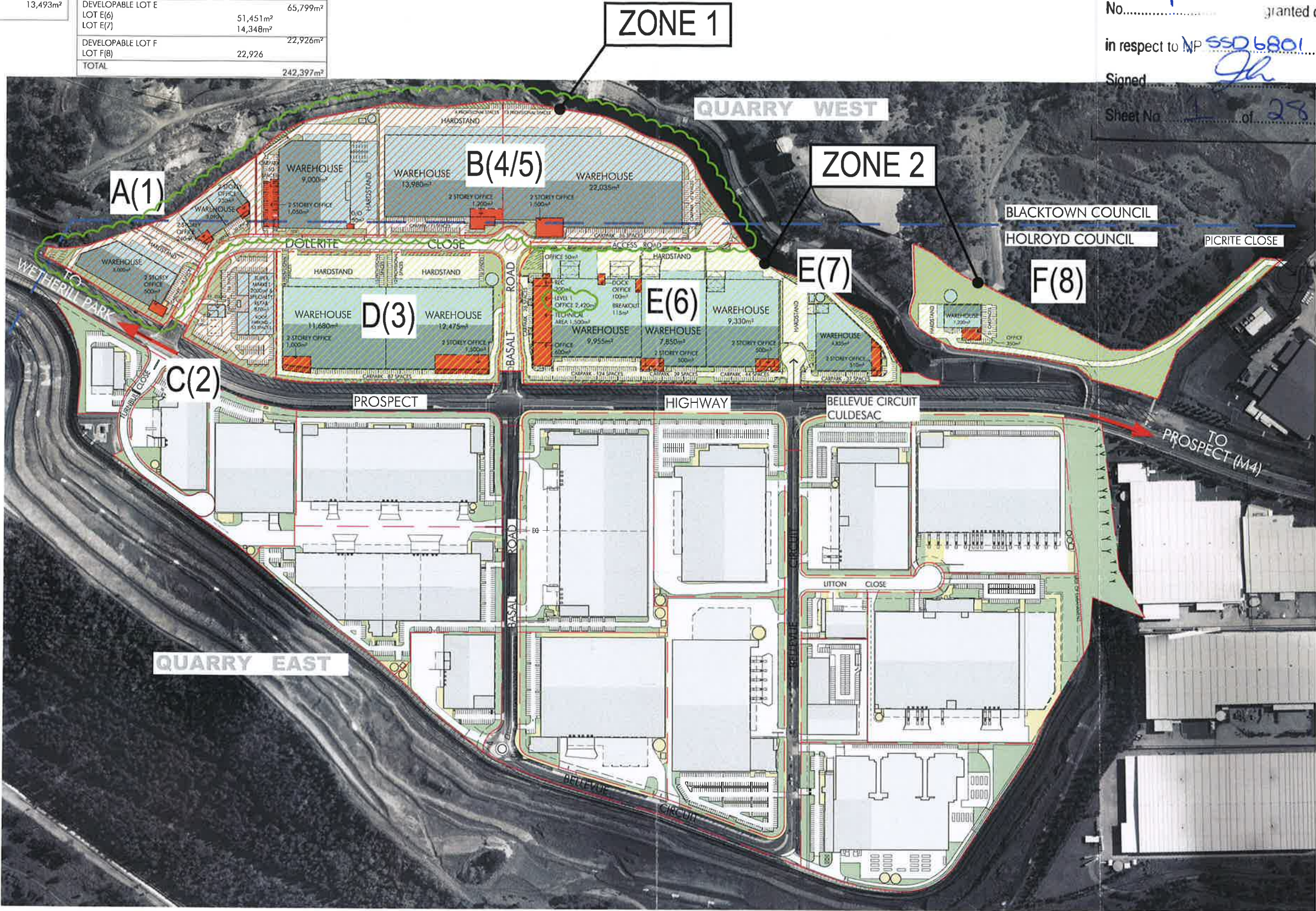


DEVELOPMENT DATA	
TOTAL SITE AREA	approx. 728,319m ²
QUARRY EAST SITE AREA	approx. 472,429m ²
QUARRY WEST SITE AREA	approx. 255,890m ²
QUARRY WEST DEVELOPABLE SITE AREA (INCL. LANDSCAPE AREA)	242,397m ²
QUARRY WEST NON-DEVELOPABLE SITE AREA (INCL. BASALT ROAD & DOLERITE CLOSE)	13,493m ²

PROPOSED DEVELOPMENT AREAS			
DEVELOPABLE LOTS	LOT AREA	SITE AREA	ZONES
DEVELOPABLE LOT A LOT A(1)	19,271m ²	19,271m ²	ZONE 1
DEVELOPABLE LOT B LOT B(4) LOT B(5)	43,598m ² 36,472m ²	80,070m ²	DEVELOPABLE LOTS LOT A(1), B(4/5) & C(2)
DEVELOPABLE LOT C LOT C(2)	11,966m ²	11,966m ²	ZONE 2
DEVELOPABLE LOT D LOT D(3)	42,365m ²	42,365m ²	DEVELOPABLE LOTS LOT D(3), E(6/7) & F(8)
DEVELOPABLE LOT E LOT E(6) LOT E(7)	51,451m ² 14,348m ²	65,799m ²	TOTAL
DEVELOPABLE LOT F LOT F(8)	22,926	22,926m ²	242,397m ²
TOTAL		242,397m ²	



NSW GOVERNMENT
Planning

Issued under the Environmental Planning and Assessment Act 1979

Approved Section 151A: ☒ (1) ☒ (2) Modification Application

No. 1 granted on the 16 June 2016

in respect to NP 5506801

Signed

Sheet No. 1 of 28

ISSUED FOR MODIFICATION TO DA



QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Quarry Masterplan

Scale 1:2500@A1 April 2016 3966_MP-001[D]



DEVELOPMENT DATA	
TOTAL SITE AREA	approx. 728,319m ²
QUARRY EAST SITE AREA	approx. 472,429m ²
QUARRY WEST SITE AREA	approx. 255,890m ²
QUARRY WEST DEVELOPABLE SITE AREA (INCL. LANDSCAPE AREA)	242,397m ²
QUARRY WEST NON-DEVELOPABLE SITE AREA (INCL. BASALT ROAD & DOIERITE CLOSE)	13,493m ²
TOTAL BUILDING AREA	127,765m ²
TOTAL AWNING AREA	13,862m ²
TOTAL HEAVY DUTY AREA	48,066m ²
TOTAL LIGHT DUTY AREA	27,394m ²
TOTAL LANDSCAPE AREA (INCL. FROM DEVELOPABLE AREA)	39,234m ² (16%)
TOTAL SITE COVER (CALC'D FROM DEVELOPABLE AREA)	135,726m ² (56%)
FSR	0.5:1
PARKING CONTROLS (WAREHOUSE 1/200m ² , OFFICE 1/40m ² , INDUSTRIAL 1/77m ² , RETAIL 1/20m ² , FAST FOOD 1/8m ²)	
TOTAL PARKING REQUIRED	890
TOTAL PARKING PROVIDED	952
BICYCLE PARKING CONTROLS (2 SPACES + 5% OF CAR PARK SPACES - DEVELOPMENT EXCEEDS 1,000m ² IN FLOOR AREA)	
TOTAL BICYCLE PARKING REQUIRED	48
TOTAL BICYCLE PARKING PROVIDED	78

PROPOSED DEVELOPMENT AREAS				
ZONE 1	OFFICE	WAREHOUSE	RETAIL	TOTAL
DEVELOPABLE LOT A(1)	19,271m ²	970m ²		9,060m ²
OFFICE				
WAREHOUSE		8,090m ²		
DEVELOPABLE LOT B(4/5)	80,700m ²	3,800m ²		48,815m ²
OFFICE				
WAREHOUSE		45,015m ²		
DEVELOPABLE LOT C(2)	11,966m ²			3,220m ²
RETAIL			870m ²	
SUPERMARKET			2,000m ²	
FAST FOOD			250m ²	
PETROL STATION			100m ²	
SUBTOTAL	4,770m ²	53,105m ²	3,220m ²	61,095m ²
TOTAL BLG AREA (ZONE 1)				61,095m ²

ZONE 2	OFFICE	WAREHOUSE	INDUSTRIAL	TOTAL
DEVELOPABLE LOT D(3)	42,365m ²			26,655m ²
OFFICE	2,500m ²			
WAREHOUSE		24,155m ²		
DEVELOPABLE LOT E(6/7)	65,799m ²			38,465m ²
OFFICE		4,995m ²		
WAREHOUSE		31,970m ²		
INDUSTRIAL			1,500m ²	
DEVELOPABLE LOT F(8)	22,926m ²			1,550m ²
OFFICE	350m ²			
WAREHOUSE		1,200m ²		
SUBTOTAL	7,845m ²	57,325m ²	1,500m ²	66,670m ²
TOTAL BLG AREA (ZONE 2)				66,670m ²

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Planning

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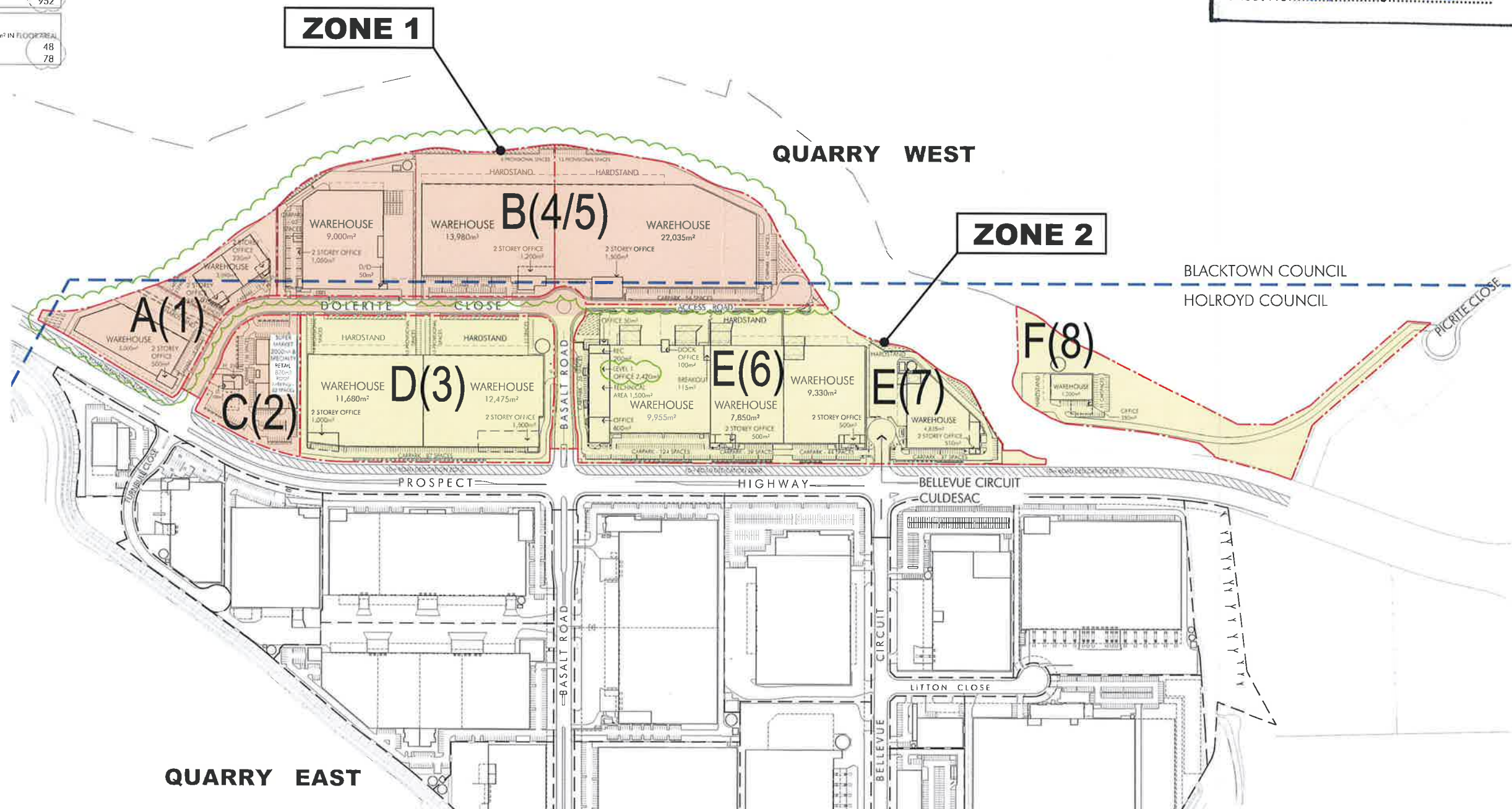
Approved Section 96 (1A) ☒ (1) ☒ (2) Modification Application

No. 1 granted on the 16 June 2016

in respect to MP 5506801

Signed *[Signature]*

Sheet No. 2 of 28



ISSUED FOR MODIFICATION TO DA

quarry
at Greystanes

QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Quarry West - Overall Site Plan

Scale 1:2500@A1

April 2016

3966_MP-002[D]

nettleton
PROPERTY GROUP

DEXUS
PROPERTY GROUP

DEVELOPMENT DATA	
TOTAL SITE AREA	approx. 728,319m ²
QUARRY EAST SITE AREA	approx. 472,429m ²
QUARRY WEST SITE AREA	approx. 255,890m ²
QUARRY WEST DEVELOPABLE SITE AREA (INCL. LANDSCAPE AREA)	242,397m ²
QUARRY WEST NON-DEVELOPABLE SITE AREA (INCL. BASALT ROAD & DOLERITE CLOSE)	13,493m ²

PROPOSED DEVELOPMENT AREAS		
DEVELOPABLE LOTS	LOT AREA	SITE AREA
DEVELOPABLE LOT A LOT A(1)	19,271m ²	19,271m ²
DEVELOPABLE LOT B LOT B(4) LOT B(5)	43,598m ² 36,472m ²	80,070m ²
DEVELOPABLE LOT C LOT C(2)	11,966m ²	11,966m ²
DEVELOPABLE LOT D LOT D(3)	42,365m ²	42,365m ²
DEVELOPABLE LOT E LOT E(6) LOT E(7)	51,451m ² 14,348m ²	65,799m ²
DEVELOPABLE LOT F LOT F(8)	22,926	22,926m ²
TOTAL		242,397m ²



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Planning

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Approved Section 96 (1A) ~~(1)~~ (2) Modification Application

No. 1 granted on the 16 June 2016

in respect to MP 5506801

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Sheet No. 3 of 28



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quarry
at Greystanes

QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Subdivision Plan

Scale 1:2500@A1

April 2016

3966_MP-003[D]

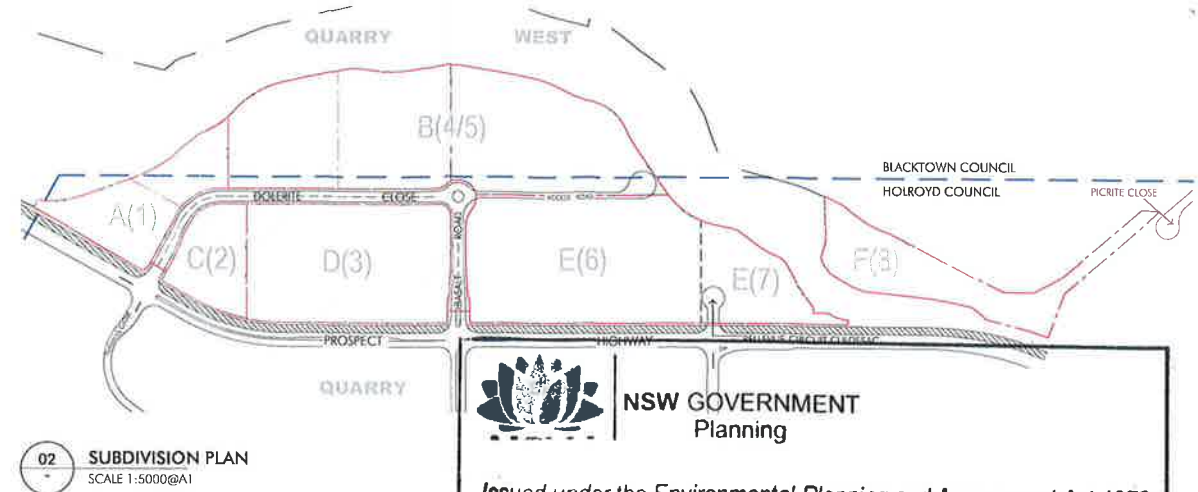


DEXUS
PROPERTY GROUP

DEVELOPMENT DATA	
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QUARRY WEST SITE AREA	approx. 255,890m ²
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TOTAL HEAVY DUTY AREA	48,066m ²
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TOTAL LANDSCAPE AREA (IN CALC. FROM DEVELOPABLE AREA)	39,234m ² (16%)
TOTAL SITE COVER (IN CALC. FROM DEVELOPABLE AREA) FSR	135,726m ² (56%) 0.5:1
PARKING CONTROLS (WAREHOUSE 1/300m ² , OFFICE 1/40m ² , INDUSTRIAL 1/77m ² , RETAIL 1/20m ² , FAST FOOD 1/8m ²)	
TOTAL PARKING REQUIRED	890
TOTAL PARKING PROVIDED	952
BICYCLE PARKING CONTROLS (2 SPACES + 5% OF CAR PARK SPACES - DEVELOPMENT EXCEEDS 4,000m ² IN FLOOR AREA)	
TOTAL BICYCLE PARKING REQUIRED	48
TOTAL BICYCLE PARKING PROVIDED	78

PROPOSED DEVELOPMENT AREAS - LOT A, C & D			
	BLG AREA	BLG AREA	TOTAL
DEVELOPABLE LOT A SITE AREA 19,271m ²			
LOT A(1) OFFICE WAREHOUSE	970m ²	8,090m ²	
TOTAL	970m ²	8,090m ²	9,060m ²
DEVELOPABLE LOT C SITE AREA 11,966m ²			
LOT C(2) RETAIL SUPERMARKET FAST FOOD PETROL STATION		870m ² 2,000m ² 250m ² 100m ²	
TOTAL		3,220m ²	3,220m ²
DEVELOPABLE LOT D SITE AREA 42,326m ²			
LOT D(3) OFFICE WAREHOUSE	2,500m ²	24,155m ²	
TOTAL	2,500m ²	24,155m ²	26,655m ²
DEVELOPABLE LOT A,C & D TOTAL			38,935m ²

PARKING CONTROLS	REQUIRED	PROVIDED
LOT A(1)	52	52
LOT C(2)	187	188
LOT D(3)	143	143
BICYCLE PARKING	REQUIRED	PROVIDED
LOT A(1)	5	12
LOT C(2)	0	8
LOT D(3)	9	12
LANDSCAPE AREA		
LOT A(1)		3,778m ²
LOT C(2)		3,135m ²
LOT D(3)		3,699m ²
TOTAL		10,612m ²



NSW GOVERNMENT Planning

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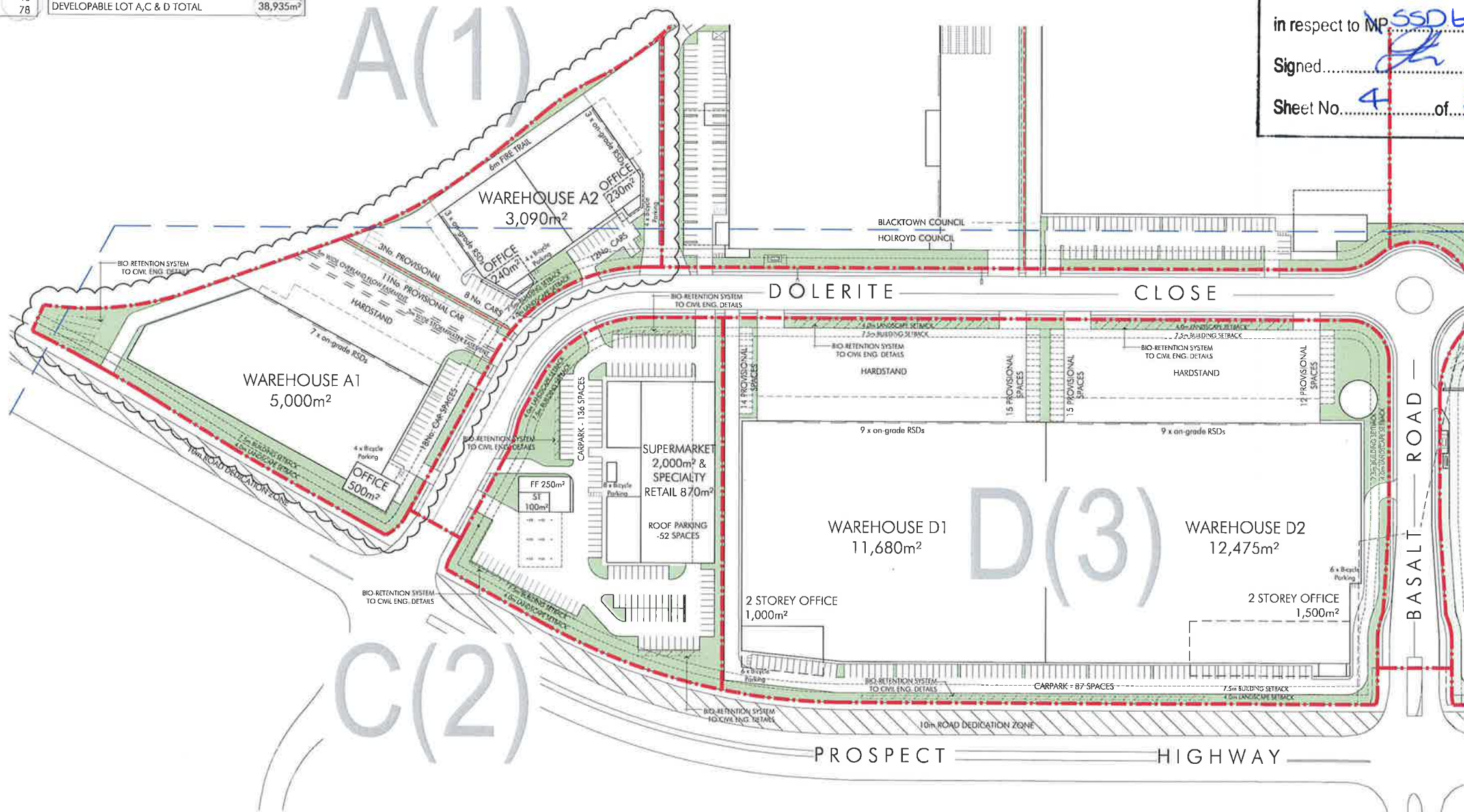
Approved Section 96 (1A) (1) (2) Modification Application

No. 1 granted on the 16 June 2016

in respect to MP SSD6801

Signed [Signature]

Sheet No. 4 of 28



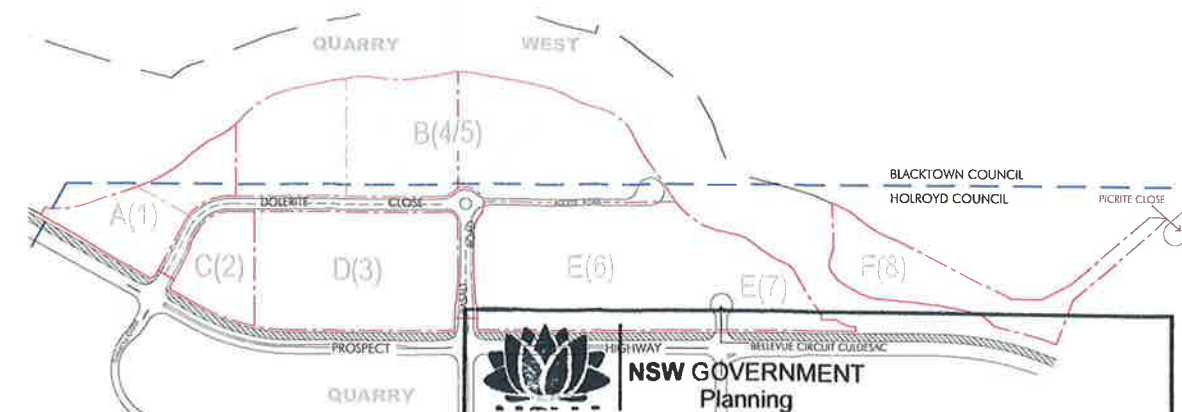
ISSUED FOR MODIFICATION TO DA

DEVELOPMENT DATA

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TOTAL LIGHT DUTY AREA	27,394m ²
TOTAL LANDSCAPE AREA % CALC. FROM DEVELOPABLE AREA	39,234m ² (16%)
TOTAL SITE COVER % CALC. FROM DEVELOPABLE AREA	135,726m ² (56%)
FSR	0.5:1
PARKING CONTROLS (WAREHOUSE 1/300m ² , OFFICE 1/40m ² , INDUSTRIAL 1/77m ² , RETAIL 1/20m ² , FAST FOOD 1/8m ²)	890
TOTAL PARKING REQUIRED	952
TOTAL PARKING PROVIDED	952
BICYCLE PARKING CONTROLS (2 SPACES + 5% OF CAR PARK SPACES - DEVELOPMENT EXCEEDS 4,000m ² IN FLOOR AREA)	48
TOTAL BICYCLE PARKING REQUIRED	78
TOTAL BICYCLE PARKING PROVIDED	78

PROPOSED DEVELOPMENT AREAS - LOT B

BLG AREA	BLG AREA	TOTAL
DEVELOPABLE LOT B SITE AREA - 80,070m ²		
LOT B(4) OFFICE WAREHOUSE 2,300m ²	22,980m ²	
LOT B(5) OFFICE WAREHOUSE 1,500m ²	22,035m ²	
TOTAL	3,800m ²	45,015m ²
PARKING CONTROLS	REQUIRED	PROVIDED
LOT B(4)	134	137
LOT B(5)	111	111
TOTAL	245	248
BICYCLE PARKING	REQUIRED	PROVIDED
LOT B(4)	9	12
LOT B(5)	8	8
LANDSCAPE AREA		
LOT B(4)		3,795m ²
LOT B(5)		2,751m ²
TOTAL		6,546m ²



02 SUBDIVISION PLAN
SCALE 1:5000@A1



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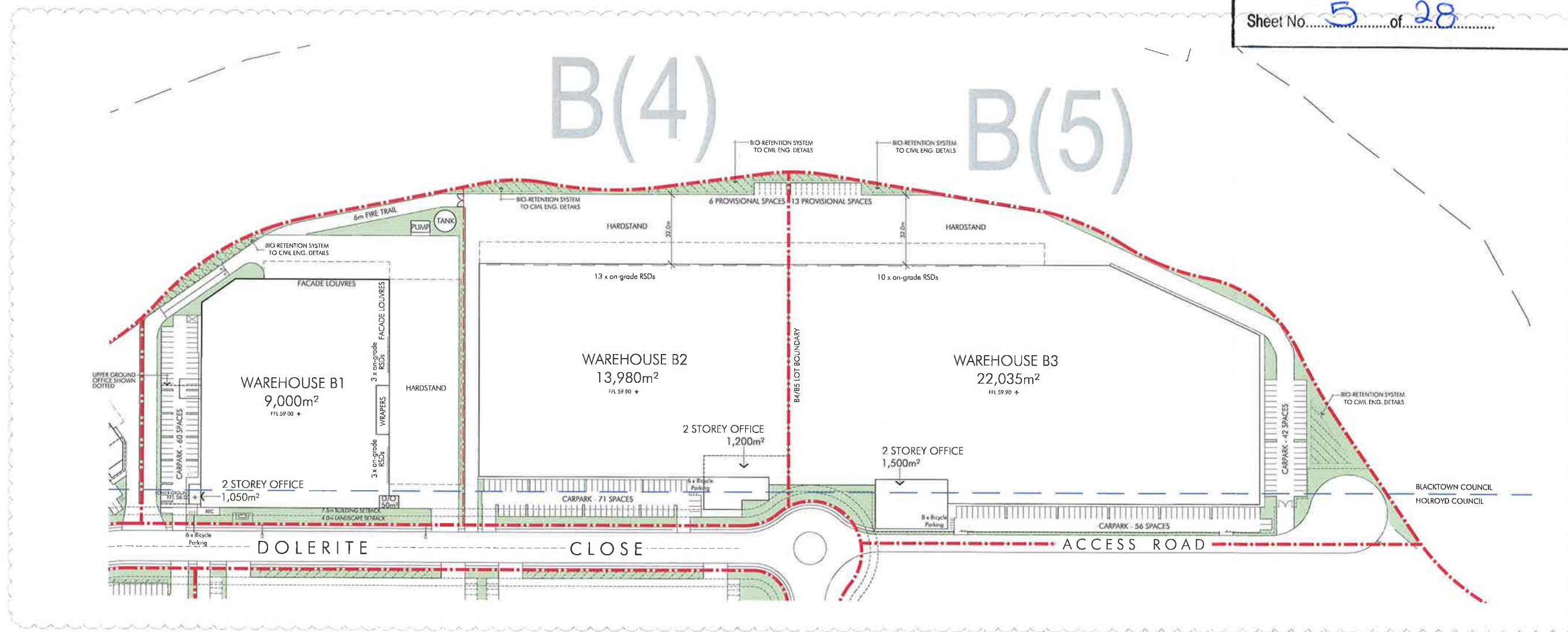
Approved Section 96 (1A) (1) (2) Modification Application

No. 1 granted on the 16 June 2016

in respect to MP 5506801

Signed [Signature]

Sheet No. 5 of 28



ISSUED FOR MODIFICATION TO DA

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QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Developable Lot B Plan

Scale 1:1000@A1

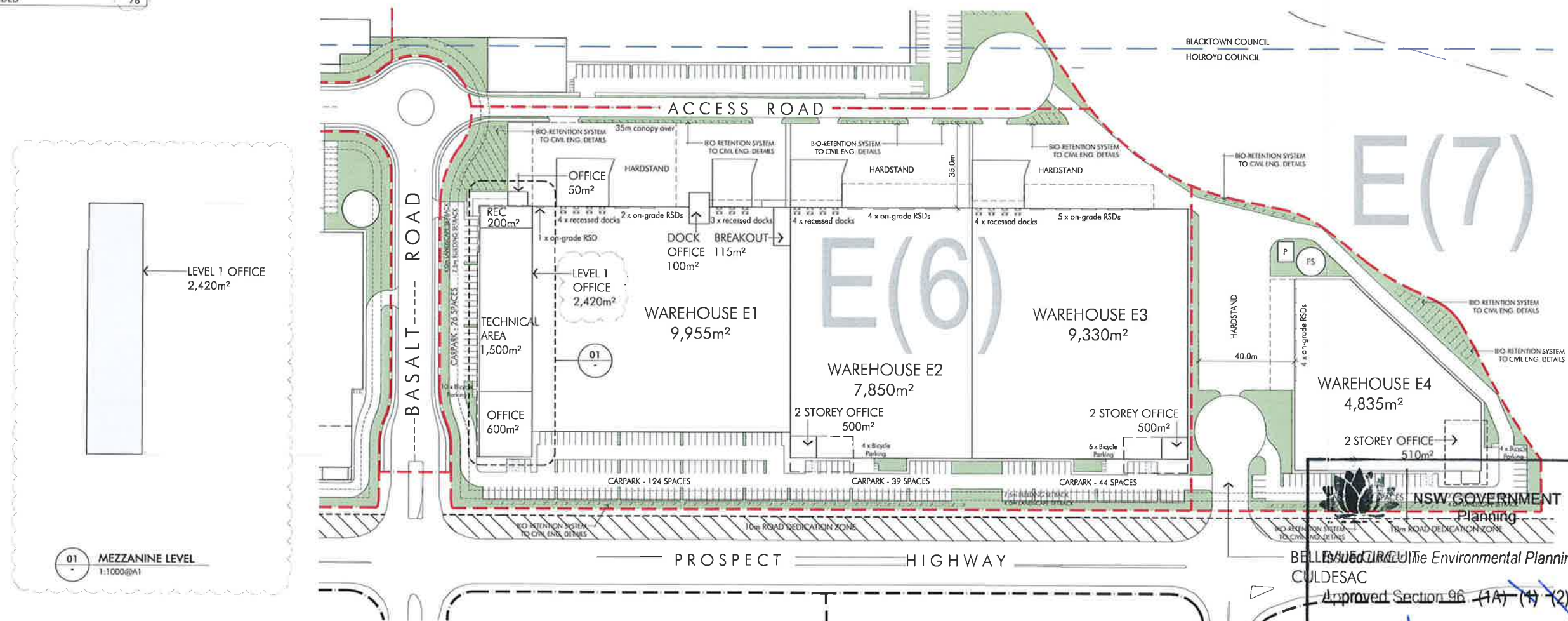
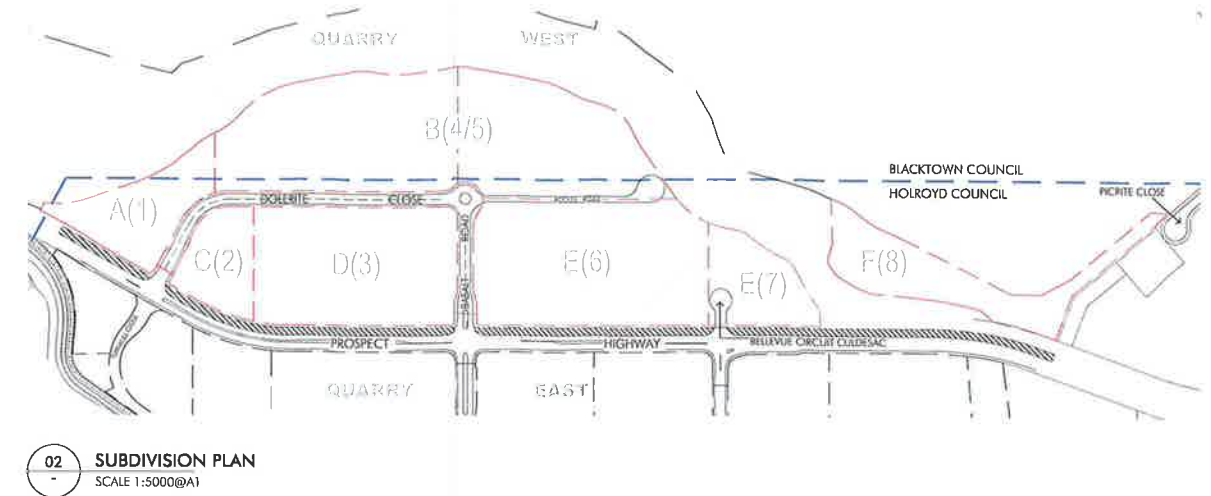
April 2016

3966_MP-012[D]



DEVELOPMENT DATA	
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QUARRY EAST SITE AREA	approx. 472,429m ²
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TOTAL AWNING AREA	13,862m ²
TOTAL HEAVY DUTY AREA	48,066m ²
TOTAL LIGHT DUTY AREA	27,394m ²
TOTAL LANDSCAPE AREA % CALC. FROM DEVELOPABLE AREA	39,234m ² (1.6%)
TOTAL SITE COVER (R. CALC. FROM DEVELOPABLE AREA) FSR	135,726m ² (56%) 0.5:1
PARKING CONTROLS (WAREHOUSE 1/200m ² , OFFICE 1/40m ² , INDUSTRIAL 1/77m ² , RETAIL 1/20m ² , FAST FOOD 1/8m ²)	890
TOTAL PARKING REQUIRED	952
TOTAL PARKING PROVIDED	
BICYCLE PARKING CONTROLS (2 SPACES + 5% OF CAR PARK SPACES - DEVELOPMENT EXCEEDS 4,000m ² IN FLOOR AREA)	48
TOTAL BICYCLE PARKING REQUIRED	78
TOTAL BICYCLE PARKING PROVIDED	

PROPOSED DEVELOPMENT AREAS - LOT E			
	BLG AREA	BLG AREA	TOTAL
DEVELOPABLE LOT E SITE AREA - 65,799m ²			
LOT E(6) OFFICE WAREHOUSE INDUSTRIAL	4,485m ²	27,135m ² 1,500m ²	33,120m ²
LOT E(7) OFFICE WAREHOUSE	510m ²	4,835m ²	5,345m ²
TOTAL	4,995m ²	33,470m ²	38,465m ²
PARKING CONTROLS	REQUIRED	PROVIDED	
LOT E(6)	222	233	
LOT E(7)	29	37	
TOTAL	251	270	
BICYCLE PARKING	REQUIRED	PROVIDED	
LOT E(6)	14	20	
LOT E(7)	4	4	
LANDSCAPE AREA			
LOT E(6)			3,590m ²
LOT E(7)			2,697m ²
TOTAL			6,287m ²



NSW GOVERNMENT
Planning
BELLINGHURST
CULDESAC
The Environmental Planning and Assessment Act 1979
Approved Section 96 (1A) (1) (2) Modification Application
No. 1 granted on the 16 June 2016
in respect to MP 550 6801
Signed [Signature]
Sheet No. 6 of 28

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quarry
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QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Developable Lot E Plan

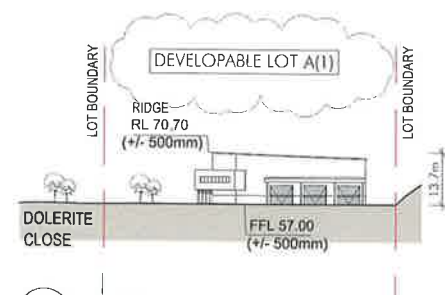
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April 2016

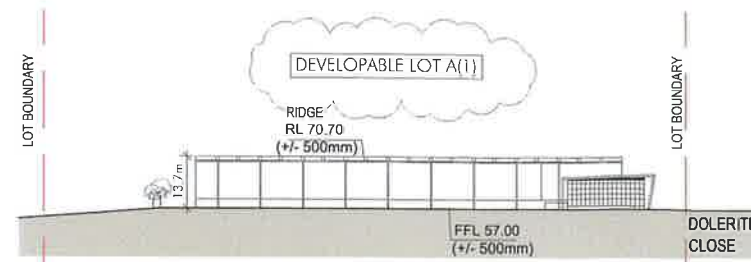
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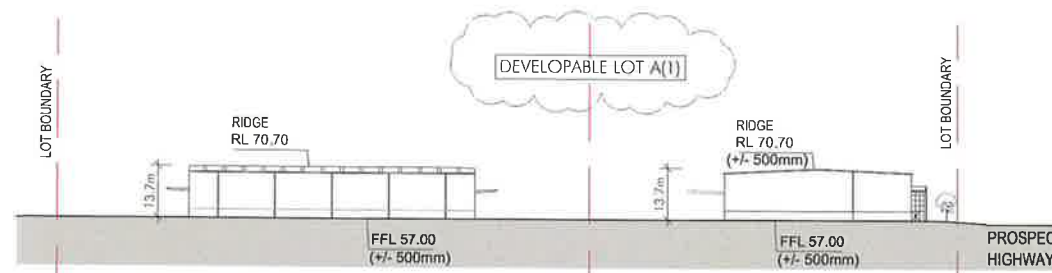
DEXUS
PROPERTY GROUP



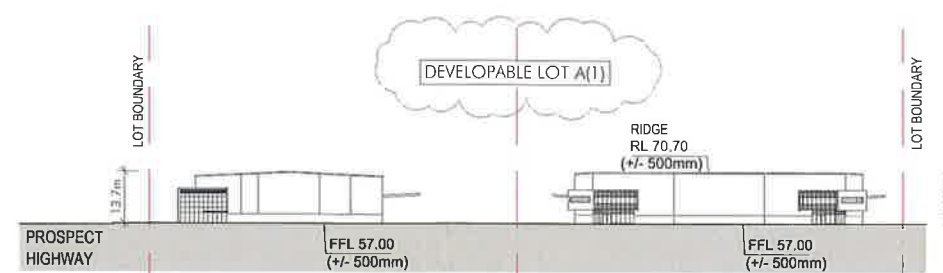
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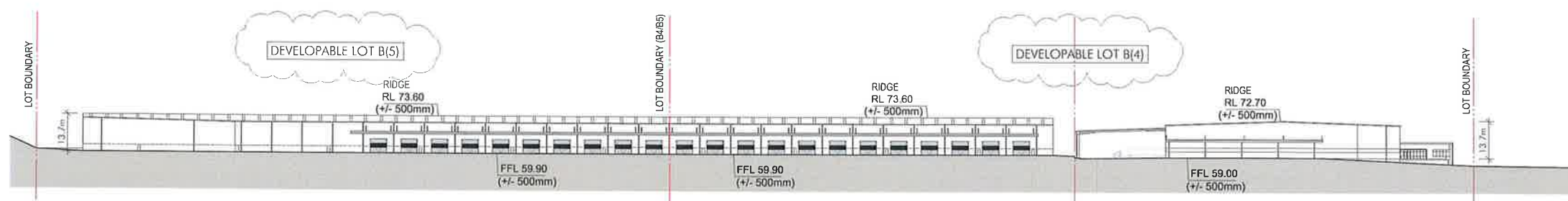
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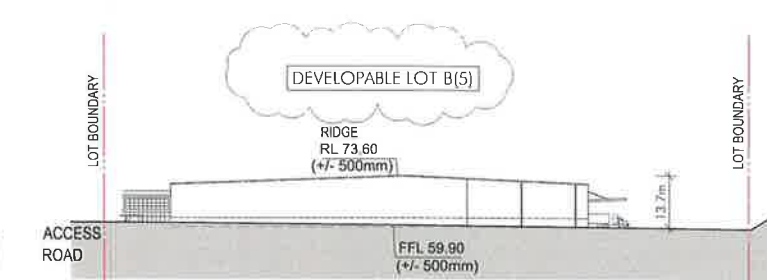
02 SOUTH WEST ELEVATION
1:1000 @ A1



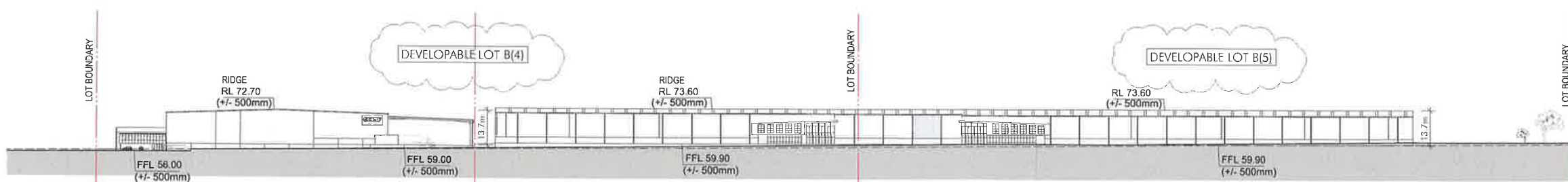
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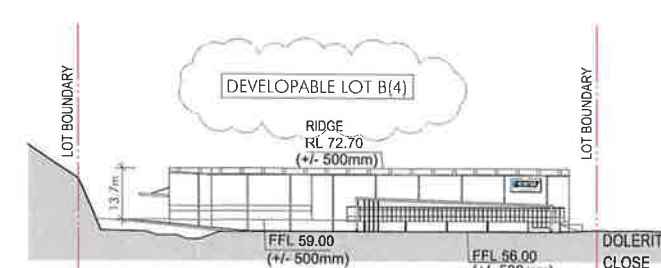
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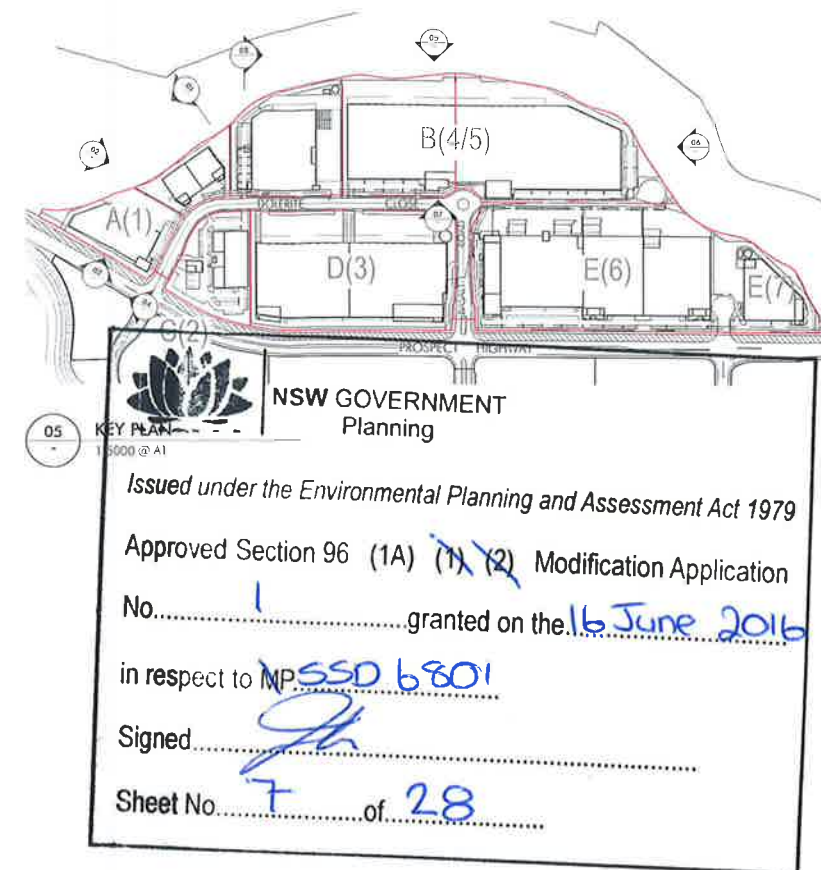
06 NORTH ELEVATION
1:1000 @ A1



07 EAST ELEVATION
1:1000 @ A1



08 SOUTH ELEVATION
1:1000 @ A1



ISSUED FOR MODIFICATION TO DA

quarry
at Greystanes

QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Elevations - Developable Lots A & B

Scale 1:1000@A1

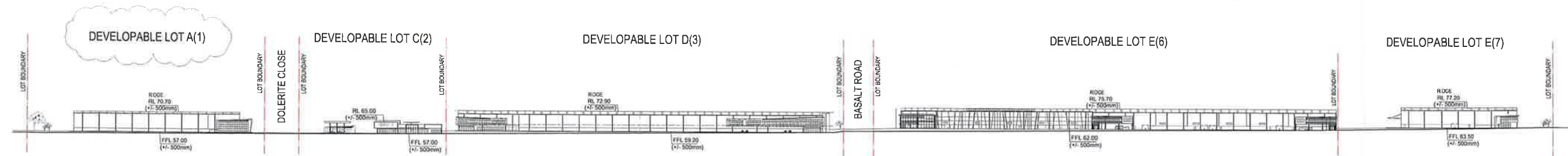
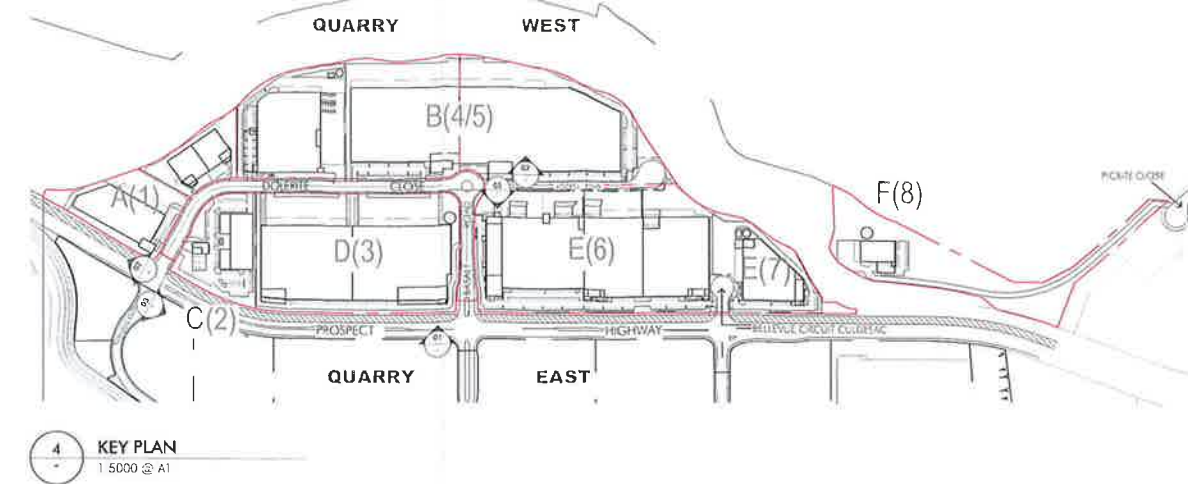
April 2016

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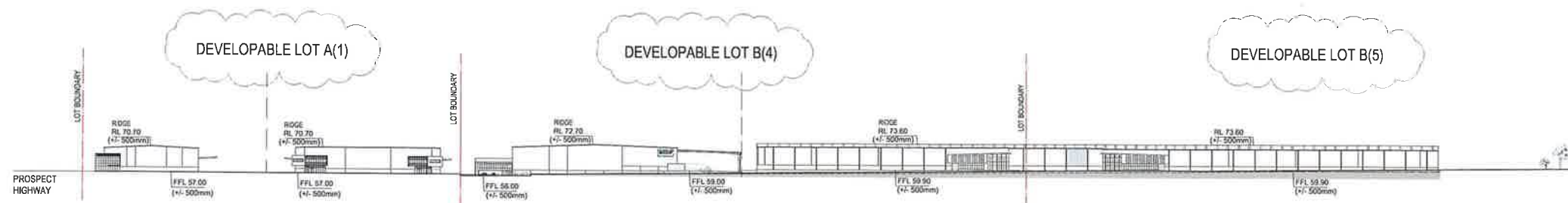


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DEXUS
PROPERTY GROUP



01 STREET ELEVATION - PROSPECT HIGHWAY
1:1500 @ A1



02 STREET ELEVATION - DOLERITE CLOSE / ACCESS ROAD
1:1500 @ A1



03 STREET ELEVATION - ACCESS ROAD / DOLERITE CLOSE
1:1500 @ A1



NSW GOVERNMENT
Planning

Issued under the Environmental Planning and Assessment Act 1979

Approved Section 96 (1A) (1) (2) Modification Application

No. 1 granted on the 16 June 2016

in respect to MP SSD6801

Signed.....

Sheet No. 8 of 28

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quarry
at Greystanes

QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Street Elevations

Scale 1:1500 @ A1

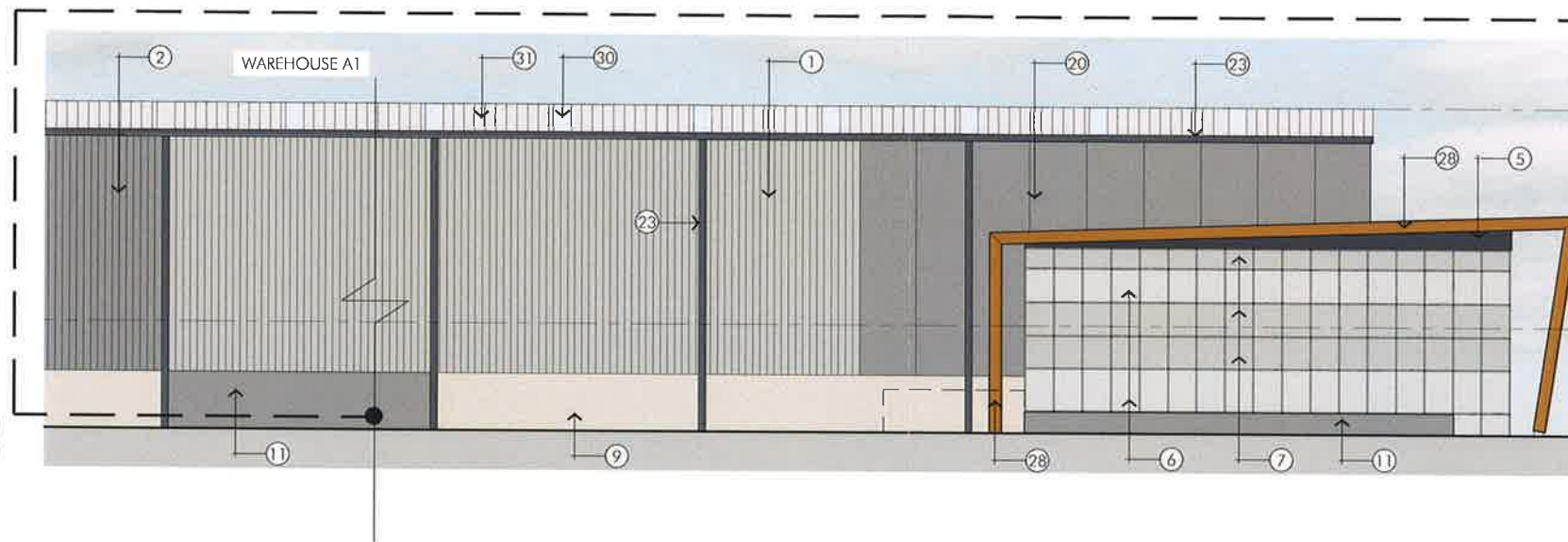
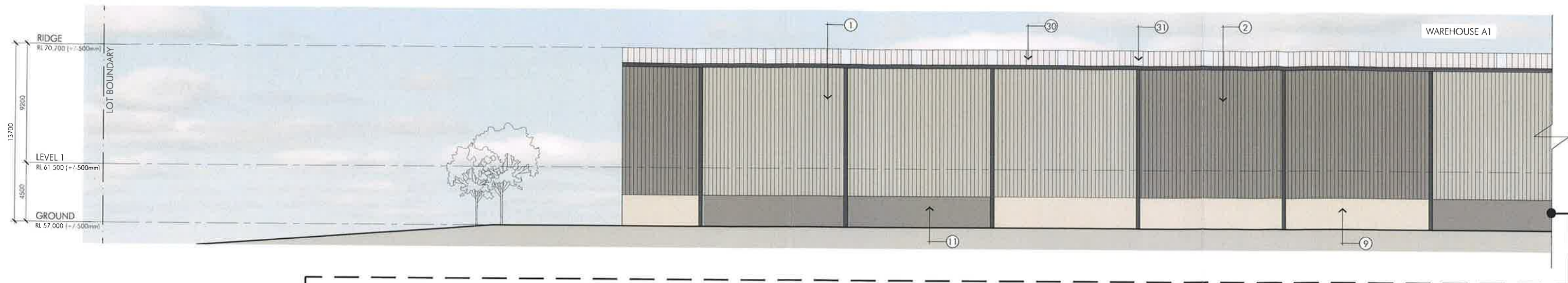
April 2016

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PROPERTY GROUP



NSW GOVERNMENT
Planning

Issued under the Environmental Planning and Assessment Act 1979

Approved Section 96 (1A) (1) (2) Modification Application

No. 1 granted on the 16 June 2016

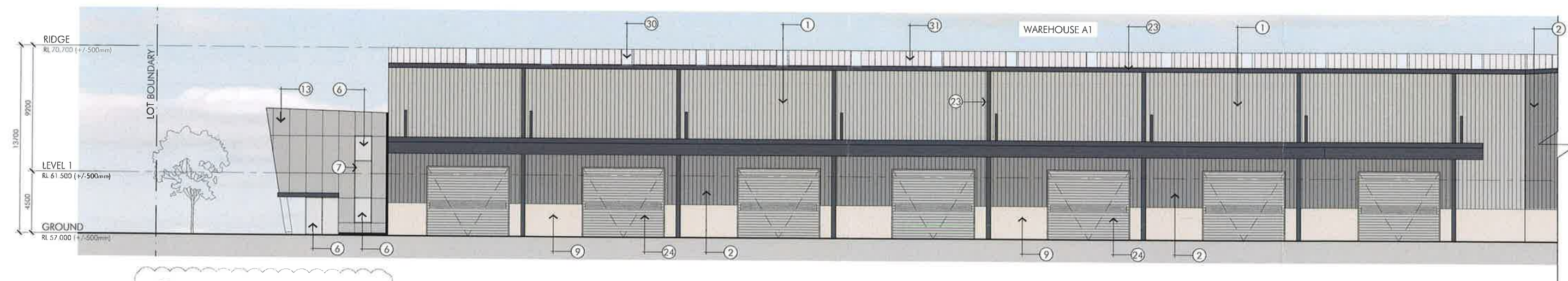
in respect to MP 5506801

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Sheet No. 9 of 28

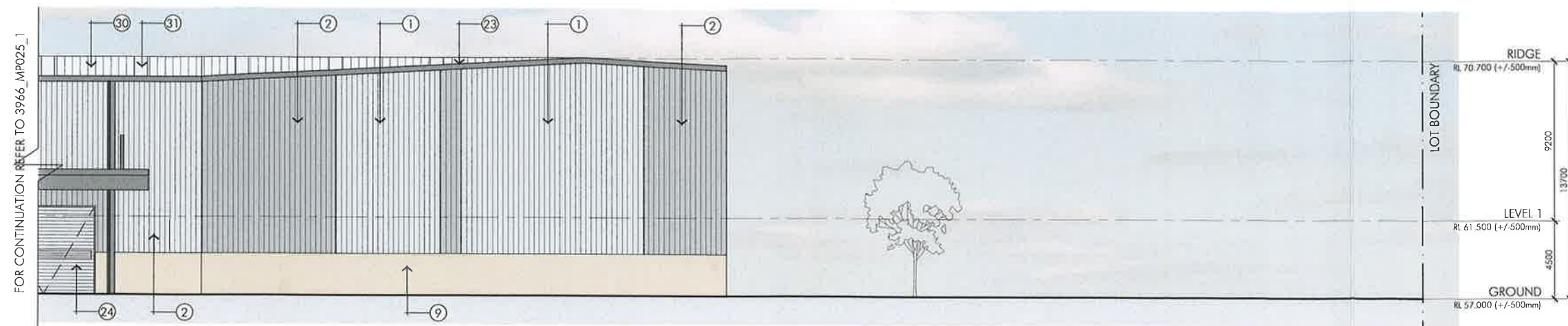
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Scale 1:300

B NORTH-WEST ELEVATION - WAREHOUSE A1
Scale 1:300

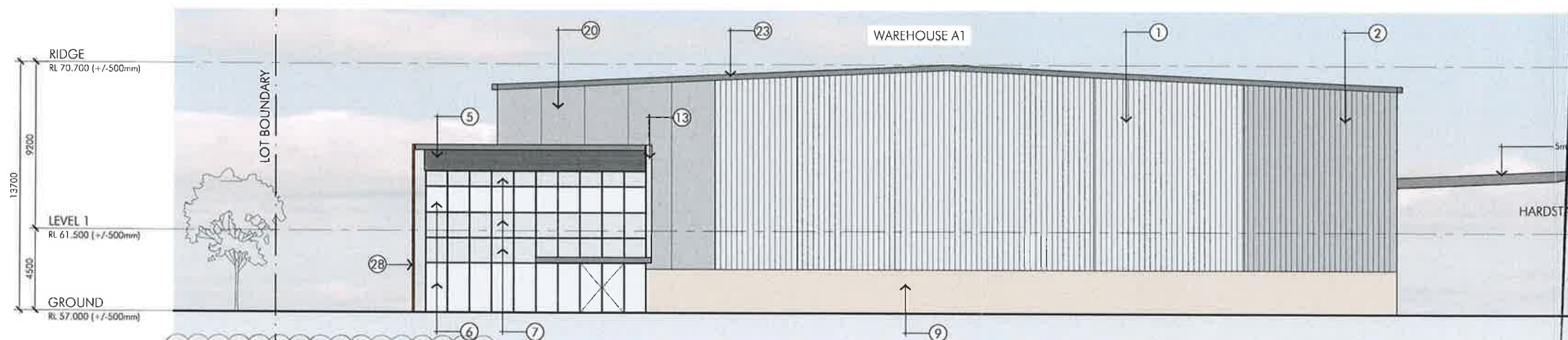


1 PROFILED METAL SHEETING 'SHALE GREY'	5 CUSTOM ORB METAL SHEETING 'MONUMENT'	9 PAINTED PRECAST CONCRETE 'BOGART'	13 COMPOSITE ALUMINIUM CLADDING 'LIGHT GREY'	17 COMPOSITE ALUMINIUM CLADDING 'BEIGE'	21 OFFICE WINDOW GLAZING - WHITE (SPANDREL)	25 POWDERCOATED ROLLER DOORS 'WINDSPRAY'	29 DANPALON POLYCARBONATE OPAQUE SHEETING - ICE
2 PROFILED METAL SHEETING 'WINDSPRAY'	6 OFFICE WINDOW GLAZING - EVANTAGE GREY (VISION)	10 PAINTED PRECAST CONCRETE 'SHALE GREY'	14 COMPOSITE ALUMINIUM CLADDING 'ANTHRACITE GREY'	18 COMPOSITE ALUMINIUM CLADDING 'ORANGE'	22 TIMBER CLADDING - BLACKBUTT	26 ALUMINIUM SUNSHADES	30 PROFILED ROOF SHEETING
3 PROFILED METAL SHEETING 'WOODLAND GREY'	7 OFFICE WINDOW GLAZING - WOODLAND GREY (SPANDREL)	11 PAINTED PRECAST CONCRETE 'WINDSPRAY'	15 SMART-SLAT SCREEN 'WOODGRAIN OAK'	19 COMPOSITE PANNELLING - KINGSPAN 'SILVER CITY'	23 GUTTERS, CAPPINGS & DOWNPIPES 'MONUMENT'	27 VERTICAL TIMBER SUNSHADES	31 PROFILED CLEARLITE SHEETING
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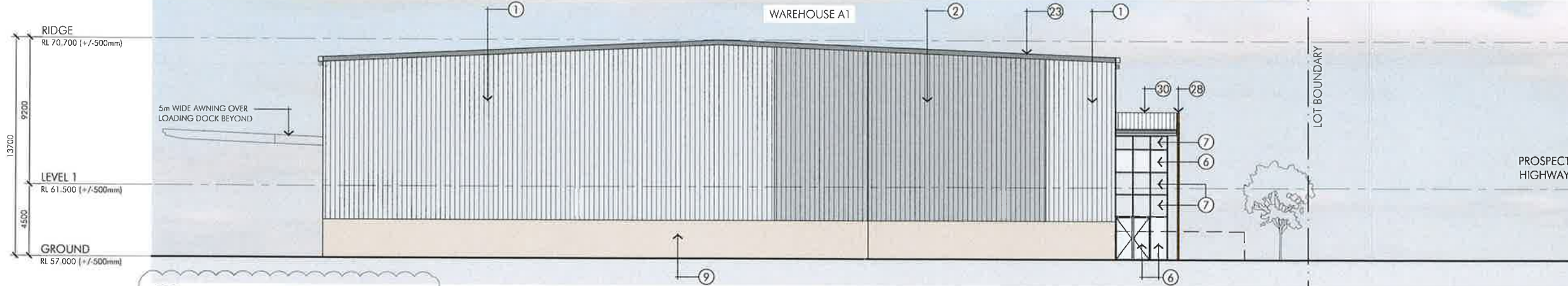
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8 NORTH-WEST ELEVATION - WAREHOUSE A1
Scale 1:300



C NORTH-EAST ELEVATION - WAREHOUSE A1
Scale 1:300



D SOUTH-WEST ELEVATION - WAREHOUSE A1
Scale 1:300

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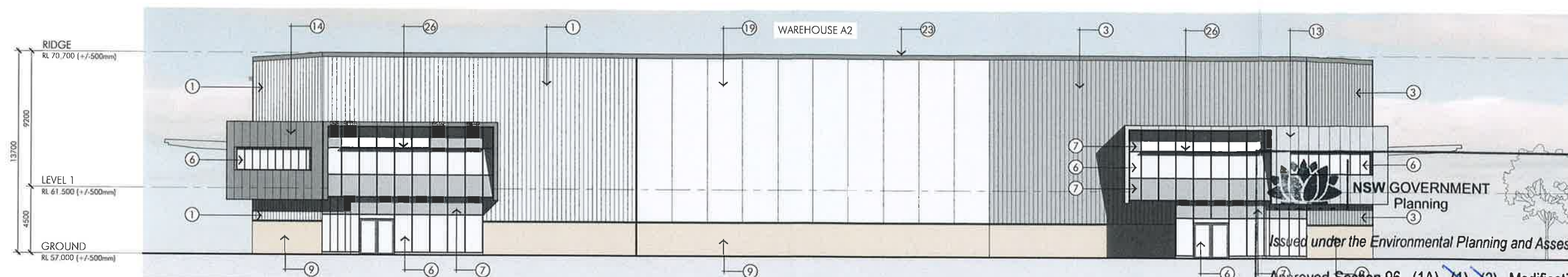
in respect to MP 550 6801

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Sheet No. 10 of 28

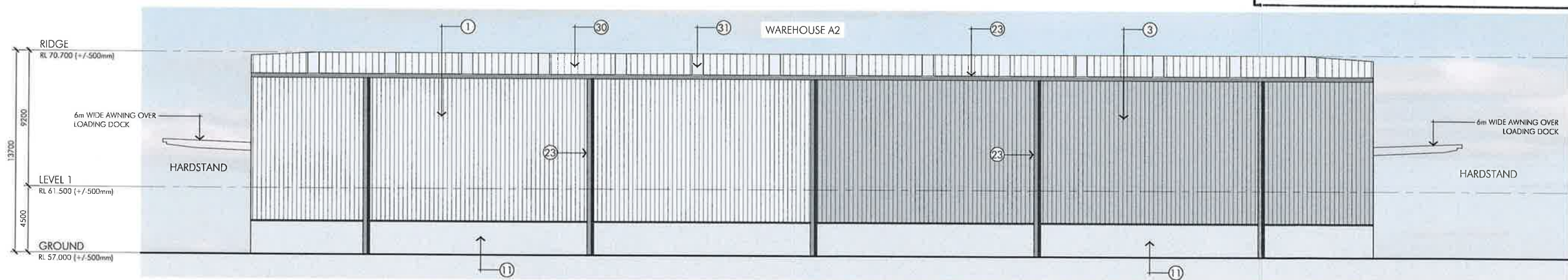
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A NORTH-EAST ELEVATION - WAREHOUSE A2
Scale 1:300

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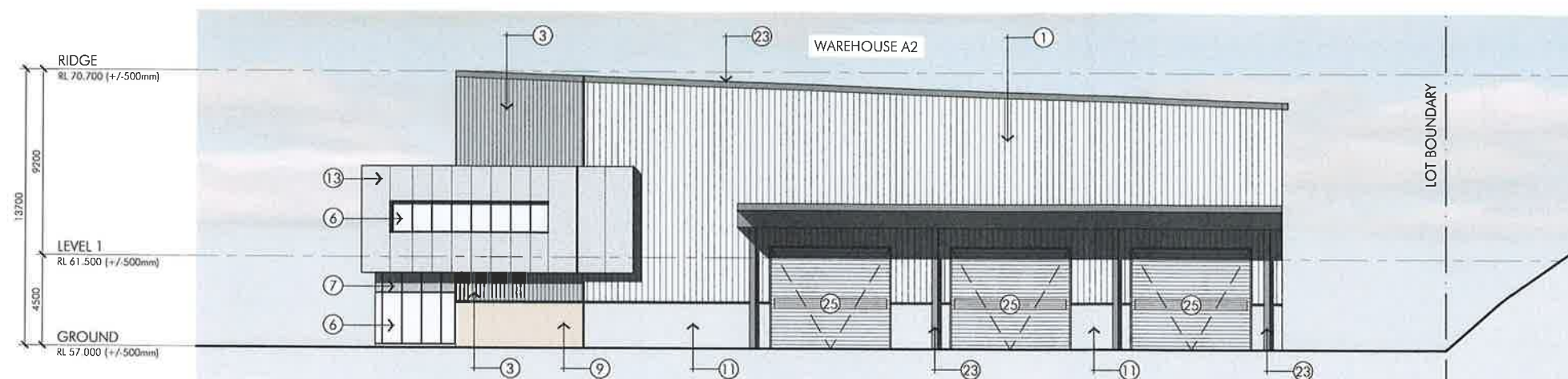


B SOUTH-WEST ELEVATION - WAREHOUSE A2
Scale 1:300

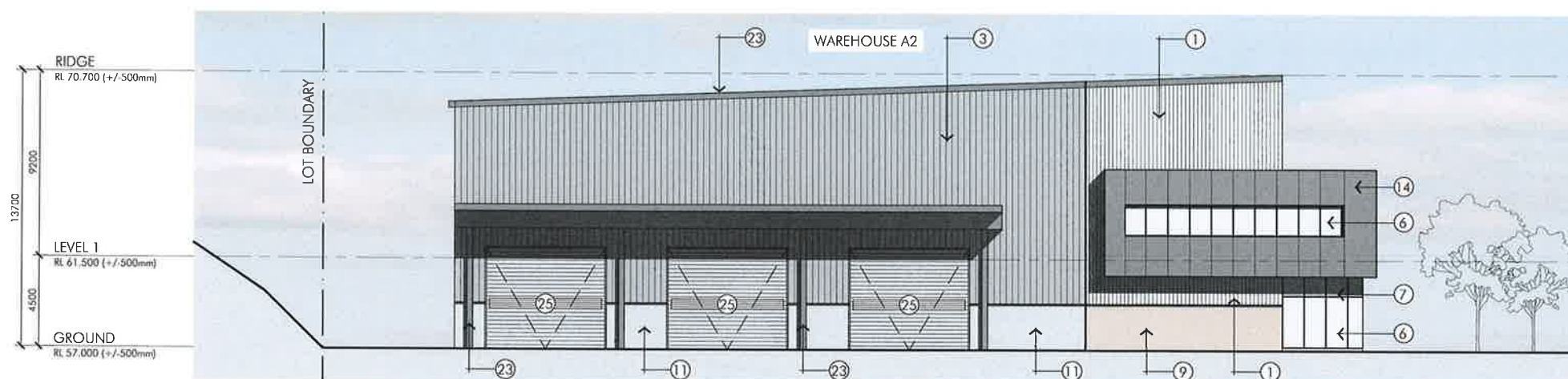
① PROFILED METAL SHEETING 'SHALE GREY'	⑤ CUSTOM ORB METAL SHEETING 'MONUMENT'	⑨ PAINTED PRECAST CONCRETE 'BOGART'	⑬ COMPOSITE ALUMINIUM CLADDING 'LIGHT GREY'	⑰ COMPOSITE ALUMINIUM CLADDING 'BEIGE'	⑳ OFFICE WINDOW GLAZING - WHITE (SPANDREL)	㉓ POWDERCOATED ROLLER DOORS 'WINDSPRAY'	㉗ DANPALON POLYCARBONATE OPAQUE SHEETING - ICE
② PROFILED METAL SHEETING 'WINDSPRAY'	⑥ OFFICE WINDOW GLAZING - EVANTAGE GREY (VISION)	⑩ PAINTED PRECAST CONCRETE 'SHALE GREY'	⑭ COMPOSITE ALUMINIUM CLADDING 'ANTHRACITE GREY'	⑱ COMPOSITE ALUMINIUM CLADDING 'ORANGE'	㉑ TIMBER CLADDING - BLACKBUTT	㉔ ALUMINIUM SUNSHADES	㉘ PROFILED ROOF SHEETING
③ PROFILED METAL SHEETING 'WOODLAND GREY'	⑦ OFFICE WINDOW GLAZING - WOODLAND GREY (SPANDREL)	⑪ PAINTED PRECAST CONCRETE 'WINDSPRAY'	⑮ SMART-SLAT SCREEN 'WOODGRAIN OAK'	⑲ COMPOSITE PANNELLING - KINGSPAN 'SILVER CITY'	㉒ GUTTERS, CAPPINGS & DOWNPIPES 'MONUMNET'	㉕ VERTICAL TIMBER SUNSHADES	㉙ PROFILED CLEARLITE SHEETING
④ CUSTOM ORB METAL SHEETING 'SHALE GREY'	⑧ PAINTED STRUCTURAL STEEL COLUMNS & BEAMS 'MONUMENT'	⑫ PAINTED PRECAST CONCRETE 'MONUMENT'	⑯ POWDERCOAT ALUMINIUM LOUVRES 'WINDSPRAY'	㉚ COMPOSITE PANNELLING - KINGSPAN 'FACADE'	㉔ POWDERCOATED ROLLER DOORS 'SHALE GREY'	㉖ GLULAM TIMBER BEAMS 'BURNT RED'	

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C NORTH-WEST ELEVATION - WAREHOUSE A2
Scale 1:300



D SOUTH-EAST ELEVATION - WAREHOUSE A2
Scale 1:300

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in respect to MP 5506801
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Sheet No. 12 of 28

① PROFILED METAL SHEETING 'SHALE GREY'	⑤ CUSTOM ORB METAL SHEETING 'MONUMENT'	⑨ PAINTED PRECAST CONCRETE 'BOGART'	⑬ COMPOSITE ALUMINIUM CLADDING 'LIGHT GREY'	⑰ COMPOSITE ALUMINIUM CLADDING 'BEIGE'	⑲ OFFICE WINDOW GLAZING - WHITE (SPANDREL)	⑲ POWDERCOATED ROLLER DOORS 'WINDSPRAY'	⑲ DANPALON POLYCARBONATE OPAQUE SHEETING 'ICE'
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③ PROFILED METAL SHEETING 'WOODLAND GREY'	⑦ OFFICE WINDOW GLAZING - WOODLAND GREY (SPANDREL)	⑪ PAINTED PRECAST CONCRETE 'WINDSPRAY'	⑮ SMART-SLAT SCREEN 'WOODGRAIN OAK'	⑲ COMPOSITE PANNELLING - KINGSPAN 'SILVER CITY'	⑲ GUTTERS, CAPPINGS & DOWNPIPES 'MONUMNET'	⑲ VERTICAL TIMBER SUNSHADES	⑳ PROFILED CLEARLITE SHEETING
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QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Developable Lot A Coloured Elevations_Sheet 4

Scale 1:300@A3

April 2016

3966_MP-025_4[B]



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A EAST ELEVATION - WAREHOUSE B1, B2 & B3
Scale 1:300

1 PROFILED METAL SHEETING 'SHALE GREY'	5 CUSTOM ORB METAL SHEETING 'MONUMENT'	9 PAINTED PRECAST CONCRETE 'BOGART'	13 COMPOSITE ALUMINIUM CLADDING 'LIGHT GREY'	17 COMPOSITE ALUMINIUM CLADDING 'BEIGE'	21 OFFICE WINDOW GLAZING - WHITE (SPANDREL)	25 POWDERCOATED ROLLER DOORS 'WINDSPRAY'	29 DANPALON POLYCARBONATE OPAQUE SHEETING 'ICE'
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QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Developable Lot B Coloured Elevations_Sheet 1

Scale 1:300@A3

April 2016

3966_MP-026_1[B]

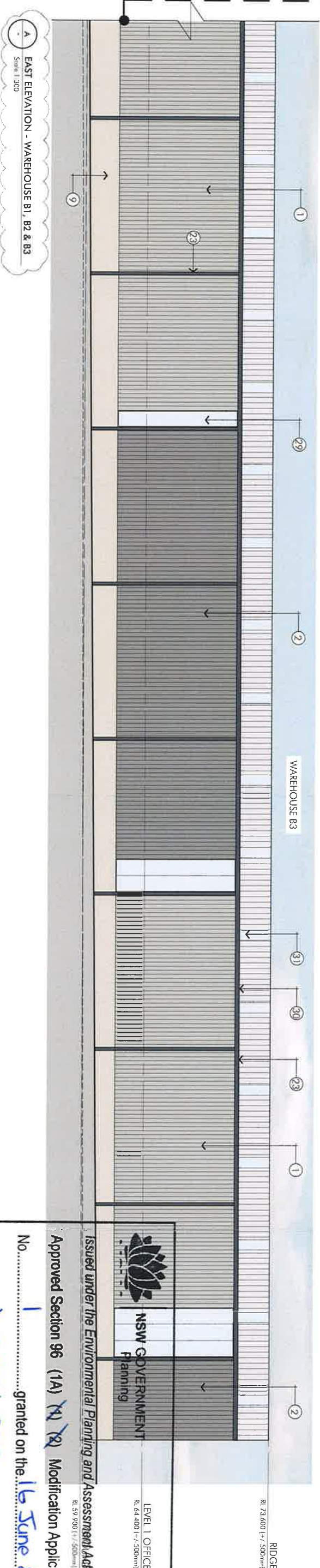
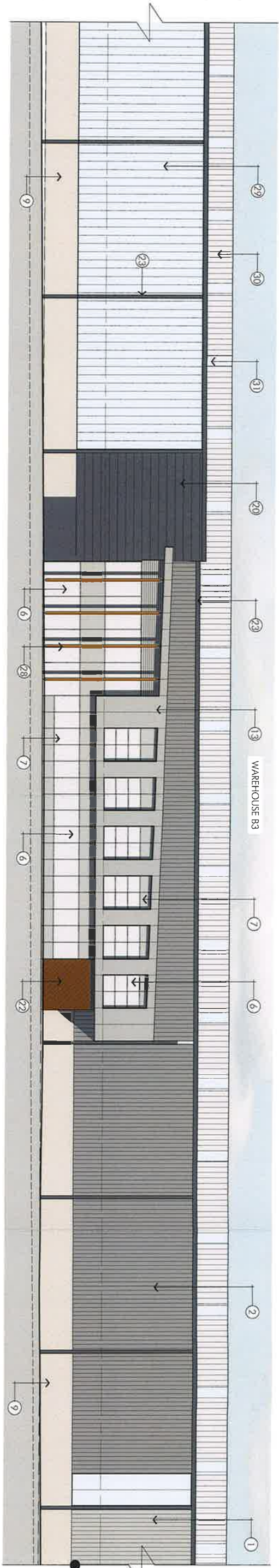


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FOR CONTINUATION REFER TO 3966_MP026_2

FOR CONTINUATION REFER TO 3966_MP026_1



A EAST ELEVATION - WAREHOUSE B1, B2 & B3
Scale 1:300

LEGEND FINISHES	
①	PROFILED METAL SHEETING SHALE GREY
②	PROFILED METAL SHEETING WINDSPRAY
③	PROFILED METAL SHEETING WOODLAND GREY
④	CUSTOM ORB METAL SHEETING SHALE GREY
⑤	CUSTOM ORB METAL SHEETING MONUMENT
⑥	OFFICE WINDOW GLAZING - PANTAGE GREY (VISION)
⑦	OFFICE WINDOW GLAZING WOODLAND GREY
⑧	SPANDREL
⑨	PAINTED PRECAST CONCRETE BOGART
⑩	PAINTED PRECAST CONCRETE SHALE GREY
⑪	PAINTED PRECAST CONCRETE WINDSPRAY
⑫	PAINTED PRECAST CONCRETE MONUMENT
⑬	COMPOSITE ALUMINIUM CLADDING LIGHT GREY
⑭	COMPOSITE ALUMINIUM CLADDING ANTIKACHE GREY
⑮	SMART SLAT SCREEN WOODGRAIN OAK
⑯	POWDERCOAT ALUMINIUM LOUVRES WINDSPRAY
⑰	COMPOSITE ALUMINIUM CLADDING BEIGE
⑱	COMPOSITE ALUMINIUM CLADDING ORANGE
⑲	COMPOSITE PANELING KINGSPAN SILVER CITY
⑺	COMPOSITE PANELING KINGSPAN FACADE
⑺	OFFICE WINDOW GLAZING WHITE (SPANDREL)
⑺	IMBER CLADDING BLACKGULL
⑺	GUTTERS, CAPINGS & DOWNPIPES MONUMENT
⑺	POWDERCOATED ROLLER DOORS SHALE GREY
⑺	POWDERCOATED ROLLER DOORS WINDSPRAY
⑺	ALUMINIUM SUNSHADES
⑺	PROFILED ROOF SHEETING
⑺	PROFILED CLEARITE SHEETING
⑺	DAMPALON POLYCARBONATE OPAQUE SHEETING ICE
⑺	VERTICAL TIMBER SUNSHADES
⑺	PROFILED CLEARITE SHEETING
⑺	GLULAM TIMBER BEAMS BURNT RED

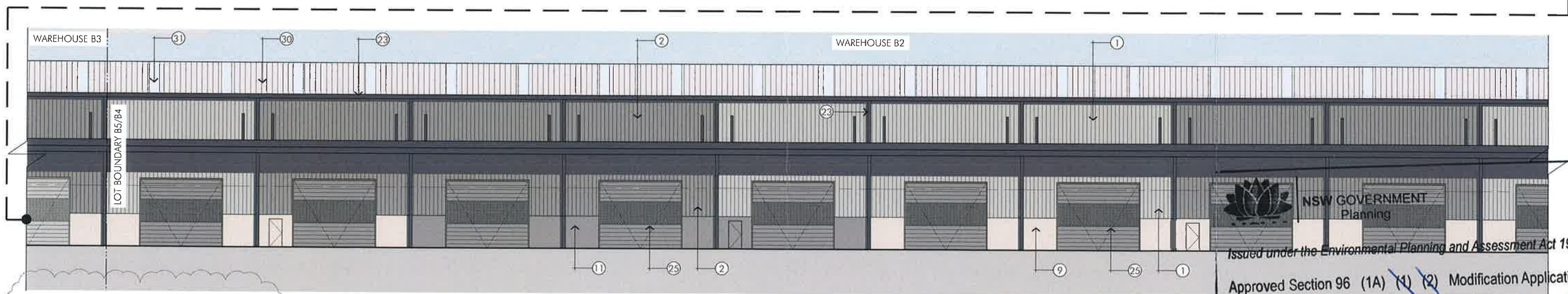
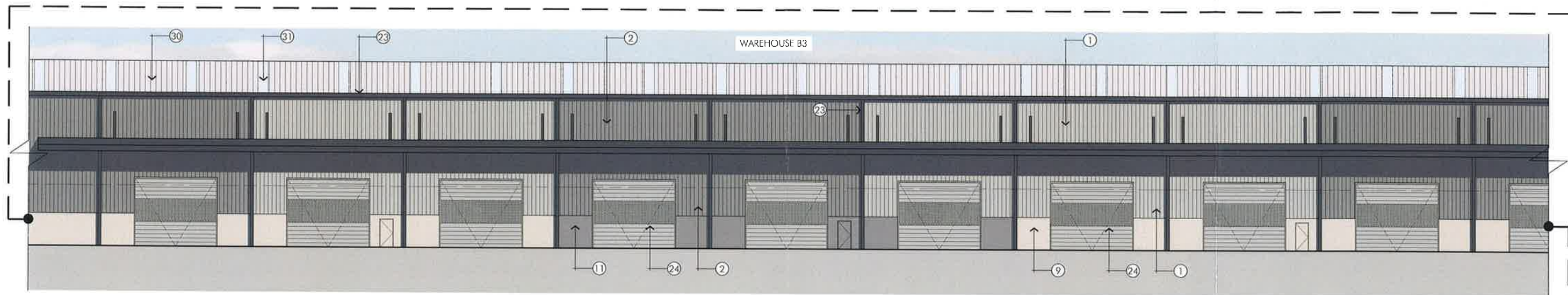
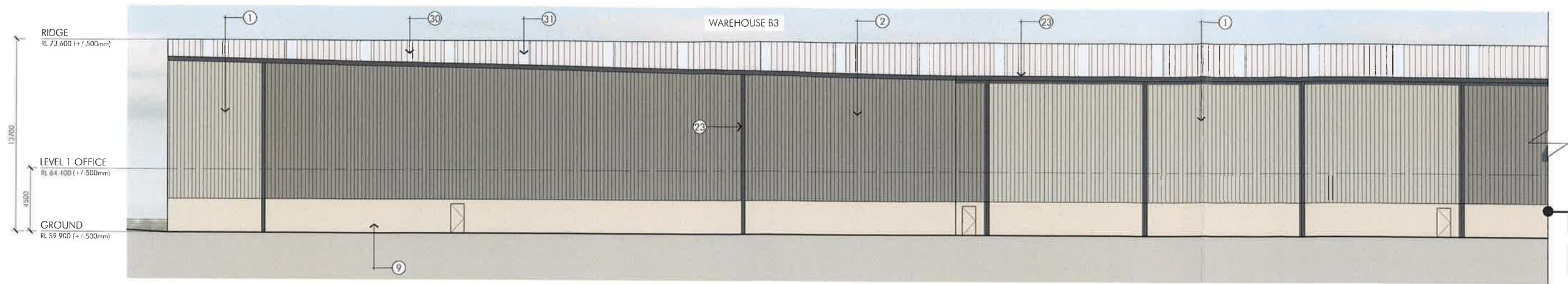
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Sheet No. 14 of 28



LEVEL 1 OFFICE
RL 64.400 (+/-500mm)
4500
13700
RIDGE
RL 73.600 (+/-500mm)





WEST ELEVATION - WAREHOUSE B1, B2 & B3
Scale 1:300

1 PROFILED METAL SHEETING 'SHALE GREY'	5 CUSTOM ORB METAL SHEETING 'MONUMENT'	9 PAINTED PRECAST CONCRETE 'BOGART'	13 COMPOSITE ALUMINIUM CLADDING 'LIGHT GREY'	17 COMPOSITE ALUMINIUM CLADDING 'BEIGE'	21 OFFICE WINDOW GLAZING - WHITE (SPANDREL)	25 ALUMINIUM SUNSHADES	29 DANPALON POLYCARBONATE OPAQUE SHEETING - ICE
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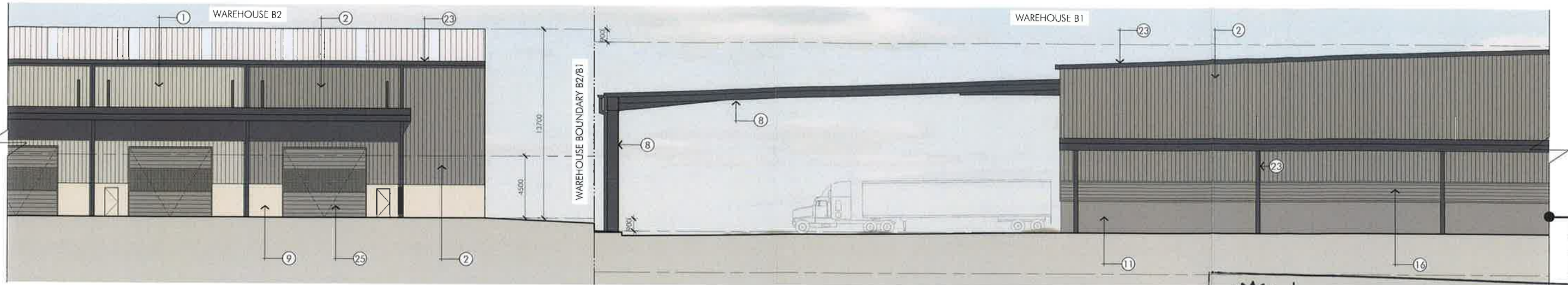
No. 1 granted on the 16 June 2016

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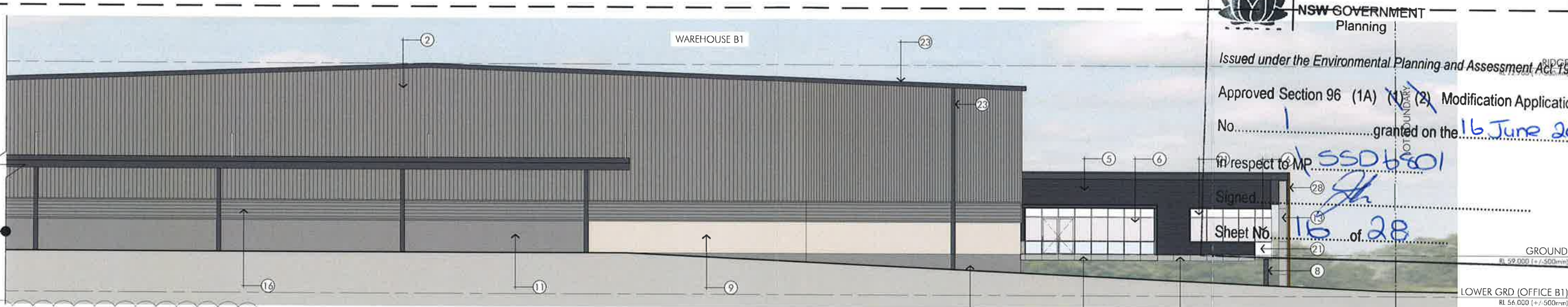
Sheet No. 16 of 28

RIDGE

GROUND

RL 59.000 (+/-500mm)

LOWER GRD (OFFICE B1)
RL 56.000 (+/-500mm)



WEST ELEVATION - WAREHOUSE B1, B2 & B3
Scale 1:300



NORTH ELEVATION - WAREHOUSE B1
Scale 1:300

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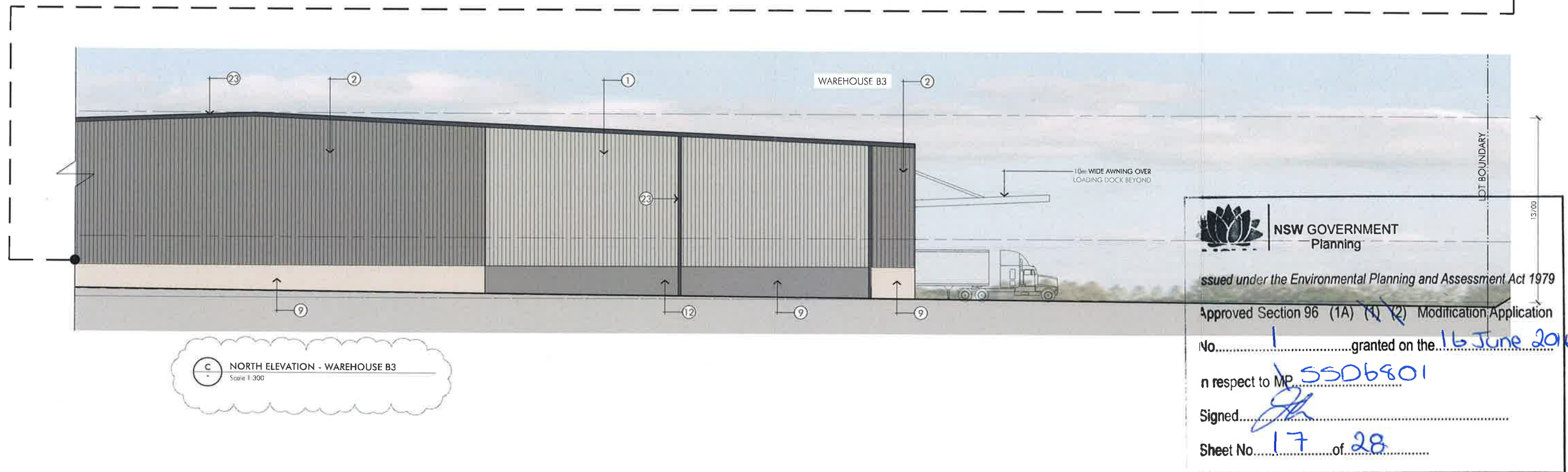
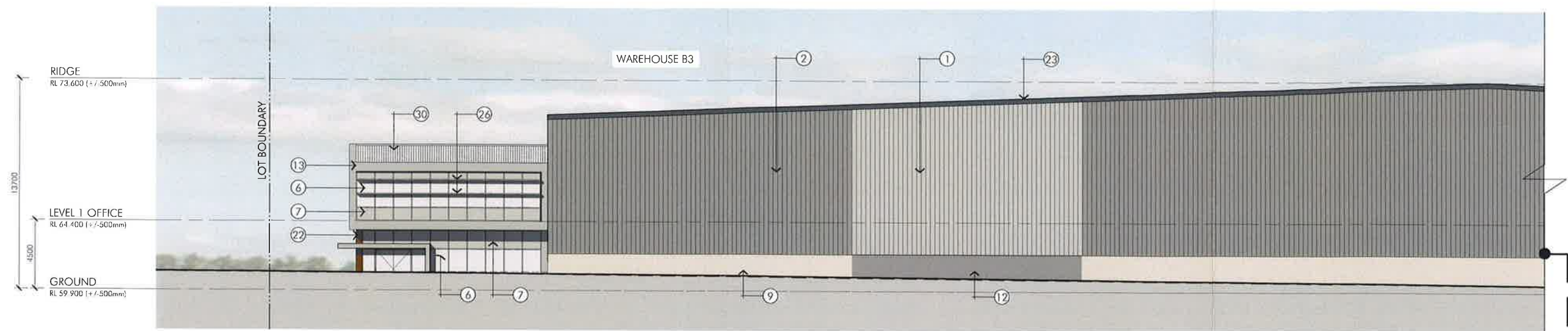
QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Developable Lot B Coloured Elevations_Sheet 4
Scale 1:300@A3 April 2016 3966_MP-026_4[B]



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C NORTH ELEVATION - WAREHOUSE B3
Scale 1:300

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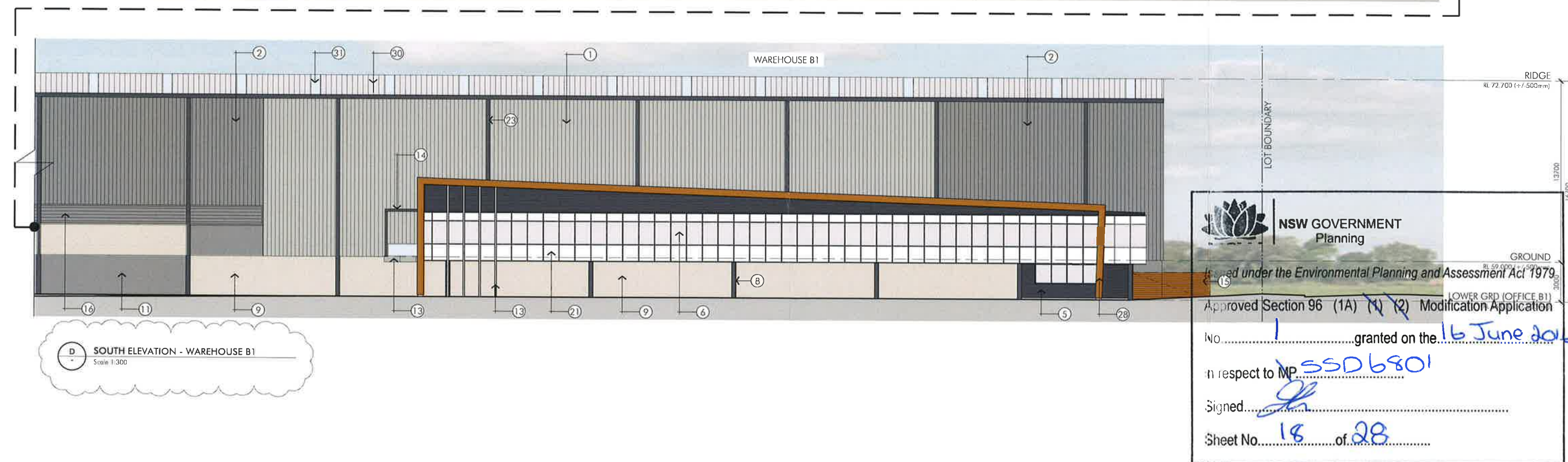
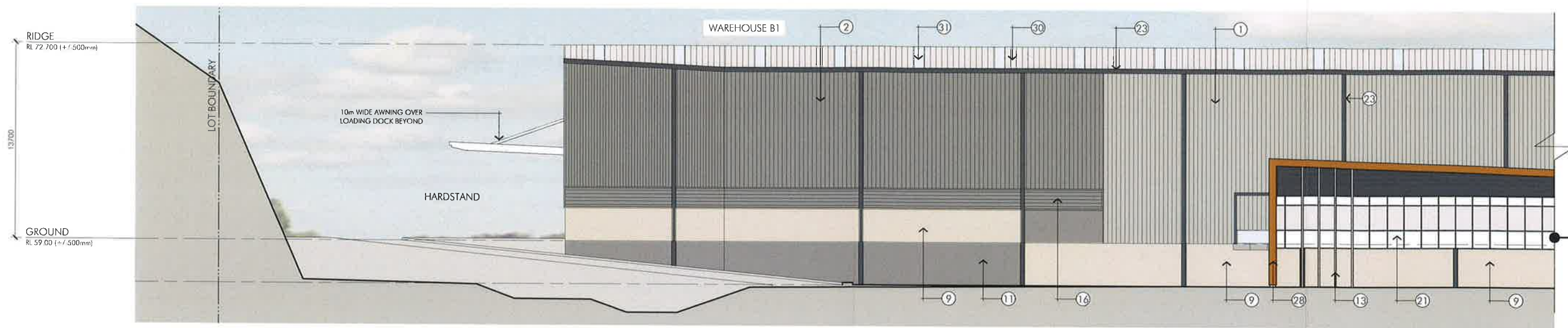
In respect to MP SSD6801

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Sheet No. 17 of 28

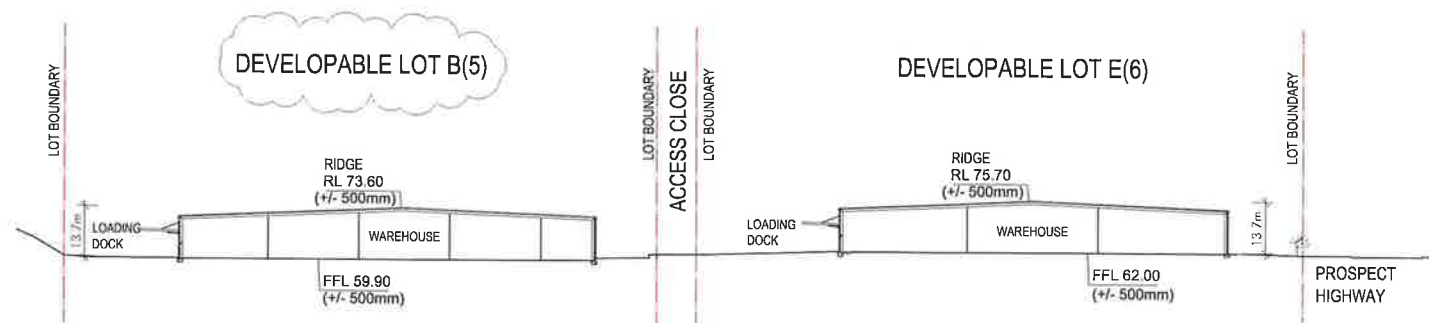
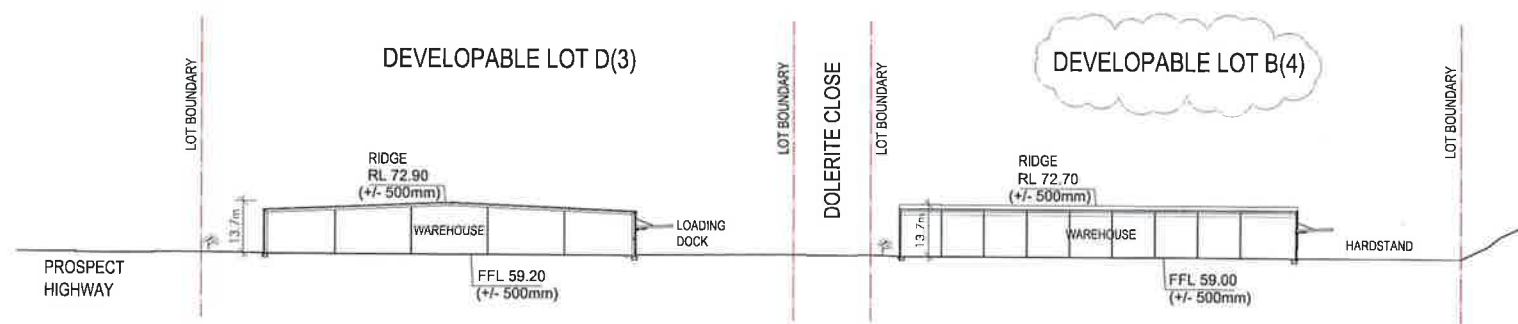
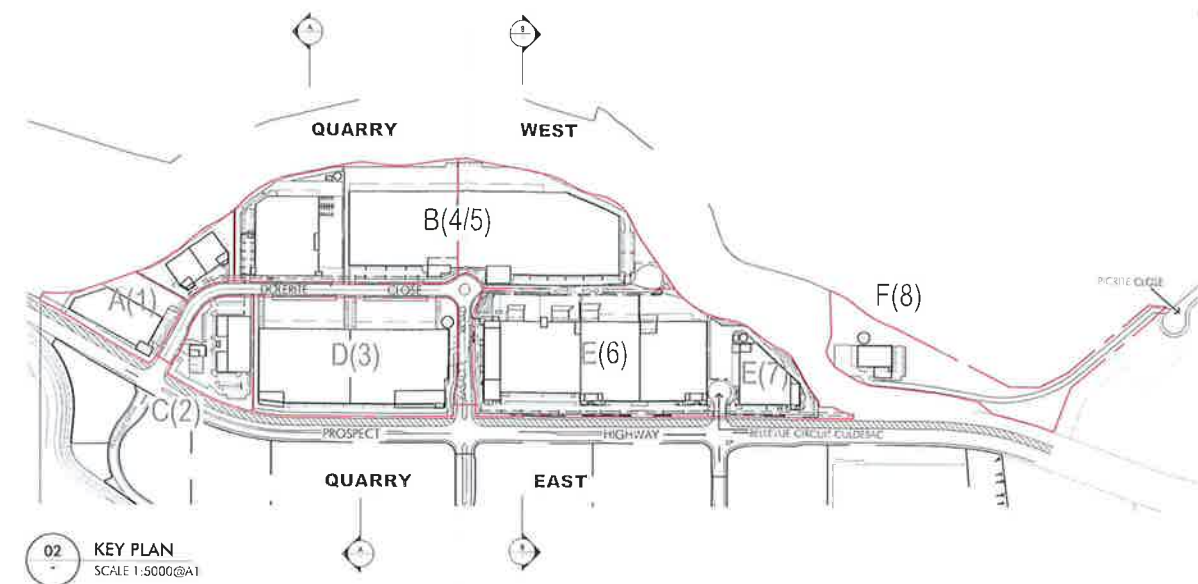
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④ CUSTOM ORB METAL SHEETING 'SHALE GREY'	⑧ PAINTED STRUCTURAL STEEL COLUMNS & BEAMS 'MONUMENT'	⑫ PAINTED PRECAST CONCRETE 'MONUMENT'	⑯ POWDERCOAT ALUMINIUM LOUVRES 'WINDSPRAY'	㉚ COMPOSITE PANELLING - KINGSPAN 'FACADE'	㉔ POWDERCOATED ROLLER DOORS 'SHALE GREY'	㉖ GLULAM TIMBER BEAMS 'BURNED RED'	

ISSUED FOR MODIFICATION TO DA



1	PROFILLED METAL SHEETING 'SHALE GREY'	5	CUSTOM ORB METAL SHEETING 'MONUMENT'	9	PAINTED PRECAST CONCRETE 'BOGART'	13	COMPOSITE ALUMINIUM CLADDING 'LIGHT GREY'	17	COMPOSITE ALUMINIUM CLADDING 'BEIGE'	21	OFFICE WINDOW GLAZING - WHITE (SPANDREL)	25	POWDERCOATED ROLLER DOORS 'WINDSPRAY'	29	DANPALON POLYCARBONATE OPAQUE SHEETING - ICE
2	PROFILLED METAL SHEETING 'WINDSPRAY'	6	OFFICE WINDOW GLAZING - EVANTAGE GREY (VISION)	10	PAINTED PRECAST CONCRETE 'SHALE GREY'	14	COMPOSITE ALUMINIUM CLADDING 'ANTHRACITE GREY'	18	COMPOSITE ALUMINIUM CLADDING 'ORANGE'	22	TIMBER CLADDING - BLACKBUTT	26	ALUMINIUM SUNSHADES	30	PROFILLED ROOF SHEETING
3	PROFILLED METAL SHEETING 'WOODLAND GREY'	7	OFFICE WINDOW GLAZING - WOODLAND GREY (SPANDREL)	11	PAINTED PRECAST CONCRETE 'WINDSPRAY'	15	SMART-SLAT SCREEN 'WOODGRAIN OAK'	19	COMPOSITE PANNELLING - KINGSPAN 'SILVER CITY'	23	GUTTERS, CAPPINGS & DOWNPIPES 'MONUMENT'	27	VERTICAL TIMBER SUNSHADES	31	PROFILLED CLEARLITE SHEETING
4	CUSTOM ORB METAL SHEETING 'SHALE GREY'	8	PAINTED STRUCTURAL STEEL COLUMNS & BEAMS 'MONUMENT'	12	PAINTED PRECAST CONCRETE 'MONUMENT'	16	POWDERCOAT ALUMINIUM LOUVRES 'WINDSPRAY'	20	COMPOSITE PANNELLING - KINGSPAN 'FACADE'	24	POWDERCOATED ROLLER DOORS 'SHALE GREY'	28	GLULAM TIMBER BEAMS 'BURNT RED'		

ISSUED FOR MODIFICATION TO DA



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Planning

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Approved Section 96 (1A) ☒ (1) ☒ (2) Modification Application
No. 1 granted on the 16 June 2016
in respect to MP SSD6801
Signed [Signature]
Sheet No. 19 of 28

ISSUED FOR MODIFICATION TO DA

quarry
at Greystanes

QUARRY WEST MASTERPLAN
GREYSTANES ESTATE

Masterplan Sections

Scale 1:1000@A1

April 2016

3966_MP-031[D]

 **nettletontribe**

DEXUS
PROPERTY GROUP



NSW GOVERNMENT
Planning

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in respect to MP SS06801

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Sheet No. 20 of 28

QUARRY - WEST

Dolerite Close

Access Road

Reconciliation Road

Precinct F

QUARRY - EAST

PROPOSED LANDSCAPE MASTERPLAN

The Quarry West development proposes to build on the character of the neighbouring development of Quarry East, but with it's own identity and framework of landscape to integrate with the signage & fencing.

Fencing & Signage will be carried out as per the approved strategies.

A strong streetscape structure with tree planting and native grasses & groundcover planting is proposed (Refer to drawing LA03 for details).

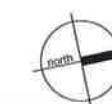
It is proposed to retain as much existing vegetation to precinct F as practical.

PROPOSED LANDSCAPE MASTERPLAN



SITE IMAGE
Landscape Architects

DEXUS QUARRY WEST
RECONCILIATION ROAD, PEMULWUY



Client: Dexus Wholesale Management
Trustee for DEXUS West Sydney
Site Image Job Number: SS14-2875
Scale: NTS

Drawing Number:
Issue:
Date:

LA02
H
03 May 2016

Primary Streetscape



Melaleuca decora

Secondary Streetscape



Elaeocarpus reticulatus

Reconciliation Road



Backhousia myrtifolia

Internal Landscape



Elaeocarpus reticulatus



Eucalyptus leucoxylon

Perimeter Landscape



Melaleuca staphelioides

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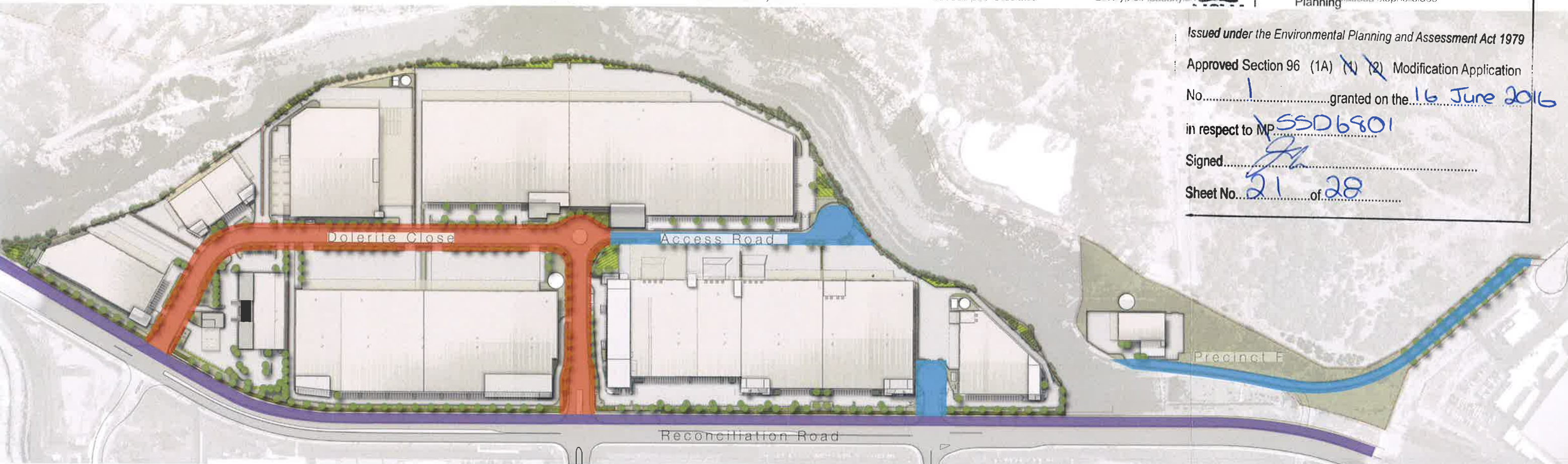
Approved Section 96 (1A) ☒ (1) ☒ Modification Application

No. 1 granted on the 16 June 2016

in respect to MP SSD6801

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Sheet No. 21 of 28



KEY



Reconciliation Road Dedication Zone (Restricted Planting)



Primary Streetscape Treatment



Secondary Streetscape Treatment

Primary Streetscape

Tree planting is proposed to create a streetscape character to the Primary roads of Dolente Close and Basalt Road..

Tree planting is proposed within the precinct boundary, but outside the fence line:

- *Melaleuca decora*: 10-12 x 3m

Secondary Streetscape

Small scale tree planting is proposed to create shade, screening and visual interest:

- *Elaeocarpus reticulatus*: 8-10 x 5m

Reconciliation Road

Tree planting within the precinct boundary, is proposed to use small form tree planting as a green corridor to Reconciliation Road:

- *Backhousia myrtifolia* 6 x 5m

Internal Landscape

Tree planting within the precinct boundary, proposed to be small scale native tree planting with strong visual interest:

- *Backhousia myrtifolia* 6 x 5m
- *Elaeocarpus reticulatus*: 12 x 5m
- *Eucalyptus leucoxylon* 'Rosea': 5-10m h
- *Tristaniopsis laurina*: 10m h

Perimeter Landscape

Tree planting within the precinct boundary, to form a buffer area to the edge of the development using small scale planting stock of a mix of species including:

- *Acacia parramattensis*: 10 x 6m
- *Melaleuca decora*: 6-10m x 3m
- *Melaleuca staphelioides*: 6-10 x 3m

Precinct F

The steepness of the site and access road limits the proposed structure tree planting here to small native tree planting with a visual interest:

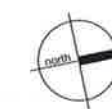
- *Melaleuca staphelioides*: 6-10 x 3m

STREETSCAPE CHARACTER ZONES



SITE IMAGE
Landscape Architects

DEXUS QUARRY WEST
RECONCILIATION ROAD, PEMULWUY



Client: Dexus Wholesale Management
Trustee for Dexus West Suburban
Site Image Job Number: SS14-2875
Scale: NTS

Drawing Number:
Issue:
Date:

JACS
H
03 May 2016

LEGEND

- Boundary Tree Planting
- Tree Planting
- Mown Lawn
- Shrub/Native Grasses
- BS Bus Stop
- Planting to Bio retention Basin
- Fire Trail Surfacing

NOTES

1. Refer to LA09 for fencing masterplan
2. Refer to LA11 for signage masterplan

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PROPOSED LANDSCAPE MASTERPLAN AREA 1



LEGEND

- Boundary Tree Planting
- Tree Planting
- Mown Lawn
- Shrub/Native Grasses
- BS Bus Stop
- Planting to Bio retention Basin
- Fire Trail Surfacing

NOTES

- Refer to MP 1 for fencing masterplan
- Refer to MP 2 for landscape masterplan

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in respect to MP SSD6801

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PROPOSED LANDSCAPE MASTERPLAN AREA 2



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No. 1 granted on the 16 June 2016

in respect to MP SSD6801

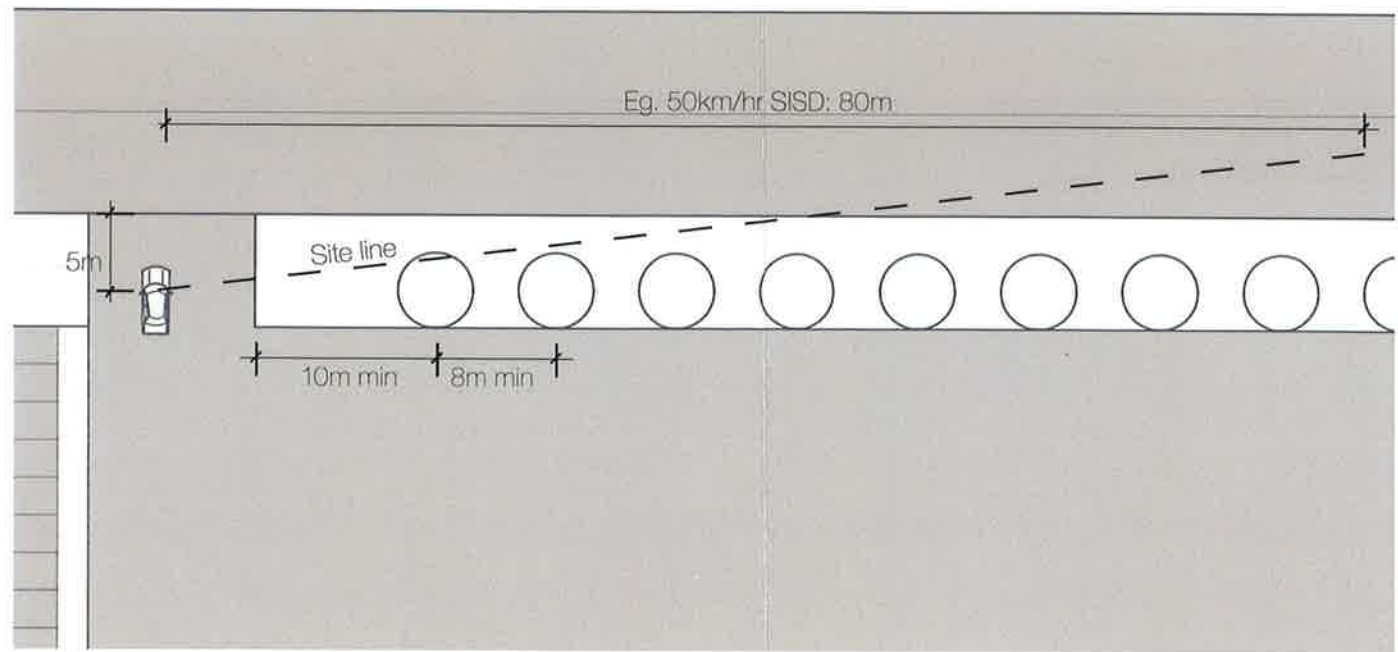
Signed [Signature]

Sheet No. 24 of 28

- KEY
- Truck Entry and Exit
- Vehicular Access

TRUCK AND VEHICULAR ACCESS ANALYSIS

Truck and vehicle access points will determine street tree setout to some extent. Refer inset A for typical guidelines.

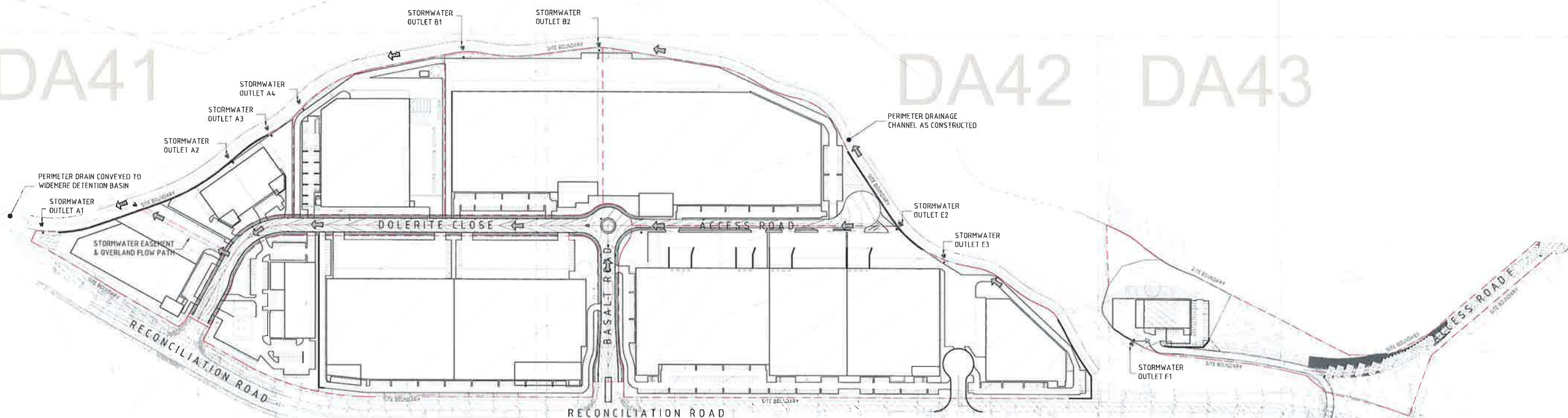


Inset A: Street tree setout in relation to truck access

DA41

DA42

DA43

SITE MASTERPLAN
SCALE 1:1500

LEGEND:

LEVELS DATUM IS AHD

EXISTING SITE LEVELS AND DETAILS BASED ON SURVEY
INFORMATION PROVIDED BY LAND PARTNERS DATED 11.05.14

- SGGP, SINGLE GRATED GULLY PIT
- SJP, SEALED JUNCTION PIT
- KIP, KERB INLET PIT
- DRAINAGE LINE
- FINISHED PAVEMENT CONTOUR (MAJOR)
0.5m INTERVALS
- FINISHED PAVEMENT CONTOUR (MINOR)
0.1m INTERVALS

WATER QUALITY NOTE:

ALL DEVELOPMENT SITES TO PROVIDE AN END-OF-LINE GROSS POLLUTANT TRAP
PRIOR TO CONNECTION TO ESTATE INFRASTRUCTURE SYSTEM OR TO PERIMETER
DRAINAGE CHANNELS.NSW GOVERNMENT
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in respect to MP 5506801

Signed.....

Sheet No. 25 of 28

FOR S96 MODIFICATION

15m 0 15 30 45 60 75 90 105 120 135 150m
SCALE 1:1500 AT A0 SHEET SIZE

DESIGNED FOR S96 MODIFICATION	29.06.16	F	ARCHITECT	CLIENT	PROJECT	QUARRY WEST RECONCILIATION DRIVE PEMULWUY, NSW	COSTIN ROE CONSULTING	Costin Roe Consulting Pty Ltd. Consulting Engineers Level 1, 8 Windmill Street Wahro Bay, Sydney NSW 2000 Tel: (02) 2611-1600 Fax: (02) 9211-2021 email: mail@costinroe.com.au	C010529.34-DA40	F
ISSUED FOR S96 MODIFICATION	27.04.15	E								
ISSUED FOR DEVELOPMENT APPLICATION	01.01.15	D								
ISSUED FOR DEVELOPMENT APPLICATION	20.03.10	C								
ISSUED FOR DEVELOPMENT APPLICATION	11.12.10	B								
ISSUED FOR REVIEW	28.11.14	A								
APPENDIXES	DATE	ISSUE	APPENDICES	DATE	ISSUE					

PIT SCHEDULE

PIT No	GRATE RL	TYPE	SIZE (LxB)	COMMENT
P1-1	55.00	SJP	900x900	
P2-1	59.15	KIP	900x600	2400 LINTEL
P2-2	59.15	KIP	900x900	2400 LINTEL
P2-3	58.55	KIP	900x900	2400 LINTEL
P2-4	57.90	KIP	900x1200	2400 LINTEL
P2-5	57.30	KIP	900x1200	2400 LINTEL
P2-6	56.70	KIP	900x1200	2400 LINTEL
P2-7	56.40	KIP	900x1200	2400 LINTEL
P2-8	56.10	KIP	1200x1500	2400 LINTEL
P2-9	58.55	KIP	900x900	2400 LINTEL
P2-10	57.90	KIP	900x600	2400 LINTEL
P2-11	57.30	KIP	900x900	2400 LINTEL
P2-12	56.10	KIP	900x900	2400 LINTEL
P2-13	56.30	KIP	900x600	2400 LINTEL
P2-14	56.40	KIP	900x600	2400 LINTEL
P2-15	56.70	KIP	900x600	2400 LINTEL
P3-1	58.50	SJP	900x900	
P4-1	59.60	KIP	900x600	2400 LINTEL
P4-2	59.60	KIP	900x600	2400 LINTEL
P4-3	59.90	KIP	900x900	2400 LINTEL
P4-4	60.15	KIP	900x900	2400 LINTEL
P4-5	59.90	SJP	1200x1200	
P4-6	59.00	SJP	1200x1200	
P4-7	59.90	KIP	900x600	2400 LINTEL
P4-8	60.15	KIP	900x600	2400 LINTEL
P4-9	61.45	KIP	900x600	1800 LINTEL
P4-10	61.13	KIP	900x600	1800 LINTEL
P4-11	60.70	KIP	900x600	1800 LINTEL
P4-12	60.30	KIP	900x1200	1800 LINTEL
P4-13	60.50	SJP	900x900	
P5-1	61.50	SJP	900x900	
P6-1	62.20	SJP	900x900	
P7-1	56.60	SJP	900x900	
P8-1	56.00	SJP	900x900	
P9-1	71.80	KIP	900x600	1800 LINTEL
P9-2	70.15	KIP	900x600	1800 LINTEL
P9-3	68.50	KIP	900x600	1800 LINTEL
P10-1	91.00	SJP	900x900	
P11-1	56.30	SJP	900x900	

STORMWATER DRAINAGE NOTES:

- ALL STORMWATER WORKS TO BE COMPLETED IN ACCORDANCE WITH AUSTRALIAN STANDARD AS3500.3:2003 PLUMBING AND DRAINAGE, PART 3 STORMWATER DRAINAGE.
- THE MINOR (PIPED) SYSTEM HAS BEEN DESIGNED FOR THE 1 IN 20 YEAR ARI STORM EVENT AND THE MAJOR (OVERLAND) SYSTEM HAS BEEN DESIGNED FOR THE 1 IN 100 YEAR ARI STORM EVENT.
- ALL FINISHED PAVEMENT LEVELS SHALL BE AS INDICATED ON FINISHED LEVELS PLANS (L1-L4).
- PIT SIZES SHALL BE AS INDICATED IN THE SCHEDULE WHILE PIPE SIZES AND DETAILS ARE PROVIDED ON PLAN.
- EXISTING STORMWATER PIT LOCATIONS AND INVERT LEVELS TO BE CONFIRMED BY SURVEY PRIOR TO COMMENCING WORKS ON SITE.
- ALL STORMWATER PIPES Ø375 OR GREATER SHALL BE CLASS 2 REINFORCED CONCRETE WITH RUBBER RING JOINTS UNLESS NOTED OTHERWISE.
- ALL PIPES UP TO AND INCLUDING Ø300 TO BE uPVC GRADE SN8 UNO.
- PIPE CLASS NOMINATED ARE FOR IN-SERVICE LOADING CONDITIONS ONLY. CONTRACTOR IS TO MAKE ANY NECESSARY ADJUSTMENTS REQUIRED FOR CONSTRUCTION CONDITIONS.
- ALL CONCRETE PITS GREATER THAN 1000mm DEEP SHALL BE REINFORCED USING H12-200 EACH WAY CENTERED IN WALL AND BASE. LAP MINIMUM 300mm WHERE REQUIRED. ALL CONCRETE FOR PITS SHALL BE F_{ck} 25 MPa. PRECAST PITS MAY BE USED WITH THE APPROVAL OF THE ENGINEER.
- IN ADDITION TO ITEM 6 ABOVE, ALL CONCRETE PITS GREATER THAN 3000mm DEEP SHALL HAVE WALLS AND BASE THICKNESS INCREASED TO 200mm.
- PIPES SHALL BE LAID AS PER PIPE LAYING DETAILS. PARTICULAR CARE SHALL BE TAKEN TO ENSURE THAT THE PIPE IS FULLY AND EVENLY SUPPORTED. RAM AND PACK FILLING AROUND AND UNDER BACK OF PIPES AND PIPE FAUCETS, WITH NARROW EDGED RAMMERS OR OTHER SUITABLE TAMPING DETAILS.
- WHERE PIPE LINES ENTER PITS, PROVIDE 2m LENGTH OF STOCKING WRAPPED SLOTTED Ø100 uPVC TO EACH SIDE OF PIPE.
- ALL SUBSOIL DRAINAGE LINES SHALL BE Ø100 SLOTTED uPVC WITH APPROVED FILTER WRAP LAID IN 300mm WIDE GRANULAR FILTER UNLESS NOTED OTHERWISE. LAY SUBSOIL LINES TO MATCH FALLS OF LAND AND/OR 1 IN 200 MINIMUM. PROVIDE CAPPED CLEANING EYE (RODDING POINT) AT UPSTREAM END OF LINE AND AT 30m MAX. CTS. PROVIDE SUBSOIL LINES TO ALL PAVEMENT/ LANDSCAPED INTERFACES, TO REAR OF RETAINING WALLS (AS NOMINATED BY STRUCTURAL ENGINEER) AND AS SHOWN ON PLAN.
- ALL PIPE GRADES 1 IN 100 MINIMUM UNO.
- PROVIDE STEP IRONS IN PITS DEEPER THAN 1000mm.
- MIN. 600 COVER TO PIPE OBVERT BENEATH ROADS & MIN. 400 COVER BENEATH LANDSCAPED AND PEDESTRIAN AREAS.
- PIT COVERS IN TRAFFICABLE PAVEMENT SHALL BE CLASS D 'HEAVY DUTY', THOSE LOCATED IN NON-TRAFFICABLE AREAS SHALL BE CLASS B 'MEDIUM DUTY' UNO.
- PROVIDE CLEANING EYES (RODDING POINTS) TO PIPES AT ALL CORNERS AND T-JUNCTIONS WHERE NO PITS ARE PRESENT.
- PIPE LENGTHS NOMINATED ON PLAN OR LONGSECTIONS ARE MEASURED FROM CENTER OF PITS TO THE NEAREST 0.5m AND DO NOT REPRESENT ACTUAL LENGTH. THE CONTRACTOR IS TO ALLOW FOR THIS.

FINISHED LEVELS PLAN NOTES:

- LEVELS DATUM IS AHD.
- ALL CONTOUR LINES & SPOT LEVELS INDICATE FINISHED PAVEMENT LEVELS UNO ON PLAN.
- THE MAJOR CONTOUR INTERVAL IS 0.5m.
- THE MINOR CONTOUR INTERVAL IS 0.1m.
- MINIMUM PAVEMENT GRADE IS TO BE 1:100 (1%).
- MAXIMUM PAVEMENT GRADE IS TO BE 1:20 (5%) IN CARPARKING AREAS AND 1:25 (4%) ELSEWHERE.
- MAXIMUM RAMP GRADES ARE TO BE 1:12 (8.3%) UNO ON PLAN.
- PROVIDE MINIMUM 3.0m LONG TRANSITION WHERE CHANGES GRADE EXCEED 1:20 (5%).
- PERMANENT BATTER SLOPES ARE TO HAVE A MAXIMUM GRADE OF 1V:3H.
- ALL BATTER SLOPE WITH GRADES AT OR EXCEEDING 1V:6H ARE TO BE TURPED IMMEDIATELY OR APPROPRIATE EROSION CONTROL IS TO BE PROVIDED TO THE SATISFACTION OF THE ENGINEER.
- ALL FOOTPATHS ARE TO FALL AWAY FROM THE BOUNDARY AT 2.5% NOMINAL GRADE.

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No. 1 granted on the 16 June 2016

in respect to MP 0506801

Signed: [Signature]

Sheet No. 26 of 28

LEGEND:
LEVELS DATUM IS AHD

EXISTING SITE LEVELS AND DETAILS BASED ON SURVEY INFORMATION PROVIDED BY LAND PARTNERS SURVEYORS REF# SY073411001-SV1 DATED 10.10.14 AND LAND PARTNERS SURVEYORS REF# SY073063 021 DATED 21.02.14 AND QUARRY WEST ESTATE EARTHWORKS DESIGN LEVELS BY COSTIN ROE CONSULTING

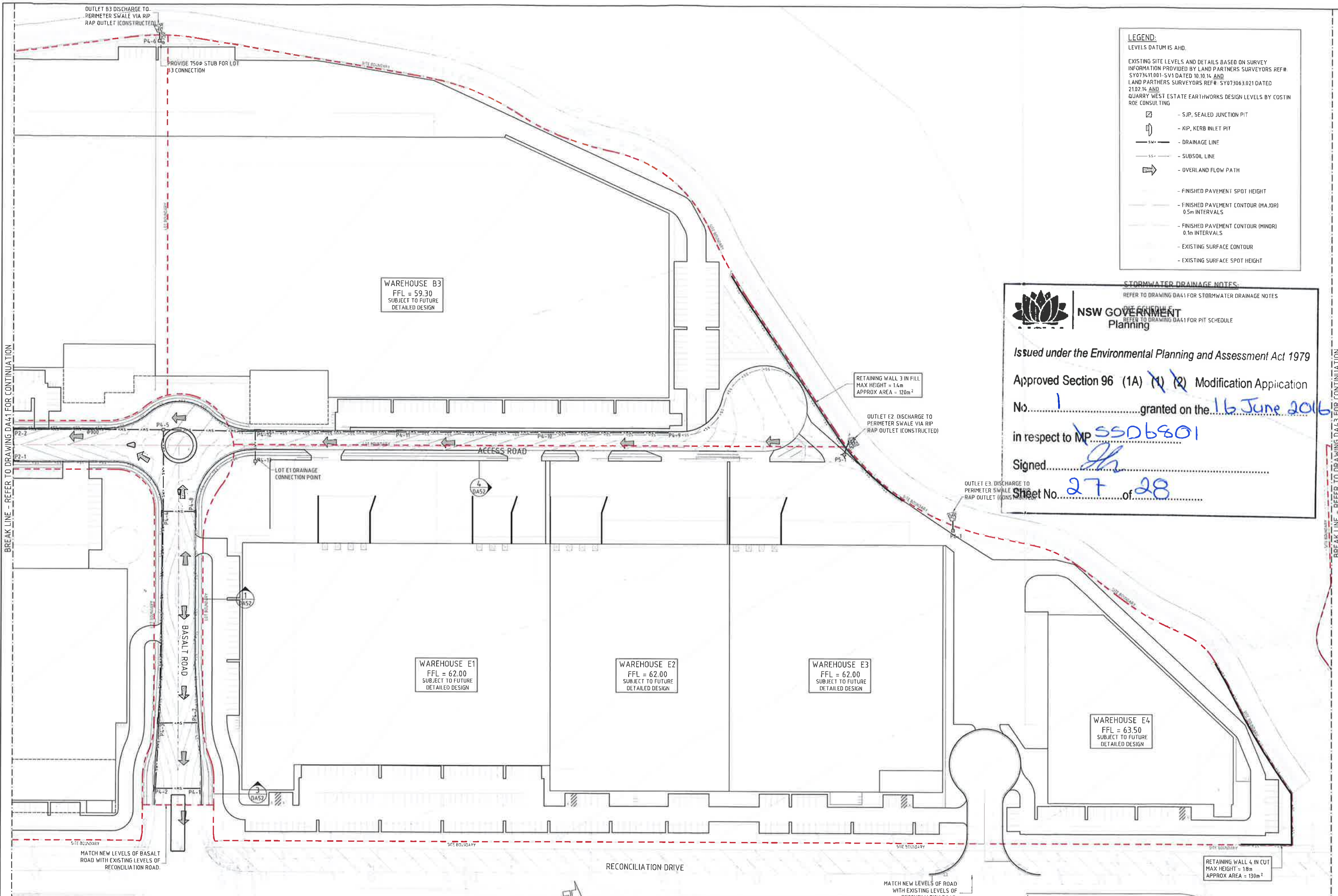
— SJP, SEALED JUNCTION PIT
— KIP, KERB INLET PIT
— DRAINAGE LINE
— SUBSOIL LINE
— OVERLAND FLOW PATH

— FINISHED PAVEMENT SPOT HEIGHT
— FINISHED PAVEMENT CONTOUR (MAJOR) 0.5m INTERVALS
— FINISHED PAVEMENT CONTOUR (MINOR) 0.1m INTERVALS
— EXISTING SURFACE CONTOUR
— EXISTING SURFACE SPOT HEIGHT

FOR S96 MODIFICATION

CIVIL WORKS PLAN - SHEET 1
SCALE 1:500DEXUS
PROPERTY GROUPPROJECT
QUARRY WEST
RECONCILIATION DRIVE
PEMULWY, NSWCostinRoe Consulting Pty Ltd.
Consulting Engineers
Level 1, 8 Windmill Street
Pahia Bay, Sydney NSW 2000
Tel: (02) 9201 9999 Fax: (02) 9201 2711
email: info@costinroe.com.auCostinRoe Consulting
Value in Engineering and ManagementDRAWING TITLE
CIVIL WORKS PLAN
SHEET 1DRAWING NO.
C010529.34-DA41PAGE
15m 0 10 20 30 40 50m
SCALE 1:500 AT A0 SHEET SIZE

BREAK LINE - REFER TO DRAWING DA42 FOR CONTINUATION



LEGEND:
LEVELS DATUM IS AHD.

EXISTING SITE LEVELS AND DETAILS BASED ON SURVEY INFORMATION PROVIDED BY LAND PARTNERS SURVEYORS REF# SY073411001-SV1 DATED 10.10.14 AND LAND PARTNERS SURVEYORS REF# SY073063.021 DATED 21.02.14 AND QUARRY WEST ESTATE EARTHWORKS DESIGN LEVELS BY COSTIN ROE CONSULTING

- SJP, SEALED JUNCTION PIT
- KIP, KERB INLET PIT
- DRAINAGE LINE
- SUBSOIL LINE
- OVERLAND FLOW PATH
- FINISHED PAVEMENT SPOT HEIGHT
- FINISHED PAVEMENT CONTOUR (MAJOR) 0.5m INTERVALS
- FINISHED PAVEMENT CONTOUR (MINOR) 0.1m INTERVALS
- EXISTING SURFACE CONTOUR
- EXISTING SURFACE SPOT HEIGHT

STORMWATER DRAINAGE NOTES:
REFER TO DRAWING DA41 FOR STORMWATER DRAINAGE NOTES

PIT SCHEDULE
REFER TO DRAWING DA41 FOR PIT SCHEDULE

NSW GOVERNMENT Planning

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No. 1 granted on the 16 June 2016

in respect to MP SS06801

Signed [Signature]

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BREAK LINE - REFER TO DRAWING DA41 FOR CONTINUATION

BREAK LINE - REFER TO DRAWING DA43 FOR CONTINUATION

FOR S96 MODIFICATION



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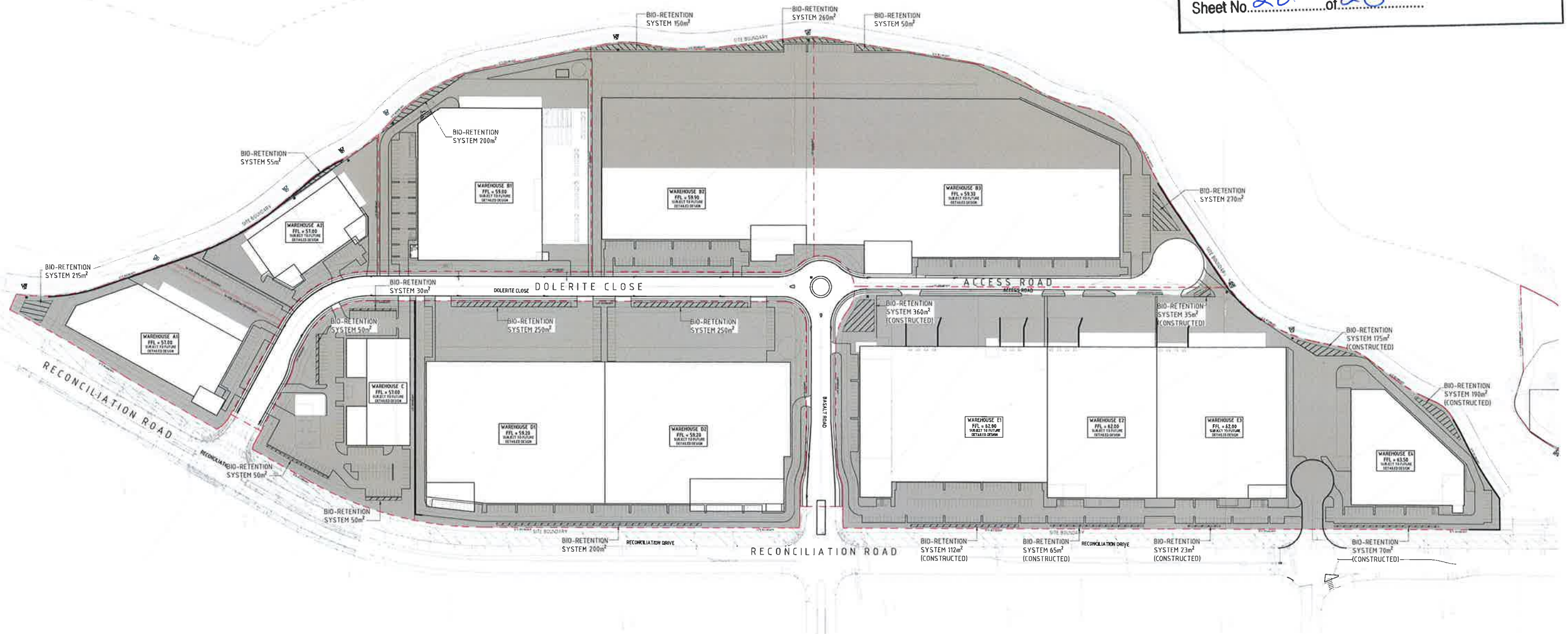
Approved Section 96 (1A) (1) (2) Modification Application

No. 1 granted on the 16 June 2016

in respect to MP 550 6801

Signed [Signature]

Sheet No. 28 of 28



WATER QUALITY STRATEGY NOTES:

- WATER QUALITY STRATEGY HAS BEEN COMPLETED IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED STORMWATER MANAGEMENT STRATEGY COMPLETED BY GHD DURING 2009. THE APPROVED STRATEGY INVOLVED TREATMENT OF A 11.30ha CATCHMENT VIA BIO RETENTION BASINS OR SWALES.
- THE PROPOSED STRATEGY TREATS 11.32ha VIA BIO RETENTION BASINS OR SWALES INTERSPERSED THROUGHOUT THE DEVELOPMENT FOOTPRINT.
- FINAL DETAILS & EXACT LOCATION OF BIO RETENTION SYSTEMS IN INDIVIDUAL DEVELOPMENT LOTS WILL BE SUBJECT TO SEPARATE FUTURE DEVELOPMENT APPLICATIONS.
- THIS DRAWING TO BE READ IN CONJUNCTION WITH THE ENGINEERING REPORT C010529-22-02a.rpt BY COSTIN ROE CONSULTING PTY LTD.

NOTE:

BIO RETENTION CONFIGURATIONS SHOWN ARE INDICATIVE ONLY AND NOT DRAWN TO SCALE. REFERENCE IS TO BE MADE TO TEXT CALL UP FOR BIO RETENTION AREAS. CAD LINEWORK IS NOT TO BE USED FOR DETAILED CONFIGURATIONS.



STORMWATER MANAGEMENT/WATER QUALITY STRATEGY
SCALE 1:1000

LEGEND:

- HATCHED AREA DENOTES CATCHMENT TO BE CONVEYED TO BIO RETENTION SYSTEMS FOR TREATMENT

10m 0 10 20 30 40 50 60 70 80 90 100m
SCALE 1:1000 AT A0 SHEET SIZE

FOR S96 MODIFICATION

ISSUED FOR DEVELOPMENT APPLICATION	21.03.15	E	ISSUED FOR S96 MODIFICATION	28.05.16	E		PROJECT		CLIENT		PROJ-001	QUARRY WEST RECONCILIATION DRIVE PEMULWUY, NSW		Costin Roe Consulting Pty Ltd. Consulting Engineers Level 1, 8 Macquarie Street Wahib Bay, Sydney NSW 2000 Tel: (02) 8261-7699 Fax: (02) 9281-3921 email: mail@costinroe.com.au		DRAWING TITLE	STORMWATER MANAGEMENT / WATER QUALITY STRATEGY												
ISSUED FOR DEVELOPMENT APPLICATION	21.03.15	E		28.03.15	E																								
BIO-RETENTION AREAS REVISED	16.03.15	Q		15.12.15	Q																								
REVISED AS LOADED	15.12.15	Q		11.12.15	Q																								
ISSUED FOR DEVELOPMENT APPLICATION	11.12.15	Q		10.12.15	E																								
ISSUED FOR REVIEW	10.12.15	E	ISSUED FOR S96 MODIFICATION	28.05.16	E		PROJECT		CLIENT		PROJ-001	QUARRY WEST RECONCILIATION DRIVE PEMULWUY, NSW		Costin Roe Consulting Pty Ltd. Consulting Engineers Level 1, 8 Macquarie Street Wahib Bay, Sydney NSW 2000 Tel: (02) 8261-7699 Fax: (02) 9281-3921 email: mail@costinroe.com.au		DRAWING TITLE	STORMWATER MANAGEMENT / WATER QUALITY STRATEGY												
AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	ISSUE													AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	ISSUE

CostinRoe Consulting
Value in Engineering and Management

C010529.34-DA46