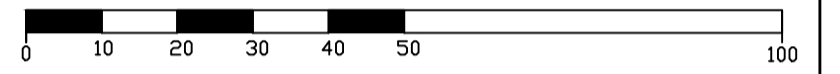
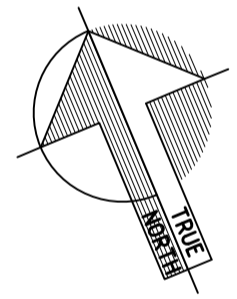


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 Do not scale drawing.
 All dimensions to be checked by builder prior to commencement of work.
 All discrepancies to be brought to the attention of Cornerstone Design.

Issue:
 A: 20/10/22: DA LODGMENT ISSUE



North Point:



Designed By:

CORNERSTONE DESIGN
 12 Haig Street
 Chatswood NSW 2067 AUSTRALIA
 Mob: 042 111 8888
 Email: william@cornerstonedesign.com.au

Project:
PROPOSED DUAL OCCUPANCY AT 105 LETITIA STREET OATLEY
 Lot 39, Section 34, DP 6848

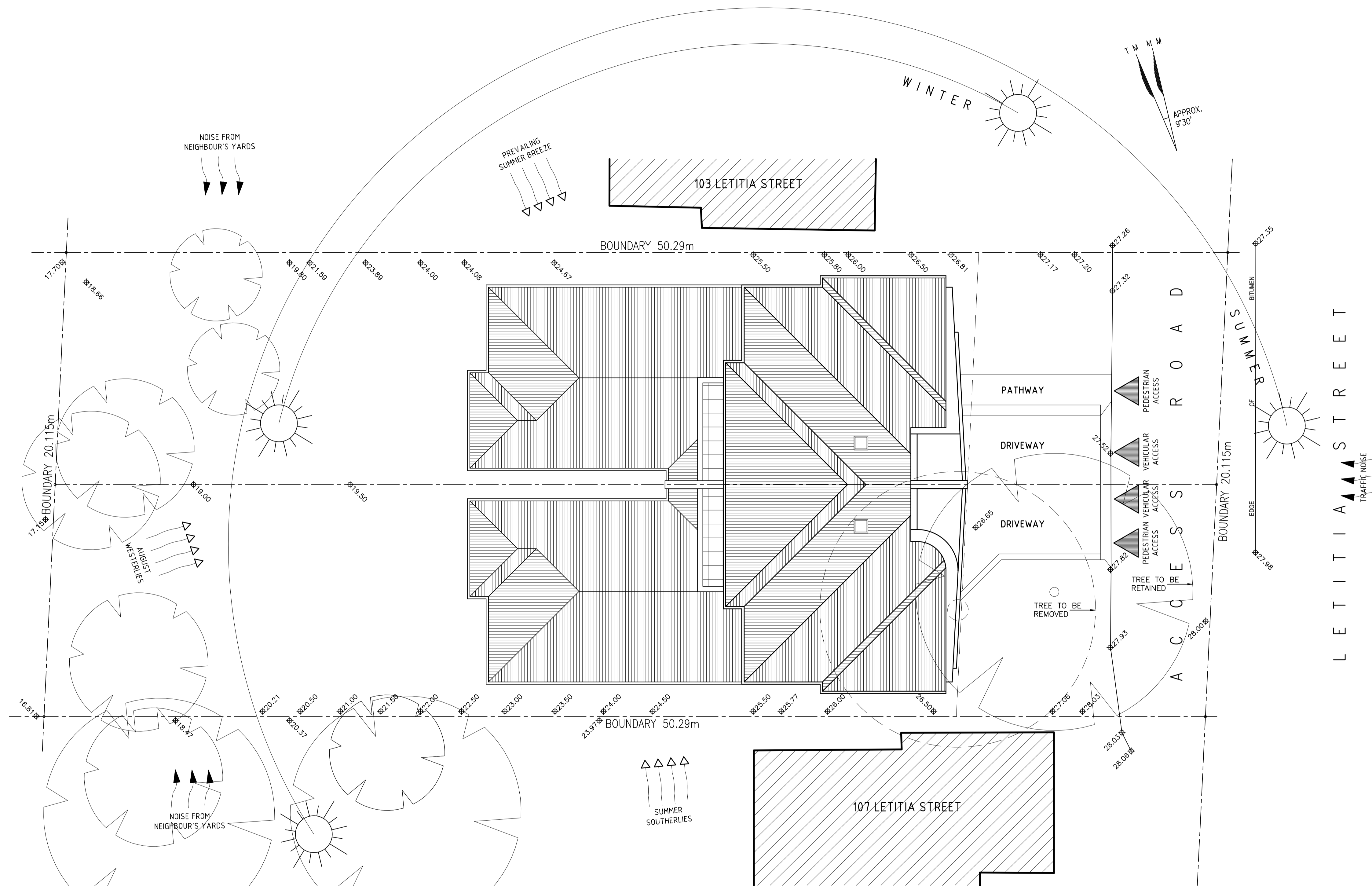
Client:
 Infinity Eight Holdings Pty Ltd

Drawing:
SITE ANALYSIS PLAN

Submission:
CDC ISSUE

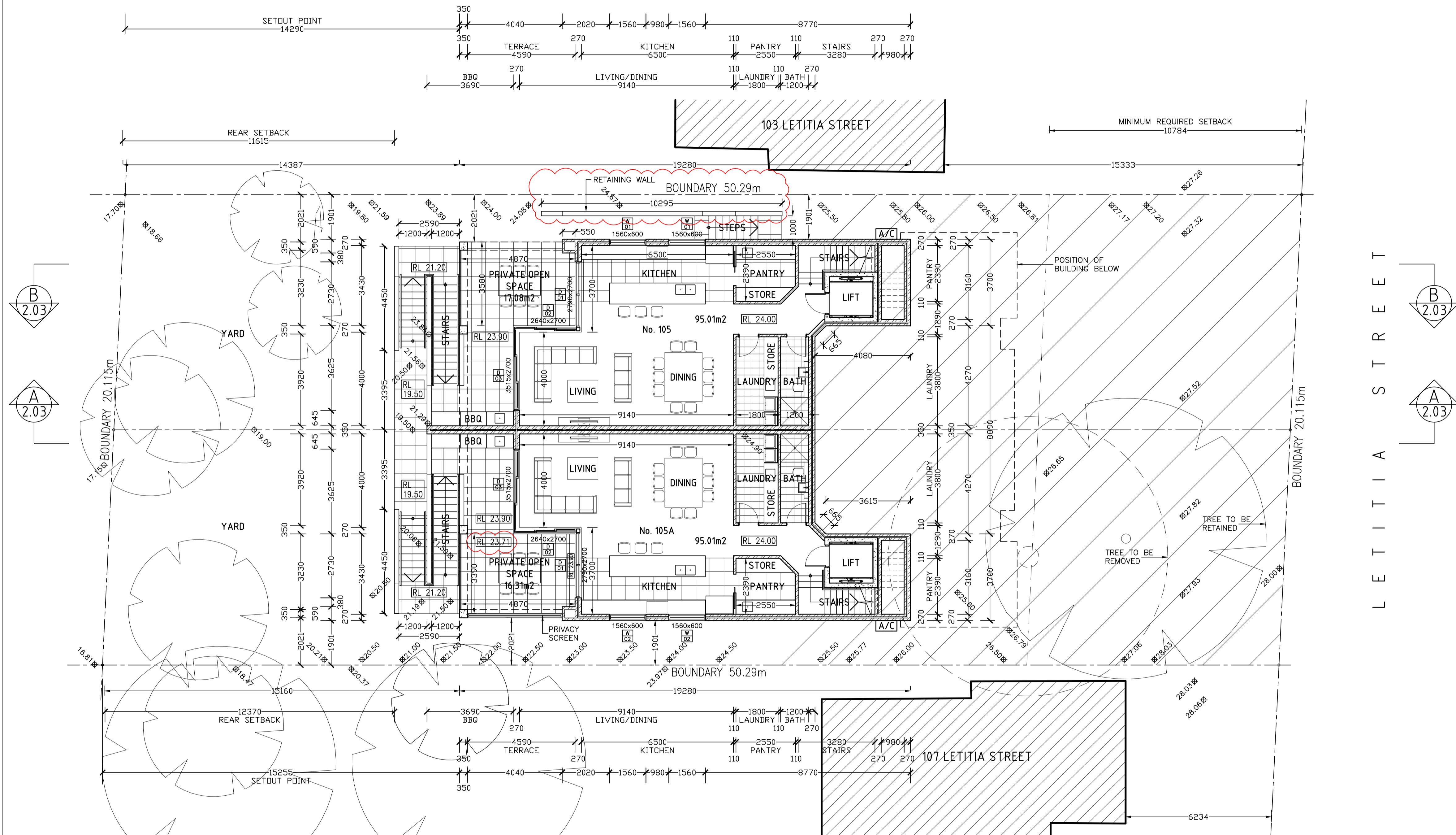
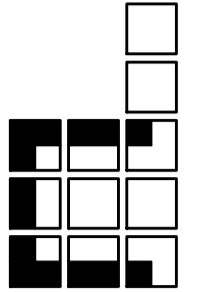
| | | |
|-------------------------------|---------------------|-------------|
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 1.01 | Issue: A |

Designed By: WILLIAM KARAVELAS
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SITE ANALYSIS PLAN
 SCALE: 1:100

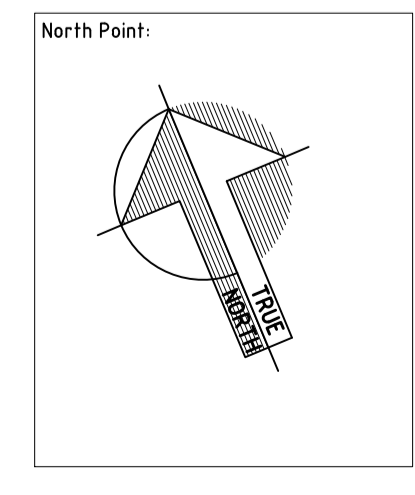
CALCULATIONS:
 ZONE = R2 LOW DENSITY RESIDENTIAL
 SITE AREA = 1010.4m²
 MIN SITE AREA REQUIRED = 650m² for Dual Occupancy
 GFA ALLOWED = 25% x 1010.4m² = 300m² = 552.6m² = 276.3m² / dwelling
 GFA PROPOSED = TOTAL = 548.76m²
 = DWELLING 1 (No. 105) = 276.17m²
 = DWELLING 2 (No. 105A) = 276.17m²
 MAX HEIGHT ALLOWED = 1 = 8.5m
 MAX HEIGHT PROPOSED = 8.45m MAX
 LANDSCAPED AREA REQUIRED = 50% x 1010.4m² - 100m² = 405.2m² min width 15m
 LANDSCAPED AREA PROPOSED = 406.86m²
 FRONTAGE LANDSCAPED AREA REQUIRED = 58.65m² (25%)
 FRONTAGE LANDSCAPED AREA PROPOSED = 72.43m²
 LANDSCAPE - MIN 50% BEHIND BUILDING LINE REQUIRED = 202.6m²
 LANDSCAPE - MIN 50% BEHIND BUILDING LINE PROPOSED = 334.43m²
 ACID SULPHATE SOILS = CLASS 5
 PRIVATE OPEN SPACE REQUIRED = 16m² min/dwelling (3.0m min width)
 PRIVATE OPEN SPACE PROPOSED - DWELLING 1 (No. 105) = 170.73m²
 PRIVATE OPEN SPACE PROPOSED - DWELLING 2 (No. 105A) = 122.91m²
 PARKING REQUIRED = 2 SPACES PER DWELLING
 PARKING PROPOSED = 2 SPACES PER DWELLING



○ LOWER GROUND FLOOR PLAN
 SCALE 1:100

Notes:
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 Do not scale drawing.
 All dimensions to be checked by builder prior to commencement of work.
 All discrepancies to be brought to the attention of Cornerstone Design.

Issue:
 A: 01/09/23: CDC LODGMENT ISSUE
 B: 20/11/23: TERRACE LEVEL TO 105A LOWERED BY 190mm.
 RETAINING WALL ADDED.

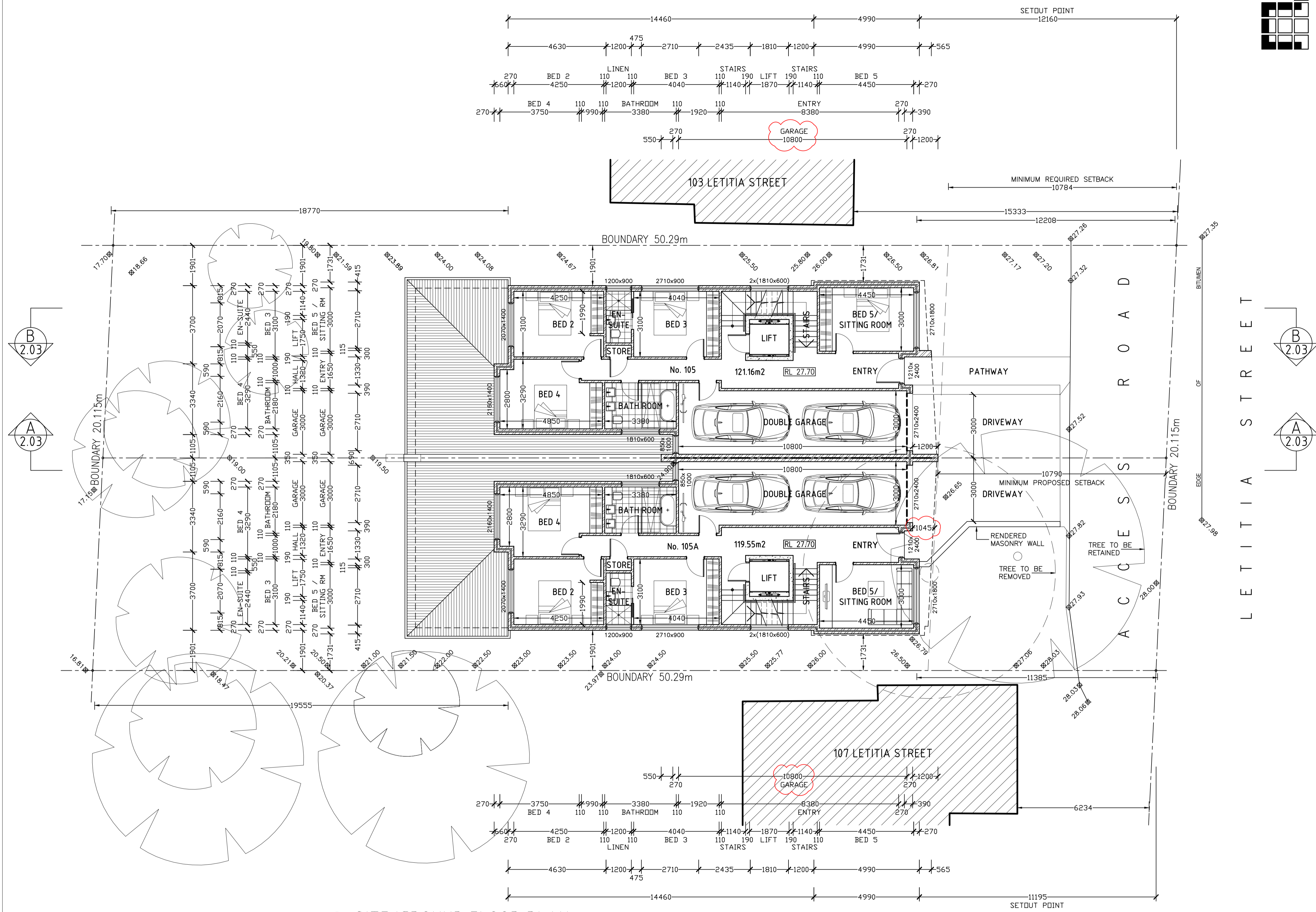
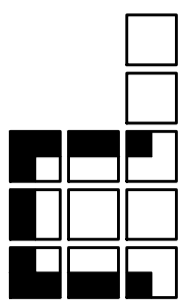


Designed By:

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 Mob: 042 111 8888
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Project:
 PROPOSED DUAL OCCUPANCY AT
 105 LETITIA STREET OATLEY
 Lot 39, Section 34, DP 6848
 Client:
 Infinity Eight Holdings Pty Ltd
 Drawing:
LOWER GROUND FLOOR PLAN

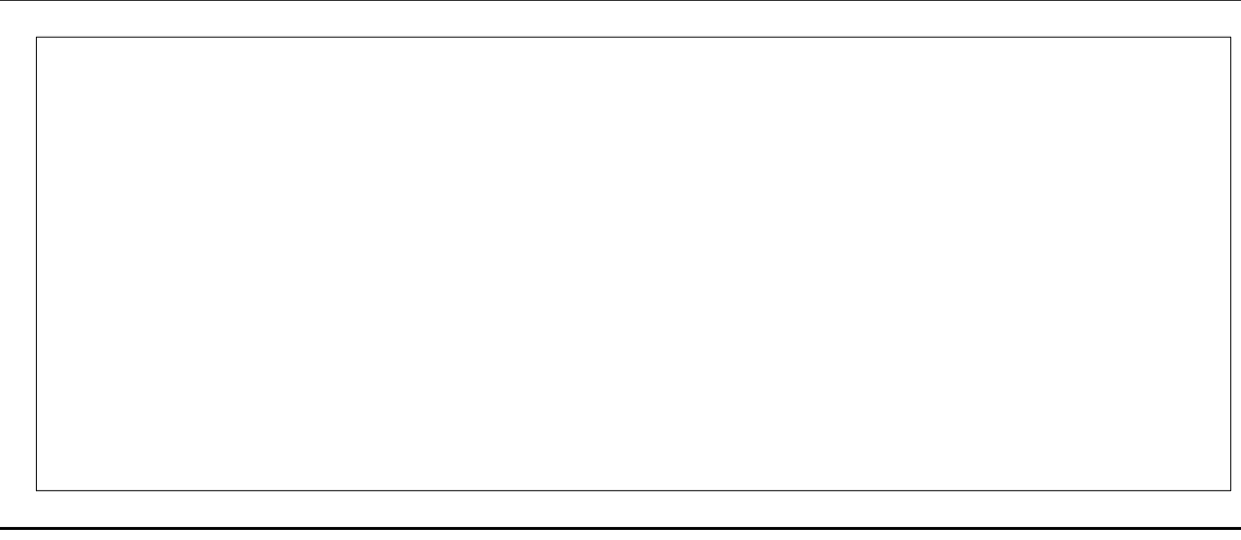
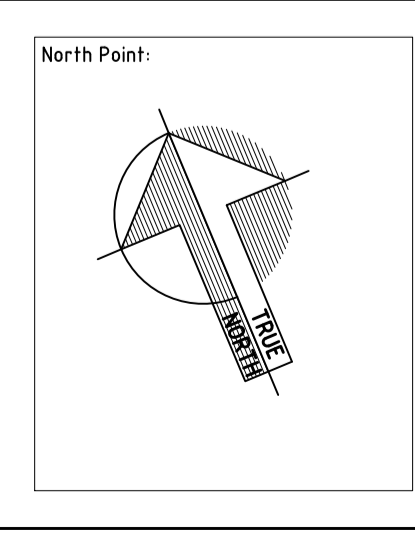
Submission:
CDC ISSUE
 Scale:
 1:100@A1 & 1:200@A3
 Project No:
 CD 1502
 Drawing No:
1.02
 Drawn:
 WK
 Checked:
 Issue:
 B
 Designed By: WILLIAM KARAVELAS
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SITE/GROUND FLOOR PLAN
SCALE 1:100

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Issue:
 A: 01/09/23: CDC LODGMENT ISSUE
 B: 20/11/23: DOUBLE GARAGES REDUCED IN LENGTH BY 200mm.

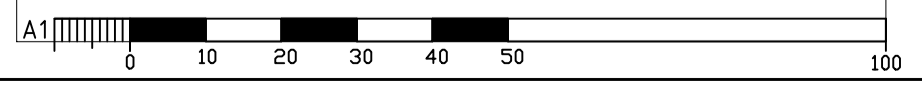


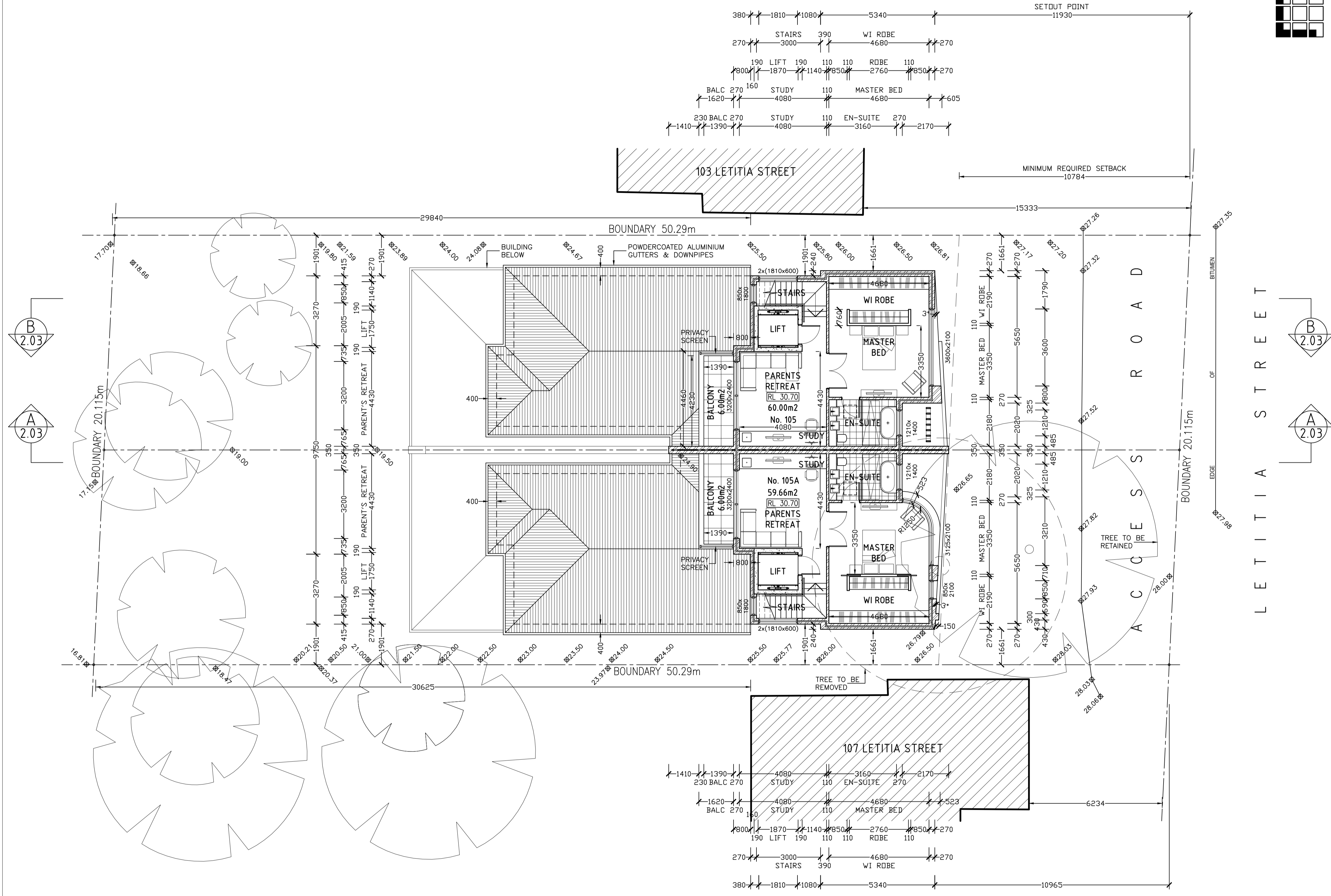
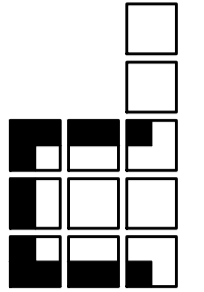
Designed By:

CORNERSTONE DESIGN
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 Chatswood NSW 2067 AUSTRALIA
 Mob: 042 111 8888
 Email: william@cornerstonedesign.com.au

Project:
PROPOSED DUAL OCCUPANCY AT 105 LETITIA STREET OATLEY
 Lot 39, Section 34, DP 6848
 Client:
 Infinity Eight Holdings Pty Ltd
 Drawing:
SITE/GROUND FLOOR PLAN

| | | | | | |
|--|---------------------|-------------|------------------|----------|---|
| Submission: | | | CDC ISSUE | | |
| Scale: | 1:100@A1 & 1:200@A3 | Drawn: | WK | Checked: | |
| Project No: | CD 1502 | Drawing No: | 1.03 | Issue: | B |
| Designed By: WILLIAM KARAVELAS | | | | | |
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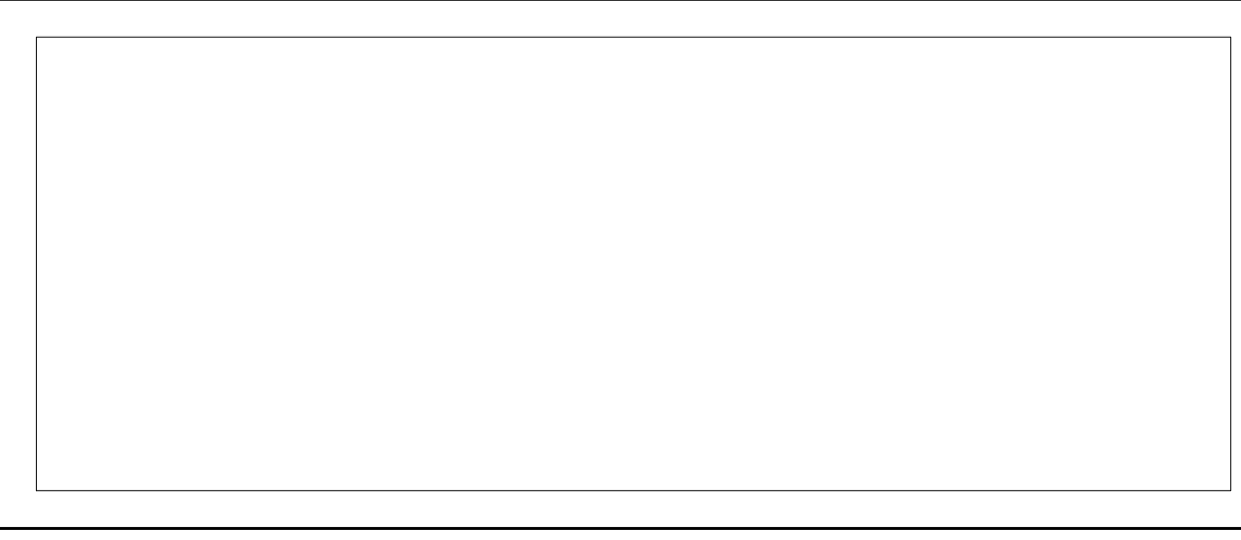
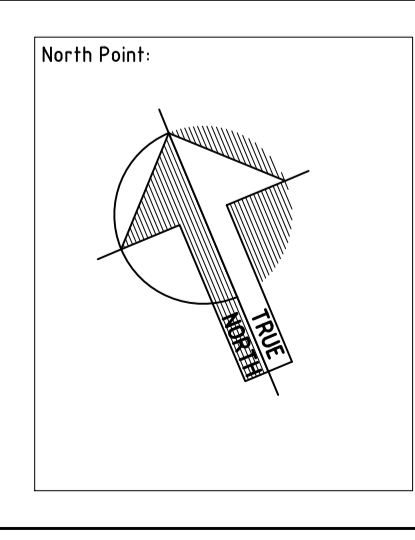




FIRST FLOOR PLAN
SCALE 1:100

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All discrepancies to be brought to the attention of Cornerstone Design.

Issue:
A: 01/09/23: CDC LODGMENT ISSUE



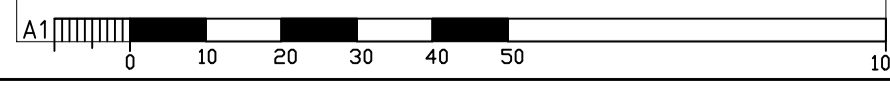
Designed By:
CORNERSTONE DESIGN
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Chatswood NSW 2067 AUSTRALIA
Mob: 042 111 8888
Email: william@cornerstonedesign.com.au

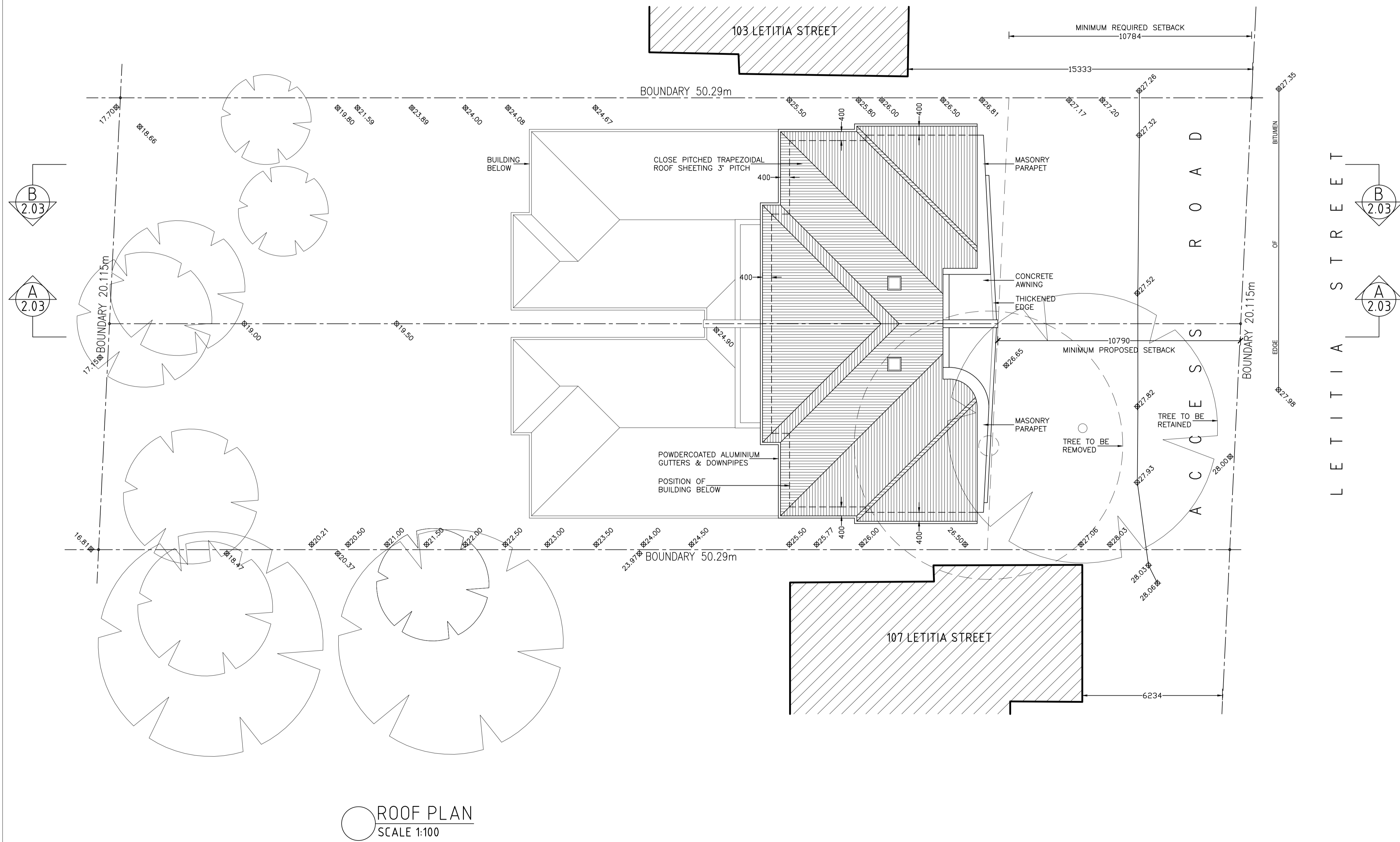
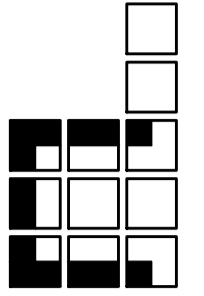
Project:
PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
FIRST FLOOR PLAN

Submission:
CDC ISSUE

| | | |
|-------------------------------|---------------------|-------------|
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 1.04 | Issue: A |

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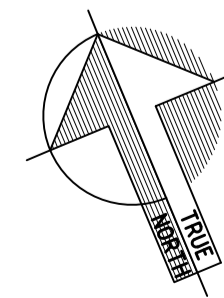


ROOF PLAN
SCALE 1:100

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All discrepancies to be brought to the attention of Cornerstone Design.

Issue:
A: 01/09/23: CDC LODGMENT ISSUE

North Point:



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Email: william@cornerstonedesign.com.au

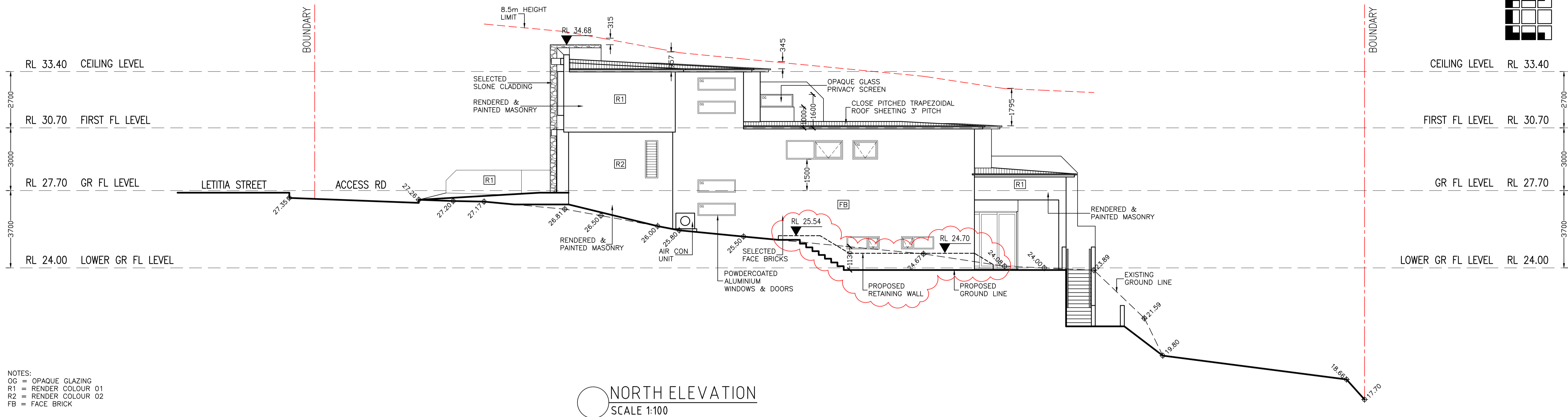
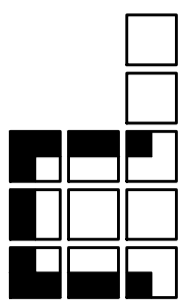
Project:
**PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848**
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
ROOF PLAN

Submission:
CDC ISSUE

| | | |
|-------------------------------|---------------------|-------------|
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 1.05 | Issue: A |

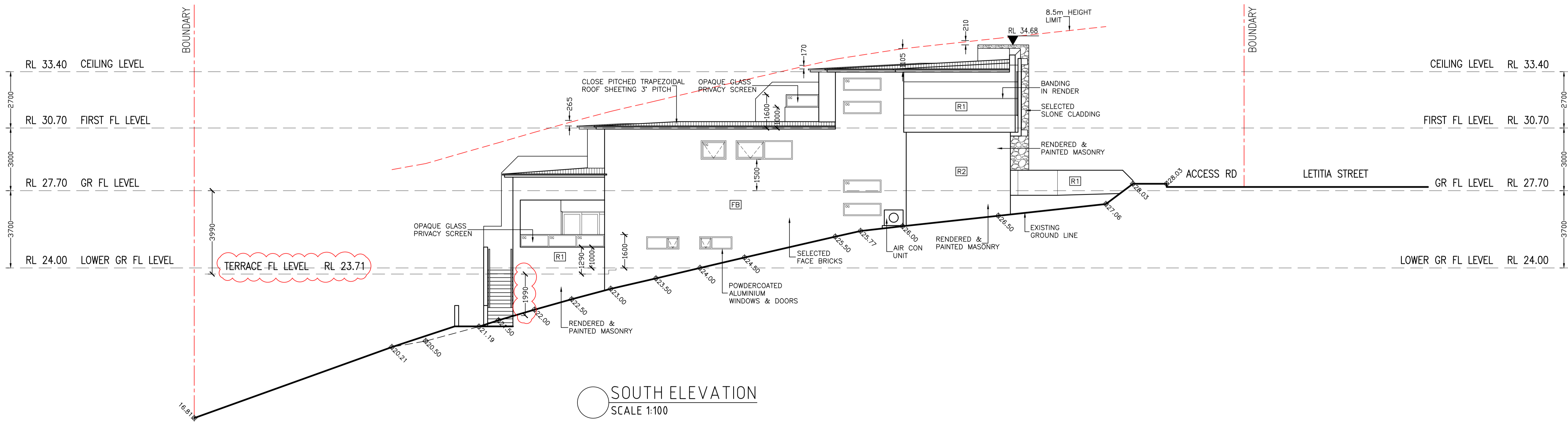
Designed By: WILLIAM KARAVELAS
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NOTES:
 OG = OPAQUE GLAZING
 R1 = RENDER COLOUR 01
 R2 = RENDER COLOUR 02
 FB = FACE BRICK

NORTH ELEVATION
 SCALE 1:100



SOUTH ELEVATION
 SCALE 1:100

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Issue:
 A: 01/09/23: CDC LODGMENT ISSUE
 B: 20/11/23: TERRACE LEVELS ADDED. RETAINING WALL ADDED.

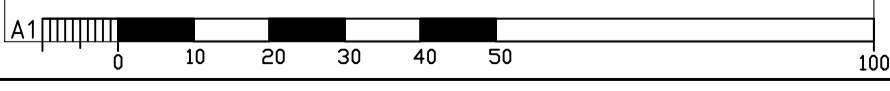
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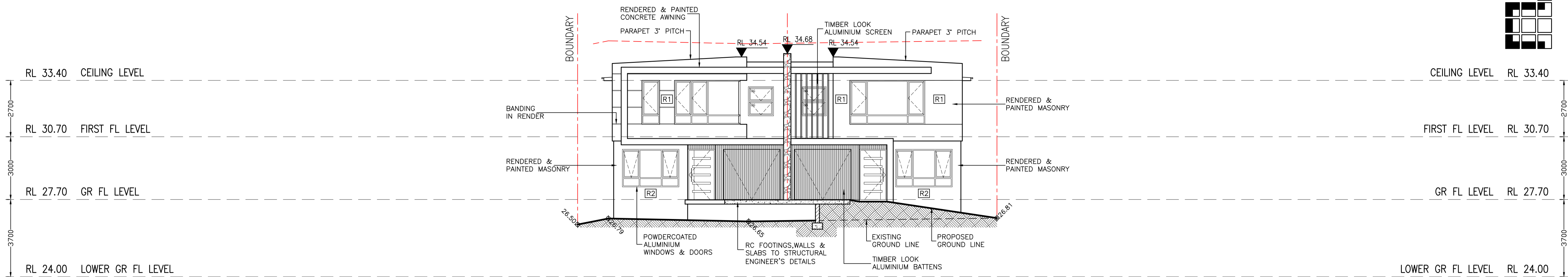
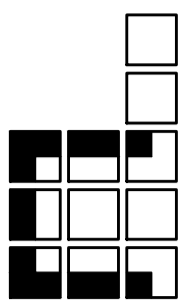
Designed By:

CORNERSTONE DESIGN
 12 Haig Street
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 Email: william@cornerstonedesign.com.au

Project:
 PROPOSED DUAL OCCUPANCY AT
 105 LETITIA STREET OATLEY
 Lot 39, Section 34, DP 6848
 Client:
 Infinity Eight Holdings Pty Ltd
 Drawing:
**NORTH ELEVATION &
 SOUTH ELEVATION**

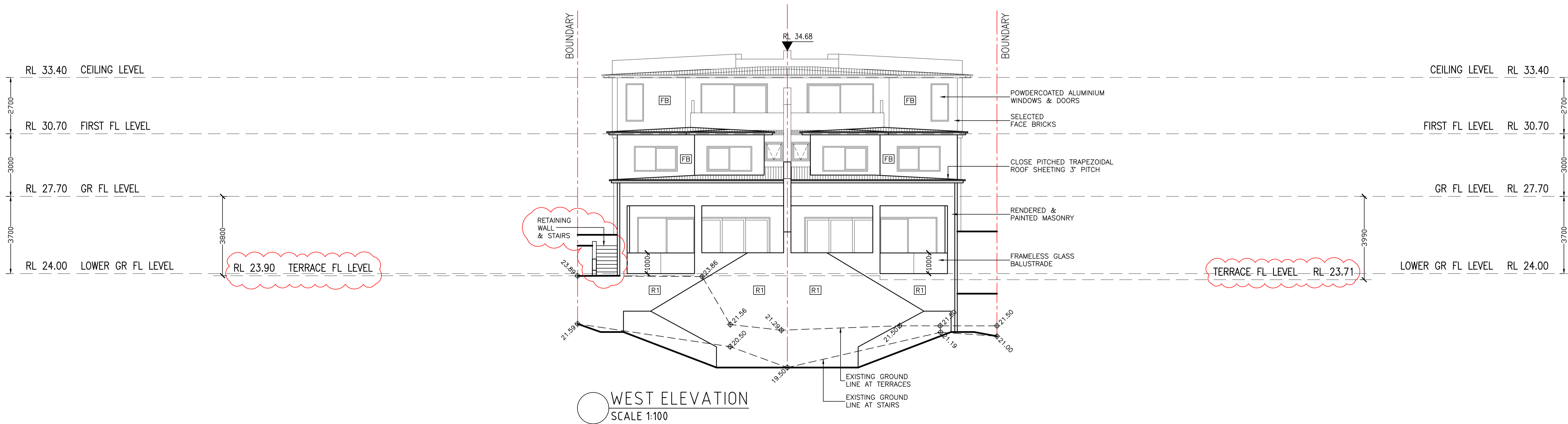
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| Submission: CDC ISSUE | | |
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 2.01 | Issue: B |
| Designed By: WILLIAM KARAVELAS Copyright remains the property of CORNERSTONE DESIGN (NSW) PTY LTD | | |





EAST ELEVATION (LETITIA ST)
SCALE 1:100

NOTES:
OG = OPAQUE GLAZING
R1 = RENDER COLOUR 01
R2 = RENDER COLOUR 02
FB = FACE BRICK



WEST ELEVATION
SCALE 1:100

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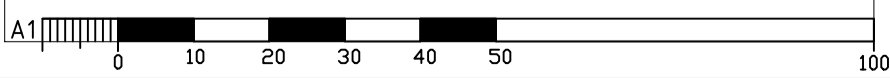
Issue:
A: 01/09/23: CDC LODGMENT ISSUE
B: 20/11/23: TERRACE LEVELS ADDED.

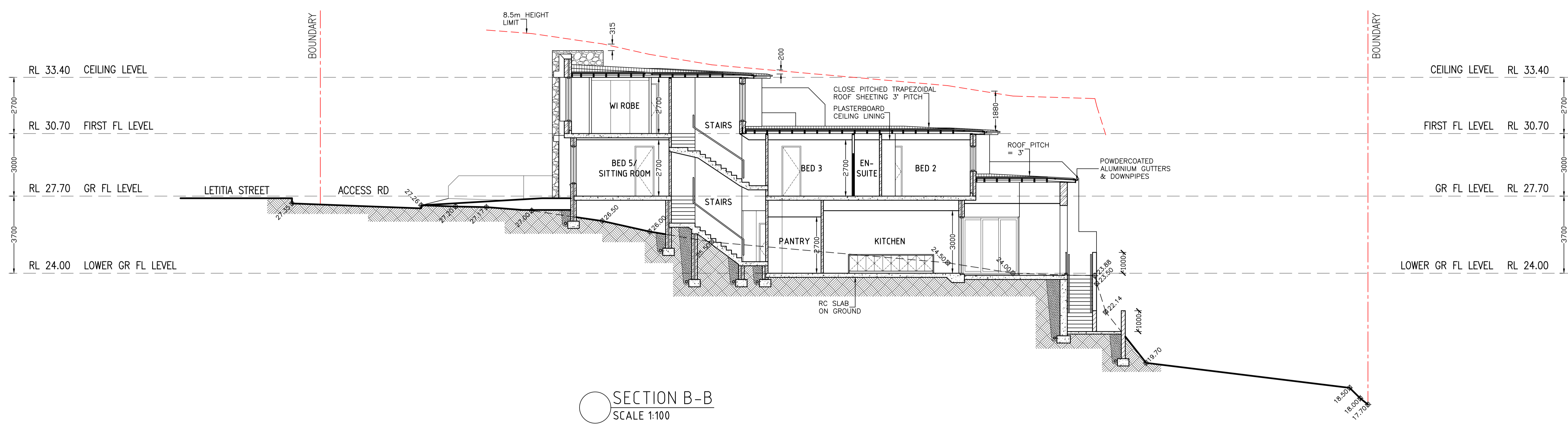
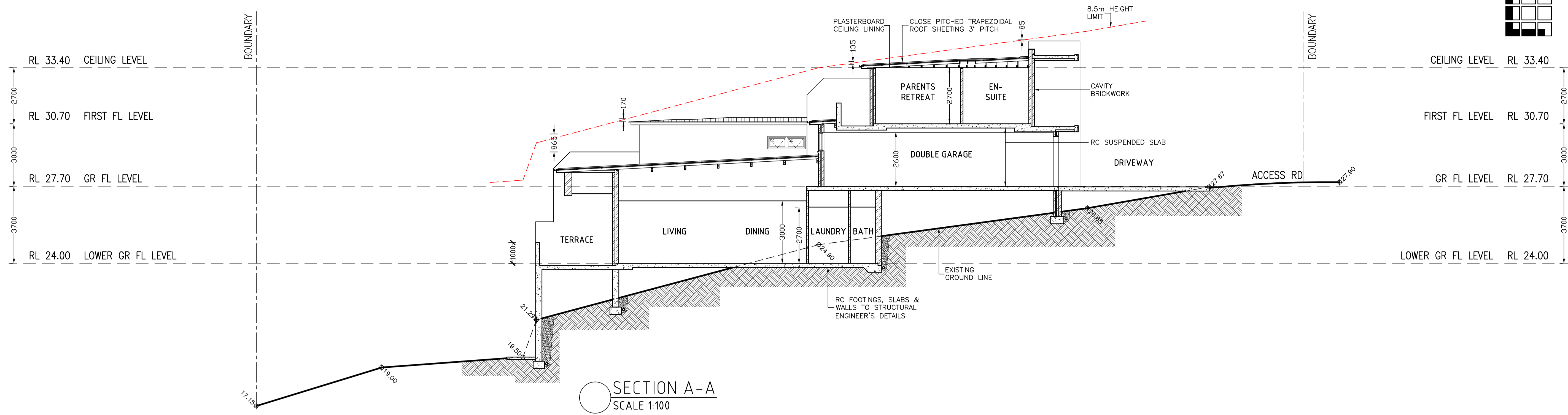
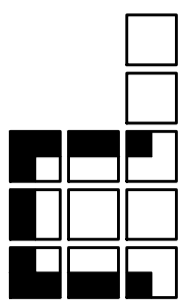
North Point:

Designed By:
 **CORNERSTONE DESIGN**
12 Haig Street
Chatswood NSW 2067 AUSTRALIA
Mob: 042 111 8888
Email: william@cornerstonedesign.com.au

Project:
PROPOSED DUAL OCCUPANCY AT 105 LETITIA STREET OATLEY Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
EAST ELEVATION & WEST ELEVATION

| | | |
|--|---------------------|-------------|
| Submission: CDC ISSUE | | |
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 2.02 | Issue: B |
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All discrepancies to be brought to the attention of Cornerstone Design.

Issue:
A: 01/09/23: CDC LODGMENT ISSUE

North Point:

Designed By:

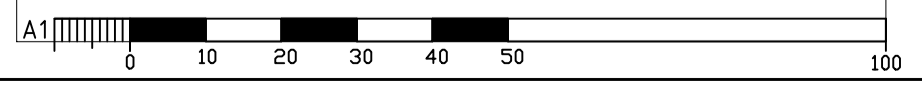
CORNERSTONE DESIGN
12 Haig Street
Chatswood NSW 2067 AUSTRALIA
Mob: 042 111 8888
Email: william@cornerstonedesign.com.au

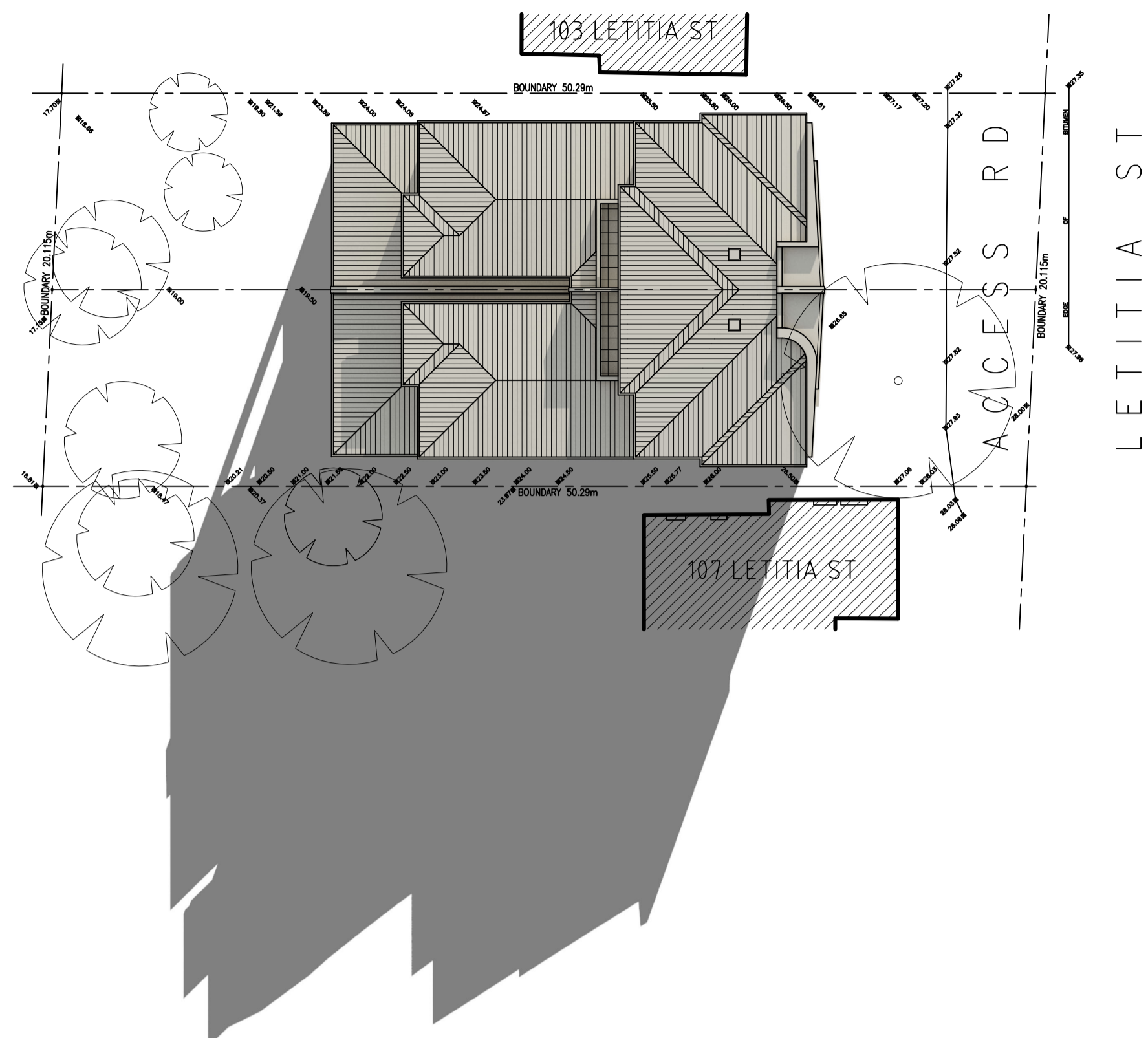
Project:
PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
SECTIONS

Submission:
CDC ISSUE

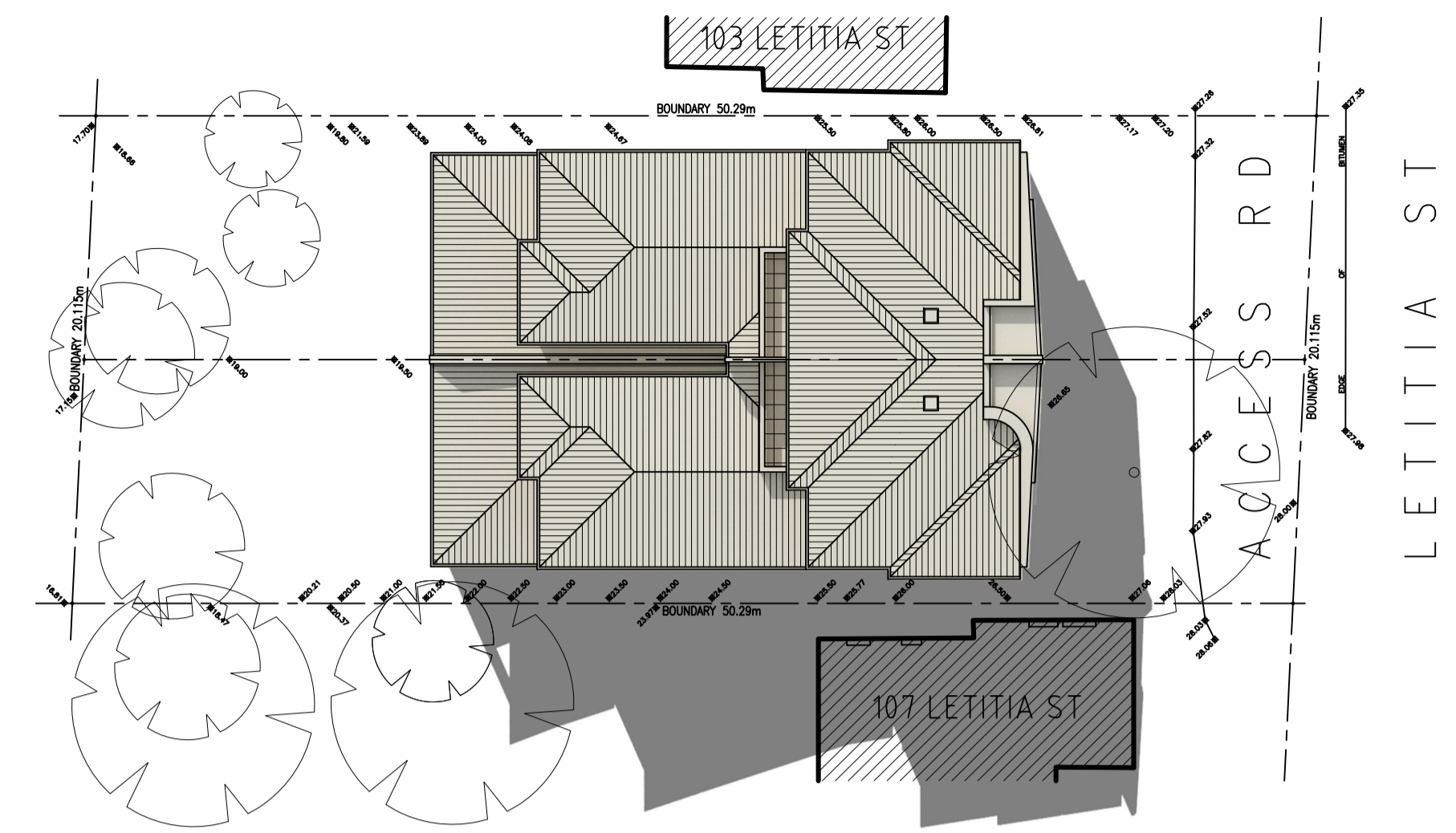
| | | |
|-------------------------------|---------------------|-------------|
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 2.03 | Issue: A |

Designed By: WILLIAM KARAVELAS
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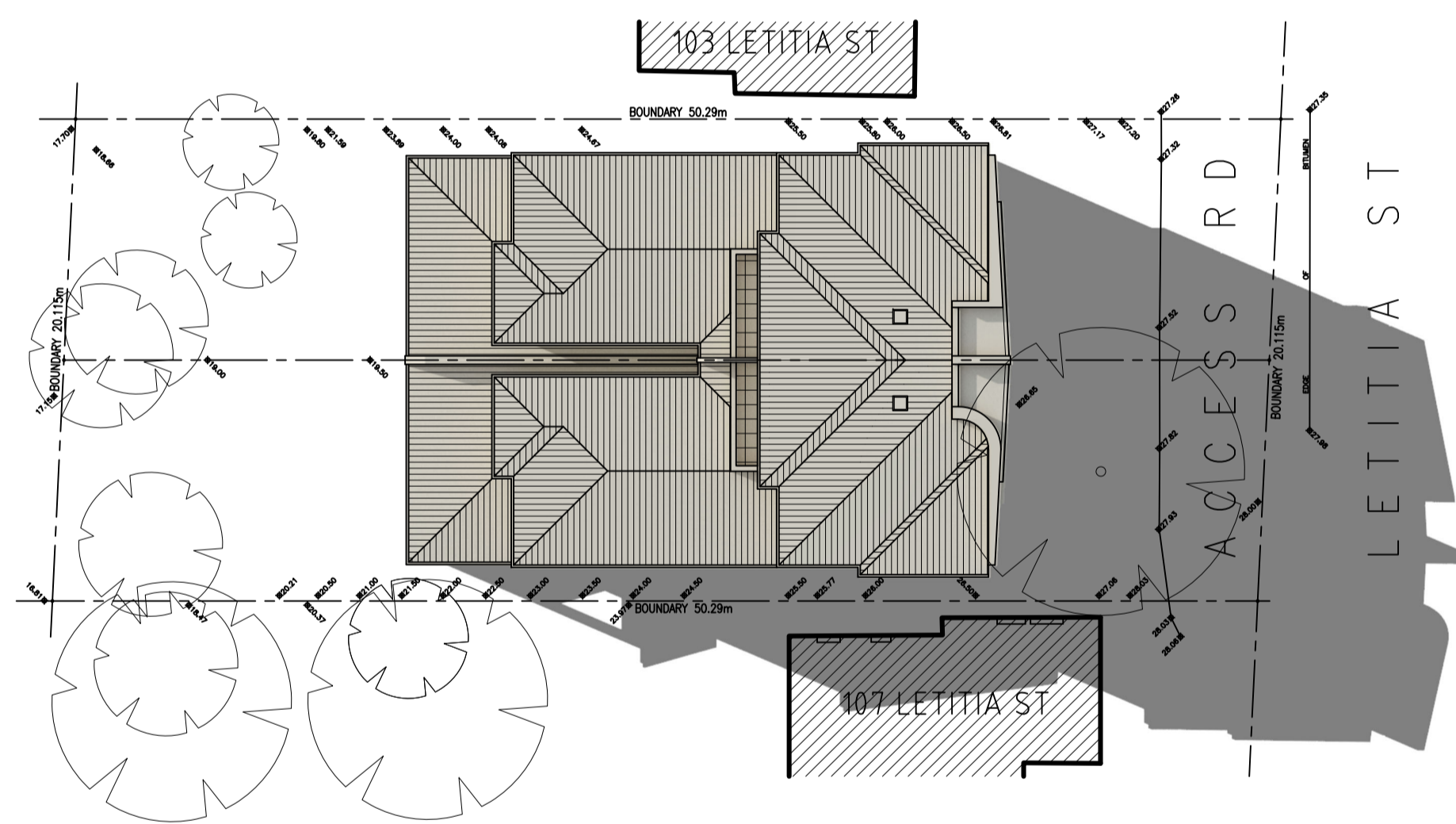




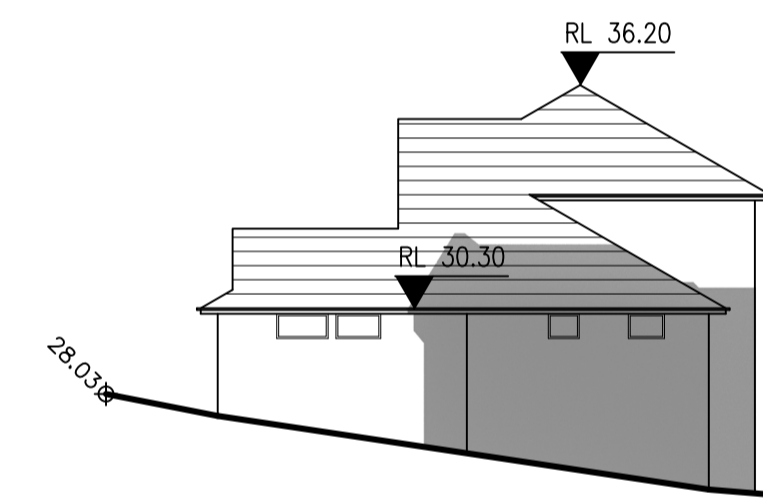
SHADOW DIAGRAM
SCALE 1:250 (21st JUNE 9am)



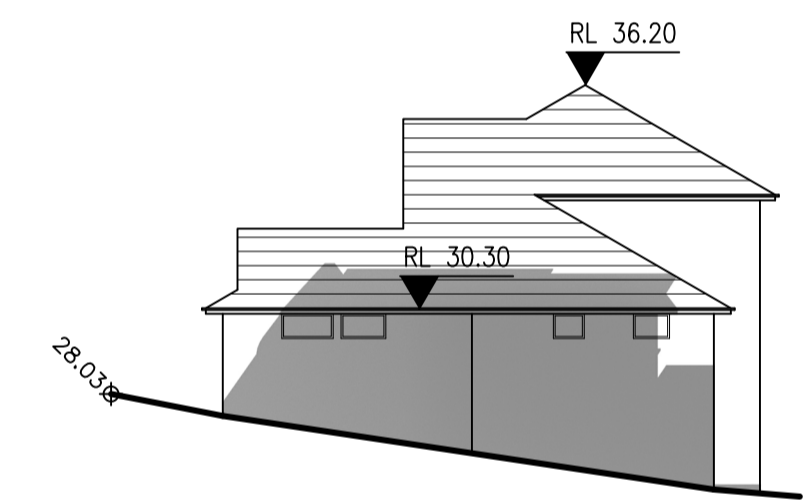
SHADOW DIAGRAM
SCALE 1:250 (21st JUNE 12noon)



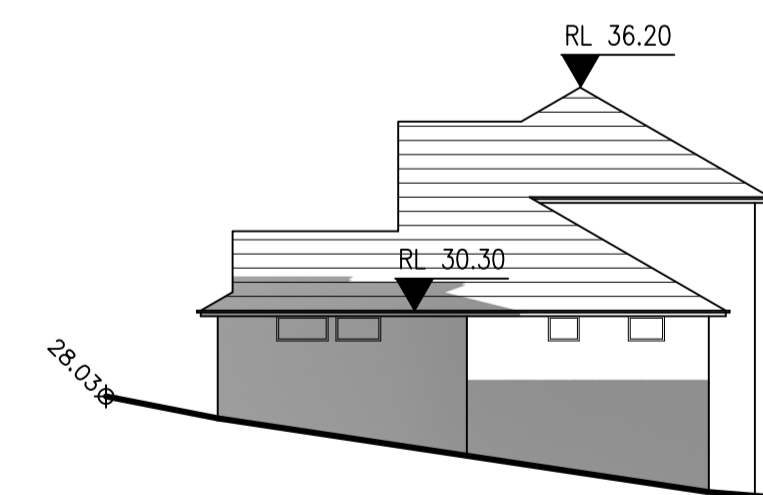
SHADOW DIAGRAM
SCALE 1:250 (21st JUNE 3pm)



NORTH ELEVATION 9am
SCALE 1:200 (107 LETITIA ST)



NORTH ELEVATION 12noon
SCALE 1:200 (107 LETITIA ST)

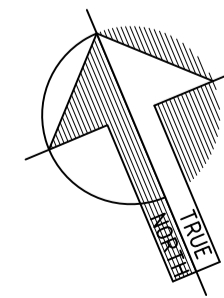


NORTH ELEVATION 3pm
SCALE 1:200 (107 LETITIA ST)

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Do not scale drawing.
All dimensions to be checked by builder prior to commencement of work.
All discrepancies to be brought to the attention of Cornerstone Design.

Issue:
A- 20/01/23: CDC LODGMENT ISSUE

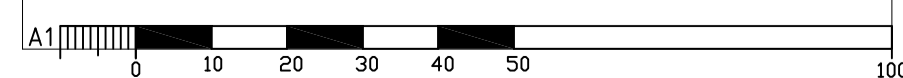
North Point:

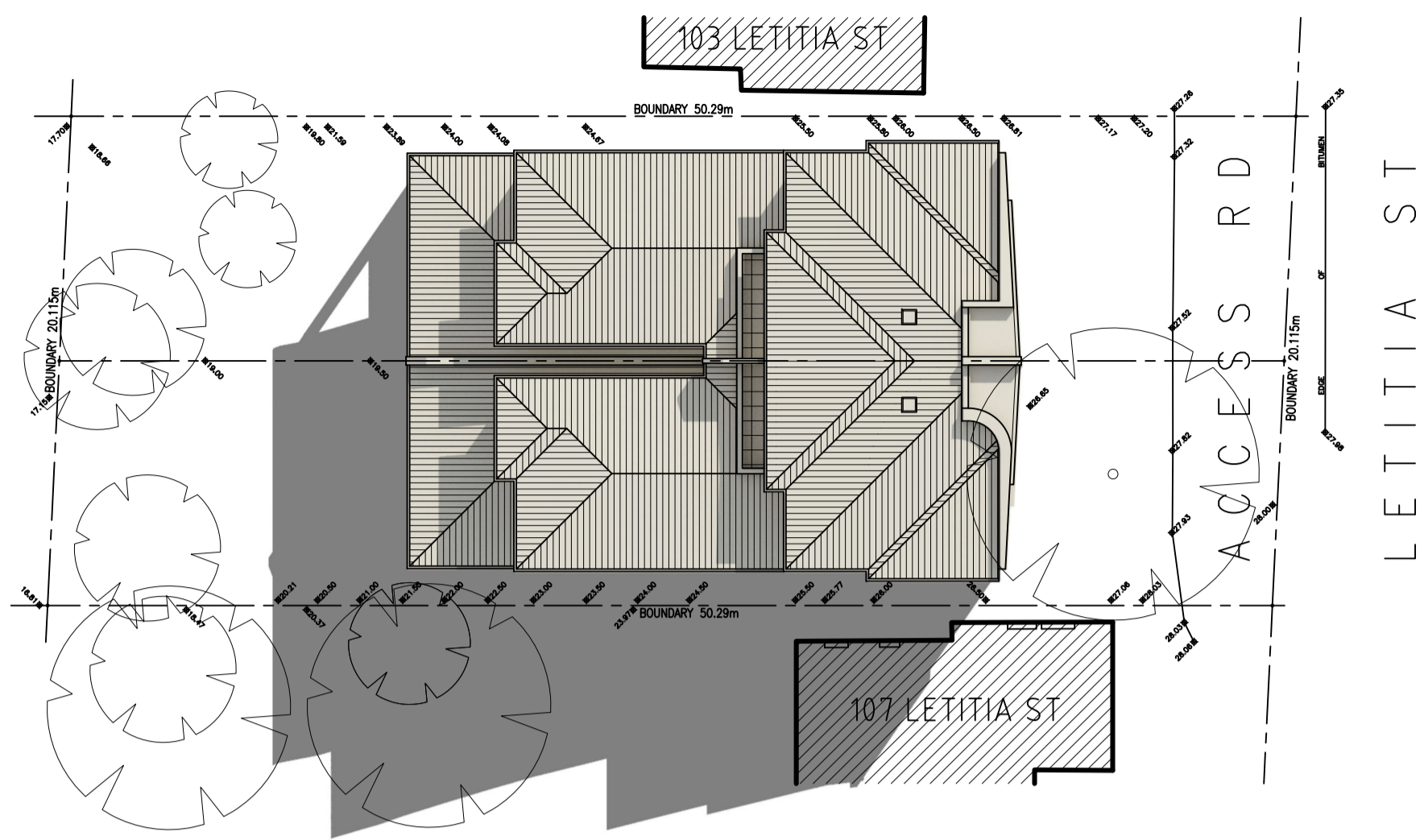


Designed By:
CORNERSTONE DESIGN
12 Haig Street
Chatswood NSW 2067 AUSTRALIA
Mob: 042 111 8888
Email: william@cornerstonedesign.com.au

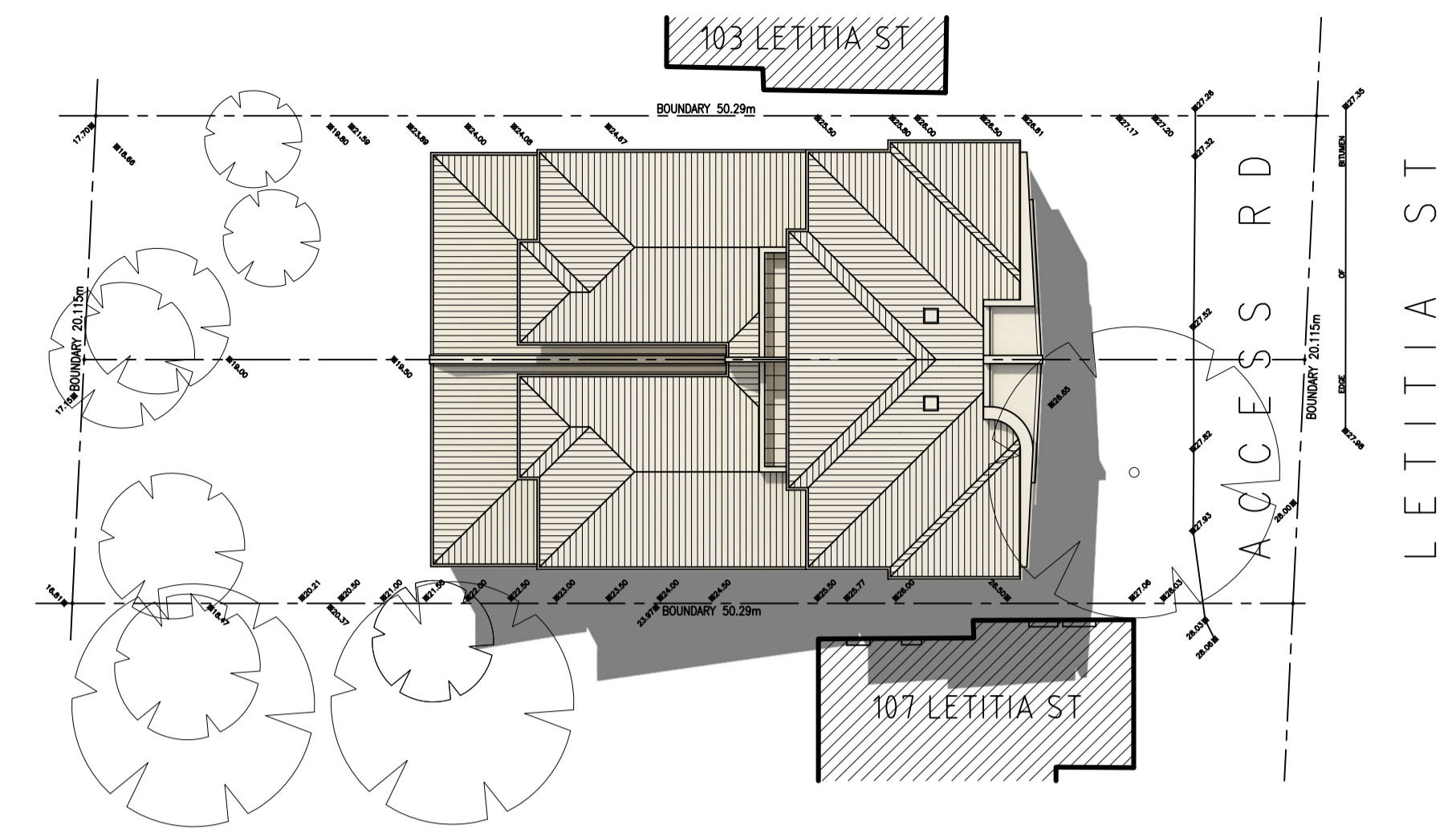
Project:
PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
SHADOW DIAGRAMS
21st June

| | | |
|--|---------------------|-------------|
| Submission: CDC ISSUE | | |
| Scale: 1:400 & 1:500@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 3.01 | Issue: A |
| Designed By: WILLIAM KARAVELAS Copyright remains the property of CORNERSTONE DESIGN (NSW) PTY LTD | | |

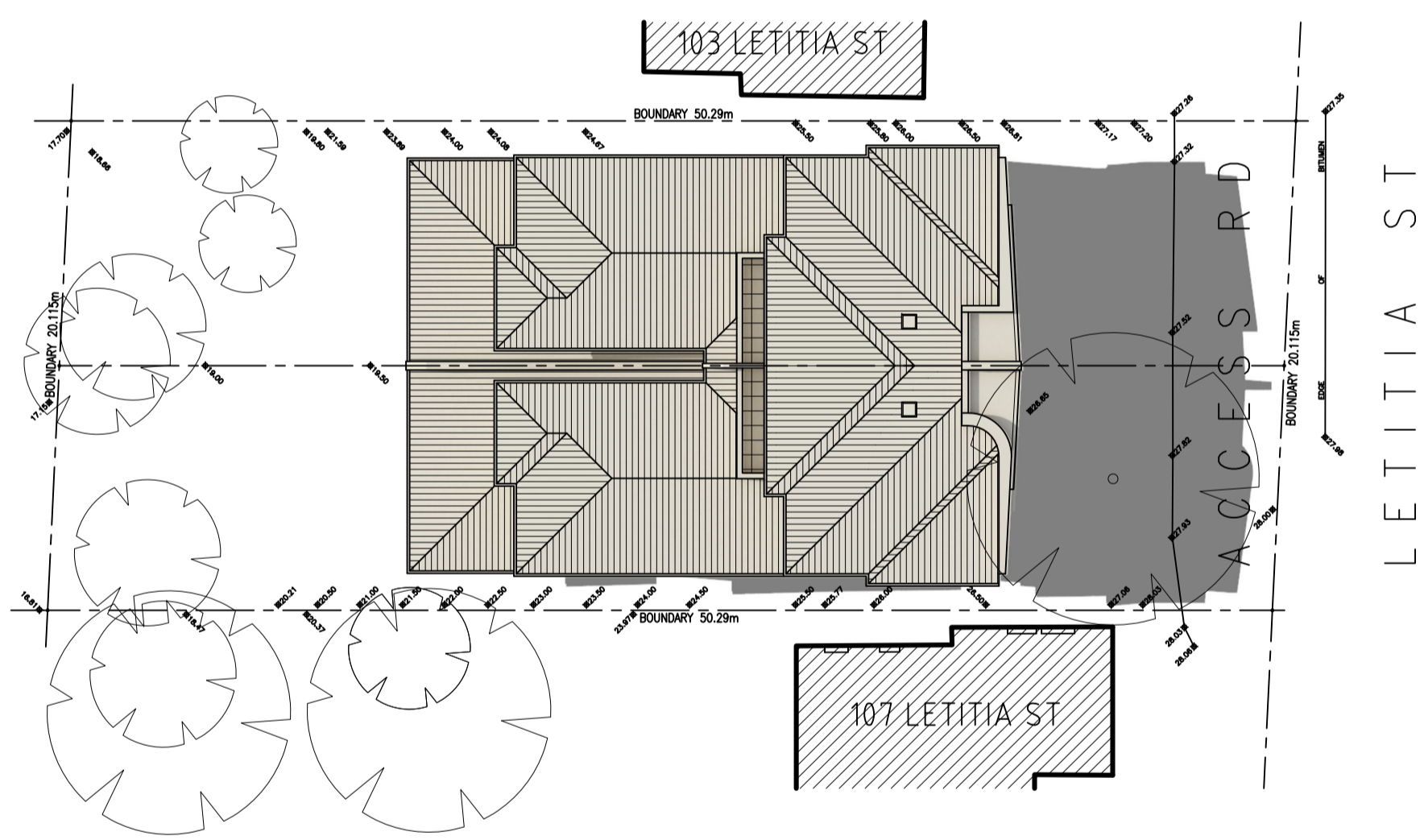




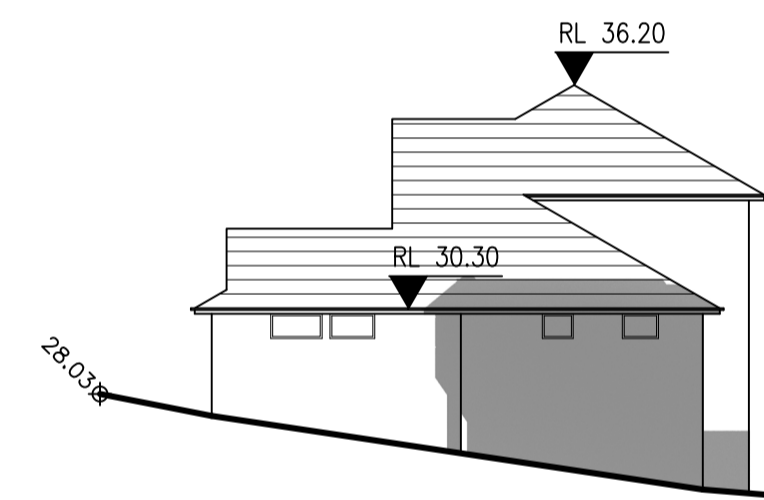
SHADOW DIAGRAM
SCALE 1:250 (21st MAR/SEPT 9am)



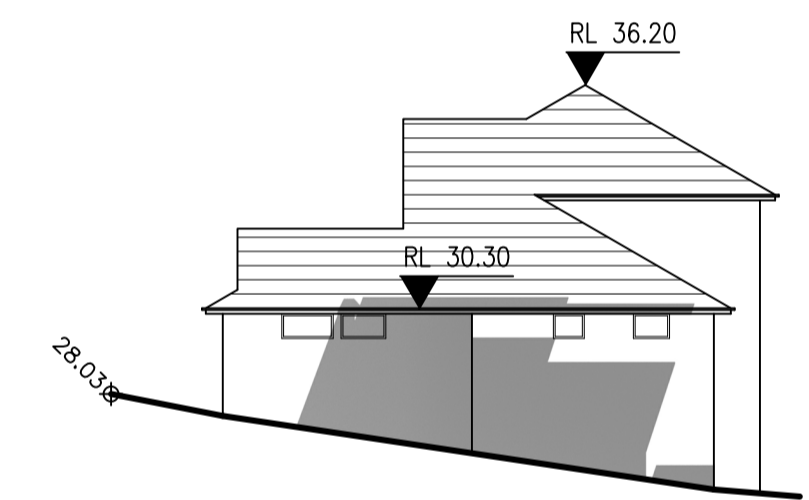
SHADOW DIAGRAM
SCALE 1:250 (21st MAR/SEPT 12noon)



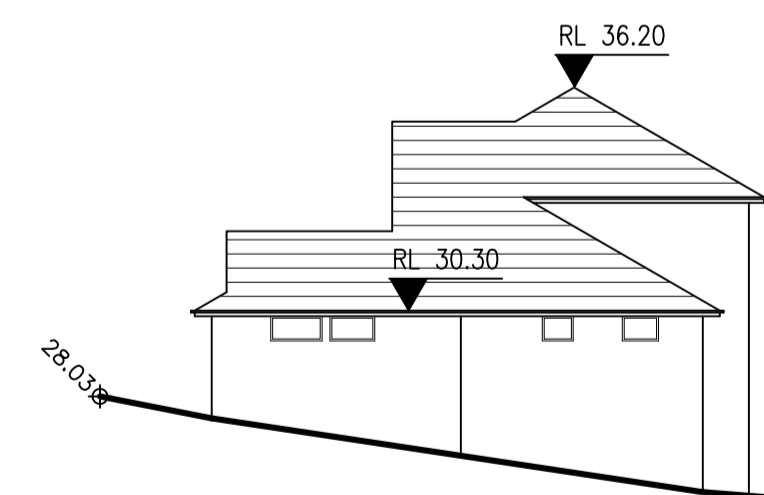
SHADOW DIAGRAM
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NORTH ELEVATION 9am
SCALE 1:200 (107 LETITIA ST)

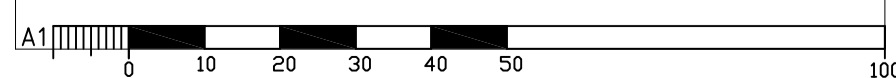


NORTH ELEVATION 12noon
SCALE 1:200 (107 LETITIA ST)



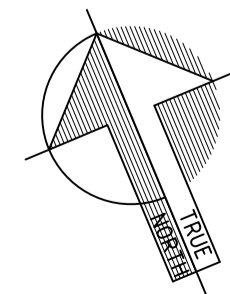
NORTH ELEVATION 3pm
SCALE 1:200 (107 LETITIA ST)

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Issue:
A- 20/01/23: CDC LODGMENT ISSUE

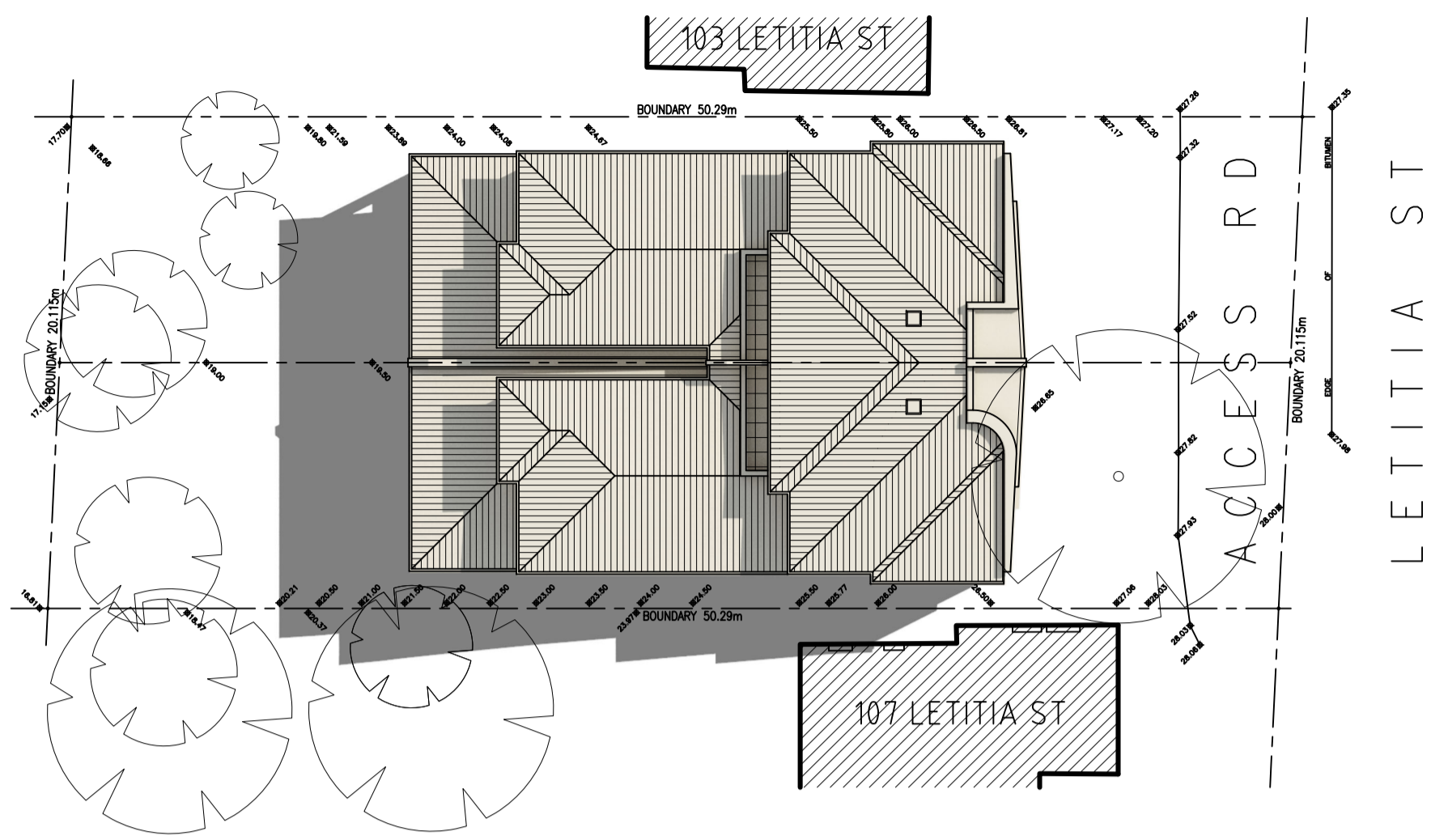
North Point:



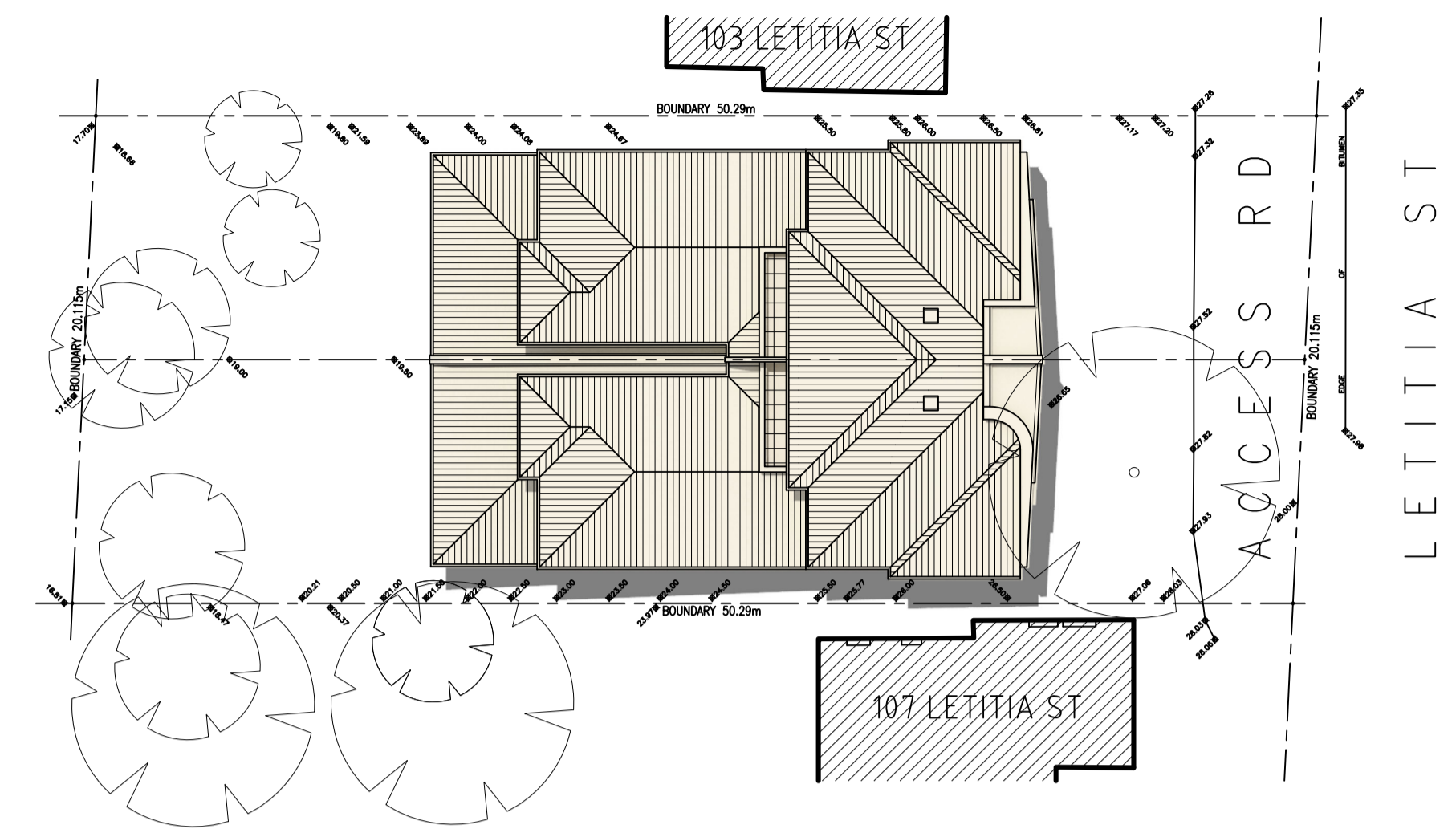
Designed By:
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12 Haig Street
Chatswood NSW 2067 AUSTRALIA
Mob: 042 111 8888
Email: william@cornerstonedesign.com.au

Project:
PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
SHADOW DIAGRAMS
21st March / September

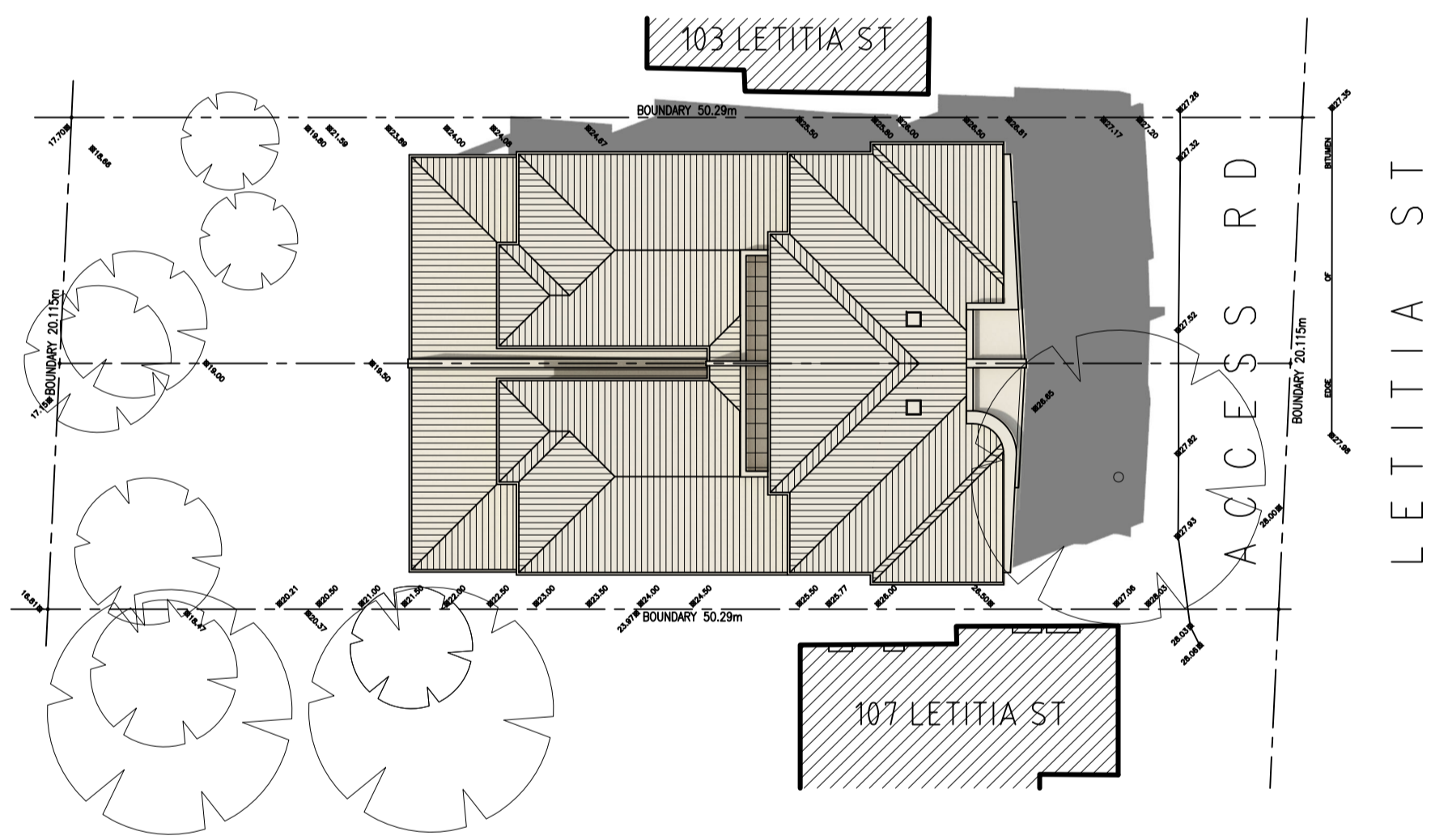
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|--|---------------------|-------------|
| Submission: CDC ISSUE | | |
| Scale: 1:400 & 1:500@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 3.02 | Issue: A |
| Designed By: WILLIAM KARAVELAS Copyright remains the property of CORNERSTONE DESIGN (NSW) PTY LTD | | |



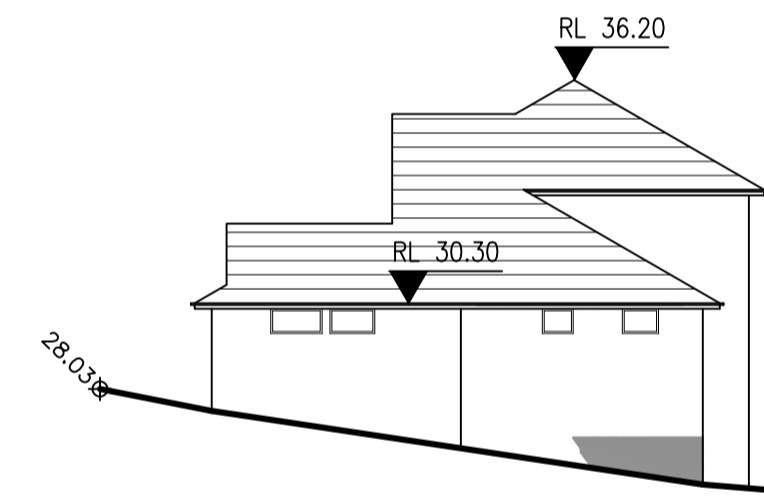
SHADOW DIAGRAM
SCALE 1:250 (21st DECEMBER 9am)



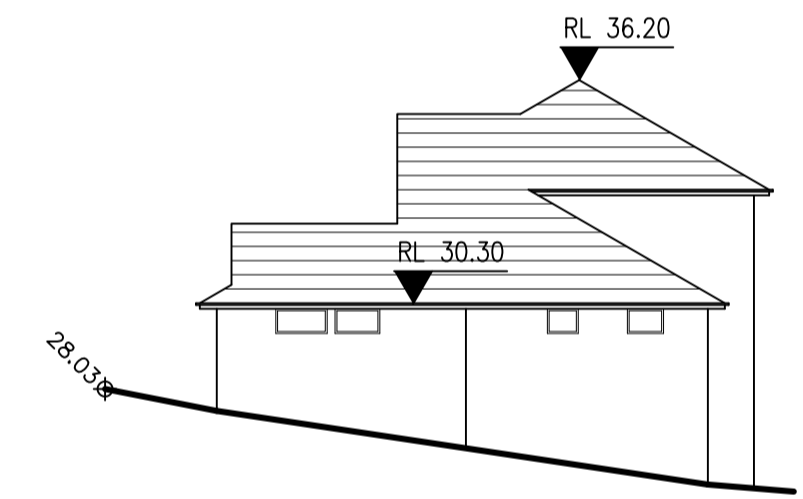
SHADOW DIAGRAM
SCALE 1:250 (21st DECEMBER 12noon)



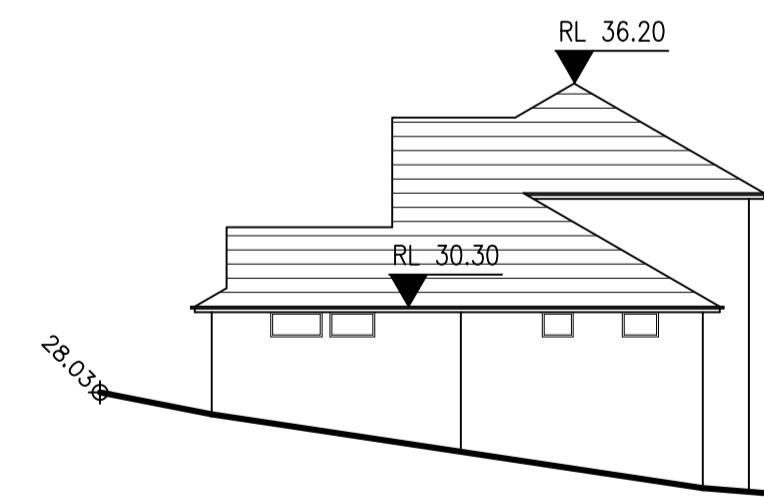
SHADOW DIAGRAM
SCALE 1:250 (21st DECEMBER 3pm)



NORTH ELEVATION 9am
SCALE 1:200 (107 LETITIA ST)

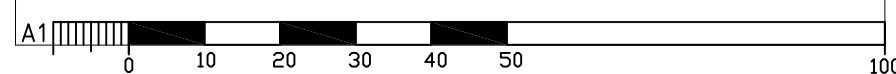


NORTH ELEVATION 12noon
SCALE 1:200 (107 LETITIA ST)



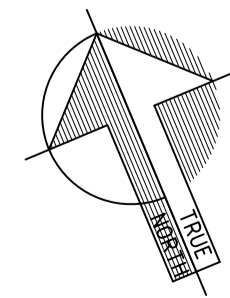
NORTH ELEVATION 3pm
SCALE 1:200 (107 LETITIA ST)

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Issue:
A- 20/01/23: CDC LODGMENT ISSUE

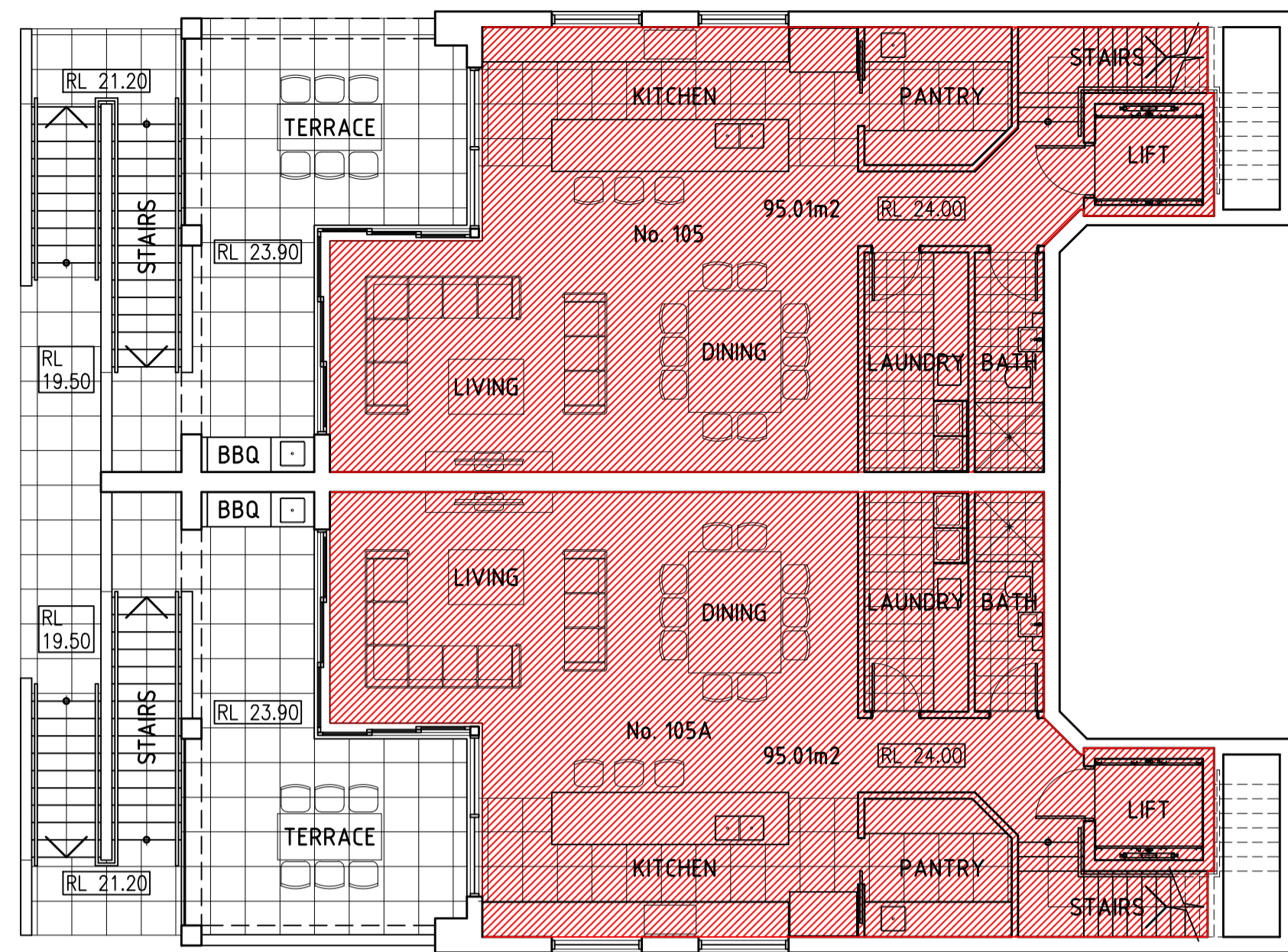
North Point:



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Email: william@cornerstonedesign.com.au

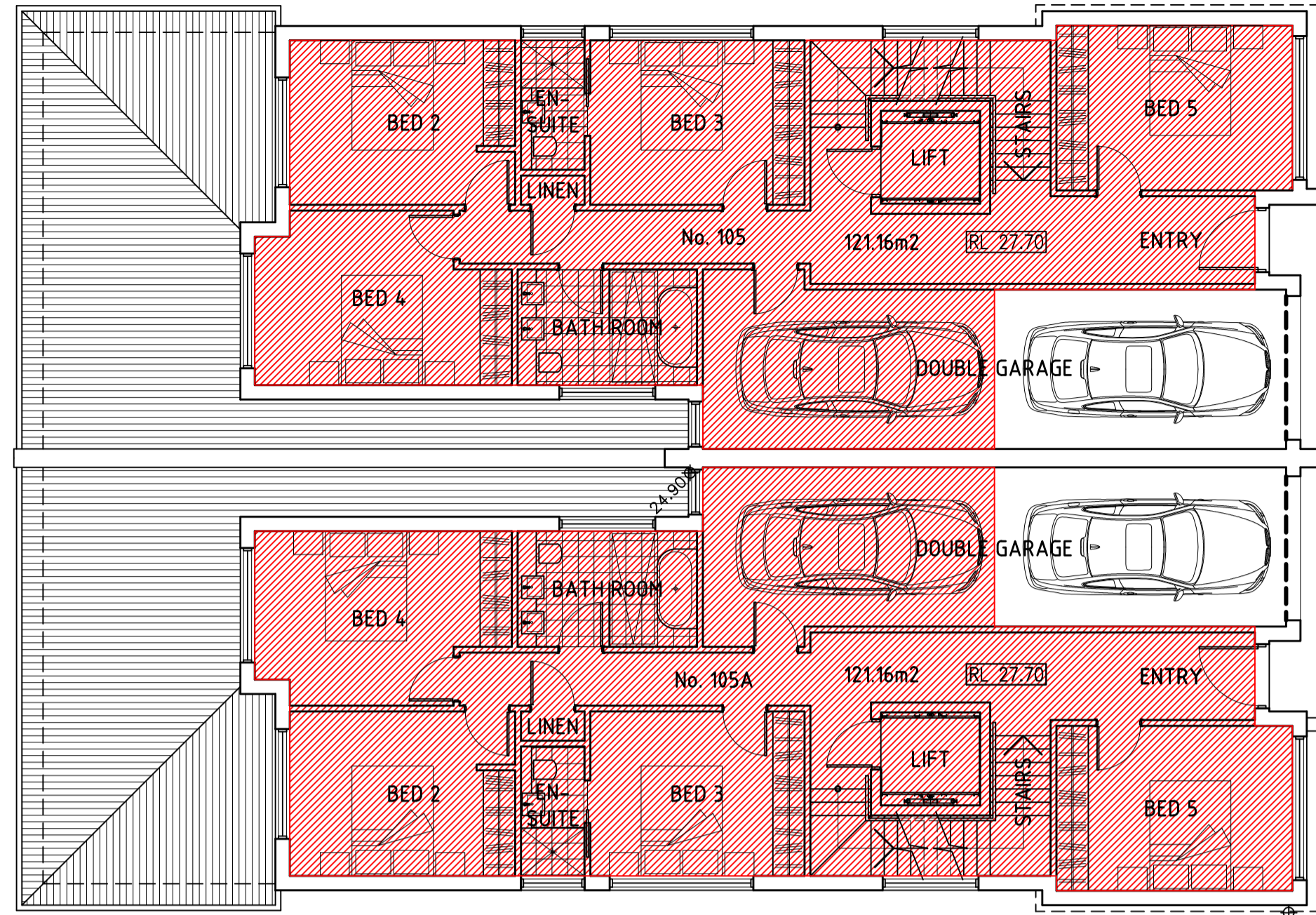
Project:
PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
SHADOW DIAGRAMS
21st December

| | | |
|--|---------------------|-------------|
| Submission: CDC ISSUE | | |
| Scale: 1:400 & 1:500@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 3.03 | Issue: A |
| Designed By: WILLIAM KARAVELAS Copyright remains the property of CORNERSTONE DESIGN (NSW) PTY LTD | | |

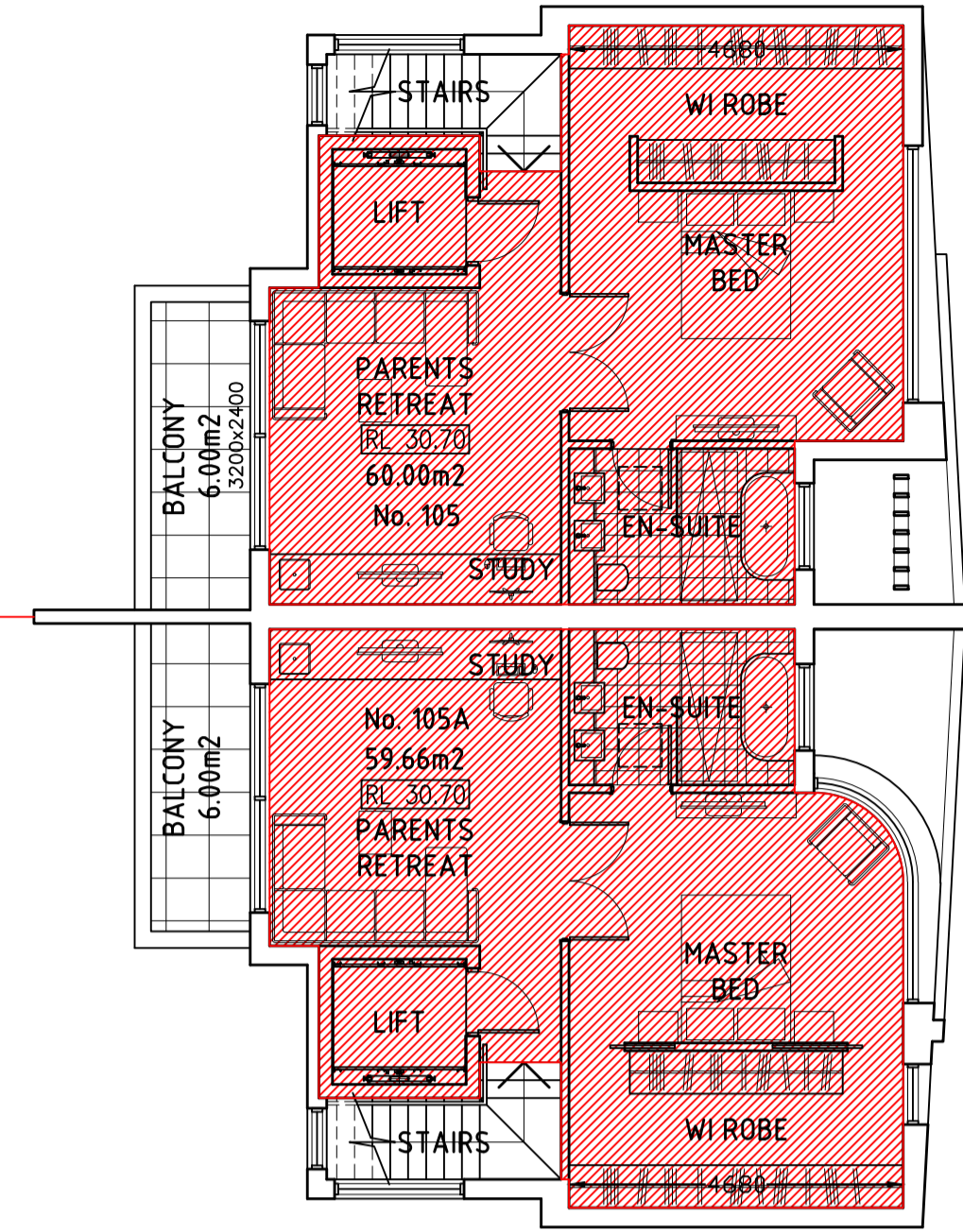


○ LOWER GROUND FLOOR PLAN
SCALE 1:100 (190.02m²)

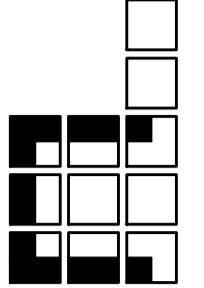
GFA CALCULATIONS



○ GROUND FLOOR PLAN
SCALE 1:100 (242.32m²)

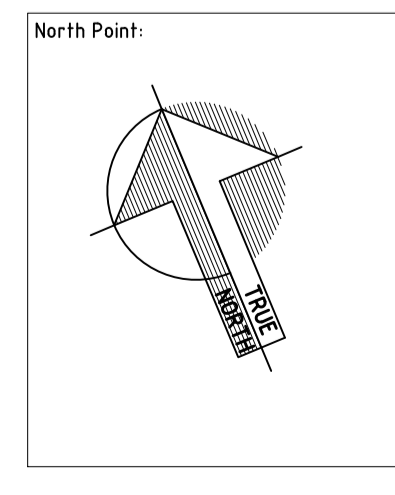


○ FIRST FLOOR PLAN
SCALE 1:100 (119.66m²)



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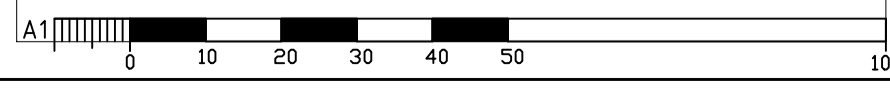
Issue:
A: 01/09/23: CDC LODGMENT ISSUE

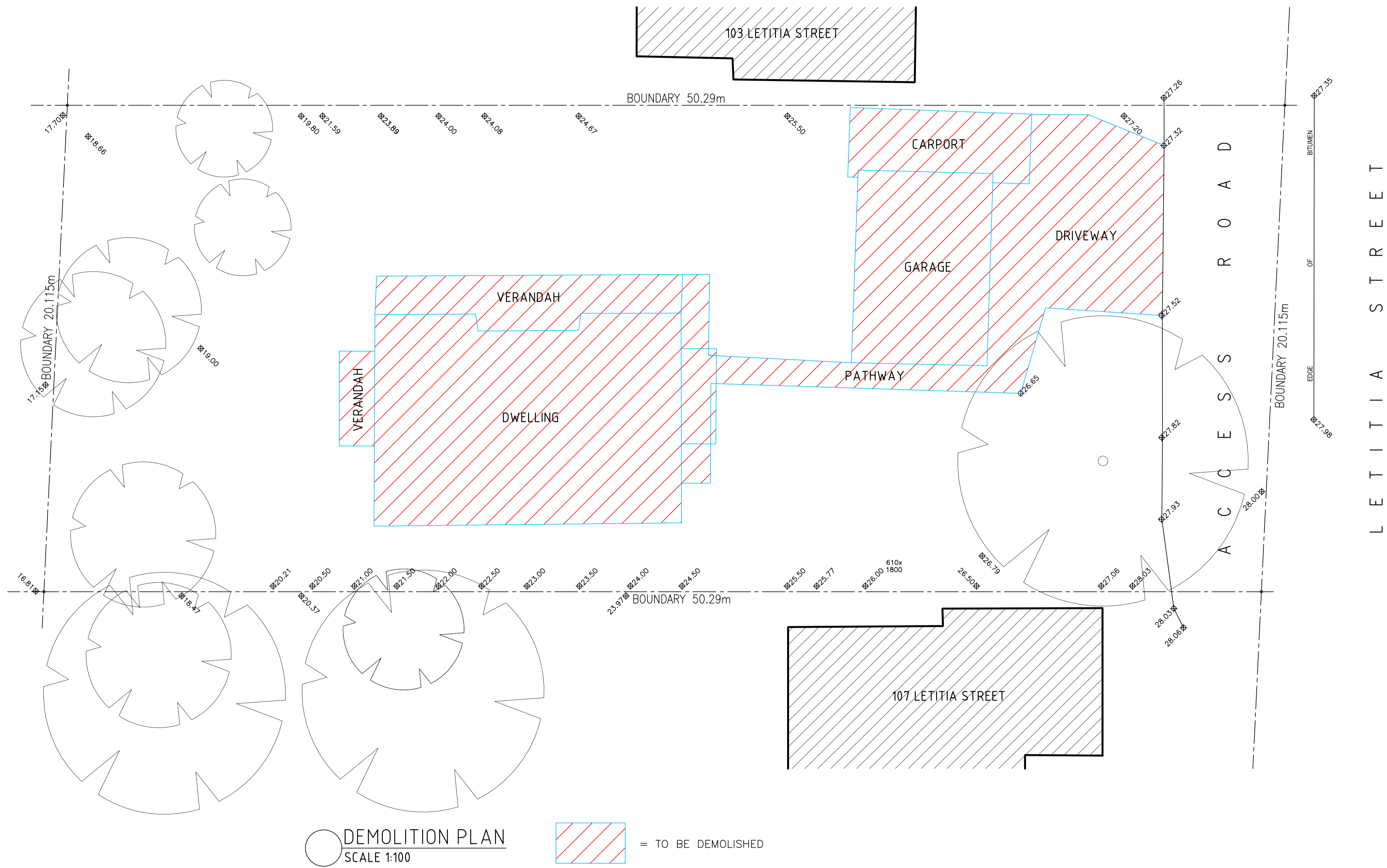
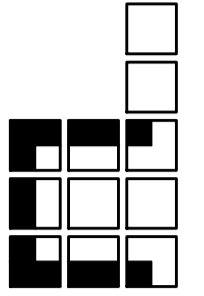


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Project:
PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
GFA CALCULATIONS

| | | |
|--|---------------------|-------------|
| Submission: CDC ISSUE | | |
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 4.01 | Issue: A |
| Designed By: WILLIAM KARAVELAS Copyright remains the property of CORNERSTONE DESIGN (NSW) PTY LTD | | |

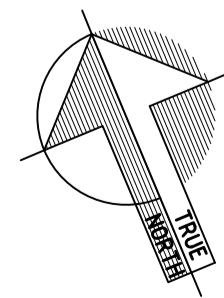




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Issue:
A: 01/09/23: CDC LODGMENT ISSUE

North Point:



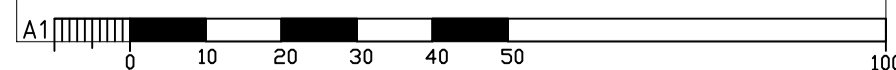
Designed By:
 **CORNERSTONE DESIGN**
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Email: william@cornerstonedesign.com.au

Project:
**PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848**
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
DEMOLITION PLAN

Submission:
CDC ISSUE

| | | |
|-------------------------------|---------------------|-------------|
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 4.02 | Issue: A |

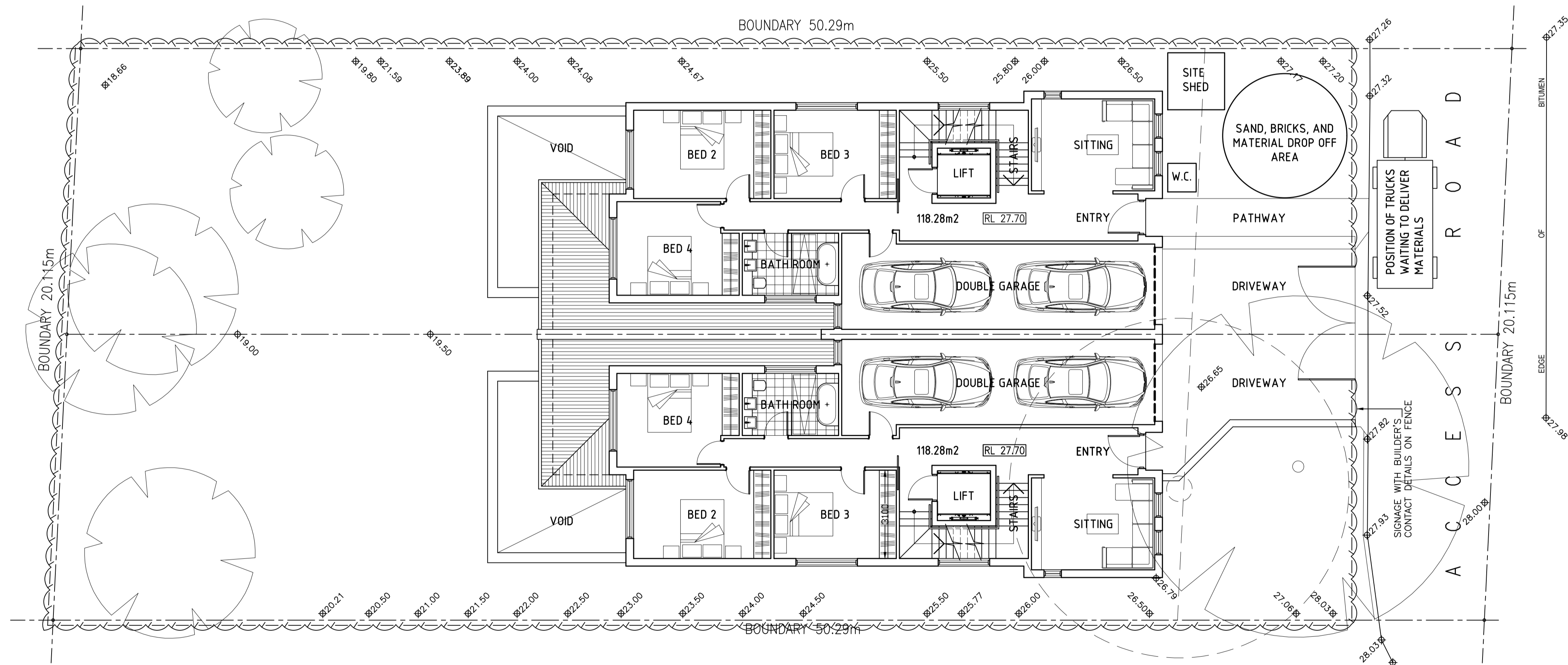
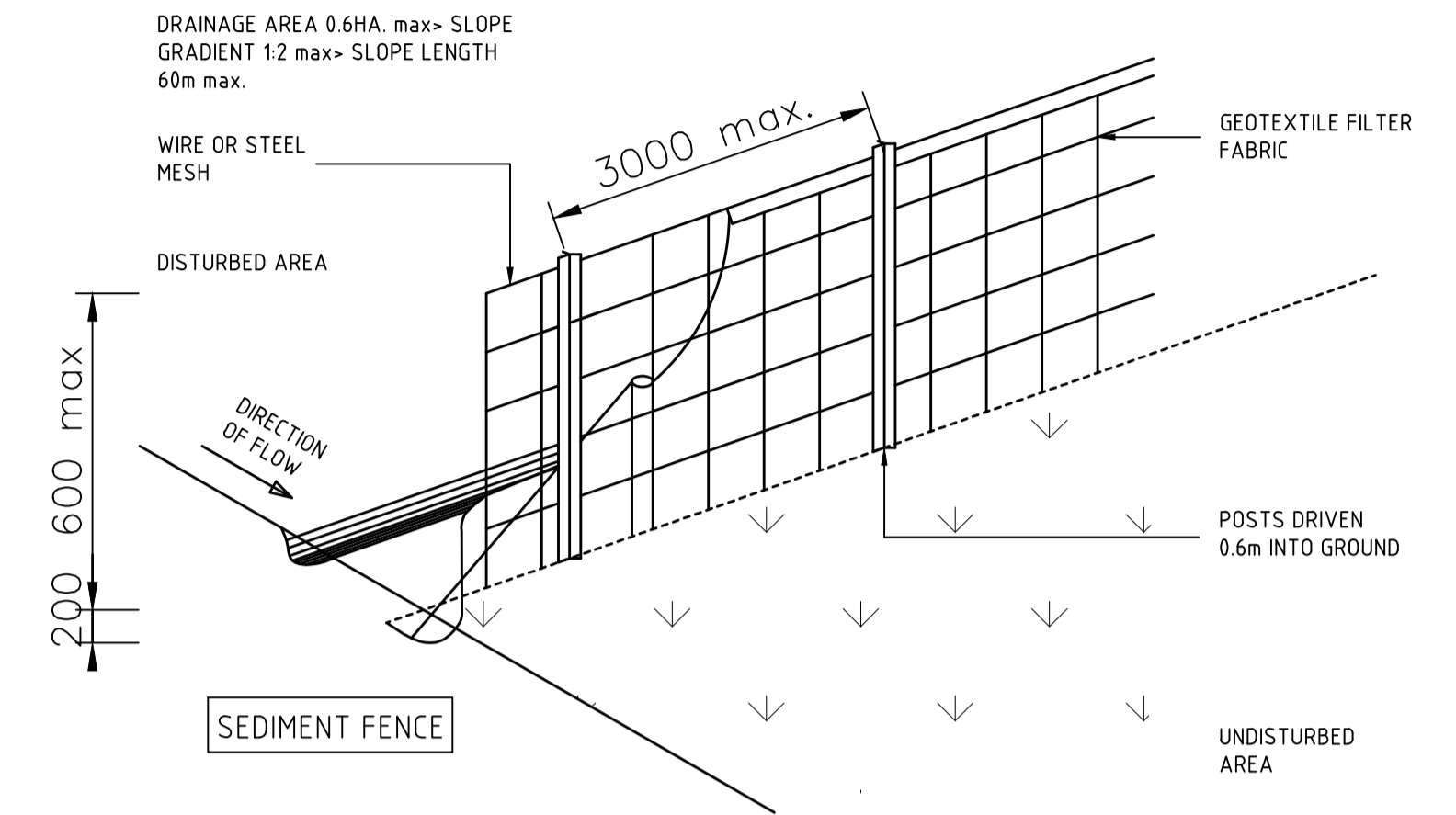
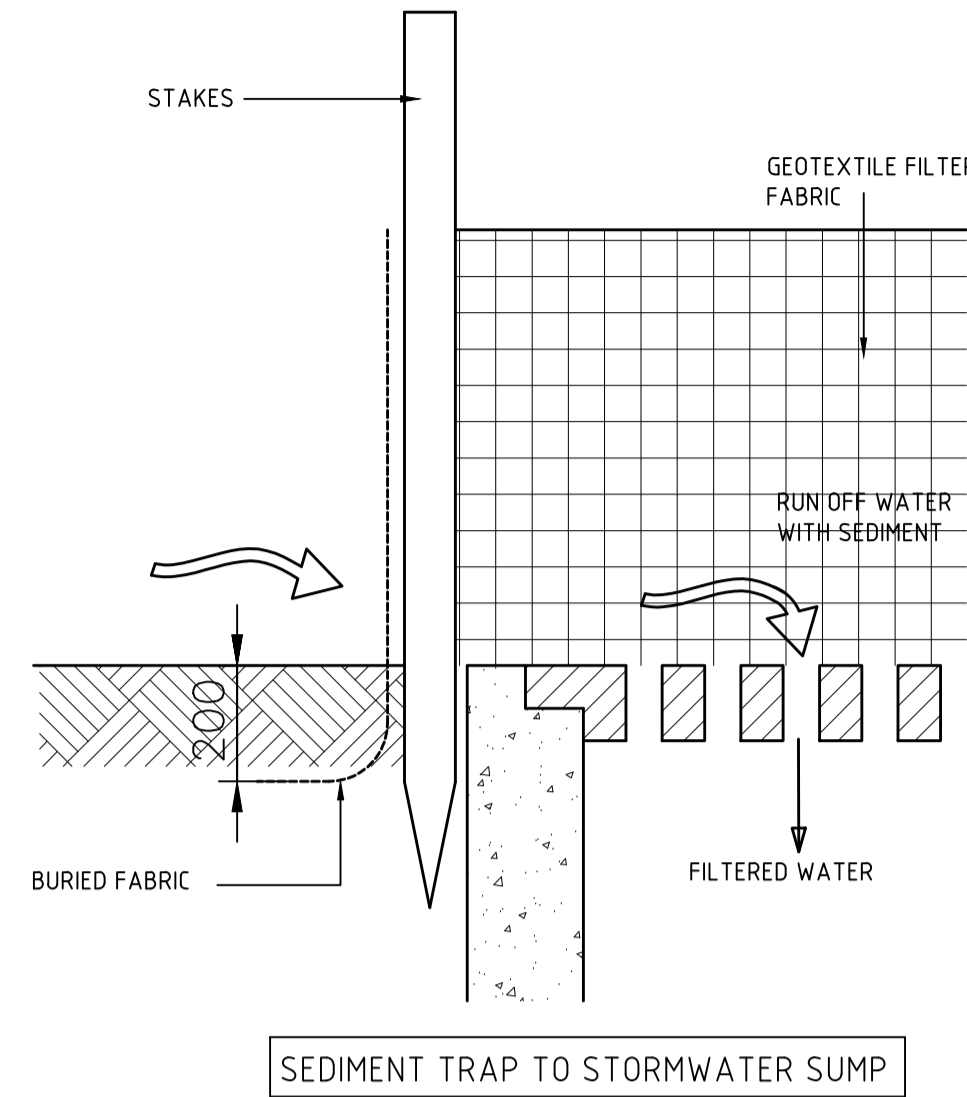
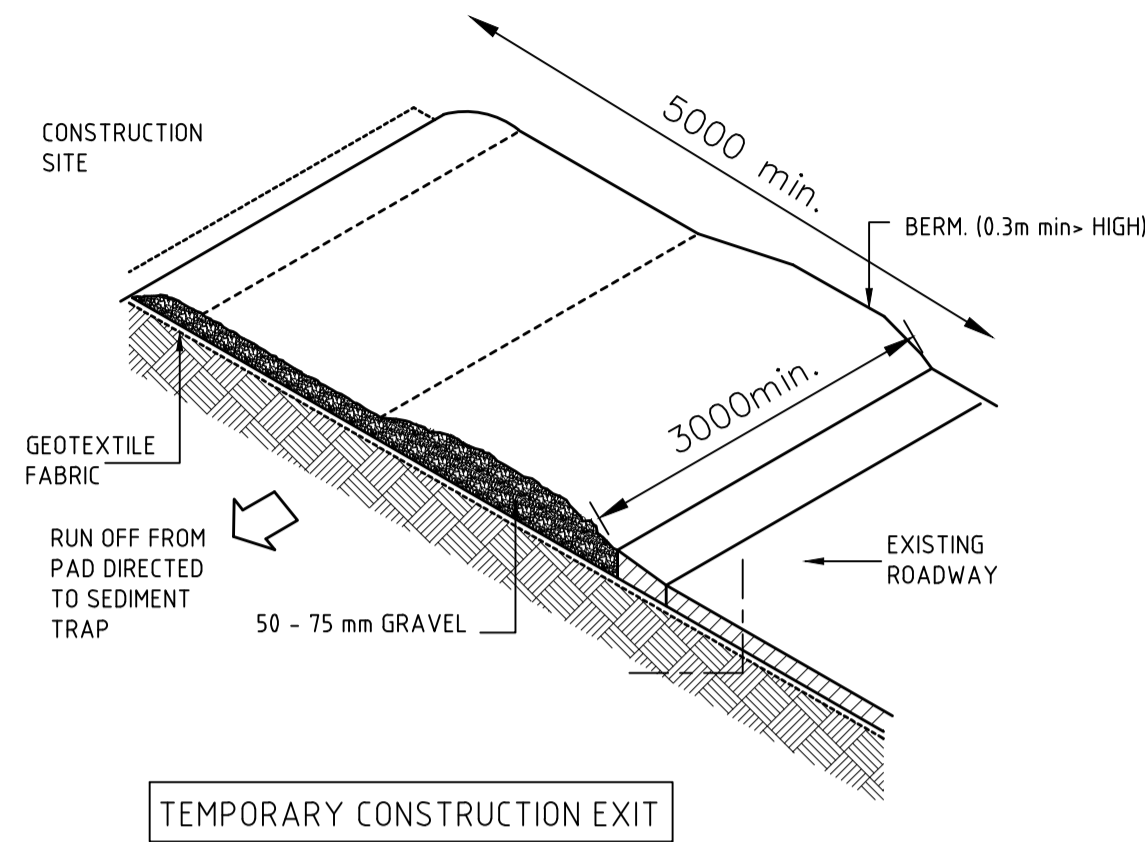
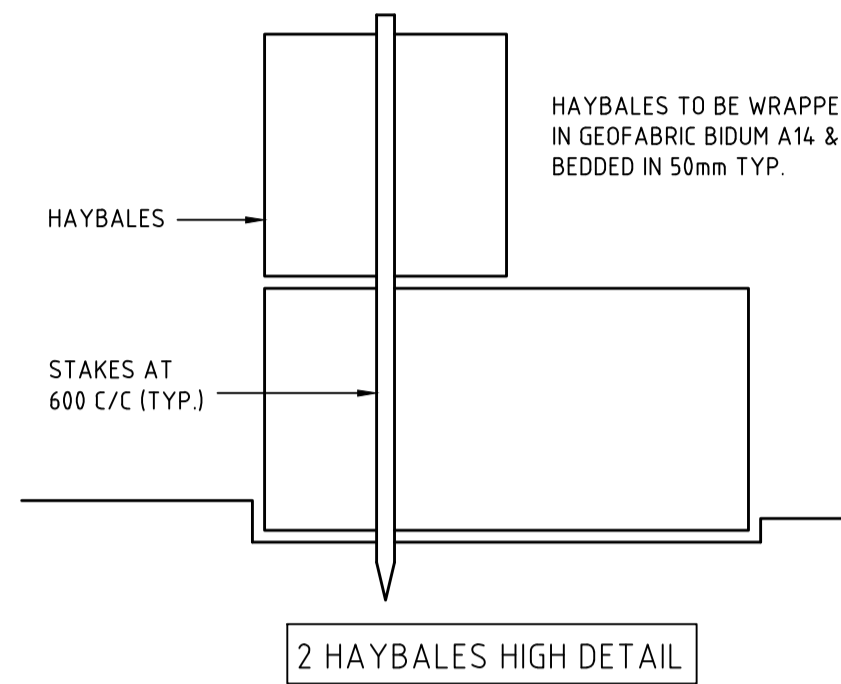
Designed By: WILLIAM KARAVELAS
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EROSION AND SEDIMENTATION

CONTROL NOTES:

1. BUILDER SHALL PROVIDE SEDIMENT FENCING MATERIAL DURING CONSTRUCTION TO THE LOW SIDE BOUNDARIES. THE SEDIMENT FENCING MATERIAL TO CYCLONE WIRE SECURITY FENCE. SEDIMENT CONTROL FABRIC SHALL BE AN APPROVED MATERIAL (Eg HUMES PROPEX SILT STOP) STANDING 300mm ABOVE GROUND AND EXTENDING 200 BELOW GROUND AND TO EXTENT NOTED.
2. EXISTING AND NEW DRAINS LOCATED WITHIN THE SITE SHALL ALSO BE ISOLATED BY SEDIMENT FENCING MATERIAL UNTIL PAVEMENTS COMPLETED.
3. NO PARKING OR STOCK PILING OF MATERIALS IS PERMITTED ON THE LOWER SIDE OF THE SEDIMENT FENCE.
4. GRASS VERGES SHALL BE MAINTAINED AS MUCH AS PRACTICAL TO PROVIDE A BUFFER ZONE TO THE CONSTRUCTION SITE.
5. ROOF DRAINAGE IS TO BE CONNECTED TO THE STORMWATER SYSTEM AS SOON AS PRACTICAL.
6. CONSTRUCTION ENTRY / EXIT SHALL BE AS PER DETAIL. BUILDER SHALL ENSURE ALL DROPPABLE SOIL AND SEDIMENT IS REMOVED PRIOR TO CONSTRUCTION TRAFFIC EXITING SITE. BUILDER SHALL ENSURE ALL CONSTRUCTION TRAFFIC ENTERING AND LEAVING THE SITE, DO SO, IN A FORWARD DIRECTION.

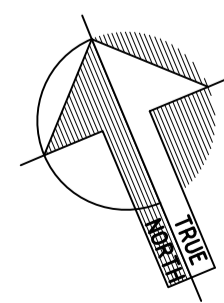


- 'A' CLASS HOARDING 'CYCLONE' CHAIN WIRE FENCE 1800mm HIGH.
- SCREEN FABRIC FENCE ATTACHED TO CYCLONE TYPE 'A' HOARDING CHAIN WIRE 1800mm HIGH.
- GEOTEXTILE FABRIC TIED TO TYPE 'A' HOARDING CHAIN WIRE FENCE OVERLAPPED AT POSTS ONLY

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Issue:
A: 01/09/23: CDC LODGMENT ISSUE

North Point:



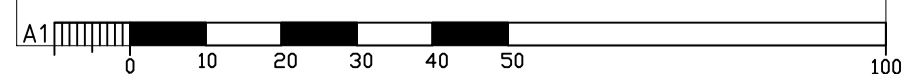
Designed By:
CORNERSTONE DESIGN
12 Haig Street
Chatswood NSW 2067 AUSTRALIA
Mob: 042 111 8888
Email: william@cornerstonedesign.com.au

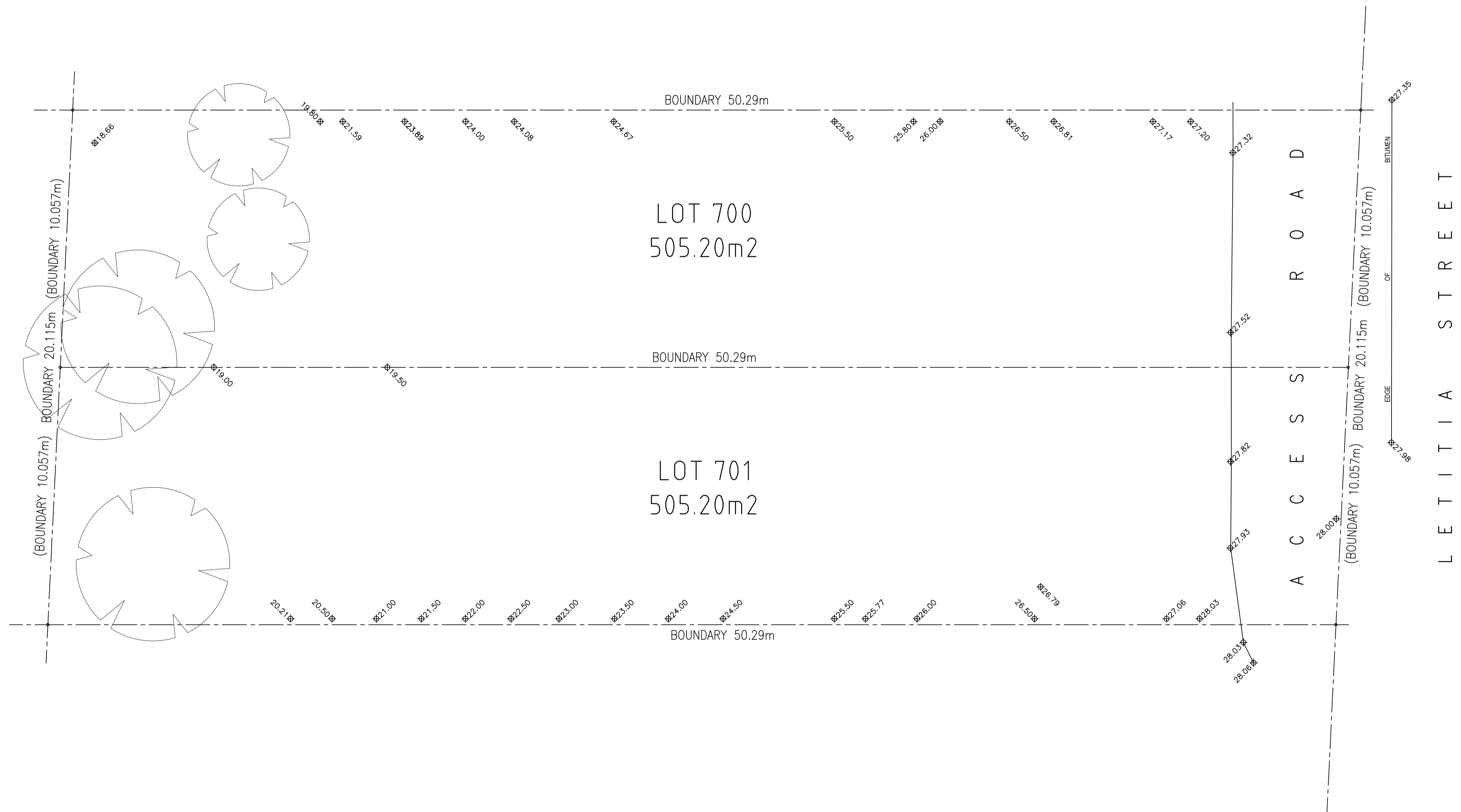
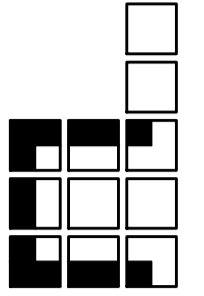
Project:
PROPOSED DUAL OCCUPANCY AT
105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
EROSION & SEDIMENT CONTROL PLAN

Submission:
CDC ISSUE

| | | |
|-------------------------------|---------------------|-------------|
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 4.03 | Issue: A |

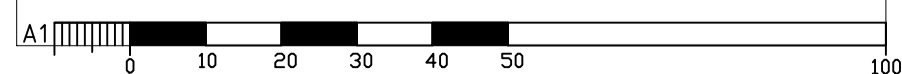
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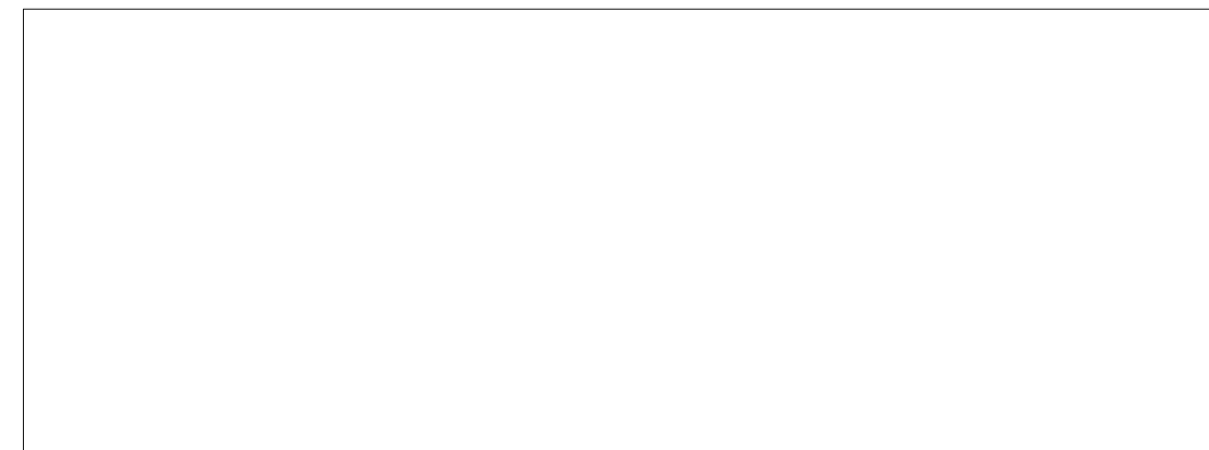
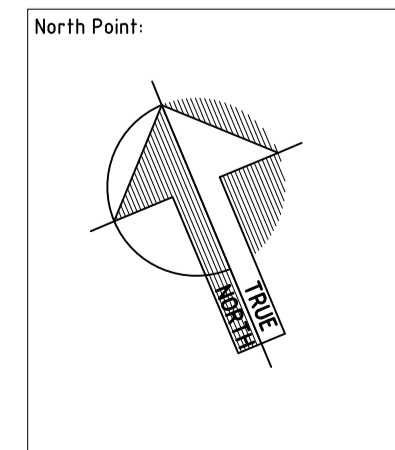


SITE PLAN
SCALE 1:100

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Issue:
A-20/01/23: CDC LODGMENT ISSUE



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Project:
PROPOSED DUAL OCCUPANCY AT 105 LETITIA STREET OATLEY
Lot 39, Section 34, DP 6848
Client:
Infinity Eight Holdings Pty Ltd
Drawing:
SUBDIVISION PLAN

| | | |
|--|---------------------|-------------|
| Submission: CDC ISSUE | | |
| Scale: 1:100@A1 & 1:200@A3 | Drawn: WK | Checked: |
| Project No: CD 1502 | Drawing No: 5.01 | Issue: A |
| Designed By: WILLIAM KARAVELAS Copyright remains the property of CORNERSTONE DESIGN (NSW) PTY LTD | | |