



High St Penrith - DA Submission		
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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

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10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
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33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2019	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission

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Building Key



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name
Contents Page

Date
29.03.2019

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@ A1

Drawn
SC

Chk.
KL

Job No.
5754

Drawing No.
AR-1-0002

Revision
/59

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REV 59 01-04-19

Rev Date Revision

Building 2		15 Storeys										
Gross Floor Areas Totals per building per level	Commercial component of ground level	Studio	1B	1B+ST	2B	2B+ST	3B	3B+ST	Totals	Gross Ventilation	Solar	South Facing
924.0	868.7											
184.1												
151.9												
764.3			1	2	2	1	1		7	5	6	1
762.7			1	2	4	1	1		9	7	6	1
762.7			1	2	4	1	1		9	7	6	1
762.7			1	2	4	1	1		9	7	6	1
762.7			1	2	4	1	1		9	7	6	1
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762.7			1	2	4	1	1		9	9	6	1
762.7			1	2	4	1	1		9	9	6	1
10394.0		0	12	24	46	12	12	0	106	42	75	12
			34%		55%		11%		100%	81%	71%	11%

Totals	
GFA Total per Level	Apartment Totals per Level
1417.8	0
184.1	0
191.9	0
1525.9	16
1524.3	18
1524.3	18
1524.3	18
1524.3	18
1524.3	18
1524.3	18
1524.3	18
1524.3	18
762.7	9
762.7	9
762.7	9
17,742.7	187

17742.7 Total GFA

Commercial	1,095.9
Lobbies	118.9
Other	211.7
Total	1,426.5

	RATE
1BED	1
2BED	1
3BED	2
VISITOR	0.2
SERVICE	0.025
CAR WASH	1/50 units
COMMERCIAL	1/100 sqm

Commercial parking - DCP allows for 60% spaces to be provided on site

Summary for Site 1												
Allowable FSR	3.30	Apartment No.							Performance			
Site area	5,402.0	ST	1B	1B+	2B	2B+	3B	3B+		Cross Flow	2H Solar	South Facing
Allowable GFA	17,826.6	0	21	42	82	21	21	0		71	132	21
Proposed GFA	17,742.7		34%		55%		11%		Mix	67%	71%	11%
		30%		60%		10%		desired mix				
difference	-44.5											
Proposed FSR	3.28	187 APARTMENTS										
Parking												
		Parking Provided/Level										
	Basement GBA: 2120										B1	51
											Ground	10
											L1	92
											L2	99
											Total	252
	Parking Required											255
Difference												-3 surplus / shortfall

Site Area less dedicated New Road Link	3783
--	------

Communal Open Space	23.2%
---------------------	-------

187 storage cages provided.

GFA is measured to inside face of external walls except where it is full height glass floor to soffit the measurement is taken to middle of the glass line and where there are lift shafts, fire stair or services risers the measurement is taken to inside face of the lift shaft, fire stair or services riser. Storage areas above ground are included in GFA calculations.

Bicycle Storage Provided	
Resi (within s. cages)	37
Resi Visitor	9
Commercial	0
Commercial Visitor	2
TOTAL	48

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Area/Unit Schedule

Date	Scale	Sheet Size
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29.03.2019 @ A1

Drawn _____ Chk. _____

HB KL

Job No.	Drawing No.	Revision
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5754 AR-1-0003 /59

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW

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Building Key

Site Boundary (TOGA Owned)

Client

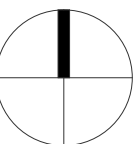


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Site Location Plan



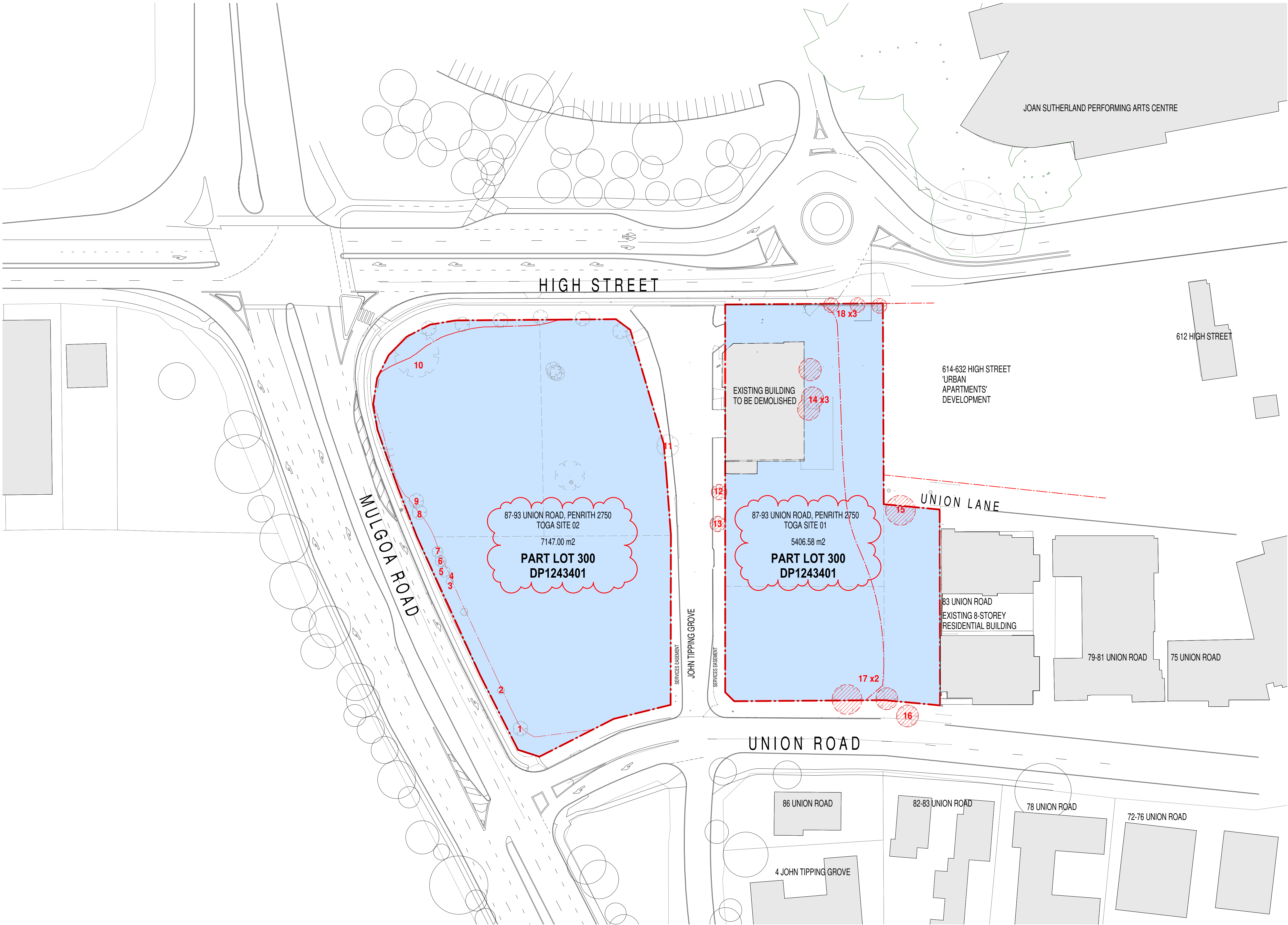
Date	Scale	Sheet Size
17.10.2018	As indicated	@ A1

Drawn	Chk.
SD	NH

Job No.	Drawing No.	Revision
5754	AR-1-0100	/51

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32	25.05.2018	Review
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34	03.07.2018	Additional DA information
51	17.10.2018	ISSUED FOR FINAL REVIEW
52	09.11.2018	ISSUED FOR FINAL REVIEW
58	22.02.2019	Building levels, 'New Road' widened, High St podium facade, L3 communal amended

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Electrical Engineer

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Building Key

Site Area

Existing Buildings

Site Boundary (TOGA Owned)

Trees to be removed

(Numbered trees, refer to Arborist report for details)

Client



Project

634-652 HIGH ST & 87-91 UNION RD, PENRITH

Drawing Name

Existing Site Plan

Date 22.02.2019 Scale 1 : 500 Sheet Size @ A1

Drawn Chk.

SD NH

Job No. Drawing No. Revision

5754 AR-1-0101 /58

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47	25.09.2019	ISSUED FOR REVIEW
51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission

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Building Key

- Developable Footprint
- Existing Buildings
- John Tipping Grove
- Reserve
- New Road Allocation
- Site Boundary (TOGA Owned)
- TPZ - Existing Trees to be retained
- Trees to be removed

Client

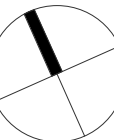


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Staging Plan- New Boundary



Date Scale Sheet Size
29.03.2019 1 : 500 @ A1

Drawn Chk.
SD NH

Job No. Drawing No. Revision
5754 AR-1-0102 /59

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33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

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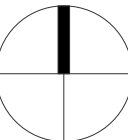
Building Key

Client



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name
Staging Plan- Construction
Staging Diagram, Plan



Date
17.10.2018

Scale
1 : 500

Sheet Size
@ A1

Drawn
JR

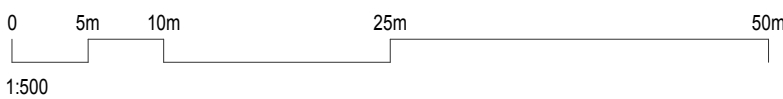
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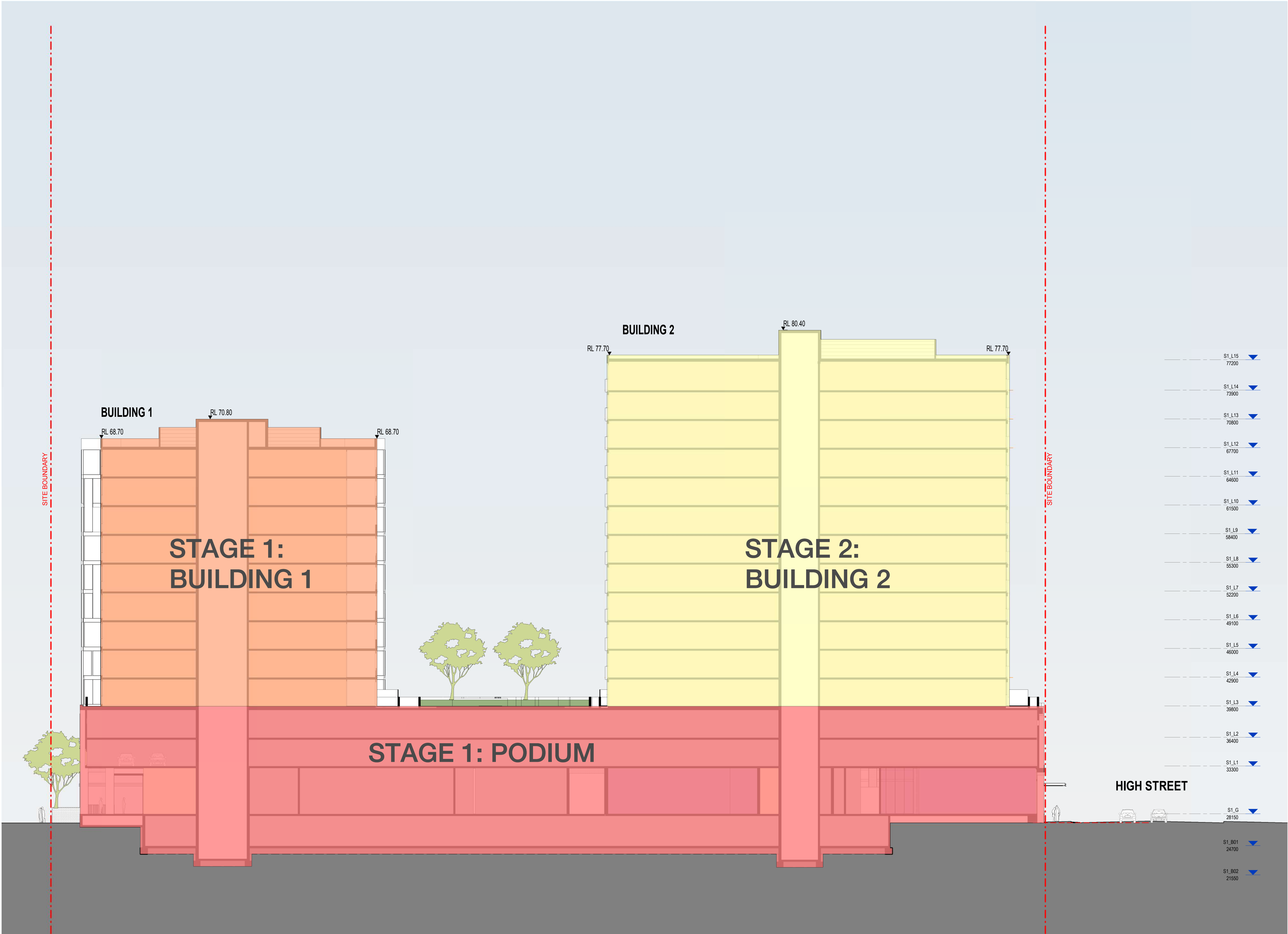
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AR-1-0102A51

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Building Key

Client



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Staging Plan- Construction
Staging Diagram, Section

Date
17.10.2018

Scale
1 : 200

Sheet Size
@ A1

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JR

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KL

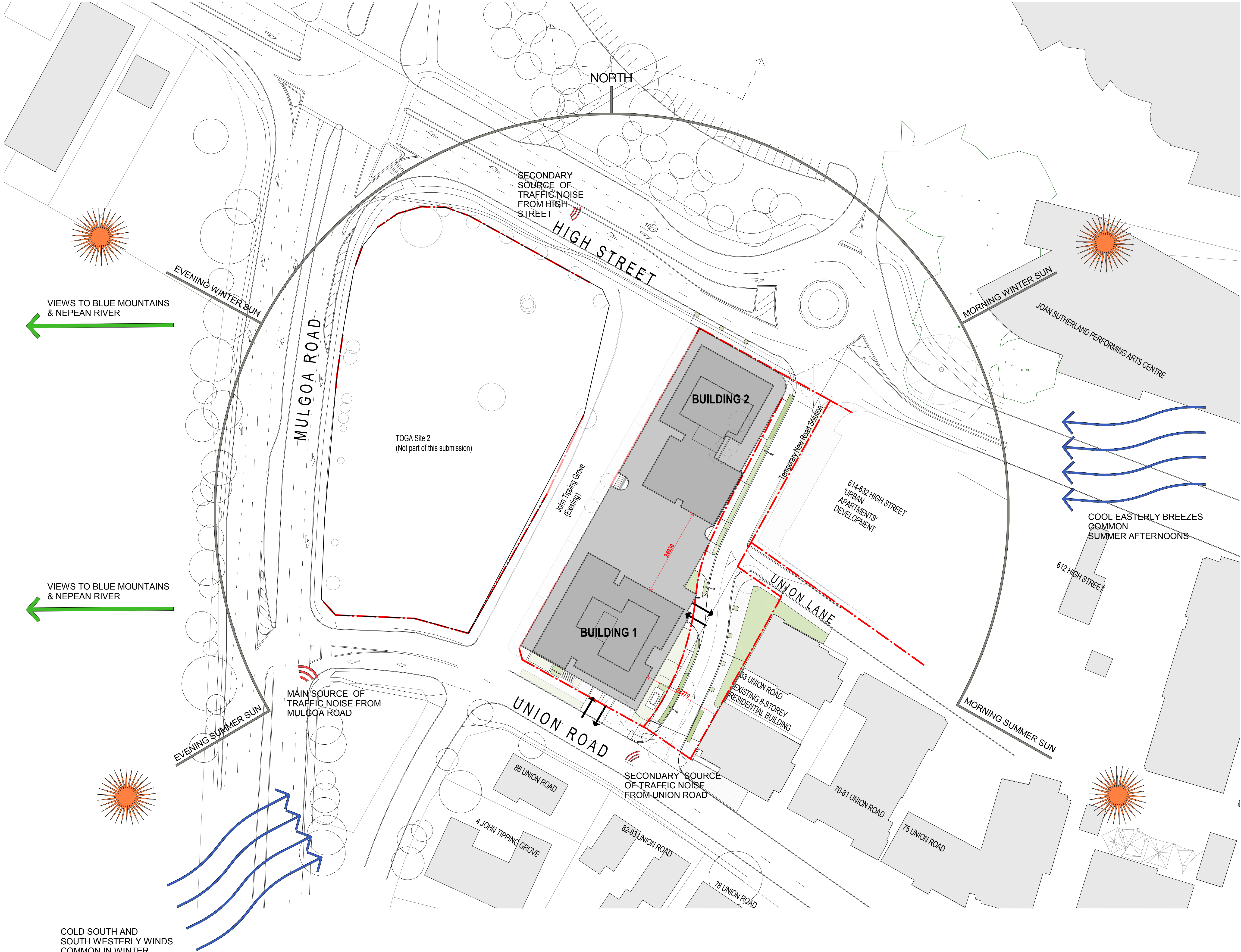
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32	25.05.2018	Review
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51	17.10.2018	ISSUED FOR FINAL REVIEW

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Building Key

- Existing Trees
- Existing Trees - To be removed
- Existing Buildings
- Site Boundary (TOGA Owned)
- Prevailing Winds
- Views

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Site Analysis

Date 17.10.2018 Scale 1 : 500 Sheet Size @ A1

Drawn SD Chk. NH

Job No. 5754 Drawing No. AR-1-0103 Revision /51

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Fire Engineer

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Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

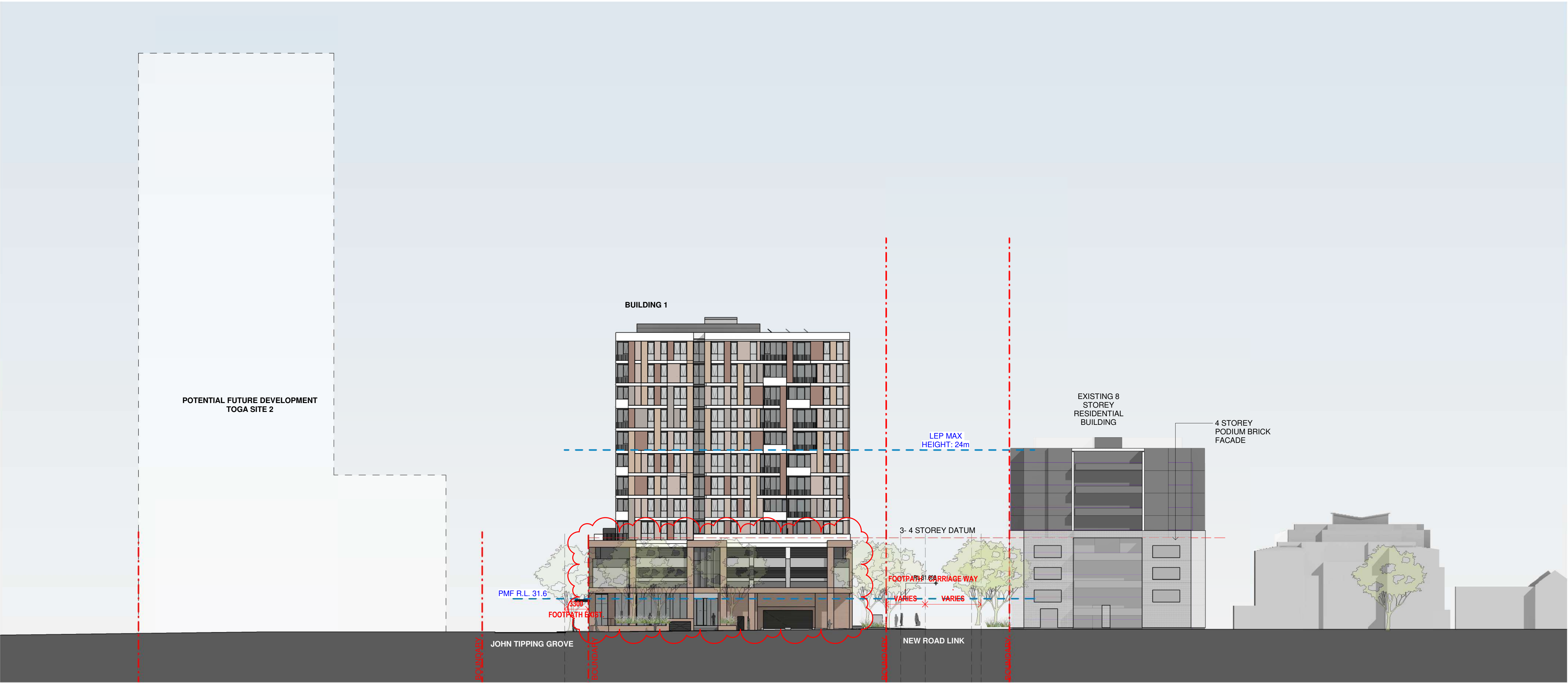
Drawing Name

Context Elevation

Date 29.03.2019 Scale 1 : 300 Sheet Size @ A1

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Job No. 5754 Drawing No. AR-1-0104 Revision /59



CONTEXT ELEVATION - UNION ROAD

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

DA ISSUE

Rev	Date	Revision
2	13.12.2017	For Information - Initial masterplan typical levels
4	24.01.2018	JTG Basement Option
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
30	18.05.2018	For Information
31	23.05.2018	For Review and Coordination
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
46	21.09.2018	ISSUED FOR REVIEW
47	25.09.2018	ISSUED FOR REVIEW
48	28.09.2018	ISSUED FOR REVIEW
51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission

Building Key

- Residential Parking
- Visitor Parking
- Commercial Parking
- Service Parking
- Accessible Parking

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

0100 OVERALL PLANS
Basement 01

Date
29.03.2019

Scale
As indicated

Sheet Size
@ A1

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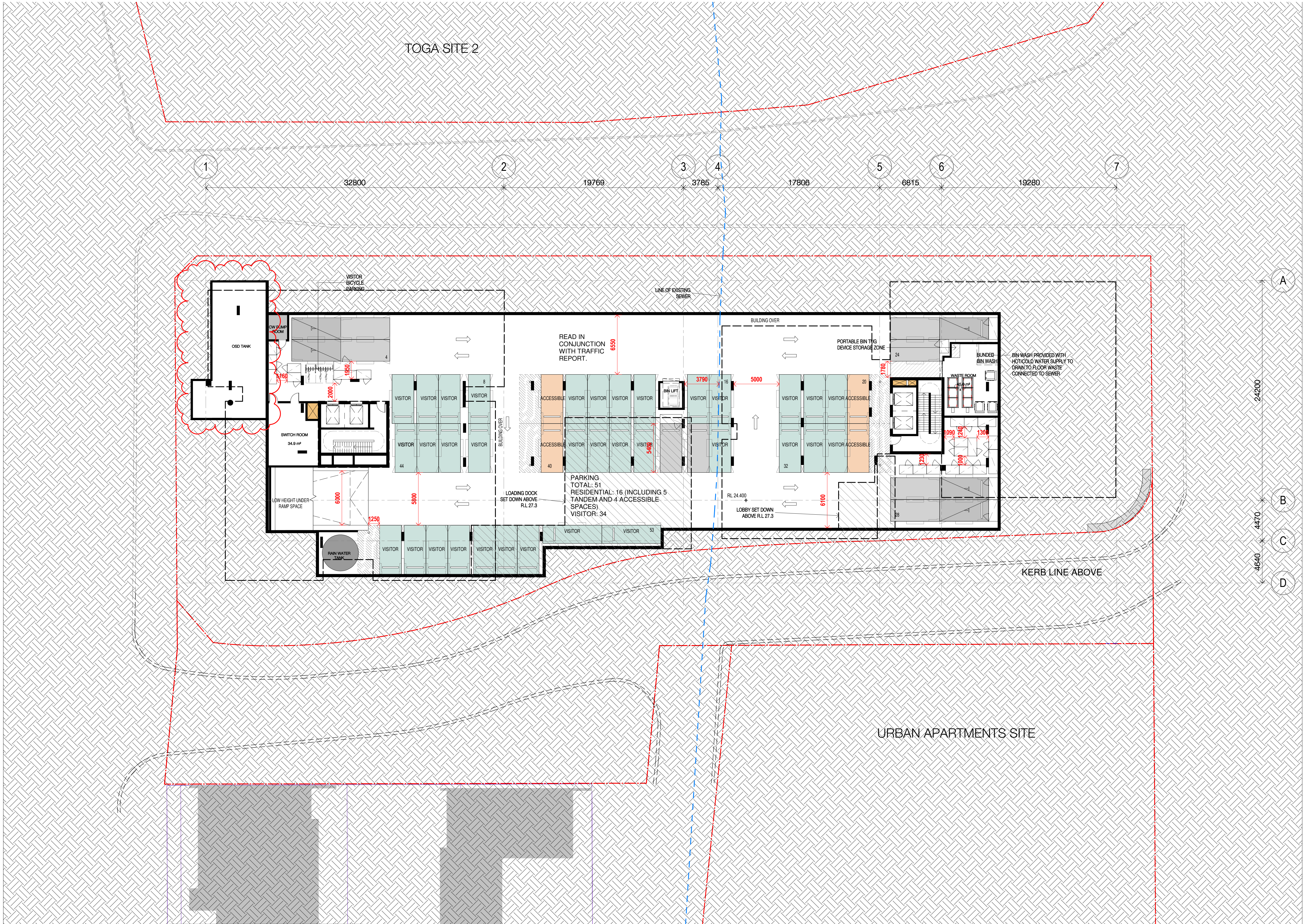
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Job No.
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Drawing No.
AR-1-1009

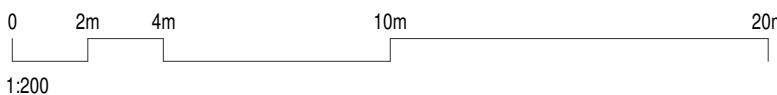
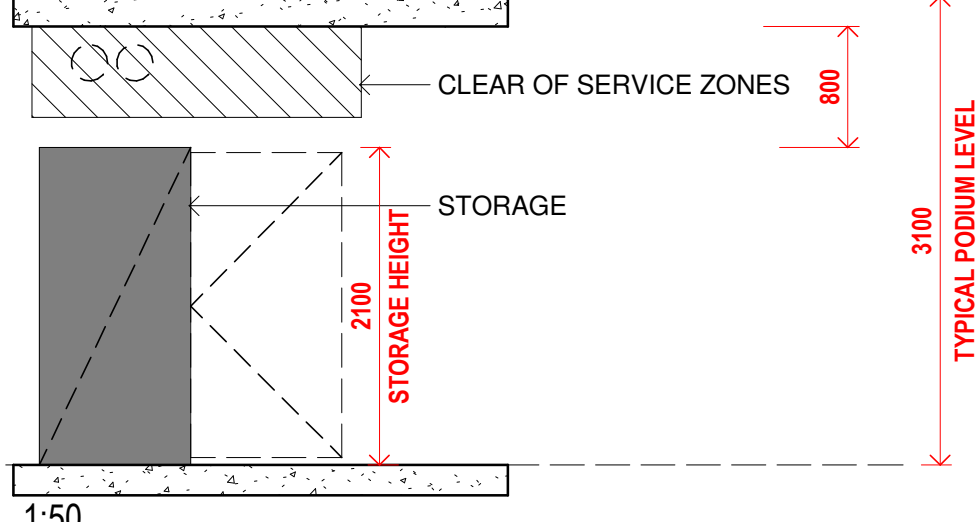
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Storage Allocation		
Level	Storage Unit Count	Volume
S1_B01	19	3m3
S1_B01	2	4m3
S1_B01	6	5m3
S1_L1	16	3m3
S1_L1	70	4m3
S1_L1	7	5m3
S1_L2	24	3m3
S1_L2	36	4m3
S1_L2	8	5m3
	188	

Carparking Allocation		
Level	Parking Count	Type
S1_B01	4	ACCESSIBLE
S1_B01	8	RESIDENTIAL
S1_B01	5	TANDEM
S1_B01	34	VISITOR
S1_G	1	CAR WASH BAY
S1_G	4	COM
S1_G	2	VISITOR/ SERVICE
S1_L1	8	ACCESSIBLE
S1_L1	79	RESIDENTIAL
S1_L1	5	TANDEM
S1_L2	7	ACCESSIBLE
S1_L2	87	RESIDENTIAL
S1_L2	5	TANDEM
	249	



TOGA SITE 2

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

DA ISSUE

Rev	Date	Revision
20	16.03.2018	ISSUED FOR DA
21	10.04.2018	Issued for Coordination
25	23.04.2018	For Information
30	18.05.2018	For Information
31	23.05.2018	For Review and Coordination
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
35	05.07.2018	Boundary amended
43	13.08.2018	Amendments to Ground Level Requested by TOGA
44	14.08.2018	Comments from TOGA
46	21.09.2018	ISSUED FOR REVIEW
47	25.09.2018	ISSUED FOR REVIEW
48	28.09.2018	ISSUED FOR REVIEW
49	05.10.2018	ISSUED FOR REVIEW
50	11.10.2018	ISSUED FOR REVIEW
51	17.10.2018	ISSUED FOR FINAL REVIEW
52	09.11.2018	ISSUED FOR FINAL REVIEW
56	13.12.2018	Position of sub-station adjusted following advice from the Electrical Engineer
58	22.02.2019	Building levels, New Road widened, High St podium facade, L3 communal amended
59	29.03.2019	DIP review submission

Building Key

- Residential Parking
- Visitor Parking
- Commercial Parking
- Service Parking
- Accessible Parking

Client



Project

634-652 HIGH ST & 87-91 UNION RD, PENRITH

Drawing Name

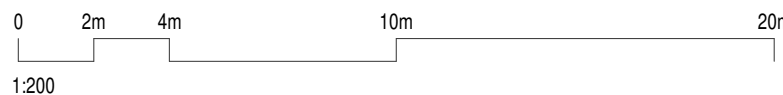
0100 OVERALL PLANS
Ground Level

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn HK Chk. KL

Job No. 5754 Drawing No. AR-1-1010 /59 Revision

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STAGE 2-
FUTURE DEVELOPMENT

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51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission

Building Key

- Residential Parking
- Visitor Parking
- Commercial Parking
- Service Parking
- Accessible Parking

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

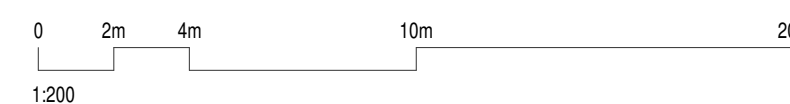
GA Floor Plan - Level 1

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn SD Chk. NH

Job No. 5754 Drawing No. AR-1-1011 Revision /59

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59	29.03.2019	DIP review submission

Building Key

	Residential Parking
	Visitor Parking
	Commercial Parking
	Service Parking
	Accessible Parking

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

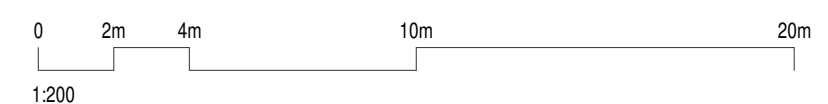
GA Floor Plan - Level 2

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn SD Chk. NH

Job No. 5754 Drawing No. AR-1-1012 Revision /59

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DA ISSUE

Rev Date Revision

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32 25.05.2018 Review
33 15.06.2018 ISSUE FOR DA - VERSION 2
51 17.10.2018 ISSUED FOR FINAL REVIEW
52 09.11.2018 ISSUED FOR FINAL REVIEW
58 22.02.2019 Building levels, 'New Road' widened, High St podium facade, L3 communal amended
59 29.03.2019 DIP review submission



STAGE 2-
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51	17.10.2019	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission



Building Key

1 BED	: 50 - 55 M ²
1 BED + ST	: 55 - 60 M ²
2 BED	: 75 M ²
2 BED + ST	: 75 - 80 M ²
2 BED/1 BTH	: 70 - 75 M ²
3 BED	: 95 - 100 M ²

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

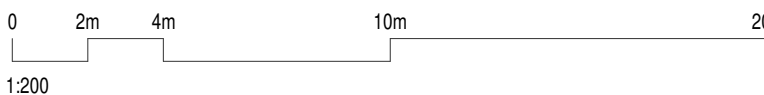
GA Floor Plan - Level 4 - 11

Date Scale Sheet Size
29.03.2019 1 : 200 @ A1

Drawn Chk.
SD NH

Job No. Drawing No. Revision
5754 AR-1-1014 /59

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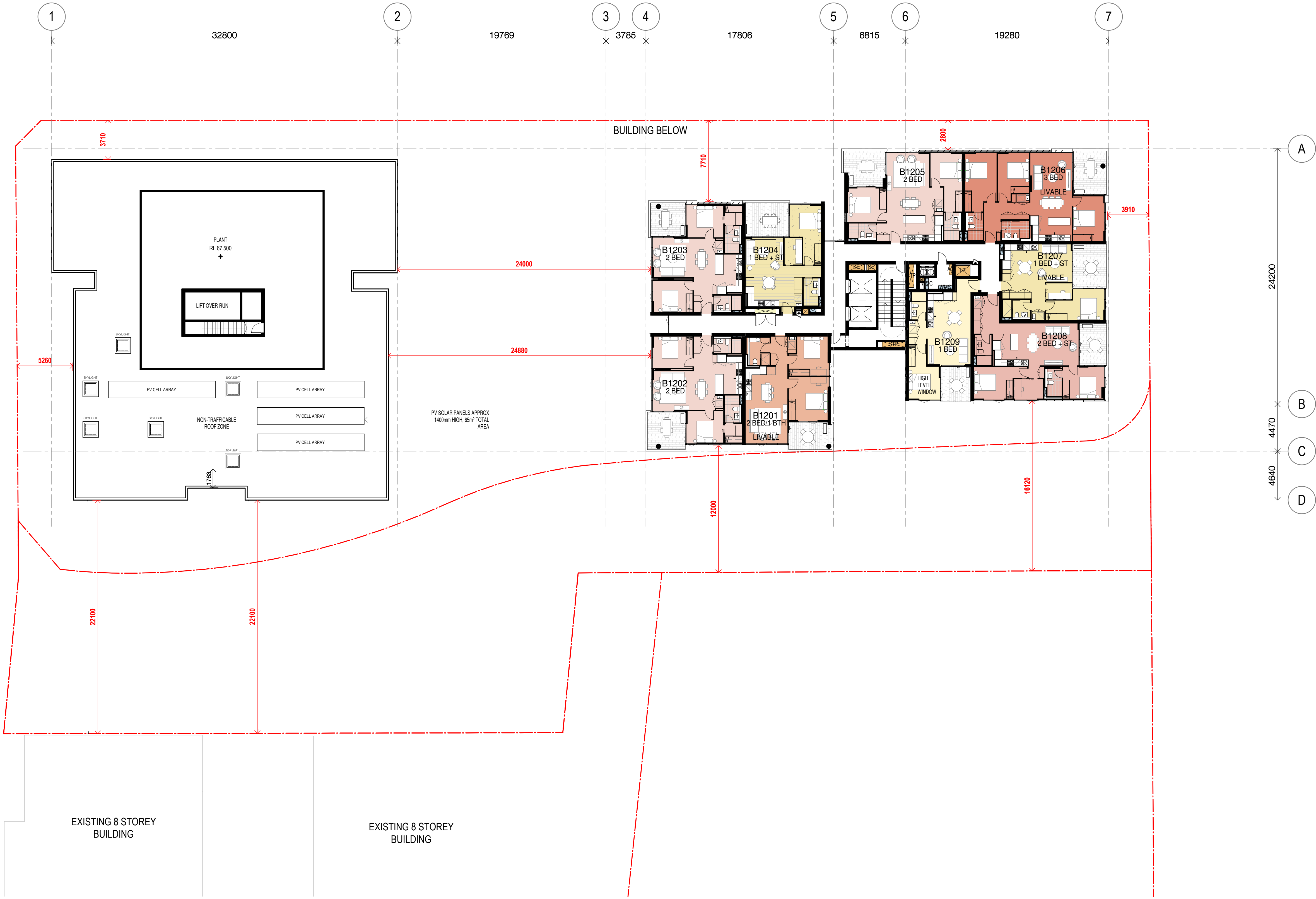
STAGE 2-
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51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission



Building Key

1 BED	: 50 - 55 M ²
1 BED + ST	: 55 - 60 M ²
2 BED	: 75 M ²
2 BED + ST	: 75 - 80 M ²
2 BED/1 BTH	: 70 - 75 M ²
3 BED	: 95 - 100 M ²

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

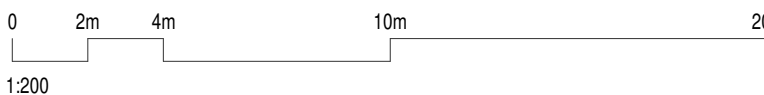
GA Floor Plan - Level 12

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn SD Chk. NH

Job No. 5754 Drawing No. AR-1-1022 Revision /59

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51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission



Building Key

1 BED	: 50 - 55 M ²
1 BED + ST	: 55 - 60 M ²
2 BED	: 75 M ²
2 BED + ST	: 75 - 80 M ²
2 BED/1 BTH	: 70 - 75 M ²
3 BED	: 95 - 100 M ²

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

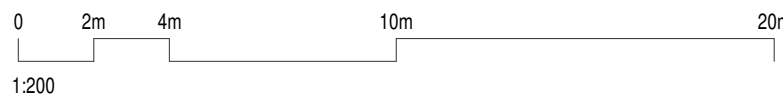
GA Floor Plan - Level 13-14

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn SD Chk. NH

Job No. 5754 Drawing No. AR-1-1023 Revision /59

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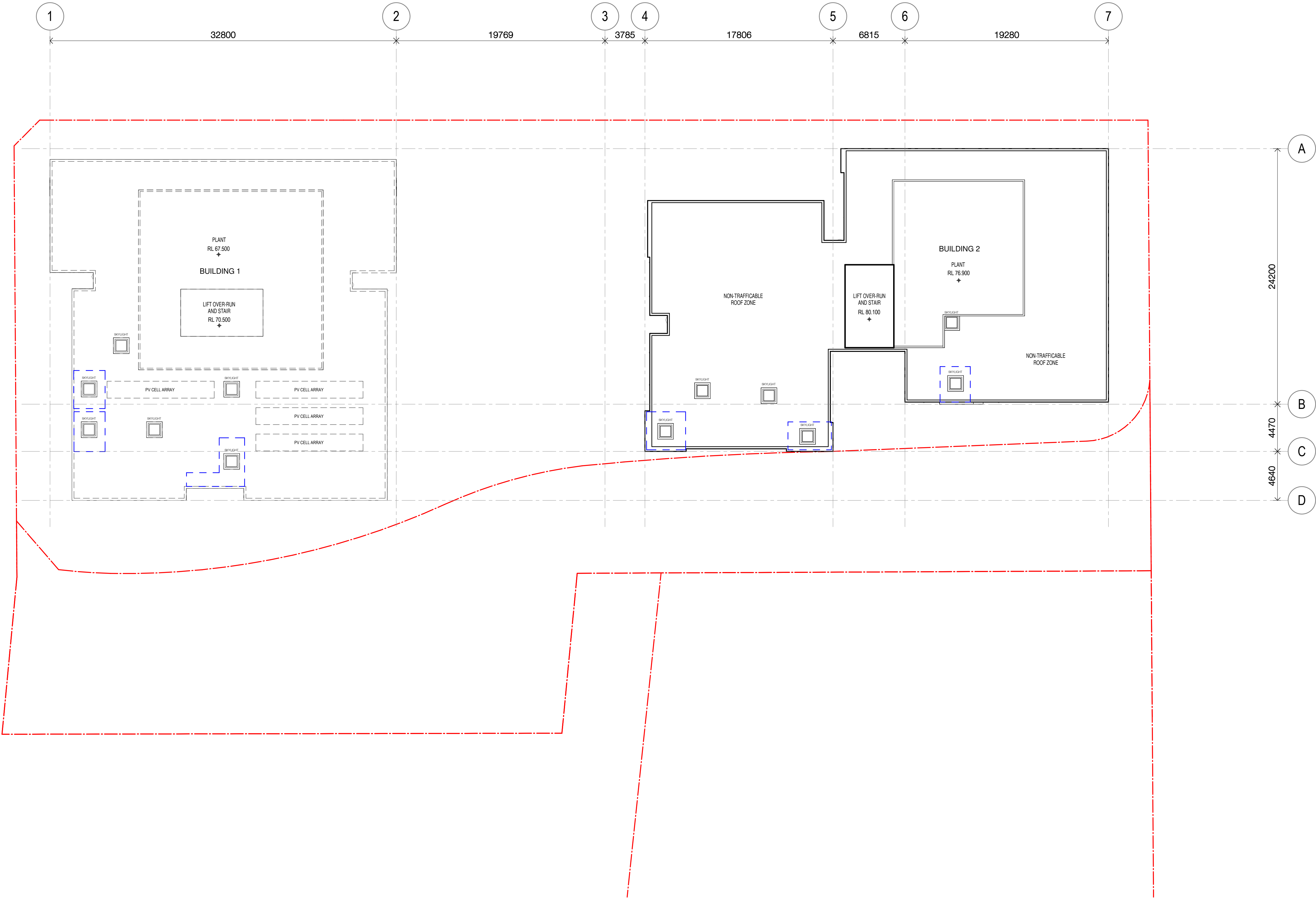
STAGE 2-
FUTURE DEVELOPMENT

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51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission



Building Key

Client

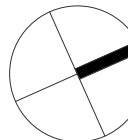


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

GA Floor Plan - Roof



Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn SD Chk. NH

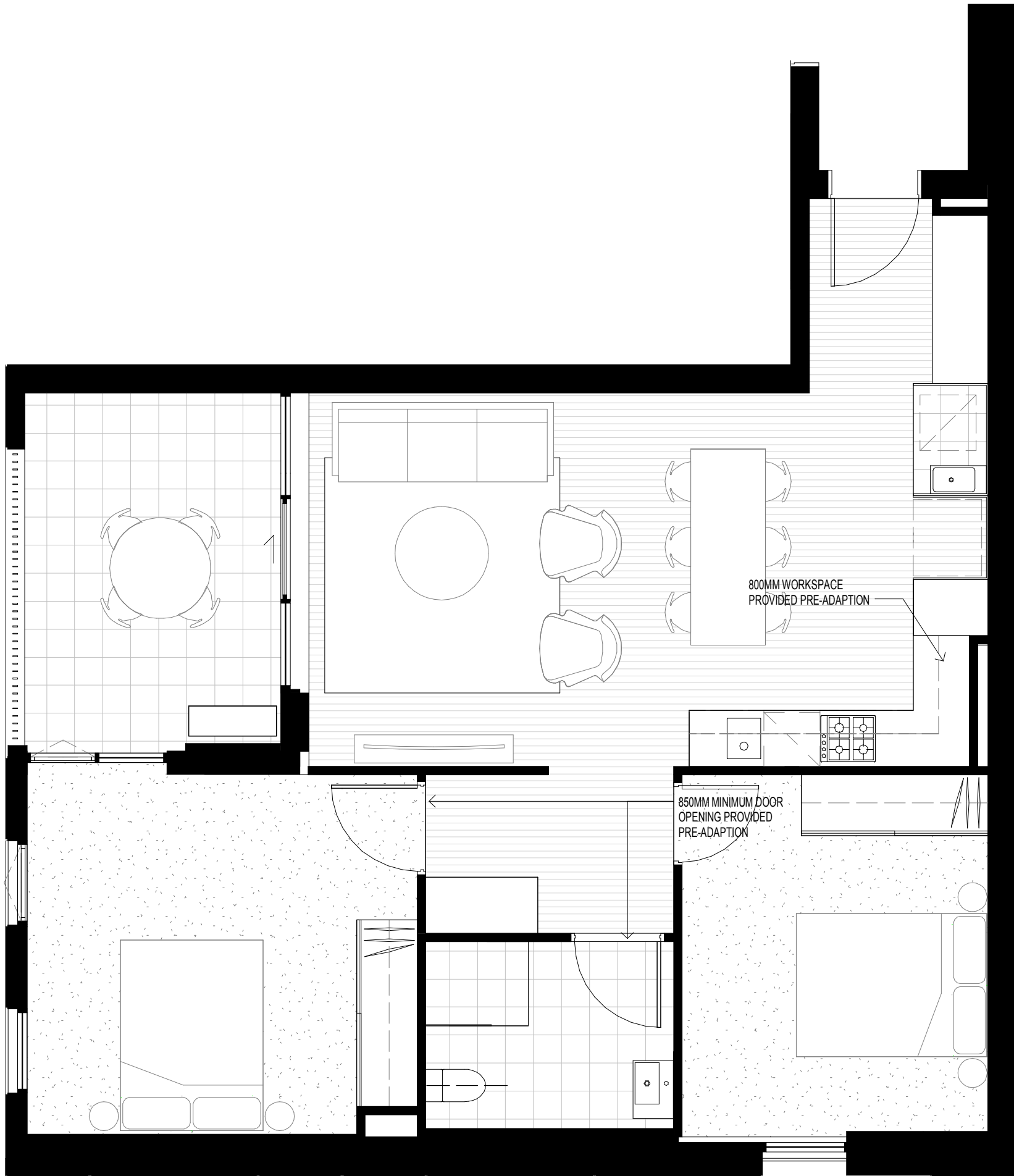
Job No. 5754 Drawing No. AR-1-1025 Revision /59

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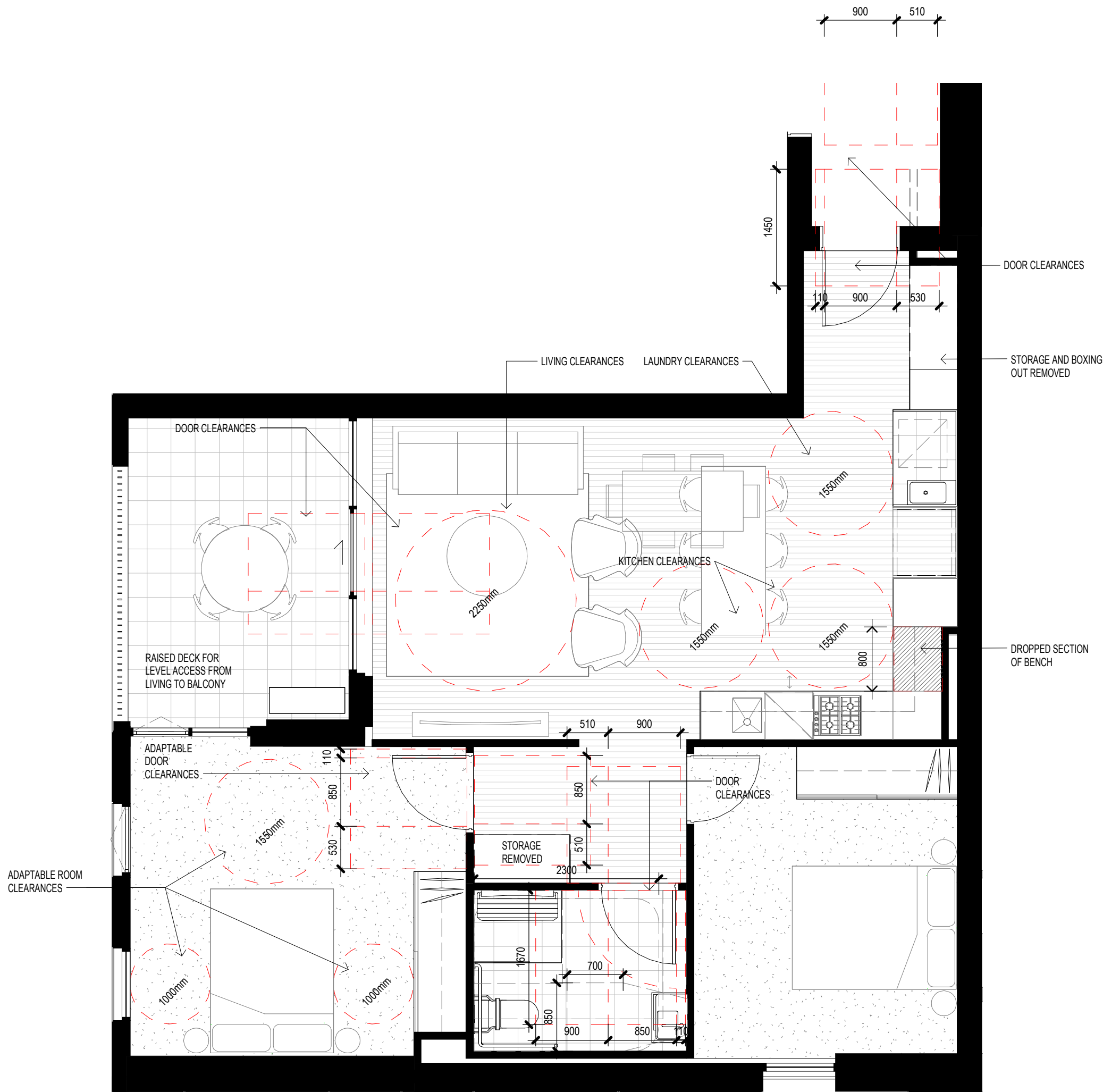


FOR REVIEW

Rev	Date	Revision
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
23	17.04.2018	Issue for Information
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW



1 Pre Adaptive - 2 Bed Type 1
AR-1-0102B 1: 50@A1



2 Post Adaptive - 2 Bed Type 1
AR-1-0102B 1: 50@A1

Adaptable Schedule - Tower B		
Level	Apartment No.	Occupancy
S1_L4	B401	2 BED/1 BTH
S1_L5	B501	2 BED/1 BTH
S1_L6	B601	2 BED/1 BTH
S1_L7	B701	2 BED/1 BTH
S1_L8	B801	2 BED/1 BTH
S1_L9	B901	2 BED/1 BTH
S1_L10	B1001	2 BED/1 BTH
S1_L11	B1101	2 BED/1 BTH
S1_L13	B1301	2 BED/1 BTH
S1_L14	B1401	2 BED/1 BTH
Grand total: 10		

Structural Engineer
Webber Design

Mechanical / Hydraulic Engineer
JHA Consulting Engineers

Electrical Engineer
JHA Consulting Engineers

Fire Engineer
Olsson Fire & Risk

Access Consultant
Accessible Building Solutions

Basix
EMF Griffiths

Building Key

Client



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Adaptable Unit

Date
17.10.2018

Scale
1 : 50

Sheet Size
@ A1

Drawn
HB

Chk.
KL

Job No.
5754

Drawing No.
AR-1-1101

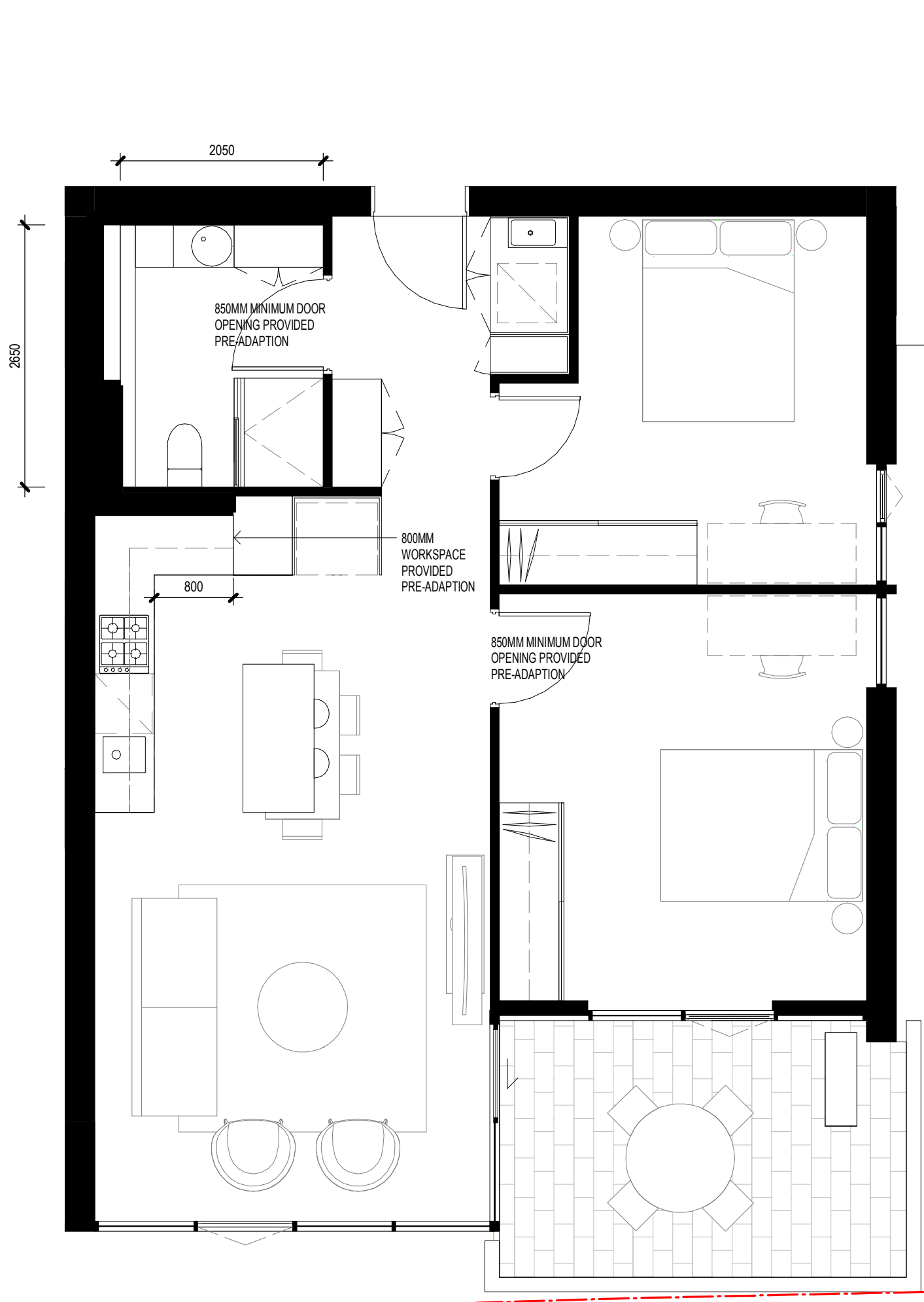
Revision
/51



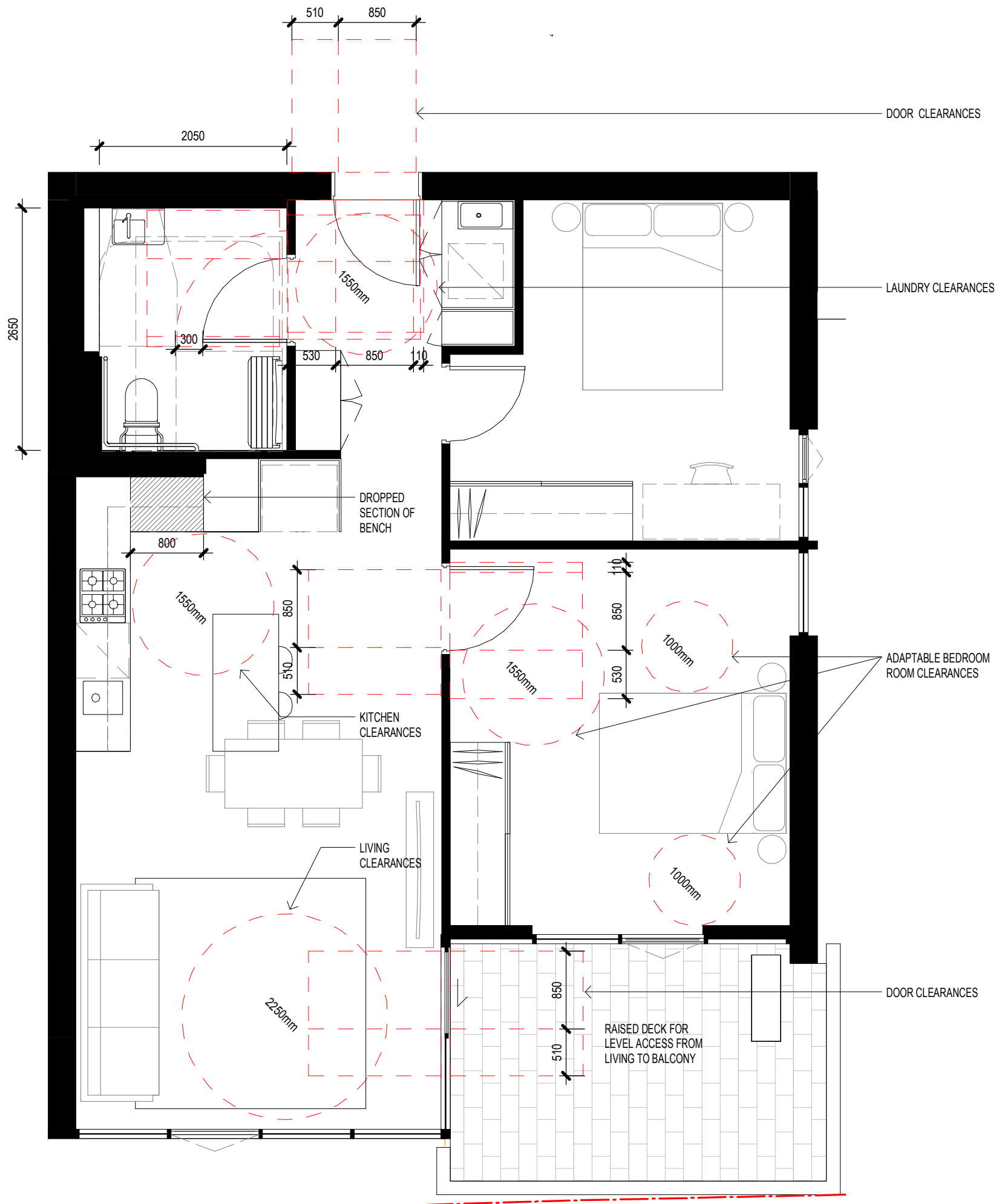
Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

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51	17.10.2018	ISSUED FOR FINAL REVIEW



1 Pre Adaptive - 2 Bed Type 2
1 : 50@A1



2 Post Adaptive - 2 Bed Type 2
1 : 50@A1

SUMMARY

TOTAL NO. OF APARTMENTS	187
TOTAL NO. OF ADAPTABLE APARTMENTS	19
% OF ADAPTABLE APARTMENTS REQUIRED	10%
% OF ADAPTABLE APARTMENTS	10%

Adaptable Schedule - Tower A		
Level	Apartment No.	Occupancy
S1_L3	A301	2 BED/1 BTH
S1_L4	A401	2 BED/1 BTH
S1_L5	A501	2 BED/1 BTH
S1_L6	A601	2 BED/1 BTH
S1_L7	A701	2 BED/1 BTH
S1_L8	A801	2 BED/1 BTH
S1_L9	A901	2 BED/1 BTH
S1_L10	A1001	2 BED/1 BTH
S1_L11	A1101	2 BED/1 BTH
Grand total: 9		

Structural Engineer	Webber Design
Mechanical / Hydraulic Engineer	JHA Consulting Engineers
Electrical Engineer	JHA Consulting Engineers
Fire Engineer	Olsson Fire & Risk
Access Consultant	Accessible Building Solutions
Basix	EMF Griffiths
Building Key	

Client



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name
Adaptable Unit

Date
17.10.2018

Scale
1 : 50

Sheet Size
@ A1

Drawn
HB

Chk.
NH

Job No.
5754

Drawing No.
AR-1-1102

Revision
/51





1 North Elevation
1:200@A1



2 South Elevation
1:200@A1

COLOUR FINISHES					
PF1	PF2	PF3	PF5	PF6	PF7
GLASS					
WF1	GC1	GC81			

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Structural Engineer
Webber Design

Mechanical / Hydraulic Engineer
JHA Consulting Engineers

Electrical Engineer
JHA Consulting Engineers

Fire Engineer
Olsson Fire & Risk

Access Consultant
Accessible Building Solutions

Basix
EMF Griffiths

Building Key

Client



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH
POTENTIAL
FUTURE
DEVELOPMENT

Drawing Name

North & South Elevation

Date
29.03.2019

Scale
1 : 200

Sheet Size
@ A1

Drawn
SD

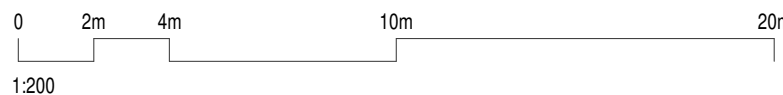
Chk.
NH

Job No.
5754

Drawing No.
AR-1-5000

Revision
/59

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COLOUR FINISHES

PF1	PF2	PF3	PF5	PF6	PF7
-----	-----	-----	-----	-----	-----

GLASS

WF1	GC1	GCB1
-----	-----	------

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Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

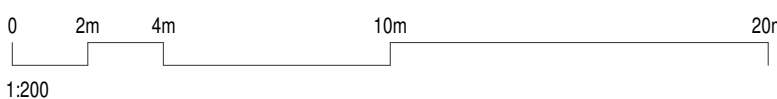
East Elevation

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn SD Chk. KL

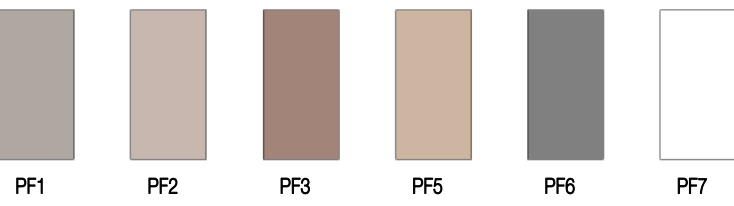
Job No. 5754 Drawing No. AR-1-5001 Revision /59

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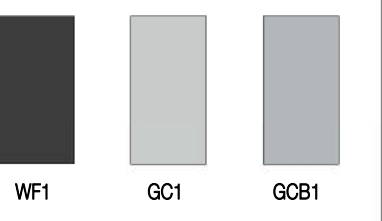


1 East Elevation
1:200@A1

COLOUR FINISHES



GLASS



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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

DA ISSUE

Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
22	13.04.2018	Issue for Modelcraft
31	23.05.2018	For Review and Coordination
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW
52	09.11.2018	ISSUED FOR FINAL REVIEW
54	04.12.2018	Notes added for clarity
57	15.02.2019	Elevations updated with design jury comments
58	22.02.2019	Building levels, 'New Road' widened, High St podium facade, L3 communal amended
59	29.03.2019	DIP review submission

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

West Elevation

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn SD Chk. NH

Job No. 5754 Drawing No. AR-1-5002 Revision /59

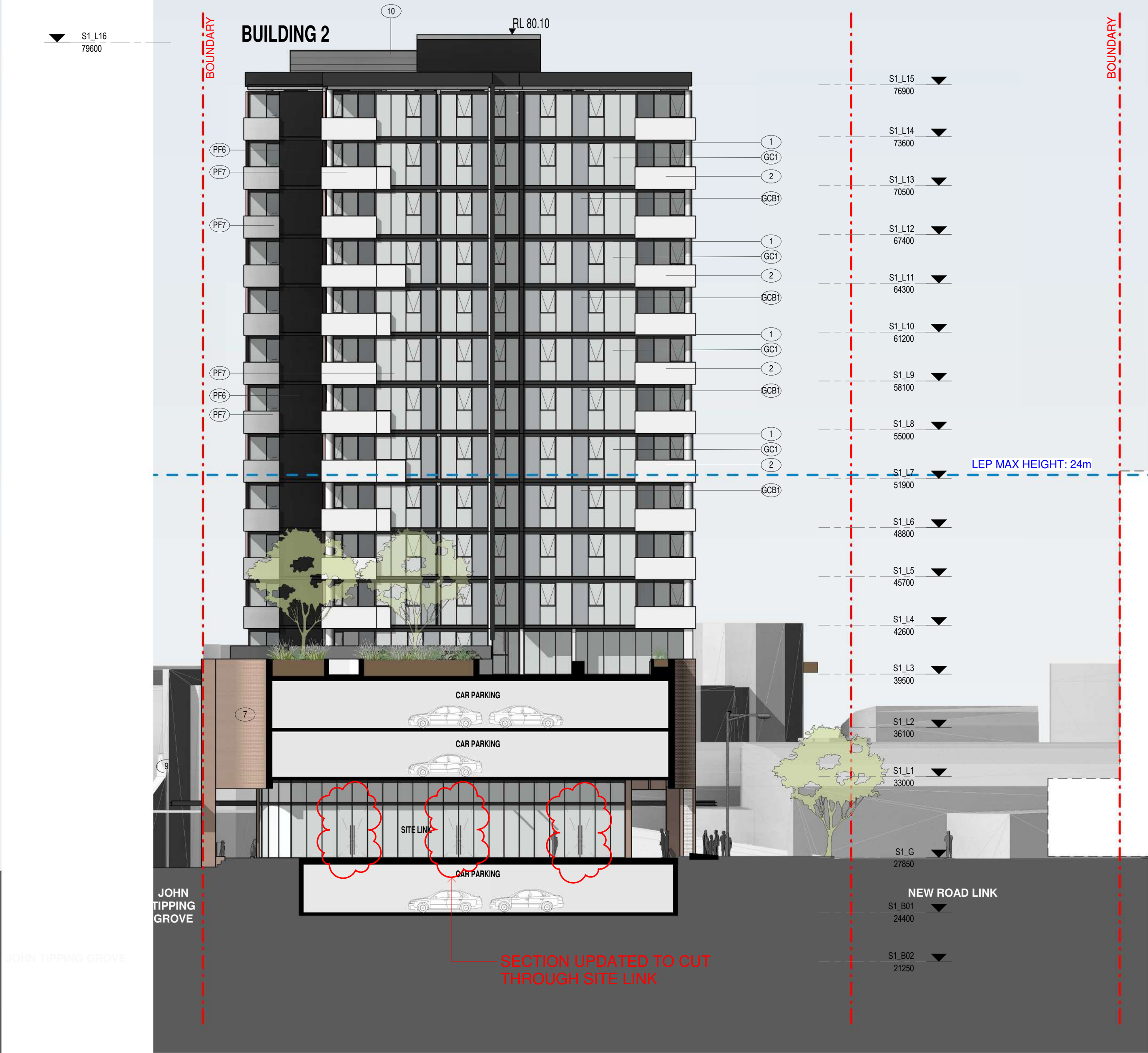
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1 West Elevation
1 : 200@A1



1 Building 1 -North Elevation
1 : 200@A1



2 Building 2 -South Elevation
1 : 200@A1

COLOUR FINISHES					
PF1	PF2	PF3	PF5	PF6	PF7
GLASS					
WF1	GC1	GCB1			

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Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

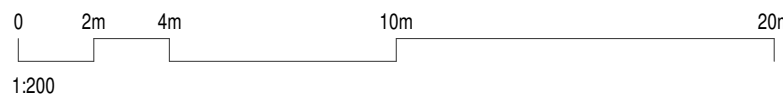
Podium North & South Elevations

Date	Scale	Sheet Size
29.03.2019	1 : 200	@ A1

Drawn	Chk.
SD	NH

Job No.	Drawing No.	Revision
5754	AR-1-5004	/59

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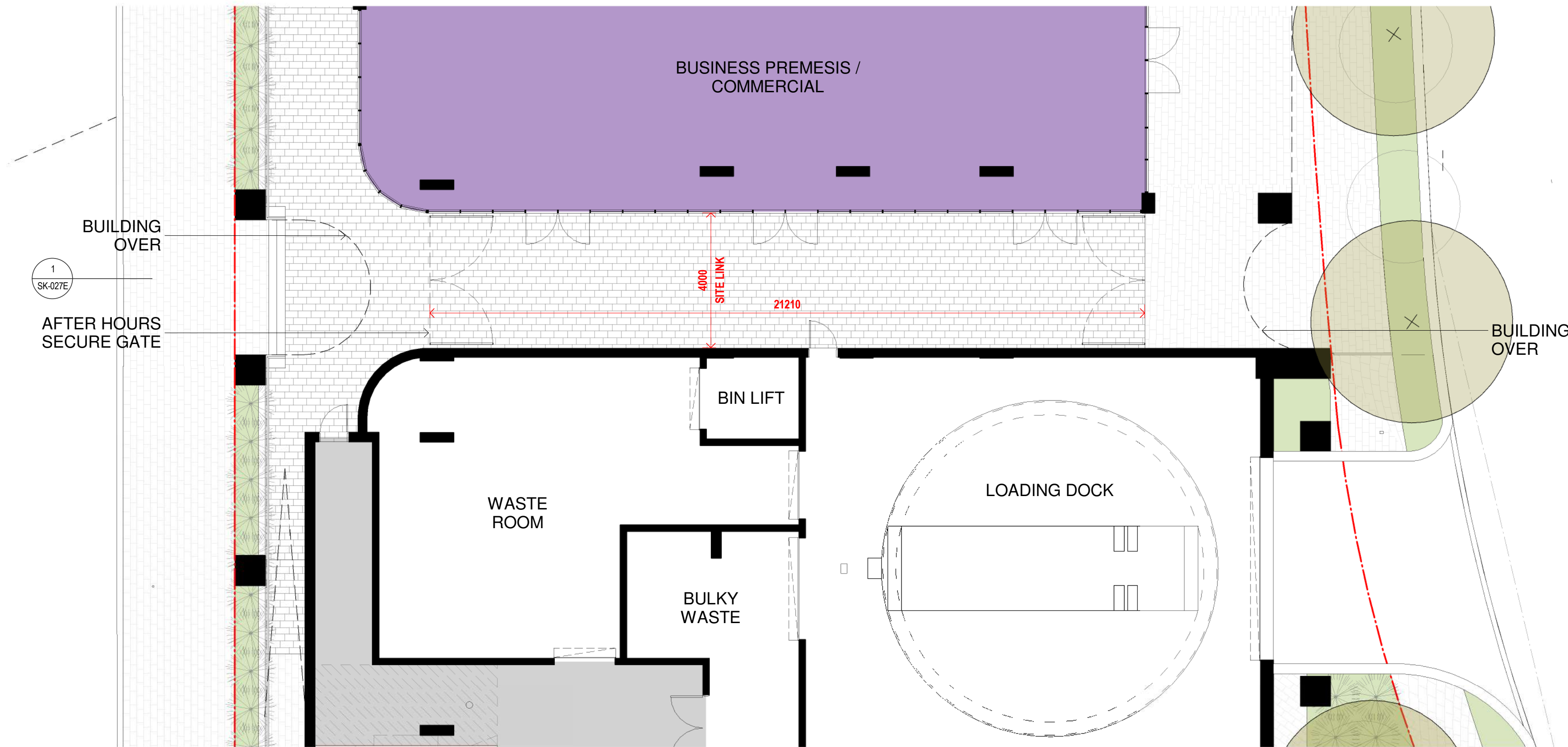
Access Consultant

Accessible Building Solutions

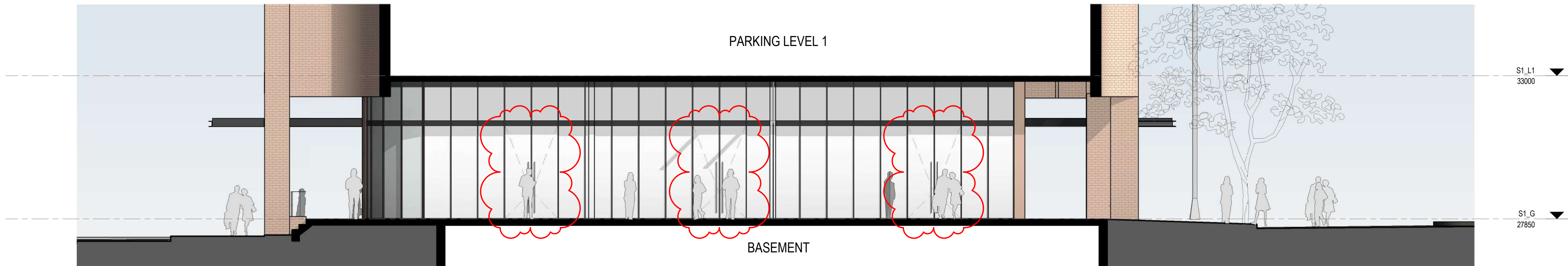
Basix

EMF Griffiths

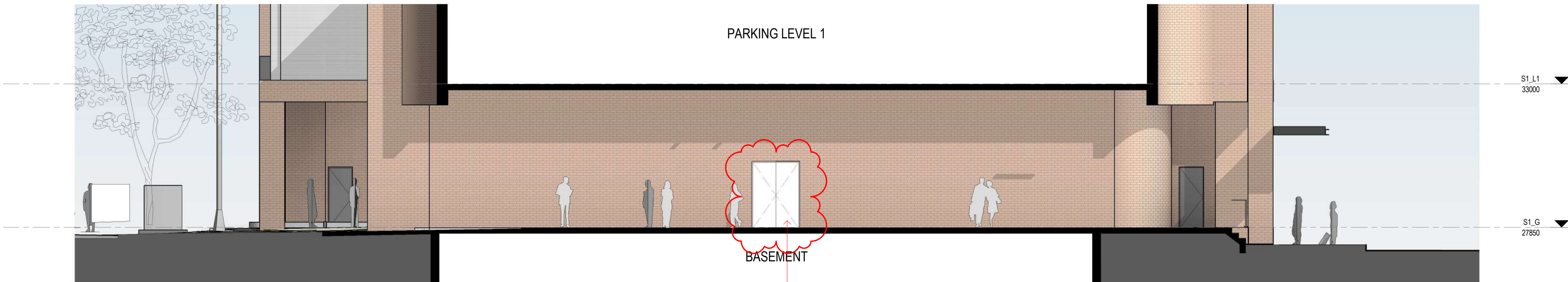
Building Key



3 Ground - Site Link
1:100@A1



2 South Elevation - Site Link
1:100@A1



1 North Elevation - Site Link
1:100@A1

ACCESS TO LOADING DOCK AMENDED

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Site Link Elevations

Date Scale Sheet Size
29.03.2019 1:100 @ A1

Drawn Chk.

Author Checker

Job No. Drawing No. Revision

5754 AR-1-5010 /59





2 Section A-A Long Section
1 : 200@A1

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Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

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Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Section A-A

Date Scale Sheet Size
29.03.2019 1 : 200 @ A1

Drawn Chk.
SD NH

Job No. Drawing No. Revision
5754 AR-1-5100 /59

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Mechanical / Hydraulic Engineer
JHA Consulting Engineers
Electrical Engineer
JHA Consulting Engineers
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Olsson Fire & Risk
Access Consultant
Accessible Building Solutions
Basix
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Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Podium Facade Details - Sheet 1

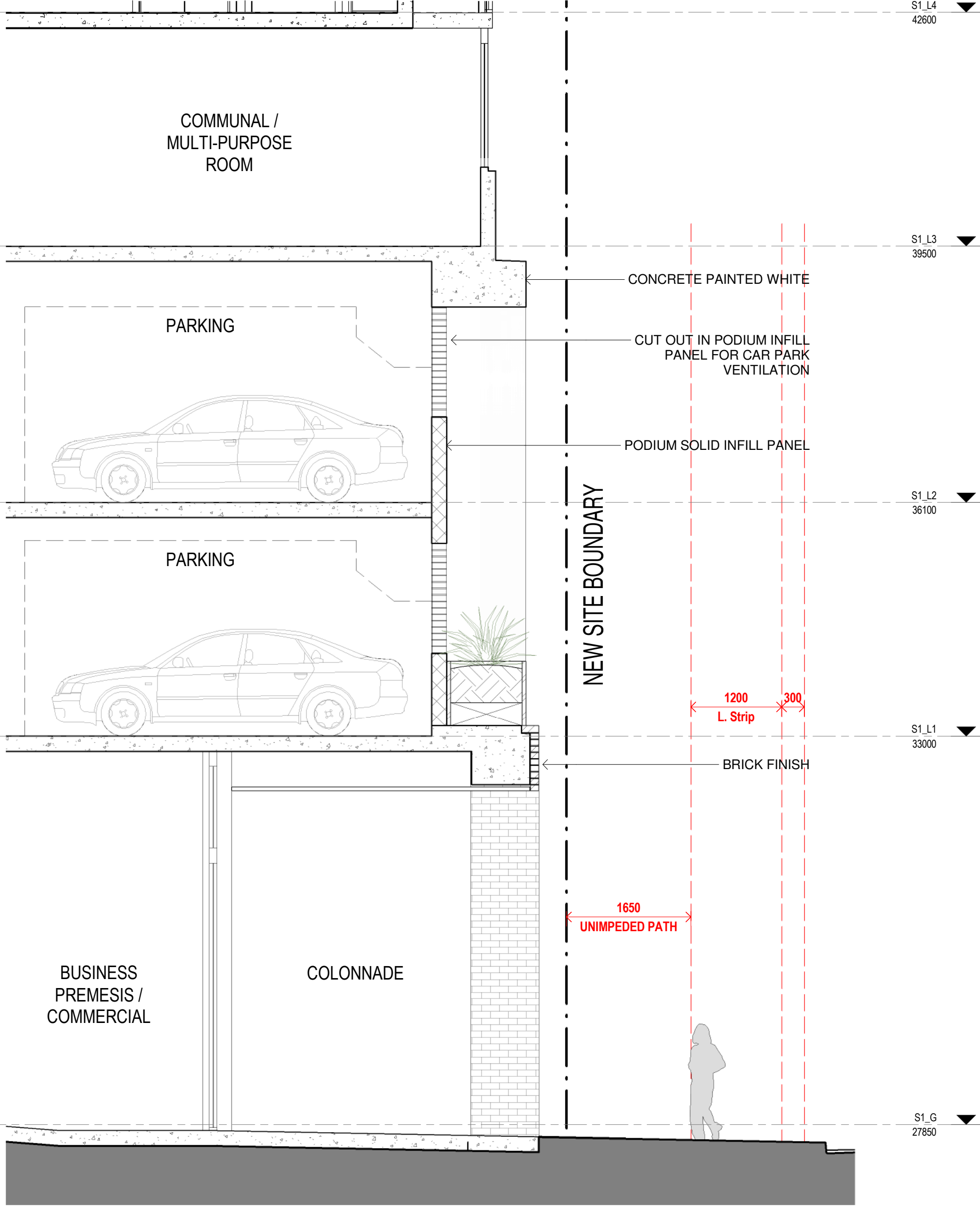
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29.03.2019	1 : 50	@ A1

Drawn	Chk.
SD	NH

Job No.	Drawing No.	Revision
5754	AR-1-5200	/59



1 Podium Module Elevation - East
1 : 50@A1



2 Podium Part Section- East
1 : 50@A1

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Mechanical / Hydraulic Engineer

JHA Consulting Engineers

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Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Podium Facade Details -Sheet 2

Date	Scale	Sheet Size
29.03.2019	1 : 50	@ A1

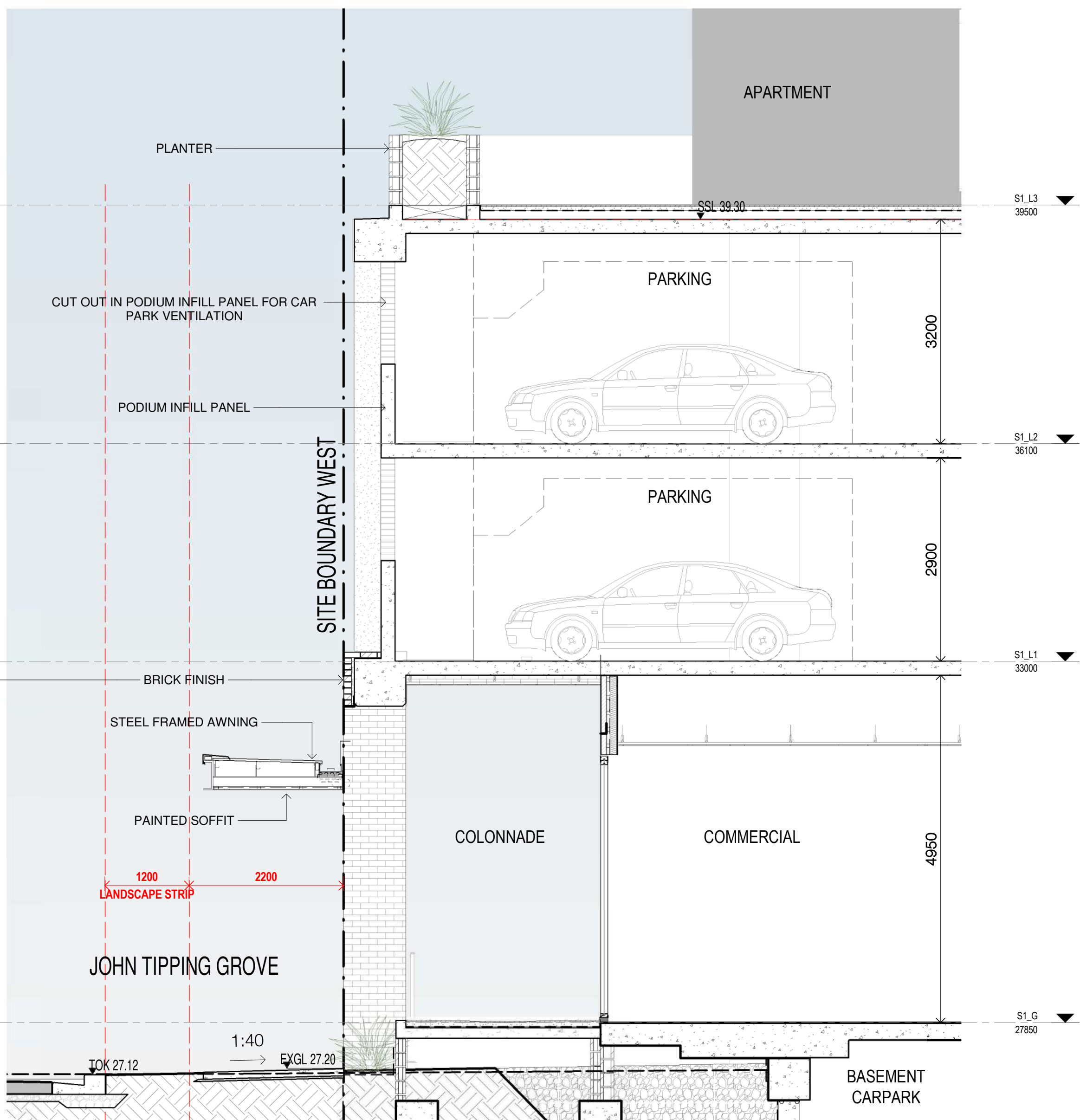
Drawn	Chk.
SD	NH

Job No.	Drawing No.	Revision
5754	AR-1-5201	/59

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1 Podium Module Elevation -West
SK-4002 1: 50@A1



2 Podium Part Section - West
1: 50@A1



WEST FACADE PODIUM AND BUILDING 1



SECTION FACADE DETAIL

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Mechanical / Hydraulic Engineer
JHA Consulting Engineers

Electrical Engineer
JHA Consulting Engineers

Fire Engineer
Olsson Fire & Risk

Access Consultant
Accessible Building Solutions

Basix
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Building Key

Client



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name
Building 1 - Facade Details

Date
29.03.2019

Scale
1 : 50

Sheet Size
@ A1

Drawn
SD

Chk.
NH

Job No.
5754

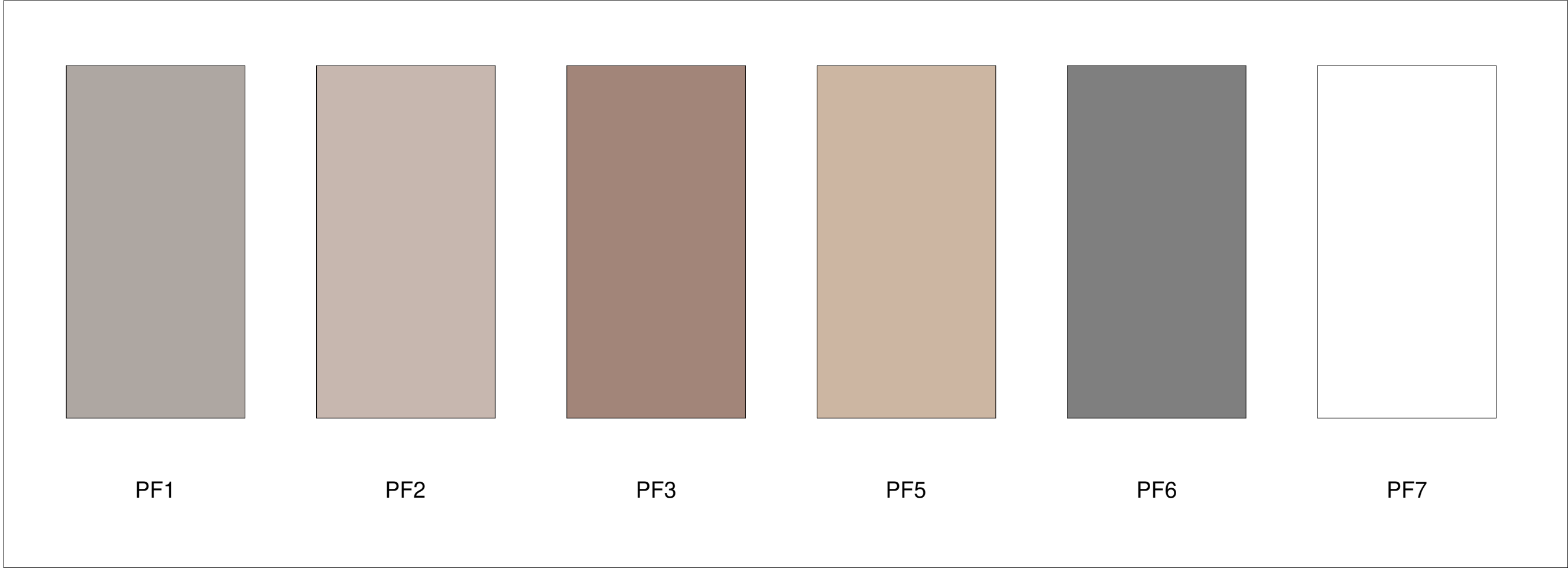
Drawing No.
AR-1-5202

Revision
/59

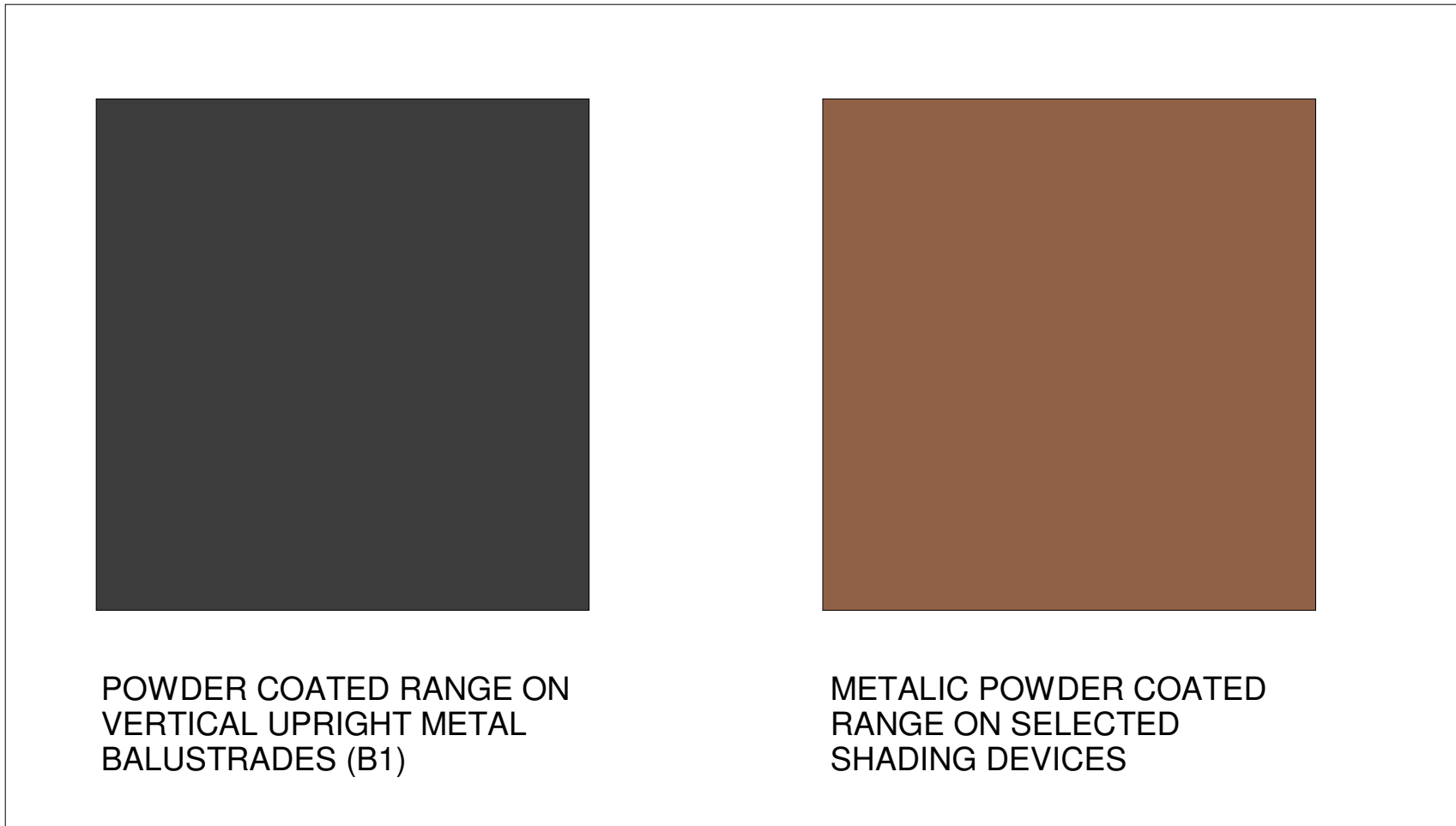
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PAINT FINISHES



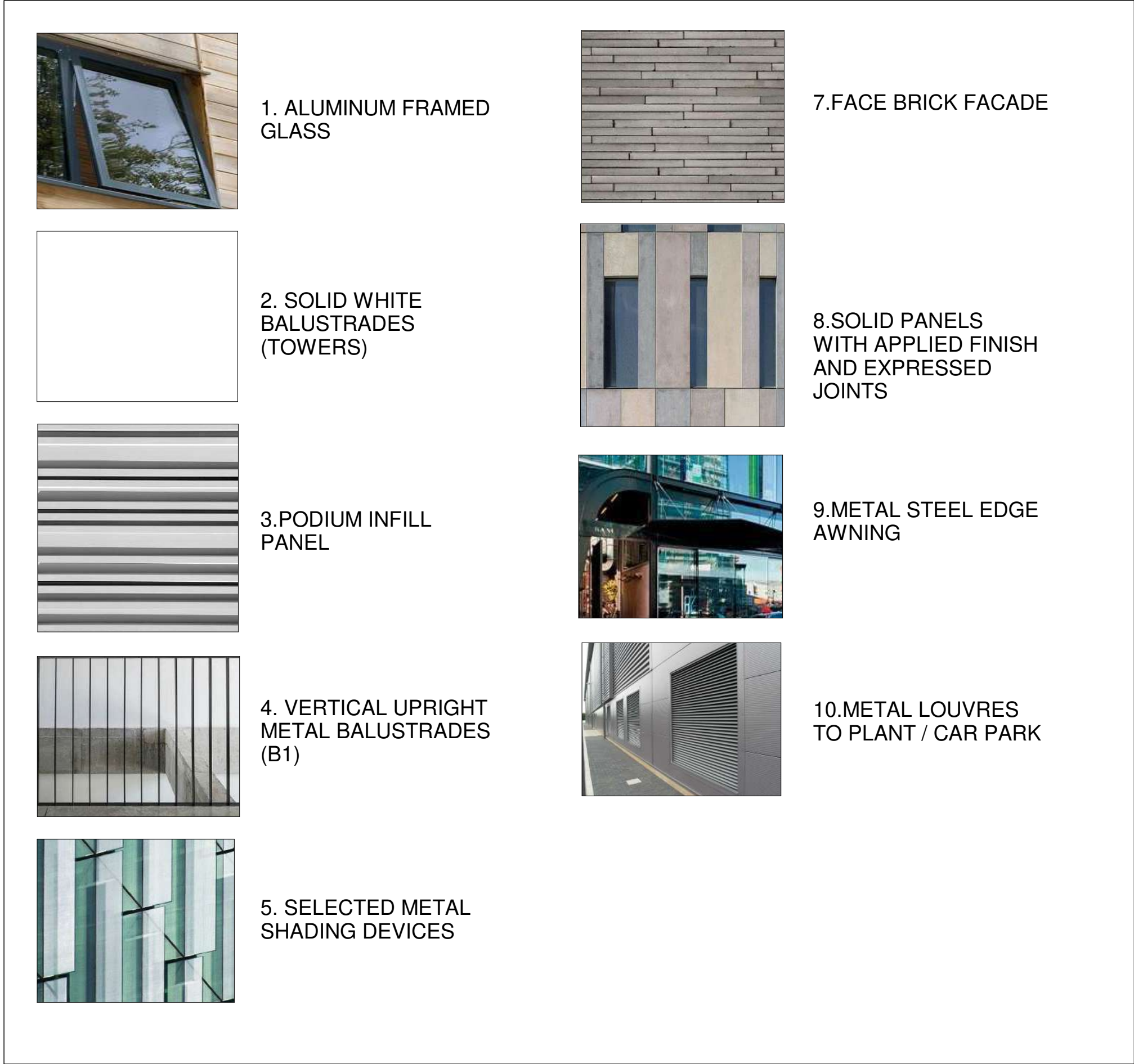
METAL FINISHES



GLAZING



PRECEDENT IMAGES



FINISHES LEGEND

EXTERNAL FINISHES

- 1 ALUMINUM FRAMED GLASS
- 2 SOLID WHITE BALLUSTRADES (TOWERS)
- 3 PODIUM INFILL PANEL
- 4 VERTICAL UPRIGHT METAL BALUSTRADES (B1)
- 5 SELECTED METAL SHADING DEVICES
- 6 PF7
- 7 FACE BRICK FACADE
- 8 SOLID PANELS WITH APPLIED FINISH
- 9 METAL AWNING
- 10 METAL LOUVERS

PAINT FINISHES

- (PF1) PAINT FINISH 1
- (PF2) PAINT FINISH 2
- (PF3) PAINT FINISH 3
- (PF5) PAINT FINISH 5
- (PF6) PAINT FINISH 6
- (PF7) PAINT FINISH 7

GLAZING

- (GC2) METAL FRAMED WINDOW WITH POWDER COAT FINISH WITH CLEAR GLASS
- (GCB1) METAL FRAMED WINDOW WITH POWDER COAT FINISH WITH COLOUR BACKED GLASS
- (TP1) OPAL TRANSLUCENT PANEL WITH METAL FRAMING

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Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD, PENRITH

Drawing Name

External Finishes Board

Date	Scale	Sheet Size
29.03.2019	1 : 50	@ A1

Drawn Chk.

Author Checker

Job No. Drawing No. Revision

5754 AR-1-5203 /59

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Building Key

- Commercial signage
- Building Entry Signage
- Wayfinding signage

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Sign Strategy- Sheet 1

Date 29.03.2019 Scale 1 : 200 Sheet Size @ A1

Drawn Chk.

Author KL

Job No. Drawing No. Revision

5754 AR-1-5204 /59

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UNION ROAD

HIGH STREET

NEW ROAD LINK

UNION LANE

JOHN TIPPING GROVE

SIGNAGE LOCATION
UPDATED TO
REFLECT
AMENDMENT TO
THE BUILDING
ENTRY

0 2m 4m 10m 20m
1:200

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FOR REVIEW

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Fire Engineer	Olsson Fire & Risk
Access Consultant	Accessible Building Solutions
Basix	
EMF Griffiths	
Building Key	

- Commercial signage
- Building Entry Signage
- Wayfinding signage

Client



Project
634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name
Sign Strategy- Sheet 1

Date
17.10.2018

Scale
1 : 200

Sheet Size
@ A1

Drawn
Author

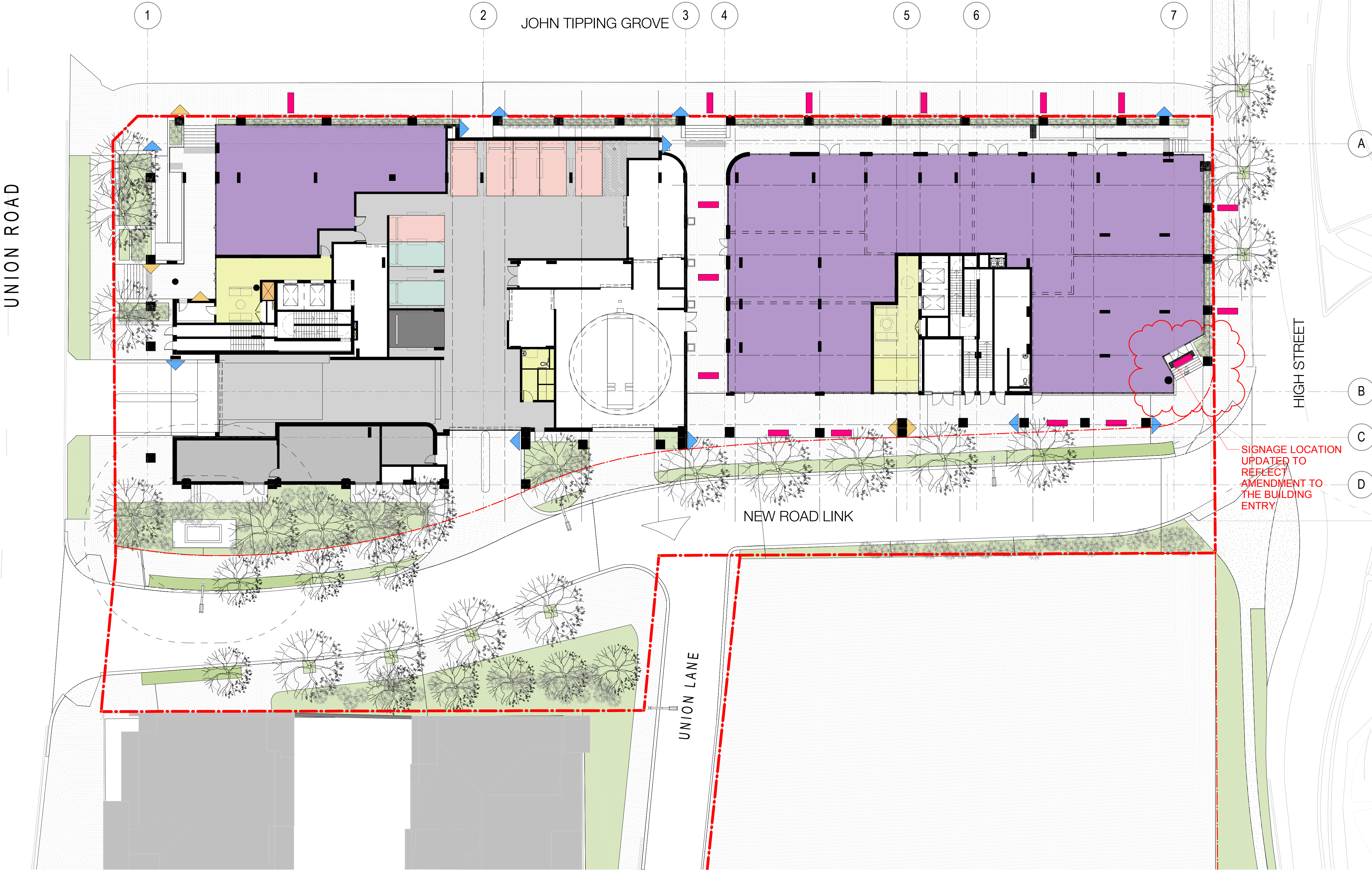
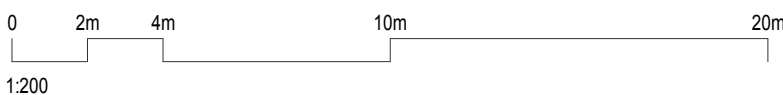
Chk.
KL

Job No.
5754

Drawing No.
AR-1-5204

Revision
/51

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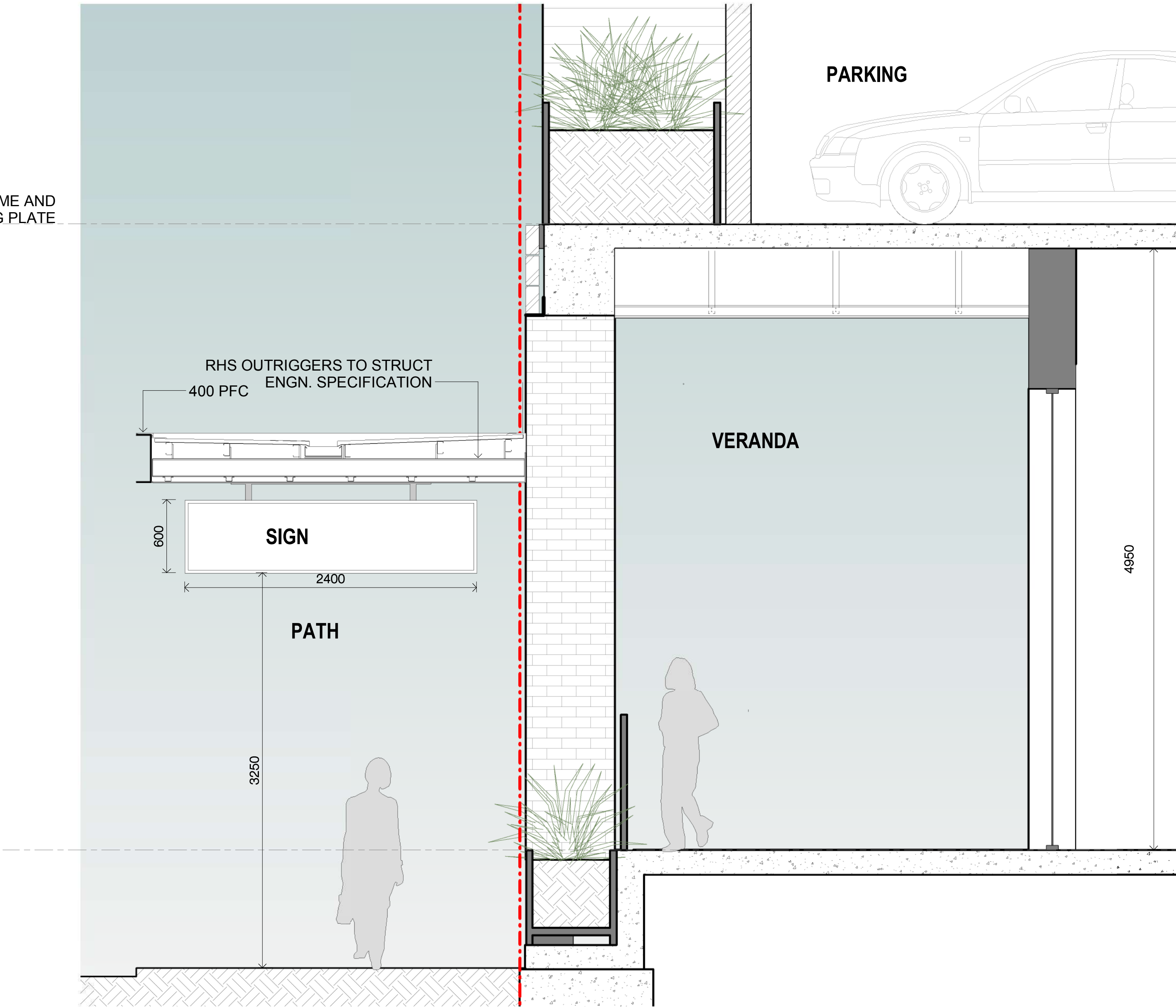
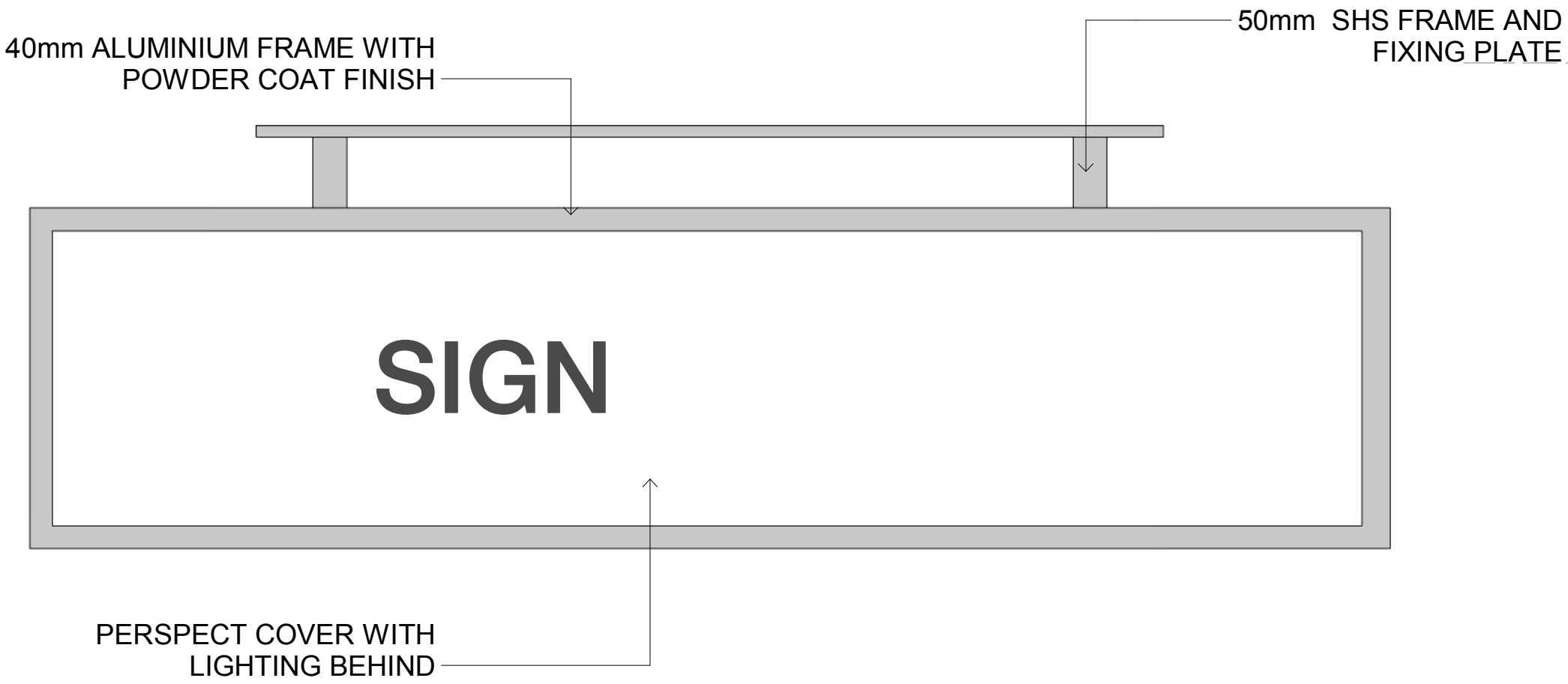
Access Consultant
Accessible Building Solutions

Basix
EMF Griffiths

Building Key



NO SIGNAGE TO GLAZING



Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Sign Strategy Sheet 2

Date

17.10.2018

Scale

As indicated

Sheet Size

@ A1

Drawn

SC

Chk.

KL

Job No.

5754

Drawing No.

AR-1-5205

Revision

/51



UNION ROAD

UNION LANE

REFER TO WASTE REPORT REGARDING METHOD FOR CALCULATING THE NUMBER OF BINS REQUIRED

RETAIL BIN STORE

GREASE ARRESTOR UNDER

THIS LAYOUT IS INDICATIVE ONLY AND IS SUBJECT TO FURTHER DESIGN CO-ORDINATION AND INVESTIGATION

RETAIL SERVICES

MECHANICAL
Building 1 - 750mm x 750mm KEX to 4000L/s
Building 2 - 650mm x 1100mm KEX to 5000L/s & 600mm x 800mm to 3500L/s

HYDRAULIC
Building 1 (Gas) - available
Building 2 (Gas) - available
Grease arrestor under driveway up to 5000L capacity

ELECTRICAL
Building 1 - 56Amps / 3 phase
Building 2 - 316Amps / 3 phase
Distribution boards provided by tenant
'Off House Circuit' temporary circuits provided for requirements of BCA clause F4.4

PARKING NOTES:

- The difference between the proposed parking provision for commercial premises (1 space per 100sqm) & a carparking rate for cafe/restaurant space (1 space per 30sqm) would result in an increased requirement from 6 spaces to 20 spaces.
- This carparking shortfall could be justified on the basis of the highly accessible site location and co-location with other land uses that would support the operation of the retail tenancies. Further the site is located within the Penrith CBD & is in proximity to other carparking and public transport infrastructure.
- Where a carparking shortfall is not supported by council, the carparking provision for the retail premises could potentially be accommodated within the larger footprint of the western development (importantly this is the same allotment) proposed to be developed by the applicant in the future.

LEGEND

AWC	Unisex Accessible WC
C	Cool Store
D	Dry Store
F	Female Amenities
KEX	Kitchen Exhaust
M	Male Amenities
P	Prep Area
S	Servery

	Possible future tenancy
	Common access corridor
	Amenities

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Food & Beverage Tenancy
Concept

Date Scale Sheet Size
29.03.2019 1 : 200 @ A1

Drawn Chk.

Author Checker

Job No. Drawing No. Revision

5754 AR-1-5207 /59

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0 2m 4m 10m 20m
1:200



CAMERA LOCATION MAP

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
32	25.05.2018	Review
33	15.06.2018	ISSUED FOR DA- VERSION 2
51	17.10.2018	FOR FINAL REVIEW

Structural Engineer
Webber Design

Mechanical / Hydraulic Engineer
JHA Consulting Engineers

Electrical Engineer
JHA Consulting Engineers

Fire Engineer
Olsson Fire & Risk

Access Consultant
Accessible Building Solutions

Basix
EMF Griffiths

Building Key

Client

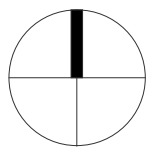


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

View Analysis - Sheet 1



Date	Scale	Sheet Size
17.10.2018	1 : 200	@ A1

Drawn	Chk.
AM	KL

Job No.	Drawing No.	Revision
5754	AR-1-5210	/51

VIEW 01 - WEST ALONG
GREAT WESTERN HIGHWAY
NEAR NEPEAN RIVER BRIDGE



EXISTING

VIEW 01 - WEST ALONG
GREAT WESTERN HIGHWAY
NEAR NEPEAN RIVER BRIDGE



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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
32	25.05.2018	Review
33	15.06.2018	ISSUED FOR DA- VERSION 2
51	17.10.2018	FOR FINAL REVIEW

Structural Engineer
Webber Design
Mechanical / Hydraulic Engineer
JHA Consulting Engineers
Electrical Engineer
JHA Consulting Engineers
Fire Engineer
Olsson Fire & Risk
Access Consultant
Accessible Building Solutions
Basix
EMF Griffiths
Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

View Analysis - Sheet 2

Date	Scale	Sheet Size
17.10.2018		@ A1

Drawn	Chk.
AM	KL

Job No.	Drawing No.	Revision
5754	AR-1-5211	/51

VIEW 02 - NORTH ALONG
CASTLEREAGH STREET



EXISTING

VIEW 02 - NORTH ALONG
CASTLEREAGH STREET



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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
32	25.05.2018	Review
33	15.06.2018	ISSUED FOR DA- VERSION 2
51	17.10.2018	FOR FINAL REVIEW

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

View Analysis - Sheet 3

Date	Scale	Sheet Size
17.10.2018		@ A1

Drawn	Chk.
AM	KL

Job No.	Drawing No.	Revision
5754	AR-1-5212	/51

VIEW 03 - SOUTH FROM PUBLIC
DOMAIN NEAR WEDNESDAY
NIGHT MARKETS



EXISTING

VIEW 03 - SOUTH FROM PUBLIC
DOMAIN NEAR WEDNESDAY
NIGHT MARKETS



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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
32	25.05.2018	Review
33	15.06.2018	ISSUED FOR DA- VERSION 2
51	17.10.2018	FOR FINAL REVIEW

Structural Engineer
Webber Design

Mechanical / Hydraulic Engineer
JHA Consulting Engineers

Electrical Engineer
JHA Consulting Engineers

Fire Engineer
Olsson Fire & Risk

Access Consultant
Accessible Building Solutions

Basix
EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

View Analysis - Sheet 4

Date

17.10.2018

Scale

@ A1

@ A1

Drawn

AM

Chk.

KL

Job No.

5754

Drawing No.

AR-1-5213

/51

/51

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VIEW 04 - SOUTH
INTERSECTION OF MULGOA
ROAD AND RETREAT DRIVE



EXISTING

VIEW 04 - SOUTH
INTERSECTION OF MULGOA
ROAD AND RETREAT DRIVE



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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
32	25.05.2018	Review
33	15.06.2018	ISSUED FOR DA- VERSION 2
51	17.10.2018	FOR FINAL REVIEW

Structural Engineer
Webber Design
Mechanical / Hydraulic Engineer
JHA Consulting Engineers
Electrical Engineer
JHA Consulting Engineers
Fire Engineer
Olsson Fire & Risk
Access Consultant
Accessible Building Solutions
Basix
EMF Griffiths
Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

View Analysis - Sheet 5

Date	Scale	Sheet Size
17.10.2018		@ A1

Drawn	Chk.
AM	KL

Job No.	Drawing No.	Revision
5754	AR-1-5214	/51

VIEW 05 - NORTH ALONG
CASTLEREAGH STREET CORNER
OF PUBLIC DOMAIN NEAR
NEPEAN DISTRICT TENNIS
ASSOCIATION



EXISTING

VIEW 05 - NORTH ALONG
CASTLEREAGH STREET CORNER
OF PUBLIC DOMAIN NEAR
NEPEAN DISTRICT TENNIS
ASSOCIATION



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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
32	25.05.2018	Review
33	15.06.2018	ISSUED FOR DA- VERSION 2
51	17.10.2018	FOR FINAL REVIEW

Structural Engineer
Webber Design
Mechanical / Hydraulic Engineer
JHA Consulting Engineers
Electrical Engineer
JHA Consulting Engineers
Fire Engineer
Olsson Fire & Risk
Access Consultant
Accessible Building Solutions
Basix
EMF Griffiths
Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

View Analysis - Sheet 6

Date

17.10.2018

Scale

@ A1

Drawn

AM

Chk.

KL

Job No.

5754

Drawing No.

AR-1-5215

/51

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VIEW 06 -NORTH EAST FROM
PENRITH TRAIN STATION
CONCOURSE



EXISTING

VIEW 06 -NORTH EAST FROM
PENRITH TRAIN STATION
CONCOURSE



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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
32	25.05.2018	Review
33	15.06.2018	ISSUED FOR DA- VERSION 2
51	17.10.2018	FOR FINAL REVIEW

Structural Engineer
Webber Design

Mechanical / Hydraulic Engineer
JHA Consulting Engineers

Electrical Engineer
JHA Consulting Engineers

Fire Engineer
Olsson Fire & Risk

Access Consultant
Accessible Building Solutions

Basix
EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

View Analysis - Sheet 7

Date	Scale	Sheet Size
17.10.2018		@ A1

Drawn	Chk.
AM	KL

Job No.	Drawing No.	Revision
5754	AR-1-5216	/51

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Rev	Date	Revision
58	22.02.2019	Building levels, 'New Road' widened, High St podium facade, L3 communal amended
69	29.03.2019	DIP review submission

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Podium facade Details - Sheet 3

Date	Scale	Sheet Size
29.03.2019	1 : 50	@ A1

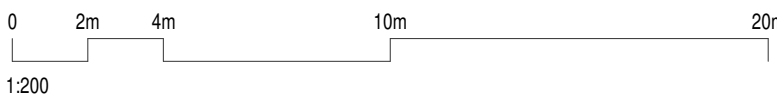
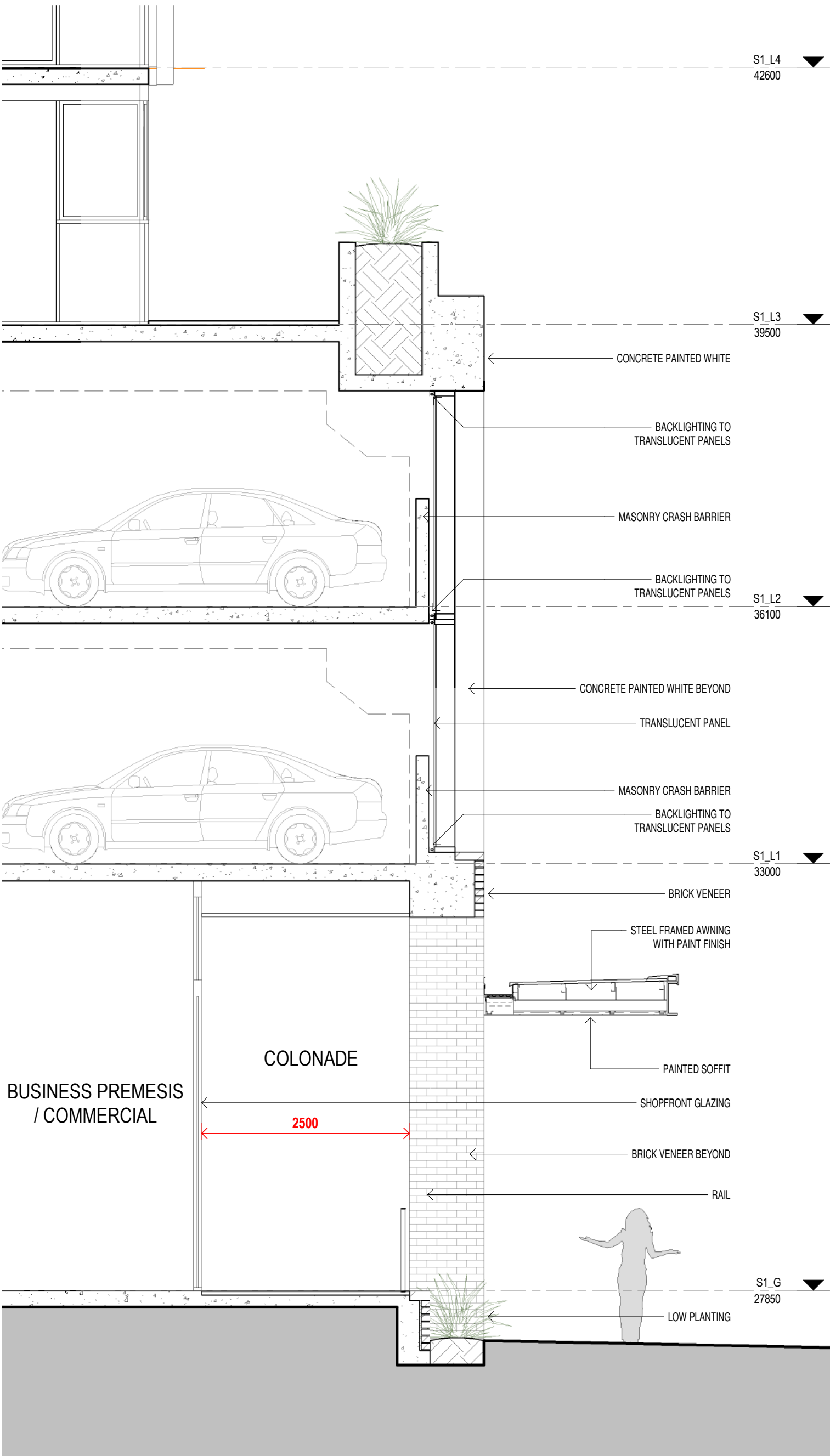
Drawn	Chk.
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Author	Checker
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Job No.	Drawing No.	Revision
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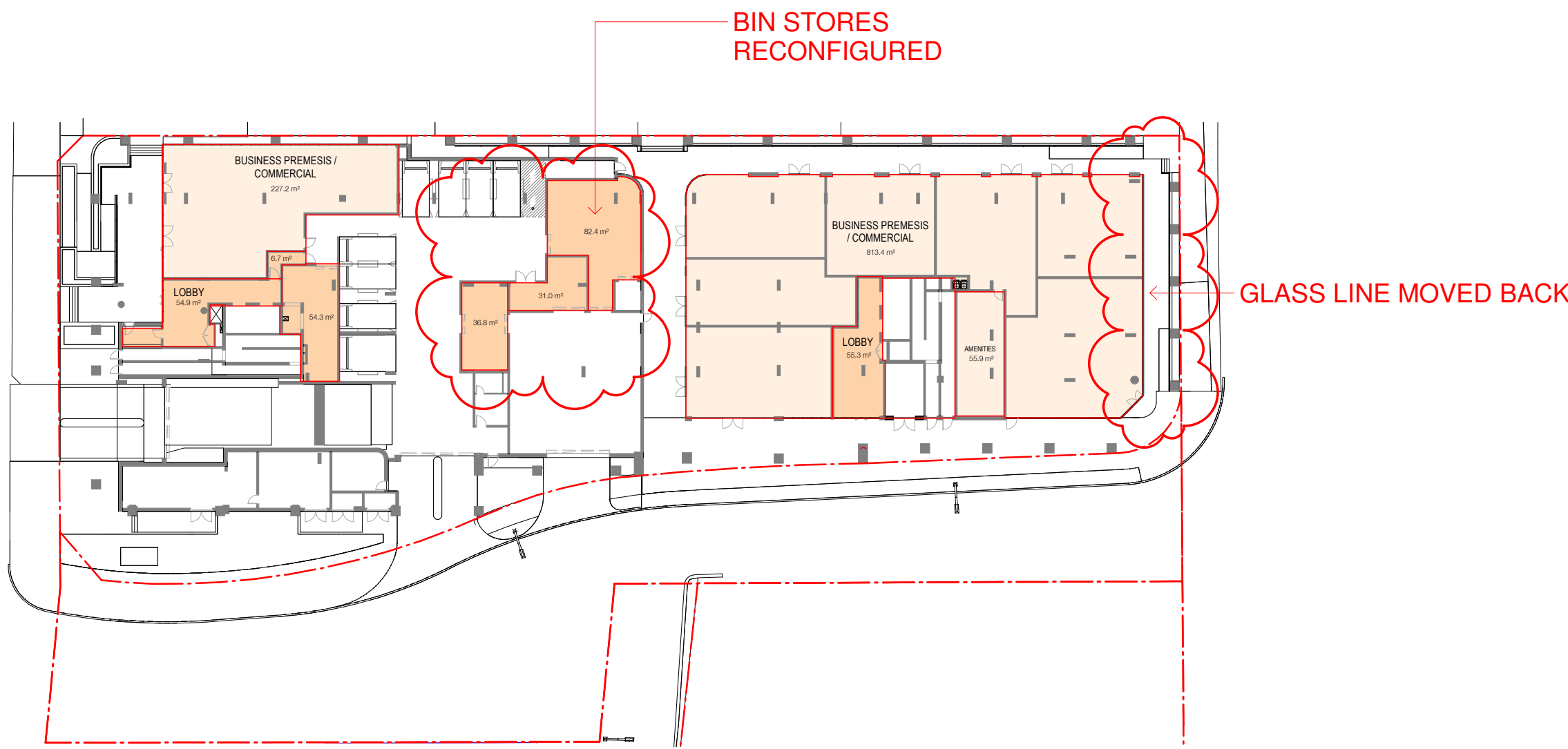
5754	AR-1-5221	/59
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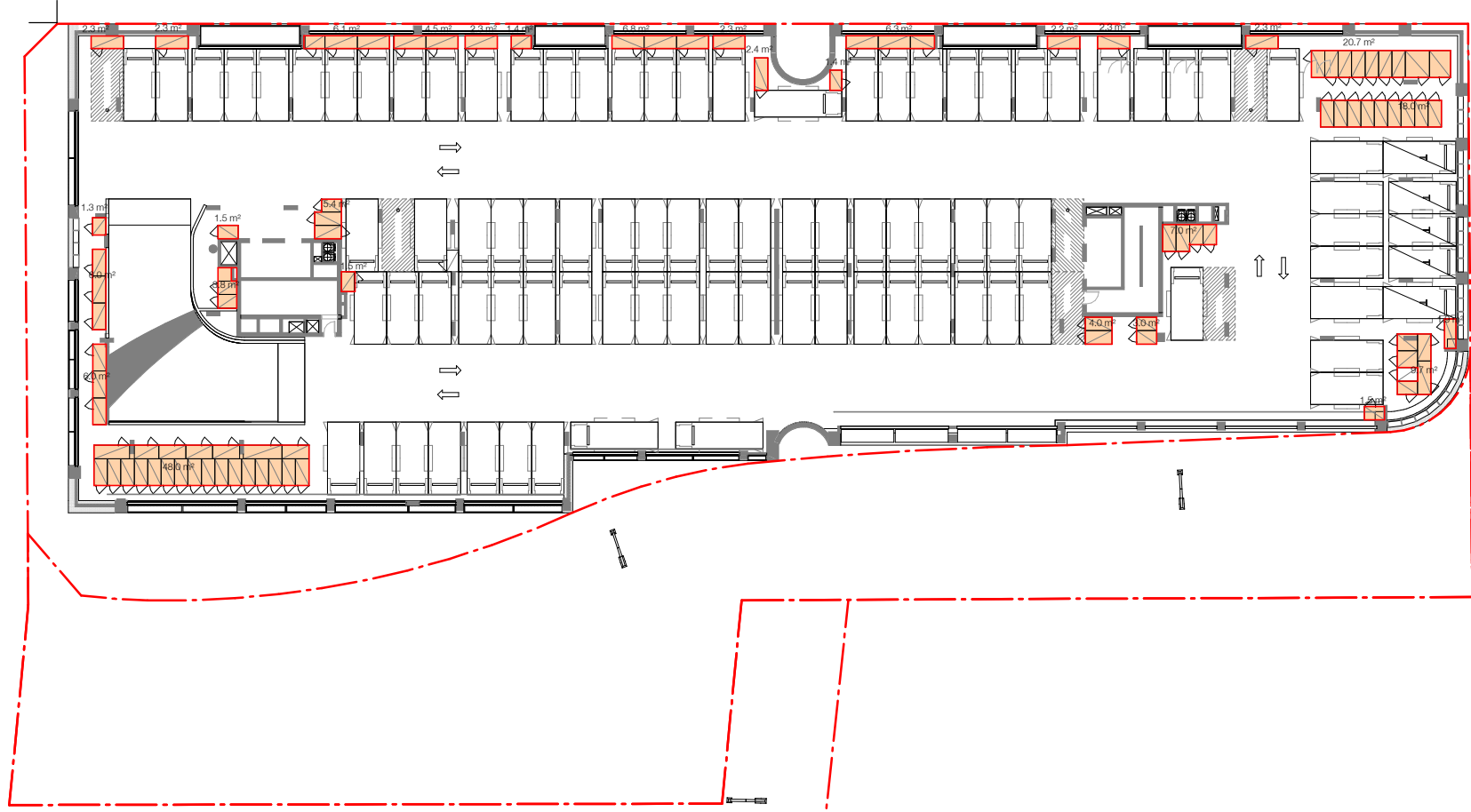


DA ISSUE

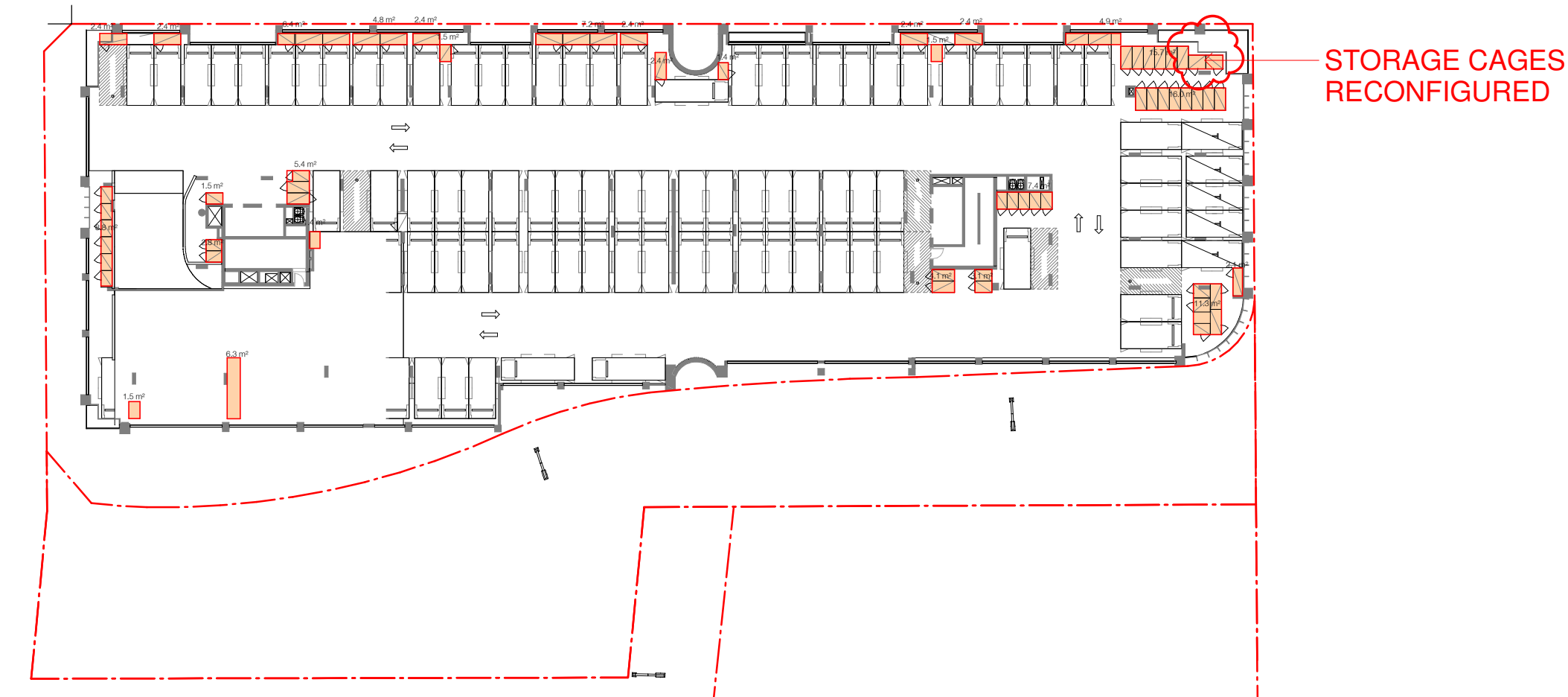
Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
46	21.09.2019	ISSUED FOR REVIEW
51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission



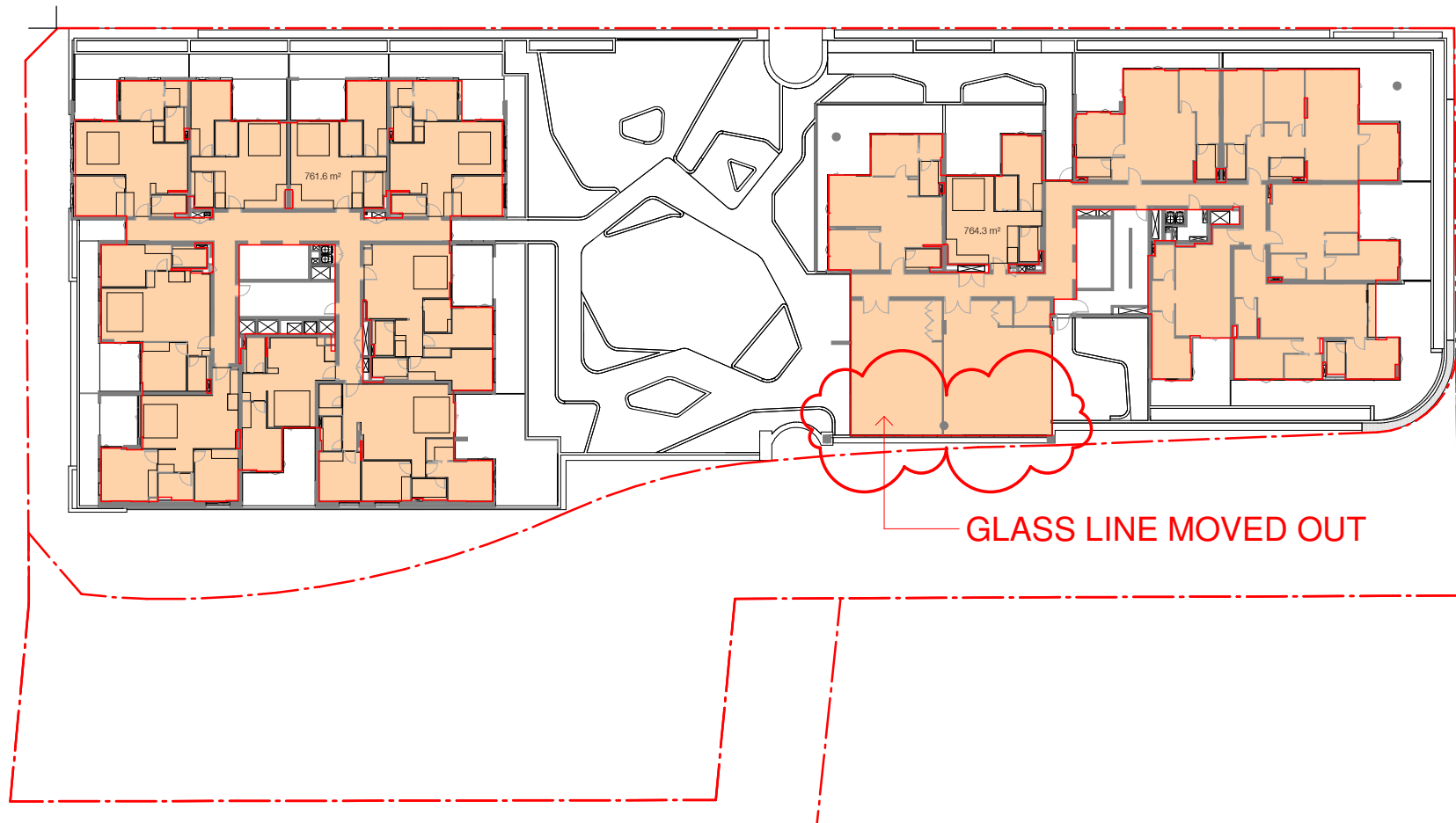
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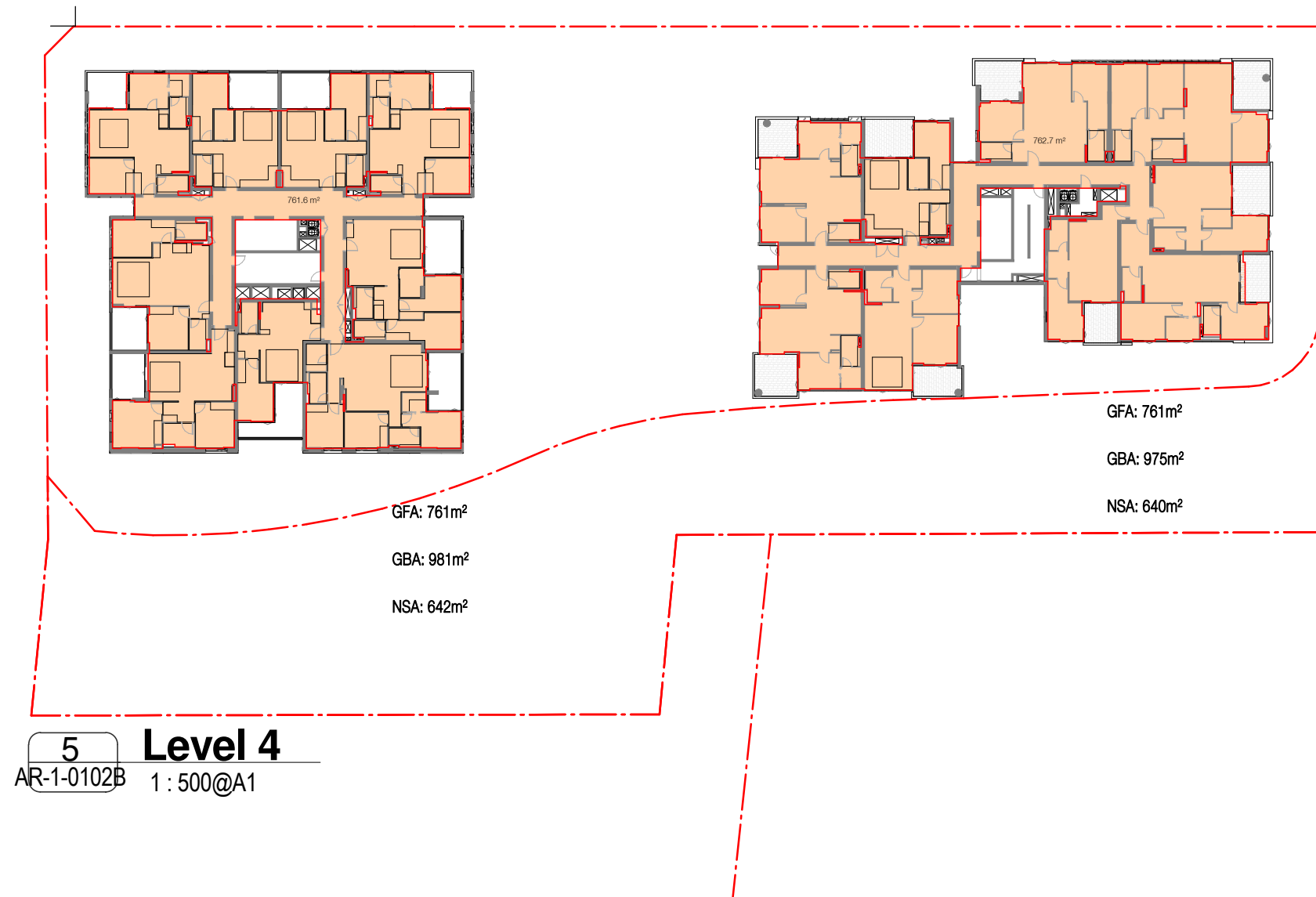
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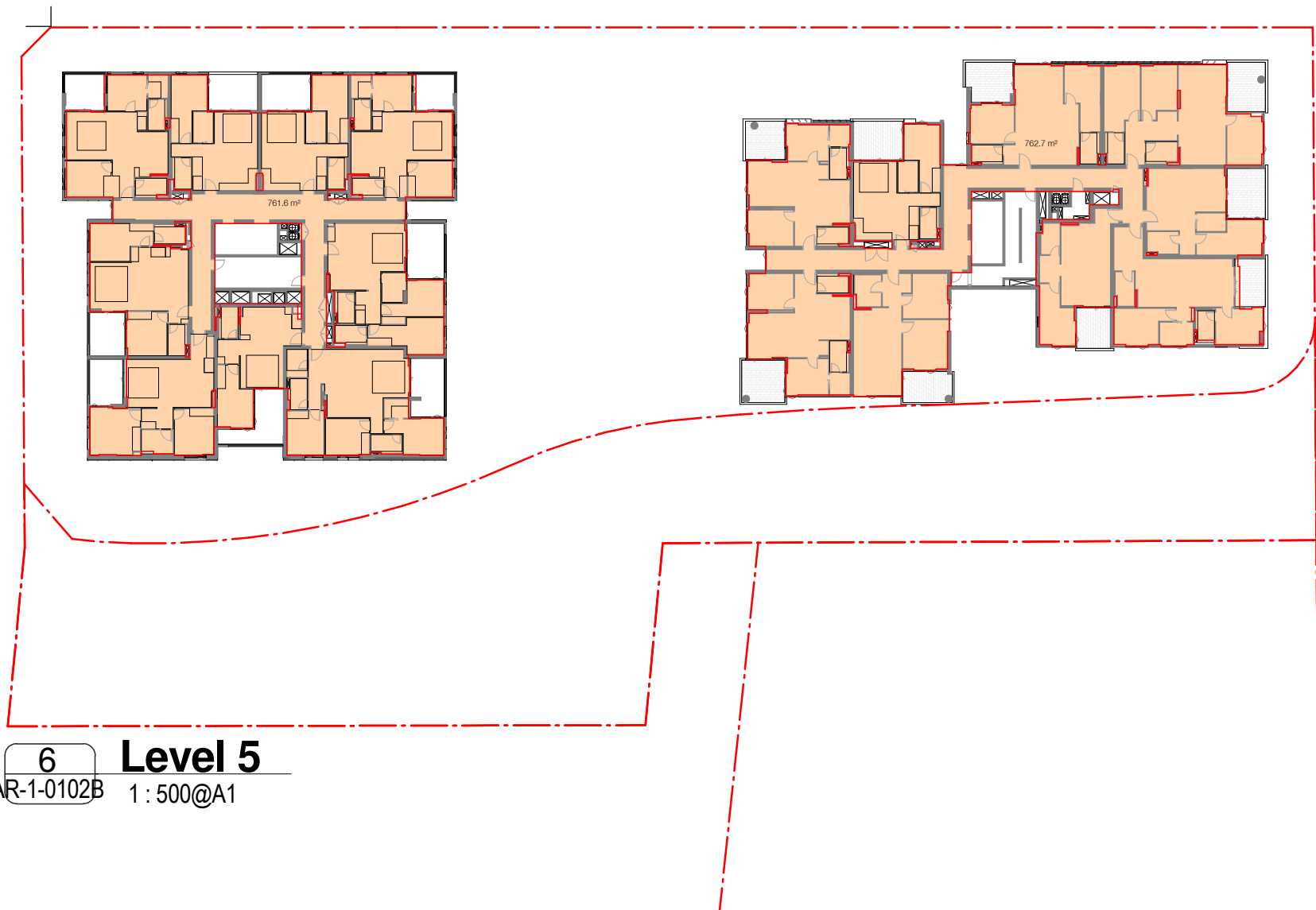
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AR-1-0102B 1:500@A1



4 Level 3
AR-1-0102B 1:500@A1



5 Level 4
AR-1-0102B 1:500@A1



6 Level 5
AR-1-0102B 1:500@A1

Building Key

	Gross Floor Area (GFA)
	Gross Floor Area (GFA) Commercial

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

GFA Calcs. Sheet 1

Date 29.03.2019 Scale As indicated Sheet Size @ A1

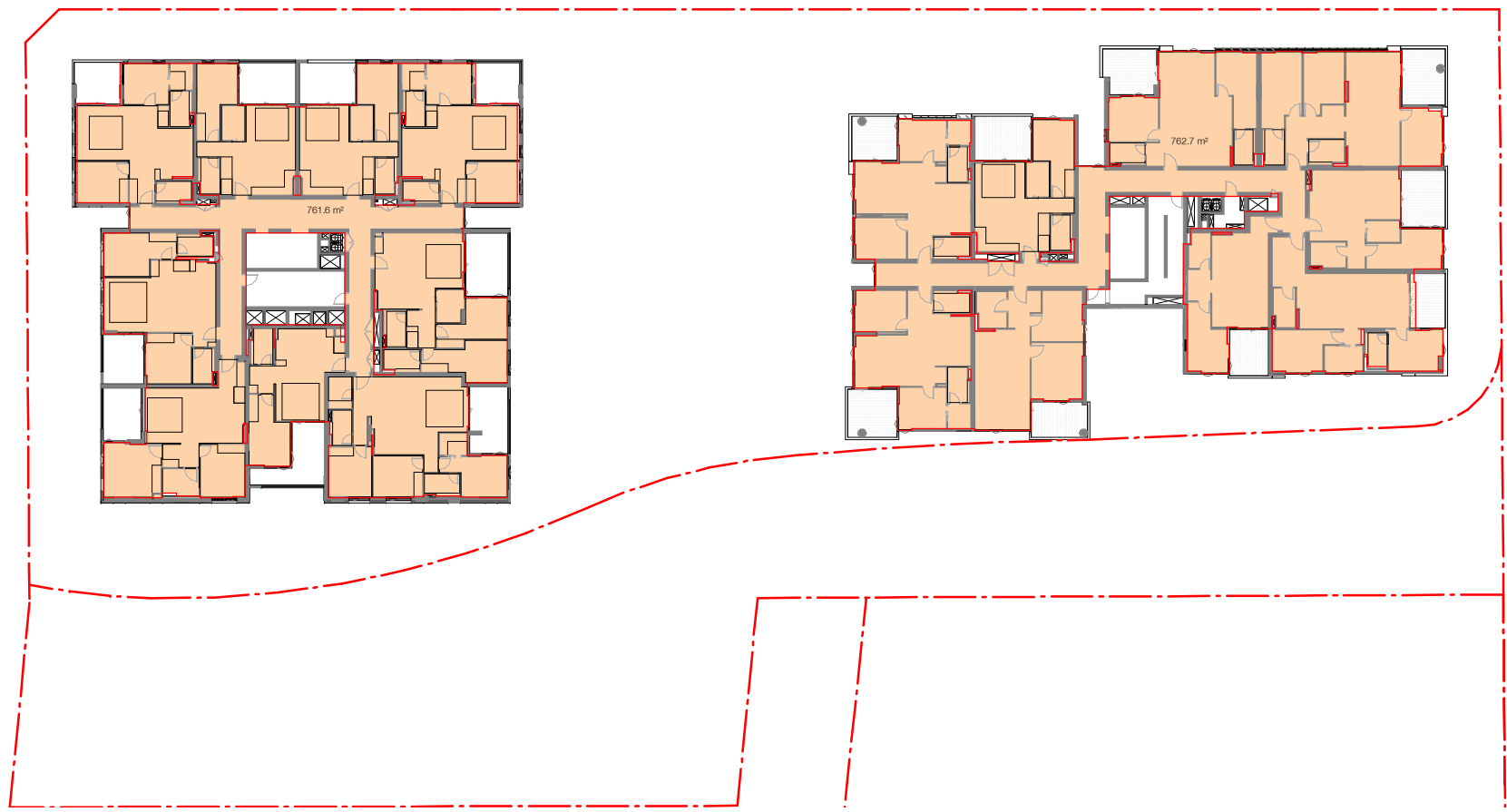
Drawn Chk. Author Checker

Job No. 5754 Drawing No. AR-1-8010 Revision /59

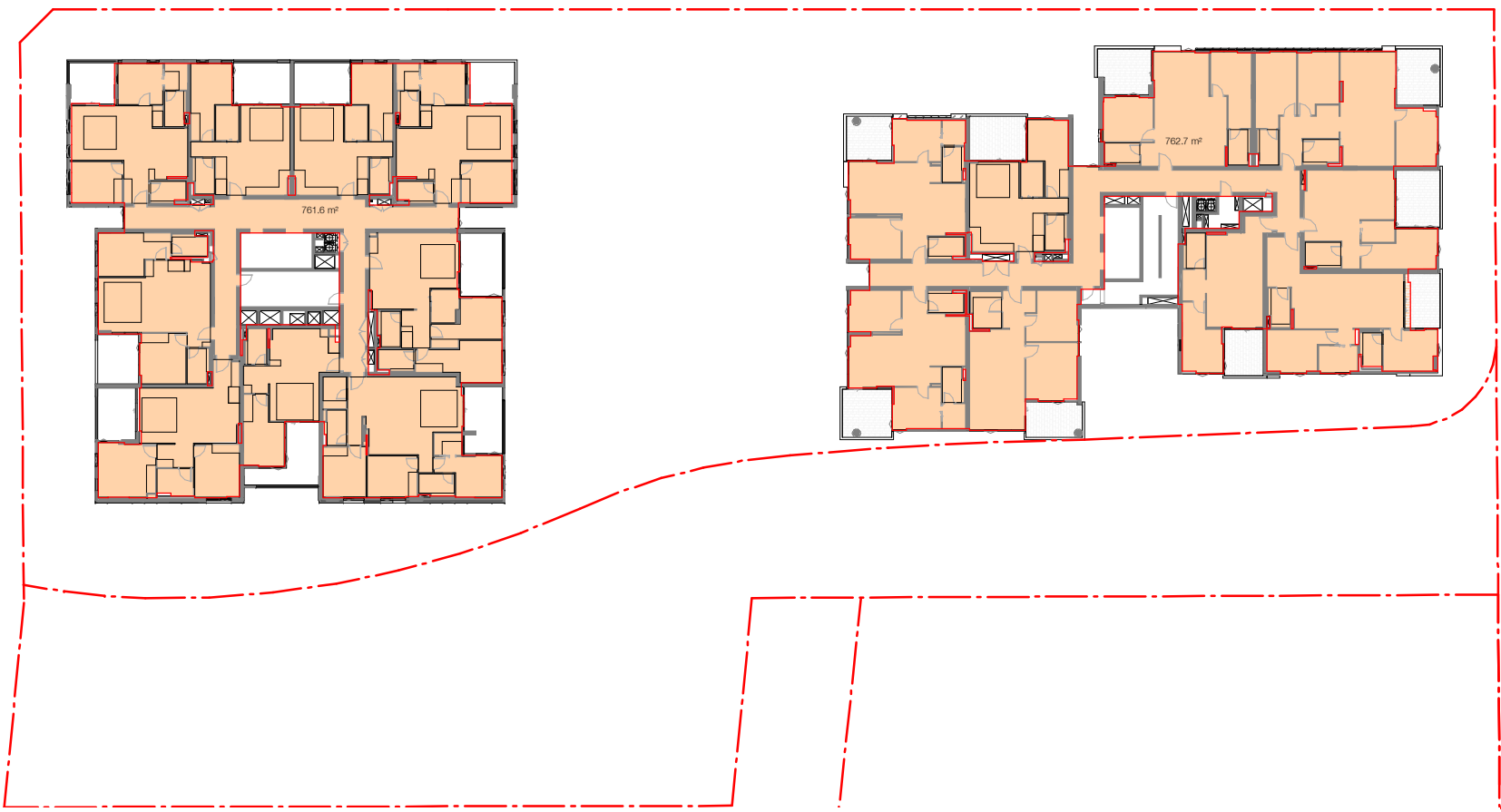


FOR REVIEW

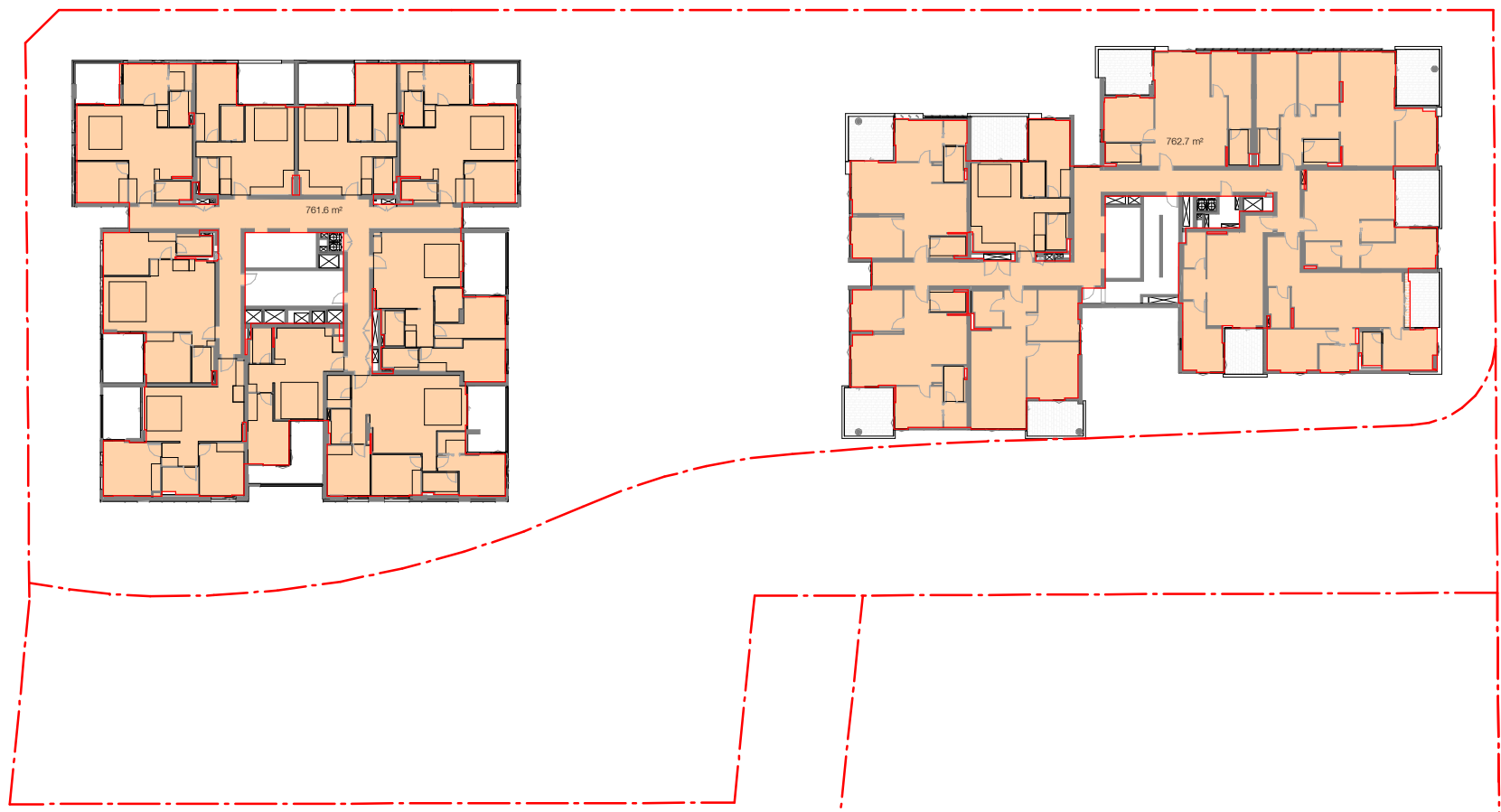
Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW



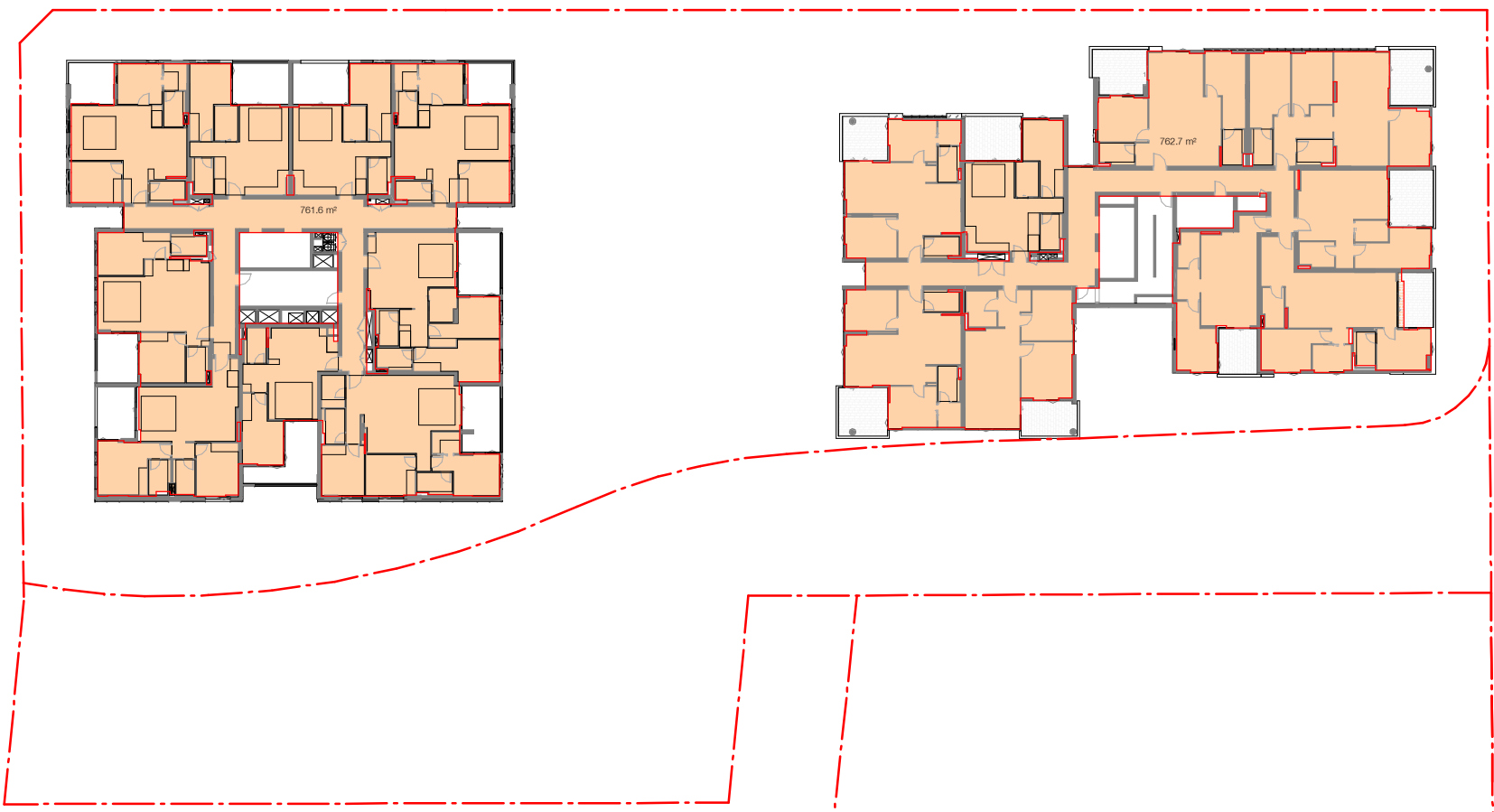
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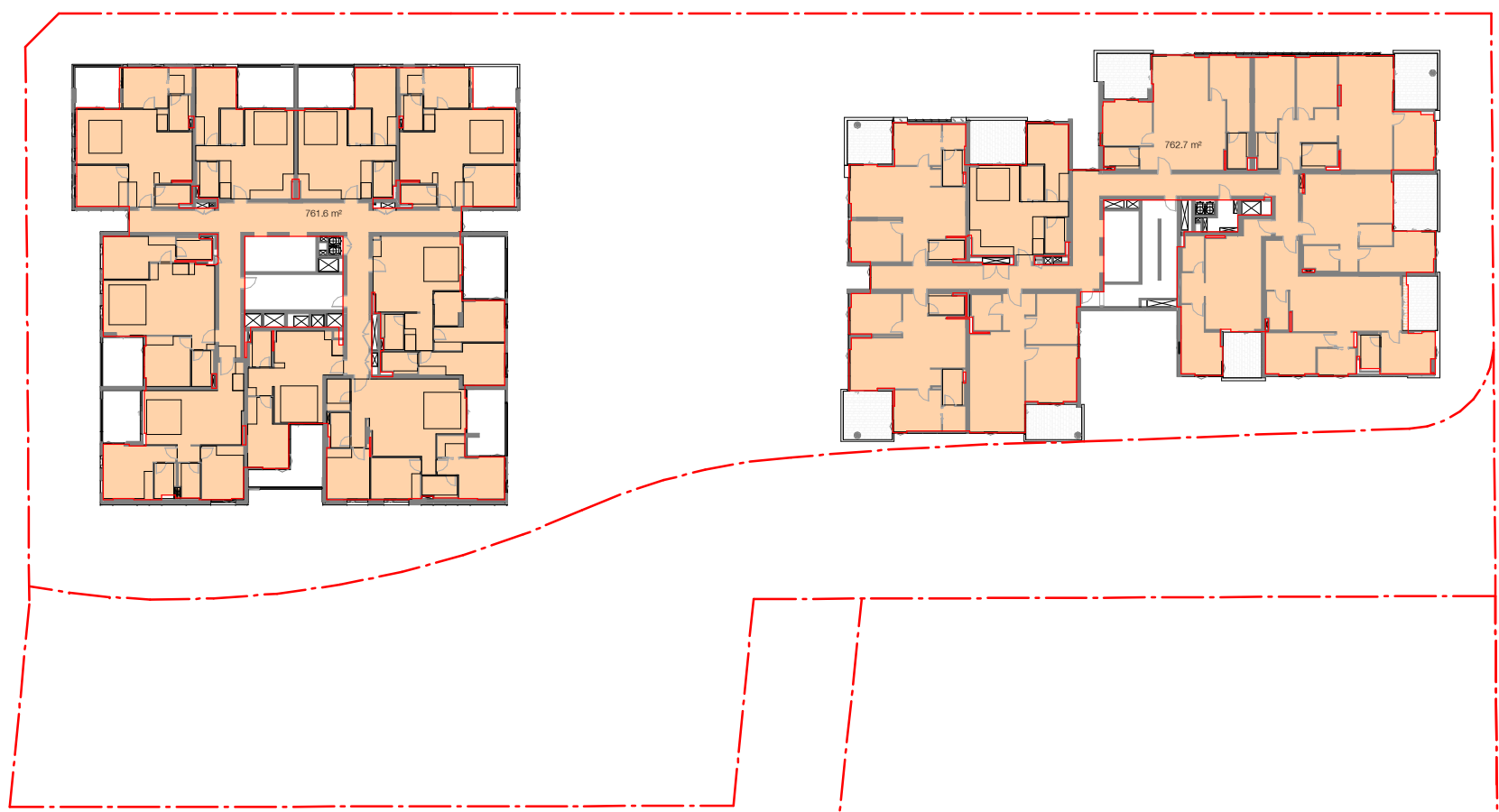
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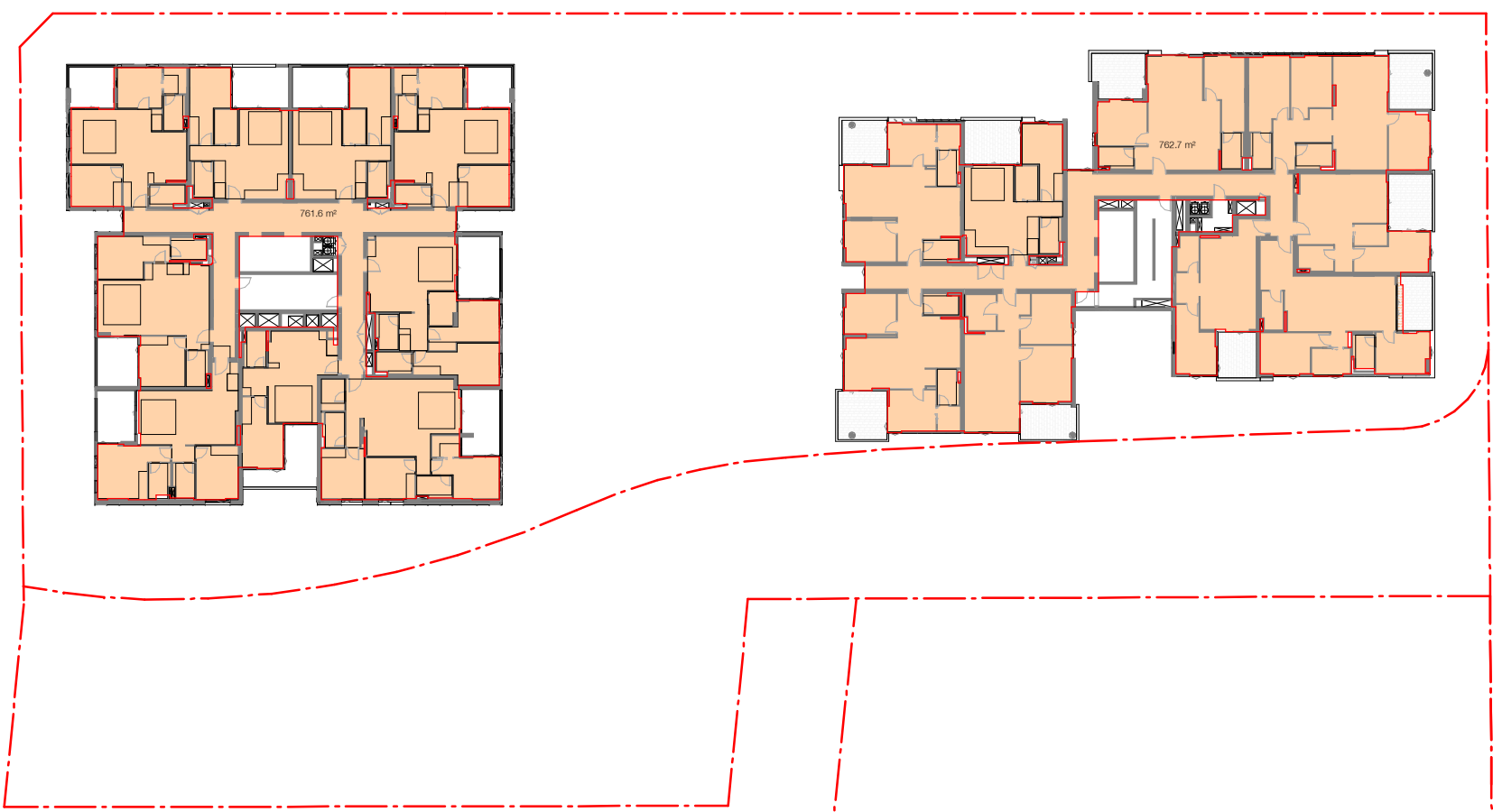
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10 Level 9
AR-1-0102B 1:500@A1



11 Level 10
AR-1-0102B 1:500@A1



12 Level 11
AR-1-0102B 1:500@A1

Building Key

	Gross Floor Area (GFA)
	Gross Floor Area (GFA) Commercial

Client

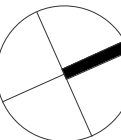


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

GFA Calcs. Sheet 2



Date	Scale	Sheet Size
17.10.2018	As indicated	@ A1

Drawn	Chk.
Author	Checker

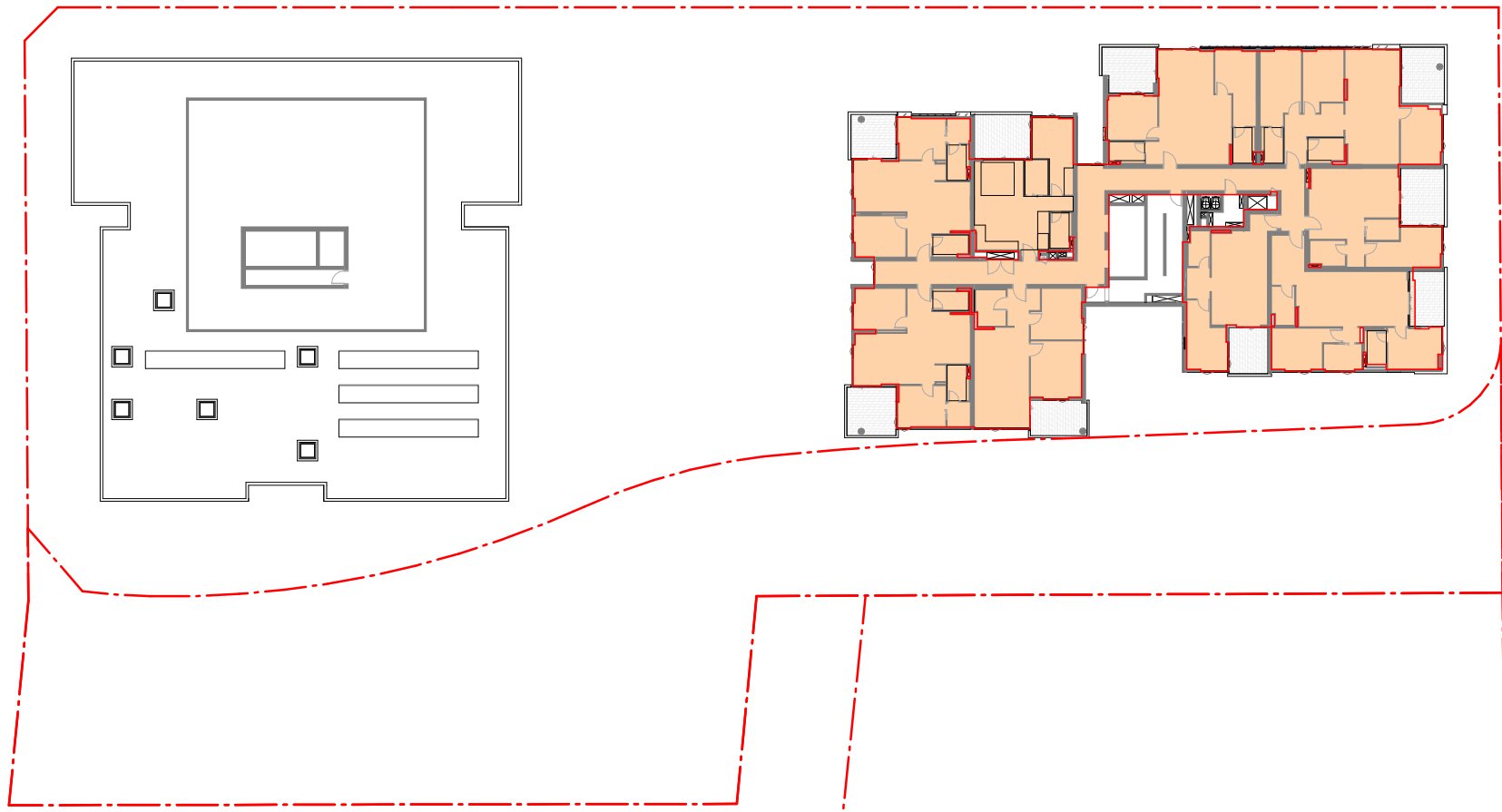
Job No.	Drawing No.	Revision
5754	AR-1-8011	/51



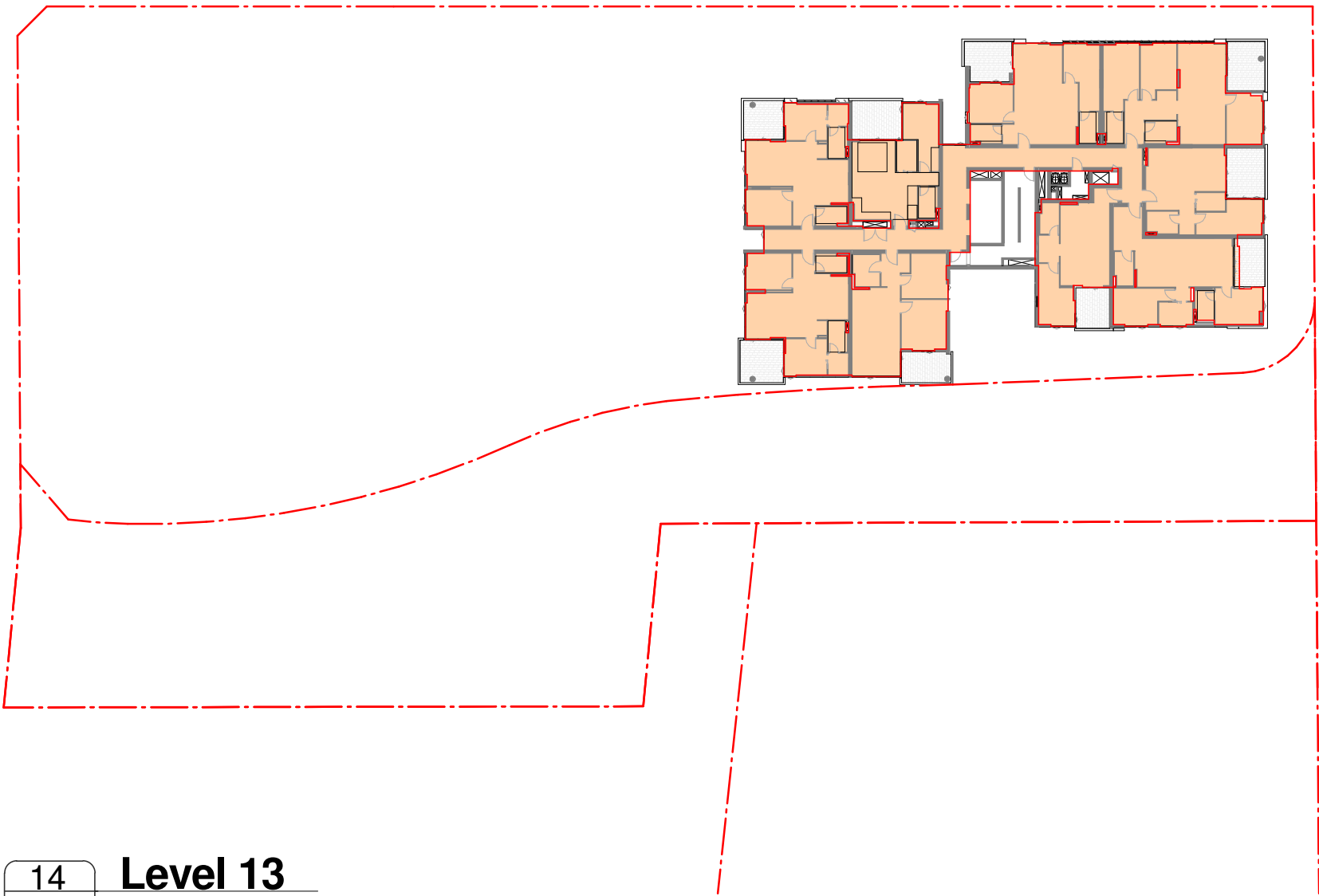
Nominated Architects: Adam Haddow-7188 | John Pradel-7004

DA ISSUE

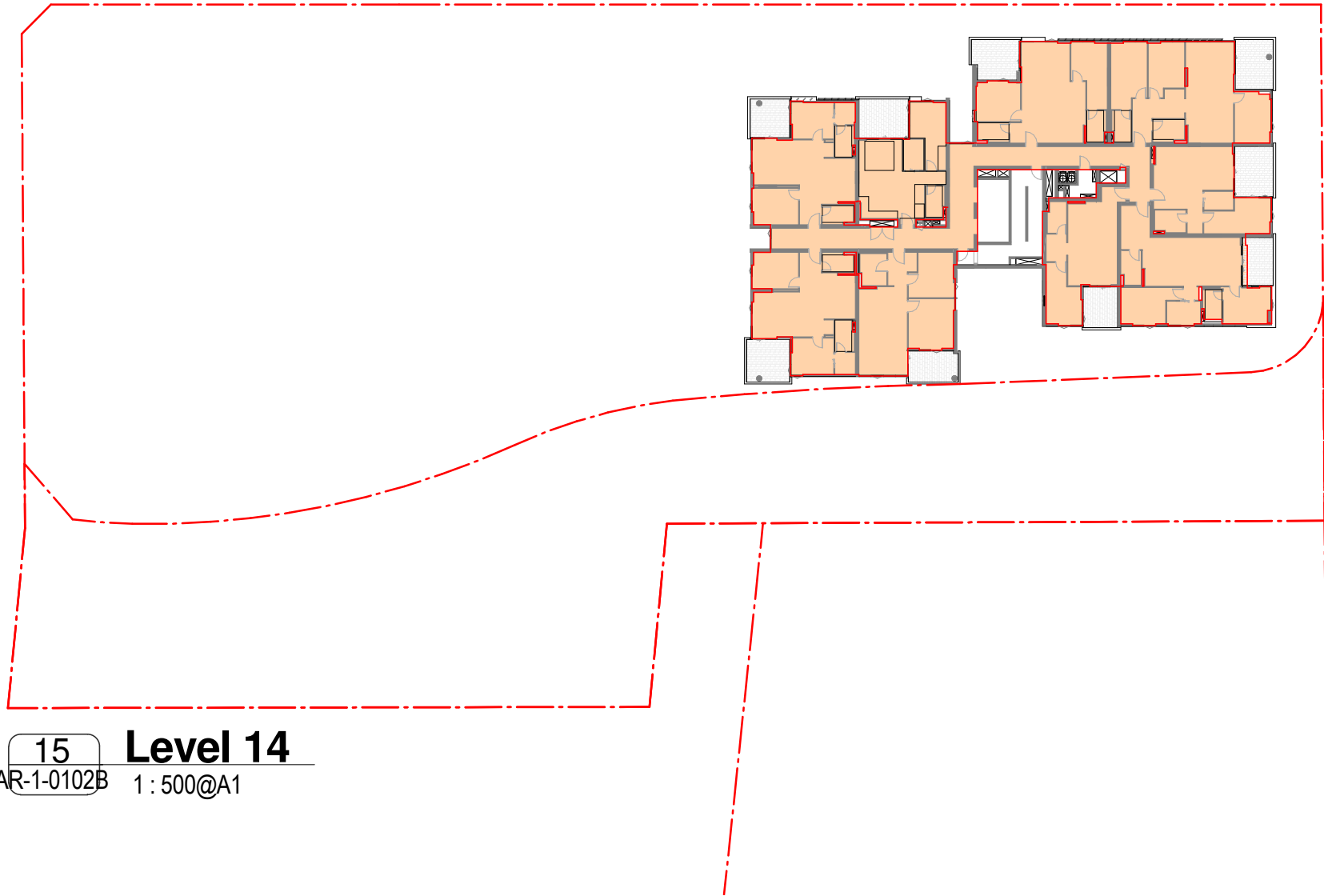
Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
46	21.09.2019	ISSUED FOR REVIEW
51	17.10.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission



13 Level 12
AR-1-0102B 1:500@A1



14 Level 13
AR-1-0102B 1:500@A1



15 Level 14
AR-1-0102B 1:500@A1

Area Schedule (GFA)		
Level	Area Description	Area
S1_G	GFA	1417.8 m ²
S1_L1	GFA	184.1 m ²
S1_L2	GFA	131.9 m ²
S1_L3	GFA	1525.9 m ²
S1_L4	GFA	1524.3 m ²
S1_L5	GFA	1524.3 m ²
S1_L6	GFA	1524.3 m ²
S1_L7	GFA	1524.3 m ²
S1_L8	GFA	1524.3 m ²
S1_L9	GFA	1524.3 m ²
S1_L10	GFA	1524.3 m ²
S1_L11	GFA	1524.3 m ²
S1_L12	GFA	762.7 m ²
S1_L13	GFA	762.7 m ²
S1_L14	GFA	762.7 m ²
Grand total		17742.7sqm

TOTAL GFA INCREASED
BY 12.9m²

Building Key

	Gross Floor Area (GFA)
	Gross Floor Area (GFA) Commercial

Client

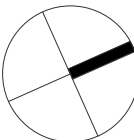


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

GFA Calcs. Sheet 3



Date	Scale	Sheet Size
29.03.2019	As indicated	@ A1

Drawn	Chk.
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Author	Checker
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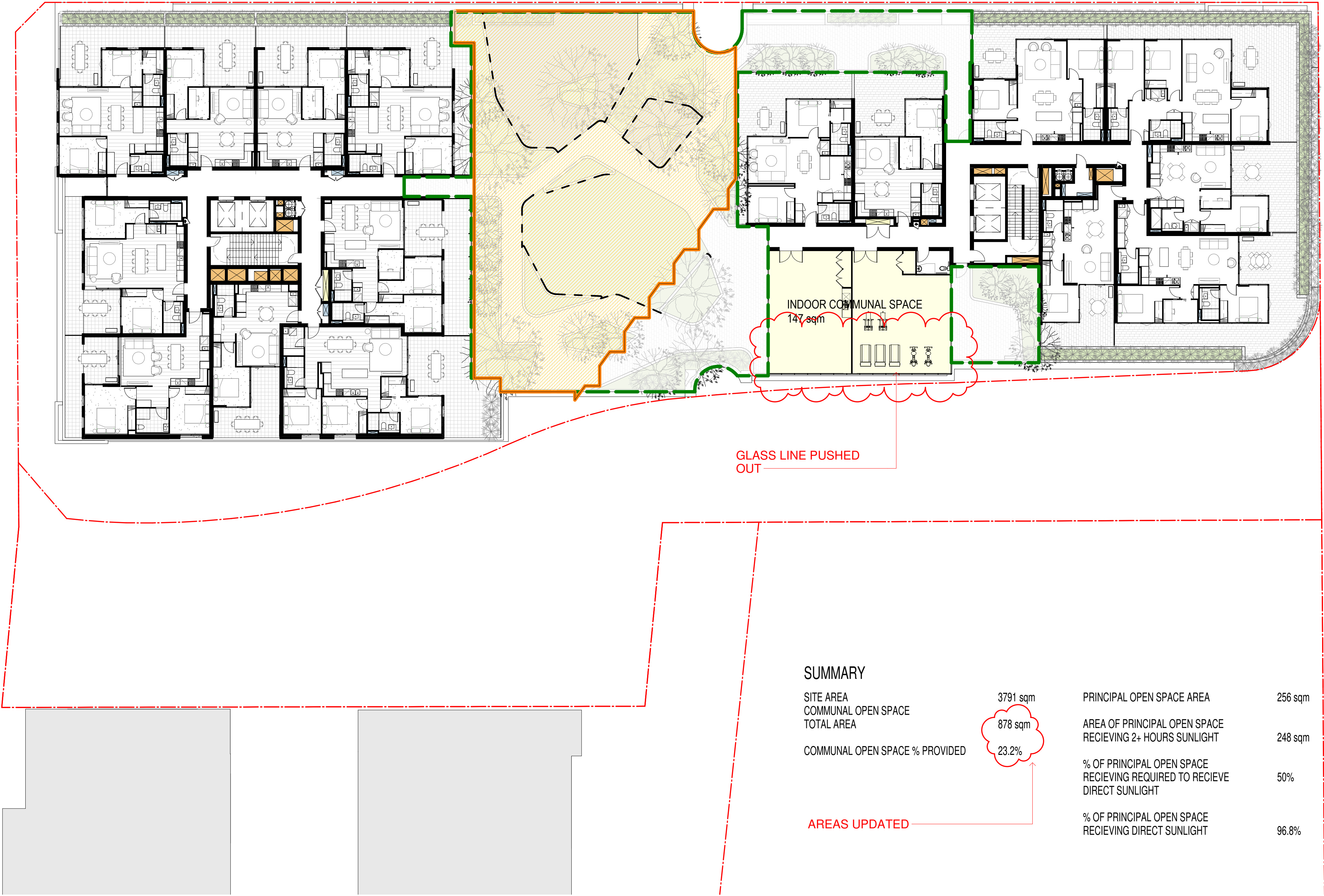
Job No.	Drawing No.	Revision
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5754 AR-1-8012 /59



DA ISSUE

Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
31	23.05.2018	For Review and Coordination
32	25.05.2018	Review
33	15.06.2019	ISSUE FOR DA - VERSION 2
43	13.08.2018	Amendments to Ground Level Requested by TOGA
51	17.10.2018	ISSUED FOR FINAL REVIEW
52	09.11.2018	ISSUED FOR FINAL REVIEW
59	29.03.2019	DIP review submission



Building Key

- Areas achieving 2+ hours solar access
- Principal Usable Space
- Communal Open Space
- Indoor Communal Space

Client

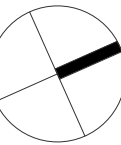


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Deep soil & communal open
space area



Date Scale Sheet Size
29.03.2019 1 : 200 @ A1

Drawn Chk.

Author Checker

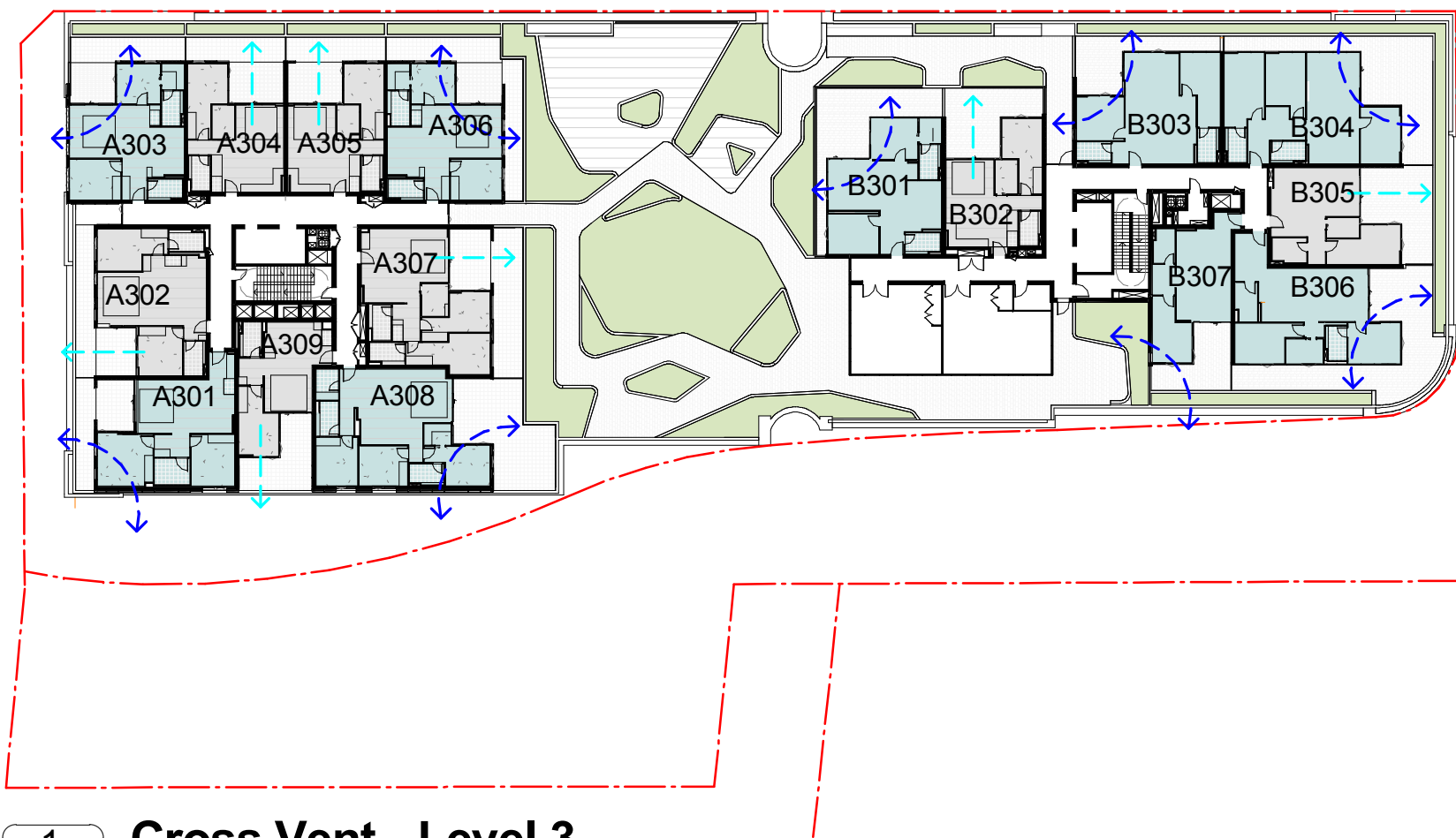
Job No. Drawing No. Revision

5754 AR-1-8030 /59

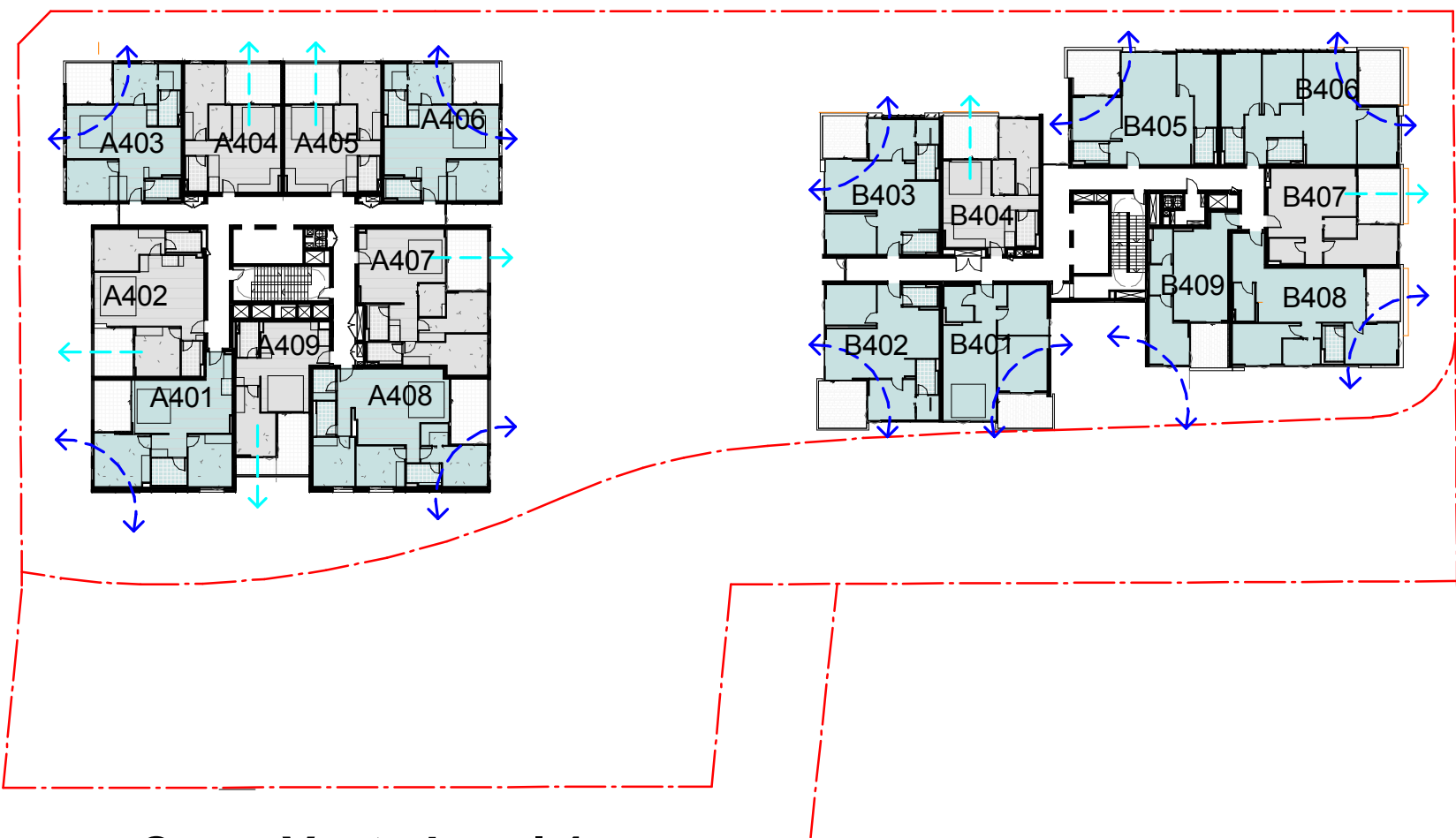


FOR REVIEW

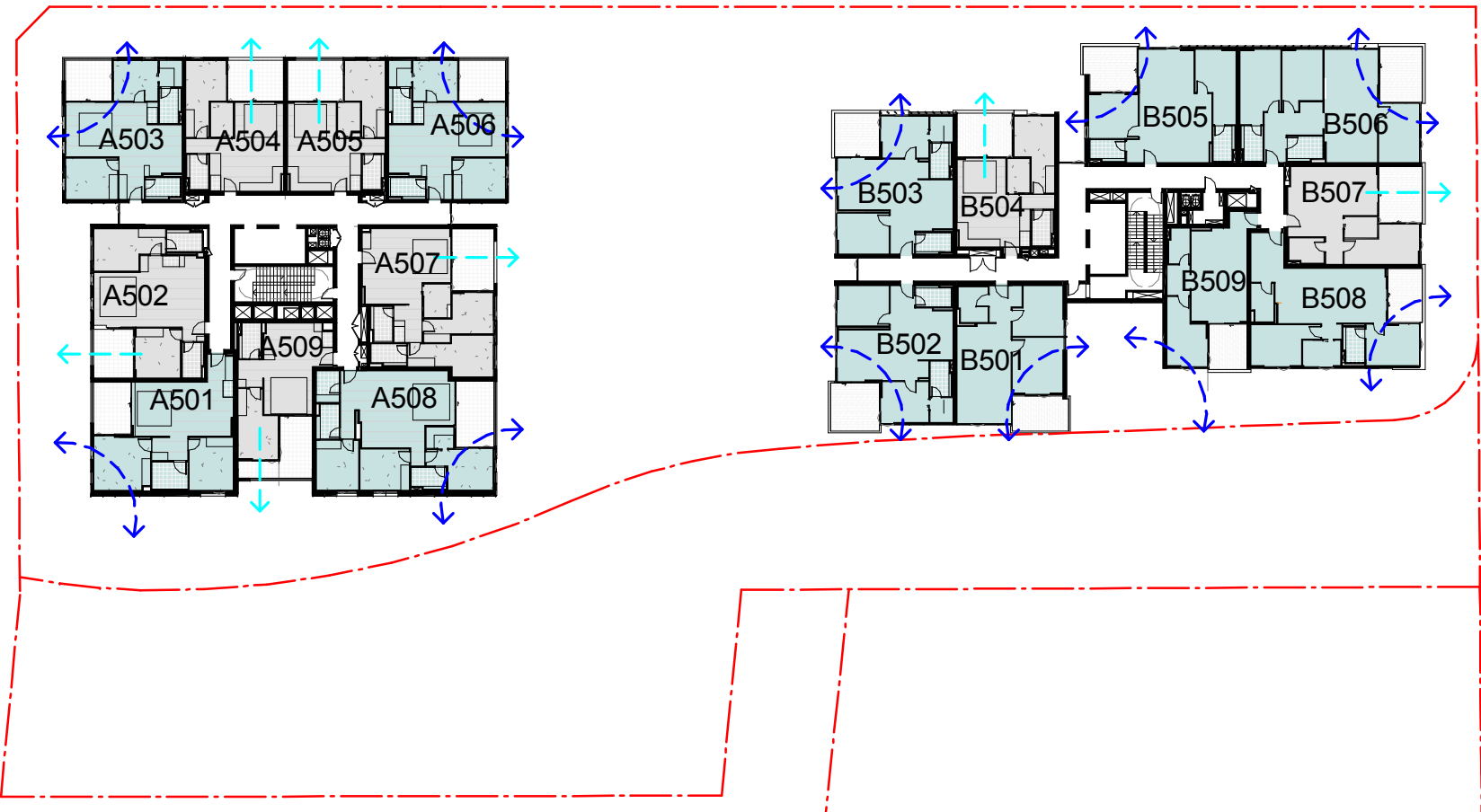
Rev	Date	Revision
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20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW



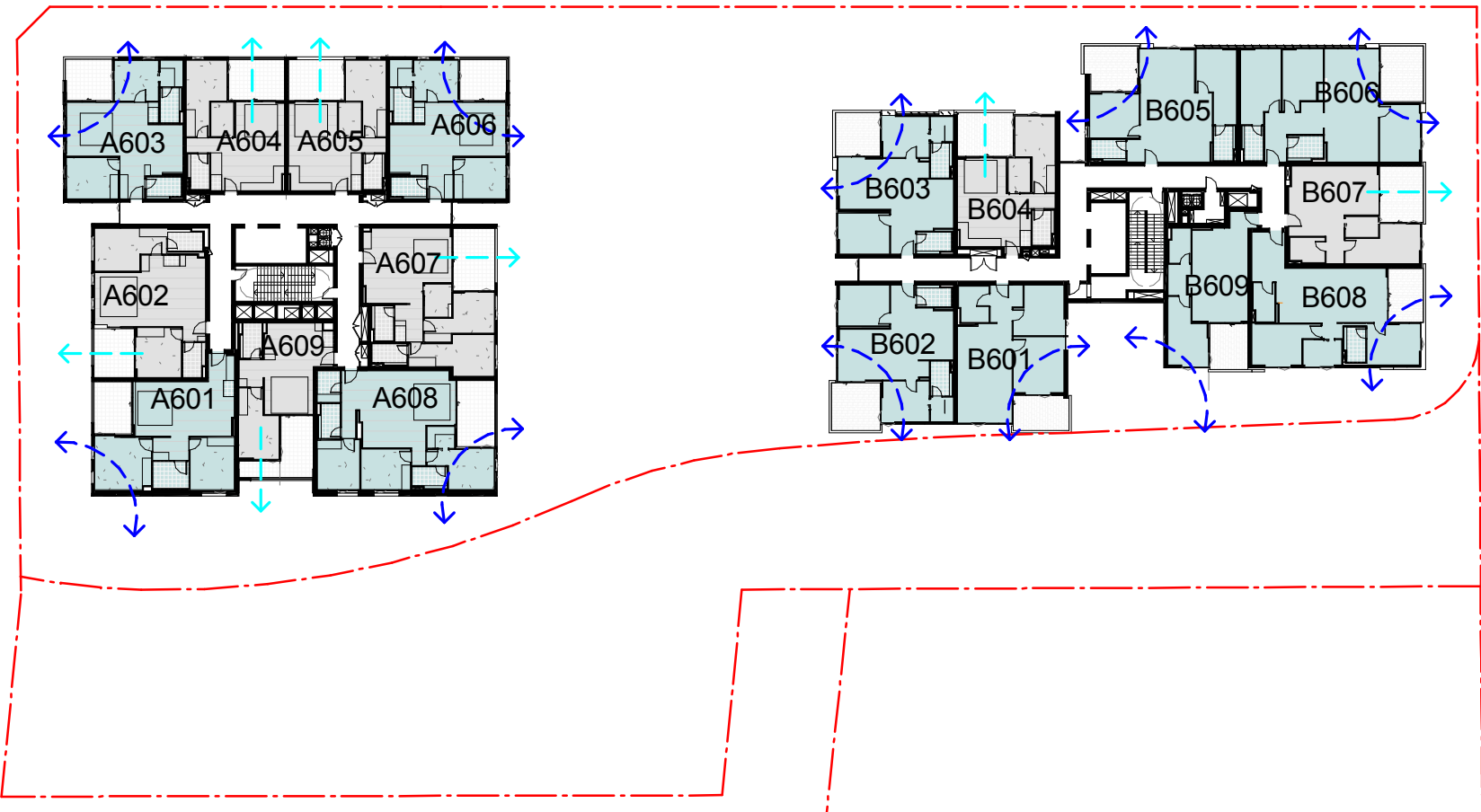
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AR-1-0102B 1:500@A1



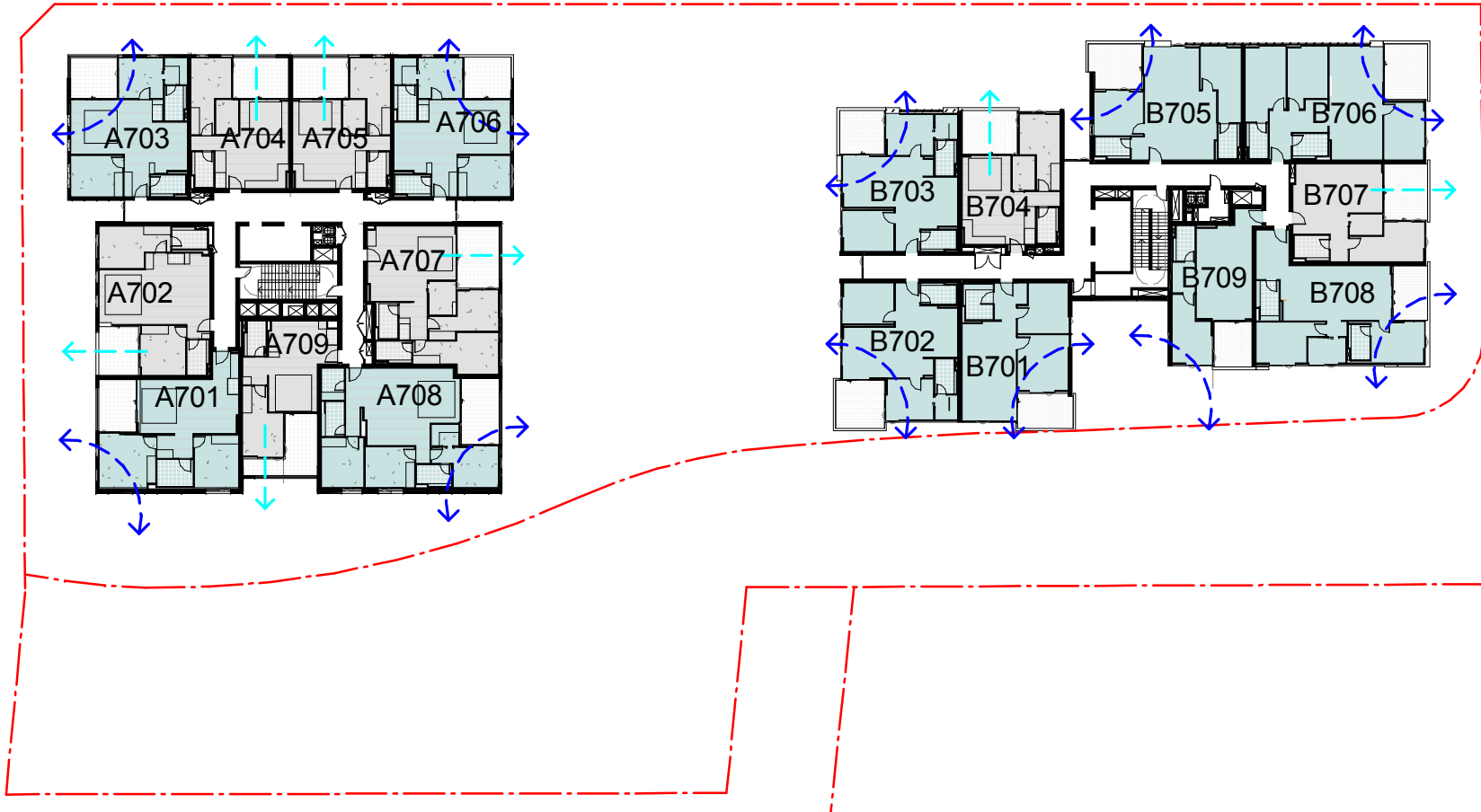
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AR-1-0102B 1:500@A1



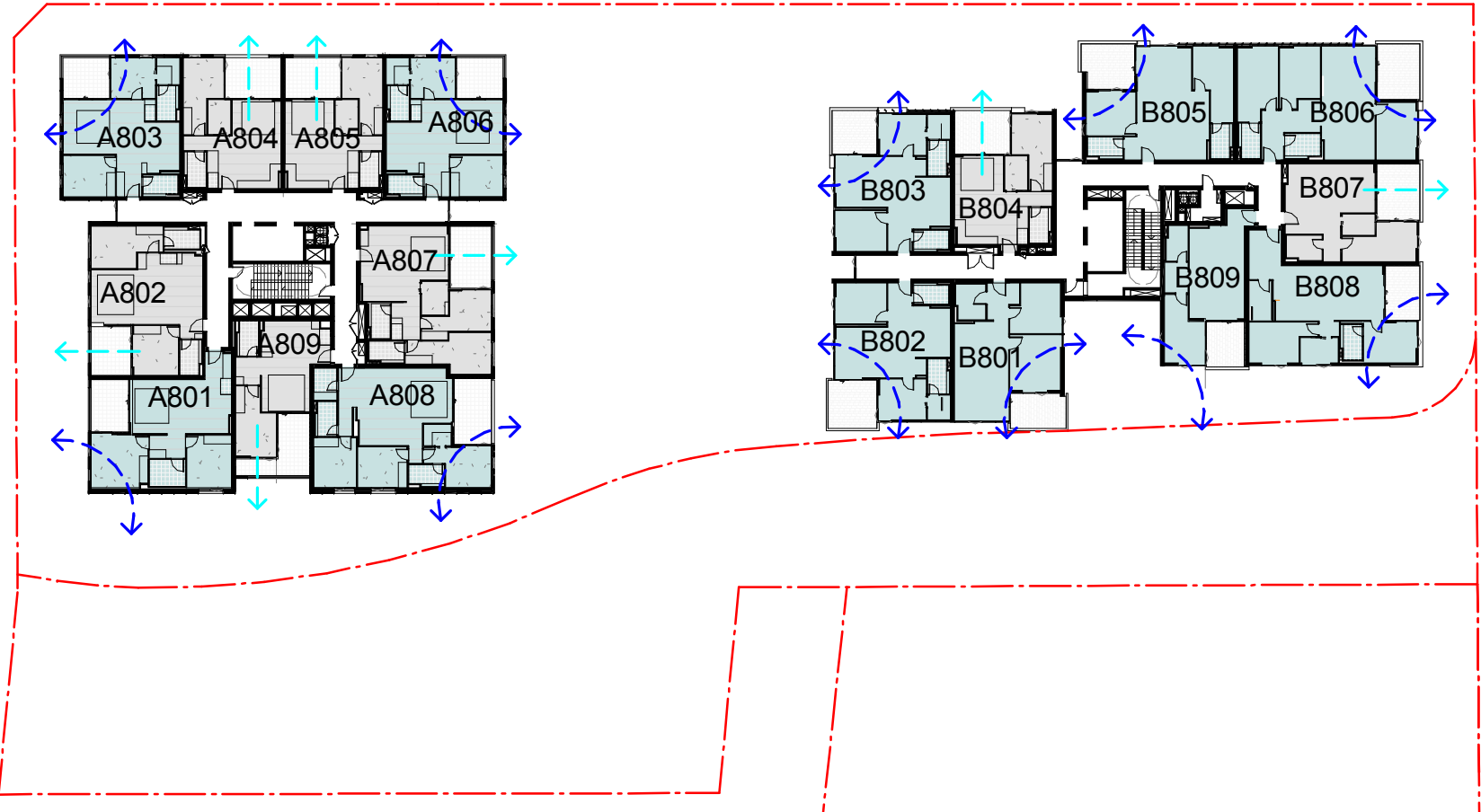
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AR-1-0102B 1:500@A1



4 Cross Vent - Level 6
AR-1-0102B 1:500@A1



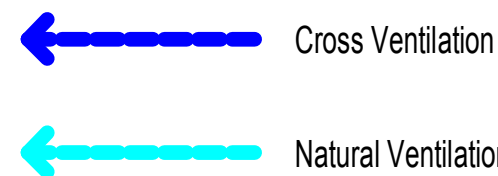
5 Cross Vent - Level 7
AR-1-0102B 1:500@A1



6 Cross Vent - Level 8
AR-1-0102B 1:500@A1

Cross Flow - Up to L9		
Level	Cross Vent	Total
S1_L3	YES	9
S1_L4	YES	11
S1_L5	YES	11
S1_L6	YES	11
S1_L7	YES	11
S1_L8	YES	11
		64

Building Key



Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Cross Vent Analysis up to L8

Date Scale Sheet Size
17.10.2018 As indicated @ A1

Drawn Chk.
Author Checker

Job No. Drawing No. Revision
5754 AR-1-8040 /51



SUMMARY

TOTAL NUMBER OF APARTMENTS
UP TO 9TH STOREY 106

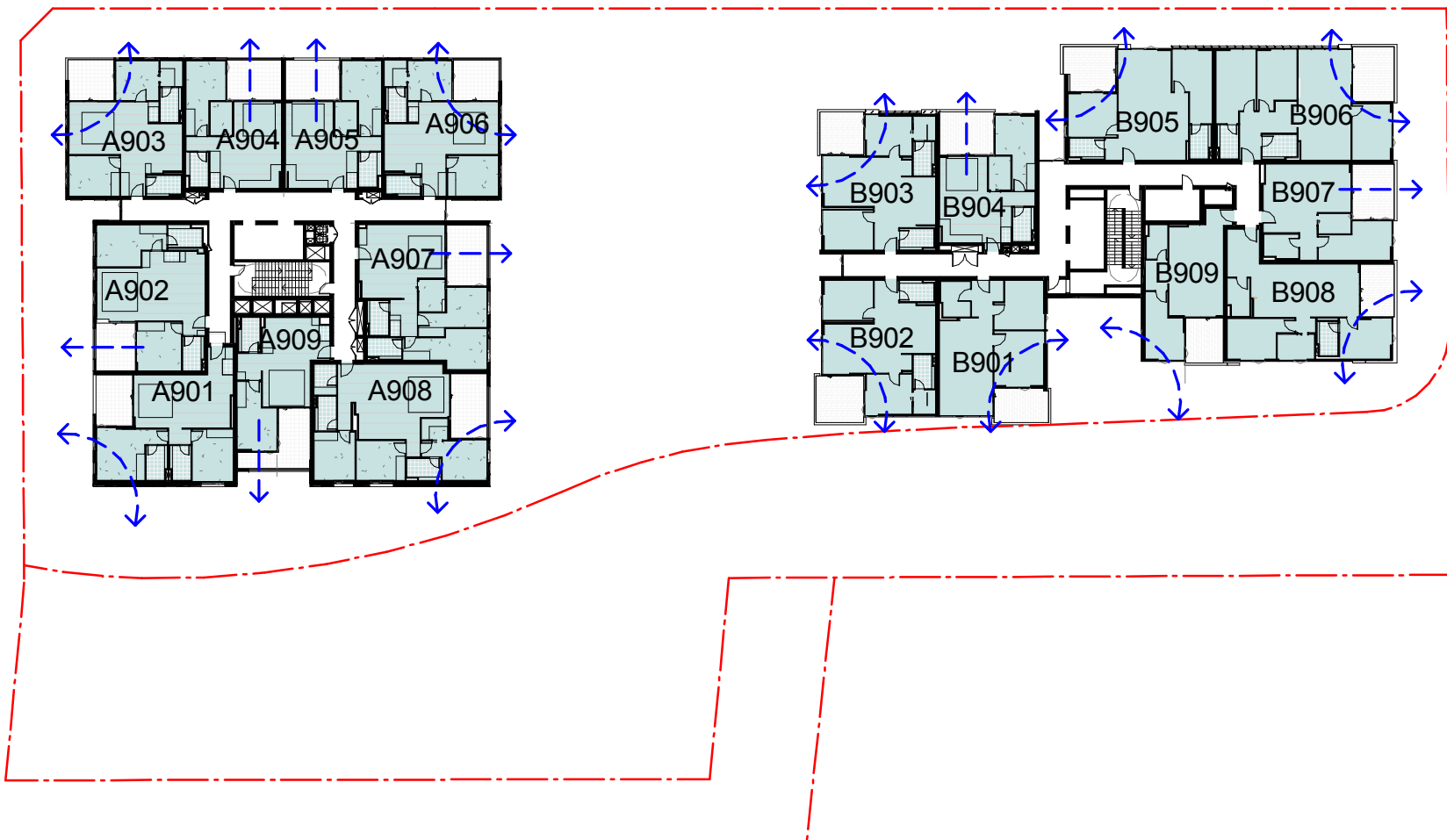
TOTAL NO. OF APARTMENTS
RECEIVING CROSS VENTILATION
UP TO 9TH STOREY 64

% OF APARTMENTS UP TO 9TH STOREY
REQUIRED TO HAVE CROSS VENTILATION 60%

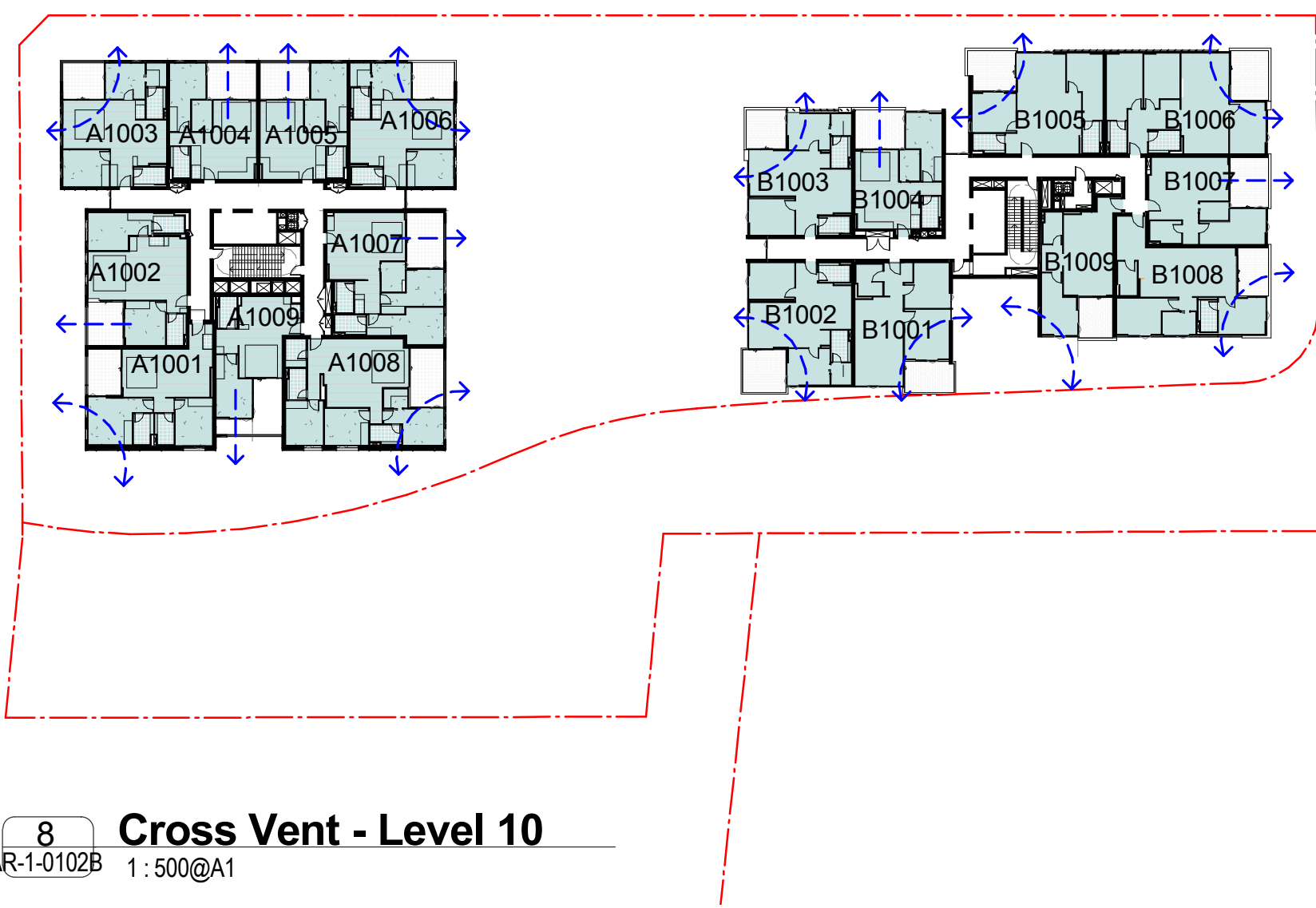
% OF APARTMENTS UP TO 9TH STOREY
RECEIVING CROSS VENTILATION 60%

FOR REVIEW

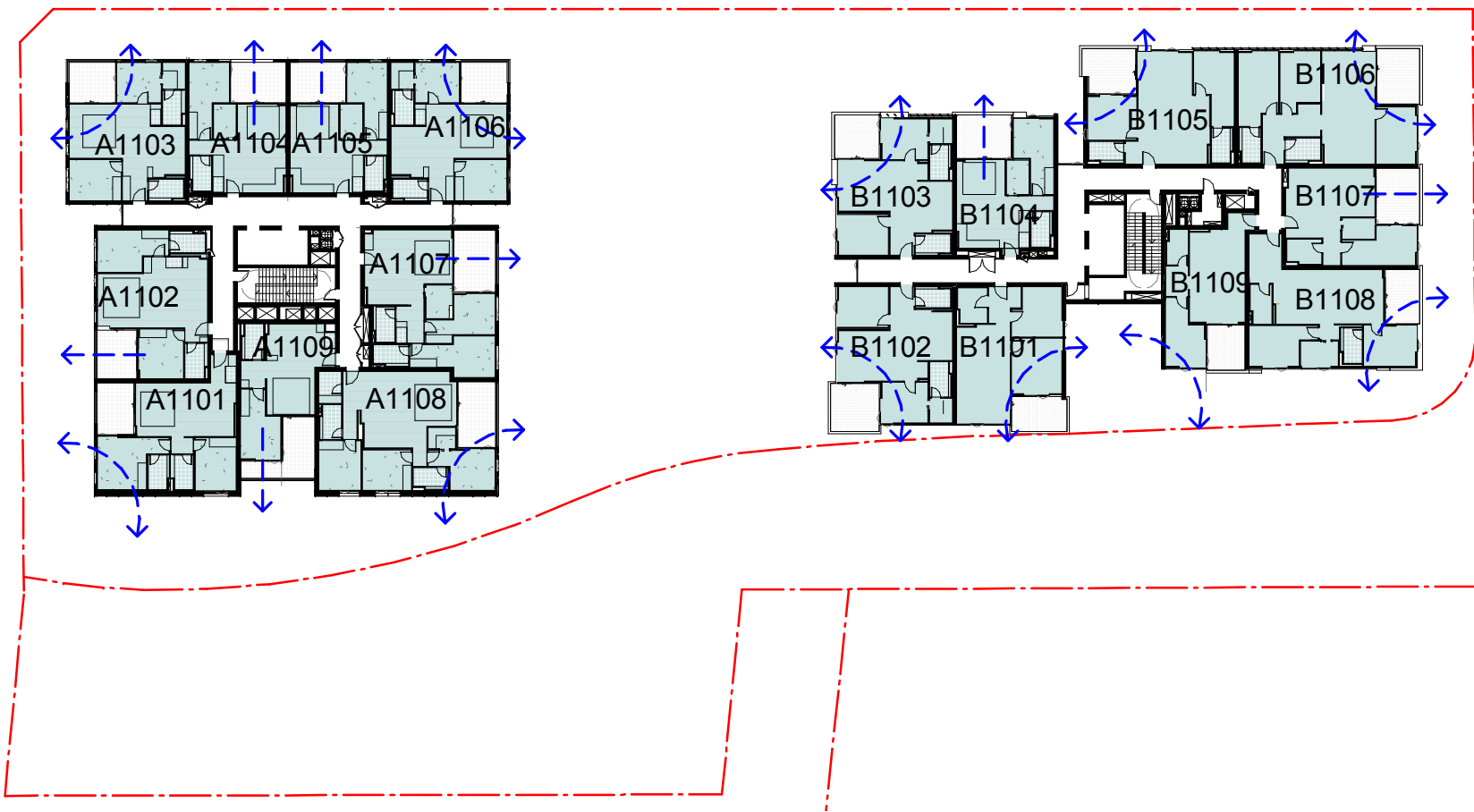
Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW



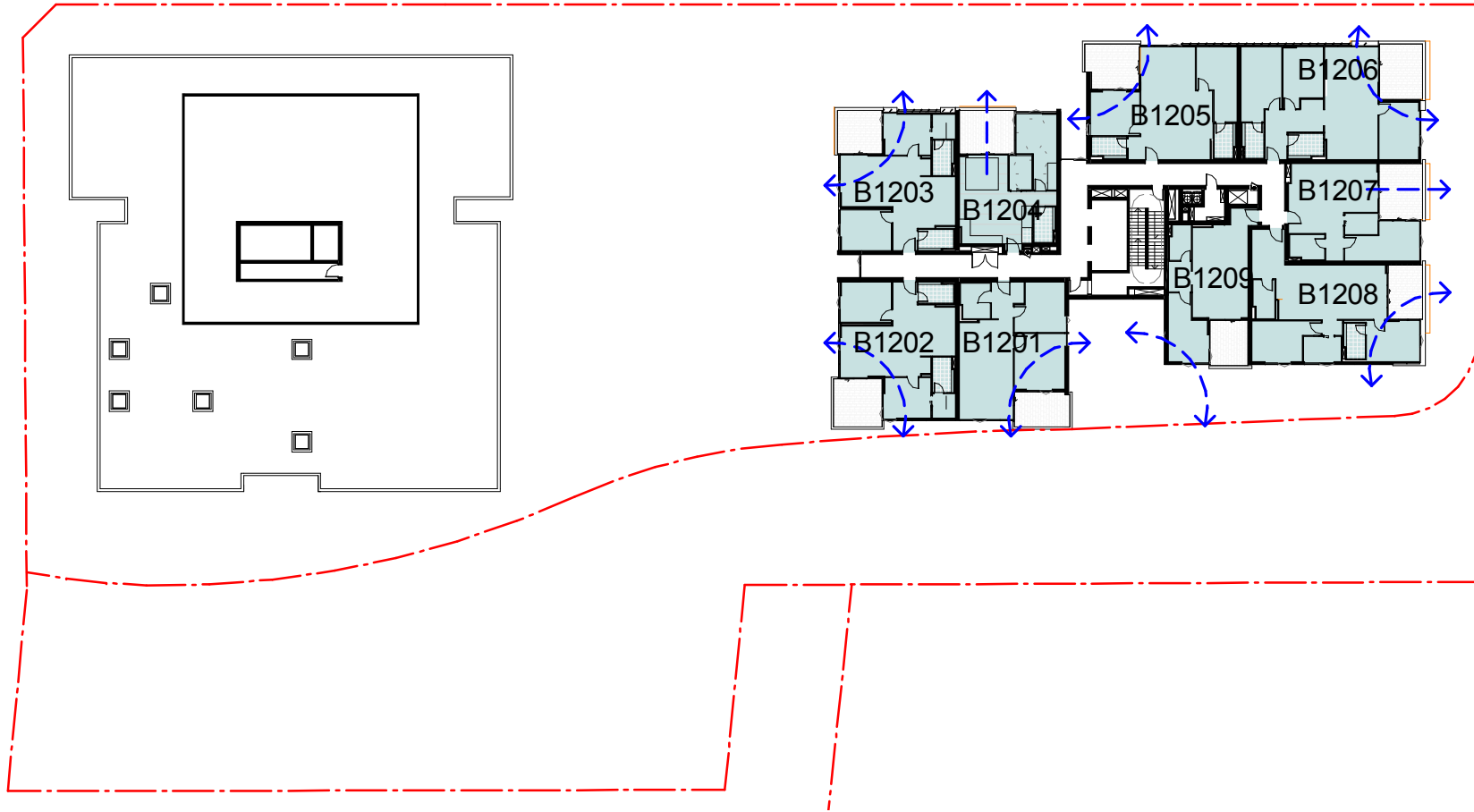
7 Cross Vent - Level 9
AR-1-0102B 1:500@A1



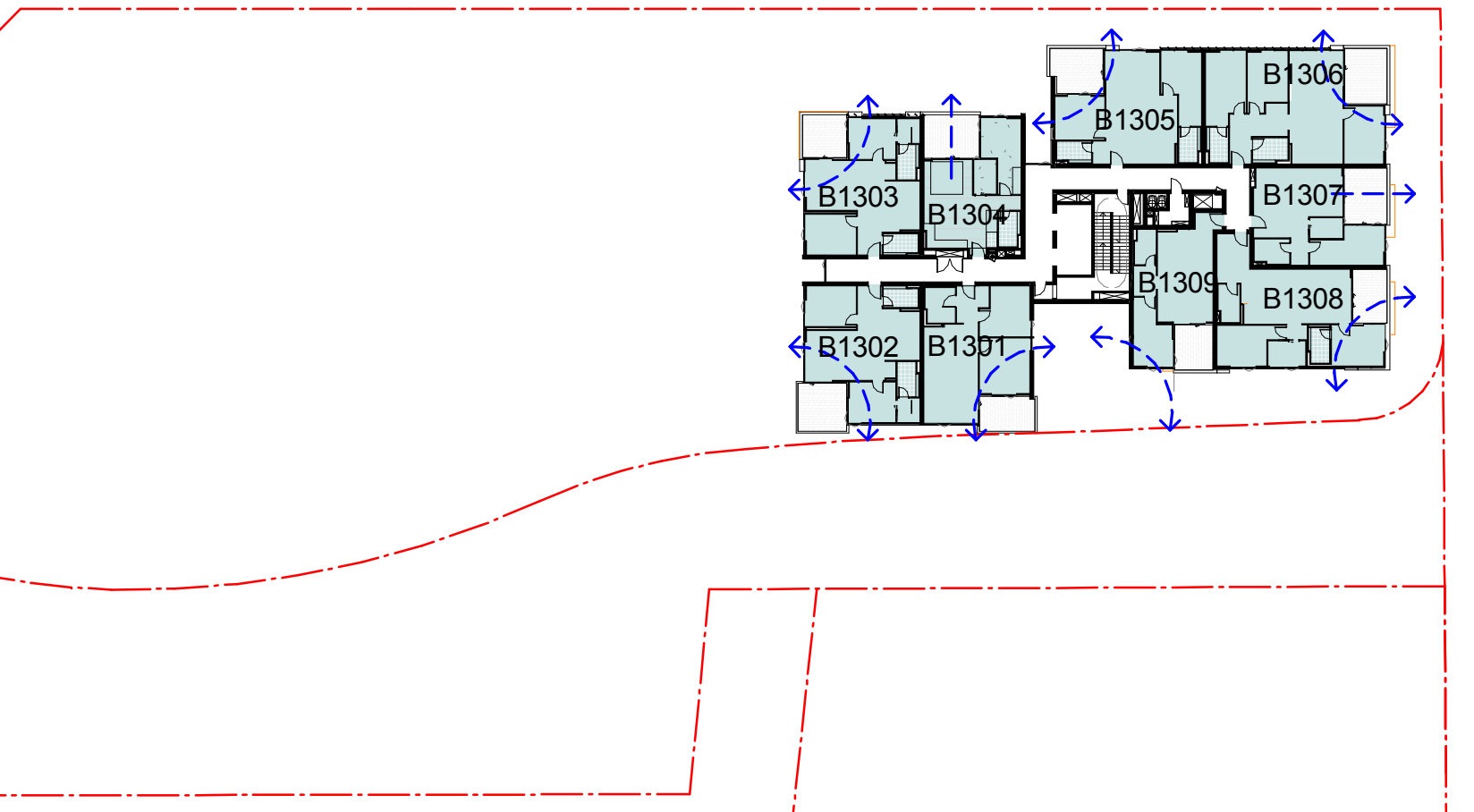
8 Cross Vent - Level 10
AR-1-0102B 1:500@A1



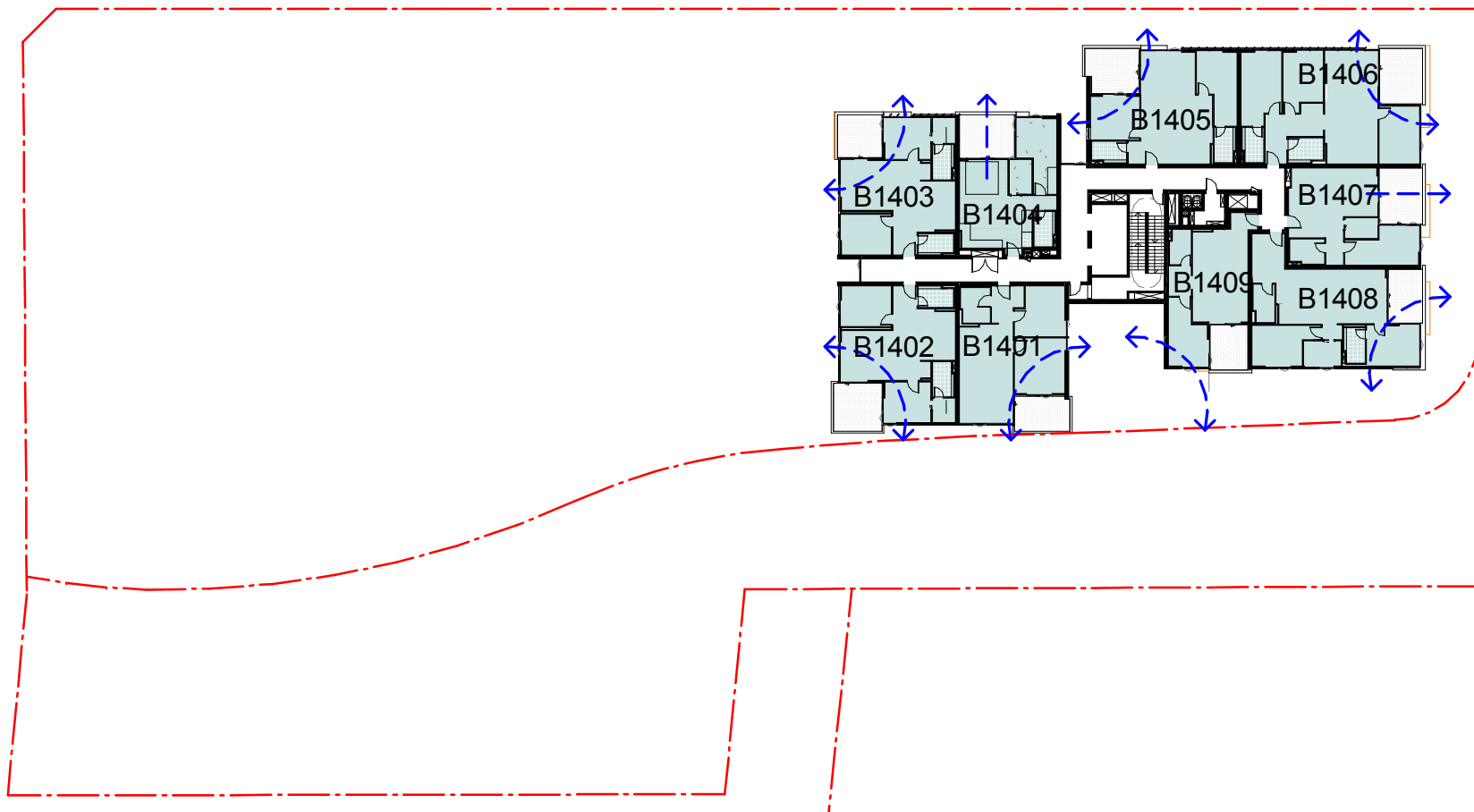
9 Cross Vent - Level 11
AR-1-0102B 1:500@A1



10 Cross Vent - Level 12
AR-1-0102B 1:500@A1



11 Cross Vent - Level 13
AR-1-0102B 1:500@A1

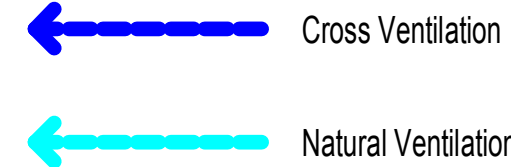


12 Cross Vent - Level 14
AR-1-0102B 1:500@A1

SUMMARY

TOTAL NO. OF APARTMENTS	187
TOTAL NO. OF CROSS VENTILATED APARTMENTS	145
% OF APARTMENTS REQUIRED TO HAVE CROSS VENTILATION	60%
% OF APARTMENTS RECEIVING CROSS VENTILATION	77.5%

Building Key



Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Cross Vent Analysis L9 to L14

Date 17.10.2018 Scale As indicated Sheet Size @ A1

Drawn Chk.

Author Checker

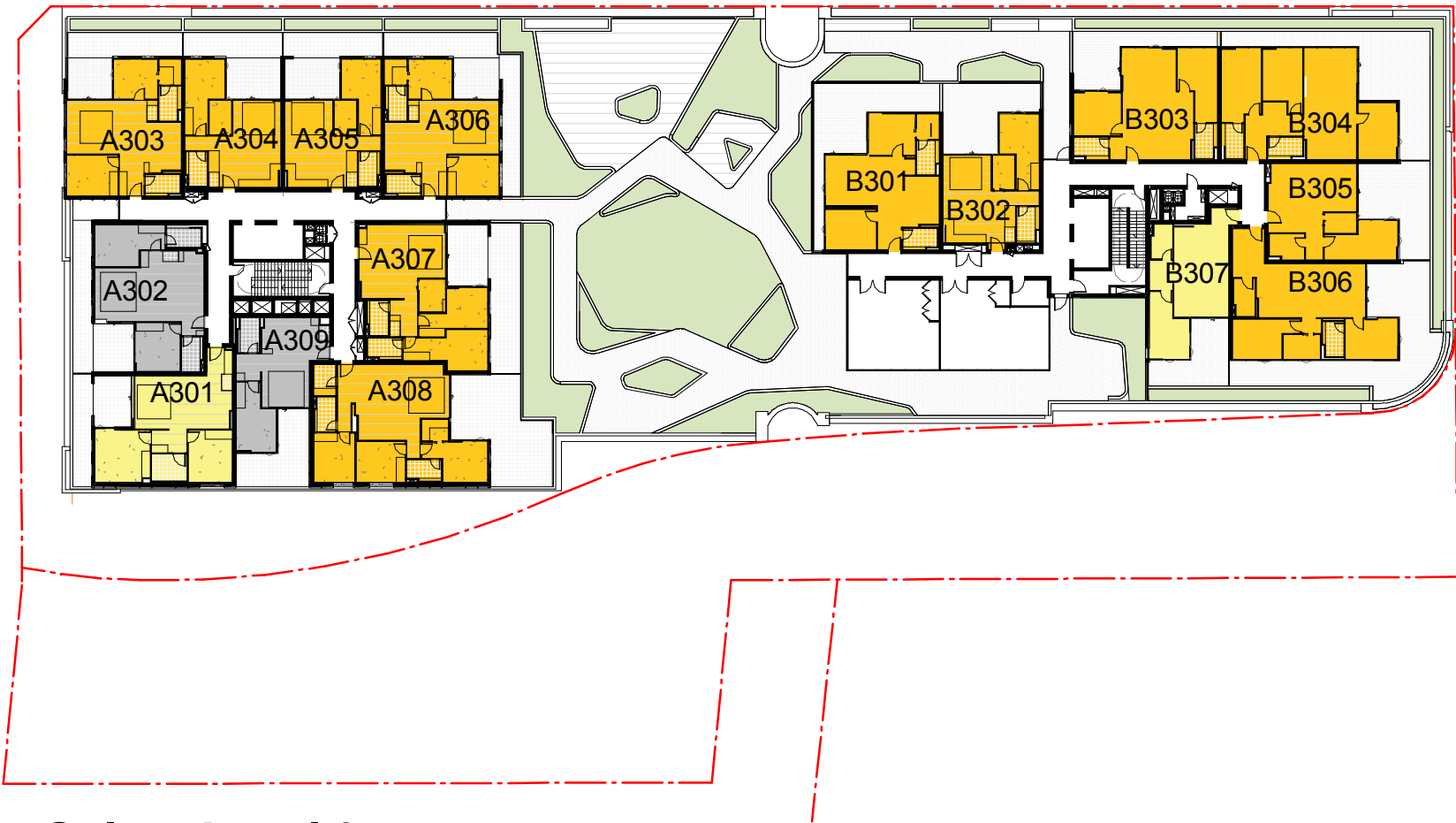
Job No. Drawing No. Revision

5754 AR-1-8041 /51



FOR REVIEW

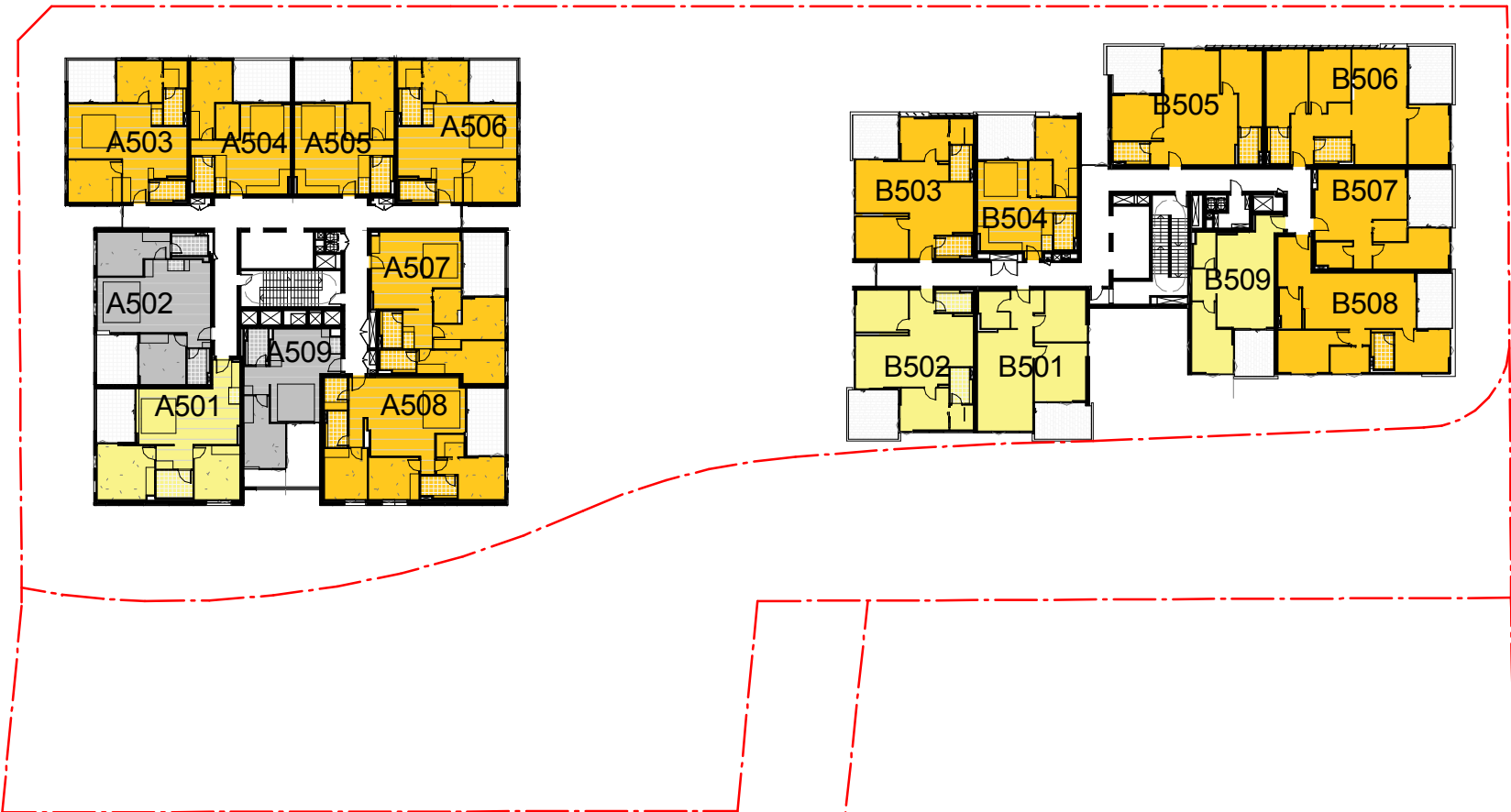
Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW



1 Solar - Level 3
AR-1-0102B 1:500@A1



2 Solar - Level 4
AR-1-0102B 1:500@A1



3 Solar - Level 5
AR-1-0102B 1:500@A1



4 Solar - Level 6
AR-1-0102B 1:500@A1



5 Solar - Level 7
AR-1-0102B 1:500@A1



6 Solar - Level 8
AR-1-0102B 1:500@A1

Building Key

- Apartments receiving a minimum of 2hrs direct sunlight to living area and private open space between 9am-3pm mid winter
- Apartments receiving a minimum of 2hrs direct sunlight to living area and private open space between 9am-3pm mid winter with skylight
- Apartments receiving between 15 mins to 2hrs sunlight to living area and private open space between 9am-3pm mid winter
- Apartments receiving less than 15 mins sunlight to living area and private open space between 9am-3pm mid winter

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

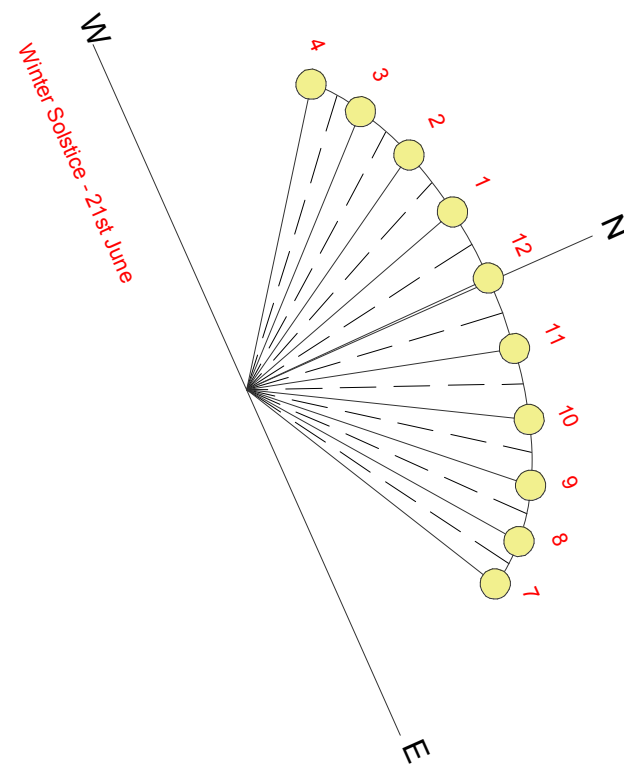
Solar Analysis 1

Date Scale Sheet Size
17.10.2018 As indicated @ A1

Drawn Chk.

Author Checker

Job No. Drawing No. Revision
5754 AR-1-8050 /51



FOR REVIEW

Rev	Date	Revision
10	09.02.2018	Preliminary Draft
11	16.03.2018	Issued for BASIX review
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
51	17.10.2018	ISSUED FOR FINAL REVIEW

SUMMARY

TOTAL NO. OF APARTMENTS	187
TOTAL NO. OF APARTMENTS RECEIVING 2+ HRS DIRECT SUNLIGHT	132
MIN % OF APARTMENTS REQUIRED 2+ HRS DIRECT SUNLIGHT	70%
% OF APARTMENTS RECEIVING 2+ HRS DIRECT SUNLIGHT	71%
TOTAL NO. OF APARTMENTS RECEIVING <15 MINS DIRECT SUNLIGHT	18
MAX % OF APARTMENTS ALLOWED <15 MINS DIRECT SUNLIGHT	15%
% OF APARTMENTS RECEIVING <15 MINS DIRECT SUNLIGHT	9.6%

7 Solar - Level 9
AR-1-0102B 1:500@A1



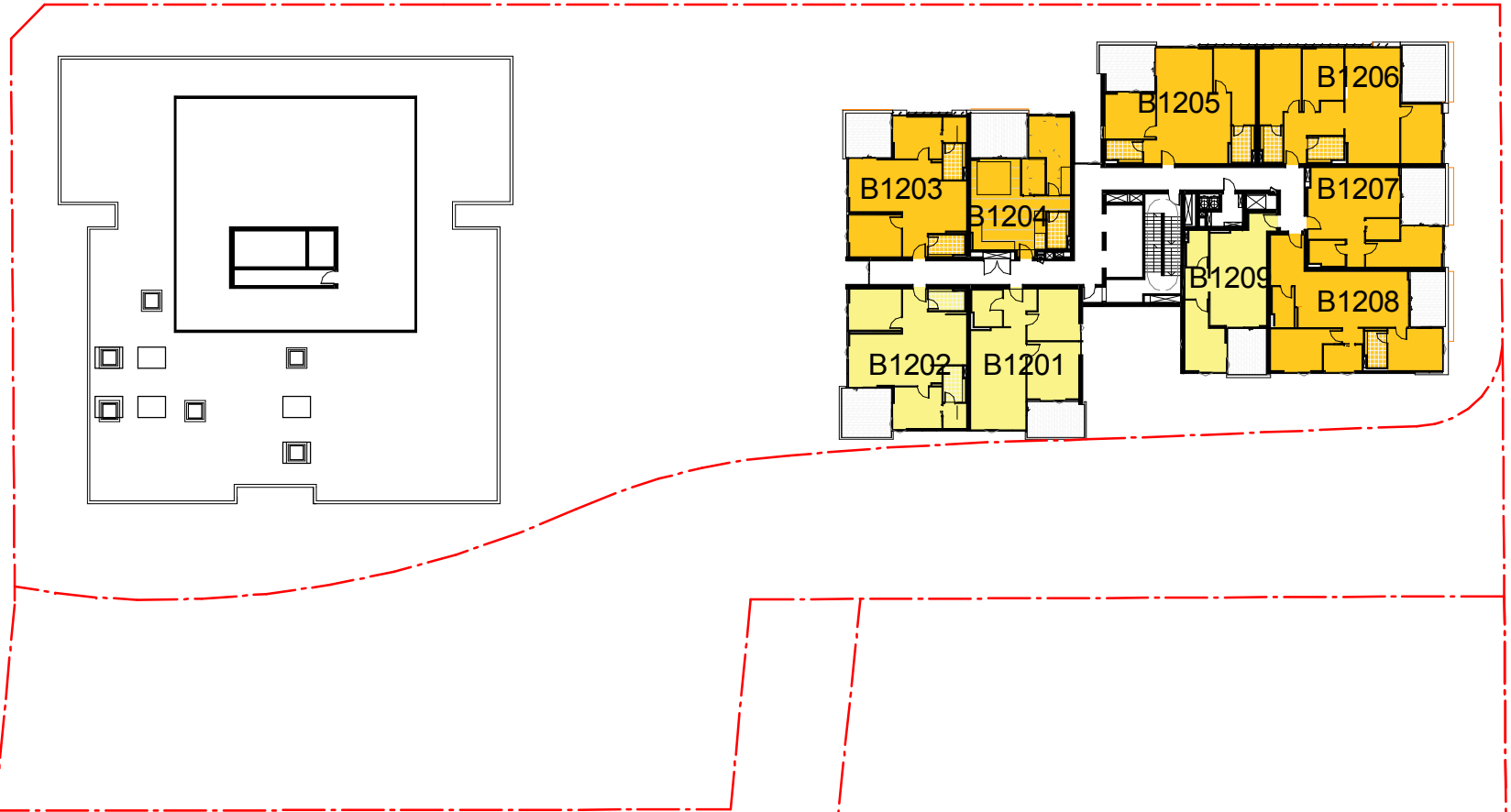
8 Solar - Level 10
AR-1-0102B 1:500@A1



9 Solar - Level 11
AR-1-0102B 1:500@A1



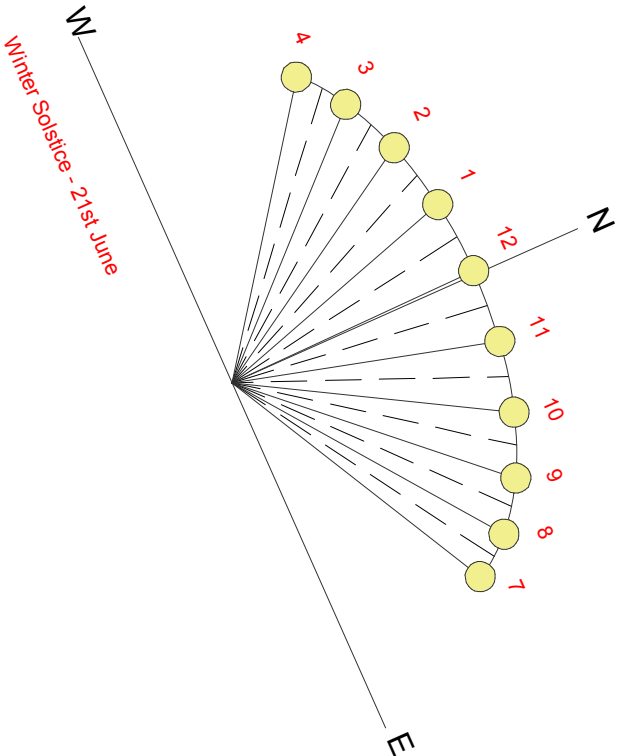
10 Solar - Level 12
AR-1-0102B 1:500@A1



11 Solar - Level 13
AR-1-0102B 1:500@A1



12 Solar - Level 14
AR-1-0102B 1:500@A1



- Building Key
- Apartment receiving a minimum of 2hrs direct sunlight to living area and private open space between 9am-3pm mid winter
 - Apartment receiving a minimum of 2hrs direct sunlight to living area and private open space between 9am-3pm mid winter with skylight
 - Apartment receiving between 15 mins to 2hrs sunlight to living area and private open space between 9am-3pm mid winter
 - Apartment receiving less than 15 mins sunlight to living area and private open space between 9am-3pm mid winter

Client



Project

634-652 HIGH ST & 87-91 UNION RD, PENRITH

Drawing Name

Solar Analysis 2

Date 17.10.2018 Scale As indicated Sheet Size @ A1

Drawn Chk.

Author Checker

Job No. 5754 Drawing No. AR-1-8051 Revision /51



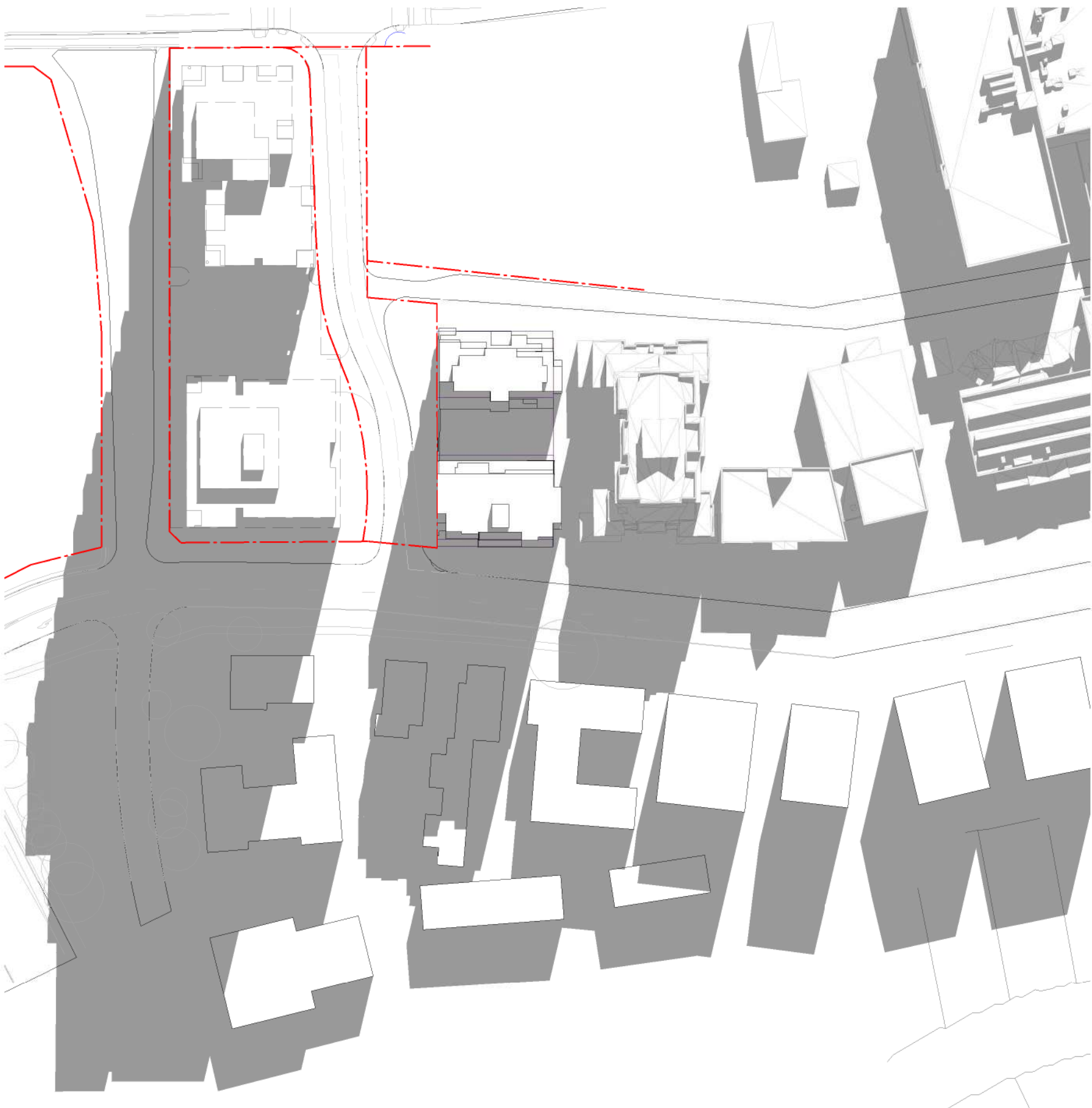
Solar - Greater than 2hrs direct sunlight		
Level	Solar	Count
SI_L3	≥2HRS	12
SI_L4	≥2HRS	12
SI_L5	≥2HRS	12
SI_L6	≥2HRS	12
SI_L7	≥2HRS	12
SI_L8	≥2HRS	12
SI_L9	≥2HRS	12
SI_L10	≥2HRS	12
SI_L11	≥2HRS	12
SI_L12	≥2HRS	6
SI_L13	≥2HRS	6
SI_L14	≥2HRS	6
		126

Daylight - Less than 15 min direct sunlight		
Level	Solar	Count
SI_L3	<15min	2
SI_L4	<15min	2
SI_L5	<15min	2
SI_L6	<15min	2
SI_L7	<15min	2
SI_L8	<15min	2
SI_L9	<15min	2
SI_L10	<15min	2
		16

Solar - Greater than 2hrs direct sunlight...		
Level	Solar	Count
SI_L11	≥2HRS SKYLIGHT	3
SI_L14	≥2HRS SKYLIGHT	3
		6



1
SK-008
WINTER 9am - Existing
1 : 1000@A1



2
SK-008
WINTER 9am - Proposed
1 : 1000@A1

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client

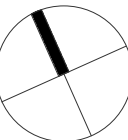


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Shadow Analysis 21 June - 9am



Date	Scale	Sheet Size
17.10.2018	1 : 1000	@ A1

Drawn Chk.

SC KL

Job No. Drawing No. Revision

5754 AR-1-8060 /51

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1 WINTER 10am - Existing
SK-008 1 : 1000@A1



2 WINTER 10am - Proposed
SK-008 1 : 1000@A1

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client

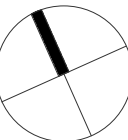


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Shadow Analysis 21 June - 10am



Date	Scale	Sheet Size
17.10.2018	1 : 1000	@ A1

Drawn Chk.

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Job No. Drawing No. Revision

5754 AR-1-8061 /51

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1
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WINTER 11am - Existing
1 : 1000@A1



2
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WINTER 11am - Proposed
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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

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Client

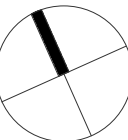


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Shadow Analysis 21 June - 11am



Date	Scale	Sheet Size
17.10.2018	1 : 1000	@ A1

Drawn	Chk.
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SC	KL
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Job No.	Drawing No.	Revision
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5754	AR-1-8062	/51
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1
SK-008
WINTER 12 pm - Existing
1 : 1000@A1



2
SK-008
WINTER 12 pm - Proposed
1 : 1000@A1

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client

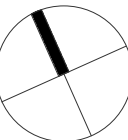


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Shadow Analysis 21 June - 12pm



Date	Scale	Sheet Size
17.10.2018	1 : 1000	@ A1

Drawn	Chk.
SC	KL

Job No.	Drawing No.	Revision
5754	AR-1-8063	/51

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1
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WINTER 1pm - Existing
1:1000@A1



2
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WINTER 1pm - Proposed
1:1000@A1

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FOR REVIEW

Rev	Date	Revision
33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

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Basix

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Building Key

Client

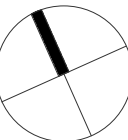


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Shadow Analysis 21 June - 1pm



Date	Scale	Sheet Size
17.10.2018	1 : 1000	@ A1

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1 **WINTER 2pm - Existing**
SK-008 1 : 1000@A1



2 **WINTER 2pm - Proposed**
SK-008 1 : 1000@A1

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

Structural Engineer

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Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

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Building Key

Client

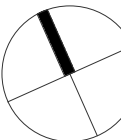


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Shadow Analysis 21 June - 2pm



Date	Scale	Sheet Size
17.10.2018	1 : 1000	@ A1

Drawn	Chk.
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SC	KL
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Job No.	Drawing No.	Revision
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5754	AR-1-8065	/51
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1
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WINTER 3pm - Existing
1:1000@A1



2
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WINTER 3pm - Proposed
1:1000@A1

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

FOR REVIEW

Rev	Date	Revision
33	15.06.2018	ISSUE FOR DA - VERSION 2
61	17.10.2018	ISSUED FOR FINAL REVIEW

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

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Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

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Building Key

Client

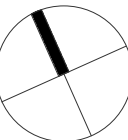


Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Shadow Analysis 21 June - 3pm



Date	Scale	Sheet Size
17.10.2018	1 : 1000	@ A1

Drawn	Chk.
SC	KL

Job No.	Drawing No.	Revision
5754	AR-1-8066	/51

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South West Corner, View from Union Road

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

DA ISSUE

Rev	Date	Revision
10	09.02.2018	Preliminary Draft
20	16.03.2018	ISSUED FOR DA
32	25.05.2018	Review
33	15.06.2018	ISSUE FOR DA - VERSION 2
59	29.03.2019	DIP review submission

Structural Engineer

Webber Design

Mechanical / Hydraulic Engineer

JHA Consulting Engineers

Electrical Engineer

JHA Consulting Engineers

Fire Engineer

Olsson Fire & Risk

Access Consultant

Accessible Building Solutions

Basix

EMF Griffiths

Building Key

Client



Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Photomontage 1

Date29.03.2019ScaleSheet Size@ A1

DrawnHLChk.NH

Job No.5754Drawing No.AR-1-9000Revision/59

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North West Corner, View from Union Road

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

DA ISSUE

Rev	Date	Revision
10	09.02.2018	Preliminary Draft
20	16.03.2018	ISSUED FOR DA
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Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Photomontage 2

Date	Scale	Sheet Size
29.03.2019		@ A1

Drawn	Chk.
HL	NH

Job No.	Drawing No.	Revision
5754	AR-1-9001	/59

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PERSPECTIVE VIEW 1 - WEST

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Project

634-652 HIGH ST & 87-91 UNION RD,
PENRITH

Drawing Name

Perspective View Sheet 1

Date 29.03.2019 Scale Sheet Size @ A1

Drawn SD Chk. NH

Job No. 5754 Drawing No. AR-1-9004 Revision /59

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PERSPECTIVE VIEW 2 - NORTH EAST

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Drawing Name

Perspective View Sheet 2

Date 29.03.2019 Scale Sheet Size @ A1

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Job No. 5754 Drawing No. AR-1-9005 Revision /59

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VIEW 1 CORNER OF HIGH ST AND NEW STREET



VIEW 2 CORNER OF HIGH ST AND NEW STREET



VIEW 3 ALONG NEW STREET LOOKING SOUTH



VIEW 4 ALONG NEW STREET LOOKING SOUTH



VIEW 5 CORNER OF UNION LANE AND NEW STREET LOOKING WEST TOWARDS SITE THROUGH LINK



VIEW 6 CORNER OF UNION LANE AND NEW STREET LOOKING WEST

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Drawing Name

Perspectives View Sheet 3

Date	Scale	Sheet Size
29.03.2019		@ A1

Drawn	Chk.
KL	NH

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VIEW 7 ALONG NEW STREET LOOKING NORTH



VIEW 9 CORNER OF UNION LANE AND NEW STREET LOOKING NORTH TOWARDS WESTFIELD



VIEW 11 ALONG NEW STREET COLONNADE LOOKING NORTH



VIEW 8 CORNER OF UNION LANE AND NEW STREET LOOKING NORTH



VIEW 10 ALONG NEW STREET LOOKING OUT FROM COMMERCIAL PREMISES



VIEW 12 ALONG NEW STREET LOOKING SOUTH

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Drawing Name
Perspectives View Sheet 4

Date
29.03.2019

Scale
@ A1

Drawn
KL

Chk.
NH

Job No.
5754

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AR-1-9007

Revision
/59

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VIEW 13 ALONG HIGH ST LOOKING WEST



VIEW 14 CORNER OF HIGH ST AND NEW STREET LOOKING SOUTH



VIEW 15 CONRNER OF HIGH ST AND NEW STREET MAIN ENTRY TO COMMERCIAL PREMISES



VIEW 16 JOHN TIPPING GROVE, LOOKING NORTH-WEST TOWARDS HIGH ST



VIEW 17 CORNER OF HIGH ST AND JOHN TIPPING GROVE LOOKING SOUTH



VIEW 18 NORTH END OF JOHN TIPPING GROVE LOOKING EAST TOWARDS PROPOSED DEVELOPMENT

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Drawing Name

Perspectives View Sheet 5

Date Scale Sheet Size
29.03.2019 @ A1

Drawn Chk.
KL NH

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