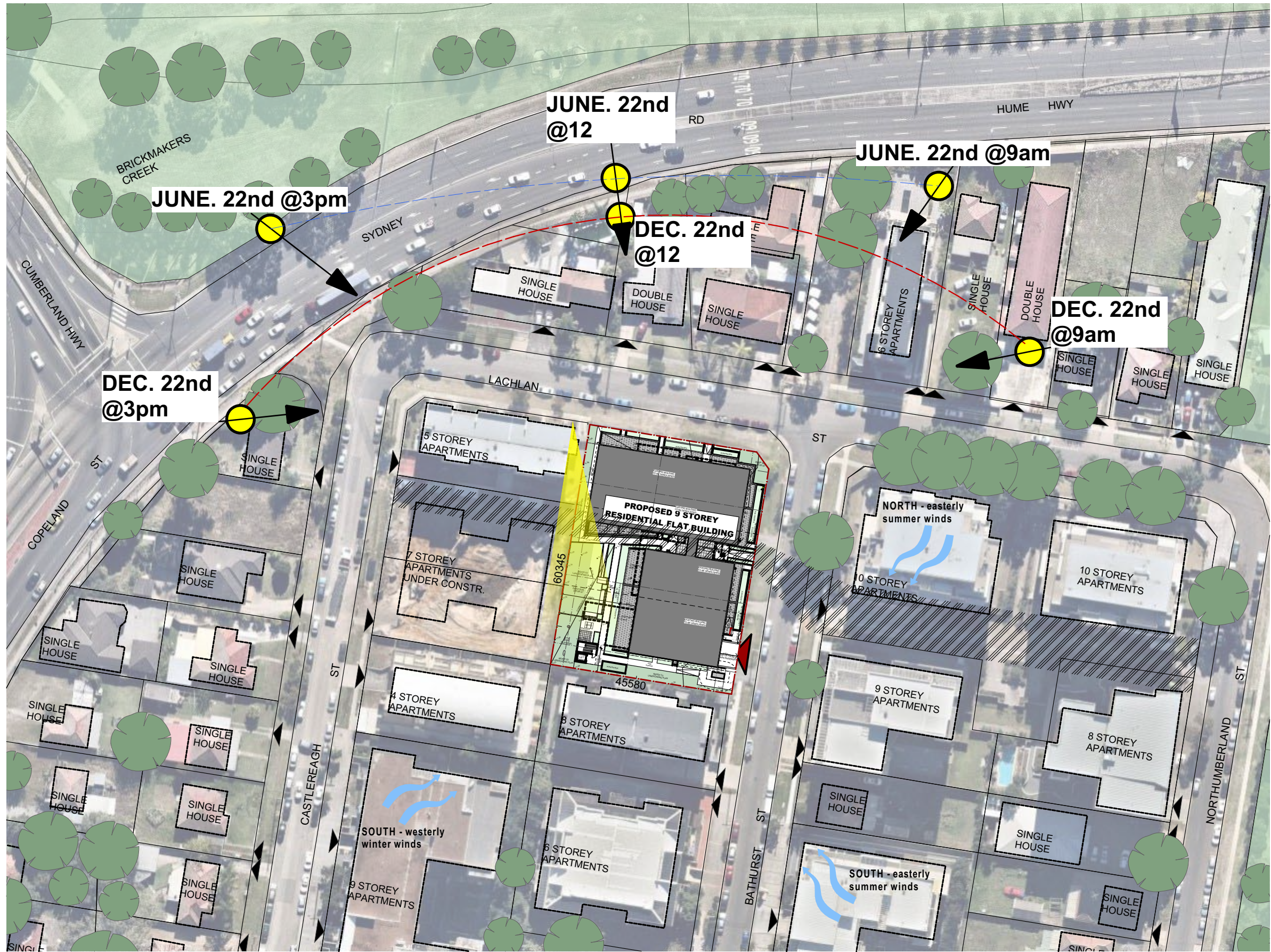
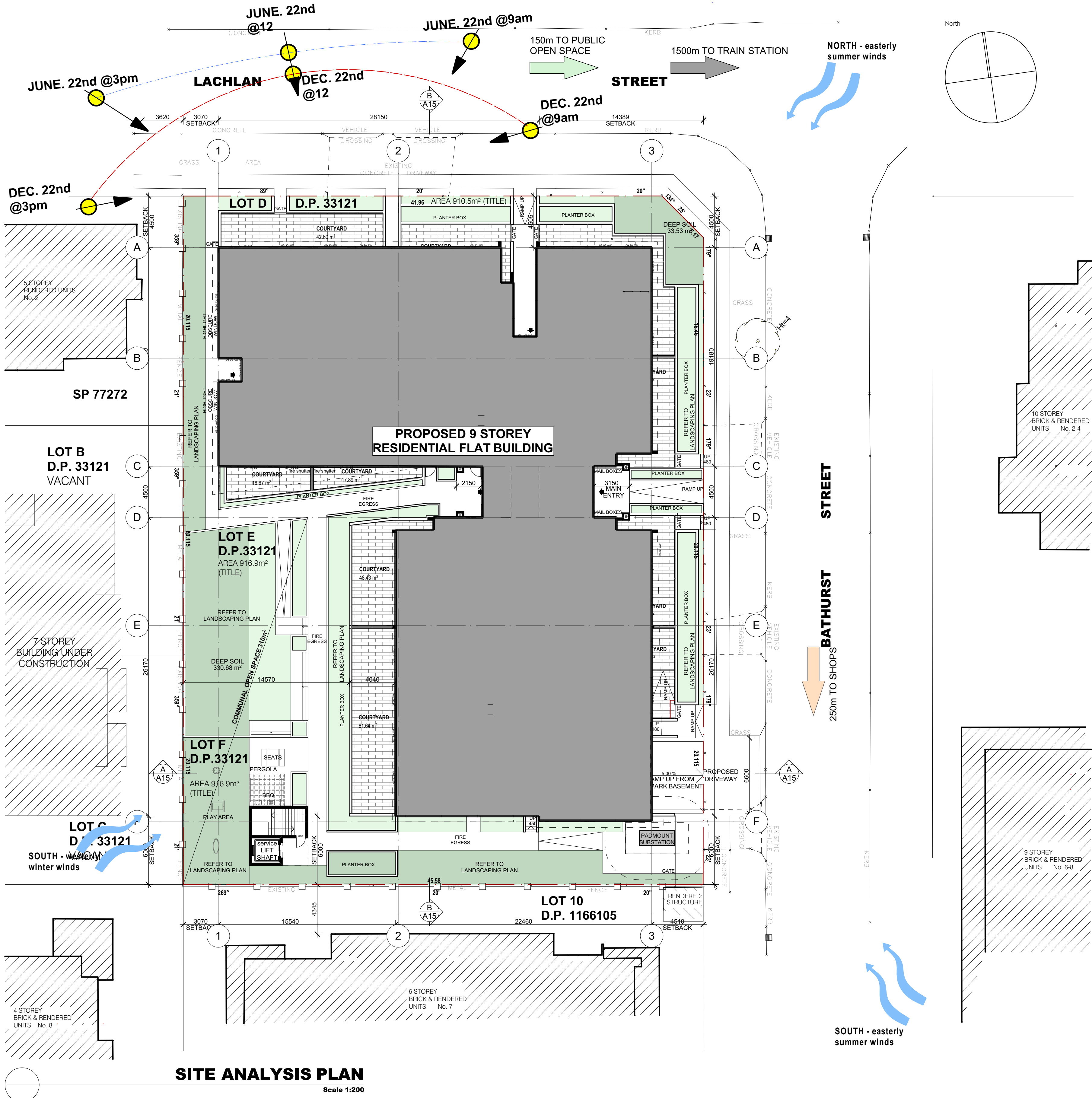




CONTEXT SITE ANALYSIS PLAN
Scale 1:1000



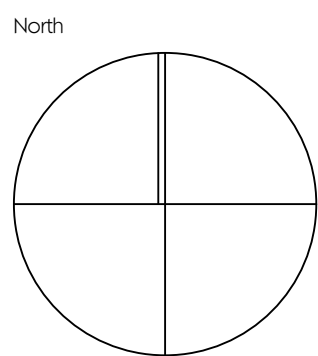
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Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ
B	FOR DA	19.10.2016	D.R.	CZ

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Consultants

villa & villa

Level 4, 24 Hickson Rd. Millers Point NSW 20 00
T: 02 9247 7667F: 02 9 247 7665
E: eduardo@villaandvilla.com.au Abn: 27 085 744 958

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t 9602 3133 / 9602 0303 f 9601 6903
e admin@algorryzappia.com.au
w www.algorryzappia.com.au

ABN 43 064 952 692

Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client **SYNERGY DEVELOPMENT GROUP**

Title
CONTEXT SITE ANALYSIS

Drawn
D.R.

Checked
CZ

Date
JUNE 2016

Activity Type
DA

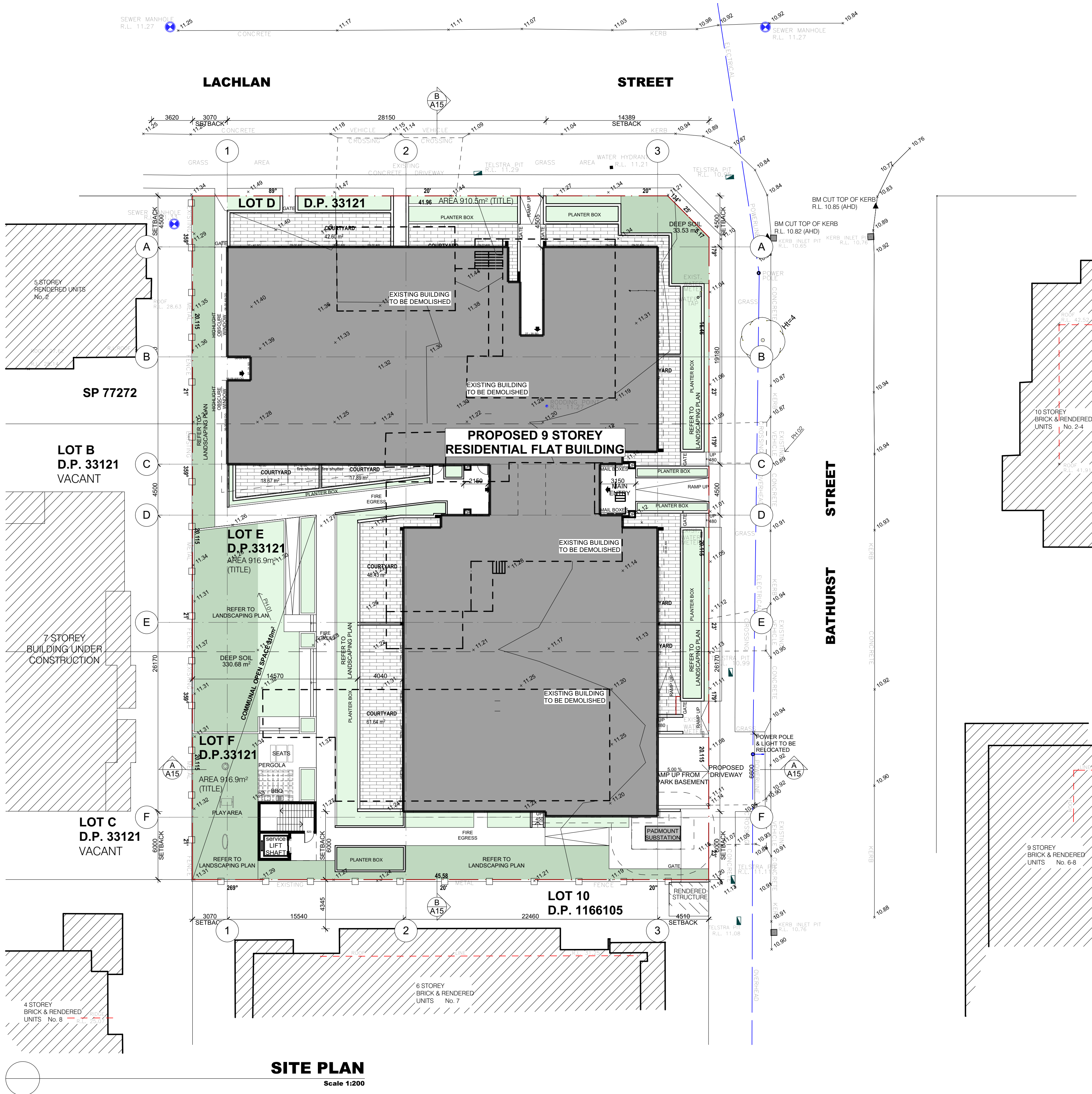
Job #
1349-16

Scale @ A1
AS SHOWN

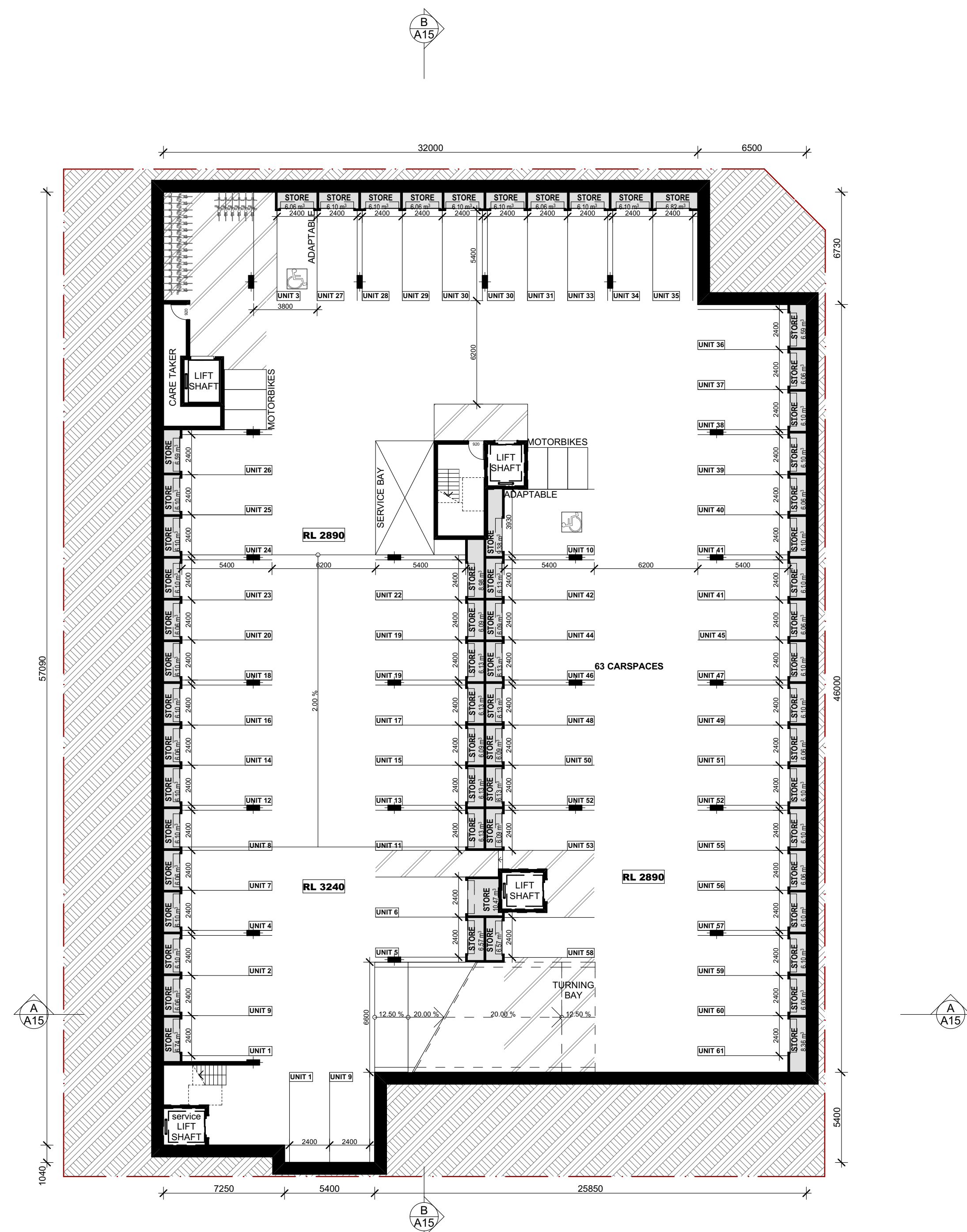
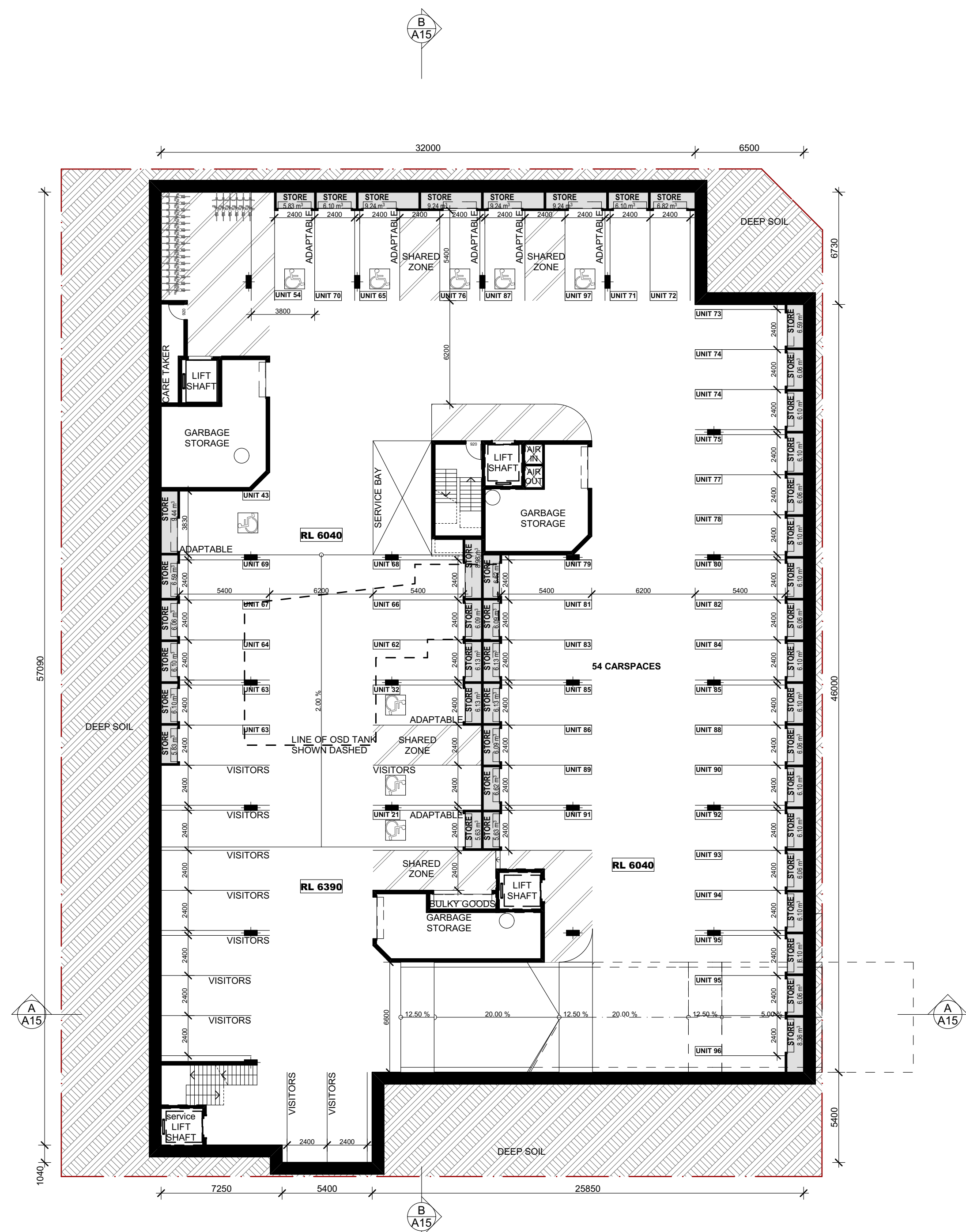
Project #
P4714

Sheet #
A03

Issue
B



APARTMENTS DATA TABLE													
UNIT NO.	N. OF BEDS	AREA M ²			STORAGE M ²			N. OF CARS	CROSS VENTILATION	2H SUN MID WINTER	1H SUN MID WINTER		
		INTERNAL	BALCONY	TOTAL	INTERNAL	BASEMENT MIN.	TOTAL						
GROUND FLOOR LEVEL													
1	3	95.52	42.60	138.12	5.10	6.74	11.84	2	YES	YES	YES		
2	1	52.56	18.67	71.22	9.10	6.10	15.20	1	YES	NO	YES		
3	1	56.46	17.89	74.35	3.00	6.06	9.06	1	NO	NO	NO		
4	2	75.20	31.08	106.28	5.70	6.10	11.80	1	NO	YES	YES		
5	2	78.49	42.80	121.29	4.30	6.57	10.87	1	YES	YES	YES		
6	2	76.08	32.32	108.31	5.70	6.06	11.76	1	NO	YES	YES		
7	2	76.08	32.32	108.31	5.70	6.06	11.76	1	NO	YES	YES		
8	2	76.08	48.43	124.51	5.70	6.10	11.80	1	NO	NO	NO		
9	3	104.48	61.64	166.12	6.10	6.06	12.16	2	NO	NO	NO		
10	1	56.68	24.12	80.80	3.10	9.38	12.48	1	NO	YES	YES		
FLOOR LEVEL 1													
11	2	72.84	10.08	82.92	4.20	6.13	10.33	1	YES	YES	YES		
12	2	70.54	10.83	81.37	4.10	6.10	10.20	1	YES	NO	YES		
13	2	77.32	20.67	97.99	4.00	6.13	10.13	1	YES	NO	YES		
14	2	75.20	10.10	85.30	5.70	6.06	11.76	1	NO	YES	YES		
15	2	78.49	10.12	88.61	4.30	6.09	10.39	1	YES	YES	YES		
16	2	76.08	10.24	86.32	5.70	6.10	11.80	1	NO	YES	YES		
17	2	80.62	10.24	90.86	5.70	6.13	11.83	1	NO	YES	YES		
18	2	80.62	10.24	90.86	5.70	6.13	11.83	1	YES	NO	YES		
19	3	99.31	22.41	121.72	5.00	12.22	17.22	2	YES	NO	YES		
20	2	83.74	10.92	94.66	4.10	6.06	10.16	1	YES	NO	NO		
21	1	58.53	12.88	71.41	3.00	5.63	8.63	1	YES	YES	YES		
FLOOR LEVEL 2													
22	2	72.84	10.08	82.92	4.20	6.09	10.29	1	YES	YES	YES		
23	2	70.54	11.11	81.65	4.10	6.10	10.20	1	YES	NO	YES		
24	2	77.32	20.67	97.99	4.00	6.10	10.10	1	YES	YES	YES		
25	2	75.20	10.10	85.30	5.70	6.10	11.80	1	NO	YES	YES		
26	2	78.49	10.12	88.61	4.30	6.09	10.39	1	YES	YES	YES		
27	2	76.08	10.24	86.32	5.70	6.10	11.80	1	YES	YES	YES		
28	2	80.62	10.24	90.86	5.70	6.10	11.80	1	YES	YES	YES		
29	2	80.62	10.24	90.86	5.70	6.09	11.79	1	YES	YES	YES		
30	3	99.31	20.93	120.24	5.00	12.20	17.20	2	YES	NO	YES		
31	2	83.74	10.92	94.66	4.10	6.06	10.16	1	YES	NO	YES		
32	1	58.53	12.66	71.19	3.00	6.13	9.13	1	YES	YES	YES		
FLOOR LEVEL 3													
33	2	72.84	10.08	82.92	4.20	6.10	10.30	1	YES	YES	YES		
34	2	70.54	11.11	81.65	4.10	6.10	10.20	1	YES	NO	YES		
35	2	77.32	20.67	97.99	4.00	6.10	10.10	1	YES	YES	YES		
36	2	75.20	10.10	85.30	5.70	6.10	11.80	1	NO	YES	YES		
37	2	78.49	10.12	88.61	4.30	6.09	10.39	1	YES	YES	YES		
38	2	76.08	10.24	86.32	5.70	6.10	11.80	1	YES	YES	YES		
39	2	80.62	10.24	90.86	5.70	6.10	11.80	1	YES	YES	YES		
40	2	80.62	10.24	90.86	5.70	6.09	11.79	1	YES	NO	YES		
41	3	99.31	20.93	120.24	5.00	12.20	17.20	2	YES	NO	YES		
42	2	83.74	10.92	94.66	4.10	6.13	10.23	1	YES	NO	YES		
43	1	58.53	12.66	71.19	3.00	9.44	12.44	1	YES	YES	YES		
FLOOR LEVEL 4													
44	2	72.84	10.08	82.92	4.20	6.09	10.29	1	YES	YES	YES		
45	2	70.54	11.11	81.65	4.10	6.09	10.19	1	YES	NO	YES		
46	2	77.32	20.67	97.99	4.00	6.13	10.13	1	YES	YES	YES		
47	2	75.20	10.10	85.30	5.70	6.10	11.80	1	NO	YES	YES		
48	2	78.49	10.12	88.61	4.30	6.13	10.43	1	YES	YES	YES		
49	2	76.08	10.24	86.32	5.70	6.10	11.80	1	YES	YES	YES		
50	2	80.62	10.24	90.86	5.70	6.09	11.79	1	YES	YES	YES		
51	2	80.62	10.24	90.86	5.70	6.09	11.79	1	YES	NO	YES		
52	3	99.31	27.01	126.32	5.00	12.23	17.23	2	YES	NO	YES		
53	2	83.74	10.92	94.66	4.10	6.09	10.19	1	YES	NO	YES		
54	1	58.53	12.88	71.41	3.00	5.83	8.83	1	YES	YES	YES		
FLOOR LEVEL 5													
55	2	72.84	10.08	82.92	4.20	6.10	10.30	1	YES	YES	YES		
56	2	70.54	11.11	81.65	4.10	6.06	10.16	1	YES	YES	YES		
57	2	77.32	20.67	97.99	4.00	6.10	10.10	1	YES	YES	YES		
58	2	75.20	10.10	85.30	5.70	6.13	12.27	1	NO	YES	YES		
59	2	78.49	10.12	88.61	4.30	6.10	10.40	1	YES	YES	YES		
60	2	76.08	10.24	86.32	5.70	6.06	11.76	1	NO	YES	YES		
61	2	80.62	10.24	90.86	5.70	6.36	14.06	1	YES	YES	YES		
62	2	80.62	10.24	90.86	5.70	6.13	11.83	1	YES	NO	YES		
63	3	99.31	20.93	120.24	5.00	11.93	16.93	2	YES	NO	YES		
64	2	83.74	10.92	94.66	4.10	6.10	10.20	1	YES	YES	YES		
65	1	58.53	12.66	71.19	3.00	9.24	12.24	1	YES	YES	YES		
FLOOR LEVEL 6													
66	2	72.84	10.08	82.92	4.20	6.09	10.29	1	YES	YES	YES		
67	2	70.54	11.11	81.65	4.10	6.06	10.16	1	YES	YES	YES		
68	2	77.32	20.67	97.99	4.00	6.08	12.08	1	YES	YES	YES		
69	2	75.20	10.10	85.30	5.70	6.10	12.29	1	NO	YES	YES		
70	2	78.49	10.12	88.61	4.30	6.10	10.40	1	YES	YES	YES		
71	2	76.08	10.24	86.32	5.70	6.10	11.76	1	NO	YES	YES		
72	2	80.62	10.24	90.86	5.70	6.02	12.02	1	YES	YES	YES		
73	2	80.62	10.24	90.86	5.70	6.09	12.29	1	YES	NO	YES		
74	3	99.31	20.93	120.24	5.00	12.16	17.16	2	YES	NO	YES		
75	2	83.74	10.92	94.66	4.10	6.10	10.20	1	YES	YES	YES		
76	1	58.53	12.66	71.19	3.00	9.24	12.24	1	YES	YES	YES		
FLOOR LEVEL 7													
77	2	72.84	10.08	82.92	4.20	6.08	10.28	1	YES	YES	YES		
78	2	70.54	11.11	81.65	4.10	6.10	10.20	1	YES	YES	YES		
79	2	77.32	20.67	97.99	4.00	6.02	10.02	1	YES	YES	YES		
80	2	75.20	10.10	85.30	5.70	6.10	11.80	1	NO	YES	YES		
81	2	78.49	10.12	88.61	4.30	6.09	10.39	1	YES	YES	YES		
82	2	76.08	10.24	86.32	5.70	6.08	11.78	1	YES	YES	YES		
83	2	80.62	10.24	90.86	5.70	6.13	11.83	1	YES	YES	YES		
84	2	80.62	10.24	90.86	5.70	6.10	11.80	1	YES	YES	YES		
85	3	99.31	27.01	126.32	5.00	12.23	17.23	2	YES	YES	YES		
86	2	83.74	10.92	94.66	4.10	6.09	10.19	1	YES	YES	YES		
87	1	58.53	12.88	71.41	3.00	9.24	12.24	1	YES	YES	YES		
FLOOR LEVEL 8													
88	2	70.56	10.16	80.82	5.40	6.06	11.46	1	NO	YES	YES		
89	2	76.02	10.06	86.10	4.30	6.02	10.02	1	NO	YES	YES		
90	2	75.20	10.10	85.30	5.70	6.10	11.80	1	NO	YES	YES		
91	2	78.49	10.12	88.61	4.30	6.03	9.03	1	YES	YES	YES		
92	2	76.08	10.24	86.32	5.70	6.10	11.80	1	YES	YES	YES		
93	2	80.62	10.24	90.86	5.70	6.10	11.76	1	YES	YES	YES		
94	2	80.62	10.24	90.86	5.70	6.10	11.80	1	YES	YES	YES		
95	3	99.31	27.01	126.32	5.00	12.16	17.16	2	YES	YES	YES		
96	2	83.74	10.92	94.66	4.10	6.36	12.46	1	YES	YES	YES		
97	1	58.53	12.88	71.41	3.00	9.24	12.24	1	YES	YES	YES		
TOTALS													
		8443.00		8955.03				VISITORS	117	80%	75%	88%	

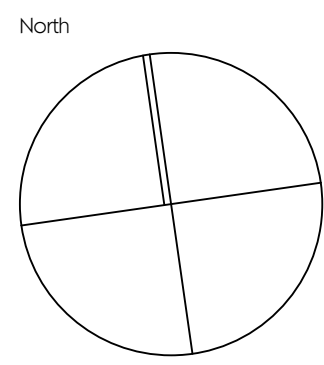


Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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Consultants

villa villa

Level 4, 24 Hickson Rd. Millers Point NSW 20 00
T: 02 9247 7667F: 02 9 247 7665
E: eduardo@villaandvilla.com.au Abn: 27 085 744 958

Eduardo Villa
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ABN 43 064 952 692

Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client **SYNERGY DEVELOPMENT GROUP**

Title
FLOOR PLAN

Drawn
D.R.

Checked
CZ

Date
JUNE 2016

Activity Type
DA

Job #
1349-16

Scale @ A1
AS SHOWN

Project #
P4714

Sheet #
A05

Issue
A

LEGEND

1 BEDROOM UNIT

2 BEDROOMS UNIT

3 BEDROOMS UNIT

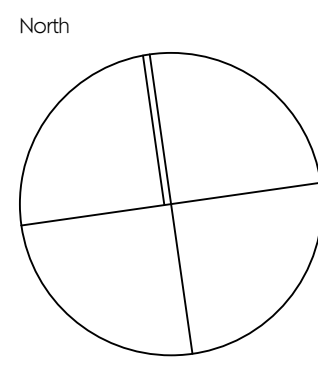


Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ
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villa villa

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P.O. Box 825, Liverpool Business Centre, NSW 1871
t 9609 3133 / 9602 0303 f 9601 6903
e admin@algorryzappia.com.au
w www.algorryzappia.com.au

ABN 43 064 952 692

Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client
SYNERGY DEVELOPMENT GROUP

Title
FLOOR PLAN

Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A06	Issue B

LEGEND

1 BEDROOM UNIT

2 BEDROOMS UNIT

3 BEDROOMS UNIT



FLOOR PLAN LEVEL 2
Scale 1:200

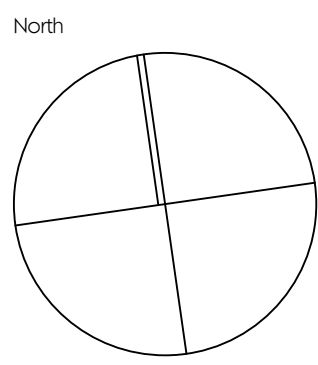


FLOOR PLAN LEVEL 3
Scale 1:200

Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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villa villa
Level 4, 24 Hickson Rd. Millers Point NSW 20 00
T: 02 9247 7667F: 02 9 247 7665
E: eduardo@villaandvilla.com.au Abn: 27 085 744 958
Eduardo Villa
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P.O. Box 825, Liverpool Business Centre, NSW 1871
t 9602 3133 / 9602 0303 f 9601 6903
e admin@algorryzappia.com.au
w www.algorryzappia.com.au

ABN 43 064 952 692

Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client
SYNERGY DEVELOPMENT GROUP

Title
FLOOR PLAN

Drawn
D.R.

Checked
CZ

Date
JUNE 2016

Activity Type
DA

Job #
1349-16

Scale @ A1
AS SHOWN

Project #
P4714

Sheet #
A07

Issue
A

LEGEND

1 BEDROOM UNIT

2 BEDROOMS UNIT

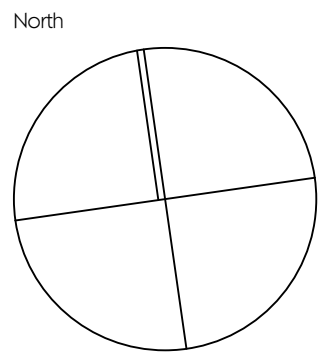
3 BEDROOMS UNIT



Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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P.O. Box 825, Liverpool Business Centre, NSW 1871
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e admin@algorryzappia.com.au
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Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL
Client
SYNERGY DEVELOPMENT GROUP
Title
FLOOR PLAN

Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A08	Issue A

LEGEND

1 BEDROOM UNIT

2 BEDROOMS UNIT

3 BEDROOMS UNIT



FLOOR PLAN LEVEL 6
Scale 1:200



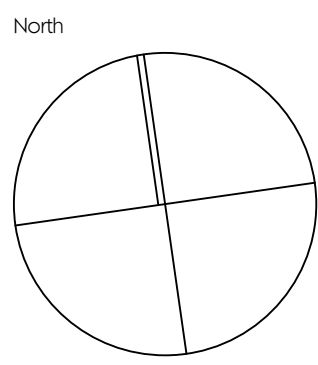
FLOOR PLAN LEVEL 7
Scale 1:200

Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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Consultants

villa villa

Level 4, 24 Hickson Rd. Millers Point NSW 20 00
T: 02 9247 7667F: 02 9 247 7665
E: eduardo@villaandvilla.com.au Abn: 27 085 744 958
Eduardo Villa
Director / Qualified Architect.
(NSW Registration Board) Reg. No 6813

ALGORRY ZAPPIA & ASSOCIATES PTY. LTD.

Building Designers & Consulting Civil & Structural Engineers

a Suite 4, Level 1, 84 Bathurst Street, Liverpool, NSW 2170
P.O. Box 825, Liverpool Business Centre, NSW 1871
t 9602 3133 / 9602 0303 f 9601 6903
e admin@algorryzappia.com.au
w www.algorryzappia.com.au

ABN 43 064 952 692

Project
PROPOSED RESIDENTIAL DEVELOPMENT

Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client **SYNERGY DEVELOPMENT GROUP**

Title
FLOOR PLAN

Drawn
D.R.

Activity Type
DA

Project #
P4714

Checked
CZ

Job #
1349-16

Sheet #
A09

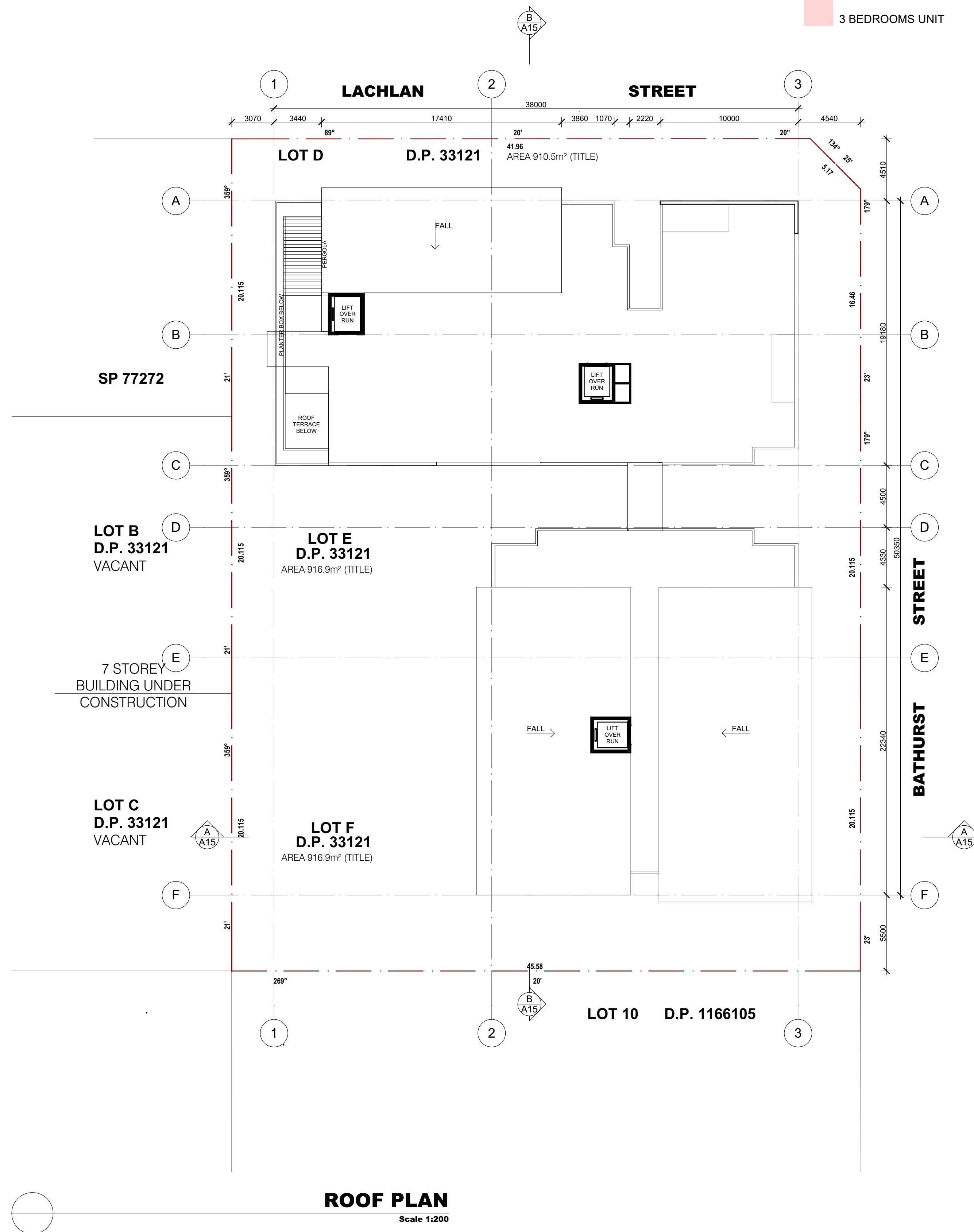
Date
JUNE 2016

Scale @ A1
AS SHOWN

Issue
A

LEGEND

- 1 BEDROOM UNIT
- 2 BEDROOMS UNIT
- 3 BEDROOMS UNIT

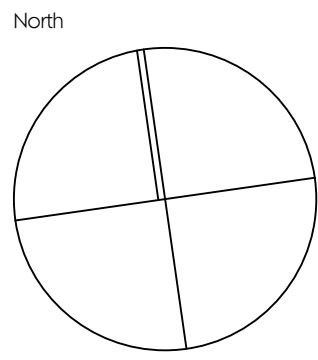


Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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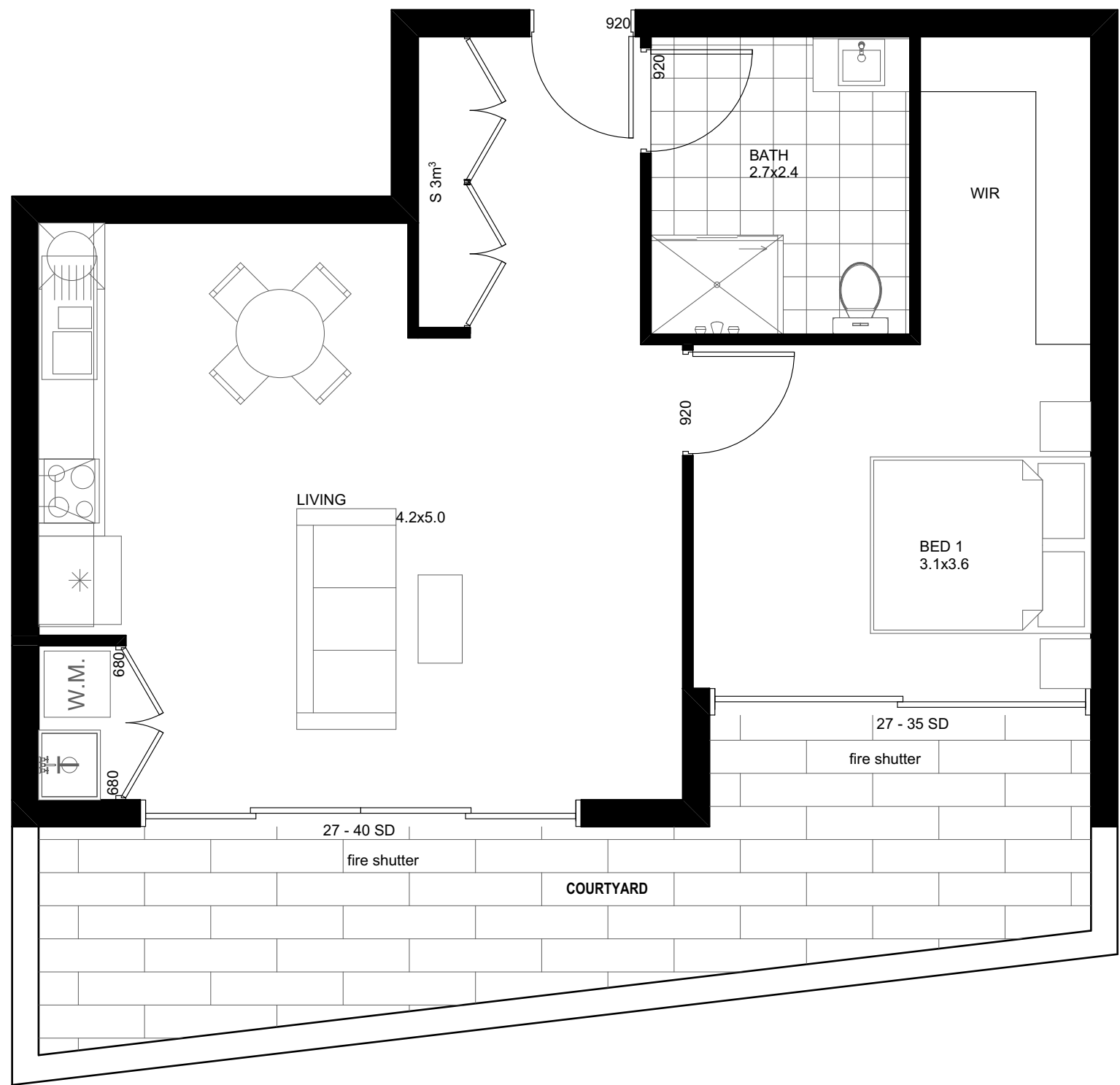
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Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client
SYNERGY DEVELOPMENT GROUP

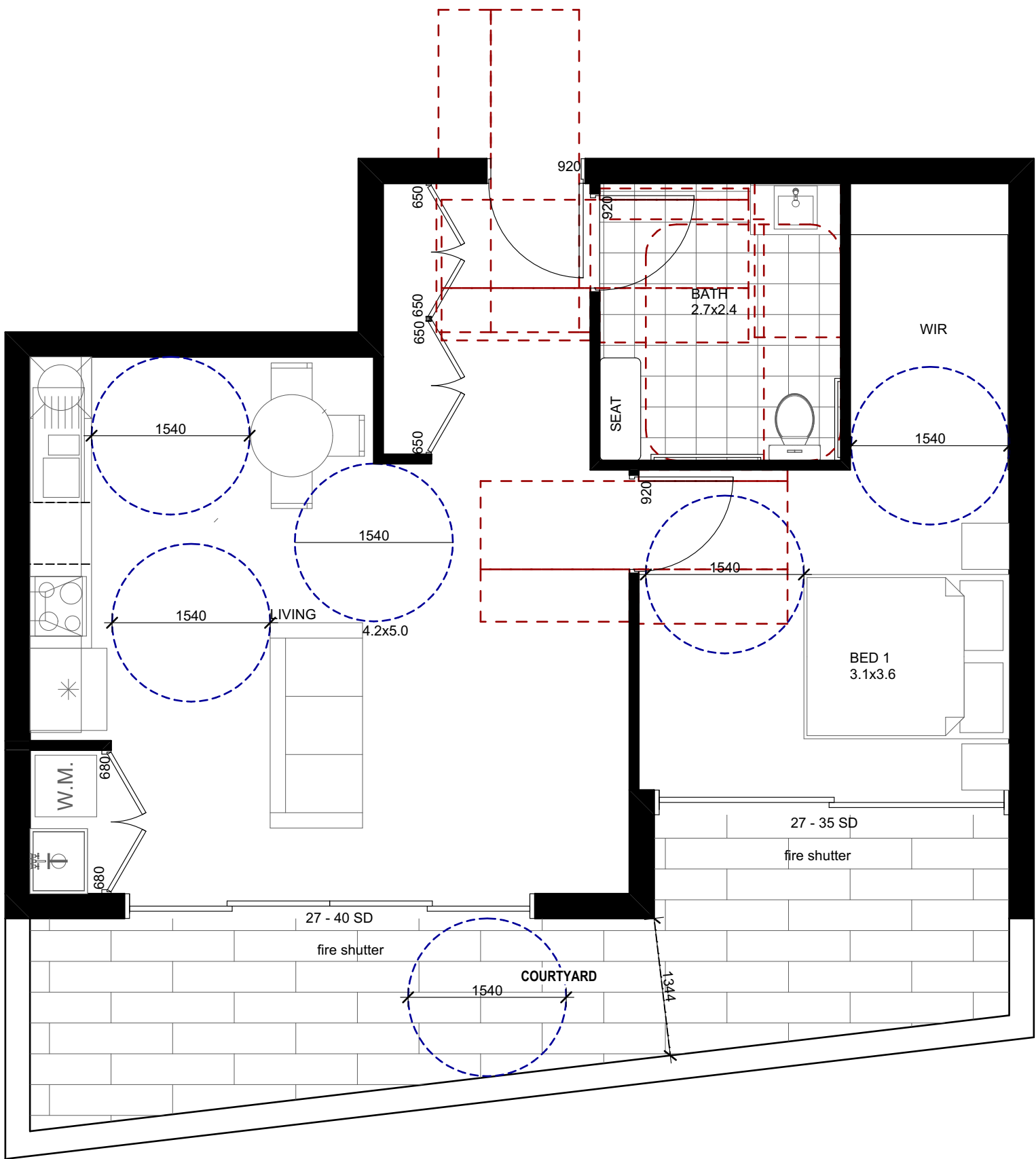
Title
FLOOR PLAN

Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A10	Issue A



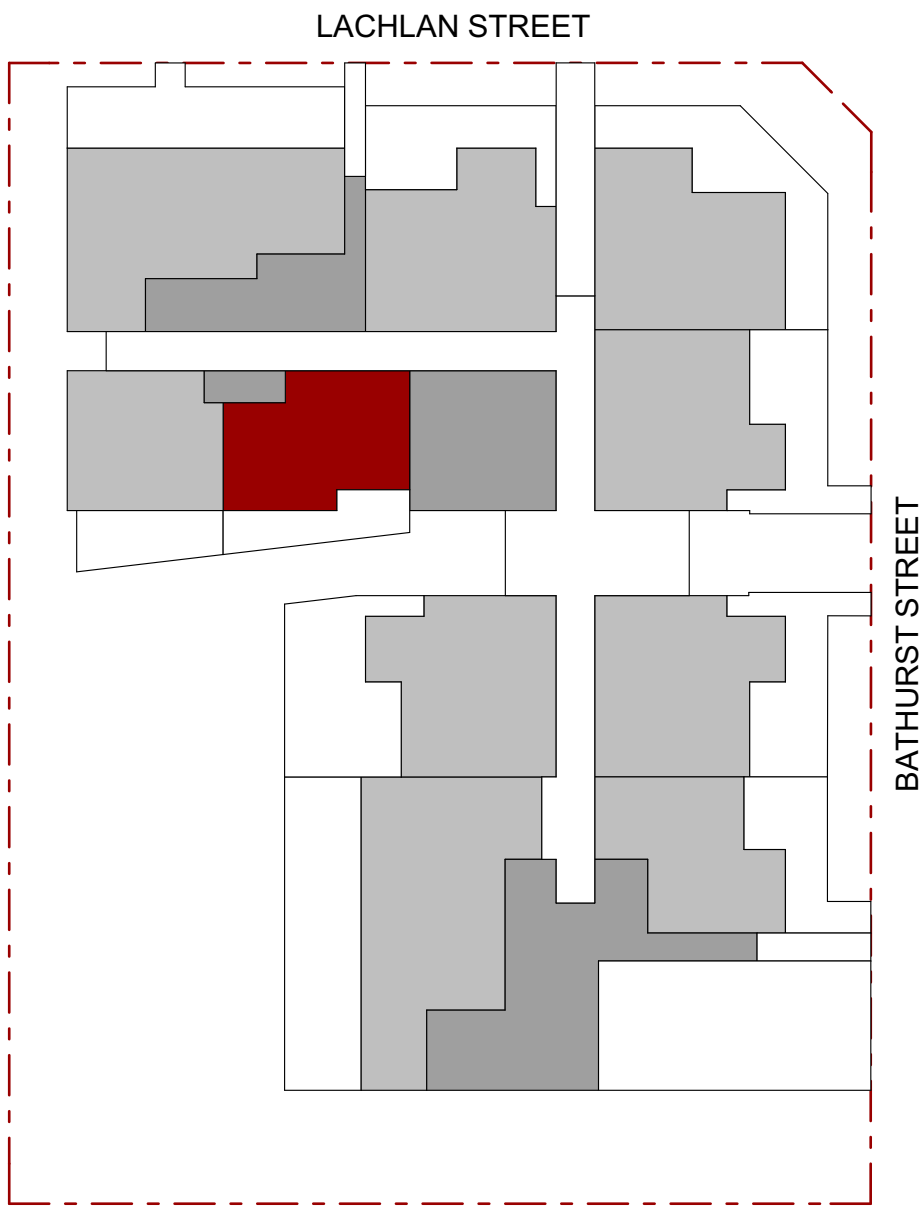
PRE ADAPTATION PLAN - UNIT G.03

Scale 1:50



POST ADAPTATION PLAN - UNIT G.03

Scale 1:50



ADAPTABLE UNIT LOCATION PLAN

Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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Project
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Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client
SYNERGY DEVELOPMENT GROUP

Title
ADAPTABLE UNITS LAYOUT

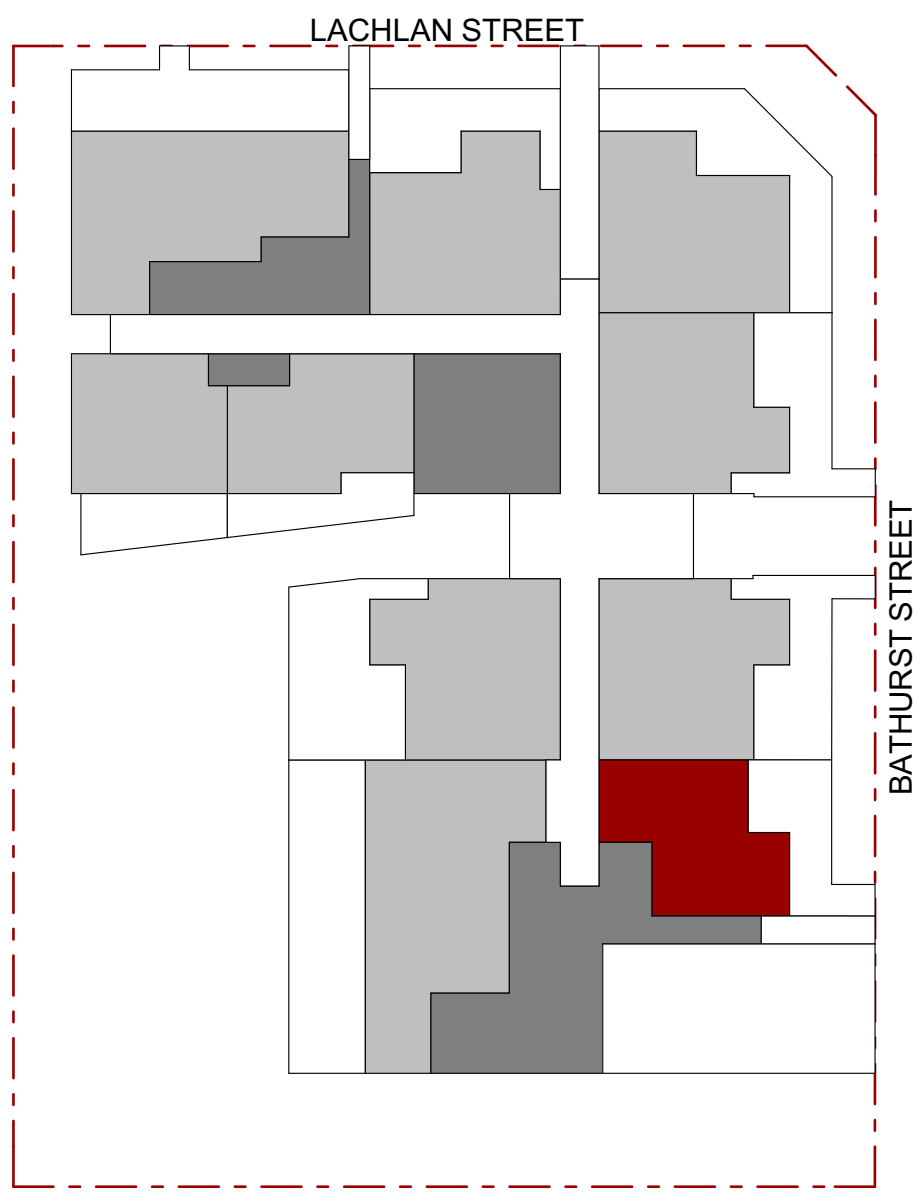
Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A11	Issue A



PRE ADAPTATION PLAN - UNIT G.10
Scale 1:50



POST ADAPTATION PLAN - UNIT G.10
Scale 1:50



ADAPTABLE UNIT LOCATION PLAN

Issue	Description	Date	Drawn	Issued
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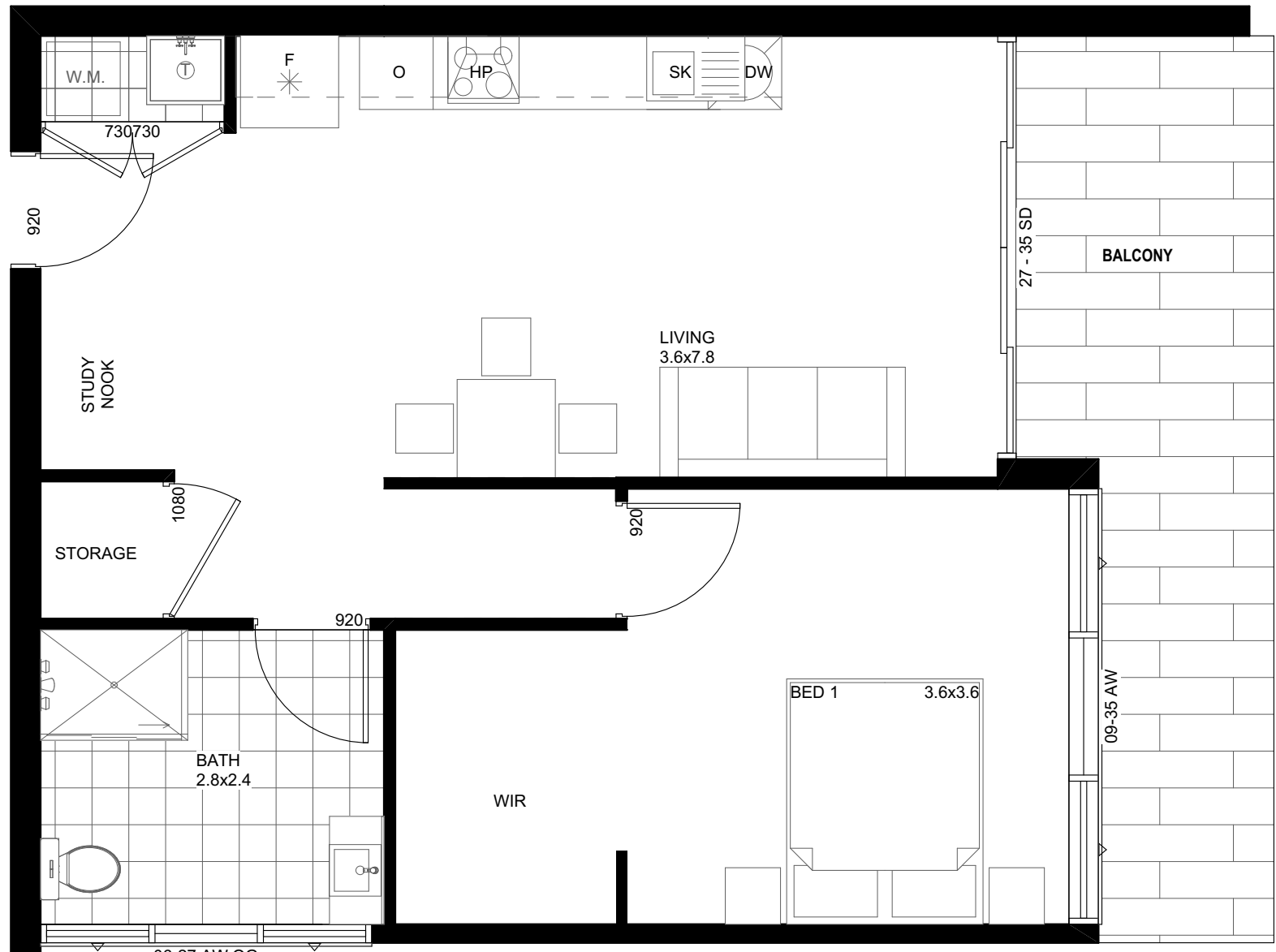
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Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client
SYNERGY DEVELOPMENT GROUP

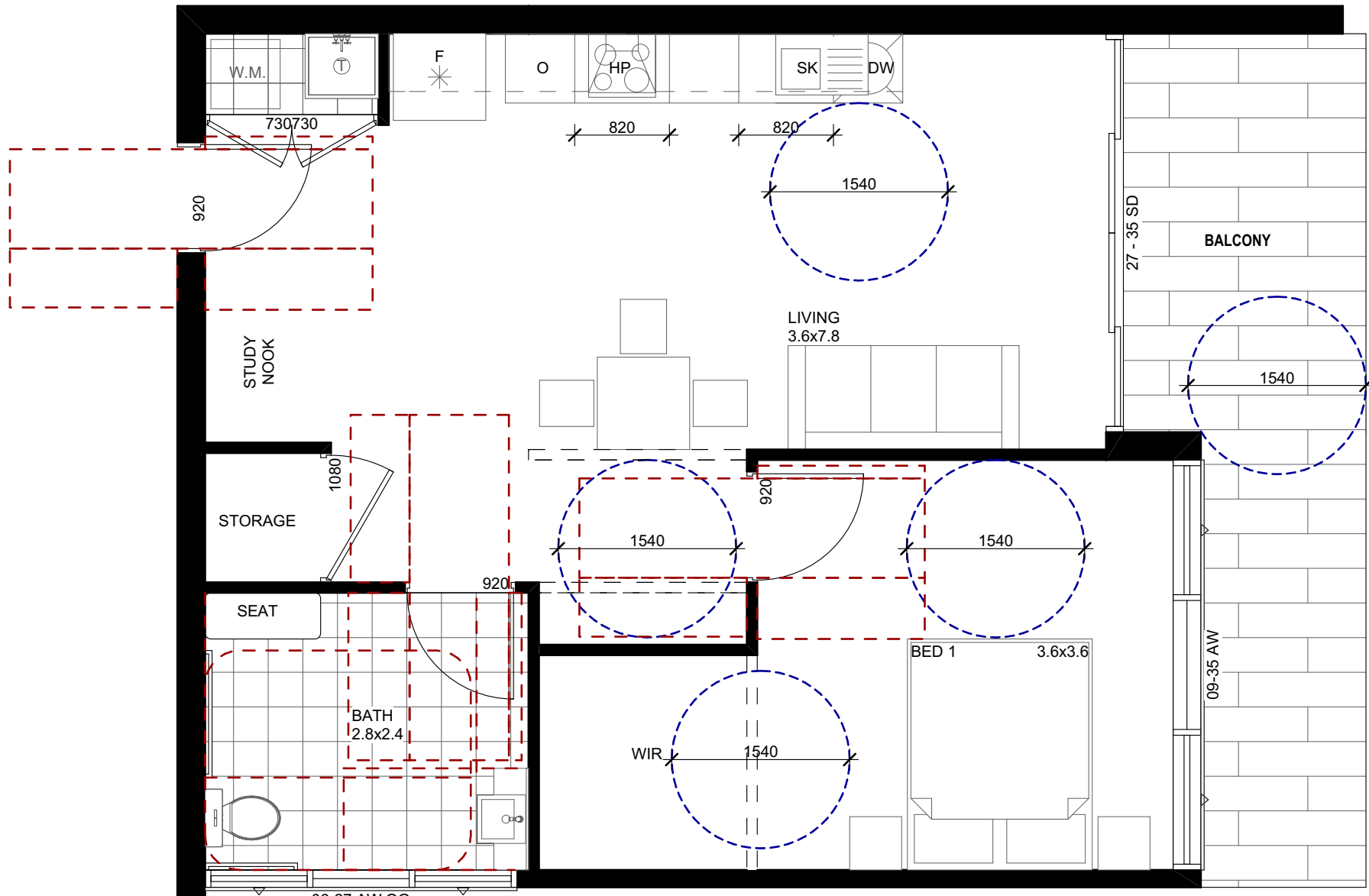
Title
ADAPTABLE UNITS LAYOUT

Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A12	Issue A



PRE ADAPTATION PLAN

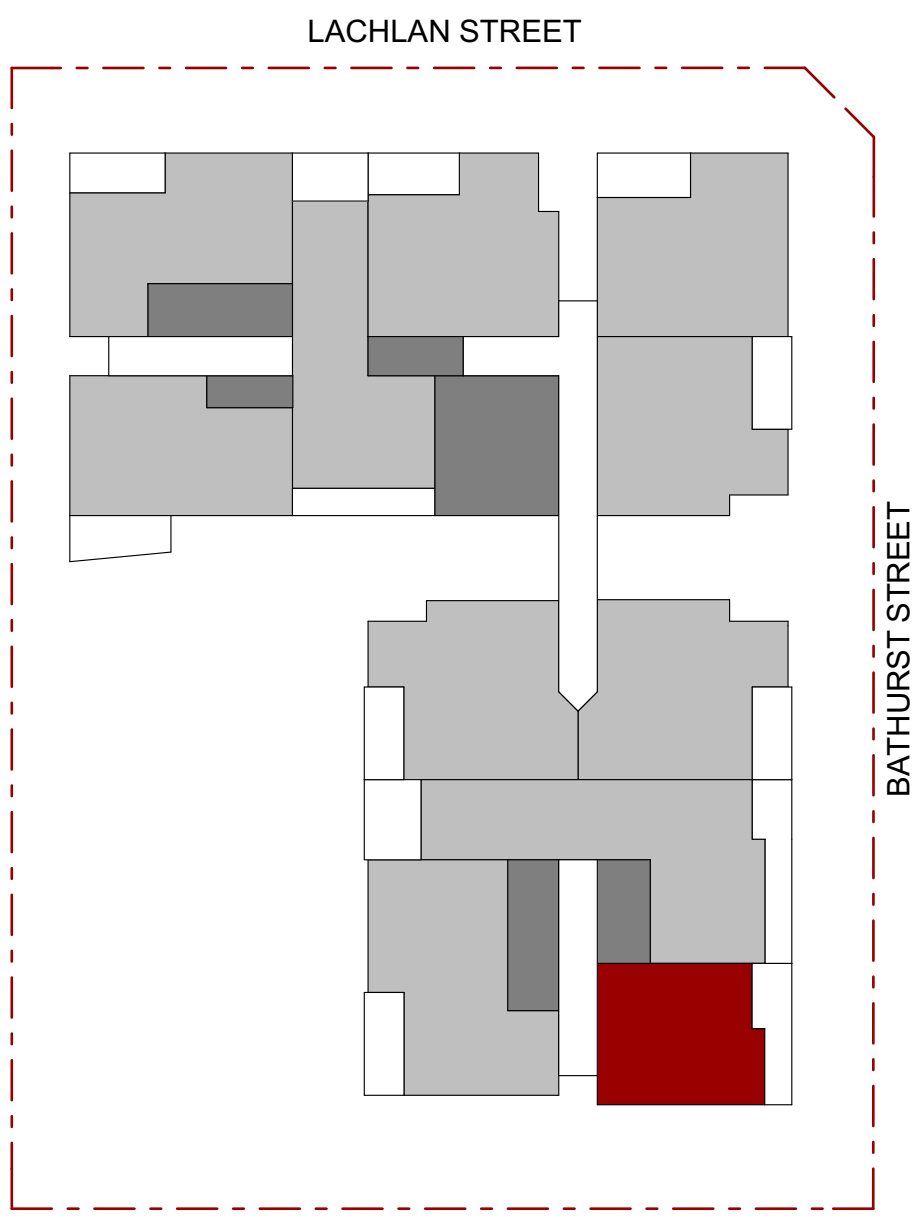
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POST ADAPTATION PLAN

Scale 1:50

UNITS 1.21 - 2.32 - 3.43 - 4.54 - 5.65 - 6.76 - 7.87 - 8.97



ADAPTABLE UNIT LOCATION PLAN

Issue	Description	Date	Drawn	Issued
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villa villa

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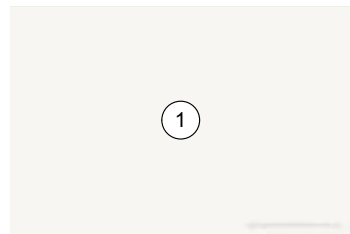
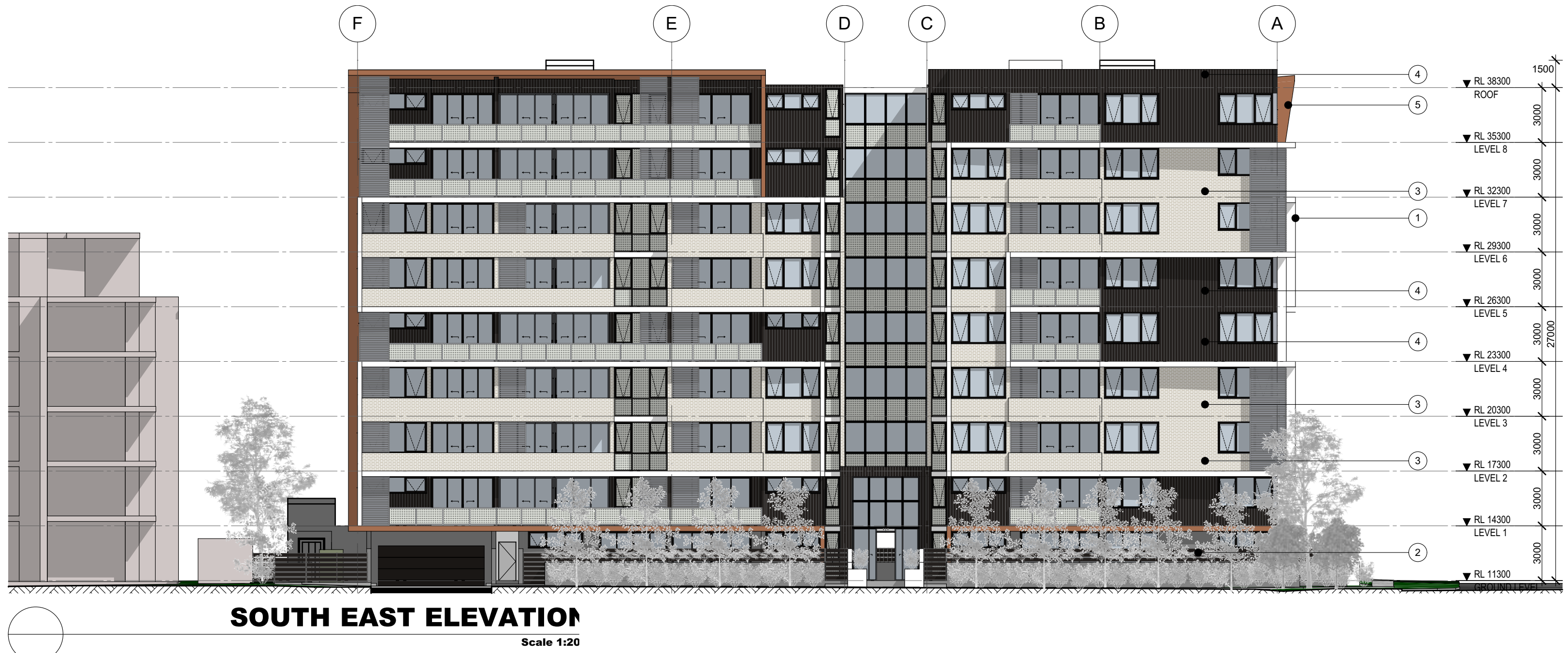
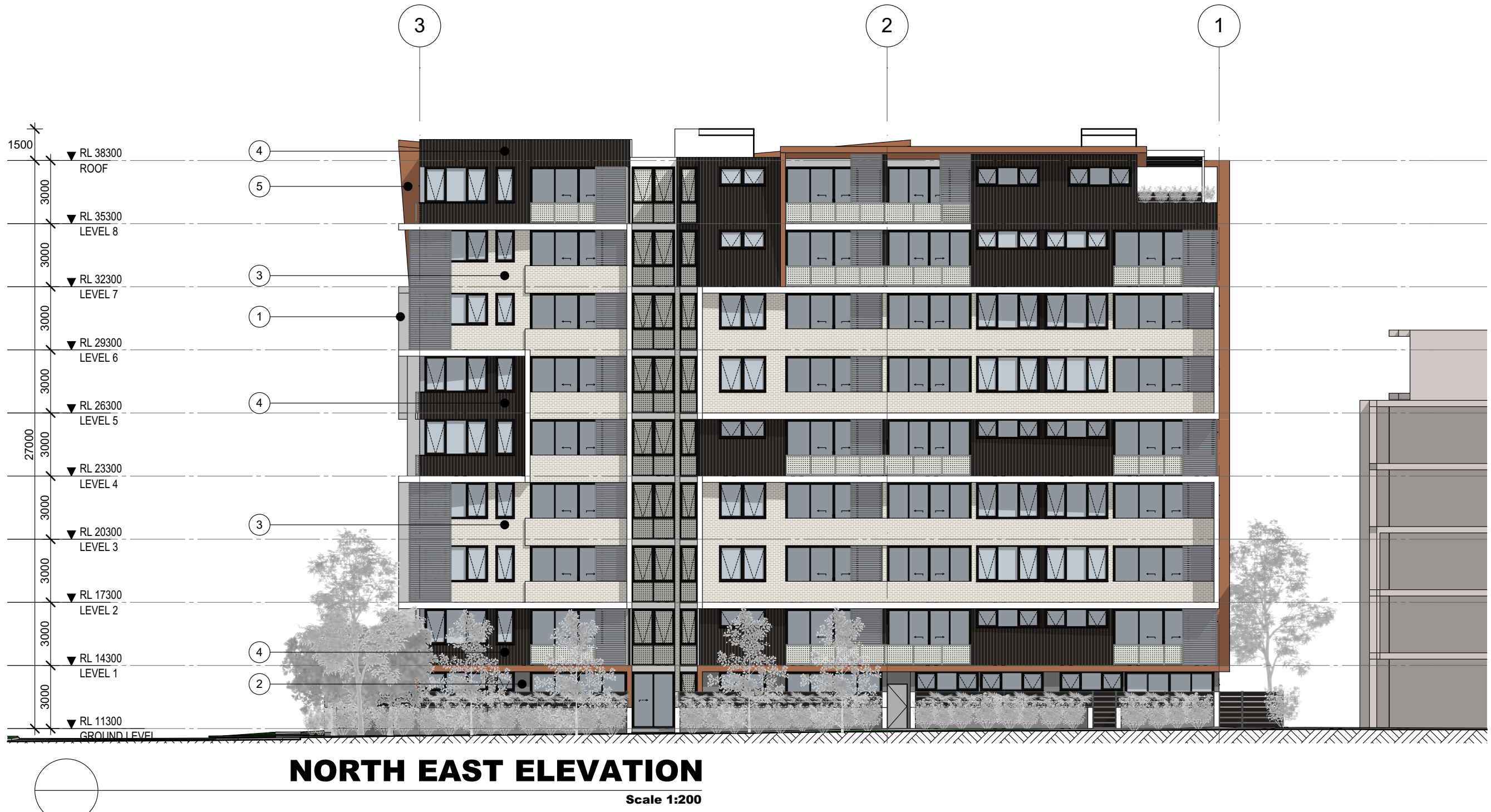
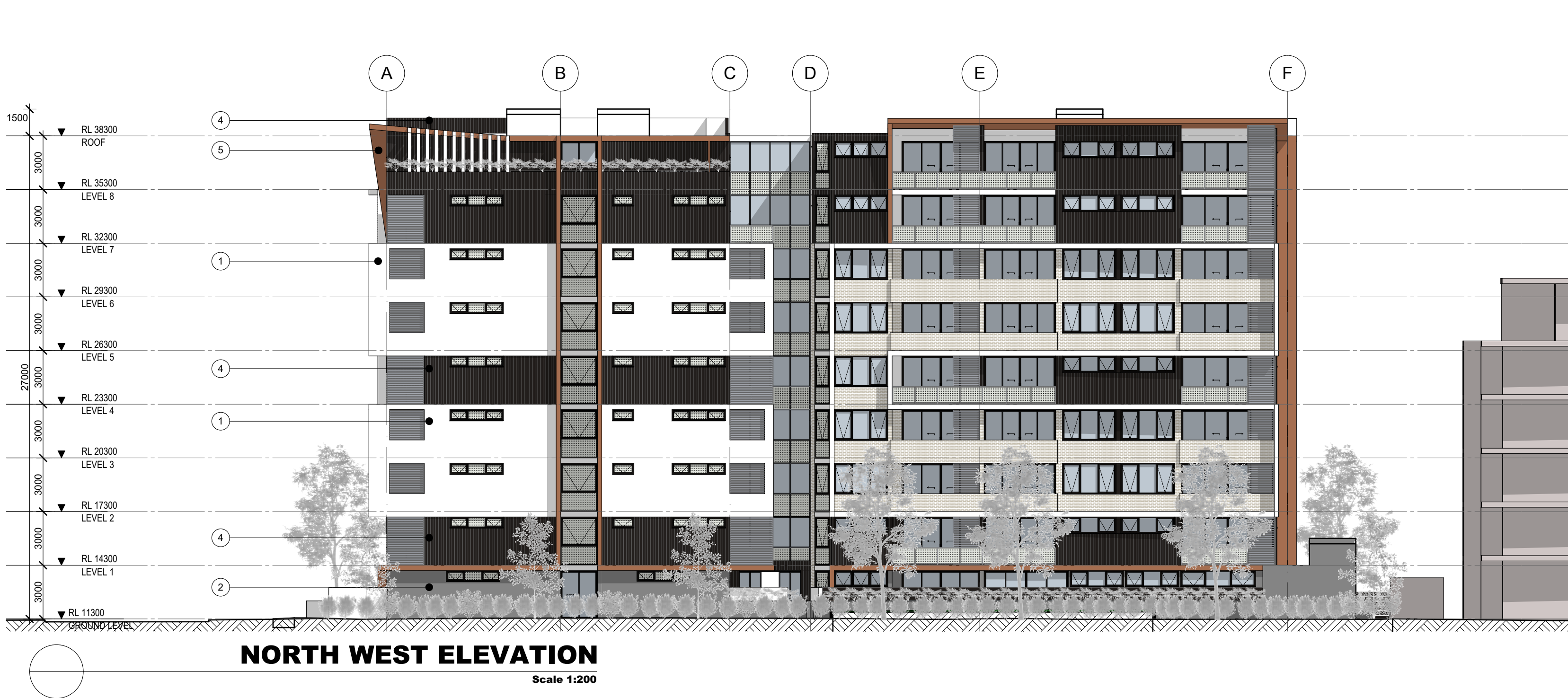
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Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

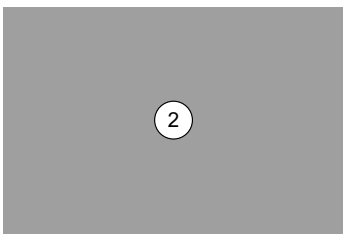
Client
SYNERGY DEVELOPMENT GROUP

Title
ADAPTABLE UNITS LAYOUT

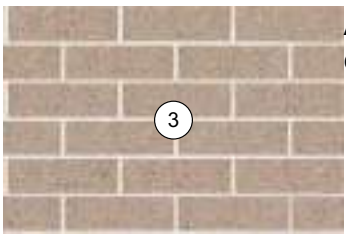
Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A13	Issue A



DULUX NATURAL WHITE
external brick wall and concrete
slab render and paint finish



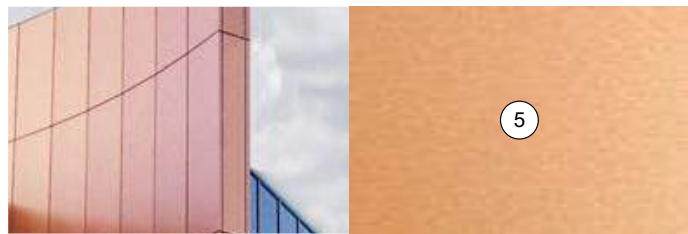
DULUX WINDSPARY
external brick wall (ground floor)
render and paint finish



AUSTRAL ENGAGE
external brick wall



STRYUM T29 ANODISED
composit metal panel cladding



VITRABOND COPPER METALLIC
composit metal panel cladding

Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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villa & villa
Level 4, 24 Hickson Rd. Millers Point NSW 20 00
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Eduardo Villa
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Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL
Client
SYNERGY DEVELOPMENT GROUP
Title
ELEVATIONS

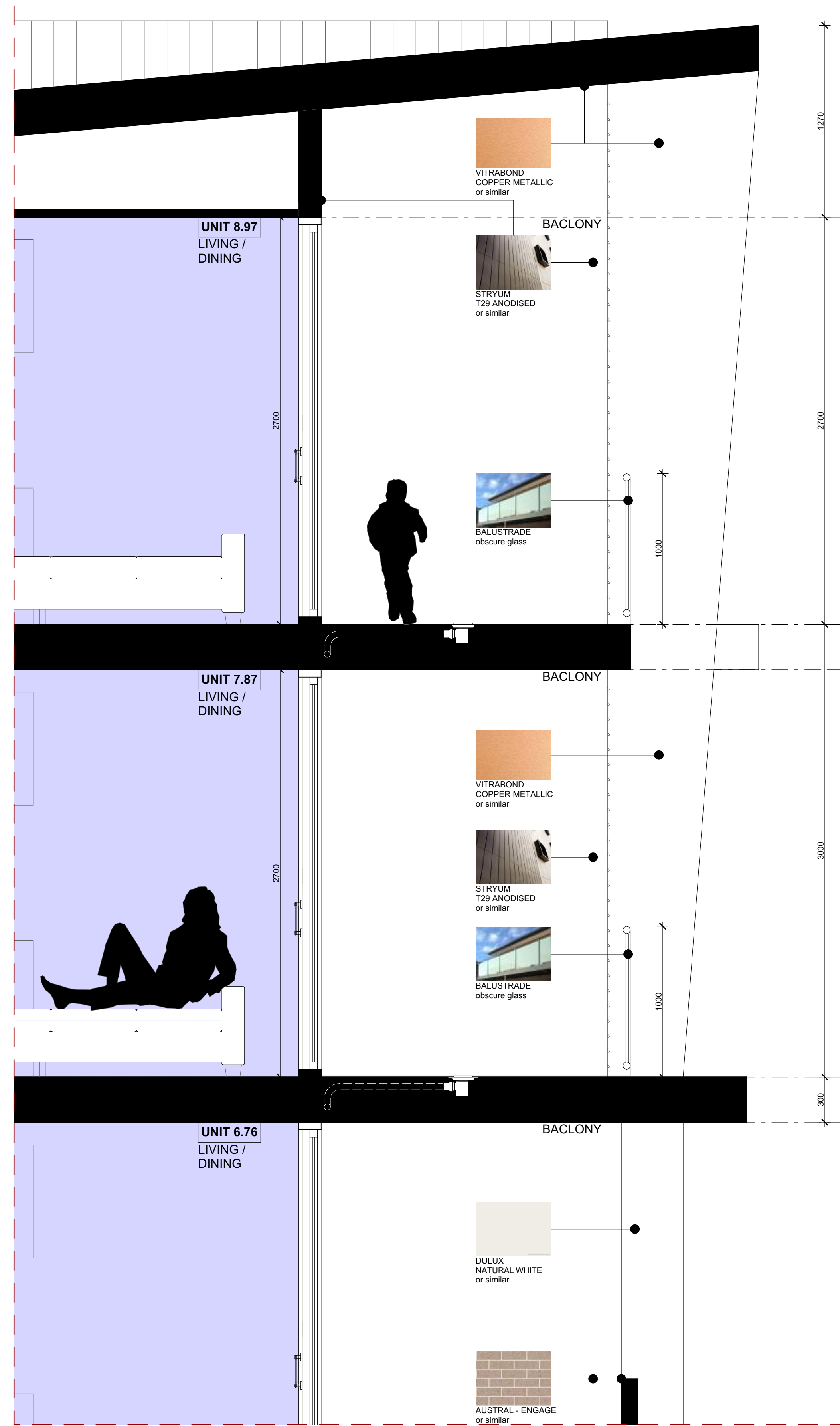
Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A14	Issue A



SECTION A-A
Scale 1:200



SECTION B-B
Scale 1:200



DETAIL SECTION X
Scale 1:20

Issue	Description	Date	Drawn	Issued
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villa @ villa
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Project
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Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client
SYNERGY DEVELOPMENT GROUP

Title
SECTIONS

Drawn
D.R.

Checked
CZ

Date
JUNE 2016

Activity Type
DA

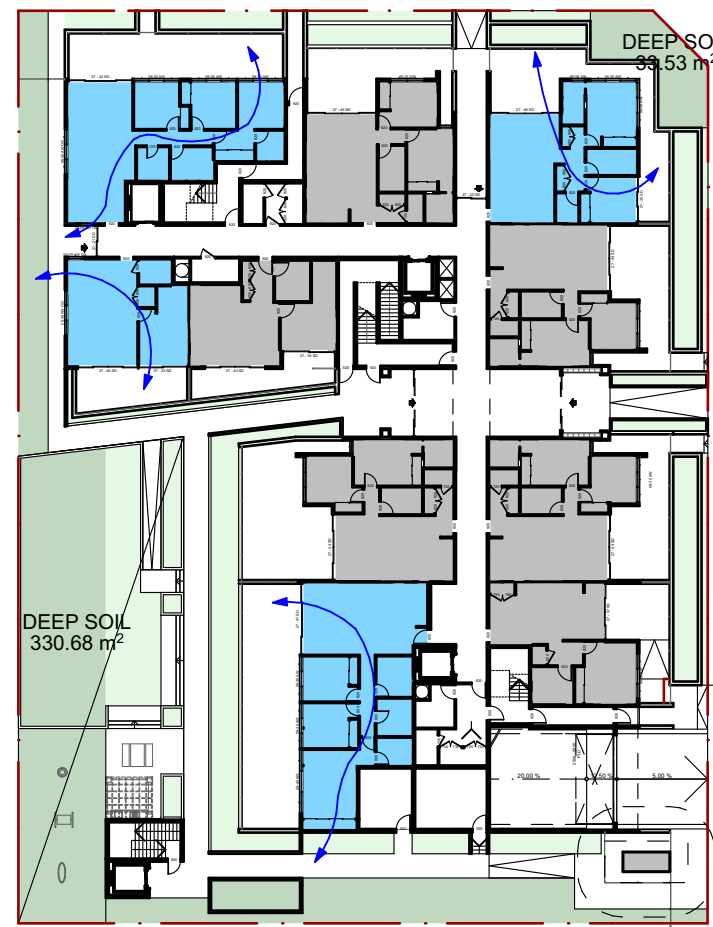
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1349-16

Scale @ A1
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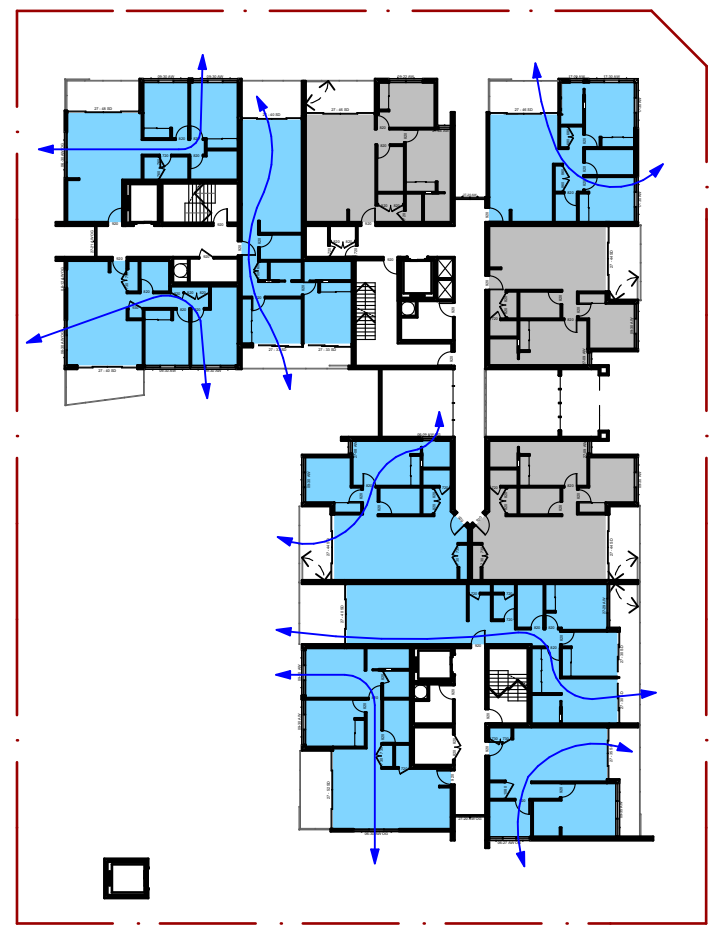
Project #
P4714

Sheet #
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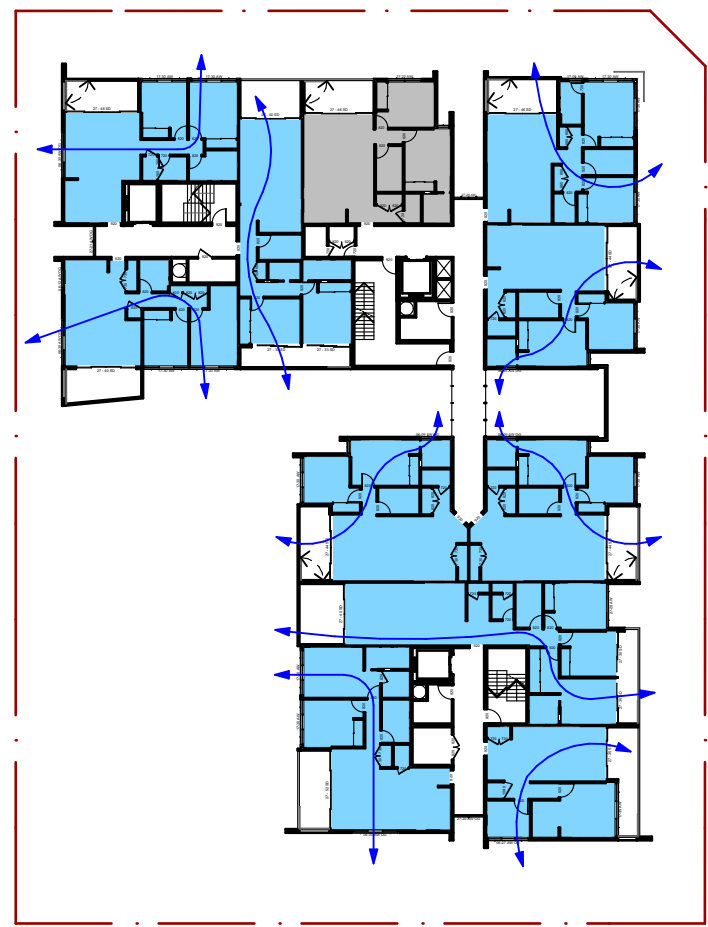
Issue
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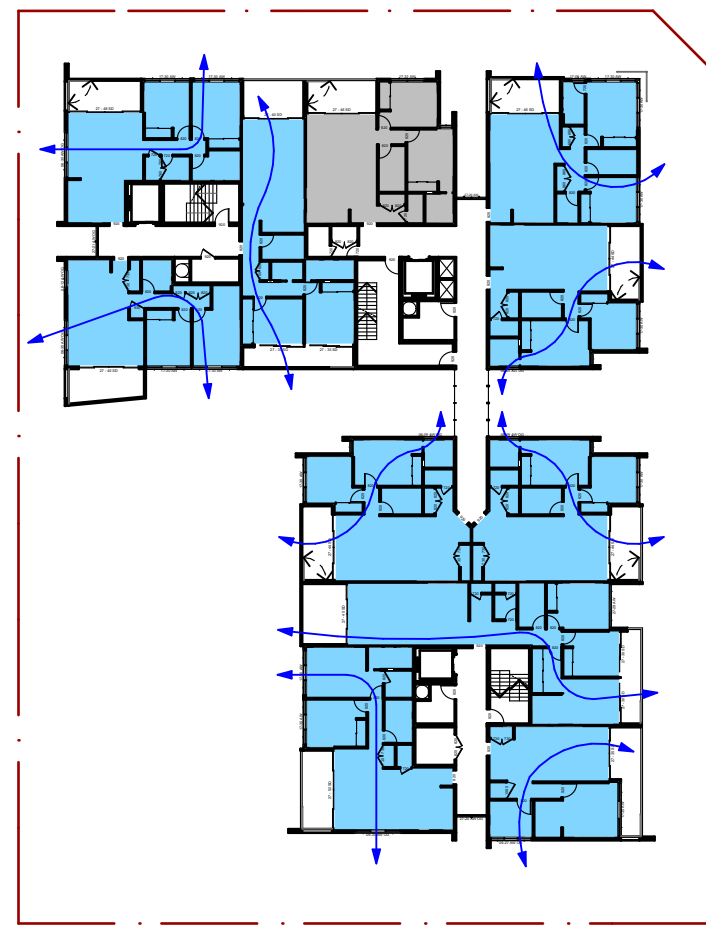
GROUND LEVEL
Scale 1:500



LEVEL 1
Scale 1:500



LEVEL 2
Scale 1:500



LEVEL 3
Scale 1:500

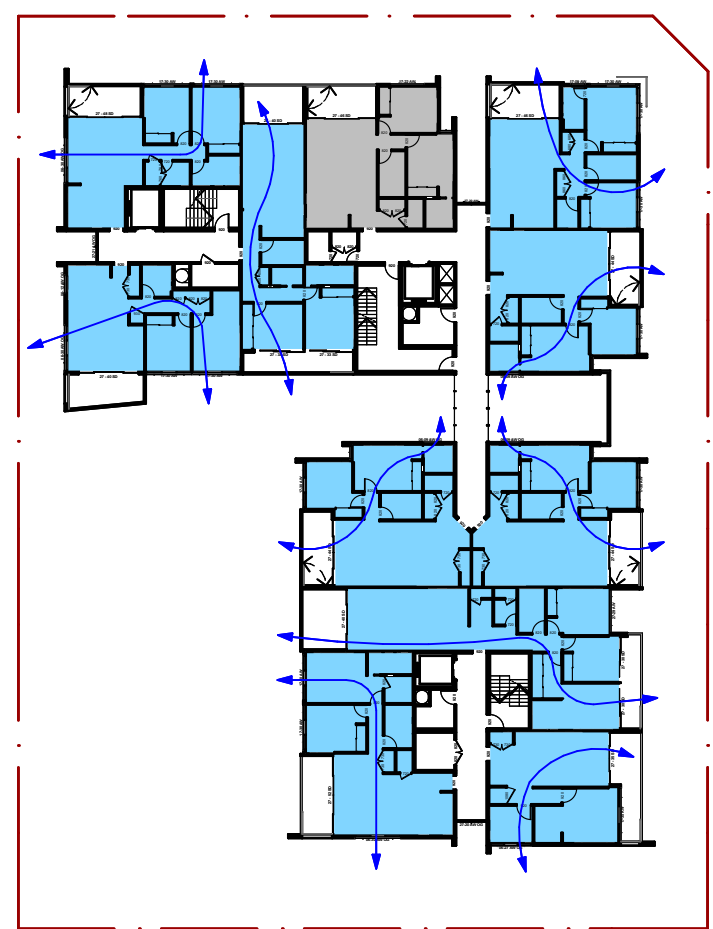
LEGEND

-  CROSS VENTILATED
-  NOT VENTILATED

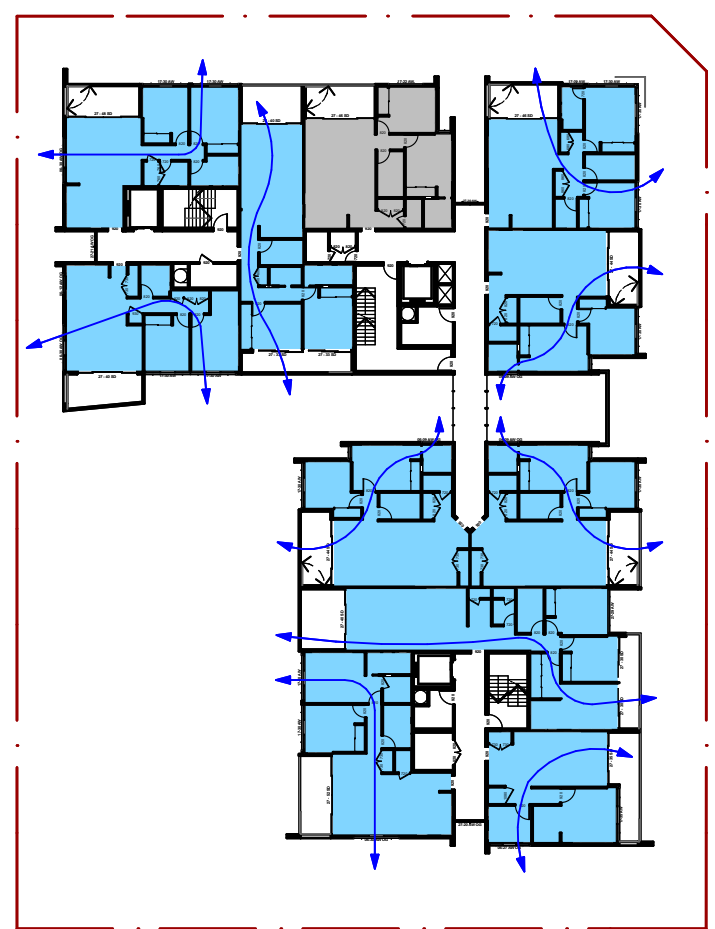
SEPP 65 - OBJECTIVE 4B-3

At least **60%** of apartments are naturally cross ventilated in the **first nine storeys** of the building. Apartments at ten storeys or greater are deemed to be cross ventilated only if any enclosure of the balconies at these levels allows adequate natural ventilation and cannot be fully enclosed.

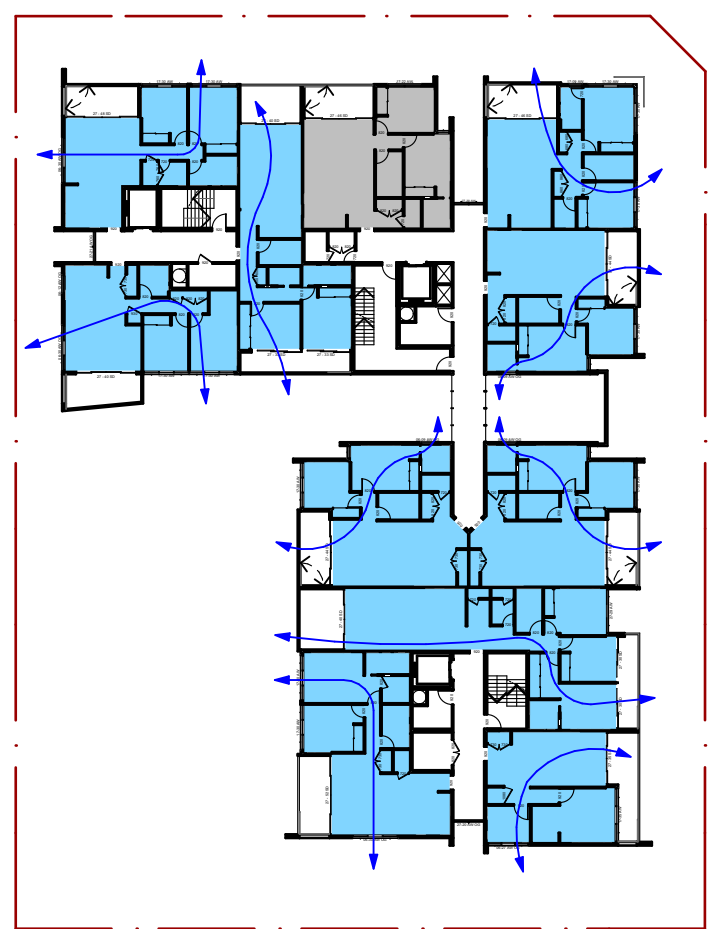
TOTAL APARTMENTS 97
CROSS VENTILATED 79apt.= 81%



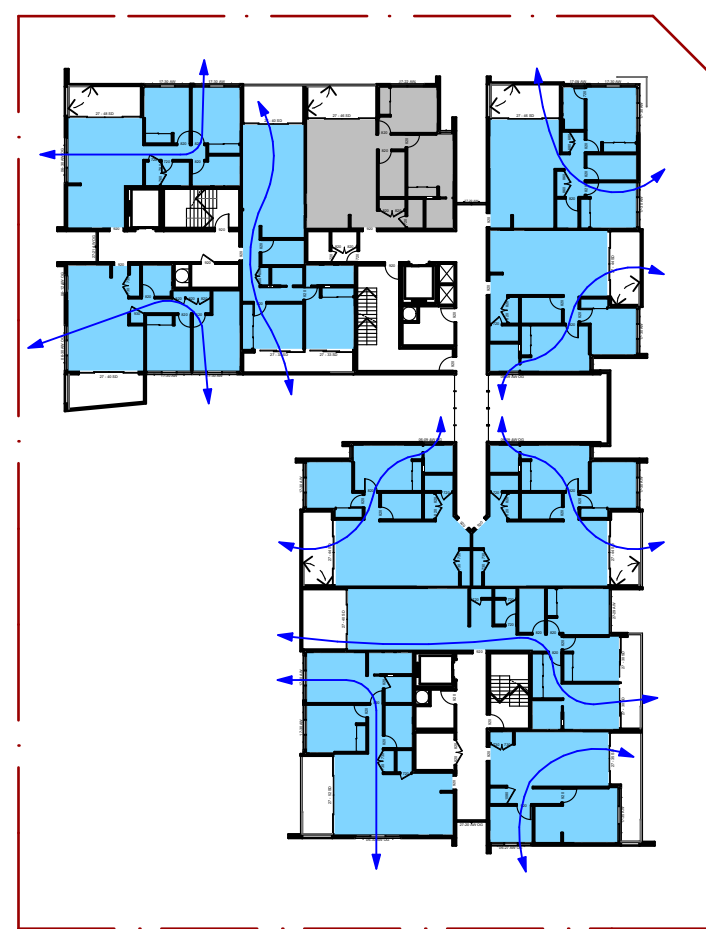
LEVEL 4
Scale 1:500



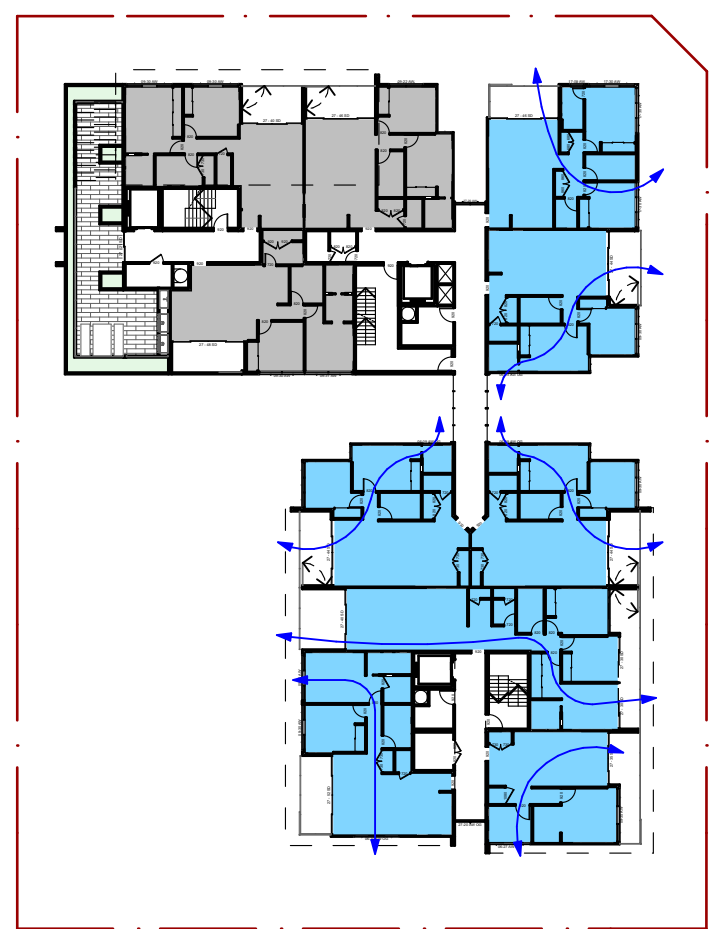
LEVEL 5
Scale 1:500



LEVEL 6
Scale 1:500



LEVEL 7
Scale 1:500



LEVEL 8
Scale 1:500

Issue	Description	Date	Drawn	Issued
A	FOR DA	18.10.2016	D.R.	CZ

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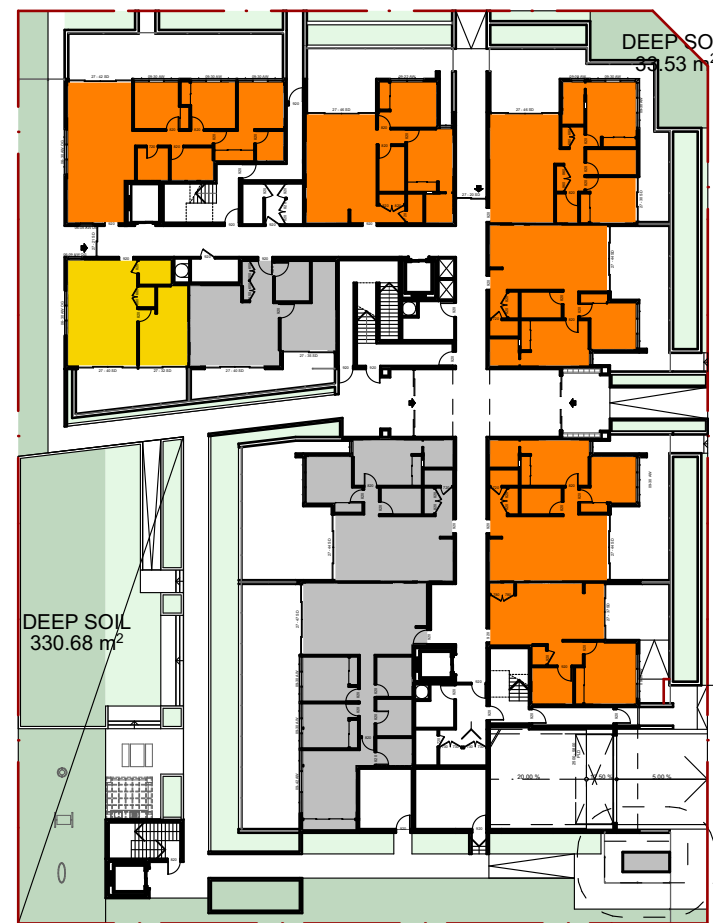
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Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client  **SYNERGY DEVELOPMENT GROUP**

Title
CROSS VENTILATION ANALYSIS

Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A16	Issue A



GROUND LEVEL
Scale 1:500



LEVEL 1
Scale 1:500



LEVEL 2
Scale 1:500



LEVEL 3
Scale 1:500

LEGEND
from 9am to 3pm mid winter

2H SUNLIGHT

1H SUNLIGHT

NOT SUNLIGHT

SEPP 65 - OBJECTIVE 4A-1

1.Living rooms and private open spaces of at least **70%** of apartments in a building receive a minimum of **2 hours** direct sunlight between 9 am and 3 pm at mid winter in the Sydney Metropolitan Area and in the Newcastle and Wollongong local government areas.

3.A maximum of **15%** of apartments in a building receive **no** direct sunlight between 9 am and 3 pm at mid winter.

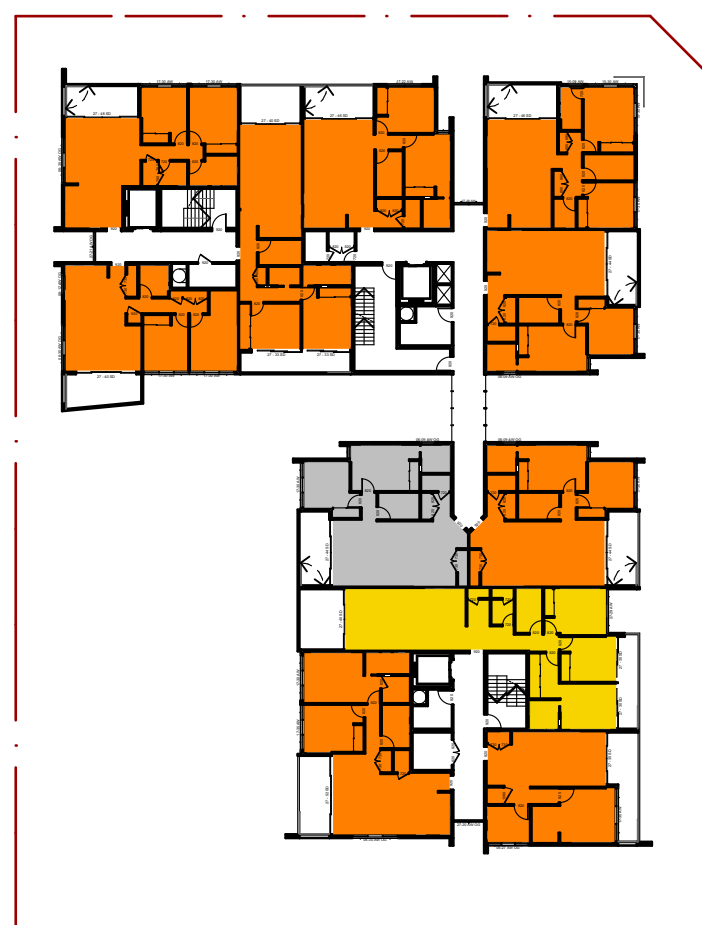
TOTAL APARTMENTS 97
2 HOURS SUNLIGHT 73apt.= 75%
NO SUNLIGHT 12apt.= 12%



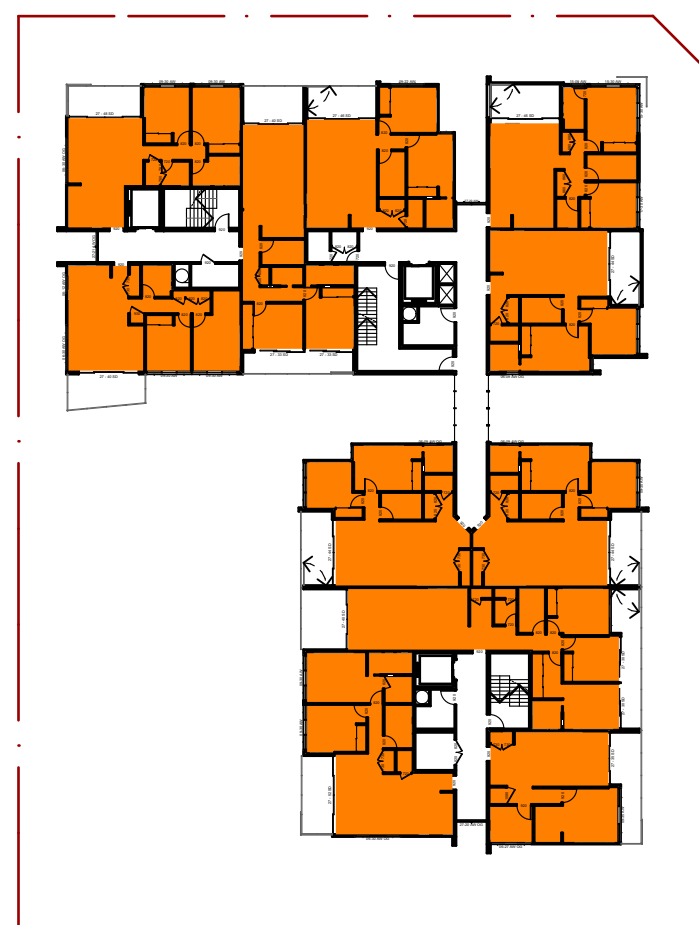
LEVEL 4
Scale 1:500



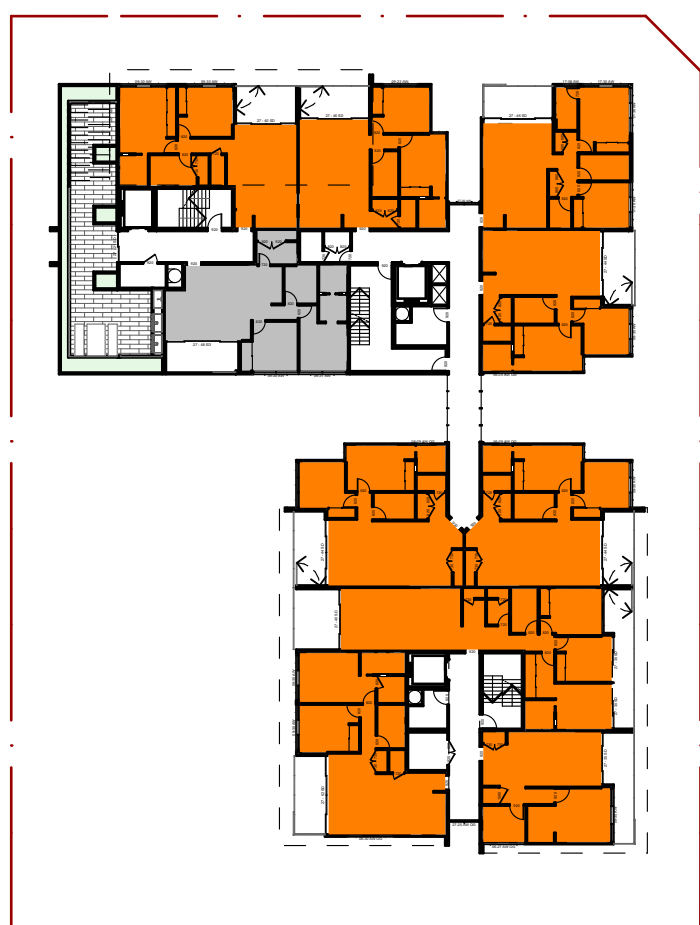
LEVEL 5
Scale 1:500



LEVEL 6
Scale 1:500



LEVEL 7
Scale 1:500



LEVEL 8
Scale 1:500

Issue	Description	Date	Drawn	Issued
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Consultants

villa villa

Level 4, 24 Hickson Rd .Millers PointNSW 20 00
T: 02 9247 7667F: 02 9 247 7665
E: eduardo@villaandvilla.com.au Abn: 27 085 744 958
Eduardo Villa
Director / Qualified Architect.
(NSW Registration Board) Reg. No 6813

ALGOTRY ZAPPIA & ASSOCIATES PTY. LTD.
Building Designers & Consulting Civil & Structural Engineers

a Suite 4, Level 1, 84 Bathurst Street, Liverpool, NSW 2170
P.O. Box 825, Liverpool Business Centre, NSW 1871
t 9602 3133 / 9602 0303 f 9601 6903
e admin@algotryzappia.com.au
w www.algotryzappia.com.au

ABN 43 064 952 692

Project
PROPOSED RESIDENTIAL DEVELOPMENT
Lot D-E-F DP33121 - n. 1-3-5 Bathurst Street
LIVERPOOL

Client  **SYNERGY DEVELOPMENT GROUP**

Title
SOLAR ACCESS STUDY

Drawn D.R.	Checked CZ	Date JUNE 2016
Activity Type DA	Job # 1349-16	Scale @ A1 AS SHOWN
Project # P4714	Sheet # A17	Issue A