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5 Gordon Avenue, Chatswood

Post DA-lodgement Set

DA	Post DA Lodgement drawing Set		
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100 Site	1004	Demolition Plan	06
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200 GA Floor Plans	1096	B04 - Carpark	07
200 GA Floor Plans	1097	B03 - Carpark	06
200 GA Floor Plans	1098	B02 - Carpark	07
200 GA Floor Plans	1099	B01 - Carpark	07
200 GA Floor Plans	2000	Ground Floor	09
200 GA Floor Plans	2000b	Ground Floor (Alternative Waste Storage)	05
200 GA Floor Plans	2001	L01 - Commercial	06
200 GA Floor Plans	2002	L02 - Communal	05
200 GA Floor Plans	2003	L03 - Low Rise	05
200 GA Floor Plans	2004	L04 - Low Rise	05
200 GA Floor Plans	2005	L05 - Low Rise	05
200 GA Floor Plans	2006	L06 - Low Rise	05
200 GA Floor Plans	2007	L07 - High Rise Typical A	05
200 GA Floor Plans	2008	L08 - High Rise B	05
200 GA Floor Plans	2021	L21 - High Rise Setback	05
200 GA Floor Plans	2022	L22 - Sub Penthouse Typical	05
200 GA Floor Plans	2024	L24 - Penthouse Lower	05
200 GA Floor Plans	2025	L25 - Penthouse Upper	05
200 GA Floor Plans	2026	L26 - Roof Terrace	05
200 GA Floor Plans	2027	Roof	05
300 Elevation	3000	North Elevation	05
300 Elevation	3001	East Elevation	05
300 Elevation	3002	South Elevation	05
300 Elevation	3003	West Elevation	05
400 Section	4000	Section AA & BB	04
400 Section	4001	Section CC DD	03
500 Yield Analysis	5000	Development Yield Analysis	08
500 Yield Analysis	5001	Area Schedules	06
500 Yield Analysis	5010	GFA Plan	04
500 Yield Analysis	5011	GFA Plan (carparking)	04
600 Detail	6001	RFI - ADDITIONAL DETAILS	08
900 DIAGRAM	9103	Affordable Housing	04

14.0001

14.0002

14.0002

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General notes
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Legend

Rev	Date	Description	By	Chk
14	7/5/2024	FOR APPROVAL - COUNCIL RFI #2 - EXISTING TREES 14.0002 Change 14.0001 Change	AJR	
13	30/4/2024	FOR APPROVAL - COUNCIL RFI #2 - CARPARKING GFA	AJR	
12	29/4/2024	FOR APPROVAL - COUNCIL RFI #2 - GARBAGE ROOM	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Site
Cover Sheet

Scale
Not to Scale @ B1

Project Code
LFD5G

First Issued
2/11/2023

Sheet No.
FJC-A-1000

Rev
14

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A PLAN Site Plan

fjcstudio
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0 2 5 10m

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5-9 Gordon Avenue Chatswood

Site Plan	**Scale**
Site Plan	1:200 @ B1

Project Code	**First Issued**
LFD5G	24/05/2023

Sheet No.	**Rev**
1000	D

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0 2 5 10m

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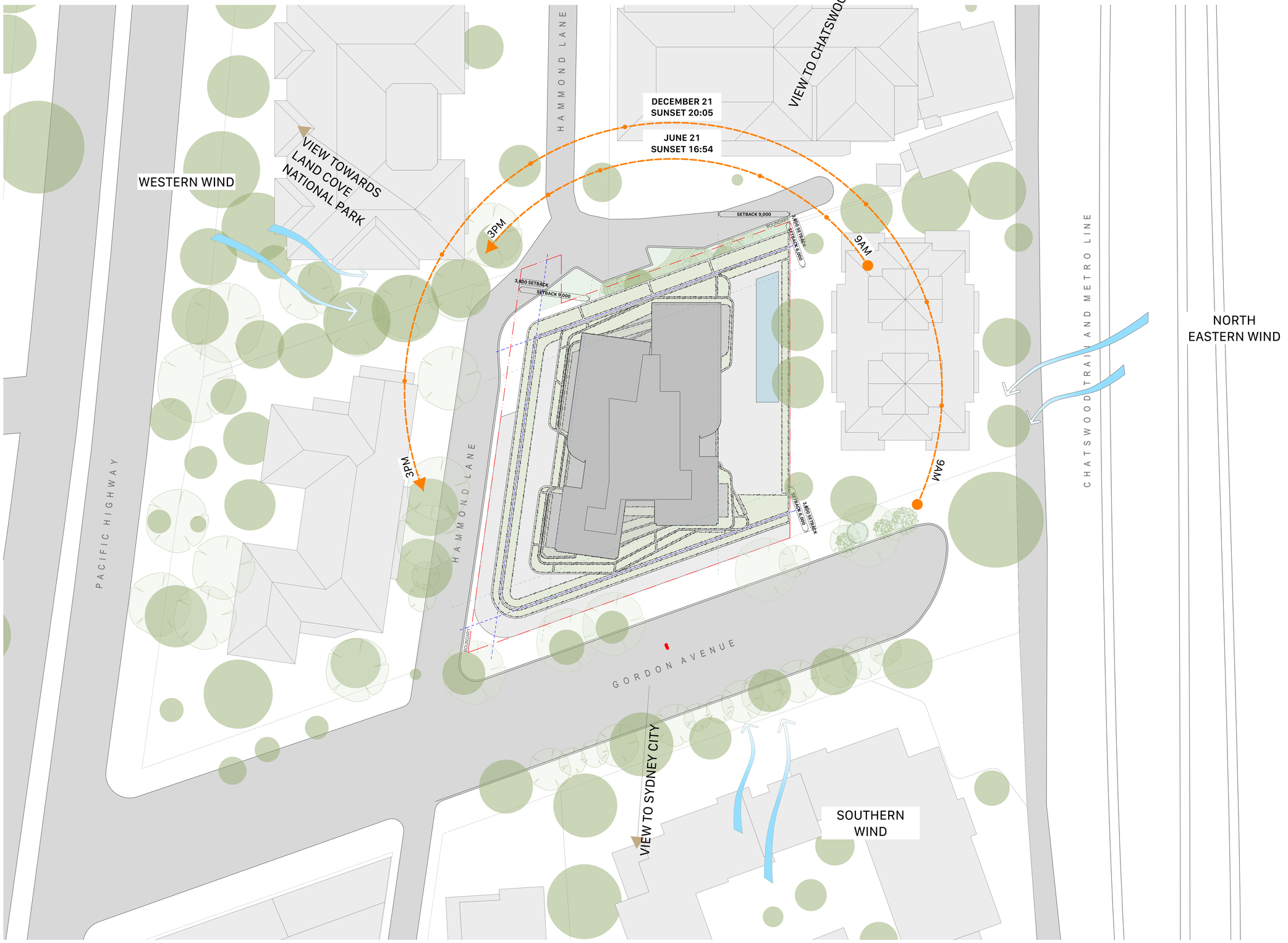
Legend



A PLAN Site Analysis Plan
1:200

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5-9 Gordon Avenue Chatswood

Site Plan	**Scale**
Site Analysis	1:200 @ B1
Project Code	**First Issued**
LFD5G	24/05/2023
Sheet No.	**Rev**
1001	D

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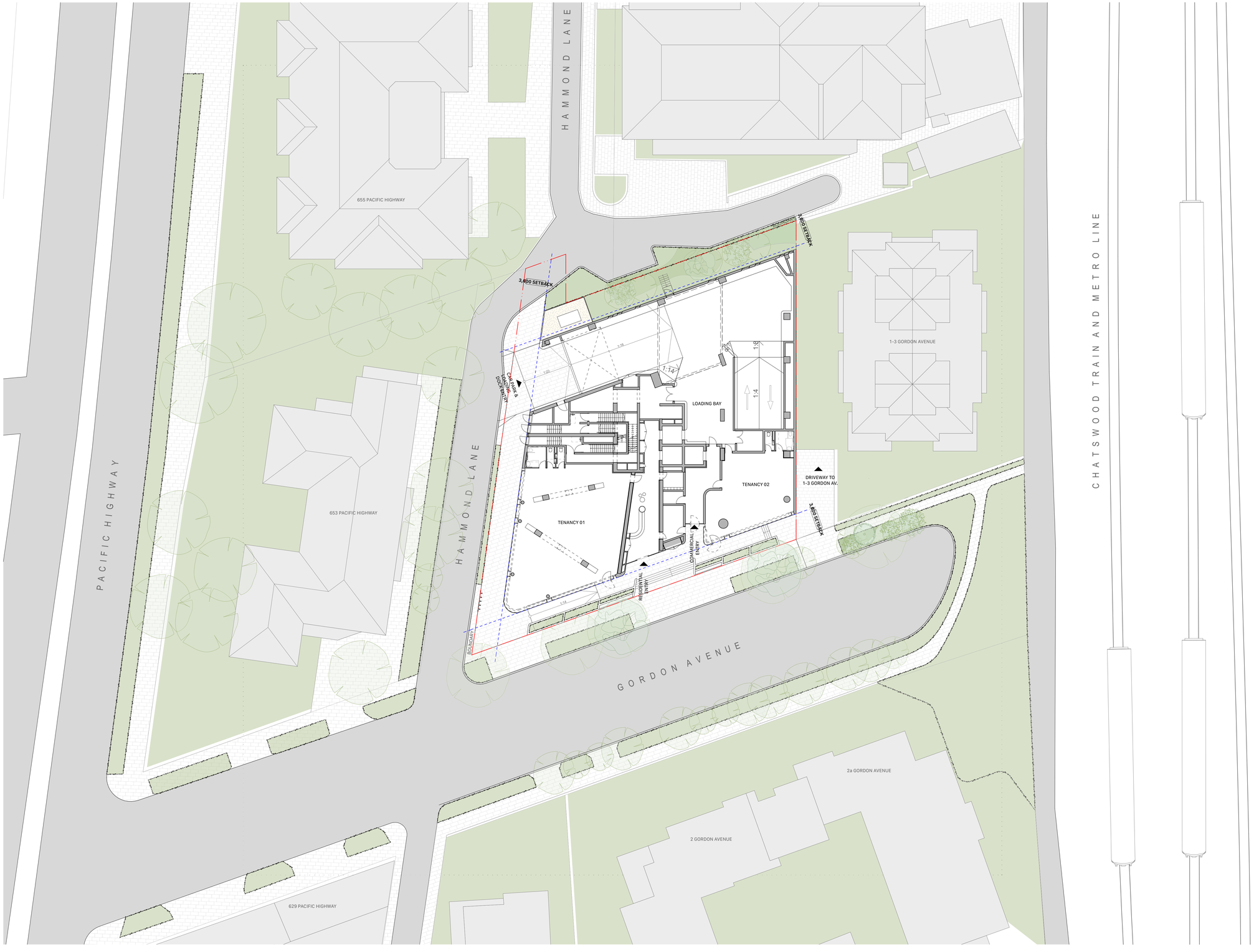
0 2 5 10m



1 PLAN Site plan Context
1:200

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Legend

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5-9 Gordon Avenue Chatswood

Site Plan — **Scale** 1:200 @ B1
Site Plan Context

Project Code LFD5G — **First Issued** 24/05/2023

Sheet No. 1002 — **Rev** D

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0 2 5 10m

1 PLAN Site plan - Existing
1:200

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Legend

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05	24/11/2023	FOR APPROVAL - Council's RFI	AJR	
04	22/11/2023	FOR APPROVAL - Council's RFI	AJR	
03	2/11/2023	For Approval - Council's RFI	AJR	
02	27/10/2023	For Approval	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Site Existing
Scale 1:200 @ B1

Project Code LFD5G
First Issued 19/10/2023

Sheet No. Add Info - 1003
Rev 05

For Approval

architecture / interiors / landscape / urban / place Level 5, 70 King Street Sydney 2000 **t** +61 2 9251 7077 **w** fjcstudio.com

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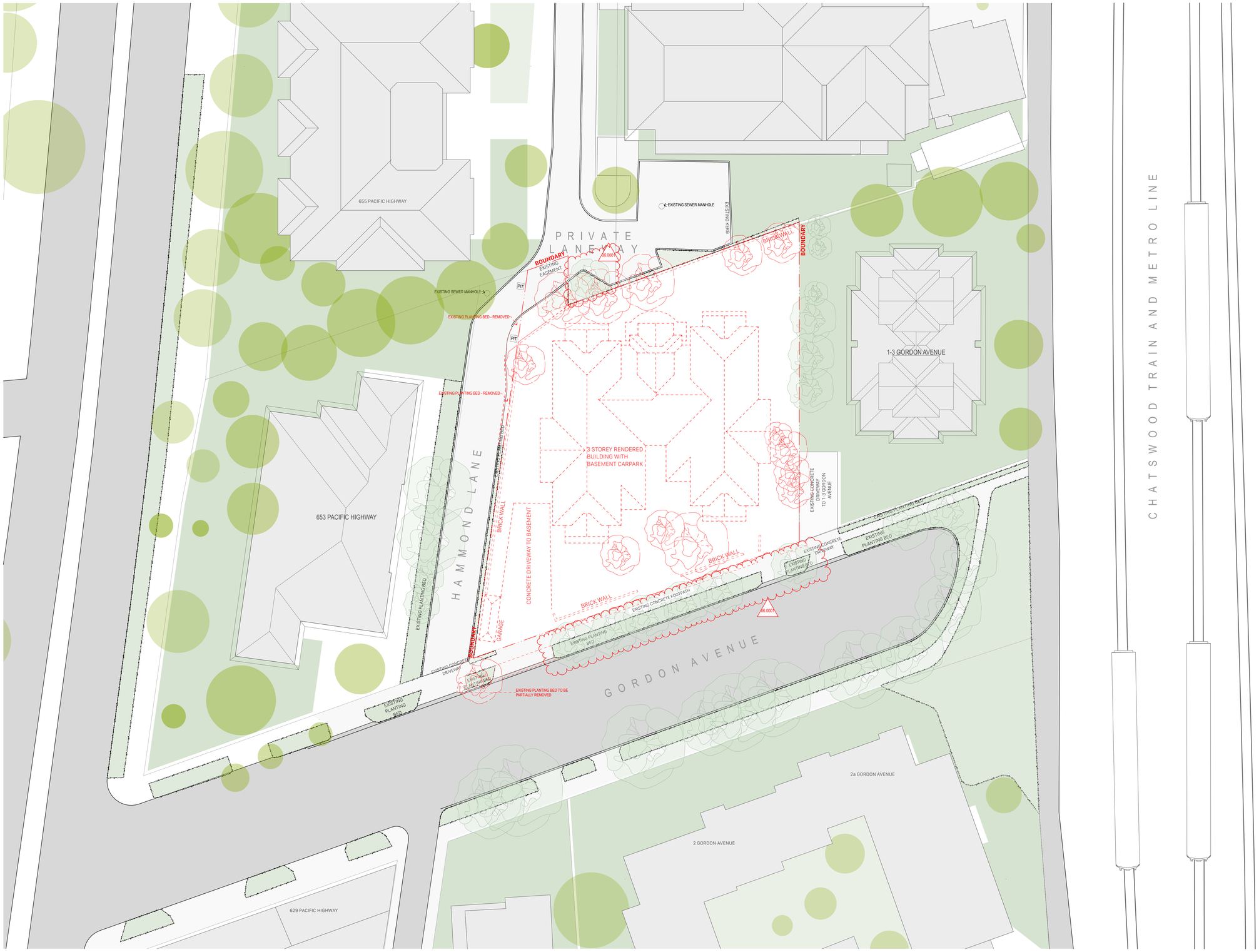
655 PACIFIC HIGHWAY
653 PACIFIC HIGHWAY
629 PACIFIC HIGHWAY
PRIVATE LANEWAY
HAMMOND LANE
GORDON AVENUE
CHATSWOOD TRAIN AND METRO LINE
1-3 GORDON AVENUE
2a GORDON AVENUE
2 GORDON AVENUE
3 STOREY RENDERED BUILDING WITH BASEMENT CARPARK
BOUNDARY
EXISTING EASEMENT
EXISTING SEWER MANHOLE
EXISTING KERB
BRICK WALL
EXISTING PLANTING BED - REMOVED
EXISTING PLANTING BED TO BE PARTIALLY REMOVED
CONCRETE DRIVEWAY TO BASEMENT
GARAGE
EXISTING CONCRETE FOOTPATH
EXISTING CONCRETE DRIVEWAY
EXISTING PLANTING BED
EXISTING CONCRETE DRIVEWAY TO 1-3 GORDON AVENUE
EXISTING PLANTING BED
EXISTING PLANTING BED
EXISTING PLANTING BED

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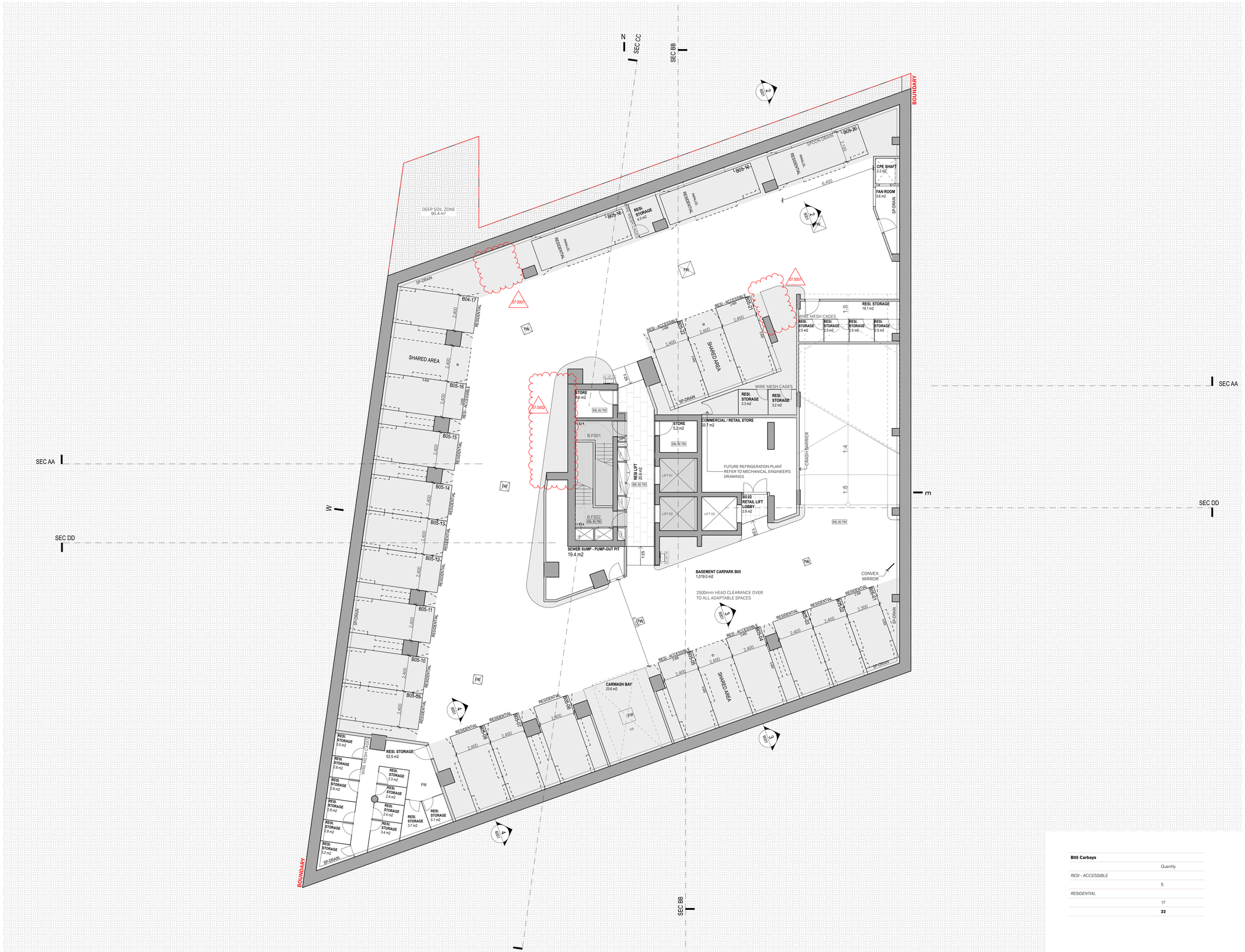

1 PLAN GA - Carpark
1:100

B05 Carbays

	Quantity
RESI - ACCESSIBLE	
	5
RESIDENTIAL	
	17
	22

B05 PARKING SUMMARY

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0 1 2 5m

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Legend

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07	18/4/2024	FOR APPROVAL - COUNCIL RFI #2 - Motorbike 07.0002 Change 07.0001 Change	AJR	
06	17/4/2024	FOR APPROVAL - COUNCIL RFI #2 - VISITOR PARKING	AJR	
05	24/11/2023	FOR APPROVAL - Council's RFI	AJR	
04	22/11/2023	FOR APPROVAL - Council's RFI	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
B05 - Carpark

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 1095

Rev
07

For Approval

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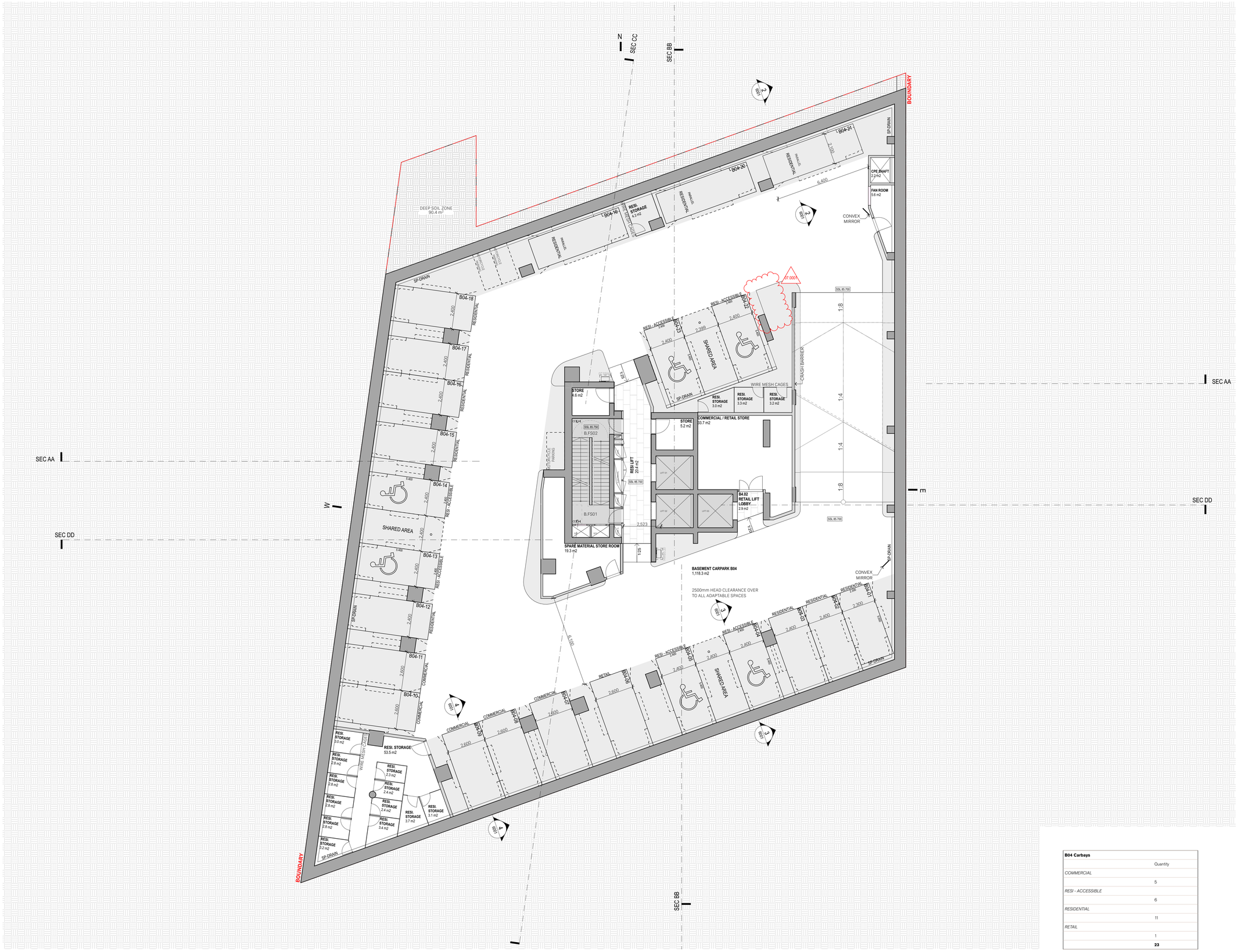
N
SEC CC
SEC BB
SEC AA
SEC DD
BOUNDARY
DEEP SOIL ZONE
90.4 m²
B04-18
B04-17
B04-16
B04-15
B04-14
B04-13
B04-12
B04-11
B04-10
B04-19
B04-20
B04-21
B04-22
B04-23
B04-24
B04-25
B04-26
B04-27
B04-28
B04-29
B04-30
B04-31
B04-32
B04-33
B04-34
B04-35
B04-36
B04-37
B04-38
B04-39
RESIDENTIAL
COMMERCIAL
RETAIL
PARALLEL
RESI. STORAGE
4.5 m2
SP-DRAIN
CPE SHAFT
2.2 m2
FAN ROOM
5.6 m2
CONVEX MIRROR
RESI - ACCESSIBLE
SHARED AREA
WIRE MESH CAGES
CRASH BARRIER
STORE
4.6 m2
B.FS02
B.FS01
RESI LIFT
20.4 m2
STORE
5.2 m2
COMMERCIAL / RETAIL STORE
33.7 m2
RESI. STORAGE
3.0 m2
RESI. STORAGE
3.3 m2
RESI. STORAGE
3.2 m2
B4.02 RETAIL LIFT LOBBY...
2.9 m2
SPARE MATERIAL STORE ROOM
19.3 m2
BASEMENT CARPARK B04
1,118.3 m2
2500mm HEAD CLEARANCE OVER TO ALL ADAPTABLE SPACES
RESI. STORAGE
53.5 m2
RESI. STORAGE
2.3 m2
RESI. STORAGE
2.4 m2
RESI. STORAGE
4.4 m2
RESI. STORAGE
3.4 m2
RESI. STORAGE
3.7 m2
RESI. STORAGE
3.1 m2
RESI. STORAGE
2.8 m2
RESI. STORAGE
3.2 m2
07.0001
SSL 85.700
SSL 85.750
SSL 85.900
SSL 85.950
RL 86.100
RL 86.200
RL 86.300
RL 86.400
RL 86.500
RL 86.600
RL 86.700
RL 86.800
RL 86.900
RL 87.000
RL 87.100
RL 87.200
RL 87.300
RL 87.400
RL 87.500
RL 87.600
RL 87.700
RL 87.800
RL 87.900
RL 88.000
RL

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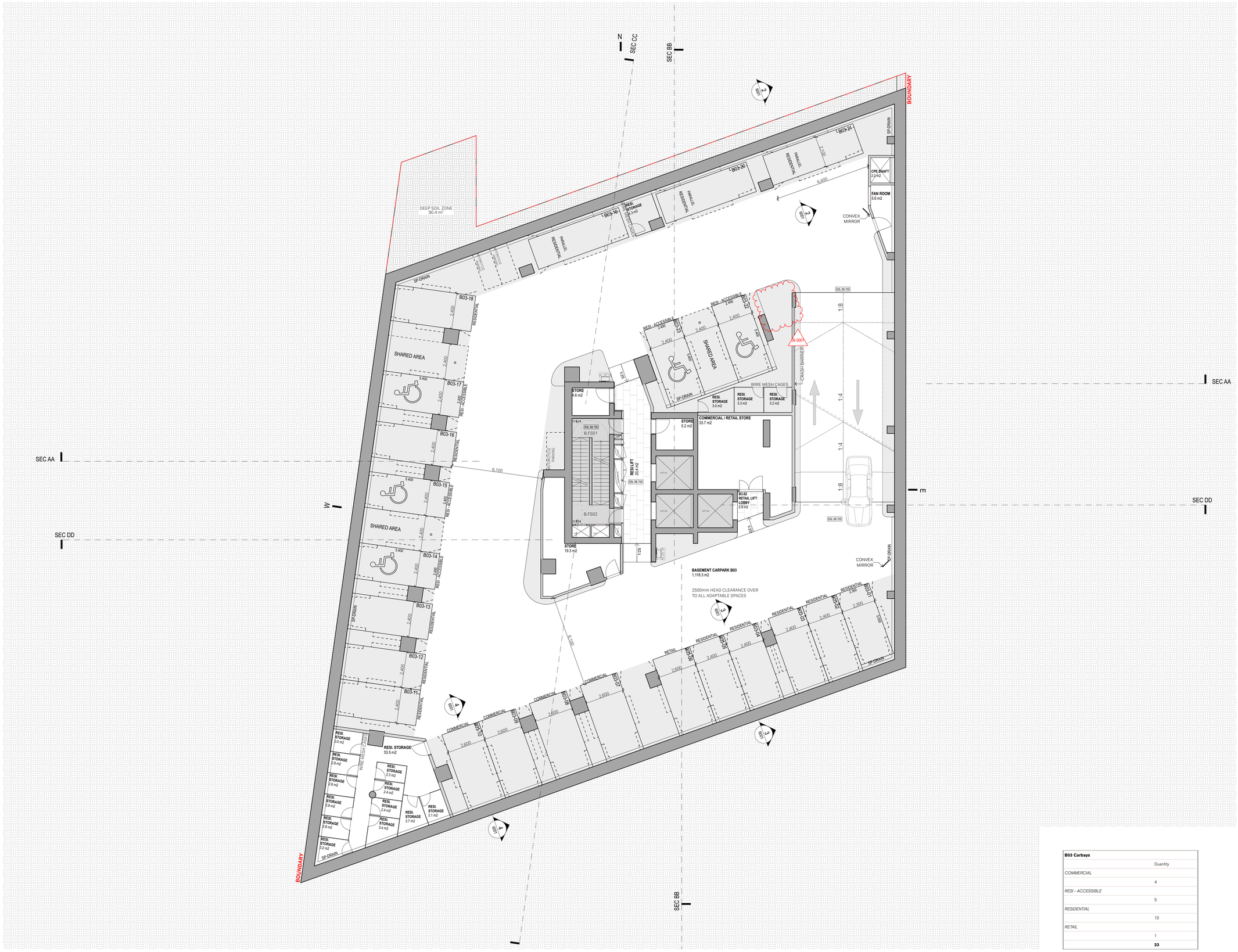

1 PLAN GA - Carpark
1:100

B03 PARKING SUMMARY

B03 Carbays	
	Quantity
COMMERCIAL	
	4
RESI - ACCESSIBLE	
	5
RESIDENTIAL	
	13
RETAIL	
	1
	23

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formerly fjmtstudio

0 1 2 5m

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06	18/4/2024	FOR APPROVAL - COUNCIL RFI #2 - MotoInlet 06.0001 Change	AJR	
05	24/11/2023	FOR APPROVAL - Council's RFI	AJR	
04	22/11/2023	FOR APPROVAL - Council's RFI	AJR	
03	2/11/2023	For Approval - Council's RFI	AJR	
02	26/10/2023	For Approval	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
B03 - Carpark

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 1097

Rev
06

For Approval

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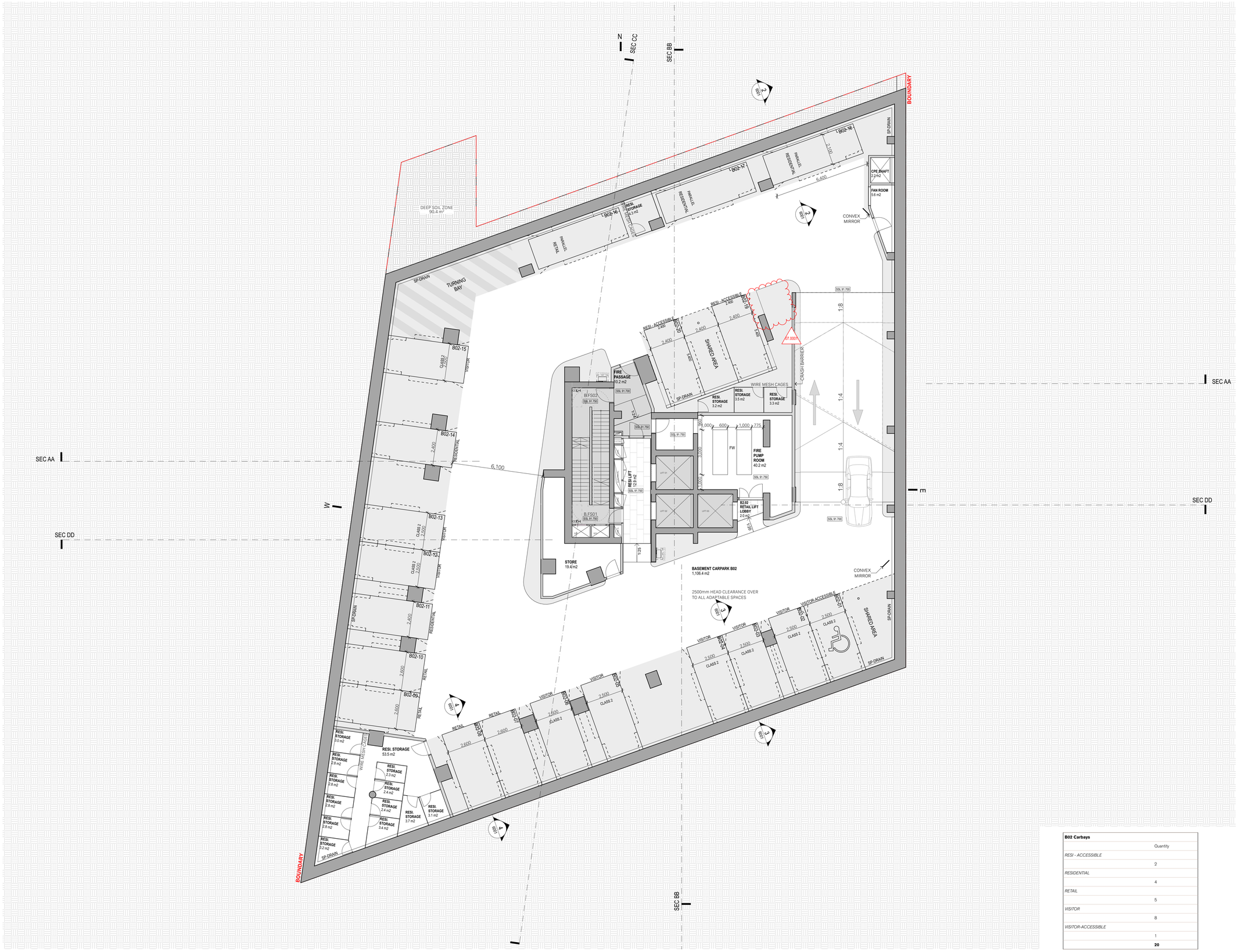

1 PLAN GA - Carpark
1:100

B02 Carbays	
	Quantity
RESI - ACCESSIBLE	
	2
RESIDENTIAL	
	4
RETAIL	
	5
VISITOR	
	8
VISITOR-ACCESSIBLE	
	1
	20

B02 PARKING SUMMARY

fjcstudio
formerly fjmtstudio

0 1 2 5m

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5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
B02 - Carpark

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 1098

Rev
07

For Approval

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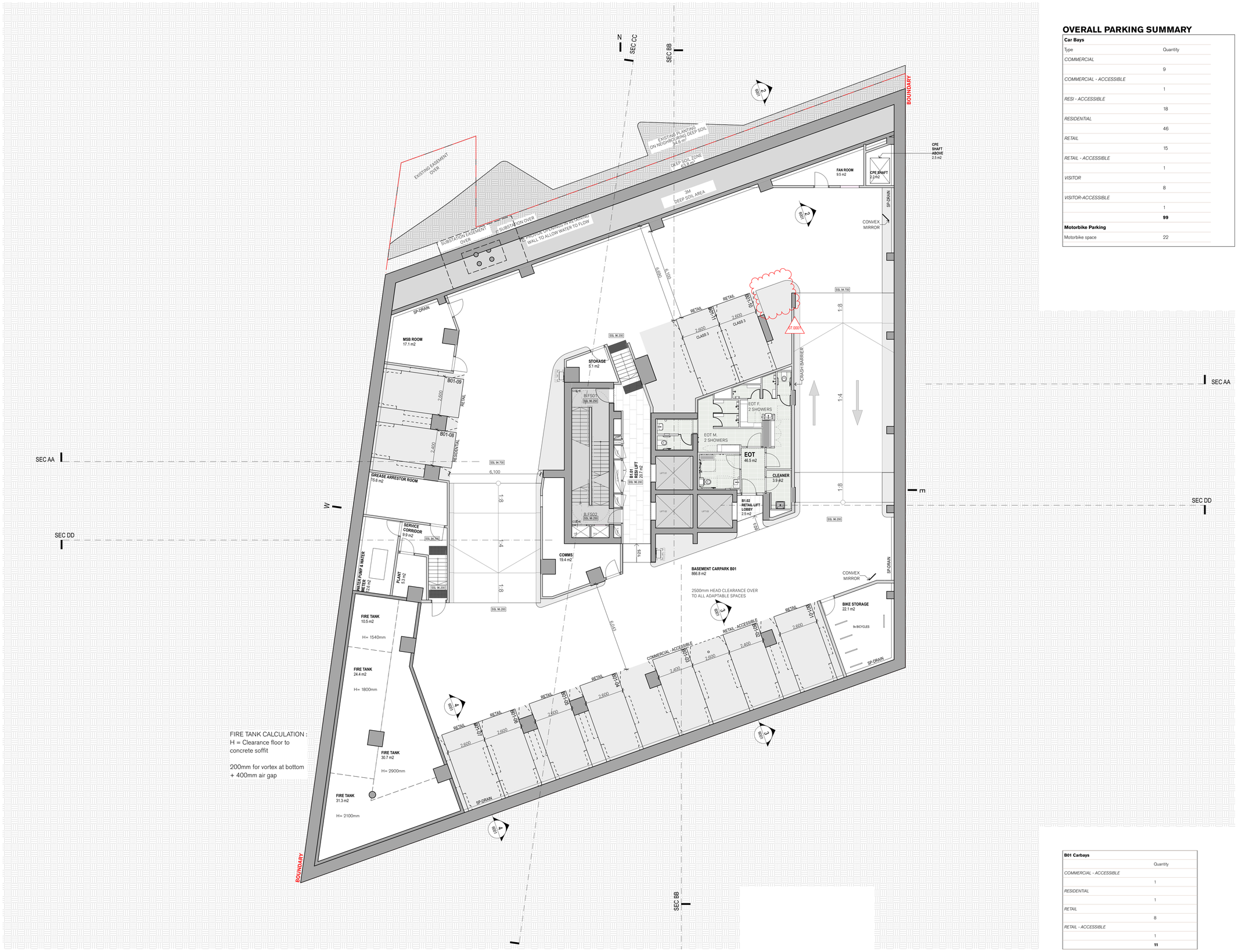

1 PLAN GA - Carpark
1:100

OVERALL PARKING SUMMARY

Car Bays	
Type	Quantity
COMMERCIAL	
	9
COMMERCIAL - ACCESSIBLE	
	1
RESI - ACCESSIBLE	
	18
RESIDENTIAL	
	46
RETAIL	
	15
RETAIL - ACCESSIBLE	
	1
VISITOR	
	8
VISITOR-ACCESSIBLE	
	1
	99
Motorbike Parking	
Motorbike space	22

B01 Carbays	
	Quantity
COMMERCIAL - ACCESSIBLE	
	1
RESIDENTIAL	
	1
RETAIL	
	8
RETAIL - ACCESSIBLE	
	1
	11

B01 PARKING SUMMARY

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0 1 2 5m

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04	22/11/2023	FOR APPROVAL - Council's RFI	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
B01 - Carpark

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 1099

Rev
07

For Approval

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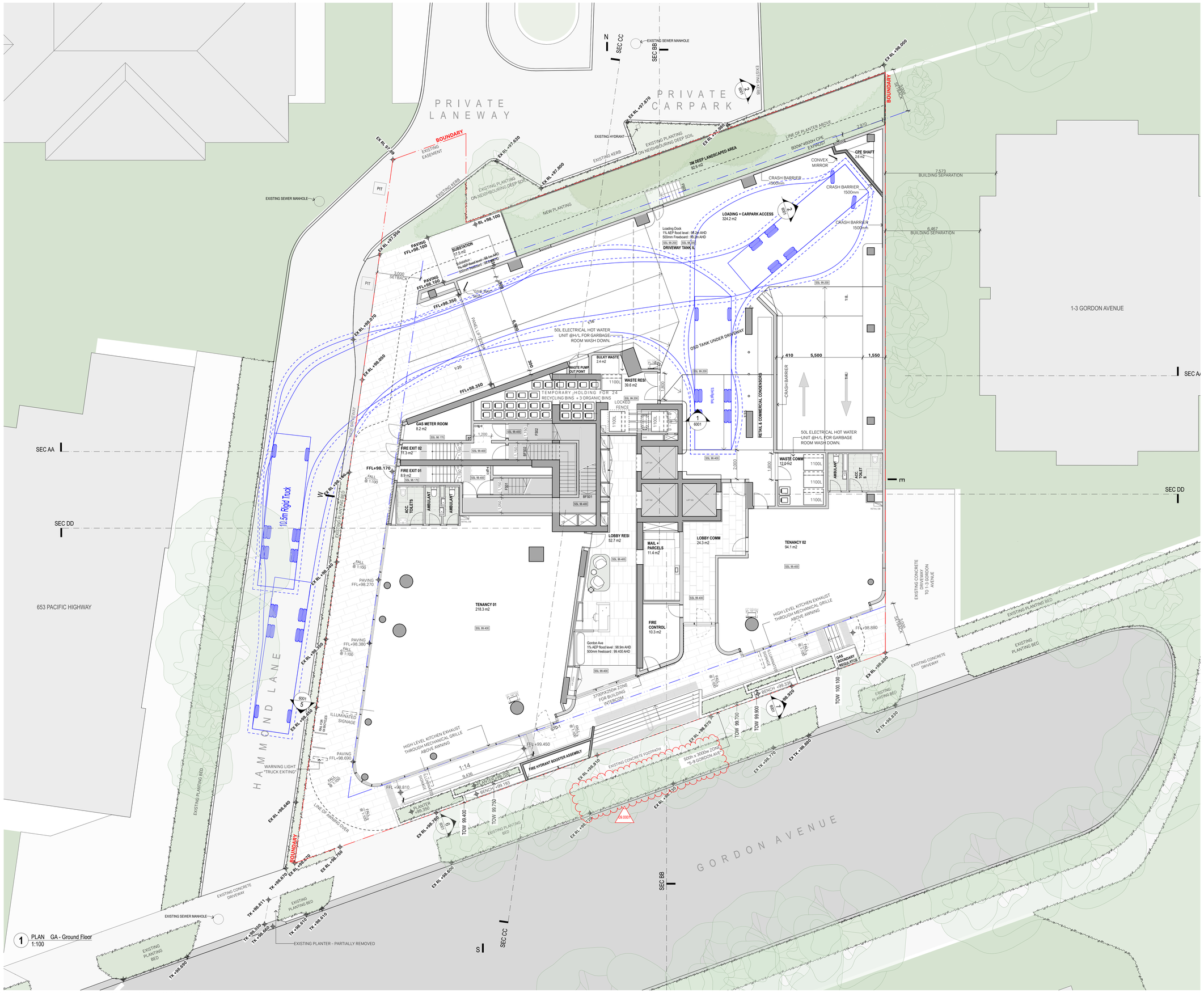

1 PLAN GA - Ground Floor
1:100

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0 1 2 5m

General notes
- All dimensions and existing conditions shall be checked and verified by the contractor before proceeding with the work.
- All levels relative to 'Australian Height Datum'.
- Do not scale drawings.
- Use figured dimensions only.

Legend

Notes

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3. **EXISTING STRUCTURES AND SERVICES**
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Rev	Date	Description	By	Chk
09	7/5/2024	FOR APPROVAL - COUNCIL RFI #2 - EXISTING TREES - 09.0001 Change	AJR	
08	29/4/2024	FOR APPROVAL - COUNCIL RFI #2 - GARBAGE ROOM	AJR	
07	16/4/2024	FOR APPROVAL - COUNCIL RFI #2	AJR	
06	24/11/2023	FOR APPROVAL - Council's RFI	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
Ground Floor

Scale
1:100 @ B1

Project Code
LFDSG

First Issued
19/10/2023

Sheet No.
ADD INFO - 2000

Rev
09

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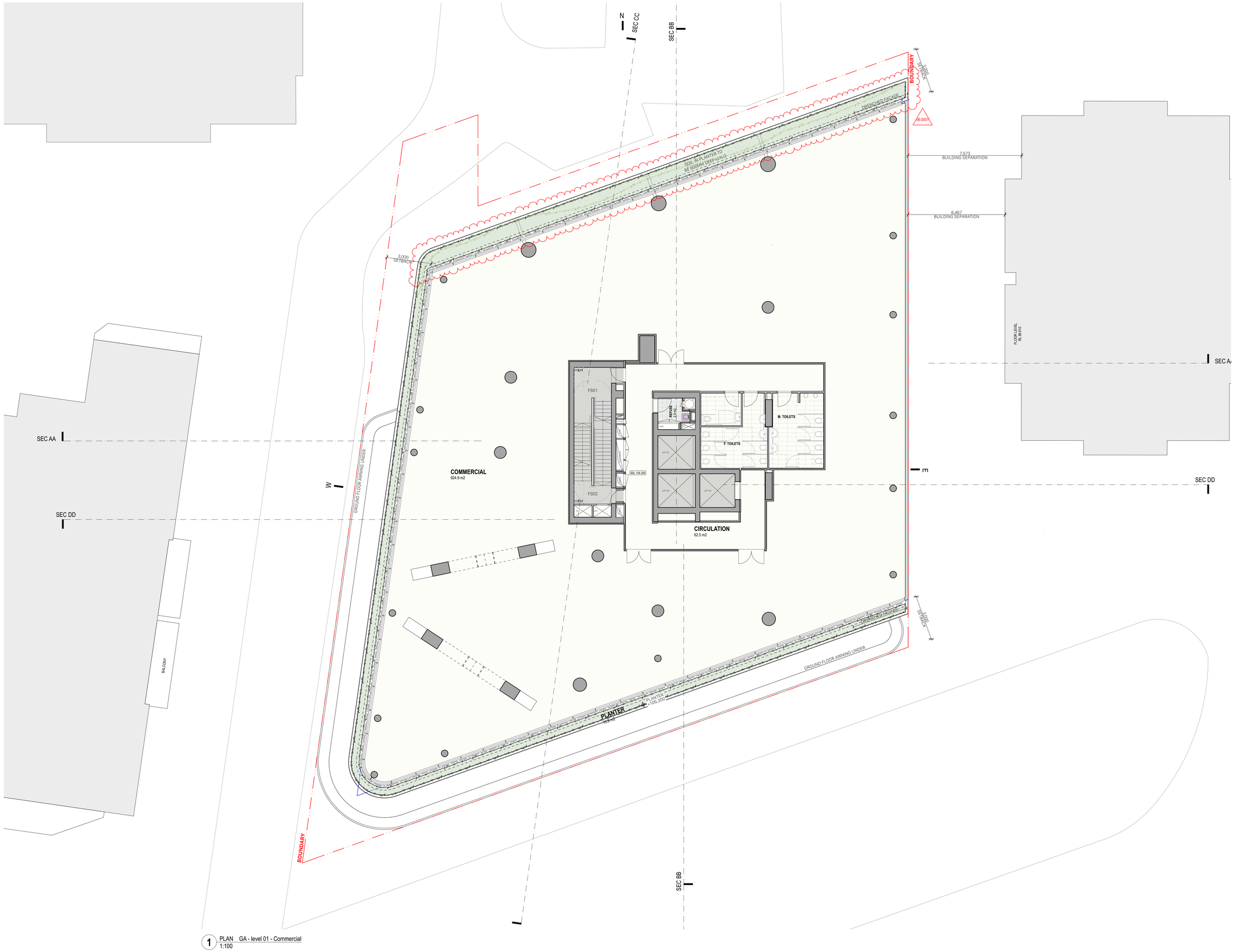

1 PLAN GA - level 01 - Commercial
1:100

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0 1 2 5m

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06	16/4/2024	FOR APPROVAL - COUNCIL RFI #2 06.0001 Change	AJR	
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02	27/10/2023	For Approval	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L01 - Commercial

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
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Sheet No.
ADD INFO - 2001

Rev
06

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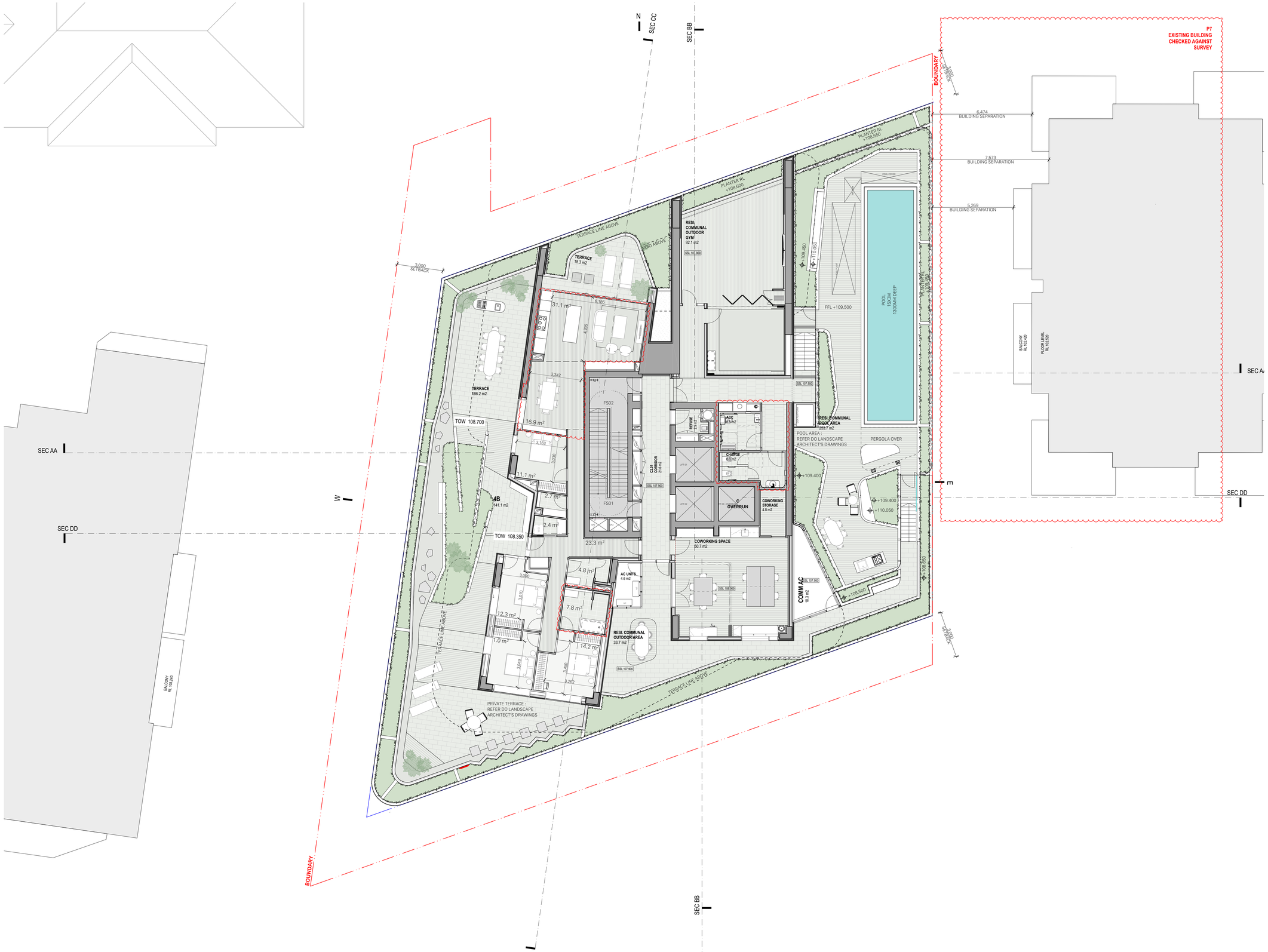

1 PLAN Level 02 - Communal
1:100

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0 1 2 5m

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02	27/10/2023	For Approval	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L02 - Communal

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
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Sheet No.
ADD INFO - 2002

Rev
05

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1 PLAN Level 03 - Low Rise
1:100

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0 1 2 5m

General notes

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Legend

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L03 - Low Rise

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
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Sheet No.
ADD INFO - 2003

Rev
05

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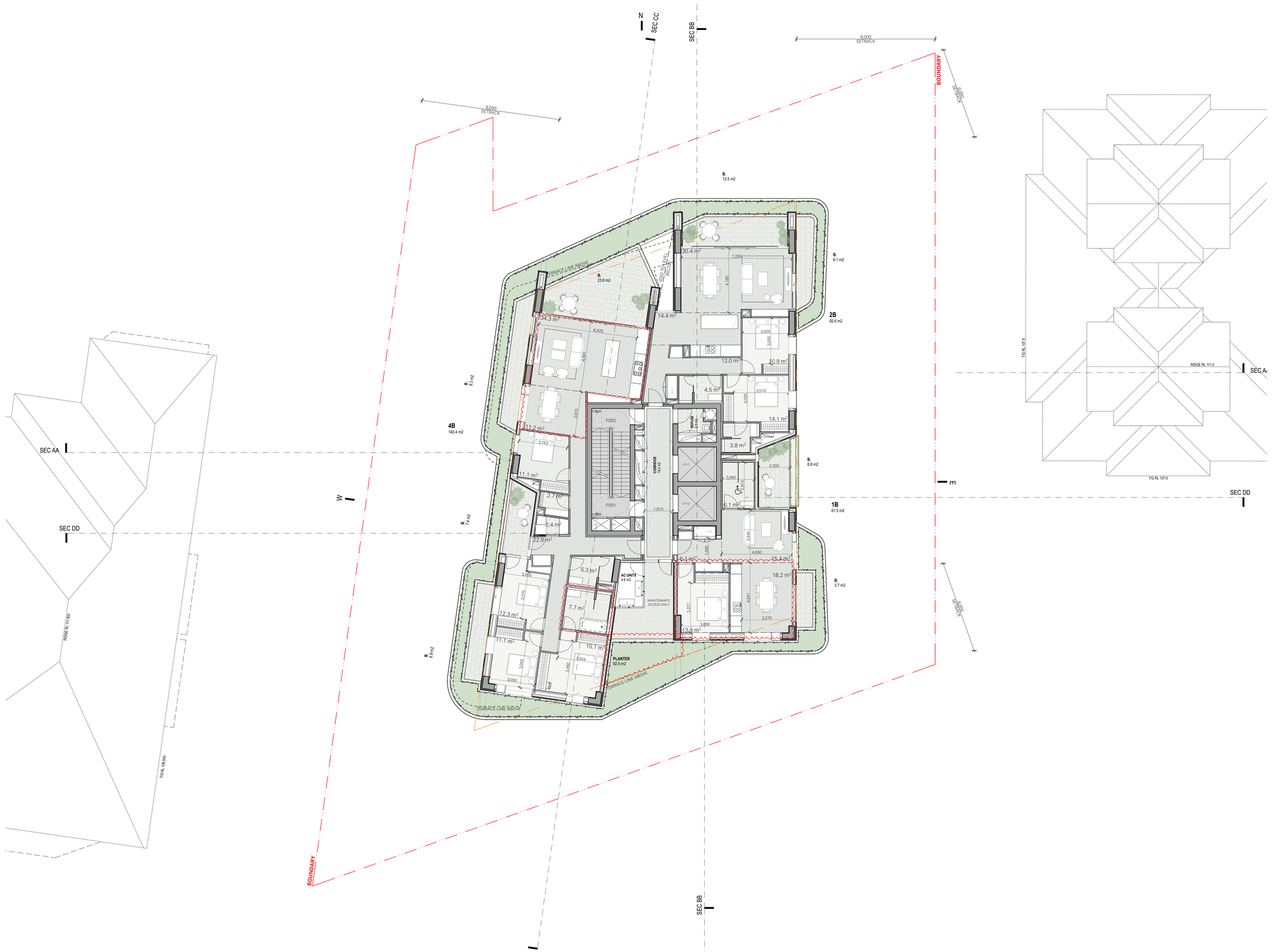

1 PLAN Level 04 - Low Rise
1:100

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0 1 2 5m

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Legend

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L04 - Low Rise

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2004

Rev
05

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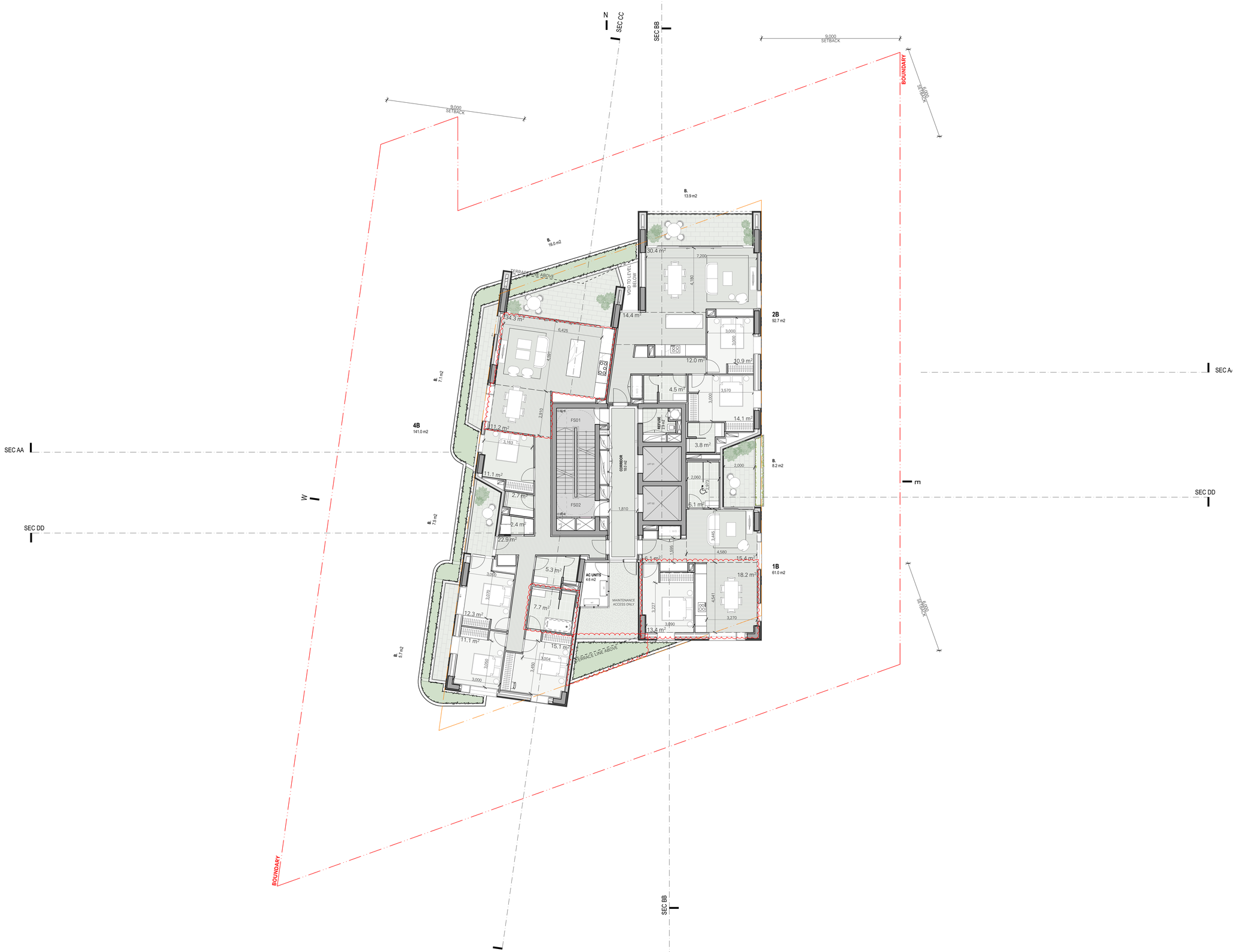

1 PLAN Level 05 - Low Rise
1:100

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0 1 2 5m

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Legend

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L05 - Low Rise

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2005

Rev
05

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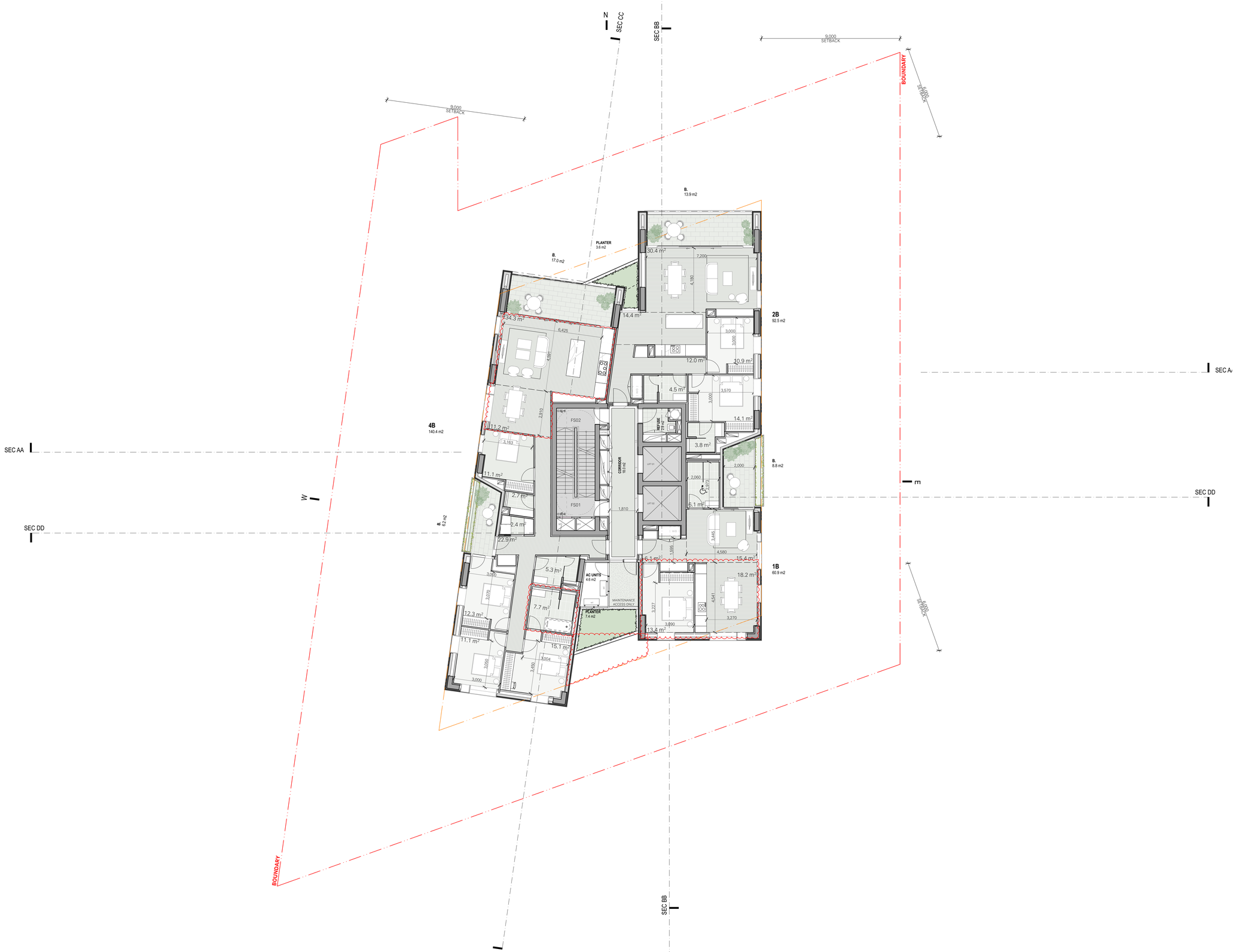

1 PLAN Level 06 - Low Rise
1:100

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0 1 2 5m

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02	27/10/2023	For Approval	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L06 - Low Rise

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2006

Rev
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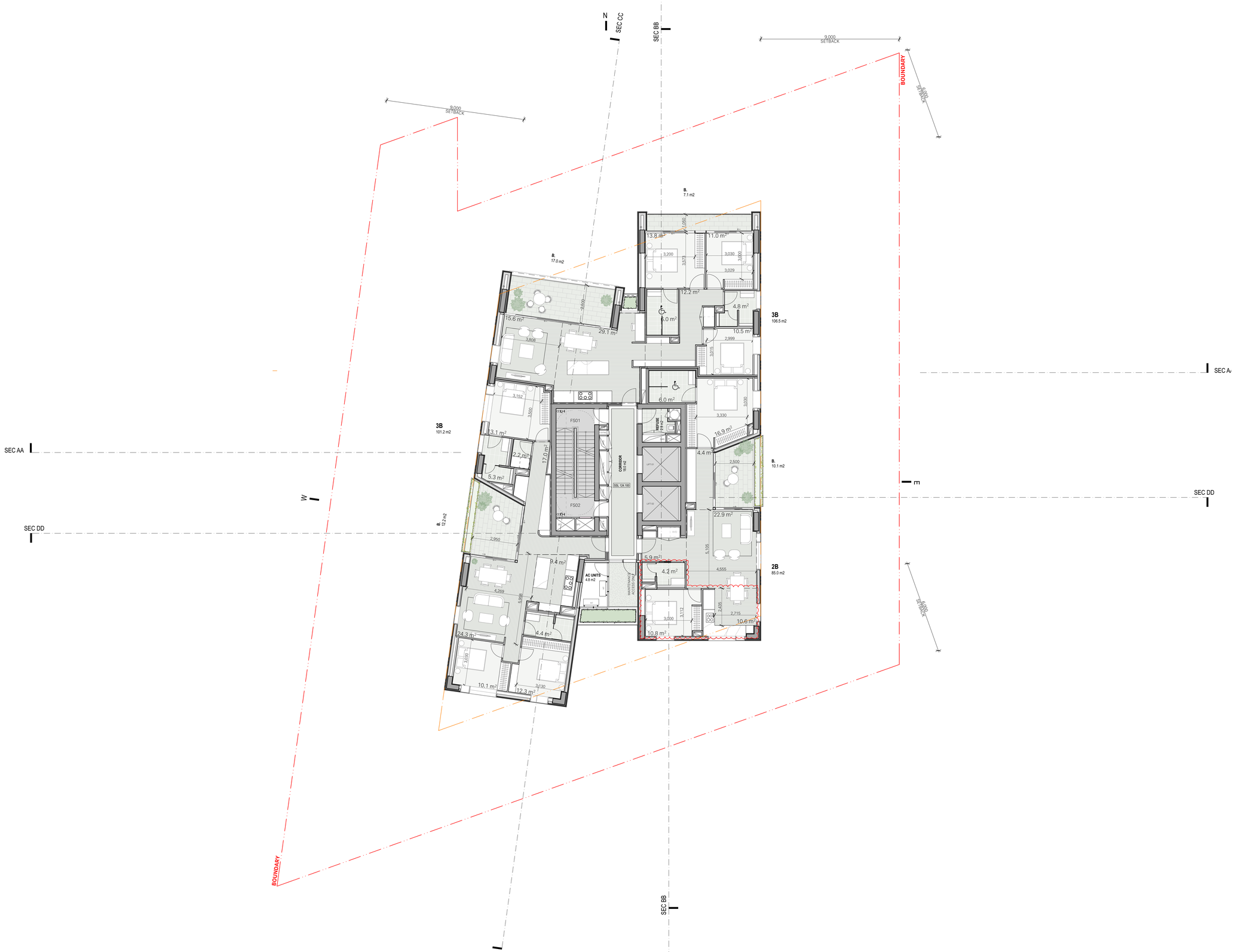

1 PLAN Level 07 - High Rise A
1:100

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0 1 2 5m

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5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L07 - High Rise Typical A

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2007

Rev
05

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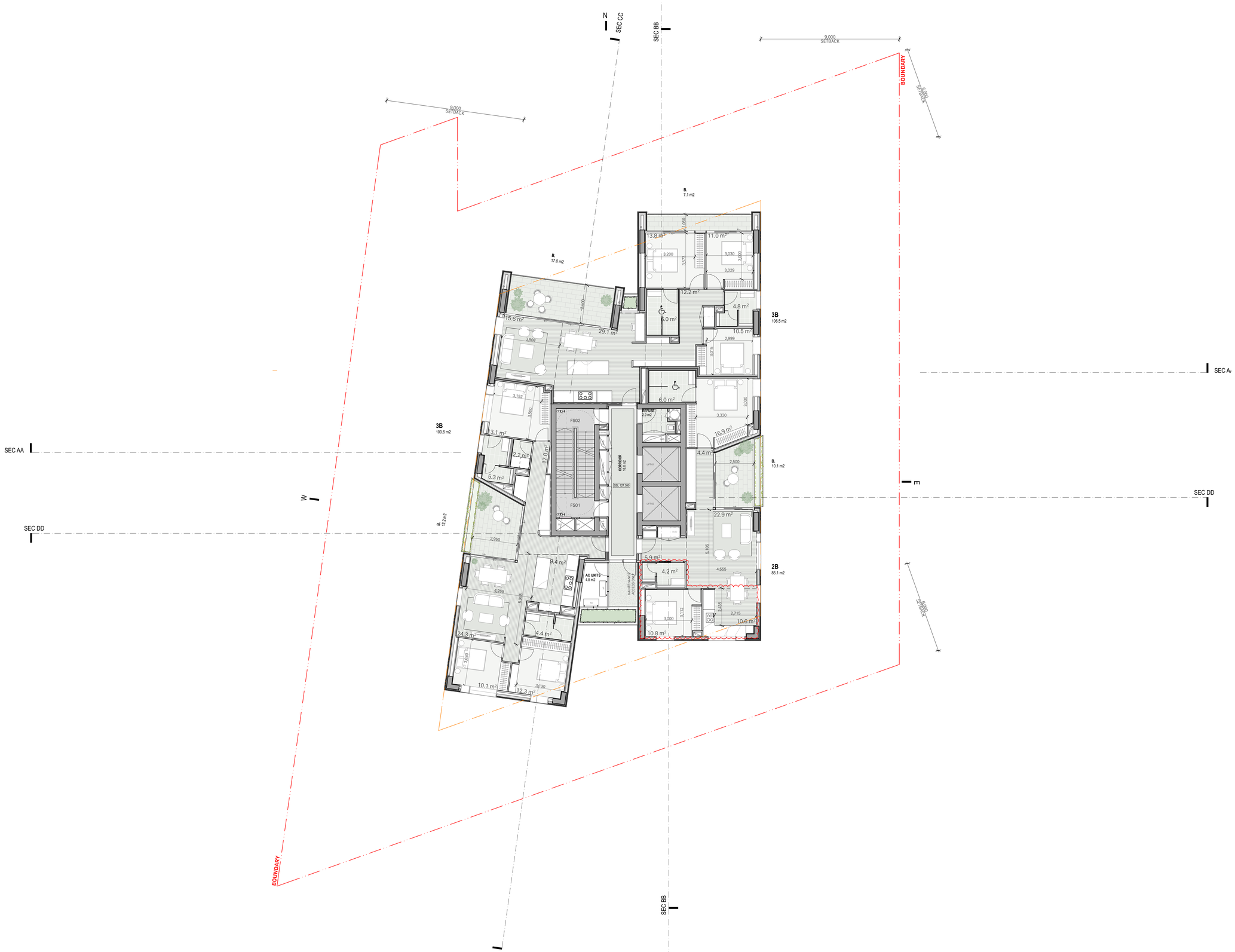

1 PLAN Level 08 - High Rise B
1:100

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0 1 2 5m

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5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L08 - High Rise B

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2008

Rev
05

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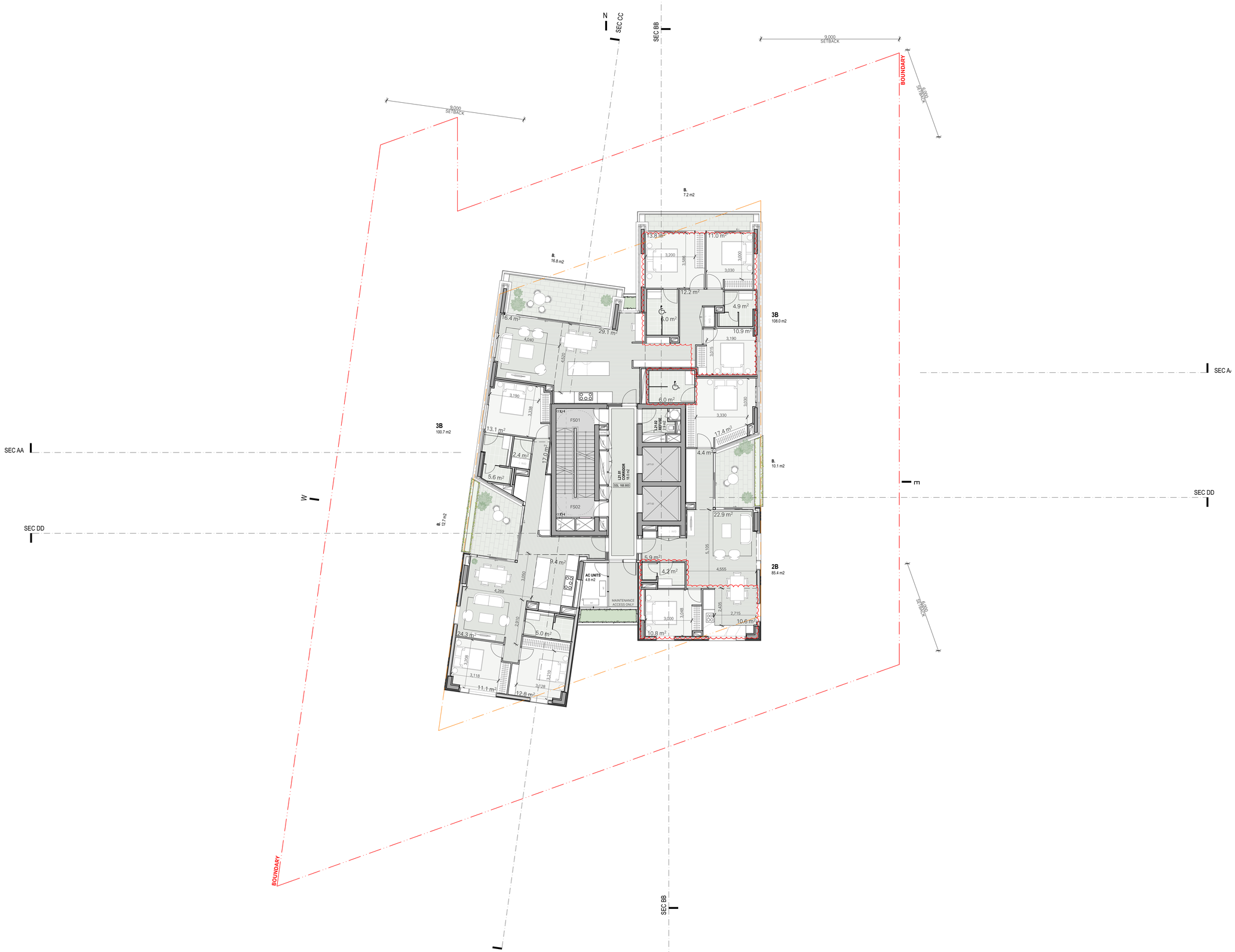

1 PLAN Level 21 - Setback
1:100

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0 1 2 5m

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5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L21 - High Rise Setback

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2021

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05

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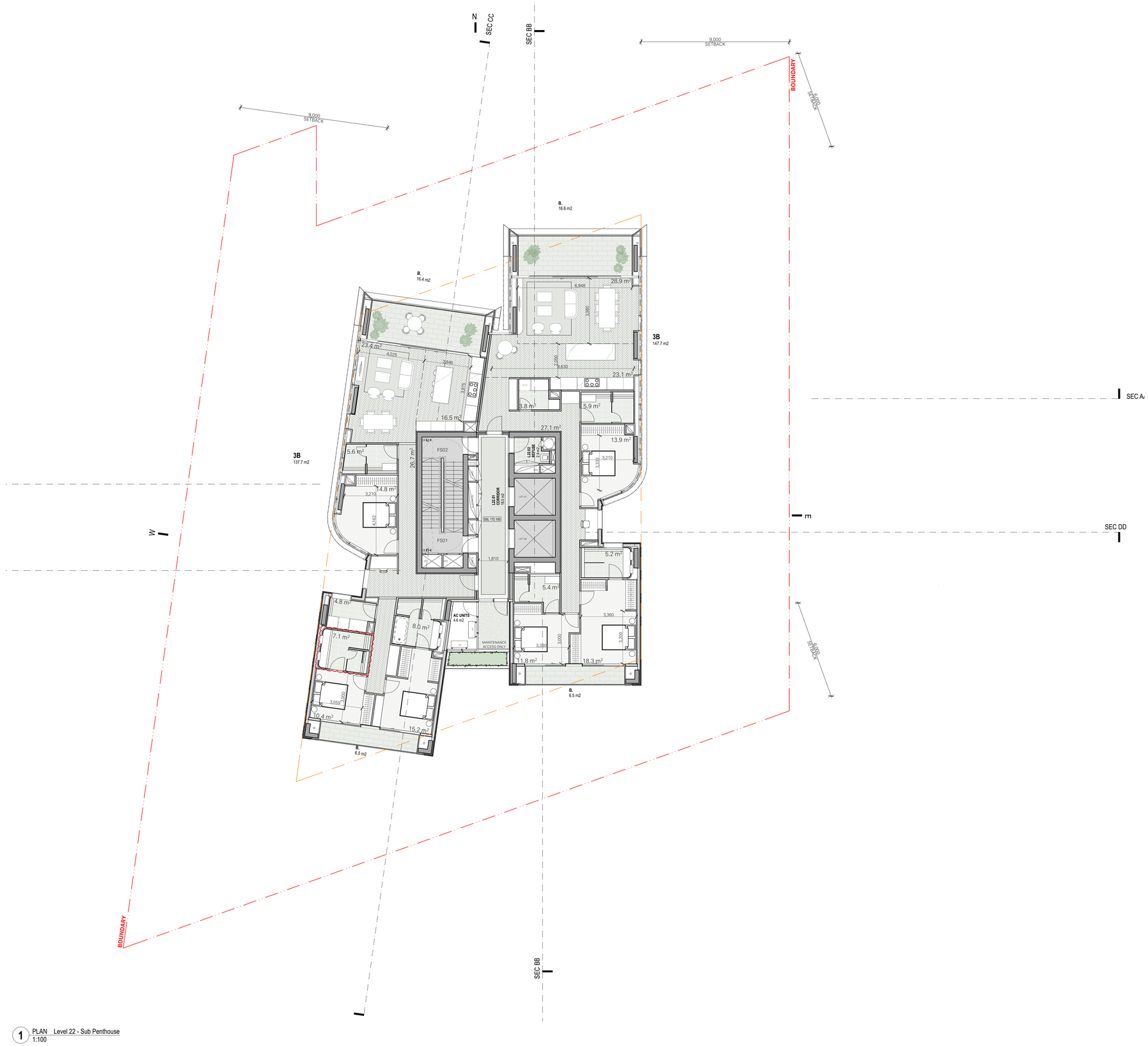

1 PLAN Level 22 - Sub Penthouse
1:100

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0 1 2 5m

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L22 - Sub Penthouse Typical

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2022

Rev
05

For Approval

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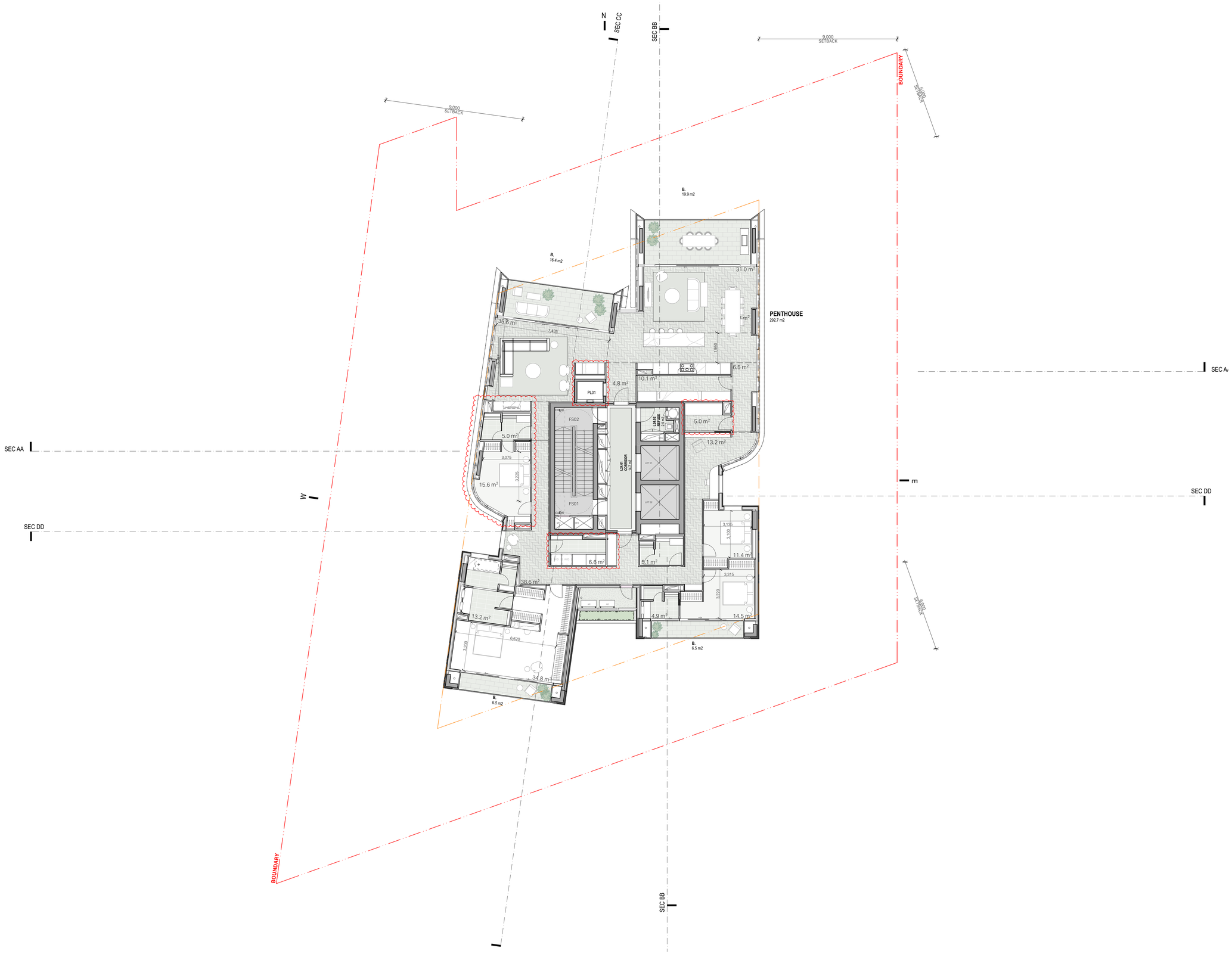

1 PLAN Level 24 - Penthouse Lower
1:100

fjcstudio
formerly fjmtstudio

0 1 2 5m

General notes
- All dimensions and existing conditions shall be checked and verified by the contractor before proceeding with the work.
- All levels relative to 'Australian Height Datum'.
- Do not scale drawings.
- Use figured dimensions only.

Legend

Notes

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02	27/10/2023	For Approval	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L24 - Penthouse Lower

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2024

Rev
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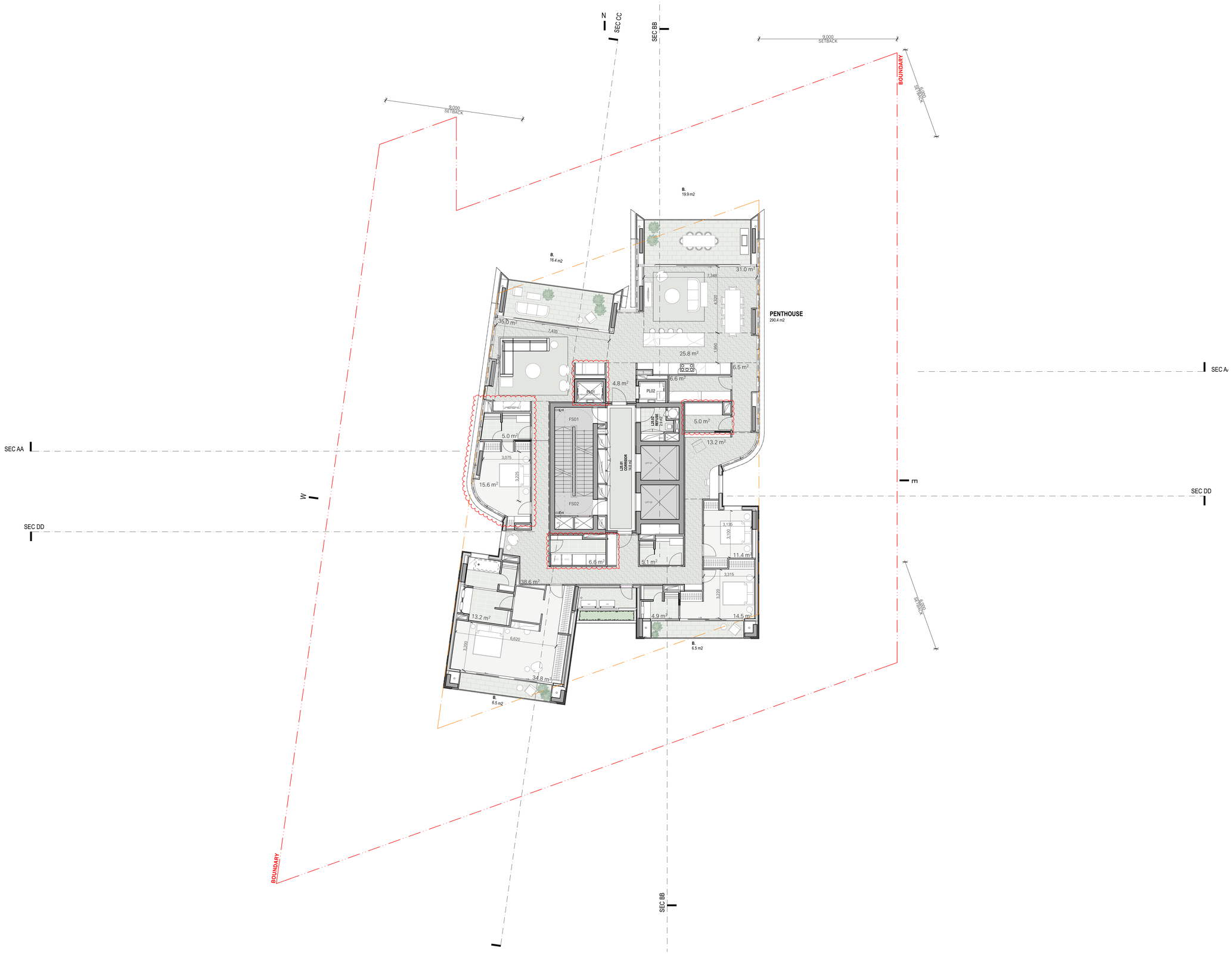

1 PLAN Level 25 - Penthouse Upper
1:100

fjcstudio
formerly fjmtstudio

0 1 2 5m

General notes

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Legend

Notes

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L25 - Penthouse Upper

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
ADD INFO - 2025

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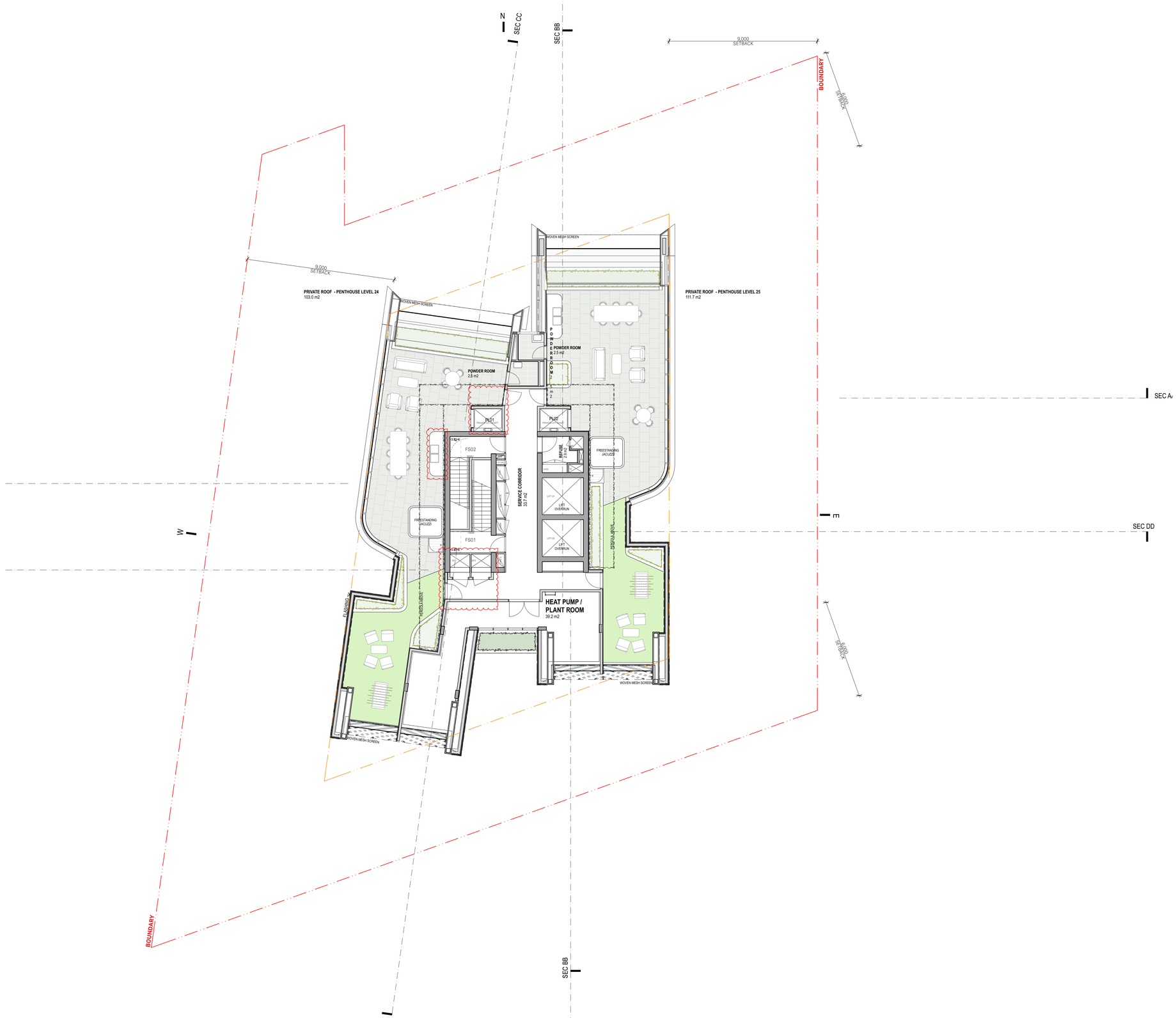

1 PLAN Level 26 - Roof TErrace
1:100

fjcstudio
formerly fjmtstudio

0 1 2 5m

General notes
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Legend

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
L26 - Roof Terrace

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
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Sheet No.
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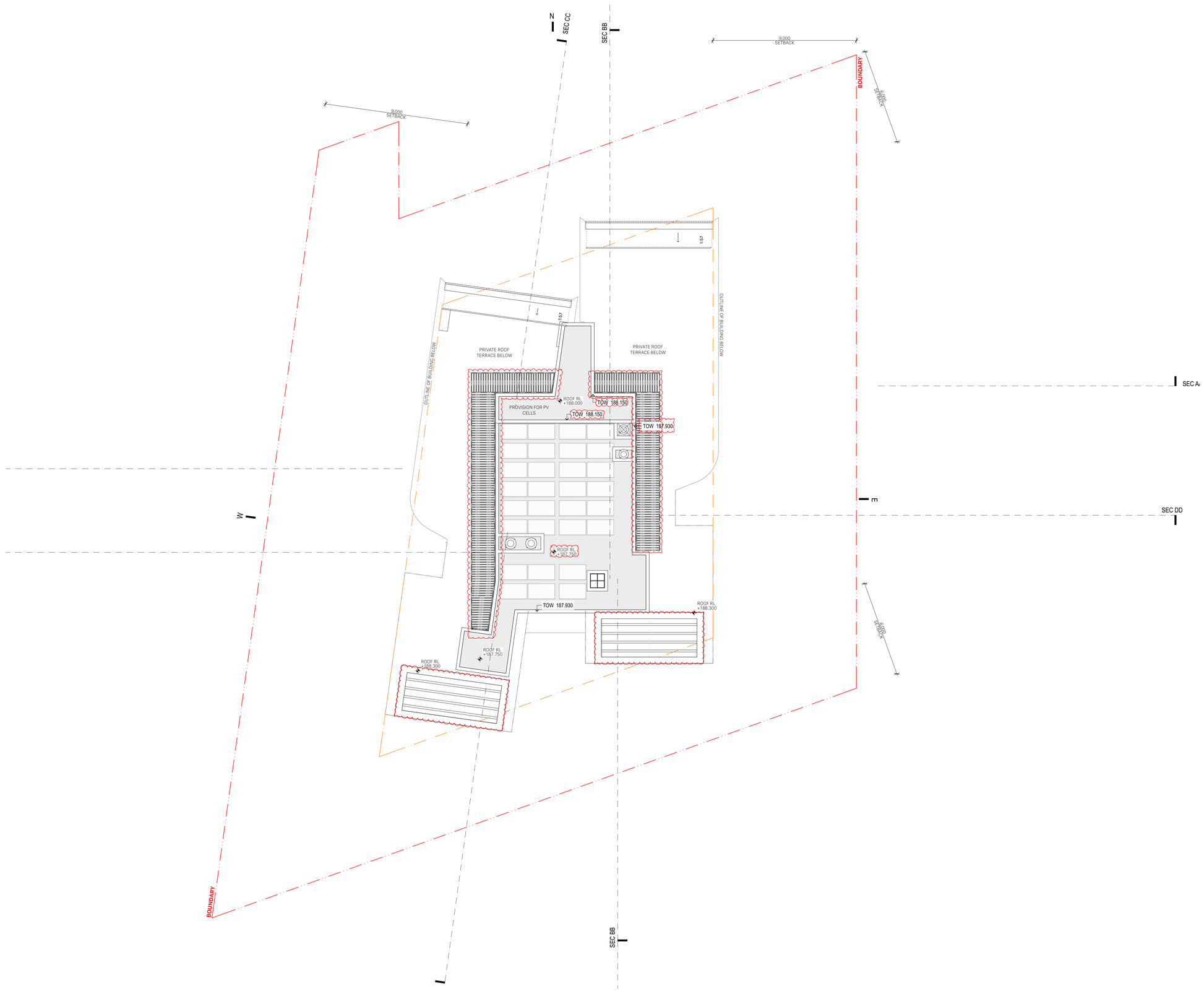

1 PLAN Roof
1:100

fjcstudio
formerly fjmtstudio

0 1 2 5m

General notes
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Legend

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

GA Floor Plans
Roof

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
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1 PLAN North Elevation
1:200

fjcstudio
formerly fjmtstudio

0 1 2 5m

General notes
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Legend

FT01 -	Light brick High Rise
FT02 -	Dark brick Low Rise
FT03 -	Balcony clear glass balustrade
FT04 -	Stand-alone planter
FT05A -	Maintenance area planter
FT05B -	Recessed planter
FT06 -	Clear Glazed facade
FT07 -	Dark Glazed facade with upstand
FT08 -	Podium facade
FT09A -	Retail shopfront Gordon Avenue
FT09B -	Retail shopfront Hammond Lane

GL01	GLASS CLEAR WITH INSULATED BACK PAN
GL02	GLASS CLEAR
GL03	GLASS DARK
GL04	GLASS BRONZE
LV01	ALUMINIUM LOUVER LIGHT COLOR
LV02	ALUMINIUM LOUVER BRONZE COLOR
LV03	OPERABLE GLASS LOUVER
LV04	MECHANICAL LOUVER
CON01	CONCRETE DARK
CON02	CONCRETE BRONZE COLOR
CL01	METAL CLADDING LIGHT COLOR
CL02	METAL CLADDING BRONZE COLOR
BR01	BRICK TYPE 01
BR02	BRICK TYPE 02
BR03	BRICK TYPE 03
BAL01	BALUSTRADE TYPE 01
BAL02	GLASS BALUSTRADE
WMM01	WOVEM METAL MESH LIGHT COLOR / ARTWORK
WMM02	WOVEN METAL MESH BRONZE COLOR / ARTWORK
SGN	SIGNAGE

PENTHOUSE
HIGHRISE
LOWRISE
COMMUNAL
COMMERCIAL
RETAIL
RESIDENTIAL LOBBY
SERVICES

Notes

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5 Gordon Avenue
Chatswood NSW 2067

Elevation
North Elevation

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
Add Info - 3000

Rev
05

For Approval

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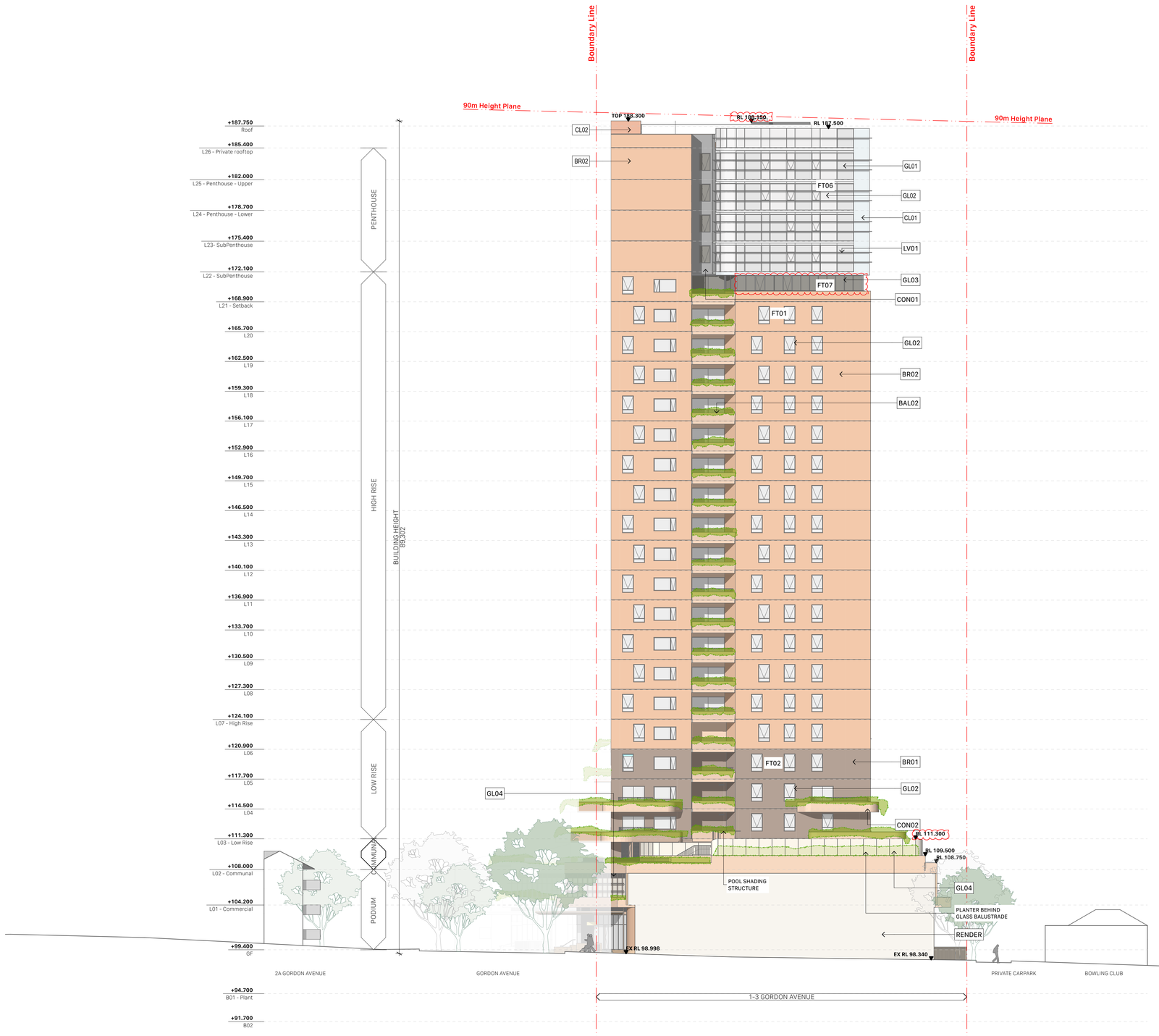

1 PLAN East Elevation
1:200

fjcstudio
formerly fjmtstudio

0 1 2 5m

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Legend

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FT02 -	Dark brick Low Rise
FT03 -	Balcony clear glass balustrade
FT04 -	Stand-alone planter
FT05A -	Maintenance area planter
FT05B -	Recessed planter
FT06 -	Clear Glazed facade
FT07 -	Dark Glazed facade with upstand
FT08 -	Podium facade
FT09A -	Retail shopfront Gordon Avenue
FT09B -	Retail shopfront Hammond Lane

GL01	GLASS CLEAR WITH INSULATED BACK PAN
GL02	GLASS CLEAR
GL03	GLASS DARK
GL04	GLASS BRONZE
LV01	ALUMINIUM LOUVER LIGHT COLOR
LV02	ALUMINIUM LOUVER BRONZE COLOR
LV03	OPERABLE GLASS LOUVER
LV04	MECHANICAL LOUVER
CON01	CONCRETE DARK
CON02	CONCRETE BRONZE COLOR
CL01	METAL CLADDING LIGHT COLOR
CL02	METAL CLADDING BRONZE COLOR
BR01	BRICK TYPE 01
BR02	BRICK TYPE 02
BR03	BRICK TYPE 03
BAL01	BALUSTRADE TYPE 01
BAL02	GLASS BALUSTRADE
WMM01	WOVEM METAL MESH LIGHT COLOR / ARTWORK
WMM02	WOVEN METAL MESH BRONZE COLOR / ARTWORK
SGN	SIGNAGE

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01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Elevation East Elevation
Scale 1:100 @ B1

Project Code LFD5G
First Issued 19/10/2023

Sheet No. Add Info - 3001
Rev 05

For Approval

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1 PLAN South Elevation
1:200

fjcstudio
formerly fjmtstudio

0 1 2 5m

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Legend

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FT02 -	Dark brick Low Rise
FT03 -	Balcony clear glass balustrade
FT04 -	Stand-alone planter
FT05A -	Maintenance area planter
FT05B -	Recessed planter
FT06 -	Clear Glazed facade
FT07 -	Dark Glazed facade with upstand
FT08 -	Podium facade
FT09A -	Retail shopfront Gordon Avenue
FT09B -	Retail shopfront Hammond Lane

GL01	GLASS CLEAR WITH INSULATED BACK PAN
GL02	GLASS CLEAR
GL03	GLASS DARK
GL04	GLASS BRONZE
LV01	ALUMINIUM LOUVER LIGHT COLOR
LV02	ALUMINIUM LOUVER BRONZE COLOR
LV03	OPERABLE GLASS LOUVER
LV04	MECHANICAL LOUVER
CON01	CONCRETE DARK
CON02	CONCRETE BRONZE COLOR
CL01	METAL CLADDING LIGHT COLOR
CL02	METAL CLADDING BRONZE COLOR
BR01	BRICK TYPE 01
BR02	BRICK TYPE 02
BR03	BRICK TYPE 03
BAL01	BALUSTRADE TYPE 01
BAL02	GLASS BALUSTRADE
WMM01	WOVEM METAL MESH LIGHT COLOR / ARTWORK
WMM02	WOVEN METAL MESH BRONZE COLOR / ARTWORK
SGN	SIGNAGE

PENTHOUSE
HIGHRISE
LOWRISE
COMMUNAL
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RESIDENTIAL LOBBY
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5 Gordon Avenue
Chatswood NSW 2067

Elevation
South Elevation

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
Add Info - 3002

Rev
05

For Approval

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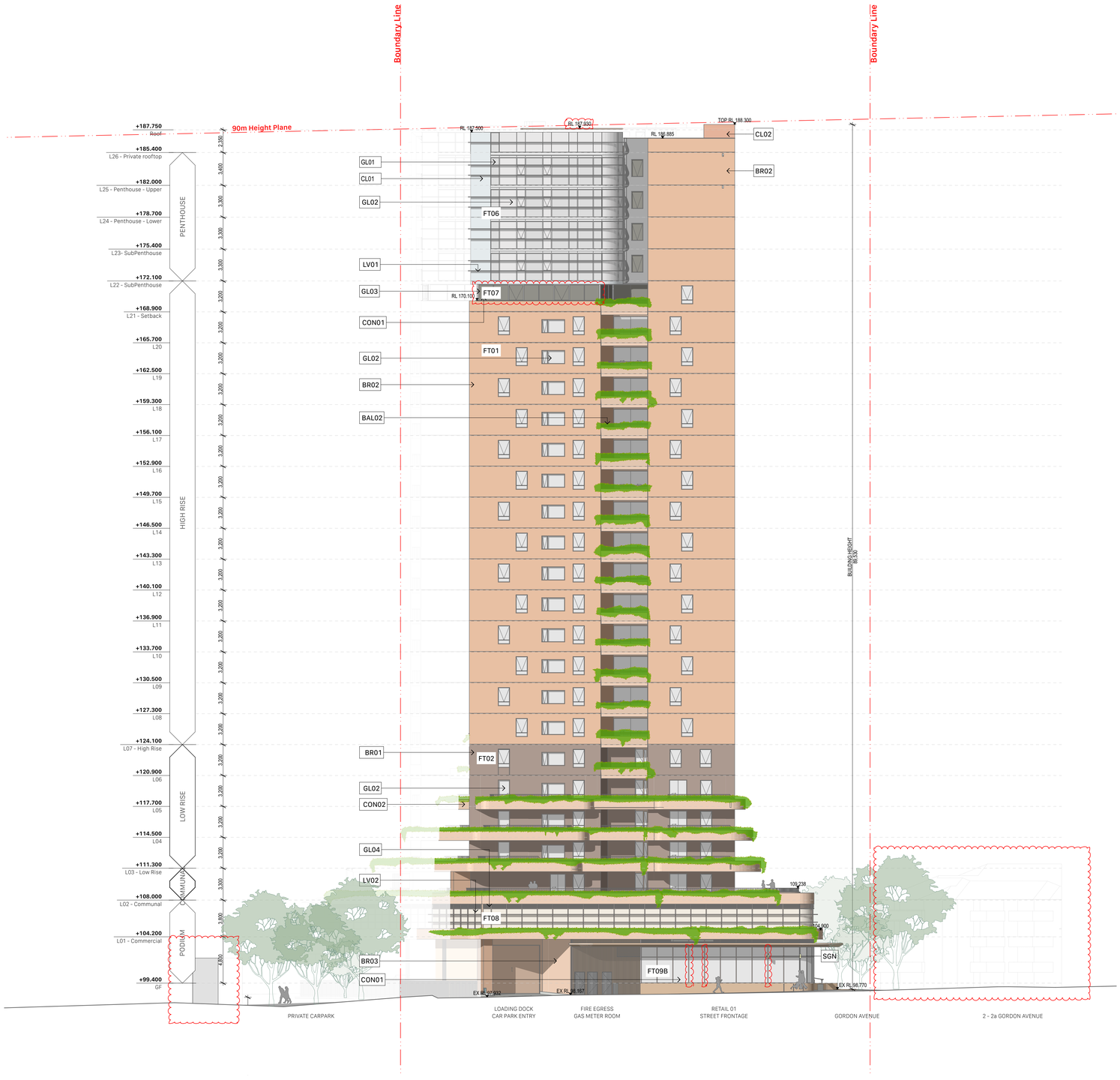

1 PLAN West Elevation
1:200

fjcstudio
formerly fjmtstudio

0 1 2 5m

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FT09B -	Retail shopfront Hammond Lane

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GL02	GLASS CLEAR
GL03	GLASS DARK
GL04	GLASS BRONZE
LV01	ALUMINIUM LOUVER LIGHT COLOR
LV02	ALUMINIUM LOUVER BRONZE COLOR
LV03	OPERABLE GLASS LOUVER
LV04	MECHANICAL LOUVER
CON01	CONCRETE DARK
CON02	CONCRETE BRONZE COLOR
CL01	METAL CLADDING LIGHT COLOR
CL02	METAL CLADDING BRONZE COLOR
BR01	BRICK TYPE 01
BR02	BRICK TYPE 02
BR03	BRICK TYPE 03
BAL01	BALUSTRADE TYPE 01
BAL02	GLASS BALUSTRADE
WMM01	WOVEM METAL MESH LIGHT COLOR / ARTWORK
WMM02	WOVEN METAL MESH BRONZE COLOR / ARTWORK
SGN	SIGNAGE

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5 Gordon Avenue
Chatswood NSW 2067

Elevation
West Elevation

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
Add Info - 3003

Rev
05

For Approval

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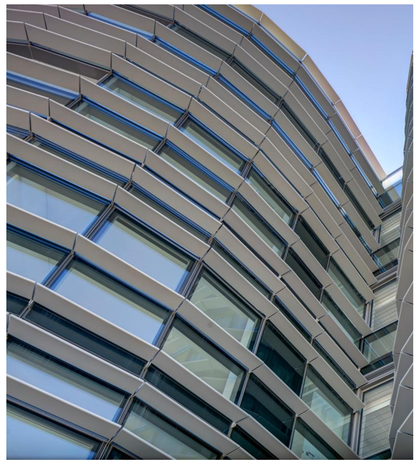

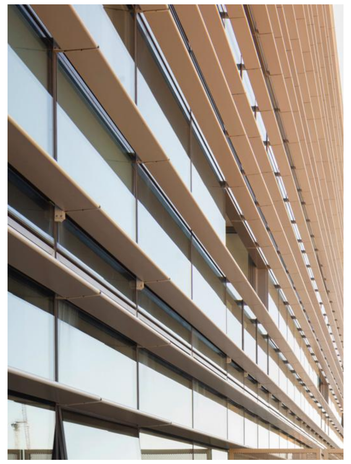
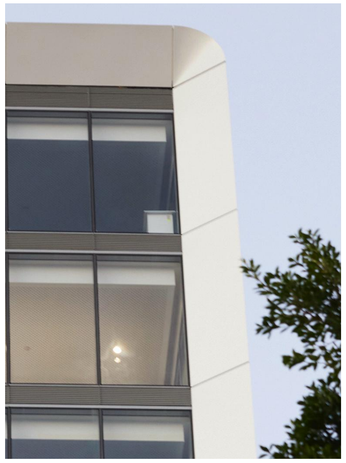

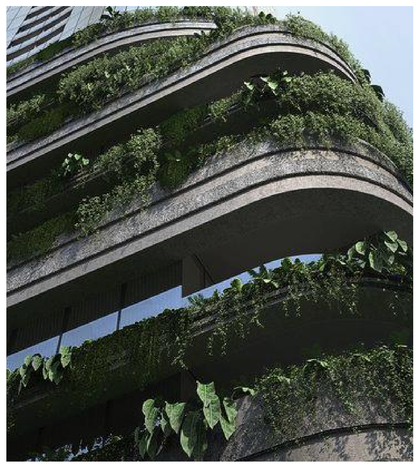
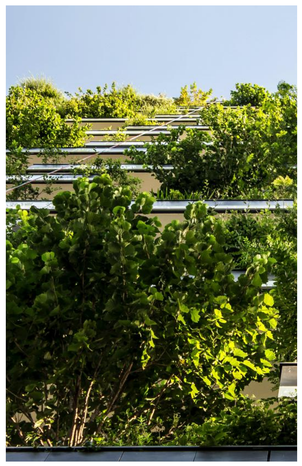

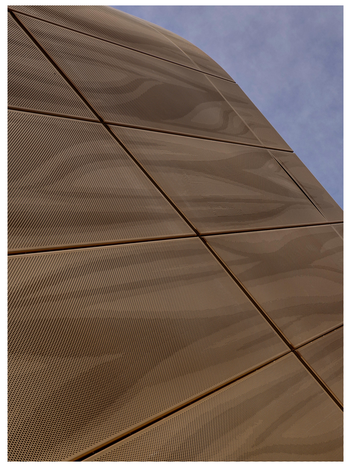

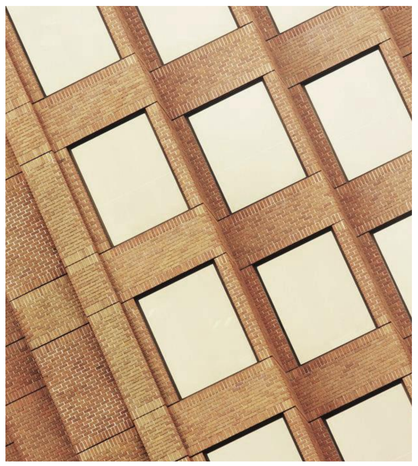

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Legend

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5-9 Gordon Avenue Chatswood

Elevations	**Scale**
Materials Board	No Scale @ B1
Project Code	**First Issued**
LFD5G	24/05/23
Sheet No.	**Rev**
3004	D

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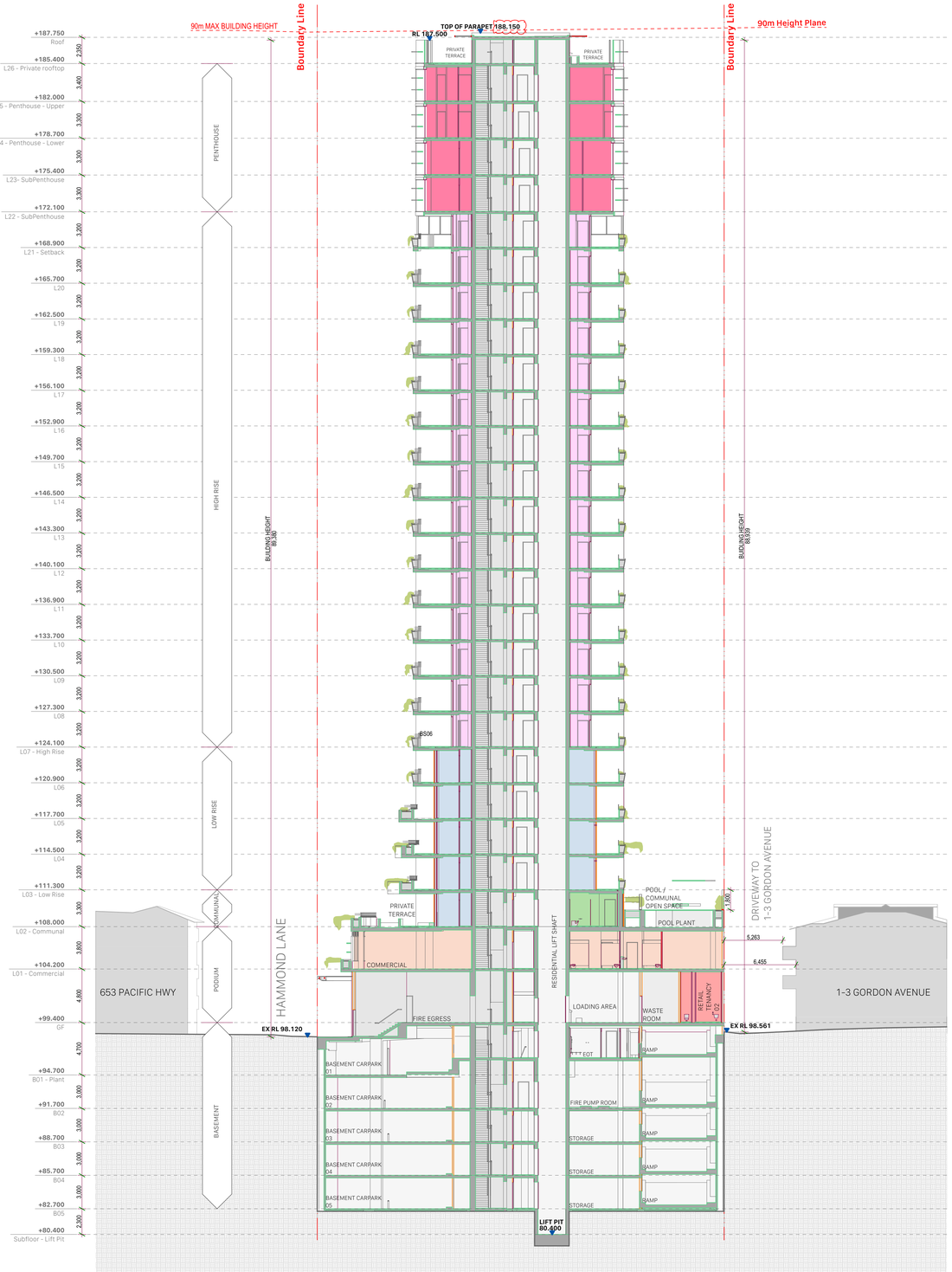

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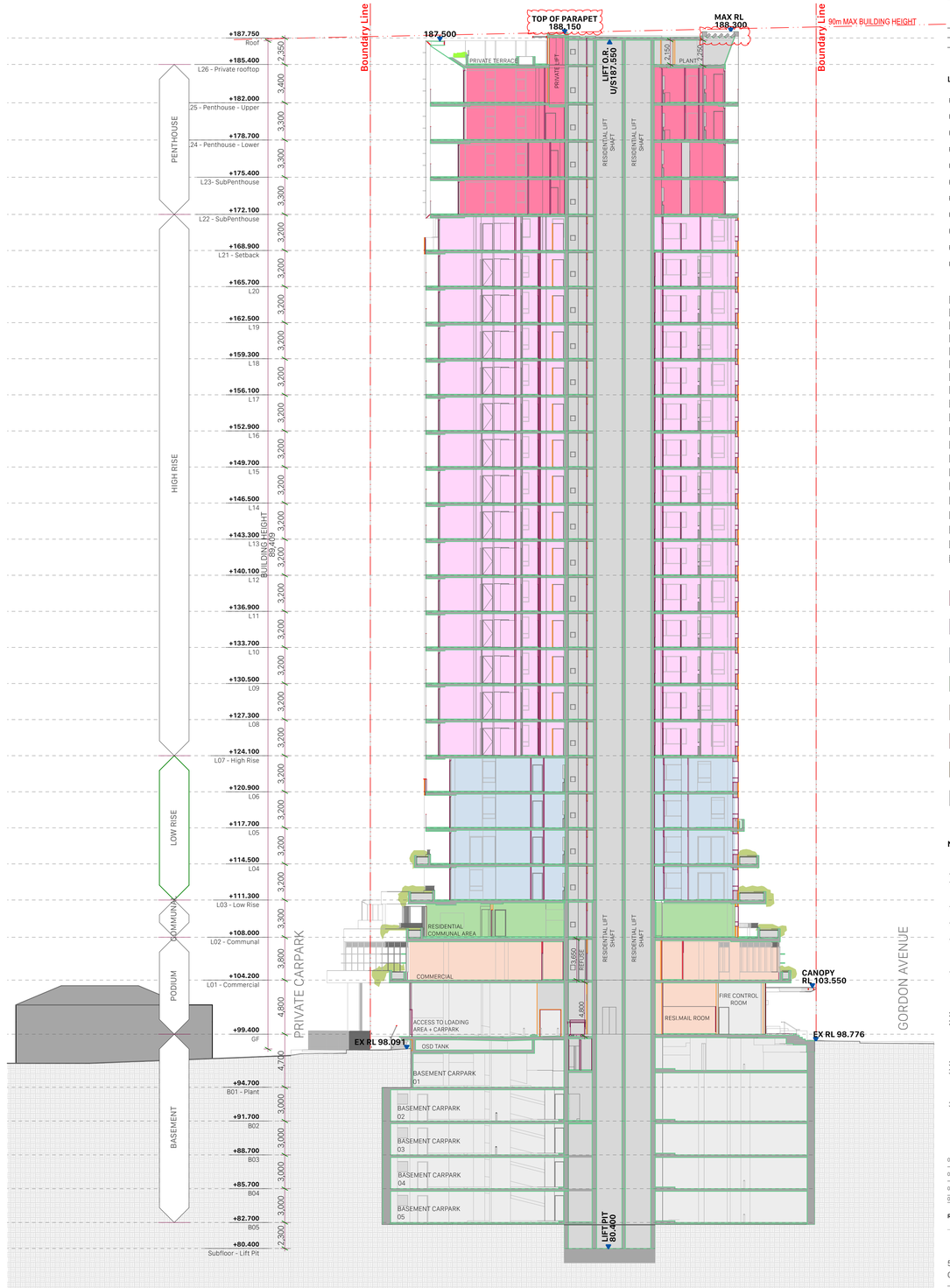

2 SECTION Section
1:200

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0 1 2 5m

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Legend

FT01 -	Light brick High Rise
FT02 -	Dark brick Low Rise
FT03 -	Balcony clear glass balustrade
FT04 -	Stand-alone planter
FT05A -	Maintenance area planter
FT05B -	Recessed planter
FT06 -	Clear Glazed facade
FT07 -	Dark Glazed facade with upstand
FT08 -	Podium facade
FT09A -	Retail shopfront Gordon Avenue
FT09B -	Retail shopfront Hammond Lane

GL01	GLASS CLEAR WITH INSULATED BACK PAN
GL02	GLASS CLEAR
GL03	GLASS DARK
GL04	GLASS BRONZE
LV01	ALUMINIUM LOUVER LIGHT COLOR
LV02	ALUMINIUM LOUVER BRONZE COLOR
LV03	OPERABLE GLASS LOUVER
LV04	MECHANICAL LOUVER
CON01	CONCRETE DARK
CON02	CONCRETE BRONZE COLOR
CL01	METAL CLADDING LIGHT COLOR
CL02	METAL CLADDING BRONZE COLOR
BR01	BRICK TYPE 01
BR02	BRICK TYPE 02
BR03	BRICK TYPE 03
BAL01	BALUSTRADE TYPE 01
BAL02	GLASS BALUSTRADE
WMM01	WOVEN METAL MESH LIGHT COLOR / ARTWORK
WMM02	WOVEN METAL MESH BRONZE COLOR / ARTWORK
SGN	SIGNAGE

PENTHOUSE
HIGHRISE
LOWRISE
COMMUNAL
COMMERCIAL
RETAIL
RESIDENTIAL LOBBY
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Rev	Date	Description	By	Chk
04	24/11/2023	FOR APPROVAL - Council's RFI	AJR	
03	22/11/2023	FOR APPROVAL - Council's RFI	AJR	
02	2/11/2023	For Approval - Council's RFI	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Section
Section AA & BB

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
19/10/2023

Sheet No.
Add Info - 4000

Rev
04

For Approval

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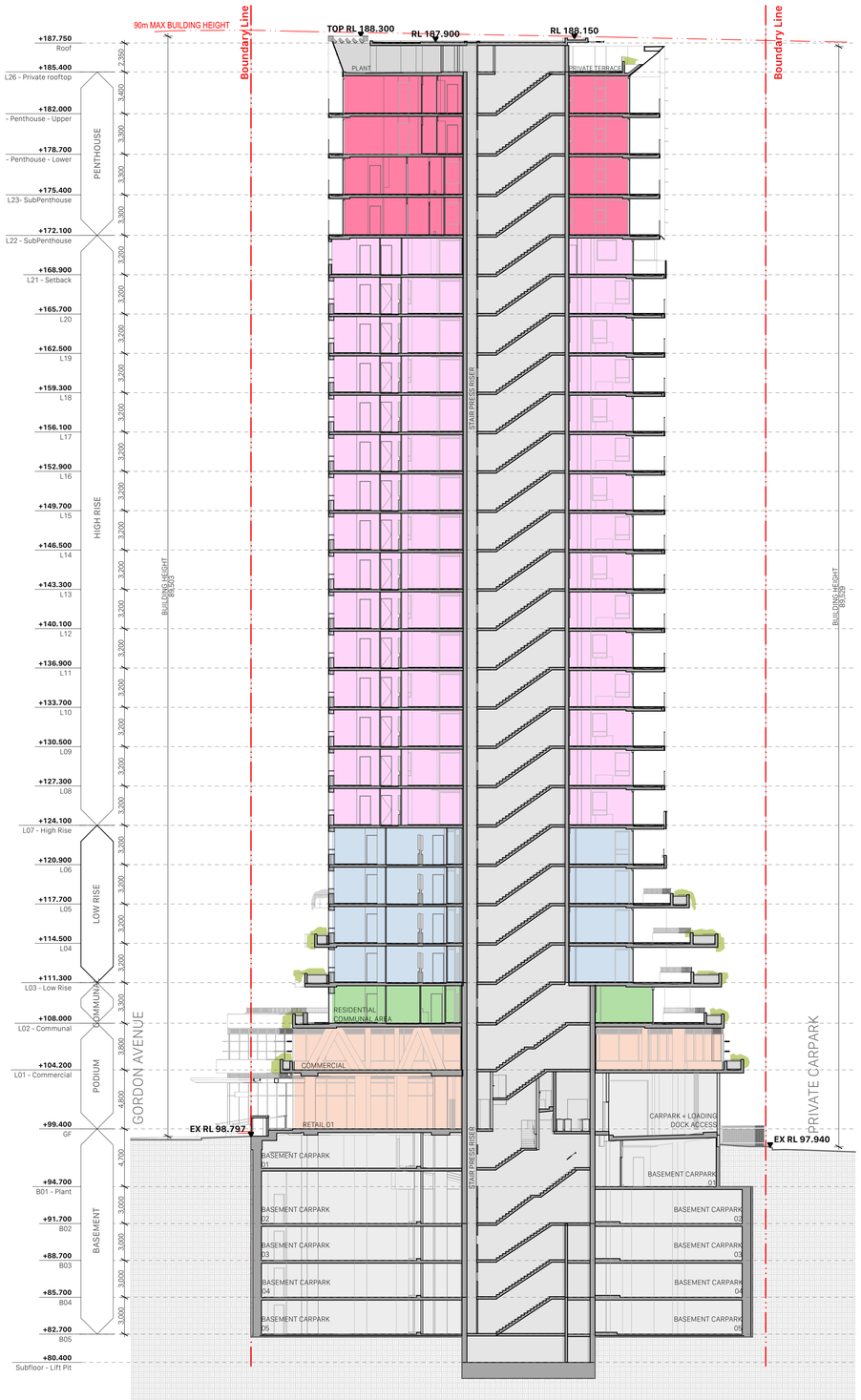
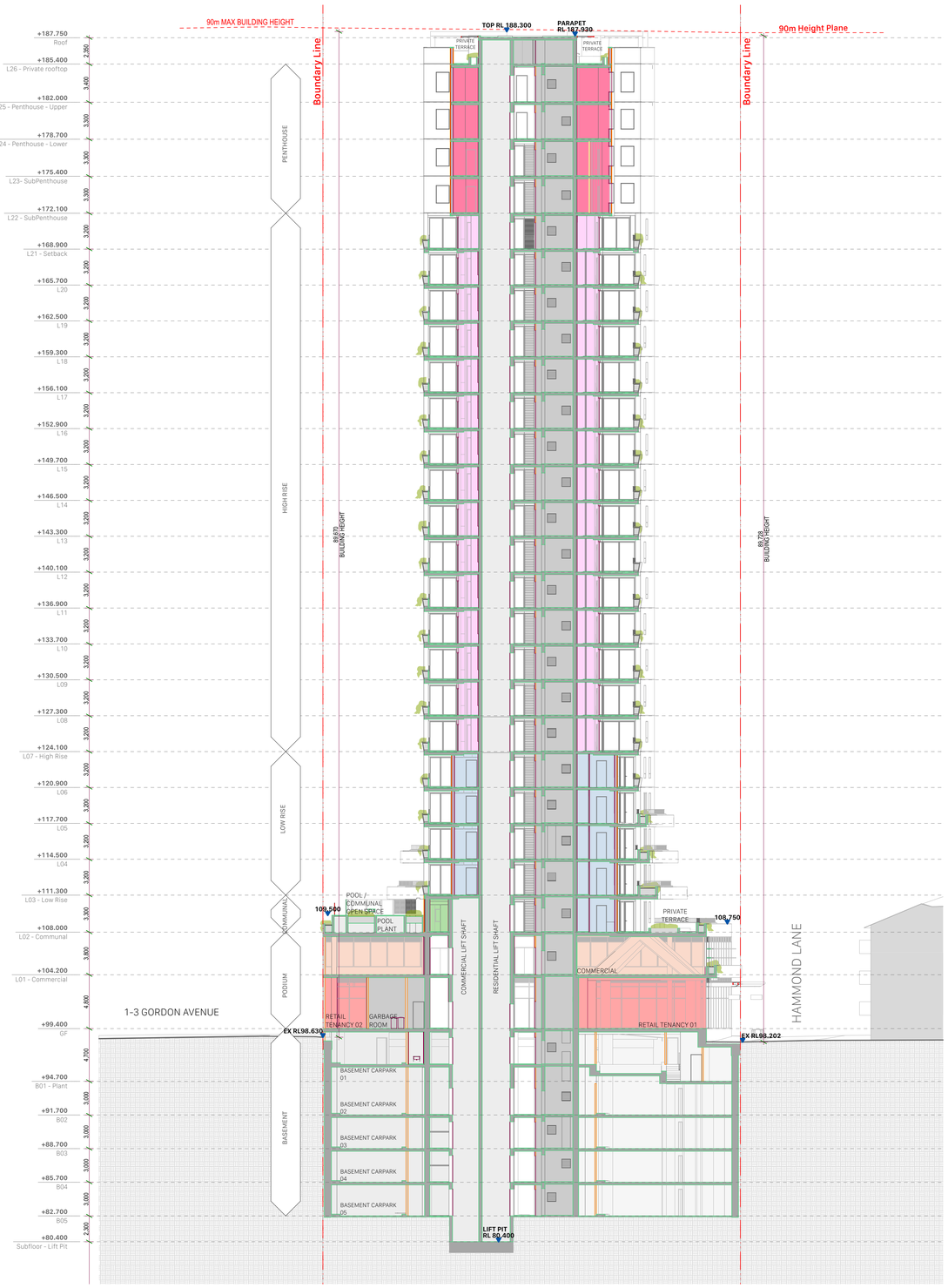


1 SECTION Section
1:200



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0 1 2 5m

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02	22/11/2023	FOR APPROVAL - Council's RFI	AJR	
01	2/11/2023	For Approval - Council's RFI	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Section Section CC DD
Scale 1:100 @ B1

Project Code LFD5G
First Issued 2/11/2023

Sheet No. Add Info - 4001
Rev 03

For Approval

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PROJECT YIELD

Site Area	1522 m2
Zoning	MU1 Mixed-use
Allowable FSR	6.0:1
Allowable GFA	9132 m2
Achieved FSR (excluding parking)	5.99:1
Achieved GFA (excluding parking)	**9,109.84 m²**
Achieved FSR (including parking)	6.42:1
Achieved GFA (including parking)	**9,778.70 m²**

APARTMENT YIELD	Quantity	
APT. 1BED	4	6 %
APT. 2BED	19	30 %
APT. 3BED	34	53 %
APT. 4BED	5	8 %
APT. PENTHOUSE	2	3 %
	64	100 %

COMMUNAL OPEN SPACE	**Area**
RESI. COMMUNAL OUTDOOR AREA	33.74
RESI. COMMUNAL OUTDOOR GYM	92.09
RESI. COMMUNAL POOL AREA	253.67
	379.50 m²

25% of site area

DEEP SOIL	**Area**
3M DEEP LANDSCAPED AREA	43.92
DEEP SOIL	57.47
	101.39 m²

6.5 % of site area

PLANTER	**624.38**
	624.38 m²

41 % of site area

ADG CRITERIA

	Compliant
Building Separation	Compliant
Apartment Internal Area	Compliant
Apartment Private open Areas	Compliant
Apartment Private open Areas	Compliant
Apartment achieving >2h sun	Compliant
Cross Ventilation	n/a
South Facing	n/a
No Sun	Compliant
Storage - Internal Apartment	Compliant
Storage - Basement Cage	Compliant
Ceiling Heights	Compliant
Apartment Depths	

Car parking Yield

Residential component of shop top housing

Parking Rate (Maximum)	0,5 space / dwelling + 1 Visitor / 7 dwellings
Required spaces	*41 : 32 Resident spaces + 9 Visitor spaces*
Proposed spaces	*73 : 64 residents spaces + 9 Visitor spaces*
Excess Spaces	*32*

Office and business premises

Parking Rate (Maximum)	1 space / 400m2
Required spaces	*2 spaces*
Proposed spaces	*10 spaces*
Excess Spaces	*8 spaces*

Retail premises

Parking Rate (Maximum)	1 space / 70m2
Required spaces	*5 spaces*
Proposed spaces	*16 spaces*
Excess Spaces	*11 spaces*

Total	
Required spaces	**48 spaces**
Proposed spaces	**99 spaces**
Excess Spaces	**51 spaces**

08.0001

Motorbike

Parking Rate	1 space / 20 car bays + 1 visitor / 10 spaces
Required spaces	*5 + 1visitor*
Proposed spaces	*6 spaces*
Excess Spaces	*0 spaces*

Gross Floor Area (WCC LEP 2019)

GFA 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—
(i) storage, and
(ii) vehicular access, loading areas, garbage and services, and
(f) plant rooms, lift towers and other areas used exclusively for mechanical services or ducting, and
(g) car parking to meet any requirements of the consent authority (including access to that car parking), and
(h) any space used for the loading or unloading of goods (including access to it), and
(i) terraces and balconies with outer walls less than 1.4 metres high, and
(j) voids above a floor at the level of a storey or storey above.

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0 1 2 5m

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Legend

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08	7/5/2024	FOR APPROVAL - COUNCIL RFI #2 - EXISTING TREES 08.0001 Change	AJR	
07	30/4/2024	FOR APPROVAL - COUNCIL RFI #2 - CARPARKING GFA	AJR	
06	18/4/2024	FOR APPROVAL - COUNCIL RFI #2 - Motorbike	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Yield Analysis
Development Yield Analysis

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
10/11/2023

Sheet No.
ADD INFO - 5000

Rev
08

For Approval

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AREA SCHEDULES

RESIDENTIAL GFA

Level :	RL (AHD)	Category	GFA
GF			
	99,400	RESIDENTIAL	
			105.64 m²
L02 - Communal			
	108,000	RESIDENTIAL	
			238.59 m²
L03 - Low Rise			
	111,350	RESIDENTIAL	
			319.55 m²
L04			
	114,550	RESIDENTIAL	
			319.55 m²
L05			
	117,750	RESIDENTIAL	
			319.55 m²
L06			
	120,950	RESIDENTIAL	
			319.55 m²
L07 - High Rise			
	124,100	RESIDENTIAL	
			319.16 m²
L08			
	127,300	RESIDENTIAL	
			319.16 m²
L09			
	130,500	RESIDENTIAL	
			319.16 m²
L10			
	133,700	RESIDENTIAL	
			319.16 m²
L11			
	136,900	RESIDENTIAL	
			319.16 m²
L12			
	140,100	RESIDENTIAL	
			319.16 m²
L13			
	143,300	RESIDENTIAL	
			319.16 m²
L14			
	146,500	RESIDENTIAL	
			319.16 m²
L15			
	149,700	RESIDENTIAL	
			319.16 m²
L16			
	152,900	RESIDENTIAL	
			319.16 m²
L17			
	156,100	RESIDENTIAL	
			319.16 m²
L18			
	159,300	RESIDENTIAL	
			319.16 m²
L19			
	162,500	RESIDENTIAL	
			319.16 m²
L20			
	165,700	RESIDENTIAL	
			319.16 m²
L21 - Setback			
	168,900	RESIDENTIAL	
			322.90 m²
L22 - SubPenthouse			
	172,100	RESIDENTIAL	
			309.26 m²
L23- SubPenthouse			
	175,400	RESIDENTIAL	
			309.26 m²
L24 - Penthouse - Lower			
	178,700	RESIDENTIAL	
			308.42 m²
L25 - Penthouse - Upper			
	182,000	RESIDENTIAL	
			308.65 m²
L26 - Private rooftop			
	185,400	RESIDENTIAL	
			4.94 m²
		RESIDENTIAL GFA	**7,654.10 m²**

COMMERCIAL GFA

Level :	RL (AHD)	Category	GFA
B01 - Plant			
	94,700	COMMERCIAL (END-OF-TRIP FACILITIES	
			50.99 m²
GF			
	99,400	COMMERCIAL (RETAIL PREMISES)	
			371.74 m²
L01 - Commercial			
	104,200	COMMERCIAL (OFFICE /BUSINESS PREMISES)	
			1,033.01 m²
		COMMERCIAL GFA	**1,455.74 m²**

RESIDENTIAL GFA	**7,654.10 m²**	**(84.02%)**
COMMERCIAL GFA	**1,455.74 m²**	**(15.98%)**
TOTAL GFA Excluding carparking	**9,109.84 m²**	**(100%)**

CARPARKING GFA

Level :	RL (AHD)	Category	GFA
B05			
	82,700	CARPARK	
			285.11 m²
B04			
	85,700	CARPARK	
			304.55 m²
B03			
	88,700	CARPARK	
			79.20 m²
			668.86 m²

06.0001

TOTAL GFA Excluding carparking	**9,109.84 m²**	**(100%)**
Carparking GFA	**668.86 m²**	**(7.3%)**
TOTAL GFA Residential + Commercial + Car parking	**9,791.66 m²**	**(107.3%)**

CARPARK + LOADING DOCK

Level	RL (AHD)	Category	AREA
Basement 5			
	82,700	CARPARK	
			1,038.4m2
Basement 4			
	85,700	CARPARK	
			1,118.3m2
Basement 3			
	88,700	CARPARK	
			1,118.3m2
Basement 2			
	91,700	CARPARK	
			1,106.4m2
Basement 1			
	94,700	CARPARK	
			868.1m2
Ground Floor			
	99,400	LOADING	
			323.4m2
		CARPARK + LOADING DOCK	5,572.9m2

APARTMENT LIST - GFA

LEVEL	APARTMENT NUMBER	APARTMENT TYPE	GFA
L02 - Communal			
	0201	APT. 4BED	141.61
			141.61 m²
L03 - Low Rise			
	0301	APT. 4BED	140.49
	0302	APT. 2BED	92.37
	0303	APT. 1BED	62.88
			295.74 m²
L04			
	0401	APT. 4BED	140.40
	0402	APT. 2BED	92.58
	0403	APT. 1BED	62.58
			295.56 m²
L05			
	0501	APT. 4BED	140.97
	0502	APT. 2BED	92.72
	0503	APT. 1BED	62.03
			295.72 m²
L06			
	0601	APT. 4BED	140.39
	0602	APT. 2BED	92.50
	0603	APT. 1BED	60.83
			293.72 m²
L07 - High Rise			
	0701	APT. 3BED	101.37
	0702	APT. 3BED	106.34
	0703	APT. 2BED	85.28
			292.99 m²
L08			
	0801	APT. 3BED	100.82
	0802	APT. 3BED	106.34
	0803	APT. 2BED	85.45
			292.61 m²
L09			
	0901	APT. 3BED	100.77
	0902	APT. 3BED	106.38
	0903	APT. 2BED	85.45
			292.60 m²
L10			
	1001	APT. 3BED	100.77
	1002	APT. 3BED	106.38
	1003	APT. 2BED	85.45
			292.60 m²
L11			
	1101	APT. 3BED	100.77
	1102	APT. 3BED	106.38
	1103	APT. 2BED	85.45
			292.60 m²
L12			
	1201	APT. 3BED	100.77
	1202	APT. 3BED	106.38
	1203	APT. 2BED	85.45
			292.60 m²
L13			
	1301	APT. 3BED	100.77
	1302	APT. 3BED	106.38
	1303	APT. 2BED	85.45
			292.60 m²

LEVEL	APARTMENT NUMBER	APARTMENT TYPE	GFA
L14			
	1401	APT. 3BED	100.77
	1402	APT. 3BED	106.38
	1403	APT. 2BED	85.45
			292.60 m²
L15			
	1501	APT. 3BED	100.77
	1502	APT. 3BED	106.38
	1503	APT. 2BED	85.45
			292.60 m²
L16			
	1601	APT. 3BED	100.77
	1602	APT. 3BED	106.38
	1603	APT. 2BED	85.45
			292.60 m²
L17			
	1701	APT. 3BED	100.77
	1702	APT. 3BED	106.38
	1703	APT. 2BED	85.45
			292.60 m²
L18			
	1801	APT. 3BED	100.77
	1802	APT. 3BED	106.38
	1803	APT. 2BED	85.45
			292.60 m²
L19			
	1901	APT. 3BED	100.77
	1902	APT. 3BED	106.38
	1903	APT. 2BED	85.45
			292.60 m²
L20			
	2001	APT. 3BED	100.77
	2002	APT. 3BED	106.36
	2003	APT. 2BED	85.47
			292.60 m²
L21 - Setback			
	2101	APT. 3BED	103.08
	2102	APT. 3BED	107.95
	2103	APT. 2BED	86.05
			297.08 m²
L22 - SubPenthouse			
	2201	APT. 3BED	137.25
	2202	APT. 3BED	147.47
			284.72 m²
L23- SubPenthouse			
	2301	APT. 3BED	137.25
	2302	APT. 3BED	147.39
			284.64 m²
L24 - Penthouse - Lower			
	2401	APT. PENTHOUSE	291.78
			291.78 m²
L25 - Penthouse - Upper			
	2501	APT. PENTHOUSE	288.97
			288.97 m²
L26 - Private rooftop			
	2401	RESIDENTIAL AREA	2.63
	2501	RESIDENTIAL AREA	2.25
			4.88 m²
		TOTAL NSA	**6,871.22 m²**

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0 1 2 5m

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Rev	Date	Description	By	Chk
06	30/4/2024	FOR APPROVAL - COUNCIL RFI #2 - CARPARKING GFA 06.0001 Change	AJR	
05	18/4/2024	FOR APPROVAL - COUNCIL RFI #2 - Motorbike	AJR	
04	18/4/2024	FOR APPROVAL - COUNCIL RFI #2 - GFA	AJR	
03	24/11/2023	FOR APPROVAL - Councils RFI	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Yield Analysis
Area Schedules

Scale
1:100 @ B1

Project Code
LFD5G

First Issued
10/11/2023

Sheet No.
ADD INFO - 5001

Rev
06

For Approval

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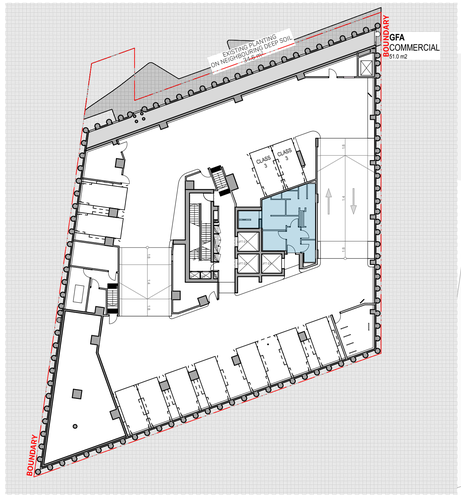
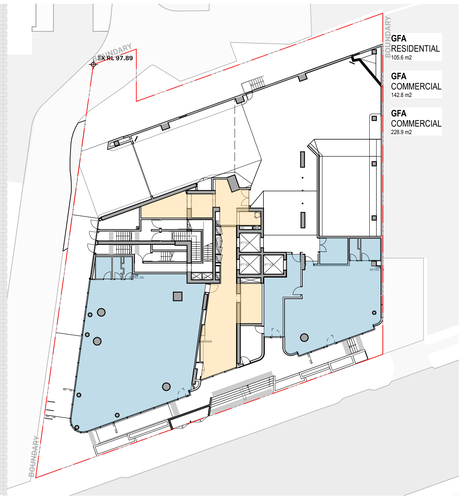


B01 - GFA
1:300



Ground Floor - GFA
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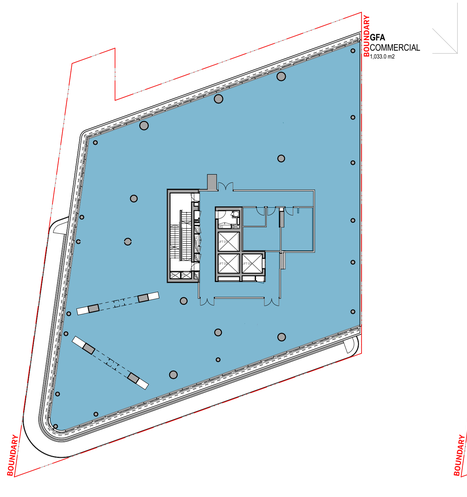

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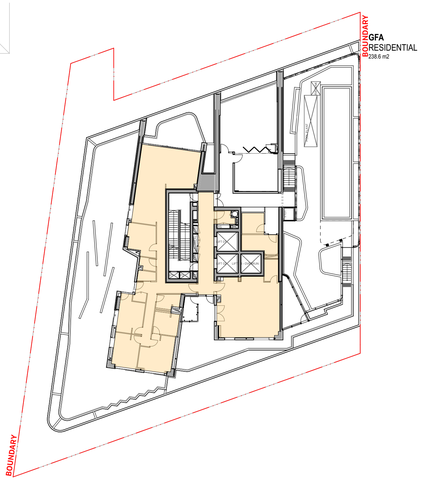

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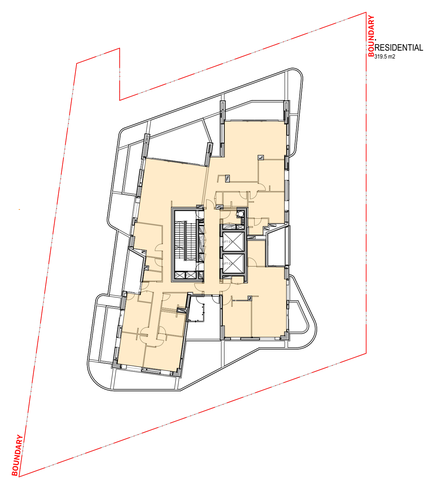

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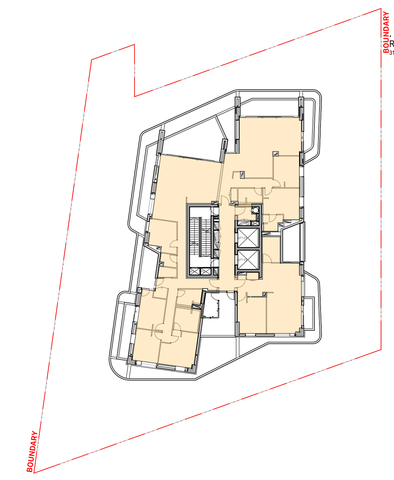

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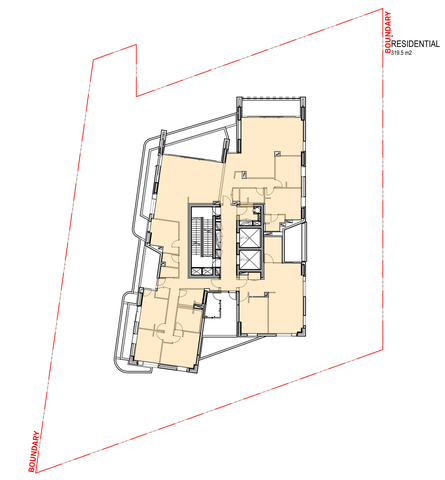

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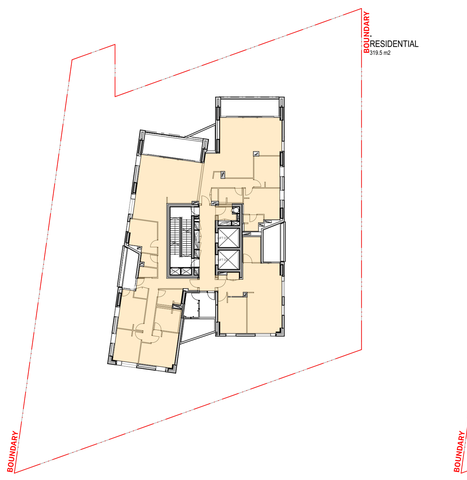

L06 - GFA
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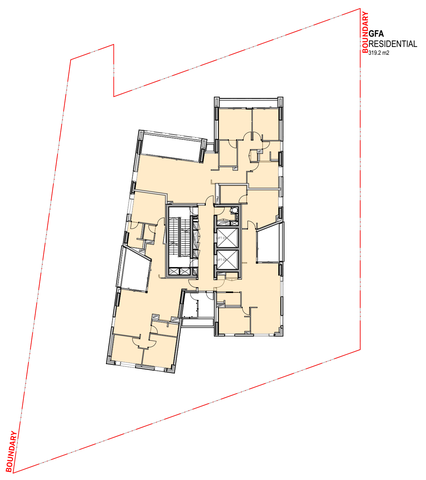

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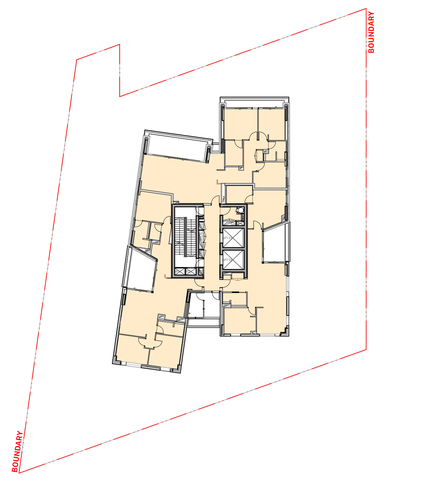
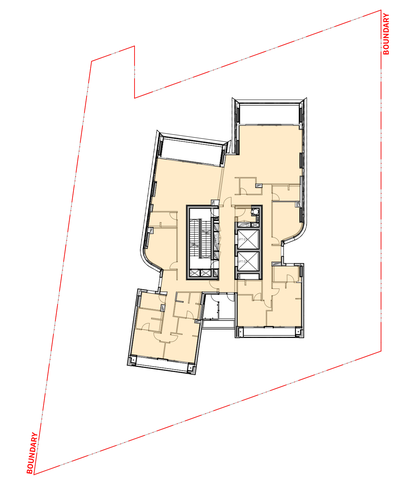
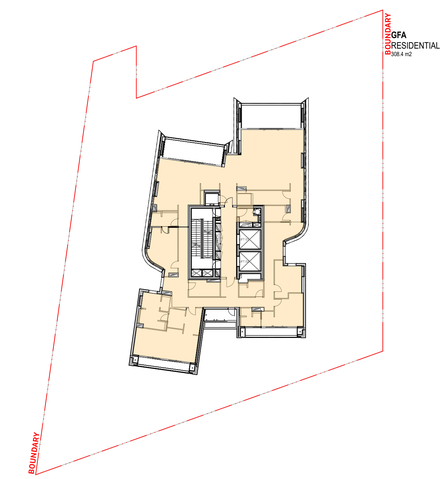


L21 - GFA (Setback level)
1:300



L22 & L23 - GFA (Subpenthouse)
1:300



L24 - GFA (Penthouse Lower)
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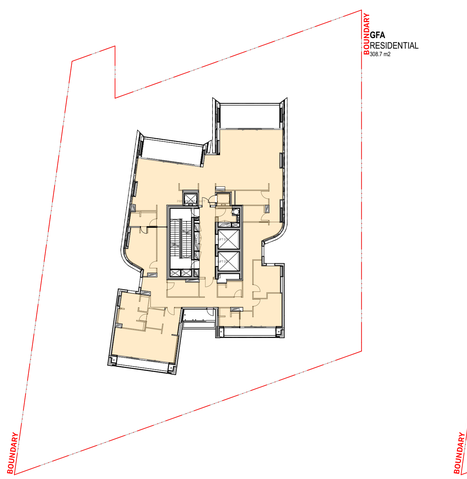

L25 - GFA (Penthouse Upper)
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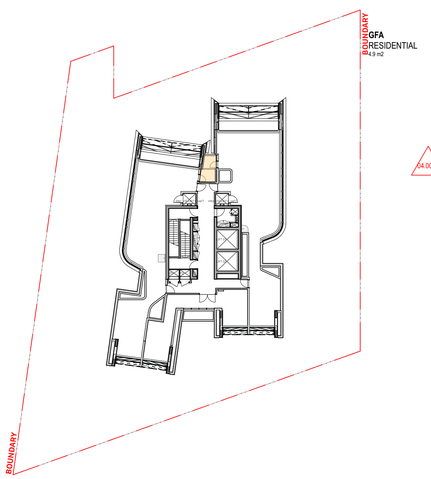

L26 - GFA (Private rooftop)
1:300

GFA DIAGRAMS

Proposed Residential GFA	**7,654.10 m²**
Proposed commercial GFA	**1,455.74 m²**
Residential + Commercial GFA	**9,109.84 m²**
Proposed carparking GFA	**668.86 m²**
combined Residential + Commercial + Car parking GFA	**9,778.70 m²**

04.0001

fjcstudio
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General notes
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- All levels relative to 'Australian Height Datum'.
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Legend

RESIDENTIAL GFA

COMMERCIAL GFA

CARPARKING GFA

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02	18/4/2024	FOR APPROVAL - COUNCIL RFI #2 - Motorbike	AJR	

HAMMOND GREENS
Australia
5 Gordon Avenue
Chatswood NSW 2067

Yield Analysis
GFA Plan

Scale
1:300 @ B1

Project Code
LFD5G

First Issued
18/4/2024

Sheet No.
5010

Rev
04

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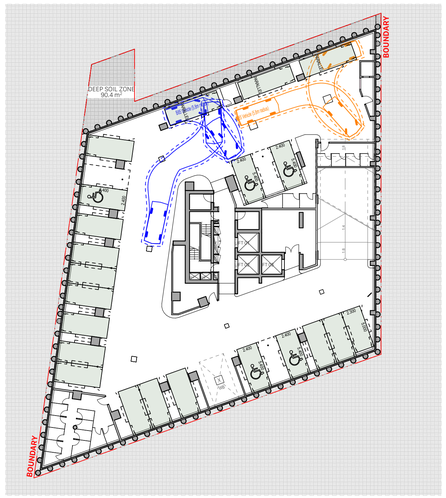

B05 - GFA
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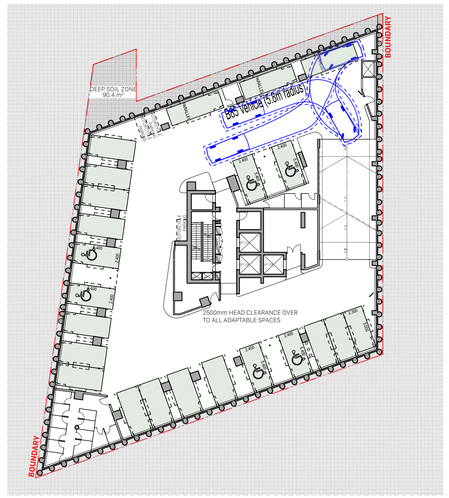

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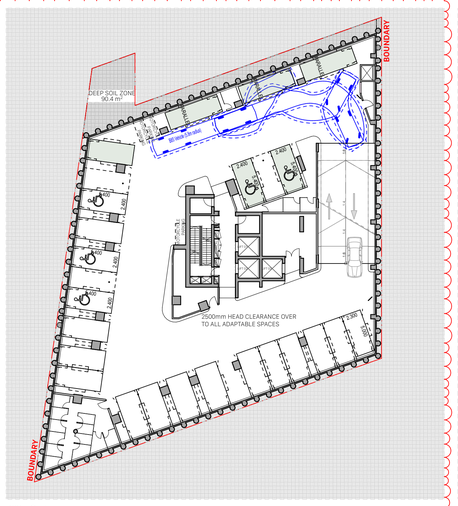

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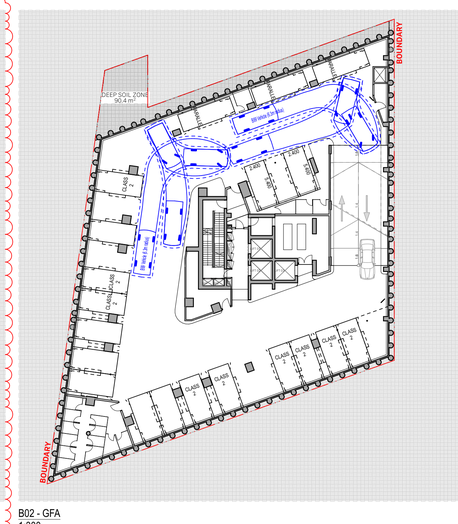

B02 - GFA
1:300

04.0001

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04.0002

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Legend

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HAMMOND GREENS
Australia
5 Gordon Avenue
Chatswood NSW 2067

Yield Analysis
GFA Plan (carparking)

Scale
1:300 @ B1

Project Code
LFD5G

First Issued
18/4/2024

Sheet No.
5011

Rev
04

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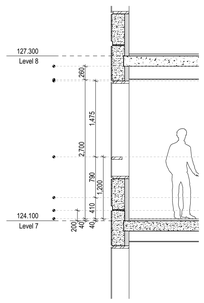
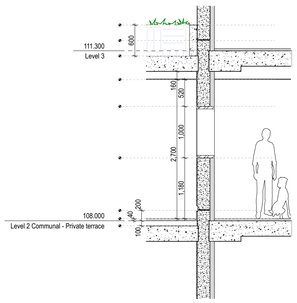


1 DETAIL FT01 Brick Light High Rise Detail
1:50



2 DETAIL FT02 Brick Dark Detail
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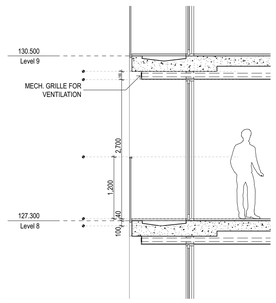
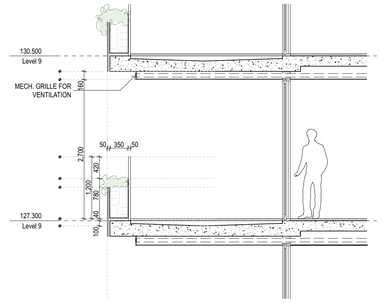


3 DETAIL FT03 Balcony Clear Glass Condition NS
1:50



4 DETAIL FT04 Stand Alone Planter EW
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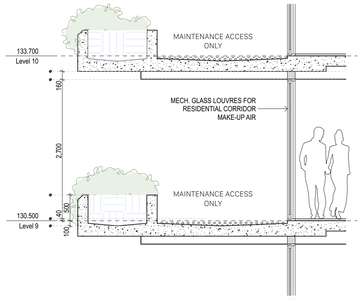

5 DETAIL FT05A Maintenance Area Planter South
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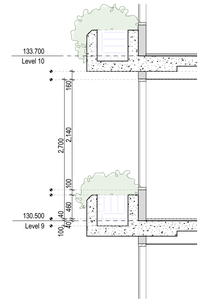

6 DETAIL FT05B Recessed Planter North
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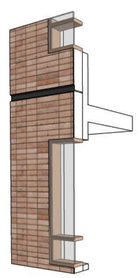

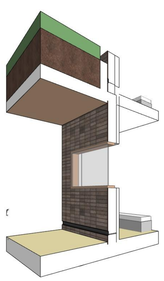

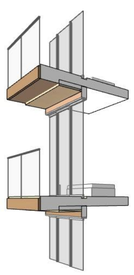

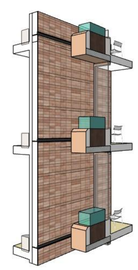

7 DETAIL FT06 Curtain Wall
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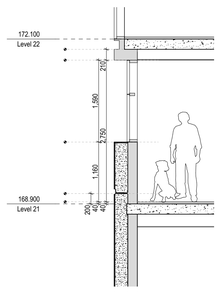

8 DETAIL FT07 Window Wall
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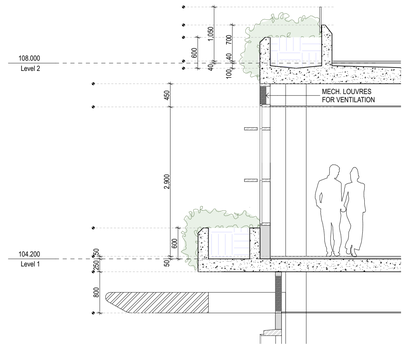

8 DETAIL FT08 Podium Facade
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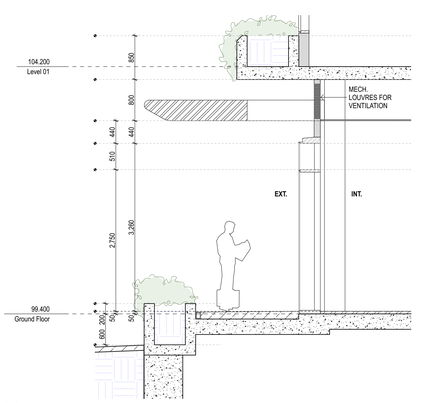

10 DETAIL FT09A Retail Shopfront Gordon Avenue
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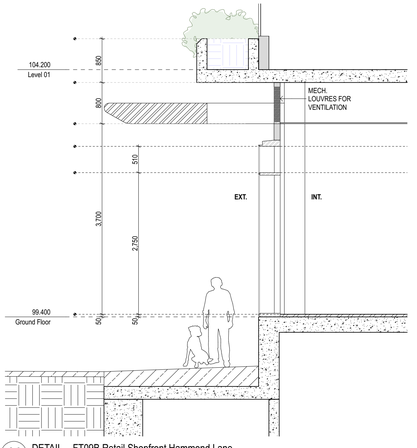

11 DETAIL FT09B Retail Shopfront Hammond Lane
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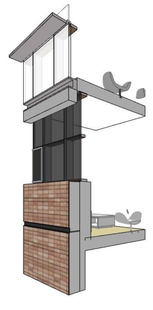

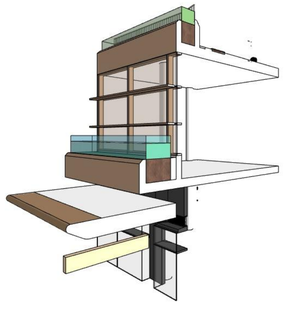

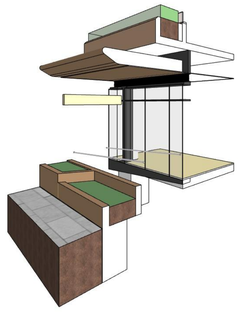

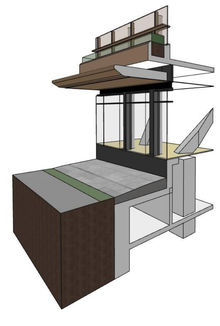

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formerly fjmtstudio

0 0.5 1.0 2.0m

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Legend

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5-9 Gordon Avenue Chatswood

Details	**Scale**
Facade Types	1:50 @ B1
Project Code	**First Issued**
LFD5G	24/05/23
Sheet No.	**Rev**
6000	D

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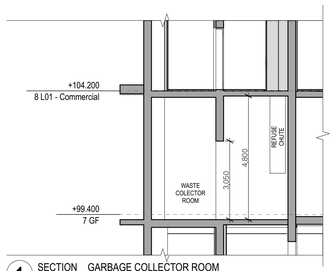
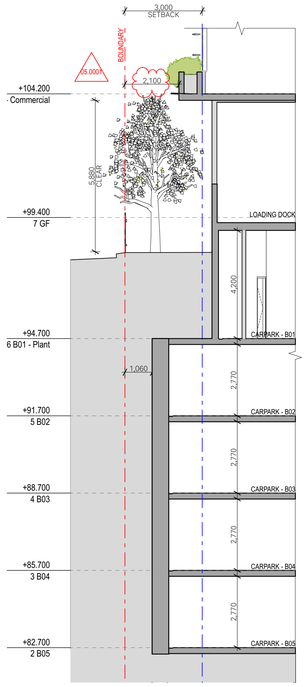


1 SECTION GARBAGE COLLECTOR ROOM
1:100



2 PLAN CARPARK HEADROOM 01
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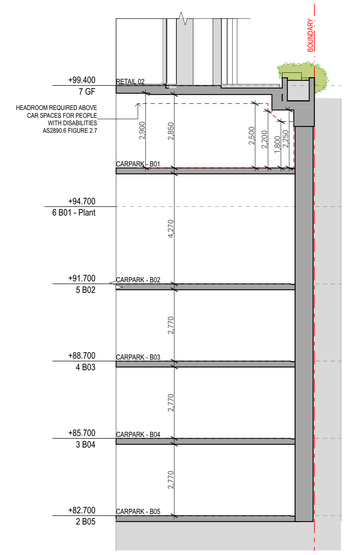

3 PLAN CARPARK HEADROOM 02
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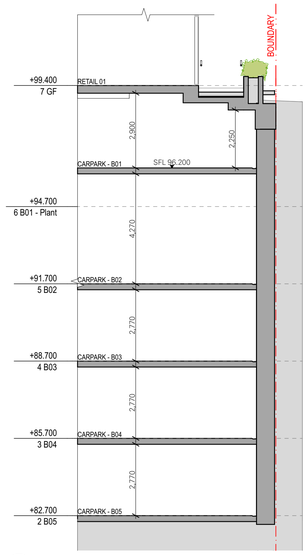

4 PLAN CARPARK HEADROOM 03
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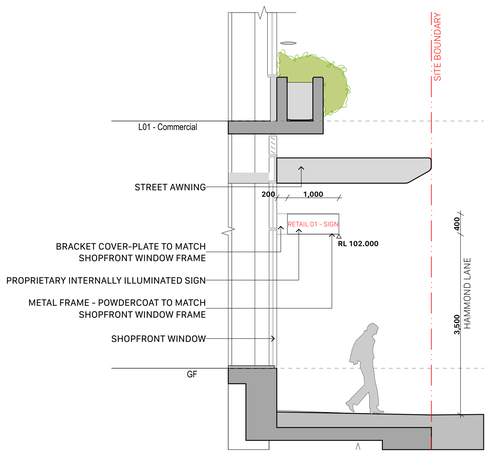
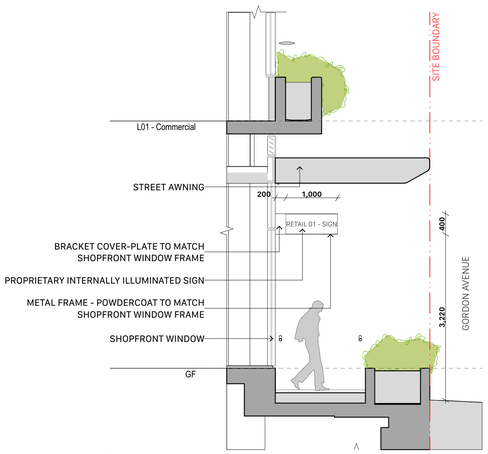
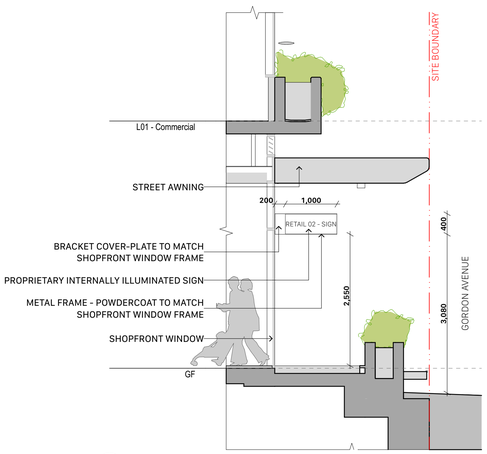


5 DETAIL SIGN 01
1:50



6 DETAIL SIGN 02
1:50



7 DETAIL SIGN 03
1:50

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0 1 2 5m

General notes

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Legend

Notes

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Rev	Date	Description	By	Chk
05	16/4/2024	FOR APPROVAL - COUNCIL RFI #2 05.0001 Change	AJR	
04	24/11/2023	FOR APPROVAL - Council's RFI	AJR	
03	22/11/2023	FOR APPROVAL - Council's RFI	AJR	
02	2/11/2023	For Approval - Council's RFI	AJR	
01	19/10/2023	For Approval	AJR	

5 Gordon Avenue
Chatswood NSW 2067

Detail RFI - ADDITIONAL DETAILS
Scale 1:100 @ B1

Project Code LFD5G
First Issued 19/10/2023

Sheet No. Add Info - 6001
Rev 05

For Approval

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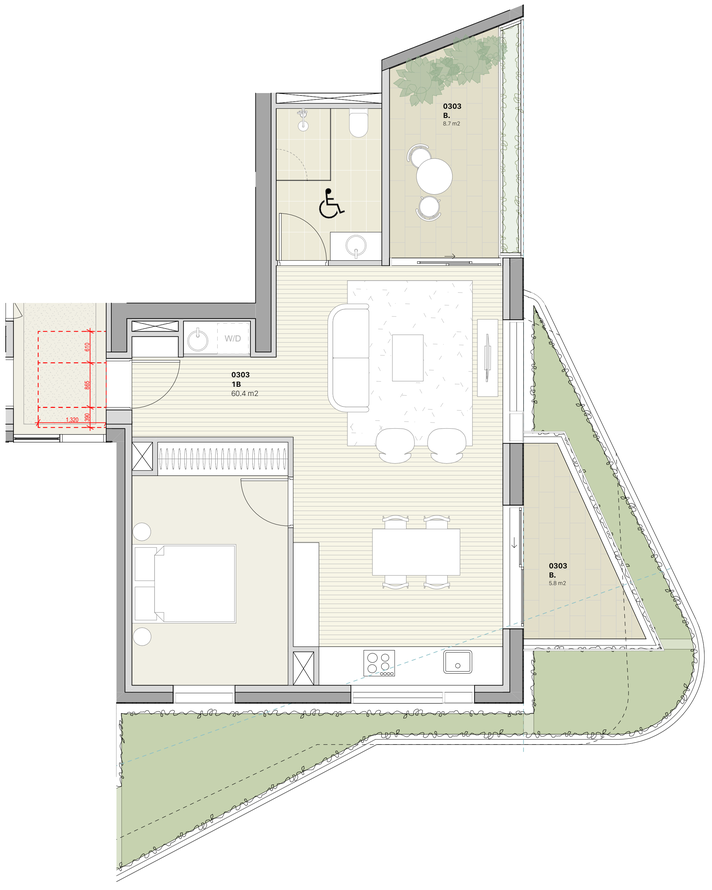
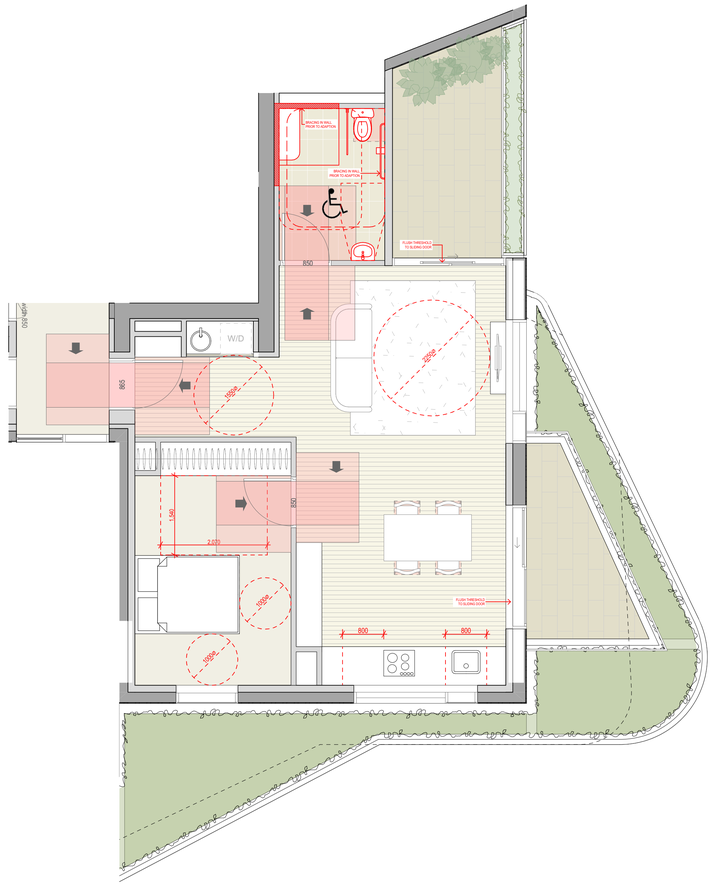
TOTAL NUMBER OF APARTMENTS	63
LOW RISE ADAPTABLE APARTMENTS	4
HIGH RISE ADAPTABLE APARTMENTS	28
TOTAL ADAPTABLE APARTMENTS	32 (50.8%)



1 PLAN A303-A603 Pre Adaptable
1:50



2 PLAN A303-A603 Post Adaptable
1:50

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0 0.5 1.0 2.0m

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Legend

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5-9 Gordon Avenue Chatswood

Adaptable Apartments
Low Rise Adaptable Apartments

Scale
1:50 @ B1

Project Code
LFD5G

First Issued
24/05/23

Sheet No.
7001

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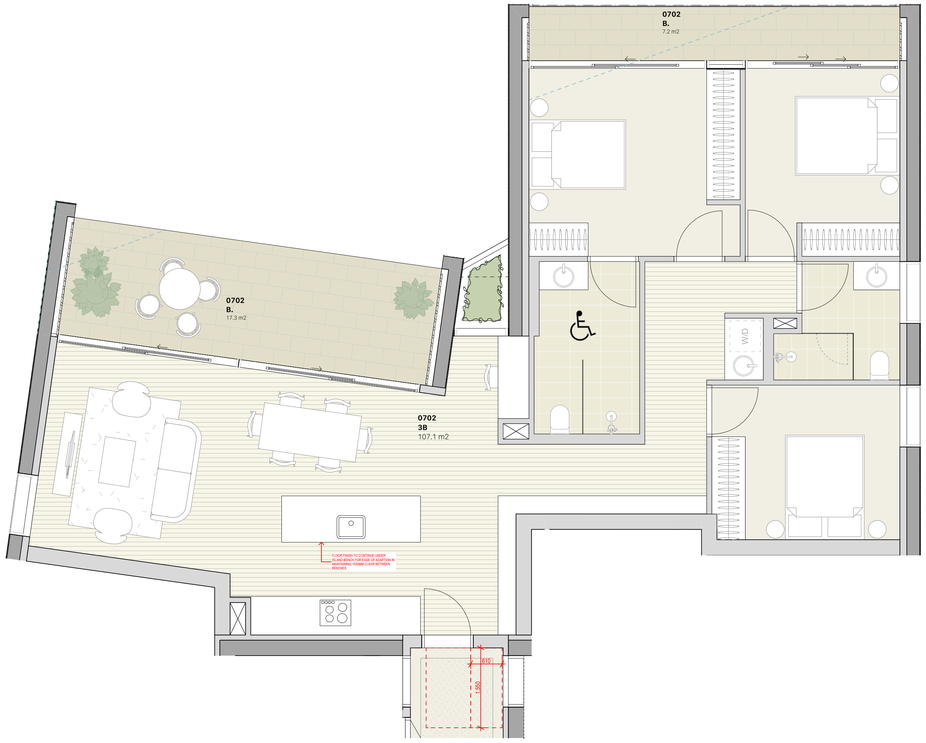

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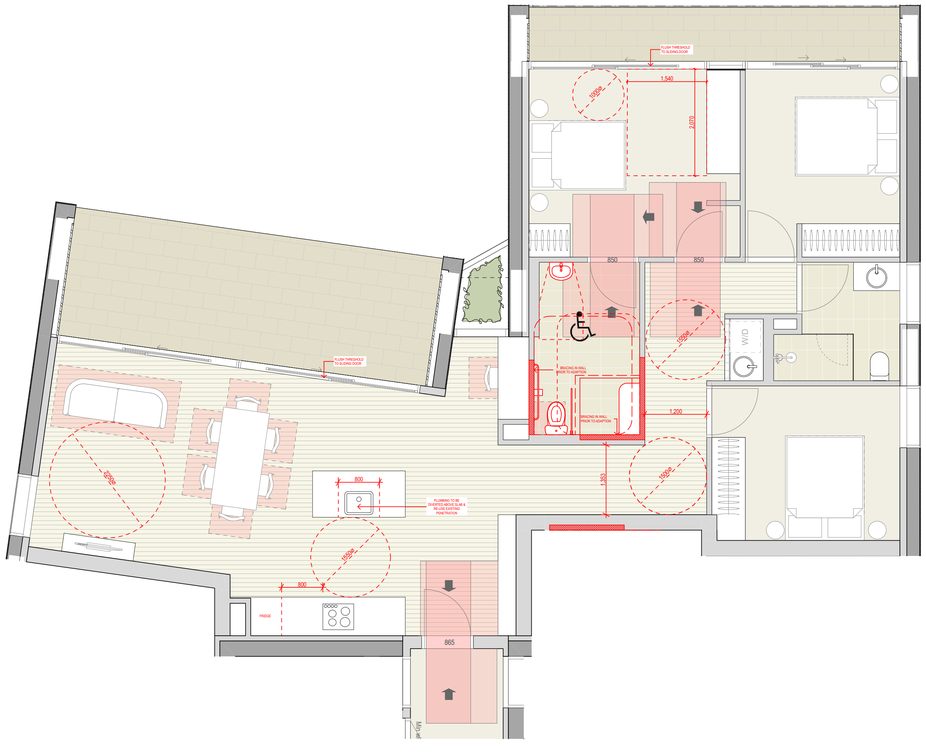

2 PLAN A702-A2002 Post Adaptable
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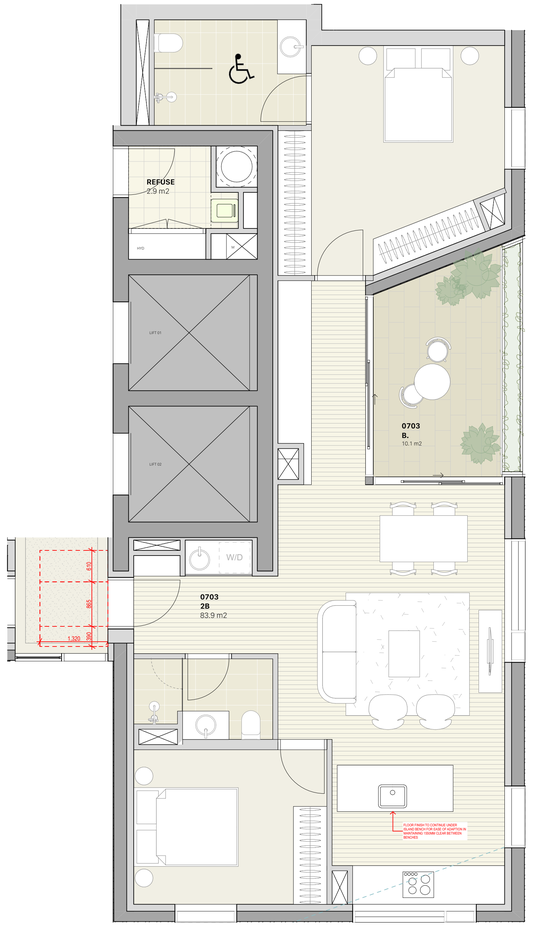

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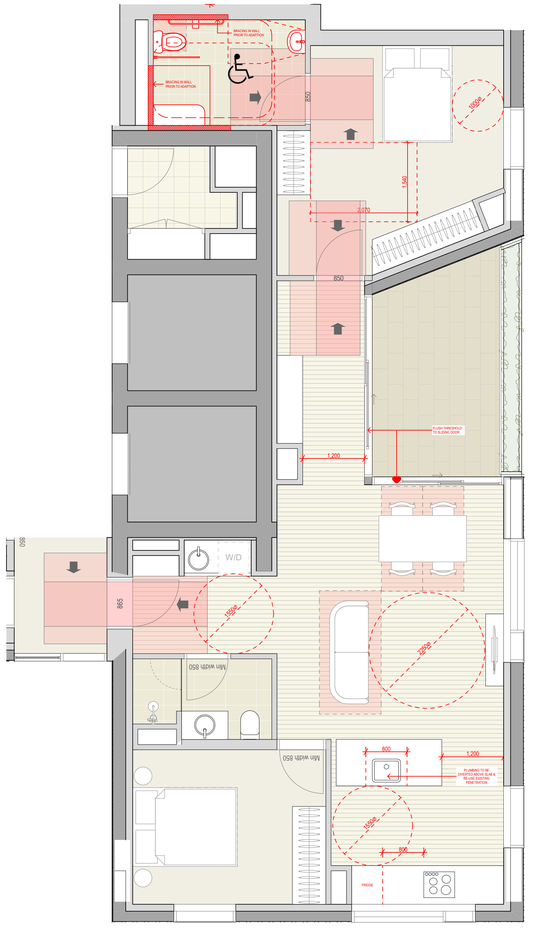

4 PLAN A703-A2003 Post Adaptable
1:50

TOTAL NUMBER OF APARTMENTS	63
LOW RISE ADAPTABLE APARTMENTS	4
HIGH RISE ADAPTABLE APARTMENTS	28
TOTAL ADAPTABLE APARTMENTS	32 (50.8%)

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0 0.5 1.0 2.0m

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Legend

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5-9 Gordon Avenue Chatswood

Adaptable Apartments
High Rise Adaptable Apartments

Scale
1:50 @ B1

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First Issued
24/05/23

Sheet No.
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Section J | List of Inclusions

Glazing Doors/Windows

Glazed windows and doors:

Group A :
Awning + bifold + casement windows + hinged glazed doors
U-value: 6.70 (equal to or lower than) SHGC: 0.57 (±10%)

Group B :
Sliding doors/windows + fixed glazing + louvred windows
U-value: 6.70 (equal to or lower than) SHGC: 0.70 (±10%)

Upgrades as per assessor certificate

Group A :
Awning + bifold + casement windows + hinged glazed doors
U-value: 4.80 (equal to or lower than) SHGC: 0.51 (±10%)

Group B :
Sliding doors/windows + fixed glazing + louvred windows
U-value: 4.80 (equal to or lower than) SHGC: 0.59 (±10%)

Given values are AFRC total window system values (glass and frame)

Note: BASIX Thermal Comfort Protocol Table 3 SHGC value of the unit should be within +/-10% of the value specified for the default window selection on the certificate.

Roof and ceiling

Concrete roof, no insulation

Plasterboard ceiling with R4.0 insulation (insulation only value) to soffit of concrete where roof or balconies are over

Plasterboard ceiling with R2.5 insulation (insulation only value) to top floor level

External Colour :
Medium (0.475 < SA < 0.7)

Ceiling Penetrations

Sealed LED downlights at a maximum of one every 2.5m² (one fitting per 5m² as an upgrade option with a note required on a the plan). Once lighting plan has been developed NatHERS certificate can be updated to improve specification.

External Wall

250mm Precast concrete internally lined with R2.5 insulation (insulation only value)

Spandrel Colour backed glass and PB with a minimum R2.5 insulation (insulation only value)

External Colour :
Medium (0.475 < SA < 0.7)

Inter-tenancy walls

Hebel no insulation required to walls between units

Walls within dwellings

Metal stud with plasterboard, no insulation required

Walls adjacent to services and stairs

200mm concrete, no insulation required

Floors

Concrete between levels, no insulation required

Floor coverings

Carpet to bedrooms, tiles to bathrooms and laundry, timber elsewhere (floor coverings as per plans)

External Shading

Shading as per stamped documentation

Central rainwater storage

Tank size: 3,000L
Collecting from 126m2 roof area (100%)
Connected to outdoor tap for irrigation of landscaping common and car wash bay

Hot water system

Central electric heat pump – air sourced with R0.6 (~25mm) insulation to ring main and supply risers

Alternative Energy

Photovoltaic system with 6.0kW peak output

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5-9 Gordon Avenue Chatswood

Solar Studies
Section J, List of inclusions

Scale
Not to Scale @ B1

Project Code
LFD5G

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24/05/23

Sheet No.
9000

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5-9 Gordon Avenue Chatswood

Solar Studies
3D Image

Scale
No Scale @ B1

Project Code
LFD5G

First Issued
24/05/23

Sheet No.
9001

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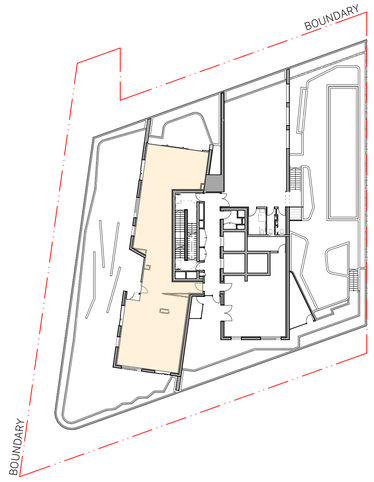
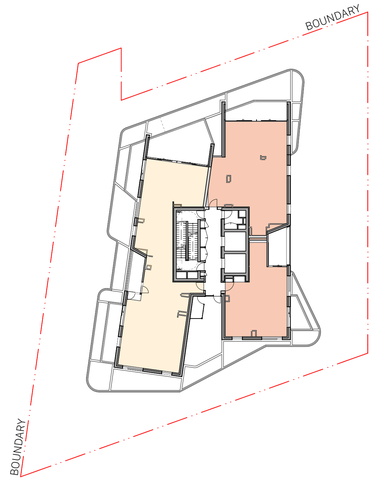
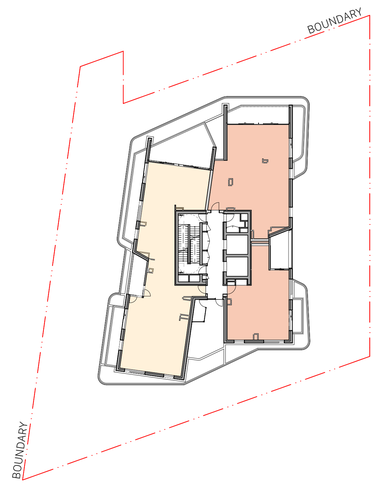


ADG Solar - Communal



ADG Solar - Level 03 - Low Rise



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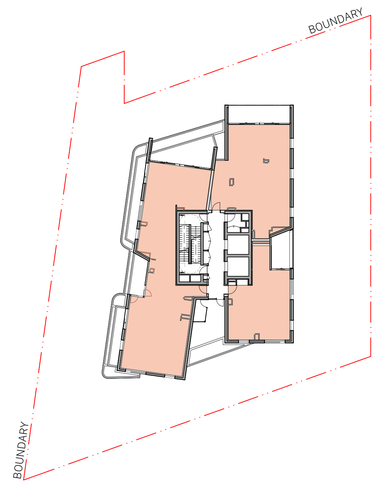

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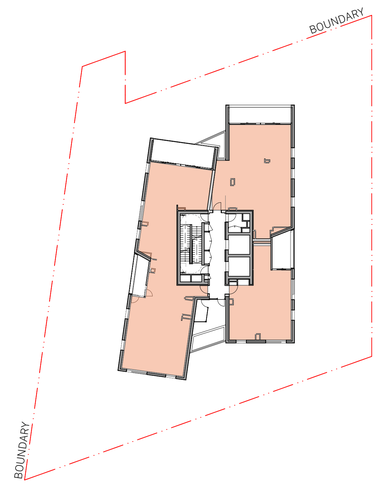
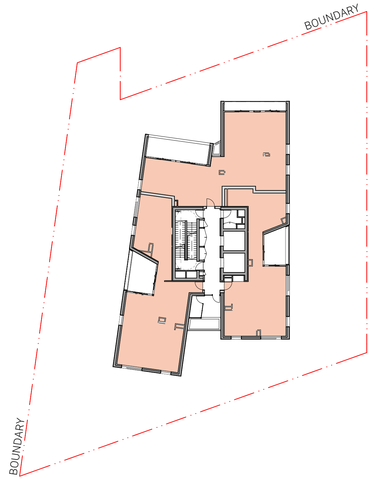
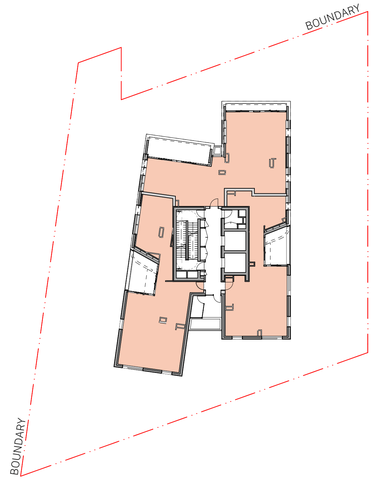


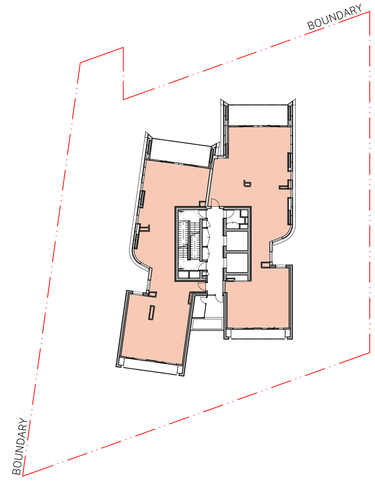
ADG Solar - Level 06 - Low Rise



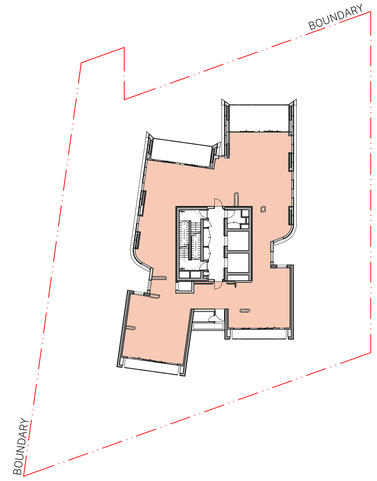
ADG Solar - Level 07 - High Rise



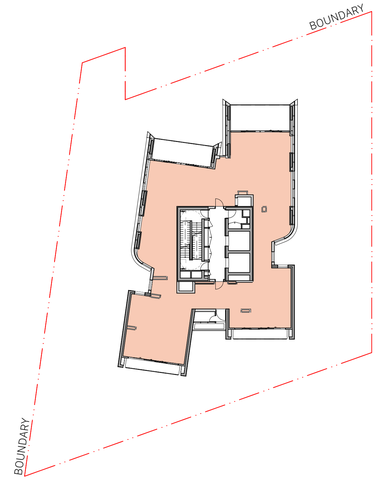
ADG Solar - Level 21 - Setback



ADG Solar - Level 22 - Sub Penthouse



ADG Solar - Level 24 - Penthouses Lower



ADG Solar - Level 25 - Penthouse Upper

GBA means the total enclosed and unenclosed area of the building at all building floor levels measured between the normal outside face of any enclosing wall, balustrades and supports.

Solar Access - ADG Compliance

Apartments receiving >2h of sun at winter solstice	61 (95%)
Apartments receiving <2h of sun at winter solstice	3 (5%)
Apartments receiving no direct sun-light as winter solstice	0 (0%)
Total	**64 Apartments**

Objective 4A-1 | Design Criteria
Living rooms and private open spaces of at least 70% of apartments in a building receive a minimum of 2 hours direct sunlight between 9 am and 3 pm at mid winter in the Sydney Metropolitan Area and in the Newcastle and Wollongong local government areas

A maximum of 15% of apartments in a building receive no direct sunlight between 9 am and 3 pm at mid winter

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Legend

> = 2 Hours Solar Access

< 2 Hours Solar Access

No Solar Access

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4. **Solar Access is for the 21 of June**

5-9 Gordon Avenue Chatswood

Solar Studies
Solar Access Analysis

Scale
1:300 @ B1

Project Code
LFD5G

First Issued
24/05/23

Sheet No.
9100

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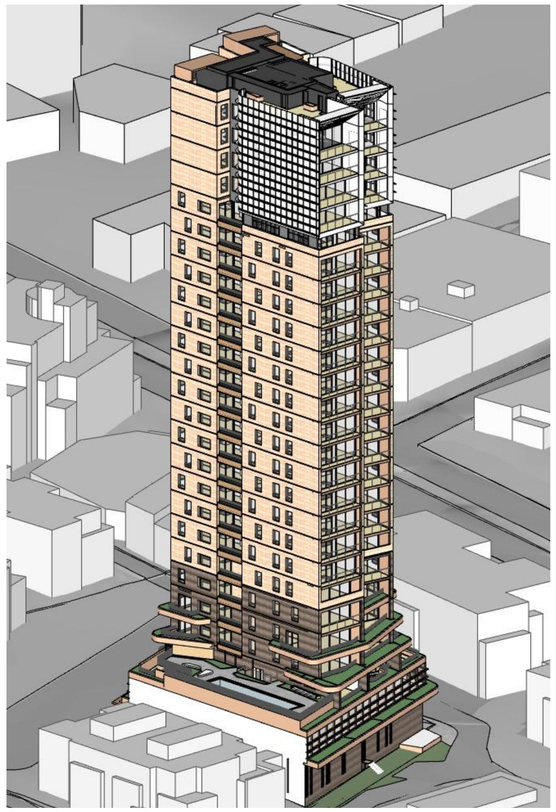
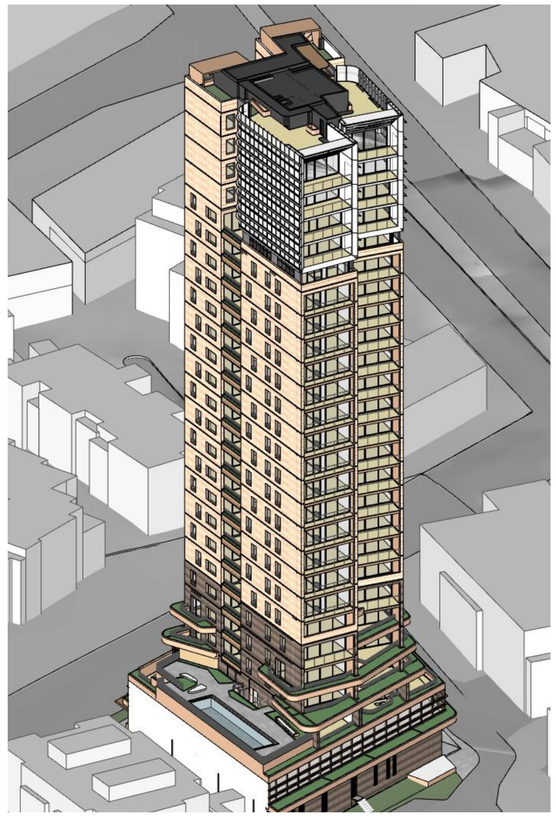
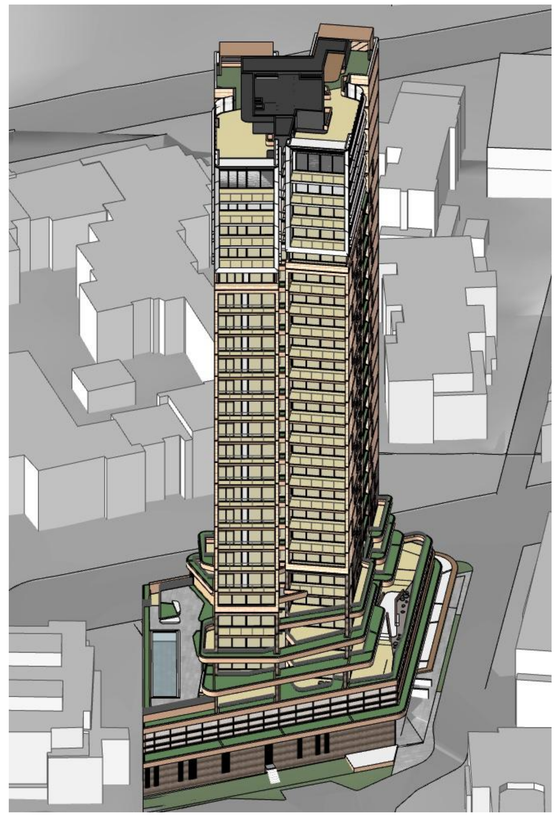


Sun View 9 AM



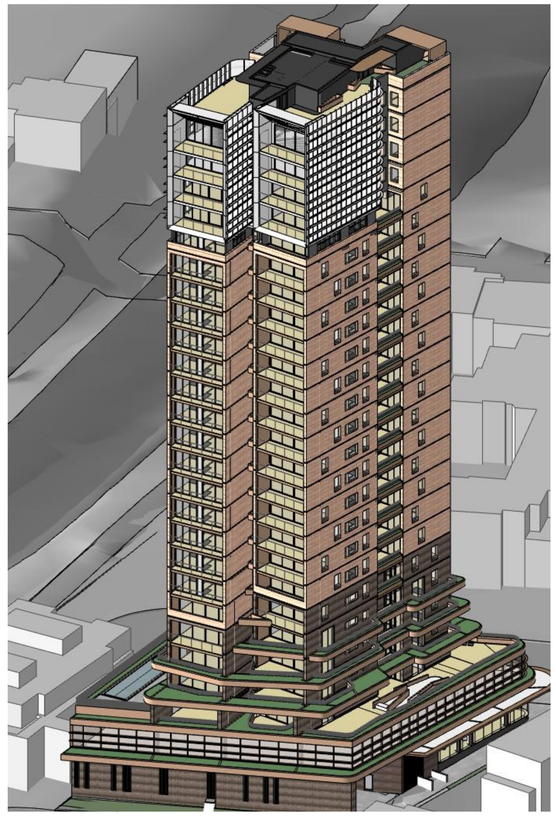
Sun View 10 AM

Sun View 11 AM

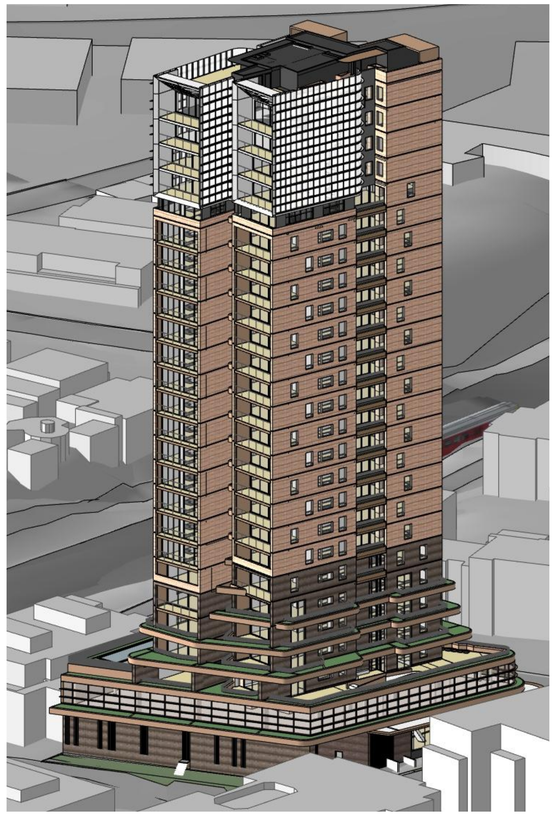


Sun View 12 midday

Sun View 1 PM



Sun View 11 AM



Sun View 12:30 PM

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5-9 Gordon Avenue Chatswood

Solar Studies
Sun Eye Views

Scale
No Scale @ B1

Project Code
LFD5G

First Issued
24/05/23

Sheet No.
9101

Rev
D

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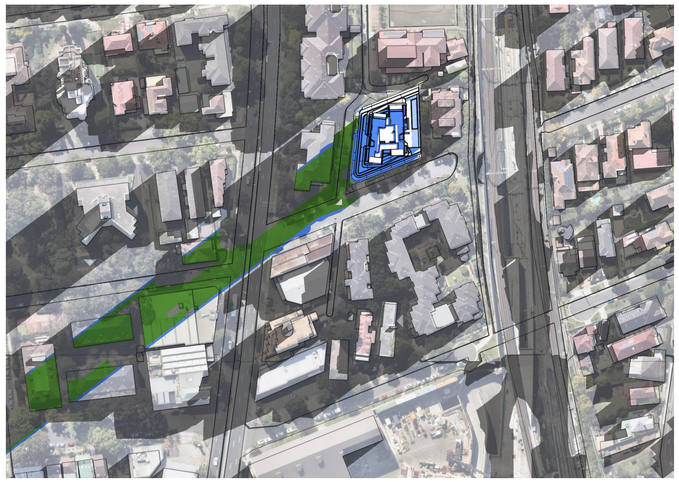
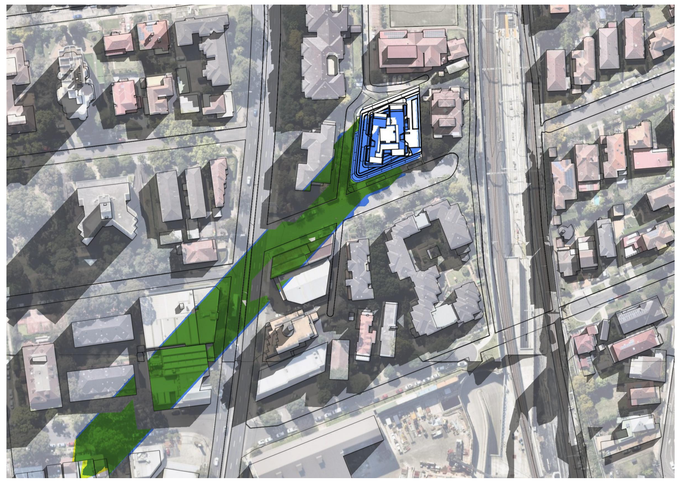


9am



10am

11am

12pm

1pm

2pm

3pm

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General notes
- All dimensions and existing conditions shall be checked and verified by the contractor before proceeding with the work.
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Legend

- EXISTING SHADOW
- PROPOSED SHADOW
- PROPOSED SHADOW WITHIN DCP ENVELOPE
- DCP ENVELOPE SHADOW - SOLAR MAINTAINED

Notes

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5-9 Gordon Avenue Chatswood

Solar Studies
Shadow Impact Study June 21

Scale
Not to Scale @ B1

Project Code
LFD5G

First Issued
10/05/2023

Sheet No.
9102

Rev
D

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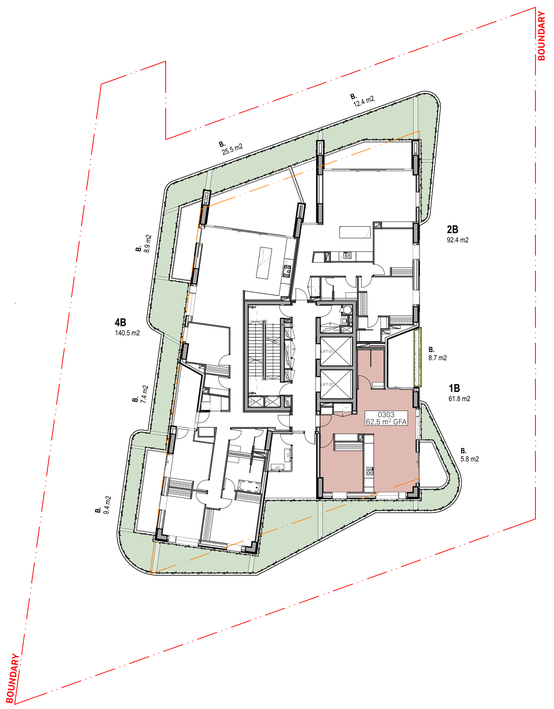
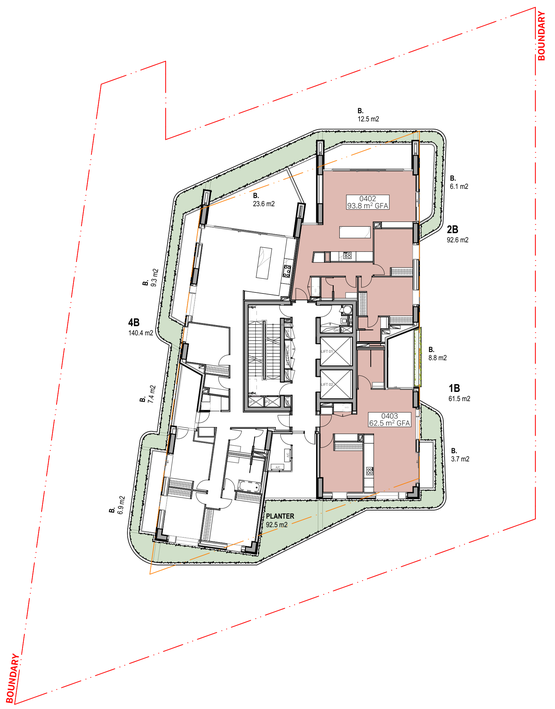
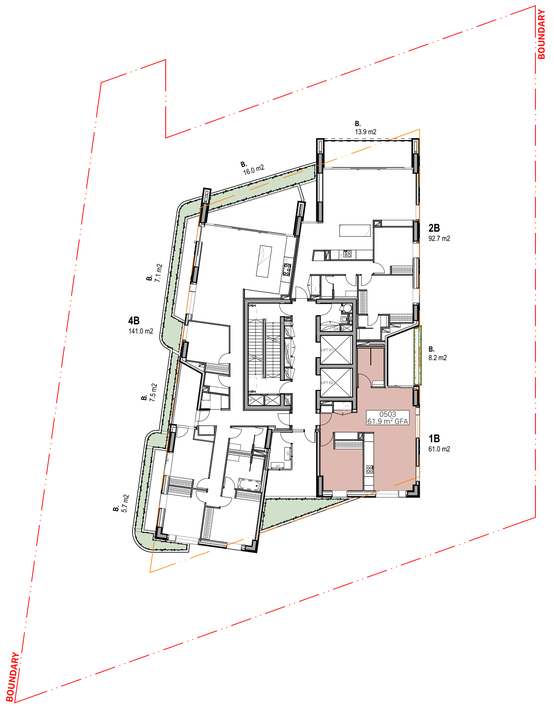


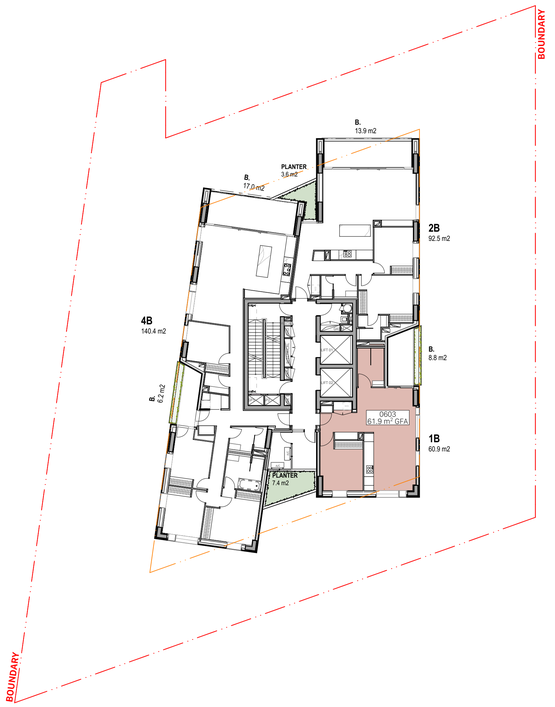
1 PLAN Level 03 - Affordable housing units
1:200



2 PLAN Level 04 - Affordable housing units
1:200



3 PLAN Level 05 - Affordable housing units
1:200



4 PLAN Level 06 - Affordable housing units
1:200

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0 1 2 5m

General notes
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Legend

Clause 6.8 WLEP dedicated units

REQUIREMENT :
Residential GFA = 7,663.22m2
4% Residential GFA = 306.52m2

1Bed | 0303	62.5m2 GFA	61.8m2 NSA
2Bed | 0402	93.8m2 GFA	92.6m2 NSA
1Bed | 0403	62.5m2 GFA	61.5m2 NSA
1Bed | 0503	61.9m2 GFA	61.0m2 NSA
1Bed | 0603	61.9m2 GFA	60.9m2 NSA

Total :

	342.6m2 GFA	**337.8m2 NSA**
	4.4%	**4.4%**

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Rev	Date	Description	By	Chk
04	28/11/2023	DA Council RFI - Revised Affordable Housing mix	AJR	
03	24/11/2023	FOR APPROVAL - Council's RFI	AJR	
02	22/11/2023	FOR APPROVAL - Council's RFI	AJR	
01	2/11/2023	For Approval - Council's RFI	AJR	

5 Gordon Avenue
Chatswood NSW 2067

DIAGRAM Affordable Housing
Scale 1:100 @ B1

Project Code LFD5G
First Issued 2/11/2023

Sheet No. 9103
Rev 04

For Approval

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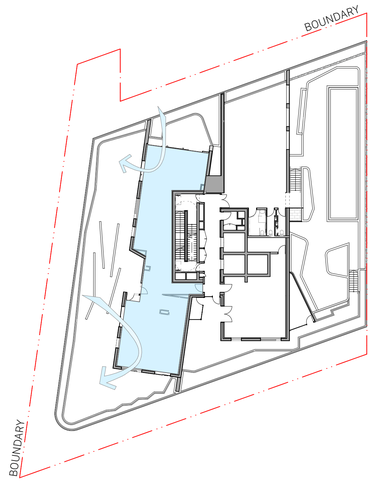
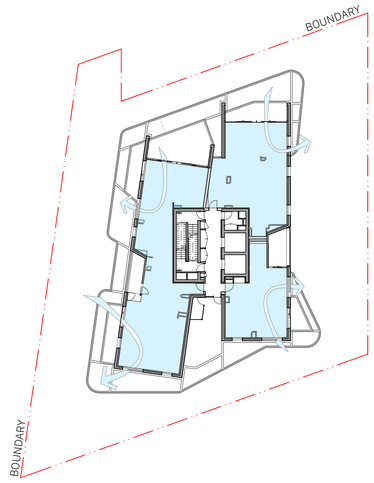
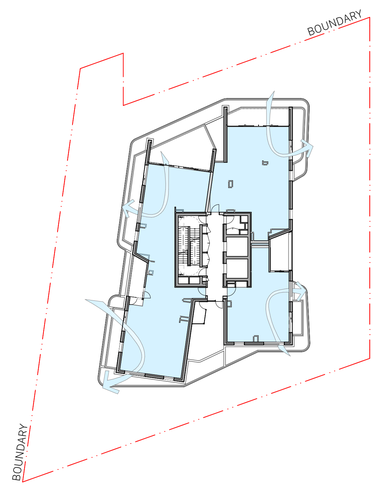


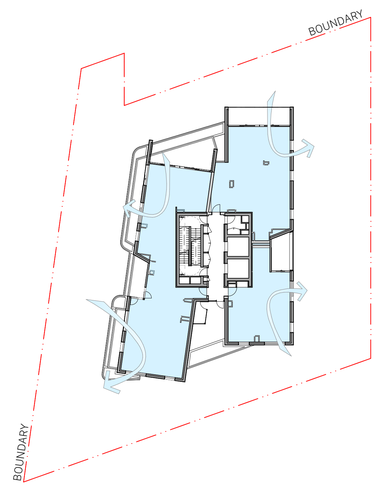
ADG Cross vent. - Communal



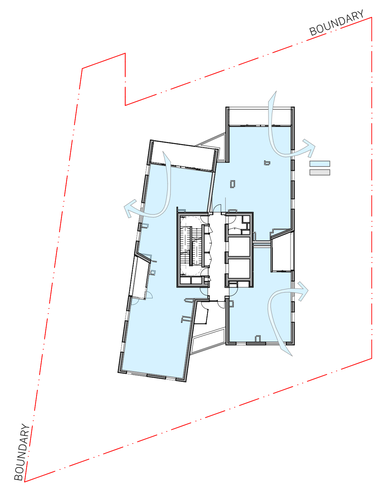
ADG Cross vent. - Level 03 - Low Rise



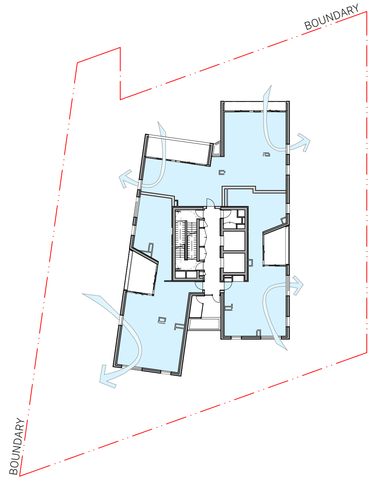
ADG Cross vent. - Level 04 - Low Rise



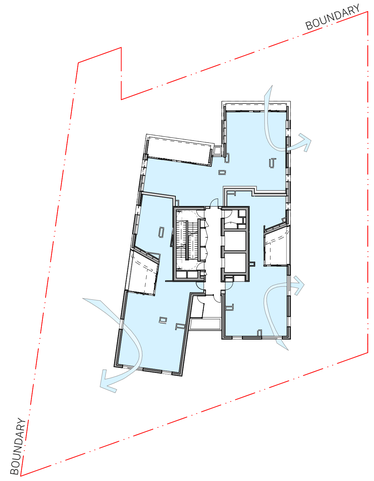
ADG Cross vent. - Level 05 - Low Rise



ADG Cross vent. - Level 06 - Low Rise

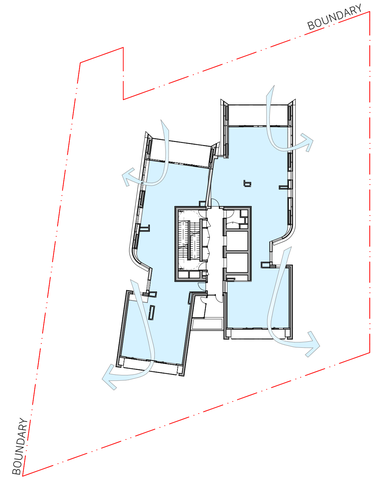


ADG Cross vent. - Level 07 - High Rise



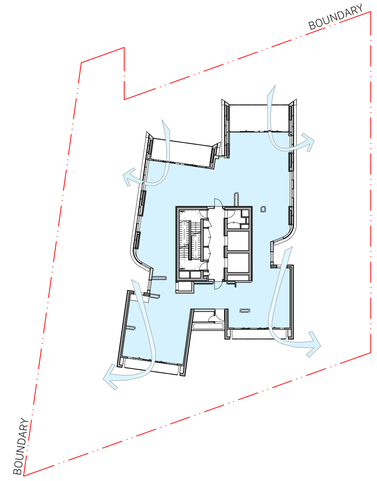
ADG Cross vent. - Level 21 - Setback

n/a ABOVE LEVEL 09



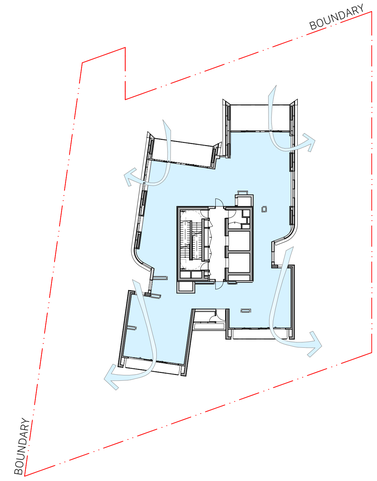
ADG Cross vent. - Level 22 - Sub Penthouse

n/a ABOVE LEVEL 09



ADG Cross vent. - Level 24 - Penthouses Lower

n/a ABOVE LEVEL 09



ADG Cross vent. - Level 25 - Penthouse Upper

n/a ABOVE LEVEL 09

Cross Ventilation - ADG Compliance

Apartments with natural cross-ventilation (up to level 9)	23 (100%)
Apartments without natural cross-ventilation (up to level 9)	0 (0%)
Total (Up to level 09)	**23 Apartments**
Apartments with natural cross-ventilation (Overall)	64 (100%)
Total	**64 Apartments**

Objective 4B-3 | Design Criteria
At least 60% of apartments are naturally cross ventilated in the first nine storeys of the building. Apartments at ten storeys or greater are deemed to be cross ventilated only if any enclosure of the balconies at these levels allows adequate natural ventilation and cannot be fully enclosed

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Legend

Cross Ventilation

No Cross Ventilation

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5-9 Gordon Avenue Chatswood

Solar Studies
Cross Ventilation Diagrams

Scale
1:300 @ B1

Project Code
LFD5G

First Issued
24/05/23

Sheet No.
9103

Rev
D