



| SHEET NUMBER | SHEET NAME                                  |
|--------------|---------------------------------------------|
| DA-ST2-0000  | COVER SHEET - STAGE 2                       |
| DA-ST2-0050  | YIELD & ADG COMPLIANCE SCHEDULE - STAGE 2   |
| DA-ST2-1000  | SITE PLAN - STAGE 2                         |
| DA-ST2-1001  | SITE ANALYSIS PLAN                          |
| DA-ST2-1002  | SITE ENVELOPE PLAN                          |
| DA-ST2-1003  | BASEMENT 02 - STAGE 2                       |
| DA-ST2-1004  | BASEMENT 01 - STAGE 2                       |
| DA-ST2-1005  | LEVEL 01 - STAGE 2                          |
| DA-ST2-1006  | LEVEL 02 - STAGE 2                          |
| DA-ST2-1007  | LEVEL 03 - STAGE 2                          |
| DA-ST2-1008  | LEVEL 04 - STAGE 2                          |
| DA-ST2-1009  | LEVEL 05 - STAGE 2                          |
| DA-ST2-1010  | LEVEL 06 - STAGE 2                          |
| DA-ST2-1011  | LEVEL 07 - STAGE 2                          |
| DA-ST2-1012  | LEVEL 08 - STAGE 2                          |
| DA-ST2-1013  | LEVEL 09 - STAGE 2                          |
| DA-ST2-1014  | LEVEL 10 (OVERALL ROOF PLAN) - STAGE 2      |
| DA-ST2-1020  | SITE SECTIONS / ELEVATION SHEET 1 - STAGE 2 |
| DA-ST2-1021  | SITE SECTIONS / ELEVATION SHEET 2 - STAGE 2 |
| DA-ST2-1022  | SITE SECTIONS / ELEVATION SHEET 3 - STAGE 2 |
| DA-ST2-1023  | SITE SECTIONS / ELEVATION SHEET 4 - STAGE 2 |
| DA-ST2-1024  | SITE SECTIONS / ELEVATION SHEET 5 - STAGE 2 |
| DA-ST2-1025  | SITE SECTIONS / ELEVATION SHEET 6 - STAGE 2 |
| DA-ST2-1030  | AREA PLANS - B02-L02                        |
| DA-ST2-1031  | AREA PLANS - L03-L06                        |
| DA-ST2-1032  | AREA PLANS - L07-L09                        |
| DA-ST2-1033  | SOLAR ANALYSIS - B2-L02                     |
| DA-ST2-1034  | SOLAR ANALYSIS - L03-L06                    |
| DA-ST2-1035  | SOLAR ANALYSIS - L07-L09                    |
| DA-ST2-1036  | CROSS VENT ANALYSIS - B2-L02                |
| DA-ST2-1037  | CROSS VENT ANALYSIS - L03-L06               |
| DA-ST2-1038  | CROSS VENT ANALYSIS - L07-L09               |
| DA-ST2-1040  | SUN EYE VIEWS I                             |
| DA-ST2-1041  | SUN EYE VIEWS II                            |
| DA-ST2-1050  | SHADOW ANALYSIS PLANS                       |
| DA-ST2-1060  | BLDG A - ADAPTABLE APARTMENT                |
| DA-ST2-1061  | BLDG A - ADAPTABLE APARTMENT                |
| DA-ST2-1062  | BLDG A - ADAPTABLE APARTMENT                |
| DA-ST2-1063  | BLDG C - ADAPTABLE APARTMENT                |
| DA-ST2-1064  | BLDG C - ADAPTABLE APARTMENT                |
| DA-ST2-1065  | BLDG C - ADAPTABLE APARTMENT                |
| DA-ST2-1066  | BLDG C - ADAPTABLE APARTMENT                |
| DA-ST2-1067  | BLDG C - ADAPTABLE APARTMENT                |
| DA-ST2-1068  | BLDG D - ADAPTABLE APARTMENT                |
| DA-ST2-1069  | BLDG D - ADAPTABLE APARTMENT                |
| DA-ST2-1070  | BLDG D - ADAPTABLE APARTMENT                |
| DA-ST2-1071  | BLDG D - ADAPTABLE APARTMENT                |
| DA-ST2-1072  | BLDG H - ADAPTABLE APARTMENT                |
| DA-ST2-1073  | BLDG H - ADAPTABLE APARTMENT                |

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution

1.1 The drawings represent general architectural intent for the purpose of this development application only.

1.2 The internal layout is shown indicatively and is subject to further design development.

1.3 The dimensions shown are general only and are subject to further design resolution.

1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.

1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.

1.6 Ceiling fix, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.

1.7 Landscape component is shown indicatively only and subject to further design development at later stage.

1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, ventails, etc.

1.9 Balcony areas do not include planters

2. Graphic presentation

2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.

3. Existing Structures and Services

3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.

3.2 All unchanged site levels are as per the existing survey information.

| date       | rev | description                               |
|------------|-----|-------------------------------------------|
| 04/01/2020 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

project:

6-30 Artarmon Road Willoughby NSW 2068

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title:

COVER SHEET - STAGE 2

drawn:

approved:

job no 1.910

date:

Scale: 1:200

0 4 8 12

scale @ A0: 1:1

lot no:

drawing no

DA-ST2-0000

rev: C



YIELD SCHEDULE

| RESIDENTIAL AREA  |                     |       |       |         |       |      |             |     |         |     |           |         |        |     | RESIDENTIAL MIX |       |       |    |     |       |     |       |        |     |       |        |          |       |     |
|-------------------|---------------------|-------|-------|---------|-------|------|-------------|-----|---------|-----|-----------|---------|--------|-----|-----------------|-------|-------|----|-----|-------|-----|-------|--------|-----|-------|--------|----------|-------|-----|
| Level             | APARTMENT/ TERRACES |       |       |         | LOBBY |      | PLANT/STORE |     | CARPARK |     | COMMUNITY |         | RETAIL |     | TOTALS          |       |       | ST | 1 B | 1 B + | 2 B | 2 B + | 2 B ++ | 3 B | 3 B + | 3 B ++ | 3 B PREM | TOTAL |     |
|                   | GBA                 | GFA   | PCA   | BALCONY | GBA   | GFA  | GBA         | GFA | GBA     | GFA | GBA/GFA   | GBA/GFA | NLA    | GBA | GFA             | NLA   |       |    |     |       |     |       |        |     |       |        |          |       |     |
| Level 1           | 0                   | 0     | 0     | 0       | 0     | 0    |             |     |         |     | 110       |         |        |     | 110             | 0     | 0     |    |     |       |     |       |        |     |       |        |          | 0     |     |
| Level 2           | 0                   | 0     | 0     | 0       | 0     | 0    |             |     |         |     | 116       |         |        |     | 116             | 0     | 0     |    |     |       |     |       |        |     |       |        |          | 0     |     |
| 3                 | 0                   | 0     | 0     | 0       | 0     | 0    |             |     |         |     | 7         |         |        |     | 7               | 0     | 0     |    |     |       |     |       |        |     |       |        |          | 0     |     |
| -Community Centre | 0                   | 0     | 0     | 0       | 0     | 0    | 0           | 0   | 0       | 0   | 233       |         | 0      | 0   | 233             | 0     | 0     | 0  | 0   | 0     | 0   | 0     | 0      | 0   | 0     | 0      | 0        | 0     | 4   |
| 3                 | 308                 | 288   | 288   | 57      | 179   | 135  |             |     |         |     |           |         |        |     | 487             | 423   | 288   |    |     | 2     | 1   | 1     |        |     |       |        |          |       | 4   |
| 4                 | 860                 | 801   | 801   | 115     | 223   | 179  |             |     |         |     |           |         |        |     | 1083            | 980   | 801   |    |     | 2     | 5   | 1     |        |     | 2     |        |          |       | 10  |
| 5                 | 890                 | 836   | 836   | 119     | 200   | 156  |             |     |         |     |           |         |        |     | 1090            | 992   | 836   |    |     | 2     | 4   | 1     |        |     | 2     | 1      |          |       | 10  |
| 6                 | 684                 | 640   | 640   | 224     | 142   | 98   |             |     |         |     |           |         |        |     | 826             | 738   | 640   |    |     |       |     |       |        |     |       |        | 4        |       | 6   |
| A                 | 2742                | 2564  | 2564  | 514     | 744   | 568  | 0           | 0   | 0       | 0   | 0         |         | 0      | 0   | 3486            | 3132  | 2564  | 0  | 0   | 8     | 10  | 3     | 0      | 4   | 1     | 0      |          | 4     | 30  |
| Level 2           | 386                 | 362   | 362   | 171     | 185   | 102  |             |     |         |     |           |         |        |     | 571             | 464   | 362   |    |     | 1     |     |       | 1      |     | 1     |        |          |       | 4   |
| 3                 | 850                 | 803   | 803   | 188     | 215   | 170  |             |     |         |     |           |         |        |     | 1065            | 973   | 803   |    |     | 2     | 1   | 3     |        | 2   | 1     |        |          |       | 9   |
| 4                 | 894                 | 845   | 845   | 104     | 162   | 118  |             |     |         |     |           |         |        |     | 1056            | 963   | 845   |    |     | 4     | 1   | 3     |        |     | 1     | 1      |          |       | 10  |
| 5                 | 798                 | 754   | 754   | 175     | 146   | 102  |             |     |         |     |           |         |        |     | 944             | 856   | 754   |    |     | 2     | 1   | 2     |        |     |       | 2      |          |       | 8   |
| 6                 | 463                 | 432   | 432   | 159     | 98    | 69   |             |     |         |     |           |         |        |     | 561             | 501   | 432   |    |     |       |     |       | 1      | 1   | 1     | 1      |          |       | 4   |
| C                 | 3391                | 3195  | 3195  | 798     | 806   | 562  | 0           | 0   | 0       | 0   | 0         |         | 0      | 0   | 4198            | 3757  | 3195  | 0  | 9   | 0     | 3   | 10    | 1      | 5   | 4     | 3      |          | 0     | 35  |
| Level 1           | 425                 | 400   | 400   | 256     | 284   | 160  |             |     |         |     |           |         |        |     | 708             | 560   | 400   |    |     | 1     | 3   | 2     |        |     |       |        |          |       | 6   |
| Level 2           | 811                 | 763   | 763   | 210     | 191   | 127  |             |     |         |     |           |         |        |     | 1002            | 890   | 763   |    |     |       |     | 3     | 3      |     |       | 1      | 1        |       | 9   |
| 3                 | 822                 | 776   | 776   | 105     | 196   | 131  |             |     |         |     |           |         |        |     | 1017            | 907   | 776   |    |     | 2     |     | 3     | 4      |     |       |        | 1        |       | 10  |
| 4                 | 821                 | 775   | 775   | 105     | 196   | 132  |             |     |         |     |           |         |        |     | 1017            | 907   | 775   |    |     | 2     |     | 3     | 4      |     |       |        | 1        |       | 10  |
| 5                 | 822                 | 776   | 776   | 105     | 196   | 131  |             |     |         |     |           |         |        |     | 1017            | 907   | 776   |    |     | 2     |     | 3     | 4      |     |       |        | 1        |       | 10  |
| 6                 | 673                 | 640   | 640   | 189     | 184   | 120  |             |     |         |     |           |         |        |     | 857             | 760   | 640   |    |     | 1     |     |       |        |     |       |        |          | 2     | 7   |
| 7                 | 673                 | 640   | 640   | 82      | 184   | 119  |             |     |         |     |           |         |        |     | 857             | 760   | 640   |    |     | 1     |     |       |        |     |       |        |          | 2     | 7   |
| 8                 | 673                 | 640   | 640   | 82      | 184   | 119  |             |     |         |     |           |         |        |     | 857             | 760   | 640   |    |     | 1     |     |       |        |     |       |        |          | 2     | 7   |
| 9                 | 310                 | 292   | 292   | 142     | 86    | 54   |             |     |         |     |           |         |        |     | 396             | 346   | 292   |    |     |       |     |       |        |     |       |        |          | 2     | 2   |
| D                 | 6029                | 5702  | 5702  | 1275    | 1700  | 1094 | 0           | 0   | 0       | 0   | 0         |         | 0      | 0   | 7730            | 6796  | 5702  | 0  | 11  | 3     | 14  | 27    | 0      | 1   | 4     | 6      |          | 2     | 68  |
| Level 1           | 464                 | 425   | 425   | 177     | 232   | 158  |             |     |         |     |           |         |        |     | 696             | 583   | 425   |    |     |       | 2   |       |        |     | 1     |        | 2        |       | 5   |
| Level 2           | 873                 | 820   | 820   | 114     | 166   | 123  |             |     |         |     |           |         |        |     | 1039            | 943   | 820   |    |     | 1     |     | 3     | 5      |     |       |        | 1        |       | 10  |
| 3                 | 873                 | 820   | 820   | 114     | 166   | 123  |             |     |         |     |           |         |        |     | 1039            | 943   | 820   |    |     | 1     |     | 3     | 5      |     |       |        | 1        |       | 10  |
| 4                 | 873                 | 820   | 820   | 114     | 166   | 123  |             |     |         |     |           |         |        |     | 1039            | 943   | 820   |    |     | 1     |     | 3     | 5      |     |       |        | 1        |       | 10  |
| 5                 | 487                 | 457   | 457   | 75      | 82    | 59   |             |     |         |     |           |         |        |     | 569             | 516   | 457   |    |     |       | 1   |       | 1      | 1   |       |        | 2        |       | 5   |
| 6                 | 487                 | 457   | 457   | 75      | 82    | 59   |             |     |         |     |           |         |        |     | 569             | 516   | 457   |    |     |       | 1   |       | 1      | 1   |       |        | 2        |       | 5   |
| H                 | 4057                | 3799  | 3799  | 668     | 895   | 644  | 0           | 0   | 0       | 0   | 0         |         | 0      | 0   | 4951            | 4443  | 3799  | 0  | 5   | 2     | 11  | 17    | 1      | 0   | 9     | 0      |          | 0     | 45  |
| ST2               | 16220               | 15261 | 15261 | 3256    | 4145  | 2868 | 0           | 0   | 0       | 0   | 233       |         | 0      | 0   | 20598           | 18128 | 15261 | 0  | 25  | 13    | 38  | 57    | 2      | 10  | 18    | 9      |          | 6     | 178 |
| ST1               | 22225               | 20949 | 20949 | 4921    | 4922  | 3471 | 0           | 0   | 0       | 0   |           |         | 0      | 0   | 27147           | 24420 | 20949 |    | 13  | 30    | 26  | 58    | 17     | 16  | 42    | 16     |          | 8     | 228 |
| TOAL ST1/ST2      | 38445               | 36210 | 36210 | 8177    | 9068  | 6339 |             |     |         |     | 233       |         |        |     | 47745           | 42549 | 36210 | 2  | 38  | 43    | 64  | 115   | 19     | 26  | 60    | 25     |          | 14    | 406 |
| TOTAL ALLOWABLE   |                     |       |       |         |       |      |             |     |         |     |           |         |        |     | =42557SQM       |       |       |    |     |       |     |       |        |     |       |        |          |       |     |
| GFA(RESIDENTIAL)  |                     |       |       |         |       |      |             |     |         |     |           |         |        |     | =3005SQM        |       |       |    |     |       |     |       |        |     |       |        |          |       |     |
| COMMERCIAL        |                     |       |       |         |       |      |             |     |         |     |           |         |        |     |                 |       |       |    |     |       |     |       |        |     |       |        |          |       |     |

SITEWIDE ADG SOLAR ACCESS AND VENTILATON

SOLAR ACCESS

| SITE WIDE             |       |       | STAGE 1                |       |       | STAGE 2                |       |      | Building K             |       |      |
|-----------------------|-------|-------|------------------------|-------|-------|------------------------|-------|------|------------------------|-------|------|
| Solar Acces (Minutes) | Count | Mix   | Solar Access (Minutes) | Count | Mix   | Solar Access (Minutes) | Count | Mix  | Solar Access (Minutes) | Count | Mix  |
| 120                   | 329   | 74.4% | 120                    | 173   | 75.8% | 120                    | 130   | 73%  | 120                    | 26    | 72%  |
| 15                    | 52    | 11.8% | 15                     | 31    | 13.7% | 15                     | 13    | 7%   | 15                     | 8     | 22%  |
| 0                     | 61    | 13.8% | 0                      | 24    | 10.5% | 0                      | 35    | 20%  | 0                      | 2     | 6%   |
| Total                 | 442   | 100%  | Total                  | 228   | 100%  | Total                  | 178   | 100% | Total                  | 36    | 100% |

CROSS VENTILATION

| SITE WIDE         |       |       | STAGE 1           |       |       | STAGE 2           |       |       | Building K        |       |      |
|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|------|
| Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix  |
| Yes               | 278   | 62.9% | Yes               | 146   | 64.0% | Yes               | 110   | 61.8% | Yes               | 22    | 61%  |
| No                | 164   | 37.1% | No                | 82    | 36.0% | No                | 68    | 38.2% | No                | 14    | 39%  |
| Total             | 442   | 100%  | Total             | 228   | 100%  | Total             | 178   | 100%  | Total             | 36    | 100% |

| STAGE 1 ADG SOLAR ACCESS<br>INDIVIDUAL BUILDINGS |                        |       |        |
|--------------------------------------------------|------------------------|-------|--------|
| Building                                         | Solar Access (Minutes) | Count | Mix    |
| B                                                | 120                    | 34    | 87.17% |
| G                                                | 120                    | 24    | 70.58% |
| E                                                | 120                    | 56    | 81.15% |
| F                                                | 120                    | 43    | 62.3%  |
| J                                                | 120                    | 16    | 59.25% |

| STAGE 2 ADG SOLAR ACCESS<br>INDIVIDUAL BUILDINGS |                        |       |        |
|--------------------------------------------------|------------------------|-------|--------|
| Building                                         | Solar Access (Minutes) | Count | Mix    |
| A                                                | 120                    | 24    | 80%    |
| C                                                | 120                    | 22    | 62.85% |
| D                                                | 120                    | 48    | 70.58% |
| H                                                | 120                    | 36    | 80%    |

| BUILDING K SOLAR ACCESS |                        |       |        |
|-------------------------|------------------------|-------|--------|
| Building                | Solar Access (Minutes) | Count | Mix    |
| K                       | 120                    | 26    | 72.22% |

| STAGE 1 ADG CROSS VENTILATION.<br>INDIVIDUAL BUILDINGS |       |        |
|--------------------------------------------------------|-------|--------|
| Building                                               | Count | Mix    |
| B                                                      | 25    | 64.1%  |
| G                                                      | 25    | 73.5%  |
| E                                                      | 44    | 63.7%  |
| F                                                      | 36    | 52.17% |
| J                                                      | 16    | 59.25% |

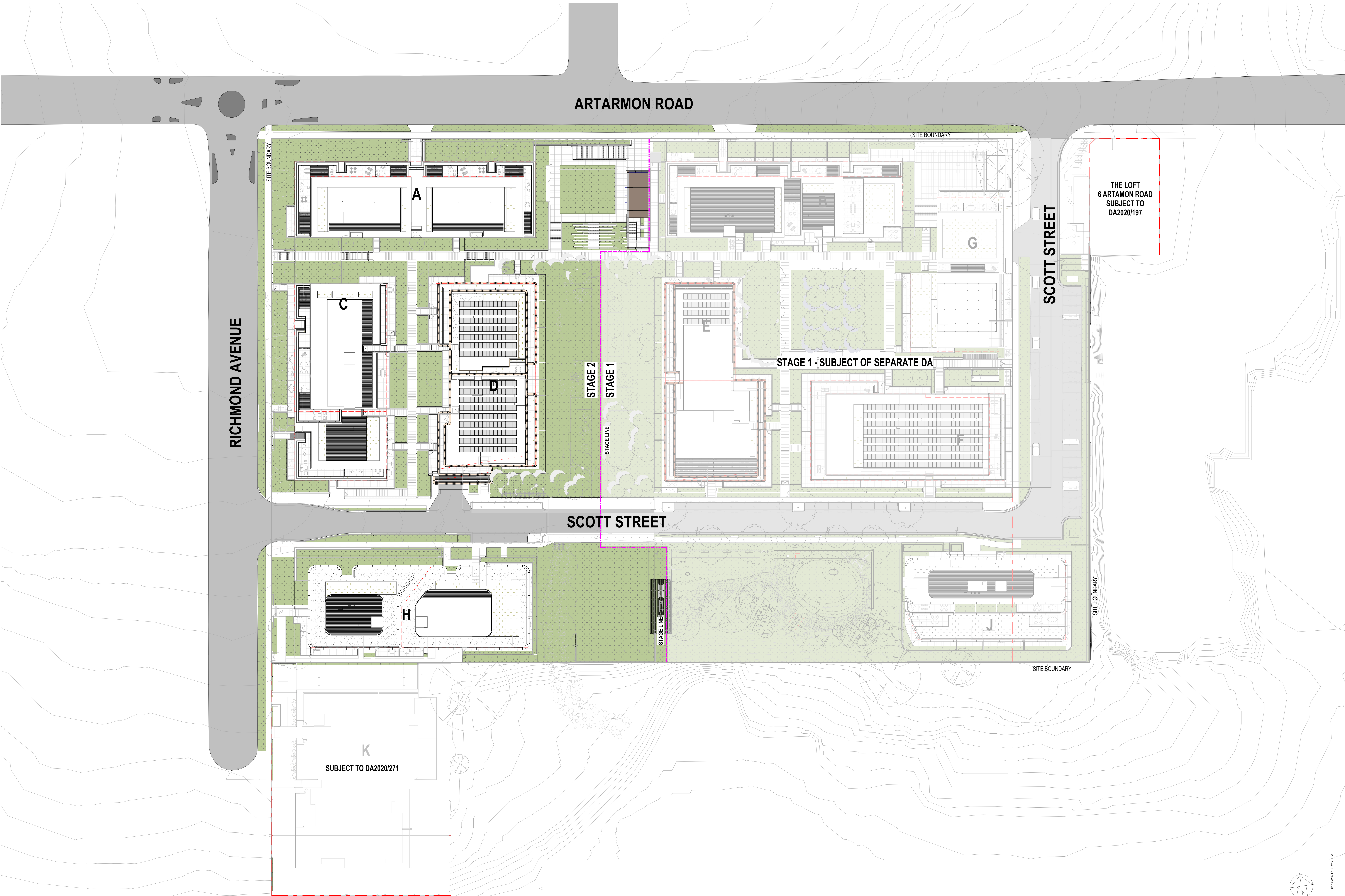
| STAGE 2 ADG CROSS VENTILATION<br>INDIVIDUAL BUILDINGS |       |       |
|-------------------------------------------------------|-------|-------|
| Building                                              | Count | Mix   |
| A                                                     | 16    | 53.3% |
| C                                                     | 22    | 62.8% |
| D                                                     | 45    | 66.2% |
| H                                                     | 27    | 60%   |

| BUILDING K CROSS VENTILATION |       |     |
|------------------------------|-------|-----|
| Building                     | Count | Mix |
| K                            | 22    | 61% |

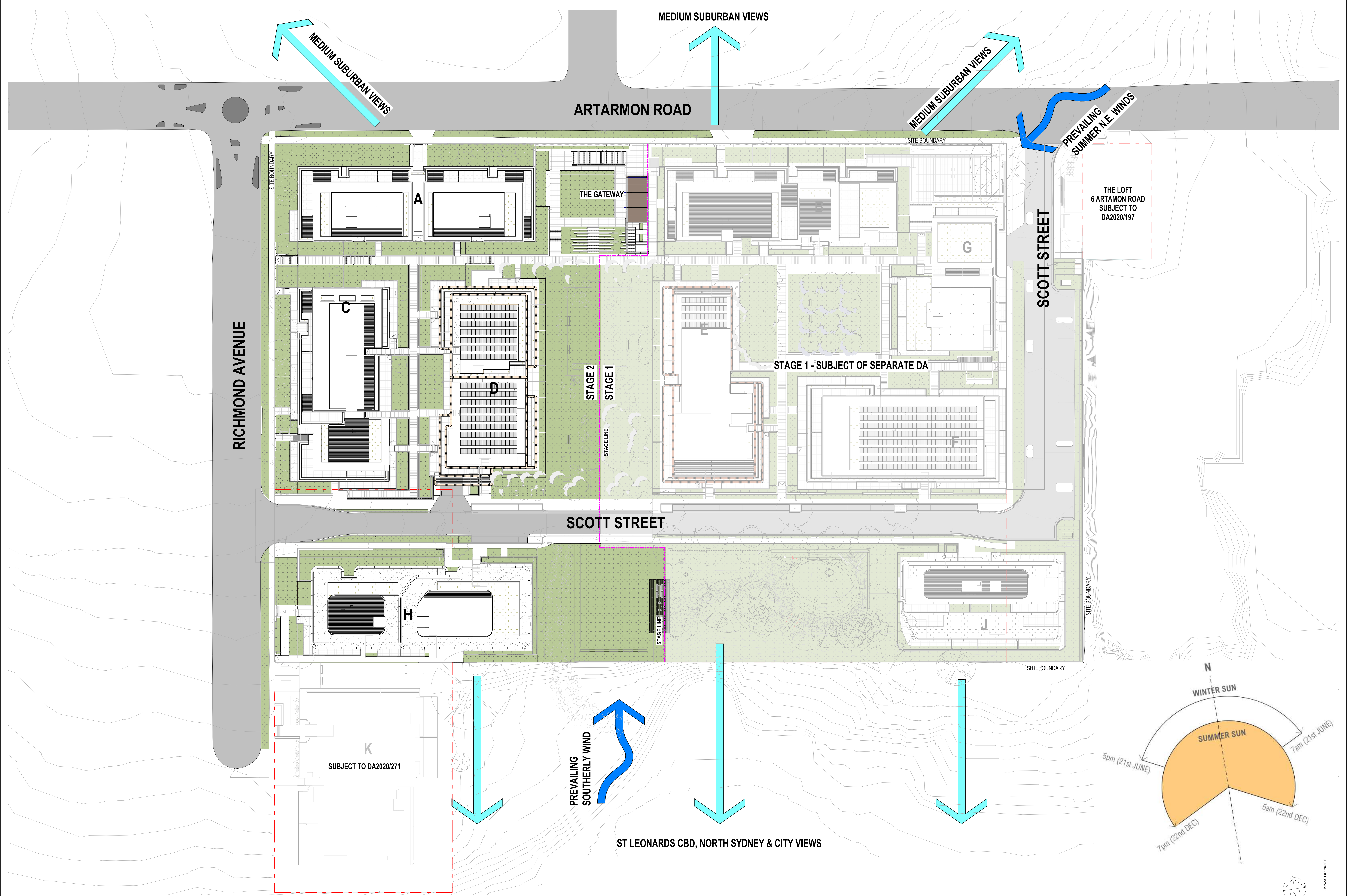
| CAR PARKING SCHEDULE - STAGE 2 |            |         |     |    |    |                          |               |    |    |    |    |                          |               |    |     |    |    |
|--------------------------------|------------|---------|-----|----|----|--------------------------|---------------|----|----|----|----|--------------------------|---------------|----|-----|----|----|
|                                |            | STAGE 1 |     |    |    |                          | STAGE 2       |    |    |    |    | CONSOLIDATED             |               |    |     |    |    |
|                                |            | B2      | B1  | L1 | L2 | On-Street (Scott Street) | TOTAL STAGE 1 | B2 | B1 | L1 | L2 | On-Street (Scott Street) | TOTAL STAGE 2 | B2 | B1  | L1 | L2 |
| Residential                    | Standard   | 52      | 174 | -  | -  | -                        | 226           | 0  | 69 | 62 | 36 |                          | 167           | 52 | 243 | 62 | 36 |
|                                | Accessible | 7       | 16  | -  | -  | -                        | 23            | -  | 11 | 11 |    |                          | 22            | 7  | 27  | 11 | -  |
| Sub-Total                      |            | 59      | 190 |    |    |                          | 249           |    |    |    |    |                          | 189           |    |     |    |    |
| Visitor                        | Standard   | 7       | -   | -  | -  | 35                       | 42            | -  | -  | 30 | -  | 6                        | 36            | 7  | -   | 31 | -  |
|                                | Accessible | 3       | -   | -  | -  | -                        | 3             | -  | -  | 2  | -  | -                        | 2             | 3  | -   | -  | -  |
| Sub-Total                      |            | 10      |     |    |    | 35                       | 45            |    |    |    |    |                          | 38            |    |     |    |    |
| Retail                         | Standard   | 1       | -   | 7  | -  | -                        | 8             | -  | -  | -  | -  | -                        | -             | 1  | -   | 7  | -  |
|                                | Accessible | 2       | -   | -  | -  | -                        | 2             | -  | -  | -  | -  | -                        | -             | 2  | -   | -  | -  |
| Sub-Total                      |            | 3       |     | 7  |    |                          | 10            | -  | -  | -  | -  | -                        | -             |    |     |    |    |
| TOTAL                          |            |         |     |    |    |                          | 304           |    |    |    |    |                          | 227           |    |     |    |    |

|              |             | MOTORBIKES / BICYCLE SCHEDULE - STAGE 2 |    |    |    |                             |                  |         |    |    |    |                             |                  |              |    |    |    |                             |                    |
|--------------|-------------|-----------------------------------------|----|----|----|-----------------------------|------------------|---------|----|----|----|-----------------------------|------------------|--------------|----|----|----|-----------------------------|--------------------|
|              |             | STAGE 1                                 |    |    |    |                             |                  | STAGE 2 |    |    |    |                             |                  | CONSOLIDATED |    |    |    |                             |                    |
|              |             | B2                                      | B1 | L1 | L2 | On-Street<br>(Scott Street) | TOTAL<br>STAGE 1 | B2      | B1 | L1 | L2 | On-Street<br>(Scott Street) | TOTAL<br>STAGE 2 | B2           | B1 | L1 | L2 | On-Street<br>(Scott Street) | TOTAL<br>ST1 + ST2 |
| Motorbikes   | Residential | 1                                       | 10 | -  | -  | -                           | 11               | -       | 5  | 7  |    | -                           | 12               | 1            | 17 | 30 | 0  |                             | 48                 |
|              | Retail      | 1                                       |    |    |    |                             | 1                | -       |    |    |    | -                           | -                | -            |    |    |    |                             | -                  |
| Bike Racks   | Residential | 7                                       | 12 | 8  | -  | 20                          | 47               | -       | -  | -  | 28 | 20                          | 48               | 7            | 12 | 8  | 28 | 40                          | 95                 |
|              | Retail      |                                         |    |    |    | 4                           | 4                |         |    |    |    |                             |                  |              |    | 8  |    | 4                           | 12                 |
| Bike Lockers | Residential | 22                                      | -  | -  | -  | -                           | 22               | -       | -  | -  | 37 | -                           | 37               | 22           | -  | -  | 37 |                             | 59                 |
|              | Retail      |                                         |    |    |    |                             |                  |         |    |    |    |                             |                  |              |    |    |    |                             |                    |









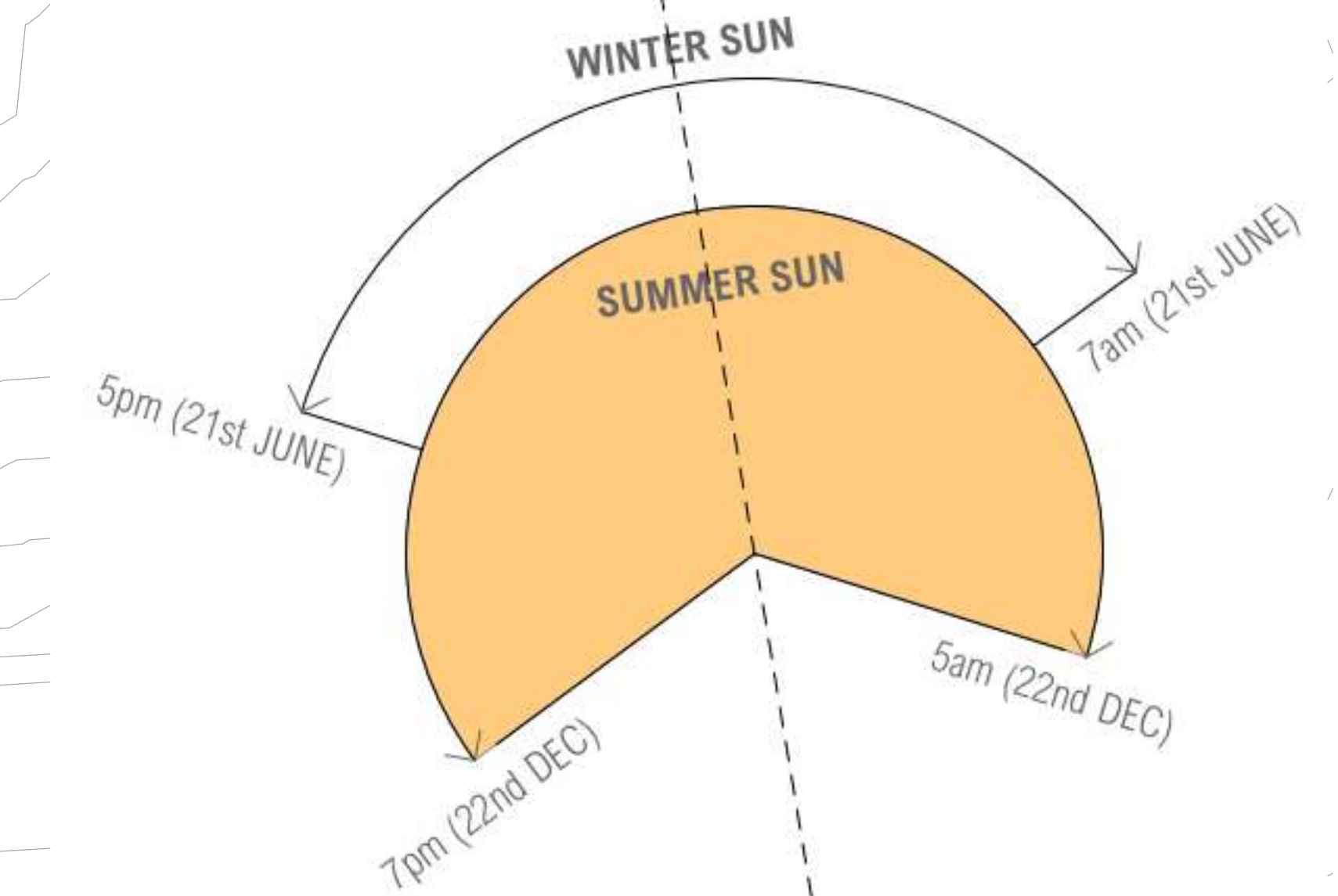
THE LOFT  
6 ARTAMON ROAD  
SUBJECT TO  
DA2020/197.

STAGE 1 - SUBJECT OF SEPARATE DA

SCOTT STREET

ARTARMON ROAD

RICHMOND AVENUE



ST LEONARDS CBD, NORTH SYDNEY & CITY VIEWS

PREVAILING  
SOUTHERLY WIND

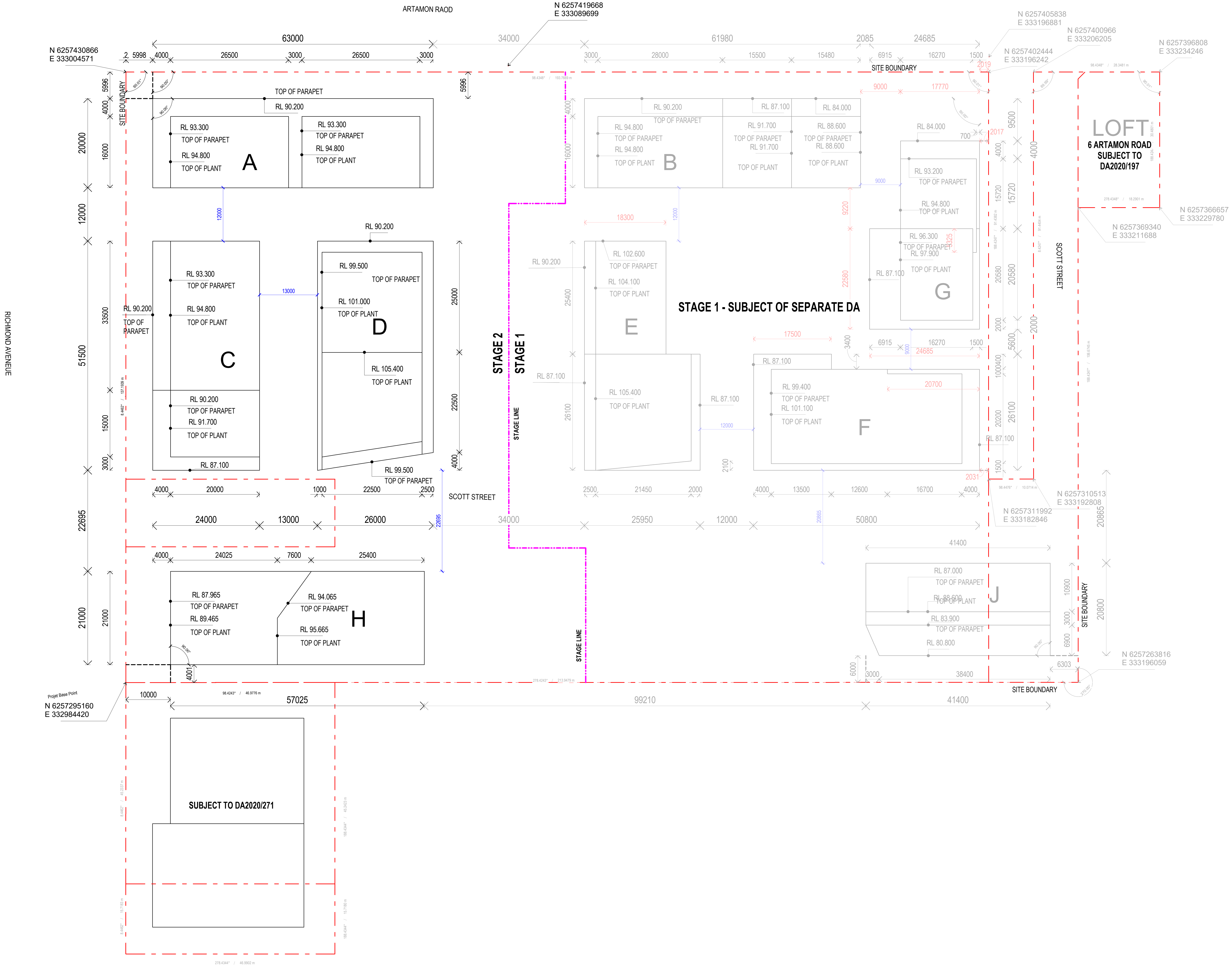
MEDIUM SUBURBAN VIEWS

PREVAILING  
SUMMER N.E. WINDS

MEDIUM SUBURBAN VIEWS

MEDIUM SUBURBAN VIEWS











ARTARMON ROAD

THE LOFT  
6 ARTAMON ROAD  
SUBJECT TO  
DA2020/197

SCOTT STREET

RICHMOND AVENUE

BUILDING K  
CARPARK SUBJECT TO  
DA2020/271

STAGE 1 - SUBJECT OF SEPARATE DA

THE PLAZA

28/03/2021 1:28:52 PM



ARTARMON ROAD

BUILDING B

SITE BOUNDARY

THE LOFT  
6 ARTAMON ROAD  
SUBJECT TO  
DA2020/197

SCOTT STREET

SCOTT STREET

THE PARK

THE PLAYGROUND

SITE BOUNDARY

RICHMOND AVENUE

THE GATEWAY

BUILDING E

STAGE 1 - SUBJECT OF SEPARATE DA

BUILDING F

BUILDING J

BUILDING H

BUILDING D

BUILDING K  
SUBJECT TO DA2020/271

THE PLAZA

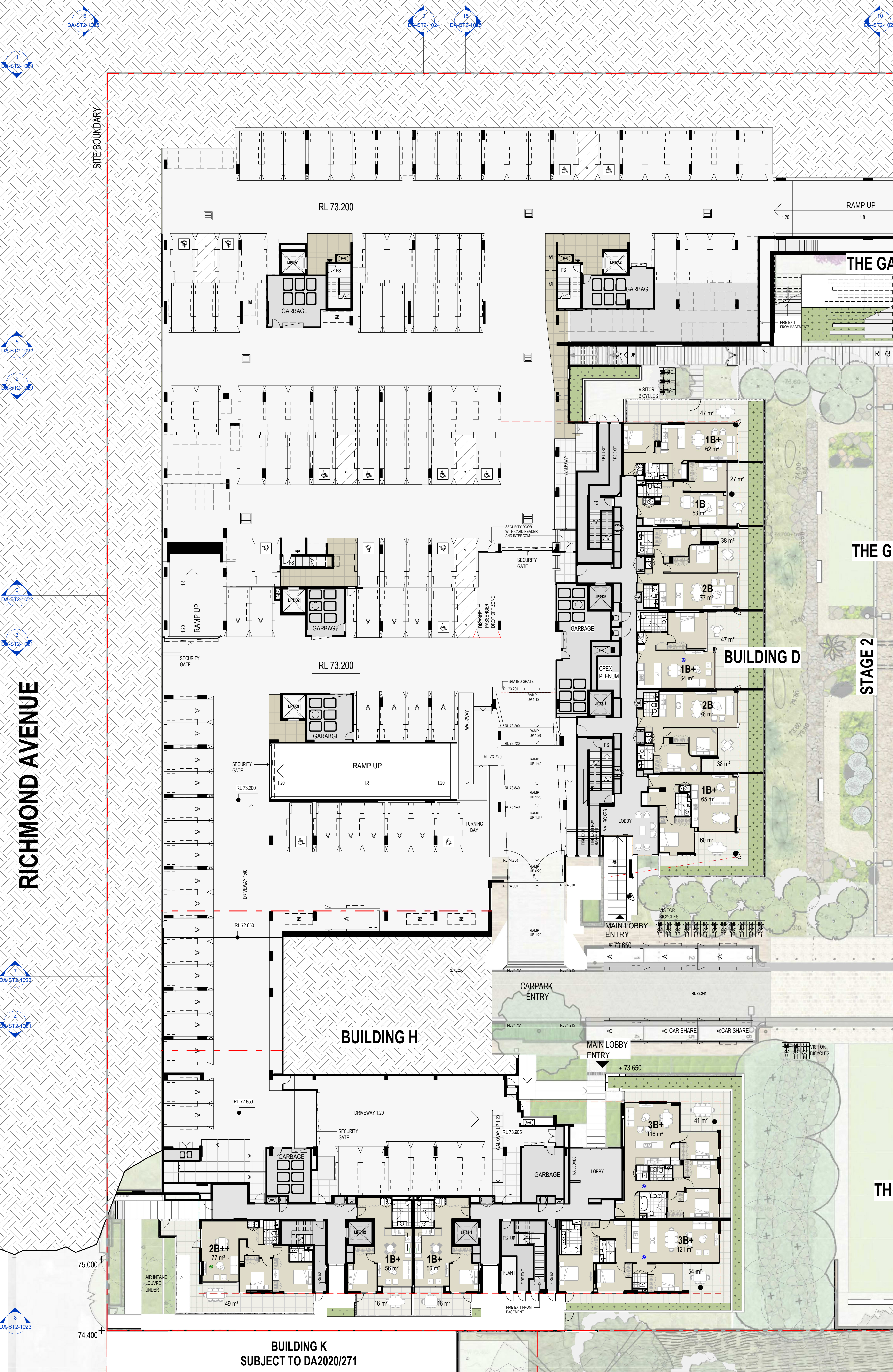
THE GORGE

STAGE 2

STAGE 1

STAGE LINE

STAGE LINE

















ARTARMON ROAD

BUILDING B

SITE BOUNDARY

BUILDING A

BUILDING G

BUILDING E

STAGE 1 - SUBJECT OF SEPARATE DA

BUILDING F

SCOTT STREET

BUILDING D

SCOTT STREET

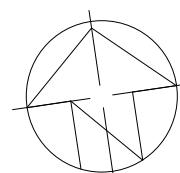
BUILDING J

BUILDING H

SITE BOUNDARY

SITE BOUNDARY

1/10/2021 11:06:47 PM



GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution
- 1.1 The drawings represent general architectural intent for the purpose of this development application only.
- 1.2 The internal layout is shown indicatively and is subject to further design development.
- 1.3 The dimensions shown are general only and are subject to further design resolution.
- 1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.
- 1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.
- 1.6 Ceiling RL, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.
- 1.7 Landscape component is shown indicatively only and subject to further design development at later stage.
- 1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, aerials, etc.
- 1.9 Balcony areas do not include planters

2. Graphic presentation
- 2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.
3. Existing Structures and Services
- 3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.
- 3.2 All unchanged site levels are as per the existing survey information.

LANDSCAPE NOTE:  
FOR LANDSCAPE DESIGN REFER TO THE LANDSCAPE DRAWINGS OF MCGREGOR COXALL PTY LTD.

GENERAL ABBREVIATION

- ADAPTABLE APARTMENT
- AFFORDABLE HOUSING LOT

date  
04/01/2021  
11/12/2020  
02/06/2021

rev  
A  
B  
C

description  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project:

6-30 Artarmon Road Willoughby NSW 2068

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ABN 18 000 000 000  
MIRVAC DESIGN PTY LTD

architect:

CHROFI

architect  
CHROFI PTY LTD  
1/100 ROYAL AVENUE  
SYDNEY NSW 1585

Mirvac Design

architect  
MIRVAC DESIGN PTY LTD  
1/100 ROYAL AVENUE  
SYDNEY NSW 1585

proponent:

MIRVAC

proponent  
MIRVAC PTY LTD  
1/100 ROYAL AVENUE  
SYDNEY NSW 1585

title:

LEVEL 05 - STAGE 2

drawn:

job no 1.910

date:

scale @ A0: 1:200

rev. C

drawing no DA-ST2-1009



ARTARMON ROAD

BUILDING B

SITE BOUNDARY

BUILDING A

BUILDING G

BUILDING E

STAGE 1 - SUBJECT OF SEPARATE DA

BUILDING F

SCOTT STREET

BUILDING D

BUILDING C

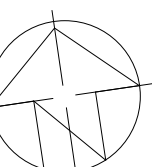
SCOTT STREET

BUILDING J

BUILDING H

SITE BOUNDARY

SITE BOUNDARY



11/06/2021 11:08:04 PM

GENERAL NOTES - DEVELOPMENT APPLICATION  
1. Design Resolution  
1.1 The drawings represent general architectural intent for the purpose of this development application only.  
1.2 The internal layout is shown indicatively and is subject to further design development.  
1.3 The dimensions shown are general only and are subject to further design resolution.  
1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.  
1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.  
1.6 Ceiling R<sub>l</sub>, where shown indicates general ceiling design level only, which does account for services, bulkheads or similar partial ceiling protrusions.  
1.7 Landscape component is shown indicatively only and subject to further design development at later stage.  
1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, aerials, etc.  
1.9 Balcony areas do not include planters

2. Graphic presentation  
2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.  
3. Existing Structures and Services  
3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.  
3.2 All unchanged site levels are as per the existing survey information.

LANDSCAPE NOTE:  
FOR LANDSCAPE DESIGN REFER TO THE LANDSCAPE DRAWINGS OF MCGREGOR COXALL PTY LTD.  
GENERAL ABBREVIATION  
● ADAPTABLE APARTMENT  
● AFFORDABLE HOUSING LOT

date  
04/06/2020 A  
11/12/2020 B  
02/06/2021 C

revision  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project:  
6-30 Artarmon Road Willoughby NSW 2068  
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Fax: +61 (0)2 9550 1101  
Email: info@mircav.com.au  
Website: www.mircav.com.au

title:  
LEVEL 06 - STAGE 2

drawn:  
approved:  
job no: 910  
date:  
scale @ A0: 1:200  
drawing no: DA-ST2-1010 rev: C



ARTARMON ROAD

BUILDING B

SITE BOUNDARY

BUILDING A

RL 93.000

RL 93.000

RL 93.020

BUILDING G

3B Prem  
140 m<sup>2</sup>  
RL 92.880  
2B+  
87 m<sup>2</sup>  
12 m<sup>2</sup>

STAGE 1 - SUBJECT OF SEPARATE DA

BUILDING F

RL 92.800

SCOTT STREET

BUILDING D

RL 92.850

RL 92.850

STAGE 2

STAGE 1

STAGE LINE

BUILDING E

RL 92.650

SCOTT STREET

BUILDING C

RL 93.000

BUILDING H

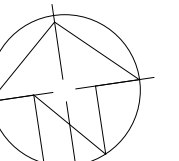
RL 93.865

BUILDING J

SITE BOUNDARY

SITE BOUNDARY

11/06/2021 11:09:28 PM





ARTARMON ROAD

BUILDING B

SITE BOUNDARY

BUILDING G

STAGE 1 - SUBJECT OF SEPARATE DA

BUILDING F

SCOTT STREET

SCOTT STREET

BUILDING J

SITE BOUNDARY

RICHMOND AVENUE

BUILDING A

BUILDING C

BUILDING D

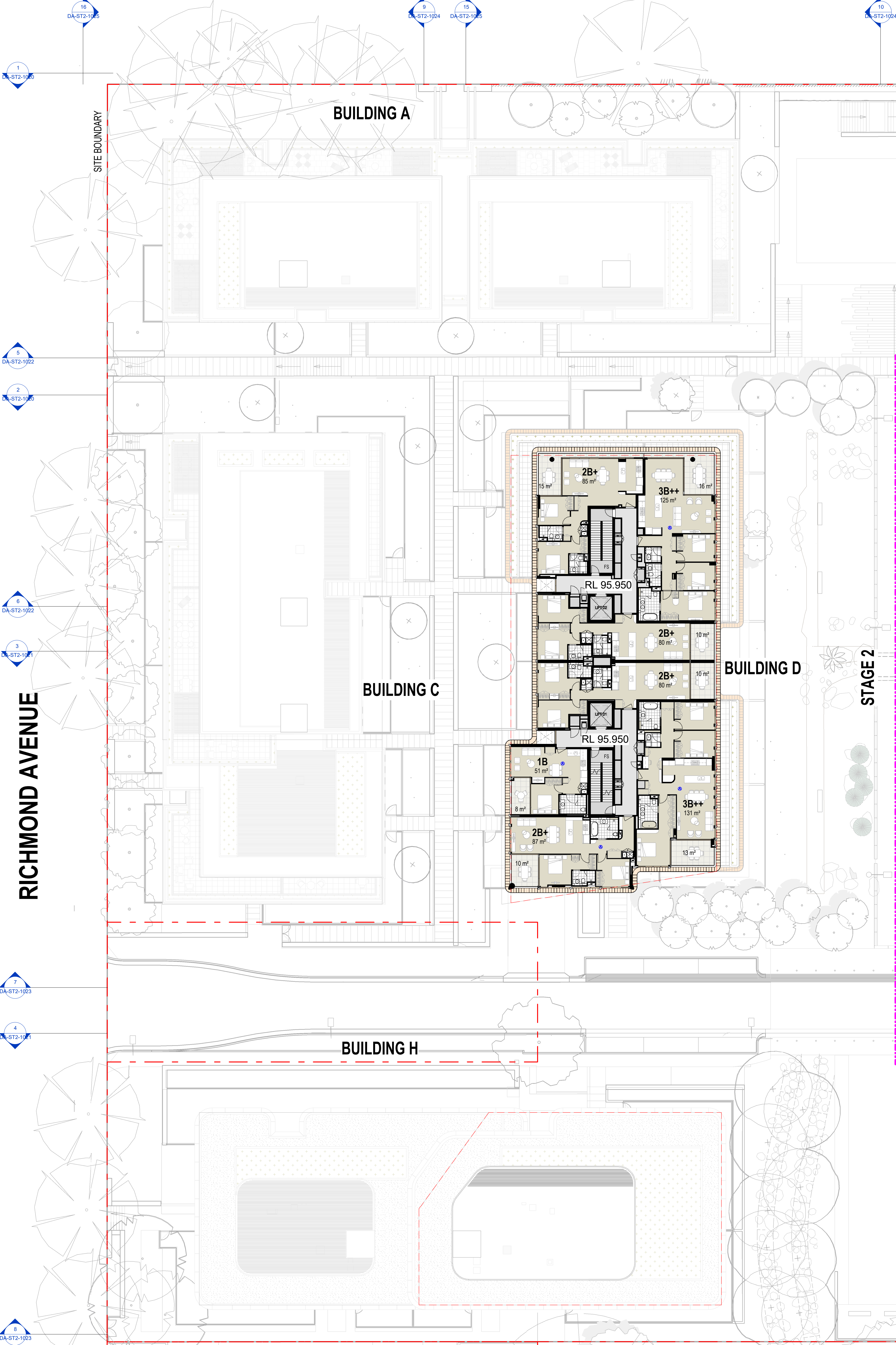
BUILDING E

STAGE 2

STAGE 1

STAGE LINE

STAGE LINE



GENERAL NOTES - DEVELOPMENT APPLICATION  
1. Design Resolution  
1.1 The drawings represent general architectural intent for the purpose of this development application only.  
1.2 The internal layout is shown indicatively and is subject to further design development.  
1.3 The dimensions shown are general only and are subject to further design resolution.  
1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.  
1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.  
1.6 Ceiling R<sub>L</sub> (where shown) indicates general ceiling level only, which does account for services bulkheads or similar partial ceiling protrusions.  
1.7 Landscape component is shown indicatively only and subject to further design development at later stage.  
1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, ventiles, etc.  
1.9 Balcony areas do not include planters

2. Graphic presentation  
2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.  
3. Existing Structures and Services  
3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.  
3.2 All unchanged site levels are as per the existing survey information.

LANDSCAPE NOTE:  
FOR LANDSCAPE DESIGN REFER TO THE LANDSCAPE DRAWINGS OF MCGREGOR COXALL PTY LTD.  
GENERAL ABBREVIATION  
● ADAPTABLE APARTMENT  
● AFFORDABLE HOUSING LOT

date  
04/03/2020 A  
11/12/2020 B  
02/06/2021 C

revision  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

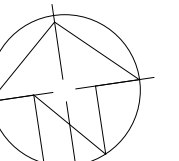
project:  
6-30 Artarmon Road Willoughby NSW 2068  
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Fax: 02 9550 6100  
mirvac.com.au  
mirvac design

proponent:  
mirvac

title:  
LEVEL 08 - STAGE 2

drawn:  
approved:  
job no: 1.910  
date:  
scale @ A0: 1:200  
drawing no: DA-ST2-1012 rev: C



11/06/2021 11:10:47 PM



# ARTARMON ROAD

BUILDING B

SITE BOUNDARY

## BUILDING G

**STAGE 1 - SUBJECT OF SEPARATE DA**

**BUILDING F**

: RL 99.220

## BUILDING J

SITE BOUNDARY

SITE BOUNDARY

10/8/2021 10:12:22 PM

**RICHMOND AVENUE**

## STAGE 2

## STAGE 1

STAGE LINE

**SCOTT STREET**

**BUILDING A**

## BUILDING C

## BUILDING D

## BUILDING H

1  
ST2-1020

5  
ST2-1022

2  
ST2-1020

8  
ST2-1022

3  
ST2-1021



Diagram 4 shows a horizontal line with a semi-circle above it. A blue dot is on the line to the right of the semi-circle.

8  
ST2-1023

GENERAL NOTES - DEVELOPMENT APPLICATION

**GENERAL NOTES - DEVELOPMENT APPLICATION**

**1 Design Resolution**

1.1 The drawings represent general architectural intent for the purpose of this development application only.

1.2 The internal layout is shown indicatively and is subject to further design development.

1.3 The dimensions shown are general only and are subject to further design resolution.

1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.

1.5 The proposed building footprint and sun shading elements is indicative and shown in open and closed positions.

1.6 Ceiling of R. (where shown) indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.

1.7 Landscape component is shown indicatively only and subject to further design development at later stage.

1.8 Details of plant, equipment and services on drawings is general and indicative only, and does not include pipes, flues, stairs, etc.

1.9 Balcony areas are not included to protect planners

2. Graphic presentation  
2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.

3. Existing Structures and Services  
3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.

**LANDSCAPE NOTE:**  
FOR LANDSCAPE DESIGN REFER TO THE LANDSCAPE DRAWINGS OF MCGREGOR COXALL PTY LTD

**GENERAL ABBREVIATION**

- Ⓐ ADAPTABLE APARTMENT
- Ⓔ AFFORDABLE HOUSING LOT

| date       | rev |
|------------|-----|
| 04.06.2020 | A   |
| 11.12.2020 | B   |
| 02.06.2021 | C   |

amendment  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project

6-30 Artarmon Road Willoughby NSW 2068

architect

**CHROFI**  
3/1 THE GORDON MARCH 2006 JOURNAL  
T +1 2 800-8332 E info@chrofi.com

proponent



title:  
**LEVEL 09 - STAGE 2**

drawn: Scale 1:200  
approved:   
job no 1,910 date: scale @ A0: 1 : 200  
lot no: drawing no: DA-ST2-1013 rev: C



ARTARMON ROAD

BUILDING B

SITE BOUNDARY

BUILDING A

RL 93.000

RL 93.000

RL 93.020

BUILDING G

RL 96.000

STAGE 1 - SUBJECT OF SEPARATE DA

BUILDING F

RL 99.220

SCOTT STREET

BUILDING D

RL 102.400

BUILDING C

RL 93.000

RL 89.680

SCOTT STREET

BUILDING J

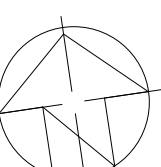
RL 86.850

BUILDING H

RL 93.865

SITE BOUNDARY

11/08/2021 11:13:30 PM



GENERAL NOTES - DEVELOPMENT APPLICATION  
1. Design Resolution  
1.1 The drawings represent general architectural intent for the purpose of this development application only.  
1.2 The internal layout is shown indicatively and is subject to further design development.  
1.3 The dimensions shown are general only and are subject to further design development.  
1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.  
1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.  
1.6 Ceiling RL, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.  
1.7 Landscape component is shown indicatively only and subject to further design development at later stage.  
1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, ventails, etc.  
1.9 Balcony areas do not include planters

2. Graphic presentation  
2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.  
3. Existing Structures and Services  
3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.  
3.2 All unchanged site levels are as per the existing survey information.

PHOTOVOLTAIC CELL NOTE:  
PV CELLS SHOWN INDICATIVELY SUBJECT TO FURTHER DETAILED DESIGN DEVELOPMENT.

LANDSCAPE NOTE:  
FOR LANDSCAPE DESIGN REFER TO THE LANDSCAPE DRAWINGS OF MCGREGOR COXALL PTY LTD.

date  
04/08/2020  
11/12/2020  
02/06/2021

rev  
A  
B  
C

approval  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project:

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architect:

CHROFI  
11/12/2020  
11/12/2020  
11/12/2020

Mircac  
Design  
11/12/2020  
11/12/2020  
11/12/2020

proponent:

Mircac  
Design  
11/12/2020  
11/12/2020  
11/12/2020

title:

LEVEL 10 (OVERALL  
ROOF PLAN) - STAGE 2

drawn:

job no 1.910

date:

lot no:

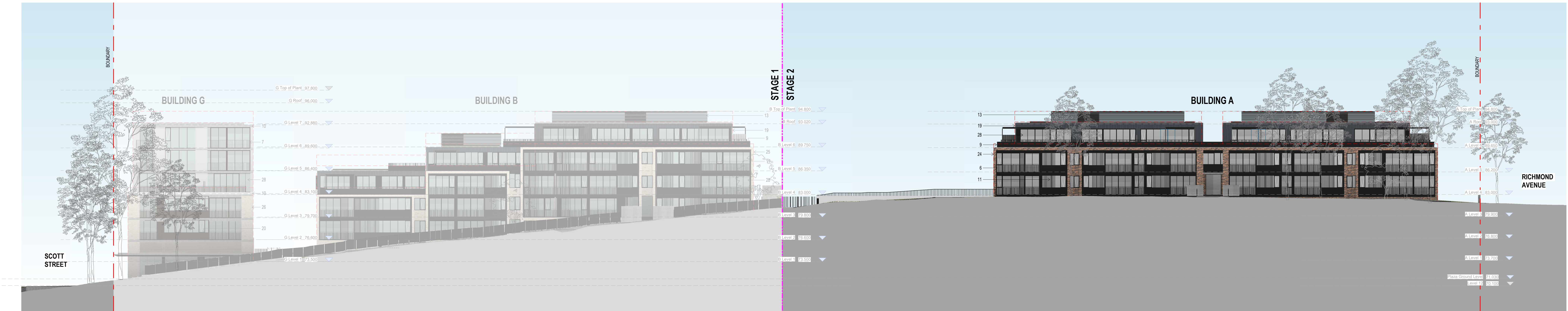
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scale @ A0: 1:200

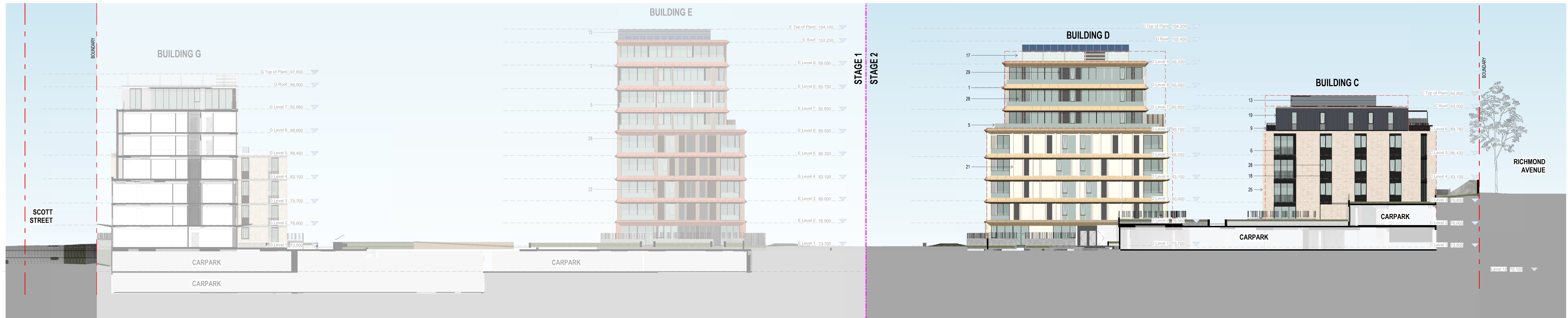
rev. C

drawing no DA-ST2-1014





1 SECTION 1  
1 : 200



2 SECTION 2  
1 : 200

PHOTOVOLTAIC CELL NOTE:  
PV CELLS SHOWN INDICATIVELY SUBJECT TO FURTHER DETAILED DESIGN DEVELOPMENT.

| MATERIALS LEGEND |                                                                |
|------------------|----------------------------------------------------------------|
| CODE             | DESCRIPTION                                                    |
| 1                | EAVES/PANDELS                                                  |
| 2                | SANDSTONE COLOURED PROFILED EAVES                              |
| 3                | CLAY COLOURED PROFILED EAVES                                   |
| 4                | CONCRETE COLOURED PROFILED SPANDREL CLADDING                   |
| 5                | CONCRETE COLOURED SLAB EXTENSION                               |
| 6                | BALUSTRADES                                                    |
| 7                | CLAY GLAZED BALUSTRADE                                         |
| 8                | CHARCOAL COLOURED METAL PALISADE BALUSTRADE                    |
| 9                | DARK BRONZE COLOURED METAL PALISADE BALUSTRADE                 |
| 10               | SOLID PAINTED MASONRY BALUSTRADE                               |
| 11               | SCREEN                                                         |
| 12               | CHARCOAL COLOURED METAL SCREEN TYPE 1                          |
| 13               | CHARCOAL COLOURED METAL SCREEN TYPE 2                          |
| 14               | CHARCOAL COLOURED METAL SCREEN TYPE 3                          |
| 15               | LIGHT COLOURED METAL SCREEN TYPE 4                             |
| 16               | LIGHT COLOURED METAL SCREEN TYPE 5                             |
| 17               | BEIGE COLOURED METAL SCREEN TYPE 6                             |
| 18               | BEIGE COLOURED METAL SCREEN TYPE 7                             |
| 19               | CLADDING/PANEL                                                 |
| 20               | CHARCOAL COLOURED PANEL TYPE 1                                 |
| 21               | CHARCOAL COLOURED PANEL TYPE 2                                 |
| 22               | DARK BRONZE COLOURED PANEL TYPE 3                              |
| 23               | SANDSTONE COLOURED PANEL TYPE 4                                |
| 24               | CLAY COLOURED PANEL TYPE 5                                     |
| 25               | CONCRETE COLOURED PANEL TYPE 6                                 |
| 26               | BRICKWORK                                                      |
| 27               | BRICKWORK TYPE 1                                               |
| 28               | BRICKWORK TYPE 2                                               |
| 29               | BRICKWORK TYPE 3                                               |
| 30               | BRICKWORK TYPE 4                                               |
| 31               | GLAZING                                                        |
| 32               | ALUMINIUM FRAMED GLAZED WINDOW                                 |
| 33               | ALUMINIUM FRAMED GLAZED WINDOW INCL. COLOURBACK GLAZING PANELS |

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution

1.1 The drawings represent general architectural intent for the purpose of this development application only.

1.2 The internal layout is shown indicatively and is subject to further design development.

1.3 The dimensions shown are general only and are subject to further design resolution.

1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.

1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.

1.6 Ceiling R/L, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.

1.7 Landscape component is shown indicatively only and subject to further design development at later stage.

1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, fans, ventails, etc.

1.9 Balcony areas do not include planters.

2. Graphic presentation

2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.

2.2 Existing Structures and Services

2.3 Level and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.

2.4 All unchanged site levels are as per the existing survey information.

NOTE: REFER TO LANDSCAPE MASTERPLAN & DESIGN REPORT FOR LANDSCAPE ELEMENTS

project:  
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Tel: 02 9550 6000  
Fax: 02 9550 6111  
www.mirvac.com.au  
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proponent:  
mirvac

title:  
SITE SECTIONS /  
ELEVATION SHEET 1 -  
STAGE 2

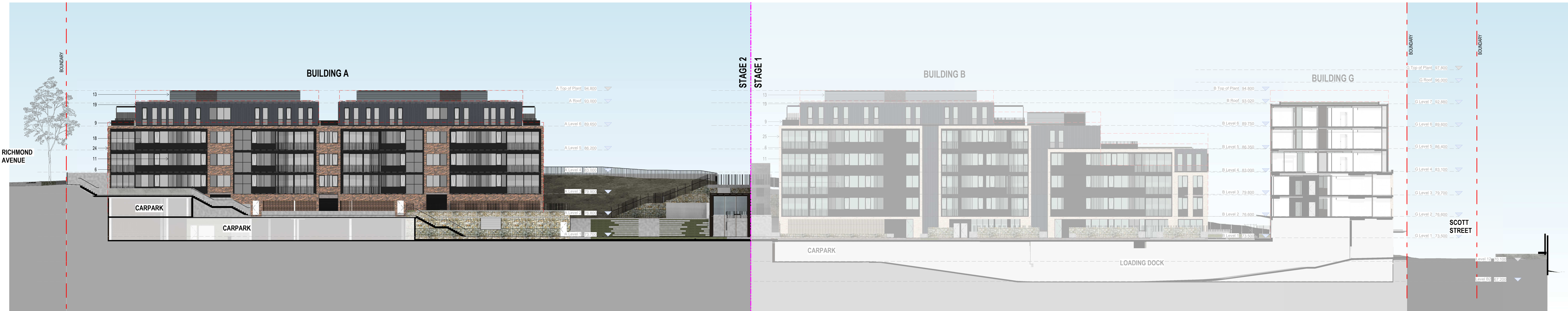
drawn:  
approved:  
job no: 1.910  
date:  
scale @ A0: 1:200

lot no:  
drawing no: DA-ST2-1020  
rev: C

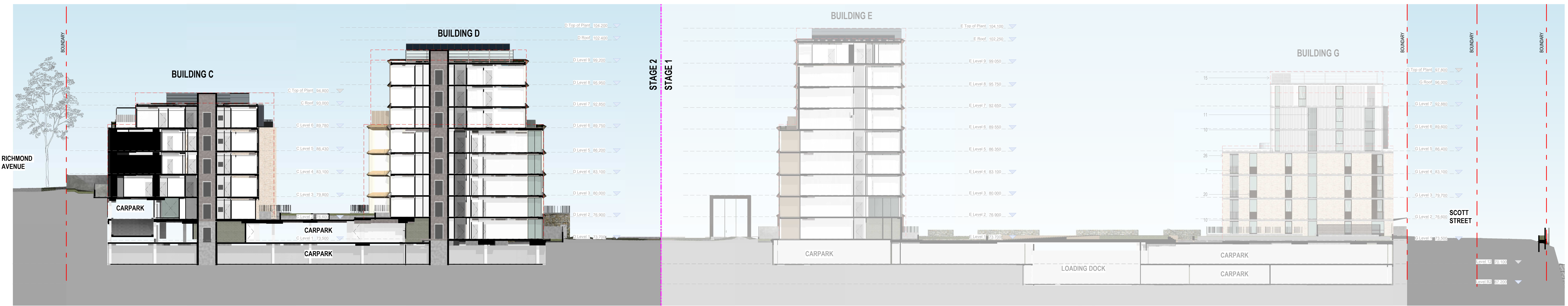








5 SECTION 5  
1:200



6 SECTION 6  
1:200

PHOTOVOLTAIC CELL NOTE:  
PV CELLS SHOWN INDICATIVELY SUBJECT TO FURTHER DETAILED DESIGN DEVELOPMENT.

#### MATERIALS LEGEND

| CODE | DESCRIPTION                                    | CODE | DESCRIPTION                           |
|------|------------------------------------------------|------|---------------------------------------|
| 1    | EAVES/SPANDELS                                 | 11   | SCREEN                                |
| 2    | SANDSTONE COLOURED PROFILED EAVES              | 12   | CHARCOAL COLOURED METAL SCREEN TYPE 1 |
| 3    | CLAY COLOURED PROFILED EAVES                   | 13   | CHARCOAL COLOURED METAL SCREEN TYPE 2 |
| 4    | CONCRETE COLOURED PROFILED SPANDREL CLADDING   | 14   | CHARCOAL COLOURED METAL SCREEN TYPE 3 |
| 5    | CONCRETE COLOURED SLAB EXTENSION               | 15   | LIGHT COLOURED METAL SCREEN TYPE 4    |
| 6    | BALUSTRADES                                    | 16   | LIGHT COLOURED METAL SCREEN TYPE 5    |
| 7    | CLAY GLAZED BALUSTRADE                         | 17   | BEIGE COLOURED METAL SCREEN TYPE 6    |
| 8    | CHARCOAL COLOURED METAL PALISADE BALUSTRADE    | 18   | BEIGE COLOURED METAL SCREEN TYPE 7    |
| 9    | DARK BRONZE COLOURED METAL PALISADE BALUSTRADE | 19   | CLADDING/PANEL                        |
| 10   | SOLID PAINTED MASONRY BALUSTRADE               | 20   | CHARCOAL COLOURED PANEL TYPE 1        |
| 11   | SLAB EDGE & UPSTURNS                           | 21   | CHARCOAL COLOURED PANEL TYPE 2        |
| 12   | CHARCOAL COLOURED PAINTED MASONRY TYPE 1       | 22   | DARK BRONZE COLOURED PANEL TYPE 3     |
| 13   | LIGHT COLOURED PAINTED MASONRY TYPE 2          | 23   | SANDSTONE COLOURED PANEL TYPE 4       |
| 14   |                                                | 24   | CLAY COLOURED PANEL TYPE 5            |
| 15   |                                                | 25   | CONCRETE COLOURED PANEL TYPE 6        |
| 16   |                                                | 26   |                                       |
| 17   |                                                | 27   |                                       |
| 18   |                                                | 28   |                                       |
| 19   |                                                | 29   |                                       |

NOTE: REFER TO LANDSCAPE MASTERPLAN & DESIGN REPORT FOR LANDSCAPE ELEMENTS

#### GENERAL NOTES - DEVELOPMENT APPLICATION

- 1.1 The drawings represent general architectural intent for the purpose of this development application only.
- 1.2 The internal layout is shown indicatively and is subject to further design development.
- 1.3 The dimensions shown are general only and are subject to further design development.
- 1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.
- 1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.
- 1.6 Ceiling R/L, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.
- 1.7 Landscape component is shown indicatively only and subject to further design development at later stage.
- 1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, fans, aerators, etc.
- 1.9 Balcony areas do not include planters

#### 2. Graphic presentation

#### 2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.

#### 3. Existing Structures and Services

#### 3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.

#### 3.2 All unchanged site levels are as per the existing survey information.

| date       | rev |
|------------|-----|
| 04/08/2020 | A   |
| 11/12/2020 | B   |
| 02/06/2021 | C   |

| description                               |
|-------------------------------------------|
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

#### project:

6-30 Artarmon Road Willoughby NSW 2068

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**Mirvac Design**  
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#### proponent:

**Mirvac**  
Mirvac Pty Ltd  
Level 10, 200 George St  
Sydney NSW 2000  
Tel: 02 9550 6000  
Fax: 02 9550 6111  
www.mirvac.com.au

#### title:

**SITE SECTIONS /  
ELEVATION SHEET 3 -  
STAGE 2**

#### drawn:

job no 1.910

date:

lot no:

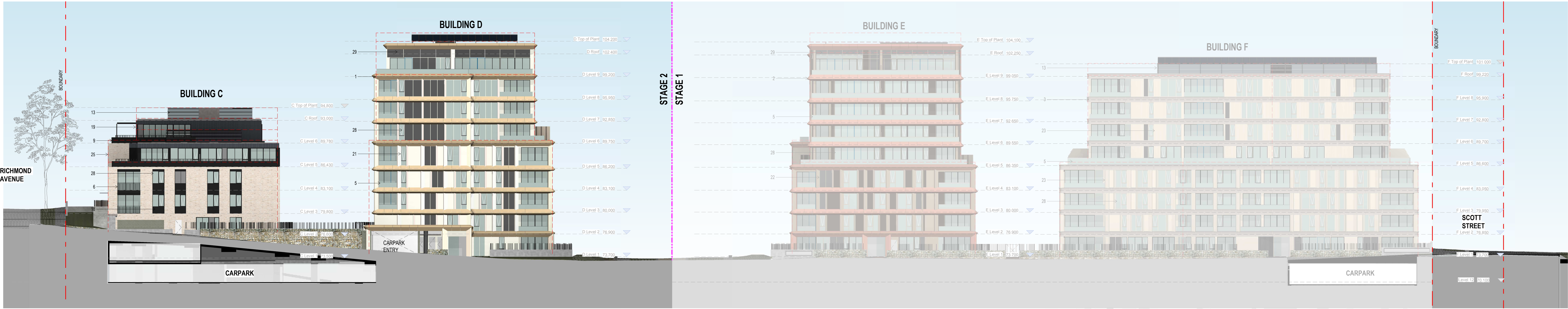
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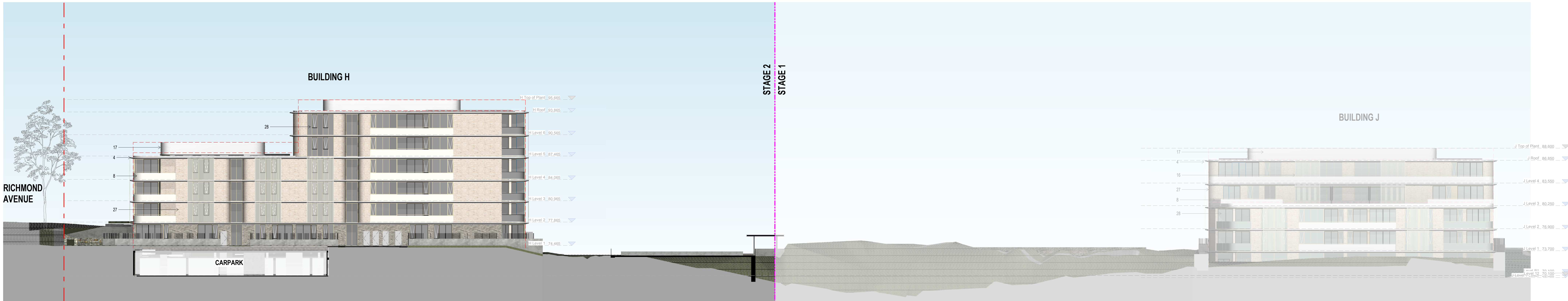
drawing no DA-ST2-1022

rev: C





7 SECTION 7  
1 : 200



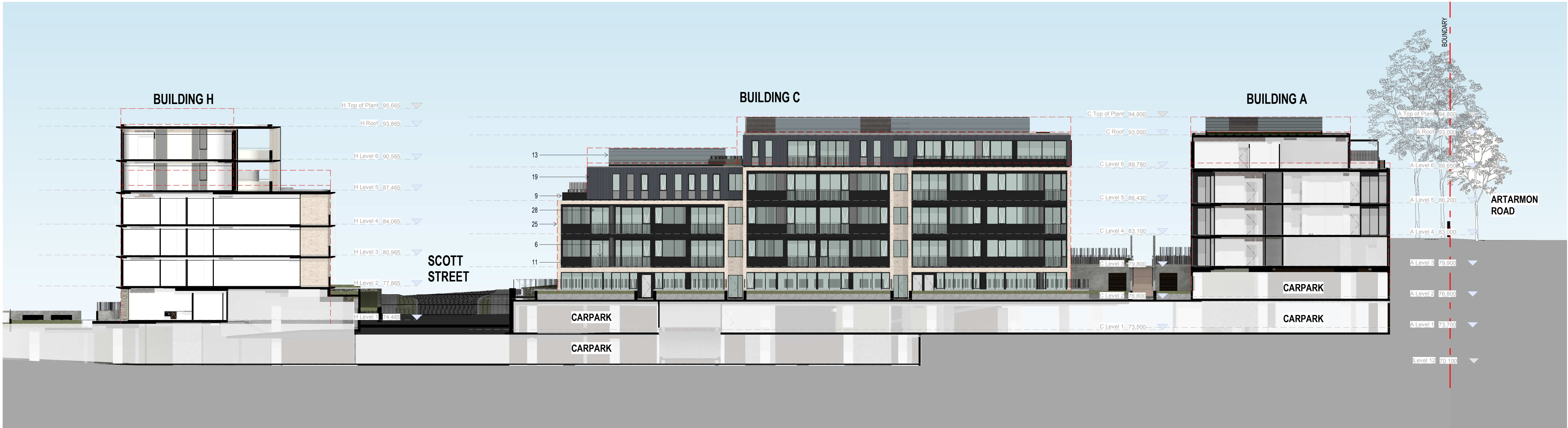
8 SECTION 8  
1 : 200

PHOTOVOLTAIC CELL NOTE:  
PV CELLS SHOWN INDICATIVELY SUBJECT TO FURTHER DETAILED DESIGN DEVELOPMENT.

MATERIALS LEGEND

| CODE                 | DESCRIPTION                                    | CODE                                                                       | DESCRIPTION                           | CODE           | DESCRIPTION                                                   |    |                                   |
|----------------------|------------------------------------------------|----------------------------------------------------------------------------|---------------------------------------|----------------|---------------------------------------------------------------|----|-----------------------------------|
| <b>EAVES/PANDELS</b> |                                                |                                                                            |                                       |                |                                                               |    |                                   |
| 1                    | SANDSTONE COLOURED PROFILED EAVES              | 11                                                                         | CHARCOAL COLOURED METAL SCREEN TYPE 1 | 24             | BRICKWORK TYPE 1                                              |    |                                   |
| 2                    | CLAY COLOURED PROFILED EAVES                   | 12                                                                         | CHARCOAL COLOURED METAL SCREEN TYPE 2 | 25             | BRICKWORK TYPE 2                                              |    |                                   |
| 3                    | CONCRETE COLOURED PROFILED SPANDREL CLADDING   | 13                                                                         | CHARCOAL COLOURED METAL SCREEN TYPE 3 | 26             | BRICKWORK TYPE 3                                              |    |                                   |
| 4                    | CONCRETE COLOURED SLAB EXTENSION               | 14                                                                         | LIGHT COLOURED METAL SCREEN TYPE 4    | 27             | BRICKWORK TYPE 4                                              |    |                                   |
| <b>BALUSTRADES</b>   |                                                |                                                                            |                                       |                |                                                               |    |                                   |
| 5                    | CLEAR GLAZED BALUSTRADE                        | 15                                                                         | LIGHT COLOURED METAL SCREEN TYPE 5    | <b>GLAZING</b> |                                                               |    |                                   |
| 6                    | CHARCOAL COLOURED METAL PALISADE BALUSTRADE    | 16                                                                         | BEIGE COLOURED METAL SCREEN TYPE 6    |                |                                                               |    |                                   |
| 7                    | DARK BRONZE COLOURED METAL PALISADE BALUSTRADE | 17                                                                         | BEIGE COLOURED METAL SCREEN TYPE 7    | 28             | ALUMINUM FRAMED GLAZED WINDOW                                 |    |                                   |
| 8                    | SOLID PAINTED MASONRY BALUSTRADE               | <b>CLADDING/PANEL</b>                                                      |                                       | 29             | ALUMINUM FRAMED GLAZED WINDOW INCL. COLOURBACK GLAZING PANELS |    |                                   |
|                      |                                                |                                                                            |                                       |                |                                                               |    |                                   |
|                      |                                                |                                                                            |                                       |                |                                                               | 18 | CHARCOAL COLOURED PANEL TYPE 1    |
|                      |                                                |                                                                            |                                       |                |                                                               | 19 | CHARCOAL COLOURED PANEL TYPE 2    |
|                      |                                                |                                                                            |                                       |                |                                                               | 20 | DARK BRONZE COLOURED PANEL TYPE 3 |
| 21                   | SANDSTONE COLOURED PANEL TYPE 4                | NOTE: REFER TO LANDSCAPE MASTERPLAN & DESIGN REPORT FOR LANDSCAPE ELEMENTS |                                       |                |                                                               |    |                                   |
| 9                    | CLAY COLOURED PANEL TYPE 5                     |                                                                            |                                       |                |                                                               |    |                                   |
| 10                   | LIGHT COLOURED PANEL TYPE 6                    |                                                                            |                                       |                |                                                               |    |                                   |
|                      | CONCRETE COLOURED PANEL TYPE 6                 |                                                                            |                                       |                |                                                               |    |                                   |





9 SECTION 9  
1 : 200



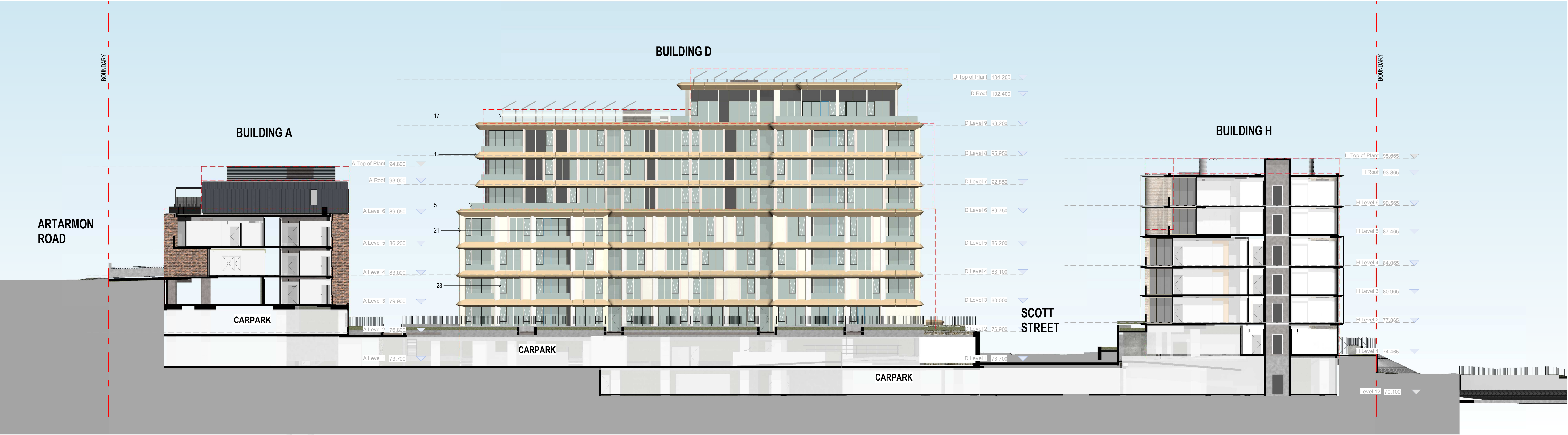
10 SECTION 10  
1 : 200

PHOTOVOLTAIC CELL NOTE:  
PV CELLS SHOWN INDICATIVELY SUBJECT TO FURTHER DETAILED DESIGN DEVELOPMENT.

MATERIALS LEGEND

| CODE                 | DESCRIPTION                                    | CODE           | DESCRIPTION                           | CODE                                                                       | DESCRIPTION                                                    |
|----------------------|------------------------------------------------|----------------|---------------------------------------|----------------------------------------------------------------------------|----------------------------------------------------------------|
| EAVES/SPANDELS       |                                                | SCREEN         |                                       | BRICKWORK                                                                  |                                                                |
| 1                    | SANDSTONE COLOURED PROFILED EAVES              | 11             | CHARCOAL COLOURED METAL SCREEN TYPE 1 | 24                                                                         | BRICKWORK TYPE 1                                               |
| 2                    | CLAY COLOURED PROFILED EAVES                   | 12             | CHARCOAL COLOURED METAL SCREEN TYPE 2 | 25                                                                         | BRICKWORK TYPE 2                                               |
| 3                    | CONCRETE COLOURED PROFILED SPANDREL CLADDING   | 13             | CHARCOAL COLOURED METAL SCREEN TYPE 3 | 26                                                                         | BRICKWORK TYPE 3                                               |
| 4                    | CONCRETE COLOURED SLAB EXTENSION               | 14             | LIGHT COLOURED METAL SCREEN TYPE 4    | 27                                                                         | BRICKWORK TYPE 4                                               |
| BALUSTRADES          |                                                | 15             | LIGHT COLOURED METAL SCREEN TYPE 5    | GLAZING                                                                    |                                                                |
| 5                    | CLEAR GLAZED BALUSTRADE                        | 16             | BEIGE COLOURED METAL SCREEN TYPE 6    | 28                                                                         | ALUMINIUM FRAMED GLAZED WINDOW                                 |
| 6                    | CHARCOAL COLOURED METAL PALISADE BALUSTRADE    | 17             | BEIGE COLOURED METAL SCREEN TYPE 7    | 29                                                                         | ALUMINIUM FRAMED GLAZED WINDOW INCL. COLOURBACK GLAZING PANELS |
| 7                    | DARK BRONZE COLOURED METAL PALISADE BALUSTRADE | CLADDING/PANEL |                                       |                                                                            |                                                                |
| 8                    | SOLID PAINTED MASONRY BALUSTRADE               | 18             | CHARCOAL COLOURED PANEL TYPE 1        |                                                                            |                                                                |
| SLAB EDGE & UPSTAIRS |                                                | 19             | CHARCOAL COLOURED PANEL TYPE 2        |                                                                            |                                                                |
| 9                    | CHARCOAL COLOURED PAINTED MASONRY TYPE 1       | 20             | DARK BRONZE COLOURED PANEL TYPE 3     |                                                                            |                                                                |
| 10                   | LIGHT COLOURED PAINTED MASONRY TYPE 2          | 21             | SANDSTONE COLOURED PANEL TYPE 4       |                                                                            |                                                                |
|                      |                                                | 22             | CLAY COLOURED PANEL TYPE 5            | NOTE: REFER TO LANDSCAPE MASTERPLAN & DESIGN REPORT FOR LANDSCAPE ELEMENTS |                                                                |
|                      |                                                | 23             | CONCRETE COLOURED PANEL TYPE 6        |                                                                            |                                                                |





15 SECTION 15  
1 : 200



16 SECTION 16  
1 : 200

PHOTOVOLTAIC CELL NOTE:  
PV CELLS SHOWN INDICATIVELY SUBJECT TO FURTHER DETAILED DESIGN DEVELOPMENT.

MATERIALS LEGEND

| CODE | DESCRIPTION                                    | CODE | DESCRIPTION                           | CODE | DESCRIPTION                                                    |
|------|------------------------------------------------|------|---------------------------------------|------|----------------------------------------------------------------|
| 1    | EAVES/SPANDELS                                 | 11   | SCREEN                                | 24   | BRICKWORK                                                      |
| 2    | SANDSTONE COLOURED PROFILED EAVES              | 12   | CHARCOAL COLOURED METAL SCREEN TYPE 1 | 25   | BRICKWORK TYPE 1                                               |
| 3    | CLAY COLOURED PROFILED EAVES                   | 13   | CHARCOAL COLOURED METAL SCREEN TYPE 2 | 26   | BRICKWORK TYPE 2                                               |
| 4    | CONCRETE COLOURED PROFILED SPANDREL CLADDING   | 14   | CHARCOAL COLOURED METAL SCREEN TYPE 3 | 27   | BRICKWORK TYPE 3                                               |
| 5    | CONCRETE COLOURED SLAB EXTENSION               | 15   | LIGHT COLOURED METAL SCREEN TYPE 4    | 28   | BRICKWORK TYPE 4                                               |
| 6    | BALUSTRADES                                    | 16   | LIGHT COLOURED METAL SCREEN TYPE 5    | 29   | GLAZING                                                        |
| 7    | CLAY GLAZED BALUSTRADE                         | 17   | BEIGE COLOURED METAL SCREEN TYPE 6    | 30   | ALUMINIUM FRAMED GLAZED WINDOW                                 |
| 8    | CHARCOAL COLOURED METAL PALISADE BALUSTRADE    | 18   | BEIGE COLOURED METAL SCREEN TYPE 7    | 31   | ALUMINIUM FRAMED GLAZED WINDOW INCL. COLOURBACK GLAZING PANELS |
| 9    | DARK BRONZE COLOURED METAL PALISADE BALUSTRADE | 19   | CLADDING/PANEL                        |      |                                                                |
| 10   | SOLID PAINTED MASONRY BALUSTRADE               | 20   | CHARCOAL COLOURED PANEL TYPE 1        |      |                                                                |
| 11   | SLAB EDGE & UPSTAIRS                           | 21   | CHARCOAL COLOURED PANEL TYPE 2        |      |                                                                |
| 12   | CHARCOAL COLOURED PAINTED MASONRY TYPE 1       | 22   | DARK BRONZE COLOURED PANEL TYPE 3     |      |                                                                |
| 13   | CHARCOAL COLOURED PAINTED MASONRY TYPE 2       | 23   | SANDSTONE COLOURED PANEL TYPE 4       |      |                                                                |
| 14   | LIGHT COLOURED PAINTED MASONRY TYPE 3          |      | CLAY COLOURED PANEL TYPE 5            |      |                                                                |
| 15   | LIGHT COLOURED PAINTED MASONRY TYPE 4          |      | CONCRETE COLOURED PANEL TYPE 6        |      |                                                                |

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution

1.1 The drawings represent general architectural intent for the purpose of this development application only.

1.2 The internal layout is shown indicatively and is subject to further design development.

1.3 The dimensions shown are general only and are subject to further design resolution.

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1.7 Landscape component is shown indicatively only and subject to further design development at later stage.

1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, details, etc.

1.9 Balcony areas do not include planters

2. Graphic presentation

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3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.

3.2 All unchanged site levels are as per the existing survey information.

| DATE       | REV | DESCRIPTION                               |
|------------|-----|-------------------------------------------|
| 04/09/2020 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

project:

6-30 Artarmon Road Willoughby NSW 2068

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proponent:

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title:

**SITE SECTIONS /  
ELEVATION SHEET 6 -  
STAGE 2**

drawn:

approved:

job no: 1.910

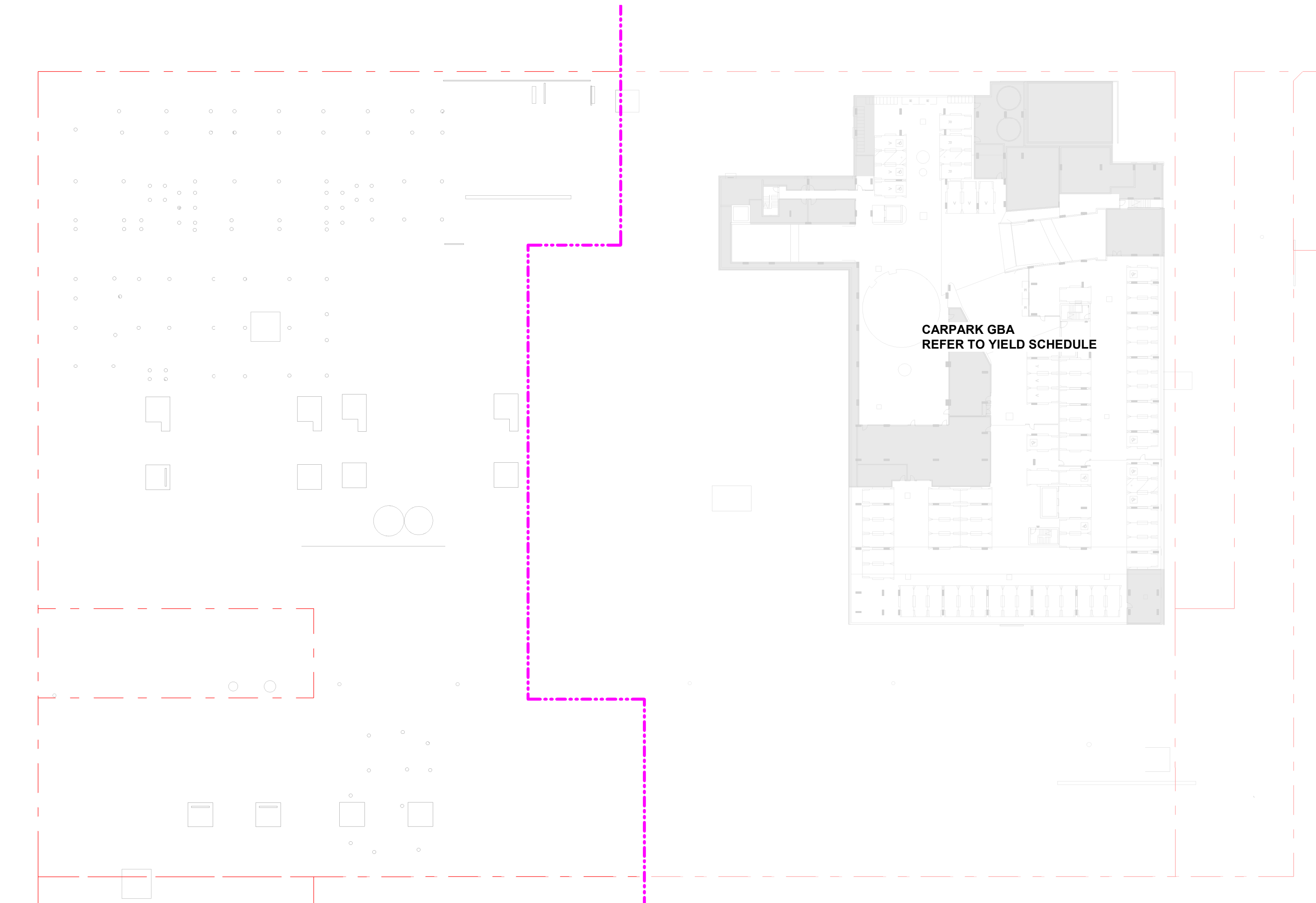
date:

scale @ A0: 1 : 200

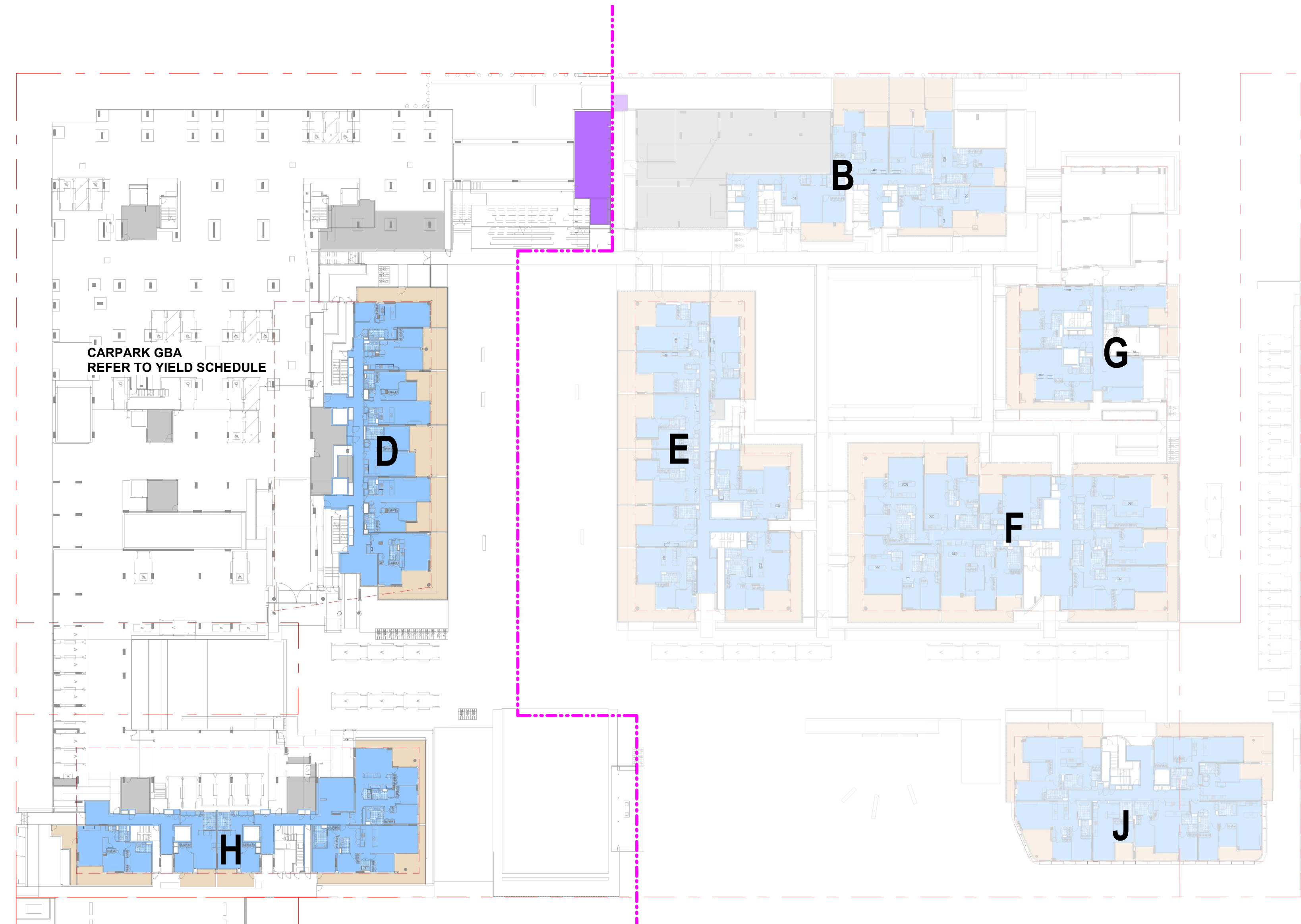
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drawing no: DA-ST2-1025 rev: C

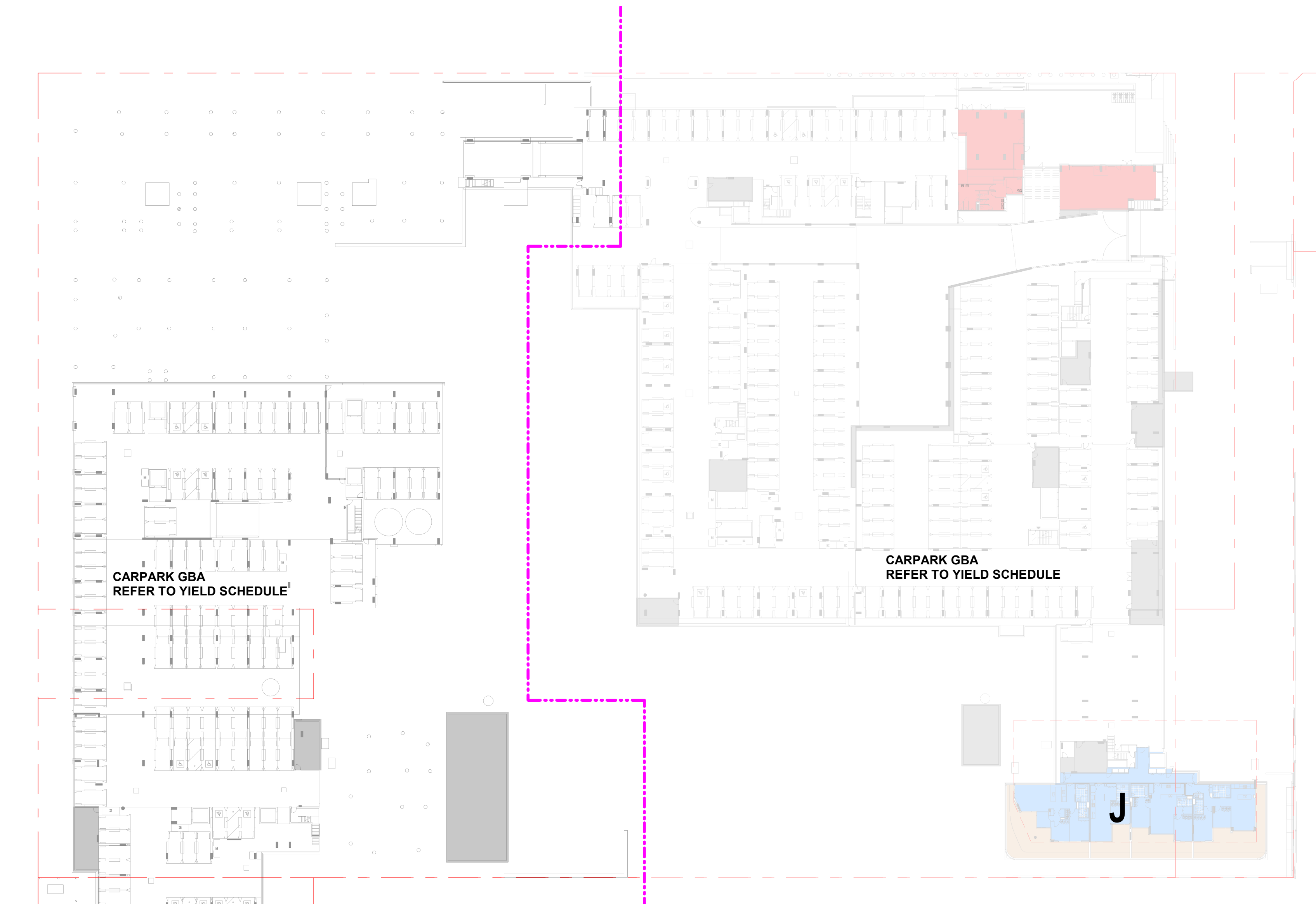




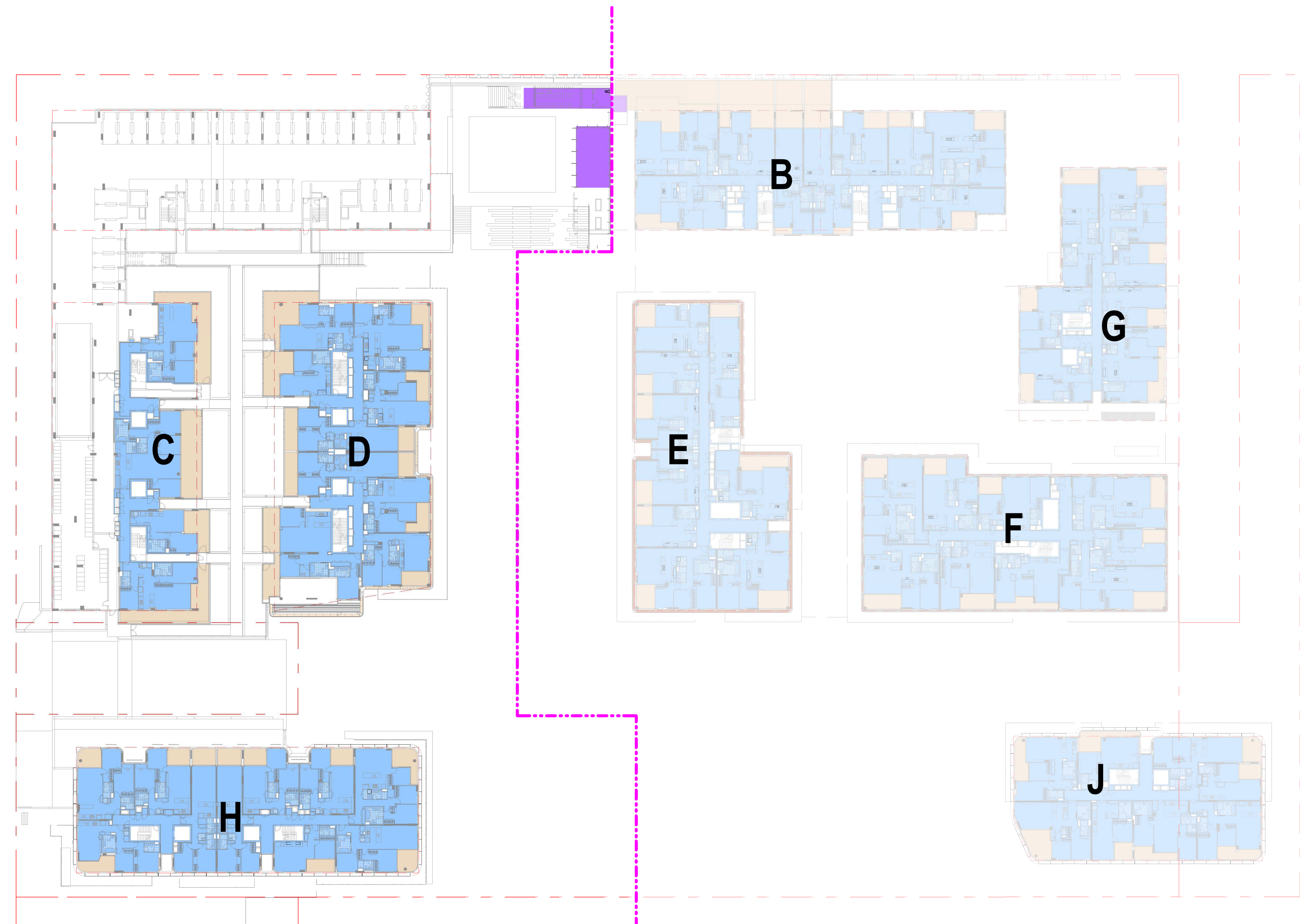
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3 Level 01  
1:500



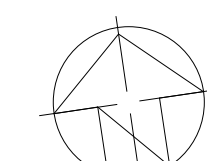
2 Basement 01  
1:500



4 Level 2  
1:500

AREA LEGEND  
RESIDENTIAL GFA  
EXTERNAL BALCONY

GFA DEFINITION  
Gross floor area means the sum of the floor area of each floor of a building measured from the internal face of external walls, or from the internal face of walls separating the building from any other building, measured at a height of 1.4 metres above the floor, and includes:  
(a) the area of a mezzanine, and  
(b) habitable rooms in a basement or an attic, and  
(c) any shop, auditorium, cinema, and the like, in a basement or attic, but excludes:  
(d) any area for common vertical circulation, such as lifts and stairs, and  
(e) any basement;  
(f) storage, and  
(g) vehicular access, loading areas, garbage and services, and  
(h) plant rooms, lift towers and other areas used exclusively for mechanical services or ducting, and  
(i) car parking to meet any requirements of the consent authority (including access to that car parking), and  
(j) any space used for the loading or unloading of goods (including access to it), and  
(k) terraces and balconies with outer walls less than 1.4 metres high, and  
(l) voids above a floor at the level of a storey or storey above.



15/02/2025 9:55:05 PM

GENERAL NOTES - DEVELOPMENT APPLICATION  
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1.3 The dimensions shown are general only and are subject to further design resolution.  
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1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.  
1.6 Ceiling Rf, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.  
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1.9 Balcony areas do not include planters

2. Graphic presentation  
2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.  
2.2 Existing Structures and Services  
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2.4 All unchanged site levels are as per the existing survey information.

date  
04/01/2025  
11/12/2025  
02/06/2025

rev  
A  
B  
C

prepared  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project:

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architect:

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AREA PLANS - B02-L02

drawn:  
approved:  
job no 1.910  
date:  
scale @ A0: 1:500  
drawing no DA-ST2-1030 rev. C



1 Level 3  
1 : 500

3 Level 5  
1 : 500

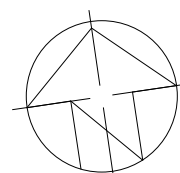
2 Level 4  
1 : 500

4 Level 6  
1 : 500

| Building A |                     | Building C |                     | Building D |                     | Building H |                     |
|------------|---------------------|------------|---------------------|------------|---------------------|------------|---------------------|
| Level      | GFA                 | Level      | GFA                 | Level      | GFA                 | Level      | GFA                 |
| 3          | 423 m <sup>2</sup>  | Level 2    | 464 m <sup>2</sup>  | Level 1    | 560 m <sup>2</sup>  | Level 1    | 583 m <sup>2</sup>  |
| 4          | 980 m <sup>2</sup>  | 3          | 973 m <sup>2</sup>  | Level 2    | 890 m <sup>2</sup>  | Level 2    | 943 m <sup>2</sup>  |
| 5          | 992 m <sup>2</sup>  | 4          | 963 m <sup>2</sup>  | 3          | 907 m <sup>2</sup>  | 3          | 943 m <sup>2</sup>  |
| 6          | 738 m <sup>2</sup>  | 5          | 856 m <sup>2</sup>  | 4          | 907 m <sup>2</sup>  | 4          | 943 m <sup>2</sup>  |
|            | 3132 m <sup>2</sup> | 6          | 501 m <sup>2</sup>  | 5          | 907 m <sup>2</sup>  | 5          | 516 m <sup>2</sup>  |
|            |                     |            | 3757 m <sup>2</sup> | 6          | 760 m <sup>2</sup>  | 6          | 516 m <sup>2</sup>  |
|            |                     |            |                     | 7          | 760 m <sup>2</sup>  |            | 4443 m <sup>2</sup> |
|            |                     |            |                     | 8          | 760 m <sup>2</sup>  |            |                     |
|            |                     |            |                     | 9          | 346 m <sup>2</sup>  |            |                     |
|            |                     |            |                     |            | 6796 m <sup>2</sup> |            |                     |

AREA LEGEND  
RESIDENTIAL GFA  
EXTERNAL BALCONY

GFA DEFINITION  
Gross floor area means the sum of the floor area of each floor of a building measured from the internal face of external walls, or from the internal face of walls separating the building from any other building, measured at a height of 1.4 metres above the floor, and includes:  
(a) the area of a mezzanine, and  
(b) habitable rooms in a basement or an attic, and  
(c) any shop, auditorium, cinema, and the like, in a basement or attic, but excludes:  
(d) any area for common vertical circulation, such as lifts and stairs, and  
(e) any basement;  
(f) storage, and  
(g) vehicular access, loading areas, garbage and services, and  
(h) plant rooms, lift towers and other areas used exclusively for mechanical services or ducting, and  
(i) car parking to meet any requirements of the consent authority (including access to that car parking), and  
(j) any space used for the loading or unloading of goods (including access to it), and  
(k) terraces and balconies with outer walls less than 1.4 metres high, and  
(l) voids above a floor at the level of a storey or above.



11/02/2025 8:56:42 PM

date  
04/08/2020  
11/12/2020  
02/06/2021

rev  
A  
B  
C

description  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project:

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architect:

CHROFI  
11/11/2020  
11/11/2020  
11/11/2020

architect:

Mircac Design  
11/11/2020  
11/11/2020  
11/11/2020

proponent:

Mircac Design  
11/11/2020  
11/11/2020  
11/11/2020

AREA PLANS - L03-L06

drawn:

approved:

job no: 1.910

date:

scale @ A0: 1 : 500

scale @ A0: 1 : 500

drawing no: DA-ST2-1031

rev: C



1 Level 7  
1:500

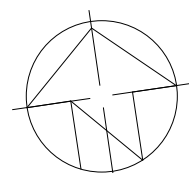
3 Level 9  
1:500

2 Level 8  
1:500

| Building A |         | Building C |         | Building D |         | Building H |         |
|------------|---------|------------|---------|------------|---------|------------|---------|
| Level      | GFA     | Level      | GFA     | Level      | GFA     | Level      | GFA     |
| 3          | 423 m²  | Level 2    | 464 m²  | Level 1    | 560 m²  | Level 1    | 583 m²  |
| 4          | 980 m²  | 3          | 973 m²  | Level 2    | 890 m²  | Level 2    | 943 m²  |
| 5          | 992 m²  | 4          | 963 m²  | 3          | 907 m²  | 3          | 943 m²  |
| 6          | 738 m²  | 5          | 856 m²  | 4          | 907 m²  | 4          | 943 m²  |
|            | 3132 m² | 6          | 501 m²  | 5          | 907 m²  | 5          | 516 m²  |
|            |         |            | 3757 m² | 6          | 760 m²  | 6          | 516 m²  |
|            |         |            |         | 7          | 760 m²  |            | 4443 m² |
|            |         |            |         | 8          | 760 m²  |            |         |
|            |         |            |         | 9          | 346 m²  |            |         |
|            |         |            |         |            | 6796 m² |            |         |

AREA LEGEND  
RESIDENTIAL GFA  
EXTERNAL BALCONY

GFA DEFINITION  
Gross floor area means the sum of the floor area of each floor of a building measured from the internal face of external walls, or from the internal face of walls separating the building from any other building, measured at a height of 1.4 metres above the floor, and includes:  
(a) the area of a mezzanine, and  
(b) habitable rooms in a basement or an attic, and  
(c) any shop, auditorium, cinema, and the like, in a basement or attic, but excludes:  
(d) any area for common vertical circulation, such as lifts and stairs, and  
(e) any basement.  
(f) storage, and  
(g) vehicular access, loading areas, garbage and services, and  
(h) plant rooms, lift towers and other areas used exclusively for mechanical services or ducting, and  
(i) car parking to meet any requirements of the consent authority (including access to that car parking), and  
(j) any space used for the loading or unloading of goods (including access to it), and  
(k) terraces and balconies with outer walls less than 1.4 metres high, and  
(l) voids above a floor at the level of a storey or storey above.



11/06/2025 9:56:45 PM

| date       | rev | description                               |
|------------|-----|-------------------------------------------|
| 04/06/2025 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2025 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2027 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

project:  
6-30 Artarmon Road Willoughby NSW 2068  
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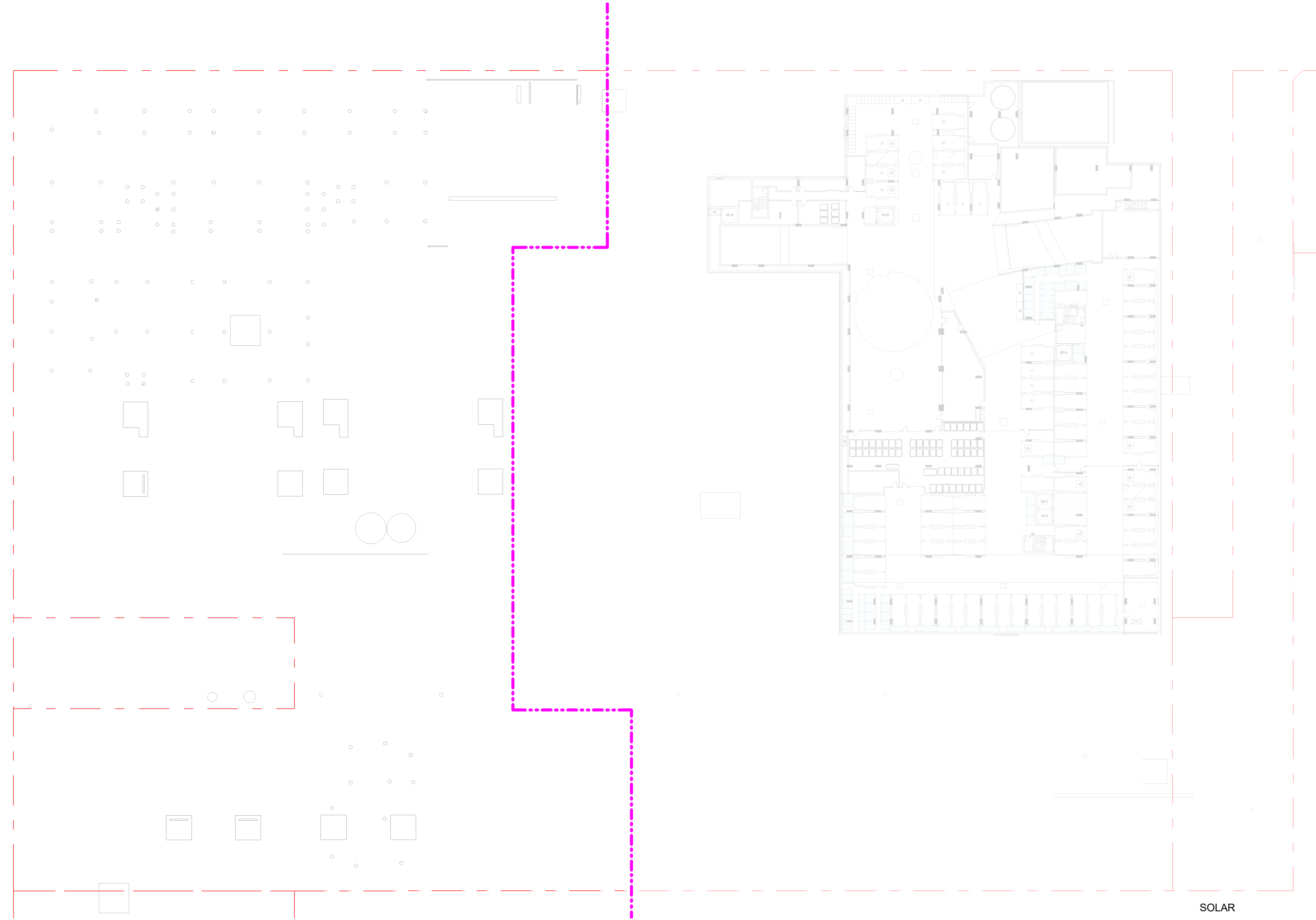
architect:  
CHROFI  
Mirvac Design  
Level 20, 200 George St.  
Sydney NSW 2000  
Tel: 02 9550 6000  
Fax: 02 9550 6111  
proponent:  
Mirvac  
Mirvac Design Pty. Ltd.  
ABN 18 002 005 123

AREA PLANS - L07-L09

drawn:  
approved:  
job no 1.910 date: scale @ A0: 1:500  
lot no: drawing no DA-ST2-1032 rev. C

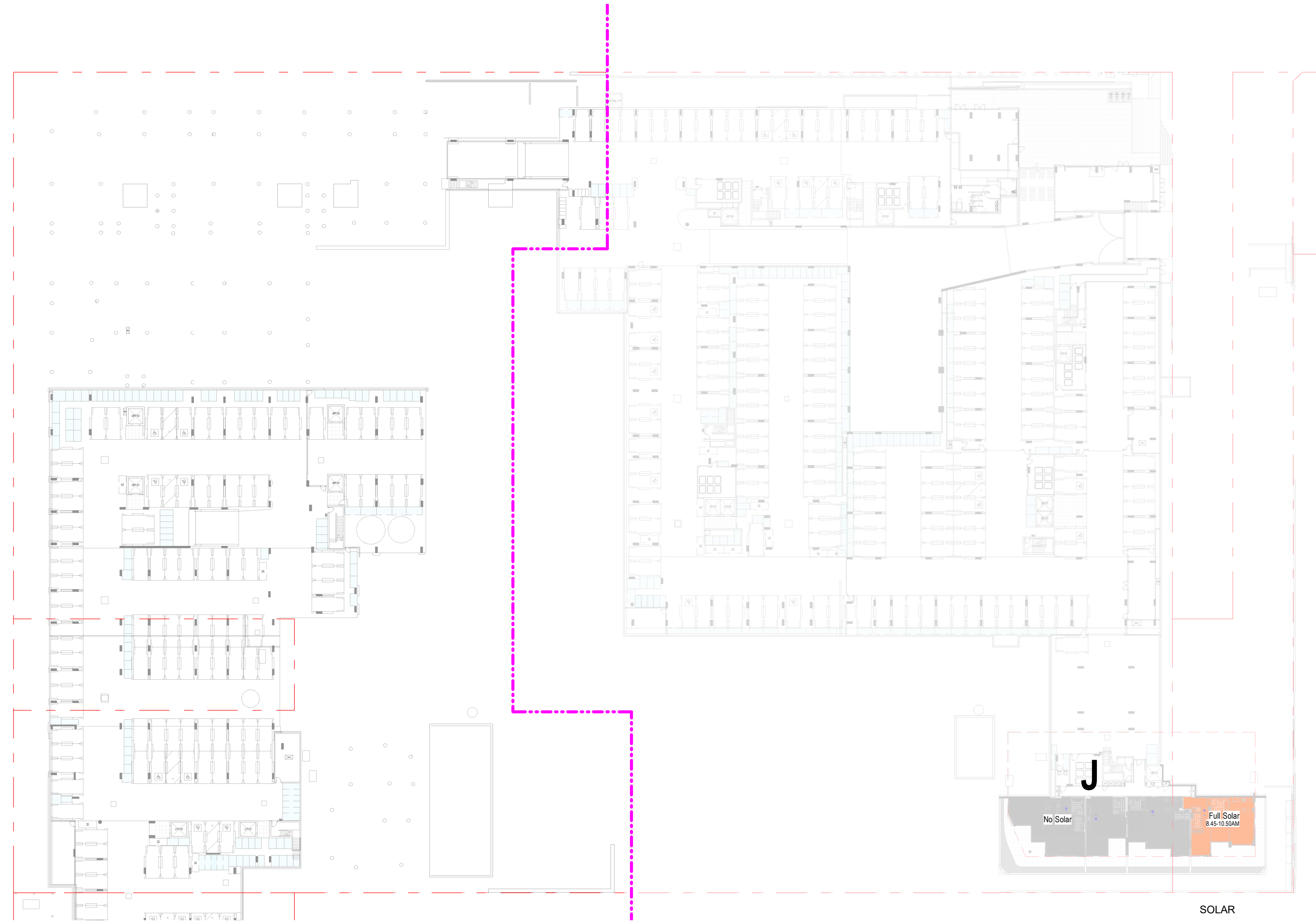


1 Basement 02  
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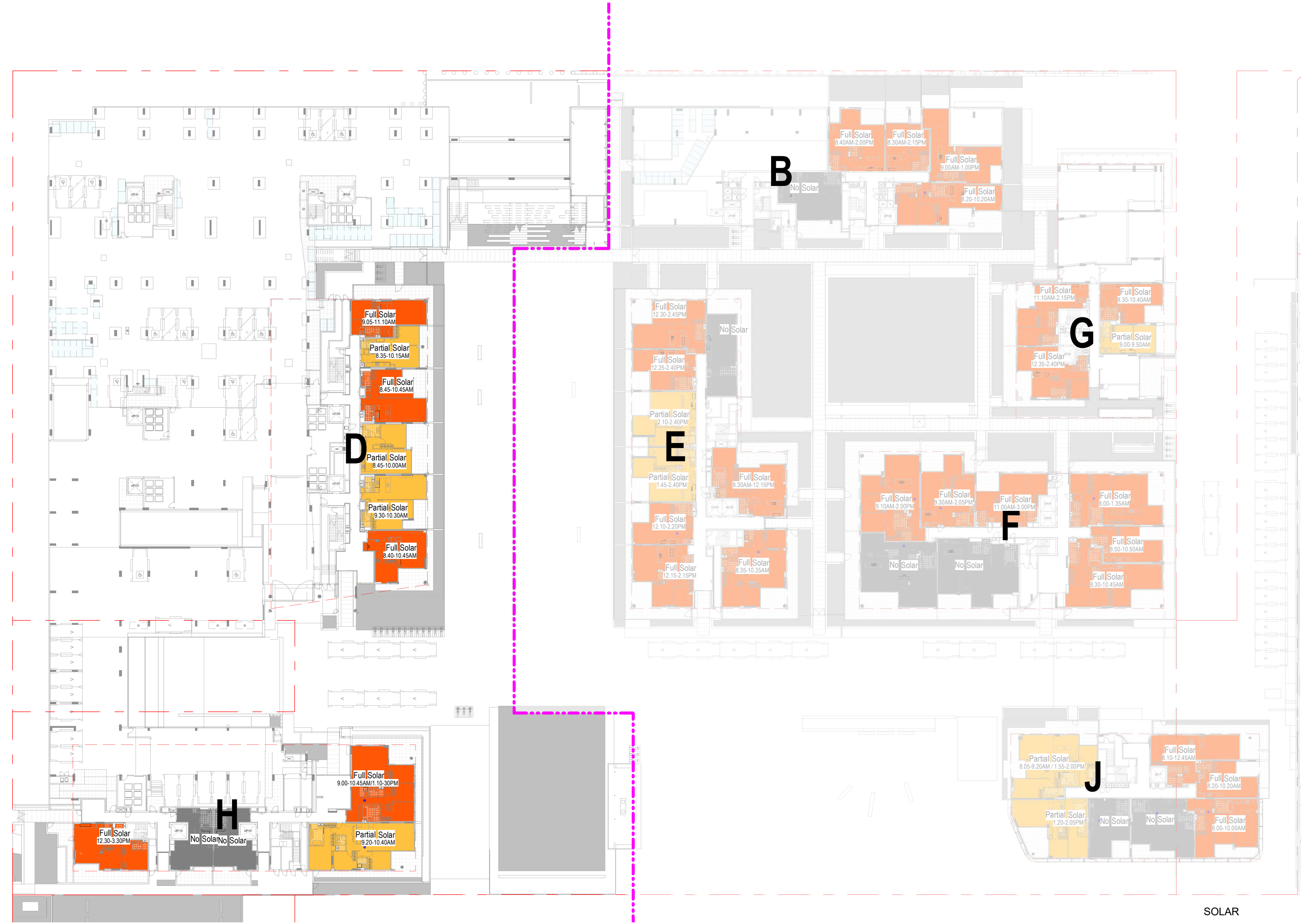
SOLAR  
No colors defined

2 Basement 01  
1:500



SOLAR  
Full  
No

3 Level 1  
1:500



SOLAR  
Full  
Partial  
No

4 Level 2  
1:500



SOLAR  
Full  
Partial  
No

| SITE WIDE             |       |       | STAGE 1                |       |       | STAGE 2                |       |      | Building K             |       |      |
|-----------------------|-------|-------|------------------------|-------|-------|------------------------|-------|------|------------------------|-------|------|
| Solar Acces (Minutes) | Count | Mix   | Solar Access (Minutes) | Count | Mix   | Solar Access (Minutes) | Count | Mix  | Solar Access (Minutes) | Count | Mix  |
| 120                   | 329   | 74.4% | 120                    | 173   | 75.9% | 120                    | 130   | 73%  | 120                    | 26    | 72%  |
| 15                    | 52    | 11.9% | 15                     | 31    | 13.7% | 15                     | 19    | 7%   | 15                     | 8     | 22%  |
| 0                     | 61    | 13.8% | 0                      | 24    | 10.5% | 0                      | 35    | 20%  | 0                      | 2     | 6%   |
| Total                 | 442   | 100%  | Total                  | 228   | 100%  | Total                  | 178   | 100% | Total                  | 36    | 100% |

GENERAL NOTES - DEVELOPMENT APPLICATION  
1. Design Resolution  
1.1 The drawings represent general architectural intent for the purpose of this development application only.  
1.2 The internal layout is shown indicatively and is subject to further design development.  
1.3 The dimensions shown are general only and are subject to further design resolution.  
1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.  
1.5 The size and position of house sun screens is indicative and shown in open and closed positions.  
1.6 Ceiling R<sub>g</sub> where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.  
1.7 Landscape component is shown indicatively only and subject to further design development at later stage.  
1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, ventiles, etc.  
1.9 Balcony areas do not include planters

2. Graphic presentation  
2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.  
2.2 Existing Structures and Services  
2.3 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.  
2.4 All unchanged site levels are as per the existing survey information.

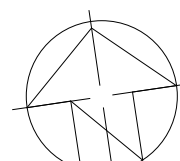
date: 04/06/2020  
11/12/2020  
02/06/2021  
A  
B  
C  
rev: amendment  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project:  
6-30 Artarmon Road Willoughby NSW 2068  
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Mircac Design has retained Architectural Data Base as a sub-contractor for the purpose of this project.

architect:  
CHROFI  
Mirvac Design  
Level 20, 200 George St.  
Sydney NSW 2000  
Tel: 02 9550 6000  
Fax: 02 9550 6111  
proponent:  
mirvac  
Mirvac Design Pty. Ltd.  
ABN 18 000 000 100

title:  
SOLAR ANALYSIS -  
B2-L02

drawn:  
approved:  
job no: 1.910  
date:  
scale @ A0: 1:500  
drawing no: DA-ST2-1033  
rev: C





1 Level 3  
1:500

SOLAR  
Full  
Partial  
No

3 Level 5  
1:500

SOLAR  
Full  
Partial  
No

2 Level 4  
1:500

SOLAR  
Full  
Partial  
No

4 Level 6  
1:500

SOLAR  
Full  
Partial  
No

| SITE WIDE                |       |       | STAGE 1                   |       |       | STAGE 2                   |       |      | Building K                |       |      |
|--------------------------|-------|-------|---------------------------|-------|-------|---------------------------|-------|------|---------------------------|-------|------|
| Solar Acces<br>(Minutes) | Count | Mix   | Solar Access<br>(Minutes) | Count | Mix   | Solar Access<br>(Minutes) | Count | Mix  | Solar Access<br>(Minutes) | Count | Mix  |
| 120                      | 329   | 74.4% | 120                       | 173   | 75.8% | 120                       | 130   | 73%  | 120                       | 26    | 72%  |
| 15                       | 52    | 11.8% | 15                        | 31    | 13.7% | 15                        | 8     | 7%   | 15                        | 8     | 22%  |
| 0                        | 61    | 13.8% | 0                         | 24    | 10.5% | 0                         | 35    | 20%  | 0                         | 2     | 6%   |
| Total                    | 442   | 100%  | Total                     | 228   | 100%  | Total                     | 178   | 100% | Total                     | 36    | 100% |

GENERAL NOTES - DEVELOPMENT APPLICATION  
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1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.  
1.6 Ceiling R<sub>1</sub>, where shown indicates general ceiling design level only, which does account for services  
bushheads or similar partial ceiling protrusions.  
1.7 Landscape component is shown indicatively only and subject to further design development at later stage.  
1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent  
pipes, fans, vents, etc.  
1.9 Balcony areas do not include planters

2. Graphic presentation  
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architectural design intent. Some colour distortion may also occur in the printing process.  
2.2 Existing Structures and Services  
2.3 Extent and location of existing structures and services is according to the  
available survey information and will need to be verified on site at later stage.  
2.4 All unchanged site levels are as per the existing survey information.

date: 04/01/2020  
by: A  
11/12/2020  
02/06/2021  
C

approval:  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project:  
6-30 Artarmon Road Willoughby NSW 2068  
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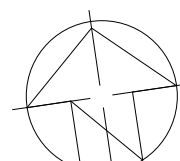
architect:  
CHROFI  
11/12/2020  
02/06/2021

Mircac  
Design  
11/12/2020  
02/06/2021

proponent:  
mirvac  
11/12/2020  
02/06/2021

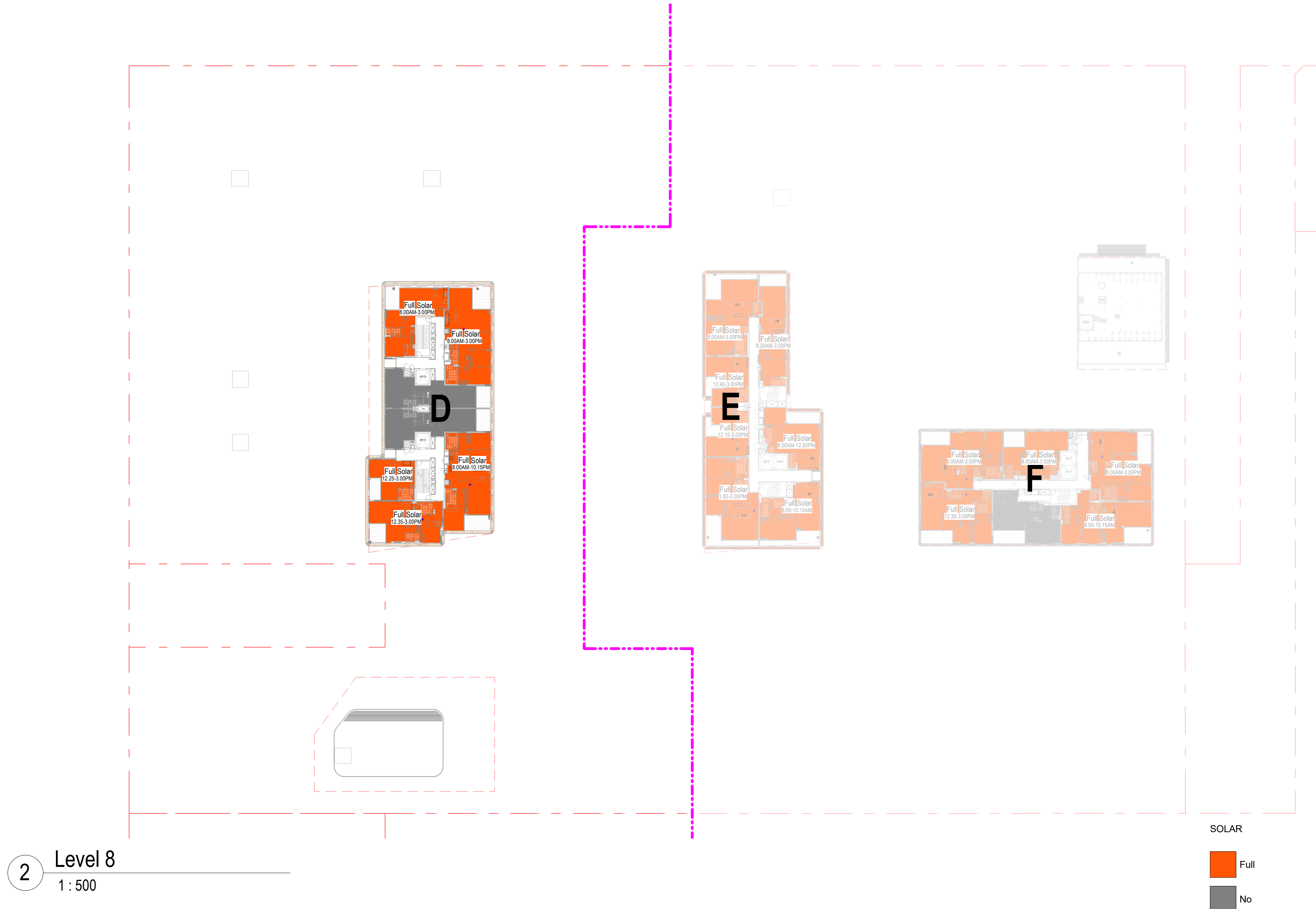
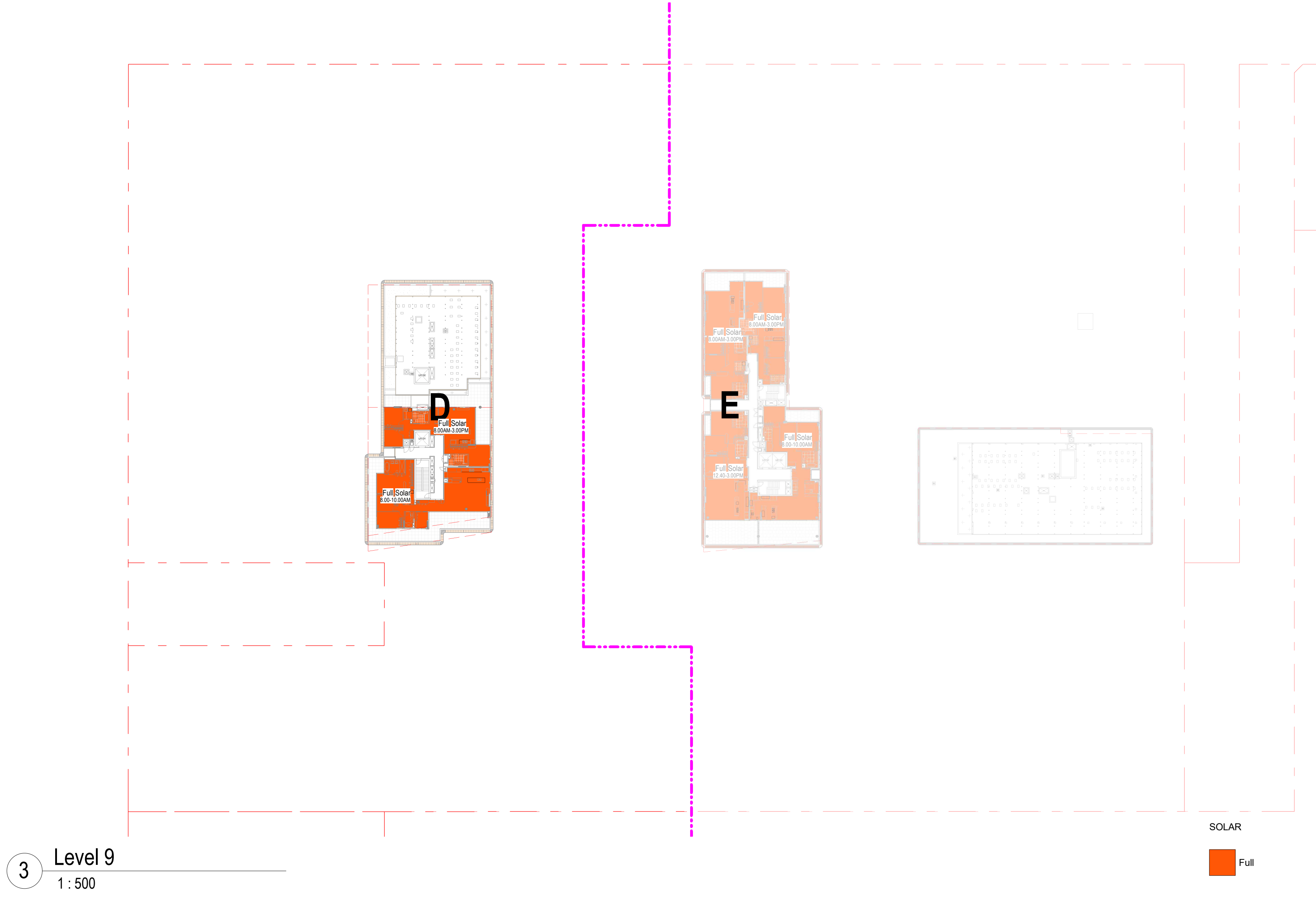
title:  
SOLAR ANALYSIS -  
L03-L06

drawn:  
approved:  
job no 1.910  
date:  
scale @ A0: 1:500  
drawing no DA-ST2-1034 rev. C



11/06/2021 11:16:22 AM

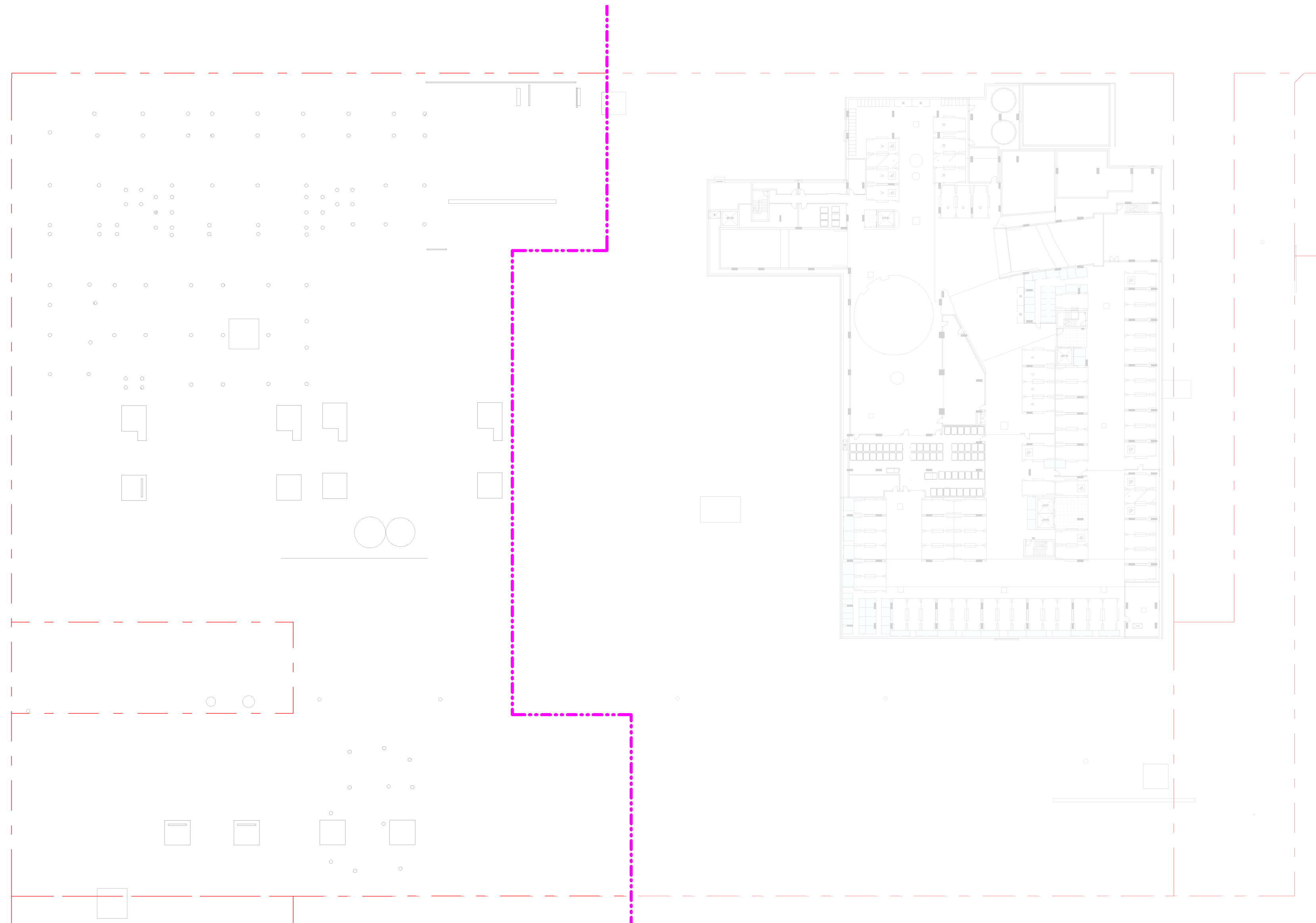




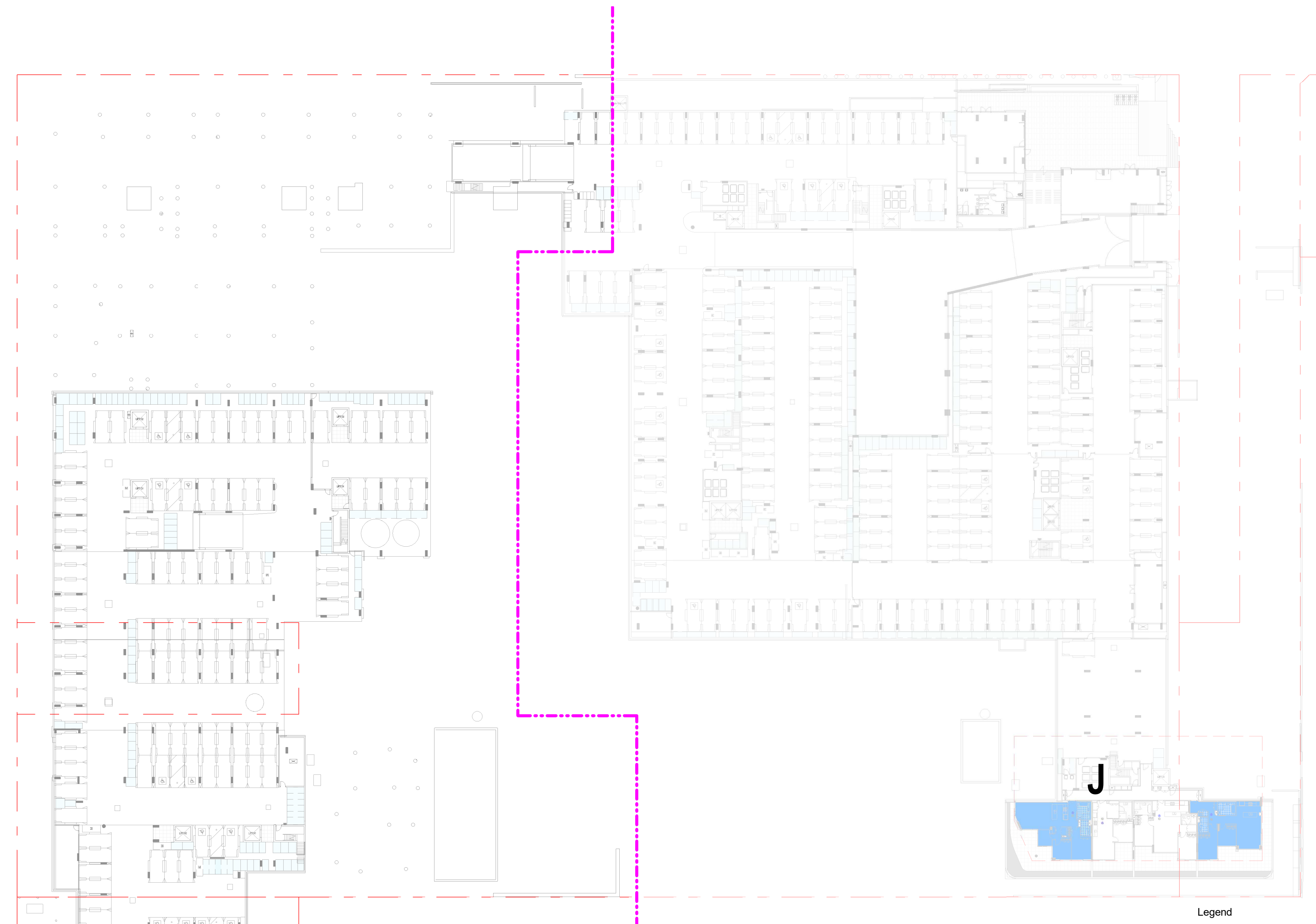
| SITE WIDE             |       |       | STAGE 1                |       |       | STAGE 2                |       |      | Building K             |       |      |
|-----------------------|-------|-------|------------------------|-------|-------|------------------------|-------|------|------------------------|-------|------|
| Solar Acces (Minutes) | Count | Mix   | Solar Access (Minutes) | Count | Mix   | Solar Access (Minutes) | Count | Mix  | Solar Access (Minutes) | Count | Mix  |
| 120                   | 329   | 74.4% | 120                    | 173   | 75.9% | 120                    | 130   | 73%  | 120                    | 26    | 72%  |
| 15                    | 52    | 11.8% | 15                     | 31    | 13.7% | 15                     | 13    | 7%   | 15                     | 8     | 22%  |
| 0                     | 61    | 13.8% | 0                      | 24    | 10.5% | 0                      | 35    | 20%  | 0                      | 2     | 6%   |
| Total                 | 442   | 100%  | Total                  | 228   | 100%  | Total                  | 178   | 100% | Total                  | 36    | 100% |



1 Basement 02  
1:500



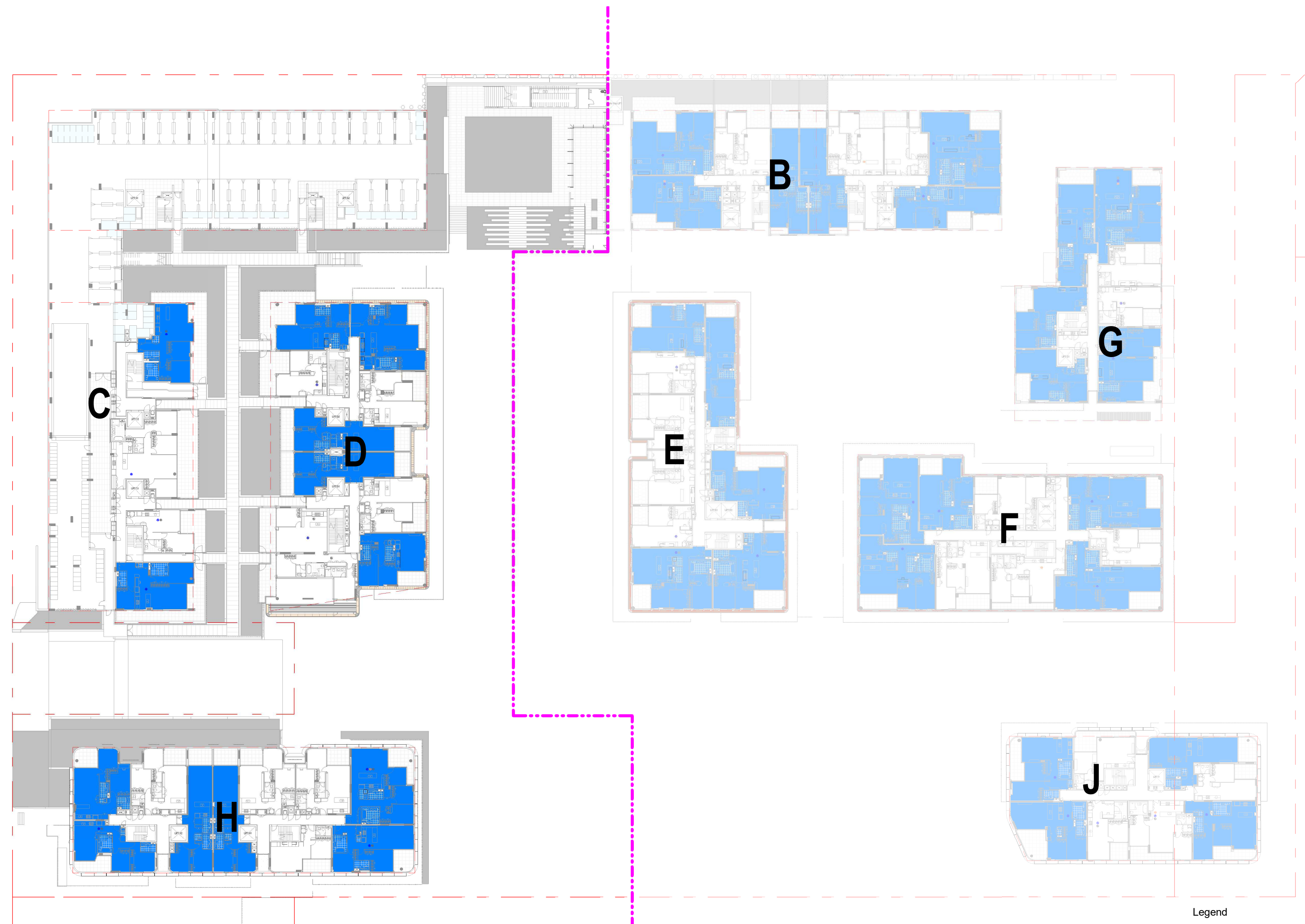
2 Basement 01  
1:500



3 Level 1  
1:500



4 Level 2  
1:500



Legend  
Cross Ventilation

Legend  
Cross Ventilation

| SITE WIDE         |       |       | STAGE 1           |       |       | STAGE 2           |       |       | Building K        |       |      |
|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|------|
| Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix  |
| Yes               | 278   | 62.9% | Yes               | 146   | 64.0% | Yes               | 110   | 61.8% | Yes               | 22    | 61%  |
| No                | 164   | 37.1% | No                | 82    | 36.0% | No                | 68    | 38.2% | No                | 14    | 39%  |
| Total             | 442   | 100%  | Total             | 228   | 100%  | Total             | 178   | 100%  | Total             | 36    | 100% |

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution
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| date       | rev | description                    |
|------------|-----|--------------------------------|
| 04/05/2020 | A   | DESIGN DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | DESIGN DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | DESIGN DEVELOPMENT APPLICATION |

project:  
6-30 Artarmon Road Willoughby NSW 2068

architect:  
CHROFI

Mirvac Design

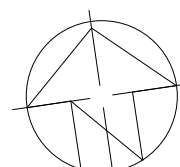
Level 20, 200 George St, Sydney NSW 2000  
Tel: 02 9550 6000  
Fax: 02 9550 6111  
www.mirvac.com.au

proponent:  
mirvac

title:  
CROSS VENT ANALYSIS - B2-L02

drawn:  
approved:  
job no: 1.910  
date:  
scale @ A0: 1:500

lot no:  
drawing no: DA-ST2-1036 rev: C



19/06/2021 10:16:27 PM



1 Level 3  
1:500



3 Level 5  
1:500



2 Level 4  
1:500



4 Level 6  
1:500



| SITE WIDE         |       |       | STAGE 1           |       |       | STAGE 2           |       |       | Building K        |       |      |
|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|------|
| Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix  |
| Yes               | 278   | 62.9% | Yes               | 146   | 64.0% | Yes               | 110   | 61.8% | Yes               | 22    | 61%  |
| No                | 164   | 37.1% | No                | 82    | 36.0% | No                | 68    | 38.2% | No                | 14    | 39%  |
| Total             | 442   | 100%  | Total             | 228   | 100%  | Total             | 178   | 100%  | Total             | 36    | 100% |

GENERAL NOTES - DEVELOPMENT APPLICATION

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3. Existing Structures and Services

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3.2 All unchanged site levels are as per the existing survey information.

date: 04/08/2020  
rev: 11.12.2020  
description: COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

project: 6-30 Artarmon Road Willoughby NSW 2068

architect: CHROFI

Mirvac Design

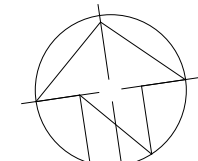
Level 20, 200 George St.  
Sydney NSW 2000  
Tel: 02 9550 6000  
Fax: 02 9550 6111

proponent: mirvac

title: CROSS VENT ANALYSIS - L03-L06

drawn: approved: job no: 1.910 date: scale @ A0: 1:500

drawing no: DA-ST2-1037 rev: C



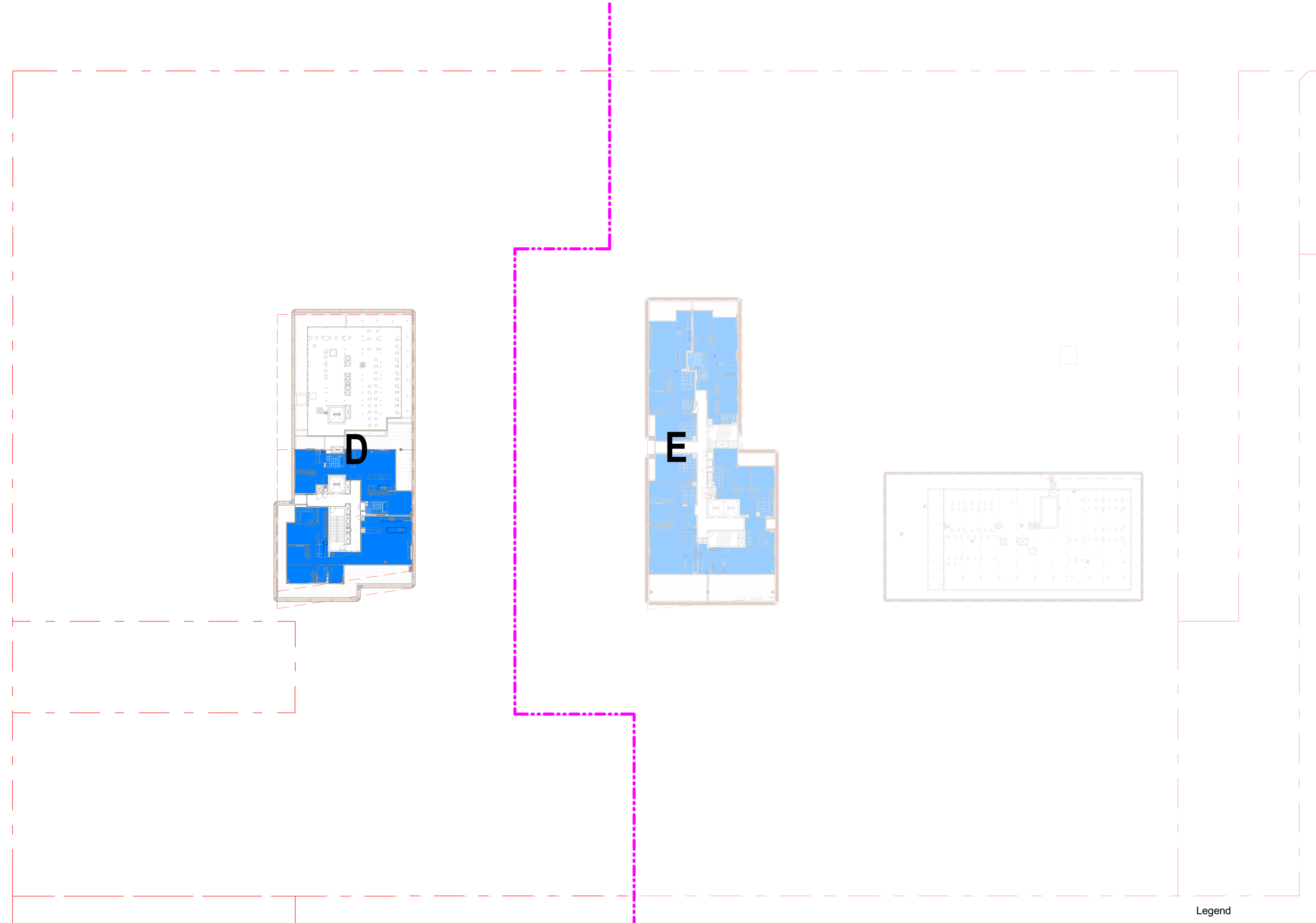
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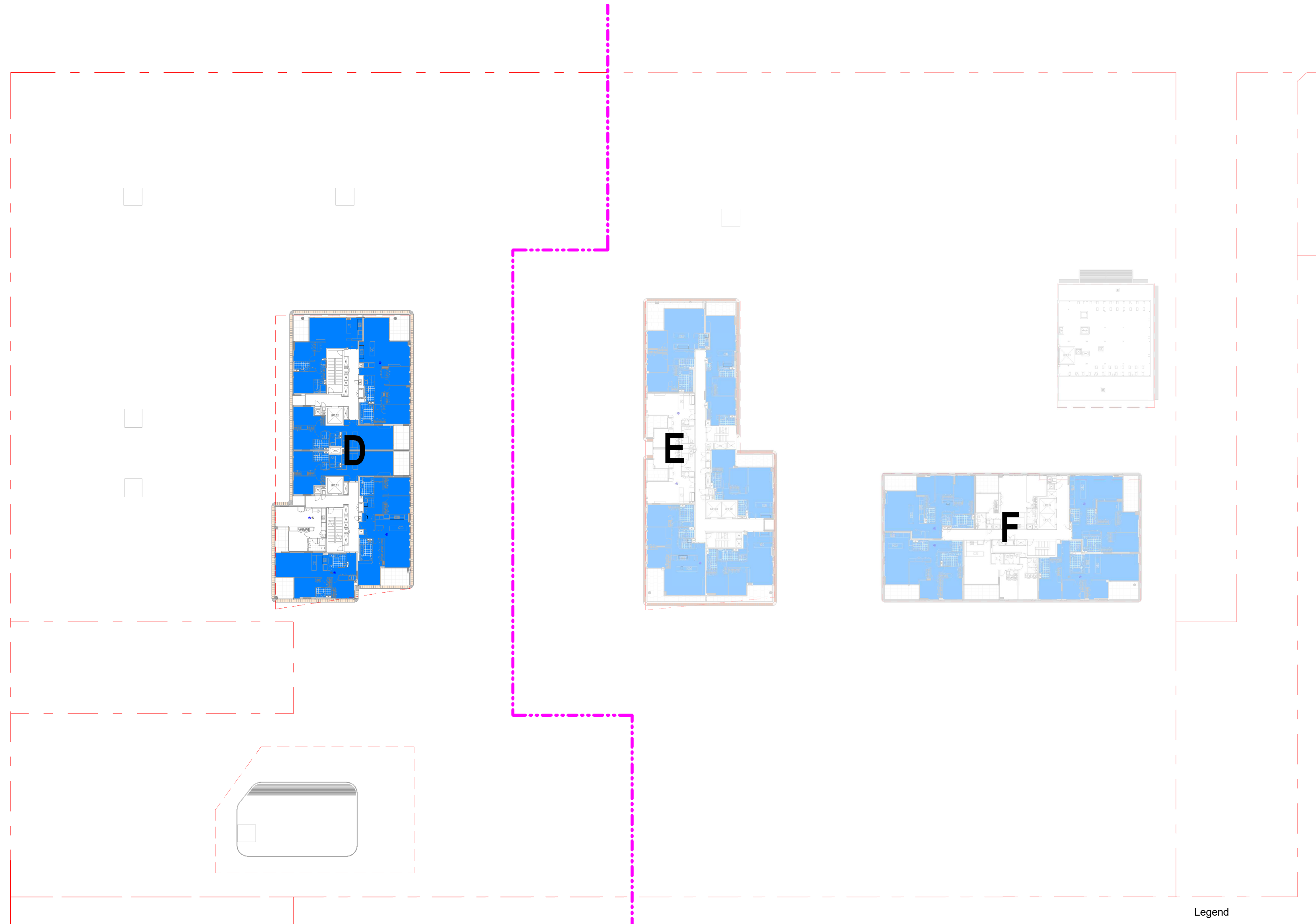
1 Level 7  
1 : 500



3 Level 9  
1 : 500



2 Level 8  
1 : 500



| SITE WIDE         |       |       | STAGE 1           |       |       | STAGE 2           |       |       | Building K        |       |      |
|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|-------|-------------------|-------|------|
| Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix   | Cross Ventilation | Count | Mix  |
| Yes               | 278   | 62.9% | Yes               | 146   | 64.0% | Yes               | 110   | 61.8% | Yes               | 22    | 61%  |
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| Total             | 442   | 100%  | Total             | 228   | 100%  | Total             | 178   | 100%  | Total             | 36    | 100% |

GENERAL NOTES - DEVELOPMENT APPLICATION

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- 1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.
- 1.6 Ceiling R<sub>L</sub> (where shown) indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.
- 1.7 Landscaping component is shown indicatively only and subject to further design development at later stage.
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| date       | rev | description                               |
|------------|-----|-------------------------------------------|
| 04/06/2020 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

project:  
6-30 Artarmon Road Willoughby NSW 2068

architect:  
CHROFI

Mirvac Design

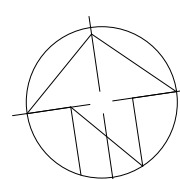
Level 20, 200 George St.  
Sydney NSW 2000  
Tel: 02 9550 6000  
Fax: 02 9550 6111

proponent:  
mirvac

title:  
CROSS VENT ANALYSIS - L07-L09

drawn:  
approved:  
job no 1.910  
date:  
scale @ A0: 1 : 500

drawing no DA-ST2-1038 rev. C



11/06/2021 11:20:46 PM

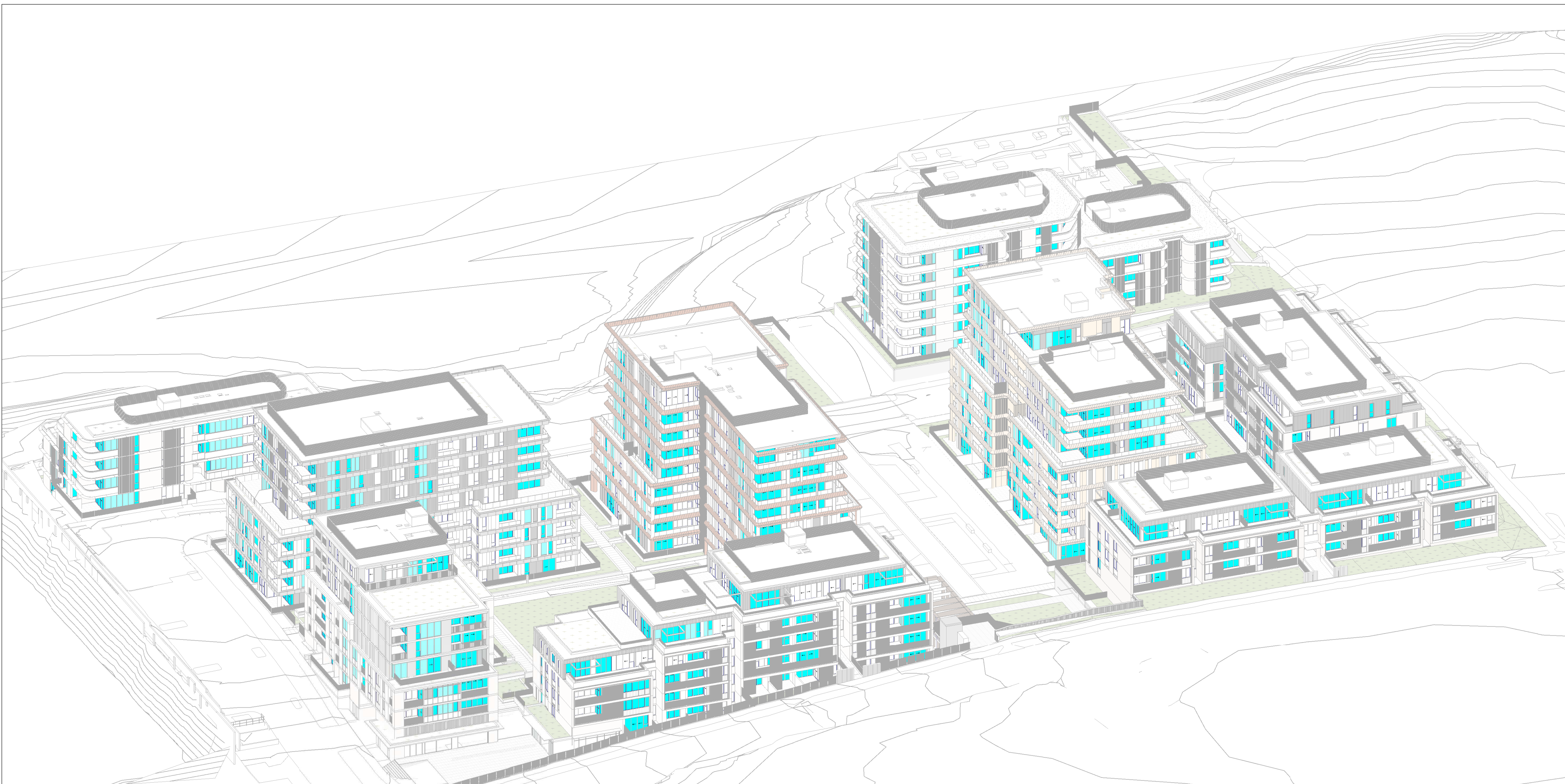




1 DA SUN EYE - JUN21 8AM



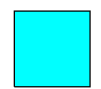
2 DA SUN EYE - JUN21 9AM



3 DA SUN EYE - JUN21 10AM



4 DA SUN EYE - JUN21 11AM

 LIVING ROOM GLAZING

02/06/2021 A COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
date rev amendment

**CHROFI**  
CONSULTANTS

**Mirvac**  
**Design**  
architects  
planners  
interior designers

Level 28, 200 George St.  
Sydney NSW 2000  
Tel: 02 9252 6000  
Fax: 02 9252 6111  
MIRVAC DESIGN PTY LTD  
ABN 74 623 345 123

client:  


project:  
6-30 Artamon Road Willoughby NSW 2068

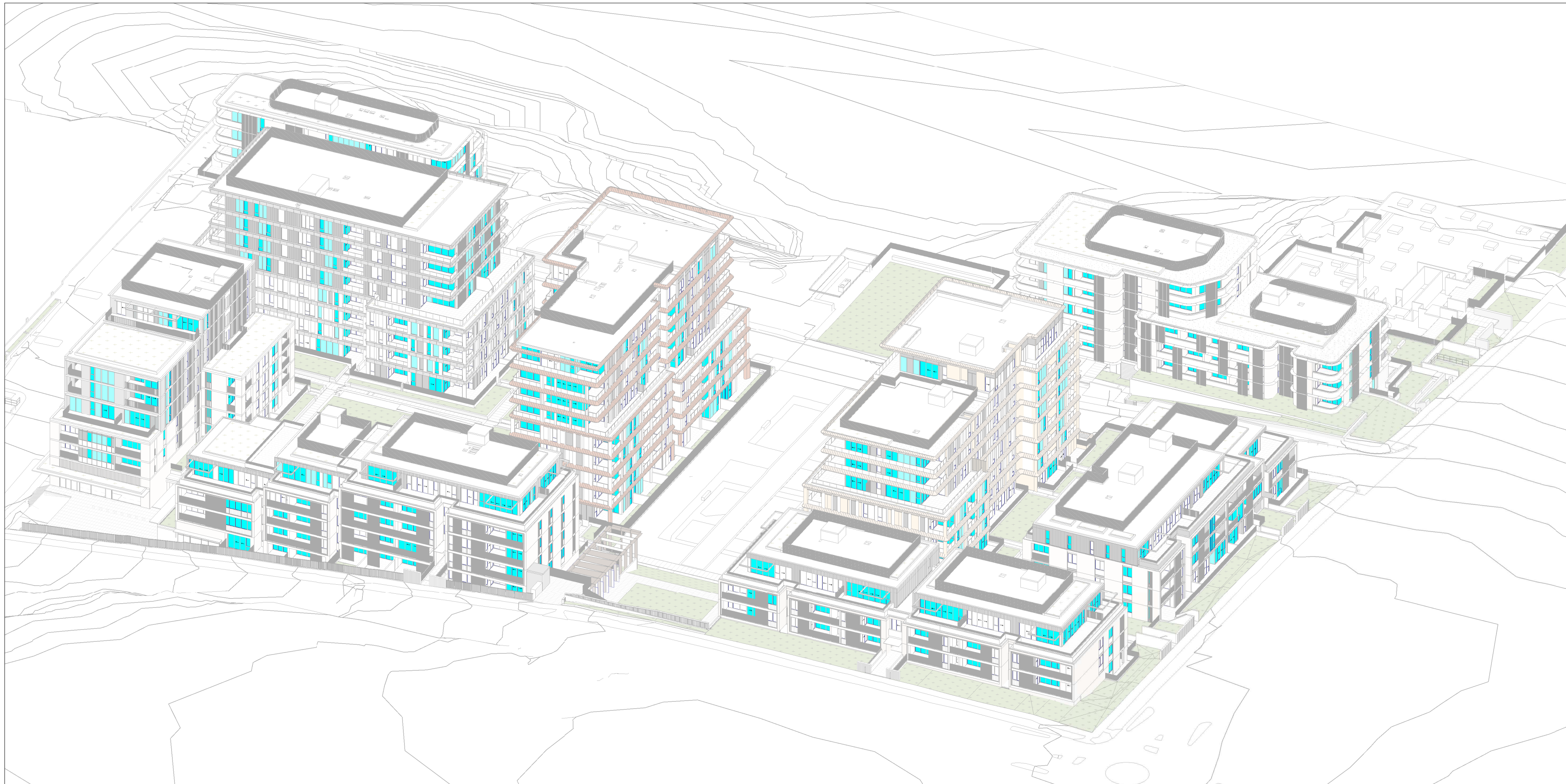
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150m  
SUN EYE VIEWS I





1 DA SUN EYE - JUN21 12PM



2 DA SUN EYE - JUN21 1PM



3 DA SUN EYE - JUN21 2PM



4 DA SUN EYE - JUN21 3PM

 LIVING ROOM GLAZING

02/06/2021 A COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
date rev amendment

**CHROFI**  
ARCHITECTS

**Mirvac  
Design**  
architects  
planners  
interior designers

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Mirvac Design Pty Ltd  
ABN 74 623 365 123

client:  
  
mirvac

project:  
6-30 Artamon Road Willoughby NSW 2068

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150a  
SUN EYE VIEWS II

job no: 1,910 date: scale @ A0: 1 : 50

1/06/2021 9:09:41 PM drawing no: DA-ST2-1041 rev: A



1 9AM JUNE 22  
1 : 500

3 3PM JUNE 22  
1 : 500

2 12NOON JUNE 22  
1 : 500

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution
- 1.1 The drawings represent general architectural intent for the purpose of this development application only.
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- 1.3 The dimensions shown are general only and are subject to further design resolution.
- 1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.
- 1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.
- 1.6 Ceiling fit, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.
- 1.7 Landscape component is shown indicatively only and subject to further design development at later stage.
- 1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, fans, aerials, etc.
- 1.9 Balcony areas do not include planters

2. Graphic presentation
- 2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.
3. Existing Structures and Services
- 3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.
- 3.2 All unchanged site levels are as per the existing survey information.

| date       | rev | description    |
|------------|-----|----------------|
| 04/06/2020 | A   | initial design |
| 11/12/2020 | B   | revised design |
| 02/06/2021 | C   | final design   |

| project:                               |
|----------------------------------------|
| 6-30 Artarmon Road Willoughby NSW 2068 |

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| architect: |
|------------|
| CHROFI     |

Mirvac Design

|                                                                                       |
|---------------------------------------------------------------------------------------|
| Level 20, 200 George St.<br>Sydney NSW 2000<br>Tel: 02 9550 6000<br>Fax: 02 9550 6111 |
|---------------------------------------------------------------------------------------|

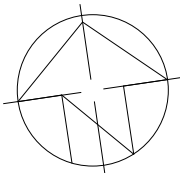
proponent:

Mirvac

title:  
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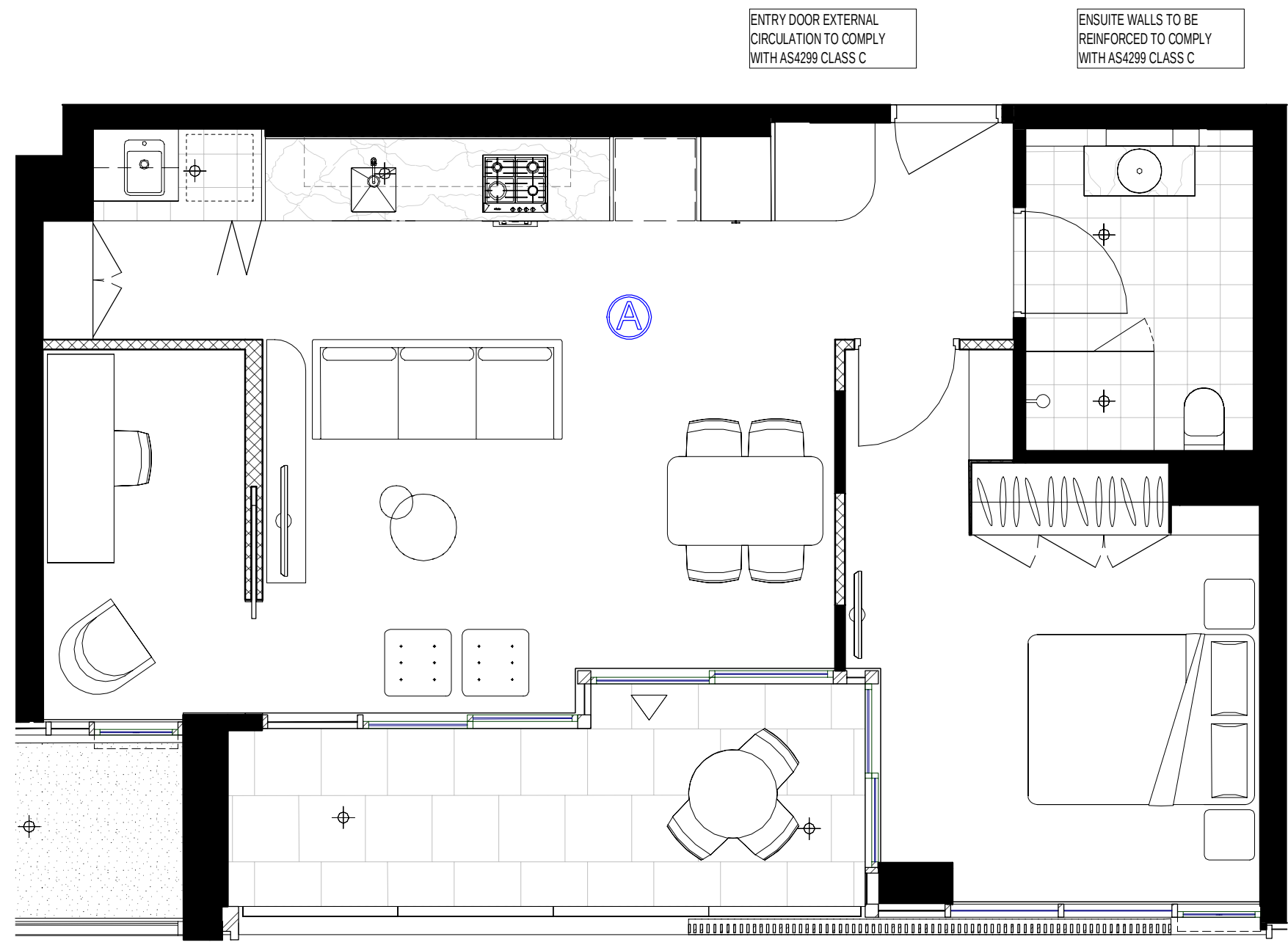
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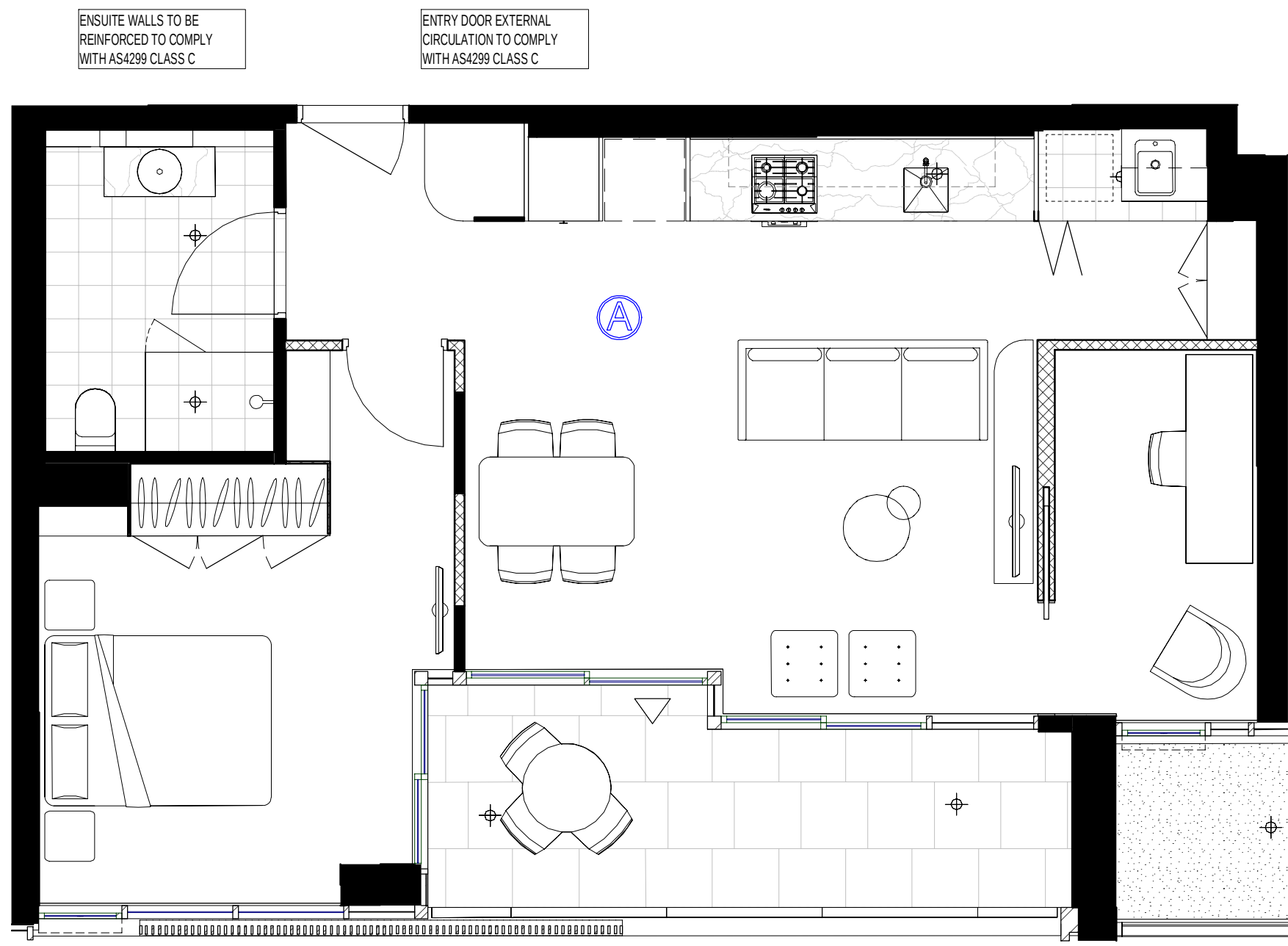


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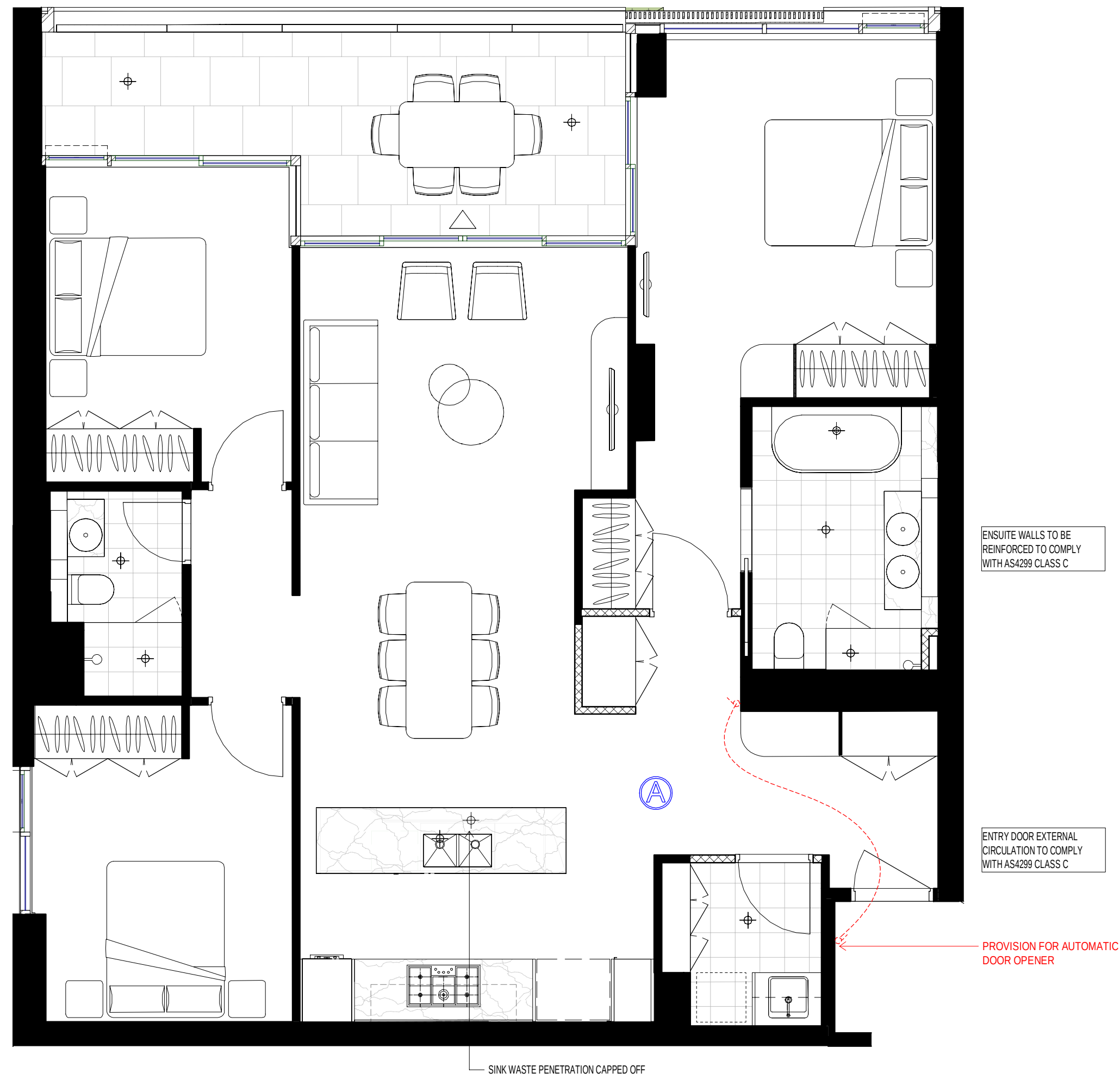




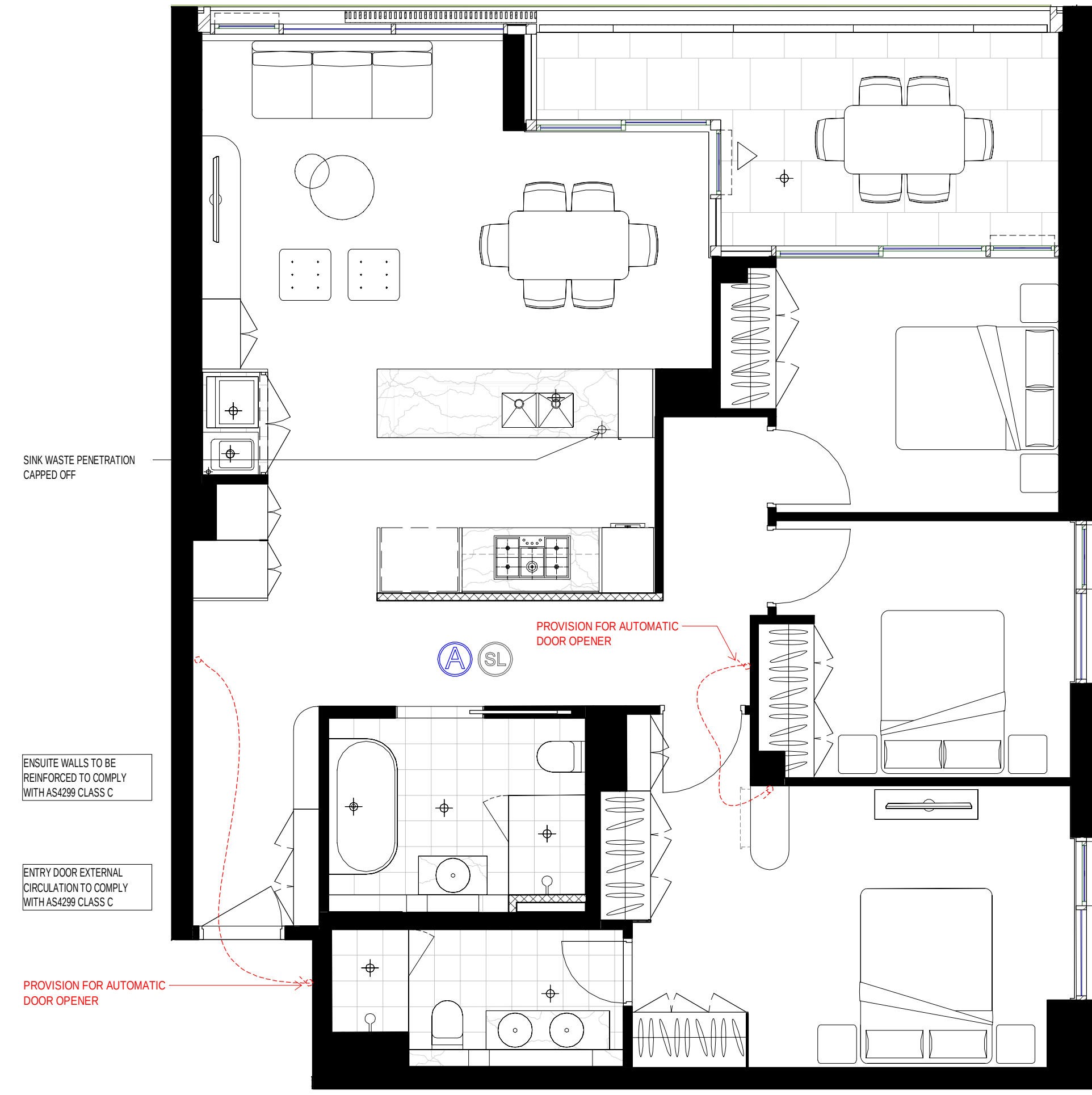
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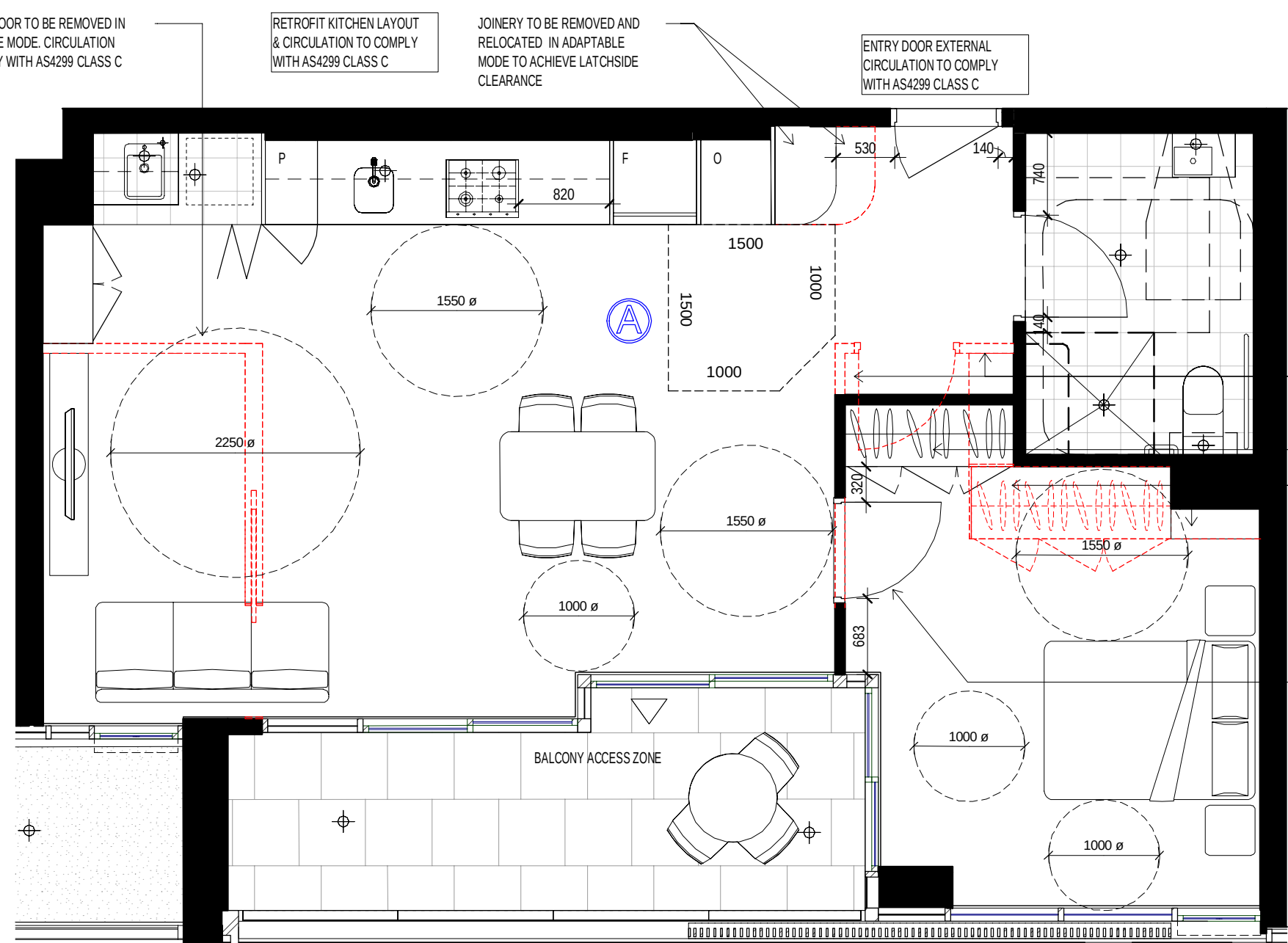
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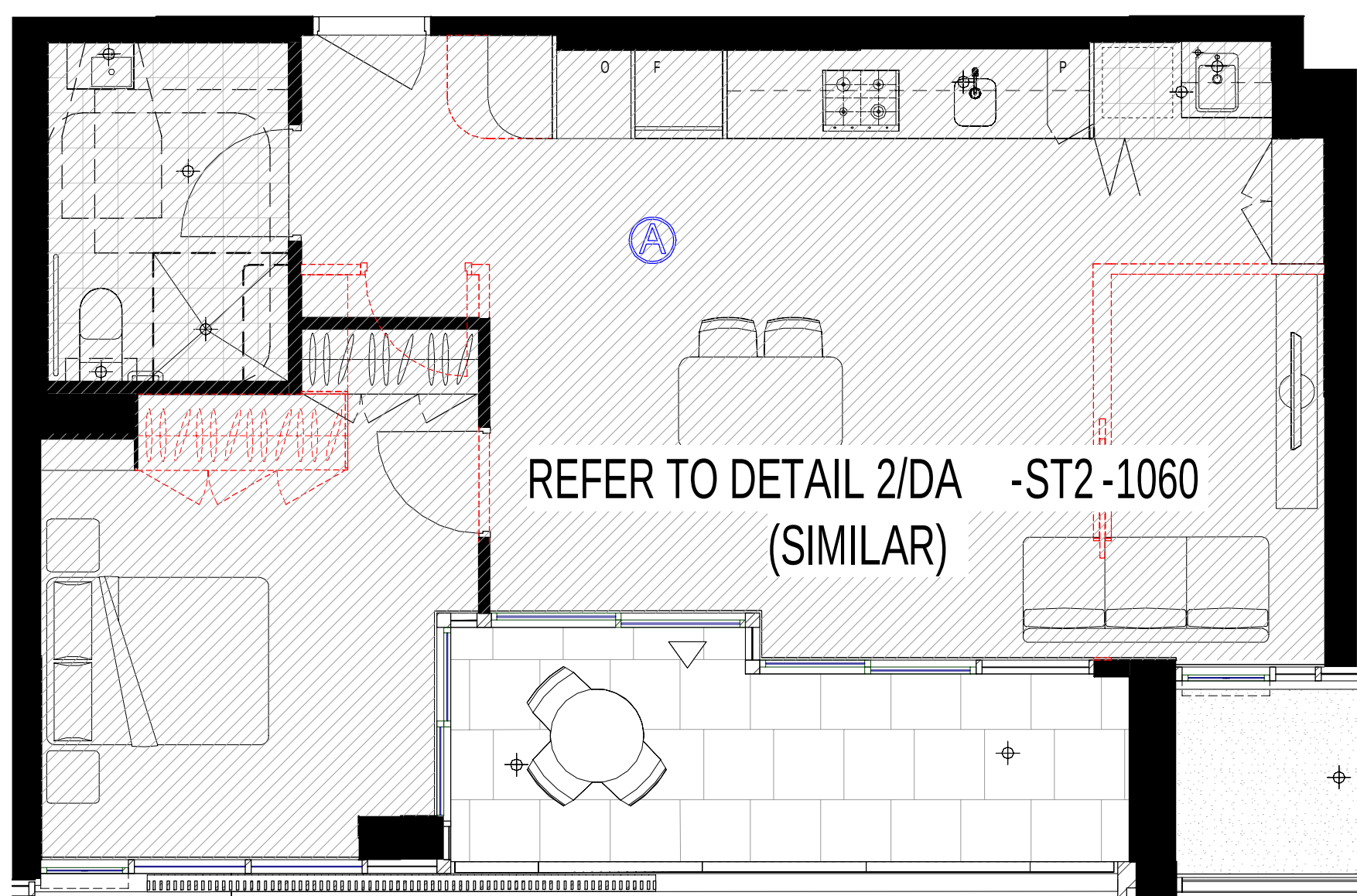
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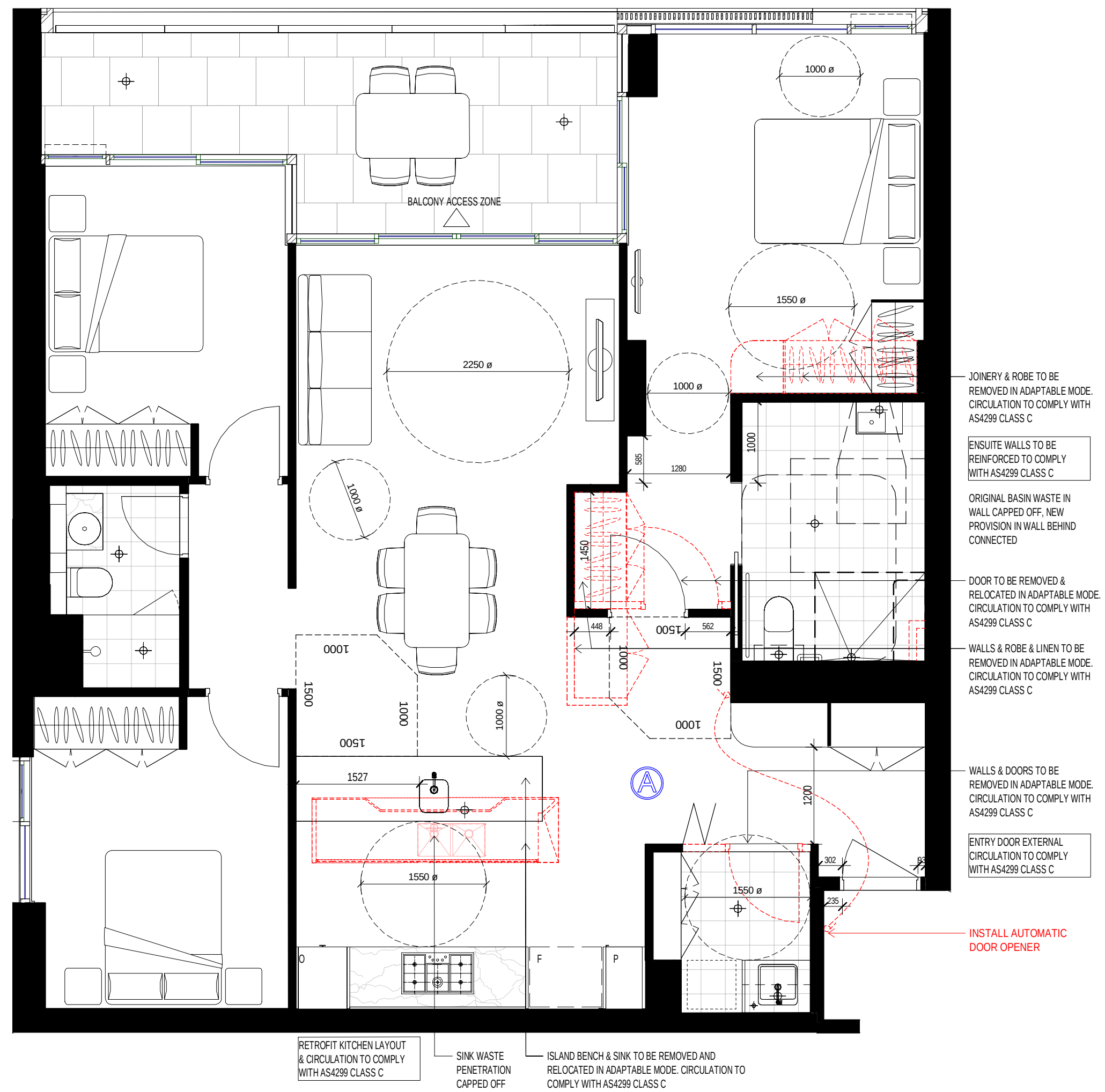
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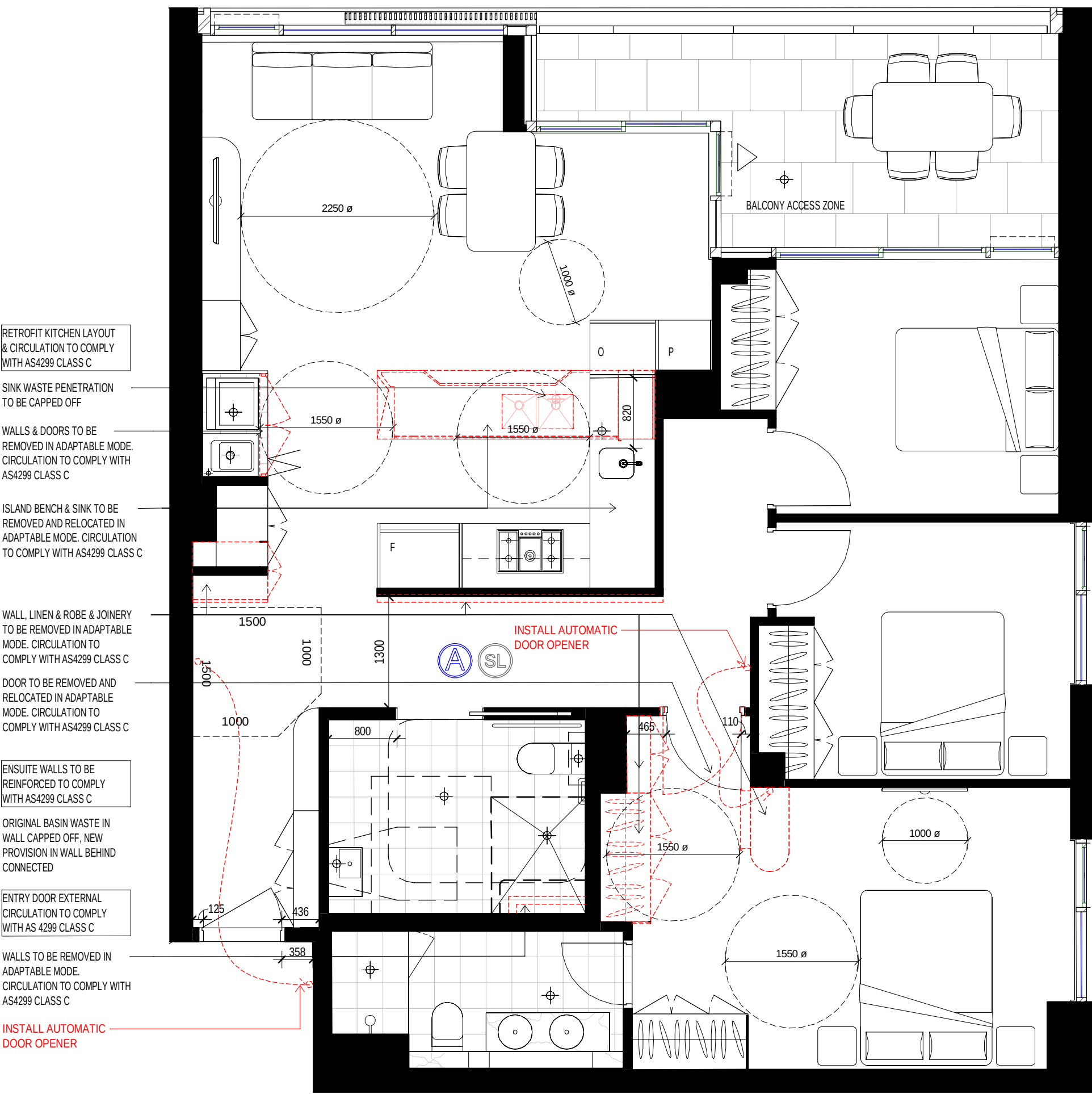
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4 Post-Adaptable Mode 1B  
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6 Post-Adaptable Mode 3B  
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8 Post-Adaptable Mode 3B  
1:50

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution

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| date       | rev | description                               |
|------------|-----|-------------------------------------------|
| 04/09/2020 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

project:

6-30 Artarmon Road Willoughby NSW 2068

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Mirvac Design

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www.mirvac.com.au

proponent:

Mirvac

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Tel: 02 9550 0000  
Fax: 02 9550 0101  
www.mirvac.com.au

title:

BLDG A - ADAPTABLE

APARTMENT

drawn:

job no. 1.910

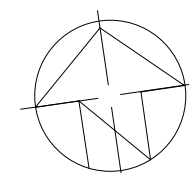
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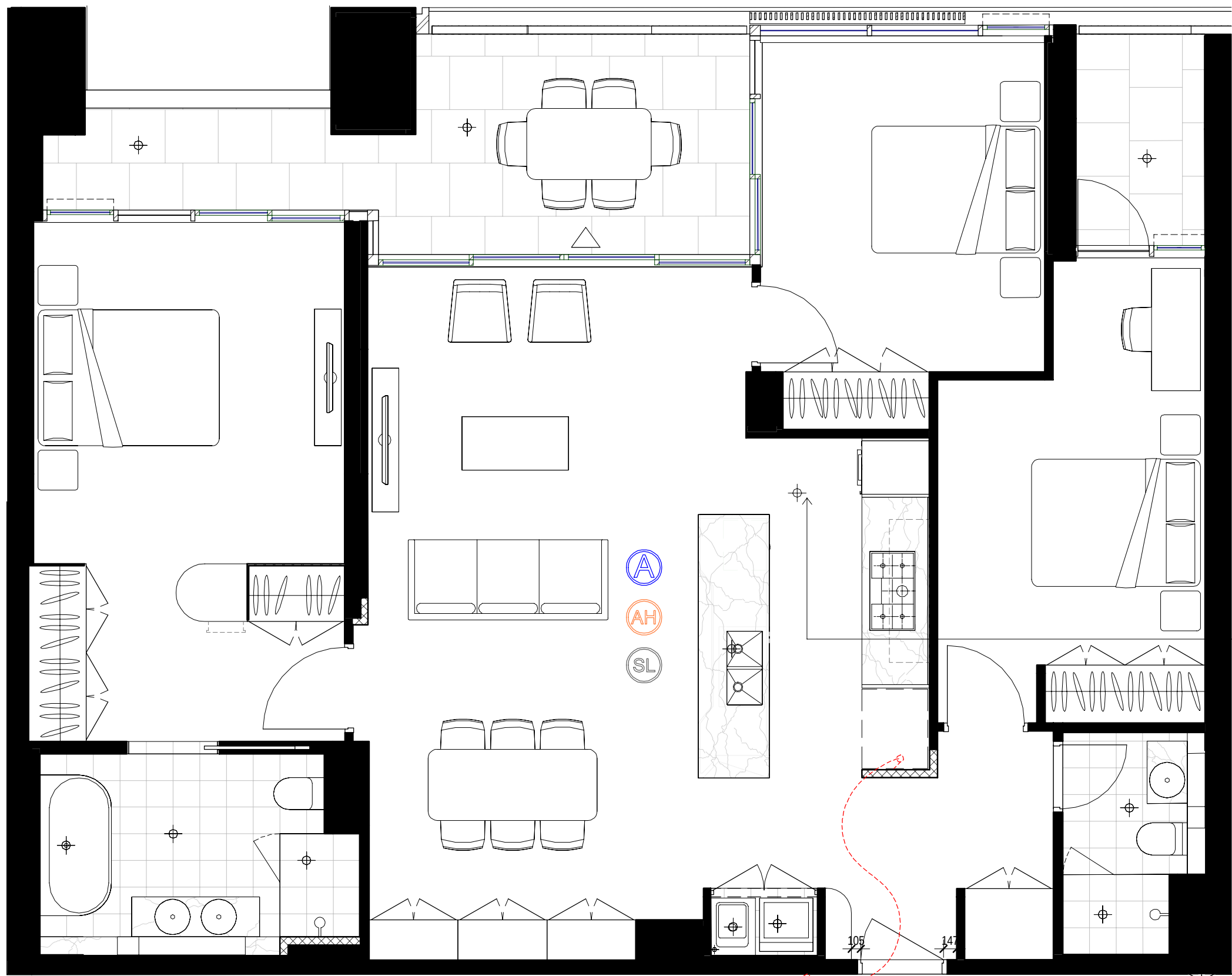
rev: C

drawing no DA-ST2-1060

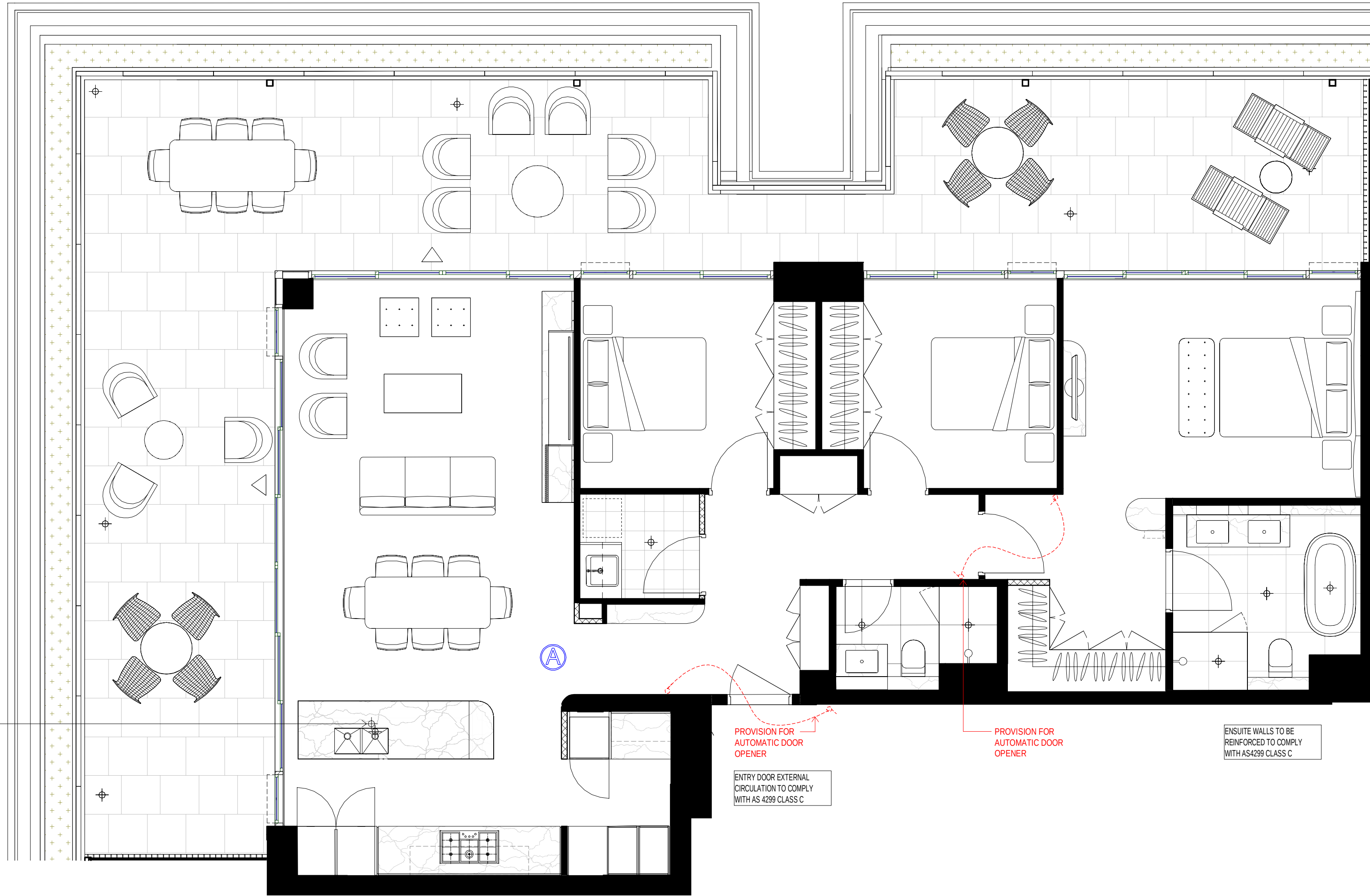


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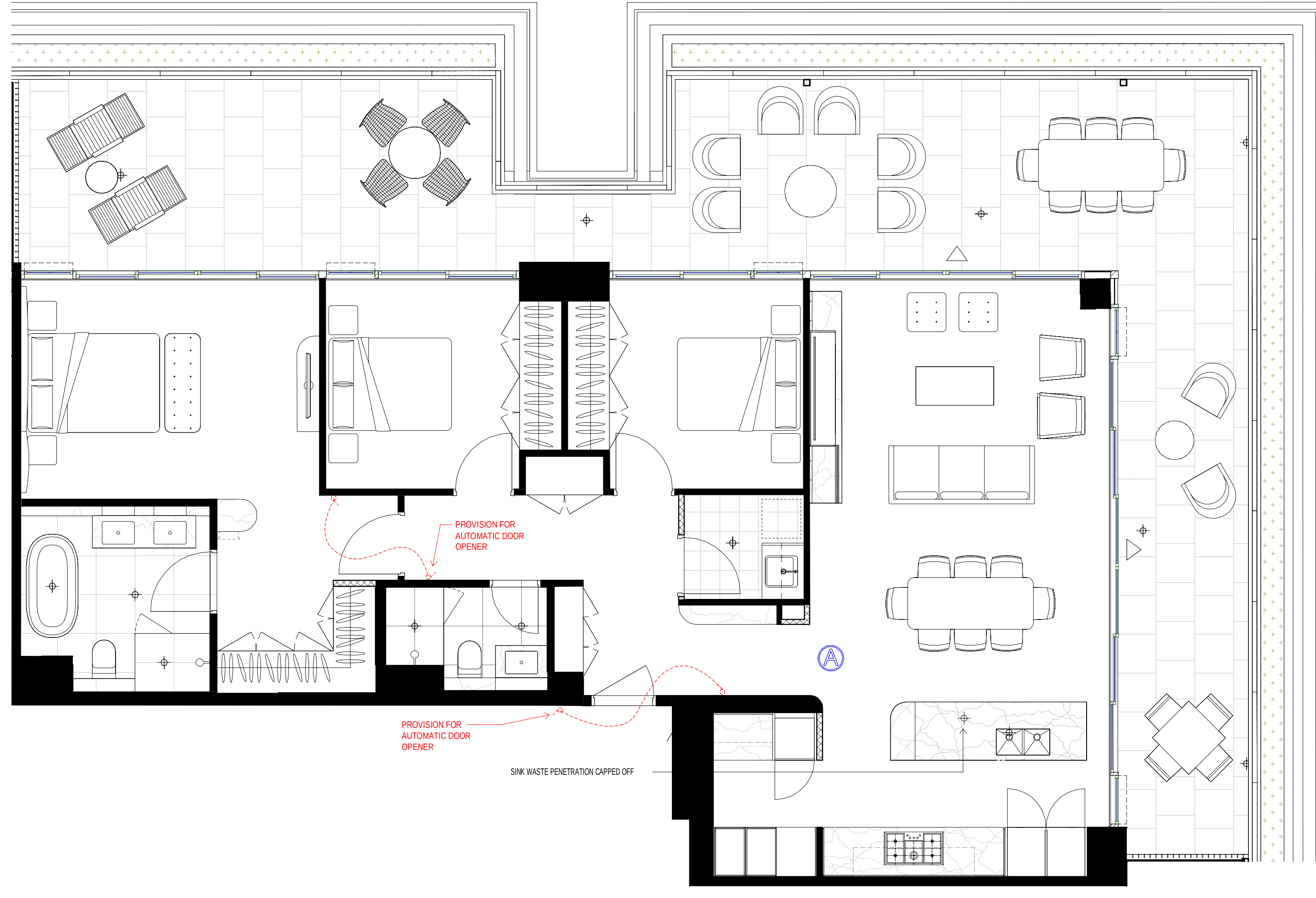




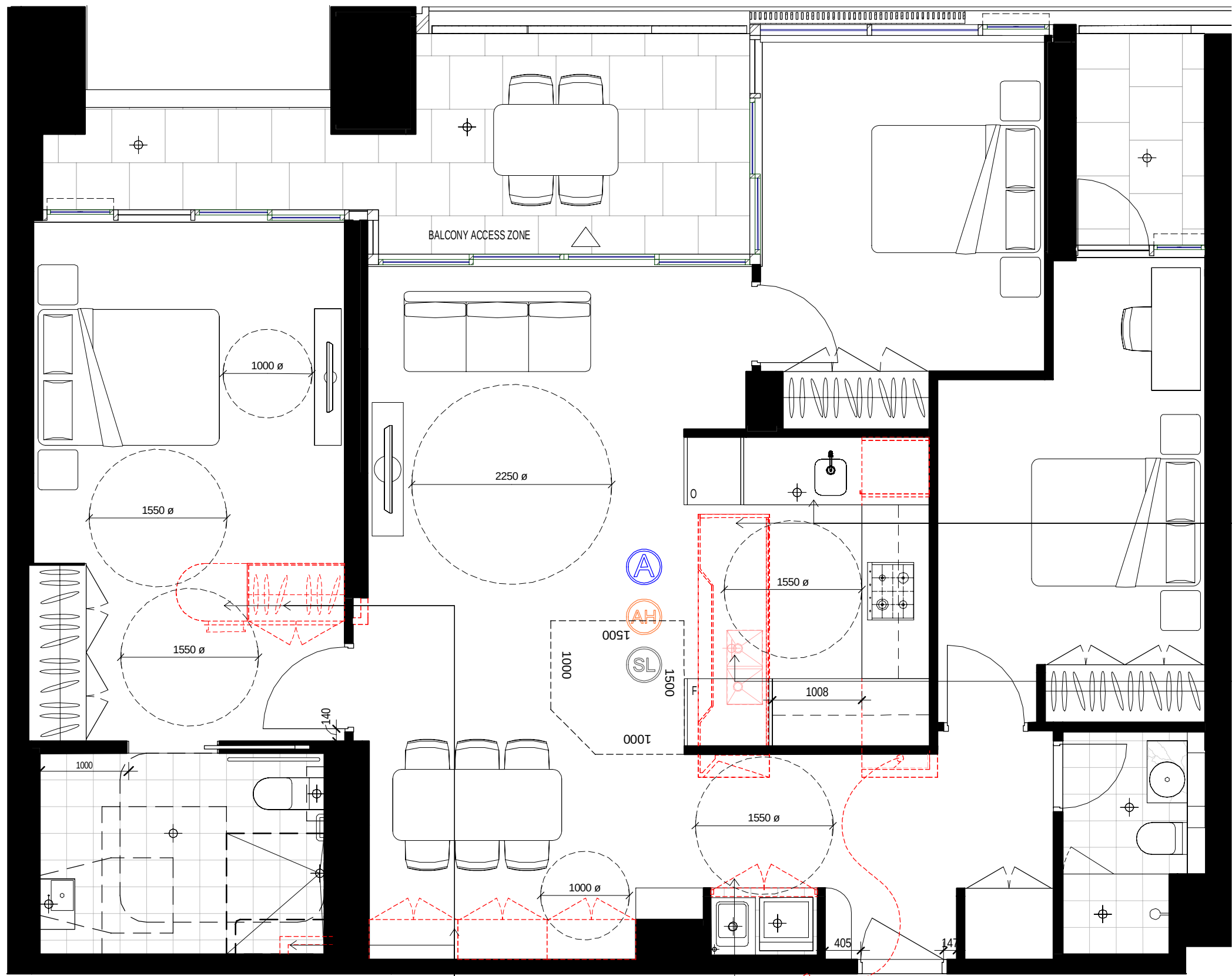
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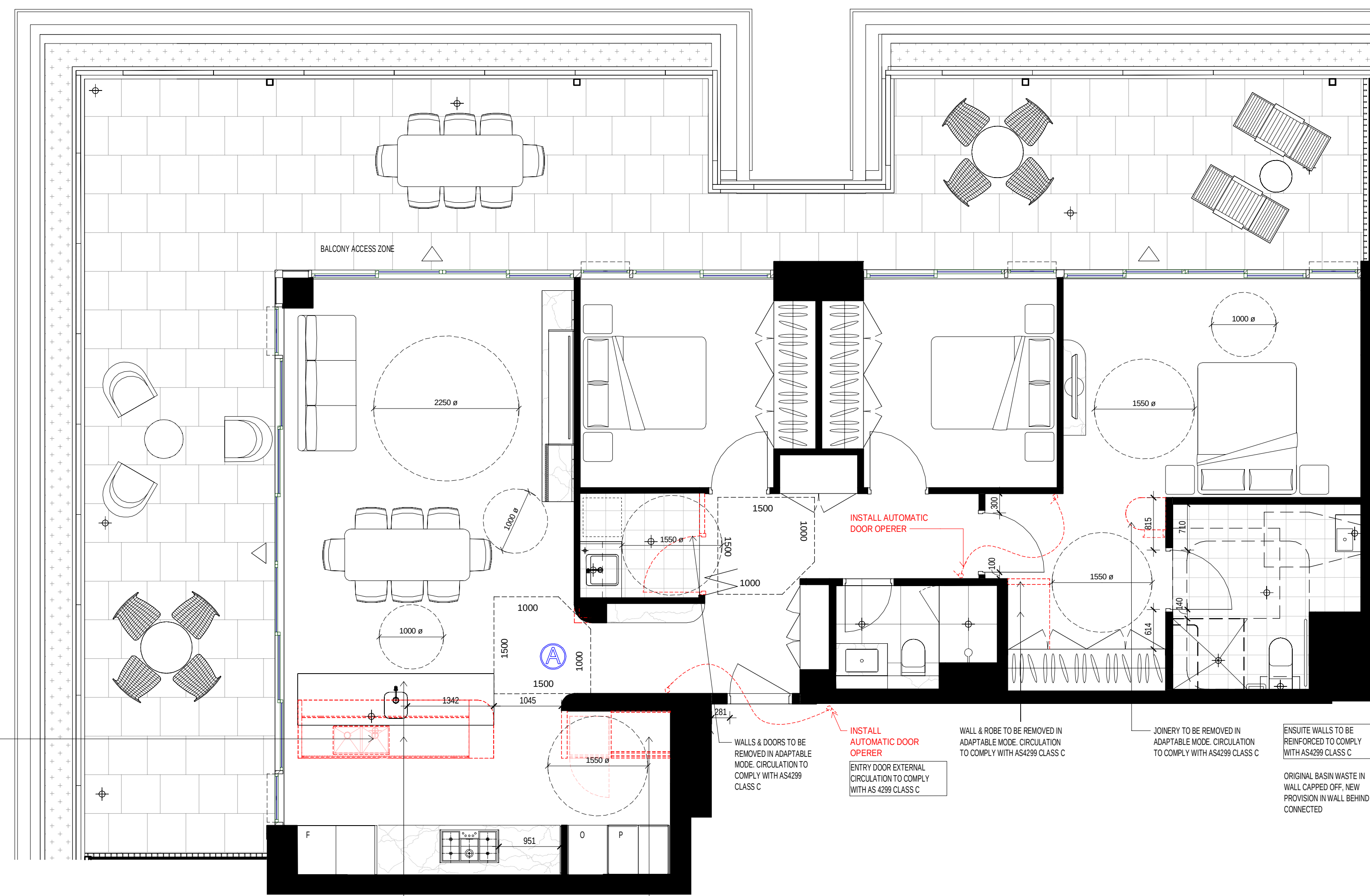
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1: 50



4 Post-Adaptable Mode 3B  
1: 50



6 Post-Adaptable Mode 3B  
1: 50

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DATE: 04/04/2020  
11/12/2020  
02/06/2021

REV: A  
B  
C

REVISIONS:  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

PROJECT:

6-30 Artamon Road Willoughby NSW 2068

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ARCHITECT:

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Fax: 02 9550 0100  
www.mirvac.com.au

PROPOSITOR:

Mirvac

BLDG A - ADAPTABLE APARTMENT

DRAWN:

1.910

DATE:

1.910

SCALE:

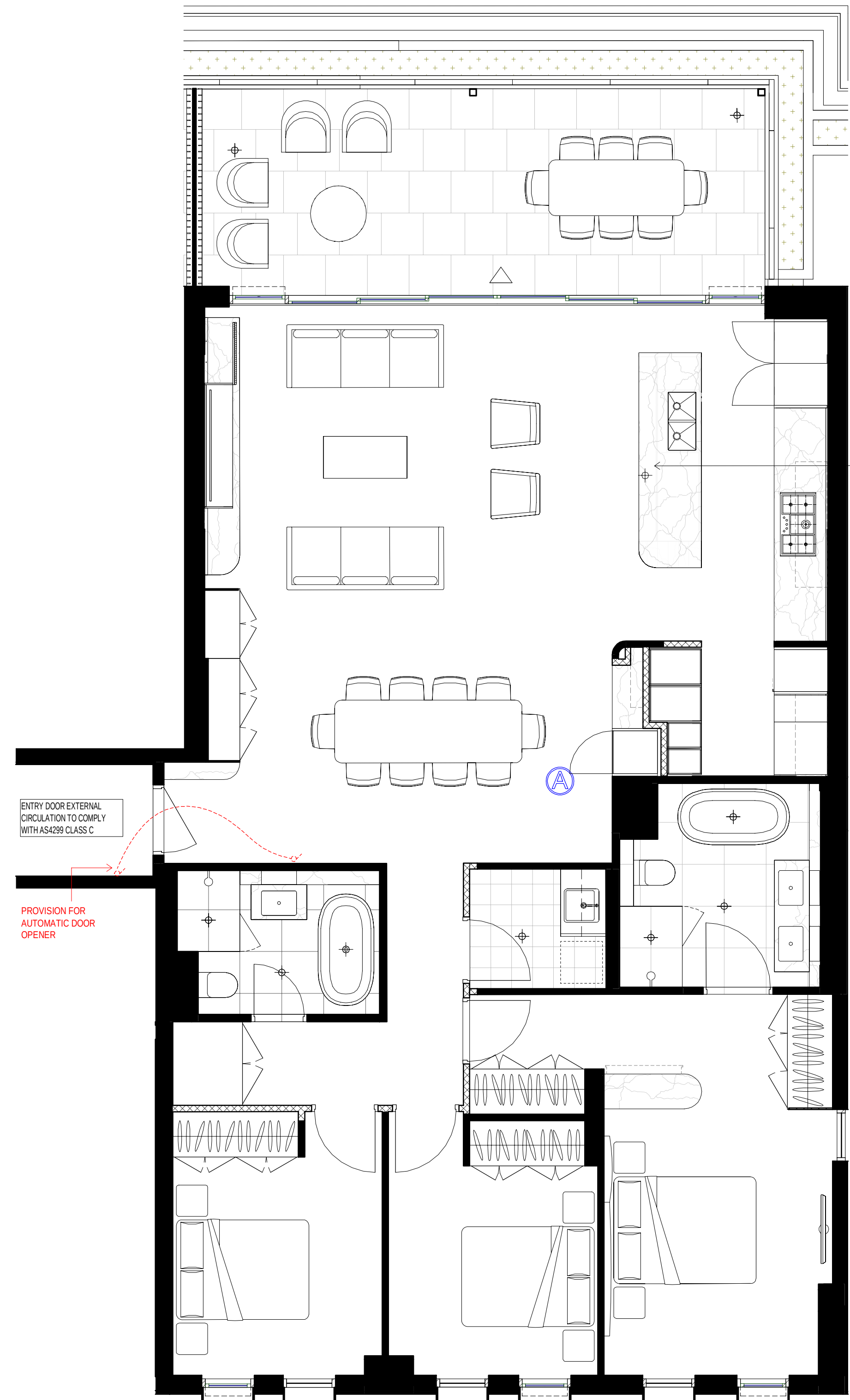
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REV: C

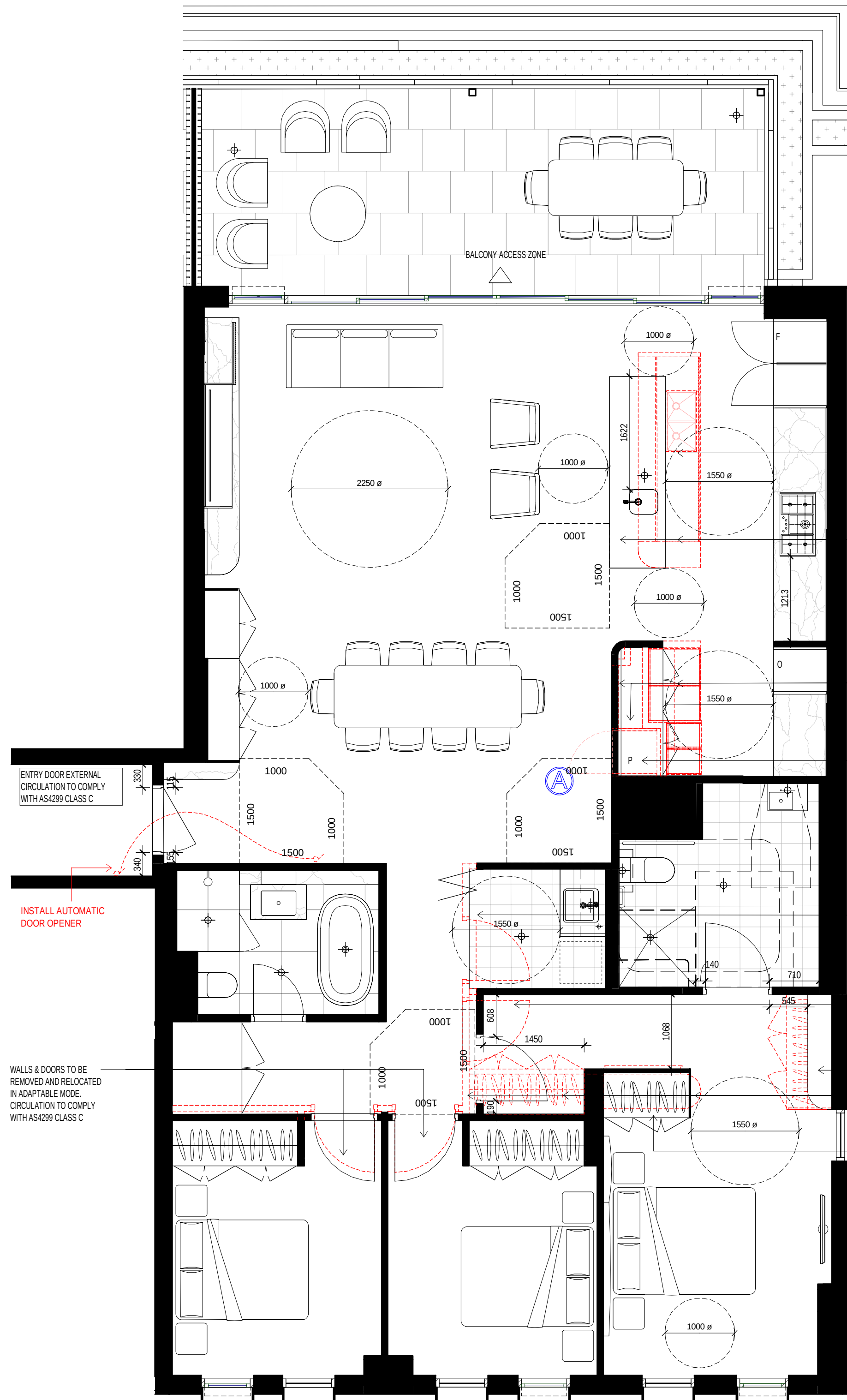
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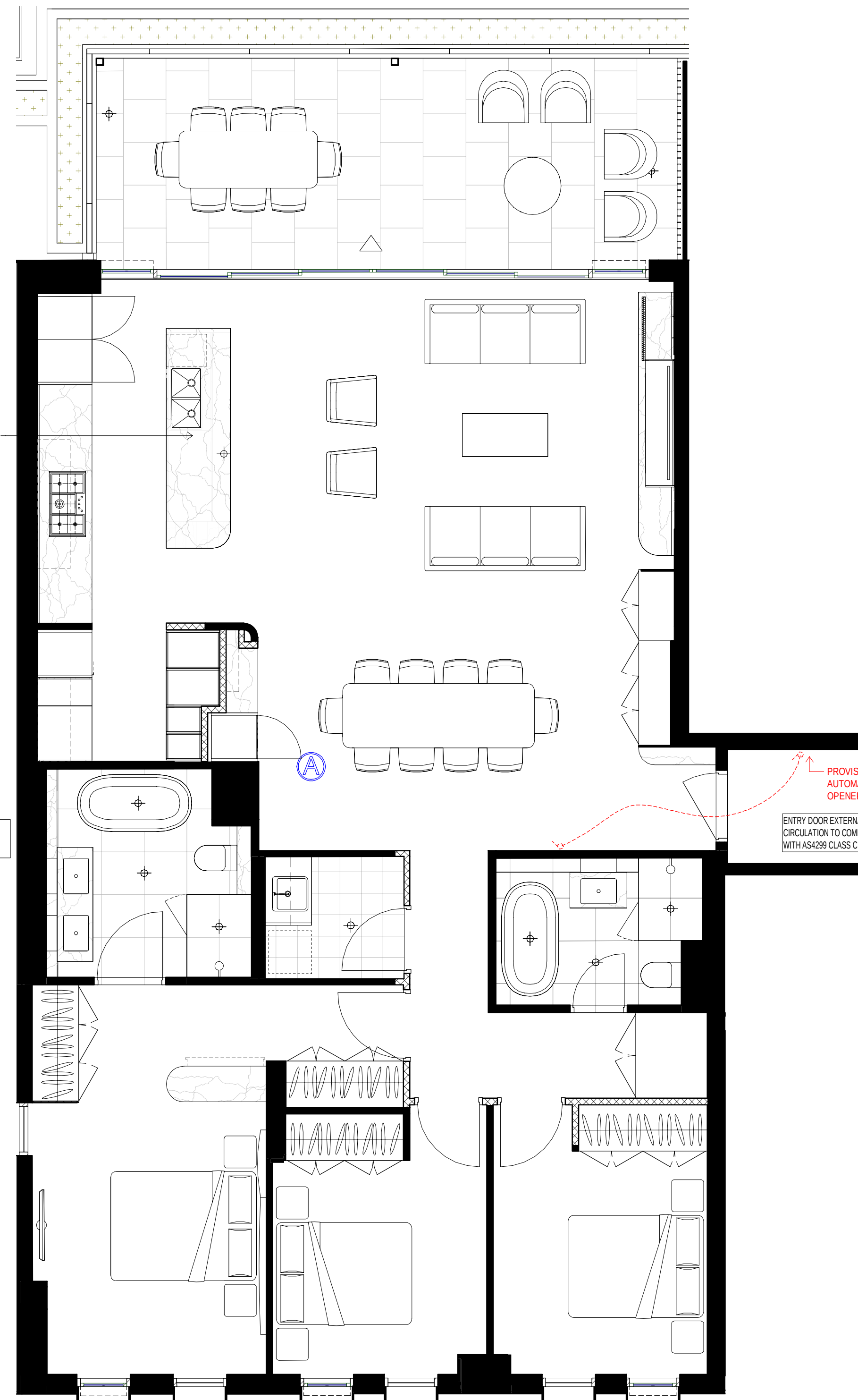




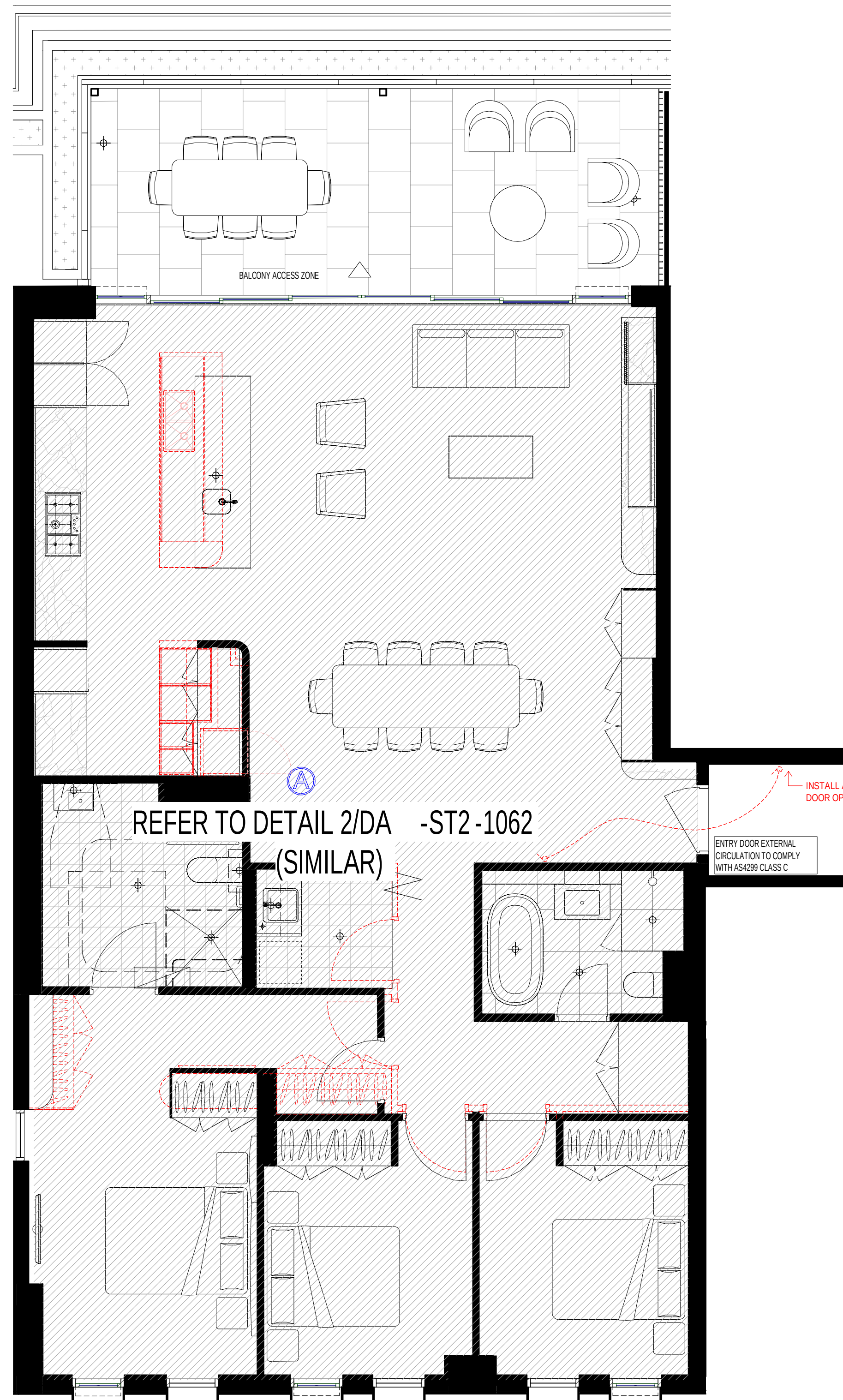
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2 Post-Adaptable Mode 3B  
1:50



3 Pre-Adaptable Mode 3B  
1:50



4 Post-Adaptable Mode 3B  
1:50

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| date       | rev | description                               |
|------------|-----|-------------------------------------------|
| 04/09/2020 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

project:  
6-30 Artarmon Road Willoughby NSW 2068

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architect:  
**CHROFI**

Mirvac Design

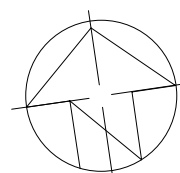
Level 10, 200 George St, Sydney NSW 2000  
Tel: 02 9550 0000  
Fax: 02 9550 0101  
Mirvac Design Pty Ltd  
ABN 18 603 049 124

proponent:  
**mirvac**

title:  
**BLDG A - ADAPTABLE APARTMENT**

drawn:  
approved:  
job no: 1.910  
date:  
scale @ A0: 1:50

lot no:  
drawing no: DA-ST2-1062  
rev: C

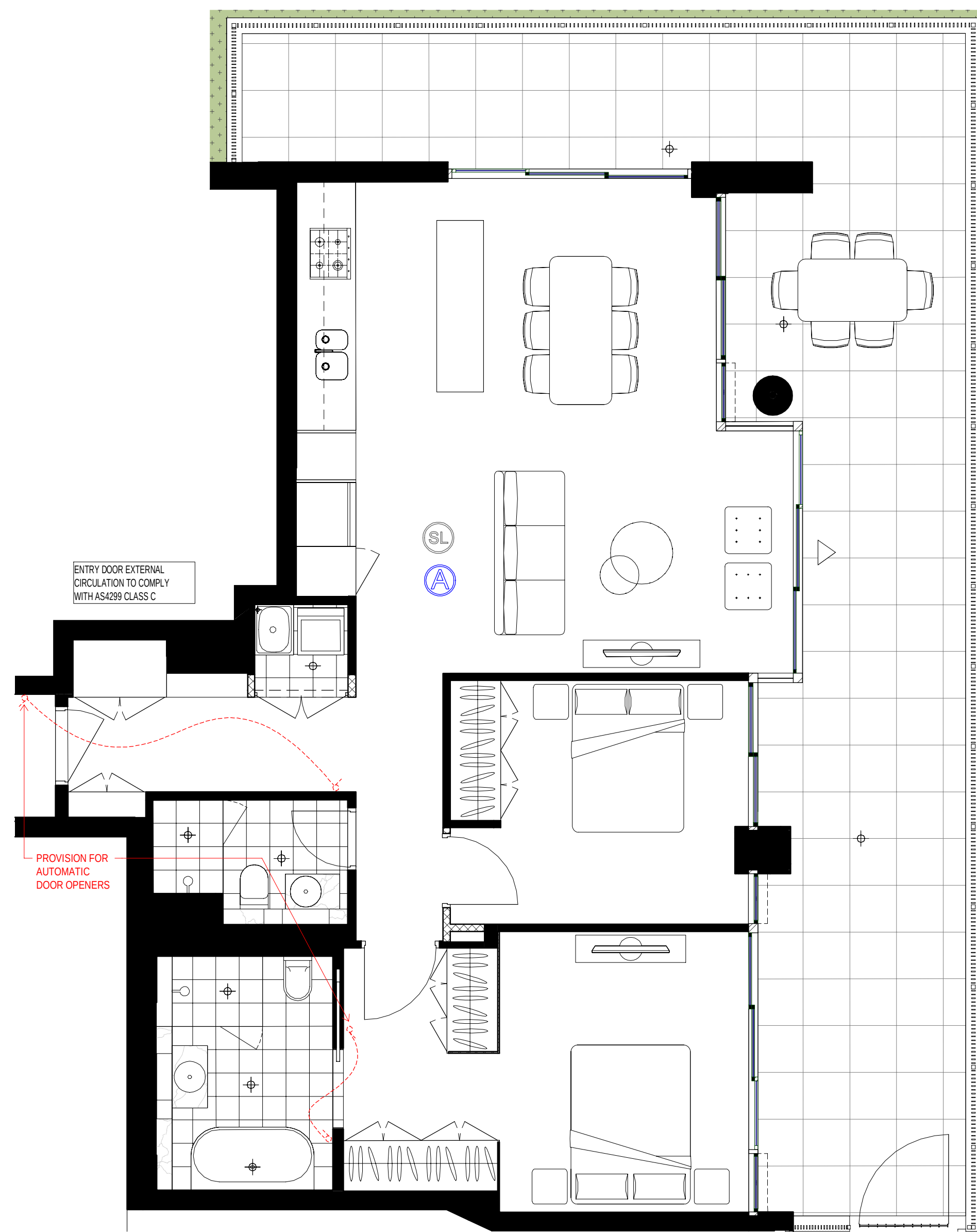


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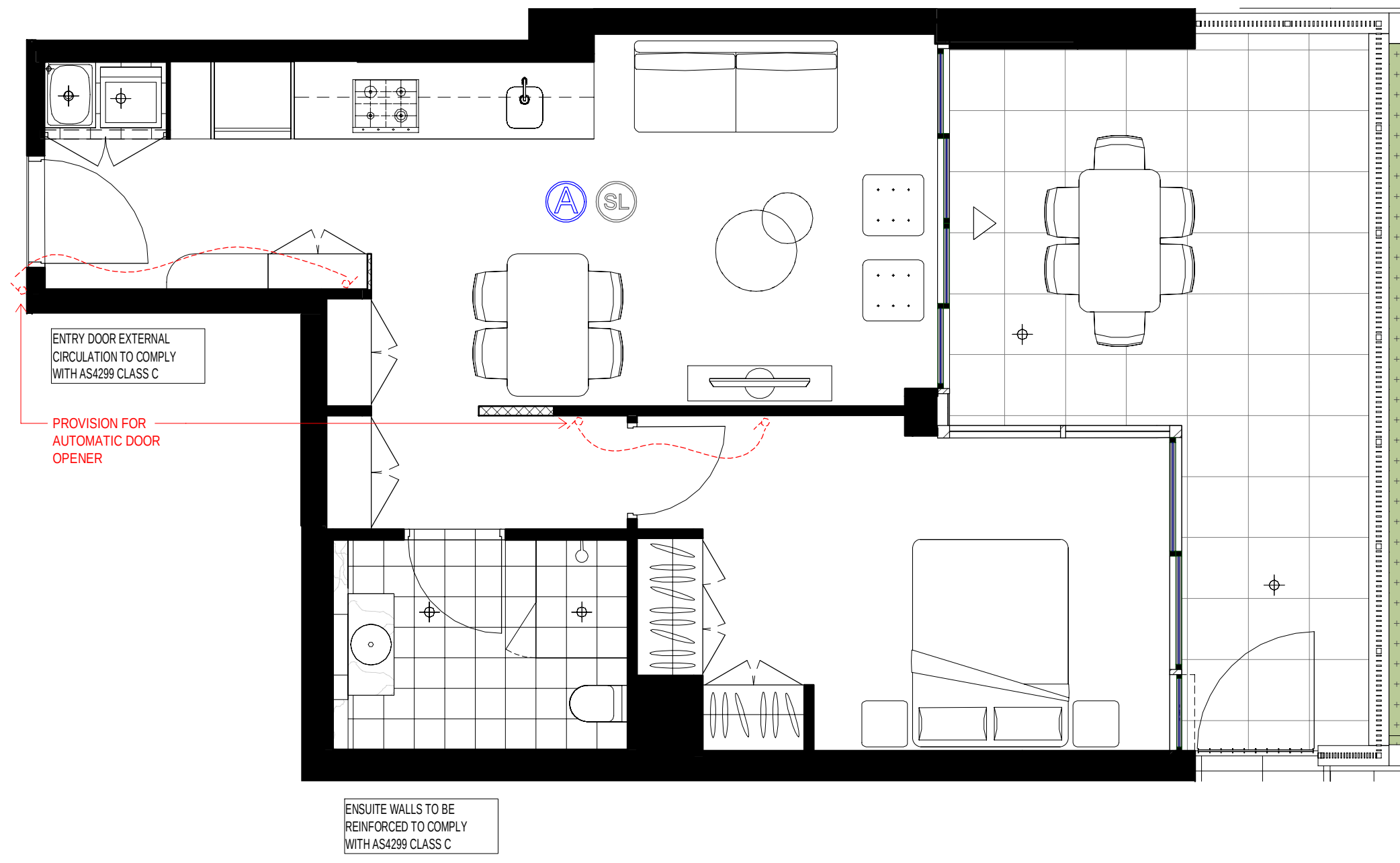




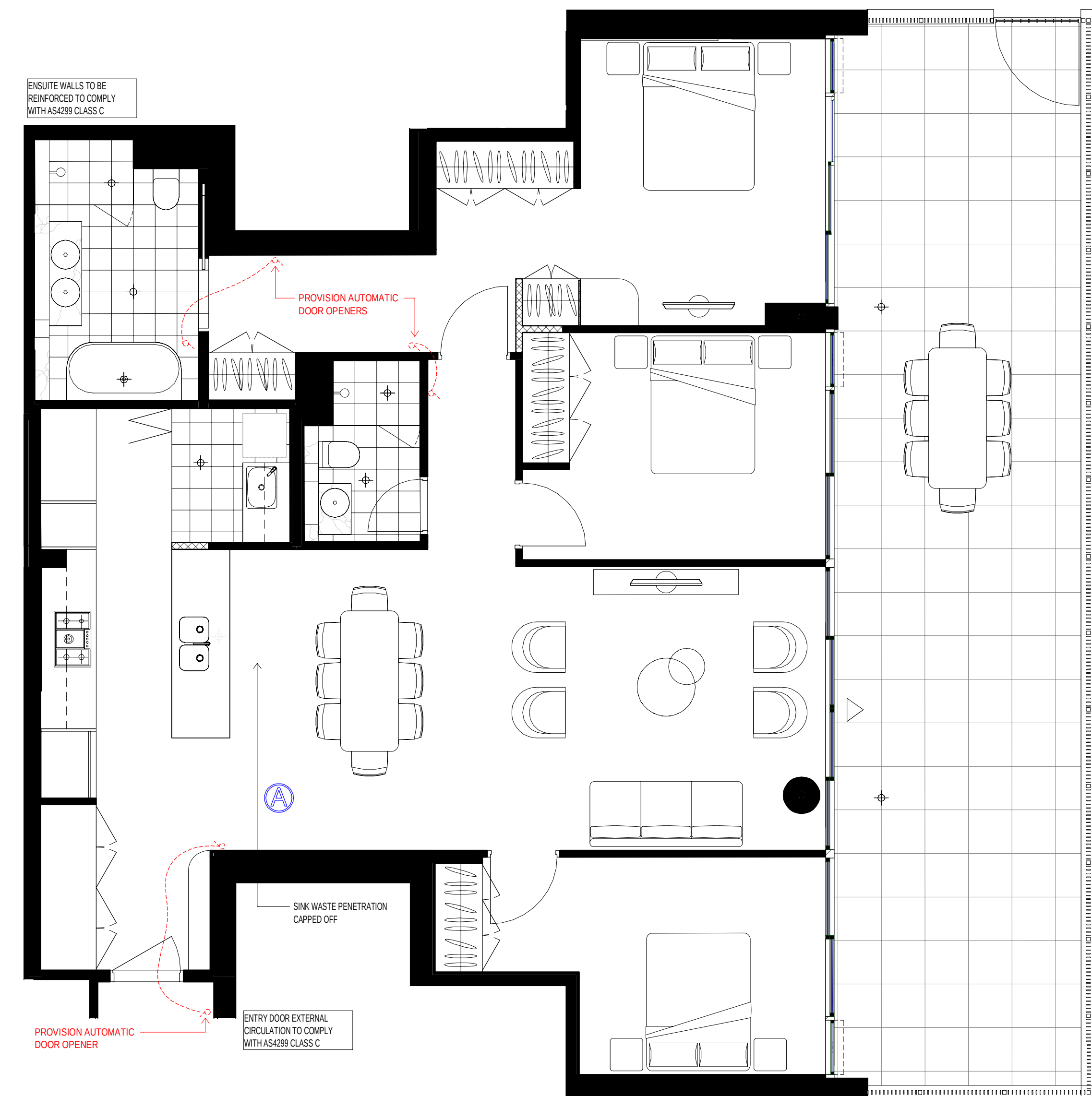
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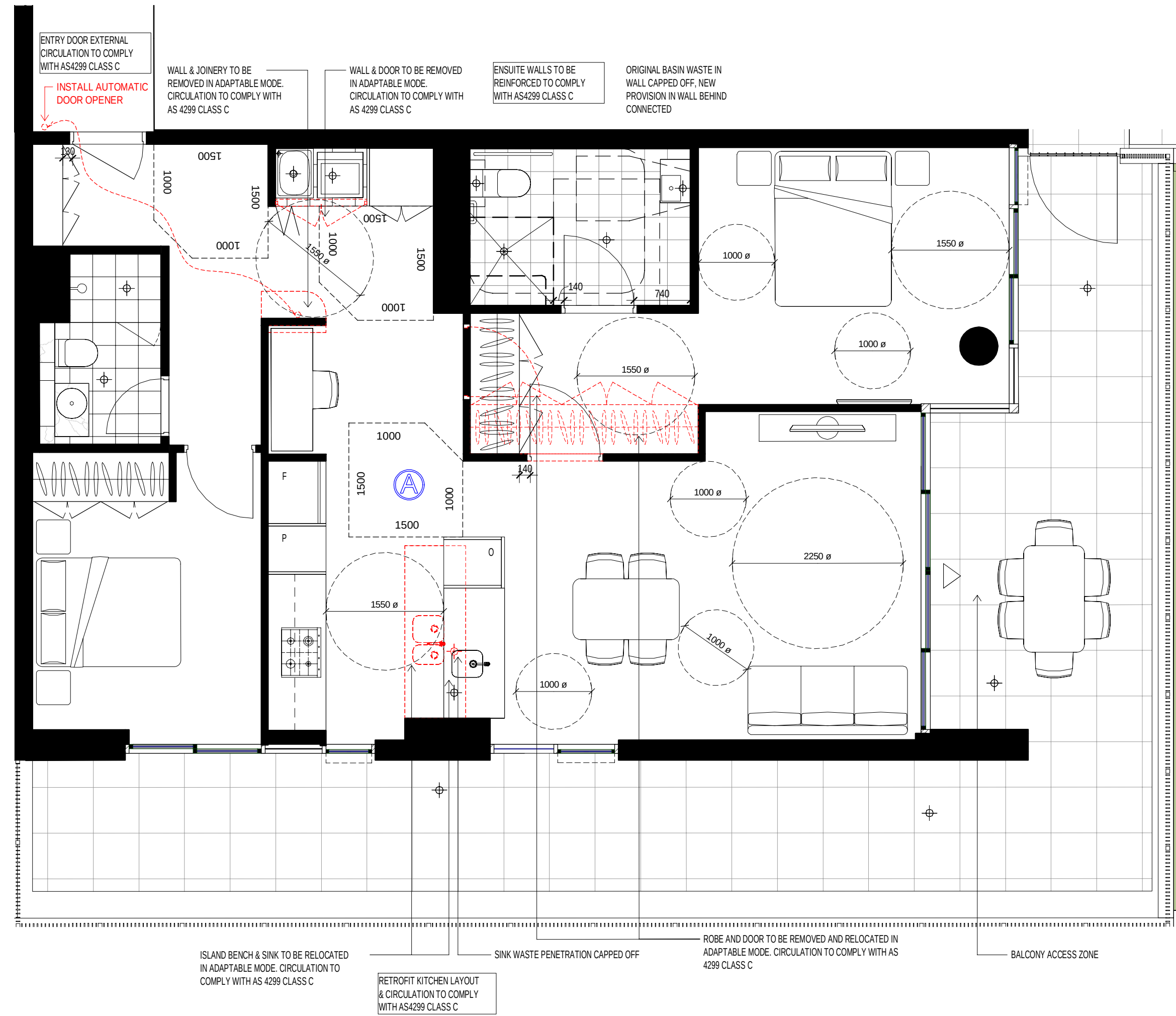
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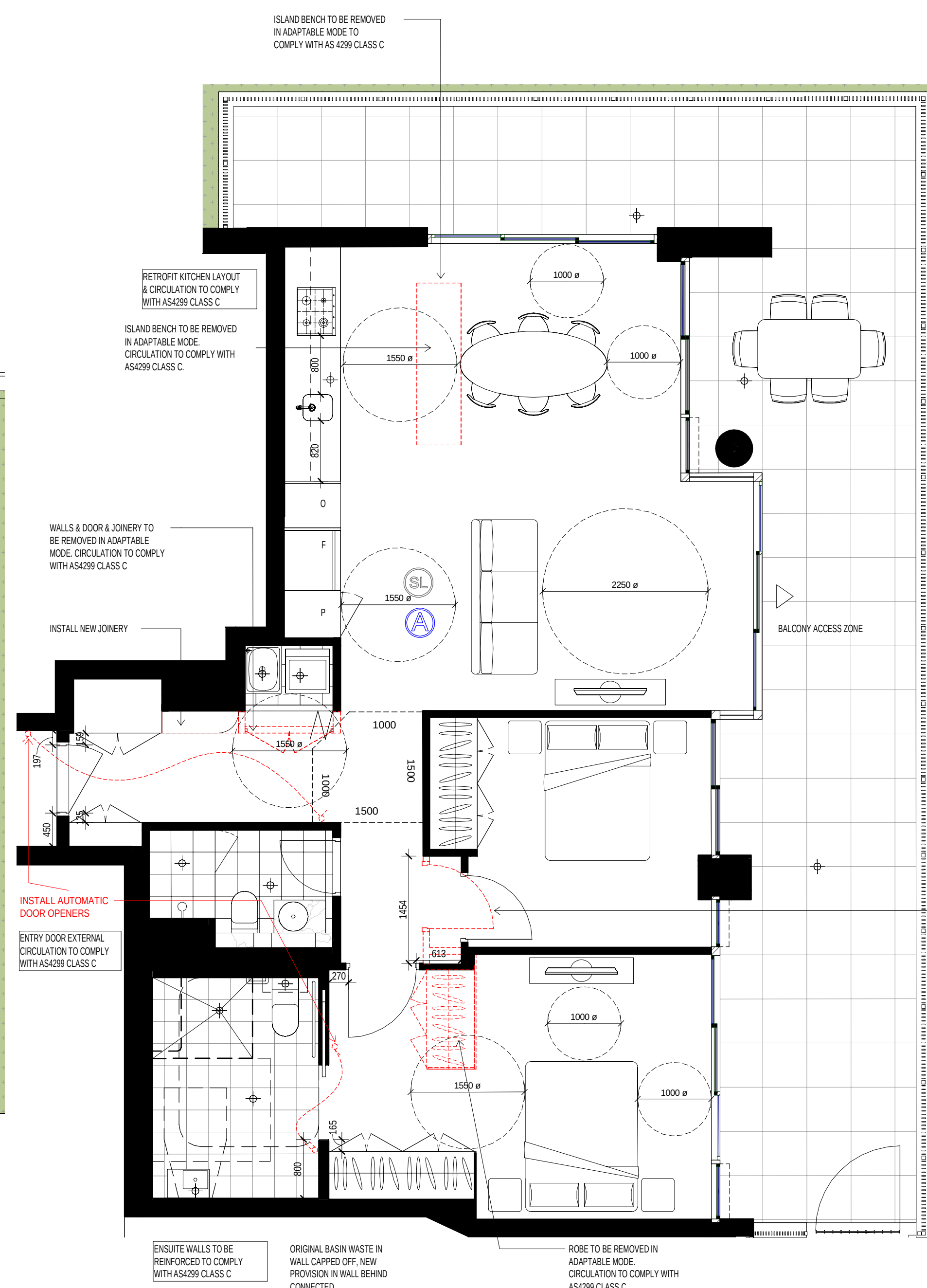
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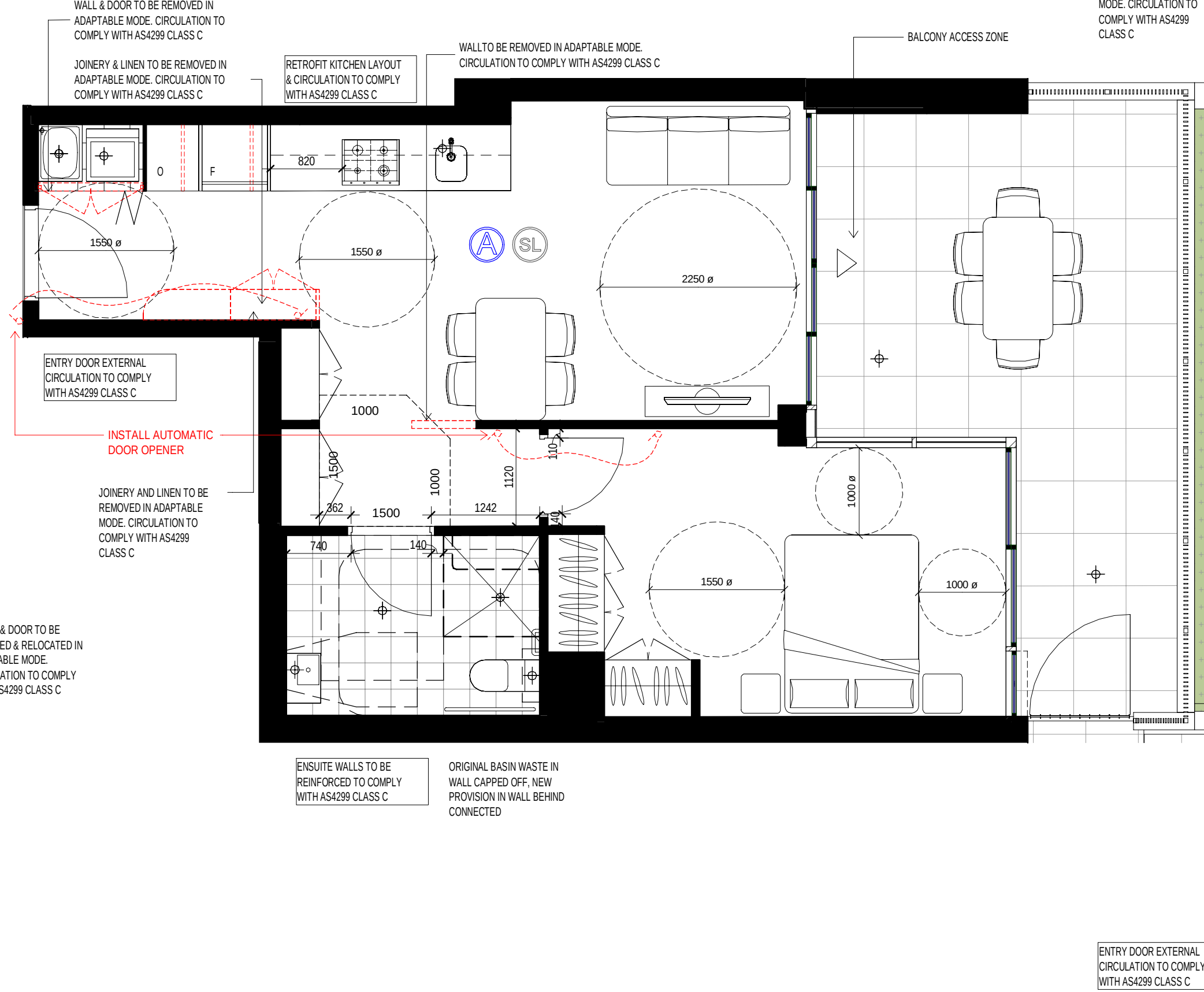
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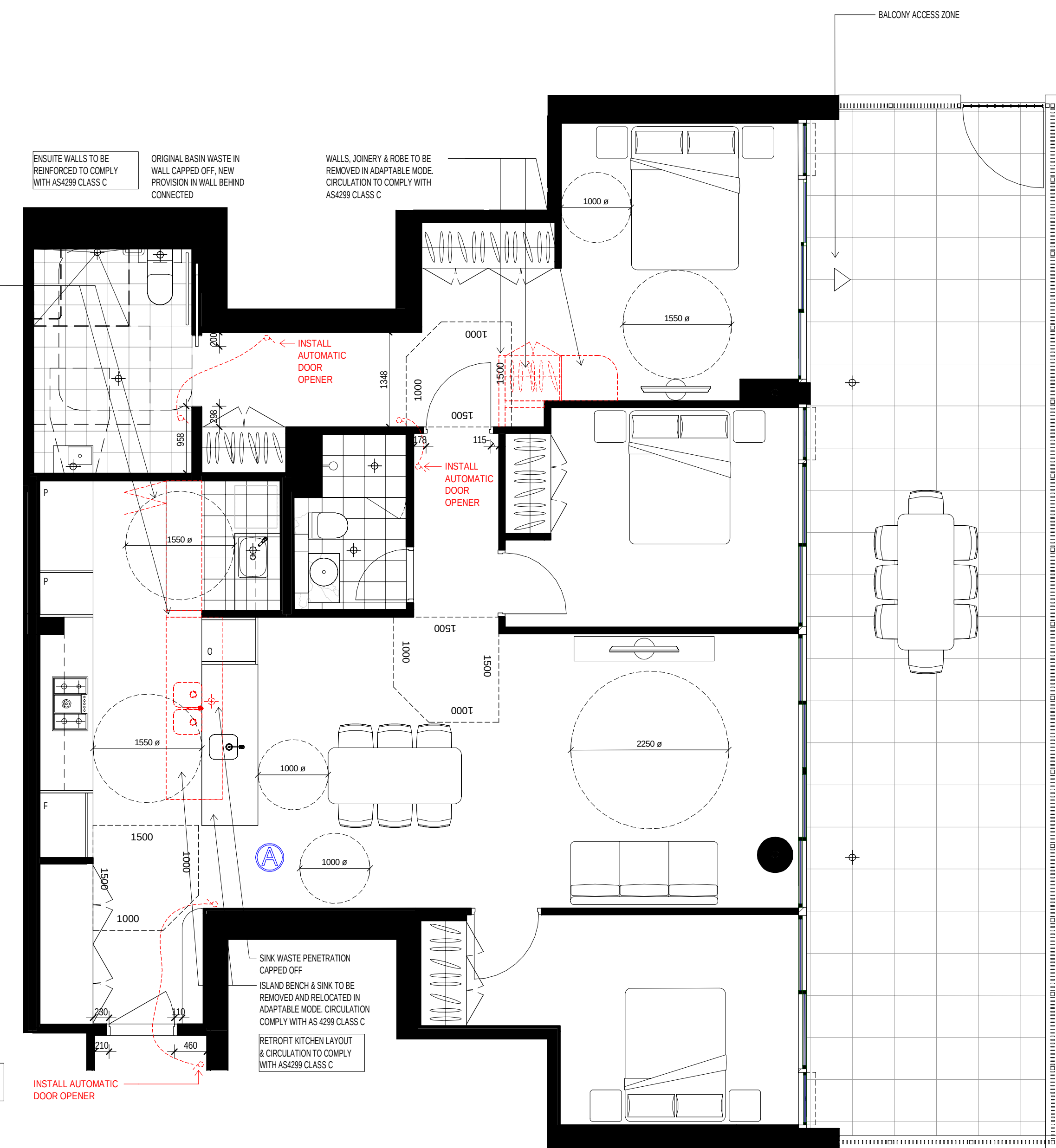
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4 Post-Adaptable Mode 2B  
1:50



6 Post-Adaptable Mode 1B  
1:50



8 Post-Adaptable Mode 3B  
1:50

#### GENERAL NOTES - DEVELOPMENT APPLICATION

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| DATE       | BY | REV |
|------------|----|-----|
| 04/08/2020 | A  |     |
| 11/12/2020 | B  |     |
| 02/06/2021 | C  |     |

| DESCRIPTION                               | REVISION |
|-------------------------------------------|----------|
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |          |
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |          |
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |          |

##### project:

6-30 Artamon Road Willoughby NSW 2068

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##### architect:

CHROFI

Mirvac Design

Level 20, 200 George St, Sydney NSW 2000  
Tel: 02 9550 0000  
Fax: 02 9550 0001  
Mirvac Design Pty. Ltd  
ABN 68 003 045 122

##### proponent:

mirvac

##### title:

BLDG C - ADAPTABLE APARTMENT

##### drawn:

approved:

job no. 1.910

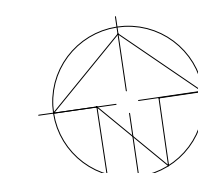
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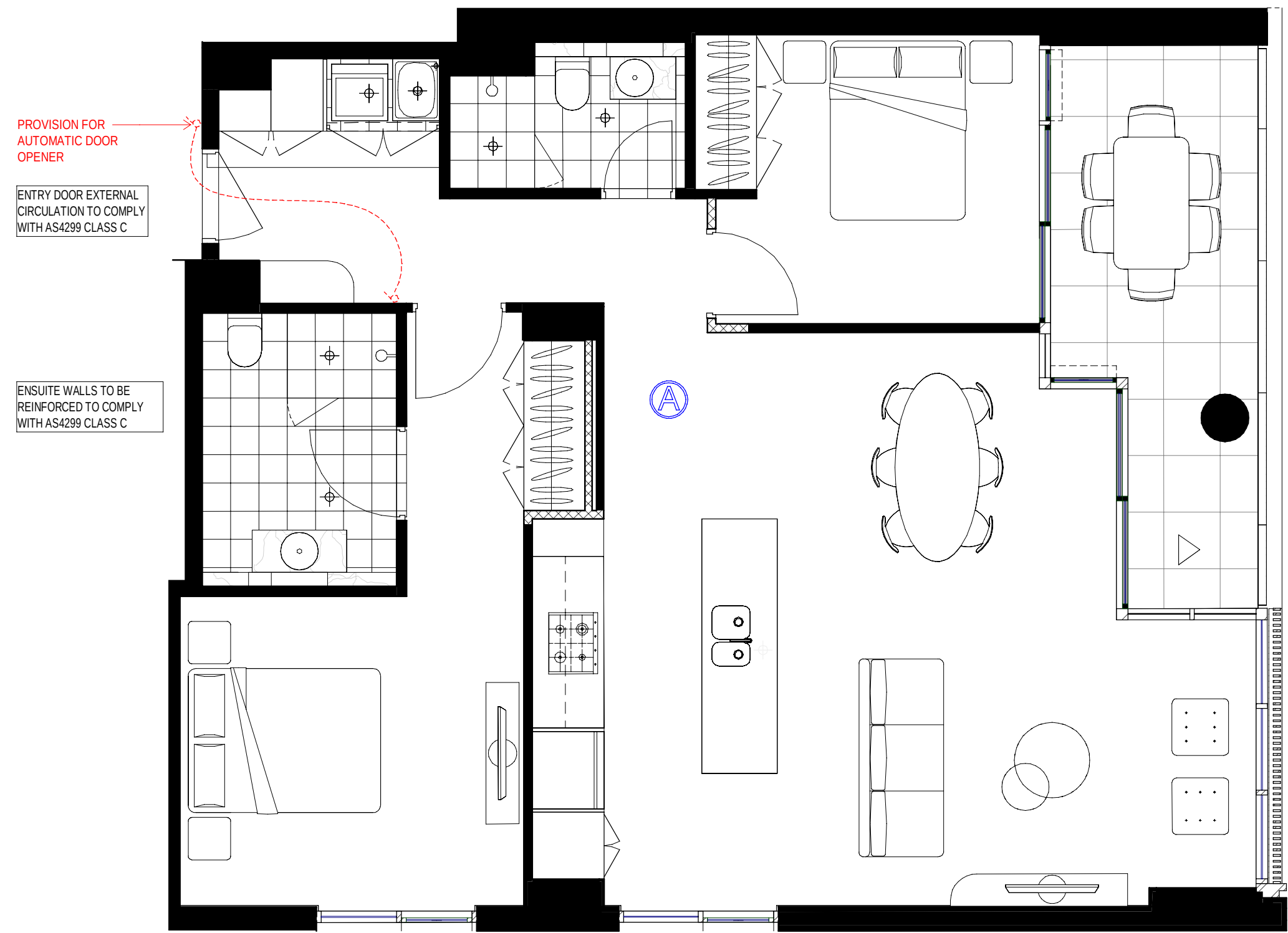
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rev: C

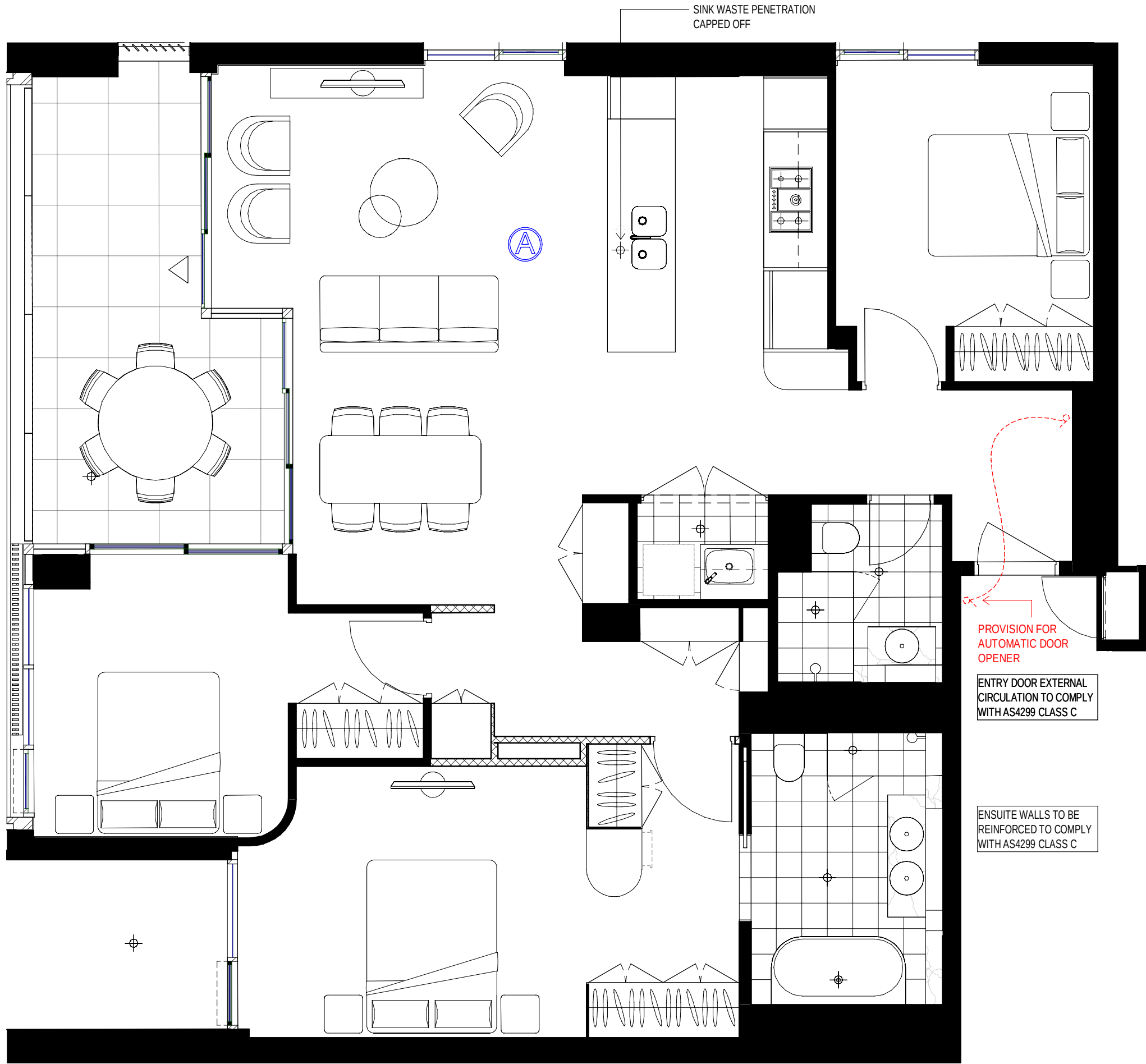


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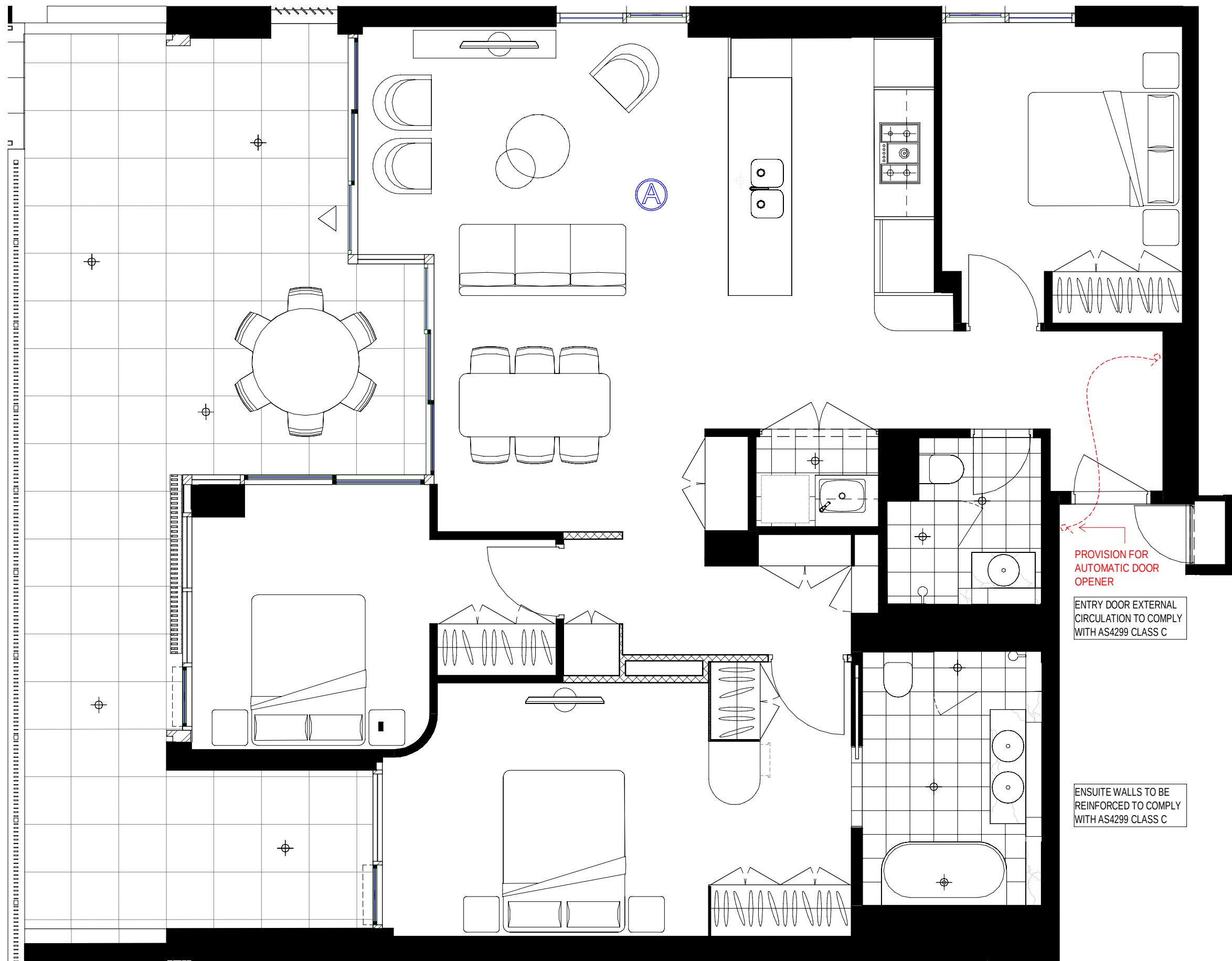




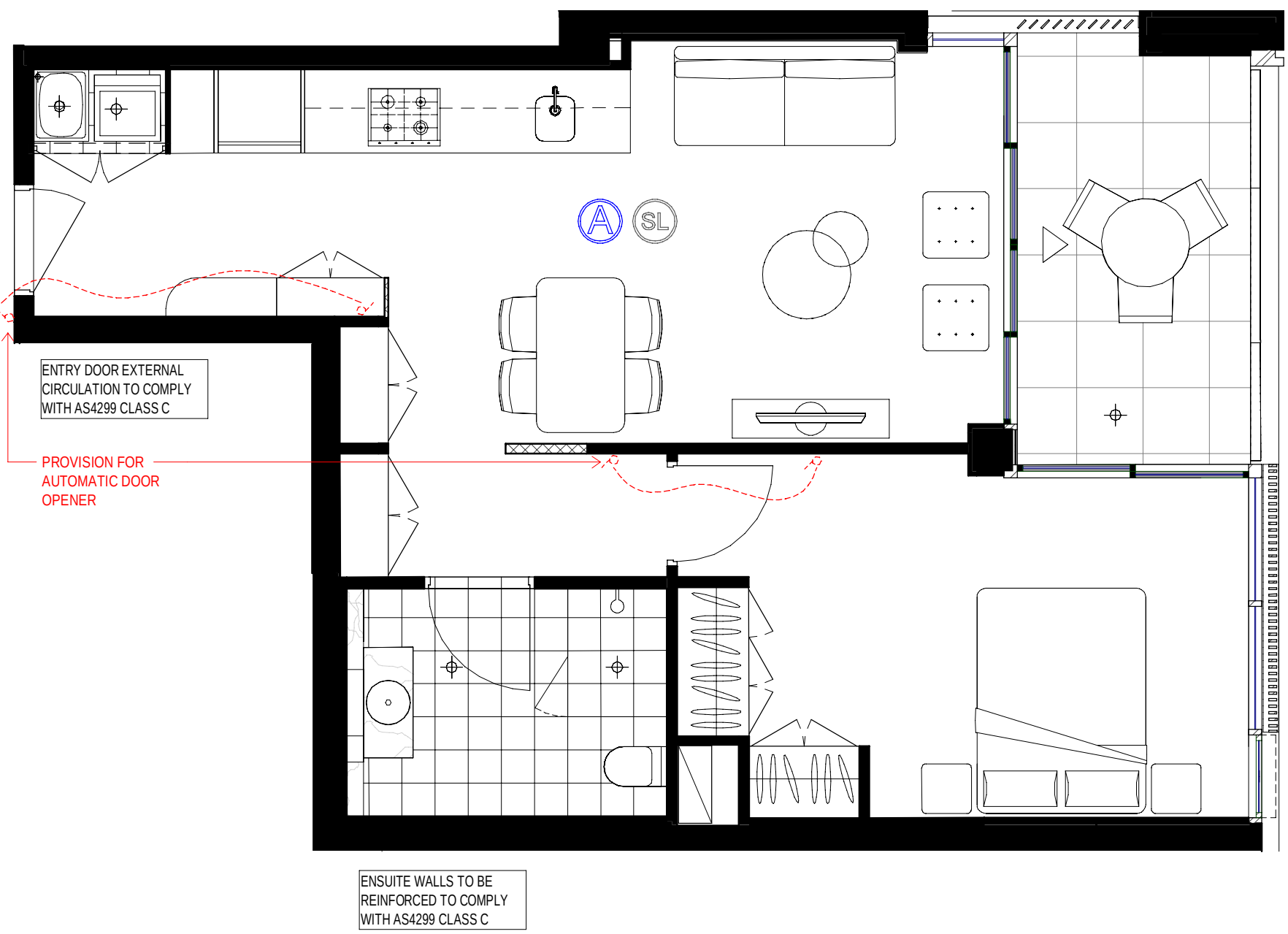
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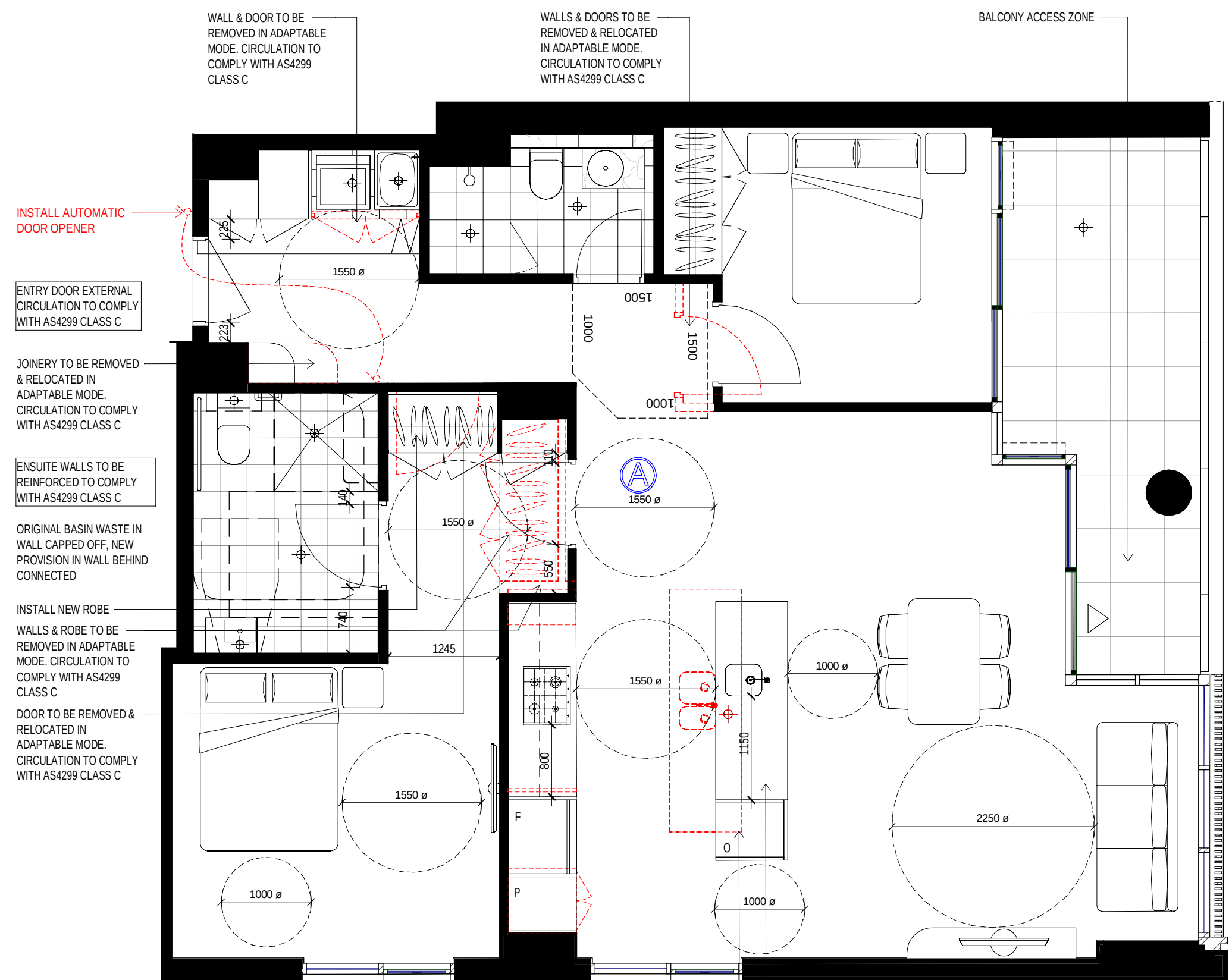
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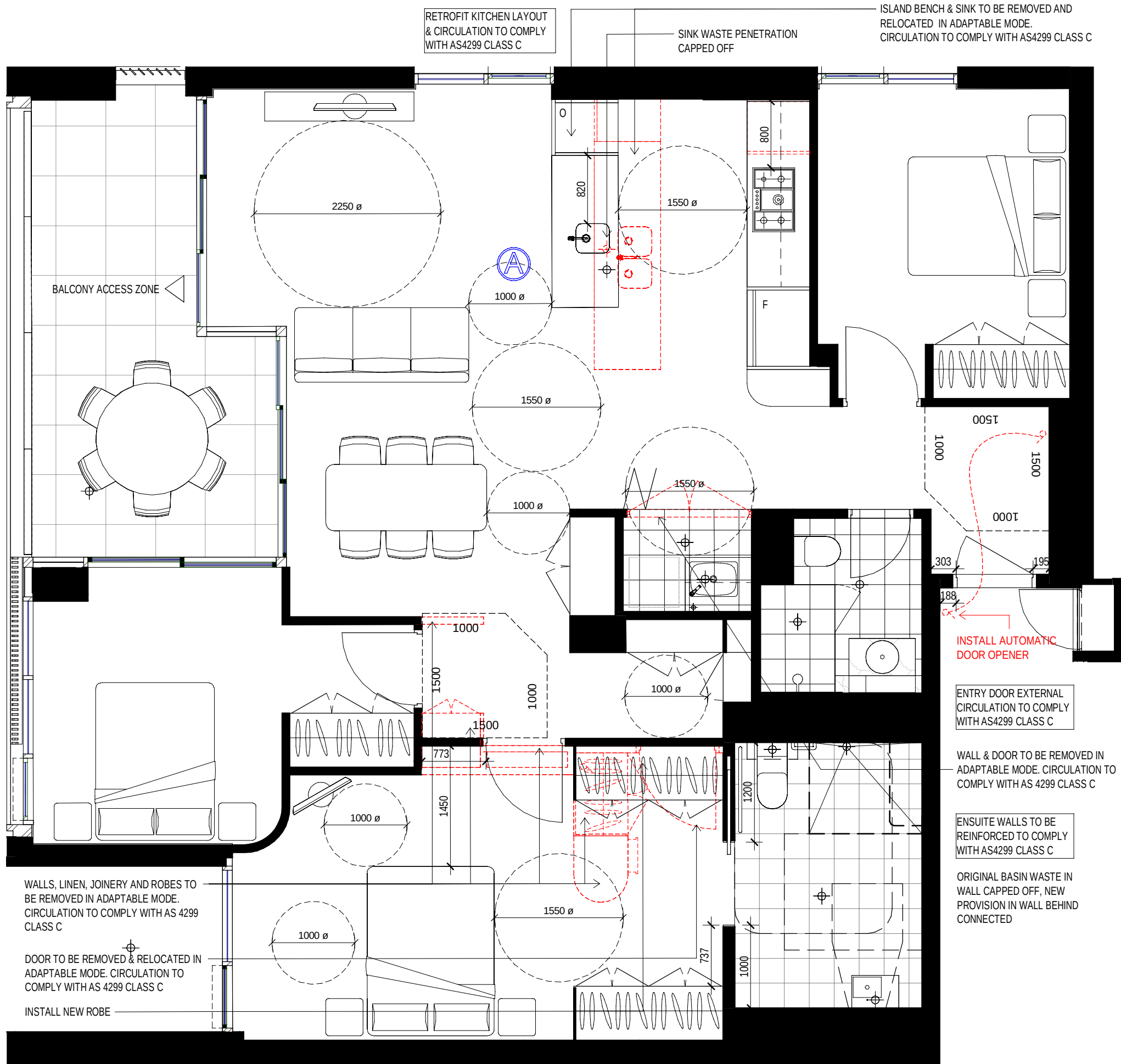
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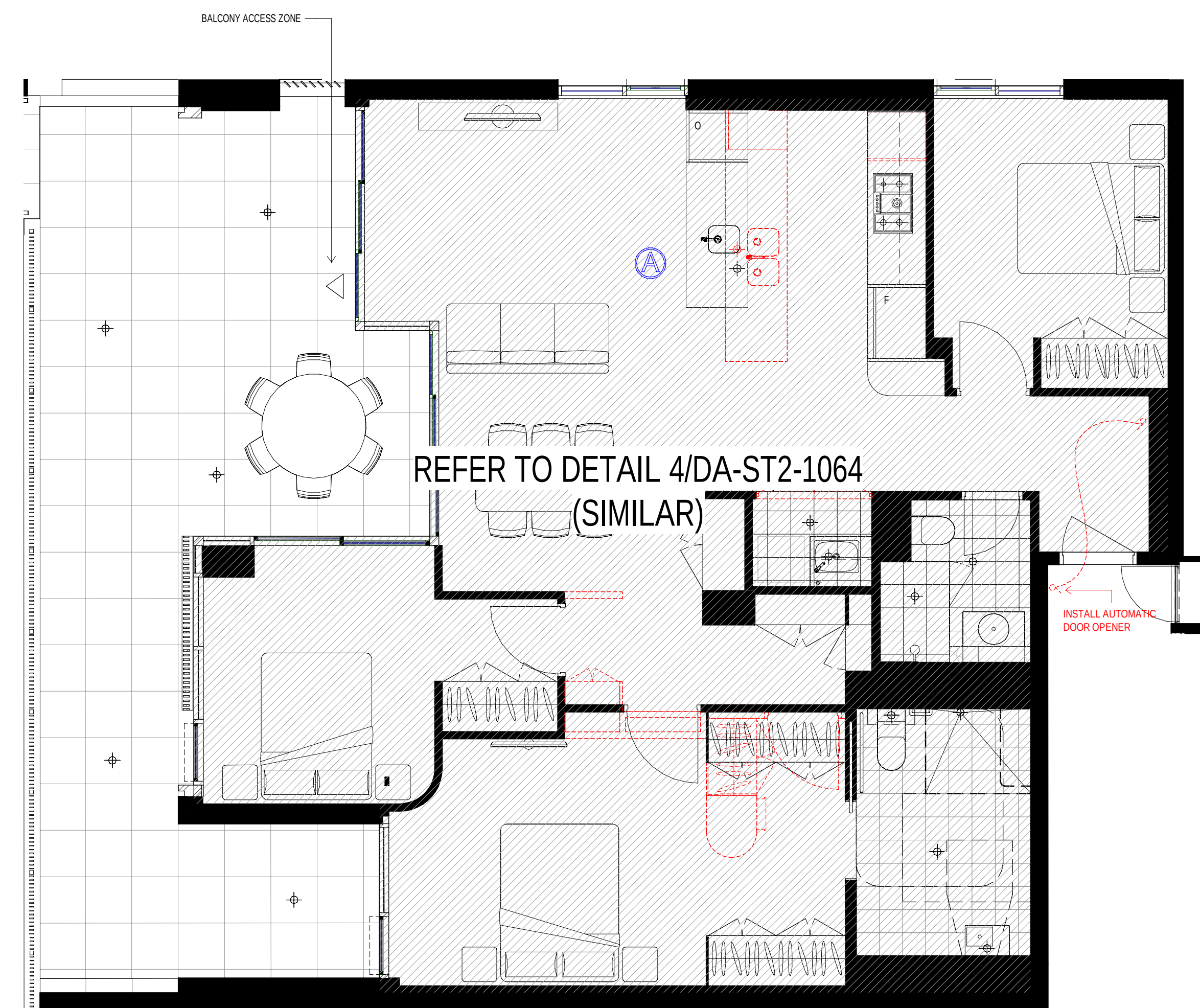
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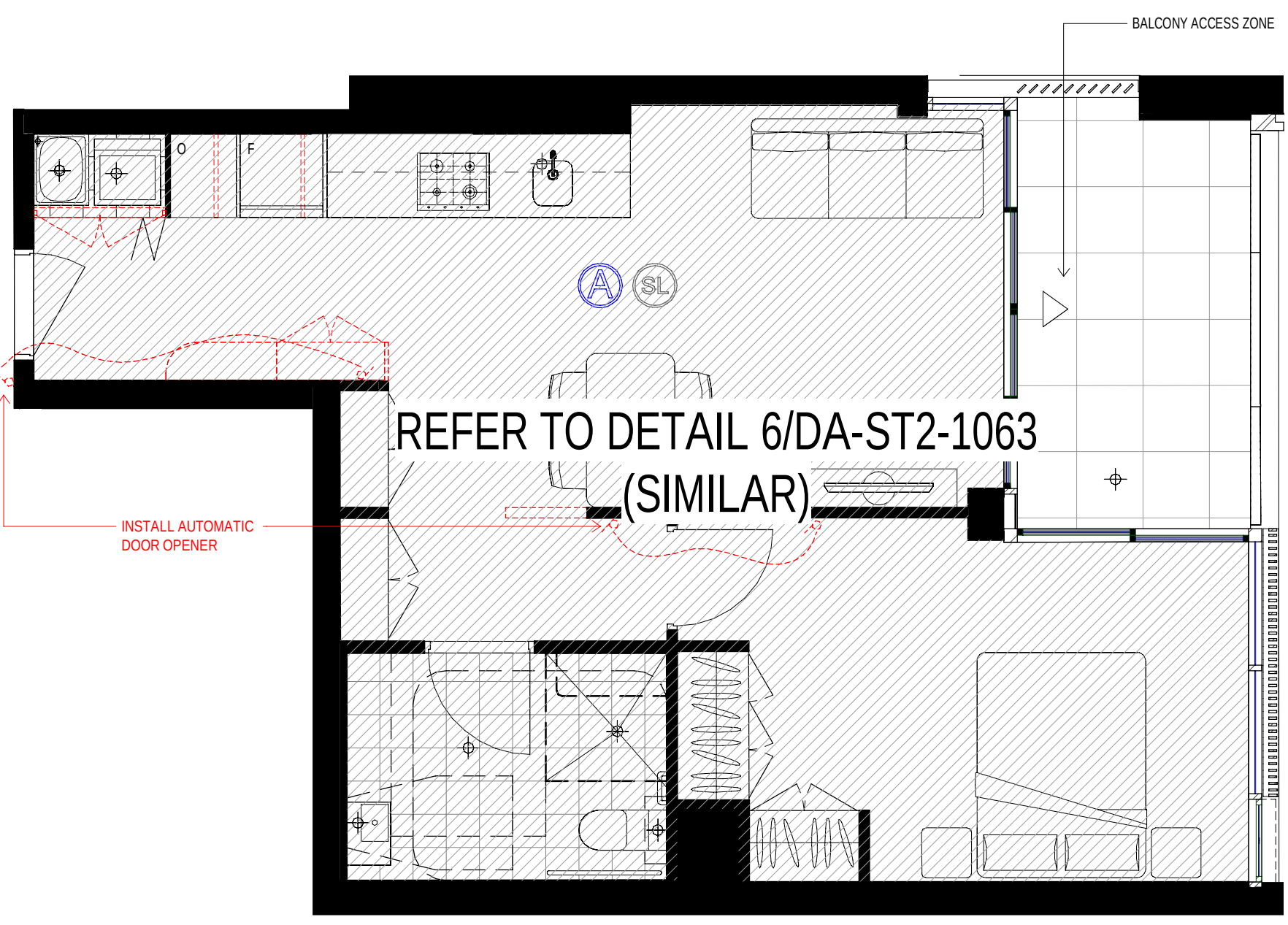
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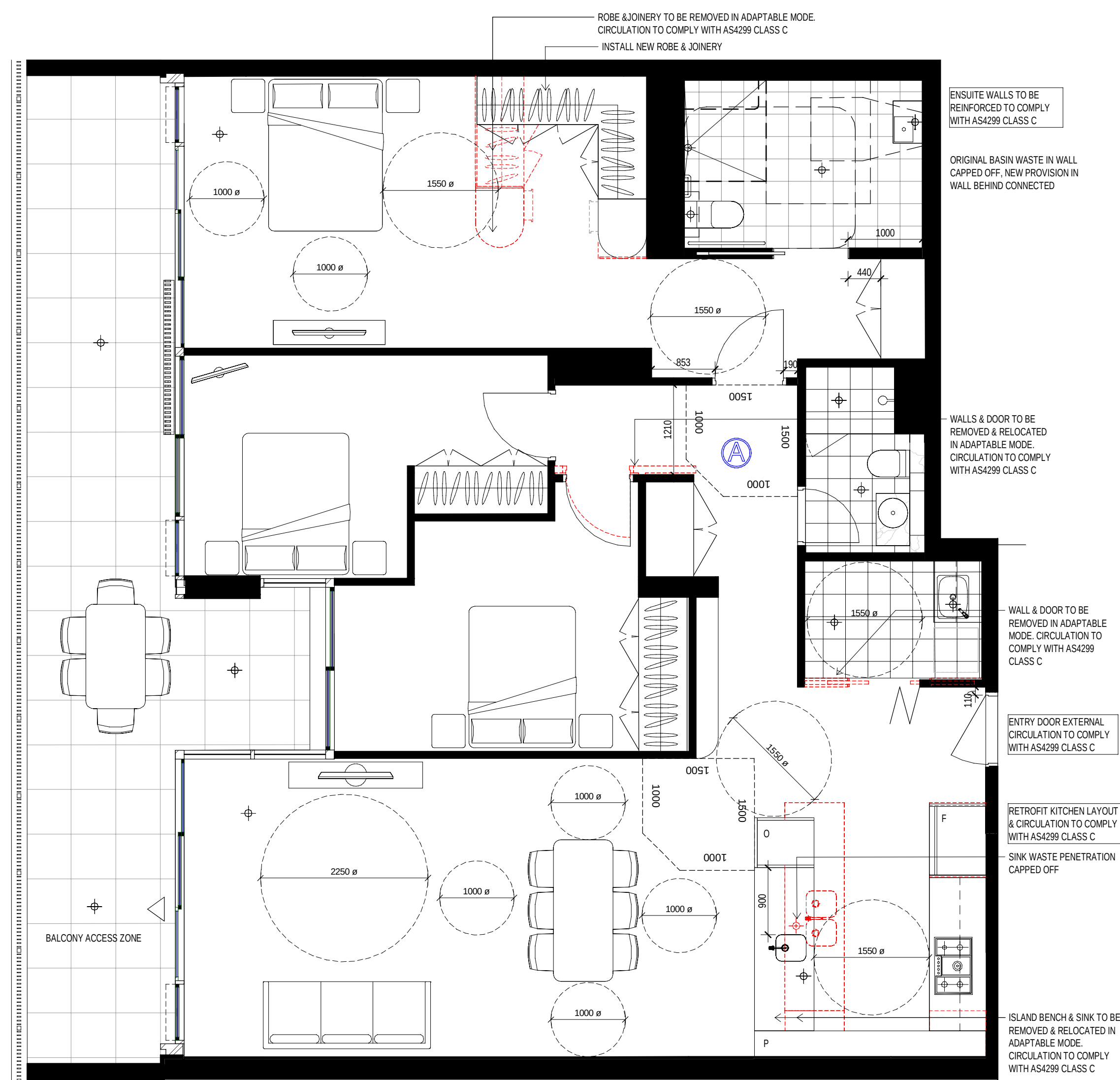


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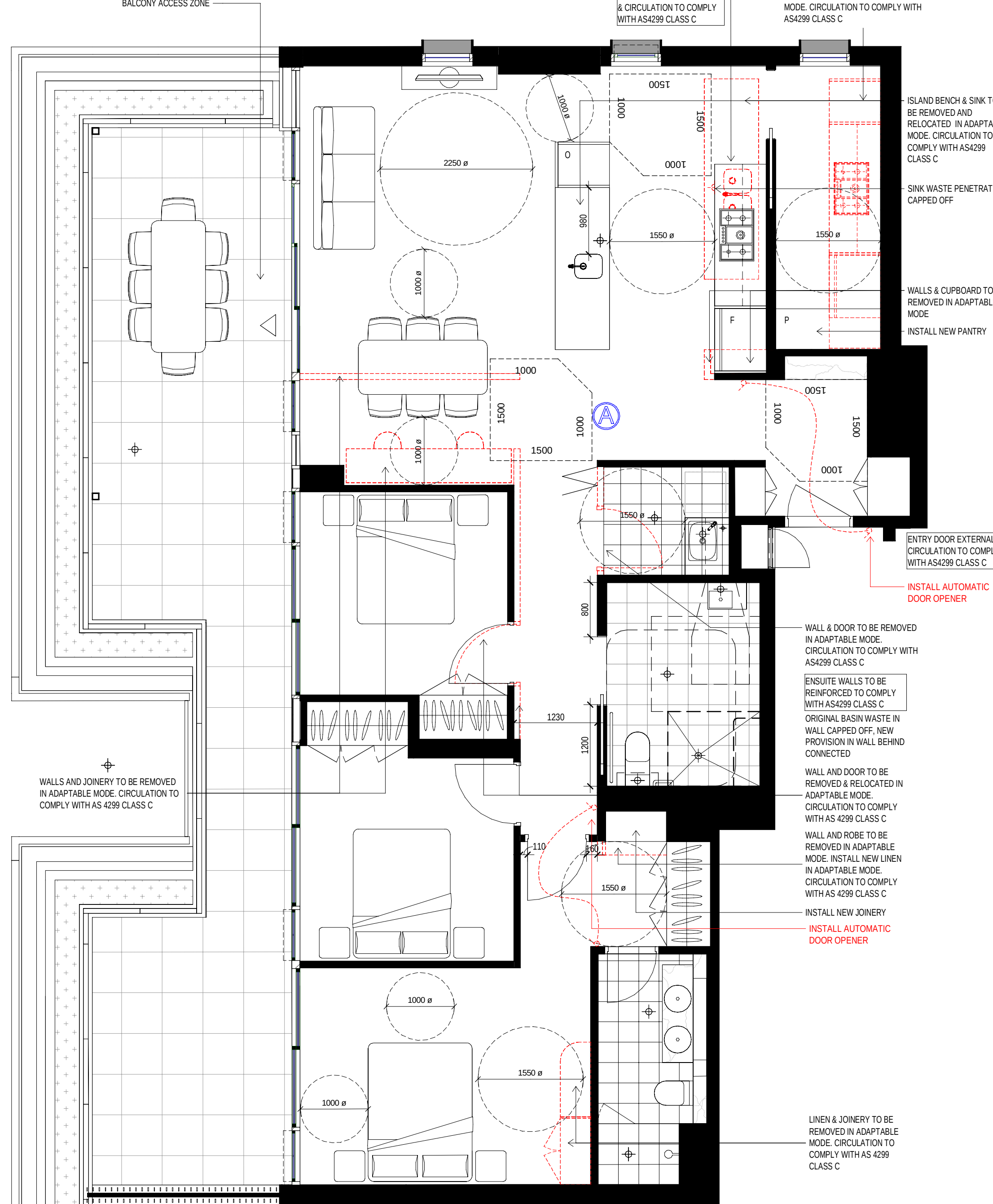




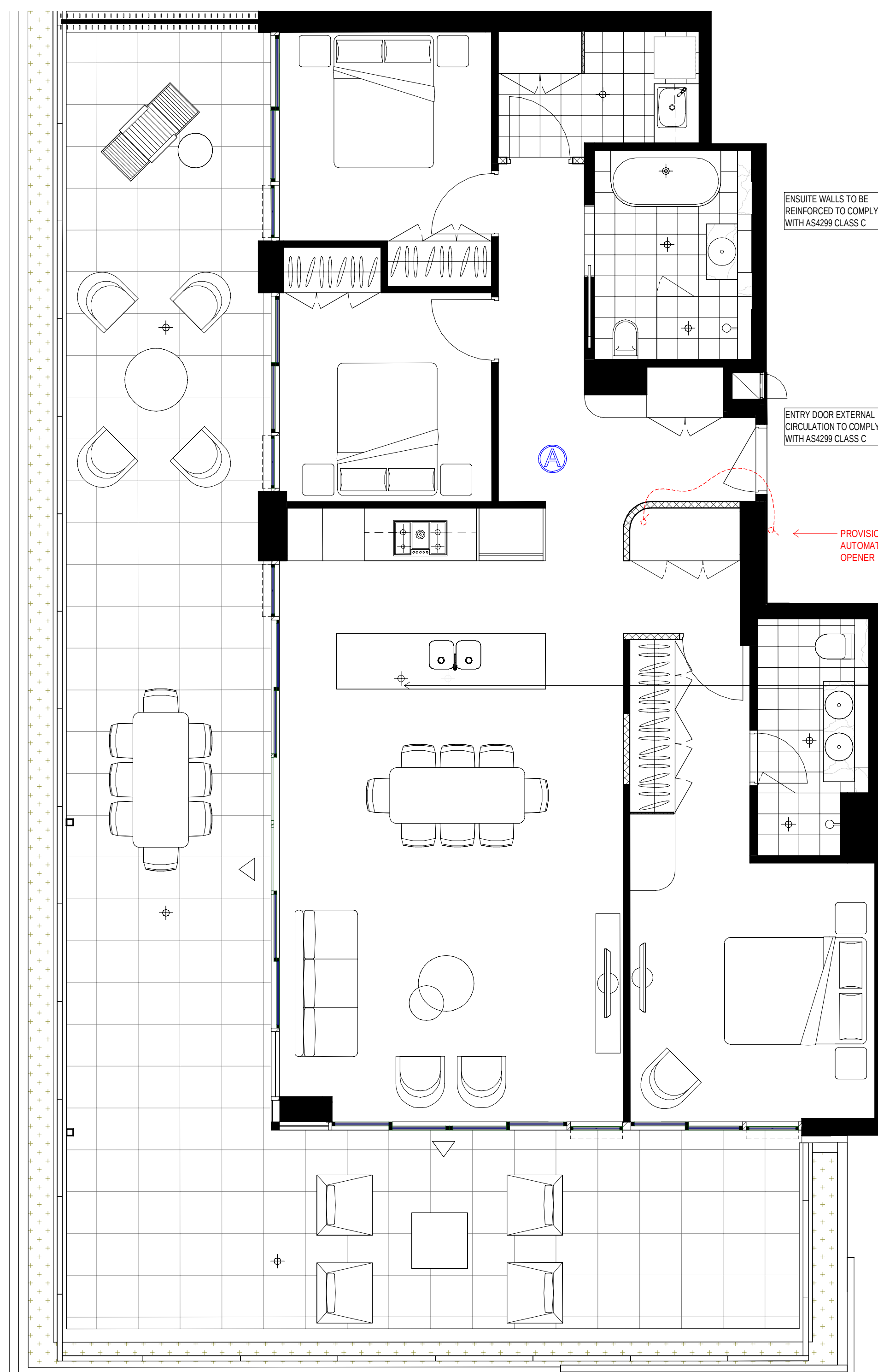




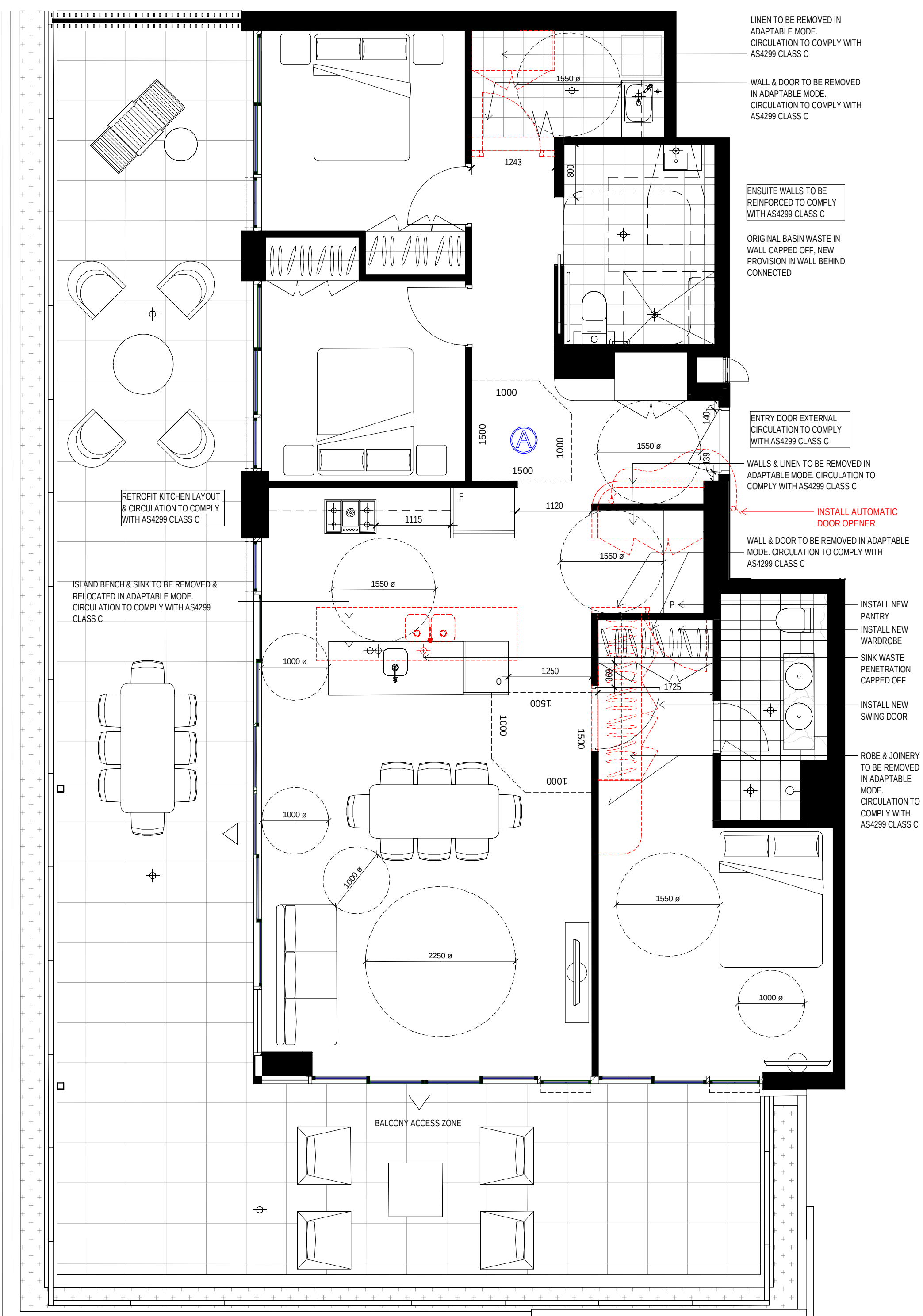
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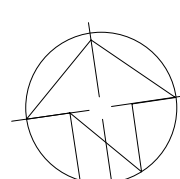


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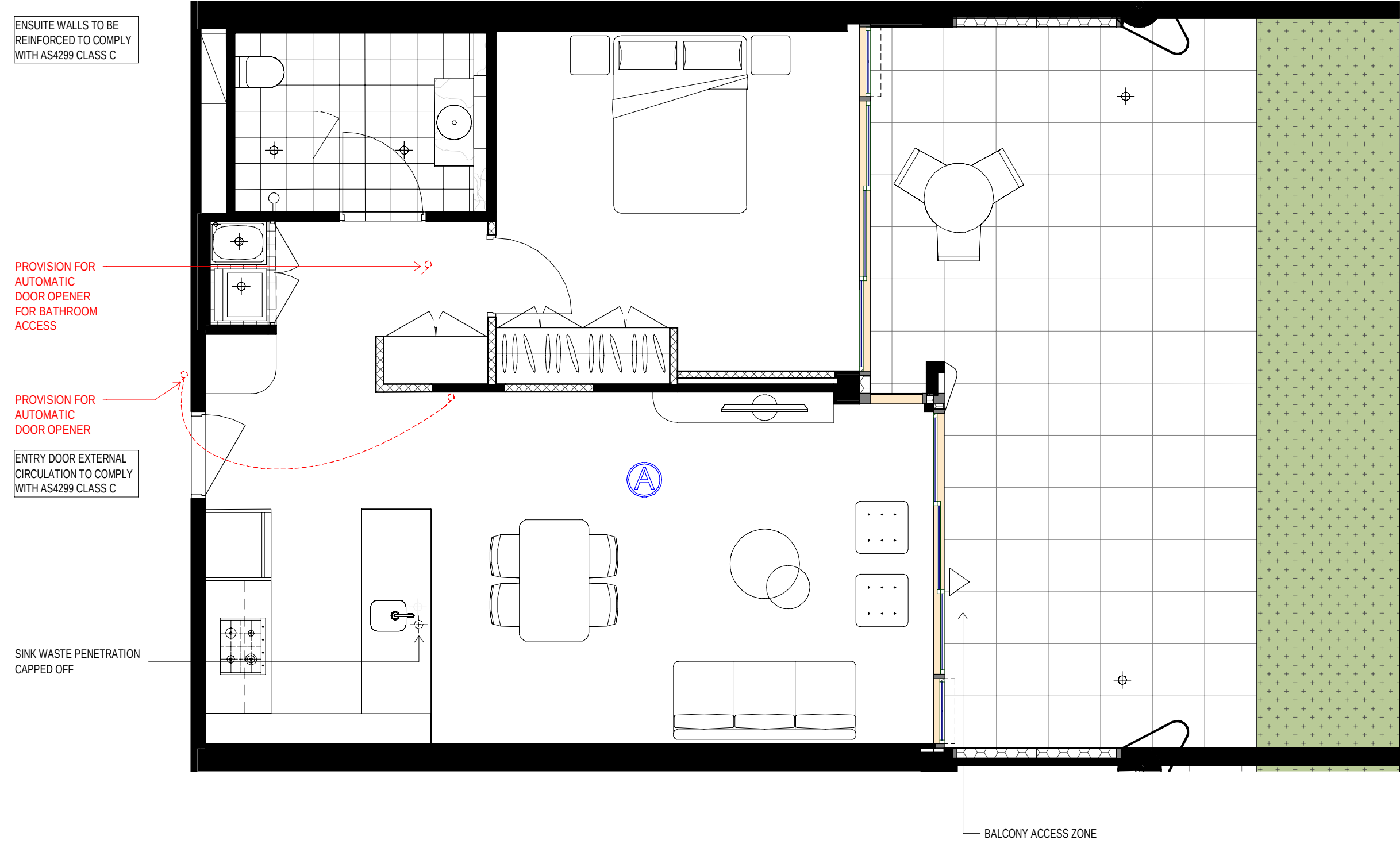
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approved: \_\_\_\_\_  
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job no 1910 date: \_\_\_\_\_ scale @ A0: 1 : 50  
lot no: \_\_\_\_\_ drawing no: DA-ST2-1067 rev: C

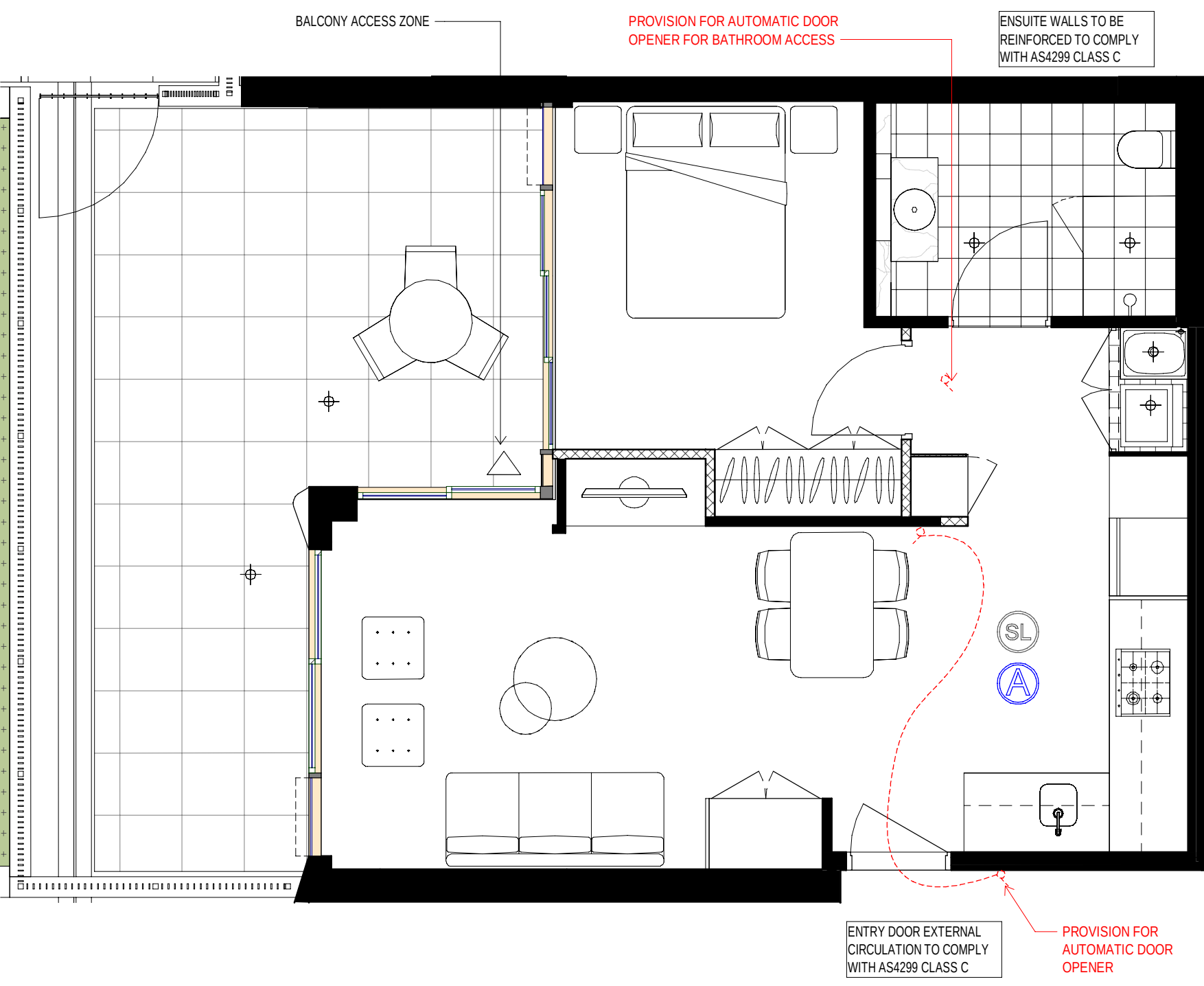


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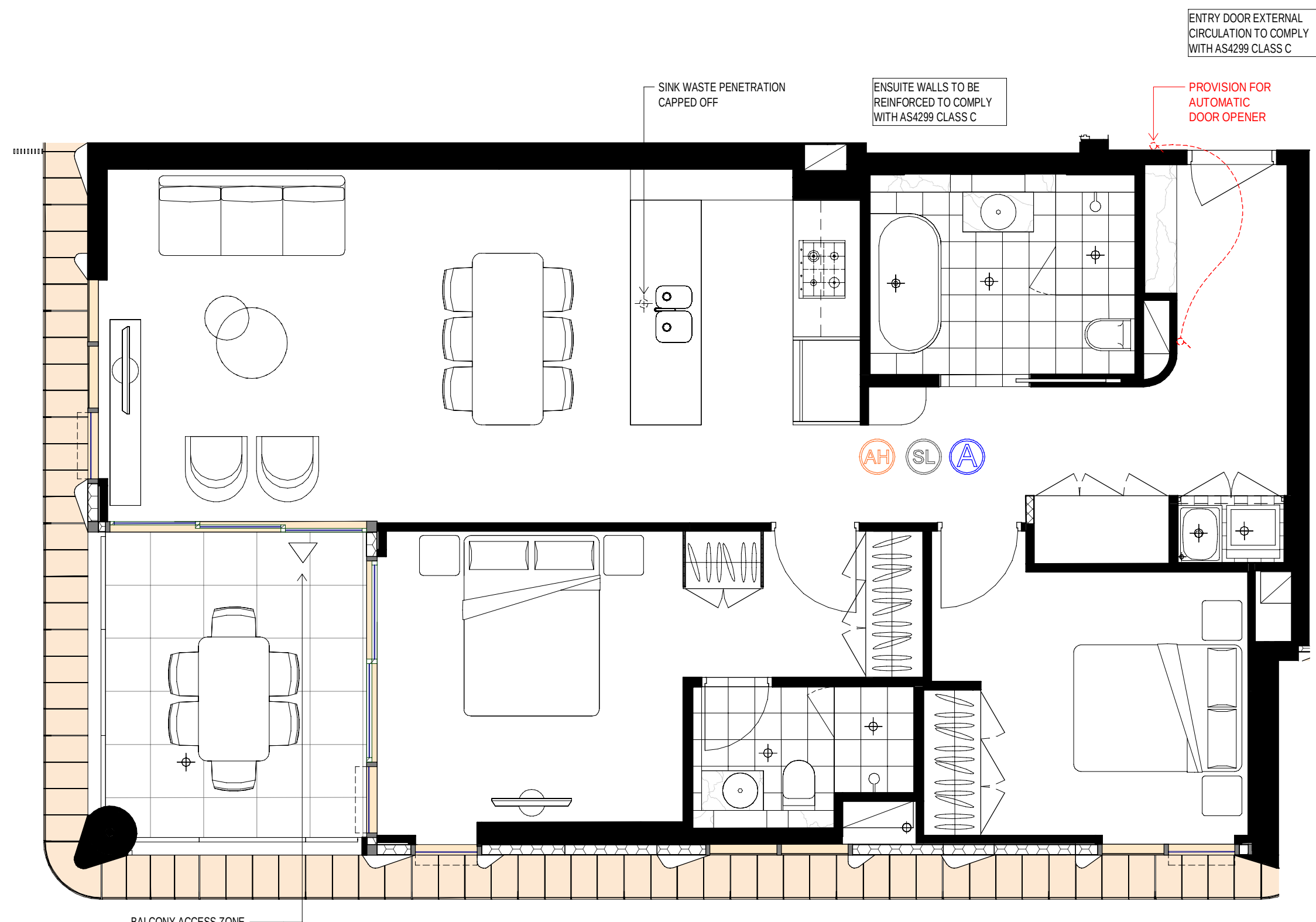




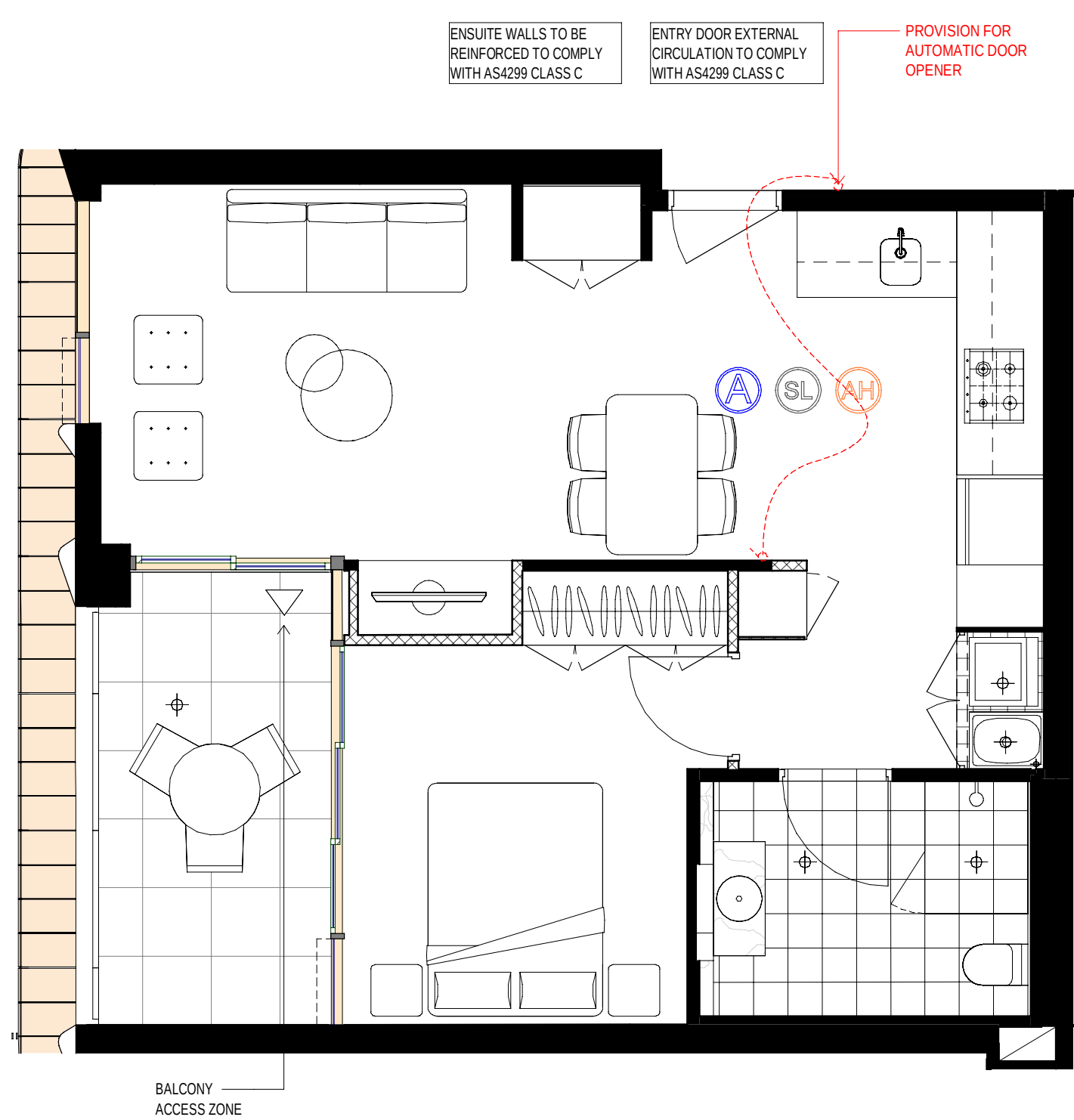
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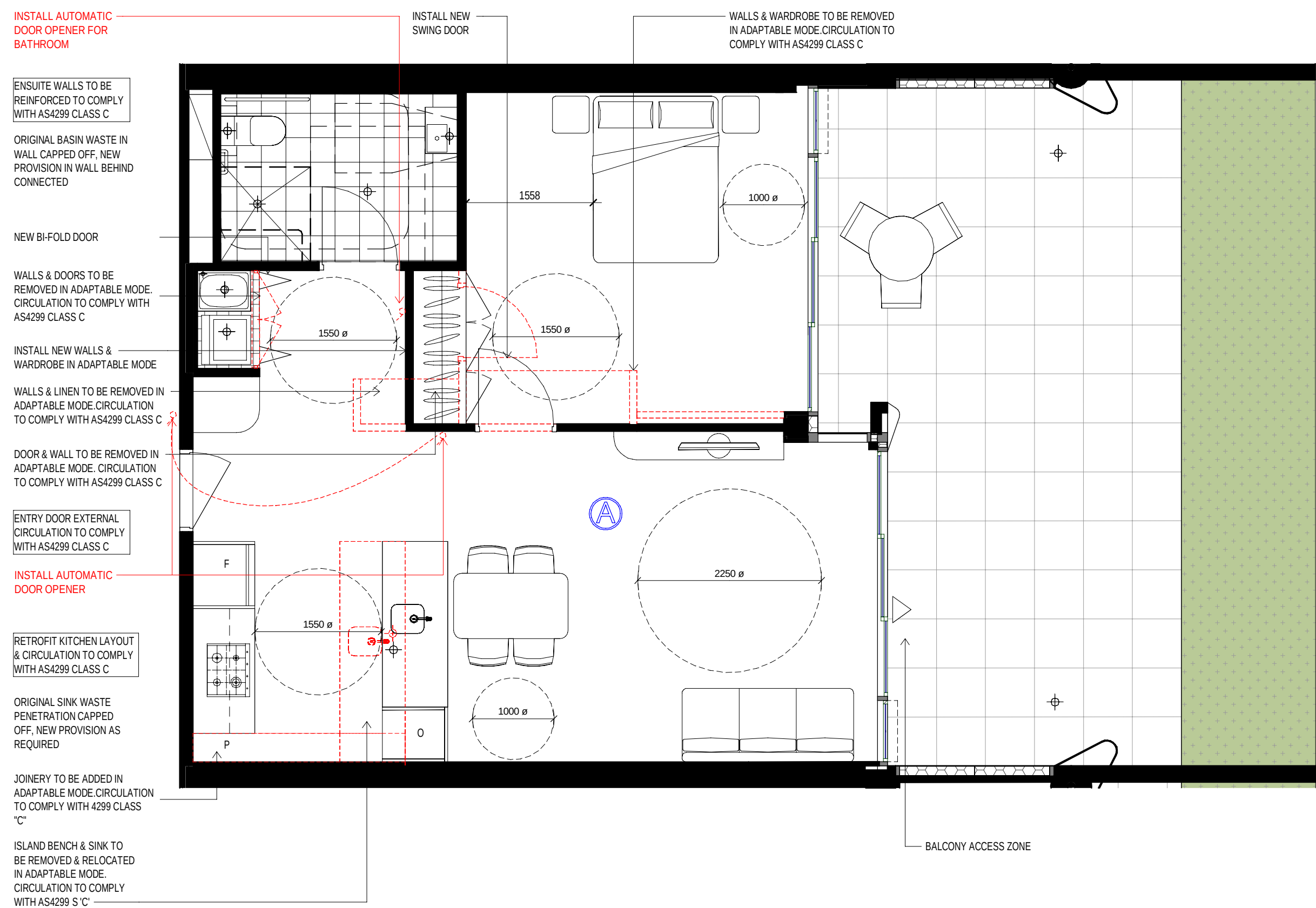
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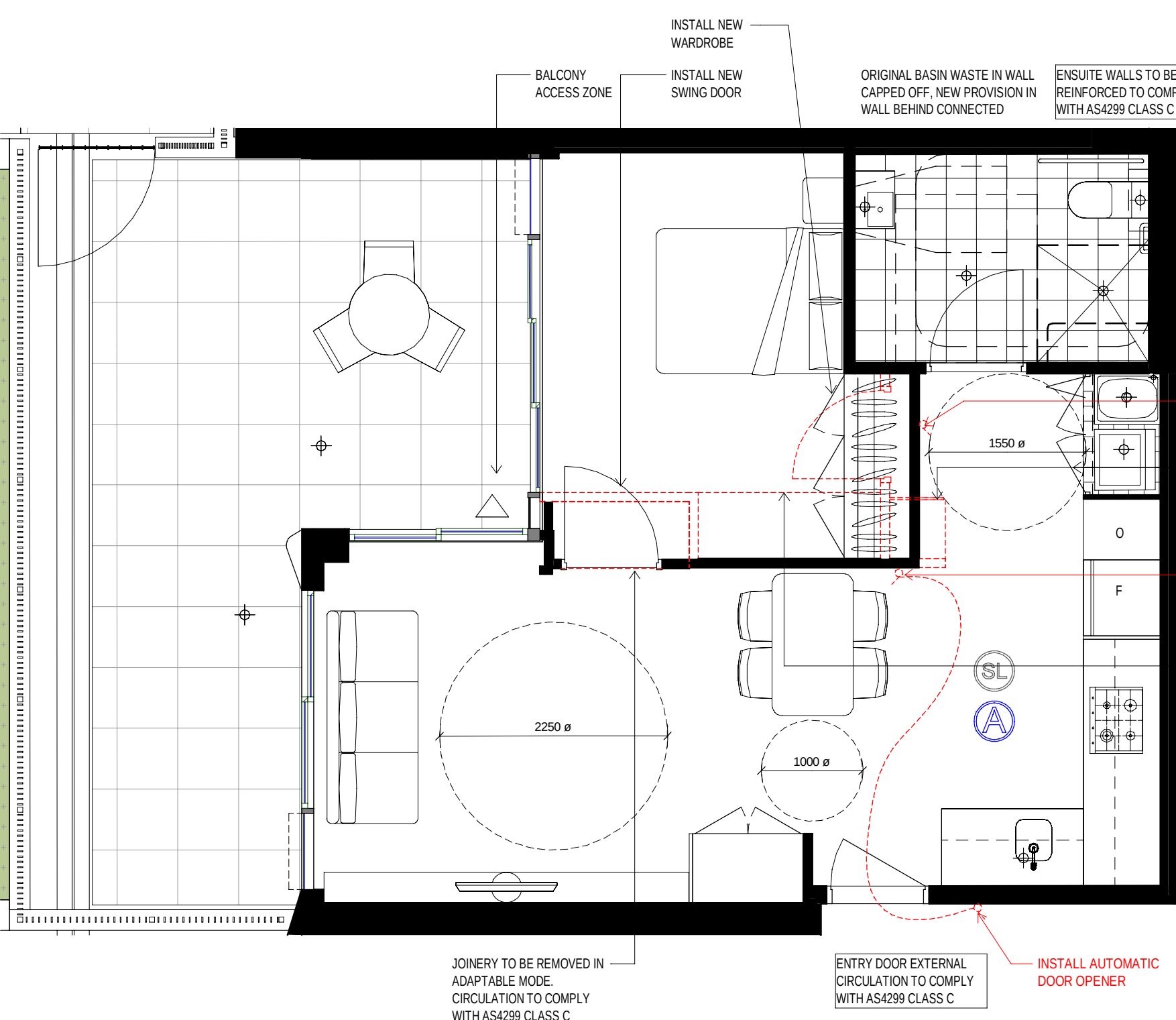
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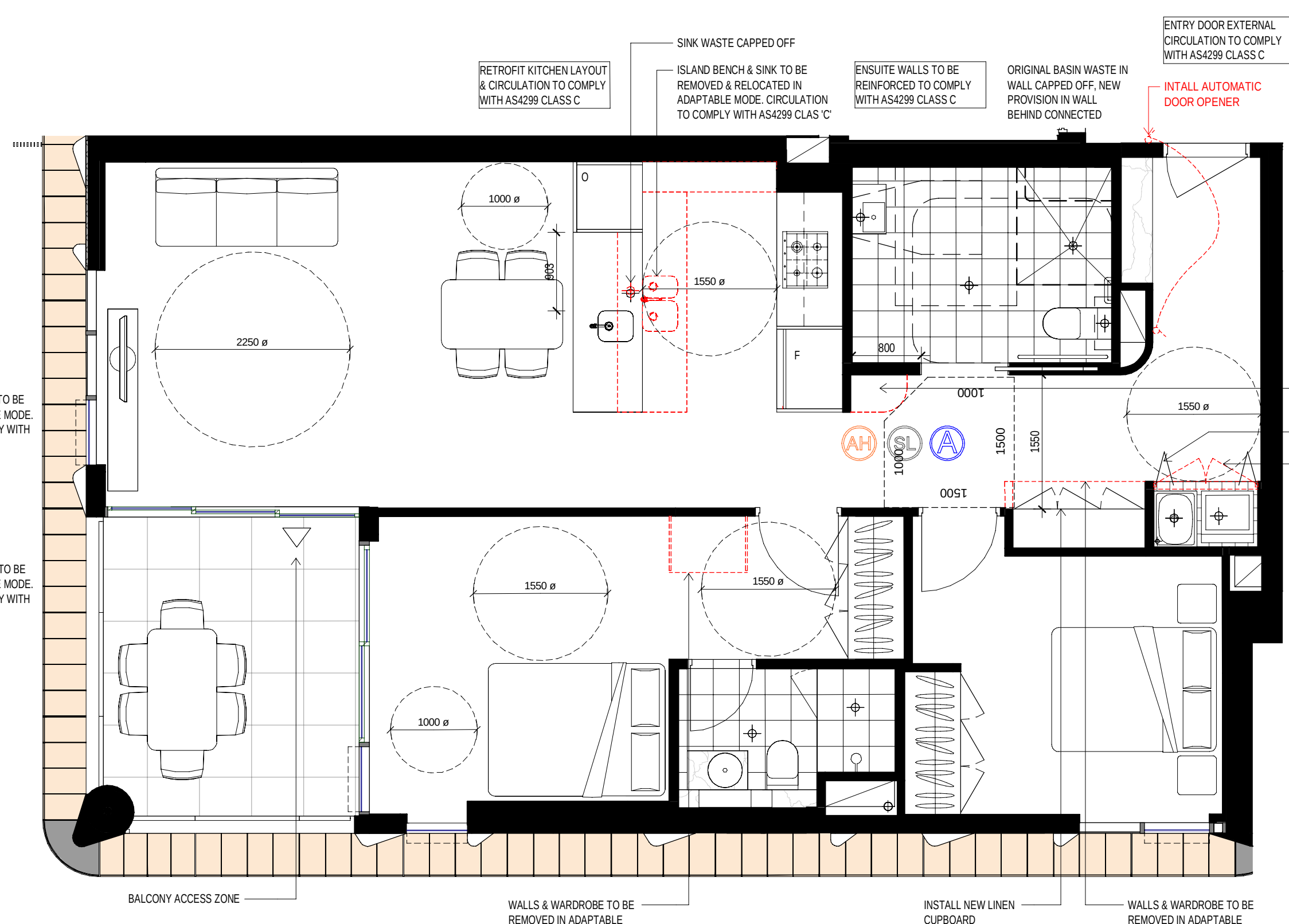
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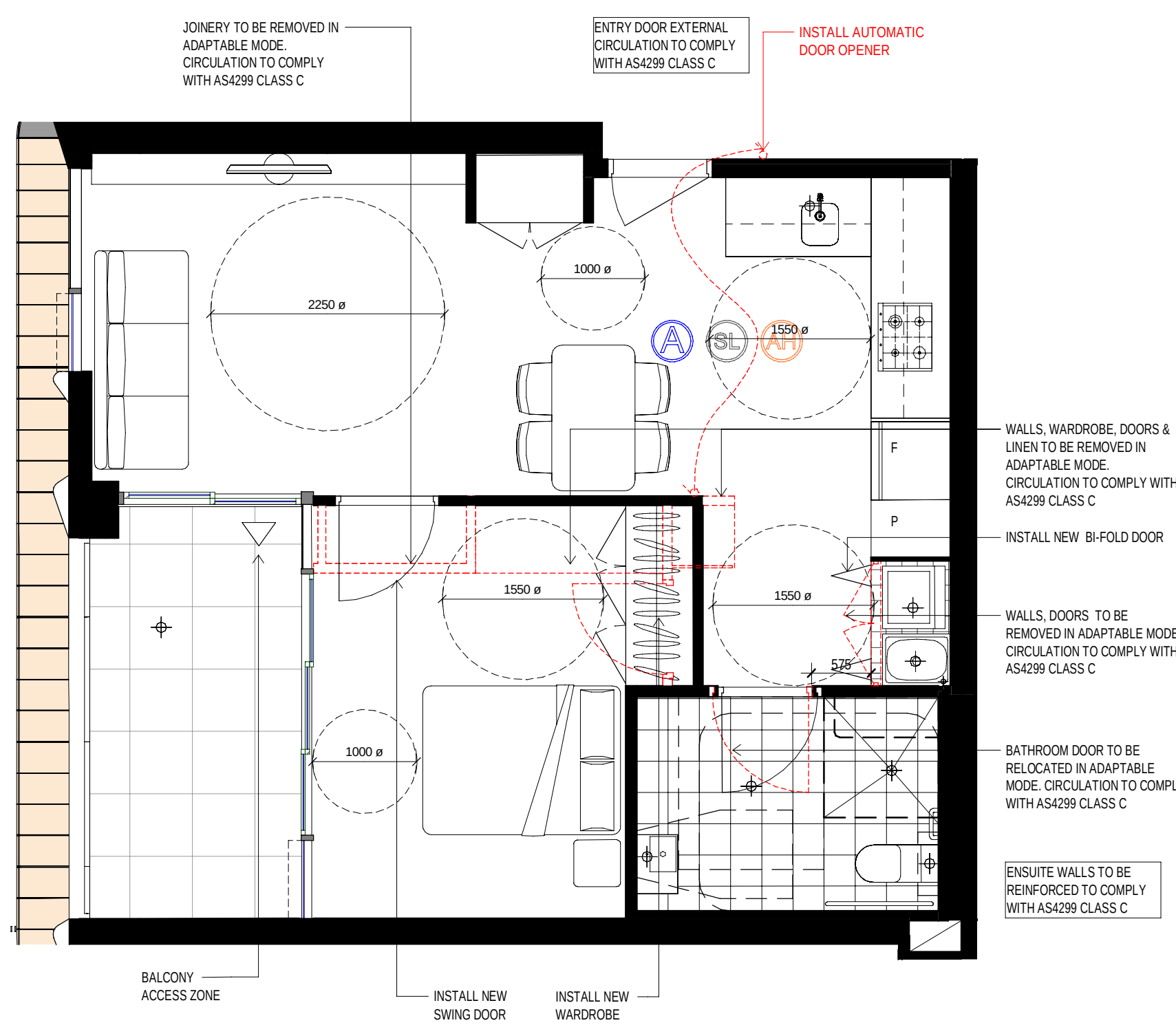
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4 Post-Adaptable Mode 1B  
1:50



6 Post-Adaptable Mode 2B  
1:50



8 Post-Adaptable Mode 1B  
1:50

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution
- 1.1 The drawings represent general architectural intent for the purpose of this development application only.
- 1.2 The internal layout is shown indicatively and is subject to further design development.
- 1.3 The dimensions shown are general only and are subject to further design resolution.
- 1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.
- 1.5 The size and position of house sun screens is indicative and shown in open and closed positions.
- 1.6 Ceiling RL, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.
- 1.7 Landscape component is shown indicatively only and subject to further design development at later stage.
- 1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, fans, aerators, etc.
- 1.9 Balcony areas do not include planters

2. Graphic presentation
- 2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.
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- 3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.
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| date       | rev | description                               |
|------------|-----|-------------------------------------------|
| 04/09/2020 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

| project                                | location          |
|----------------------------------------|-------------------|
| 6-30 Artarmon Road Willoughby NSW 2068 | Artarmon NSW 2068 |

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architect

CHROFI

Mirvac Design

Mirvac Design Pty. Ltd.  
Level 20, 200 George St, Sydney NSW 2000  
Tel: 02 9550 0000  
Fax: 02 9550 0101  
www.mirvac.com.au

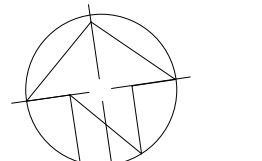
proponent:

Mirvac

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APARTMENT

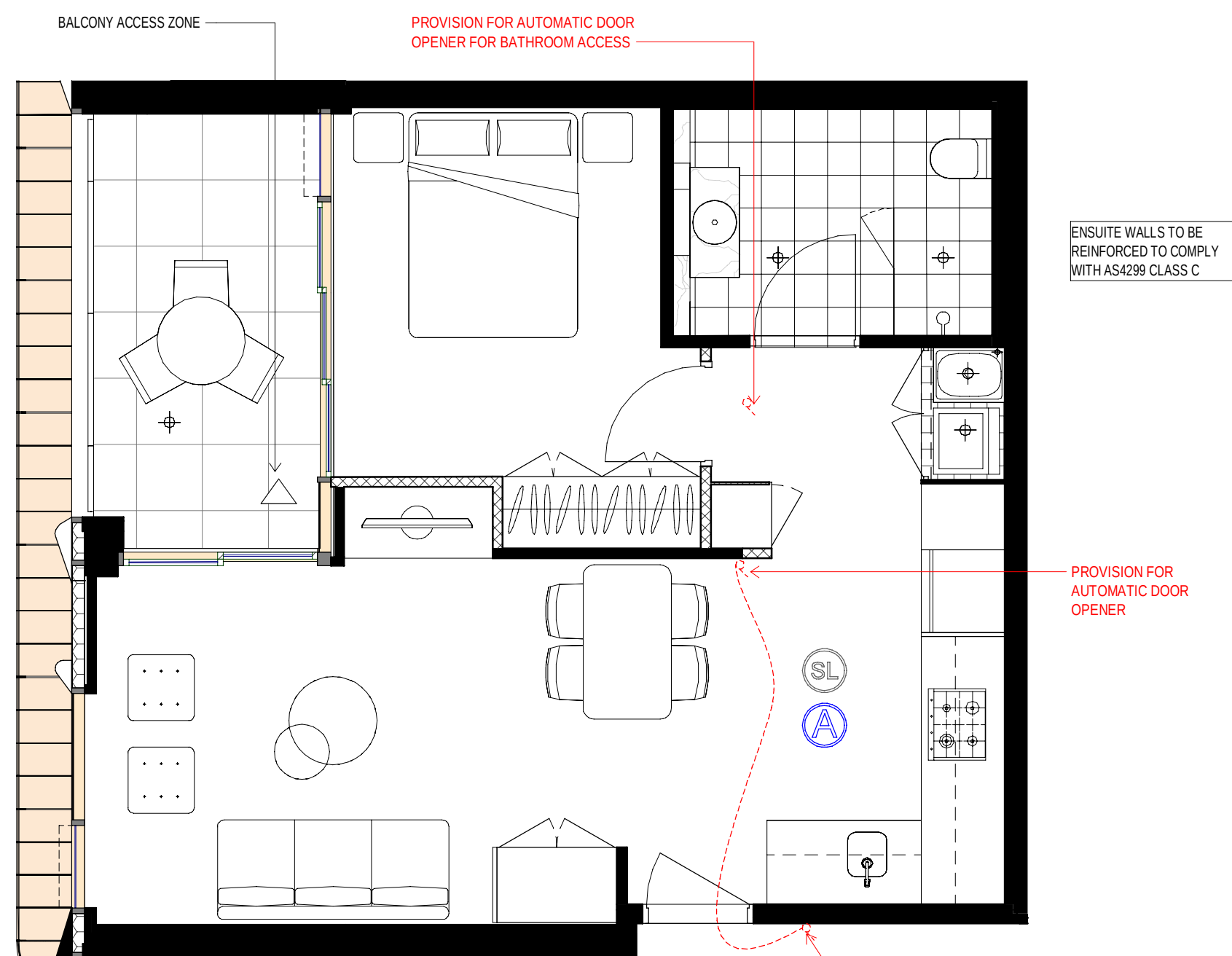
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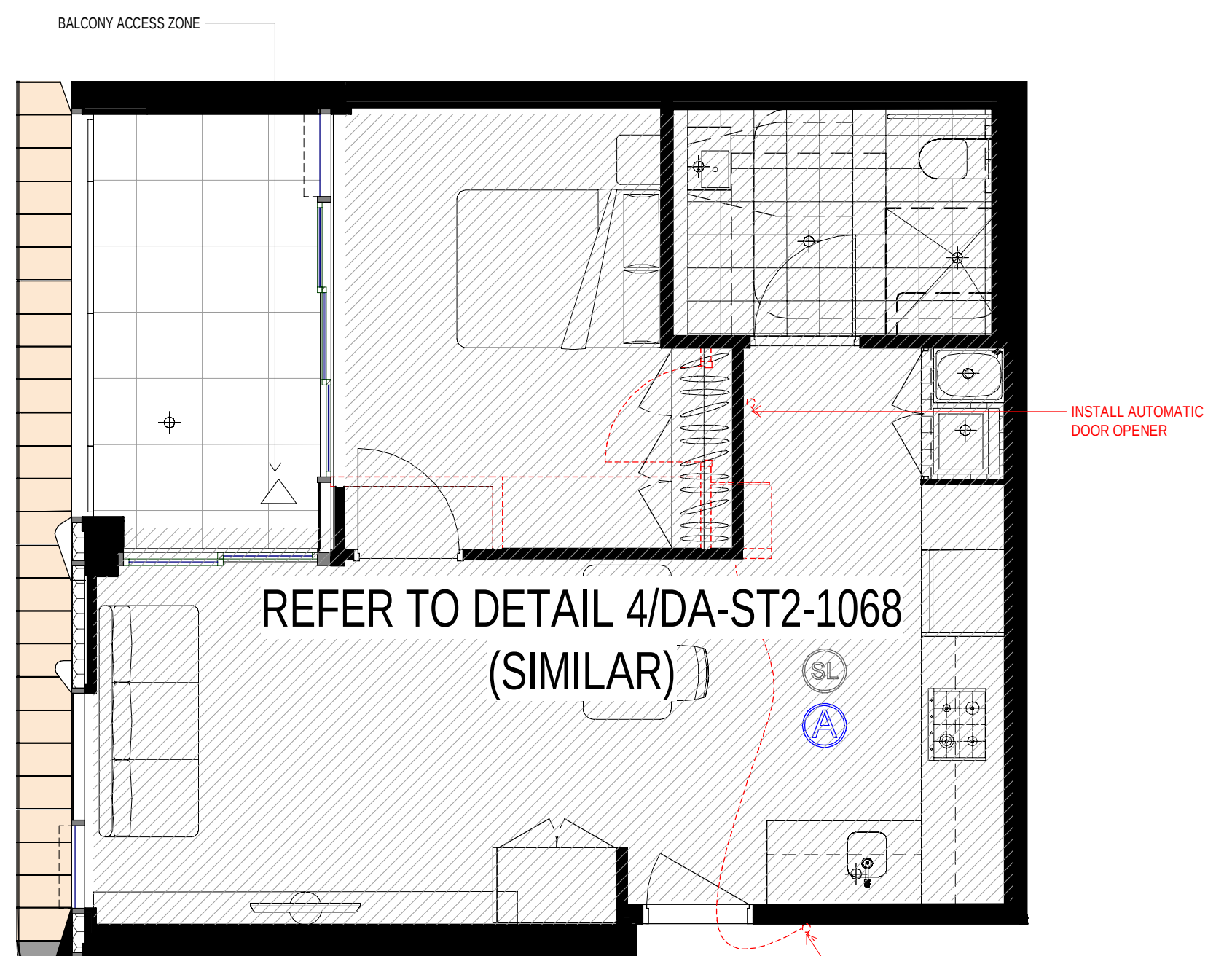


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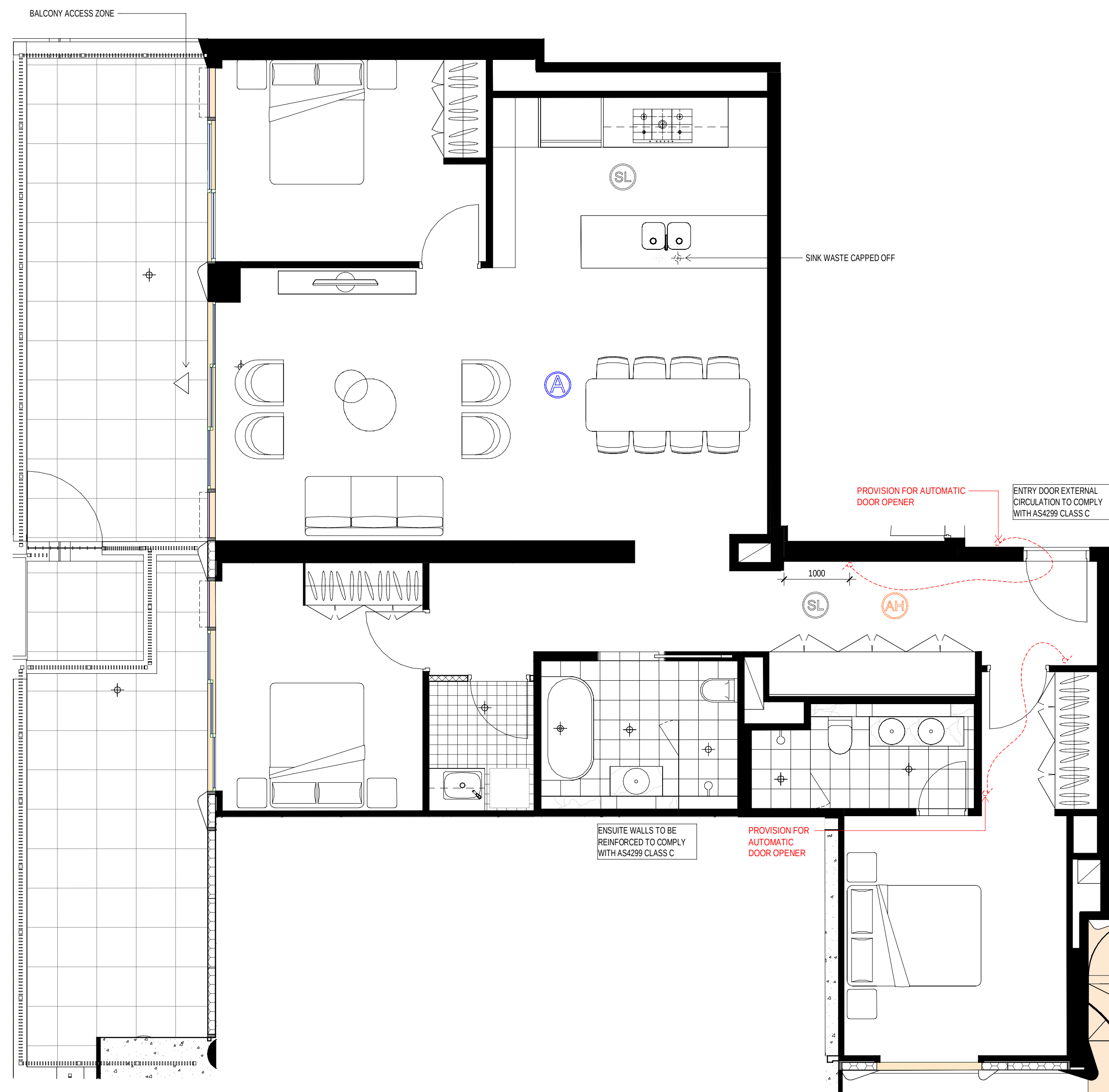




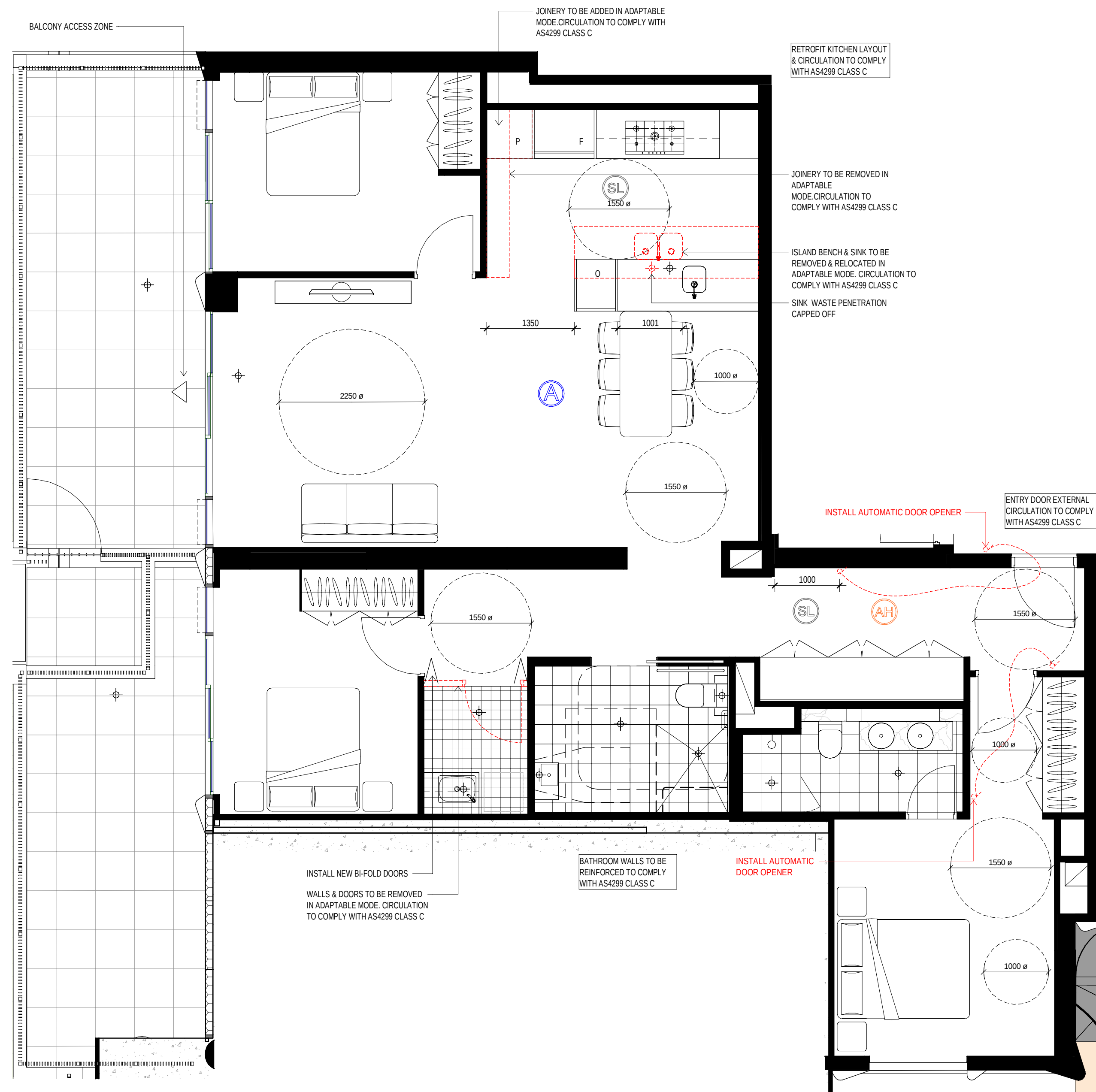
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2 Post-Adaptable Mode 1B  
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5 Pre-Adaptable Mode 3B  
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3 Post-Adaptable Mode 3B  
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| INTERVIEW                                 |
|-------------------------------------------|
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

##### project:

6-30 Artarmon Road Willoughby NSW 2068

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##### architect:

CHROFI

Mirvac Design

Level 20, 200 George St, Sydney NSW 2000  
Tel: 02 9550 0000  
Fax: 02 9550 0101  
mirvac.com.au

##### proponent:

MIRVAC

##### BBB:

BLDG D - ADAPTABLE APARTMENT

##### drawn:

job no. 1.910

##### scale:

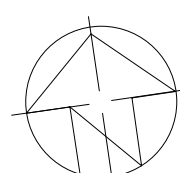
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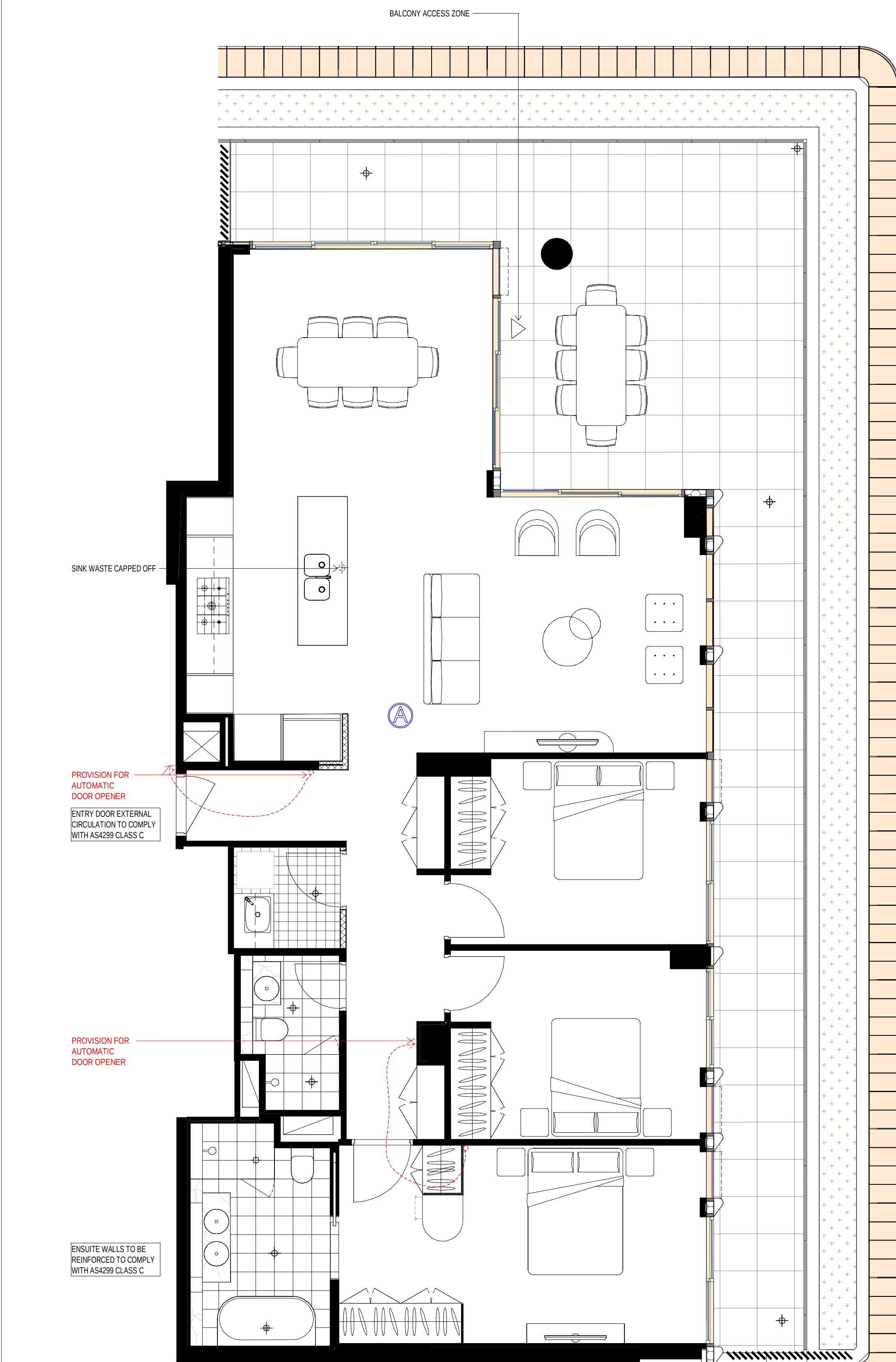
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rev. C

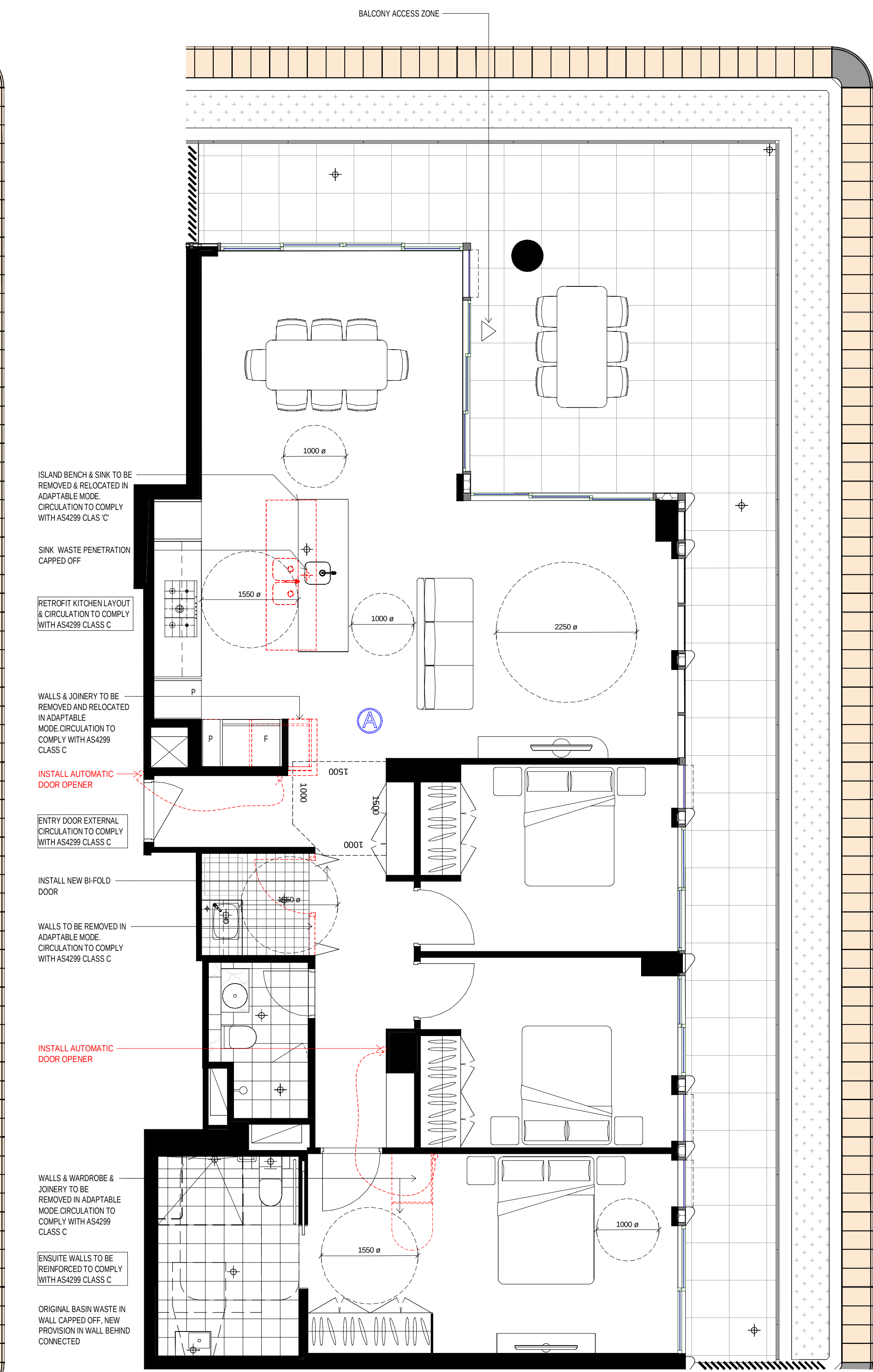


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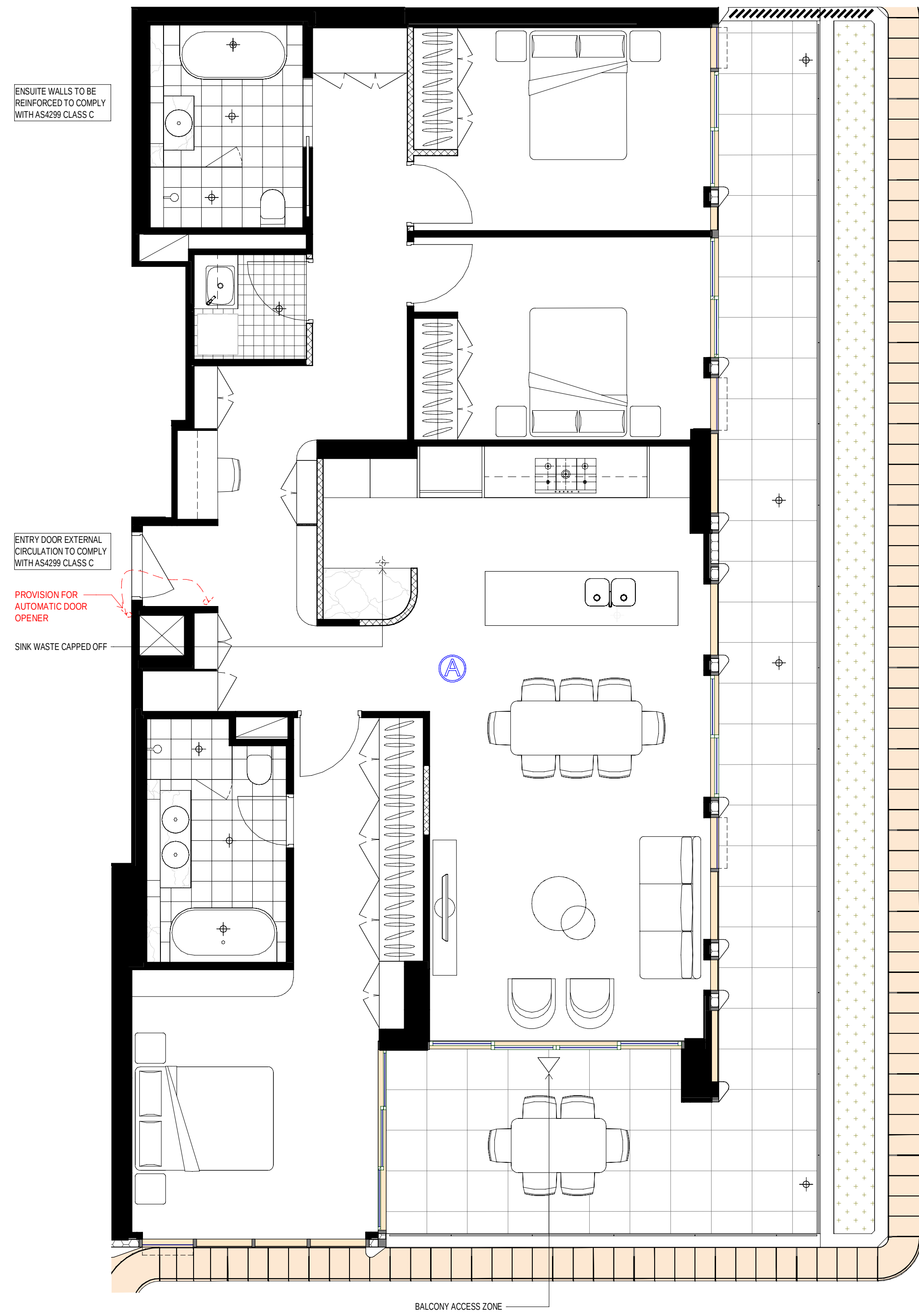




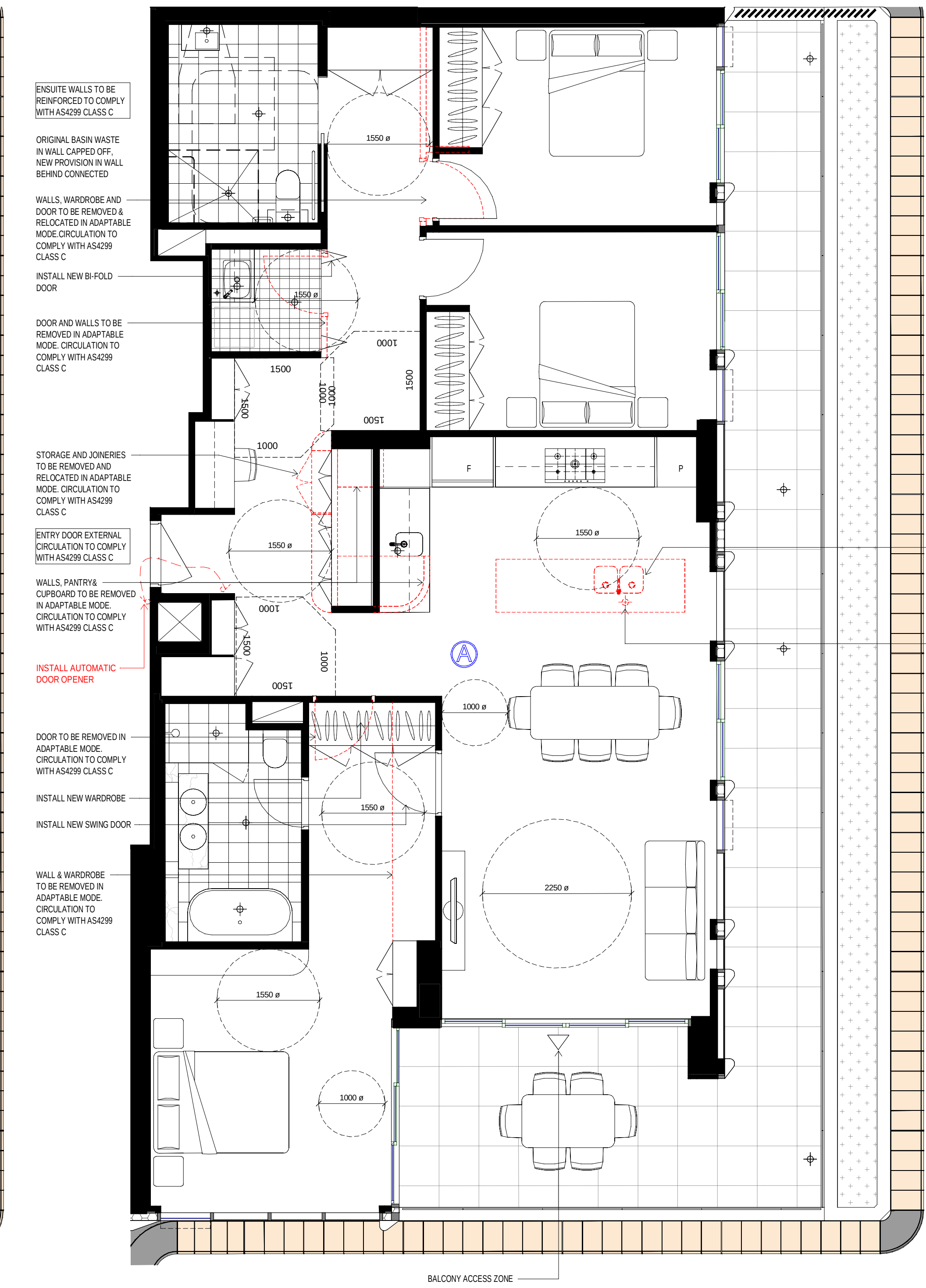
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3 Pre-Adaptable Mode 3B  
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4 Post-Adaptable Mode 3B  
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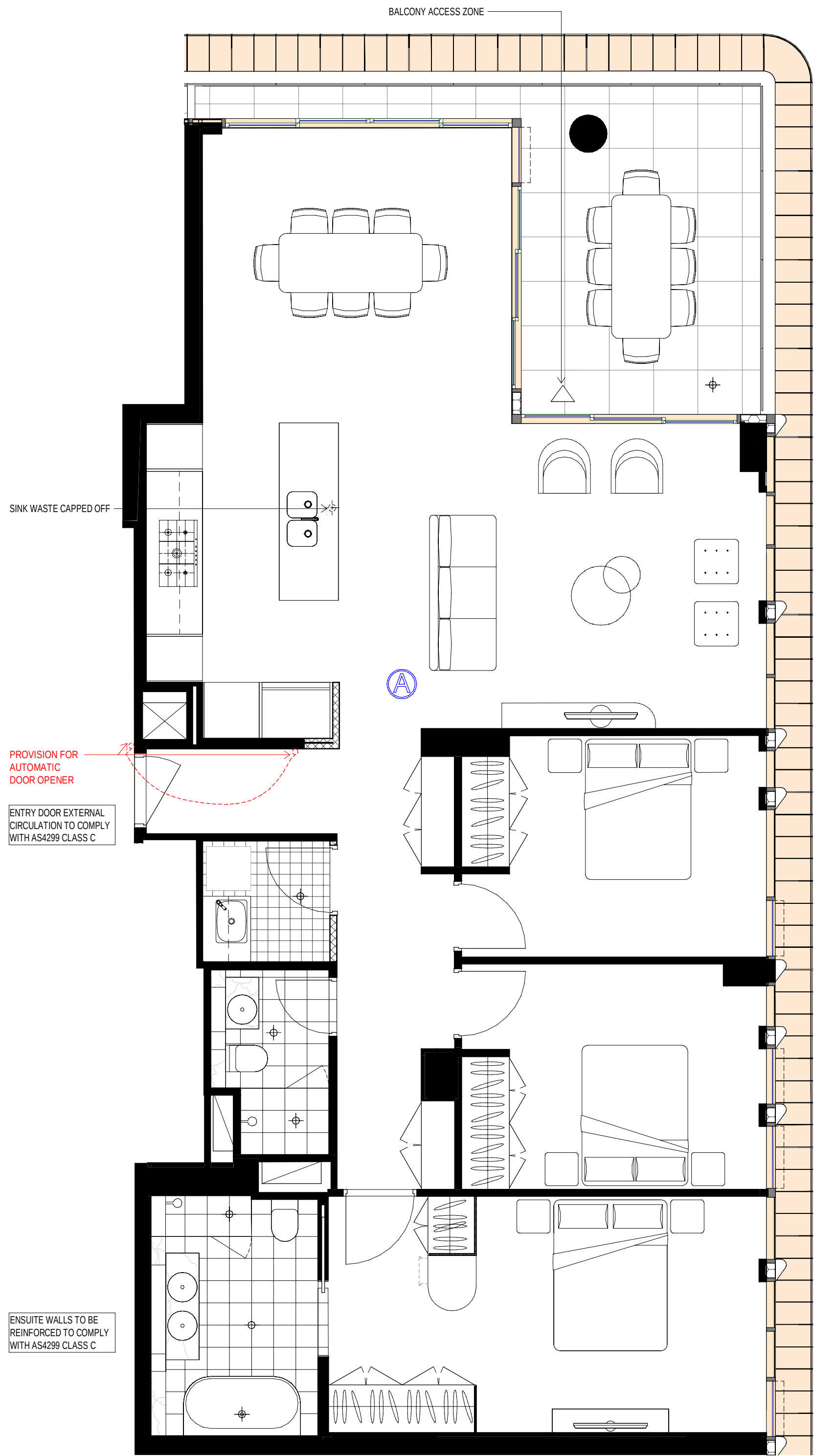
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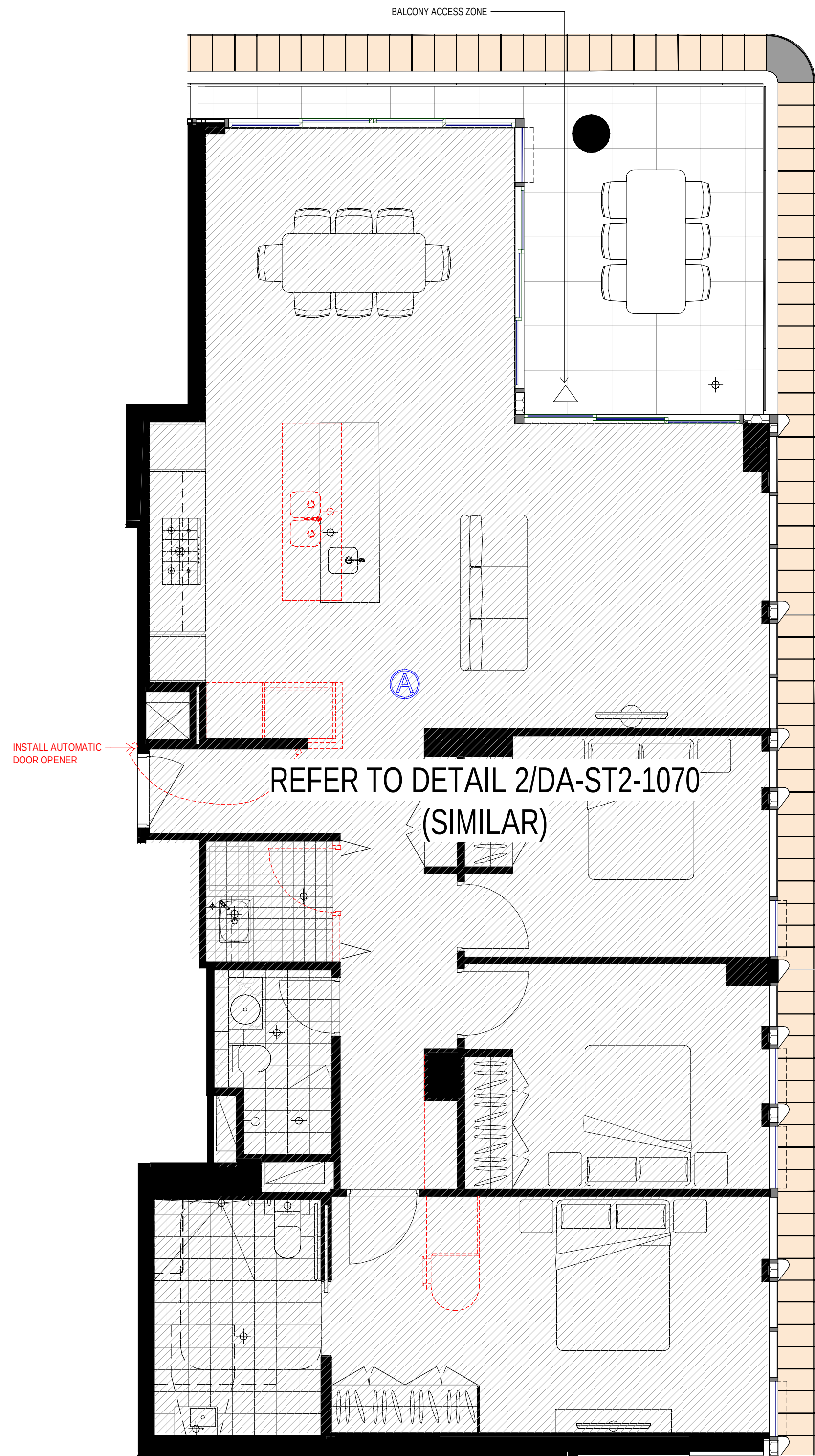
architect:

CHROFI  
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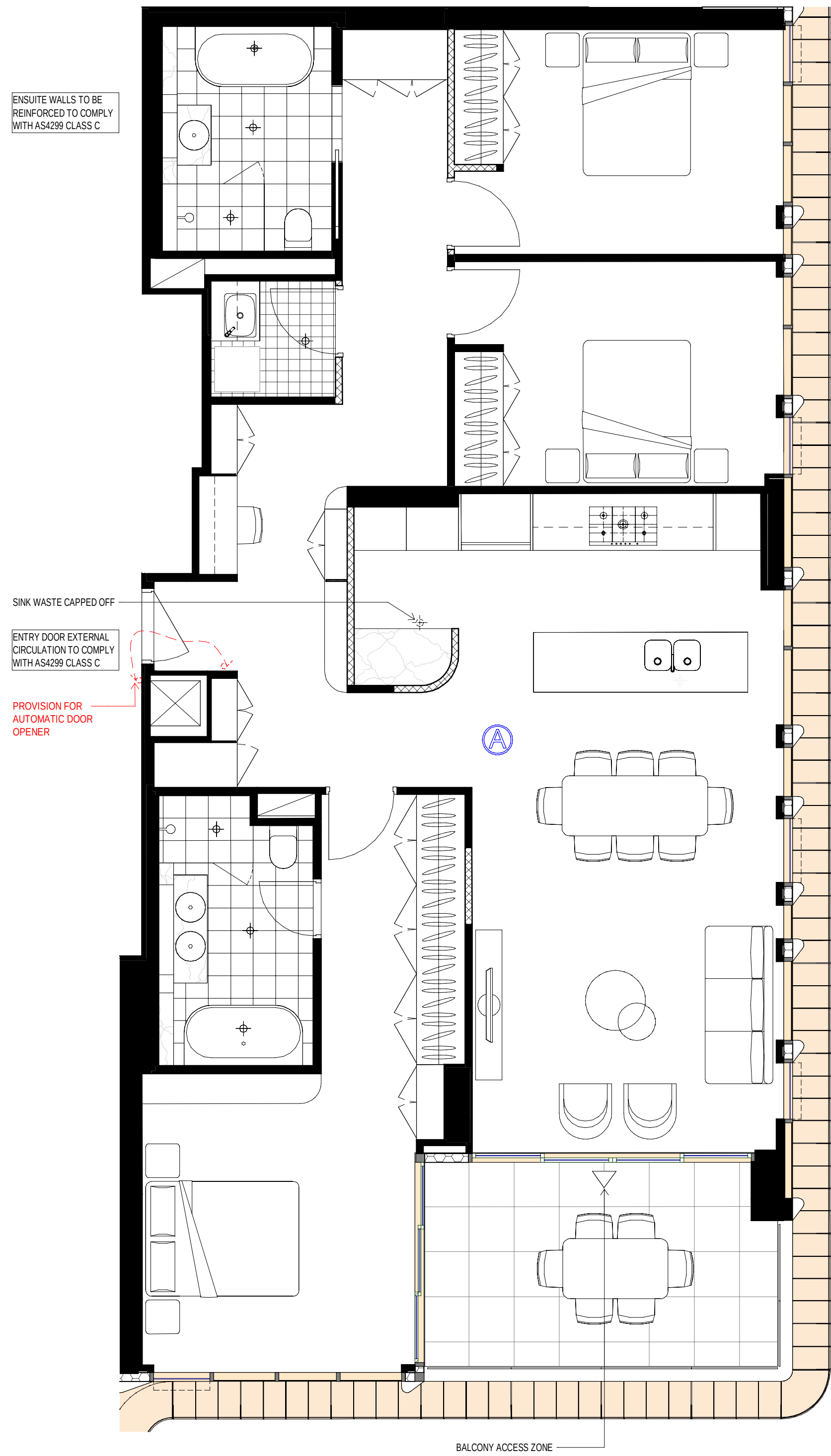




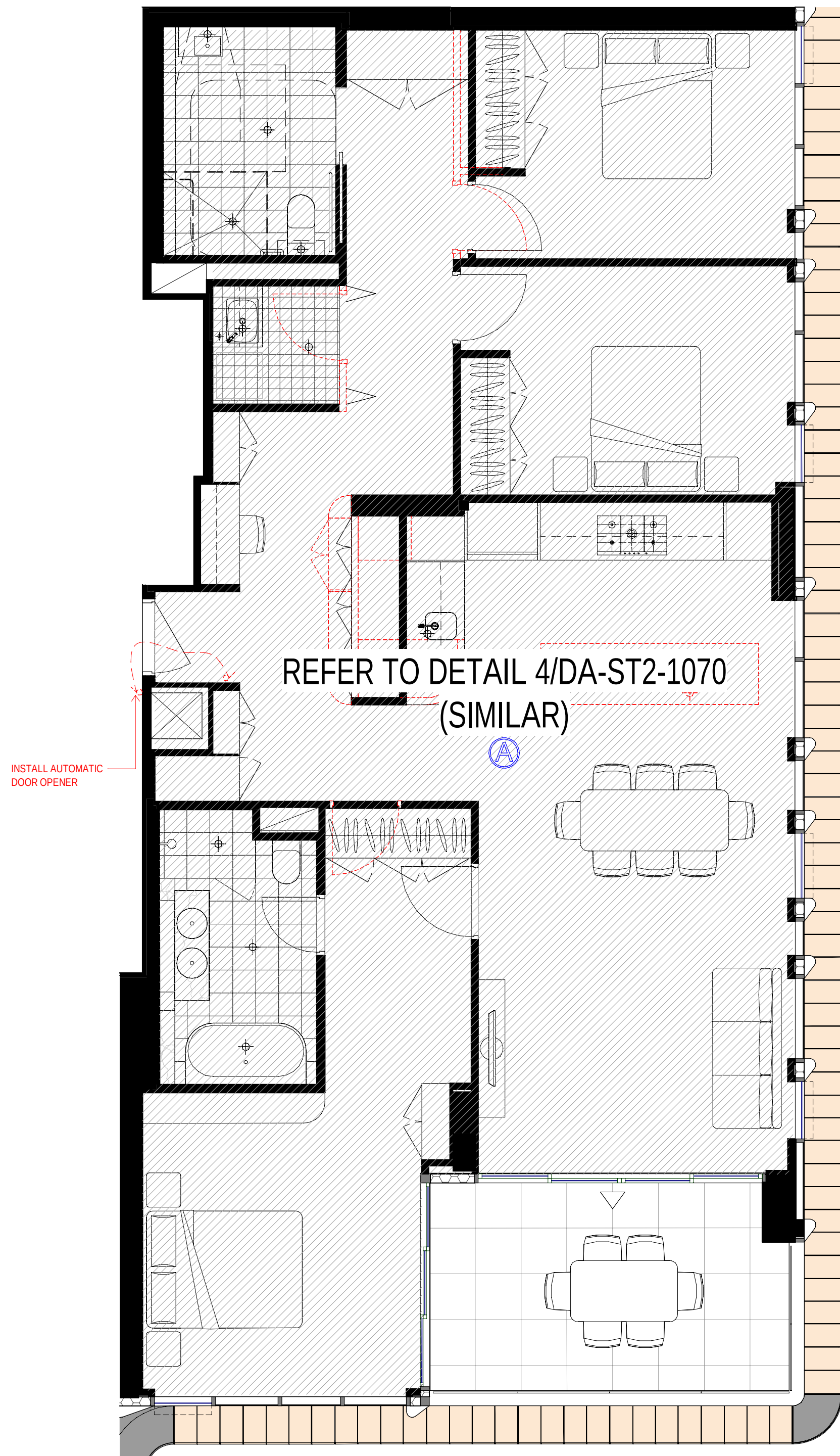
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1 : 50



2 Post-Adaptable Mode 3B  
1 : 50



3 Pre-Adaptable Mode 3B  
1 : 50



4 Post-Adaptable Mode 3B  
1 : 50

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution
- 1.1 The drawings represent general architectural intent for the purpose of this development application only.
- 1.2 The internal layout is shown indicatively and is subject to further design development.
- 1.3 The dimensions shown are general only and are subject to further design resolution.
- 1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.
- 1.5 The size and position of louvre sun screens is indicative and shown in open and closed positions.
- 1.6 Ceiling RL, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.
- 1.7 Landscape component is shown indicatively only and subject to further design development at later stage.
- 1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, aerials, etc.
- 1.9 Balcony areas do not include planters
2. Graphic presentation
- 2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.
3. Existing Structures and Services
- 3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.
- 3.2 All unchanged site levels are as per the existing survey information.

| date       | rev | description                               |
|------------|-----|-------------------------------------------|
| 04/09/2020 | A   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 11/12/2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02/06/2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

project:

6-30 Artarmon Road Willoughby NSW 2068

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architect:

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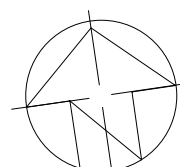
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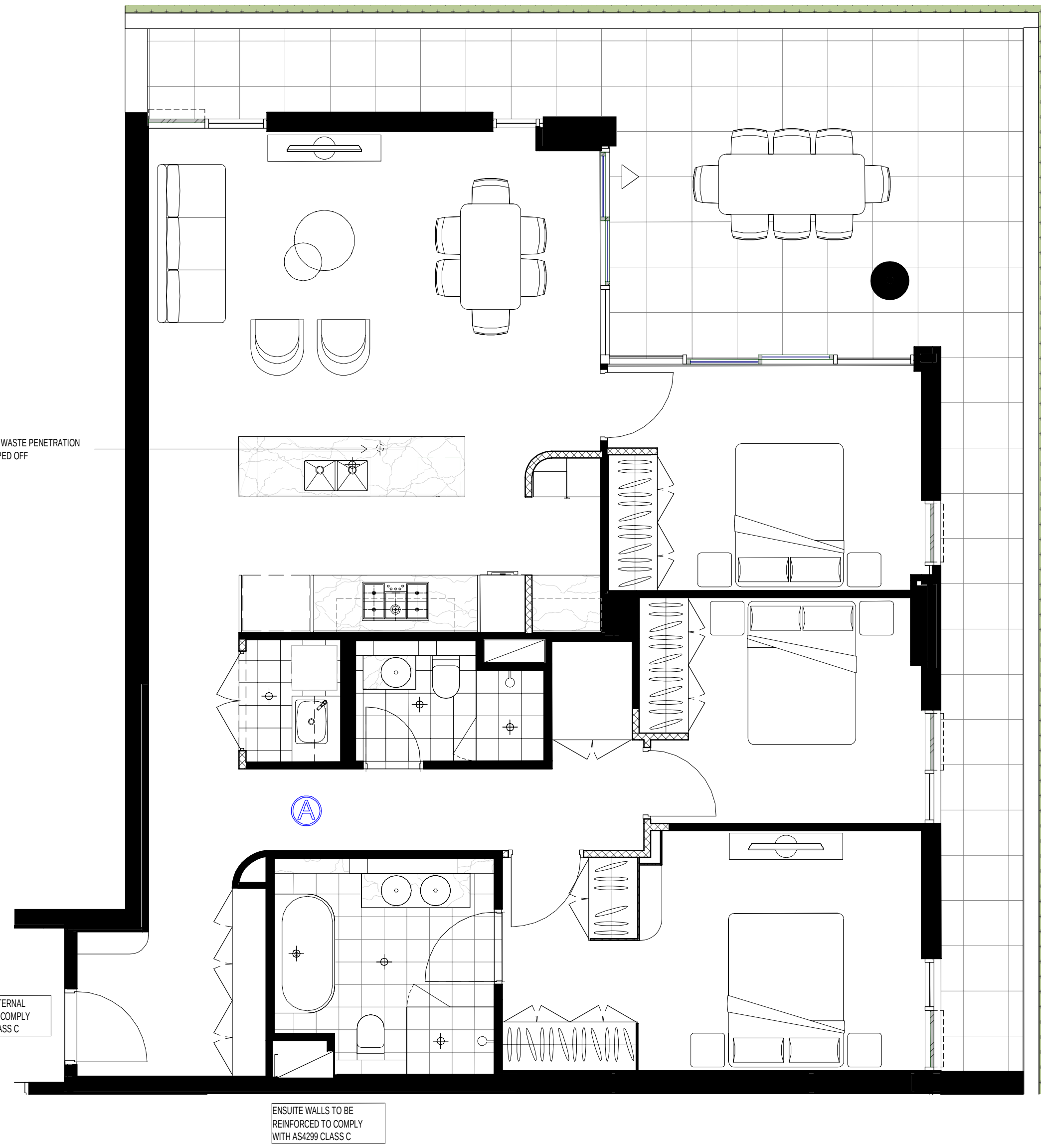
BLDG D - ADAPTABLE APARTMENT

drawn: approved: job no: 1.910 date: scale @ A0: 1:50

lot no: drawing no DA-ST2-1071 rev: C



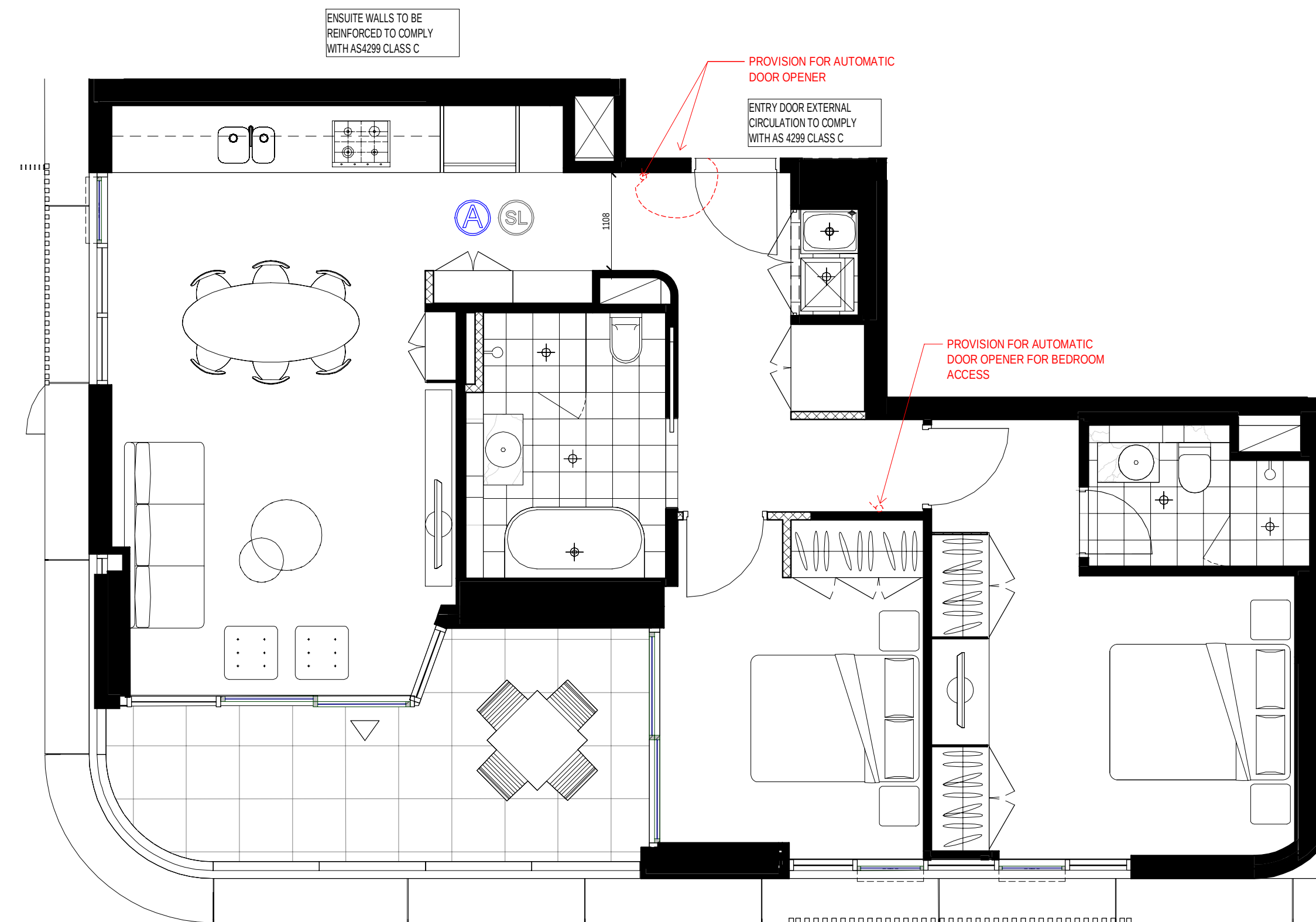




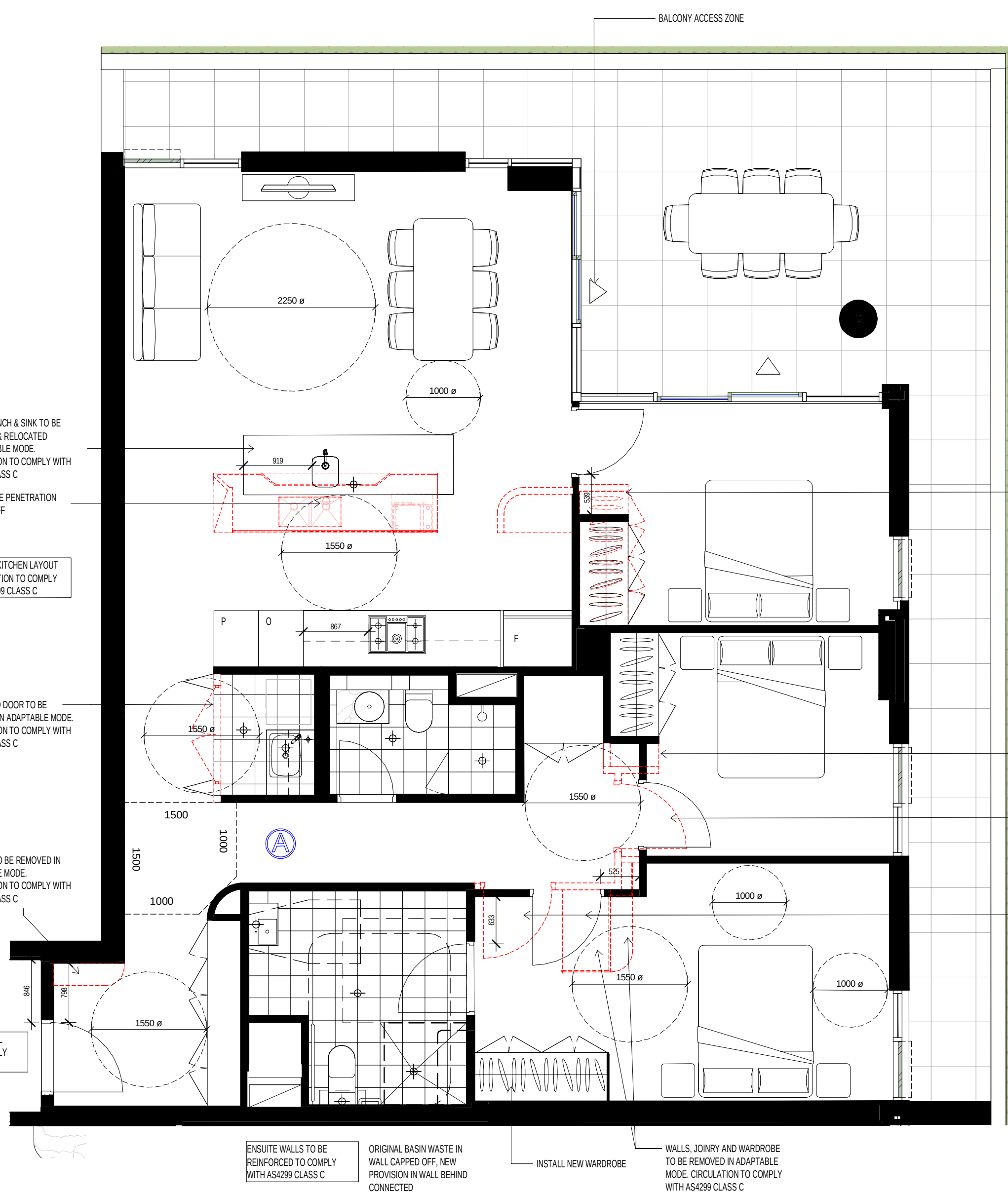
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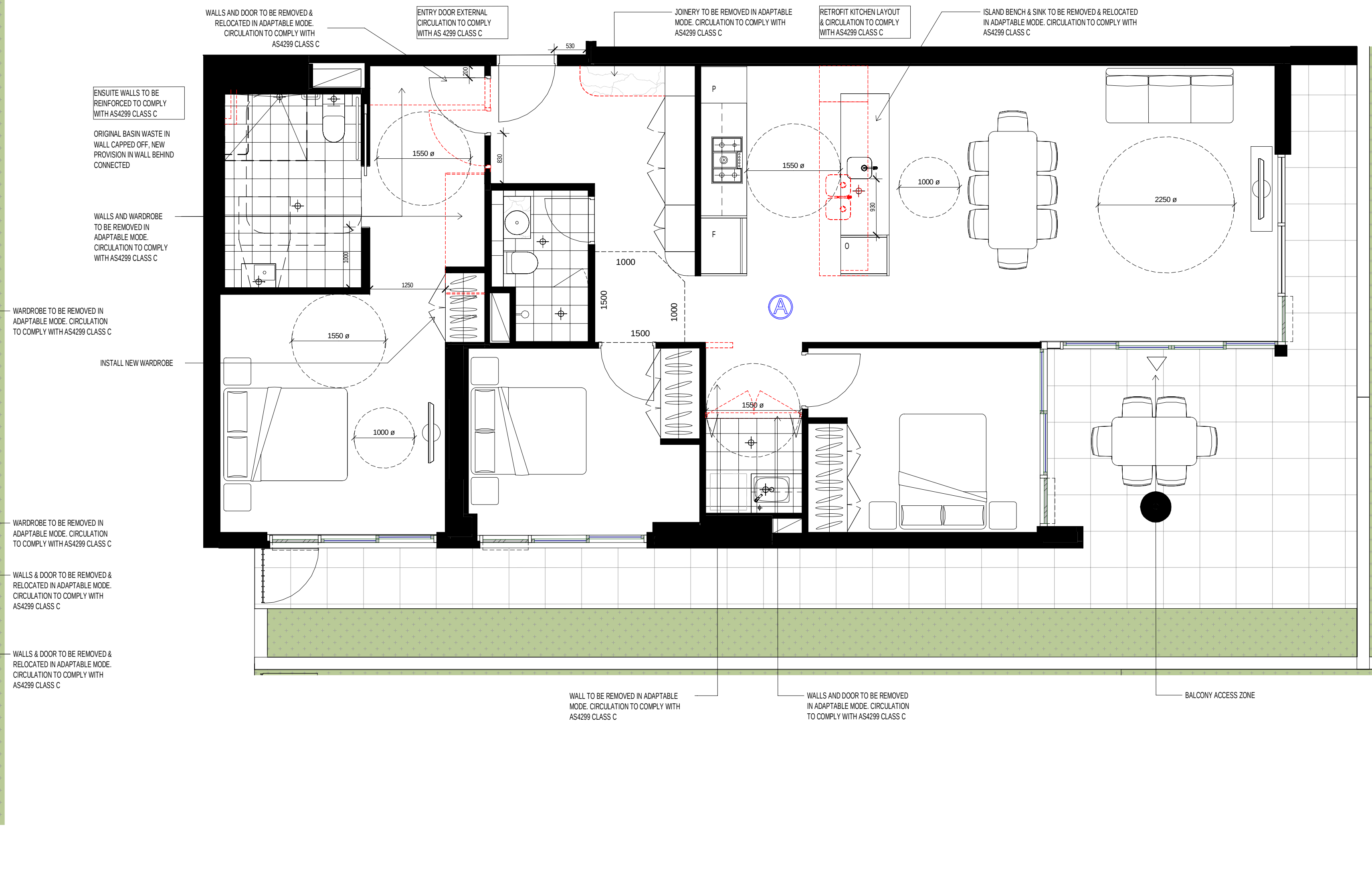
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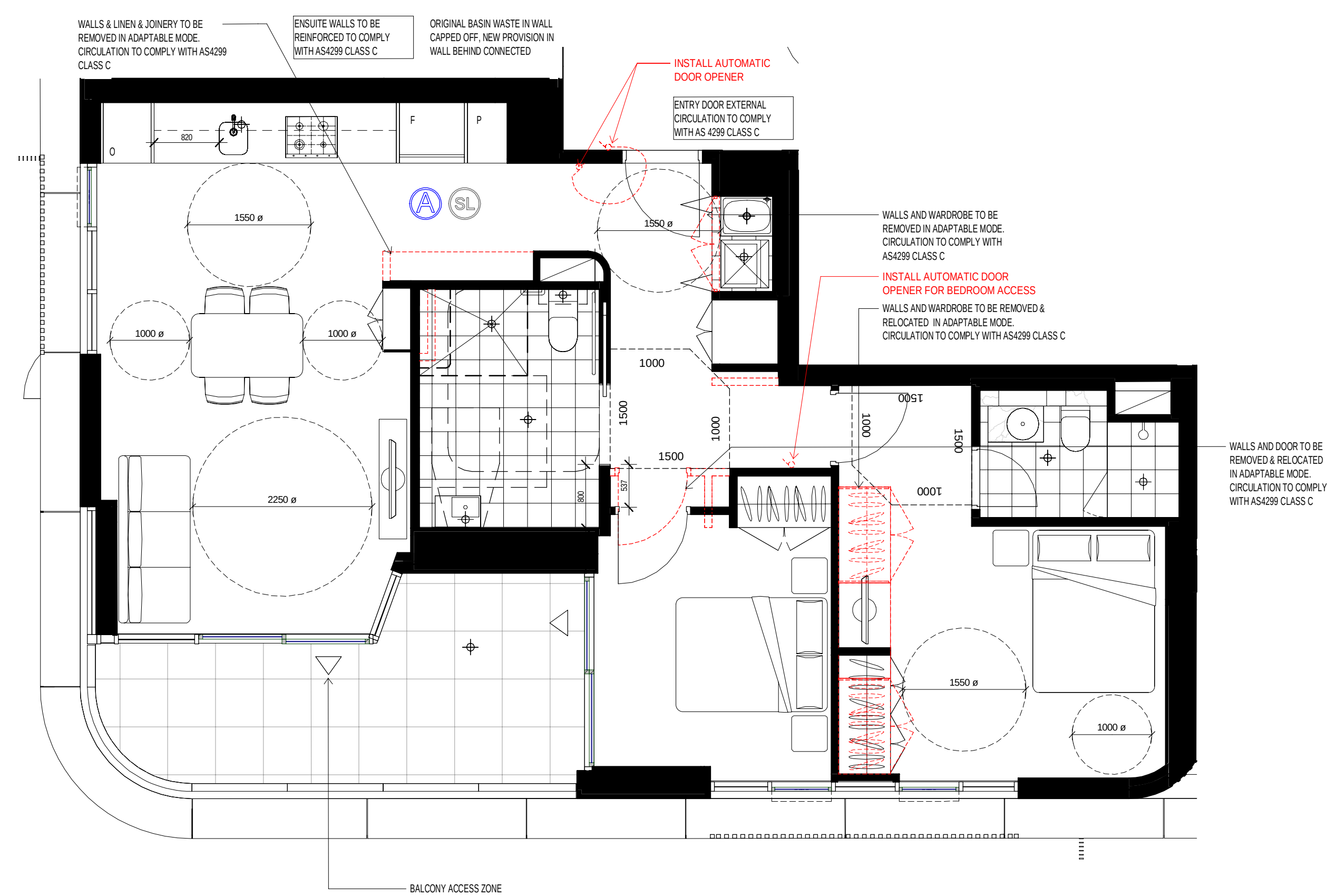
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1:50



2 Post-Adaptable Mode 3B  
1:50



4 Post-Adaptable Mode 3B  
1:50



6 Post-Adaptable Mode 2B  
1:50

GENERAL NOTES - DEVELOPMENT APPLICATION

1. Design Resolution

- 1.1 The drawings represent general architectural intent for the purpose of this development application only.  
1.2 The internal layout is shown indicatively and is subject to further design development.  
1.3 The dimensions shown are general only and are subject to further design resolution.  
1.4 Location of car park entry point is general only and will be confirmed and dimensioned at later stage.  
1.5 The size and position of lower sun screens is indicative and shown in open and closed positions.  
1.6 Ceiling RL, where shown indicates general ceiling design level only, which does account for services bulkheads or similar partial ceiling protrusions.  
1.7 Landscape component is shown indicatively only and subject to further design development at later stage.  
1.8 Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vents pipes, flues, etc.  
1.9 Balcony areas do not include planters

2. Graphic presentation

- 2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.  
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| DATE       | REV | DESCRIPTION    |
|------------|-----|----------------|
| 04/09/2020 | A   | INITIAL DESIGN |
| 11/12/2020 | B   | REVISIONS      |
| 02/06/2021 | C   | REVISIONS      |

| DATE       | REV | DESCRIPTION    |
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| 04/09/2020 | A   | INITIAL DESIGN |
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project:

6-30 Artarmon Road Willoughby NSW 2068

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CHROFI

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proponent:

Mirvac

title:

BLDG H - ADAPTABLE APARTMENT

drawn:

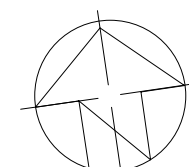
job no. 1.910

date:

scale @ A0: 1:50

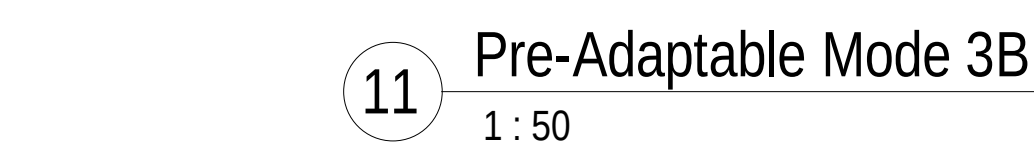
drawing no. DA-ST2-1072

rev. C



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| SHEET NUMBER | SHEET NAME                                           |
|--------------|------------------------------------------------------|
| DA-CL-100    | LOADING DOCK ENTRY RAMP PLAN/SECTION STAGE 1         |
| DA-CL-101    | DETAIL PLAN - CARPARK ENTRY ENTRY STAGE 2            |
| DA-ST1-1003I | BASEMENT 2 - CARPARK DIMENSION CLARIFICATION STAGE 1 |
| DA-ST1-1004I | BASEMENT 1 - CARPARK DIMENSIONS CLARIFICATION STAGE1 |
| DA-ST2-1005I | LEVEL 1 - CARPARK DIMENSIONS CLARIFICATION STAGE 2   |
| DA-ST2-1006I | LEVEL 2 - CARPARK DIMENSIONS CLARIFICATION STAGE 2   |

GENERAL NOTES - DEVELOPMENT APPLICATION

| 1. Design Requirements                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 2. Graphic presentation                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>1. The drawings represent general architectural intent for the purpose of this development application only.</p> <p>2. The internal layout is shown indicatively and is subject to further design development.</p> <p>3. The dimensions shown are general only and are subject to further design resolution.</p> <p>4. Location of car park entry point is general only and will be confirmed and dimensioned at later stage.</p> <p>5. Size and position of fountains are general only and will be confirmed and dimensioned at later stage.</p> <p>6. Ceiling RG (where shown) indicates general ceiling design level only, which does account for services and/or similar partial ceiling provisions.</p> <p>7. Landscape component is shown indicatively only and subject to further design development at later stage.</p> <p>8. Location of plant, equipment and services on drawings is general and indicative only, and does not include minor elements, such as vent pipes, flues, service etc.</p> <p>9. Balcony areas do not include planters</p> | <p>1. Citations presented on drawings are generic only and indicative of the architectural design intent. Some colour illustrations may also occur in the printing process.</p> <p>2. Existing Structures and Services</p> <p>3. Location and extent of existing structures and services is according to the available information and will be verified on site at later stage.</p> <p>4. All unchanged site levels are set per the existing survey information.</p> |

2. Graphic presentation  
 2.1 Colours presented on drawings are generic only and indicative of the architectural design intent. Some colour distortion may also occur in the printing process.  
 3. Existing Structures and Services  
 3.1 Extent and location of existing structures and services is according to the available survey information and will need to be verified on site at later stage.  
 3.2 All unchanged site levels are as per the existing survey information.

| date       | rev | amendment                                 |
|------------|-----|-------------------------------------------|
| 30.10.2020 | A   | ISSUED FOR INFORMATION                    |
| 11.12.2020 | B   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |
| 02.06.2021 | C   | COUNCIL ISSUE FOR DEVELOPMENT APPLICATION |

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Mirvac Design Pty Ltd  
ABN 78 002 359 153

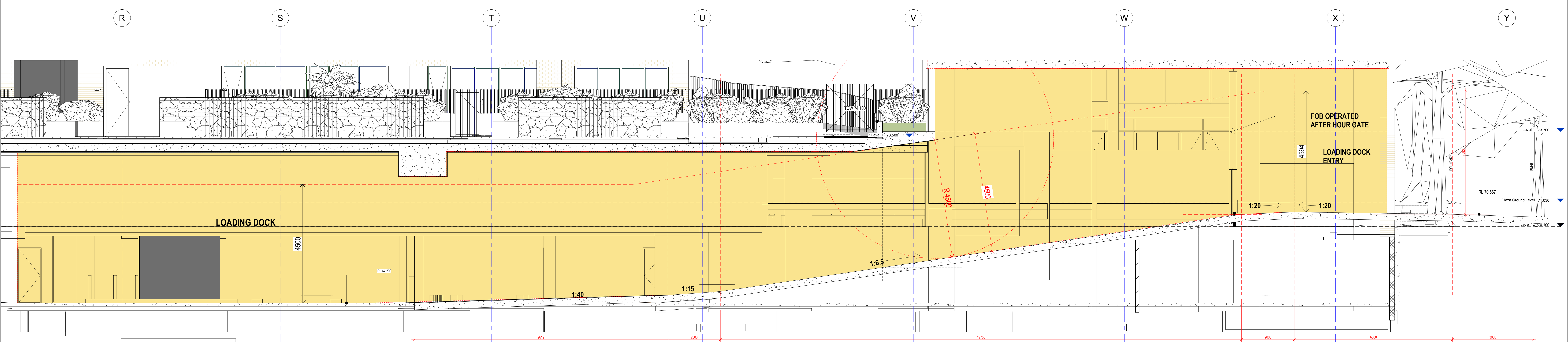
proponent:

 mirvac

title:  
**SUPPORTING  
DOCUMENTS - COVER  
SHEET**

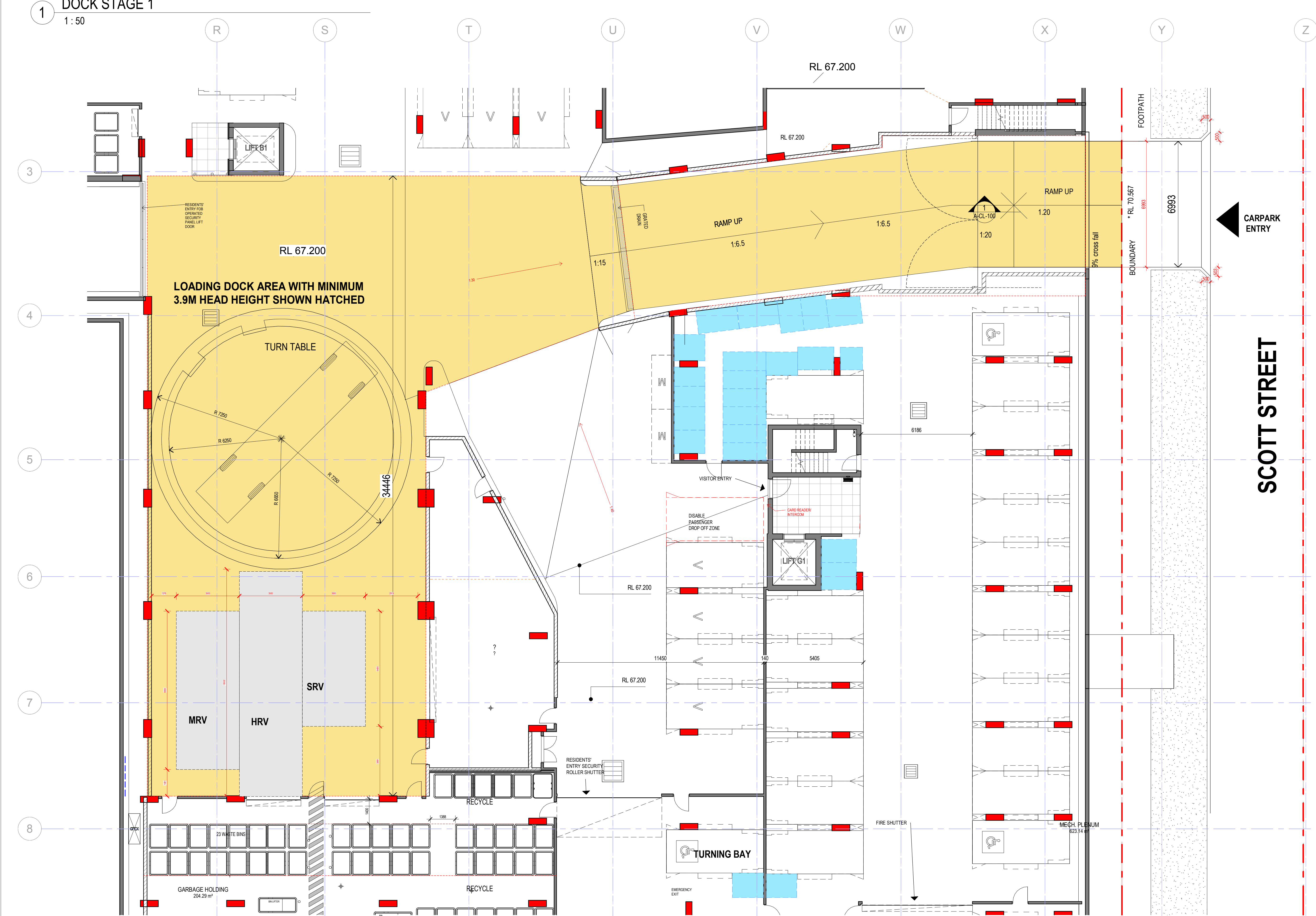
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approved: \_\_\_\_\_  
job no 1.910 date: \_\_\_\_\_ scale @ A0:  
lot no: \_\_\_\_\_ drawing no: DA-CL-0000 rev: C





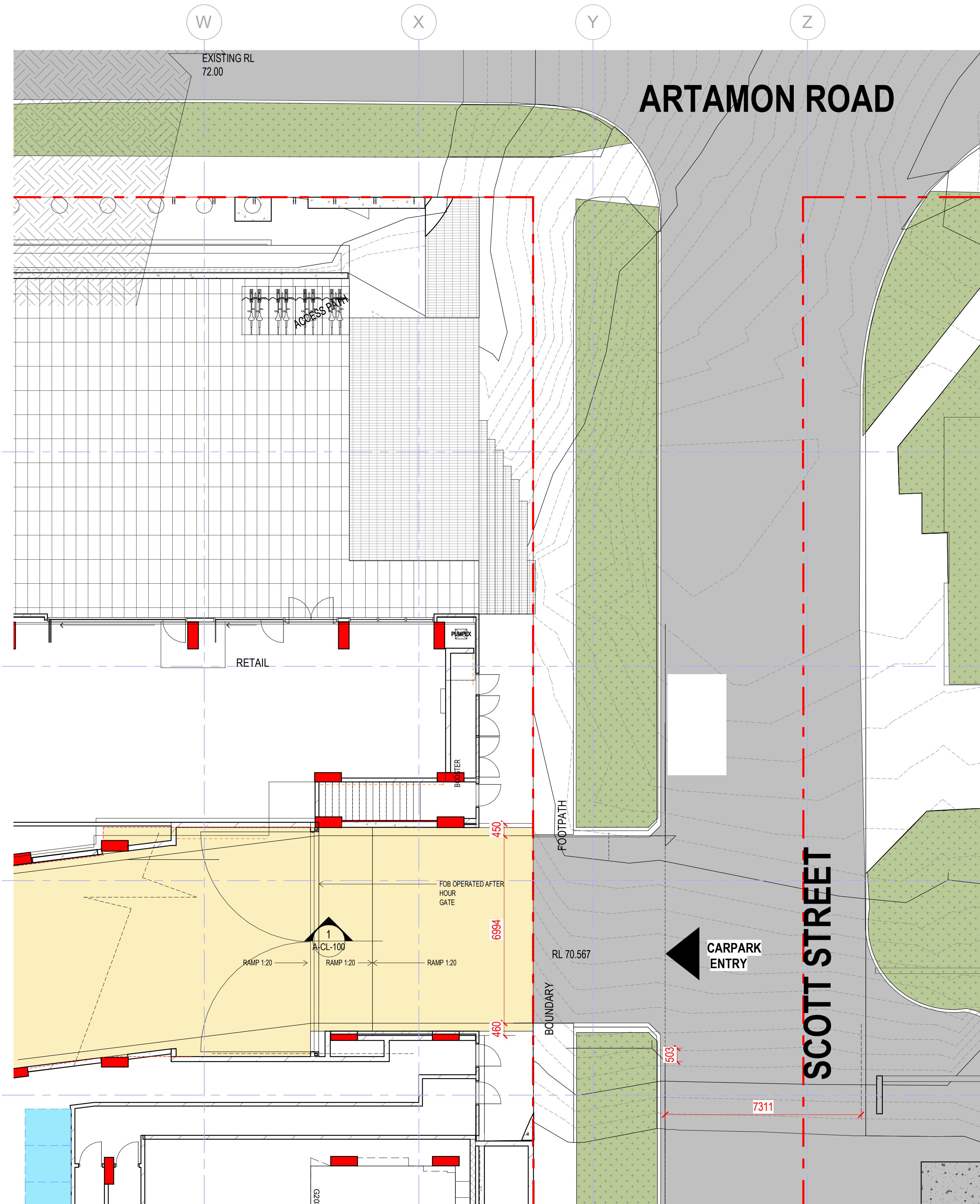
SECTION THROUGH DRIVEWAY ENTRY /LOADING DOCK STAGE 1

1:50



STAGE 1 CARPARK BASEMENT 2 ENTRY PLAN

1:100



PART PLAN BASEMENT 1 - STAGE 1 DRIVEWAY ENTRY

1:100

FOR INFORMATION ONLY

LOADING DOCK ENTRY  
RAMP PLAN/SECTION  
STAGE 1

architect:

CHROFI  
Mirvac Design

proponent:

mirvac

title:

LOADING DOCK ENTRY  
RAMP PLAN/SECTION  
STAGE 1

drawn:

job no 1.910

date:

lot no:

drawing no DA-CL-100

rev:

C

03/06/2021 12:10:20 AM





10/8/2021 9:38:41 PM

rev: C



ARTARMON ROAD

BUILDING B

SITE BOUNDARY

+72,000 +71,000

THE PLAZA

BUILDING G

THE LOFT  
6 ARTARMON ROAD  
SUBJECT TO  
FUTURE DA

THE GATEWAY

BUILDING E

THE COURTYARD

STAGE 1 - SUBJECT OF SEPARATE DA

BUILDING F

SCOTT STREET

THE GORGE

STAGE 2

STAGE 1

STAGE LINE

SCOTT STREET

THE PARK

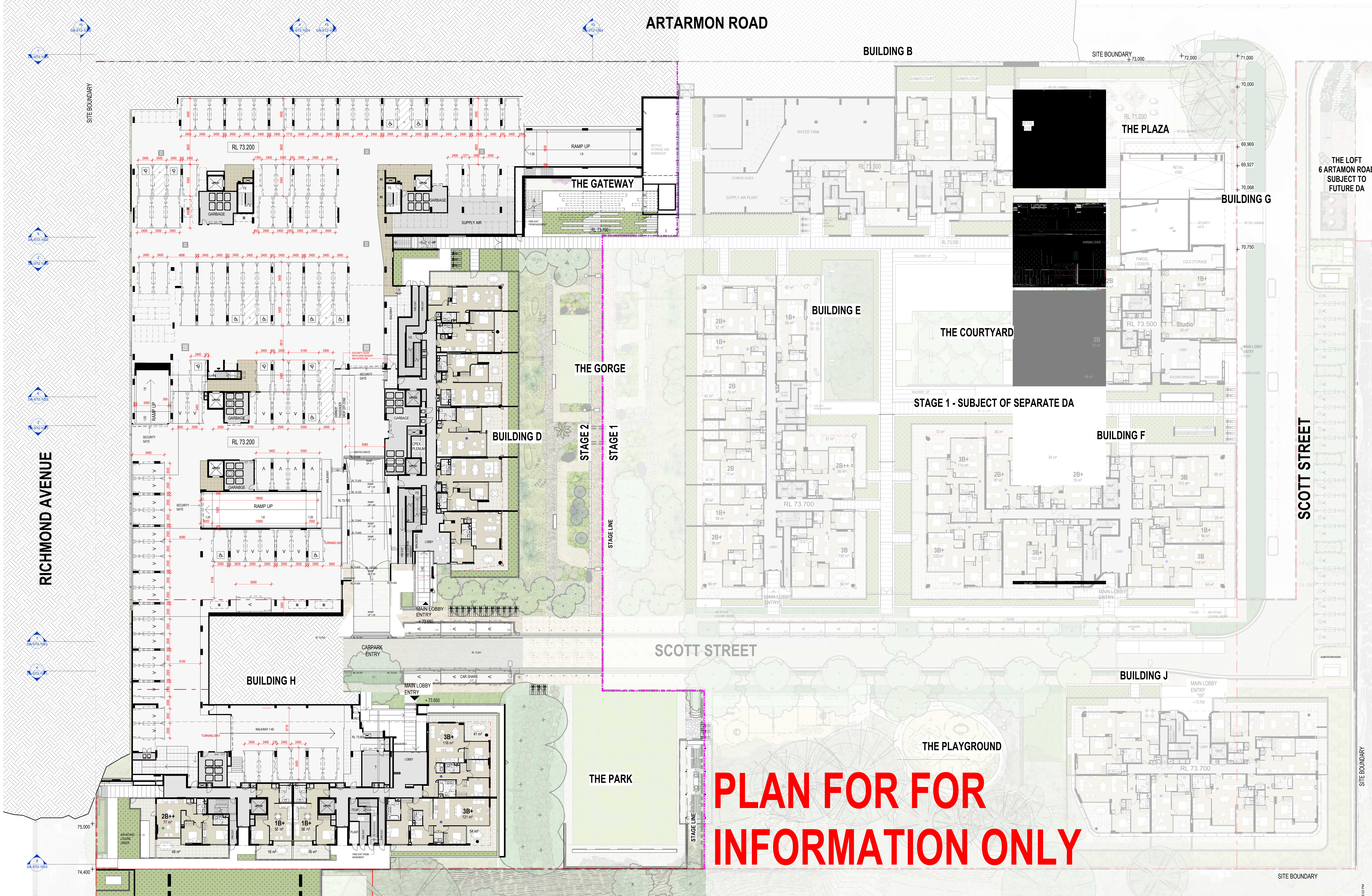
THE PLAYGROUND

BUILDING J

SITE BOUNDARY

PLAN FOR FOR  
INFORMATION ONLY

RICHMOND AVENUE



GENERAL NOTES - DEVELOPMENT APPLICATION

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date: 04/03/2020  
rev: 11/12/2020  
06/06/2021

intended:  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION  
COUNCIL ISSUE FOR DEVELOPMENT APPLICATION

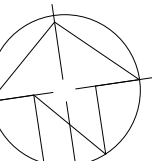
project:  
6-30 Artarmon Road Willoughby NSW 2068  
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title:  
LEVEL 1 - CARPARK  
DIMENSIONS  
CLARIFICATION STAGE 2

drawn:  
approved:  
job no: 1.910  
date:  
scale @ A0: 1:200  
drawing no: DA-ST2-10051 rev: C



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