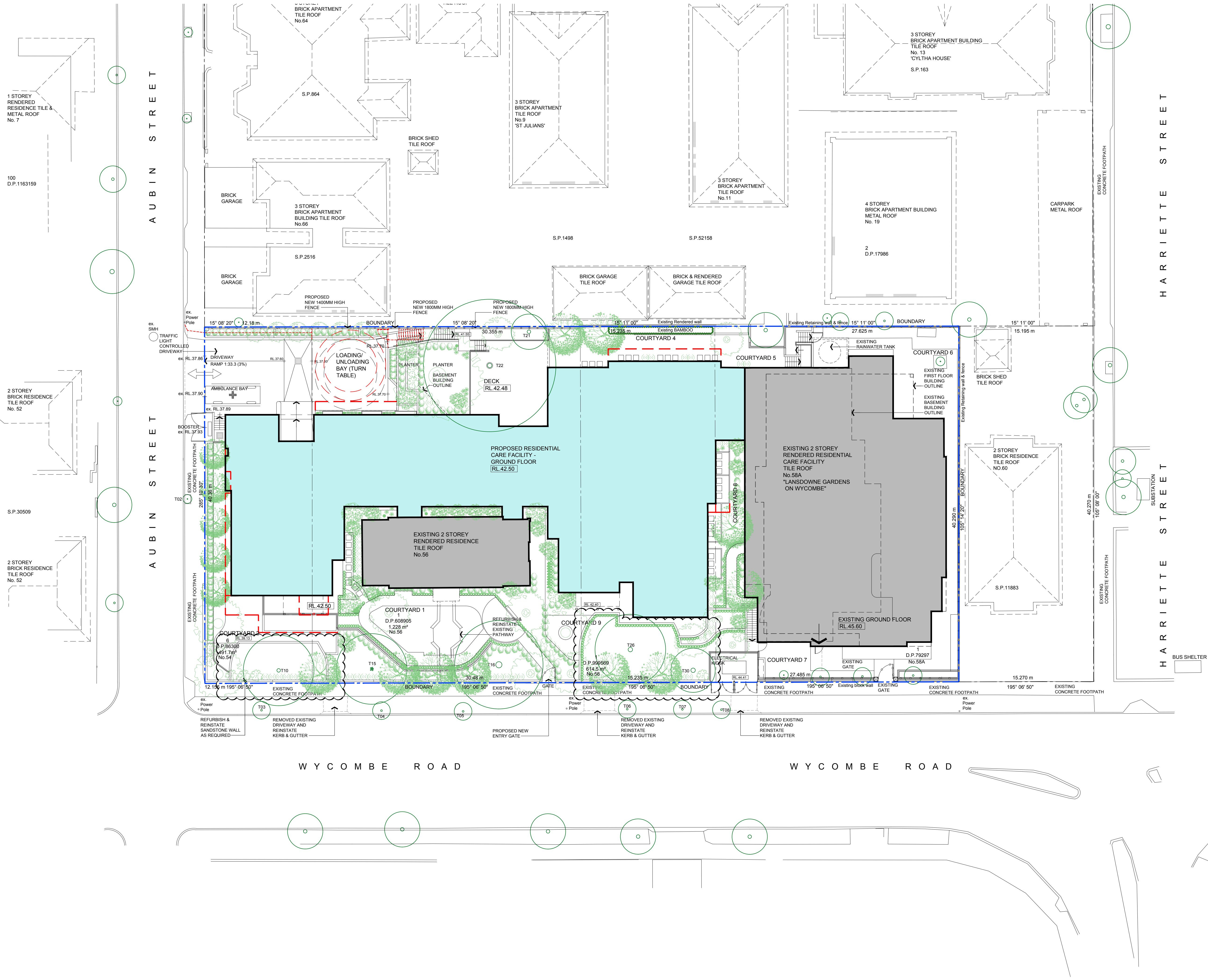


LEGEND

	PROPOSED RCF
	EXISTING BUILDINGS TO BE RETAINED
	DA LODGED BUILDING OUTLINE
	EXISTING LEVEL RL
	NEW FINISHED LEVEL RL
	PROPOSED TOP OF WALL LEVEL
	EXISTING TREES TO REMAIN T15 DENOTES TREES No. REFER TO ARBORIST REPORT FOR DETAIL
	NEW PLANTING - REFER TO LANDSCAPE DRAWINGS FOR DETAIL



0m 5 10 15m  
SCALE: 1:200

F	Response to Council Letter	03.08.2020
F	Response to Sydney North Planning Panel	17.06.2020
E	Amended DA	21.02.2020
D	Additional dimension added	04.10.19
C	Final Development Application Issue	27.08.19
No.	Amendment	Date

Project  
LANDSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

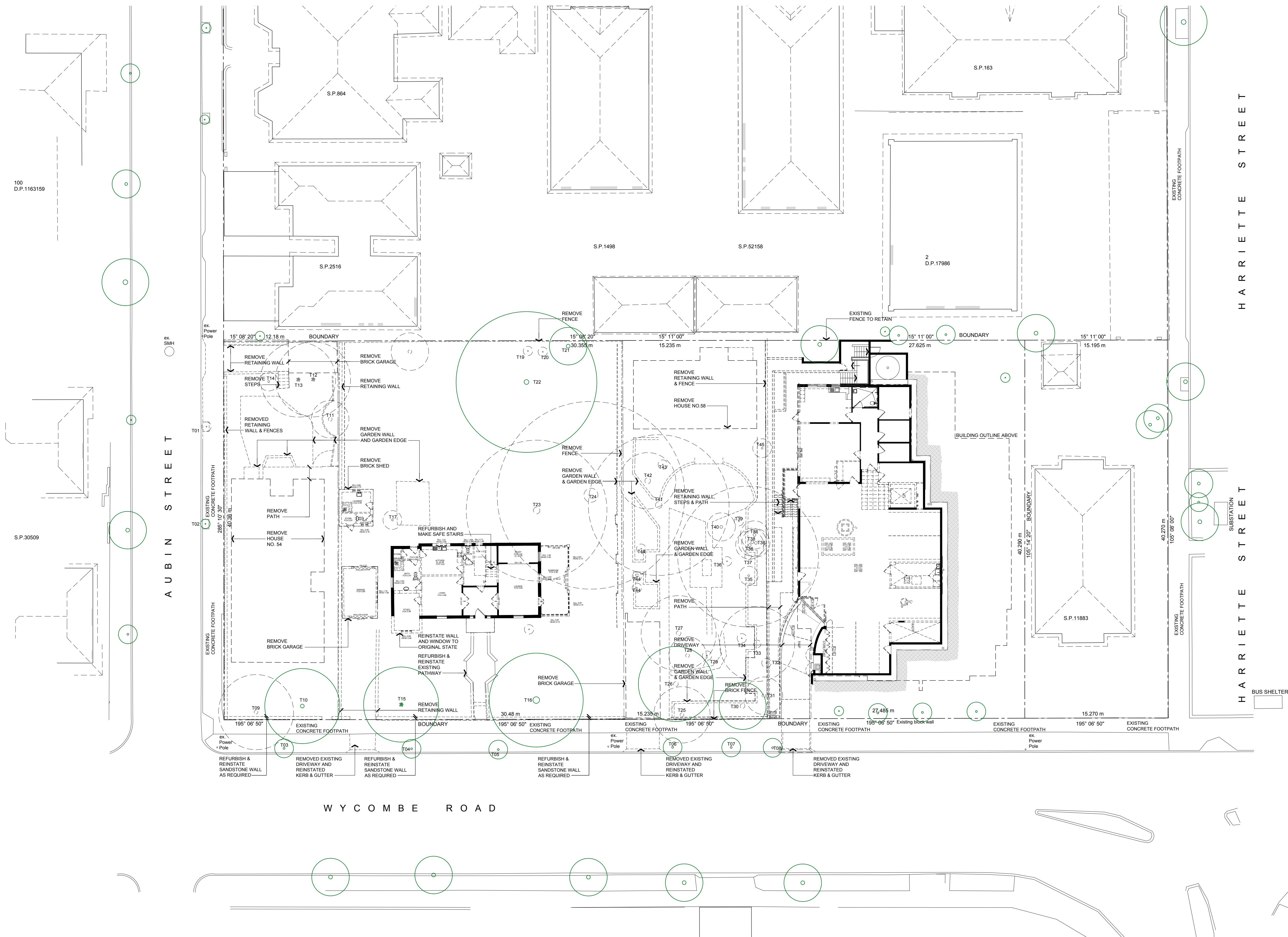
Drawing  
SITE PLAN



boffa robertson group  
architecture, health and aged care planning, project management  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	MAR 2019	Job No.	: Drawing
Scale	1:200 @ A1		
Drawn	KK / WW	1813 /	DA01
Amendment	G		





© 1998 documents, information and design concepts shown in it are copyright of Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be noted immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site Conditions.  
Read this drawing in conjunction with the balance of the documentation

LEGEND	
	EXISTING WALL TO REMAIN
	EXISTING WALLS, DOORS, WINDOWS, FENCE, RETAINING WALL, SANITARY, DRIVEWAY, PATH, PIT, SERVICES TO BE DEMOLISHED
	EXISTING FENCE TO BE RETAINED
	BOUNDARY
	EXISTING TREES TO REMAIN
	TREES TO BE REMOVED
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING DOOR TO REMAIN
	EXISTING DOOR TO BE REMOVED
	EXISTING WINDOW TO REMAIN

0m 2 5 10 15m  
SCALE: 1:200

D	Amended DA	21.02.2020
C	Final Development Application Issue	27.08.19
No.	Amendment	Date

Project  
LANDSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

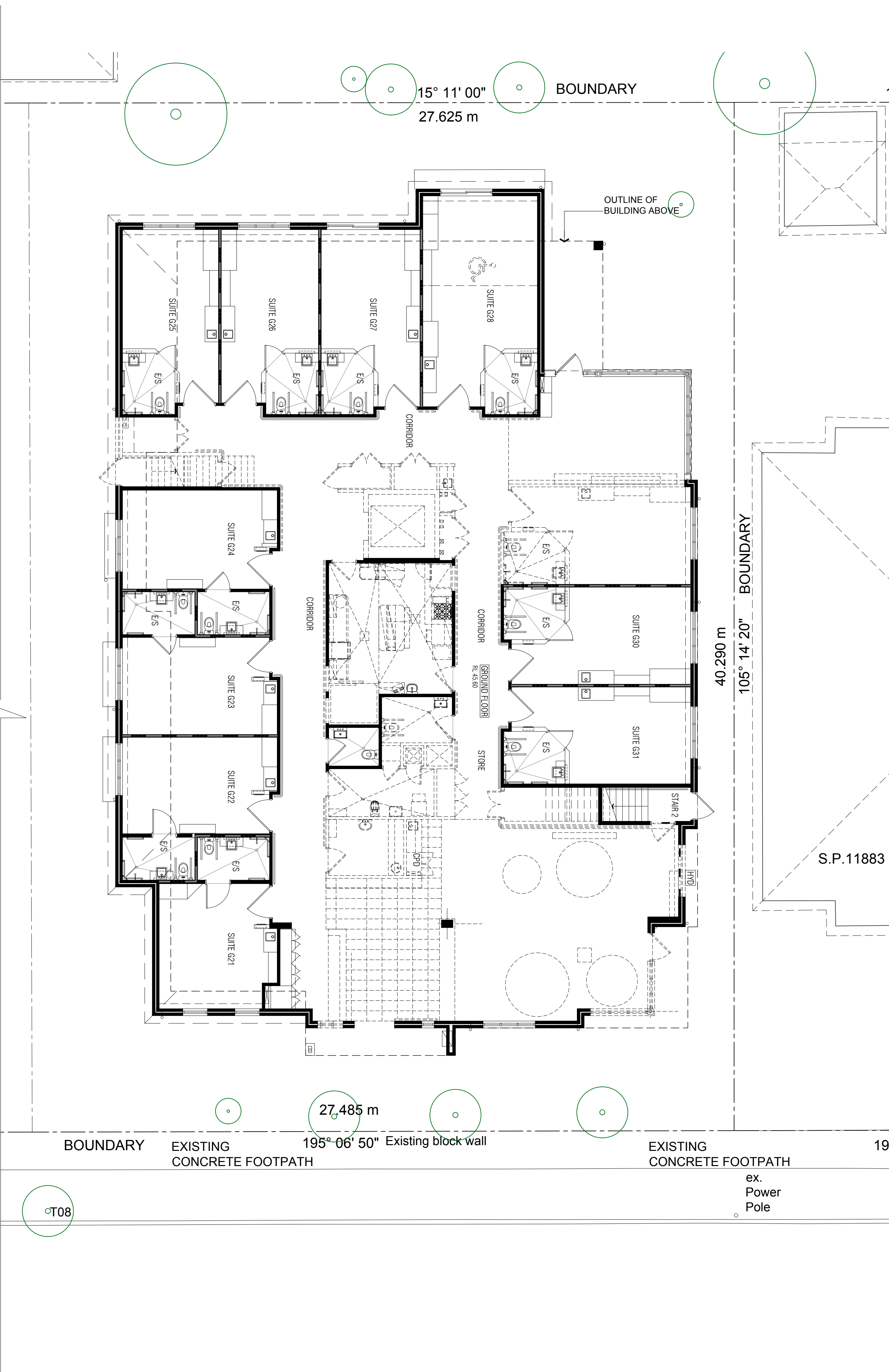
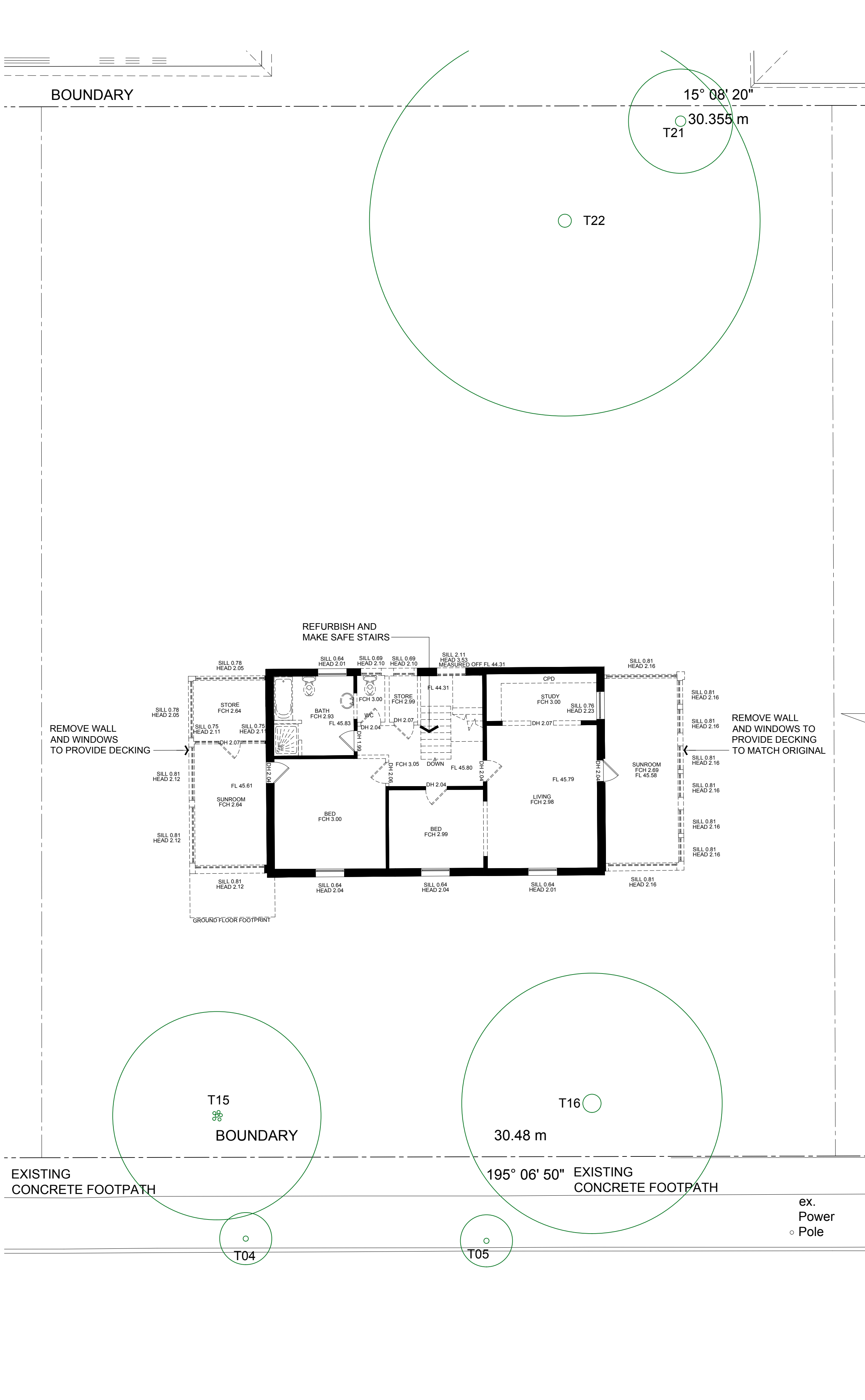
Drawing  
DEMOLITION GROUND FLOOR PLAN

**cranbrook care**  
wellbeing, security & excellence

**boffa robertson group**  
architecture, health and aged care planning, project management


Suite 7, Level 1 Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7099  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	Drawing
Scale	1:200 @ A1		
Drawn	VLJUN		
Amendment	D		
		1813 /	DA03



This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site Conditions.  
Read this drawing in conjunction with the balance of the documentation

LEGEND	
	EXISTING WALL TO REMAIN
	EXISTING WALLS, DOORS, WINDOWS, FENCE, RETAINING WALL, SANITARY'S, DRIVEWAY, PATH, PIT, SERVICES TO BE DEMOLISHED
	EXISTING FENCE TO BE RETAINED
	BOUNDARY
	EXISTING TREES TO REMAIN
	TREES TO BE REMOVED
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING DOOR TO REMAIN
	EXISTING DOOR TO BE REMOVED
	EXISTING WINDOW TO REMAIN

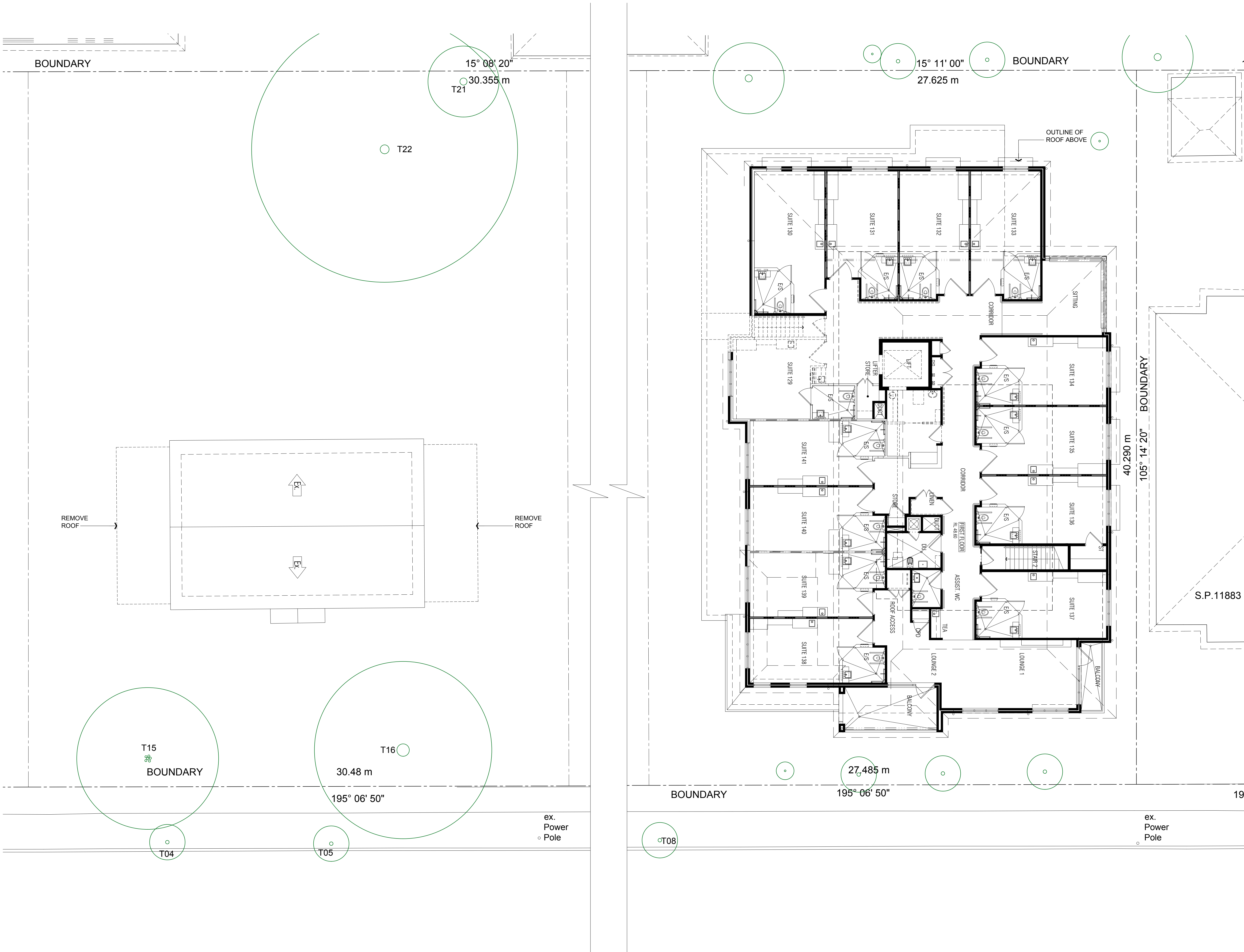
		
SCALE: 1:100		
D	Amended DA	21.02.2020
C	Final Development Application Issue	27.08.19
No.	Amendment	Date

Project  
LANDSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay  
Drawing  
DEMOLITION FIRST FLOOR PLAN

**cranbrook care**  
wellbeing, security & excellence  
  
 **boffa robertson group**  
architecture, health and aged care planning, project management  
  
 **abr**  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@trgr.net

Date	JAN 2019	Job No.	: Drawing
Scale	1:100 @ A1	1813 /	DA04
Drawn	VLJ/N		
Amendment	D		





© This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site Conditions.  
Read this drawing in conjunction with the balance of the documentation

LEGEND	
	EXISTING WALL TO REMAIN
	EXISTING WALLS, DOORS, WINDOWS, FENCE, RETAINING WALL, SANITARY'S, DRIVEWAY, PATH, PIT, SERVICES TO BE DEMOLISHED
	EXISTING FENCE TO BE RETAINED
	BOUNDARY
	EXISTING TREES TO REMAIN
	TREES TO BE REMOVED
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING DOOR TO REMAIN
	EXISTING DOOR TO BE REMOVED
	EXISTING WINDOW TO REMAIN

0m 1 2 5 7m		
SCALE: 1:100		
C	Amended DA	21.02.2020
B	Final Development Application Issue	31.07.19
No.	Amendment	Date

Project  
LANDSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

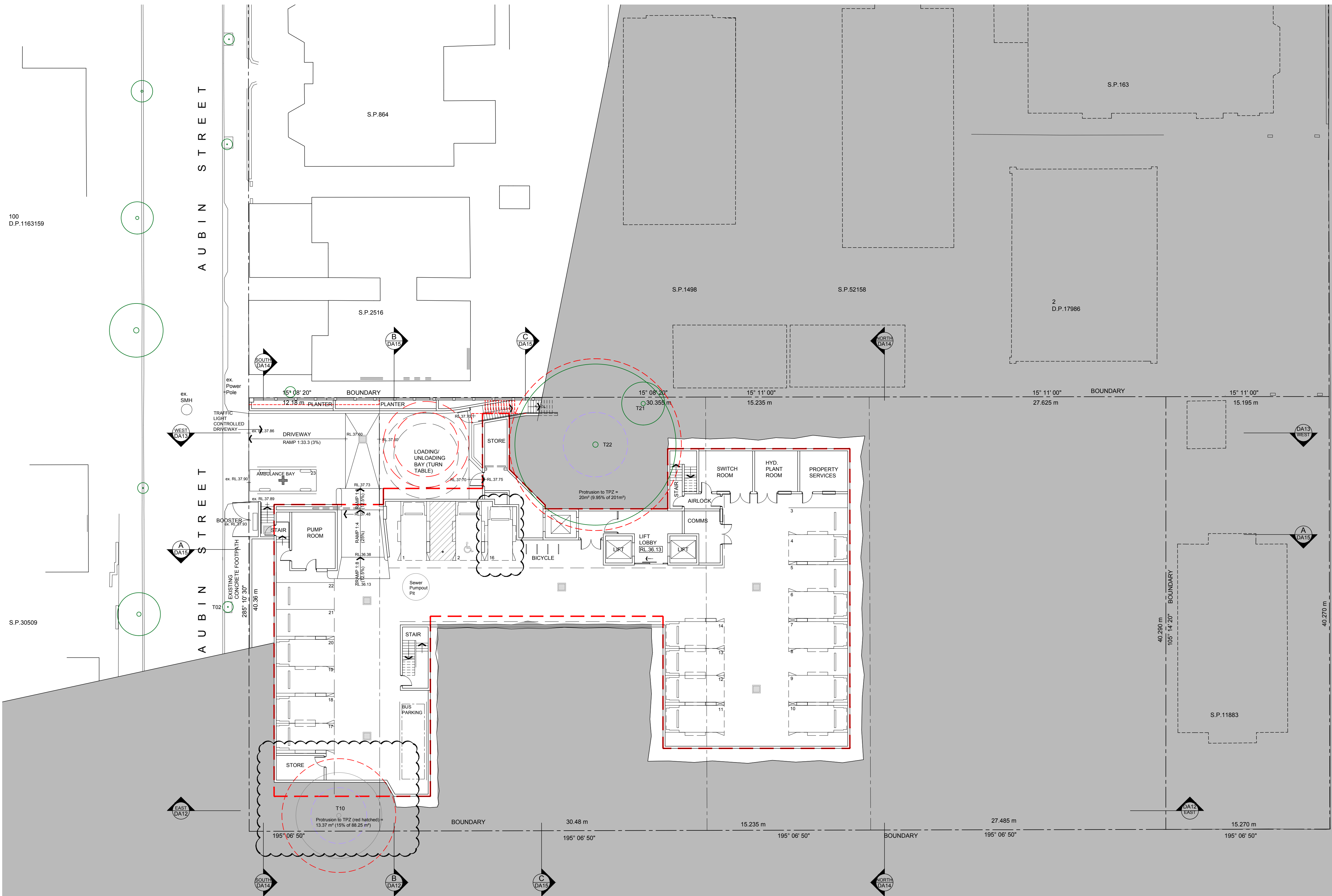
Drawing  
DEMOLITION SECOND FLOOR PLAN



**boffa robertson group**  
architecture, health and aged care planning, project management  
  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@trgr.net

	Date	JAN 2019	Job No.	: Drawing
	Scale	1:100 @ A1		
	Drawn	VLJ/N	1813 /	DA05
	Amendment	C		





This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site conditions.  
Read this drawing in conjunction with the balance of the documentation.

#### LEGEND

	NEW WALL
	EXISTING WALL TO REMAIN
	STUD WALL
	OUTLINE OF WALL ABOVE / BELOW
	ROOF OUTLINE
	NEW FENCE TO MATCH EXISTING
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING TREES TO REMAIN
	EXISTING DOOR TO REMAIN
	PROPOSED DOOR
	PROPOSED WINDOW
	ELEVATION TAG
	SECTION / ELEVATION TAG

0m 5 10 15m  
SCALE: 1:200

F	Response to Council Letter	03.08.2020
E	Response to Sydney North Planning Panel	17.06.2020
D	Amended DA	21.02.2020
C	Final Development Application Issue	31.08.19
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
PROPOSED BASEMENT FLOOR PLAN

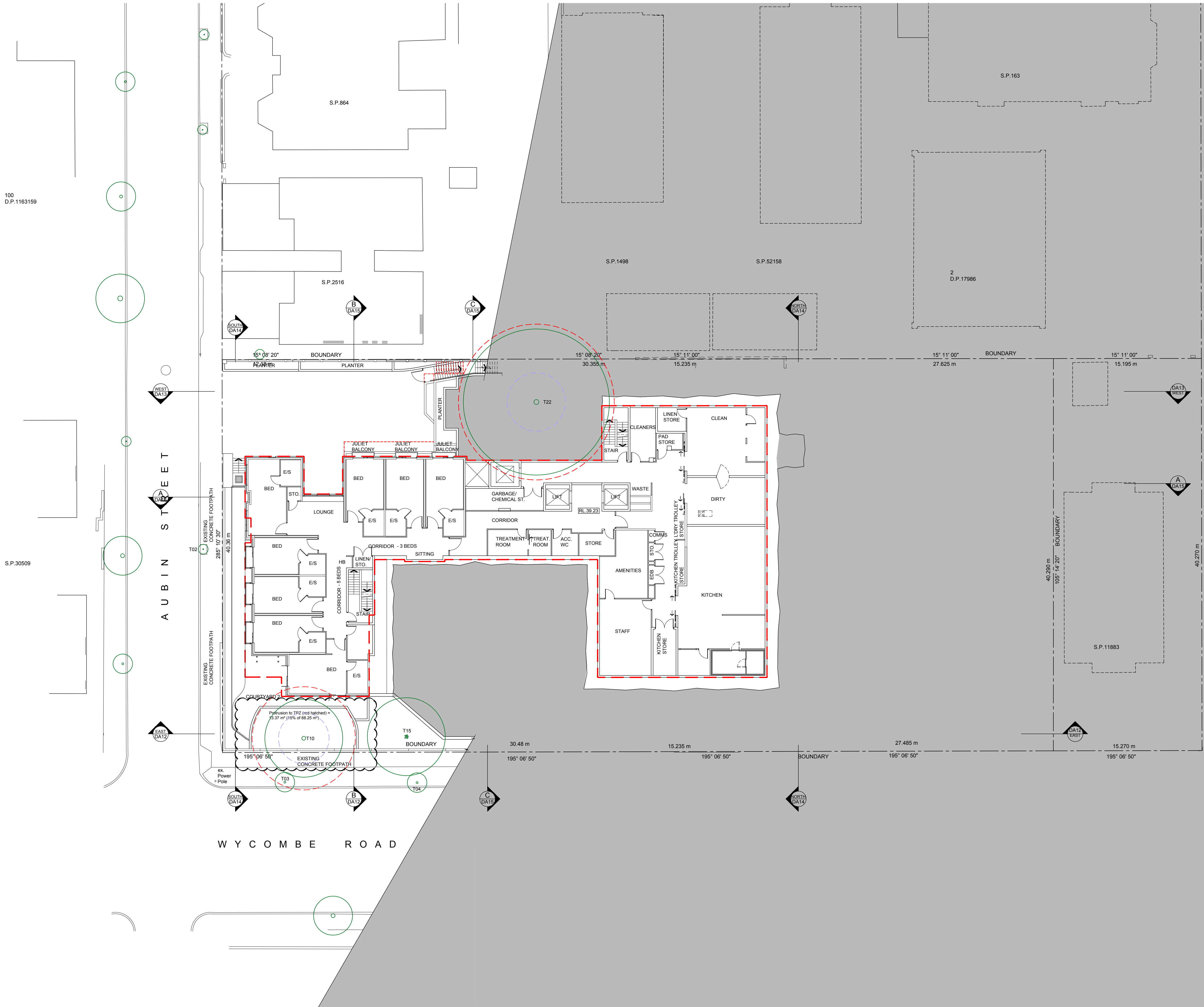


boffa robertson group  
architecture, health and aged care planning, project management

Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	Drawing
Scale	1:200 @ A1		
Drawn	WW		
Amendment	F		





This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site Conditions.  
Read this drawing in conjunction with the balance of the documentation

LEGEND	
	NEW WALL
	EXISTING WALL TO REMAIN
	STUD WALL
	OUTLINE OF WALL ABOVE / BELOW
	ROOF OUTLINE
	NEW FENCE TO MATCH EXISTING
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING TREES TO REMAIN
	EXISTING DOOR TO REMAIN
	PROPOSED DOOR
	PROPOSED WINDOW
	ELEVATION TAG
	SECTION / ELEVATION TAG

0m 2 5 10 15m  
SCALE: 1:200

H	Response to Council Letter	03.08.2020
G	Response to Sydney North Planning Panel	17.06.2020
E	Amended DA	21.02.2020
D	Amended DA	19.02.2020
C	Additional dimension added	04.10.19
B	Final Development Application Issue	31.07.19
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

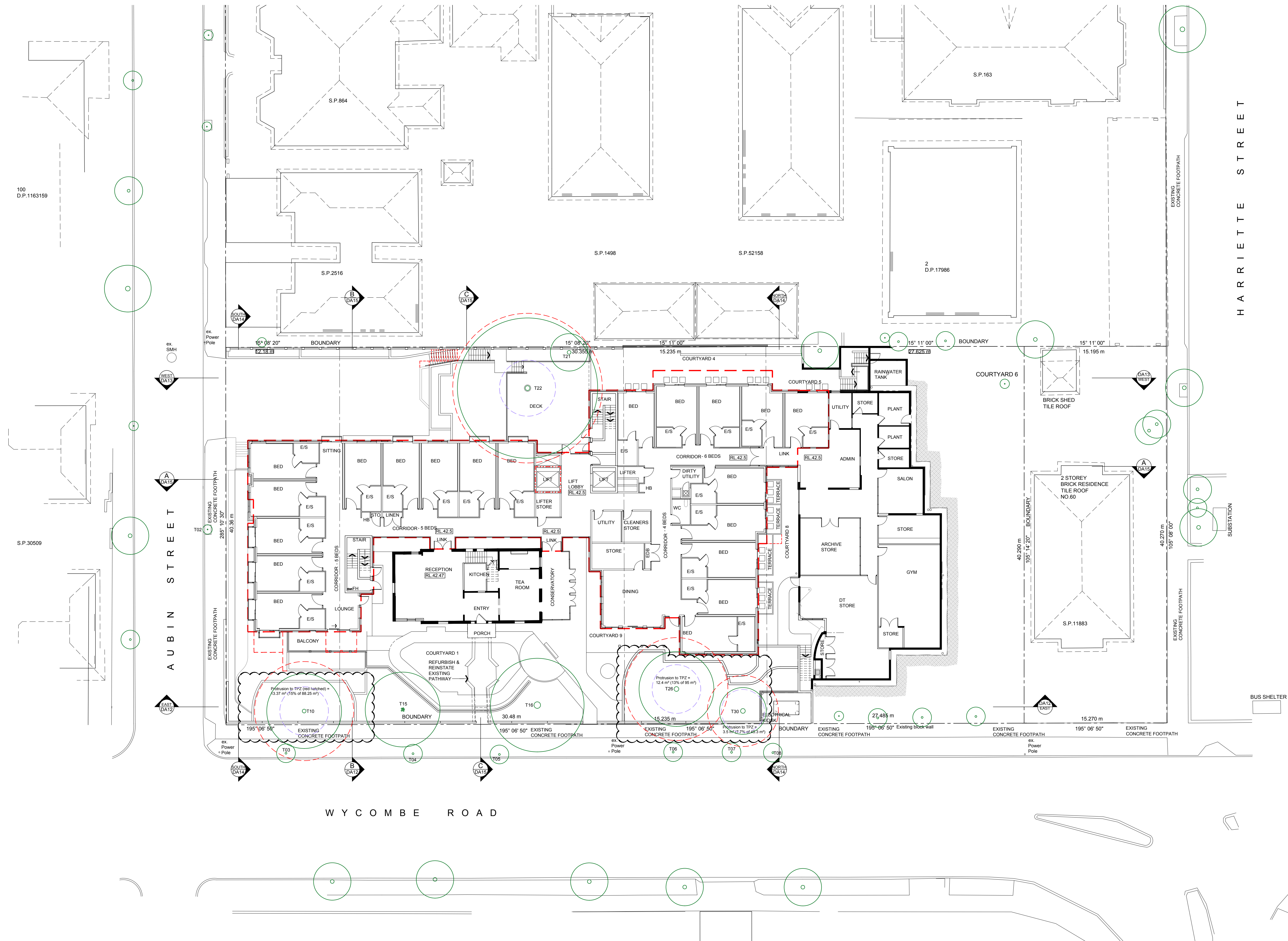
Drawing  
PROPOSED LOWER GROUND  
FLOOR PLAN



boffa robertson group  
architecture, health and aged care planning, project management  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No. : Drawing
Scale	1:200 @ A1	
Drawn	WW	1813 / DA07
Amendment	H	





This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site Conditions.  
Read this drawing in conjunction with the balance of the documentation.

LEGEND	
	NEW WALL
	EXISTING WALL TO REMAIN
	STUD WALL
	OUTLINE OF WALL ABOVE / BELOW
	ROOF OUTLINE
	NEW FENCE TO MATCH EXISTING
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING TREES TO REMAIN
	EXISTING DOOR TO REMAIN
	PROPOSED DOOR
	PROPOSED WINDOW
	ELEVATION TAG
	SECTION / ELEVATION TAG

0m 2 5 10 15m  
SCALE: 1:200

K	Response to Council Letter	03.08.2020
J	Response to Sydney North Planning Panel	17.06.2020
G	Amended DA	21.02.2020
F	Amended DA	19.02.2020
D	Additional dimension added	04.10.19
C	Final Development Application Issue	27.08.19
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

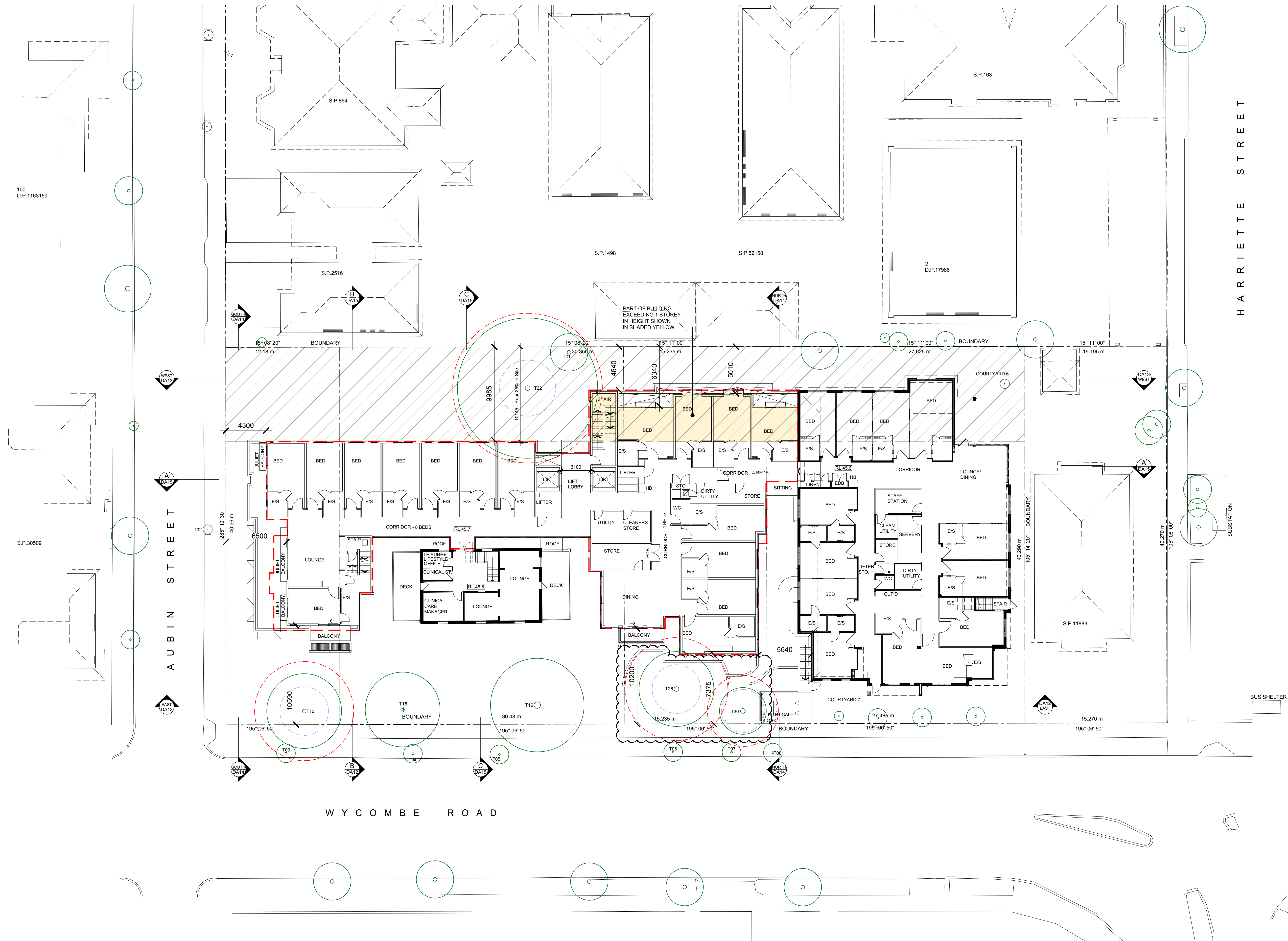
Drawing  
PROPOSED GROUND FLOOR PLAN



**boffa robertson group**  
architecture, health and aged care planning, project management  
 Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	: Drawing
Scale	1:200 @ A1		
Drawn	WW		1813 / DA08
Amendment	K		





This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site Conditions.  
Read this drawing in conjunction with the balance of the documentation

LEGEND	
	NEW WALL
	EXISTING WALL TO REMAIN
	STUD WALL
	OUTLINE OF WALL ABOVE / BELOW
	ROOF OUTLINE
	NEW FENCE TO MATCH EXISTING
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING TREES TO REMAIN
	EXISTING DOOR TO REMAIN
	PROPOSED DOOR
	PROPOSED WINDOW
	ELEVATION TAG
	SECTION / ELEVATION TAG

0m 2 5 10 15m  
SCALE: 1:200

K	Response to Council Letter	03.08.2020
J	Response to Sydney North Planning Panel	17.06.2020
G	Amended DA	21.02.2020
F	Amended DA	19.02.2020
E	Additional dimension added	04.10.19
D	Final Development Application Issue	27.08.19
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

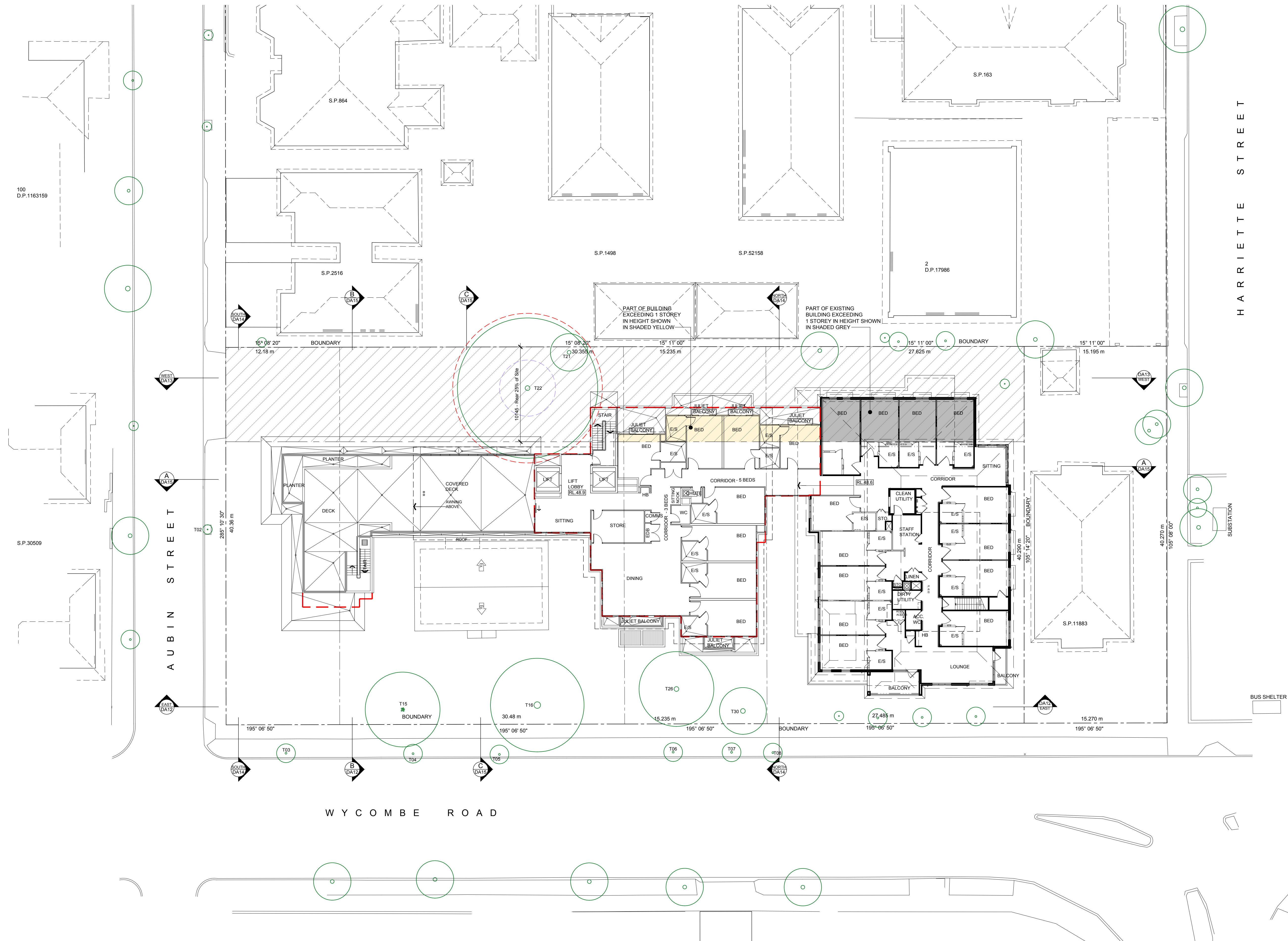
Drawing  
PROPOSED FIRST FLOOR PLAN



boffa robertson group  
architecture, health and aged care planning, project management  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	: Drawing
Scale	1:200 @ A1		
Drawn	WW		1813 / DA09
Amendment	K		





This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site Conditions.  
Read this drawing in conjunction with the balance of the documentation

LEGEND	
	NEW WALL
	EXISTING WALL TO REMAIN
	STUD WALL
	OUTLINE OF WALL ABOVE / BELOW
	ROOF OUTLINE
	NEW FENCE TO MATCH EXISTING
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	EXISTING LEVELS
	PROPOSED LEVELS
	EXISTING TREES TO REMAIN
	EXISTING DOOR TO REMAIN
	PROPOSED DOOR
	PROPOSED WINDOW
	ELEVATION TAG
	SECTION / ELEVATION TAG

0m 2 5 10 15m  
SCALE: 1:200

J	Response to Sydney North Planning Panel	17.06.2020
G	Amended DA	21.02.2020
F	Amended DA	19.02.2020
E	Additional dimension added	04.10.19
D	Final Development Application Issue	27.08.19
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
PROPOSED SECOND FLOOR PLAN



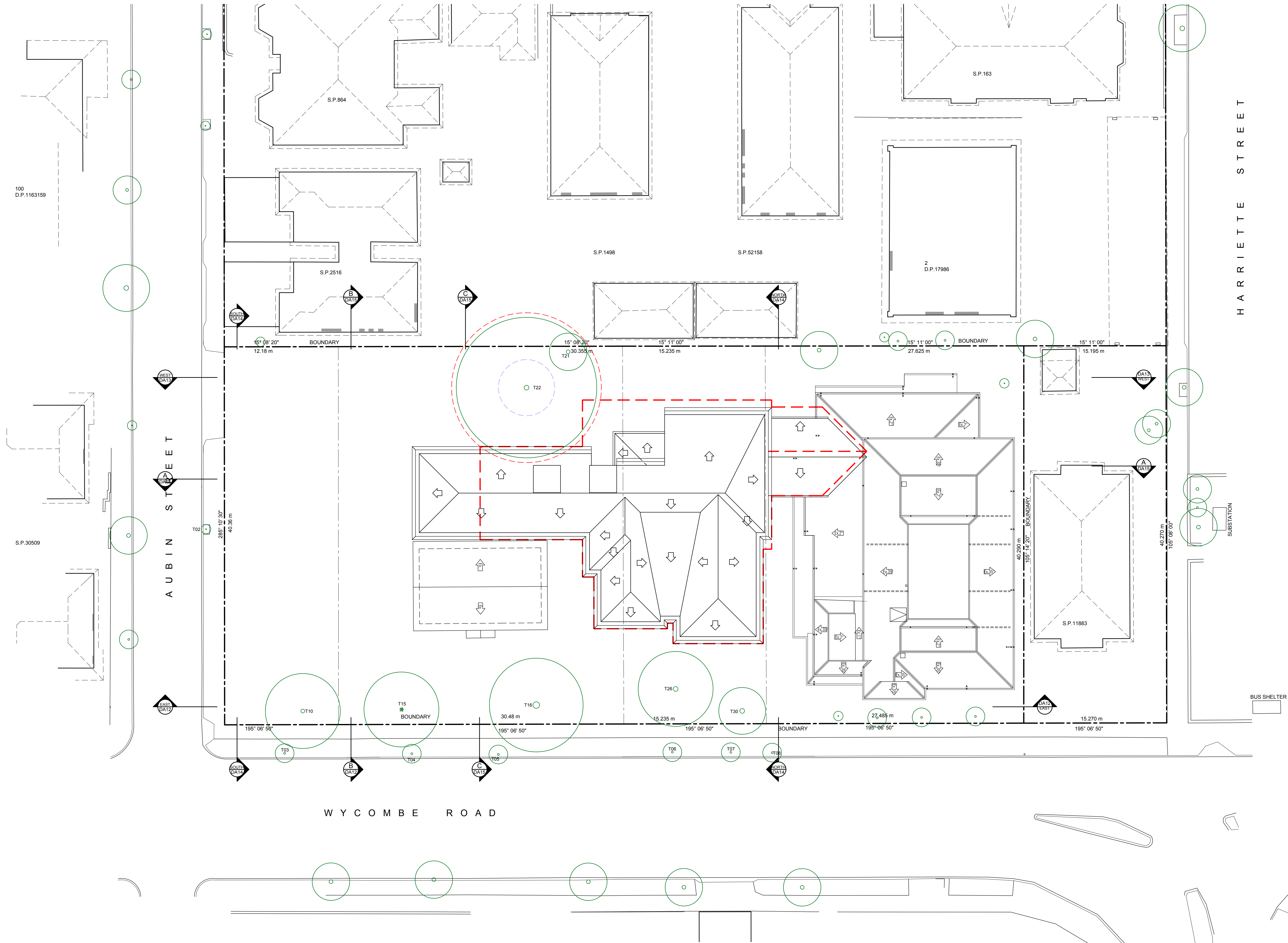
**boffa robertson group**  
architecture, health and aged care planning, project management  
 Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

	Date	JAN 2019	Job No.	: Drawing
	Scale	1:200 @ A1		
	Drawn	WW		1813 / DA10
	Amendment	J		



LEGEND

	BOUNDARY
	DA LODGED BUILDING OUTLINE
	OUTLINE OF BUILDING BELOW
	NEW ROOF
	PROPOSED ROOF PITCH AND FALL DIRECTION



F	Response to Sydney North Planning Panel	17.06.2020
E	Amended DA	21.02.2020
D	Amended DA	19.02.2020
C	Final Development Application Issue	27.08.19
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
PROPOSED ROOF PLAN

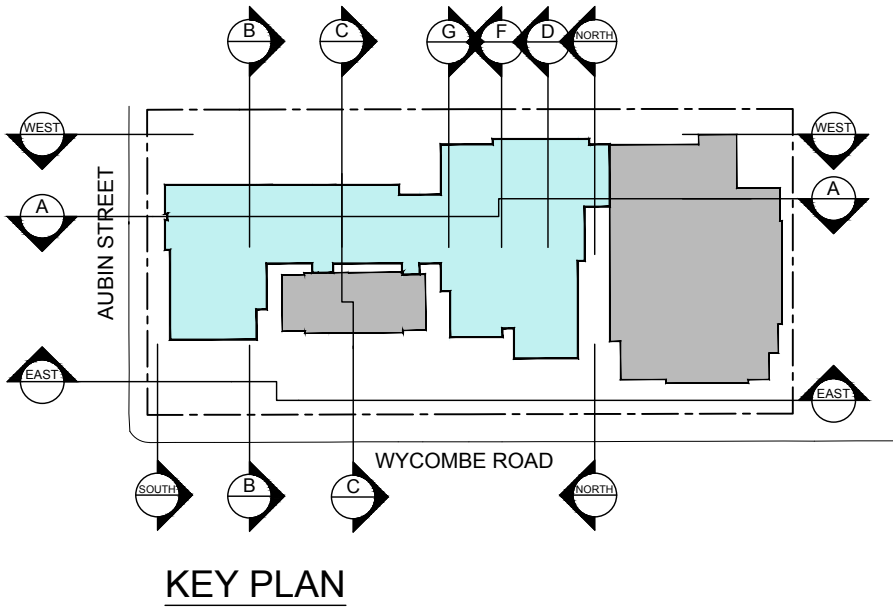


boffa robertson group  
architecture, health and aged care planning, project management  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	Drawing
Scale	1:200 @ A1		
Drawn	WW		
Amendment	F		



LEGEND	
	PROPOSED NEW BUILDING
	EXISTING WALL AND FENCE TO RETAIN
	EXISTING BUILDING
	EXISTING GROUND LINE
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	NEW FINISHED LEVEL RL
	PROPOSED TOP OF WALL LEVEL
WS	POWDERCOATED ALUMINIUM & GLASS WINDSCREEN
BR1	FACE BRICK TYPE 1 - COMMON BRICK COLOUR
BR2	FACE BRICK TYPE 2
RP2	RENDER & PAINT TYPE 2
CD1	CLADDING
CD2	FRAMING & PANNELLING
ST	STONE CLADDING



0m 2 5 10 15m  
SCALE: 1:200

G	Response to Sydney North Planning Panel	18.06.2020
F	Amended DA	21.02.2020
No.	Amendment	Date

Project  
LANDSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
ELEVATIONS - SHEET 1

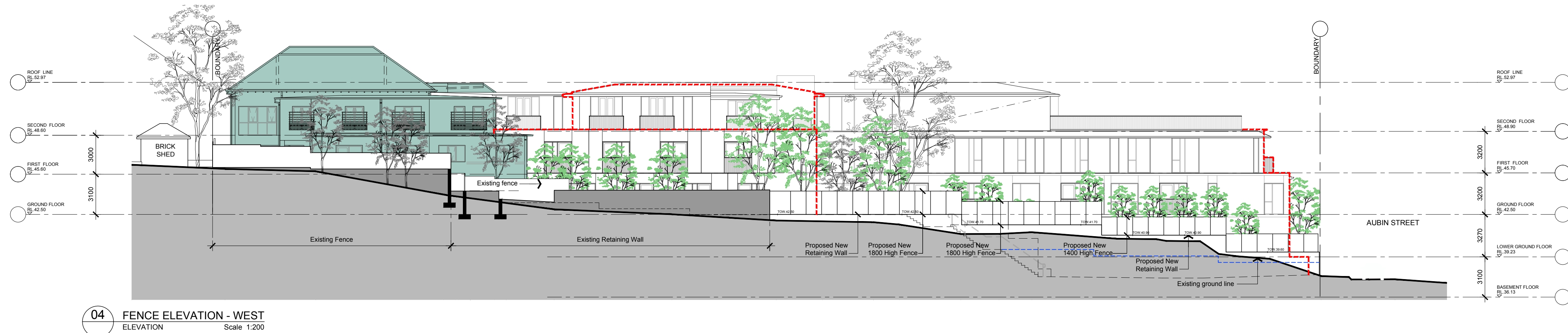
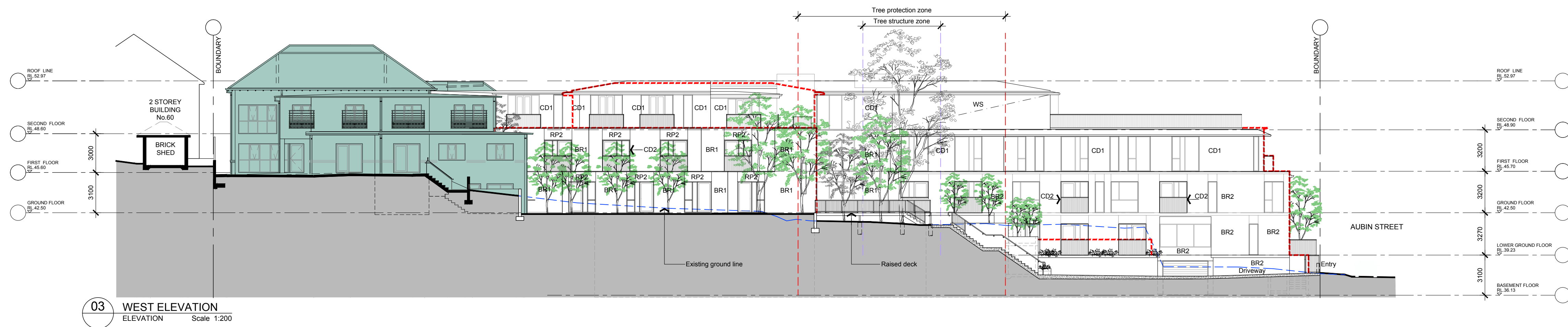


boffa robertson group  
architecture, health and aged care planning, project management  
 Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	: Drawing
Scale	1:200 @ A1		
Drawn	KK		1813 / DA12
Amendment	G		

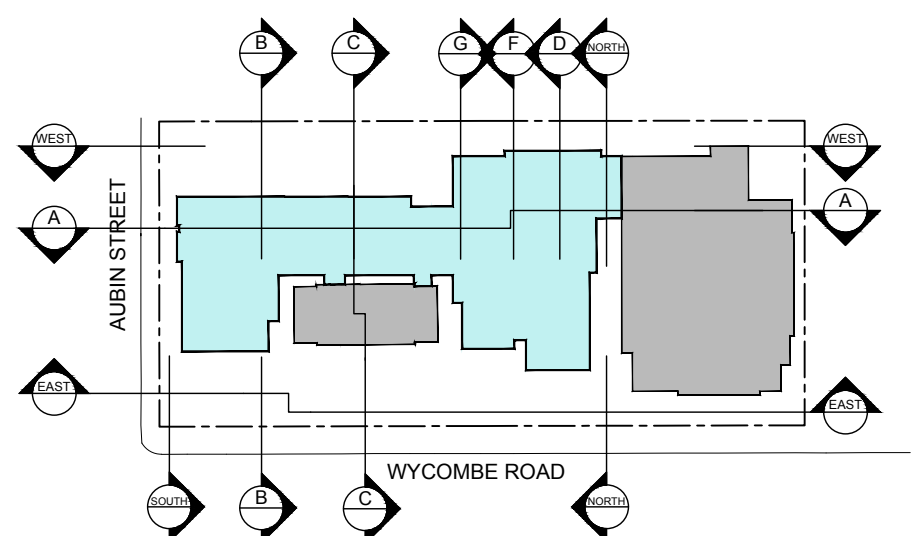






This document, information and design concepts shown in it are copyright to Boffa Robertson Group. Any inconsistencies between drawn information and current Codes and Standards are to be notified immediately.  
Coloured elevations and shadow diagrams have been prepared by Design Group Five in collaboration with Boffa Robertson Group.  
This drawing is based on information supplied by others, and must not be relied upon unless checked against site conditions.  
Read this drawing in conjunction with the balance of the documentation.

LEGEND	
	PROPOSED NEW BUILDING
	EXISTING WALL AND FENCE TO RETAIN
	EXISTING BUILDING
	EXISTING GROUND LINE
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	NEW FINISHED LEVEL RL
	TOW RL
	PROPOSED TOP OF WALL LEVEL
	POWDERCOATED ALUMINIUM & GLASS WINDSCREEN
	FACE BRICK TYPE 1 - COMMON BRICK COLOUR
	FACE BRICK TYPE 2
	RENDER & PAINT TYPE 2
	CLADDING
	FRAMING & PANNELLING
	STONE CLADDING



KEY PLAN

0m 2 5 10 15m  
SCALE: 1:200

F	Response to Sydney North Planning Panel	18.06.2020
E	Amended DA	21.02.2020
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
ELEVATIONS - SHEET 2

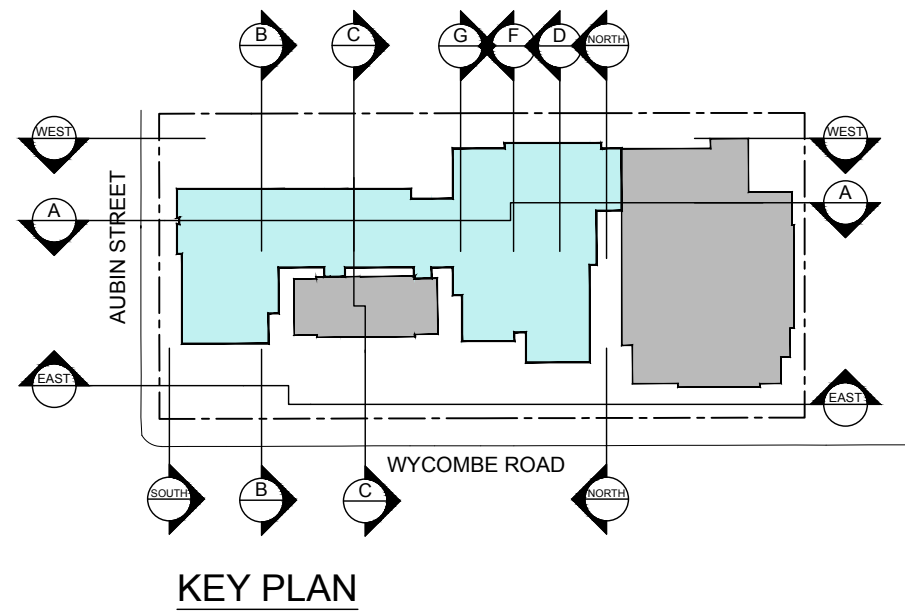
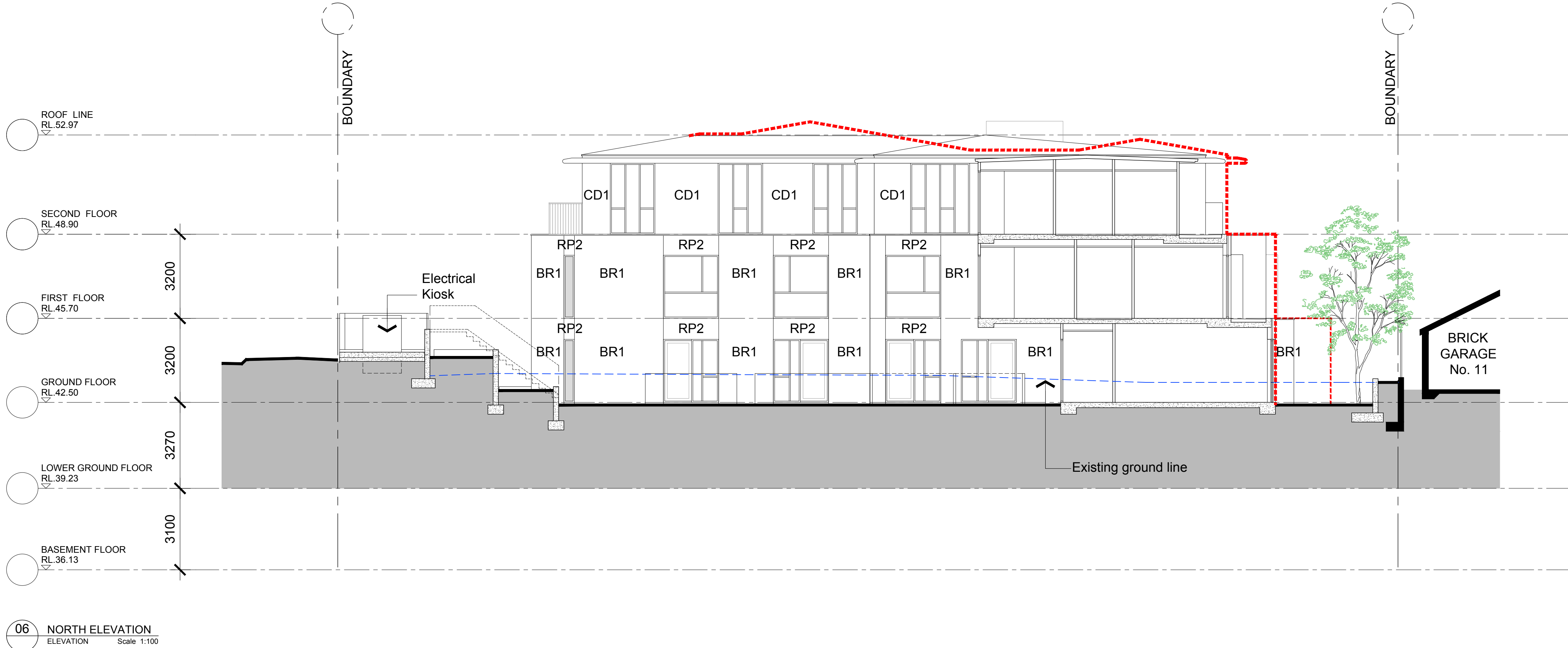
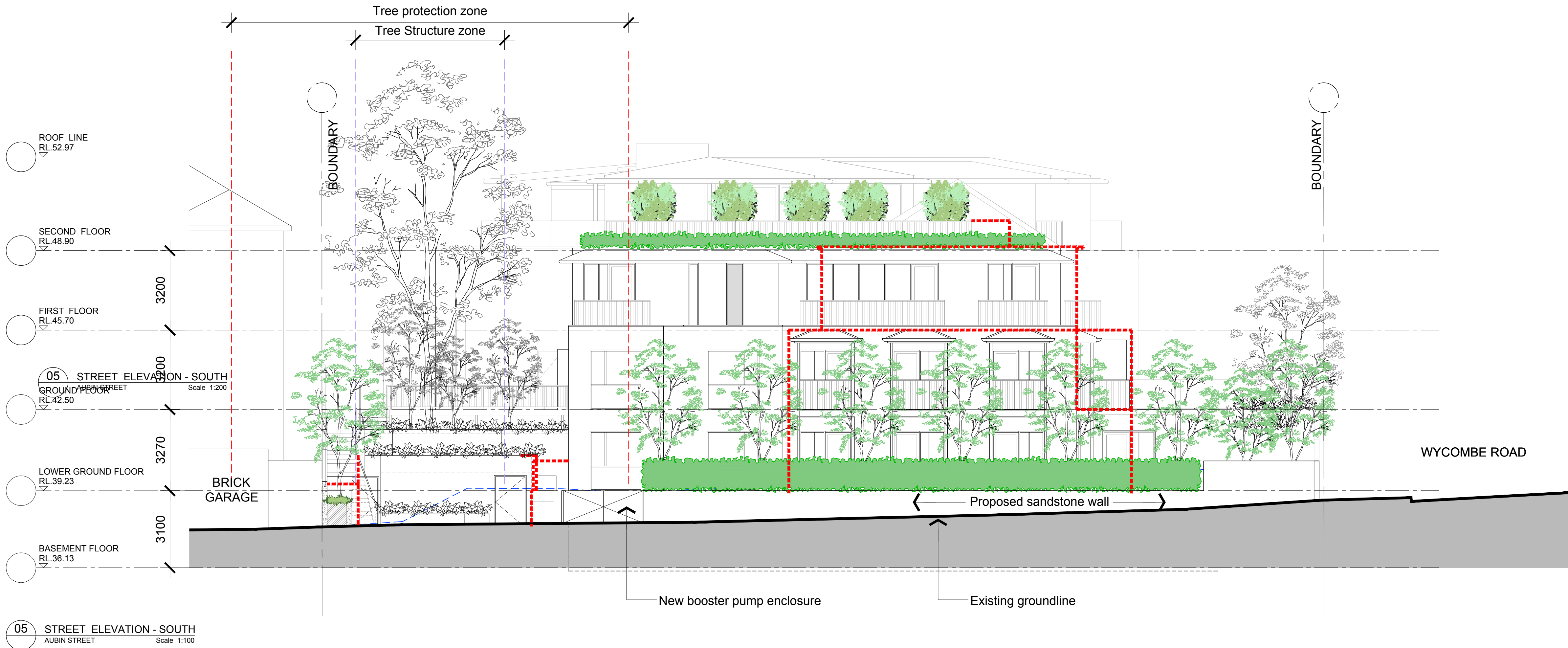


**boffa robertson group**  
architecture, health and aged care planning, project management  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	Drawing
Scale	1:200 @ A1		
Drawn	SS		1813 / DA13
Amendment	F		



LEGEND	
	PROPOSED NEW BUILDING
	EXISTING WALL AND FENCE TO RETAIN
	EXISTING BUILDING
	EXISTING GROUND LINE
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	NEW FINISHED LEVEL RL
	PROPOSED TOP OF WALL LEVEL
WS	POWDERCOATED ALUMINIUM & GLASS WINDSCREEN
BR1	FACE BRICK TYPE 1 - COMMON BRICK COLOUR
BR2	FACE BRICK TYPE 2
RP2	RENDER & PAINT TYPE 2
CD1	CLADDING
CD2	FRAMING & PANELLING
ST	STONE CLADDING



G	Response to Sydney North Planning Panel	18.06.2020
F	Amended DA	21.02.2020
No.	Amendment	Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
ELEVATIONS - SHEET 3

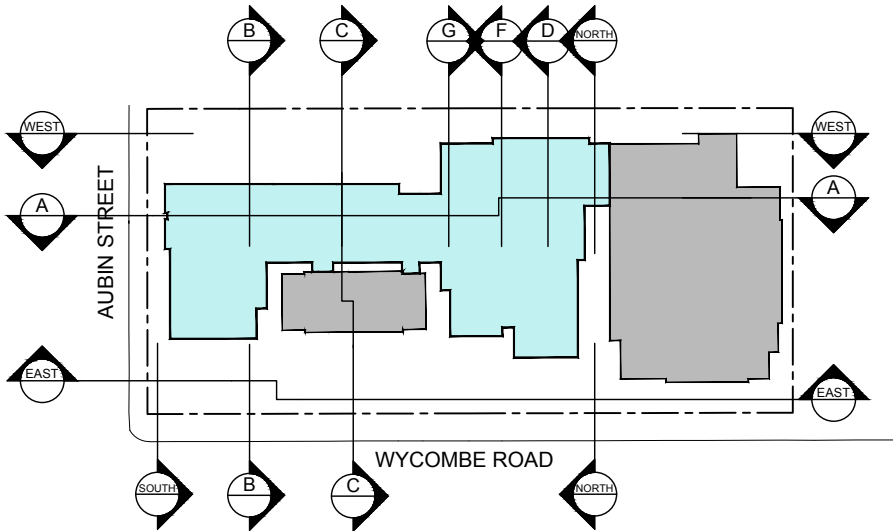


boffa robertson group  
architecture, health and aged care planning, project management

Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	Drawing
Scale	1:100 @ A1		
Drawn	JK		1813 / DA14
Amendment	G		





KEY PLAN

LEGEND	
	PROPOSED NEW BUILDING
	EXISTING WALL AND FENCE TO RETAIN
	EXISTING BUILDING
	EXISTING GROUND LINE
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	NEW FINISHED LEVEL RL
	PROPOSED TOP OF WALL LEVEL
	AREA ABOVE 8m HEIGHT PLANE
	POWDERCOATED ALUMINIUM & GLASS WINDSCREEN



14 FENCE ELEVATION - SOUTH (RESPONSE TO PLANNING PANEL)  
ELEVATION Scale 1:100



15 FENCE ELEVATION - SOUTH (AMENDED DA)  
ELEVATION Scale 1:100

0m 1 2 5 7m  
SCALE: 1:100

A Response to Sydney North Planning Panel 18.06.2020  
No. Amendment Date

Project  
LANSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
SOUTH ELEVATIONS - COMPARISON

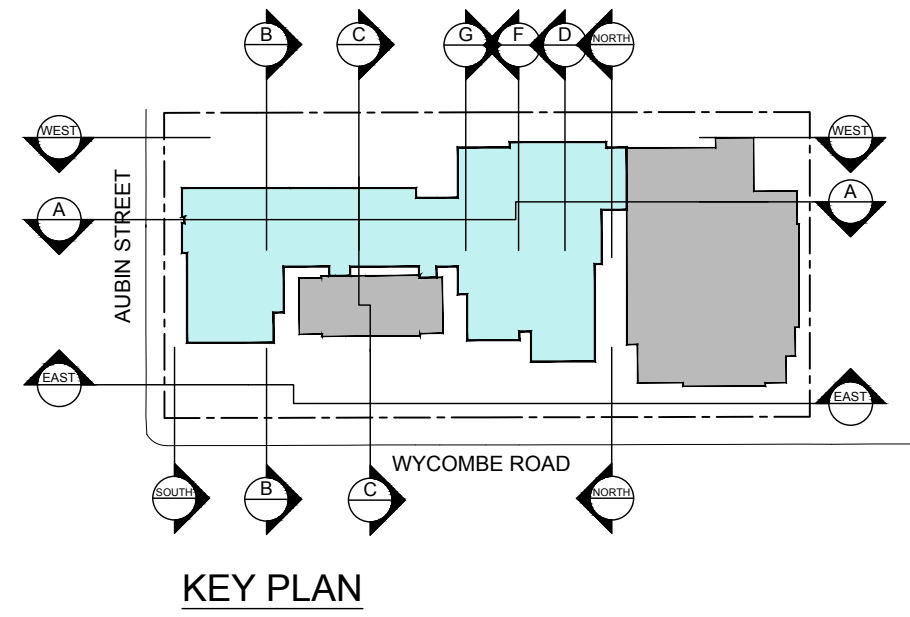
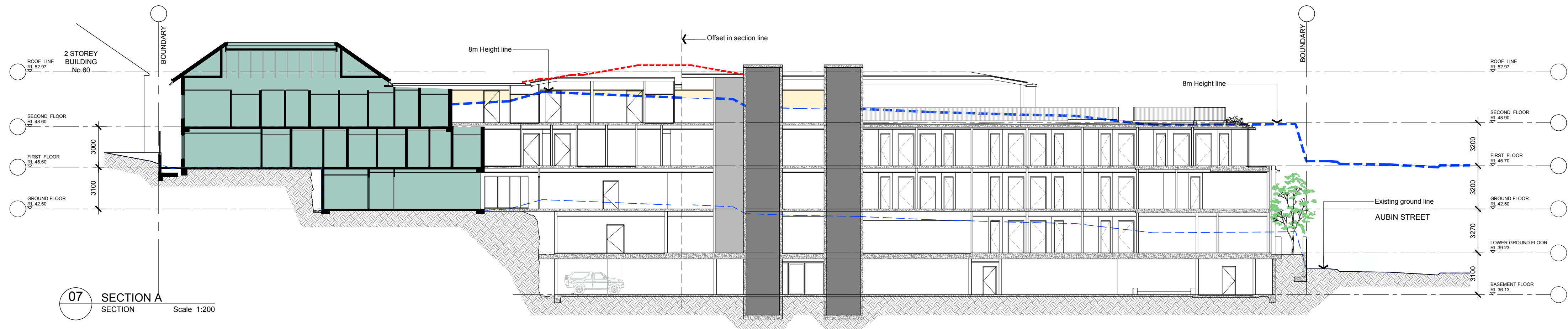


boffa robertson group  
architecture, health and aged care planning, project management  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

Date	SEPT 2019	Job No.	Drawing
Scale	1:100 @ A1		
Drawn	WW		
Amendment	A		

1813 / DA14a





LEGEND	
	PROPOSED NEW BUILDING
	EXISTING WALL AND FENCE TO RETAIN
	EXISTING BUILDING
	EXISTING GROUND LINE
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	NEW FINISHED LEVEL RL
	PROPOSED TOP OF WALL LEVEL
	AREA ABOVE 8m HEIGHT PLANE
	WS POWDERCOATED ALUMINIUM & GLASS WINDSCREEN



07a AUBIN STREET SKETCH ELEVATION  
SKETCH Scale N.T.S.

0m 2 5 10 15m  
SCALE: 1:200

E	Response to Sydney North Planning Panel	18.06.2020
D	Amended DA	21.02.2020
No.	Amendment	Date

Project  
LANDSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
SECTION - HEIGHT PLAN  
AUBIN STREET SKETCH ELEVATION

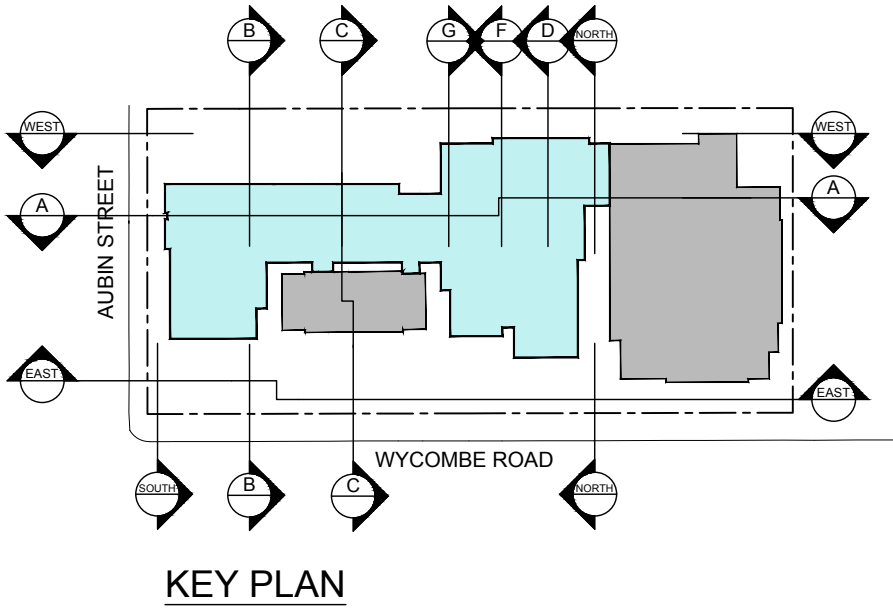


**boffa robertson group**  
architecture, health and aged care planning, project management  
 Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7009  
Email: brgroup@brgr.net

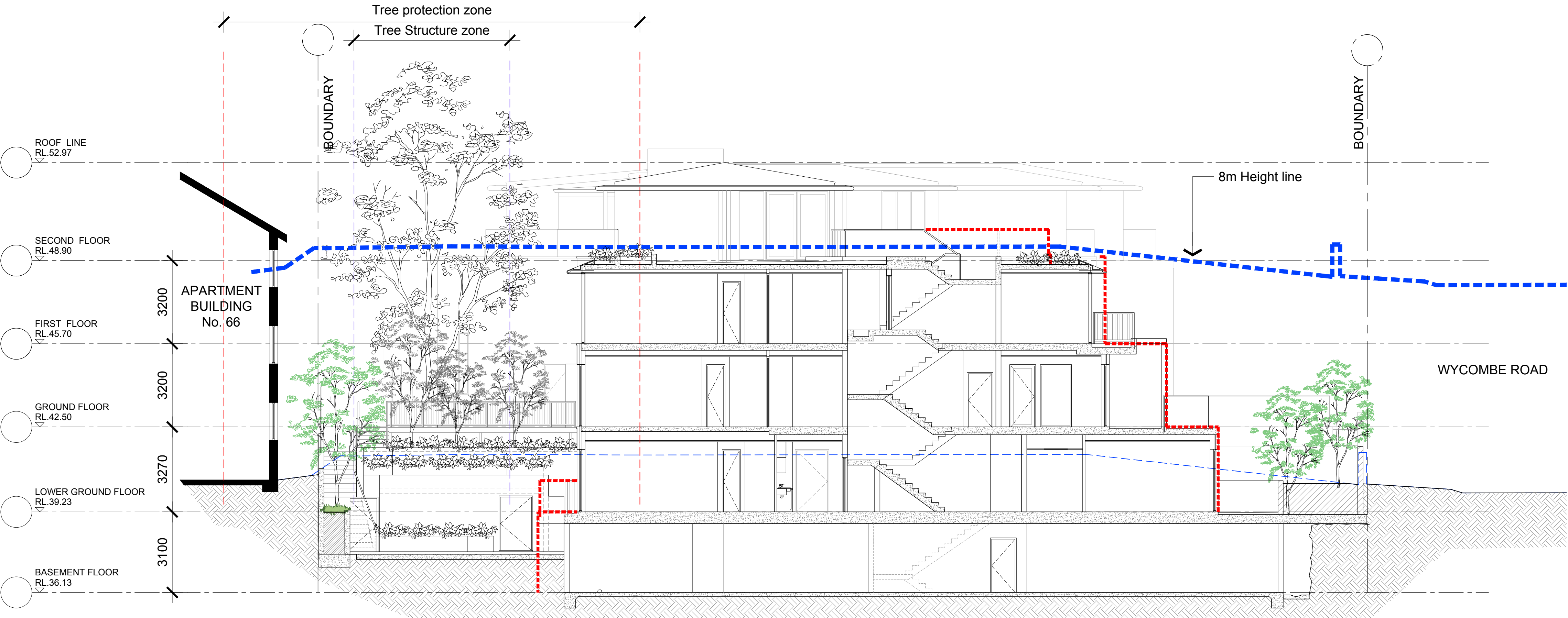
Date	JAN 2019	Job No.	Drawing
Scale	1:200 @ A1		
Drawn	KK		
Amendment	E		

1813 / DA15

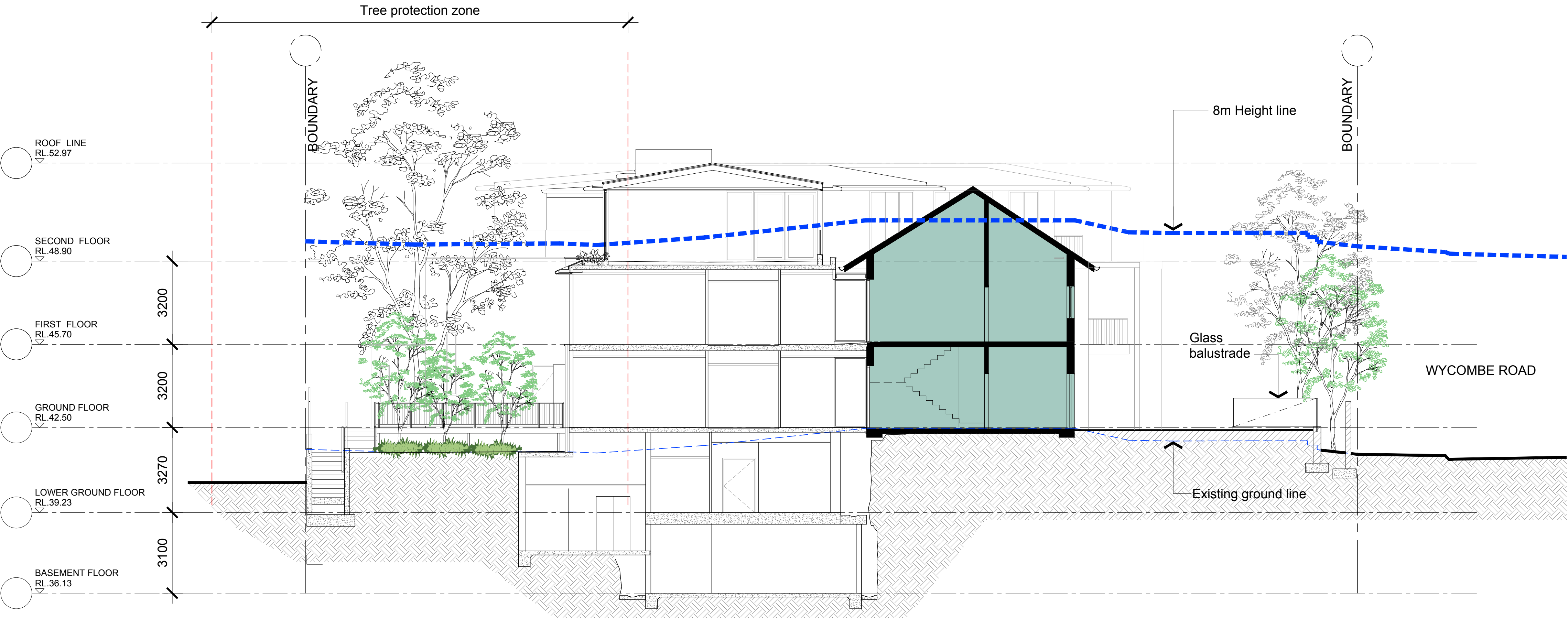




LEGEND	
	PROPOSED NEW BUILDING
	EXISTING WALL AND FENCE TO RETAIN
	EXISTING BUILDING
	EXISTING GROUND LINE
	BOUNDARY
	DA LODGED BUILDING OUTLINE
	NEW FINISHED LEVEL RL
	PROPOSED TOP OF WALL LEVEL
	AREA ABOVE 8m HEIGHT PLANE
	POWDERCOATED ALUMINIUM & GLASS WINDSCREEN



08 SECTION B  
SECTION Scale 1:100



09 SECTION C  
SECTION Scale 1:100



E	Response to Sydney North Planning Panel	18.06.2020
D	Amended DA	21.02.2020
No.	Amendment	Date

Project  
LANDSDOWNE GARDENS EXTENSION  
54 - 58A Wycombe Road, Neutral Bay

Drawing  
SECTIONS - HEIGHT PLAN



**boffa robertson group**  
architecture, health and aged care planning, project management  
  
Suite 7, Level 1, Epica, 9 Railway Street  
Cherrywood NSW 2067  
AUSTRALIA  
Tel: (02) 9406 7000  
Fax: (02) 9406 7099  
Email: brgroup@brgr.net

Date	JAN 2019	Job No.	Drawing
Scale	1:100 @ A1		
Drawn	JK		1813 / DA15a
Amendment	E		



UMBACO LANDSCAPE ARCHITECTS  
**LANDSCAPE DOCUMENTATION**  
Lansdowne Gardens Wycombe Road, Neutral Bay  
FOR  
**CRANBROOK RACF**

Dwg	NAME	ISSUE
SK01	OVERALL SITE PLAN	P
SK02	LANDSCAPE PLAN GROUND FLOOR	P
SK03	LANDSCAPE PLAN FIRST AND SECOND FLOOR	O
SK04	PLANT MATERIAL GROUND FLOOR & STREET FRONTAGE	N
SK05	PLANT MATERIAL GROUND FLOOR & STREET FRONTAGE	N
SK06	PLANT MATERIAL FIRST AND SECOND FLOOR	N
SK07	SECTIONS	O
SK08	ELEVATIONS	O
SK09	PLANTING PLAN GROUND FLOOR	P
SK10	PLANTING PLAN FIRST AND SECOND FLOOR	P



EXISTING CHINESE ELM (T10) AND JACARANDA (T15) WILL BE RETAINED



EXISTING PLANE TREE (T16) WILL BE RETAINED



EXISTING WALLANGARRA WHITE GUM (T22) WILL BE RETAINED



EXISTING PLANE TREE (T26) AND CHINESE HACKBERRY (T30) WILL BE RETAINED



EXISTING HILL FIG (T24) AND MAGNOLIA (T23) WILL BE REMOVED





PLANT SCHEDULE COMMON OPEN SPACE

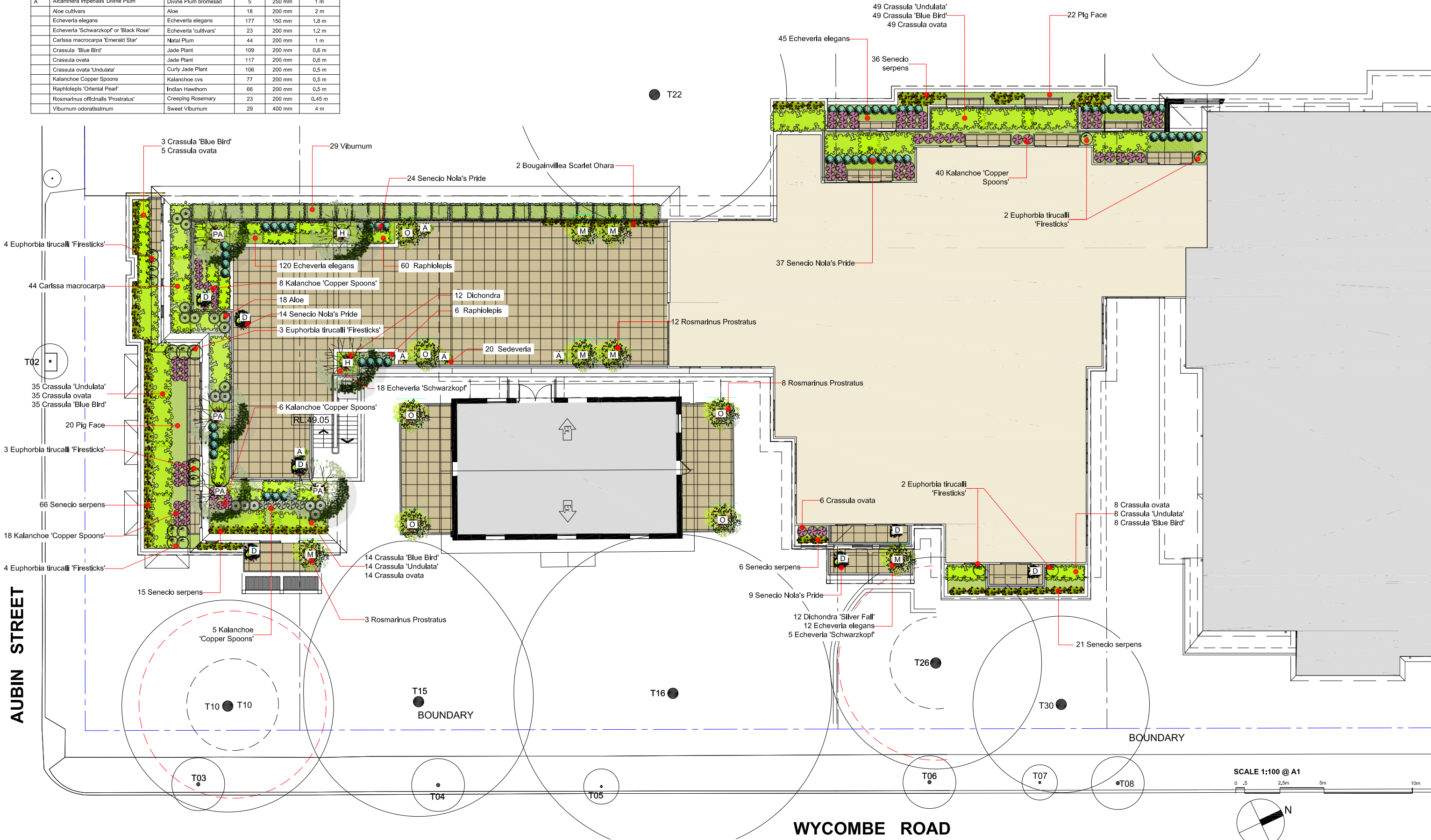
Plant symbol	Botanical name	Common name	Number	Size	Mature height
<strong>FEATURE CANOPY TREES</strong>					
BC	Buckinghamia celsissima	Ivory Curl	2	75 L	8 m
CF	Corymbia ficifolia 'Wildfire'	Red Flowering Gum	2	75 L	6 m
ER	Elaeocarpus reticulatus	Blueberry Ash	3	75 L	8 m
H	Hibiscus illaenus rubra	Red Cottonwood	3	75 L	8 m
LN	Lagerstroemia indica x l. fauriei 'Natchez'	Crepe Myrtle (white)	4	100 L	8 m
MG	Magnolia grandiflora	Bull Bay Magnolia	1	150 L	15 m
PN	Pyrus nivalis	Snow Pear	6	75 L	8 m
PC	Pyrus calleryana 'Frontier'	Ornamental Pear	5	75 L	10 m
SS	Stenocarpus sinuatus	Firewheel Tree	2	75 L	8 m
WF	Waterhousea floribunda 'Sweeper'	Weeping Lillypilly	6	75 L	10 m
<strong>SMALL FEATURE TREES</strong>					
CC	Cercis canadensis 'Forest Pansy'	Redbud	8	45 L	5 m
GC	Dyopsis lutescens	Golden Cane Palm	6	45 L	4-6 m
PA	Plumeria acutifolia	Frangipani	3	45 L	3 m
<strong>SHRUBS / PERENNIALS / FEATURE PLANTS</strong>					
	Agave attenuata	Agave	3	200 mm	0.7 m
	Alocasia macrorrhiza	Giant Elephant Ears	25	200 mm	2 m
	Alpinia zerumbet 'variegata'	Variegated Ginger	11	200 mm	2 m
	Austromyrtus dulcis	Midgenberry	34	200 mm	1 m
	Buxus microphylla japonica	Japanese Box	274	200 mm	1.2 m
	Camellia japonica	Common Camellia	12	300 mm	3 m
	Camellia sasanqua	Sasanqua Camellia	28	300 mm	3 m
	Carissa macrocarpa 'Desert Star'	Natal Plum	16	200 mm	1 m
	Cordylina rubra	Palm Lily	19	250 mm	6 m
	Doranthus excelsa / palmeri	Gymea Lily	16	300 mm	3 m
	Duranta repens 'Sheenas Gold'	Duranta	67	200 mm	2 m
	Gardenia florida	Gardenia	85	200 mm	1.5 m
	Heliconia 'Hot Rio Nights'	Heliconia	4	300 mm	2 m
	Heliconia angusta 'Red Christmas'	Red Christmas	5	200 mm	2 m
	Hydrangea megaphylla White	Hydrangea	17	200 mm	1 m
	Loropetalum chinense 'Burgundy'	Dwarf Chinese Fringe Flower	13	200 mm	1.5 m
	Philodendron xanadu	Dwarf Philodendron	149	200 mm	0.7 m
	Philodendron 'Rijo Congo'	Red Philodendron	19	200 mm	1 m
	Raphiolepis 'Snow Maiden'	Indian Hawthorn	127	200 mm	1.5 m
	Rhaphis excelsa	Rhaphis Palm	21	200 mm	2.5 m
	Rhododendron azalea sp.	Azalea	60	200 mm	0.8 m
	Rhododendron vireya	Vireya Rhododendron	3	300 mm	3 m
	Rosmarinus officinalis	Rosemary	15	200 mm	1 m
	Rosmarinus prostratus	Prostrate Rosemary	68	200 mm	0.5 m
	Stachys byzantina	Lamb's Ears	20	200 mm	0.2 m
	Strelitzia reginae	Bird of Paradise	7	300 mm	2 m
	Syzygium australe 'Select'	Lillypilly	56	300 mm	3 m
	Todea barbara	King Fern	4	300 mm	3 m
	Viburnum odoratissimum	Sweet Viburnum	23	200 mm	3 m
	Yucca elephantipes 'Silver Star'	Yucca	7	300 mm	3-4 m
	Zamia furfuracea	Cardboard Plant	12	250 mm	1.5 m
<strong>GROUNDCOVERS / CLIMBERS / HERBS</strong>					
	Alpinia nutans	False Cardamon	20	150 mm	2 m
	Bromelads mix	Bromelads	20	150 mm	1 m
	Calathea zebrina	Zebra Plant	74	150 mm	0.6 m
	Palm grass	Palm grass	165	200 mm	1 m
	Dichondra repens	Kidney Weed	162	150 mm	0.15 m
	Dichondra repens 'Silver Fall'	Silver Dichondra	55	150 mm	0.1 m
	Hoya australis	Wax Flower	5	150 mm	3 m
	Liriope 'Evergreen Giant'	Lily Turf	183	150 mm	0.3 m
	Neomaralica gracilis	Walking Iris	155	150 mm	0.5 m
	Thymus citriodorus	Lemon thyme	10	150 mm	0.3 m
	Trachelospermum tricolor	Tricolor Jasmine	230	150 mm	1 m
	Tulbaghia violacea 'Silver Lace'	Silver Wild Garlic	20	150 mm	0.3 m
	Viola hederacea	Native Violets	182	150 mm	0.2 m



PLANT SCHEDULE / ROOF GARDENS

	Botanical name	Common name	Number	Size	Mature Height
SMALL/ MEDIUM FEATURE TREES up to 8m mature height					
D	Dracena draco	Dragon Tree	7	400 mm	3 m
O	Olea sp	Olive Tree	6	45 L	4-6 m
H	Hibiscus tiliaceus	Hibiscus	2	45 L	4 m
M	Magnolia 'Teddy Bear'	Evergreen magnolia	6	45 L	4 m
PA	Plumeria acutifolia	Frangipani	4	150 L	6-8 m
SHRUBS/ PERENNIALS/ FEATURE PLANTS (up to 2 m mature hight)					
A	Alcantera Imperialis 'Divine Plum'	Divine Plum bromeliad	5	250 mm	1 m
	Aloe cultvars	Aloe	18	200 mm	2 m
	Echeveria elegans	Echeveria elegans	177	150 mm	1,8 m
	Echeveria 'Schwarzkopf' or 'Black Rose'	Echeveria 'cultvars'	23	200 mm	1,2 m
	Carlssa macrocarpa 'Emerald Star'	Natal Plum	44	200 mm	1 m
	Crassula 'Blue Bird'	Jade Plant	109	200 mm	0,6 m
	Crassula ovata	Jade Plant	117	200 mm	0,6 m
	Crassula ovata 'Undulata'	Curly Jade Plant	106	200 mm	0,5 m
	Kalanchoe Copper Spoons	Kalanchoe cvs	77	200 mm	0,5 m
	Raphiolepis 'Oriental Pearl'	Indian Hawthorn	66	200 mm	0,5 m
	Rosmarinus officinalis 'Prostratus'	Creeping Rosemary	23	200 mm	0,45 m
	Viburnum odoratissimum	Sweet Viburnum	29	400 mm	4 m

GROUNDCOVERS/ CLIMBERS				
Bougainvillea Scarlet Ohara	Bougainvillea	2	200 mm	5 m
Carpobrotus glaucescens	Pig Face	42	150 mm	1 m
Dichondra repens 'Silver Fall'	Silver Dichondra	24	150 mm	0,1 m
Senecio serpens	Blue Chalkstick 'Trident'	144	150 mm	0,1 m
Senecio cylindricus 'Nola's Pride'	Nola's Pride	84	200 mm	0,6 m
Euphorbia tirucalli 'Firesticks'	Firesticks	18	200 mm	1,8 m
Sedeveria 'Starburst'	Starburst Sedeveria	20	200 mm	0,2 m









## A large, rounded, green shrub or small tree with dense foliage, standing in a garden bed covered with brown mulch. A house is visible in the background.

A large, dense tree with thick, dark, horizontal branches and clusters of small, white, five-petaled flowers with yellow centers. The leaves are thick, green, and oval-shaped.

A large, mature tree with dense green foliage and many small white flowers, likely a cherry blossom tree, standing in a park-like setting with a paved path and a low fence in the foreground.

A photograph of two bromeliads with reddish-brown and green leaves, growing in a lush, green environment. The plants have a central rosette of leaves with some reddish-brown variegation. They are surrounded by other green foliage, including a fern-like plant in the background.

A photograph of a white Calla lily plant. The plant features large, heart-shaped green leaves and several white flowers with yellow centers. The flowers are in various stages of bloom, and the overall appearance is clean and elegant.



Botanical name	Common name	mature hght
FEATURE CANOPY TREES		
Buckinghamia celsissima	Ivory Curl	8 m
Corymbia ficifolia 'Wildfire'	Red Flowering Gum	6 m
Elaeocarpus reticulatus	Blueberry Ash	8 m
Hibiscus tiliaceus rubra	Red Cottonwood	8 m
Lagerstroemia indica x l. fauriei 'Natchez'	Crepe Myrtle (white)	8 m
Magnolia grandiflora	Bull Bay Magnolia	15 m
Pyrus nivalis	Snow Pear	8 m
Pyrus calleryana 'Frontier'	Ornamental Pear	10m
Stenocarpus sinuatus	Firewheel Tree	8m
Waterhousia floribunda 'Sweeper'	Weeping Lillipily	10m
SMALL FEATURE TREES		
Cercis canadiensis 'Forest Pansy'	Redbud	5m
Dypsis lutescens	Golden Cane Palm	4-6 m
Plumeria acutifolia	Frangipani	3 m
SHRUBS/ PERENNIALS/ FEATURE PLANTS		
Agave attenuata	Agave	0.7 m
Alocasia macrorrhiza	Giant Elephant Ears	2 m
Alpinia caerulea	Redback Ginger	2 m
Alpinia Zerumbet 'variegata'	VARiegated Ginger	2 m
Buxus microphylla japonica	Japanese Box	1.2 m
Carlissa macrocarpa	Natal Plum	1 m
Cordyline petiolaris	Palm Lily	6 m
Doryanthes excelsa / palmeri	Gynea Lily	3 m
Gardenia florida	Gardenia	1.5 m
Heliconia 'Hot Rio Nights	Heliconia	2 m
Hydrangea megalophylla White	Hydrangea	1 m
Loropetalum chinense 'Purple Pixie'	Dwarf chinese Fringe Flower	1 m
Philodendron Zanadu	Dwarf Philodendron	1.5 m
Philodendron 'Rojo Congo'	Red Philodendron	1.5 m
Raphiolepis 'Snow Maiden'	Indian Hawthorn	1.5 m
Rhapis Excelsa	Rhapis Palm	3 m
Rhododendron vireya	Vireya Rhododendron	3 m
Rosmarinus officinalis	Rosemary	1 m
Rosmarinus prostratus	Prostrate Rosemary	0.5 m
Todea barbara	King Fern	3 m
Viburnum odoratissimum	Sweet Viburnum	3 m
Yucca elephantiphes 'Silver Star'	Yucca	3-4 m
Zamia furfuracea	Cardboard Plant	1.5 m
GROUNDCOVERS/ CLIMBERS / HERBS		
Alpinia nutans	False Cardamon	2 m
Bromeliads	Bromeliads	1 m
Calathea zebrina	Zebra Plant	0.6 m
Curculigo capitukata	Palm grass	1 m
Dichondra repens 'Silver Fall'	Silver Dichondra	0.1 m
Hoya australis	Wax Flower	3 m
Liriope 'Evegreen Giant'	Lily Turf	0.3 m
Neomaralica gracilis	Walking Iris	0.5 m
Pandoera jasminoides	Wonga Wonga Vine	3 m
Thymus citriodorus	Lemon thyme	0.3 m
Trachelospermum jasminoides	Star Jasmine	2 m
Trachelospermum tricolor	Tricolor jasmine	1 m
Tulbaghia violacea Silver Lace	Silver Wild Garlic	0.3 m



TREES IN POTS



*Dracaena draco*  
Dragon Tree



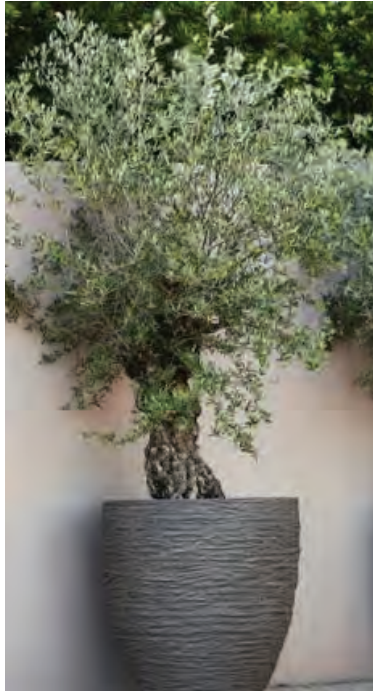
*Strelitzia nicotii*  
Giant Bird of Paradise



*Ficus lyrata*  
Fiddle Leaf Fig



*Magnolia 'Teddy Bear'*  
Evergreen Magnolia



*Olea europaea*  
Olive Tree



POT PLANTS FOR BALCONIES



*Crassula Blue Bird*  
Jade Plant



*Agave attenuata*  
Agave



*Cycas revoluta*  
Sago Palm



*Senecio serpens*  
Blue Chalkstick



*Echeveria 'Painted Lady'*  
Painted lady



*Echeveria elegans*  
Mexican Snowball



*Echeveria schwarzkopf*  
Black Rose



*Kalanchoe Copper Spoons*  
Copper Spoon



*Alcantarea and Cotyledon*  
Bromeliads with Succulents



*Dracaena deremensis compacta*  
Dracaena

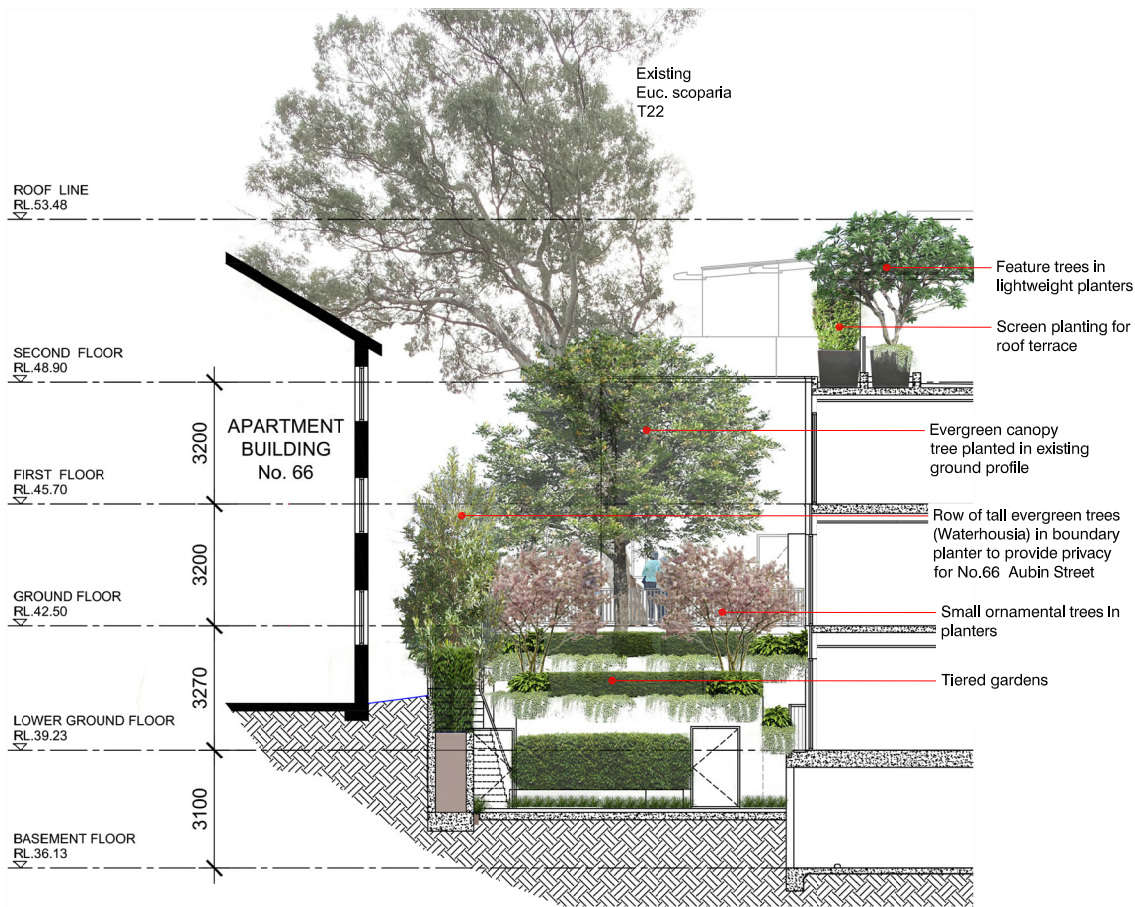


*Disphillum Sunburn*  
Pig Face

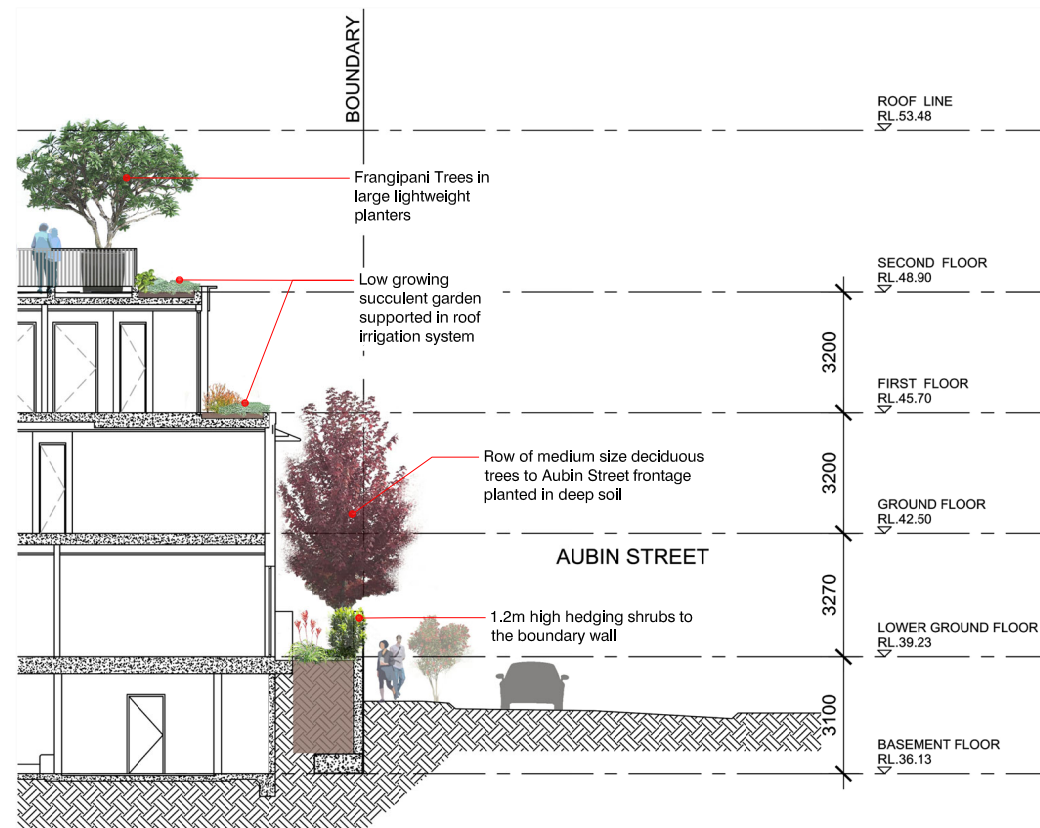
PLANT SCHEDULE / BALCONIES AND ROOFTOP

Botanical name	Common name	mature hght
SMALL/ MEDIUM FEATURE TREES up to 8m mature height		
Dracena draco	Dragon Tree	3 m
Olea sp	Olive Tree	4-6 m
Hibiscus tiliaceus	Hibiscus	4 m
Magnolia 'Little Gem' or 'Teddy Bear'	Evergreen magnolia	4 m
Plumeria acutifolia	Frangipani	6-8 m
SHRUBS/ PERENNIALS/ FEATURE PLANTS (up to 2 m mature hight)		
Agave attenuata	Agave	0.7 m
Alcanthera imperialis 'Rubra'	Alcanthera bromeliad	1 m
Anigozanthos Big Orange	Kangaroo Paw	1.2 m
Aloe cultivars	Aloe	2 m
Cycas revoluta	Sago Palm	1 m
Dracaena deremensis	Dracaena deremensis	0.5 m
Echeveria elegans	Echeveria elegans	1.8 m
Echeveria "Schwarzkopf" or 'Painted Lady'	Echeveria 'cultivars'	1.2 m
Carissa macrocarpa	Natal Plum	1 m
Crassula ovata / 'Blue Bird'	Jade Plant	0.6 m
Helichrysum petiolare	Licorice Plant	0.5 m
Kalanchoe Copper Spoons	Kalanchoe cvs	0.5 m
Strelitzia reginae / parvifolia	Bird of paradise	2 m
Yucca elephantiphes 'Silver Star'	Yucca	3-4 m
Zamia furfuracea	Cardboard Plant	1.5 m
GROUNDCOVERS/ CLIMBERS		
Bougainvillea Scarlet Ohara	Bougainvillea	5 m
Carpobrotus glaucescens	Pig Face	1 m
Hardenbergia violacea	Happy Wanderer	1.5 m
Festuca glauca	Blue fescue	0.1 m
Dichondra repens 'Silver Fall'	Silver Dichondra	0.1 m
Senecio serpens	Blue Chalkstick	0.1 m





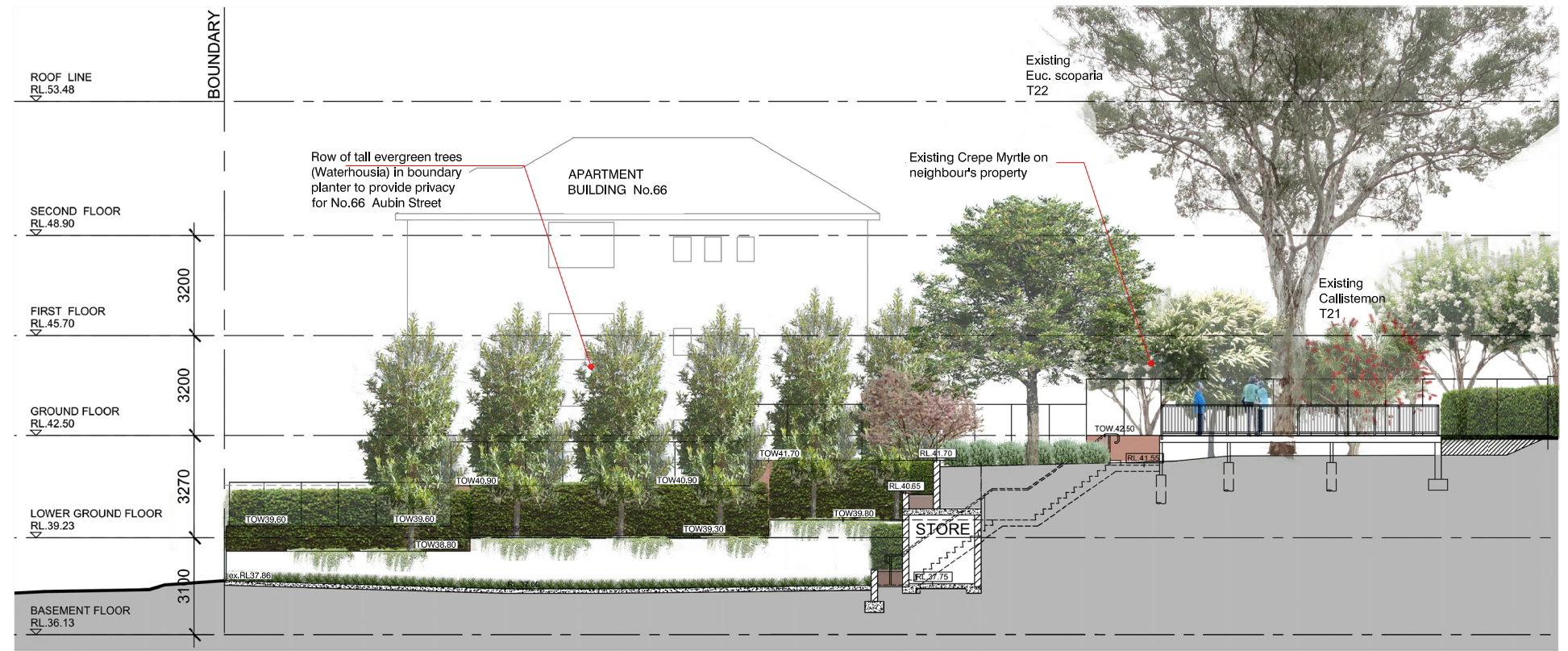
1 SECTION A  
Scale 1 : 100



2 SECTION B  
Scale 1 : 100



3 ELEVATION C - DA SUBMISSION  
Scale 1 : 100



4 ELEVATION C  
Scale 1 : 100

SCALE 1:100 @ A1  
0 .5 2.5m 5m 10m

DRAWING NO. ISSUE DATE ARCHITECT CLIENT LANDSCAPE ARCHITECT

SK 07

N

June 2020

boffa robertson group  
Architecture, Health Planning, Project Management  
Suite 71, Level 1, Epica, 9 Railway Street, Chesham, NSW 2067  
Tel: (02) 9406 7000 Fax: (02) 9406 7009 Email: brgroup@brg.net

CRANBROOK RACF

Umbaco  
LANDSCAPE ARCHITECTS  
T 02 9955 6772  
2011 Brady Ave, Kirribilli NSW 2061  
www.umbaco.com.au

LANSDOWNE GARDENS RACF  
Wycombe Road, Neutral Bay, NSW

SECTIONS ELEVATIONS