



1 View from intersection of Holt and Yorston Street



2 Existing Stormwater Drain on Holt Street



3 Existing Driveway to 40 Yorston Street



4 Existing Bus Stop on Yorston Street



5 Existing Tree Clump - refer to Arborist Report



6 Existing Tree Clump - refer to Arborist Report

PRELIMINARY - NOT FOR CONSTRUCTION



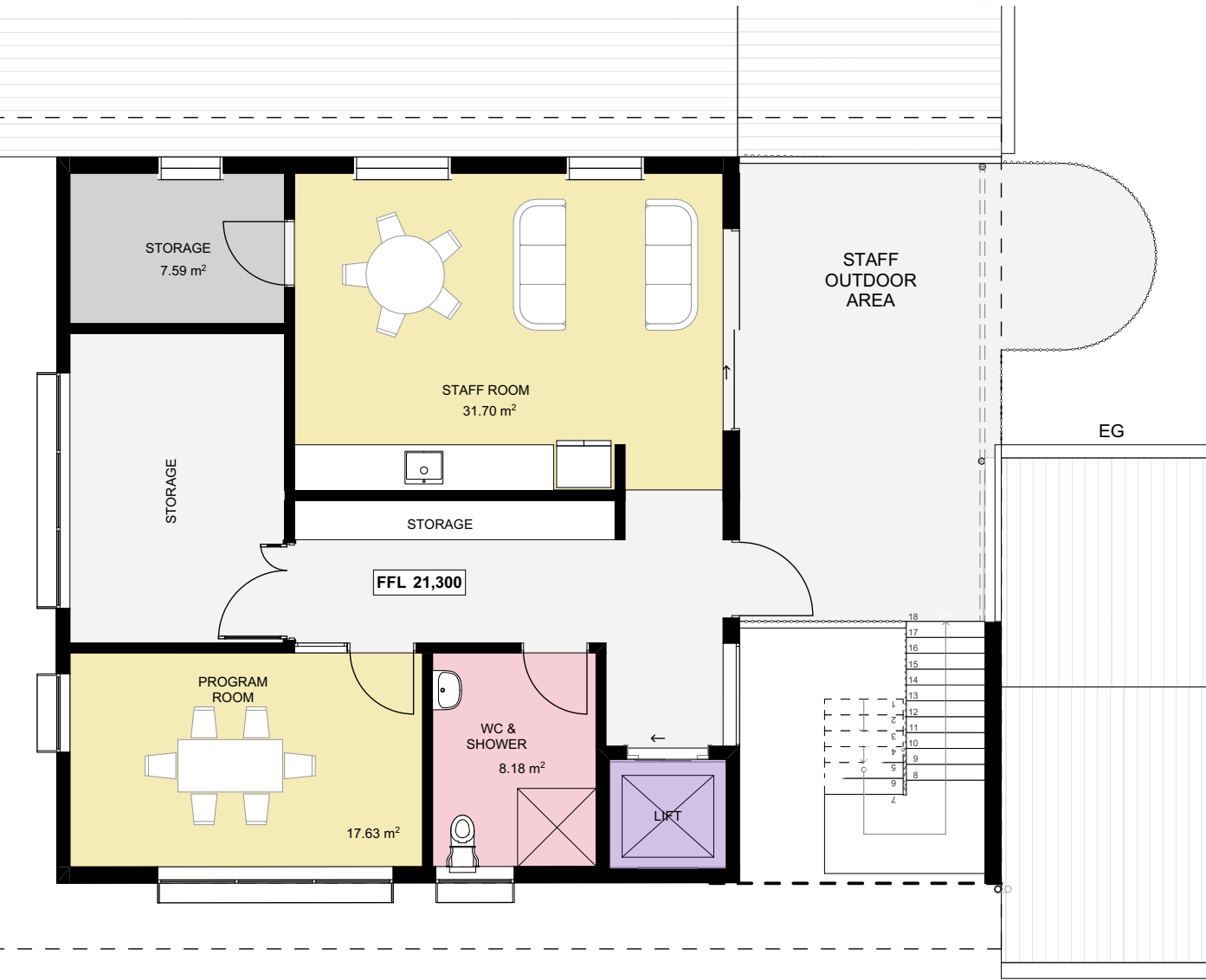


1 Ground Plan
1:100

SITE + BUILDING AREA CALCULATIONS

TOTAL SITE AREA		2133m ²		
ROOM	CHILDREN	STAFF	AREA (m ²)	MIN UNENCUMBERED AREA (m ²)
4-5 YEAR OLDS	20	2	77.07	65
3-4 YEAR OLDS	20	2	78.28	65
2-3 YEAR OLDS	15	3	74.34	65
0-2 YEAR OLDS	8	2	42.76	26
0-2 YEAR OLDS	8	2	42.88	26
OUTDOOR AREA	71		537.25	497
SHADED OUTDOOR AREA	(covered deck) (shade structures)		235 37	MIN 30% OF OUTDOOR AREA
	TOTAL		272 (48%)	

STORAGE	AREA (m ³)	MIN REQUIRED AREA (m ³)
INDOOR STORAGE	108	14.2
OUTDOOR STORAGE	68.2	21.3



2 L1 Floor Plan
1:100

LEGEND

BW HONED WHITE CONCRETE BLOCKWORK
C IN SITU CONCRETE
CT COLOURED CERAMIC TILE
CFC COMPRESSED FIBRE CEMENT SHEET - VARIOUS COLOURS
CS CONCRETE SLAB
D DOOR
DP ZINCALUME DOWNPIPE

GT ZINCALUME HALF ROUND GUTTER
MS METAL WALL SHEETING - ZINCALUME
MF METAL FLASHING - ZINCALUME
RS METAL ROOF SHEETING - ZINCALUME
RT RAINWATER TANK
TRS TRANSLUCENT ROOF SHEET
W WINDOW

DRAWING TITLE
Floor Plan

SCALE 1:100 @ A1
TRIM No. PM 22/0129
DRAWN BY CR
CHECKED BY JW
PRINT DATE AND TIME: Thursday, 1 February 2024, 9:25 AM

REV DATE ISSUE
A 31/10/2023 Coordination
B 6/12/2023 CLIENT REVIEW
C 31/01/2024 REVISED DA

BY CHK DRAWING NO. A10
REVISION C



1 Carpark
1:100

CARPARKING RATES

1 space per 8 children (72 children) = 9 spaces

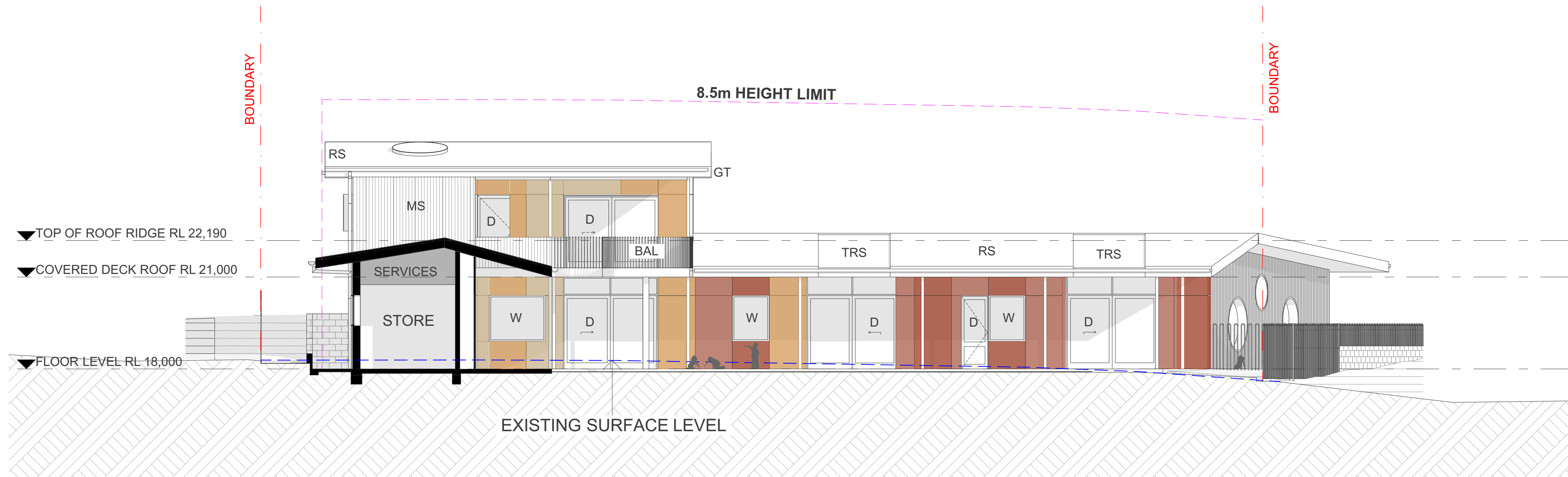
1 space per 0.75 staff (13 staff) = 10 spaces

TOTAL REQUIRED= 19 SPACES

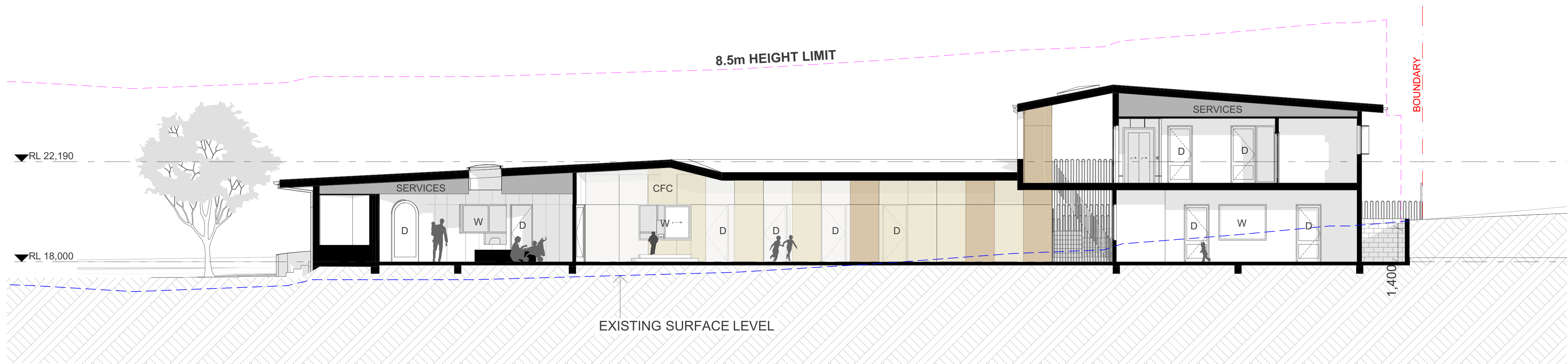
ALLOWABLE REDUCTION OF 20% = 16 spaces

TOTAL CARPARKS PROVIDED =
16 spaces including 1 accessible
1 motorcycle park

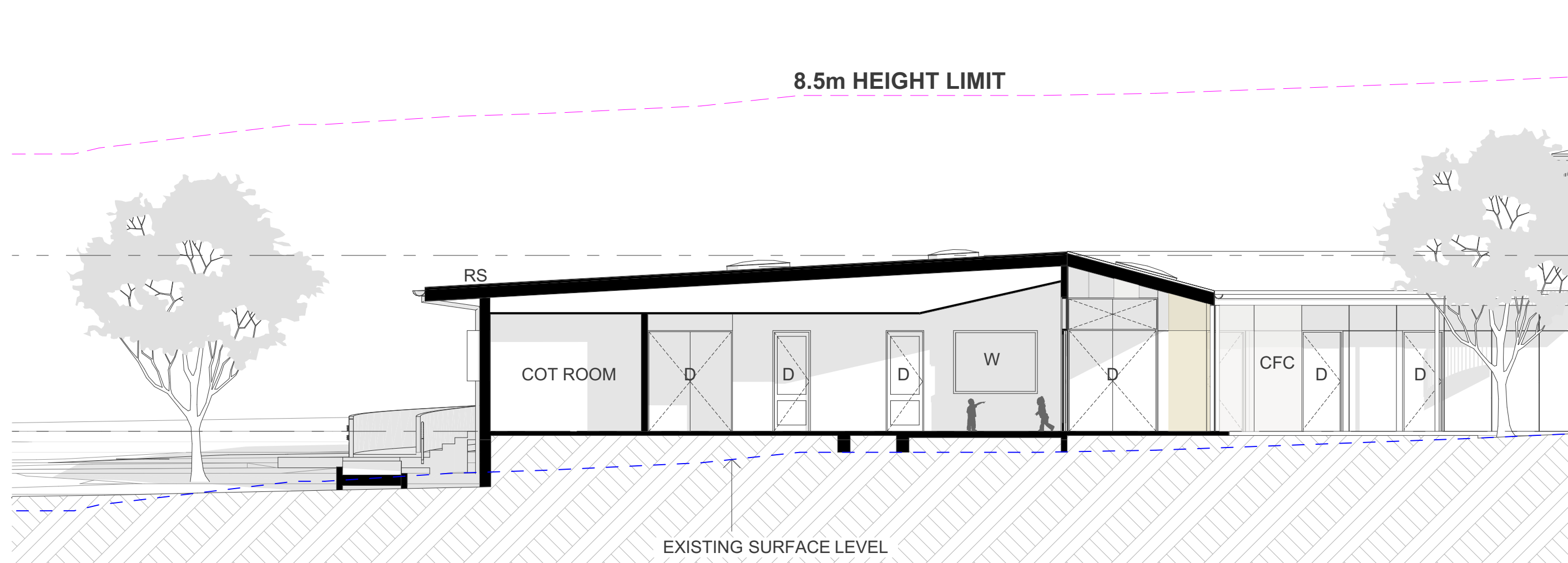
NOTE: SINGLE FILE STAFF PARKING PROVIDED IN ACCORDANCE
WITH DCP PART 6 SECTION 3.20 - TABLE 9



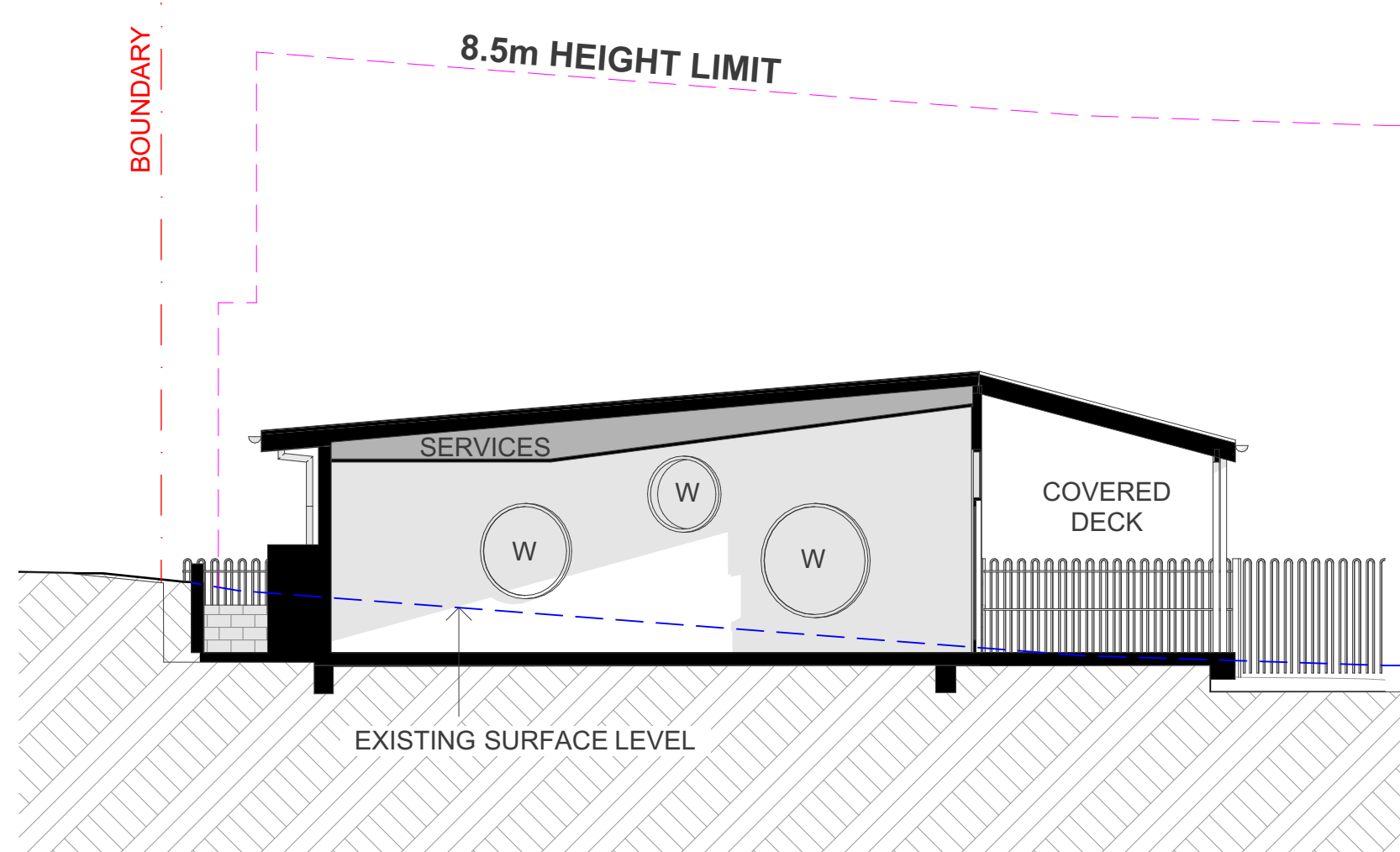
1 Section A
1:100



2 Section B
1:100



3 Section C
1:100



5 Section E
1:100

PRELIMINARY - NOT FOR CONSTRUCTION