

S4.55

NEWCASTLE ART GALLERY EXPANSION

1 Laman Street Cooks Hill NSW 2300 Australia

City of Newcastle

K 02/11/2021

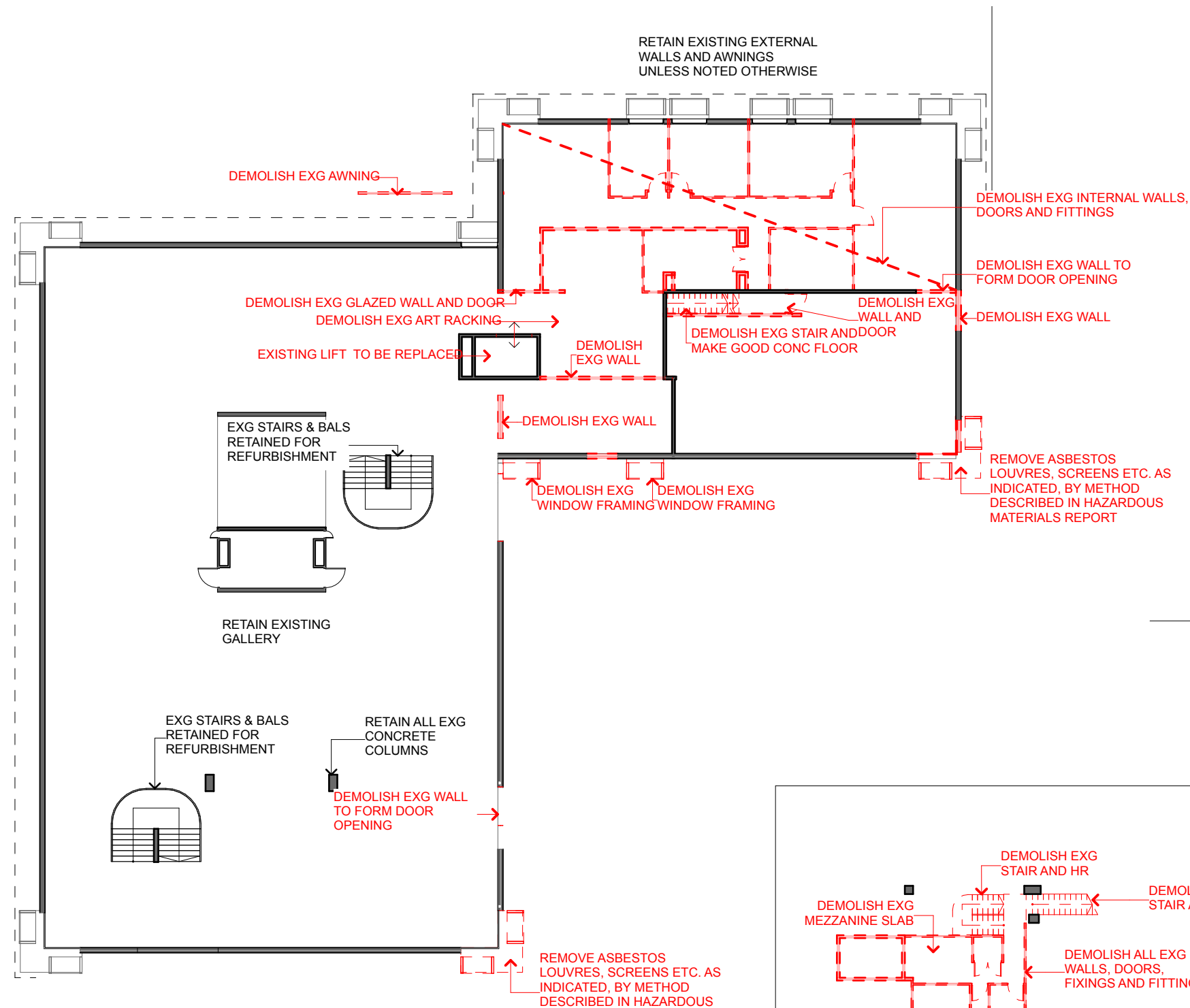
DRAWING No.	DESCRIPTION	STATUS	REVISION & DATE	COMPARISON APPROVED DA DWG.
DA-A-000	TITLE SHEET & LOCALITY PLAN	S4.55	K 02/11/2021	DA 01 (A) - dated 30/12/2011
DA-A-010	SITE DEMOLITION PLAN	S4.55	G 11/10/2021	DA 02 (A) - dated 30/12/2011
DA-A-011	DEMOLITION PLAN LEVEL 1 & MEZZANINE	S4.55	F 11/10/2021	DA 03 (A) - dated 30/12/2011
DA-A-012	OVERALL SITE PLAN	S4.55	I 11/10/2021	-
DA-A-032	LANDSCAPE PLAN - COVER SHEET	S4.55	B 15/10/2021	-
DA-A-033	LANDSCAPE PLAN - EXISTING SITE PLAN	S4.55	B 15/10/2021	-
DA-A-034	LANDSCAPE - SITE MASTERPLAN	S4.55	B 15/10/2021	-
DA-A-035	LANDSCAPE - LAMAN STREET ELEVATION	S4.55	B 11/10/2021	-
DA-A-036	LANDSCAPE - DARBY STREET ELEVATION	S4.55	C 15/10/2021	-
DA-A-037	LANDSCAPE - PLAN DETAILS (1)	S4.55	B 11/10/2021	-
DA-A-038	LANDSCAPE - PLAN DETAILS (2)	S4.55	C 15/10/2021	-
DA-A-039	PROPOSED PLANTING SPECIES	S4.55	B 11/10/2021	-
DA-A-100	PROPOSED LOWER GROUND	S4.55	M 02/11/2021	DA 05 (A) - dated 30/12/2011
DA-A-101	PROPOSED GROUND FLOOR PLAN	S4.55	N 02/11/2021	DA 06 (A) - dated 30/12/2011
DA-A-102	PROPOSED FIRST FLOOR PLAN	S4.55	K 02/11/2021	DA 07 (A) - dated 30/12/2011
DA-A-103	ROOF PLAN	S4.55	I 11/10/2021	DA 08 (A) - dated 30/12/2011
DA-A-105	PROPOSED GFA	S4.55	A 15/10/2021	DA 09 (A) - dated 30/12/2011
DA-A-200	ELEVATIONS (NORTH & EAST)	S4.55	J 2/11/2021	DA 10 (A) - dated 30/12/2011
DA-A-201	ELEVATIONS (SOUTH & WEST)	S4.55	J 02/11/2021	-
DA-A-202	SECTIONS	S4.55	H 02/11/2021	-
DA-A-903	MATERIALS AND COLOURS	S4.55	D 29/10/2021	DA 11 (A) - dated 30/12/2011
DA-A-910	PERSPECTIVE VIEWS	S4.55	A 02/11/2021	
DA-A-911	SK SECTION - DARBY ST: FOYER	S4.55	28.09.2021	
DA-A-912	SK SECTION - DARBY ST: EDUCATION	S4.55	28.09.2021	
DA-A-913	SK SECTION - DARBY ST: COURTYARD GAR...	S4.55	15.10.2021	
DA-A-920	SK AMENDED CORNER DARBY+QUEEN STR...	S4.55	- 27.09.21	
STZ-0196-ID1 ...	SIGNAGE	S4.55	29/10/2013	
STZ-0196-ID1 ...	SIGNAGE	S4.55	29/10/2013	



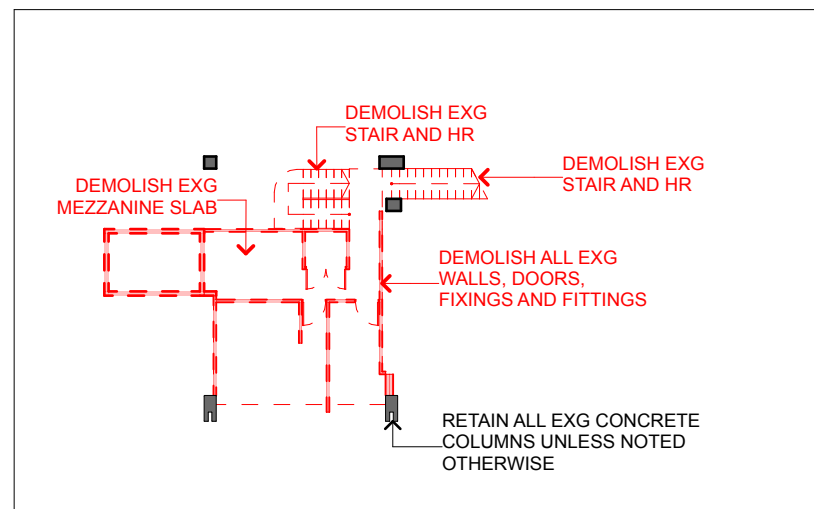
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1 DEMOLITION PLAN - LEVEL 1
1:250



2 DEMOLITION PLAN - MEZZANINE
1:250

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MODEL 12_002 Model-S455-1

DEMOLITION PLAN LEVEL 1 & MEZZANINE

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NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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						12.5m - 1:250
						10.0m - 1:200
						5.0m - 1:100
						2.5m - 1:50

ARCHITECTURE URBAN PLANNING
M1/147 McEvoy Street Alexandria NSW 2015
P 02 9516 2022 E email@smithtzannes.com.au
smithtzannes.com.au
Nominated Architect: Peter Smith (Reg 7024)

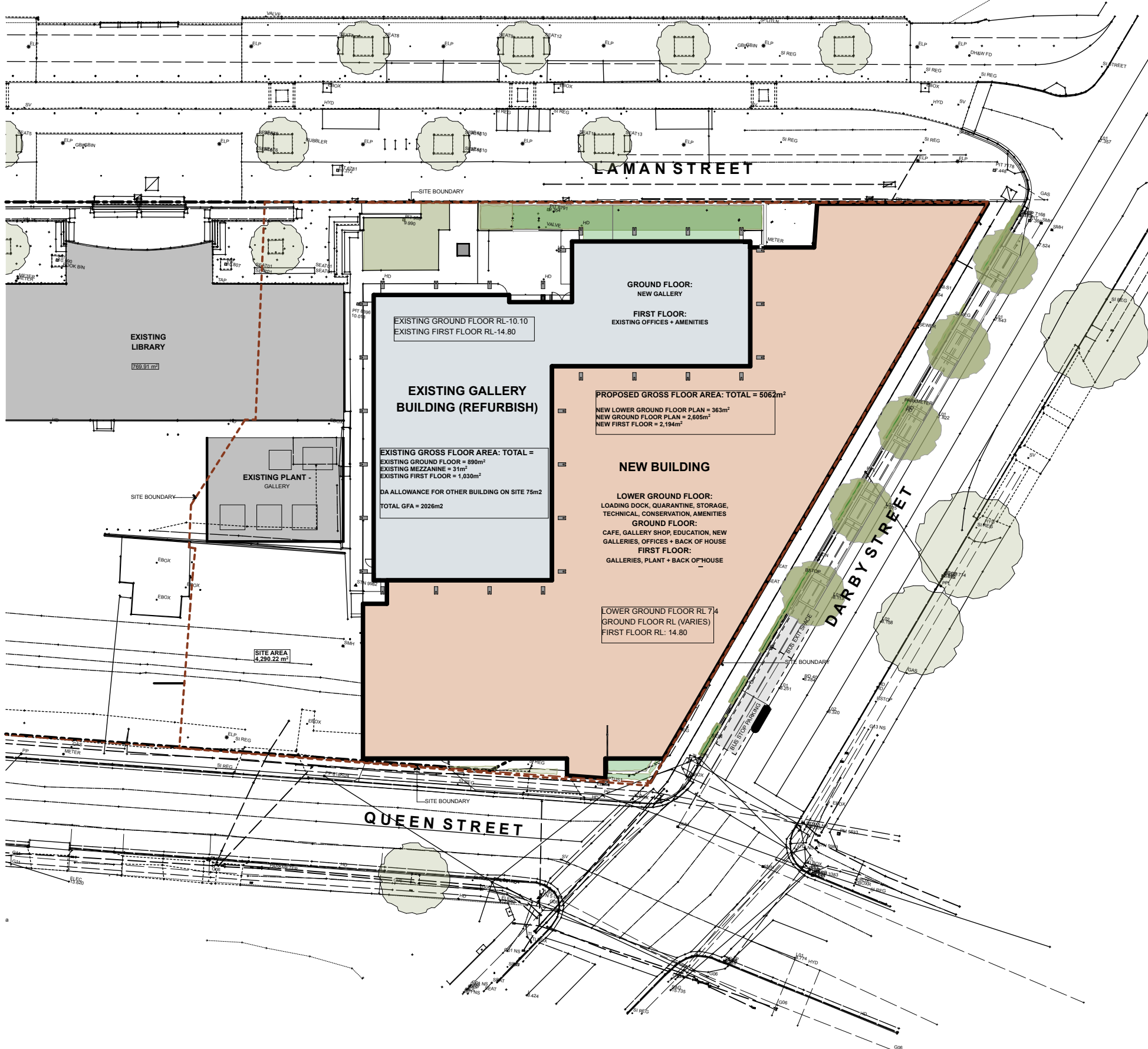


12_002 DA-A-011

4.2.2.2 Floor Space Ratio

Pursuant to Clause 23 of the NCCLEP 2008, the floor space ratio for a building on any land is not to exceed the maximum floor space ratio shown for the land on the Floor Space Ratio Map. The site is identified as having a maximum floor space ratio of 2:1.

The site is approximately 4,172m² in area. (It should be noted that the site area has been defined in line with the existing lot boundaries. These will be adjusted in the future to reflect the building layout.) The existing gross floor area is 2,026m² which together with an allowance of 75m² for other buildings on the site, translates to an FSR of 0.5:1. The proposed increase in floor area will result in a gross floor area of 5,387m² for the NAG. The FSR for the redevelopment will be 1.3:1. This remains well below the maximum permissible FSR of 2:1 on the site.



SITE AREA
= 4172m²

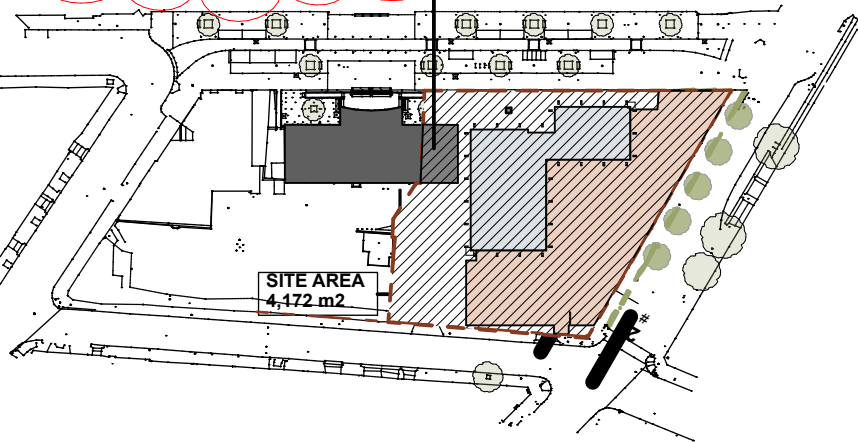
EXISTING GFA
= 2510.06m²

PROPOSED GALLERY (INCL. EXISTING)
GFA (REFER DA-A-105)
= 4832.9m²

SITE PORTION OF LIBRARY GFA
= 520.1m²

FSR CALCULATIONS:
MAXIMUM PREMISSABLE FSR = 2:1
EXISTING FSR
= 2510.06m² GFA / 4172m² SITE AREA
= 0.6:1
2010 DA APPROVED FSR
= 5387m² GFA / 4172m² SITE AREA
= 1.3:1
PROPOSED FSR
= 4832.9 PROPOSED GALLERY GFA
+ 520.1 LIBRARY PORTION GFA
= 5353m² GFA / 4172m² SITE AREA
= 1.28:1

PORTION OF LIBRARY WITHIN SITE:
APPROXIMATE GFA = 520.1m²
REFER DA-A-105 PROPOSED GFA FOR
DETAILED DRAWINGS / CALCULATION



2 SITE AREA DIAGRAM + FSR
1:2000



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OVERALL SITE PLAN

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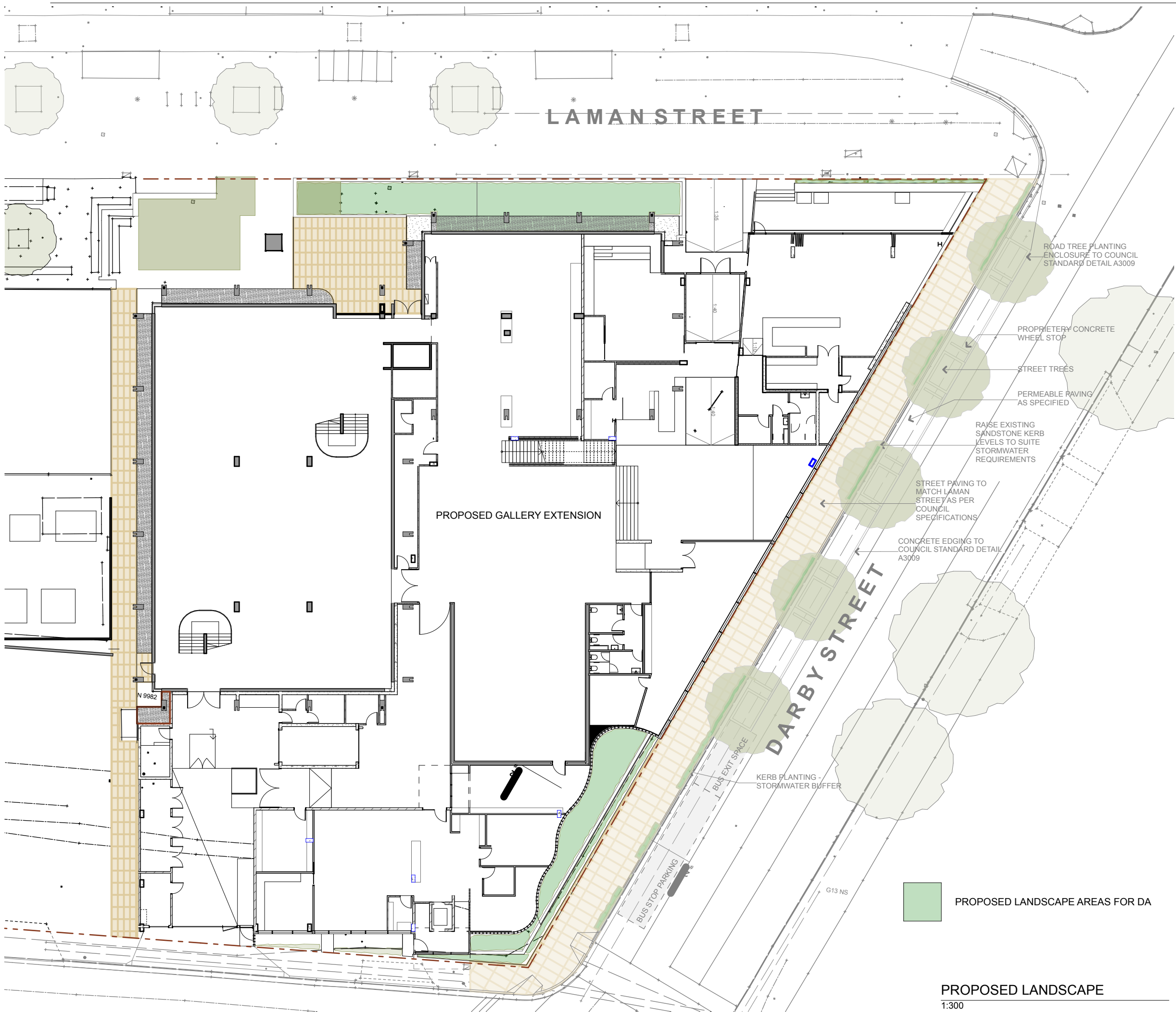
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10.0m - 1:200
5.0m - 1:100
2.5m - 1:50

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1 SITE PLAN
1:500



PROPOSED LANDSCAPE AREAS FOR DA

PROPOSED LANDSCAPE
1:300

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LANDSCAPE PLAN - COVER SHEET

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EXISTING SITE PLAN
1:300

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LANDSCAPE PLAN - EXISTING SITE PLAN

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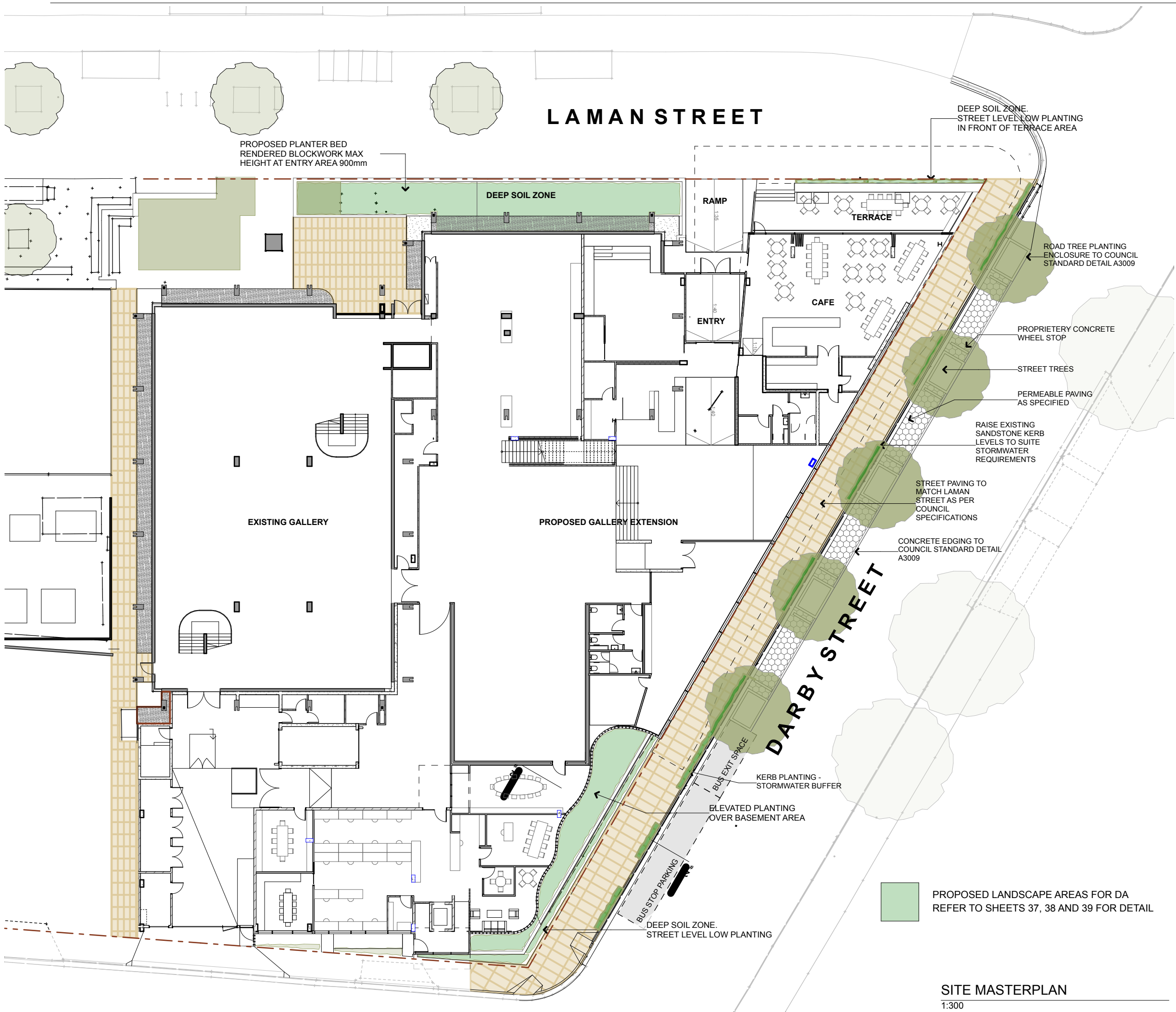
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LANDSCAPE - SITE MASTERPLAN

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Original sheet
size: A3
12.5m - 1:250
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5.0m - 1:100
2.5m - 1:50

SITE MASTERPLAN

1:300

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SELECTION OF AUSTRALIAN NATIVE PLANTS IN ORGANIC MULCHED BED

1 LAMAN STREET ELEVATION
1:250

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LANDSCAPE - LAMAN STREET ELEVATION

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NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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Original sheet size: A3

12.5m - 1:250

10.0m - 1:200

5.0m - 1:100

2.5m - 1:50

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PLANTER BOX WITH MIXED NATIVE PLANTING LOW LEVEL PLANTING TO KERB STREET TREES WITH LOW LEVEL PLANTING TO KERB LAMAN STREET PLANTING

1 DARBY STREET ELEVATION
1:250

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LANDSCAPE - DARBY STREET ELEVATION

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0

Original sheet size: A3

12.5m - 1:250

10.0m - 1:200

5.0m - 1:100

2.5m - 1:50

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1 LAMAN STREET PLANTING
1:100

MIXED PLANTING OF AUSTRALIAN NATIVES TO ACHIEVE A RICH TEXTURED PALLETTE OF LEAF CONTRAST WITH LIMITED MUTED CONTRAST COLOUR FROM THE KANGAROO PAW AND GYMEA LILY



2 LAMAN STREET CAFE PLANTING
1:100

LOW PLANTING OF AUSTRALIAN NATIVES TO COMPLEMENT THE LARGER BED TO THE WEST

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LANDSCAPE - PLAN DETAILS (1)

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NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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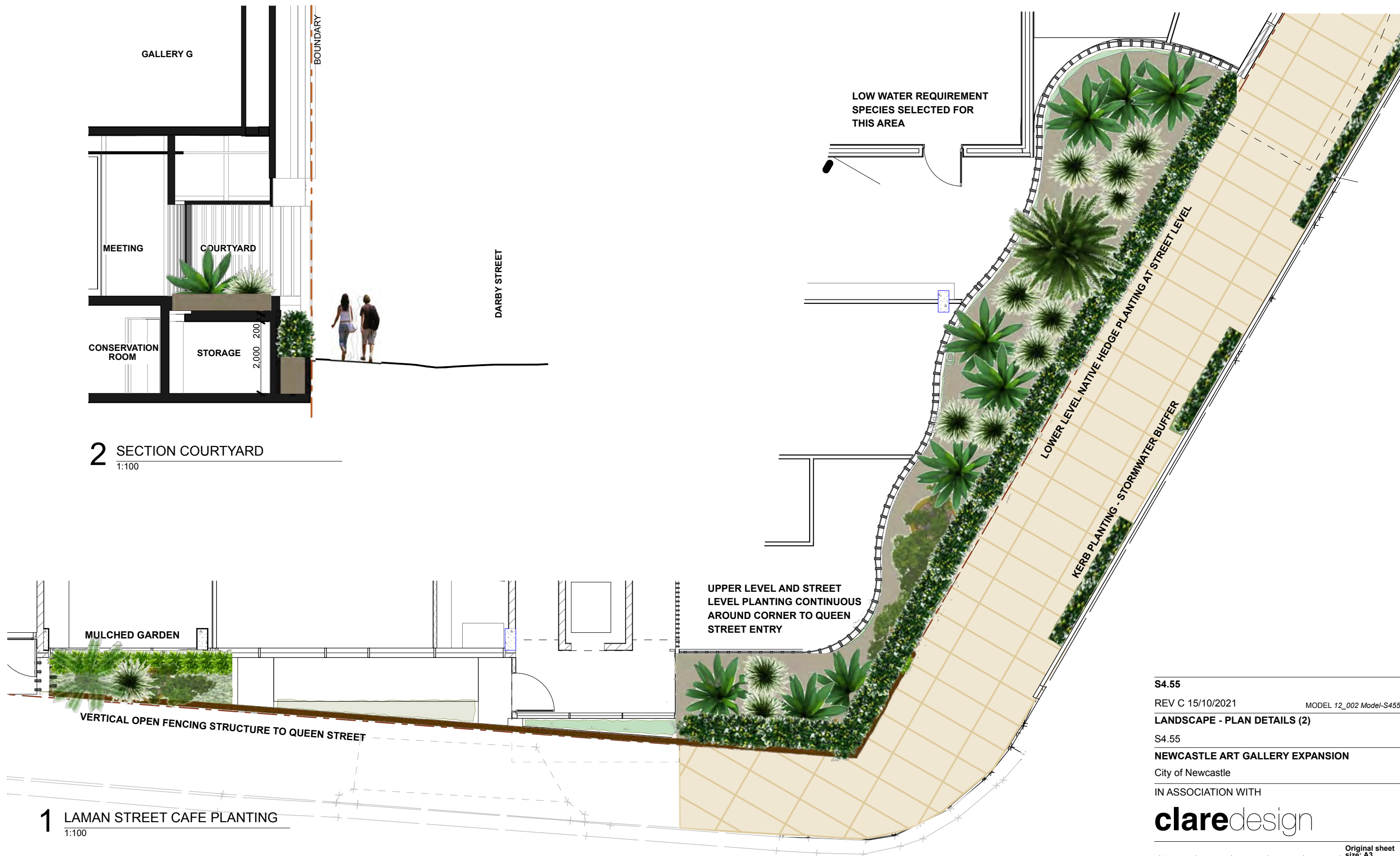
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5.0m - 1:100
2.5m - 1:50

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LANDSCAPE - PLAN DETAILS (2)

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NEWCASTLE ART GALLERY EXPANSION

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Original sheet
size: A3

12.5m - 1:250
10.0m - 1:200
5.0m - 1:100
2.5m - 1:50

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Doryanthes excelsa Gynea Lily



Baeckea "Sweet Midget"



Lomandra "Crackerjack"



Anigozanthos "Bush series"



Baeckea Dwarf



Phormium tenax spp



Anigozanthus Bush Diamond



Phormium tenax spp



Babbingtonia bidwillii



Myoporum parvifolium



Phormium tenax spp



Acmena "Allyn Magic"

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MODEL 12_002 Model-S455-1

PROPOSED PLANTING SPECIES

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NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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0

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12.5m - 1:250

10.0m - 1:200

5.0m - 1:100

2.5m - 1:50

ARCHITECTURE URBAN PLANNING

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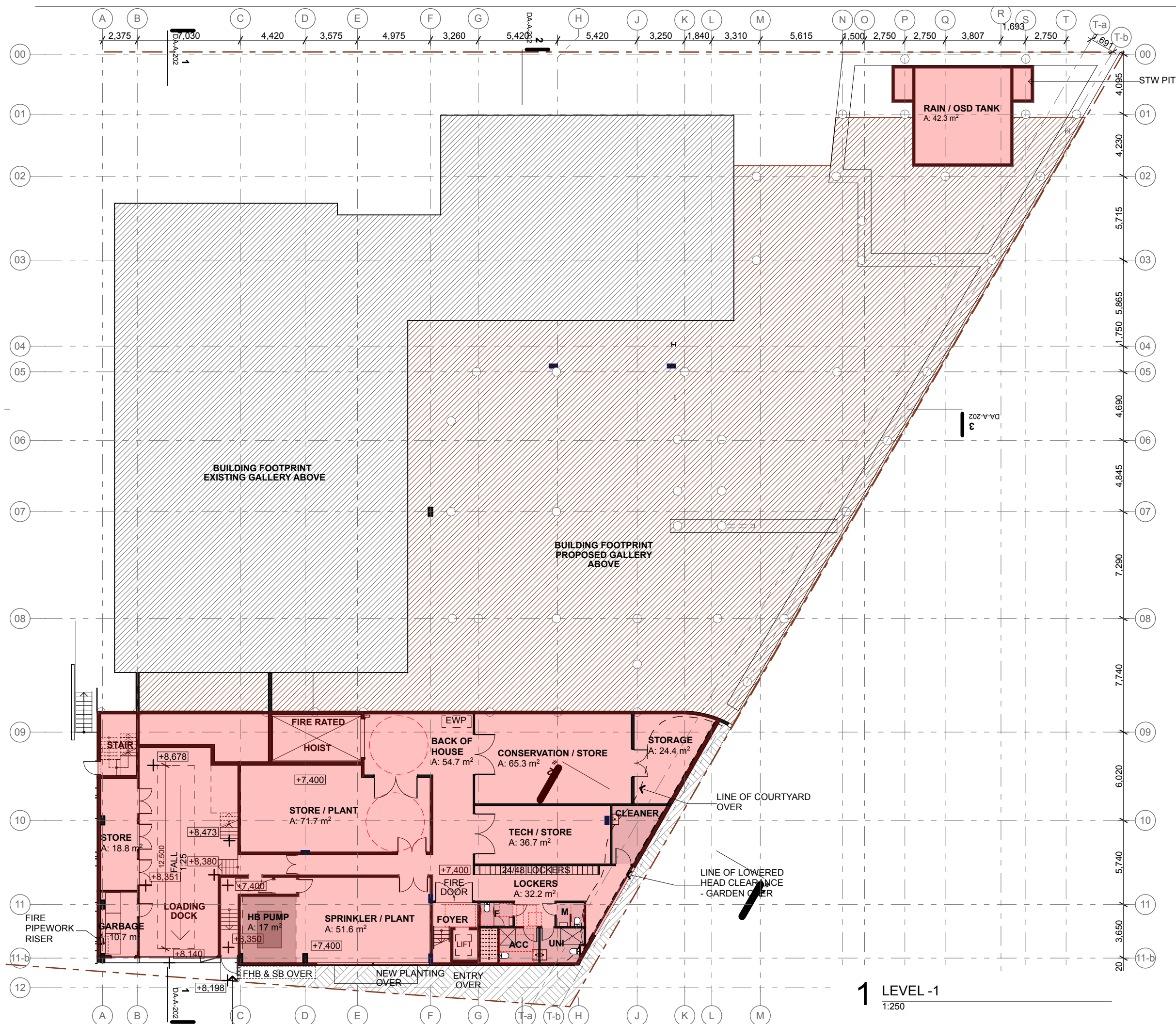
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PROPOSED LOWER GROUND

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NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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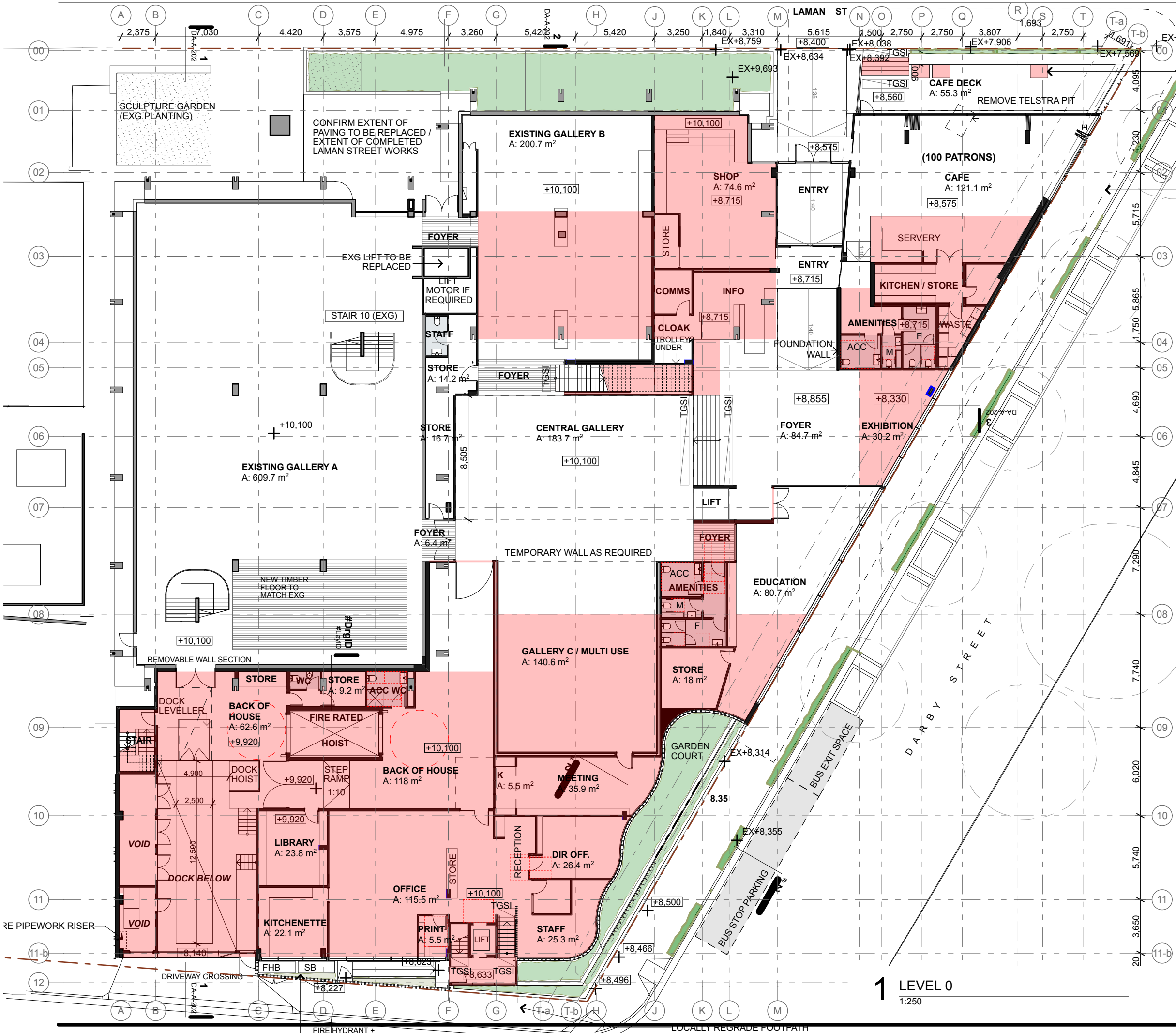
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PROPOSED GROUND FLOOR PLAN

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12.5m	- 1:250
10.0m	- 1:200
5.0m	- 1:100
2.5m	- 1:50

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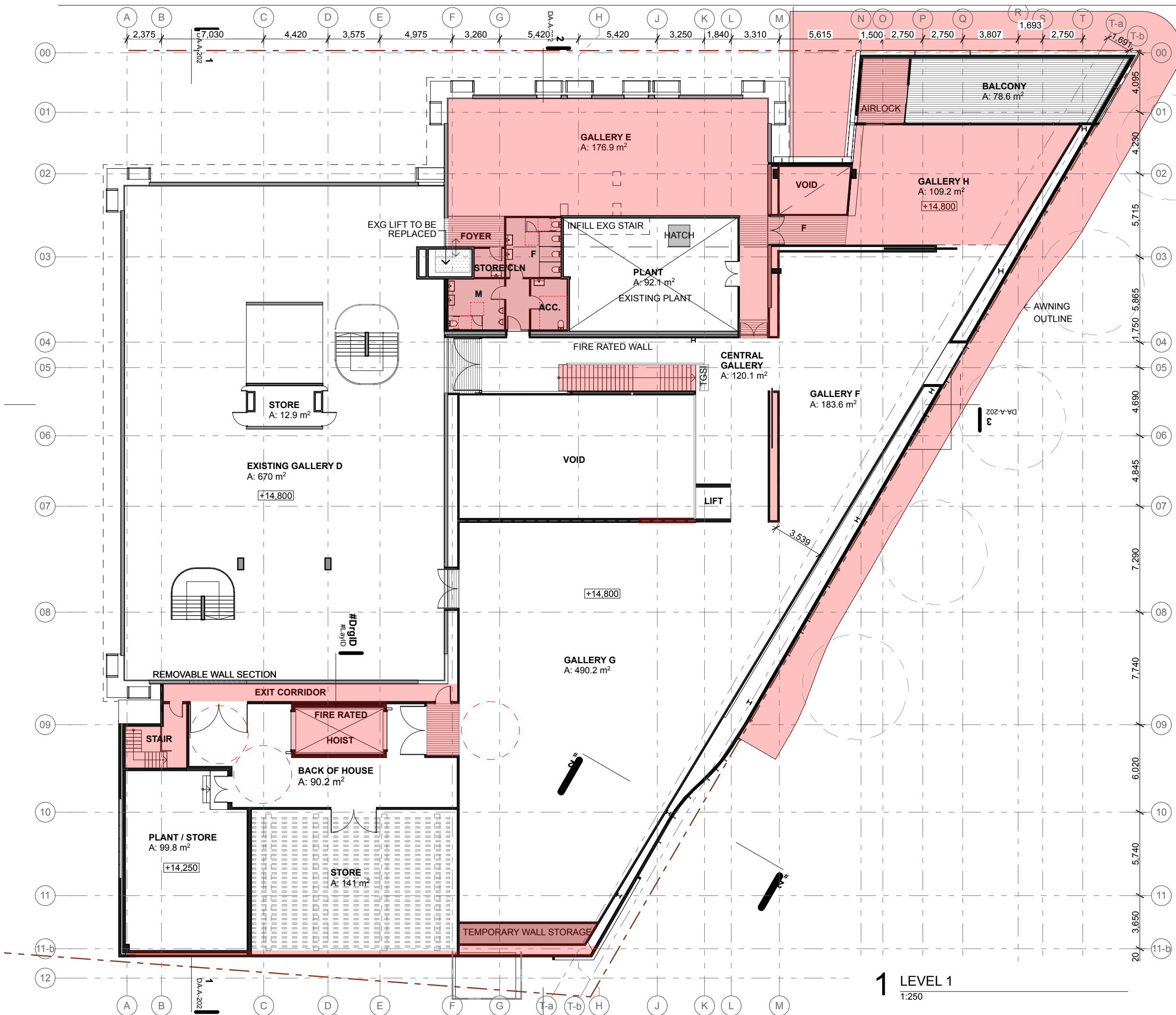
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1 LEVEL 0
1:250

12_002 DA-A-101



1 LEVEL 1
1:250

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MODEL 12_002 Model-S455-1

PROPOSED FIRST FLOOR PLAN

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NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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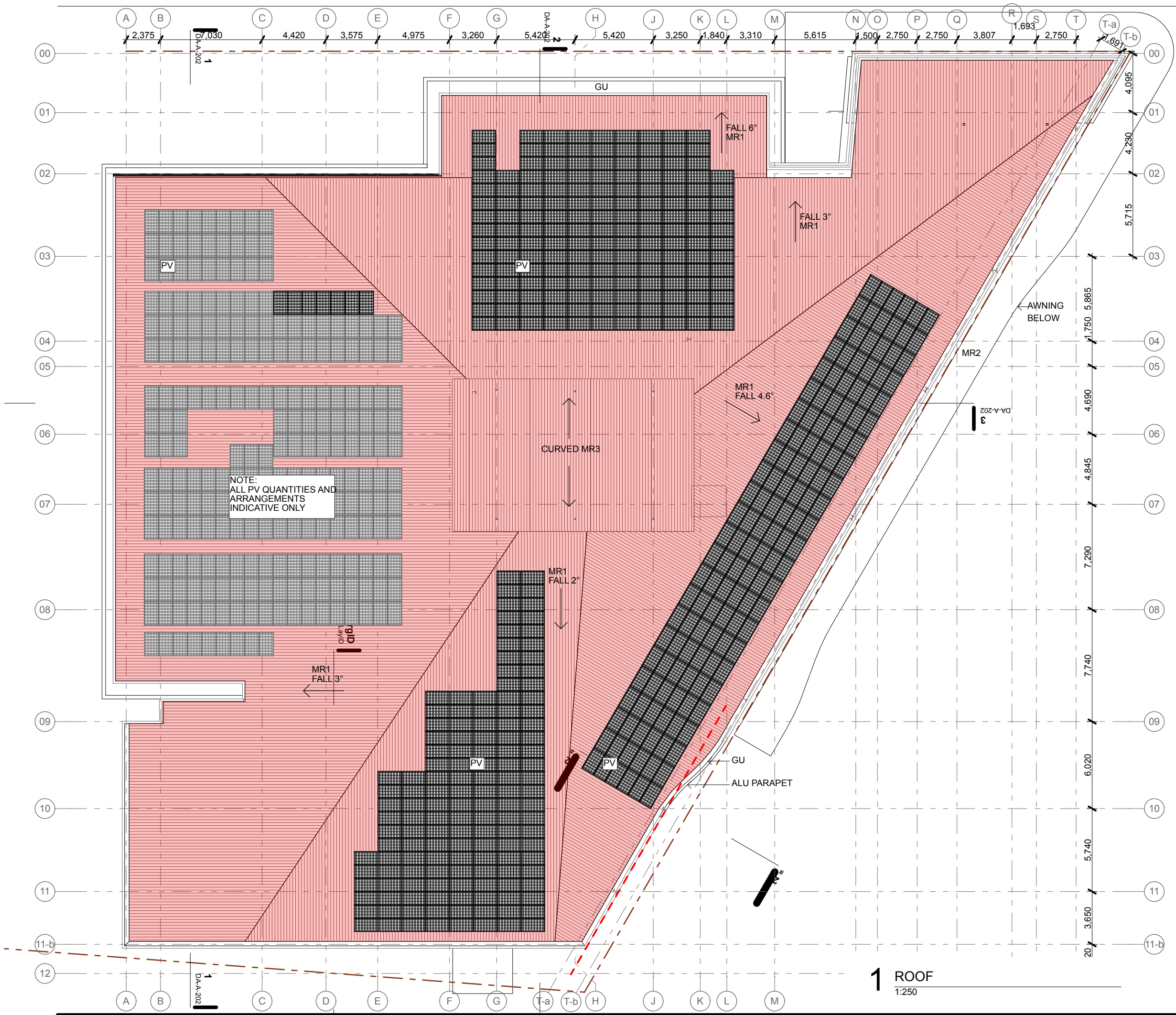
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5.0m	1:100				
2.5m	1:50				

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ROOF PLAN

S4.55

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City of Newcastle

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Original sheet size: A3

12.5m	- 1:250
10.0m	- 1:200
5.0m	- 1:100
2.5m	- 1:50

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ARCHITECTURE URBAN PLANNING

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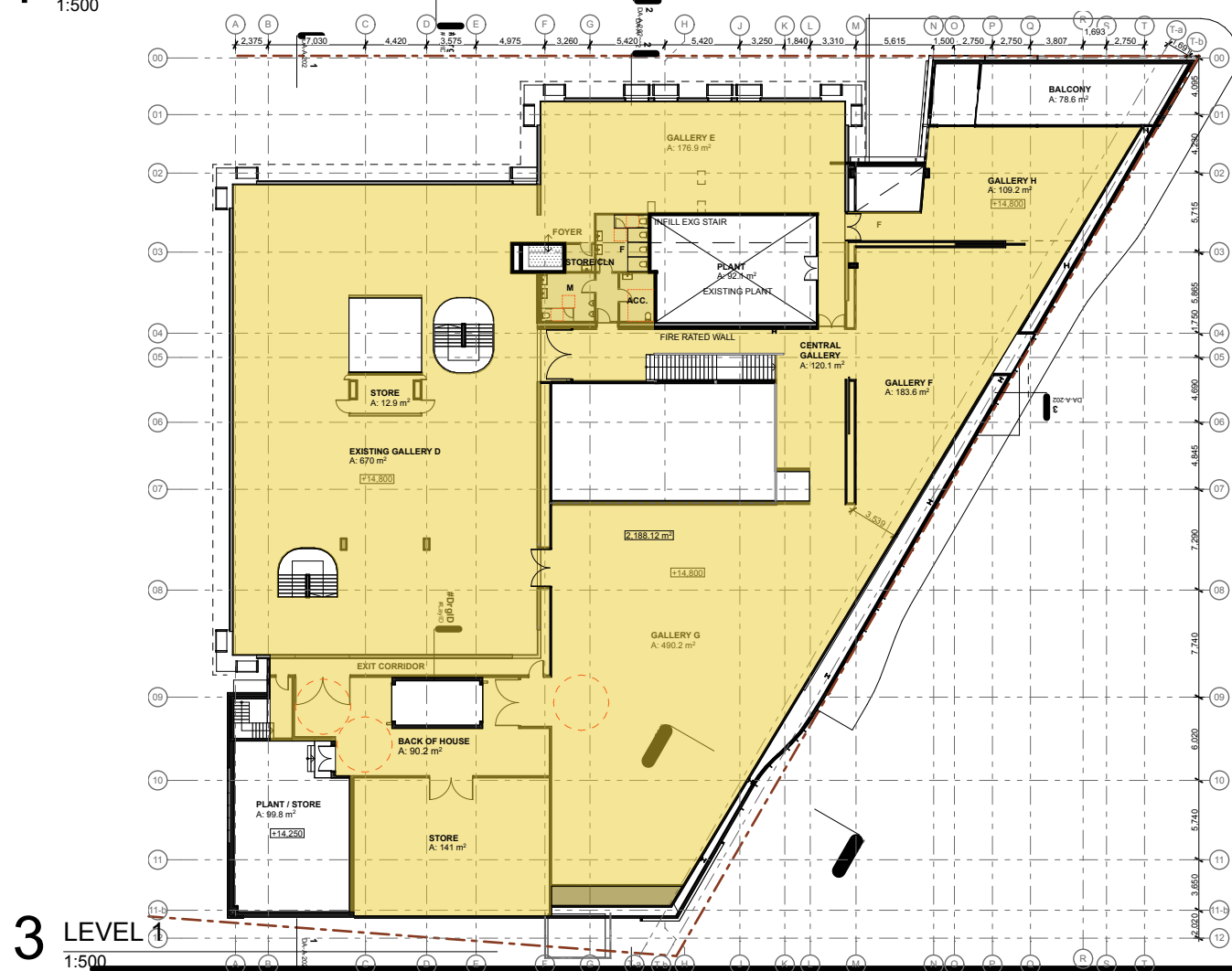
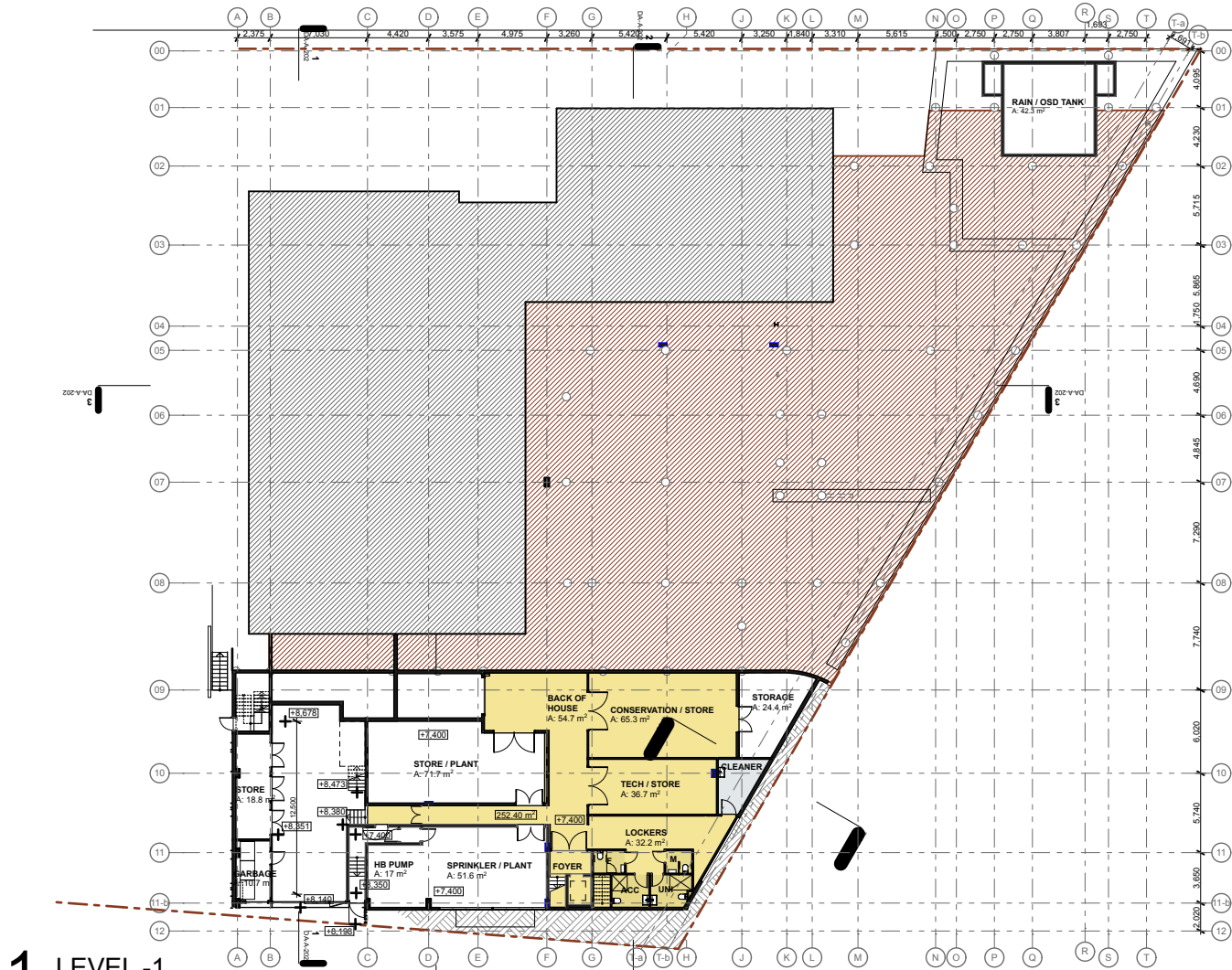
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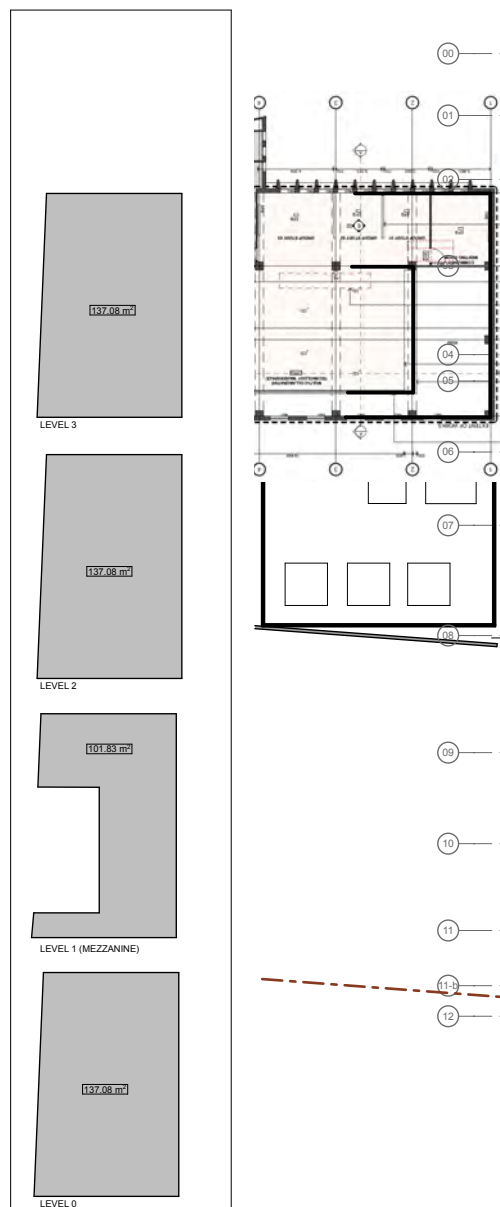
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1 ROOF
1:250

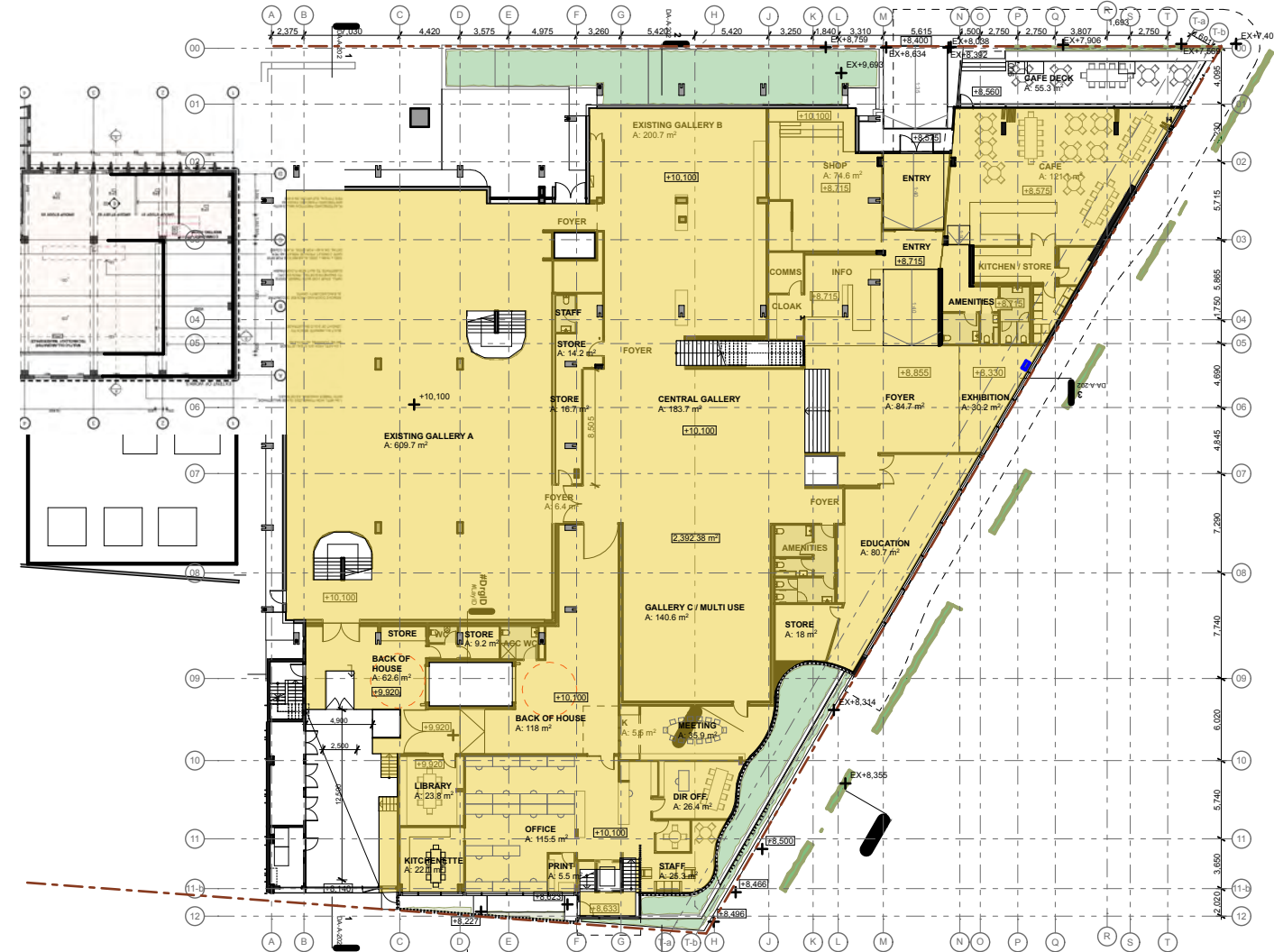
12_002 DA-A-103



3 LEVEL 1
1:500



EXISTING LIBRARY PART GROSS FLOOR AREA	= 520.1 m ²
LEVEL -1	= 0 (STORAGE)
LEVEL 0	= 137.1 m ²
MEZZ.	= 108.8 m ²
LEVEL 1	= 137.1 m ²
LEVEL 2	= 137.1 m ²

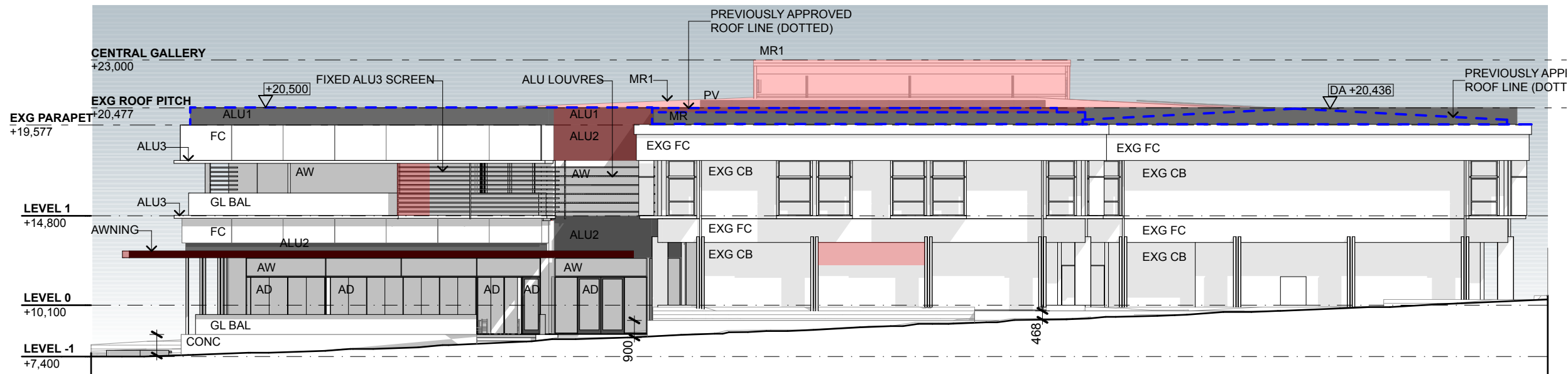


PROPOSED GALLERY GROSS FLOOR AREA	= 4832.9 m ²
LEVEL -1	= 252.4 m ²
LEVEL 0	= 2392.4 m ²
LEVEL 1	= 2188.1 m ²

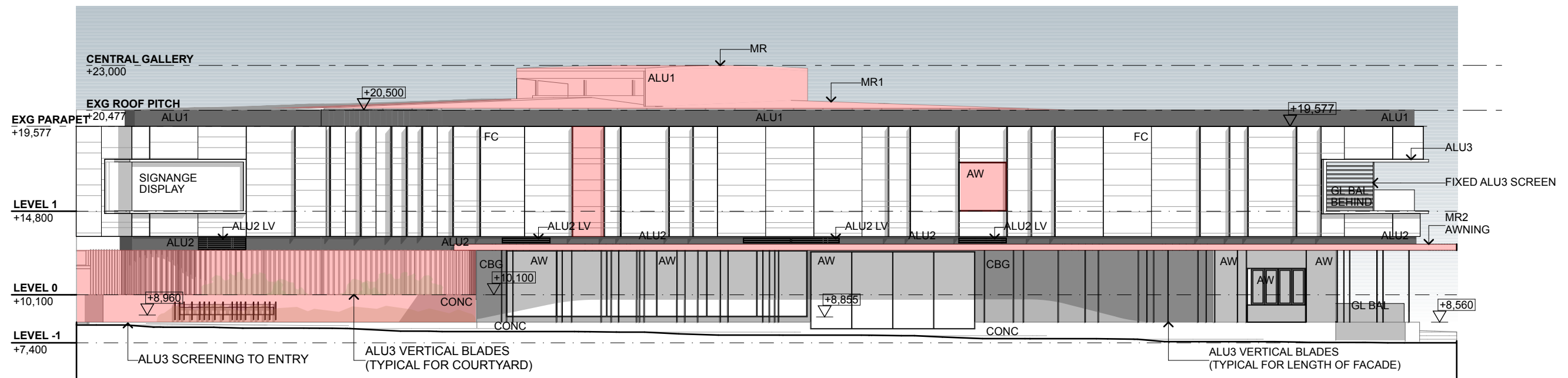
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MODEL 12_002 Model-S455-1

PROPOSED GFA
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NEWCASTLE ART GALLERY EXPANSION
City of Newcastle
IN ASSOCIATION WITH
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12.5m - 1:250
10.0m - 1:200
5.0m - 1:100
2.5m - 1:50



1 NORTH ELEVATION (LAMAN STREET)
1:250



2 EAST ELEVATION (DARBY STREET)
1:250

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MODEL 12_002 Model-S455-1

ELEVATIONS (NORTH & EAST)

S4.55

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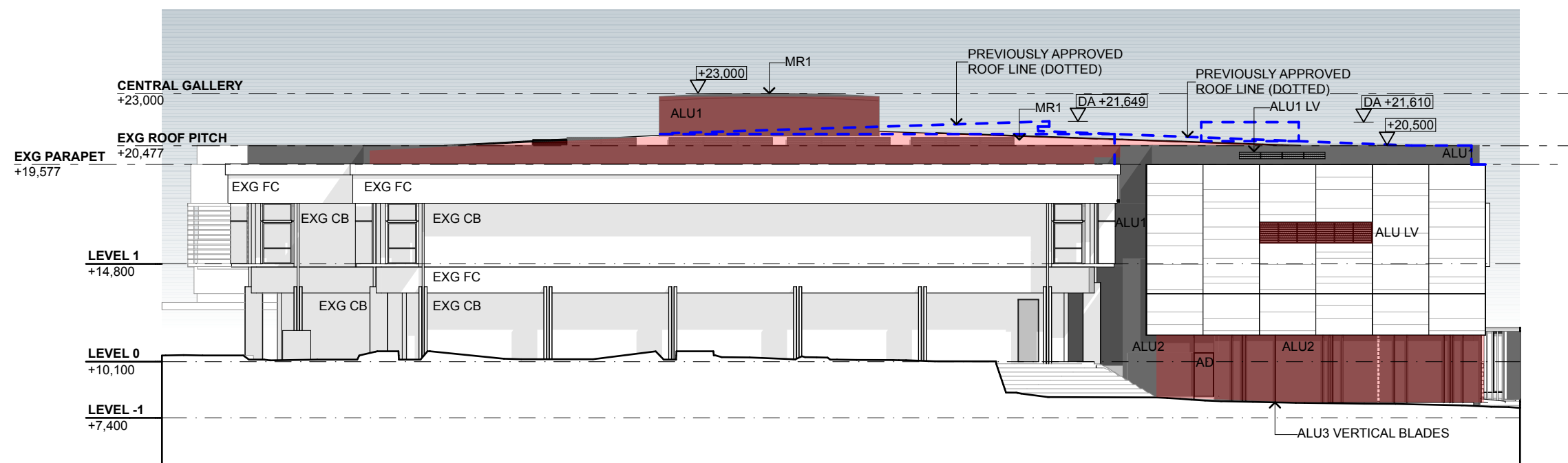
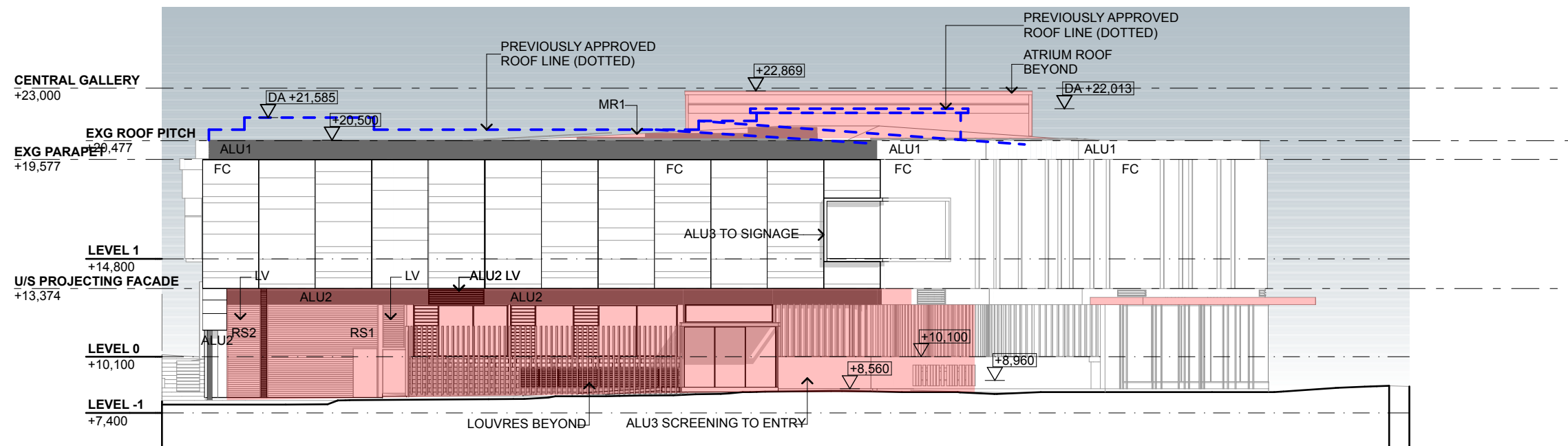
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ELEVATIONS (SOUTH & WEST)

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NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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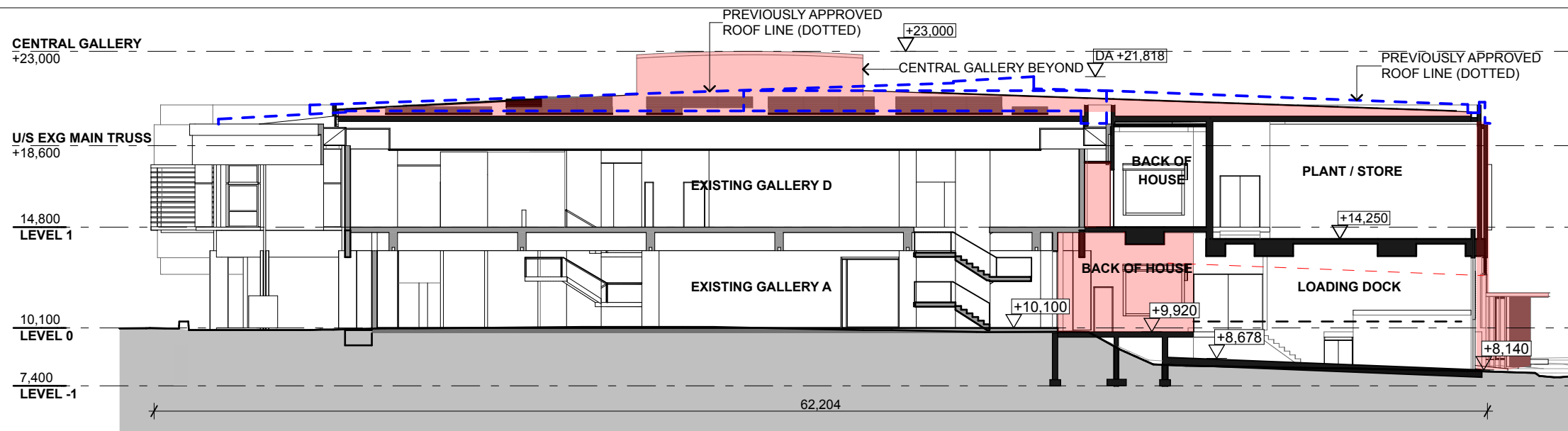
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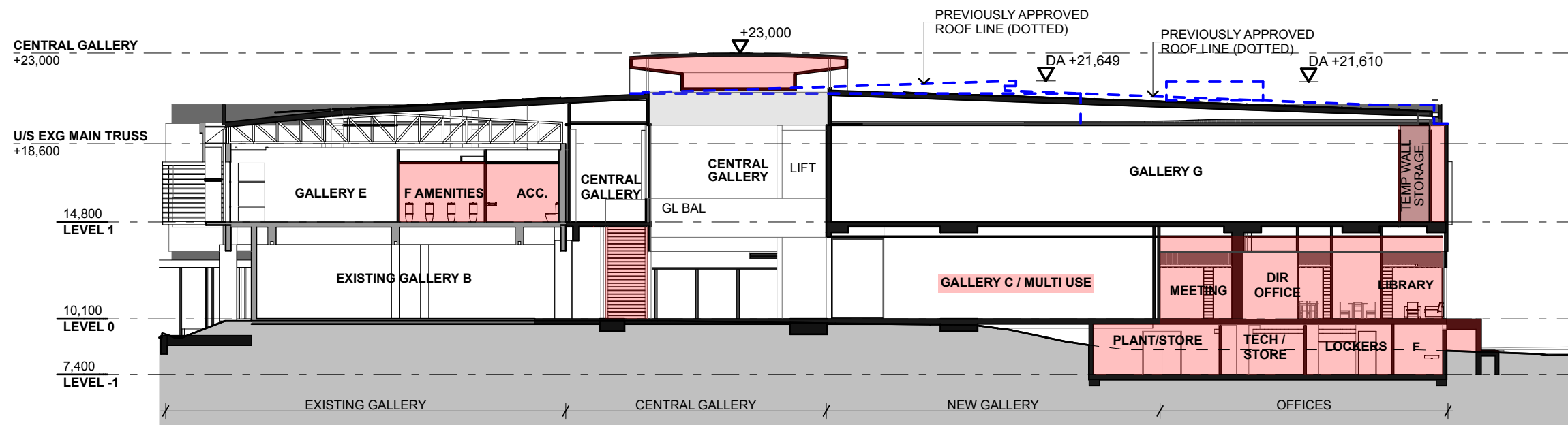
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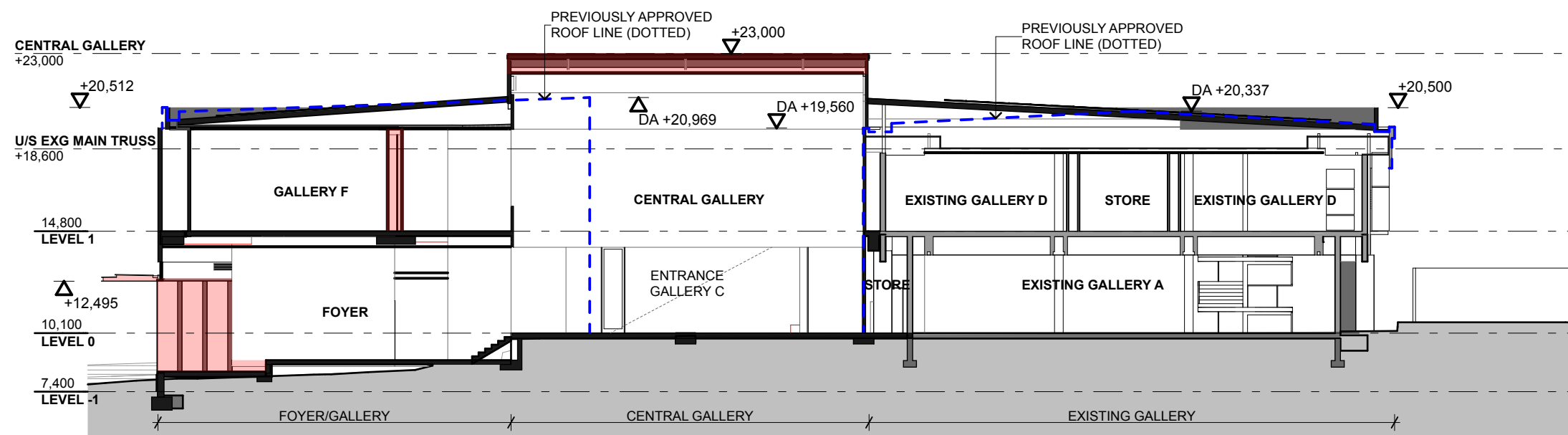
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1 SECTION 01 (LOADING DOCK)
1:250



2 SECTION 02 (ATRIUM)
1:250



3 SECTION 03
1:250

S4.55

REV H 02/11/2021

MODEL 12_002 Model-S455-1

SECTIONS

S4.55

NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

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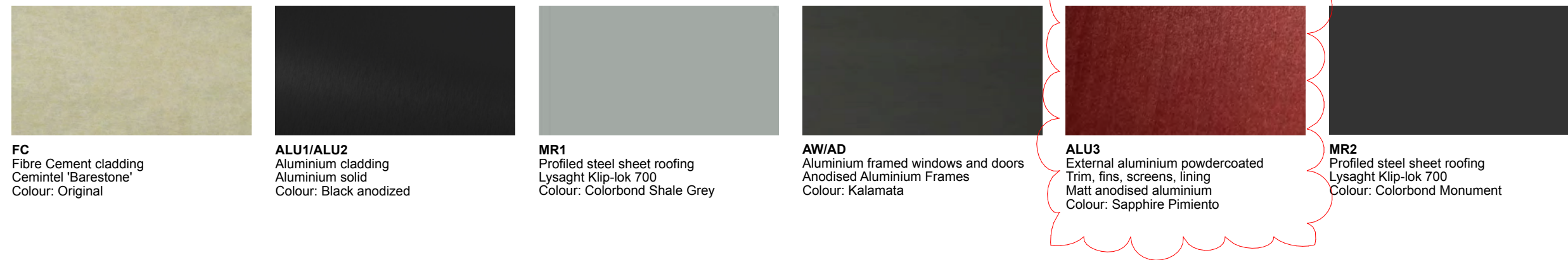
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12_002 DA-A-202



S4.55			
REV D 10/2021		MODEL 12_002 Model-S455-1	
MATERIALS AND COLOURS			
S4.55			
NEWCASTLE ART GALLERY EXPANSION			
City of Newcastle			
IN ASSOCIATION WITH			
claredesign			
0		Original sheet size: A3	
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		2.5m - 1:50	
ARCHITECTURE URBAN PLANNING			
M1/147 McEvoy Street Alexandria NSW 2015			
P 02 9516 2022 E email@smithtzzannes.com.au			
smithtzzannes.com.au			
Nominated Architect: Peter Smith (Reg 7024)			
		STZ	
		SMITH & TZANNES	

LEGEND											
A/C	AIR CONDITIONING	CFC#	COMPRESSED FIBRE CEMENT	EXG	EXISTING	GPD#	GLAZED PIVOT DOOR	PB#	PLASTERBOARD	SK	SKIRTING
AD	ALUMINIUM DOOR	CFT#	CERAMIC FLOOR TILE	EXH	EXHAUST	GSD	GLASS SLIDING DOOR	PLY	PLYWOOD	SPND	SPANDREL
ALU#	ALUMINIUM	CL	CEILING LEVEL	FC#	FIBRE CEMENT	GU#	GUTTER	PW	PARTITION WALL	SSL	STRUCTURAL SLAB LEVEL
AP	ACCESS PANEL	CJ	CONSTRUCTION/CONTROL JOINT	FD	FIRE DOOR	HJ	HORIZONTAL JOINT	REM	REMAINDER	STN#	STONE
AW	ALUMINIUM WINDOW	CONC#	CONCRETE	FFL	FINISHED FLOOR LEVEL	HL	HIGHLIGHT GLAZING	REN	RENDERED	TC#	TIMBER CLADDING
BOL	BOLLARD	COS	CHECK ON SITE	FG	FIXED GLASS	HR	HANDRAIL	RFL#	ROOF LIGHT	TD	TIMBER DOOR
BAL#	BALUSTRADE	CFT	CERAMIC FLOOR TILE	FHYD	FIRE HYDRANT	HW	HOT WATER	RL	RELATIVE LEVEL	TF	TIMBER FLOOR
BG	BOX GUTTER	CT	CEMENTITIOUS TOPPING	FHR	FIRE HOSE REEL	INS#	INSULATION	RS#	ROLLER SHUTTER	TIM#	TIMBER
BR	BRICK	CWT	CERAMIC WALL TILE	FIP	FIRE INFORMATION PANEL	MR#	METAL ROOFING	RWO	RAINWATER OUTLET	TOW	TOP OF WALL
CAR	CARPET	DP	DOWN PIPE	FR	FIRE RATED	PAV#	PAVING	S	STEEL	UNI.	UNISEX
CB#	CONCRETE BLOCK	EDB	ELEC DISTRIBUTION BOARD	FW#	FLOOR WASTE	PCON	POLISHED CONCRETE	SC	STEEL COLUMN	VJ	VERTICAL JOINT
CBG	COLOURBACK GLASS	EQ	EQUAL	GD#	GRATED DRAIN	P#	PAINT FINISH	SD	SLIDING DOOR	VP	VENT PIPE



IMAGE PRODUCED BY DAVID DULOY
Architectural Illustration



IMAGE PRODUCED BY DAVID DULOY
Architectural Illustration

S4.55

REV A 02/11/2021

MODEL 12_002 Model-S455-1

PERSPECTIVE VIEWS

S4.55

NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

IN ASSOCIATION WITH

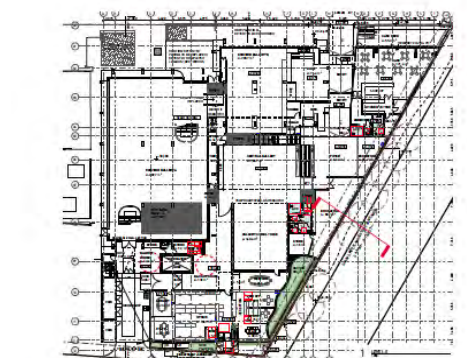
claredesign

ARCHITECTURE URBAN PLANNING
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Nominated Architect: Peter Smith (Reg 7024)



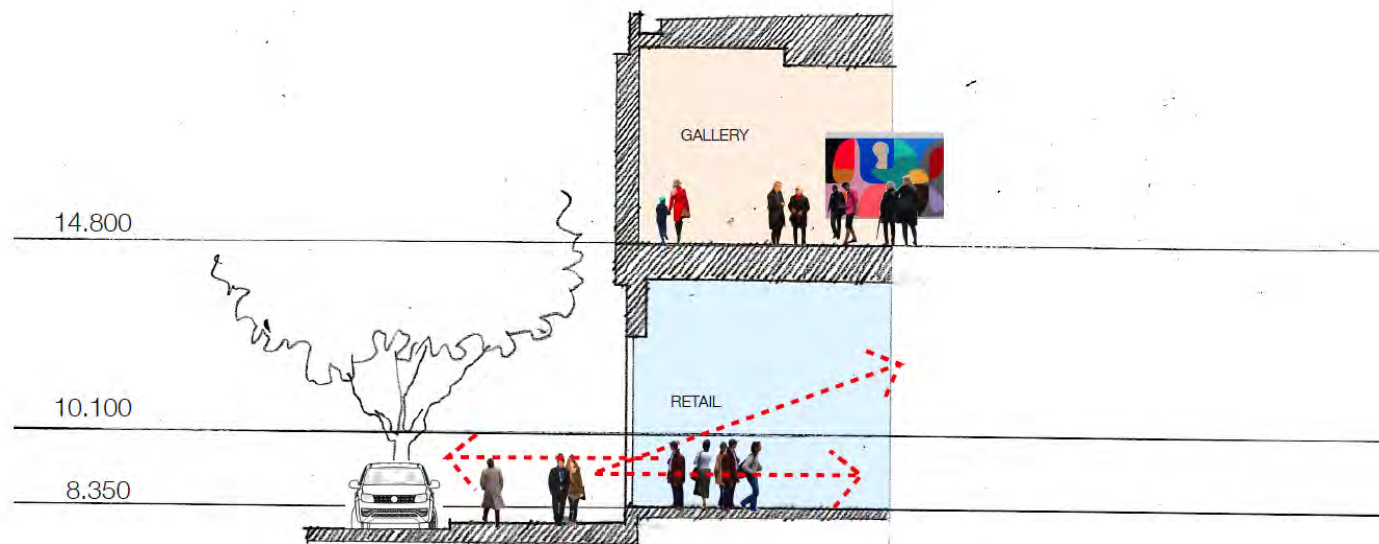


DISPLAY CASE TO STREET
EDUCATION AREA AT LEVEL OF MAIN
GALLERY

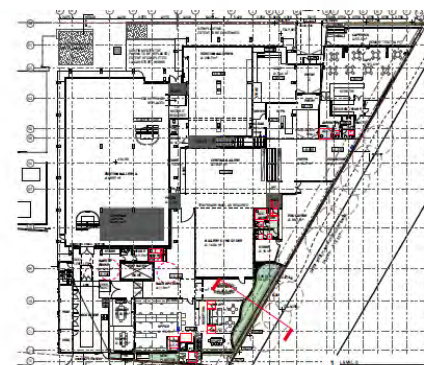
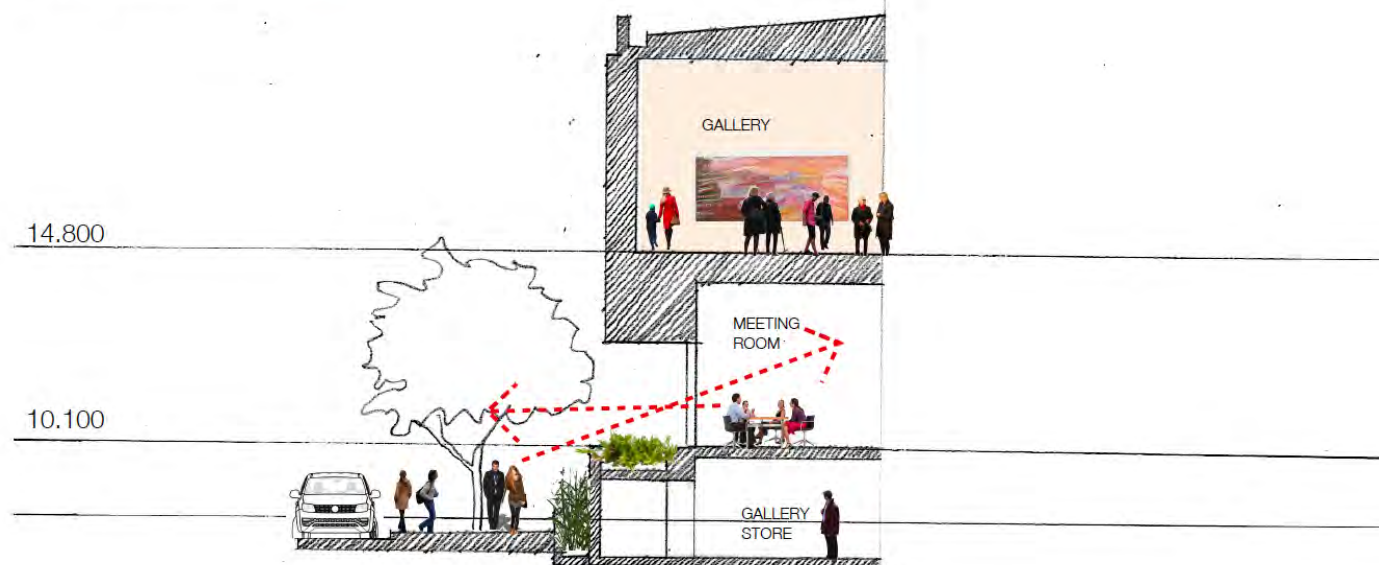


OPTION FOR GALLERY DISPLAY WHEN
REQUIRED

12_002 DA-A-912



DEVELOPMENT APPROVAL
VISUAL CONNECTION RETAIL TENANCY



s4.55
VISUAL CONNECTION TO STREET FROM
ADMINISTRATION OFFICES AND STAFF
AREAS

STEPPED LANDSCAPED EDGE TO STREET

INCREASED OPERATIONAL AREAS FOR
GALLERY AND ART HANDLING

S4.55

REV 15.10.2021 MODEL 12_002 Model-S455-1

SK SECTION - DARBY ST: COURTYARD GARDEN
S4.55

NEWCASTLE ART GALLERY EXPANSION

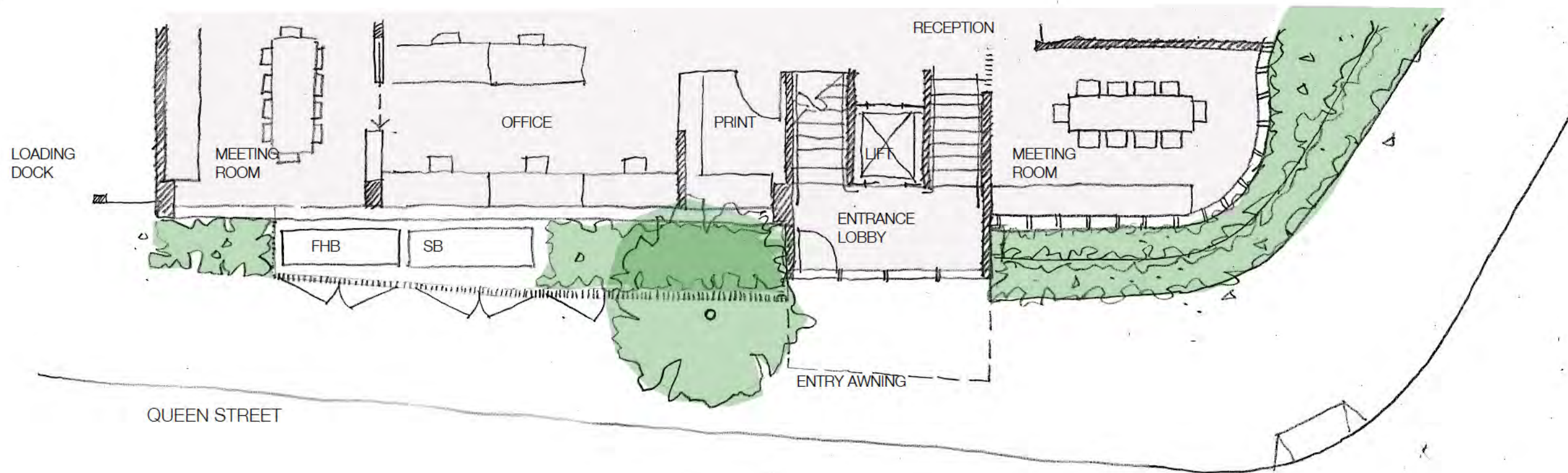
City of Newcastle

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M1/147 McEvoy Street Alexandria NSW 2015
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QUEEN STREET ELEVATION (SOUTH)

FINE TIMBER FENCE STREET TREE GLAZED ENTRANCE LOBBY LANDSCAPE

S4.55

REV - 27.09.21

MODEL 12_002 Model-S455-1

SK AMENDED CORNER DARBY+QUEEN
STREETS
S4.55

NEWCASTLE ART GALLERY EXPANSION

City of Newcastle

IN ASSOCIATION WITH

claredesign

Original sheet
size: A3
12.5m - 1:250
10.0m - 1:200
5.0m - 1:100
2.5m - 1:50

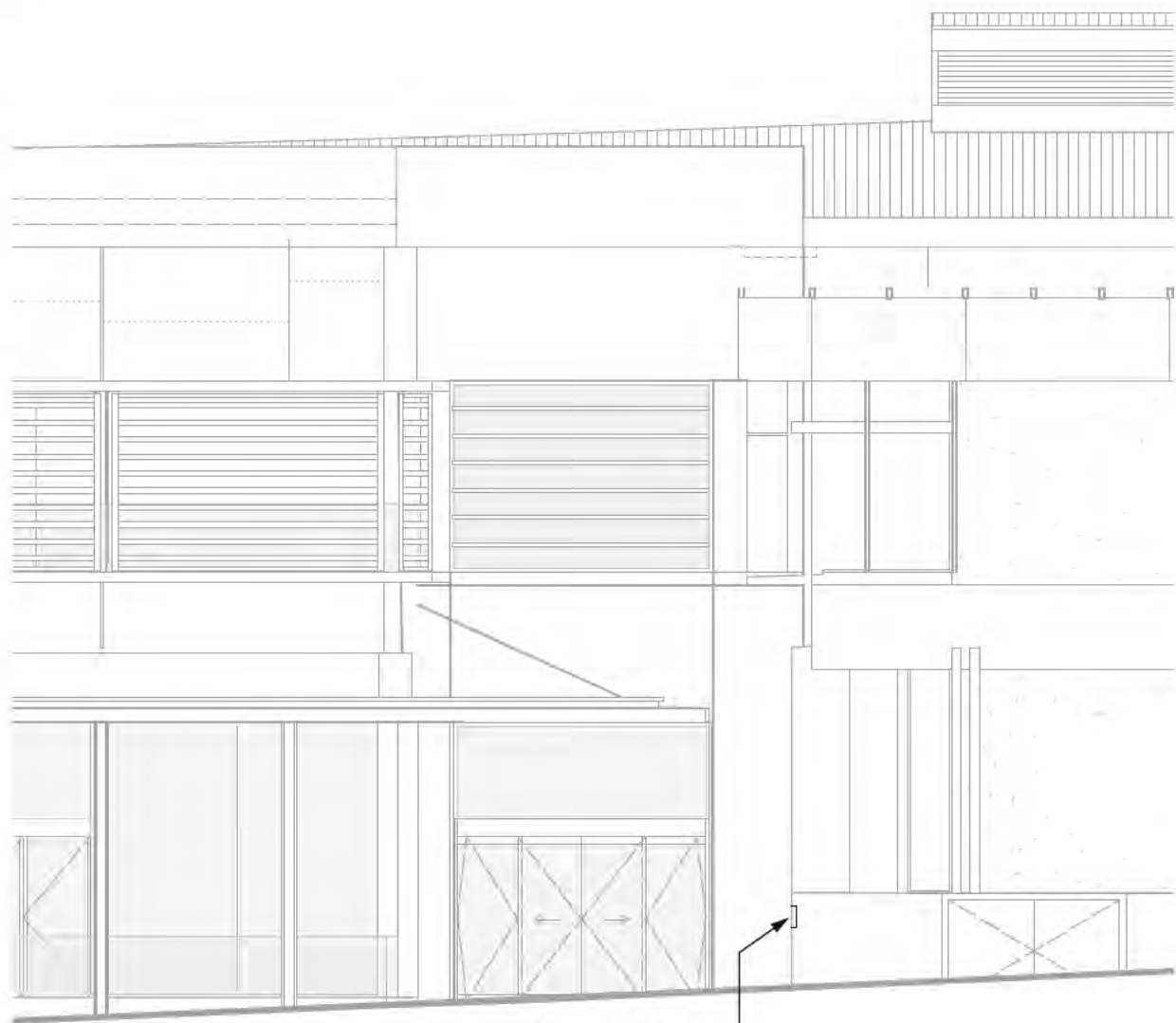
ARCHITECTURE URBAN PLANNING
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12_002 DA-A-920



Key Elevation
Scale 1:500

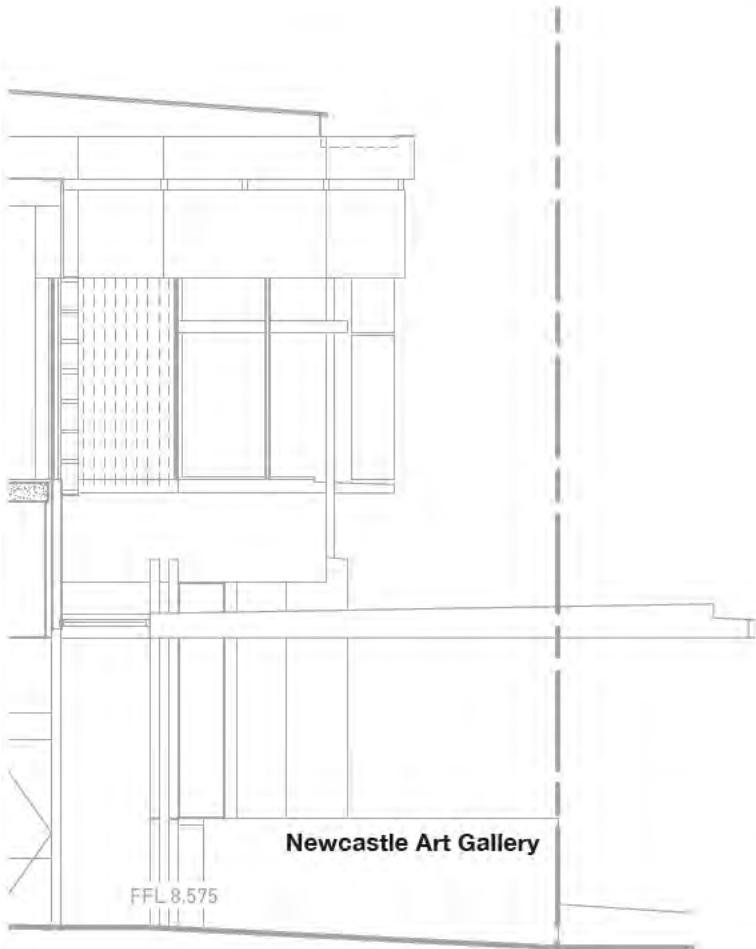


Main Entrance North Elevation
Scale 1:100

Paint to rear face
of lettering.
Sides/edges
of lettering unpainted



Example of precast concrete treatment for sign



Main Entrance East Elevation
Scale 1:100

NOTES

All dimensions in millimetres unless noted. Use figured dimensions in preference to scaling.
Signmaker to confirm all dimensions and details on site prior to manufacture.

Attention
Due to reproduction processes the colours in this image are not exact representations of the final product.

GENERAL CONSTRUCTION NOTES

- It is the Signmakers responsibility to refer to the
 - Sign specifications
 - Sign schedule
 - Sign location plans
- Drawings show design intent. Any changes to specification which affects design intent must be approved by JSD
- All structural elements, fixings and/or footings to be confirmed by signmaker's engineer.
- Signmaker to confirm all details for approval on shop drawings prior to manufacture.

Construction Details

Embossed moulded lettering in precast concrete wall. Blockouts to be smooth faced with no visible markings.

CREATED BY



Level 1/187-189 William St
Darlinghurst NSW 2010
02 9331 4258

CLIENT



M1/147 McEvoy St
Alexandria NSW 2015
02 9699 1600

PROJECT

Newcastle Art Gallery

SITE

1 Laman Street, Newcastle NSW 2300

DRAWING NAME

Main Entrance - Low Wall

SCALE

Printed @ A3

DRAWN BY

JS

DATE

29-10-2013

STATUS

DRAFT

ISSUE NUMBER

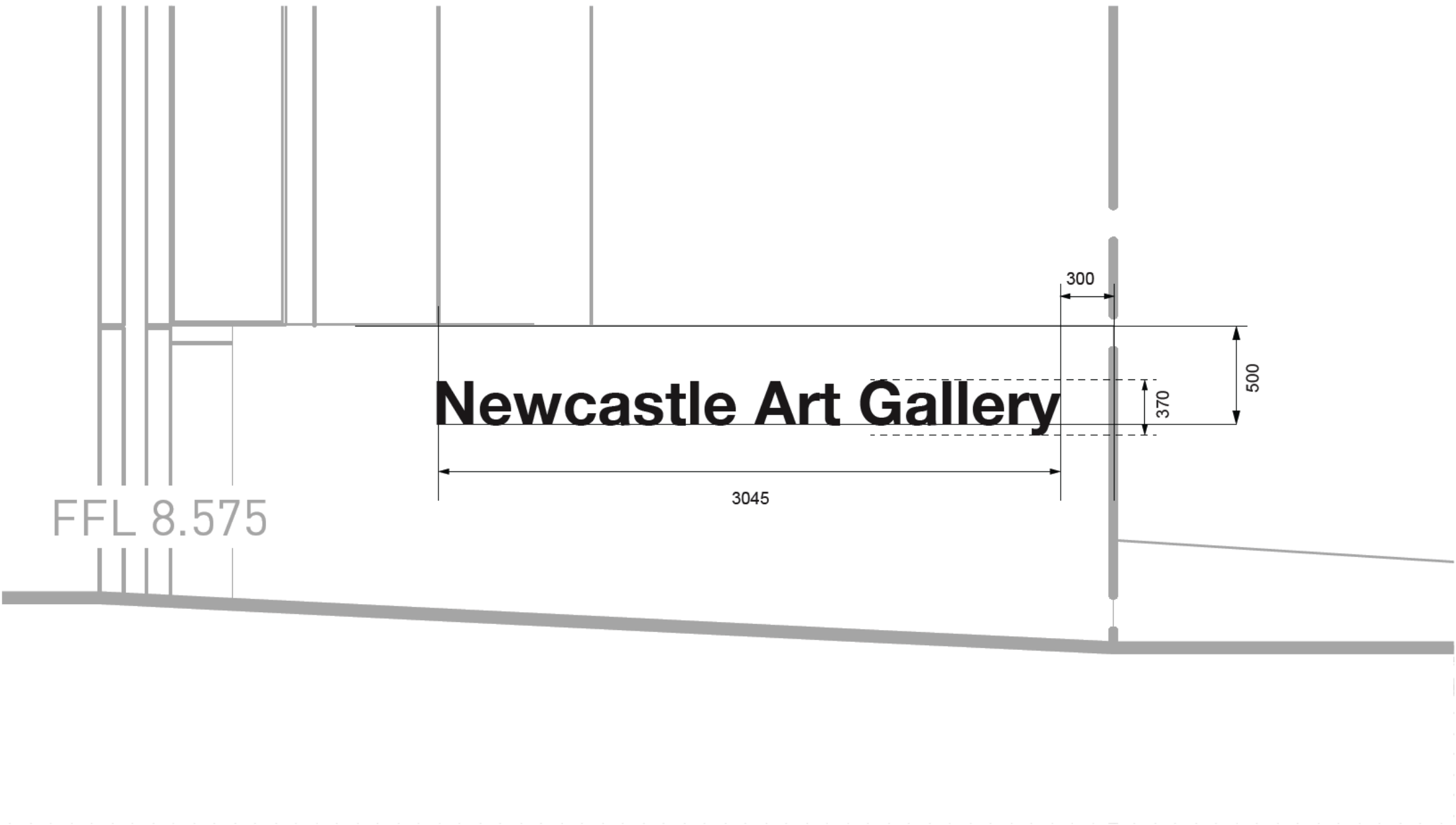
v1

DRAWING NUMBER

STZ-0196-ID1

SHEET

1 of 2



Elevation View
Scale NTS

NOTES

All dimensions in millimetres unless noted. Use figured dimensions in preference to scaling.
Signmaker to confirm all dimensions and details on site prior to manufacture.

Attention
Due to reproduction processes the colours in this image are not exact representations of the final product.

- GENERAL CONSTRUCTION NOTES
- It is the Signmakers responsibility to refer to the
 - Sign specifications
 - Sign schedule
 - Sign location plans
 - Drawings show design intent. Any changes to specification which affects design intent must be approved by JSD
 - All structural elements, fixings and/or footings to be confirmed by signmaker's engineer.
 - Signmaker to confirm all details for approval on shop drawings prior to manufacture.

Construction Details
10mm deep laser cut plywood letters precast into concrete (or other material as specified by the architect - to be confirmed on site before construction)

Graphic Details
Recessed letters (not edges) to be painted DULUX: Klavier PG1H9 -

CREATED BY	
JSD Level 1/187-189 William St Darlinghurst NSW 2010 02 9331 4258	
CLIENT	
STZ M1/147 McEvoy St Alexandria NSW 2015 02 9699 1600	
PROJECT	
Newcastle Art Gallery	
SITE	
1 Laman Street, Newcastle NSW 2300	
DRAWING NAME	
Main Entrance - Low Wall	
SCALE	
Printed @ A3	
DRAWN BY	DATE
JS	29-10-2013
STATUS	ISSUE NUMBER
DRAFT	v1
DRAWING NUMBER	SHEET
STZ-0196-ID1	2 of 2