

LANDMARK SQUARE 61-75 FOREST ROAD & 126 DURHAM STREET HURSTVILLE NSW

MIXED-USE DEVELOPMENT

DEVELOPMENT APPLICATION

Submission to Council
August 2020



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Aoyuan International
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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notwithstanding to whomsoever, Turner 6885, ABN 59 594 094 911

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
**General
Cover Page**

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
B	19.08.20	AM	Development Application	Dwg No.	DA-001-001	Rev	D	
A	13.08.20	AM	Development Application	Revision Notes				
Rev	Date	Approved by	Revision Notes					

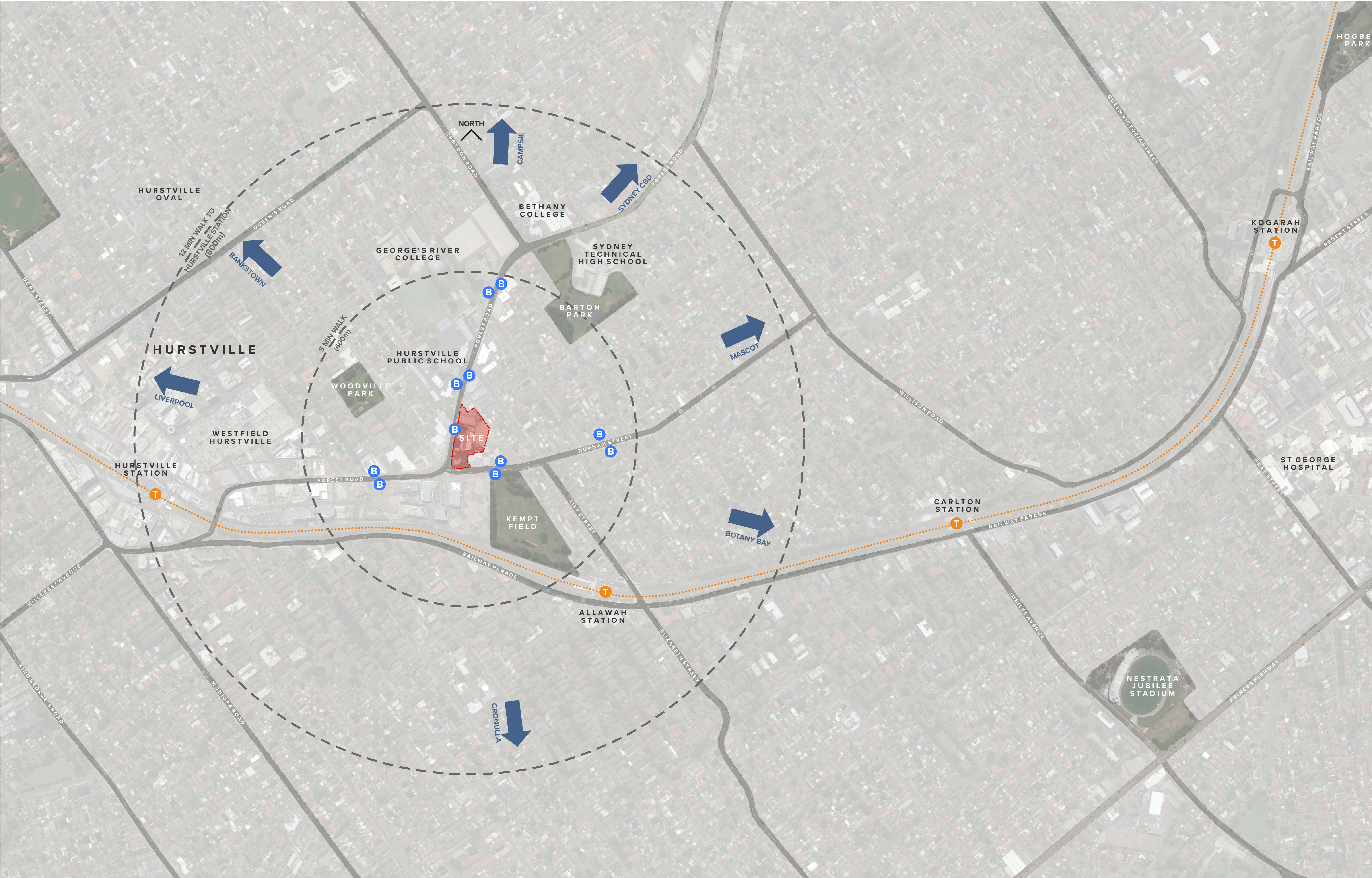
Scale
@A1, 50% @A3
Status
Development Application
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DRAWING LIST

Series	Drawing No.	Drawing Name	Scale	Series	Drawing No.	Drawing Name	Scale
General					DA-720-210	Sun Eye Diagrams_9am-12pm	
					DA-720-220	Sun Eye Diagrams_1pm-3pm	
					DA-720-310	Solar Access Sections	1:50
Context and Analysis	DA-001-001	Cover Page		Building Amenity			
	DA-001-002	Drawing List					
					DA-730-010	Communal Open Space	1:500
	DA-010-020	Location Plan	1:4000	GFA Diagrams			
	DA-010-030	Site Analysis	1:2500				
Plans	DA-010-040	Urban Analysis	1:4000		DA-770-002	Basement 02 to Upper Ground Level	1:500
	DA-010-050	Demolition Plan	1:200		DA-770-010	Level 01 to Level 05	1:500
					DA-770-050	Level 05 to Level 09	1:500
					DA-770-090	Level 10 to Level 18	1:500
					DA-770-170	Level 19 to Roof	1:500
	DA-110-001	Roof Level	1:200	Shadow Diagrams			
	DA-110-004	Basement 04	1:200				
	DA-110-005	Basement 03	1:200		DA-790-010	Shadow Diagrams_9am-12pm	1:1000
	DA-110-006	Basement 02	1:200		DA-790-020	Shadow Diagrams_1pm-3pm	1:1000
	DA-110-007	Basement 01	1:200		DA-790-110	'Beyond' Existing Solar Access	
	DA-110-008	Lower Ground Level	1:200	Universal Design	DA-790-120	'Beyond' Showing Shading from Proposed Building D	
	DA-110-009	Upper Ground Level	1:200				
	DA-110-010	Level 01	1:200				
	DA-110-020	Level 02	1:200				
	DA-110-030	Level 03	1:200		DA-810-001	Livable Plans - 1 Bed	1:50
	DA-110-050	Level 05	1:200	Materials & Finishes Board	DA-810-002	Adaptable and Livable Plans - 1 Bed	1:50
	DA-110-060	Level 06	1:200		DA-810-003	Livable Plans - 2 Bed	1:50
	DA-110-070	Level 07	1:200		DA-810-005	Adaptable and Livable Plans - 2 Bed	1:50
	DA-110-080	Level 08	1:200		DA-810-006	Adaptable and Livable Plans - 3 Bed	1:50
	DA-110-090	Level 09	1:200	3D Views			
	DA-110-100	Level 10	1:200		DA-890-001	Materials and Finishes Sample Board	
	DA-110-110	Level 11	1:200		DA-890-002	Signage Precedents	
	DA-110-120	Level 12	1:200				
	DA-110-130	Level 13-15	1:200				
Elevations	DA-110-160	Level 16-18	1:200	53 Forest Road	DA-900-001	Forest Road North	
	DA-110-190	Level 19	1:200		DA-900-002	Forest Road South	
	DA-110-200	Level 20	1:200		DA-900-003	Durham Street	
					DA-900-004	Courtyard View	
	DA-210-101	North Elevation BDG A,B	1:250	Indicative Development Scheme			
	DA-210-201	East Elevation BDG D,C,B	1:250				
	DA-210-202	East Elevation BDG A	1:250				
	DA-210-301	South Elevation BDG D	1:250				
	DA-210-302	South Elevation BDG C	1:250				
	DA-210-401	West Elevation Forest Road BDG B,C,D	1:250				
	DA-210-402	West Elevation BDG A	1:250				
Sections					DA-1000-001		1:200, 1:500
Ramp Sections	DA-310-010	Buildings A & B	1:200				
	DA-310-030	Building C and Central Park	1:200				
	DA-310-040	Building D	1:200				
Control Diagrams	DA-350-010	Ramp Sections	1:100				
Apartment Amenity	DA-710-000	Planning Proposal Comparison	1:1000				
	DA-710-010	Proposed Height of Buildings Plan	1:500				
	DA-710-020	Proposed Height of Buildings Comparison					
	DA-710-025	Proposed Height of Buildings Detail					
	DA-720-000	Ground Floor to Level 03	1:500				
	DA-720-050	Level 05 to Level 08	1:500				
	DA-720-090	Level 09 to Level 15	1:500				
	DA-720-160	Level 16 to Roof	1:500				



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Hurstville And Black Nicholas Turner 6086, ABN 96 394 394 811

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title
**Context and Analysis
Location Plan**

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North
A	13.08.20	AM	Development Application	Dwg No.	DA-010-020	Rev	D
Rev	Date	Approved by	Revision Notes	Scale	1:4000 @A1, 50% @A3	Drawn by	North
				Status	Development Application		

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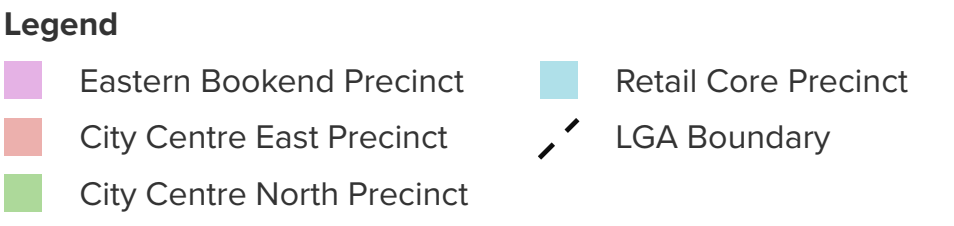
CLIENT
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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Context and Analysis
Site Analysis

A		13.08.20		AM		Development Application	
Rev	Date	Approved by	Project No.	Revision Notes	Drawn by	North	
1	13.08.20	AM	20035				
Scale		1:2500 @A1, 50%@A3		Status		D	
Development Application		Dwg No.		DA-010-030		Rev	

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Project Title

Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title

Context and Analysis
Urban Analysis

D	19 08 20	AM	Development Application		
A	13 08 20	AM	Development Application		
Rev	Date	Approved by	Revision Notes		
Scale			Project No.	Drawn by	North
1:4000 @A1, 50% @A3			20035		
Status			Dwg No.	Rev	
Development Application			DA-010-040	D	

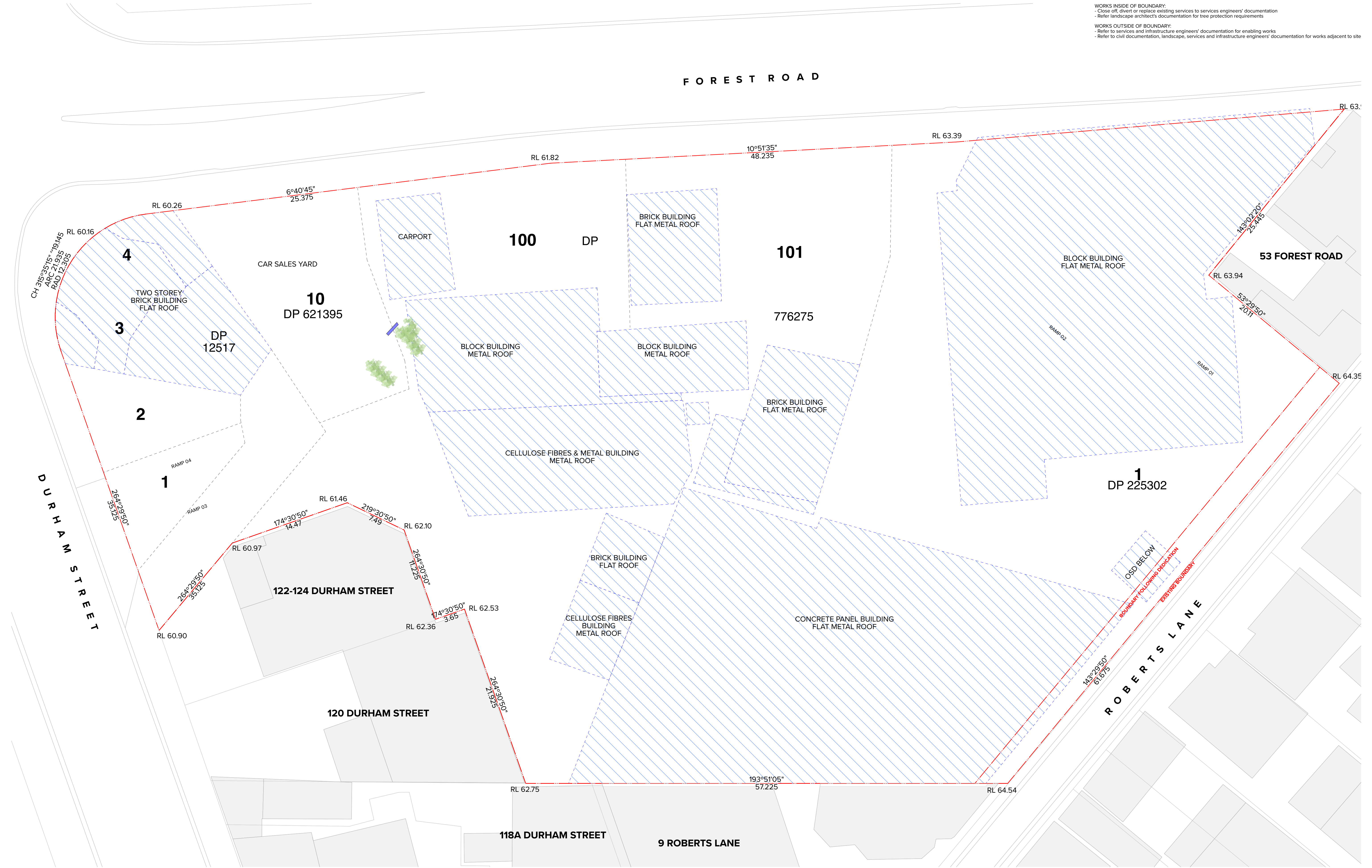
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WORKS INSIDE OF BOUNDARY:
- Close off, divert or replace existing services to services engineers' documentation
- Refer landscape architect's documentation for tree protection requirements

WORKS OUTSIDE OF BOUNDARY:
- Refer to services and infrastructure engineers' documentation for enabling works
- Refer to civil documentation, landscape, services and infrastructure engineers' documentation for works adjacent to site



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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title
Context and Analysis
Demolition Plan

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	MM	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes					
Scale	1:200 @A1, 50%@A3			Dwg No.	DA-010-050			
Status	Development Application							



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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notified Architect Nicholas Turner 6086, APN 98-304-394-811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Roof Level

B	14.08.20	JF	Development Application
A	13.08.20	AM	Development Application
Rev	Date	Approved by	Revision Notes
Scale			Project No.
1:200 @A1, 50% @A3			20035
Status			Drawn by
Development Application			TURNER
			North
			➔
Dwg No.			Rev
DA-110-001			D

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Notified Architect Nicholas Turner 6086, ABN 96 594 094 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Basement 04

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North →
B	14.08.20	JF	Development Application	Dwg No.	DA-110-004	Rev	D	
A	13.08.20	AM	Development Application					
Rev	Date	Approved by	Revision Notes					

Scale
1:200 @A1, 50% @A3
Status
Development Application

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Notwithstanding to Nicholas Turner 6086, ABN 96 594 094 911

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Basement 03

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North →
B	14.08.20	JF	Development Application	Dwg No.	DA-110-005	Rev	D	
A	13.08.20	AM	Development Application					
Rev	Date	Approved by	Revision Notes					

Scale
1:200 @A1, 50% @A3
Status
Development Application

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Notwithstanding to the contrary, the drawings are the property of Turner and shall remain the property of Turner.

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Basement 02

D	19.08.20	AM	Development Application
B	14.08.20	JP	Development Application
A	13.08.20	AM	Development Application
Rev	Date	Approved by	Revision Notes
Scale	1:200 @A1, 50% @A3		
Status	Development Application		
Project No.	20035	Drawn by	TURNER
Dwg No.	DA-110-006	Rev	D

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Upper Ground Level

Rev	14.08.20	JF	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Scale	1:200 @A1, 50% @A3			Dwg No.	DA-110-009			
Status	Development Application							

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Notified Architect Nicholas Turner 6085, APR 98 594 594 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 01

Rev	14.08.20	JF	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Scale	1:200 @A1, 50% @A3			Dwg No.	DA-110-010			
Status	Development Application							

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Notified Architect Nicholas Turner 6886, APR 98 594 394 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 03

Rev	14.02.20	JP	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Date	Approved by							
Scale	1:200 @A1, 50% @A3							
Status	Development Application							
Dwg No.	DA-110-030							

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 05

Rev	14.08.20	JF	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Scale	1:200 @A1, 50% @A3			Dwg No.	DA-110-050			
Status	Development Application							

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 06

B	14.08.20	JF	Development Application						
A	13.08.20	AM	Development Application						
Rev	Date	Approved by	Revision Notes						
Scale					Project No.	20035	Drawn by	TURNER	North
1:200 @A1, 50% @A3									
Status					Dwg No.	DA-110-060	Rev	D	
Development Application									



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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 07

Rev	14.08.20	JF	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Scale	1:200 @A1, 50% @A3			Dwg No.	DA-110-070			
Status	Development Application							

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 08

Rev	14.08.20	JP	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
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Status	Development Application							

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CLIENT
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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 09

Rev	14.08.20	JF	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Scale	1:200 @A1, 50% @A3							
Status	Development Application			Dwg No.	DA-110-090			

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Notified Architect Nicholas Turner 6086, APR 98 594 394 811

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 11

Rev	Date	Approved by	Project No.	Development Application	Revision Notes	Drawn by	North
B	14.08.20	JF	20035	Development Application		TURNER	→
A	13.08.20	AM		Development Application			
Rev						Rev	
Scale			1:200 @A1, 50% @A3		Status		
Drawing Title			Development Application		Dwg No.		
					DA-110-110		

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 12

B	14.08.20	JF	Development Application						
A	13.08.20	AM	Development Application						
Rev	Date	Approved by	Revision Notes						
Scale			Project No.			Drawn by		North	
1:200 @A1, 50% @A3			20035			TURNER			
Status			Dwg No.			Rev			
Development Application			DA-110-120			D			

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 13-15

Rev	Date	Approved by	Development Application	Revision Notes	Project No.	20035	Drawn by	TURNER	North
B	14.08.20	JF	Development Application						
A	13.08.20	AM	Development Application						
Rev	Date	Approved by	Development Application	Revision Notes	Project No.	20035	Drawn by	TURNER	North
Scale	1:200 @A1, 50% @A3								
Status	Development Application				Dwg No.	DA-110-130	Rev	D	

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Notified Architect Nicholas Turner 6886, APN 98-394-394-811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 16-18

S	14.08.20	JF	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes					
Scale	1:200 @A1, 50% @A3							
Status	Development Application			Dwg No.	DA-110-160			

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Notified Architect Nicholas Turner 6886, APR 98 594 594 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 19

S	14.08.20	JF	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes					
Scale	1:200 @A1, 50% @A3							
Status	Development Application			Dwg No.	DA-110-190			

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Notified Architect Nicholas Turner 6886, APR 98 594 594 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Plans
Level 20

B	14.08.20	JF	Development Application				
A	13.08.20	AM	Development Application				
Rev	Date	Approved by	Revision Notes				
Scale				Project No.	20035	Drawn by	North
1:200 @A1, 50% @A3						<u>TURNER</u>	
Status				Dwg No.		Rev	
Development Application				DA-110-200		D	

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Lily St 45 Forest Rd Roberts Ln 6000 Proposed Development BLDG A,B,C,D

Legend:

- | | | | | | | | | | | | |
|---|--|--|---|--|--|---|--|--|---|--|---------------------------------------|
| BAL1 Semi-frameless full height clear glass balustrade system with 150mm wide top rail. Framing System, aluminium powder coat finish. Colour to match PCF1 | BW1 Brick Work Type 1 Saturated Red & Grey Brick "Hawthorn Surrey" or Similar | BWP1 Brickwork Pattern 1 Stretcher bond | COP1 Off form Concrete with natural finish. Penetrating Clear matt sealer over | CLD1 Terracotta Cladding System Light Red colour finish | CLD5 FC Cladding system with dark textured panel finish | PCF1 Powder coat finish: Colour to match Dulux "Silver Satin" or Similar | SC1 Vertical steel screen, Detailing, material and finish to match BAL2 | GC1 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF1 | PF1 Paint finish Dark grey or Similar | SG1 Retail signage Behind Glass Zone | SG5 Illuminated Retail Signage |
| BAL2 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF2 | BW2 Brick Work Type 2 Light Grey Brick or Similar | BWP2 Brickwork Pattern 2 Stack Bond | CPC1 Smooth Finish Concrete precast wall element, natural Finish. | CLD2 Profile Metal Cladding colour to match PCF2 | CLD6 Aluminium Wood look panel cladding System | PCF2 Powder coat Finish: Colour to match Dulux "Woodland Grey Satin " or Similar | SC2 Vertical Aluminium Batten screen, finish to match PCF2 | GC2 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF2 | PF2 Paint finish Light Grey or Similar | SG2 Retail Signage Under Awning, fixed to building Facade | SG6 Car Park Entry Signage |
| BAL3 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF4 | BW3 Brick Work Type 3 Ox-Red Glazed brick or Similar | | CPC2 Decorative profile finish concrete precast spandrel, finish to match COP1 | CLD4 Profile Metal Cladding colour to match PCF3 | | PCF3 Powder coat Finish: Colour to match Dulux "White Satin" or Similar | SC3 Vertical Aluminium Batten screen, finish to match PCF3 | GC3 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF1 | PF3 Paint finish Biscuit or Similar | SG3 Hawker Lane Neon Signage, Fixed to Building Facade | |
| | | | CPC3 Decorative profile finish concrete precast spandrel, natural concrete finish with grey oxide. | | | PCF4 Powder coat Finish: Colour to match Dulux "Riversand Matt" or Similar | SC4 Vertical Aluminium Batten screen, finish to match CLD6 | GC4 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF2 | PF4 Paint finish White or Similar | SG4 Pylon Retail Signage | |
| | | | | | | | | GC5 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF3 | | | |

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DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20476
Notified Architect Nicholas Turner 6085, ABN 98 594 094 871

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Elevations
North Elevation BDG A,B

Scale
1:250 @A1, 50% @A3
Status
Development Application
Project No.
20035
Dwg No.
DA-210-101
Revision Notes
D

Drawn by
TURNER
North
Rev
D

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Approved Development Site Under Construction Forest Rd 67 Forest Rd Future Development Parcel Proposed Development BDG D,C,B Future Development Parcel Roberts Ln

Legend:

- | | | | | | | | | | | | |
|---|--|--|---|--|--|--|--|--|---|--|---------------------------------------|
| BAL1 Semi-frameless full height clear glass balustrade system with 150mm wide top rail. Framing System, aluminium powder coat finish. Colour to match PCF1 | BW1 Brick Work Type 1 Saturated Red & Grey Brick "Hawthorn Surrey" or Similar | BWP1 Brickwork Pattern 1 Stretcher bond | COF1 Off form Concrete with natural finish. Penetrating Clear matt sealer over | CLD1 Terracotta Cladding System Light Red colour finish | CLDS FC Cladding system with dark textured panel finish | PCF1 Powder coat finish: Colour to match Dulux "Silver Satin" or Similar | SC1 Vertical steel screen, Detailing, material and finish to match BAL2 | GC1 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF1 | PF1 Paint finish Dark grey or Similar | SG1 Retail signage Behind Glass Zone | SG5 Illuminated Retail Signage |
| BAL2 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF2 | BW2 Brick Work Type 2 Light Grey Brick or Similar | BWP2 Brickwork Pattern 2 Stack Bond | CPC1 Smooth Finish Concrete precast wall element, natural Finish. | CLD2 Profile Metal Cladding colour to match PCF2 | CLD6 Aluminium Wood look panel cladding System | PCF2 Powder coat Finish: Colour to match Dulux "Woodland Grey Satin" or Similar | SC2 Vertical Aluminium Batten screen, finish to match PCF2 | GC2 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF2 | PF2 Paint finish Light Grey or Similar | SG2 Retail Signage Under Awning, fixed to building Facade | SG6 Car Park Entry Signage |
| BAL3 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF4 | BW3 Brick Work Type 3 Ox-Red Glazed brick or Similar | | CPC2 Decorative profile finish concrete precast spandrel, finish to match COF1 | CLD4 Profile Metal Cladding colour to match PCF3 | | PCF3 Powder coat Finish: Colour to match Dulux "White Satin" or Similar | SC3 Vertical Aluminium Batten screen, finish to match PCF3 | GC3 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF1 | PF3 Paint finish Biscuit or Similar | SG3 Hawker Lane Neon Signage, Fixed to Building Facade | |
| | | | CPC3 Decorative profile finish concrete precast spandrel, natural concrete finish with grey oxide. | | | PCF4 Powder coat Finish: Colour to match Dulux "Riversand Matt" or Similar | SC4 Vertical Aluminium Batten screen, finish to match CLD6 | GC4 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF2 | PF4 Paint finish White or Similar | SG4 Pylon Retail Signage | |
| | | | | | | | | GC5 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF3 | | | |

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Notwithstanding to Nicholas Turner 6055, 48th St 504 094 971

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Elevations
East Elevation BDG D,C,B

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
B	19.08.20	AM	Development Application	Dwg No.	DA-210-201	Rev	D	
A	13.08.20	AM	Development Application					
Rev	Date	Approved by	Revision Notes					

Scale
1:250 @A1, 50%@A3
Status
Development Application

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108-110 Durham St, 9 Robbarts Ln Future Development Parcel

Proposed Development BLD A

53 Roberts Ln Future Development Parcel

Forest Road

Legend:

- | | | | | | | | | | | | |
|---|--|--|---|--|--|---|--|--|---|--|---------------------------------------|
| BAL1 Semi-frameless full height clear glass balustrade system with 150mm wide top rail. Framing System, aluminium powder coat finish. Colour to match PCF1 | BW1 Brick Work Type 1 Saturated Red & Grey Brick "Hawthorn Surrey" or Similar | BWP1 Brickwork Pattern 1 Stretcher bond | COF1 Off form Concrete with natural finish. Penetrating Clear matt sealer over | CLD1 Terracotta Cladding System Light Red colour finish | CLD5 FC Cladding system with dark textured panel finish | PCF1 Powder coat finish: Colour to match Dulux "Silver Satin" or Similar | SC1 Vertical steel screen, Detailing, material and finish to match BAL2 | GC1 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF1 | PF1 Paint finish Dark grey or Similar | SG1 Retail signage Behind Glass Zone | SG5 Illuminated Retail Signage |
| BAL2 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF2 | BW2 Brick Work Type 2 Light Grey Brick or Similar | BWP2 Brickwork Pattern 2 Stack Bond | CPC1 Smooth Finish Concrete precast wall element, natural Finish. | CLD2 Profile Metal Cladding colour to match PCF2 | CLD6 Aluminium Wood look panel cladding System | PCF2 Powder coat Finish: Colour to match Dulux "Woodland Grey Satin " or Similar | SC2 Vertical Aluminium Batten screen, finish to match PCF2 | GC2 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF2 | PF2 Paint finish Light Grey or Similar | SG2 Retail Signage Under Awning, fixed to building Facade | SG6 Car Park Entry Signage |
| BAL3 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF4 | BW3 Brick Work Type 3 Ox-Red Glazed brick or Similar | | CPC2 Decorative profile finish concrete precast spandrel, finish to match COF1 | CLD4 Profile Metal Cladding colour to match PCF3 | | PCF3 Powder coat Finish: Colour to match Dulux "White Satin" or Similar | SC3 Vertical Aluminium Batten screen, finish to match PCF3 | GC3 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PF1, Colour back panel to match PF1 | PF3 Paint finish Biscuit or Similar | SG3 Hawker Lane Neon Signage, Fixed to Building Facade | |
| | | | CPC3 Decorative profile finish concrete precast spandrel, natural concrete finish with grey oxide. | | | PCF4 Powder coat Finish: Colour to match Dulux "Riversand Matt" or Similar | SC4 Vertical Aluminium Batten screen, finish to match CLD6 | GC4 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF2 | PF4 Paint finish White or Similar | SG4 Pylon Retail Signage | |
| | | | | | | | | GC5 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF3 | | | |

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Notwithstanding And/Or Nicholas Turner 6085, 4894 98 984 984 971

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title

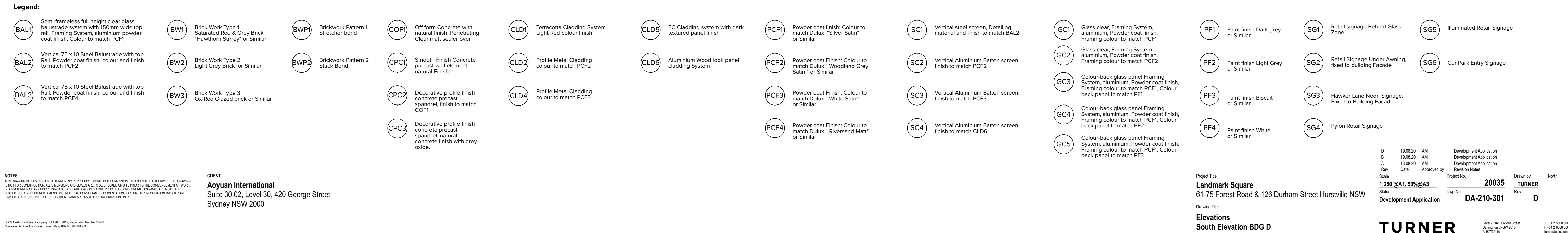
Elevations
East Elevation BDG A

D	19.08.20	AM	Development Application
B	19.08.20	AM	Development Application
A	13.08.20	AM	Development Application
Rev	Date	Approved by	Revision Notes

Scale	1:250 @A1, 50% @A3	Project No.	20035	Drawn by	TURNER	North
Status	Development Application	Dwg No.	DA-210-202	Rev	D	

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Forest Road Proposed Development BDG C Proposed Development Communal Open Area Proposed Development BDG A 6,000 Roberts Lane 67 Roberts Lane

Legend:

- | | | | | | | | | | | | |
|---|--|--|---|--|--|--|--|--|---|--|---------------------------------------|
| BAL1 Semi-frameless full height clear glass balustrade system with 150mm wide top rail. Framing System, aluminium powder coat finish. Colour to match PCF1 | BW1 Brick Work Type 1 Saturated Red & Grey Brick "Hawthorn Surrey" or Similar | BWP1 Brickwork Pattern 1 Stretcher bond | COF1 Off form Concrete with natural finish. Penetrating Clear matt sealer over | CLD1 Terracotta Cladding System Light Red colour finish | CLD5 FC Cladding system with dark textured panel finish | PCF1 Powder coat finish: Colour to match Dulux "Silver Satin" or Similar | SC1 Vertical steel screen, Detailing, material and finish to match BAL2 | GC1 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF1 | PF1 Paint finish Dark grey or Similar | SG1 Retail signage Behind Glass Zone | SG5 Illuminated Retail Signage |
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| | | | CPC3 Decorative profile finish concrete precast spandrel, natural concrete finish with grey oxide. | | | PCF4 Powder coat Finish: Colour to match Dulux "Riversand Matt" or Similar | SC4 Vertical Aluminium Batten screen, finish to match CLD6 | GC4 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF2 | PF4 Paint finish White or Similar | SG4 Pylon Retail Signage | |
| | | | | | | | | GC5 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF3 | | | |

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Notwithstanding to Nicholas Turner 6085, 4894 98 984 984 971

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Elevations
South Elevation BDG C

Rev	Date	Approved by	Project No.	20035	Drawn by	TURNER	North
D	19.08.20	AM	Development Application				
B	19.08.20	AM	Development Application				
A	13.08.20	AM	Development Application				
Rev	Date	Approved by	Revision Notes				
1:250 @A1, 50% @A3							
Development Application			Dwg No.	DA-210-302	Rev	D	

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Proposed Development BDG D,C,B

Durham Street

99A Durham Street

Legend:											
BAL1	Semi-frameless full height clear glass balustrade system with 150mm wide top rail. Framing System, aluminium powder coat finish. Colour to match PCF1	BW1	Brick Work Type 1 Saturated Red & Grey Brick "Hawthorn Surrey" or Similar	BWP1	Brickwork Pattern 1 Stretcher bond	COF1	Off form Concrete with natural finish. Penetrating Clear matt sealer over	CLD1	Terracotta Cladding System Light Red colour finish	CLD5	FC Cladding system with dark textured panel finish
BAL2	Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, aluminium powder coat finish. Colour to match PCF2	BW2	Brick Work Type 2 Light Grey Brick or Similar	BWP2	Brickwork Pattern 2 Stack Bond	CPC1	Smooth Finish Concrete precast wall element, natural Finish.	CLD2	Profile Metal Cladding colour to match PCF2	CLD6	Aluminium Wood look panel cladding System
BAL3	Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF4	BW3	Brick Work Type 3 Ox-Red Glazed brick or Similar			CPC2	Decorative profile finish concrete precast spandrel, finish to match COF1	CLD4	Profile Metal Cladding colour to match PCF3	PCF3	Powder coat Finish: Colour to match Dulux "White Satin" or Similar
						CPC3	Decorative profile finish concrete precast spandrel, natural concrete finish with grey oxide.			PCF4	Powder coat Finish: Colour to match Dulux "Riversand Matt" or Similar
										SC1	Vertical steel screen, Detailing, material and finish to match BAL2
										SC2	Vertical Aluminium Batten screen, finish to match PCF2
										SC3	Vertical Aluminium Batten screen, finish to match PCF3
										SC4	Vertical Aluminium Batten screen, finish to match CLD6
										GC1	Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF1
										GC2	Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF2
										GC3	Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF1
										GC4	Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF2
										GC5	Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF3
										PF1	Paint finish Dark grey or Similar
										PF2	Paint finish Light Grey or Similar
										PF3	Paint finish Biscuit or Similar
										PF4	Paint finish White or Similar
										SG1	Retail signage Behind Glass Zone
										SG2	Retail Signage Under Awning, fixed to building Facade
										SG3	Hawker Lane Neon Signage, Fixed to Building Facade
										SG4	Pylon Retail Signage
										SG5	Illuminated Retail Signage
										SG6	Car Park Entry Signage

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CLIENT
Aoyuan International
Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Turner and Black Nicholas Turner 6085, ABN 96 594 094 971

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title
Elevations
West Elevation Forest Road BDG B,C,D

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
C	19.08.20	AM	Development Application					
B	14.08.20	JP	Development Application	Dwg No.	DA-210-401	Rev	D	
A	13.08.20	AM	Development Application					
Rev	Date	Approved by	Revision Notes					

Scale
1:250 @A1, 50% @A3

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Legend:

- | | | | | | | | | | | | |
|---|--|--|---|--|--|---|--|--|---|--|---------------------------------------|
| BAL1 Semi-frameless full height clear glass balustrade system with 150mm wide top rail. Framing System, aluminium powder coat finish. Colour to match PCF1 | BW1 Brick Work Type 1 Saturated Red & Grey Brick "Hawthorn Surrey" or Similar | BWP1 Brickwork Pattern 1 Stretcher bond | COF1 Off form Concrete with natural finish. Penetrating Clear matt sealer over | CLD1 Terracotta Cladding System Light Red colour finish | CLD5 FC Cladding system with dark textured panel finish | PCF1 Powder coat finish: Colour to match Dulux "Silver Satin" or Similar | SC1 Vertical steel screen, Detailing, material and finish to match BAL2 | GC1 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF1 | PF1 Paint finish Dark grey or Similar | SG1 Retail signage Behind Glass Zone | SG5 Illuminated Retail Signage |
| BAL2 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF2 | BW2 Brick Work Type 2 Light Grey Brick or Similar | BWP2 Brickwork Pattern 2 Stack Bond | CPC1 Smooth Finish Concrete precast wall element, natural Finish. | CLD2 Profile Metal Cladding colour to match PCF2 | CLD6 Aluminium Wood look panel cladding System | PCF2 Powder coat Finish: Colour to match Dulux "Woodland Grey Satin " or Similar | SC2 Vertical Aluminium Batten screen, finish to match PCF2 | GC2 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF2 | PF2 Paint finish Light Grey or Similar | SG2 Retail Signage Under Awning, fixed to building Facade | SG6 Car Park Entry Signage |
| BAL3 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF4 | BW3 Brick Work Type 3 Ox-Red Glazed brick or Similar | | CPC2 Decorative profile finish concrete precast spandrel, finish to match COF1 | CLD4 Profile Metal Cladding colour to match PCF3 | | PCF3 Powder coat Finish: Colour to match Dulux "White Satin" or Similar | SC3 Vertical Aluminium Batten screen, finish to match PCF3 | GC3 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PF1, Colour back panel to match PF1 | PF3 Paint finish Biscuit or Similar | SG3 Hawker Lane Neon Signage, Fixed to Building Facade | |
| | | | CPC3 Decorative profile finish concrete precast spandrel, natural concrete finish with grey oxide. | | | PCF4 Powder coat Finish: Colour to match Dulux "Riversand Matt" or Similar | SC4 Vertical Aluminium Batten screen, finish to match CLD6 | GC4 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF2 | PF4 Paint finish White or Similar | SG4 Pylon Retail Signage | |
| | | | | | | | | GC5 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF3 | | | |

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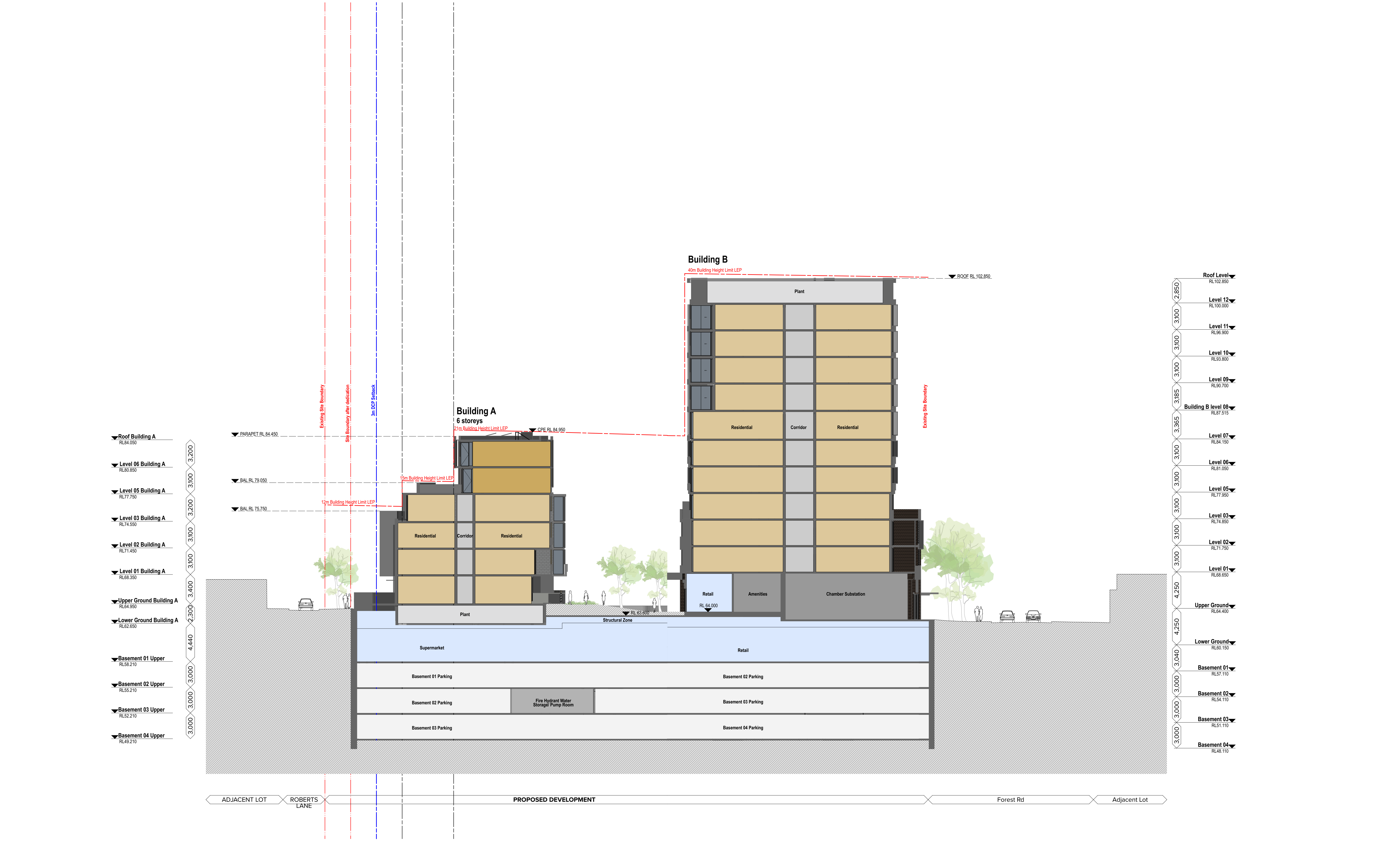
DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20476
Notified Architect Nicholas Turner 6085, ABN 98 594 094 871

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Elevations
West Elevation BDG A

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
B	19.08.20	AM	Development Application	Status				
A	13.08.20	AM	Development Application	Dwg No.	DA-210-402	Rev	D	
Rev	Date	Approved by	Revision Notes					

Scale
1:250 @A1, 50%@A3
Development Application
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Sydney NSW 2000

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title
**Sections
Buildings A & B**

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Dwg No.	DA-310-010	Rev	D	
Rev	Date	Approved by	Revision Notes	Status				
1:200	@A1, 50% @A3			Development Application				

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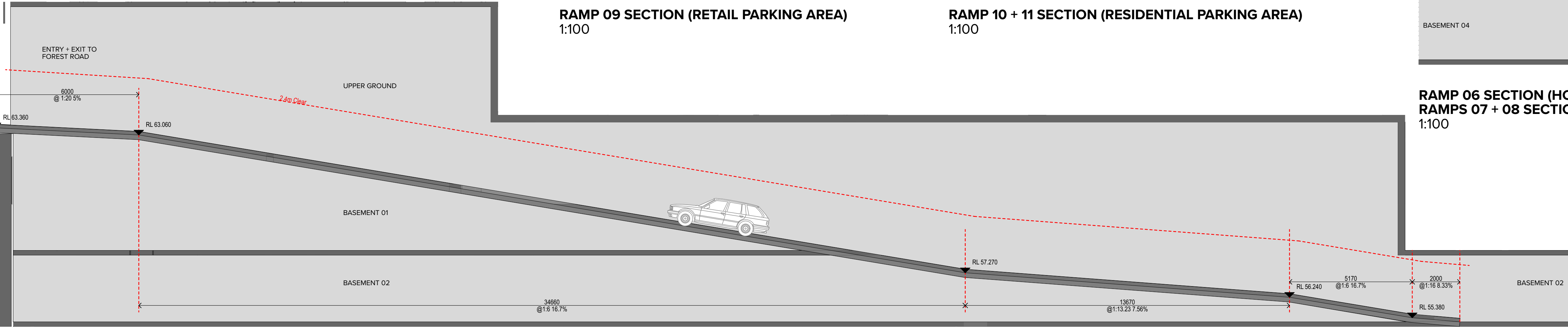
DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20076
Notified Architect Nicholas Turner 6055, ABN 96 594 094 971

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Sections
Building C and Central Park

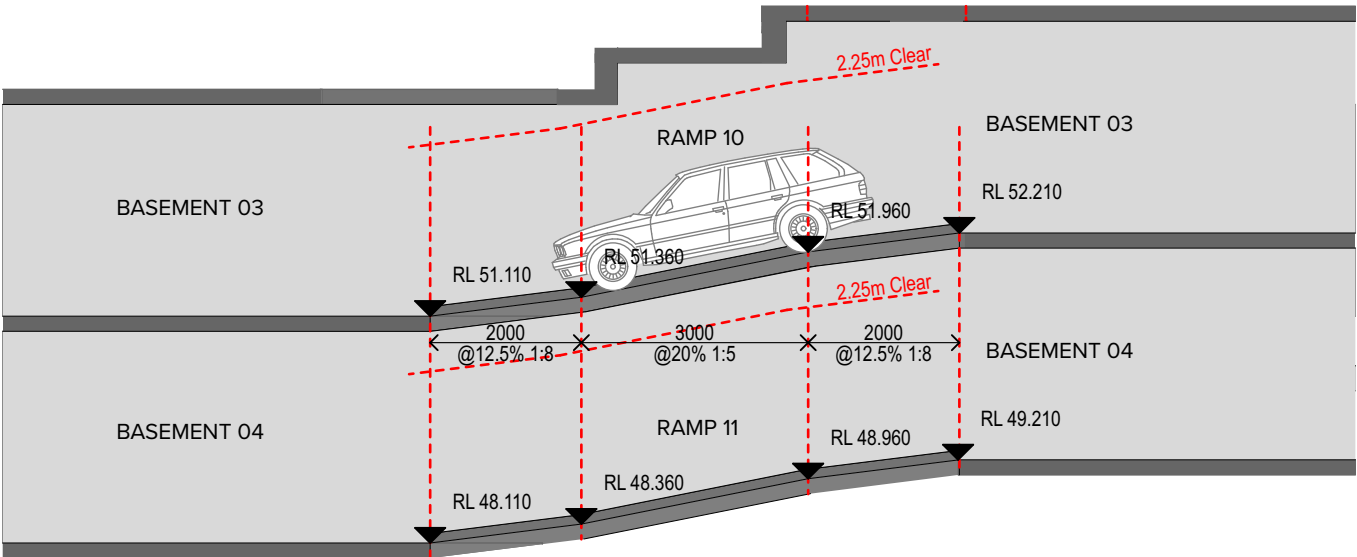
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A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-310-030			
Scale	1:200 @A1, 50% @A3							
Status	Development Application							

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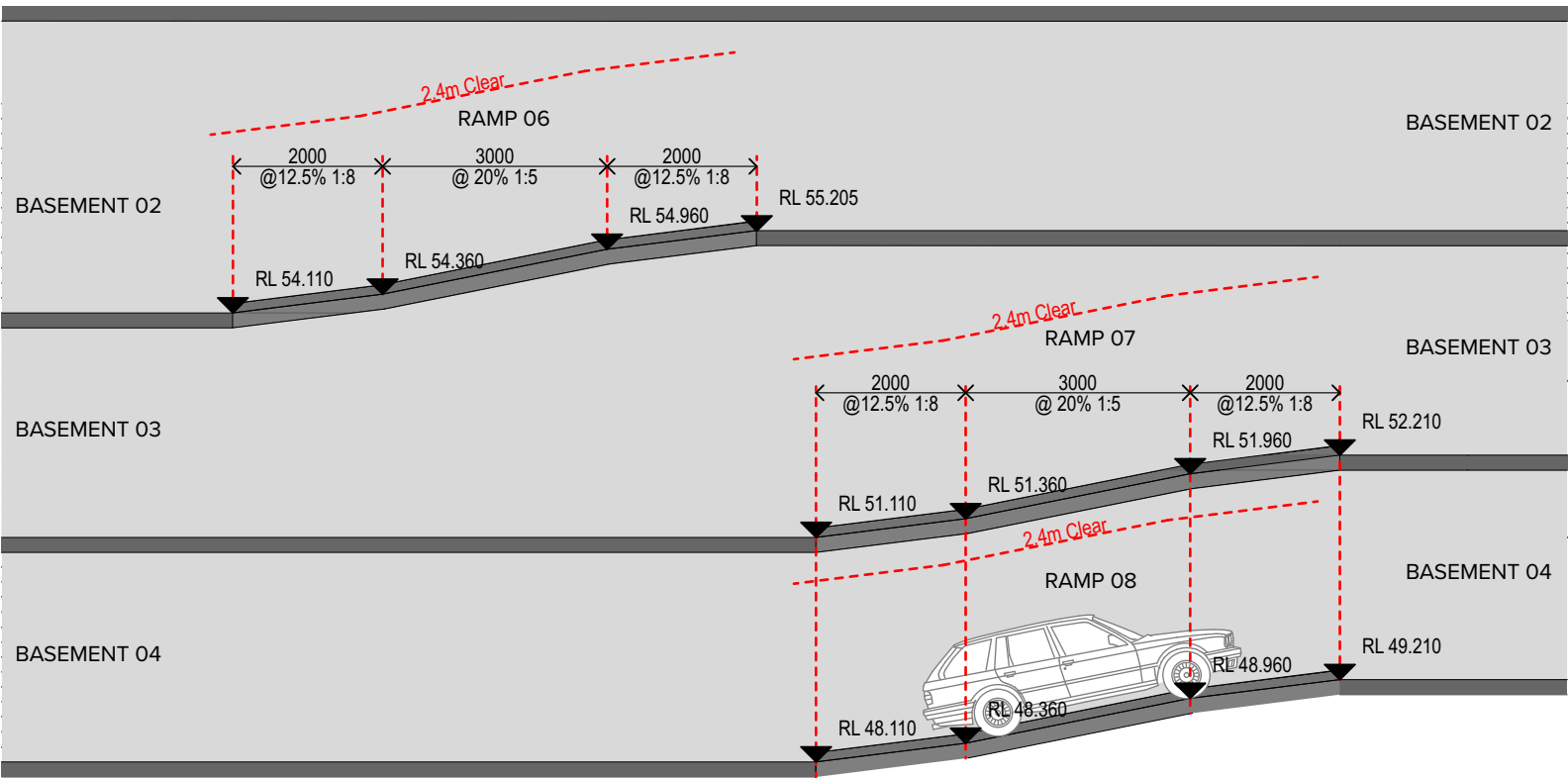
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RAMP 09 SECTION (RETAIL PARKING AREA)
1:100

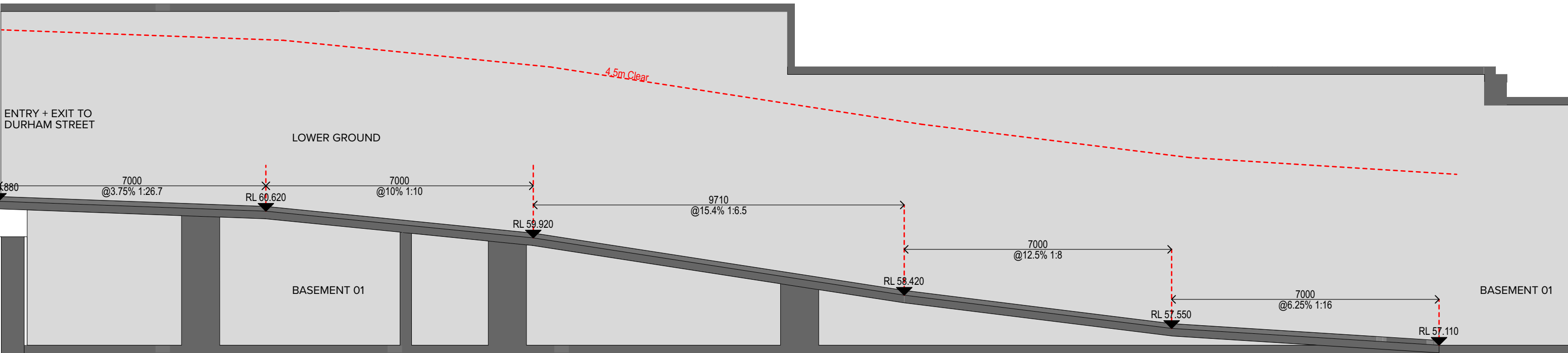


RAMP 10 + 11 SECTION (RESIDENTIAL PARKING AREA)
1:100

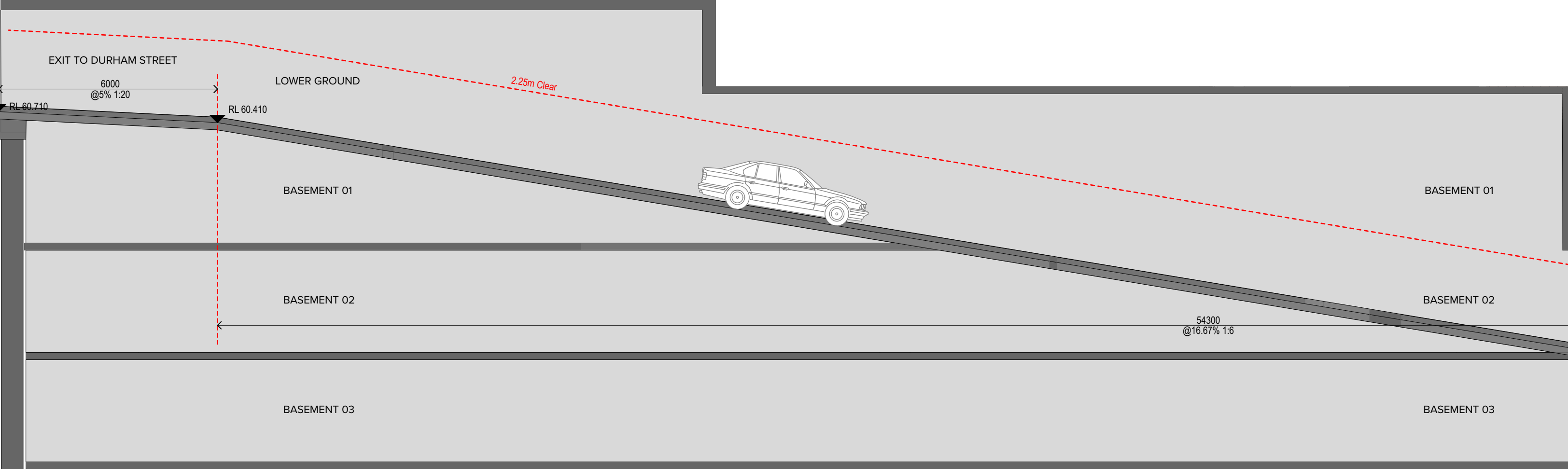


RAMP 06 SECTION (HOTEL PARKING AREA) AND
RAMPS 07 + 08 SECTION (RESIDENTIAL PARKING AREA)
1:100

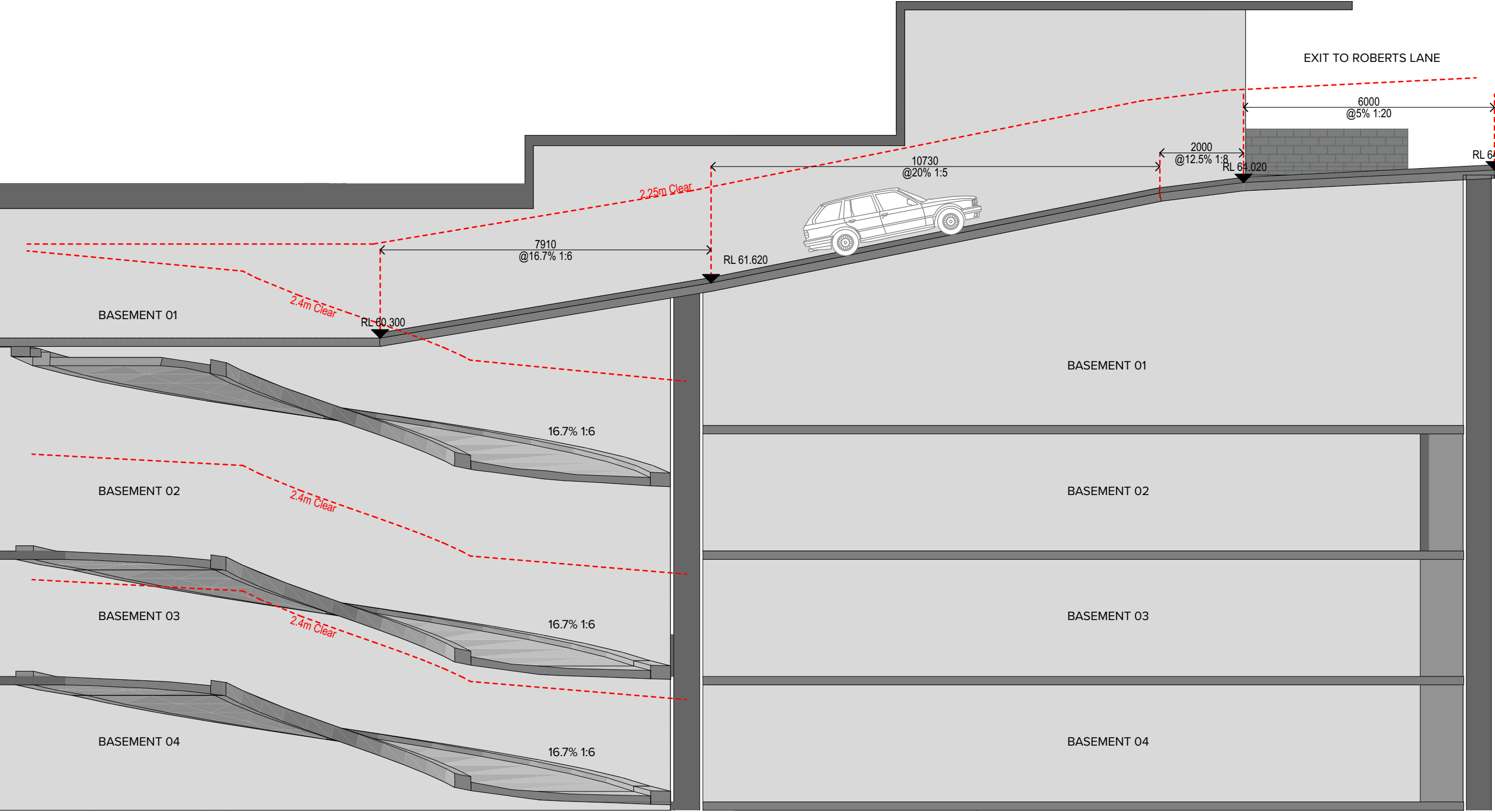
RAMP 02 SECTION (RETAIL ENTRY + EXIT RAMP)
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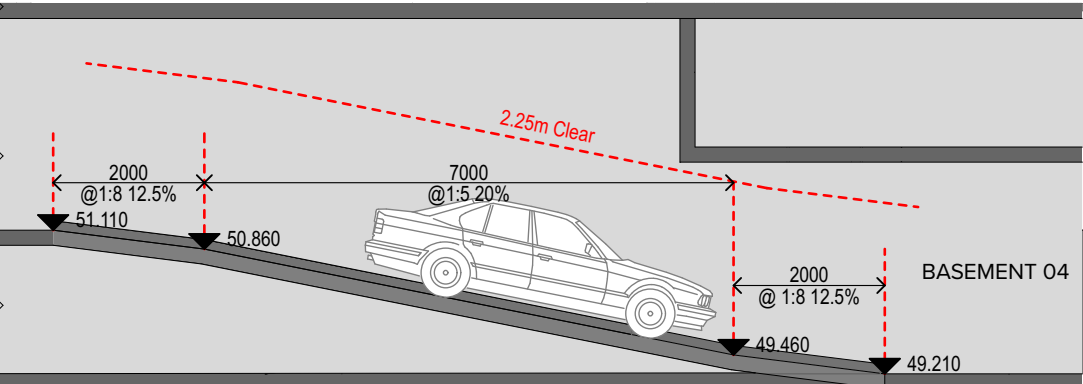
RAMP 03 SECTION (LOADING DOCK ENTRY + EXIT RAMP)
1:100



RAMP 04 SECTION (RESIDENTIAL + HOTEL ENTRY RAMP) + RAMP 05 SECTION (RESIDENTIAL IN RAMP)
1:100



RAMP 01 SECTION (RESIDENTIAL + HOTEL EXIT RAMP)
1:100



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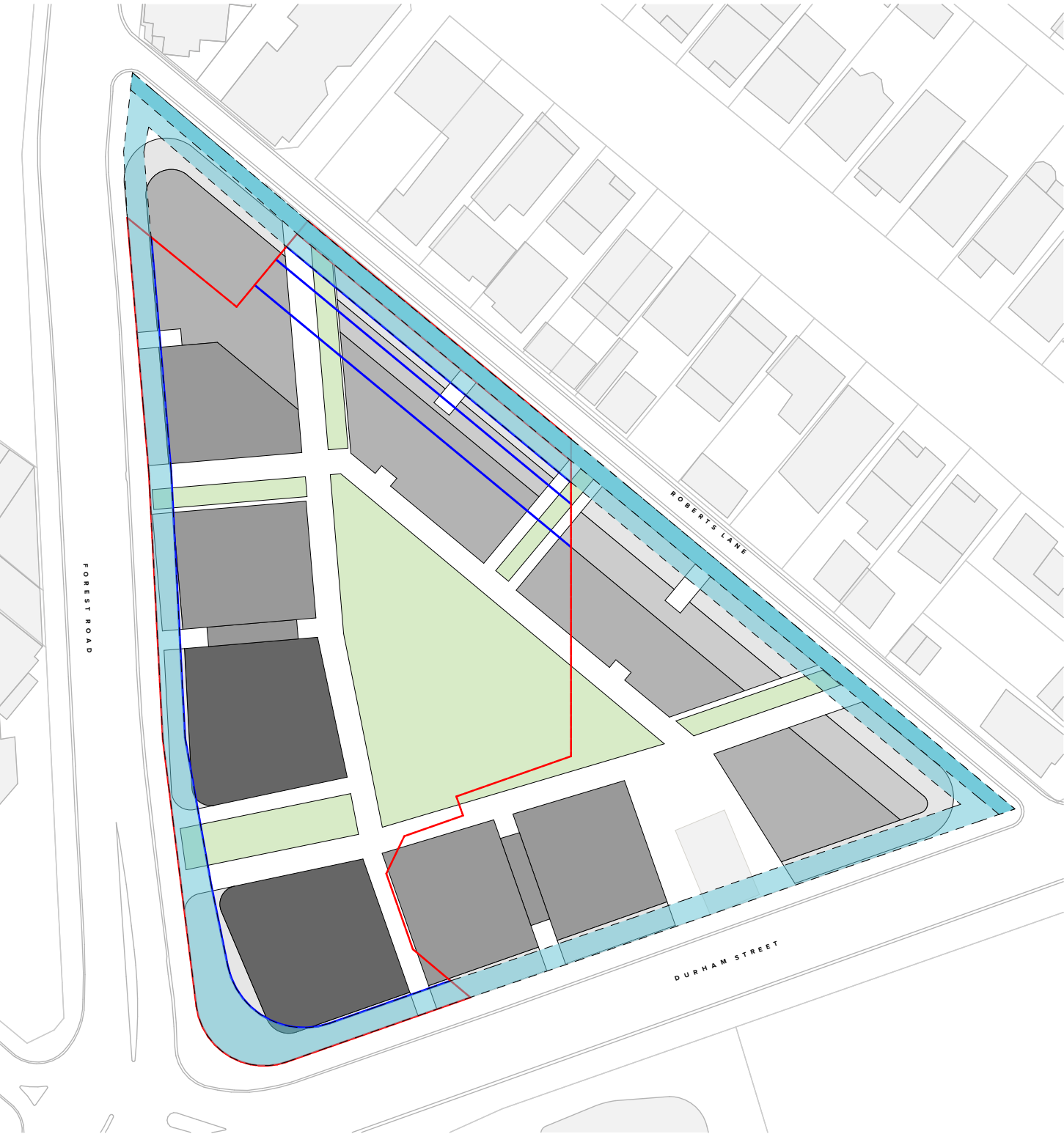
Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Ramp Sections
Ramp Sections

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Dwg No.	DA-350-010	Rev	D	
Rev	Date	Approved by	Revision Notes					

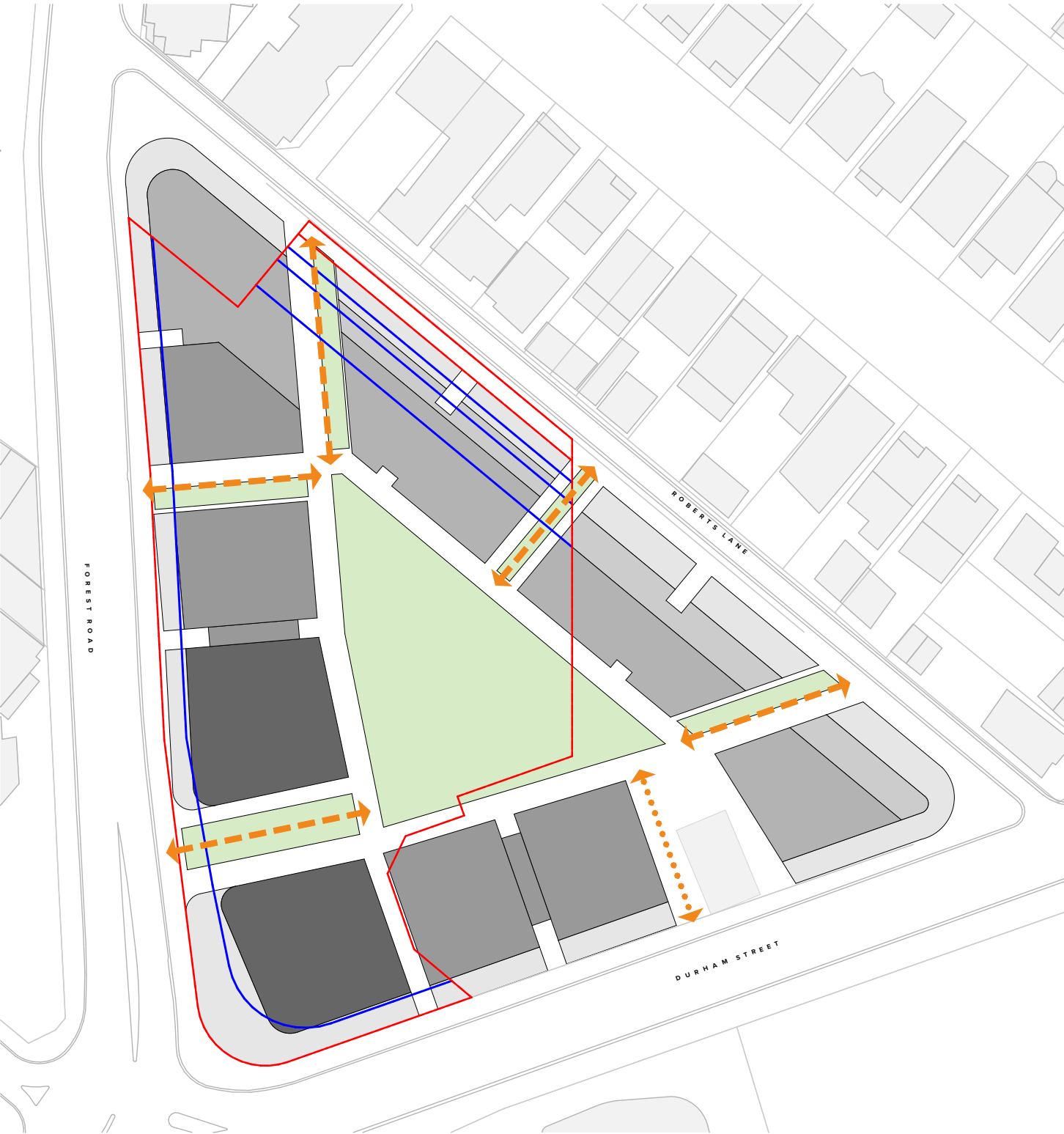
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PLANNING PROPOSAL
Street & Boundary Setbacks



Through-Site Links



Vehicle Entry Points



Building Heights



DEVELOPMENT APPLICATION
Street & Boundary Setbacks



Through-Site Links



Vehicle Entry Points



Building Heights



- Legend**
- DA Site Boundary
 - Future Built Form
 - LEP Height Limits
 - Planning Proposal Precinct Boundary
 - DCP Setbacks
 - Decreased Setback
 - Increased Setback
 - 3m Boundary Setback
 - DA Building Envelope (excluding fins, awnings & architectural features)
 - Planning Proposal Building Envelope
 - Play Zone

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- Legend**
- DA Site Boundary
 - Future Built Form
 - LEP Height Limits
 - Planning Proposal Precinct Boundary
 - Through Site-Link
 - Future Through Site-Link

- Legend**
- DA Site Boundary
 - Future Built Form
 - LEP Height Limits
 - Planning Proposal Precinct Boundary
 - Vehicle Entry/Exit Points
 - Contours (0.5m intervals)

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title
Control Diagrams
Planning Proposal Comparison

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North
A	13.08.20	AM	Development Application	Revision Notes			
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-710-000	Rev	D
Scale	1:1000 @A1, 50%@A3						
Status	Development Application						

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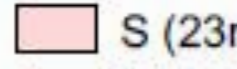
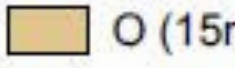
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Legend
 Subject Area

Hurstville LEP 2012 - HOB

 J (9m)	 R (21m)	 U (30m)	 AA1 (65m)
 M (12m)	 S (23m)	 V (35m)	
 O (15m)	 T (28m)	 W (40m)	

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Notified Architect Nicholas Turner 6055, ABN 56 564 094 911

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Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title
Control Diagrams
Proposed Height of Buildings Plan

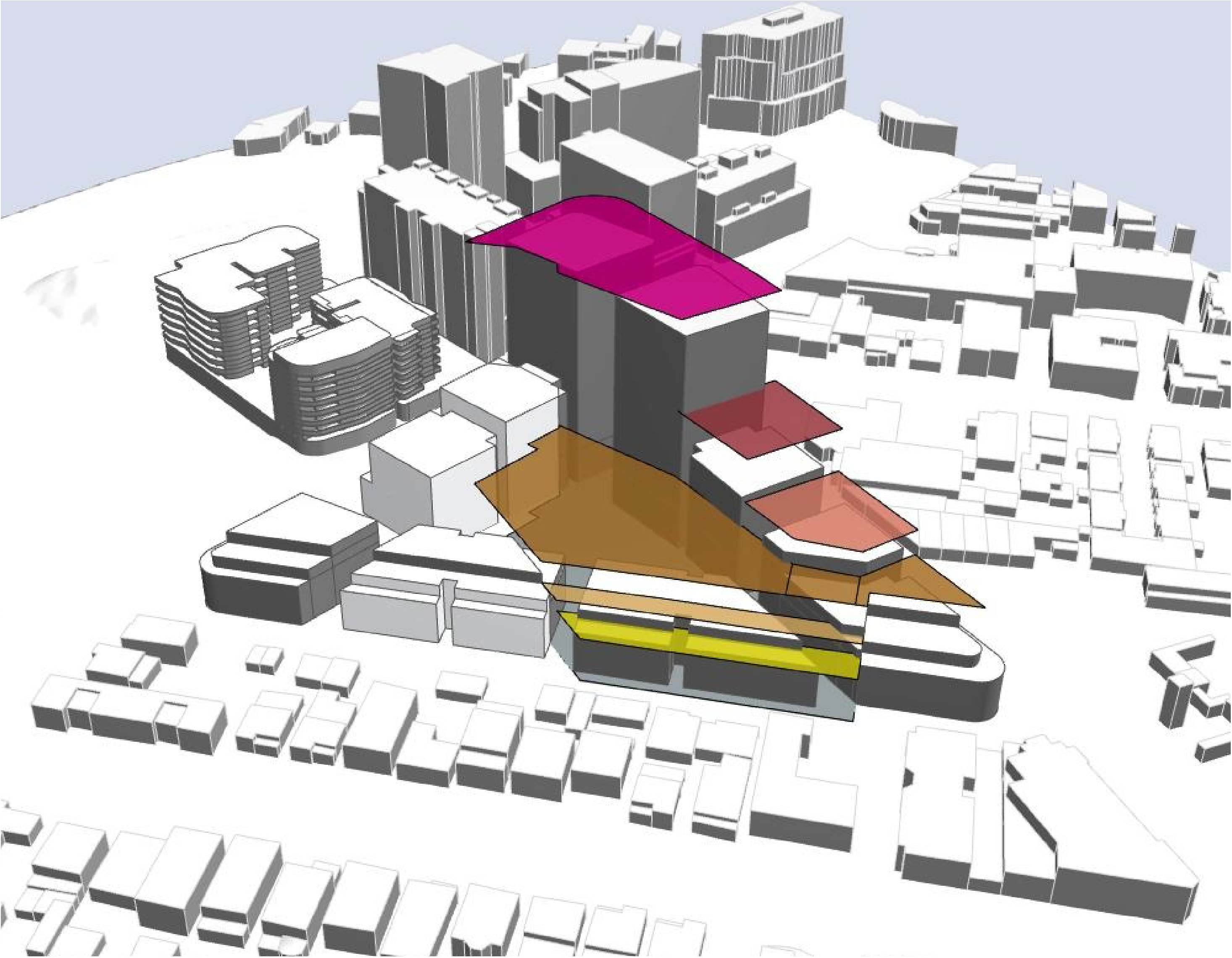
D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	
A	13.08.20	AM	Development Application			Rev	D	
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-710-010			

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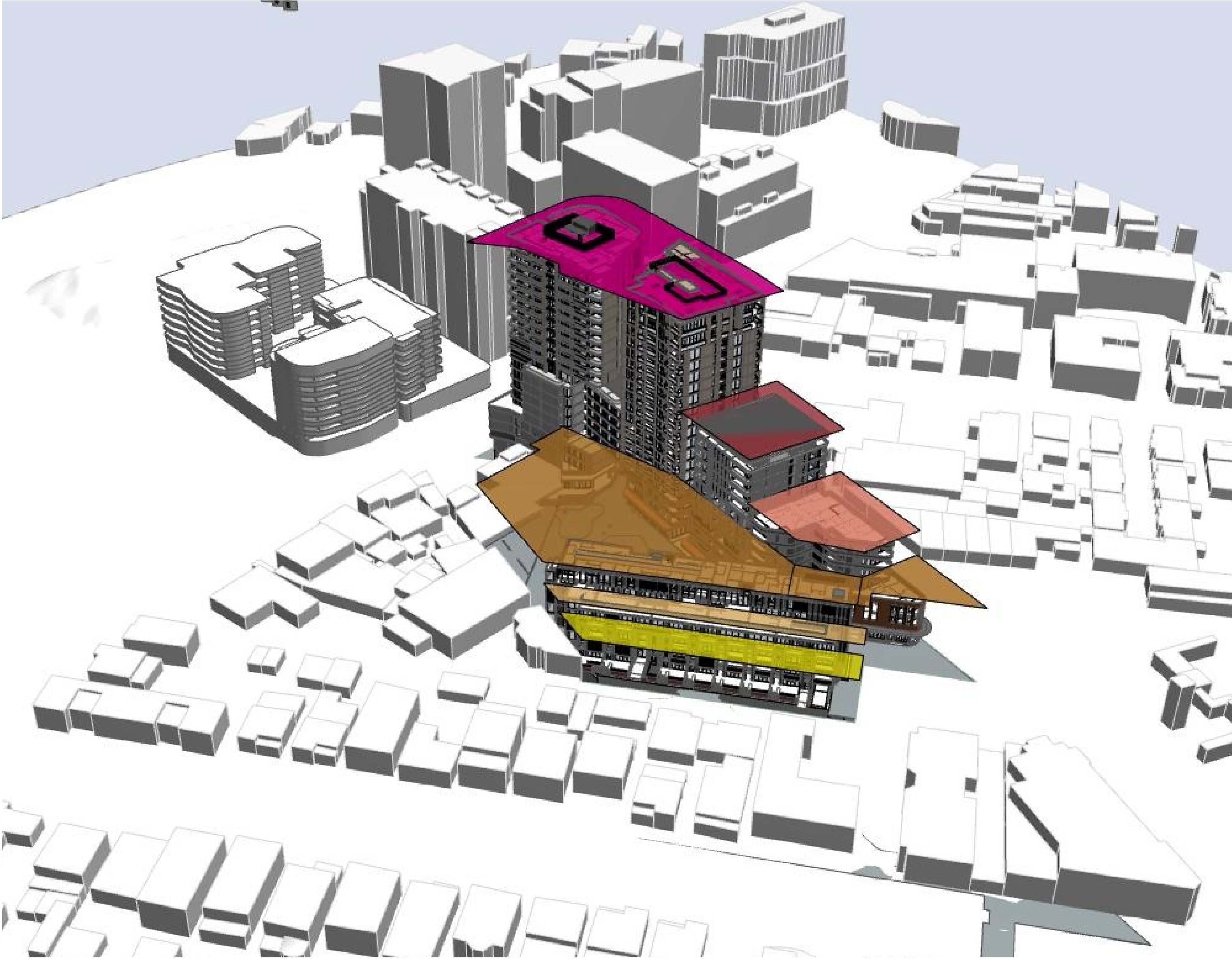
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LEP Height of Buildings



Planning Proposal



Development Application

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Notwithstanding to Nicholas Turner 6885, ABN 58 584 394 871

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Aoyuan International
Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW

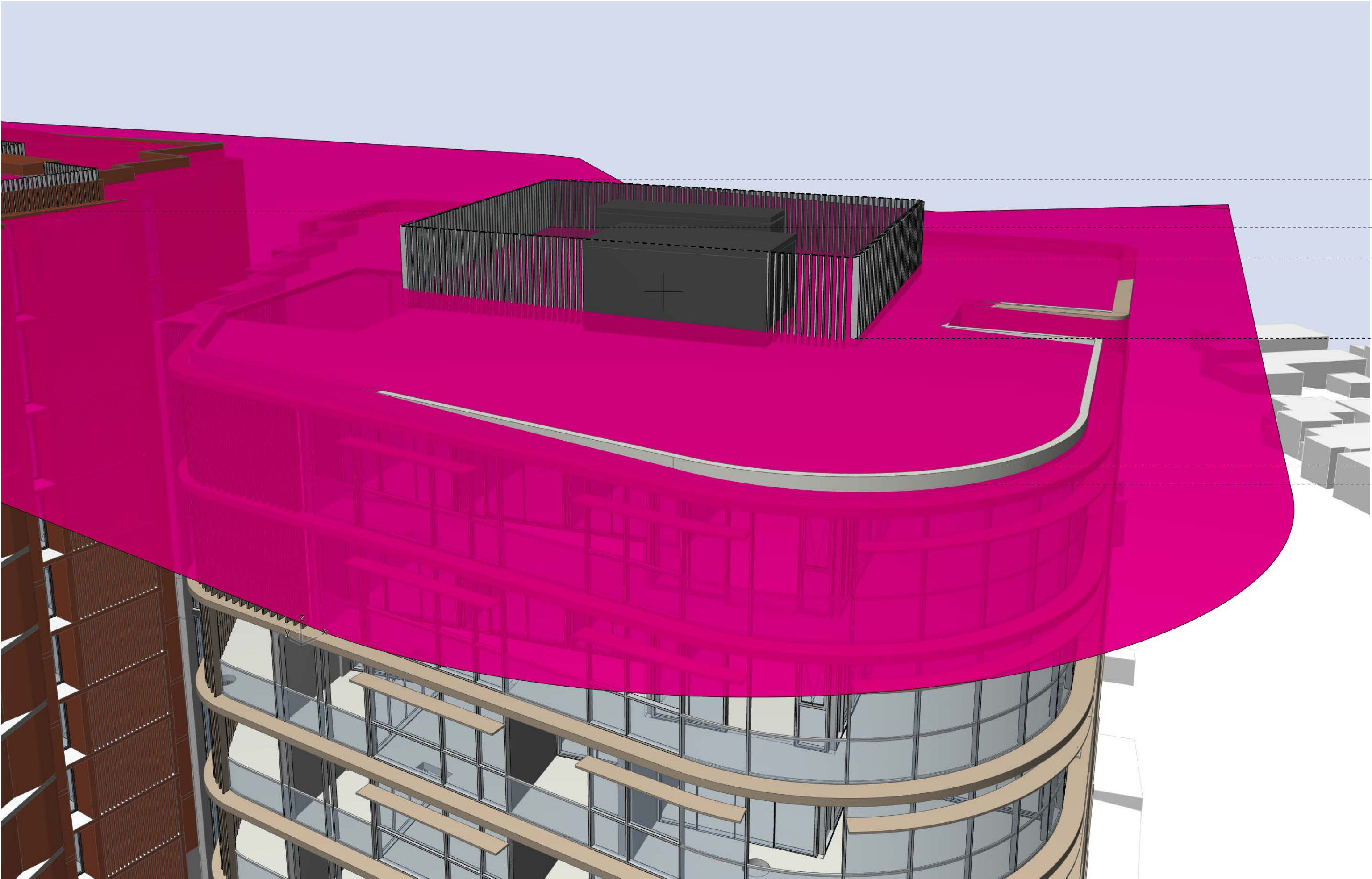
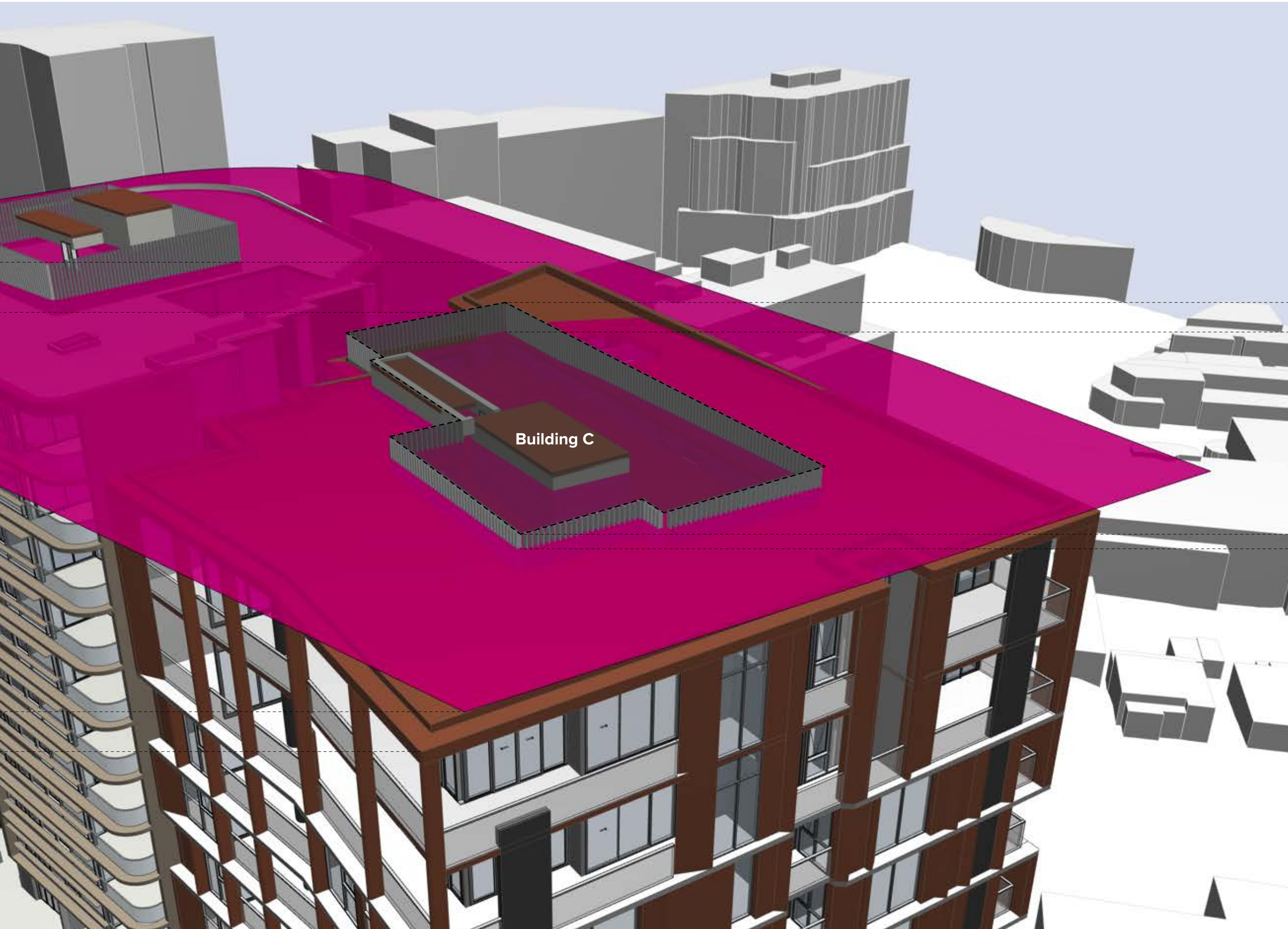
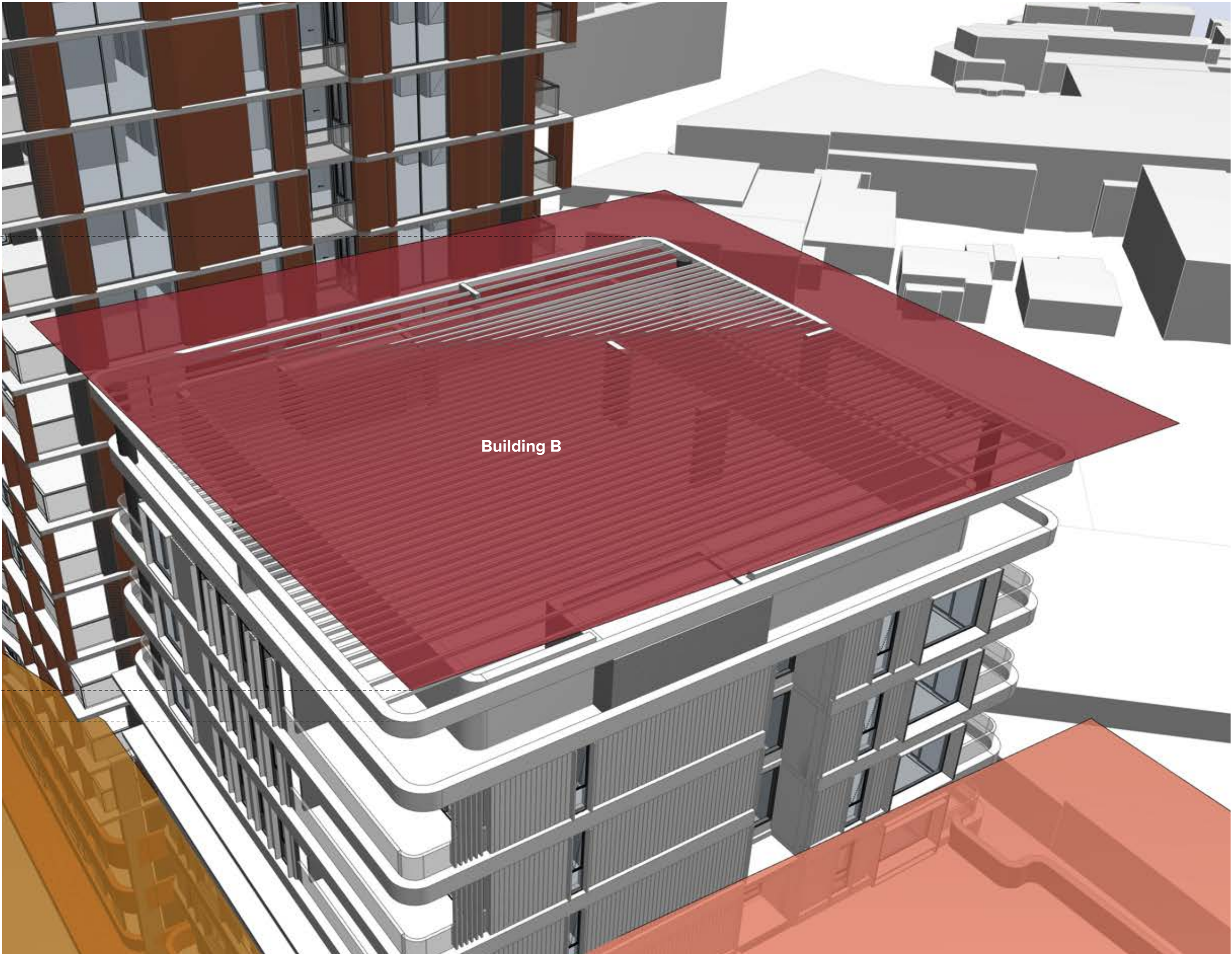
Drawing Title
Control Diagrams
Proposed Height of Buildings Comparison

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North				
A	13.08.20	AM	Development Application	Dwg No.	DA-710-020	Rev	D				
Rev	Date	Approved by	Revision Notes								
Scale											
Status	Development Application										

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DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20476
Notified Address: Nicholas Turner 6085, ABN 98 594 094 911

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Control Diagrams
Proposed Height of Buildings Detail

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North
A	13.08.20	AM	Development Application	Dwg No.	DA-710-025	Rev	D
Rev	Date	Approved by	Revision Notes				
Scale							

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Upper Ground

- Solar Access : 7
- Cross Ventilation : 5
- Balcony Sunlight : 7
- Minimum 15min Direct Sunlight : 0



Level 02

- Solar Access : 10
- Cross Ventilation : 14
- Balcony Sunlight : 19
- Minimum 15min Direct Sunlight : 11



Level 01

- Solar Access : 11
- Cross Ventilation : 13
- Balcony Sunlight : 19
- Minimum 15min Direct Sunlight : 8



Level 03

- Solar Access : 17
- Cross Ventilation : 13
- Balcony Sunlight : 19
- Minimum 15min Direct Sunlight : 5

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Sydney NSW 2000

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Notwithstanding to the extent that the drawings are not to be scaled.

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Apartment Amenity
Ground Floor to Level 03

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes					
Scale	1:500 @A1, 50% @A3			Dwg No.	DA-720-000			

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Level 05

- Solar Access : 17
- Cross Ventilation : 12
- Balcony Sunlight : 18
- Minimum 15min Direct Sunlight : 1



Level 06

- Solar Access : 12
- Cross Ventilation : 7
- Balcony Sunlight : 13
- Minimum 15min Direct Sunlight : 1



Level 07

- Solar Access : 12
- Cross Ventilation : 7
- Balcony Sunlight : 13
- Minimum 15min Direct Sunlight : 1



Level 08

- Solar Access : 8
- Cross Ventilation : 7
- Balcony Sunlight : 10
- Minimum 15min Direct Sunlight : 2

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DLCS Quality Endorsement Company ISO 9001:2015, Registration Number 20476
Notified Address: Nicholas Turner 6086, ABN 96 594 034 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Apartment Amenity
Level 05 to Level 08

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes					
Scale	1:500 @A1, 50% @A3			Dwg No.	DA-720-050			
Status	Development Application							

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Level 09

- Solar Access : 7
- Cross Ventilation : 8
- Balcony Sunlight : 10
- Minimum 15min Direct Sunlight : 3



Level 10

- Solar Access :9
- Cross Ventilation : 9
- Balcony Sunlight : 12
- Minimum 15min Direct Sunlight : 3



Level 11

- Solar Access : 12
- Cross Ventilation : 12
- Balcony Sunlight : 15
- Minimum 15min Direct Sunlight : 4



Level 12-15

- Solar Access : 9
- Cross Ventilation : 8
- Balcony Sunlight : 11
- Minimum 15min Direct Sunlight : 3

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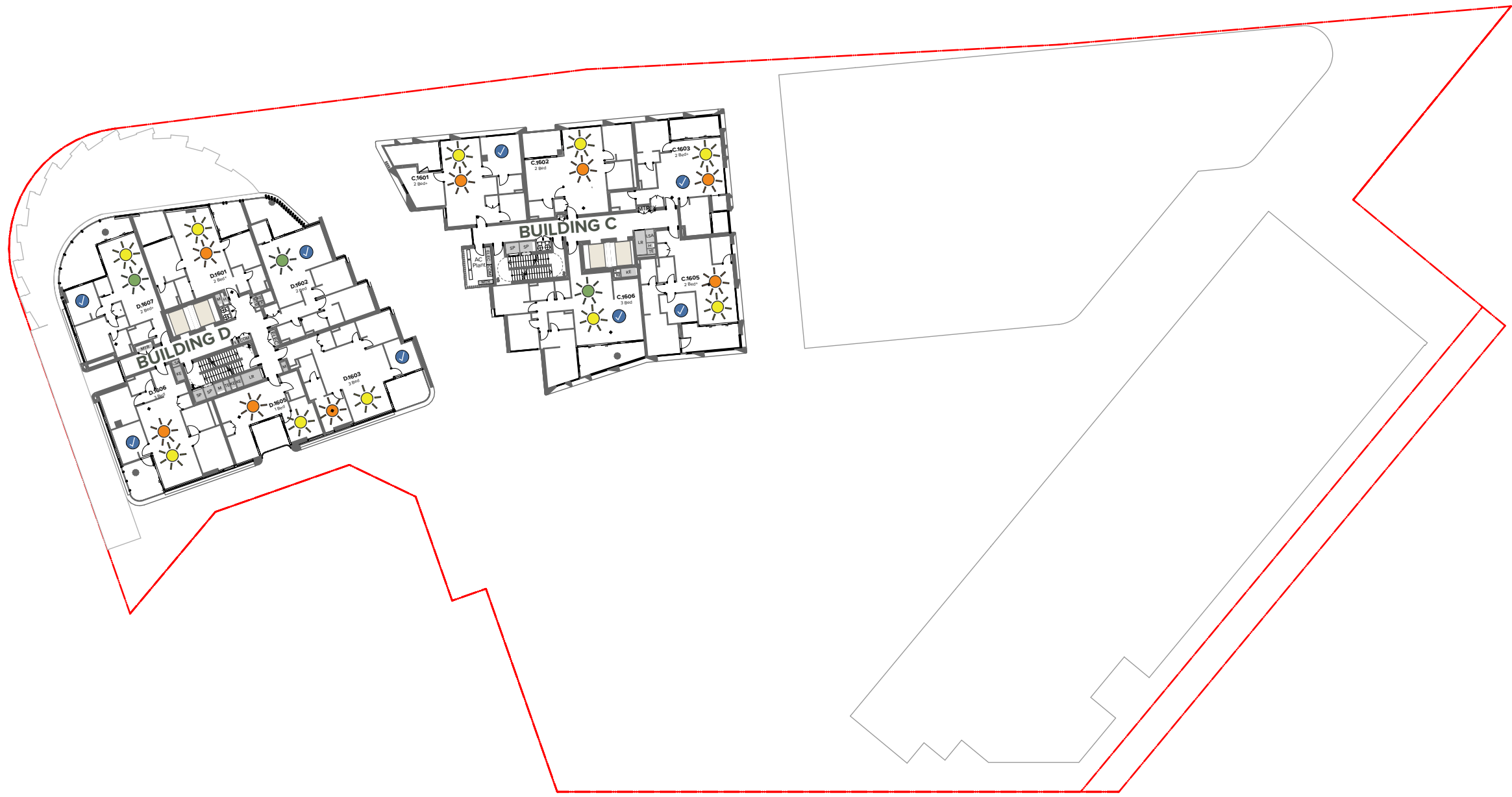
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Notwithstanding And/Incl Turner 6886, ABN 98 594 094 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Apartment Amenity
Level 09 to Level 15

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-720-090			
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Level 16-18

- Solar Access : 8
- Cross Ventilation : 8
- Balcony Sunlight : 10
- Minimum 15min Direct Sunlight : 3



Level 20

- Solar Access : 6
- Cross Ventilation : 6
- Balcony Sunlight : 6
- Minimum 15min Direct Sunlight : 0



Level 19

- Solar Access : 6
- Cross Ventilation : 7
- Balcony Sunlight : 7
- Minimum 15min Direct Sunlight : 1

Totals

- Solar Access : 185
- Cross Ventilation : 168
- Cross Ventilation : 86 (First 9 Storeys)
- Balcony Sunlight : 231
- Minimum 15min Direct Sunlight : 58

Apartment Amenity (with reference to Apartment Design Guide)

Solar Access (Objective 4A-1, Design Criteria 1)

Minimum % of apartments achieving 2 hours solar access: $\geq 70\%$
Actual % of apartments achieving 2 hours solar access: = 73%

Natural Ventilation - First 9 Storeys (Objective 4B-3, Design Criteria 1)

Minimum % of apartments to be naturally ventilated: $\geq 60\%$
Actual % of apartments that are naturally ventilated: = 60%

No Direct Sunlight (Objective 4A-1, Design Criteria 3)

Maximum % of apartments receiving no direct sunlight: $\leq 15\%$
Actual % of apartments receiving no direct sunlight: = 0%

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Apartment Amenity
Level 16 to Roof

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
A	13.08.20	AM	Development Application	Revision Notes		Rev	D	
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Status	Development Application							

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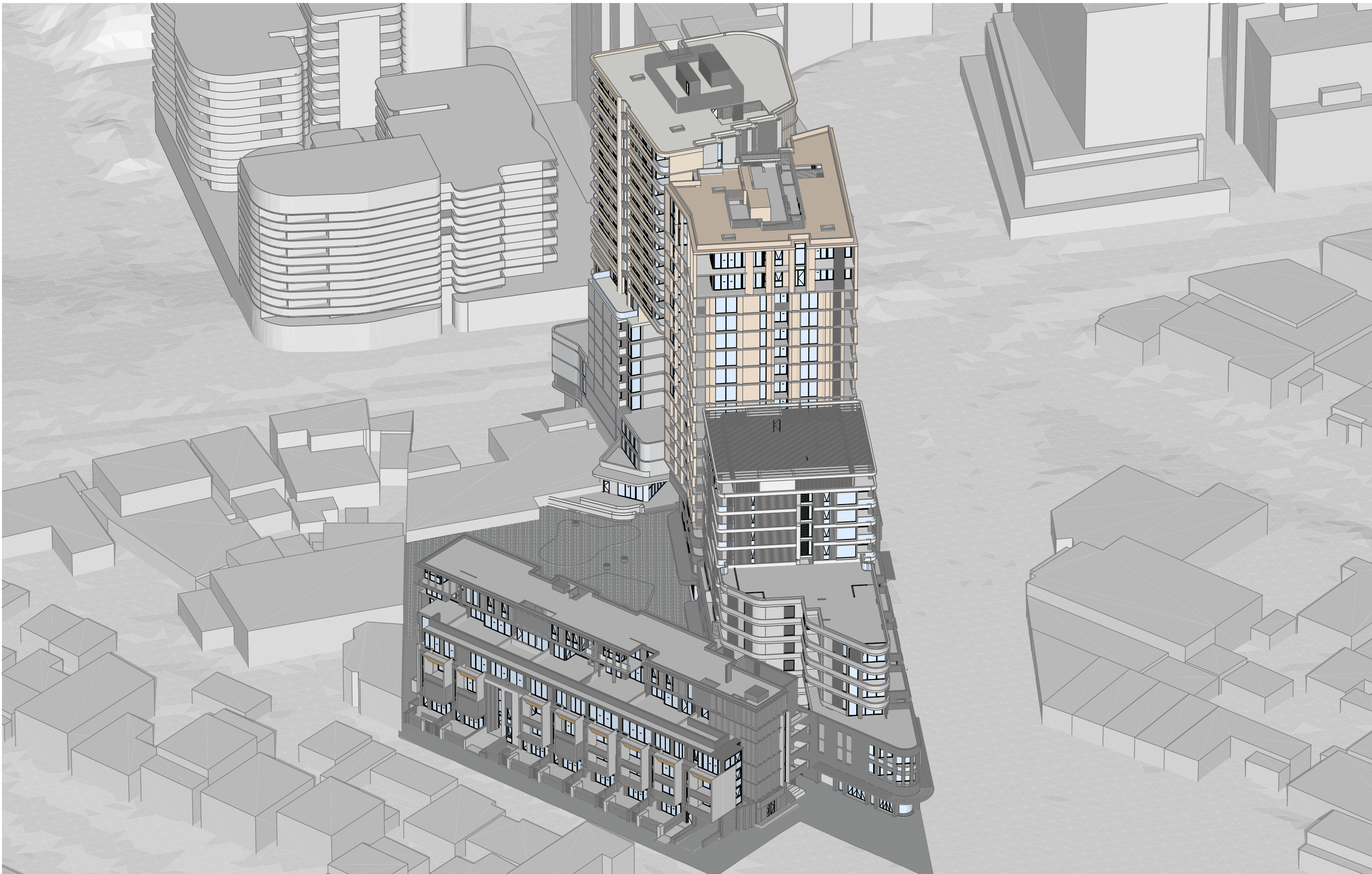
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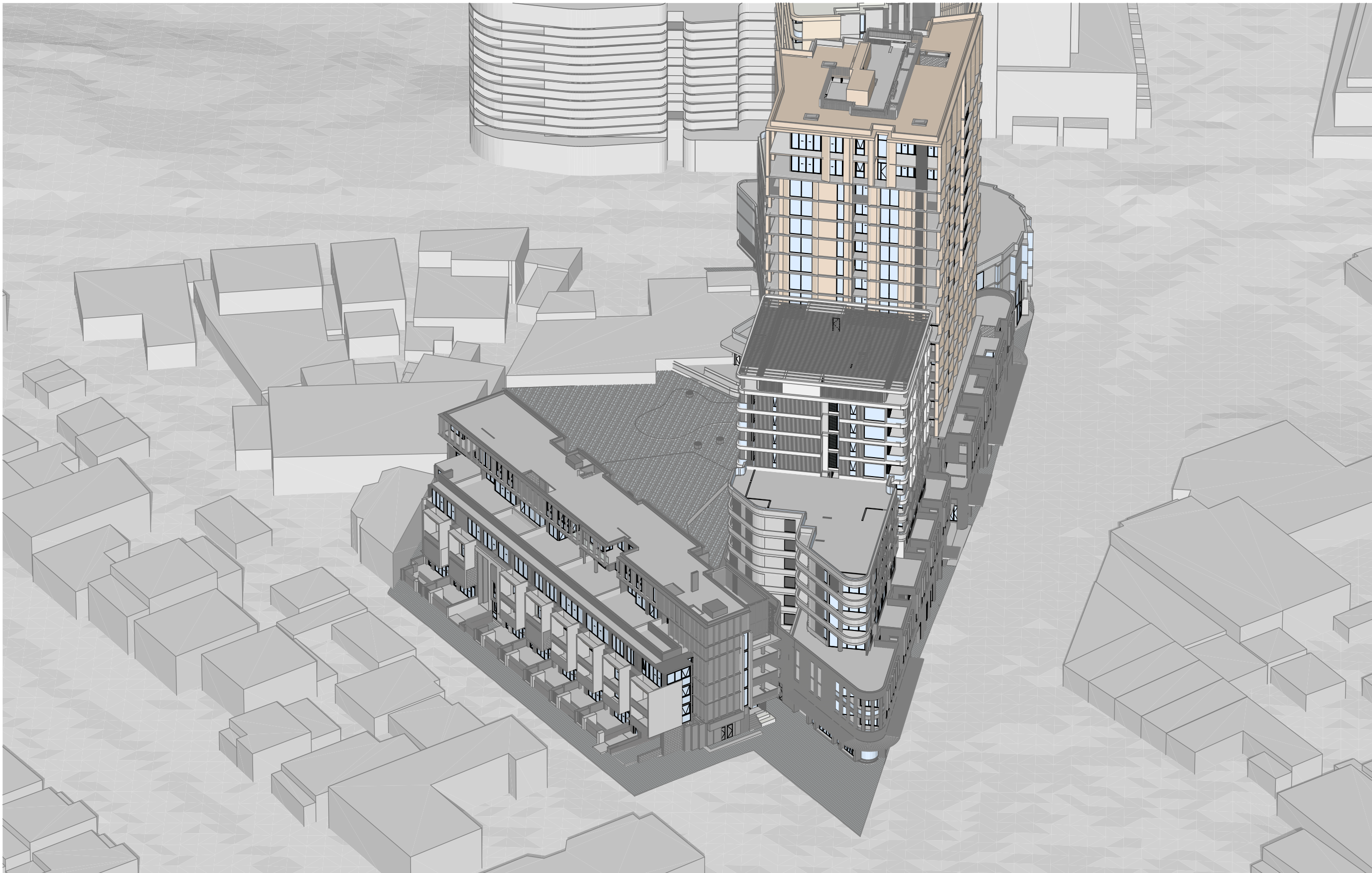
Winter Solstice_9am



Winter Solstice_10am



Winter Solstice_11am



Winter Solstice_12pm

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Apartment Amenity
Sun Eye Diagrams_9am-12pm

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North
A	13.08.20	AM	Development Application	Dwg No.	DA-720-210	Rev	D
Rev	Date	Approved by	Revision Notes				

Scale
@A1, 50%@A3

Status
Development Application

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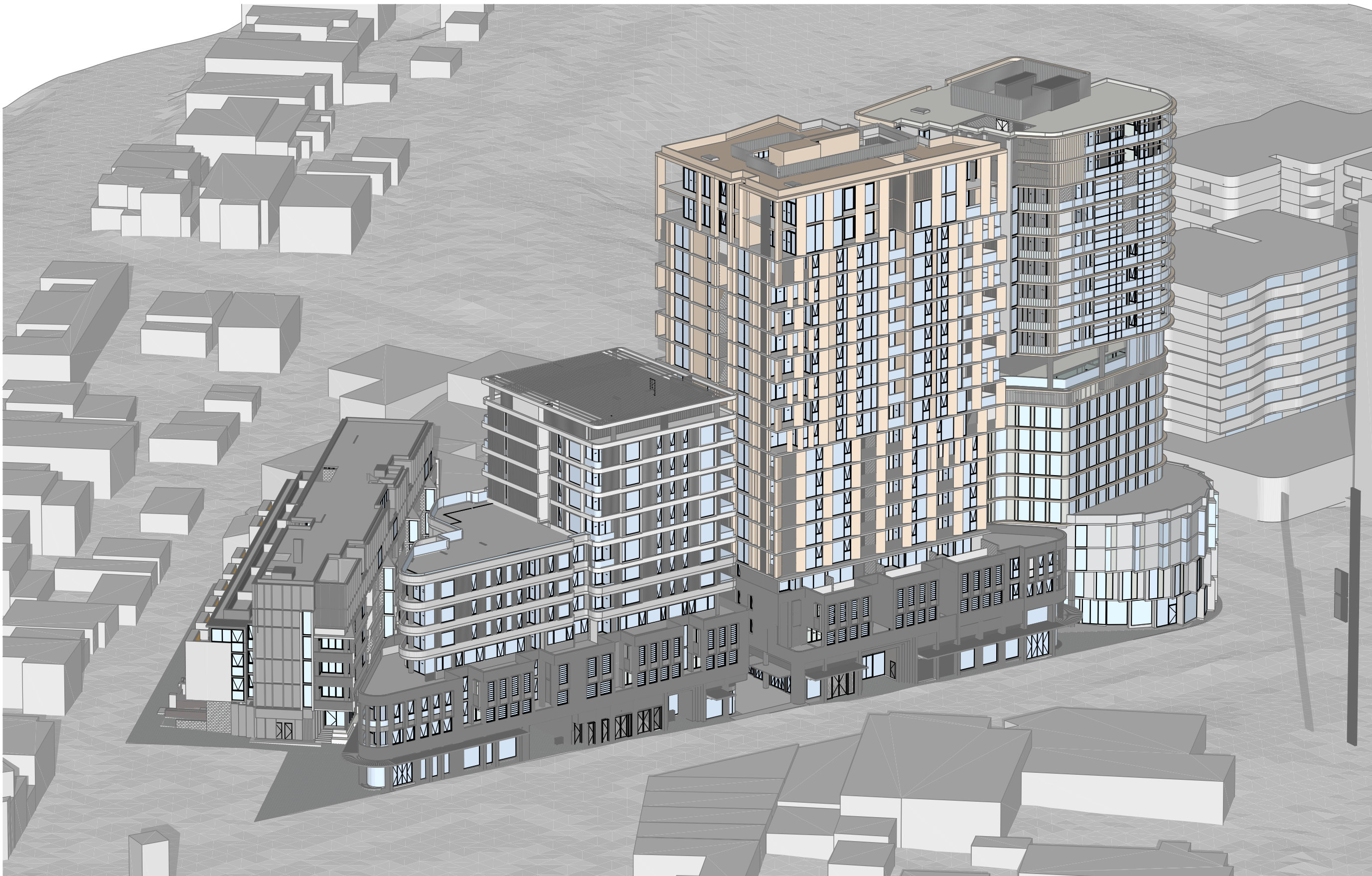
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Winter Solstice_1pm



Winter Solstice_2pm



Winter Solstice_3pm

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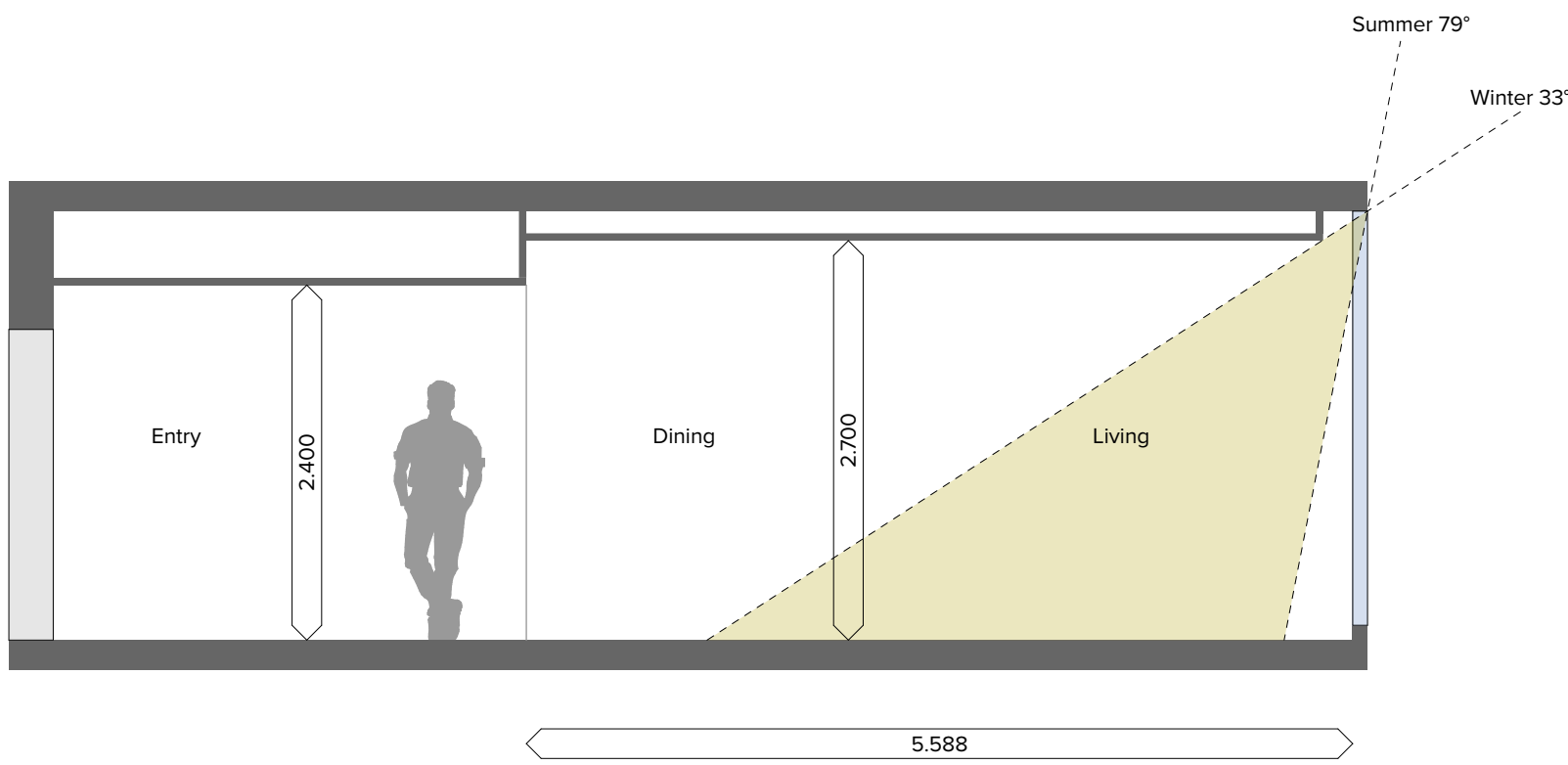
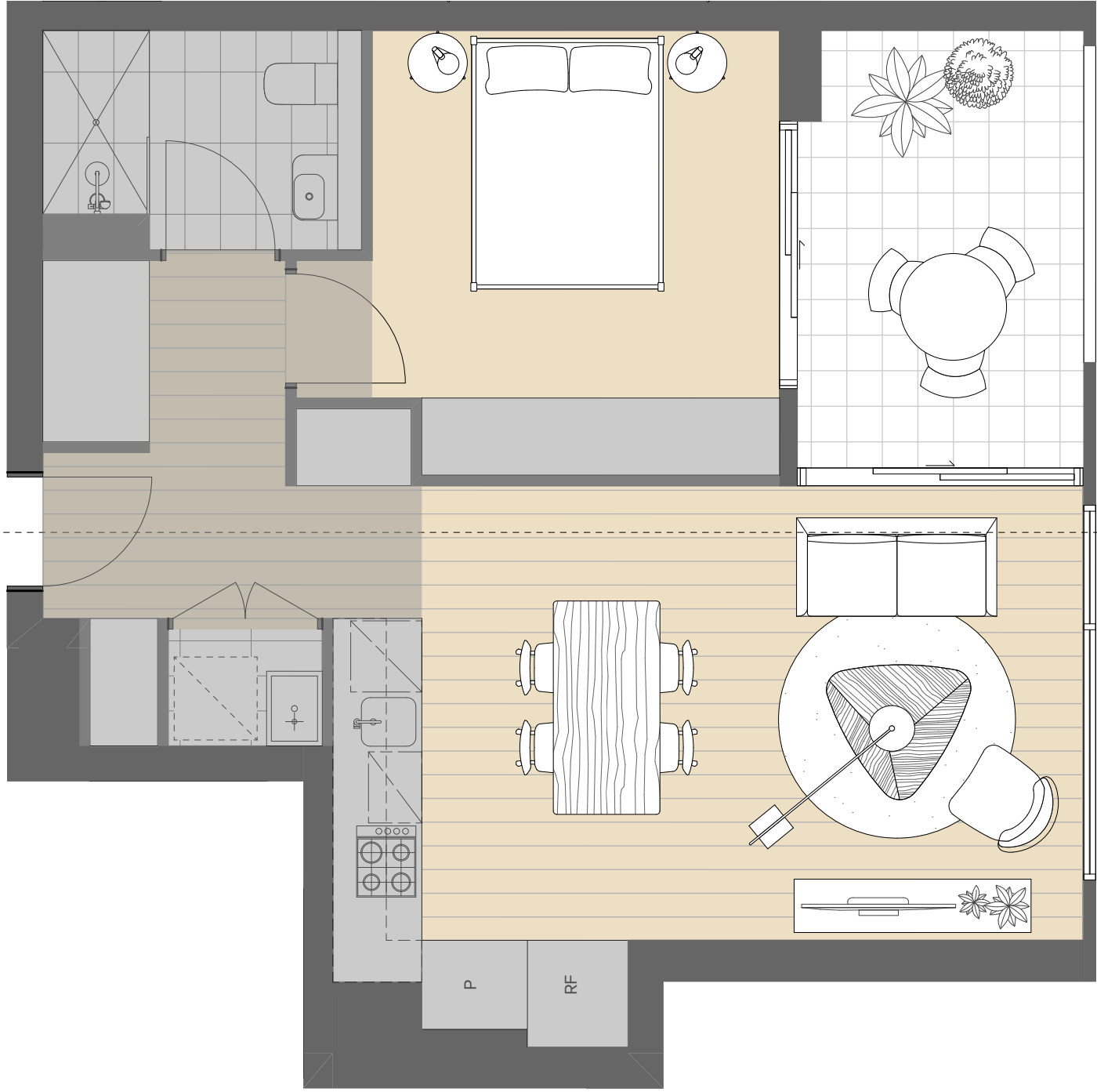
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Notified Address: Nicholas Turner 6085, APR 98 394 394 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Apartment Amenity
Sun Eye Diagrams_1pm-3pm

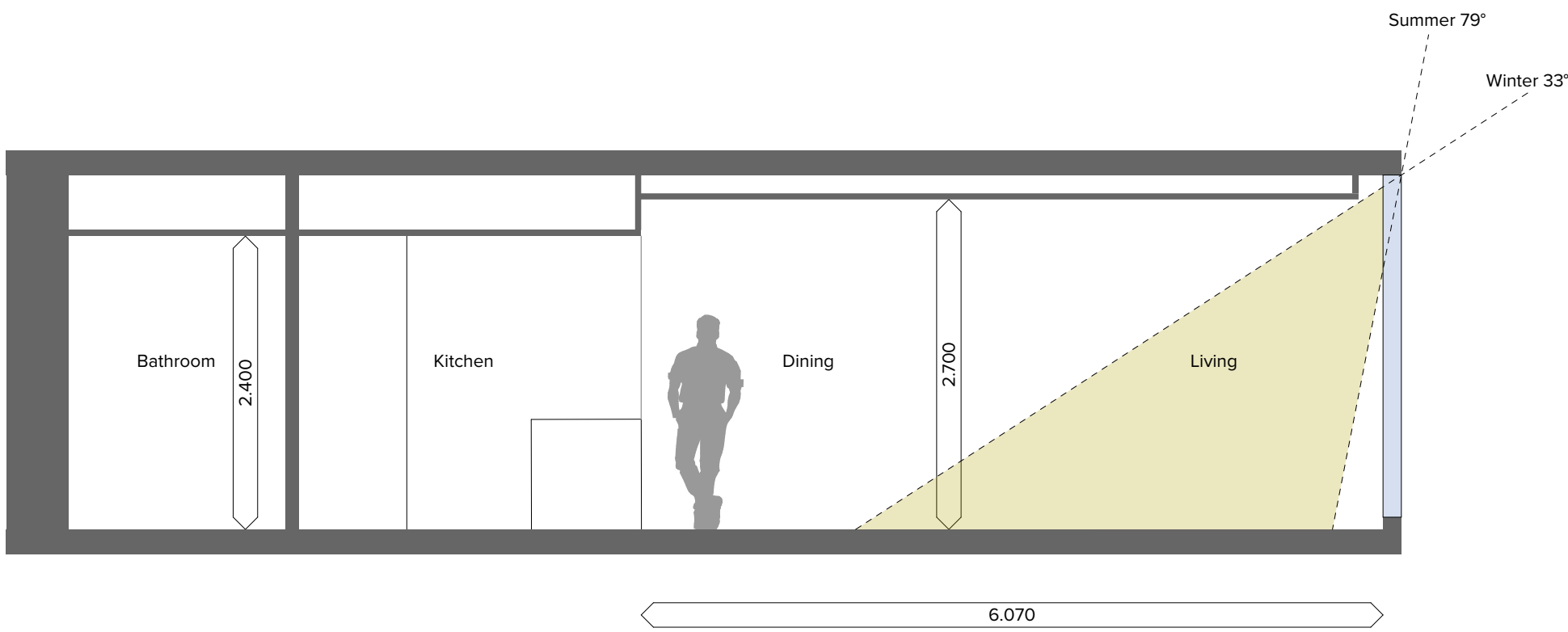
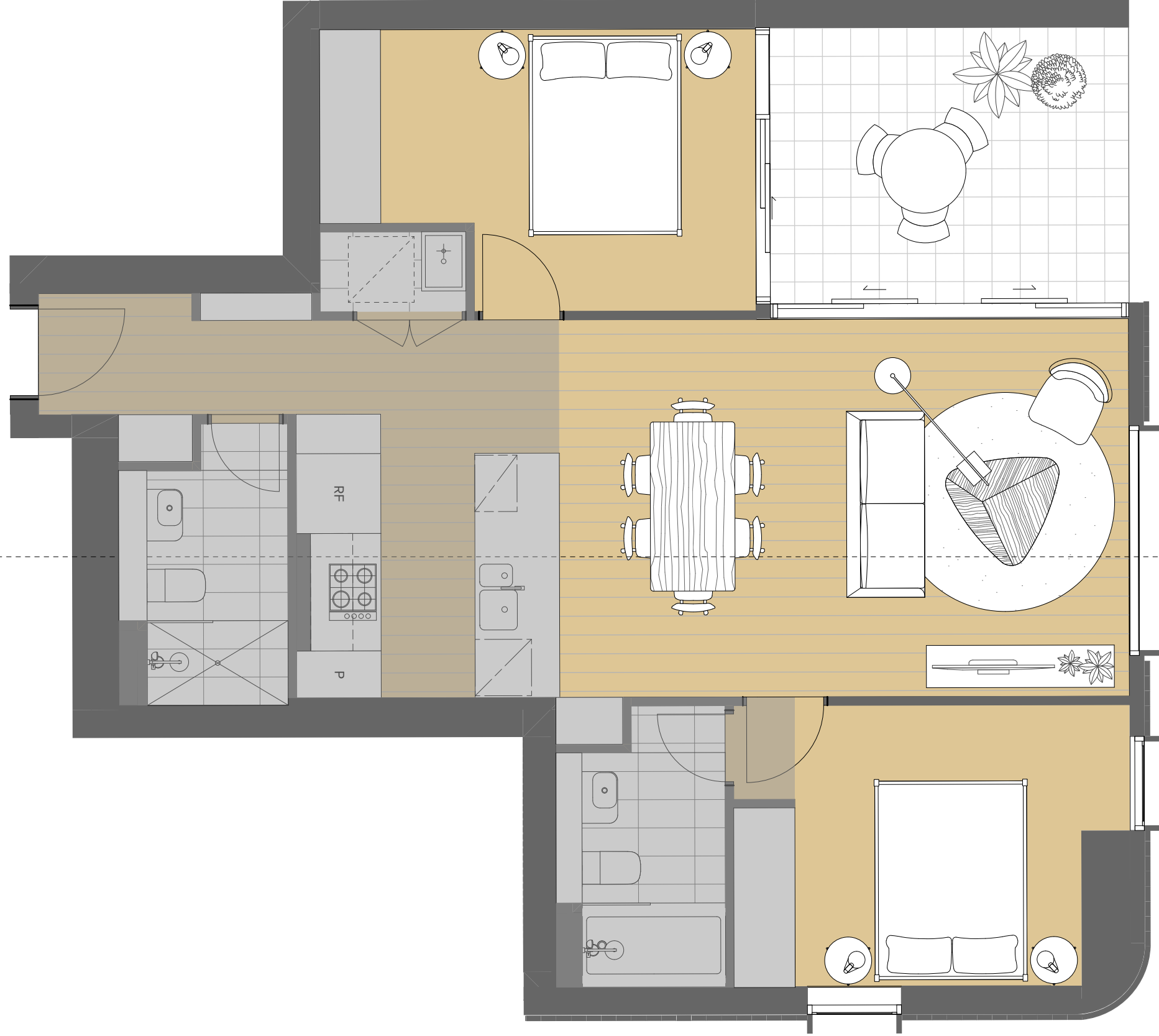
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A	13.08.20	AM	Development Application				
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-720-220	Rev	D
Scale	@A1, 50% @ A3						
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1 Typical 1 Bedroom Apartment



2 Typical 2 Bedroom Apartment

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Notified Architect Nicholas Turner 6055, ABN 55 594 094 911

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
**Apartment Amenity
Solar Access Sections**

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North
A	13.08.20	AM	Development Application	Status			
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-720-310	Rev	D

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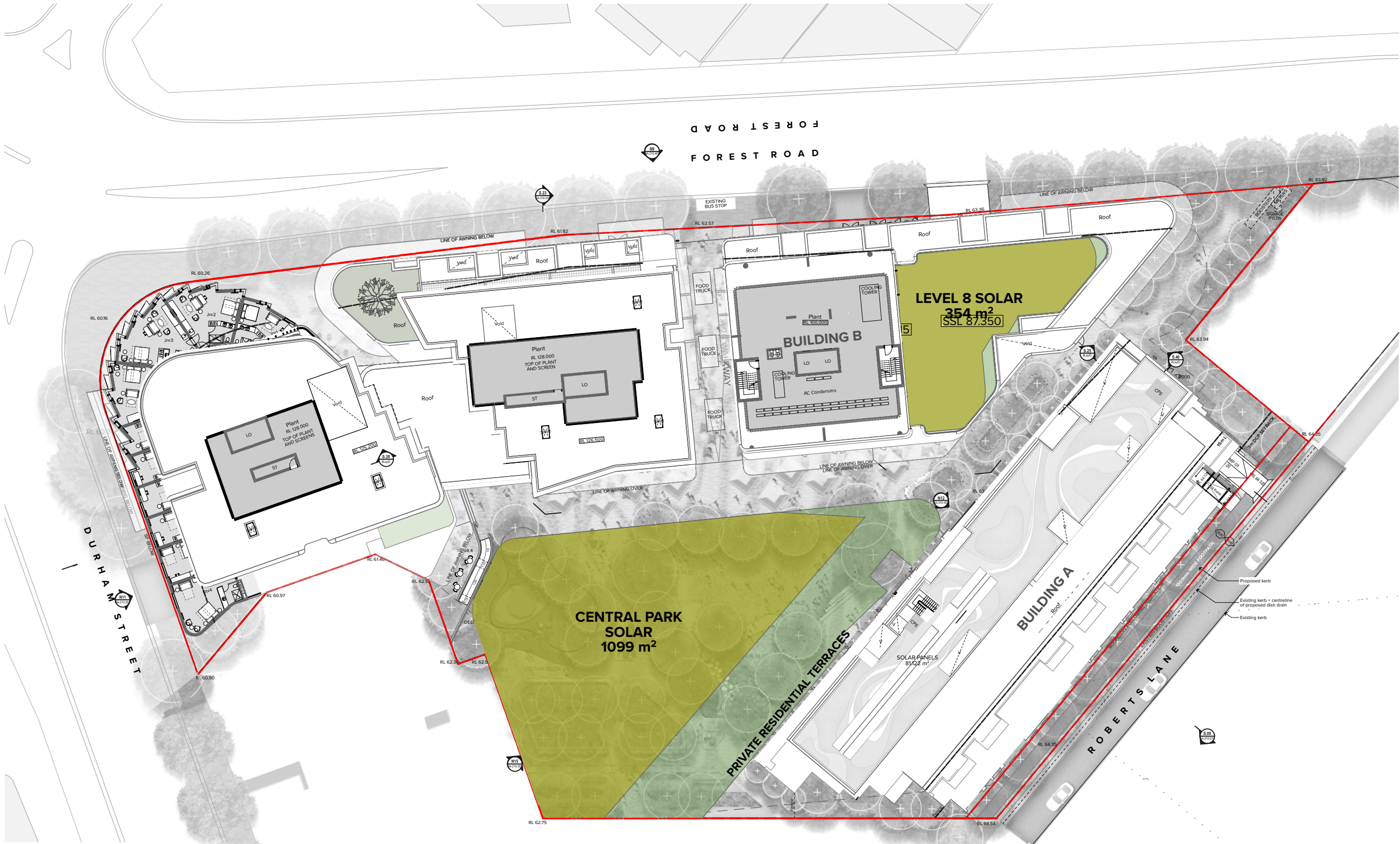
Upper Ground Level



Level 08



Level 09



Communal Open Space Solar Access

LEGEND

Communal Space (internal)

Communal Open Space

Communal Open Space	
Level	Area
Upper Ground	1696.09
Level 08	370.08
Level 09	394.90
	2461.07 m²

Communal Space (Internal)	
Level	Area
Level 09	237.86
	237.86 m²

Principal usable part of communal open space achieving 2 hours solar to min. 50%

Level	Area
Upper Ground	1,099

Additional rooftop communal open space achieving 2 hours solar to min. 50%

Level	Area
Level 08	353.54
	1452.54m²



1 Basement 02
1:500



2 Basement 01
1:500



3 Lower Ground
1:500



4 Upper Ground
1:500

LEGEND

- Residential GFA
- Retail GFA
- Hotel GFA

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Notwithstanding And/Or: Nicholas Turner 6055, ABN 55 594 394 911

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
GFA Diagrams
Basement 02 to Upper Ground Level

D	19.08.20	AM	Development Application
B	14.08.20	JF	Development Application
A	13.08.20	AM	Development Application
Rev	Date	Approved by	Revision Notes
Scale	1:500 @A1, 50% @A3		
Status	Development Application		
Project No.	20035		
Dwg No.	DA-770-002		
Drawn by	TURNER		
Rev	D		

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LEGEND

- Residential GFA
- Retail GFA
- Hotel GFA



1 Level 01_APT_Hotel
1:500



2 Level 02_APT_Hotel
1:500



3 Level 03_APT_Hotel
1:500



4 Level 05_APT_Hotel
1:500

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Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
GFA Diagrams
Level 01 to Level 05

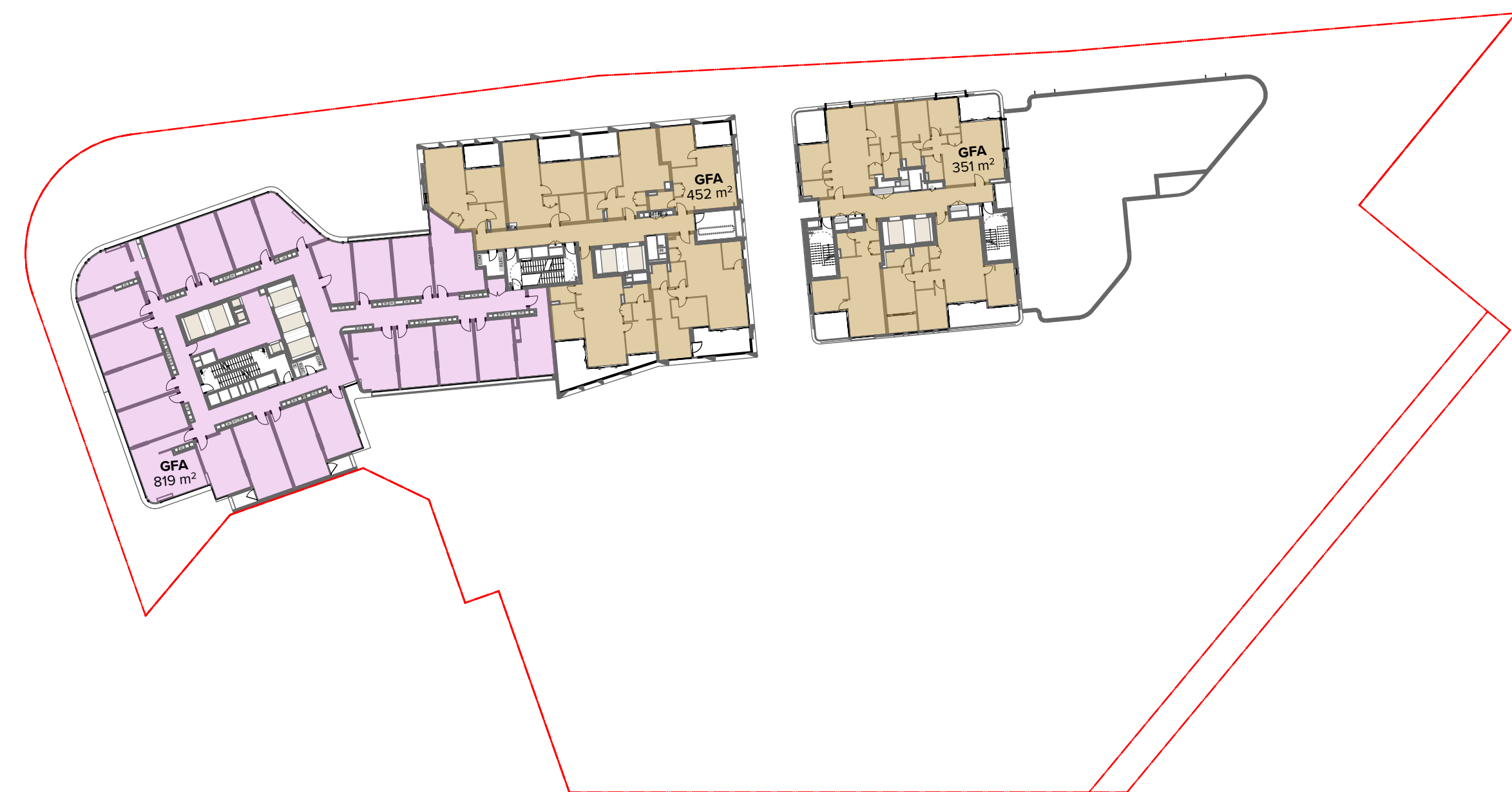
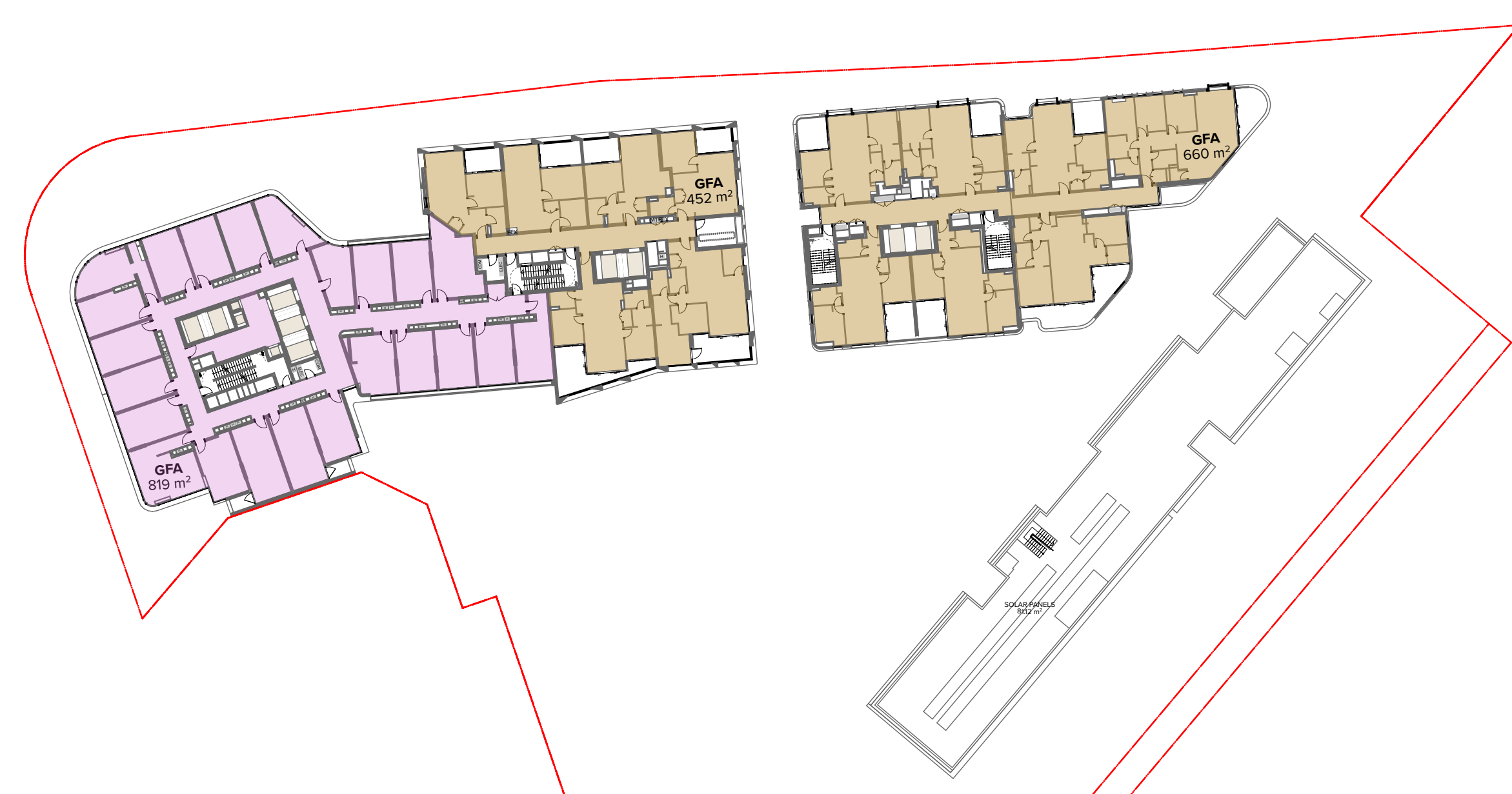
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D	19.08.20	AM	Development Application			
B	14.08.20	JF	Development Application			
A	13.08.20	AM	Development Application			
Rev	Date	Approved by	Revision Notes			

Scale
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Development Application

Dwg No. DA-770-010
Rev D
North

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LEGEND

- Residential GFA
 Retail GFA
 Hotel GFA

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Nominated Architect: Nicholas Turner 6666, AEN 86 064 034 911

Project Title

Landmark Square

61-75 Forest Road & 126 Durham Street Hurstville NSW

Drawing Title

GFA Diagrams

Level 05 to Level 09

D	19.08.20	AM	Development Application		
A	13.08.20	AM	Development Application		
Rev	Date	Approved by	Revision Notes		
Scale	Project No.			Drawn by	North
1:500 @A1, 50% @A3	20035			TURNER	
Status	Dwg No.			Rev	
Development Application	DA-770-050			D	

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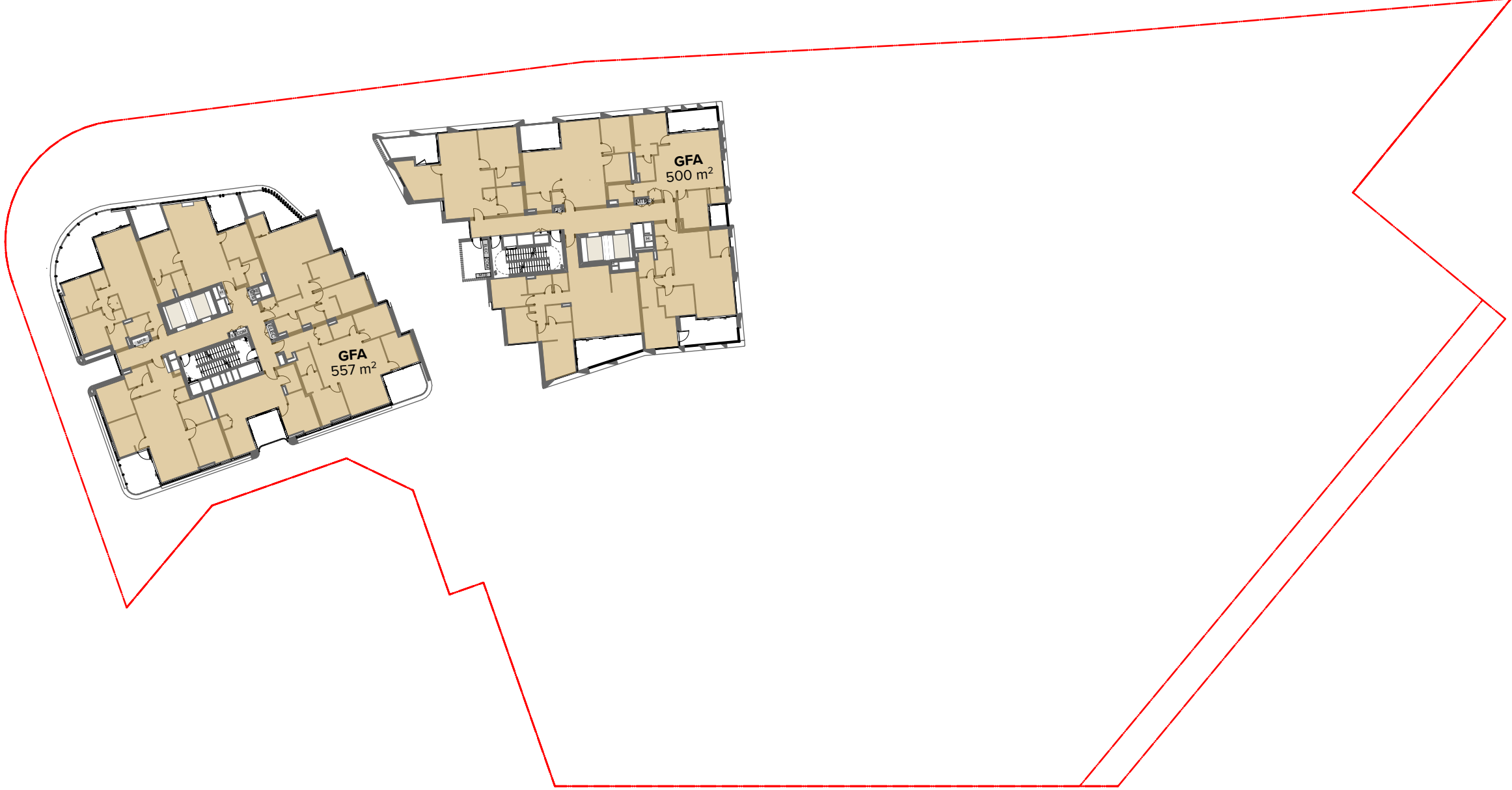
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1:500



2 Level 11_APT
1:500



3 Level 12-15_APT
1:500



4 Level 16-18_APT
1:500

- LEGEND
- Residential GFA
 - Retail GFA
 - Hotel GFA

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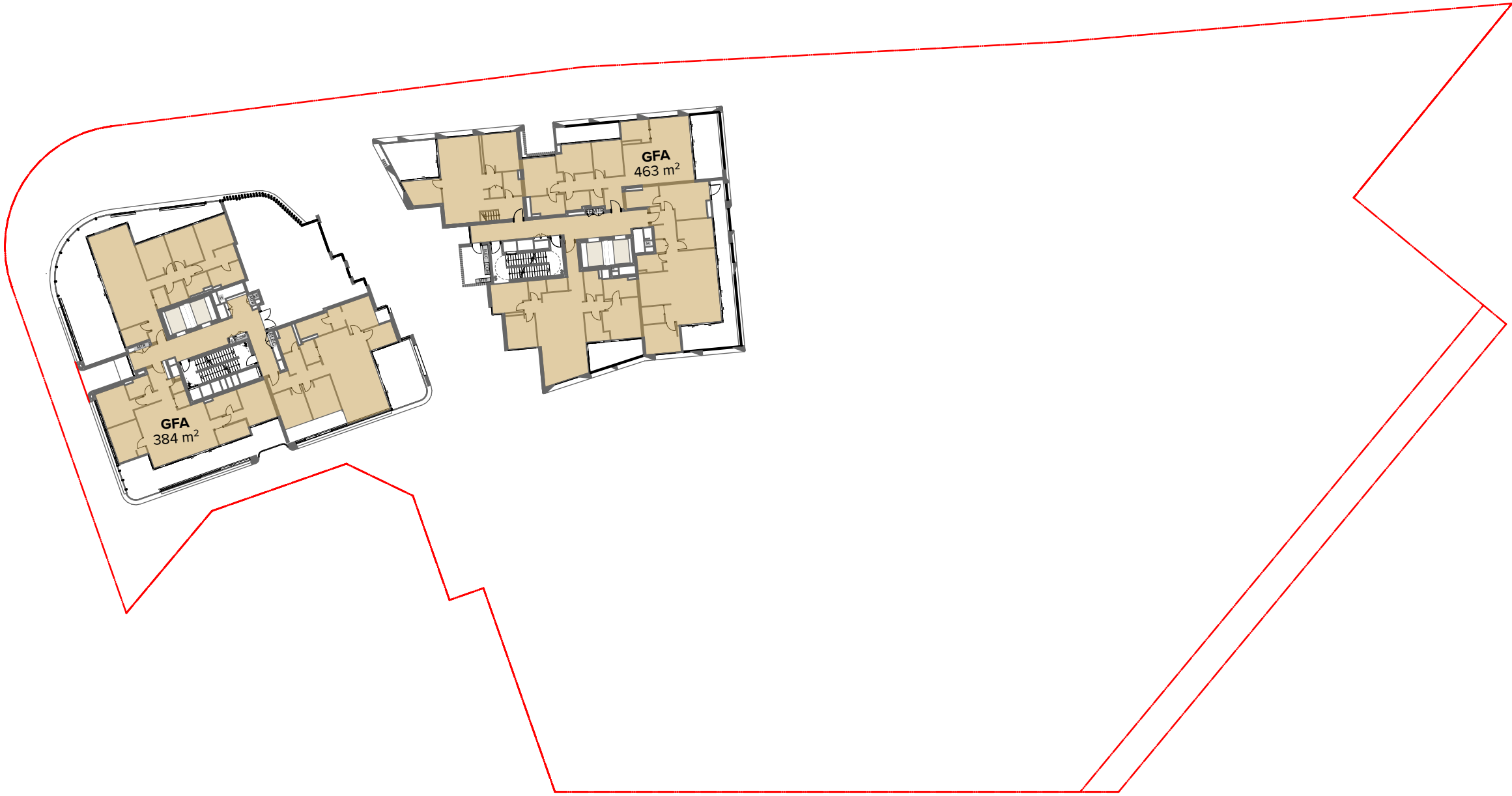
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Project Title
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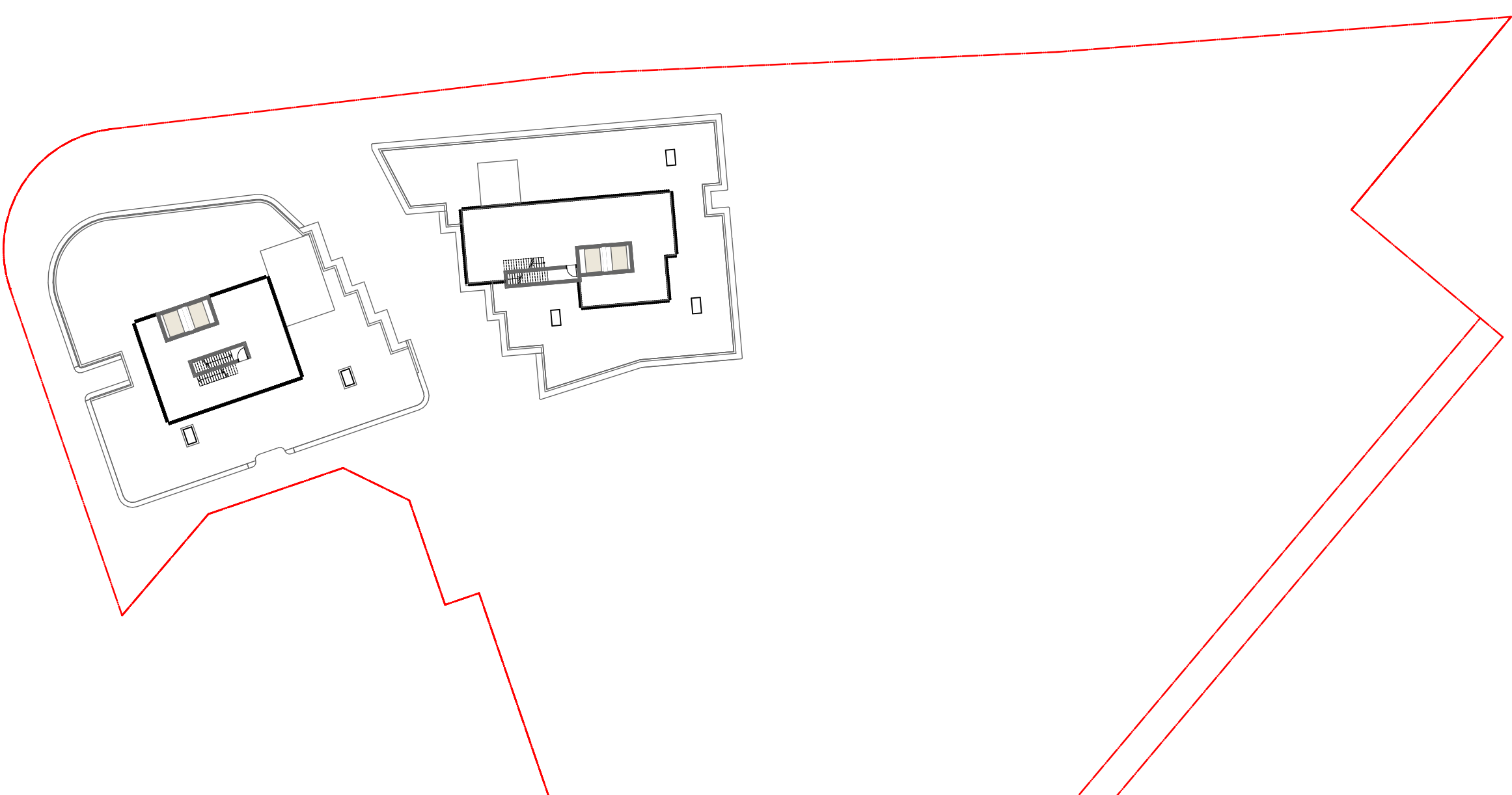
Drawing Title
GFA Diagrams
Level 10 to Level 18

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North ➔
A	13.08.20	AM	Development Application			Rev	D	
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-770-090			

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1 Level 19-20_APT
1:500



2 Roof Level
1:500

LEGEND

- Residential GFA
- Retail GFA
- Hotel GFA

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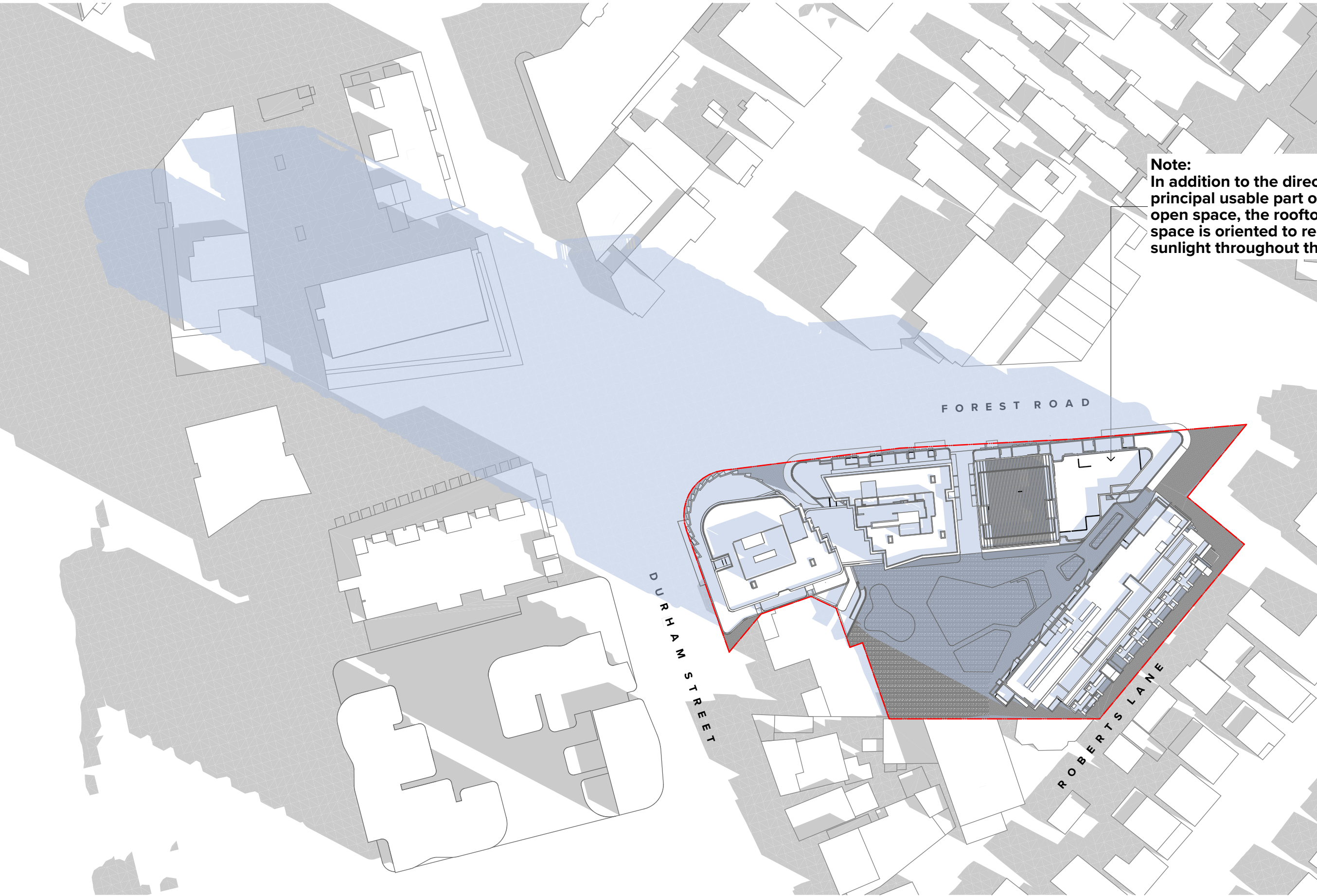
Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
GFA Diagrams
Level 19 to Roof

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A	13.08.20	AM	Development Application
Rev	Date	Approved by	Revision Notes
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Status	Development Application	Dwg No.	DA-770-170
Drawn by	TURNER	Rev	D

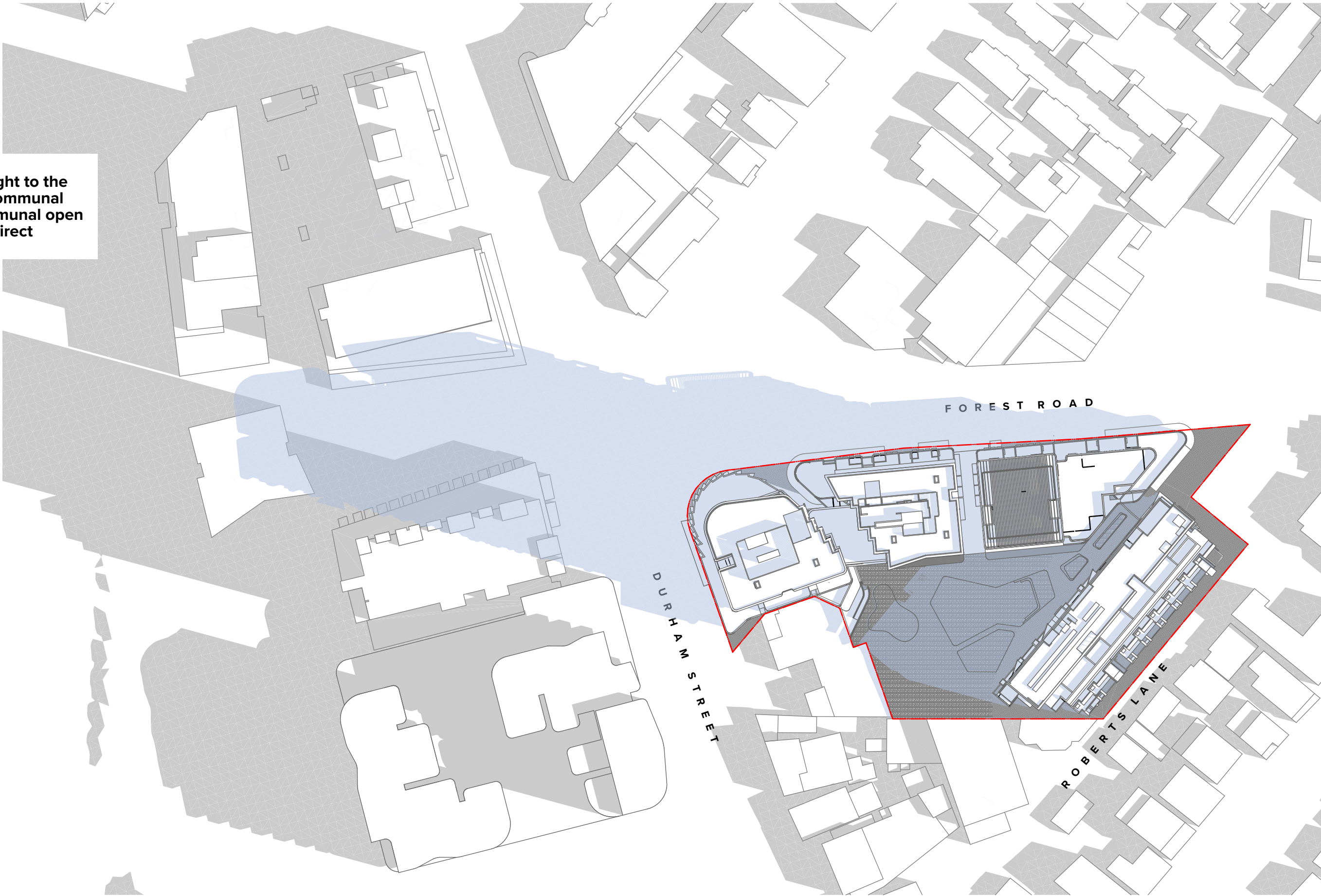


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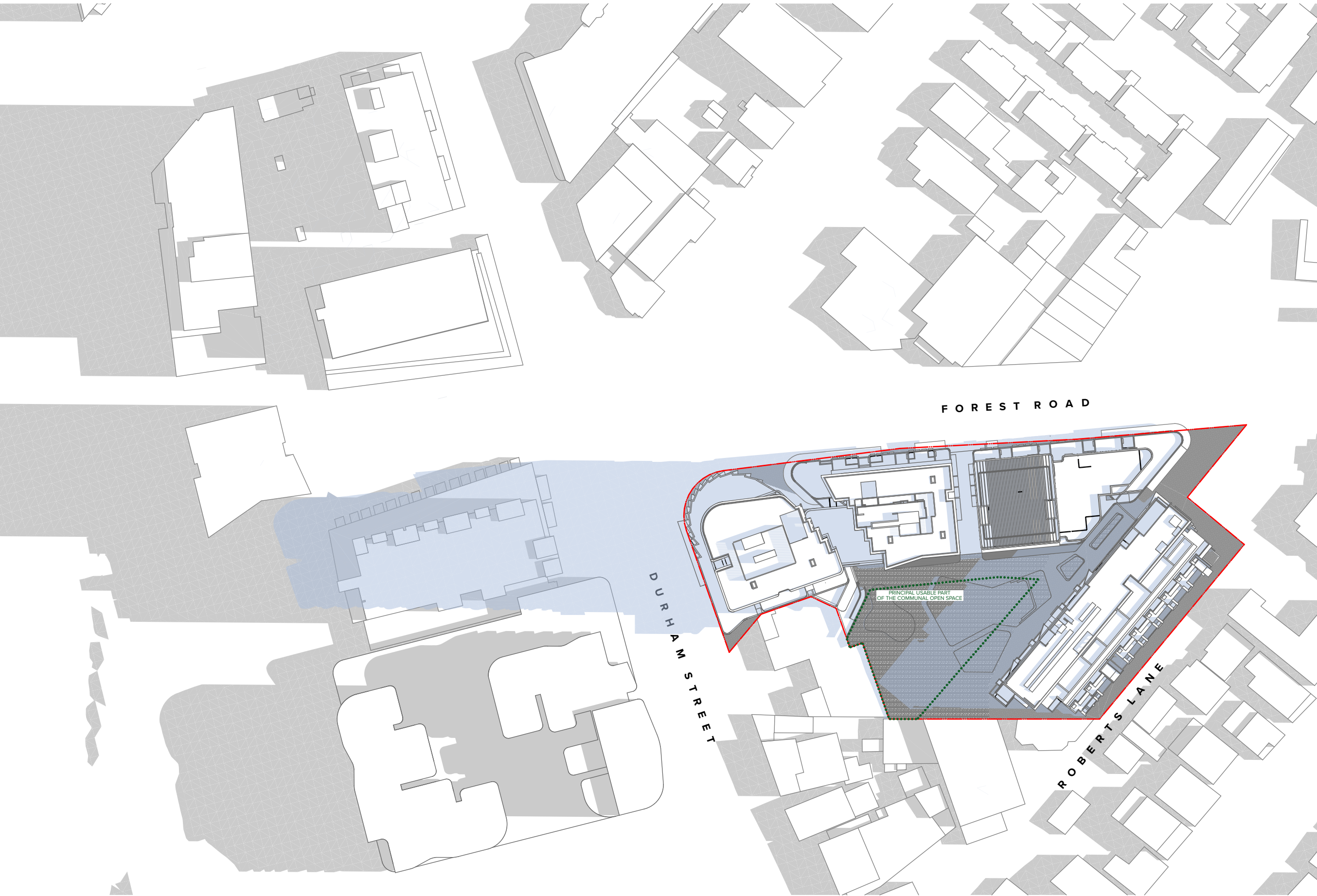
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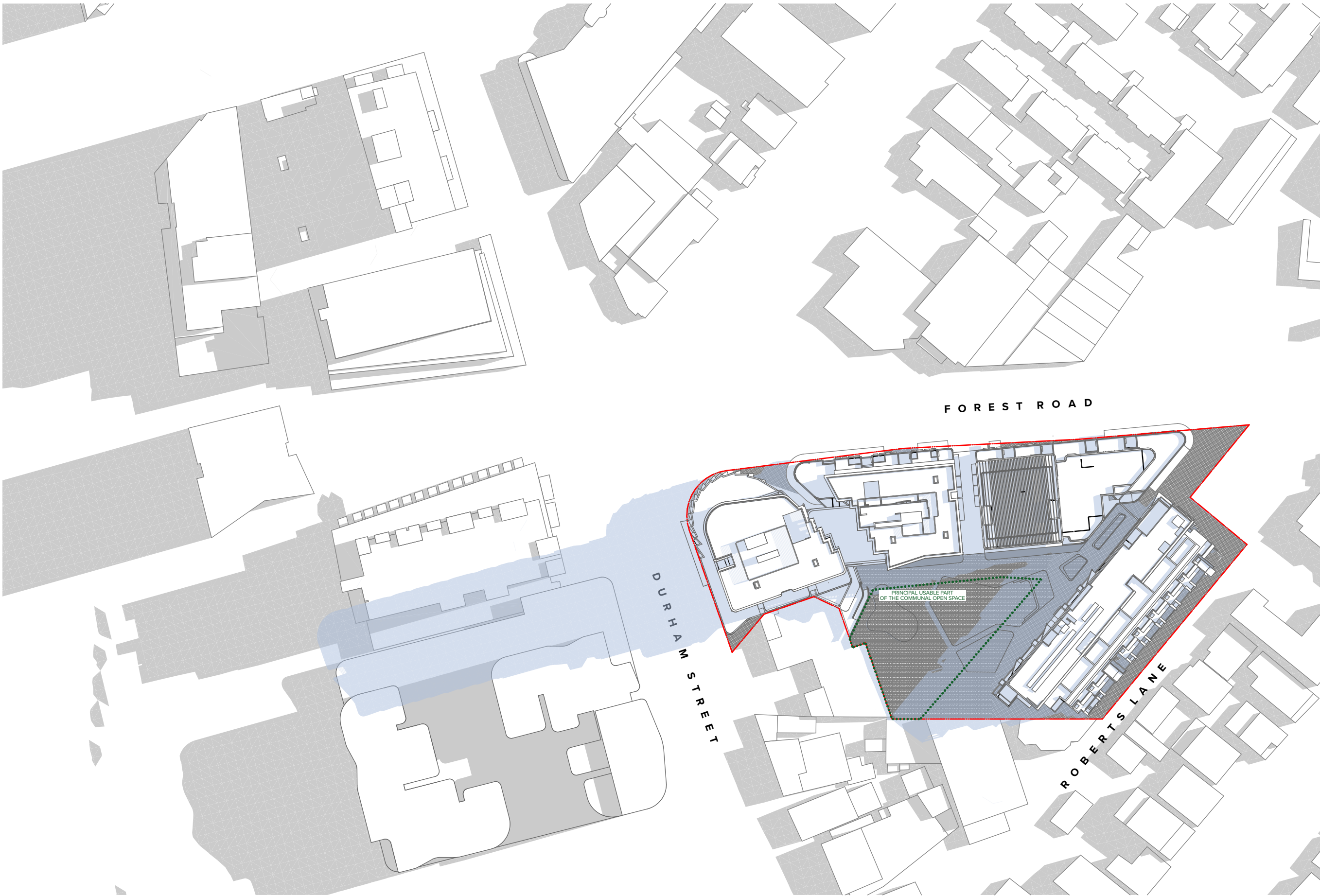
Winter Solstice_9am



Winter Solstice_10am



Winter Solstice_11am



Winter Solstice_12pm

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Notified Architect Nicholas Turner 6055, ABN 58 594 094 811

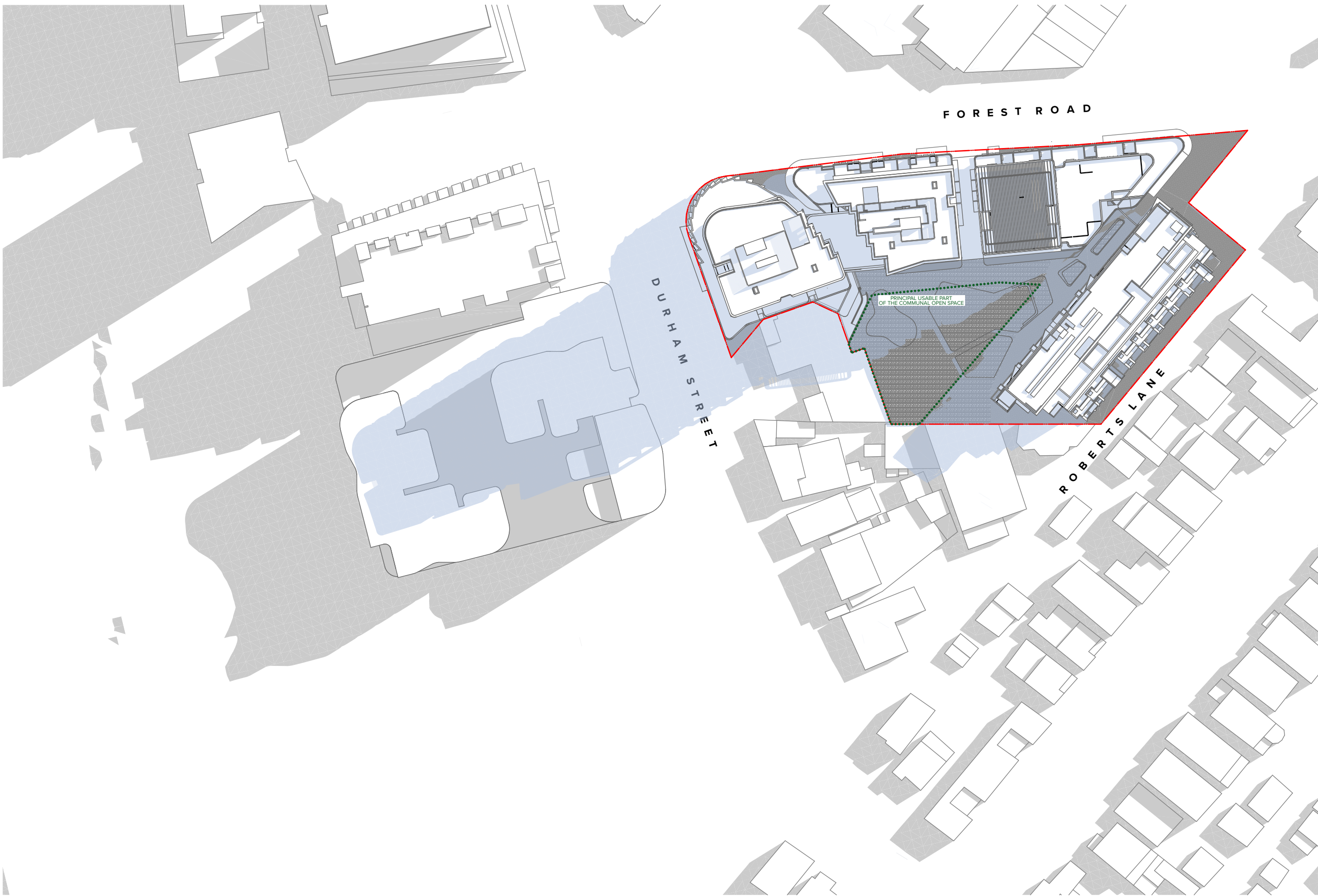
CLIENT
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Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Shadow Diagrams
Shadow Diagrams_9am-12pm

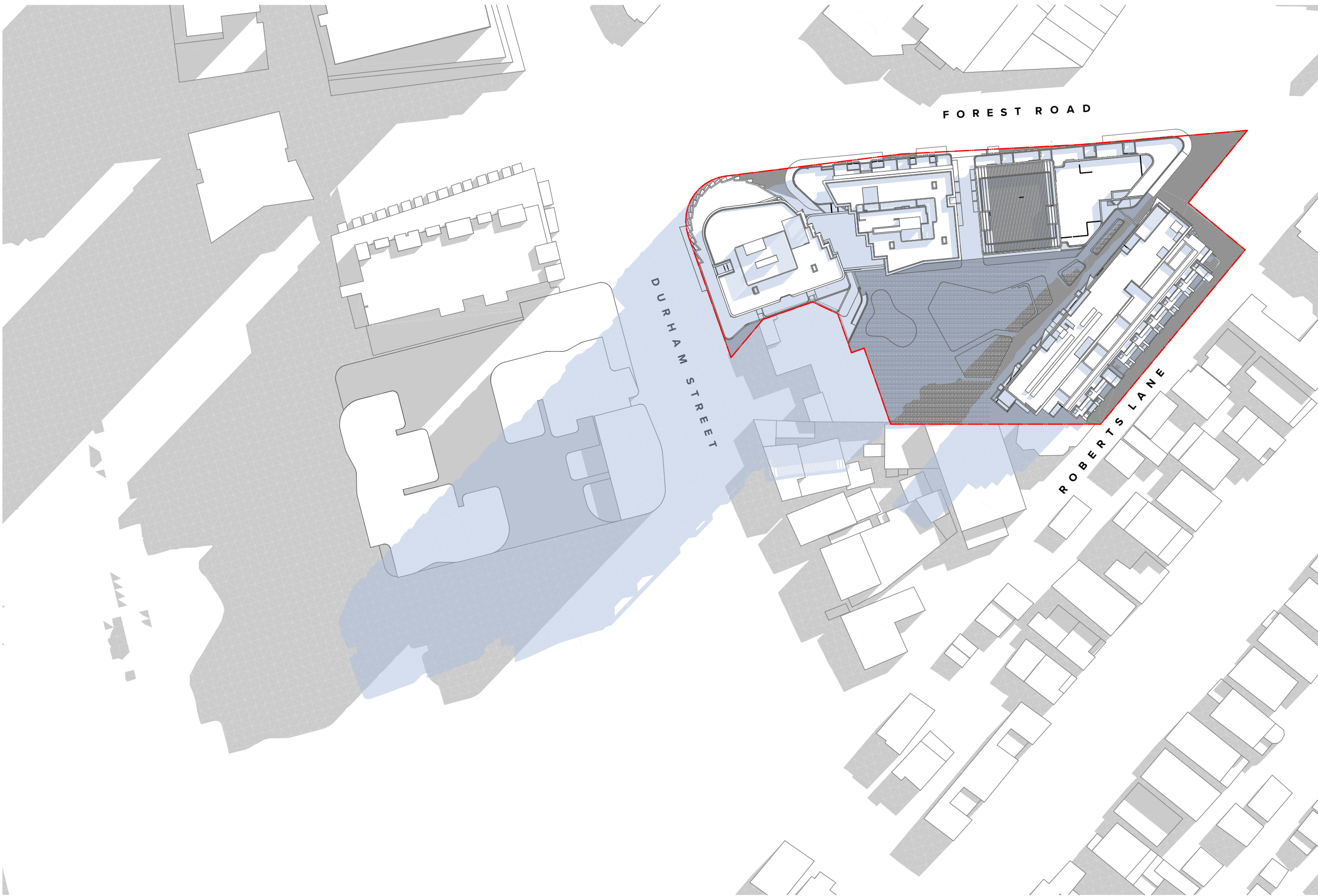
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Status	Development Application						

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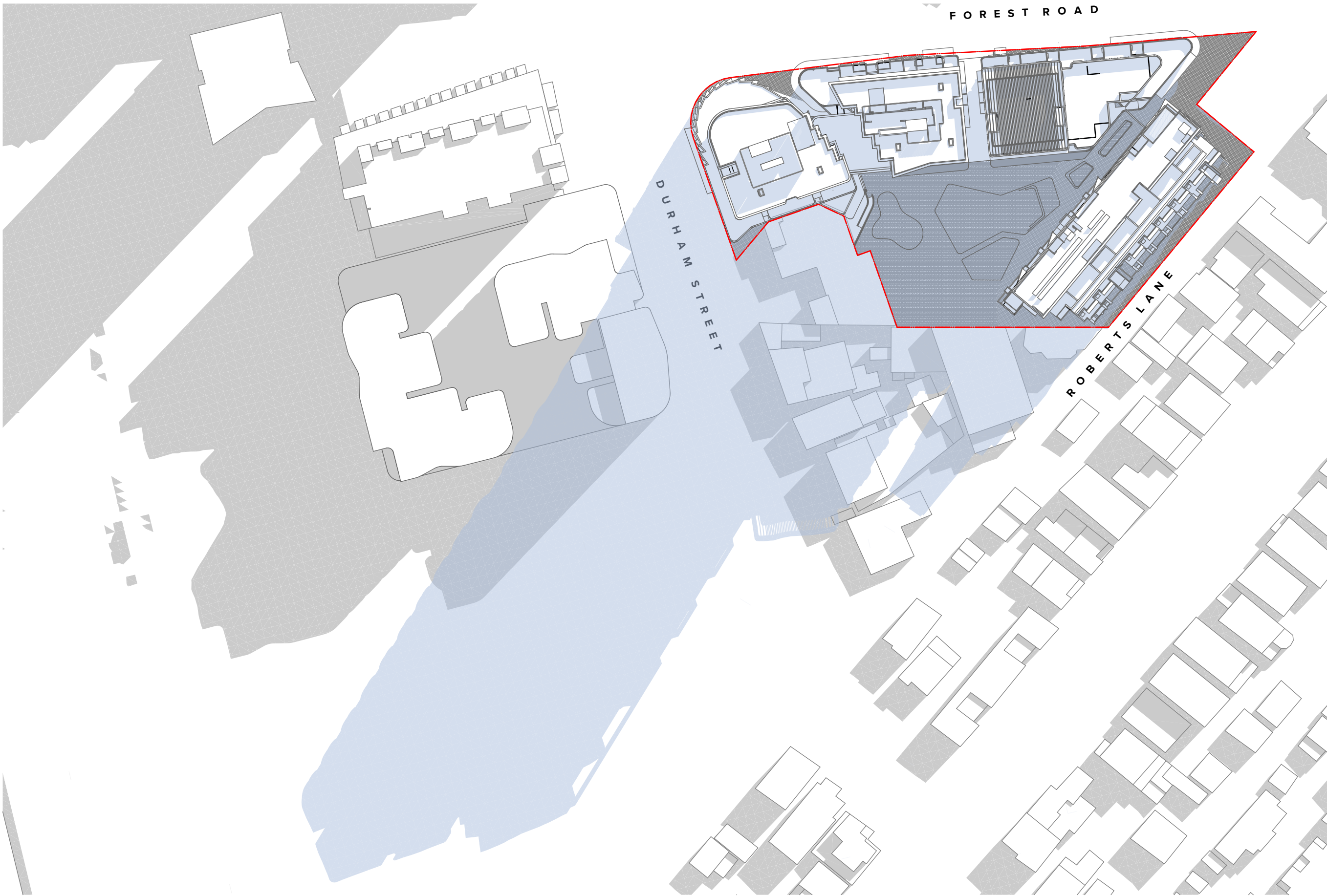
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Winter Solstice_1pm



Winter Solstice_2pm



Winter Solstice_3pm

LEGEND

- Site Boundary
- Proposed Building Envelope Shadow
- Existing Shadow from Neighbouring Buildings

NOTES
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Notwithstanding And/Incl Nickolas Turner 6085, ABN 98 594 094 811

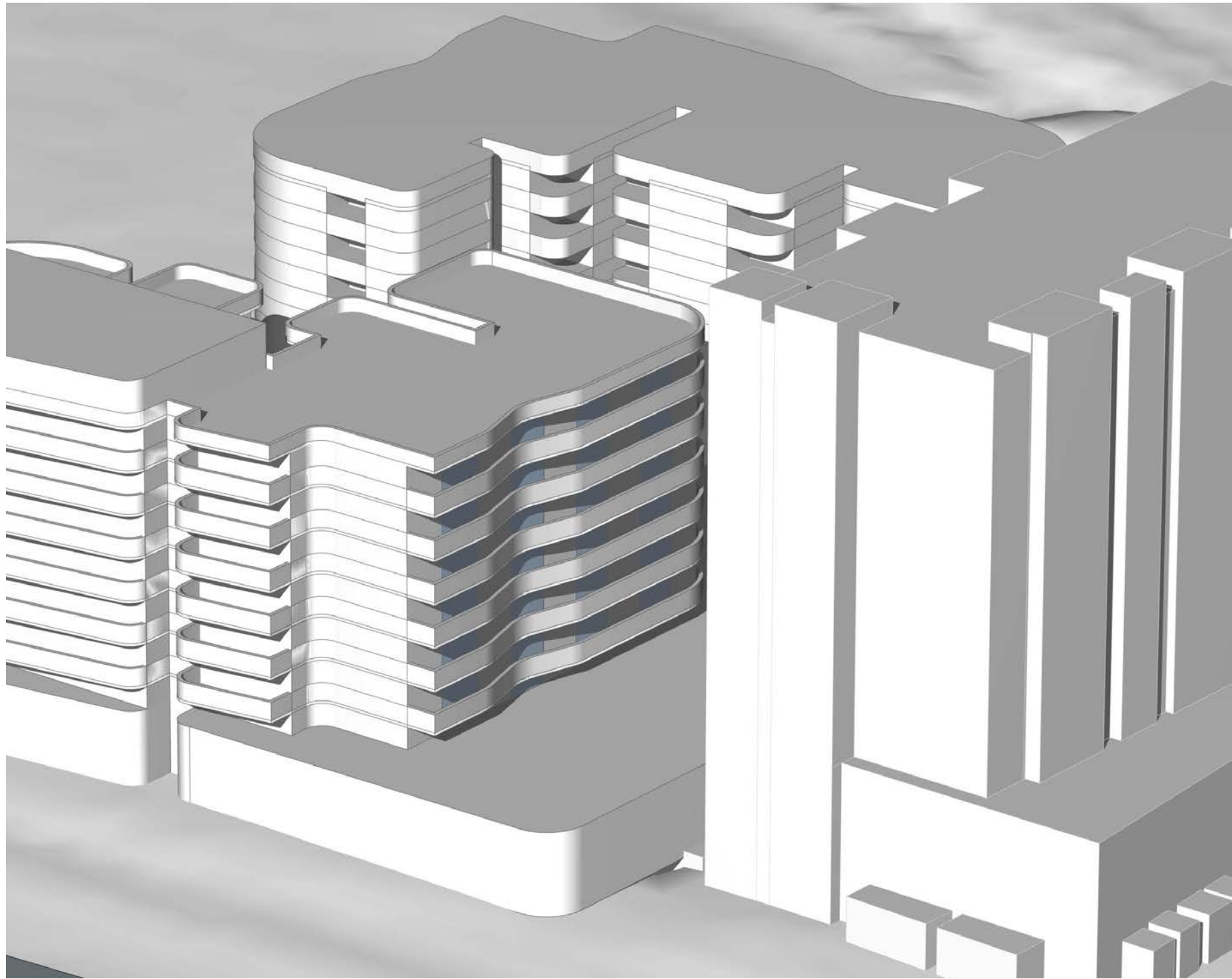
CLIENT
Aoyuan International
Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Shadow Diagrams
Shadow Diagrams_1pm-3pm

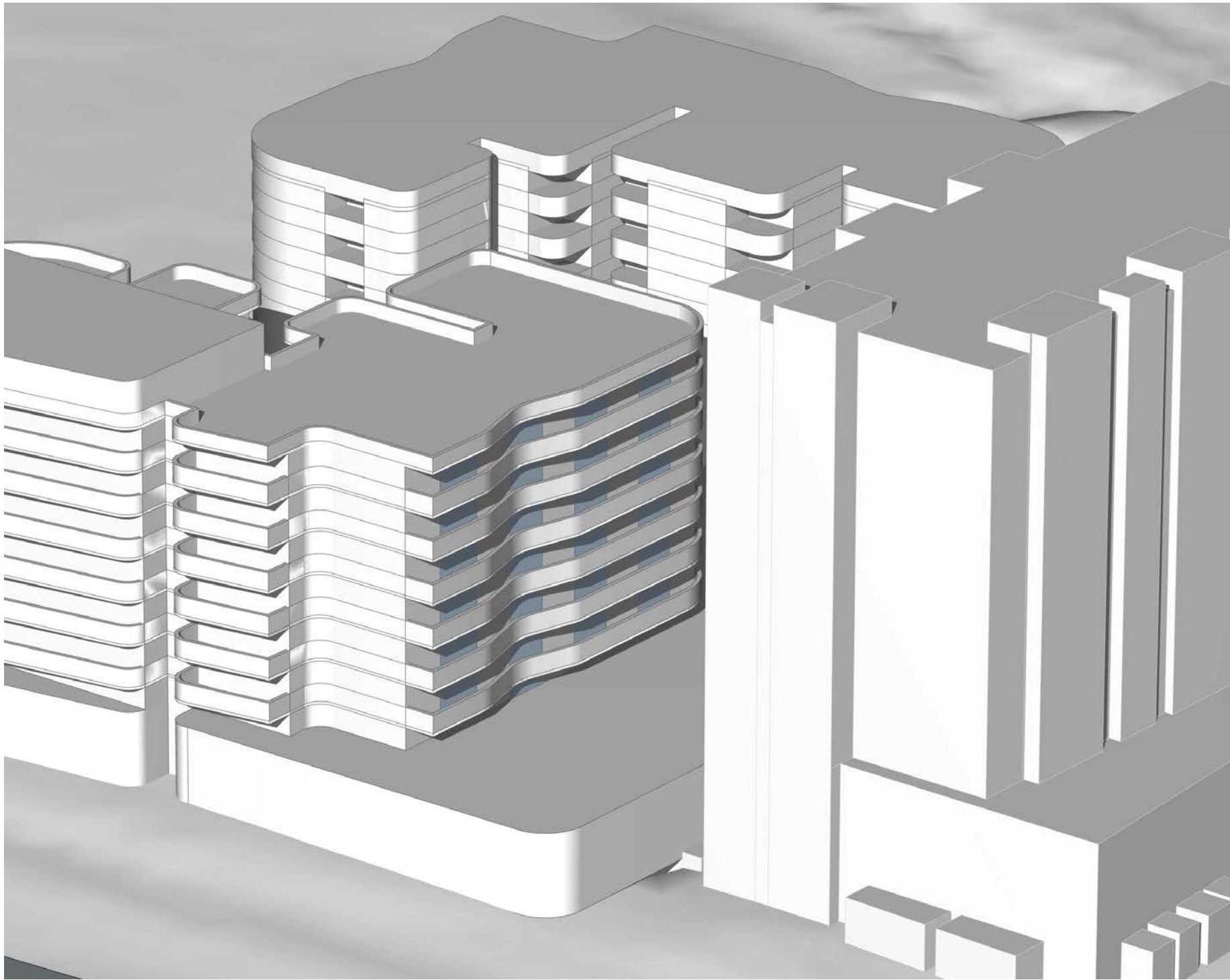
D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North
A	13.08.20	AM	Development Application	Revision Notes			
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-790-020	Rev	D
Scale	1:1000 @A1, 50%@A3						
Status	Development Application						

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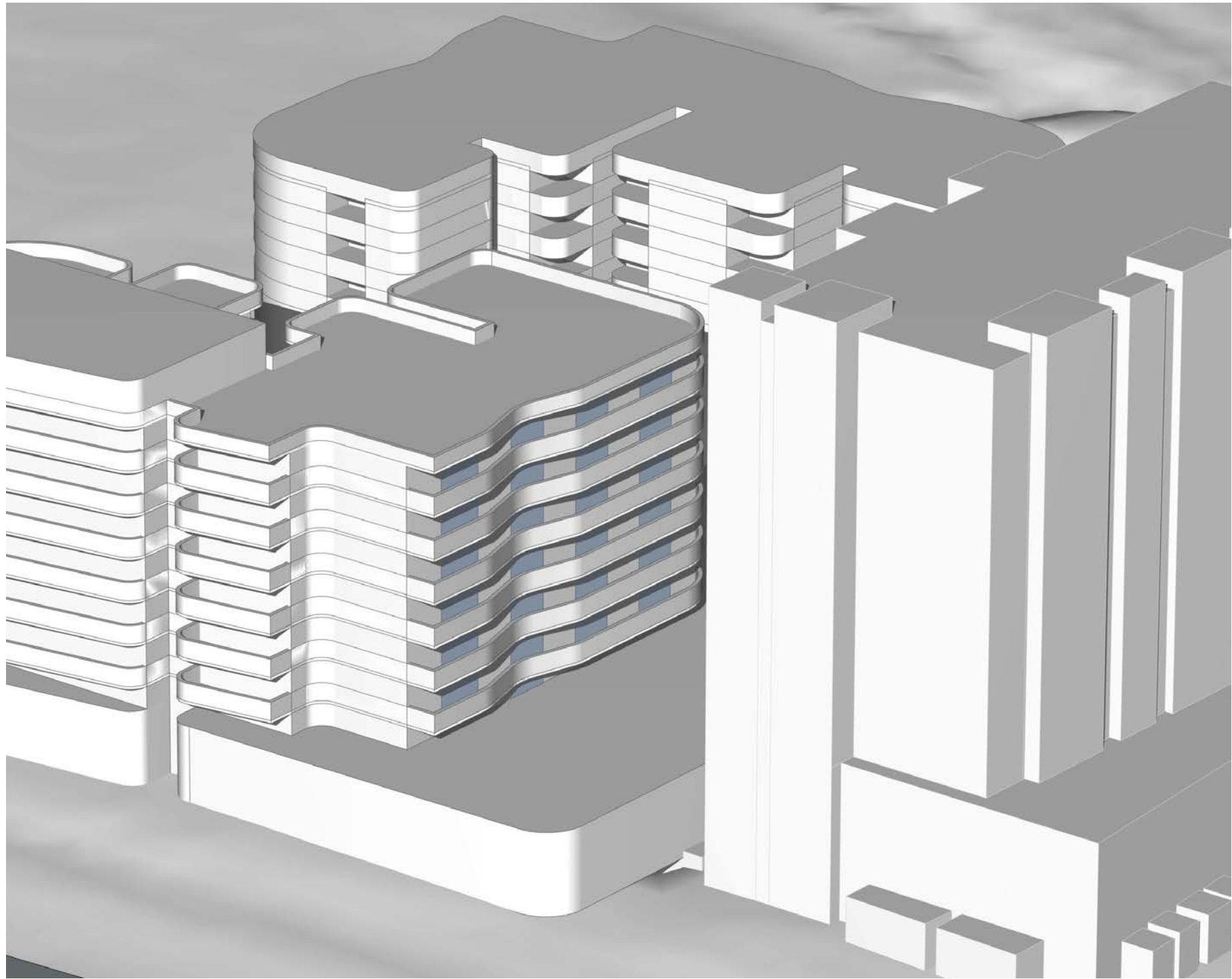
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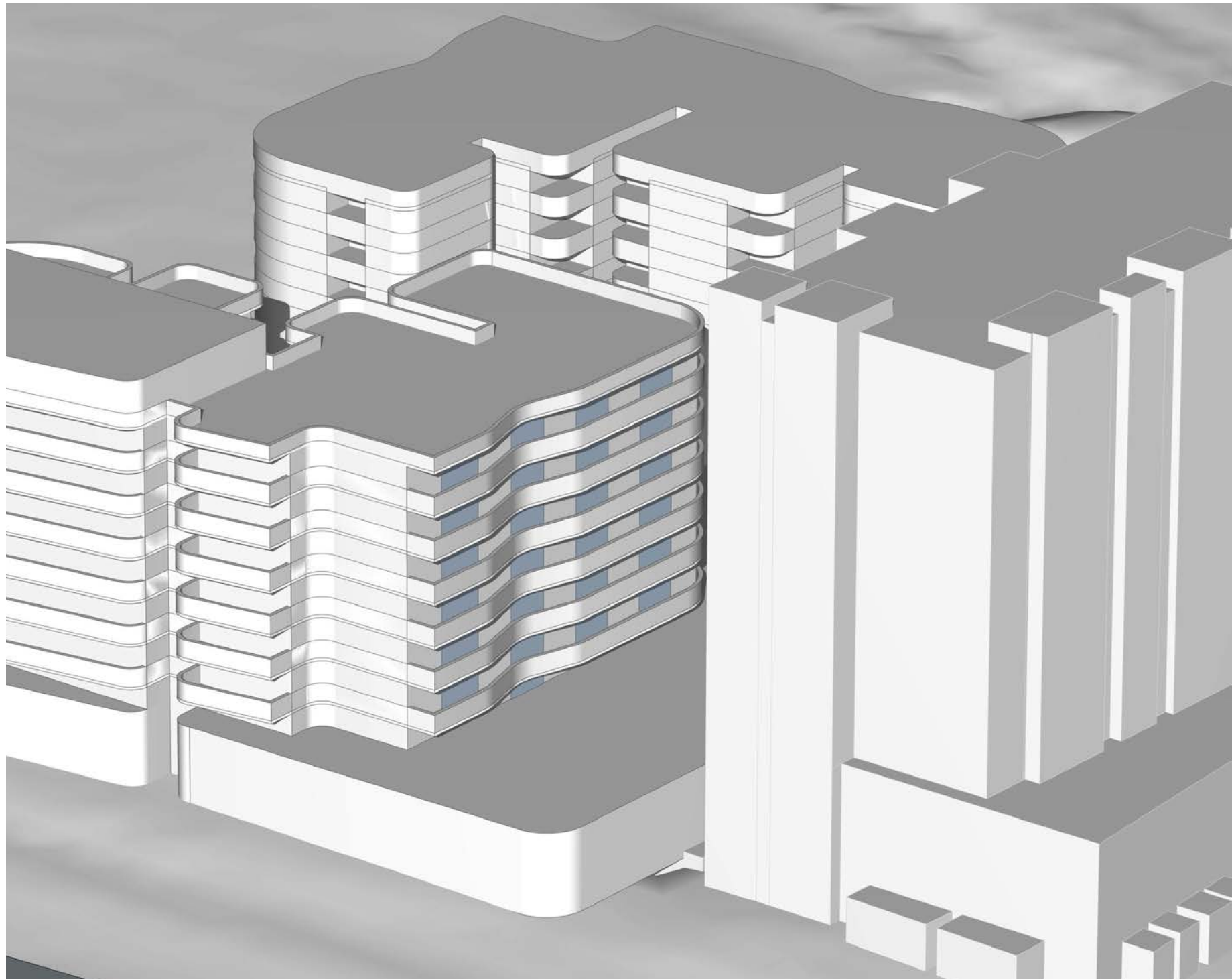
Winter Solstice_1:30pm



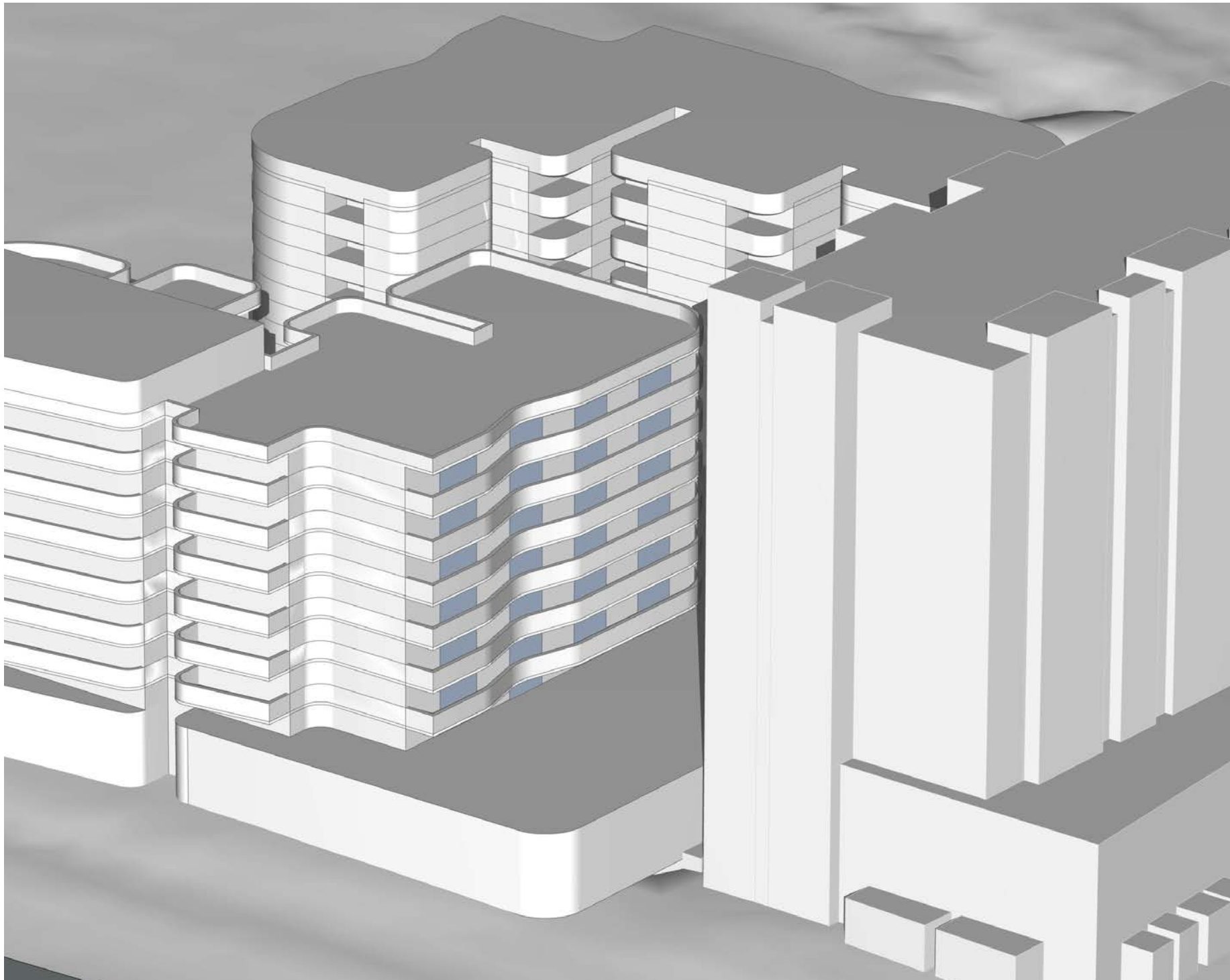
Winter Solstice_1:45pm



Winter Solstice_2:00pm



Winter Solstice_2:15pm



Winter Solstice_2:30pm

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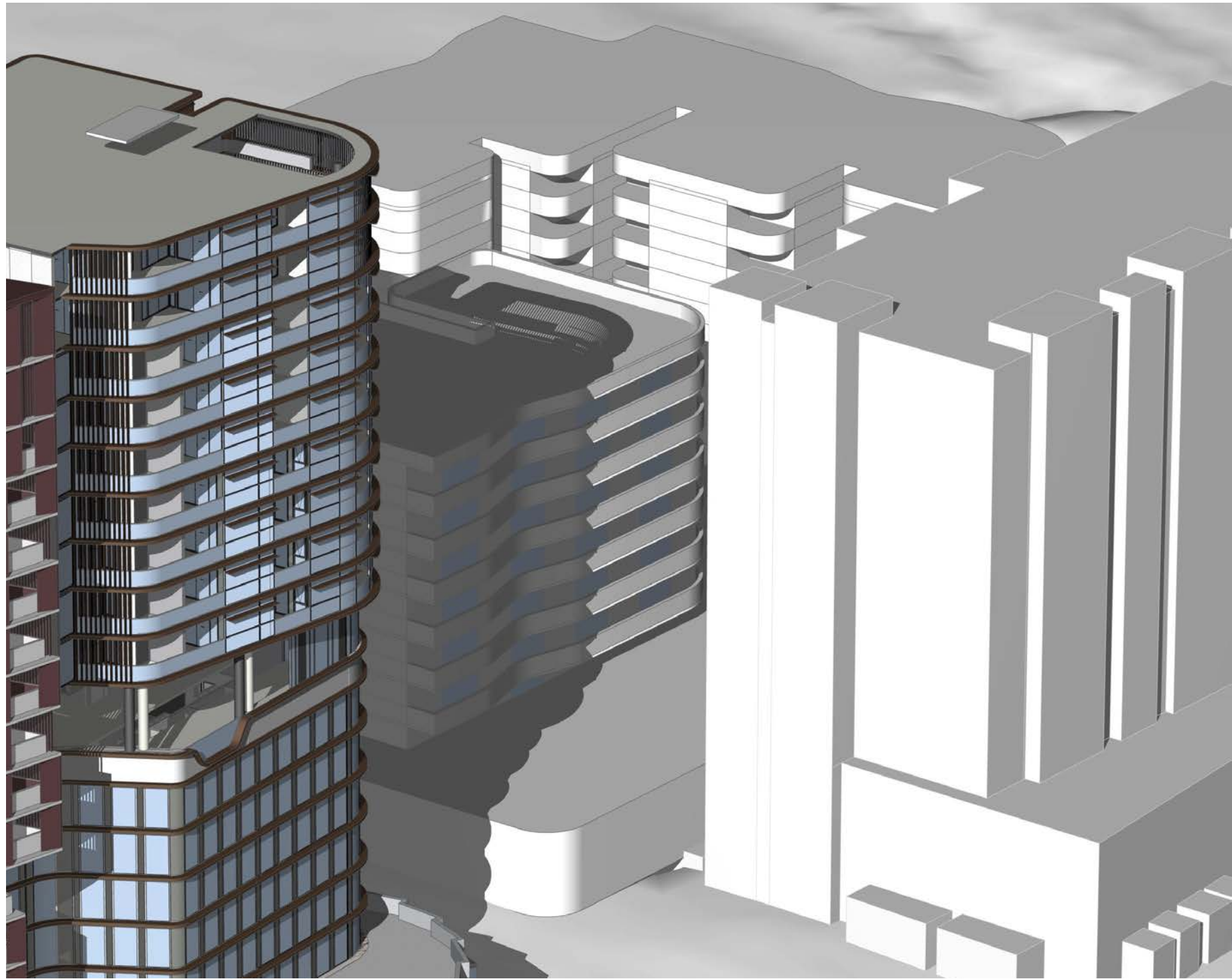
CLIENT
Aoyuan International
Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Shadow Diagrams
'Beyond' Existing Solar Access

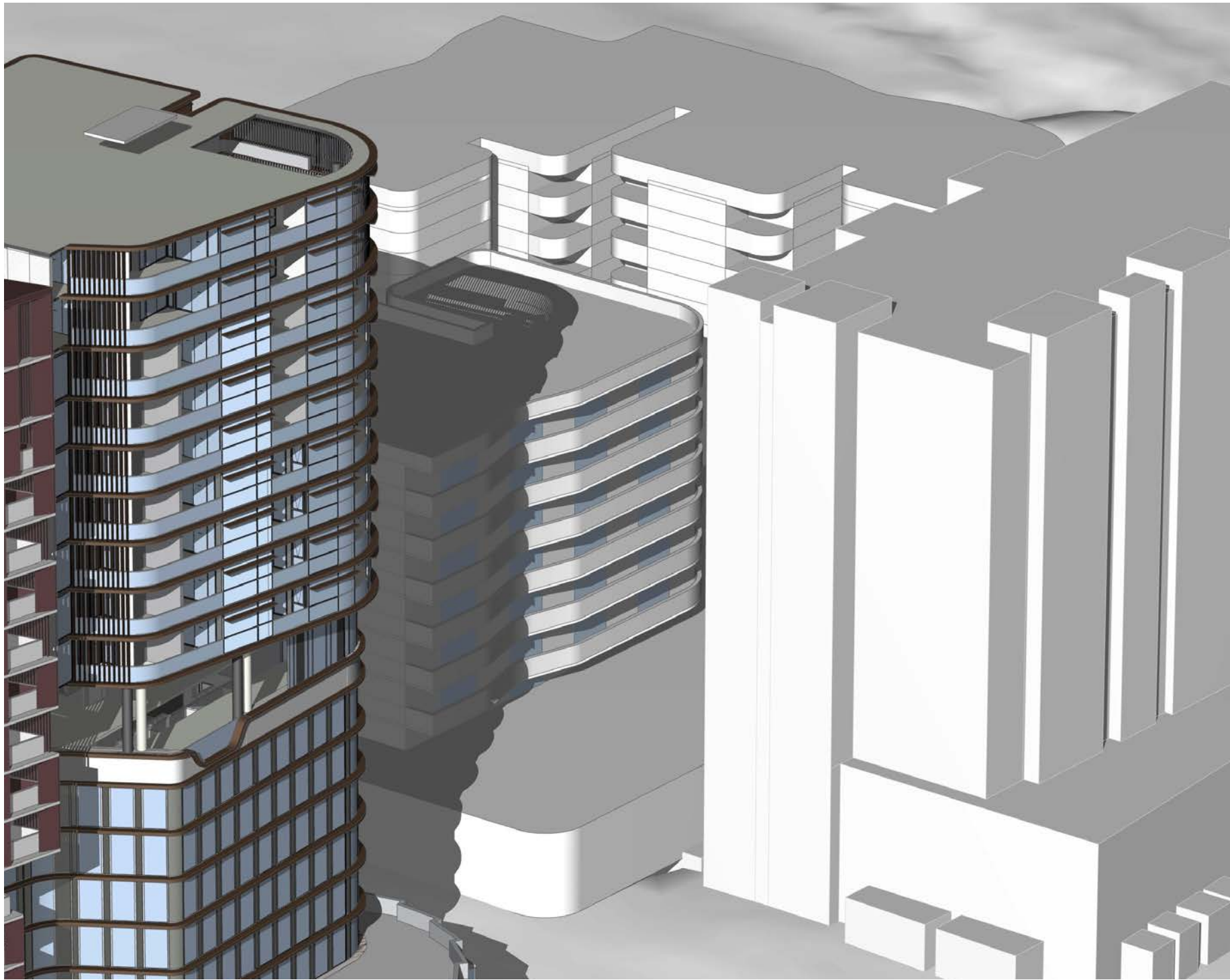
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A	13.08.20	AM	Development Application	Dwg No.	DA-790-110	Rev	D
Rev	Date	Approved by	Revision Notes				

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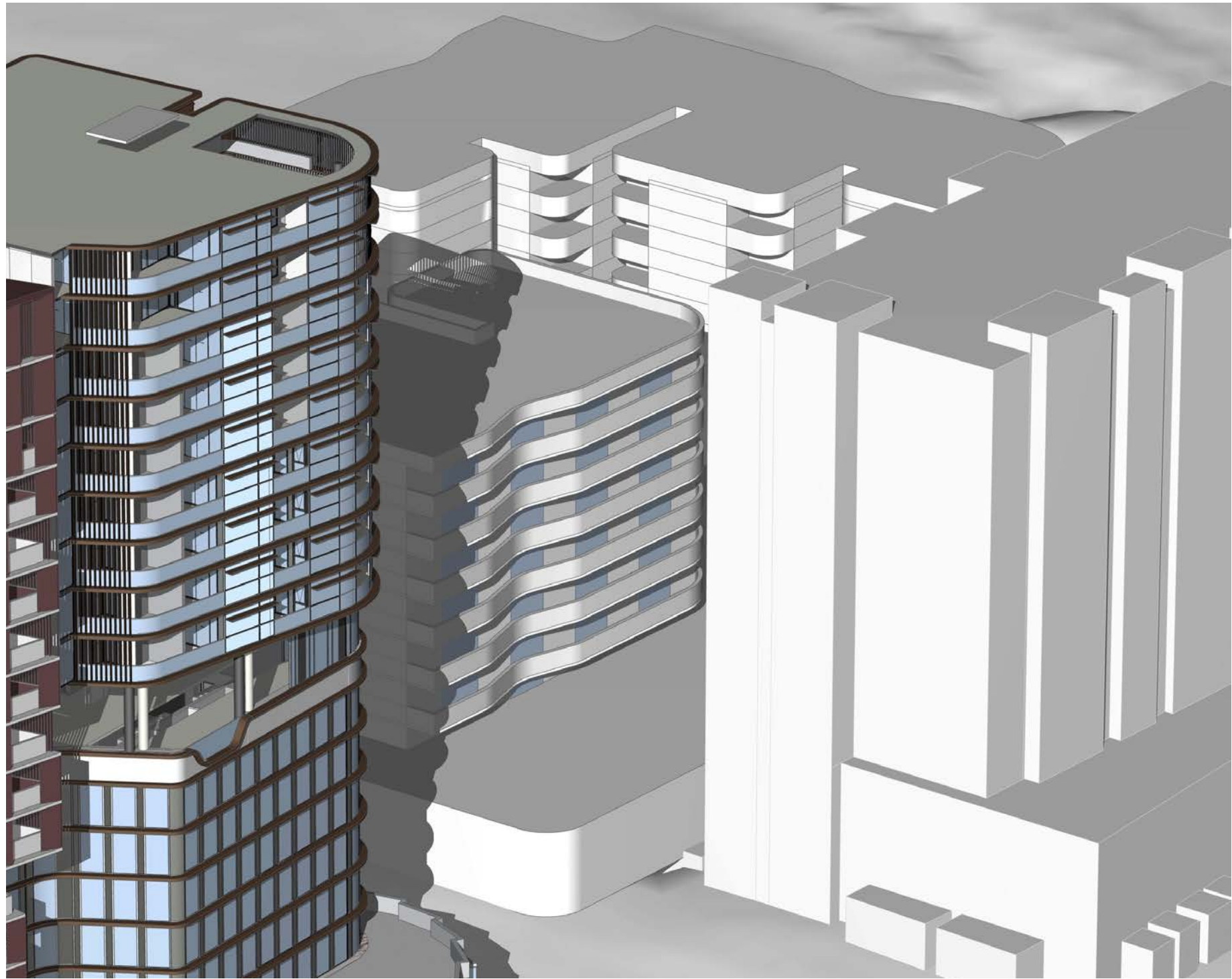
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Winter Solstice_1:30pm



Winter Solstice_1:45pm



Winter Solstice_2:00pm



Winter Solstice_2:15pm



Winter Solstice_2:30pm

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Notwithstanding to whomsoever, the liability of the architect shall not be limited by the above.

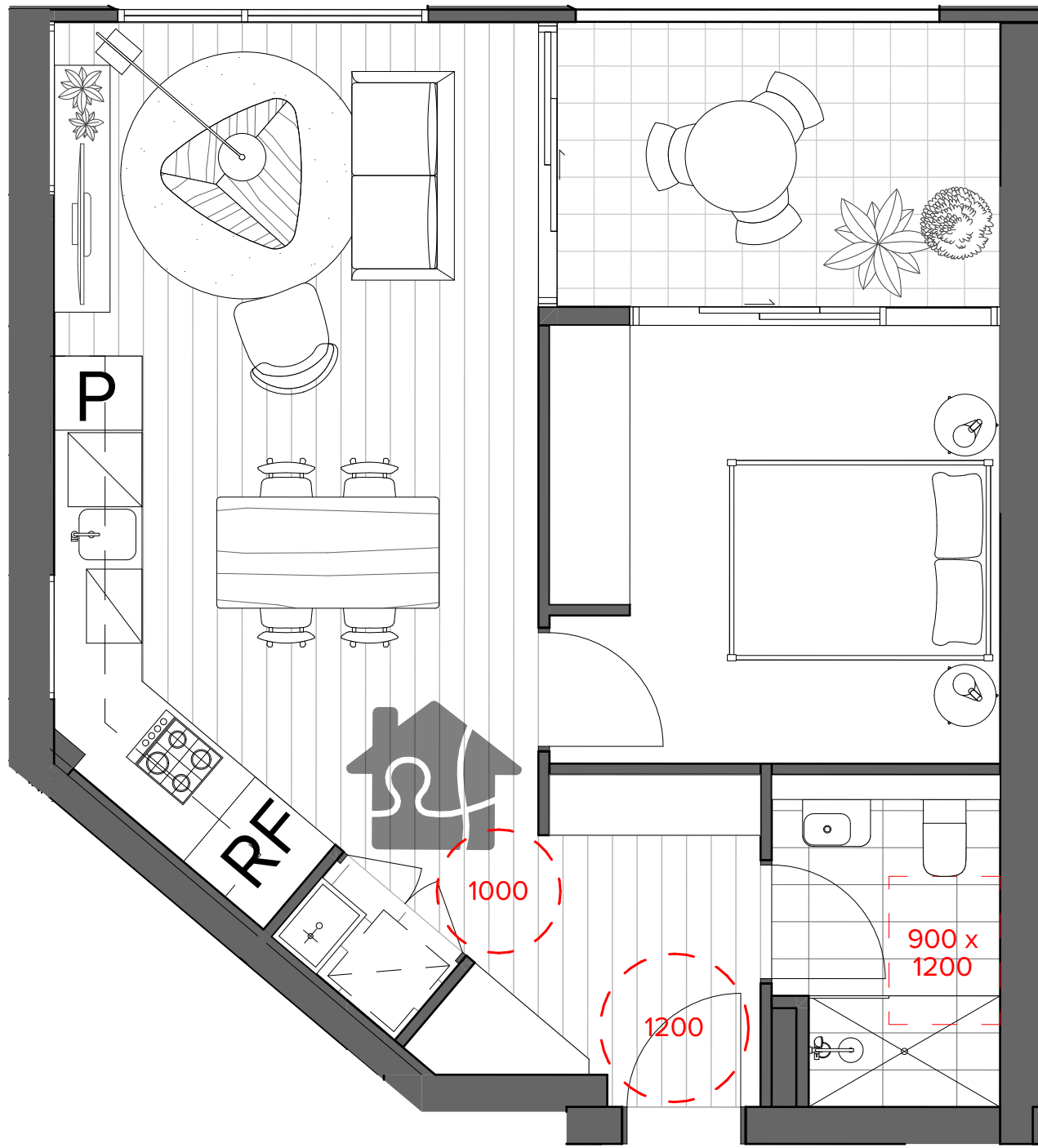
CLIENT
Aoyuan International
Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Shadow Diagrams
'Beyond' Showing Shading from Proposed Buildin
g D

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	North
A	13.08.20	AM	Development Application	Revision Notes			
Rev	Date	Approved by	Revision Notes	Dwg No.	DA-790-120	Rev	D
Scale	@A1, 50% @ A3						
Status	Development Application						

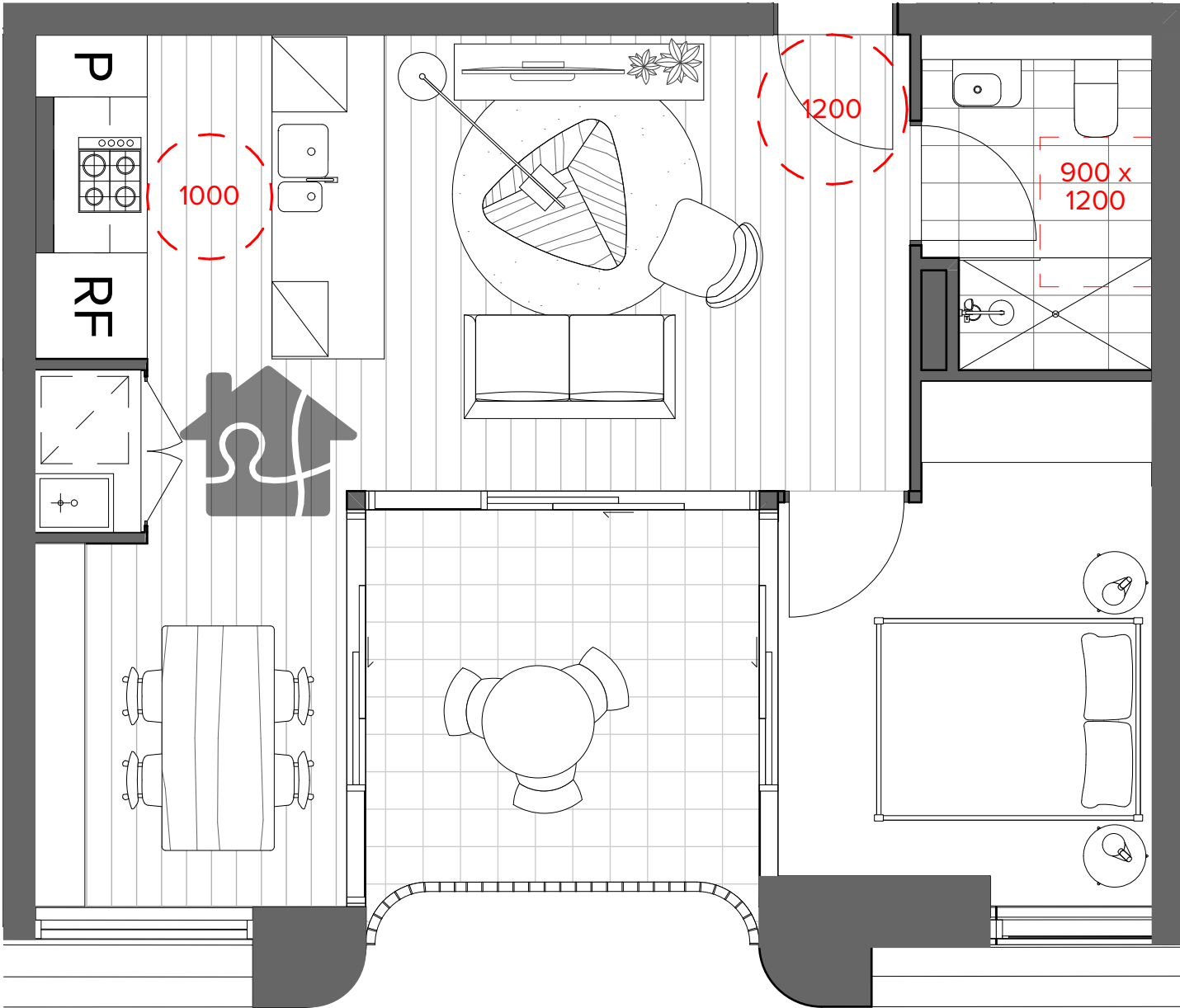
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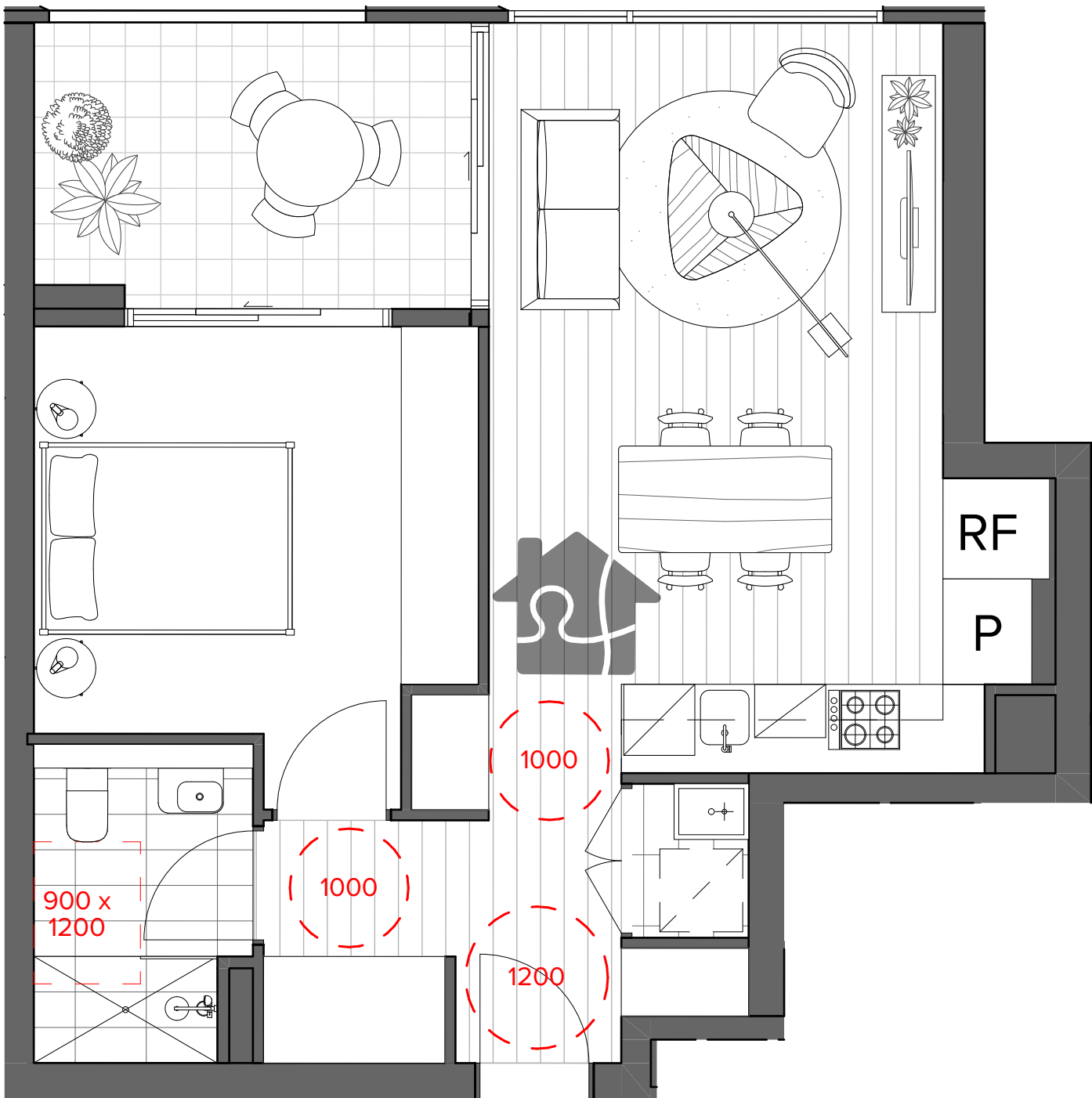
1
-
Livable Plan - 1 Bed
1:50

Building C: 7 Units
C3.02
C5.02
C6.02
C7.02
C8.02
C9.03
C10.03



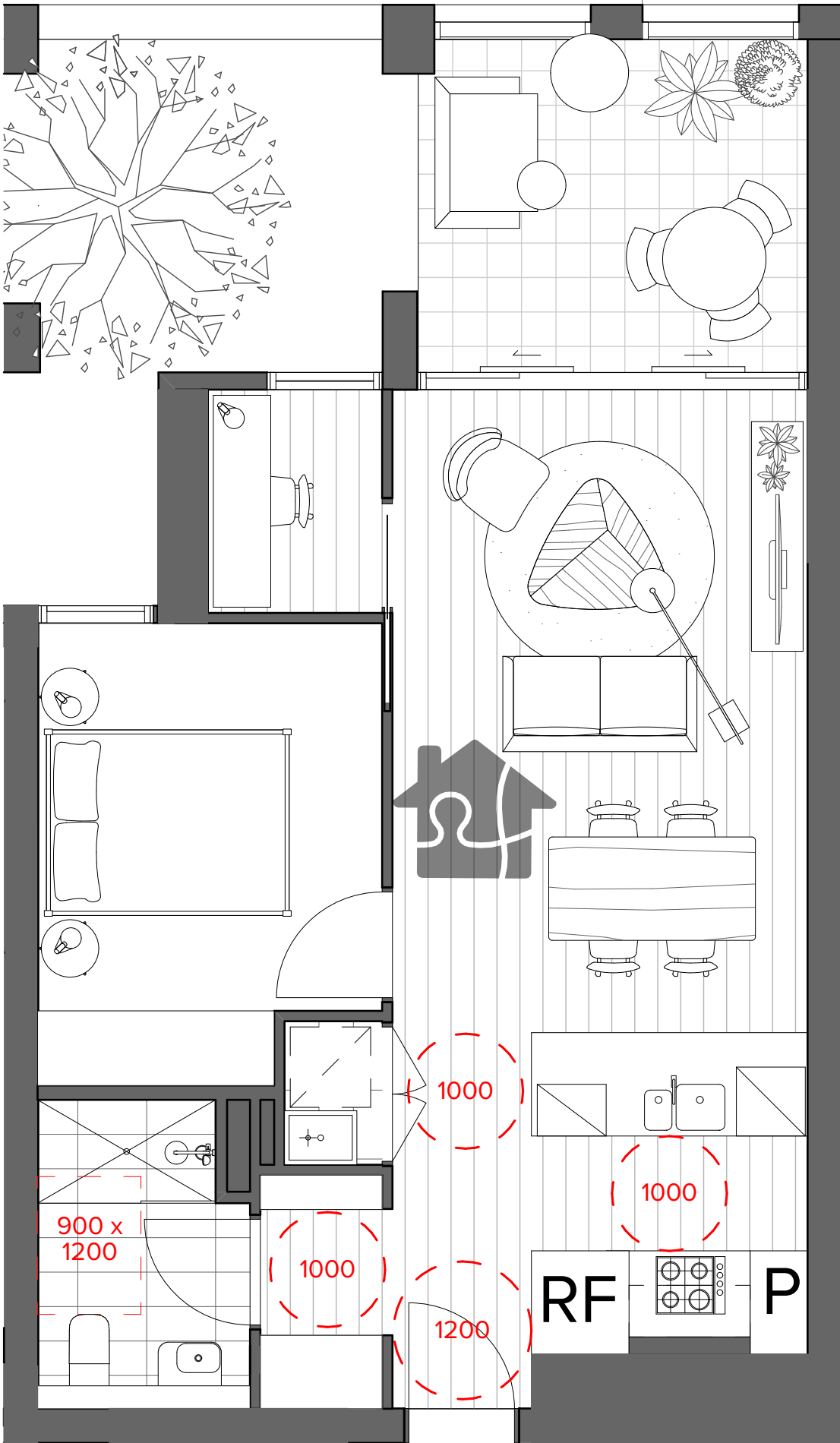
2
-
Livable Plan - 1 Bed
1:50

Building D: 4 Units
D11.08
D12.08
D13.08
D15.08



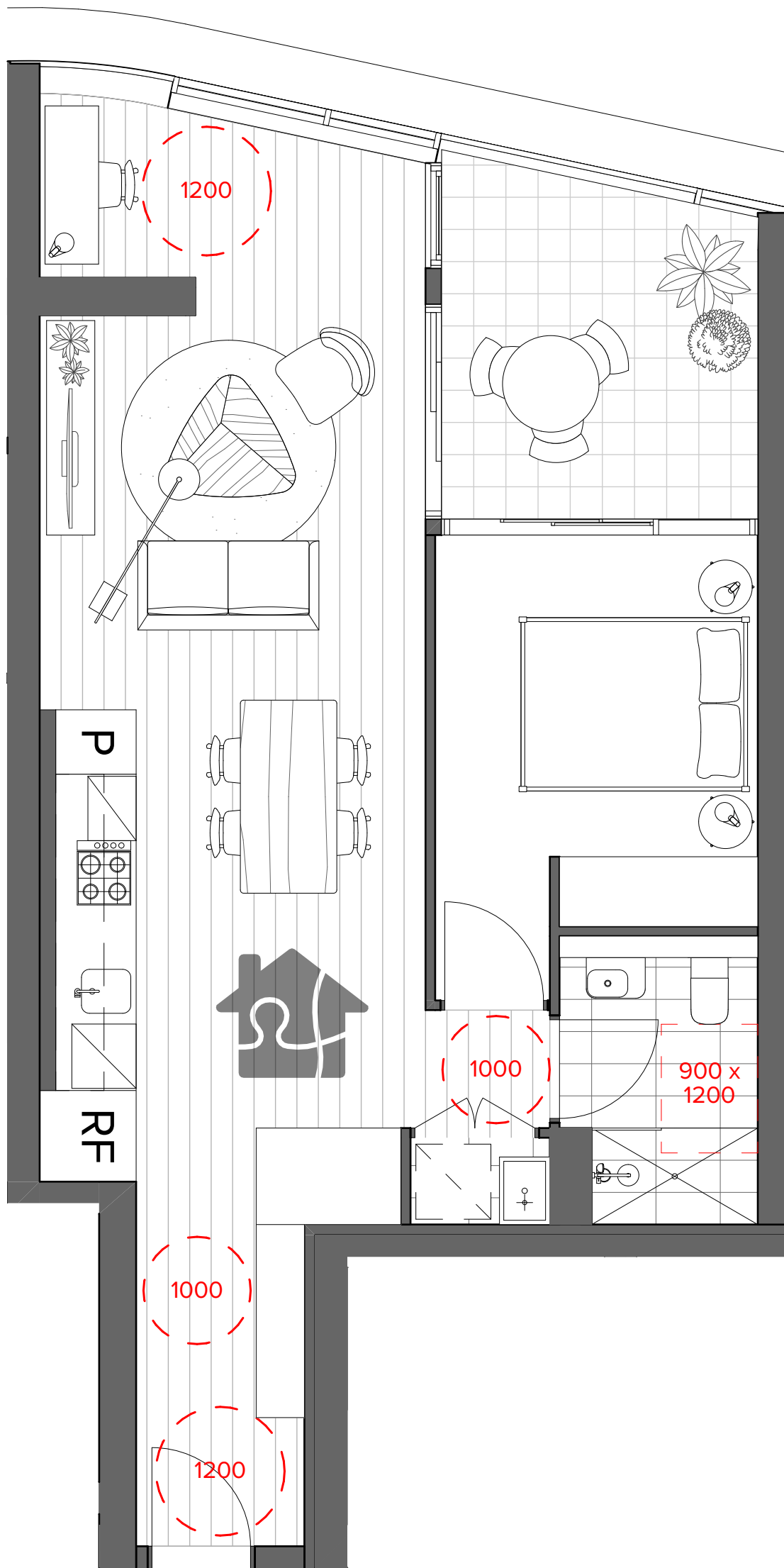
3
-
Livable Plan - 1 Bed
1:50

Building C: 5 Units
C3.05
C5.05
C6.05
C7.05
C8.05



4
-
Livable Plan - 1 Bed
1:50

Building B: 4 Units
B1.07
B1.08 (Mirrored)
B2.07
B2.08 (Mirrored)



5
-
Livable Plan - 1 Bed
1:50

Building D: 5 Units
D13.05
D15.05
D16.05
D17.05
D18.05

Summary Table

Livable Apartments

Total Units: 254
Target Livable: 51 Apartments (20%)
Provided Livable: 53 Apartments (20%)

Adaptable Apartments

Total Units: 254
Target Adaptable: 26 Apartments (10%)
Provided Adaptable: 26 Apartments (10%)

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Sydney NSW 2000

DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20476
Notified Address: Nicholas Turner 6085, ABN 98 594 094 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Universal Design
Livable Plans - 1 Bed

D	19.08.20	AM	Development Application
A	15.08.20	AM	Development Application
00	27.07.20	JF	For Information
Rev	Date	Approved by	Revision Notes

Scale
1:50 @A1, 50% @A3
Development Application

Project No.
20035

Dwg No.
DA-810-001

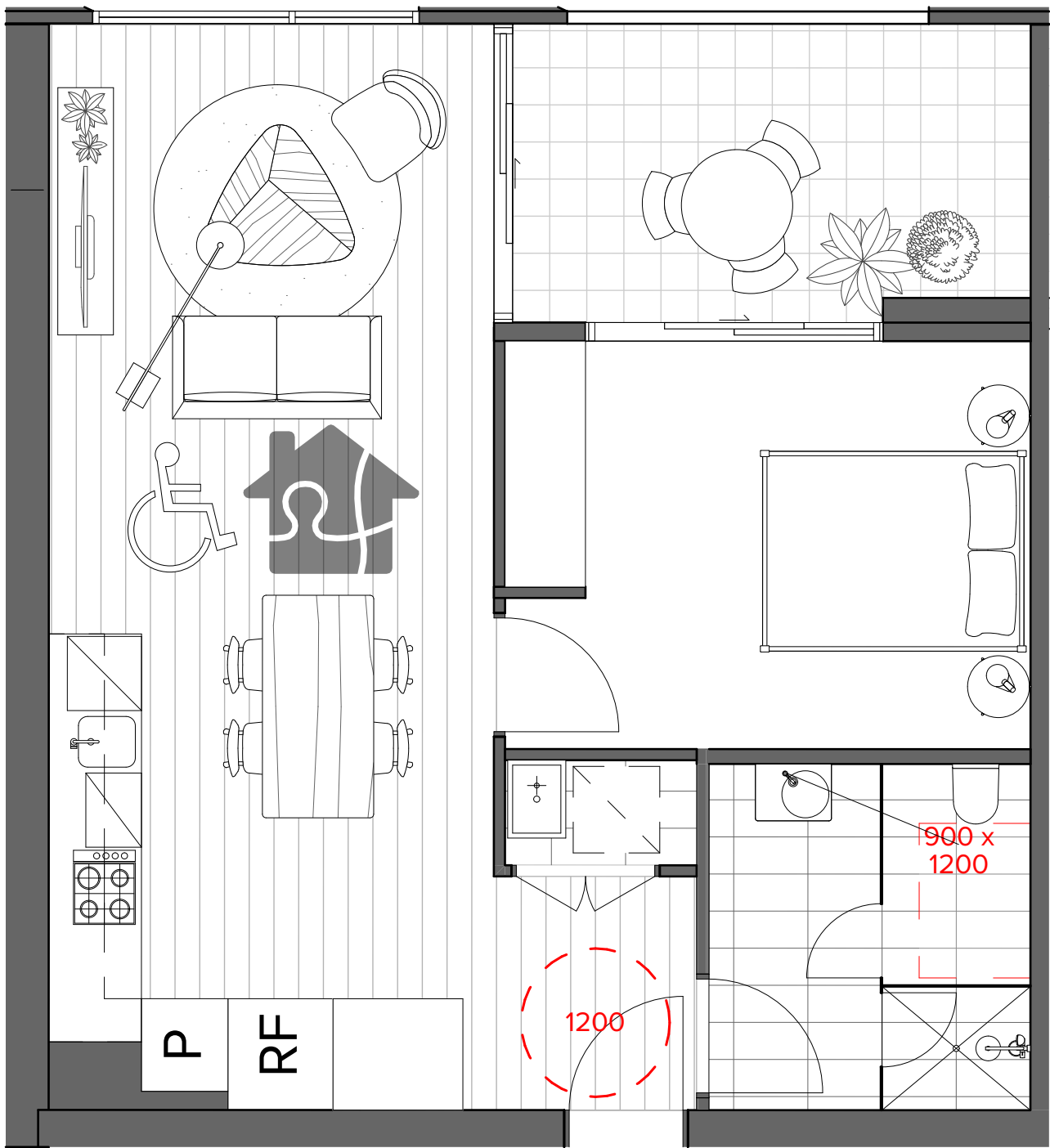
Drawn by
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Rev
D

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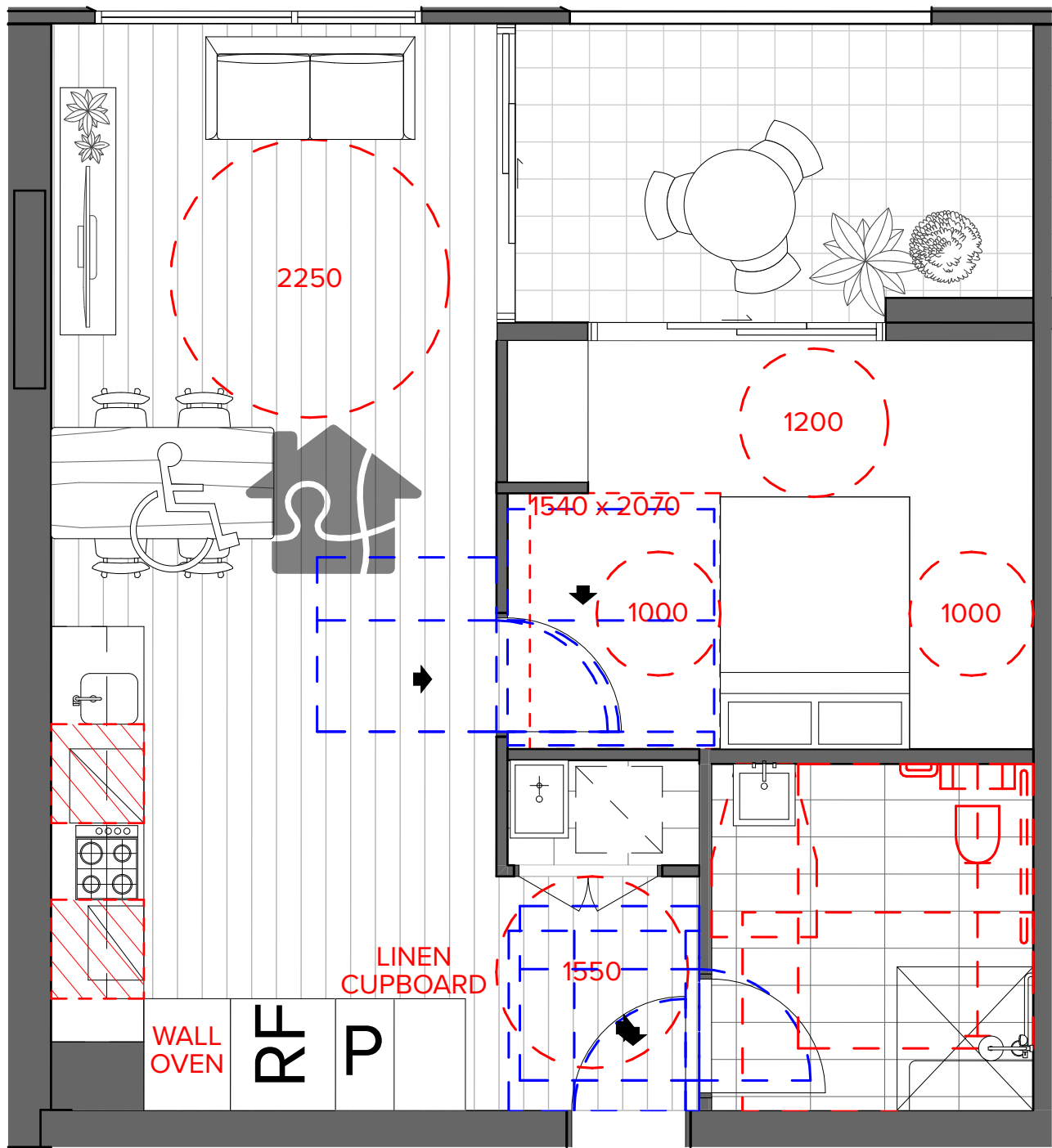
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turner@tda.com.au

Summary Table
Livable Apartments
Total Units: 254
Target Livable: 51 Apartments (20%)
Provided Livable: 53 Apartments (20%)
Adaptable Apartments
Total Units: 254
Target Adaptable: 26 Apartments (10%)
Provided Adaptable: 26 Apartments (10%)



1
•
Pre Adaptable Plan - 1 Bed
1:50

Building C: 7 Units
C3.03
C5.03
C6.03
C7.03
C8.03
C9.02
C10.02



2
•
Post Adaptable Plan - 1 Bed
1:50

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Sydney NSW 2000

DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20476
Notified Architect Nicholas Turner 6055, ABN 59 594 094 871

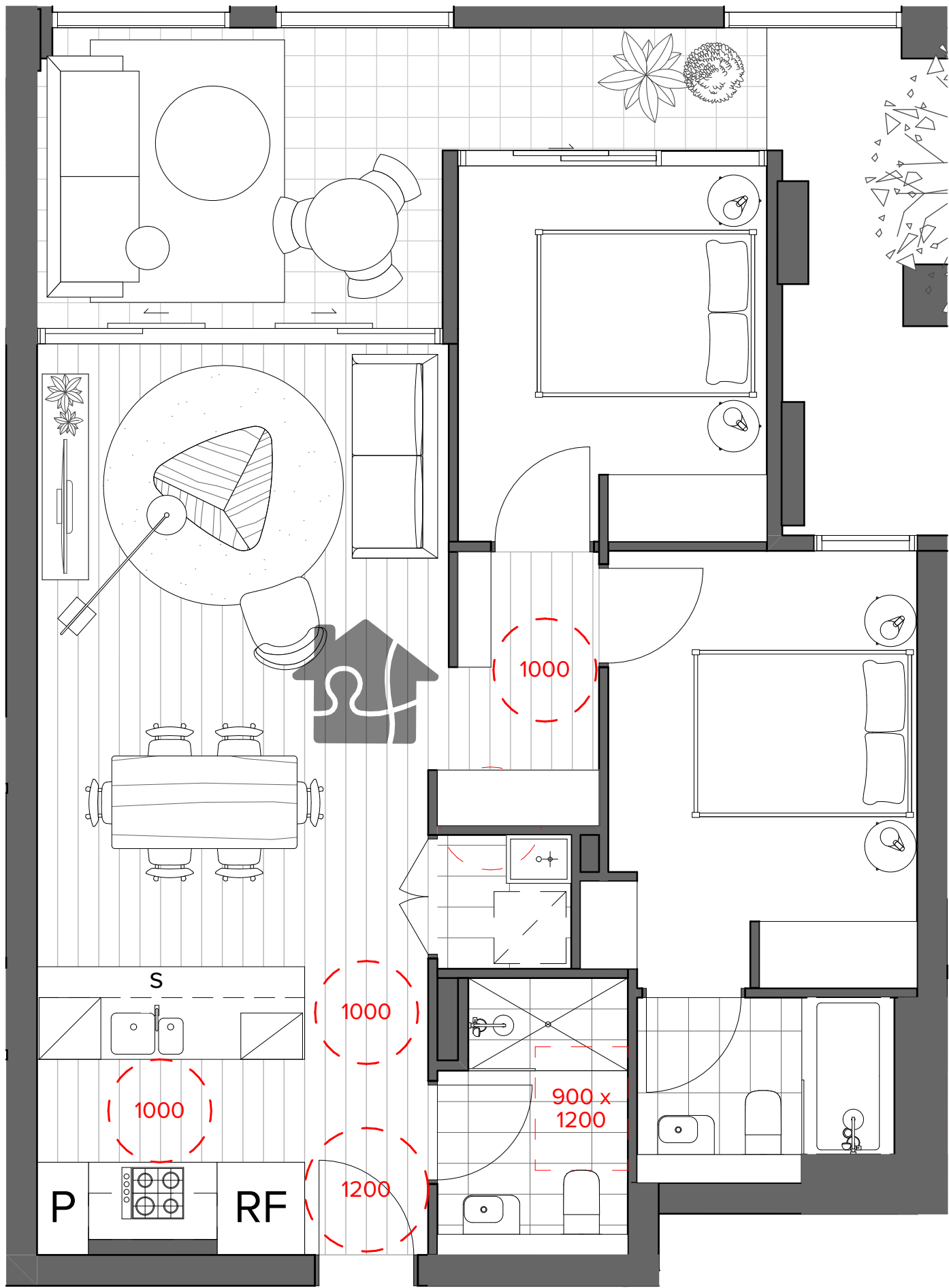
Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Universal Design
Adaptable and Livable Plans - 1 Bed

D	19.08.20	AM	Development Application
A	13.08.20	AM	Development Application
00	27.07.20	JF	For Information
Rev	Date	Approved by	Revision Notes
Scale	1:50 @A1, 50% @A3	Project No.	20035
Status	Development Application	Dwg No.	DA-810-002
Drawn by	TURNER	Rev	D

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Summary Table
Livable Apartments
Total Units: 254
Target Livable: 51 Apartments (20%)
Provided Livable: 53 Apartments (20%)
Adaptable Apartments
Total Units: 254
Target Adaptable: 26 Apartments (10%)
Provided Adaptable: 26 Apartments (10%)



1 Livable Plan - 2 Bed
1:50

Building B: 2 Units
B1.06
B2.06

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Sydney NSW 2000

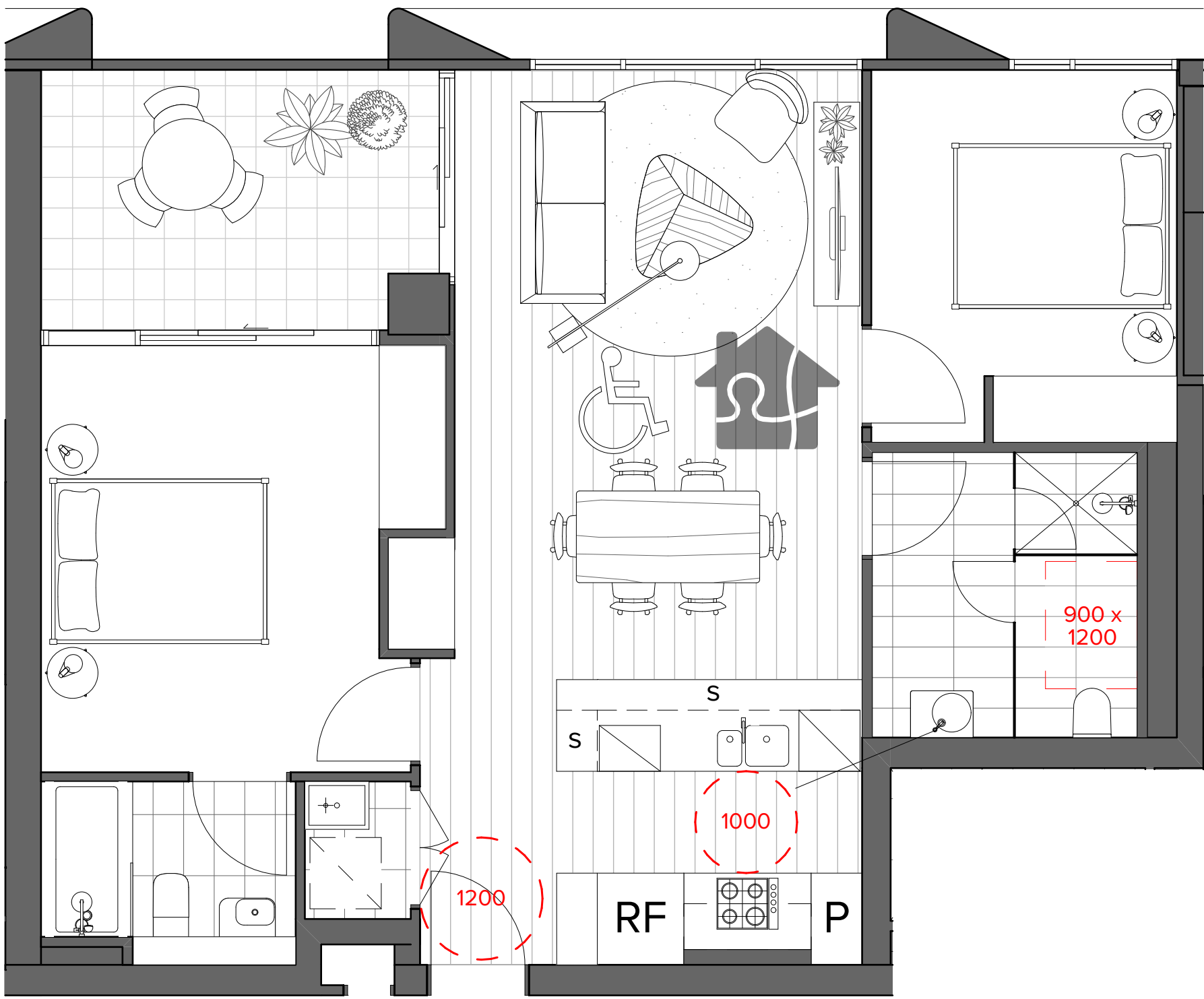
DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20476
Notified Address: Nicholas Turner 6085, APRN 88 584 084 871

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Universal Design
Livable Plans - 2 Bed

D	19.08.20	AM	Development Application
A	13.08.20	AM	Development Application
00	27.07.20	JF	For Information
Rev	Date	Approved by	Revision Notes
Scale	1:50 @A1, 50% @A3	Project No.	20035
Status	Development Application	Dwg No.	DA-810-003
Drawn by	TURNER	Rev	D

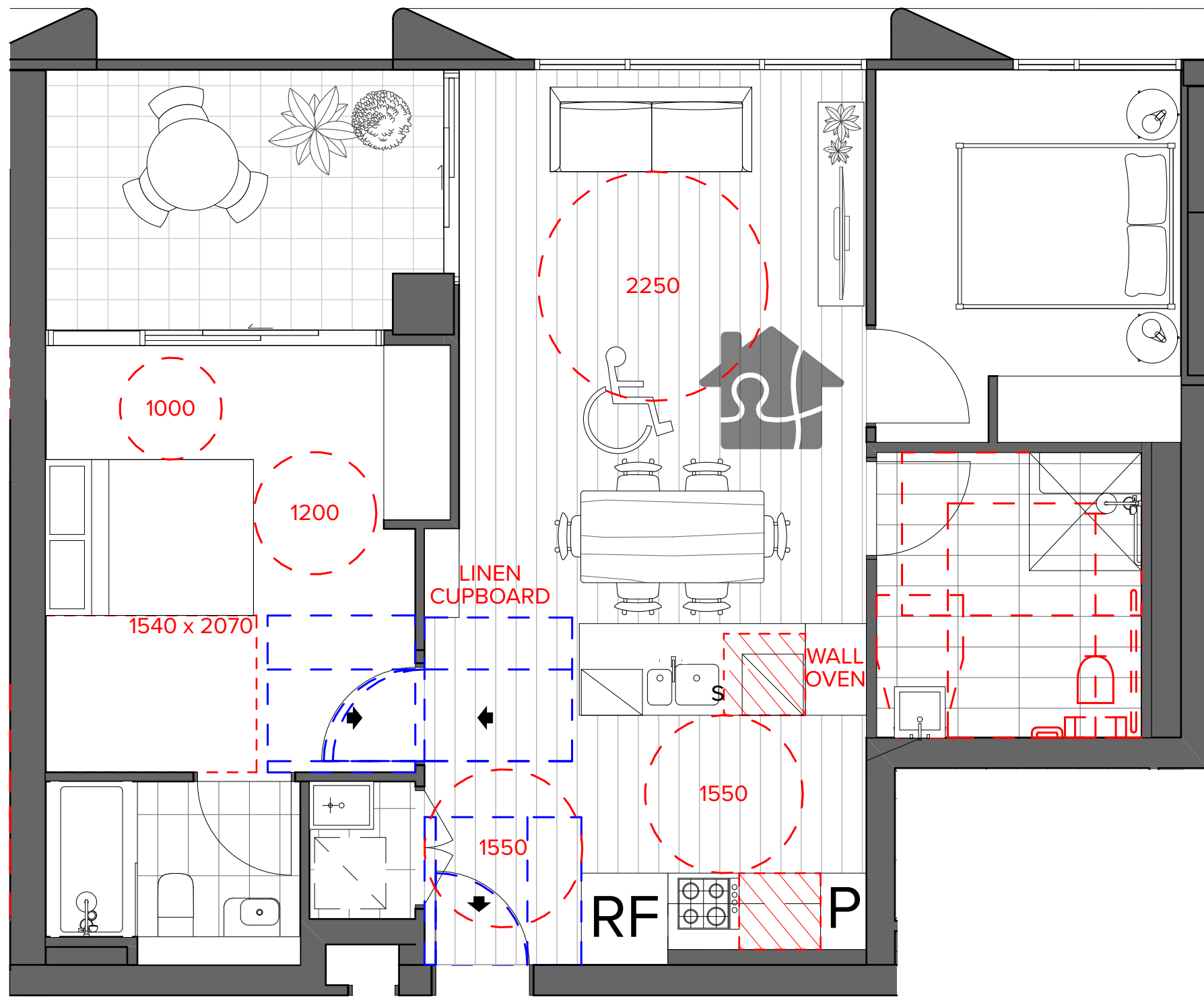
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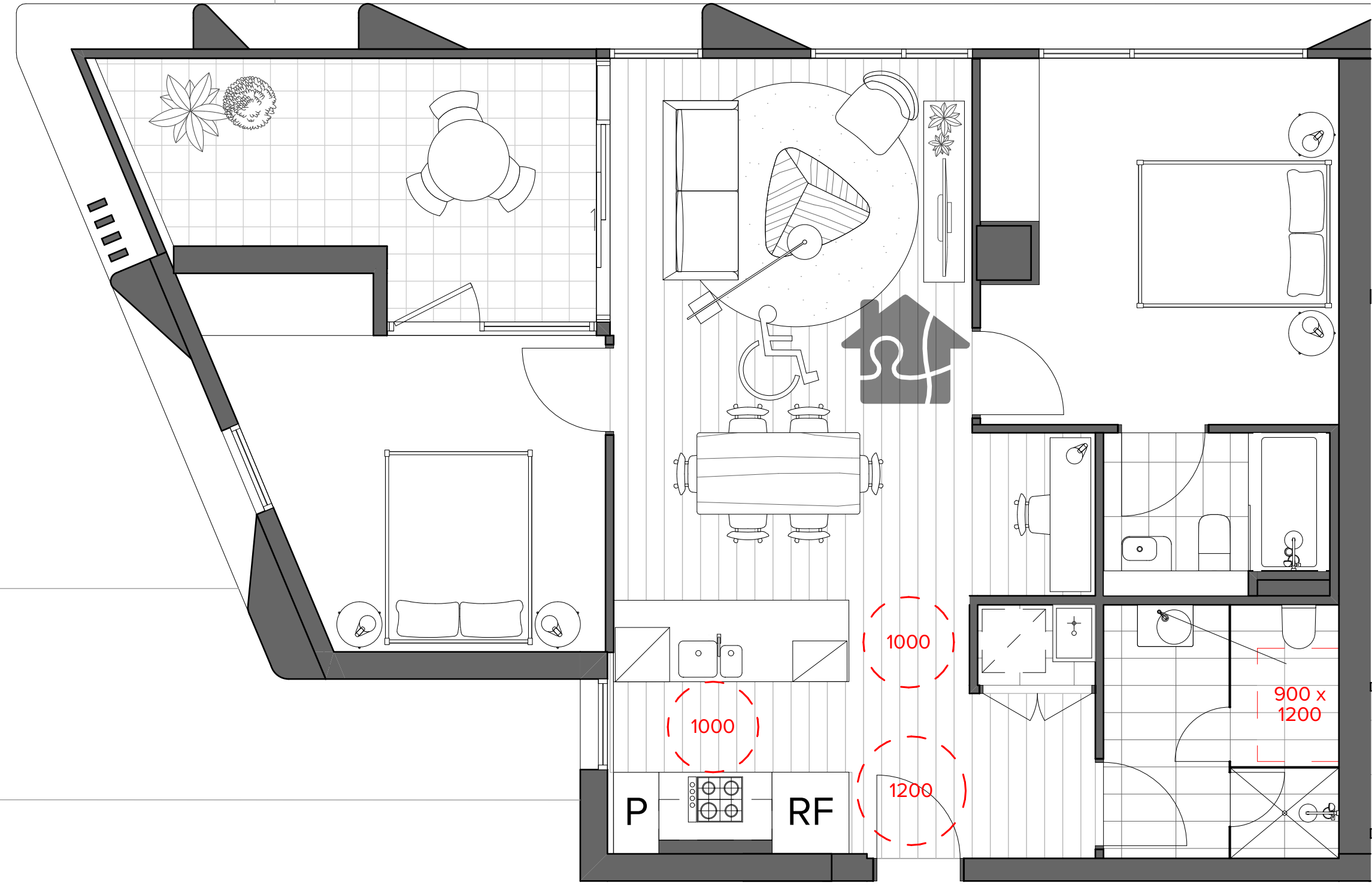


1 - Pre-Adaptable/Livable Plan - 2 Bed
1:50

Building C: 7 Units
C11.02 C16.02
C12.02 C17.02
C13.02 C18.02
C15.02

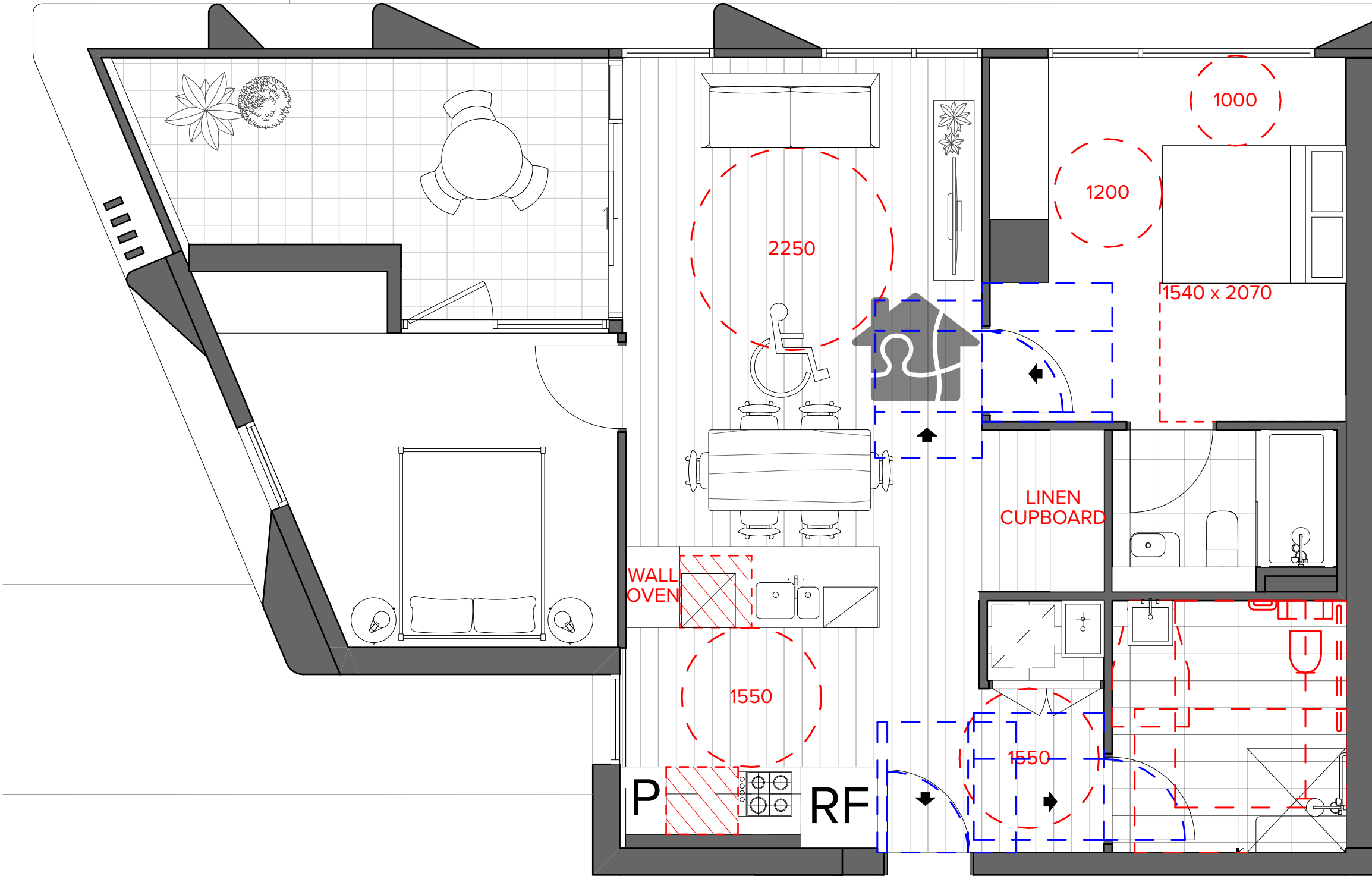


2 - Post Adaptable Plan - 2 Bed
1:50



3 - Pre-Adaptable/Livable Plan - 2 Bed
1:50

Building C: 7 Units
C11.01 C16.01
C12.01 C17.01
C13.01 C18.01
C15.01



4 - Post Adaptable Plan - 2 Bed
1:50

Summary Table

Livable Apartments

Total Units: 254
Target Livable: 51 Apartments (20%)
Provided Livable: 53 Apartments (20%)

Adaptable Apartments

Total Units: 254
Target Adaptable: 26 Apartments (10%)
Provided Adaptable: 26 Apartments (10%)

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Aoyuan International
Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notwithstanding to Nicholas Turner 6885, ABN 98 594 094 811

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Universal Design
Adaptable and Livable Plans - 2 Bed

D	19.08.20	AM	Development Application
A	15.08.20	AM	Development Application
00	27.07.20	JF	For Information
Rev	Date	Approved by	Revision Notes
Scale	1:50 @A1, 50% @A3	Project No.	20035
Status	Development Application	Dwg No.	DA-810-005
Drawn by	TURNER	Rev	D

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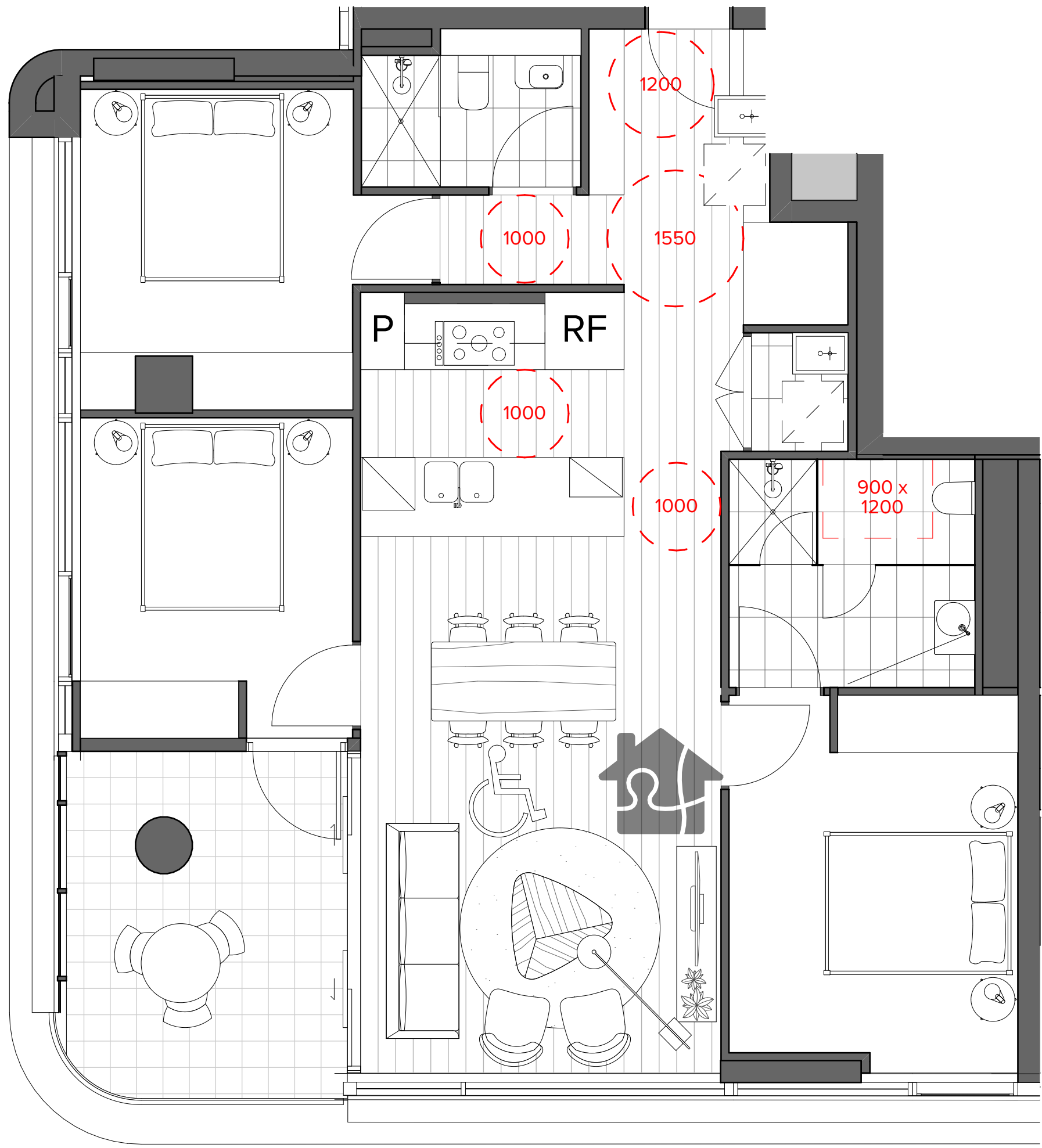
Summary Table

Livable Apartments

Total Units: 254
Target Livable: 51 Apartments (20%)
Provided Livable: 53 Apartments (20%)

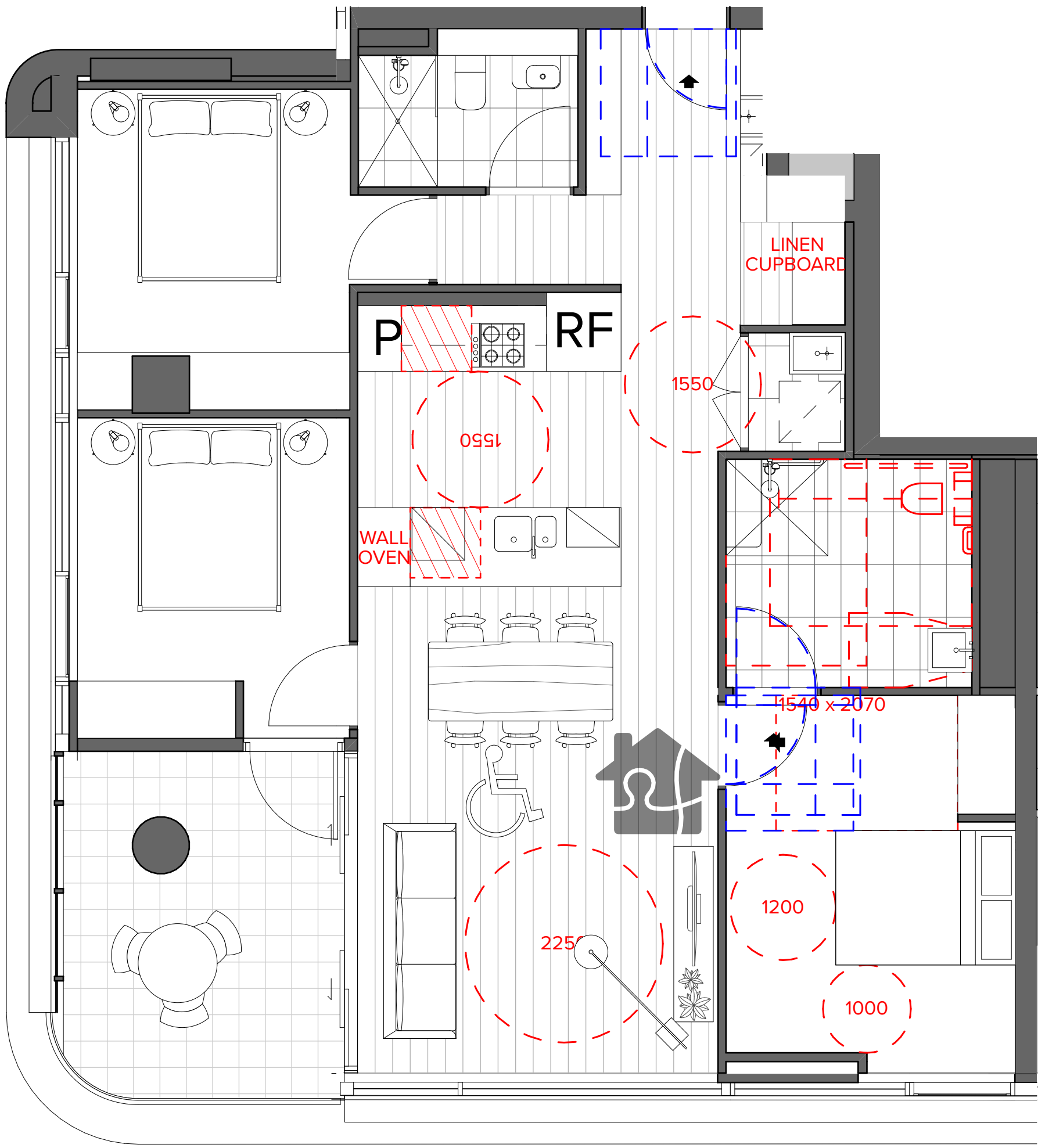
Adaptable Apartments

Total Units: 254
Target Adaptable: 26 Apartments (10%)
Provided Adaptable: 26 Apartments (10%)



1
-
Pre-Adaptable/Livable Plan - 3 Bed
1:50

Building D: 5 Units
D13.06
D15.06
D16.06
D17.06
D18.06



2
-
Post-Adaptable Plan - 3 Bed
1:50

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Aoyuan International
Suite 30.02, Level 30, 420 George Street
Sydney NSW 2000

DLCS Quality Endorsment Company ISO 9001:2015, Registration Number 20476
Notwithstanding to whomsoever, Turner, 6005, 40th St, 9th Fl, 9th Fl

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Universal Design
Adaptable and Livable Plans - 3 Bed

D	19.08.20	AM	Development Application
A	15.08.20	AM	Development Application
00	27.07.20	JF	For Information
Rev	Date	Approved by	Revision Notes
Scale	1:50 @A1, 50% @A3	Project No.	20035
Status	Development Application	Dwg No.	DA-810-006
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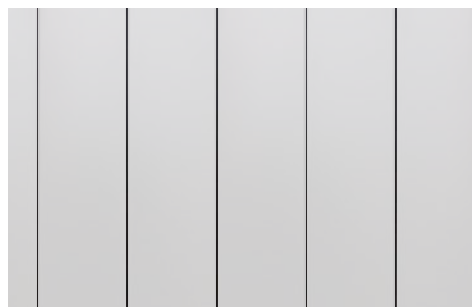
BW1 Brick Work Type 1_ "Hawthorn London" or Similar



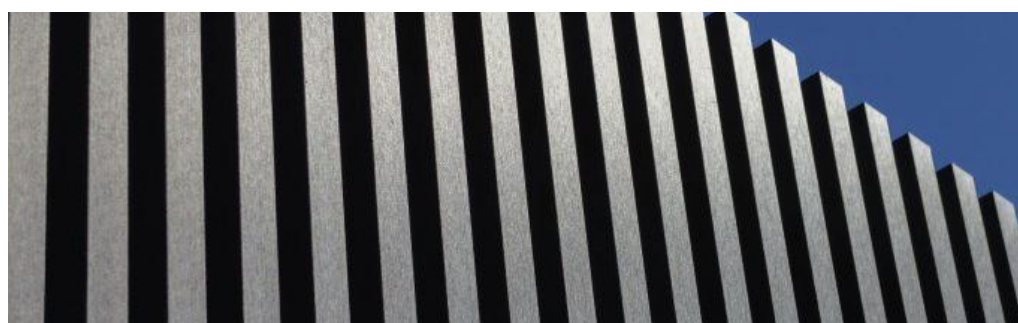
COF1 Off form Concrete with natural finish. Penetrating Clear matt sealer over



CPC3 Decorative profile finish concrete precast spandrel, material and finish to match BAL2



CLD4 Profile Metal Cladding colour to match PCF3



SC1 Vertical steel screen, Detailing, material and finish to match BAL2

SC3 Vertical Aluminium Batten screen, finish to match PCF3



BW2 Brick Work Type 2_ Light Grey Brick or Similar



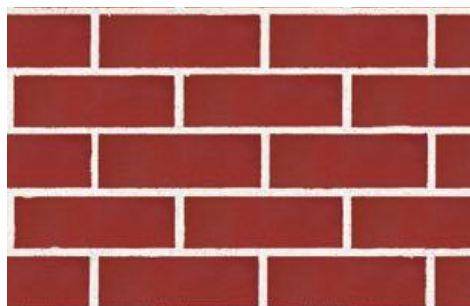
CPC1 Smooth Finish Concrete precast wall element, natural Finish.



CLD1 Terracotta Cladding System Light Red colour finish or Similar



CLD5 FC Cladding system with dark textured panel finish



BW3 Brick Work Type 3_ Ox-Red Glazed brick or Similar



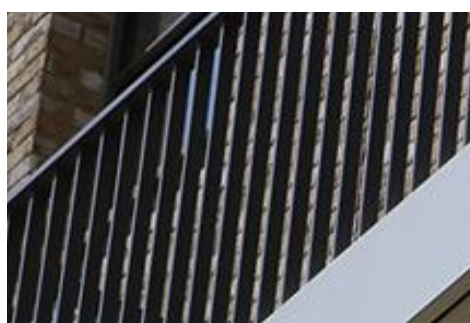
CPC2 Decorative profile finish concrete precast spandrel, finish to match COF1



CLD2 Profile Metal Cladding colour to match PCF2

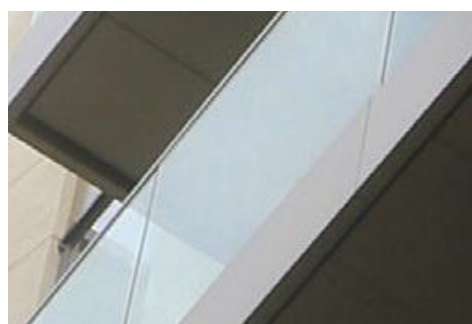


CLD6 Aluminium Wood look panel cladding System or Similar

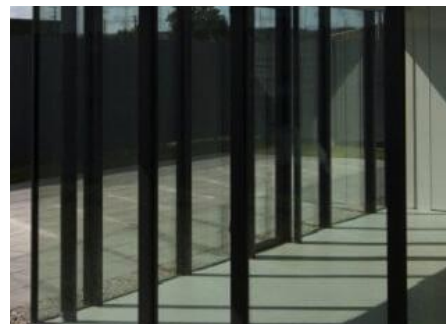


BAL2 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF2

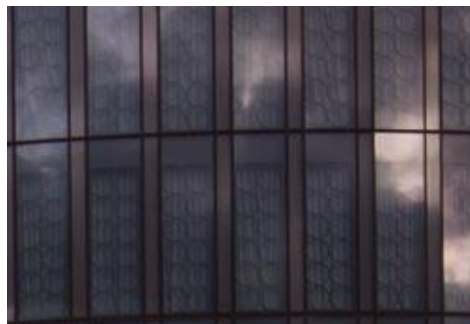
BAL3 Vertical 75 x 10 Steel Balustrade with top Rail. Powder coat finish, colour and finish to match PCF4



BAL1 Semi-frameless full height clear glass balustrade system with 150mm wide top rail. Framing System, aluminium powder coat finish. Colour to match PCF1



GC1 Glass clear, Framing System, aluminium, Powder coat finish, Framing colour to match PCF1



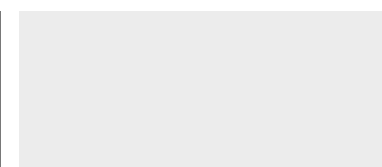
GC5 Colour-back glass panel Framing System, aluminium, Powder coat finish, Framing colour to match PCF1, Colour back panel to match PF3



PCF1 Powder coat finish: Colour to match Dulux "Silver Satin" or Similar



PCF2 Powder coat Finish: Colour to match Dulux " Woodland Grey Satin" or Similar



PCF3 Powder coat Finish: Colour to match Dulux " White Satin"



PCF4 Powder coat Finish: Colour to match Dulux " Riversand Matt"



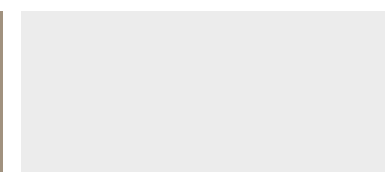
PF1 Paint finish Dark grey or Similar



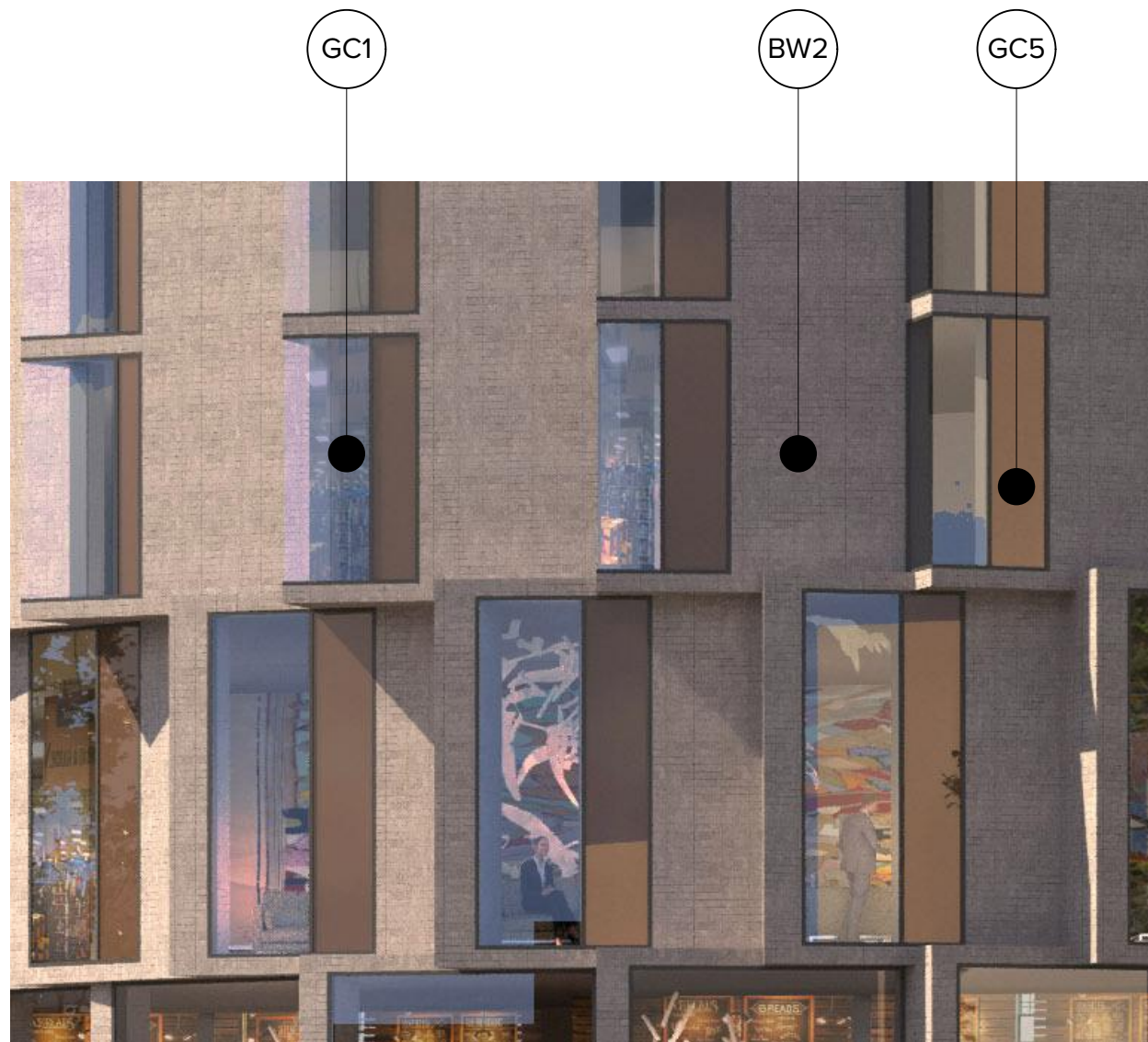
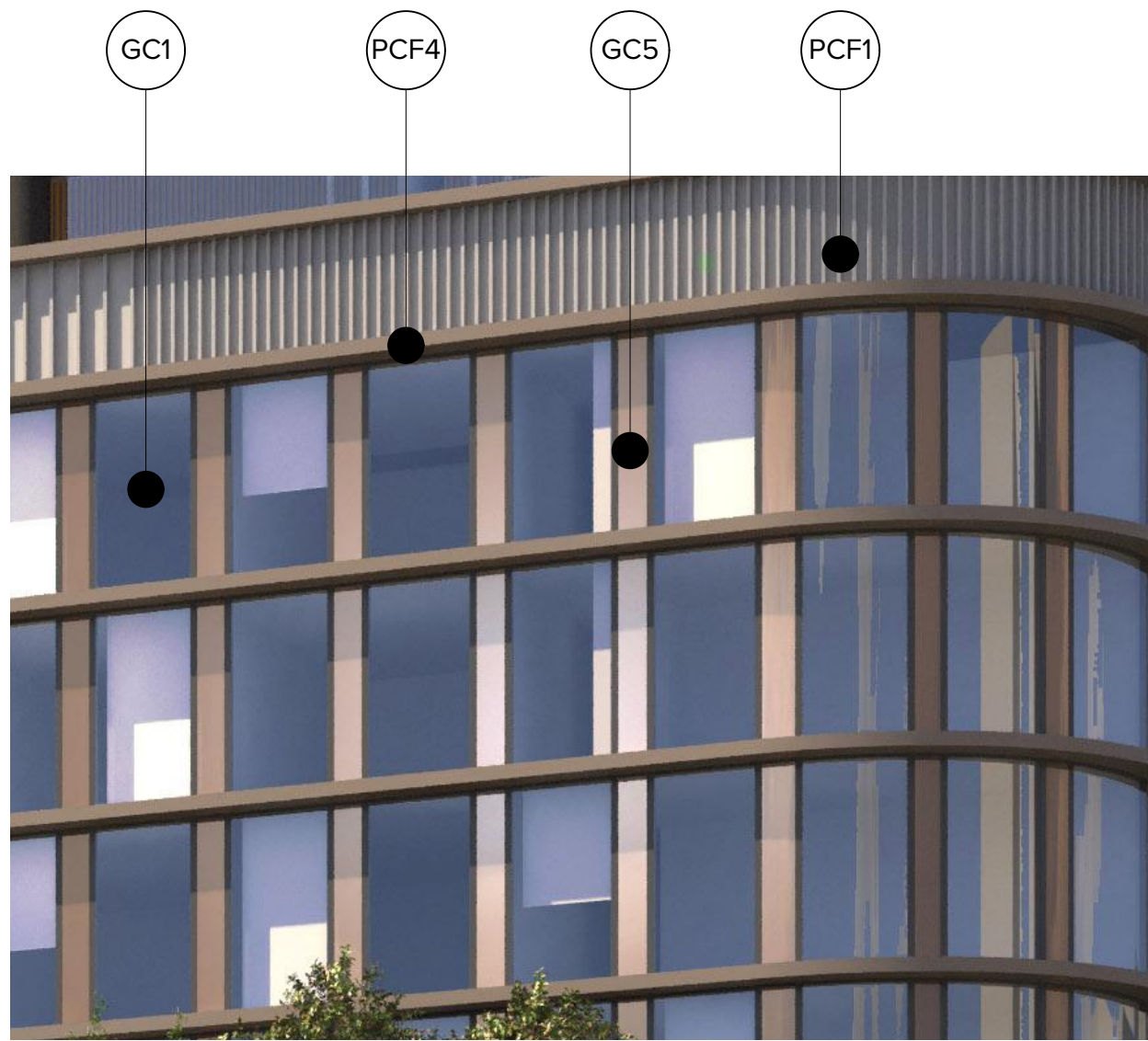
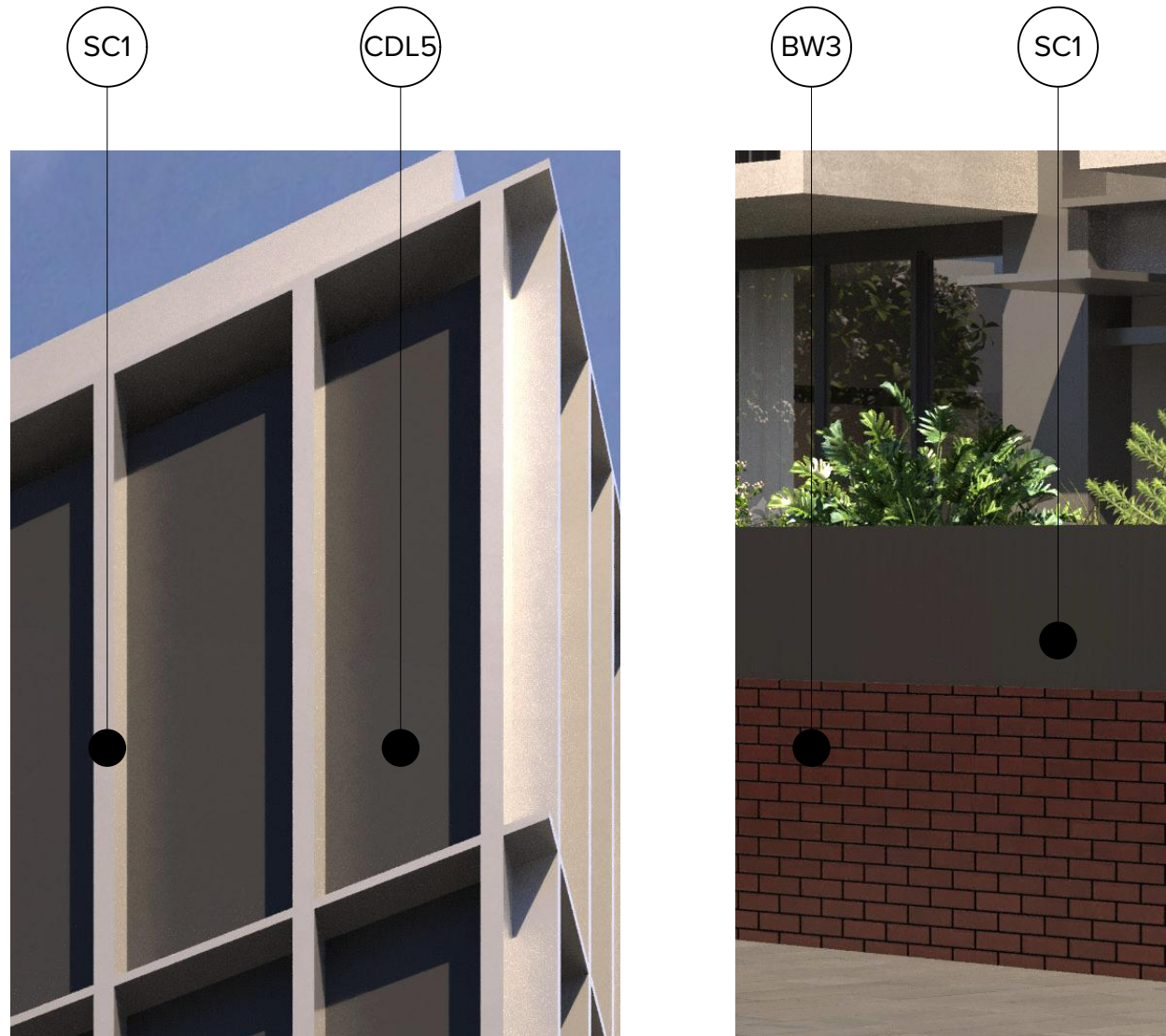
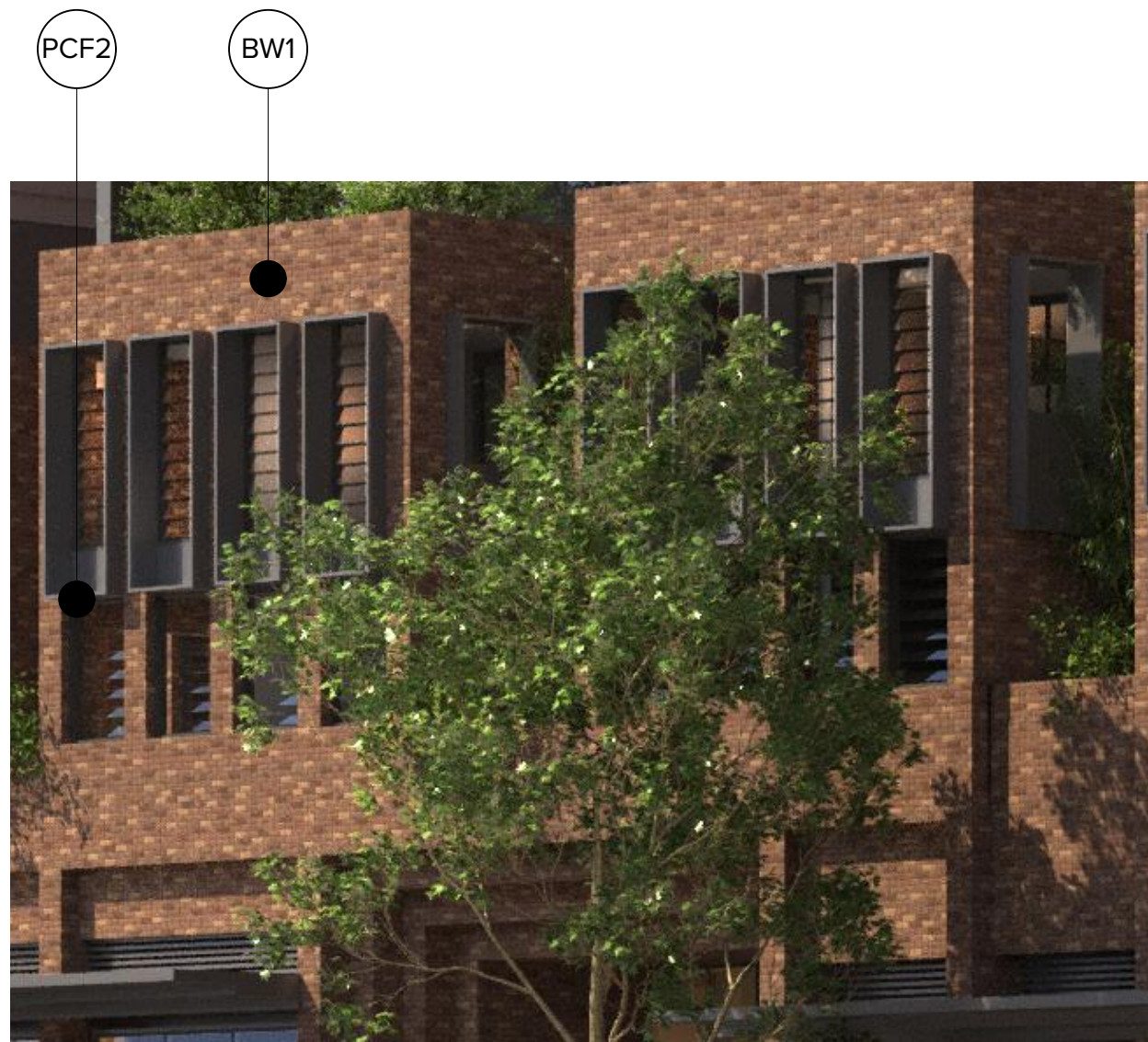
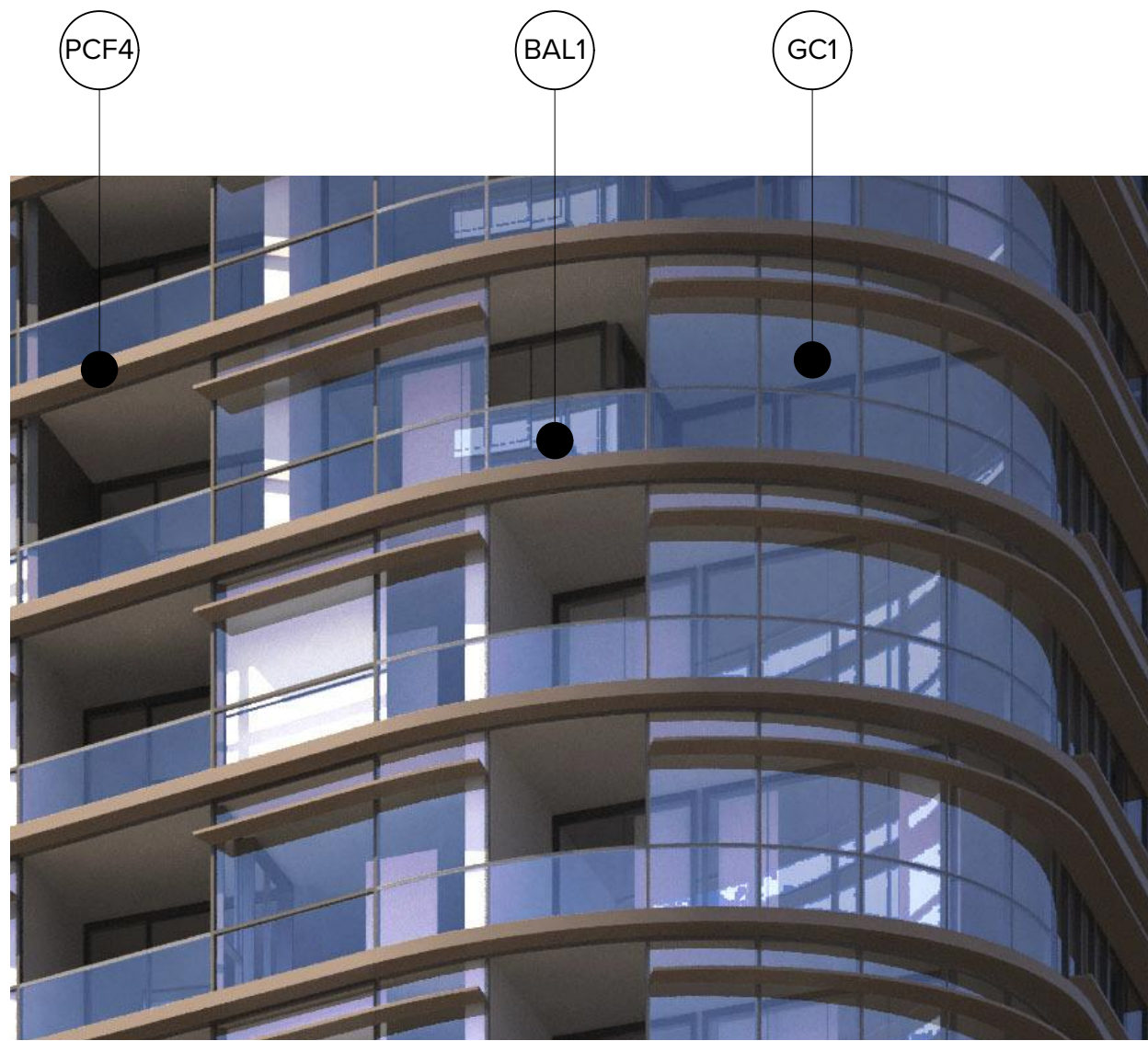
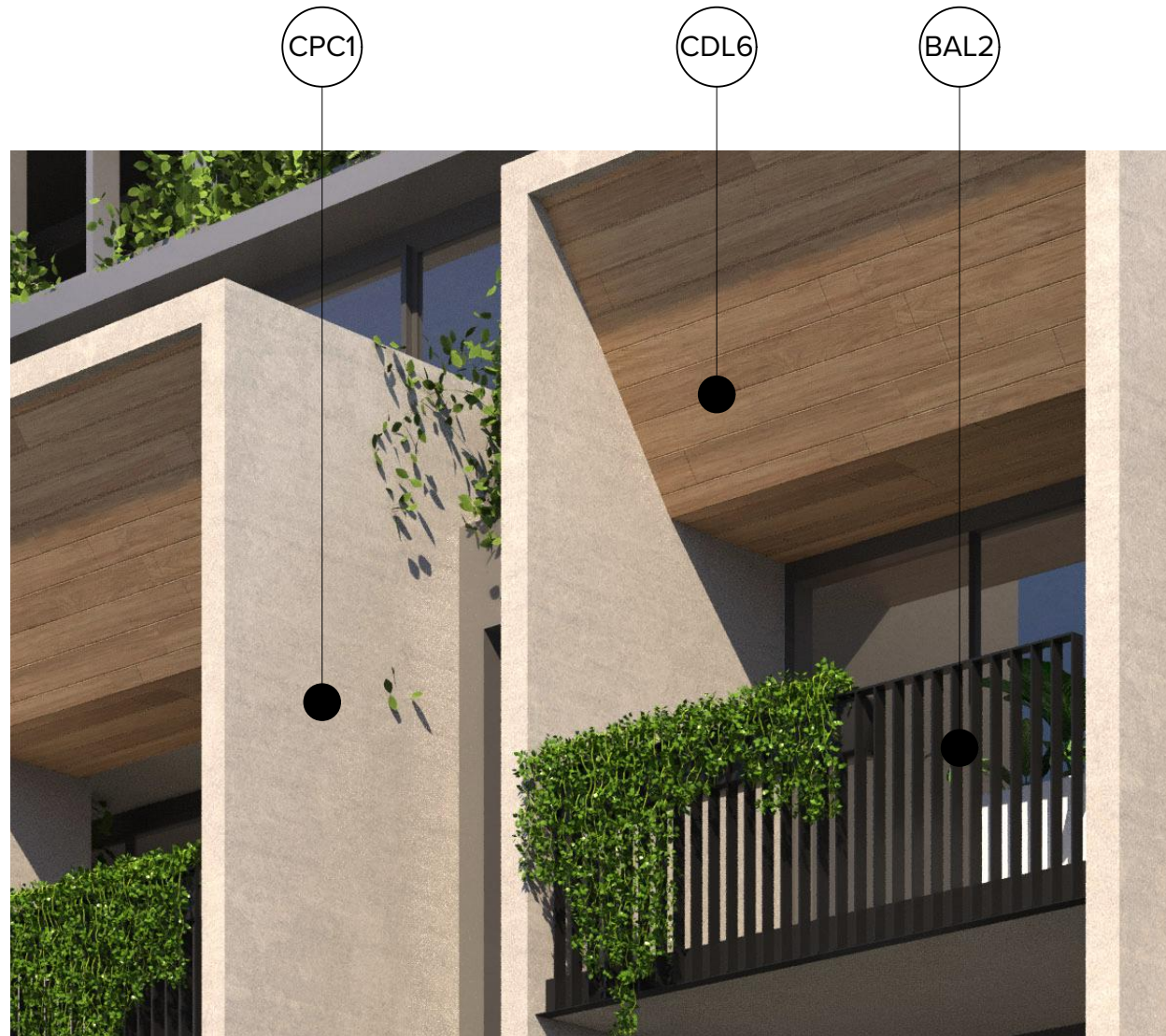
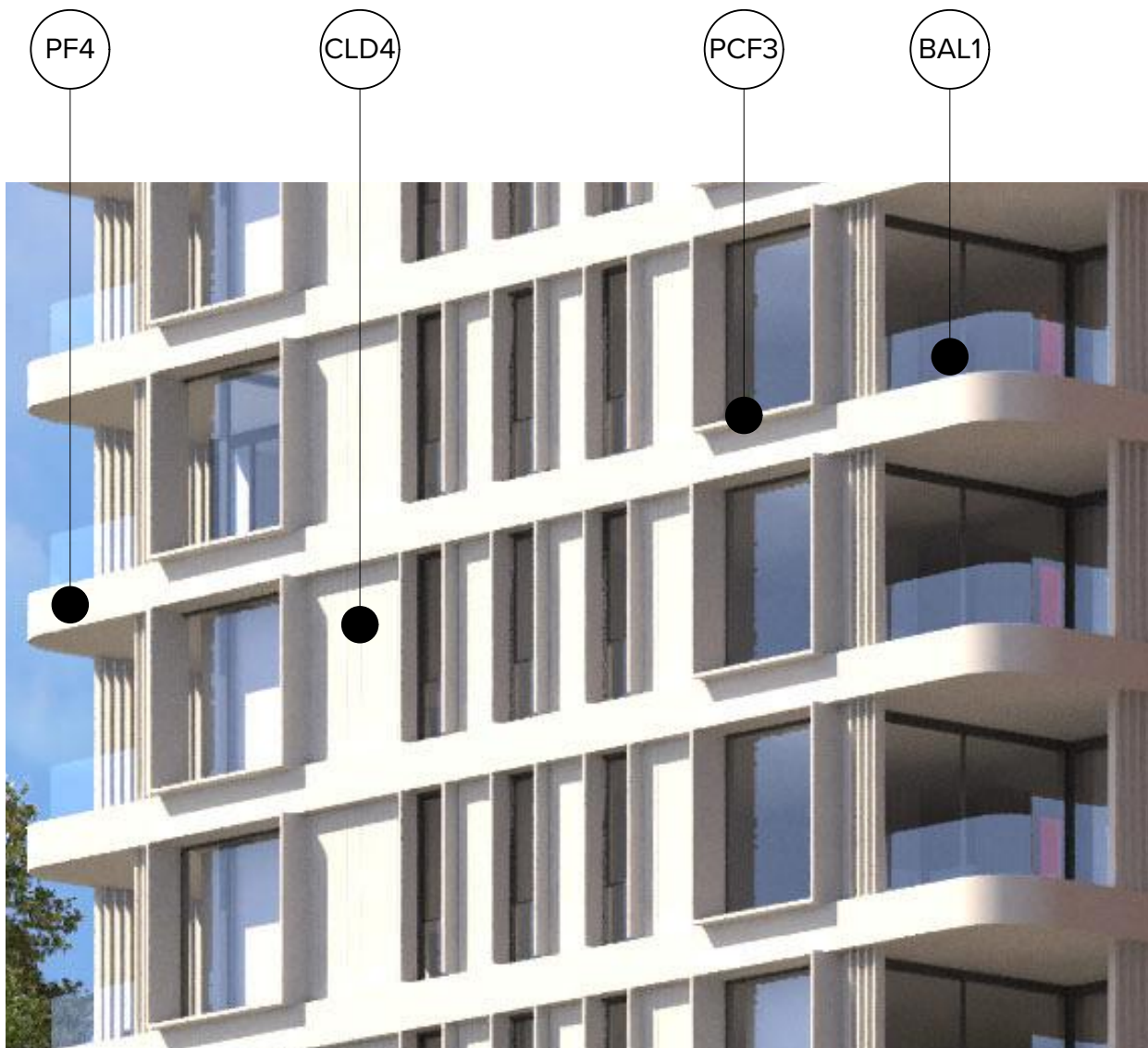
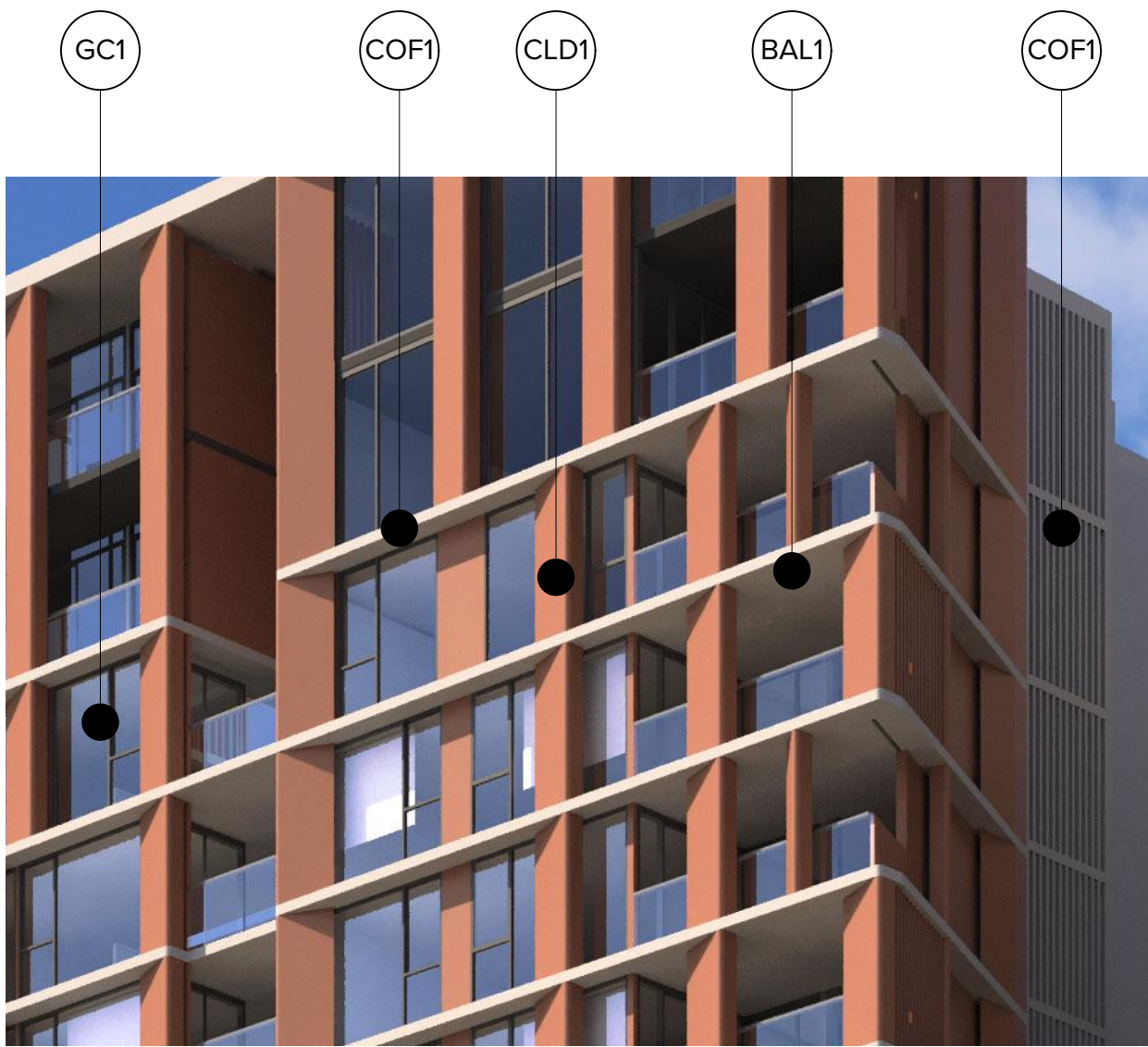
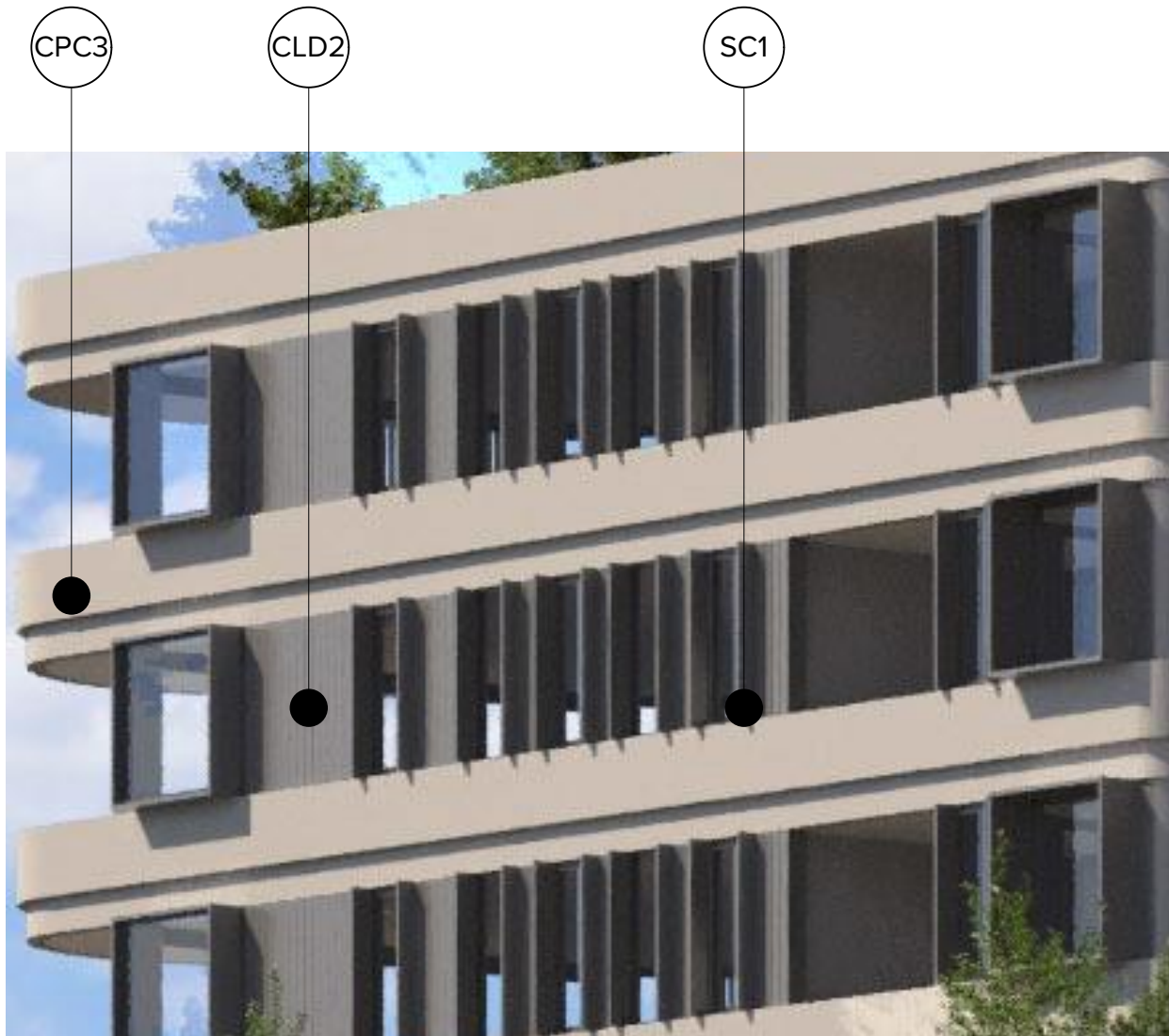
PF2 Paint finish Light Grey or Similar



PF3 Paint finish Biscuit or Similar



PF4 Paint finish White



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CLIENT
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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notwithstanding to whomsoever, Turner, 1888, 48th St, 9th Fl, 9th Fl

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
Materials & Finishes Board
Materials and Finishes Sample Board

D	19.08.20	AM	Development Application
A	13.08.20	AM	Development Application
Rev	Date	Approved by	Revision Notes
Project No.	20035	Drawn by	TURNER
Scale	@A1, 50% @A3	Rev	D
Sheet	DA-890-001		
Development Application			

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SG1 Retail Signage Behind Glass Zone



SG2 Retail Signage Under Awning, Fixed to Building Facade



SG3 Hawker Lane Illuminated Signage and Lighting Suspended over Laneway.



SG4 Pylon Retail Signage



SG5 Illuminated Retail Signage



SG6 Car Park Entry Signage

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Notwithstanding to the extent that the client has agreed to the terms and conditions of the client's agreement with the client.

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
**Materials & Finishes Board
Signage Precedents**

D	19.08.20	AM	Development Application
C	19.08.20	AM	Development Application
B	14.08.20	JF	Development Application
A	13.08.20	AM	Development Application
Rev	Date	Approved by	Revision Notes

Scale
@A1, 50%@A3
Status
Development Application
Project No.
20035
Dwg No.
DA-890-002
Drawn by
TURNER
Rev
D

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D	19/08/20	AM	Development Application			
A	19/08/20	AM	Development Application			
R	13/08/20	AM	Development Application			
Rev	Date	Approved by	Revision Notes			
Scale	Project No.			20035	Drawn	North
@A1, 50% @A3					TURNER	➔
Status	Dwg No.			DA-900-001	Rev	
Development Application					D	



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DLC3 Quality Endorsement Company ISO 9001:2015, Registration Number 20476
Notwithstanding to whomsoever, Turner 6885, ABN 98 594 094 911

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
3D Views
Forest Road South

Rev	Date	Approved by	Project No.	20035	Drawn by	TURNER	North
D	19.08.20	AM	Development Application		Rev	D	
B	19.08.20	AM	Development Application				
A	13.08.20	AM	Development Application				
Rev	Date	Approved by	Revision Notes				

Scale	@A1, 50% @ A3	Dwg No.	DA-900-002
Sheet	Development Application		

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Notwithstanding And/Or: Nicholas Turner 6085, ABN 99 594 094 911

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
3D Views
Durham Street

Rev	Date	Approved by	Project No.	20035	Drawn by	TURNER
D	19.08.20	AM	Development Application		Rev	D
B	19.08.20	AM	Development Application			
A	13.08.20	AM	Development Application			
Rev	Date	Approved by	Revision Notes			

Scale
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Status
Development Application
Dwg No.
DA-900-003

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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notwithstanding And/Or: Nicholas Turner 6085, ABN 99 594 094 911

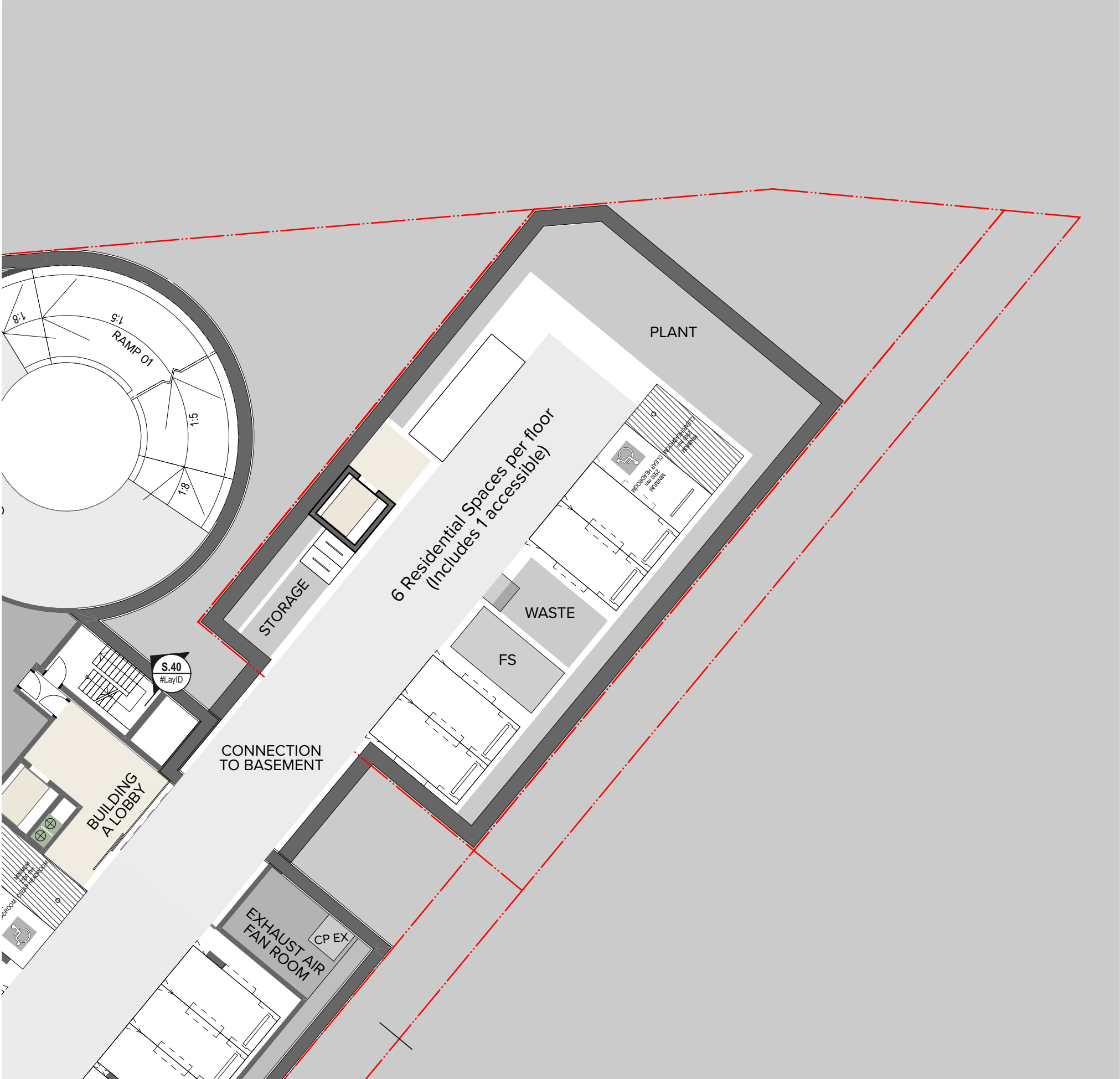
Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
3D Views
Courtyard View

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North
B	19.08.20	AM	Development Application	Dwg No.	DA-900-004	Rev	D	
A	13.08.20	AM	Development Application	Revision Notes				
Rev	Date	Approved by	Revision Notes					

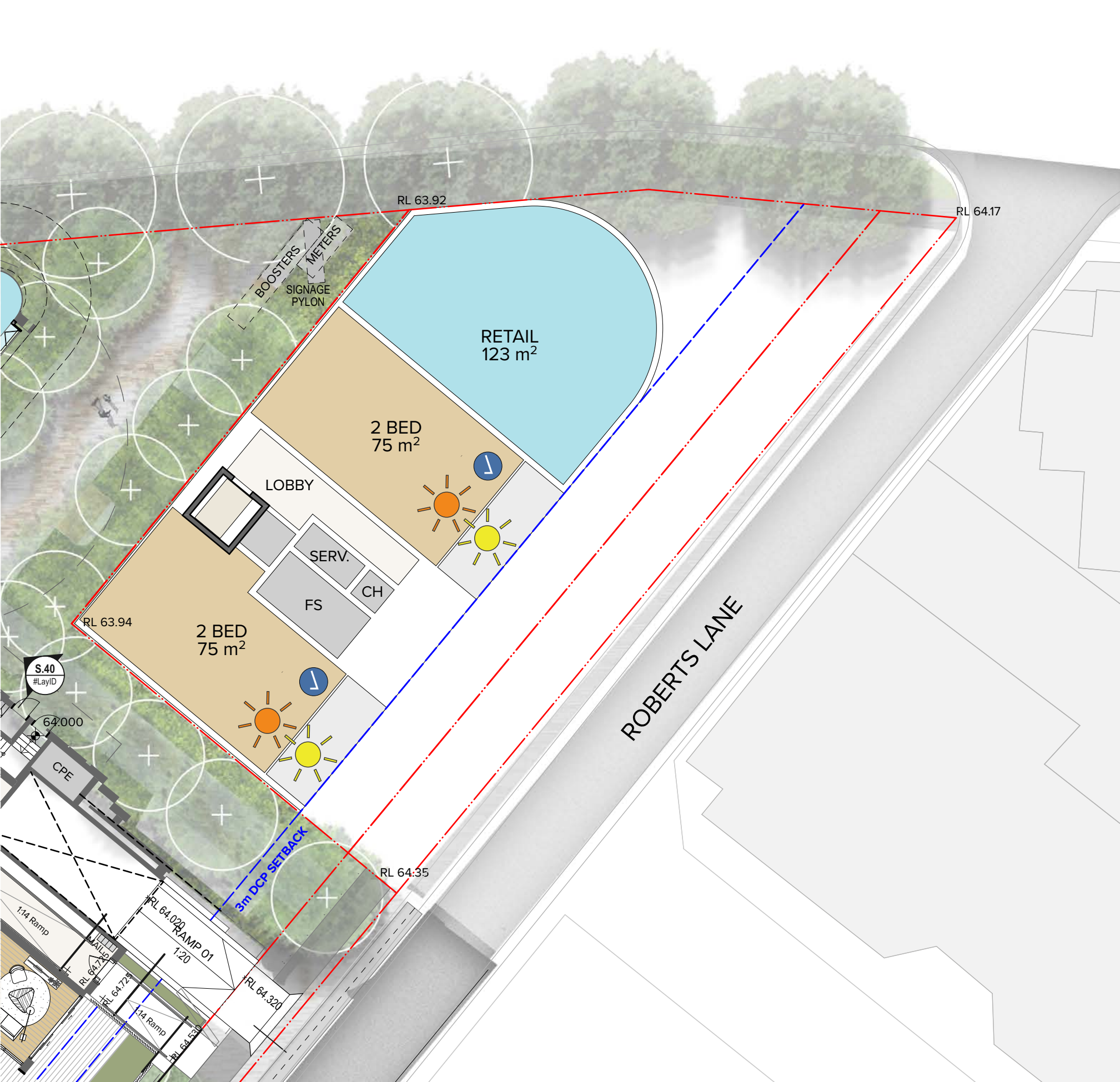
Scale
@A1, 50% @A3
Status
Development Application
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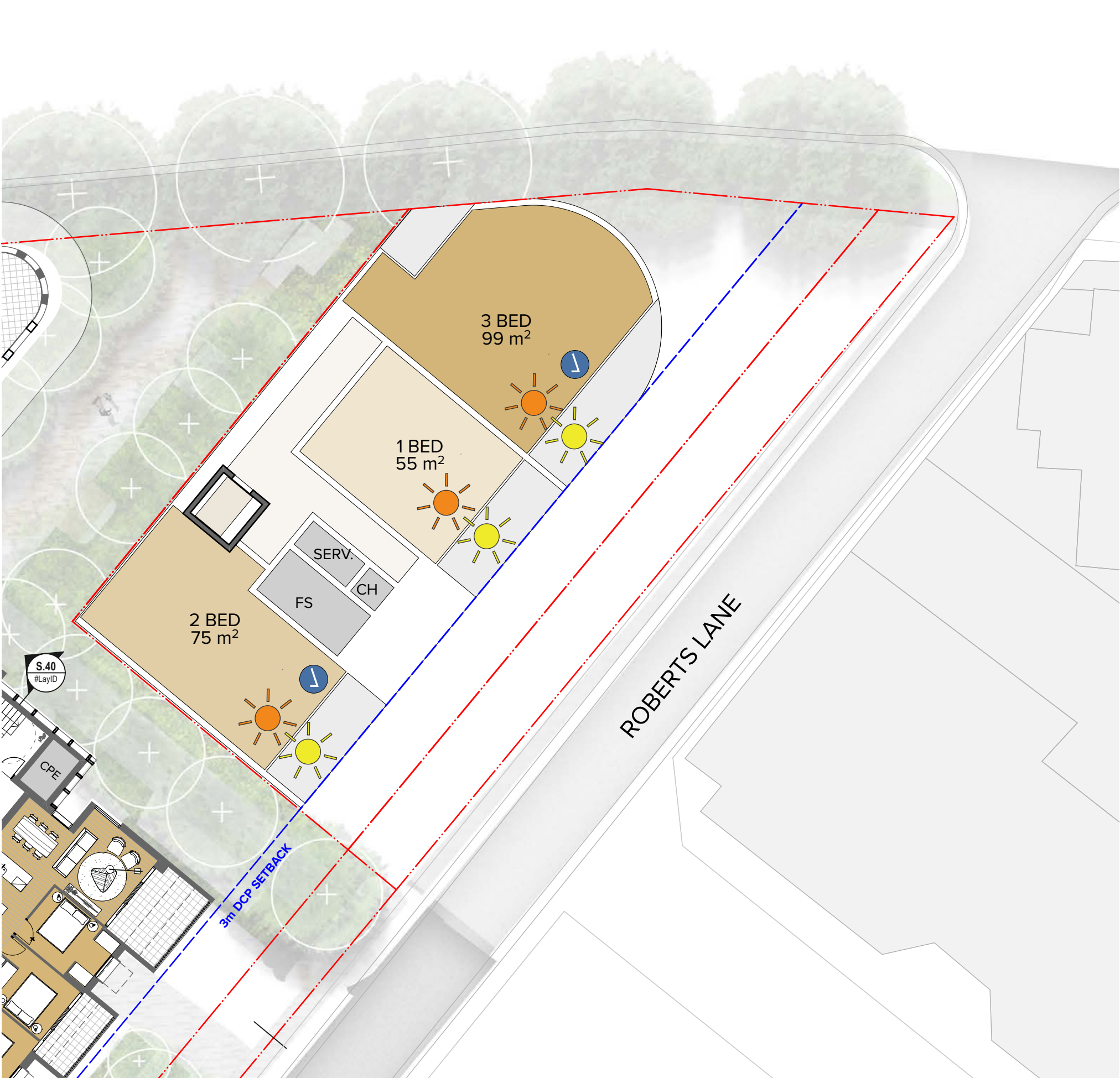
Level 7 ONE Oxford Street
Darlinghurst NSW 2010
AUSTRALIA



BASEMENT 03 + 04



UPPER GROUND



LEVEL 01 + LEVEL 02

YIELD SCHEDULE

	1 BED	2 BED	3 BED
UPPER GROUND	0	2	0
LEVEL 01	1	1	1
LEVEL 02	1	1	1
LEVEL 03	1	1	0
	3	5	2

YIELD TOTAL
10 APARTMENTS

100% SOLAR
80% CROSS VENT

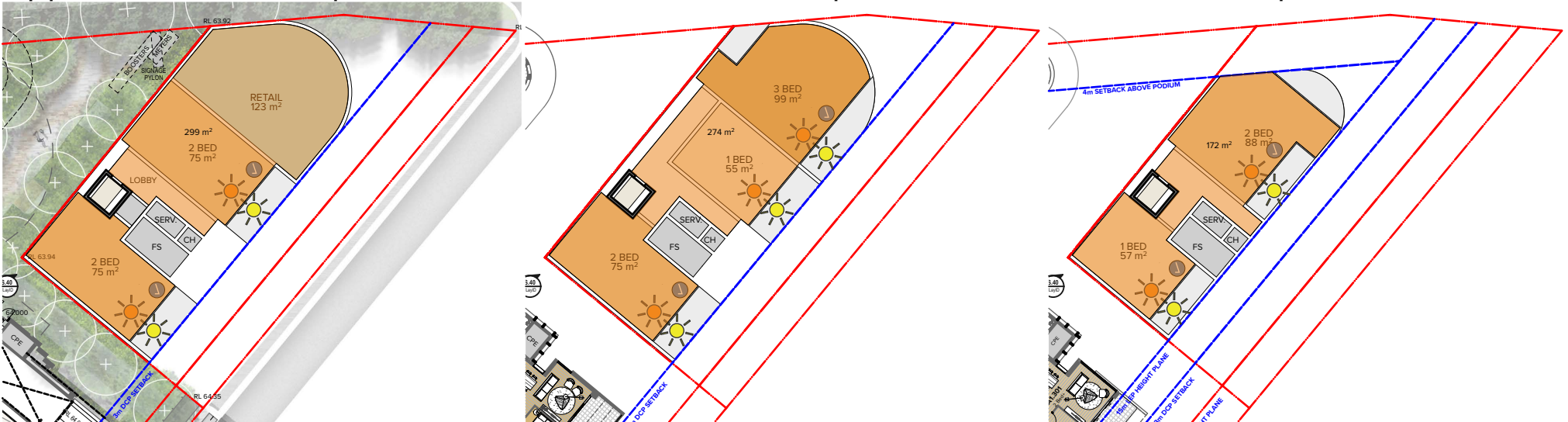
GFA TOTAL
(Site area: 695sqm)

Total GFA: 1019sqm
FSR: 1.47

Upper Ground: 299sqm

Level 01 + 02: 274sqm

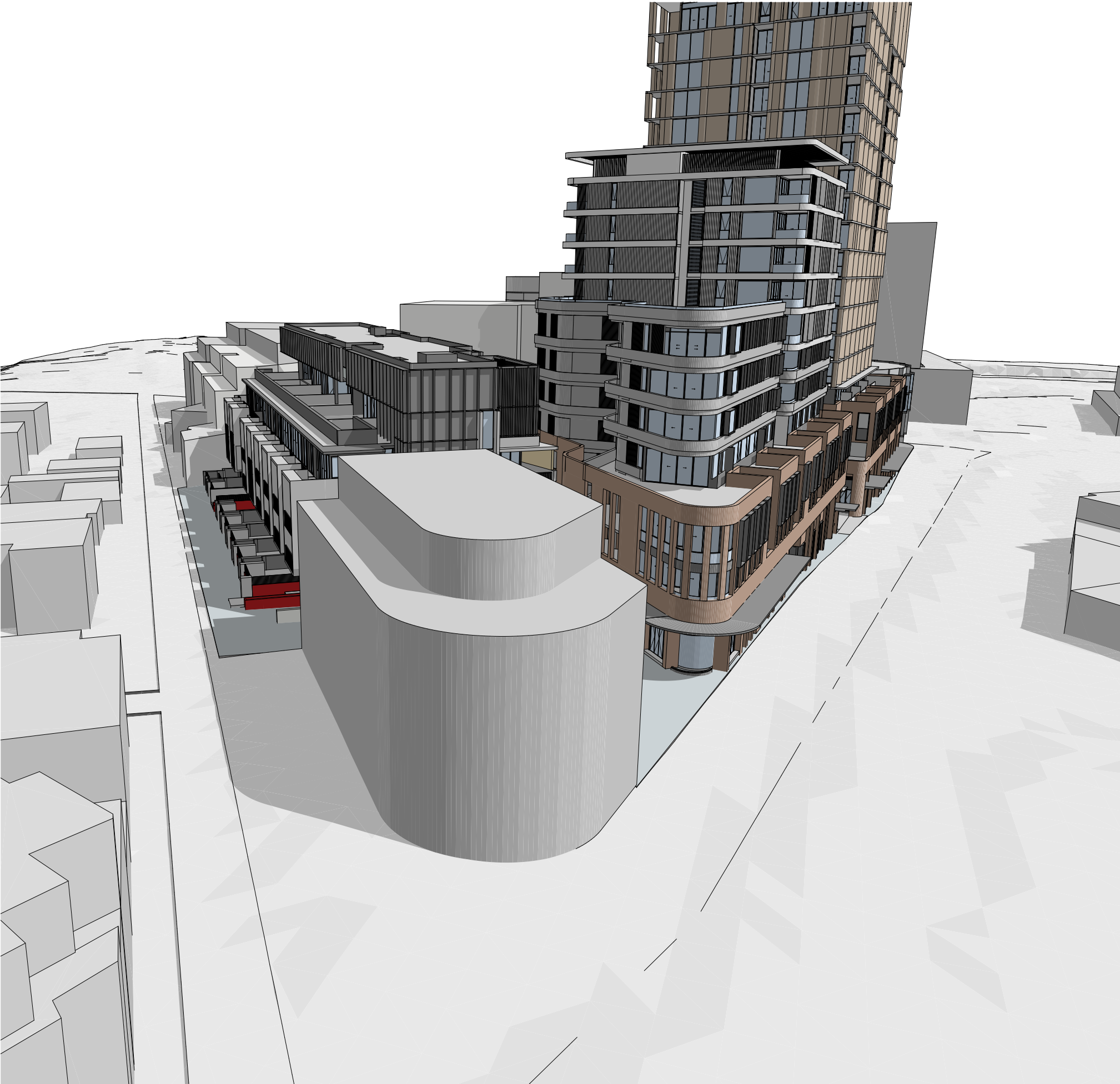
Level 03: 172sqm



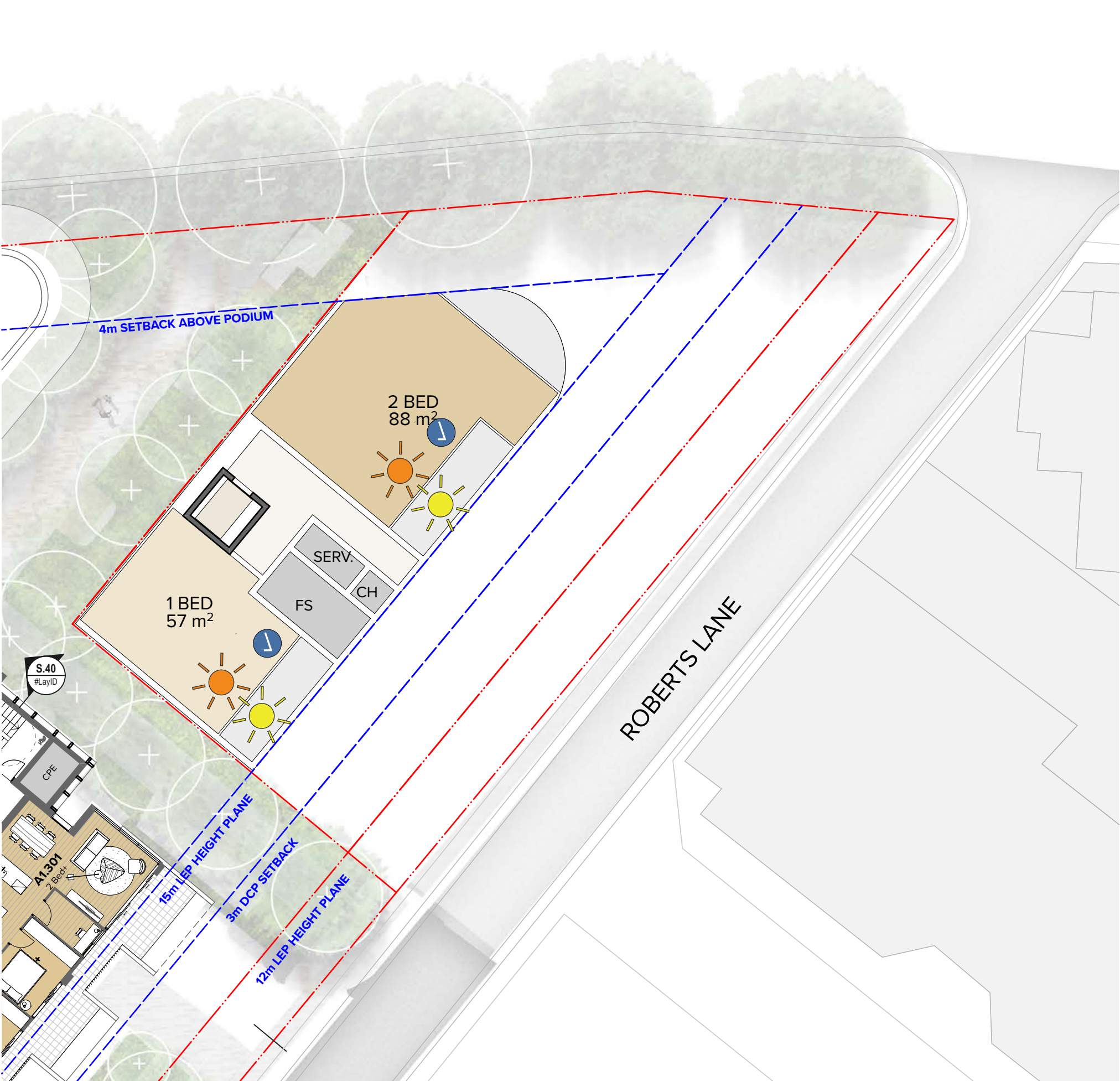
GFA DIAGRAMS

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ENVELOPE MASSING



LEVEL 03

Project Title
Landmark Square
61-75 Forest Road & 126 Durham Street Hurstville NSW
Drawing Title
53 Forest Road
Indicative Development Scheme

D	19.08.20	AM	Development Application	Project No.	20035	Drawn by	TURNER	North →
A	18.08.20	AM	Development Application	Revision Notes		Rev	D	
Rev	Date	Approved by	Revision Notes					
Scale	1:200, 1:500 @A1, 50%@A3							
Status	Development Application			Dwg No.	DA-1000-001			

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