HOMEBUSH TOWER

21 PARRAMATTA ROAD, HOMEBUSH

DEVELOPMENT APPLICATION





	SHEET LIST - DA PLANS	م	\sim	\sim
NUMBER	NAME	$\overline{\ }$	CURRENT REVISION	ISSUED
DA-001	COVER SHEET, DRAWING LIST, SITE LOCATION PLAN	5	B	28.06.22
DA-005	3D VIEWS	(-)	B	28.06.22
DA-006	3D VIEWS	5	B	28.06.22
DA-011	SITE PLAN	5	B	28.06.22
DA-012	SITE ANALYSIS PLAN	(B	28.06.22
DA-096	FLOOR PLAN - BASEMENT LEVEL 4	5	С	28.06.22
DA-097	FLOOR PLAN - BASEMENT LEVEL 3	7	C	28.06.22
DA-098	FLOOR PLAN - BASEMENT LEVEL 2	(C	28.06.22
DA-099	FLOOR PLAN - BASEMENT LEVEL 1	5	С	28.06.22
DA-100	FLOOR PLAN - GROUND LEVEL	7	В	28.06.22
DA-101	TYPICAL PLAN - LEVEL 1-7	(В	28.06.22
DA-102	FLOOR PLAN - LEVEL 8	5	С	28.06.22
DA-103	TYPICAL PLAN - LEVEL 9-21	5	C	28.06.22
DA-104	TYPICAL PLAN - LEVEL 22-24	(В	28.06.22
DA-105	FLOOR PLAN - ROOF LEVEL	5	В	28.06.22
DA-201	SOUTH ELEVATION	7	В	28.06.22
DA-202	WEST ELEVATION	(В	28.06.22
DA-203	NORTH ELEVATION	5	В	28.06.22
DA-204	EAST ELEVATION	7	В	28.06.22
DA-301	SECTIONS SHEET 1	(В	28.06.22
DA-302	SECTIONS SHEET 2	5	В	28.06.22
DA-401	SHADOW STUDY PLAN WINTER SOLSTICE	7	В	28.06.22
DA-431	SUN'S EYE VIEW SHEET 1	(В	28.06.22
DA-501	GROSS FLOOR AREA CALCULATIONS	5	В	28.06.22
DA-541	ADAPTABLE UNIT LAYOUT	7	A	03.12.21
DA-551	BUILDING HEIGHT PLANE DIAGRAM	(В	28.06.22
DA-601	SOLAR ACCESS PLANS	5	В	28.06.22
DA-602	CROSS VENTILATION PLANS	7	В	28.06.22
DA-700	DETAIL 3D VIEW 1	(В	28.06.22
DA-701	DETAIL 3D VIEW 2	5	В	28.06.22
DA-702	DETAIL 3D VIEW 3	7	В	28.06.22
DA-703	GENERAL 3D VIEWS	(В	28.06.22
DA-800	LOBBY ANALYSIS - PODIUM	5	В	28.06.22
DA-801	LOBBY ANALYSIS - TOWER	7	В	28.06.22
DA-802	BUILDING SETBACK - PODIUM	(В	28.06.22
DA-803	BUILDING SETBACK - TOWER	5	В	28.06.22
DA-804	MASSING COMPARISON - SHEEET 1	7	В	14.06.22
DA-805	MASSING COMPARISON - SHEET 2		В	14.06.22
DA-806	CEILING HEIGHT DIAGRAM	5	A	07.04.22
DA-850	FACADE COMPARISON - SHEET 1	2	В	14.06.22
DA-851	FACADE COMPARISON - SHEET 2	(В	14.06.22
DA-853	FACADE COMPARISON - SHEET 4	5	В	14.06.22
		C		



STATUS

DEVELOPMENT APPLICATION

Do not scale drawing. Verify all dimensions on Report any discrepancies in documentation to This drawing is for the purpose of council appr and as such, is not suitable for construction.

GRAPHIC SCALE

NOT TO SCALE

DRAWING NOTES

- EY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER
- ACCESSIBILITY RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY. COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE. ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT. LARGER LOBBY ADDED TO LEVELS 9 24. REINSTATED CIRCULAR COLUMNS ATGROUND PLANE 41 ON SOLITIFER NOLIMINARY. **ACCESSIBILITY**

- REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY. INCREASED SIZE OF BASEMENT WASTE ROOM. CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS. AMENEDE DARATIMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 14 BED) TO 2 UNITS (2X 3 BED). TOTAL UNIT COUNT REDUCED FROM 214 UNITS TO 211 UNITS UNITS. REDUCTION IN GFA (REFER TO DA-501).

 B
 28.06.22
 NEGOTIATIONS IN COUNCIL

 A
 03.12.21
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 DATE
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CLIENT Owner



ARCHITECTURE / INTERIORS

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SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW) (QLD), AR1173 (NT)

STRATHFIELD COUNCIL RECEIVED HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH

AMENDED PLANS





DATE 28.06.22

DRAWING TITLE COVER SHEET, DRAWING LIST, SITE LOCATION PLAN

AA



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DA-001

JOB NO. SCALE OMA2107 N.T.S.



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STATUS

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GRAPHIC SCALE

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DRAWING NOTES

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 REVISE DE ASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9-24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE.
 NORD GOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTIMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21-24, REDUCED 3 UNITS (2X 2 BED, 1X 1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS.
 REDUCTION IN (GFA (REFER TO DA-501). UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

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PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH ____





28.06.22

JOB NO. SCALE OMA2107 **N.T.S.**

DRAWING TITLE 3D VIEWS

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GRAPHIC SCALE

NOT TO SCALE

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 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 4/F WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE.
 NOCH SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTIMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 1X 1 BED) TO 2 UNITS (X 3 BED). TOTAL UNITS.
 REDUCTION IN GFA (REFER TO DA-501). UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

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PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





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DRAWING TITLE 3D VIEWS

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GRAPH	IC SCALE		
1:800 @ A3	0	10m	20m
1:400 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

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- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).



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PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH



SCALE



DATE OMA2107 1:400@A1 28.06.22

ISSUE

DRAWING TITLE SITE PLAN

JOB NO

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NO STOPPING/ CLEARWAY ZONE

LEGEND

ON STREET PARKING

PEDESTRIAN LINK



SITE ANALYSIS PLAN. 1 1:400 @ A1

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1:400 @ A1			

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- ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY

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 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMONATE BIGGEN LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGET LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDIG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNTS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNIT S. UNITS.
- 12. REDUCTION IN GFA (REFER TO DA-501).

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PROJECT

HOMEBUSH TOWER

RRAMATTA ROAD





JOB NO. SCALE DATE OMA2107 1:400@A1 28.06.22

AWING TITI F

SITE ANALYSIS PLAN

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DA2021/327 28 June 2022

BUS STOP 150M EAST



BASEMENT LEVEL 4 (1 1 : 200 @ A1

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T CAI	R PA	RKIN	NG N	UME	BERS	3

RESIDENTIAL ACCESSIBLE		TOTAL	7
4		48	\prec
8	43	66	2
10		65	
10		62	
32	43	241 CAR SPACES	7

	MOTORBIKE	BICYCLE RESIDENTIAL	BICYCLE VISITOR
SEMENT 1	3	29	14
SEMENT 2	3	-	-
SEMENT 3	-	-	-
SEMENT 4	-	-	-
TAL	6	29	14
	1	1	1

PROPOSED WASTE AREAS

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GRAPHIC SCALE

1:400 @ A3	0	5m	10m
1:200 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

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 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.
 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 49 WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE.
 COMMUNG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT WASTE ROOM.
 CLARFIED CAR PARKING ALLOCATIONS, INCLUDIG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTIMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X3 BED). TOTAL UNITS.
 REDIVETION IN GEA (REFEE TO DASCI) UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

С	28.06.22	NEGOTIATIONS IN COUNCIL
B	07.04.22	NEGOTIATIONS IN COUNCIL ISSUE FOR DA
ISS	DATE	PURPOSE OF ISSUE

CLIENT Owner



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NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





С DATE 28.06.22

ISSUE

JOB NO JOB NO. SOULL OMA2107 As indicated@

DRAWING TITLE

FLOOR PLAN - BASEMENT LEVEL 4

JP/DC AA



STRATHFIELD COUNCIL

AMENDED PLANS

DA2021/327 28 June 2022

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BASEMENT LEVEL 3 (1 1:200 @ A1

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RESIDENTIAL ACCESSIBLE		TOTAL	7
4		48	\prec
8	43	66	2
10		65	
10		62	
32	43	241 CAR SPACES	7

	MOTORBIKE	BICYCLE RESIDENTIAL	BICYCLE VISITOR
SEMENT 1	3	29	14
SEMENT 2	3	-	-
SEMENT 3	-	-	-
SEMENT 4	-	-	-
TAL	6	29	14

PROPOSED WASTE AREAS

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GRAPHIC SCALE

1:400 @ A3	0	5m	10m
1:200 @ A1			

DRAWING NOTES

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 SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STARKS REVERTED TO WALKWAYS AS PER APPROVED DA.
 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45' WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUIDG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS
 AMENDED APARTINENT MIX TO INCLUDE MORE 3 BED UNTS. ON LEVELS 12 24, REDUCED 3 UNTS (X 2 BED, 1X 1 BED) TO 2 UNTS (X 3 BED). TOTAL UNITS. ON LEVELS 21 24, REDUCED 3 UNTS (X 2 BED). UTO IN LOCED AD SCI11 UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

С	28.06.22	NEGOTIATIONS IN COUNCIL
B	07.04.22	NEGOTIATIONS IN COUNCIL ISSUE FOR DA
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NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH







ISSUE

JOB NO JOB NO. GOALE OMA2107 As indicated@

28.06.22

DRAWING TITLE FLOOR PLAN - BASEMENT LEVEL 3

JP/DC AA

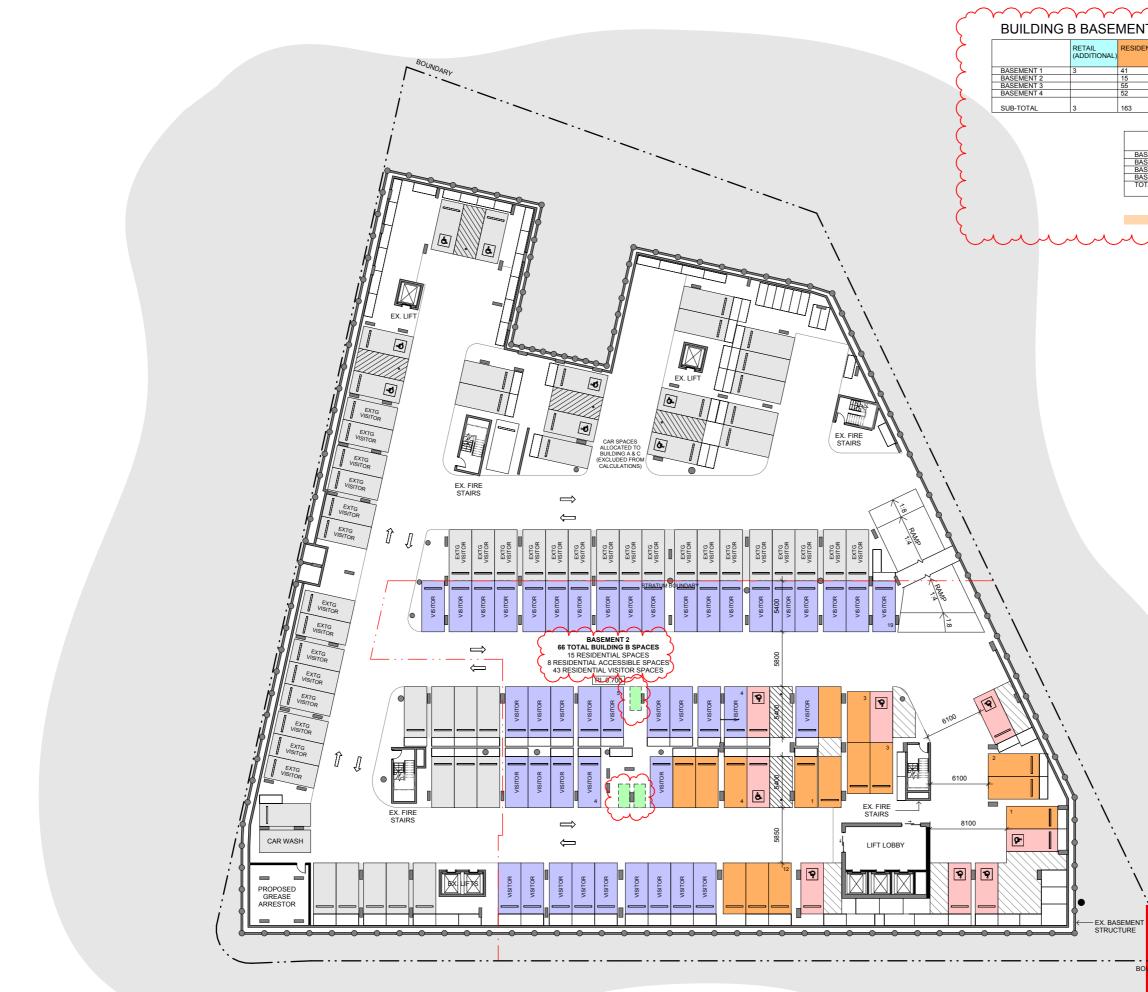


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AMENDED PLANS

DA2021/327 28 June 2022

DRAWN BY CHECKED BY



BASEMENT LEVEL 2 1 1 : 200 @ A1

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T CAF	R PA	RKIN	IG N	UME	BERS	5

-		-		
	RESIDENTIAL ACCESSIBLE		TOTAL	7
	4		48	\prec
	8	43	66	2
	10		65	
	10		62	
	32	43	241 CAR SPACES	Z

	MOTORBIKE	BICYCLE RESIDENTIAL	BICYCLE VISITOR	
SEMENT 1	3	29	14	۲
SEMENT 2	3	-	-	
SEMENT 3	-	-	-	
SEMENT 4	-	-	-	
TAL	6	29	14	

PROPOSED WASTE AREAS

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GRAPHIC SCALE

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1:200 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA. 3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER
- ACCESSIBILITY

- ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY 4. RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY. 5. COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE. 6. ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT. 7. LARGER LOBBY ADDED TO LEVELS 9 24. 8. REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY. 9. INCREASED SIZE OF BASEMENT WASTE ROOM. 10. CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS. 11. AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS. UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

C	28.06.22	NEGOTIATIONS IN COUNCIL
B	07.04.22	NEGOTIATIONS IN COUNCIL
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PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH







ISSUE

JOB NO

JOB NO. OC. ___ OMA2107 As indicated@

28.06.22

DRAWING TITLE FLOOR PLAN - BASEMENT LEVEL 2

DRAWN BY CHECKED BY JP/DC AA

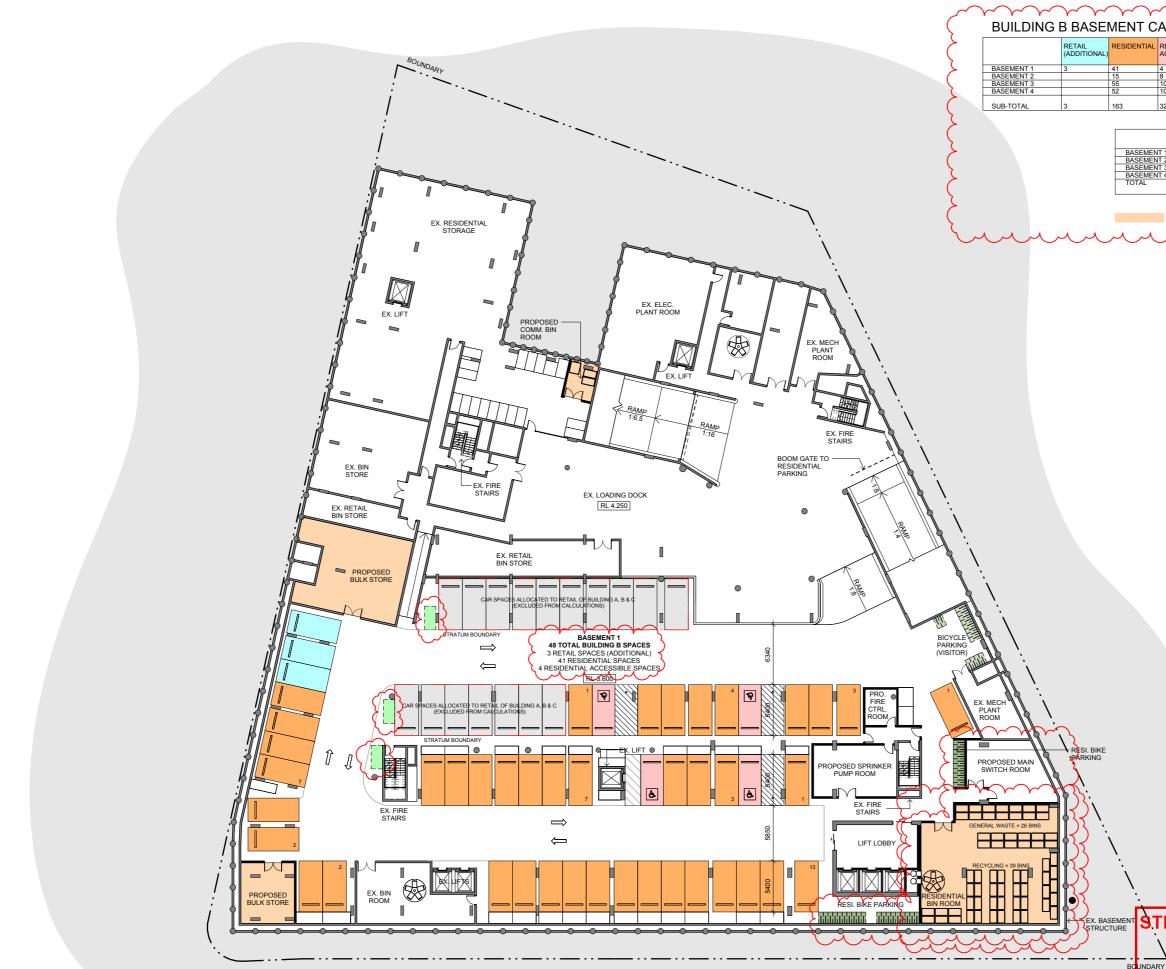


AMENDED PLANS

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DA2021/327 28 June 2022

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BASEMENT LEVEL 1 ^{_}1 1:200 @ A1

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T CAF	R PA	RKIN	IG N	UME	BERS	5

-		-		
	RESIDENTIAL ACCESSIBLE		TOTAL	z
	4		48	\prec
	8	43	66	2
	10		65	
	10		62	
	32	43	241 CAR SPACES	Z

	MOTORBIKE	BICYCLE RESIDENTIAL	BICYCLE VISITOR	
SEMENT 1	3	29	14	۲
SEMENT 2	3	-	-	
SEMENT 3	-	-	-	
SEMENT 4	-	-	-	
TAL	6	29	14	

PROPOSED WASTE AREAS

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STATUS DEVELOPMENT APPLICATION

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GRAPHIC SCALE

1:400 @ A3	0	5m	10m
1:200 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA. 3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER
- ACCESSIBILITY

- ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY 4. RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY. 5. COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE. 6. ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT. 7. LARGER LOBBY ADDED TO LEVELS 9 24. 8. REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY. 9. INCREASED SIZE OF BASEMENT WASTE ROOM. 10. CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS. 11. AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS. UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

B A	07.04.22 03.12.21 DATE	NEGOTIATIONS IN COUNCIL ISSUE FOR DA
С	28.06.22	NEGOTIATIONS IN COUNCIL

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SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH







JOB NO JOB NO. SURCE OMA2107 As indicated@

28.06.22

DRAWING TITLE FLOOR PLAN - BASEMENT LEVEL 1

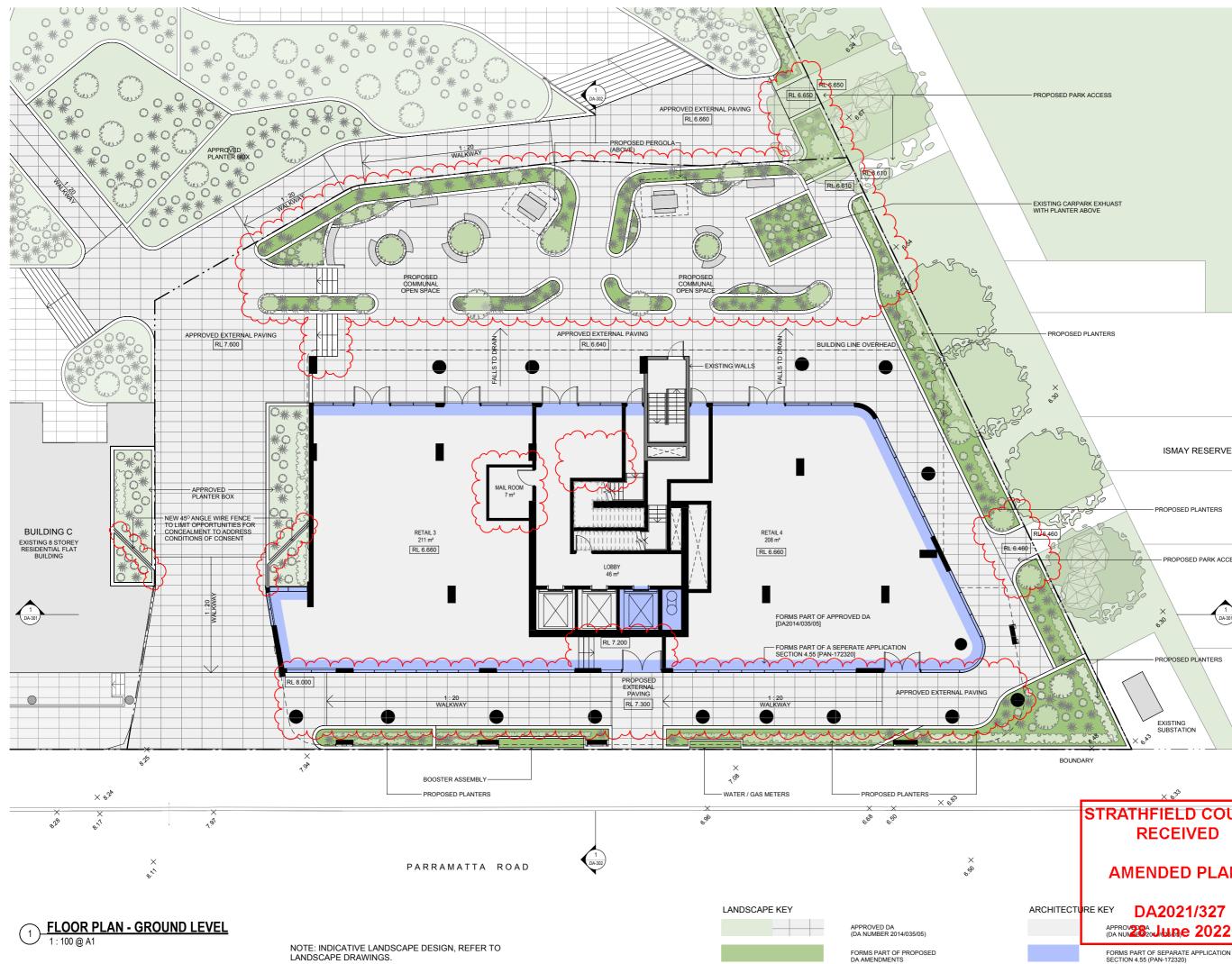
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DA2021/327 28 June 2022

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 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA. 3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER **ACCESSIBILITY** ACCESSIBILITY 4. RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY. 5. COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE. 6. ADDITION OF 4% WALLS TO WESTERN PLANTERS. 7. ADDITION OF 4% WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT LARGER LOBBY ADDED TO LEVELS 9 - 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INOREASED SIZE OF BASEMENT WASTE ROOM.
 CLAPIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 II. AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 - 24, REDUCED 3 UNITS (22 BED, 11 X BED) TO 2 UNITS (23 BED). TOTAL UNIT COUNT REDUCED FROM 214 UNITS TO 211 UNITS. ISMAY RESERVE 12. REDUCTION IN GFA (REFER TO DA-501). 28.06.22 NEGOTIATIONS IN COUNCIL 03.12.21 ISSUE FOR DA DATE PURPOSE OF ISSUE ISS PURPOSE OF ISSUE PROPOSED PARK ACCESS CLIENT Owner .DA-301 squillace ARCHITECTURE / INTERIORS www.squillace.com.au SYDNEY 1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753 NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW) 17219 (VIC), 3677 (QLD), AR1173 (NT) ROJECT STRATHFIELD COUNCIL^{HPMEBUSH TOWER} RRAMATTA ROAD MEBUSH WING NO. ISSUE

AMENDED PLANS

JP/DC

AWING TITI F

DA-100

SCALE

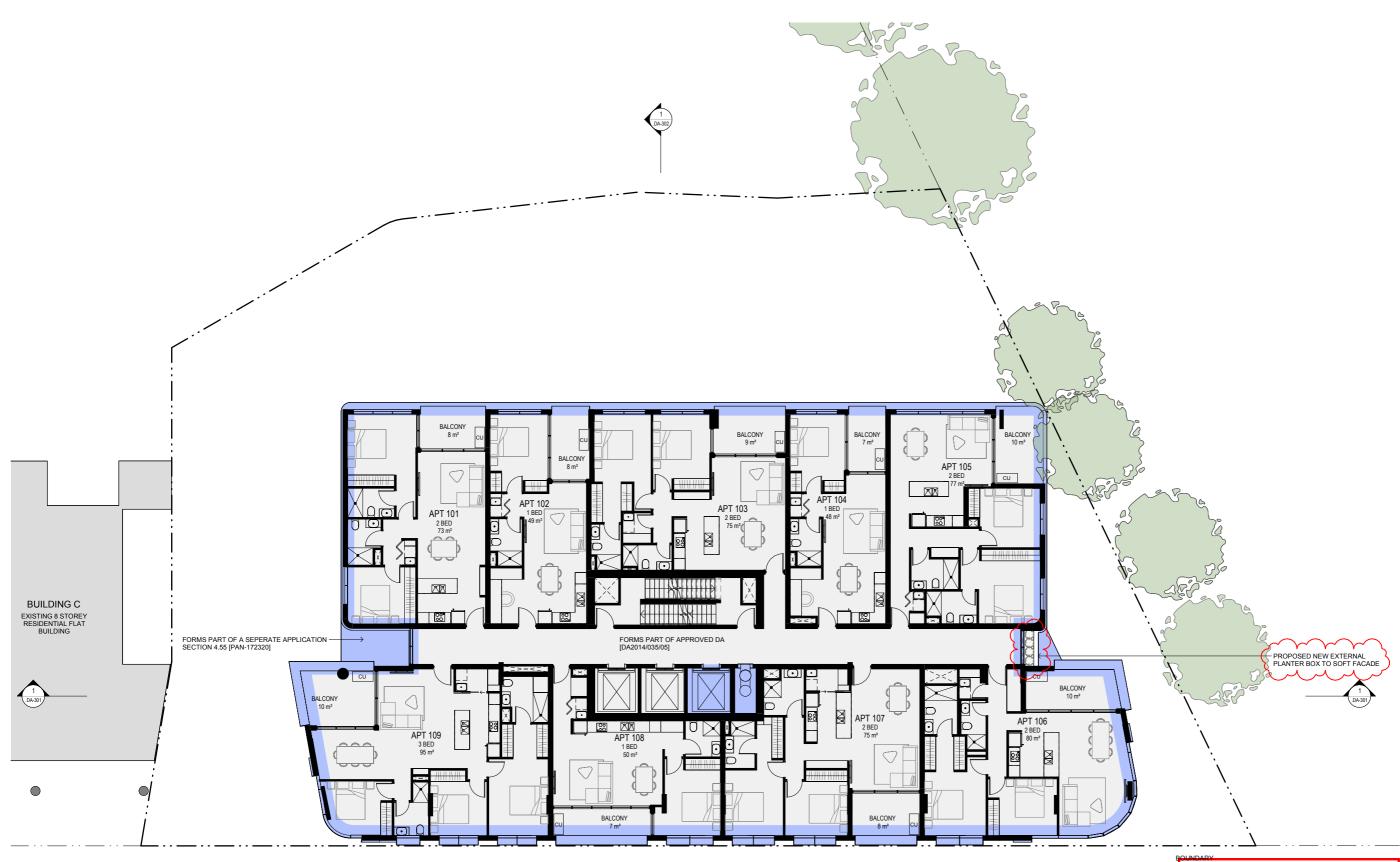
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OMA2107 1:100@ A1 28.06.22



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DATE





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DEVELOPMENT APPLICATION

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GRAPHI	C SCALE		
1:200 @ A3	0	2000	5000
1:100 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

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 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGEN LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDET DI LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDIG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTIMENT MIX. TO INCLUDE MORE 3 BED UNTS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS. CONTREDUCED FROM 214 UNITS TO 211 UNITS. UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).



CLIENT Owner



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SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

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PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





В

ISSUE

 JOB NO.
 SCALE
 DATE

 OMA2107
 1 : 100@ A1
 28.06.22

DRAWING TITLE

TYPICAL PLAN - LEVEL 1-7

DRAWN BY CHECKED BY

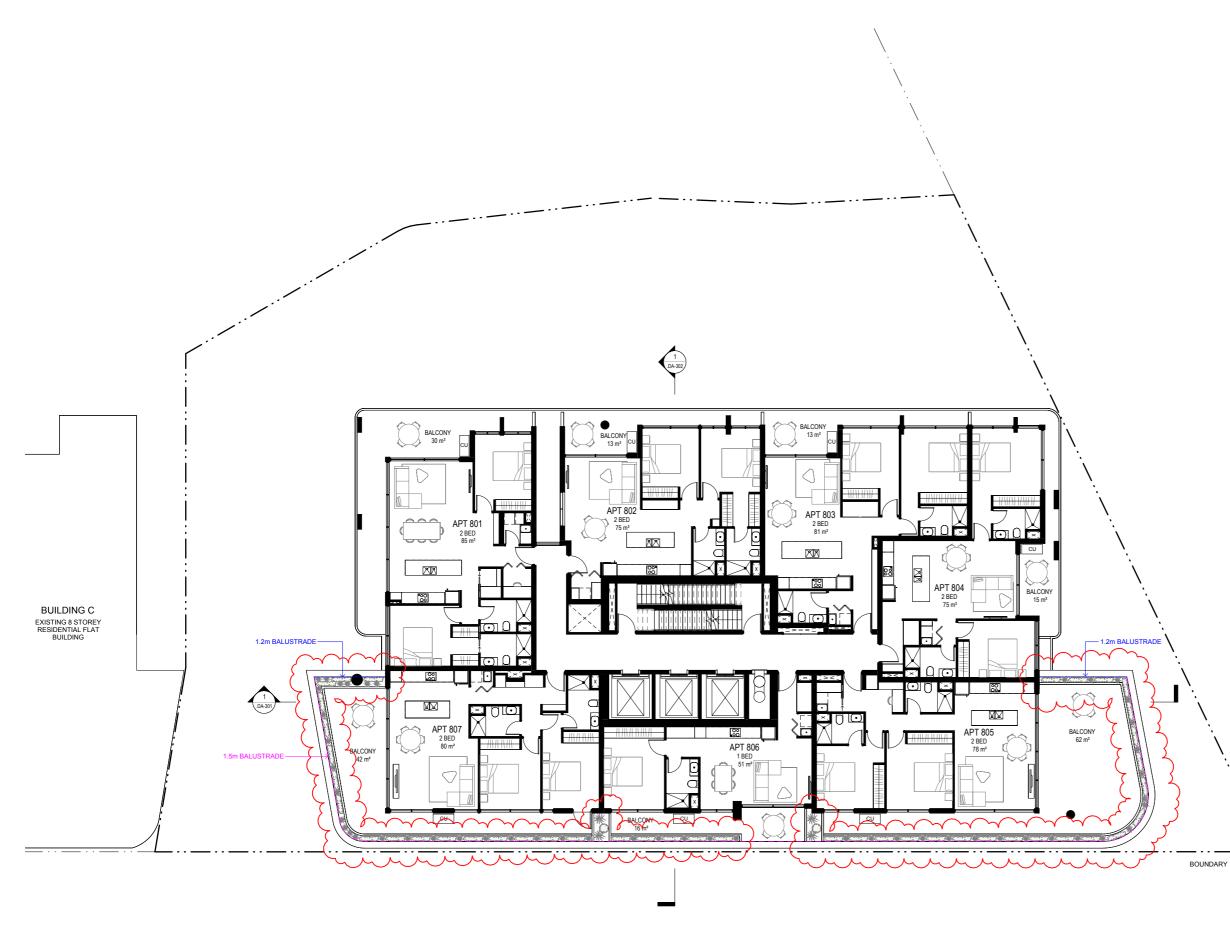
STRATHFIELD COUNCIL RECEIVED

AMENDED PLANS

DA2021/327 28 June 2022

APPROVED DA (DA NUMBER 2014/035/05)

FORMS PART OF SEPARATE APPLICATION SECTION 4.55 (PAN-172320)





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GRAPHI	C SCALE		
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- REVISED EASI ENVISUIDADARY INTERPACE 10 ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLLIMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 JUNTS (2X 2 BED, 1X 1 BED) TO 2 UNITS (2X 3 BED), TOTAL UNIT COUNTS. UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

B	07.04.22	NEGOTIATIONS IN COUNCIL
A	03.12.21	ISSUE FOR DA
ISS	DATE	PURPOSE OF ISSUE

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1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW)

17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





 JOB NO.
 SCALE
 DATE

 OMA2107
 1 : 100@ A1
 28.06.22

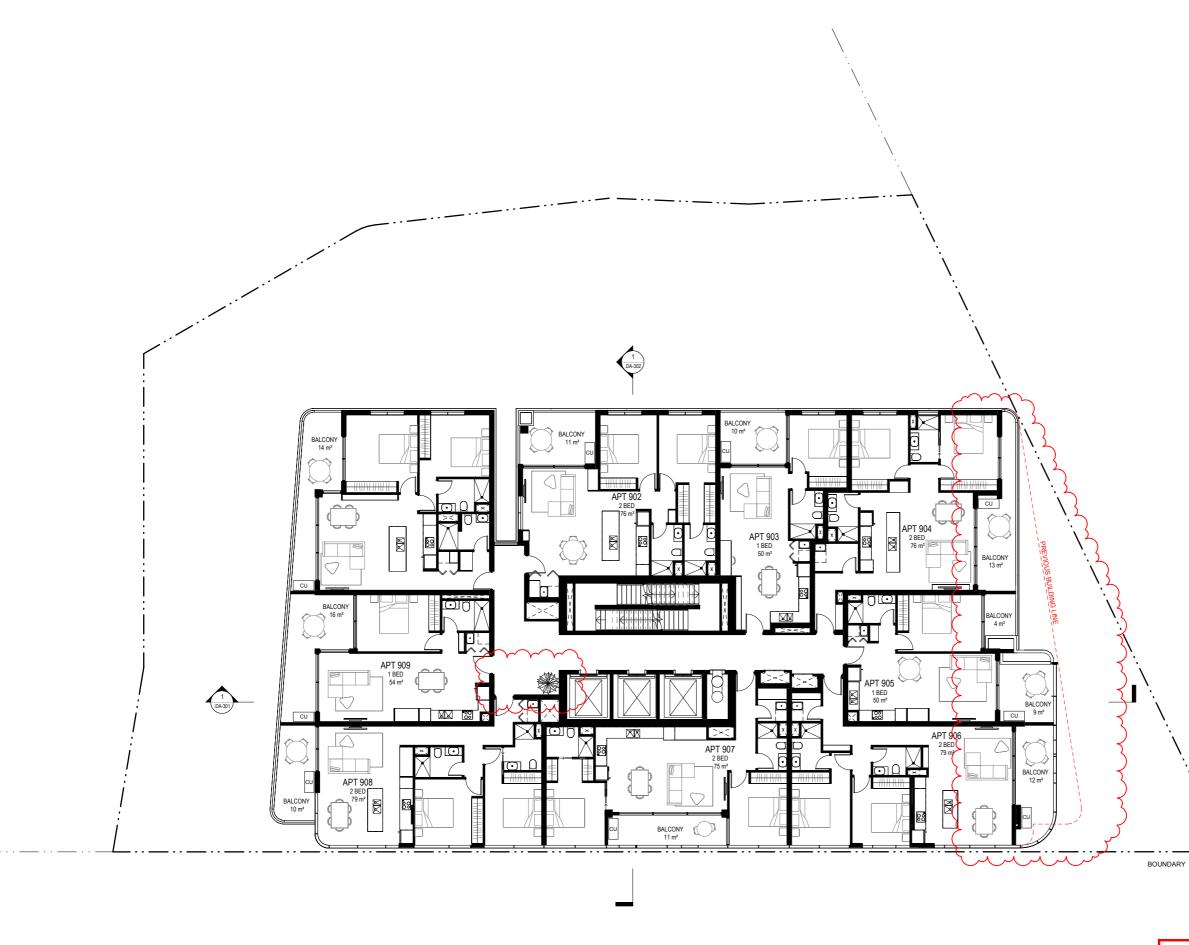
DRAWING TITLE FLOOR PLAN - LEVEL 8

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 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDET DI LEVELS 9- 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SUZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUIDG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21-24, REDUCED 3 UNITS (X 2 BED, 1X1 BED) TO 2 UNITS (X3 BED). TOTAL UNIT COUNT REDUCED FROM 214 UNITS TO 211 UNITS. UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

ISS	DATE	PURPOSE OF ISSUE
А	03.12.21	ISSUE FOR DA
в	07.04.22	NEGOTIATIONS IN COUNCIL
С	28.06.22	NEGOTIATIONS IN COUNCIL

CLIENT Owner



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www.squillace.com.au

SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





JOB NO. SCALE DATE OMA2107 1 : 100@ A1 28.06.22

ISSUE

DRAWING TITLE TYPICAL PLAN - LEVEL 9-21



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1:200 @ A3	0	2000	5000
1:100 @ A1			

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 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.

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 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDET DI LEVELS 9- 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SUZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUIDG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
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 B
 28.06.22
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 A
 07.04.22
 NEGOTIATIONS IN COUNCIL

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 DATE
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NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





JOB NO. SCALE DATE OMA2107 1 : 100@ A1 28.06.22

ISSUE

DRAWING TITLE TYPICAL PLAN - LEVEL 22-24



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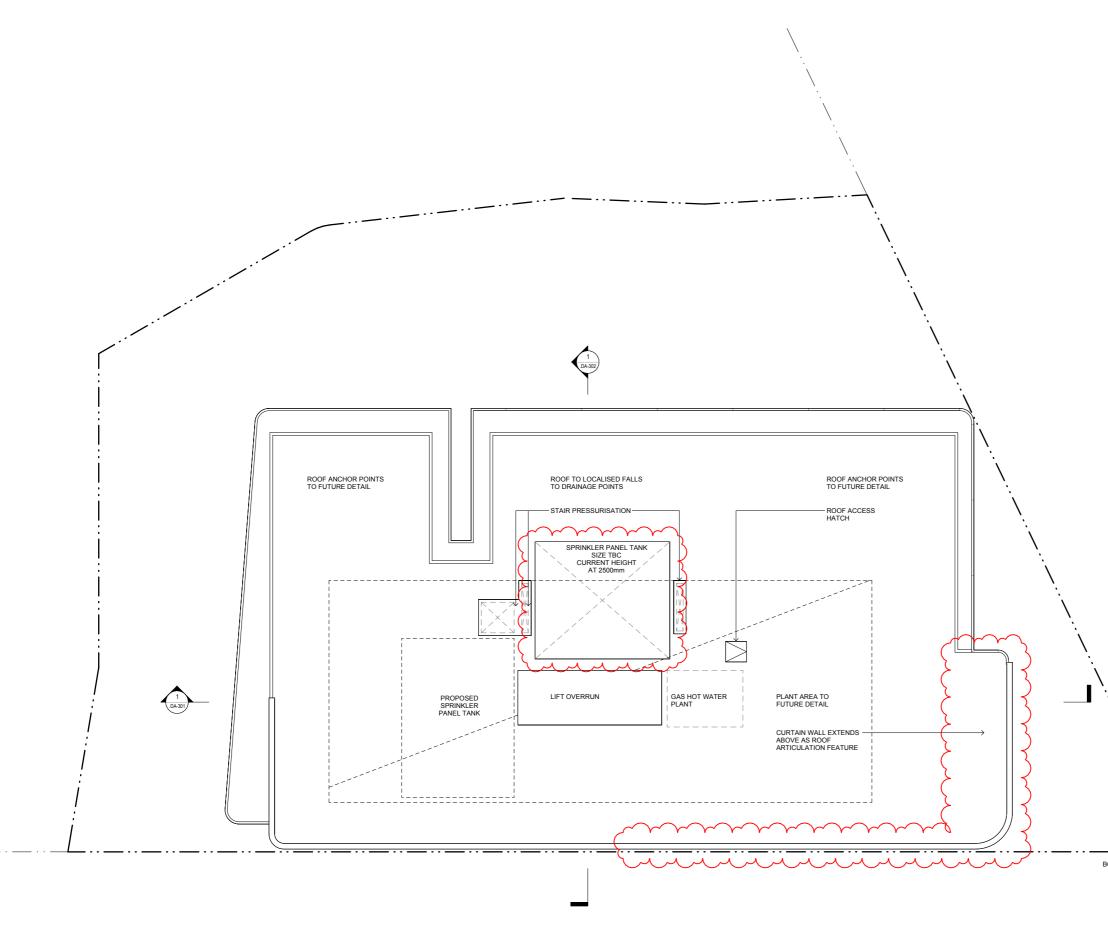


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BOUNDARY

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GRAPHI	C SCALE		
1:200 @ A3	0	2000	5000
1:100 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

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 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.

- SUUTHERN GROUND FLOOR STARS REVERTED TO WALKWAYS AS PER APPROVED DA.
 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGEN LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 49' WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDET DI LEVELS 9-24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 ICCREASED SUZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDIG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21-24, REDUCED 3 UNITS (XZ & BED, 1X1 BED) TO 2 UNITS (X3 BED). TOTAL UNIT COUNT REDUCED FROM 211 UNITS TO 211 UNITS.
- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

 B
 28.06.22
 NEGOTIATIONS IN COUNCIL

 A
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 DATE
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PROJECT

HOMEBUSH TOWER





JOB NO. SCALE DATE OMA2107 1 : 100@ A1 28.06.22

ISSUE

DRAWING TITLE

FLOOR PLAN - ROOF LEVEL

DRAWN BY CHECKED BY JP/DC AA



STRATHFIELD COUNCIL 21 PARRAMATTA ROAD RECEIVED

AMENDED PLANS

DA2021/327 28 June 2022

BOUNDARY

	ARY@ STREET	
1. EXTERNAL WINDOWS / DOORS / FRAMES & LOUVRES POWDER	BOUND	B. @ BUILDING FACADE
COATED ALUMINIUM.		ROOF 84660
		LEVEL 24 81610
		LEVEL 23 78560
2. MEDIUM-DARK GREY PAINT FINISH TO EXTERNAL WALLS.	i	LEVEL 22 75510 LEVEL 21 72460
		LEVEL 20 69410
		LEVEL 19 66360
		LEVEL 18 63310
3. WHITE PAINT FINISH TO CEILINGS	i	LEVEL 17 60260
3. WHITE FAINT HINGT TO GEIENGS		LEVEL 16 57210
		LEVEL 15 54160
		PROPOSED DEVELOPMENT LEVEL 14 51110
		LEVEL 13 48060
4. CONCRETE FINISH	i	LEVEL 12 45010
		LEVEL 11 41960
	BUILDING C	LEVEL 10 38910
	EXISTING 8 STOREY RESIDENTIAL FLAT BUILDING	LEVEL 9 35860
5. TEXTURE DARK GREY CLADDING		LEVEL 8 32010
		 LEVEL 7 28960
		LEVEL 6 25910
		FORMS PART OF APPROVED DA [DA2014/035/05] LEVEL 5 22860
6. ALUMINIUM & GLASS BALUSTRADE		AND PART OF A SEPERATE LEVEL 4 19810
		PART OF A SEPERATE LEVEL 4 19810 SECTION 4.55 [PAN-172320] LEVEL 3 16760
		LEVEL 2 13710
+		LEVEL 1 10660
		GROUND LEVEL 6660
7. CURTAIN WALL FACADE		BASEMENT LEVEL 1 3600
		BASEMENT LEVEL 2 700
		FORMS PART OF APPROVED DA [DA2014/035/05] BASEI
		BASEMENT LEVEL 4 -5100
8. BRICK - RUNNING & STACKING BOND * (PART OF S4.55 APPLICATION)		A



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STATUS

DEVELOPMENT APPLICATION

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GRAPHI	C SCALE		
1:400 @ A3	0	5m	10m
1:200 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
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 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY.

- REVISED EASIENT BOUNDARY INTERPACE TO ISMAY RESERVE TO POVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45 WALLS TO WESTERN PLANTERS. TO ADRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9-24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE. ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASER ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS 1-24. REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNIT COUNT REDUCED FROM 214 UNITS TO 211 UNITS.
- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).



CLIENT Owner



ARCHITECTURE / INTERIORS

www.squillace.com.au

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH

DRAWING NO.





ISSUE

 JOB NO.
 SCALE
 DATE

 OMA2107
 1 : 200@ A1
 28.06.22

DRAWING TITLE

SOUTH ELEVATION

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AMENDED PLANS

DA2021/327 28 June 2022

EMENT LEVEL 2 700 STRATHFIELD COUNCIL



SYDNEY



WEST ELEVATION 1:200@A1

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PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD OMEBUSH





AWING TITI F

RAWN BY CHECKED BY

AA

STRATHFIELD COUNCIL RAWING NO. RECEIVED

AMENDED PLANS

DA2021/327 28 June 2022

OB NO. SCALE DATE OMA2107 1 : 200@ A1 28.06.22

VEST ELEVATION

P/DC





2. MEDIUM-DARK GREY PAINT FINISH TO EXTERNAL WALLS.





4. CONCRETE FINISH



5. TEXTURE DARK GREY CLADDING



6. ALUMINIUM & GLASS BALUSTRADE



8. BRICK - RUNNING & STACKING BOND * (PART OF \$4.55 APPLICATION)



	BOUNDARY @ FEAR	BOUNDARY	WATER STORAGE TANK	\sim	BOUNDARY	80m H.O.B. @ BUILDING FACADE
0		PERMIT				
			- m			
	1					
	1					
	1				IN	
PROPOSED DEVELOPMENT	5					
	i (E P II		
				E		
						BUILDING C
						EXISTING 8 STOREY RESIDENTIAL FLAT BUILD
FORMS PART OF APPROVED DA [DA2014/035/05]	: 8					
AND						
RT OF A SEPERATE SECTION 4.55 [PAN-172320]	5					
14						
	TR			man	1 1 1 1	
	<u>KRIMAN</u>		<u> ARREN MANN</u>			<u>MARININI, </u>
FORMS PART OF APPROVED DA	-					
[DA2014/035/05]						

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STATUS

DEVELOPMENT APPLICATION

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GRAPH	IC SCALE		
1:400 @ A3	0	5m	10m
1:200 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.
- 3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER

- REVISED EASIENT BOUNDARY INTERPACE TO ISMAY RESERVE TO POVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45 WALLS TO WESTERN PLANTERS. TO ADRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9-24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE. ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASER ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS 1-24. REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNIT COUNT REDUCED FROM 214 UNITS TO 211 UNITS.
- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).



CLIENT Owner



ARCHITECTURE / INTERIORS

www.squillace.com.au

SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





JOB NO. SCALE DATE OMA2107 1 : 200@ A1 28.06.22

DRAWING TITI F NORTH ELEVATION

DRAWN BY CHECKED BY JP/DC AA

BASEMENT LEVEL 2 700 BASEMENT LEVEL 3 STRATHFIELD COUNCIL

AMENDED PLANS

> DA2021/327 28 June 2022

ROUND LEVEL 6660 BASEMENT LEVEL 1 3600

ROOF 84660

LEVEL 24 81610

LEVEL 23 78560

LEVEL 22 75510

LEVEL 21 72460

LEVEL 20 69410

LEVEL 19 66360

LEVEL 18 63310

LEVEL 17 60260

LEVEL 16 57210

LEVEL 15 54160

LEVEL 14 51110

LEVEL 13 48060

LEVEL 12 45010

LEVEL 11 41960

LEVEL 10 38910

LEVEL 9 35860

LEVEL 8 32010

LEVEL 7 28960

LEVEL 6 25910

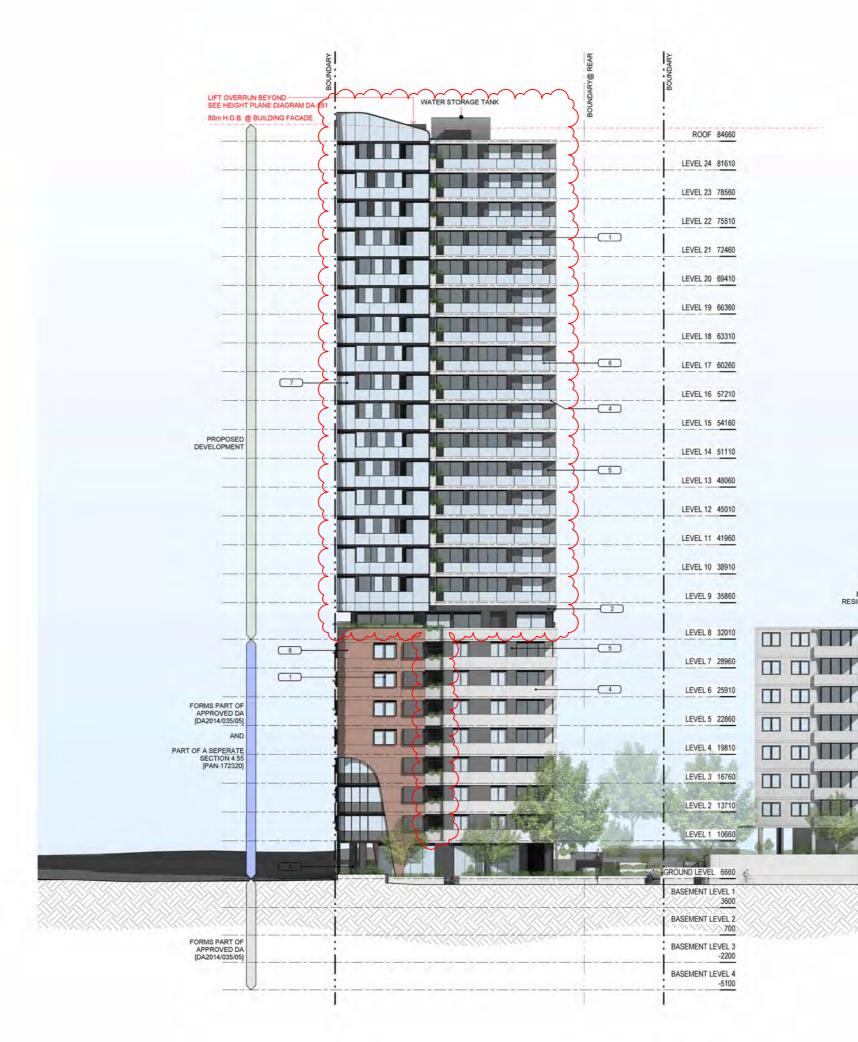
LEVEL 5 22860

LEVEL 4 19810

LEVEL 3 16760

LEVEL 2 13710

LEVEL 1 10660







2. MEDIUM-DARK GREY PAINT FINISH TO EXTERNAL WALLS.





4. CONCRETE FINISH



5. TEXTURE DARK GREY CLADDING



6. ALUMINIUM & GLASS BALUSTRADE



7. CURTAIN WALL FACADE



EAST ELEVATION 1:200@A1

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- ACCESSIBILITY 4. RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY. 5. COMMUNAL OPEN SPACE EXPANDED AT GROUND
- COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARCER LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND DRIVEN LONG OR DETERMINENT OF DRIVEN DRI

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 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
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 B
 28.06.22
 NEGOTIATIONS IN COUNCIL

 A
 03.12.21
 ISSUE FOR DA

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 DATE
 PURPOSE OF ISSUE

CLIENT Owner



ARCHITECTURE / INTERIORS

www.squillace.com.au

SYDNEY

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PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





DATE

ISSUE

JOB NO SCALE OMA2107 1:200@ A1 28.06.22

DRAWING TITLE EAST ELEVATION

DRAWN BY CHECKED BY JP/DC

AA

BUILDING A EXISTING 8 STOREY RESIDENTIAL FLAT BUILDING



STRATHFIELD COUNCIL RECEIVED

AMENDED PLANS

				BOUNDARY	
			80m	<u> </u>	
	m RESIDENTIAL		ESIDENTIAL	2-1	ROOF 8
	RESIDENTIAL		ESIDENTIAL	<u>}-</u>	LEVEL 24 8
	RESIDENTIAL		ESIDENTAL	<_i	LEVEL 23 7
	RESIDENTIAL		ESIDENTIAL	<	LEVEL 22 7
	RESIDENTIAL		ESIDENTIAL	<-!	LEVEL 21 7
	RESIDENTIAL		ESIDENTIAL	<u>{</u> - <u></u> <u>+</u>	LEVEL 20 6
	RESIDENTIAL		ESIDENTIAL	<u>}</u>	LEVEL 19 6
	RESIDENTIAL	R	ESIDENTIAL	3 i	LEVEL 18 6
	RESIDENTIAL	R	ESIDENTIAL	3	LEVEL 17 6
	RESIDENTIAL		ESIDENTIA		LEVEL 16 5
	RESIDENTIAL	R	ESIDENTIAL	PROPOSED DEVELOPMENT	LEVEL 15 5
i	RESIDENTIAL		ESIDENTIAL	}_;	LEVEL 14 4
	RESIDENTIAL		ESIDENTIAL	2	LEVEL 13 4
	RESIDENTIAL	R	ESIDENTIAL	$\left\{\begin{array}{c} 1 \\ 1 \\ 1 \\ 1 \\ 1 \\ 1 \\ 1 \\ 1 \\ 1 \\ 1 $	LEVEL 11 4
	RESIDENTIAL	R	ESIDENTIAL	<_i	LEVEL 10 3
BUILDING C EXISTING & STOREY RESIDENTIAL FLAT BUILDING	RESIDENTIAL	R	ESIDENTIAL	$\langle \cdot \cdot \cdot \rangle$	LEVEL 9 3
RESIDENTIAL FLAT BUILDING	RESIDENTIAL		ESIDENTIAL	3	
	RESIDENTIAL	RESIDENTIAL	- And	F	LEVEL 8 3
	RESIDENTIAL	RESIDENTIAL		[LEVEL 7 2
	RESIDENTIAL	RESIDENTIAL		FORMS PART OF APPROVED DA	
	RESIDENTIAL	RESIDENTIAL		[DA2014/035/05] AND	LEVEL 5 2
	RESIDENTIAL	RESIDENTIAL		PART OF A SEPE SECTION 4.55 [PAN-172320]	
	RESIDENTIAL	RESIDENTIAL			LEVEL 3 1
	RESIDENTIAL	RESIDENTIAL			LEVEL 2 1
	RETAIL	RETAIL			LEVEL 1 1
		· · · · · · · · · · · · · · · · · · ·			GROUND LEVEL
	BASEMENT CAR PARK				BASEMENT LEV BASEMENT LEV
	BASEMENT CAR PARK			FORMS PART OF APPROVED DA	
	BASEMENT CAR PARK BASEMENT CAR PARK			[DA2014/035/05]	BASEMENT LEV



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 LARGE LOBBY ADDED TO LEVELS 9-24.
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 INCREASED SIZE OF BASEMENT WASTE ROOM.
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 REDUCTION IN GRA (REFER TO DA-S01). UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

 B
 28.06.22
 NEGOTIATIONS IN COUNCIL

 A
 03.12.21
 ISSUE FOR DA

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 DATE
 PURPOSE OF ISSUE

CLIENT Owner



ARCHITECTURE / INTERIORS

www.squillace.com.au

____ SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

ROJECT

HOMEBUSH TOWER

1 PARRAMATTA ROAD 10MEBUSH





OB NO. SCALE DATE DMA2107 1 : 200@ A1 28.06.22

DRAWING TITLE

SECTIONS SHEET 1

DRAWN BY CHECKED BY JP/DC AA

STRATHFIELD COUNCIL RECEIVED

AMENDED PLANS

DA2021/327 28 June 2022

APPROVED DA (DA NUMBER 2014/035/05)

FORMS PART OF SEPERATE APPLICATION SECTION 4.55 (PAN-172320)

	BOTH OF HOB			BOUNDARY		
ROOF 84660				i i i i i i i i i i i i i i i i i i i	1	
LEVEL 24 81610		RESIDENTIAL		RESI		
LEVEL 23 78560		RESIDENTIAL		RESI.		
		RESIDENTIAL		RESI.		
LEVEL 22 75510		RESIDENTIAL		RESI		
LEVEL 21 72460		RESIDENTIAL		RESI		
LEVEL 20 69410		RESIDENTIAL		RESI.		
LEVEL 19 66360		RESIDENTIAL	- -	RESI		
LEVEL 18 63310		RESIDENTIAL		RESL		
LEVEL 17 60260						
LEVEL 16 57210		RESIDENTIAL		RESI.		
LEVEL 15 54160		RESIDENTIAL .		RESI	PROPOSED	
LEVEL 14 51110		RESIDENTIAL		RESI.	DEVELOPMENT	
LEVEL 13 48060		RESIDENTIAL		RESI.		
LEVEL 12 45010		RESIDENTIAL		RESI.		
LEVEL 11 41960		RESIDENTIAL		RESI		
LEVEL 10 38910		RESIDENTIAL		RESI.		
LEVEL 9 35860	BUILDING A	RESIDENTIAL		RESI.		
LEVEL 8 32010	EXISTING & STOREY RESIDENTIAL FLAT BUILDING	RESIDENTIAL		RESI.		
LEVEL 7 28960		RESIDENTIAL		RESIDENTIAL	¥	
LEVEL 6 25910		RESIDENTIAL		RESIDENTIAL		
		RESIDENTIAL		RESIDENTIAL	FORMS PART OF APPROVED DA [DA2014/035/05]	
LEVEL 5 22860		RESIDENTIAL		RESIDENTIAL	AND	
LEVEL 4 19810		RESIDENTIAL		TE	PART OF A SEPERATE SECTION 4.55 [PAN-172320]	
LEVEL 3 16760		RESIDENTIAL		RESIDENTIAL		
LEVEL 2 13710		RESIDENTIAL		RESIDENTIAL		
LEVEL 1 10660		incurse in the				
GROUND LEVEL 6660		ENTRY			×	
BASEMENT LEVEL ST						
BASEMENT LEVEL 2 700						
BASEMENT LEVEL 3 -2200					FORMS PART OF APPROVED DA [DA2014/035/05]	
BASEMENT LEVEL 4						



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- REVISED EASI ENVI BUDRUARY IN ILEMÁCE 10 ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNALO PEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 49 WALLS TO WESTERN PLANTERS. TO ADRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS ATTER COMMON PLANE.
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 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNTS. ON LEVEL 21 24, REDUCED 3 UNITS (2X 2 BED, 1X1 BED) TO 2 UNITS [2X 3 BED), TOTAL UNITS.
- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

 B
 28.06.22
 NEGOTIATIONS IN COUNCIL

 A
 03.12.21
 ISSUE FOR DA

 ISS
 DATE
 PURPOSE OF ISSUE

Owner



ARCHITECTURE / INTERIORS

www.squillace.com.au

SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH ____





ISSUE

 JOB NO.
 SCALE
 DATE

 OMA2107
 1 : 200@ A1
 28.06.22

DRAWING TITLE SECTIONS SHEET 2

JP/DC AA

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STRATHFIELD COUNCIL RECEIVED

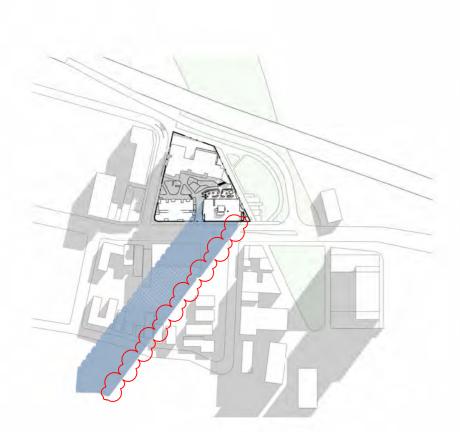
AMENDED PLANS

DA2021/327 28 June 2022

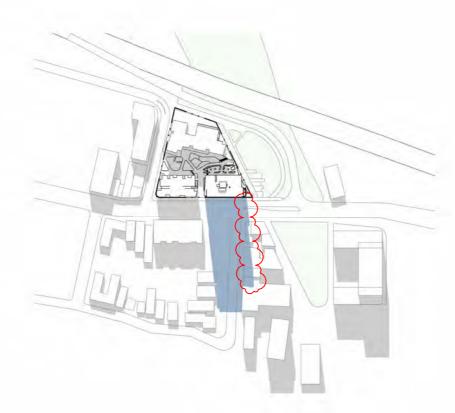
APPROVED DA (DA NUMBER 2014/035/05)

FORMS PART OF SEPERATE APPLICATION SECTION 4.55 (PAN-172320)

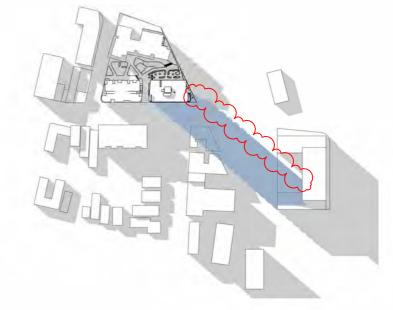




SHADOW STUDY PLAN - WINTER SOLSTICE - 9AM 1 : 2000 @ A1



SHADOW STUDY PLAN - WINTER SOLSTICE - NOON 2 1 : 2000 @ A1



3 SHADOW STUDY PLAN - WINTER SOLSTICE - 3PM 1 : 2000 @ A1

SHADOW STUDY LEGEND

PROPOSED SHADOW

EXISTING SHADOW

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GRAPHI	C SCALE		
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CLIENT Owner



ARCHITECTURE / INTERIORS

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NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





 JOB NO.
 SCALE
 DATE

 OMA2107
 AS SHOWN
 28.06.22

ISSUE

DRAWING TITLE SHADOW STUDY PLAN WINTER SOLSTICE

DRAWN BY CHECKED BY JP/DC AA

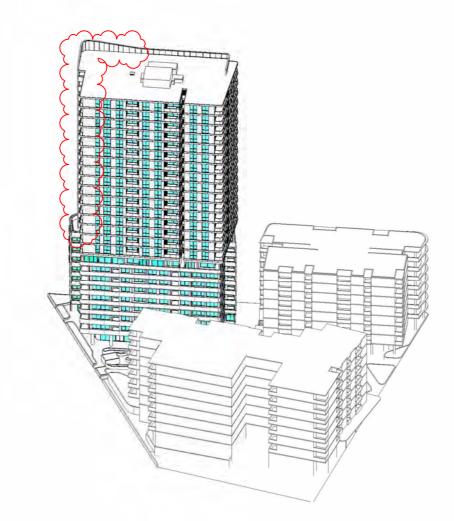
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STRATHFIELD COUNCIL

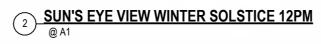
DA2021/327

28 June 2022











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GRAPHIC SCALE

NOT TO SCALE

DRAWING NOTES

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- ACCESSIBILITY

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ARCHITECTURE / INTERIORS

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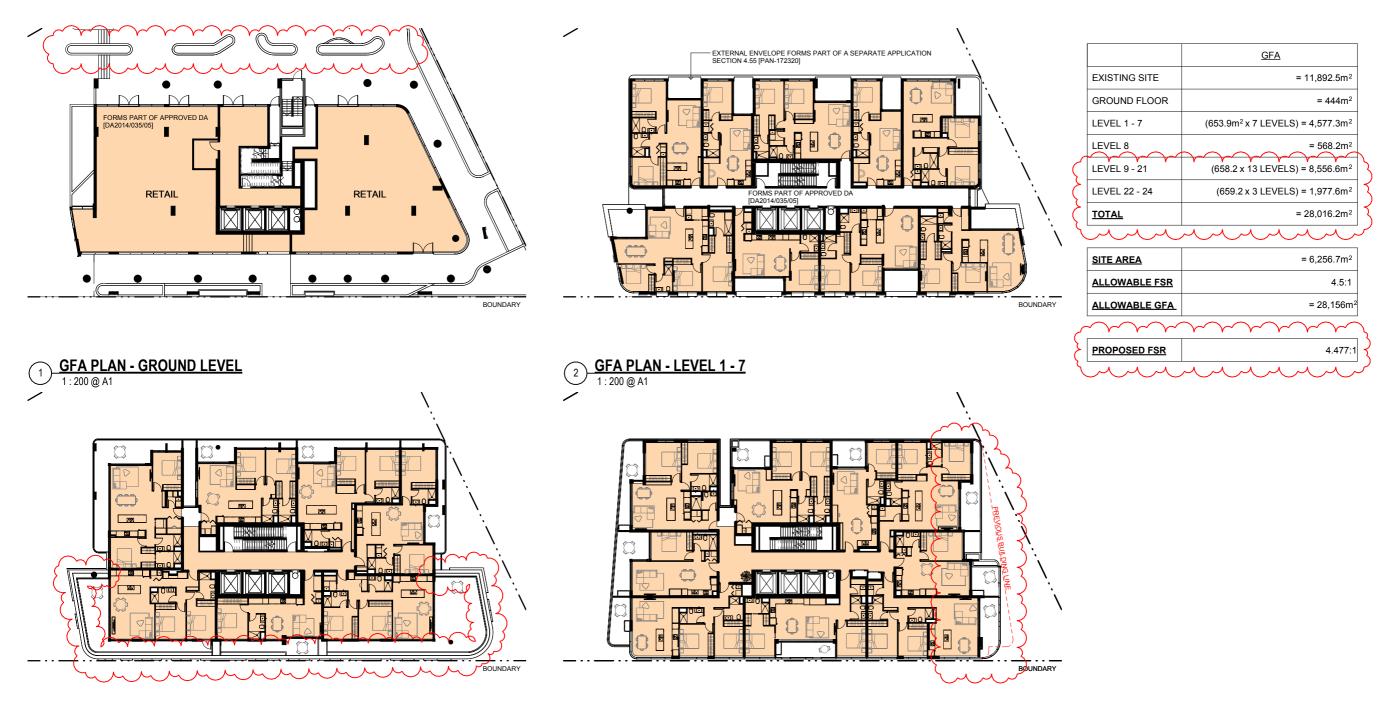
1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

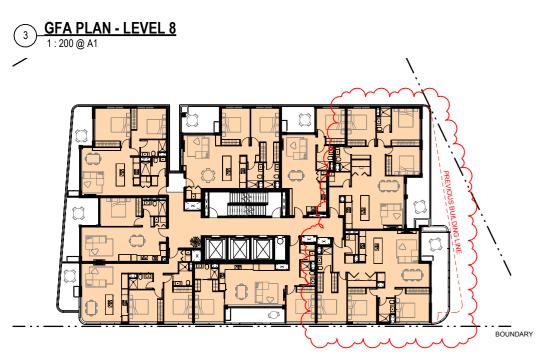
NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW)



AA





GFA PLAN - LEVEL 9 - 21 (4)1:200 @ A1

GFA PLAN - LEVEL 22-24 (5 1:200@A1

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 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 JUNTS (2X 2 BED, 1X 1 BED) TO 2 UNITS (2X 3 BED), TOTAL UNIT COUNTS. UNITS.
- 12. REDUCTION IN GFA (REFER TO DA-501).

 B
 28.06.22
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 03.12.21
 ISSUE FOR DA

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ARCHITECTURE / INTERIORS

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SYDNEY

1/80 Albion Street, Surry Hills, NSW 2010 Ph: +61 2 8354 1300 ABN: 24 132 554 753

NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

STRATHFIELD COUNCIL RECEIVED

AMENDED PLANS

DA2021/327 28 June 2022

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





OMA2107 **AS SHOWN** 28.06.22

SCALE



ISSUE

GROSS FLOOR AREA CALCULATIONS

JP/DC

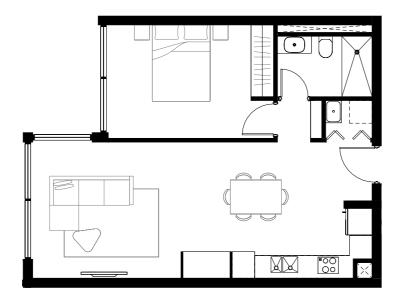


JOB NO

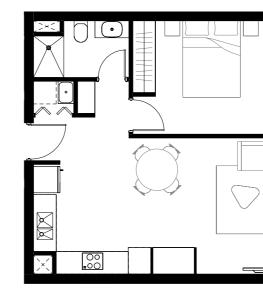
AA

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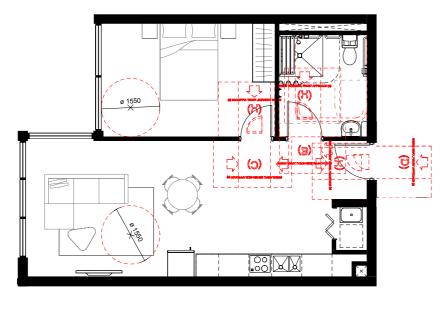
DRAWING TITLE

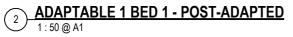


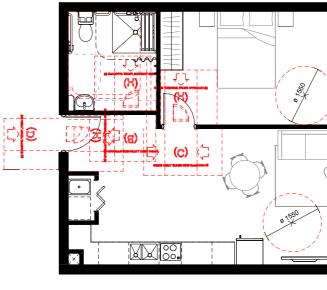
ADAPTABLE 1 BED 1 - PRE-ADAPTED

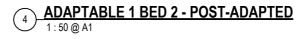


ADAPTABLE 1 BED 2 - PRE-ADAPTED (3) 1:50 @ A1









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GRAPHI	C SCALE		
1:100 @ A3	0	1000	2000
1:50 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

- KEY AMENDMENTS (ISSUE 24.06.22)
 SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR THATE SOUTHERN GROUND FLOOR STARKS REVERTED TO WALKWAYS AS PER APPROVED DA.
 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBUITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 49 WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9-24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
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 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS, ON LEVELS 21-24, REDUCED 3 UNITS (X2 2 BED, IX1 BED) TO 2 UNITS TO 21 UNITS 123
 REINISTORED FROM 24 (REFER TO DA.S01)
- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

A 03.12.21 ISSUE FOR DA ISS DATE PURPOSE OF ISSUE

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NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

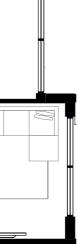
HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH



DATE

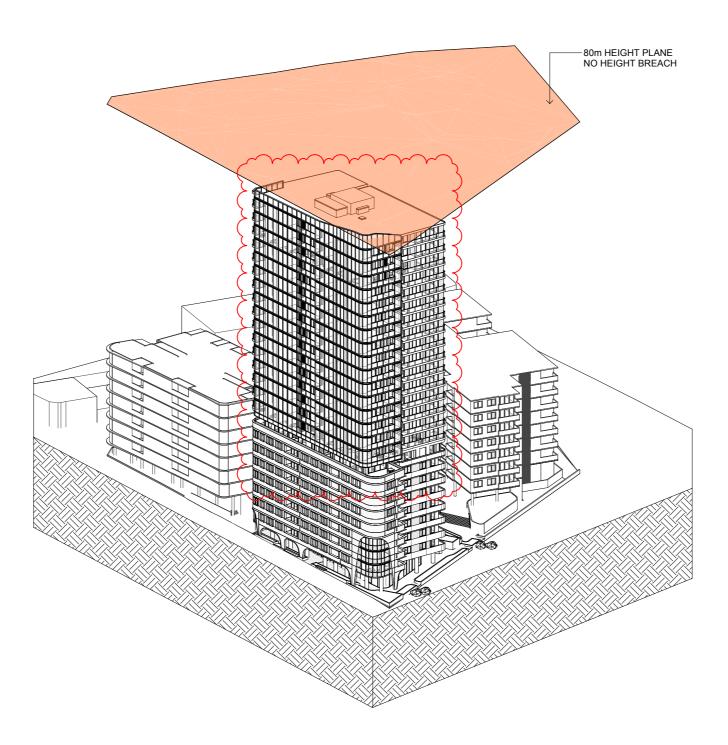
AMENDED PLANS PTABLE UNIT LAYOUT





DRAWN BY CHECKED BY JP AA







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GRAPHIC SCALE

NOT TO SCALE

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PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH ____







ISSUE

JOB NO. SCALE OMA2107 **N.T.S**.

28.06.22

DRAWING TITLE BUILDING HEIGHT PLANE DIAGRAM

DRAWN BY CHECKED BY JP/DC AA

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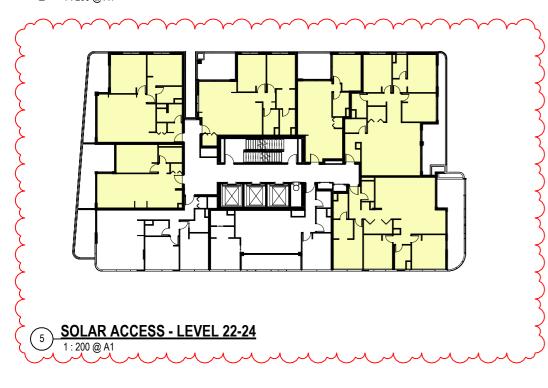
AMENDED PLANS





SOLAR ACCESS - LEVEL 9 - 21 4 1:200 @ A1

SOLAR ACCESS - LEVEL 8 3 1:200 @ A1



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STATUS DEVELOPMENT

APPLICATION Do not scale drawing. Verify all dimensions on site. Report any discrepancies in documentation to architec This drawing is for the purpose of council approval and as such, is not suitable for construction.

GRAPH	IC SCALE		
1:400 @ A3 1:200 @ A1	0	5m	10m

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.
- 3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER

- REVISED EASI ENVISION BUDINDARY INTERPACE 10 ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45 WALLS TO WESTERN PLANTERS. TO ADDESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 12 24, REDUCED 3 JUNTS (2X 2 BED, 1X 1 BED) TO 2 JUNTS (2X 3 BED), TOTAL UNIT COUNTS. UNITS.
- 12. REDUCTION IN GFA (REFER TO DA-501).

 B
 28.06.22
 NEGOTIATIONS IN COUNCIL

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NOMINATED ARCHITECT

Vince Squillace Reg No. 6468 (NSW) 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





JOB NO OMA2107 **AS SHOWN** 28.06.22

SCALE

DATE

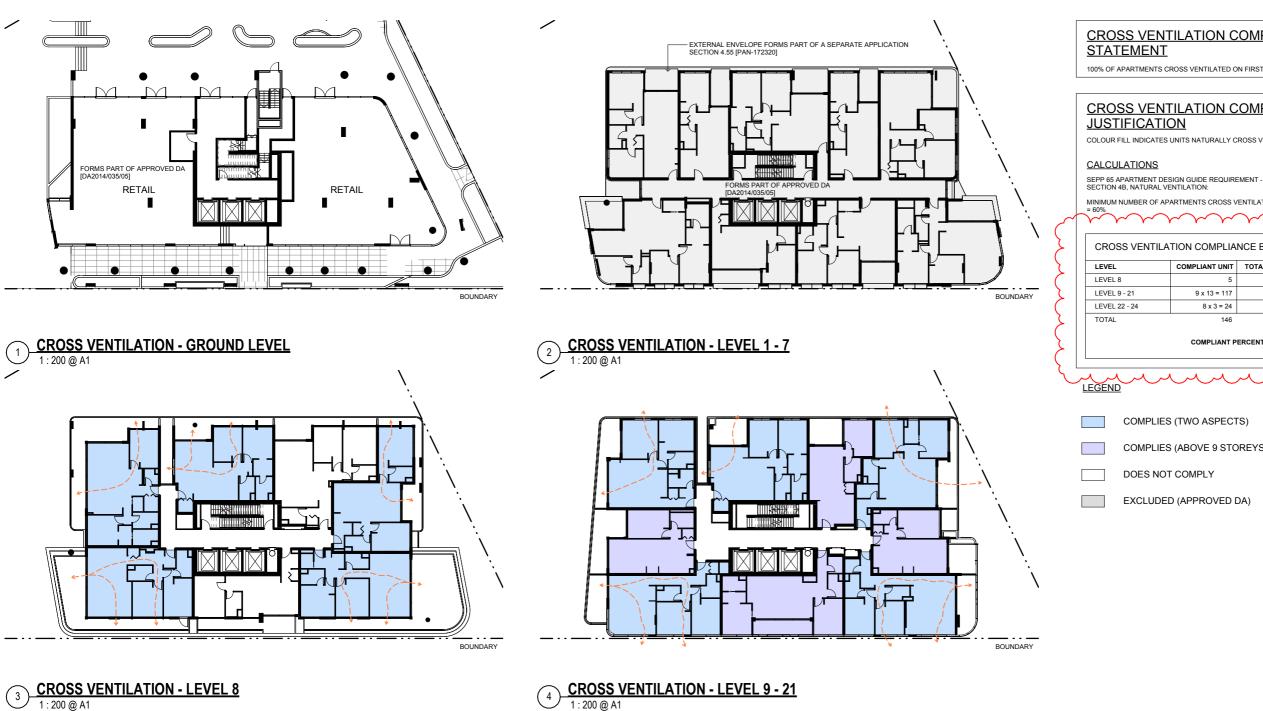
DRAWING TITLE SOLAR ACCESS PLANS

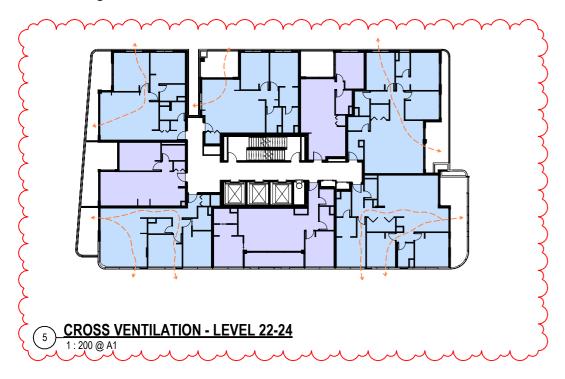
AA

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STRATHFIELD COUNCIL RECEIVED

AMENDED PLANS





CROSS VENTILATION COMPLIANCE

100% OF APARTMENTS CROSS VENTILATED ON FIRST 9 STORIES

CROSS VENTILATION COMPLIANCE

COLOUR FILL INDICATES UNITS NATURALLY CROSS VENTILATED

MINIMUM NUMBER OF APARTMENTS CROSS VENTILATED ON FIRST 9 STORIES

\frown	\sim	\sim	\sim
ILA	TION COMPLIA	NCE BY LEVEL	
	COMPLIANT UNIT	TOTAL UNITS	
	5	7	<u>\</u>
	9 x 13 = 117	9 x 13 = 117	
	8 x 3 = 24	8 x 3 = 24	
	146	148	
	COMPLIANT P	ERCENTAGE = 98.6 %	
			\rightarrow
كر			

- COMPLIES (TWO ASPECTS)
- COMPLIES (ABOVE 9 STOREYS)
- DOES NOT COMPLY
- EXCLUDED (APPROVED DA)

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GRAPH	IC SCALE		
1:400 @ A3	0	5m	10m
1:200 @ A1			

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

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 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA. 3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER
- ACCESSIBILITY 4. RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY. 5. COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE 6. ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT. 1. LARGER LOBBY ADDED TO LEVELS 9-24. 8. REINSTATED CIRCULAR COLUMNS AT GROUND PLANE LONG SOLITHEOR BOLINDARY ACCESSIBILITY

- REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDE DAPARTIMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 24, REDUCED 3 UNITS (2X 2 BED, 1X 1 BED) TO 2 UNITS (2X 3 BED), TOTAL UNIT COUNT REDUCED FROM 214 UNITS TO 211 UNITS
- UNITS.
- 12. REDUCTION IN GFA (REFER TO DA-501).

 B
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PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





JOB NO

OMA2107 **AS SHOWN** 28.06.22

DRAWING TITLE CROSS VENTILATION PLANS

AA

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DA2021/327 28 June 2022

NOMINATED ARCHITECT







DATE

ISSUE



4 STORAGE CALCULATIONS - BASEMENT 1 1:400@A1

STORAGE CALCILATION COMPLIANCE

MINIMUM VOLUME OF APARTMENT STORAGE EXCLUDING KITCHEN, BATHROOM AND ROBES.

MINIMUM 50% OF REQUIRED STORAGE MUST BE LOCATED WITHIN THE APARTMENT.



STATUS DEVELOPMENT APPLICATION

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GRAPH	IC SCALE		
1:800 @ A3	0	10m	20m
1:400 @ A1			

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PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH

DRAWING NO.

DA-603 JOB NO SCALE

OMA2107 AS SHOWN

DATE

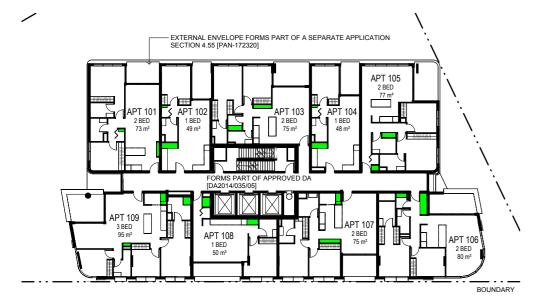
ISSU

DRAWING TITLE STORAGE CALCULATIONS SHEET 1

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STRATHFIELD COUNCIL RECEIVED

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STORAGE CALCULATIONS - LEVEL 8 (2

1 : 200 @ A1

FORMS PART OF APPROVED DA [DA2014/035/05]

	STORAGE CALCULATIONS - LEVEL 1-7						
APARTMENT	APARTMENT SIZE	REQUIRED STORAGE	INTERNAL STORAGE	BASEMENT STORAGE	TOTAL STORAGE	COMPLIE	
101	1 BED	6.00m ³	1.51 m ³	5.50 m ³	6.51 m ³	N/A	
102	1 BED	6.00m ³	2.74 m ³	5.50 m ³	8.24 m ³	N/A	
103	2 BED	8.00m ³	3.61 m ³	5.50 m ³	9.11 m ³	N/A	
104	1 BED	6.00m ³	2.74 m ³	5.50 m ³	8.24 m ³	N/A	
105	2 BED	8.00m ³	2.88 m ³	5.50 m ³	8.38 m ³	N/A	
106	2 BED	8.00m ³	5.27 m ³	5.50 m ³	10.77 m ³	N/A	
107	2 BED	8.00m ³	3.59 m ³	5.50 m ³	9.09 m ³	N/A	
108	1 BED	6.00m ³	3.79 m ³	5.50 m ³	9.29 m ³	N/A	
109	3 BED	10.00m ³	4.06 m ³	5.50 m ³	9.56 m ³	N/A	

STORAGE CALCULATIONS - LEVEL 8						
APARTMENT	APARTMENT SIZE	REQUIRED STORAGE	INTERNAL STORAGE	BASEMENT STORAGE	TOTAL STORAGE	COMPLIES
801	2 BED	8.00m ³	4.06 m ³	5.50 m ³	9.56 m ³	YES
802	2 BED	8.00m ³	4.09 m ³	5.50 m ³	9.59 m ³	YES
803	2 BED	8.00m ³	6.82 m ³	5.50 m ³	12.32 m ³	YES
804	2 BED	8.00m ³	4.09 m ³	5.50 m ³	9.59 m ³	YES
805	2 BED	8.00m ³	4.80 m ³	5.50 m ³	10.30 m ³	YES
806	1 BED	6.00m ³	5.12 m ³	5.50 m ³	10.62 m ³	YES
807	2 BED	8.00m ³	4.18 m ³	5.50 m ³	9.68 m ³	YES

807	2 BED	8.00m ³	4.18 m ³	5.50 m ³	9.68 m ³	YES	
STORAGE CALCULATIONS - LEVEL 9-21							
		REQUIRED	INTERNAL	BASEMENT	TOTAL		
APARTMENT	APARTMENT SIZE	STORAGE	STORAGE	STORAGE	STORAGE	COMPLIES	

5 STORAGE CALCULATIONS - LEVEL 9 - 24

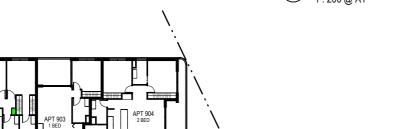
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APT 909 1 BED

APT 908 2 BED

STORAGE CALCULATIONS - LEVEL 1 - 7

STORAGE CALCULATIONS - LEVEL 21-22						
		REQUIRED	INTERNAL	BASEMENT	TOTAL	
APARTMENT	APARTMENT SIZE	STORAGE	STORAGE	STORAGE	STORAGE	COMPLIES



BOUNDARY

APT 905 1 BED

APT 907 2 BED

10.05

1:200 @ A1

 $\left(\begin{array}{c} 1 \end{array} \right)$

/

1:200 @ A1

STORAGE CALCILATION COMPLIANCE

MINIMUM VOLUME OF APARTMENT STORAGE EXCLUDING KITCHEN, BATHROOM AND ROBES.

MINIMUM 50% OF REQUIRED STORAGE MUST BE LOCATED WITHIN THE APARTMENT.

6 m³ 8 m³ 10 m³

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STATUS DEVELOPMENT APPLICATION

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GRAPH	IC SCALE		
1:400 @ A3	0	5m	10m
1:200 @ A1			

DRAWING NOTES

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DA2021/327 28 June 2022 ISS DATE

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PURPOSE OF ISSUE

ARCHITECTURE / INTERIORS

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NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH



JOB NO. SCALE OMA2107 AS SHOWN

ISSUE

DATE

DRAWING TITLE STORAGE CALCULATIONS SHEET 2

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8. BRICK - RUNNING & STACKING BOND * (PART OF \$4.55 APPLICATION)





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GRAPHIC SCALE

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 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
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 REINISTORED FROM 24 (REFER TO DA.S01) UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

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PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH







ISSUE

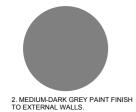
JOB NO OMA2107 **N.T.S**.

DRAWING TITLE DETAIL 3D VIEW 2

JP/DC

DRAWN BY CHECKED BY AA





3. WHITE PAINT FINISH TO CEILINGS



4. CONCRETE FINISH



5. TEXTURE DARK GREY CLADDING



6. ALUMINIUM & GLASS BALUSTRADE





8. BRICK - RUNNING & STACKING BOND * (PART OF S4.55 APPLICATION)



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 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE BED SUCT OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDIG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS
 AMENDED APARTINENT MIX TO INCLUDE MORE 3 BED UNTS. ON LEVEL 32-1-24, REDUCED J NITTS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS. ON LEVEL 32-1-24, REDUCED J NITTS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS. UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

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 28.06.22
 NEGOTIATIONS IN COUNCIL

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NOMINATED ARCHITECT Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





DATE 28.06.22

ISSUE

DRAWING TITLE DETAIL 3D VIEW 3

OMA2107 **N.T.S**.

JP/DC

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VIEW FROM STATION STREET







VIEW FROM POWELL STREET

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DEVELOPMENT APPLICATION

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GRAPHIC SCALE

NOT TO SCALE

DRAWING NOTES

KEY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.
- 3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY

- ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY 4. RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY. 5. COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE. 6. ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADRESS CONDITIONS OF CONSENT. 7. LARGER LOBBY ADDED TO LEVELS 9 24. 8. REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY. 9. INCREASED SIZE OF BASEMENT WASTE ROOM. 10. CLARIFIED CAR PARKING ALLOCATIONS, INCLUDIG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS 11. AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 12 24, REDUCED 3 UNITS (2X 2 BED, 1X 1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS. COUNT REDUCED FROM 214 UNITS TO 211 UNITS.
- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).



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PROJECT HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





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OMA2107 **N.T.S**. DRAWING TITLE GENERAL 3D VIEWS

SCALE

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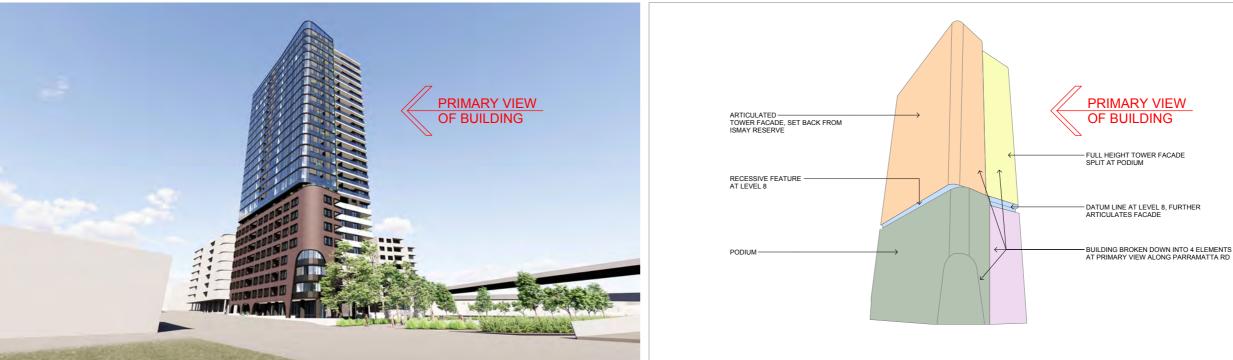
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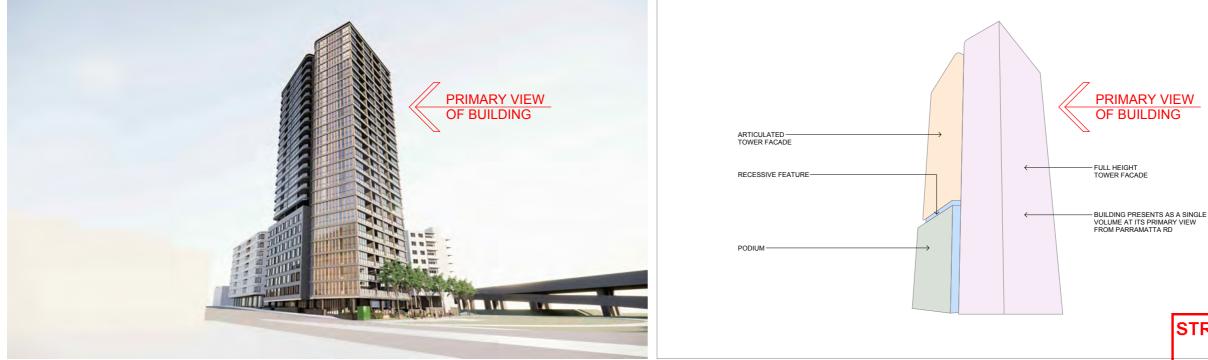
AMENDED PLANS

BUILT FORM ANALYSIS



SQA PROPOSAL - VIEW FROM PARRAMATA ROAD

SQA DIAGRAM



SJB PROPOSAL - VIEW FROM PARRAMATA ROAD



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DEVELOPMENT APPLICATION

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GRAPHIC SCALE

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PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH







ISSUE

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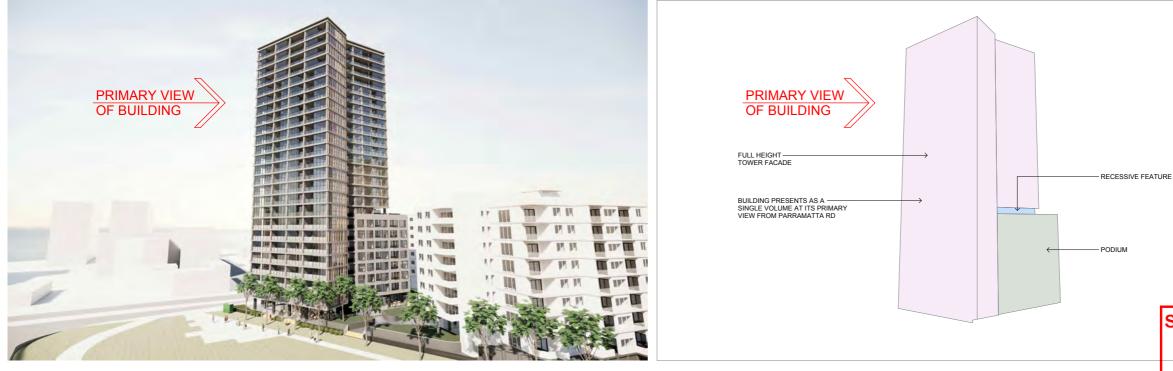
AMENDED PLANS

BUILT FORM ANALYSIS



SQA PROPOSAL - VIEW FROM NORTH EAST / M4

SQA DIAGRAM



SJB PROPOSAL - VIEW FROM NORTH EAST / M4





STATUS DEVELOPMENT APPLICATION

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21 PARRAMATTA ROAD HOMEBUSH

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PREVIOUS FACADE PROPOSAL (07.04.22)



AMENDED FACADE PROPOSAL (14.06.22)



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KEY AMENDMENTS (ISSUE 24.06.22)

- SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.

- SOUTHERN GROUND FLOOR STARS REVERTED TO WALKWAYS AS PER APPROVED DA.
 REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDET DI LEVELS 9- 24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SUZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUIDG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21-24, REDUCED 3 UNITS (X 2 BED, 1X1 BED) TO 2 UNITS (X3 BED). TOTAL UNIT COUNT REDUCED FROM 214 UNITS TO 211 UNITS.

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UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

- CURVED CURTAIN WALL FACADE TO EAST, TO ACCENTUATE FACADE AT GATEWAY

FURTHER REDUCED BULK THROUGH TOWER

SETBACK FROM PODIUM FLOOR PLATE

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HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH





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AMENDED PLANS

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14.06.22



PREVIOUS FACADE PROPOSAL (07.04.22)



AMENDED FACADE PROPOSAL (14.06.22)

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KEY AMENDMENTS (ISSUE 24.06.22)

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 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANEDD AT GROUND PLANE.
 ADDITION OF 49 WALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9-24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE.
 RODITION OF AP MALLS TO WESTERN PLANTERS. TO ADDRESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9-24.
 REINSTATED CIRCULAR COLUMNS AT GROUND PLANE BED SUCT OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDIG ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS
 AMENDED APARTINENT MIX TO INCLUDE MORE 3 BED UNTS. ON LEVEL 32-1-24, REDUCED J NITTS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS. ON LEVEL 32-1-24, REDUCED J NITTS (2X 2 BED, 1X1 BED) TO 2 UNITS (2X 3 BED). TOTAL UNITS.
- UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

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Vince Squillace Reg No. 6468 (NSW), 17219 (VIC), 3677 (QLD), AR1173 (NT)

PROJECT

HOMEBUSH TOWER

21 PARRAMATTA ROAD HOMEBUSH

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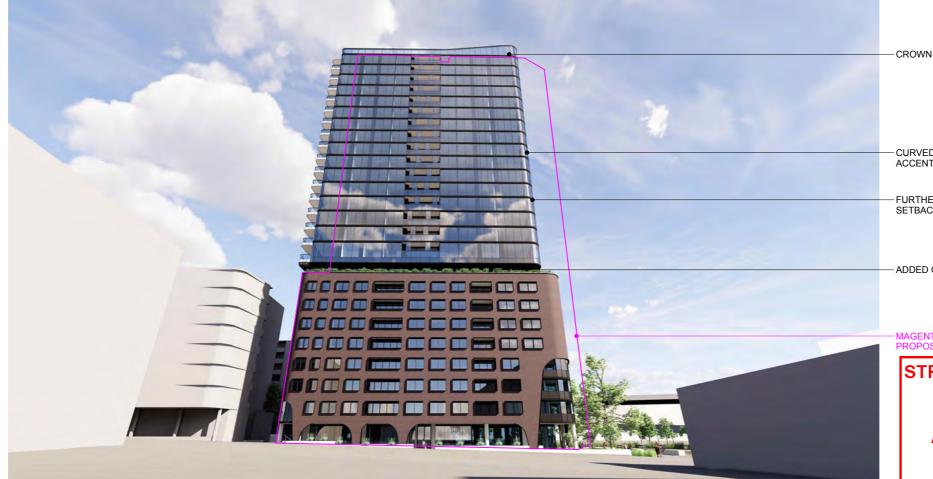
28 June 2022

DRAWING NO.

DA-851



PREVIOUS FACADE PROPOSAL (07.04.22)



AMENDED FACADE PROPOSAL (14.06.22)

DA2021/327 28 June 2022

AMENDED PLANS

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-MAGENTA OUTLINE REPRESENTS FORMER SJB PROPOSAL

ADDED GREENERY

SETBACK FROM PODIUM FLOOR PLATE

FURTHER REDUCED BULK THROUGH TOWER

- CURVED CURTAIN WALL FACADE TO EAST. TO ACCENTUATE FACADE AT GATEWAY.

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HOMEBUSH TOWER

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21 PARRAMATTA ROAD HOMEBUSH

DA-853

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DRAWING TITLE

SCALE

FACADE COMPARISON - SHEET 4

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UNITS. 12. REDUCTION IN GFA (REFER TO DA-501).

REVISED EASI ENVISUIDADARY INTERPACE 10 ISMAY RESERVE TO PROVIDE BETTER ACCESSIBILITY
 RELOCATE MAIL ROOM BASED ON FEEDBACK. TO ACCOMMODATE BIGGER LOBBY.
 COMMUNAL OPEN SPACE EXPANDED AT GROUND PLANE.
 ADDITION OF 45° WALLS TO WESTERN PLANTERS. TO ADDESS CONDITIONS OF CONSENT.
 LARGER LOBBY ADDED TO LEVELS 9 - 24.
 REINSTATED CIRCULAR COLLIMNS AT GROUND PLANE ALONG SOUTHERN BOUNDARY.
 INCREASED SIZE OF BASEMENT WASTE ROOM.
 CLARIFIED CAR PARKING ALLOCATIONS, INCLUDING ADDITION OF MOTORCYCLE & BICYCLE PARKING ON BASEMENT LEVELS.
 AMENDED APARTMENT MIX TO INCLUDE MORE 3 BED UNITS. ON LEVELS 21 - 24, REDUCED 3 JUNTS (2X 2 BED, 1X 1 BED) TO 2 UNITS (2X 3 BED), TOTAL UNIT COUNTS.

SET BACK TOWER (LEVEL 9-24) FURTHER FROM EASTERN BOUNDARY & REDUCED FLOOR PLATE
 SOUTHERN GROUND FLOOR STAIRS REVERTED TO WALKWAYS AS PER APPROVED DA.

3. REVISED EASTERN BOUNDARY INTERFACE TO ISMAY RESERVE TO PROVIDE BETTER





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DRAWING NOTES KEY AMENDMENTS (ISSUE 24.06.22)