

DESIGN DEVELOPMENT APPLICATION

OPAL AGED CARE PROPOSED RESIDENTIAL AGED CARE

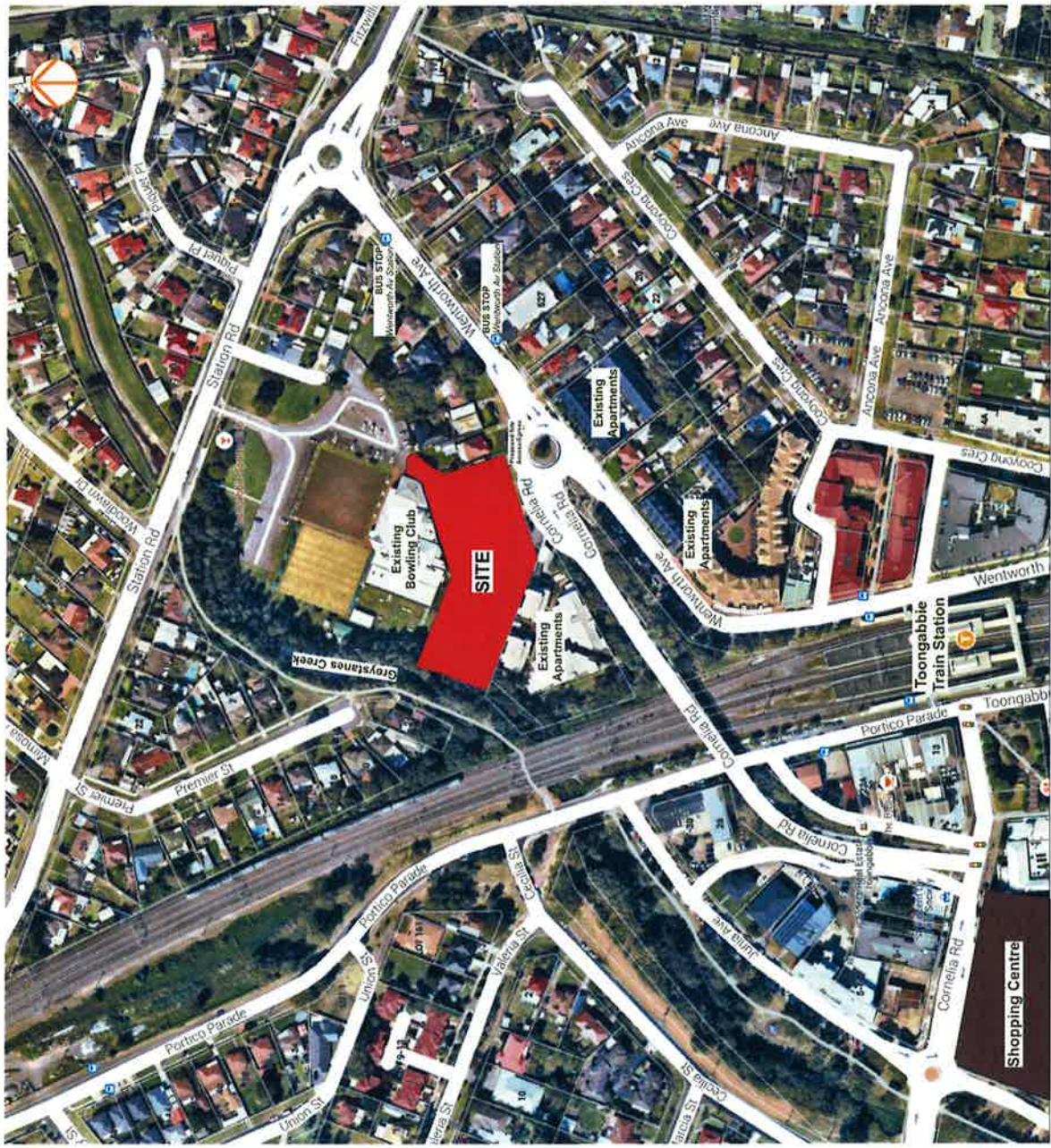
Wentworth Avenue, Toongabbie NSW

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DA 02	Site Analysis	A
DA 03	Site Plan	A
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SITE CONTEXT



Site Locality Map
Opal Toongabbie
Development Application
Wentworth Avenue
Toongabbie, NSW 2146

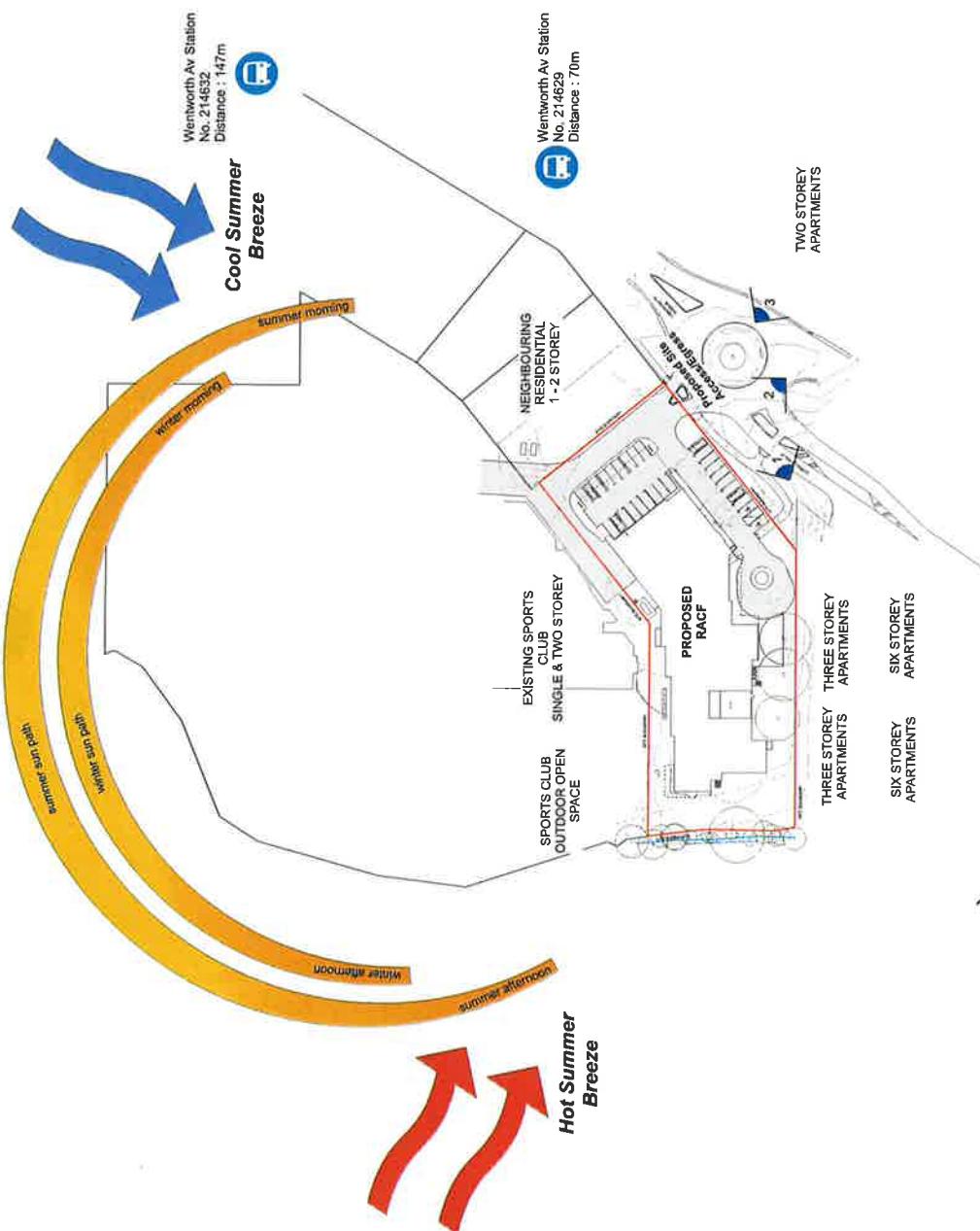
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SCALE: NTS
JOB NO: 15280
DATE: 14/12/2016
DRAWING NO: DA 01
REV NO: A

NOTES
Do not scale from this drawing. Use figured dimensions only.
Contact the architect for clarifications if required.
Codes of practice and other documents referred to in this drawing should be consulted for the use or receipt of drawings.



NOTE:
RACF = RESIDENTIAL AGED CARE FACILITY

Site Analysis
Opal Toongabbie
Opal Specialist Aged Care
Wentworth Avenue
Toongabbie, NSW 2146

DEVELOPMENT APPLICATION





10
0 1 2 3 4 5
SCALE: 1:200 @ A1
JOB NO: 15280
DATE: 1/12/2016
PWS NO: DA03
REV NO: A



Site Plan

Site Plan
Opal Toongabbie
Opal Specialist Age
Wentworth Avenue
Toongabbie, NSW 2146

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12 140 Myr



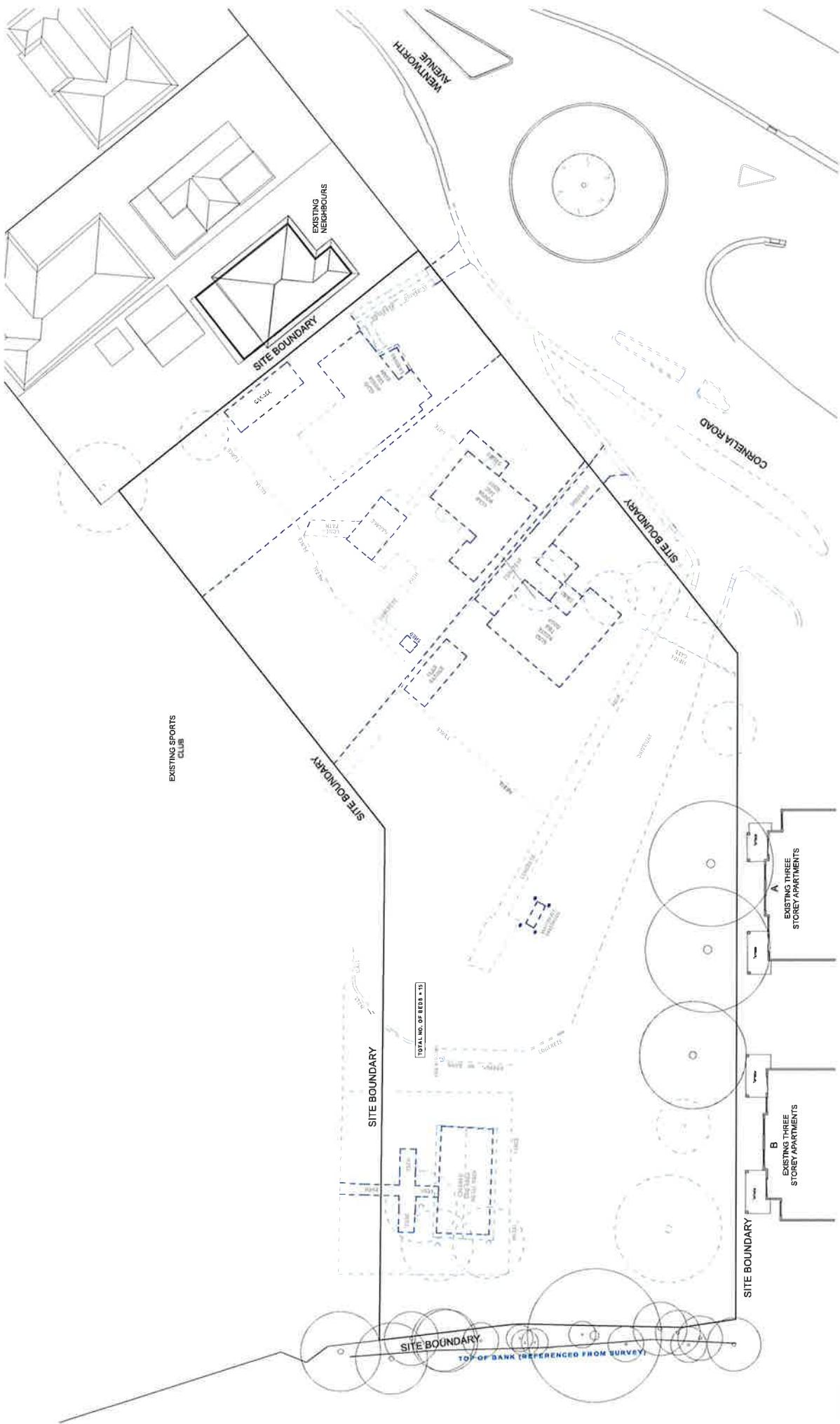
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Job No: 15280
Date: 14/12/2016
Dwg No: DA 04
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Changes in the existing structures or any damage to them, cost the developer as a result.



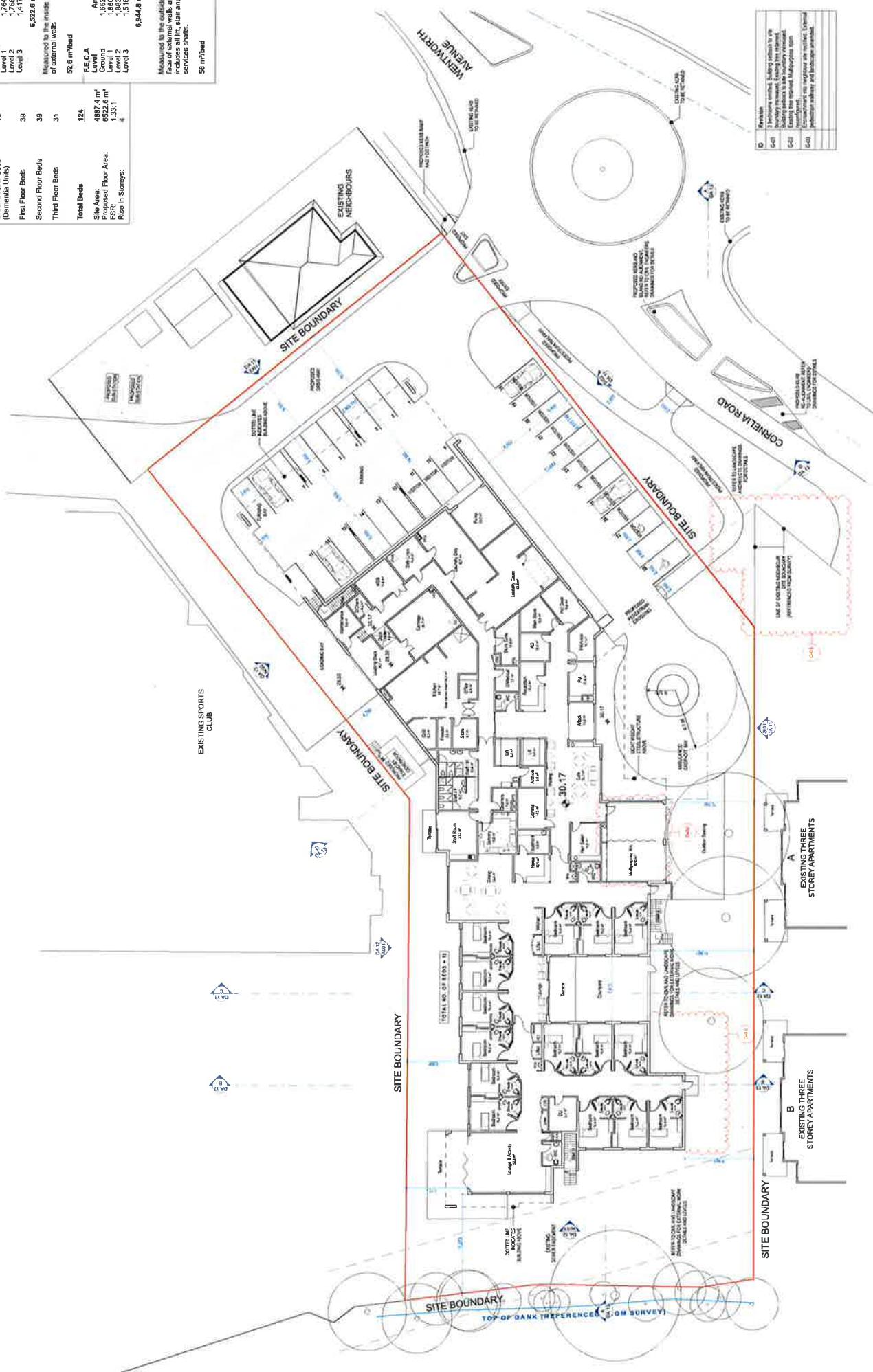
Demolition Plan

Opal Toongabbie
Opal Specialist Aged Care
Wentworth Avenue
Toongabbie, NSW 2146





GFA Floor Areas [FIRI]	
Ground Floor Beds	15
(Dormitory Units)	
First Floor Beds	39
Second Floor Beds	39
Third Floor Beds	31
Total Beds	124
Site Area:	
FIRI:	4887.4 m ²
Rise in Storeys:	4
Proposed Floor Areas:	
Ground Level	1,572 m ²
Level 1	1,764.7 m ²
Level 2	1,768.1 m ²
Level 3	1,417.6 m ²
Total GFA:	
6,522.6 m ²	
Measured to the inside face of external walls.	
52.6 m ² Head	
F.E.G.A.	
Ground Level	1,656.6 m ²
Level 1	1,656.2 m ²
Level 2	1,656.2 m ²
Level 3	1,518.8 m ²
Total GFA:	
6,844.8 m ²	
Measured to the outside of external walls and includes all lift, stair and service shafts.	
56 m ² Head	



GROUND FLOOR PLAN

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6 1 2 3 4 5
SCALE: 1:200 @ A1
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DATE: 14/12/2016
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Ground Floor Plan

Opal Tongabbie
Opal Specialist Aged Care
Wentworth Avenue
Toongabbie NSW 2146



Scale: 1:200 @ A1
Job No: 15280
Date: 14/12/2016
Dwg No: DA 08
Rev No: A

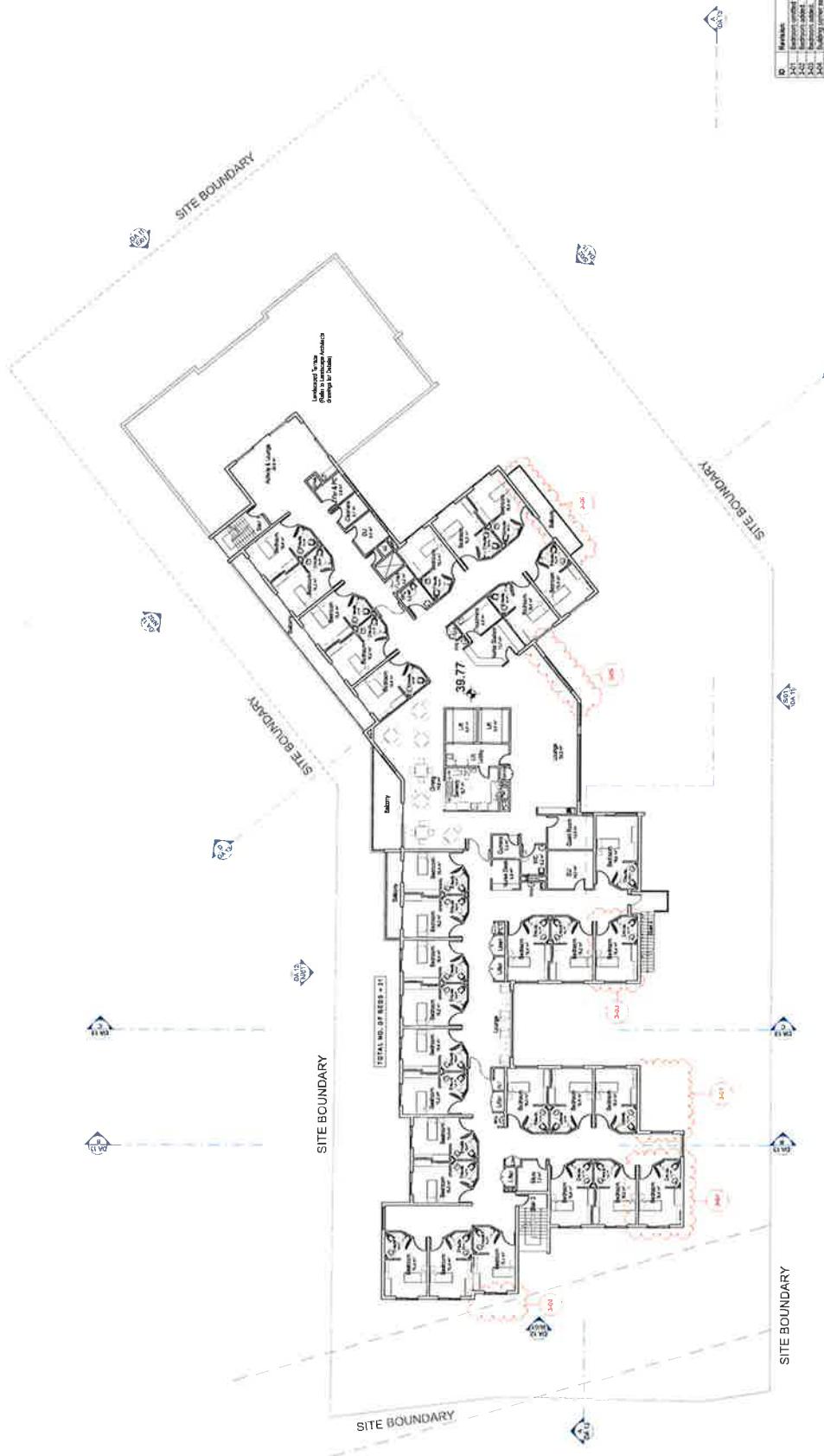
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This document is issued under the Development
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and advice of the Development Assessment Panel
and is not a permit or certificate.



Level 3
Opal Toongabbie
Opal Specialist Aged Care
Wentworth Avenue
Toongabbie, NSW 2146

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① THIRD FLOOR PLAN



Ref:	Description
12	Information required to obtain planning permission
121	Information required to obtain planning permission
122	Information required to obtain planning permission
123	Information required to obtain planning permission
124	Information required to obtain planning permission
125	Information required to obtain planning permission
126	Information required to obtain planning permission



SCALE: 1:200 @ A1
JOB NO: 15280
DATE: 14/12/2016
DRAWING NO: DA 11
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Elevations - Sheet 1
DEVELOPMENT APPLICATION
Opal Specialist Aged Care
Wentworth Avenue
Toongabbie, NSW 2146.

NOTES

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D	Brickwork Brickwork Brickwork Brickwork Brickwork
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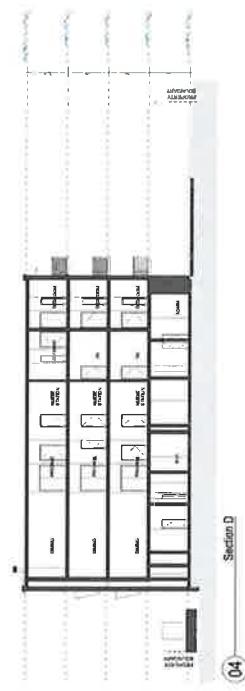
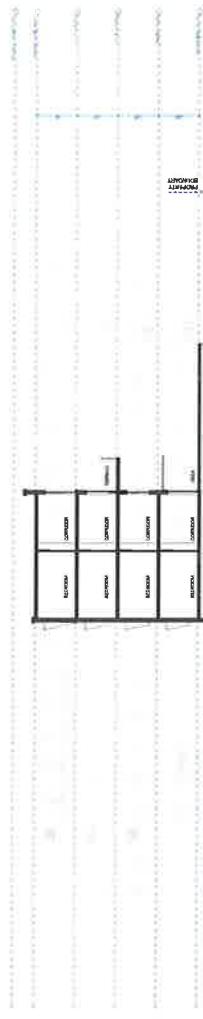
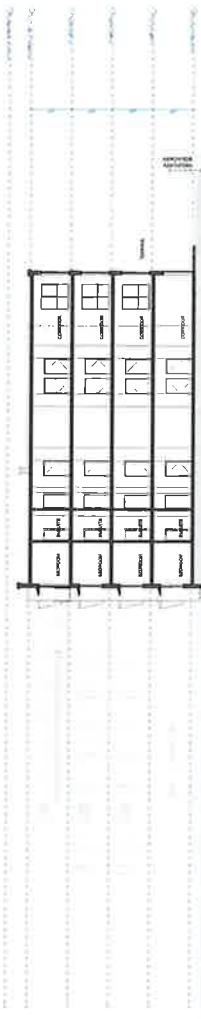
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ELEVATIONS - Sheet 2
Opal Toongabbie
DEVELOPMENT
Aged Care
Wentworth Avenue
Toongabbie, NSW 2146





Sections

Opal Toongabbie
Opal Specialist Aged Care
Wentworth Avenue
Toongabbie, NSW 2146

SCALE: 1:200 @ A1
JOB NO: 15280
DATE: 14/12/2016
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APPENDIX



STREET VIEW



SOUTH VIEW

Photomontages - Sheet 1

Opal Toongabbie
Opal Specialist Aged Care
Development Application
Wentworth Avenue
Toongabbie, NSW 2146

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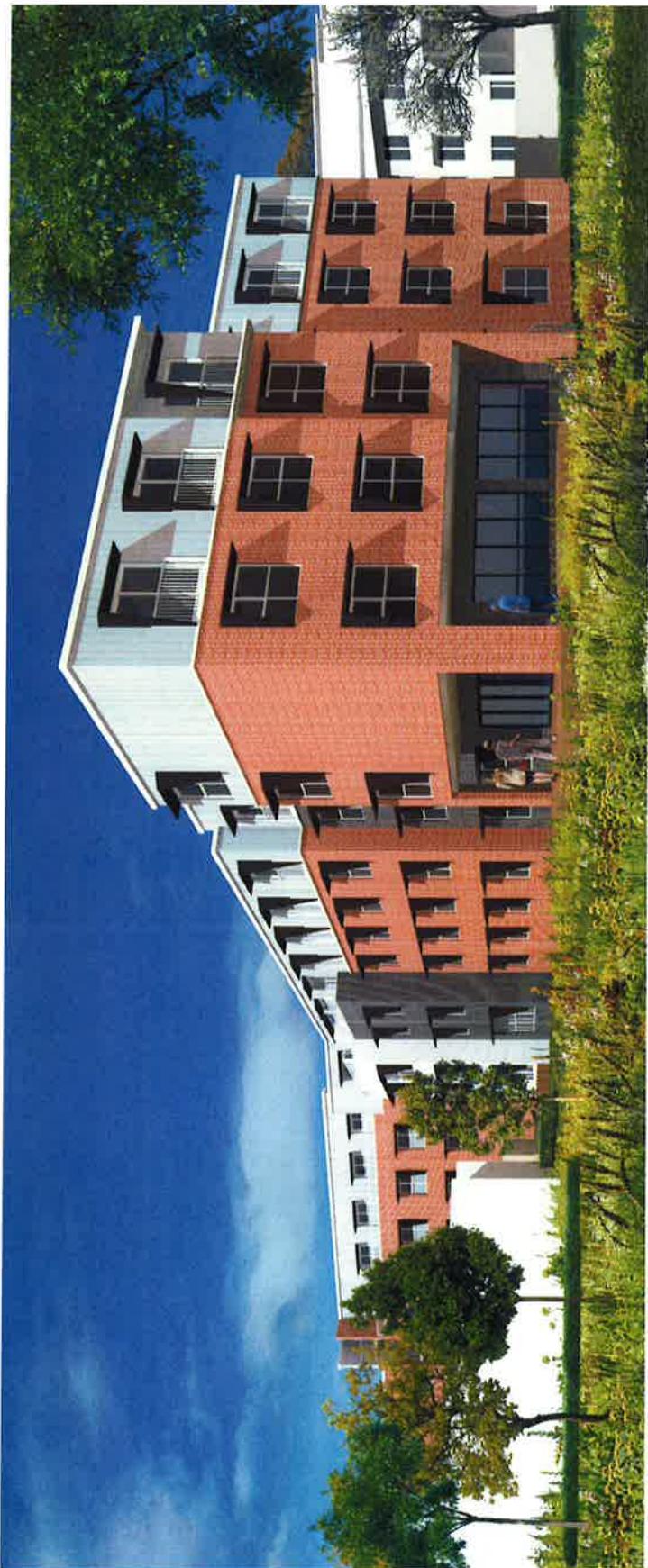
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NOTES
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Contact architect for dimensions if required.
Circles indicate areas for On Site Construction and areas for Off Site Construction.
Check for any other conditions in the Development Application.

SCALE: NTS
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DIVISION: DA 17
REV NO: A



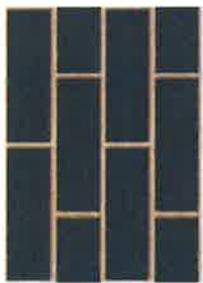
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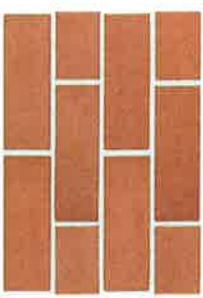
NORTH WEST VIEW



NORTH EAST VIEW



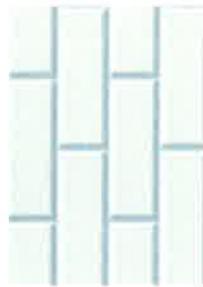
BRICK "URBAN BLUE"



BRICK "TERRACOTTA"



BICK "MIDNIGHT BILLIE".



PICK "WHITE"



POWDER COATED
ALUMINUM PARTS

POINT

COLORBOND "LYSAGHT LONGLINE" CLADDING.
COLOUR TO BE SPECIFIED.



External Finishes & Materials

| DEVELOPMENT
APPLICATION

External Finish
Opal Toongabbie
Opal Specialist Aged Care
Wentworth Avenue
Toongabbie NSW 2146

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Ro



1

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JOB NO: 15280
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APPLICATION

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