

OVERSHADOWING ANALYSIS

BUILDING A & B - 14-16 STATION STREET, HOMEBUSH

OVERSHADOWING BUILDING A
14-16 STATION STREET, HOMEBUSH

LEVEL	UNITS	TIME																			EXISTING TOTAL HOURS	PROPOSED DA TOTAL HOURS							
		9:00am	9:05am	9:10am	9:15am	9:20am	9:25am	9:30am	9:35am	9:40am	9:45am	9:50am	9:55am	10:00am	10:15am	10:30am	10:45am	11:00am	11:15am	11:30am			12:00pm	12:30pm	1:00pm	1:30pm	2:00pm	2:30pm	3:00pm
GROUND	G01																											2 hr	2 hr
	G02																											2 hr	2 hr
PODIUM	101																											2 hr	2 hr
	102																											2 hr	2 hr
LEVEL 1	201																											2 hr	2 hr
	202																											2 hr	2 hr
LEVEL 2	301																											2 hr	2 hr
	302																											2 hr	2 hr
LEVEL 3	401																											2 hr	2 hr
	402																											2 hr	2 hr
		9:00am	9:05am	9:10am	9:15am	9:20am	9:25am	9:30am	9:35am	9:40am	9:45am	9:50am	9:55am	10:00am	10:15am	10:30am	10:45am	11:00am	11:15am	11:30am	12:00pm	12:30pm	1:00pm	1:30pm	2:00pm	2:30pm	3:00pm		
LEGEND:																											10 / 10	10 / 10	
																											100%	100%	

LEGEND: SUN ACCESS WITH EXISTING SITE CONDITIONS
 SUN ACCESS BLOCKED BY REVISED SCHEME

OVERSHADOWING BUILDING B
14-16 STATION STREET, HOMEBUSH

LEVEL	UNITS	TIME																			EXISTING TOTAL HOURS	PROPOSED DA TOTAL HOURS							
		9:00am	9:05am	9:10am	9:15am	9:20am	9:25am	9:30am	9:35am	9:40am	9:45am	9:50am	9:55am	10:00am	10:15am	10:30am	10:45am	11:00am	11:15am	11:30am			12:00pm	12:30pm	1:00pm	1:30pm	2:00pm	2:30pm	3:00pm
GROUND	G01																											2 hr	2 hr
	G02																											2 hr	2 hr
	G03																											3.45 hr	3.45 hr
	G04																											3 hr	3 hr
																												1 hr	1 hr
PODIUM	101																											2.15 hr	2.15 hr
	102																											2.15 hr	2.15 hr
	103																											2.30 hr	2.30 hr
	104																											2.30 hr	2.30 hr
	105																											0 hr	0 hr
	106																											2 hr	2 hr
	107																											2 hr	2 hr
	108																											0 hr	0 hr
																												0 hr	0 hr
LEVEL 1	201																											2.30 hr	2.30 hr
	202																											2.30 hr	2.30 hr
	203																											2.30 hr	2.30 hr
	204																											2 hr	2 hr
	205																											2.30 hr	2.30 hr
	206																											2.30 hr	2.30 hr
	207																											0 hr	0 hr
	208																											0 hr	0 hr
																												0 hr	0 hr
LEVEL 2	301																											2.30 hr	2.30 hr
	302																											2.30 hr	2.30 hr
	303																											6 hr	6 hr
	304																											5.15 hr	5.15 hr
	305																											2 hr	2 hr
	306																											2 hr	2 hr
	307																											0 hr	0 hr
	308																											0 hr	0 hr
																												0 hr	0 hr
LEVEL 3	401																											2.30 hr	2.30 hr
	402																											2.30 hr	2.30 hr
	403																											6 hr	6 hr
	404																											6 hr	6 hr
	405																											2 hr	2 hr
	406																											2 hr	2 hr
	407																											0 hr	0 hr
	408																											0 hr	0 hr

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14-16 STATION STREET, HOMEBUSH

LEVEL	UNITS	TIME																				EXISTING TOTAL HOURS	PROPOSED DA TOTAL HOURS						
		9:00am	9:05am	9:10am	9:15am	9:20am	9:25am	9:30am	9:35am	9:40am	9:45am	9:50am	9:55am	10:00am	10:15am	10:30am	10:45am	11:00am	11:15am	11:30am	12:00pm			12:30pm	1:00pm	1:30pm	2:00pm	2:30pm	3:00pm
GROUND	G01																											2 hr	2 hr
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PODIUM	101																											2 hr	2 hr
	102																											2 hr	2 hr
LEVEL 1	201																											2 hr	2 hr
	202																											2 hr	2 hr
LEVEL 2	301																											2 hr	2 hr
	302																											2 hr	2 hr
LEVEL 3	401																											2 hr	2 hr
	402																											2 hr	2 hr
		9:00am	9:05am	9:10am	9:15am	9:20am	9:25am	9:30am	9:35am	9:40am	9:45am	9:50am	9:55am	10:00am	10:15am	10:30am	10:45am	11:00am	11:15am	11:30am	12:00pm	12:30pm	1:00pm	1:30pm	2:00pm	2:30pm	3:00pm		
LEGEND:																												10 / 10	10 / 10
																												100%	100%

OVERSHADOWING BUILDING B
14-16 STATION STREET, HOMEBUSH

LEVEL	UNITS	TIME																		EXISTING	PROPOSED DA								
		9:00am	9:05am	9:10am	9:15am	9:20am	9:25am	9:30am	9:35am	9:40am	9:45am	9:50am	9:55am	10:00am	10:15am	10:30am	10:45am	11:00am	11:15am	11:30am	12:00pm	12:30pm	1:00pm	1:30pm	2:00pm	2:30pm	3:00pm	TOTAL HOURS	TOTAL HOURS
GROUND	G01																											0 hr	2 hr
	G02																											2 hr	2 hr
	G03																											2:45 hr	3:45 hr
	G04																											3 hr	3 hr
PODIUM	101																											2:15 hr	2:15 hr
	102																											2:15 hr	2:15 hr
	103																											2:30 hr	2:30 hr
	104																											0 hr	0 hr
	105																											0 hr	2 hr
	106																											2 hr	2 hr
	107																											0 hr	0 hr
	108																											0 hr	0 hr
LEVEL 1	201																											2:30 hr	2:30 hr
	202																											2:30 hr	2:30 hr
	203																											2:30 hr	2:30 hr
	204																											2 hr	2 hr
	205																											2:30 hr	2:30 hr
	206																											2:30 hr	2:30 hr
	207																											0 hr	0 hr
	208																											0 hr	0 hr
LEVEL 2	301																											2:30 hr	2:30 hr
	302																											2:30 hr	2:30 hr
	303																											6 hr	6 hr
	304																											5:15 hr	5:15 hr
	305																											2 hr	2 hr
	306																											2 hr	2 hr
	307																											0 hr	0 hr
	308																											0 hr	0 hr
LEVEL 3	401																											2:30 hr	2:30 hr
	402																											2:30 hr	2:30 hr
	403																											6 hr	6 hr
	404																											6 hr	6 hr
	405																											2 hr	2 hr
	406																											2 hr	2 hr
	407																											0 hr	0 hr
	408																											0 hr	0 hr
LEVEL 4	501																											2:30 hr	2:30 hr
	502																											2:30 hr	2:30 hr
	503																											6 hr	6 hr
	504																											6 hr	6 hr
	505																								</				

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LEVEL 1	L01																											2 hr	2 hr
	L02																											2 hr	2 hr
LEVEL 2	L01																											2 hr	2 hr
	L02																											2 hr	2 hr
LEVEL 3	L01																											2 hr	2 hr
	L02																											2 hr	2 hr
		9:00am	9:05am	9:10am	9:15am	9:20am	9:25am	9:30am	9:35am	9:40am	9:45am	9:50am	9:55am	10:00am	10:15am	10:30am	10:45am	11:00am	11:15am	11:30am	12:00pm	12:30pm	1:00pm	1:30pm	2:00pm	2:30pm	3:00pm		

LEGEND:

SUN ACCESS WITH EXISTING SITE CONDITIONS

SUN ACCESS BLOCKED BY REVISED SCHEME

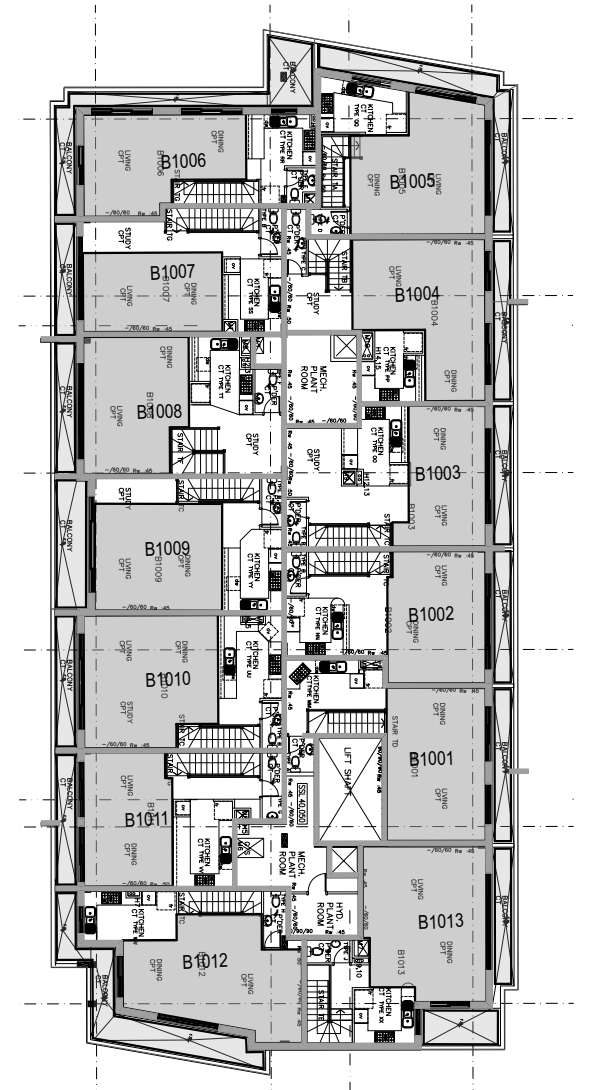
10 / 10

10 / 10

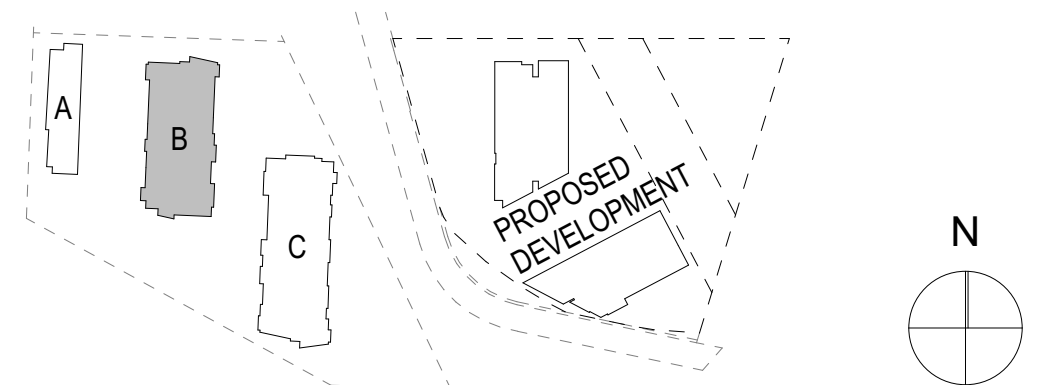
100%

100%

OVERSHADOWING BUILDING B
14-16 STATION STREET, HOMEBUSH

[illegible]

BUILDING B
LEVEL 10



KEY PLAN

BUILDING C - 14-16 STATION STREET, HOMEBUSH

TOTAL SOLAR ACCESS WITH EXISTING SITE CONDITIONS

TOTAL SOLAR ACCESS REVISED SCHEME

153 / 208

74%

132 / 208

64%

PERCENTAGE OF SOLAR LOSS FOR UNITS WITH 2HR OF SUNLIGHT ONLY

SOLAR LOSS	NO. OF UNITS	% OF OVERALL DEVELOPMENT
-50 min	9	4.32%
-40 min	1	0.48%
-35 min	2	0.96%
-30 min	8	3.84%
-20 min	1	0.48%



BUILDING C - 14-16 STATION STREET, HOMEBUSH

TOTAL SOLAR ACCESS WITH EXISTING SITE CONDITIONS

TOTAL SOLAR ACCESS REVISED SCHEME

153 / 208

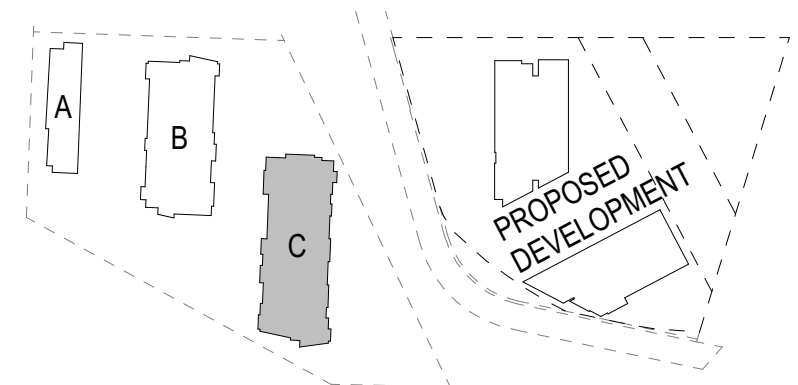
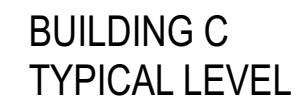
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132 / 208

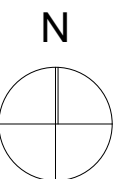
64%

PERCENTAGE OF SOLAR LOSS FOR UNITS WITH 2HR OF SUNLIGHT ONLY

SOLAR LOSS	NO. OF UNITS	% OF OVERALL DEVELOPMENT
-50 min	9	4.32%
-40 min	1	0.48%
-35 min	2	0.96%
-30 min	8	3.84%
-20 min	1	0.48%



KEY PLAN



BUILDING C - 14-16 STATION STREET, HOMEBUSH

TOTAL SOLAR ACCESS WITH EXISTING SITE CONDITIONS

TOTAL SOLAR ACCESS REVISED SCHEME

153 / 208

74%

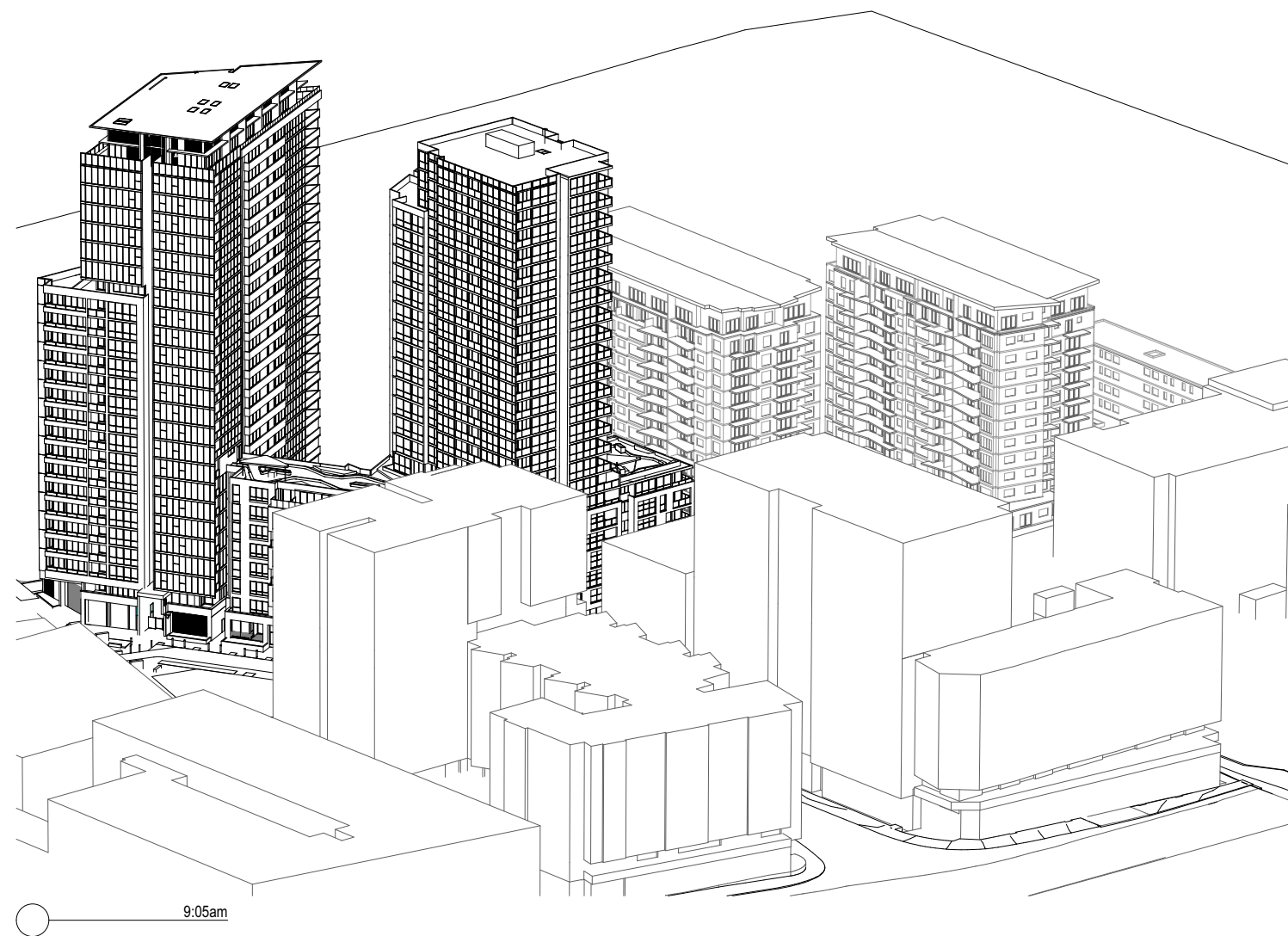
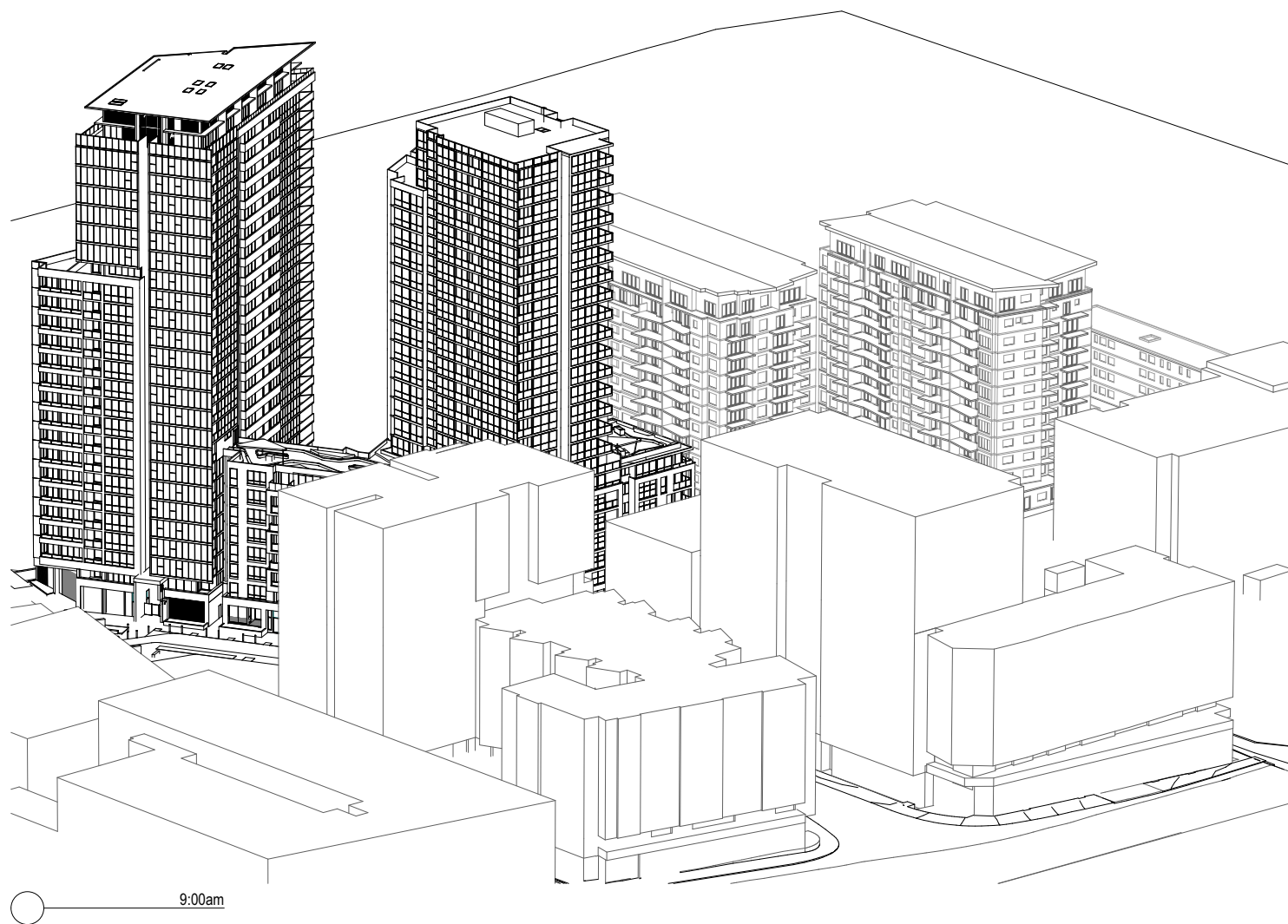
132 / 208

64%

PERCENTAGE OF SOLAR LOSS FOR UNITS WITH 2HR OF SUNLIGHT ONLY

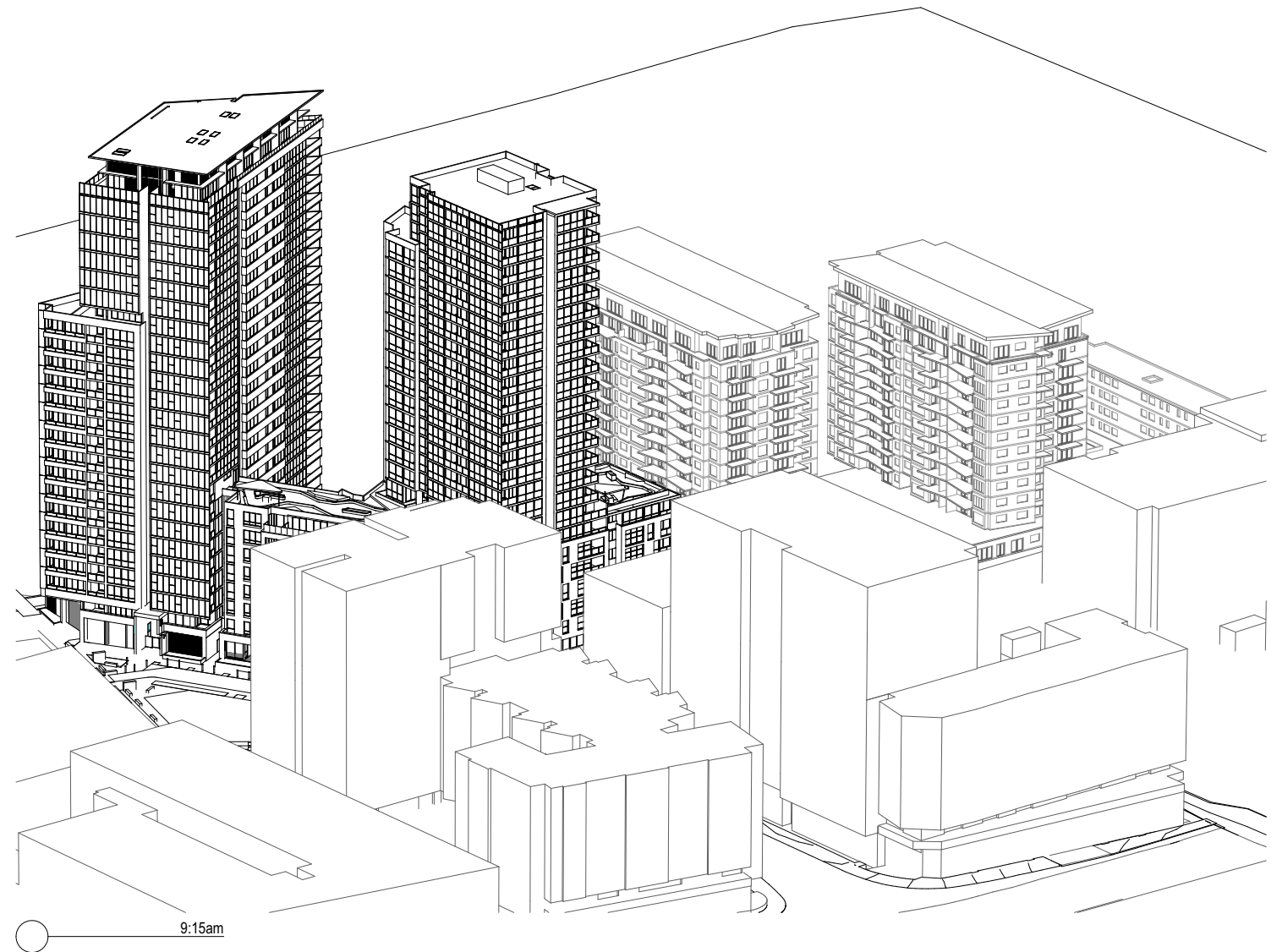
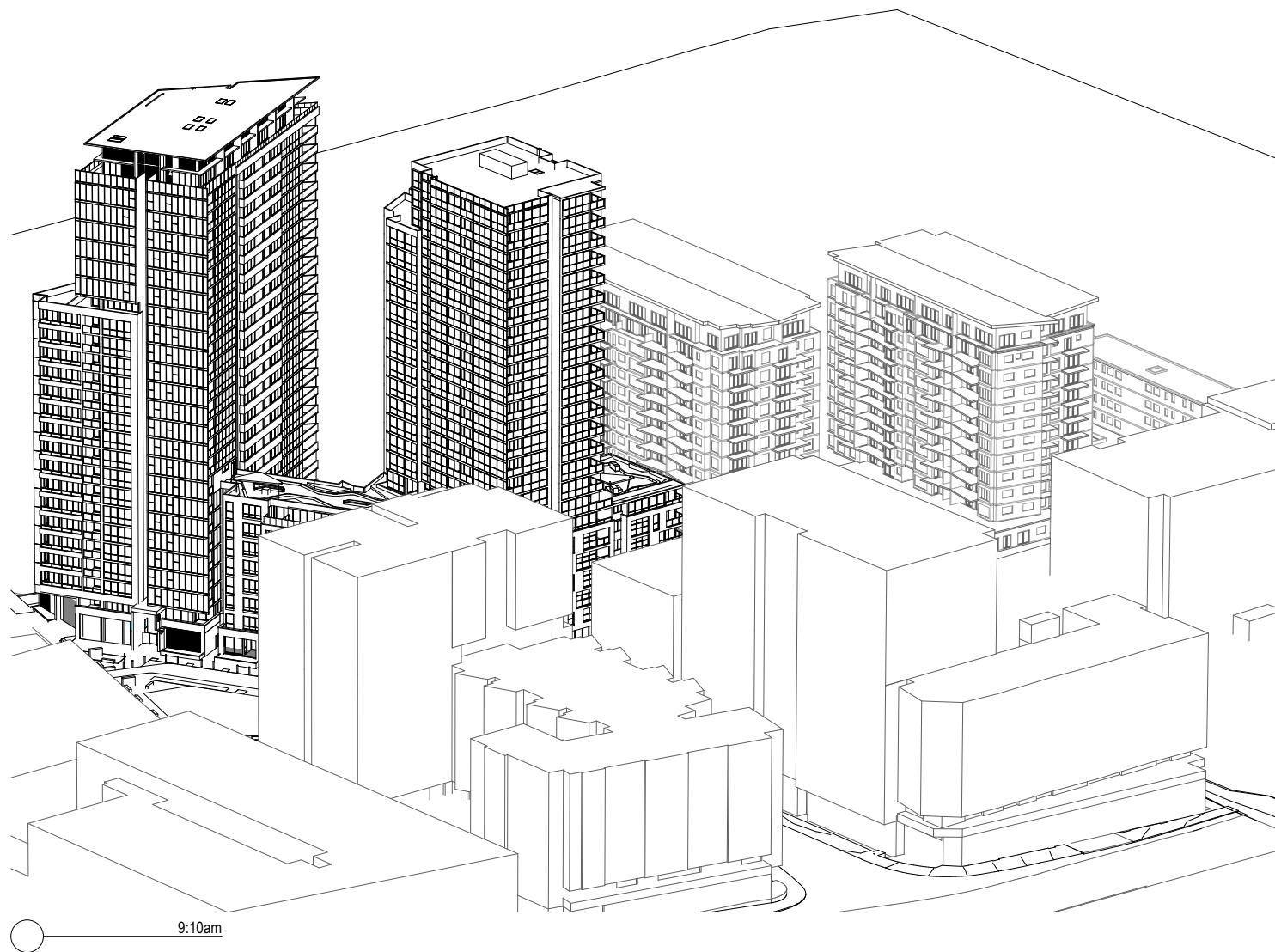
SOLAR LOSS	NO. OF UNITS	% OF OVERALL DEVELOPMENT
-50 min	9	4.32%
-40 min	1	0.48%
-35 min	2	0.96%
-30 min	8	3.84%
-20 min	1	0.48%





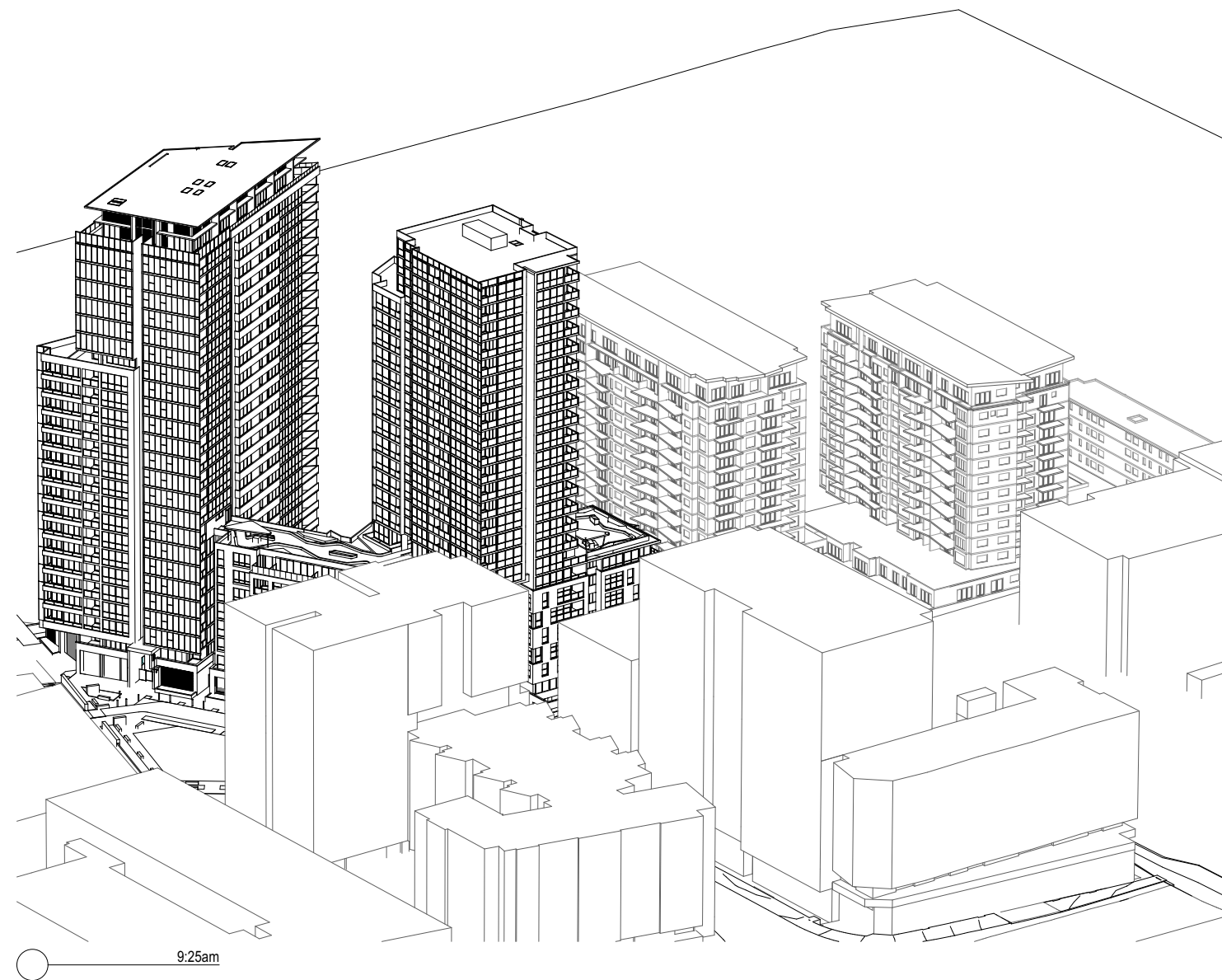
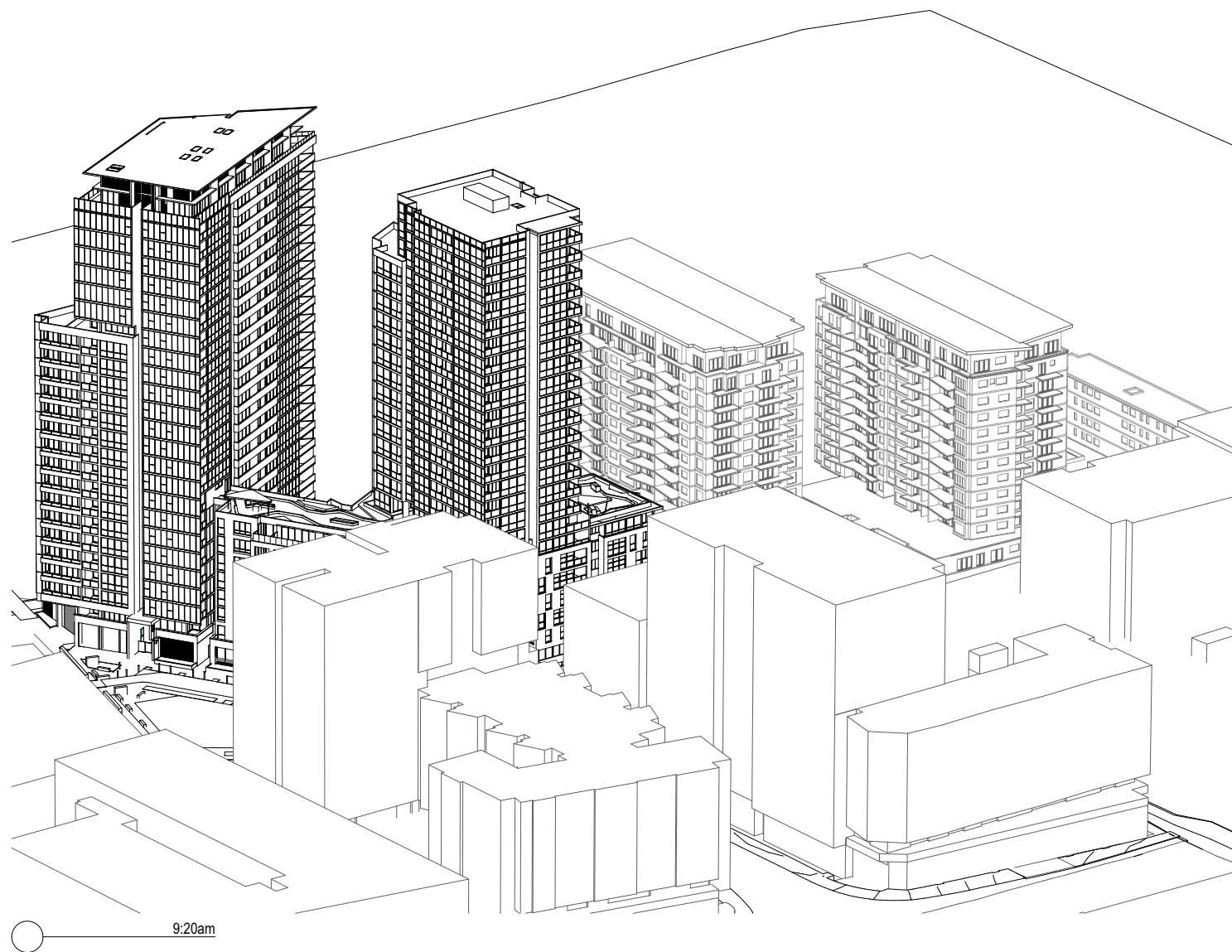
OVERSHADOWING ANALYSIS

14-16 STATION STREET, HOMEBUSH



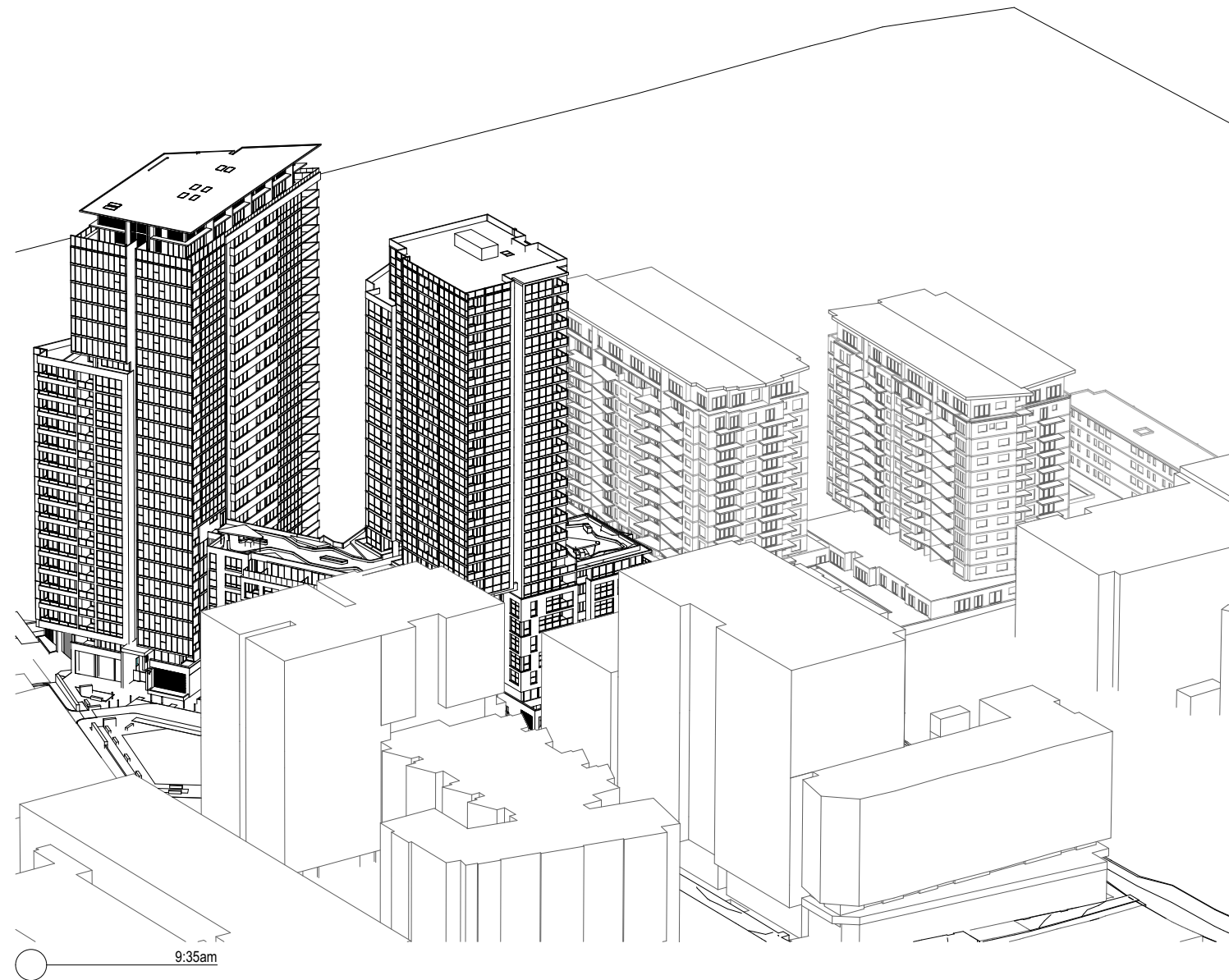
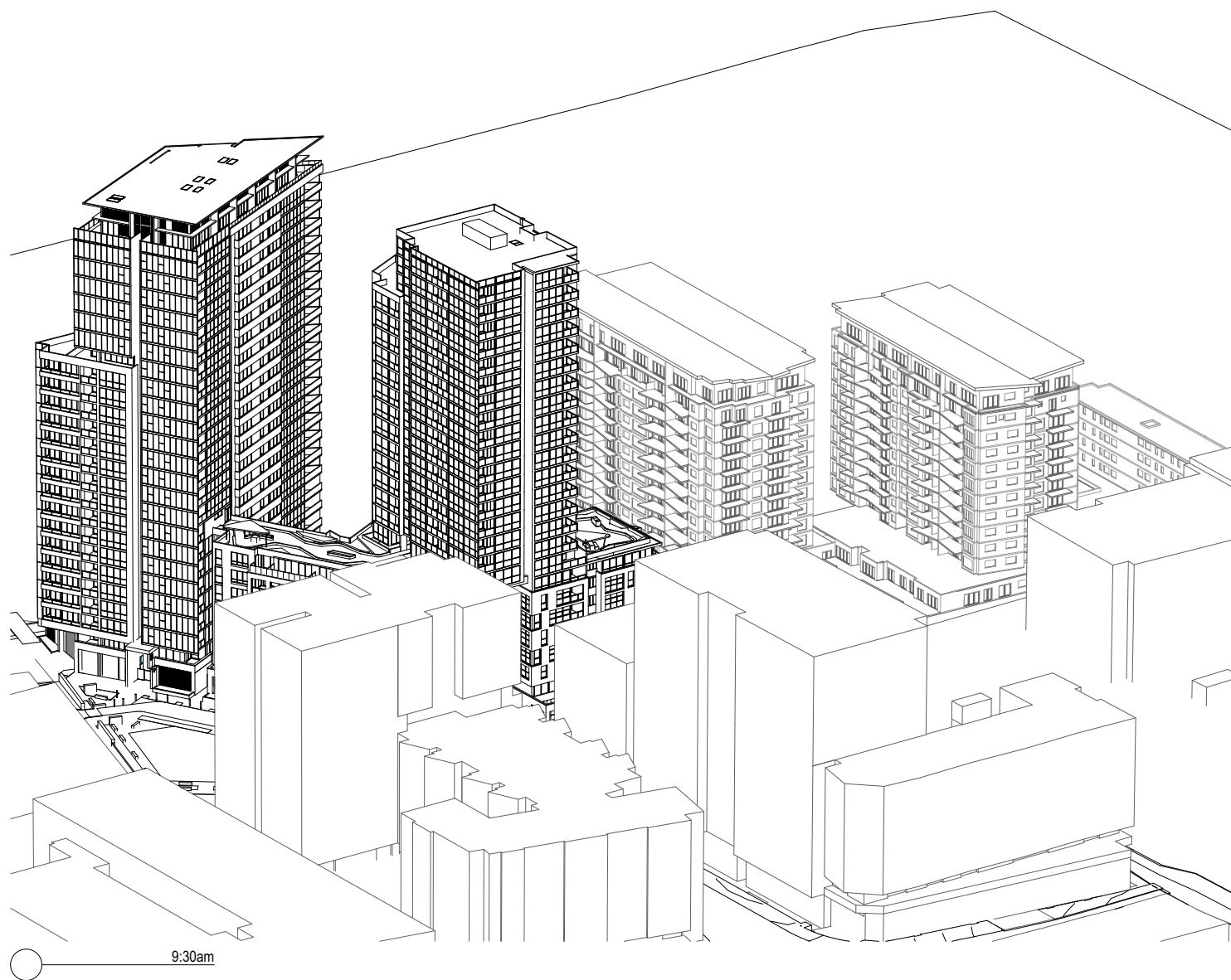
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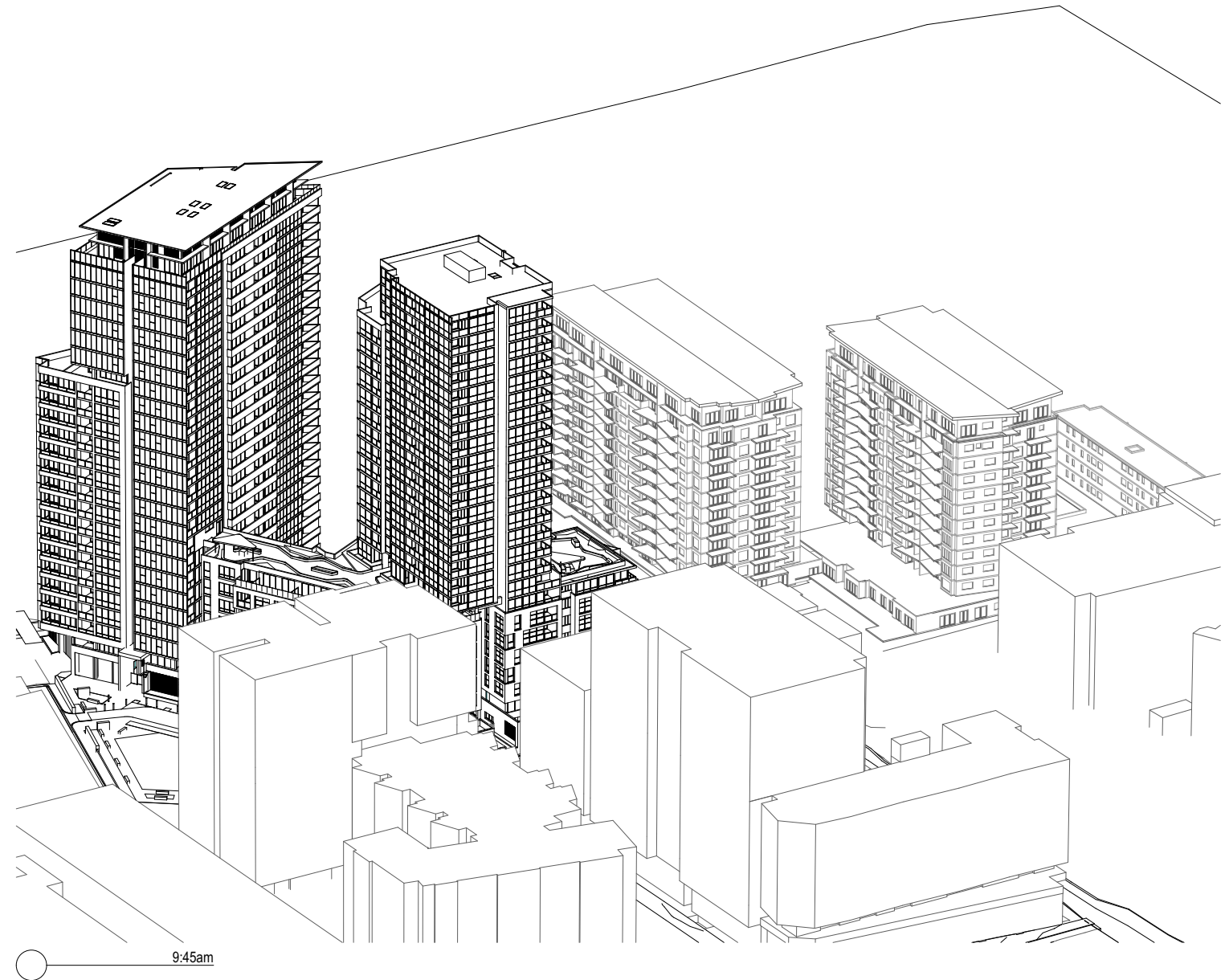
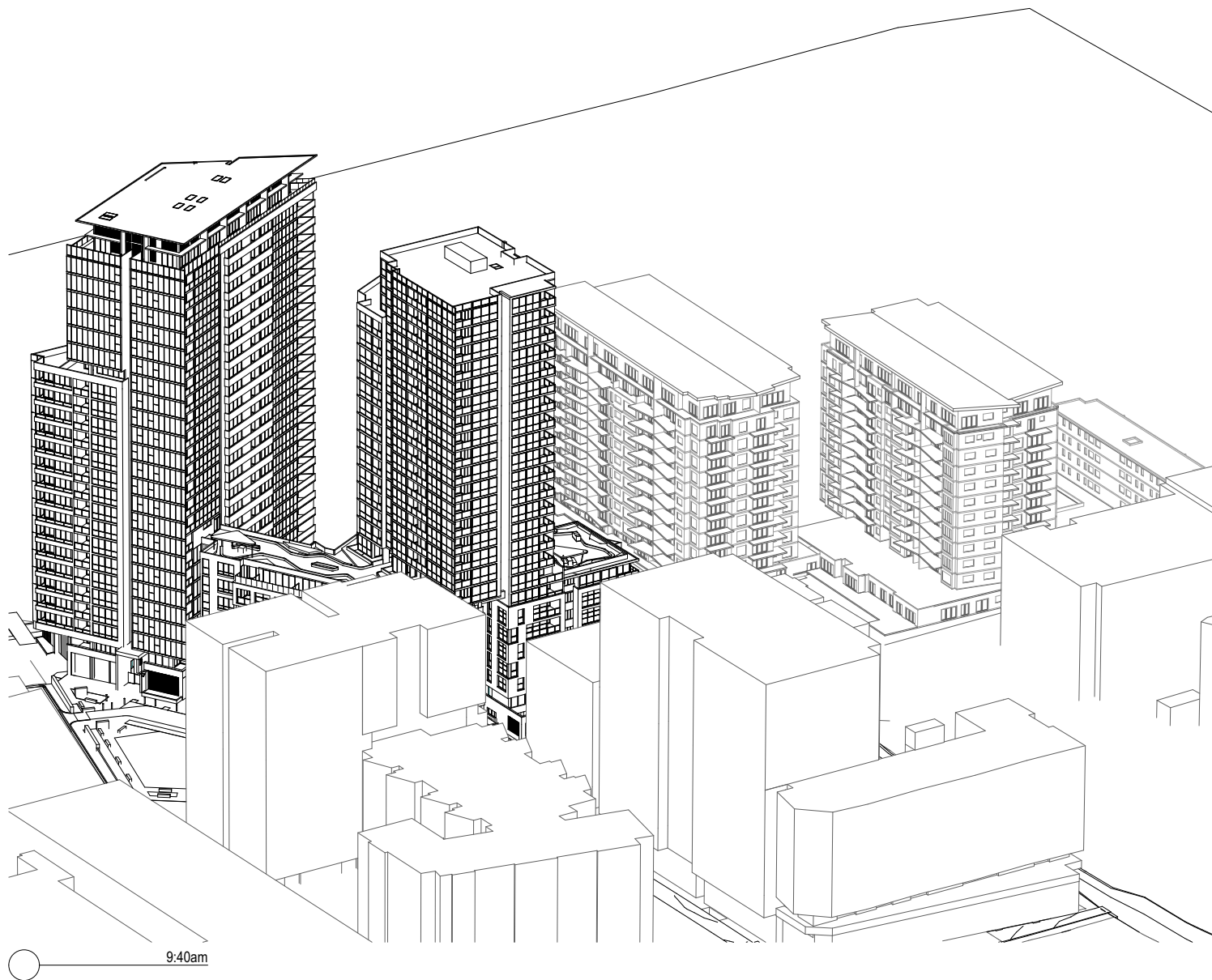
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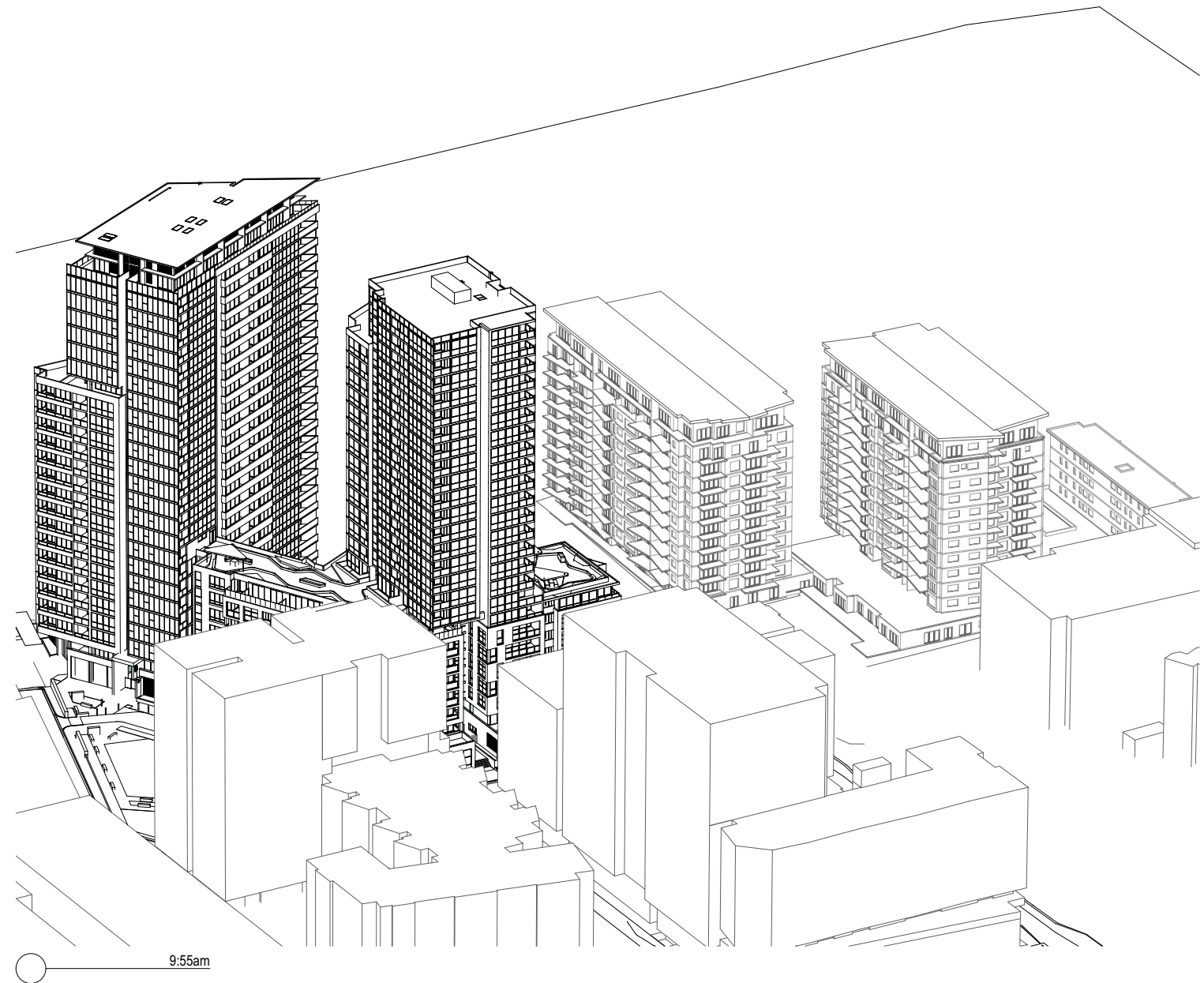
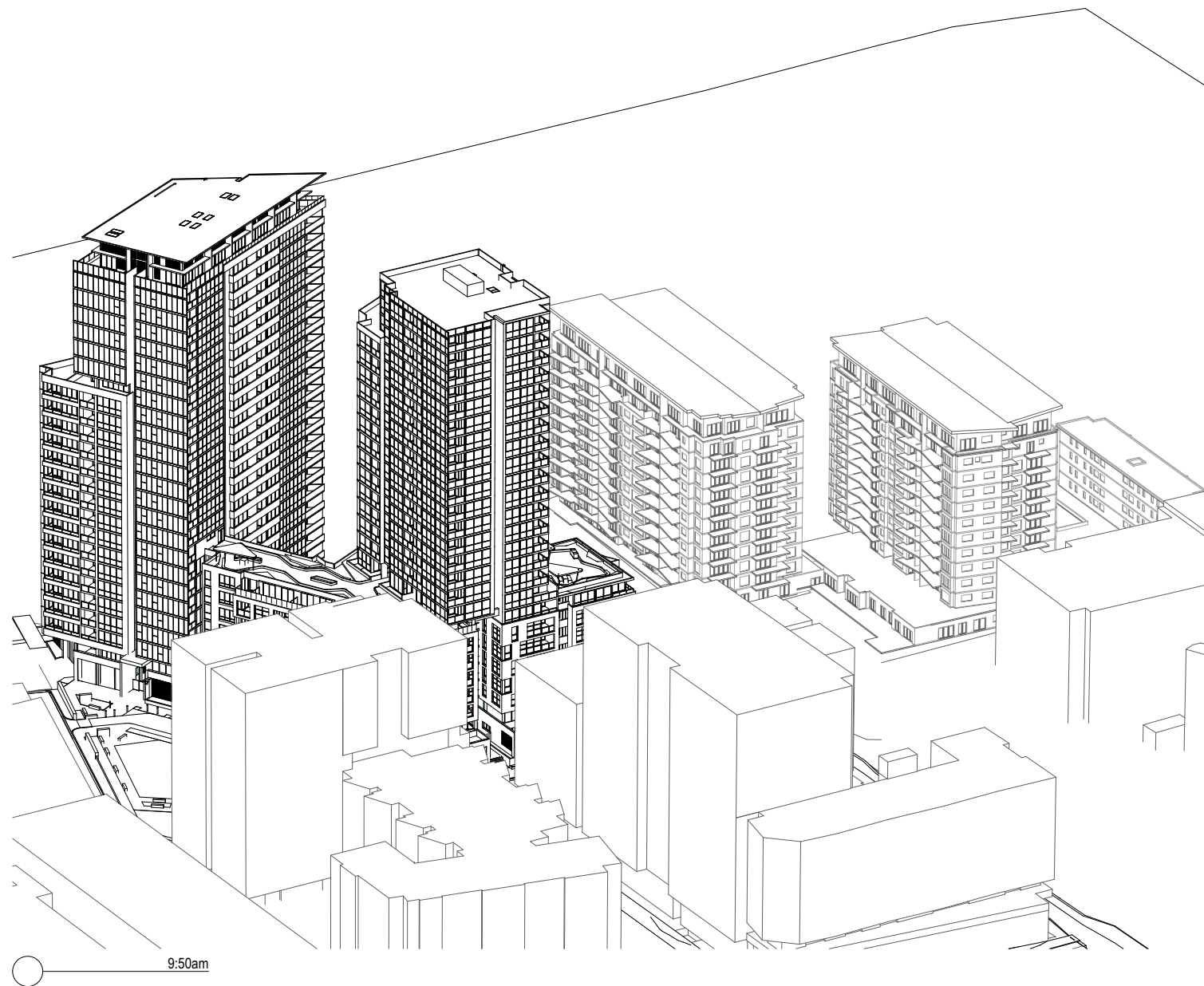
OVERSHADOWING ANALYSIS

14-16 STATION STREET, HOMEBUSH



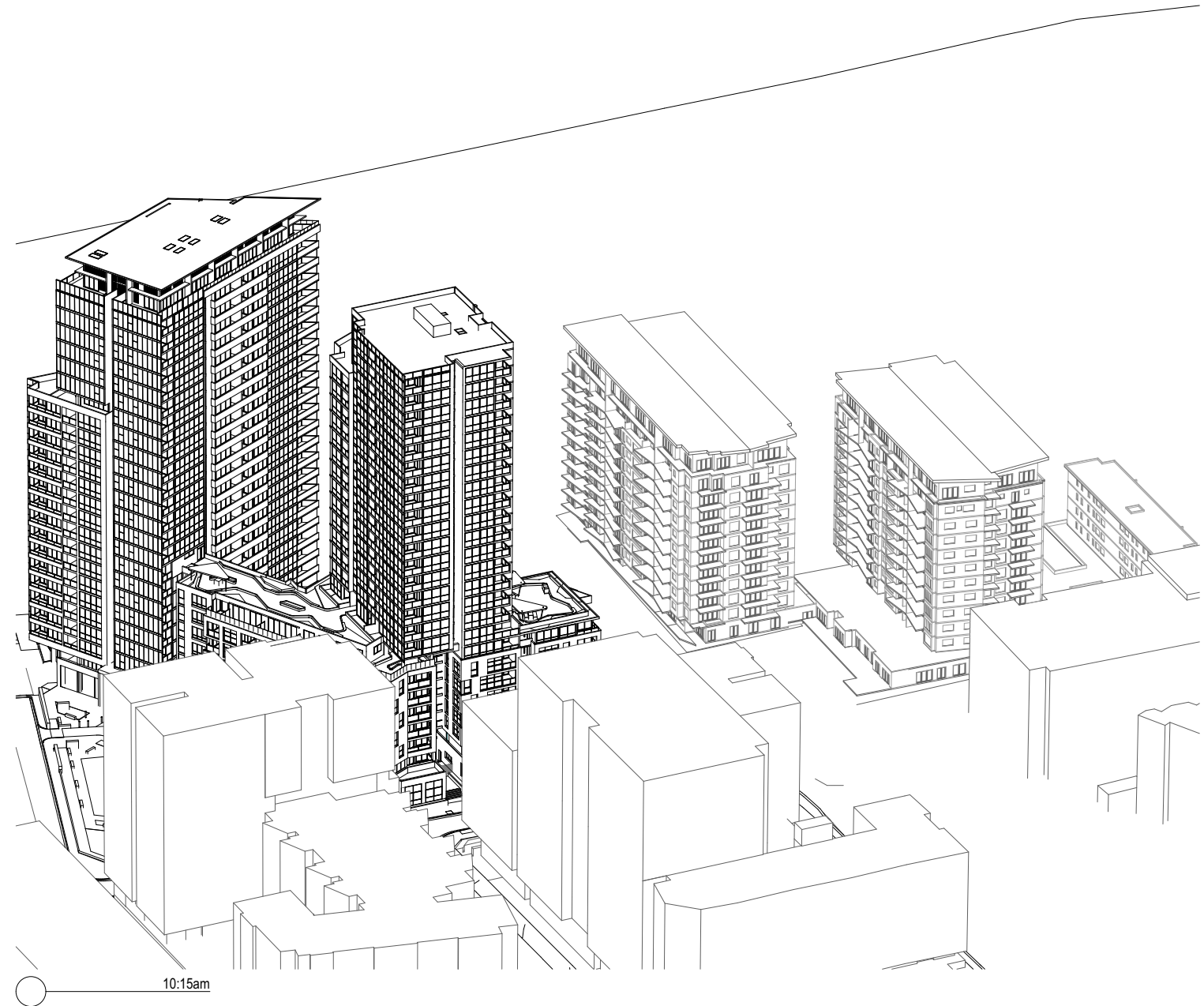
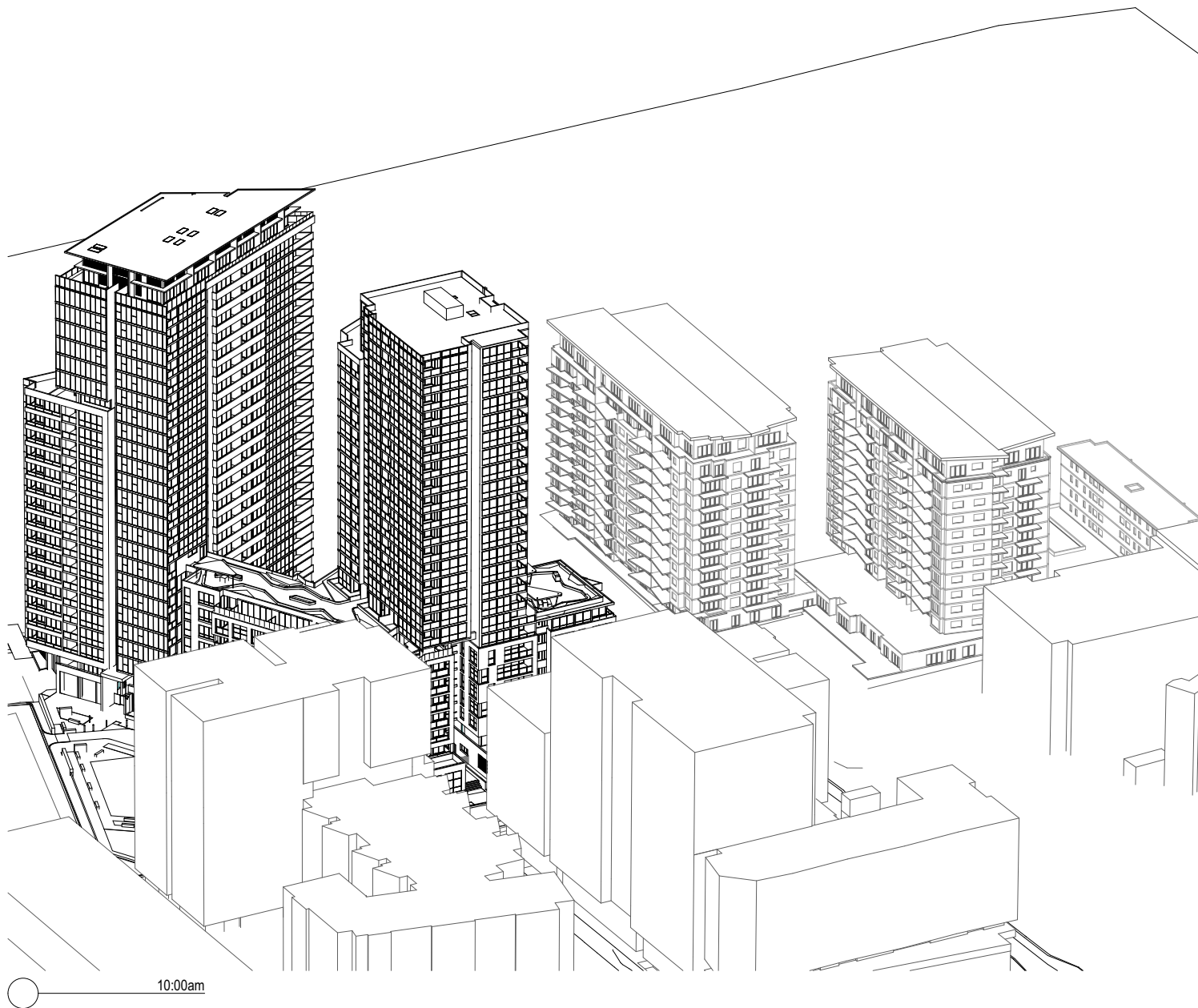
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