40 The Retreat, Bringelly NSW 2556 Australia

DEVELOPMENT APPLICATION

NEW RESIDENTIAL DEVELOPMENT



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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments
F	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Cover Page
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA0000
		Revision	F

40 The Retreat, Bringelly
Development Summary

Site Area:	**20,907**	**m2**
Max GFA	**62,721**	**m2**
Proposed GFA:	**55,330**	**m2**
Allowable FSR:	**3.0**	**:1**
Proposed FSR:	**2.65**	**:1**

LEVELS	1B	2B	3B	4B	Sub	GFA Resi	GFA Retail	GFA Non-res	GFA TOTAL
	Whole Development								
Lower Ground	2	7	1	0	10	**1316**	**0**	**0**	**1316**
Ground	4	29	15	0	48	**5003**	**424**	**300**	**5727**
Level 1	10	33	6	0	49	**6221**	**0**	**0**	**6221**
Level 2	13	47	8	0	68	**6679**	**0**	**0**	**6679**
Level 3	14	42	8	0	64	**6262**	**0**	**0**	**6262**
Level 4	10	32	5	0	47	**4501**	**0**	**144**	**4645**
Level 5	11	31	6	0	48	**4564**	**0**	**0**	**4564**
Level 6	11	31	6	0	48	**4564**	**0**	**0**	**4564**
Level 7	9	27	4	0	40	**3796**	**0**	**67**	**3863**
Level 8	10	27	4	0	41	**3860**	**0**	**0**	**3860**
Level 9	9	23	4	0	36	**3378**	**0**	**0**	**3378**
Level 10	1	13	12	2	28	**2765**	**0**	**111**	**2876**
Level 11	0	4	2	0	6	**1375**	**0**	**0**	**1375**
Roof									**0**
Subtotal	104	346	81	2	**533**	**54284**	**424**	**622**	**55330**
Proposed Mix	20%	65%	15%	0%	100%				

STAGE 1

	REQUIREMENT		SPACE	RATE	REQUIRED	PROPOSED
Carparking Western Sydney Aerotropolis DCP Phase 2 (max.):	Residential Unit	Studio	0.5	/one dwelling	0	232
		1 bed	0.5	/one dwelling	23	
		2 bed	1	/one dwelling	160	
		3 bed	1	/one dwelling	49	
		Visitor	1	/4 dwelling	64	64
	Car Wash Bay		1		1	1
	Car Share	Resi	1	/60 resi car spaces provided (min.)	5	5
		Retail	1	/40 retail spaces provided (min.)	1	1
	Retail		1	/90m2 GFA	2	2
	EV	Resi	1	/60 resi car spaces provided (min.)	5	5
		Retail	1	/40 retail spaces provided (min.)	1	1
	Total Requirement				**311**	**311**
	DDA (included in Total)	Resi	1	/per adaptable unit	26	26
		Visitor	1	/20 visitor space	3	3
		Retail	1	2% of retail spaces provided	1	1
	Additional Requirements					
	Motorcycle		1	/10 car spaces	30	30
	Bicycle	Resi	1	/dwelling	254	254
		Visitor	1	/10 dwellings	25	25
		Ret - Staff	1	/25m2 GFA (min.)	9	9
		Ret-Vis	1	/100m2 < 100m2 GFA + 2 spaces (min.)	3	3
		Total			292	291

STAGE 2

	REQUIREMENT		SPACE	RATE	REQUIRED	PROPOSED
Carparking Western Sydney Aerotropolis DCP Phase 2 (max.):	Residential Unit	Studio	0.5	/one dwelling	0	250
		1 bed	0.5	/one dwelling	30	
		2 bed	1	/one dwelling	186	
		3 bed	1	/one dwelling	34	
		Visitor	1	/4 dwelling	70	70
	Car Wash Bay		1		1	1
	Car Share	Resi	1	/60 resi car spaces provided (min.)	6	6
		Retail	1	/40 retail spaces provided (min.)	1	1
	Retail		1	/90m2 GFA	2	2
	EV	Resi	1	/60 resi car spaces provided (min.)	5	5
		Retail	1	/40 retail spaces provided (min.)	1	1
	Total Requirement				**336**	**336**
	DDA (included in Total)	Resi	1	/per adaptable unit	28	28
		Visitor	1	/20 visitor space	4	4
		Retail	1	2% of retail spaces provided	1	1
	Additional Requirements					
	Motorcycle		1	/10 car spaces	32	32
	Bicycle	Resi	1	/dwelling	279	280
		Visitor	1	/10 dwellings	28	28
		Ret - Staff	1	/25m2 GFA (min.) `	9	10
		Ret-Vis	1	/100m2 < 100m2 GFA + 2 spaces (min.)	3	3
		Total			319	321

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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Development Summary 01
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA0001**
		Revision	**C**

40 The Retreat, Bringelly

Development Summary

LEVELS	Building A							Building B								Building C							Building D							Building E							Building F							TOTAL UNITS	GFA	GFA Retail	GFA Non-res	GFA TOTAL
	ST	1B	2B	3B	Sub	GFA	GFA	ST	1B	2B	3B	4B	Sub	GFA	GFA	ST	1B	2B	3B	Sub	GFA	GFA	ST	1B	2B	3B	Sub	GFA	GFA	ST	1B	2B	3B	Sub	GFA	GFA	ST	1B	2B	3B	Sub	GFA	GFA					
Basement/ Lower Ground																														0	1	2	1	4	**521**			0	1	5	0	6	**795**		**10**	**1316**	**0**	**0**	**1316**
Ground	0	0	8	0	8	**929**	**53**	0	0	1	2	0	3	**559**	**212**	0	0	3	8	11	**892**		0	0	3	4	7	**626**	**247**	0	3	3	0	6	**650**	**212**		0	1	11	1	13	**1347**		**48**	**5003**	**424**	**300**	**5727**
Level 1	0	1	9	1	11	**1069**		0	4	5	1	0	10	**944**		0	0	0	1	1	**951**		0	2	3	0	5	**947**		0	2	6	1	9	**897**			0	1	10	2	13	**1413**		**49**	**6221**	**0**	**0**	**6221**
Level 2	0	1	9	2	12	**1180**		0	1	10	0	0	11	**1055**		0	4	4	2	10	**954**		0	4	4	2	10	**954**		0	2	10	0	12	**1123**			0	1	10	2	13	**1413**		**68**	**6679**	**0**	**0**	**6679**
Level 3	0	1	9	2	12	**1180**		0	1	10	0	0	11	**1055**		0	4	4	2	10	**954**		0	4	2	2	8	**764**		0	3	7	0	10	**896**			0	1	10	2	13	**1413**		**64**	**6262**	**0**	**0**	**6262**
Level 4	0	0	4	2	6	**627**	**77**	0	4	6	0	0	10	**831**		0	1	4	2	7	**707**		0	0	4	0	4	**416**	**67**	0	5	5	0	10	**827**			0	0	9	1	10	**1093**		**47**	**4501**	**0**	**144**	**4645**
Level 5	0	0	4	2	6	**627**		0	4	6	0	0	10	**831**		0	1	4	2	7	**707**		0	1	4	0	5	**479**		0	5	5	0	10	**827**			0	0	8	2	10	**1093**		**48**	**4564**	**0**	**0**	**4564**
Level 6	0	0	4	2	6	**627**		0	4	6	0	0	10	**831**		0	1	4	2	7	**707**		0	1	4	0	5	**479**		0	5	5	0	10	**827**			0	0	8	2	10	**1093**		**48**	**4564**	**0**	**0**	**4564**
Level 7	0	0	4	2	6	**627**		0	4	6	0	0	10	**831**		0	0	4	0	4	**418**	**67**								0	5	5	0	10	**827**			0	0	8	2	10	**1093**		**40**	**3796**	**0**	**67**	**3863**
Level 8	0	0	4	2	6	**627**		0	4	6	0	0	10	**831**		0	1	4	0	5	**482**									0	5	5	0	10	**827**			0	0	8	2	10	**1093**		**41**	**3860**	**0**	**0**	**3860**
Level 9	0	0	4	2	6	**627**		0	4	6	0	0	10	**831**																0	5	5	0	10	**827**			0	0	8	2	10	**1093**		**36**	**3378**	**0**	**0**	**3378**
Level 10	0	0	4	2	6	**627**		0	0	0	4	2	6	**507**	**51**															0	1	1	4	6	**575**	**60**		0	0	8	2	10	**1056**		**28**	**2765**	**0**	**111**	**2876**
Level 11	0	0	4	2	6	**627**		0	0	0	0	0	-	**492**																0	0	0	0	0	**256**										**6**	**1375**	**0**	**0**	**1375**
Roof																																													**0**	**0**			**0**
Subtotal	0	3	67	21	**91**	**9374**	**130**	0	30	62	7	2	**101**	**9598**	**212**	**51**	0	12	31	19	**62**	**6772**	**67**	0	12	24	8	**44**	**4665**	**314**	0	42	59	6	**107**	**9880**	**212**	**60**	0	5	103	20	**128**	**13995**	**0**	**533**	**54284**	**424**	**622**	**55330**
Proposed Mix	0%	3%	74%	23%	100%			0%	30%	61%	7%	2%	100%				0%	19%	50%	31%	100%			0%	27%	55%	18%	100%			0%	39%	55%	6%	100%				0%	4%	80%	16%	100%						

DISCLAIMER

These areas are schematic only and subject to council and other requisite approval. Areas are not to be used for marketing purposes.

This scheme has been prepared generally within the bounds of the current site dimensions however is subject to detailed discussion with council, hence may be subject to change once advice is received.

This design has been prepared without structural or services engineering input hence is subject to change once advice is received.

The information contained herein is believed to be correct at time on preparation based on the information available at the time of preparation.

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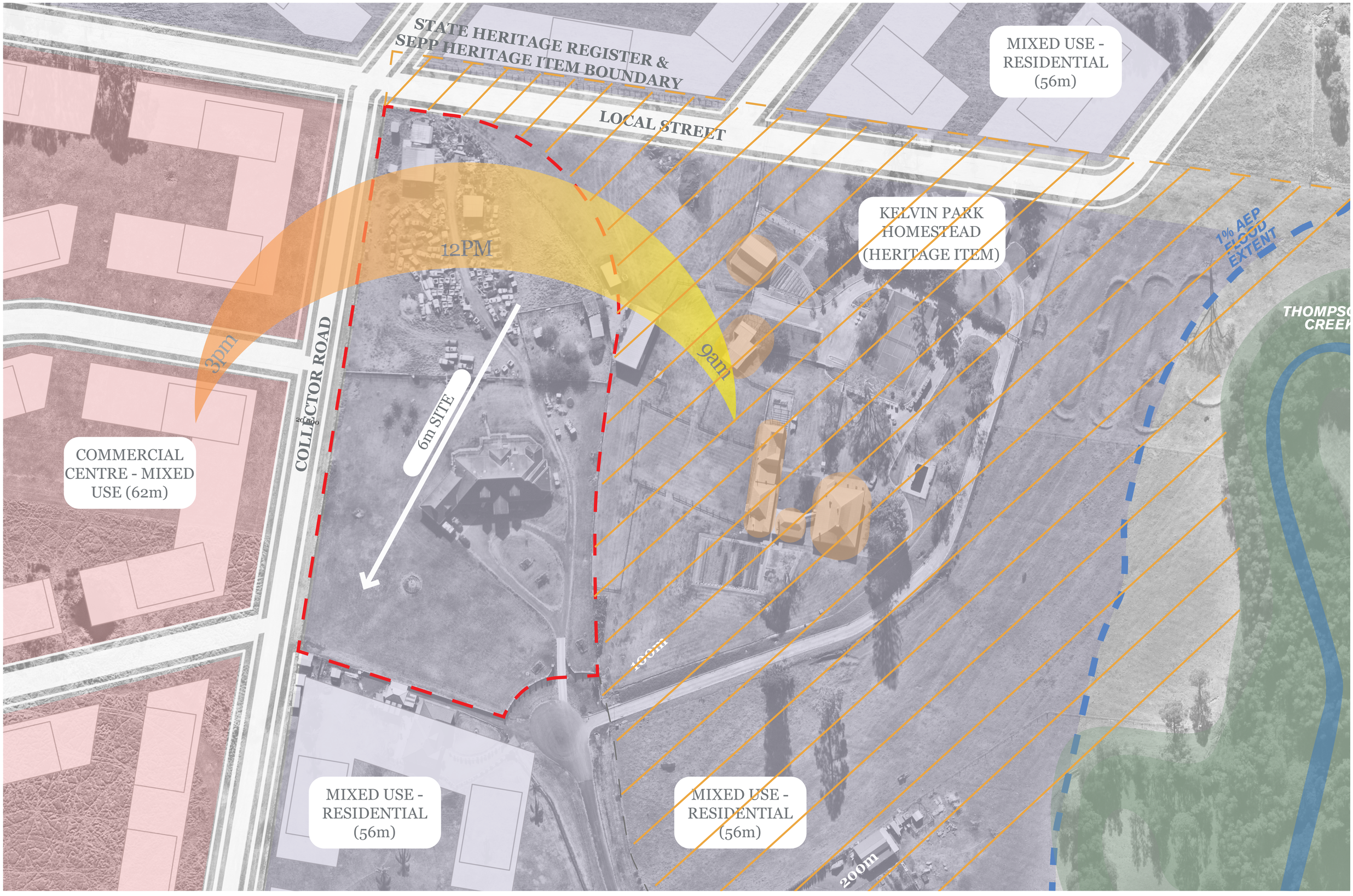
Project Name: 40 The Retreat, Bringelly
Project Address: 40 The Retreat, Bringelly, NSW 2556
Client: SCG
Project Number: 13317
Drawing Name: Development Summary 02
Scale: @A1
Date: 11/06/2024
Drawing Number Revision: **DA0002 C**



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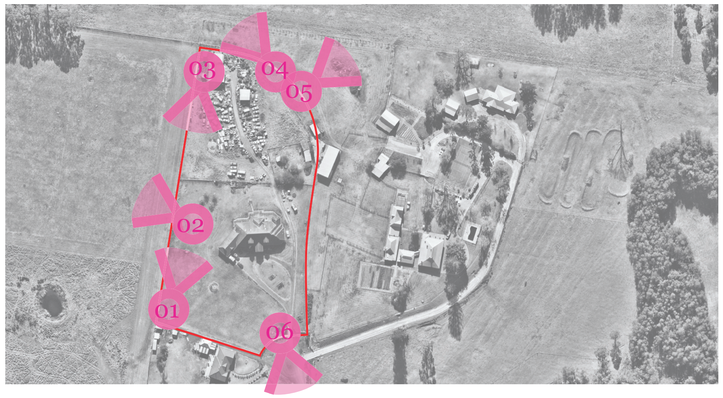
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Site Analysis
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA1000**
		Revision	**A**





VIEW 01



VIEW 02



VIEW 03



VIEW 04



VIEW 05



VIEW 06

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Site Photos
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA1001**
		Revision	**A**



Site Plan
Scale 1:750

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Rev	Date	By	Chk	Description
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B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments
F	7/06/2024	DK	SO	Landscape Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Site Plan
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA1002**
		Revision	**F**



Site Plan - Ground Plane
Scale 1:750

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Rev	Date	By	Chk	Description
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B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments
F	7/06/2024	DK	SO	Landscape Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Site Plan - Ground Plane
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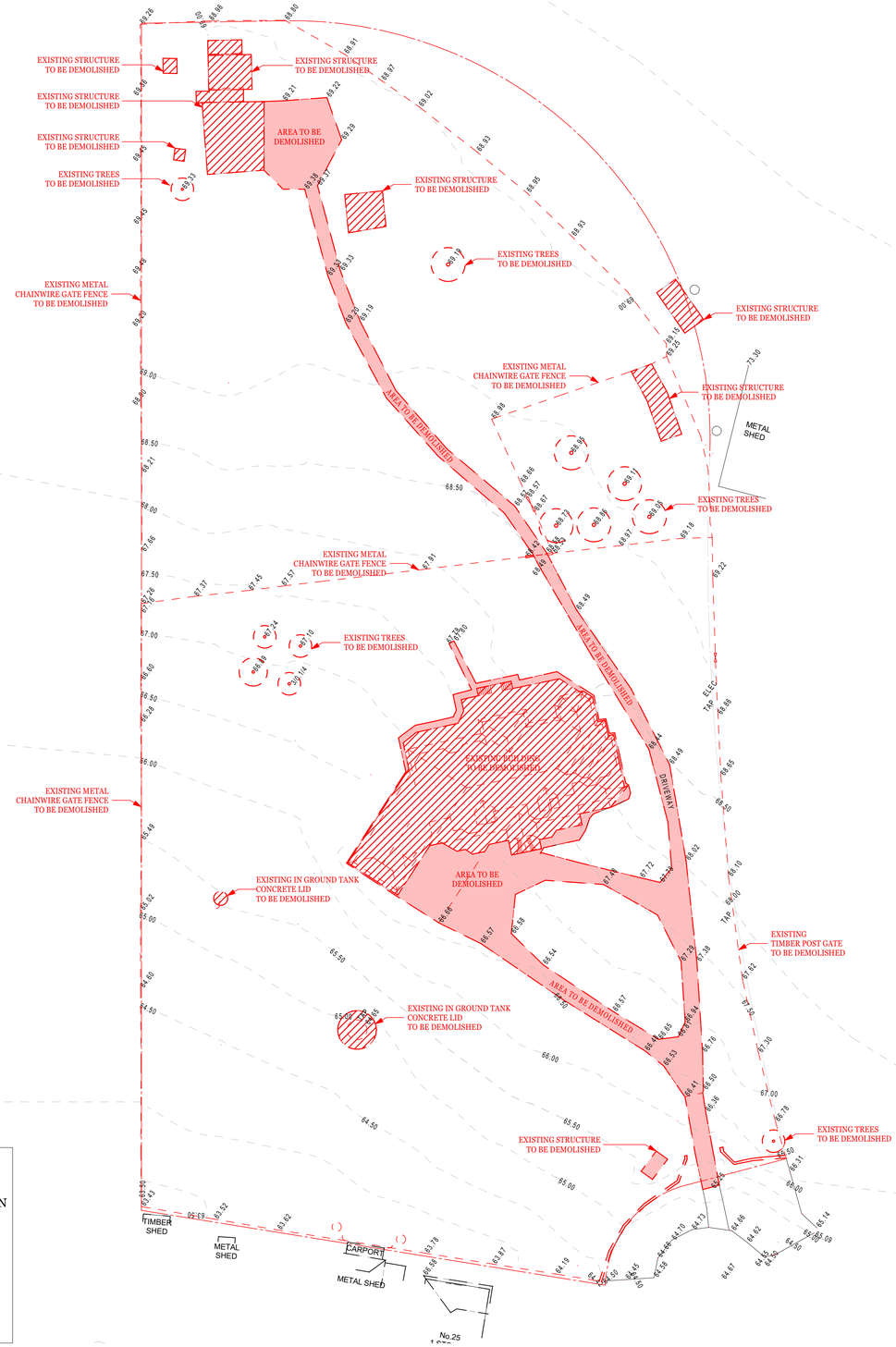
Client	SCG	Drawing Number	**DA1003**
		Revision	**F**



KELVIN HOMESTEAD

KEY

- **Area to be demolished**
- **Existing building to be demolised**
- **Trees to be removed**

Notes

ALL WORKS TO BE IN ACCORDANCE WITH AUTHORITY & STATUTORY APPROVALS.
REFER TO SITE SURVEY FOR ALL INFORMATION RELATING TO EXISTING SITE CONDITIONS.
ALL BOUNDARY INFORMATION TO BE CONFIRMED BY REGISTERED SURVEYOR BEFORE COMMENCING WORKS ON SITE.
REFER TO LANDSCAPE ARCHITECT'S DOCUMENTATION & ARBORIST REPORTS FOR ALL INFORMATION RELATING TO TREES AND THEIR RETENTION/REMOVAL AND NEW LANDSCAPE WORKS.
ALL DRAWINGS TO BE READ IN CONJUCTION WITH:
- ALL SPECIFICATIONS & SCHEDULES
- ALL SPECIALIST CONSULTANTS DOCUMENTATION
- BASIX, NATHERS & SECTION J CERTIFICATES
MINOR CHANGES TO FORM & CONFIGURATION MAY BE REQUIRED AFTER DEVELOPMENT CONSENT WHEN DRAWINGS ARE PREPARED FOR CONSTRUCTION PURPOSES.

Demolition Plan
Scale 1:500

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Rev	Date	By	Chk	Description
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B	25/03/2024	DK	SO	Client and Planner Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Demolition Plan
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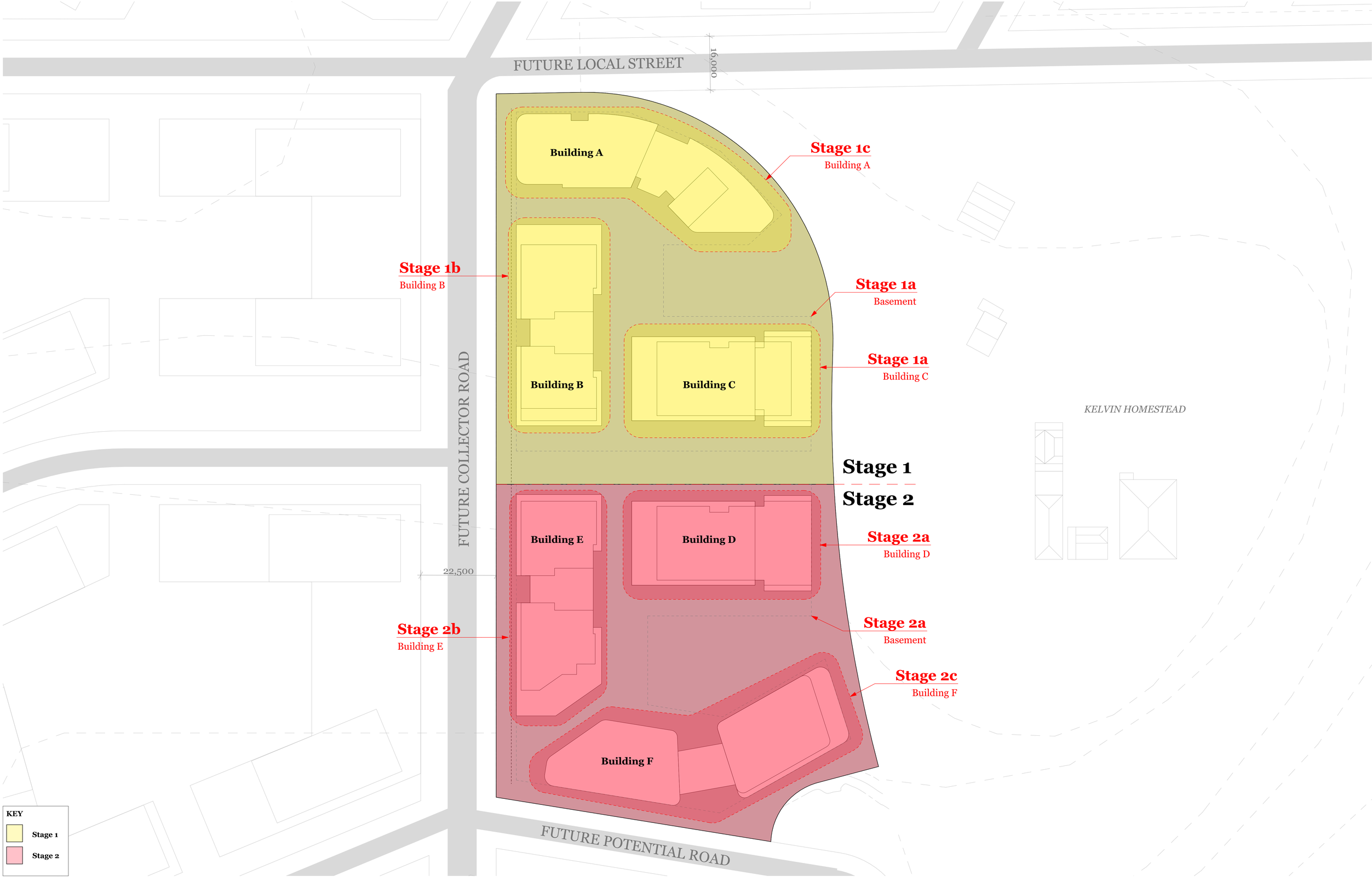

Staging Plan
Scale 1:500

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B	25/03/2024	DK	SO	Client and Planner Amendments
C	11/04/2024	DK	SO	Client Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Staging Plan
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Client	SCG	Drawing Number	DA1005
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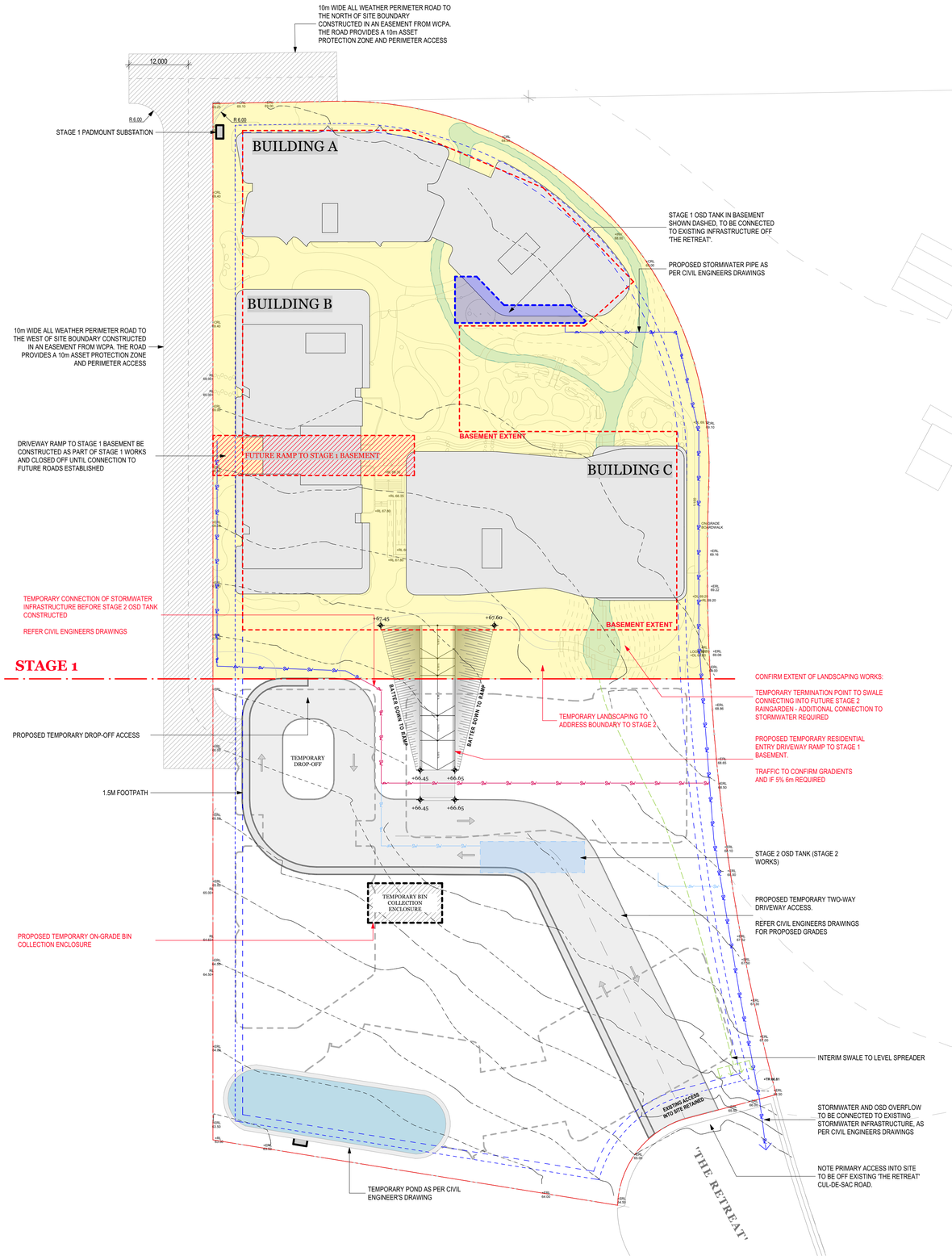

STAGING NOTES

OVERALL
- STAGE 1 TO ASSUME NO FUTURE ROADS BASED OFF THE PRECINCT DCP WILL BE IN PLACE
- ALL ACCESS AND INFRASTRUCTURE CONNECTIONS TO BE TEMPORARY OFF 'THE RETREAT' EXISTING CUL-DE-SAC ROAD

TRAFFIC
- TEMPORARY DRIVEWAY OFF 'THE RETREAT' PROPOSED
- DRIVEWAY TO LEAD TO TEMPORARY DROP-OFF ZONE AND TEMPORARY BASEMENT ACCESS
- TEMPORARY RAMP TO BE PROVIDED AT THE PROPOSED LOCATION
- TRAFFIC ENGINEER TO CONFIRM IF HRV ACCESS TO BASEMENT IS REQUIRED TO BASEMENT IN A TEMPORARY SOLUTION

SERVICES
- TEMPORARY LOCATION OF SUBSTATION TO BE PROVIDED OFF 'THE RETREAT'
- TEMPORARY LOCATION OF BOOSTERS TO BE PROVIDED OFF 'THE RETREAT'
- ALL SERVICE CONNECTIONS TO BE OFF EXISTING INFRASTRUCTURE OFF 'THE RETREAT'

CIVIL
- STORMWATER AND OSD OVERFLOW TO BE CONNECTED TO EXISTING INFRASTRUCTURE OFF 'THE RETREAT'
- FLOOD MITIGATION MEASURES TO BE PROVIDED

WASTE
- WASTE CONSULTANT TO CONFIRM IF ABOVE GROUND, TEMPORARY ON-SITE COLLECTION IS POSSIBLE
- IF POSSIBLE, LOCATION OF TEMPORARY WASTE STORAGE TO BE PROVIDED

LANDSCAPE
- ALL LANDSCAPING TO THE STAGE 1 GROUND FLOOR COS TO BE PROVIDED
- LANDSCAPING TO THE THROUGH-SITE LINK TO BE TEMPORARY, BASED OFF FINAL LOCATION OF TEMPORARY DRIVEWAY AND RAMP ACCESS

KELVIN HOMESTEAD

Staging Plan - Overall
Scale 1:500

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Consultants

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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	11/06/2024	DK	SO	Civil Engineer Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Stage 1 Plan - Overall
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA1006
		Revision	D

STAGING NOTES

OVERALL
- STAGE 1 TO ASSUME NO FUTURE ROADS BASED OFF THE PRECINCT DCP WILL BE IN PLACE
- ALL ACCESS AND INFRASTRUCTURE CONNECTIONS TO BE TEMPORARY OFF 'THE RETREAT' EXISTING CUL-DE-SAC ROAD

TRAFFIC
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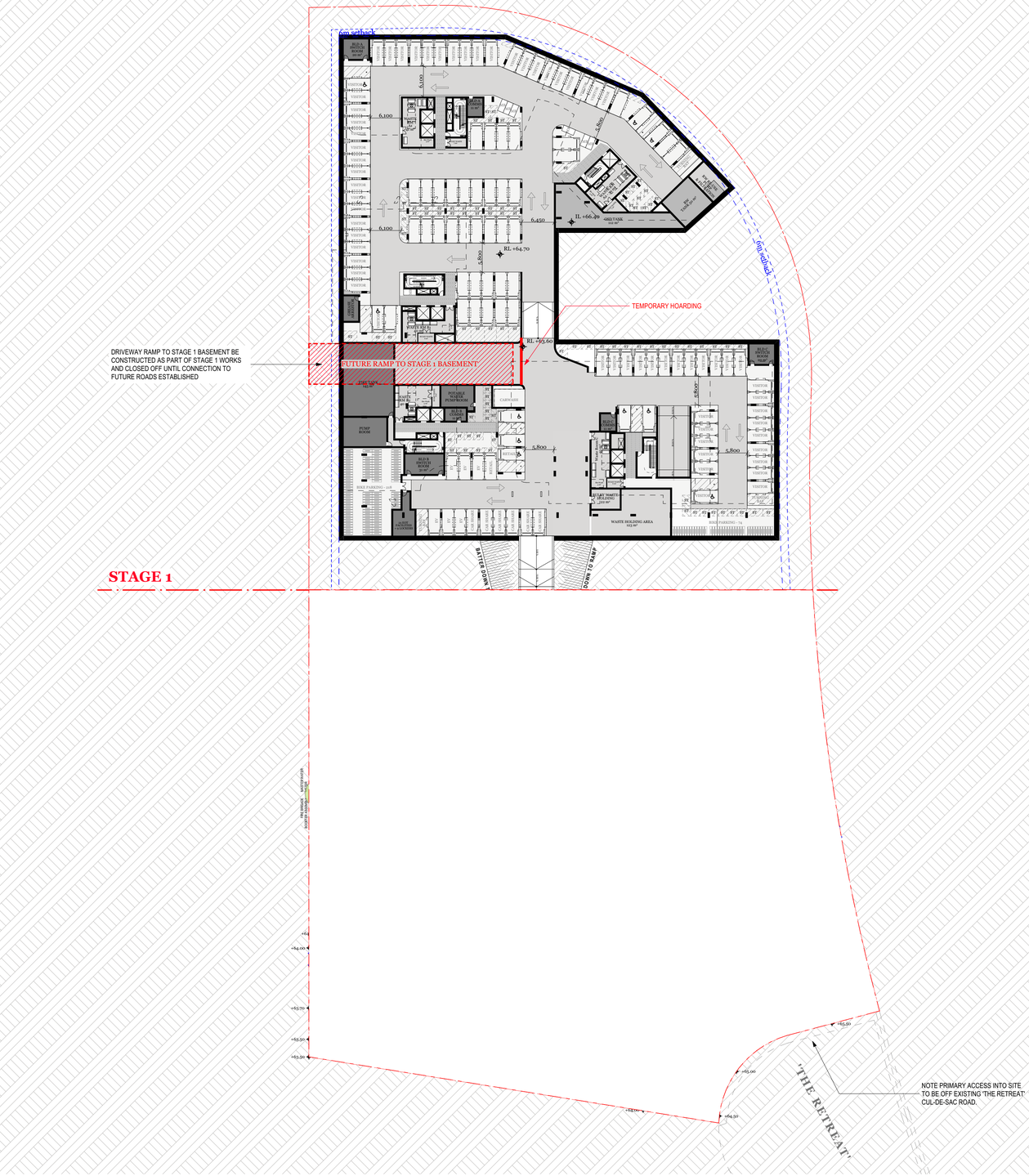

STAGE 1

Staging Plan - Lower Ground

Scale 1:500

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Stage 1 Plan - Basement (Op
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA1007**
		Revision	**B**

AMENDMENTS

1. The proposed local road is designed to connect with existing local roads, ensuring a continuous through connection without any dead-ends.
2. The streets aligned with a single landowner, ensuring consistency in street edge and streamlining construction timing and delivery.
3. Consolidating irregular lots under individual landowners creates opportunities and usable developable area.
4. Absence of indicative layout plan roads owned by private landowners creates opportunities for pedestrian through-site connections and flexibility in designing pedestrian-friendly streets linking to Thompson Creek.
5. Reduction of roads provide additional developable area for development and creates opportunity for building orientation, varying scales and public open space.

LEGEND

- As per Bradfield City Center Master Plan
- As per Fig.10 of the Amendment Discussion Paper
- Proposed Amendment
- Removed ILP Roads

MASTER PLAN



The suggested amendments have reviewed by a traffic engineer and takes into consideration: Intersetion distances, intersection priority, possible slip lanes and avoidance of rat runs whilst maintaining through site access.

Bradfield City Masterplan - WPCA Proposed Arrangement
Scale NTS

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	WPCA Arrangement
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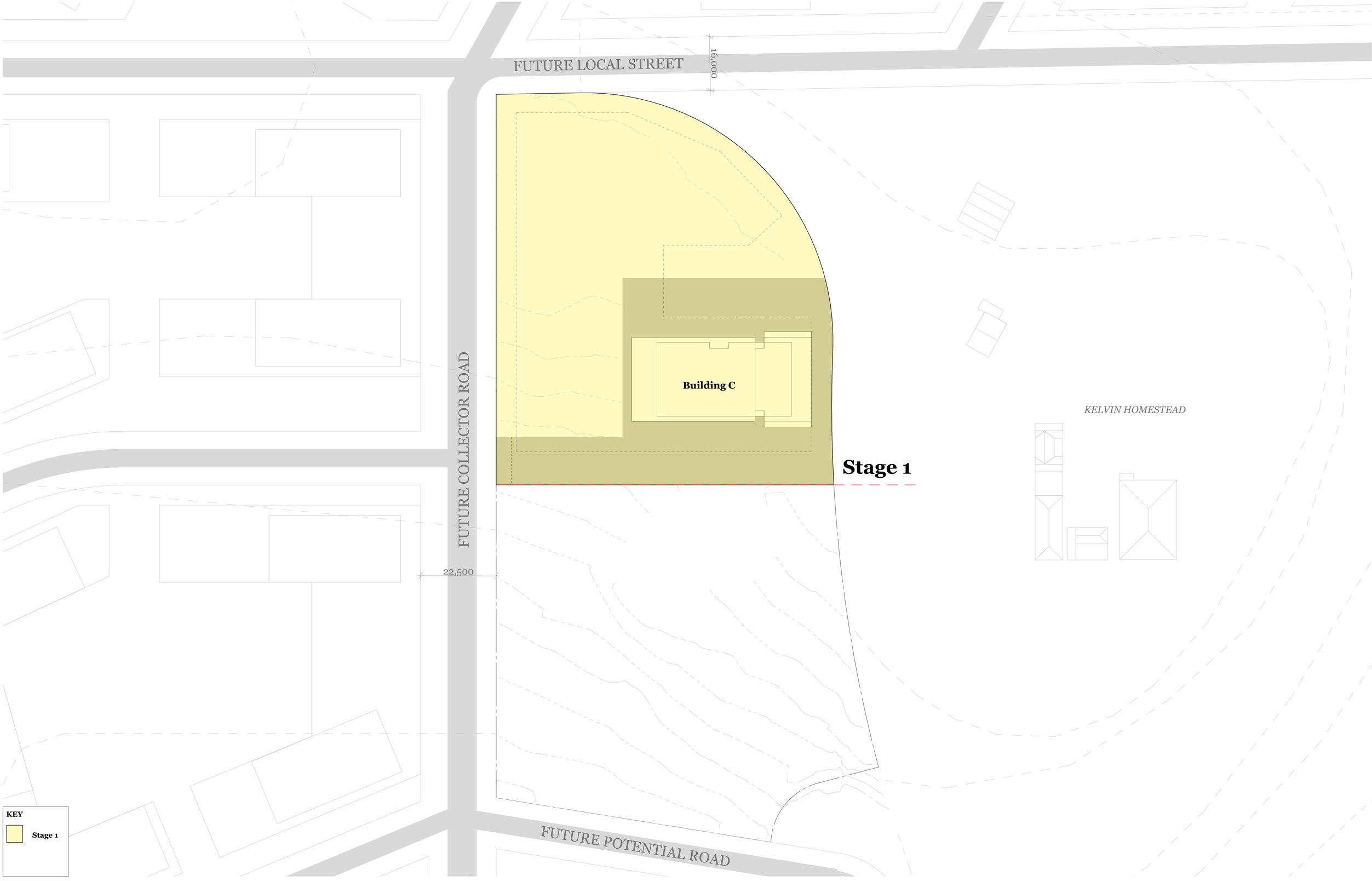

Staging Plan 1a
Scale 1:500

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Staging Plan 1a
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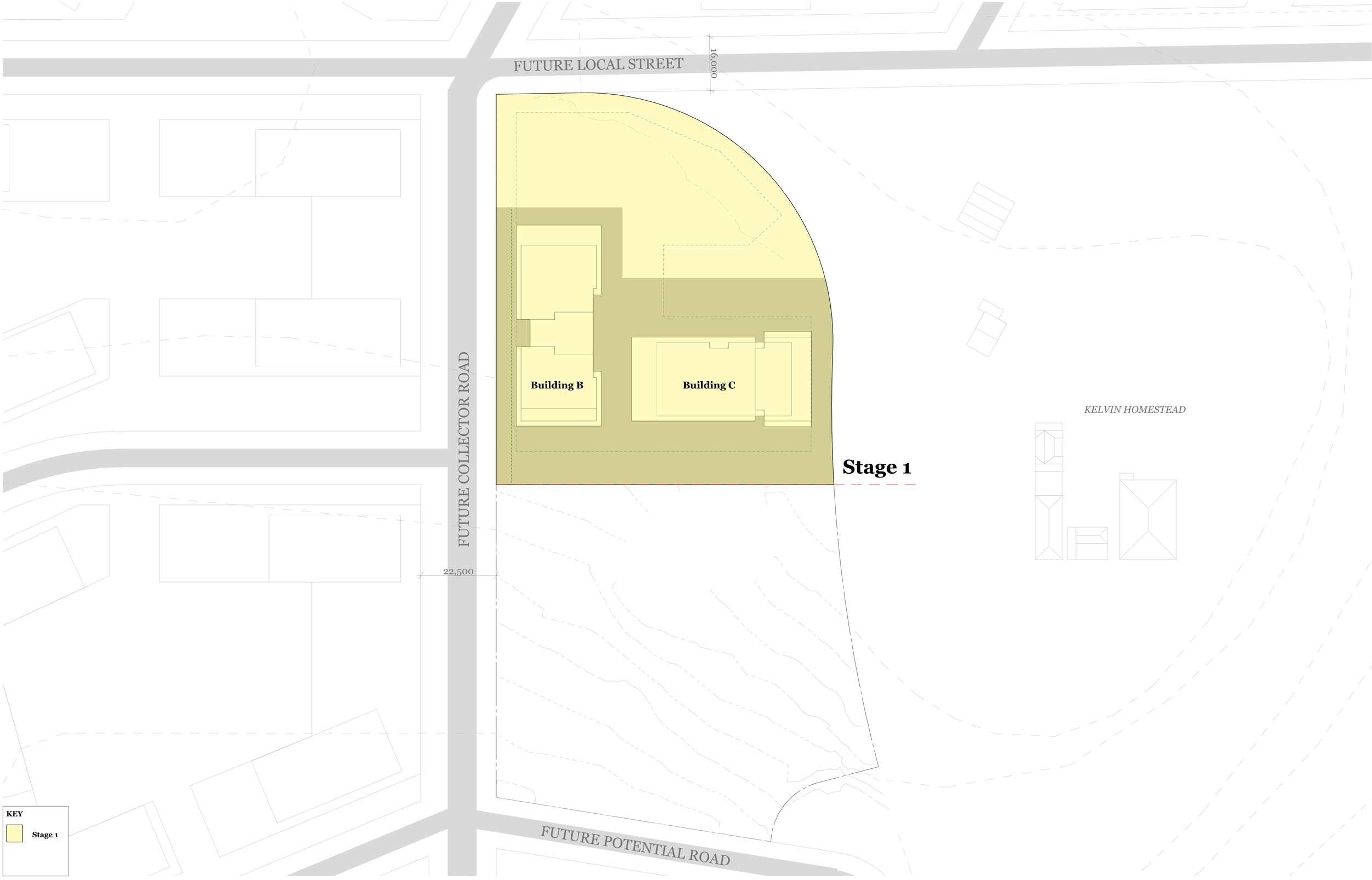

Staging Plan 1b
Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 600	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	19/04/2024	DK	SO	Consultant Amendments

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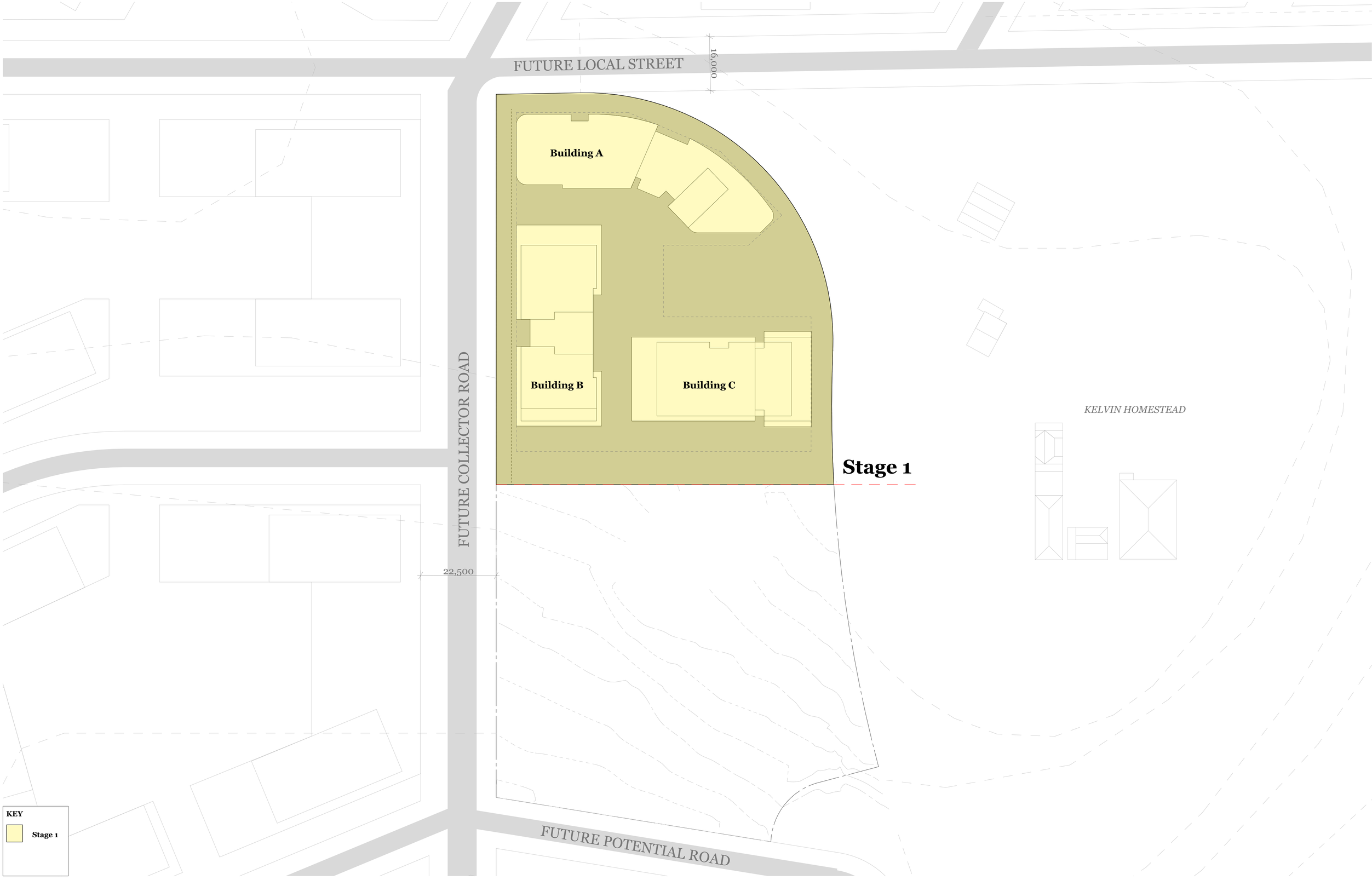
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Staging Plan 1b
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA1010**
		Revision	**A**



Staging Plan 1c
Scale 1:500

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	19/04/2024	DK	SO	Consultant Amendments

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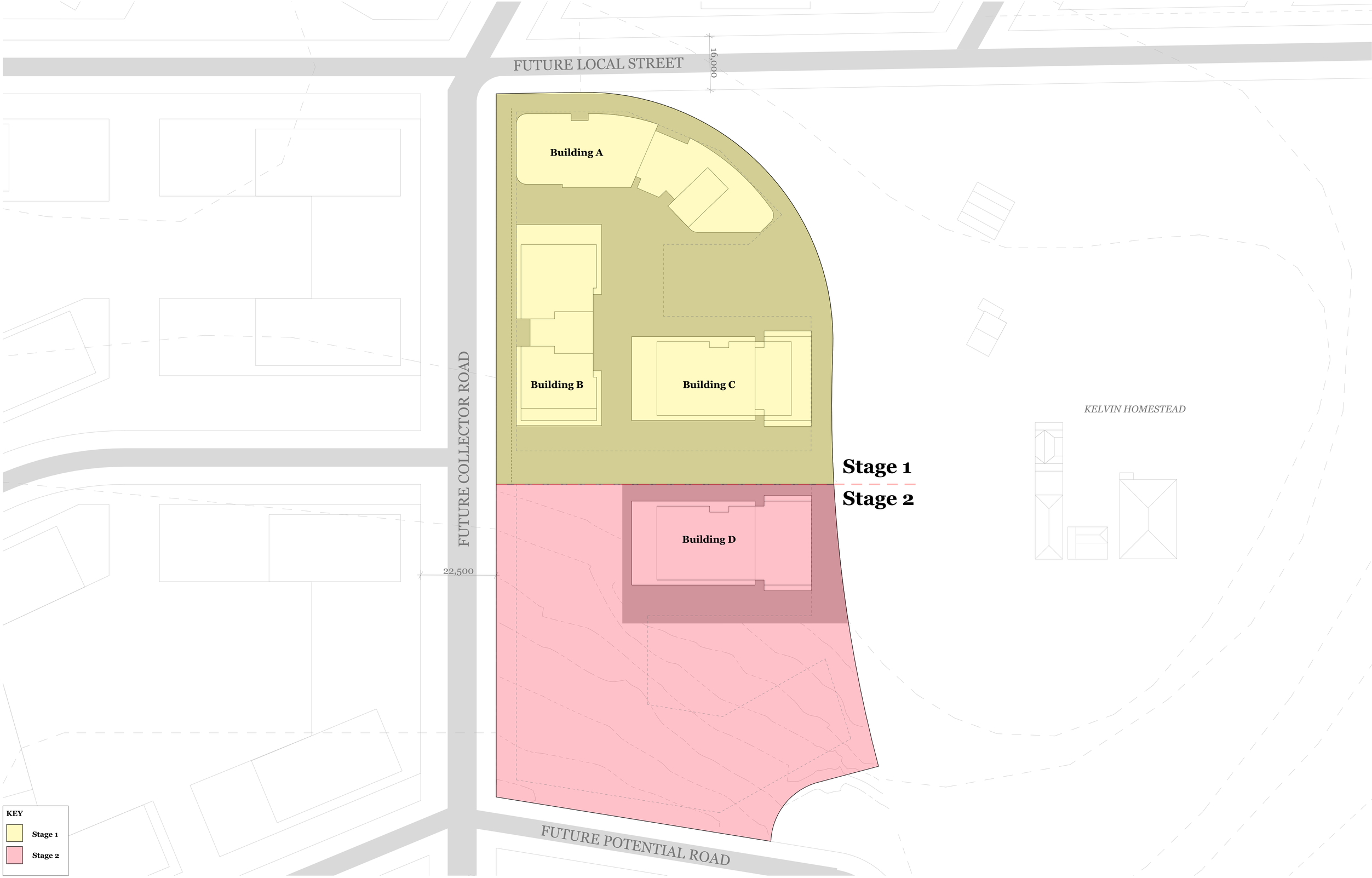
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Staging Plan 1c
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA1011
		Revision	A



Staging Plan 2a
Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	19/04/2024	DK	SO	Consultant Amendments

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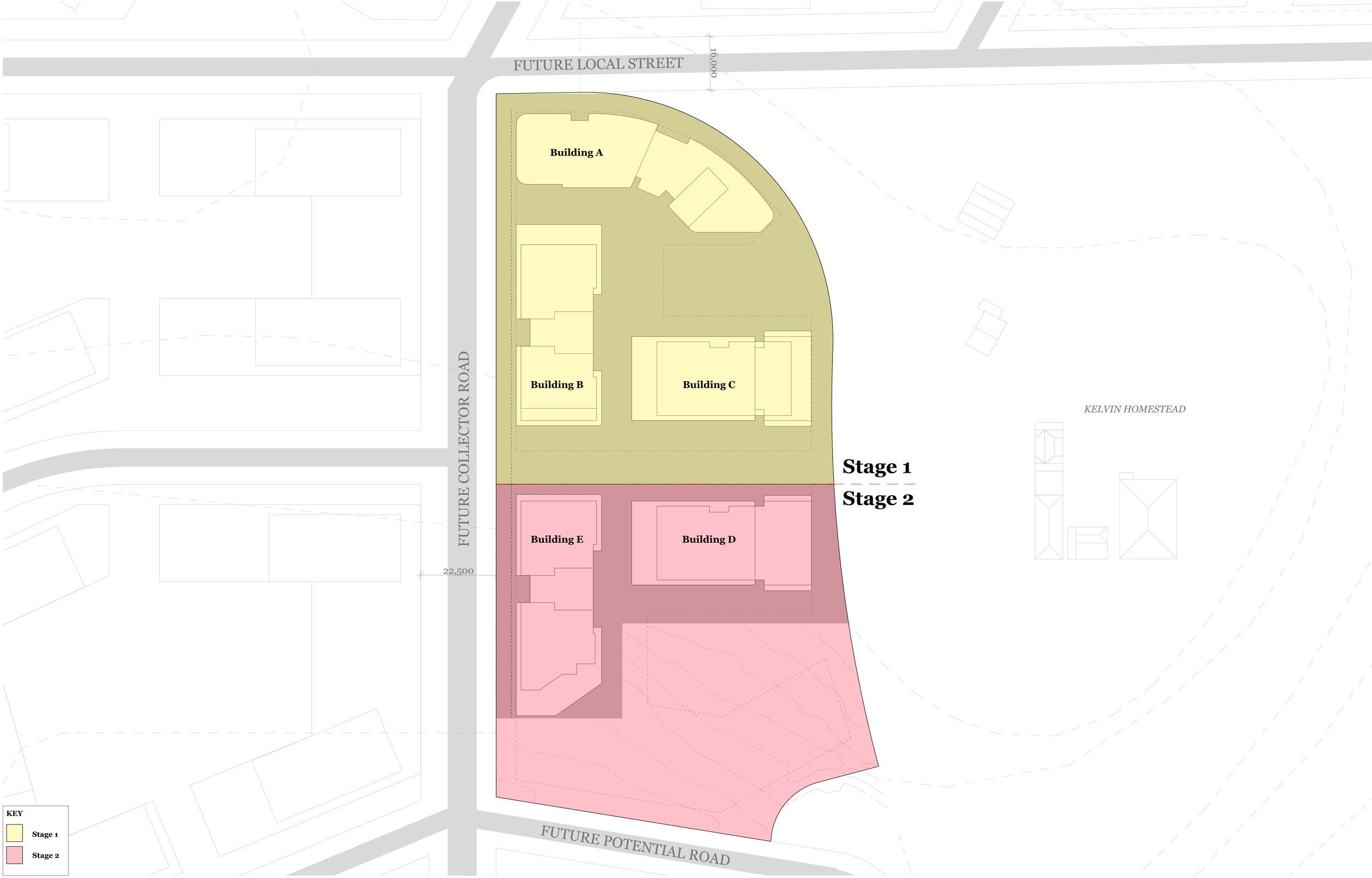
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Staging Plan 2a
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA1012
		Revision	A



Staging Plan 2b
Scale 1:500

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Consultants

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	19/04/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Staging Plan 2b
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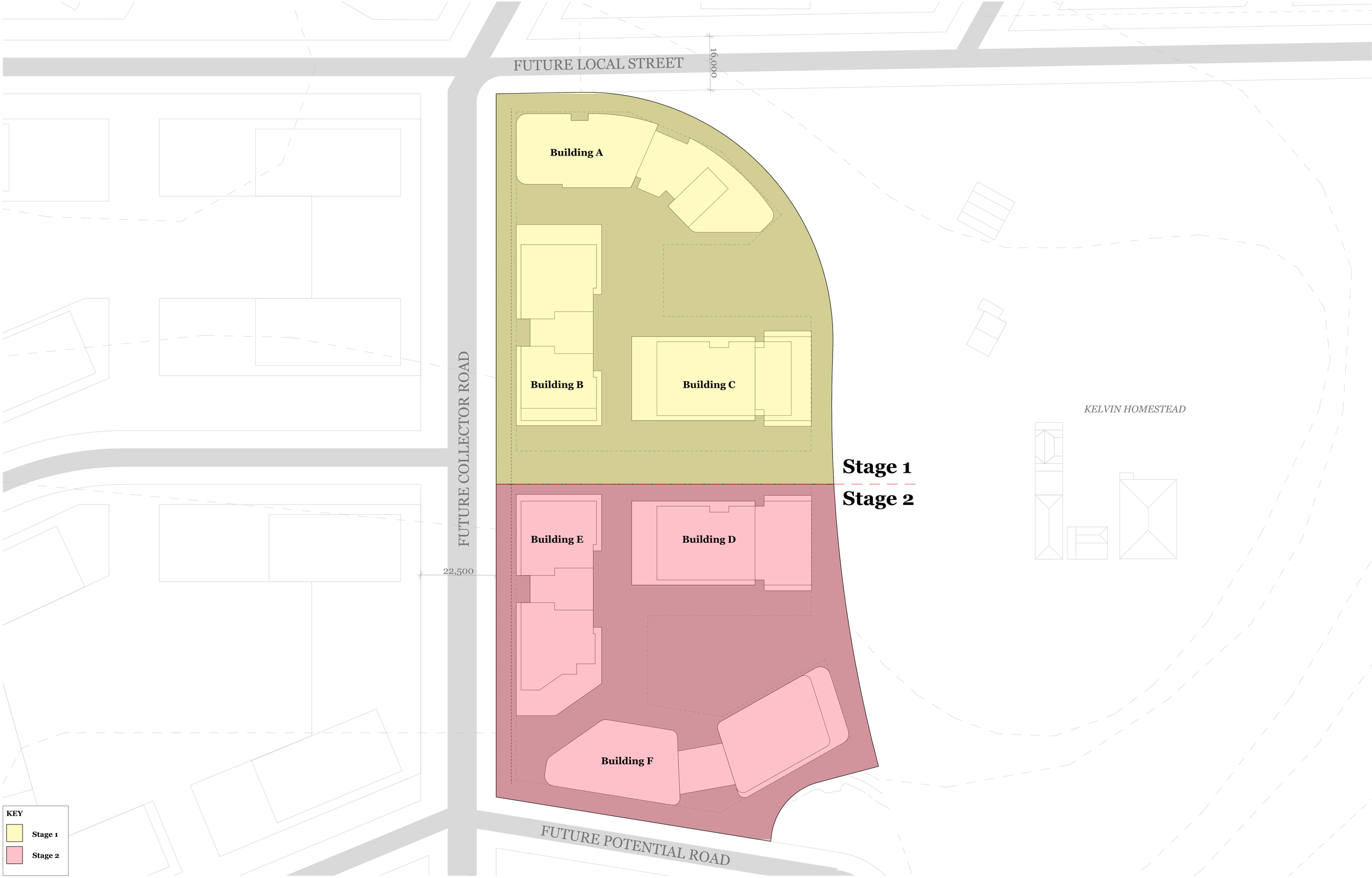
Client	SCG	Drawing Number	DA1013
		Revision	A



Staging Plan 2c
Scale 1:500

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	19/04/2024	DK	SO	Consultant Amendments

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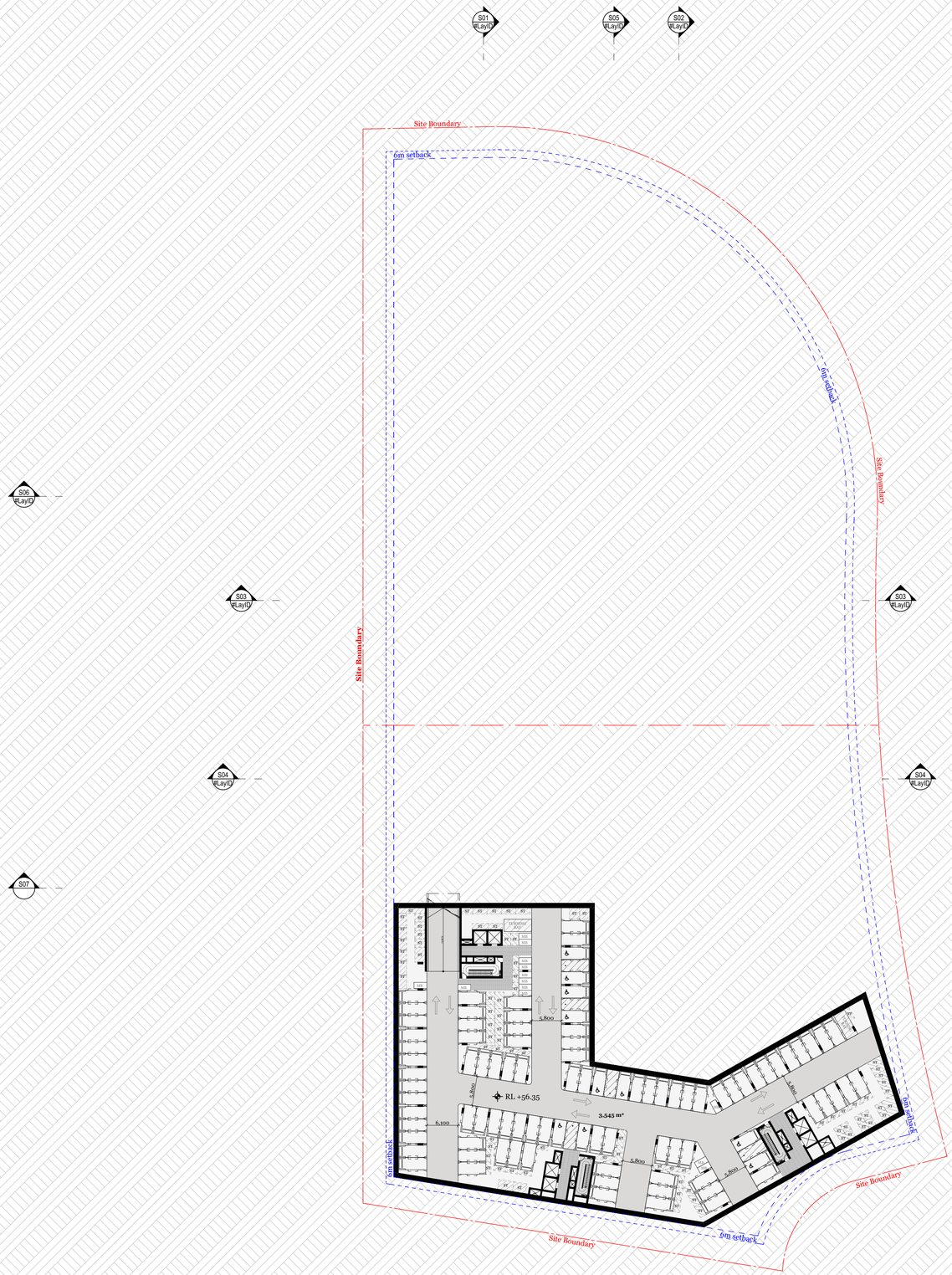
Project Name	40 The Retreat, Bringelly
Project Address	40 The Retreat, Bringelly, NSW 2556
Client	SCG
Project Number	13317
Drawing Name	Staging Plan 2c
Scale	1:500@A1
Date	11/06/2024
Drawing Number	DA1014
Revision	A



-3. BASEMENT 02

Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	1/05/2024	DK	SO	Consultant Amendments

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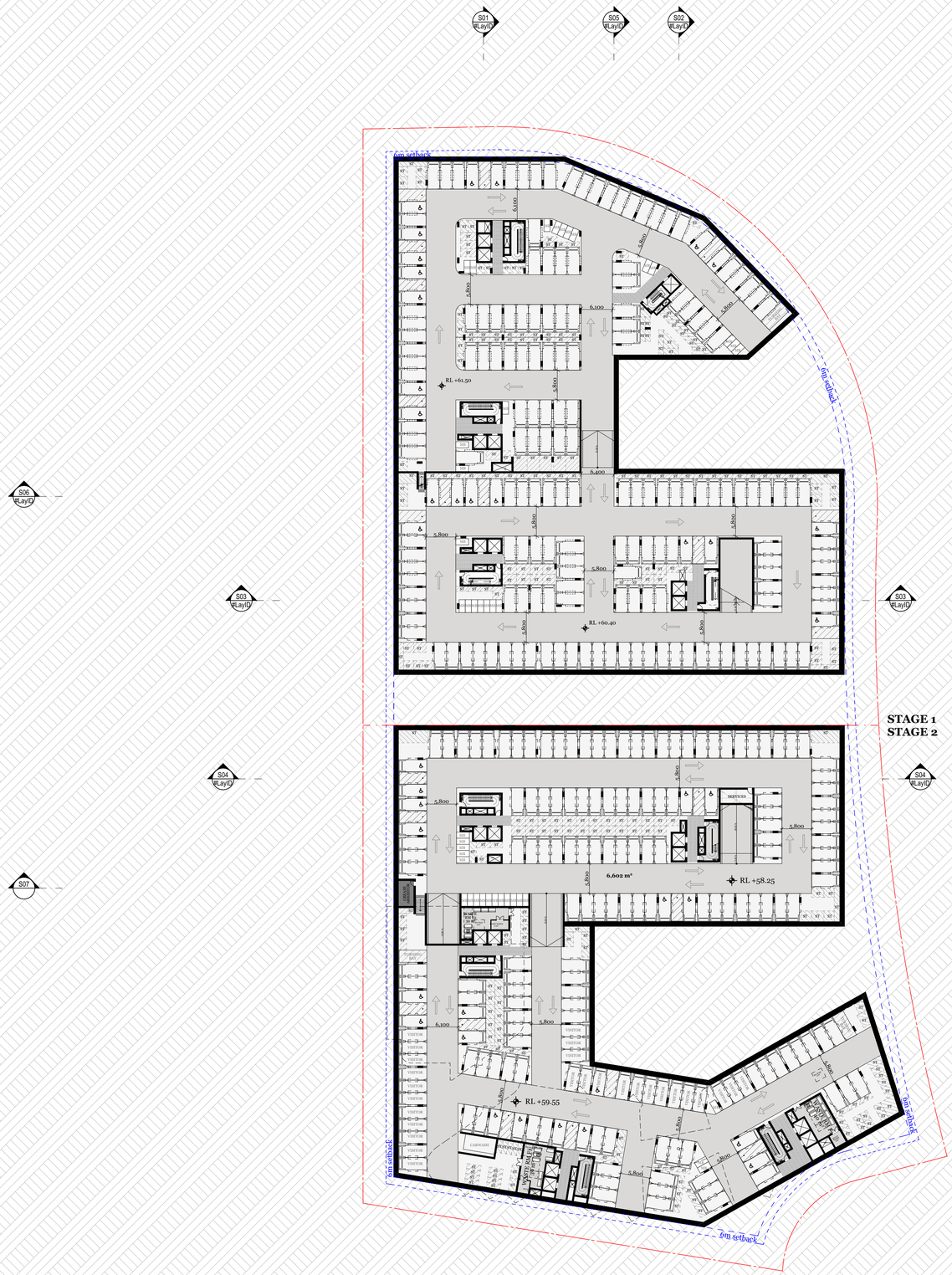
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Basement 02 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2000**
		Revision	**D**



-2. BASEMENT 01

Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments

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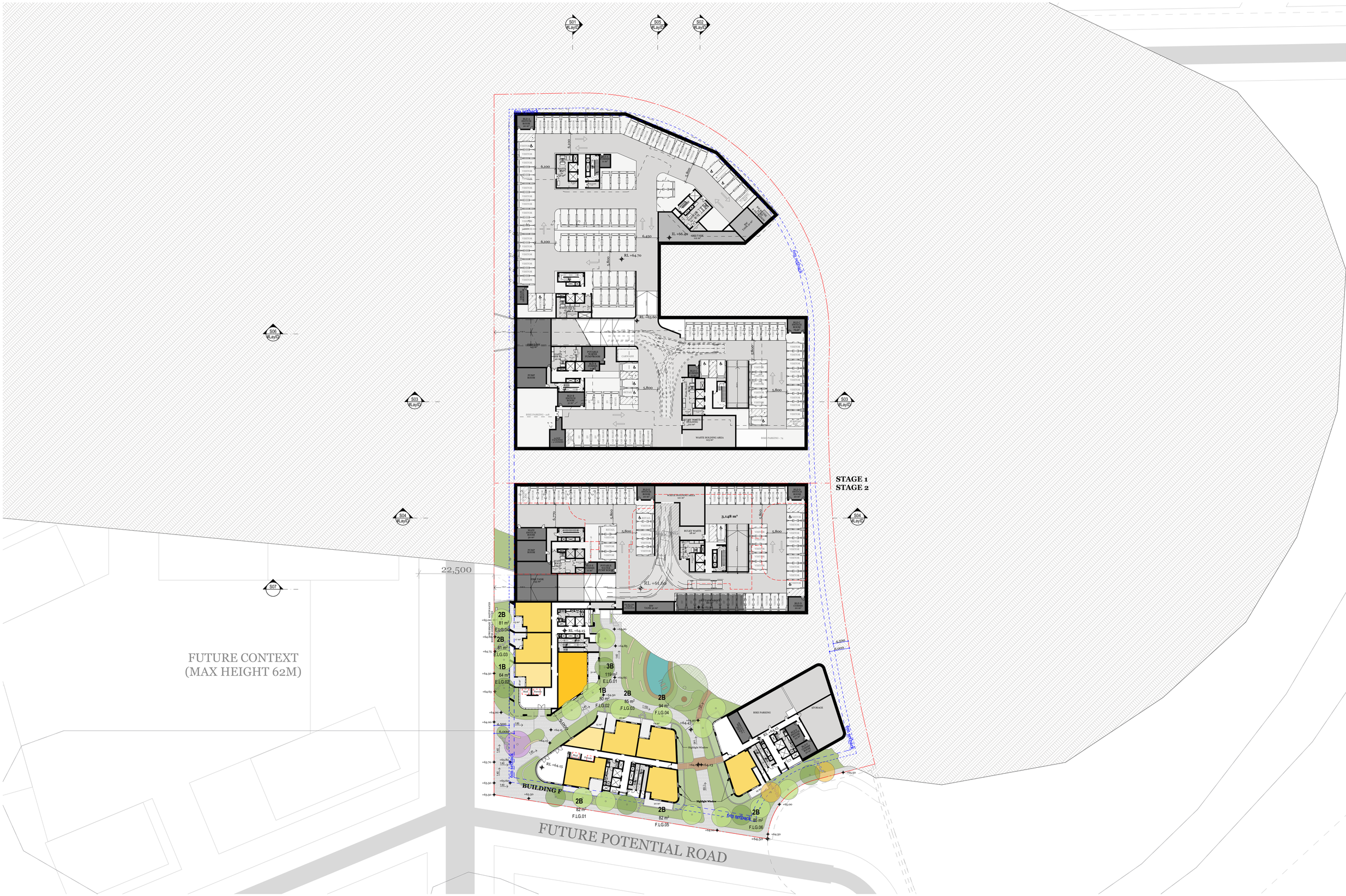
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Basement 01 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2001**
		Revision	**E**



-1. LOWER GROUND
Scale 1:500

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments
F	27/05/2024	KH	DK	Consultant Amendments
G	7/06/2024	DK	SO	Landscape Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Lower Ground Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2002
		Revision	G



0. GROUND LEVEL
Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments
F	27/05/2024	KH	DK	Consultant Amendments
G	7/06/2024	DK	SO	Landscape Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Ground Level Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2003
		Revision	G

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

FUTURE CONTEXT
(MAX HEIGHT 62M)

EXISTING BUILDING
KELVIN HOMESTEAD

FUTURE POTENTIAL ROAD

BUILDING A
BUILDING B
BUILDING C
BUILDING D
BUILDING E
BUILDING F

STAGE 1
STAGE 2

1. LEVEL 01
Scale 1:500

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments
F	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 01 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2004
		Revision	F

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

FUTURE CONTEXT
(MAX HEIGHT 62M)

EXISTING BUILDING
KELVIN HOMESTEAD

FUTURE POTENTIAL ROAD

STAGE 1
STAGE 2

BUILDING A
BUILDING B
BUILDING C
BUILDING D
BUILDING E
BUILDING F

2. LEVEL 02
Scale 1:500

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Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 02 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2005
		Revision	E



3. LEVEL 03
Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 03 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2006
		Revision	E



4. LEVEL 04
Scale 1:500

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Muratbegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 04 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2007
		Revision	E

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

FUTURE CONTEXT
(MAX HEIGHT 62M)

EXISTING BUILDING
KELVIN HOMESTEAD

FUTURE POTENTIAL ROAD

S01 #Layl0
S05 #Layl0
S02 #Layl0
S03 #Layl0
S04 #Layl0
S06 #Layl0
S07

BUILDING A
2B 81 m² A.05.02
2B 86 m² A.05.03
2B 86 m² A.05.04
2B 90 m² A.05.05
3B 102 m² A.05.01
3B 103 m² A.05.06

BUILDING B
2B 79 m² B.05.09
2B 78 m² B.05.10
1B 55 m² B.05.08
1B 55 m² B.05.07
2B 87 m² B.05.06
2B 87 m² B.05.05
1B 55 m² B.05.04
1B 55 m² B.05.03
2B 79 m² B.05.02
2B 78 m² B.05.01

BUILDING C
2B 76 m² C.05.02
2B 88 m² C.05.03
2B 88 m² C.05.04
3B 107 m² C.05.05
2B 85 m² C.05.01
1B 63 m² C.05.07
3B 107 m² C.05.06

BUILDING D
2B 76 m² D.05.02
2B 88 m² D.05.03
2B 88 m² D.05.04
2B 83 m² D.05.01
1B 63 m² D.05.05

BUILDING E
2B 79 m² E.05.09
2B 78 m² E.05.10
1B 55 m² E.05.08
1B 55 m² E.05.07
2B 87 m² E.05.06
2B 87 m² E.05.05
1B 55 m² E.05.04
1B 55 m² E.05.03
1B 65 m² E.05.01
2B 89 m² E.05.02

BUILDING F
2B 88 m² F.05.02
2B 85 m² F.05.03
2B 95 m² F.05.04
2B 95 m² F.05.07
2B 85 m² F.05.08
2B 76 m² F.05.09
2B 93 m² F.05.10
3B 141 m² F.05.01
3B 97 m² F.05.05
2B 91 m² F.05.06

STAGE 1
STAGE 2

18,000
24,000
4,500
6,000
10,965
16,105
1.4 m Balustrade
Full Height Screening
Highlight Window
Obscure Glazing

5. LEVEL 05
Scale 1:500

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Murathegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626	

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 05 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2008**
		Revision	**E**



6. LEVEL 06
Scale 1:500

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Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
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B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 06 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2009
		Revision	E



7. LEVEL 07
Scale 1:500

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Consultants

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 07 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2010
		Revision	E



8. LEVEL 08
Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 08 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2011
		Revision	E



9. LEVEL 09
Scale 1:500

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		Steven Bregovic 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 09 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2012
		Revision	E



10. LEVEL 10
Scale 1:500

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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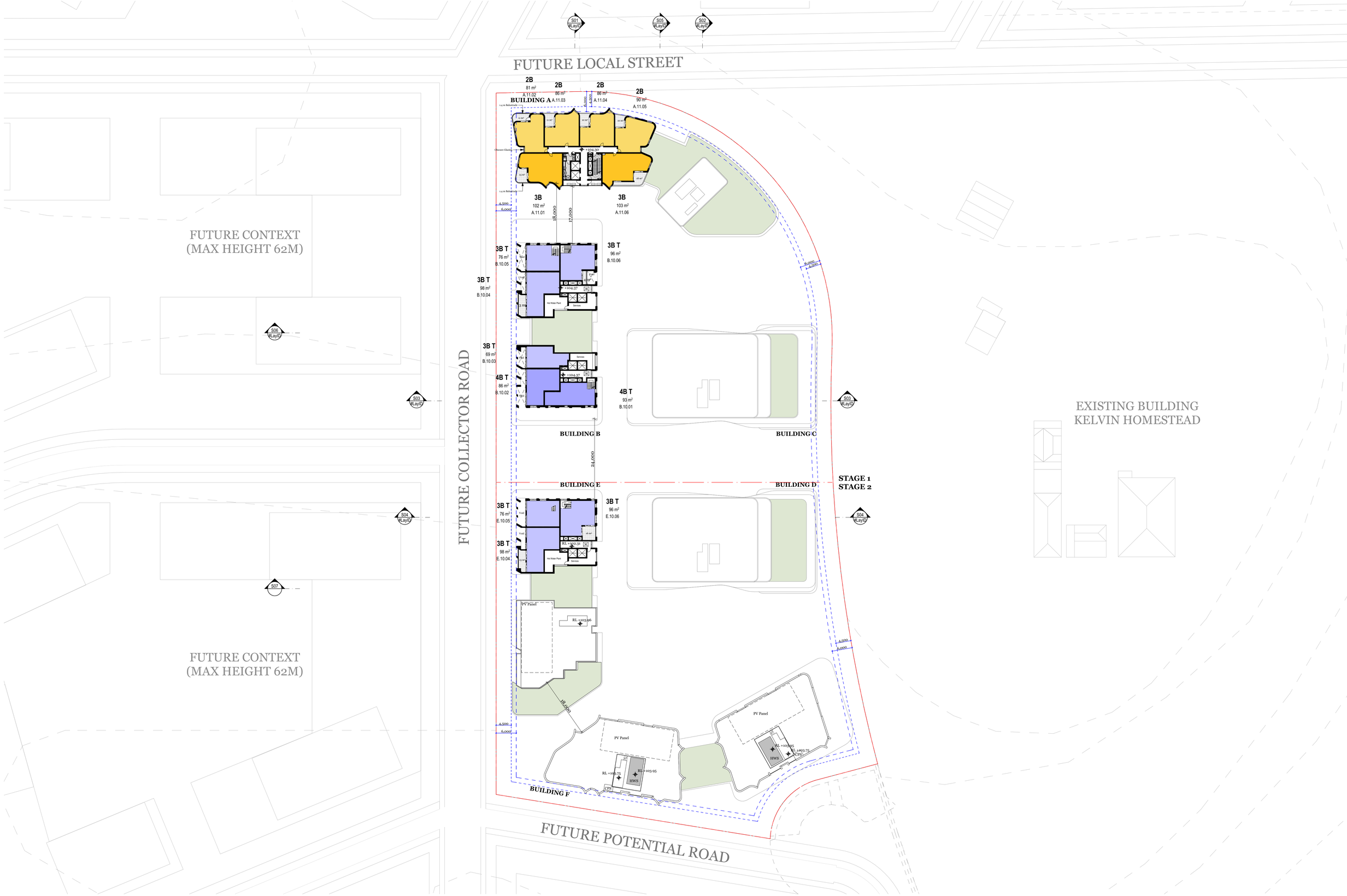
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 10 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2013
		Revision	E



11. LEVEL 11
Scale 1:500

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Consultants

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Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
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C	4/04/2024	DK	SO	Consultant Amendments
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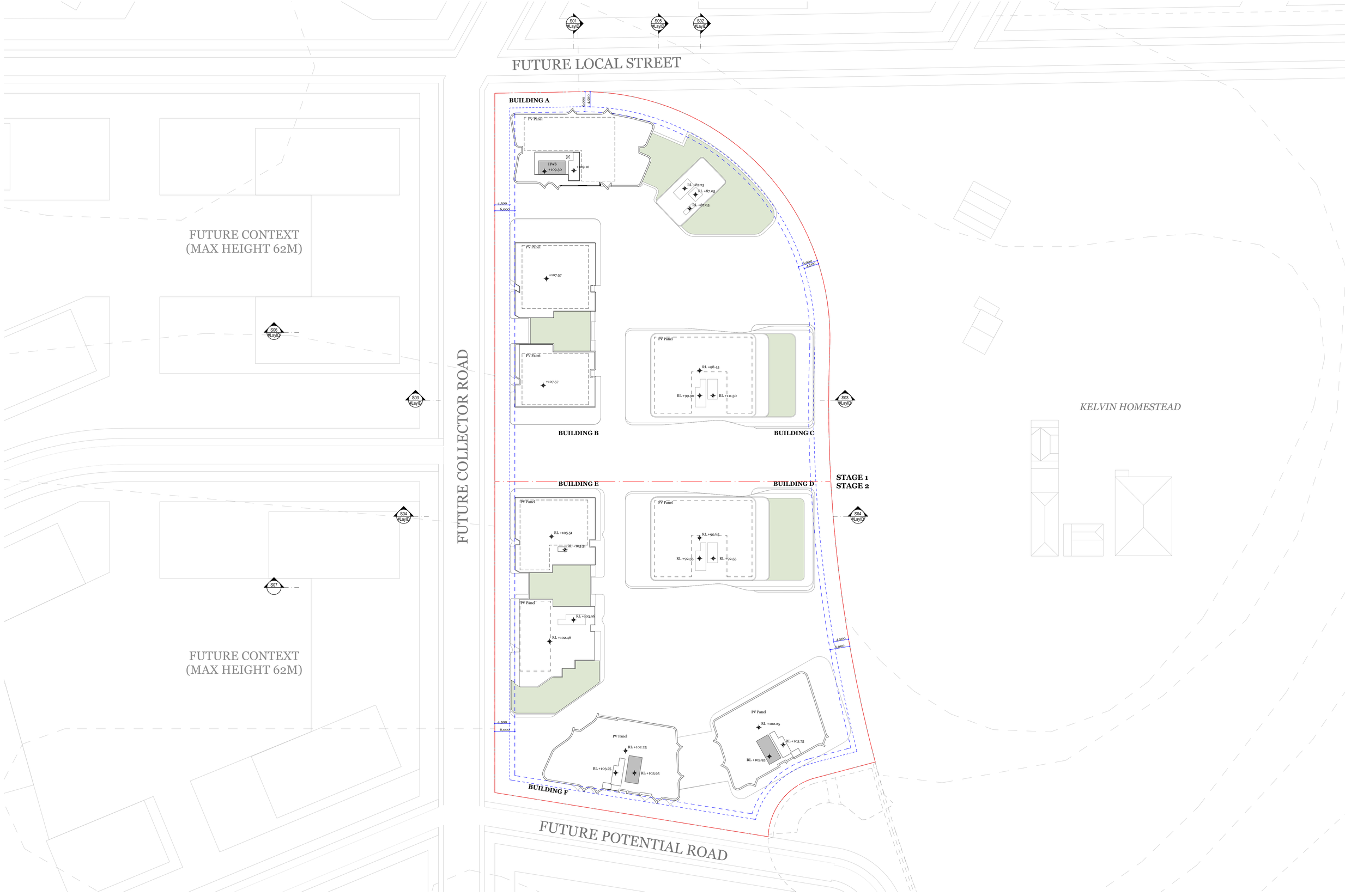
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Level 11 Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2014
		Revision	E



12. ROOF
Scale 1:500

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Consultants

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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Rev	Date	By	Chk	Description
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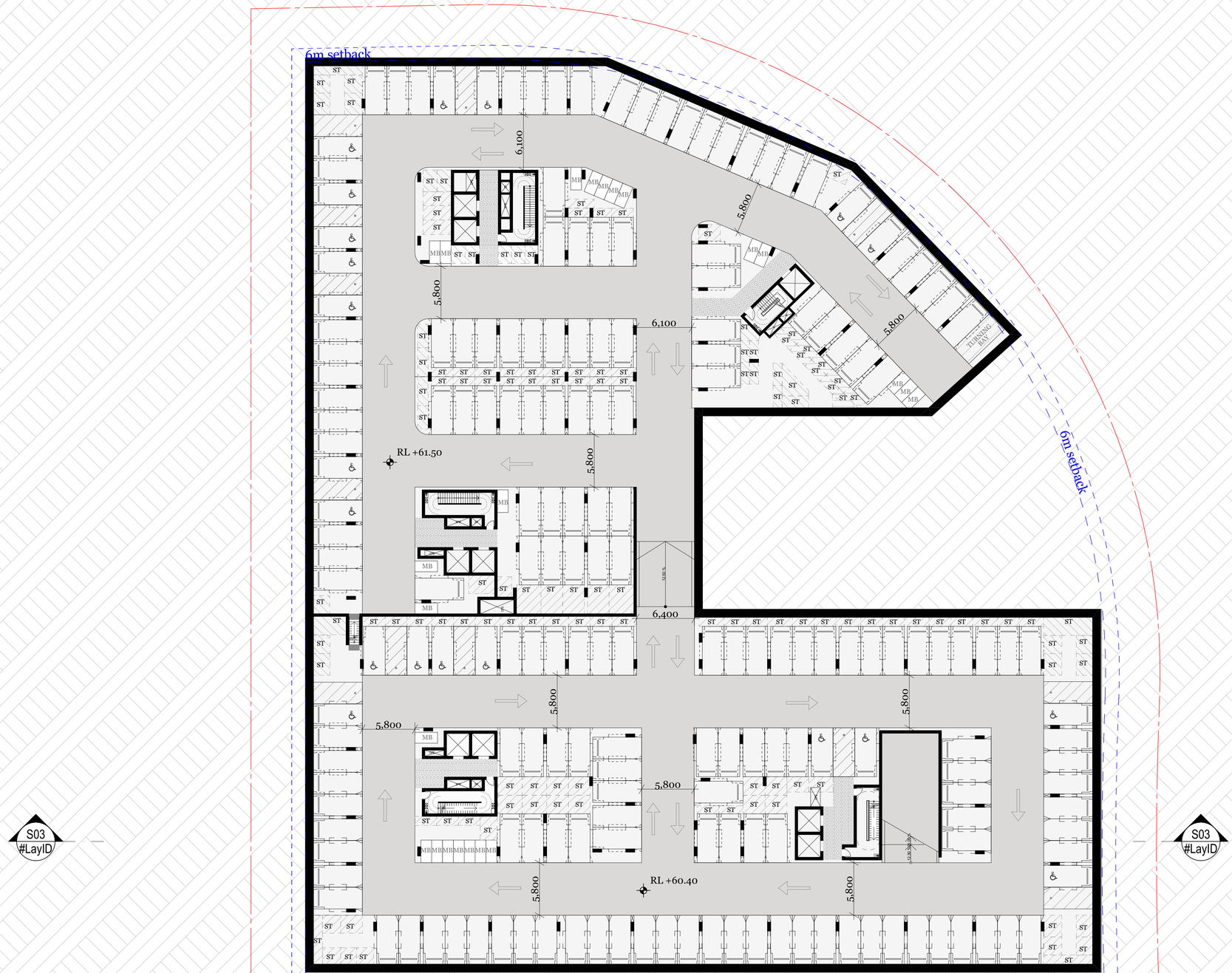
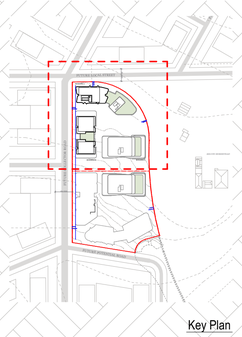
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Roof Plan
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2015
		Revision	C





S03
#LayID

S03
#LayID

REFER TO DA22 DRAWING SET

-2. Building A+B+C - Basement 02 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Likos	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	1/05/2024	DK	SO	Consultant Amendments

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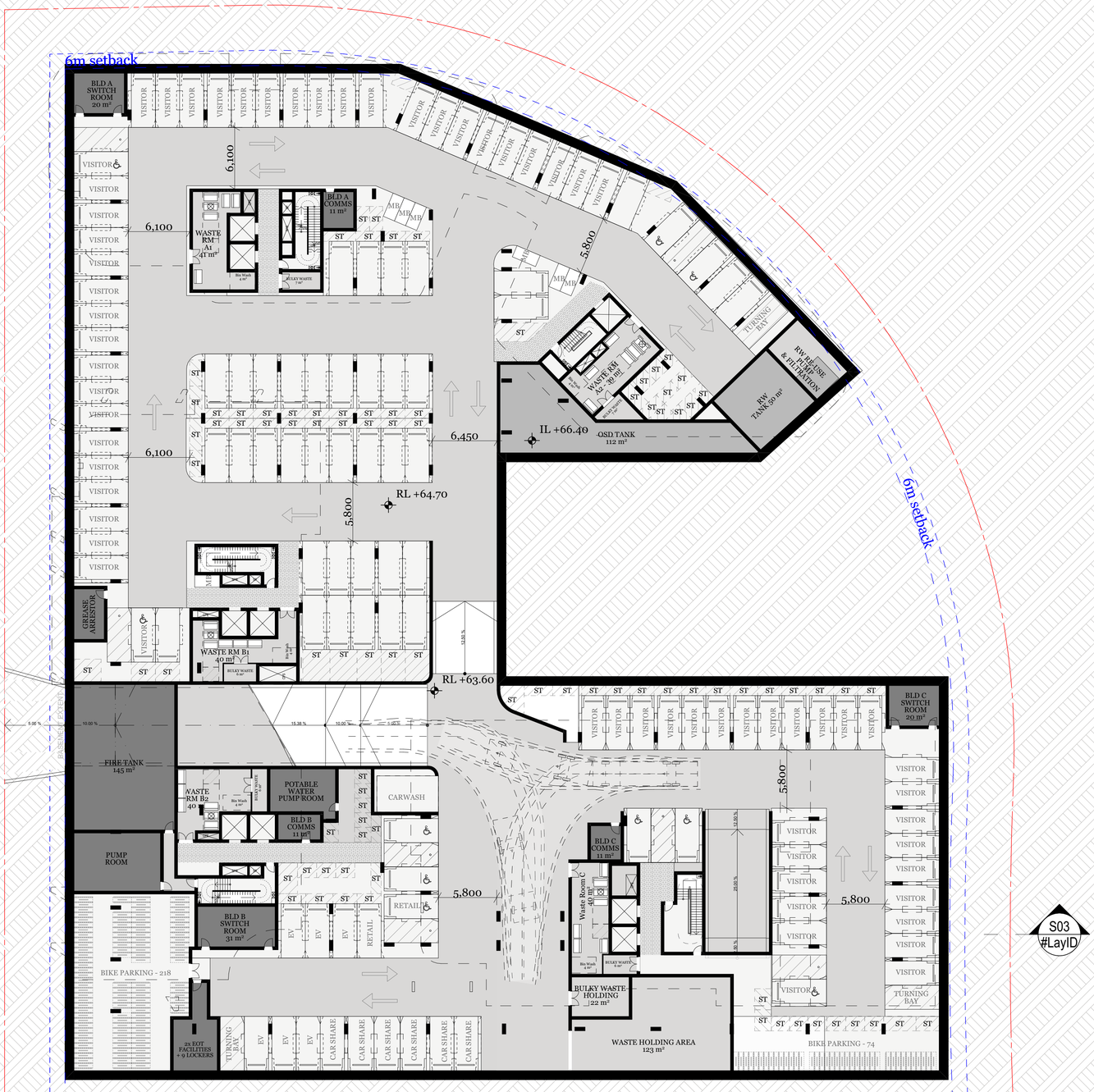
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Basement 02 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2100**
		Revision	**D**



REFER TO DA22 DRAWING SET

STAGE 2

-1. Building A+B+C - Basement 01 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Basement 01 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2101
		Revision	E



REFER TO DA22 DRAWING SET

0. Building A+B+C - Ground Level Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments
F	27/05/2024	KH	DK	Consultant Amendments
G	7/06/2024	DK	SO	Landscape Amendments

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Project Name	40 The Retreat, Bringelly
Project Address	40 The Retreat, Bringelly, NSW 2556
Client	SCG
Project Number	13317
Drawing Name	A, B & C - Ground Level Plan
Scale	1:250@A1
Date	11/06/2024
Drawing Number	DA2102
Revision	G



1. Building A+B+C - Level 01 Plan
Scale 1:250

FOR DA SUBMISSION

Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Environmental	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400	Sophie Rutherford	02 9744 2626

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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments
F	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 01 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2103
		Revision	F



2. Building A+B+C - Level 02 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 02 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2104
		Revision	E



3. Building A+B+C - Level 03 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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DKO

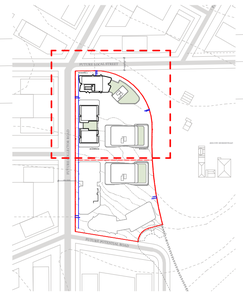
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 03 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2105
		Revision	E

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

EXISTING BUILDING
KELVIN HOMESTEAD


Key Plan

BUILDING A

2B 81 m² A.04.02
2B 86 m² A.04.03
2B 86 m² A.04.04
2B 77 m² A.04.05
1.4 m Balustrade
11 m² 11 m² 10 m² 10 m²
Obscure Glazing
+82.25
14 m² 18 m²
1.4 m Balustrade
COMMUNAL OPEN SPACE 616 m²
AMENITY 77 m²
3B 102 m² A.04.01
3B 103 m² A.04.06
4,500
6,000
18,000
17,000
6,000
4,500
PLANTER
2B 79 m² B.04.09
54 m² 56 m²
2B 78 m² B.04.10
1B 55 m² B.04.08
14 m²
+82.23
1B 55 m² B.04.07
23 m²
Highlight Window
11 m²
2B 87 m² B.04.06
Highlight Window
11 m²
1B 55 m² B.04.04
20 m²
1B 55 m² B.04.03
11 m²
+82.23
48 m²
2B 79 m² B.04.02
50 m²
2B 87 m² B.04.05
18,000
RL +82.40
2B 78 m² B.04.01
2B 76 m² C.04.02
2B 88 m² C.04.03
2B 88 m² C.04.04
3B 107 m² C.04.05
PLANTER
14 m² 26 m² 22 m² 91 m²
91 m²
15 m² 14 m²
PLANTER
2B 85 m² C.04.01
1B 63 m² C.04.07
3B 107 m² C.04.06

BUILDING B

BUILDING C

S03 #LayID

S03 #LayID

BUILDING E

REFER TO DA22 DRAWING SET

BUILDING D

2B 76 m² 2B 88 m² 2B 88 m² D.04.04
Full Height Screening

4. Building A+B+C - Level 04 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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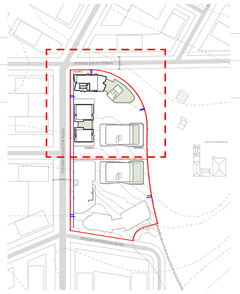
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 04 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2106**
		Revision	**E**

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

EXISTING BUILDING
KELVIN HOMESTEAD


Key Plan

BUILDING A

2B 81 m² A.05.02
2B 86 m² A.05.03
2B 86 m² A.05.04
2B 90 m² A.05.05
1.4 m Balustrade
Obscure Glazing
+85.40
3B 102 m² A.05.01
3B 103 m² A.05.06
4,500
6,000
18,000
17,000
+87.25
+87.05
+87.05
6,000
4,500

BUILDING B

Full Height Screening
2B 79 m² B.05.09
1B 55 m² B.05.08
1B 55 m² B.05.07
Highlight Window
Highlight Window
1B 55 m² B.05.04
1B 55 m² B.05.03
2B 79 m² B.05.02
Full Height Screening
+85.37
+85.37
2B 78 m² B.05.10
2B 87 m² B.05.06
2B 87 m² B.05.05
2B 78 m² B.05.01

BUILDING C

2B 76 m² C.05.02
2B 88 m² C.05.03
2B 88 m² C.05.04
3B 107 m² C.05.05
18,000
RL +85.55
2B 85 m² C.05.01
1B 63 m² C.05.07
3B 107 m² C.05.06

S03
#LayID

S03
#LayID

BUILDING E

2B 76 m²
2B 88 m²
2B 88 m² D.05.04
Full Height Screening

BUILDING D

REFER TO DA22 DRAWING SET

5. Building A+B+C - Level 05 Plan
Scale 1:250

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Muratbegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 05 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2107
		Revision	E



6. Building A+B+C - Level 06 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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David Randerson 8542

DKO

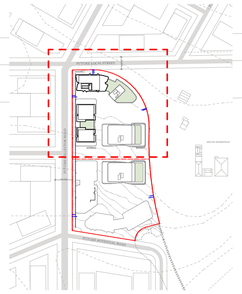
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 06 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2108
		Revision	E

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

EXISTING BUILDING
KELVIN HOMESTEAD


Key Plan

BUILDING A

2B 81 m² A.07.02
2B 86 m² A.07.03
2B 86 m² A.07.04
2B 90 m² A.07.05
1.4 m Balustrade
Obscure Glazing
+91.70
3B 102 m² A.07.01
3B 103 m² A.07.06
4,500
6,000
18,000
17,000
6,000
4,500

2B 79 m² B.07.09
1B 55 m² B.07.08
1B 55 m² B.07.07
Highlight Window
Highlight Window
1B 55 m² B.07.04
1B 55 m² B.07.03
2B 79 m² B.07.02
Full Height Screening
+91.65
+91.65
2B 78 m² B.07.10
2B 87 m² B.07.06
2B 87 m² B.07.05
2B 78 m² B.07.01
Full Height Screening

BUILDING B

2B 76 m² C.07.02
2B 88 m² C.07.03
2B 88 m² C.07.04
PLANTER
COMMUNAL OPEN SPACE 315 m²
RL +92.00
AMENITY 68 m²
2B 85 m² C.07.01

BUILDING C

S03 #LayID
S03 #LayID

BUILDING E
BUILDING D

REFER TO DA22 DRAWING SET

7. Building A+B+C - Level 07 Plan
Scale 1:250

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Muratbegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626	

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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NSW: Nominated Architects
Koos de Keijzer 5767
David Randerson 8542

DKO

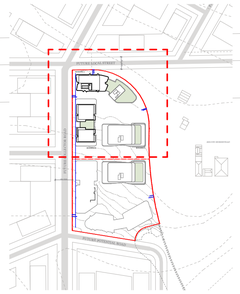
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 07 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2109
		Revision	E

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

EXISTING BUILDING
KELVIN HOMESTEAD


Key Plan

BUILDING A

2B 81 m² A.08.02
2B 86 m² A.08.03
2B 86 m² A.08.04
2B 90 m² A.08.05
1.4 m Balustrade
11 m² 11 m² 10 m² 10 m²
Obscure Glazing
+94.85
13 m² 18 m²
1.4 m Balustrade
3B 102 m² A.08.01
3B 103 m² A.08.06
4,500
6,000
18,000
17,000
6,000
4,500
Full Height Screening
2B 79 m² B.08.09
2B 78 m² B.08.10
13 m²
1B 55 m² B.08.08
8 m² 11 m²
+94.79
1B 55 m² B.08.07
11 m²
Highlight Window
11 m²
Highlight Window
2B 87 m² B.08.06
2B 87 m² B.08.05
1B 55 m² B.08.04
9 m²
1B 55 m² B.08.03
8 m²
+94.79
11 m²
2B 79 m² B.08.02
14 m²
Full Height Screening
2B 78 m² B.08.01
18,000
2B 76 m² C.08.02
2B 88 m² C.08.03
2B 88 m² C.08.04
14 m² 26 m² 26 m²
RL +95.15
15 m² 11 m²
2B 85 m² C.08.01
1B 63 m² C.08.05

BUILDING B

BUILDING C

S03
#LayID

S03
#LayID

BUILDING E

Full Height Screening

BUILDING D

REFER TO DA22 DRAWING SET

8. Building A+B+C - Level 078 Plan
Scale 1:250

FOR DA SUBMISSION

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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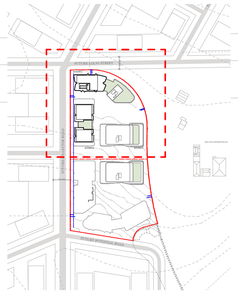
DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 08 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2110**
		Revision	**E**

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD



Key Plan

EXISTING BUILDING
KELVIN HOMESTEAD

2B 81 m² A.09.02

2B 86 m² A.09.03

2B 86 m² A.09.04

2B 90 m² A.09.05

BUILDING A

1.4 m Balustrade

Obscure Glazing

+98.00

1.4 m Balustrade

3B 102 m² A.09.01

3B 103 m² A.09.06

4,500

6,000

18,000

17,000

6,000

4,500

Full Height Screening

2B 79 m² B.09.09

1B 55 m² B.09.08

1B 55 m² B.09.07

Highlight Window

Highlight Window

1B 55 m² B.09.04

1B 55 m² B.09.03

2B 79 m² B.09.02

Full Height Screening

+97.93

+97.93

2B 78 m² B.09.10

2B 87 m² B.09.06

2B 87 m² B.09.05

2B 78 m² B.09.01

BUILDING B

18,000

PV Panel

+98.45

RL +100.15

RL +99.90

HWS

BUILDING C

S03
#LayID

S03
#LayID

BUILDING E

Full Height Screening

BUILDING D

REFER TO DA22 DRAWING SET

9. Building A+B+C - Level 09 Plan
Scale 1:250

FOR DA SUBMISSION

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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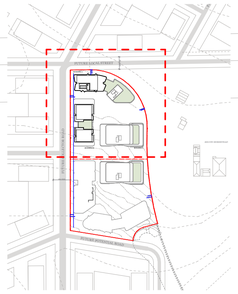
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 09 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2111
		Revision	E

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

EXISTING BUILDING
KELVIN HOMESTEAD



Key Plan

2B 81 m² A.10.02
2B 86 m² A.10.03
2B 86 m² A.10.04
2B 90 m² A.10.05

BUILDING A

1.4 m Balustrade
11 m² 11 m² 10 m² 10 m²
Obscure Glazing
+101.15
13 m² 18 m²
1.4 m Balustrade

6,000 4,500

3B 102 m² A.10.01
3B 103 m² A.10.06

4,500
6,000
18,000
17,000

Full Height Screening

3B T 73 m² B.10.05
19 m²
3B T 77 m² B.10.06

3B T 51 m² B.10.04
12 m² 12 m²
+101.23

15 m² **AMENITY** 51 m²

Communal Open Space 195 m²
2.0 m Screening
2.0 m Screening

3B T 51 m² B.10.03
16 m²
+101.23

4B T 68 m² B.10.02
4B T 77 m² B.10.01
40 m² 36 m²
PLANTER
1.4m Balustrade

BUILDING B

BUILDING C

6,000 4,500

S03 #LayID

S03 #LayID

BUILDING E

BUILDING D

Full Height Screening

REFER TO DA22 DRAWING SET

10. Building A+B+C - Level 10 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abc Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanoss	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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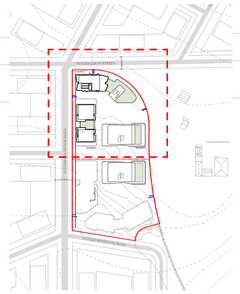
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 10 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2112**
		Revision	**E**

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

EXISTING BUILDING
KELVIN HOMESTEAD



Key Plan

2B 81 m² A.11.02

2B 86 m² A.11.03

2B 86 m² A.11.04

2B 90 m² A.11.05

BUILDING A

1.4 m Balustrade

Obscure Glazing

+104.30

1.4 m Balustrade

3B 102 m² A.11.01

3B 103 m² A.11.06

4,500
6,000

18,000

17,000

6,000
4,500

3B T 76 m² B.10.05

3B T 96 m² B.10.06

3B T 98 m² B.10.04

Void

4 m²

+104.37

Hot Water Plant

Services

3 m

3B T 69 m² B.10.03

4B T 86 m² B.10.02

4B T 93 m² B.10.01

S03
#LayID

S03
#LayID

BUILDING B

BUILDING C

BUILDING E

REFER TO DA22 DRAWING SET

BUILDING D

11. Building A+B+C - Level 11 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4039	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Level 11 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2113
		Revision	E

FUTURE LOCAL STREET

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

BUILDING A

6,000
4,500

PV Panel

HWS
+109.30

+109.10

RL +87.25

RL +87.05

RL +87.05

4,500
6,000

6,000
4,500

PV Panel

+107.57

PV Panel

+107.57

PV Panel

RL +98.45

RL +99.90

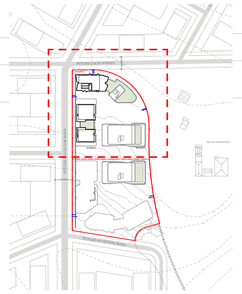
RL +111.50

S03
#LayID

S03
#LayID

BUILDING B

BUILDING C



Key Plan

EXISTING BUILDING
KELVIN HOMESTEAD

BUILDING E

REFER TO DA22 DRAWING SET

BUILDING D

12. Building A+B+C - Roof Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	A, B & C - Roof Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2114**
		Revision	**C**

REFER TO DA21 DRAWING SET



-3. Building D+E+F - Basement 02 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	1/05/2024	DK	SO	Consultant Amendments

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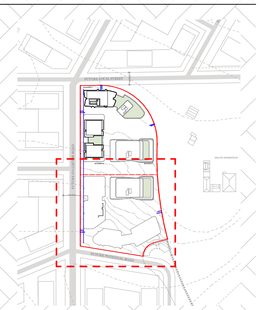
David Randerson 8542

DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Basement 02 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2200
		Revision	D

REFER TO DA21 DRAWING SET





-2. Building D+E+F - Basement 01 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanova	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
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Rev	Date	By	Chk	Description
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D	1/05/2024	DK	SO	Consultant Amendments

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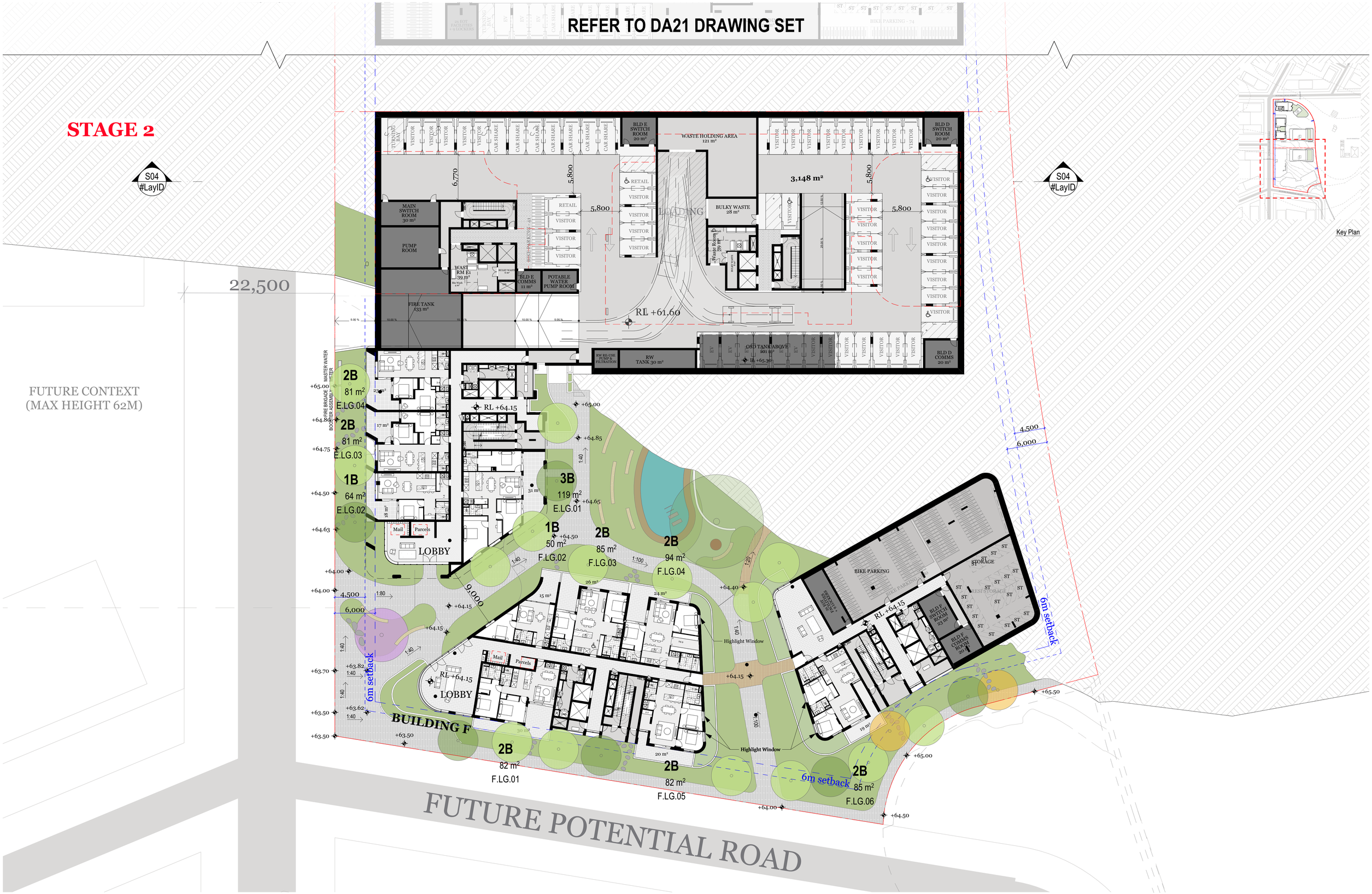
DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Basement 01 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA2201**
		Revision	**D**



-1. Building D+E+F - Lower Ground Plan
Scale 1:250

FOR DA SUBMISSION

Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

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B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	1/05/2024	DK	SO	Consultant Amendments
F	27/05/2024	KH	DK	Consultant Amendments
G	7/06/2024	DK	SO	Landscape Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Lower Ground Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2202
		Revision	G

REFER TO DA21 DRAWING SET

BUILDING B

BUILDING C

BUILDING E

BUILDING D

BUILDING F

RETAIL
212 m²

LOBBY

WELLNESS/GYM
247 m²

Substation

Carpark Security Gate Line

Intercom

WASTE
12 m²

Void
LOBBY BELOW

PLANTER

Highlight Window

4.5m Articulation Zone
6m setback

S04
#LayID

Key Plan

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

FUTURE POTENTIAL ROAD

0. Building D+E+F - Ground Level Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments
F	7/06/2024	DK	SO	Landscape Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Ground Level Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2203
		Revision	F



1. Building D+E+F - Level 01 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
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Rev	Date	By	Chk	Description
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E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 01 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2204
		Revision	E



2. Building D+E+F - Level 02 Plan
Scale 1:250

FOR DA SUBMISSION

Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
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B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 02 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2205
		Revision	E



3. Building D+E+F - Level 03 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 03 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2206
		Revision	E



4. Building D+E+F - Level 04 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
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Rev	Date	By	Chk	Description
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B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 04 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2207
		Revision	E



5. Building D+E+F - Level 05 Plan
Scale 1:250

FOR DA SUBMISSION

Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

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C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 05 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2208
		Revision	E



6. Building D+E+F - Level 06 Plan
Scale 1:250

FOR DA SUBMISSION

Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

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C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 06 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2209
		Revision	E

BUILDING B

BUILDING C

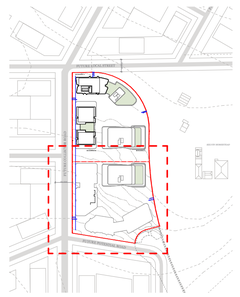
REFER TO DA21 DRAWING SET

BUILDING E

BUILDING D

S04
#LayID

S04
#LayID



Key Plan

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

Full Height Screening

2B 79 m² E.07.09

1B 55 m² E.07.08

1B 55 m² E.07.07

Highlight Window

Highlight Window

1B 55 m² E.07.04

1B 55 m² E.07.03

2B 89 m² E.07.02

Full Height Screening

18,000

2B 78 m² E.07.10

PV Panel

RL +90.85

RL +92.55

RL +92.35

2B 87 m² E.07.06

2B 87 m² E.07.05

RL +89.59

1B 65 m² E.07.01

4,500

6,000

2B 76 m² F.07.09

2B 85 m² F.07.08

2B 95 m² F.07.07

2B 88 m² F.07.02

2B 85 m² F.07.03

2B 95 m² F.07.04

18,000

4,500

6,000

1.4 m Balustrade

10,965

RL +89.50

2B 93 m² F.07.10

BUILDING F

16,105

3B 141 m² F.07.01

3B 97 m² F.07.05

2B 91 m² F.07.06

FUTURE POTENTIAL ROAD

7. Building D+E+F - Level 07 Plan
Scale 1:250

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Muratbegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626	

Rev	Date	By	Chk	Description
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E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 07 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2210
		Revision	E

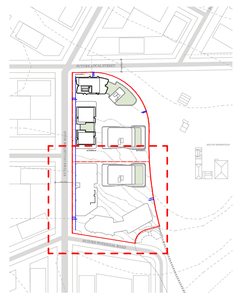
BUILDING B

2B
C.08.01

1B
63 m²
C.08.05

BUILDING C

REFER TO DA21 DRAWING SET



Key Plan

S04
#LayID

S04
#LayID

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

BUILDING E

BUILDING D

Full Height Screening

2B
79 m²
E.08.09

2B
78 m²
E.08.10

1B
55 m²
E.08.08

RL +92.73

1B
55 m²
E.08.07

2B
87 m²
E.08.06

Highlight Window

Highlight Window

2B
87 m²
E.08.05

1B
55 m²
E.08.04

RL +92.73

1B
55 m²
E.08.03

1B
65 m²
E.08.01

2B
89 m²
E.08.02

Full Height Screening

18,000

4,500

6,000

2B
76 m²
F.08.09

2B
85 m²
F.08.08

2B
95 m²
F.08.07

2B
88 m²
F.08.02

2B
85 m²
F.08.03

2B
95 m²
F.08.04

10,965

RL +92.65

1.4 m Balustrade

2B
93 m²
F.08.10

BUILDING F

16,105

3B
141 m²
F.08.01

3B
97 m²
F.08.05

2B
91 m²
F.08.06

FUTURE POTENTIAL ROAD

8. Building D+E+F - Level 08 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 08 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2211
		Revision	E

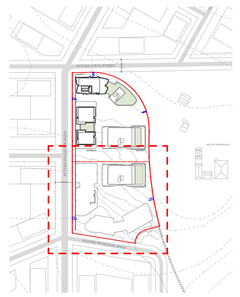
BUILDING B

BUILDING C

REFER TO DA21 DRAWING SET

BUILDING E

BUILDING D



Key Plan

S04
#LayID

S04
#LayID

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

Full Height Screening

2B
79 m²
E.09.09

1B
55 m²
E.09.08

1B
55 m²
E.09.07

Highlight Window

Highlight Window

1B
55 m²
E.09.04

1B
55 m²
E.09.03

2B
89 m²
E.09.02

Full Height Screening

RL +95.87

RL +95.87

2B
78 m²
E.09.10

2B
87 m²
E.09.06

2B
87 m²
E.09.05

1B
65 m²
E.09.01

18,000

4,500

6,000

1.4 m Balustrade

2B
88 m²
F.09.02

2B
85 m²
F.09.03

2B
95 m²
F.09.04

10,965

RL +95.80

4,500

6,000

2B
76 m²
F.09.09

2B
85 m²
F.09.08

2B
95 m²
F.09.07

2B
93 m²
F.09.10

BUILDING F

16,105

3B
141 m²
F.09.01

3B
97 m²
F.09.05

2B
91 m²
F.09.06

FUTURE POTENTIAL ROAD

9. Building D+E+F - Level 09 Plan
Scale 1:250

FOR DA SUBMISSION

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Muratbegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 09 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2212
		Revision	E

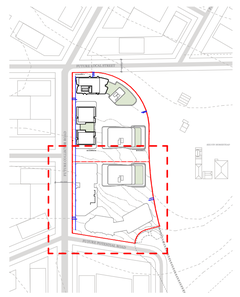
BUILDING B

REFER TO DA21 DRAWING SET

BUILDING C

BUILDING E

BUILDING D



Key Plan

S04
#LayID

S04
#LayID

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

Full Height Screening

3B T
73 m²
E.10.05

3B T
77 m²
E.10.06

3B T
51 m²
E.10.04

18 m²
12 m²
12 m²
RL +99.17
AMENITY
60 m²
15 m²
COMMUNAL
OPEN SPACE
196 m²
2.0 m Screening
2.0 m Screening

3B
115 m²
E.10.03

18 m²
RL +99.17
9 m²

1B
65 m²
E.10.01

2B
89 m²
E.10.02

17 m²
Full Height Screening
18,000

4,500
6,000

2B
88 m²
F.10.02

2B
85 m²
F.10.03

2B
95 m²
F.10.04

10,965

1.4 m Balustrade
58 m²
12 m²
10 m²
10 m²
RL +98.95
11 m²

BUILDING F

16,105

3B
104 m²
F.10.01

3B
97 m²
F.10.05

4,500
6,000

2B
76 m²
F.10.09

2B
85 m²
F.10.08

2B
95 m²
F.10.07

10 m²
10 m²
10 m²
10 m²
RL +98.95
11 m²

2B
93 m²
F.10.10

2B
91 m²
F.10.06

FUTURE POTENTIAL ROAD

10. Building D+E+F - Level 10 Plan
Scale 1:250

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Muratbegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments
E	27/05/2024	KH	DK	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 10 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2213
		Revision	E

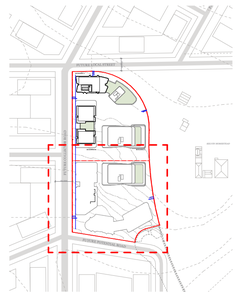
BUILDING B

REFER TO DA21 DRAWING SET

BUILDING C

BUILDING E

BUILDING D



Key Plan

S04
#LayID

3B T
76 m²
E.10.05

3B T
98 m²
E.10.04

3B T
96 m²
E.10.06

Void

Void

16 m²

RL +102.31

13 m²

Hot Water Plant

Services

PV Panel

RL +103.96

4,500

6,000

18,000

4,500

6,000

PV Panel

RL +103.95

RL +103.75

HWS

CPS

PV Panel

RL +103.95

RL +103.75

HWS

CPS

BUILDING F

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

FUTURE POTENTIAL ROAD

11. Building D+E+F - Level 11 Plan
Scale 1:250

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Consultants

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 600	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments
D	19/04/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Level 11 Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2214
		Revision	D

REFER TO DA21 DRAWING SET

BUILDING C

BUILDING E

BUILDING D

S04
#LayID

S04
#LayID

PV Panel

RL +105.51

RL +105.51

PV Panel

RL +103.96

RL +102.46

PV Panel

RL +90.85

RL +92.35

RL +92.55

PV Panel

RL +102.25

RL +103.75

RL +103.95

PV Panel

RL +102.25

RL +103.75

RL +103.95

4,500

6,000

4,500

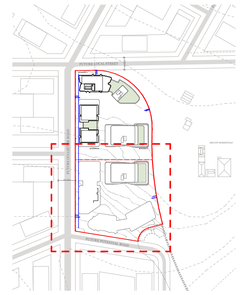
6,000

BUILDING F

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

FUTURE POTENTIAL ROAD



Key Plan

12. Building D+E+F - Level 12 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 600	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	4/04/2024	DK	SO	Consultant Amendments

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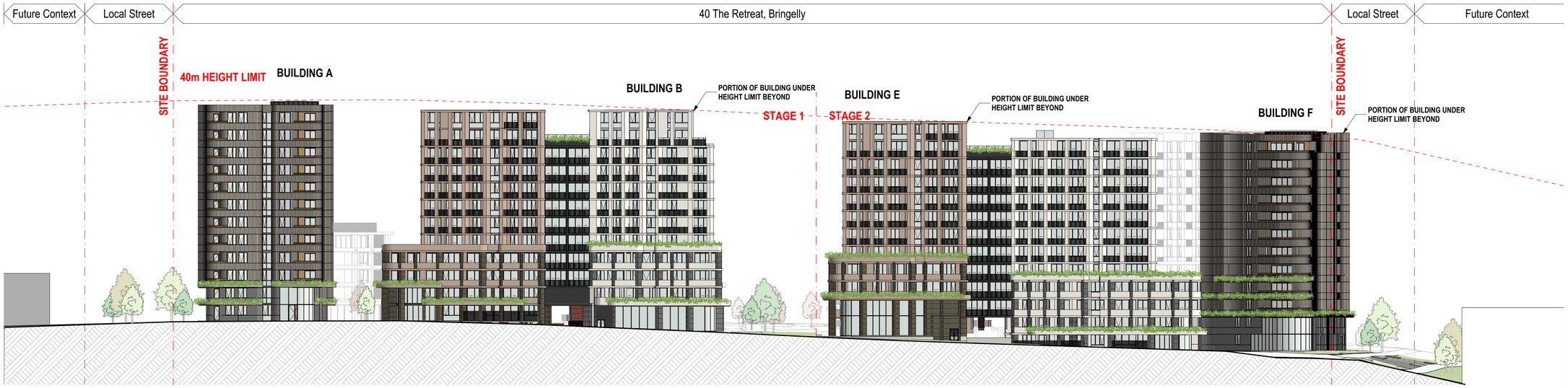
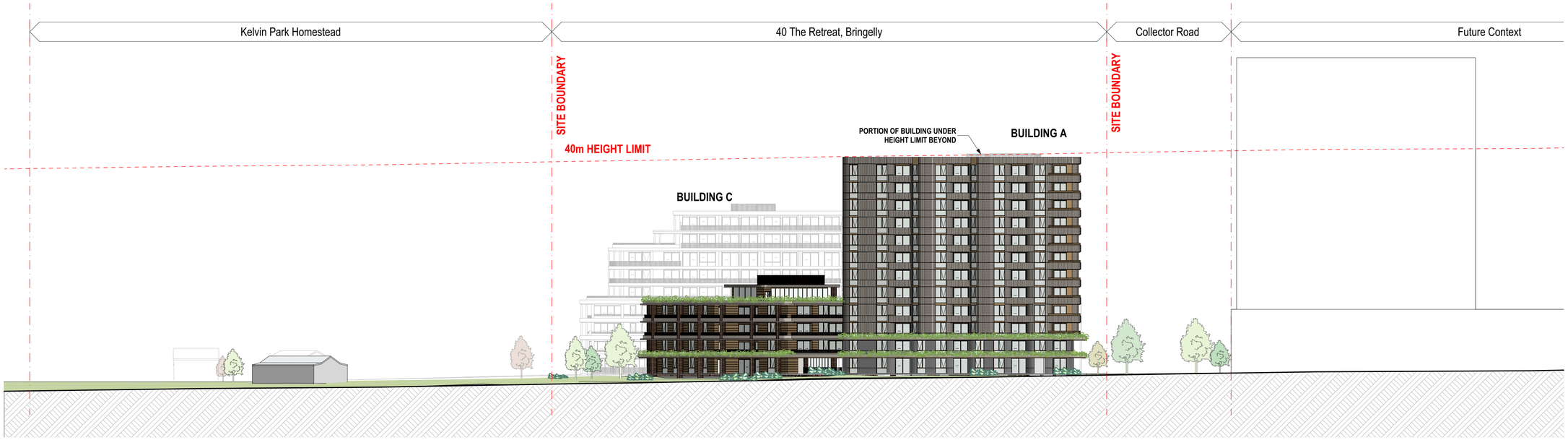
DKO

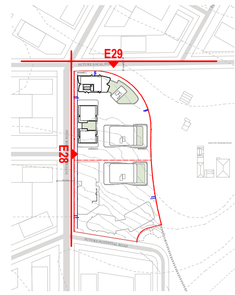
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	D, E & F - Roof Plan
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA2215
		Revision	C



E-28 STREETSCAPE - WEST ELEVATION
Scale 1:400



E-29 STREETSCAPE - NORTH ELEVATION
Scale 1:400



Key Plan

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	27/05/2024	KH	DK	Consultant Amendments

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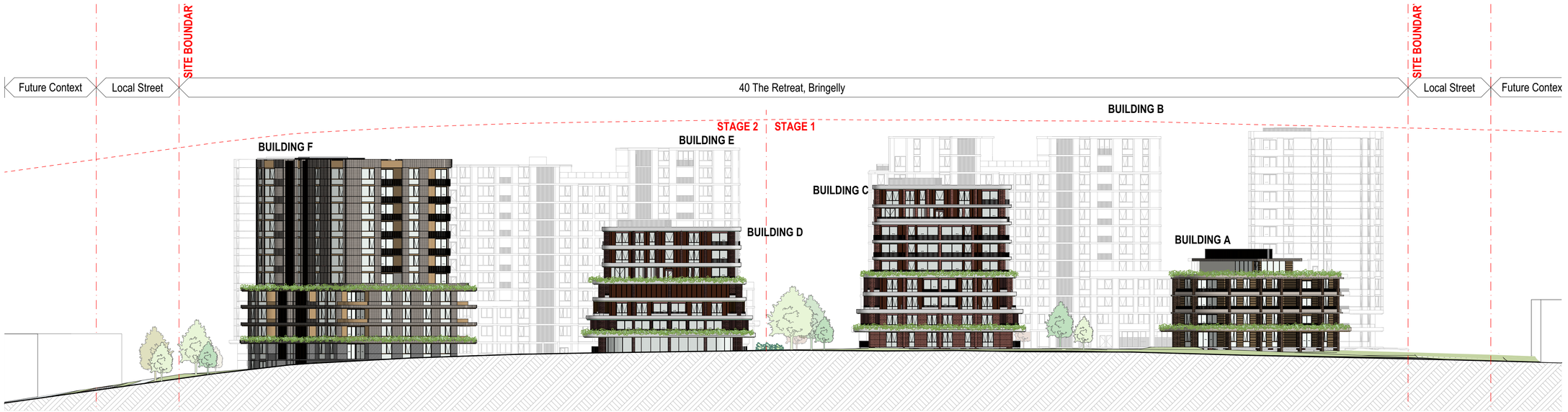
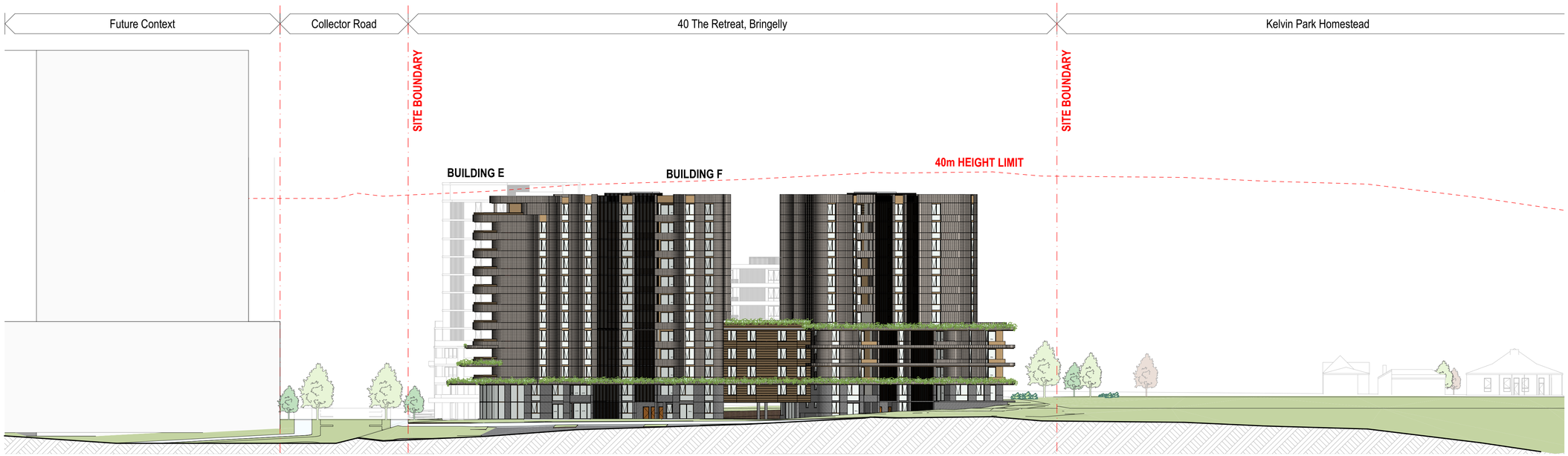
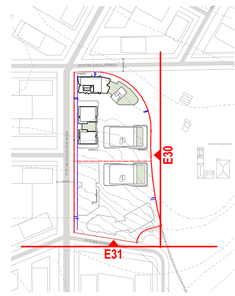
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Streetscape Elevations 1 of 2
		Scale	1:400@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3000
		Revision	C



E-30 STREETSCAPE - EAST ELEVATION
Scale 1:400





Key Plan

E-31 STREETSCAPE - SOUTH ELEVATION
Scale 1:400

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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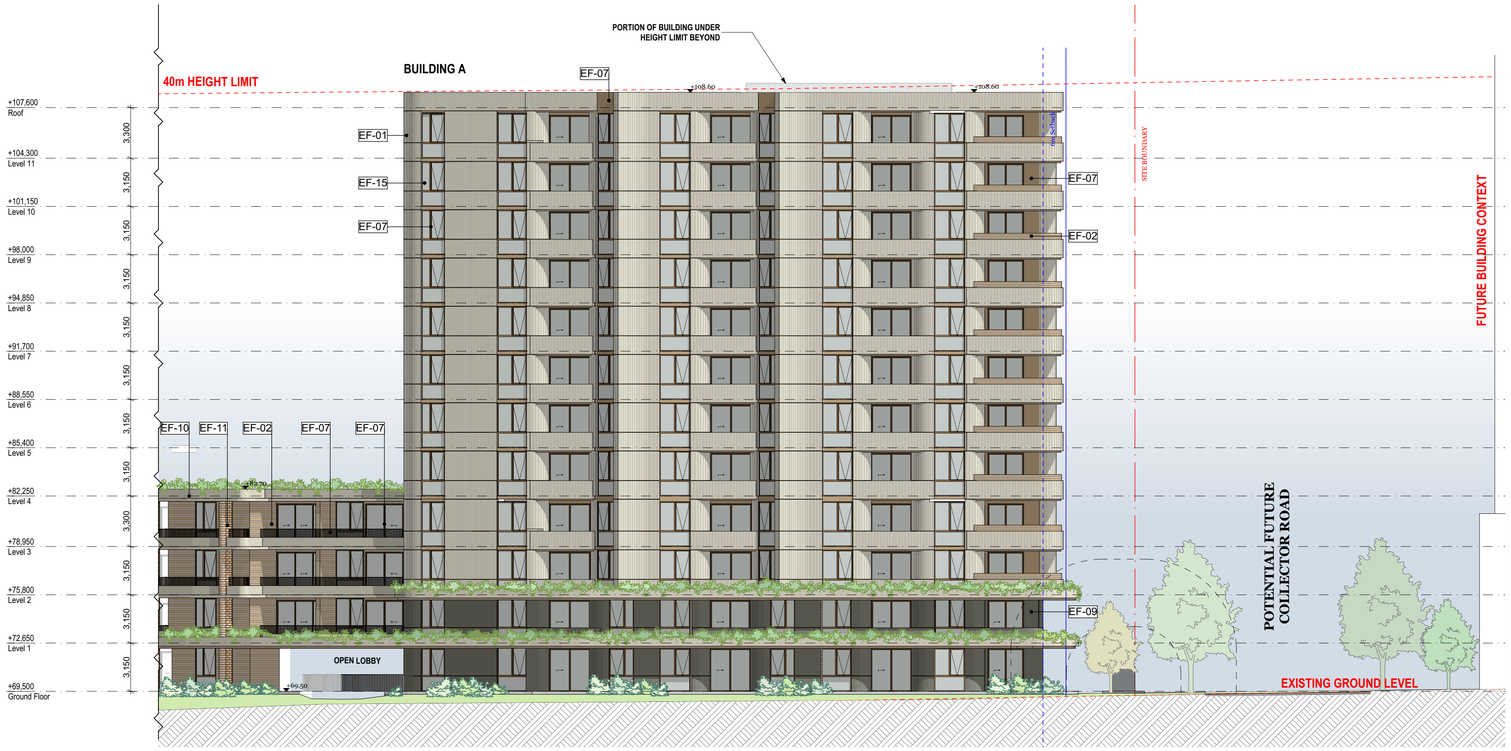
DKO

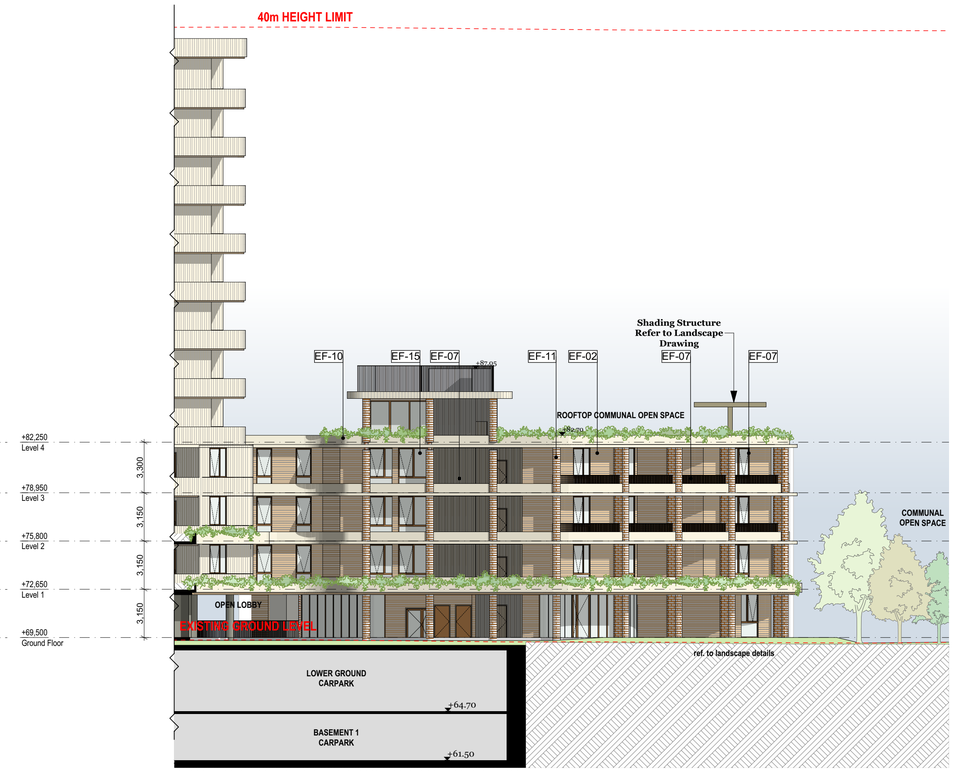
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Streetscape Elevations 2 of 2
		Scale	1:400@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3001
		Revision	B



E-01 BLD A - NORTH ELEVATION 1
Scale 1:200



E-02 BLD A - NORTH ELEVATION 2
Scale 1:200



E-03 BLD A - SOUTH EAST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

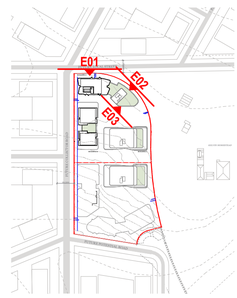
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



Key Plan

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments
C	27/05/2024	KH	DK	Consultant Amendments

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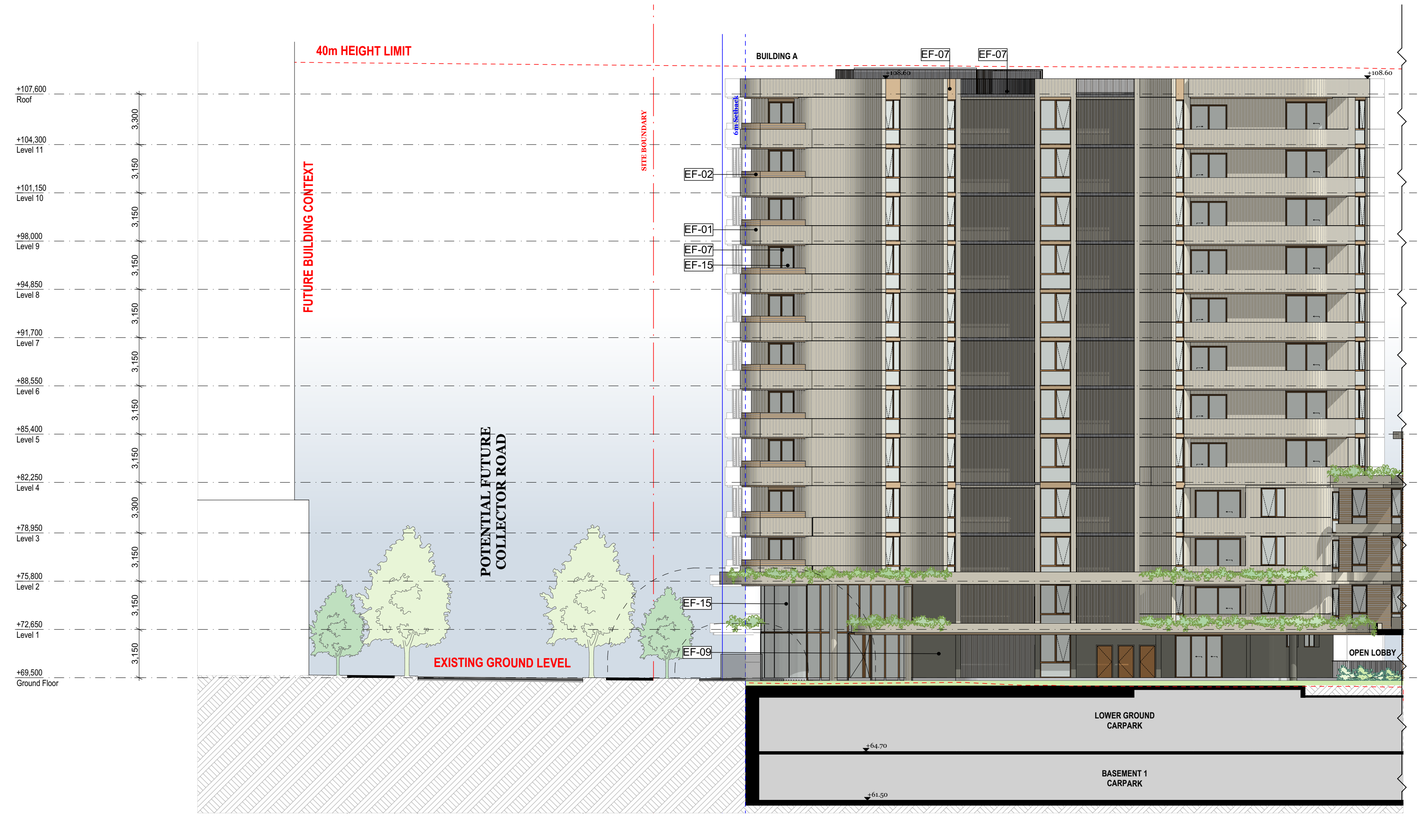
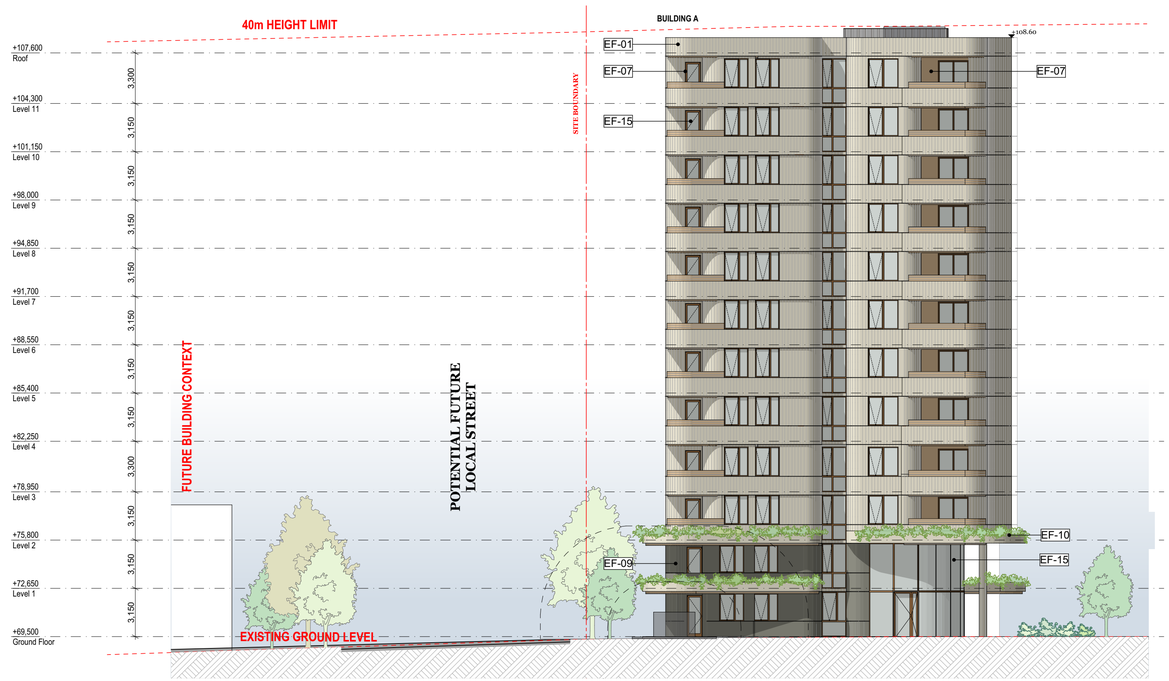
DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD A Elevations 1 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3100
		Revision	C



E-04 BLD A - SOUTH ELEVATION
Scale 1:200



E-05 BLD A - WEST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

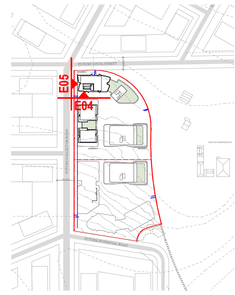
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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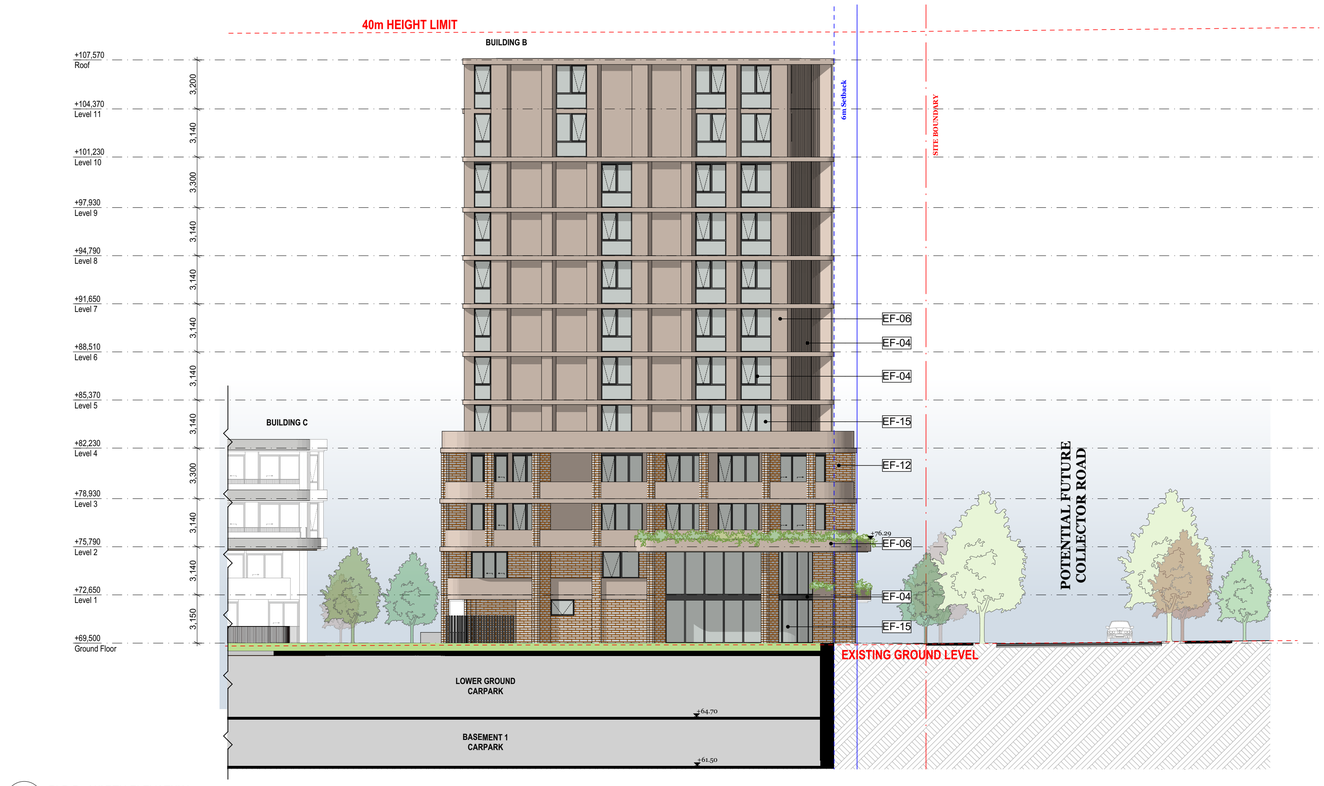
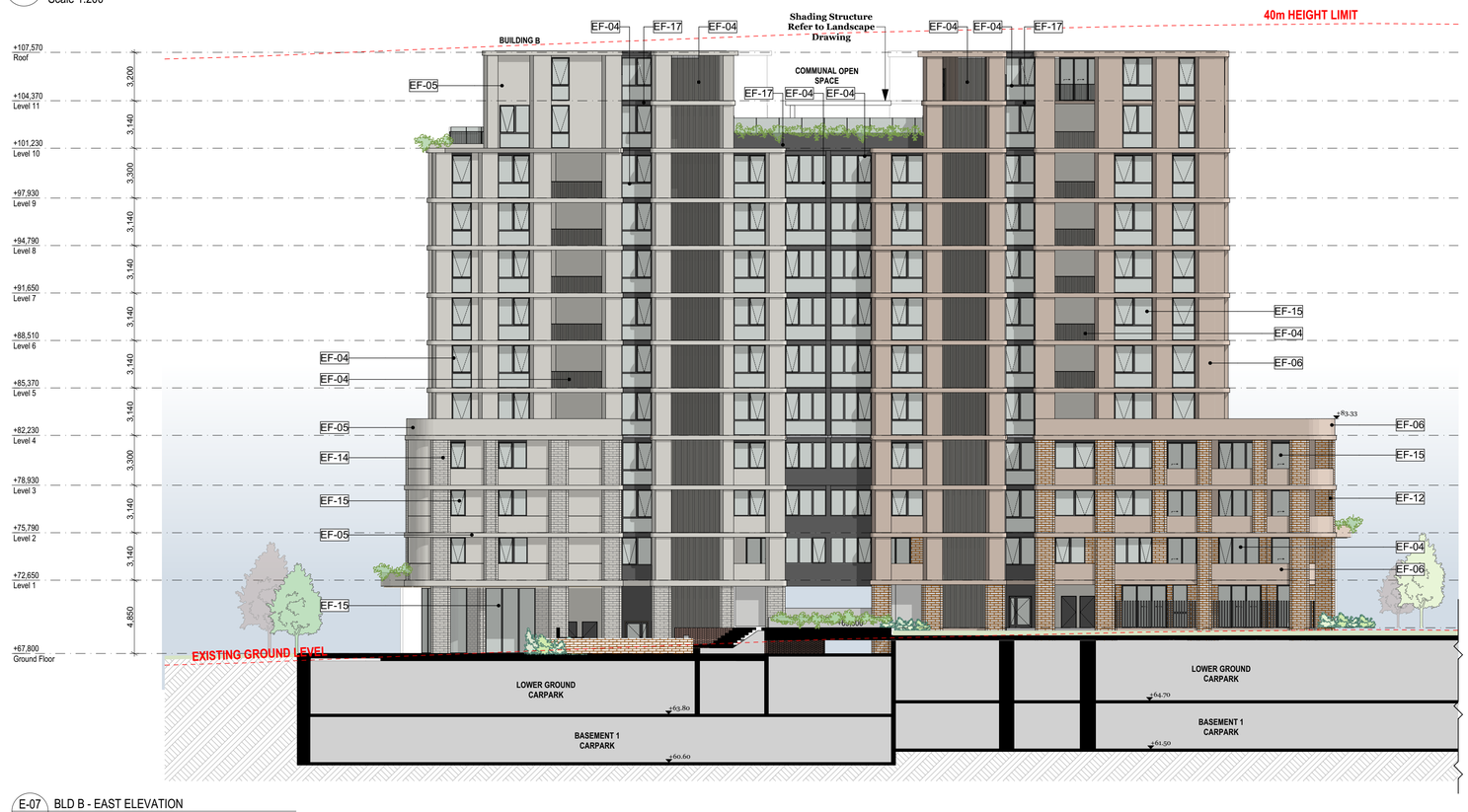
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD A Elevations 2 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3101
		Revision	B



E-06 BLD B - NORTH ELEVATION
Scale 1:200



E-07 BLD B - EAST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

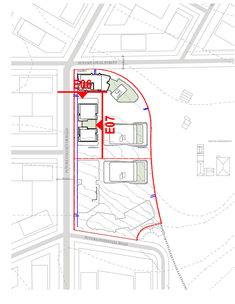
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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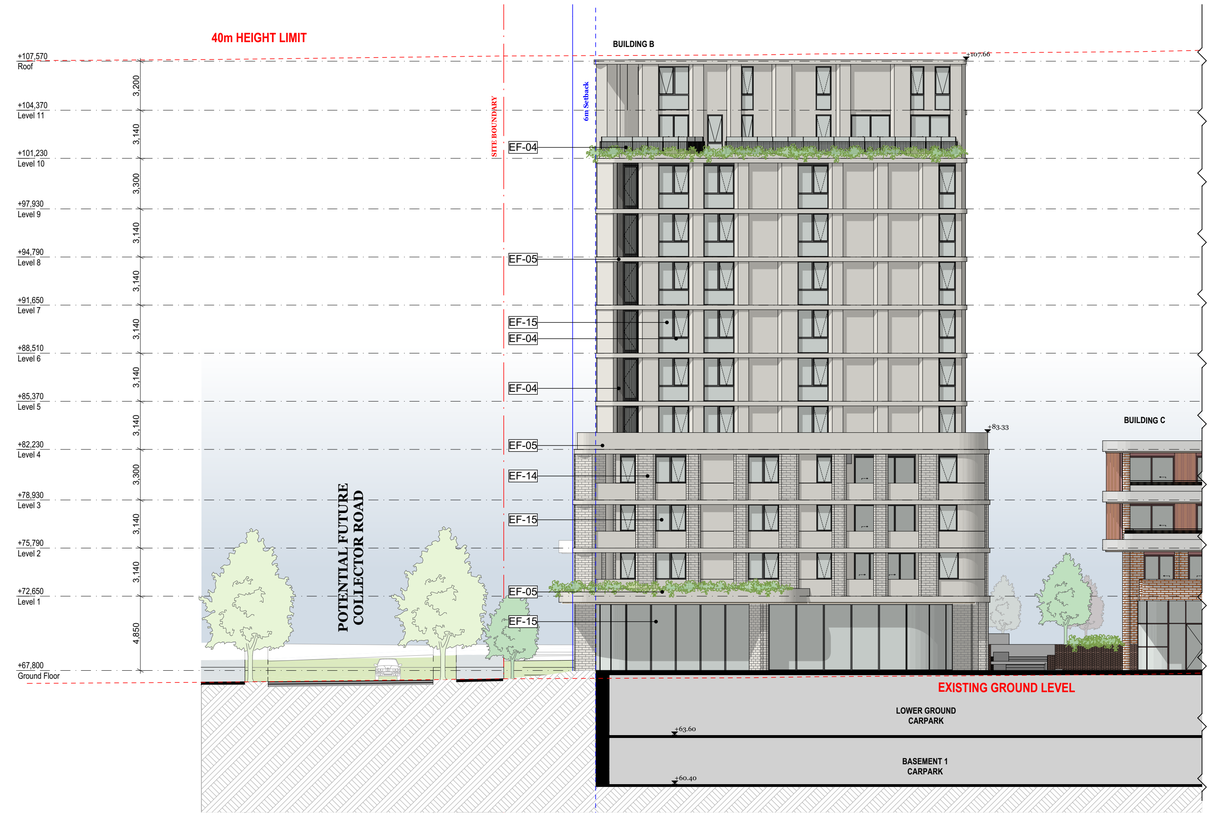
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD B Elevations 1 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3102
		Revision	B



E-08 BLD B - SOUTH ELEVATION
Scale 1:200



E-09 BLD B - WEST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

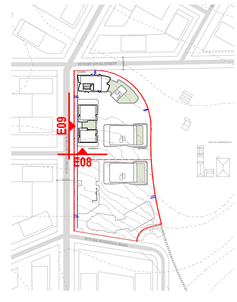
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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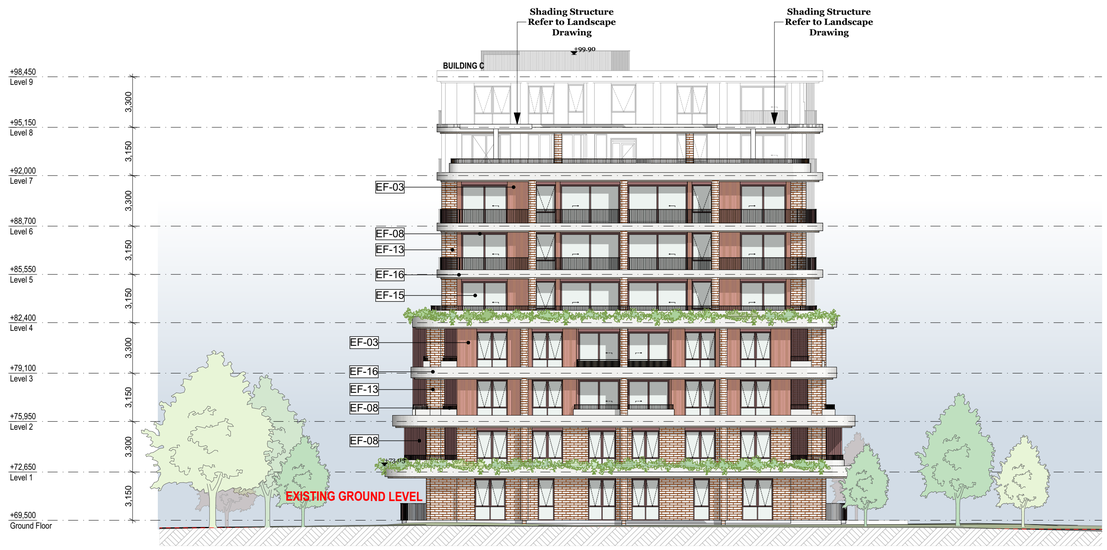
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD B Elevations 2 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3103
		Revision	B



E-10 BLD C - NORTH ELEVATION
Scale 1:200



E-11 BLD C - EAST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

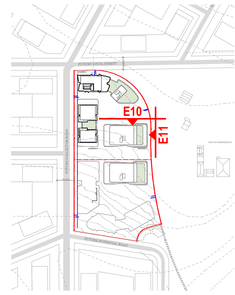
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD C Elevations 1 of 2
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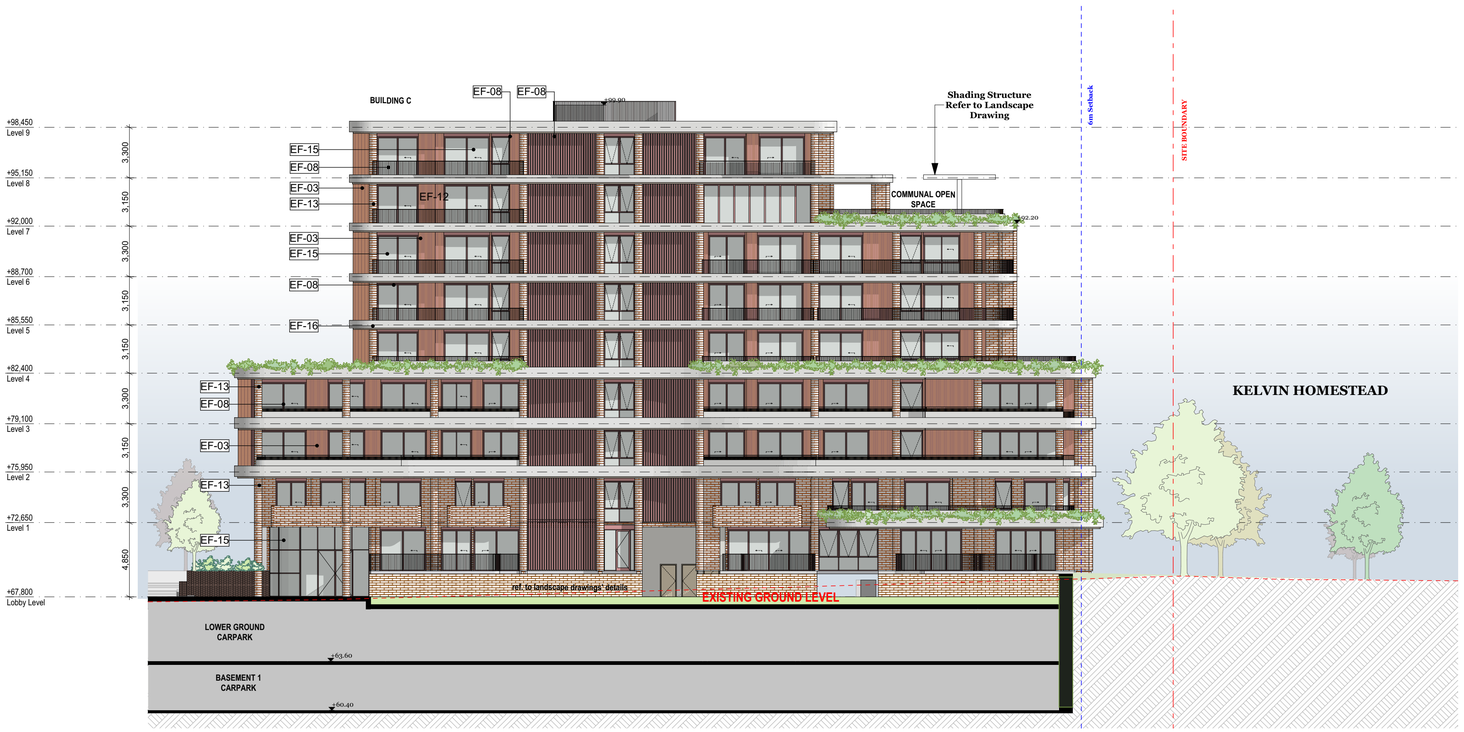
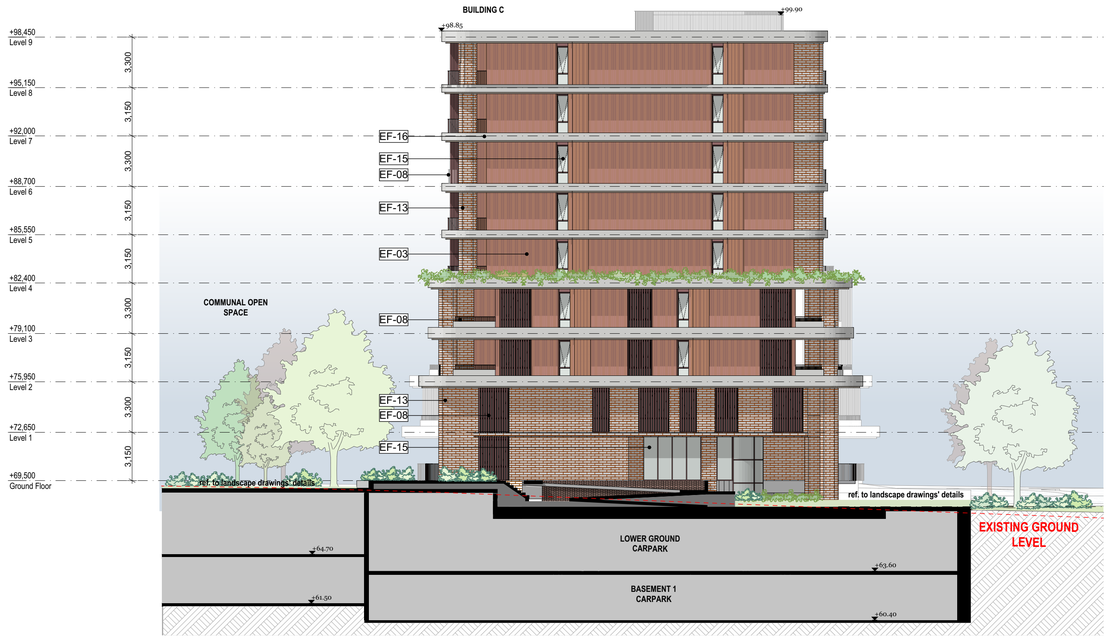
		Date	11/06/2024
Client	SCG	Drawing Number	DA3104
		Revision	A



E-12 BLD C - SOUTH ELEVATION
Scale 1:200



E-13 BLD C - WEST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

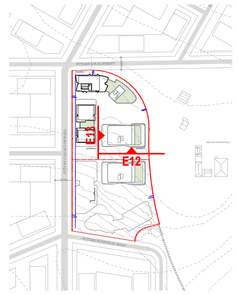
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD C Elevations 2 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3105
		Revision	A



E-14 BLD D - NORTH ELEVATION
Scale 1:200



E-15 BLD D - EAST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

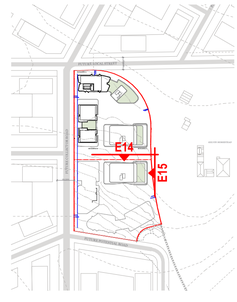
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD D Elevations 1 of 2
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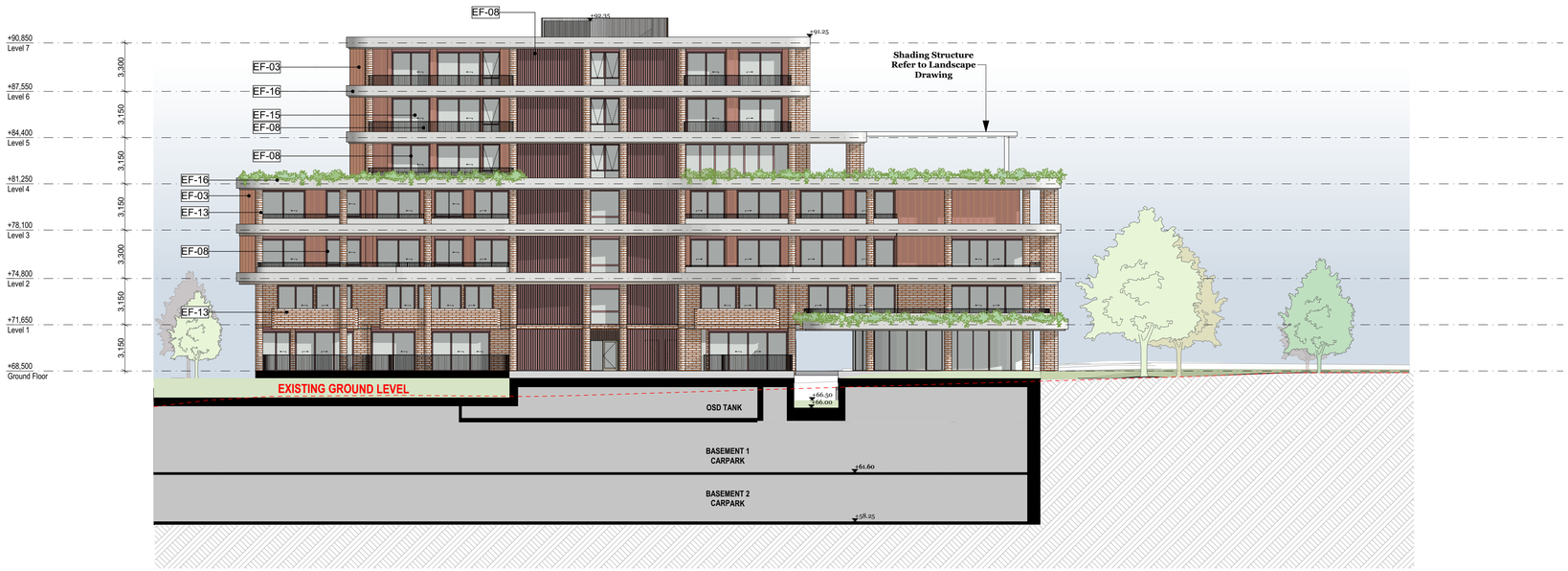
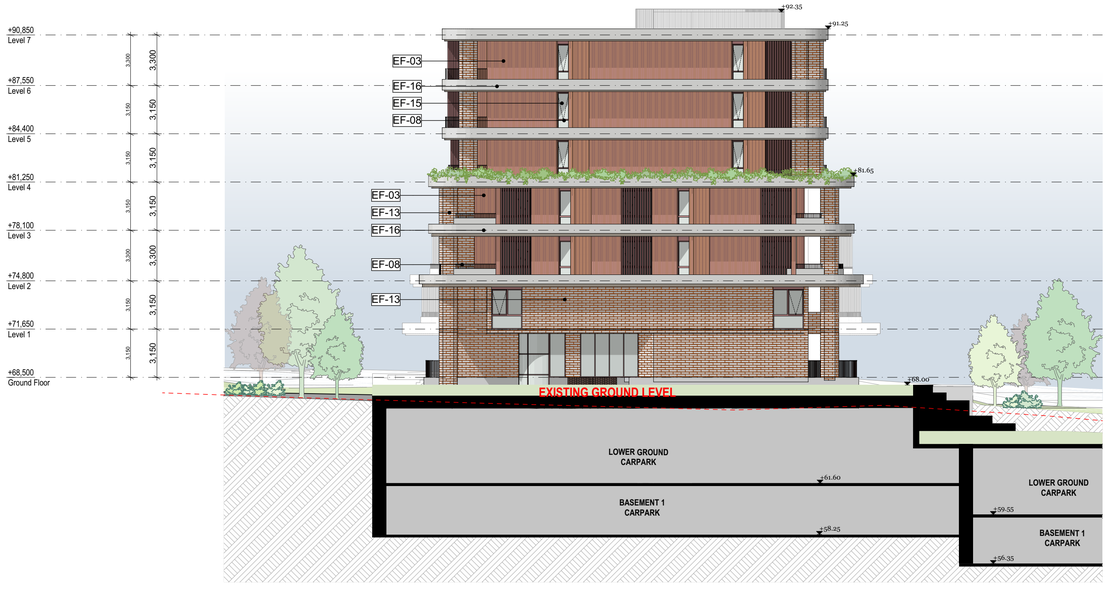
		Date	11/06/2024
Client	SCG	Drawing Number	DA3200
		Revision	B



E-16 BLD D - SOUTH ELEVATION
Scale 1:200



E-17 BLD D - WEST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

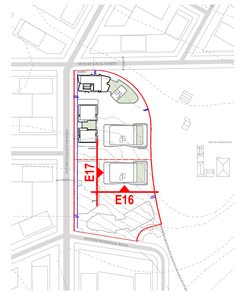
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD D Elevations 2 of 2
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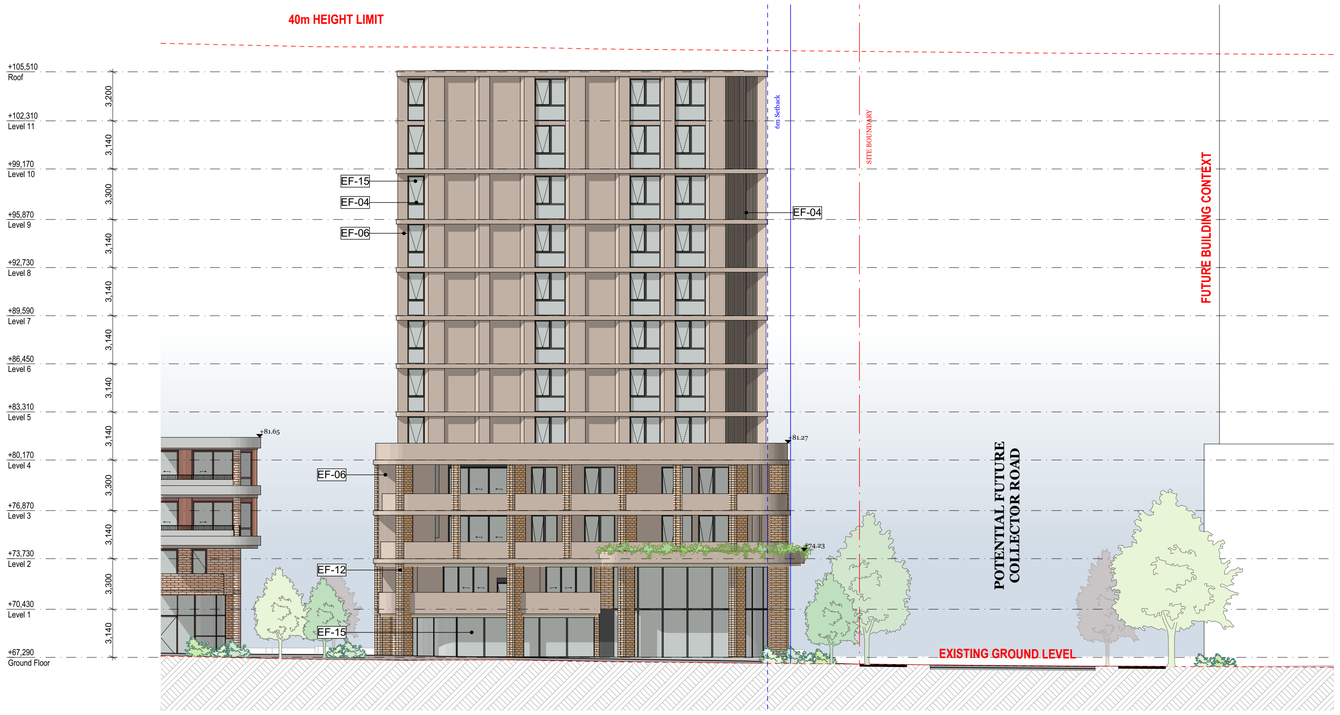
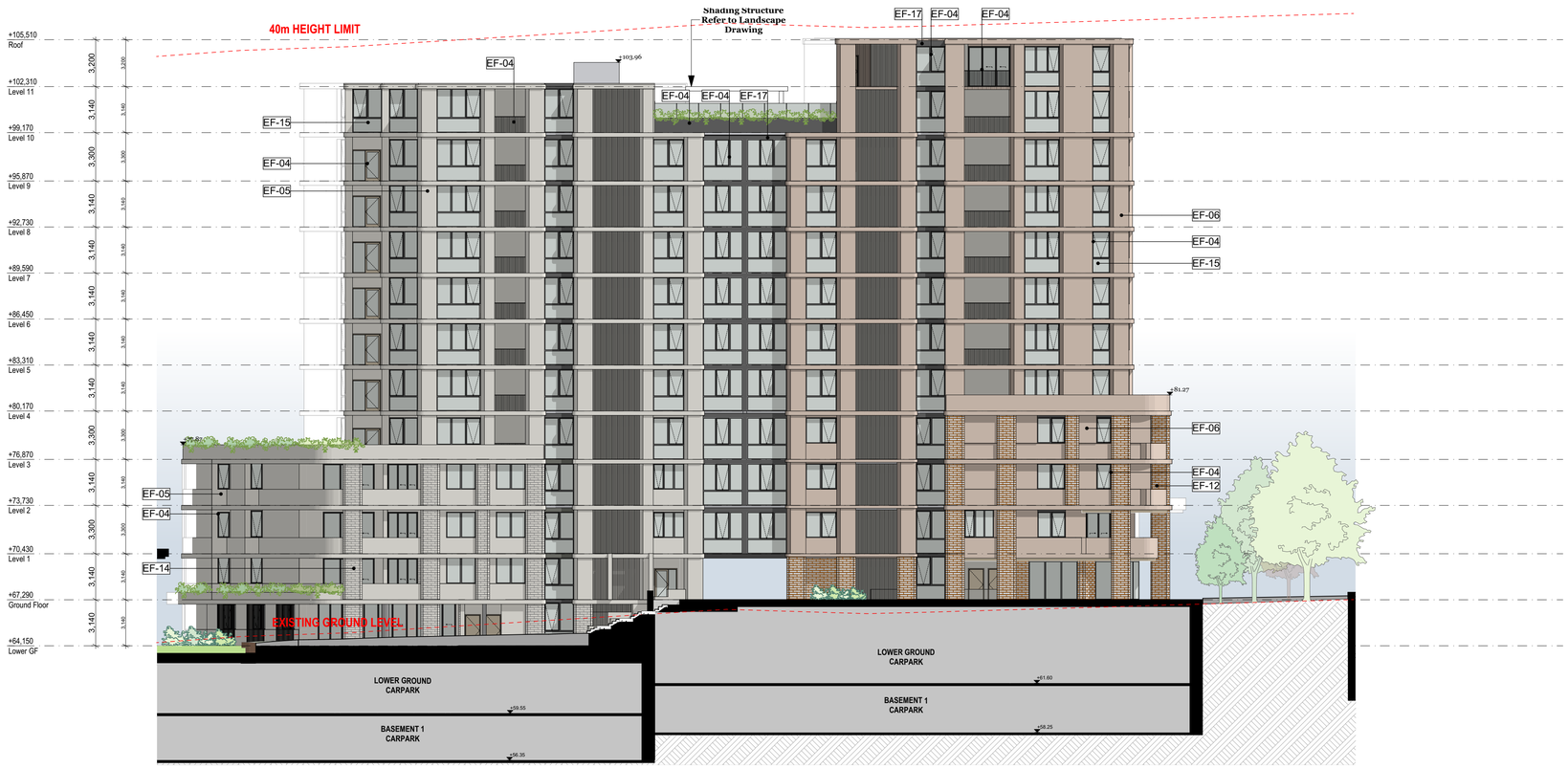
		Date	11/06/2024
Client	SCG	Drawing Number	DA3201
		Revision	B



E-18 BLD E - NORTH ELEVATION
Scale 1:200



E-19 BLD E - EAST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

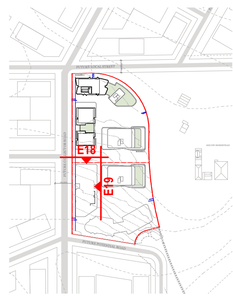
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



Key Plan

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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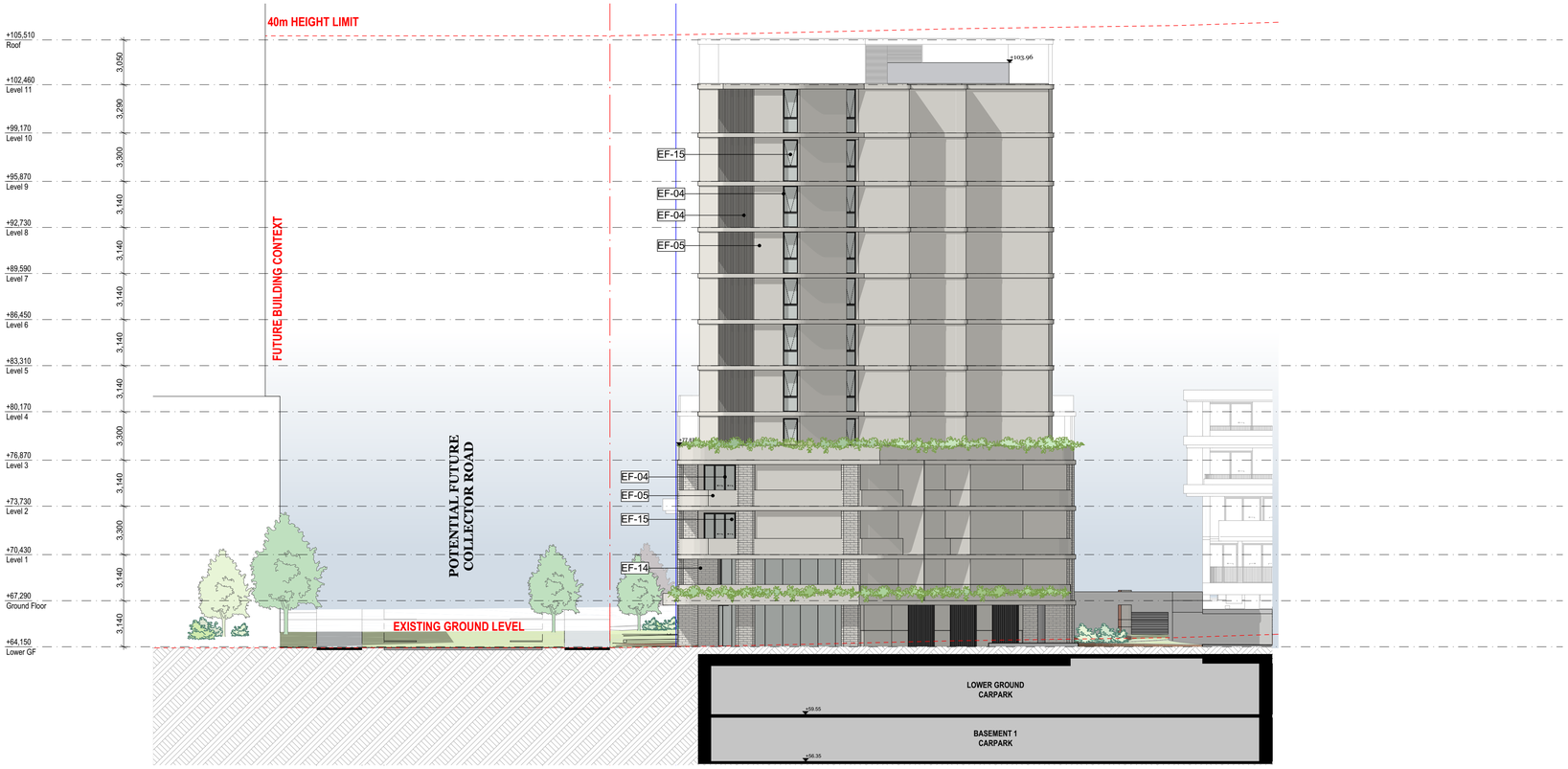
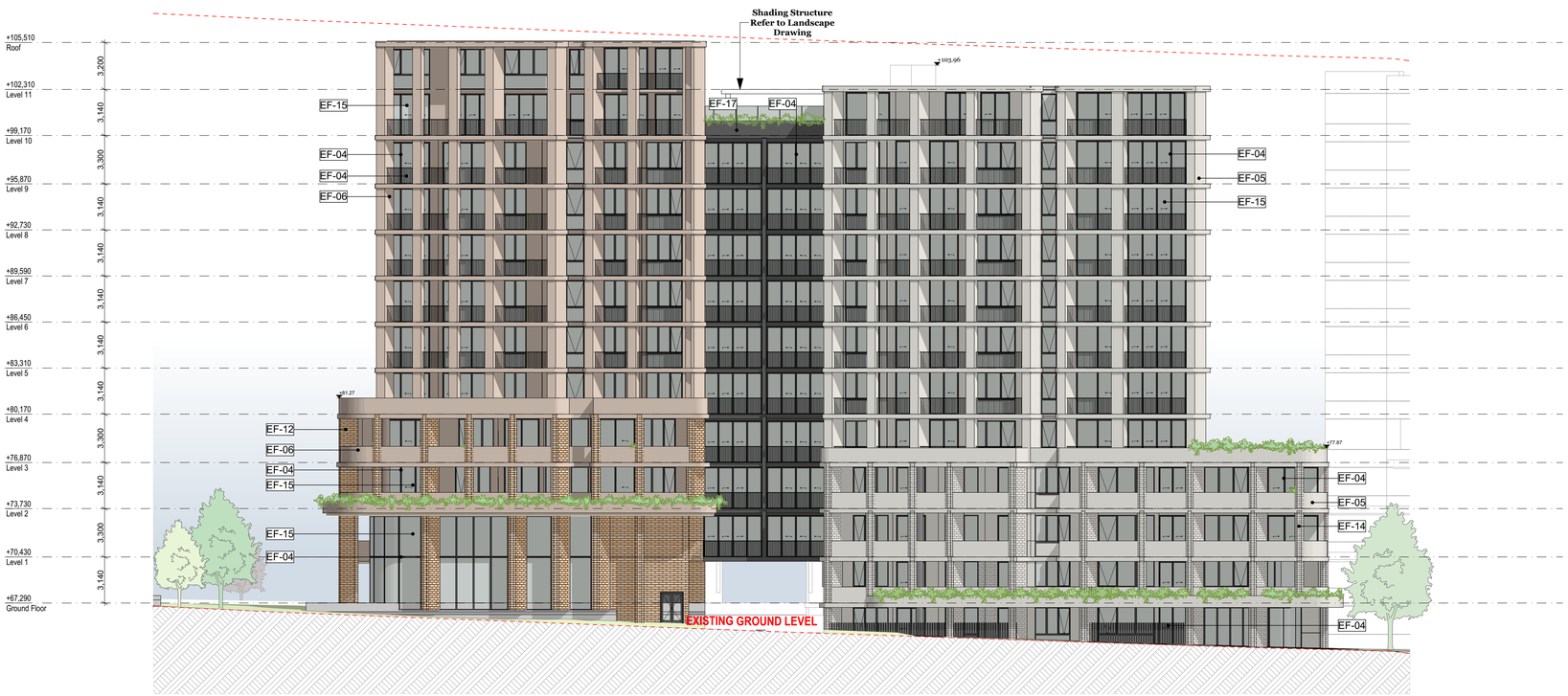
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD E Elevations 1 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3202
		Revision	B



E-20 BLD E - SOUTH ELEVATION
Scale 1:200



E-21 BLD E - WEST ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

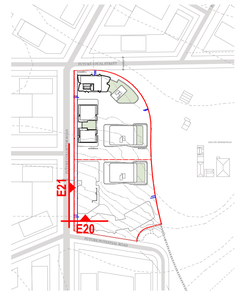
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

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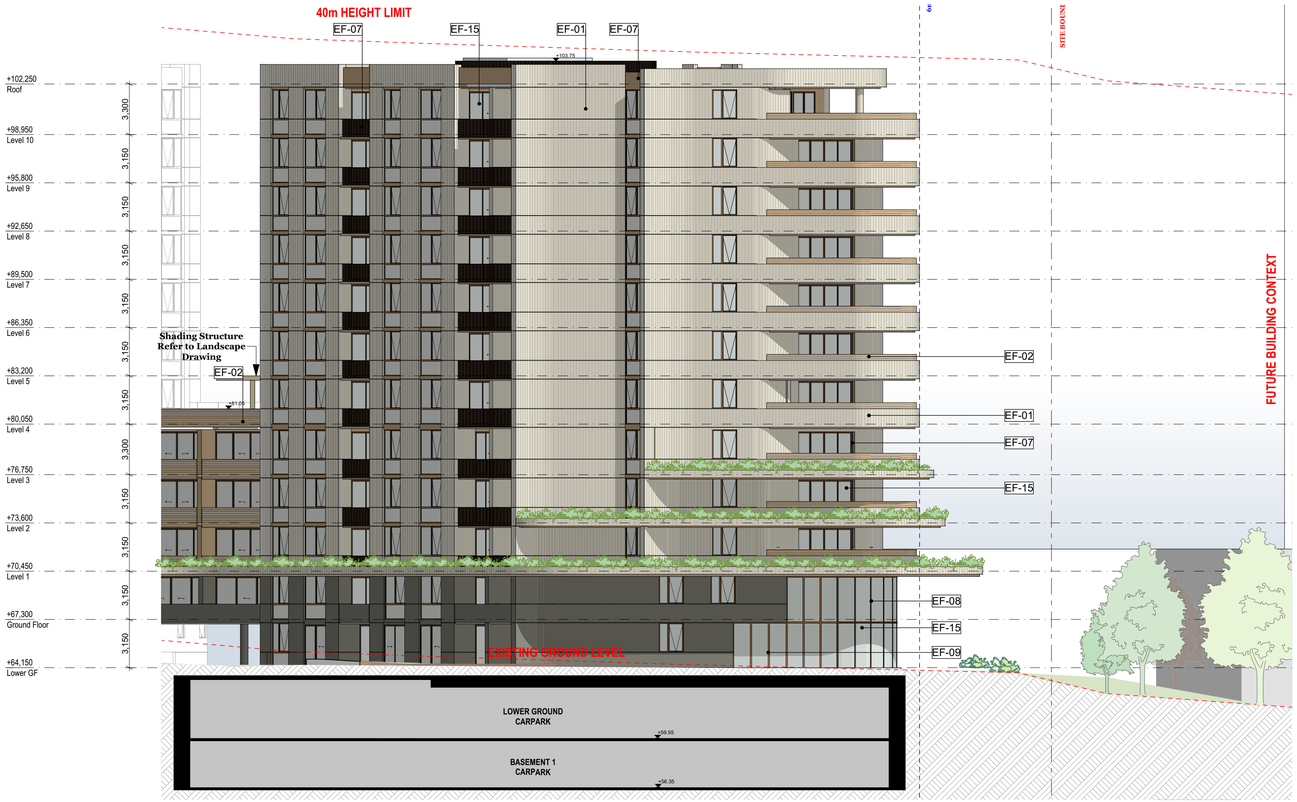
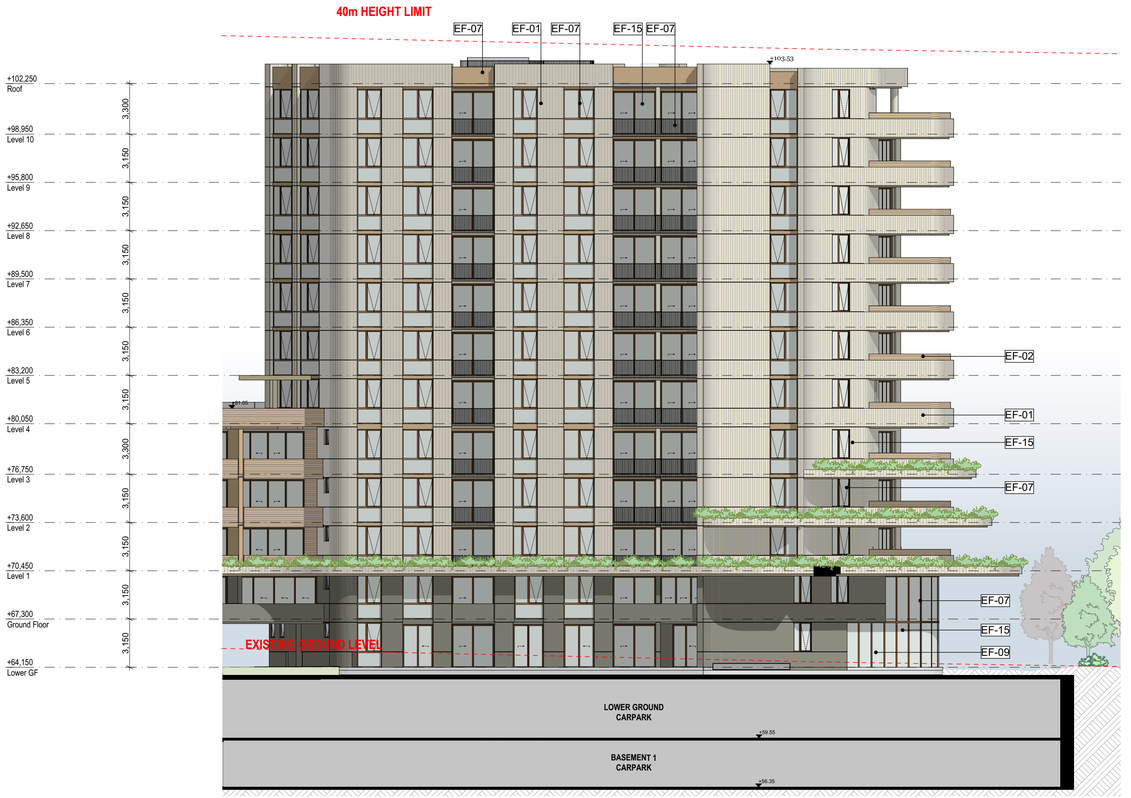
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD E Elevations 2 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3203
		Revision	B



E-22 BLD F - NORTH WEST ELEVATION
Scale 1:200



E-23 BLD F - NORTH ELEVATION
Scale 1:200



E-24 BLD F - NORTH ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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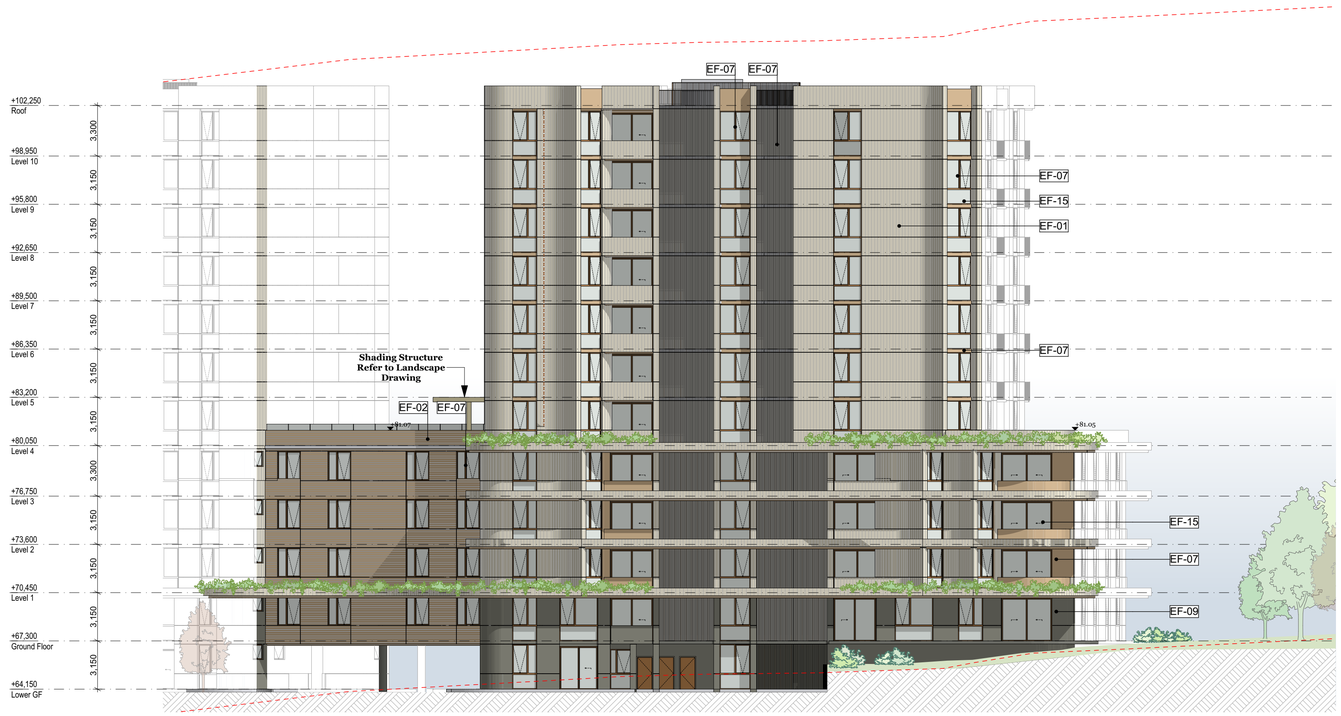
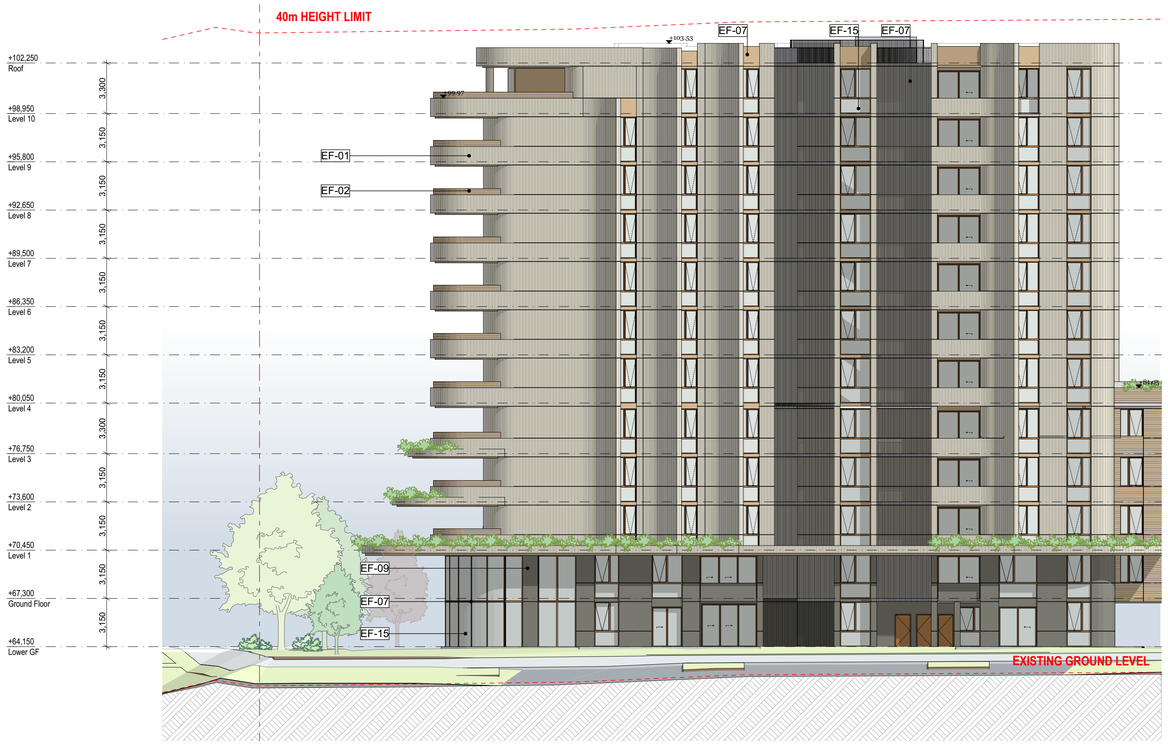
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD F Elevations 1 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3204
		Revision	B



E-25 BLD F - EAST ELEVATION
Scale 1:200



E-26 BLD F - SOUTH ELEVATION
Scale 1:200



E-27 BLD F - SOUTH ELEVATION
Scale 1:200

EF01
Light Precast Concrete Finish with Vertical Texture

EF02
Light Brown Finish with Horizontal Profile

EF03
Brown Finish with Vertical Profile

EF04
Black Powdercoat Finish

EF05
Creamy White Finish

EF06
Earthy Finish

EF07
Medium Bronze Powdercoat Finish

EF08
Maroon Powdercoat Finish

EF09
Dark Concrete Finish

EF10
Light Concrete Finish To Match EF01

EF11
Light Brown Brick

EF12
Mid Tone Brick

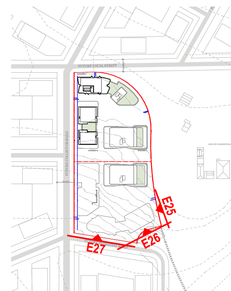
EF13
Red Tone Brick

EF14
Light Tone Brick

EF15
Glazing

EF16
Light Finish

EF17
Dark Finish



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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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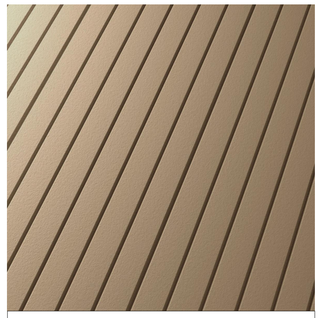
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	BLD F Elevations 2 of 2
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3205
		Revision	B



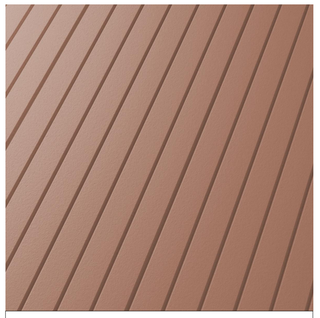
EF01

Light Precast Concrete Finish with Vertical Texture



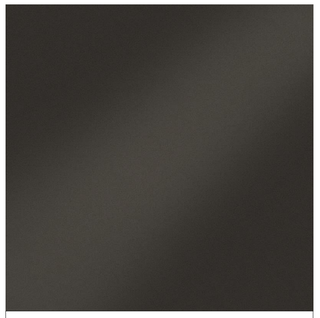
EF02

Light Brown Finish with Horizontal Profile



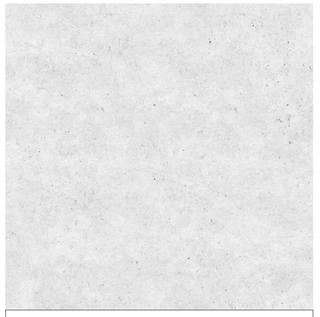
EF03

Brown Finish with Vertical Profile



EF04

Black Powdercoat Finish



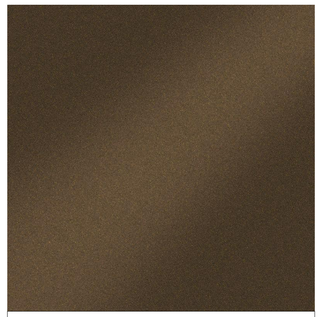
EF05

Creamy White Finish



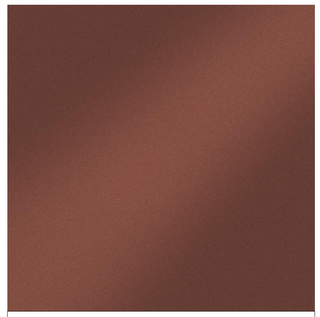
EF06

Earthy Finish



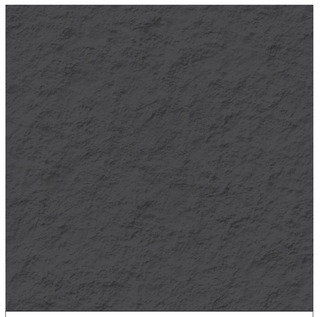
EF07

Medium Bronze Powdercoat Finish



EF08

Maroon Powdercoat Finish



EF09

Dark Concrete Finish



EF10

Light Concrete Finish to match EF01



EF11

Light Brown Brick



EF12

Mid Tone Brick



EF13

Red Tone Brick



EF14

Light Tone Brick



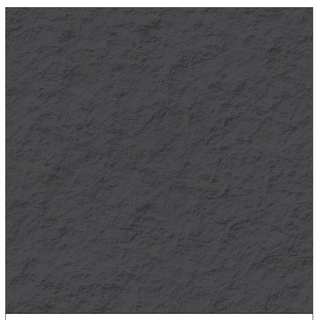
EF15

Glazing



EF16

Light Finish



EF17

Dark Finish

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Consultants

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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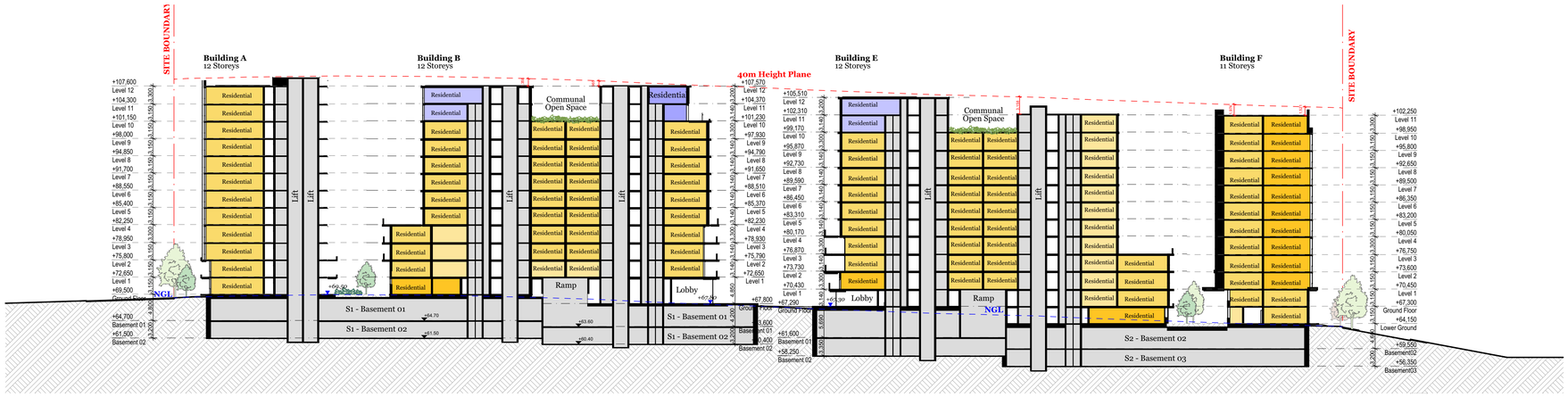
DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Material Schedule
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA3206**
		Revision	**A**



S01 SECTION 01
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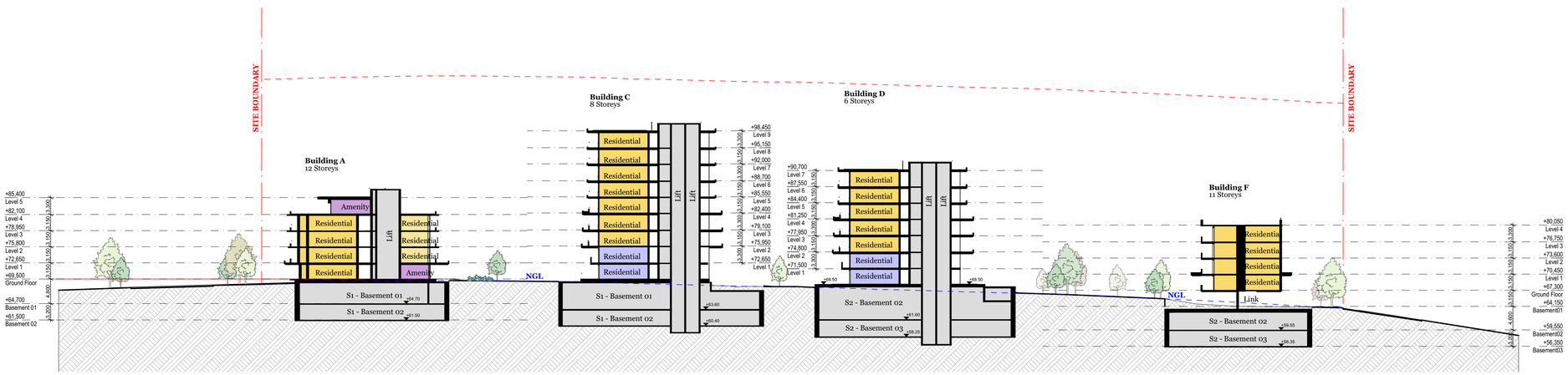

S02 SECTION 02
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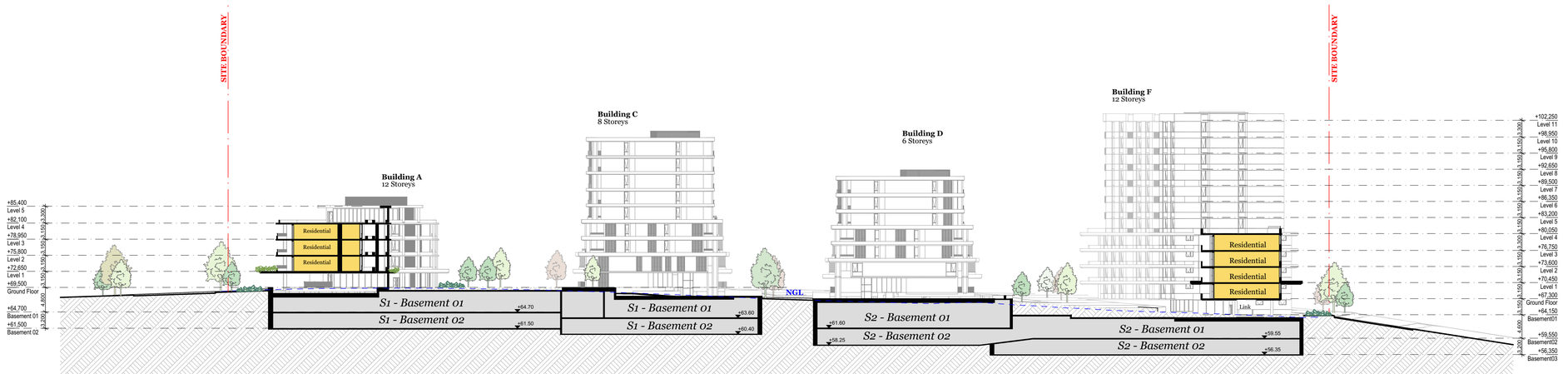

S05 SECTION 05 - NS THROUGH SITE LINK
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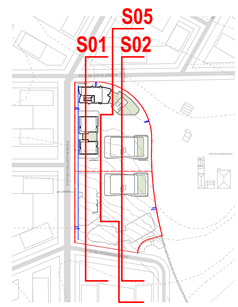

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Consultants

Planner Ethos Urban Daniel Howard 0416 646 196	**Connect to Country** Hardy Hardy Bernadette Hardy	**Surveyor** LTS Joseph Monardo 1300 587 000	**Landscape** Arcadia Alex Longley 02 8571 2900	**Heritage** Urbis Stephen Davies 02 8233 9939	**Civil** AT&L Glen James 02 9068 8517	**Structure** M+G Consulting Zlatko Gashi 02 8666 7888	**Traffic** TTPP Ken Hollyoad 02 8437 7800	**Services** NDY Goran Muratbegovic 02 9928 6800	**BASIX/ESD** Jensen Hughes Robert Romanous 02 8484 4086	**BCA** Jensen Hughes Athish Dulichan 02 8484 4030	**Fire** Jensen Hughes Himanshu Gupta 02 8484 4057	**Access** Abe Consulting John Liksa 02 8065 0400	**Waste** Foresight Environmental Sophie Rutherford	**Quantity Surveyor** Newton Fisher Steven Bregovic 02 9744 2626

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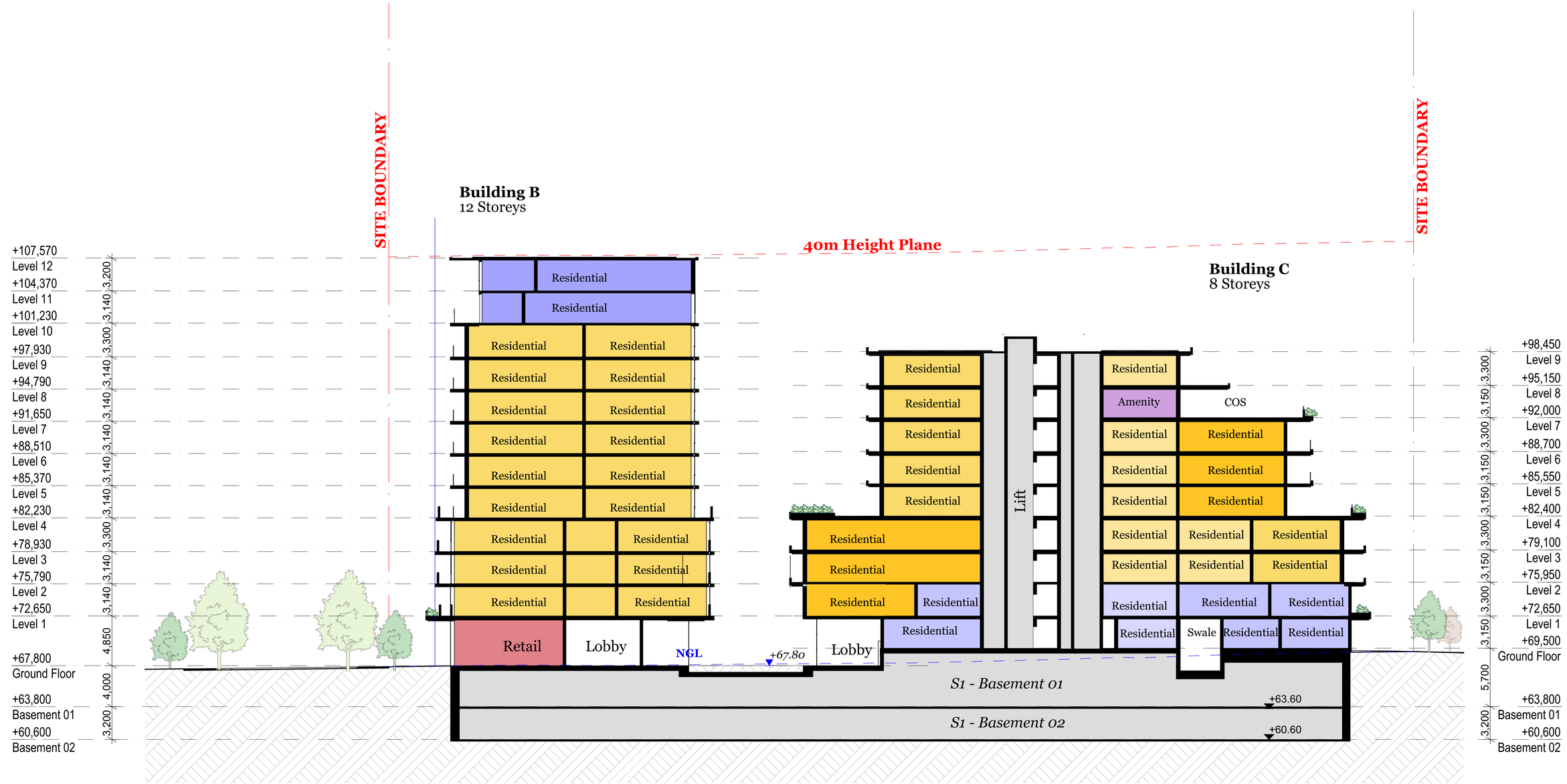
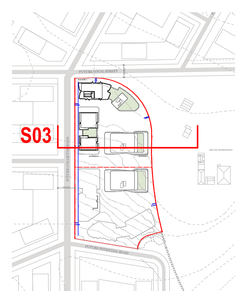
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Sections 1 of 4
		Scale	1:500@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3300
		Revision	B



S03 SECTION 03
Scale 1:200



Key Plan

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 600	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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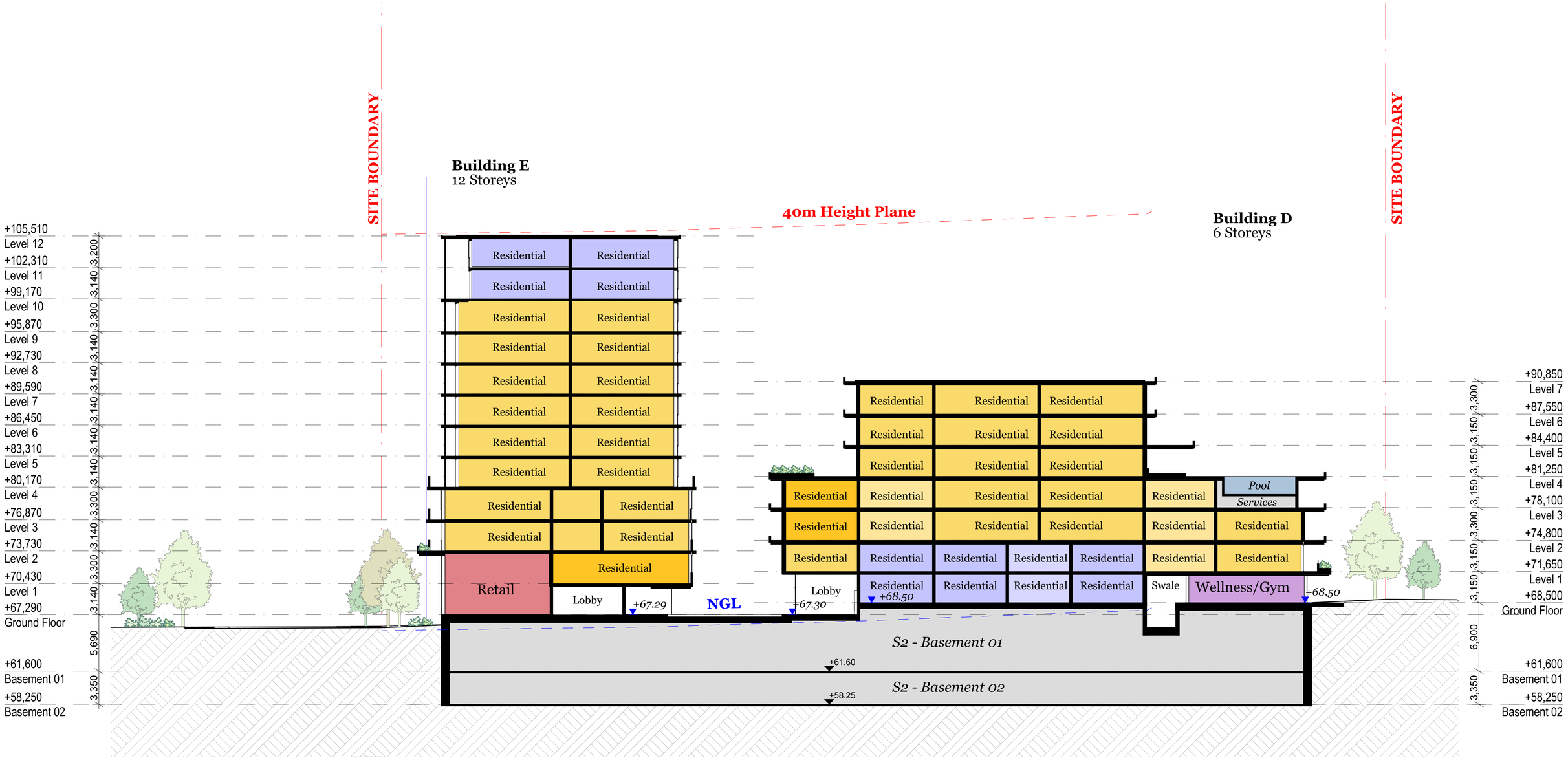
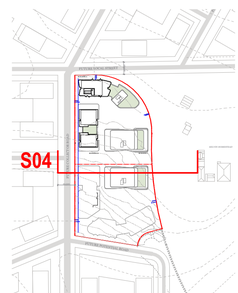
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Sections 2 of 4
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA3301**
		Revision	**B**



S04 SECTION 04
Scale 1:200



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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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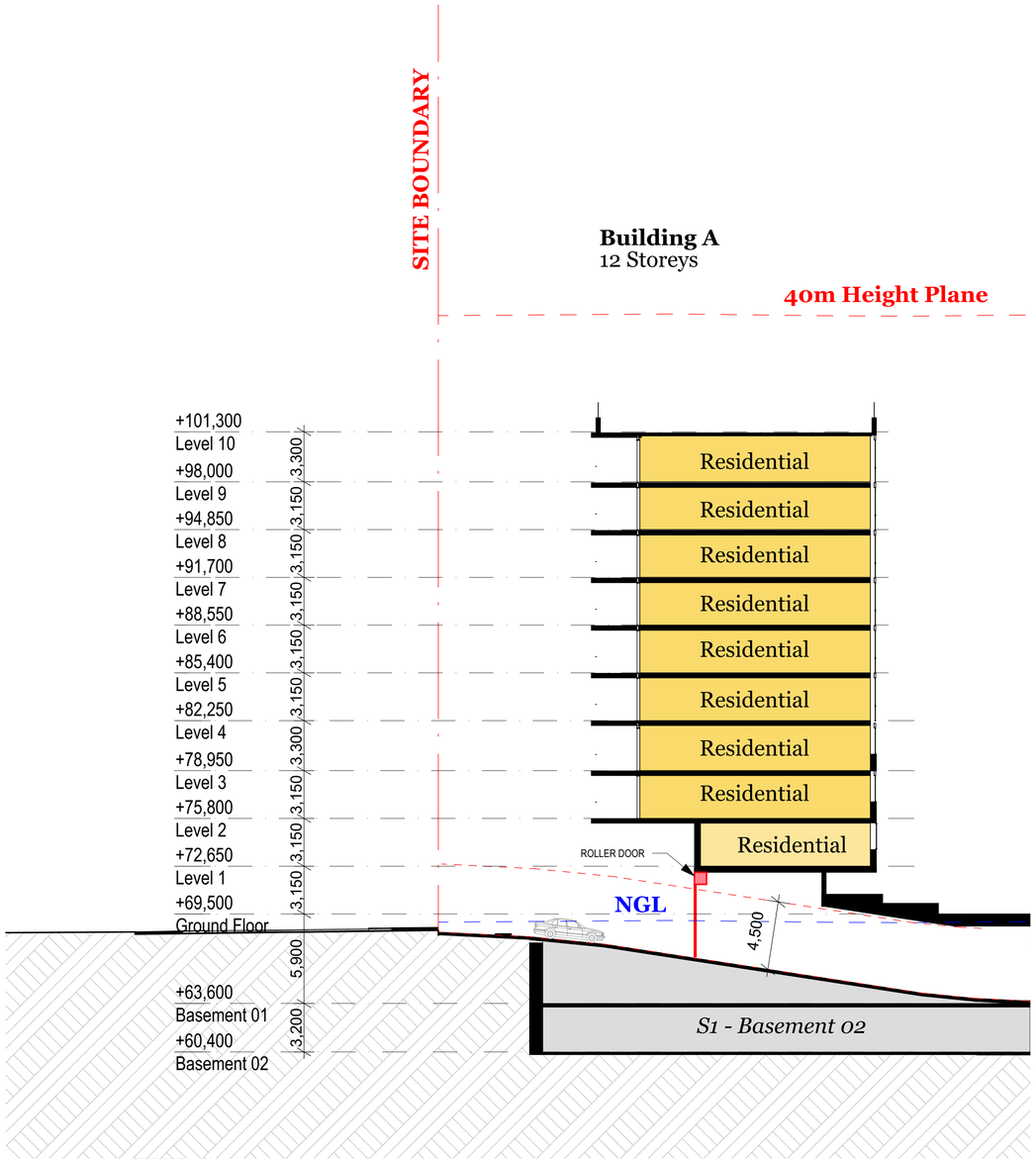
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Sections 3 of 4
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA3302
		Revision	B



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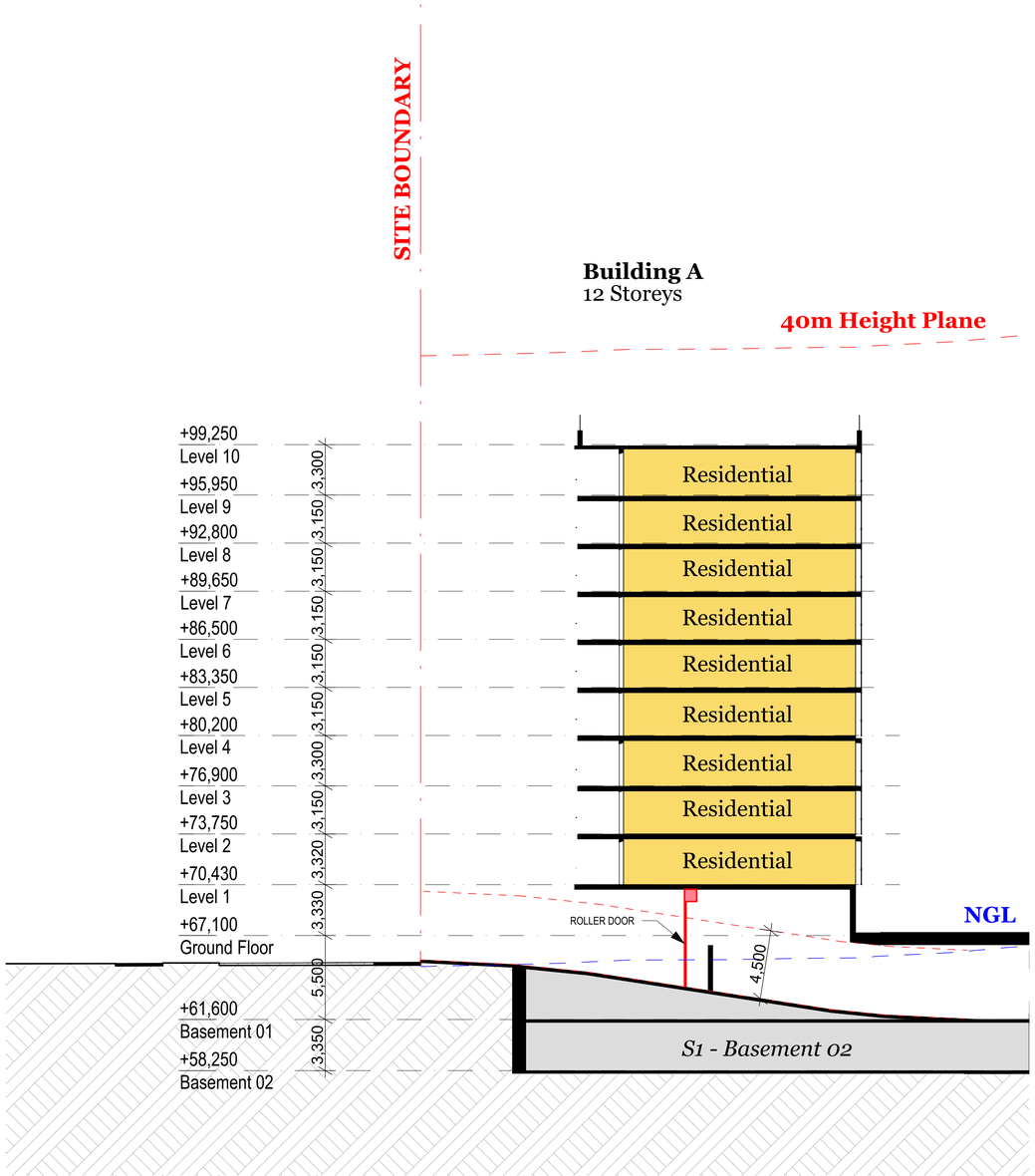
Scale 1:200



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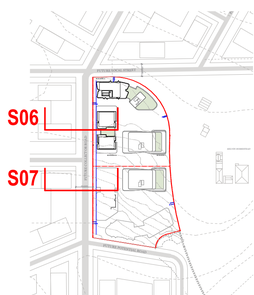
Scale 1:200



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Consultants

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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	27/05/2024	KH	DK	Consultant Amendments

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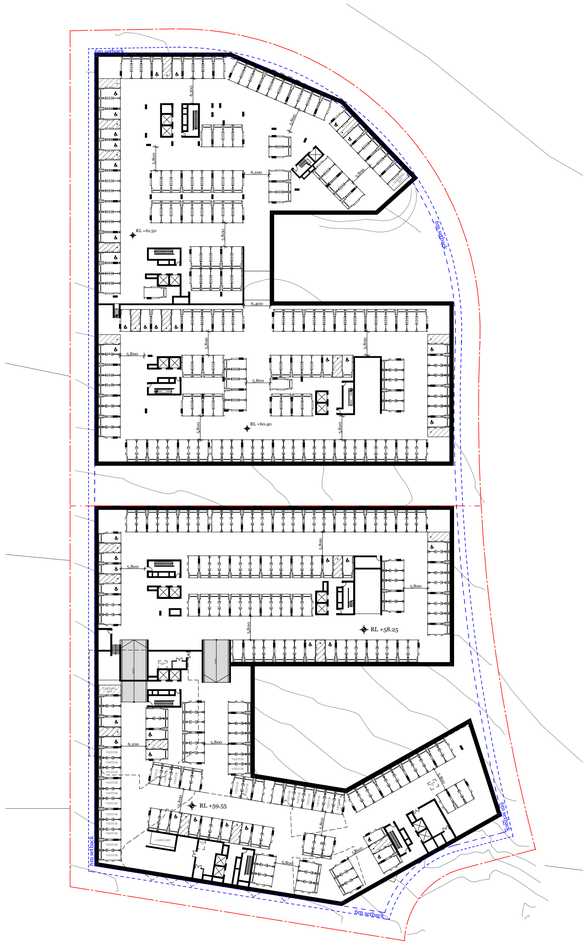
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Sections 4 of 4
		Scale	1:200@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA3303**
		Revision	**B**



BASEMENT 01



LOWER GROUND



GROUND LEVEL



LEVEL 01

KEY

GFA (RESI) CALCULATION

GFA (NON RESI) CALCULATION

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Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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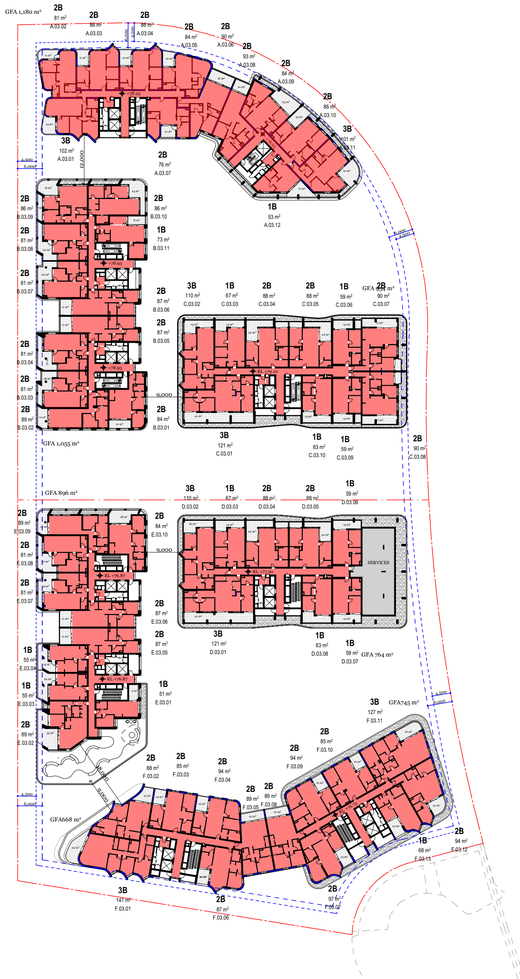
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	GFA Calculations 01
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4000**
		Revision	**A**



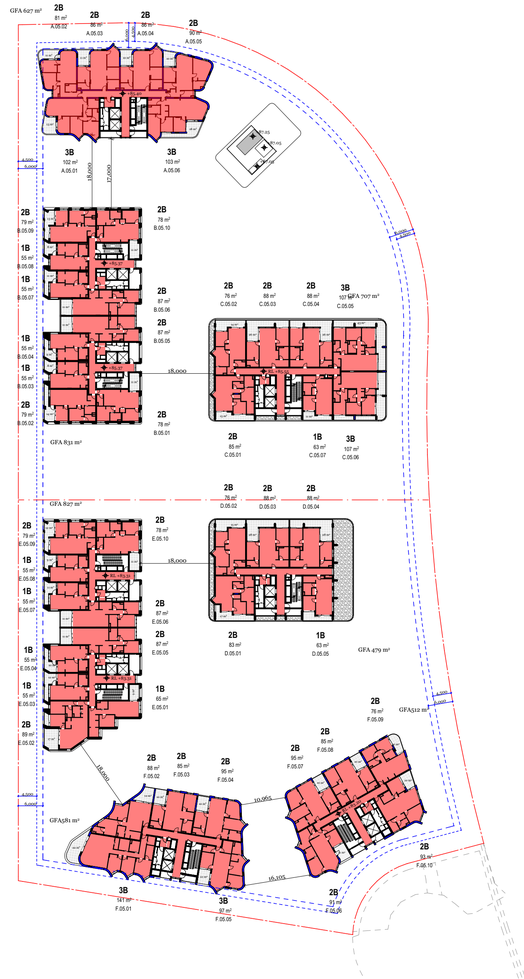
LEVEL 02



LEVEL 03



LEVEL 04



LEVEL 05

KEY

GFA (RESI) CALCULATION

GFA (NON RESI) CALCULATION

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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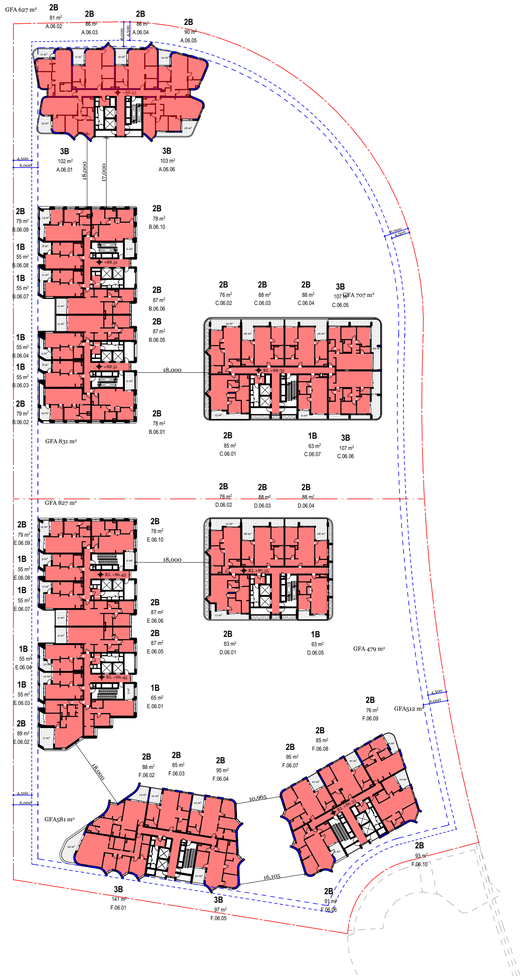
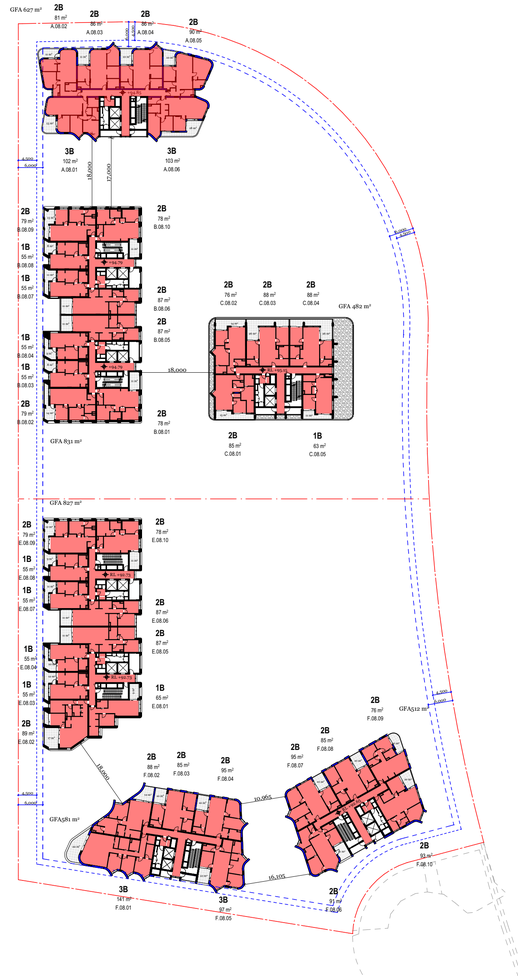
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	GFA Calculations 02
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4001**
		Revision	**A**



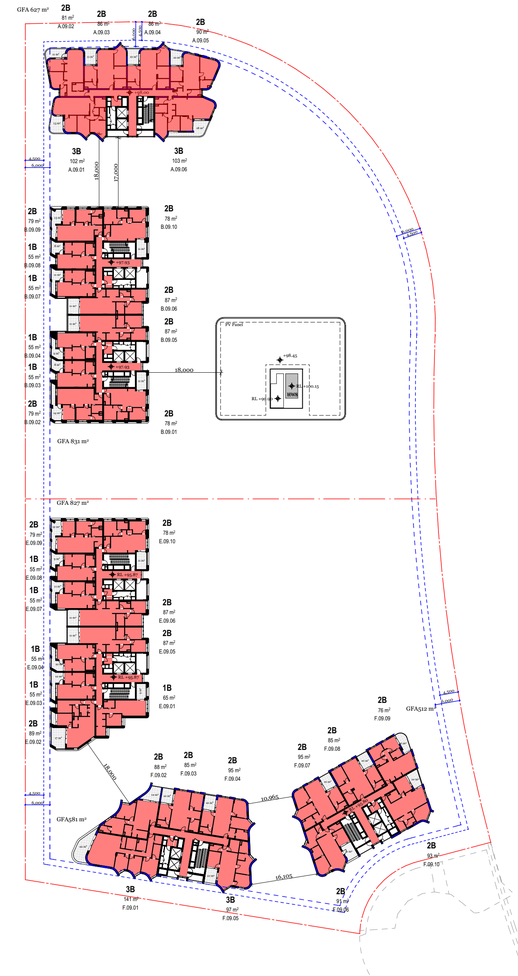
LEVEL 06



LEVEL 07



LEVEL 08



LEVEL 09

KEY

- GFA (RESI) CALCULATION
- GFA (NON RESI) CALCULATION

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Consultants

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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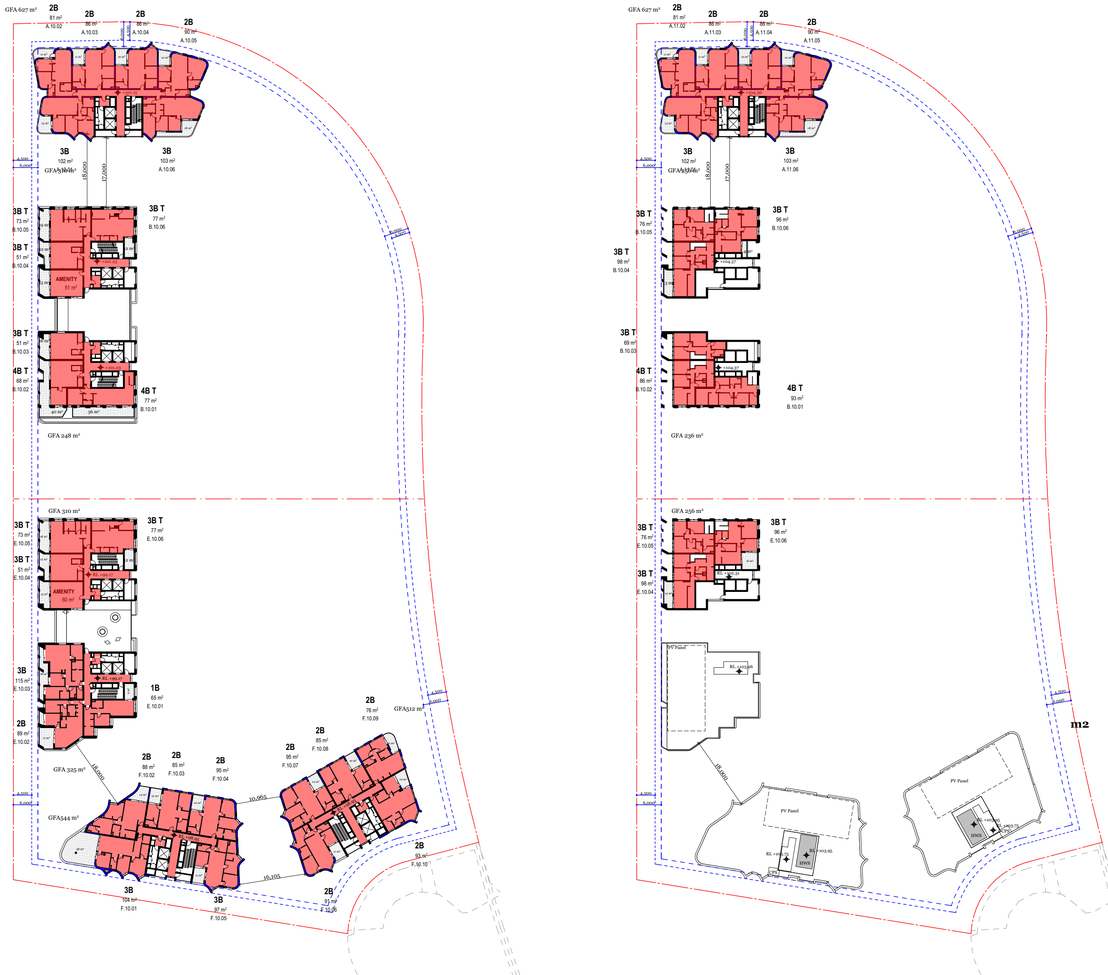
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	GFA Calculations 03
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4002
		Revision	A



LEVEL 10

LEVEL 11

GFA

A		B		C		D		E		F	
GROUND LEVEL	982	GROUND LEVEL	771	GROUND LEVEL	892	GROUND LEVEL	873	LOWER GROUND	521	LOWER GROUND	795
LEVEL 01	1,069	LEVEL 01	944	LEVEL 01	951	LEVEL 01	947	GROUND LEVEL	862	GROUND LEVEL	1,347
LEVEL 02	1,180	LEVEL 02	1,055	LEVEL 02	954	LEVEL 02	954	LEVEL 01	897	LEVEL 01	1,413
LEVEL 03	1,180	LEVEL 03	1,055	LEVEL 03	954	LEVEL 03	764	LEVEL 02	1,123	LEVEL 02	1,413
LEVEL 04	704	LEVEL 04	831	LEVEL 04	707	LEVEL 04	483	LEVEL 03	896	LEVEL 03	1,413
LEVEL 05	627	LEVEL 05	831	LEVEL 05	707	LEVEL 05	479	LEVEL 04	827	LEVEL 04	1,093
LEVEL 06	627	LEVEL 06	831	LEVEL 06	707	LEVEL 06	479	LEVEL 05	827	LEVEL 05	1,093
LEVEL 07	627	LEVEL 07	831	LEVEL 07	485			LEVEL 06	827	LEVEL 06	1,093
LEVEL 08	627	LEVEL 08	831	LEVEL 08	482			LEVEL 07	827	LEVEL 07	1,093
LEVEL 09	627	LEVEL 09	831					LEVEL 08	827	LEVEL 08	1,093
LEVEL 10	627	LEVEL 10	558					LEVEL 09	827	LEVEL 09	1,093
LEVEL 11	627	LEVEL 11	492					LEVEL 10	635	LEVEL 10	1,056
								LEVEL 11	256		
SUB-TOTAL	**9,504 m²**		**9,861 m²**		**6,839 m²**		**4,979 m²**		**10,152 m²**		**13,995 m²**
TOTAL											**55,330 m²**

m2

REQUIRED GFA:
MAX GFA **62721**

PROPOSED GFA **55556**

KEY

GFA (RESI) CALCULATION

GFA (NON RESI) CALCULATION

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Consultants

Planner Ethos Urban, Daniel Howard, 0416 646 196
Connect to Country Hardy Hardy, Bernadette Hardy
Surveyor LTS, Joseph Monardo, 1300 587 000
Landscape Arcadia, Alex Longley, 02 8571 2900
Heritage Urbis, Stephen Davies, 02 8233 9939
Civil AT&L, Glen James, 02 9068 8517
Structure M+G Consulting, Zlatko Gashi, 02 8666 7888
Traffic TTPP, Ken Hollyoad, 02 8437 7800
Services NDY, Goran Muratbegovic, 02 9928 6800
BASIX/ESD Jensen Hughes, Robert Romanous, 02 8484 4086
BCA Jensen Hughes, Athish Dulichan, 02 8484 4030
Fire Jensen Hughes, Himanshu Gupta, 02 8484 4057
Access Abc Consulting, John Liksa, 02 8065 0400
Waste Foresight Environmental, Sophie Rutherford
Quantity Surveyor Newton Fisher, Steven Bregovic, 02 9744 2626

Rev	Date	By	Chk	Description
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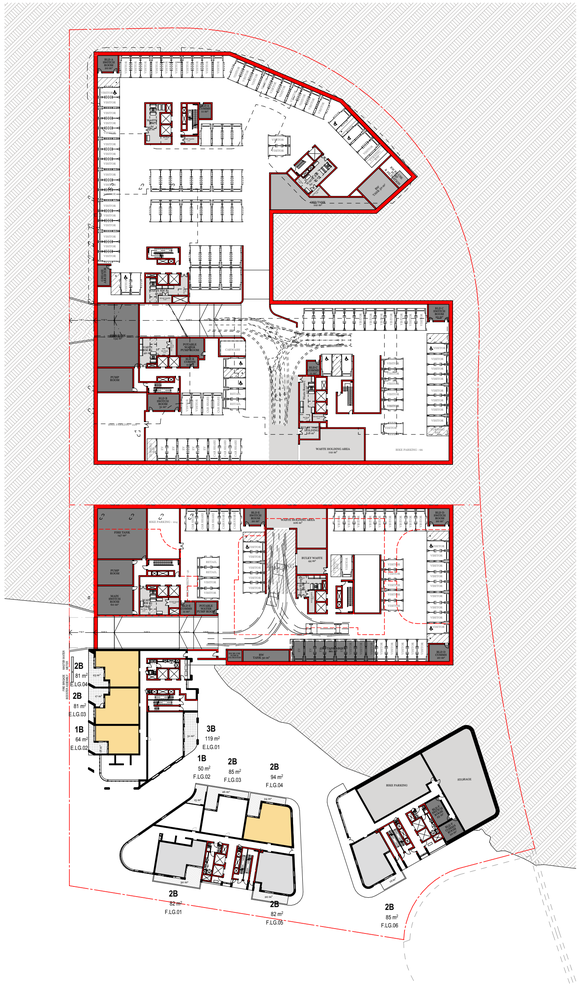
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	GFA Calculations 04
		Scale	1:1, 1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4003
		Revision	A


RETAIL
212 m²
AMENITY
53 m²
WELLNESS/GYM
247 m²
RISER
RISER
RISER



LEVEL 03



LEVEL 04



LEVEL 05



LEVEL 06

KEY

2 HOURS SOLAR ACCESS

NO SOLAR ACCESS

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Solar Access Calcs. 02
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4005**
		Revision	**B**



LEVEL 07



LEVEL 08



LEVEL 09



LEVEL 10

KEY

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Consultants

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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Solar Access Calcs. 03
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4006
		Revision	B



LEVEL 11

OVERALL

NO SOLAR			SOLAR ACCESS		
	QUANTITY			QUANTITY	
LOWER GROUND	3		LOWER GROUND	4	
GROUND LEVEL	13		GROUND LEVEL	29	
LEVEL 01	8		LEVEL 01	30	
LEVEL 02	10		LEVEL 02	41	
LEVEL 03	10		LEVEL 03	41	
LEVEL 04	5		LEVEL 04	35	
LEVEL 05	3		LEVEL 05	36	
LEVEL 06	3		LEVEL 06	36	
LEVEL 07	3		LEVEL 07	31	
LEVEL 08	2		LEVEL 08	33	
LEVEL 09	2		LEVEL 09	29	
LEVEL 10	4		LEVEL 10	25	
			LEVEL 11	5	
TOTAL	**66**	**128**		**375**	**128**
		(11.0%)	**TOTAL**		**(70.0%)**

REQUIRED SOLAR (ADG):
70% RECEIVE MIN. 2HRS

15% MAX. RECEIVE NO SOLAR

KEY

2 HOURS SOLAR ACCESS

NO SOLAR ACCESS

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Consultants

Planner Ethos Urban, Daniel Howard, 0416 646 196
Connect to Country Hardy Hardy, Bernadette Hardy
Surveyor LTS, Joseph Monardo, 1300 587 000
Landscape Arcadia, Alex Longley, 02 8571 2900
Heritage Urbis, Stephen Davies, 02 8233 9939
Civil AT&L, Glen James, 02 9068 8517
Structure M+G Consulting, Zlatko Gashi, 02 8666 7888
Traffic TTPP, Ken Hollyoad, 02 8437 7800
Services NDY, Goran Muratbegovic, 02 9928 6800
BASIX/ESD Jensen Hughes, Robert Romanous, 02 8484 4086
BCA Jensen Hughes, Athish Dulichan, 02 8484 4030
Fire Jensen Hughes, Himanshu Gupta, 02 8484 4057
Access Abe Consulting, John Liksa, 02 8065 0400
Waste Foresight Environmental, Sophie Rutherford
Quantity Surveyor Newton Fisher, Steven Bregovic, 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments

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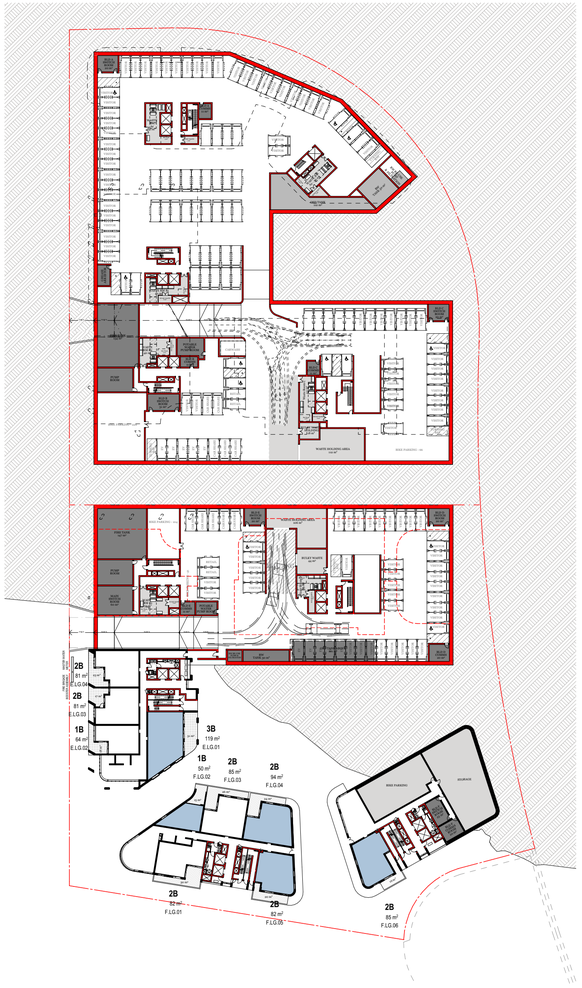
David Randerson 8542

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Solar Access Calcs 04
		Scale	1:1, 1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4007
		Revision	B

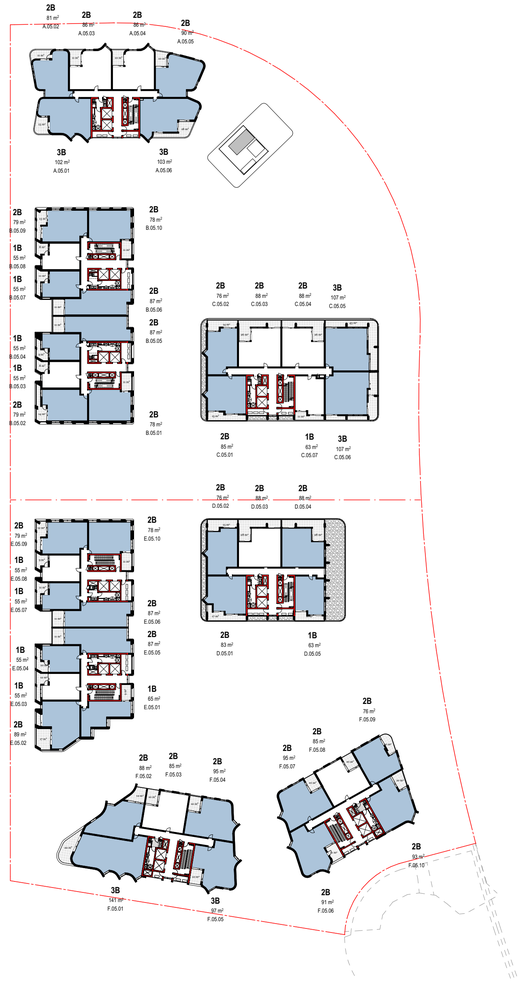

RETAIL
212 m²
AMENITY
53 m²
WELLNESS/GYM
247 m²
RISER
RISER
RISER



LEVEL 03



LEVEL 04



LEVEL 05



LEVEL 06

KEY

CROSS VENTILATION

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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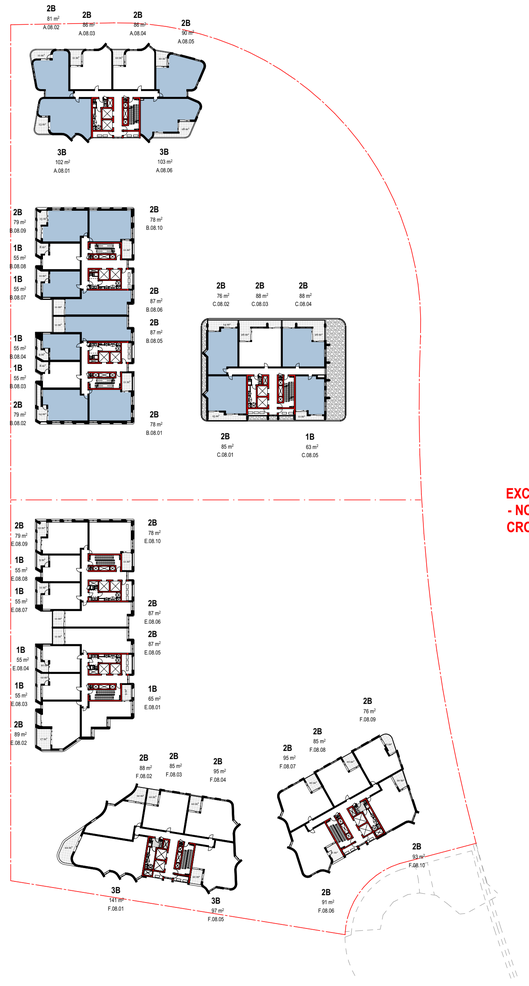
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Cross Ventilation Calcs. 02
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4009**
		Revision	**A**



LEVEL 07



LEVEL 08

EXCEEDS 9 STOREYS - NOT COUNTED FOR CROSS-VENTILATION

DA-COM Cross Ventilation

	TOTAL	TOTAL
LOWER GROUND	5	10
GROUND LEVEL	27	50
LEVEL 01	32	49
LEVEL 02	40	68
LEVEL 03	38	64
LEVEL 04	37	49
LEVEL 05	36	48
LEVEL 06	36	48
LEVEL 07	32	41
LEVEL 08	16	21
	299	**448**
		(66.3%)

REQUIRED CROSS VENT (ADG): MIN. 60% FOR FIRST 9 STORIES

KEY

CROSS VENTILATION

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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission
B	25/03/2024	DK	SO	Client and Planner Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Cross Ventilation Calcs. 03
		Scale	1:1, 1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4010**
		Revision	**B**


8,242 m²
Active Frontage Zone
Active Frontage Zone
Active Frontage Zone



LEVEL 10

Communal Open Space	
	AREA
GROUND LEVEL	8,243
LEVEL 03	241
LEVEL 04	1,143
LEVEL 07	266
LEVEL 10	389
TOTAL	**10,282 m²**
	(49%)

REQUIRED COS (ADG):
25% MIN. COS **5227m2**

SITE AREA **20907m2**

KEY

COMMUNAL OPEN SPACE

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Consultants

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Surveyor LTS — Joseph Monardo — 1300 587 000
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Heritage Urbis — Stephen Davies — 02 8233 9939
Civil AT&L — Glen James — 02 9068 8517
Structure M+G Consulting — Zlatko Gashi — 02 8666 7888
Traffic TTPP — Ken Hollyoad — 02 8437 7800
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Waste Foresight Environmental — Sophie Rutherford
Quantity Surveyor Newton Fisher — Steven Bregovic — 02 9744 2626

Rev	Date	By	Chk	Description
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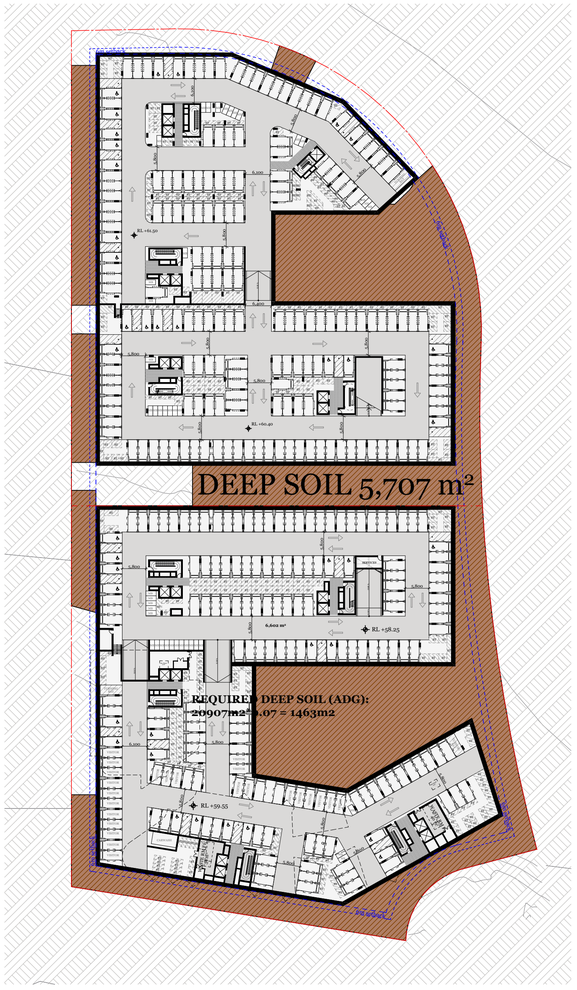
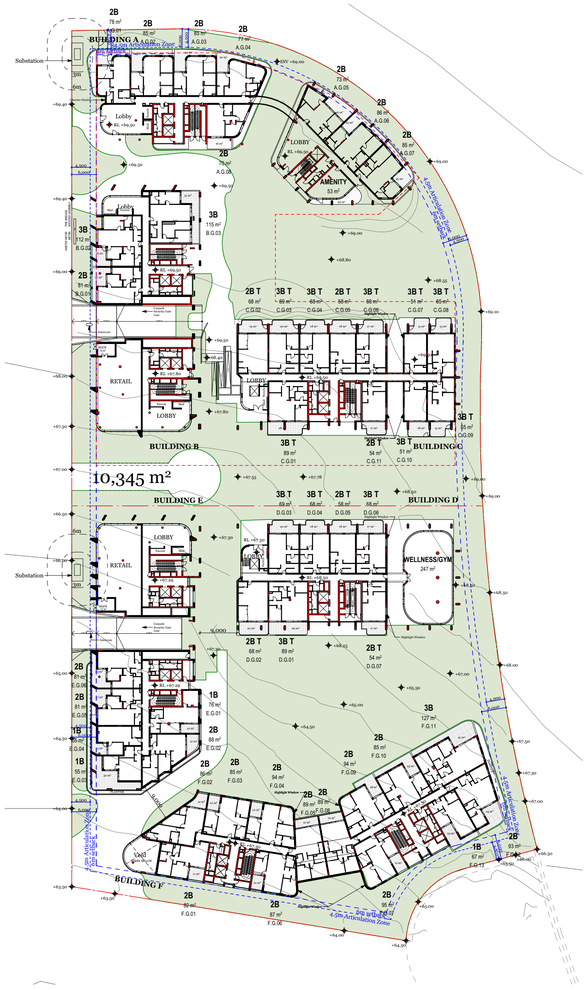
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	COS Calcs. 02
		Scale	1:750, 1:1@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4012**
		Revision	**A**



BASEMENT 01



GROUND LEVEL

DEEP SOIL
5,707

7% 1464m2

REQUIRED DEEP SOIL (ADG):
6m MIN. SITE GREATER THAN 1500m2
7% OF SITE AREA

SITE AREA 20907m2

LANDSCAPE	
	AREA
GROUND LEVEL	10,345
	10,345 m²

50% OF SITE AREA

KEY

DEEP SOIL

LANDSCAPE

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Consultants

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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Deep Soil & Landscape Calcs
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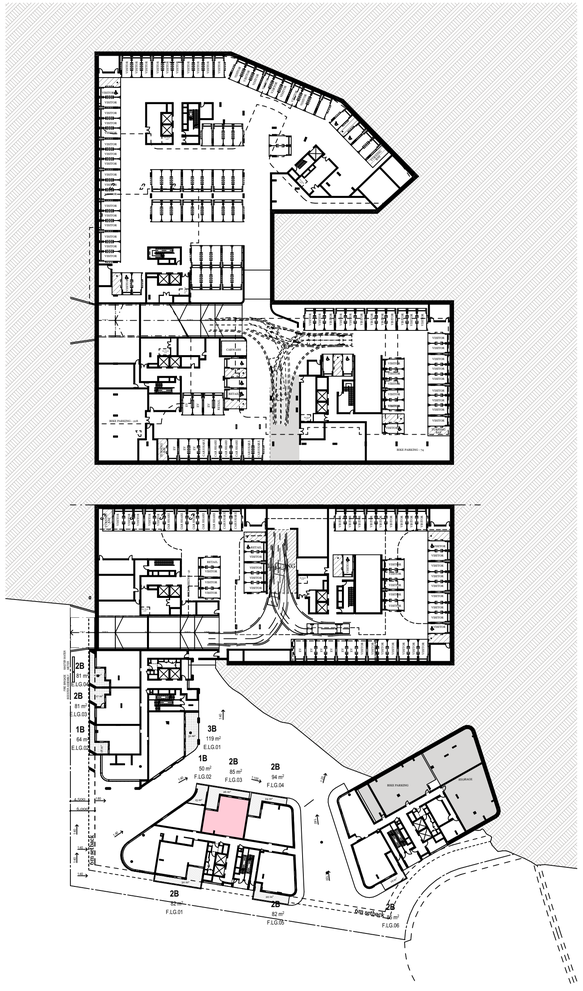
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4013**
		Revision	**A**



DDA APARTMENTS	
	QUANTITY
LOWER GROUND	1
GROUND LEVEL	4
LEVEL 01	4
LEVEL 02	8
LEVEL 03	8
LEVEL 04	6
LEVEL 05	6
LEVEL 06	6
LEVEL 07	4
LEVEL 08	4
LEVEL 09	2
LEVEL 10	2
	55

REQUIRED ADAPTABLE UNITS (DCP): 10% OF ALL DWELLINGS - 54 UNITS

KEY

ADAPTABLE UNITS

LIVABLE UNITS 100%

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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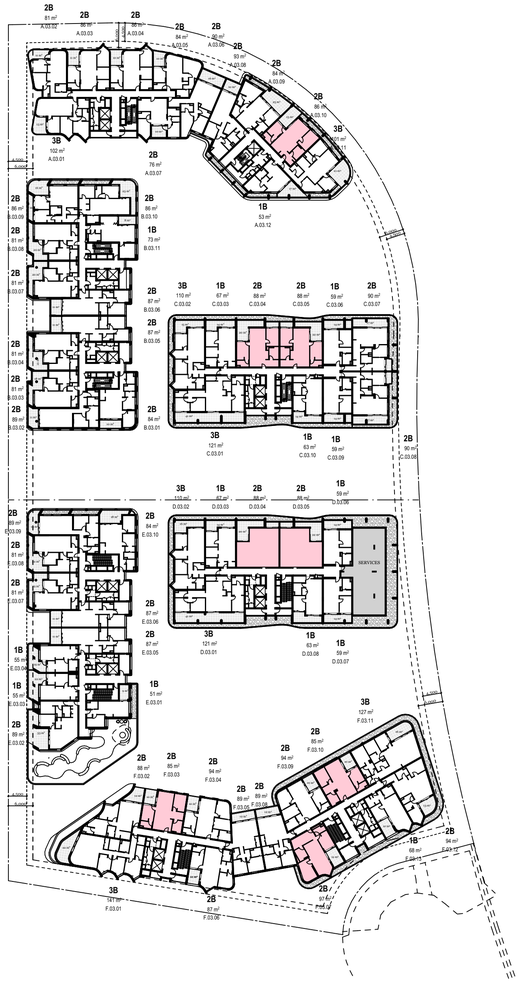
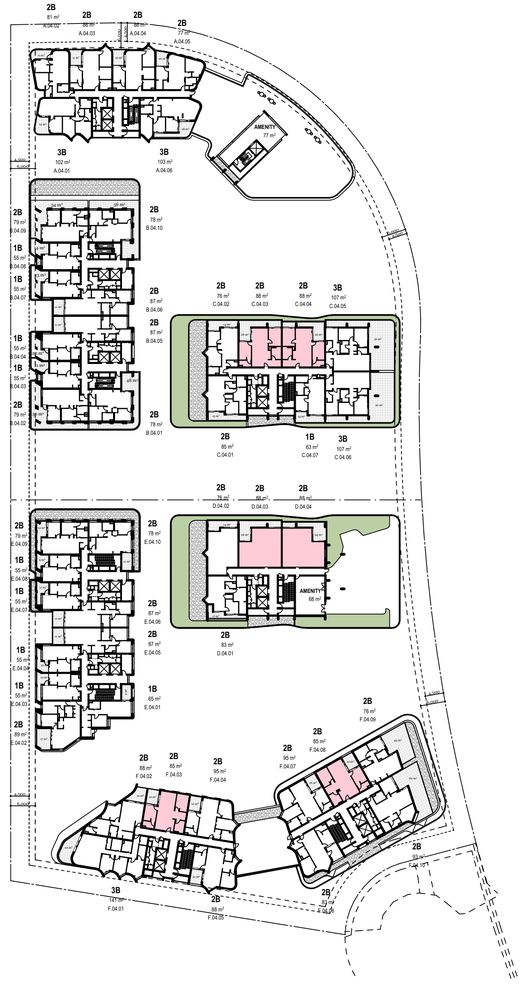
DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Livable & Adaptable Units 01
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4014**
		Revision	**A**



LEVEL 03



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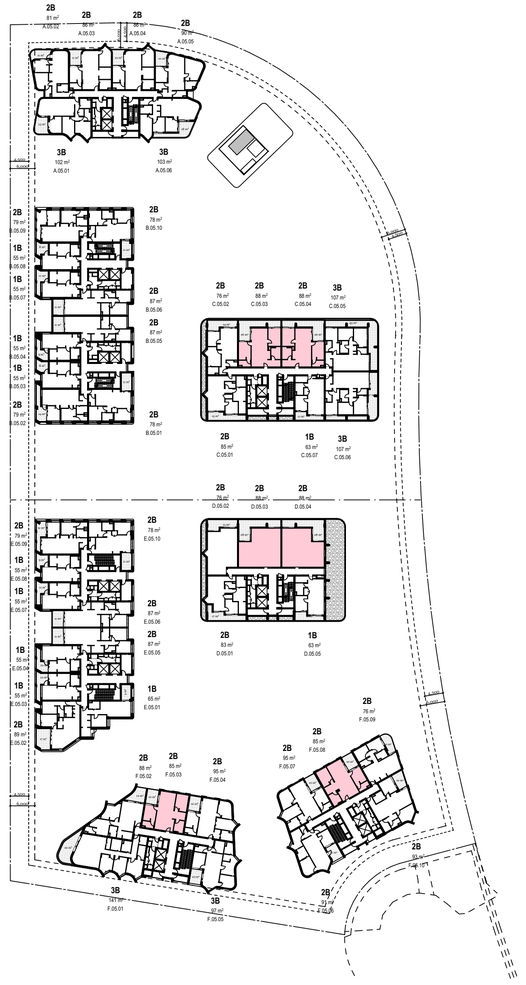
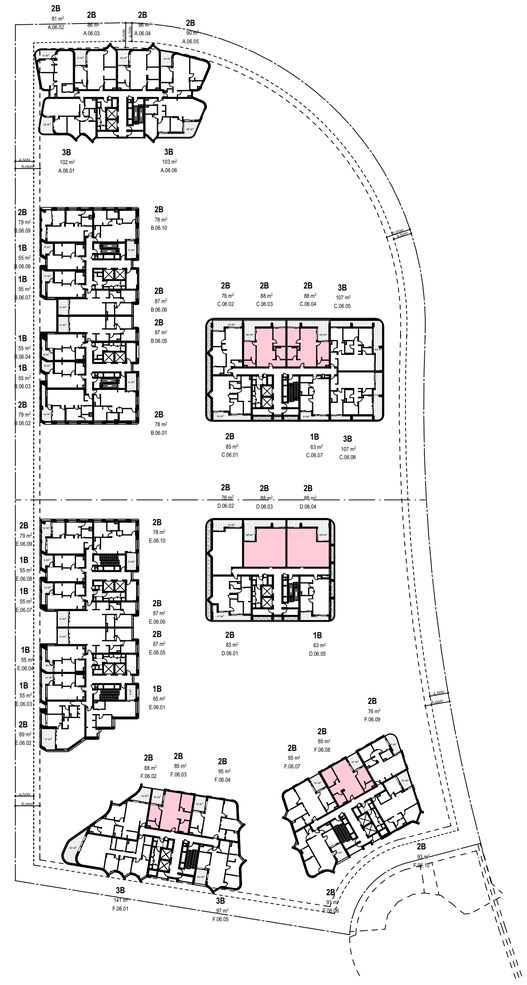


LEVEL 05



LEVEL 06

DDA APARTMENTS	
	QUANTITY
LOWER GROUND	1
GROUND LEVEL	4
LEVEL 01	4
LEVEL 02	8
LEVEL 03	8
LEVEL 04	6
LEVEL 05	6
LEVEL 06	6
LEVEL 07	4
LEVEL 08	4
LEVEL 09	2
LEVEL 10	2
	55

REQUIRED ADAPTABLE UNITS (DCP): 10% OF ALL DWELLINGS - 54 UNITS

KEY

ADAPTABLE UNITS

LIVABLE UNITS 100%

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Consultants

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0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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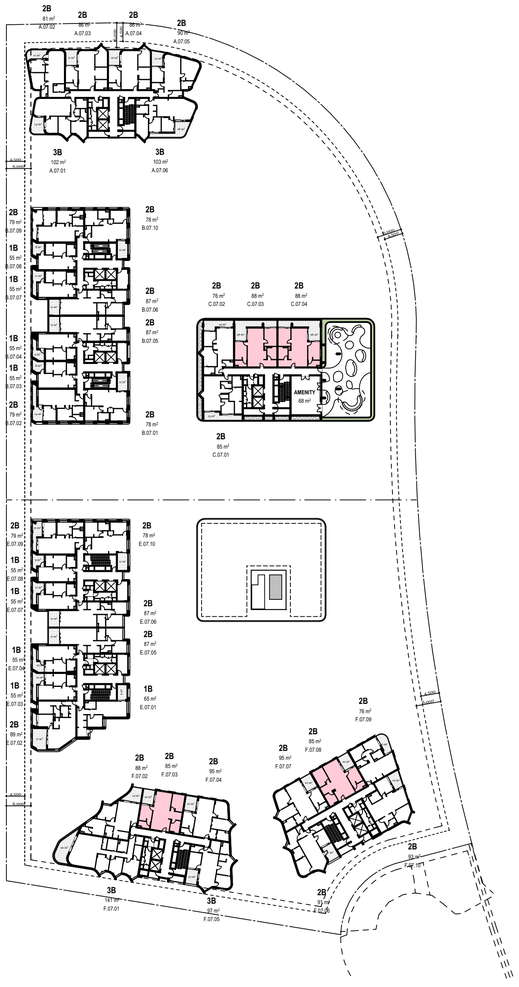
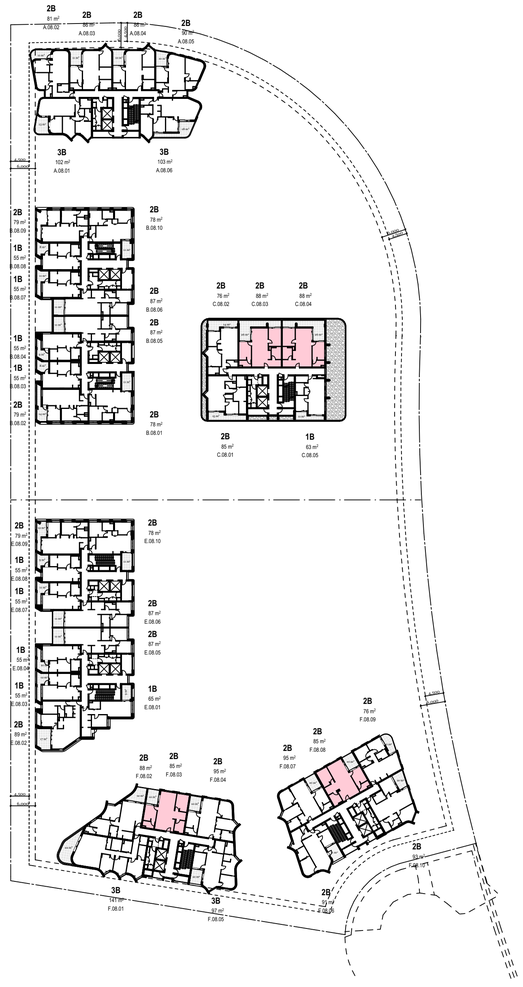
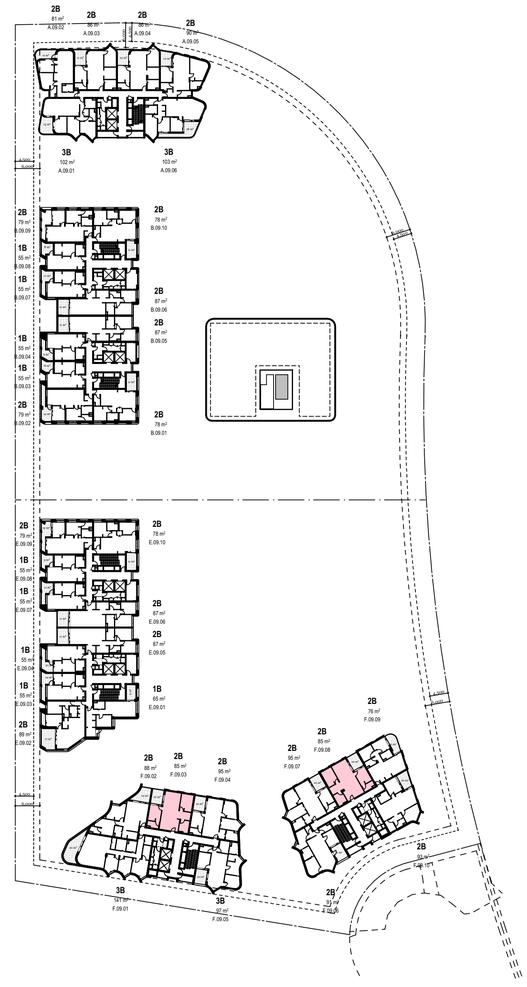
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Livable & Adaptable Units 02
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4015**
		Revision	**A**



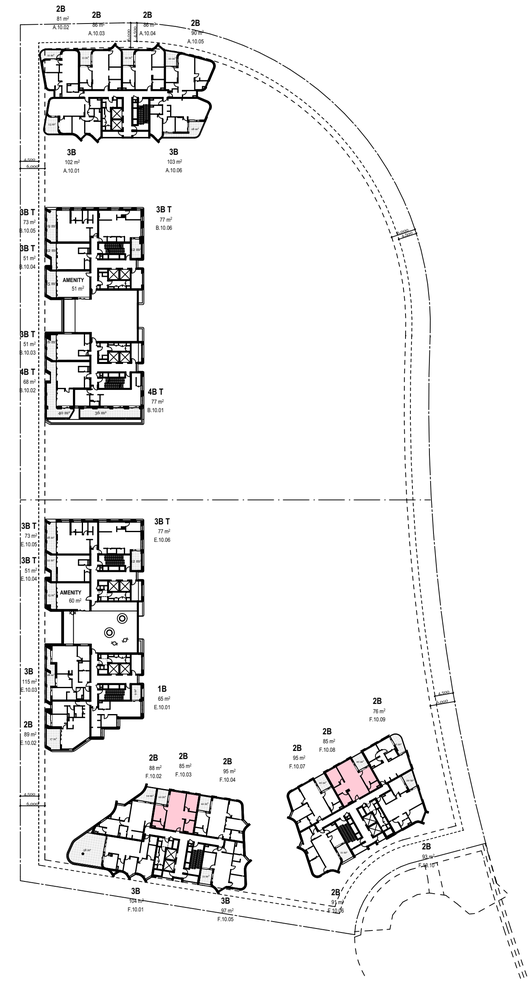
LEVEL 07



LEVEL 08



LEVEL 09



LEVEL 10

DDA APARTMENTS	
	QUANTITY
LOWER GROUND	1
GROUND LEVEL	4
LEVEL 01	4
LEVEL 02	8
LEVEL 03	8
LEVEL 04	6
LEVEL 05	6
LEVEL 06	6
LEVEL 07	4
LEVEL 08	4
LEVEL 09	2
LEVEL 10	2
	55

REQUIRED ADAPTABLE UNITS (DCP): 10% OF ALL DWELLINGS - 54 UNITS

KEY

ADAPTABLE UNITS

LIVABLE UNITS 100%

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Consultants

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Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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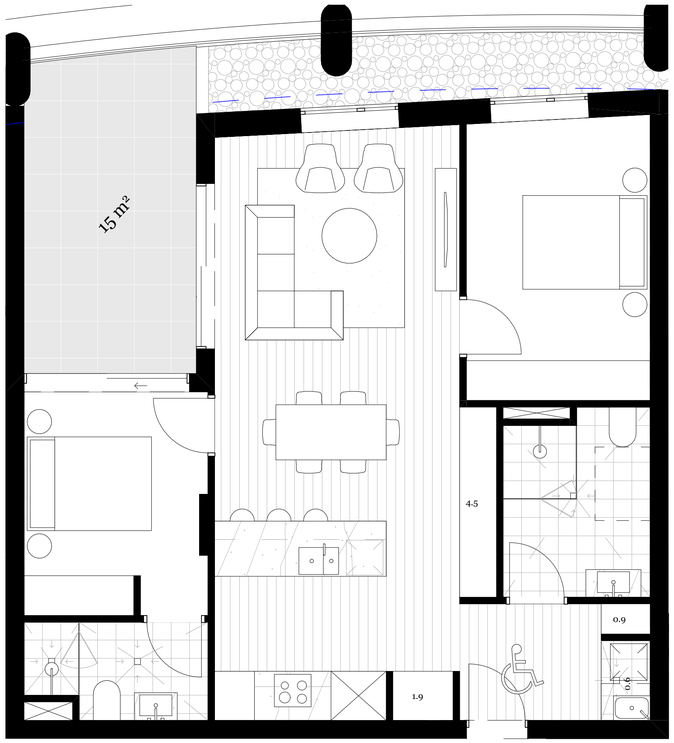
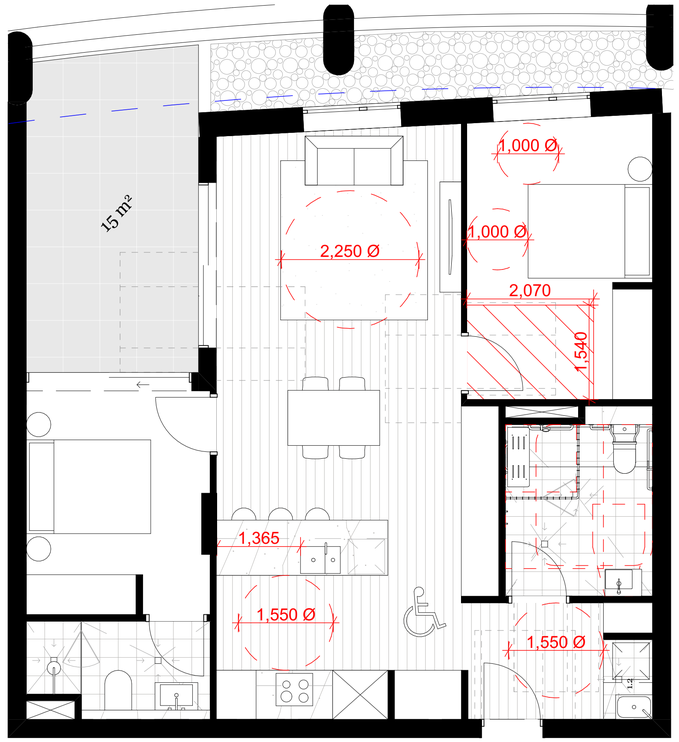
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Livable & Adaptable Units 05
		Scale	1:750@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4016**
		Revision	**A**



PRE-ADAPTABLE 2 BED (86M2)



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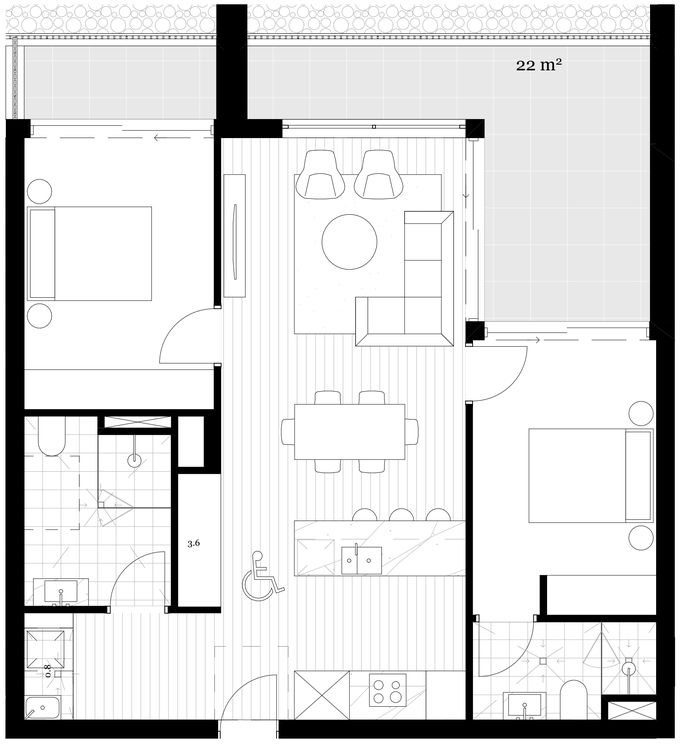

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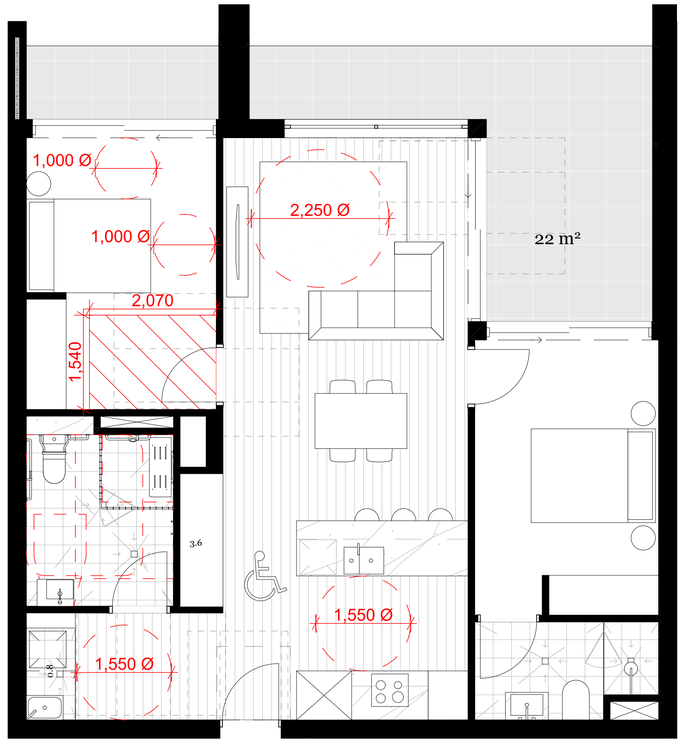

POST-ADAPTABLE 2 BED (86M2)

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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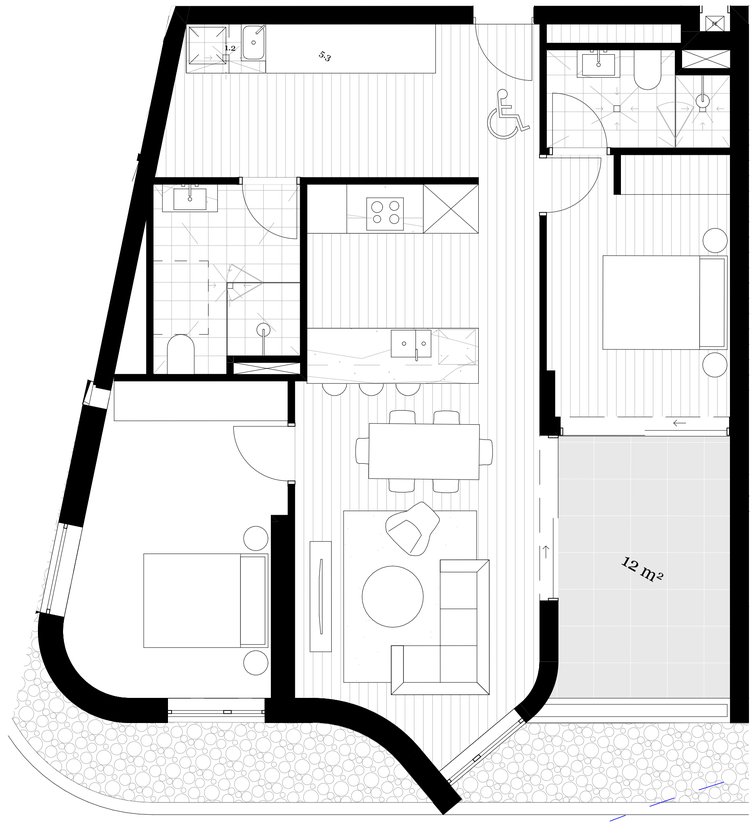
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Adaptable Unit Layouts 01
		Scale	1:50@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4017
		Revision	A



PRE-ADAPTABLE 2 BED (85M2)



POST-ADAPTABLE 2 BED (85M2)



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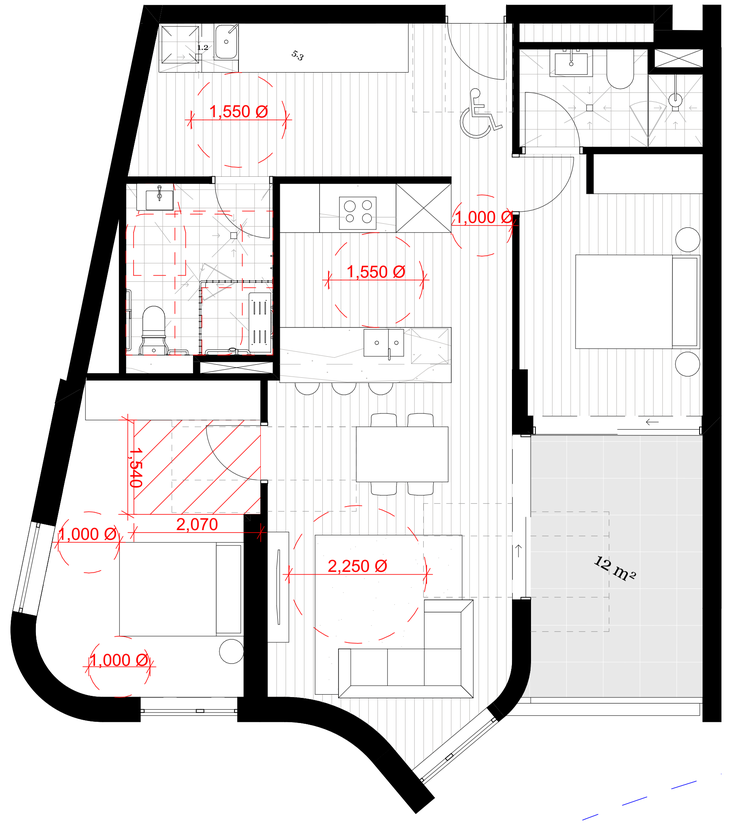

POST-ADAPTABLE 2 BED (97M2)

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Adaptable Unit Layouts 02
		Scale	1:50@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4018**
		Revision	**A**



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Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Forest	ton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Enviro	1 Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400	Sophie I	14 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Height Plane Diagram
		Scale	1:76.38@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4019
		Revision	A



2. Building A+B+C - Level 02 Plan
Scale 1:250

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Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	4/04/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Lvl 02 Building Sep. Plan 01
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4020
		Revision	A

REFER TO DA21 DRAWING SET



2. Building D+E+F - Level 02 Plan
Scale 1:250

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	Hardy Hardy	LTS	Arcadia	Urbis	AT&L	M+G Consulting	TTPP	NDY	Jensen Hughes	Jensen Hughes	Jensen Hughes	Abe Consulting	Foresight Environmental	Newton Fisher
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	4/04/2024	DK	SO	Consultant Amendments

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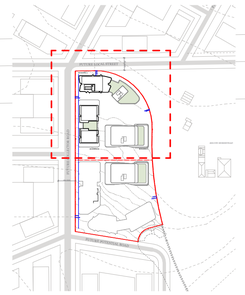
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Lvl 02 Building Sep. Plan 02
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA4021
		Revision	A

FUTURE LOCAL STREET

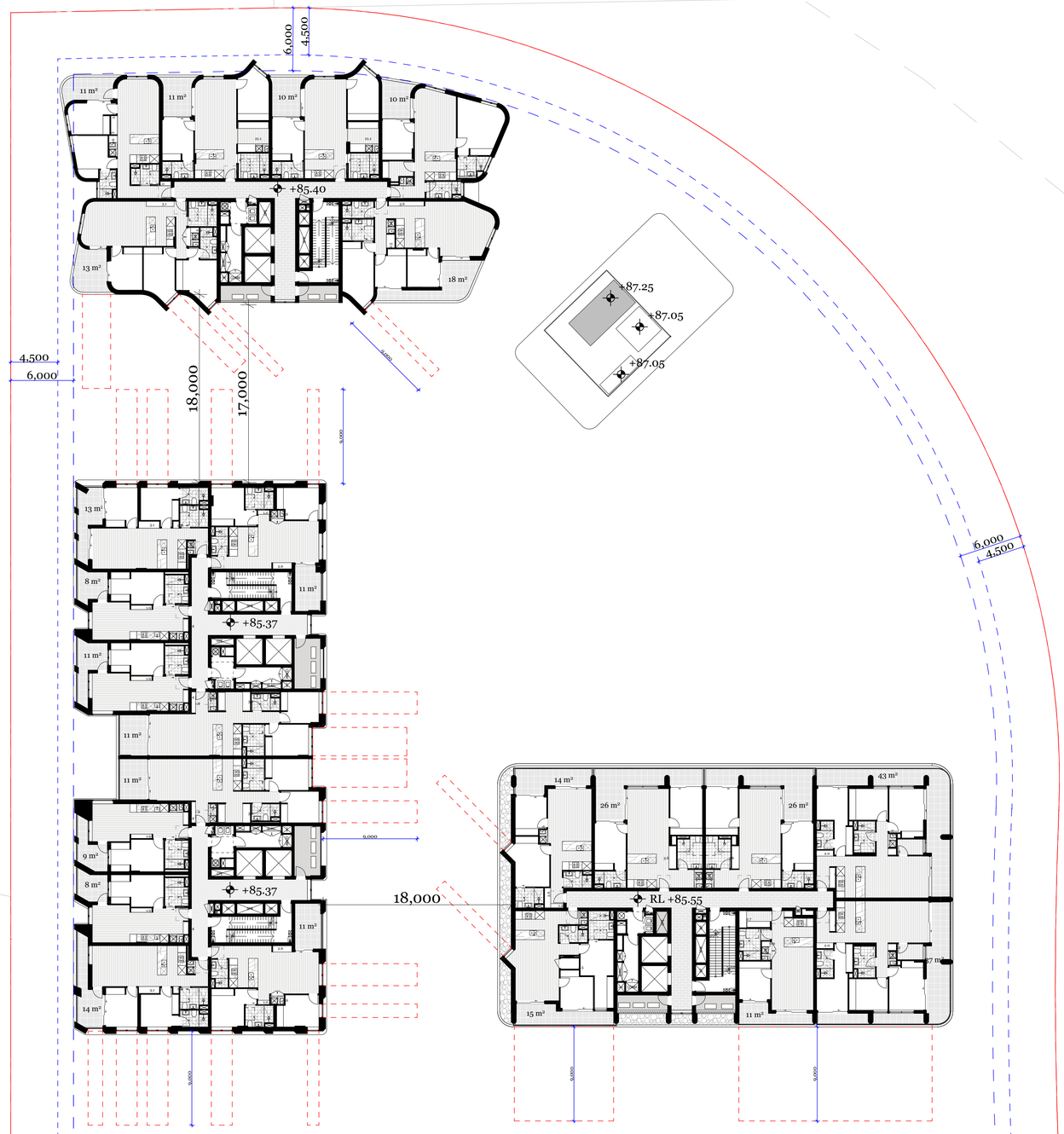
FUTURE COLLECTOR ROAD

FUTURE CONTEXT
(MAX HEIGHT 62M)

EXISTING BUILDING
KELVIN HOMESTEAD



Key Plan



REFER TO DA22 DRAWING SET

5. Building A+B+C - Level 02 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanova	Athiah Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	4/04/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Lvl 05 Building Sep. Plan 01
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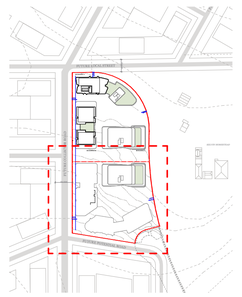
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4022**
		Revision	**A**

REFER TO DA21 DRAWING SET



Key Plan

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD

FUTURE POTENTIAL ROAD

18,000

9,000

RL +83.31

RL +83.31

18,000

4,500

6,000

4,500

6,000

10,965

16,105

RL +83.20

12 m²
9 m²
11 m²
11 m²
11 m²
11 m²
10 m²
12 m²
9 m²
17 m²
15 m²
28 m²
28 m²
17 m²
12 m²
10 m²
10 m²
22 m²
10 m²
10 m²
10 m²
10 m²
10 m²
11 m²

5. Building D+E+F - Level 02 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	4/04/2024	DK	SO	Consultant Amendments

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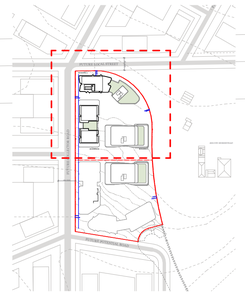
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Lvl 05 Building Sep. Plan 02
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4023**
		Revision	**A**

FUTURE LOCAL STREET

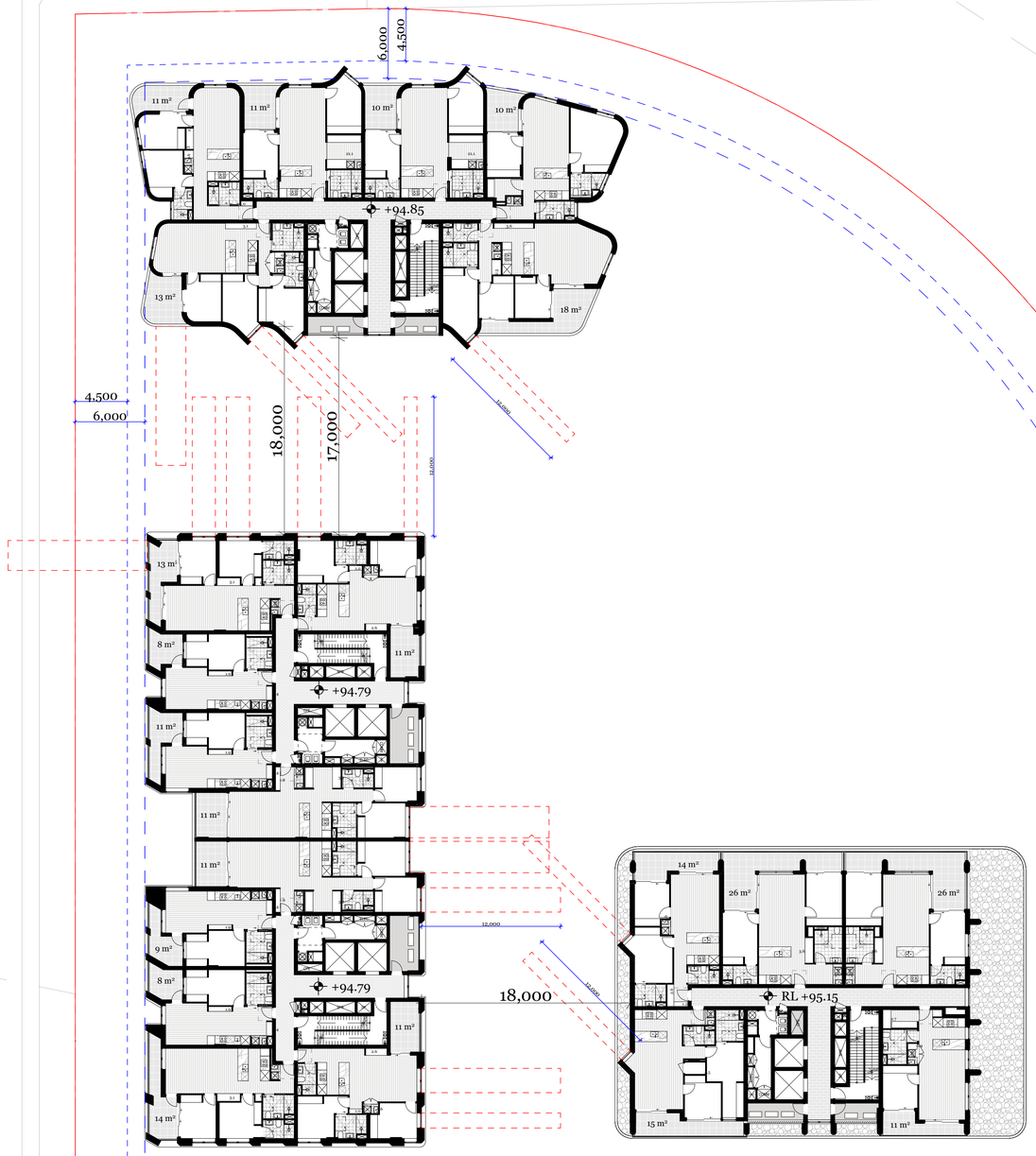
FUTURE COLLECTOR ROAD

FUTURE CONTEXT
(MAX HEIGHT 62M)

EXISTING BUILDING
KELVIN HOMESTEAD



Key Plan



REFER TO DA22 DRAWING SET

8. Building A+B+C - Level 02 Plan
Scale 1:250

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Consultants

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Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanova	Athiah Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	4/04/2024	DK	SO	Consultant Amendments

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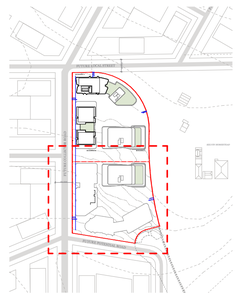
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Lvl 08 Building Sep. Plan 01
		Scale	1:250@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA4024**
		Revision	**A**

REFER TO DA21 DRAWING SET



Key Plan

FUTURE CONTEXT
(MAX HEIGHT 62M)

FUTURE COLLECTOR ROAD



FUTURE POTENTIAL ROAD

8. Building D+E+F - Level 02 Plan
Scale 1:250

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	4/04/2024	DK	SO	Consultant Amendments

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Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Lvl 08 Building Sep. Plan 02
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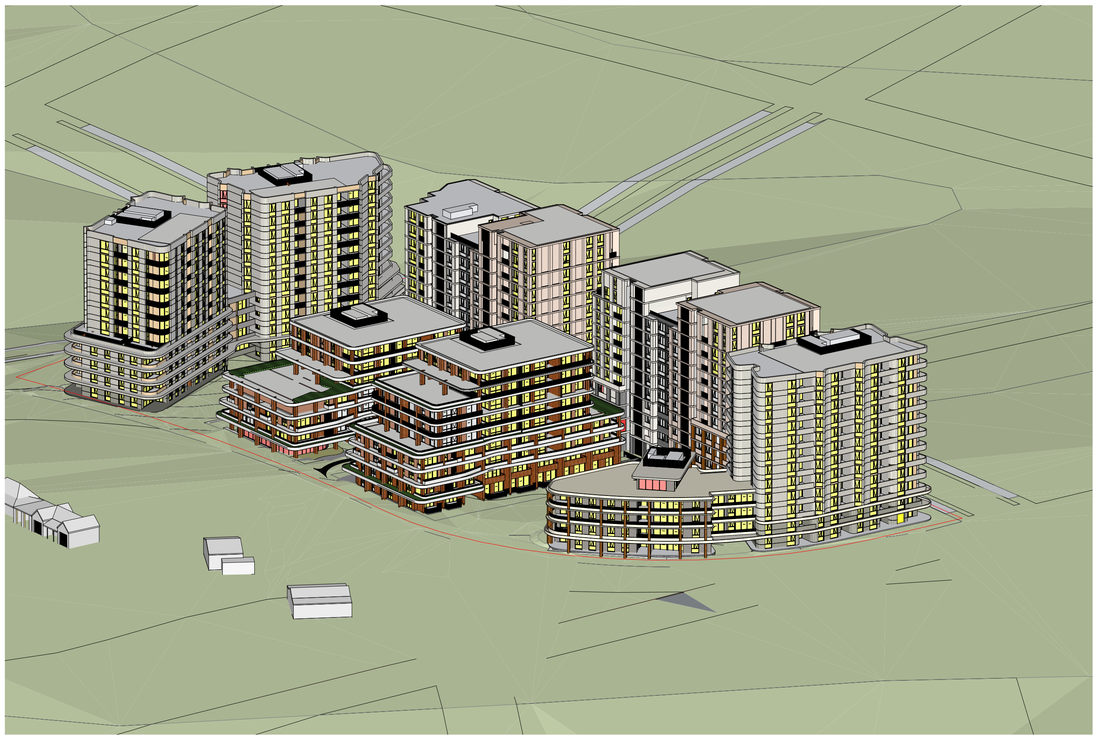
Client	SCG	Drawing Number	**DA4025**
		Revision	**A**



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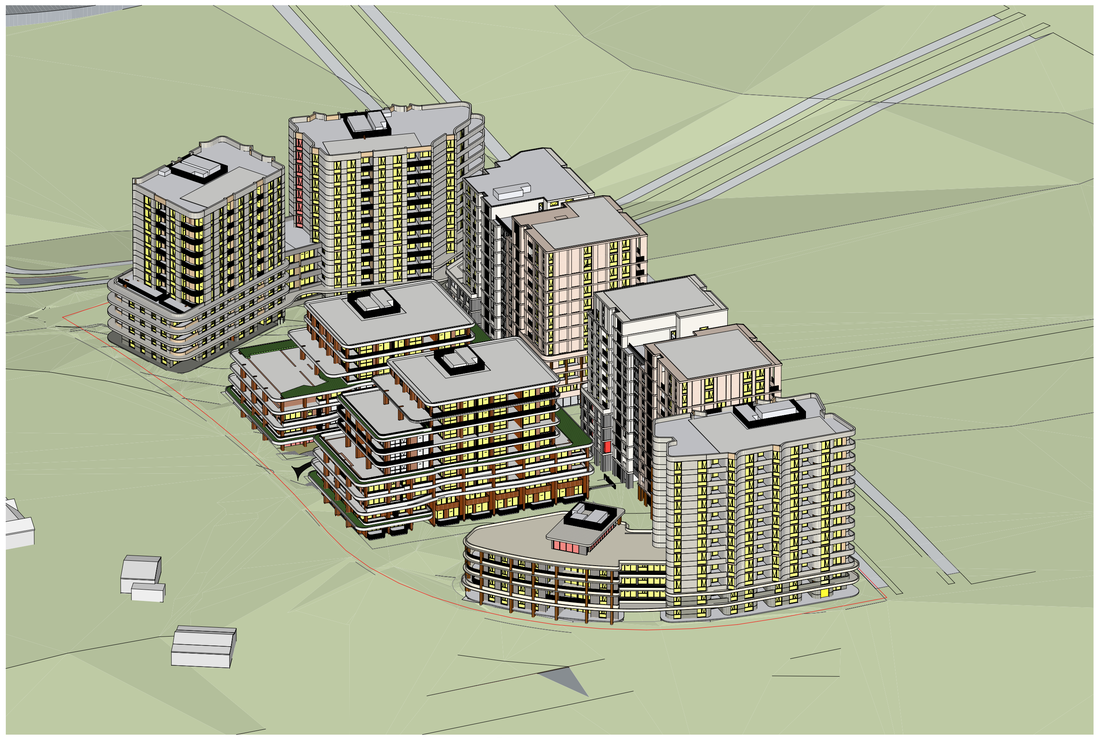

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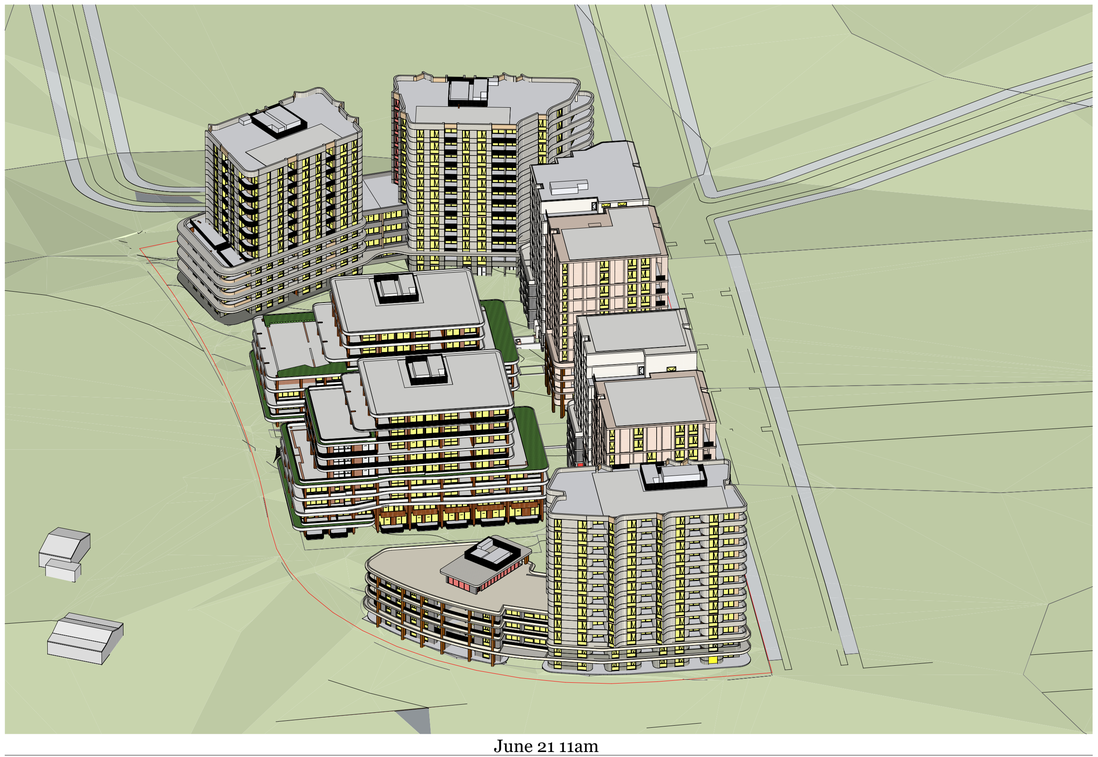

June 21 11am



June 21 12pm

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	tity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Steven Bregovic	Steven Bregovic
0416 648 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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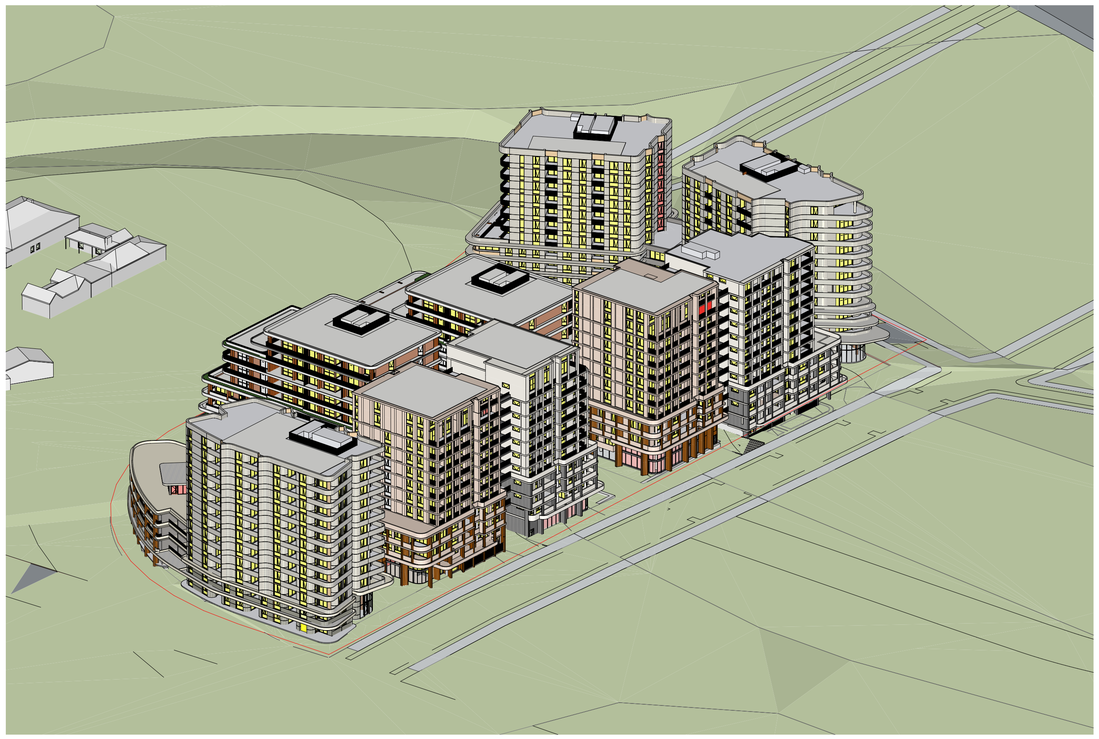
Koos de Keijzer 5767
David Randerson 8542

DKO

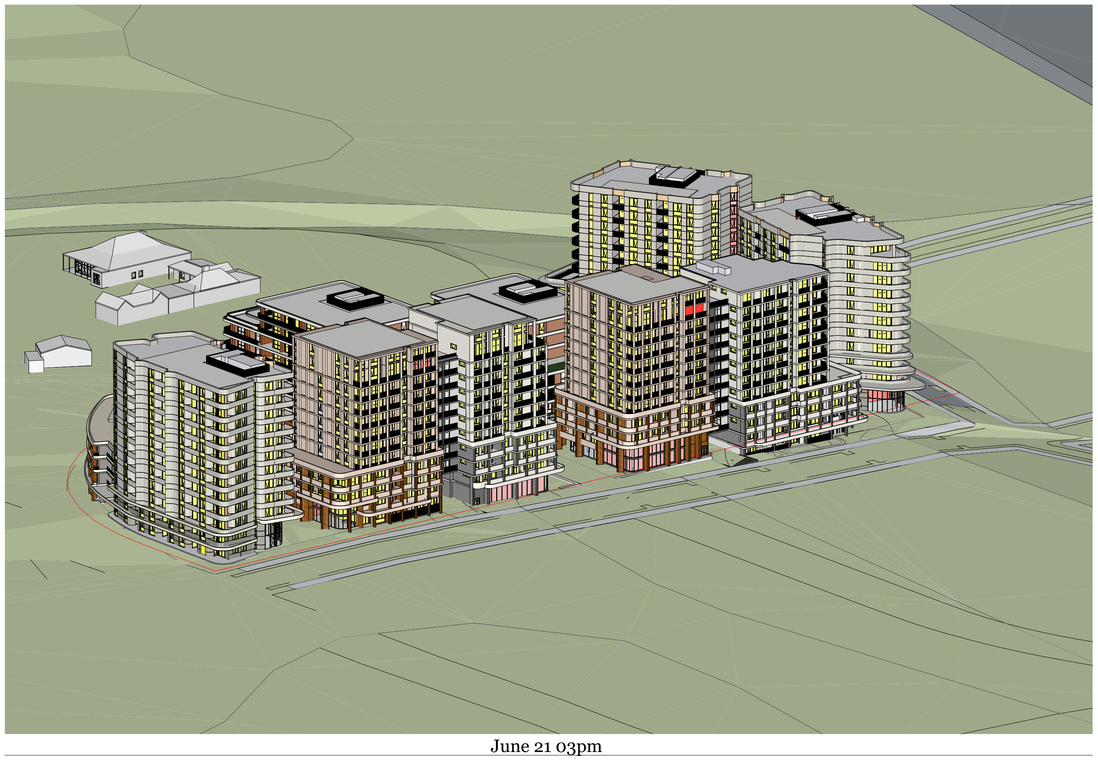
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Eye of the Sun 01
		Scale	1:675.84@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA5000**
		Revision	**A**



June 21 01pm



June 21 02pm



June 21 03pm

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Likos	Sophie Rutherford	Steven Bregovic
0416 648 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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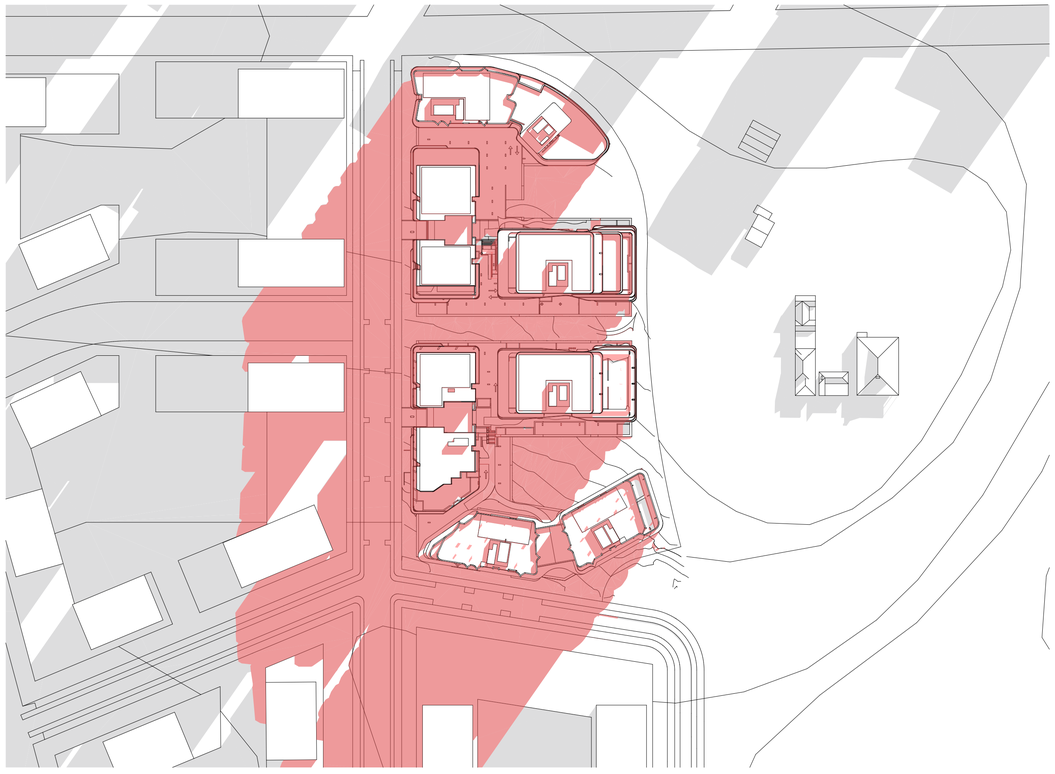
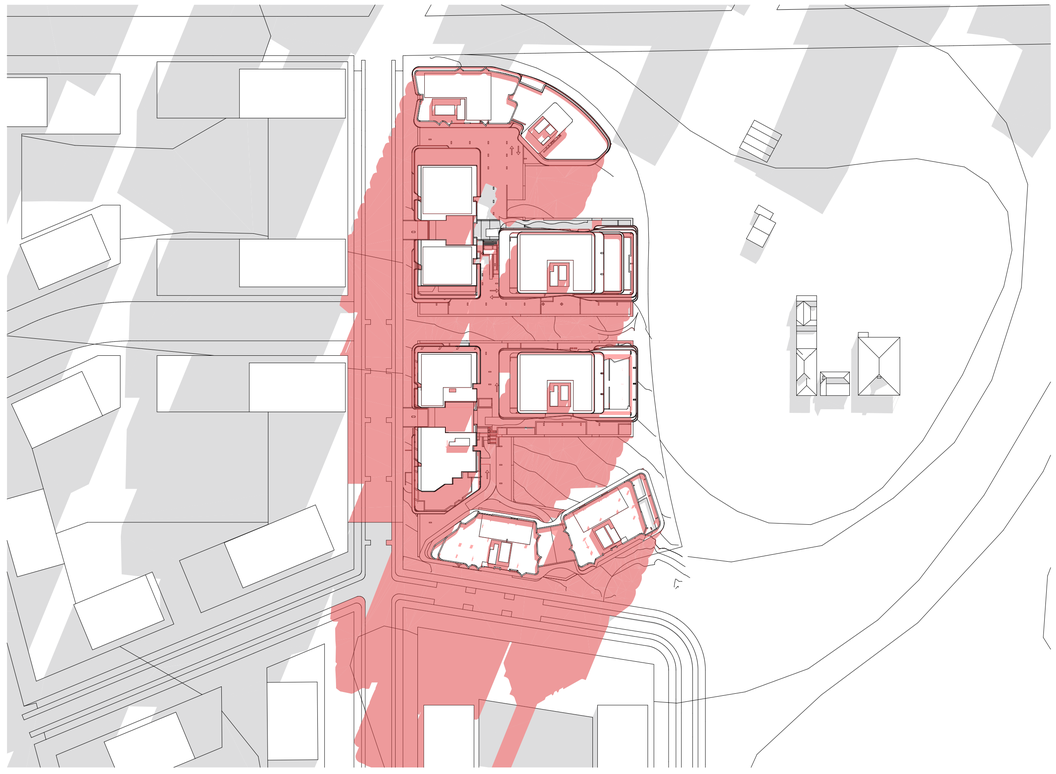
Koos de Keijzer 5767
David Randerson 8542

DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Eye of the Sun 02
		Scale	1:675.84@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA5001**
		Revision	**A**



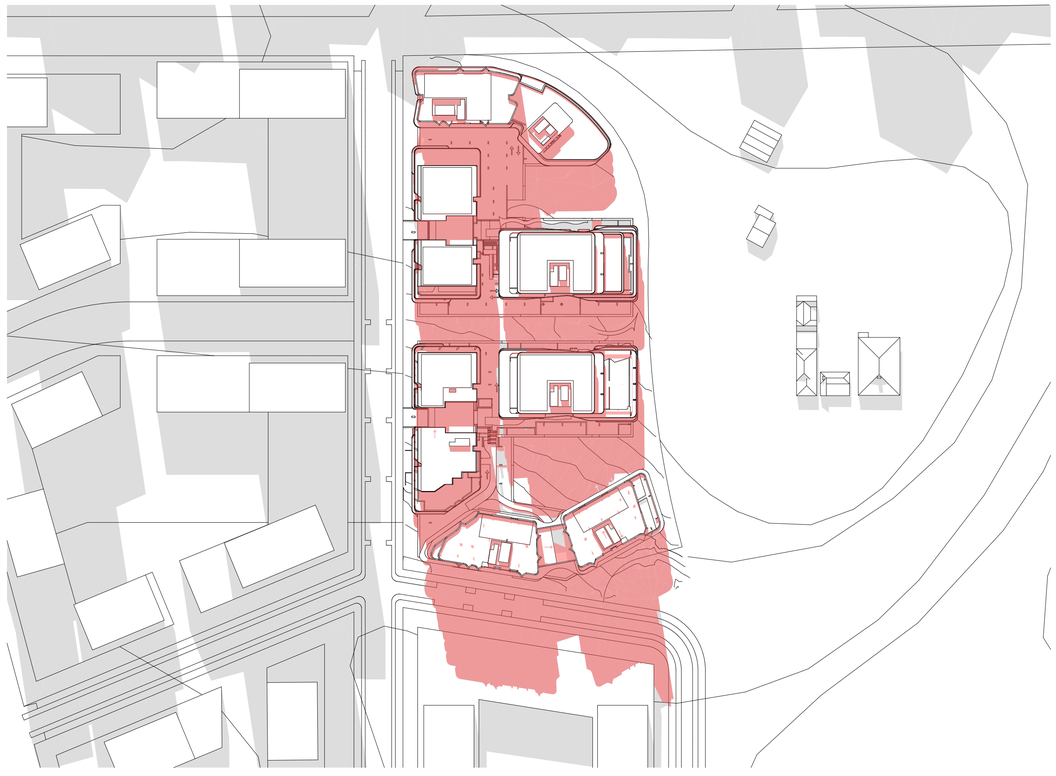
SD June 21 09am



SD June 21 10am



SD June 21 11am



SD June 21 12pm

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Consultants

Planner
Ethos Urban
Daniel Howard
0416 646 196

Connect to Country
Hardy Hardy
Bernadette Hardy

Surveyor
LTS
Joseph Monardo
1300 587 000

Landscape
Arcadia
Alex Longley
02 8571 2900

Heritage
Urbis
Stephen Davies
02 8233 9939

Civil
AT&L
Glen James
02 9068 8517

Structure
M+G Consulting
Zlatko Gashi
02 8666 7888

Traffic
TTPP
Ken Hollyoad
02 8437 7800

Services
NDY
Goran Muratbegovic
02 9928 6800

BASIX/ESD
Jensen Hughes
Robert Romanous
02 8484 4086

BCA
Jensen Hughes
Athish Dulichan
02 8484 4030

Fire
Jensen Hughes
Himanshu Gupta
02 8484 4057

Access
Abe Consulting
John Liksa
02 8065 0400

Waste
Foresight
Environmental
Sophie Rutherford

Quantity Surveyor
Newton Fisher
Steven Bregovic
02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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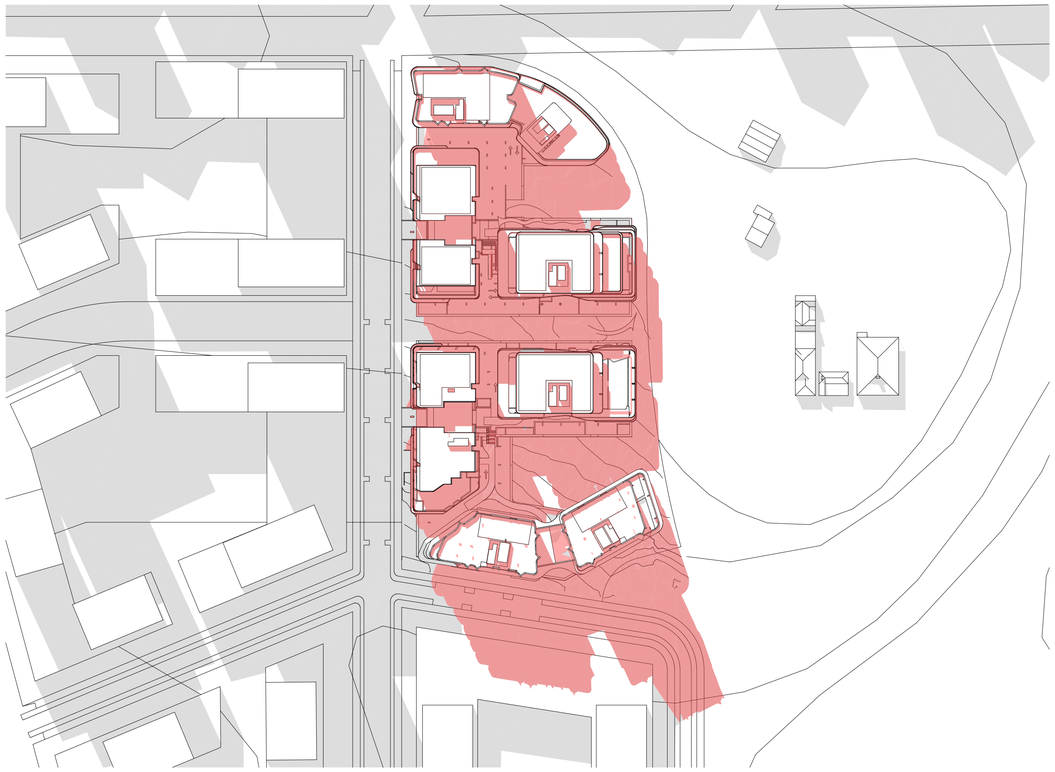
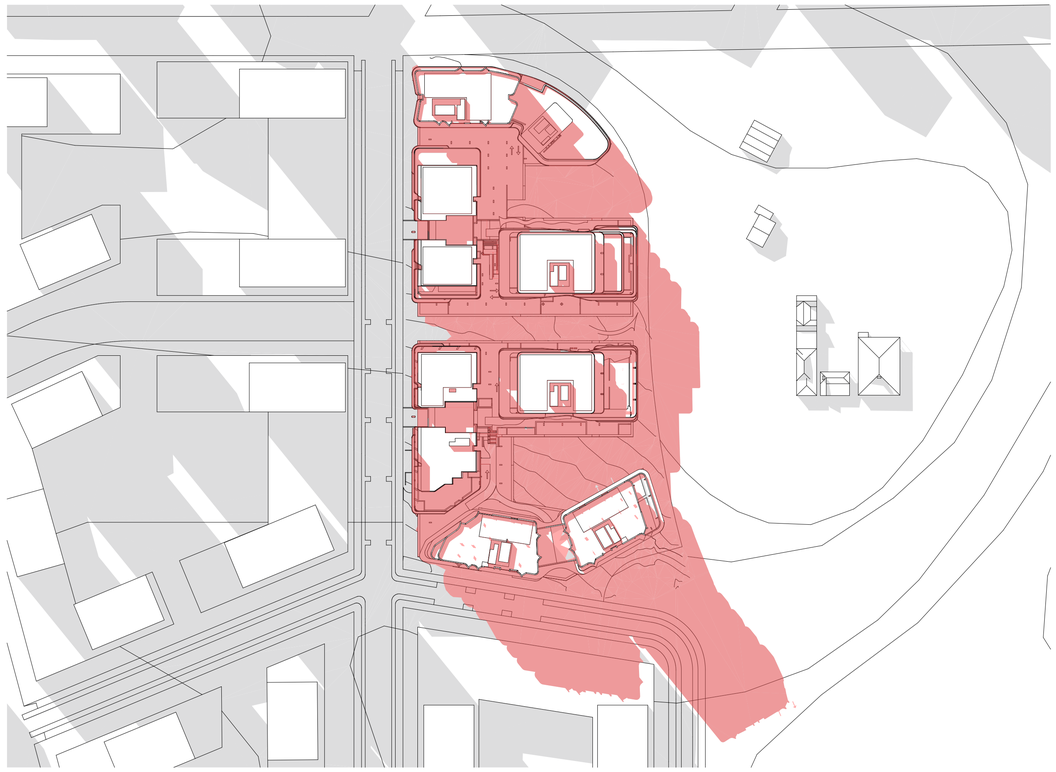
David Randerson 8542

DKO

Project Name	40 The Retreat, Bringelly
Project Address	40 The Retreat, Bringelly, NSW 2556
Client	SCG
Project Number	13317
Drawing Name	Shadow Winter Solstice 01
Scale	@A1
Date	11/06/2024
Drawing Number	DA6000
Revision	A



SD June 21 1pm



SD June 21 2pm



SD June 21 3pm

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Consultants

Planner	**Connect to Country**	**Surveyor**	**Landscape**	**Heritage**	**Civil**	**Structure**	**Traffic**	**Services**	**BASIX/ESD**	**BCA**	**Fire**	**Access**	**Waste**	**Quantity Surveyor**
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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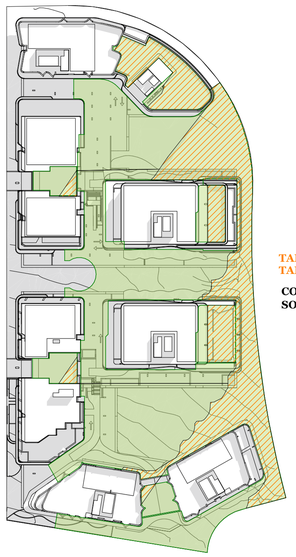
DKO

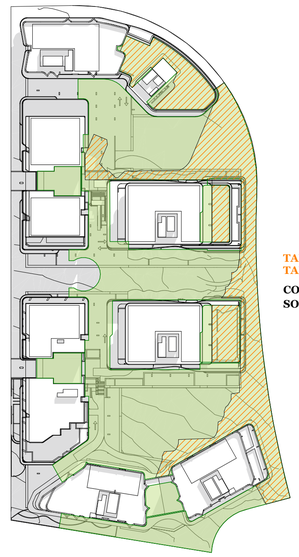
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Shadow Winter Solstice 02
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA6001**
		Revision	**A**



TARGET AREA: 5227
TARGET SOLAR: 2613

COS AREA: 10,109.1 m²
SOLAR RECEIVED: 3,589.8 m²

SD June 21 09am



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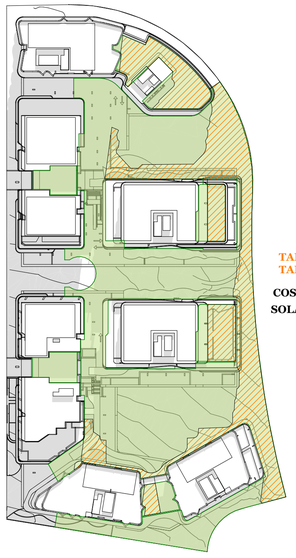
TARGET SOLAR: 2613

COS AREA: 10,109.1 m²
SOLAR RECEIVED: 3,328.7 m²

SD June 21 10am



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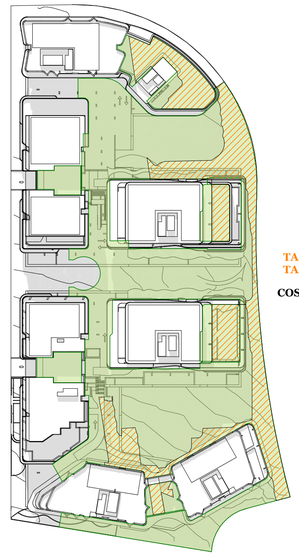
TARGET SOLAR: 2613

COS AREA: 10,109.1 m²
SOLAR RECEIVED: 3,144.4 m²

SD June 21 11am



TARGET AREA: 5227
TARGET SOLAR: 2613

COS AREA: 10,109.1 m²

SD June 21 12pm

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Consultants

Planner Ethos Urban, Daniel Howard, 0416 646 196
Connect to Country Hardy Hardy, Bernadette Hardy
Surveyor LTS, Joseph Monardo, 1300 587 000
Landscape Arcadia, Alex Longley, 02 8571 2900
Heritage Urbis, Stephen Davies, 02 8233 9939
Civil AT&L, Glen James, 02 9068 8517
Structure M+G Consulting, Zlatko Gashi, 02 8666 7888
Traffic TTPP, Ken Hollyoad, 02 8437 7800
Services NDY, Goran Muratbegovic, 02 9928 6800
BASIX/ESD Jensen Hughes, Robert Romanous, 02 8484 4086
BCA Jensen Hughes, Athish Dulichan, 02 8484 4030
Fire Jensen Hughes, Himanshu Gupta, 02 8484 4057
Access Abe Consulting, John Liksa, 02 8065 0400
Waste Foresight Environmental, Sophie Rutherford
Quantity Surveyor Newton Fisher, Steven Bregovic, 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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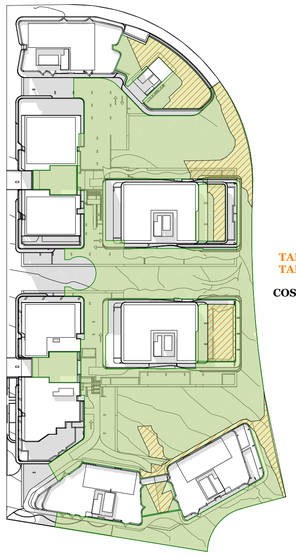
NSW: Nominated Architects
Koos de Keijzer 5767
David Randerson 8542

DKO

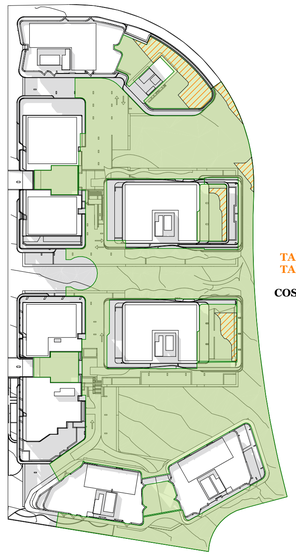
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	COS Shadow-Winter Sol.01
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	DA6002
		Revision	A



TARGET AREA: 5227
TARGET SOLAR: 2613

COS AREA: 10,109.1 m²

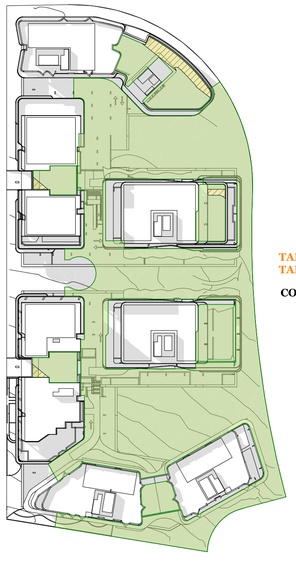
SD June 21 1pm



TARGET AREA: 5227
TARGET SOLAR: 2613

COS AREA: 10,109.1 m²

SD June 21 2pm



TARGET AREA: 5227
TARGET SOLAR: 2613

COS AREA: 10,109.1 m²

SD June 21 3pm

REQUIRED SOLAR (ADG):
50% MIN. RECEIVED FOR 2HRS MIN.

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Consultants

Planner **Ethos Urban** Daniel Howard 0416 646 196	**Connect to Country** **Hardy Hardy** Bernadette Hardy	**Surveyor** **LTS** Joseph Monardo 1300 587 000	**Landscape** **Arcadia** Alex Longley 02 8571 2900	**Heritage** **Urbis** Stephen Davies 02 8233 9939	**Civil** **AT&L** Glen James 02 9068 8517	**Structure** **M+G Consulting** Zlatko Gashi 02 8666 7888	**Traffic** **TTPP** Ken Hollyoad 02 8437 7800	**Services** **NDY** Goran Muratbegovic 02 9928 6800	**BASIX/ESD** **Jensen Hughes** Robert Romanous 02 8484 4086	**BCA** **Jensen Hughes** Athish Dulichan 02 8484 4030	**Fire** **Jensen Hughes** Himanshu Gupta 02 8484 4057	**Access** **Abe Consulting** John Liksa 02 8065 0400	**Waste** **Foresight Environmental** Sophie Rutherford	**Quantity Surveyor** **Newton Fisher** Steven Bregovic 02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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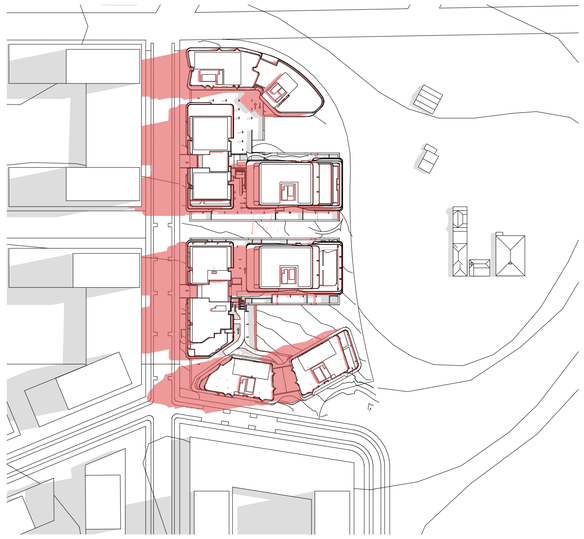
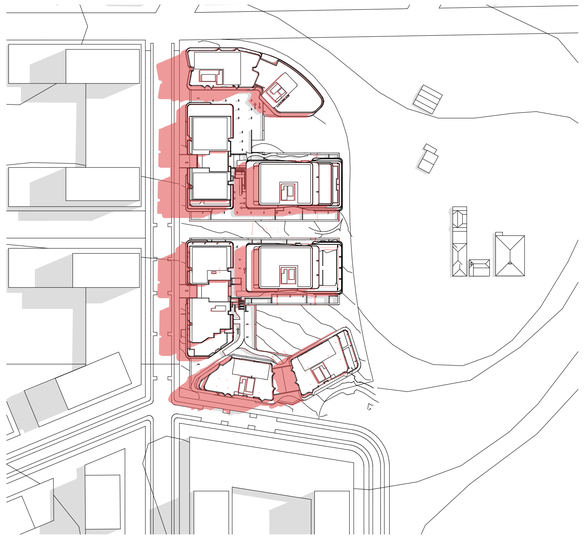
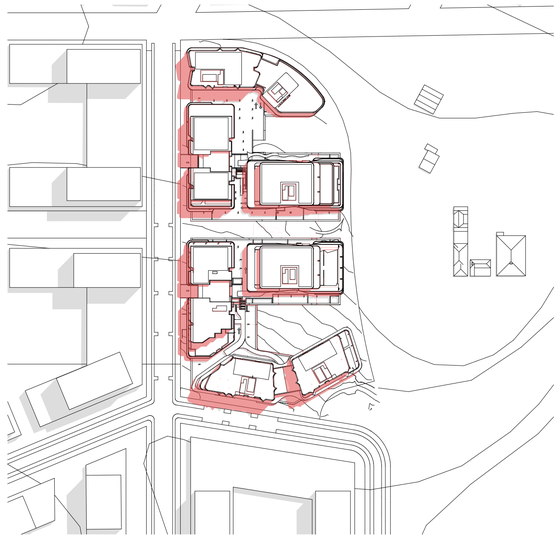
Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	COS Shadow-Winter Sol. 02
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA6003**
		Revision	**A**



SD December 22 09am



SD December 22 10am



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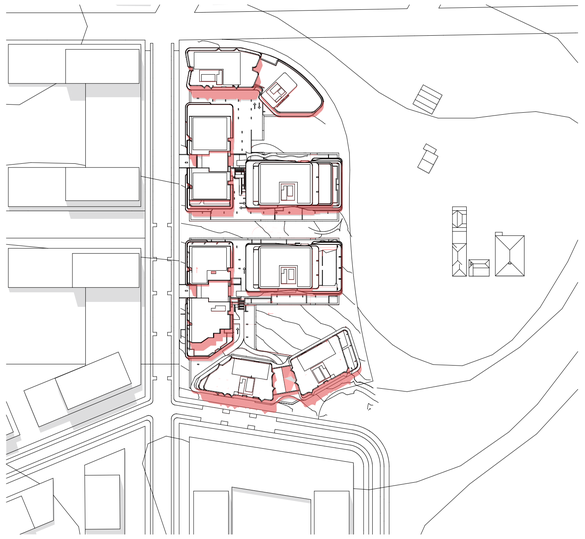


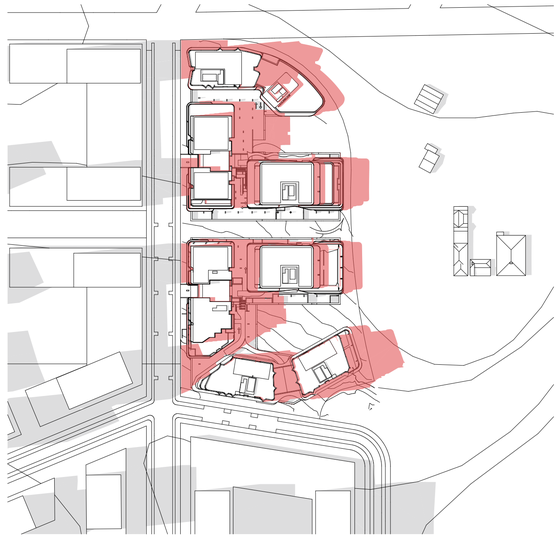
SD December 22 12pm



SD December 22 1pm



SD December 22 2pm



SD December 22 3pm

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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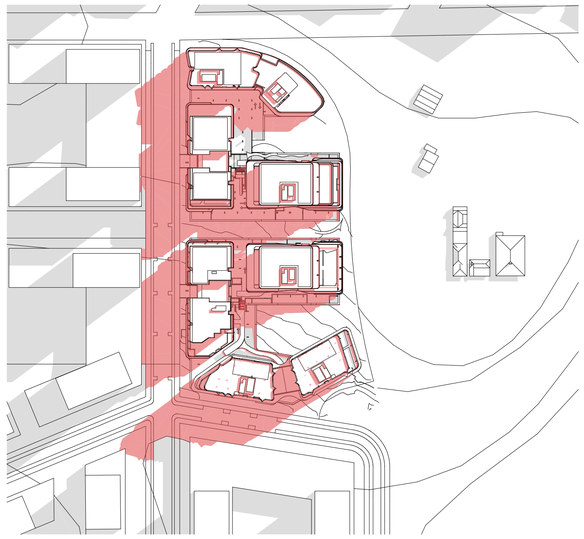
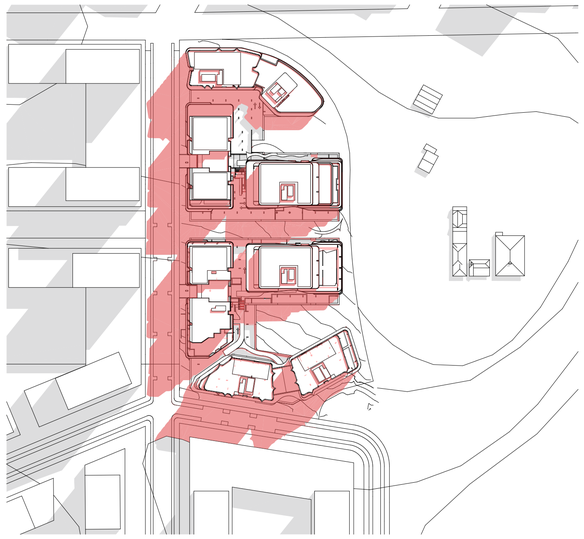
www.DKO.com.au
ABN: 81956706590
NSW: Nominated Architects
Koos de Keijzer 5767
David Randerson 8542

DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Shadow Summer Solstice
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA6004**
		Revision	**A**



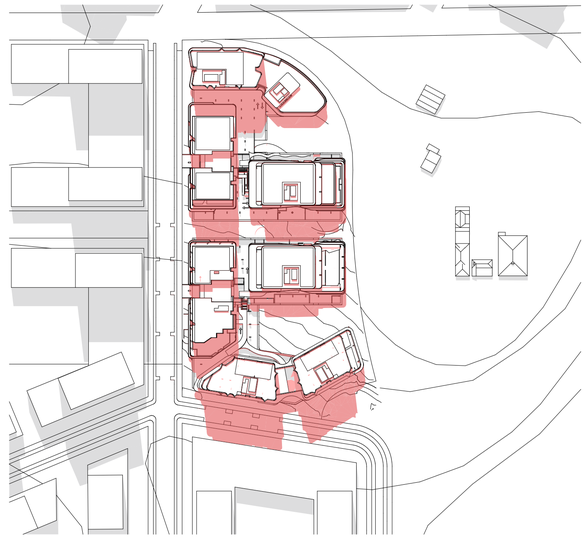
SD March 21 09am



SD March 21 10am



SD March 21 11am



SD March 21 12pm



SD March 21 1pm



SD March 21 2pm



SD March 21 3pm

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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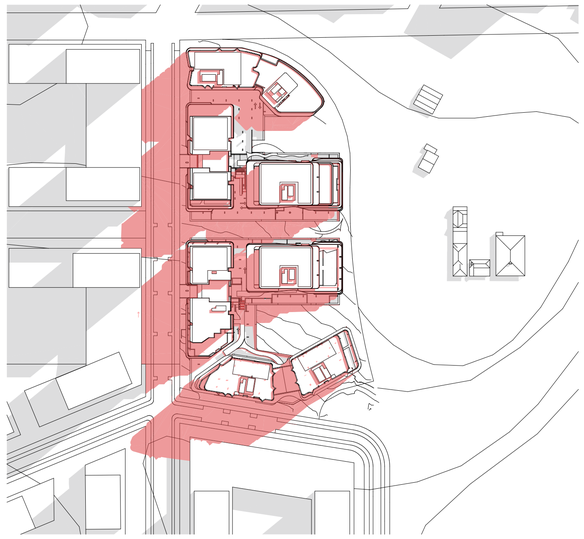
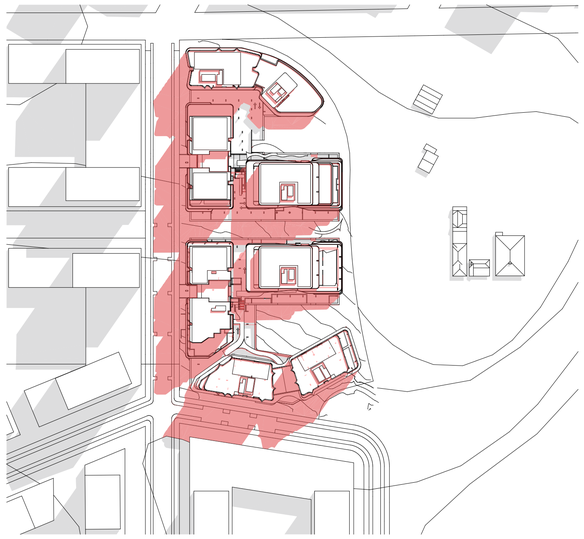
ABN: 81956706590
NSW: Nominated Architects
Koos de Keijzer 5767
David Randerson 8542

DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Shadow Autumn Equinox
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA6005**
		Revision	**A**



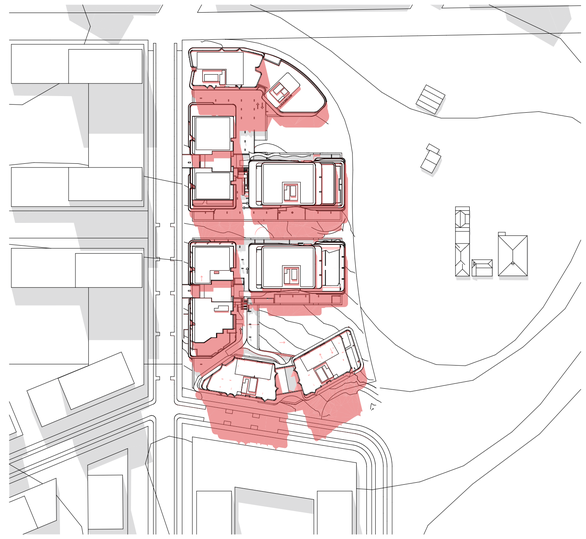
SD September 23 9am



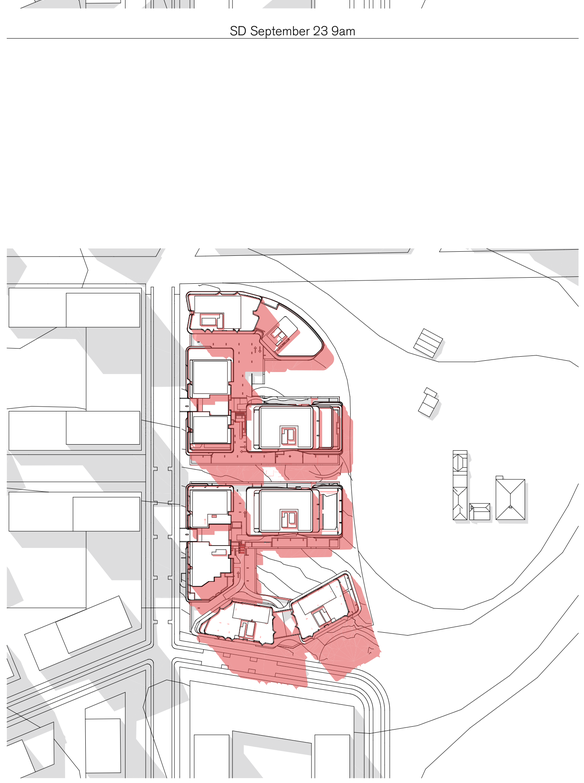
SD September 23 10am



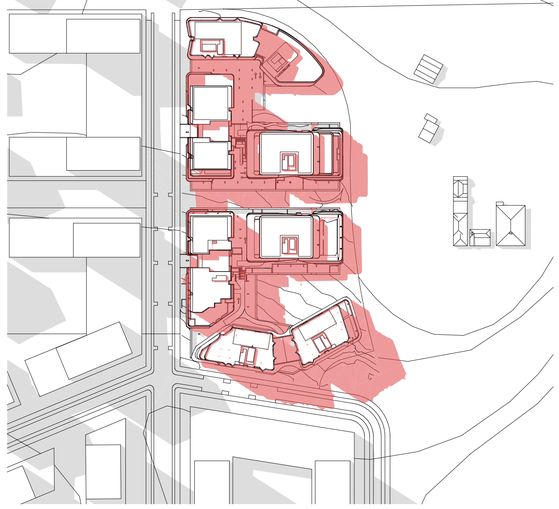
SD September 23 11am



SD September 23 12pm



SD September 23 1pm



SD September 23 2pm



SD September 23 3pm

FOR DA SUBMISSION

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Consultants

Planner	Connect to Country	Surveyor	Landscape	Heritage	Civil	Structure	Traffic	Services	BASIX/ESD	BCA	Fire	Access	Waste	Quantity Surveyor
Ethos Urban	**Hardy Hardy**	**LTS**	**Arcadia**	**Urbis**	**AT&L**	**M+G Consulting**	**TTPP**	**NDY**	**Jensen Hughes**	**Jensen Hughes**	**Jensen Hughes**	**Abe Consulting**	**Foresight Environmental**	**Newton Fisher**
Daniel Howard	Bernadette Hardy	Joseph Monardo	Alex Longley	Stephen Davies	Glen James	Zlatko Gashi	Ken Hollyoad	Goran Muratbegovic	Robert Romanous	Athish Dulichan	Himanshu Gupta	John Liksa	Sophie Rutherford	Steven Bregovic
0416 646 196		1300 587 000	02 8571 2900	02 8233 9939	02 9068 8517	02 8666 7888	02 8437 7800	02 9928 6800	02 8484 4086	02 8484 4030	02 8484 4057	02 8065 0400		02 9744 2626

Rev	Date	By	Chk	Description
A	8/03/2024	DK/ MC/ LB/ WN	SO	For DA Submission

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NSW: Nominated Architects
Koos de Keijzer 5767
David Randerson 8542

DKO

Project Name	40 The Retreat, Bringelly	Project Number	13317
Project Address	40 The Retreat, Bringelly, NSW 2556	Drawing Name	Shadow Spring Equinox
		Scale	@A1
		Date	11/06/2024
Client	SCG	Drawing Number	**DA6006**
		Revision	**A**



Site Plan

Scale 1:2000

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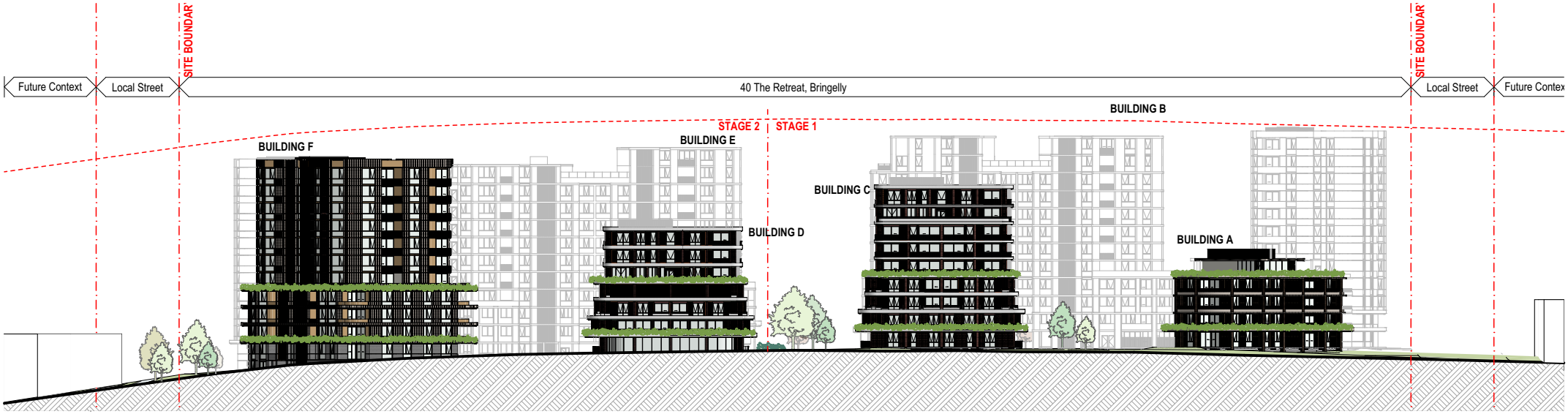
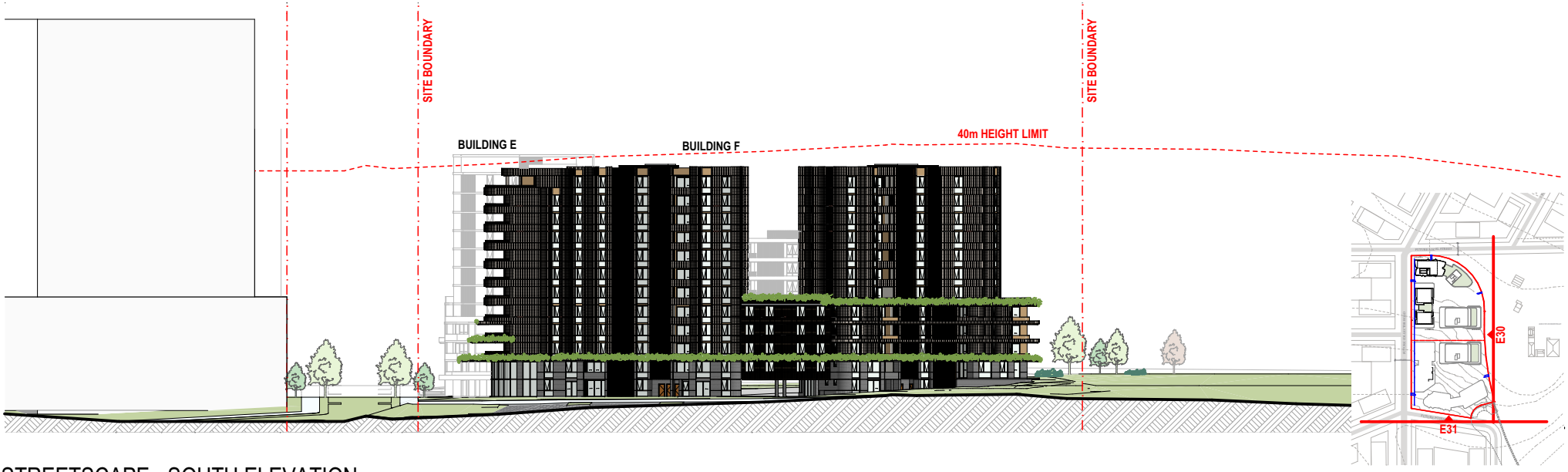
Project Name	40 The Retreat, Bringelly
Project Number	13317
Date	11/06/2024
Scale	1:2000@A4

Drawing Name	Notification Plans
Drawing Number	DA7000
Revision	E



E-30 STREETSCAPE - EAST ELEVATION

Scale 1:1000



E-31 STREETSCAPE - SOUTH ELEVATION

Scale 1:1000

Key Plan

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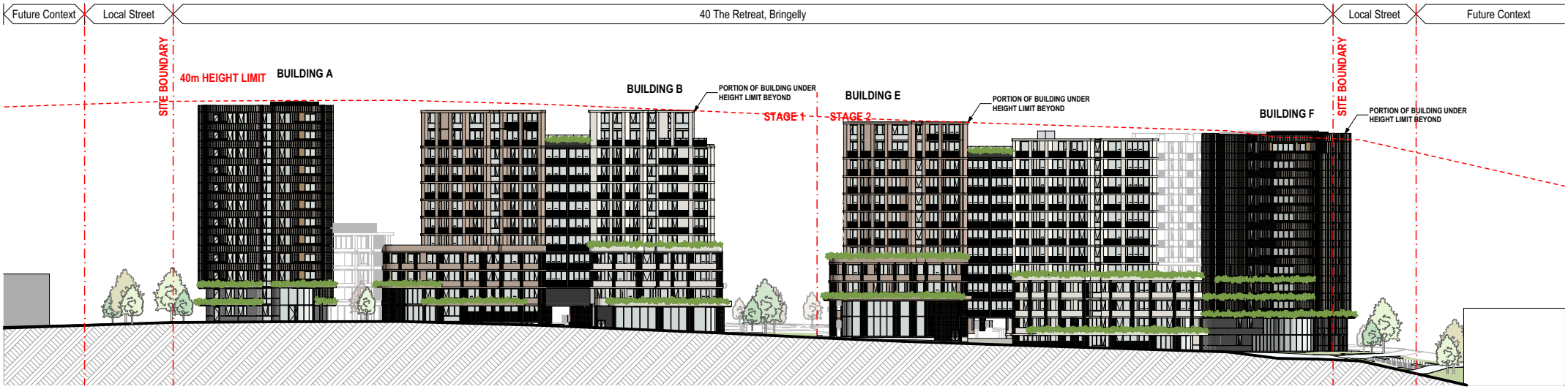
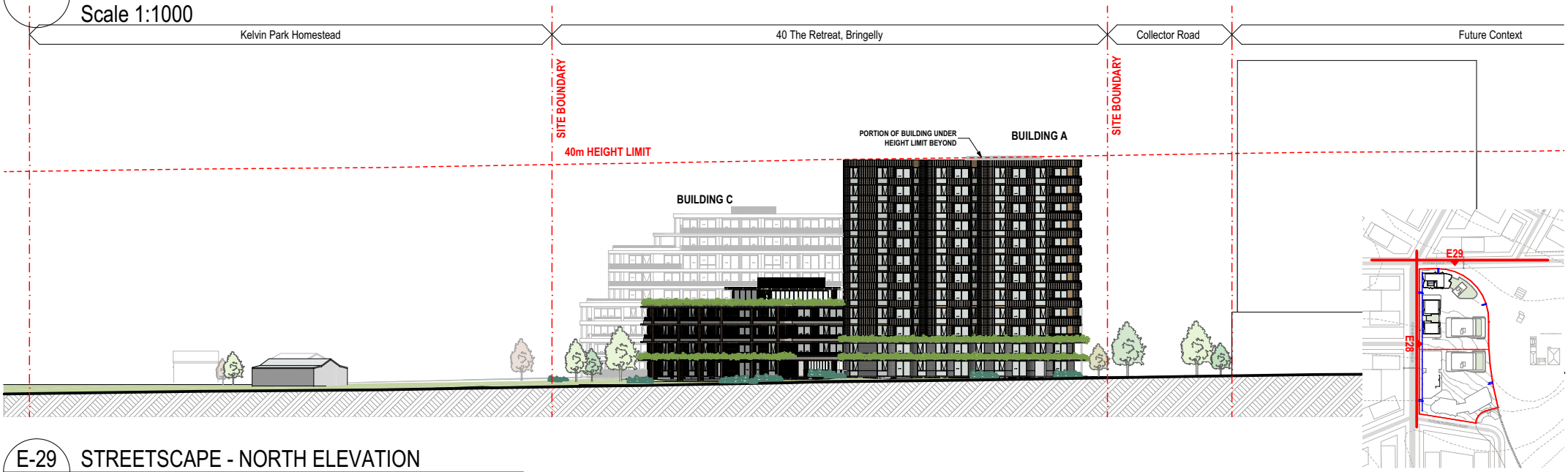
Project Name	40 The Retreat, Bringelly
Project Number	13317
Date	11/06/2024
Scale	1:1000@A4
Drawing Name	Notification Plans
Drawing Number	DA7001
Revision	C



E-28 STREETSCAPE - WEST ELEVATION

Scale 1:1000



E-29 STREETSCAPE - NORTH ELEVATION

Scale 1:1000

Key Plan

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Project Name	40 The Retreat, Bringelly
Project Number	13317
Date	11/06/2024
Scale	1:1000@A4
Drawing Name	Notification Plans
Drawing Number	DA7002
Revision	C