

93-105 AUBURN ROAD REVISED DA - ADDITIONAL INFORMATION

FOR BROADVIEW GROUP Pty Ltd
13TH NOVEMBER 2014

DA DRAWING LIST				
DRAWING NUMBER	DRAWING NAME	REVISION	REVISION DESCRIPTION	DATE
A000 GENERAL				
DA 0.00	COVER SHEET	C	REVISED DESIGN	17/12/14
A100 PLANS				
DA 1.01	GROUND FLOOR PLAN	E	REVISED DESIGN	17/12/14
DA 1.06	TYPICAL PODIUM FLOOR PLAN	D	REVISED DESIGN	17/12/14
DA 1.07	TYPICAL TOWER FLOOR PLAN	D	REVISED DESIGN	17/12/14
DA 1.11	TYPICAL TOWER B FLOOR PLAN	C	REVISED DESIGN	17/12/14
A200 ELEVATIONS				
DA 2.01	NORTH ELEVATION	D	REVISED DESIGN	17/12/14
DA 2.03	EAST WEST ELEVATIONS	D	REVISED DESIGN	17/12/14
DA 2.04	EAST WEST ELEVATIONS	C	REVISED DESIGN	17/12/14
A400 SHADOW DIAGRAMS				
DA 4.02	SHADOW DIAGRAMS	C	REVISED DESIGN	17/12/14
DA 4.03	SHADOW DIAGRAMS	C	REVISED DESIGN	17/12/14
DA 4.04	SHADOW DIAGRAMS	C	REVISED DESIGN	17/12/14
A500 MISCELLANEOUS				
DA 5.01	PERSPECTIVES	C	REVISED DESIGN	17/12/14

RESIDENTIAL DEVELOPMENT 93 - 105 AUBURN ROAD, AUBURN

STORAGE SCHEDULE

LEVEL	LOCATION	UNIT TYPE	Area (m ²)	Amount in m ³	Total
B4				784.1	
B3				480.1	
B2				434.8	
B1				0.0	
G	TOWER B	ACC 2 BED	84	2.1	12.8 m ³
		ACC 2 BED	84	2.1	
		2 BED	83	3.8	
		2 BED	80	3.0	
		1 BED	52	1.9	
1 - 4	TOWER B	3 BED	98	4.4	114.0 m ³
		1 BED	57	1.6	
		1 BED	54	2.3	
		1 BED	56	1.8	
		1 BED	57	1.6	
		2 BED	86	2.9	
		2 BED	83	2.6	
		2 BED	83	2.6	
		1 BED	52	1.9	
		2 BED	80	3.0	
		ACC 2 BED	83	3.8	
	TOWER A	2 BED	79	3.2	95.4 m ³
		2 BED	83	2.6	
		1 BED	52	1.9	
		2 BED	83	2.6	
		1 BED	60	2.8	
		ACC 1 BED	72	2.6	
		1 BED	62	2.5	
		ACC 1 BED	72	2.6	
		1 BED	70	3.0	
5 - 13	TOWER B	2 BED	87	3.7	229.0 m ³
		1 BED	59	2.0	
		1 BED	56	1.8	
		1 BED	57	1.6	
		2 BED	88	2.9	
		2 BED	80	2.2	
		2 BED	83	2.6	
		1 BED	52	1.9	
		2 BED	80	3.0	
		ACC 2 BED	81	3.8	
	TOWER A	2 BED	79	3.9	176.4 m ³
		2 BED	83	2.6	
		1 BED	52	1.9	
		2 BED	83	2.6	
		3 BED	105	6.8	
		2 BED	83	1.8	
STORAGE SPACE WITHIN APARTMENTS				627.7 m ³	
STORAGE SPACE ALLOCATED IN BASEMENTS				1699.0 m ³	
TOTAL STORAGE SPACE PROVIDED				2326.7 m ³	

STORAGE REQUIREMENTS

Unit Type	m ²	No of Apartments	Storage required
1 BED	8	90	540
2 BED	8	126	1008
3 BED	10	13	130
TOTAL		229	1678

RETAIL
TOWER A
TOWER B

13044 AUBURN ROAD - REVISED DA DEVELOPMENT DATA

Revision C - 13/11/2014

Level	Tower A GFA	Tower B GFA	TOTAL (m ²)
B	additional 26 carparking spaces		358
G	783	343	1126
1	469	469	938
2	723	858	1581
3	723	858	1581
4	723	858	1581
5	542	712	1254
6	542	712	1254
7	542	712	1254
8	542	712	1254
9	542	712	1254
10	542	712	1254
11	542	712	1254
12	542	712	1254
13	542	712	1254
TOTAL	7770	10309	19561

FSR CALCULATION

Site area	4949 m ²
Open Space	1690 m ²
Communal Open Space	1230 m ²
GFA	19561 m ²
FSR	4.03 :1

PARKING REQUIREMENTS

1 Bed = 1 space per unit	91
2 Bed = 1 space per unit	126
3 Bed = 2 spaces per unit	26
Visitors = 1 space per 0.2 unit	44
Retail = 1 space per 40m ²	28
TOTAL REQUIRED	305

APARTMENT SCHEDULE

Level	TOWER A			TOWER B			TOTAL
	1 BED	2 BED	3 BED	1 BED	2 BED	3 BED	
G	0	0	0	1	4	0	5
1	6	3	0	5	5	1	20
2	6	3	0	5	5	1	20
3	6	3	0	5	5	1	20
4	6	3	0	5	5	1	20
5	1	4	1	3	6	0	15
6	1	4	1	3	6	0	15
7	1	4	1	3	6	0	15
8	1	4	1	3	6	0	15
9	1	4	1	3	6	0	15
10	1	4	1	3	6	0	15
11	1	4	1	3	6	0	15
12	1	4	1	3	6	0	15
13	1	4	1	3	6	0	15
TOTAL	33	48	9	48	78	4	220

ADAPTABLE UNITS

Level	TOWER A	TOWER B
G	0	2
1	3	1
2	3	1
3	3	1
4	3	1
5	0	1
6	0	1
7	0	1
8	0	1
9	0	1
10	0	1
11	0	1
12	0	1
13	0	1
TOTAL	12	15

ESD ANALYSIS

Level	CROSS VENTILATION		SOLAR		SINGLE ASPECT	
	FACIUS SOUTH	EXCEEDING MIN DEPTH	FACIUS SOUTH	EXCEEDING MIN DEPTH	FACIUS SOUTH	EXCEEDING MIN DEPTH
G	2	3	1	0		
1	11	13	2	3		
2	11	13	2	3		
3	11	13	2	3		
4	11	13	2	3		
5	9	11	2	0		
6	9	11	2	0		
7	9	11	2	0		
8	9	11	2	0		
9	9	11	2	0		
10	9	11	2	0		
11	9	11	2	0		
12	9	11	2	0		
13	15	11	0	0		
TOTAL	133	154	25	12		
	60.5%	70.0%	11.4%	5.5%		

UNIT MIX

Type	Total	%
1 BED	81	36.8%
2 BED	126	57.3%
3 BED	13	5.9%
ADAPTABLE	27	12.3%

PROPOSED PARKING

Basement Level 1	71
Basement Level 2	105
Basement Level 3	104
Basement Level 4	51
TOTAL	331

Note Parking Spaces Include:
27 Disabled (allocated to adaptable units)
54 Visitor (10 additional spaces provided)
2 Disabled Visitor
27 Retail
1 Disabled Retail
3 Loading Bays

An additional 20 car parking spaces have been provided for visitors.
An additional 8 car parking spaces have been provided for residential use.
Note: These 26 additional car parking spaces have been included in GFA calculations

CAR PARKING
NUMBERS ADJUSTED



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REV	DATE	DESCRIPTION	BY
A	06/12/13	DA ISSUE	SJ
B	13/11/14	ADDITIONAL INFORMATION ADDED	KSD
C	17/12/14	REVISED DESIGN	GG

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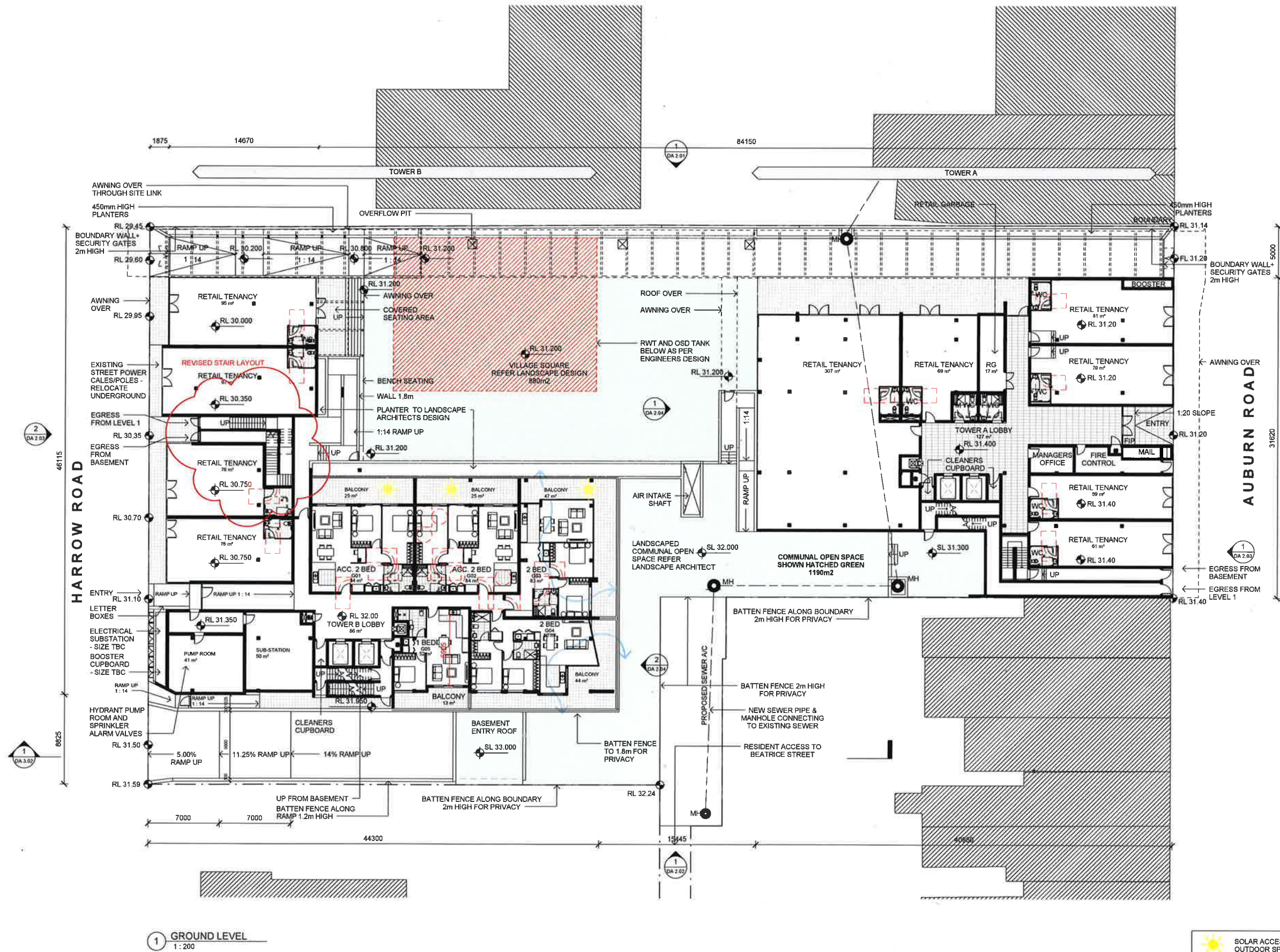
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DRAWING TITLE
COVER SHEET

PROJECT
RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN

SCALE @ A1 NTS	DATE 17/12/14	DRAWN SJ	CHECKED SD
JOB 13044	DRAWING DA 0.00	REVISION C	



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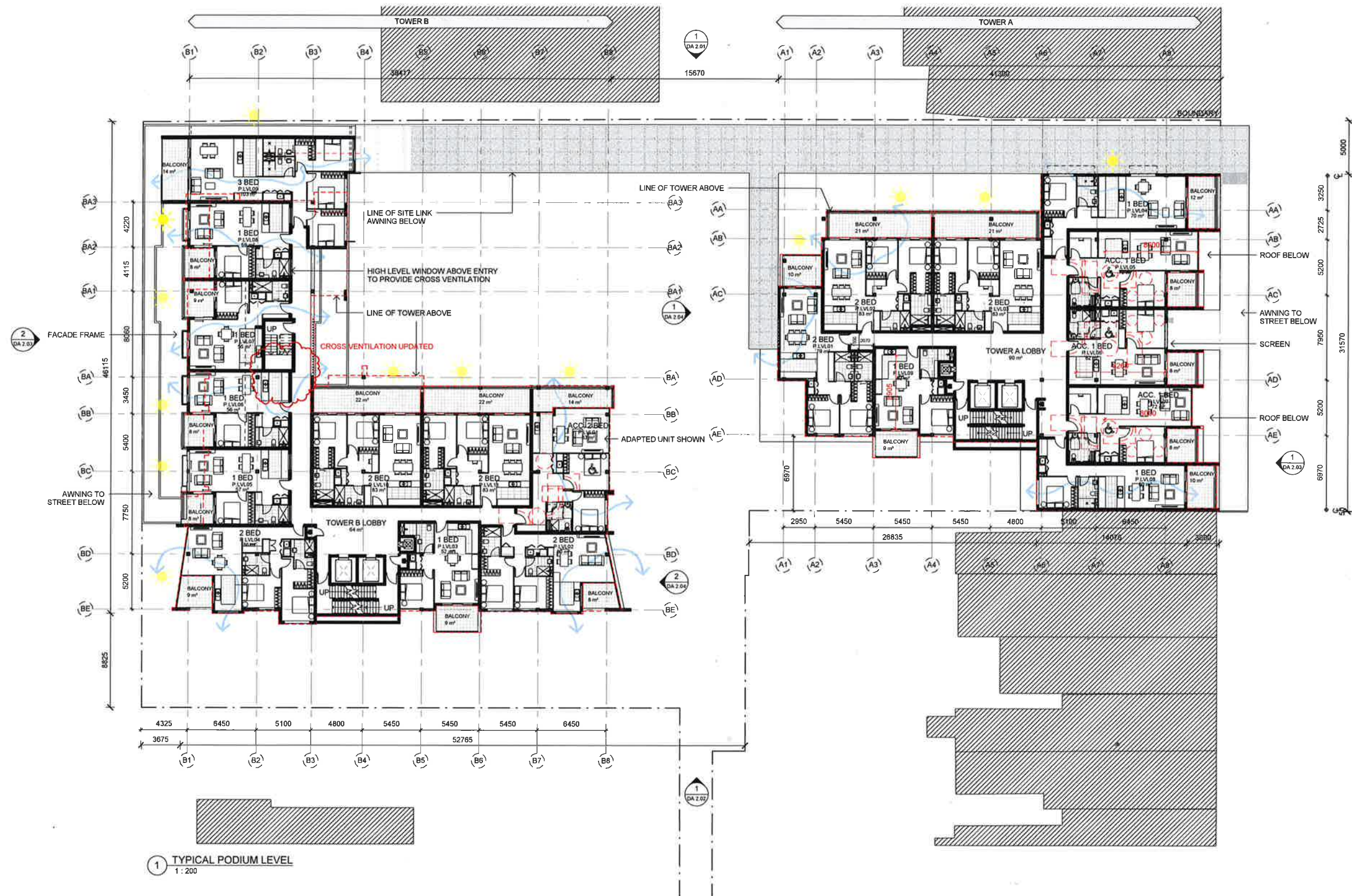


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PROJECT
**RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN**

DRAWING TITLE
GROUND FLOOR PLAN

SCALE @ A1	DATE	DRAWN	CHECKED
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JOB	DRAWING	REVISION	
13044	DA 1.01	E	

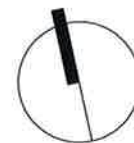


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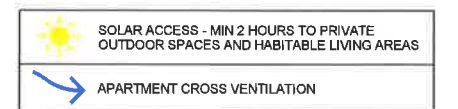
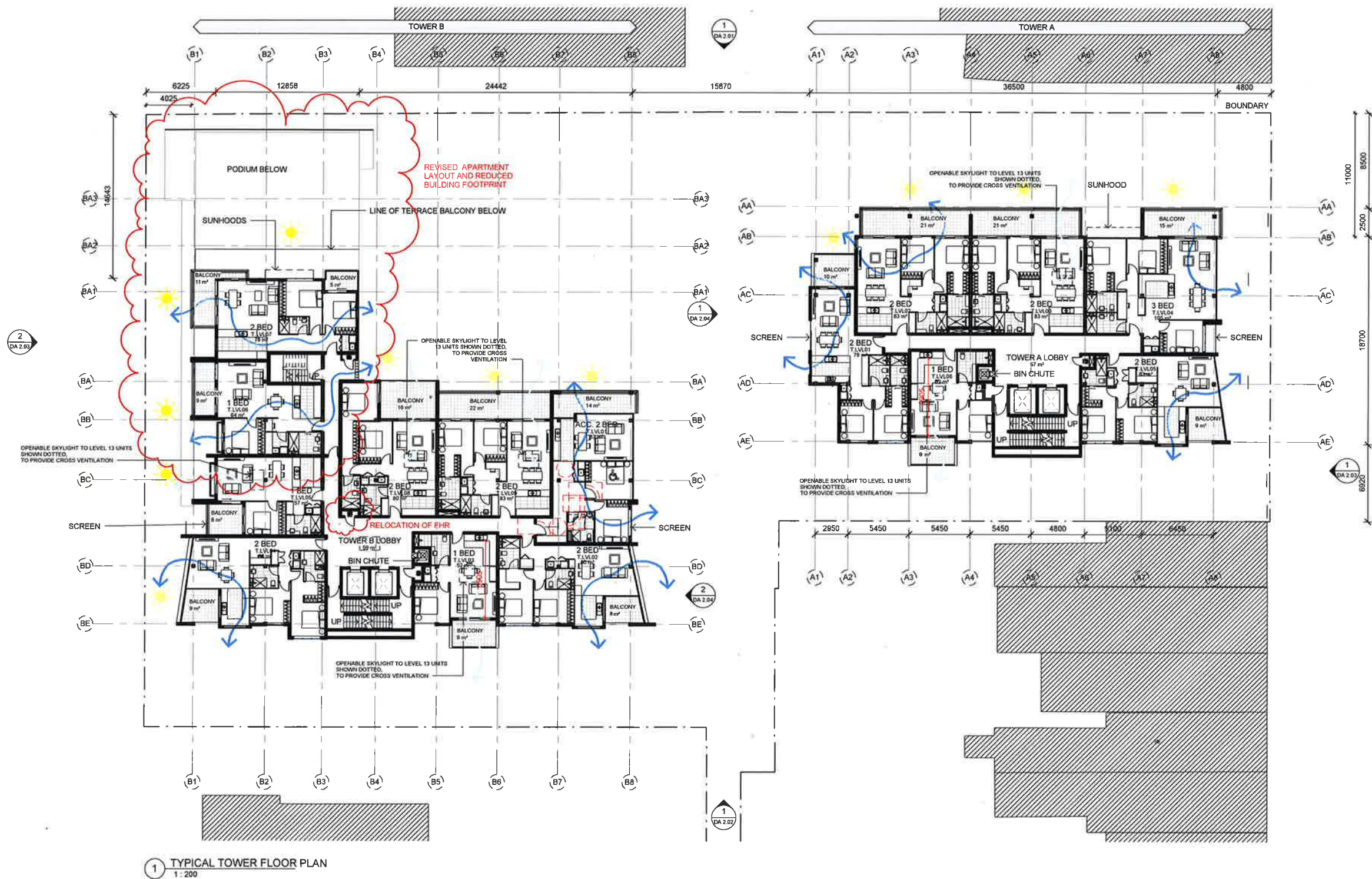


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PROJECT
RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN

DRAWING TITLE
TYPICAL PODIUM FLOOR PLAN

SCALE @ A1	DATE	DRAWN	CHECKED
1 : 200	17/12/14	FC	SD
JOB	DRAWING	REVISION	
13044	DA 1.06	D	



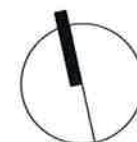
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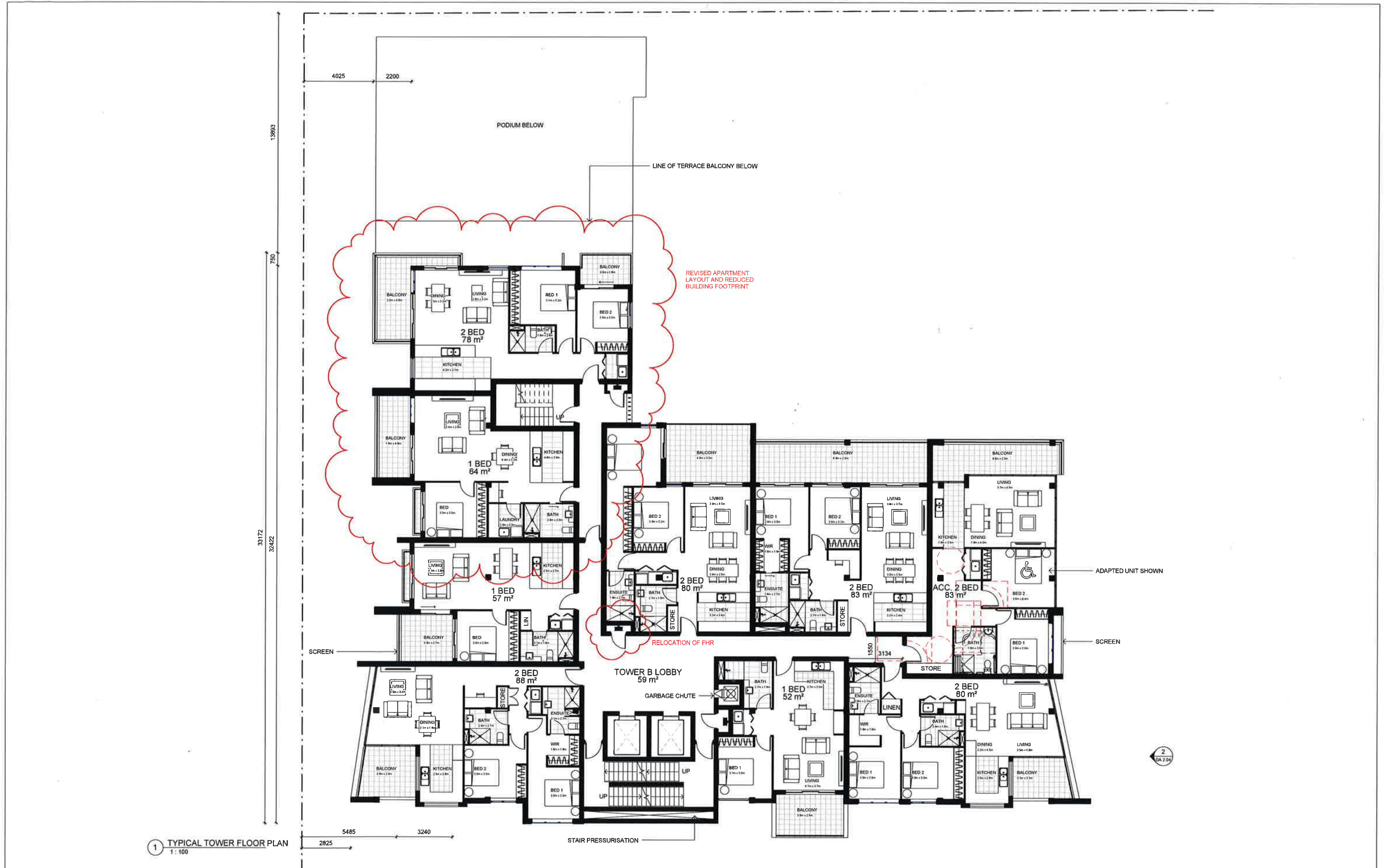


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PROJECT
RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN

DRAWING TITLE
TYPICAL TOWER FLOOR PLAN

SCALE @ A1 1 : 200	DATE 17/12/14	DRAWN FC	CHECKED SD
JOB 13044	DRAWING DA 1.07	REVISION D	



1 TYPICAL TOWER FLOOR PLAN
1 : 100

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	A	06/12/13	DA ISSUE	S/J KSD CG			BROADVIEW GROUP Pty Ltd		TYPICAL TOWER B FLOOR PLAN			
	B	10/09/14	REVISED DA (REFER TO CLOUDS FOR AMENDMENTS)									
	C	17/1/14	REVISED DESIGN				PROJECT	SCALE @ A1	DATE	DRAWN	CHECKED	
							RESIDENTIAL DEVELOPMENT	1 : 100	17/12/14	FC	SD	
							93-105 AUBURN ROAD, AUBURN	JOB	DRAWING		REVISION	
								13044	DA 1.11		C	

DA

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EXTERIOR FINISHES SCHEDULE	
FINISH CODE	DESCRIPTION
BAL1	SOLID BALUSTRADE
BAL2	GLASS BALUSTRADE
FIN1	SELECTED 'WHITE' PAINT FINISH
FIN2	SELECTED 'LIGHT GREY' PAINT FINISH
FIN3	SELECTED 'CHARCOAL' PAINT FINISH
FIN4	SELECTED 'BRONZE' PAINT FINISH
GL2	COLOURED CURTAIN WALL GLAZING SYSTEM
SH1	POWDERCOATED ALUMINIUM SUNHOOD



1 NORTH ELEVATION - TOWER A + B
1 : 200

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RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN

DRAWING TITLE
NORTH ELEVATION

SCALE @ A1	DATE	DRAWN	CHECKED
1 : 200	17/12/14	FC	SD
JOB 13044	DRAWING DA 2.01		REVISION D

EXTERIOR FINISHES SCHEDULE	
FINISH CODE	DESCRIPTION
BAL1	SOLID BALUSTRADE
BAL2	GLASS BALUSTRADE
FIN1	SELECTED 'WHITE' PAINT FINISH
FIN2	SELECTED 'LIGHT GREY' PAINT FINISH
FIN3	SELECTED 'CHARCOAL' PAINT FINISH
GL1	CURTAIN WALL GLAZING SYSTEM
GL2	COLOURED CURTAIN WALL GLAZING SYSTEM
MS1	PERFORATED 'BRONZE' METAL SCREENING



1 AUBURN ROAD ELEVATION
1 : 200



2 HARROW ROAD ELEVATION
1 : 200

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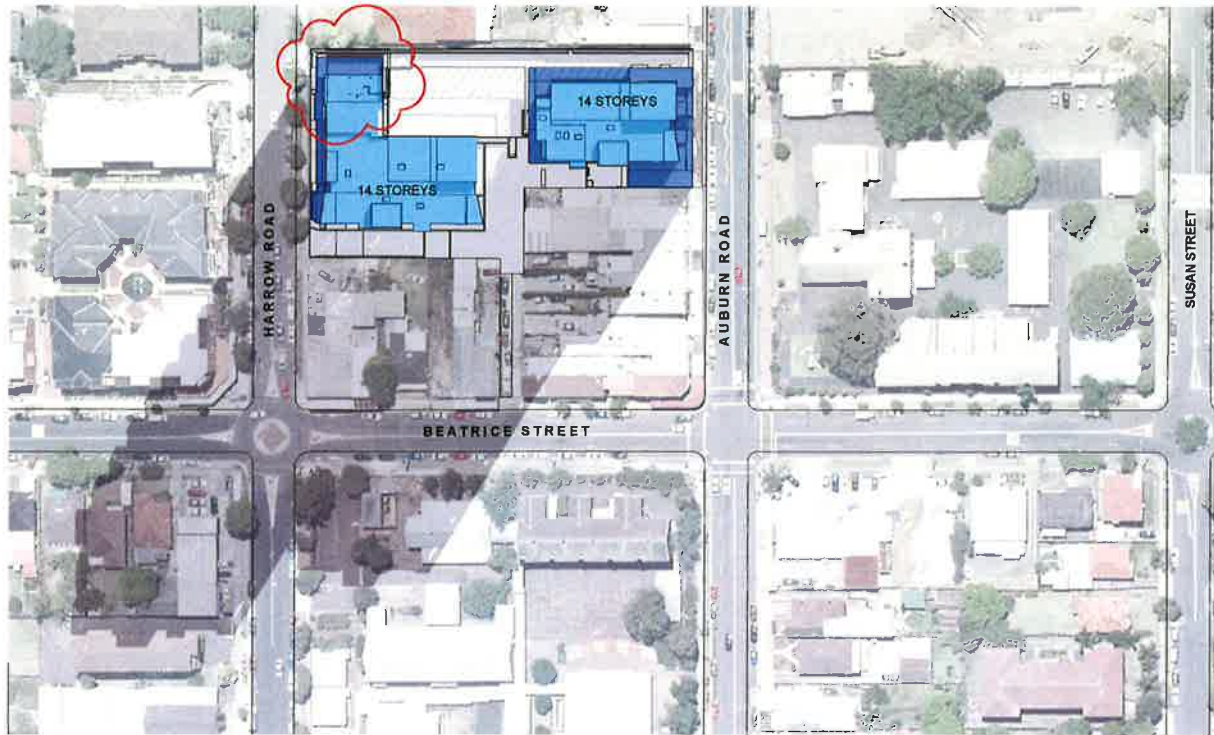
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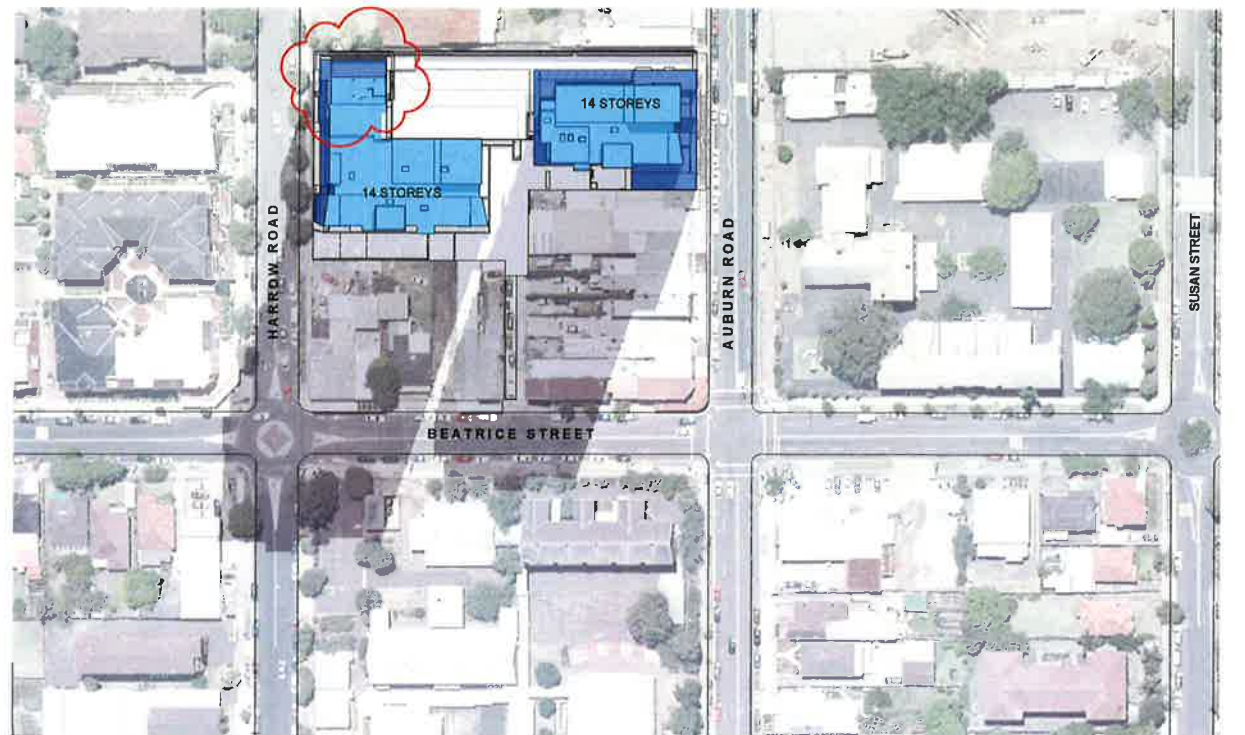
PROJECT
RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN

DRAWING TITLE
EAST WEST ELEVATIONS

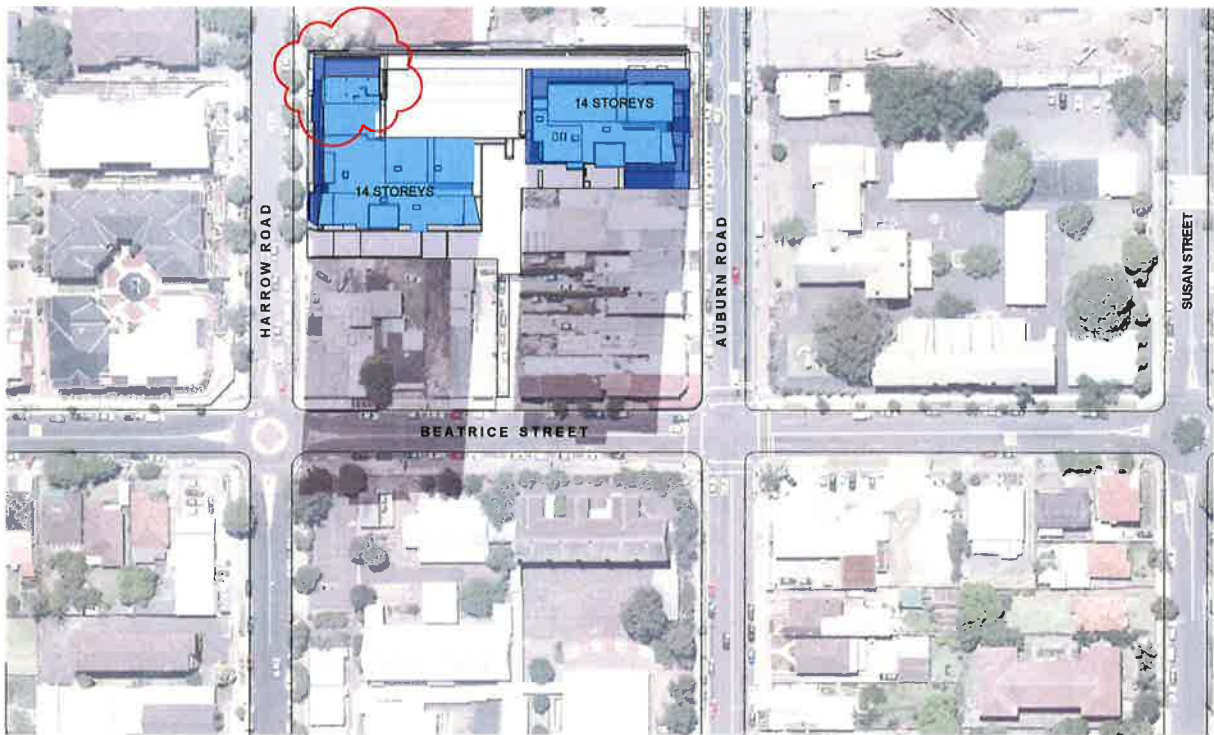
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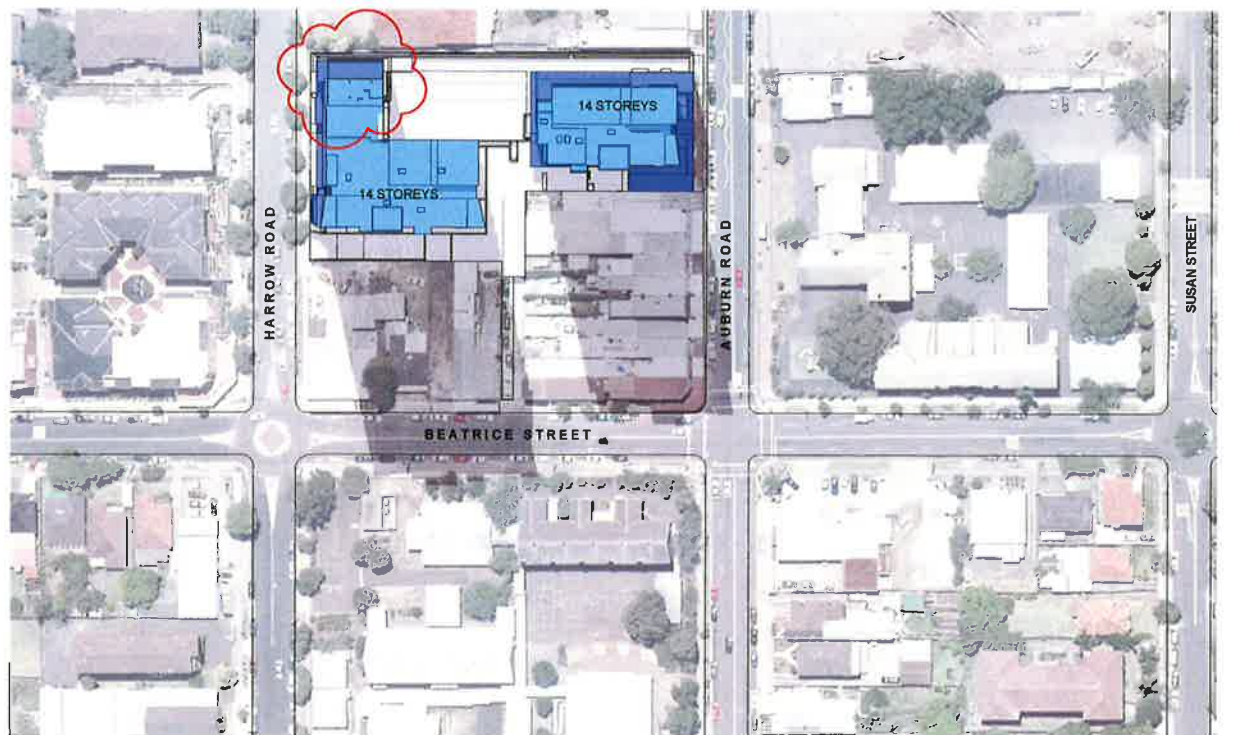
1 SUN STUDY - 21ST JUNE 9AM
1 : 1000



2 SUN STUDY - 21ST JUNE 10AM
1 : 1000



3 SUN STUDY - 21ST JUNE 11AM
1 : 1000



4 SUN STUDY - 21ST JUNE 12PM
1 : 1000

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PROJECT
**RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN**

DRAWING TITLE
**SHADOW DIAGRAMS
21ST JUNE WINTER SOLSTICE**

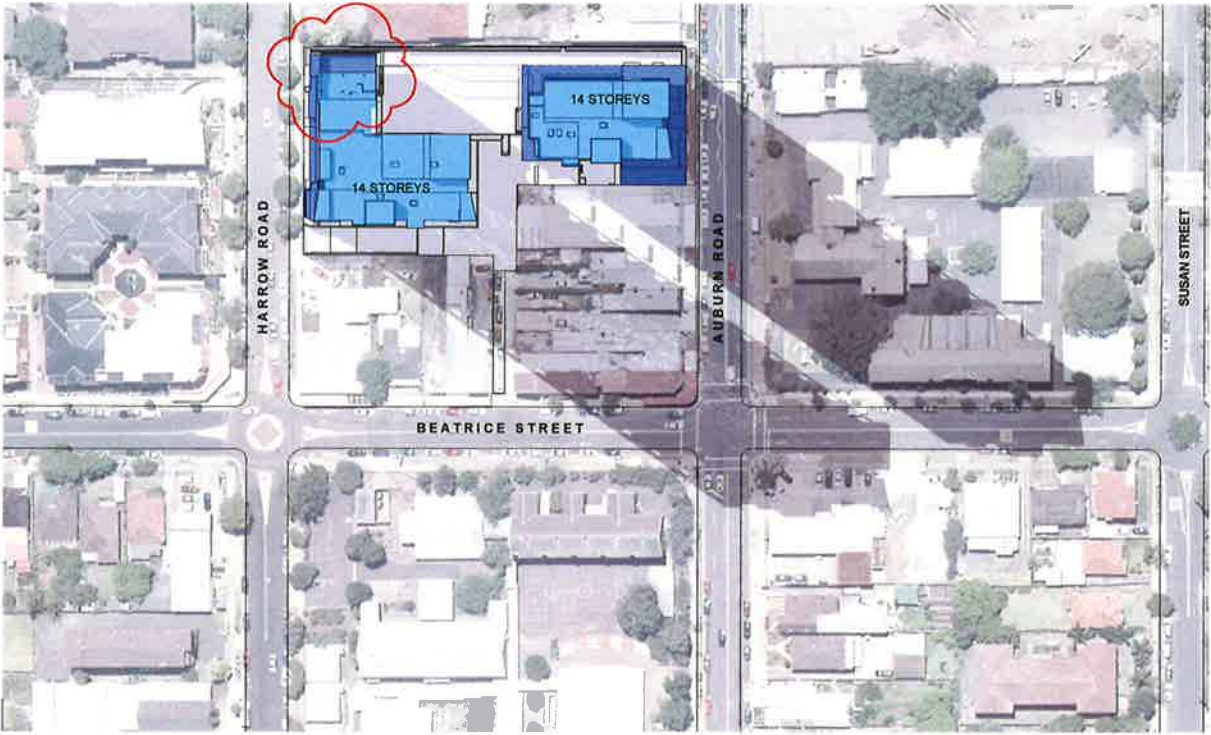
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1 : 1000	17/12/14	FC	SD
JOB	DRAWING	REVISION	
13044	DA 4.01	C	



1 SUN STUDY - 21ST JUNE 1PM
1 : 1000



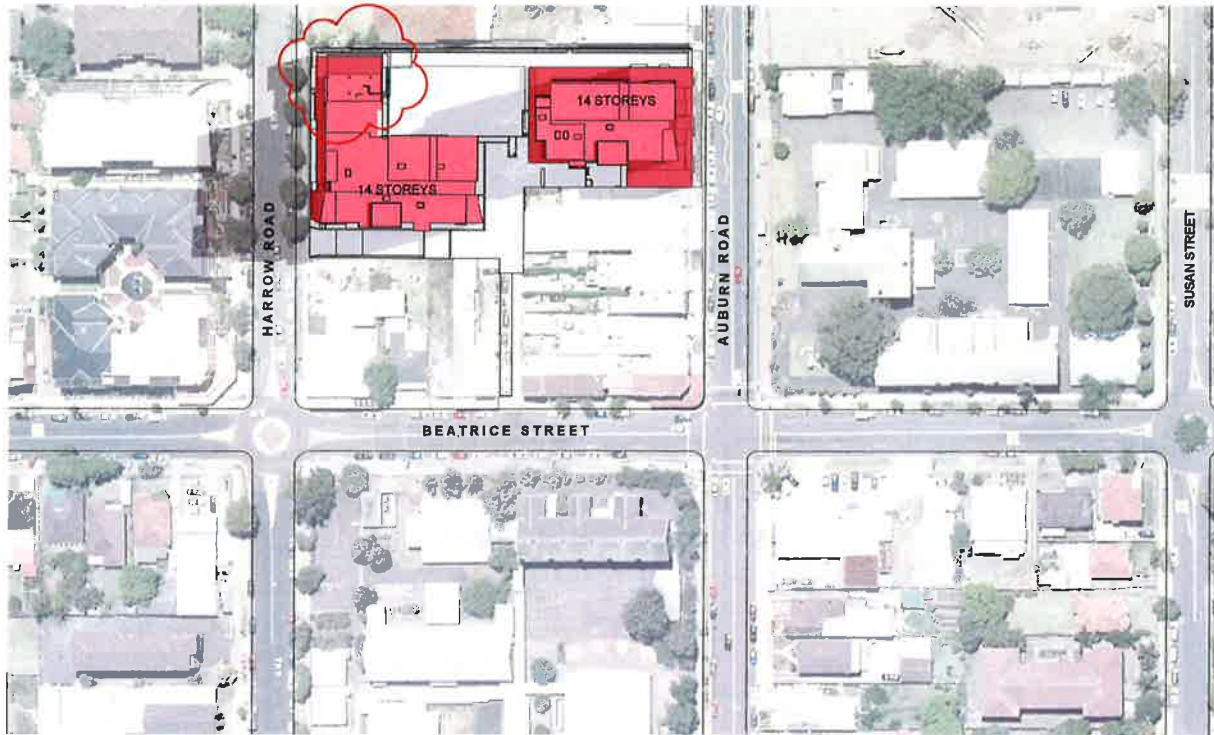
2 SUN STUDY - 21ST JUNE 2PM
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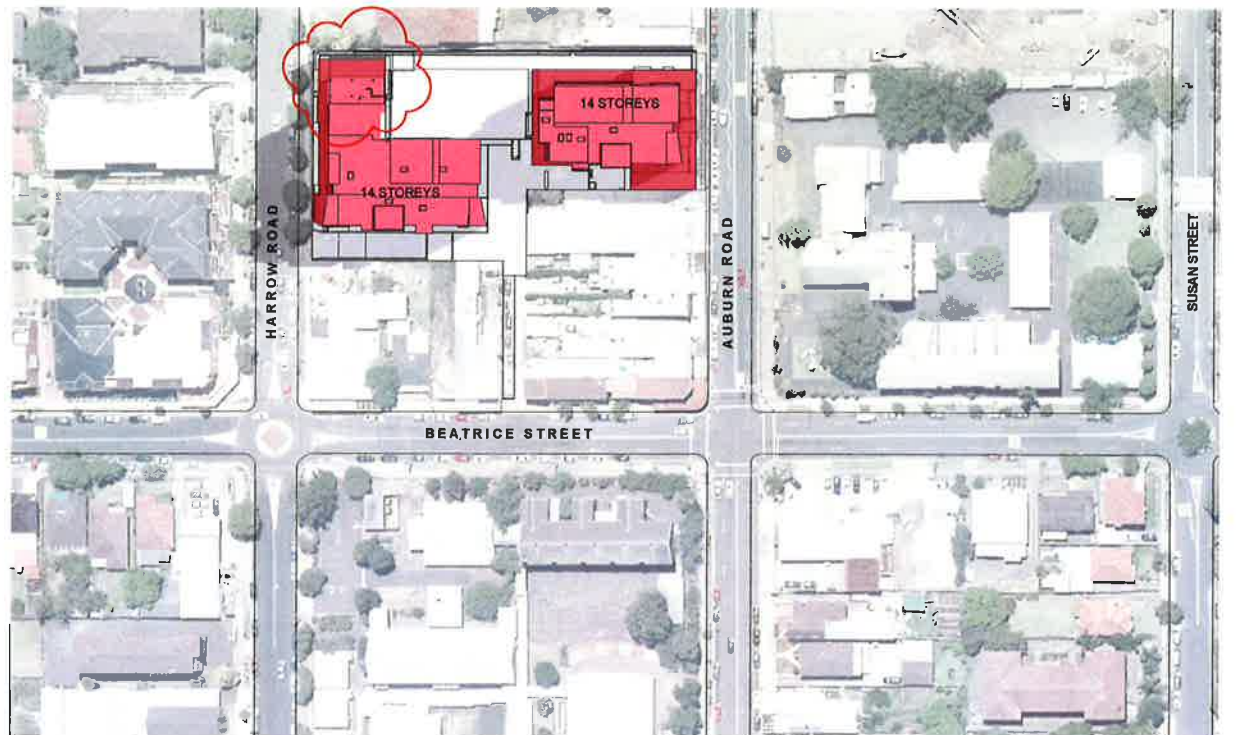
3 SUN STUDY - 21ST JUNE 3PM
1 : 1000

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	A	06/12/13	DA ISSUE	SJ			BROADVIEW GROUP Pty Ltd		SHADOW DIAGRAMS			
	B	10/09/14	REVISED DA (REFER TO CLOUDS FOR AMENDMENTS)	KSD			RESIDENTIAL DEVELOPMENT 93-105 AUBURN ROAD, AUBURN		SCALE @ A1	DATE	DRAWN	CHECKED
	C	17/12/14	REVISED DESIGN	CG					1 : 1000	17/12/14	FC	SD
							JOB	DRAWING	REVISION			
							13044	DA 4.02	C			

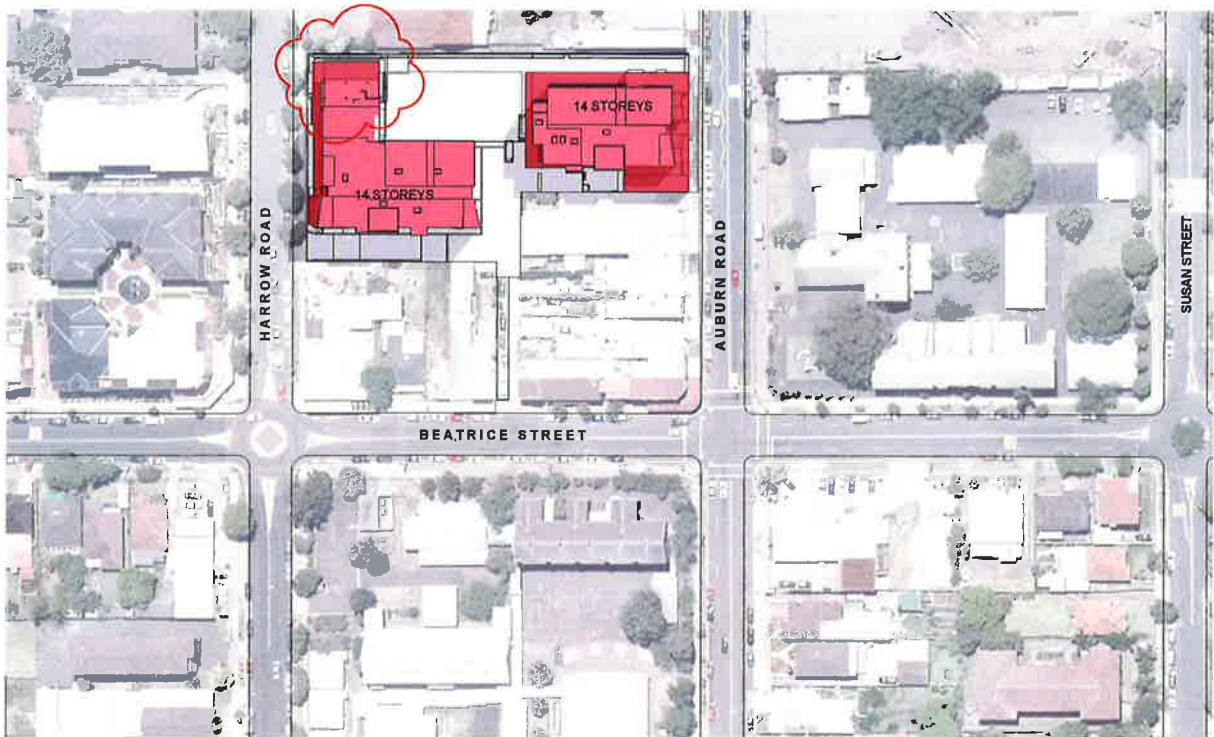
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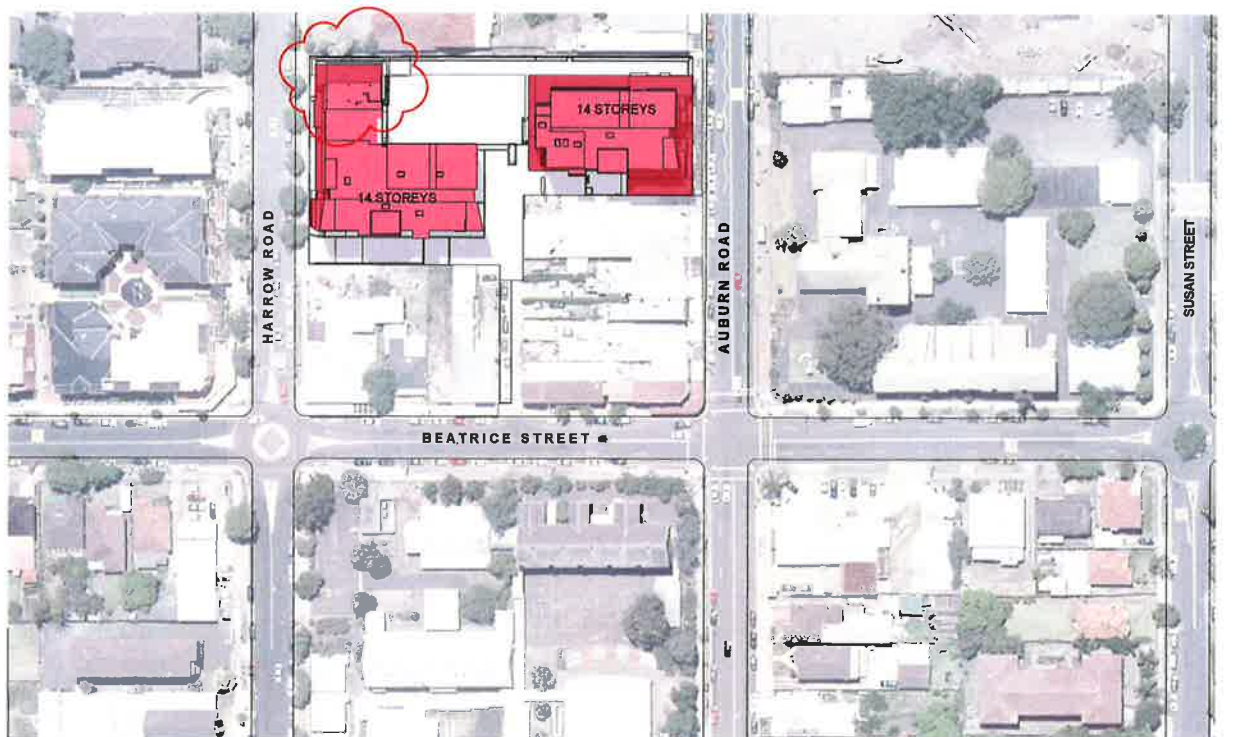
1 SUN STUDY - 21ST DEC 9AM
1 : 1000



2 SUN STUDY - 21ST DEC 10AM
1 : 1000



3 SUN STUDY - 21ST DEC 11AM
1 : 1000



4 SUN STUDY - 21ST DEC 12PM
1 : 1000

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C	17/12/14	REVISED DESIGN

BY
SJ
KSD
CG

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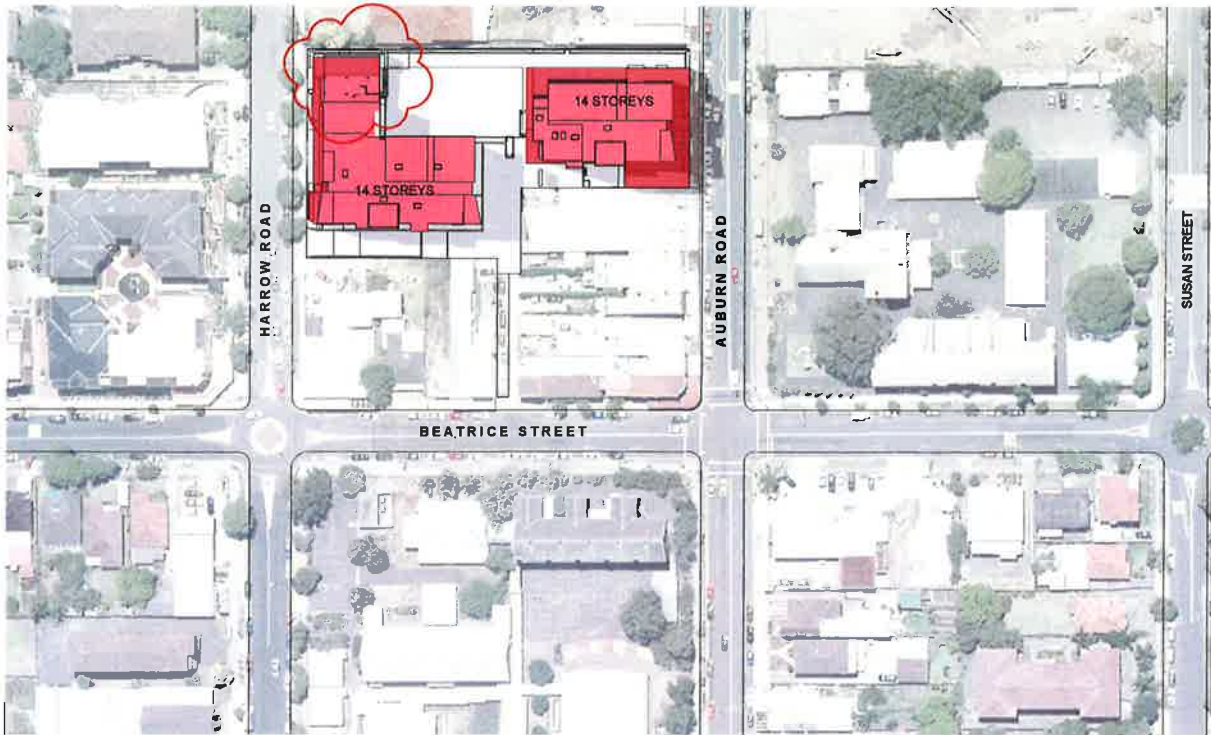


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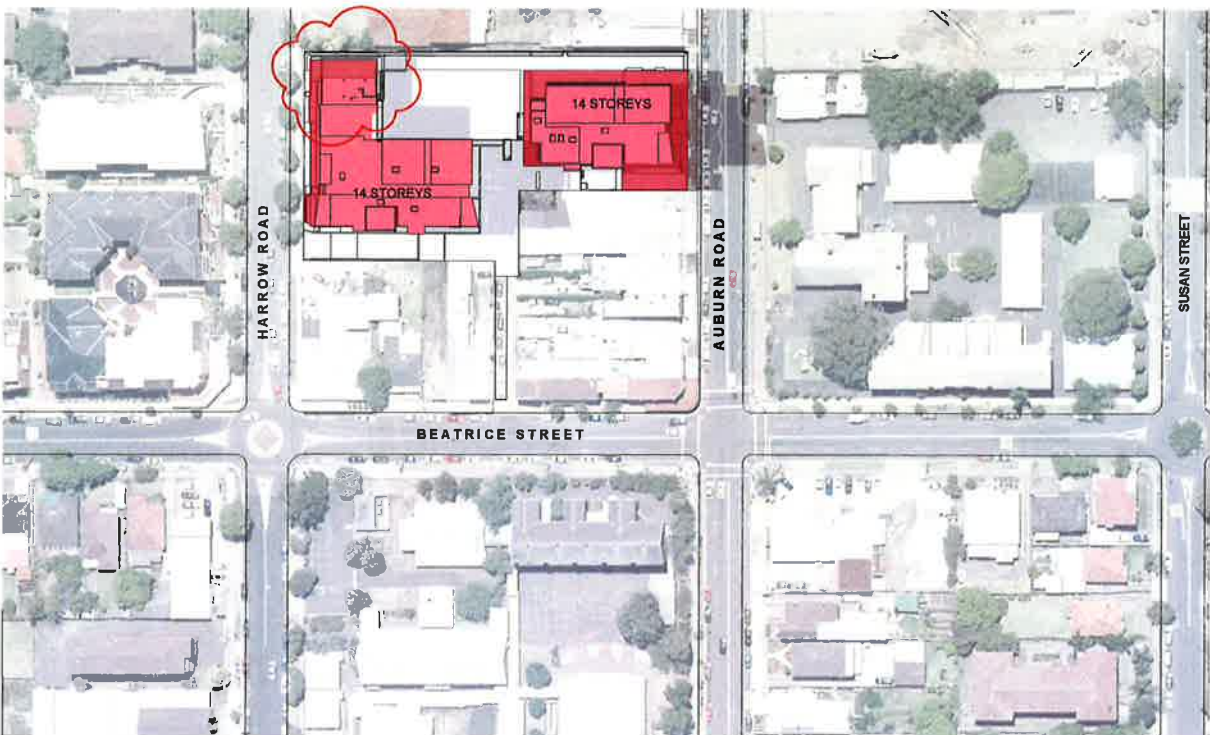
PROJECT
RESIDENTIAL DEVELOPMENT
93-105 AUBURN ROAD, AUBURN

DRAWING TITLE
SHADOW DIAGRAMS
21ST DECEMBER SUMMER SOLSTICE

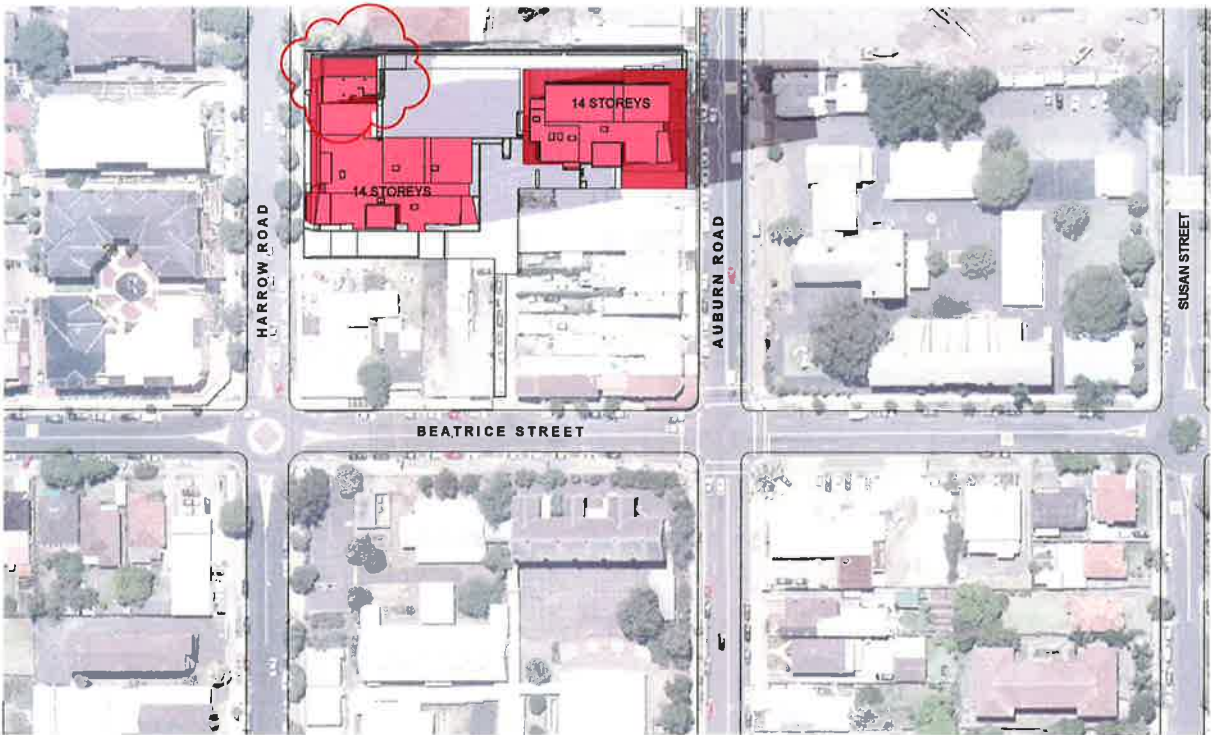
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1 SUN STUDY - 21ST DEC 1PM
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2 SUN STUDY - 21ST DEC 2PM
1 : 1000



3 SUN STUDY - 21ST DEC 3PM
1 : 1000

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		B	10/09/14	REVISED DA (REFER TO CLOUDS FOR AMENDMENTS)	KSD										
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				marchesepartners Marchese Partners International Pty Ltd Level 1, 53 Walker Street, North Sydney NSW 2060, Australia P +61 2 9922 4375 E info@marchesepartners.com.au www.marchesepartners.com.au Sydney · Brisbane · Melbourne · Canberra · Guangzhou · San Francisco				CLIENT BROADVIEW GROUP Pty Ltd		DRAWING TITLE SHADOW DIAGRAMS 21ST DECEMBER SUMMER SOLSTICE					
PROJECT RESIDENTIAL DEVELOPMENT 93-105 AUBURN ROAD, AUBURN								SCALE @ A1 1 : 1000		DATE 17/12/14		DRAWN CG		CHECKED SD	
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1 NORTHWEST PERSPECTIVE FROM AUBURN ROAD
NTS



2 SOUTHEAST PERSPECTIVE FROM HARROW ROAD
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