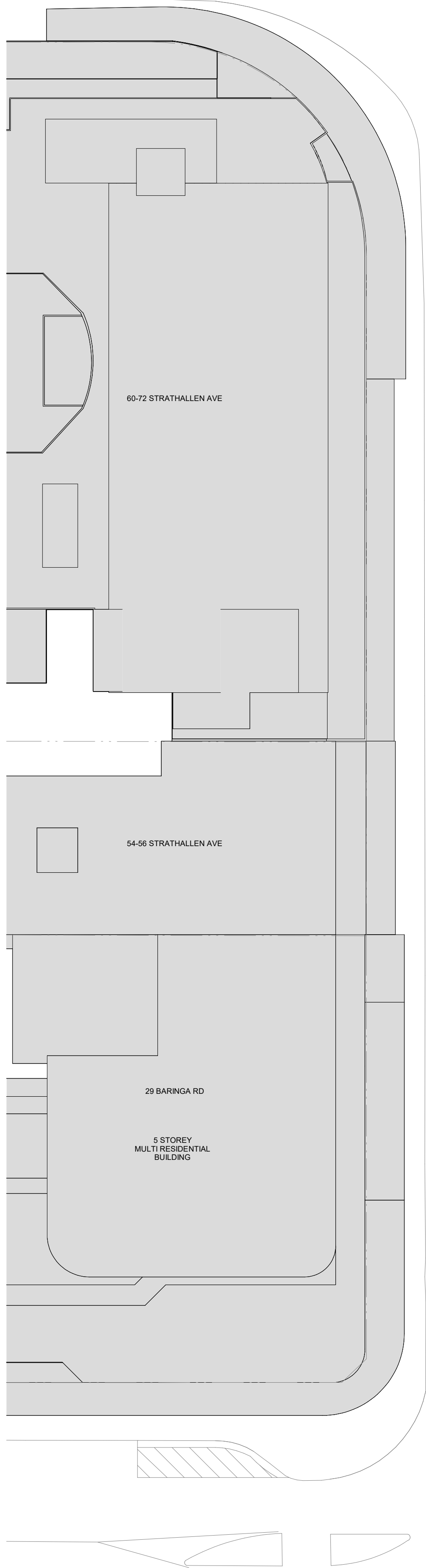
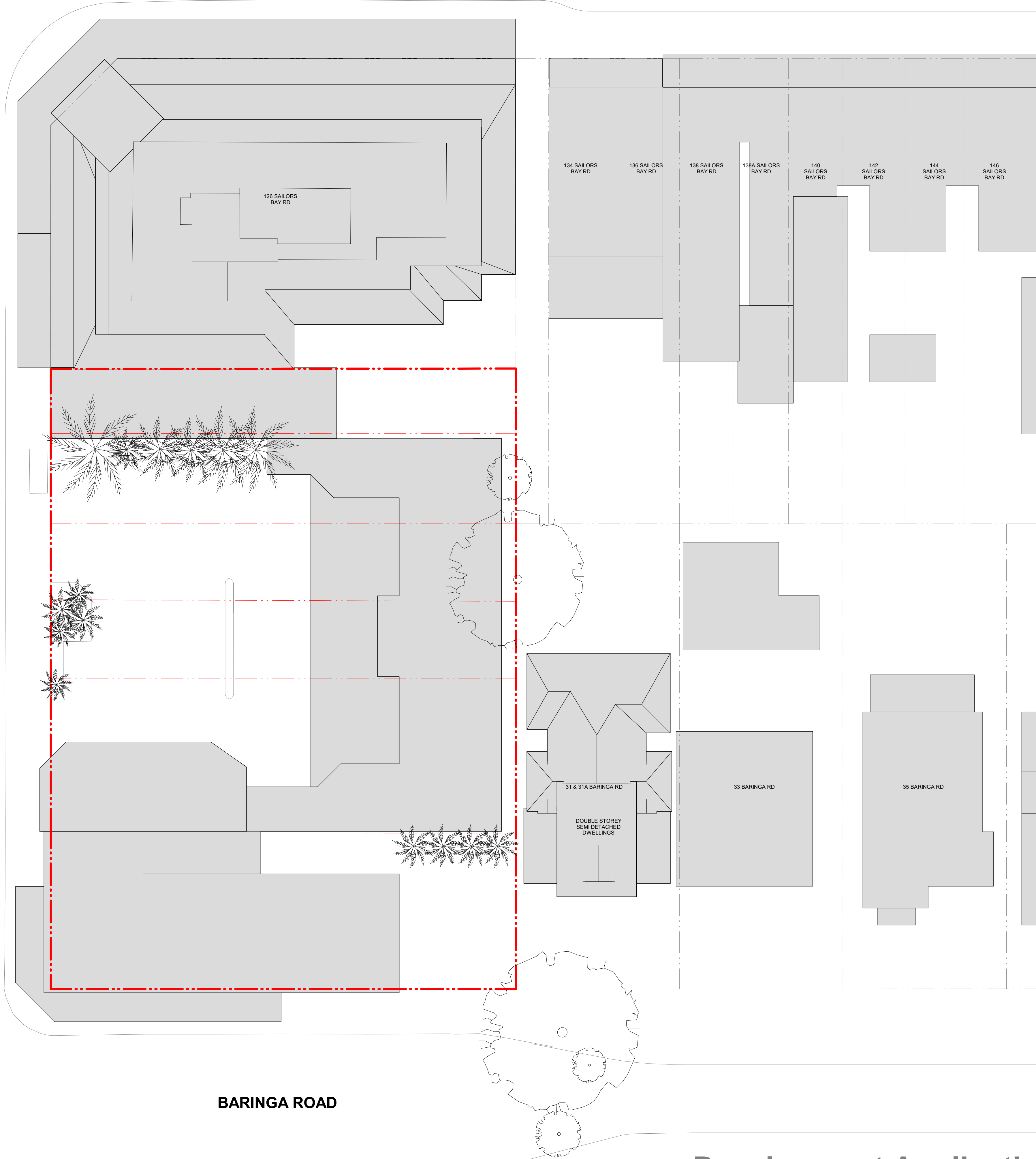


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STRATHALLEN AVENUE



BARINGA ROAD

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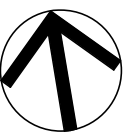
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| 2   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

NORTHBRIDGE

57-69 Strathallen Ave

Site & Existing Conditions

Site Plan (Existing)



|             |                                                            |         |    |  |
|-------------|------------------------------------------------------------|---------|----|--|
| Status      | DEVELOPMENT APPLICATION                                    |         |    |  |
| Scale       | 1 : 200                                                    | @ A1    |    |  |
| Drawn       | BS                                                         | Checked | BS |  |
| Project No. | S12751                                                     |         |    |  |
| Plot Date   | 28/06/2024 9:55:56 AM                                      |         |    |  |
| BIM         | C:\Users\HAN\Documents\NORTHBRIDGE_BS_ARCH_R2023_n\Harasyn |         |    |  |

|             |          |
|-------------|----------|
| Drawing no. | Revision |
| A01.001     | 2        |

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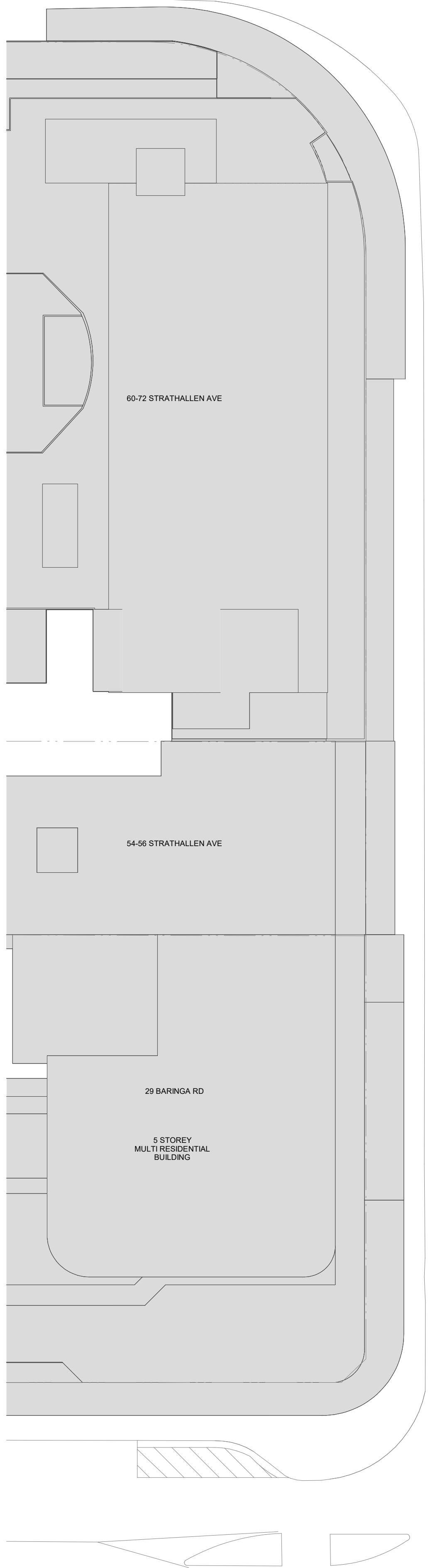
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NSW Nominated Responsible Architects: Kellie Payne Reg. 6454 / Philip Vivian Reg. 6696 /  
Guy Lake Reg. 7119 / Matthew Allen Reg. 8498

Development Application

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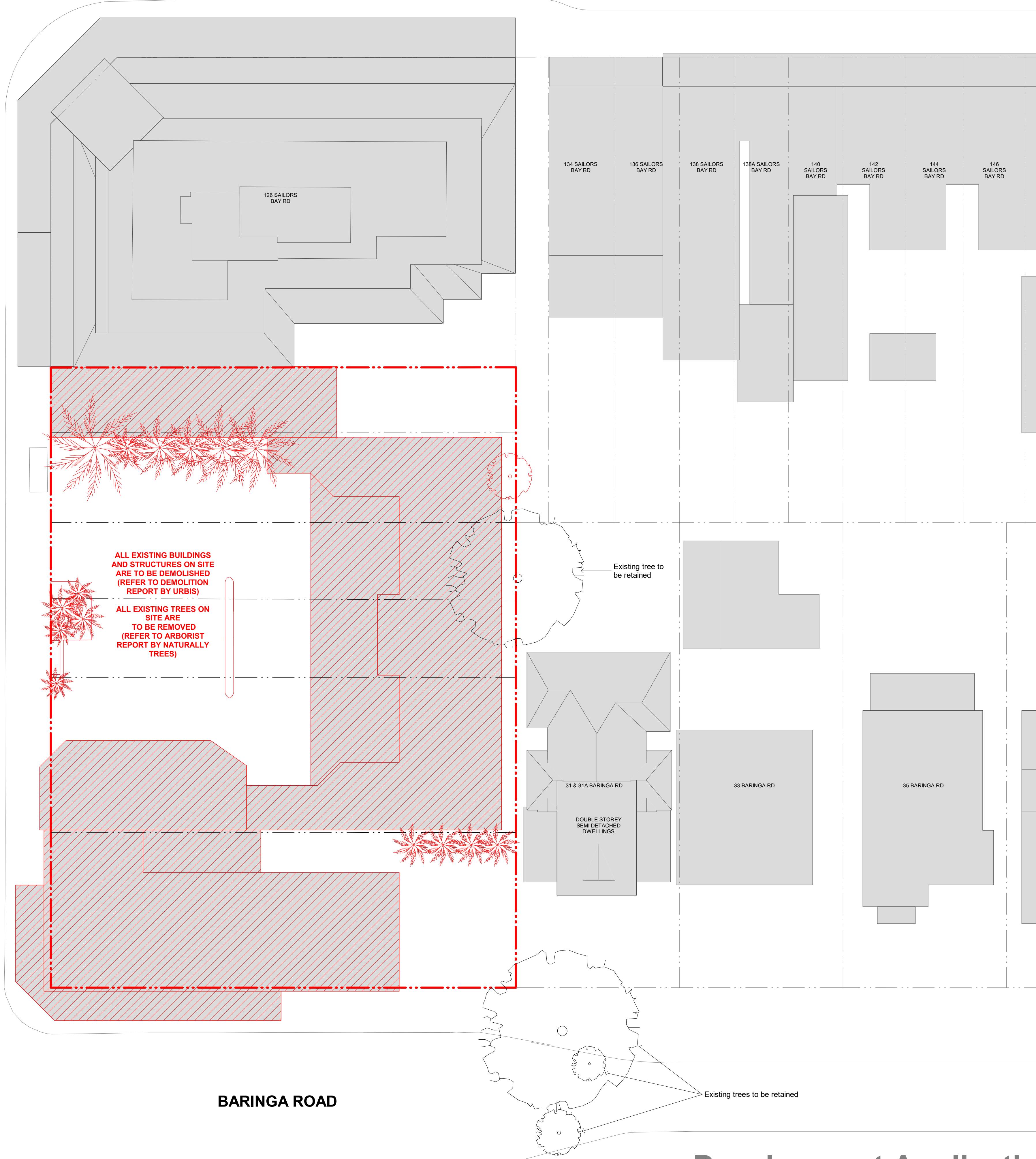


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STRATHALLEN AVENUE

SAILORS BAY ROAD



BARINGA ROAD

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**KEY**

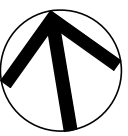
 To be demolished

|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 2   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

**NORTHBRIDGE**

**57-69 Strathallen Ave**

Site & Existing Conditions  
Demolition Plan



|             |                                                              |         |    |
|-------------|--------------------------------------------------------------|---------|----|
| Status      | DEVELOPMENT APPLICATION                                      |         |    |
| Scale       | As indicated                                                 | @ A1    |    |
| Drawn       | BS                                                           | Checked | BS |
| Project No. | S12751                                                       |         |    |
| Plot Date   | 28/06/2024 9:55:59 AM                                        |         |    |
| BIM         | C:\Users\HANAD\Documents\NORTHBRIDGE_BS_ARCH_R2023_n\Harasyn |         |    |

|                |          |
|----------------|----------|
| Drawing no.    | Revision |
| <b>A01.002</b> | <b>2</b> |

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|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 4   | 31.10.24 | Council RFI               | PB/TG   | TG      |
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EVB     | TG      |
| 1   | 13.03.24 | Development Application   | EVB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### General Arrangement Plan Basement Level 01

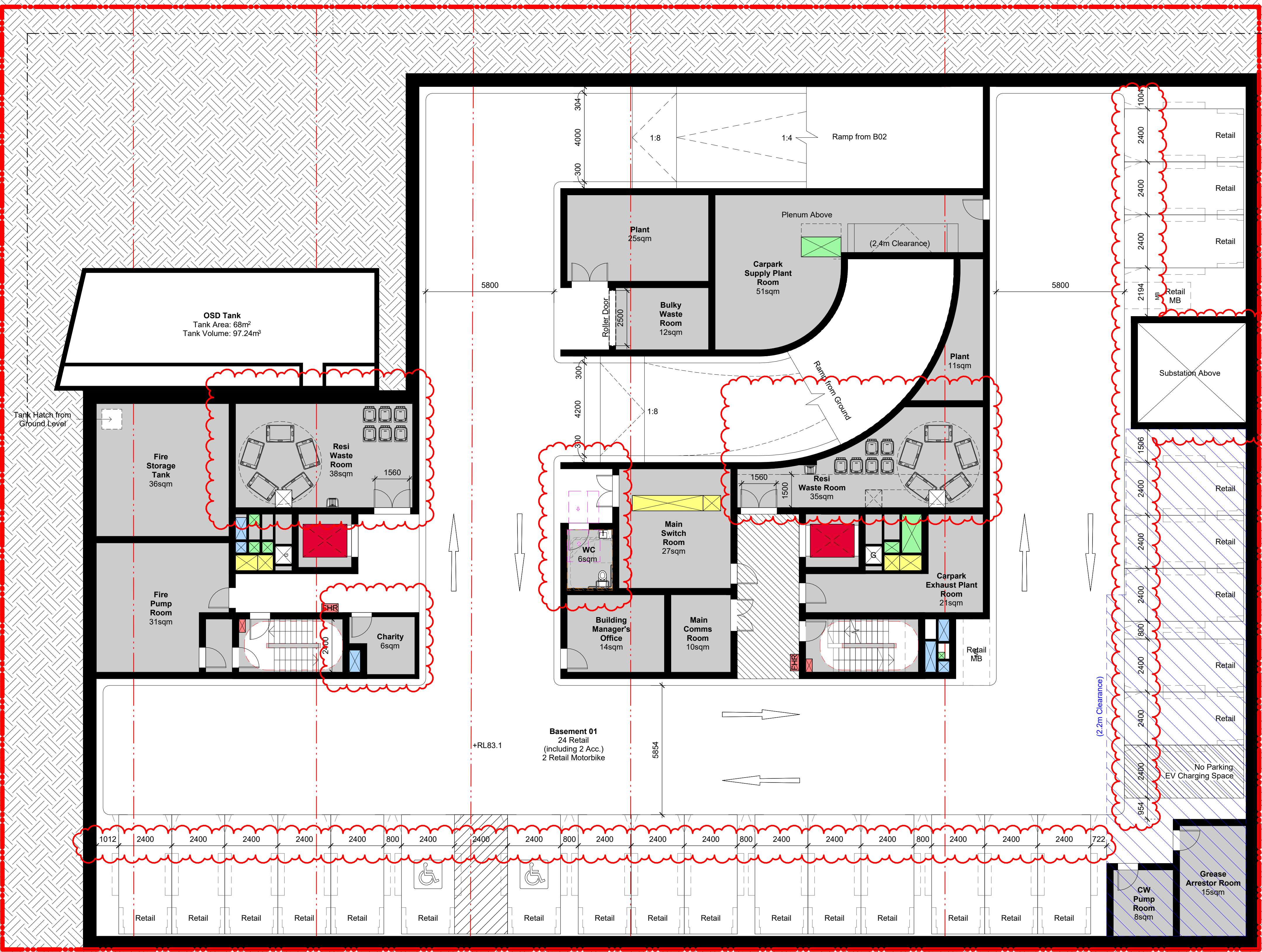
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| Drawn       | BS                                                                                      | Checked | BS |
| Project No. | S12751                                                                                  |         |    |
| Plot Date   | 30/10/2024 2:05:36 PM                                                                   |         |    |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED<br>DA_tgordon@batesmart.com.nv |         |    |
| Drawing no. | Revision                                                                                |         |    |

**A03.001** **4**

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|-----|----------|---------------------------|---------|---------|
| 4   | 31.10.24 | Council RFI               | PB/TG   | TG      |
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### General Arrangement Plan Basement Level 02

|             |                         |         |    |
|-------------|-------------------------|---------|----|
| Status      | DEVELOPMENT APPLICATION |         |    |
| Scale       | 1 : 100                 | @ A1    |    |
| Drawn       | BS                      | Checked | BS |
| Project No. | S12751                  |         |    |
| Plot Date   | 30/10/2024 2:05:37 PM   |         |    |

|     |                                                                                       |
|-----|---------------------------------------------------------------------------------------|
| BIM | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED\DA_tgordon@batesmart.com.rvt |
|-----|---------------------------------------------------------------------------------------|

|             |          |
|-------------|----------|
| Drawing no. | Revision |
|-------------|----------|

**A03.002** **4**

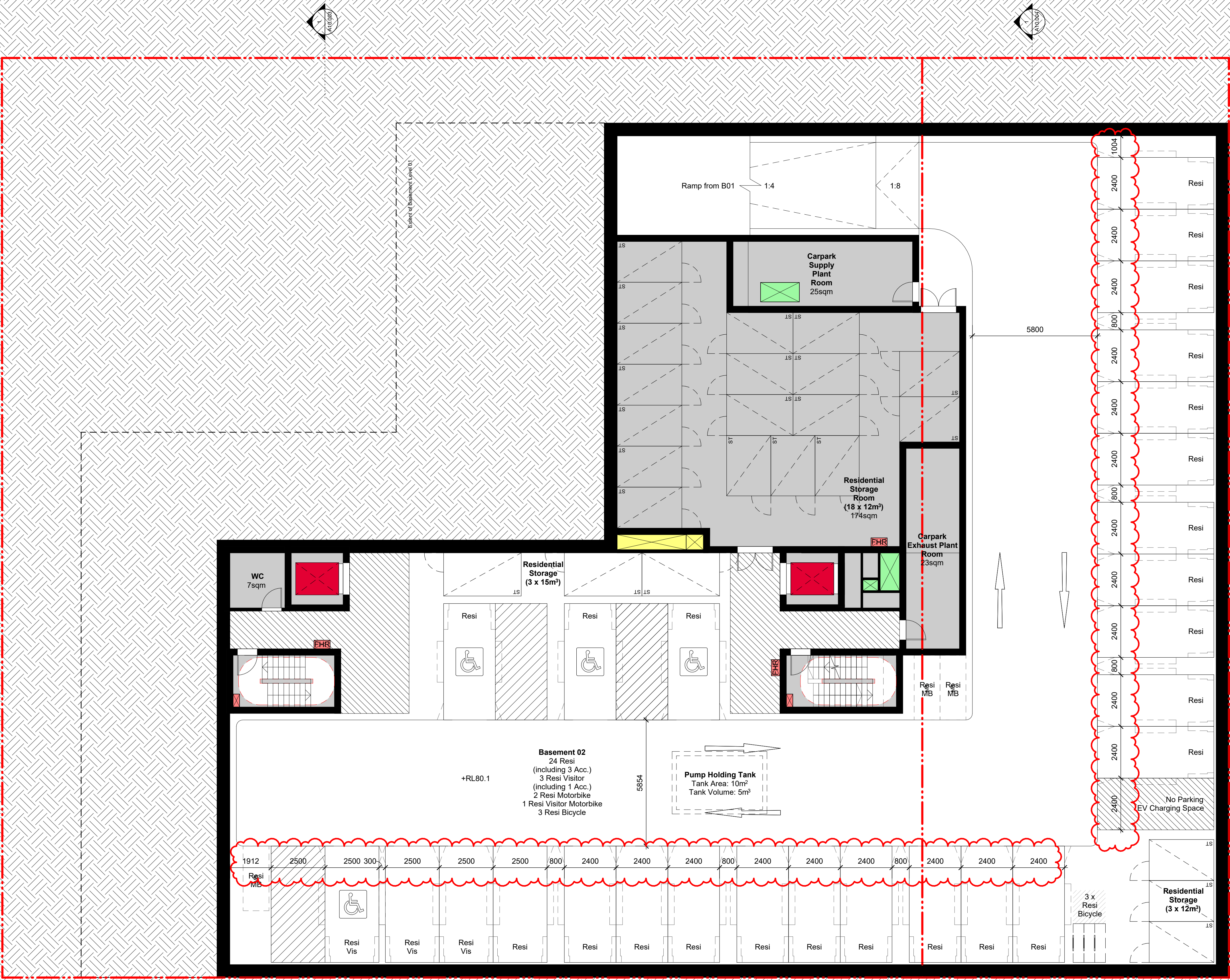
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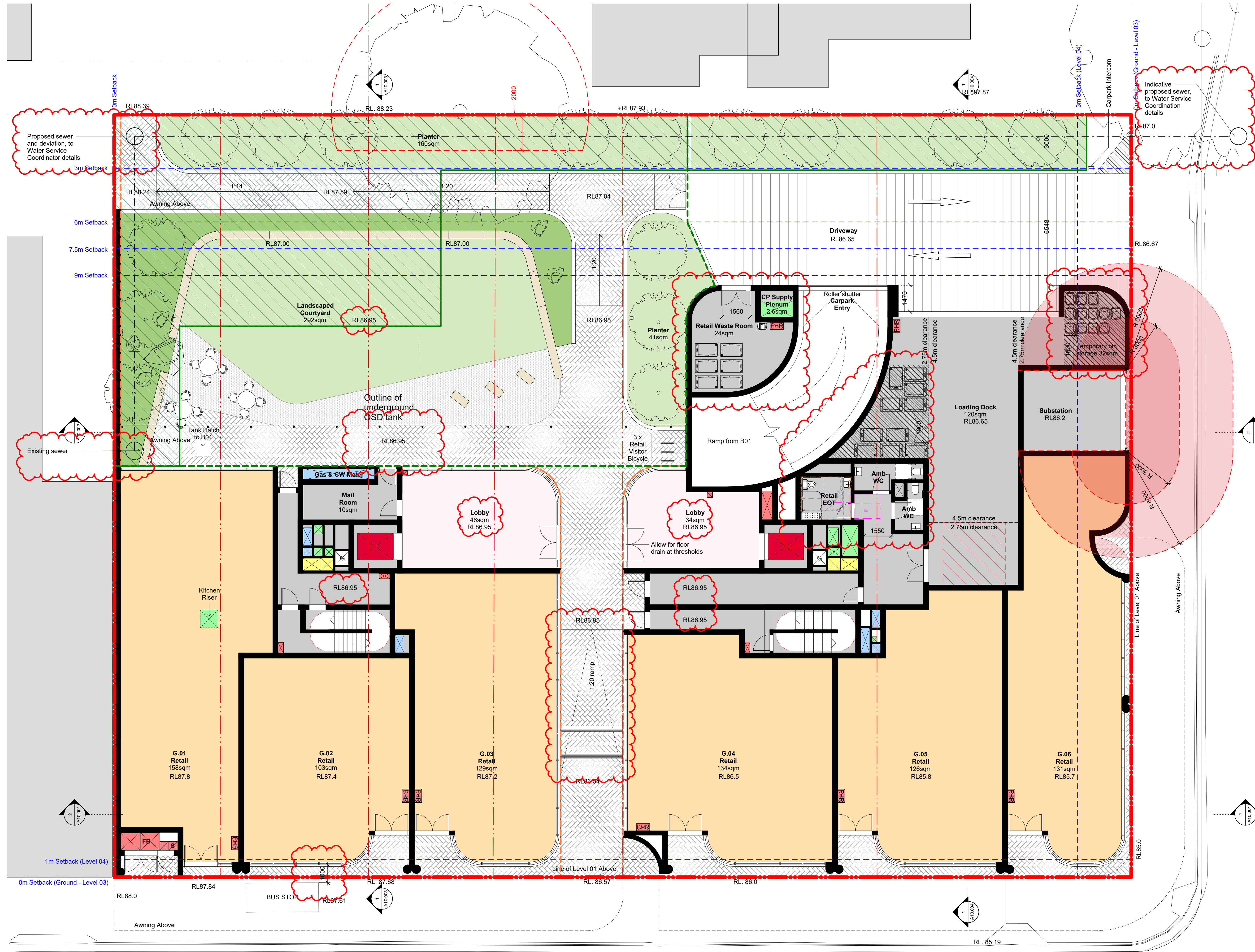
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Indicative proposed sewer, to Water Service Coordinator details

Legend

- Deep soil extent
- Outline of communal open space
- Outline of public open space

|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 4   | 31.10.24 | Council RFI               | PB/TG   | TG      |
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

NORTHBRIDGE  
57-69 Strathallen Ave

General Arrangement Plan  
Ground Level

|             |                                                                                         |         |    |
|-------------|-----------------------------------------------------------------------------------------|---------|----|
| Status      | DEVELOPMENT APPLICATION                                                                 |         |    |
| Scale       | 1 : 100                                                                                 | @ A1    |    |
| Drawn       | BS                                                                                      | Checked | BS |
| Project No. | S12751                                                                                  |         |    |
| Plot Date   | 30/10/2024 2:05:38 PM                                                                   |         |    |
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| Drawing no. | Revision                                                                                |         |    |
| A03.100     | 4                                                                                       |         |    |

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| 4   | 31.10.24 | Council RFI               | PB/TG   | TG      |
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### General Arrangement Plan Level 01

|             |                                                                                          |         |    |
|-------------|------------------------------------------------------------------------------------------|---------|----|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |    |
| Scale       | 1 : 100                                                                                  | @ A1    |    |
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| Project No. | S12751                                                                                   |         |    |
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| Drawing no. | Revision                                                                                 |         |    |
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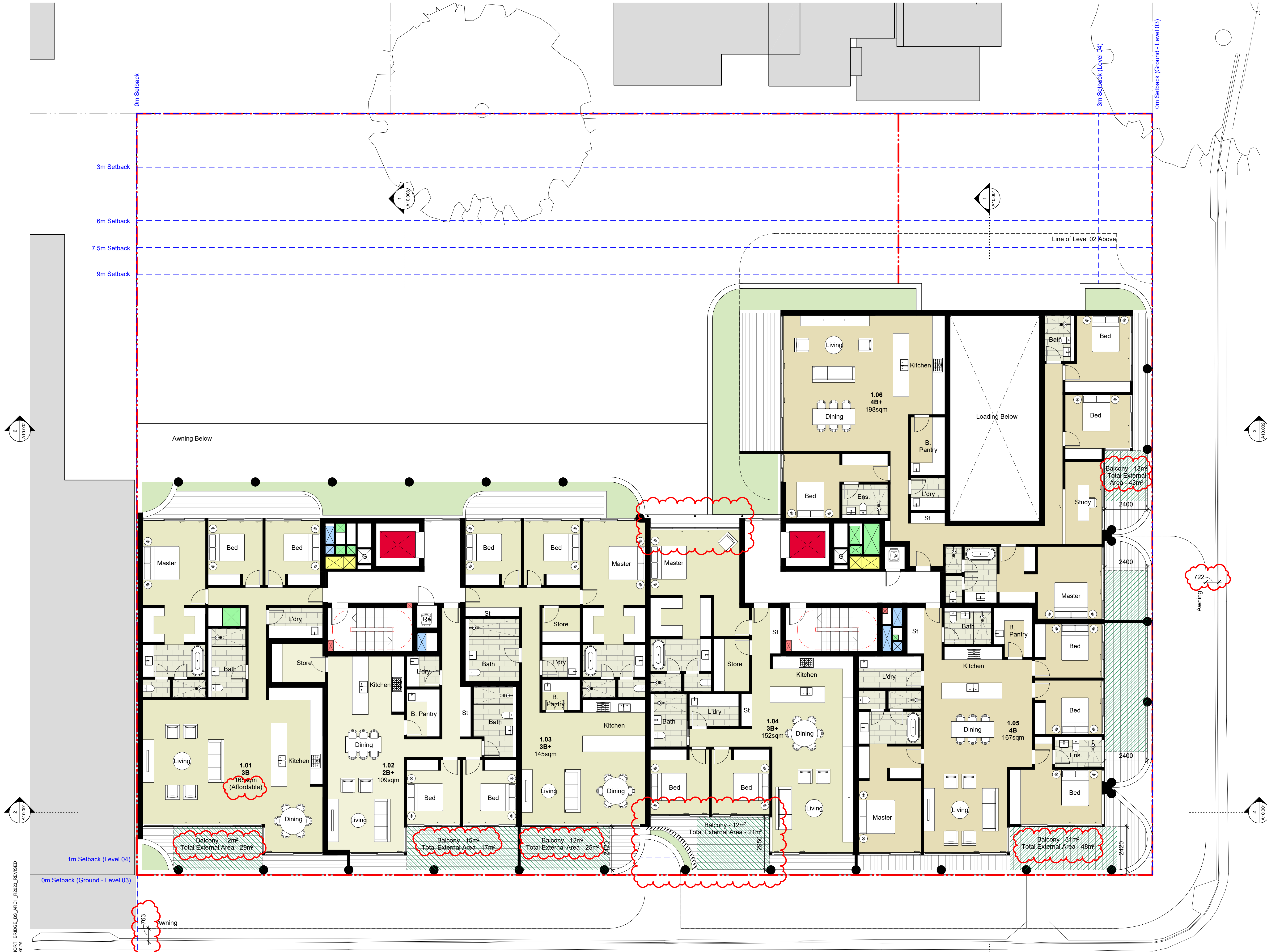
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|     |          |                           |         |         |
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| 4   | 31.10.24 | Council RFI               | PB/TG   | TG      |
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### General Arrangement Plan Level 02 & 03

|             |                                                                                          |         |          |
|-------------|------------------------------------------------------------------------------------------|---------|----------|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |          |
| Scale       | 1 : 100                                                                                  | @ A1    |          |
| Drawn       | BS                                                                                       | Checked | BS       |
| Project No. | S12751                                                                                   |         |          |
| Plot Date   | 30/10/2024 2:05:41 PM                                                                    |         |          |
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| Drawing no. | A03.102                                                                                  |         | Revision |
|             |                                                                                          |         | 4        |

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|-----|----------|---------------------------|---------|---------|
| 3   | 31.10.24 | Council RFI               | PB/TG   | TG      |
| 2   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### General Arrangement Plan Level 04

|             |                                                                                          |         |    |
|-------------|------------------------------------------------------------------------------------------|---------|----|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |    |
| Scale       | 1 : 100                                                                                  | @       | A1 |
| Drawn       | BS                                                                                       | Checked | BS |
| Project No. | S12751                                                                                   |         |    |
| Plot Date   | 30/10/2024 2:05:43 PM                                                                    |         |    |
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| Drawing no. | Revision                                                                                 |         |    |

A03.104

3

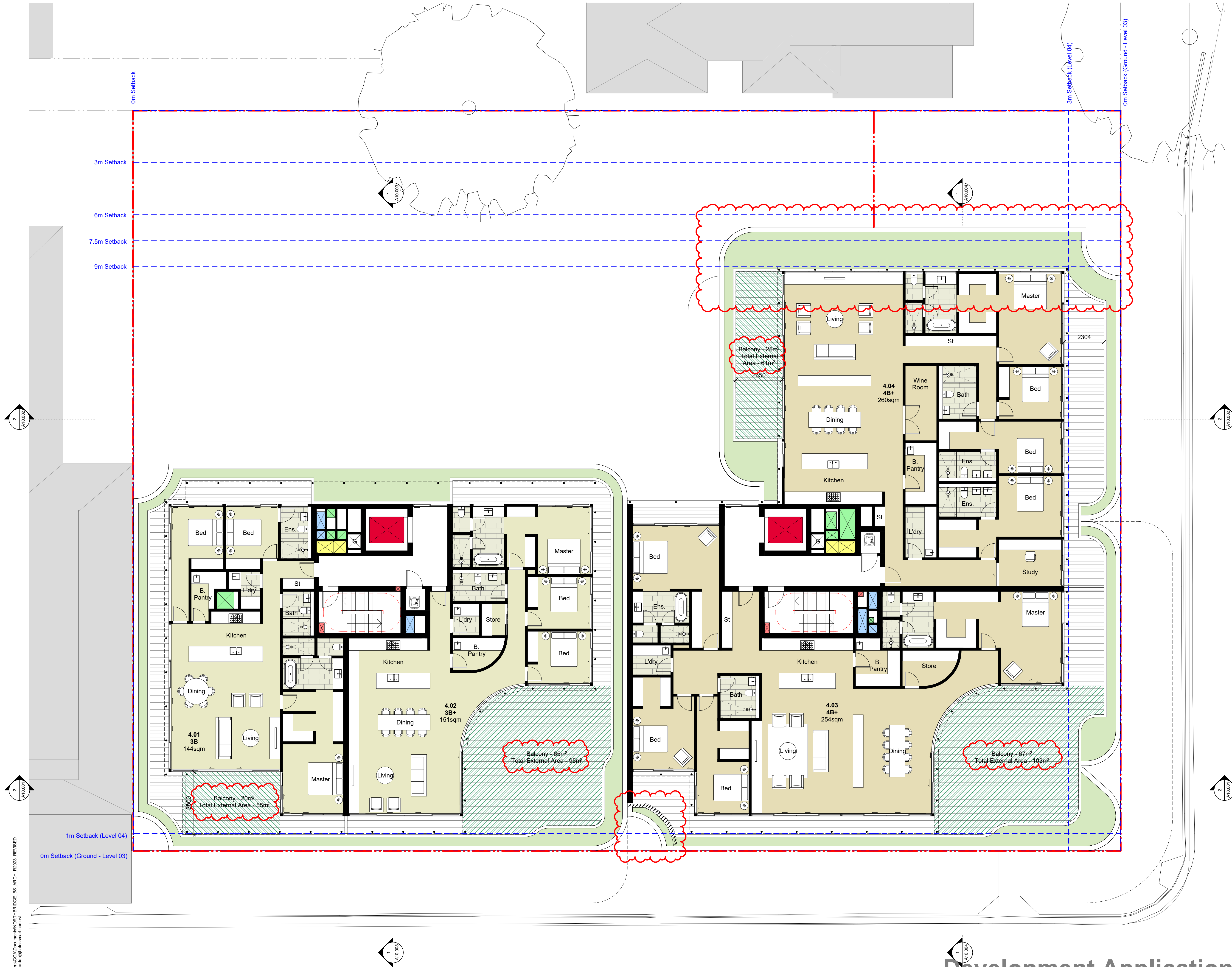
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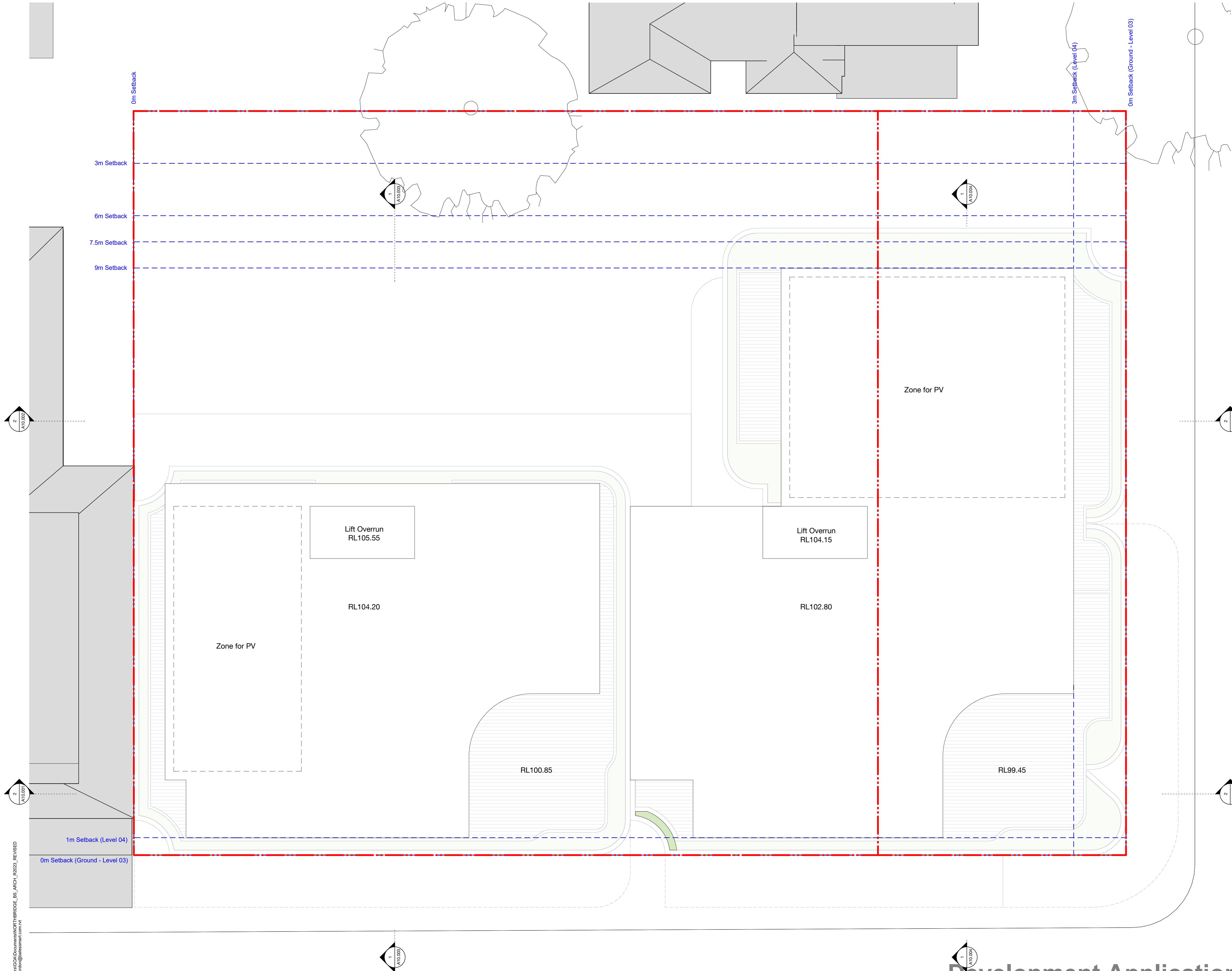
Development Application

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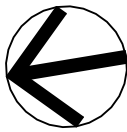
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| 2   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

NORTHBRIDGE

57-69 Strathallen Ave

General Arrangement Plan

Roof Level



|             |                                                                                          |         |    |
|-------------|------------------------------------------------------------------------------------------|---------|----|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |    |
| Scale       | 1 : 100                                                                                  | @ A1    |    |
| Drawn       | BS                                                                                       | Checked | BS |
| Project No. | S12751                                                                                   |         |    |
| Plot Date   | 30/10/2024 2:05:43 PM                                                                    |         |    |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED<br>DA_tgordon@batesmart.com.nvt |         |    |
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A03.105

2

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Development Application

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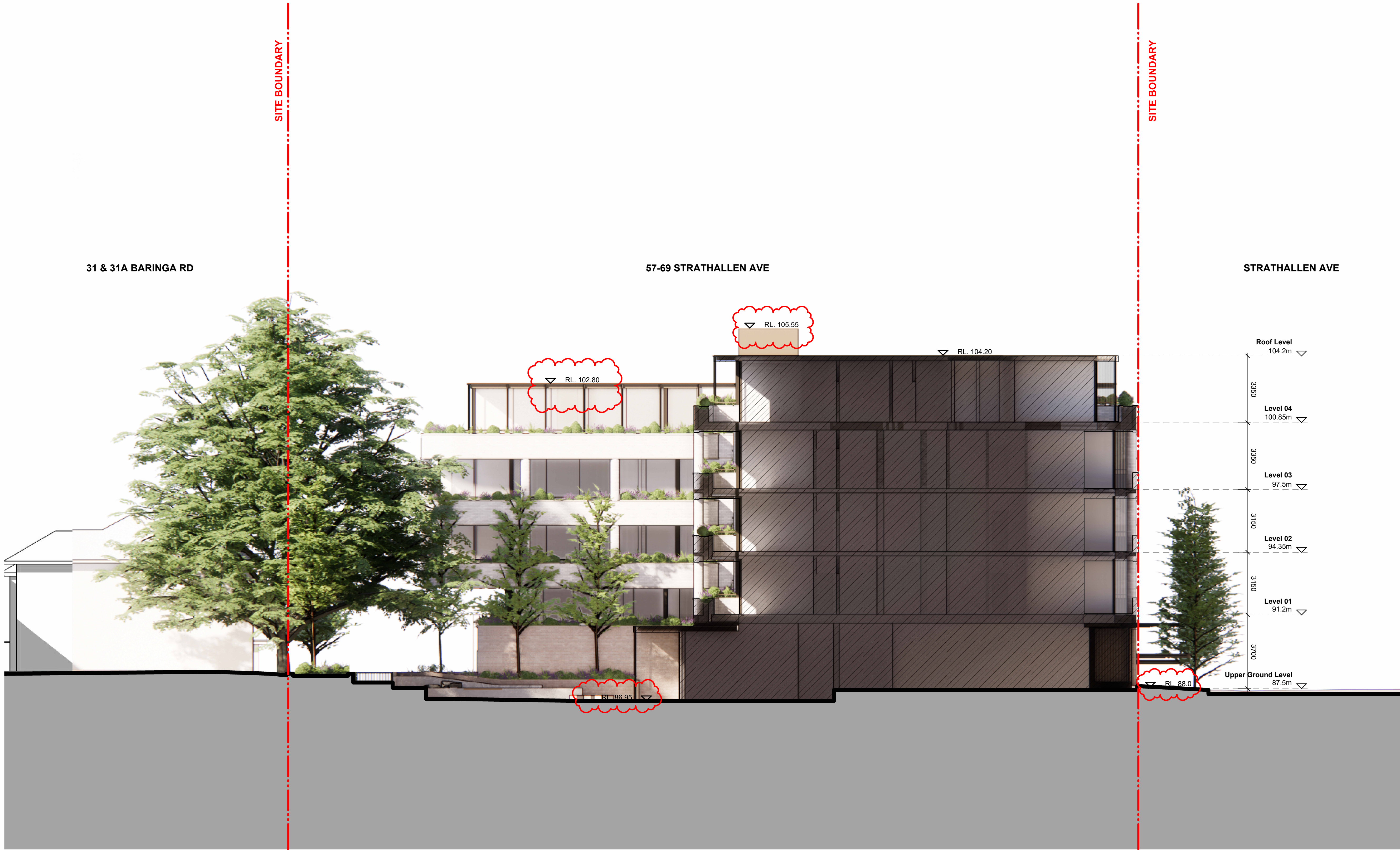
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|     |          |                           |  |         |         |
|-----|----------|---------------------------|--|---------|---------|
| 4   | 31.10.24 | Council RFI               |  | PB/TG   | TG      |
| 3   | 28.06.24 | Post Lodgement Amendments |  | NH      | TG      |
| 2   | 02.05.24 | Development Application   |  | EYB     | TG      |
| 1   | 13.03.24 | Development Application   |  | EYB     | TG      |
| Rev | Date     | Description               |  | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### External Elevations

#### North Elevation

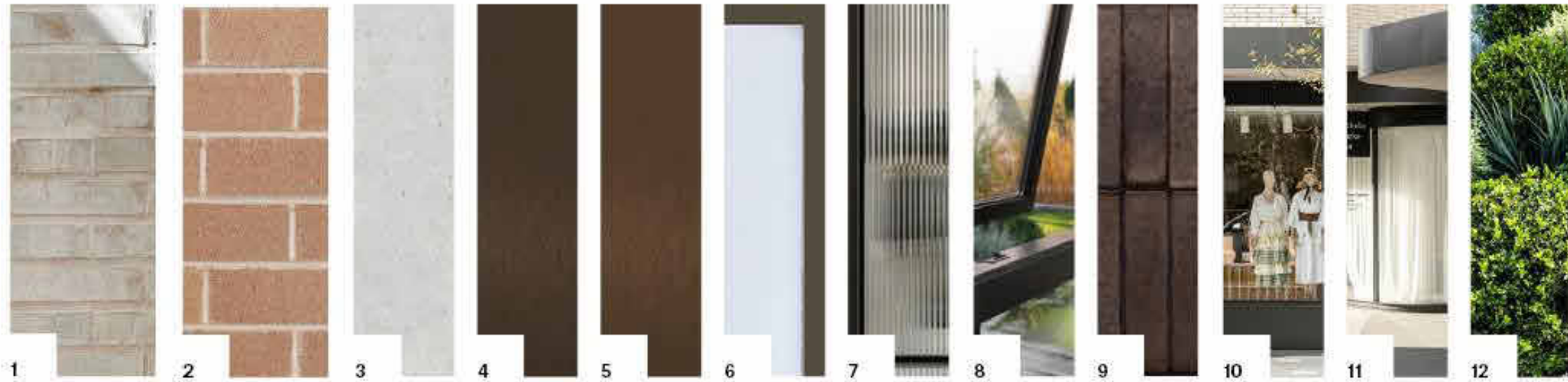
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| Status      | DEVELOPMENT APPLICATION                                                                  |         |    |
| Scale       | 1 : 100                                                                                  | @       | A1 |
| Drawn       | BS                                                                                       | Checked | BS |
| Project No. | S12751                                                                                   |         |    |
| Plot Date   | 30/10/2024 2:05:57 PM                                                                    |         |    |
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| Drawing no. | Revision                                                                                 |         |    |
| A09.001     | 4                                                                                        |         |    |

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- Pictured**
1. Feature Brickwork to Spandrel & Round Columns - Warm, light grey
  2. Podium Brickwork - Mid brown/red
  3. Concrete Capping to Spandrel
  4. Aluminium Window Framing - Dark Bronze
  5. Metal Handrail, Louvres & Awnings - Medium Bronze
  6. Glazing - Flat, Clear
  7. Glazing - Fluted
  8. Glazing - Operable
  9. Tile - Dark
  10. Steel Shopfront Framing - Dark Bronze
  11. Curved Shopfront Glazing - Clear
  12. Planting

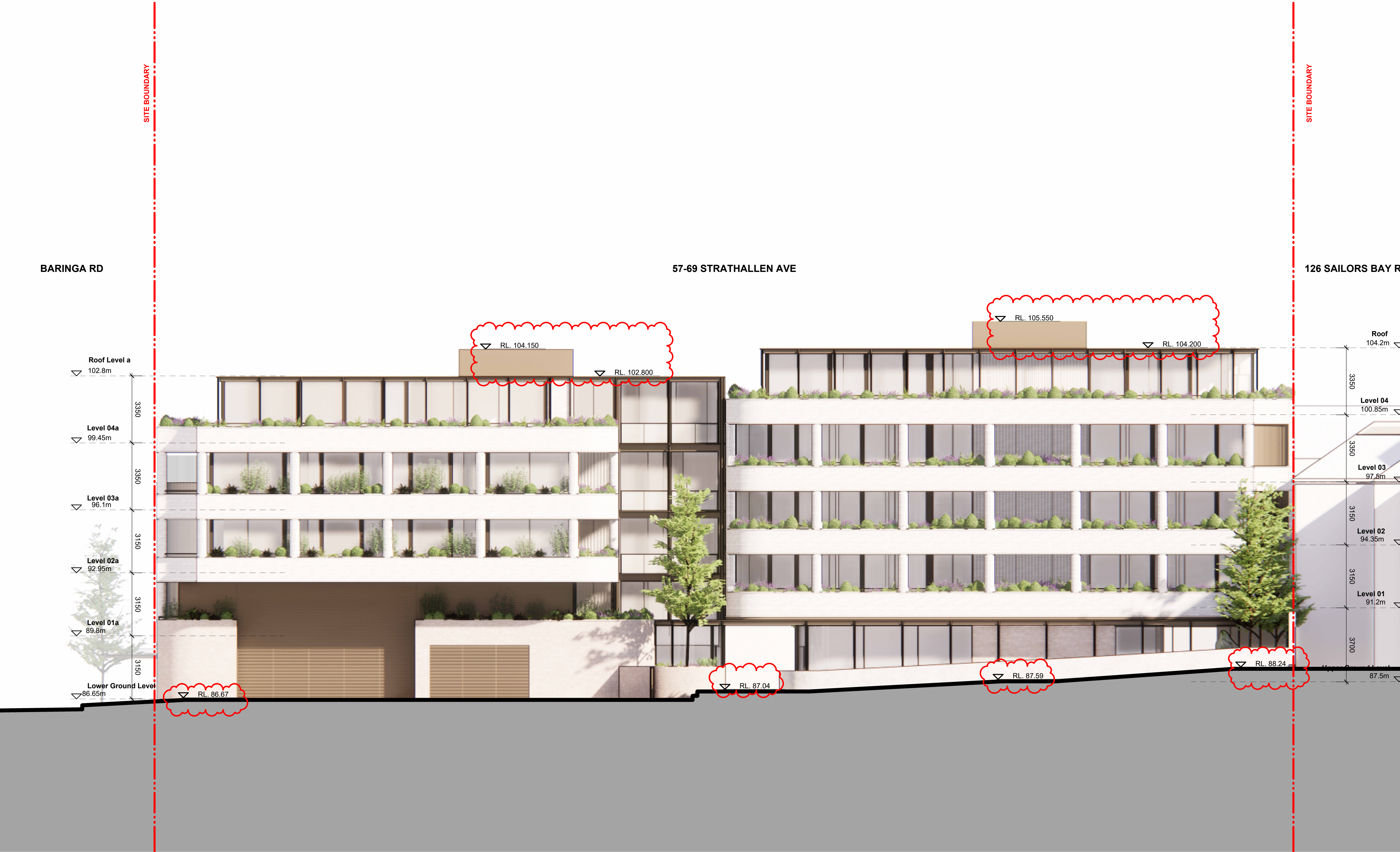




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| Rev | Date     | Description               |
|-----|----------|---------------------------|
| 4   | 31.10.24 | Council RFI               |
| 3   | 28.06.24 | Post Lodgement Amendments |
| 2   | 02.05.24 | Development Application   |
| 1   | 13.03.24 | Development Application   |

## NORTHBRIDGE

57-69 Strathallen Ave

External Elevations  
East Elevation

|             |                                                                                          |         |
|-------------|------------------------------------------------------------------------------------------|---------|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |
| Scale       | 1 : 100                                                                                  | @ A1    |
| Drawn       | BS                                                                                       | Checked |
| Project No. | S12751                                                                                   |         |
| Plot Date   | 30/10/2024 2:06:12 PM                                                                    |         |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_F0023_REVISED<br>DA_igordon@batesmart.com.rvt |         |
| Drawing no. | A09.002                                                                                  | Rev     |

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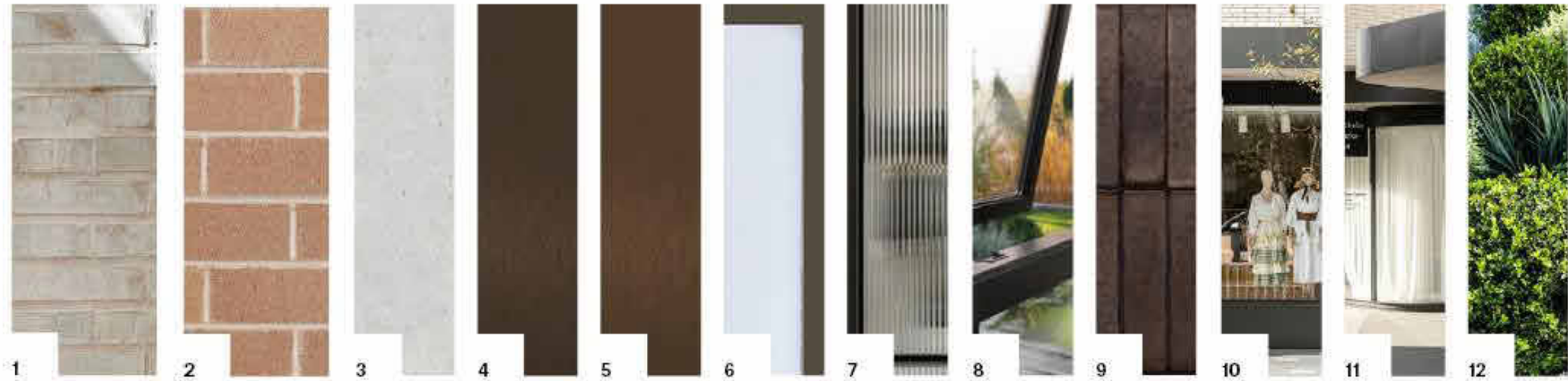


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- Pictured**
1. Feature Brickwork to Spandrel & Round Columns - Warm, light grey
  2. Podium Brickwork - Mid brown/red
  3. Concrete Capping to Spandrel
  4. Aluminium Window Framing - Dark Bronze
  5. Metal Handrail, Louvres & Awnings - Medium Bronze
  6. Glazing - Flat, Clear
  7. Glazing - Fluted
  8. Glazing - Operable
  9. Tile - Dark
  10. Steel Shopfront Framing - Dark Bronze
  11. Curved Shopfront Glazing - Clear
  12. Planting



|     |          |                           |
|-----|----------|---------------------------|
| 4   | 31.10.24 | Council RFI               |
| 3   | 28.06.24 | Post Lodgement Amendments |
| 2   | 02.05.24 | Development Application   |
| 1   | 13.03.24 | Development Application   |
| Rev | Date     | Description               |

**NORTHBRIDGE**  
**57-69 Strathallen Ave**

**External Elevations**  
**South Elevation**

|             |                                                                                             |      |
|-------------|---------------------------------------------------------------------------------------------|------|
| Status      | DEVELOPMENT APPL                                                                            |      |
| Scale       | 1 : 100                                                                                     | @ A1 |
| Drawn       | BS                                                                                          |      |
| Project No. | S12751                                                                                      |      |
| Plot Date   | 30/10/2024 2:06:27 PM                                                                       |      |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_F02023_REVISED<br>DA_Igordon@bates-smart.com.nvl |      |
| Drawing no. | A09.003                                                                                     |      |

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**Development Application** **BATESSMART**



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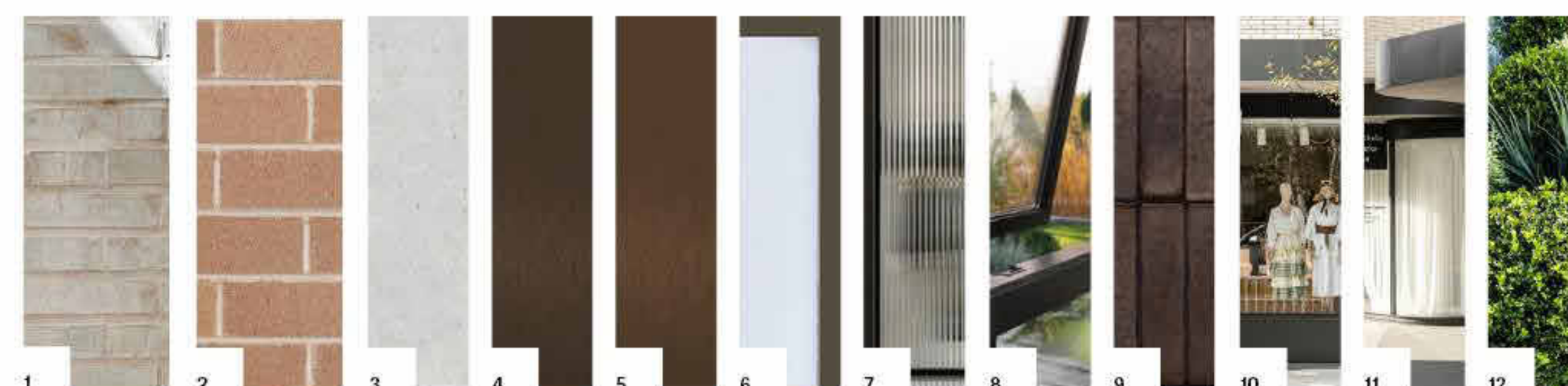
External Elevations  
West Elevation

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**Pictured**

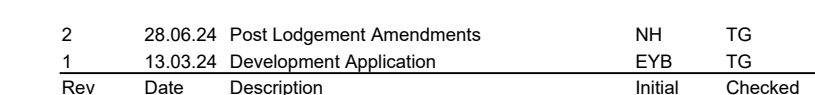
1. Feature Brickwork to Spandrel & Round Columns - Warm, light grey
2. Podium Brickwork - Mid brown/red
3. Concrete Capping to Spandrel
4. Aluminium Window Framing - Dark Bronze
5. Metal Handrail, Louvres & Awnings - Medium Bronze
6. Glazing - Flat, Clear
7. Glazing - Fluted
8. Glazing - Operable
9. Tile - Dark
10. Steel Shopfront Framing - Dark Bronze
11. Curved Shopfront Glazing - Clear
12. Planting



Development Application BATESSMAN



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## Building Sections

A10.001      2

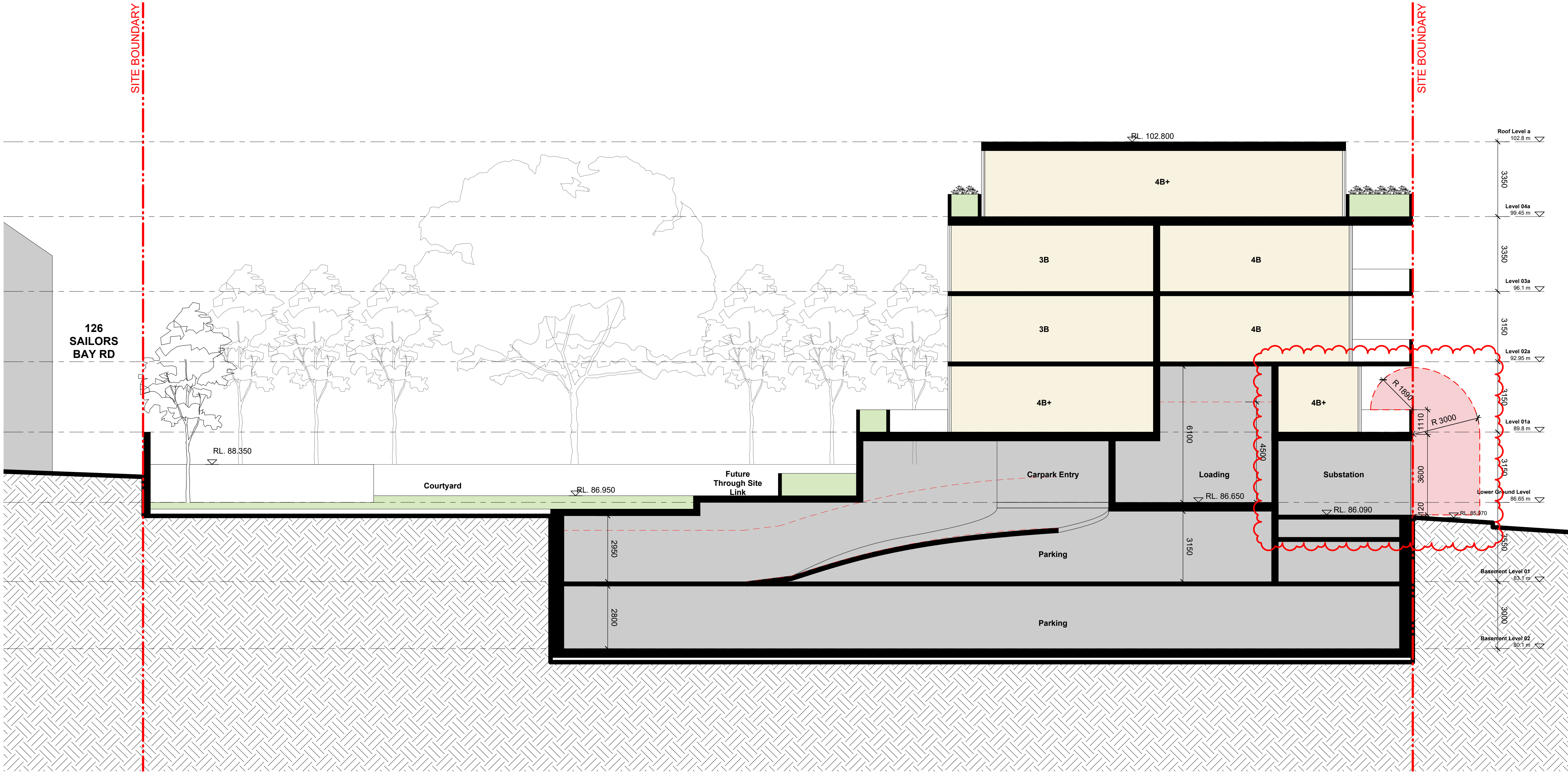
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|-----|----------|---------------------------|---------|---------|
| 3   | 31.10.24 | Council RFI               | PB/TG   | TG      |
| 2   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

## NORTHBRIDGE

57-69 Strathallen Ave

### Building Sections Section B

|             |                                                                                          |         |    |
|-------------|------------------------------------------------------------------------------------------|---------|----|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |    |
| Scale       | 1 : 100                                                                                  | @ A1    |    |
| Drawn       | BS                                                                                       | Checked | BS |
| Project No. | S12751                                                                                   |         |    |
| Plot Date   | 30/10/2024 2:06:44 PM                                                                    |         |    |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED<br>DA_tgordon@batesmart.com.nvt |         |    |
| Drawing no. | Revision                                                                                 |         |    |

A10.002

3

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Development Application

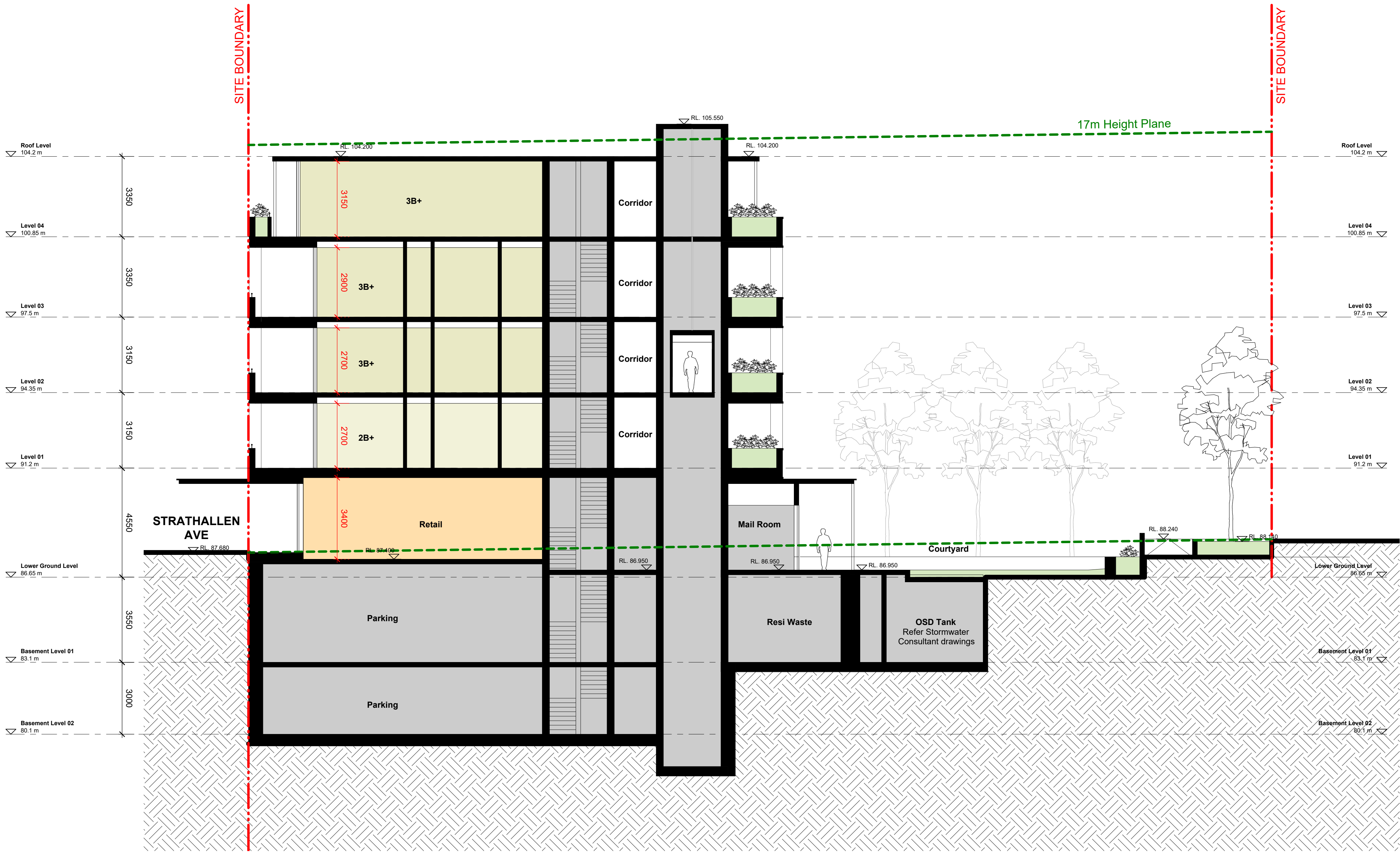
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|-----|----------|-------------|---------|---------|
| 1   | 31.10.24 | Council RFI | PB/TG   | YG      |
| Rev | Date     | Description | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### Building Sections

##### Section C

|             |                                                                                          |         |          |  |
|-------------|------------------------------------------------------------------------------------------|---------|----------|--|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |          |  |
| Scale       | 1 : 100                                                                                  | @ A1    |          |  |
| Drawn       | BS                                                                                       | Checked | BS       |  |
| Project No. | S12751                                                                                   |         |          |  |
| Plot Date   | 30/10/2024 2:06:45 PM                                                                    |         |          |  |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED<br>DA_tgordon@batesmart.com.nvt |         |          |  |
| Drawing no. | A10.003                                                                                  |         | Revision |  |
|             | 1                                                                                        |         |          |  |

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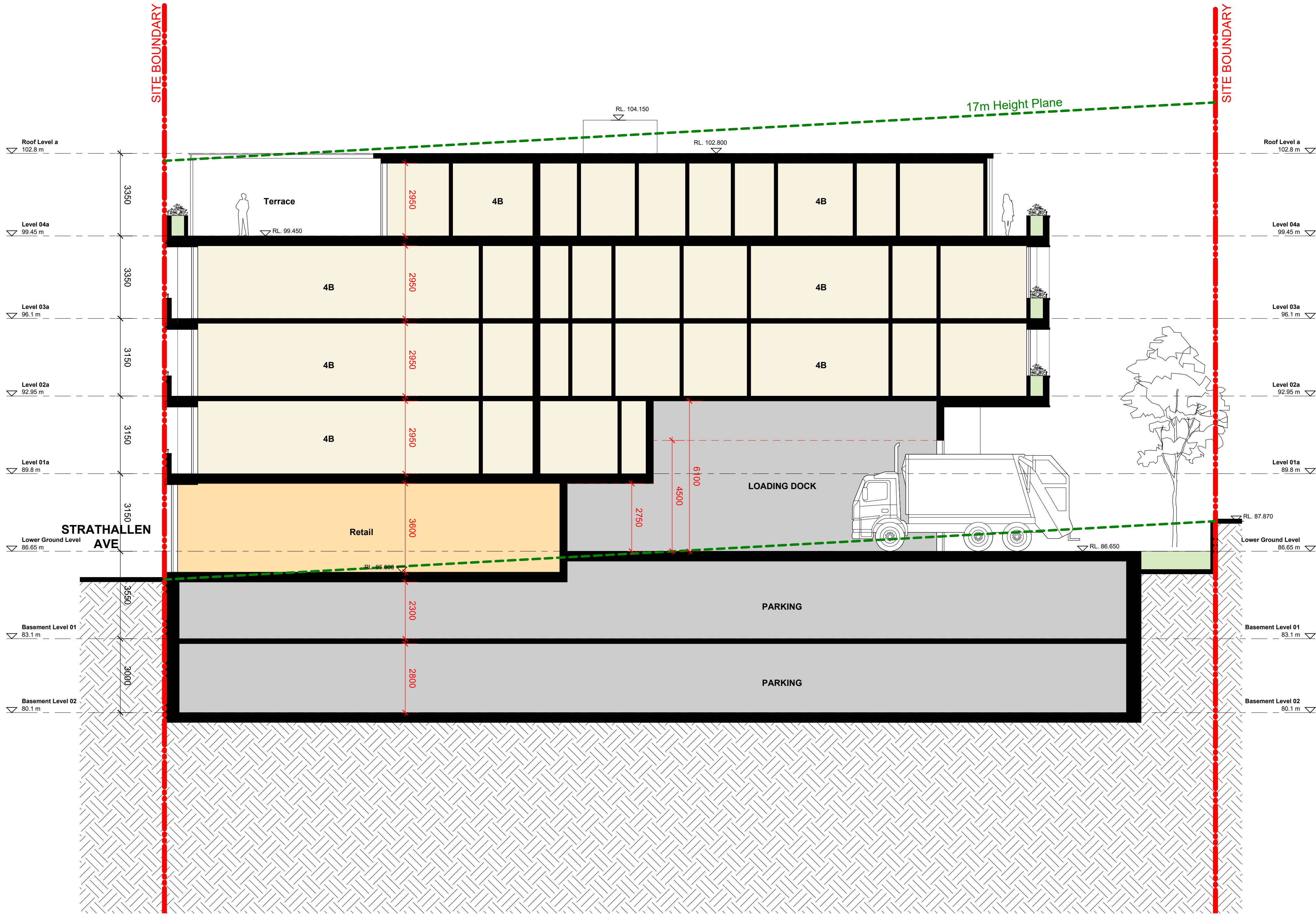
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|-----|----------|-------------|---------|---------|
| 1   | 31.10.24 | Council RFI | PB/TG   | YG      |
| Rev | Date     | Description | Initial | Checked |

## NORTHBRIDGE

### 57-69 Strathallen Ave

#### Building Sections

##### Section D

|             |                         |         |    |  |
|-------------|-------------------------|---------|----|--|
| Status      | DEVELOPMENT APPLICATION |         |    |  |
| Scale       | 1 : 100                 | @ A1    |    |  |
| Drawn       | BS                      | Checked | BS |  |
| Project No. | S12751                  |         |    |  |
| Plot Date   | 30/10/2024 2:06:46 PM   |         |    |  |

|     |                                                                                          |
|-----|------------------------------------------------------------------------------------------|
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|-----|------------------------------------------------------------------------------------------|

|             |          |
|-------------|----------|
| Drawing no. | Revision |
| A10.004     | 1        |

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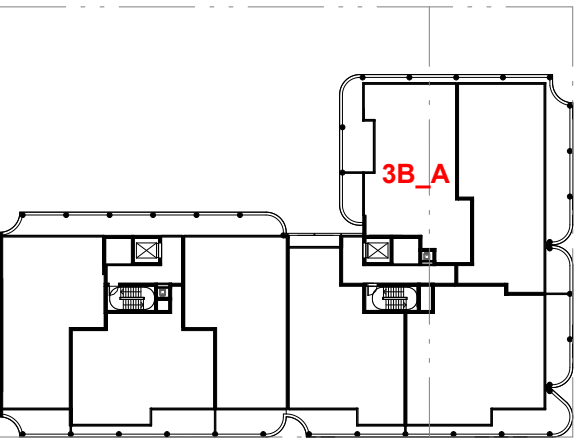


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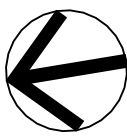
KEY PLAN  
Level 02-03



|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

NORTHBRIDGE  
57-69 Strathallen Ave

Apartment Types  
3B\_A



|             |                                                                                          |         |          |
|-------------|------------------------------------------------------------------------------------------|---------|----------|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |          |
| Scale       | As indicated                                                                             | @ A1    |          |
| Drawn       | Author                                                                                   | Checked | Checker  |
| Project No. | S12751                                                                                   |         |          |
| Plot Date   | 30/10/2024 2:06:47 PM                                                                    |         |          |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED<br>DA_tgordon@batesmart.com.nvt |         |          |
| Drawing no. | A13.001                                                                                  |         | Revision |
|             |                                                                                          |         | 3        |

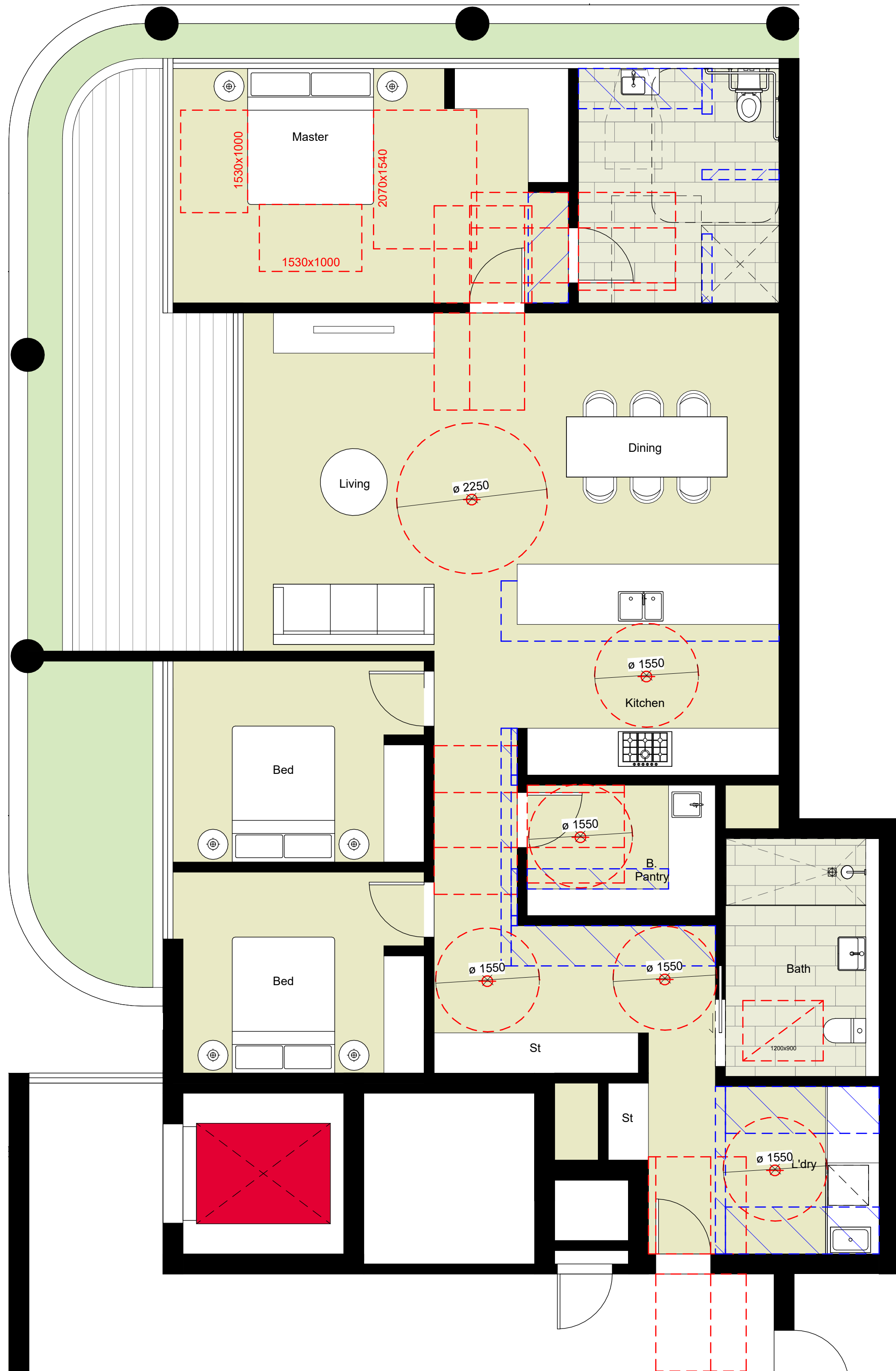
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1 3B\_A - Pre Adaptation  
Plan 1 : 50



2 3B\_A - Post Adaptation  
Plan 1 : 50



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57-69 Strathallen Ave

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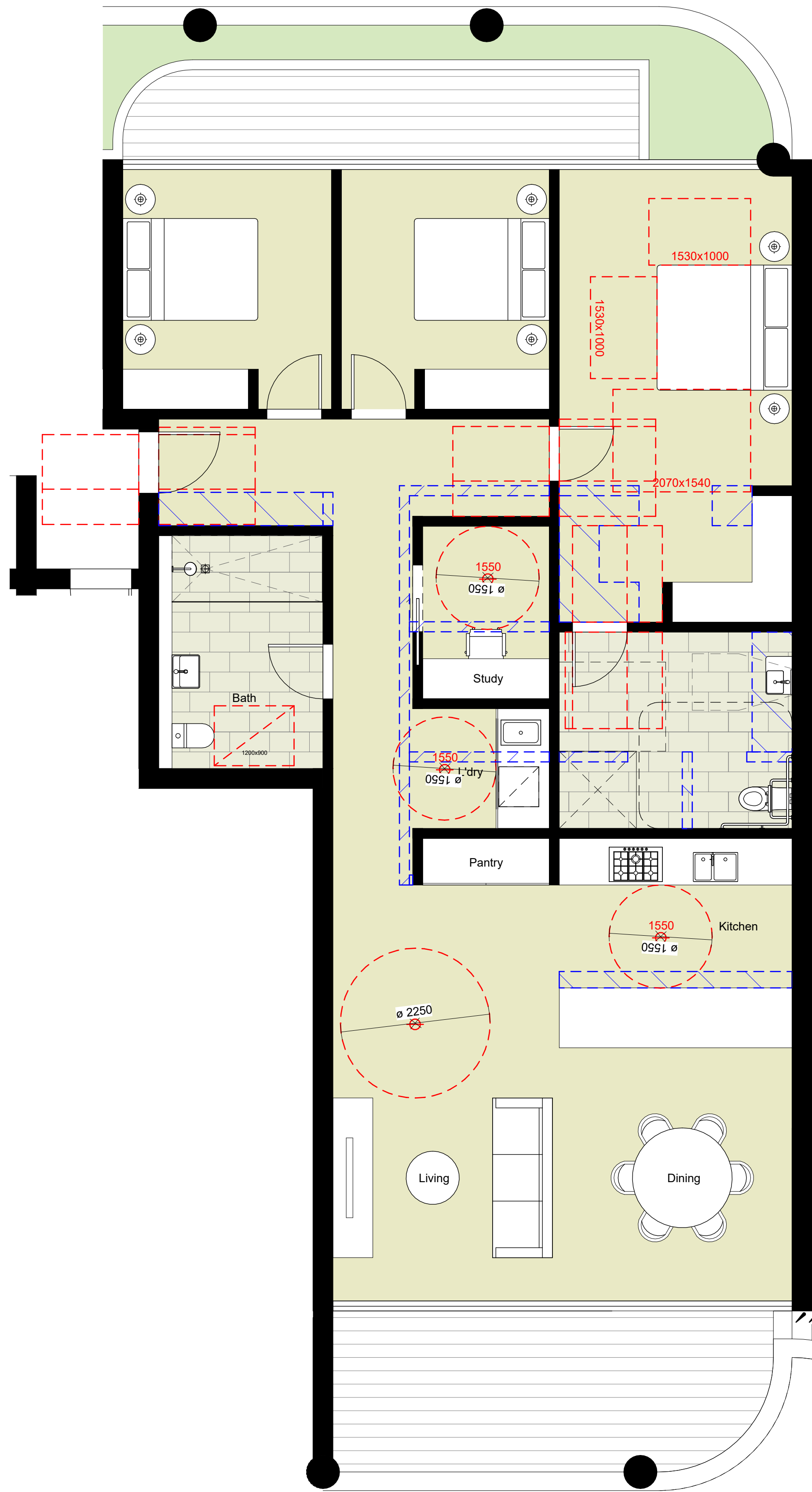




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1 3B\_C - Pre Adaptation  
Plan 1 : 50



2 3B\_C - Post Adaptation  
Plan 1 : 50

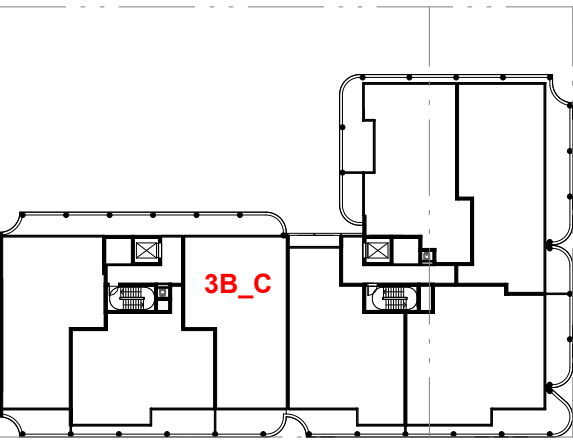
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#### KEY PLAN

Level 02-03

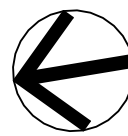


|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

#### NORTHBRIDGE

57-69 Strathallen Ave

Apartment Types  
3B\_C



|             |                                                                                         |         |         |
|-------------|-----------------------------------------------------------------------------------------|---------|---------|
| Status      | DEVELOPMENT APPLICATION                                                                 |         |         |
| Scale       | As indicated                                                                            | @ A1    |         |
| Drawn       | Author                                                                                  | Checked | Checker |
| Project No. | S12751                                                                                  |         |         |
| Plot Date   | 30/10/2024 2:06:51 PM                                                                   |         |         |
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| Drawing no. | Revision                                                                                |         |         |

A13.003

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Development Application

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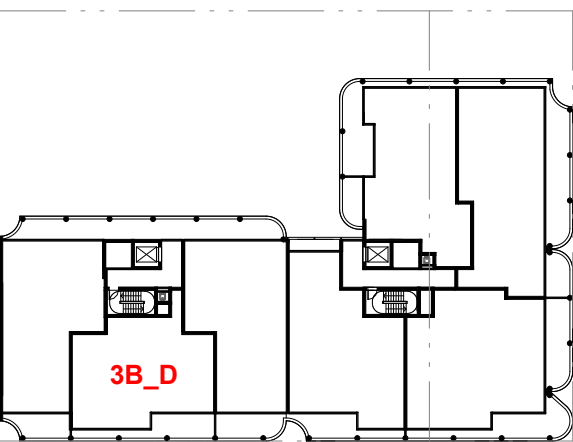


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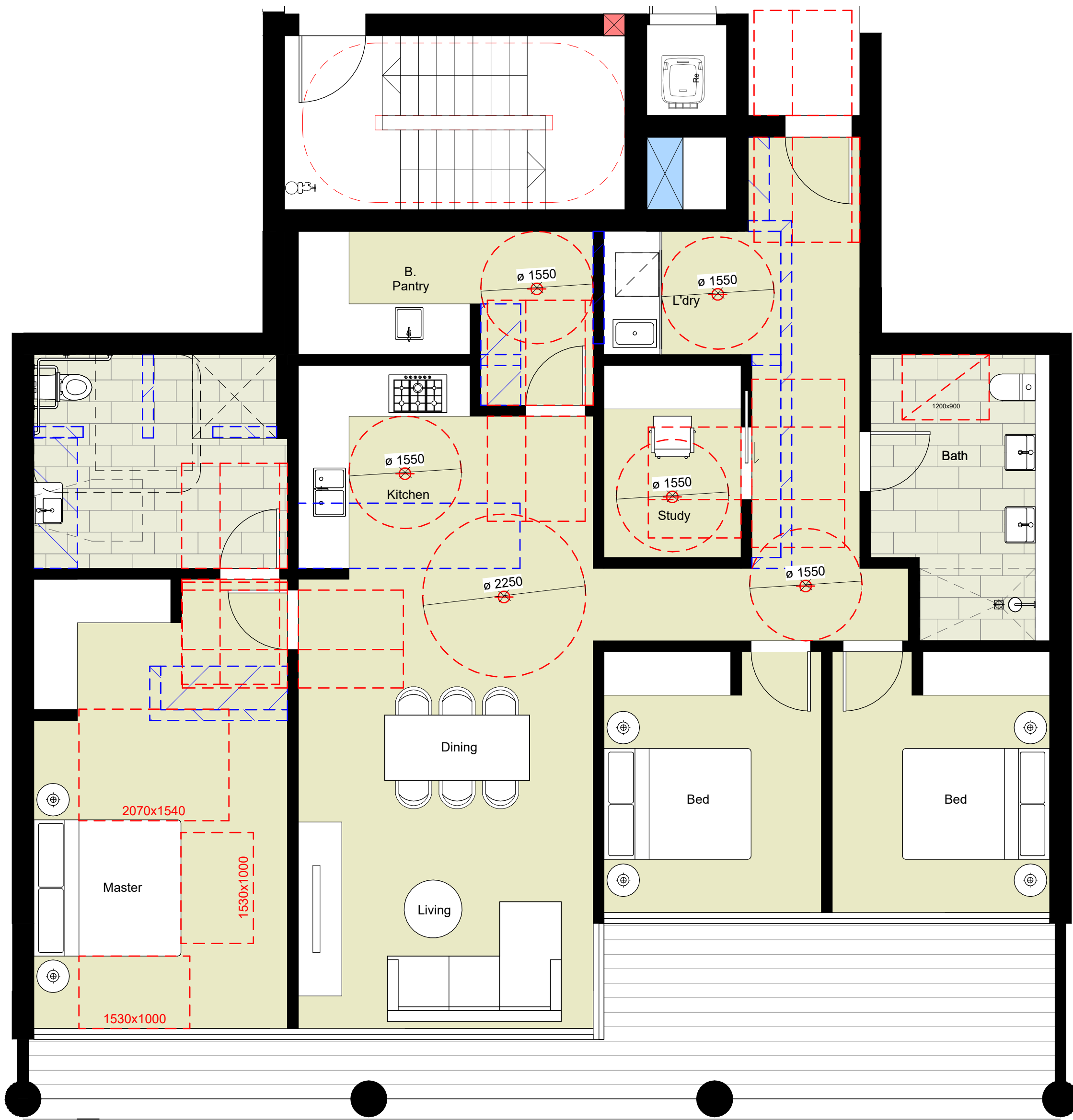
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KEY PLAN  
Level 02-03



1 3B\_D - Pre Adaptation  
Plan 1 : 50

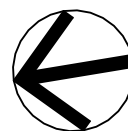


2 3B\_D - Post Adaptation  
Plan 1 : 50

|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

NORTHBRIDGE  
57-69 Strathallen Ave

Apartment Types  
3B\_D



|             |                                                                                          |         |               |
|-------------|------------------------------------------------------------------------------------------|---------|---------------|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |               |
| Scale       | As indicated                                                                             | @ A1    |               |
| Drawn       | Author                                                                                   | Checked | Checker       |
| Project No. | S12751                                                                                   |         |               |
| Plot Date   | 30/10/2024 2:06:53 PM                                                                    |         |               |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED<br>DA_tgordon@batesmart.com.nvt |         |               |
| Drawing no. | A13.004                                                                                  |         | Revision<br>3 |

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Guy Lake Reg. 7119 / Matthew Allen Reg. 8498

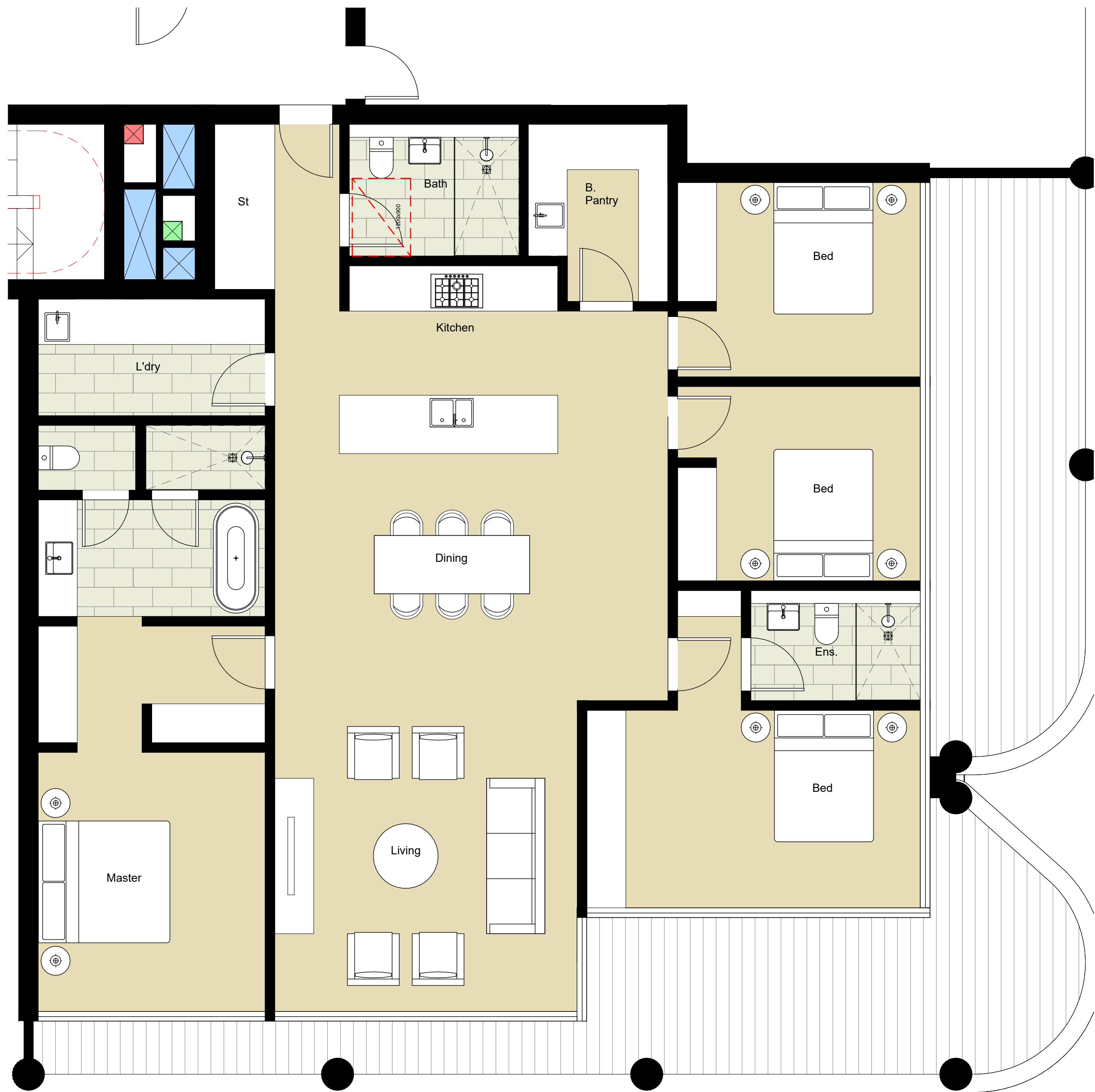
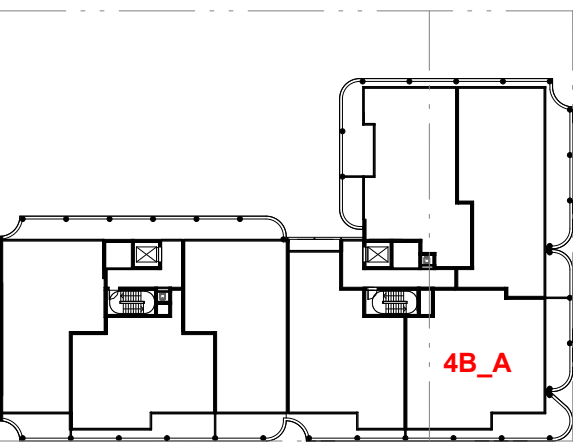


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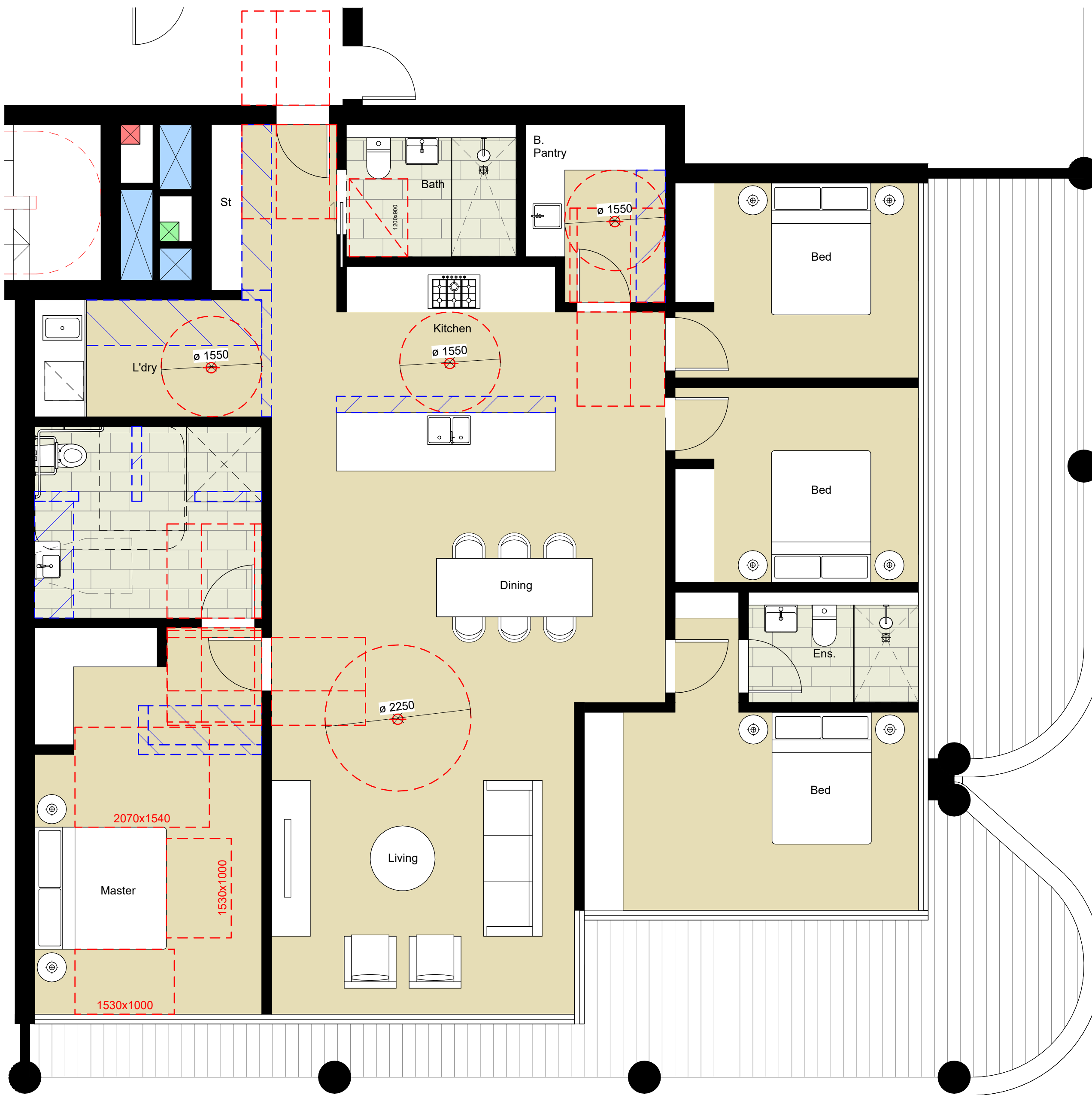
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KEY PLAN  
Level 02-03



1 4B\_A - Pre Adaptation  
Plan

1 : 50



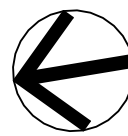
2 4B\_A - Post Adaptation  
Plan

1 : 50

|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

NORTHBRIDGE  
57-69 Strathallen Ave

Apartment Types  
4B\_A



|             |                                                                                          |         |         |
|-------------|------------------------------------------------------------------------------------------|---------|---------|
| Status      | DEVELOPMENT APPLICATION                                                                  |         |         |
| Scale       | As indicated                                                                             | @ A1    |         |
| Drawn       | Author                                                                                   | Checked | Checker |
| Project No. | S12751                                                                                   |         |         |
| Plot Date   | 30/10/2024 2:06:55 PM                                                                    |         |         |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISED<br>DA_tgordon@batesmart.com.nvt |         |         |
| Drawing no. | Revision                                                                                 |         |         |

A13.101 3

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**Bates Smart Architects Pty Ltd** ABN 68 094 740 986  
NSW Nominated Responsible Architects: Kellie Payne Reg. 6454 / Philip Vivian Reg. 6696 /  
Guy Lake Reg. 7119 / Matthew Allen Reg. 8498

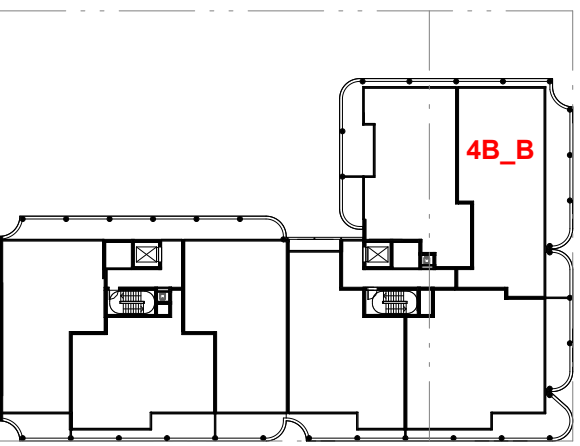


Check all dimensions and site conditions prior to commencement of any work, the purchase or ordering of any materials, fittings, plant, services or equipment and the preparation of shop drawings and or the fabrication of any components.

Do not scale drawings - refer to figured dimensions only. Any discrepancies shall immediately be referred to the architect for clarification.

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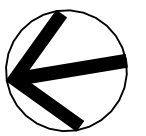
KEY PLAN  
Level 02-03



|     |          |                           |         |         |
|-----|----------|---------------------------|---------|---------|
| 3   | 28.06.24 | Post Lodgement Amendments | NH      | TG      |
| 2   | 02.05.24 | Development Application   | EYB     | TG      |
| 1   | 13.03.24 | Development Application   | EYB     | TG      |
| Rev | Date     | Description               | Initial | Checked |

NORTHBRIDGE  
57-69 Strathallen Ave

Apartment Types  
4B\_B



|             |                                                                                         |         |         |
|-------------|-----------------------------------------------------------------------------------------|---------|---------|
| Status      | DEVELOPMENT APPLICATION                                                                 |         |         |
| Scale       | As indicated                                                                            | @ A1    |         |
| Drawn       | Author                                                                                  | Checked | Checker |
| Project No. | S12751                                                                                  |         |         |
| Plot Date   | 30/10/2024 2:06:57 PM                                                                   |         |         |
| BIM         | C:\Users\GOA\Documents\NORTHBRIDGE_BS_ARCH_R2023_REVISD<br>DA_tgordon@batesmart.com.nvt |         |         |
| Drawing no. | Revision                                                                                |         |         |
| A13.102     | 3                                                                                       |         |         |

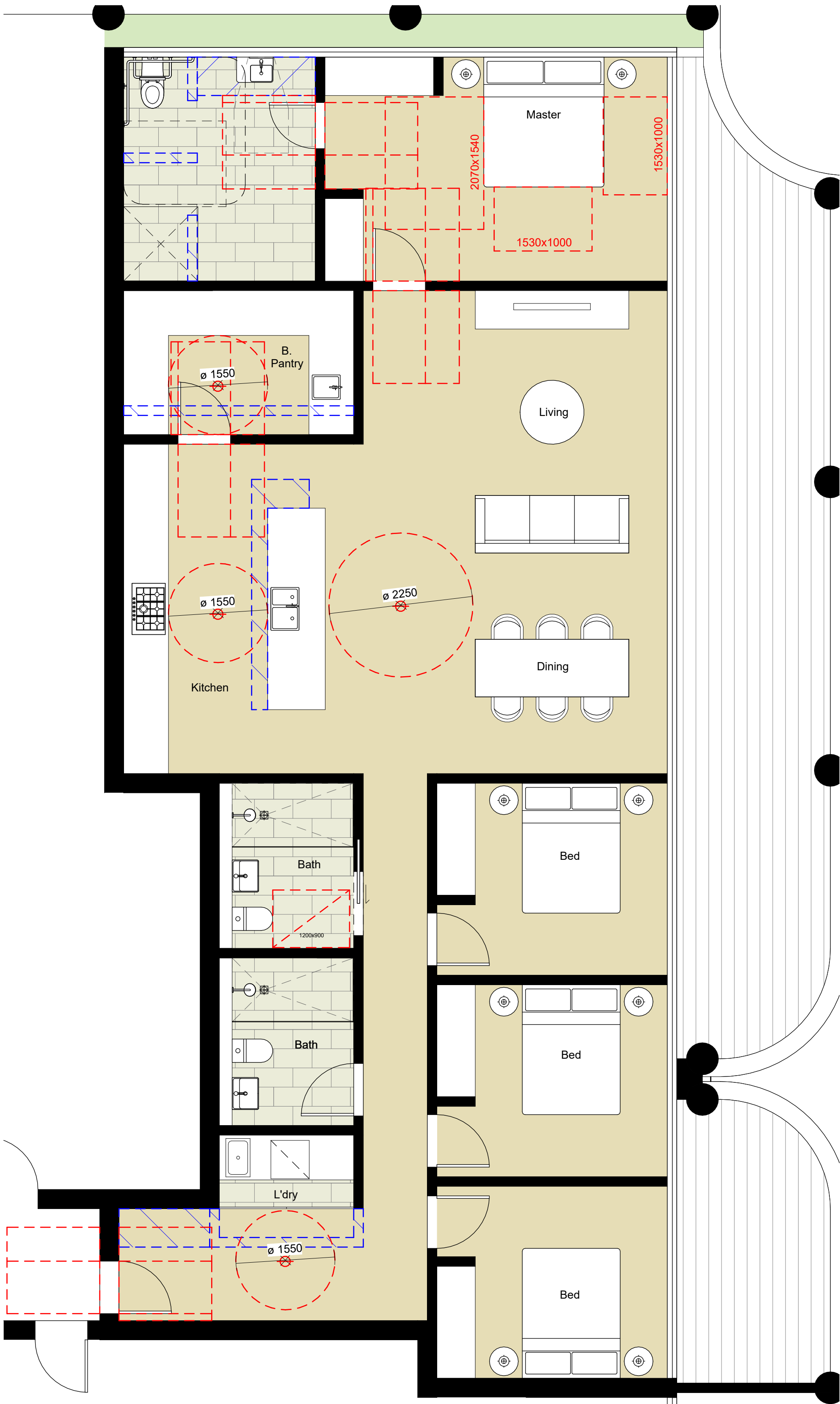
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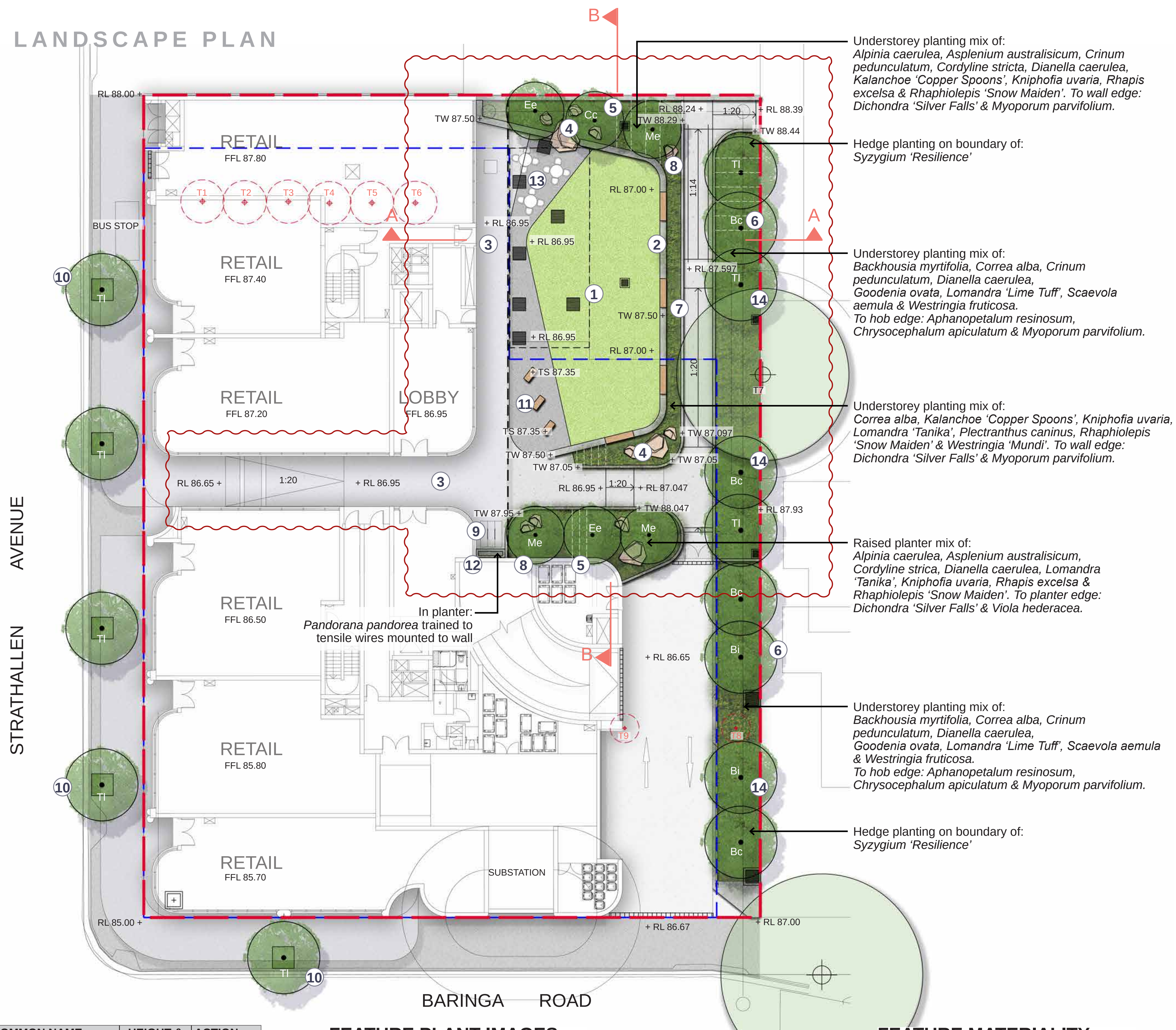
1 4B\_B - Pre Adaptation  
Plan 1 : 50



2 4B\_B - Post Adaptation  
Plan 1 : 50



GROUND LEVEL LANDSCAPE PLAN



LEGEND

- Site boundary
- Line of building above
- Line of basement below
- Grading to garden bed
- +3.00 Proposed levels  
EX = Existing  
TS = Top of seat  
TW = Top of wall
- Existing trees to be retained as per Arboricultural Impact Assessment prepared by Naturally Trees dated 19 October 2023.
- Existing trees to be removed as per Arboricultural Impact Assessment prepared by Naturally Trees dated 19 October 2023
- Proposed trees. Refer to planting schedule on DA-2320-07 for species
- Open turf for seating and passive recreation.
- Raised seating wall with mounted timber benches.
- Proposed paving. Refer to Architect's specifications.
- Feature sandstone boulders for seating and amenity.
- Feature tree providing shade and visual amenity.
- Screen planting on boundary providing privacy to site.
- DDA Accessible path to rear site entry with hob edge.
- Feature planting in raised planter to tie into existing character.
- Proposed bike racks. Refer to Architect's specifications
- Proposed street tree in accordance with Council's specifications
- Raised insitu seat for additional seating amenity
- 600mm wide planter with climbers to trail up adjacent wall
- Light toned permeable paving over deep soil area.
- Proposed wall on boundary. Refer to Architect's details

EXISTING TREE SCHEDULE

| TREE # | BOTANICAL NAME                    | COMMON NAME        | HEIGHT & SPREAD | ACTION |
|--------|-----------------------------------|--------------------|-----------------|--------|
| T1     | <i>Syagrus romanzoffiana</i>      | Queen Palm         | 9m x 3m         | Remove |
| T2     | <i>Syagrus romanzoffiana</i>      | Queen Palm         | 5m x 3m         | Remove |
| T3     | <i>Syagrus romanzoffiana</i>      | Queen Palm         | 8m x 3m         | Remove |
| T4     | <i>Syagrus romanzoffiana</i>      | Queen Palm         | 6m x 3m         | Remove |
| T5     | <i>Syagrus romanzoffiana</i>      | Queen Palm         | 8m x 3m         | Remove |
| T6     | <i>Syagrus romanzoffiana</i>      | Queen Palm         | 9m x 3m         | Remove |
| T7     | <i>Acmena smithii</i>             | Common Lilly Pilly | 14m x 12m       | Retain |
| T8     | <i>Archontophoenix alexandrae</i> | Alexandra Palm     | 7m x 2m         | Remove |
| T9     | <i>Archontophoenix alexandrae</i> | Alexandra Palm     | 7m x 2m         | Remove |

Note: Information above as per Arboricultural Report prepared by Naturally Trees dated 19th October 2023. Refer to report for tree heights, spreads, photography & additional information.

FEATURE PLANT IMAGES



Cyathea australis Magnolia 'Exmouth' Tristaniopsis 'Luscious'

FEATURE MATERIALITY



Feature sandstone boulders Light toned permeable paving

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57-69 Strathallen Avenue, Northbridge

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DRAWING  
Ground Level Landscape Plan

DRAWING No. DA-2320-01 ISSUE D DRAWN ml DATE 31.10.2024

Scale 0 1.5 7.5m  
1:150@A1  
1:300@A3

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LEVEL 1 LANDSCAPE PLAN

LEGEND

- Site boundary
- Line of building above
- +3.00 Proposed levels  
EX = Existing  
TS = Top of seat  
TW = Top of wall
- ① Feature planting in raised perimeter planters providing amenity to terraces.
- ② Terrace paving to Architect's specifications.

Planting mix of:  
*Westringia fruticosa* & *Kalanchoe*  
*'Copper Spoons'*. To edge  
*Chrysocephalum apiculatum*

Planting mix of:  
*Westringia fruticosa* & *Kalanchoe* *'Copper*  
*Spoons'*. To edge *Myoporum parvifolium*.

Planting mix of:  
*Alcantarea imperialis*, *Correa alba*, *Kalanchoe*  
*'Copper Spoons'*, *Lomandra* *'Lime Tuff'*, *Neoregelia*  
*'Fireball'* & *Rhaphiolepis* *'Snow Maiden'*. To edge  
*Casuarina* *'Cousin It'* & *Myoporum parvifolium*.

Planting mix of:  
*Alcantarea imperialis*, *Correa alba*, *Kalanchoe*  
*'Copper Spoons'*, *Lomandra* *'Tanika'*,  
*Neoregelia* *'Fireball'*, *Plectrathus caninus* &  
*Rhaphiolepis* *'Snow Maiden'*

Planting mix of:  
*Asplenium australasicum*, *Lomandra* *'Tanika'*  
& *Neoregelia* *'Fireball'*. To edge:  
*Myoporum parvifolium*.

AVENUE  
STRATHALLEN

BARINGA ROAD

FEATURE PLANT IMAGES



*Alcantarea imperialis*



*Correa alba*



*Kalanchoe* *'Copper Spoons'*



*Lomandra* *'Lime Tuff'*



*Neoregelia* *'Fireball'*



*Rhaphiolepis* *'Snow Maiden'*



*Chrysocephalum apiculatum*



*Myoporum parvifolium*

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DRAWING  
Level 1 Landscape Plan

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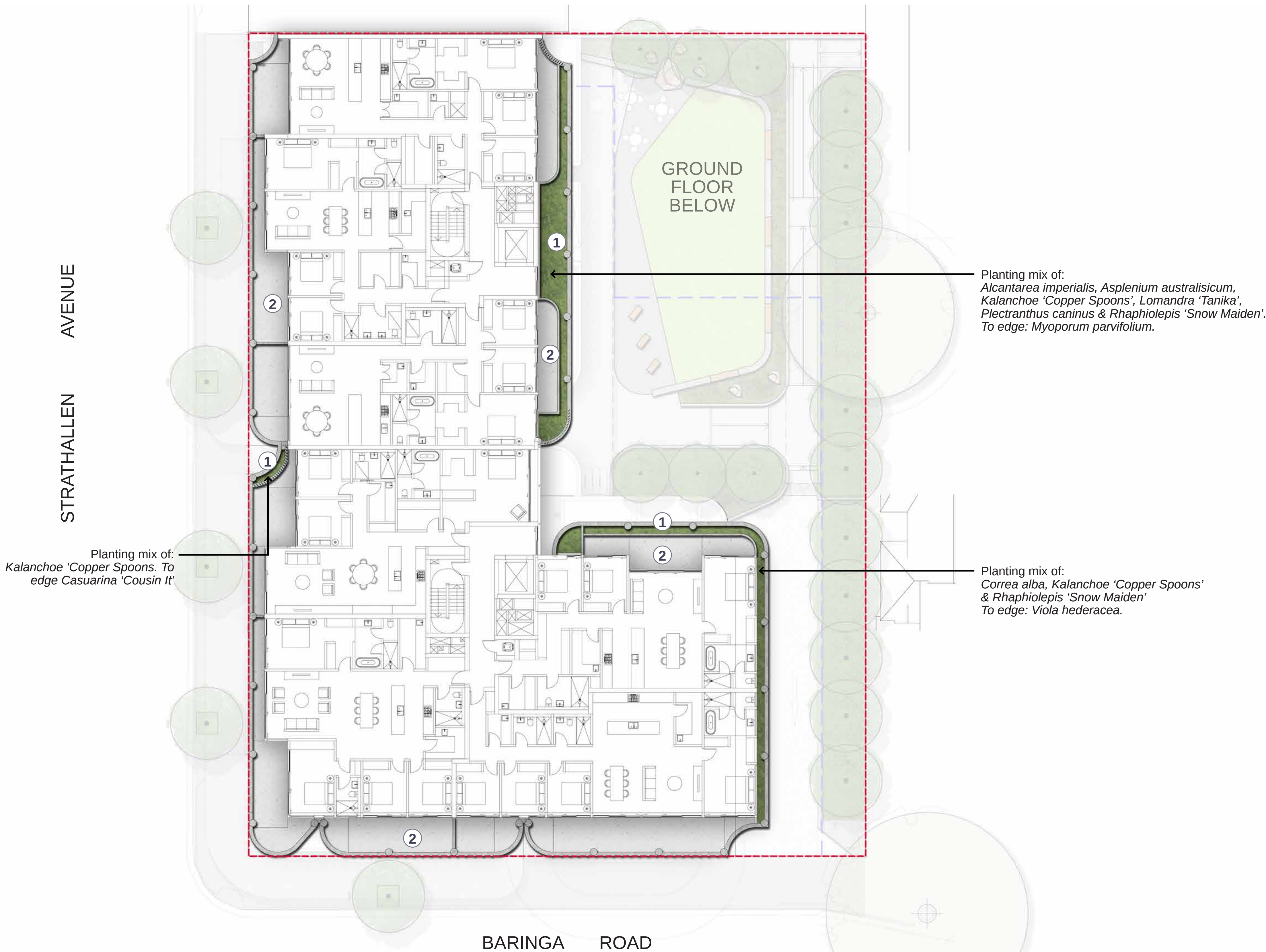
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LEVEL 2 & 3 LANDSCAPE PLAN

LEGEND

- Site boundary
- Line of building above
- +3.00 Proposed levels  
EX = Existing  
TS = Top of seat  
TW = Top of wall
- ① Feature planting in raised perimeter planters providing amenity to terraces.
- ② Terrace paving to Architect's specifications.



FEATURE PLANT IMAGES



Alcantarea imperialis



Asplenium australasicum



Correa alba



Kalanchoe 'Copper Spoons'



Lomandra 'Tanika'



Plectranthus caninus



Casuarina 'Cousin It'



Viola hederacea

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DRAWING  
Level 2 & 3 Landscape Plan

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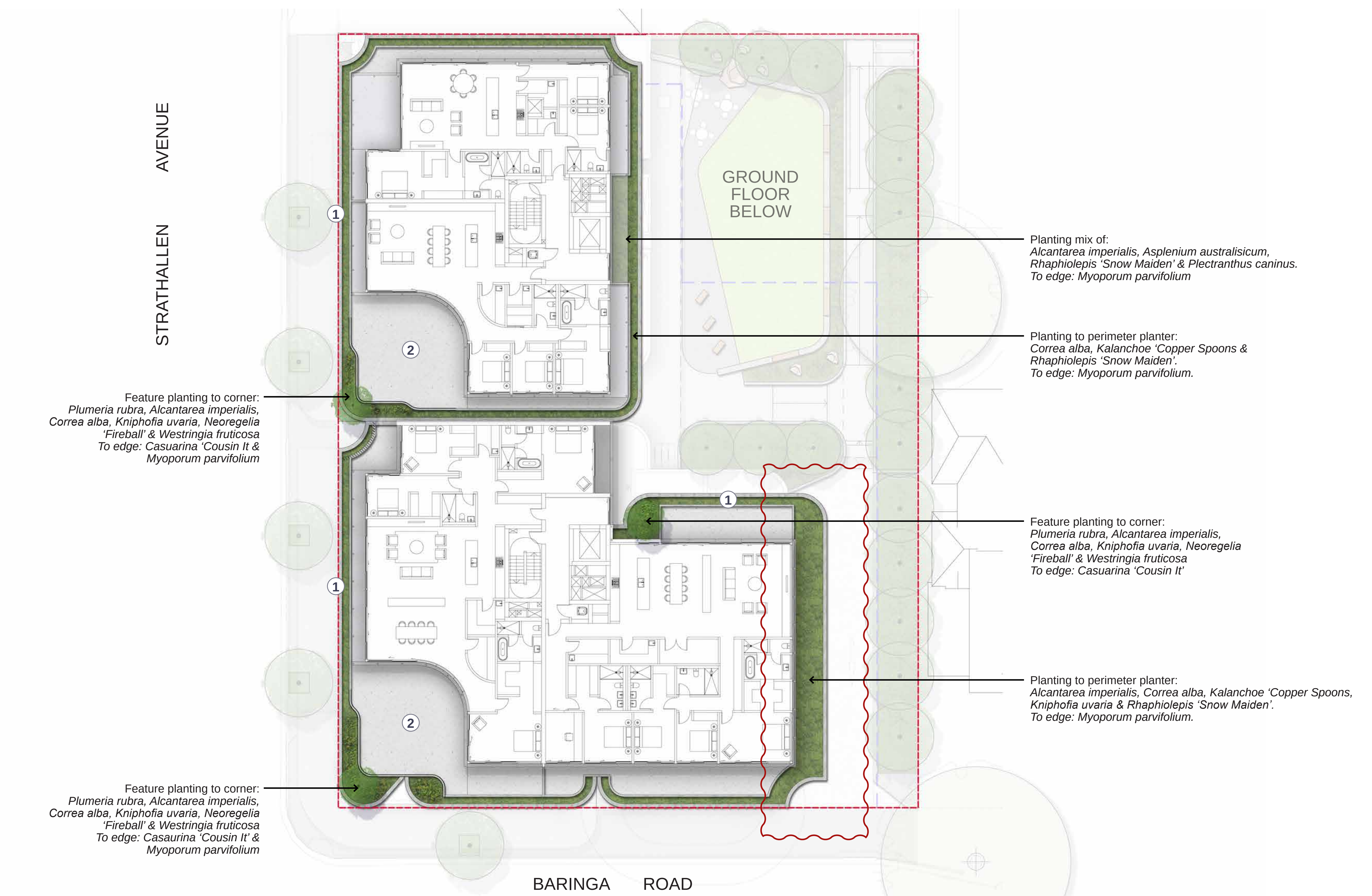
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LEVEL 4 LANDSCAPE PLAN

LEGEND

- Site boundary
- Line of building above
- +3.00 Proposed levels  
EX = Existing  
TS = Top of seat  
TW = Top of wall
- ① Feature planting in raised perimeter planters providing amenity to terraces.
- ② Terrace paving to Architect's specifications.



FEATURE PLANT IMAGES



Plumeria rubra



Alcantarea imperialis



Kniphofia uvaria



Neoregelia 'Fireball'



Raphiolepis 'Snow Maiden'



Westringia fruticosa



Casuarina 'Cousin It'



Myoporum parvifolium

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DRAWING  
Level 4 Landscape Plan

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DEEP SOIL LANDSCAPE PLAN

STRATHALLEN AVENUE

GROUND FLOOR

BARINGA ROAD

LEGEND

- Site boundary
- Line of basement below
- Deep Soil Area

NOTE:  
Pervious landscape areas shown within green hatch. (Does not include walls)

CALCULATIONS

|                |                |
|----------------|----------------|
| Site Area      | 2428m2         |
| Deep Soil Area | 357m2 or 14.7% |



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DRAWING  
Deep Soil Landscape Plan

| DRAWING No. | ISSUE | DRAWN | DATE       |
|-------------|-------|-------|------------|
| DA-2320-05  | D     | ml    | 31.10.2024 |



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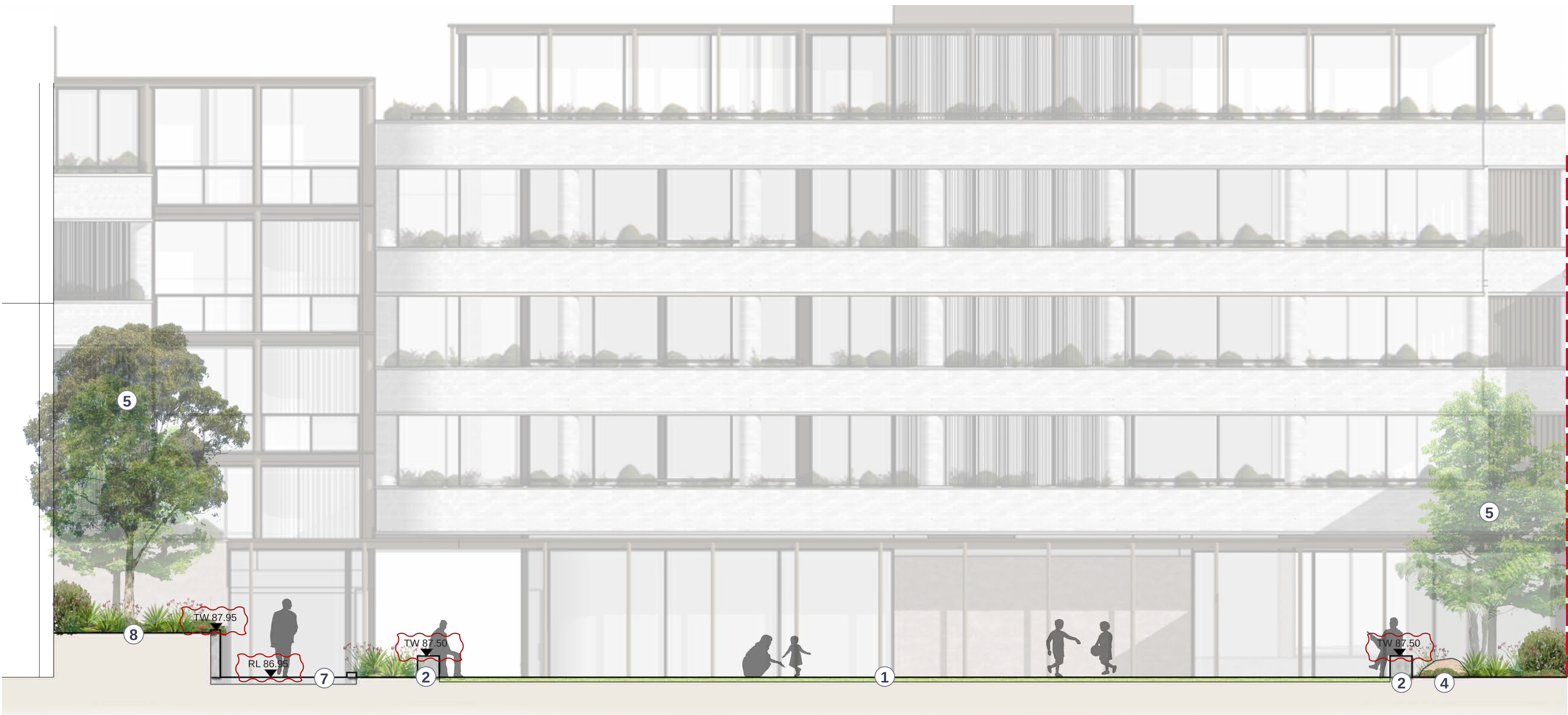


LANDSCAPE SECTIONS



SECTION A-A - TURF AREA

1:50@A1



SECTION B-B - COURTYARD CROSS SECTION

1:50@A1

LEGEND

- Site boundary
- Line of building above
- +3.00 Proposed levels  
EX = Existing  
TS = Top of seat  
TW = Top of wall
- ① Open turf for seating and passive recreation.
- ② Raised seating wall with mounted timber benches.
- ③ Proposed paving. Refer to Architect's specifications.
- ④ Feature sandstone boulders for seating and amenity.
- ⑤ Feature tree providing shade and visual amenity.
- ⑥ Screen planting on boundary providing privacy to site.
- ⑦ DDA Accessible path to rear site entry.
- ⑧ Feature planting in raised planter to tie into existing character and provide amenity to courtyard spaces
- ⑨ Proposed wall on boundary to Architect's details.

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DRAWING  
Landscape Sections

DRAWING No. DA-2320-06 ISSUE D DRAWN ml DATE 31.10.2024

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PLANTING SCHEDULE

| CODE                  | BOTANICAL NAME                         | COMMON NAME          | MATURE H X W (M) | POT SIZE | SPACING |
|-----------------------|----------------------------------------|----------------------|------------------|----------|---------|
| TREES                 |                                        |                      |                  |          |         |
| Bc                    | <i>Backhousia citriodora</i> *         | Lemon Myrtle         | 8m H x 6m W      | 100L     | A.S.    |
| Bi                    | <i>Banksia integrifolia</i> *          | Coastal Banksia      | 15m H x 6m W     | 100L     | A.S.    |
| Cc                    | <i>Cyathea cooperi</i> *               | Australian Tree Fern | 6m H x 4m W      | 45L      | A.S     |
| Ee                    | <i>Elaeocarpus eumundii</i> *          | Quandong             | 15m H x 6m W     | 100L     | A.S.    |
| Pr                    | <i>Plumeria rubra</i>                  | Frangipani           | 6m H x 7m W      | 45L      | A.S     |
| Me                    | <i>Magnolia 'Exmouth'</i>              | Magnolia             | 12m H x 5m W     | 100L     | A.S.    |
| Tl                    | <i>Tristaniopsis 'Luscious' *</i>      | Water Gum            | 12m H x 5m W     | 100L     | A.S.    |
|                       |                                        |                      |                  |          |         |
| SHRUBS & GROUNDCOVERS |                                        |                      |                  |          |         |
| Alc                   | <i>Alpinia caerulea</i> *              | Native Ginger        | 3m H x 2m W      | 5L       | 0.6m    |
| Ali                   | <i>Alcantarea imperialis</i>           | Giant Bromeliad      | 2m H x 5m W      | 25L      | 1m      |
| Apr                   | <i>Aphanopetalum resinosum</i> *       | Gum Vine             | 0.2m H x 1m W    | 5L       | 0.6m    |
| Asa                   | <i>Asplenium australisicum</i> *       | Bird's Nest Fern     | 1.5m H x 1.5m W  | 25L      | 1m      |
| Bam                   | <i>Backhousia myrtifolia</i> *         | Grey Myrtle          | 7m H x 4m W      | 5L       | 1m      |
| Bln                   | <i>Blechnum nudum</i> *                | Fishbone Water Fern  | 1m H x 1m W      | 150mm    | 0.5m    |
| Brm                   | <i>Brachycome multifida</i> *          | Native Daisy         | 0.3m H x 0.5m W  | 1.5L     | 0.3m    |
| Caa                   | <i>Carex appressa</i> *                | Tall Sedge           | 1m H x 1m W      | 1.5L     | 0.5m    |
| CaCl                  | <i>Casuarina 'Cousin It'</i> *         | Cousin It            | 0.3m H x 1.5m W  | 150mm    | 0.3m    |
| Cha                   | <i>Chrysocephalum apiculatum</i> *     | Yellow Buttons       | 0.3m H x 0.5m W  | 150mm    | 0.3m    |
| Coa                   | <i>Correa alba</i> *                   | White Correa         | 1.5m H x 1.5m W  | 1.5L     | 0.5m    |
| Cos                   | <i>Cordyline stricta</i> *             | Cordyline            | 4m H x 2m W      | 1.5L     | 0.5m    |
| Crp                   | <i>Crinum pedunculatum</i> *           | Swamp Lily           | 3m H x 3m W      | 25L      | 0.8m    |
| Dia                   | <i>Dianella caerulea</i> *             | Blue Flax Lily       | 1m H x 2m W      | 150mm    | 0.4m    |
| Dir                   | <i>Dichondra repens</i> *              | Kidney Plant         | 0.15m H x 2m W   | 150mm    | 0.25m   |
| DiSF                  | <i>Dichondra 'Silver Falls'</i>        | Silver Falls         | 0.2m H x 2m W    | 150mm    | 0.3m    |
| Epl                   | <i>Epacris longifolia</i> *            | Fuschia Health       | 1.5m H x 1m W    | 5L       | 0.6m    |
| Era                   | <i>Eriostemon australasius</i> *       | Pink Flax Flower     | 2m H x 1m W      | 5L       | 0.8m    |
| Goo                   | <i>Goodenia ovata</i> *                | Hop Goodenia         | 1m H x 3m W      | 25L      | A.S     |
| HaHW                  | <i>Hardenbergia 'Happy Wanderer' *</i> | Native Sarsparilla   | 5m H x 2m W      | 5L       | 0.6m    |
| His                   | <i>Hibbertia scandens</i> *            | Guinea Flower        | 3m H x 5m W      | 5L       | 0.5m    |
| KaCS                  | <i>Kalanchoe 'Copper Spoons'</i>       | Copper Spoons        | 1m H x 0.8m W    | 5L       | 0.4m    |
| Kep                   | <i>Kennedia prostrata</i> *            | Running Postman      | 1.5m H x 3m W    | 150mm    | 0.8m    |
| Knu                   | <i>Kniphofia uvaria</i>                | Red Hot Poker        | 1.2m H x 1m W    | 150mm    | 0.5m    |
| LoLT                  | <i>Lomandra 'Lime Tuff'</i> *          | Mat Rush             | 0.4m H x 0.4m W  | 150mm    | 0.5m    |
| LoT                   | <i>Lomandra 'Tanika' *</i>             | Mat Rush             | 0.6m H x 0.6m W  | 150mm    | 0.5m    |
| Myp                   | <i>Myoporum parvifolium</i> *          | Creeping Boobialla   | 0.3m H x 3m W    | 150mm    | 0.4m    |
| NeF                   | <i>Neoregelia 'Fireball'</i>           | Bromeliad            | 0.15m H x 0.3m W | 5L       | 0.6m    |
| Pap                   | <i>Pandorea pandorana</i> *            | Wonga Wonga Vine     | 2m H x 8m W      | 150mm    | 0.6m    |
| Pea                   | <i>Pelargonium australe</i> *          | Austral Storks-Bill  | 0.5m H x 0.5m W  | 150mm    | 0.5m    |
| Plc                   | <i>Plectranthus caninus</i> *          | Dogsbane             | 0.3m H x 1m W    | 150mm    | 0.3m    |
| Prp                   | <i>Pratia purpurascens</i> *           | Trailing Pratia      | 0.3m H x 0.2m W  | 150mm    | 0.4m    |
| Pro                   | <i>Prostanthera ovalifolia</i> *       | Oval-leaf Mintbush   | 5m H x 4m W      | 5L       | 1.5m    |
| Rhe                   | <i>Rhapis excelsa</i>                  | Rhapis Palm          | 4m H x 4m W      | 25L      | 1.5m    |
| RhSN                  | <i>Rhaphiolepis 'Snow Maiden'</i>      | Indian Hawthorn      | 0.8m H x 0.5m W  | 5L       | 1m      |
| Sca                   | <i>Scaevola aemula</i> *               | Fan Flower           | 0.5m H x 1m W    | 150mm    | 0.5m    |
| Tes                   | <i>Telopea speciosissima</i> *         | NSW Waratah          | 4m H x 3m W      | 25L      | 1.5m    |
| Vih                   | <i>Viola hederacea</i> *               | Native Violet        | 0.2m H x 1m W    | 150mm    | 0.3m    |
| Wef                   | <i>Westringia fruticosa</i> *          | Coastal Rosemary     | 2m H x 4m W      | 25L      | 0.6m    |
| WeM                   | <i>Westringia 'Mundi' *</i>            | Creeping Rosemary    | 0.5m H x 1.5m W  | 5L       | 2m      |

\*Australian Native plants

NOTE:

80% of plant species are native.

All plants shall be grown in accordance with Australian Standard AS2303 - Tree Stock for Landscape Use.

All garden beds to be fitted with Automated Drip Irrigation system.

INDICATIVE TREE IMAGES



Cyathea cooperi



Elaeocarpus eumundii



Plumeria rubra



Magnolia 'Exmouth'



Tristaniopsis 'Luscious'

INDICATIVE PLANTING IMAGES



Alpinia caerulea



Alcantarea imperialis



Asplenium australisicum



Backhousia myrtifolia



Casuarina 'Cousin It'



Correa alba



Cordyline stricta



Crinum pedunculatum



Dichondra 'Silver Falls'



Kalanchoe 'Copper Spoons'



Kniphofia uvaria



Lomandra 'Lime Tuff'



Myoporum parvifolium



Neoregelia 'Fireball'



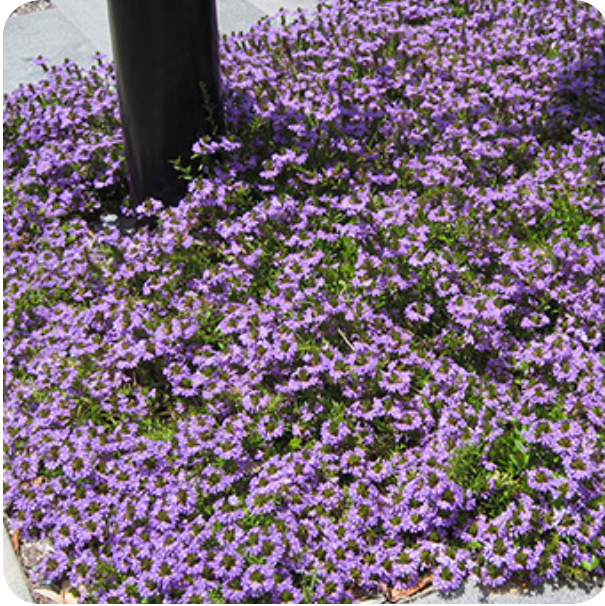
Pandorana pandorea



Rhapis excelsa



Rhaphiolepis 'Snow Maiden'



Scaevola aemula



Viola hederacea



Westringia fruticosa

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DRAWING

Planting Schedule

DRAWING No.

ISSUE

DRAWN

DATE

DA-2320-07

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ml

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