

LOBBY E2: 2 LOBBY F: 1 TOTAL SOLAR (2HR MIN.): 3







DLCS Quality Endorsed Company ISO 9001:2008, Registration Number 20476 Nominated Architect: Nicholas Turner 6695, ABN 86 064 084 911

KEY PLAN

ADG COMPLIANT 2HR (MIN.) SOLAR ACCESS ADG COMPLIANT 2HR (MIN.) SOLAR ACCESS VIA SKYLIGHT

NO DIRECT SUNLIGHT BETWEEN 9AM & 3PM (MAX. 15%)

S 22.12.16 JM Development Application
T 22.06.17 JM Development Application Amendments
U 03.07.17 JM Development Application Amendments

DeicorpLevel 3, 161 Redfern Street, Redfern

NSW 2016, Australia

Project Title WSU - Lot 4

158-164 Hawkesbury Road, 2a Darcy Road Westmead NSW 2145 Australia Drawing Title

Solar and Cross Ventilation Diagrams Solar Diagrams Sheet 1

1:500 @A1, 50%@A3





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Drawing Title Solar and Cross Ventilation Diagrams
Solar Diagrams Sheet 2

Scale
1:500 @A1, 50%@A3

Photographics

Dwg No.

DA-720-006



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Solar and Cross Ventilation Diagrams
Solar Diagrams Sheet 3

Scale Project No.

1:500 @A1, 50%@A3
Status

For Information

16001
Dwg No.
DA-720-007
U

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Rev
U

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KEY PLAN





SOLAR ACCESS SUMMARY

(2HR MIN.):	241 (70.1%)	
TOTAL SOLAR		
LOBBY F:	45	
LOBBY E2:	30	
LOBBY E1:	19	
LOBBY D2:	22	
LOBBY D1:	125	

LOBBY D1: LOBBY E1: 5 LOBBY F:

TOTAL NO DIRECT SUNLIGHT (MAX. 15%): 52 (15.1%)

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Project Title

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Solar and Cross Ventilation Diagrams

| 1:500 @A1, 50%@A3 | Turner | North | Status | Drawn by | North | Drawn by For Information



Communal Open Area 1:500

COMMUNAL OPEN AREA (ADG)

"Outdoor space located within the site at ground level or on a structure that is within common ownership and for the recreational use of residents of the development. Communal open space may be accessible to residents only, or to the public."

"Communal open space should have a minimum dimension of 3m, and larger developments should consider greater dimensions."

Communal Open Area = 3194.35 sqm

Communal Open Area = 48.49% (ADG Min. requirement 25%)

LANDSCAPED AREA (DCP)

"A part of a site used for growing plants, grasses and trees, but does not include any building, structure or hard paved area.

- "To measure landscaped open space:
- impervious surfaces such as driveways, paved areas, roofed areas, car parking and stormwater structures, decks and the link and any area with a width or length of less than 2m are excluded
- the water surface of swimming pools is included
- landscaping is to be at ground level
- the minimum soil depth of land that can be included as landscaped open space is 1m"

Landscape Area = 1,270.25 sqm

Landscape Area = 19.28% of site area



Deep Soil (ADG) 1:500

Note:

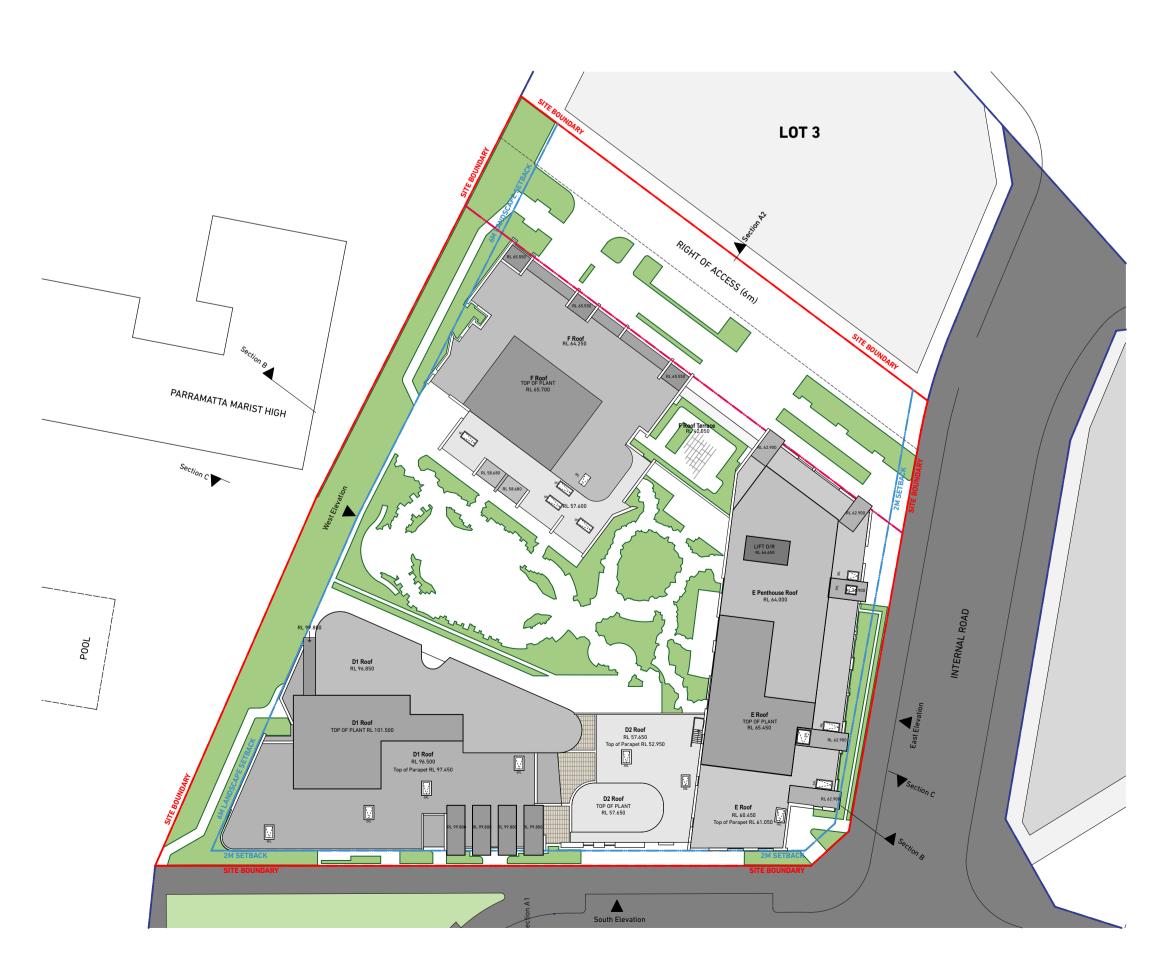
Precinct Masterplan provides substantial deep soil areas in adjacent reserve.

DEEP SOIL AREA (ADG PART 3E)

"For site area greater than 1,500sqm minimum dimensions for deep soil area is 6m."

Deep Soil Area = 821.12 sqm

Deep Soil Area = 12.46% (ADG Min. requirement 7%)



Landscaped Area

KEY PLAN

LEGEND

LEGEND Site Area: 6,588sqm

Communal Open Space

Landscaped Area

Deep Soil Area

Building Footprint of Basement Below

Footprint of OSD Tank Below

JM Development Application
JM Development Application

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Landscape Amenities Landscape/Communal Area

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1PM JUNE 21 SOLAR ACCESS TO 60.77% OF COMMUNAL OPEN SPACE





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KEY PLAN

LEGEND

LEGEND

Communal Open Space Total: 3194.35sqm

Communal Open Space in Sun at Given Time

Communal Open Space in Shade at Given Time

NOTE: REFER TO LANDSCAPE ARCHITECT'S DRAWINGS AND REPORT FOR FURTHER DETAILS

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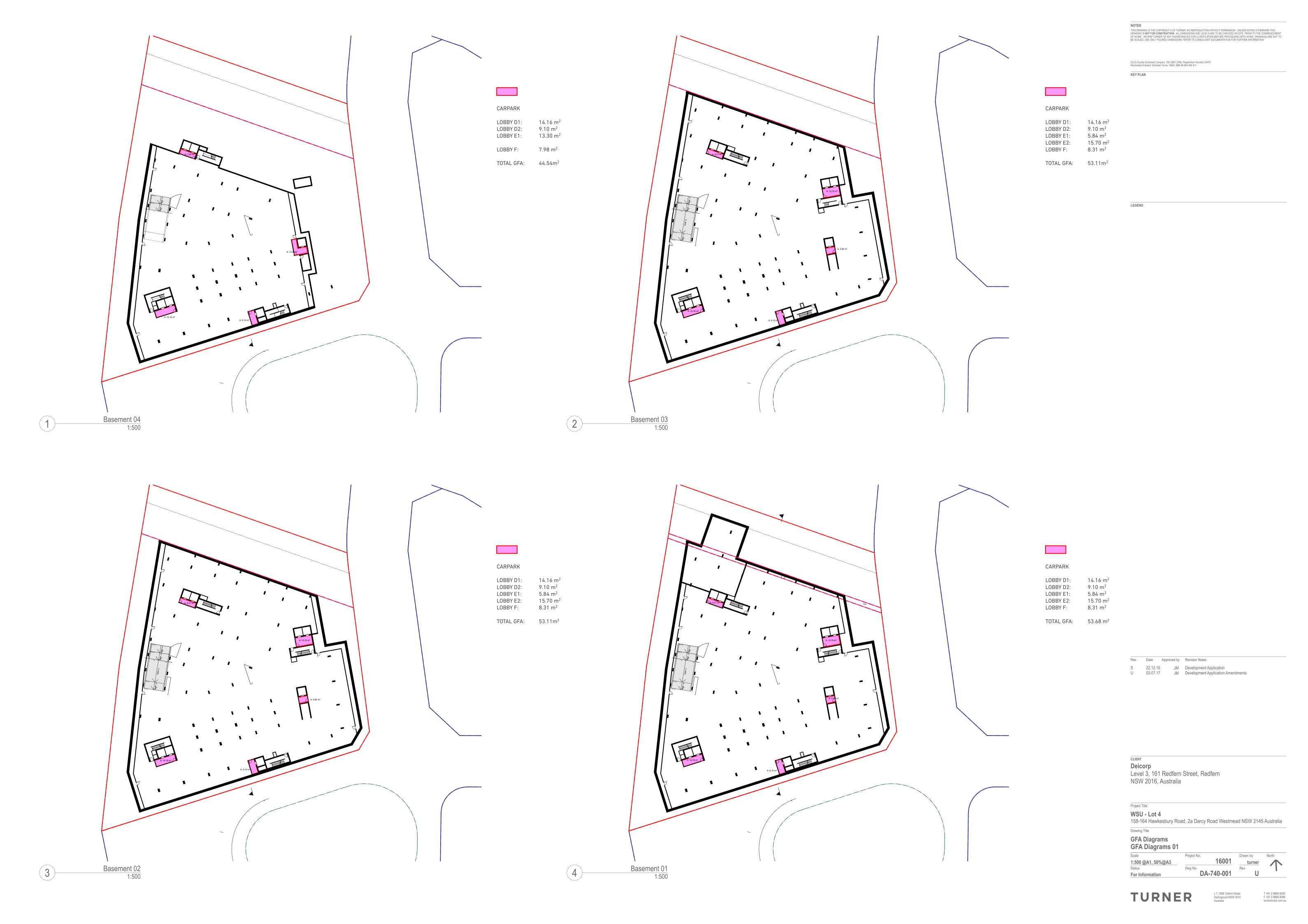
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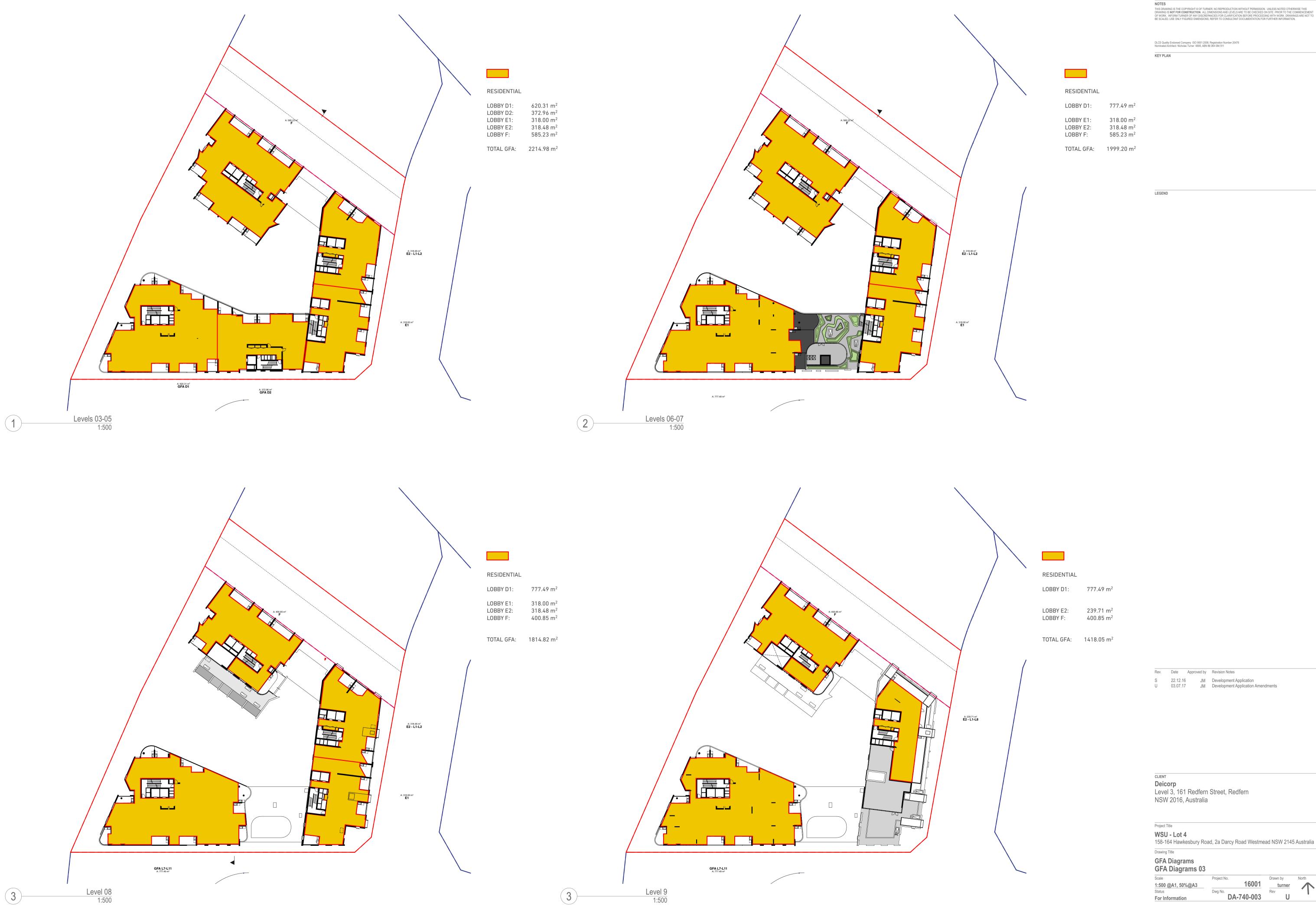
Drawing Title

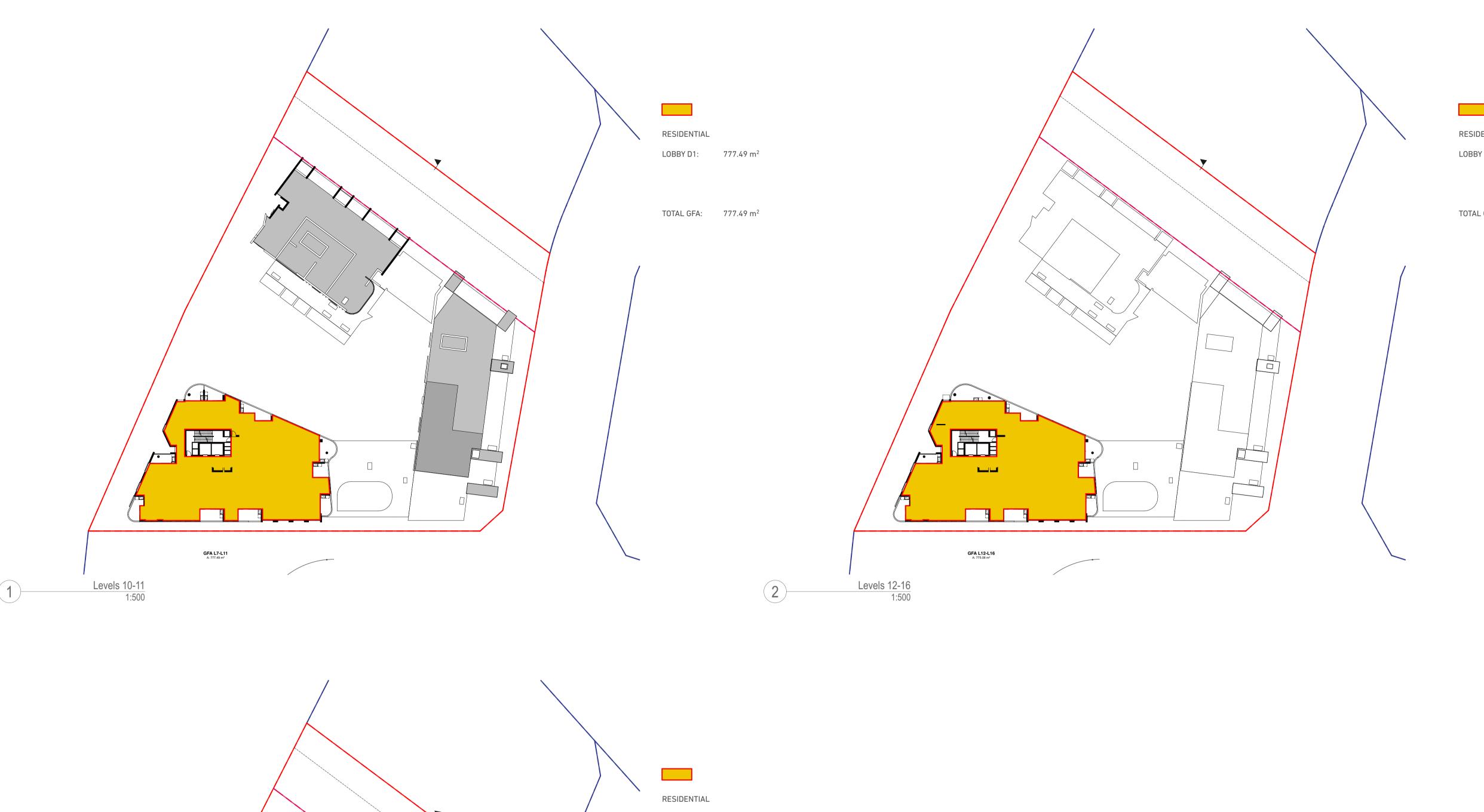
Landscape Amenities Communal Open Area Solar Amenity

1:500 @A1, 50%@A3 Status









LOBBY D1: 752.53 m²

TOTAL GFA: 752.53 m²

GFA L17-19 A: 752.53 m²

Levels 17-19 1:500

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KEY PLAN

RESIDENTIAL

LOBBY D1: 775.06 m²

TOTAL GFA: 775.06 m²

GFA SUMMARY

RESIDENTIAL

LOWER GROUND:	361.83 m ²
GROUND:	2151.55 m ²
LEVEL 1:	2273.57 m ²
LEVEL 2:	2301.90 m ²
LEVEL 3-5:	2214.98 m ²
LEVEL 6-7:	1999.20m ²
LEVEL 8:	1814.82 m ²
LEVEL 9:	1418.05 m ²
LEVEL 10-11:	777.49 m^2
LEVEL 12-16:	775.06 m^2
LEVEL 17-19:	752.53 m^2

28652.93m² **SUBTOTAL GFA:**

CARPARK

BASEMENT 4:	44.54 r
BASEMENT 3:	53.11 r
BASEMENT 2:	53.11 r
BASEMENT 1:	53.68 r
LOWER GROUND:	35.22 r

SUBTOTAL GFA: 239.09 m²

COMMUNITY

GYM 85.32m²

GRAND TOTAL (minus risers each unit):

28825.98 m²

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GFA Diagrams 04
Scale

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Original DA submission 22.12.16



View of lot 4 from south-east Response to DEAP 3 comments 27.07.17

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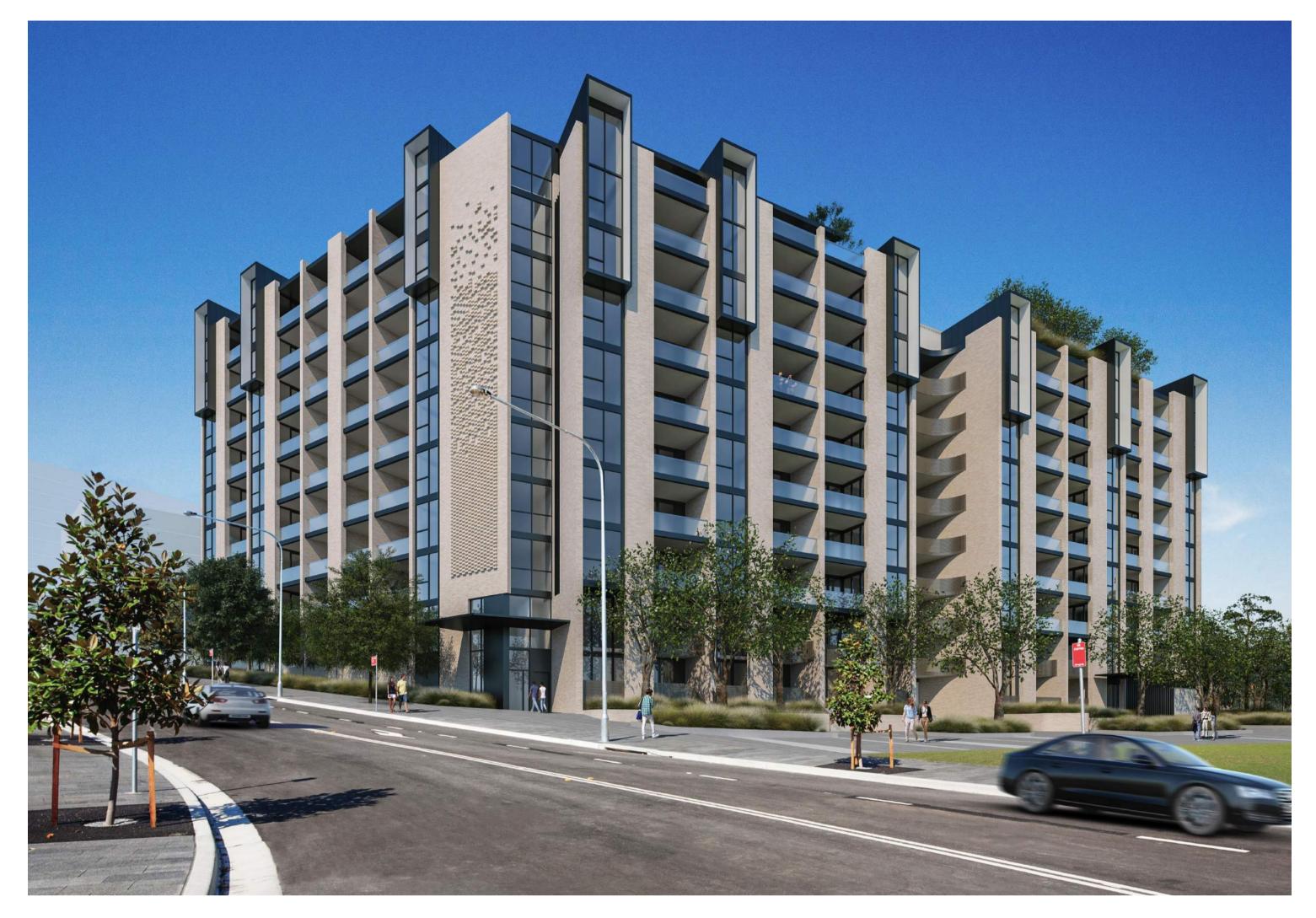
Project Title

WSU - Lot 4
158-164 Hawkesbury Road, 2a Darcy Road Westmead NSW 2145 Australia

Drawing Title 3D Views

Perspective Images 1

@A1, 50%@A3 16001
Status Dwg No.
For Information DA-900-921



Original DA submission 22.12.16



View of lot 4 from north-east Response to DEAP 3 comments 27.07.17

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V 31.08.17 JM Development Application Amendments

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Project Title

WSU - Lot 4
158-164 Hawkesbury Road, 2a Darcy Road Westmead NSW 2145 Australia

Drawing Title

3D Views

Perspective Images 2 Scale

@A1, 50%@A3

Chatrus

Dwg No.

DA-900-922



View of lot 4 from northern boundary Response to DEAP 3 Comments 27.07.17

KEY PLAN

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Project Title

WSU - Lot 4
158-164 Hawkesbury Road, 2a Darcy Road Westmead NSW 2145 Australia

Drawing Title 3D Views

For Information

Perspective Images 3 @A1, 50%@A3



Original DA submission 22.12.16



View of Lot 4 podium level communal courtyard Response to DEAP 3 comments 27.07.17

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Project Title

WSU - Lot 4
158-164 Hawkesbury Road, 2a Darcy Road Westmead NSW 2145 Australia

Drawing Title

3D Views Perspective Images 4

@A1, 50%@A3



Share way along northern boundary of lot 4 Response to DEAP 3 comments 27.07.17

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Project Title

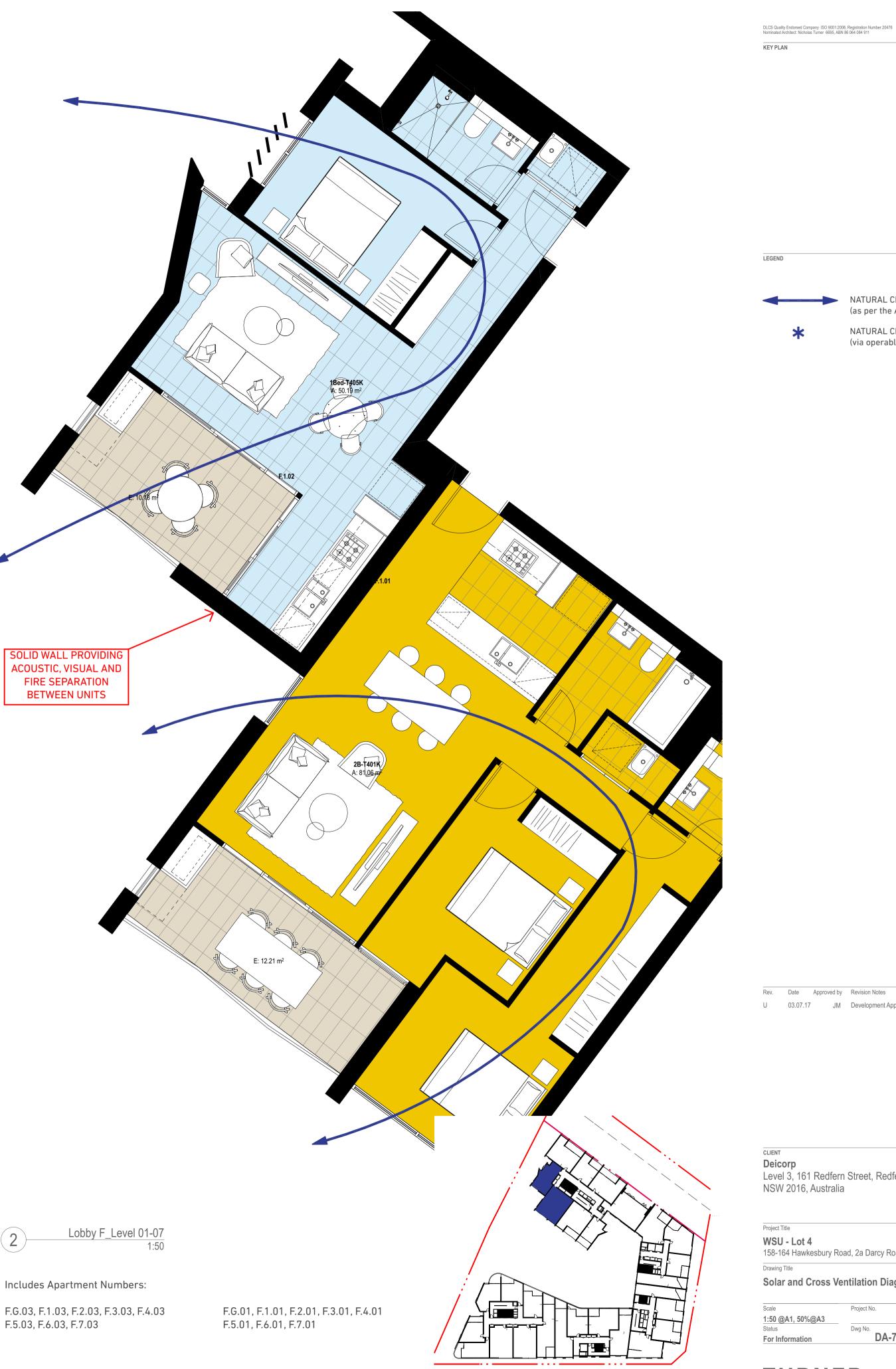
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Drawing Title 3D Views

Perspective Images 5 @A1, 50%@A3



Location Plan



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KEY PLAN

NATURAL CROSS VENTILATION (as per the ADG definition) NATURAL CROSS VENTILATION (via operable skylights)

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U 03.07.17 JM Development Application Amendments

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Location Plan

WSU - Lot 4 158-164 Hawkesbury Road, 2a Darcy Road Westmead NSW 2145 Australia

Solar and Cross Ventilation Diagrams

1:50 @A1, 50%@A3

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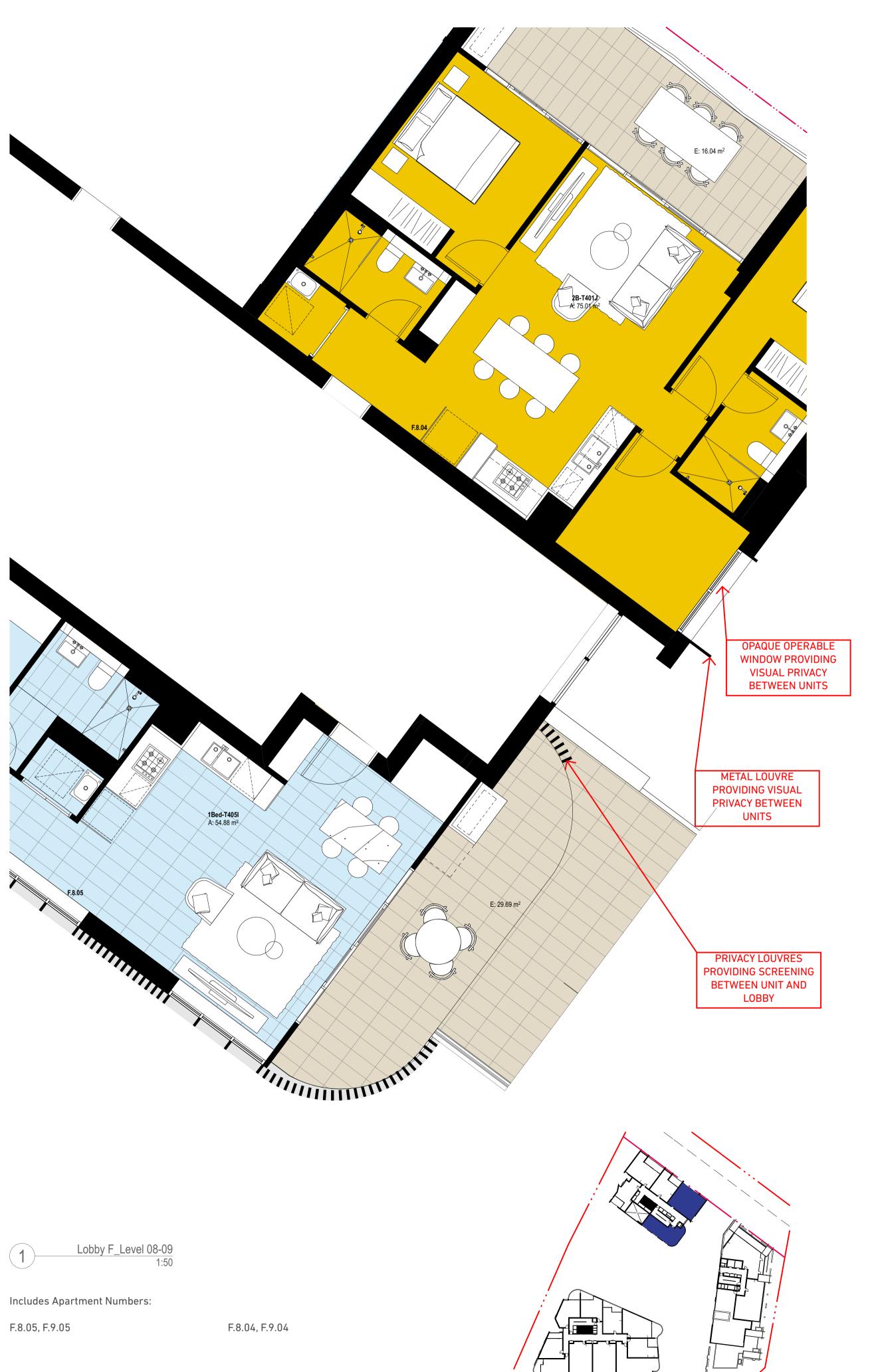


Location Plan

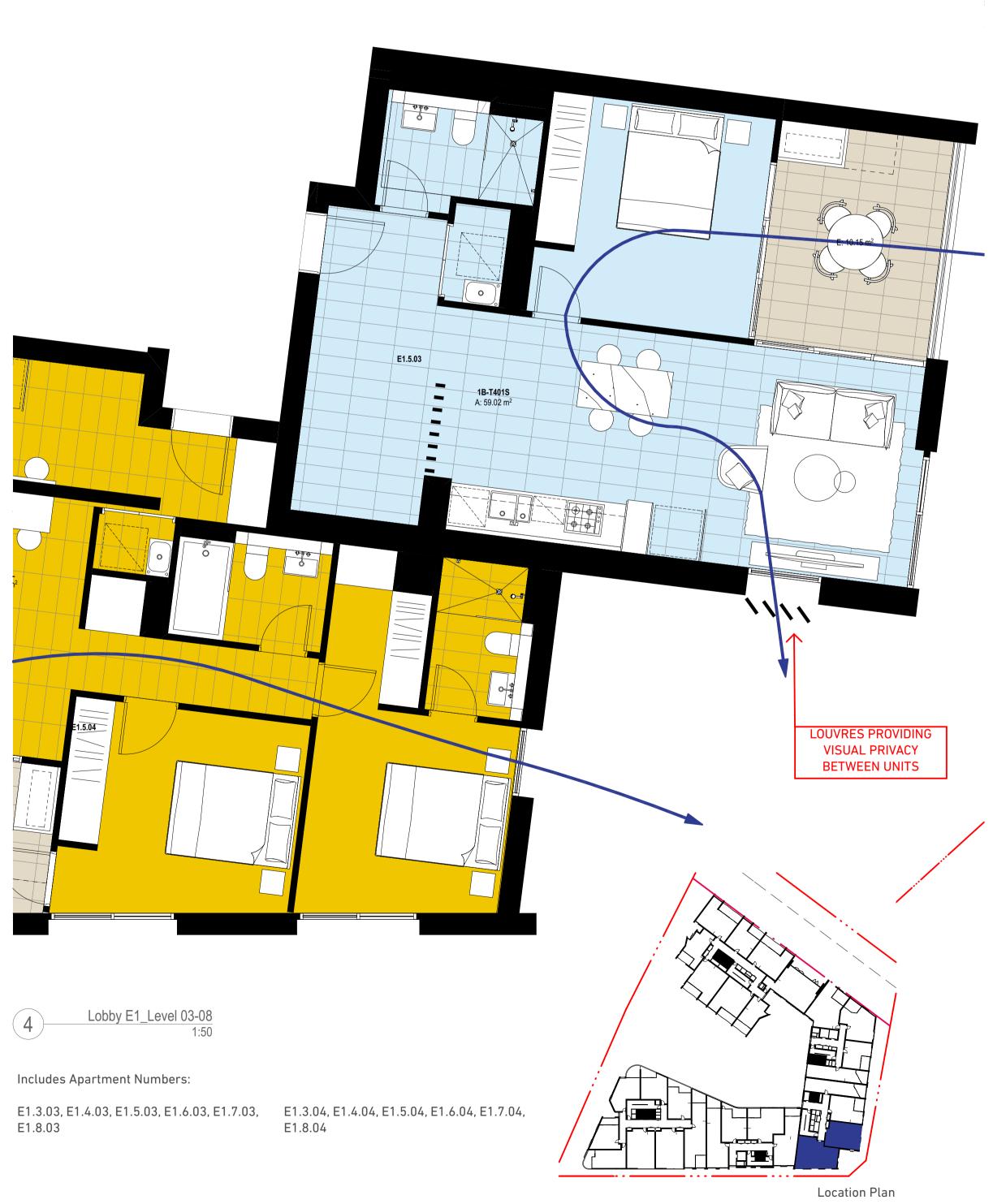
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Location Plan



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KEY PLAN

NATURAL CROSS VENTILATION (as per the ADG definition)

NATURAL CROSS VENTILATION (via operable skylights)

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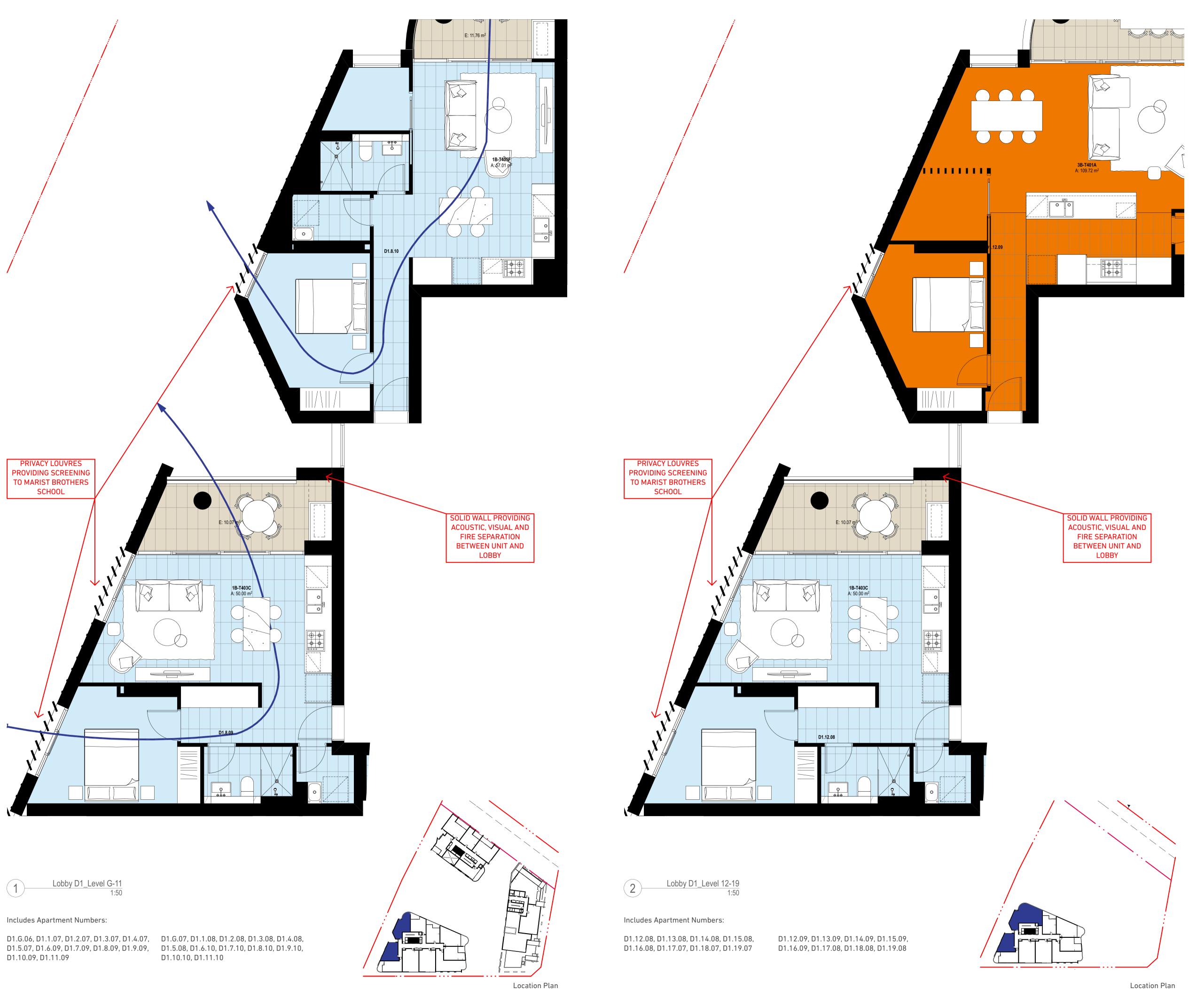
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Solar and Cross Ventilation Diagrams



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KEY PLAN

LEGEND

NATURAL CROSS VENTILATION (as per the ADG definition)

NATURAL CROSS VENTILATION

(via operable skylights)

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Solar and Cross Ventilation Diagrams

Dwg No. **DA-725-004**