

SECTION 4.55 APPLICATION

DEVELOPMENT SUMMARY

PROJECT No. A14084

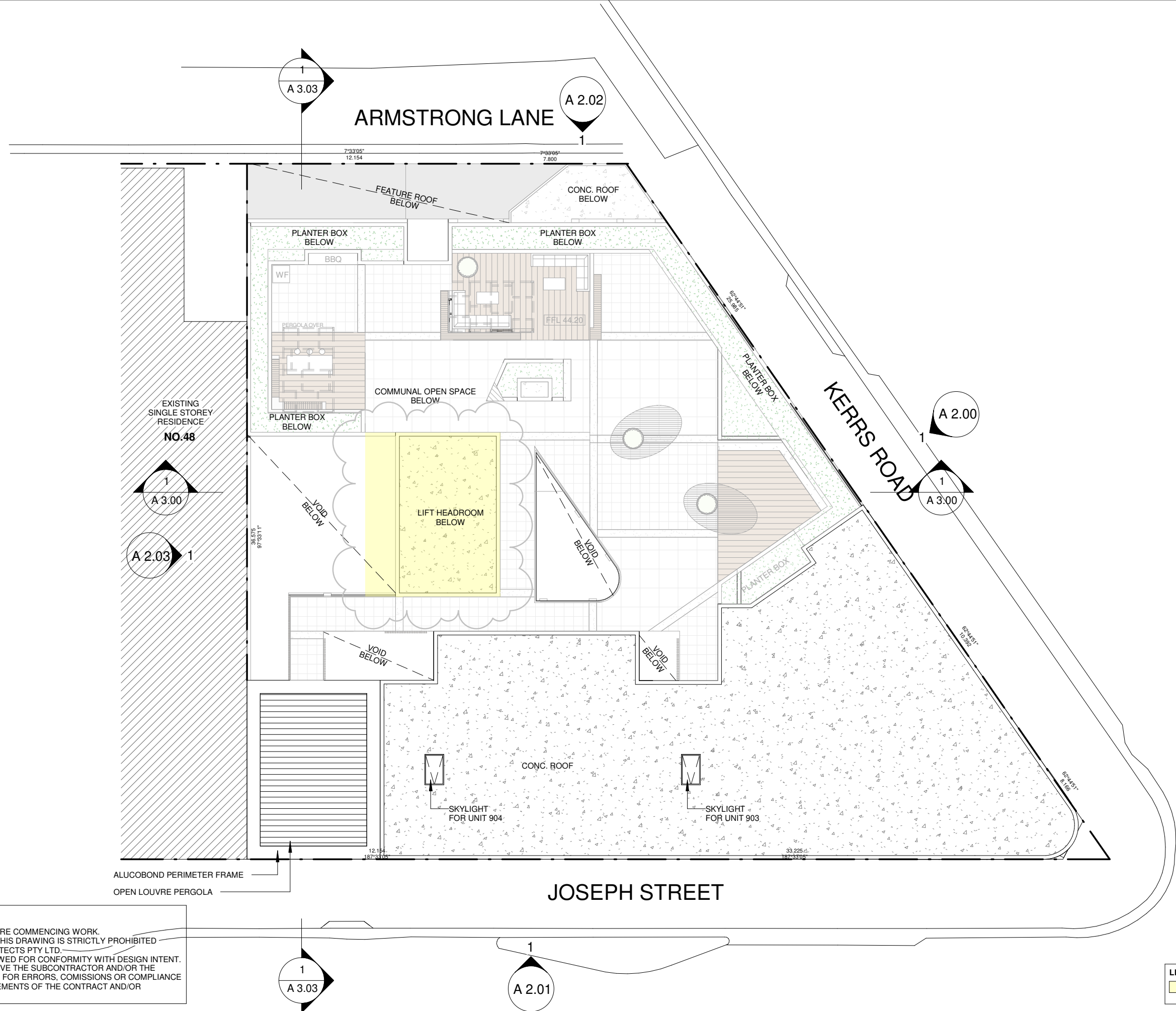
2-6 KERRS ROAD & 46 JOSEPH STREET, LIDCOMBE

ISSUE (G)

SITE AREA	1194.7m²		
	REQUIRED	PROPOSED	COMPLIANCE
TOTAL GFA	5974 m²	5891.3 m²	✓
FSR	1:5	1:4.93	✓
HEIGHT LIMIT	32m	31.35m (ROOF TOP) 32.6m (LIFT OVERRUN TOP)	UNCHANGED
NO. OF UNITS	-	72 UNITS 1 BED = 24 UNITS 2 BED = 39 UNITS 3 BED = 9 UNITS	N/A
CAR PARKING	TOTAL : 99 CARPARK SPACES (INCLUDING 8 ADPT. & 1 ACC. SPACE) RESIDENTIAL= 93 SPACES (INCLUDING 8 VISITOR SPACES) COMMERCIAL= 6 SPACES (COMMERCIAL AREA= 312m²) CALCULATION UNDER DCP PARKING RATE: 1 BED 1 SPACE PER DWELLING =1x24 = 24 SPACES 2 BED 1.2 SPACES PER DWELLING =1.2x39 = 46.8 SPACES 3 BED 1.5 SPACES PER DWELLING =1.5x9 = 13.5 SPACES VISITOR 51-100 DWELLINGS = 8 SPACES = 8 PARKING SPACES COMMERCIAL 1 PARKING PER 60m² =312/60 = 5.2 SPACES (∴ 6 SPACES) ADPT. & ACC. PARKING RESIDENTIAL = 1 PARKING PER ADAPT. UNIT = 8 SPACES (ADAPTABLE) COMMERCIAL =10% OF COMM. PARKING =0.1X 5.2 =0.52 SPACE (1 SPACE)	99 PARKING SPACES RESIDENTIAL= 93 SPACES COMMERCIAL = 6 SPACES (INC. 6 ADAPTABLE SPACES & 4 ACCESSIBLE SPACES)	✓

Sheet Number	Sheet Name
A 0.01	PLAN- SITE/ ROOF
A 0.02	PLAN- SITE ANALYSIS
A 1.00	PLAN- BASEMENT 1
A 1.01	PLAN- BASEMENT 2
A 1.02	PLAN- BASEMENT 3
A 1.03	PLAN- BASEMENT 4
A 1.03A	PLAN - BASEMENT 5
A 1.04	PLAN- GROUND LEVEL (RETAIL)
A 1.05	PLAN- LEVEL 1
A 1.06	PLAN- LEVEL 2 - 8
A 1.07	PLAN- LEVEL 9
A 2.00	ELEVATION- NORTH (KERRS ROAD)
A 2.01	ELEVATION- EAST(JOSEPH STREET)
A 2.02	ELEVATION- WEST (ARMSTRONG LANE)
A 2.03	ELEVATION - SOUTH
A 3.00	SECTION (NORTH-SOUTH)
A 3.01	SECTION (WEST - EAST)
A 3.02	SECTION (RAMP LAYOUT)
A 3.04	STAIR LAYOUT
A 4.00	SHADOW DIAGRAM - June 21st
A 4.01	POST ADAPTABLE UNIT
A 5.00	MATERIAL SCHEDULE & FINISHES
A 6.00	CROSS VENTILATION & SOLAR ACCESS
A 6.01	LANDSCAPE & COMMUNAL OPEN SPACE
A 6.02	STREETSCAPE ELEVATION (KERRS ROAD)
A 6.03	STREETSCAPE ELEVATION (JOSEPH STREET)
A 6.04	GROSS FLOOR AREA CALCULATIONS
A 6.05	SOLAR STUDY - HOURS OF SUNLIGHT
A 6.06	SOLAR STUDY - DIRECT SUNLIGHT
A 7.01	CEILING HEIGHT DETAIL

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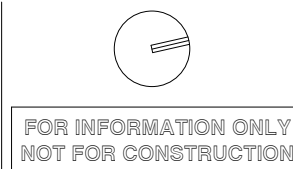


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Issue	Description	Date
C	ISSUE FOR INFORMATION	23.05.2019
D	ISSUE FOR INFORMATION	29.05.2019
E	ISSUE FOR INFORMATION	25.06.2019
F	ISSUE FOR INFORMATION	03.07.2019
G	ISSUE FOR SECTION 4.55 SUBMISSION	18.07.2019

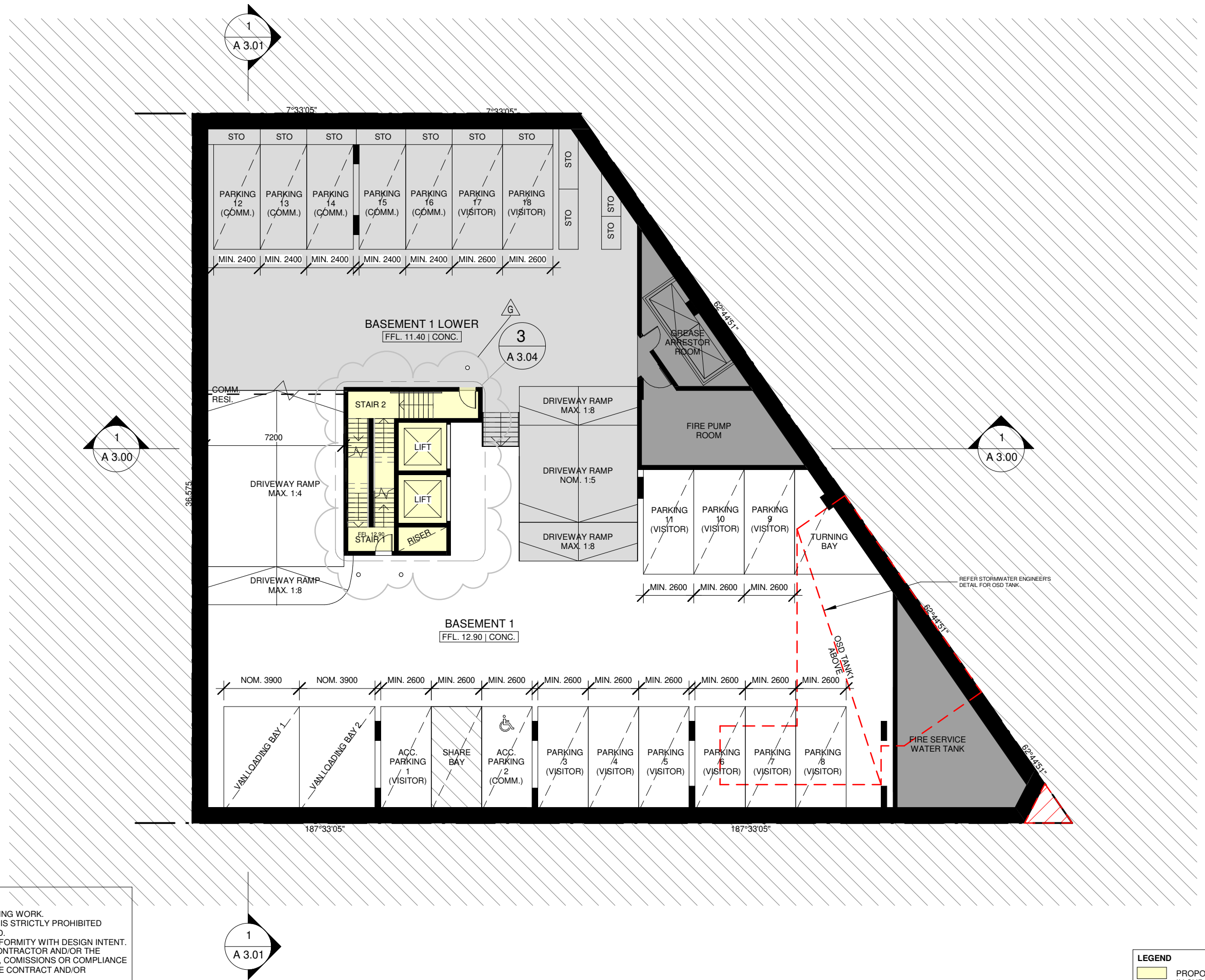
Client Name
KERRS ROAD DEVELOPMENT PTY LTD

Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**



Drawing Title
PLAN- SITE/ ROOF

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 0.01	ST 4.55	G



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LEGEND
PROPOSED AMENDMENT
IN SUBJECT S4.55

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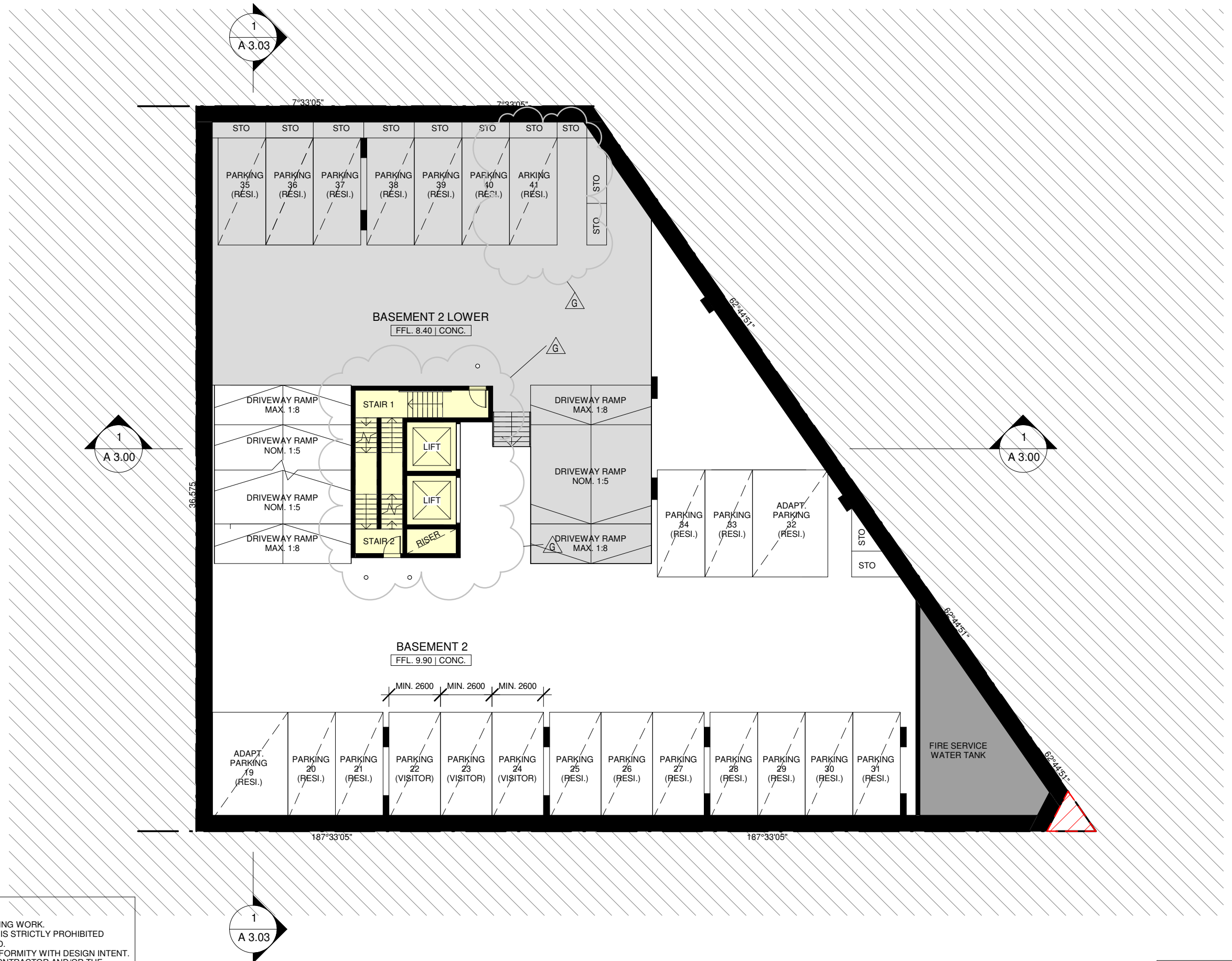
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Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

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Drawing Title
PLAN- BASEMENT 1

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 1.00	ST 4.55	G



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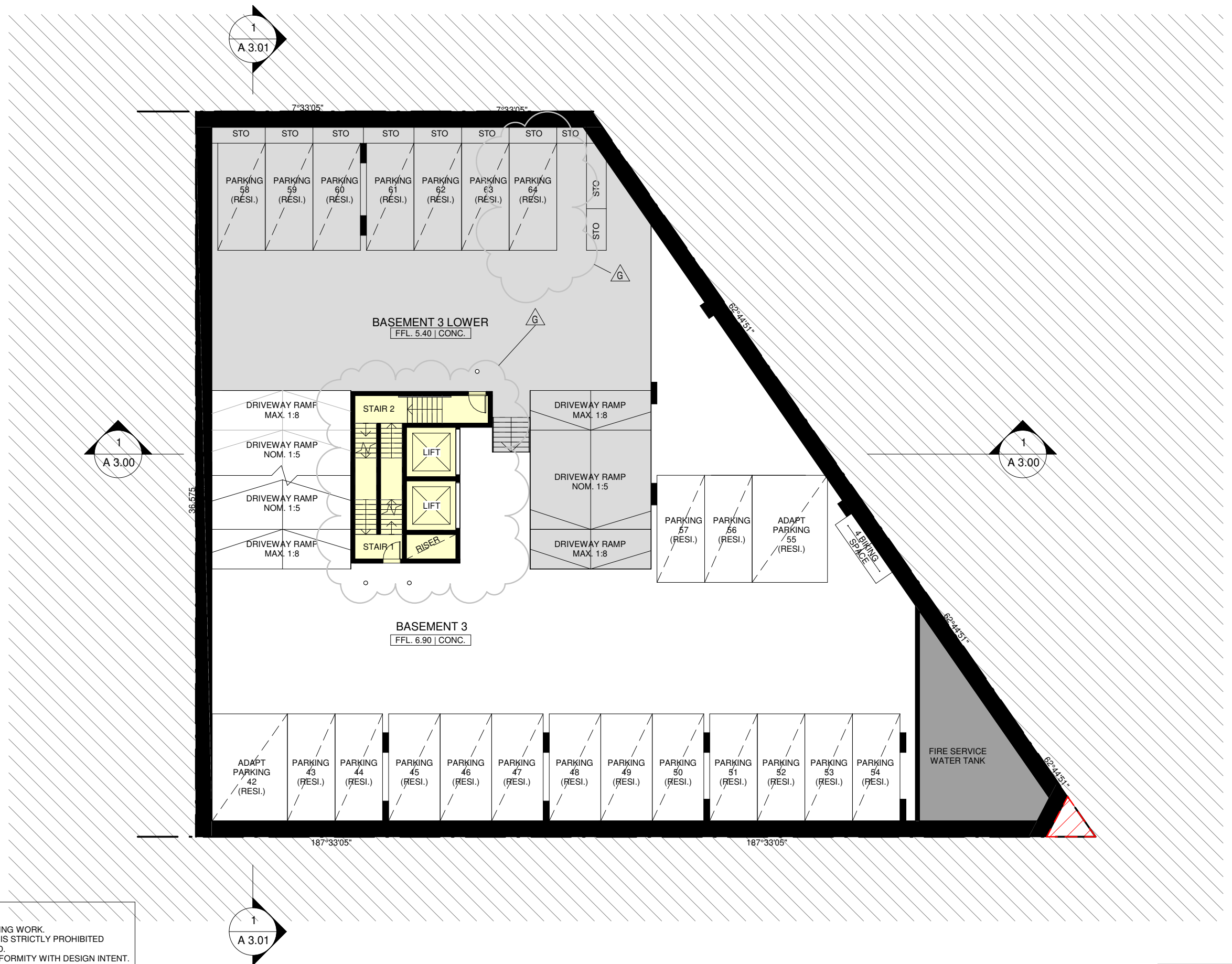
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Drawing Title PLAN- BASEMENT 2				
Job No.	Scale	Drawing No.	Stage	ISSUE
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Drawing Title PLAN- BASEMENT 3				
Job No.	Scale	Drawing No.	Stage	ISSUE
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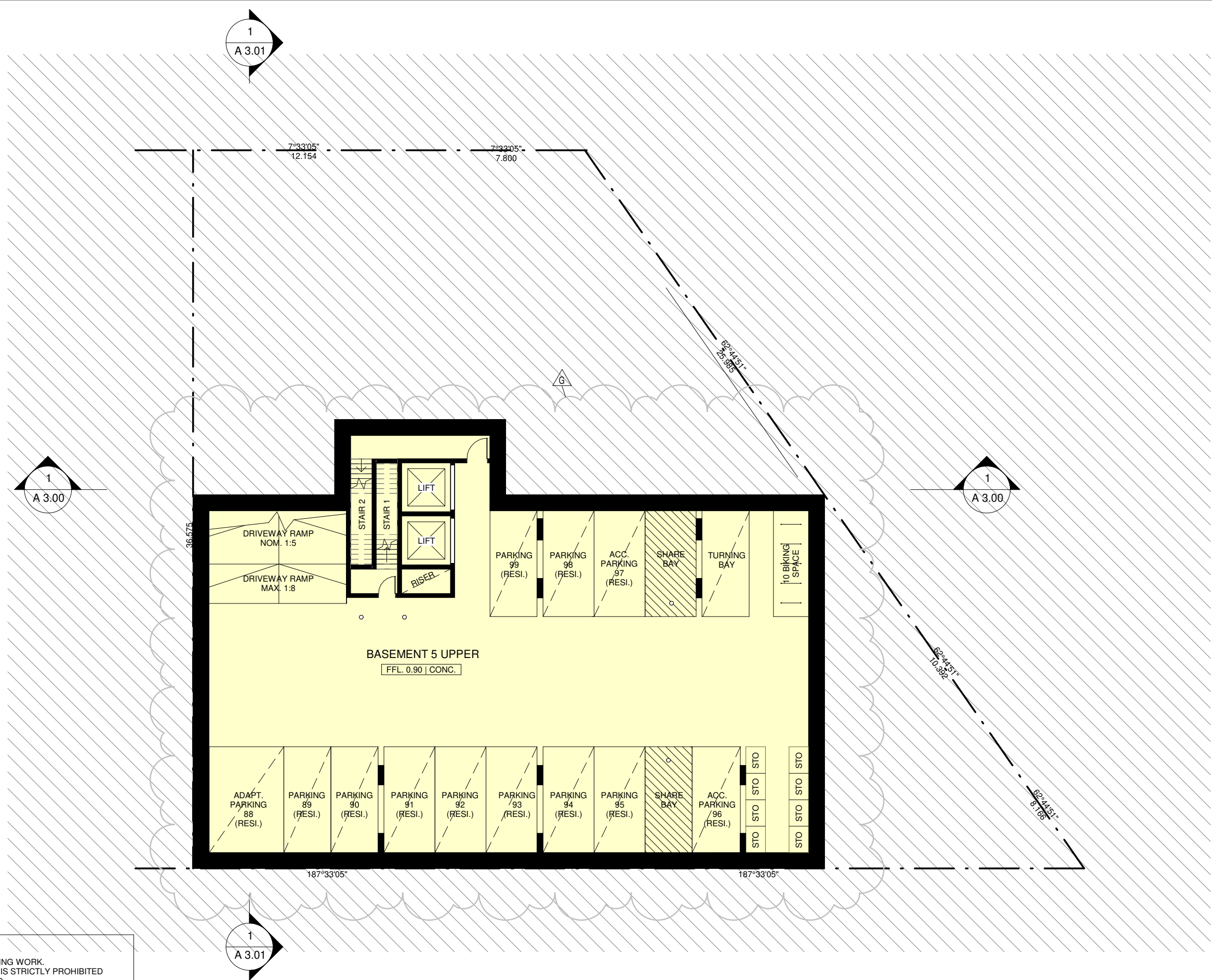
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Drawing Title PLAN- BASEMENT 4				
Job No.	Scale	Drawing No.	Stage	ISSUE
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
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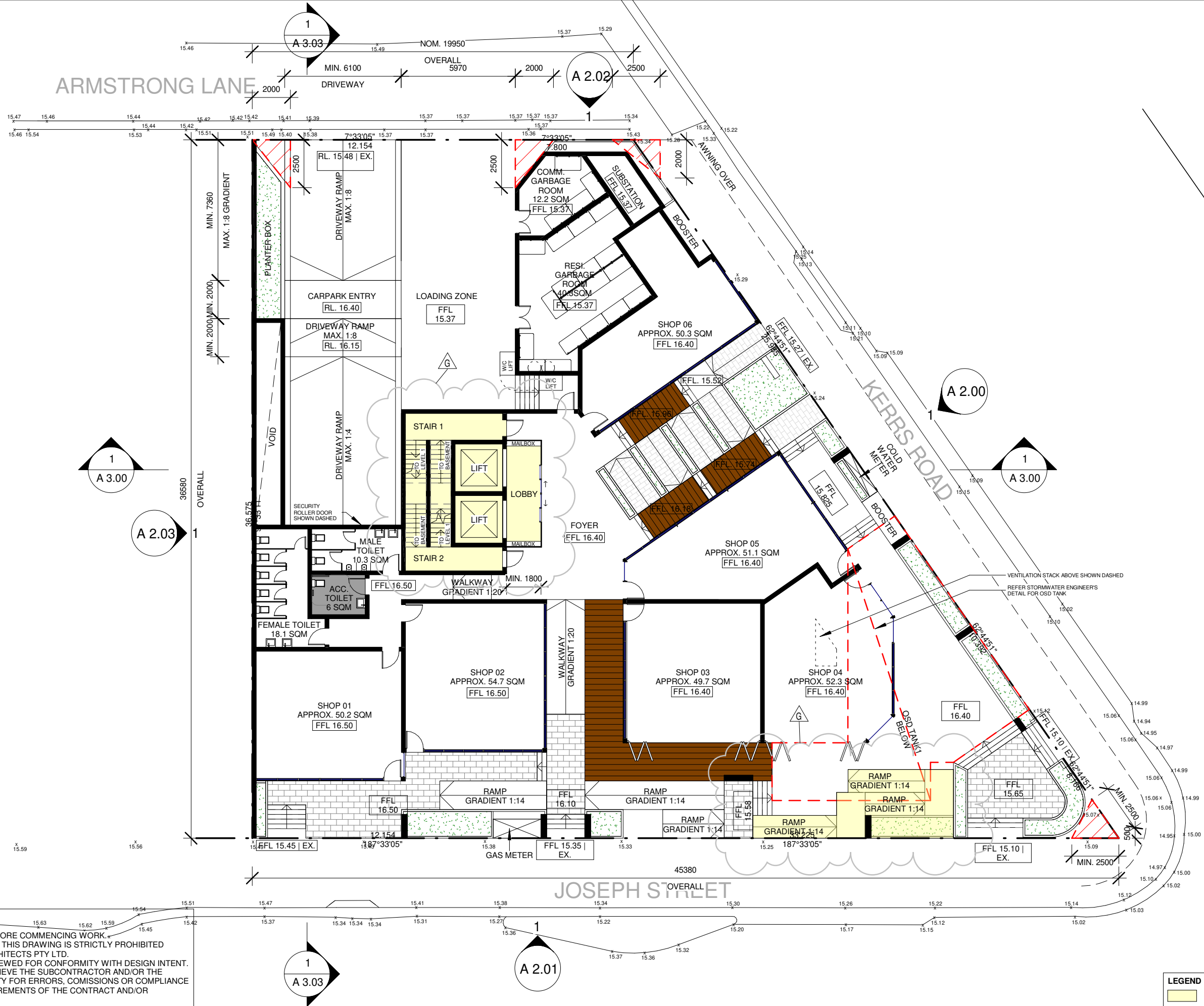
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Drawing Title				
PLAN - BASEMENT 5				
Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 1.03A	ST 4.55	G



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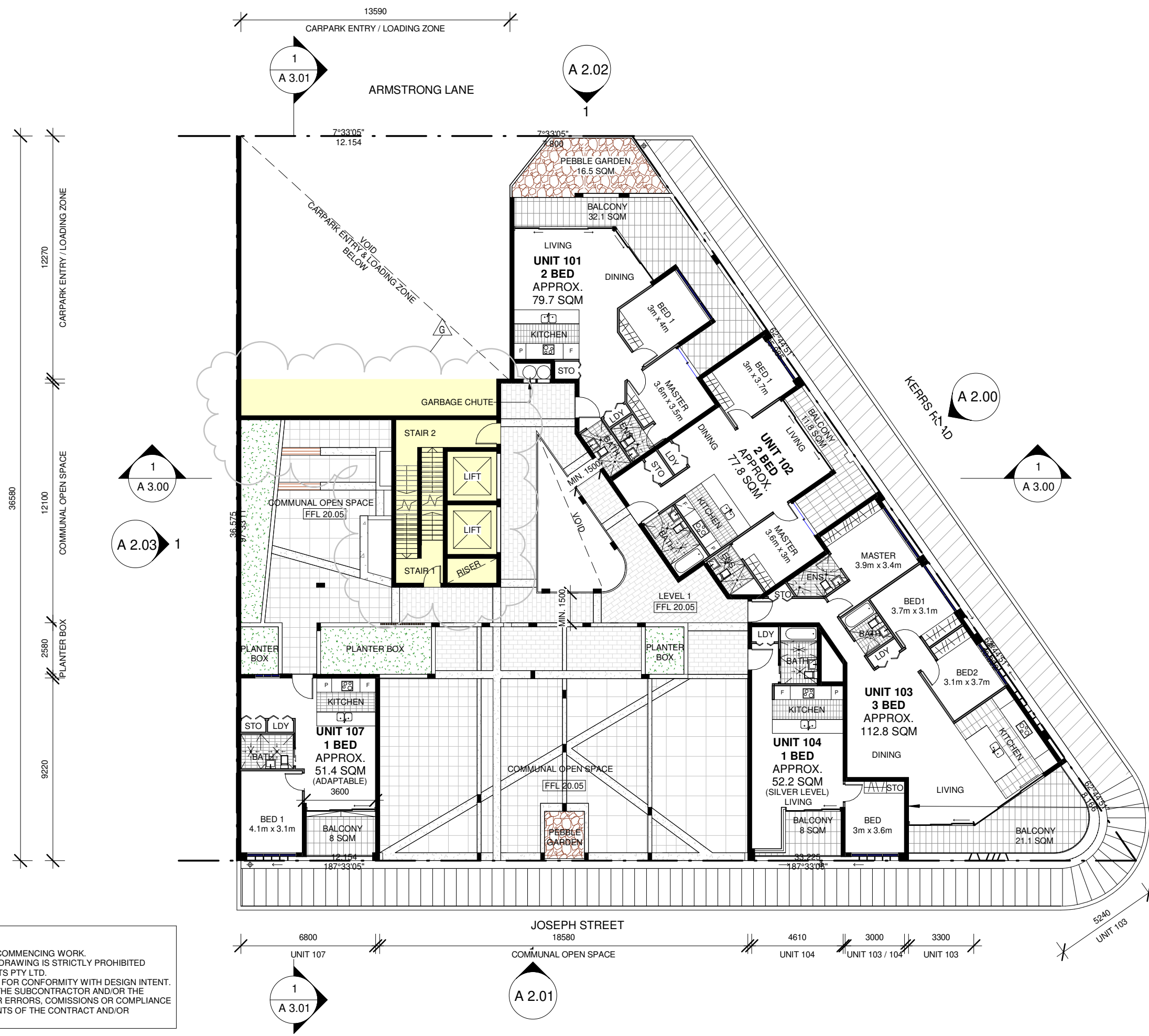
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**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

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Drawing Title
PLAN- GROUND LEVEL (RETAIL)

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 1.04	ST 4.55	G



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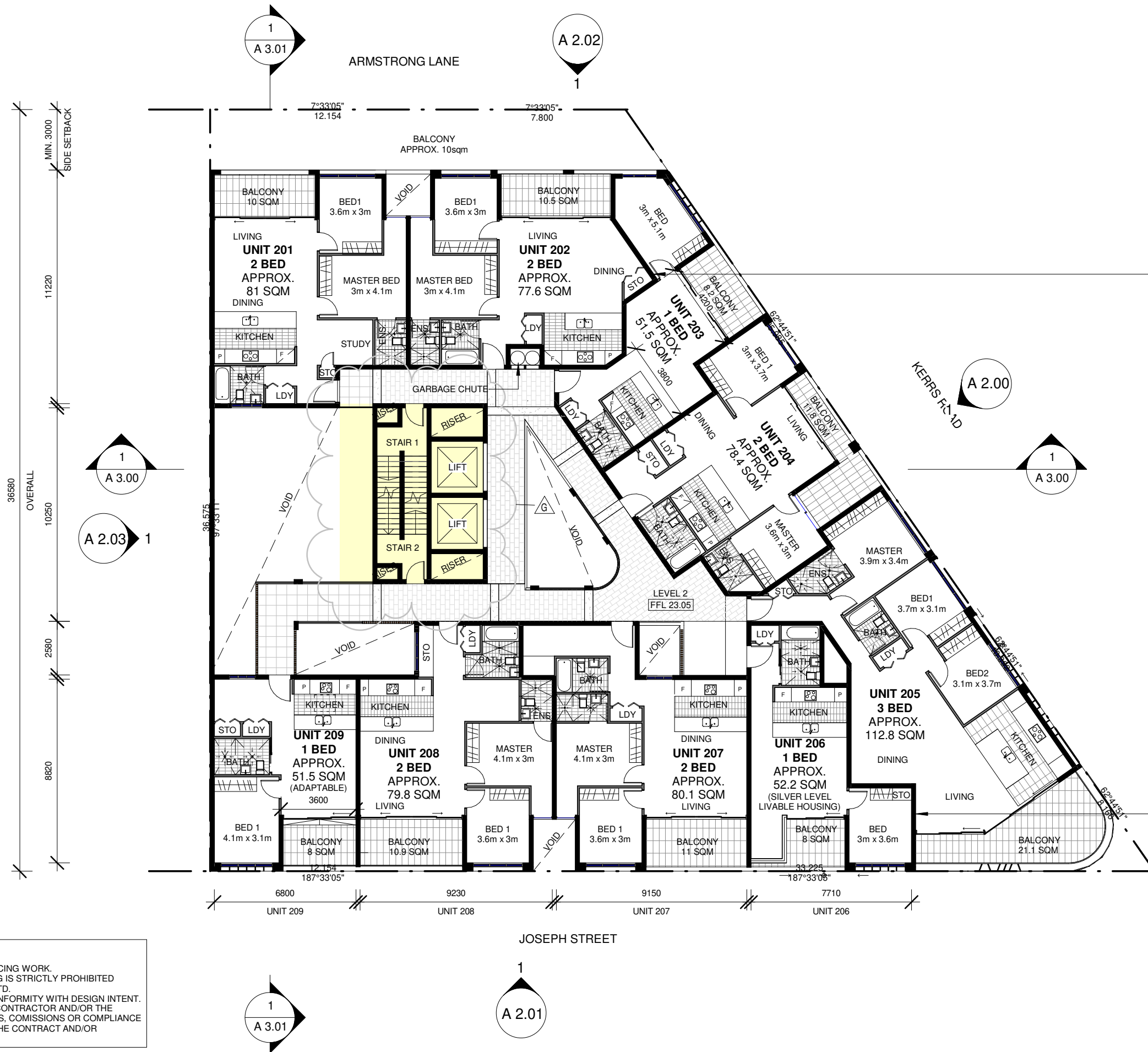
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Client Name
KERRS ROAD DEVELOPMENT PTY LTD
Project Name
2-6 KERRS ROAD & 46 JOSEPH STREET, LIDCOMBE

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Drawing Title PLAN- LEVEL 1				
Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 1.05	ST 4.55	G



ADDITIONAL ACOUSTIC TREATMENT TO BE SUPPLIED IN ACCORDANCE WITH ACOUSTIC REPORT IN CC STAGE

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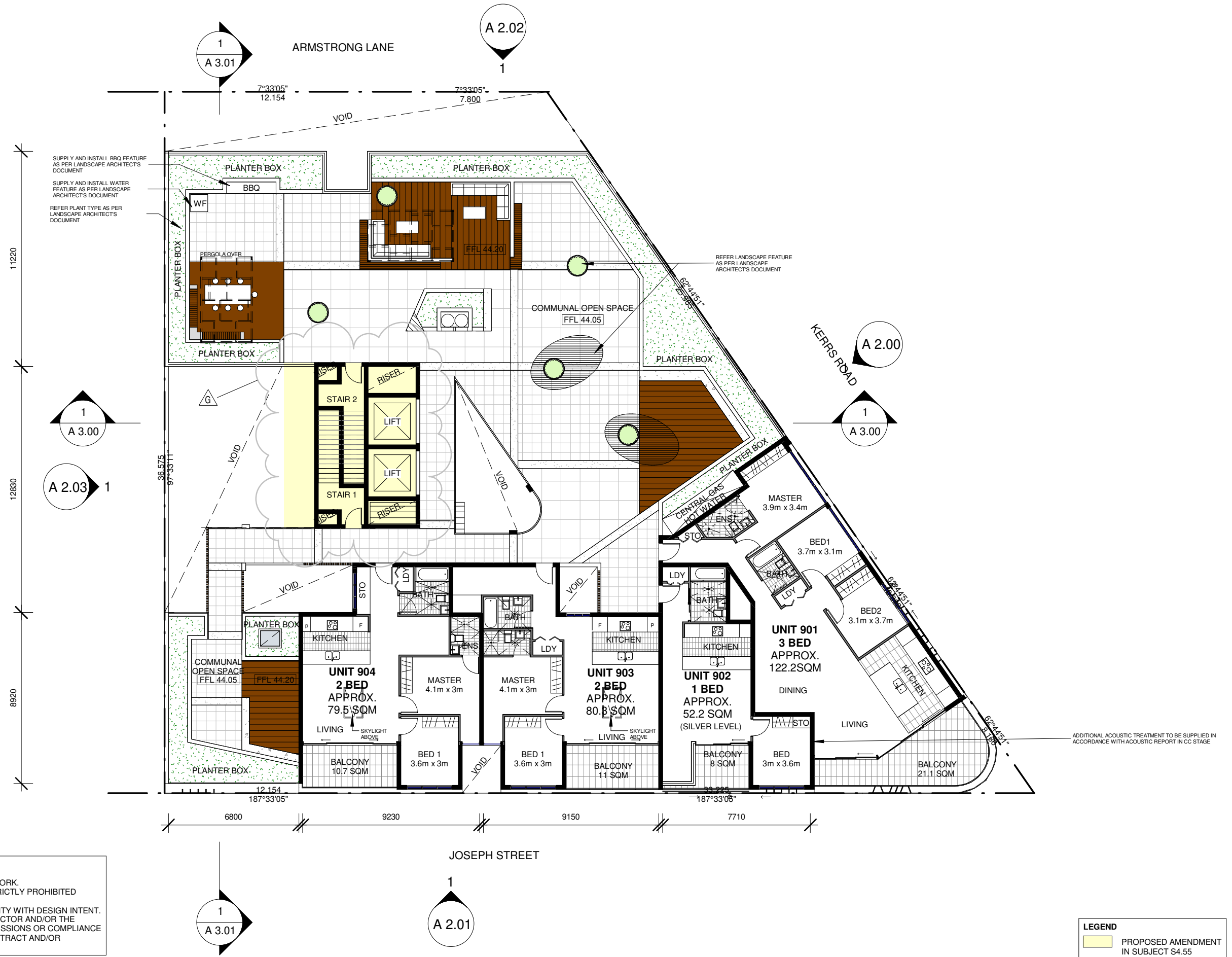
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2-6 KERRS ROAD & 46 JOSEPH STREET, LIDCOMBE

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Drawing Title
PLAN- LEVEL 2 - 8

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 1.06	ST 4.55	G



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Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

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Drawing Title PLAN- LEVEL 9				
Job No. A14084	Scale 1 : 200@A3	Drawing No. A 1.07	Stage ST 4.55	ISSUE G



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LEGEND

BAL1	GLASS BALUSTRADE
MC1	METAL CLADDING
PF1A	PAINT FINISH (WHITE)
PF1B	PAINT FINISH (CHARCOAL)
ST1	STONE CLADDING
TB1	TIMBER CLADDING

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2-6 KERRS ROAD & 46 JOSEPH STREET, LIDCOMBE

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Drawing Title
ELEVATION- NORTH (KERRS ROAD)

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LEGEND	
BAL1	GLASS BALUSTRADE
MC1	METAL CLADDING
PF1A	PAINT FINISH (WHITE)
PF1B	PAINT FINISH (CHARCOAL)
ST1	STONE CLADDING
TB1	TIMBER CLADDING

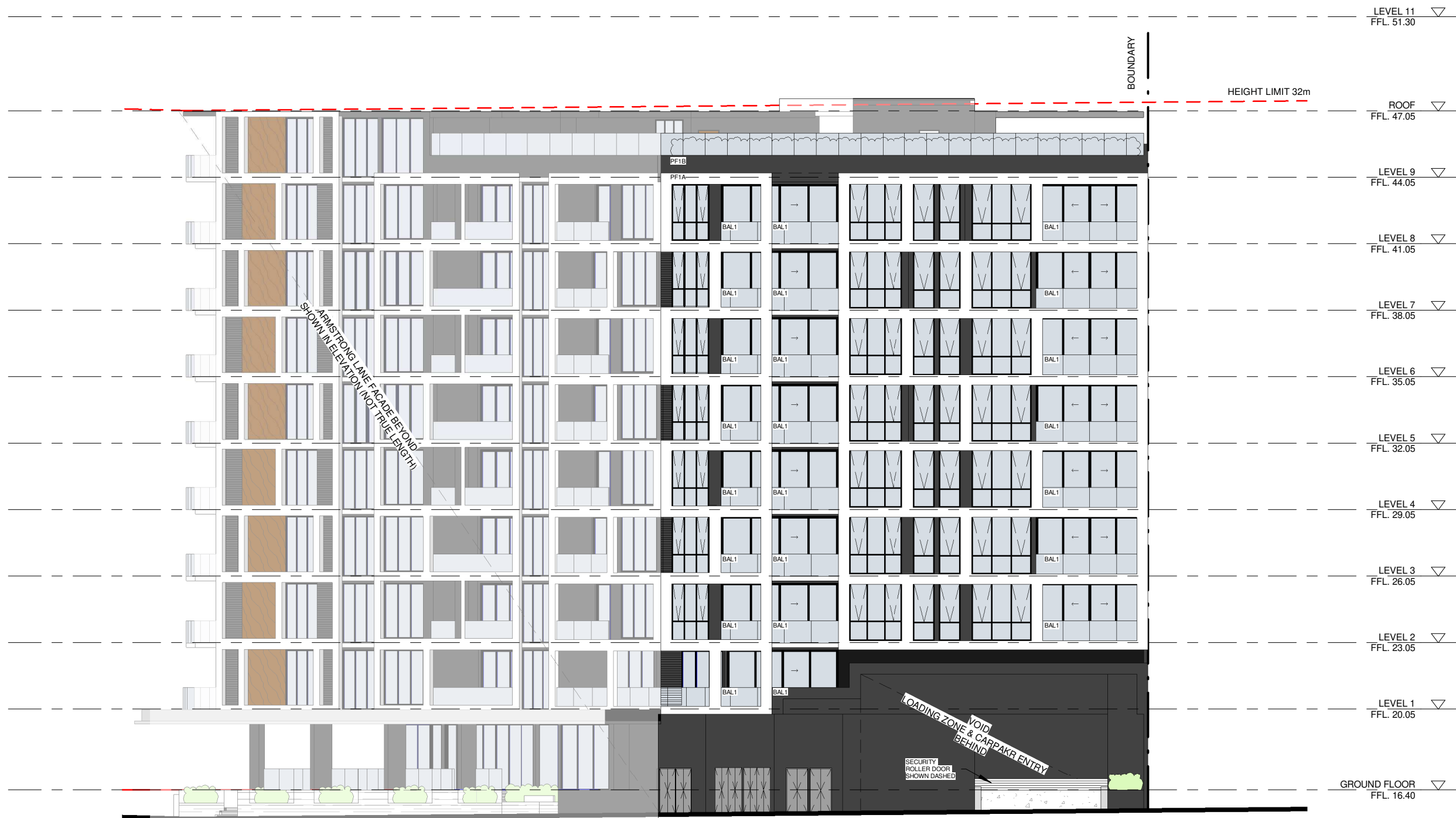
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NOT FOR CONSTRUCTION

Drawing Title ELEVATION- EAST(JOSEPH STREET)				
Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 2.01	ST 4.55	G



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LEGEND	
BAL1	GLASS BALUSTRADE
MC1	METAL CLADDING
PF1A	PAINT FINISH (WHITE)
PF1B	PAINT FINISH (CHARCOAL)
ST1	STONE CLADDING
TB1	TIMBER CLADDING



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Issue	Description	Date
C	ISSUE FOR INFORMATION	23.05.2019
D	ISSUE FOR INFORMATION	29.05.2019
E	ISSUE FOR INFORMATION	25.06.2019
F	ISSUE FOR INFORMATION	03.07.2019
G	ISSUE FOR SECTION 4.55 SUBMISSION	18.07.2019

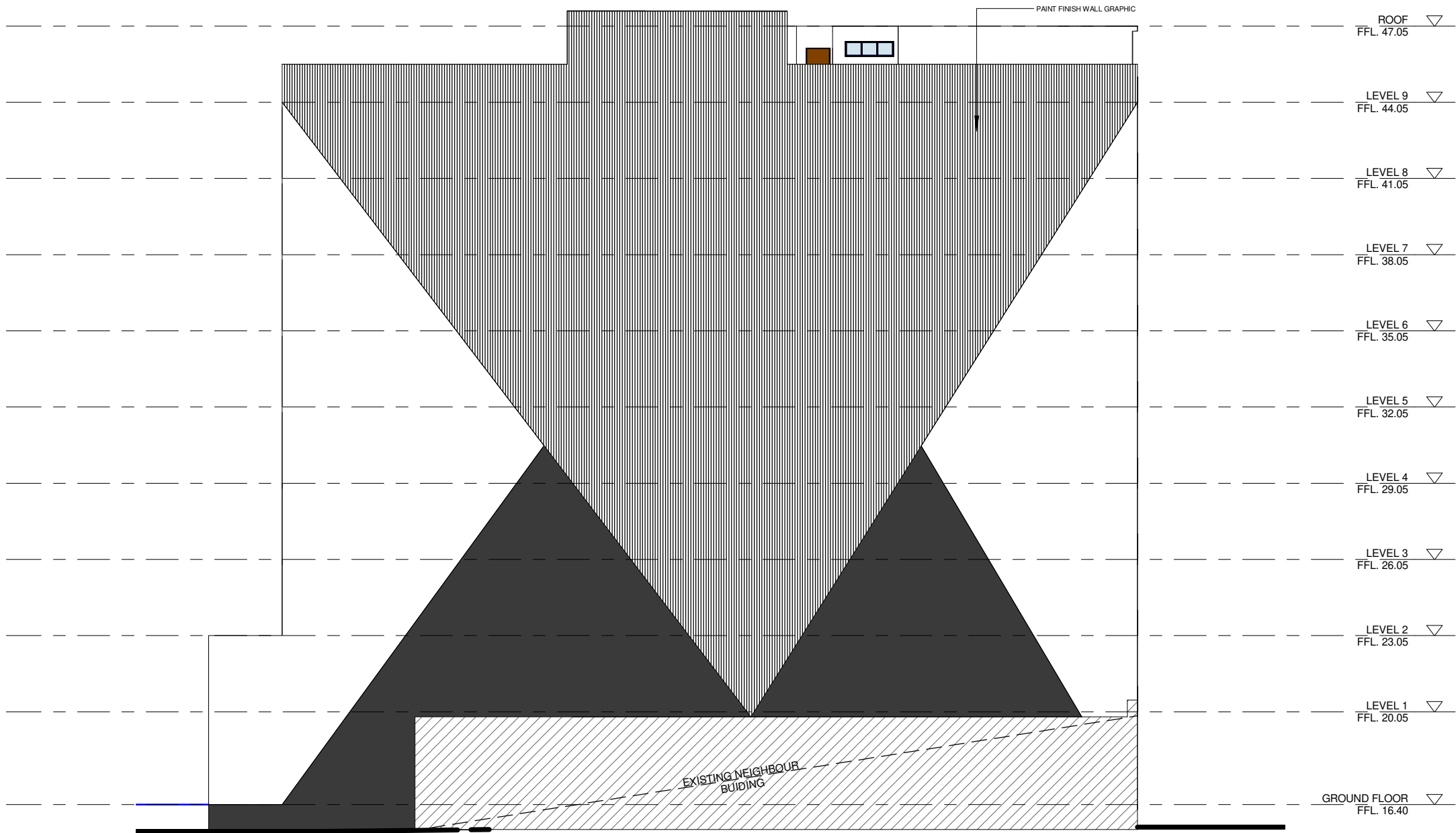
Client Name
KERRS ROAD DEVELOPMENT PTY LTD

Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

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Drawing Title
ELEVATION- WEST (ARMSTRONG LANE)

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 2.02	ST 4.55	G



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G	ISSUE FOR SECTION 4.55 SUBMISSION	18.07.2019

Client Name
KERRS ROAD DEVELOPMENT PTY LTD
Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

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Drawing Title
ELEVATION - SOUTH

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 2.03	ST 4.55	G



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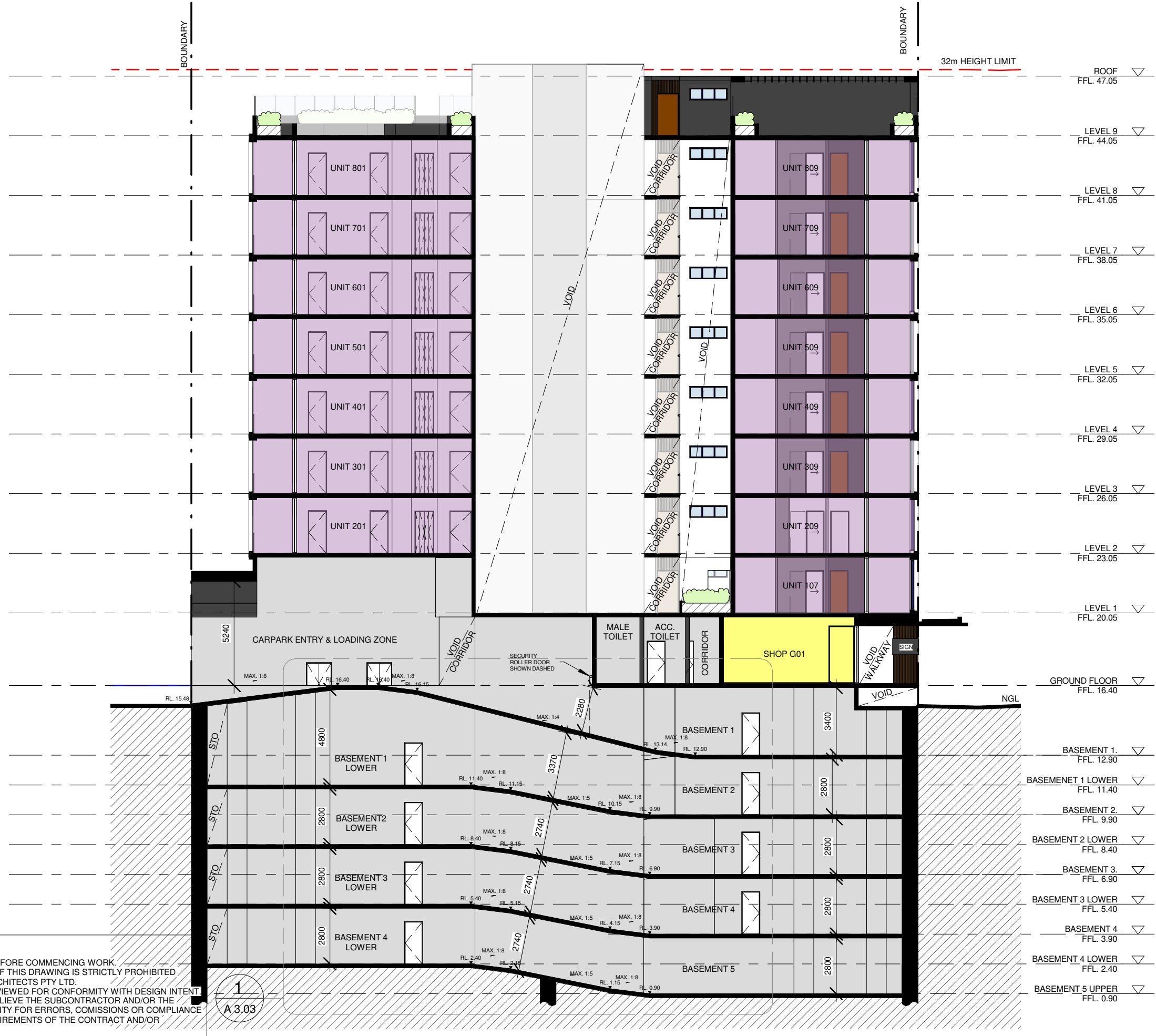
Client Name
KERRS ROAD DEVELOPMENT PTY LTD

Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

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Drawing Title
SECTION (NORTH-SOUTH)

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 3.00	ST 4.55	G



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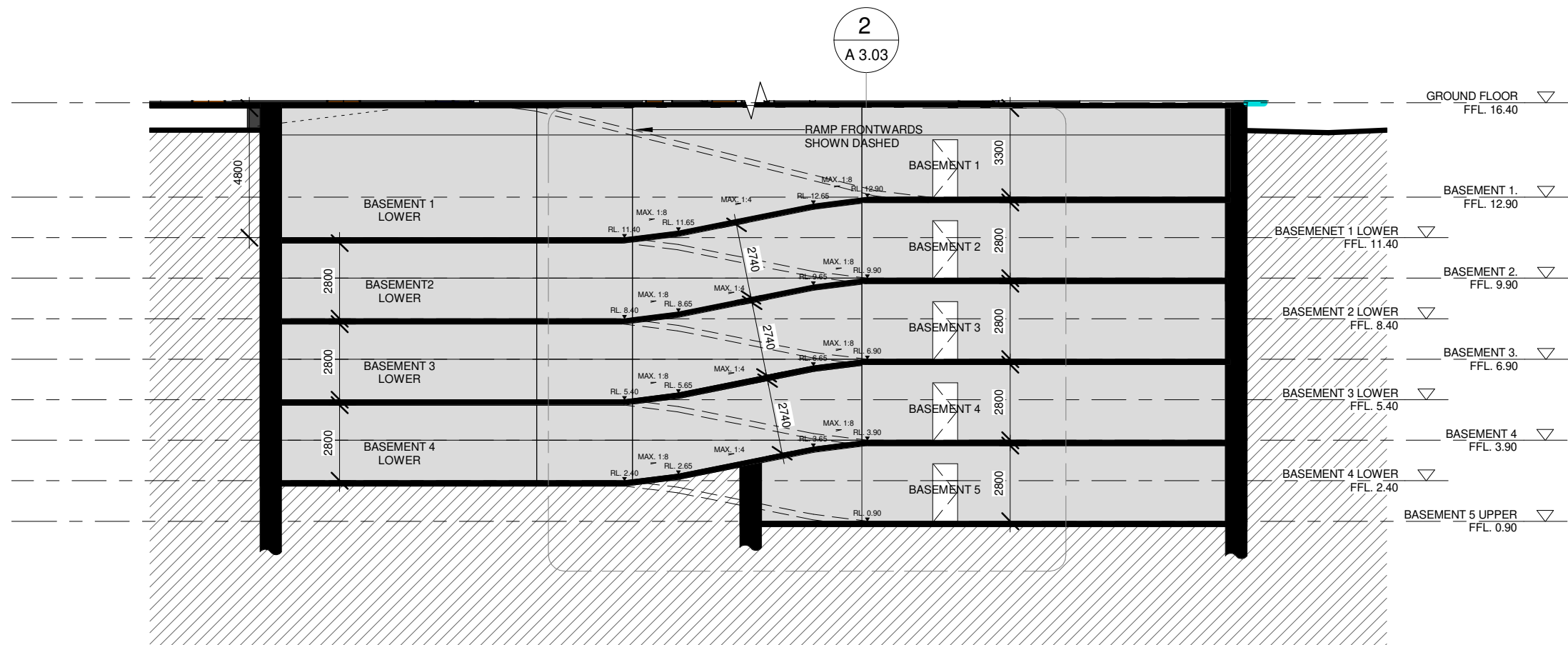
Client Name
KERRS ROAD DEVELOPMENT PTY LTD

Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

FOR INFORMATION ONLY
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Drawing Title
SECTION (WEST - EAST)

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 3.01	ST 4.55	G



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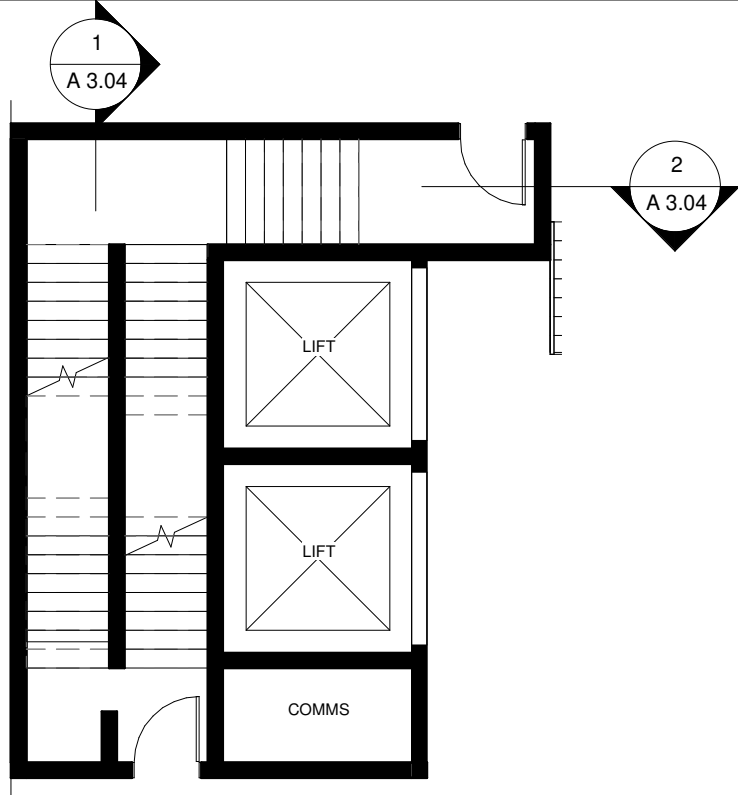
Client Name
KERRS ROAD DEVELOPMENT PTY LTD

Project Name
**2-6 KERRS ROAD & 46 JOSEPH STREET,
LIDCOMBE**

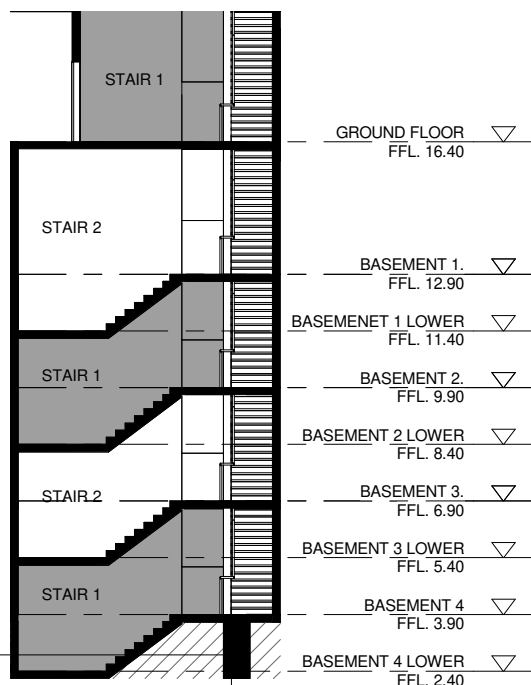
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Drawing Title
SECTION (RAMP LAYOUT)

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 3.02	ST 4.55	G

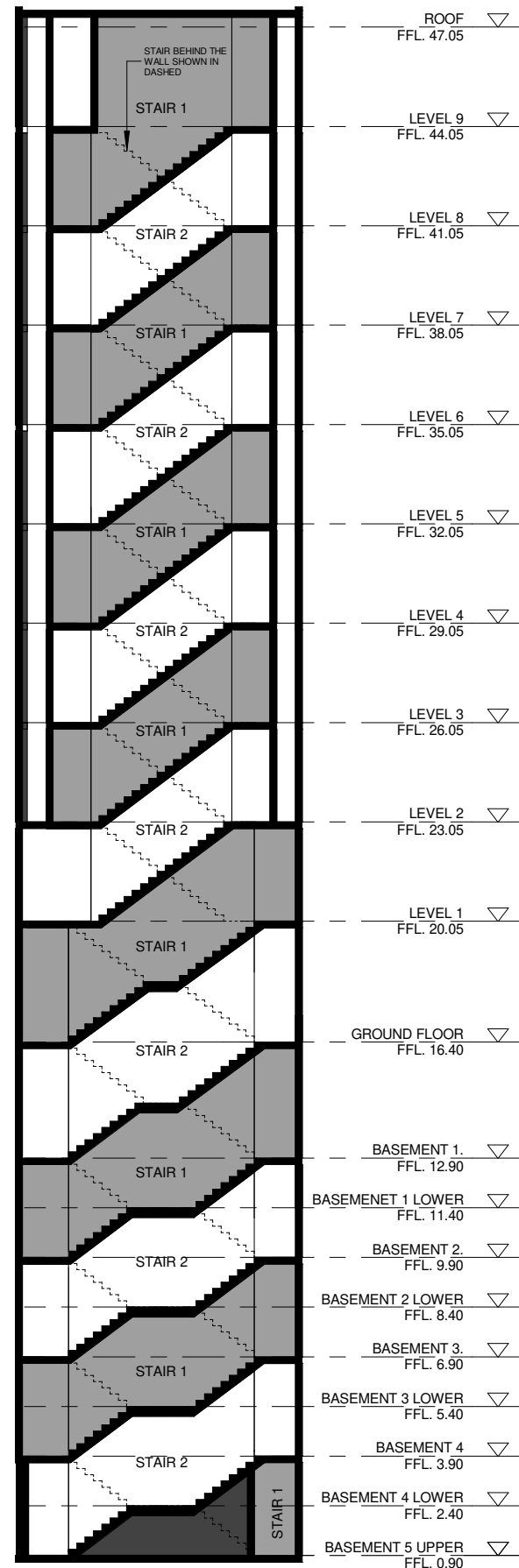


3 PLAN - STAIR 1
1 : 100



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2 SECTION - STAIR DETAIL 1
1 : 100



1 SECTION - STAIR DETAIL 2
1 : 200



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C	ISSUE FOR INFORMATION	23.05.2019
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G	ISSUE FOR SECTION 4.55 SUBMISSION	18.07.2019

Client Name
KERRS ROAD DEVELOPMENT PTY LTD
 Project Name
2-6 KERRS ROAD & 46 JOSEPH STREET, LIDCOMBE

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Drawing Title
STAIR LAYOUT

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	As indicated	A 3.04	ST 4.55	G

TC1

PF1B

PF1A

TB1

AL1

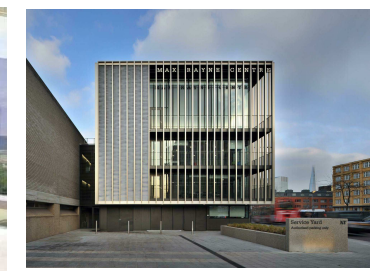
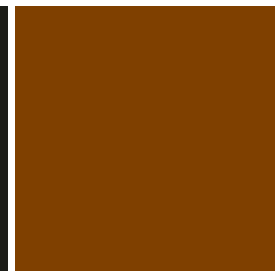
AD1

BAL1

ST1/MC1

FINISH LEGENDS

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TC1 TIMBER TONE CLADDING

TB1 TIMBER TONE BATTEN

MC1 POWDERCOAT ALUMINIUM BLACK GRILL

ST1 TEXTURED / INSITU CONCRETE

BAL 1 GLASS BALUSTRADE

AD1 POWDERCOAT ALUMINIUM BLACK FRAME GLASS DOOR

AL1 DECORATIVE ALUMINIUM PANEL

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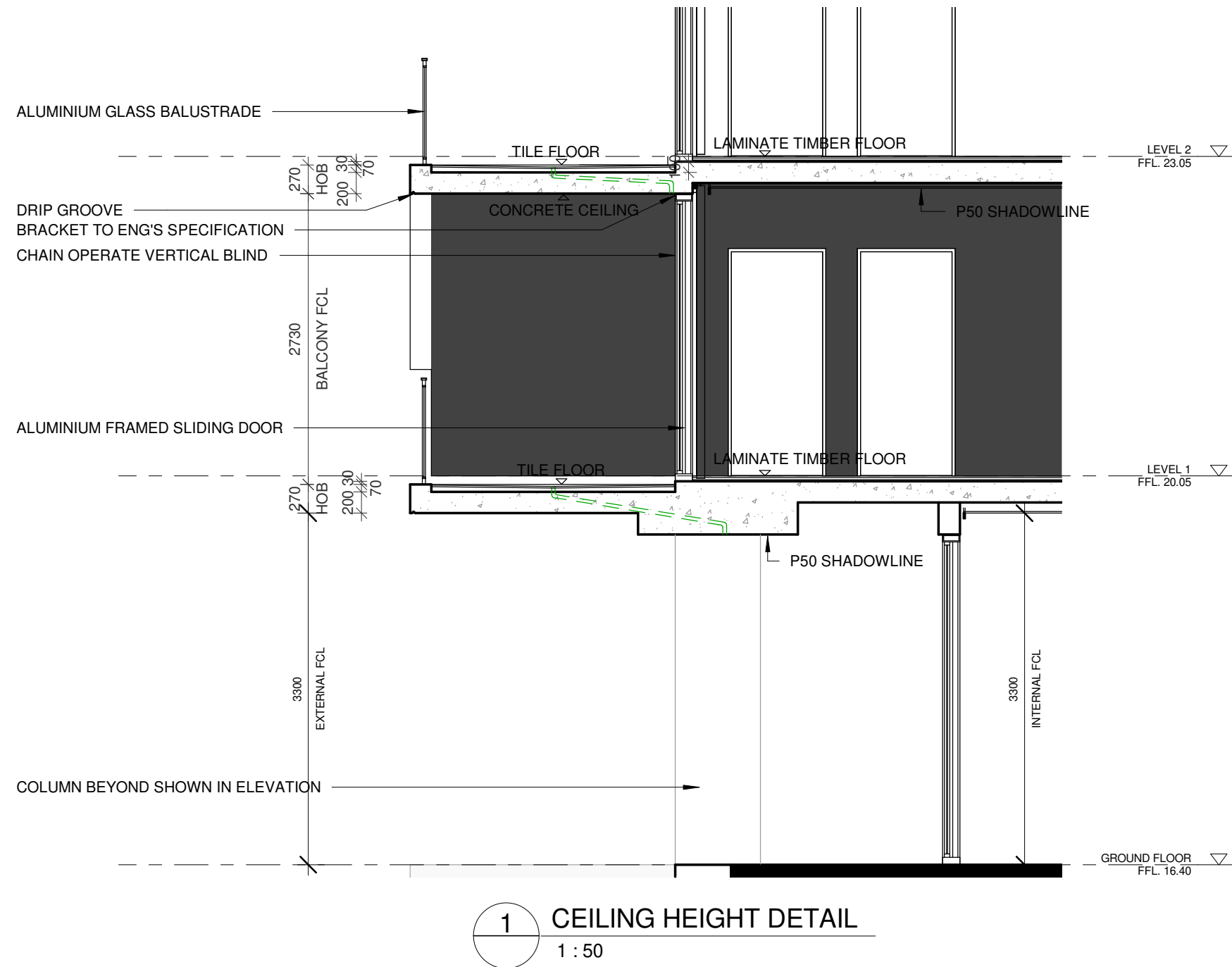
Client Name
KERRS ROAD DEVELOPMENT PTY LTD

Project Name
2-6 KERRS ROAD & 46 JOSEPH STREET, LIDCOMBE

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Drawing Title
MATERIAL SCHEDULE & FINISHES

Job No.	Scale	Drawing No.	Stage	ISSUE
A14084	1 : 200@A3	A 5.00	ST 4.55	G



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