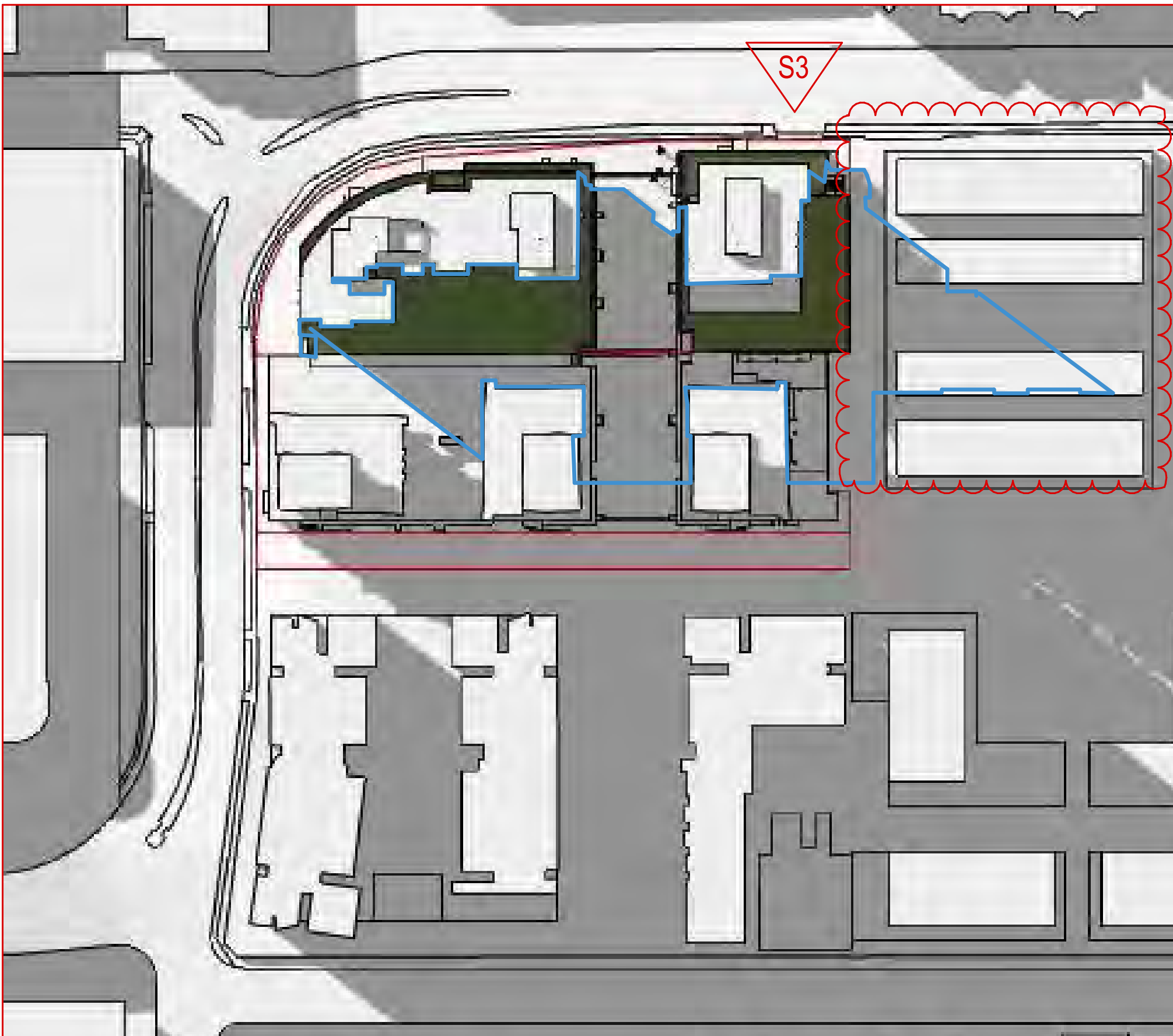




9am SOLSTICE :: 21 JUNE



12pm SOLSTICE :: 21 JUNE



3pm SOLSTICE :: 21 JUNE



9am EQUINOX :: 21 SEPTEMBER



12pm EQUINOX :: 21 SEPTEMBER



3pm EQUINOX :: 21 SEPTEMBER

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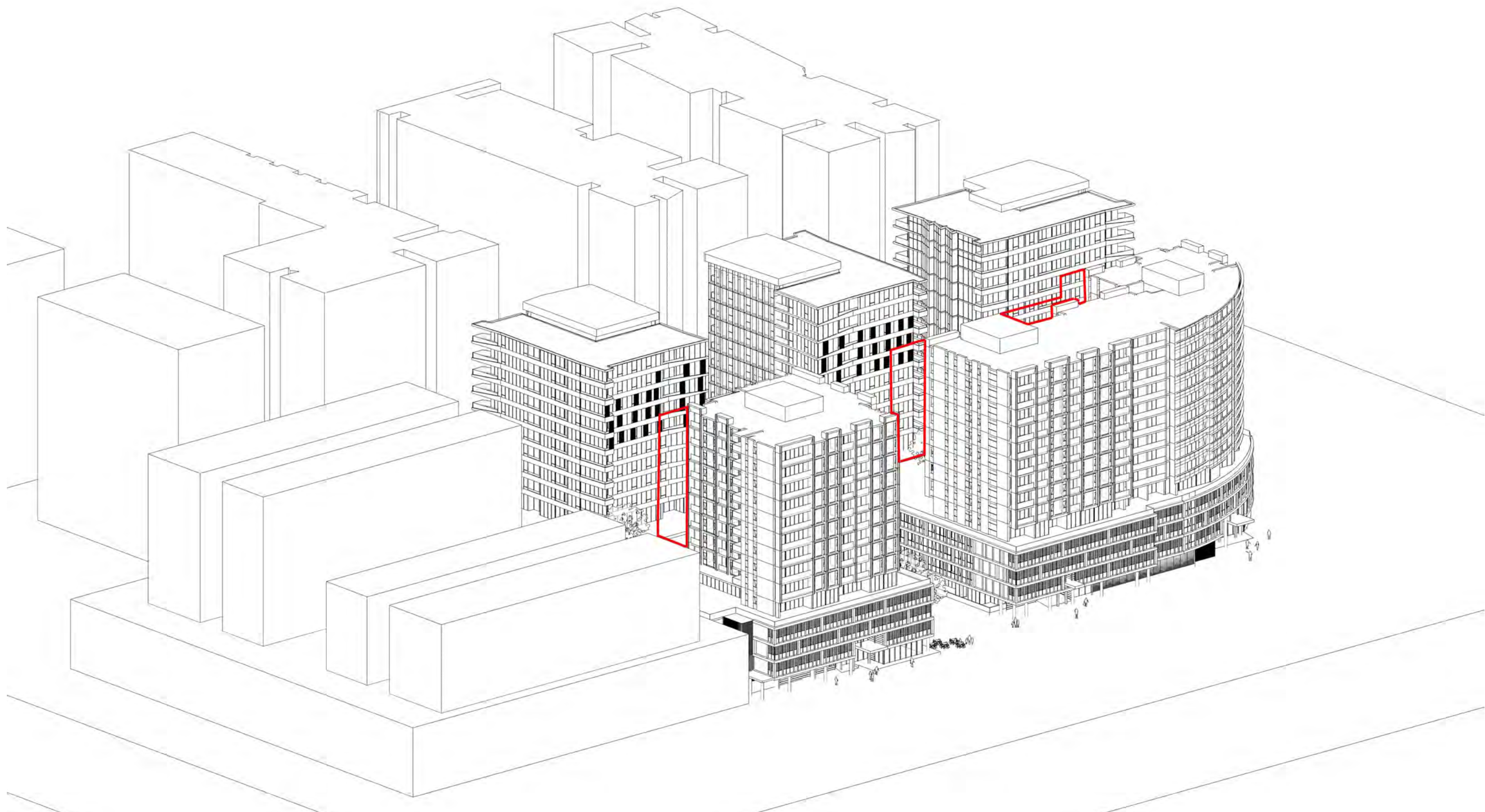
CLIENT
Meriton
528 Kent Street Sydney NSW 2000

DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Turner Architects Nicholas Turner 1888 4898 954 954 971

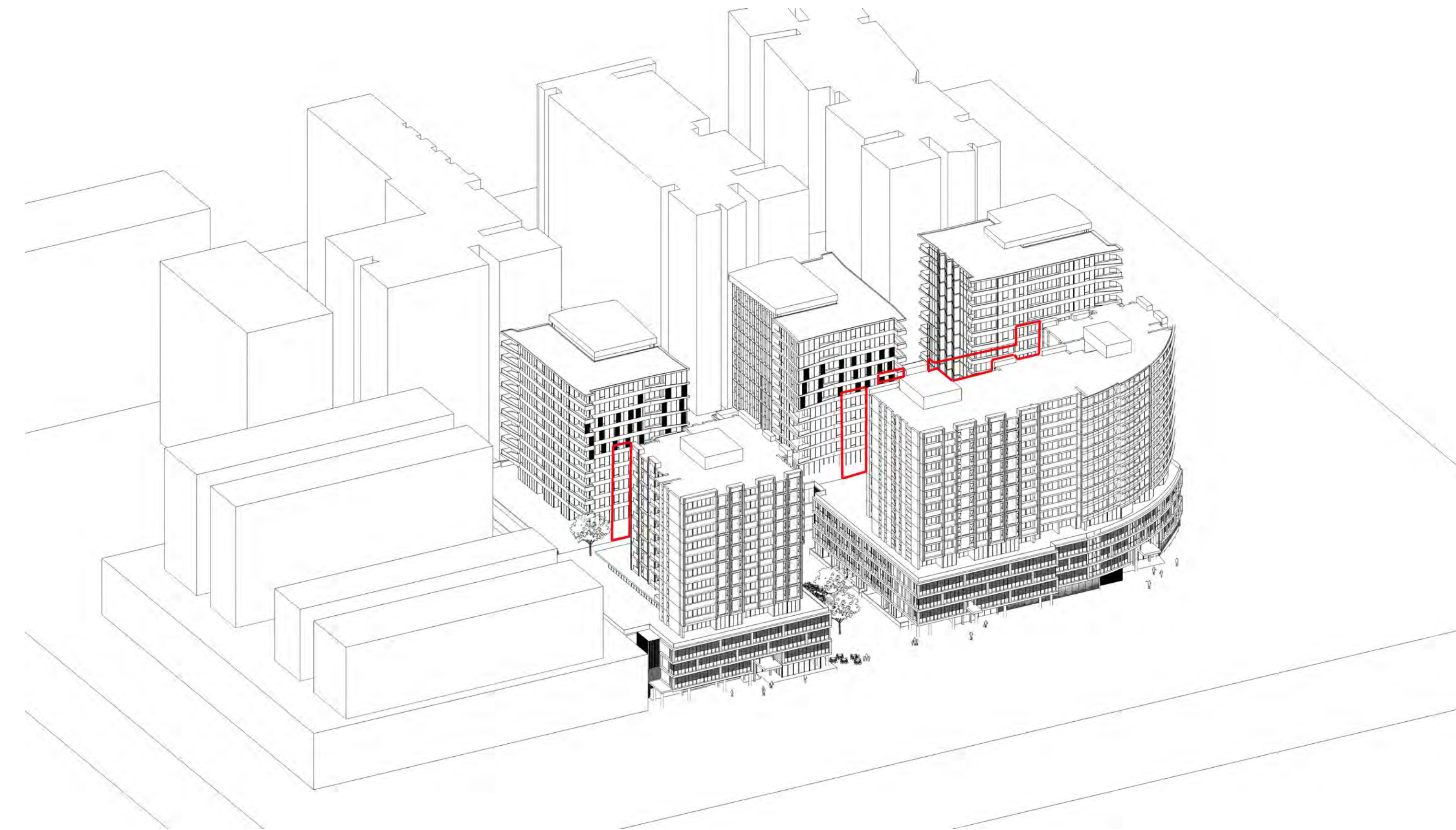
Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020
Drawing Title
**DEVELOPMENT APPLICATION
SHADOW DIAGRAMS**

S3	02.11.16	KD	Issued for Development Application
S2	12.05.16	KD	Issued for Information
S1	03.07.16	KD	Issued for Information
Rev.	Date	Approved by	Revision Notes
Scale	Project No.		Drawn by
NTS	16012		SC
Status	Dwg No.	Rev	
For Information	DA-720-001	S3	

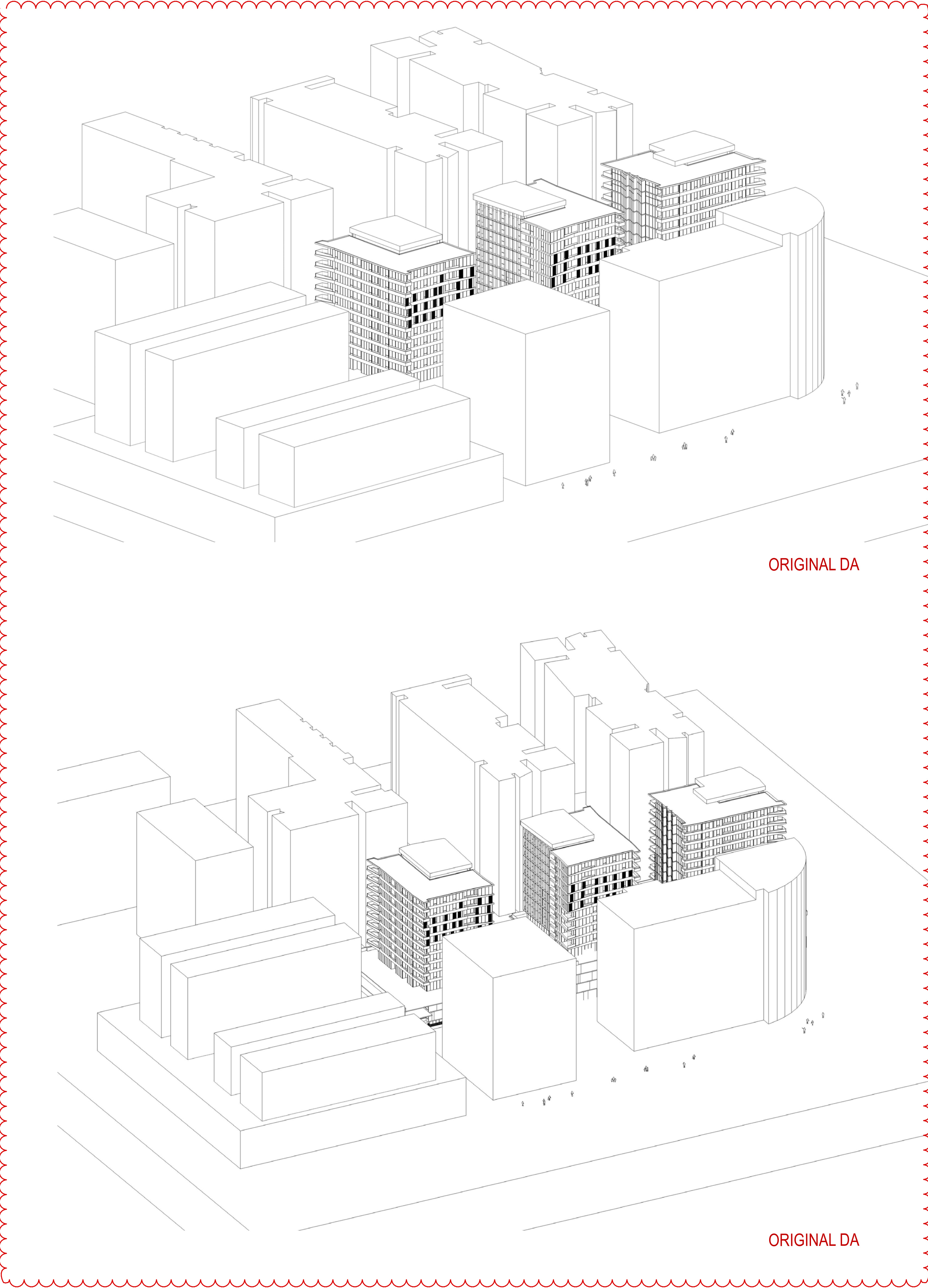
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9am WINTER SOLSTICE :: 21 JUNE



10am WINTER SOLSTICE :: 21 JUNE



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Meriton
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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notified Architect Nicholas Turner MBS, APN 90 504 094 811

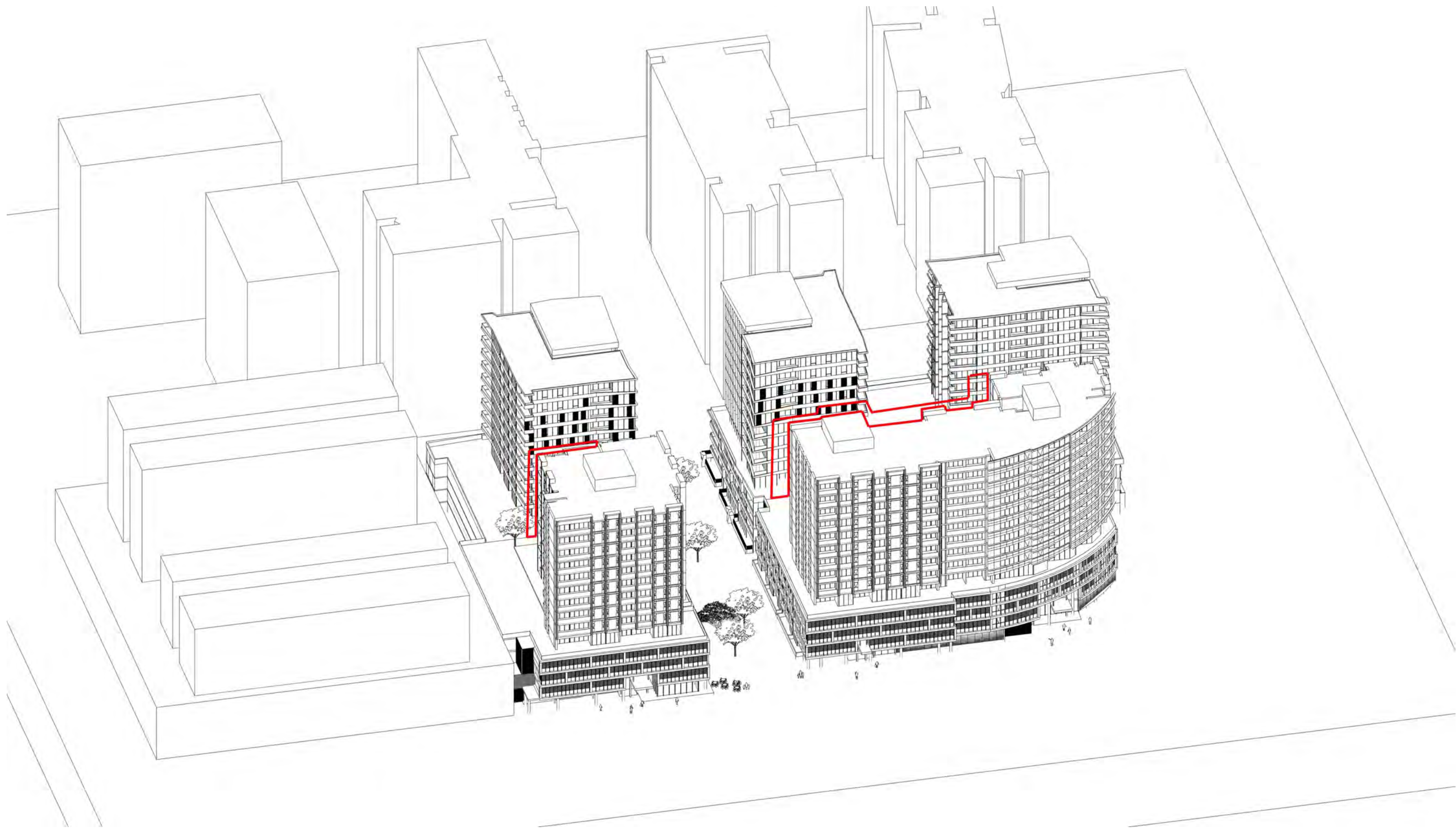
Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
**DEVELOPMENT APPLICATION
VIEW FROM SUN ANALYSIS SHEET 1**

S1 Rev.	12/09/16 Date	KD Approved by	Issued for Development Application Revision Notes	Project No.	Drawn by	North
				16012	SC	↑
				Dwg No. DA-720-002	Rev S2	
				For Information		

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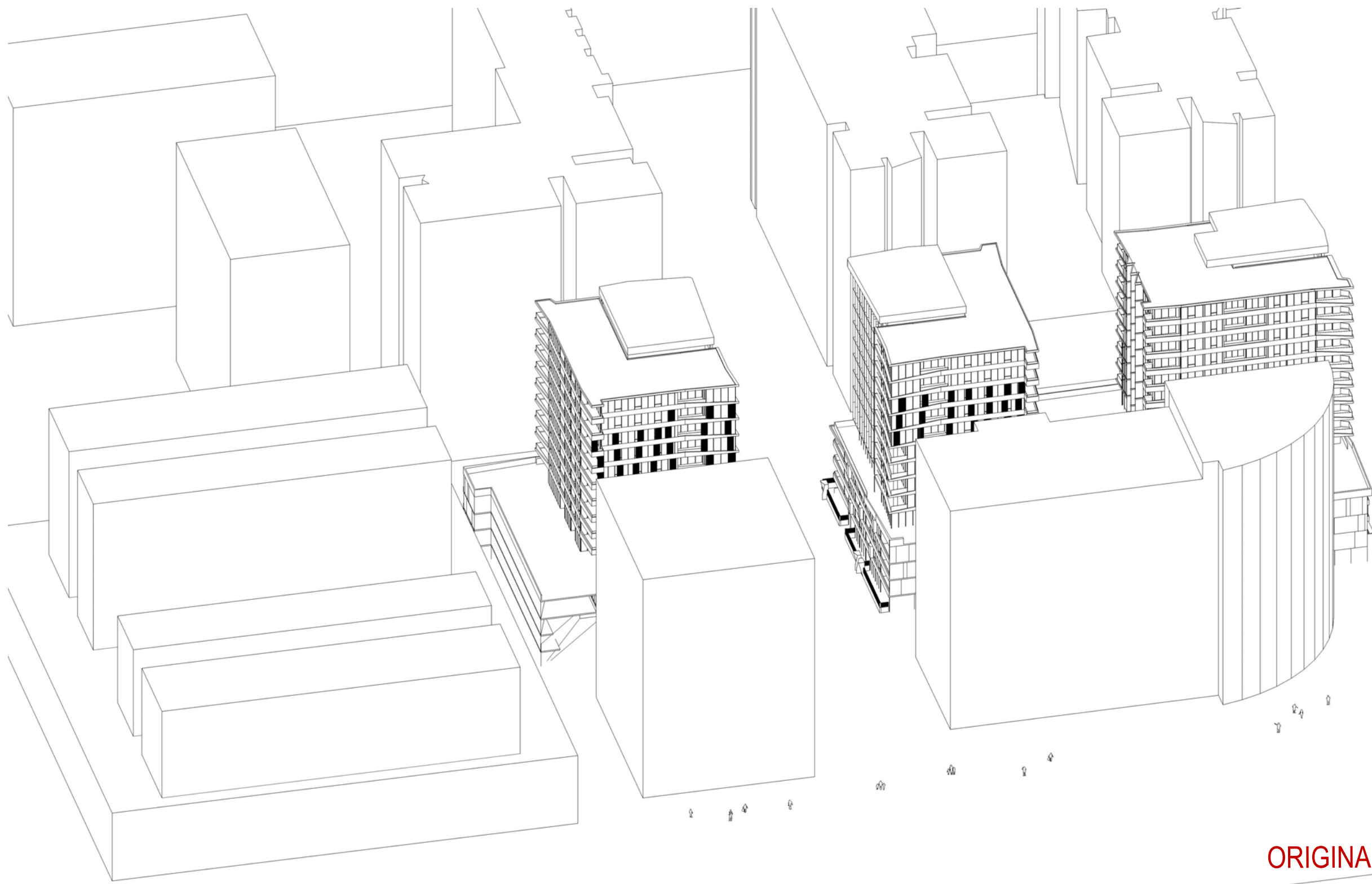
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12pm WINTER SOLSTICE :: 21 JUNE



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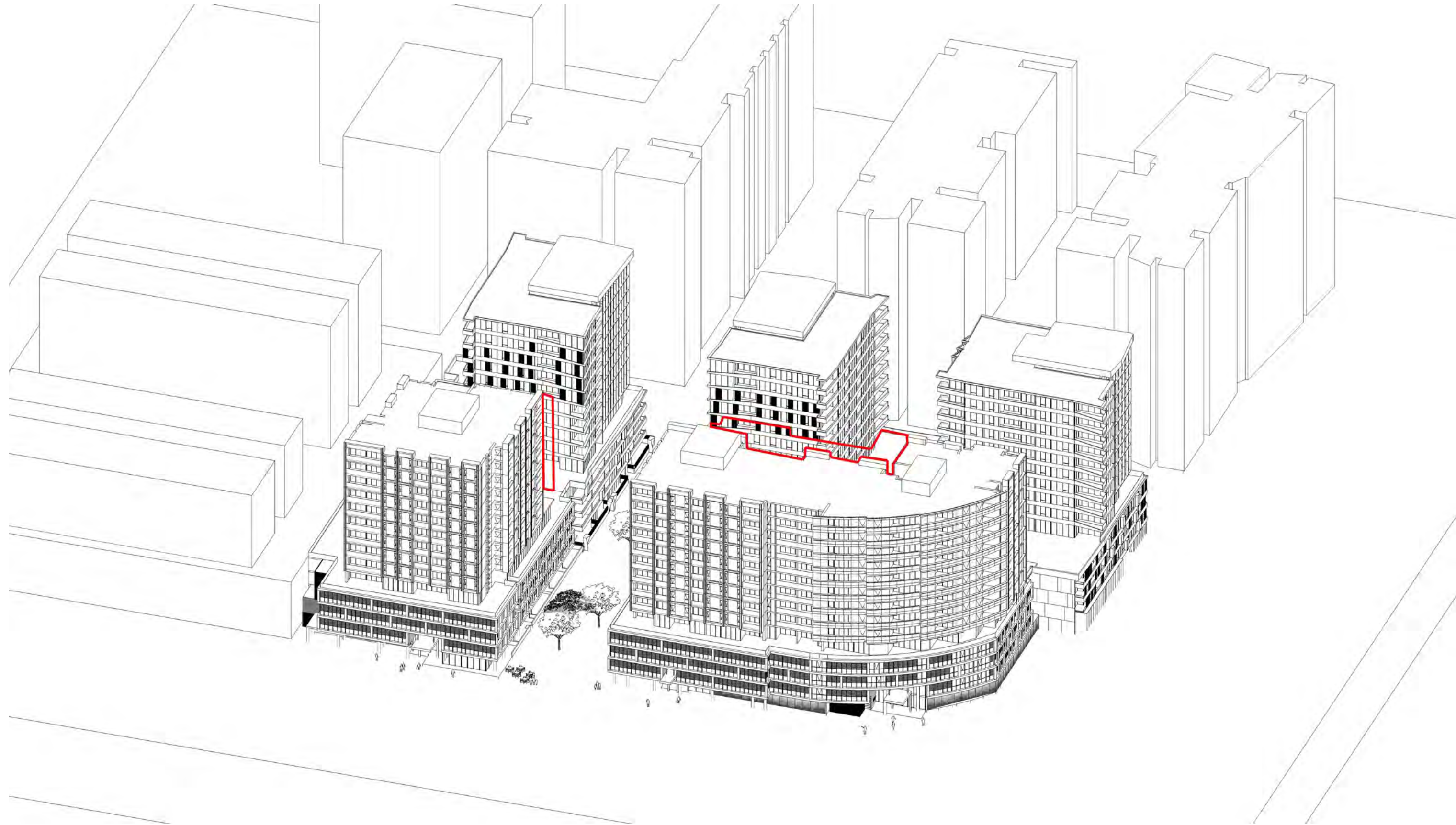
DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Turner and Black Nicholas Turner 1885, ABN 55 594 094 811

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020
Drawing Title
**DEVELOPMENT APPLICATION
VIEW FROM SUN ANALYSIS SHEET 2**

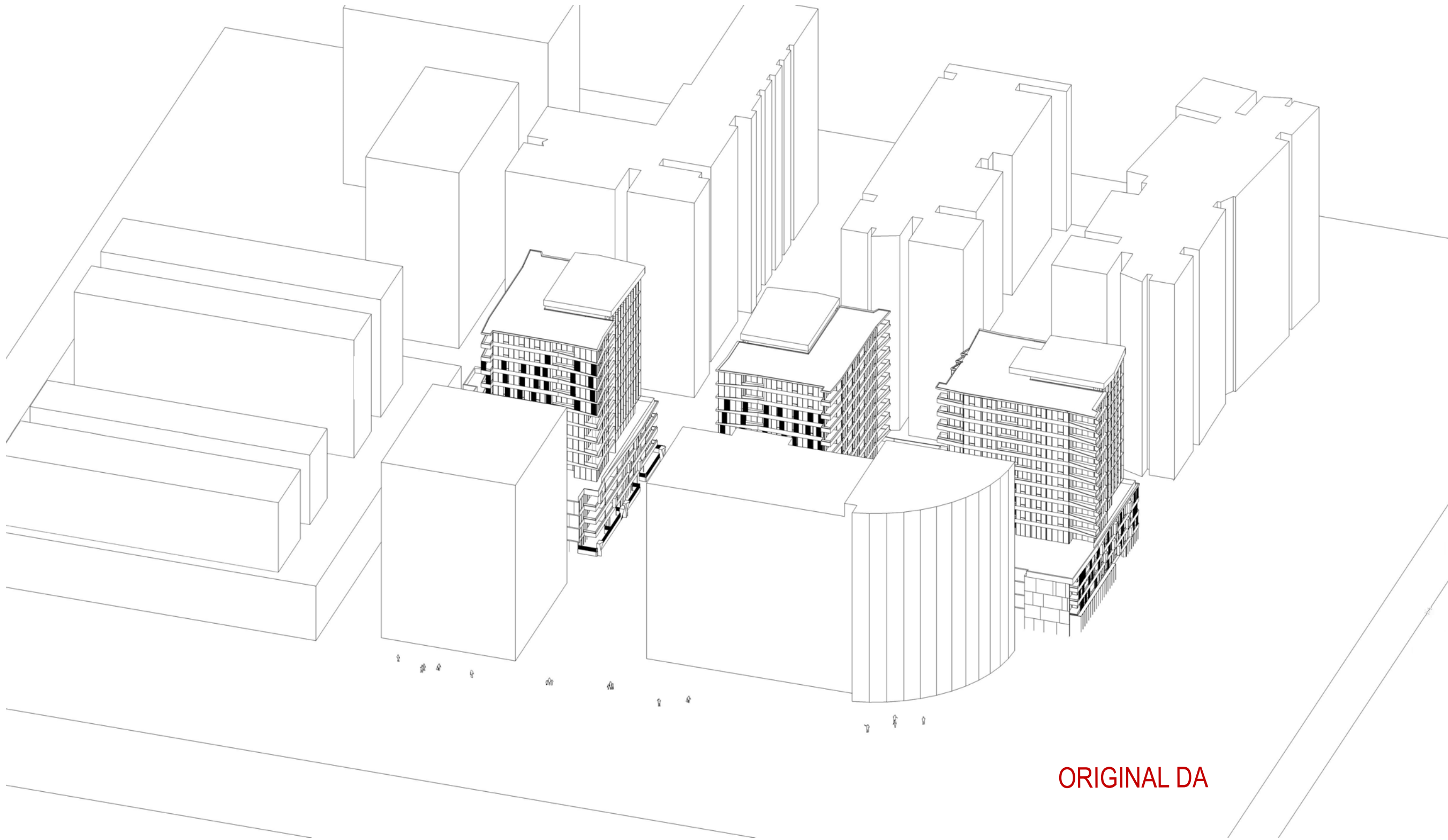
S1 Rev.	12.09.16 Date	KD Approved by	Issued for Information Revision Notes	Project No.	Drawn by	North
Scale				16012	SC	
NTS						
Status				Dwg No.	Rev	
For Information				DA-720-003	S2	

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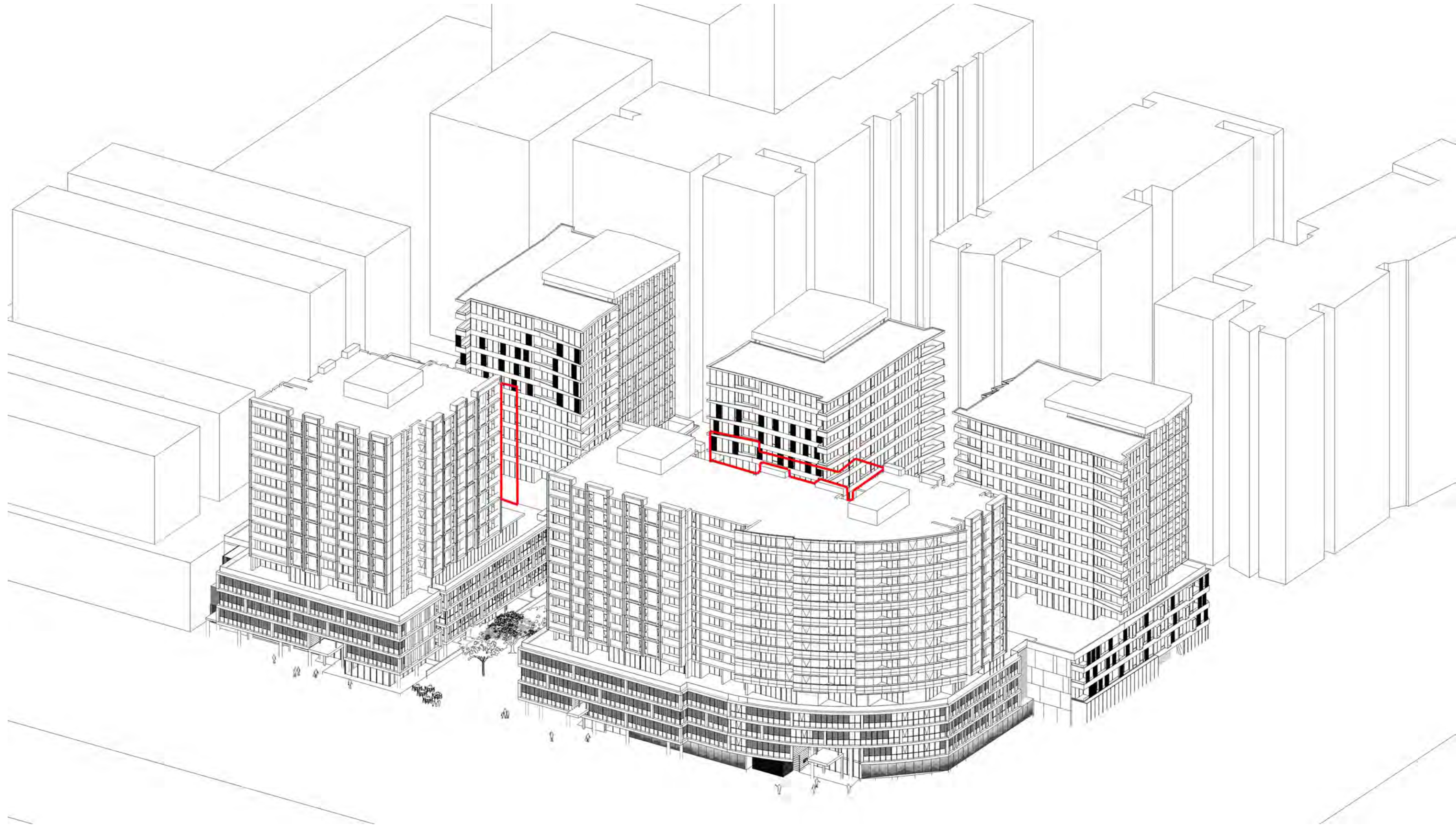
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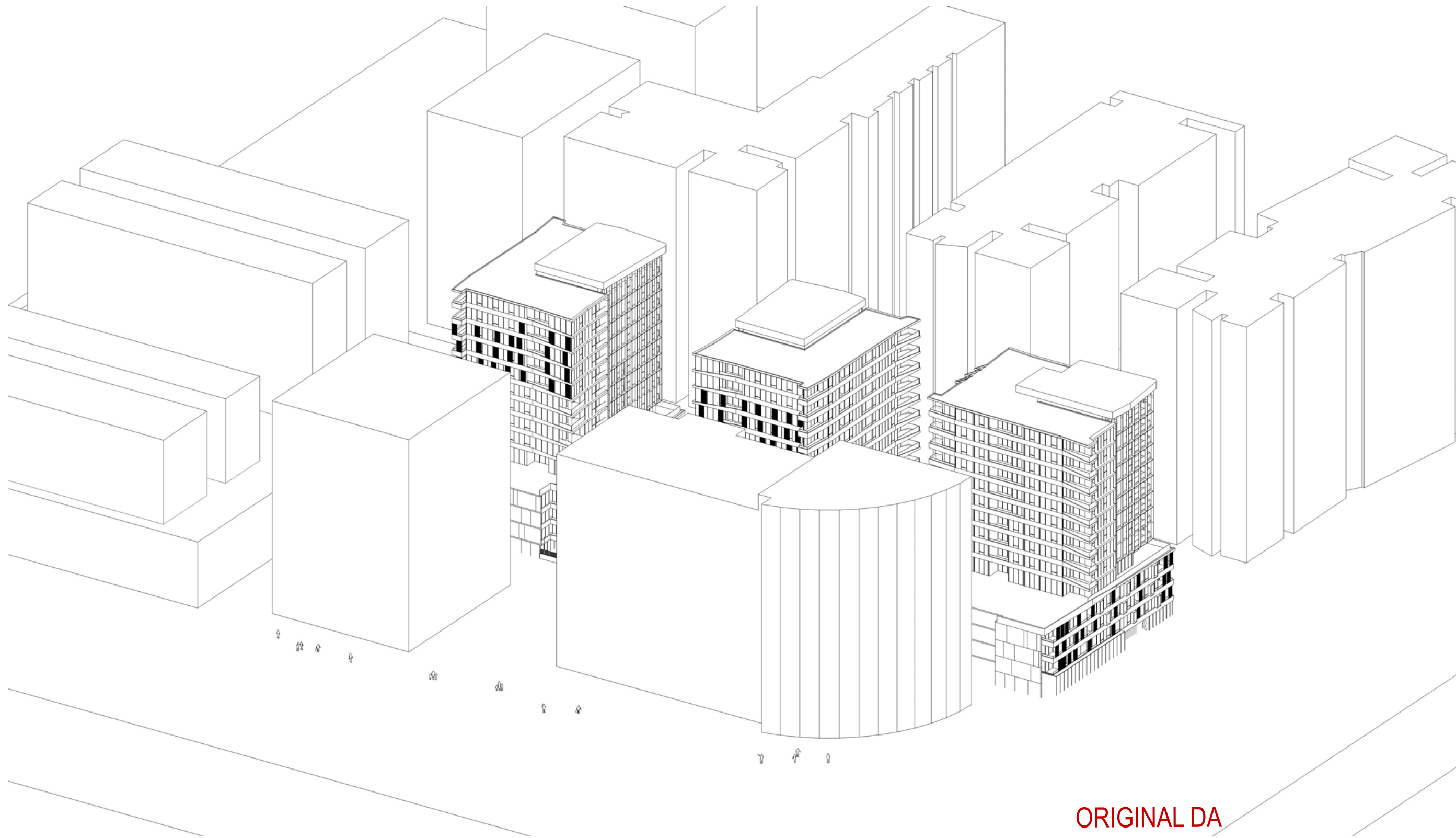
1pm WINTER SOLSTICE :: 21 JUNE



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2pm WINTER SOLSTICE :: 21 JUNE



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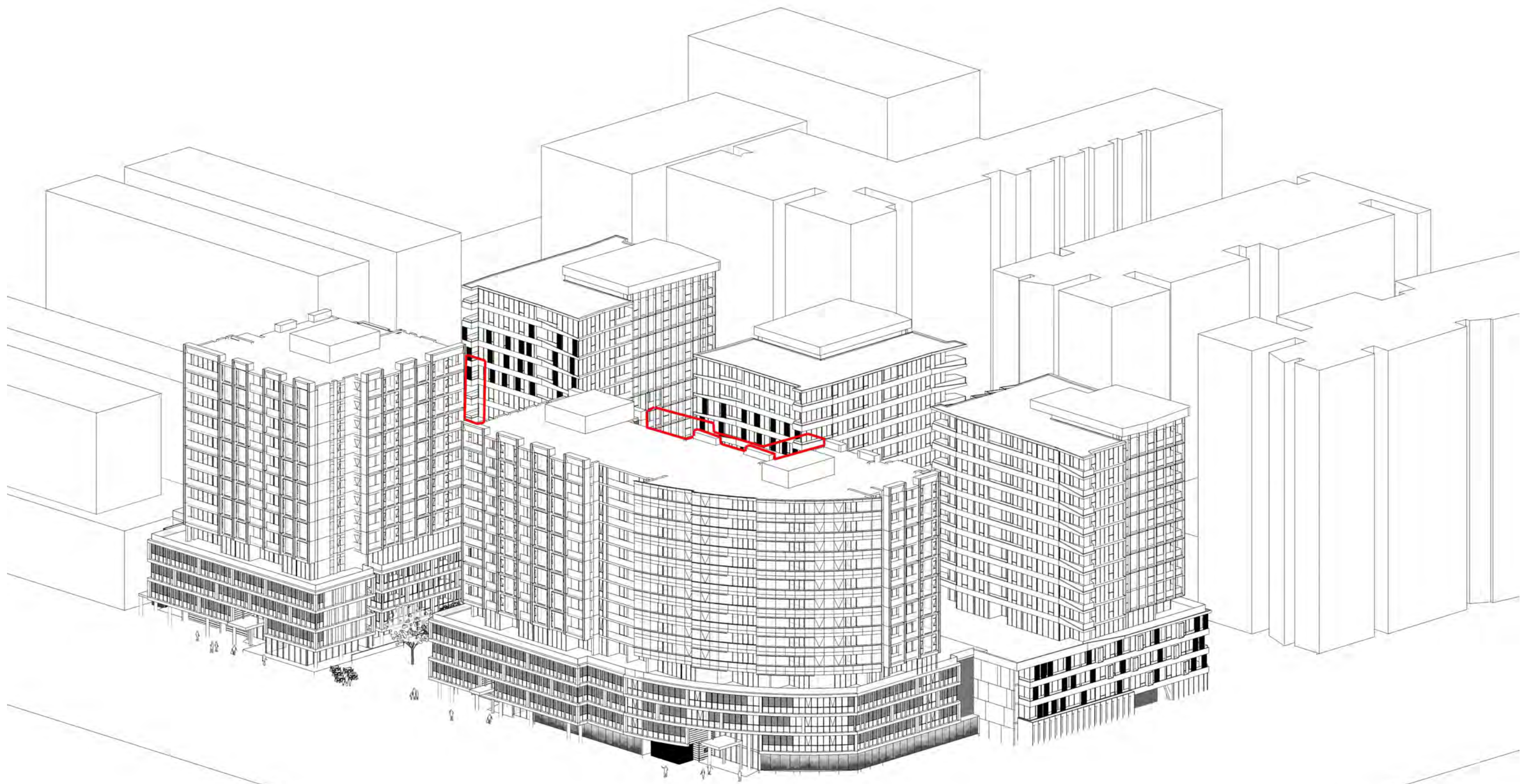
DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notified And Used Nicholas Turner 16012, ABN 55 504 034 911

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020
Drawing Title
**DEVELOPMENT APPLICATION
VIEW FROM SUN ANALYSIS SHEET 3**

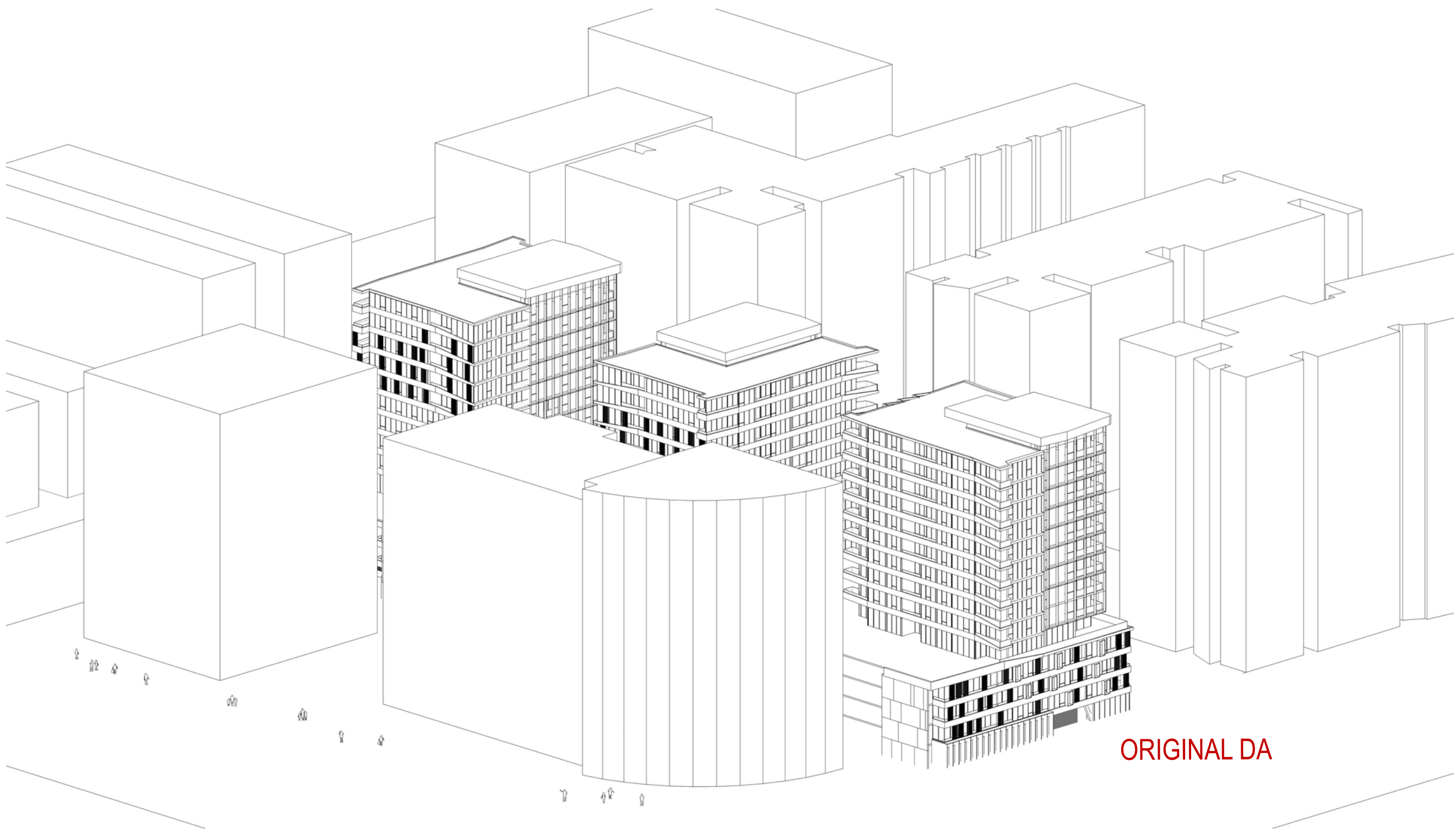
S1	12.09.16	KD	Issued for Information	Project No.	16012	Drawn by	SC	North
Rev.	Date	Approved by	Revision Notes	Status	Dwg No.	Rev	S1	
Scale				For Information	DA-720-004			

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DLCS Quality Endorsed Company ISO 9001:2008, Registration Number 20476
Notified And Notified Nicholas Turner 6055, ABN 55 504 034 911

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
**DEVELOPMENT APPLICATION
VIEW FROM SUN ANALYSIS SHEET 4**

S1	12.09.16	KD	Issued for Information		
Rev.	Date	Approved by	Revision Notes	Project No.	Drawn by
Scale	NTS			16012	SC
Status	For Information	Dwg No.	Rev	DA-720-005	S1

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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notified Australia Nicholas Turner 0800 489 80 504 004 911

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

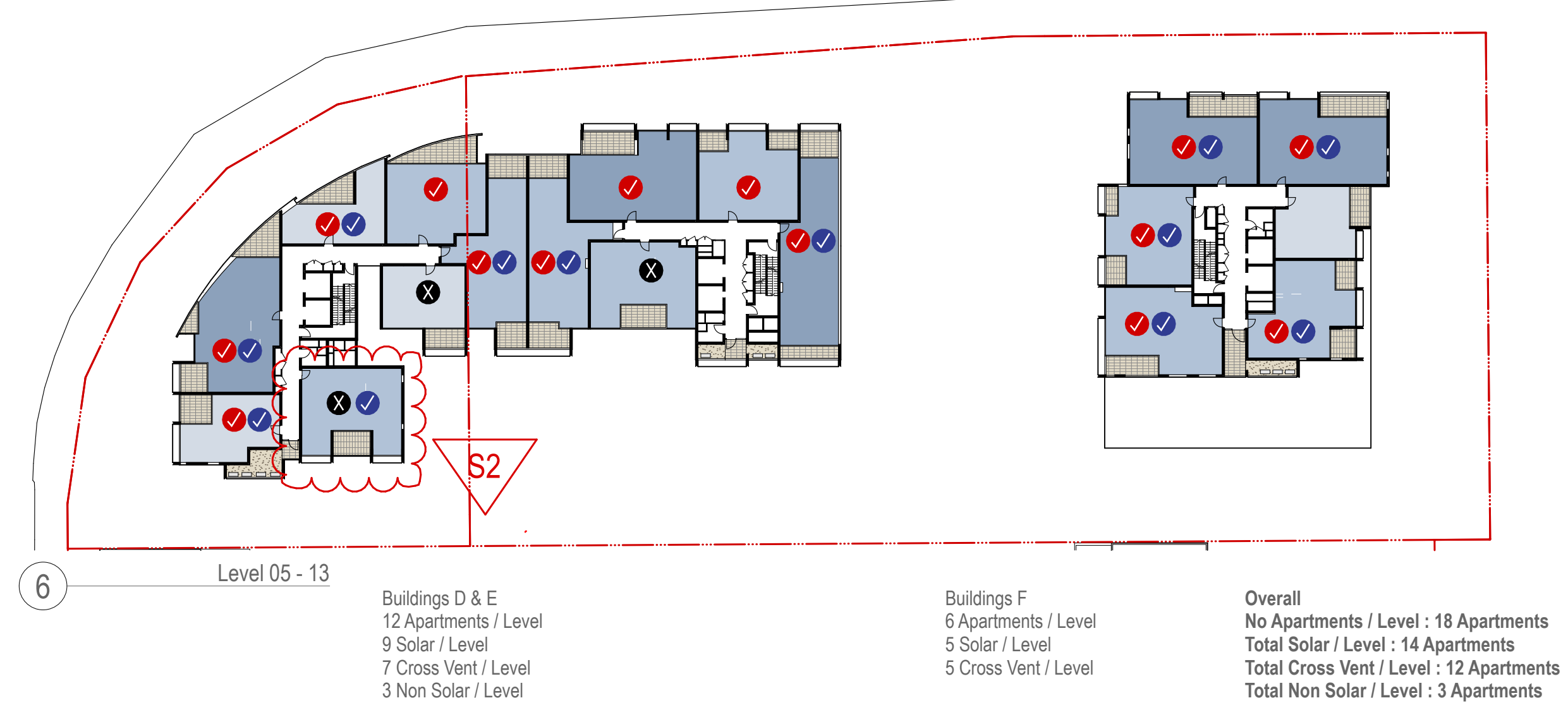
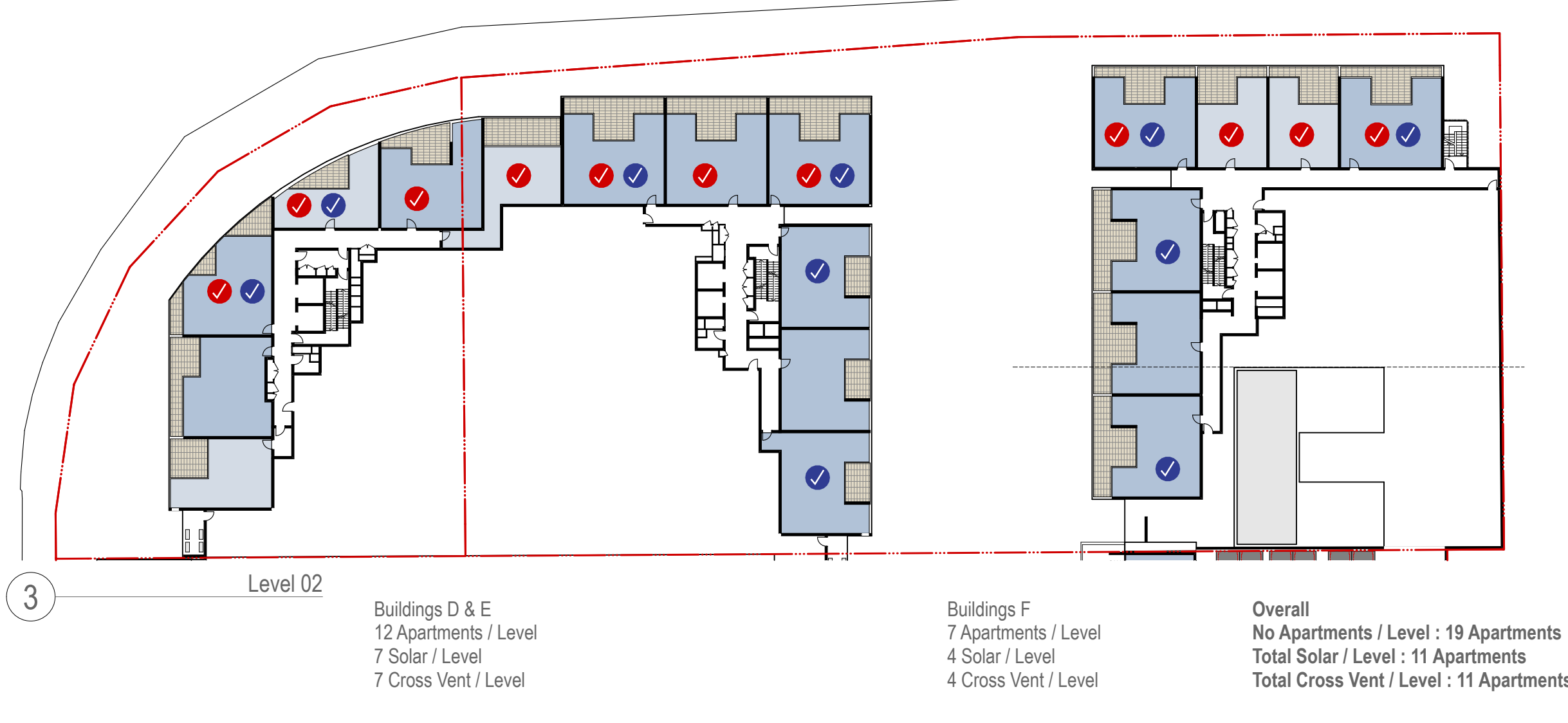
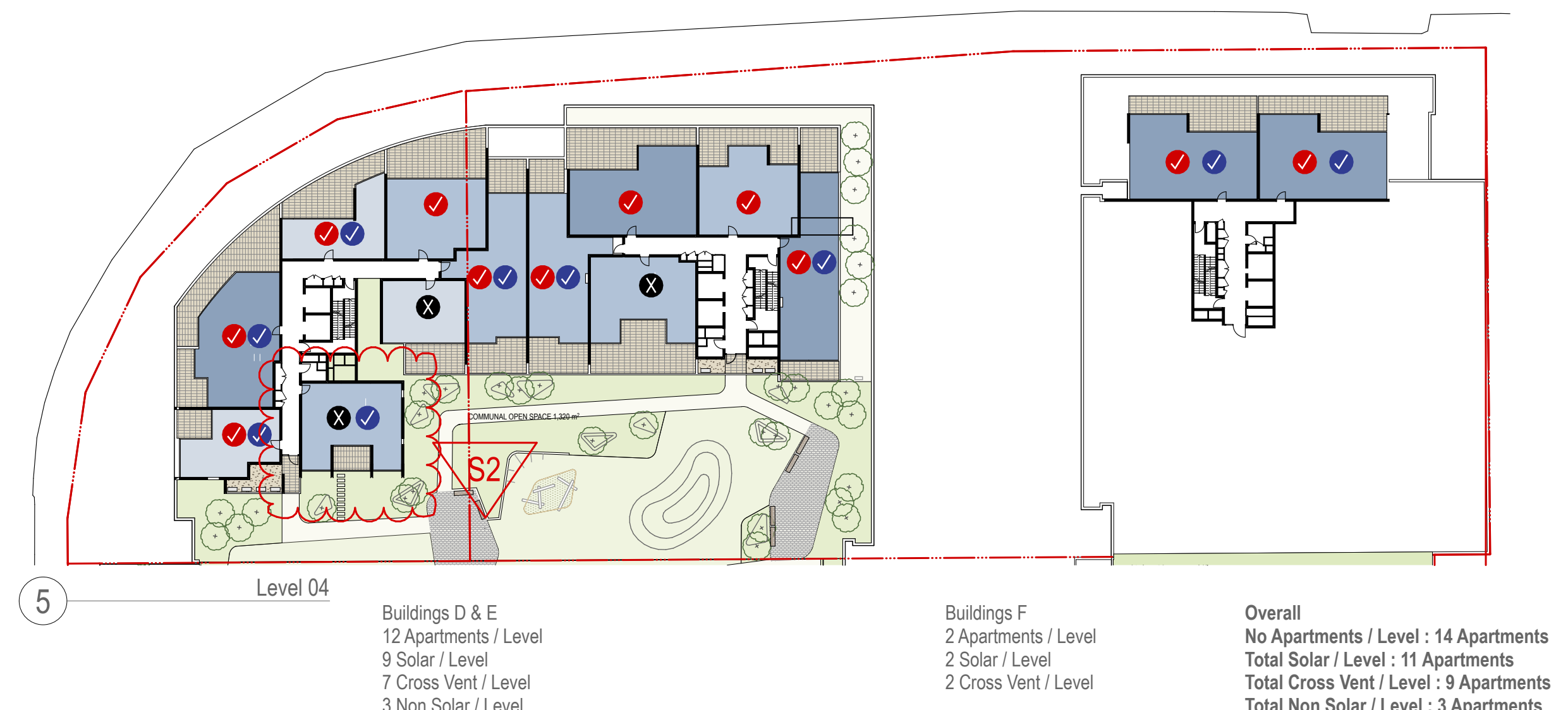
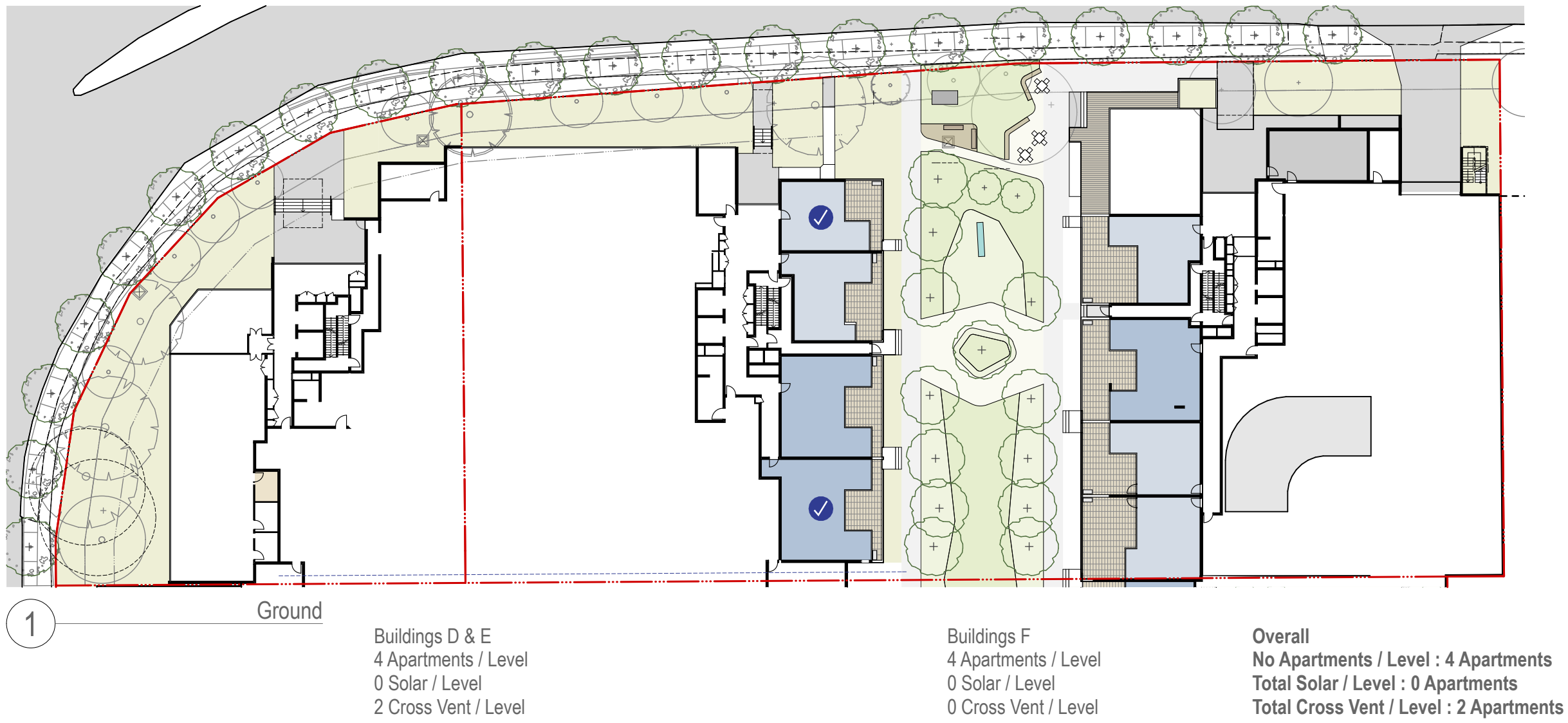
Drawing Title
**DEVELOPMENT APPLICATION
PODIUM SHADOW DIAGRAMS**

Rev.	Date	Approved by	Issued for Information	Revision Notes
S1	03.11.16	KD	For Information	
Scale	@A3		Project No.	16012
Status	For Information		Dwg No.	DA-720-006
Rev	S1		Drawn by	SC
		North		↑

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- KEY:**
- ✓ Solar Access to Apartment Living Room & private open space
Minimum of 2 hours between 9am and 3pm mid-winter
 - ✓ Apartment with Natural Cross Ventilation
for the first 9 storeys
 - ✗ No sunlight received between 9am and 3pm at mid winter

SUMMARY:

Total Apartments : 239 apartments
Total Solar : 168 apartments (70%) min. 70%

Total Apartments for first 9 storeys : 149 apartments
Total Cross Ventilation for first 9 storeys : 91 apartments (61%) min. 60%

Total Non Solar : 30 apartments (12.5%) max. 15%

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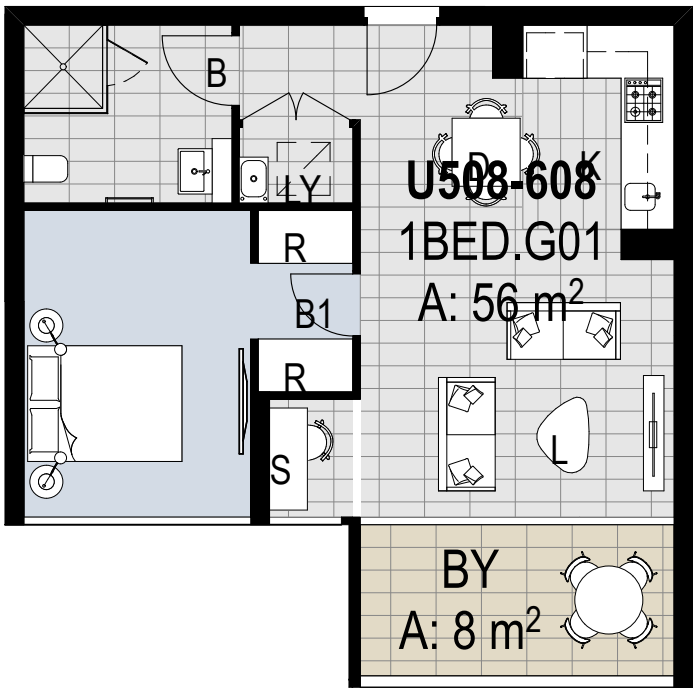
Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
DEVELOPMENT APPLICATION
ADG DIAGRAMS

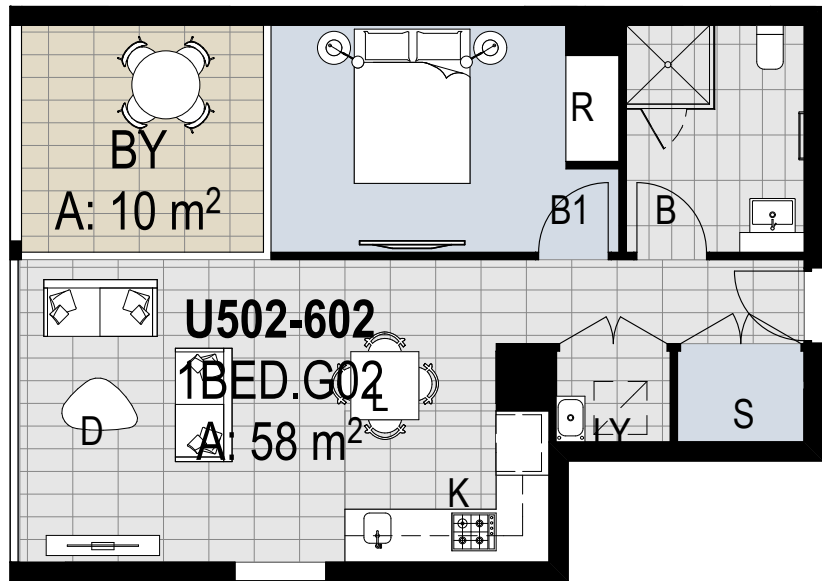
Rev.	Date	By	For	Project No.	Scale	Status	Drawn by	North
S2	31.10.16	KD	Issued for Information	16012	1:500 @A1, 50% @A3	For Information	SC	↑
S1	23.07.16	KD	Issued for Information	DA-721-001		Rev	S2	

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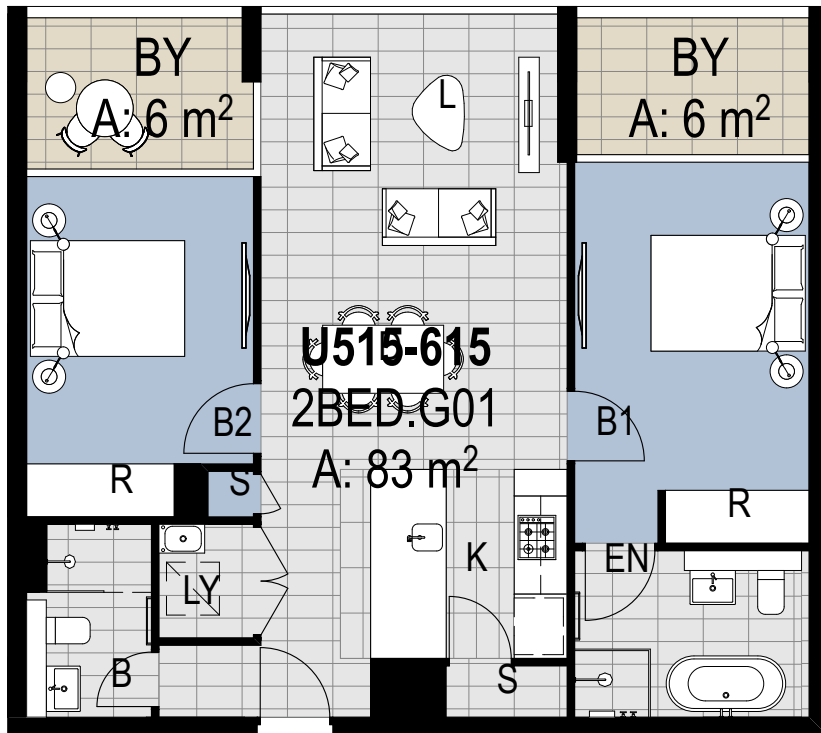
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turner@turner.com.au



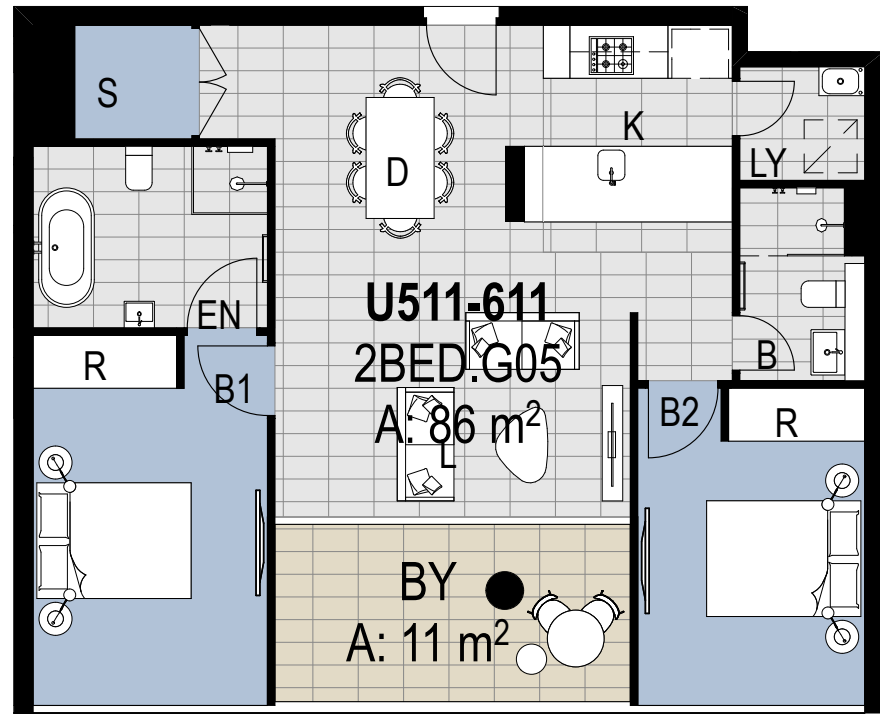
1 1B.G01 Pre-Adaptable



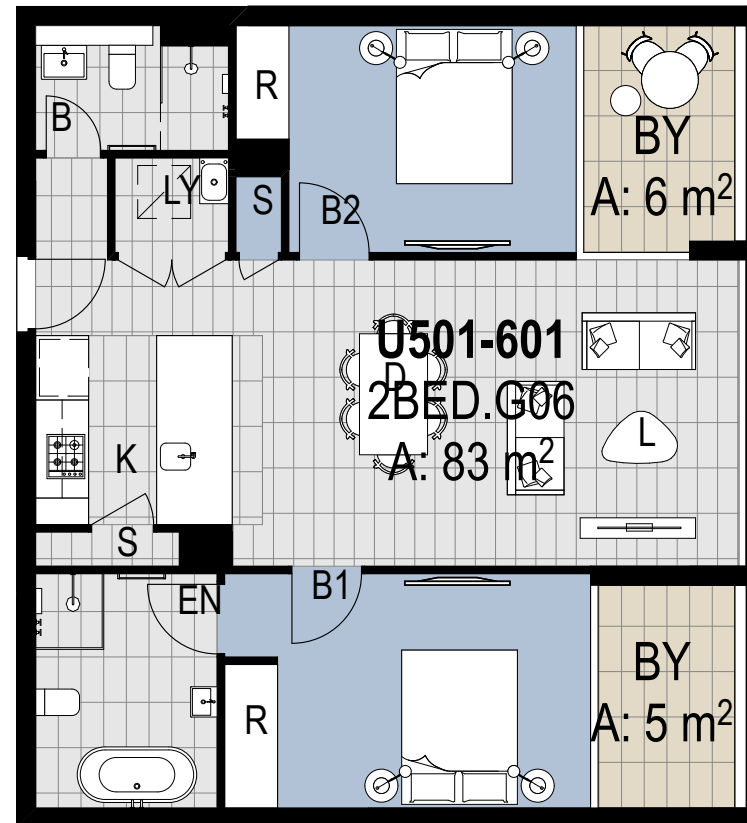
2 1B.G02 Pre-Adaptable



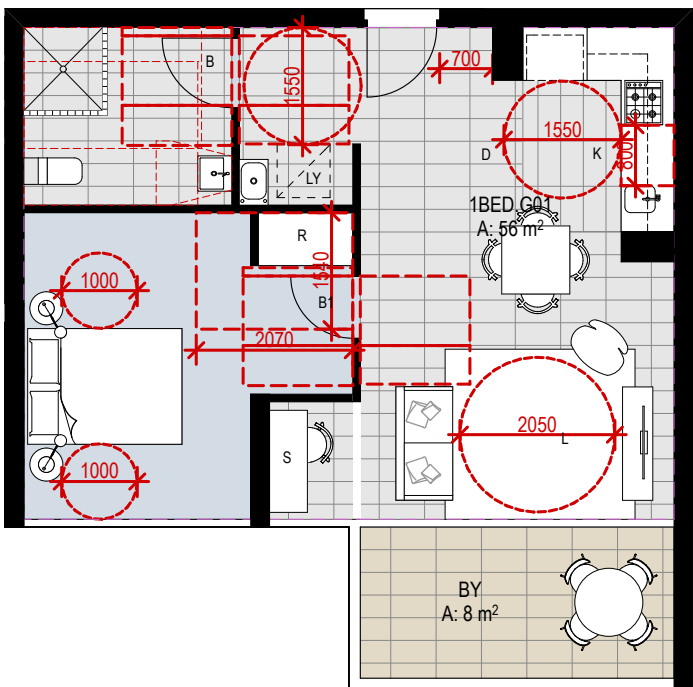
3 2B.G01 Pre-Adaptable



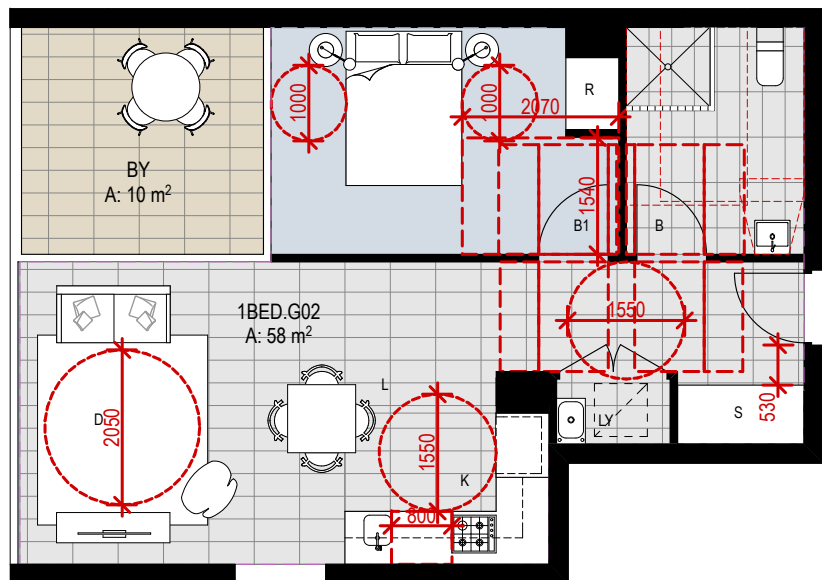
4 2B.G05 Pre-Adaptable



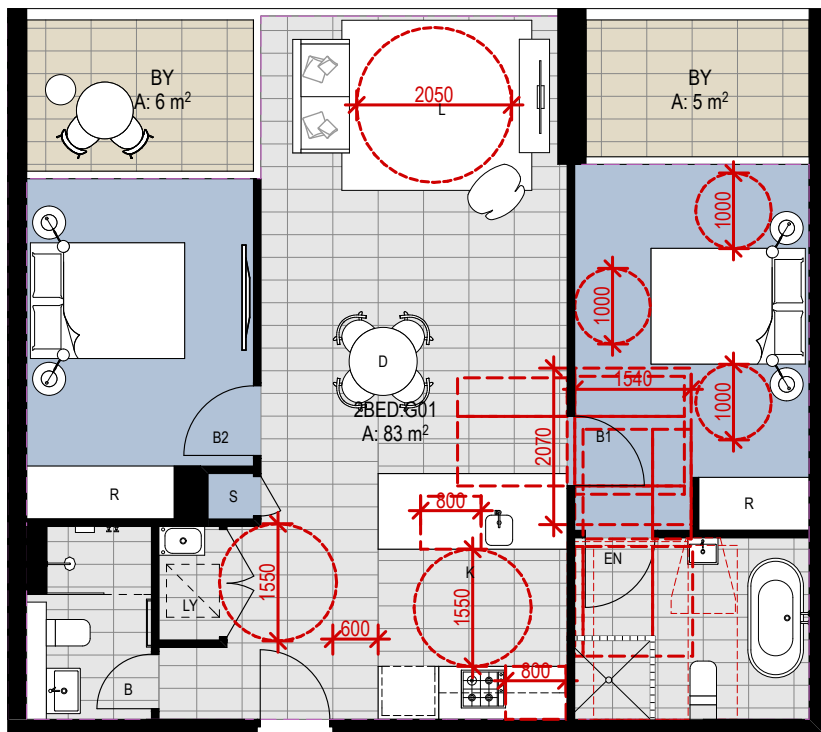
5 2B.G06 Pre-Adaptable



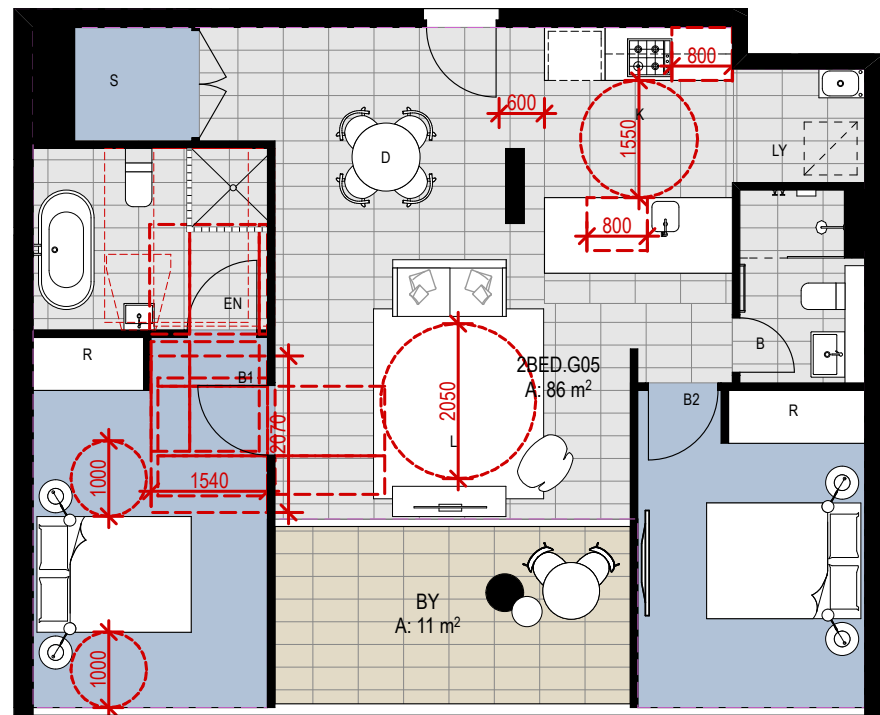
6 1B.G01 Post-Adaptable



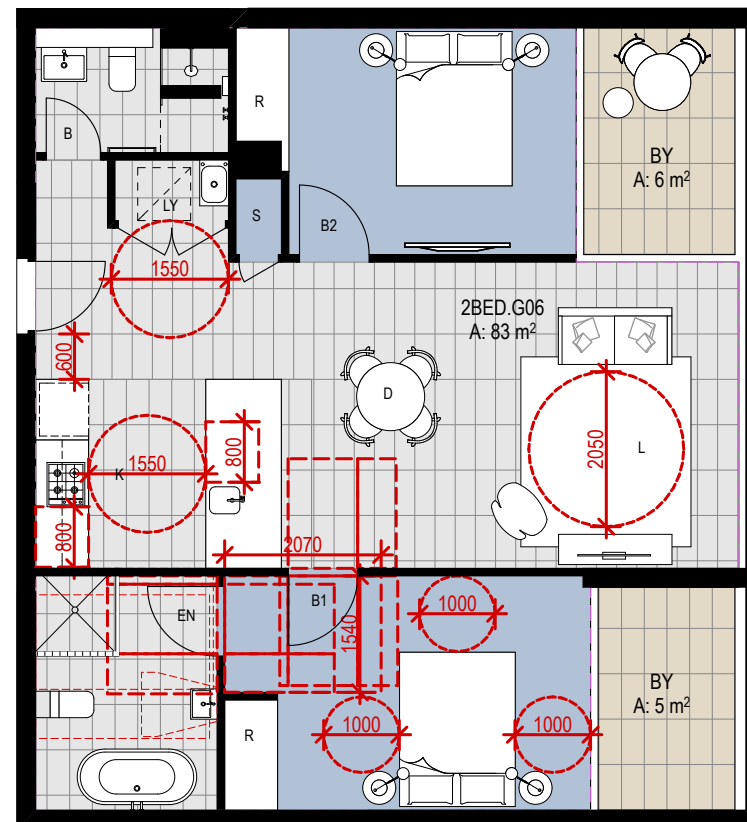
7 1B.G02 Post-Adaptable



8 2B.G01 Post-Adaptable



9 2B.G05 Post-Adaptable



10 2B.G06 Post-Adaptable

ADAPTABLE APARTMENTS MIX

LEVEL	1B	2B	3B	
GF	0	0	0	
L1-L3	0	0	0	
L4	2	3	0	
L5-L6	4	6	0	
L7-L13	14	19	0	
TOTAL	20	28	0	= 48

TOTAL NUMBER OF UNITS = 239
20% ADAPTABLE APARTMENTS REQUIRED = 48

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Meriton
528 Kent Street Sydney NSW 2000

DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notwithstanding to whomsoever, Meriton, APN 98 304 394 871

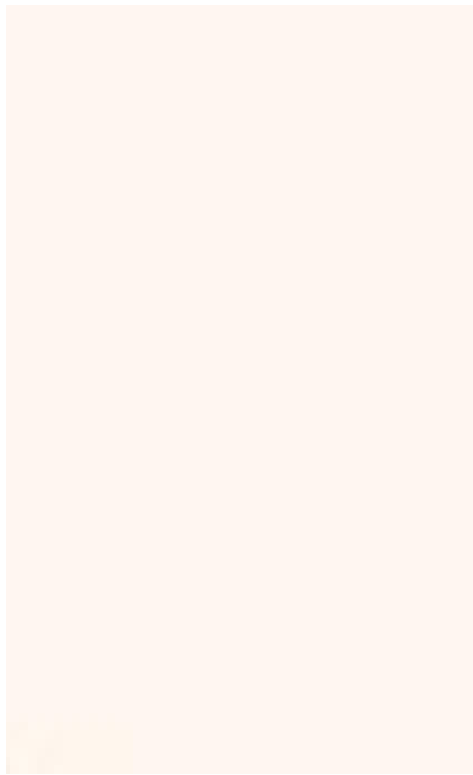
Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
**DEVELOPMENT APPLICATION
ADAPTABLE APARTMENTS**

S1
Rev. 08.07.16 KD
Date Approved by
Scale 1:100 @A1, 50%@A3
For Information
Project No. 16012
Drawing No. DA-810-001
Revision Notes
Drawn by SC
Rev S1
North

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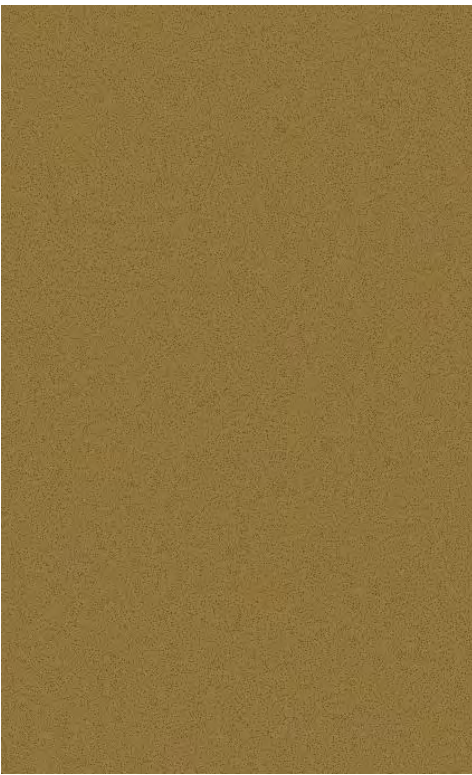
PAINT FINISH 1
equal to Dulux 'Hog Bristle Quarter'
Frames and walls generally



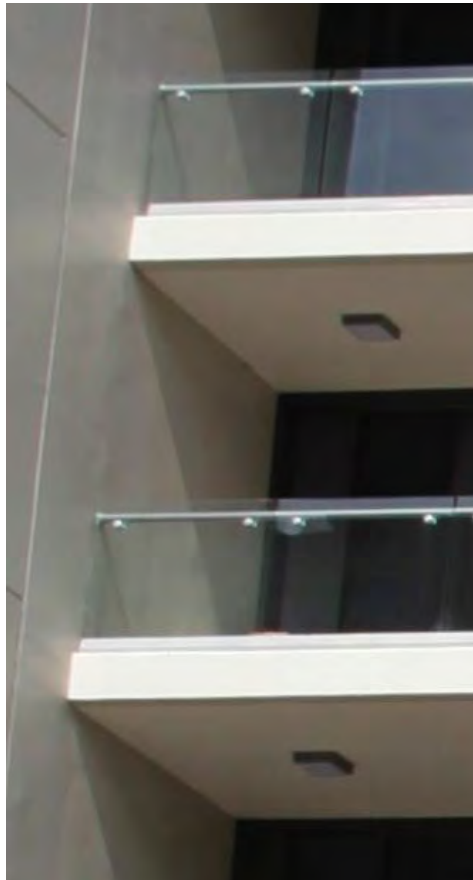
PAINT FINISH 2
Equal to Dulux 'Bygone'
Slab edges and 'Recessive' walls



PAINT FINISH 3
Equal to Dulux Duratec 'Eternity Bronze Pearl Satin'
Podium Frame



PAINT FINISH 4
Equal to Dulux Precious 'Gold Pearl Satin'
Rooftop Highlight Colour



BALUSTRADE TYPE 1
Semi-frameless clear glazed balustrade.



CONCRETE TYPE 1
Precast concrete feature wall.
Colour mid grey.



CONCRETE TYPE 2
Precast concrete frame.
Colour white equal to Dulux 'Hog Bristle Quarter'.



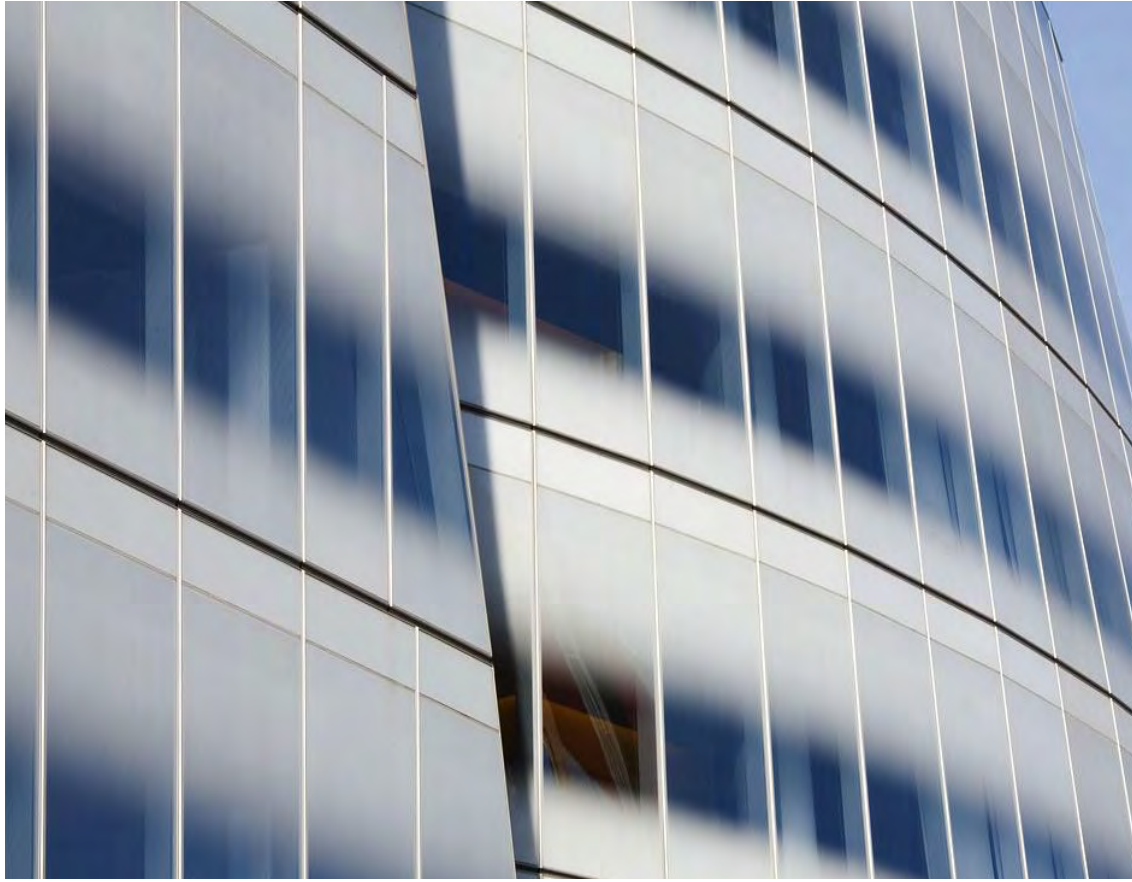
LOUVRE TYPE 1
50% open air horizontal 'Z' profile blade.
Dark Grey to Condensers and Plant.



GLASS TYPE 1
Clear glazing



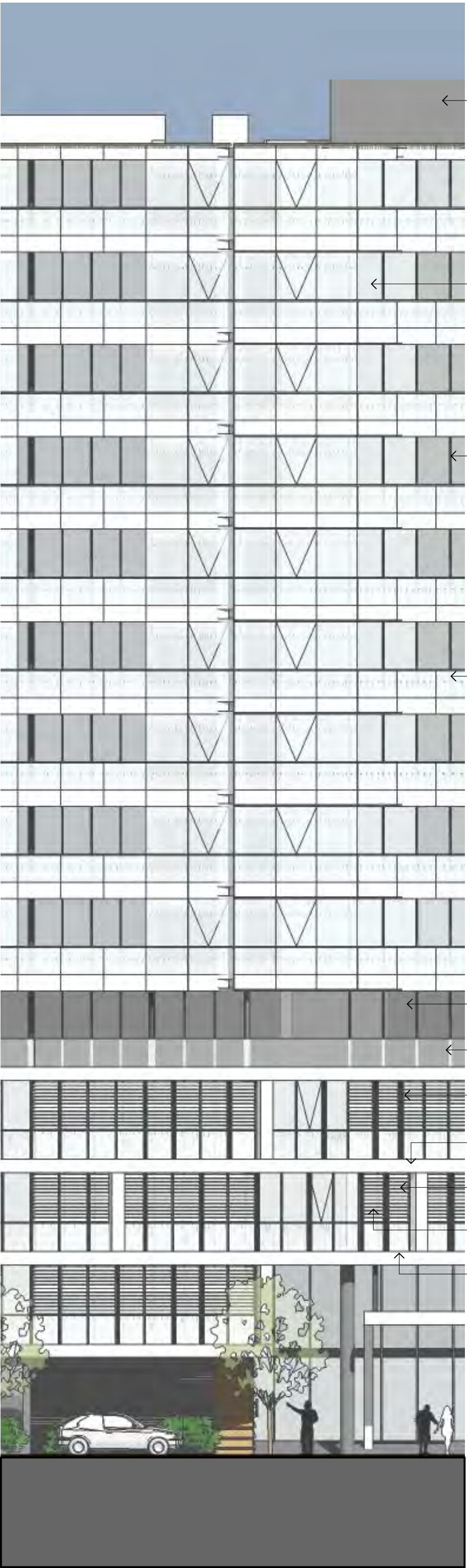
GLASS TYPE 2
Gradient Fritted Glass glazing



GLASS TYPE 2
Gradient Fritted Glass glazing



DETAILED ELEVATION 1



DETAILED ELEVATION 2

SCHEDULE OF EXTERNAL MATERIALS & FINISHES

BAL1	Balustrade Type 1: Semi-frameless clear glazed balustrade. Powdercoat finish, colour 'Dulux Duratec Eternity Bronze Pearl Satin'.	CT1	Concrete Type 1: Precast concrete feature wall. Colour mid grey.	PF1	Paint Finish Type 1: Paint finish. Colour white, equal to Dulux 'Hog Bristle Quarter'.
GC1	Glazing Type 1: clear glazing, aluminium frame. Powdercoat finish, colour equal to 'Dulux Woodland Grey'. Final glazing type to meet BASIX performance requirements. Reflectivity to be less than 20%.	CT2	Concrete Type 2: Precast concrete frame. Colour white, equal to Dulux 'Hog Bristle Quarter'.	PF2	Paint Finish Type 2: Paint finish. Colour mid grey, equal to Dulux 'Bygone'.
GC2	Glazing Type 2: Gradient Fritted glass glazing, aluminium frame. Powdercoat finish, colour equal to 'Dulux Woodland Grey'. Final glazing type to meet BASIX performance requirements. Reflectivity to be less than 20%.	OL	Operable Glass Louvres: Clear glass operable louvres. Aluminium frame, powder coat finish, colour equal to 'Dulux Woodland Grey'.	PF3	Paint Finish Type 3: Paint finish. Colour bronze equal to Dulux Duratec 'Eternity Bronze Pearl Satin'.
LV1	Louvres, Type 1: 50% open air horizontal 'Z' profile blade. Powdercoat finish, colour equal to 'Dulux Woodland Grey'.	FL	Fixed Glass Louvres: Clear glass louvres fixed open. Aluminium frame, powder coat finish, colour equal to 'Dulux Woodland Grey'. One bank per balcony.	PF4	Paint Finish Type 4: Paint finish. Colour gold, equal to Dulux Precious 'Gold Pearl Satin'.

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528 Kent Street Sydney NSW 2000

DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notified Architect Nicholas Turner 1605, APR 95 504 034 971

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020
Drawing Title
DEVELOPMENT APPLICATION
MATERIALS AND FINISHES

S2	22.07.16	KD	Issued for Development Application
S1	18.07.16	KD	Issued for Information
Rev.	Date	Approved by	Revision Notes
Scale		Project No.	Drawn by
NTS		16012	SC
Status		Dwg No.	Rev
For Information		DA-910-001	S2
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Turner and Black Nicholas Turner 1888, APR 30 204 204 811

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
DEVELOPMENT APPLICATION
CGI VIEW FROM NORTH WEST GARDENERS ROAD

S2 26.07.16 KO Issued for Development Application
S1 18.07.16 KO Issued for Information
Rev. Date Approved by Revision Notes

Scale Project No. **16012** Drawn by **SC**
Status Dwg No. **DA-920-001** Rev **S2**

For Information

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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Newmarket Australia Nicholas Turner 1886, APR 86 504 034 871

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
DEVELOPMENT APPLICATION
CGI VIEW FROM NORTH EAST GARDENERS ROAD

S2	26.07.16	KD	Issued for Development Application
S1	26.07.16	KD	Issued for Information
Rev.	Date	Approved by	Revision Notes
Scale		Project No.	16012
Status		Dwg No.	DA-920-002
For Information		Rev	S2

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Notified Architect Nicholas Turner 6055, APR 95 504 034 911

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
DEVELOPMENT APPLICATION
PERSPECTIVE 1

S2	22.07.16	KD	Issued for Development Application
S1	18.07.16	KD	Issued for Information
Rev.	Date	Approved by	Revision Notes
Scale		Project No.	16012
Status		Dwg No.	DA-920-003
For Information		Rev	S2

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DLCS Quality Endorsed Company ISO 9001:2015, Registration Number 20476
Notwithstanding to whomsoever, Meriton, APN 99 304 094 911

Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
**DEVELOPMENT APPLICATION
PERSPECTIVE 2**

S2	22.07.16	KD	Issued for Development Application		
S1	08.07.16	KD	Issued for Information		
Rev.	Date	Approved by	Revision Notes		
Scale			Project No.		North
			16012		
Status			Dwg No.		
For Information			DA-920-004		
			Rev		S2

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Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
**DEVELOPMENT APPLICATION
PERSPECTIVE 3**

S2	22.07.16	KD	Issued for Development Application
S1	19.07.16	KD	Issued for Information
Rev.	Date	Approved by	Revision Notes

Scale	Project No.	16012	Drawn by	SC
Status	Dwg No.	DA-920-005	Rev	S2
For Information				



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Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
**DEVELOPMENT APPLICATION
PERSPECTIVE 4**

S2	22.07.16	KD	Issued for Development Application
S1	18.07.16	KD	Issued for Information
Rev.	Date	Approved by	Revision Notes
Scale		Project No.	16012
Status		Dwg No.	DA-920-006
For Information		Rev	S2
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Project Title
Residential Development
671-683 Gardeners Road Mascot NSW 2020

Drawing Title
**DEVELOPMENT APPLICATION
PERSPECTIVE 5**

S1	08.07.16	KD	Issued for Information	Revision Notes	Project No.	16012	Drawn by	SC	North
Rev.	Date	Approved by	Revision Notes	Project No.	16012	Drawn by	SC	North	
Scale									
Status									
For Information									
Dwg No.									
DA-920-007									
Rev									
S1									

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