

NOTES:

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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
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FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



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AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 000

COVER SHEET
ISSUE - A
MAY 2019
JOB No. 1902

PBD | ARCHITECTS

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PROJECT INFORMATION

		Proposed
Council	Bayside Council	
DCP	Botany Bay DCP 2013	
Key Site Information	Mascot Station Precinct	
Site Area	2997 m ²	
FSR	3.0 : 1	2.89 : 1
Permissible GFA	8991 m ²	8665 m ²
Zoning	B5 - Business Development	Hotel Development
Height Control	44m	43.9m
Acid Sulfate Soils	Class 4	

ROOM MIX

Level	Standard Rm	Premium Standard Rm	Accessible* Standard Rm	Suite	Premium Suite	Accessible* Premium Rm	Total
LEVEL 4	25	4	1				30
LEVEL 5	25	8	1				34
LEVEL 6	25	7	1			1	34
LEVEL 7	25	8	1				34
LEVEL 8	25	7	1			1	34
LEVEL 9	25	8	1				34
LEVEL 10	25	7	1			1	34
LEVEL 11	25	8	1				34
LEVEL 12	25	7	1			1	34
TOTAL	225	64	9	0	0	4	302
	74.5%	21.2%	3.0%	0.0%	0.0%	1%	100%

*Minimum 11 required by NCC Table D3.1

CAR PARKING REQUIREMENTS

Rate	Quantity	Required	Proposed	CAR PARKING PROVISIONS	
Guest 1:2.5 Rms*	302	120.8	121	L1	37
Staff 1:2 Staff	16	8	9	L2	47
Hotel manager 1	1	1	1	L3	47
TOTAL		129.8	131	TOTAL	131

*Based on provision of shuttle bus service to airport.

SANITARY FACILITIES - GROUND FLOOR (RECEPTION, RESTAURANT & CAFÉ) *exclusive of accessible toilet facilities*

User Group	Patronage	Closet Pans	Urinals	Washbasins
Male Patrons & Staff	100	1	2	2
Female Patrons & Staff	100	3	N/A	2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
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DA 001

PROJECT SUMMARY

ISSUE - A

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PROJECT:
PROPOSED HOTEL DEVELOPMENT
40-54 BAXTER ROAD, MASCOT

CLIENT: Manboom Pty Limited ATF Outdoor Signage Unit Trust

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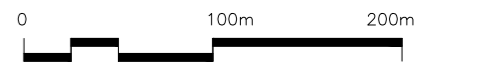
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01 SITE CONTEXT PLAN

SCALE 1:5000 @ A2



AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



DA 002

SITE CONTEXT PLAN

ISSUE - A

MAY 2019

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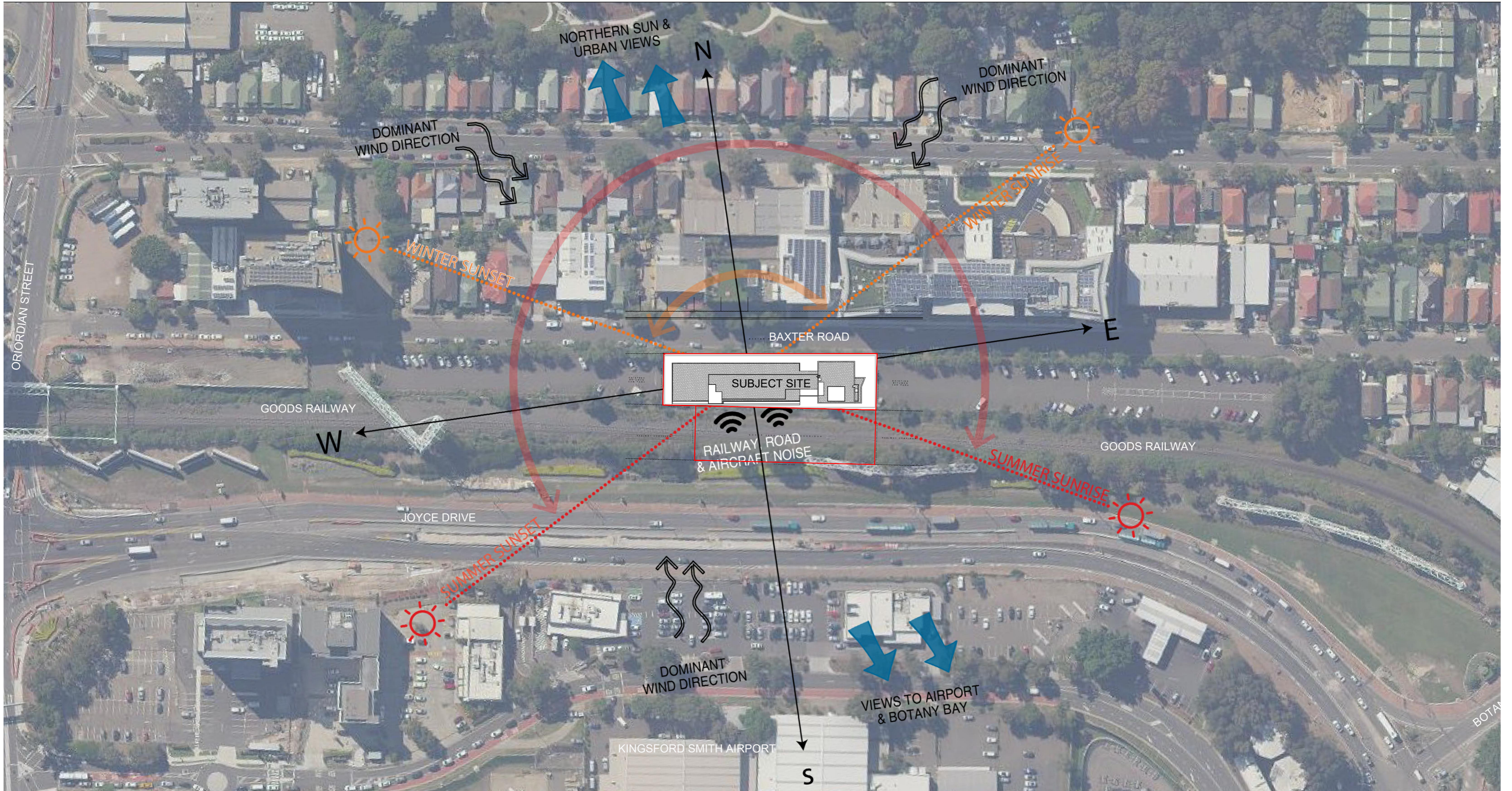
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01 SITE ANALYSIS
SCALE 1:1000 @ A2



AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



DA 003

SITE ANALYSIS

ISSUE - A

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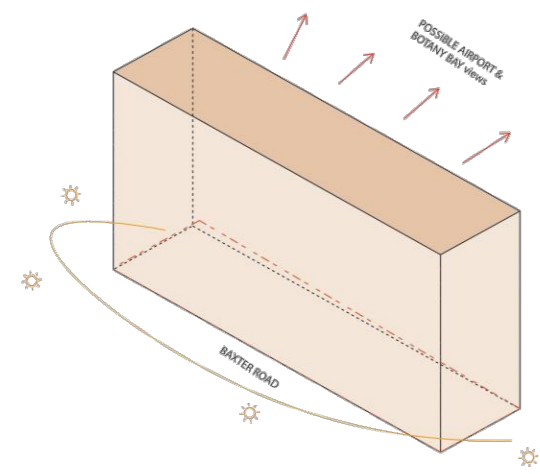
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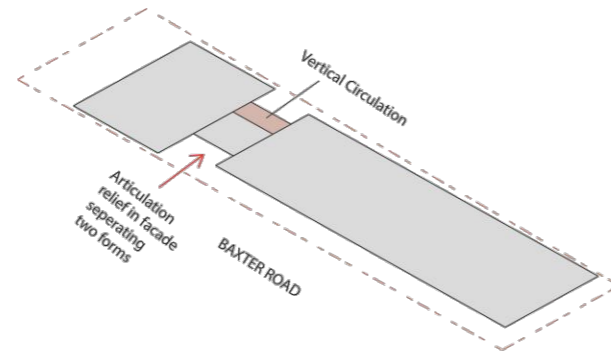
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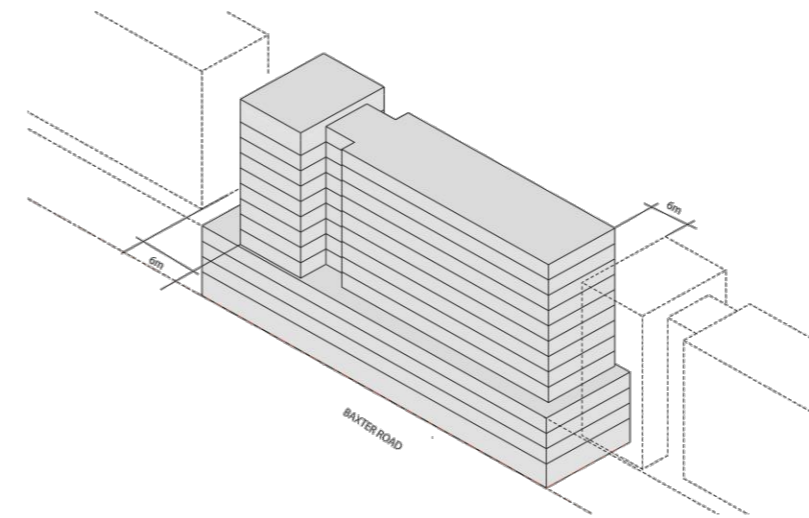
Orientation

- The building is orientated to the North to maximize solar access.
- Half of the hotel rooms are oriented to the South to capitalise on possible views towards the airport and Botany Bay beyond.



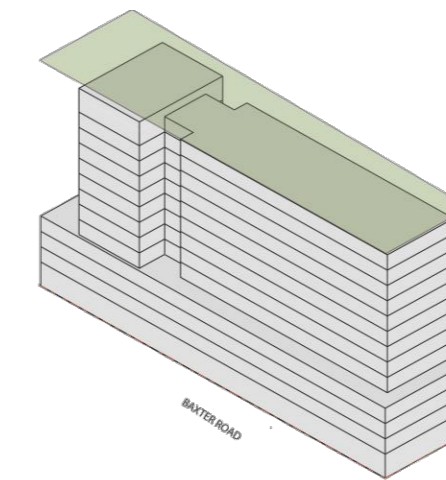
Typical Layout Form

- The narrow linear site configuration which widens slightly to the east has informed the shape of the proposed hotel development
- A slender long volume along the length of the site is counteracted by a deeper taller tower element at the wider end of the site
- The junction between these two volumes forms the entry to the hotel and it's vertical circulation core is articulated in relief



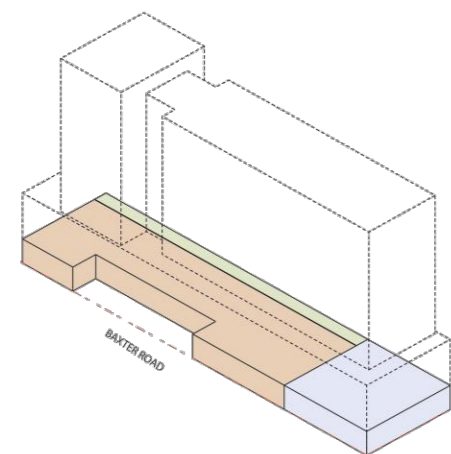
Setback and Built Form

- The hotel building is elevated above a four storey podium addressing the scale of the streetscape
- The upper levels are then set back from the site boundaries to provide relief and interest to the form above and delineation from future neighbouring buildings



Height Plane

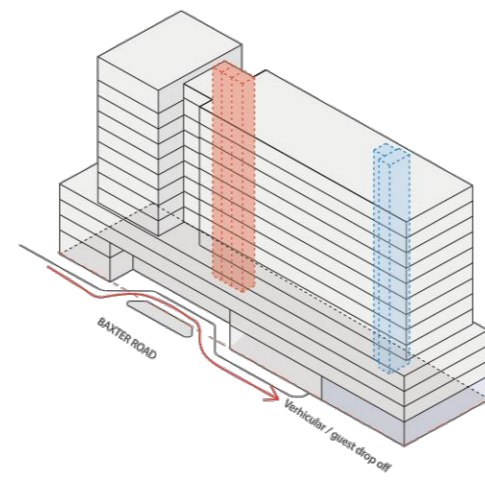
- The proposed development sits below the 44m height plane dictated by the Bayside LEP



Zone

- Main Entry / Front of House
- Loading Zone / Back of House
- Service corridor

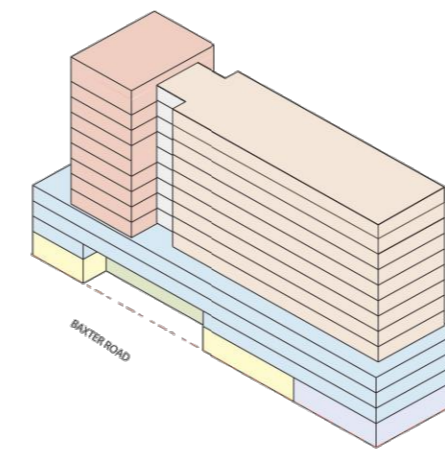
- The ground plane is split into a front of house entry zone and a back of house service zone, with a circulation corridor to the rear of the site



Circulation

- Circulation Spine
- Service Spine
- Service Zone

- Vertical circulation through the building is divided into a front of house circulation core and a back of house service core
- A port cochere entry facility and valet parking service at the ground floor facilitates guest parking on the podium level above

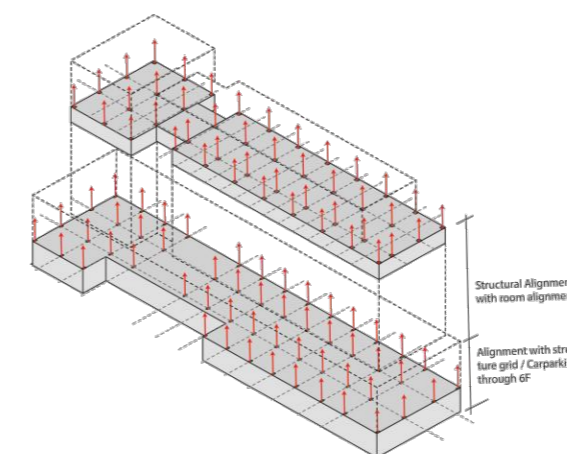


Usage

- Entry Zone / Front of House
- Service Zone / Back of House
- 3 Levels Podium for Car Parking
- Standard Rooms
- Standard Premium rooms
- Restaurant, Cafe and Bar

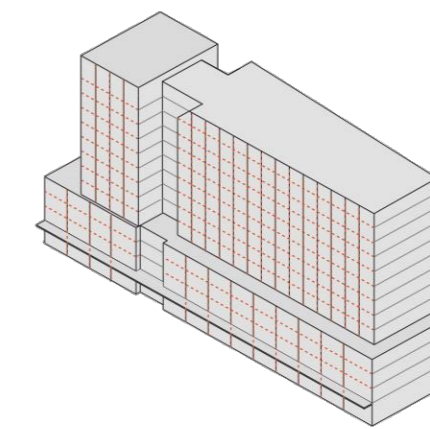
The building usage is divided as follows:

- Ground level Front of House Entry/ Reception area, Restaurant, Cafe, Bar and Back of House loading and service entry
- Level 1 to 3 valet operated car parking
- Level 4-12 Standard and Premium Standard Rooms



Structure

- The building structure is designed to minimize transfer beams
- Ground floor structure continues through three parking level above



Facade

- The facade is articulated to frame each individual hotel room while providing sun shading
- The facade treatment provides a rich texture to the building elevation and streetscape presentation

AMENDMENTS

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A	17.05.2019	ISSUE FOR DA

DA 004

DESIGN PHILOSOPHY

ISSUE - A

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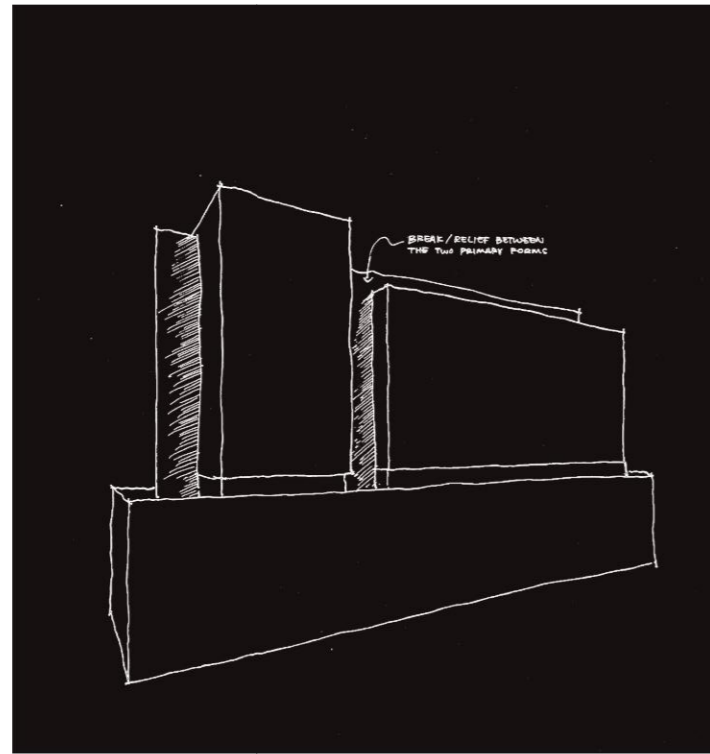
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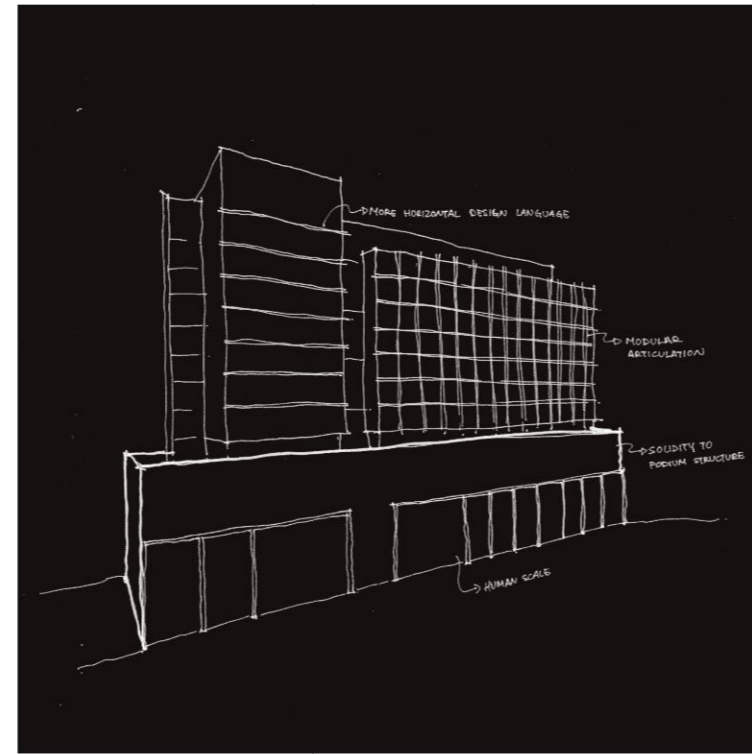
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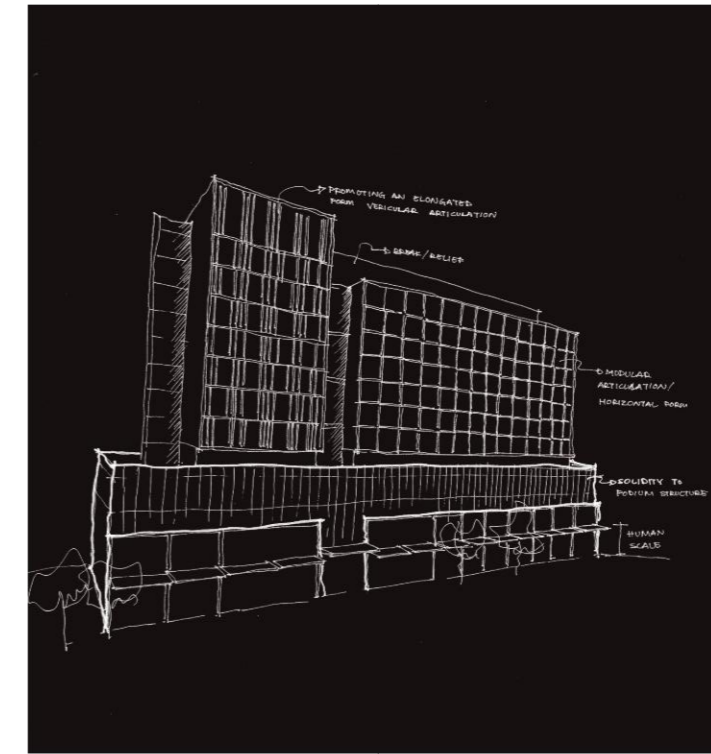
Primary Form

- Elongated hotel room element adjacent to a vertical tower element sitting above a podium, accentuating the streetscape



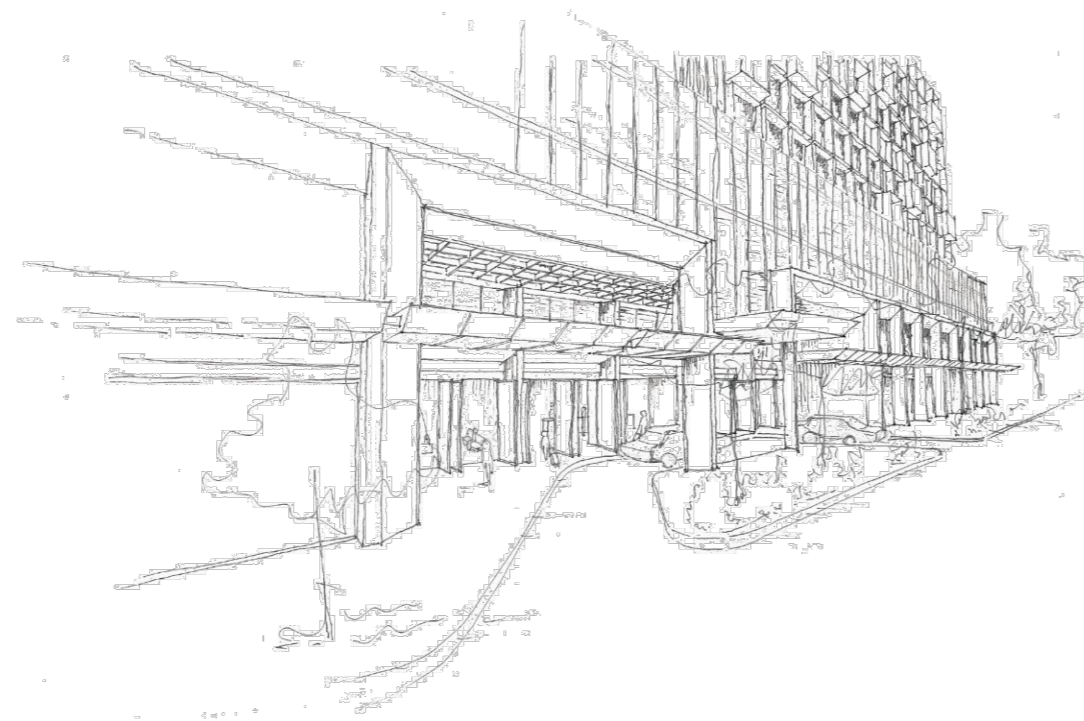
Secondary Elements

- Double height colonaded streetscape presentation to provide grand scale
- Upper levels reflecting the scale of the individual hotel rooms behind the facade

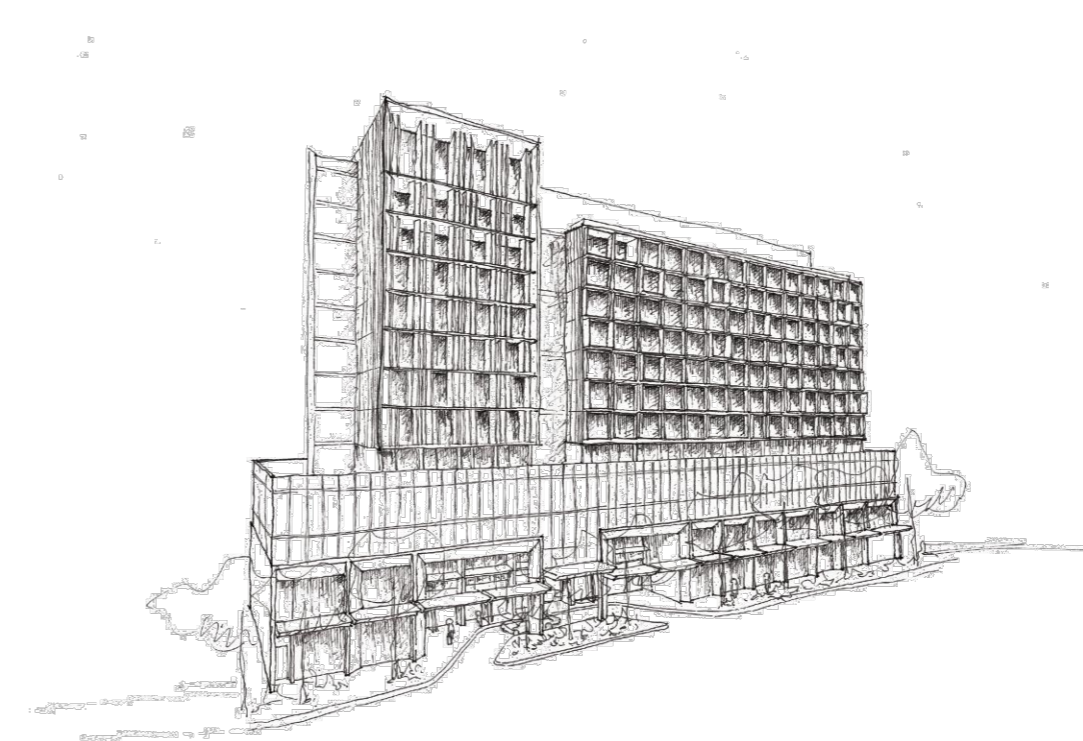


Architecture Elements

- Facade treatment to tower element accentuates the verticality of the form
- Facade feature of the elongated hotel room picture frames the individual hotel rooms behind the facade
- The screen to the podium above the colonade provides a rich texture that changes in colour with the time of day



- The hotel entry and streetscape is designed to make a grand gesture while at the same time having a human scale



- Perspective sketch showing the verticality of the tower element, the picture frame feature of the elongated hotel room element and the colonaded entry feature of the podium

AMENDMENTS

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DA 005

DESIGN PROCESS

ISSUE - A

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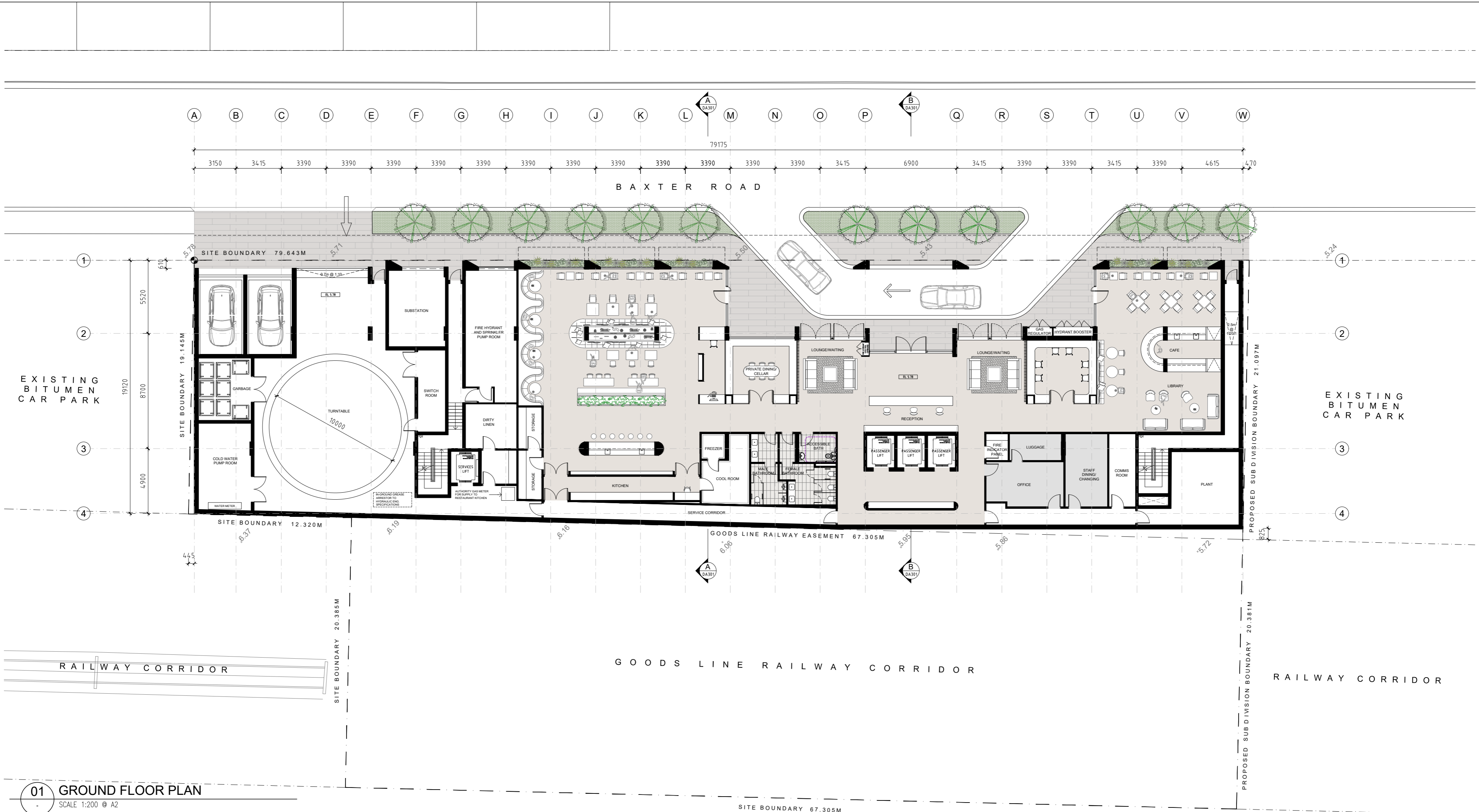
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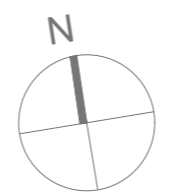
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01 GROUND FLOOR PLAN
SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
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DA 100
SITE AND GROUND FLOOR PLAN
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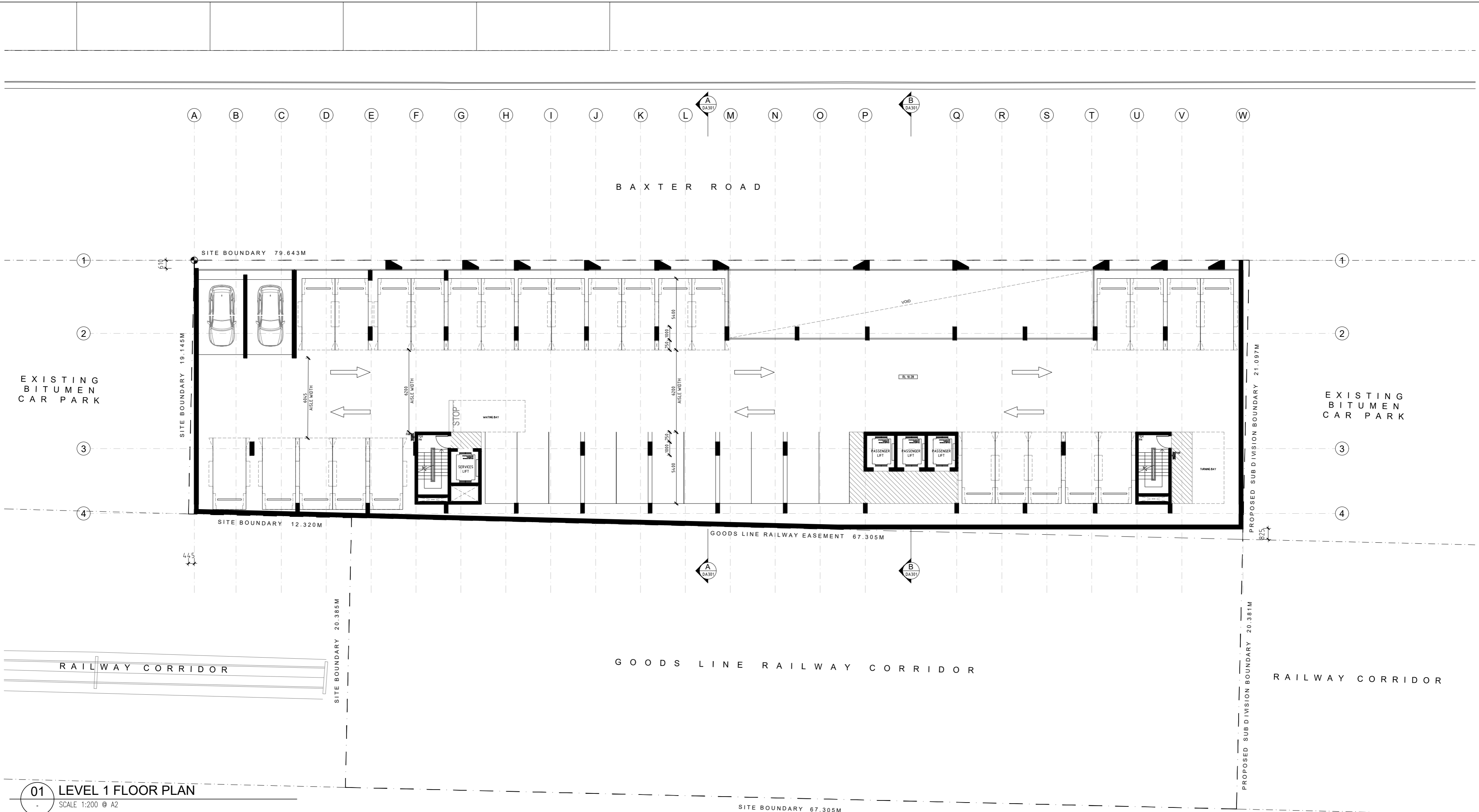
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01 LEVEL 1 FLOOR PLAN

SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



DA 101

LEVEL 1 PLAN

ISSUE - A

MAY 2019

JOB No. 1902

PBD | ARCHITECTS

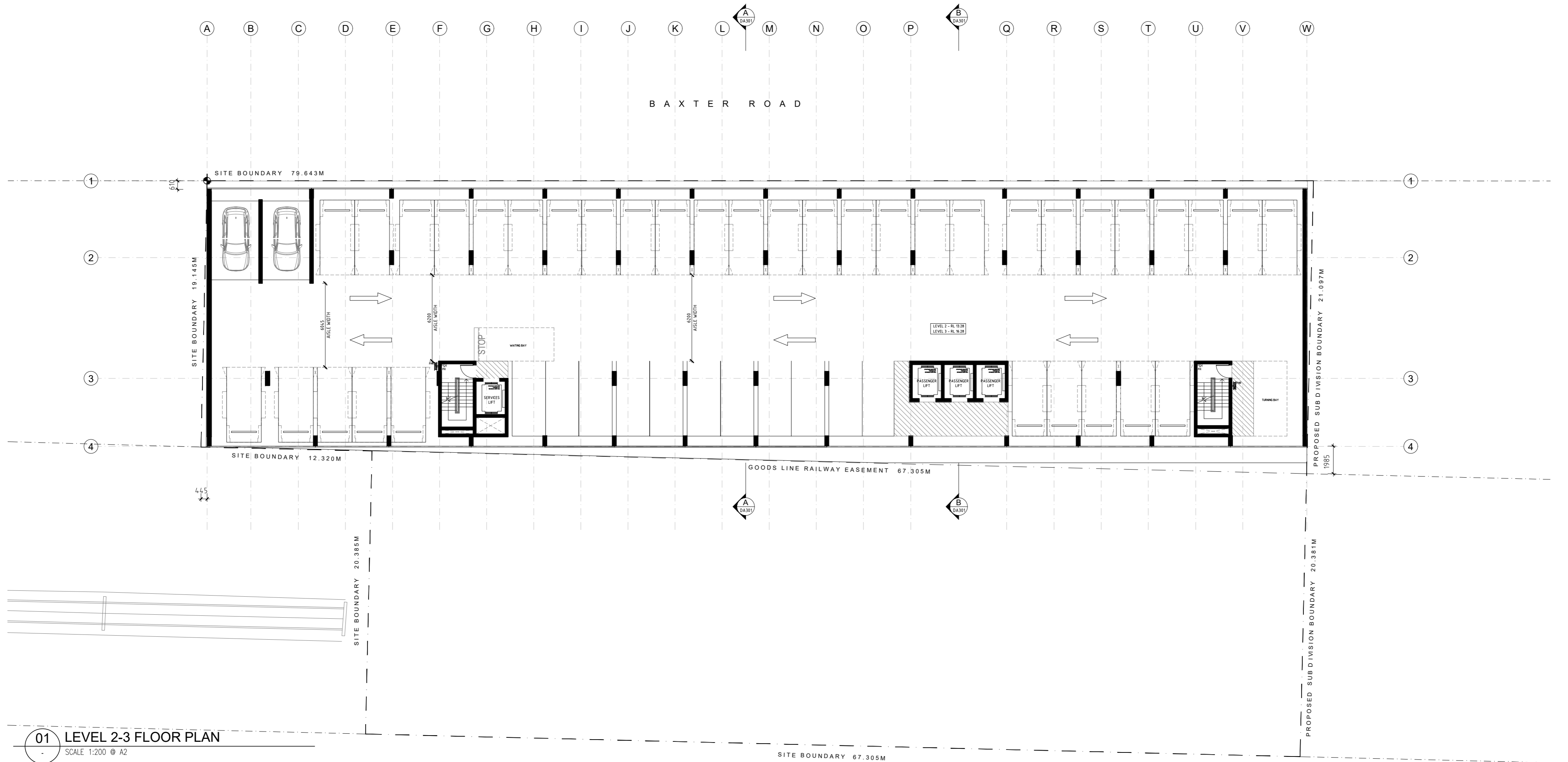
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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 LEVEL 2-3 FLOOR PLAN

SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



DA 102

LEVEL 2-3 PLAN

ISSUE - A

MAY 2019

JOB No. 1902

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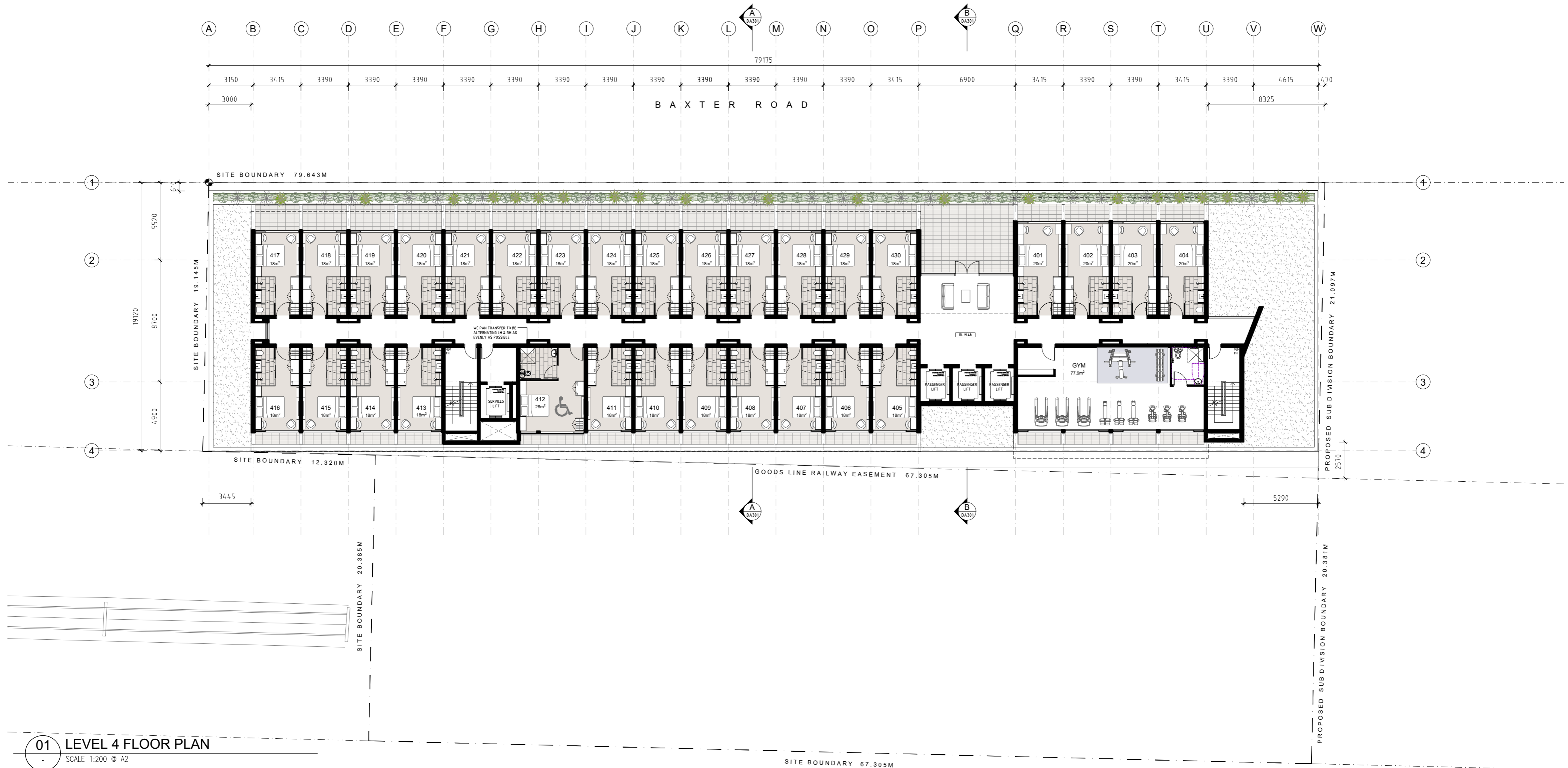
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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 LEVEL 4 FLOOR PLAN

SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



DA 103

LEVEL 4 PLAN

ISSUE - A

MAY 2019

JOB No. 1902

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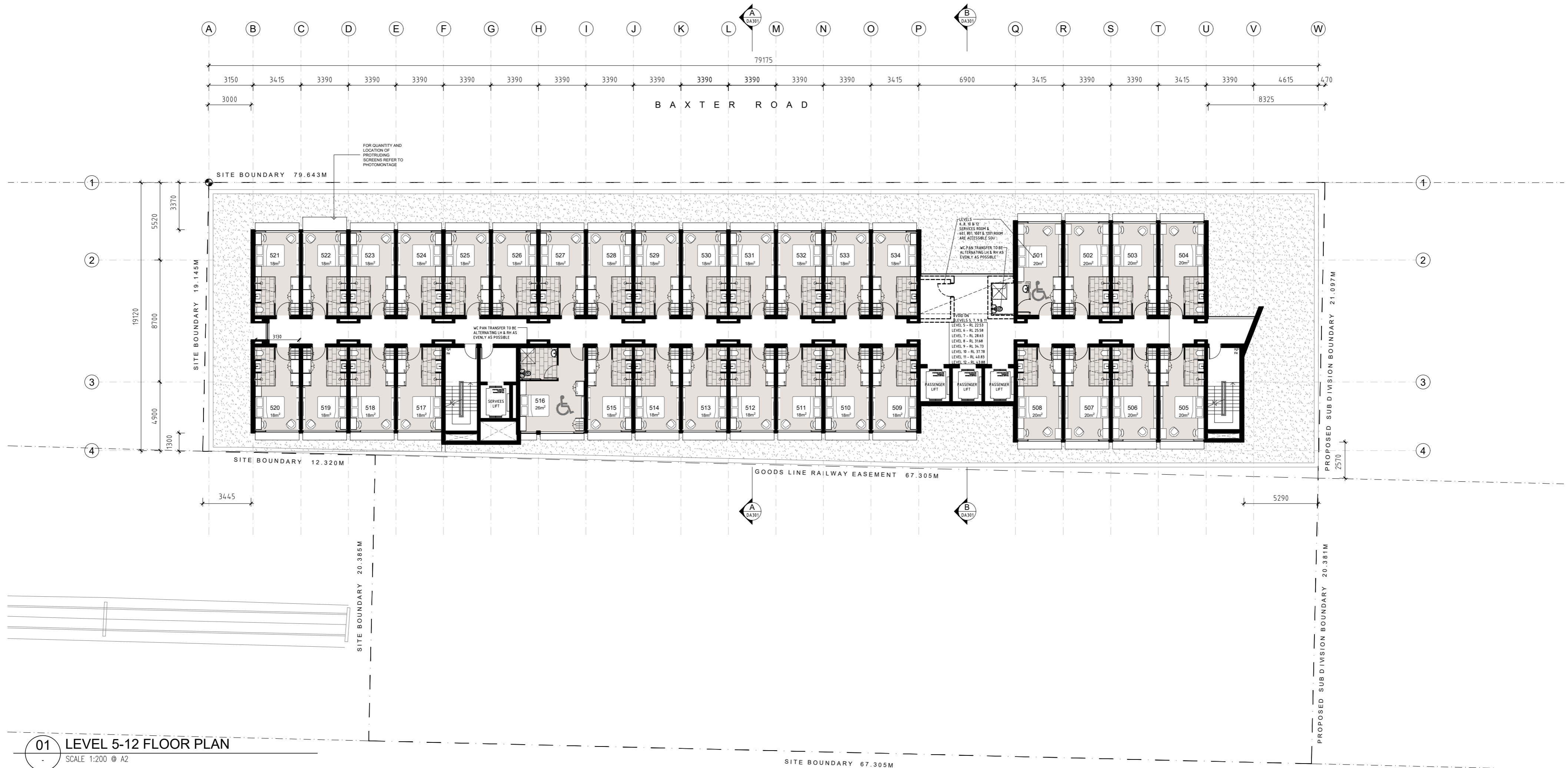
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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 LEVEL 5-12 FLOOR PLAN

SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



DA 104

LEVEL 5-12 PLAN

ISSUE - A

MAY 2019

JOB No. 1902

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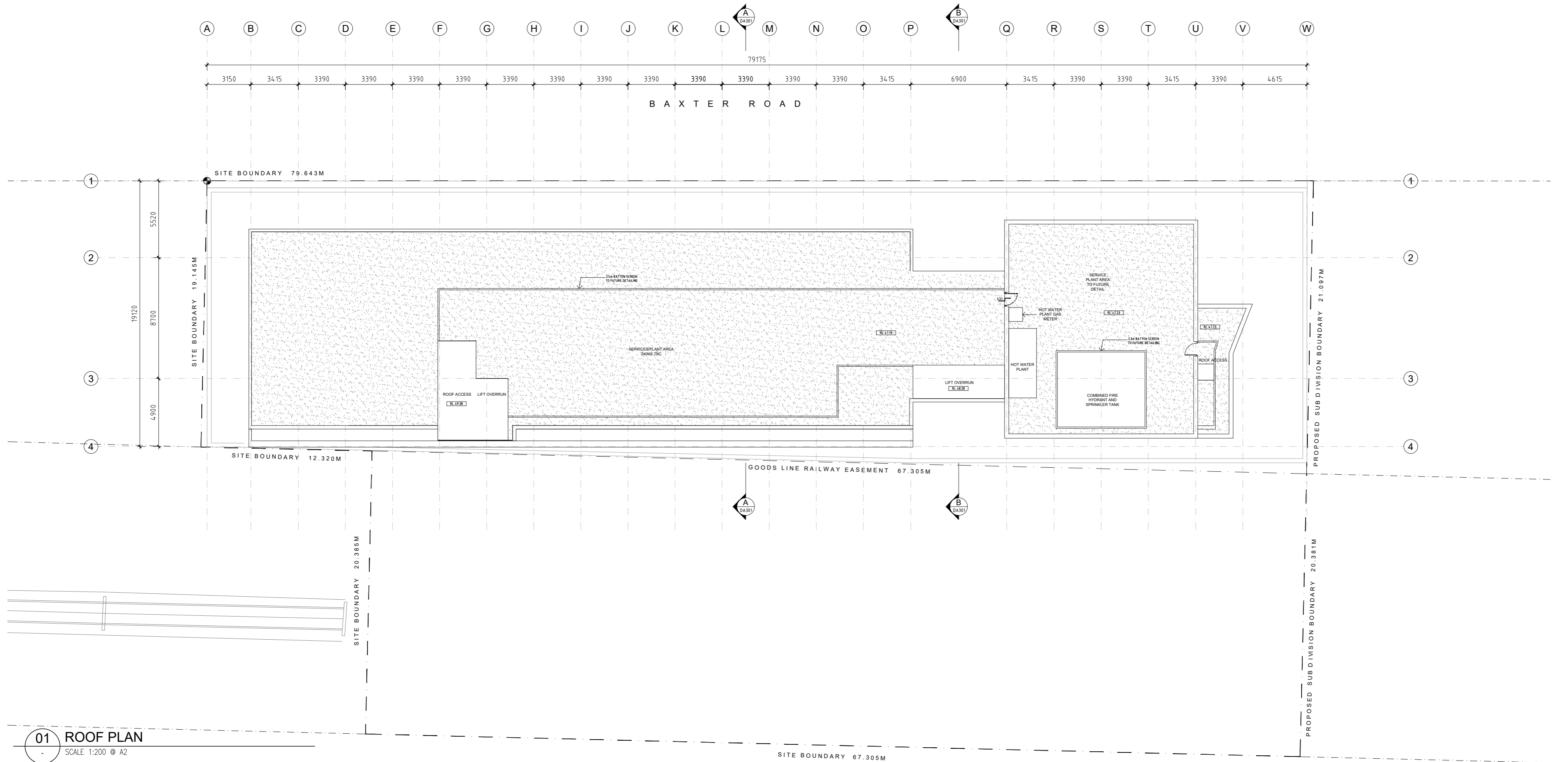
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LEGEND:

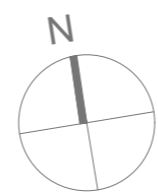
AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 ROOF PLAN
SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



DA 108

ROOF PLAN
ISSUE - A
MAY 2019
JOB No. 1902

PBD | ARCHITECTS

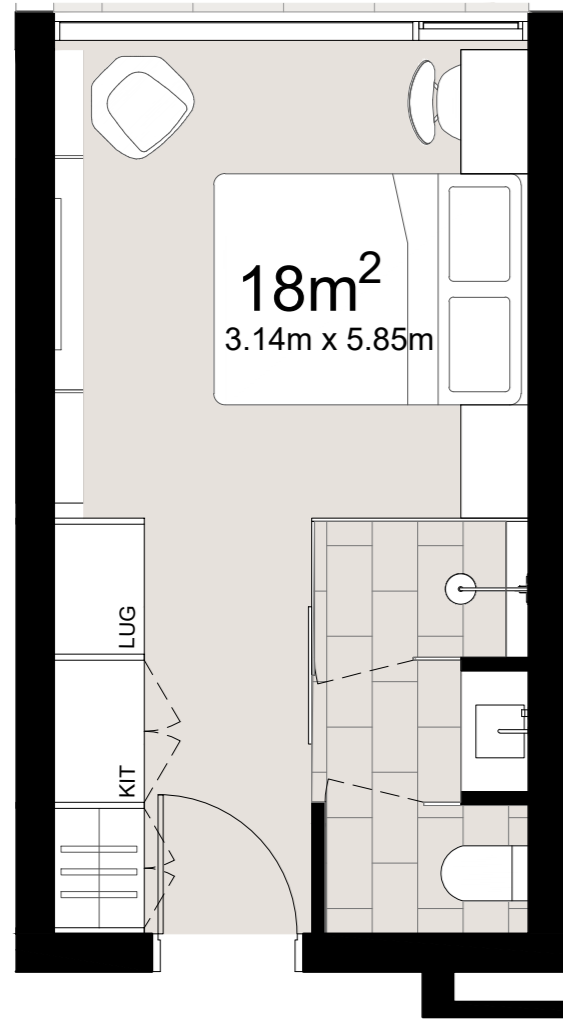
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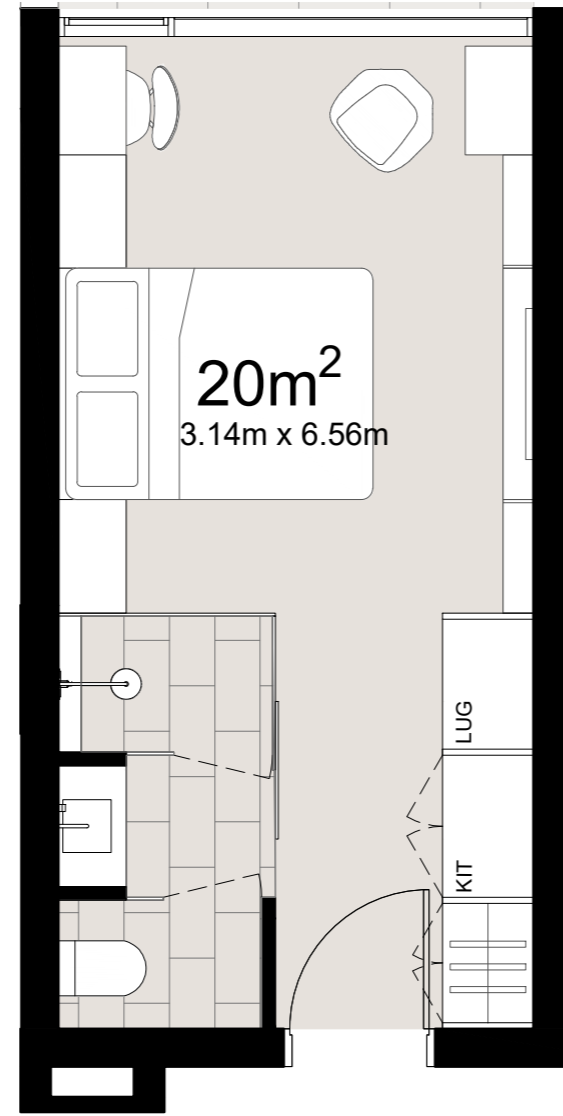
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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
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FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



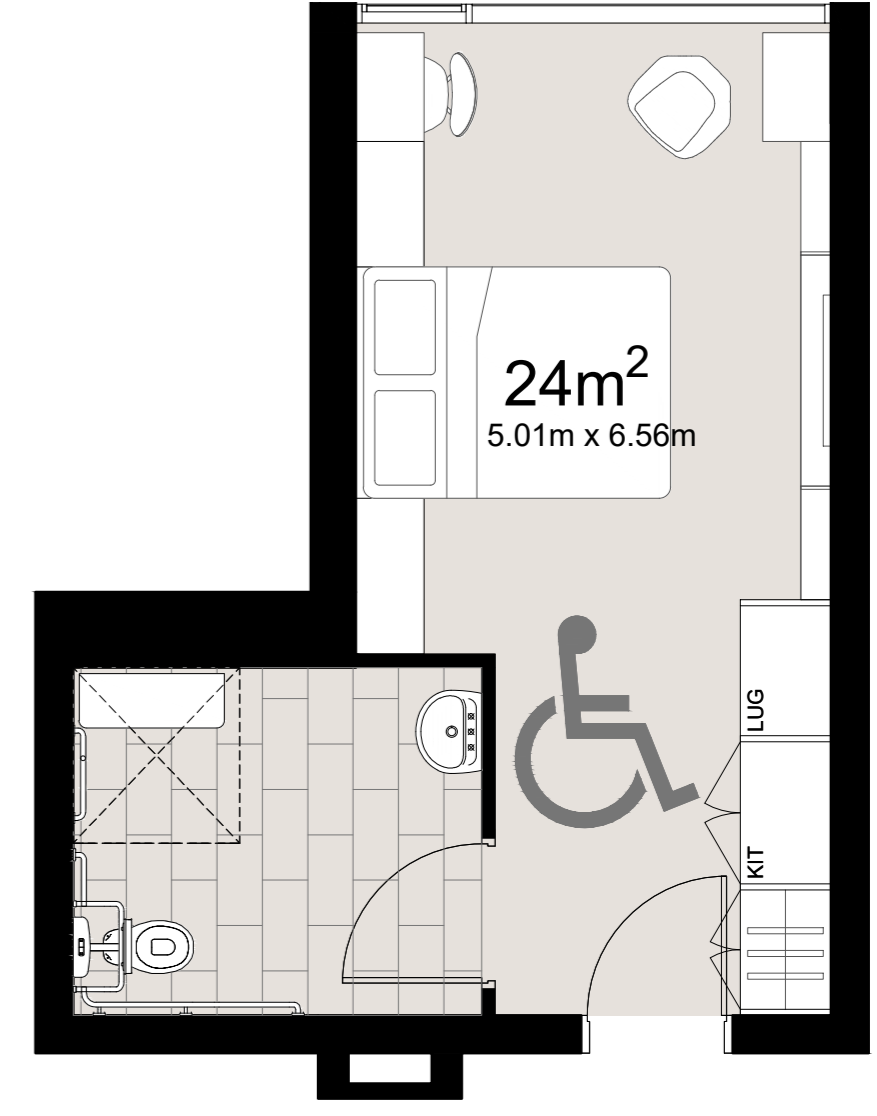
01 STANDARD ROOM
SCALE 1:50 @ A2



02 PREMIUM STANDARD ROOM
SCALE 1:50 @ A2



03 ACCESSIBLE STANDARD ROOM
SCALE 1:50 @ A2



04 ACCESSIBLE PREMIUM ROOM
SCALE 1:50 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

PROJECT:
PROPOSED HOTEL DEVELOPMENT
40-54 BAXTER ROAD, MASCOT

CLIENT: Manbroom Pty Limited ATF Outdoor Signage Unit Trust

DA 110

STANDARD ROOMS
ISSUE - A
MAY 2019
JOB No. 1902

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AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
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FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 NORTH ELEVATION

SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 200

NORTH ELEVATION

ISSUE - A

MAY 2019

JOB No. 1902

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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 SOUTH ELEVATION

SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 201

SOUTH ELEVATION

ISSUE - A

MAY 2019

JOB No. 1902

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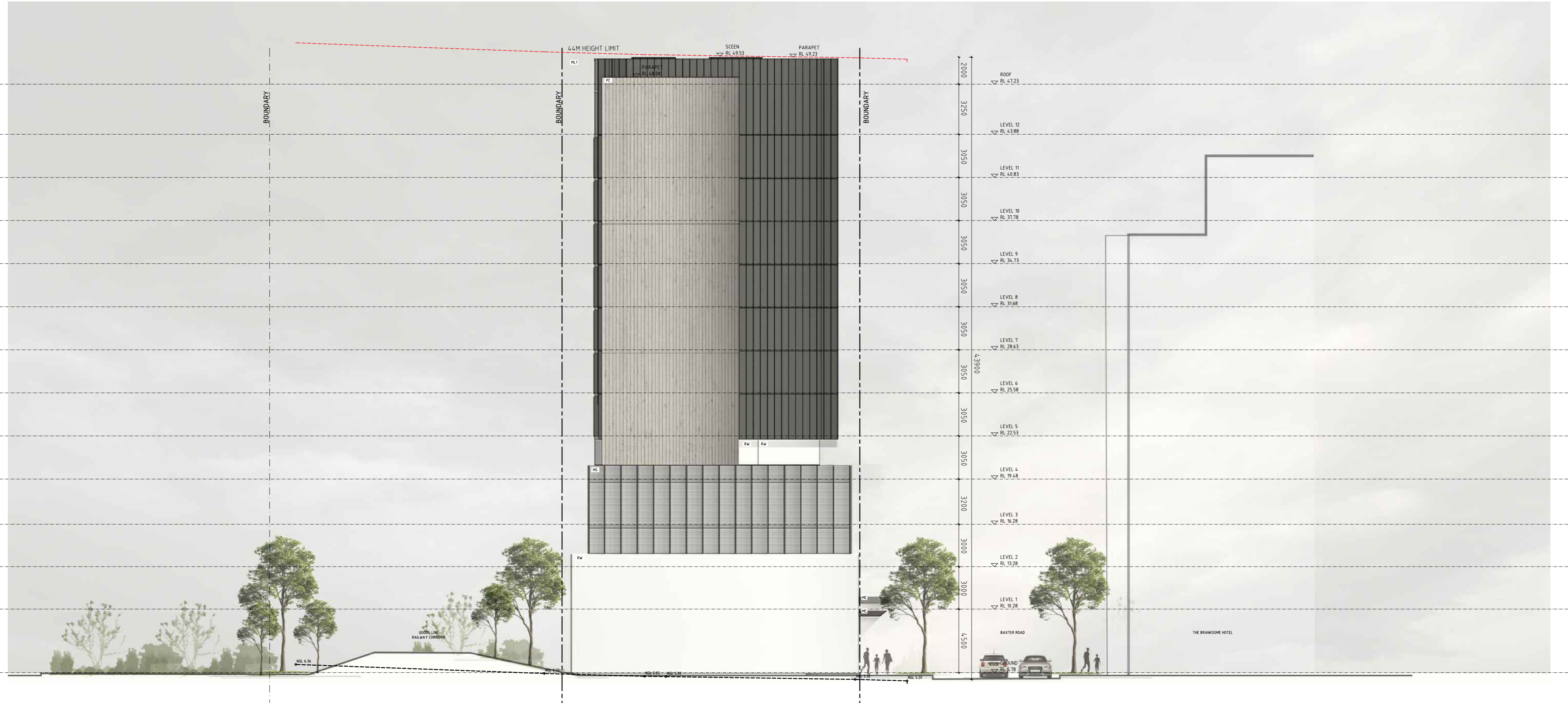
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LEGEND:

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AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 EAST ELEVATION
SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 202

EAST ELEVATION
ISSUE - A
MAY 2019
JOB No. 1902

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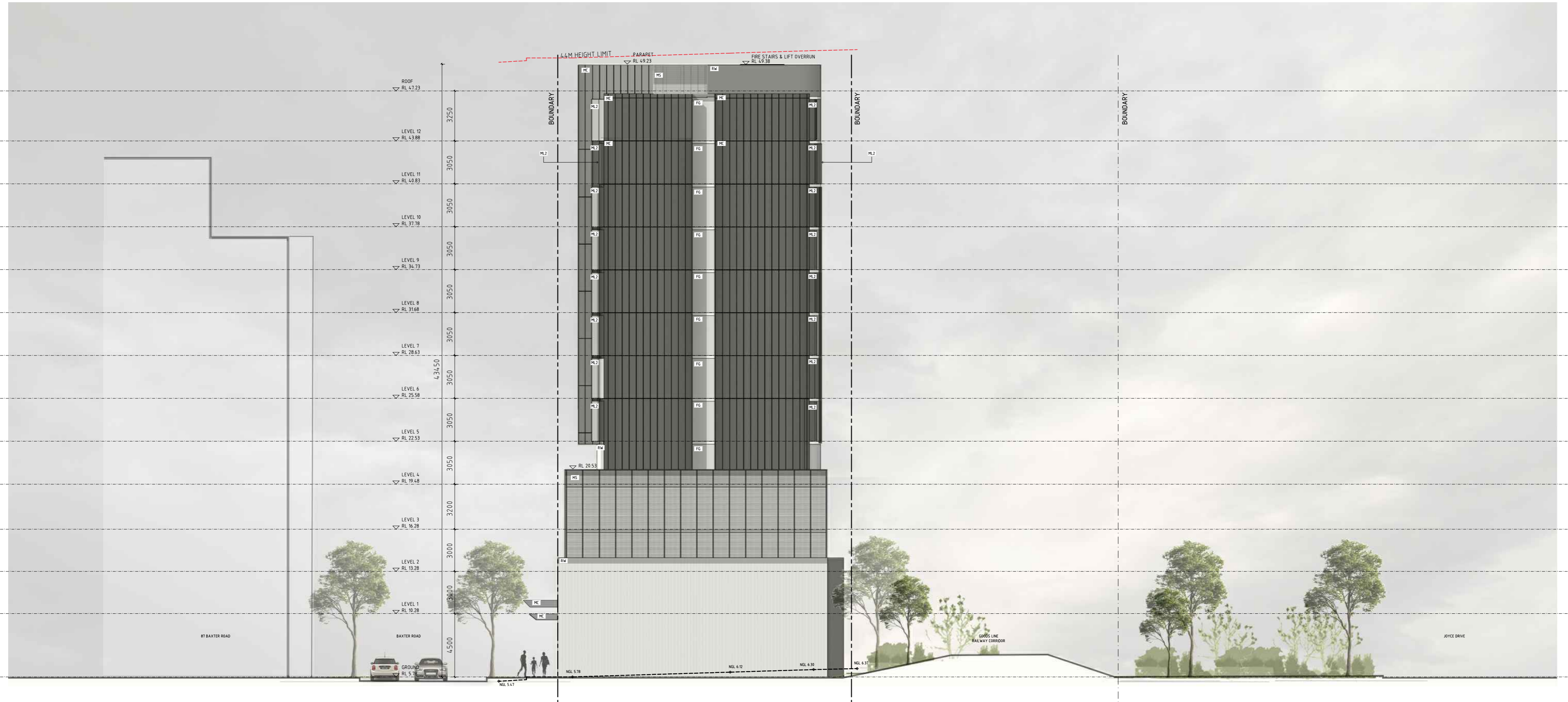
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AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
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FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 WEST ELEVATION

SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 203

WEST ELEVATION

ISSUE - A

MAY 2019

JOB No. 1902

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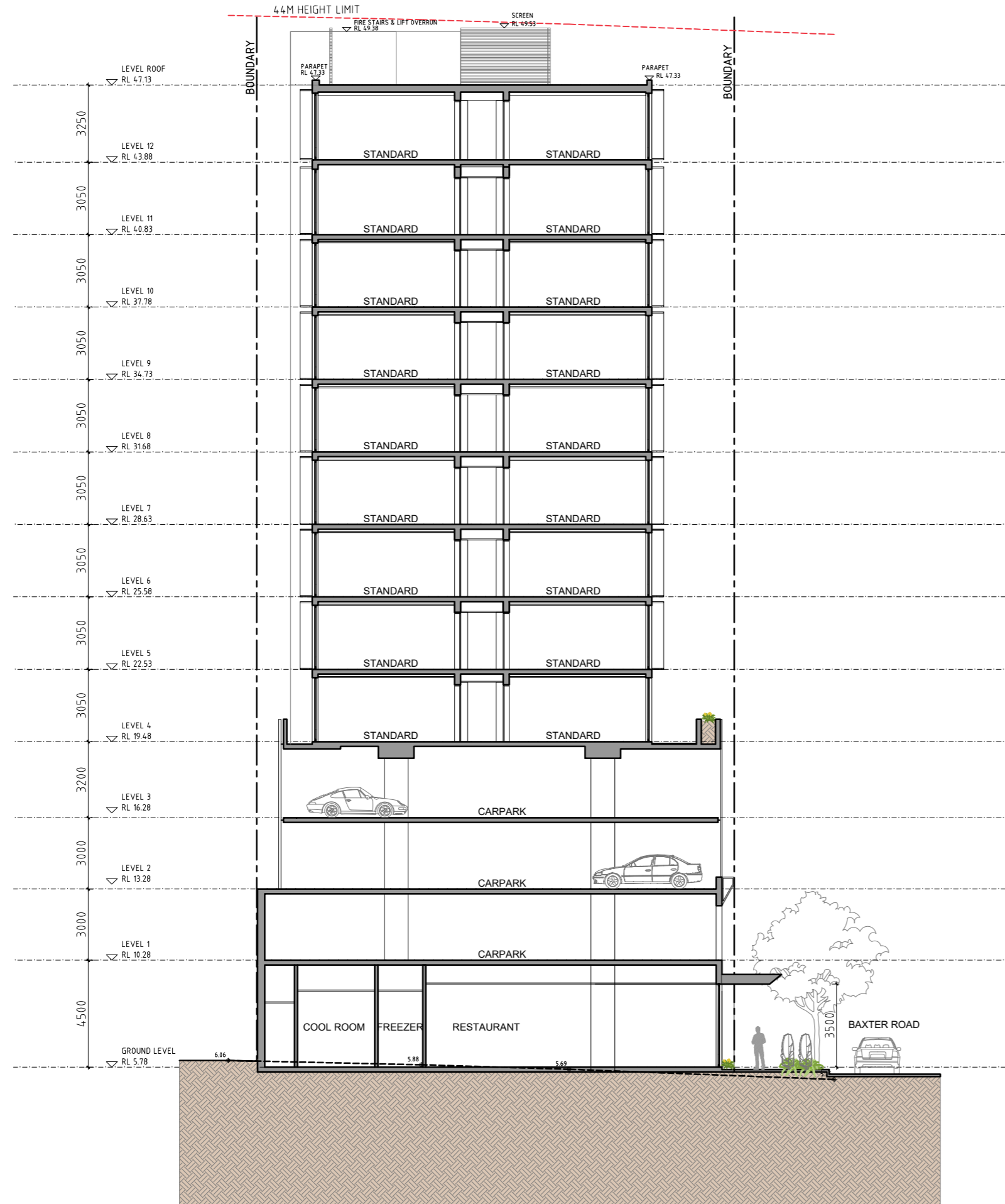
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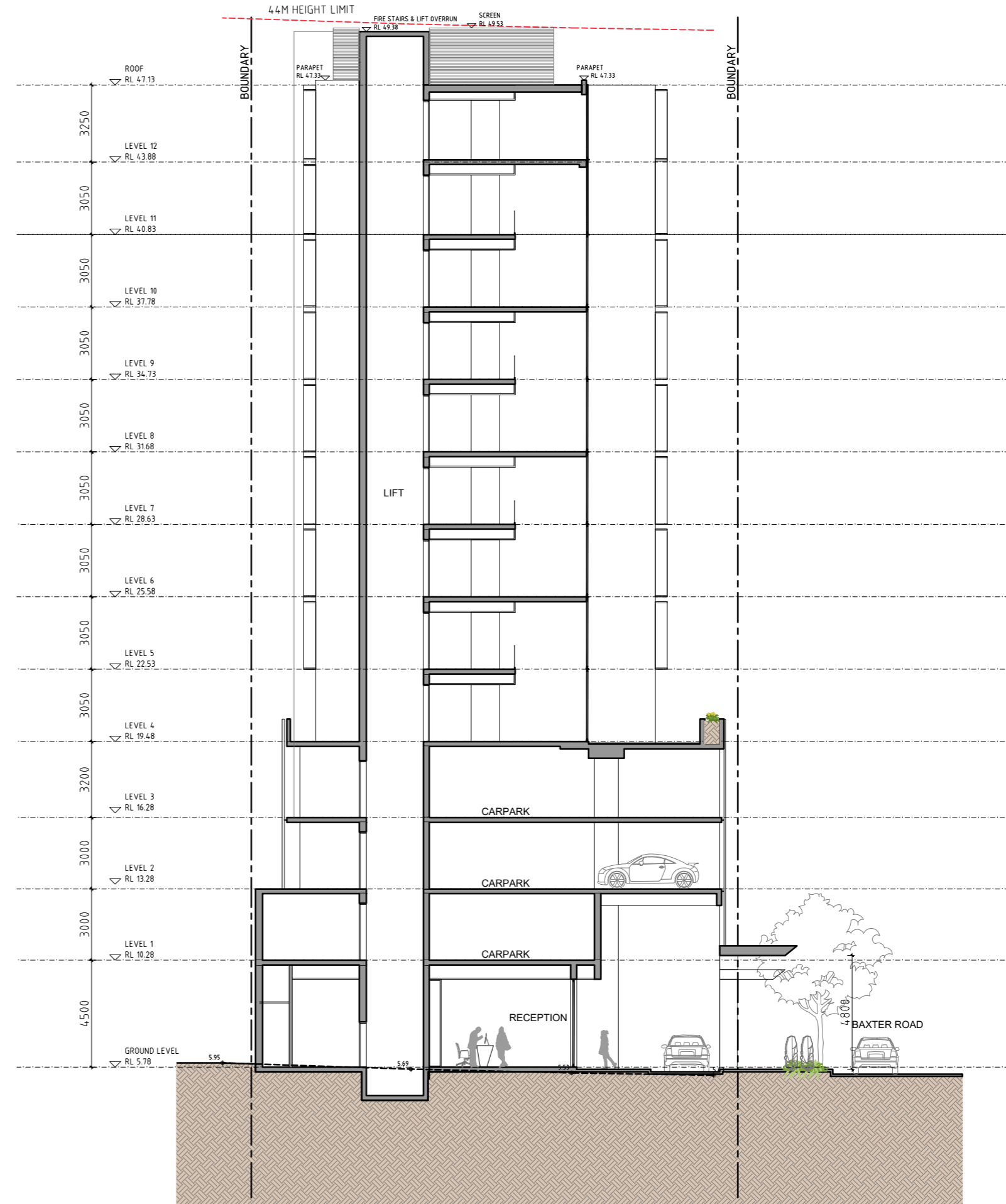
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AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
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FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 SECTION A
SCALE 1:200 @ A2



02 SECTION B
SCALE 1:200 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 300

SECTIONS A & B

ISSUE - A

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LEGEND:

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AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 DRIVEWAY SECTION
SCALE 1:25 @ A2

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

PROJECT:
PROPOSED HOTEL DEVELOPMENT
40-54 BAXTER ROAD, MASCOT

DA 301

DRIVEWAY SECTION
ISSUE - A
MAY 2019
JOB No. 1902

PBD | ARCHITECTS

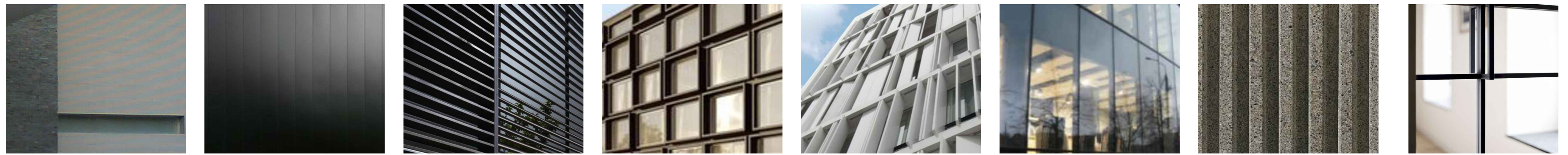
ABN 36 147 035 550
Level 2, 52 Albion Street, Surry Hills NSW 2010
P - (02) 9698 8140 E - info@pbdarchitects.com.au W - www.pbdarchitects.com.au

NOTES:

- ALL WORK TO COMPLY WITH BUILDING CODE OF AUSTRALIA, REQUIREMENTS OF RELEVANT STATUTORY AUTHORITIES/ LOCAL GOVERNMENT & RELEVANT AUSTRALIAN BUILDING STANDARDS
- CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING WORK- SHOULD A DISCREPANCY BE IDENTIFIED PLEASE CONFIRM WITH ARCHITECT PRIOR TO PROCEEDING (DO NOT SCALE FROM DRAWINGS)
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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
BS	BATTEN SCREENS TO FUTURE DETAIL	GB	GLASS BALUSTRADE		
FG	FRAMELESS GLASS	MC	METAL CLADDING		
FS	FIRE STAIRS	MS	METAL LOUVRED SCREEN		
FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



RW RENDERED WALL Colour - (P1) Dulux- Blissful White (SW1HW)	MC METAL CLADDING VM Zinc Anthra Zinc	MS METAL LOUVRED SCREEN Colour - (P2) Dulux - Powdercoat Deep Walnut (P1347) or similar	ML1 METAL LOUVRES & FRAMING Colour - (P2) Dulux - Powdercoat Deep Walnut (P1347)	ML2 METAL LOUVRES & FRAMING Colour - (P1) Dulux- Blissful White (SW1HW)	FG FRAMELESS GLASS Curtain Wall - Viridian Grey Tinted/Colour back/Decorative glass or similar	PC PRECAST CONCRETE Natural Finish	AFG ALUMINIUM FRAMED GLASS VM Zinc Anthra Zinc
--	---	---	--	---	--	--	--

P1 DULUX - BLISSFUL WHITE (SW1H1) Rendered Wall Metal Louvres & Framing	
P2 DULUX - DEEP WALNUT (P1347) Metal Louvred Screen, Louvres & Framing	

NOTE: MATERIAL SCHEDULE TO BE READ IN CONJUNCTION WITH ELEVATION DRAWINGS DA 200, DA 201, DA 202 & DA 203

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 400

MATERIAL AND FINISHES SCHEDULE

ISSUE - A
MAY 2019
JOB No. 1902

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LEGEND:

AFG	ALUMINIUM FRAME GLAZING	FG	FRAMELESS GLASS	RW	RENDERED WALL
AW	AWNING TO FUTURE DETAIL	FS	FEATURE SCREENING TO FUTURE DETAIL		
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FH	FIRE HYDRANT	ML1	METAL LOUVRES & FRAMING		
FHR	FIRE HOSE REEL	ML2	METAL LOUVRES & FRAMING		
FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 410

PHOTOMONTAGE

ISSUE - A

MAY 2019

JOB No. 1902

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ABN 36 147 035 550

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PROJECT:
PROPOSED HOTEL DEVELOPMENT
40-54 BAXTER ROAD, MASCOT

CLIENT: Manboom Pty Limited ATF Outdoor Signage Unit Trust

NOTES:

- ALL WORK TO COMPLY WITH BUILDING CODE OF AUSTRALIA, REQUIREMENTS OF RELEVANT STATUTORY AUTHORITIES/ LOCAL GOVERNMENT & RELEVANT AUSTRALIAN BUILDING STANDARDS
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FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 411

PHOTOMONTAGE

ISSUE - A

MAY 2019

JOB No. 1902

PBD | ARCHITECTS

ABN 36 147 035 550

Level 2, 52 Albion Street, Surry Hills NSW 2010

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PROJECT:
PROPOSED HOTEL DEVELOPMENT
40-54 BAXTER ROAD, MASCOT

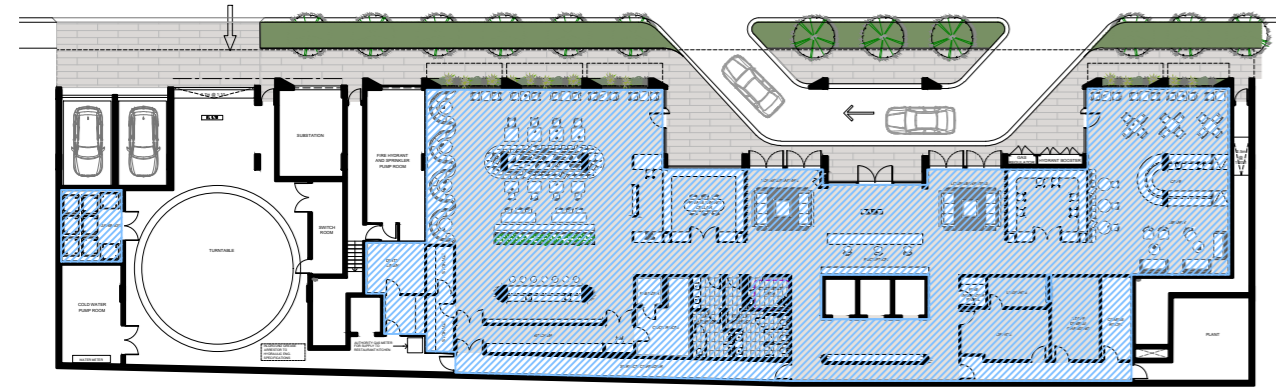
CLIENT: Manboom Pty Limited ATF Outdoor Signage Unit Trust

NOTES:

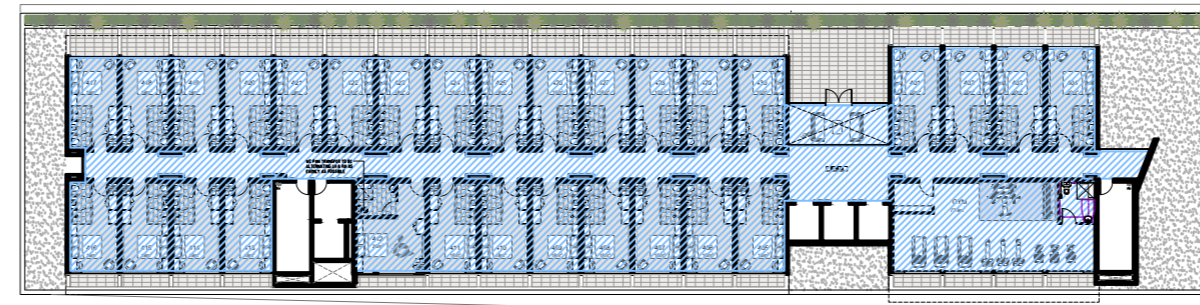
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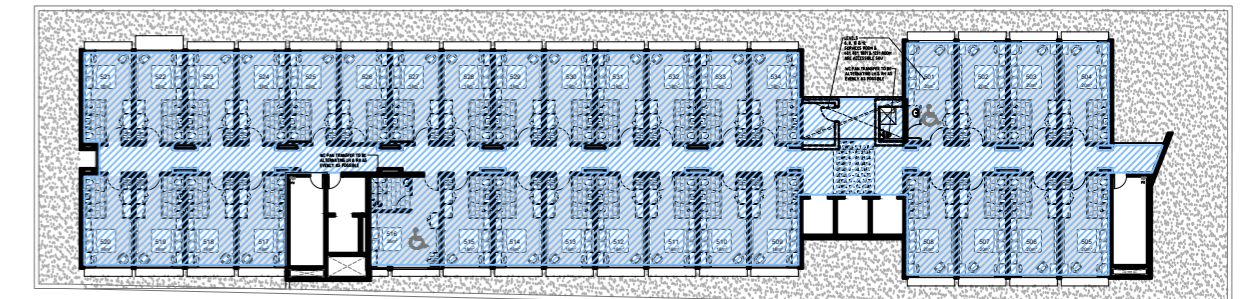
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FE	FIRE EXTINGUISHER	PC	PRECAST CONCRETE		



01 GROUND FLOOR
SCALE 1:500 @ A2



02 LEVEL 4
SCALE 1:500 @ A2



03 LEVEL 5 - 12
SCALE 1:500 @ A2

AREA SUMMARY - DA

SITE AREA	= 2997 m ²
ALLOWABLE FSR	= 3 : 1
ALLOWABLE GFA	= 8991 m ²
PROPOSED GFA	= 8665 m ²
FSR	= 2.89 : 1
<hr/>	
GROUND LEVEL	= 831 m ²
LEVEL 4	= 866 m ²
LEVEL 5-12	= 6968 m ²

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

DA 500

GFA DIAGRAM
ISSUE - A
MAY 2019
JOB No. 1902

PBD | ARCHITECTS

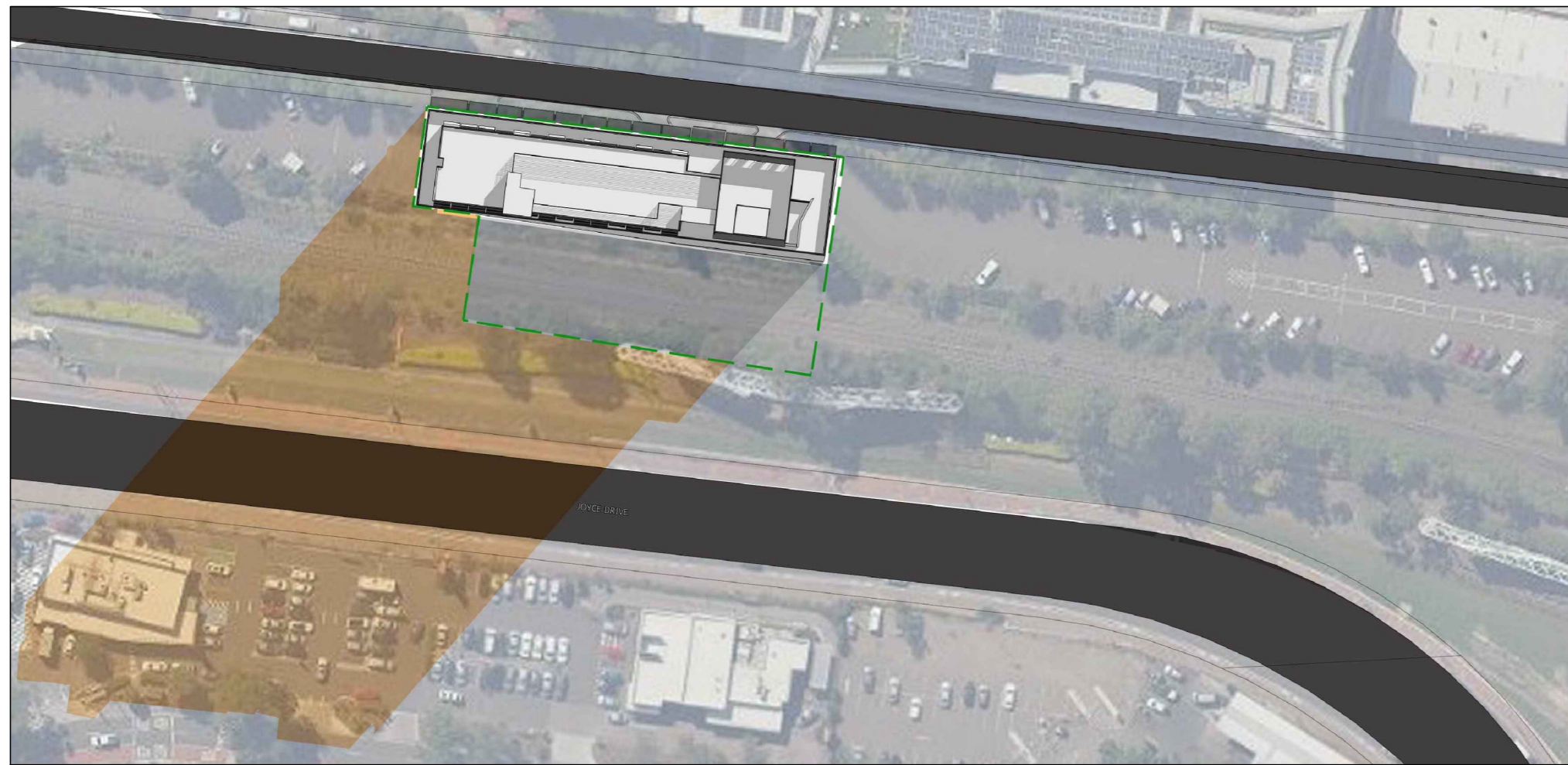
ABN 36 147 035 550
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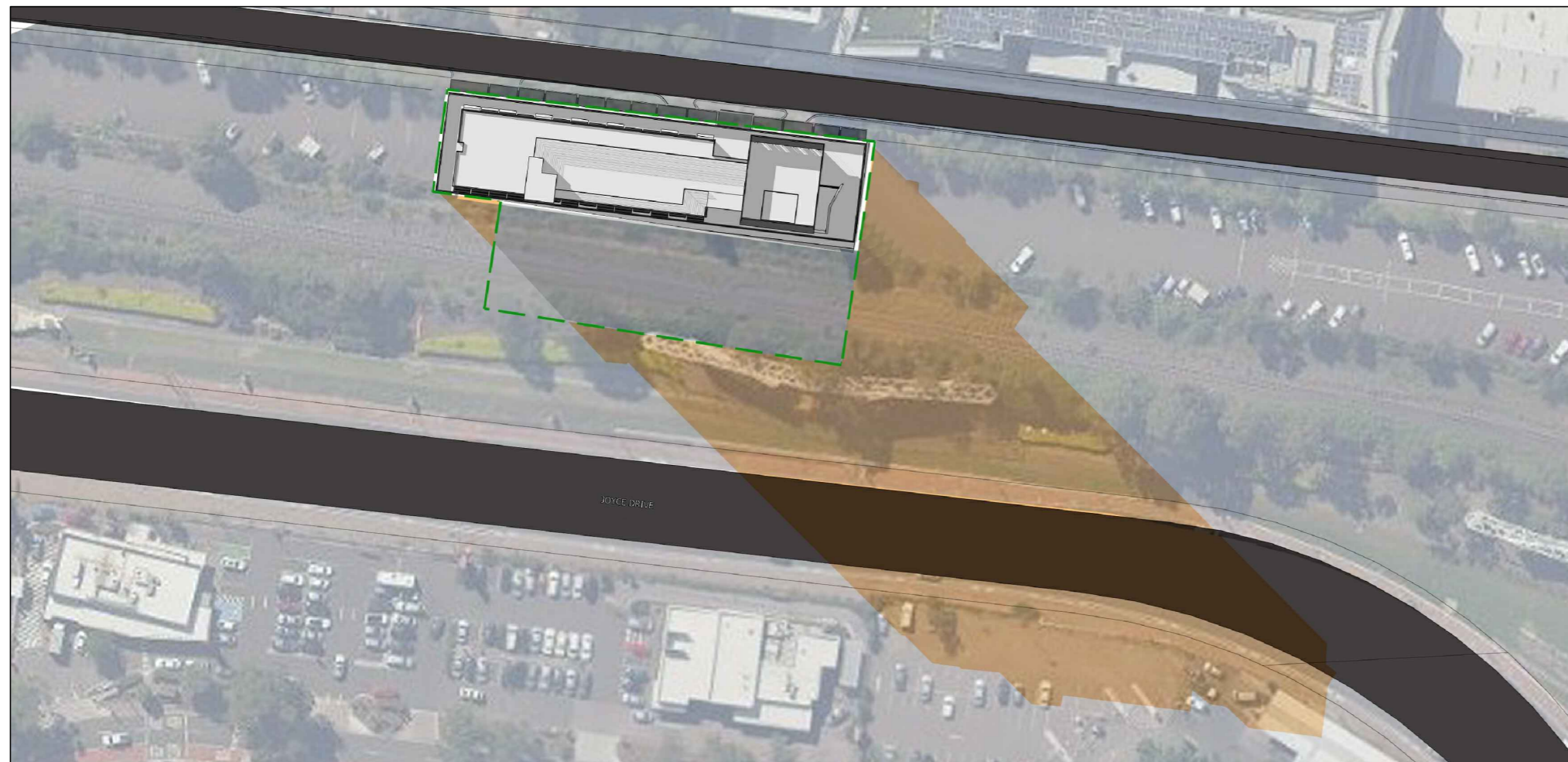
- | | | | | | |
|-----|---------------------------------|-----|------------------------------------|----|---------------|
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| FHR | FIRE HOSE REEL | ML2 | METAL LOUVRES & FRAMING | | |
| FE | FIRE EXTINGUISHER | PC | PRECAST CONCRETE | | |



01 21 JUNE - 9AM
SCALE 1:1500 @ A2



02 21 JUNE - 12PM
SCALE 1:1500 @ A2



03 21 JUNE - 3PM
SCALE 1:1500 @ A2

- LEGEND**
- ADDITIONAL SHADOW CAST BY PROPOSED DEVELOPMENT
 - SITE BOUNDARY

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA



SHADOW DIAGRAMS - 21ST JUNE

DA 610

ISSUE - A

MAY 2019

JOB No. 1902

PBD | ARCHITECTS

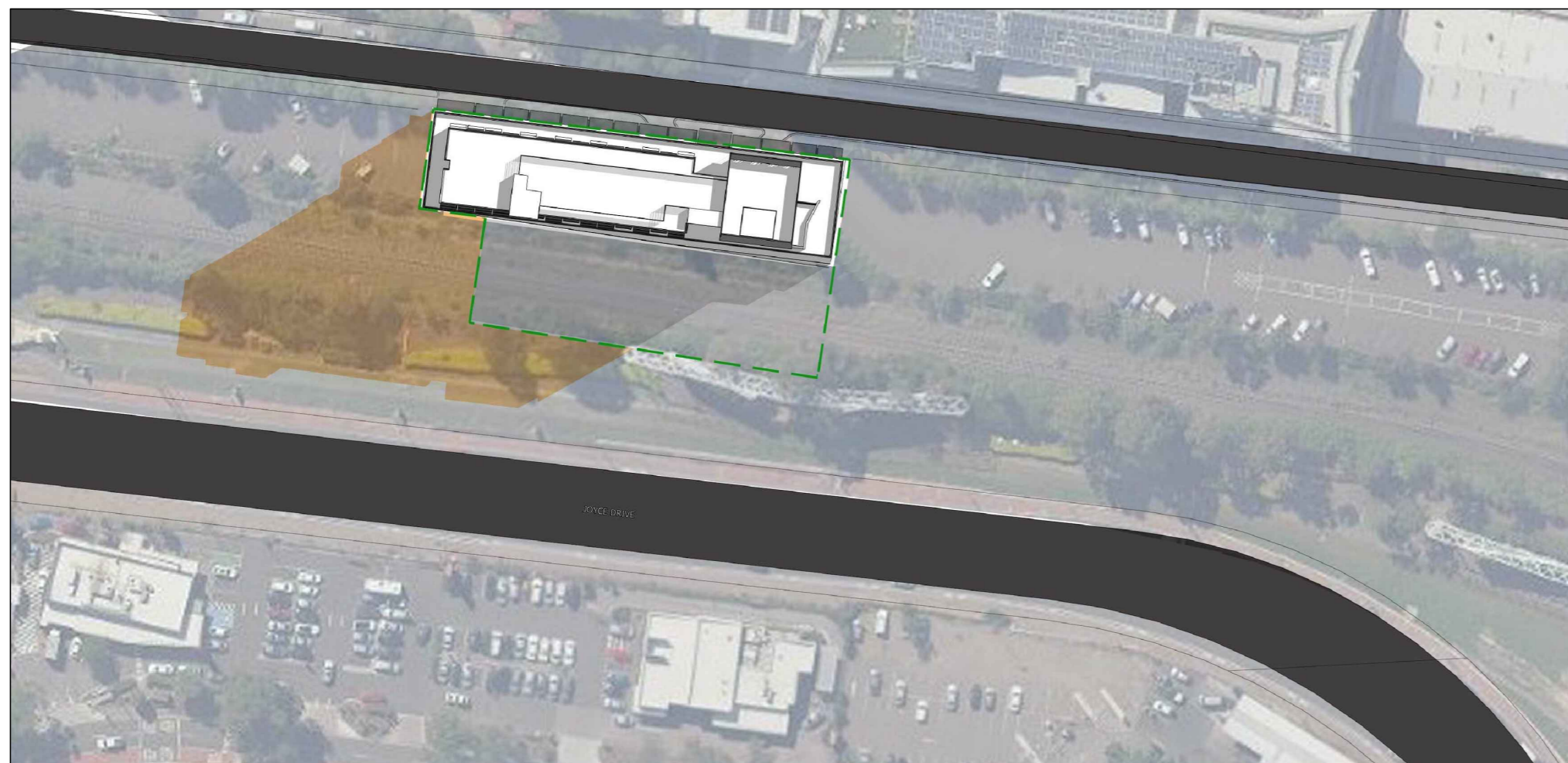
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LEGEND:

- | | | | | | |
|-----|---------------------------------|-----|------------------------------------|----|---------------|
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| FHR | FIRE HOSE REEL | ML2 | METAL LOUVRES & FRAMING | | |
| FE | FIRE EXTINGUISHER | PC | PRECAST CONCRETE | | |



01 22 MARCH/SEPT - 9AM
SCALE 1:1500 @ A2



02 22 MARCH/SEPT - 12PM
SCALE 1:1500 @ A2



03 22 MARCH/SEPT - 3PM
SCALE 1:1500 @ A2

- LEGEND**
- ADDITIONAL SHADOW CAST BY PROPOSED DEVELOPMENT
 - SITE BOUNDARY

AMENDMENTS

ISSUE	DATE	DESCRIPTION
A	17.05.2019	ISSUE FOR DA

PROJECT:
PROPOSED HOTEL DEVELOPMENT
40-54 BAXTER ROAD, MASCOT



SHADOW DIAGRAMS - MARCH / SEPT 22ND

DA 611

ISSUE - A

MAY 2019

JOB No. 1902

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