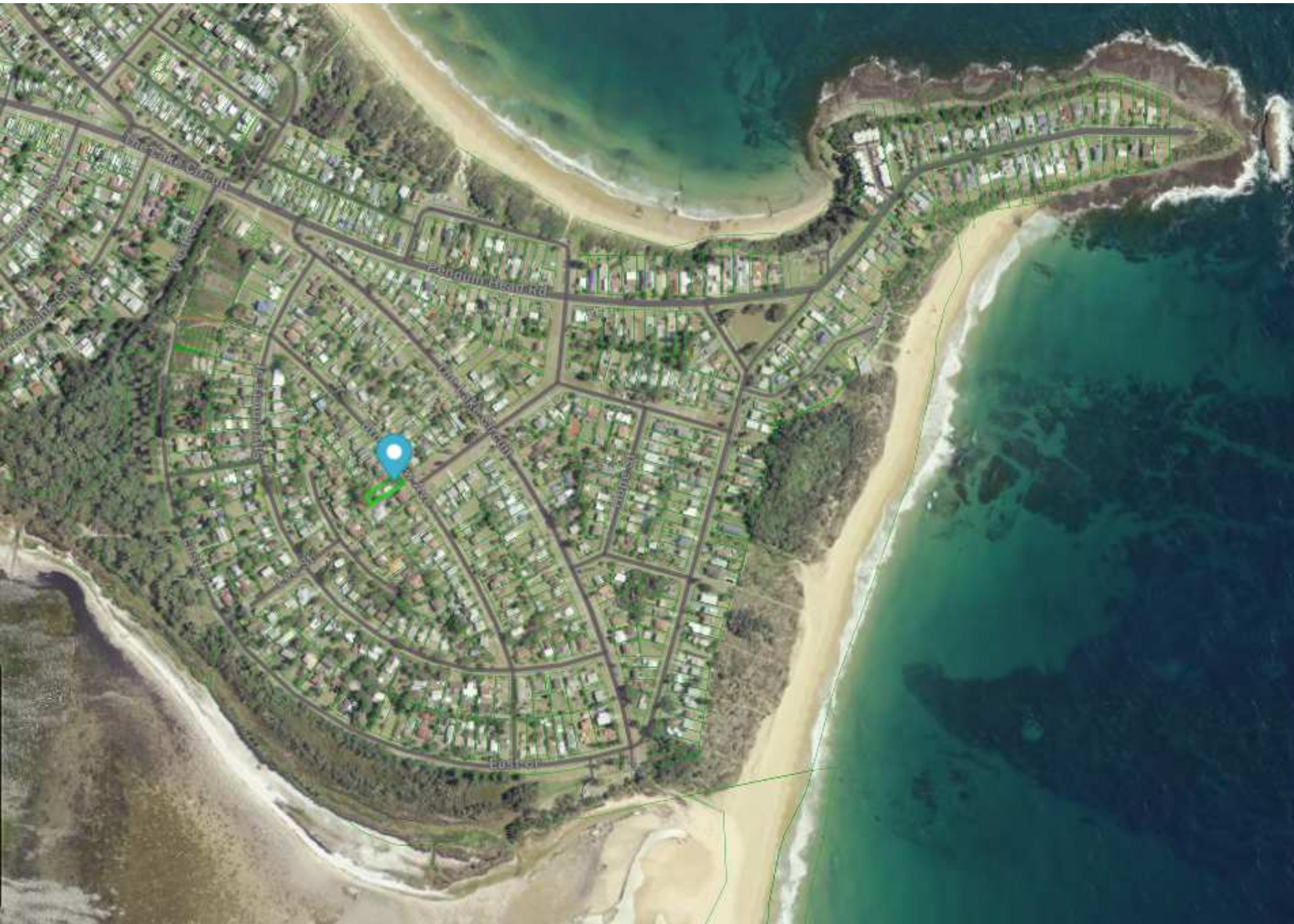


**Complying Development Certificate Application
Extension of Existing Dwelling and Proposed Shed**

General Notes:

- > All work & materials to comply with the National Construction Code (NCC) & relevant Standards Australia Codes
- > Stormwater drainage as per stormwater plan & the BASIX certificate
- > Sewer drainage & waste water to Sydney Water sewer main, where available
- > Sediment control barrier to Council specification during construction
- > An all weather access crossing of recycled concrete will be provided during construction
- > Survey levels & contours to Australian Height Datum (AHD) or as indicated on survey plan +-100mm
- > Termite control chemical or physical barrier to be installed in accordance with AS3660
- > Verify all dimensions, levels & existing conditions on site prior to commencement of work
- > Figured dimensions take preference to scale - do not scale, ASK
- > All dimensions in millimetres (mm) unless noted otherwise
- > Driveway gradient to comply with Council regulations
- > Drop edge beams to be constructed to engineers details if required
- > All structural beam sizes, connections & details to engineers specification & details
- > Any retaining wall required will be constructed from treated pine sleepers, masonry or stone not exceeding 600mm high unless noted otherwise
- > Permanent driveway will be reinforced concrete or similarly approved hardstand surface
- > Any concrete paths to be reinforced concrete
- > Surface drains will be included in the landscaping to remove surface water from grassed & hardstand areas
- > Agricultural drains will be installed behind all retaining walls & connected into the stormwater drainage system
- > Survey drawing & information obtained from Set Consultants Pty Ltd- plan reference 24504/1

Table of Contents	
Sheet Number	Sheet Name
DD-2023-1	Cover Sheet
DD-2023-2	NCC & AS Compliance
DD-2023-3	Site Plan
DD-2023-4	Erosion & Sediment Control Plan
DD-2023-5	Existing Floor Plan
DD-2023-6	Proposed Floor Plan
DD-2023-7	Elevations & Section
DD-2023-8	Elevations
DD-2023-9	Shed Plans & Elevations



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1	Issued for CDC submission	18/09/25



Abbey & Brad Wiggins		Cover Sheet
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540		
Project number	DD-2023	DD-2023-1
Date	10/09/25	Scale

NCC 2022 Compliance Notes
Section A Governing Requirements

Part A6 Building Classification

A6G2 class 1 buildings:
 One or more buildings which in association constitute--
 (1) class 1a is one or more buildings, which together form a single dwelling including the following:
 (a) a detached house
 (b) one of a group of two or more attached dwellings, each being a building, separated by a fire-resisting wall, including a row house, terrace house, town house or villa unit.

Section H Class 1 and 10 Buildings

Part H1 Structure
 See engineering plans

Part H2 Damp and Weatherproofing

- Part H2D8 External Waterproofing
 (1) performance requirement H2P2 is satisfied for the design and construction of external waterproofing for roofing systems on flat roofs, roof terraces, balconies and terraces and other similar horizontal surfaces located above internal spaces of a building provided-
 (a) membranes used in the external waterproofing system comply with AS 4654.1; and
 (b) the design and installation of the external waterproofing system is in accordance with AS 4654.2.
 (2) the requirements of (1) apply to-
 (a) roofing systems other than those complying with H1D7(2) and (3); and
 (b) terraces, balconies and the like other than-
 (i) a concrete slab that has a minimum step-down of 50 mm below the internal floor level; or
 (ii) a suspended concrete slab-
 (a) where the subfloor space is not used for habitable or non-habitable purposes; and
 (b) that has a minimum step-down of 50 mm below the internal floor level; or
 (iii) spaced decking in conjunction with framing members that are suitable for external use.

Part H3 Fire Safety

- Part H3D2.1 Fire Hazard Properties and Non-Combustible Building Elements
 the following materials, though combustible or containing combustible fibres, may be used wherever a non-combustible material is required:
 (a) plasterboard
 (b) perforated gypsum lath with a normal paper finish
 (c) fibrous-plaster sheet
 (d) fibre-reinforced cement sheeting
 (e) pre-finished metal sheeting having a combustible surface finish not exceeding 1mm thickness and where the spread-of-flame index of the product is not greater than 0
 (f) sarking-type materials that do not exceed 1 mm in thickness and have a flammability index not greater than 5
 (g) bonded laminated materials where-
 (i) each lamina, including any core, is non-combustible; and
 (ii) each adhesive layer does not exceed 1mm in thickness and the total thickness of the adhesive layers does not exceed 2mm; and
 (iii) the spread-of-flame index and the smoke-developed index of the bonded laminated material as a whole do not exceed 0 and 3 respectively.

- Part H3D2.2 Fire Hazard Properties
 The fire hazard properties of materials used in a class 1 building must comply with the following:
 (a) sarking-type materials used in the roof must have a flammability index not greater than 5
 (b) flexible ductwork used for the transfer of products initiating from a heat source that contains a flame must comply with the fire hazard properties set out in AS 4254.1.

- Part H3D3 Fire Separation of External Walls
 Compliance with Part 9.2 of the ABCB Housing Provisions satisfies performance requirement H3P1 for fire separation of external walls.

- Part H3D4 Fire Protection of Separating Walls and Floors
 Compliance with part 9.3 of the ABCB Housing Provisions satisfies performance requirement H3P1 for fire protection of separating walls and floors.

- Part NSW H3D4 Fire Separation of Garage Top Dwellings
 Compliance with NSW Part 9.4 of the ABCB Housing Provisions satisfies performance requirement H3P1 for fire separation of garage top dwellings.

- Part H3D6 Smoke Alarms and Evacuation Lighting
 (1) compliance with part 9.5 of the ABCB Housing Provisions satisfies performance requirement H3P2 for smoke alarms and evacuation lighting.
 (2) for the purposes of (1), a class 1 building includes a class 10a private garage located above or below the class 1 building.

- Part H3V2 Avoidance of Spread of Fire from Allotment Boundary
 Compliance with H3P1(1)(b) to avoid the spread of fire from an allotment boundary is verified when-
 (a) the external walls and any openings in the external walls of a building, less than 0.9 m from an allotment boundary, are capable of withstanding 92.6 kw/m² of heat flux for 60 minutes; and
 (b) the external walls extend to the underside of a non-combustible roof covering or non-combustible eaves lining in accordance with clause 9.2.3 of the ABCB Housing Provisions.

Part H4 Health and Amenity

- Part H4D2 Wet Areas
 Compliance with AS 3740 or part 10.2 of the ABCB Housing Provisions satisfies performance requirement H4P1 for wet areas provided the wet areas are protected in accordance with the appropriate requirements of 10.2.1 to 10.2.6 and 10.2.12 of the ABCB Housing Provisions.

- Part H4D3 Materials and Installation of Wet Area Components and Systems
 Performance requirement H4P1 is satisfied for materials and the installation of wet area components and systems if-
 (a) building elements in wet areas are water resistant or waterproof in accordance with clauses 10.2.1 to 10.2.6 of the ABCB Housing provisions; and
 (b) they comply with either-
 (i) AS 3740 and clause 10.2.12 of the abcb housing provisions; or
 (ii) 10.2.7 to 10.2.32 of the ABCB Housing Provisions

- Part H4D7 Ventilation
 (1) except for an exhaust fan from a sanitary compartment, laundry, kitchen or bathroom, performance requirement H4P5 is satisfied for a mechanical ventilation system if it is installed in accordance with AS 1668.2.
 (2) compliance with part 10.6 of the ABCB Housing provisions satisfies performance requirement H4P5 for ventilation.

- Part H4D8 Sound Insulation
 Compliance with part 10.7 of the ABCB Housing Provisions satisfies performance requirement H4P6 for sound insulation.

- Part H4D9 Condensation Management
 Compliance with part 10.8 of the ABCB Housing Provisions satisfies performance requirement H4P7 for condensation management.

Part H5 Safe Movement and Access

- Part H5D2 Stairway and Ramp Construction
 Compliance with part 11.2 of the ABCB Housing Provisions satisfies performance requirement H5P1 for stairway and ramp construction.

Standards Australia Compliance

The development shall be in accordance with but not limited to the following Standards

AS 3700:2018	Masonry Structures
AS 1670.1:2018	Fire Detection, Warning, Control & Intercom Systems - System Design
AS/NZS 1668:2016	The Use of Ventilation & Air Conditioning in Buildings Set
AS 1428:2021	General Requirements for Access - New Building Work
AS 2293.1:2018	Emergency Escape Lighting & Exit Signs for Buildings
AS 3500.3:2021	Plumbing & Drainage - Stormwater
AS/NZS 1664.1:1997	Aluminium Structures
AS/NZS 1905.1:2015 & AS/NZS 1905.2:2005	Components for the Protection of Openings in Fire Resistant Walls
AS 2050:2018	Installation of Roof Tiles
AS 2047:2014	Windows - Selection & Installation
AS/NZS 2327:2017	Composite Structures
AS 2870:2011	Residential Slabs & Footings
AS 1684.2:2021	Residential Timber Framed Construction
AS 1397:2011	Continuous hot-dip metallic coated steel sheet and strip - Coatings of zinc and zinc alloyed with aluminium and magnesium
AS 1365:1996	Tolerances for flat-rolled steel products
AS/NZS 3013:2005	Electrical Installations
AS 1668.1:2015 & AS 1668.4:2012	The Use of Mechanical Ventilation & Air Conditioning in Buildings
AS 2444:2001	Portable Fire Extinguishers & Fire Blankets - Selection & Location
AS 3786:2014	Smoke Alarms
AS 1288:2021	Glass - Selection & Installation
AS 2107:2016	Acoustics - Recommended Design Sound Levels & Reverberation Times for Building Interiors
AS 3660.3:2014	Termite Management - New Building Work
AS 3740:2021	Waterproofing of Domestic Wet Areas
AS 1926.1:2012 & AS 1926.2:2007	Safety Barriers for Swimming Pools

CONSTRUCTION NOTES

NCC 2022 Typical Construction Notes
ABCB Housing Provisions Standards clauses & Standards Australia codes referenced

> Smoke alarms to be installed in accordance with clauses **9.5.1, 9.5.2 & 9.5.4**
 > Wet areas to be constructed in accordance with clauses **10.2.1 to 10.2.32**
 > Wet areas with non-compliant natural ventilation must include additional ventilation of 14,000mm² to an adjacent room in accordance with **clause 10.8.2(5)(a)** - to be achieved by a fixed distance between the bottom of the door and finished floor, or by a compliant door grill. Refer to specific floor plan notes where required
 > Where a floor waste is installed to a wet area, the minimum continuous fall of a floor plane to the waste must be 1:80 and the maximum must be 1:50, in accordance with **clause 10.2.12**
 > Baths must discharge untrapped to a floor waste gully where a trap is not accessible, such as a bath on ground floor slab construction, in accordance with **AS/NZS 3500.2** and **Volume 3** of the NCC. Minimum falls to the floor waste gully must be achieved in accordance with **clause 10.2.12** and noted above
 > Bathroom doors which are within 1.2m of the closet plan to be provided with lift-off hinges or open outwards, or slide, in accordance with **clause 10.4.2**
 > Exhaust fans to a kitchen or wet area rooms without natural ventilation must meet the flow rates detailed in **clause 10.8.2(1)** and ducting to outdoor air (via eave vents where possible) in accordance with **clause 10.8.2(2)**
 > Wet areas without natural ventilation, must include a run-on timer on the exhaust fan. The fan must be interlocked to the light switch and run-on for 10 minutes after the light is turned off, in accordance with **clause 10.8.2(4)**
 > All stairs, landings, stair finishes and ramps are to be constructed in accordance with **part 11.2**, including tread & riser dimensions as below.
 - tread depth = 240mm minimum & 355mm maximum
 - riser height = 115mm minimum & 190mm maximum
 > Internal staircases shall achieve a minimum P3 slip resistance rating
 > Balustrades to be a minimum of 1000mm high from associated floor, stair or landing level in accordance with **clause 11.3.3 & 11.3.4**
 > Stairways or ramps providing a change in level of 1m or greater must include a continuous handrail to at least one side for the full length of the flight or ramp, at a minimum height of 865mm vertically above the stair nosings or ramp surface, in accordance with **clause 11.3.5**
 > Child proof screens must be fitted to ground floor bedroom windows where the ground is 2m or more below the window sill, or window openings to be restricted to 125mm, in accordance with **clause 11.3.7.1**
 > Child proof screens must be fitted to first floor bedroom windows where the sill is less than 1.7m above floor level, or window openings to be restricted to 125mm, in accordance with **clause 11.3.7.2**
 > Climate Zones 6, 7 & 8 require dwellings to include mandatory roof and eave ventilation in accordance with **clause 10.8.3**
 > Where roofs have pitches <12.5°, valley gutters must be designed as box gutters in accordance with **AS 3500.3** or as a performance solution by a professional engineer, in accordance with **clause 7.4.4(4)**
 > Vertical articulation joints in brickwork are to be installed in accordance with **AS 3700** and **AS 4773**
 > Any external side hinged door, or any internal door side hinged door between the habitable dwelling and garage, must meet the requirements of **clause 13.4.4** and be sealed to restrict air infiltration by the way of;
 - a draft protection device to the bottom edge of the door; and
 - a foam or rubber compressible strip, fibrous seal or the like to the outer edges of the door
 > Where a pliable building membrane is installed in an external wall it must comply with **AS 4200.1** and be installed in accordance with **AS 4200.2**
 > Any pliable membrane to an external wall must be located on the exterior side of the primary insulation layer and meet the requirements of **clause 10.8.1**, by having a vapour permeance of not less than;
 - in climate zones 4 and 5, 0.143 µg/N.s; and
 - in climate zones 6, 7 and 8, 1.14 µg/N.s.

Steel Framing Compliance

NASH Standards (National Association of Steel-framed Housing)
 - Residential and Low-rise Steel Framing, Part 1: Design Criteria (2006)
 - Residential and Low-rise Steel Framing, Part 2: Design Solutions (2014)
 - Steel Framed Construction in Bushfire Areas (2014)

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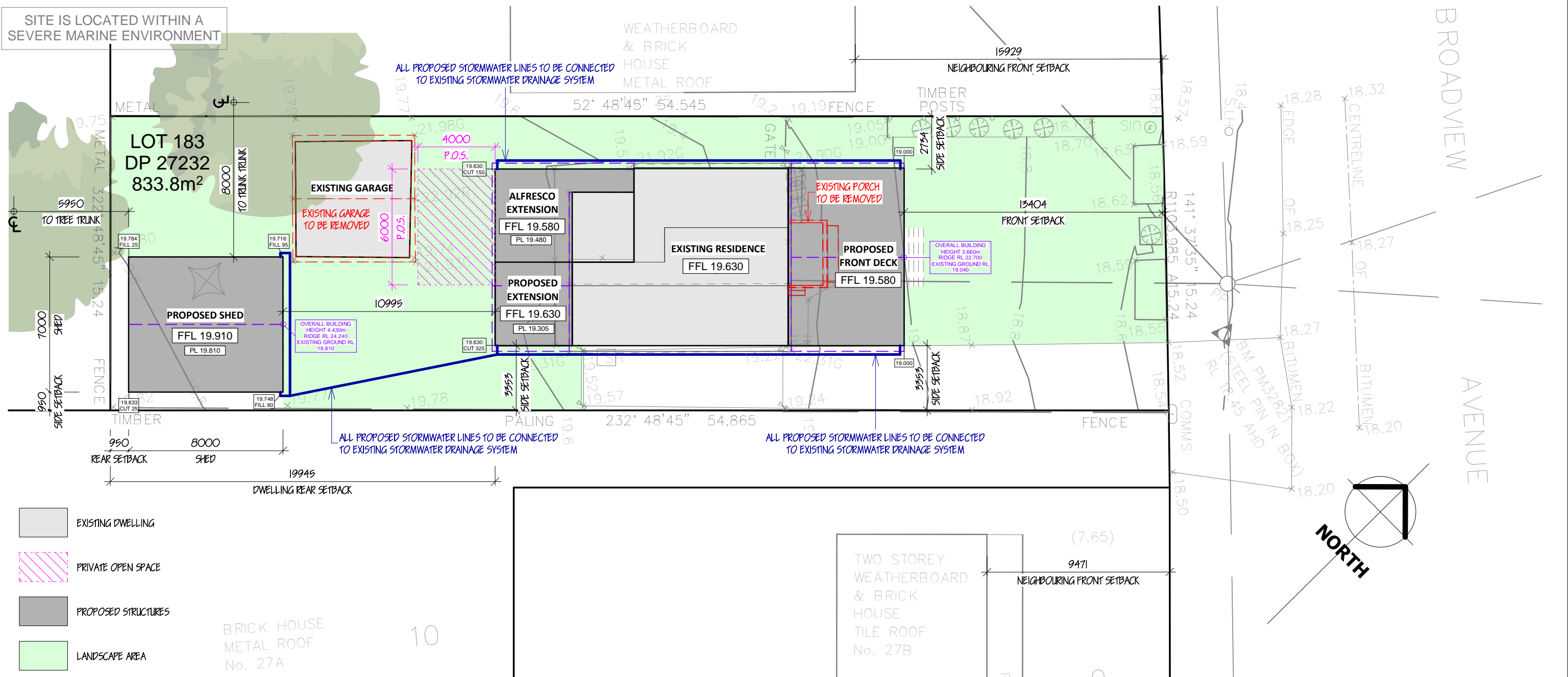
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No.	Description	Date
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1	Issued for CDC submission	18/09/25



Abbey & Brad Wiggins		NCC & AS Compliance	
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540			
Project number	DD-2023	DD-2023-2	
Date	10/09/25	Scale	

SITE IS LOCATED WITHIN A SEVERE MARINE ENVIRONMENT



- EXISTING DWELLING
- PRIVATE OPEN SPACE
- PROPOSED STRUCTURES
- LANDSCAPE AREA

SITE AREA CALCULATION

SITE AREA	833.8m ²
SITE COVERAGE	160.3m ² (19.23%)
ROOF AREA	273.21m ²

Existing Area Schedule		
Number	Name	Area
1	Ground Floor	87.05 m ²
2	Porch	5.85 m ²
3	Alfresco	23.66 m ²
4	Garage	36.00 m ²
Total Floor Area		152.57 m ²

Proposed Area Schedule		
Number	Name	Area
5	Ground Floor	104.30 m ²
6	Front Deck	54.90 m ²
7	Alfresco	34.78 m ²
8	Shed	56.00 m ²
Total Floor Area		249.98 m ²

**COMPLYING DEVELOPMENT CODE (SEPP) COMPLIANCE TABLE
PART 3 HOUSING CODE**

CRITERIA	ALLOWABLE	ACHIEVED
FRONT SETBACK	12.7m MINIMUM	13.404m
GARAGE SETBACK	13.7m MINIMUM	N/A
ARTICULATION SETBACK	11.2m MINIMUM	N/A
ARTICULATION ZONE	25% ENCROACHMENT	N/A
GF REAR SETBACK	3.0m MINIMUM	19.945m
SHED REAR SETBACK	0.9m MINIMUM	0.95m
GF SIDE SETBACK	0.9m MINIMUM	2.734m
SHED SIDE SETBACK	0.9m MINIMUM	0.95m
BUILDING HEIGHT	8.5m MAXIMUM	4.430m
BUILDING HEIGHT SHED	4.5m MAXIMUM	4.430m
SHED FLOOR AREA	60m ² MAXIMUM	56m ²
GROSS FLOOR AREA	(SITE AREA x 25%) + 150m ² MAX.	160.3m ²
LANDSCAPE AREA	40% MIN. (333.52m ²)	55.55% (463.15m ²)
FRONT LANDSCAPE AREA	(FR SETBACK AREA x 25%) MIN.	48.0% (160.09m ²)
REAR LANDSCAPE AREA	(MIN. L'SCAPE AREA x 50%) MIN.	306.09m ² (91.9%)
PRIVATE OPEN SPACE	24m ² MINIMUM	24m ²

ALL DEMOLITION WORKS TO BE CARRIED OUT IN ACCORDANCE WITH AS2601-2001

- (a) the development must be carried out in accordance with AS 2601—2001, The demolition of structures, and
- (b) run-off and erosion controls to prevent soil erosion, water pollution or the discharge of loose sediment on the land surrounding the development must be implemented by—
 - (i) diverting uncontaminated run-off around cleared or disturbed areas, and
 - (ii) erecting a silt fence to prevent debris escaping into drainage systems and waterways, and
 - (iii) preventing tracking of sediment by vehicles onto roads, and
 - (iv) stockpiling top soil, excavated materials, construction and landscaping supplies and debris within the lot, and
- (c) any essential service must be disconnected from the structure being demolished or removed in accordance with the requirements of the relevant authority, and
- (d) the structure being demolished or removed must not be relocated on the same lot or to a different lot, unless it meets the relevant development standards specified in Part 3, Part 3A or Part 3C

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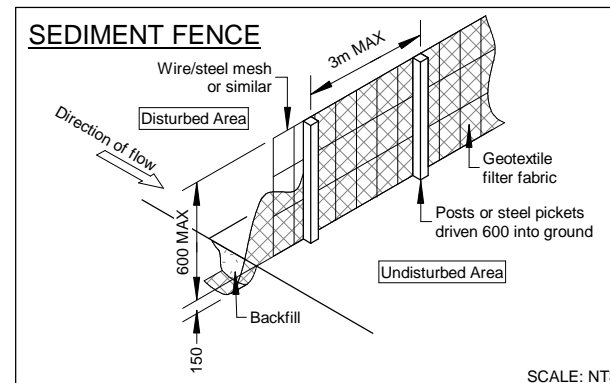
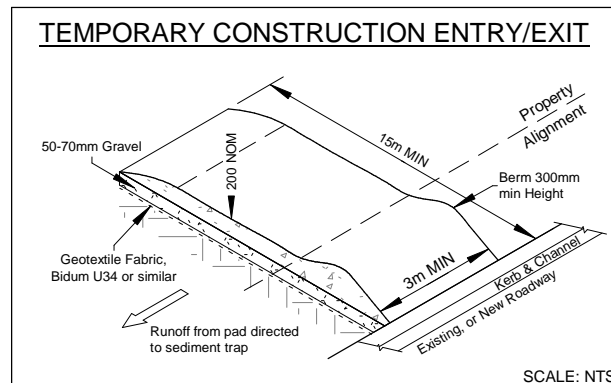
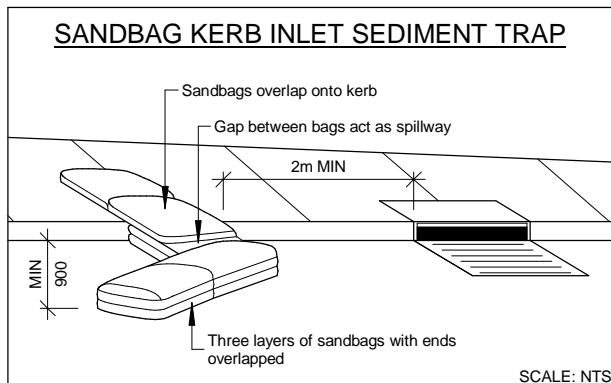
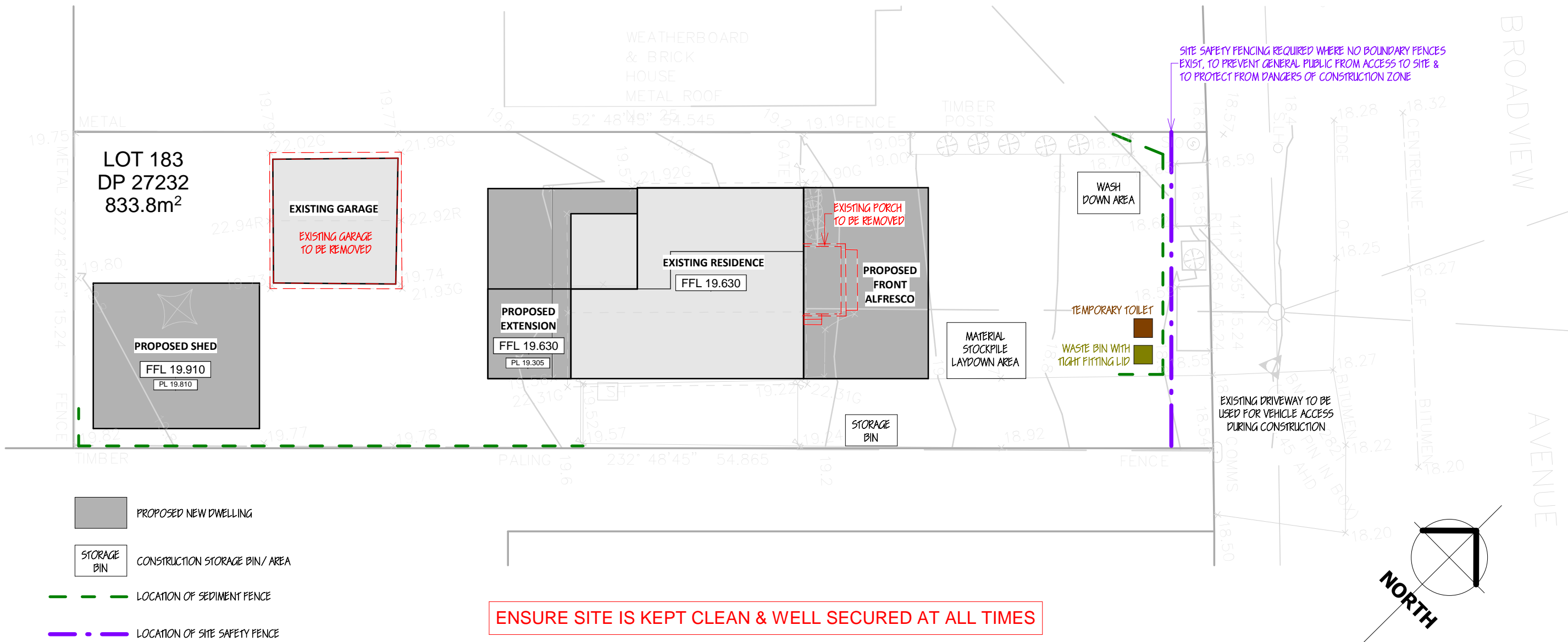
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Abbey & Brad Wiggins		Site Plan
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540		
Project number	DD-2023	DD-2023-3
Date	10/09/25	Scale 1 : 200

**ALL DEMOLITION WORKS TO BE CARRIED OUT
IN ACCORDANCE WITH AS2601-2001**



Sediment Control Notes:

1. All erosion & sediment control measures, including revegetation & storage of soil & topsoil, shall be implemented to the standards of the soil conservation of NSW
2. All drainage works shall be constructed & stabilized as early as possible during development.
3. Sediment traps shall be constructed around all inlet pits, consisting of 300mm wide x 300mm deep trench.
4. All sediment basins & traps shall be cleaned when the structures are a maximum of 60% full of soil materials, including the maintenance period.
5. All disturbed areas shall be revegetated as soon as the relevant works are completed.
6. Soil & topsoil stockpiles shall be located away from drainage lines & area where water may concentrate.
7. Filter shall be constructed by stretching a filter fabric (propex or approved equivalent) between posts at 2.0m centres. All fabric should be buried 150mm along its lower edge.
8. Refer to proposed sediment fence detail.
9. Dimensions shown in millimetres unless noted otherwise.

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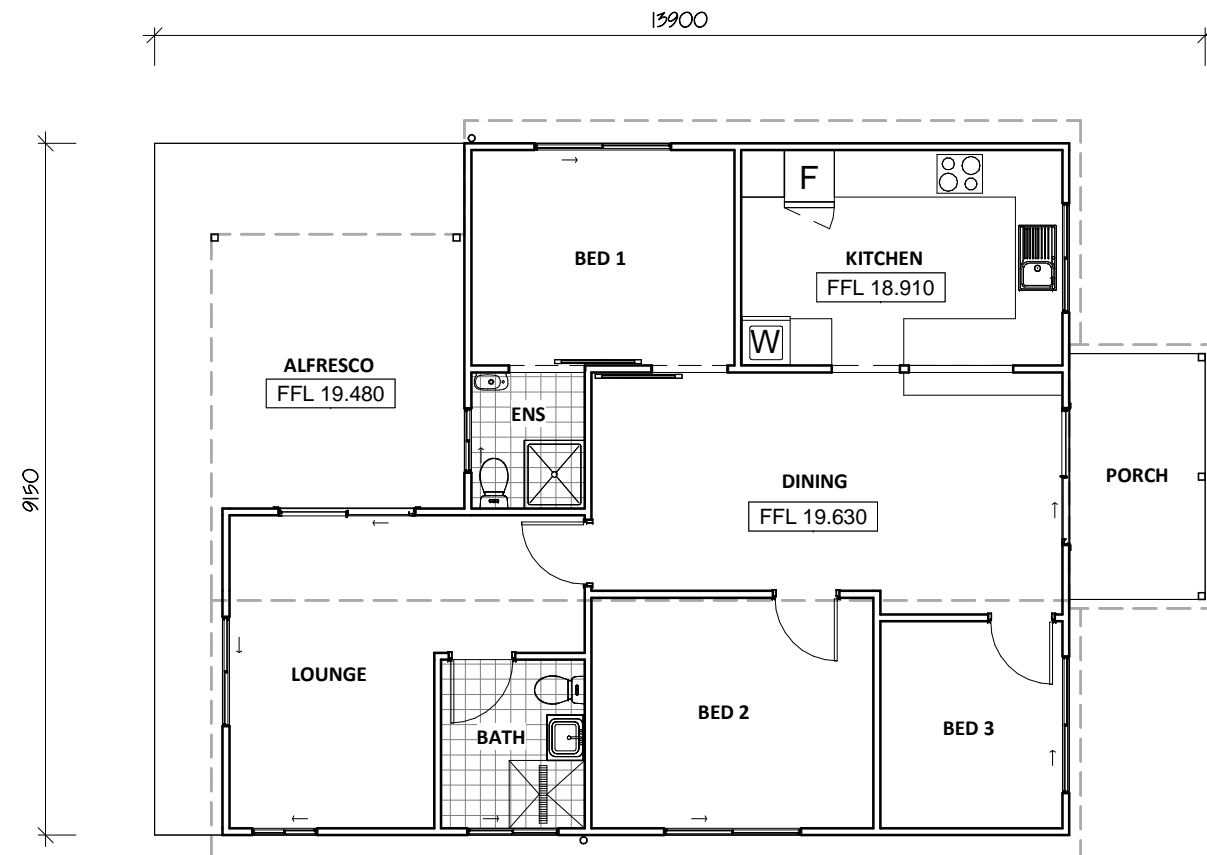
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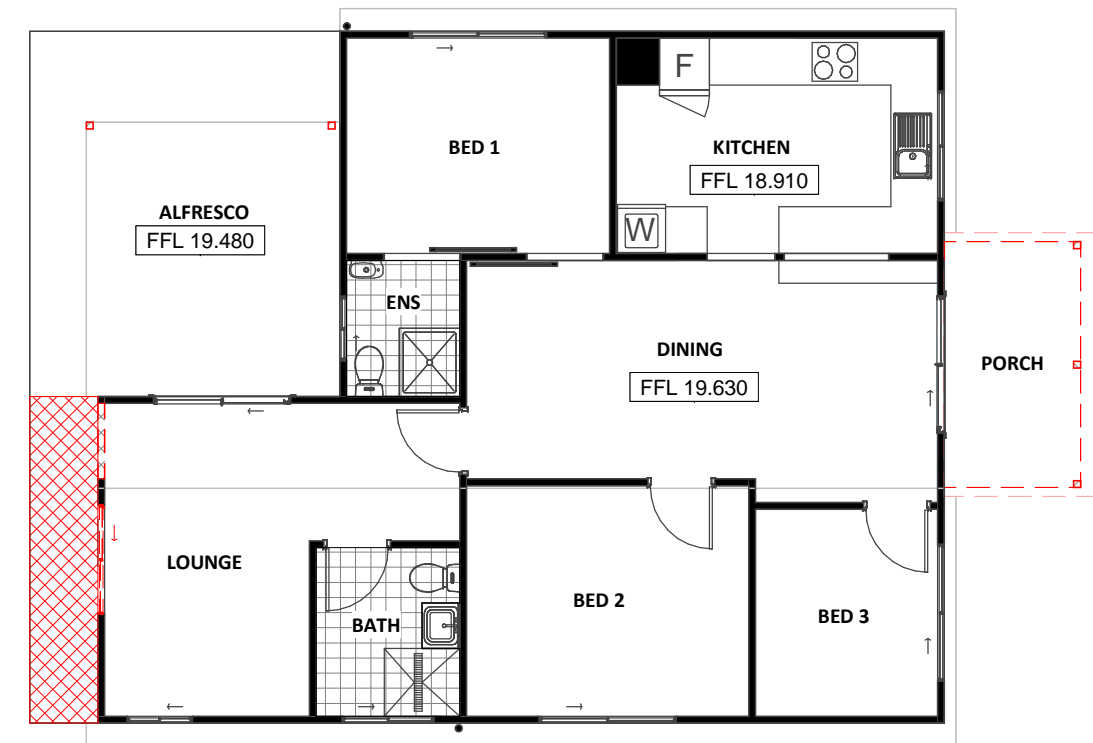


Abbey & Brad Wiggins Erosion & Sediment Control Plan		
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540		
Project number	DD-2023	DD-2023-4
Date	10/09/25	Scale 1 : 200

ALL DEMOLITION WORKS TO BE CARRIED OUT
IN ACCORDANCE WITH AS2601-2001



1 Existing Floor Plan
1 : 100



2 Demolition Floor Plan
1 : 100

— EXISTING WALLS
— PROPOSED WALLS
- - - DEMOLISHED CONSTRUCTION

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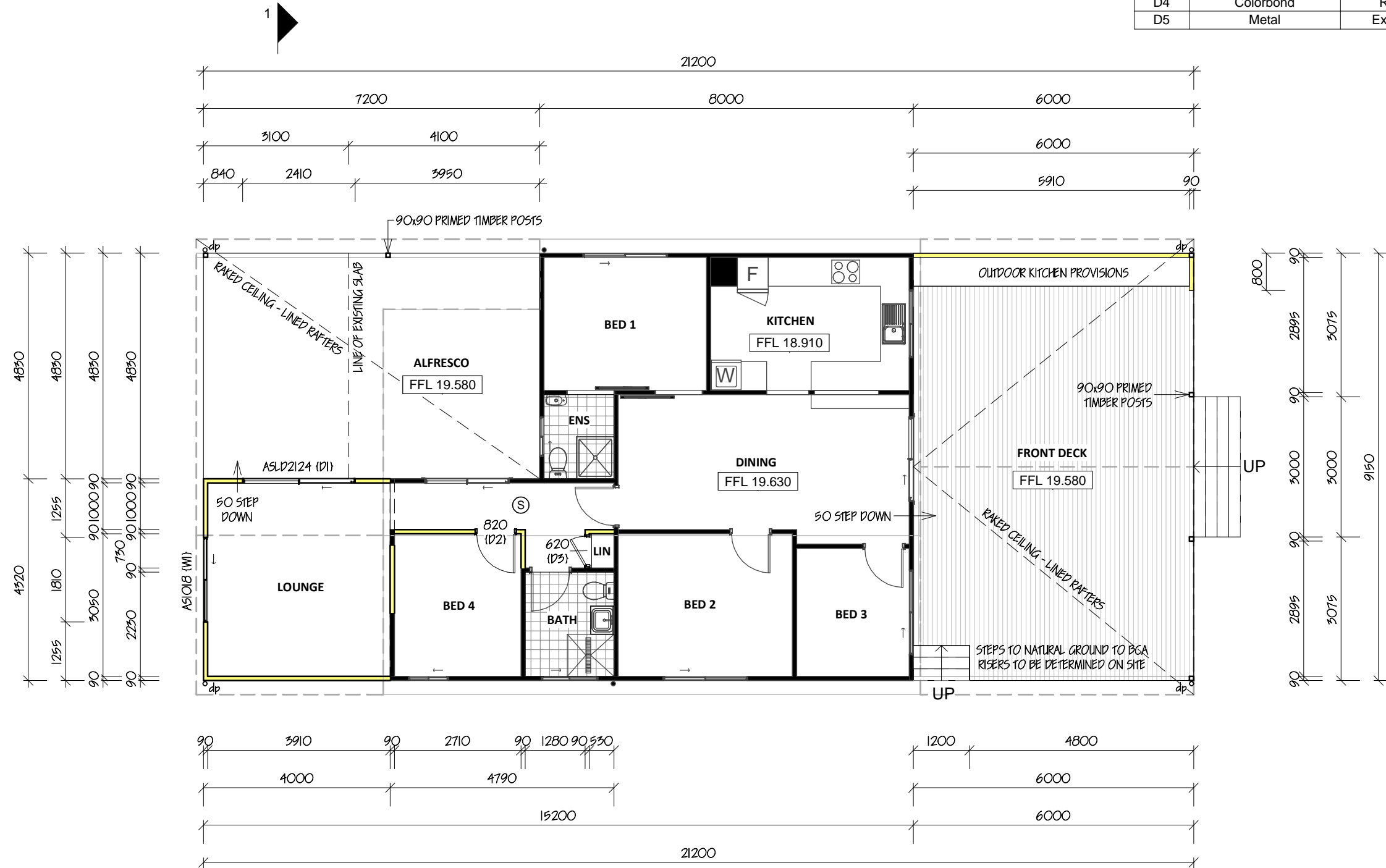
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Ⓢ APPROX. LOCATION OF SMOKE ALARMS

MANDATORY ROOF VENTILATOR
MAX. 900 BELOW ROOF HIGH POINT

Window Schedule (refer to BASIX certificate for glazing values)						
Mark	Material	Style	Height	Width	Glazing	Glass Area
W1	Aluminium	Sliding	1030	1810	Clear	1.86 m ²

Door Schedule (refer to BASIX certificate for glazing values)				
Mark	Material	Type	Height	Width
D1	Aluminium	External Sliding	2100	2410
D2	Hollow Core	Internal	2040	820
D3	Hollow Core	Internal	2040	620
D4	Colorbond	Roll-A-Door	3415	4160
D5	Metal	External Shed	2040	820



Ground Floor Roof Space Ventilation Requirements					
ABCB Housing Provisions Standard 2022 Clause 10.8.3					
Roof Pitch	Ventilation Openings				
<10°	25000mm ² per m provided at each of two opposing ends				
≥10° and <15°	25000mm ² per m provided at the eaves and 5000mm ² per m at high level				
≥15° and <75°	7000mm ² per m provided at the eaves and 5000mm ² per m at high level, plus an additional 16000mm ² per m at the eaves if the roof has a raked ceiling				
Table Notes					
(1) Ventilation openings are specified as a minimum free open area per metre length of the longest horizontal dimension of the roof.					
(2) For the purposes of this Table, high level openings are openings provided at the ridge or not more than 900 mm below the ridge or highest point of the roof space, measured vertically.					
Project Requirements - Longest Horizontal Roof Dimension: 9.75m					
Eaves flat ceiling	N/A				
Eaves raked ceiling	18000mm ² x 9.75m = 175,500mm ²				
Total at Eaves	175,500mm² or 0.1755m²				
High Level	5000mm² x 9.75m = 48,750mm² or 0.4875m²				
Eave Vents					
Type	Output	Qty	Type	Output	Qty
Bradford Metal Eave Vent	35000mm ²	5	Bradford WindMaster	1 per 12.5m roof length	1
Eave vents and roof ventilators are to be distributed evenly. Where no eaves are designed, eave vents are to be installed in wall ends.					

- EXISTING WALLS
- PROPOSED WALLS
- DEMOLISHED CONSTRUCTION

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












Abbey & Brad Wiggins		Proposed Floor Plan	
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540			
Project number	DD-2023	DD-2023-6	
Date	10/09/25	Scale	1 : 100




Materials Legend

Note: All materials on plan are to be confirmed with the associated building tender/selections document. Where a discrepancy occurs, the building tender/selections document takes precedence.





Walls

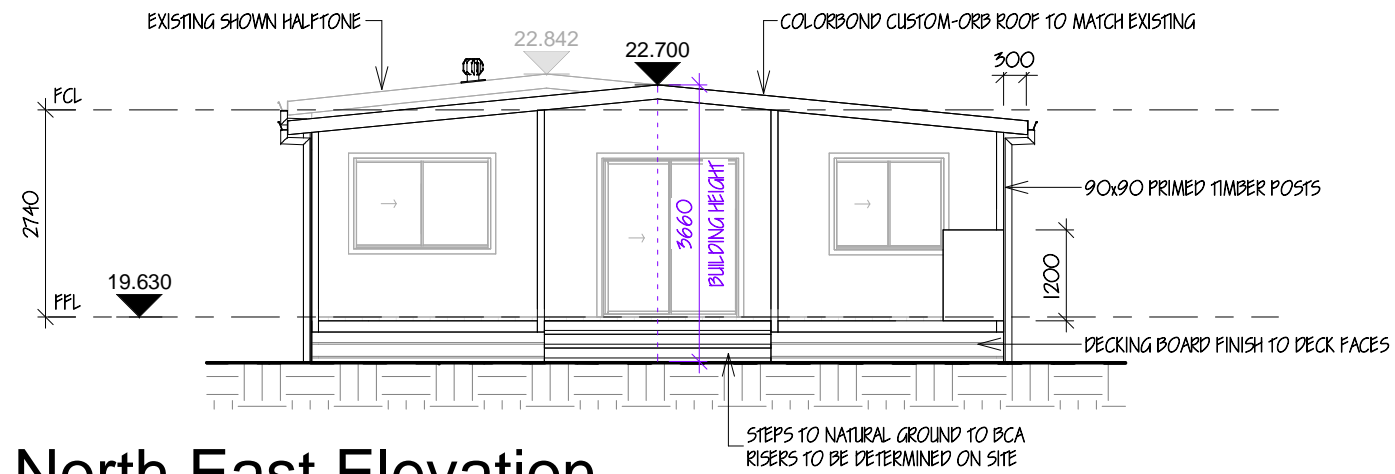
-  Face brick
-  Face brick
-  Render & painted finish
Wall material noted on plans
-  Render & painted finish
Wall material noted on plans
-  Texture coat & painted finish
on brickwork
-  Stacked stone or cultured stone
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement board & timber
batten finish to AS 2908.2

Roofing

-  Concrete roof tiles
-  Colorbond custom-orb
-  Klip-lok / Trimdek

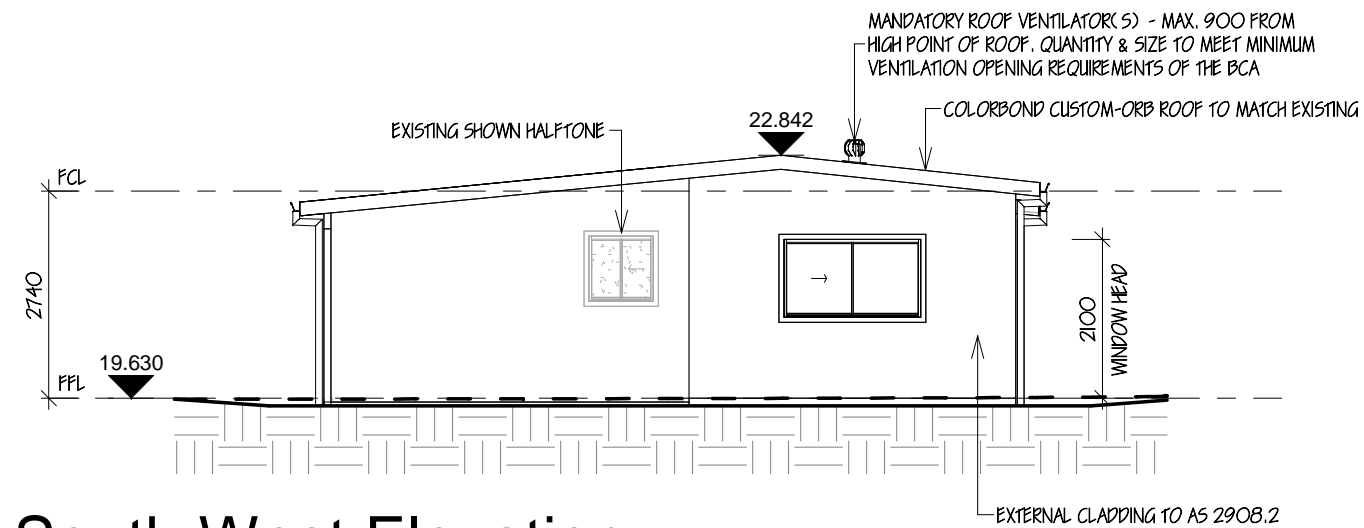
Other (unless noted otherwise)

-  Aluminium windows
-  Aluminium sliding/stacker/bi-fold doors
-  Colorbond fascia & gutter
-  Translucent/obscure glazing
(see window schedule)



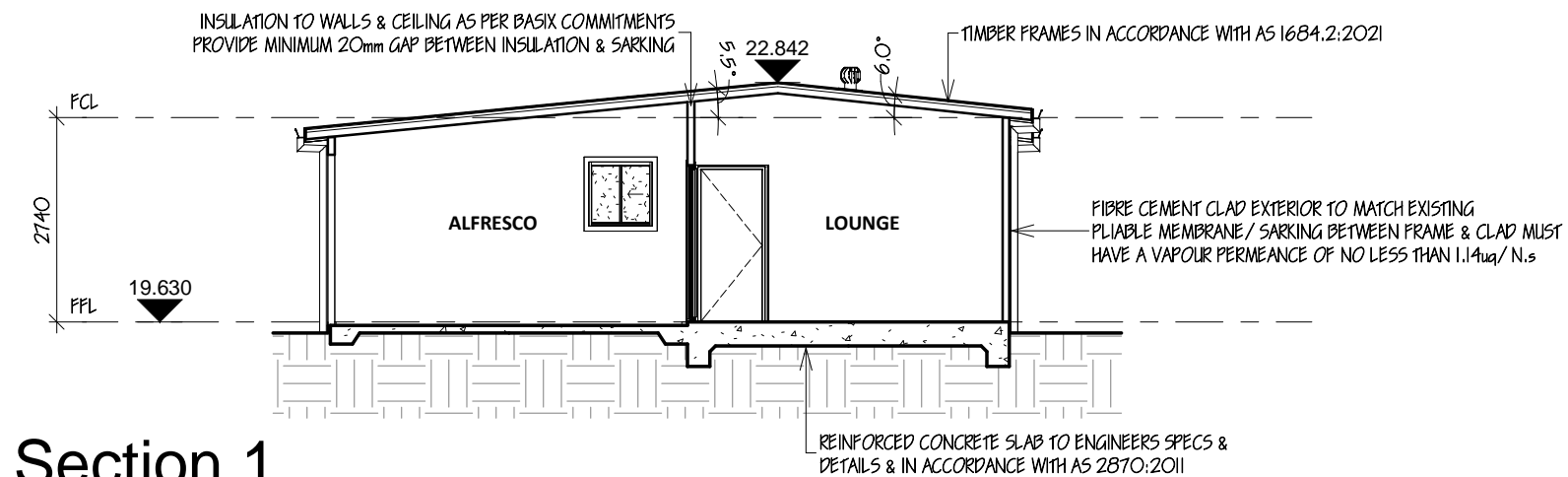
North East Elevation

1 : 100



South West Elevation

1 : 100



Section 1

1 : 100

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Revision Schedule		
No.	Description	Date
2	Additional notation for CDC	15/10/25
1	Issued for CDC submission	18/09/25
















Abbey & Brad Wiggins		Elevations & Section	
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540			
Project number	DD-2023	DD-2023-7	
Date	10/09/25	Scale	1 : 100




Materials Legend

Note: All materials on plan are to be confirmed with the associated building tender/selections document. Where a discrepancy occurs, the building tender/selections document takes precedence.





Walls

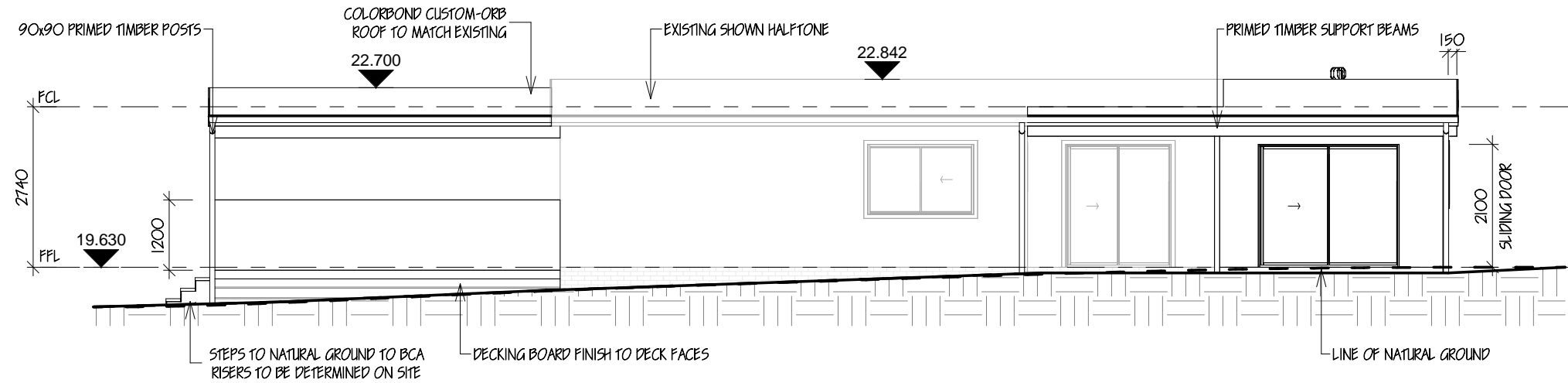
-  Face brick
-  Face brick
-  Render & painted finish
Wall material noted on plans
-  Render & painted finish
Wall material noted on plans
-  Texture coat & painted finish
on brickwork
-  Stacked stone or cultured stone
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement clad to AS 2908.2
-  Fibre cement board & timber
batten finish to AS 2908.2

Roofing

-  Concrete roof tiles
-  Colorbond custom-orb
-  Klip-lok / Trimdek

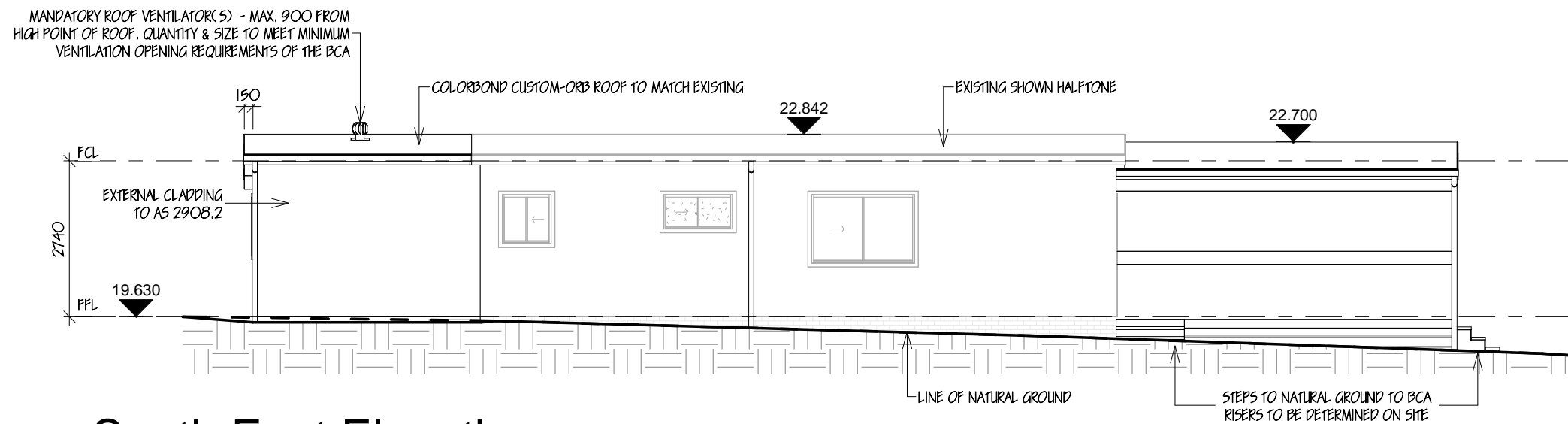
Other (unless noted otherwise)

-  Aluminium windows
-  Aluminium sliding/stacker/bi-fold doors
-  Colorbond fascia & gutter
-  Translucent/obscure glazing
(see window schedule)



North West Elevation

1 : 100



South East Elevation

1 : 100

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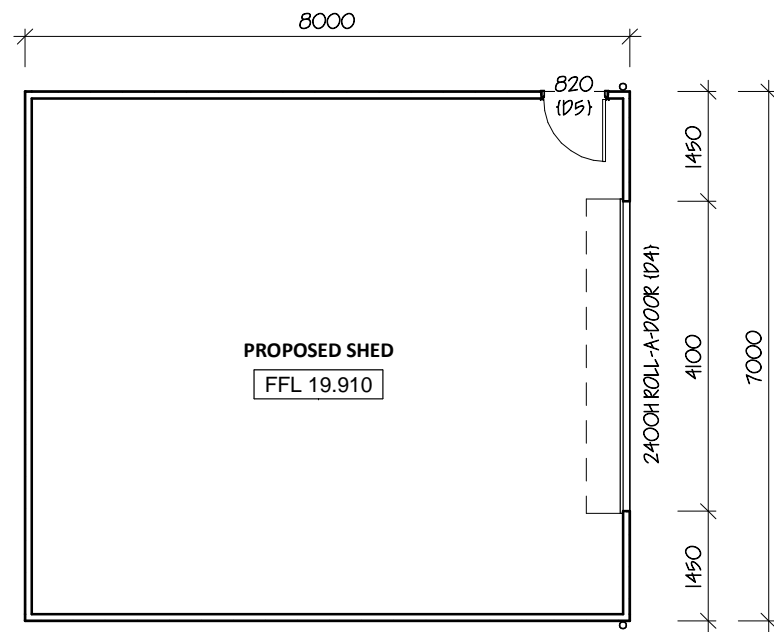
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Revision Schedule		
No.	Description	Date
2	Additional notation for CDC	15/10/25
1	Issued for CDC submission	18/09/25

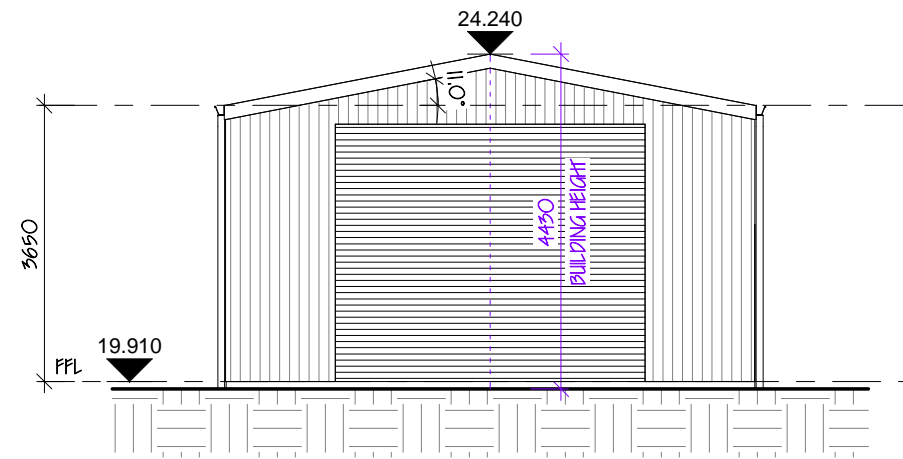


Abbey & Brad Wiggins		Elevations	
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540			
Project number	DD-2023	DD-2023-8	
Date	10/09/25	Scale	1 : 100



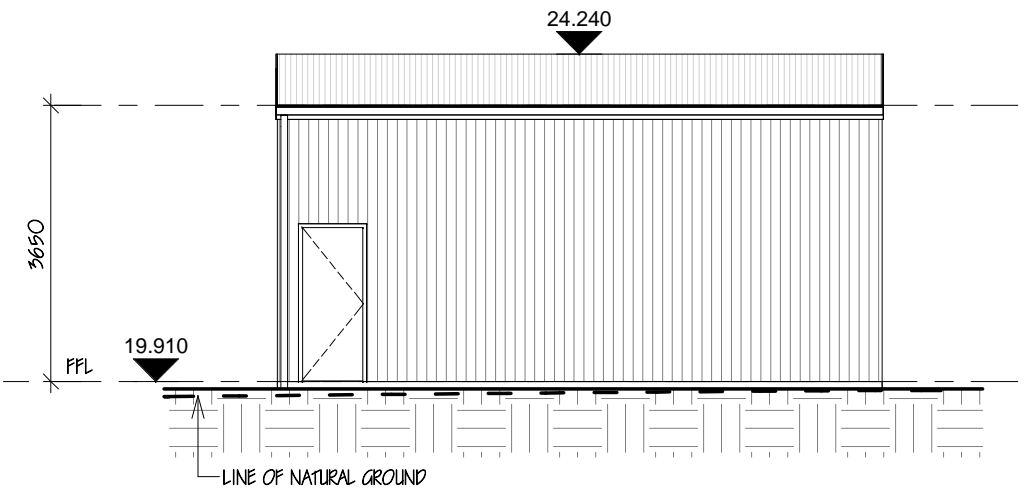
Shed Floor Plan

1 : 100



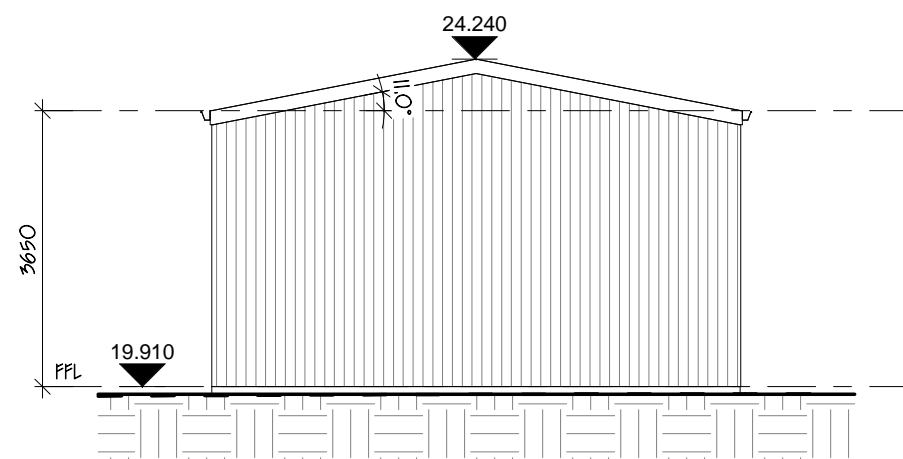
Shed North East

1 : 100



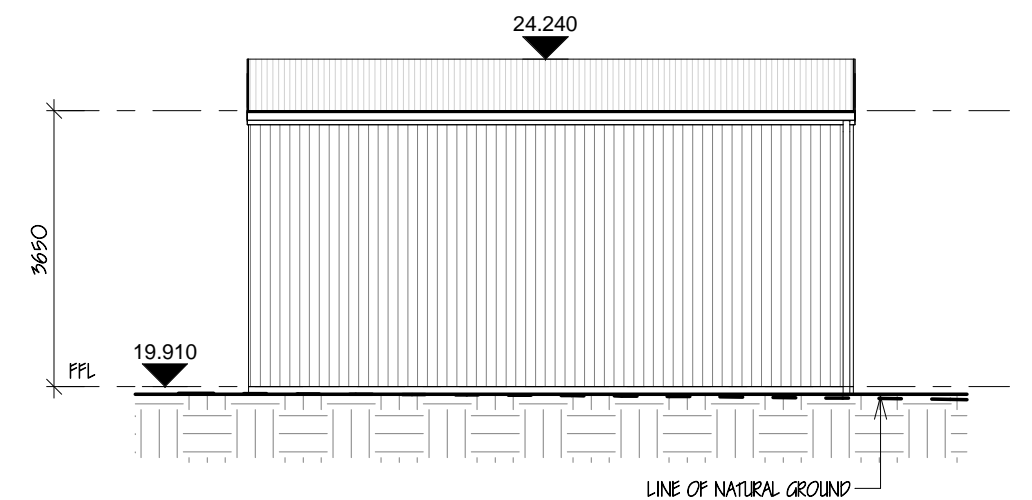
Shed North West

1 : 100



Shed South West

1 : 100



Shed South East

1 : 100

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Revision Schedule		
No.	Description	Date
2	Additional notation for CDC	15/10/25
1	Issued for CDC submission	18/09/25



Abbey & Brad Wiggins		Shed Plans & Elevations	
Lot 183 DP 27232, 27 Broadview Ave Culburra Beach 2540			
Project number	DD-2023	DD-2023-9	
Date	10/09/25	Scale	1 : 100