

UNIT SCHEDULE	
Unit No.	Unit Area

UNIT 01	720 m ²
UNIT 02	467 m ²
UNIT 03	363 m ²
UNIT 04	471 m ²
UNIT 05	304 m ²
UNIT 06	522 m ²
UNIT 07	510 m ²
UNIT 08	392 m ²
UNIT 09	515 m ²
UNIT 10	385 m ²
UNIT 11	338 m ²
UNIT 12	467 m ²
UNIT 13	363 m ²
UNIT 14	471 m ²
UNIT 15	304 m ²
UNIT 16	223 m ²
UNIT 17	511 m ²
UNIT 18	392 m ²
UNIT 19	514 m ²

Grand total: 19

SELF-STORAGE SCHEDULE		
Unit No.	Unit Area	Volume

SELF-STORE 01	79 m ²	394 m ³
SELF-STORE 02	78 m ²	390 m ³
SELF-STORE 03	78 m ²	390 m ³
SELF-STORE 04	79 m ²	394 m ³
SELF-STORE 05	94 m ²	471 m ³
SELF-STORE 06	78 m ²	390 m ³
SELF-STORE 07	78 m ²	390 m ³
SELF-STORE 08	78 m ²	390 m ³
SELF-STORE 09	79 m ²	394 m ³
SELF-STORE 10	72 m ²	359 m ³
SELF-STORE 11	78 m ²	390 m ³
SELF-STORE 12	78 m ²	390 m ³
SELF-STORE 13	78 m ²	390 m ³
SELF-STORE 14	94 m ²	471 m ³
SELF-STORE 15	79 m ²	394 m ³
SELF-STORE 16	78 m ²	390 m ³
SELF-STORE 17	79 m ²	394 m ³
SELF-STORE 18	79 m ²	394 m ³
SELF-STORE 19	78 m ²	390 m ³
SELF-STORE 20	78 m ²	390 m ³
SELF-STORE 21	79 m ²	394 m ³
SELF-STORE 22	94 m ²	471 m ³
SELF-STORE 23	78 m ²	390 m ³
SELF-STORE 24	78 m ²	390 m ³
SELF-STORE 25	78 m ²	390 m ³
SELF-STORE 26	79 m ²	394 m ³
SELF-STORE 27	72 m ²	359 m ³
SELF-STORE 28	78 m ²	390 m ³
SELF-STORE 29	78 m ²	390 m ³
SELF-STORE 30	78 m ²	390 m ³
SELF-STORE 31	94 m ²	471 m ³
SELF-STORE 32	79 m ²	394 m ³
SELF-STORE 33	78 m ²	390 m ³
SELF-STORE 34	79 m ²	394 m ³
SELF-STORE 35	78 m ²	390 m ³
SELF-STORE 36	78 m ²	390 m ³
SELF-STORE 37	78 m ²	390 m ³
SELF-STORE 38	78 m ²	390 m ³
SELF-STORE 39	79 m ²	394 m ³
SELF-STORE 40	72 m ²	359 m ³
SELF-STORE 41	78 m ²	390 m ³
SELF-STORE 42	78 m ²	390 m ³
SELF-STORE 43	78 m ²	390 m ³
SELF-STORE 44	78 m ²	390 m ³

Grand total: 44

TOTAL PARKING SCHEDULE	
Description	Count
Tenant / Staff	192
Tenant - Disabled	12
Visitor	24
Visitor - Disabled	4
Truck Parking Bay	20
Loading Bay	19
Motorcycle Bay	16
Business Premises Bicycle Rack (Fits 2 Bikes)	14
Visitor Bicycle Rack (Fits 2 Bikes)	7

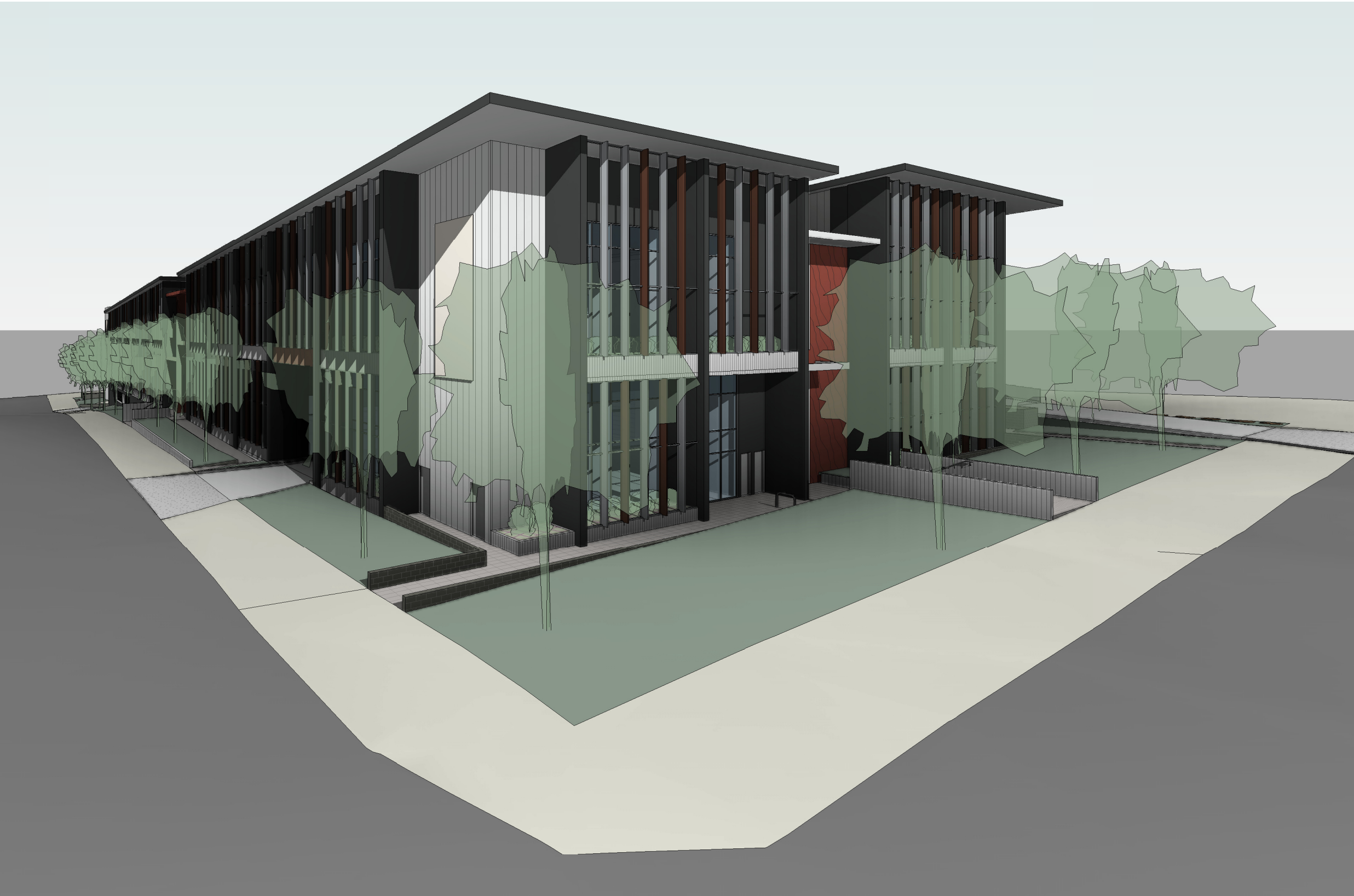
GROSS FLOOR AREAS	
	FLOOR AREA (sqm)
BASEMENT 01	781
BASEMENT 02	1364
BASEMENT 03	1364
LEVEL 01	4063
LEVEL 02	3715
Grand total	11287

DEEP SOIL AREA	
	AREA (sqm)
GROUND	1829 (19.4%)

SOFT LANDSCAPING AREA	
OVER STRUCTURES	AREA (sqm)
LEVEL 01	687
LEVEL 02	273
Grand total	960 (10.2%)

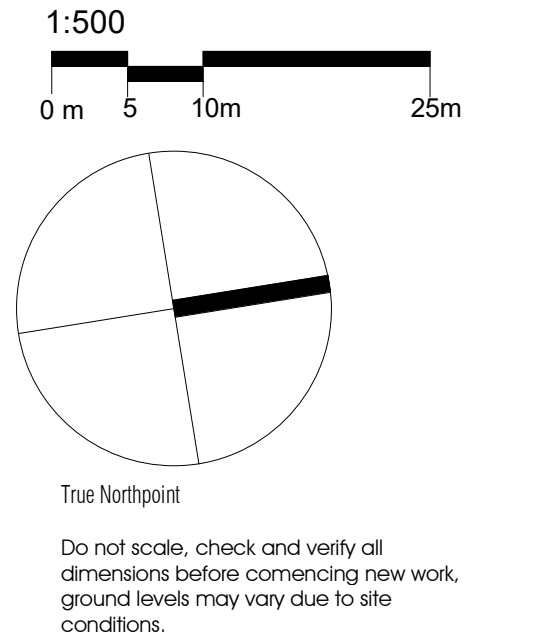
TOTAL CALCULATIONS		
SITE AREA	=	9,431 m ²
TOTAL FLOOR AREA	=	11,287 m ²
FLOOR SPACE RATIO	=	1.197 : 1
BUILDING AREA	=	6,525 m ²
SITE COVER	=	70 %
TOTAL NETT UNIT AREA	=	7,520 m ²
TOTAL SELF-STORAGE AREA	=	2,710 m ²
Surplus Carparking	=	2,088m ² (146 SPACES)
TOTAL LANDSCAPING	=	2,789 m ² (29.6%)
Deep Soil Area	=	1,829 m ² (19.4%)
Landscaping on Structures	=	960 m ² (10.2%)

DRAWING SHEET LIST			
Sheet Number	Sheet Name	Current Revision	Current Revision Date
00	Cover Sheet	G	17-05-23
01	Site Analysis	E	01-04-22
02	Site Plan	F	14-02-23
03	Basement Level 03	G	17-05-23
04	Basement Level 02	G	17-05-23
05	Basement Level 01	G	17-05-23
06	Level 01	F	14-02-23
07	Level 02	F	14-02-23
08	Roof Plan	E	01-04-22
09	Site Elevations	E	01-04-22
10	Site Elevations	E	01-04-22
11	Site Sections	E	01-04-22
12	3D Buiding Height Plane	E	01-04-22
13	Driveway Ramp Sections	F	14-02-23
14	Driveway Ramp Sections	E	01-04-22
15	Schedule of Finishes	E	01-04-22
16	Shadow Diagrams	E	01-04-22
17	Shadow Diagrams	E	01-04-22
18	Shadow Diagrams	F	01-04-22
19	FSR + Site Calculation Diagrams	G	17-05-23



ADDRESS: 67 Mars Road, Lane Cove West

CLIENT: Eton Huang



Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21

architex

Ryleton pty ltd t/as Architex
abn 32 003 315 142

Level 3, 7K Parkes Street
Parramatta NSW 2150

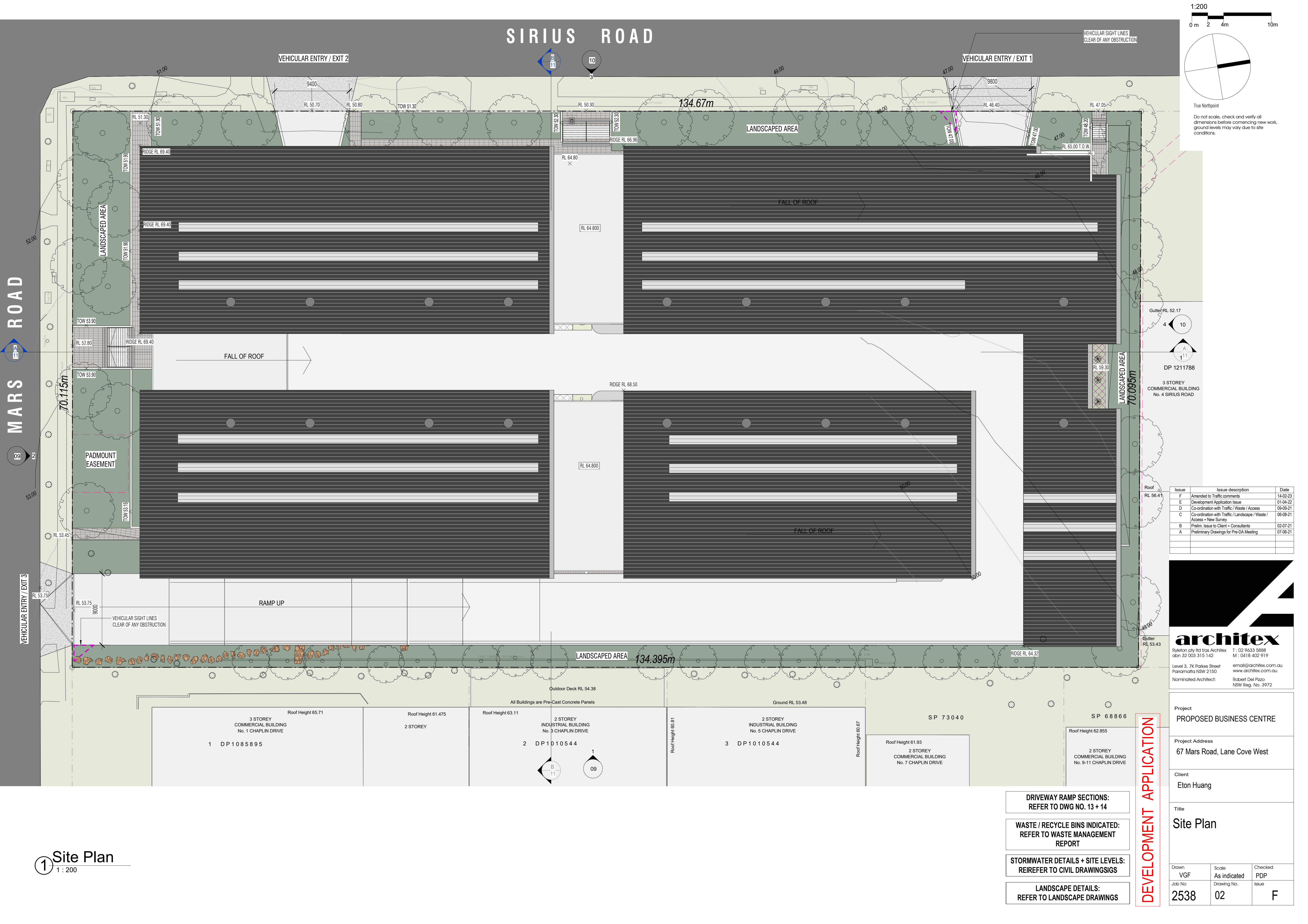
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919

email@architex.com.au
www.architex.com.au

Robert Del Pizzo
NSW Reg. No. 3972

Project PROPOSED BUSINESS CENTRE		
Project Address 67 Mars Road, Lane Cove West		
Client Eton Huang		
Title Site Analysis		
Drawn VGF	Scale 1 : 500	Checked PDP
Job No 2538	Drawing No. 01	Issue E



SIRIUS ROAD

MARS ROAD

1:200

0 m 2 4m 10m

True Northpoint

Do not scale, check and verify all dimensions before commencing new work, ground levels may vary due to site conditions.

Issue	Issue description	Date
F	Amended to Traffic comments	14-02-23
E	Development Application Issue	01-04-22
D	Co-ordination with Traffic / Waste / Access	09-09-21
C	Co-ordination with Traffic / Landscape / Waste / Access - New Survey	06-08-21
B	Prelim. Issue to Client - Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21

architex

Ryeford pty ltd t/as Architex
abn 32 003 315 142

Level 3, 7K Parkes Street
Parramatta NSW 2150

Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au

Robert Del Pizzo
NSW Reg. No. 3972

Project			PROPOSED BUSINESS CENTRE		
Project Address					
67 Mars Road, Lane Cove West					
Client					
Eton Huang					
Title					
Site Plan					
Drawn		Scale		Checked	
VGF		As indicated		PDP	
Job No		Drawing No.		Issue	
2538		02		F	

- DRIVEWAY RAMP SECTIONS:
REFER TO DWG NO. 13 + 14
- WASTE / RECYCLE BINS INDICATED:
REFER TO WASTE MANAGEMENT
REPORT
- STORMWATER DETAILS + SITE LEVELS:
REREFER TO CIVIL DRAWINGSIGS
- LANDSCAPE DETAILS:
REFER TO LANDSCAPE DRAWINGS

① Site Plan
1 : 200

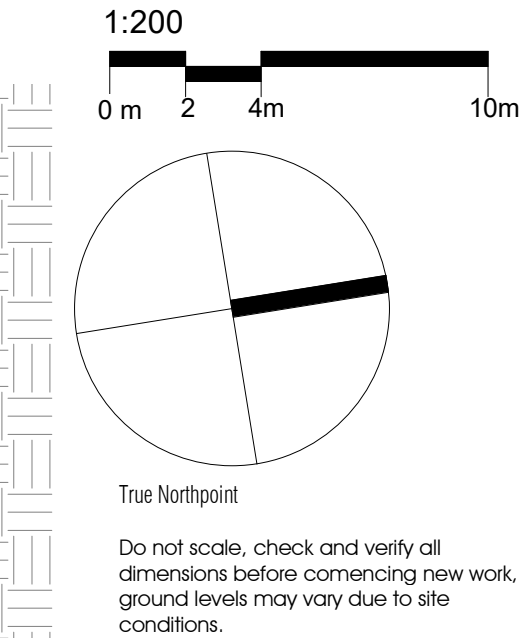
DEVELOPMENT APPLICATION

1 Basement 03

1 : 200

PARKING SCHEDULE - BASEMENT 03	
Description	Count
Tenant / Staff	75
Tenant - Disabled	4
Truck Parking Bay	2
Motorcycle Bay	6

DEVELOPMENT APPLICATION



DRIVEWAY RAMP SECTIONS:
REFER TO DWG NO. 13 + 14

WASTE / RECYCLE BINS INDICATED:
REFER TO WASTE MANAGEMENT
REPORT

STORMWATER DETAILS + SITE LEVELS:
REFER TO CIVIL DRAWINGS

LANDSCAPE DETAILS:
REFER TO LANDSCAPE DRAWINGS

Issue	Issue description	Date
G	Parking Revised: FSR Diagrams issued	17-05-23
E	Development Application Issue	01-04-22
D	Co-ordination with Traffic / Waste / Access	09-09-21
C	Co-ordination with Traffic / Landscape / Waste / Access - New Survey	06-08-21
B	Prelim. Issue to Client - Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21



architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project
PROPOSED BUSINESS CENTRE

Project Address
67 Mars Road, Lane Cove West

Client
Eton Huang

Title
Basement Level 03

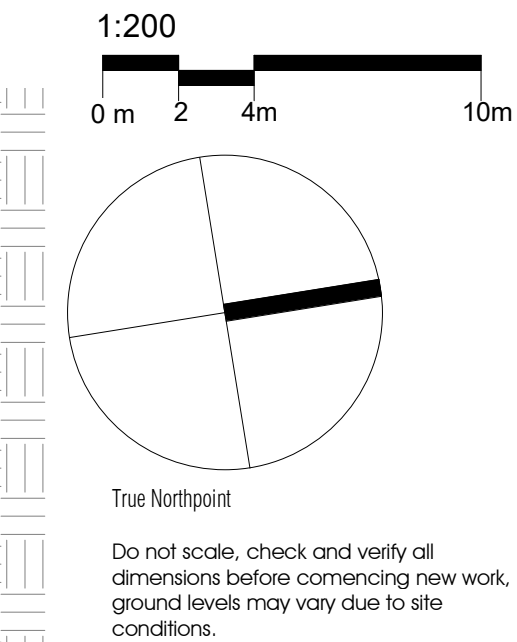
Drawn VGF	Scale 1 : 200	Checked PDP
Job No 2538	Drawing No. 03	Issue G

2 Basement 02

1 : 200

PARKING SCHEDULE - BASEMENT 02	
Description	Count
Tenant / Staff	75
Tenant - Disabled	4
Truck Parking Bay	2
Motorcycle Bay	6

DEVELOPMENT APPLICATION



DRIVEWAY RAMP SECTIONS:
REFER TO DWG NO. 13 + 14

WASTE / RECYCLE BINS INDICATED:
REFER TO WASTE MANAGEMENT
REPORT

STORMWATER DETAILS + SITE LEVELS:
REFER TO CIVIL DRAWINGS

LANDSCAPE DETAILS:
REFER TO LANDSCAPE DRAWINGS

Issue	Issue description	Date
G	Parking Revised: FSR Diagrams issued	17-05-23
E	Development Application Issue	01-04-22
D	Co-ordination with Traffic / Waste / Access	09-09-21
C	Co-ordination with Traffic / Landscape / Waste / Access - New Survey	06-08-21
B	Prelim. Issue to Client - Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21



architex
Ryeford pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

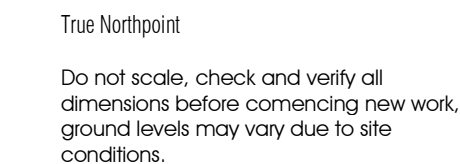
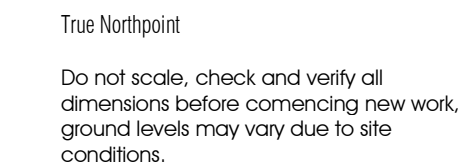
Project
PROPOSED BUSINESS CENTRE

Project Address
67 Mars Road, Lane Cove West

Client
Eton Huang

Title
Basement Level 02

Drawn VGF	Scale 1 : 200	Checked PDP
Job No 2538	Drawing No. 04	Issue G



**WASTE / RECYCLE BINS INDICATE
REFER TO WASTE MANAGEMENT
REPORT**

**LANDSCAPE DETAILS:
REFER TO LANDSCAPE DRAWING**

Issue	Issue description	Date
G	Parking Revised; FSR Diagrams issued	17-05-23
F	Amended to Traffic comments	14-02-23
E	Development Application Issue	01-04-22
D	Co-ordination with Traffic / Waste / Access	09-09-21
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21



Ryleton Pty Ltd t/as Architex T : 02 9633 5888
 abn 32 003 315 142 M : 0418 402 919

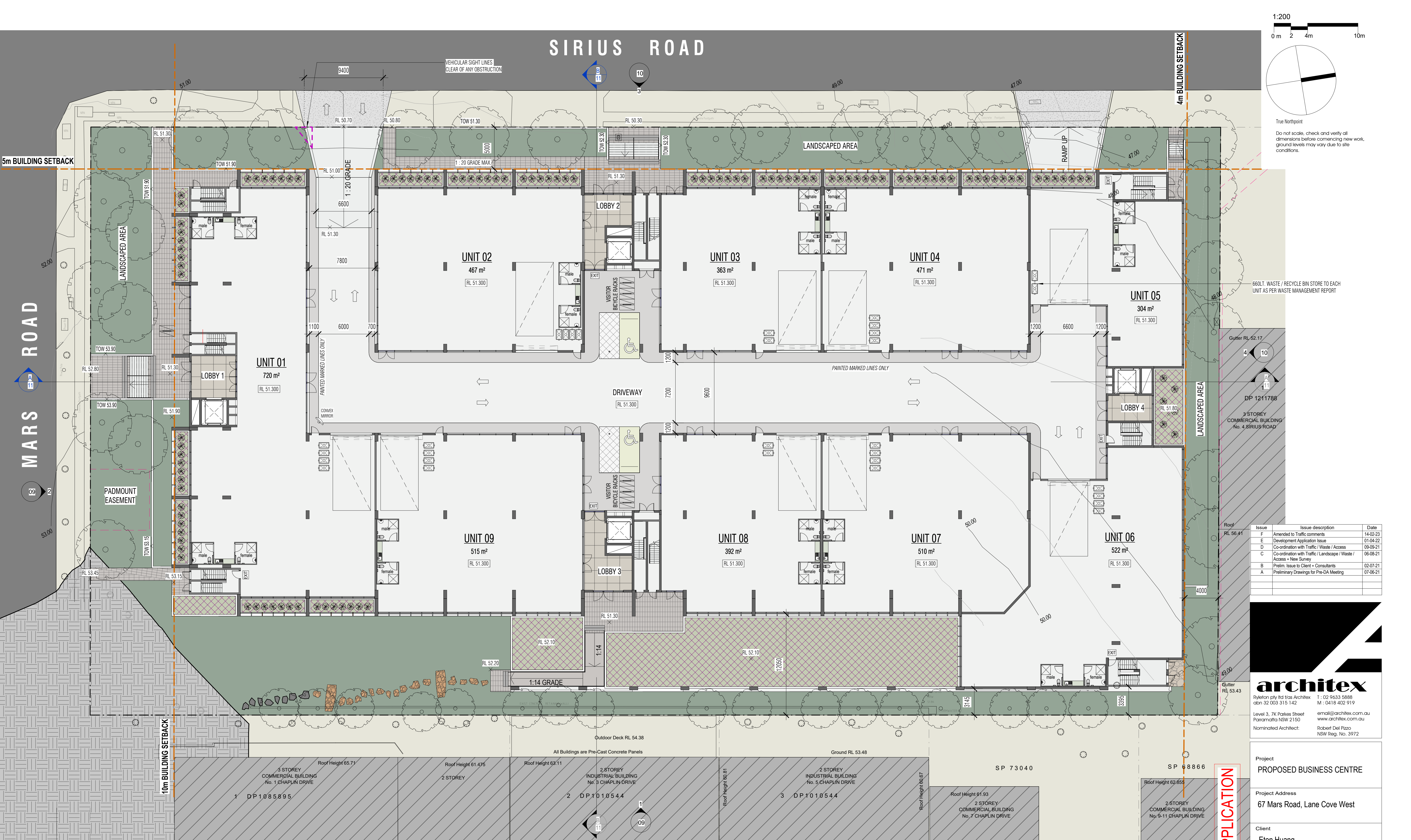
Nominated Architect: Robert Del Pizzo

Client
Eton Huang

Job No	Drawing No.	Issue
2538	05	G

PARKING SCHEDULE - BASEMENT 01	
Description	Count
Tenant / Staff	42
Visitor	24
Visitor - Disabled	4
Truck Parking Bay	16
Motorcycle Bay	4
Business Premises Bicycle Rack (Fits 2 Bikes)	14

DEVELOPMENT APPLICATION



4 Level 01
1:200

DRIVEWAY RAMP SECTIONS:
REFER TO DWG NO. 13 + 14

WASTE / RECYCLE BINS INDICATED:
REFER TO WASTE MANAGEMENT
REPORT

STORMWATER DETAILS + SITE LEVELS:
REFER TO CIVIL DRAWINGS

LANDSCAPE DETAILS:
REFER TO LANDSCAPE DRAWINGS

DEVELOPMENT APPLICATION

Issue	Issue description	Date
F	Amended to Traffic comments	14-02-23
E	Development Application Issue	01-04-22
D	Co-ordination with Traffic / Waste / Access	09-09-21
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21

architex
Riverton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

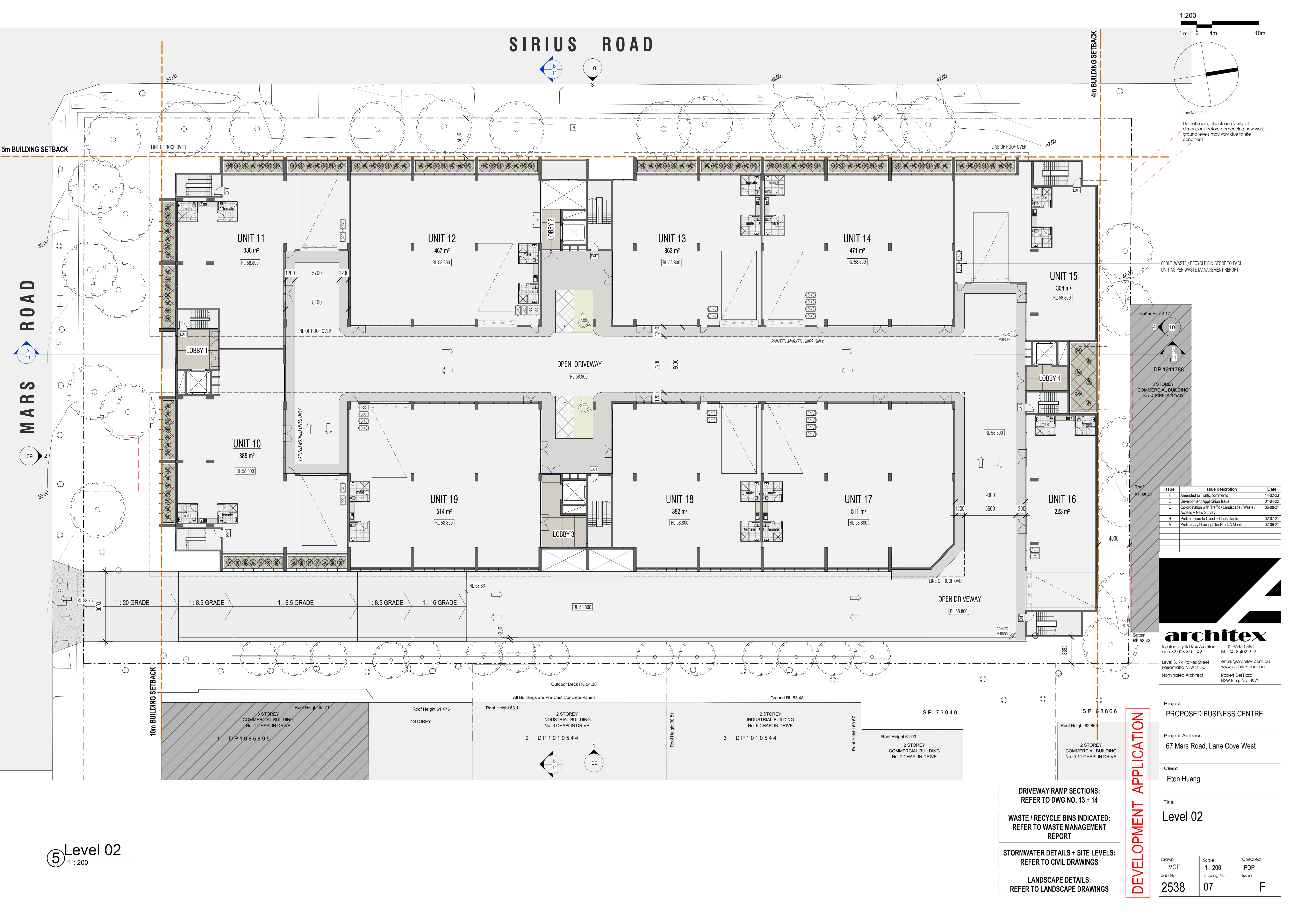
Project
PROPOSED BUSINESS CENTRE

Project Address
67 Mars Road, Lane Cove West

Client
Eton Huang

Title
Level 01

Drawn VGF	Scale 1:200	Checked PDP
Job No 2538	Drawing No. 06	Issue F



SIRIUS ROAD

MARS ROAD

1:200
0 m 2 4m 10m

True Northpoint
Do not scale, check and verify all dimensions before commencing new work, ground levels may vary due to site conditions.

Issue	Issue description	Date
F	Amended to Traffic comments	14-02-23
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21



architex
Ryleton Pty Ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:
T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project
PROPOSED BUSINESS CENTRE

Project Address
67 Mars Road, Lane Cove West

Client
Eton Huang

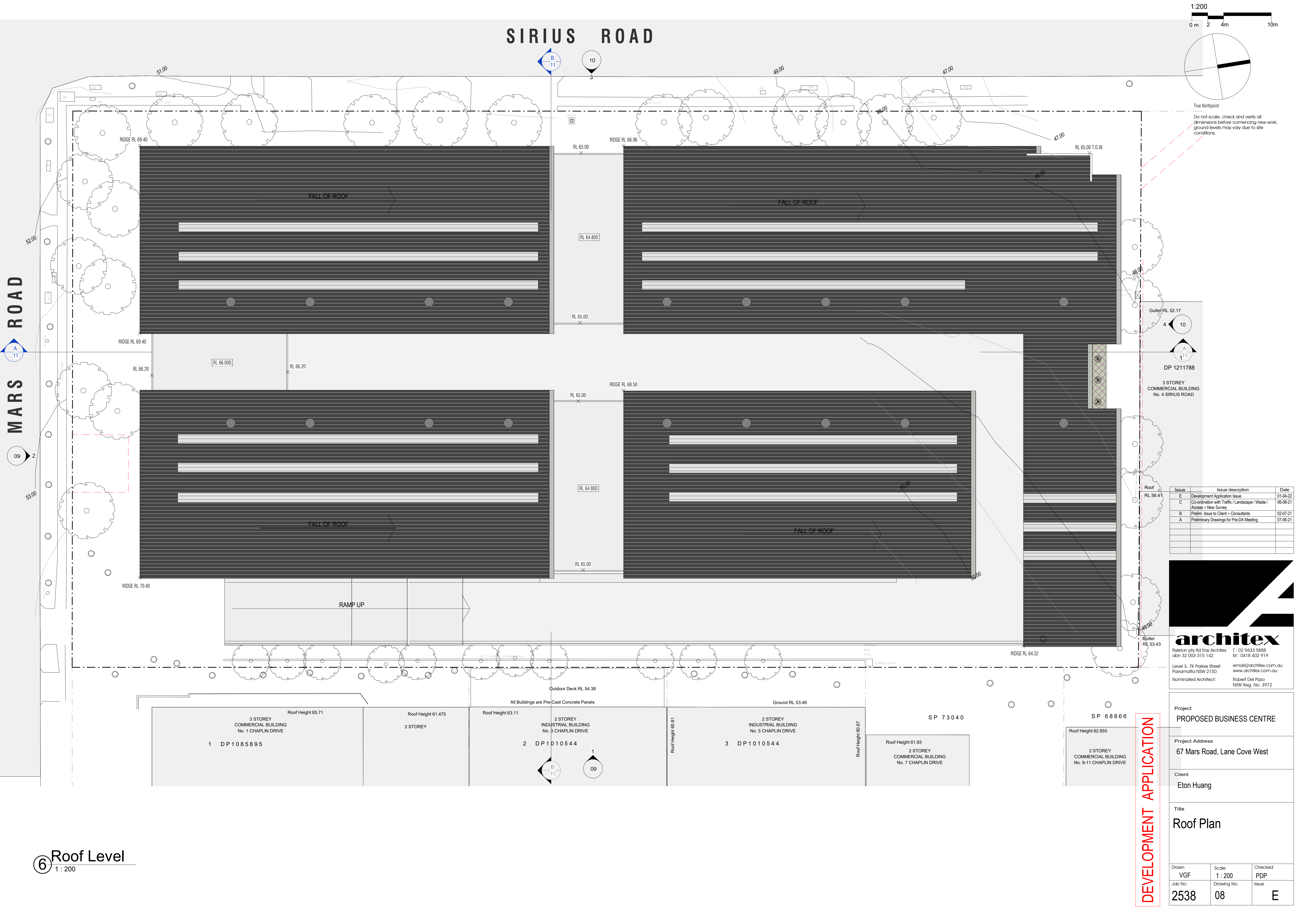
Title
Level 02

Drawn VGf	Scale 1 : 200	Checked PDP
Job No 2538	Drawing No. 07	Issue F

- DRIVEWAY RAMP SECTIONS:
REFER TO DWG NO. 13 + 14
- WASTE / RECYCLE BINS INDICATED:
REFER TO WASTE MANAGEMENT
REPORT
- STORMWATER DETAILS + SITE LEVELS:
REFER TO CIVIL DRAWINGS
- LANDSCAPE DETAILS:
REFER TO LANDSCAPE DRAWINGS

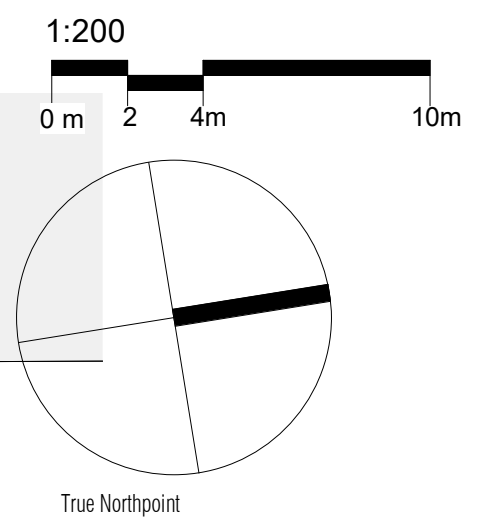
DEVELOPMENT APPLICATION

⑤ Level 02
1 : 200



SIRIUS ROAD

MARS ROAD



Do not scale, check and verify all dimensions before commencing new work, ground levels may vary due to site conditions.

3 STOREY
COMMERCIAL BUILDING
No. 4 SIRIUS ROAD

Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21

Ryleton pty ltd t/as Architex
abn 32 003 315 142

Level 3, 7K Parkes Street
Parramatta NSW 2150

Nominated Architect:

T : 02 9633 5888
M : 0418 402 919

email@architex.com.au
www.architex.com.au

Robert Del Pizzo
NSW Reg. No. 3972

Project PROPOSED BUSINESS CENTRE		
Project Address 67 Mars Road, Lane Cove West		
Client Eton Huang		
Title Roof Plan		
Drawn VGF	Scale 1 : 200	Checked PDP
Job No 2538	Drawing No. 08	Issue E

⑥ Roof Level
1 : 200

DEVELOPMENT APPLICATION



① East Elevation
1 : 200



② South Elevation - Mars Road
1 : 200

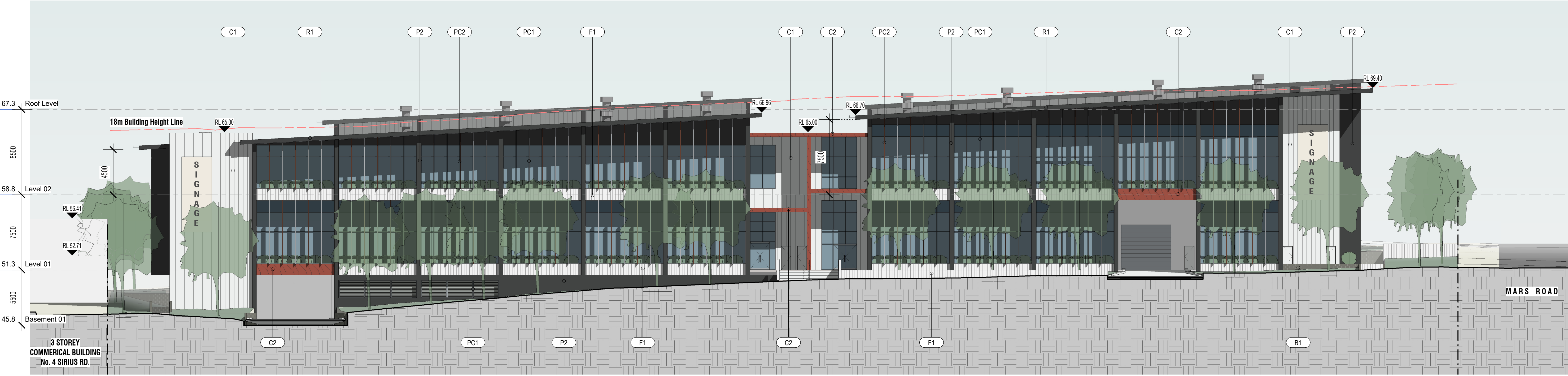
Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21

architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

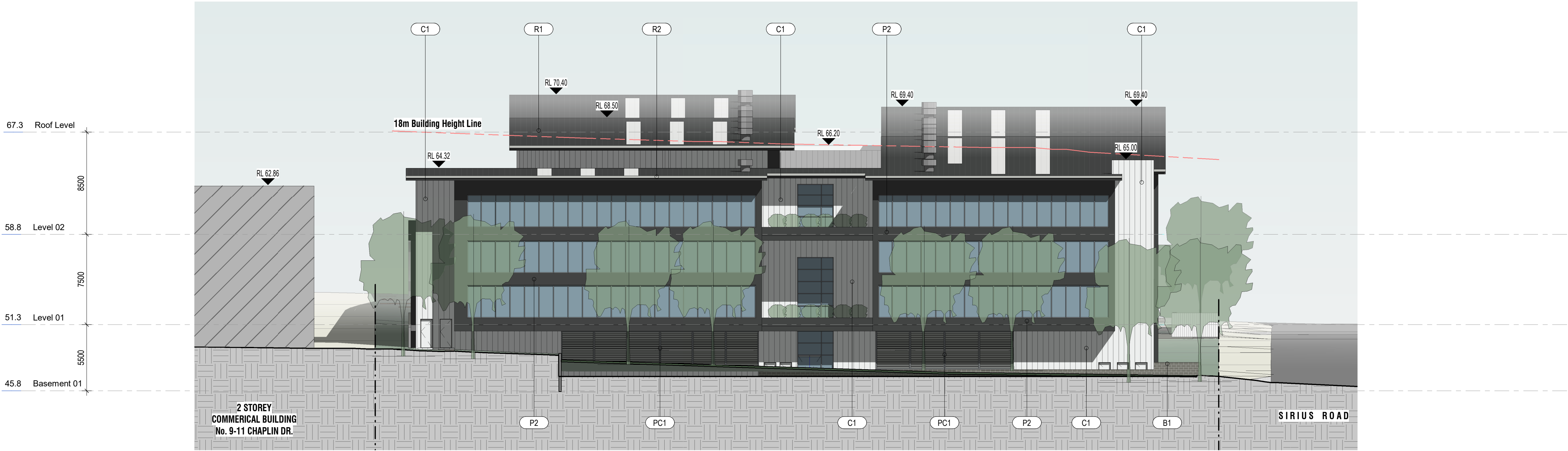
T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project	PROPOSED BUSINESS CENTRE	
Project Address	67 Mars Road, Lane Cove West	
Client	Eton Huang	
Title	Site Elevations	
Drawn VGF	Scale 1 : 200	Checked PDP
Job No 2538	Drawing No. 09	Issue E

DEVELOPMENT APPLICATION



③ West Elevation - Sirius Road
1 : 200



④ North Elevation
1 : 200

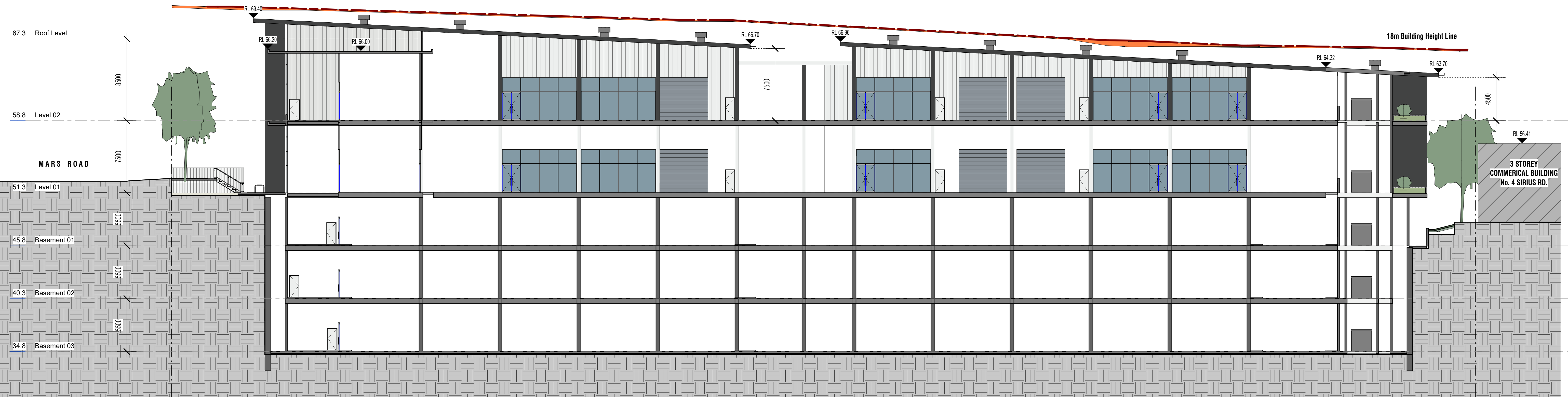
Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21

architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project	PROPOSED BUSINESS CENTRE	
Project Address	67 Mars Road, Lane Cove West	
Client	Eton Huang	
Title	Site Elevations	
Drawn VGF	Scale 1 : 200	Checked PDP
Job No 2538	Drawing No. 10	Issue E

DEVELOPMENT APPLICATION



A Section A - A
1 : 200



B Section B - B
1 : 200

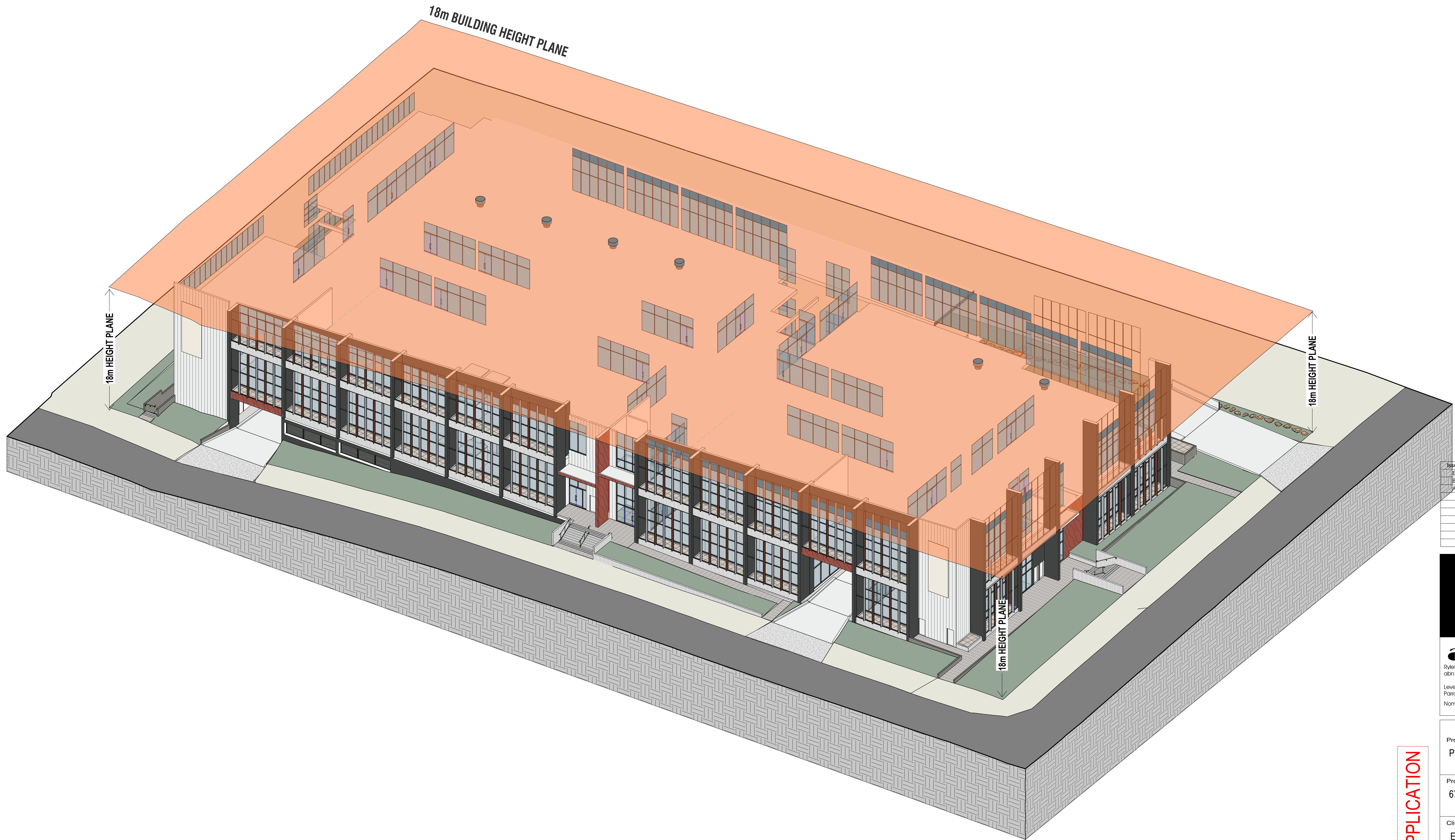
Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21

architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project PROPOSED BUSINESS CENTRE		
Project Address 67 Mars Road, Lane Cove West		
Client Eton Huang		
Title Site Sections		
Drawn VGF	Scale 1 : 200	Checked PDP
Job No 2538	Drawing No. 11	Issue E

DEVELOPMENT APPLICATION



① 3D Building Height Plane

Issue	Issue description	Date
E	Development Application Issue	01-04-22
B	Prelim. Issue to Client + Consultants	02-07-21
A	Preliminary Drawings for Pre-DA Meeting	07-06-21



architex
Ryleton Pty Ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project
PROPOSED BUSINESS CENTRE

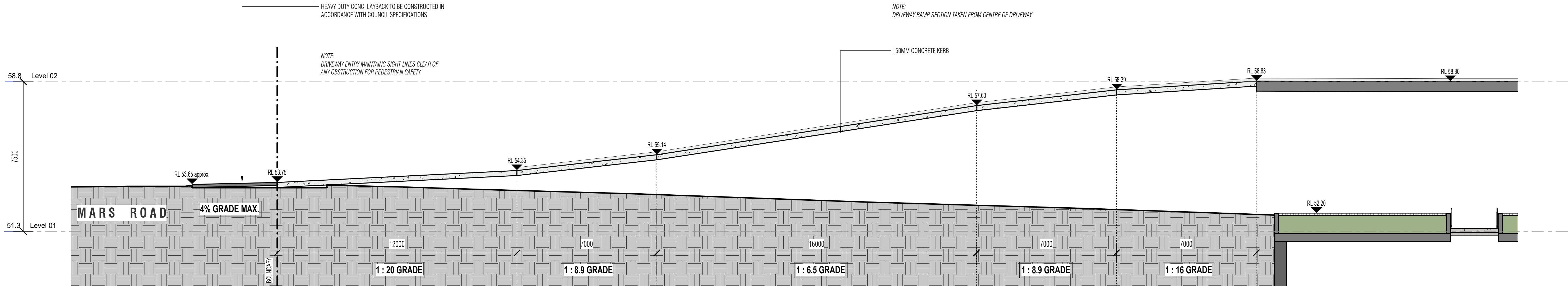
Project Address
67 Mars Road, Lane Cove West

Client
Eton Huang

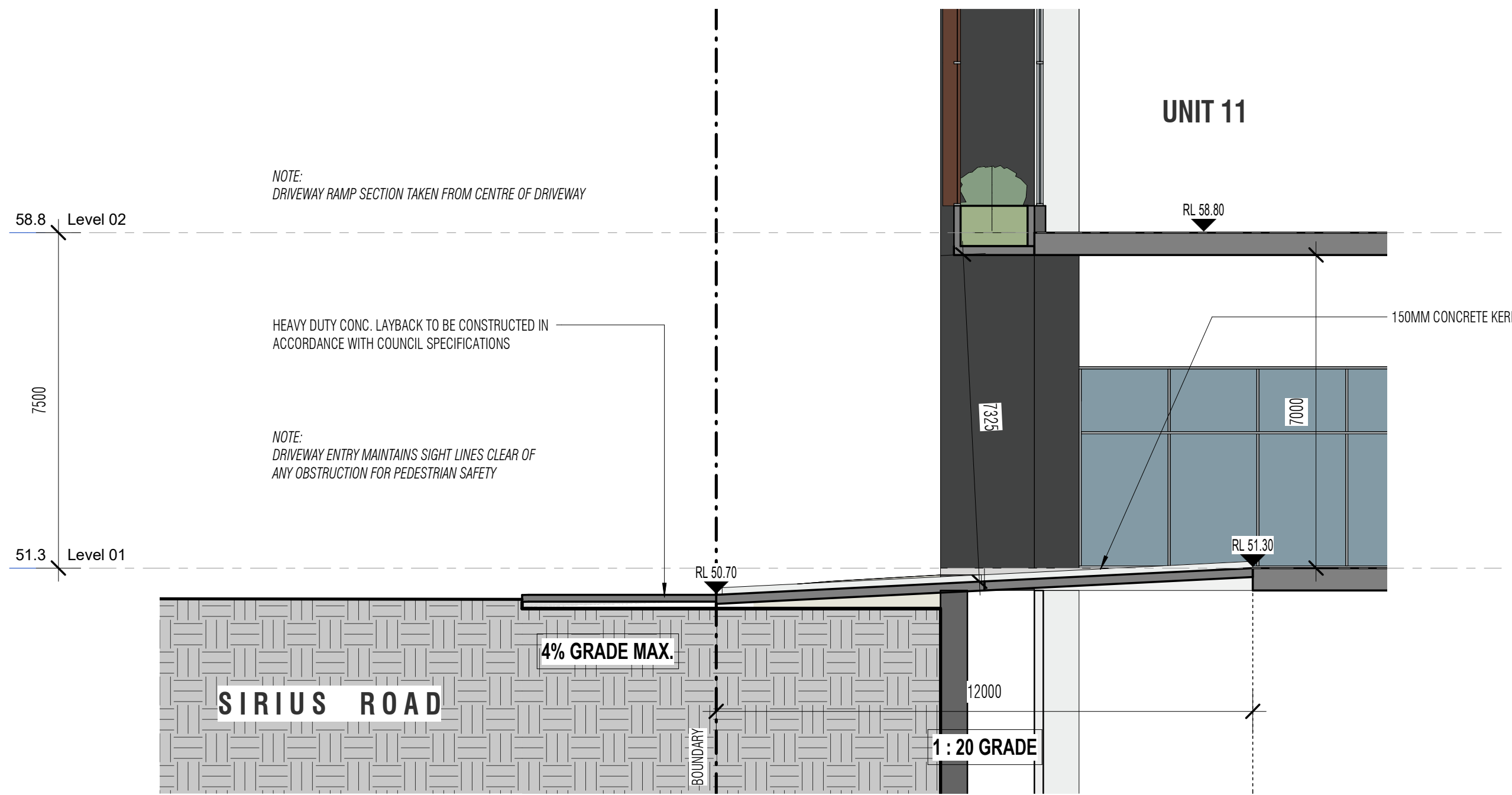
Title
3D Buiding Height
Plane

Drawn VGF	Scale	Checked PDP
Job No 2538	Drawing No. 12	Issue E

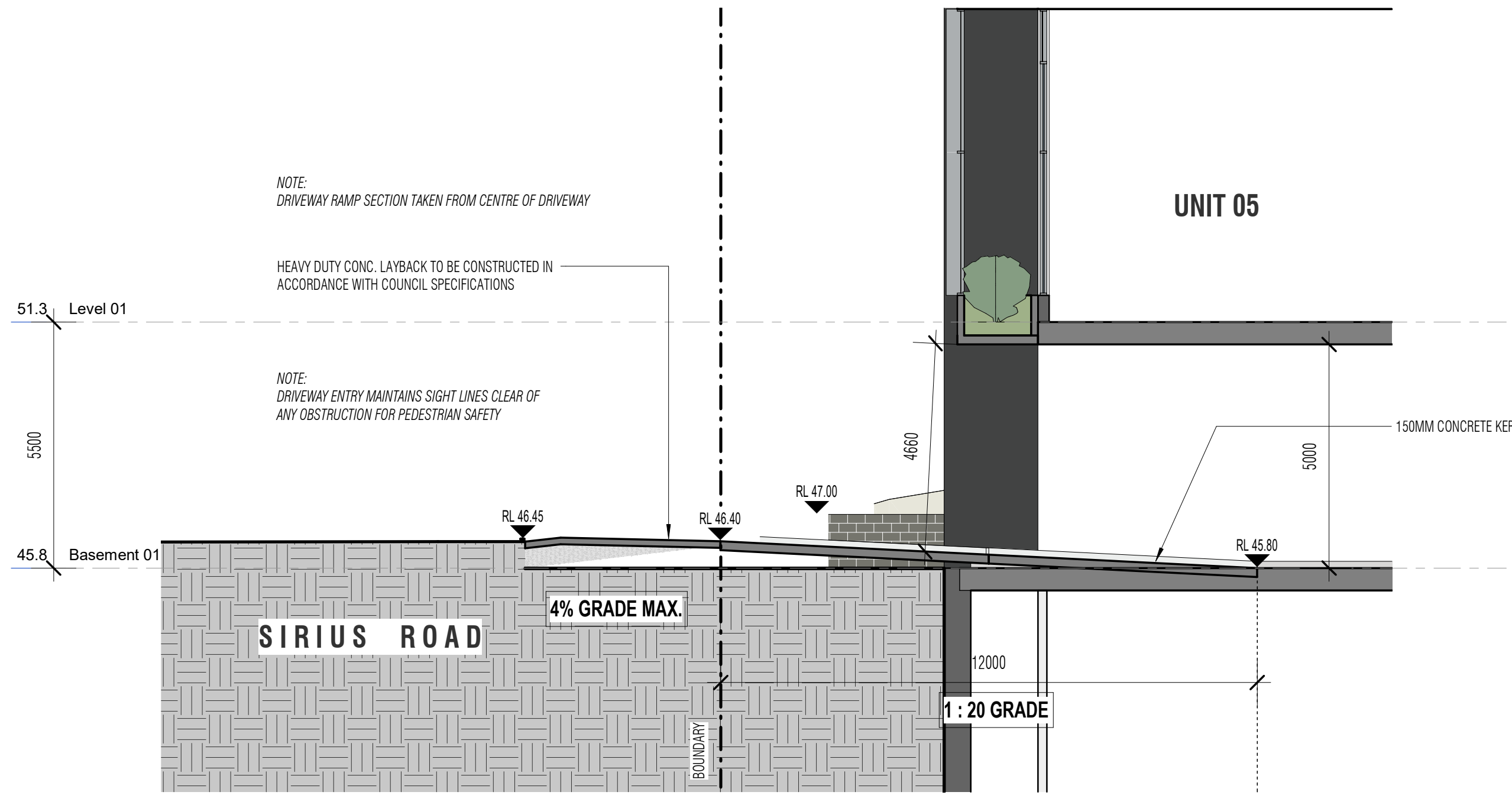
DEVELOPMENT APPLICATION



① Section Thru Driveway Entry/Exit - Mars Road
1 : 100



② Section Thru Driveway Entry/Exit (South) - Sirius Road
1 : 100



③ Section Thru Driveway Entry/Exit (North) - Sirius Road
1 : 100

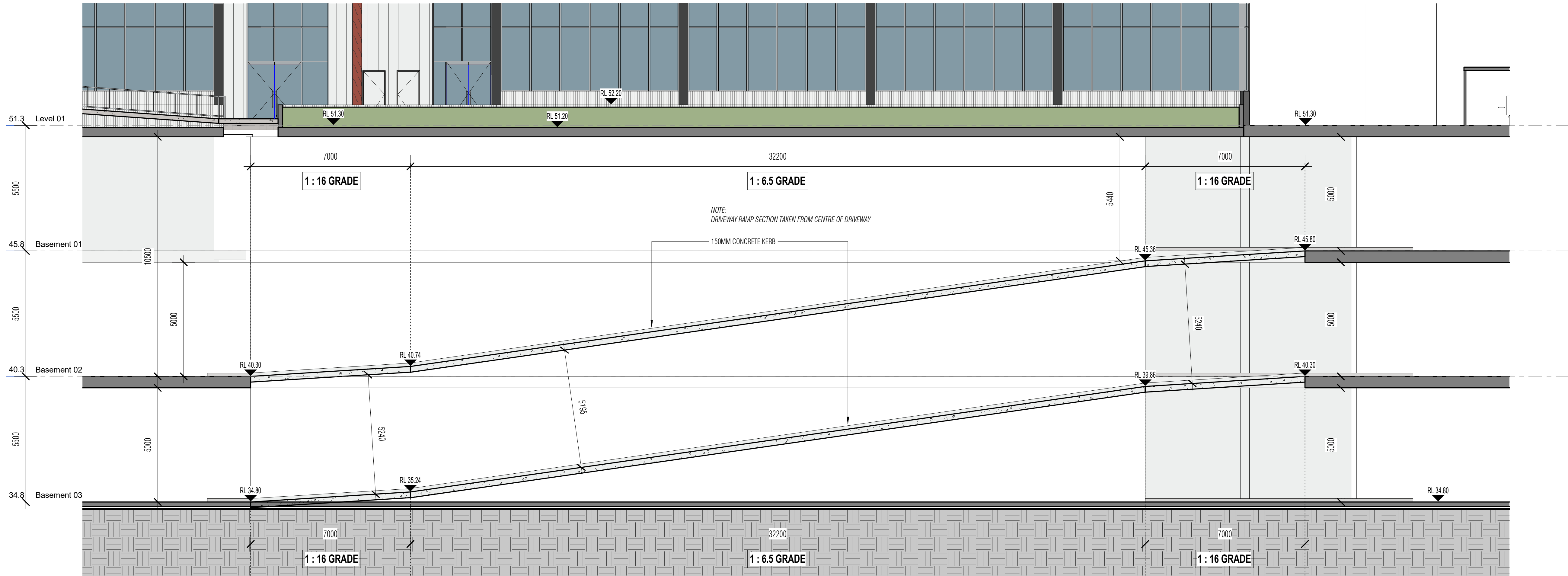
Issue	Issue description	Date
F	Amended to Traffic comments	14-02-23
E	Development Application Issue	01-04-22
B	Prelim. Issue to Client + Consultants	02-07-21

architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project	PROPOSED BUSINESS CENTRE	
Project Address	67 Mars Road, Lane Cove West	
Client	Eton Huang	
Title	Driveway Ramp Sections	
Drawn	Scale	Checked
PDP	1 : 100	RDP
Job No	Drawing No.	Issue
2538	13	F

DEVELOPMENT APPLICATION



④ Section Thru Basement Driveway Ramps
1 : 100

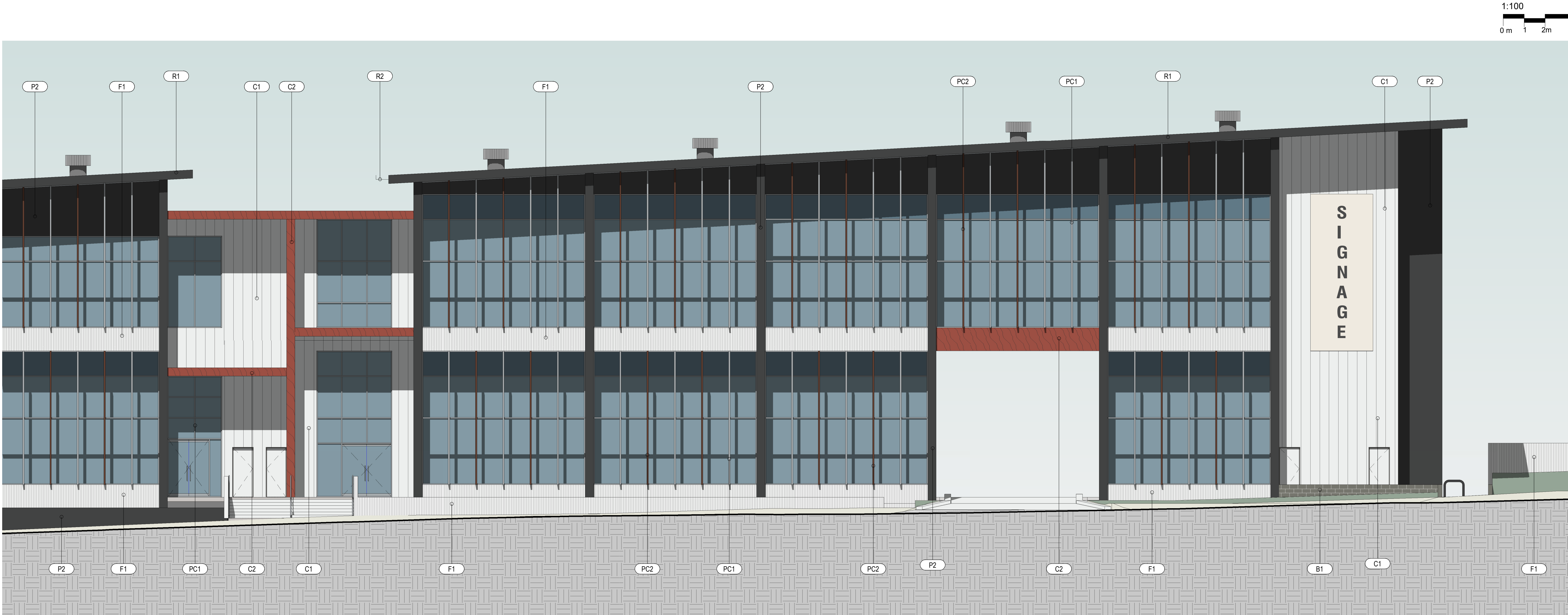
Issue	Issue description	Date
E	Development Application Issue	01-04-22
B	Prelim. Issue to Client + Consultants	02-07-21

Ryleton Pty Ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project	PROPOSED BUSINESS CENTRE	
Project Address	67 Mars Road, Lane Cove West	
Client	Eton Huang	
Title	Driveway Ramp Sections	
Drawn PDP	Scale 1 : 100	Checked RDP
Job No 2538	Drawing No. 14	Issue E

DEVELOPMENT APPLICATION



1

Schedule of Finishes

1 : 100

Schedule of Materials and Finishes					
Code	Application	Manufacturer	Finish	Product ID / Descriptic	Sample
P1	Paint Finish 1	Dulux	Lexicon Half	SW1 G2	
P2	Paint Finish 2	Dulux	Colorbond Monument	C29	
F1	Painted Concrete Rippled Edge Formwork	Dulux	Lexicon Half	SW1 G2	
C1	Wall Cladding 1	James Hardie	Axon Cladding	404418 - 400mm wide	
		Dulux Painted	Lexicon Half	SW1 G2	
C2	Wall Cladding 2	Timber Panels	Bush Cherry (or similar)	600x1200mm (or similar)	
PC1	Windows / Handrails / Vertical Blades	Dulux Duratec	Eternity Silver Pearl	9007024Q	
PC2	Feature Vertical Blades	Colorbond	Terrain	C34	
R1	Roof Sheeting 1	Colorbond	Monument		
R2	Gutters + Downpipes	Colorbond	Shale Grey		
B1	Retaining Walls	Boral	Split Face Block	Charcoal	

DEVELOPMENT APPLICATION

Issue	Issue description	Date
E	Development Application Issue	01-04-22
B	Prelim. Issue to Client + Consultants	02-07-21



architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project PROPOSED BUSINESS CENTRE		
Project Address 67 Mars Road, Lane Cove West		
Client Eton Huang		
Title Schedule of Finishes		
Drawn PDP	Scale 1 : 100	Checked RDP
Job No 2538	Drawing No. 15	Issue E

1:300

0 m

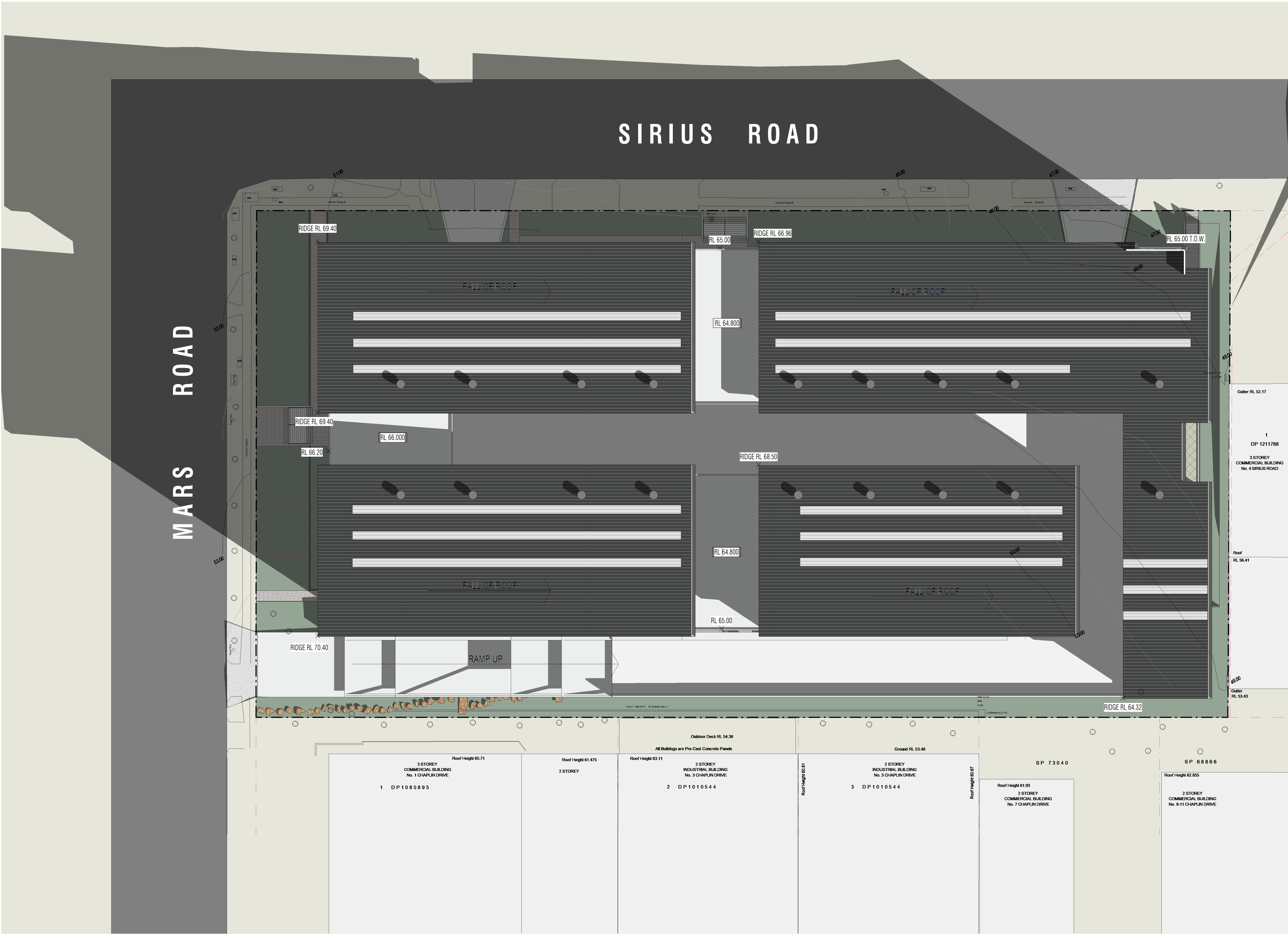
3

6m

15m

True Northpoint

Do not scale, check and verify all dimensions before commencing new work, ground levels may vary due to site conditions.



Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21

architex

Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

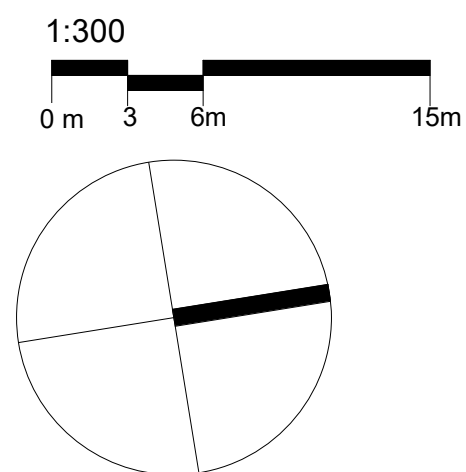
Project	PROPOSED BUSINESS CENTRE	
Project Address	67 Mars Road, Lane Cove West	
Client	Eton Huang	
Title	Shadow Diagrams	
Drawn PDP	Scale 1 : 300	Checked RDP
Job No 2538	Drawing No. 16	Issue E

①

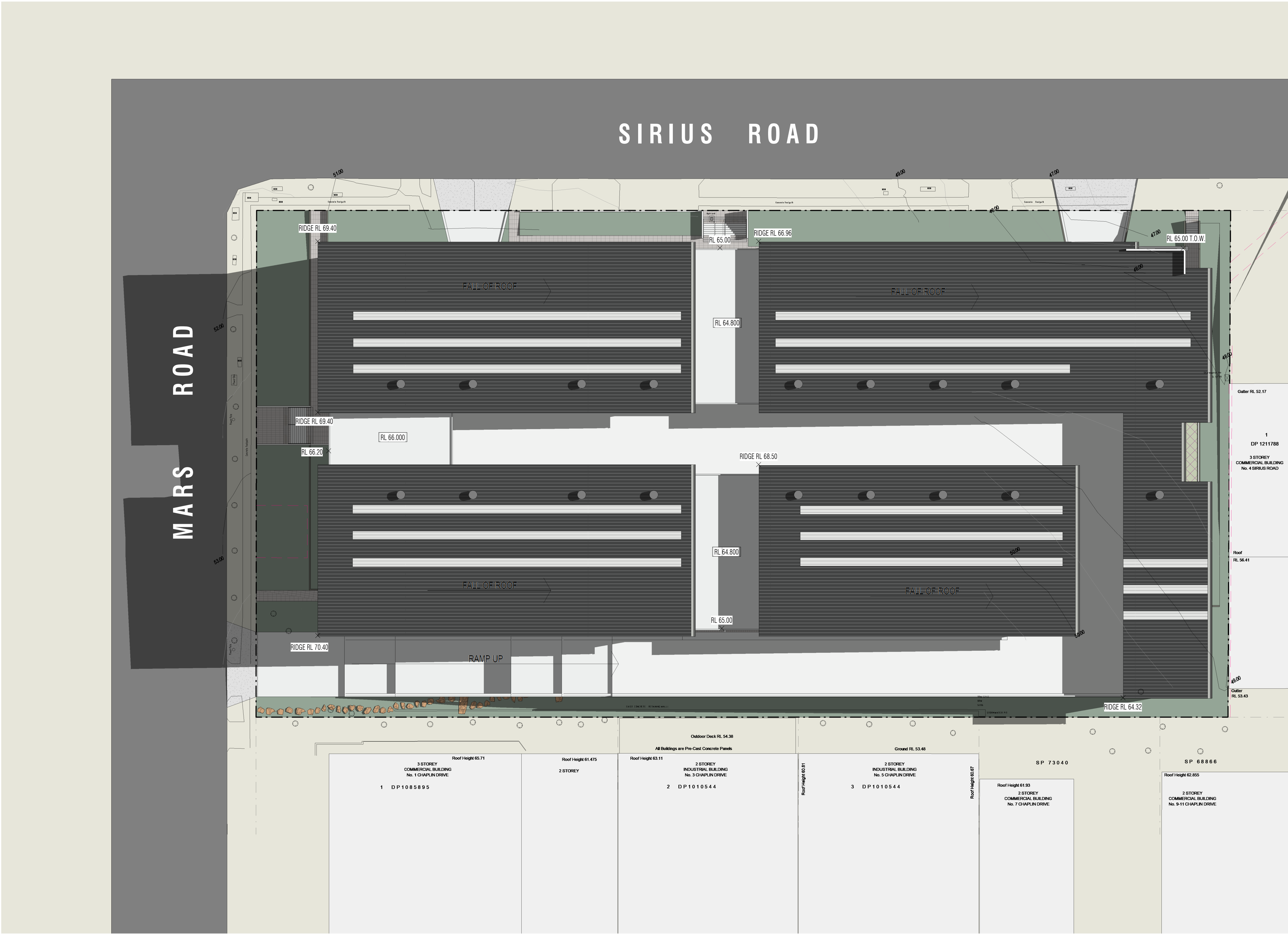
Shadow Diagram - 9am 21st June

1 : 300

DEVELOPMENT APPLICATION



Do not scale, check and verify all dimensions before commencing new work, ground levels may vary due to site conditions.



Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21



architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project	PROPOSED BUSINESS CENTRE	
Project Address	67 Mars Road, Lane Cove West	
Client	Eton Huang	
Title	Shadow Diagrams	
Drawn	Scale	Checked
PDP	1 : 300	RDP
Job No	Drawing No.	Issue
2538	17	E

Shadow Diagram - 12noon 21st June

1 : 300

DEVELOPMENT APPLICATION

1:300

0 m

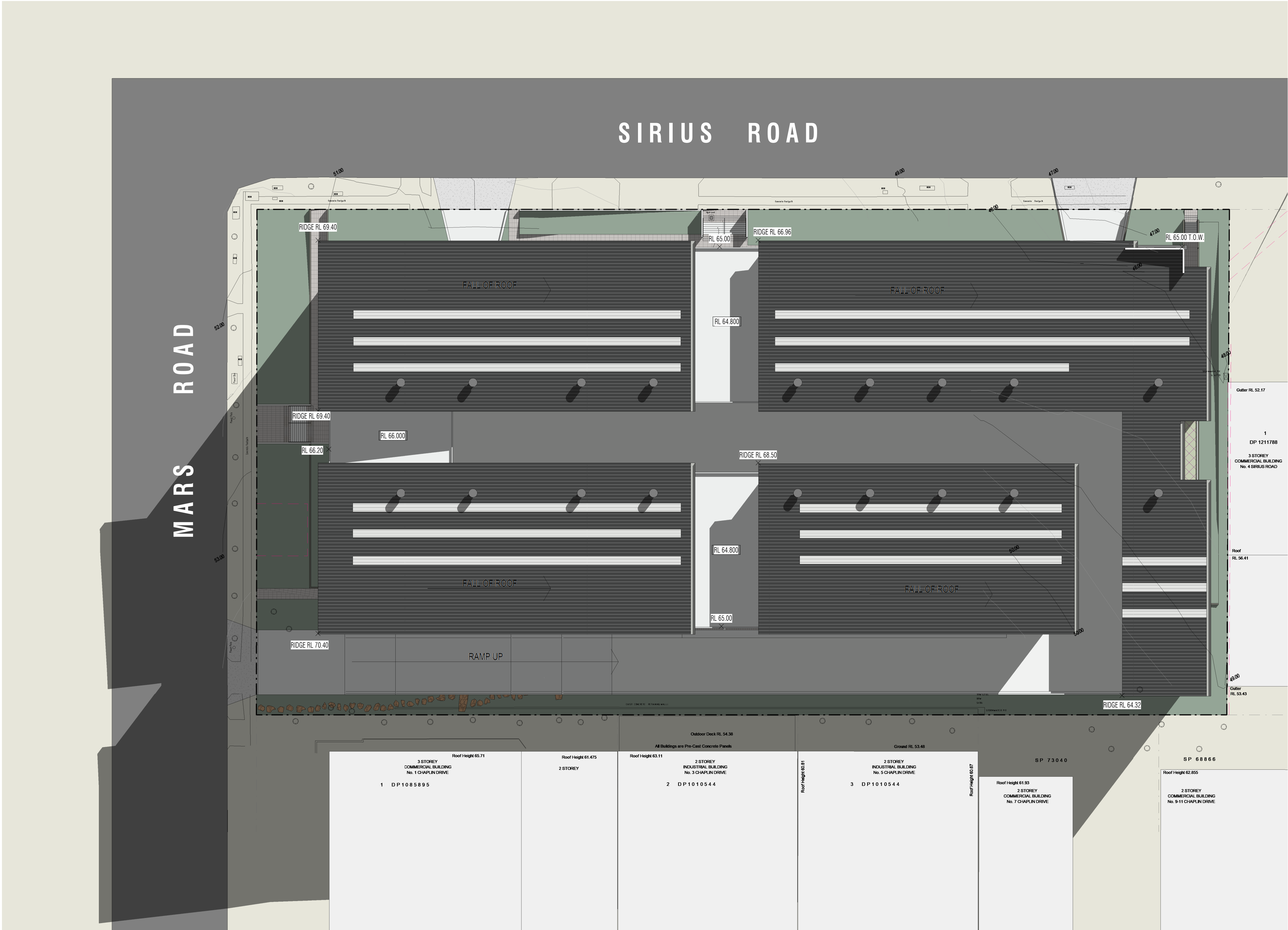
3

6m

15m

True Northpoint

Do not scale, check and verify all dimensions before commencing new work, ground levels may vary due to site conditions.



Issue	Issue description	Date
E	Development Application Issue	01-04-22
C	Co-ordination with Traffic / Landscape / Waste / Access + New Survey	06-08-21
B	Prelim. Issue to Client + Consultants	02-07-21

architex

Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:

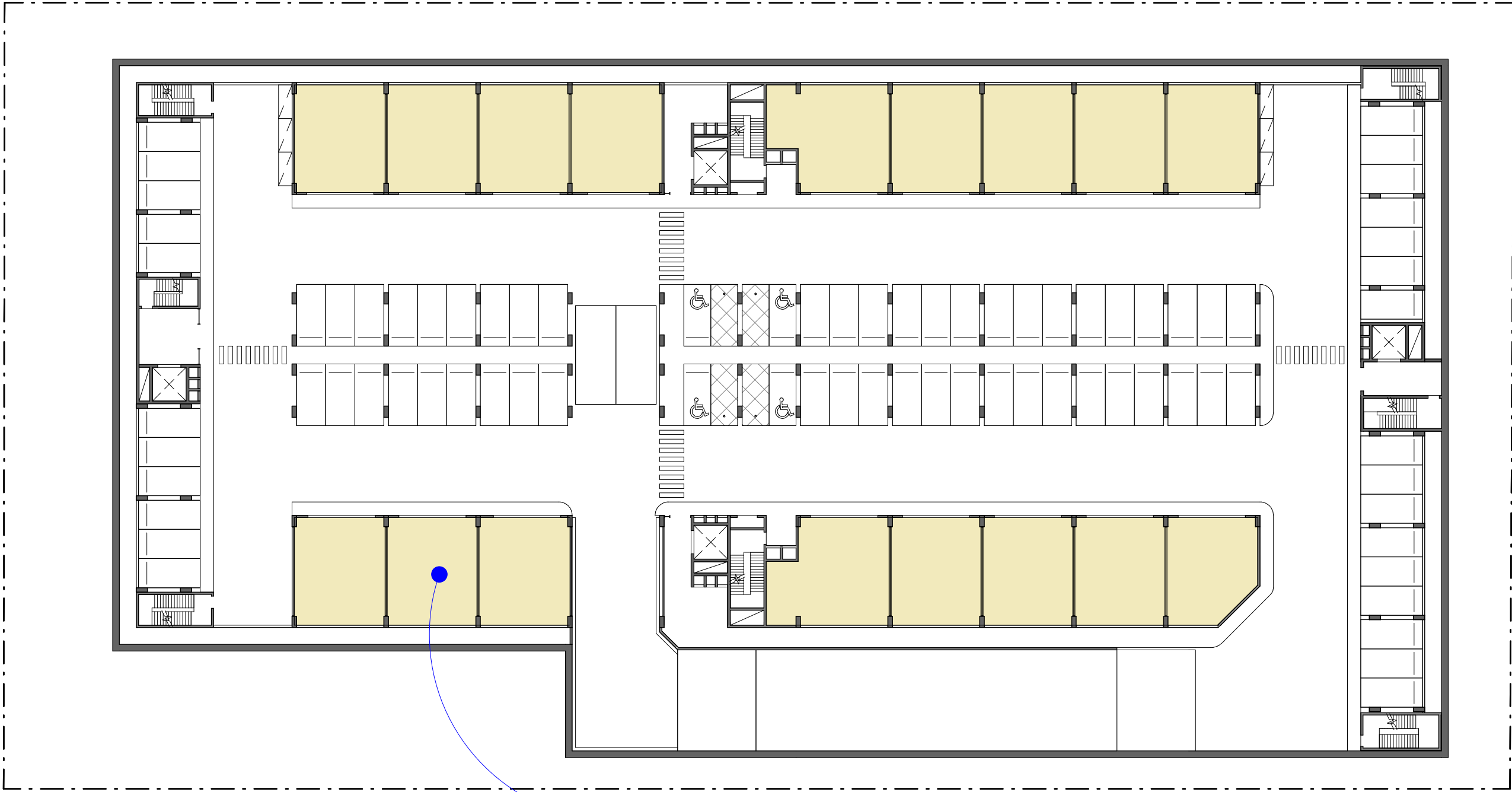
T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project PROPOSED BUSINESS CENTRE		
Project Address 67 Mars Road, Lane Cove West		
Client Eton Huang		
Title Shadow Diagrams		
Drawn PDP	Scale 1 : 300	Checked RDP
Job No 2538	Drawing No. 18	Issue E

③ Shadow Diagram - 3pm 21st June

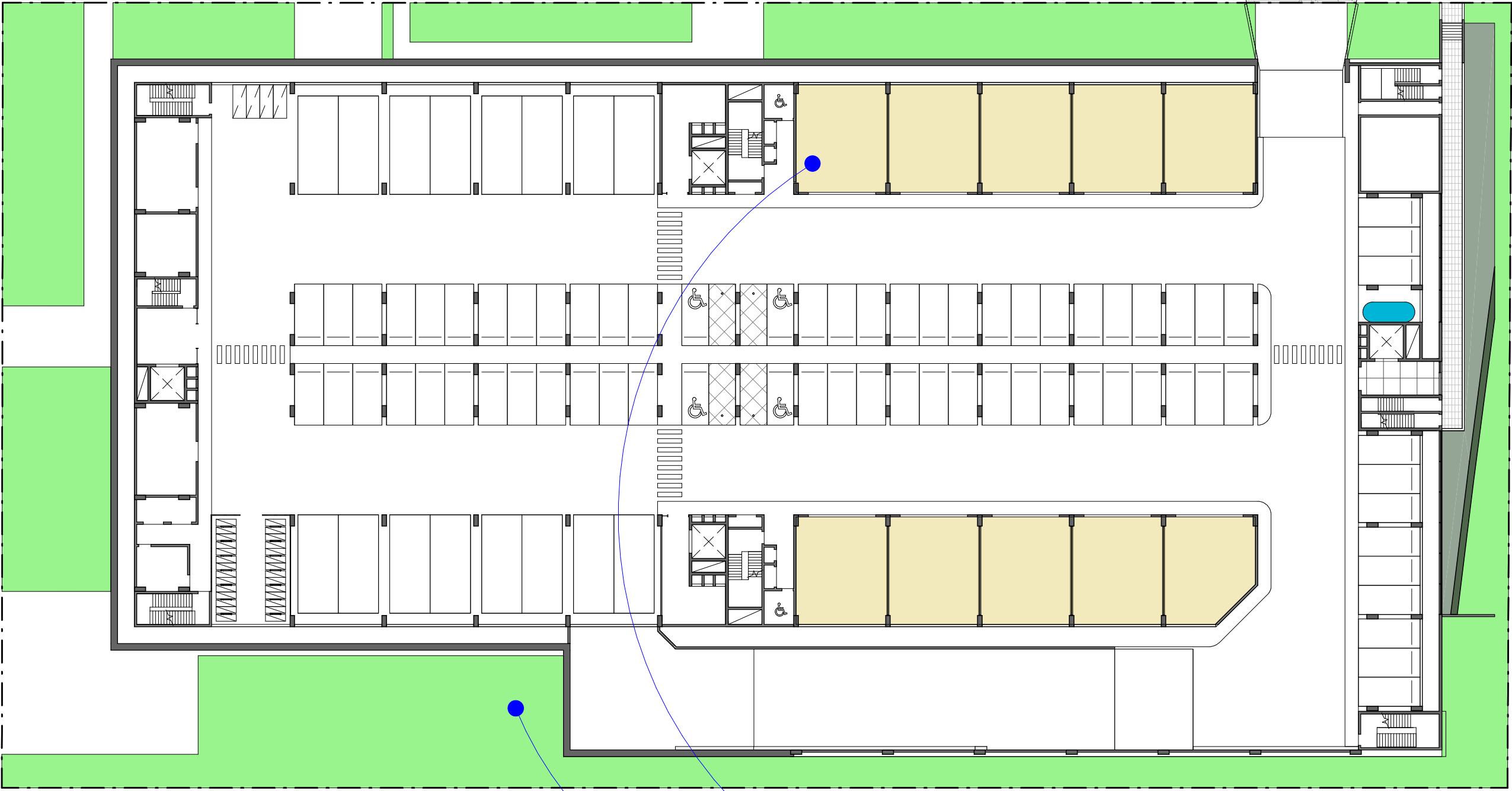
1 : 300

DEVELOPMENT APPLICATION



BASEMENT 02+03 STORAGE FLOOR AREA = 1,364 m² / level

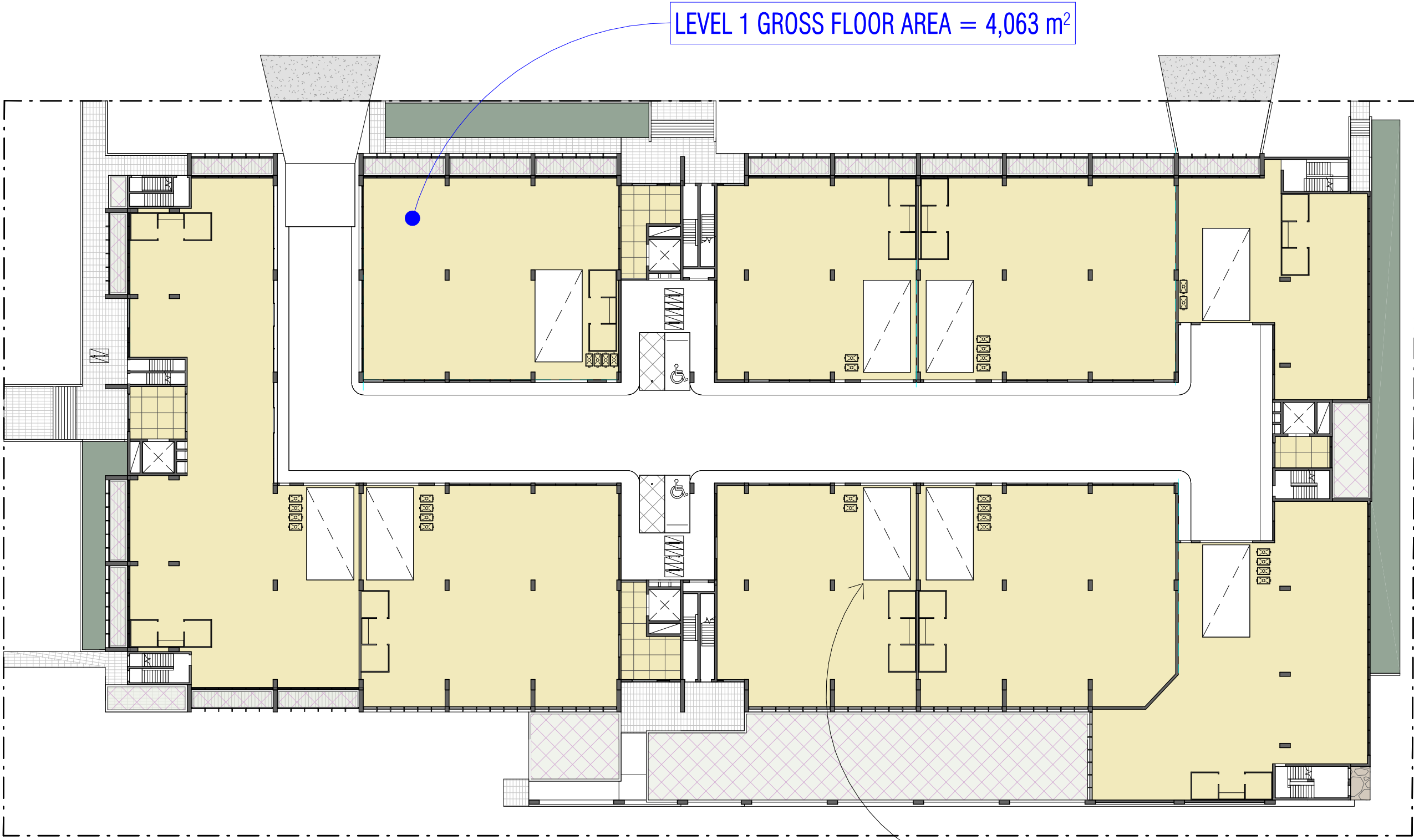
① FSR Diagrams - Basements 02+03
1 : 400



BASEMENT 01 STORAGE FLOOR AREA = 781 m²

DEEP SOIL AREA = 1,829 m²

② FSR Diagrams - Basement 01
1 : 400



LEVEL 1 GROSS FLOOR AREA = 4,063 m²

③ FSR Diagrams - Level 01
1 : 400



LEVEL 2 GROSS FLOOR AREA = 3,715 m²

④ FSR Diagrams - Level 02
1 : 400

Note:
4.5m x 8.8m Loading Bay to each Tenant
excluded from GFA Calculations

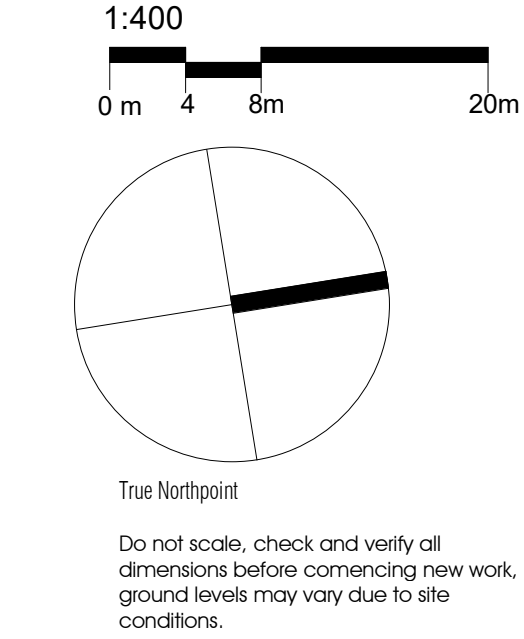
Note:
4.5m x 8.8m Loading Bay to each Tenant
excluded from GFA Calculations

DEEP SOIL AREA	
	AREA (sqm)
GROUND	1829

GROSS FLOOR AREAS	
	FLOOR AREA (sqm)
BASEMENT 01	781
BASEMENT 02	1364
BASEMENT 03	1364
LEVEL 01	4063
LEVEL 02	3715
Grand total	11287

DEVELOPMENT APPLICATION

TOTAL CALCULATIONS	
SITE AREA	= 9,431 m ²
TOTAL FLOOR AREA	= 11,287 m ²
FLOOR SPACE RATIO	= 1.197 : 1
BUILDING AREA	= 6,525 m ²
SITE COVER	= 70 %
DEEP SOIL AREA	= 1,829 m ² (19.4%)
LANDSCAPING ON STRUCTURES	= 960 m ² (10.2%)



Issue	Issue description	Date
G	Parking Revised; FSR Diagrams issued	17-05-23

architex
Ryleton pty ltd t/as Architex
abn 32 003 315 142
Level 3, 7K Parkes Street
Parramatta NSW 2150
Nominated Architect:
T : 02 9633 5888
M : 0418 402 919
email@architex.com.au
www.architex.com.au
Robert Del Pizzo
NSW Reg. No. 3972

Project	PROPOSED BUSINESS CENTRE	
Project Address	67 Mars Road, Lane Cove West	
Client	Eton Huang	
Title	FSR + Site Calculation Diagrams	
Drawn	Scale	Checked
PDP	1 : 400	RDP
Job No	Drawing No.	Issue
2538	19	G