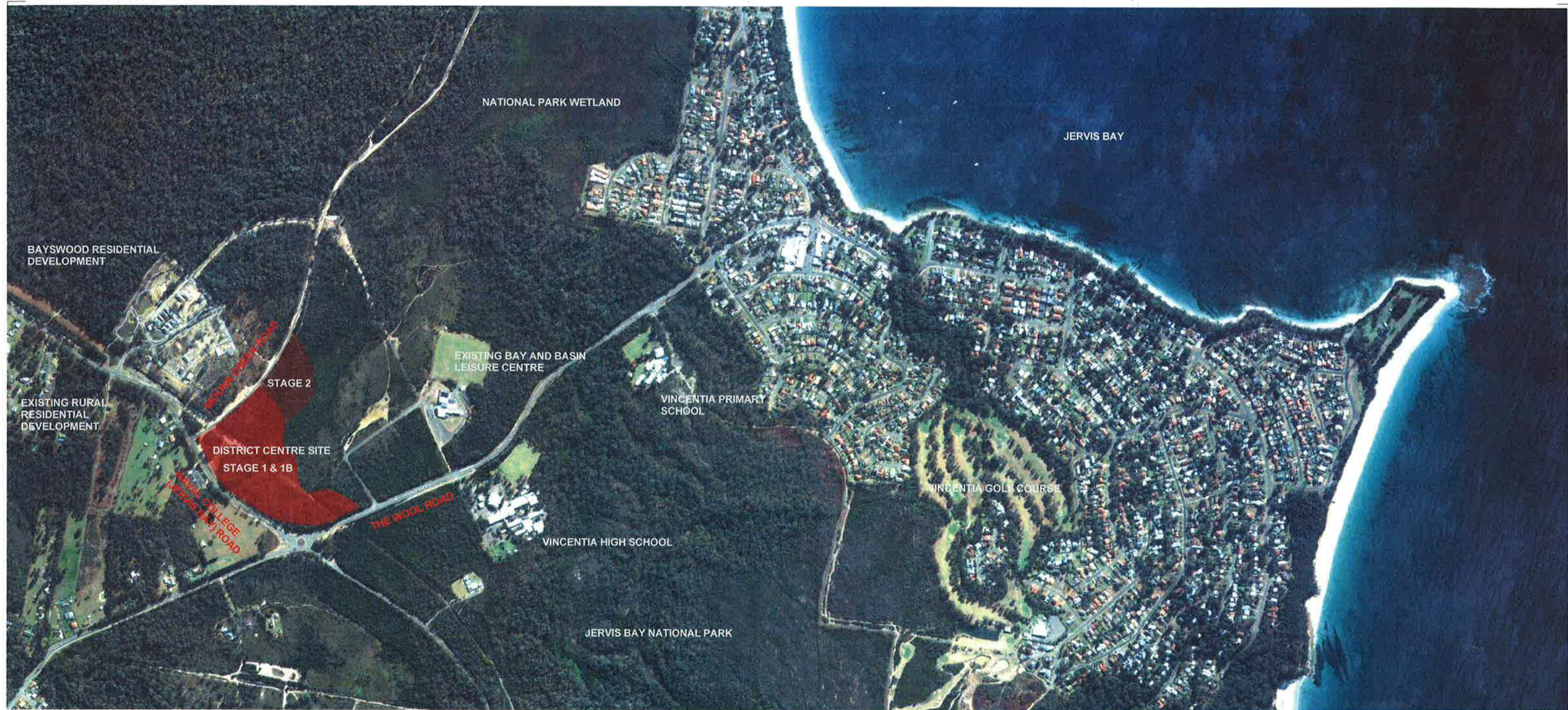




DRAWING LIST	
Sheet Name	Sheet Number
Drawing List, Location and Context Plan	DA0002
Phasing Plan	DA0103
Stage 1A Plan	DA0104
Plan - North East	DA1202
Plan - South West	DA1203
Elevations + Finishes - Sheet 1	DA1501
Elevations + Finishes - Sheet 2	DA1502
Sections - Sheet 1	DA1601
Sections - Sheet 2	DA1602

 **NSW GOVERNMENT**
Planning

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Approved Section 75W Modification Application

No. 4 granted on the 30 March 2012

in respect to MP 06 - 0205

Signed [Signature]

Sheet No. 1 of 16



**Scott
Carver**

Scott Carver Pty Ltd
Level 8, 71 Macquarie Street
Sydney NSW 2000 Australia

Telephone +61 2 9957 3888
hello@scottcarver.com.au
www.scottcarver.com.au

Vincentia District Centre
Project
Client
Fabcot Pty Ltd



@ A1

Drawing List, Location and Context Plan

Reference No.	Discipline	Drawing No.	Rev.
20110128		DA0002	E



1 P - Stage 1A Plan
1 : 2000



2 P - Stage 1B Plan
1 : 2000



3 P - Completed Development Plan
1 : 1000

- AMENITIES
- CIRCULATION
- COMMERCIAL
- MAJOR TENANTS
- SERVICES
- SPECIALTY

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Sheet No. 2 of 16





- AMENITIES
- CIRCULATION
- COMMERCIAL
- MAJOR TENANTS
- SERVICES
- SPECIALTY

STAGE 1A APPROVED 8 AUG 2011	
Retail	19,606m ²
Amenities/ Commercial/ Services	1,128m ²
Total	20,734m ²
Arcade/Walkways	2,928m ²
TOTAL	23,662m ²

Room Schedule - GFA SUMMARY	
Department	Area
AMENITIES	129 m ²
CIRCULATION	62 m ²
COMMERCIAL	486 m ²
SERVICES	155 m ²
	832 m ²
MAJOR TENANTS	12563 m ²
SPECIALTY	6138 m ²
	18701 m ²
CIRCULATION	2398 m ²
	2398 m ²
	21931 m ²


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in respect to MP 06-0005

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Sheet No. 3 of 16





- AMENITIES
- CIRCULATION
- COMMERCIAL
- MAJOR TENANTS
- SERVICES
- SPECIALTY

NSW GOVERNMENT
Planning
under the Environmental Planning and Assessment Act 1979
Section 75W Modification Application
4 granted on the 30 March 2012
06-0205
4 of 16

REFER DRAWING 1203
12.50



1 : 500 @ A1

Scott Carver

Scott Carver Pty Ltd
Level 8, 71 Macquarie Street
Sydney NSW 2000 Australia

Telephone +61 2 9957 3988
hello@scottcarver.com.au
www.scottcarver.com.au

Vincentia District Centre
Project
Client
Fabcot Pty Ltd

Reference No.
20110128

Discipline

Drawing No.
DA1202 T

Plan - North East



- AMENITIES
- CIRCULATION
- COMMERCIAL
- MAJOR TENANTS
- SERVICES
- SPECIALTY

NSW GOVERNMENT
Planning

Assessment under the Environmental Planning and Assessment Act 1979

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4 granted on the 30 March 2012

In respect to MP 06-0005

Drawn by [Signature]

Sheet No 5 of 16





Sheet No. 6 of 16



1:250



1:250



INDICATIVE PLANT PALETTE

BOTANIC NAME	COMMON NAME	MATURE HEIGHT EST.
TREES		
Angophora costata	Smooth-barked Apple	15m
Angophora hispida	Dwarf Apple	4m
Banksia integrifolia	Coastal Banksia	12m
Banksia serrata	Old Man Banksia	8m
Callistemon Viminalis	Weeping Bottlebrush	5m
Corymbia maculata	Spotted gum	20- 30m
Eucalyptus racemosa	Narrow- leaved Paperbark	15m
Eucalyptus sclerophylla	Hard- leaved Scribbly Gum	7- 15m
Ficus rubiginosa	Port Jackson Fig	20m
Hymenosporum flavum	Native Frangipani	10m
Tristaniopsis laurina	Water Gum	6m
NATIVE BUFFER PLANTING TREE MIX		
Acacia filicifolia	Fern- leaf Wattle	14m
Allocasuarina littoralis	Black Sheoak	8m
Corymbia gummifera	Red Bloodwood	5 - 15m
Corymbia maculata	Spotted Gum	20 - 30m
Eucalyptus botryoides	Bangalay	30m
Eucalyptus pilularis	Blackbutt	40m
Eucalyptus racemosa	Narrow- leaved Scribbly Gum	15m
INDOOR TREE PLANTING (CONTAINED IN RAISED PLANTERS)		
Ficus microcarpa (multi stemmed no. 3-6)	Hills Weeping Fig	4m
SHRUBS AND AMMENITY SCREENING		
Anigozanthos flavidus	Kangaroo Paw	1m
Banksia ericifolia	Heath Banksia	5m
Banksia spinulosa 'Giant Candles'	Giant Candles Banksia	0.5m
Callistemon linearis	Narrow Leaved Bottlebrush	3m
Ceratopetalum gummiferum	NSW Christmas Bush	5m
Correa alba	White Correa	1.5m
Correa baeuerlenii	Chef's Hat Correa	2m
Dodonaea viscosa 'Purpurea'	Purple Leaved Hop Bush	2m
Hakea teretifolia	Dagger Hakea	1-3m
Kunzea capitata	Tick Bush	1.5m
Leptospermum juniperinum	Prickly Tea- Tree	3m
Leptospermum laevis	Costal Tea Tree	5m
Leptospermum polygalifolium	Yellow Tea- Tree	5m
Westringia fruticosa	Coastal Rosemary	1.5m
FEATURE PLANTS		
Doryanthes excelsa	Gynea Lily	3m
Macrozamia communis	Burrawang	2m
Xanthorrhoea glauca	Grass Tree	2m
NATIVE GRASS ACCENT PLANTING		
Carex appressa	Tall Sedge	0.8m
Dianella caerulea	Flax Lily	0.3m- 1.5m
Lomandra longifolia	Spiny- headed Mat- rush	1m
Lomandra longifolia 'Tanika'	Tanika Mat Rush	0.5m- 0.6m
Poa labillardieri 'Eskdale'	Blue Tussock	0.8m
Thymelaea australis	Kangaroo Grass	1.2m
GROUND COVERS & CLIMBERS		
Hardenbergia	Purple Coral Pea	climber / scrambler
Hibbertia scandens	White Guinea Flower	climber
Leptospermum papyrifolium	Creeping Boobiana	scrambler
Pandorea jasminoides	Bower of Beauty	climber
Pandorea pandorana	Wonga Vine	climber
Scaevola aemula	Purple Fan Flower	0.3m
PLANTING		
Carex appressa	Tall Sedge	0.8m
Juncus ustulatus	Common Rush	1.0m

NSW GOVERNMENT Planning

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Approved Section 15W Modification Application

No. 4

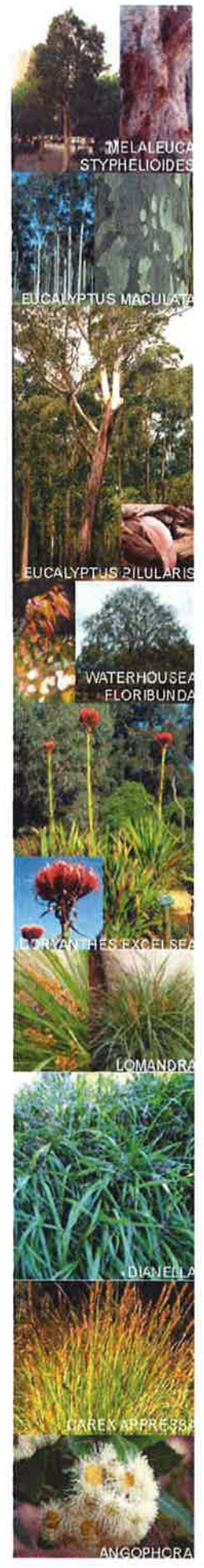
granted on the 30 March 2012

in respect to MP 05 0085

Signed [Signature]

Sheet No. 7 of 16

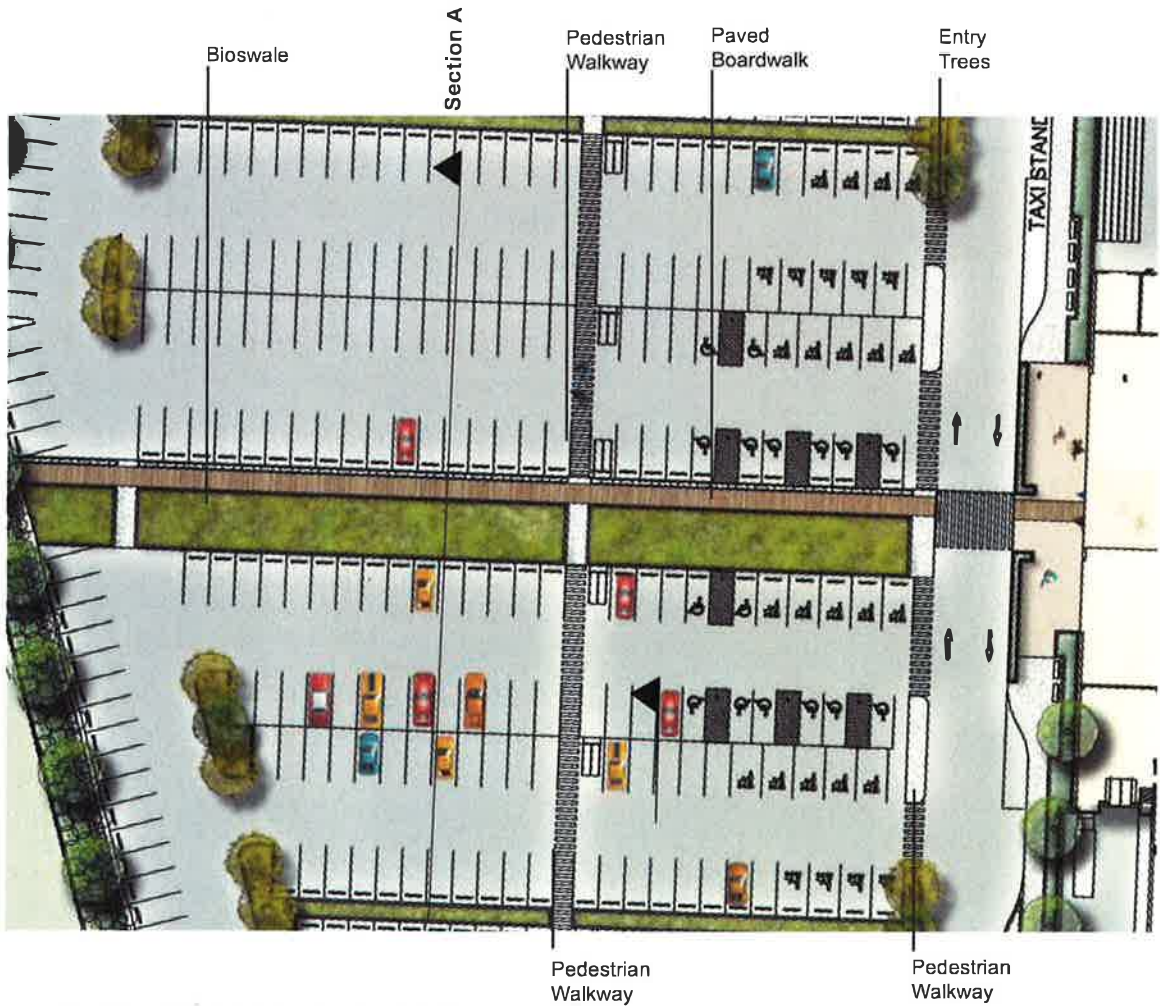
All planting located within the boundary of power lines is to comply with the requirements of integral energy's policy MM10013. Clearances are to be maintained between network assets and vegetation.



BOARDWALK, RAINGARDENS AND BIOSWALES



A. INDICATIVE SECTION THROUGH BOARDWALK - NTS

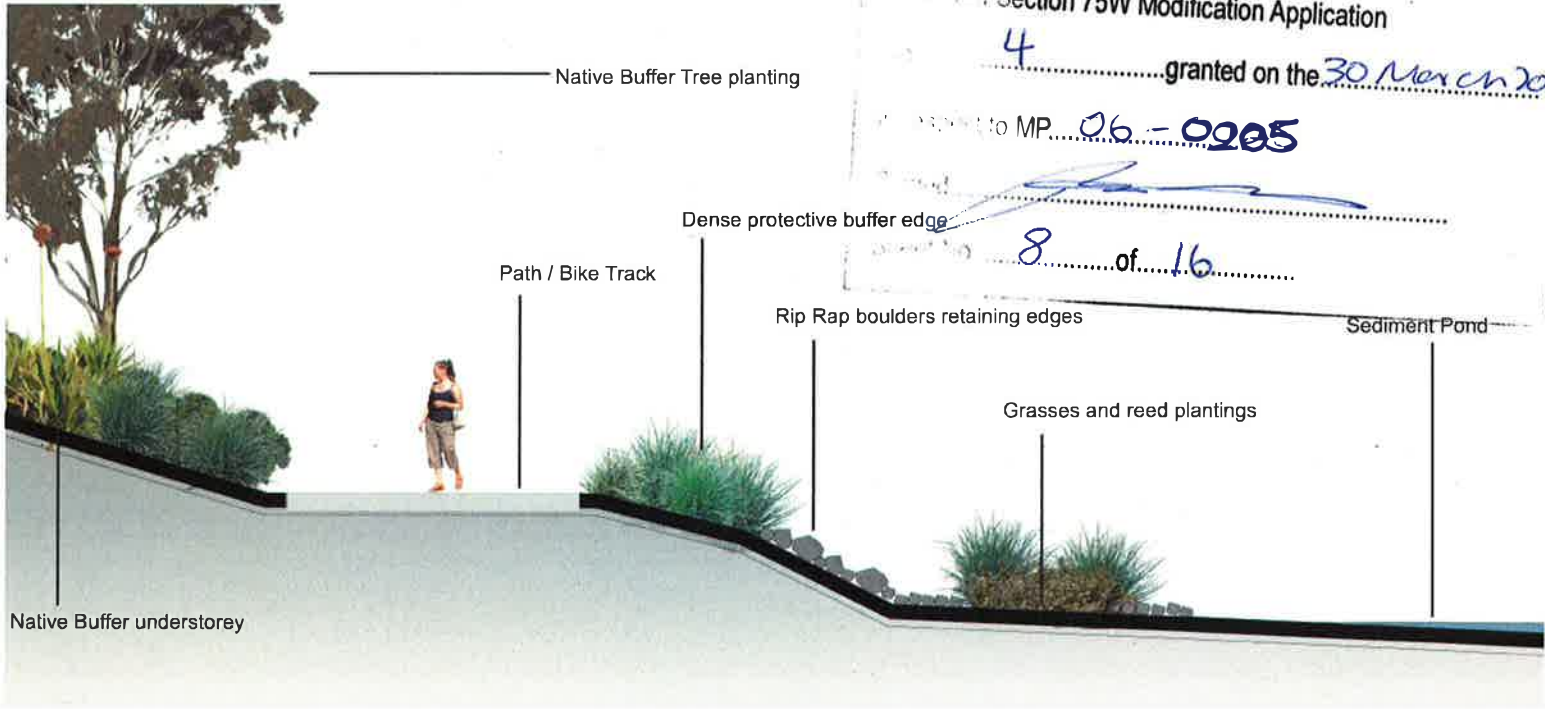


B. CARPARK DETAIL PLAN - NTS

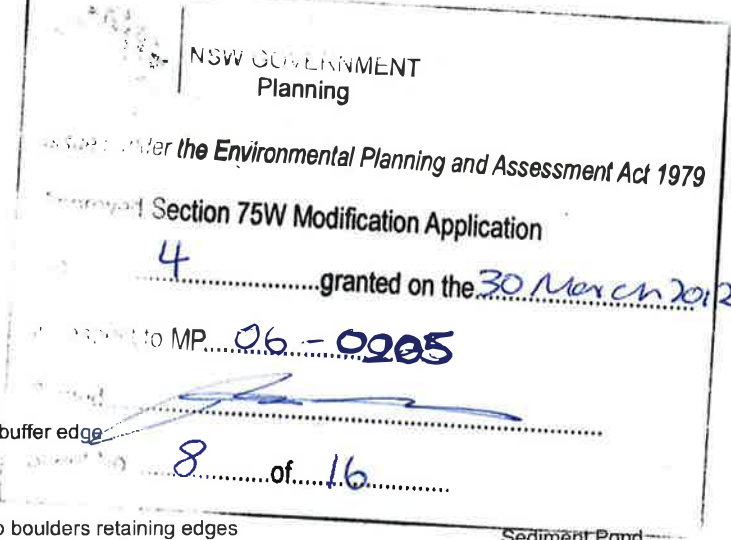
WATERFRONT PARK



C. PLAN - NTS



D. INDICATIVE SECTION THROUGH THE WATERFRONT TERRACES - NTS



MOONA CREEK ROAD

FUTURE DEVELOPMENT
(STAGE 2)

SUPERMARKET 2

SUPERMARKET 3

STORMWATER
POND

WETLANDS

THE WOOL ROAD
FUTURE DEVELOPMENT AREA
(SEPARATE CONTRACT)

NOT FOR CONSTRUCTION

GENERAL NOTES

- THESE NOTES APPLY TO ALL CIVIL/STRUCTURAL WORK INCLUDED IN THIS PROJECT.
- CIVIL/STRUCTURAL DRAWINGS SHALL BE READ IN CONJUNCTION WITH ALL RELATED PROJECT DOCUMENTATION. ANY DISCREPANCY IN THE PROJECT DOCUMENTATION AFFECTING WORK SHOWN ON THESE DRAWINGS SHALL BE REFERRED TO THE SUPERINTENDENT AND AN INSTRUCTION OBTAINED BEFORE PROCEEDING WITH WORK SO AFFECTED.
- VERIFY SETTING OUT DIMENSIONS SHOWN ON THESE DRAWINGS BEFORE COMMENCING WORK.
- EXECUTE ALL WORK SHOWN ON THESE DRAWINGS IN ACCORDANCE WITH THE RELEVANT CODES AND STANDARDS.
- ENSURE THAT ALL STRUCTURE IS MAINTAINED IN A SAFE AND STABLE STATE THROUGHOUT THE CONSTRUCTION PERIOD.
- U.N.D. STANDARDS/CODES REFERENCED SHALL BE THOSE CURRENT AT THE DATE DRAWINGS WERE APPROVED.
- THE CONTRACTOR SHALL COMPLY WITH THE REQUIREMENTS OF THE OCCUPATIONAL HEALTH AND SAFETY ACT 2000, WHICH REQUIRES EMPLOYERS TO ENSURE THE HEALTH, SAFETY AND WELFARE OF EMPLOYEES.
- THE CONTRACTOR SHALL AT ALL TIMES EXERCISE ALL NECESSARY PRECAUTIONS APPROPRIATE TO ENSURE THE SAFETY OF ALL PERSONS ON THE WORK SITE OR IN THE VICINITY OF THE WORK SITE.
- SEDIMENT AND EROSION CONTROL MEASURES AS DETAILED ON THE SOIL AND WATER MANAGEMENT PLANS AND IN ACCORDANCE WITH LANDCOM'S SOILS AND CONSTRUCTION VOLUME 1, 4TH EDITION, MARCH 2004 AND SCC DEP 100 ARE TO BE IN PLACE AND MAINTAINED AT ALL TIMES.
- ALL CONSTRUCTION WORK IS TO BE CARRIED OUT SO THAT AT ANY TIME ADJOINING PROPERTY OWNERS ARE NOT DEPRIVED OF AN ALL-WEATHER ACCESS OR SUBJECTED TO ADDITIONAL STORM WATER RUN-OFF DURING THE PERIOD OF CONSTRUCTION.
- TO LIMIT THE IMPACT OF THE CONSTRUCTION ON ADJOINING OWNERS, ALL WORKS SHALL BE RESTRICTED TO THE HOURS OF 7am-5pm MONDAY TO FRIDAY AND 8am-3pm SATURDAY. NO WORK SHALL TAKE PLACE ON SUNDAYS OR PUBLIC HOLIDAYS.
- ALL WORK IS TO BE SET OUT BY A COMPETENT SURVEYOR APPROVED BY COUNCIL.
- THE CONTRACTOR SHALL NOT DISTURB ANY SURVEY CONTROL MARKS. SHOULD ANY SURVEY CONTROL MARK BE DISTURBED OR OBLITERATED, THE CONTRACTOR SHALL NOTIFY THE SUPERINTENDENT IMMEDIATELY. THE CONTRACTOR SHALL HAVE THE MARKS REPLACED AT HIS EXPENSE.
- PRIOR TO COMMENCEMENT OF EXCAVATION THE CONTRACTOR SHALL DETERMINE THE LOCATION OF ALL SERVICES.
- ALL WORKS ARE TO BE CONDUCTED TO THE REQUIREMENTS OF THE SUBDIVISION MANAGER OR DELEGATE.
- ALL GREEN WASTE IS TO BE MULCHED, STOCKPILED AND USED (WHERE POSSIBLE) ON SITE AS DIRECTED BY THE SUPERINTENDENT. NO GREEN WASTE TO BE BURNT ON SITE. ALL EXCESS MULCH IS TO BE REMOVED OFF SITE.
- THE DEPTH OF PAVEMENT MATERIAL SHALL BE AS DETERMINED BY THE DOUGLAS PARTNERS PAVEMENT DESIGN REPORT. THE TYPE OF PAVEMENT MATERIAL IS TO BE APPROVED BY COUNCIL.
- ALL DISTURBED AREAS INCLUDING BATTERS, TABLE DRAINS AND FOOTPATH AREAS ARE TO BE TOP SOILED, FERTILIZED AND SEEDED TO THE SATISFACTION OF COUNCIL'S SUBDIVISION MANAGER OR DELEGATE. THE TYPE OF SEED INATIVE MIX IS TO BE APPROVED BY THE SUPERINTENDENT.
- ENGINEERING PLANS ARE TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT CONTRACT DRAWINGS.
- IF ROCK IS ENCOUNTERED THE SUPERINTENDENT SHALL BE NOTIFIED IMMEDIATELY SO MEASUREMENTS OF VOLUMES CAN BE MADE. NO VARIATIONS FOR ROCK WILL BE CONSIDERED UNLESS THE SUPERINTENDENT HAS VERIFIED THE AMOUNTS PRIOR TO BACKFILLING.
- ALL WORKS TO BE IN ACCORDANCE WITH SHOALHAVEN CITY COUNCIL'S DCP 100.



NSW GOVERNMENT
Planning

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Approved Section 75W Modification Application

No. 4 granted on the 30 March 2012

in respect to MP 06-0205

Signed [Signature]

Sheet No. 9 of 16



SCALE 1:1000

REV	DATE	BY	APP.	DETAILS

DRAWING STATUS	
DESIGN BY	EPW 11/08/10
DRAWN BY	CJG 11/08/10
DRAFTING CHECK	CJG 15/11/11
DESIGN CHECK	EPW 15/11/11
FINAL APPROVAL	EPW 15/11/11

FOR APPROVAL

MODIFICATION
#4 ISSUE
NOV. 2011

SCALE:
(on A1 Original)
1:1000

HEIGHT DATUM
AHD

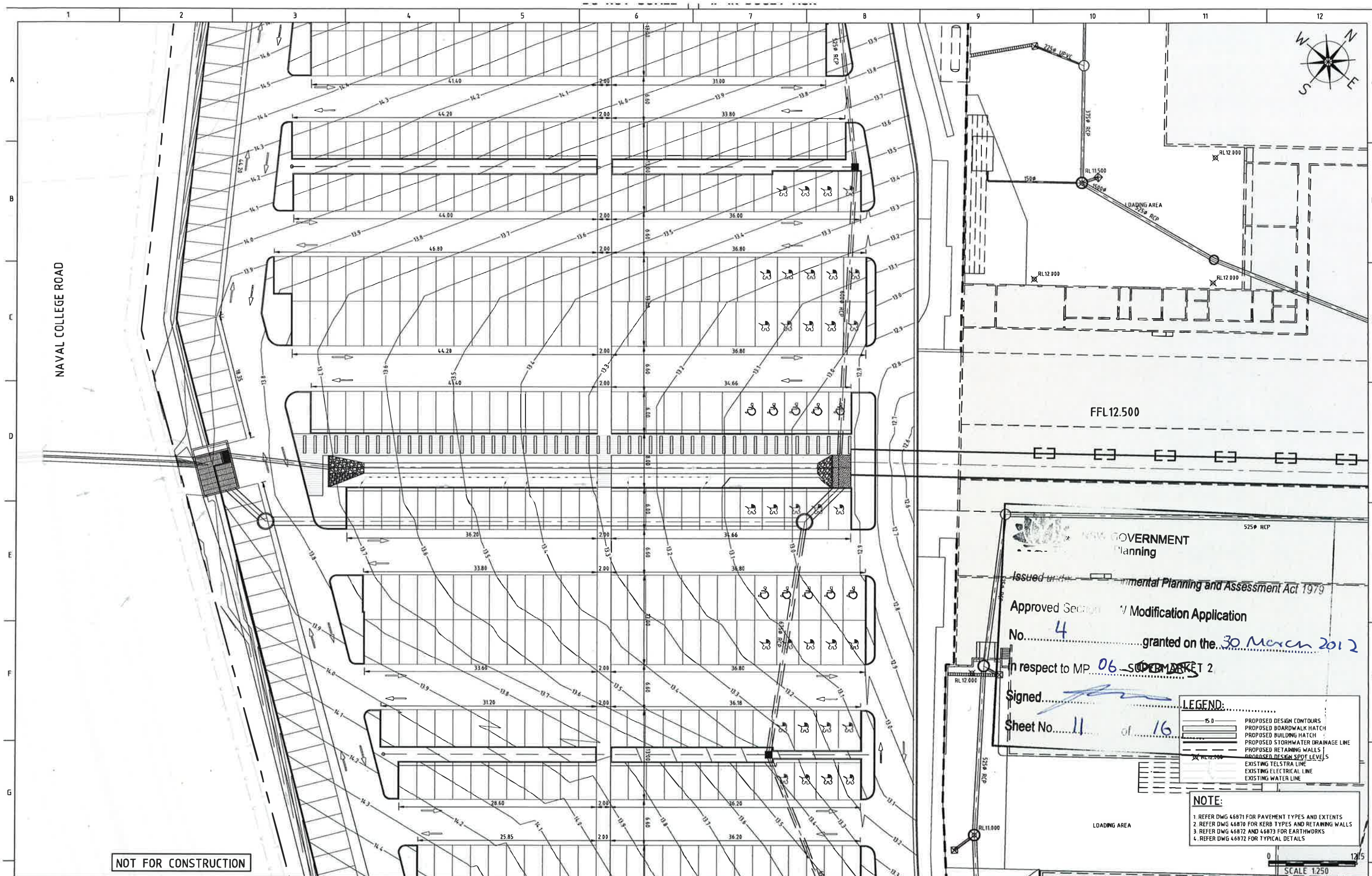


LEVEL 1, 47 BURELLI ST, WOLLONGONG, NSW 2500
Ph: (02) 4228 4133 Facsimile: (02) 4228 6811 ACN 003 936 981
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PROJECT TITLE
VINCENTIA DISTRICT CENTRE
SHOPPING CENTRE PA
VINCENTIA
for
FABCOT PTY LTD

DRAWING TITLE
GENERAL ARRANGEMENT
LAYOUT KEY PLAN

Project No.	Com No.	Drawing No.	REV
104016	46	46860	0



NOT FOR CONSTRUCTION

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Planning

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Approved Section 71 Modification Application
No. 4 granted on the 30 March 2012

In respect to MP 06 SUPERMARKET 2

Signed: 

Sheet No. 11 of 16

LEGEND:

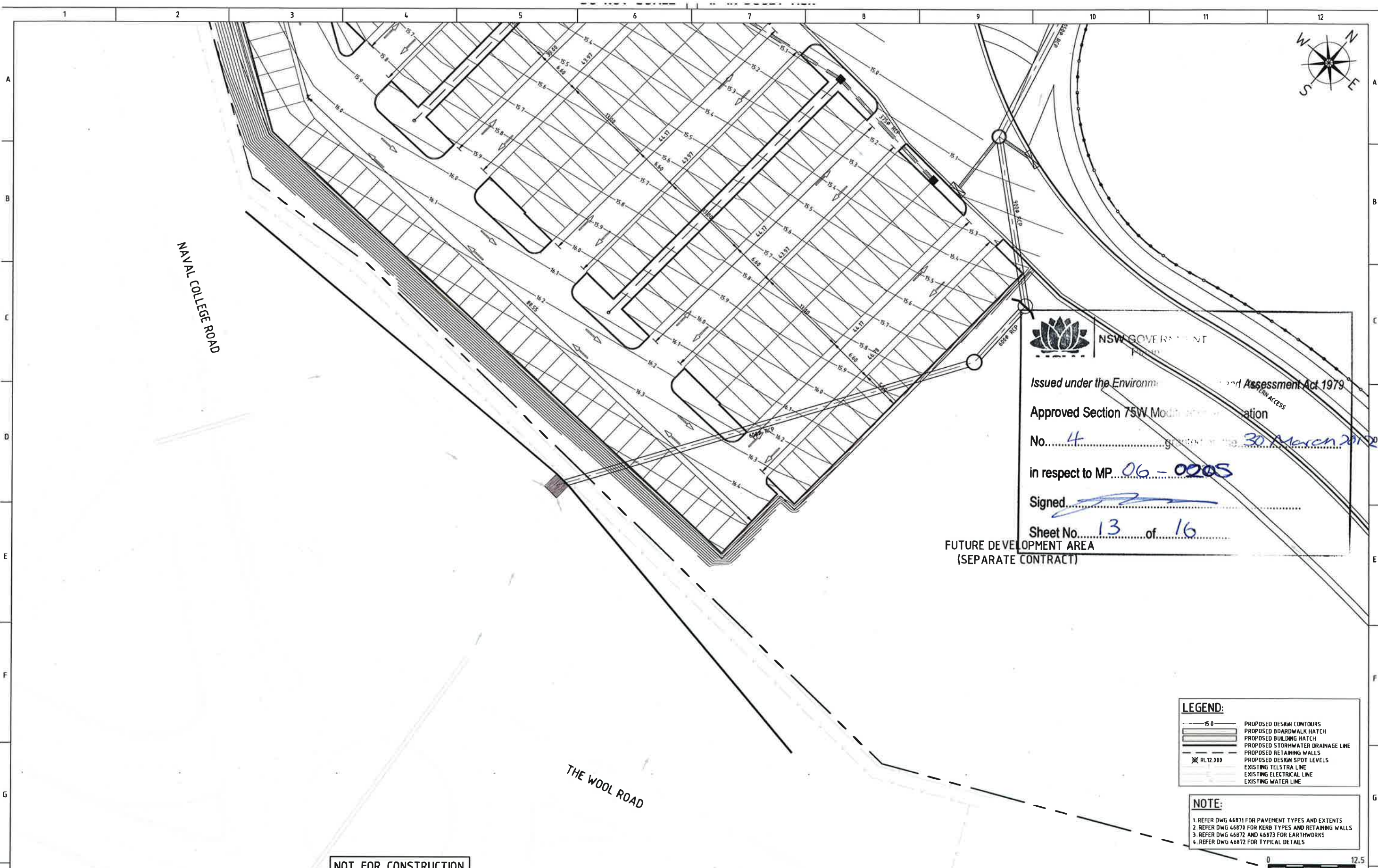
-  15.0 PROPOSED DESIGN CONTOURS
-  PROPOSED BOARDWALK HATCH
-  PROPOSED BUILDING HATCH
-  PROPOSED STORMWATER DRAINAGE LINE
-  PROPOSED RETAINING WALLS
-  PROPOSED DESIGN SPOT LEVELS
-  EXISTING TELSTRA LINE
-  EXISTING ELECTRICAL LINE
-  EXISTING WATER LINE

NOTE:

1. REFER DWG 46871 FOR PAVEMENT TYPES AND EXTENTS
2. REFER DWG 46870 FOR KERB TYPES AND RETAINING WALLS
3. REFER DWG 46872 AND 46873 FOR EARTHWORKS
4. REFER DWG 46872 FOR TYPICAL DETAILS

SCALE 1:250

REV	DATE	BY	APP.	DETAILS	DRAWING STATUS			MODIFICATION #4 ISSUE NOV. 2011	SCALE: (on A1 Original)	 LEVEL 1, 47 BURELLI ST, WOLLONGONG, NSW 2500 Ph: (02) 4228 4133 Facsimile: (02) 4228 8811 ACN 003 936 981 This drawing is subject to COPYRIGHT. It remains the property of Cardno Pty Ltd	PROJECT TITLE VINCENTIA DISTRICT CENTRE SHOPPING CENTRE PA VINCENTIA for FABCOT PTY LTD	DRAWING TITLE CARPARK ROAD AND DRAINAGE LAYOUT PLAN SHEET 2			
					DESIGN BY	EPW	11/08/10		1:250			Project No. 104016	Com No. 46	Drawing No. 46862	REV 0
					DRAWN BY	CJG	11/08/10		HEIGHT DATUM AHD						
					DRAFTING CHECK	CJG	15/11/11								
					DESIGN CHECK	EPW	15/11/11								
					FINAL APPROVAL	EPW	15/11/11								
					FOR APPROVAL										



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in respect to MP 06-0205

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Sheet No. 13 of 16

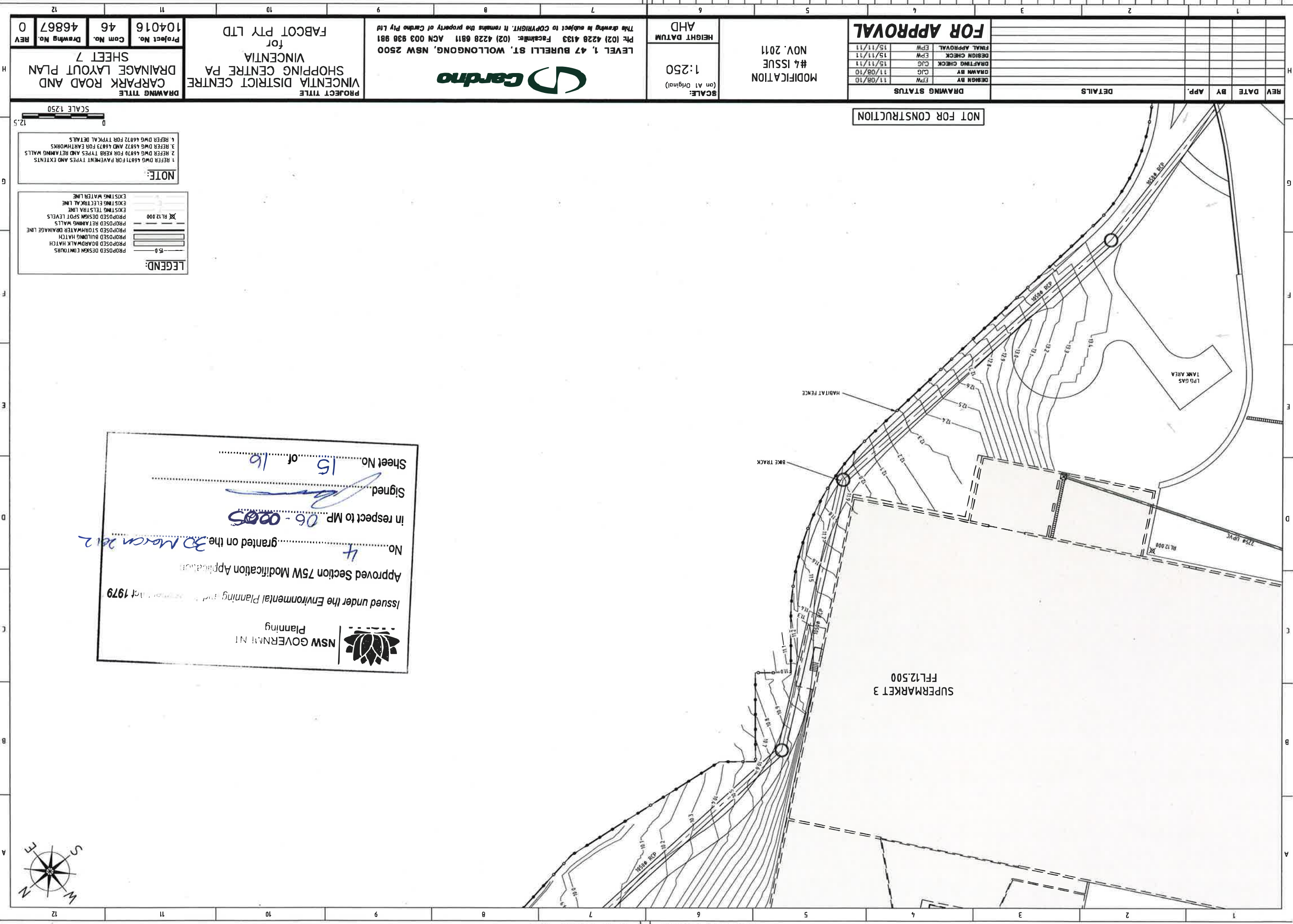
FUTURE DEVELOPMENT AREA
(SEPARATE CONTRACT)

LEGEND:	
[Symbol]	PROPOSED DESIGN CONTOURS
[Symbol]	PROPOSED BOARDWALK HATCH
[Symbol]	PROPOSED BUILDING HATCH
[Symbol]	PROPOSED STORMWATER DRAINAGE LINE
[Symbol]	PROPOSED RETAINING WALLS
[Symbol]	PROPOSED DESIGN SPOT LEVELS
[Symbol]	EXISTING TELSTRA LINE
[Symbol]	EXISTING ELECTRICAL LINE
[Symbol]	EXISTING WATER LINE

NOTE:
1. REFER DWG 46871 FOR PAVEMENT TYPES AND EXTENTS
2. REFER DWG 46870 FOR KERB TYPES AND RETAINING WALLS
3. REFER DWG 46872 AND 46873 FOR EARTHWORKS
4. REFER DWG 46872 FOR TYPICAL DETAILS

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REV				DATE	BY	APP.	DETAILS			DRAWING STATUS			MODIFICATION #4 ISSUE NOV. 2011	SCALE: (on A1 Original) 1:250	 LEVEL 1, 47 BURELLI ST, WOLLONGONG, NSW 2500 Ph: (02) 4228 4133 Facsimile: (02) 4228 8811 ACN 003 936 981 This drawing is subject to COPYRIGHT. It remains the property of Cardno Pty Ltd	PROJECT TITLE VINCENTIA DISTRICT CENTRE SHOPPING CENTRE PA VINCENTIA for FABCOT PTY LTD		DRAWING TITLE CARPARK ROAD AND DRAINAGE LAYOUT PLAN SHEET 4			
									DESIGN BY	EPW	11/08/10	HEIGHT DATUM AHD		Project No. 104016		Com No. 46	Drawing No. 46864	REV 0			
									DRAWN BY	CJG	11/08/10										
									DRAFTING CHECK	CJG	15/11/11										
									DESIGN CHECK	EPW	15/11/11										
									FINAL APPROVAL	EPW	15/11/11	FOR APPROVAL									



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DRAWING STATUS			
DESIGN BY	EPW	11/08/10	
DRAWN BY	CJG	11/08/10	
DRAFTING CHECK	CJG	15/11/11	
DESIGN CHECK	EPW	15/11/11	
FINAL APPROVAL	EPW	15/11/11	

MODIFICATION
#4 ISSUE
NOV. 2011

SCALE:
1:250
(on A1 Original)
HEIGHT DATUM
AHD

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PROJECT TITLE
VINCENTIA DISTRICT CENTRE
SHOPPING CENTRE PA
for
FABCOT PTY LTD

Project No.	104016
Com No.	46
Drawing No.	46867
REV	0

DRAWING TITLE
CARPARK ROAD AND
DRAINAGE LAYOUT PLAN
SHEET 7

NOTE:
1. REFER DWG 46871 FOR PAVEMENT TYPES AND EXTENTS
2. REFER DWG 46870 FOR KERB TYPES AND RETAINING WALLS
3. REFER DWG 46872 AND 46873 FOR EARTHWORKS
4. REFER DWG 46872 FOR TYPICAL DETAILS

LEGEND:	
PROPOSED DESIGN CONTOURS	-5.0
PROPOSED BOARDWALK HATCH	
PROPOSED BUILDING HATCH	
PROPOSED STORMWATER DRAINAGE LINE	
PROPOSED RETAINING WALLS	
PROPOSED DESIGN SPOT LEVELS	RL 12.000
EXISTING ELECTRICAL LINE	
EXISTING WATER LINE	



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Planning

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No. 4

in respect to MP 06-0005

Signed 

Sheet No. 15 of 16

granted on the 30 March 2012

