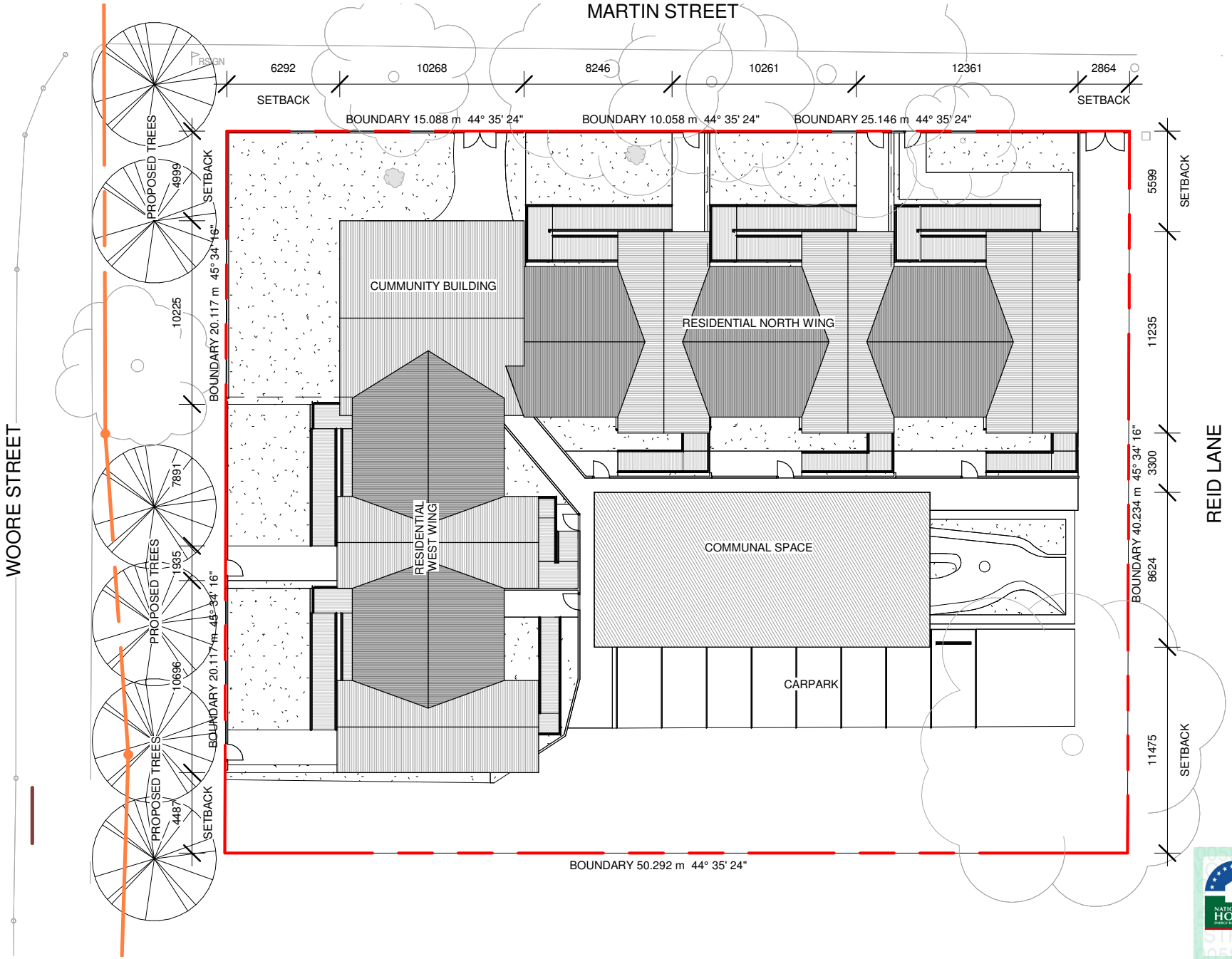

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¶

General·Manager¶

0005803500 22 Mar 2021

Assessor Shafee Hassan

Accreditation No. DMN/19/1938

Address 119-121 WOORE STREET , WILCANNIA , NSW , 2836

SCALE 1:50 0 0.5m 1m 1.5m At A3

AHO COMMUNITY HOUSING, WILCANNIA

119-121 WOORE STREET WILCANNIA NSW

A4-100 SITE PLAN

SCALE **1 : 300 @ A4**

DATE 03/02/21

KAUNITZ YEUNG ARCHITECTURE

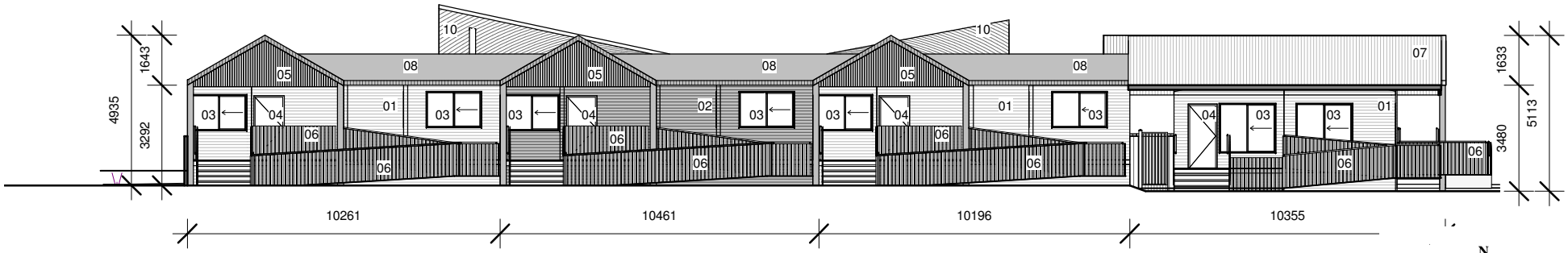
Level 1, 85 William St Darlinghurst

T +61 2 9007 2098

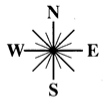
EAST ELEVATION

MATERIAL LEGEND

01	WEATHER BOARD - LIGHT TONE
02	AXON FIBRE CEMENT CLADDING
03	POWDER COATED ALUMINUM GLAZING- MONUMENT
04	PAINTED DOOR
05	INNOWOOD TIMBER CLADDING
06	TIMBER FINISH BALUSTRADE
07	COLORBOND ROOF SHALE GRAY
08	COLORBOND ROOF MONUMENT
09	TIMBER LAPPED FENCE
10	TIMBER SLAT ROOF



NORTH ELEVATION



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SCALE 1:50 0 0.5m 1m 1.5m At A3

AHO COMMUNITY HOUSING, WILCANNIA

119-121 WOORE STREET WILCANNIA NSW

A4-101 ELEVATIONS

SCALE **1 : 200 @ A4**

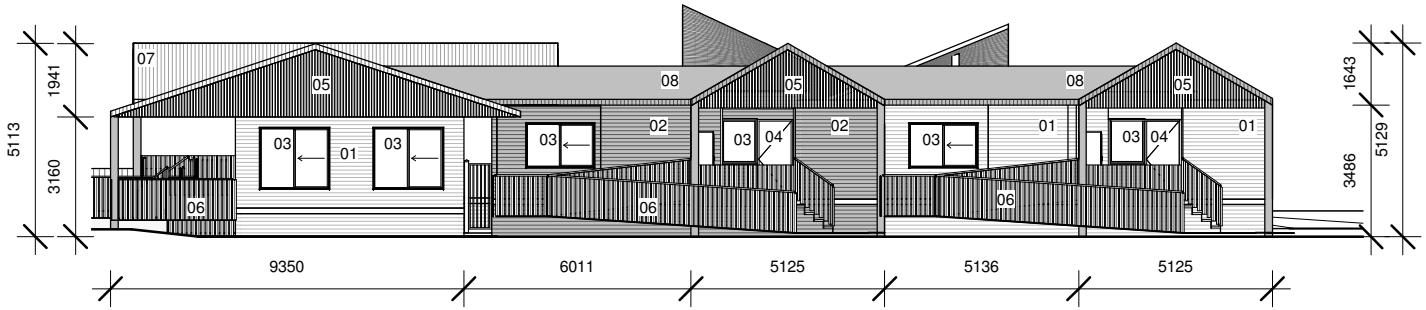
DATE 03/02/21

:HITECTURE

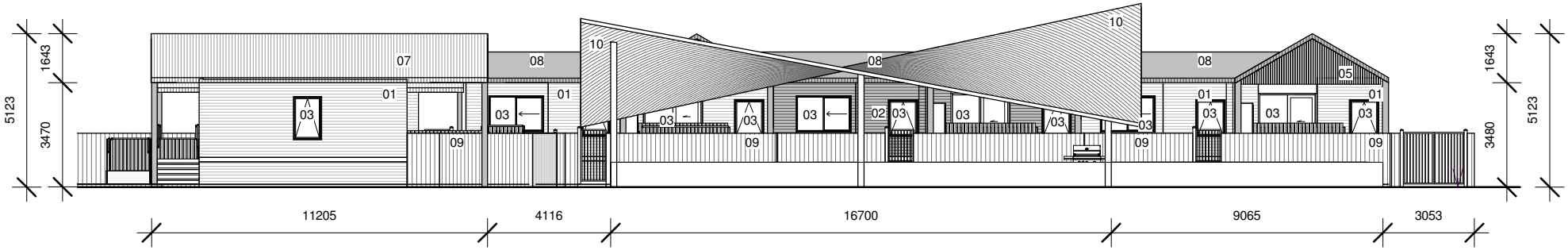
Level 1, 85 William St Darlinghurst
T +61 2 9007 2098

MATERIAL LEGEND

01	WEATHER BOARD - LIGHT TONE
02	AXON FIBRE CEMENT CLADDING
03	POWDER COATED ALUMINUM GLAZING- MONUMENT
04	PAINTED DOOR
05	INNOWOOD TIMBER CLADDING
06	TIMBER FINISH BALUSTRADE
07	COLORBOND ROOF SHALE GRAY
08	COLORBOND ROOF MONUMENT
09	TIMBER LAPPED FENCE
10	TIMBER SLAT ROOF



WEST ELEVATION



SOUTH ELEVATION

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SCALE 1:50 0 0.5m 1m 1.5m At A3

AHO COMMUNITY HOUSING, WILCANNIA

119-121 WOORE STREET WILCANNIA NSW

A4-102 ELEVATIONS

SCALE **1 : 200 @ A4**

DATE 03/02/21

KAUNI **URE**

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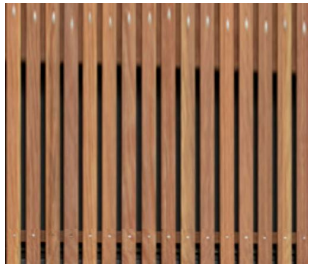
EXTERNAL FINISHES SCHEDULE:

01
WEATHER BOARD
LIGHT TONE

02
AXON FIBRE CEMENT
CLADDING

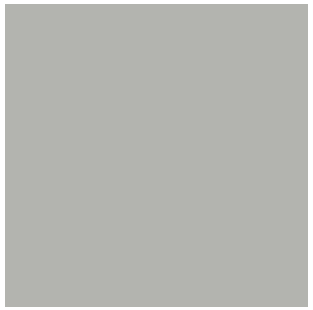
03
ALUMINIUM WINDOW AND DOOR FRAMES
COLOUR: MONUMENT

08
COLORBOND ROOF
COLOUR: MONUMENT



05
INNOWOOD TIMBER SLATS
CLADDING

10
INNOWOOD TIMBER SLATS
ROOF



07
COLORBOND ROOF
COLOUR: SHALE GRAY

MATERIAL LEGEND

01	WEATHER BOARD - LIGHT TONE
02	AXON FIBRE CEMENT CLADDING
03	POWDER COATED ALUMINUM GLAZING- MONUMENT
04	PAINTED DOOR
05	INNOWOOD TIMBER CLADDING
06	TIMBER FINISH BALUSTRADE
07	COLORBOND ROOF SHALE GRAY
08	COLORBOND ROOF MONUMENT
09	TIMBER LAPPED FENCE
10	TIMBER SLAT ROOF

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SCALE 1:50 0 0.5m 1m 1.5m At A3

AHO COMMUNITY HOUSING, WILCANNIA

119-121 WOORE STREET WILCANNIA NSW

A4-103 SCHEDULE OF COLOURS AND MATERIALS

SCALE
1 : 25 @ A4

DATE
03/02/21

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Level 1, 85 William St Darlinghurst
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DEVELOPMENT APPROVAL
AHO COMMUNITY HOUSING
119-121 WOORE STREET, WILCANNIA NSW

SHEET LIST		
SHEET NO.	SHEET NAME	Current Revision
DA-000	COVER PAGE	A
DA-100	SITE ANALYSIS / EX. CONDITION	A
DA-101	SITE DEMOLITION PLAN	A
DA-102	PROPOSED SITE PLAN	A
DA-200	PROPOSED GROUND FLOOR PLAN	A
DA-201	ROOF PLAN	A
DA-202	LANDSCAPE PLAN	A
DA-203	STORM WATER DETENTION	A
DA-400	PORPOSED SITE ELEVATION	A
DA-450	PROPOSED SITE SECTION	A
DA-600	CURRENT INTERNAL LAYOUT	A
DA-601	PROPOSED INTERNAL LAYOUT	A
DA-602	PROPOSED COMMUNAL PLAN	A

NATIONWIDE HOUSE ENERGY RATING SCHEME

0005803500 22 Mar 2021

Assessor: Shafee Hassan

Accreditation No.: DMN/19/1938

Address: 119-121 WOORE STREET , WILCANNIA , NSW , 2836

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LOCATION PLAN

Figure 1: Martin Street Elevation

Figure 2: View from Martin Street along Eastern Boundary (Reid Lane)

Figure 3: View along Woore Street

PRELIMINARY

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DATE	REV	ISSUE	CHECKED BY:
03.04.2021	A	DRAFT DA	DK

PROJECT : AHO COMMUNITY HOUSING, WILCANNIA
119-121 WOORE STREET WILCANNIA NSW

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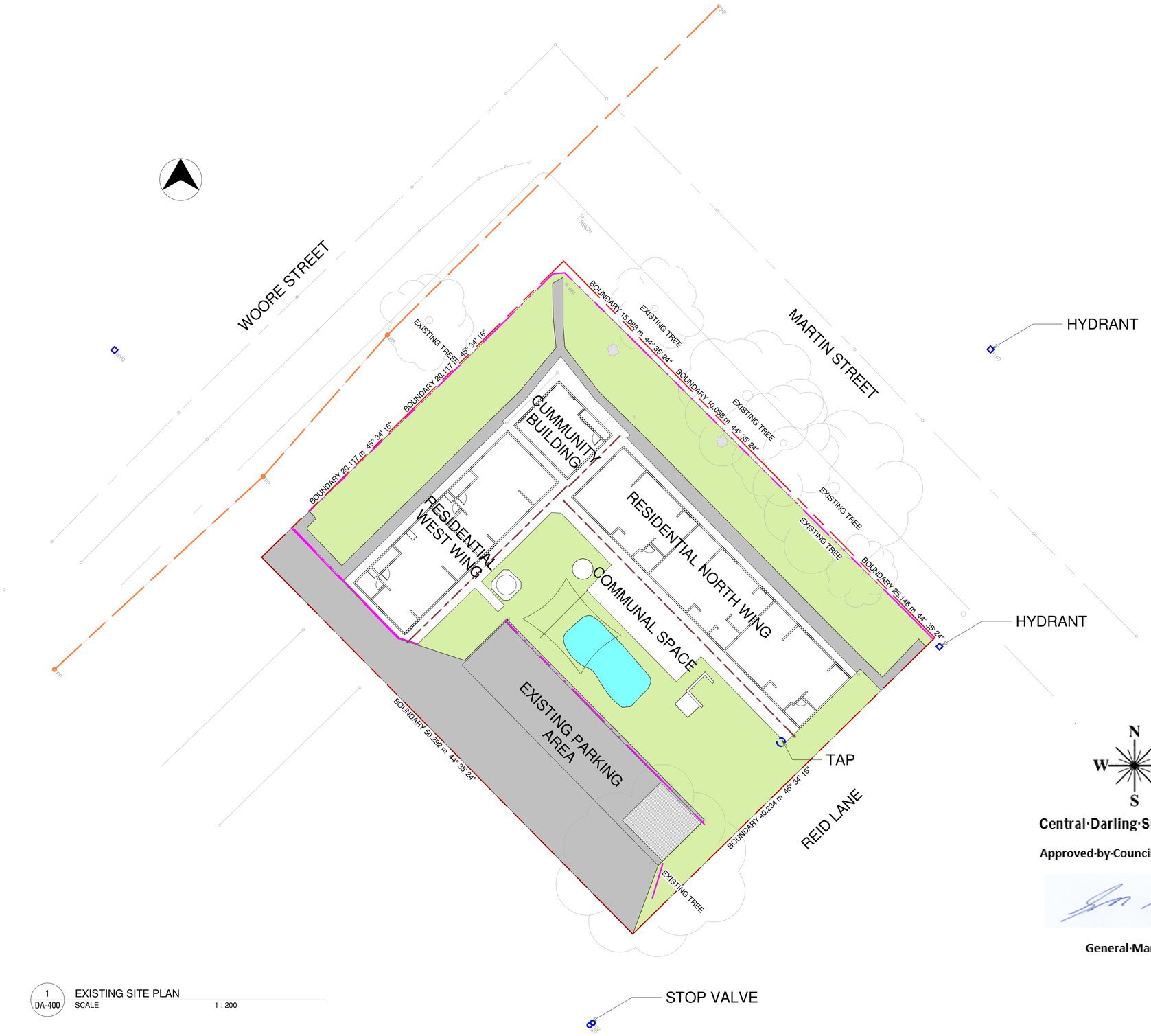
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-000	A	COVER PAGE	CONCEPT	@A1	04/03/2021 12:54:09 pm



LEGEND

- PROPERTY LINE
- ELECTRICITY
- EXISTING FENCE TO BE DEMOLISHED
- SEWER
- TELECOM
- WATER
- EX. TREES
- WM — WATER METER
- S — SEWER
- TELECOM PIT
- P●P — POWER POLE

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1 / DA-400 EXISTING SITE PLAN

SCALE 1 : 200

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0m 4m 8m 12m 16m 20m

VISUAL SCALE 1:200 @ A1 / 1:400 @ A3

DATE	REV	ISSUE	CHECKED BY:
03.04.2021	A	DRAFT DA	DK

PROJECT :

AHO COMMUNITY HOUSING, WILCANNIA
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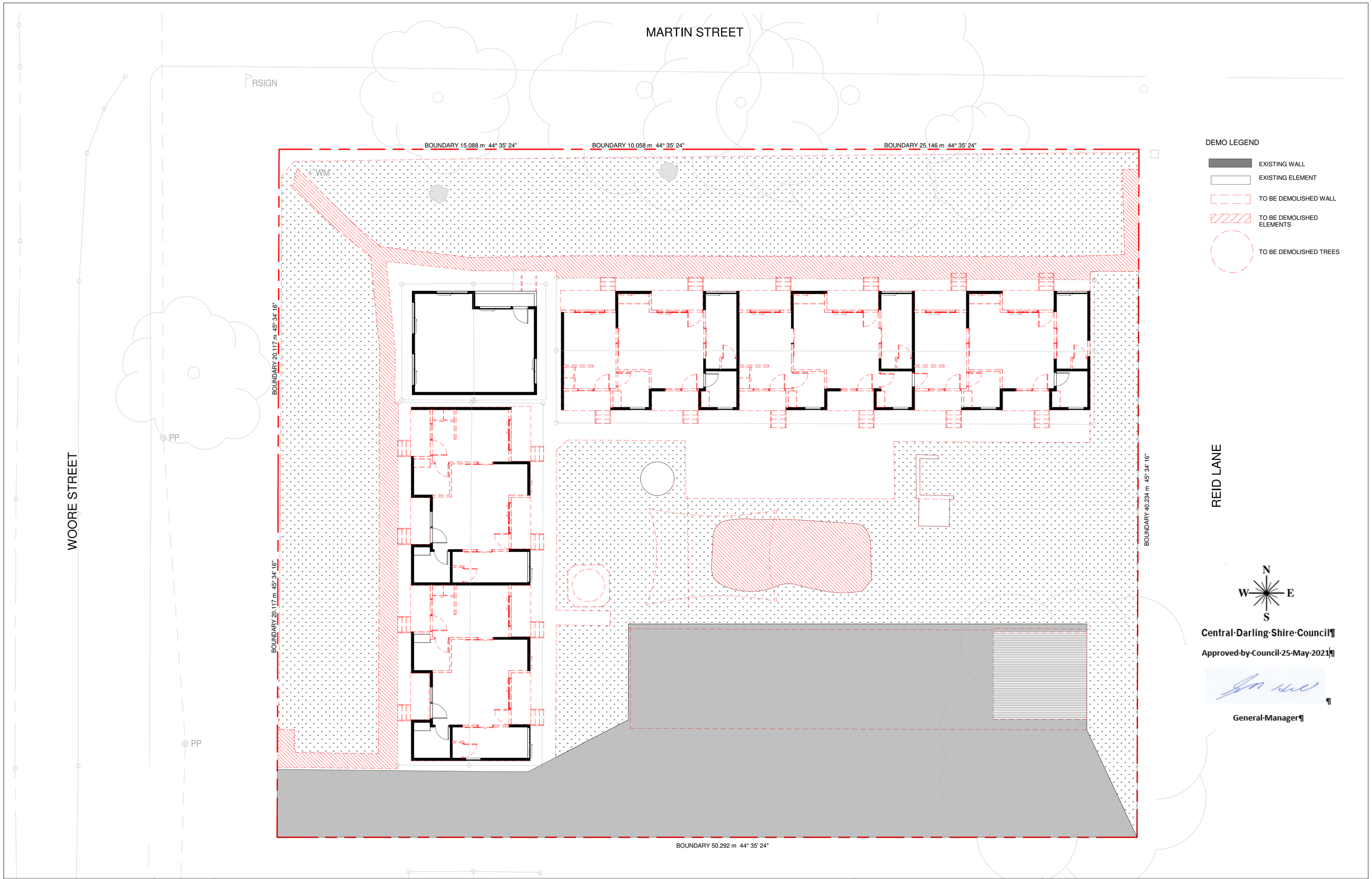
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-100	A	SITE ANALYSIS / EX. CONDITION	CONCEPT	1 : 200@A1	04/03/2021 12:50:38 pm



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0m 2m 4m 6m 8m 10m

VISUAL SCALE 1:100 @ A1 / 1:200 @ A3

DATE	REV	ISSUE	CHECKED BY:
03.04.2021	A	DRAFT DA	DK

PROJECT :

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119-121 WOORE STREET WILCANNIA NSW

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SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-101	A	SITE DEMOLITION PLAN	CONCEPT	1 : 100@A1	04/03/2021 12:50:41 pm

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LEGEND

- PROPERTY LINE
- ELECTRICITY
- EXISTING FENCE TO BE DEMOLISHED
- SEWER
- TELECOM
- WATER
- EX. TREES
- WM — WATER METER
- S — SEWER
- TELECOM PIT
- P●P — POWER POLE

Assessor Certificate

Issued in accordance with
BASIX Thermal Comfort Simulation Method.

Assessor No # DMN/19/1938 Projects: WILCANNIA

Thermal performance specifications

Following specification must apply to all instances of that element for the whole project. If different construction elements are applied then the Assessor Certificate is no longer valid.

Certificate No: 0005803500		**119-121 WOORE STREET**	
		Unit-4 & Unit5	**Unit-1 to Unit3**
External walls Construction			
Weatherboard/Timber cavity panel		R2.5	R2.0
Internal walls Construction			
Plasterboard on studs		Nil	Nil
Party Wall system (Common Wall)		R2.0	R2.0
Roof Construction			
Metal Roof (Raked)		Foil+Bulk(R2.8 Anticon)	Foil+Bulk(R2.8 Anticon)
Colour		Medium	Medium
Ceilings Construction			
Plaster board		Nil	Nil
Floors Construction	**Covering**		
Timber(Enclosed sub floor)	Default	R1.0	R1.5

Windows

All window and glazed door to be selected as per AFRC. Deviation is accepted ±5%. : This tolerance ONLY applies to SHGC, the U-value can always be lower but not higher than the values stated.

Area(M^2)	Frame	Ext. cover	U Val	SHGC	Glazing
All Glazing	Alum/Sliding(Gp-B)	As drawn	6.7	0.70	Single Clear Standard
	Alum/Awning(Gp-A)	As drawn	6.7	0.70	Single Clear Standard

Skylights

Area (M^2)	Type	Glazing
Nil	Nil	Nil

Fixed shading (eaves, pergolas, verandas , awnings)

All shade elements modelled as drawn	
Weather seals to windows and doors	Be provided
All down lights be sealed	Yes

NATIONWIDE HOUSE ENERGY RATING SCHEME

0005803500 22 Mar 2021

Assessor Shafee Hassan

Accreditation No. DMN/19/1938

Address 119-121 WOORE STREET , WILCANNIA , NSW , 2836

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0m 4m 8m 12m 16m 20m

VISUAL SCALE 1:200 @ A1 / 1:400 @ A3

DATE	REV	ISSUE	CHECKED BY:
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PROJECT :

AHO COMMUNITY HOUSING, WILCANNIA
119-121 WOORE STREET WILCANNIA NSW

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Level 1, 85 William St. Darlinghurst 2010
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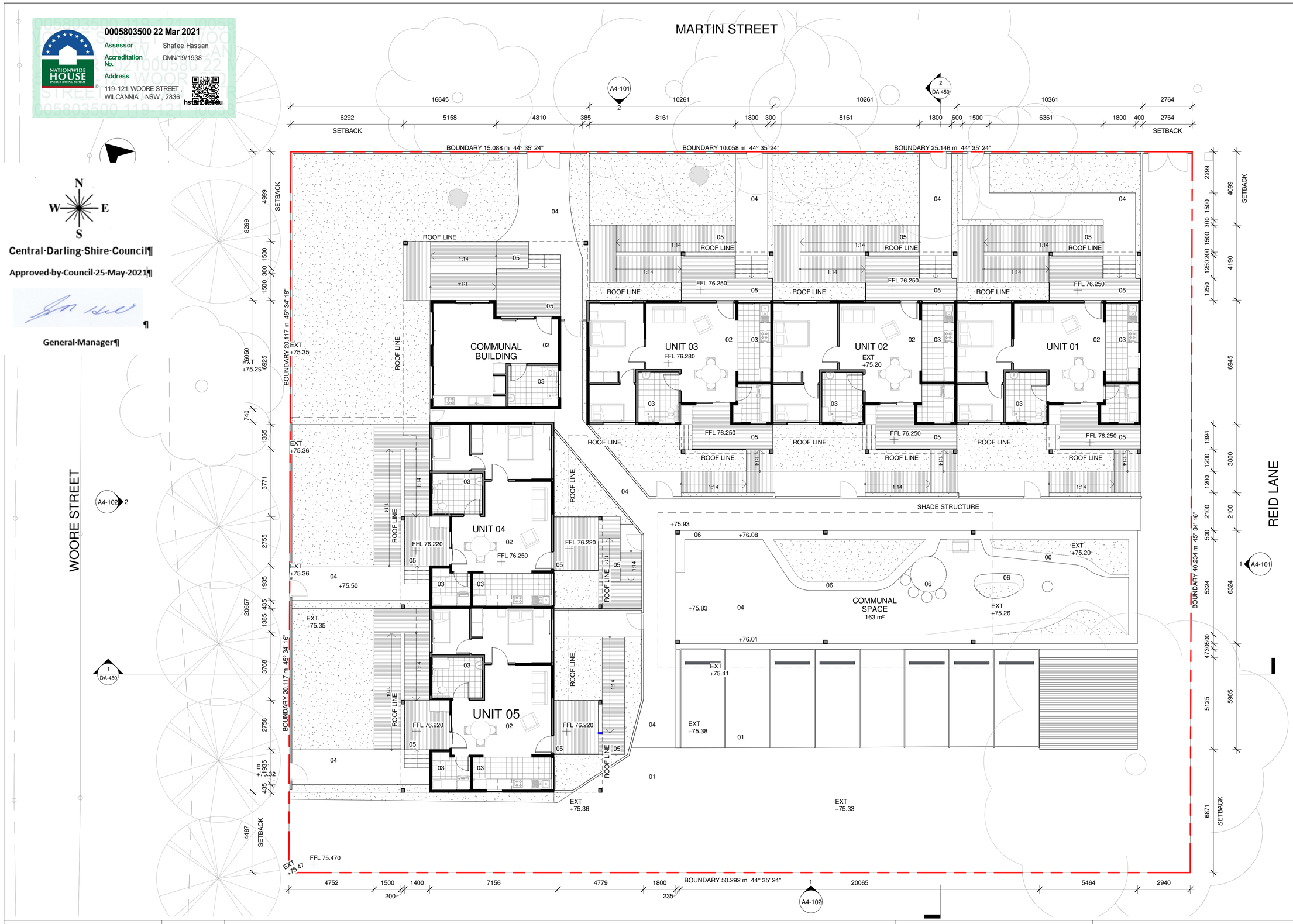
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-102	A	PROPOSED SITE PLAN	CONCEPT	1 : 200@A1	04/03/2021 12:50:44 pm

0005803500 22 Mar 2021
Assessor Shafee Hassan
Accreditation No. DMN/19/1938
Address 119-121 WOORE STREET, WILCANNIA, NSW, 2836

Central Darling Shire Council
Approved by Council 25 May 2021
General Manager



LEGEND

EXISTING STRUCTURE/ELEMENT
NEW STRUCTURE/ELEMENT

LEGEND

01 CONCRETE
02 VINYL - EXPONA PLANK NATURAL OAK
03 300X300mm PORCELAIN TILE
04 EXTERNAL PAVING
05 TIMBER DECKING
06 TIMBER SEATING

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0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A1 / 1:200 @ A3

DATE	REV	ISSUE	CHECKED BY:
03.04.2021	A	DRAFT DA	DK

PROJECT :
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119-121 WOORE STREET WILCANNIA NSW

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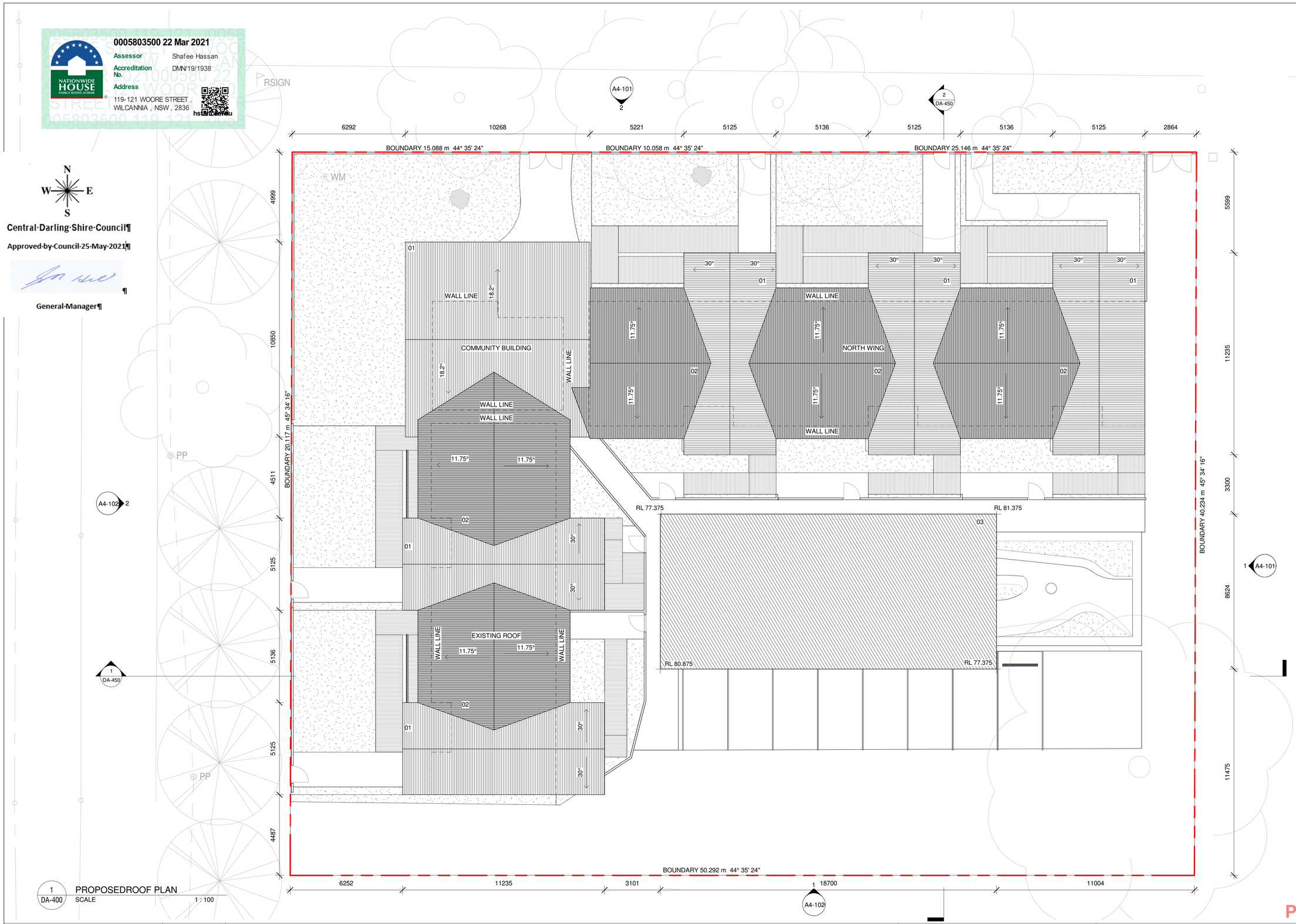
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-200	A	PROPOSED GROUND FLOOR PLAN	CONCEPT	1 : 100@A1	04/03/2021 12:50:47 pm

0005803500 22 Mar 2021

Assessor: Shafee Hassan
Accreditation No.: DMN/19/1938
Address: 119-121 WOORE STREET , WILCANNIA , NSW , 2836

LEGEND

01	COLORBOND SHALE GRAY ROOF
02	COLORBOND MONUMENT ROOF
03	INNOWOOD TIMBER ROOF



1 DA-400 PROPOSEDROOF PLAN
SCALE 1 : 100

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0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A1 / 1:200 @ A3

DATE	REV	ISSUE	CHECKED BY:
03.04.2021	A	DRAFT DA	DK

PROJECT :
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119-121 WOORE STREET WILCANNIA NSW

KAUNITZ YEUNG ARCHITECTURE
Level 1, 85 William St. Darlinghurst 2010
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SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-201	A	ROOF PLAN	CONCEPT	1 : 100@A1	04/03/2021 12:57:11 pm

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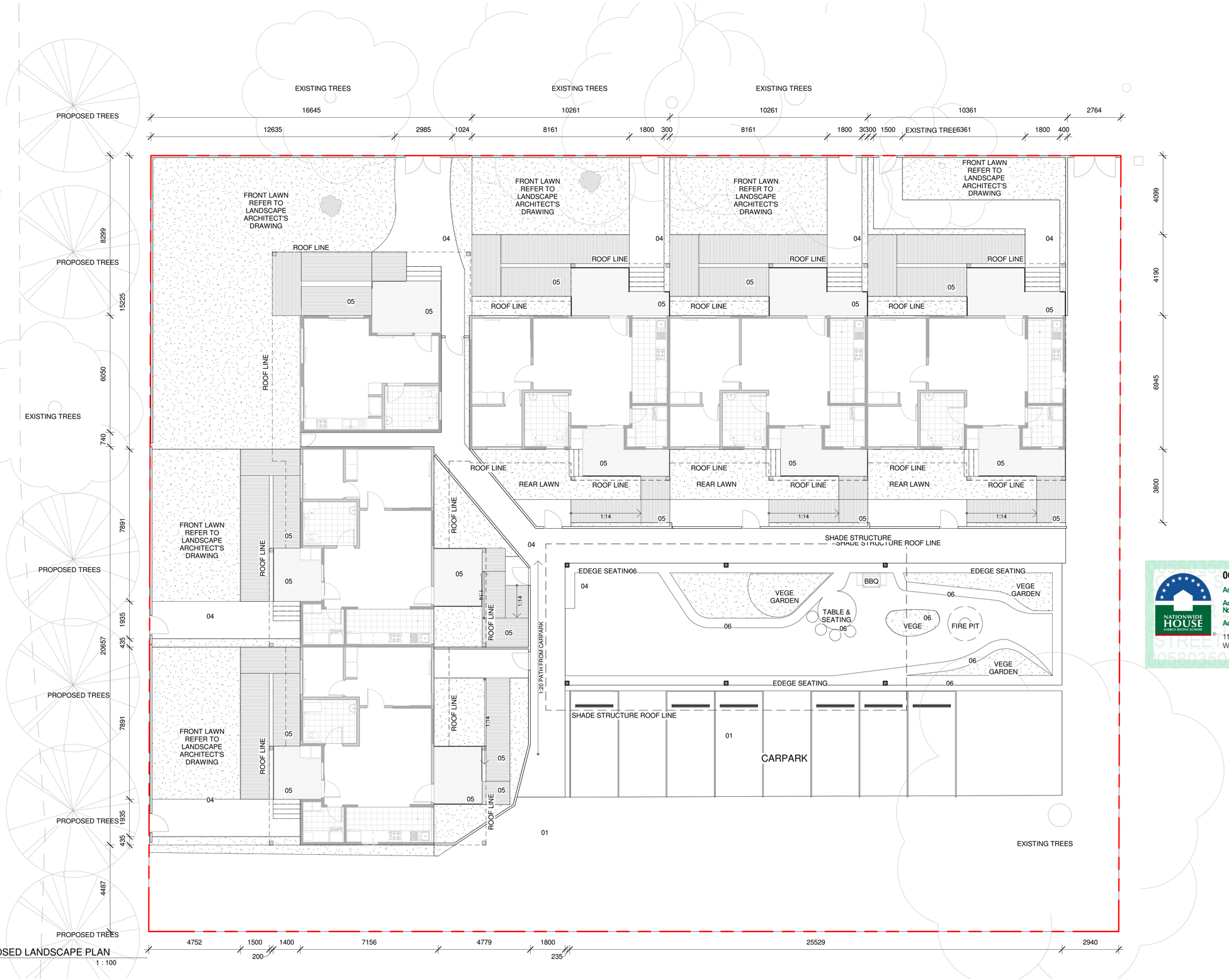

1 DA-400 PROPOSED LANDSCAPE PLAN

SCALE 1 : 100

LEGEND

01	CONCRETE
02	VINYL - EXPONA PLANK NATURAL OAK
03	300X300mm PORCELAIN TILE
04	EXTERNAL PAVING
05	TIMBER DECKING
06	TIMBER SEATING

NATIONWIDE HOUSE ENERGY RATING SCHEME

0005803500 22 Mar 2021

Assessor: Shafee Hassan

Accreditation No.: DMN/19/1938

Address: 119-121 WOORE STREET , WILCANNIA , NSW , 2836

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0m 2m 4m 6m 8m 10m

VISUAL SCALE 1:100 @ A1 / 1:200 @ A3

DATE	REV	ISSUE	CHECKED BY:
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PROJECT :

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SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-202	A	LANDSCAPE PLAN	CONCEPT	1 : 100@A1	04/03/2021 12:50:51 pm

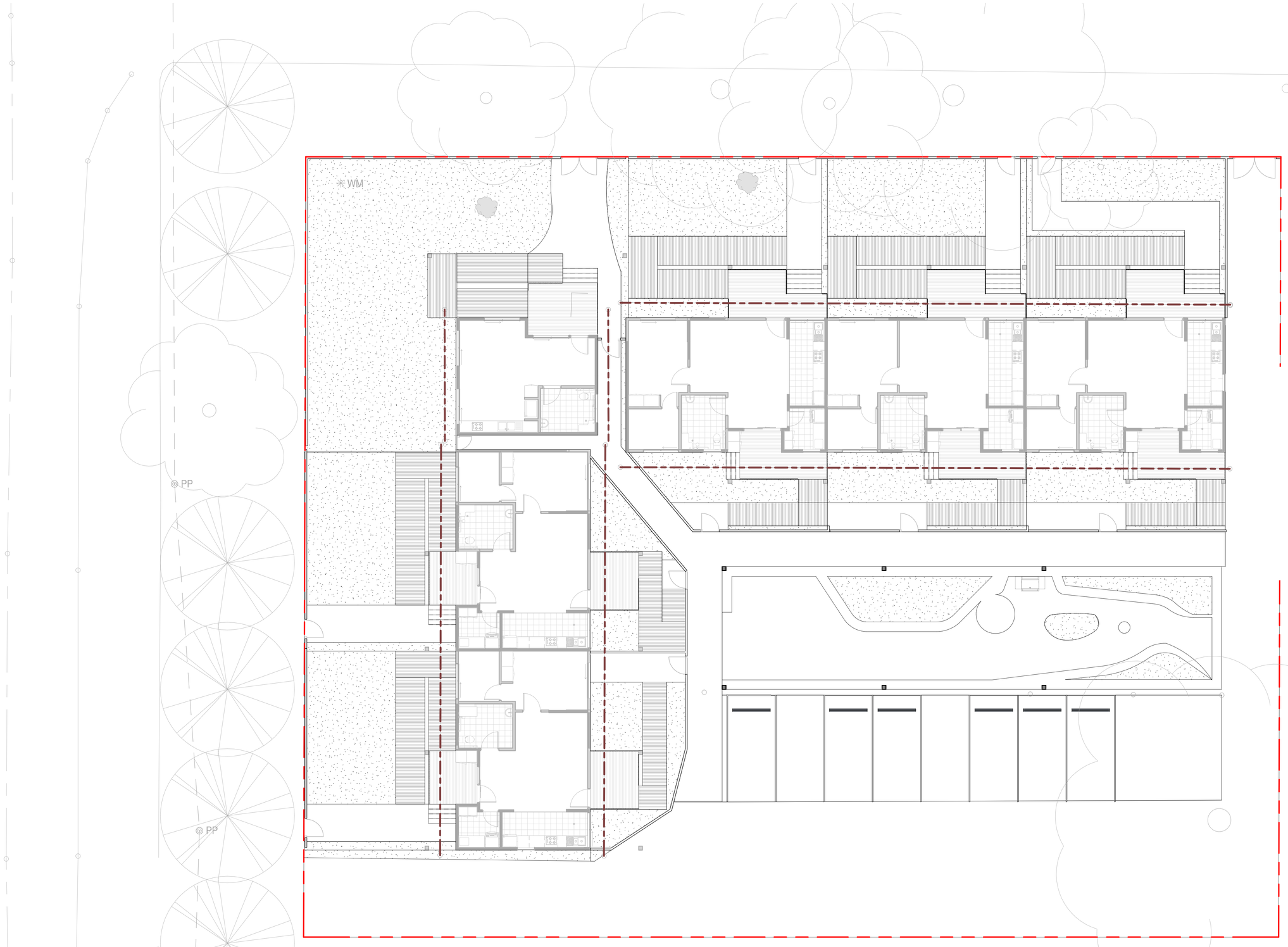
LEGEND

SEWER

WATER

WM WATER METER

S SEWER



0005803500 22 Mar 2021

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Accreditation No. DMN/19/1938

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1 DA-400 PROPOSED STORM WATER DETENTION

SCALE 1 : 100

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0m 2m 4m 6m 8m 10m

VISUAL SCALE 1:100 @ A1 / 1:200 @ A3

DATE	REV	ISSUE	CHECKED BY:
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PROJECT :

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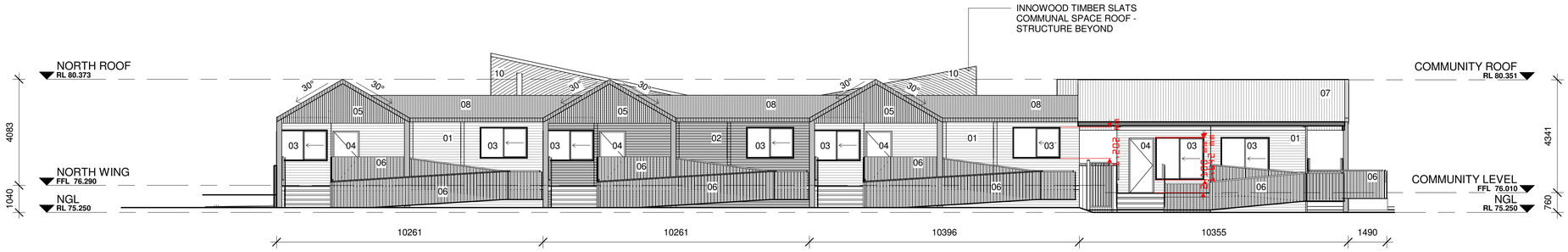
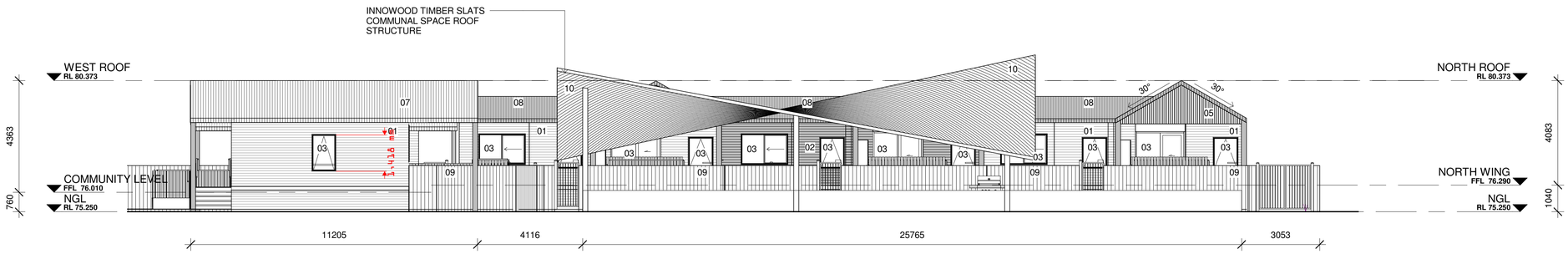
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-203	A	STORM WATER DETENTION	CONCEPT	1 : 100@A1	04/03/2021 12:50:53 pm

LEGEND

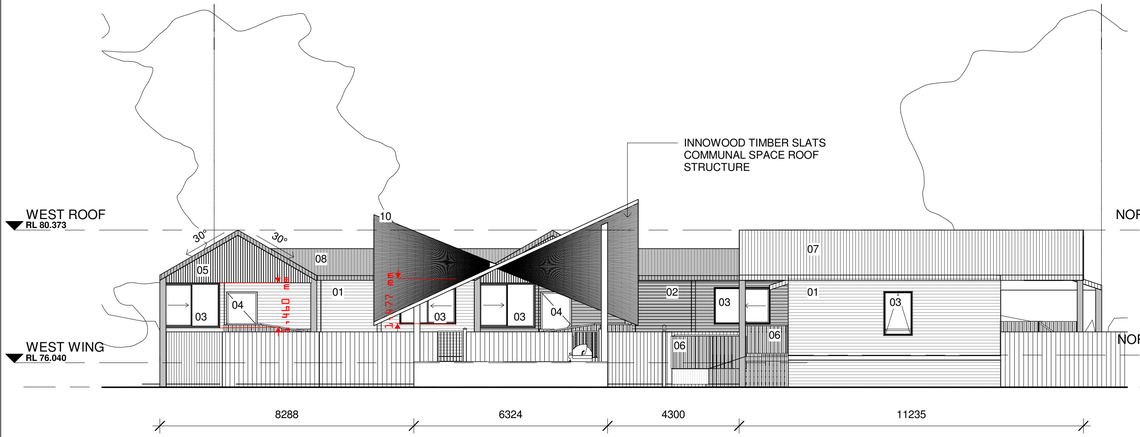
01	WEATHER BOARD - LIGHT TONE
02	AXON FIBRE CEMENT CLADDING
03	POWDER COATED ALUMINUM GLAZING- MONUMENT
04	PAINTED DOOR
05	INNOWOOD TIMBER CLADDING
06	TIMBER FINISH BALUSTRADE
07	COLORBOND ROOF SHALE GRAY
08	COLORBOND ROOF MONUMENT
09	TIMBER LAPPED FENCE
10	TIMBER SLAT ROOF



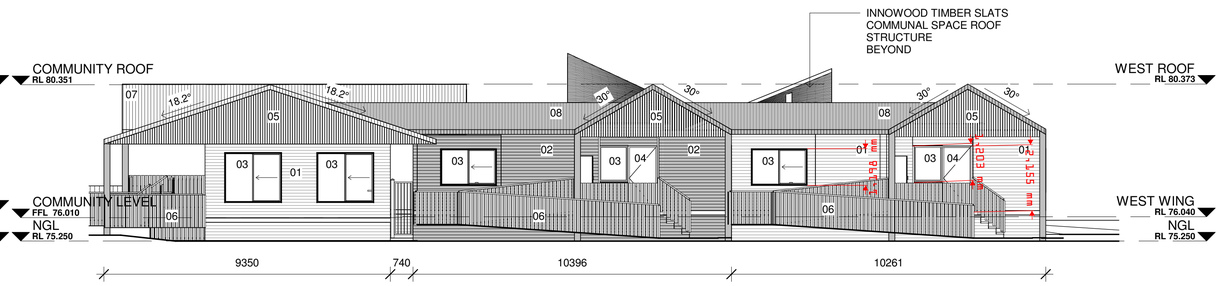
1 DA-200 NORTH ELEVATION
SCALE 1 : 100



2 DA-200 SOUTH ELEVATION
SCALE 1 : 100



3 DA-200 EAST ELEVATION
SCALE 1 : 100



4 DA-200 WEST ELEVATION
SCALE 1 : 100

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0005803500 22 Mar 2021

NATIONWIDE HOUSE ENERGY RATING SCHEME

Assessor	Shafee Hassan
Accreditation No.	DMN/19/1938
Address	119-121 WOORE STREET , WILCANNIA , NSW , 2836

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0m 2m 4m 6m 8m 10m

VISUAL SCALE 1:100 @ A1 / 1:200 @ A3

DATE	REV	ISSUE
03.04.2021	A	DRAFT DA

CHECKED BY: DK

PROJECT :

AHO COMMUNITY HOUSING, WILCANNIA
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KAUNITZ YEUNG ARCHITECTURE
Level 1, 85 William St. Darlinghurst 2010
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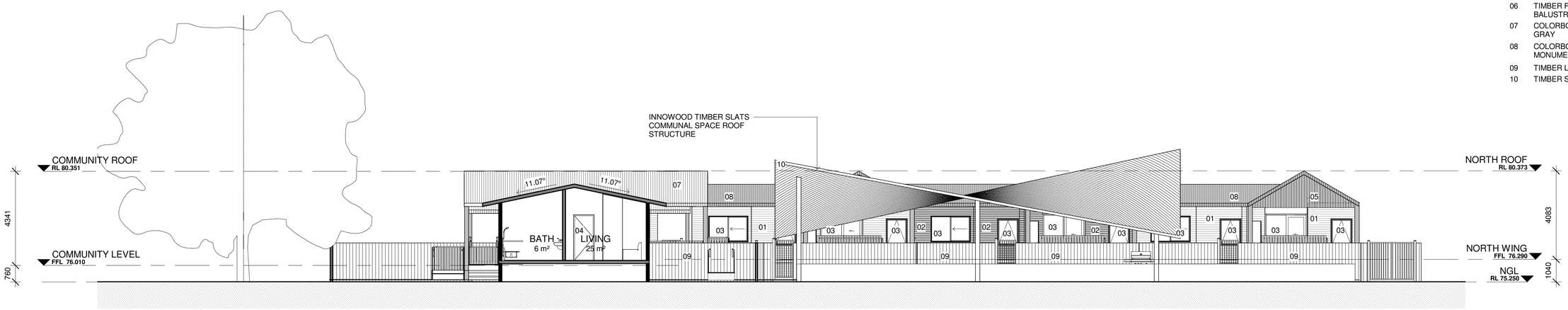
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-400	A	PORPOSED SITE ELEVATION	CONCEPT	1 : 100@A1	04/03/2021 12:50:59 pm

LEGEND

01	WEATHER BOARD - LIGHT TONE
02	AXON FIBRE CEMENT CLADDING
03	POWDER COATED ALUMINUM GLAZING- MONUMENT
04	PAINTED DOOR
05	INNOWOOD TIMBER CLADDING
06	TIMBER FINISH BALUSTRADE
07	COLORBOND ROOF SHALE GRAY
08	COLORBOND ROOF MONUMENT
09	TIMBER LAPPED FENCE
10	TIMBER SLAT ROOF



1 DA-200 SECTION 01
SCALE 1 : 100

2 DA-200 SECTION 02
SCALE 1 : 100

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VISUAL SCALE 1:100 @ A1 / 1:200 @ A3

DATE	REV	ISSUE	CHECKED BY:
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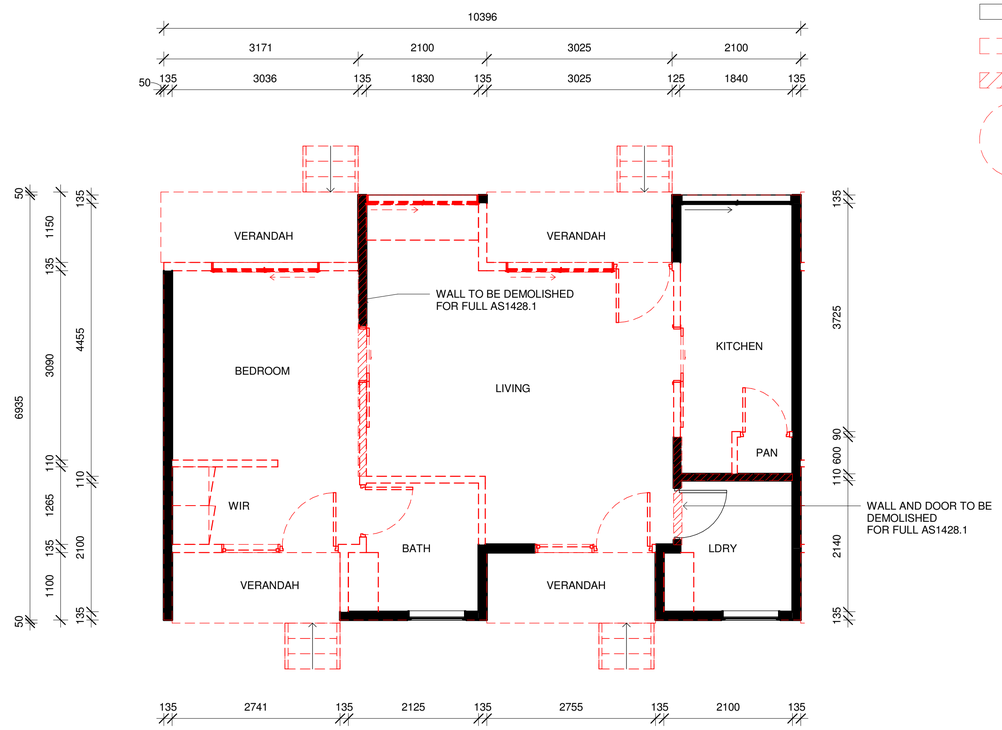
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-450	A	PROPOSED SITE SECTION	CONCEPT	1 : 100@A1	04/03/2021 12:51:02 pm

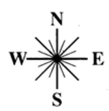
1 DA-400 TYPICAL CURRENT UNIT PLAN
SCALE 1 : 50



2 DA-400 TYPICAL DEMO UNIT PLAN
SCALE 1 : 50

DEMO LEGEND

- EXISTING WALL
- EXISTING ELEMENT
- TO BE DEMOLISHED WALL
- TO BE DEMOLISHED ELEMENTS
- TO BE DEMOLISHED TREES



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VISUAL SCALE 1:50 @ A1 / 1:100 @ A3

DATE	REV	ISSUE	CHECKED BY:
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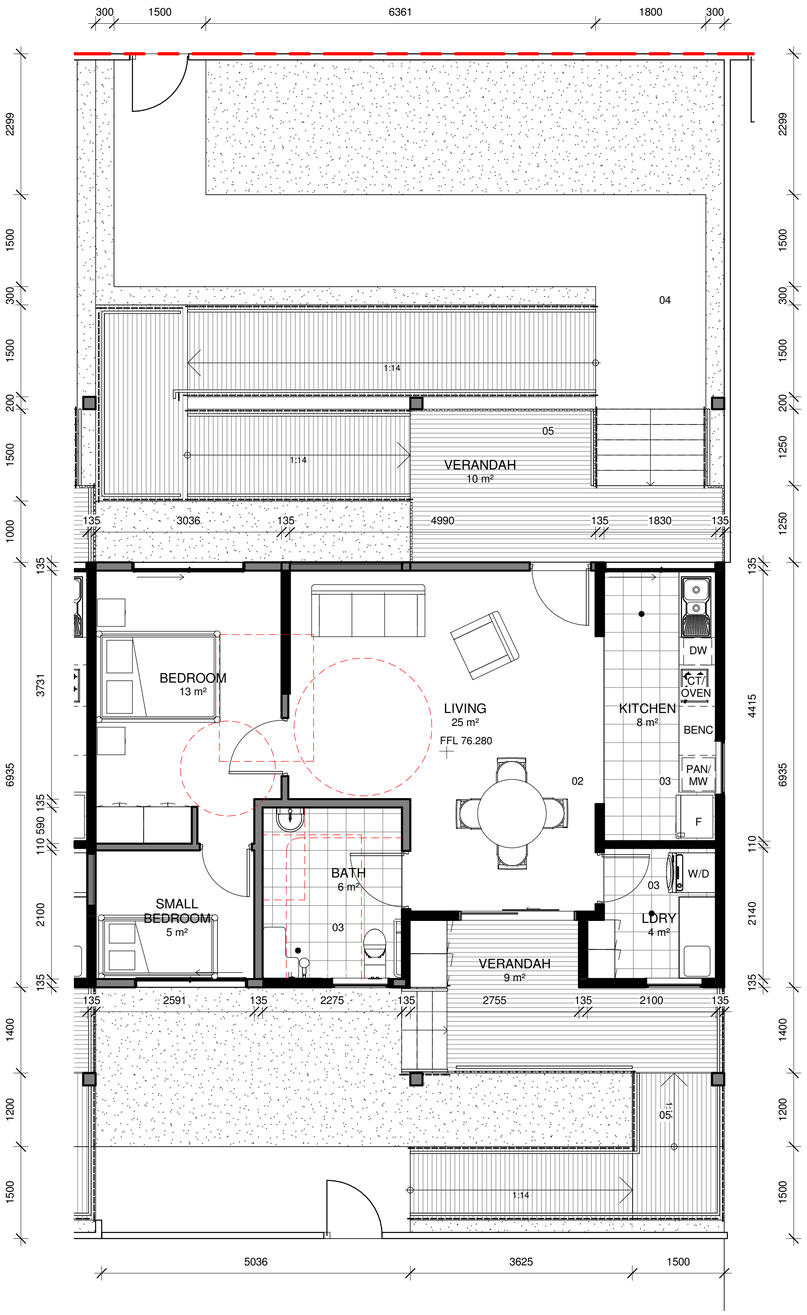
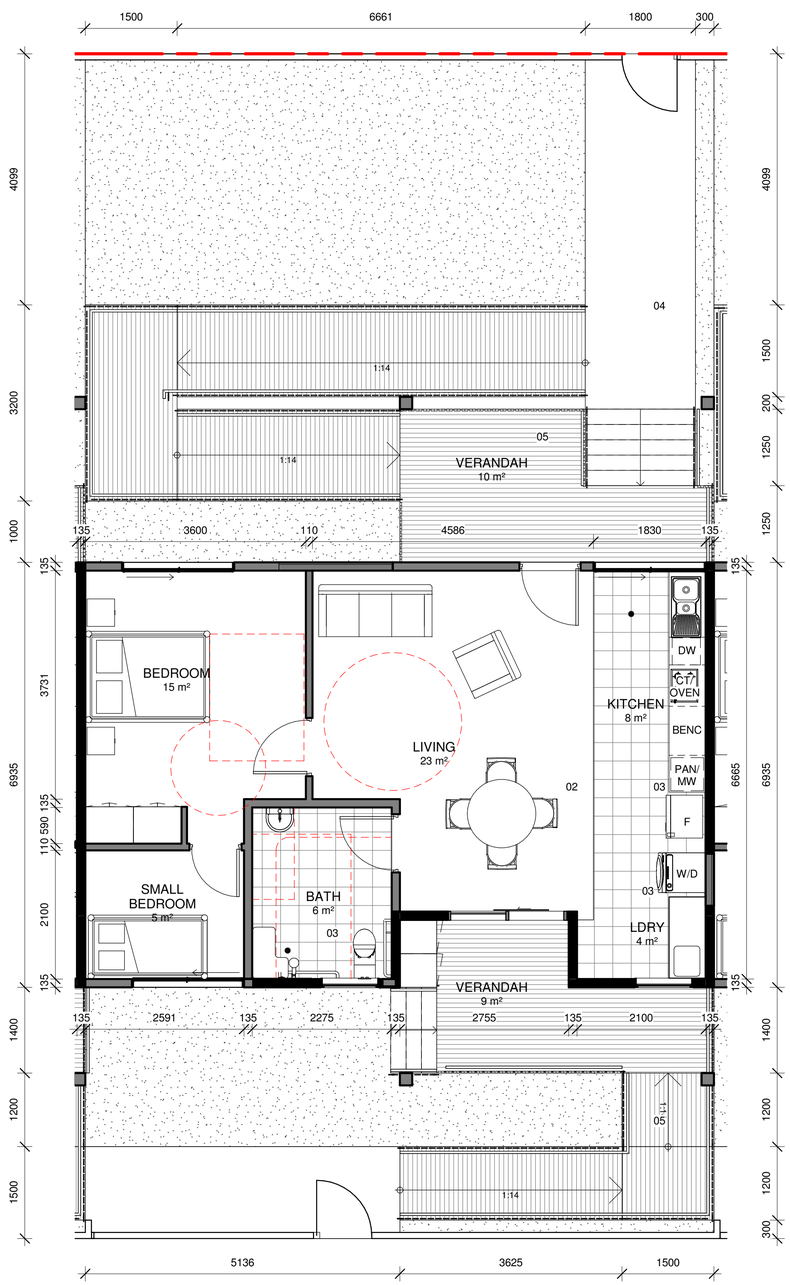
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-600	A	CURRENT INTERNAL LAYOUT	CONCEPT	1 : 50@A1	04/03/2021 12:51:03 pm



1 DA-400 TYPICAL PROPOSED UNIT PLAN (ADAPTABLE)
SCALE 1 : 50



2 DA-400 TYPICAL PROPOSED UNIT PLAN (AS1428.1)
SCALE 1 : 50

LEGEND

EXISTING STRUCTURE/ELEMENT

NEW STRUCTURE/ELEMENT

LEGEND

01	CONCRETE
02	VINYL - EXPONA PLANK NATURAL OAK
03	300X300mm PORCELAIN TILE
04	EXTERNAL PAVING
05	TIMBER DECKING
06	TIMBER SEATING

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VISUAL SCALE 1:50 @ A1 / 1:100 @ A3

DATE	REV	ISSUE	CHECKED BY:
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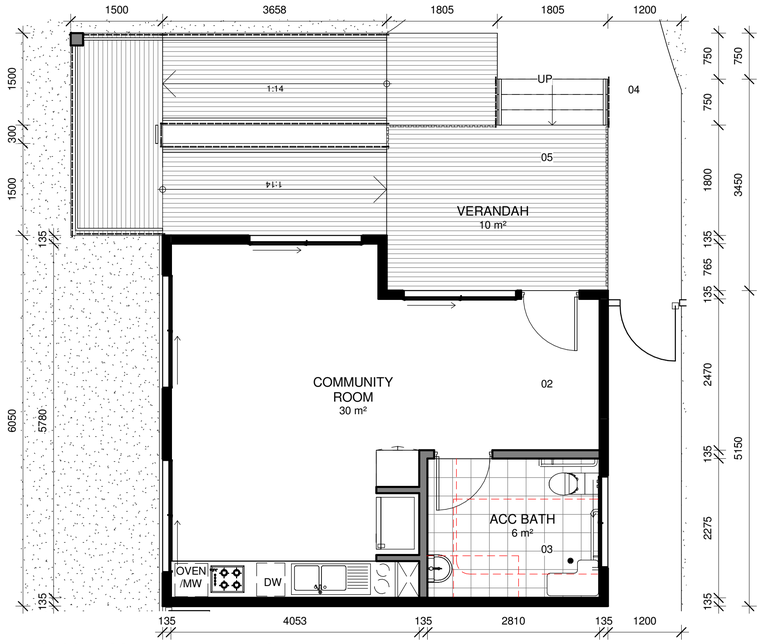
SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-601	A	PROPOSED INTERNAL LAYOUT	CONCEPT	1 : 50@A1	04/03/2021 12:51:06 pm



1 DA-400 PROPOSED COMMUNITY BUILDING INTERNAL PLAN

SCALE 1 : 50

LEGEND

01 CONCRETE
02 VINYL - EXPONA PLANK NATURAL OAK
03 300X300mm PORCELAIN TILE
04 EXTERNAL PAVING
05 TIMBER DECKING
06 TIMBER SEATING

NATIONWIDE HOUSE ENERGY RATING SCHEME

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Assessor Shafee Hassan

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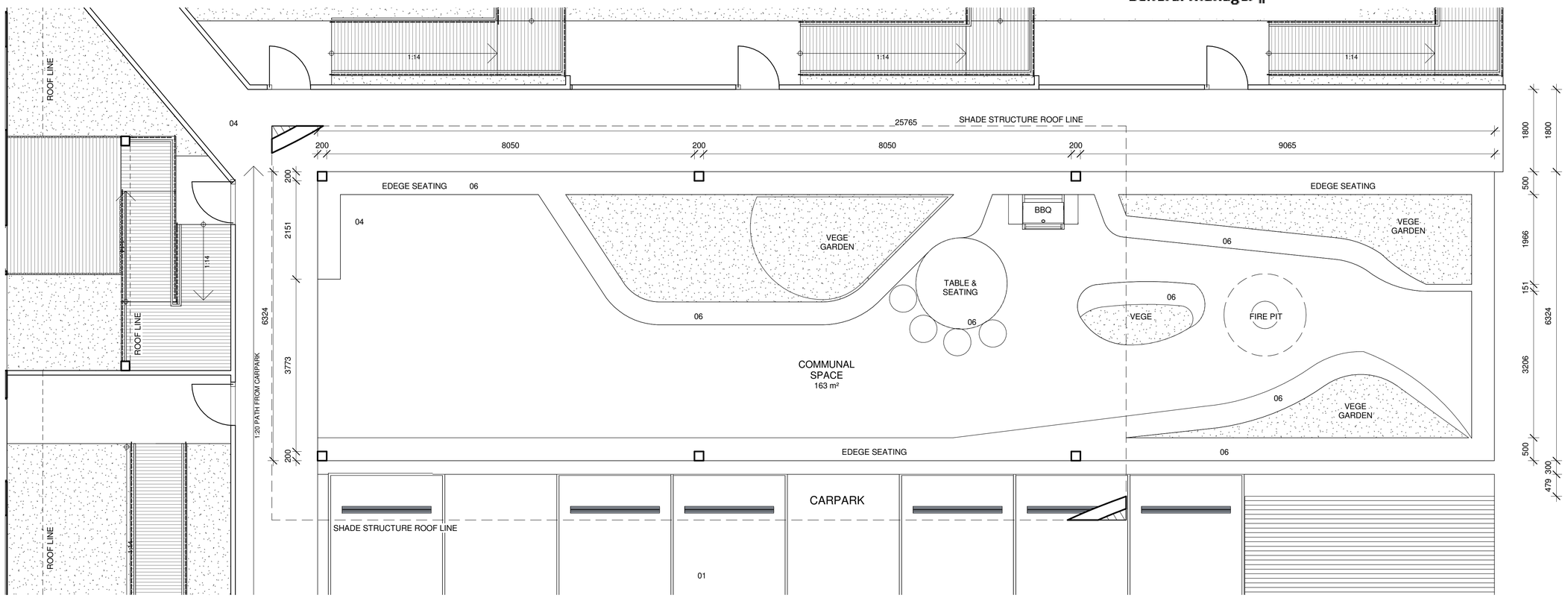

2 DA-400 PROPOSED COMMUNAL OPEN SPACE PLAN

SCALE 1 : 50

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VISUAL SCALE 1:50 @ A1 / 1:100 @ A3

DATE	REV	ISSUE	CHECKED BY:
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SHEET NO.	REV	TITLE	PHASE	SCALE:	DATE:
DA-602	A	PROPOSED COMMUNAL PLAN	CONCEPT	1 : 50@A1	04/03/2021 12:54:10 pm