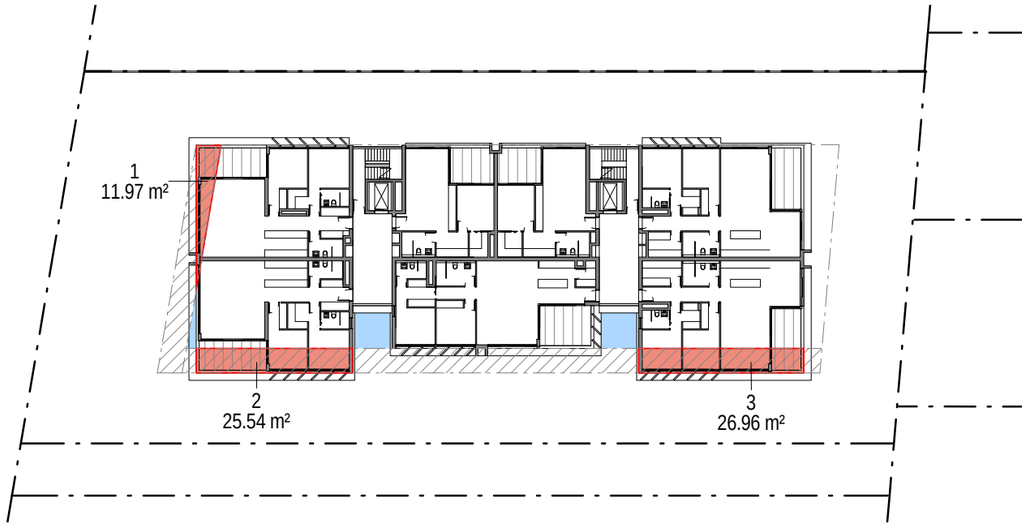
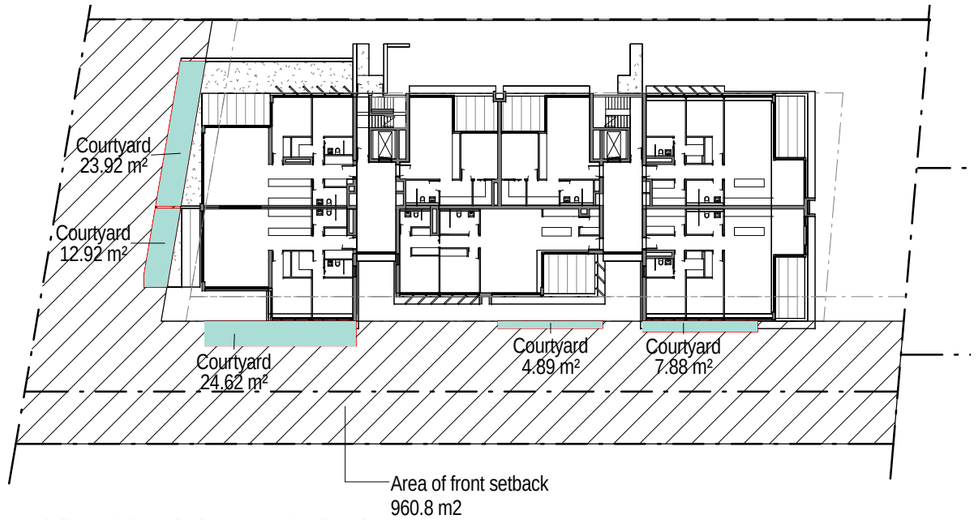



1 Setback Zone

Scale 1 : 500

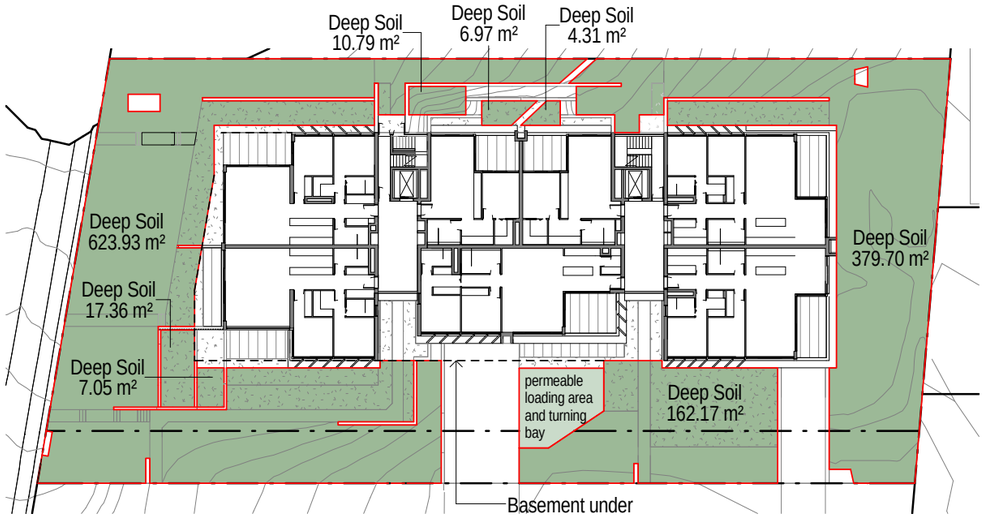
| | |
|---|---|
| SETBACK ZONE AREA | 141.42 m² |
| BUILT UPON AREA IN SETBACK ZONE | 64.47 m² |
| PERMISSABLE MAX % | 40.00% |
| ACHIEVED % | 45.58% |
| AREA UNBUILT ON BEHIND SETBACK AS % OF SETBACK ZONE AREA | 13.22% |




2 Ground floor C/yards in Front Setback

Scale 1 : 500

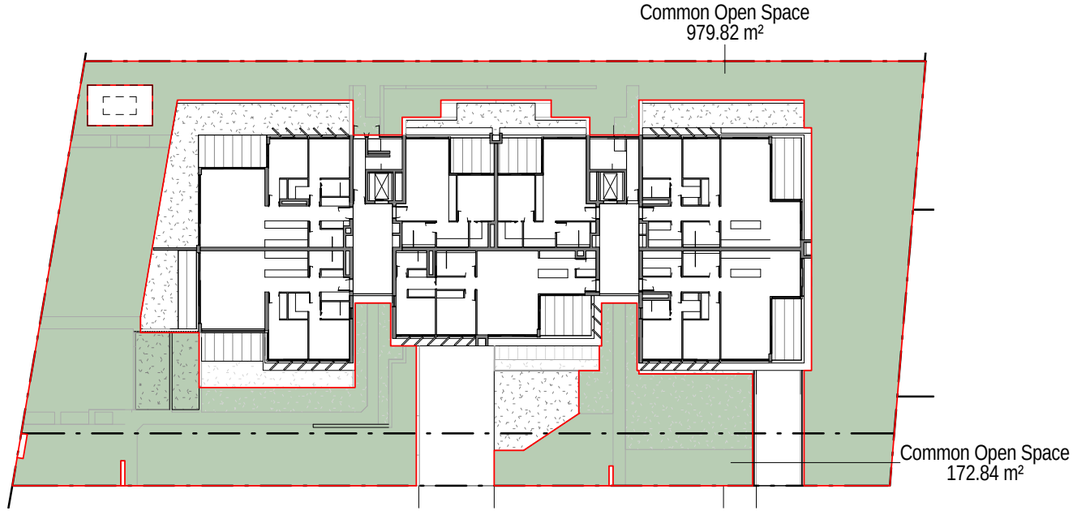
| | |
|---|---|
| AREA OF FRONT SETBACK | 960.8 m² |
| GROUND FLOOR COURTYARDS | 74.23 m² |
| PERMISSABLE MAX% | 15.0% |
| ACHIEVED % | 7.73% |




4 Deep Soil

Scale 1 : 500

| | |
|---|---|
| DEEP SOIL | 1250.38m² |
| SITE AREA | 2424.5m² |
| REQUIRED % | 50.00% |
| ACHIEVED % | 51.57% |
| (Excluding permeable paving) | 1212.28m² (50.00%) |




3 Common Open Space

Scale 1 : 500

| | |
|---|---|
| COMMON OPEN SPACE | 1152.66m² |
| SITE AREA | 2424.5m² |
| REQUIRED % | 30.00% |
| ACHIEVED % | 47.54% |
| REQUIRED NO. OF TALL TREES | 9 |
| ACHIEVED NO. OF TALL TREES | 16 |


Tzannes Associates ARCHITECTURE URBAN DESIGN
63 Myrtle Street
Chippendale NSW 2008
Sydney Australia
T +61 2 9319 3744
F +61 2 9698 1170
tzannes@tzannes.com.au


Gordon Apartments

Jason Jiang, Australia Wenzhou Group

28-32 Dumaresq St
Gordon NSW 2072

| Setback Zones, Deep Soil, Common Open Space | DRAWING | DATE | REVISION |
|---|---|---|---|
| | 6806 | 21/11/12 | F |