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MELROSE PARK VICTORIA ROAD SITE 657-661 VICTORIA ROAD &

4-6 WHARF ROAD MELROSE PARK, NSW



ommercial Area	5									NLA							GFA
tail 1 TAL										71.0 71.0							71.0 71.0
artment Areas																	
LEVEL	STU	1B	1B + S	APARTM 2B 2BA	ENT MIX 2B + S	2B SOHO	3B	3В ЅОНО	TOTAL	NSA	UCA	TOTAL	2 HOUR SOLAR	NO SOLAR	CROSS VENT	ADAPT- ABLE	GFA
Ground Level 01	0	1	0 1	4 8	0 2	0 0	0	0	5 13	374.8 944.9	188.0 265.1	562.8 1210.0	3 9	2 2	2 8	0 2	489 1098
Level 02 Level 03	1 0	1 1	3 3	8 9	1 1	0 0	0 0	0 0	14 14	976.5 1000.8	131.7 138.2	1108.2 1139.0	10 9	2 2	8 8	1 1	1130 1162
Level 04 Level 05	0	1 1	3 3	9 9	1 1	0 0	0 0	0	14 14	1000.9 1000.8	138.2 138.2	1139.1 1139.0	9 9	2 2	8 8	1 1	1162 1162
Level 06 Level 07	0	1 0	3 0	9 3	1 0	0 0	0 0	0 0	14 3	1000.9 234.8	138.2 33.6	1139.1 268.4	12 2	0	11 2	1 0	1162 282
Level 08 Level 09	0	0 0	0 0	1 1	0 0	0	2 2	0 0	3	287.1 287.1	29.8 29.8	316.9 316.9	2 2	0	2 3	0 0	318 318
Level 10	0	0	0	1	0	Ō	2	0	3	287.1	29.8	316.9	3	0	3	0	318
TAL	2	7	16 3	62	69	0	0	6	100	7395.7	1260.6	8656.3	70	12	63	7	8601
Actual %	2.0%	7.0% 25.0%	16.0%	62.0%	7.0% 69.0%	0.0%	6.0%	0.0% 6.0%					70%	12%	63%	7%	
Target %													min.70%	max.15%	min.60%		
LEVEL	STU	1B	1B + S	APARTM 2B 2BA	ENT MIX 2B + S	2B SOHO	3B	3В ЅОНО	TOTAL	NSA	UCA	TOTAL	2 HOUR SOLAR	NO SOLAR	CROSS VENT	ADAPT- ABLE	GFA
Ground Level 01	0	1	0	1	0	0	0	0	2	131.2 597.0	100.4 277.0	231.6 874.0	0	0	1	1	270 652
Level 02 Level 03	0	6	0 0	3	0 0	0 0	0	0	9	554.8 554.8	78.4 78.4	633.2 633.2	6	0	6	3	650 650
Level 04 Level 05	0	6	Ő	3	0	0	0	0	9	554.8 563.8	78.4 74.7	633.2 638.5	6	0 0	6	3	650 655
Level 06 Level 07	0	3	0 0	5	1	0	0	Ö	9	638.8 563.8	84.7 74.7	723.5 638.5	7	0 0	7	3	655
Level 08	0	1	0	1	1	0	0	0	3	216.9	28.6	245.5	3	0	3	0	655 360
TAL	0	35	0 5	27	4 31	0	0	0	66	4375.9	875.3	5251.2	47	0	48	21	5197
Percentages	0.0%	53.0% 53.0%	0.0%	40.9%	6.1% 47.0%	0.0%	0.0%	0.0%					71%	0%	73%	32%	
Target %													min.70%	max.15%	min.60%		
LEVEL	STU	40	1B + S			2B SOHO	3B	3B SOHO	TOTAL	NSA	UCA	TOTAL	2 HOUR SOLAR	NO SOLAR	CROSS VENT	ADAPT- ABLE	GFA
Ground Level 01	0	1B 0	0	2B 2BA	2B + S 0 0	0	0	0 0	2	152.4 878.4	77.0	229.4 1263.1	0	2	1	0	194
Level 02	2	1	1	10 9	0	0	1	0	12 14	987.6	384.7 149.4	1137.0 1138.4	8 10	2 2 2	9	0	1134 1170 1170
Level 03 Level 04 Level 05	2	1	1	9	0	0	1	0	14	989.0 988.8 987.7	149.4 149.3 149.3	1138.1 1137.0	10 10	2 2	9	0 0 0	1169
Level 06 Level 07	2	1	1	9	0	0	1	0	14	989.2	149.3 149.3 62.4	1138.5 557.3	10 10	1	9 10 5	0	1169 1169
Level 08	Ō	1	0	6	0	0	0	õ	7	494.9 519.1	69.6	588.7	6 7 7	0	6	0	581 607
Level 09 Level 10	0	1	0	6	0 0	0	0	0 0	7	519.1 519.1	69.6 0.0	588.7 519.1	Ó	0	0	0	607 608
TAL	10 10	9 1:	6 5	80	0 80	0	6	0 6	111	8025.3	1410.0	9435.3	78	12	73	0	9578
Percentages	9.0%	8.1% 22.5%	5.4%	72.1%	0.0% 72.1%	0.0%	5.4%	0.0% 5.4%					70%	11%	66%	0%	
Target %	12	51	22	169	11	0	12	0		19797	3546	23343	min.70% 195	max.15% 24	min.60% 184	28	23376
SIDENTIAL	12	7	3		180			12	277								
Percentages	4.3%	18.4% 30.7%	7.9%	61.0%	4.0% 65.0%	0.0%	4.3%	0.0% 4.3%					70%	9%	66%	10%	
Target % AND TOTAL										19868			min.70%	max.15%	min.60%		23376
ROHITECT	URALE	RAWIN		▼ _^'	4_~	<u>ب</u>	~~	~~	<u></u>	Г			<u>ل</u> _~	<u>ل</u>	<u>ل</u>	<u>ل</u> ر ب	<u>ب</u>
COVER SHE SITE PLAN & BASEMENT	SITE ANALYSIS										BASIX COMMIT Water efficiency Three Rain	y: water tank,					
BASEMENT	3										· 5000L tank	in Building 2 to co	ect water from roof llect water from roo llect water from roo	of area of 460.5m2			
BLD 1,2 & 3 - BLD 1 & 2 - L	GND/BASEMENT	1									Rainwater t All common la	to serve andscape area inc	luding roof garden				
BLD 1 & 2 - L	2 & BLD 3 - L1 3 & BLD 3 - L2										· 3-Star WEL · 4-Star WEL	S rated toilets	>6 but <= 7.5 L/mi	n)			
BLD 1 & 2 - L	4 & BLD 3 - L3 5 & BLD 3 - L4											S kitchen and bat S dishwashers	hroom taps				
BLD 1 & 2 - L	6 & BLD 3 - L5 7 & BLD 3 - L6										Thermal Comfo • R3.0 bulk ir		n all external expos	ed walls (total R-Va	alue of 3.66)		
BLD 1 - L9 &											 R4.0 bulk ir R2.0 insula 	nsulation under ex ation for all suspen	posed roofs (total R ded floors (total R-\	R-value of 4.16)	,	II suspended floors a	above carpark
	& BLD 3 - L9 F & BLD 3 - L10 & F S - BUILDING 1,2 &		SOLITH								- Building 1: Double low-e gla	azing (U-Value: 4.9) & SHGC: 0.33) –				
ELEVATION	5 - BUILDING 1,2 & 5 - BUILDING 1 & 2 5 - BUILDING 3 - EA	- EAST AND WES									Single low-e glaz		& SHGC:0.36) – Le				
	TE SECTIONS) & SHGC: 0.33) – & SHGC:0.36) – Le			8 and Level 9	
ADAPTABLE	APARTMENT PLAI			NTS							- Building 3:) & SHGC: 0.33) –				
GFA DIAGRA	MS - BUILDING 1 MS - BUILDING 2	,									Single low-e glaz Provision o	zing (U-Value: 5.6 f NO downlights/s	& SHGC:0.36) – Le potlights in the apar	evel 4, Level 5, Lev rtments or provisior	el 6, Level 7, Level	8 and Level 9	
	M - BUILDING 3 Agrams-Commun	AL OPEN SPACE	Ξ 3								• Weather se		& ventilation vents				
SHADOW DI	AGRAMS-COMMUN AGRAMS-COMMUN	VAL OPEN SPACE	Ξ4								Central gas Gearless tr	s instantaneous ho action lift with Vari	able Voltage & Fre	quency (VVVF) mo		& internal pipes for	each building
	AGRAMS-COMMUN AGRAMS-COMMUN										CO sensors Air condition	s control for carpar ning system for se	k ventilation, with curity room and co	/SD driven fans mmunity room cont	rolled by time clock		
	ESS ANALYSIS										 Exhaust ve 	ntilation only in ga	other plant & servic rbage and waste ho	olding rooms	JUI IUUUIES & All hal	iwayə	
SOLAR ACC	ESS ANALYSIS 2										 Fluorescen 	t lighting with moti	on sensor control for	or carpark			
SOLAR ACC NATURAL VI NATURAL VI	NTILATION ANALY										LED lighting LED lighting	g for security room g for all lifts and lig	with time clock and whing connected to	d motion sensors lift call button	s community room	plant and service -	noms
SOLAR ACC NATURAL VI SOLAR ANA SOLAR ANA	ENTILATION ANALY ENTILATION ANALY YSIS SCHEDULE YSIS SCHEDULE										LED lighting LED lighting Fluorescen LED lighting Individual e	g for security room g for all lifts and lig t lighting with moti g for all lobbies an exhaust fan ducted	with time clock and on sensor control for d hallways with tim to façade or roof for	d motion sensors lift call button or all garbage room e clock and motion or bathrooms, kitche	sensor control for a	entilation and interlo	
SOLAR ACC NATURAL VI NATURAL VI SOLAR ANA SOLAR ANA BUILDING 1	ENTILATION ANALY ENTILATION ANALY YSIS SCHEDULE YSIS SCHEDULE ENTRY PLAN ENTRY SECTION 8	/SIS 2									LED lighting LED lighting Fluorescen LED lighting Individual e 1-phase air Dedicated	g for security room g for all lifts and lig t lighting with moti g for all lobbies an exhaust fan ducted conditioning units	with time clock and phting connected to on sensor control for d hallways with tim to façade or roof for with 3.0-3.5 Energ ent/LED fittings for	d motion sensors lift call button or all garbage room e clock and motion or bathrooms, kitche y Efficiency Ratio (sensor control for a	after hours entilation and interlo	
SOLAR ACC NATURAL VI NATURAL VI SOLAR ANA SOLAR ANA BUILDING 1 BUILDING 1	ENTILATION ANALY ENTILATION ANALY LYSIS SCHEDULE LYSIS SCHEDULE ENTRY PLAN ENTRY SECTION & ENTRY ENTRY	/SIS 2									LED lighting LED lighting Fluorescen LED lighting Individual e 1-phase air Dedicated (Gas cookto Day-night z	g for security room g for all lifts and lig t lighting with moti g for all lobbies an exhaust fan ducted conditioning units Compact Fluoresco ops and electric over	with time clock and hting connected to on sensor control for d hallways with tim to façade or roof for with 3.0-3.5 Energ ent/LED fittings for ens drooms and living a	d motion sensors lift call button or all garbage room e clock and motion or bathrooms, kitche y Efficiency Ratio (all internal areas	sensor control for a	after hours entilation and interlo	

OUND	5									NLA							GFA
il 1 AL										71.0							71.0
			-						-								
artment Areas LDING 1																	
LEVEL	STU	1B	1B + S	APARTN 2B 2BA	1ENT MIX 2B + S	2B SOHO	3B	3B SOHO	TOTAL	NSA	UCA	TOTAL	2 HOUR SOLAR	NO SOLAR	CROSS VENT	ADAPT- ABLE	GFA
Ground Level 01	0 1	1	0	4 8	0 2	0	0	0	5 13	374.8 944.9	188.0 265.1	562.8 1210.0	3 9	2	2 8	0 2	489 1098
Level 02 Level 03 Level 04	1 0	1	3 3	8 9 0	1	0	0 0 0	0 0	14 14 14	976.5 1000.8 1000.9	131.7 138.2 138.2	1108.2 1139.0 1139.1	10 9 9	2 2 2	8 8 0	1	1130 1162 1162
Level 05 Level 06	0	1	3	9	1	0	0	0	14 14 14	1000.9 1000.8 1000.9	138.2 138.2 138.2	1139.0 1139.1	9 9 12	2	8 11	1	1162 1162 1162
Level 07 Level 08	0	0	0	9 3 1	0 0	0	0 2	0	3	234.8 287.1	33.6 29.8	268.4 316.9	2	0	2	0	282 318
Level 09 Level 10	0	0	0	1	0	0	2	0	3 3	287.1 287.1 287.1	29.8 29.8 29.8	316.9 316.9 316.9	2 3	0	3	0	318 318
AL	2	7	16	62	7	0	6	0	and the second	7395.7	1260.6	8656.3	70	12	63	7	8601
Actual %	2 2.0%	7.0%	23 16.0%	62.0%	69 7.0%	0.0%	6.0%	6 0.0%	100				70%	12%	63%	7%	
Target %		25.0%			69.0%		d.	6.0%					min.70%	max.15%	min.60%		
LEVEL		1	1					- T		NSA	UCA	TOTAL	2 HOUR	NO	CROSS	ADAPT-	GFA
Ground Level 01	STU 0 0	1B 1 6	0 0	2B 2BA 1 2	2B + S 0	2B SOHO	3B 0 0	3B SOHO	TOTAL 2 9	131.2 597.0	100.4 277.0	231.6 874.0	0 6	O O	1 7	ABLE 1 2	270 652
Level 02 Level 03	0	6	0	3	0	0	0	0	9	554.8 554.8	78.4 78.4	633.2 633.2	6 6	0	6	3	650 650
Level 04 Level 05	0	6 3	0	3	0	0	0	0	9	554.8 563.8	78.4 74.7	633.2 638.5	6 6	0	6	3	650 655
Level 06 Level 07	0 0	3	0 0	5	1	0 0	0	0 0	9 8	638.8 563.8	84.7 74.7	723.5 638.5	7	0	7	3	655 655
Level 08	0	1	0	1	1	0	0	0	3	216.9	28.6	245.5	3	0	3	0	360
AL	0		0 35	27	4 31	0	0	0	66	4375.9	875.3	5251.2	47	0	48	21	5197
Percentages	0.0%	53.0% 53.0%	0.0%	40.9%	6.1% 47.0%	0.0%	0.0%	0.0% 0.0%					71%	0%	73%	32%	
Target % LDING 3													min.70%	max.15%	min.60%		
LEVEL	STU	1B	1B + S	2B 2BA	2B + S	2B SOHO	3B	3B SOHO	TOTAL	NSA	UCA	TOTAL	2 HOUR SOLAR	NO SOLAR	CROSS VENT	ADAPT- ABLE	GFA
Ground Level 01	0	0 1	0 1	2 10	0	0	0	0	2 12	152.4 878.4	77.0 384.7	229.4 1263.1 1137.0	0 8	2 2 2	1 9	0 0 0	194 1134
Level 02 Level 03 Level 04	2	1	1	9	0	0	1	0	14 14 14	987.6 989.0 988.8	149.4 149.4 149.3	1137.0 1138.4 1138.1	10 10 10	2	9 9 9	0	1170 1170 1169
Level 05 Level 06	2	1	1	9	0	0	1	0	14 14 14	988.8 987.7 989.2	149.3 149.3 149.3	1137.0 1138.5	10 10 10	1	9 9 10	0	1169 1169 1169
Level 07 Level 08	0	0	0	5	0	0	1	0	6	494.9 519.1	62.4 69.6	557.3 588.7	6	0	5	0	581 607
Level 09 Level 10	0	1	0	6	0	0	0	0	7 7	519.1 519.1	69.6 0.0	588.7 519.1	7 0	0	6	0	607 608
AL	10	9	6 15	80	0 80	0	6	0	111	8025.3	1410.0	9435.3	78	12	73	0	9578
Descenteres	9.0%	8.1% 22.5%	5.4%	72.1%	0.0% 72.1%	0.0%	5.4%	0.0%					70%	11%	66%	0%	
Percentages				169	11	0	12	0		19797	3546	23343	min.70% 195	max.15% 24	min.60% 184	28	23376
Target %	12	51	22	- United	180			12	277	i di di		Loosto.			66%		20010
Target % AL IDENTIAL	12 12		22 73	01.09/		0.00/	4 00/	0.00/	1				700/	00/	55%	10%	
Target % AL		18.4%		61.0%	4.0%	0.0%	4.3%	0.0% 4.3%					70%	9%	0070		
Target % AL IDENTIAL Percentages Target %	12		73	61.0%		0.0%	4.3%	0.0% 4.3%		19868			70% min.70%	9% max.15%	min.60%		23376
Target % AL IDENTIAL Percentages Target % ND TOTAL	12 4.3%	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%	~^		الم ر		min.70%	max.15%	min.60%		
Target %	12 4.3%	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%	~~ <u>^</u>	<u>_~^</u>	BASIX COMMIT Water efficiency	MENTS	min.70%	max.15%	min.60%	-^^	
Target % COVER SHEE	12 4.3%	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%	<u>, , , , , , , , , , , , , , , , , , , </u>	<u>_~^</u>	BASIX COMMIT Water efficiency Three Rain 500L tank in	MENTS <u>/:</u> water tank, building 1 to coll	min.70%	max.15%	min.60%	<u>ل</u> ر ب	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - 0	12 4.3%		73 7.9%		4.0% 65.0%			4.3%		_~^ _	BASIX COMMIT Water efficiency Three Raim 500L tank ir 5000L tank 5000L tank Rainwater t	MENTS <u>C</u> water tank, a Building 1 to coll in Building 2 to co in Building 3 to co o serve	min.70%	area of 301m2 of area of 702m2	min.60%	<u>ل</u> ر ب	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - (1 BLD 1 & 2 - L1 BLD 1 & 2 - L2	12 4.3% 4.3%		73 7.9%		4.0% 65.0%			4.3%		_~^ _	BASIX COMMIT Water efficiency Three Raim 500L tank ir 5000L tank 8000L tank Rainwater t 0 All common la Fire sprinkle	MENTS <u>C</u> water tank, h Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco er test water to ret	min.70%	max.15%	min.60%	- ^	
Target % Torotal COVER SHEE SITE PLAN & 3 BASEMENT 3 BASEMENT 3 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - (2 BLD 1 & 2 - 1.2 BLD 1 & 2 - 1.2 BLD 1 & 2 - 1.2 BLD 1 & 2 - 1.4	12 4.3% 4.3%		73 7.9%		4.0% 65.0%			4.3%		_~^ _	BASIX COMMIT Water efficiency 500L tank ir 500L tank ir 5000L tank Rainwater t o All common la Fire sprinkle 3-Star WEL 5-Star WEL	MENTS water tank, n Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco er test water to ret S rated showers (S rated toilets S kitchen and bat	min.70%	max.15%	min.60%	<u>ــــــــــــــــــــــــــــــــــــ</u>	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - (1 BLD 1 & 2 - 1.1 BLD 1 & 2 - 1.2 BLD 1 & 2 - 1.3 BLD 1 & 2 - 1	12 4.3% 4.3%		73 7.9%		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank 8 Rainwater t o All common la Fire sprinkle 3-Star WEL 5-Star WEL 2-star WEL Thermal Comfo	MENTS water tank, 1 Building 1 to coll in Building 2 to col in Building 3 to col o serve andscape area inco or test water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers rt:	min.70%	area of 301m2 of area of 460.5m2 of area of 702m2 (about 4215m2) n)	min.60%	<u>ــــــــــــــــــــــــــــــــــــ</u>	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 3 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - (2 BLD 1 & 2 - 1.2 BLD 1 & 2 - 1.2 BLD 1 & 2 - 1.4 BLD 1 & 2 - 1.5 BLD 1 & 2 - 1.6 BLD 1 & 2 - 1	12 4.3% 4.3%		73 7.9%		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency 500L tank ir 500L tank ir 5000L tank Rainwater t o All common la Fire sprinkle 3-Star WEL 4-Star WEL 5-Star WEL 2-star WEL Thermal Comfo R3.0 bulk ir R4.0 bulk ir R2.0 insula	MENTS water tank, a Building 1 to coll in Building 2 to coll in Building 3 to coll o serve andscape area inco or test water to rett S rated showers (S rated toilets S kitchen and batt S dishwashers <u>rt:</u> isulation with foil i isulation under ex- tion for all suspen-	min.70%	max.15%	min.60%		
Target % TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 4 BASEMENT 2 BLD 1,2 & 3-C BLD 1,2 & 3	12 4.3% 4.3% 4.3% 5.0000 5.00000 5.0000 5.0000 5.0000 5.0000 5.00000 5.00000 5.0000 5.00000 5.00000 5.0000 5.00000 5.00000 5.00000 5.00000 5.000000 5.00000 5.00000000	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%		<u></u>	BASIX COMMIT Water efficiency 500L tank ir 500L tank ir 500L tank Rainwater t o All common la Fire sprinkle 3-Star WEL 4-Star WEL 5-Star WEL 2-star WEL Thermal Comfo R3.0 bulk ir R2.0 insula glazing req - Building 1:	MENTS <u>A</u> water tank, a Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco er test water to ret S rated showers (S rated showers (S rated toilets S kitchen and bat S dishwashers <u>rt:</u> issulation with foil i issulation under ex- tion for all suspen- uirements as follow	ect water from roof lect water from roof lect water from roo lect water from roo lect water from roo cluding roof garden iculated >6 but <= 7.5 L/mi hroom taps n all external expose posed roofs (total F- ded floors (total R-wws:	area of 301m2 of area of 460.5m2 of area of 460.5m2 of area of 702m2 (about 4215m2) n) weed walls (total R-V R-value of 4.16) <i>v</i> alue of 2.21) and I	rin.60%	II suspended floors	
Target % TAL DENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - 0 BLD 1,2 & 3 - 0 BLD 1,2 & 2 - L2 BLD 1,2 & 2 - L2 BLD 1 & 2 - L2 BLD 1 & 2 - L2 BLD 1 & 2 - L4 BLD 1 & 2 - L5 BLD 1 & 2 - L6 BLD 1 & 2 - L7 BLD 1 & 2 - L6 BLD 1 & 2 - L7 BLD 1 & 2 - L8 BLD 1 - L9 & B BLD 1 - L10 & 8 BLD 1 - ROOF ELEVATIONS ELEVATIONS	12 4.3% 4.3% 4.3% 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency 500L tank ir 500L tank ir 500L tank Rainwater t o All common la Fire sprinkle 3-Star WEL 4-Star WEL 5-Star WEL 2-star WEL Thermal Comfo R3.0 bulk ir R4.0 bulk ir R4.0 bulk ir R4.0 bulk ir R2.0 insula glazing req Building 1: Double low-e glaz	MENTS MENTS Water tank, a Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inc er test water to ret S rated showers (S rated showers (S rated toilets S kitchen and bat S dishwashers rt: issulation with foil i issulation under ex tion for all suspen- uirements as follow zing (U-Value: 4.9	min.70%	max.15%	min.60%	II suspended floors Level 10	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - 0 BLD 1,2 & 3 - 0 BLD 1,2 & 2 - L1 BLD 1 & 2 - L2 BLD 1 & 2 - L3 BLD 1 & 2 - L3 BLD 1 & 2 - L4 BLD 1 & 2 - L5	12 4.3% 4.3% 4.3% Image: Constraint of the system of the sy	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t All common la Fire sprinkla 3-Star WEL 4-Star WEL 5-Star WEL 2-star WEL Thermal Comfor R3.0 bulk ir R4.0 bulk ir R2.0 insula glazing req - Building 1: Double low-e glaz Single low-e glaz - Building 2: Double low-e gla	MENTS Water tank, In Building 1 to coll in Building 2 to cold in Building 3 to cold o serve andscape area inco retest water to rett S rated showers (S rated toilets S kitchen and batt S dishwashers rt: Issulation with foil i Issulation under ex- tion for all suspen- uirements as follow zing (U-Value: 4.9 zing (U-Value: 4.9	min.70%	max.15%	rain.60%	Il suspended floors Level 10 8 and Level 9	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 3 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - (1) BLD 1 & 2 - L1 BLD 1 & 2 - L2 BLD 1 & 2 - L2 BLD 1 & 2 - L2 BLD 1 & 2 - L3 BLD 1 & 2 - L4 BLD 1 & 2 - L7 BLD	12 4.3% 4.3% 4.3% Image: Constraint of the system of the sy	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%		<u> </u>	BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t 0 All common la Fire sprinkle 3-Star WEL 4-Star WEL 2-star WEL 2-star WEL Thermal Comfo R3.0 bulk ir R2.0 insula glazing requ - Building 1: Double low-e glaz Single low-e glaz Single low-e glaz - Building 2: Double low-e glaz - Building 3:	MENTS <u>A</u> water tank, n Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco er test water to ret S rated showers (S rated showers (S rated toilets S kitchen and bat S dishwashers <u>rt:</u> isulation under ex tion for all suspen- jirements as follow zing (U-Value: 4.9 cing (U-Value: 5.6 zing (U-Value: 5.6	min.70%	area of 301m2 of area of 460.5m2 of area of 460.5m2 of area of 702m2 (about 4215m2) n) eved walls (total R-V R-value of 4.16) value of 4.16) value of 2.21) and I Ground, Level 1, L evel 4, Level 5, Lev Ground, Level 1, L	rain.60%	Il suspended floors Level 10 8 and Level 9 8 and Level 9	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 3 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - C BLD 1,2 & 3 - C BLD 1,2 & 2 - L7 BLD 1,2 & 2 - L7 BLD 1,2 - L10 BASEMENT S ADAPTABLE A SOLAR ACCE GFA DIAGRAM GFA DIAGRAM	12 4.3% 4.3% 4.3% 5 GND/BASEMENT 2 8 BLD 3 - L1 3 4 4 8 BLD 3 - L1 3 4 8 9 10 11 12 12 13 14 15 16 17 18 19 10 10 10 10 10 10 10 10 10 10 10 10 11 11 12 13 14 15 16 17 10 10 10 <	18.4% 30.7%	73 7.9%		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t o All common la Fire sprinkle 3-Star WEL 5-Star WEL 5-Star WEL 2-star WEL Thermal Comfo R3.0 bulk ir R4.0 bulk ir R4.0 bulk ir R4.0 bulk ir R4.0 bulk ir Building 1: Double low-e glaz Single low-e glaz	MENTS Water tank, 1 Building 1 to coll in Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inc er test water to ret S rated showers S rated toilets S kitchen and bat S dishwashers rt: Isulation with foil i Isulation under ex tion for all suspen- uirements as follow zing (U-Value: 4.9 ting (U-Value: 5.6 zing (U-Value: 5.6 ing (U-Value: 5.6 NO downlights/sj	min.70%	max.15%	Min.60%	II suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 3 BASEMENT 3 BASEMENT 3 BASEMENT 4 BASEMENT 3 BASEMENT 3 BASEMENT 4 BLD 1 & 2 - L1 BLD 1 & 2 - L2 BLD 1 & 2 - L3 BLD 1 & 2 - L4 BLD 1 & 2 - L5 BLD 1 & 2 - L5 BLD 1 & 2 - L6 BLD 1 & 2 - L7 BLD 1 & 2 - L6 BLD 1 & 2 - L7 BLD	12 4.3% 4.3% 4.3% 5.5% 5.5% 5.5% 5.5% 5.5% 5.6% 5.6% 5.6	18.4% 30.7%	73 7.9% NG CTS		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t o All common la Fire sprinkle 3-Star WEL 5-Star WEL 5-Star WEL 2-star WEL Thermal Comfo R3.0 bulk ir R4.0 bulk ir R4.0 bulk ir R4.0 bulk ir R4.0 bulk ir Building 1: Double low-e glaz Single low-e glaz	MENTS <u>A</u> water tank, in Building 1 to coll in Building 2 to co in Building 3 to cc o serve andscape area inco r test water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers <u>rt:</u> issulation with foil i issulation under ex tion for all suspen- uirements as follow zing (U-Value: 4.9 cing (U-Value: 5.6 zing (U-Value: 5.6 ing (U-Value: 5.6 NO downlights/sj als for all exhaust	min.70%	max.15%	/alue of 3.66) (alue of 3.66) R1.5 insulation for a Level 2, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and vel 6, Level 7, Level	II suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9	
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE SITE PLAN & 3 BASEMENT 4 BASEMENT 3 BASEMENT 4 BASEMENT 3 BASEMENT 4 BASEMENT 3 BASEMENT 2 BLD 1 & 2 - L1 BLD 1 & 2 - L2 BLD 1 & 2 - L2 BLD 1 & 2 - L2 BLD 1 & 2 - L3 BLD 1 & 2 - L4 BLD 1 & 2 - L5	12 4.3% 4.3% 4.3% 4.3% 5 GND/BASEMENT 2 8 BLD 3 - L1 3 4 8 BLD 3 - L2 4 8 BLD 3 - L3 5 6 8 9 9 9 9 10 10 10 11 12 12 13 14 15 16 17 10 10 10 10 10 11 12 13 14 15 16 17 10 10 11 12 13	18.4% 30.7%	73 7.9% NG CTS		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t 0 All common la Fire sprinkle 3-Star WEL 4-Star WEL 5-Star WEL 2-star WEL (1) Thermal Comfo R3.0 bulk ir R4.0 bulk ir R2.0 insula glazing req - Building 1: Double low-e glaz Single low-e glaz Single low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz - Building 3: Double low-e glaz - Building 3: - Building 4: - Buildin	MENTS Water tank, a Building 1 to coll in Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco er test water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers rt: Isulation undter ex tion for all suspen- uirements as follow zing (U-Value: 4.9 cing (U-Value: 5.6 zing (U-Value: 5.6) zing (U-Value: 5.6 zing (U-Value: 5.6) zing (U-Value: 5.6) zing (U-Value: 5.6) zing (U-Value: 5.6) zing	min.70%	area of 301m2 of area of 460.5m2 of area of 460.5m2 of area of 702m2 (about 4215m2) n) eed walls (total R-V R-value of 4.16) value of 4.16) value of 4.16) value of 4.16, value of 2.21) and I Ground, Level 1, L evel 4, Level 5, Lev Ground, Level 1, L evel 4, Level 5, Lev Ground, Level 1, L evel 4, Level 5, Lev Ground, Level 1, L evel 4, Level 5, Lev thments or provision th R1.0 piping insul quency (VVVF) mod	Alue of 3.66) (alue of 3.66) R1.5 insulation for a Level 2, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and vel 6, Level 7, Level 4 and vel	Il suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9 d fittings	above carpark
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE COVER SHEE SITE PLAN & 3 BASEMENT 3 BASEMENT 3 BASEMENT 3 BASEMENT 3 BASEMENT 2 BLD 1,2 & 3 - 0 BLD 1,2 & 1 BLD	12 4.3% 4.3% 4.3% 4.3% Image: Construction of the system of the s	18.4% 30.7%	73 7.9% NG CTS		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t All common la Fire sprinkle 3-Star WEL 4-Star WEL 5-Star WEL 2-star WEL 1000 R3.0 bulk ir R4.0 bulk ir R2.0 insula glazing req Building 1: Double low-e glaz Single low-e glaz Building 2: Double low-e glaz Building 3: Double low-e glaz Single low-e glaz Single low-e glaz Building 3: Double low-e glaz Single low-e glaz Single low-e glaz Single low-e glaz Single low-e glaz Courte glaz Provision o Weather se Energy efficient Cosensors Air condition No Mechan	MENTS <u>A</u> water tank, in Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco retst water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers <u>rt:</u> issulation with foil i issulation under ex tion for all suspen- uirements as follow zing (U-Value: 4.9 cing (U-Value: 5.6 ing (U-Valu	min.70%	max.15%	Alue of 3.66) (alue of 3.66) R1.5 insulation for a Level 2, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and vel 6, Level 7, Level 4 and vel	Il suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9 d fittings I & internal pipes fo	above carpark
Target %	12 4.3% 4.3% 4.3% 4.3% Image: Construction of the system of the s	18.4% 30.7%	73 7.9% NG CTS		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency 500L tank ir 500L tank ir 500L tank Rainwater t o All common 4 Grie sprinkle 3-Star WEL 5-Star WEL 2-star WEL 2-star WEL 1000000 R3.0 bulk ir R4.0 bulk ir R2.0 insula glazing req Building 1: Double low-e glaz ingle low-e glaz Building 2: Double low-e glaz Building 3: Double low-e glaz Single low-e glaz Building 3: Double low-e glaz Building 3: Double low-e glaz Gingle low-e glaz Provision o Weather se Energy efficient Contral gas Gearless tr CO sensors Air conditio No Mechan Exhaust ve Fluorescen	MENTS <u>A</u> water tank, h Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco rest water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers <u>rt:</u> isulation under ex tion for all suspen- uirements as follow zing (U-Value: 4.9 cing (U-Value: 5.6 zing (U-Value: 5.6 zing (U-Value: 5.6 ing (U-Value: 5.6 zing (U-Value: 5.6 ing (U-Value: 5.6 ing (U-Value: 5.6 zing (U-Value: 5.6 zing (U-Value: 5.6 ing (U-Value: 5.6 zing (U-Value: 5.6 ing system for see ical ventilation only in ga t lighting with moti	min.70%	max.15%	/alue of 3.66) (alue of 3.66) R1.5 insulation for a Level 2, Level 3 and vel 6, Level 7, Level Level 1, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and vel 6, Level 7, Level 3 and vel	Il suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9 d fittings I & internal pipes fo	above carpark
Target %	12 4.3% 4.3% 4.3% 4.3% 5 GND/BASEMENT 2 BLD 3 - L1 3 3 BLD 3 - L1 3 4 3 BLD 3 - L1 3 4 4 5 4 5 4 5 4 5 6 7 10 8 9 4 8 10 10 10 10 10 10 11 11 12 13 14 15 15 16 17 10 10 10 10 <td>18.4% 30.7%</td> <td>73 7.9% NG CTS</td> <td></td> <td>4.0% 65.0%</td> <td></td> <td></td> <td>4.3%</td> <td></td> <td></td> <td>BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t 0 All common la Fire sprinkle 3-Star WEL 4-Star WEL 2-star WEL 2-star WEL (1) Thermal Comfo R3.0 bulk ir R2.0 insula glazing req - Building 1: Double low-e glaz Single low-e glaz Single low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz - Building 3: Double low-e glaz - Building 3: Double low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz Single low-e glaz - Building 3: Double low-e glaz - Building 4: - Building 4: - Building 5: - Building 5: - Building 4: - Building 4: - Building 5: - Building 5: - Building 5: - Building 5: - Building 6: - Building 6: - Building 6: - Building 6: - Building 6: - Building 6: - Building 7: - Building 7: - Building 6: - Building 6: - Building 6: - Building 7: - Building</td> <td>MENTS Water tank, h Building 1 to coll in Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco er test water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers rt: Isulation undter ext tion for all suspen- irements as follow Zing (U-Value: 4.9 cing (U-Value: 5.6 Zing (U-V</td> <td>min.70%</td> <td>area of 301m2 of area of 460.5m2 of area of 460.5m2 of area of 460.5m2 (about 4215m2) n) eed walls (total R-V 2-value of 4.16) value of 4.16) value of 4.16) value of 2.21) and I Ground, Level 1, L evel 4, Level 5, Lev Ground, Level 5, Lev Ground, Level 1, L evel 4, Level 5, Lev Ground, Ground 5, Lev Ground, Ground 5, Lev Ground 5, Lev G</td> <td>Alue of 3.66) (alue of 3.66) R1.5 insulation for a Level 2, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and Level 2, Level 3 and Level 3 and Level 4, Level 4, Level Level 4, Level Level 4, Level 4, Level Level 4, Level 4, Level Level 4, Level 4, Level Level 4, Level 4, Level Level 4, Level Level 4, Level 4, Level Level 4,</td> <td>Il suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9 d fittings I & internal pipes fo : or BMS Ilways</td> <td>above carpark</td>	18.4% 30.7%	73 7.9% NG CTS		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency Three Rain 500L tank ir 500L tank Rainwater t 0 All common la Fire sprinkle 3-Star WEL 4-Star WEL 2-star WEL 2-star WEL (1) Thermal Comfo R3.0 bulk ir R2.0 insula glazing req - Building 1: Double low-e glaz Single low-e glaz Single low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz - Building 3: Double low-e glaz - Building 3: Double low-e glaz Single low-e glaz - Building 3: Double low-e glaz Single low-e glaz Single low-e glaz - Building 3: Double low-e glaz - Building 4: - Building 4: - Building 5: - Building 5: - Building 4: - Building 4: - Building 5: - Building 5: - Building 5: - Building 5: - Building 6: - Building 6: - Building 6: - Building 6: - Building 6: - Building 6: - Building 7: - Building 7: - Building 6: - Building 6: - Building 6: - Building 7: - Building	MENTS Water tank, h Building 1 to coll in Building 1 to coll in Building 2 to co in Building 3 to co o serve andscape area inco er test water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers rt: Isulation undter ext tion for all suspen- irements as follow Zing (U-Value: 4.9 cing (U-Value: 5.6 Zing (U-V	min.70%	area of 301m2 of area of 460.5m2 of area of 460.5m2 of area of 460.5m2 (about 4215m2) n) eed walls (total R-V 2-value of 4.16) value of 4.16) value of 4.16) value of 2.21) and I Ground, Level 1, L evel 4, Level 5, Lev Ground, Level 5, Lev Ground, Level 1, L evel 4, Level 5, Lev Ground, Ground 5, Lev Ground, Ground 5, Lev Ground 5, Lev G	Alue of 3.66) (alue of 3.66) R1.5 insulation for a Level 2, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and Level 2, Level 3 and Level 3 and Level 4, Level 4, Level Level 4, Level Level 4, Level 4, Level Level 4, Level 4, Level Level 4, Level 4, Level Level 4, Level 4, Level Level 4, Level Level 4, Level 4, Level Level 4,	Il suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9 d fittings I & internal pipes fo : or BMS Ilways	above carpark
Target % TAL SIDENTIAL Percentages Target % AND TOTAL COVER SHEE COVER SHEE SITE PLAN & 3 BASEMENT 3 ADAPTABLE A SOLAR ACCE GFA DIAGRAM GFA DIAGRAM GFA DIAGRAM GFA DIAGRAM GFA DIAGRAM SHADOW DIA SHADOW	12 4.3% 4.3% 4.3% 4.3% 5 SITE ANALYSIS GND/BASEMENT 2 8 BLD 3 - L1 3 8 BLD 3 - L2 4 BLD 3 - L2 4 BLD 3 - L3 5 & BLD 3 - L4 5 & BLD 3 - L7 3LD 3 - L8 BLD 3 - L9 4 BLD 3 - L9 5 & BLD 3 - L10 & F BUILDING 1 & 2 - BUILDING 3 - E/ ECTIONS APARTMENT PLA SS STUDIES (SUI MS - BUILDING 3 GRAMS-COMMUI GRA	18.4% 30.7%	73 7.9% NG CTS		4.0% 65.0%			4.3%			BASIX COMMIT Water efficiency 500L tank in 500L tank Rainwater t o All common la Fire sprinkle 3-Star WEL 5-Star WEL 2-star WEL 15-Star WEL 2-star WEL 100000 R3.0 bulk in R4.0 bulk in R2.0 insula glazing req Building 1: Double low-e glaz ingle low-e glaz Building 2: Double low-e glaz Building 3: Double low-e glaz Building 3: Double low-e glaz Single low-e glaz Building 3: Double low-e glaz Single low-e glaz Single low-e glaz Single low-e glaz Gearles tr CO sensors Air condition No Mechan Exhaust ve Fluorescen LED lighting LED lighting LED lighting	MENTS <u>A</u> water tank, in Building 1 to coll in Building 2 to co in Building 3 to cc o serve andscape area inco retst water to ret S rated showers (S rated toilets S kitchen and bat S dishwashers <u>rt:</u> isulation with foil i isulation under ex tion for all suspen- uirements as follow zing (U-Value: 4.9 cing (U-Value: 5.6 ing (U-Value:	min.70%	area of 301m2 of area of 460.5m2 of area of 460.5m2 of area of 460.5m2 of area of 702m2 (about 4215m2) n) eved walls (total R-V R-value of 4.16) <i>v</i> alue of 2.21) and I Ground, Level 1, L avel 4, Level 5, Lev Ground, Level 7, Lev evel 4, Level 5, Lev futnents or provision and garbage room e clock and motion or all garbage room or bathrooms, kitch	Alue of 3.66) (alue of 3.66) R1.5 insulation for a Level 2, Level 3 and vel 6, Level 7, Level Level 2, Level 3 and vel 6, Level 7, Level 3 and vel 6, Level 8, Level 3 and vel 6, Level 8, Level 8, Level 10 and vel 6, Level 8, Level 10 and vel 6, Level 8, Level 10 and vel 6, Le	Il suspended floors Level 10 8 and Level 9 8 and Level 9 Level 10 8 and Level 9 d fittings I & internal pipes fo is or BMS Ilways	above carpark

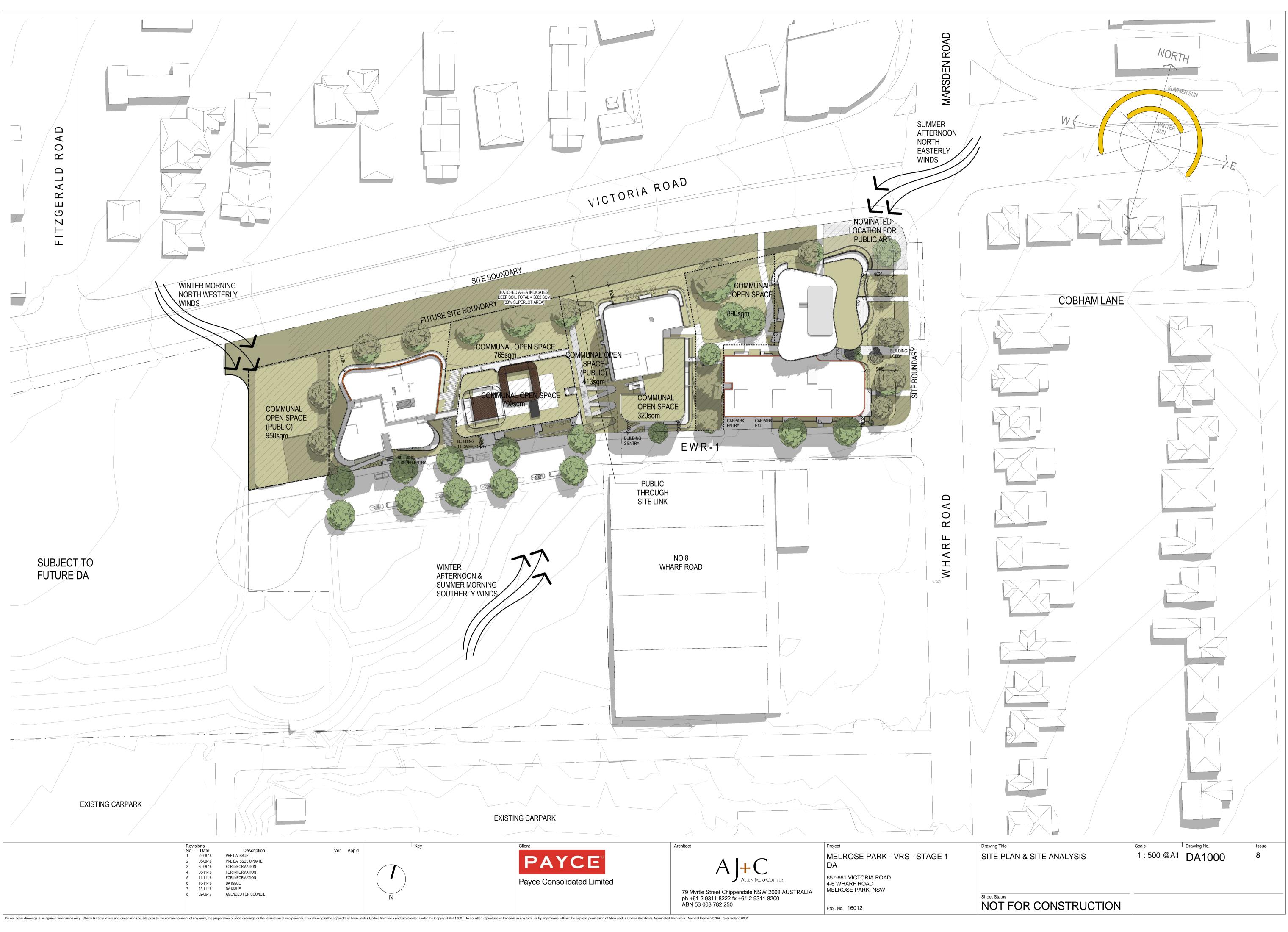
DA0000	COVER SHEET	
DA1000	SITE PLAN & SITE ANALYSIS	
DA2009	BASEMENT 4	
DA2010	BASEMENT 3	
DA2011	BASEMENT 2	
DA2012	BLD 1,2 & 3 - GND/BASEMENT 1	
DA2013	BLD 1 & 2 - L1	
DA2014	BLD 1 & 2 - L2 & BLD 3 - L1	
DA2015	BLD 1 & 2 - L3 & BLD 3 - L2	
DA2016	BLD 1 & 2 - L4 & BLD 3 - L3	
DA2017	BLD 1 & 2 - L5 & BLD 3 - L4	
DA2018	BLD 1 & 2 - L6 & BLD 3 - L5	
DA2019	BLD 1 & 2 - L7 & BLD 3 - L6	
DA2020	BLD 1 & 2 - L8 & BLD 3 - L7	
DA2021	BLD 1 - L9 & BLD 3 - L8	
DA2022	BLD 1 - L10 & BLD 3 - L9	
DA2023	BLD 1 - ROOF & BLD 3 - L10 & ROOF	
DA3101	ELEVATIONS - BUILDING 1,2 & 3 - NORTH AND SOUTH	
DA3102	ELEVATIONS - BUILDING 1 & 2 - EAST AND WEST	
DA3103	ELEVATIONS - BUILDING 3 - EAST AND WEST	
DA3200	STAGE 1_SITE SECTIONS	
DA3210	BASEMENT SECTIONS	
DA5110	ADAPTABLE APARTMENT PLANS	
DA9010	SOLAR ACCESS STUDIES (SUN'S EYE VIEW)	NTS
DA9100	GFA DIAGRAMS - BUILDING 1	
DA9101	GFA DIAGRAMS - BUILDING 2	
DA9102	GFA DIAGRAM - BUILDING 3	
DA9103	SHADOW DIAGRAMS-COMMUNAL OPEN SPACE 3	
DA9104	SHADOW DIAGRAMS-COMMUNAL OPEN SPACE 5	
DA9105	SHADOW DIAGRAMS-COMMUNAL OPEN SPACE 4	
DA9106	SHADOW DIAGRAMS-COMMUNAL OPEN SPACE 2	
DA9107	SHADOW DIAGRAMS-COMMUNAL OPEN SPACE 1	
DA9200	SOLAR ACCESS ANALYSIS	
DA9201	SOLAR ACCESS ANALYSIS 2	
DA9202	NATURAL VENTILATION ANALYSIS 1	
DA9203	NATURAL VENTILATION ANALYSIS 2	
DA9204	SOLAR ANALYSIS SCHEDULE	
DA9205	SOLAR ANALYSIS SCHEDULE	
DA9300	BUILDING 1 ENTRY PLAN	
DA9301	BUILDING 1 ENTRY SECTION & ELEVATION	
DA9302	BUILDING 2 ENTRY	
DA9303	BUILDING 3 ENTRY	
DA9304	COURTYARD DETAIL 1	
DA9305	COURTYARD DETAIL 2	
DA9306	COURTYARD DETAIL 3	
DA9307	COURTYARD DETAIL 4	
DA9308	COURTYARD DETAIL 5	
2,0000		



16012 - MELROSE PARK - VRS - STAGE 1 DA 08-06-17 - 9



DA0000 - COVER SHEET

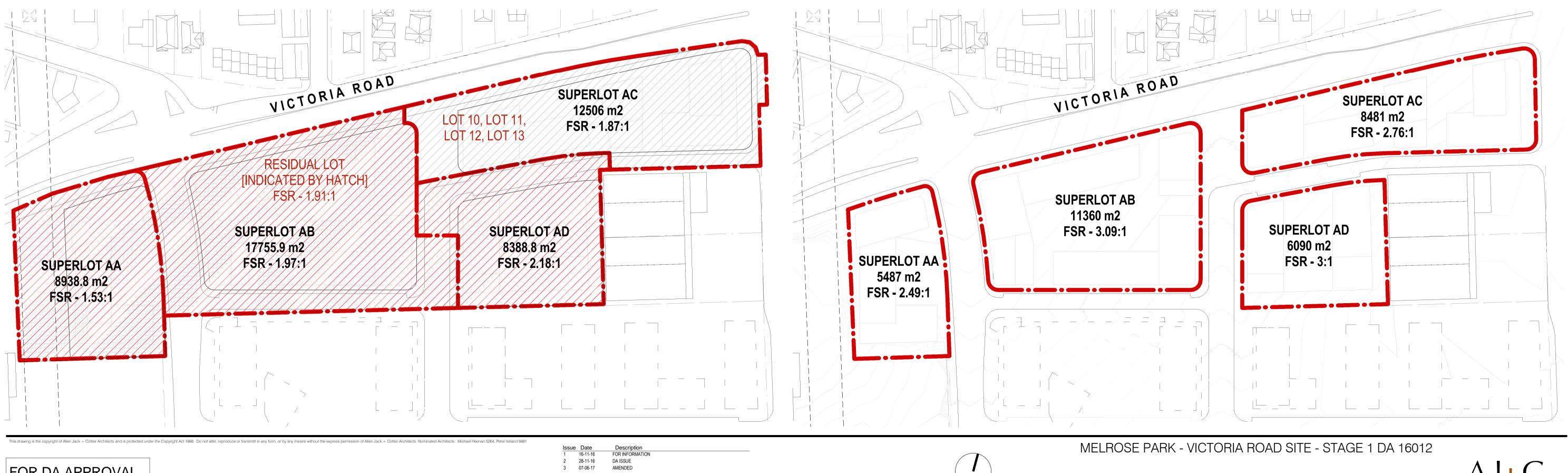


DEVELOPMENT SCHEDULE

OVERALL	
Site Area	47589 m2
Site area dedicated to new roads/ footpaths	12610 m2
Site area dedicated to Public Open Space	3564 m2
Allowable Floor Space Ratio	2.00 :1
Actual Floor Space Ratio	1.90 :1
Total Gross Floor Area	90405 m2
Approx. No. of Apartments	1077

								By	Superlot		By Superlot	Less Road	ls / Public (Open Space	1
	TOTAL BUILDING ENVELOPE (m2)	TOTAL GROSS FLOOR AREA (m2) [75% BUILDING ENVELOPE]	COMMERCIAL GROSS FLOOR AREA (m2)	RESIDENTIAL GROSS FLOOR AREA (m2)	RESIDENTIAL NETT SELLABLE ARE (m2) [85% GROSS FLOOR AREA]	APPROX, NUMBER OF APARIMENTS [Average NSA for superlots AA,AB & AD is 70.5m2; AC is 71 m2]	% OF TOTAL GROSS FLOOR AREA	INDIVIDUAL FLOOR SPACE RATIO	LOT AREA (m2)	INDIMDUAL FLOOR SPACE RATIO	LOT AREA (m2)	DEEP SOIL AREA (m2)	DEEP SOIL % SUPERLOT [PDCP 2011 requires 15% site area]	COMMON OPEN SPACE AREA (m2)	COMMON OPEN SPACE % SUPERLOT [ADG requires 25% site area]
Superlot AA	18228.0	13671	0	13671	11620	165	15%	1.53	8938.80	2.49	5487.0	1010.0	18.4%	1403.0	25.6%
Superlot AB	46597.0	35064	696	34368	29213	414	39%	1.97	17755.90	3.09	11360.0	1704.0	15.0%	2830.0	24.9%
Superlot AC	31168.0	23376	71	23376	19745	277	26%	1.87	12506.00	2.76	8481.0	1578.0	18.6%	2083.0	24.6%
Superlot AD	24393.0	18295	0	18295	15551	221	20%	2.18	8388.80	3.00	6090.0	1358.0	22.3%	1557.0	25.6%
TOTALS	120386	90405	767	89710	76129	1077			47590		31418	5650		7873	

SUPERLOT AREAS INCLUDING ROADS AND PUBLIC OPEN SPACE

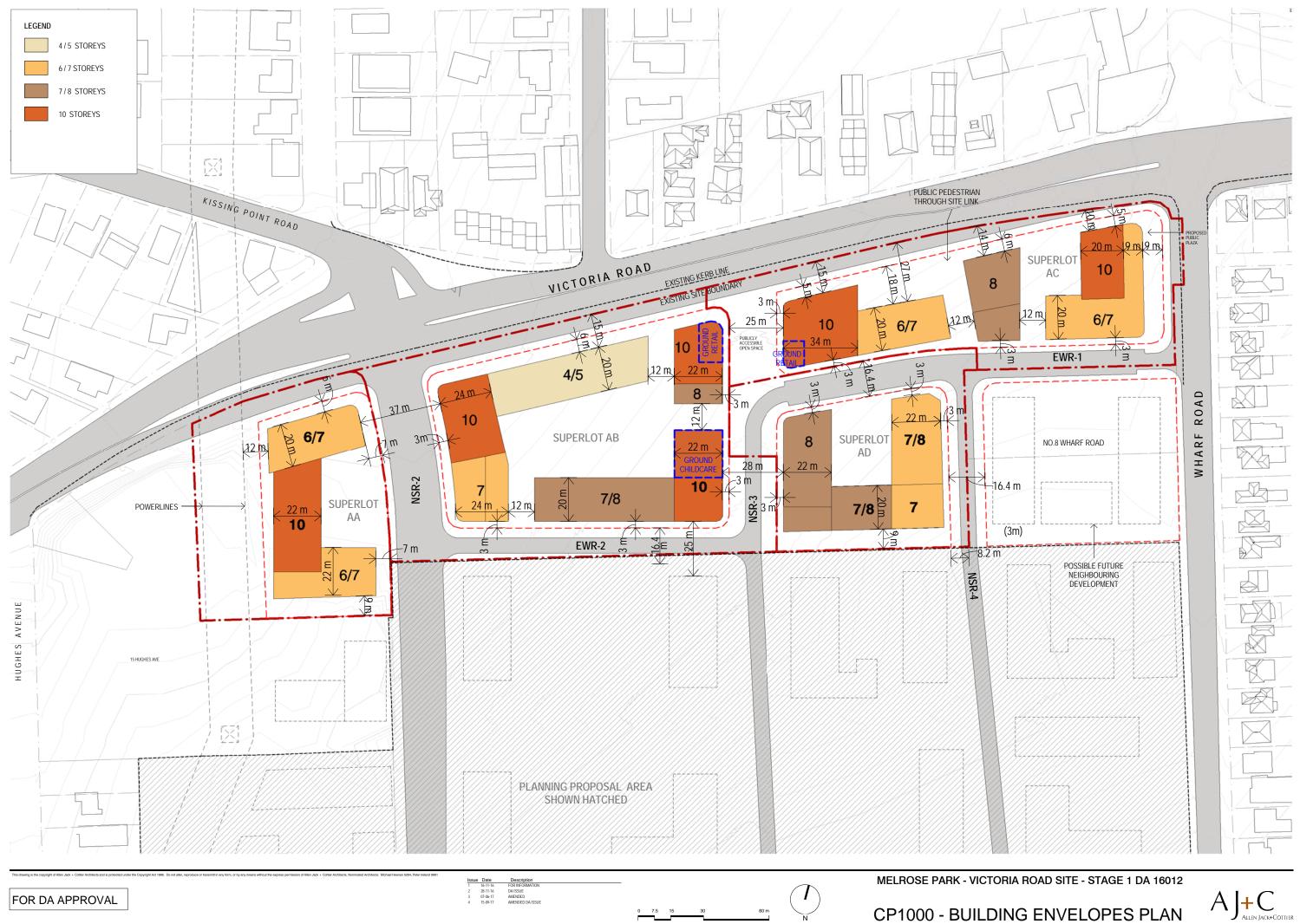


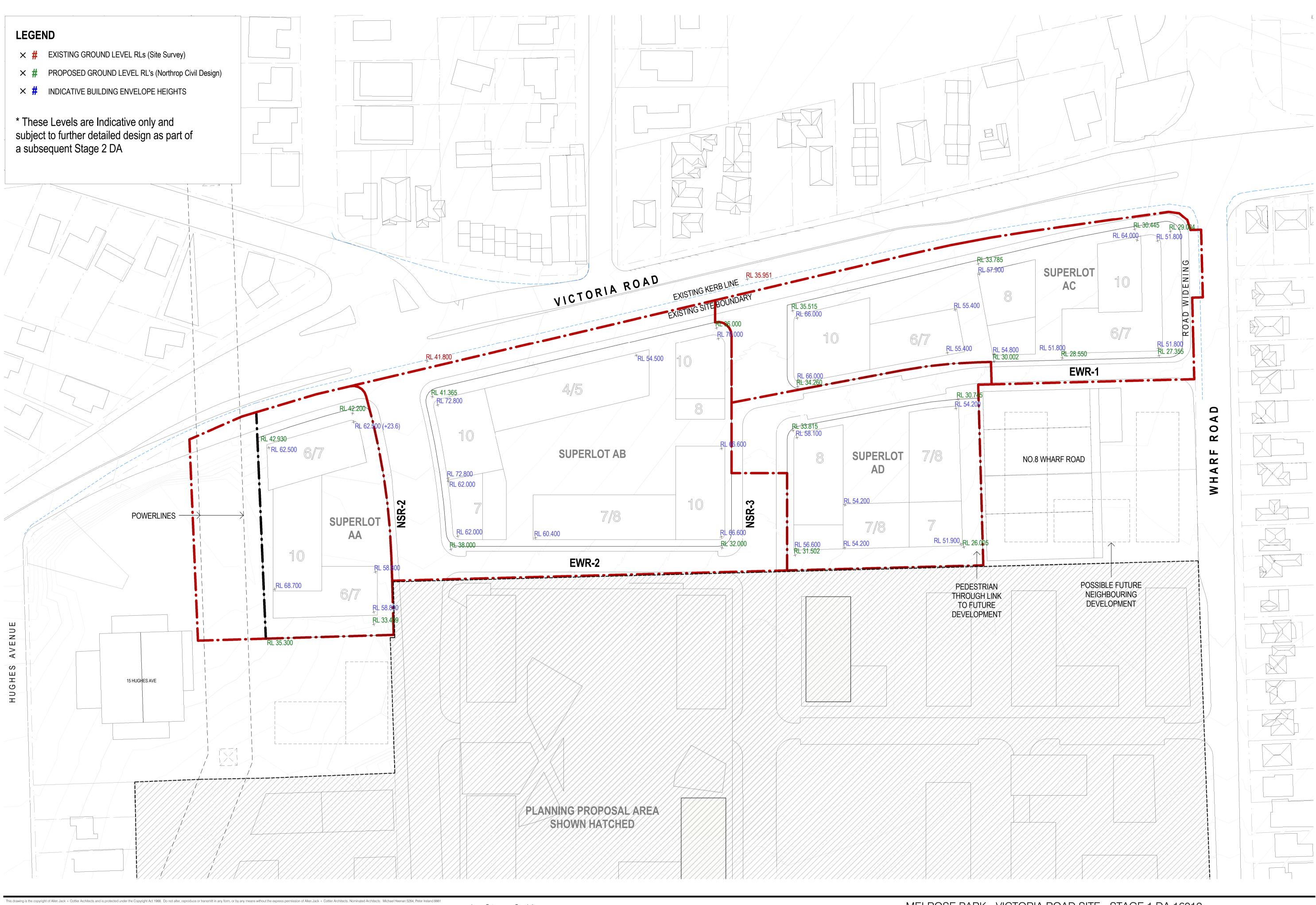
FOR DA APPROVAL

SUPERLOT AREAS <u>NOT</u> INCLUDING ROADS AND PUBLIC OPEN SPACE

CP0900 - FSR CALCULATIONS

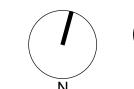






FOR DA APPROVAL





MELROSE PARK - VICTORIA ROAD SITE - STAGE 1 DA 16012 CP1001 - PROPOSED INDICATIVE GROUND LEVELS





FOR DA APPROVAL

 Issue
 Date
 Description

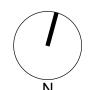
 1
 16-11-16
 FOR INFORMATION

 2
 28-11-16
 DA ISSUE

 3
 07-06-17
 AMENDED

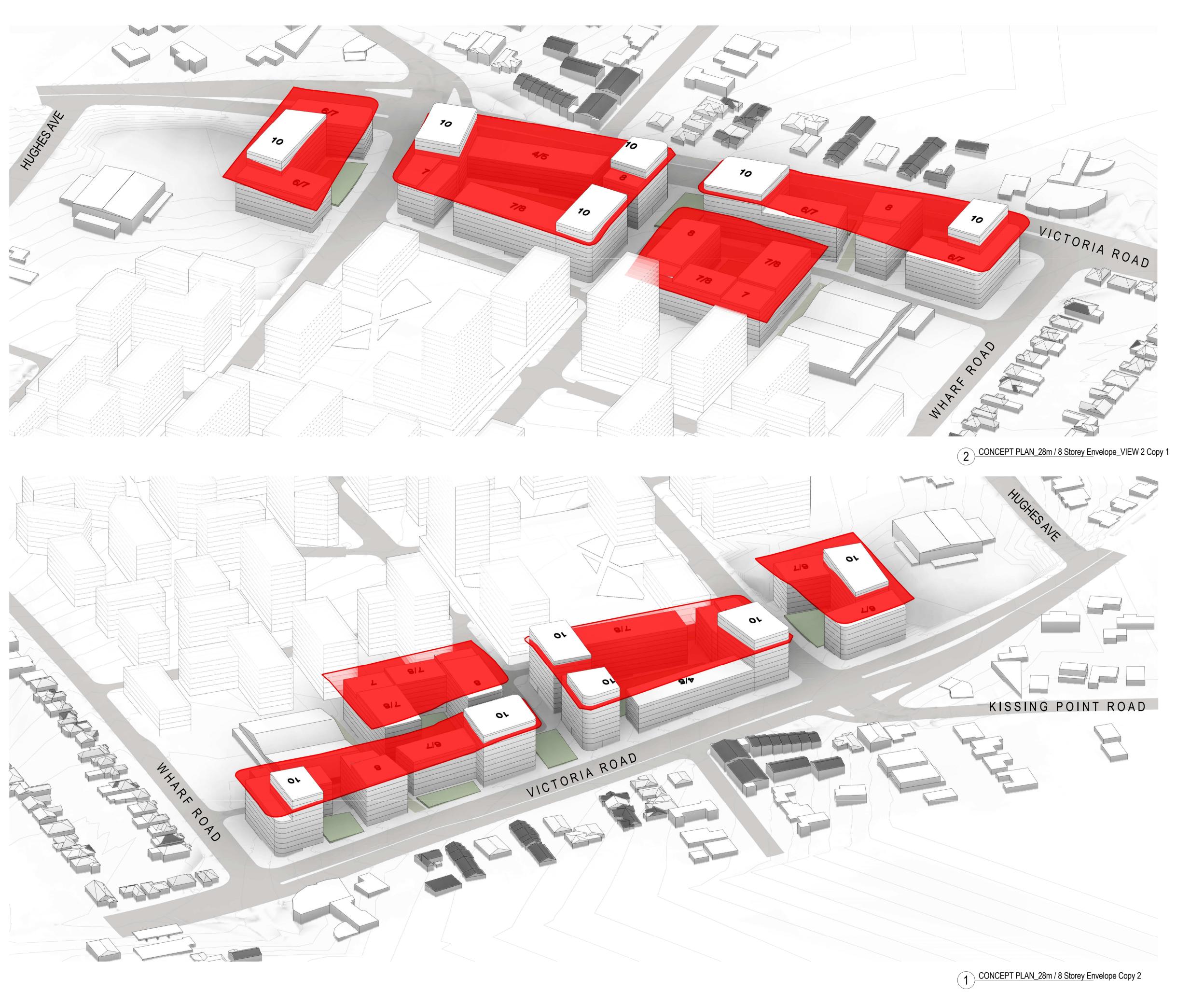
 4
 13-06-17
 UPDATE

15 30

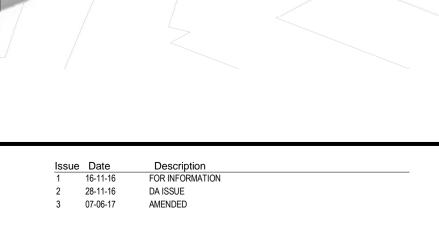


MELROSE PARK - VICTORIA ROAD SITE - STAGE 1 DA 16012 CP1002 - PROPOSED INDICATIVE DEEP SOIL/BASEMENT ZONES



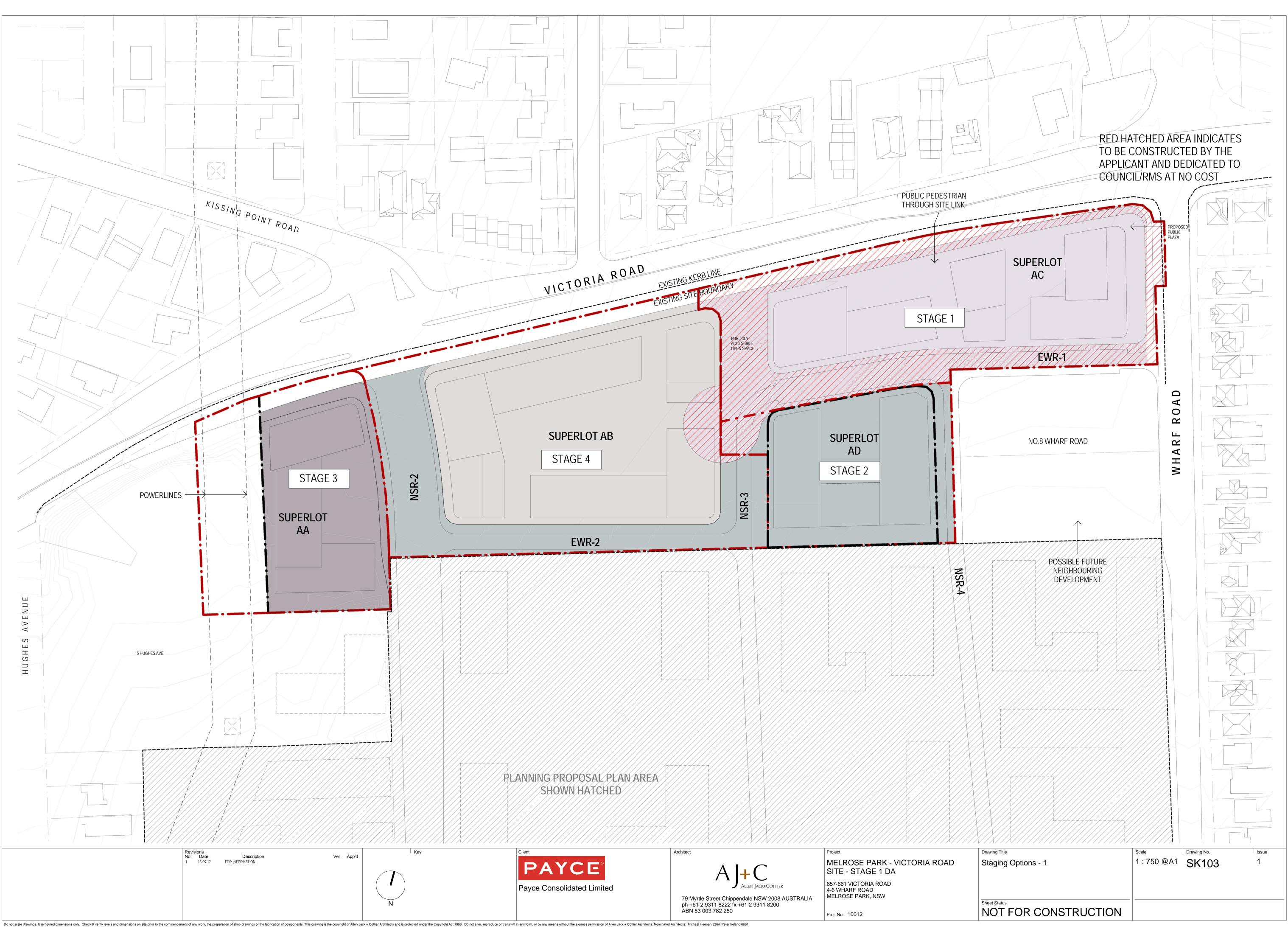


INDICATIVE DRAWING - NOT FOR DA APPROVAL



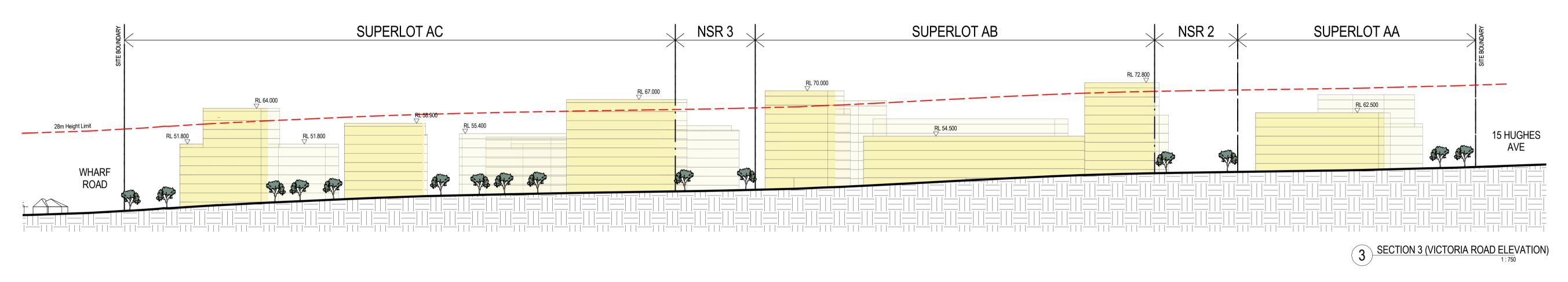
MELROSE PARK - VICTORIA ROAD SITE - STAGE 1 DA 16012 CP1011 - PROPOSED SCHEME WITH LEP HEIGHT PLANE

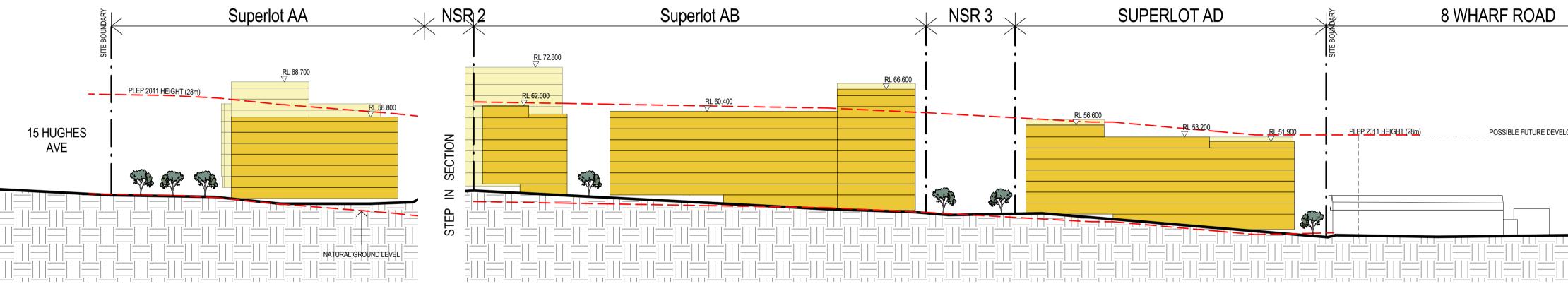




15/09/2017 12:33:34 PM PLOTTED & CHECKED BY: Author REF:





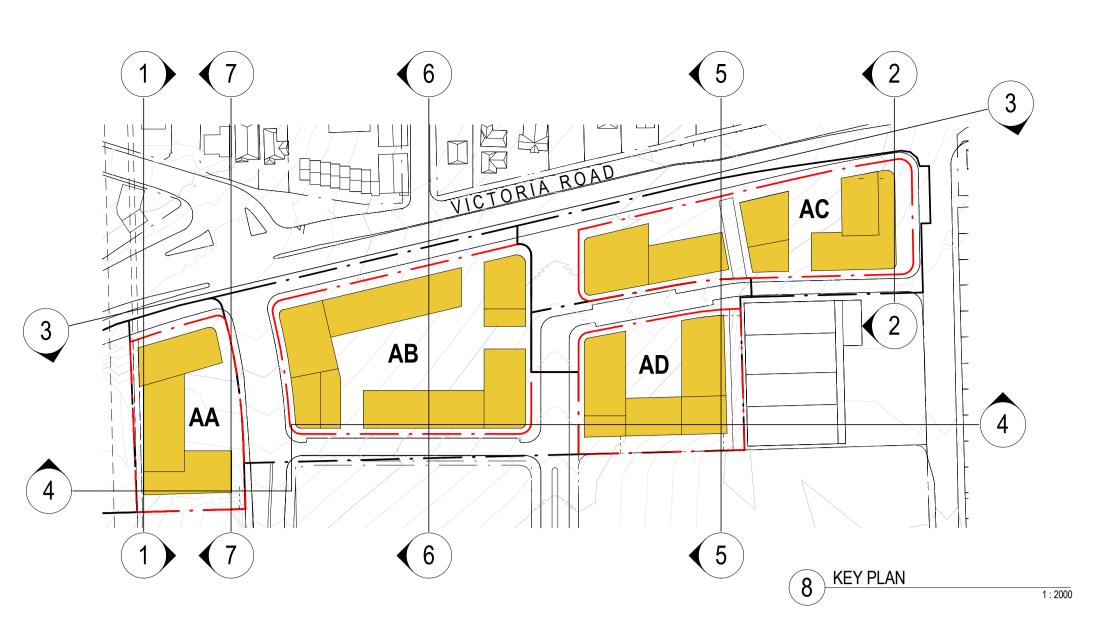




0 7.5 15 30

60 m

INDICATIVE DRAWING - NOT FOR DA APPROVAL



CP3203 - ENVELOPE SECTIONS

