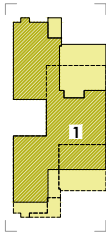




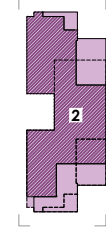
SITE AREA CALCULATIONS

TOTAL SITE AREA	39373 m ²
FLOOR AREAS (Excludes Balconies, Verandahs & Car Parks):	
HOUSES	12251.1 m ²
APARTMENTS	2091.2 m ²
LEISURE CENTRE	1784.3 m ²
TOTAL FLOOR AREA	16126.6 m ²
FSR	0.41 : 1
LANDSCAPING AREA	17464 m ² (44% SITE AREA)

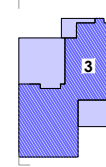
TOTAL INDEPENDANT LIVING UNITS = 95



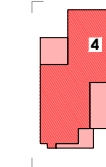
16 x CHEVALIER (under)
2 BED / STUDY / 2 BATH / 2 CAR
146m² LIVING
189.5m² TOTAL
16 x VIZIER (over)
3 BED / STUDY / 2 BATH / 2 CAR
179.8m² LIVING
258.0m² TOTAL



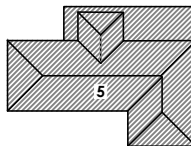
19 x ESQUIRE (under)
2 BED / STUDY / 2 BATH / 1 CAR
140.6m² LIVING
170.3m² TOTAL
19 x MAGISTRATE (over)
3 BED / 2 BATH / 1 CAR
168.5m² LIVING
232.1m² TOTAL



6 x MARQUIS
2 BED / STUDY / 2 BATH / 2 CAR
136.3m² LIVING
197.5m² TOTAL



1 x VISCOUNT
2 BED / STUDY / 2 BATH / 1 CAR
129.3m² LIVING
173.8m² TOTAL



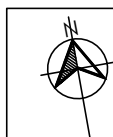
**EXISTING VILLA
TO BE SPLIT INTO 2 VILLAS**
5 BED / 1 STUDY / 3 BATH / 2 CAR
235m² LIVING (APPROX.)
330m² TOTAL (APPROX.)



**LEISURE CENTRE &
16 APARTMENTS**
2 BED / 2 BATH / 1 CAR
126 m² (APPROX.)

SITE PLAN

SCALE 1 : 500 @ A1
SCALE 1 : 1000 @ A3



REVISIONS		
REV	DATE	DESCRIPTION
002	20/02/18	ADDED TURNING CIRCLES AS PER ENGINEER'S DETAIL

NOTES

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Client:
LIVING CHOICE AUSTRALIA P / L

Project:
LCA GALSTON
RETIREMENT VILLAGE

Site Address:
330 GALSTON RD, GALSTON NSW

Drawing Title:
SITE PLAN

Structural Engineers: -	Engineers job # -
Issue: SITE COMPATIBILITY	Other Consultants: -
Date: 20 / 02 / 2018	Scale @ A1 1 : 500
Project # C1507.1	Sheet # 3.0 / SC2