

Approved Documentation

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| Appendices |
| Appendix A - Draft Conditions of Consent |
| Appendix B - SEPP 65 Recommendations |
| Appendix C - Applicant Legal Advice |
| Appendix D - IP Strategic Planning Referral |

| Architectural Plans prepared by: EJE Architecture; Project Number. 9861 | | | |
|---|----------------|-------|-----------|
| Name of Plan | Drawing Number | Issue | Date |
| Existing Site Plan | A003 | B | 11-4-2014 |
| Proposed Context Plan | A100 | B | 11-4-2014 |
| Proposed Site Plan | A101 | B | 11-4-2014 |
| Proposed Site Staging Plan | A200 | B | 11-4-2014 |
| Overall Site Elevations/Sections | A400 | B | 11-4-2014 |
| Site Elevations 1 | A401 | B | 11-4-2014 |
| Site Elevations 2 | A402 | B | 11-4-2014 |
| Site Sections | A406 | B | 11-4-2014 |
| Dwelling Type 'A' Villa Plan/Elevations | A500 | C | 14-5-2014 |
| Dwelling Type 'B' Villa Plan/Elevations | A501 | C | 14-5-2014 |
| Dwelling Type 'C' Villa Plan/Elevations | A502 | C | 14-5-2014 |
| Dwelling Type 'D' Villa Plan/Elevations | A503 | C | 14-5-2014 |
| Dwelling Type 'E' Villa Plan/Elevations | A504 | C | 14-5-2014 |
| Dwelling Type 'F' Villa Plan/Elevations | A505 | C | 14-5-2014 |
| Dwelling Type 'G' Villa Plan/Elevations | A506 | C | 14-5-2014 |
| Dwelling Type 'G2' Villa Plan/Elevations | A507 | C | 14-5-2014 |
| Apartment Ground Plan | A600 | B | 11-4-2014 |
| Apartment Level 1 Plan | A601 | B | 11-4-2014 |

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|----------------------------------|------|---|------------|
| Apartment Basement Plan | A602 | C | 14-5-2014 |
| Apartment Elevations | A603 | B | 11-4-2014 |
| Apartment Sections | A604 | B | 11-4-2014 |
| Apartment Materials and Finishes | A610 | B | 11-4-2014 |
| Rec Centre Plans | A700 | B | 11-4-2014 |
| Rec Centre Elevations | A701 | B | 11-4-2014 |
| Rec Centre Sections | A702 | B | 11-4-2014 |
| Temporary Rec Centre Plans | A705 | A | 11-12-2013 |
| Impressions of Proposal | A800 | B | 11-4-2014 |

| Landscape Plans prepared by: Terras Landscape Architects; Project Number. 9861.5 | | | |
|--|-----------------------|--------------|-------------|
| Name of Plan | Drawing Number | Issue | Date |
| Landscape Design Report | 01 | E | 3-6-2014 |
| Landscape Design Report | 02 | E | 3-6-2014 |
| Existing Site Tree Plan | 06 | E | 3-6-2014 |
| Landscape Masterplan | 07 | E | 3-6-2014 |
| Entry Concept Detail | 08 | E | 3-6-2014 |
| Typical Residential Garden | 09 | E | 3-6-2014 |
| Typical Apartment Garden | 10 | E | 3-6-2014 |
| Communal Areas Detail | 11 | E | 3-6-2014 |
| Communal Areas Detail 2 | 12 | E | 3-6-2014 |
| Landscape Section Detail 1+2 | 13 | E | 3-6-2014 |
| Landscape Section Detail 3+4 | 14 | E | 3-6-2014 |
| Landscape Section Detail 5+6 | 15 | E | 3-6-2014 |

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| Landscape Section Detail 7+8 | 16 | E | 3-6-2014 |
| Proposed Fencing Plan | 17 | E | 5-6-2014 |
| Common Area Plant Schedules | 18 | E | 3-6-2014 |
| Residential Plant Schedules | 19 | E | 3-6-2014 |
| Materials and Components | 20 | E | 3-6-2014 |

| Stormwater and Concept Civil Plans prepared by: Northrop; Project Number. NL130193 | | | |
|--|-----------------------|--------------|-------------|
| Name of Plan | Drawing Number | Issue | Date |
| Concept Soil and Water Management Plan – Sheet 1 | C01DA | B | 5-6-2014 |
| Concept Soil and Water Management Plan – Sheet 2 | C02DA | B | 5-6-2014 |
| Concept Soil and Water Management Plan – Sheet 3 | C03DA | B | 5-6-2014 |
| Concept Stormwater Management Plan Overall Plan | C04DA | B | 5-6-2014 |
| Concept Stormwater Management Plan Inset A | C05DA | C | 5-6-2014 |
| Concept Stormwater Management Plan Inset B | C06DA | C | 5-6-2014 |
| Concept Stormwater Management Plan Inset C | C07DA | C | 5-6-2014 |
| Civil Details Sheet 1 | C08DA | C | 5-6-2014 |
| Civil Details Sheet 2 | C09DA | B | 5-6-2014 |
| Civil Details Sheet 3 | C10DA | C | 5-6-2014 |
| Bus Stop Inset Plan | C20DA | B | 5-6-2014 |
| Detail Plan Inset D | C30DA | A | 5-6-2014 |

| Documents | Reference | Author | Date |
|--|---------------------------------|---|-----------------|
| Statement of Environmental Effects | 12260 | Coastplan Group | December 2013 |
| Visual Impact Assessment | 9861.5 – Issue C | Terras Landscape Architects | 11 April 2014 |
| SEPP 65 Design Quality Report | 9861-DA-SEPP65 Report | EJE Architecture | January 2014 |
| Targeted Soil Investigation | ContamReports | Pacific Environmental | 19 May 2010 |
| Social Impact Assessment | 40-48 Burton Road, Mount Hutton | Stan Manning & Associates and Coastplan Group | December 2013 |
| Support Services Statement | 12260 | Stan Manning & Associates | December 2013 |
| Disability Access Report | Hallidays Shores | Lindsay Perry | 3 December 2013 |
| Crime Prevention through Environmental Design Assessment | 12260 | Coastplan Group | December 2013 |
| Traffic Assessment Report | 40-48 Burton Road, Mount Hutton | BJ Bradley & Associates | 31 October 2013 |
| Flora and Fauna Assessment | 25461 | RPS Australia East Pty Ltd | October 2013 |
| Arborist Report | 9861.5 - Issue B | Terras Landscape Architects | 2 June 2014 |
| Tree Assessment Report – Neighbouring Trees | 9961.5 – Issue A | Terras Landscape Architects | 11 April 2014 |
| Acoustic Report | 13844-4952 | Spectrum Acoustics | October 2013 |
| Flood Modelling Investigation | NL130193 – Issue B | Northrop | 11 April 2014 |
| Stormwater Management and Servicing Strategy Design Report | NL130193 – Issue E | Northrop | 11 April 2014 |
| Additional Information Submitted | Referral Responses | Coastplan Group | 14 April 2014 |
| Additional Information Submitted | 12260 | Coastplan Group | 4 June 2014 |

