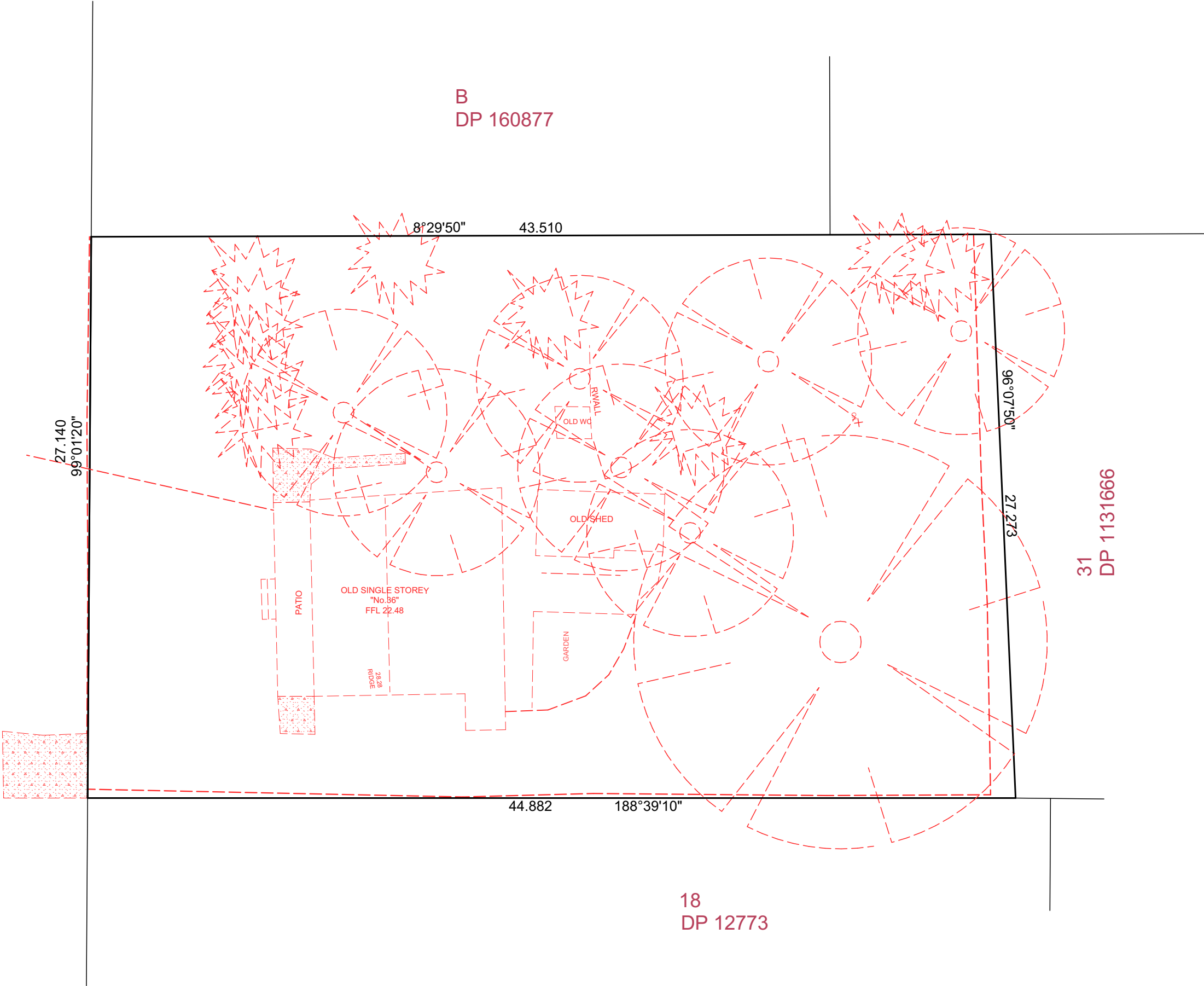


CUMBERLAND STREET



> **NOTE**

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> **DEMOLITION NOTES**

> 1. ALL DEMOLITION WORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH AS 2601-2001. WHERE POSSIBLE, ANY RECYCLABLE MATERIAL IS TO BE RECYCLED. THE REMAINDER IS TO BE DISPOSED OF AT THE APPROPRIATE WASTE DISPOSAL DEPOT. IF ASBESTOS IS PRESENT, IT MUST BE REMOVED AND DISPOSED OF BY A LICENSED CONTRACTOR IN ACCORDANCE WITH WORKCOVER AUTHORITY GUIDELINES.

> 2. THE SEWER MAIN CONNECTION MUST BE CAPPED AT THE SEWER MAIN JUNCTION BY A LICENSED PLUMBER AS SPECIFIED BY HUNTER WATER CORPORATION. THE WATER MAIN MUST BE CAPPED AT THE JUNCTION OF THE WATER MAIN AND THE INCOMING SUPPLY BY A LICENSED PLUMBER AS SPECIFIED BY HUNTER WATER CORPORATION.

> 3. A PERMANENT DISCONNECTION REQUEST MUST BE LODGED WITH THE ELECTRICAL SUPPLY AUTHORITY FOR THE DISCONNECTION OF THE ELECTRICITY MAINS.

> 4. THE GAS SUPPLY WILL BE DISCONNECTED BY THE GAS SUPPLY AUTHORITY AFTER LODGEMENT OF A WRITTEN REQUEST.

> NO SUBTERRANEAN INVESTIGATIONS HAVE BEEN UNDERTAKEN. IT IS THE CONTRACTORS RESPONSIBILITY TO CONTACT DIAL BEFORE YOU DIG ON PHONE No. 1100 or www.1100.com.au PRIOR TO ANY EXCAVATION OR EARTHWORKS



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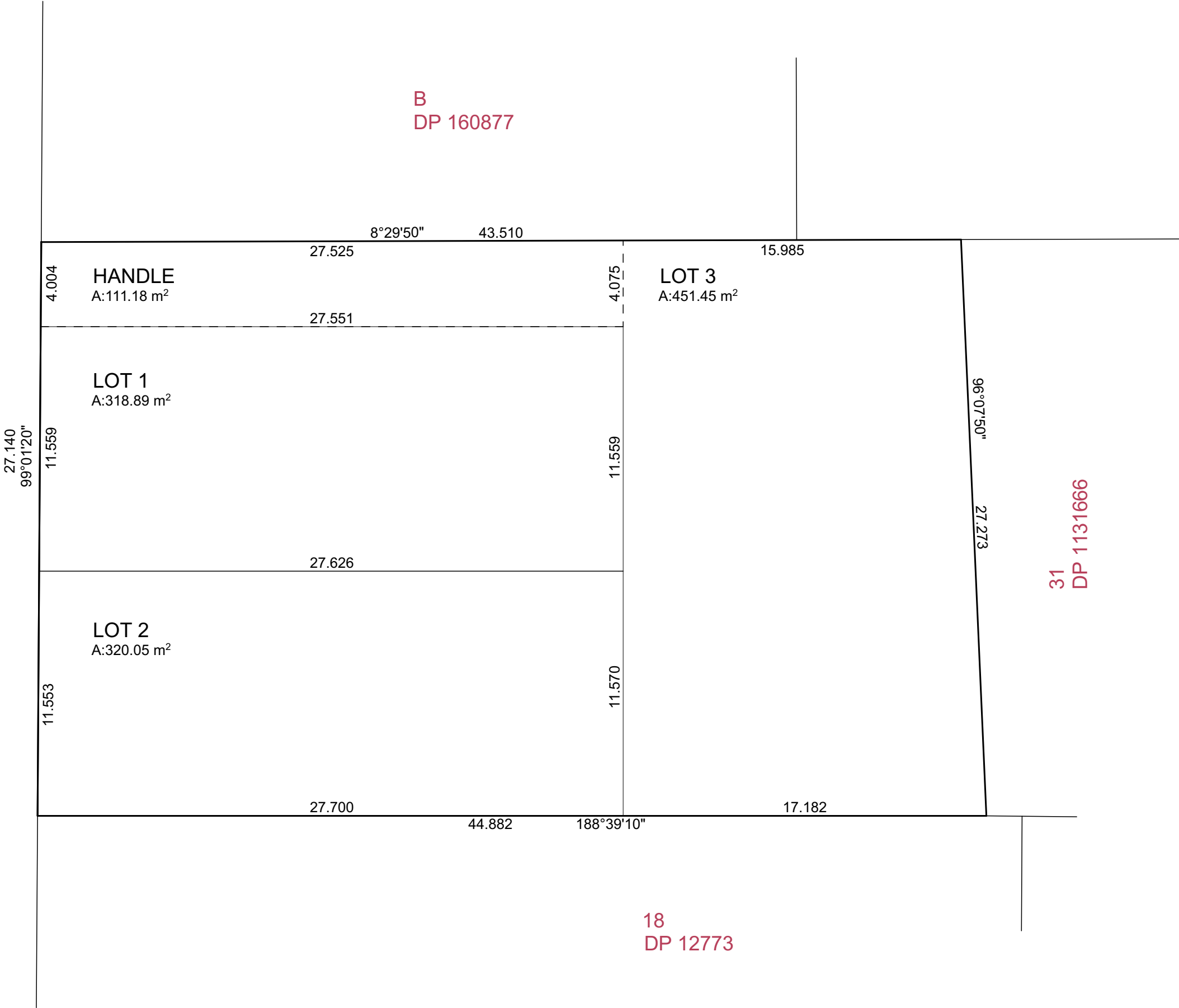
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> PROPERTY PROFITS		
> Development		
> MULTI DWELLING HOUSING		
> 36 CUMBERLAND STREET, EAST MAITLAND		
> LOT 1, DP 500931		

> DEVELOPMENT APPLICATION

> Designer		> Drafter
> JB DP		> DP
> Job No.	> Revision No.	> Drawing No.
> 5264	> DA1	> 1.3

> DO NOT SCALE. IF IN DOUBT, ASK

CUMBERLAND STREET



B
DP 160877

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DP 1131666

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DP 12773

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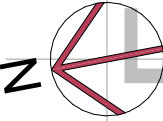
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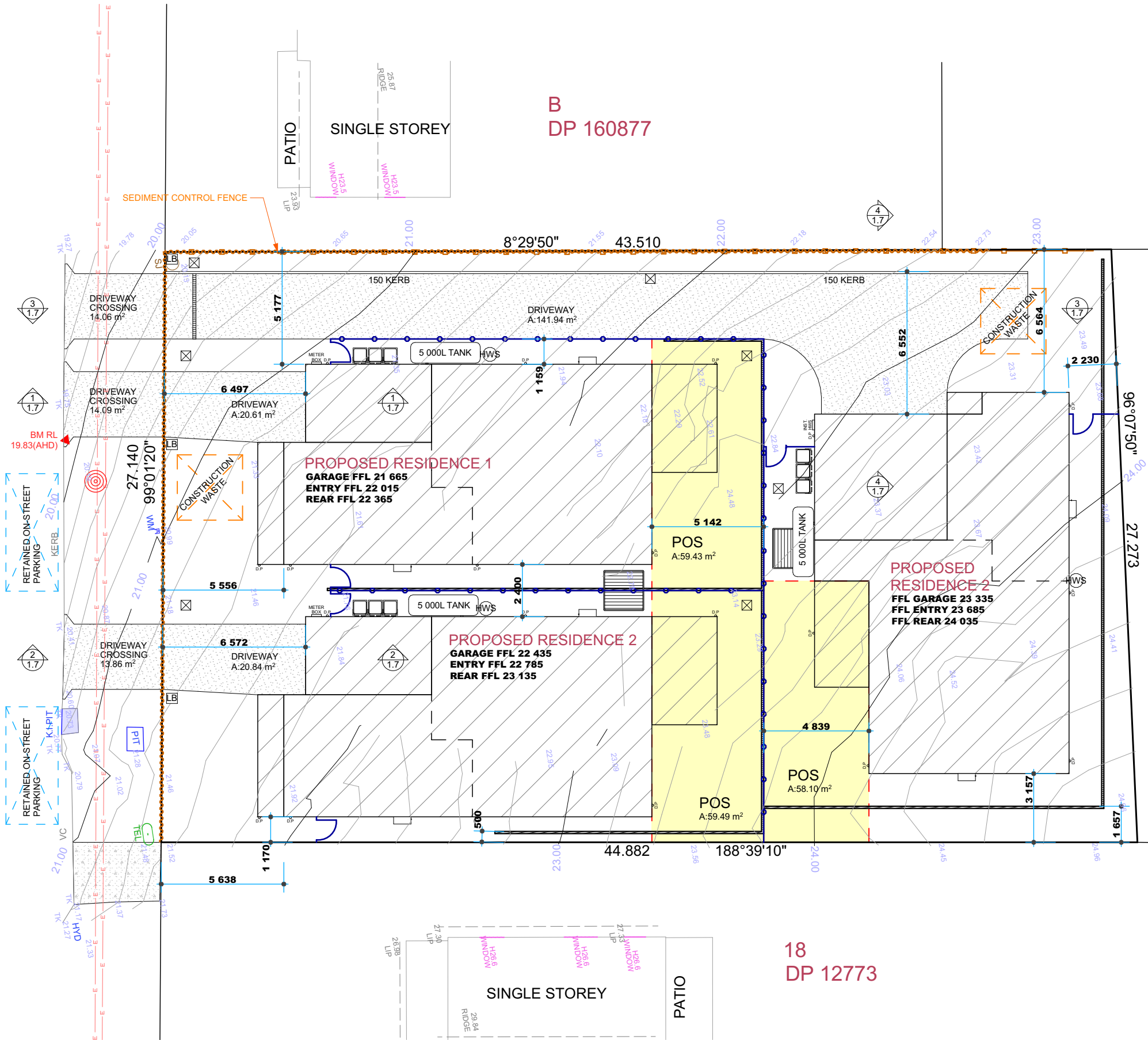
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> Development
> MULTI DWELLING HOUSING
> 36 CUMBERLAND STREET, EAST MAITLAND
> LOT 1, DP 500931

> DEVELOPMENT APPLICATION

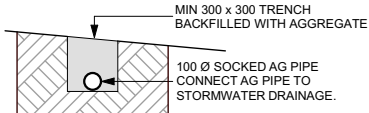
> Designer	> Drafter
> JB DP	> DP
> Job No.	> Revision No.
> 5264	> DA1
> Drawing No.	> 1.4

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> SITE PLAN

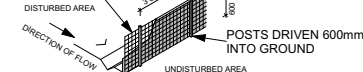
1:200



> SITE DRAINAGE DETAIL

> SEDIMENT FENCE
DRAINAGE AREA 0.6 HA MAXIMUM.
SLOPE GRADIENT 1:2 MAXIMUM.
SLOPE LENGTH 60m MAXIMUM.

SILT FENCE SILT CONTROL BARRIER
ON WIRE OR STEEL MESH, BURIED
INTO GROUND AT BASE.



> SEDIMENT CONTROL FENCE

> NOTE

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RESPONSIBILITY TO CONTACT DIAL BEFORE YOU
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TO ANY EXCAVATION OR EARTHWORKS



> SEDIMENT CONTROLS

> 1. ATTENTION IS DRAWN TO THE ENVIRONMENT
PROTECTION ACT AND THE REQUIREMENTS FOR
THE PROTECTION FROM DISCHARGE OF ANY
POLLUTION FROM THE SITE.

> 2. ALL SEDIMENT CONTROL STRUCTURES SHALL
BE INSPECTED AND MAINTAINED.

> 3. ALL SEDIMENT RETAINING STRUCTURES SHALL
BE CLEARED UPON REACHING A MAXIMUM OF 75%
CAPACITY. REMOVED SEDIMENT SHALL BE SPREAD
WITHIN DISTRIBUTION AREAS ON THE SITE.

> 4. IMMEDIATELY FOLLOWING THE COMPLETION
OF WORKS ALL EXPOSED AREAS SHALL BE
STABILISED BY TURFING OR MULCHING (BY
OWNER). SEDIMENT CONTROL SHALL BE
MAINTAINED UNTIL GROUND COVER IS
ESTABLISHED.

> SITE STATISTICS

FLOOR SPACE RATIO	NA
SITE COVERAGE	65.8%
UNBUILT AREA	34.2%

> AREAS

	AREA (m²):
HANDLE	
SITE AREA	111.18
LOT 1	
SITE AREA	318.89
POS	59.43

LOT 2	
SITE AREA	320.05
POS	59.49
LOT 3	
SITE AREA	451.45
POS	58.10

> AREAS

	AREA (m²):
---	---
SITE AREA	1 201.57
SITE COVERAGE	790.75

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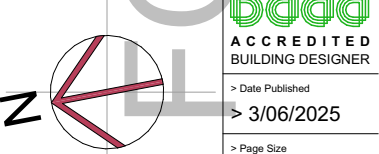
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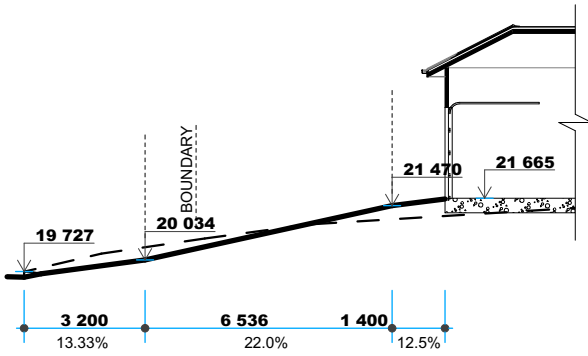
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> Development	> MULTI DWELLING HOUSING
> LOT 1, DP 500931	> 36 CUMBERLAND STREET, EAST MAITLAND

> DEVELOPMENT APPLICATION

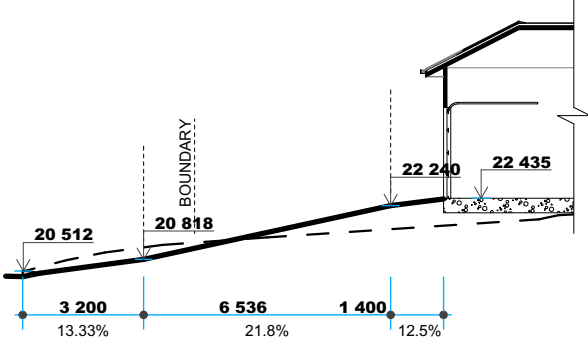
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> JB DP	> DP
> Job No.	> Revision No.
> 5264	> DA1
> Drawing No.	> 1.6

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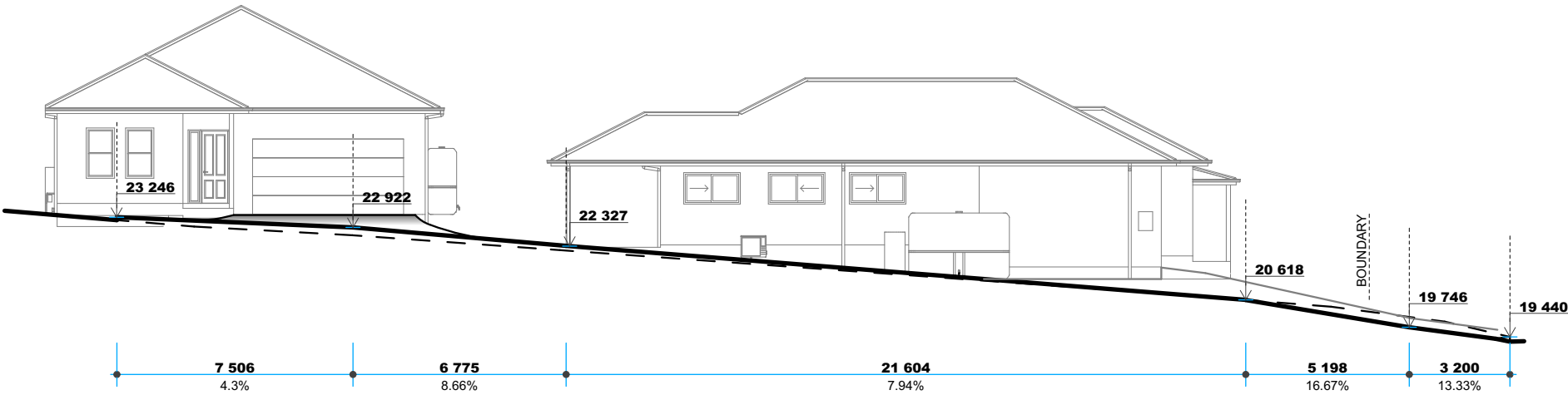
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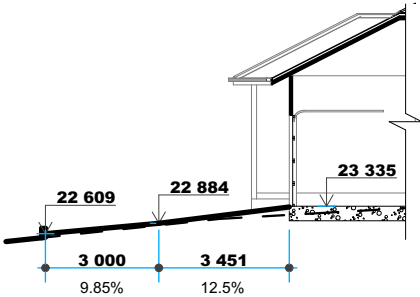
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2 > RES 2 DRIVEWAY PROFILE 1:200



3 > RES 3 DRIVEWAY PROFILE 1 1:200



4 > RES 3 DRIVEWAY PROFILE 2 1:200

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> Client
> PROPERTY PROFITS
> Development
> MULTI DWELLING HOUSING
> 36 CUMBERLAND STREET, EAST MAITLAND
> LOT 1, DP 500931

> DEVELOPMENT APPLICATION

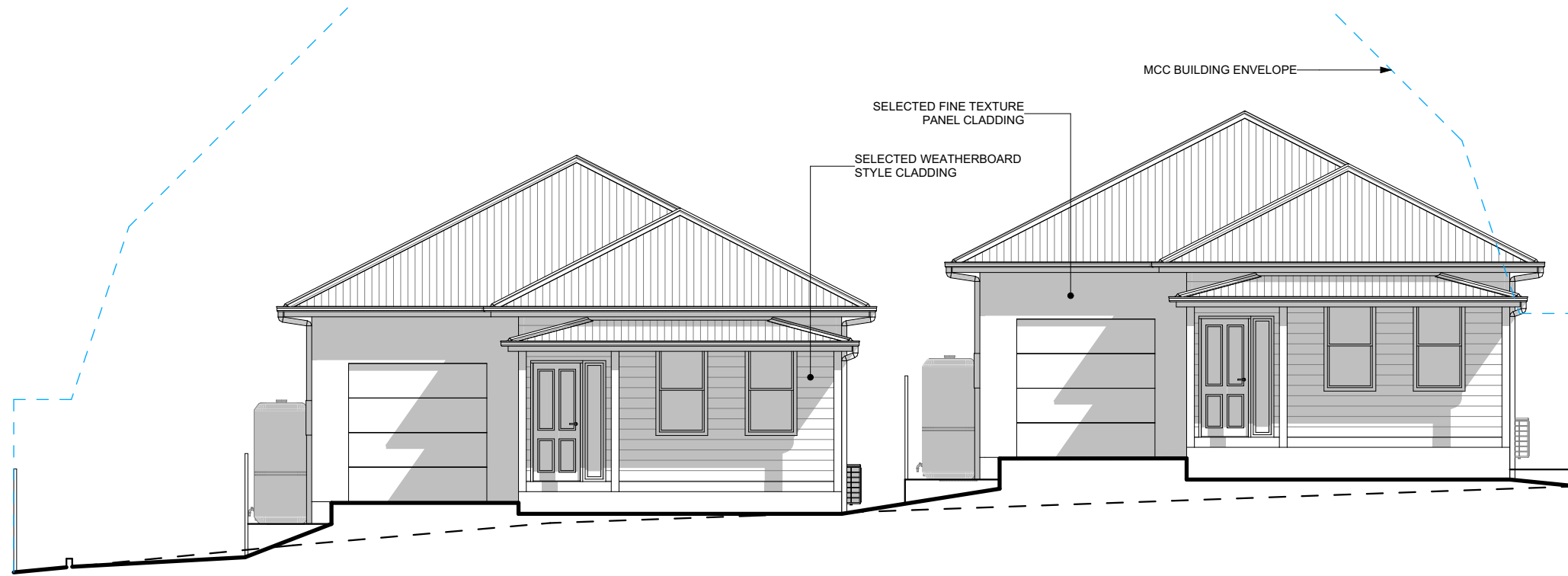
> Designer > Drafter

> JB DP > DP

> Job No. > Revision No. > Drawing No.

> 5264 > DA1 > 1.7

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1

> RES 1 & 2 NORTH ELEVATION

1:100



2

> RES 3 NORTH ELEVATION

1:100

> GENERAL NOTES

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- > 7. CJ BRICKWORK CONTROL JOINT.

> WINDOW NOTES

WINDOWS LABELLED (FS) ARE TO COMPLY WITH PART 11.3.7 AND 11.3.8 OF THE HOUSING PROVISIONS STANDARD 2022

WINDOWS LABELLED OBS - OBSCURED GLASS

> EXTERNAL FINISHES

- > CLADDING: LIGHTWEIGHT
- > WINDOWS: ALUMINIUM
- > HINGED DOORS: AS SELECTED
- > ROOF CLADDING: COLORBOND CUSTOM ORB
- > RIDGES AND HIPS: COLORBOND
- > GUTTERS: COLORBOND
- > DOWN PIPES: PVC

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> PROPERTY PROFITS

- > Client
- > Development
- > MULTI DWELLING HOUSING
- > 36 CUMBERLAND STREET, EAST MAITLAND
- > LOT 1, DP 500931

> DEVELOPMENT APPLICATION

> Designer

> JB DP

> Draftsman

> DP

> Job No.

> 5264

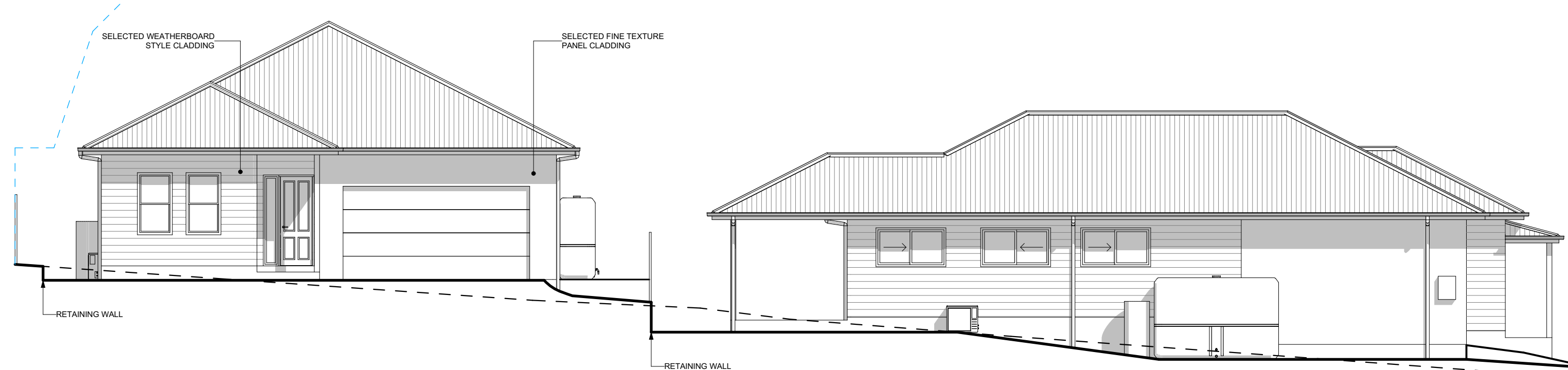
> Revision No.

> DA1

> Drawing No.

> 1.16

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1

> RES 1 & 3 EAST ELEVATION

1:100




2

> RES 2 EAST ELEVATION

1:100

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> WINDOW NOTES

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WINDOWS LABELLED OBS - OBSCURED GLASS

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- > HINGED DOORS: AS SELECTED
- > ROOF CLADDING: COLORBOND CUSTOM ORB
- > RIDGES AND HIPS: COLORBOND
- > GUTTERS: COLORBOND
- > DOWN PIPES: PVC

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> DEVELOPMENT APPLICATION

> PROPERTY PROFITS

- > Development
- > MULTI DWELLING HOUSING
- > 36 CUMBERLAND STREET, EAST MAITLAND
- > LOT 1, DP 500931

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> 5264	> DA1
> Drawing No.	> 1.17

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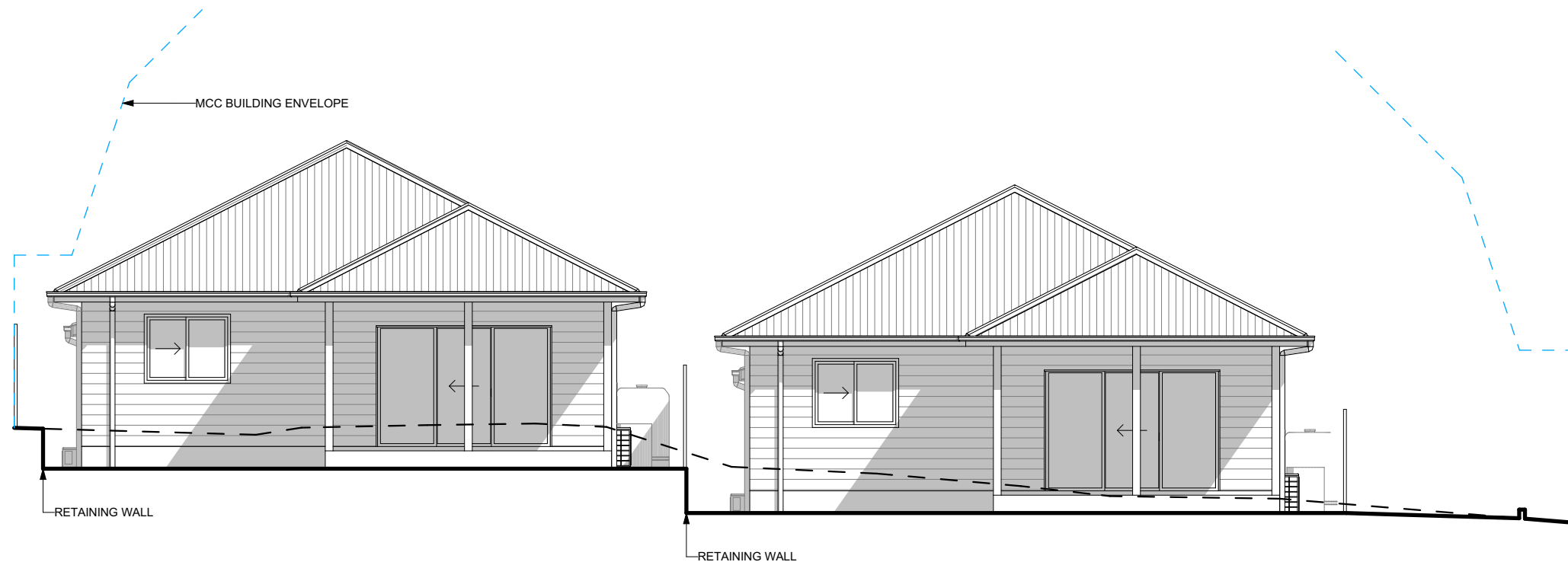
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1

> RES 1 & 2 SOUTH ELEVATION

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2

> RES 3 SOUTH ELEVATION

1:100

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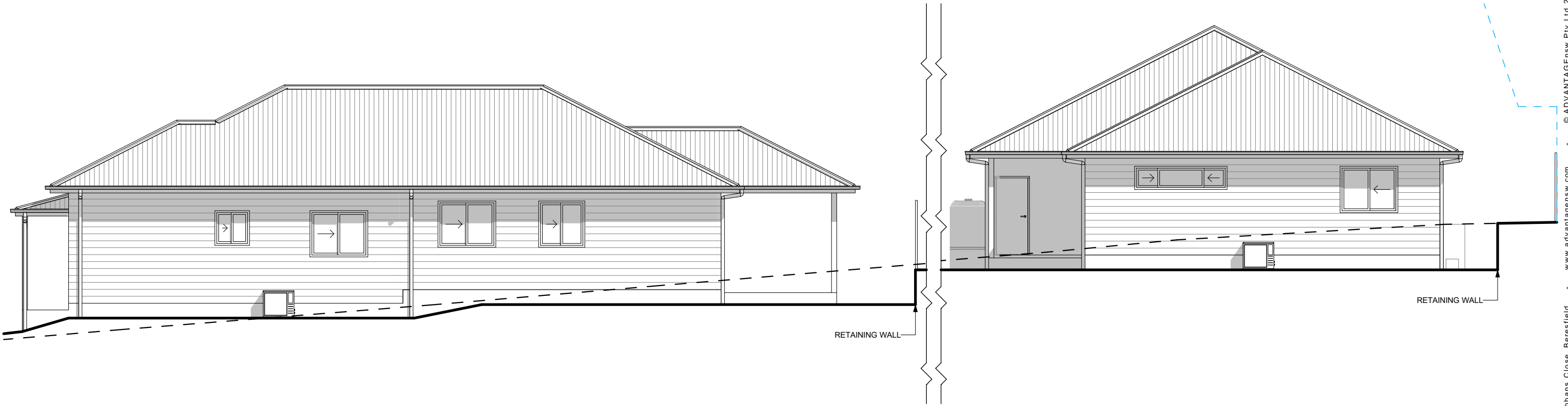
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> Designer > Drafter

> Job No. > Revision No. > Drawing No.

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1

> RES 2 & 3 WEST ELEVATION

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


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> RES 1 WEST ELEVATION

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