



B
D.P. 158690

A
D.P. 158690

SINGLE STOREY
TIMBER DWELLING
METAL ROOF

PROJECTED SHADOW DIAGRAM

21ST JUNE 9:00AM

REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION
							APPROVED				
							STANDARD				
							CHECKED				
							DESIGNED				
							DATE		2021-10-14		
							SCALE		1:250 @ A3		

PROJECT	46 GEORGE ST, MUDDJEE
DRAWING TITLE	SHADOW DIAGRAM
CLIENT	
DRAWING NUMBER	A05
JOB NUMBER	



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Modular homes **Wise Move**
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Fax: +61 3 9888 4761
info@amoveo.com.au
www.amoveo.com.au

BASIX Project Commitments

BASIX Number: 1258954M_02

Proposed: Multi Dwelling
 Address: 46 Georges Street, Mudgee
 Lot No / DP: 9/37649

Water

Specification

Shower head rating 3 star (> 7.5 but <= 9 L/min)
 Toilet rating 3 star
 Kitchen taps rating 3 star
 Bathroom taps rating 3 star

Alternative water details

Rainwater tank size Unit 1 & 2 2800L
 Rainwater tank size Unit 3 1900L
 Connected to: Garden and lawn areas No
 All toilets Yes
 Laundry No

Thermal Comfort

Accreditation Number: HERA 10056

NATHERS Number: 6802210

External walls

Requirements

Metal clad

Dark colour R2.0

Bulk + Anti-glare foil

Internal walls

Cavity wall, direct fix plasterboard

No insulation

Ceiling

External ceiling - Plasterboard

R2.0 Bulk insulation

Roof

Corrugated Iron Light Colour (solar absorptance < 0.475)

R1.8 Bulk + Reflective side down, No air gap above (Anticon 75, 80mm)

Floors

Suspended AAC

No insulation

Windows

Aluminium frame ALM-001-01

Single Clear glazing with U-value 6.70 and SHGC 0.57 for Group A windows (awning, bifold, casement and tilt 'n' turn type windows/doors)

Aluminium frame ALM-002-01 Single Clear glazing with U-value 6.7 and SHGC 0.7 for Group B windows (double hung, fixed, louves and sliding type windows/doors)

Downlights

Downlight Covers

Approved fireproof downlight covers must be installed to all downlights in ceilings where insulation is installed.

Lighting specification

Dwelling is rated without downlight

Adjoining units calculated into model calculations

Overshadowing details

Site

Orientation of nominal north elevation

As shown on plans

Energy

Specification

Rating

Hot water

Electric instantaneous

Individual system

Electric instantaneous

Ventilation

Individual fan, not ducted

Bathroom exhaust

Manual switch on/off

Kitchen exhaust

Individual fan, not ducted

Control switch

Manual switch on/off

Laundry

Natural ventilation only

Control switch

N/A

Cooling

Ceiling fans + 3-phase airconditioning

EER > 4.0

Individual systems - living areas

Ceiling fans + 3-phase airconditioning

EER > 4.0

Individual systems - bedroom areas

Ceiling fans + 3-phase airconditioning

EER > 4.0

Heating

Individual systems - living areas

EER > 4.0

Individual systems - bedroom areas

3-phase airconditioning

EER > 4.0

Appliances

Electric cooktop & electric oven

EER > 4.0

Cooktop/oven

Electric cooktop & electric oven

EER > 4.0

Ventilated fridge space

Yes

Private outdoor clothes drying line

Yes

Private indoor or sheltered clothes drying line

No

Zoned Air-conditioning

No

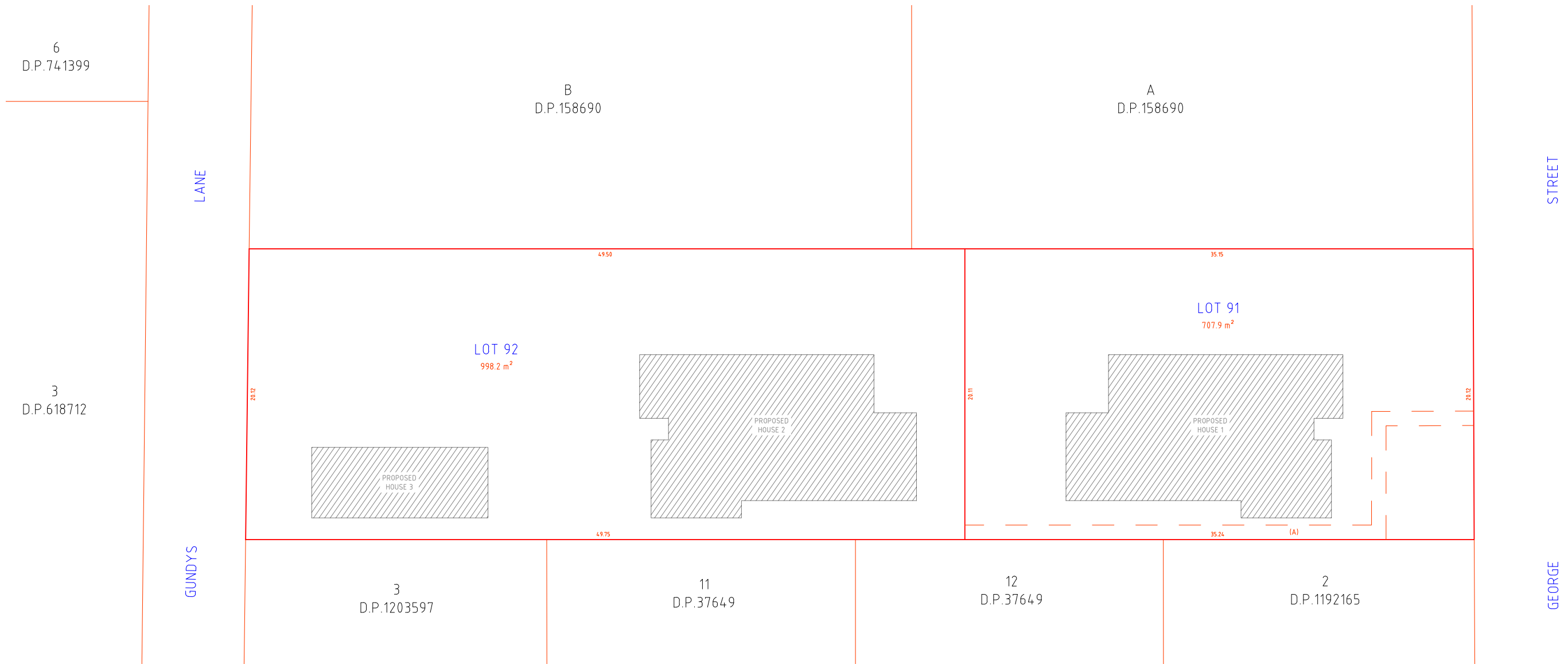
Alternative Energy

Photovoltaic System

Unit 1 3.5 kW

LEGEND

	BOUNDARY LINE
	ADJACENT BOUNDARY
	EASEMENT



NOTES:

1. FEATURES SHOWN TO SCALE ACCURACY.
2. THIS PLAN IS SUITABLE FOR DETAILED PLANNING AND DESIGN AT THE SCALE/S STATED. THE PLAN MAY NOT BE SUITABLE FOR ANY OTHER PURPOSE OR FOR USE AT ANY OTHER SCALE/S.
3. THE BOUNDARIES SHOWN ARE APPROXIMATE ONLY. THE BOUNDARIES SHOWN HAVE BEEN COMPILED FROM THE RELEVANT DEPOSITED PLANS. FURTHER SURVEY WILL BE REQUIRED IF CONSTRUCTION IS TO TAKE PLACE ON OR ADJACENT TO THE BOUNDARIES.
4. DURING THE COURSE OF THIS SURVEY NO INVESTIGATION HAS BEEN UNDERTAKEN TO DETERMINE THE EXISTENCE OF ANY POSSIBLE SUBTERRANEAN ENCROACHMENTS.

(A) PROPOSED EASEMENT TO DRAIN WATER 1 WIDE



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 87 Herbert Street Gulgong
 PO Box 232 Gulgong NSW 2852
 P 02 6374 2911 F 02 6374 2922
 ABN 23 104 067 405

TITLE	PROPOSED SUBDIVISION OF LOT 9 D.P.37649	
Rev	Date	Amendment
A	28.10.21	INITIAL ISSUE

H		
G		
F		
E		
D		
C		
B		
A	28.10.21	INITIAL ISSUE

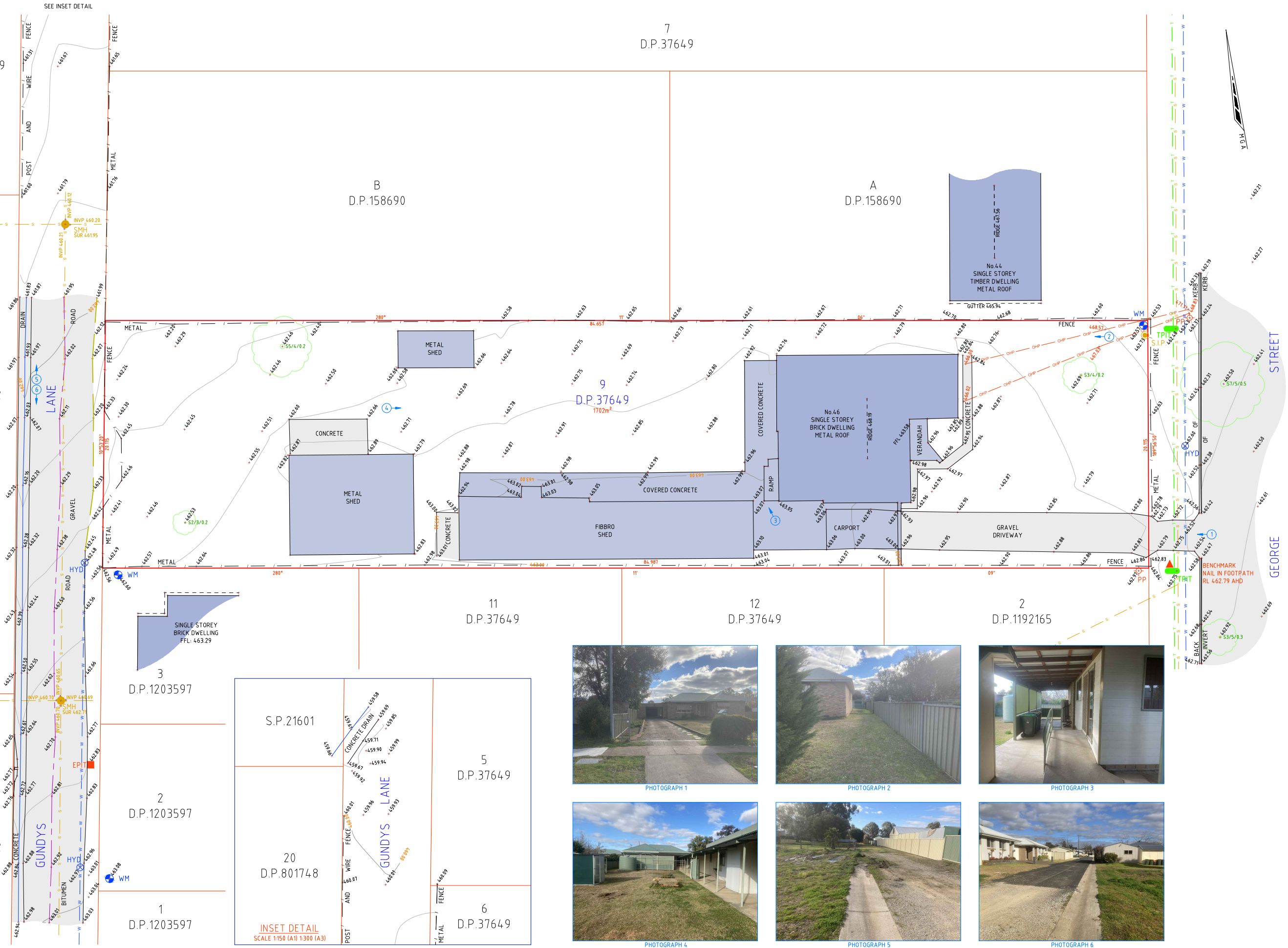
JOB ADDRESS: 46 GEORGE STREET, MUDGEE		REVISION	JOB REF:
CLIENT: JAMES PATERSON		A	12122
SCALE: A1 1:150 A3 1:300	ORIGIN OF LEVELS	DRAWN	CJ
SURVEY DATE: N/A	N/A	SURVEYOR	-
PLAN DATE: 28.10.21		CHECKED	JL
DATUM: AHD		APPROVED	JL
CAD REF: 12122DE210810	DRAWING REF: 12122-PROPOSED SUBDIVISION-28.10.21		SHEET No 1/1

LEGEND

- BOUNDARY LINE
- - - ADJACENT BOUNDARY
- MINOR CONTOUR LINE
- - - MAJOR CONTOUR LINE
- FENCE LINE
- OVERHEAD POWER LINE
- UNDERGROUND WATER LINE
- UNDERGROUND TELECOMMUNICATIONS LINE
- UNDERGROUND SEWER LINE
- ▲ BENCH MARK
- ⊙ POWER POLE
- ⊕ HYD
- ⊙ WM
- ⊙ SMH
- ⊙ S.I.P.
- ⊙ TPIT
- DENOTES TREE
spread diameter/approx height/trunk diameter
- ② PHOTOGRAPH LOCATION AND DIRECTION

NOTES:

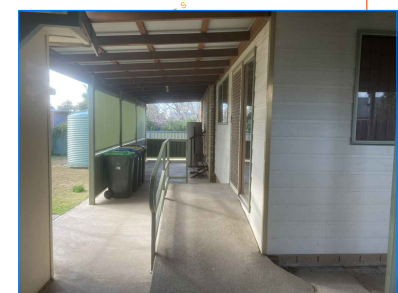
1. FEATURES SHOWN TO SCALE ACCURACY.
2. THIS PLAN IS SUITABLE FOR DETAILED PLANNING AND DESIGN AT THE SCALE/S STATED. THE PLAN MAY NOT BE SUITABLE FOR ANY OTHER PURPOSE OR FOR USE AT ANY OTHER SCALE/S.
3. SERVICES LOCATED ONLY WHERE VISIBLE.
4. SERVICE LINES SHOWN ON THIS PLAN HAVE BEEN SCALED FROM RELEVANT AUTHORITY PLANS. IT IS RECOMMENDED THAT THE LOCATION OF THESE SERVICES SHOULD BE PRECISELY DETERMINED BY POTHOLES PRIOR TO DESIGN & CONSTRUCTION.
5. THE LOCATION OF ALL UNDERGROUND SERVICES WHETHER SHOWN ON THE PLAN OR NOT, SHOULD BE PRECISELY DETERMINED BY POTHOLES BEFORE ANY DESIGN OR CONSTRUCTION WORK COMMENCES AND MEASURES TAKEN TO PROTECT THESE SERVICES FROM DAMAGE. CONTOUR INTERVAL - 0.2m
6. THE BOUNDARIES SHOWN ARE APPROXIMATE ONLY. THE BOUNDARIES SHOWN HAVE BEEN COMPILED FROM THE RELEVANT DEPOSITED PLANS. FURTHER SURVEY WILL BE REQUIRED IF CONSTRUCTION IS TO TAKE PLACE ON OR ADJACENT TO THE BOUNDARIES.
7. DURING THE COURSE OF THIS SURVEY NO INVESTIGATION HAS BEEN UNDERTAKEN TO DETERMINE THE EXISTENCE OF ANY POSSIBLE SUBTERRANEAN ENCROACHMENTS.



PHOTOGRAPH 1



PHOTOGRAPH 2



PHOTOGRAPH 3



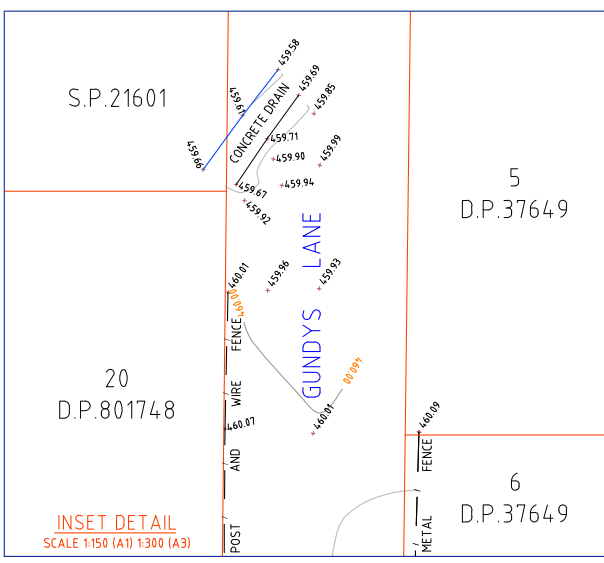
PHOTOGRAPH 4



PHOTOGRAPH 5



PHOTOGRAPH 6



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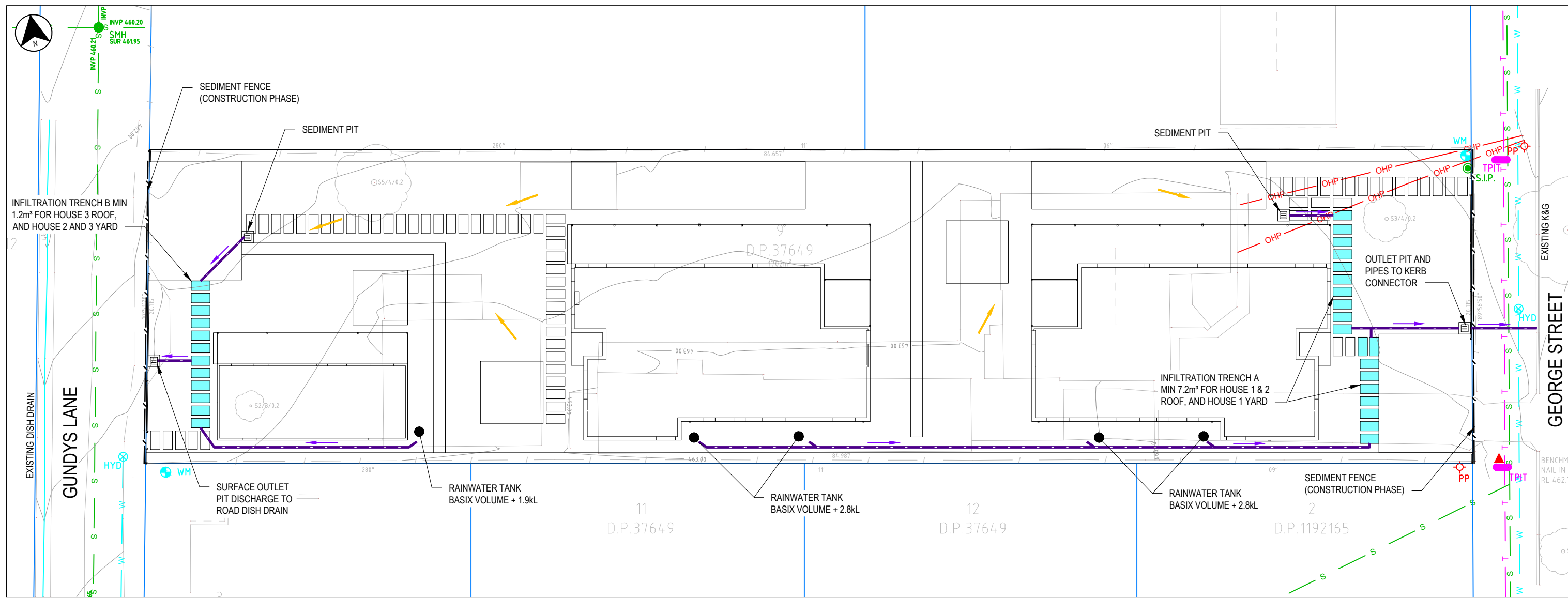
TITLE		
DETAIL AND CONTOUR SURVEY OF LOT 9 D.P.37649		
Rev	Date	Amendment
A	12.08.21	INITIAL ISSUE

H		
G		
F		
E		
D		
C		
B		
A	12.08.21	INITIAL ISSUE

JOB ADDRESS: 46 GEORGE STREET, MUDGEE		REVISION	JOB REF:
CLIENT: JAMES PATERSON		A	12122
SCALE: A1 1:150 A3 1:300	ORIGIN OF LEVELS	DRAWN	CJ
SURVEY DATE: 06.08.21	S.S.M.58635	SURVEYOR	ME
PLAN DATE: 12.08.21	RL 463.146	CHECKED	JL
DATUM: AHD		APPROVED	JL
CAD REF: 12122DE210810	DRAWING REF: 12122-DET-12.08.21		SHEET No 1/1

CAD REF: BTE-210083-41 - DRAWINGS/SKETCH/HEIC-210083-SKE-0001.DWG

LAST MODIFIED: 10/07/2021 14:5 PM



OPERATION PHASE STORMWATER MANAGEMENT

1. REFERENCES AND DETAILS TO:
 - MID WESTERN REGIONAL COUNCIL DCP (AMENDMENT 5).
 - CENTRAL WEST COUNCIL'S S2S TECHNICAL GUIDELINES
2. SITE CRITERIA:
 - IMPERVIOUS AREA = ROOF
 - CARPARKING = PERVIOUS GRAVEL
 - LANDSCAPING = PERVIOUS GRASS/GRAVEL
 - ANNUAL RAINFALL < 800MM/YR
 - SALINITY AREA = LOW
 - INFILTRATION TRENCH TO UTILIZE COMPLIANT GRAVEL, POROSITY = 0.33
3. RAINWATER TANKS:
 - COLLECT >80% ROOF AREA
 - FIRST FLUSH DEVICE AND GENERAL COMPLIANCES
 - UP TO 2.0M HEIGHT

4. DESCRIPTION	HOUSE 1	HOUSE 2	HOUSE 3
IMPERVIOUS AREA m ²	85.0	240.0	240.0
RUNOFF STORAGE VOLUME m ³	1.9	5.3	5.3
VOLUME REDUCTION CREDITS m ³	0.0	2.5	2.5
DETENTION STORAGE VOLUME (ADDITIONAL TO BASIX) m ³	1.9	2.8	2.8
INFILTRATION VOLUME (0.5 m ³ /100m ²) m ³	0.4	1.2	1.2
TRENCH VOLUME (0.33 POROSITY) m ³	1.2	3.6	3.6

CONSTRUCTION PHASE STORMWATER MANAGEMENT

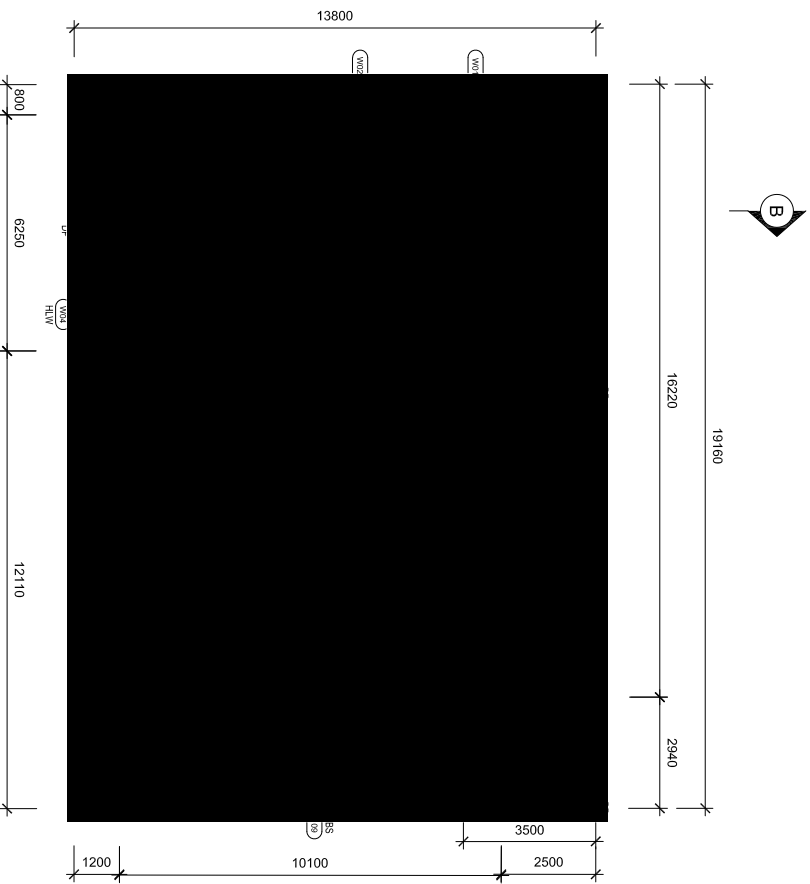
TO LANDCOM 2004 MANAGING URBAN STORMWATER: SOILS AND CONSTRUCTION VOL 1, 4TH EDITION. SEDIMENT FENCE TO SD6-8.

LEGEND

- STORMWATER PIPE AND FLOW DIRECTION
- 450 SQ. PIT AND GRATE
- PERMEABLE SURFACE OVER GEOTEXTILE AND 30mm GRAVEL (AREA x THICKNESS TO SUIT REQUIRED MIN. VOLUME)
- CONSTRUCTION PHASE SEDIMENT FENCE TO SD 6-8
- SURFACE GRADE

FOR INFORMATION ONLY

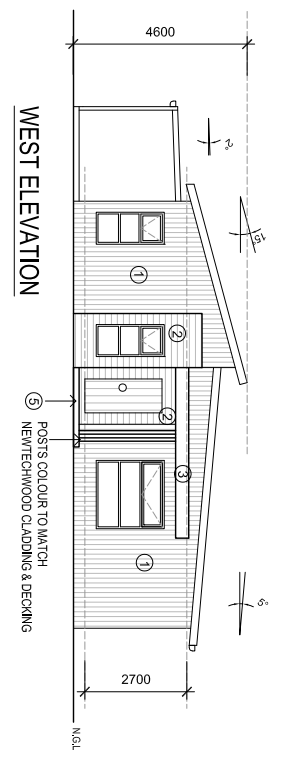
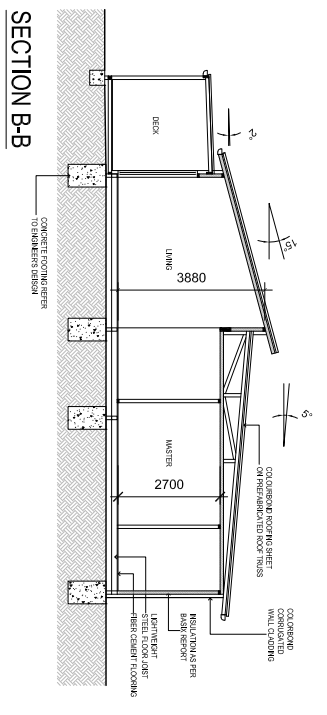
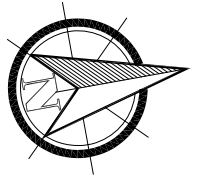
CLIENT JAMES PATERSON	DESIGNER STANHOLD Consulting Engineer 	SCALES 	PROJECT NO: BTE-210083 REVISION: 01 - 27.10.21 STATUS: FOR INFORMATION SCALE: 1:250 DESIGNED: TB DRAWN: TB	46 GEORGE STREET, MUDGEE STORMWATER MANAGEMENT PLAN FIGURE NO: SKE-0001
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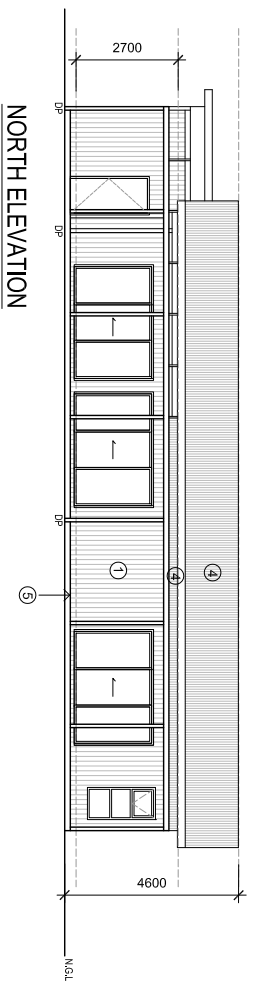
HOUSE 2 FLOOR PLAN

AREA SCHEDULE:

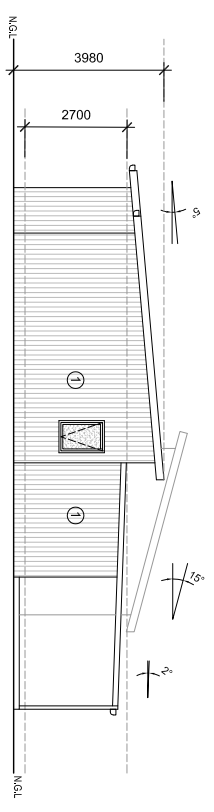
GROUND FLOOR : 182,75 SQM²
 PORCH : 3 SQM²
 DECK(WITH ROOF): 20,65 SQM²
 DECK(WITHOUT ROOF):30,17 SQM²
 COVERED STORAGE: 8,9 SQM²
TOTAL: 245,47 SQM²



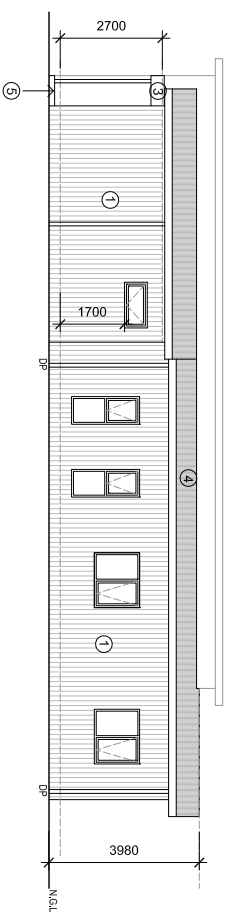
WEST ELEVATION



NORTH ELEVATION



EAST ELEVATION



SOUTH ELEVATION

MATERIAL SCHEDULE:

1. COLORBOND CORRUGATED WALL CLADDING (COLOUR : MONUMENT)
2. NEWTECHWOOD CASTELLATION CLADDING (COLOUR:PE)
3. JAMES HARDIE - MATRIX (COLOUR : SHALE GREY)
4. COLORBOND CORRUGATED ROOFING SHEET (COLOUR: SHALE GREY)
5. NEWTECHWOOD DECKING (COLOUR:PE)

LEGEND:

- N.G.L: NATURAL GROUND LEVEL
- HLW : HIGH LEVEL WINDOW (WINDOW SILL AT 1700MM HIGH MIN)
- OBS: OBSCURE GLAZED WINDOW
- DP: DOWNPIPE
- HWS : HOT WATER SYSTEM
- RWT : 3000L RAIN WATER TANK

WINDOW & DOOR SCHEDULE:

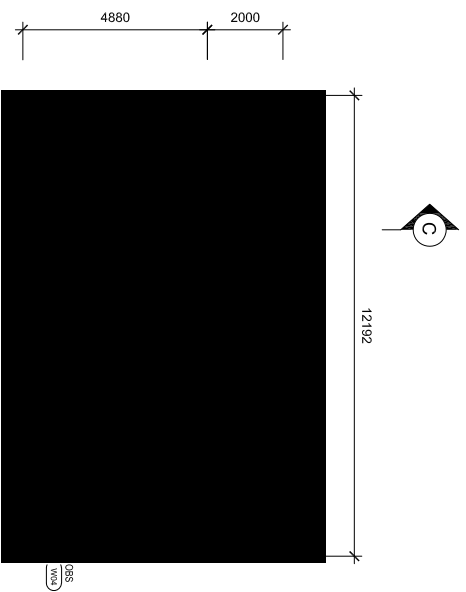
- W01: 850(W) X 1800(H) -AWNING SH:300
- W02: 850(W) X 1800(H) -AWNING SH:300
- W03: 1800(W) X 1800(H) -AWNING SH:300
- W04: 1200(W) X 600(H) -AWNING SH:1700
- W05: 720(W) X 1800(H) -AWNING SH:300
- W06: 720(W) X 1800(H) -AWNING SH:300
- W07: 1450(W) X 1200(H) -AWNING SH:900
- W08: 1450(W) X 1200(H) -AWNING SH:900
- W09: 850(W) X 1200(H) -AWNING/OBS SH:900
- W10: 850(W) X 1800(H) -AWNING SH: 300
- D01: 3060(W) X 2100(H) -SLIDING
- D02: 3060(W) X 2100(H) -SLIDING
- D03: 3060(W) X 2100(H) -SLIDING

REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION
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							STANDARD				
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							DESIGNED				
							DATE		2021-12-01		
							SCALE		1:200 @ A3		

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 www.amoveo.com.au

PROJECT	46 GEORGE ST, MUDDREE
DRAWING TITLE	HOUSE 2 FLOOR PLAN & ELEVATIONS
CLIENT	
DRAWING NUMBER	A03
JOB NUMBER	

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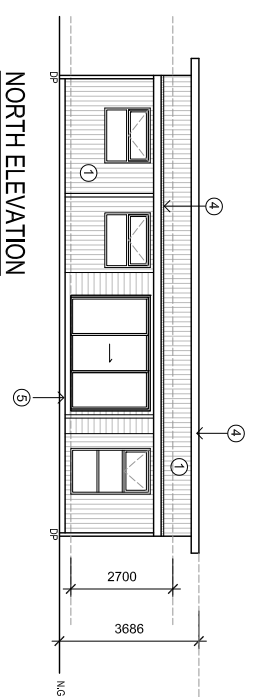
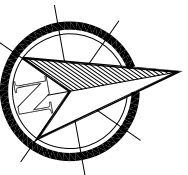


HOUSE 3 FLOOR PLAN

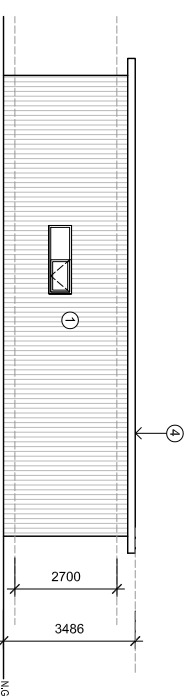
AREA SCHEDULE:

GROUND FLOOR : 59.5 SQM²
DECK(WITH ROOF) : 24.4 SQM²

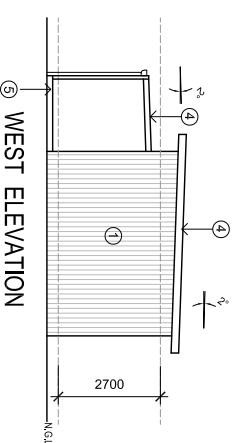
TOTAL : 83.9 SQM²



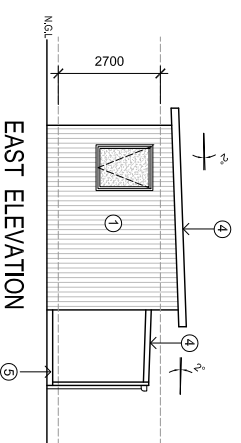
NORTH ELEVATION



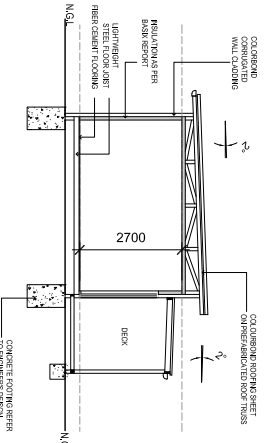
SOUTH ELEVATION



WEST ELEVATION



EAST ELEVATION



SECTION C-C

MATERIAL SCHEDULE:

1. COLORBOND CORRUGATED WALL CLADDING (COLOUR : MONUMENT)
2. NEWTECHWOOD CASTELLATION CLADDING (COLOUR:PE)
3. JAMES HARDIE - MATRIX (COLOUR : TIMELESS GREY)
4. COLORBOND CORRUGATED ROOFING SHEET (COLOUR: SHALE GREY)
5. NEWTECHWOOD DECKING (COLOUR:PE)

LEGEND:

- N.G.L: NATURAL GROUND LEVEL
- HLW : HIGH LEVEL WINDOW
(WINDOW SILL AT 1700MM HIGH MIN)
- OBS: OBSCURE GLAZED WINDOW
- DP: DOWNPIPE
- HWS : HOT WATER SYSTEM
- RWT : 3000L RAIN WATER TANK

WINDOW & DOOR SCHEDULE:

- W01: 1200(W) X 2100(H) -AWNING
- W02: 1450(W) X 1200(H) -AWNING SH: 900
- W03: 1450(W) X 1200(H) -AWNING SH: 900
- W04: 1200(W) X 1500(H) -AWNING/OBS SH:1000
- W05: 1800(W) X 600(H) -AWNING SH:900
- D01: 3060(W) X 2100(H) -SLIDING

REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION	APPROVED	DATE	SCALE
												STANDARD		
												CHECKED		
												DESIGNED	2021-12-01	1:200 @ A3

PROJECT	46 GEORGE ST, MUDDREE
DRAWING TITLE	HOUSE 3 FLOOR PLAN & ELEVATIONS
CLIENT	
DRAWING NUMBER	A04
JOB NUMBER	

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D.P. 158690

A
D.P. 158690

SINGLE STOREY
TIMBER DWELLING
METAL ROOF

10°53'20"
20.115

189°56'50"
20.115

GUNDYS LANE

GEORGE STREET

3
D.P. 1203597

11
D.P. 37649

12
D.P. 37649

2
D.P. 1192165


PROJECTED SHADOW DIAGRAM

21ST JUNE 9:00AM

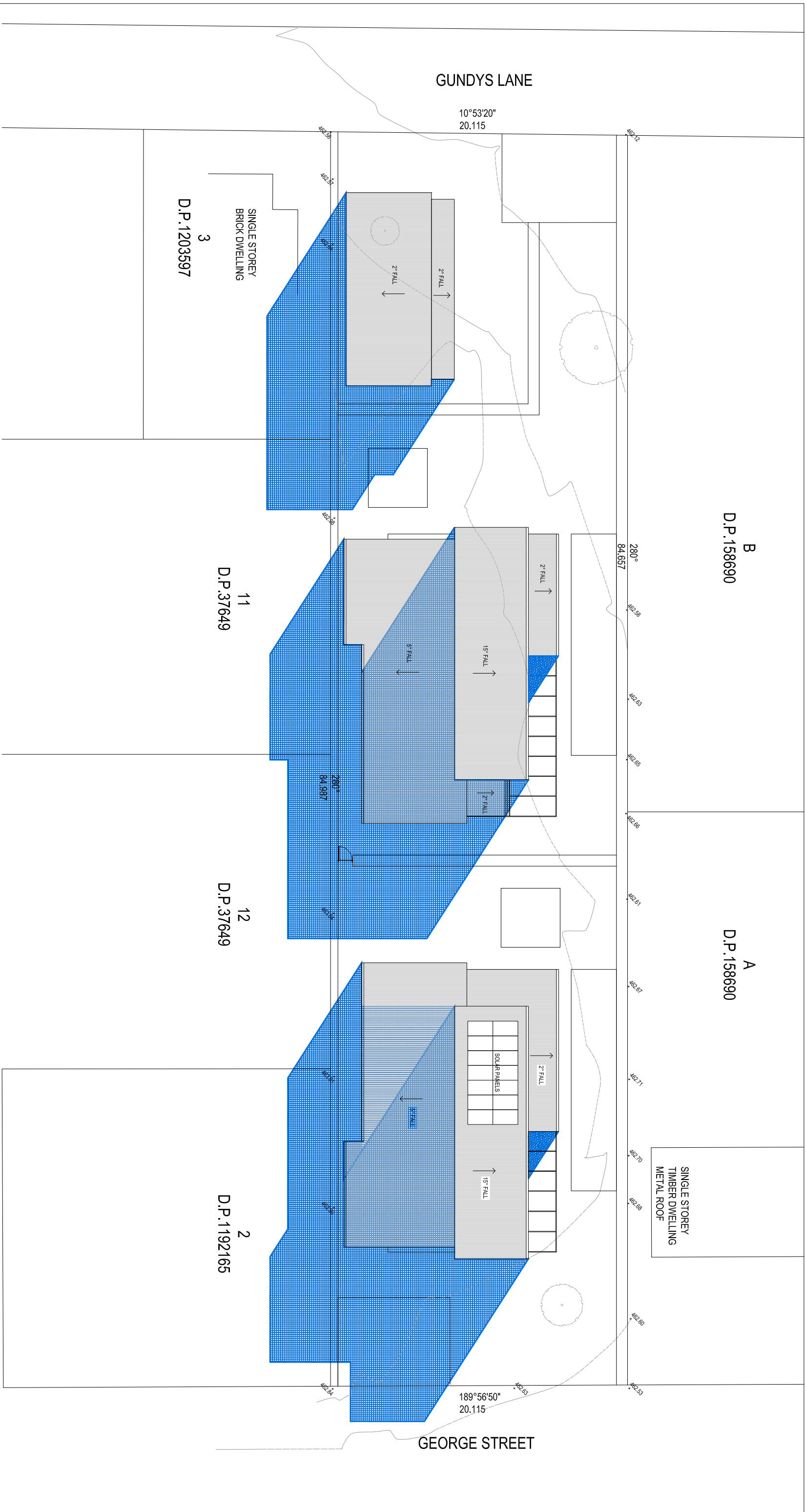


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PROJECT	46 GEORGE ST, MUDDGEE
DRAWING TITLE	SHADOW DIAGRAM
CLIENT	
DRAWING NUMBER	A05
JOB NUMBER	

 <p>Modular Homes Wise Move SHOP 5, 33-39 Centre Way Mount Waverley, VIC, Australia 3149 Tel: +61 3 9888 4451 Fax: +61 3 9888 4751 info@amoveo.com.au www.amoveo.com.au</p>

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SINGLE STOREY
TIMBER DWELLING
METAL ROOF


SOLAR PANELS

PROJECTED SHADOW DIAGRAM

21ST JUNE 3:00PM

REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION	REV #	DATE	INT	DESCRIPTION
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							STANDARD								
							CHECKED								
							DESIGNED								
							DATE								
							SCALE								

PROJECT	46 GEORGE ST, MUDDGEE
DRAWING TITLE	COVER SHEET & BASIX REPORT
CLIENT	
DRAWING NUMBER	A06
JOB NUMBER	

 <p>Amoveo Modular Homes <i>Wise Move</i> SHOP 5, 33-39 Centre Way Mount Waverley, VIC, Australia 3149 Tel: +61 3 9888 4651 Fax: +61 3 9888 4761 info@amoveo.com.au www.amoveo.com.au</p>	<p>THESE DRAWINGS ARE OWNED/LICENSED SOLELY BY AMOVEO. REPRODUCTION OF THESE PLANS, EITHER IN WHOLE OR IN PART, INCLUDING ANY FORM OF COPYING AND/OR PREPARATION OF DERIVATIVE WORK THEREOF, FOR ANY REASON WITHOUT PRIOR WRITTEN PERMISSION IS STRICTLY PROHIBITED. AMOVEO 2021-2022</p>
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