

3&3A BEACONSFIELD PARADE LINDFIELD

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3&3A BEACONSFIELD PARADE LINDFIELD - TOD & INFILL HOUSING SEPP

SITE CALCULATION

	PERMISSIBLE	PROPOSED	COMPLY
SITE AREA	3,066 m²		
SITE COVERAGE	MAX 30% = 919.9 m²	1,400 m² = 45.7%	NO
DEEP SOIL	MIN 50% = 1,533 m²	1,340 m² = 44%	NO
COMMUNAL OPEN AREA	MIN 10% = 306.6 m²	776 m² = 25.3%	YES
SOLAR ACCESS	MIN 70% = 62 UNITS	63 UNIT (71.6%)	YES
CROSS VENTILATION	MIN 60% = 53 UNITS	72 UNITS (81.8%)	YES

AREA CALCULATION

	MAX. PERMISSIBLE	MIN. PERMISSIBLE	PROPOSED
TOD GFA	7665 m²	-	7,286 m²
TOD FSR	2.5 : 1	-	2.37 : 1
TOD AFFORDABLE GFA	-	146 m² 2% X PROPOSED TOD GFA	146 m² 2% X PROPOSED TOD GFA
INFILL HOUSING GFA	2,300 m² 30% x MAX. TOD GFA	-	1,867 m² 25.6% x PROPOSED TOD GFA
TOTAL GFA	9,965 m² TOD GFA + AFFORD. GFA	-	9,153 m²
TOTAL FSR	3.25 : 1	-	2.99 : 1
INFILL HOUSING AFFORDABLE GFA	-	1,373 m² 15% x PROPOSED TOTAL GFA	1,420 m² 15.5% X PROPOSED TOTAL GFA
TOTAL AFFORDABLE GFA	-	-	1,566 m²
TOTAL NON-AFFORD. GFA	-	-	7,587 m²

PROJECT SCHEDULE

GROSS FLOOR AREA_TOTAL
PROPOSED
9153 m²
9153 m²
NET AREA_TOTAL
NET AREA
8130 m²
8130 m²

UNIT TYPE_TOTAL	
UNIT TYPE	COUNT
2 BED	40
2 BED + STUDY	24
3 BED	15
3 BED LUXURY	8
4 BED/PENTHOUSE	1
	88

CAR PARKING		
TYPE	PROVIDED	REQUIRED
[R]	96	Min.83 Max.113
[R][A]	15	Min.15
[V]	11	11
[V][A]	3	3
[V][CAR WASH]	1	1
Grand total: 126		

BICYCLE/MOTOBIKE/TRUCK		
TYPE	PROVIDED	REQUIRED
[B]	19	18
[B][V]	9	9
[MB]	21	-
[TRUCK]	1	1
Grand total: 50		

CROSS VENTILATION		
COMPLIANT	COUNT	%
YES	72	81.8%
	72	

SOLAR ACCESS		
SOLAR ACCESS	COUNT	%
2HRS	63	71.6%
<2HRS	25	28.4%
	88	

UNIT SCHEDULE

UNIT					
UNIT NUMBER	UNIT TYPE	NET AREA	SOLAR ACCESS	CROSS VENT	COMMENTS
Level 0 FRL					
BG01	3 BED	102 m²	2HRS	YES	
BG02	2 BED	90 m²	2HRS	NO	
BG03	3 BED	113 m²	2HRS	YES	
Level 1					
A101	2 BED	80 m²	2HRS	NO	AFFORDABLE
A102	2 BED + STUDY	87 m²	2HRS	YES	
A103	2 BED	75 m²	2HRS	YES	AFFORDABLE
B101	2 BED	75 m²	2HRS	YES	AFFORDABLE
B102	2 BED	75 m²	2HRS	NO	AFFORDABLE
B103	3 BED	102 m²	2HRS	YES	
B104	2 BED	90 m²	2HRS	NO	
B105	3 BED	115 m²	2HRS	YES	
B106	3 BED	98 m²	<2HRS	YES	AFFORDABLE
Level 2					
A201	2 BED + STUDY	97 m²	<2HRS	YES	AFFORDABLE
A202	2 BED	75 m²	2HRS	YES	AFFORDABLE
A203	2 BED + STUDY	91 m²	2HRS	YES	PLATINUM
A204	3 BED LUXURY	125 m²	2HRS	YES	PLATINUM
A205	3 BED	102 m²	<2HRS	YES	
B201	3 BED LUXURY	117 m²	2HRS	YES	PLATINUM
B202	2 BED	75 m²	2HRS	NO	AFFORDABLE
B203	3 BED	102 m²	2HRS	YES	
B204	2 BED	90 m²	2HRS	NO	
B205	3 BED	115 m²	2HRS	YES	
B206	2 BED + STUDY	87 m²	<2HRS	YES	AFFORDABLE
Level 3					
A301	2 BED	75 m²	<2HRS	YES	TOD AFFORDABLE
A302	2 BED	79 m²	2HRS	YES	
A303	2 BED + STUDY	91 m²	2HRS	YES	PLATINUM
A304	3 BED LUXURY	125 m²	2HRS	YES	PLATINUM
A305	3 BED	102 m²	<2HRS	YES	
A306	2 BED + STUDY	87 m²	<2HRS	NO	AFFORDABLE
B301	3 BED LUXURY	117 m²	2HRS	YES	PLATINUM
B302	2 BED	75 m²	2HRS	NO	AFFORDABLE
B303	3 BED	102 m²	2HRS	YES	
B304	2 BED	90 m²	2HRS	NO	
B305	3 BED	115 m²	2HRS	YES	
B306	2 BED + STUDY	87 m²	<2HRS	YES	AFFORDABLE
Level 4					
A401	2 BED	91 m²	<2HRS	YES	
A402	2 BED	79 m²	2HRS	YES	
A403	2 BED + STUDY	91 m²	2HRS	YES	PLATINUM
A404	3 BED LUXURY	125 m²	2HRS	YES	PLATINUM
A405	3 BED	102 m²	<2HRS	YES	
A406	2 BED + STUDY	87 m²	<2HRS	NO	AFFORDABLE
B401	3 BED LUXURY	114 m²	2HRS	YES	PLATINUM
B402	2 BED	75 m²	2HRS	NO	AFFORDABLE
B403	3 BED	102 m²	2HRS	YES	
B404	3 BED	109 m²	2HRS	YES	
B405	2 BED	71 m²	<2HRS	YES	TOD AFFORDABLE

* A min. 5 m3 storage has been allocated to each unit in the basement

UNIT					
UNIT NUMBER	UNIT TYPE	NET AREA	SOLAR ACCESS	CROSS VENT	COMMENTS
Level 5					
A501	2 BED	91 m²	<2HRS	YES	
A502	2 BED	79 m²	2HRS	YES	
A504	2 BED	77 m²	2HRS	YES	
A505	2 BED + STUDY	92 m²	<2HRS	YES	
A506	2 BED + STUDY	87 m²	<2HRS	NO	
A 503	2 BED + STUDY	91 m²	2HRS	YES	PLATINUM
B501	2 BED	75 m²	2HRS	YES	
B502	2 BED + STUDY	91 m²	2HRS	NO	
B503	2 BED	85 m²	2HRS	YES	
B504	2 BED	85 m²	2HRS	YES	
B505	2 BED	85 m²	<2HRS	YES	AFFORDABLE

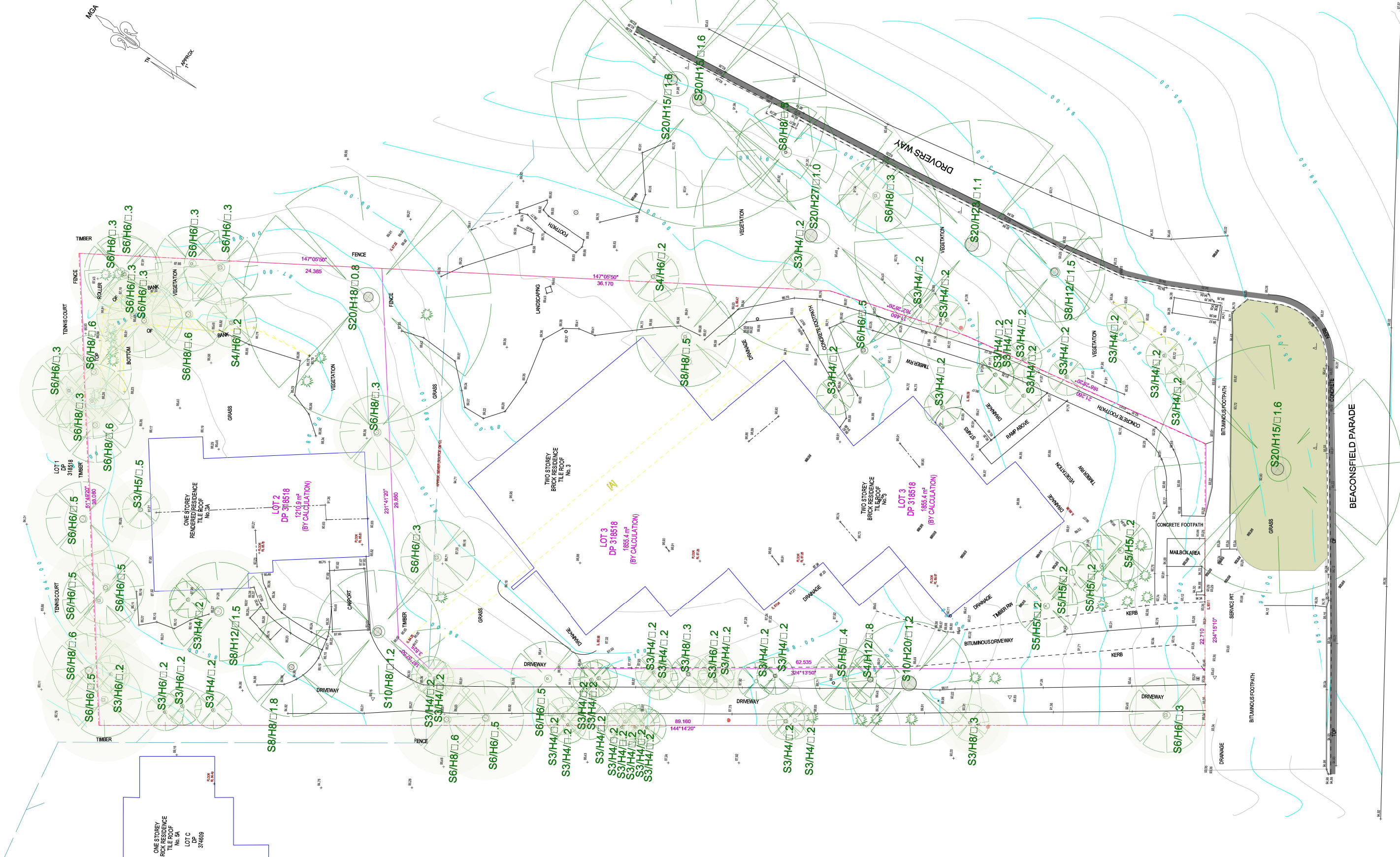
Level 6					
A601	2 BED + STUDY	88 m²	2HRS	YES	
A602	2 BED + STUDY	91 m²	2HRS	YES	PLATINUM
A603	2 BED	77 m²	2HRS	YES	
A604	2 BED	82 m²	<2HRS	YES	
A605	3 BED	101 m²	<2HRS	YES	
B601	2 BED	75 m²	2HRS	YES	
B602	2 BED + STUDY	91 m²	2HRS	NO	
B603	2 BED	85 m²	2HRS	YES	
B604	2 BED	85 m²	2HRS	YES	
B605	2 BED	85 m²	<2HRS	YES	AFFORDABLE

Level 7					
A701	2 BED + STUDY	88 m²	2HRS	YES	
A702	2 BED + STUDY	91 m²	2HRS	YES	PLATINUM
A703	2 BED	77 m²	2HRS	YES	
A704	2 BED	82 m²	<2HRS	YES	
A705	2 BED + STUDY	88 m²	<2HRS	YES	
B701	2 BED	75 m²	2HRS	YES	
B702	2 BED + STUDY	91 m²	2HRS	NO	
B703	2 BED	85 m²	2HRS	YES	
B704	2 BED	85 m²	2HRS	YES	
B705	2 BED	85 m²	<2HRS	YES	

Level 8					
A801	2 BED + STUDY	88 m²	2HRS	YES	
A802	2 BED + STUDY	91 m²	2HRS	YES	PLATINUM
A803	2 BED	77 m²	2HRS	YES	
A804	2 BED	82 m²	<2HRS	YES	
A805	2 BED + STUDY	88 m²	<2HRS	YES	
B801	2 BED	75 m²	2HRS	YES	
B802	2 BED + STUDY	91 m²	2HRS	NO	
B803	4 BED/PENTHOUSE	164 m²	2HRS	YES	PLATINUM
B804	2 BED	85 m²	<2HRS	YES	

Level 9					
A901	3 BED LUXURY	115 m²	2HRS	YES	
A902	3 BED LUXURY	155 m²	2HRS	YES	PLATINUM
88		8130 m²			

Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1: As indicated (Half Scale @ A3)
A	DA SUBMISSION	12/03/2025	[B] BICYCLE [B][V] VISITOR BICYCLE [MB] MOTOBIKE [R] RESIDENTIAL [R][A] RESIDENTIAL ADAPTABLE [V] VISITOR [V][A] ADAPTABLE VISITOR [V][CAR WASH] VISITOR + CAR WASH [TRUCK] TRUCK FOR GARBAGE COLLECTION Do not scale off this drawing. Use figured dimensions only. Verify all dimensions on site prior to commencement of any work. ©2009 Copyright remains the property of ARCHITECTURE URBANEIA PTY LTD ABN50169207818. All works to be in accordance with the Australian Standards, the Building Code of Australia and manufacturers recommendations and instructions.	2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	PROJECT INFORMATION	
				ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST www.architectureurbaneia.com.au	Graphic scale 0 1 2 4 8 1:150	Drawing Number Revision
				NO. 7057 T: 02 8094 8420 M: 061 404110316		A.0001 A



Rev Description
A DA SUBMISSION

Date
12/03/2025

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Project | Client
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3 & 3A Beaconsfield Parade, Lindfield
TURRAMURRA 88 PTY LTD

ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT
SUITE 111, 6-8 CLARKE STREET, CROWS NEST

NO. 7057
T: 02 8094 8420
M: 061 404110316

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Drawing

SITE SURVEY

Graphic scale
0 1 2 4 8 1:150

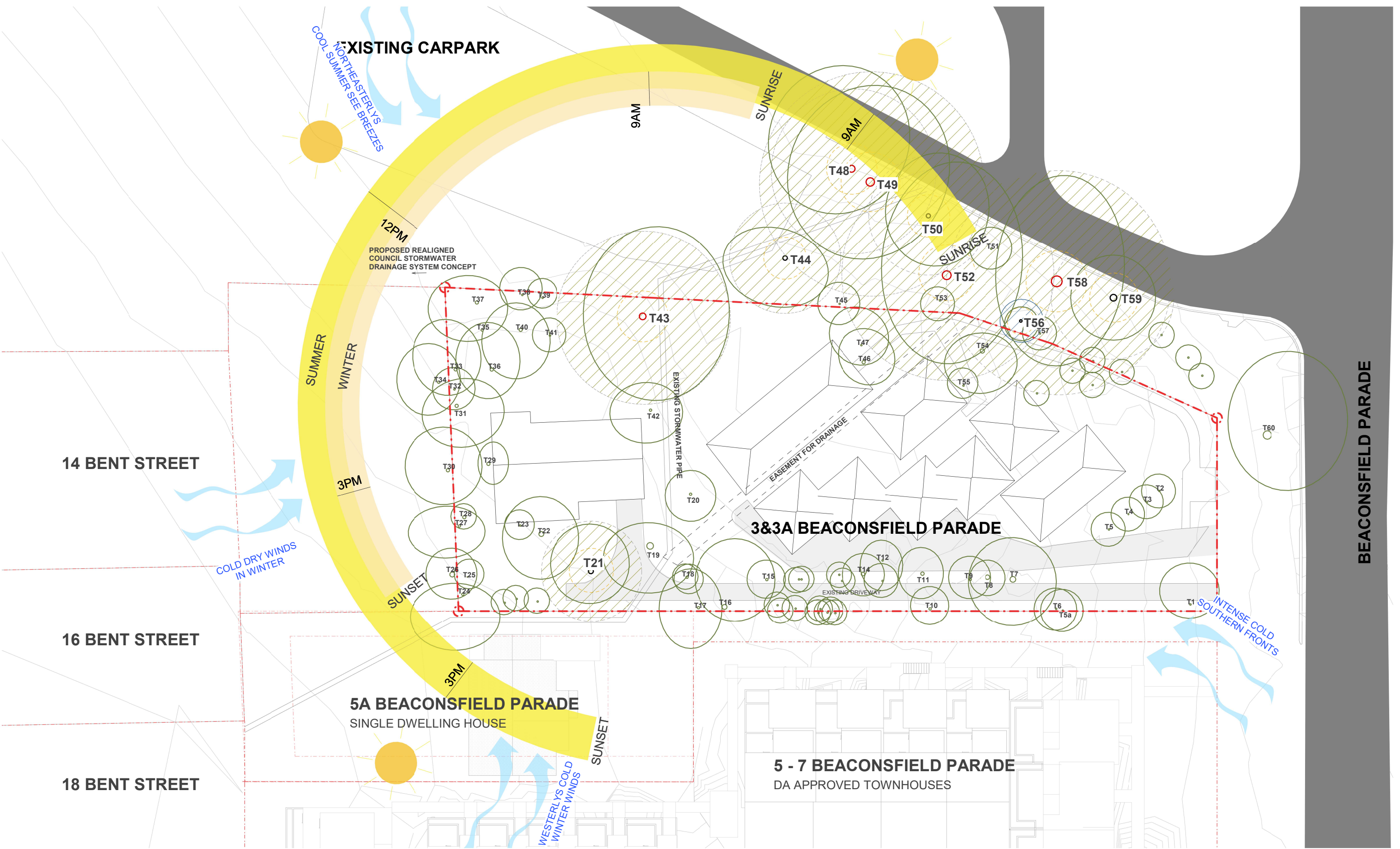
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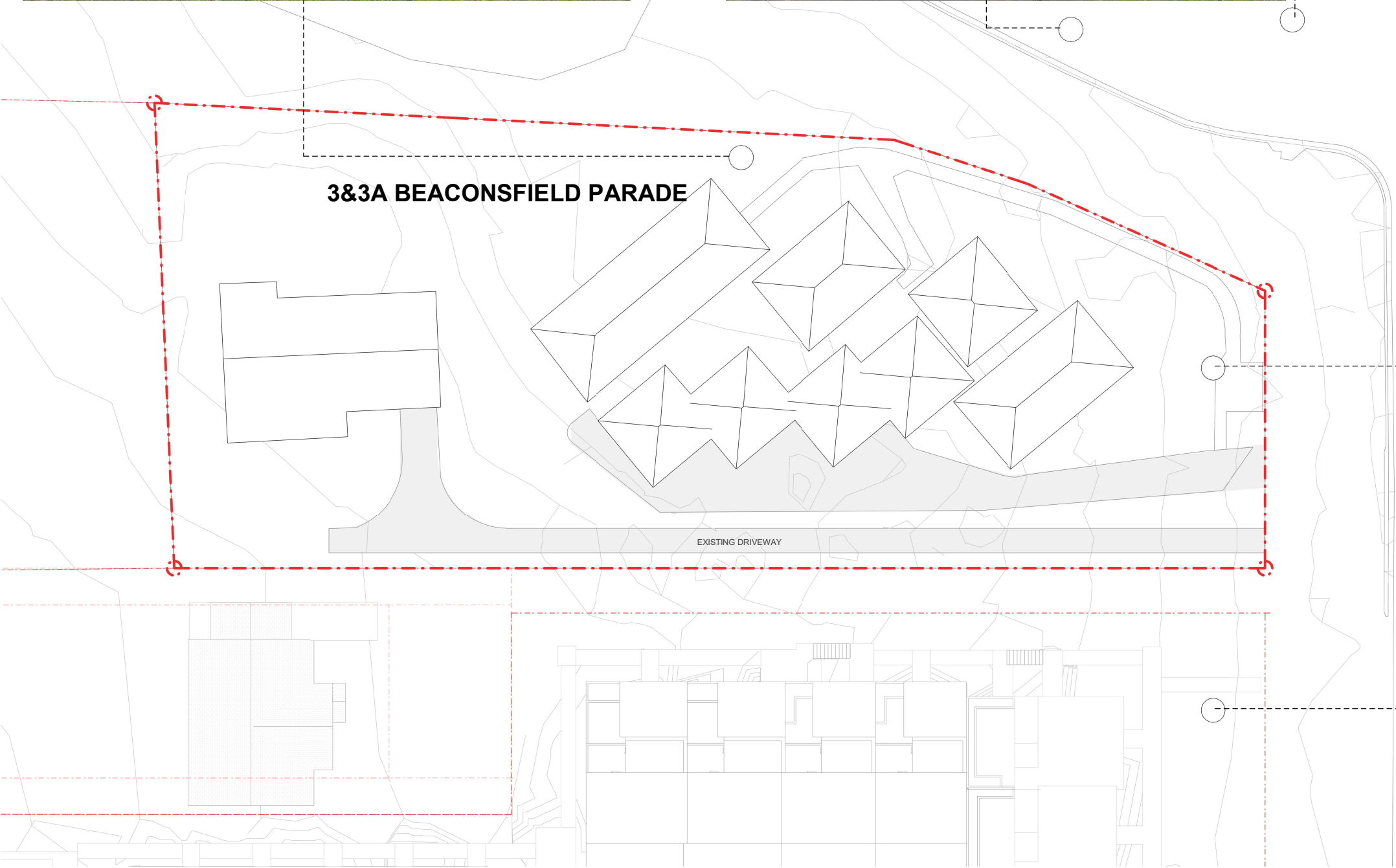
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Revision

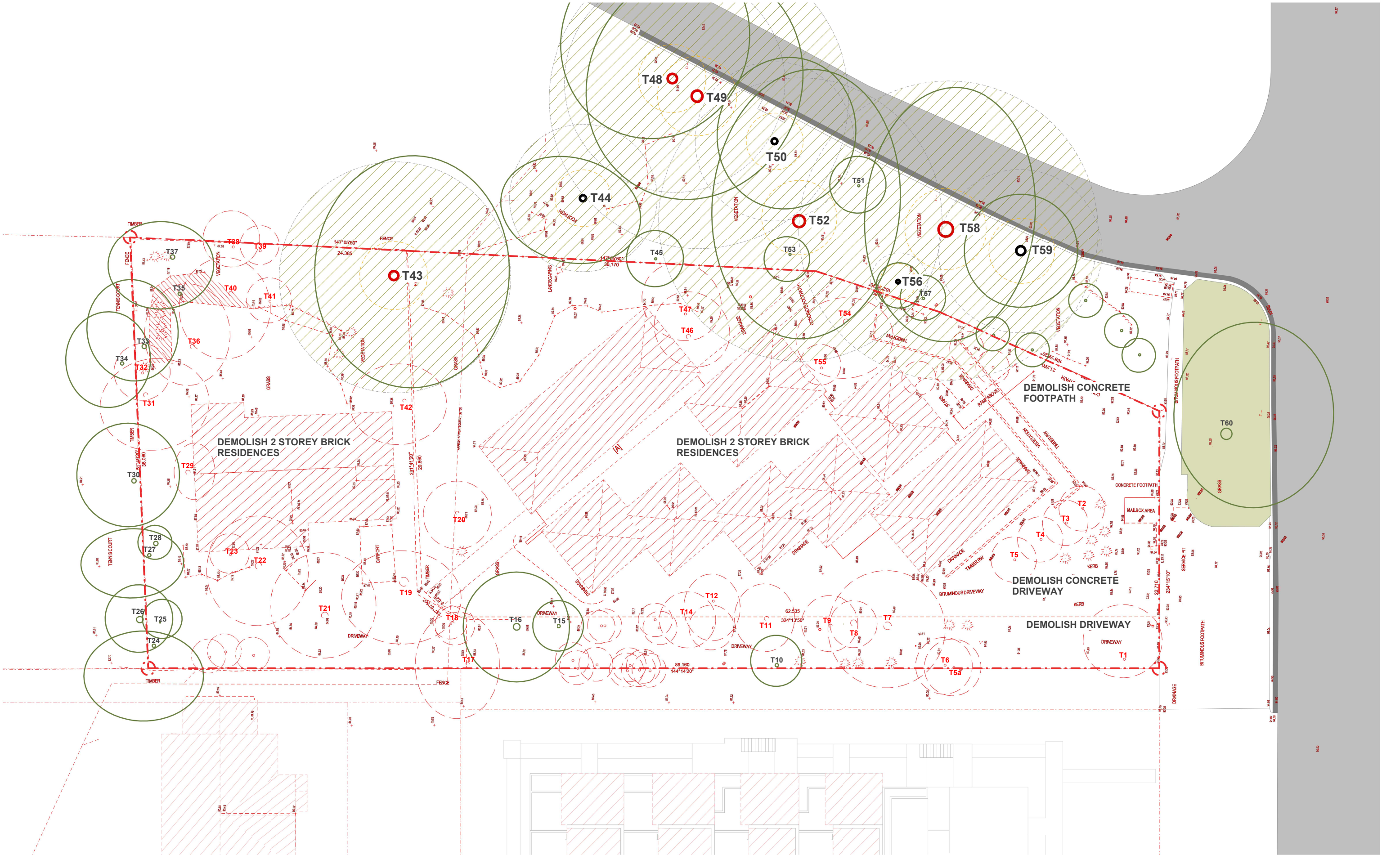
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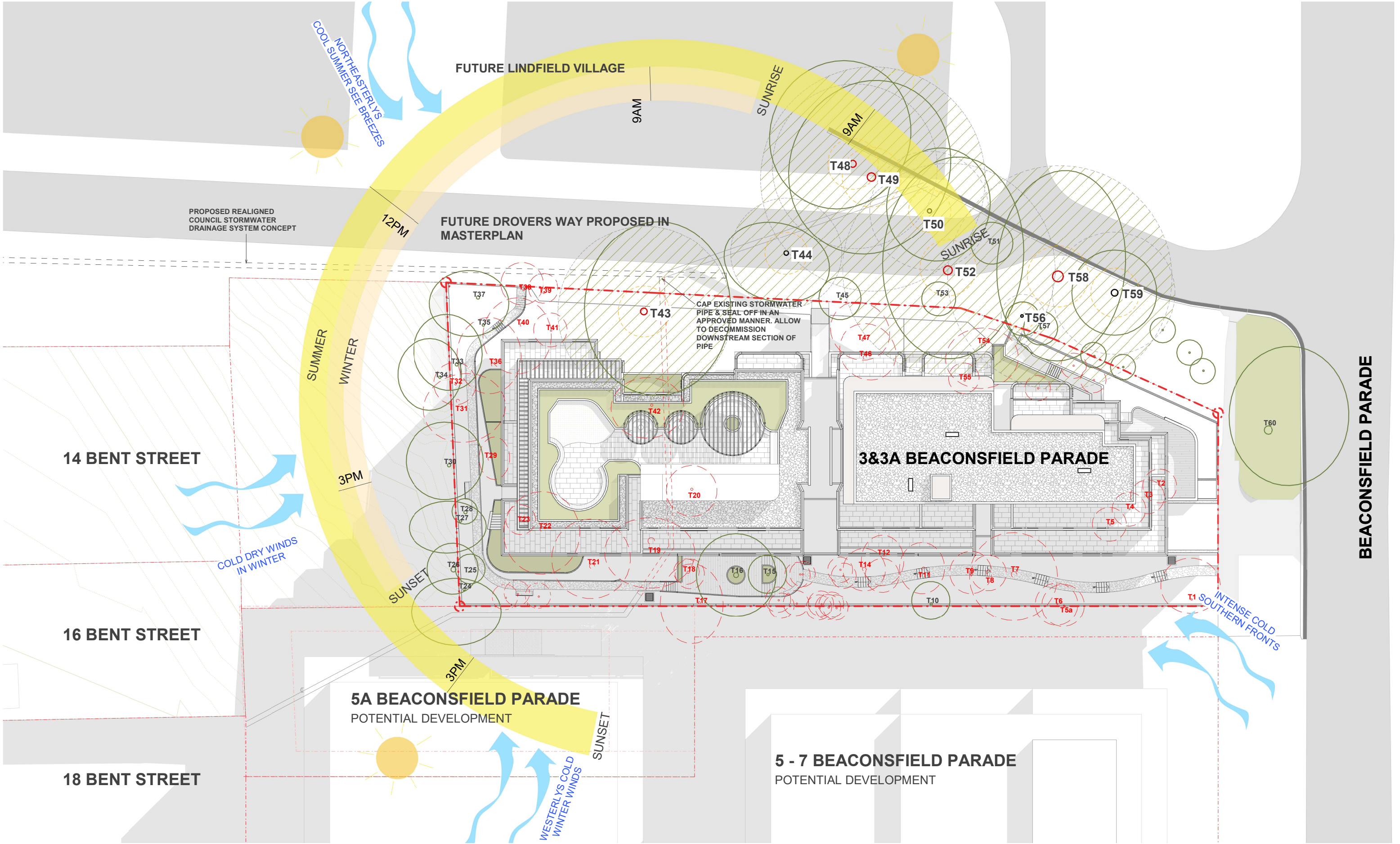
Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client		Drawing	Scale @ A1: 1 : 200 (Half Scale @ A3)			
				2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		SITE ANALYSIS_CURRENT	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION			
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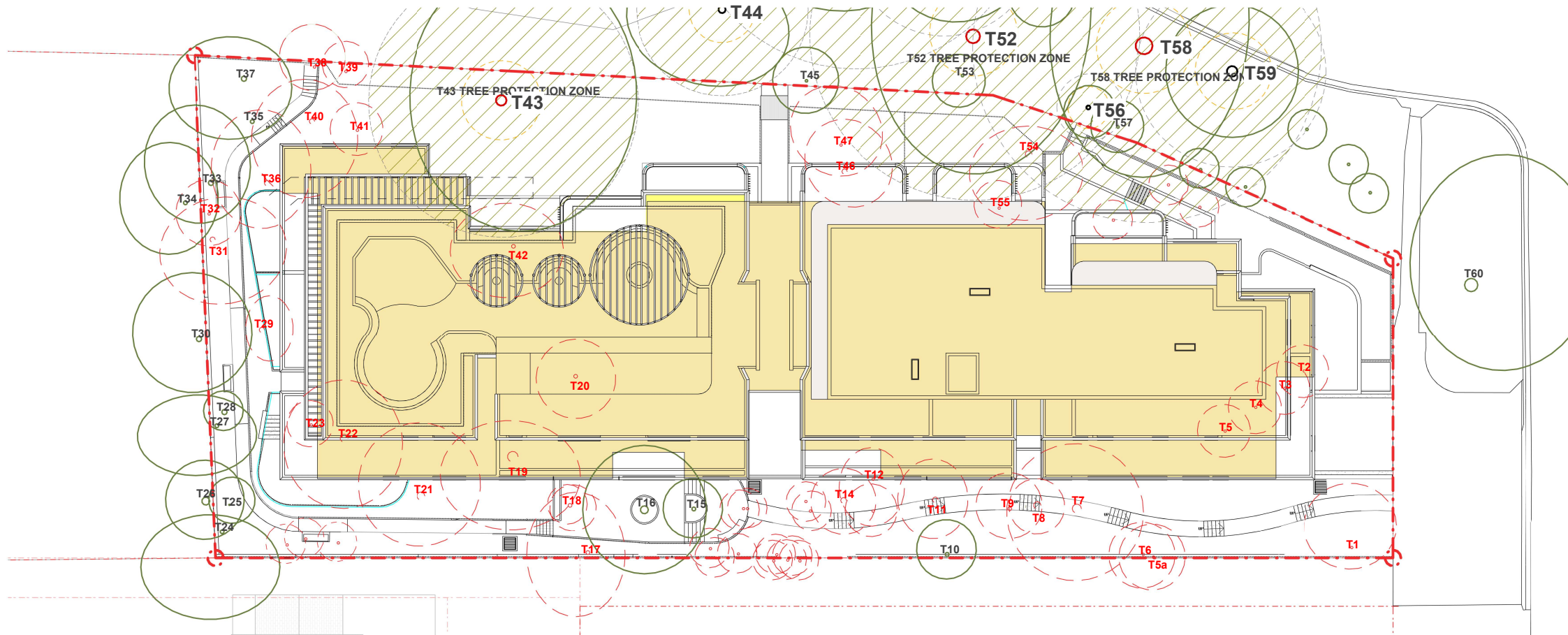
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A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	SITE ANALYSIS_SITE PHOTOS	1 : 200	
				ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST www.architectureurbaneia.com.au	NO. 7057 T: 02 8094 8420 M: 061 404110316	Graphic scale 0 1 2 4 8 12 1:200	
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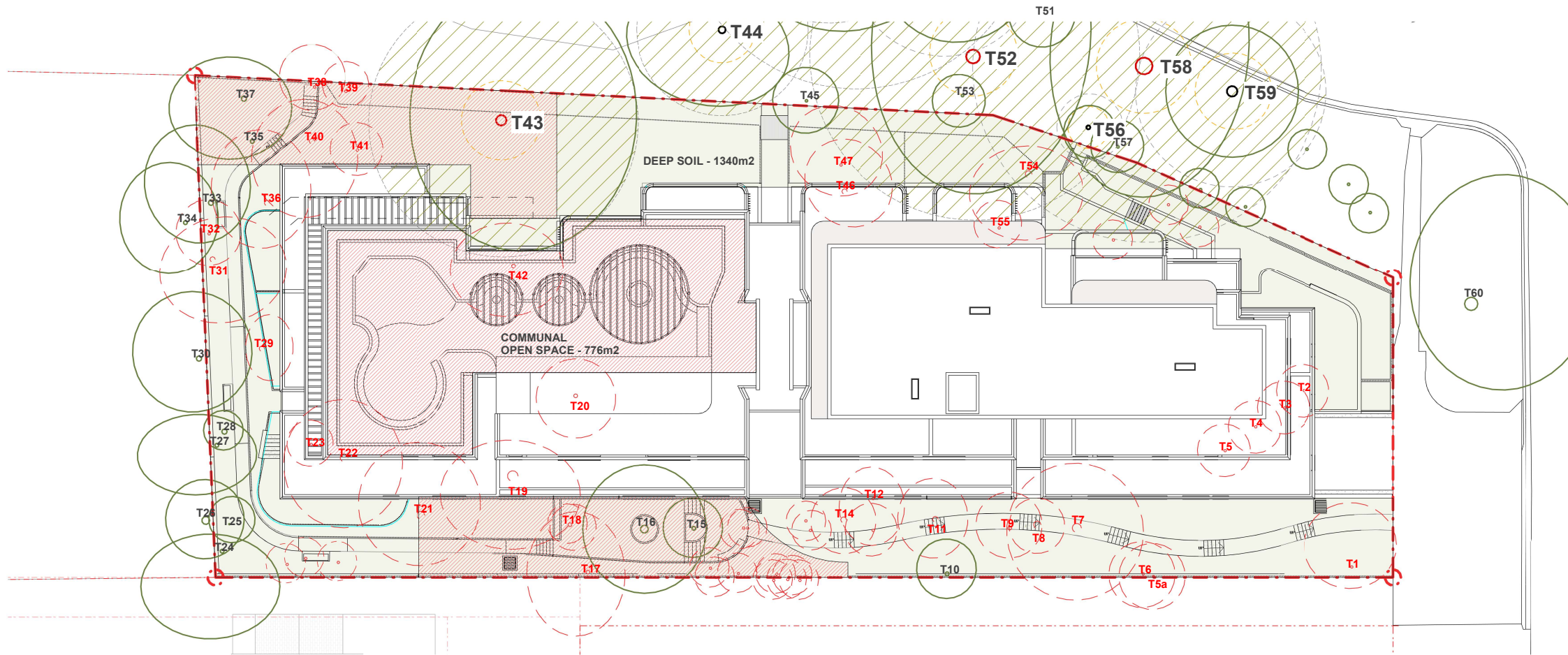
Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1:	Revision
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	DEMOLITION PLAN	1 : 150 (Half Scale @ A3)	
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architecture urbaneia				ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST www.architectureurbaneia.com.au	NO. 7057 T: 02 8094 8420 M: 061 404110316	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	Drawing Number A.0005



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	TREE PROTECTION ZONE TREE CANOPY ZONE STRUCTURAL ROOT TRUNK HIGH IMPORTANCE MODERATE IMPORTANCE LOW IMPORTANCE TREE TO REMOVE	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		Drawing SITE PLAN	Scale @ A1: As indicated (Half Scale @ A3)	Revision
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	PROPOSED	REQUIRED
SITE COVERAGE	1400m ² - 45.7%	Max. 919.9m ² - 30%



	PROPOSED	REQUIRED
DEEP SOIL	1340m ² - 44%	Min. 1533m ² - 50%
COMMUNAL OPEN SPACE	776m ² - 25.3%	Min. 306.6m ² - 10%

Rev Description
A DA SUBMISSION

Date
12/03/2025

Notes

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Project | Client
2301
3 & 3A Beaconsfield Parade, Lindfield
TURRAMURRA 88 PTY LTD

ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT
SUITE 111, 6-8 CLARKE STREET, CROWS NEST

NO. 7057
T: 02 8094 8420
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Drawing

SITE CALCULATION

Graphic scale
0 1 2 4 8 12 1:200

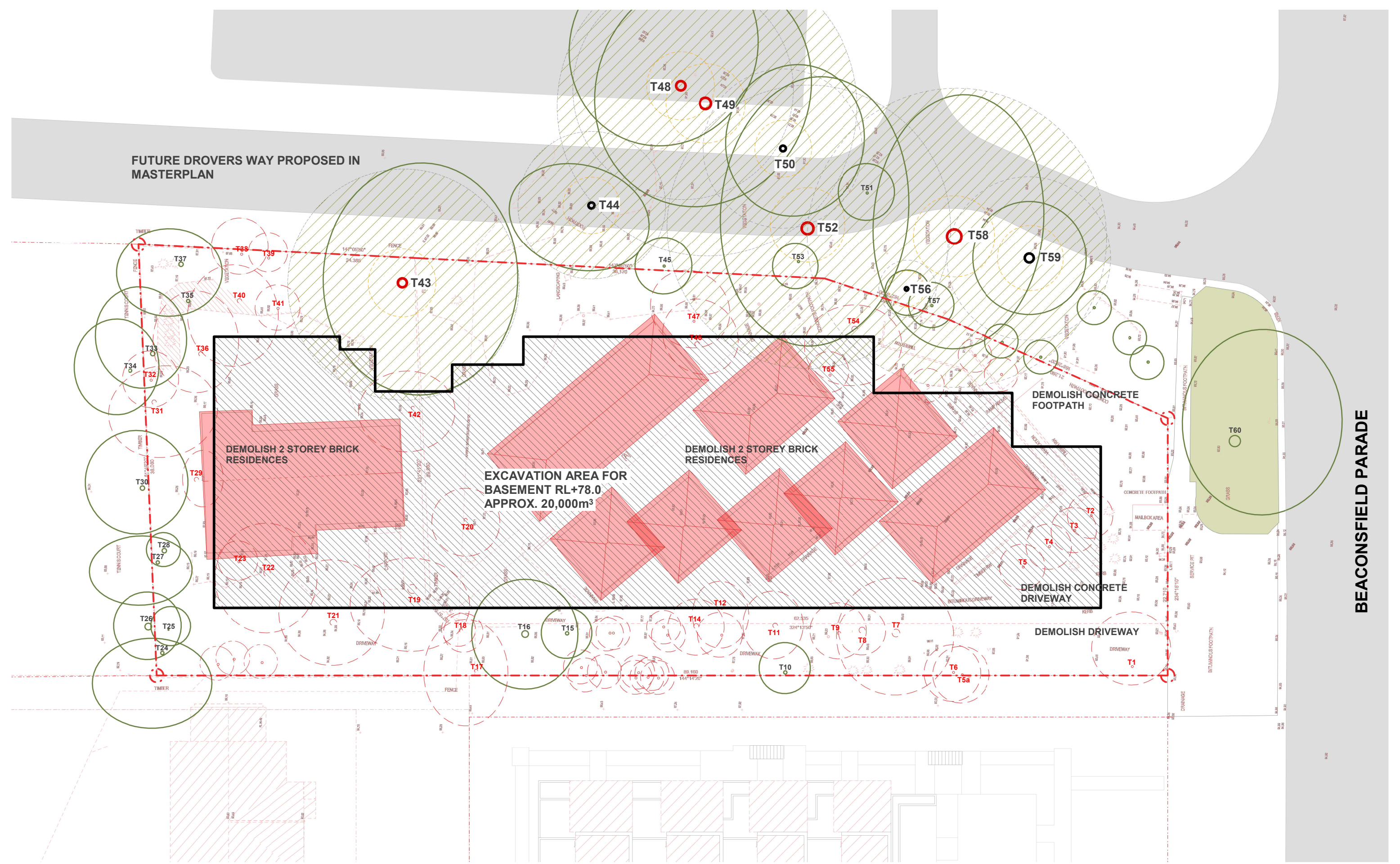
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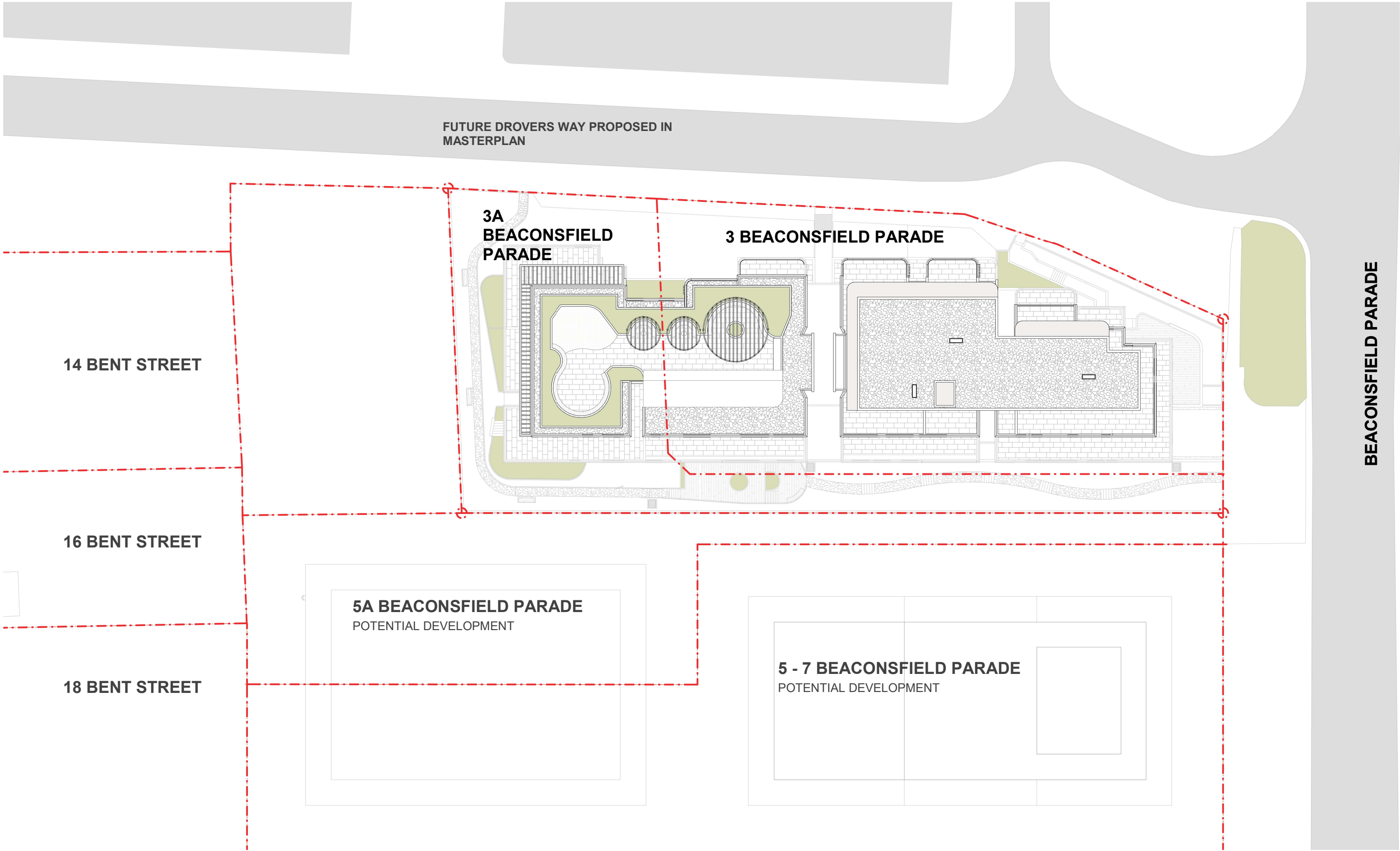
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Revision

A

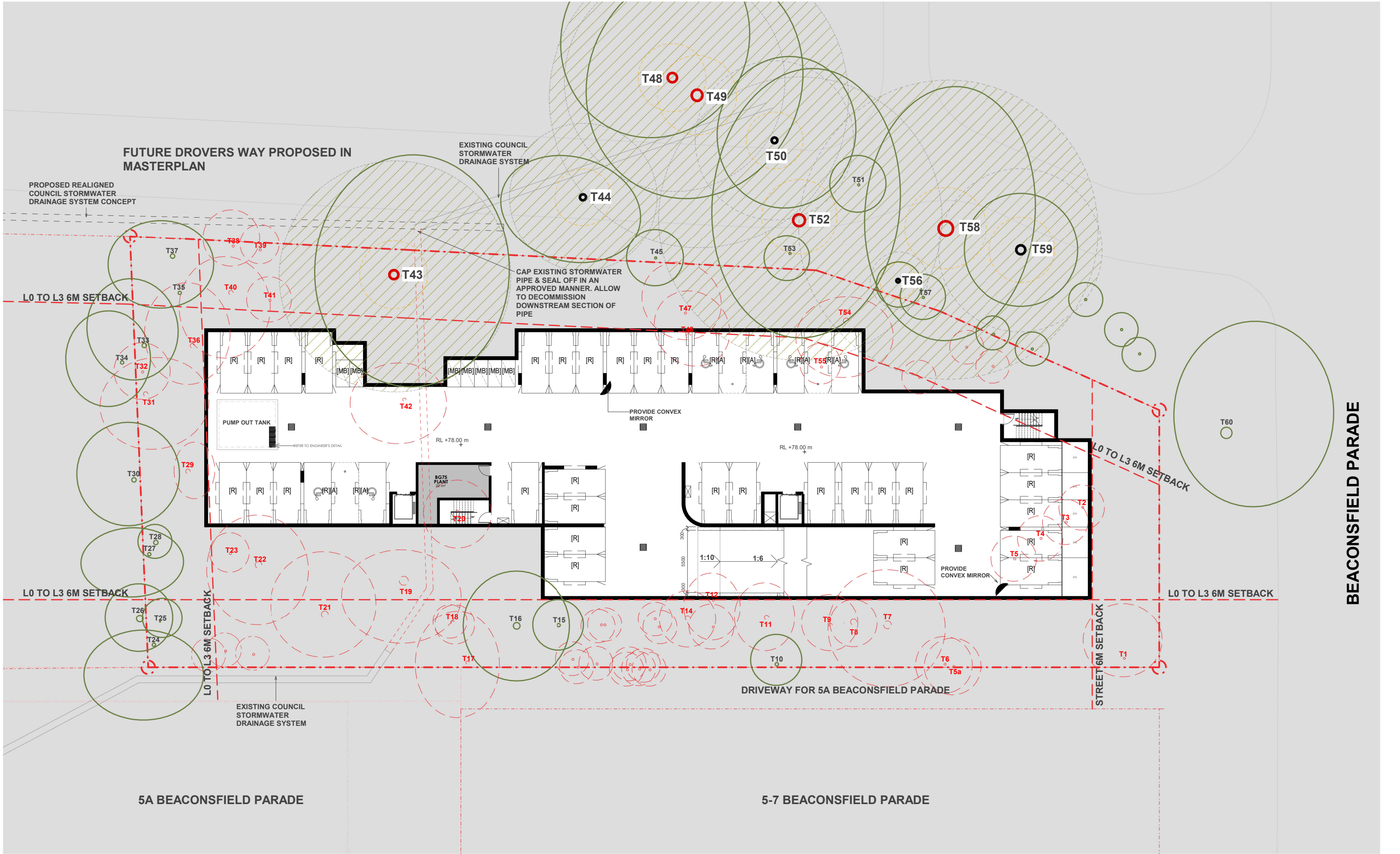


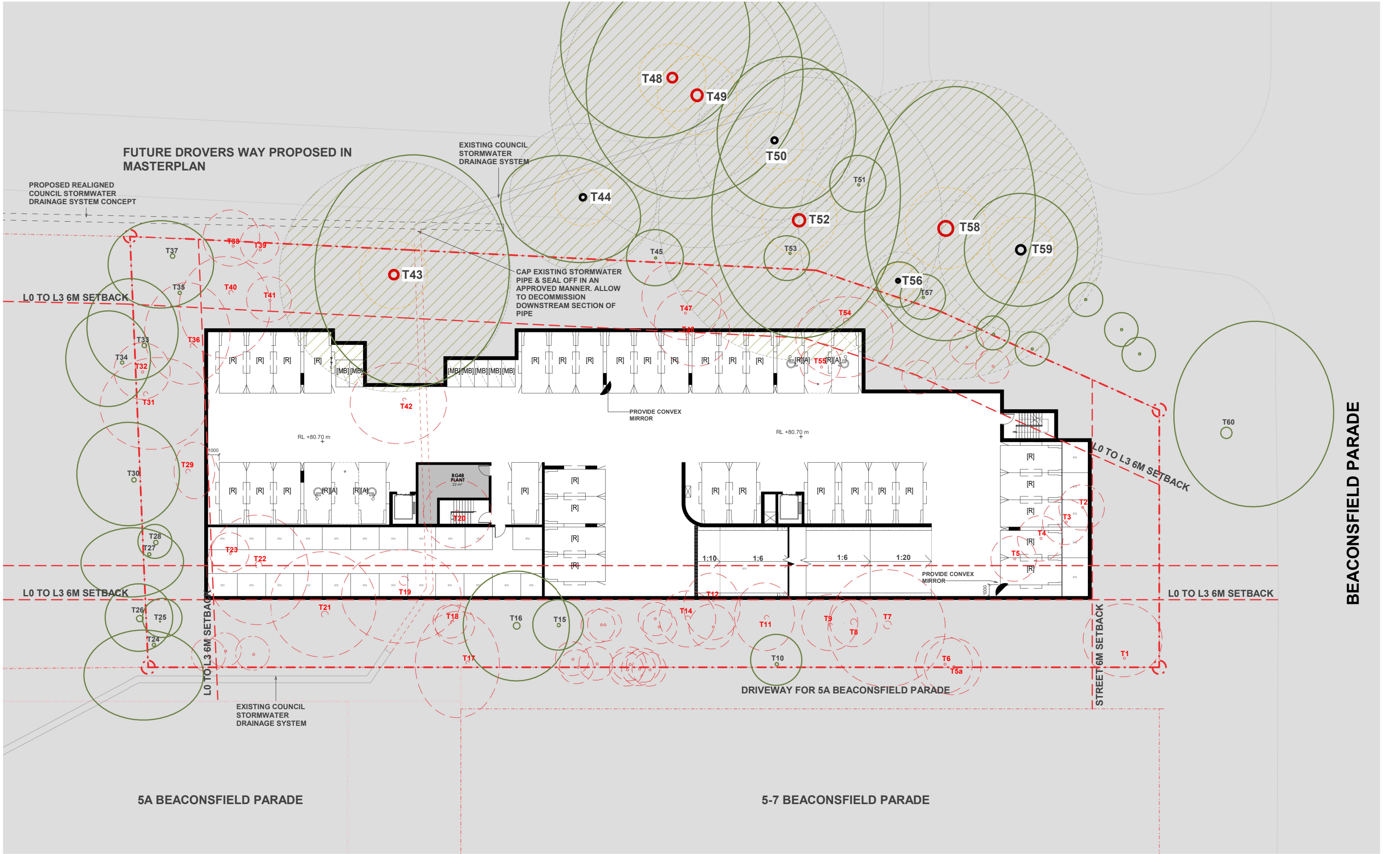
Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client		Drawing	Scale @ A1: 1 : 150 (Half Scale @ A3)				
				2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		EXCAVATION PLAN	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION				
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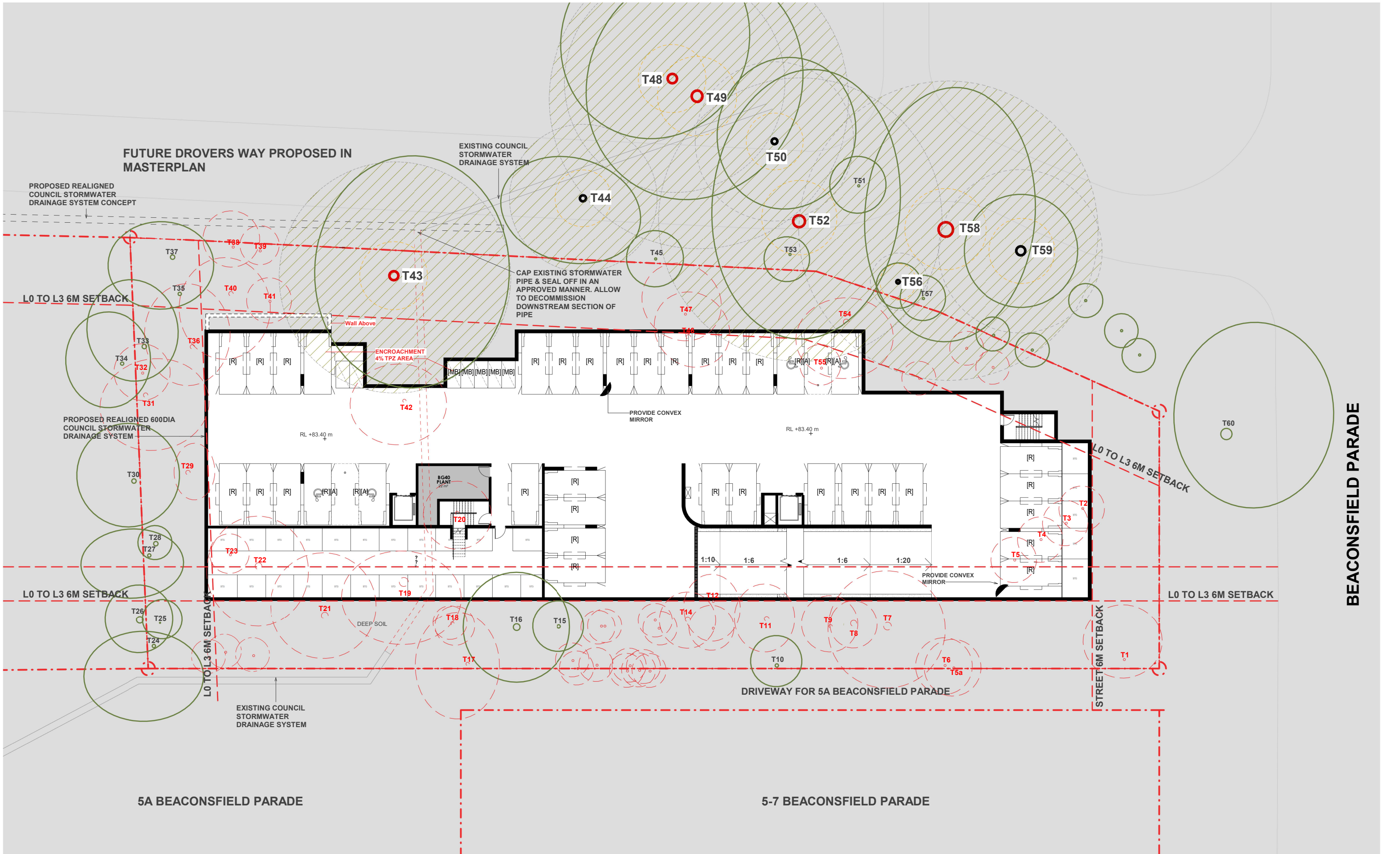


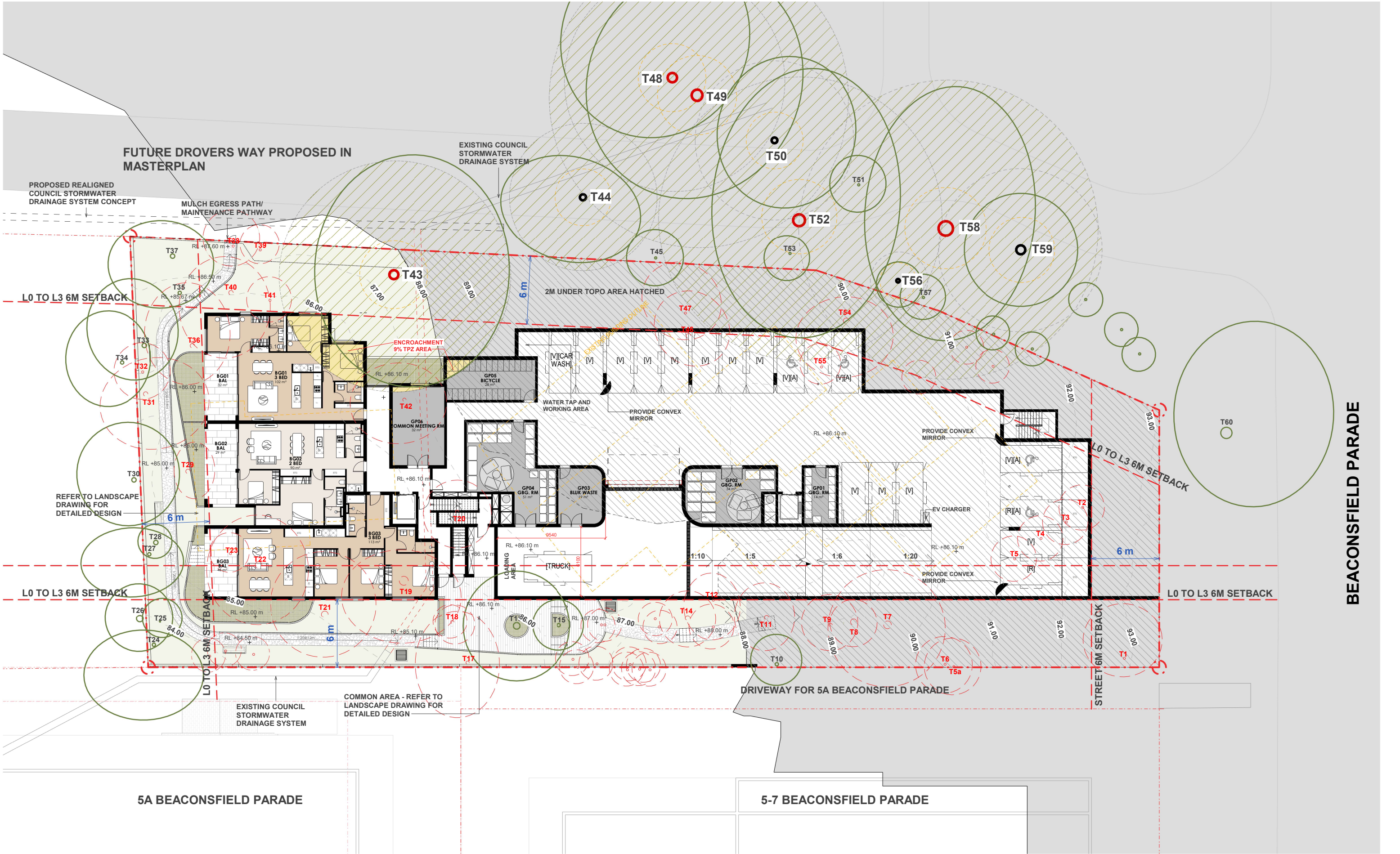
RevDescription A DA SUBMISSION		Date 12/03/2025	Notes Do not scale off this drawing. Use figured dimensions only. Verify all dimensions on site prior to commencement of any work. ©2009 Copyright remains the property of ARCHITECTURE URBANEIA PTY LTD ABN50169207818. All works to be in accordance with the Australian Standards, the Building Code of Australia and manufacturers recommendations and instructions. architectureurbaneia	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		Drawing SITE AMALGAMATION	Scale @ A1: 1 : 200 (Half Scale @ A3) Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION Drawing Number A.0009		Graphic scale 0 1 2 4 8 12 1:200		ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST NO. 7057 T: 02 8094 8420 M: 061 404110316 www.architectureurbaneia.com.au		Revision
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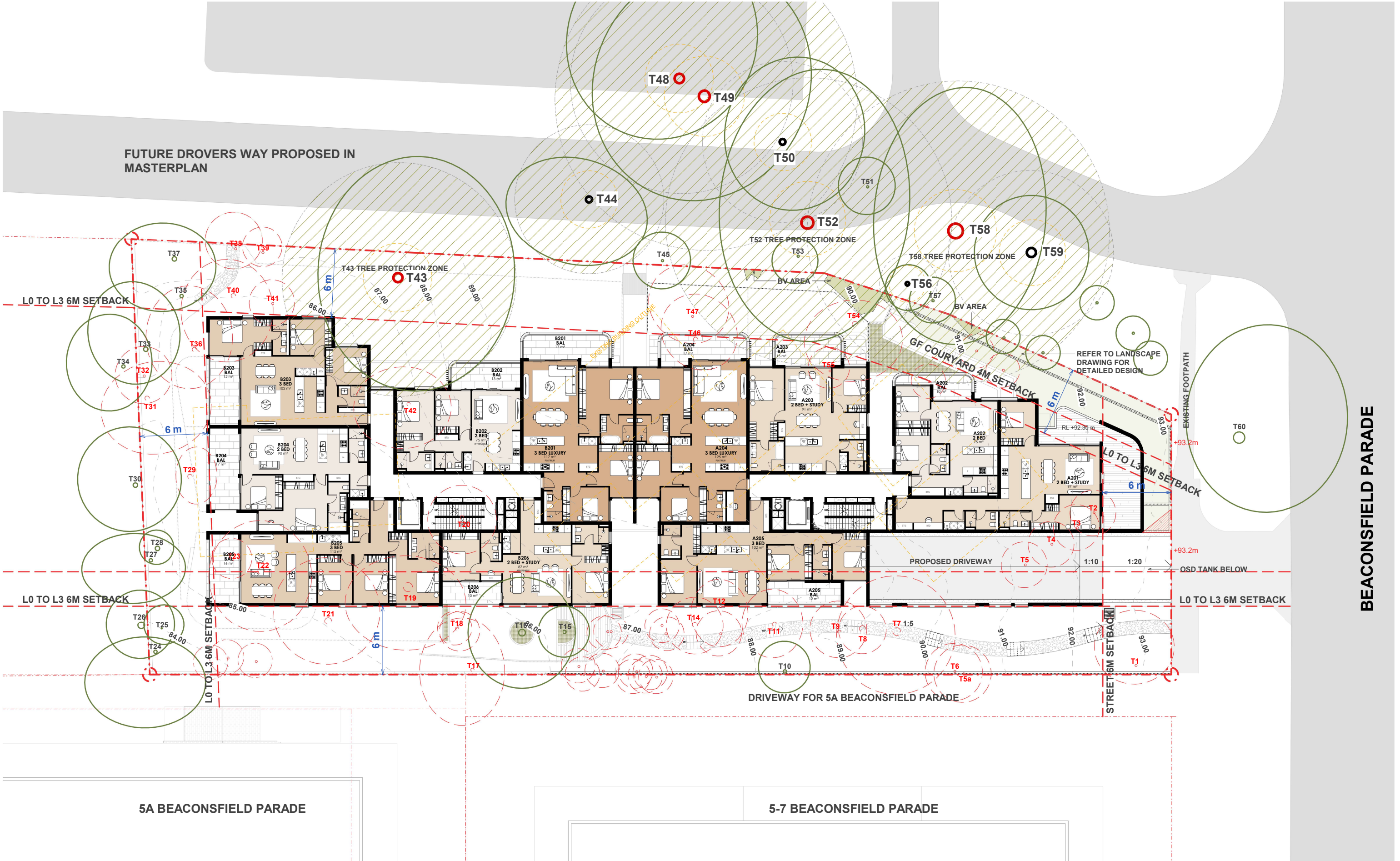






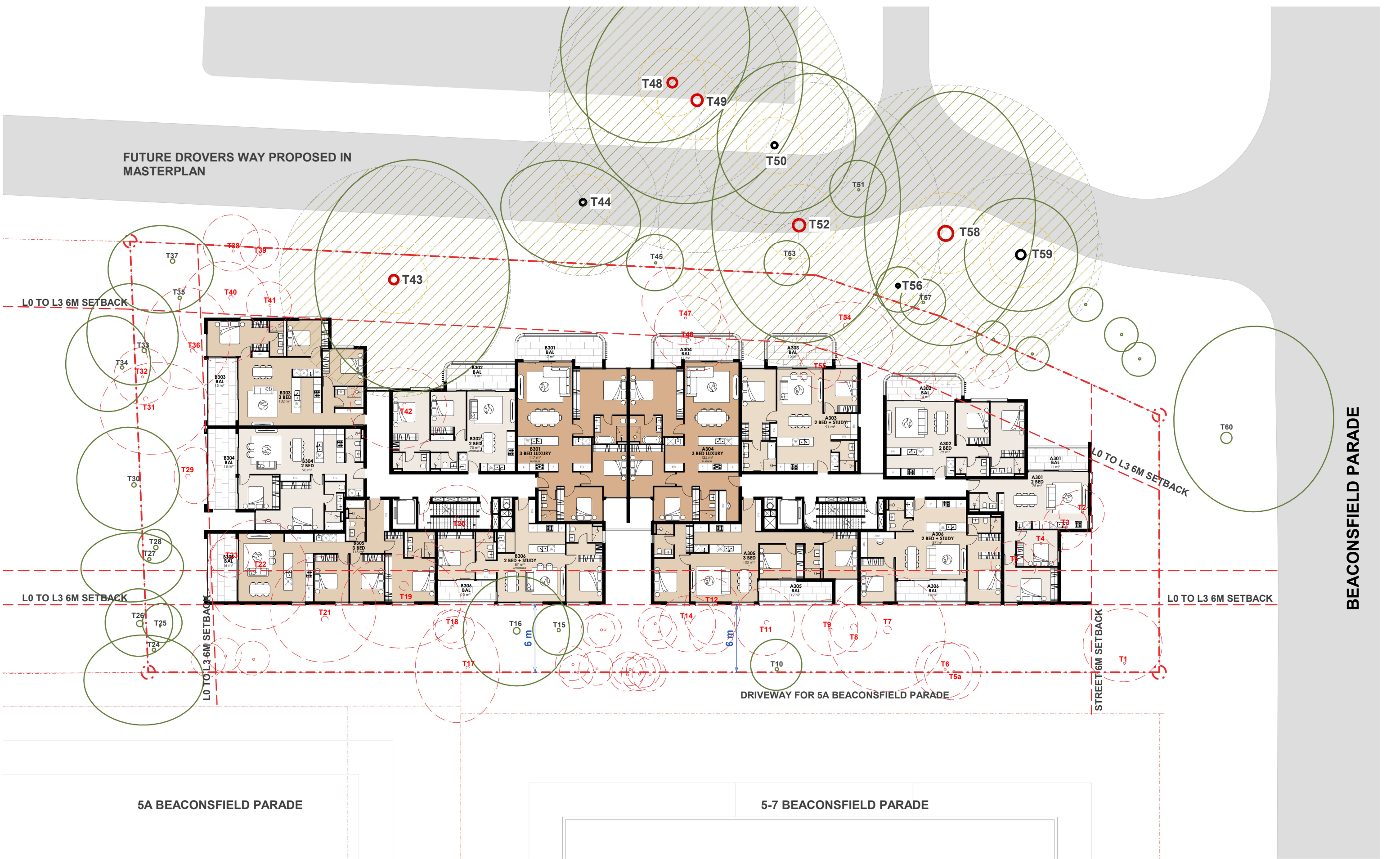
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FUTURE DROVERS WAY PROPOSED IN MASTERPLAN

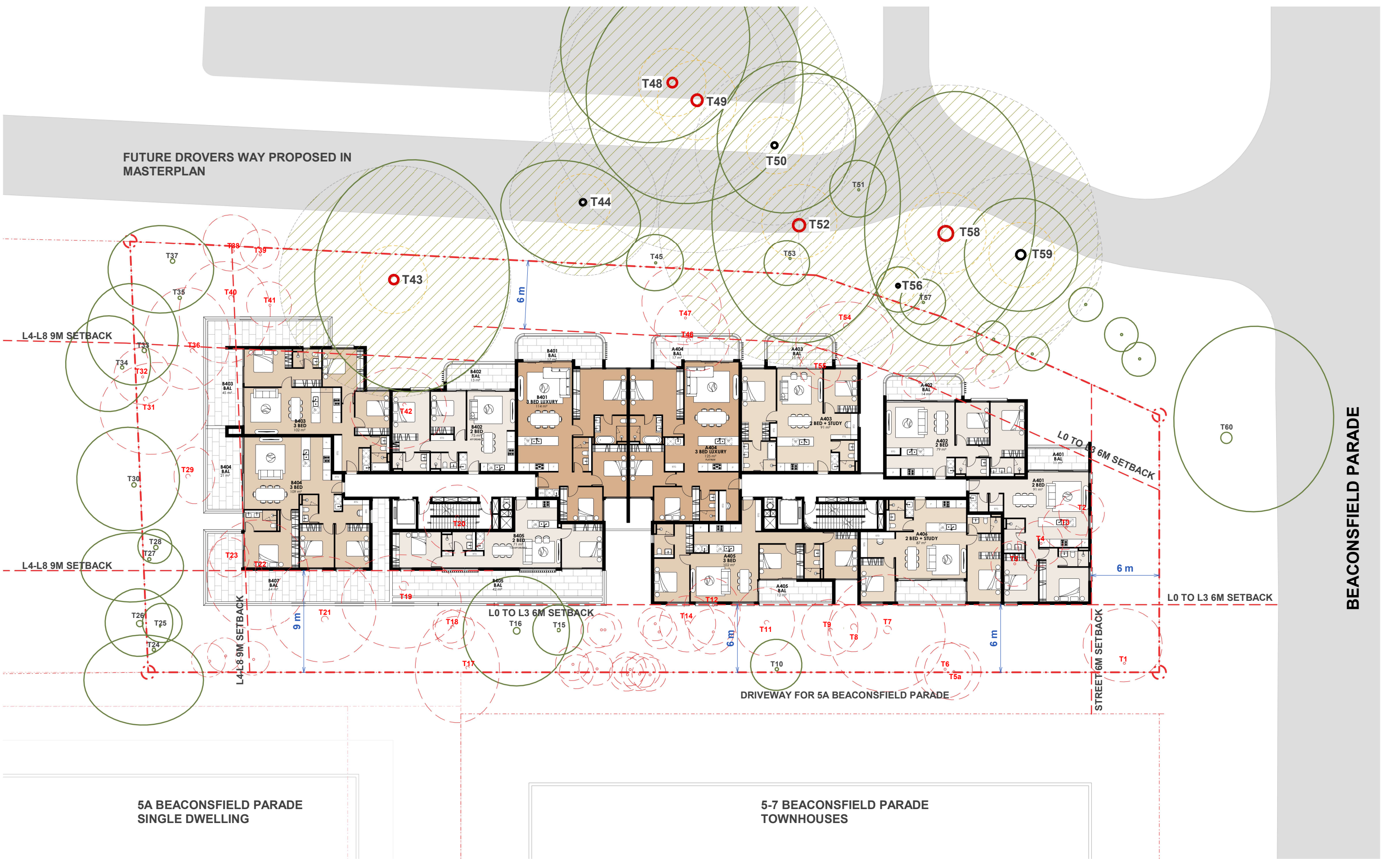


BEACONSFIELD PARADE

Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes   HIGH IMPORTANCE  MODERATE IMPORTANCE  LOW IMPORTANCE  TREE TO REMOVE	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	Drawing LEVEL 2	Scale @ A1: As indicated Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION
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Drawing Number	A.1006																						



Project | Client

2301

3 & 3A Beaconsfield Parade, Lindfield

TURRAMURRA 88 PTY LTD

ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST

NO. 7057 T: 02 8094 8420 M: 061 404110316

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Drawing

LEVEL 4

Graphic scale

0 1 2 4 8 1:150

Scale @ A1: As indicated (Half Scale @ A3)

Date: 12/03/2025

Drawn by: Author

Checked by: Checker

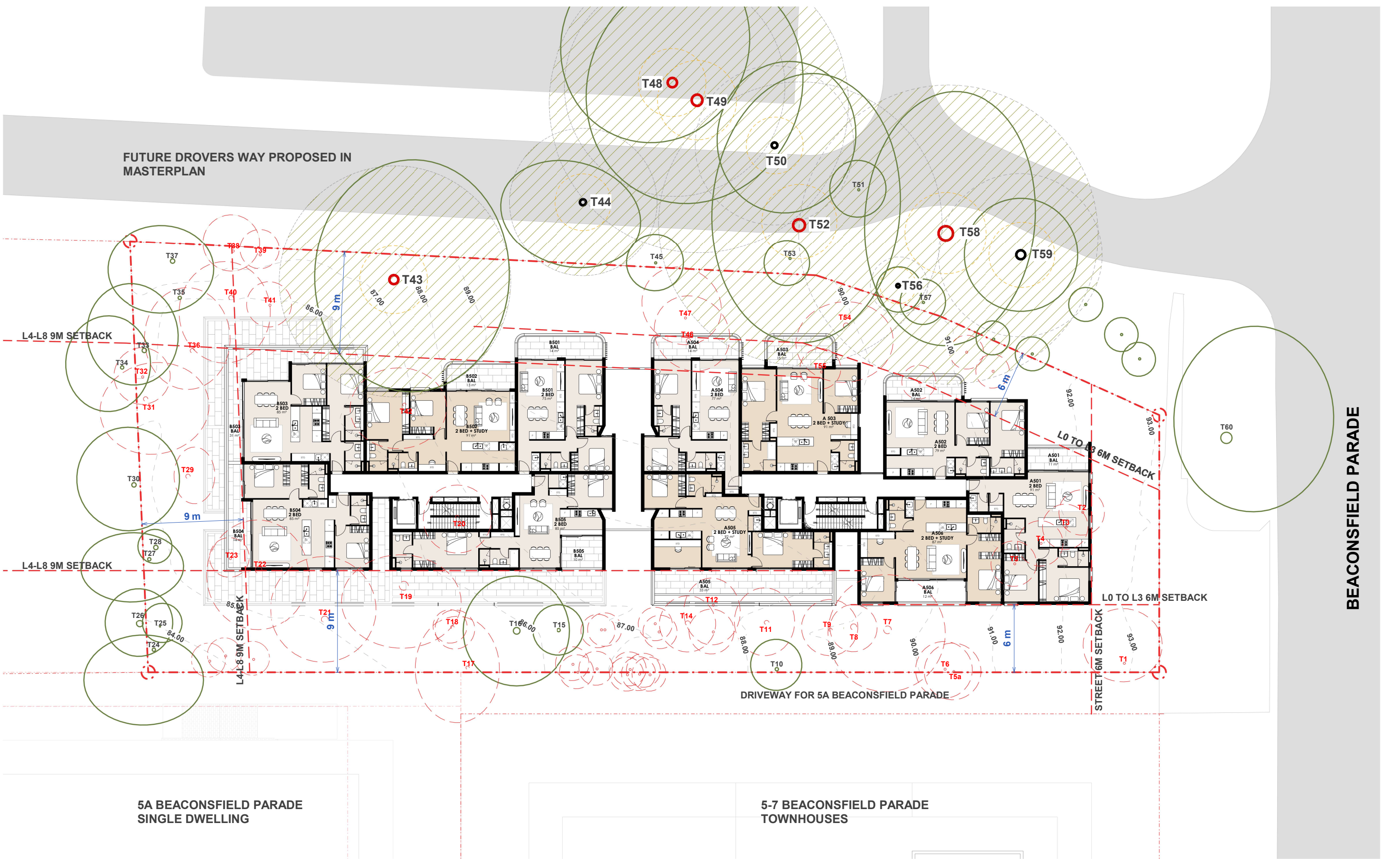
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Drawing Number

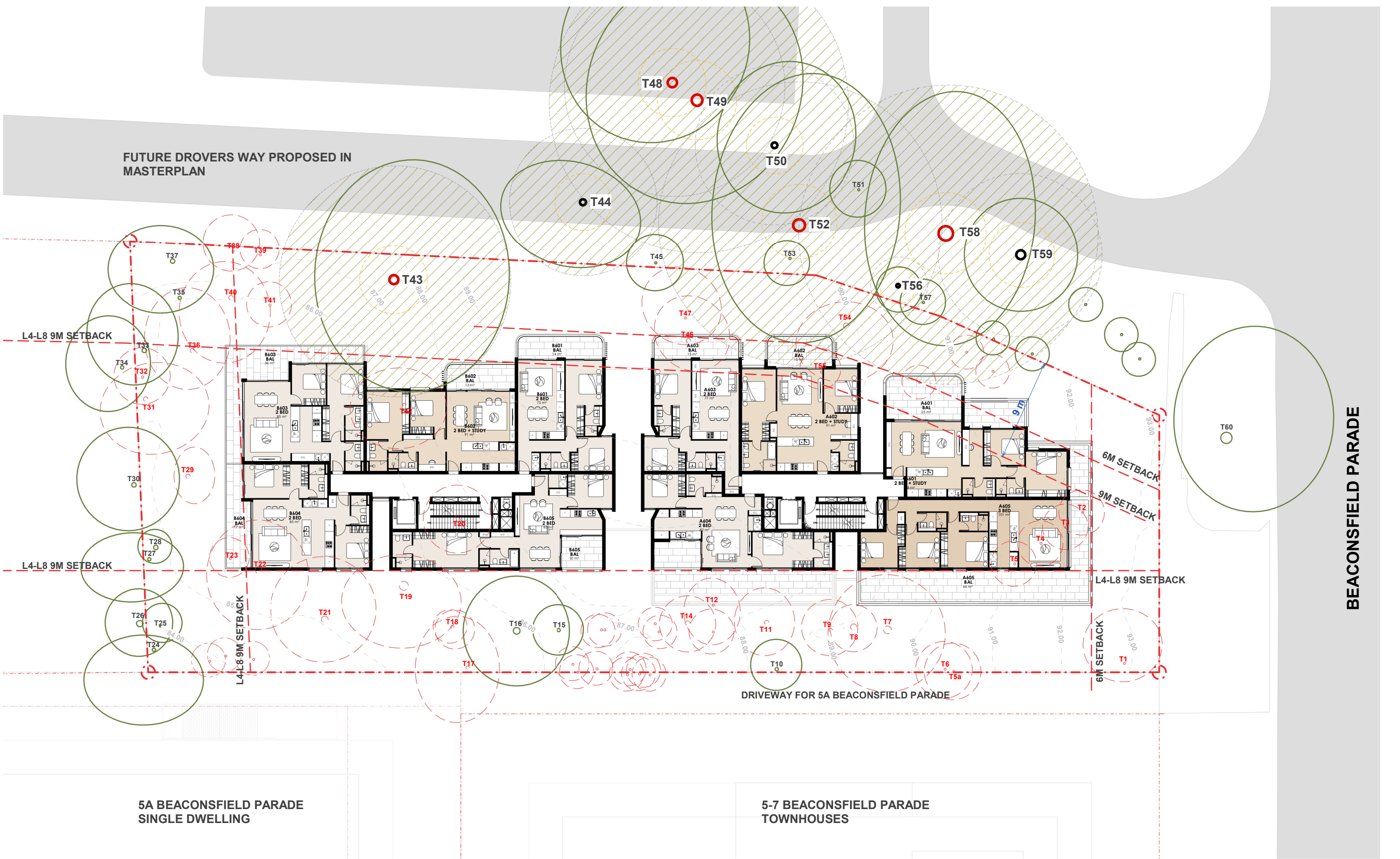
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Revision

A



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	TREE PROTECTION ZONE TREE CANOPY ZONE STRUCTURAL ROOT TRUNK HIGH IMPORTANCE MODERATE IMPORTANCE LOW IMPORTANCE TREE TO REMOVE	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		Drawing LEVEL 5	Scale @ A1: As indicated (Half Scale @ A3)
					ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST NO. 7057 T: 02 8094 8420 M: 061 404110316 www.architectureurbaneia.com.au			
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Drawing Number A.1008								



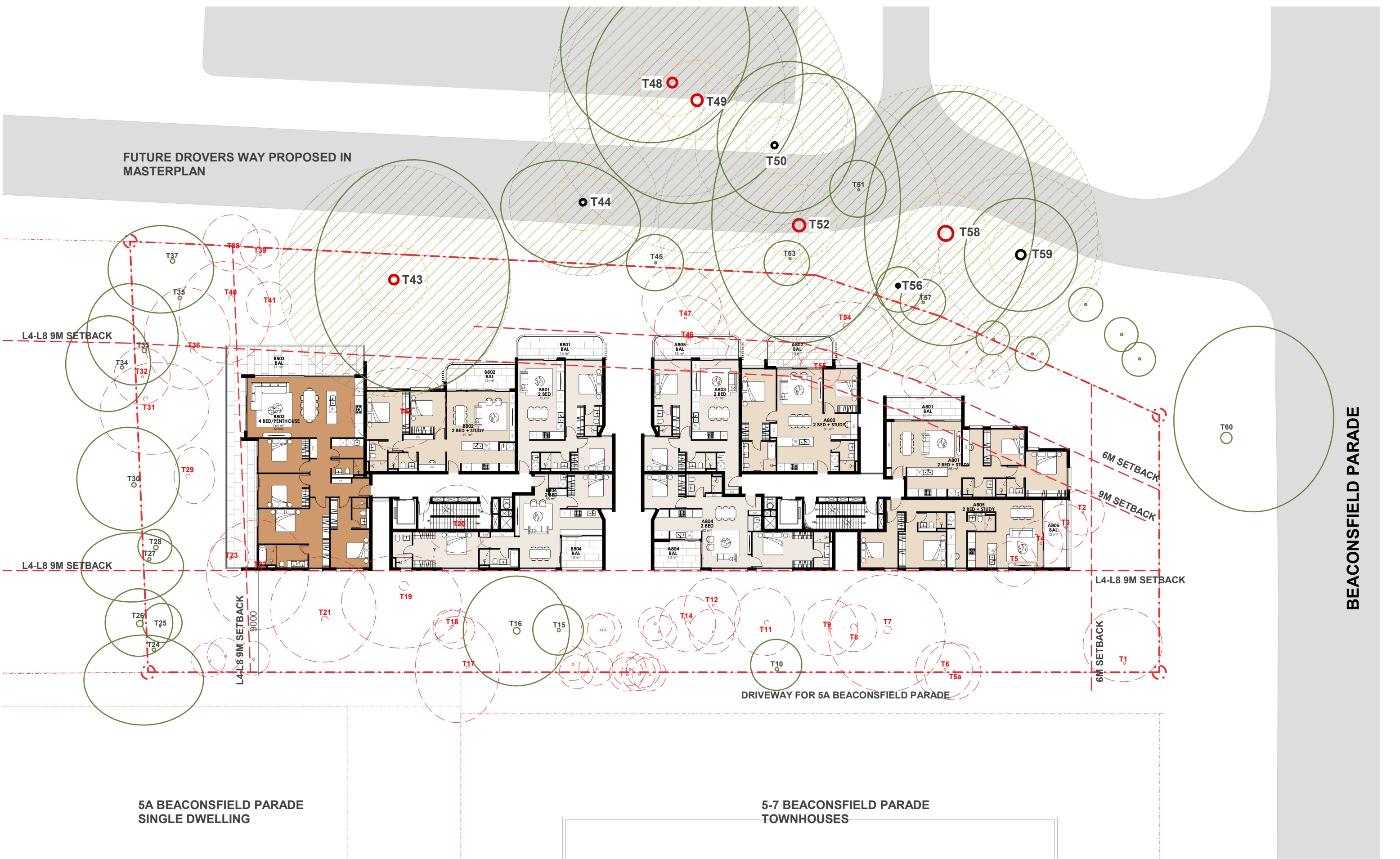
FUTURE DROVERS WAY PROPOSED IN MASTERPLAN

BEACONSFIELD PARADE

5A BEACONSFIELD PARADE SINGLE DWELLING

5-7 BEACONSFIELD PARADE TOWNHOUSES

Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	TREE PROTECTION ZONE TREE CANOPY ZONE STRUCTURAL ROOT TRUNK HIGH IMPORTANCE MODERATE IMPORTANCE LOW IMPORTANCE TREE TO REMOVE architect urbaneia	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	Drawing LEVEL 7	Scale @ A1: As indicated Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION
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23013 & 3A Beaconsfield Parade, Lindfield

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ABN 50169207818

M. CHEHELNABI REGD. ARCHITECT

SUITE 111, 6-8 CLARKE STREET, CROWS NEST

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NO. 7057

T: 02 8094 8420

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Drawing

LEVEL 8

Graphic scale

0 1 2 4 8 1:150

Scale @ A1: As indicated (Half Scale @ A3)

Date: 12/03/2025

Drawn by: Author

Checked by: Checker

Issued For: DA SUBMISSION

Drawing Number

A.1011

Revision

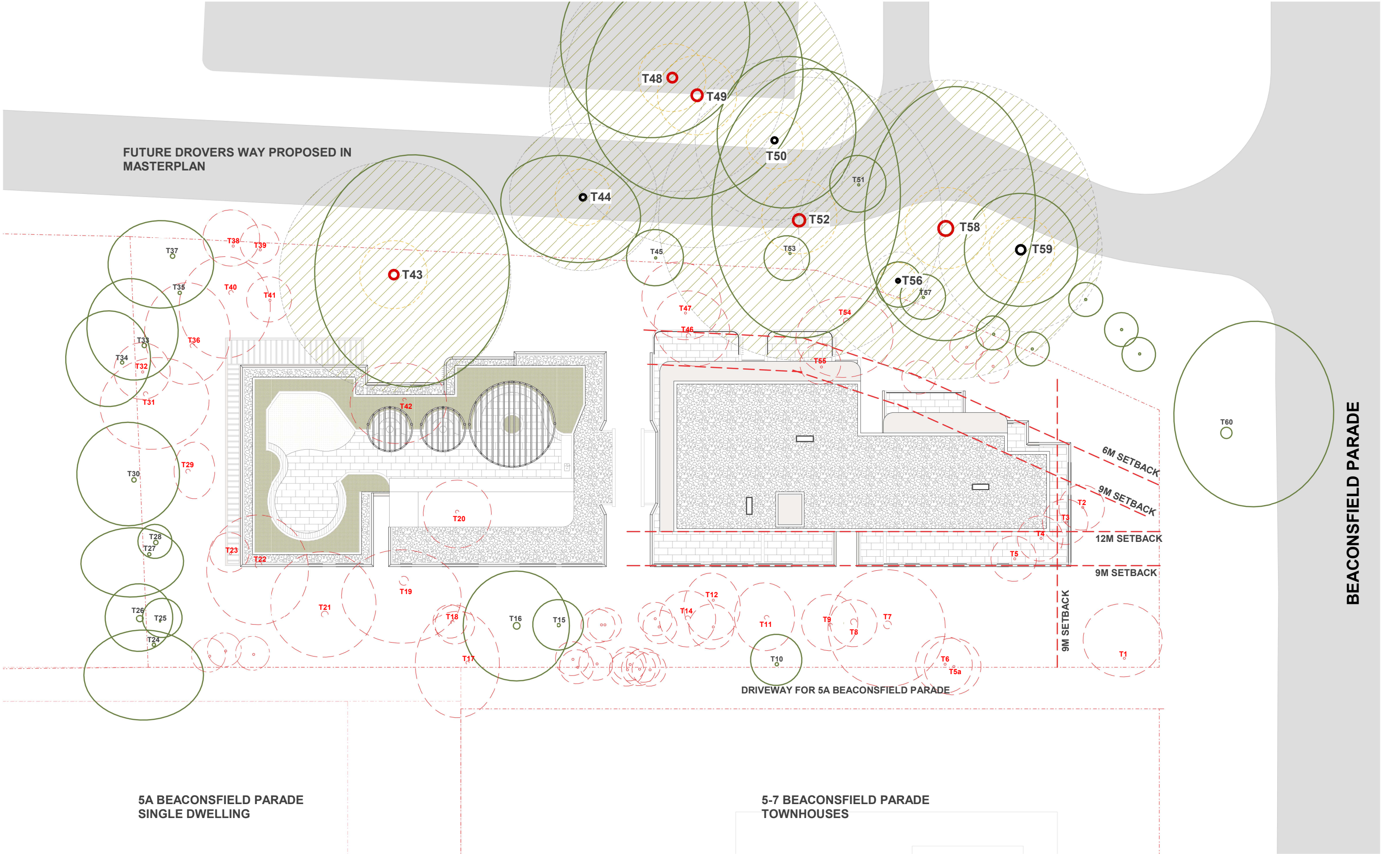
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FUTURE DROVERS WAY PROPOSED IN MASTERPLAN

BEACONSFIELD PARADE

5A BEACONSFIELD PARADE
SINGLE DWELLING

5-7 BEACONSFIELD PARADE
TOWNHOUSES

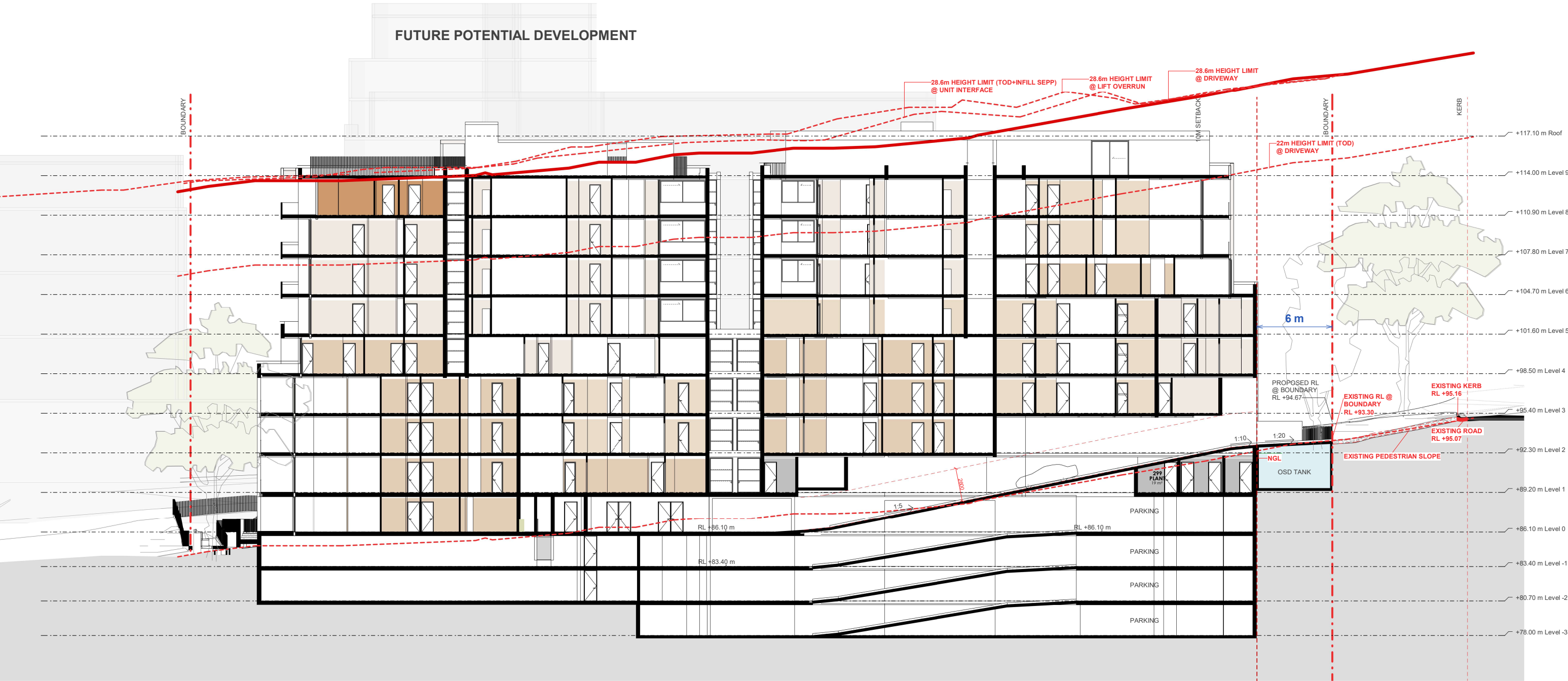
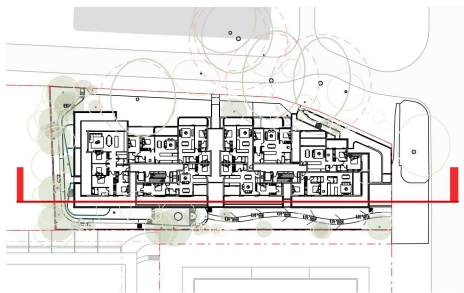


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				2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		LONGITUDINAL SECTION	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION		
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Rev Description
A DA SUBMISSION

Date
12/03/2025

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Project | Client
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SUITE 111, 6-8 CLARKE STREET, CROWS NEST

NO. 7057
T: 02 8094 8420
M: 061 404110316

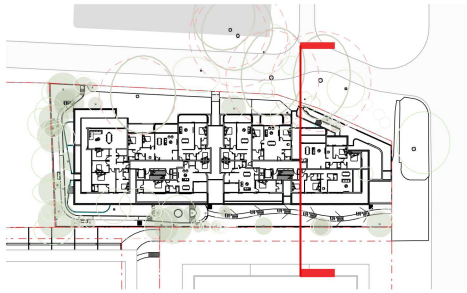
www.architectureurbaneia.com.au

Drawing
DRIVEWAY SECTION

Graphic scale
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Scale @ A1: **As indicated** (Half Scale @ A3)
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Drawn by: **Author**
Checked by: **Checker**
Issued For: **DA SUBMISSION**

Drawing Number
A.1502
Revision
A

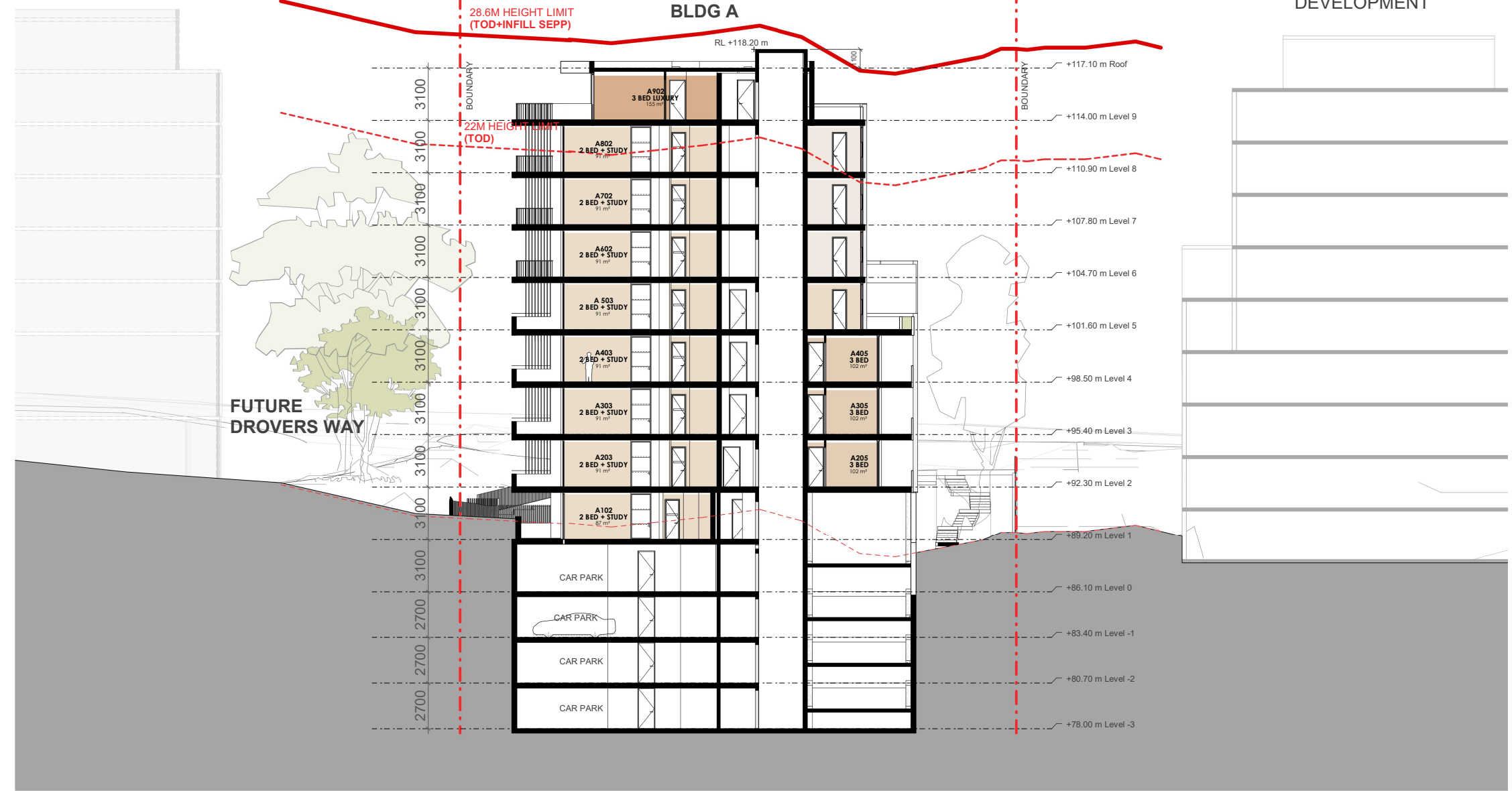


FUTURE POTENTIAL
DEVELOPMENT

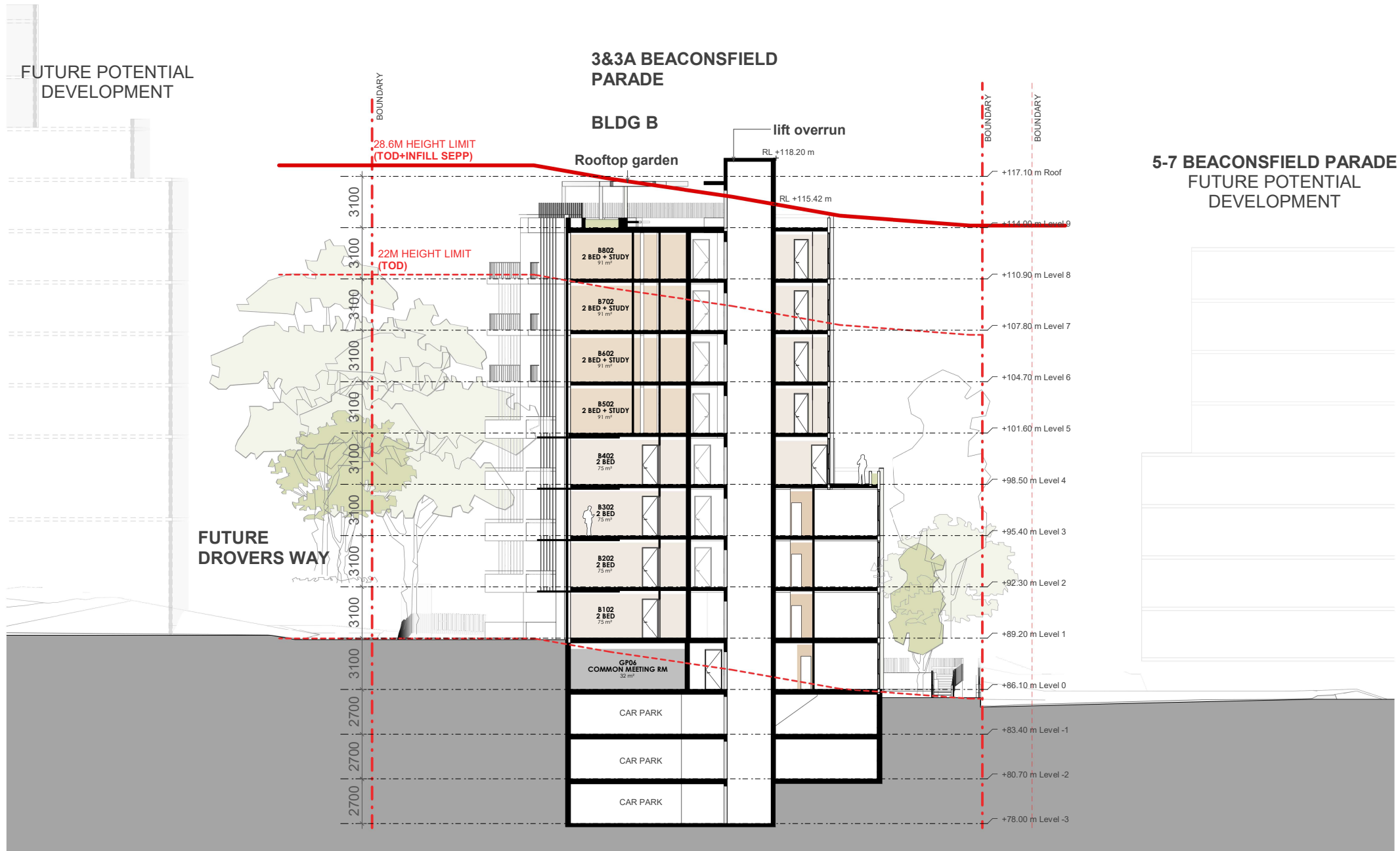
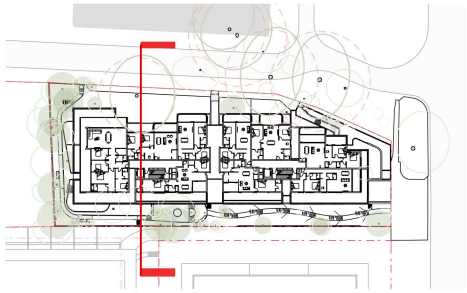
3&3A BEACONSFIELD
PARADE

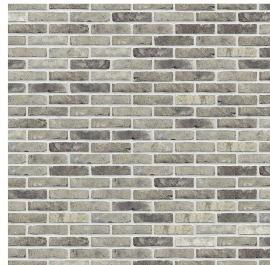
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5-7 BEACONSFIELD PARADE
FUTURE POTENTIAL
DEVELOPMENT

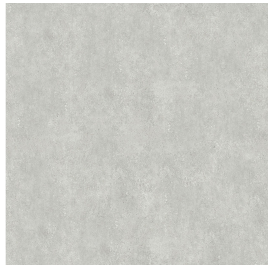


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architect urebaneia				Drawing Number A.1503		
				Revision A		

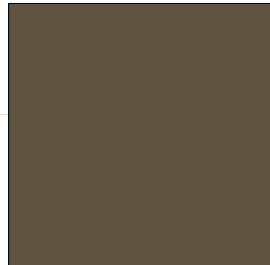




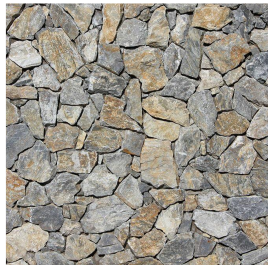
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CO: CONCRETE COLOUR



MC: DULUX ELECTRO
DARK BRONZE
DLX 1121



ST: STONE



BL: BALUSTRADE
DARK BRONZE

Rev	Description
A	DA SUBMISSION

Date
12/03/2025

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SUITE 111, 6-8 CLARKE STREET, CROWS NEST

NO. 7057
T: 02 8094 8420
M: 061 404110316

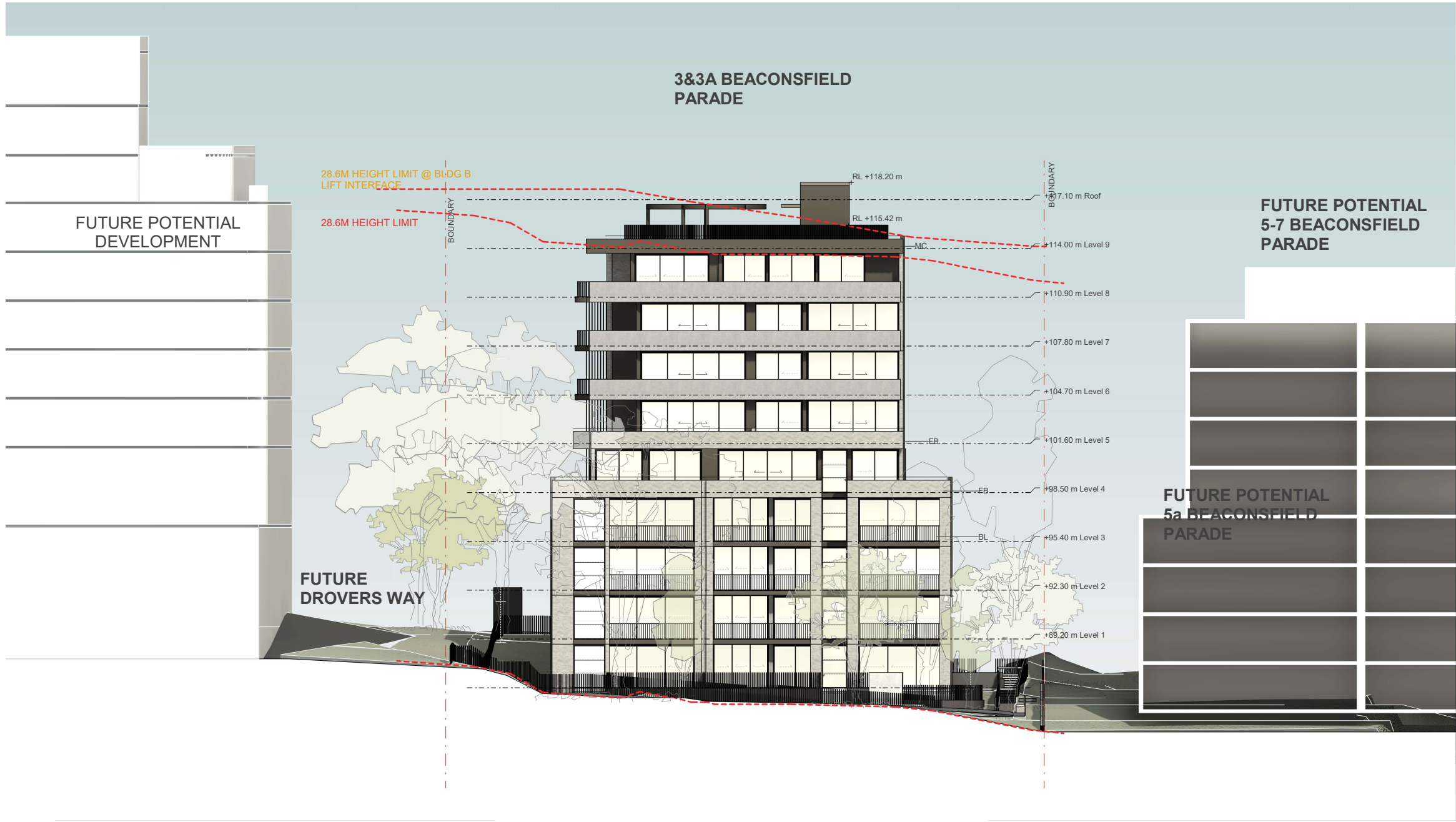
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Drawing
ELEVATION NORTHEAST

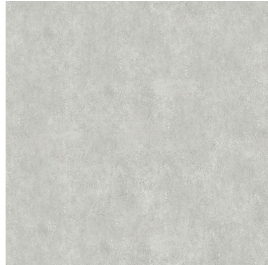
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Scale @ A1: **1 : 150** (Half Scale @ A3)
Date: **12/03/2025**
Drawn by: **Author**
Checked by: **Checker**
Issued For: **DA SUBMISSION**

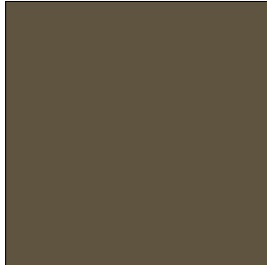
Drawing Number
A.1601
Revision
A



FB: FACE BRICK



CO: CONCRETE COLOUR



MC: DULUX ELECTRO
DARK BRONZE
DLX 1121



ST: STONE



BL: BALUSTRADE
DARK BRONZE

Rev	Description
A	DA SUBMISSION

Date	Notes
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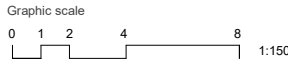
Project Client
2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD

ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT
SUITE 111, 6-8 CLARKE STREET, CROWS NEST

NO. 7057
T: 02 8094 8420
M: 061 404110316

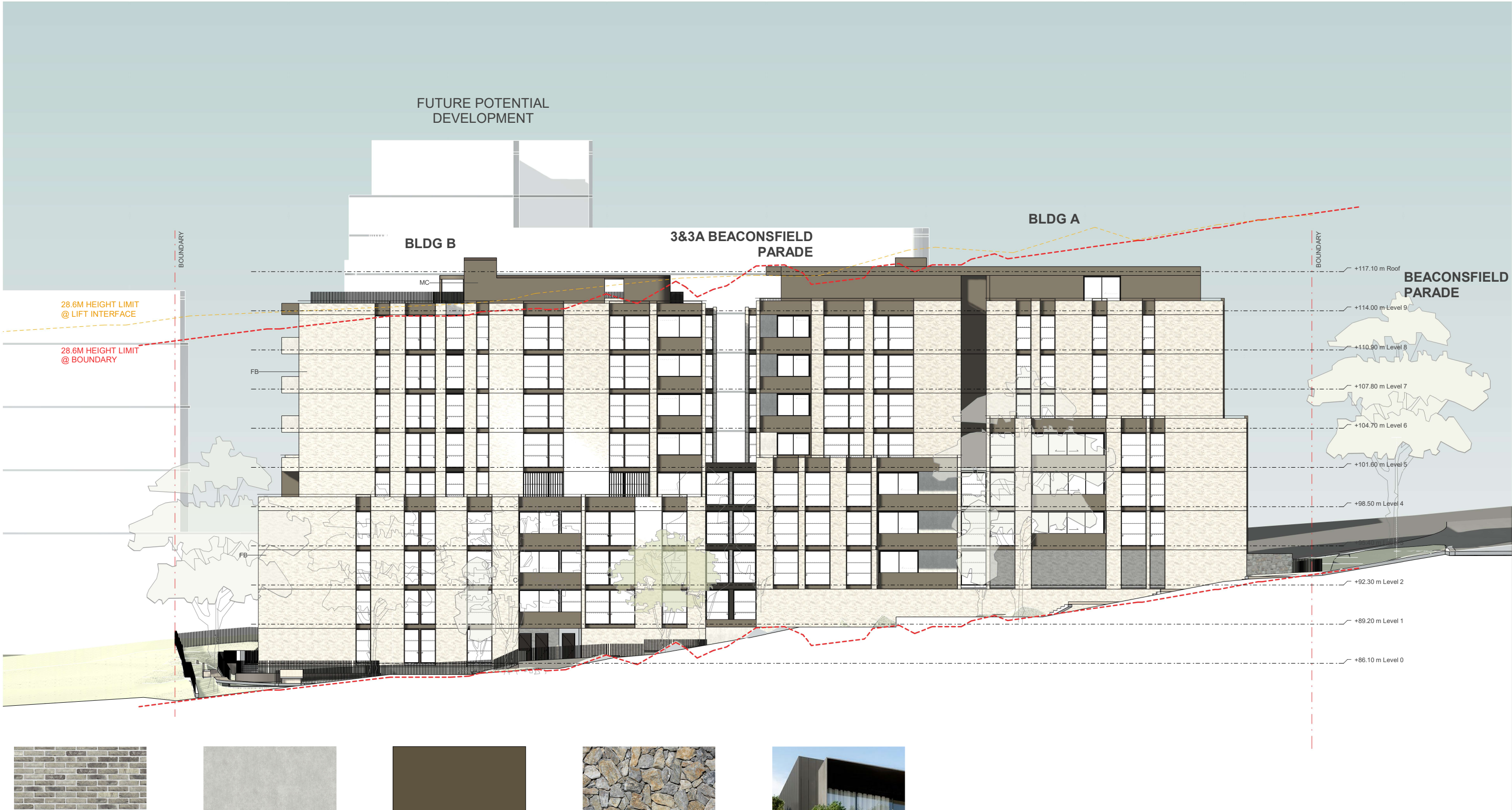
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Drawing
ELEVATION NORTHWEST



Scale @ A1:	1 : 150	(Half Scale @ A3)
Date:	12/03/2025	
Drawn by:	Author	
Checked by:	Checker	
Issued For:	DA SUBMISSION	

Drawing Number	Revision
A.1602	A



Rev	Description
A	DA SUBMISSION

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NO. 7057
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M: 061 404110316

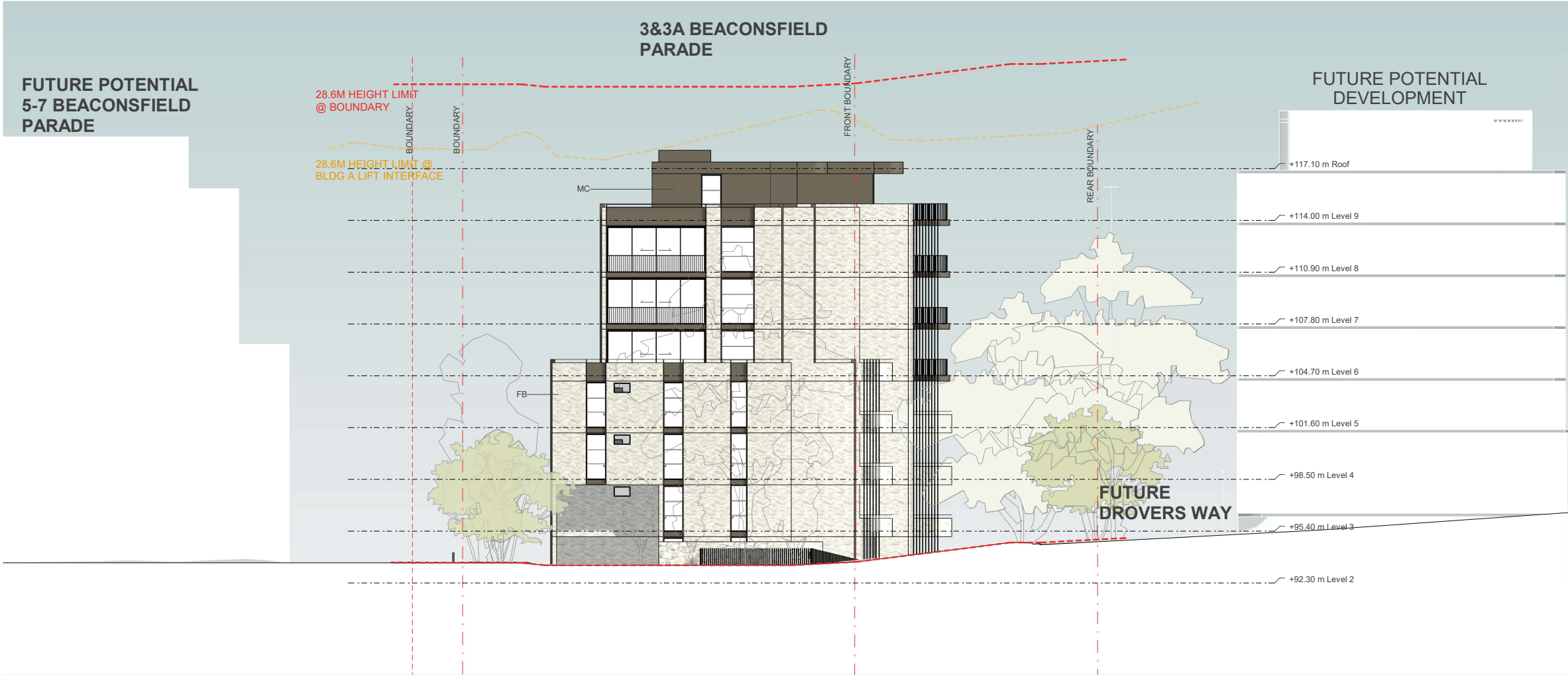
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Drawing
ELEVATION SOUTHWEST

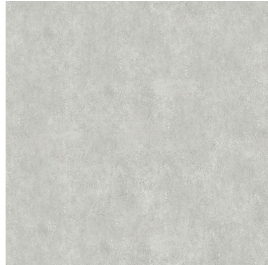
Graphic scale
0 1 2 4 8 1:150

Scale @ A1: 1 : 150	(Half Scale @ A3)
Date: 12/03/2025	
Drawn by: Author	
Checked by: Checker	
Issued For: DA SUBMISSION	

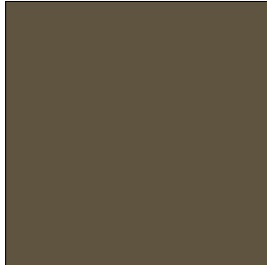
Drawing Number	Revision
A.1603	A



FB: FACE BRICK



CO: CONCRETE COLOUR



MC: DULUX ELECTRO
DARK BRONZE
DLX 1121



ST: STONE



BL: BALUSTRADE
DARK BRONZE

Rev	Description
A	DA SUBMISSION

Date	Notes
12/03/2025	

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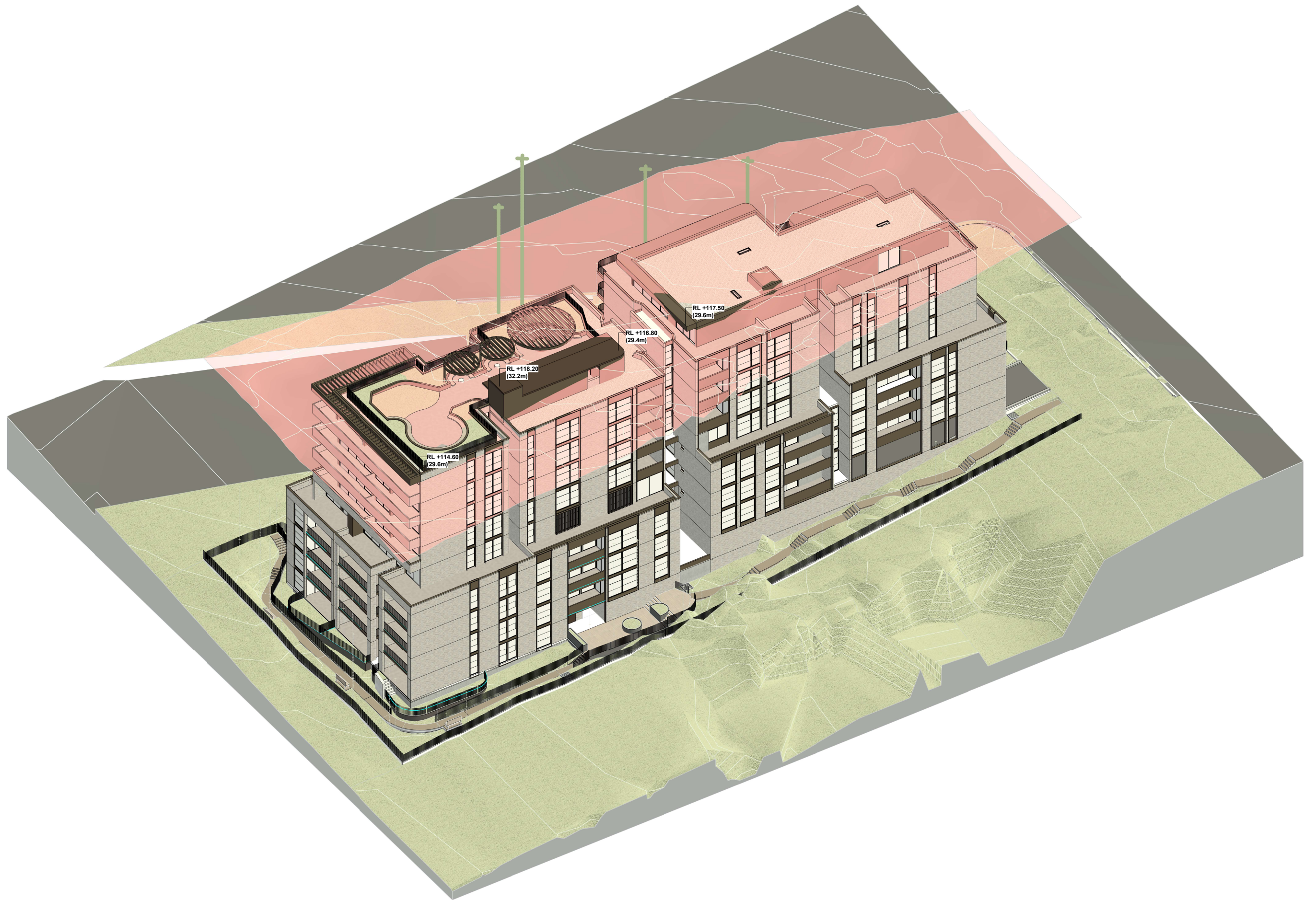
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Drawing
ELEVATION SOUTHEAST

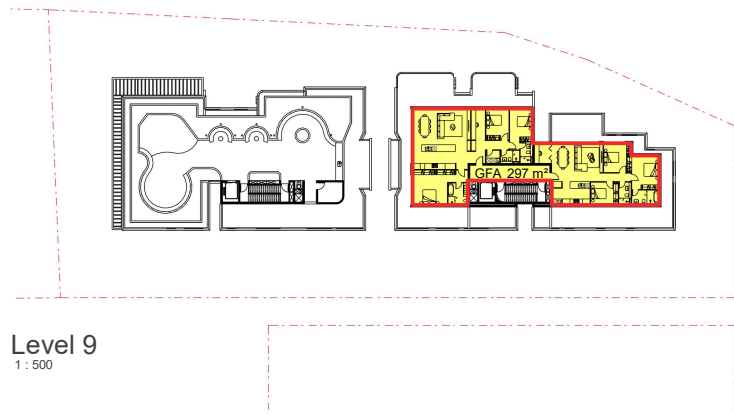
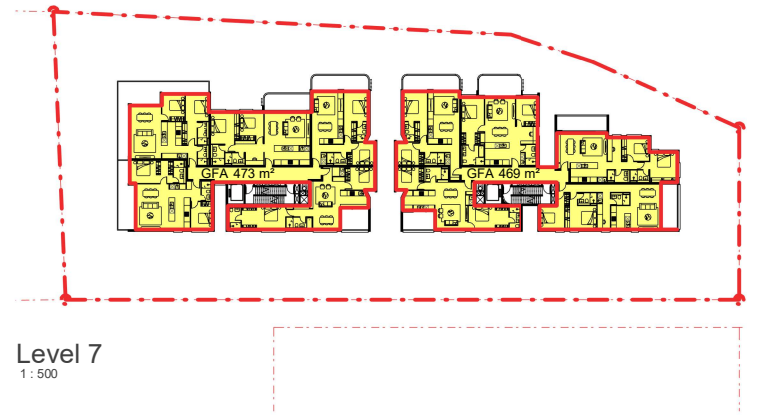
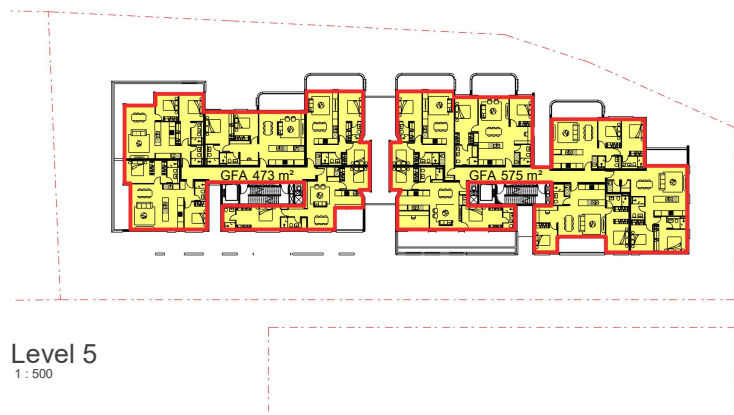
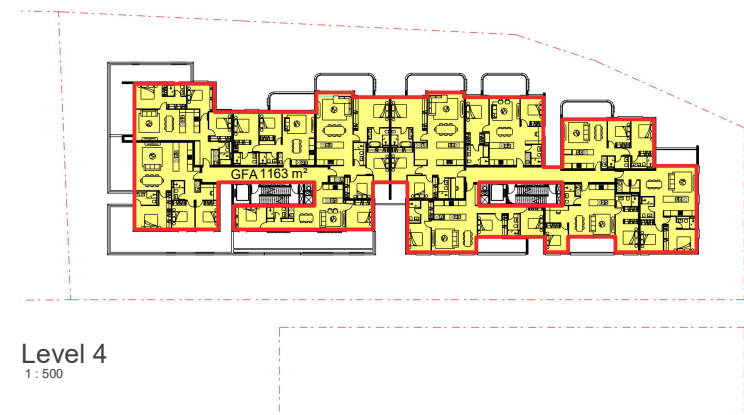
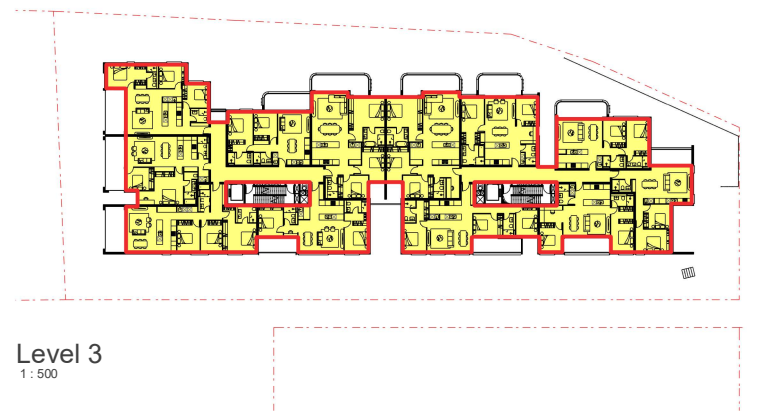
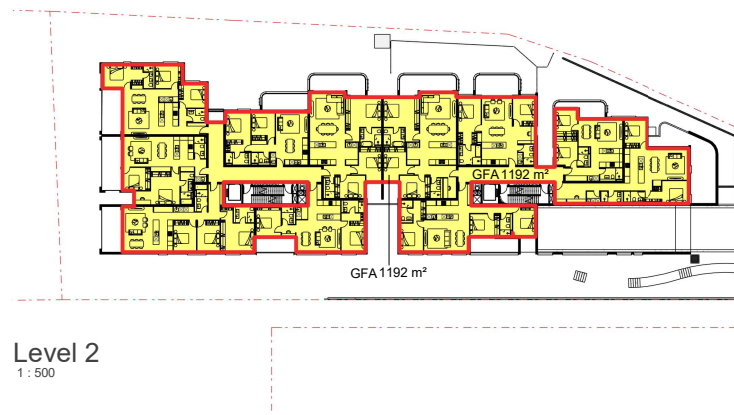
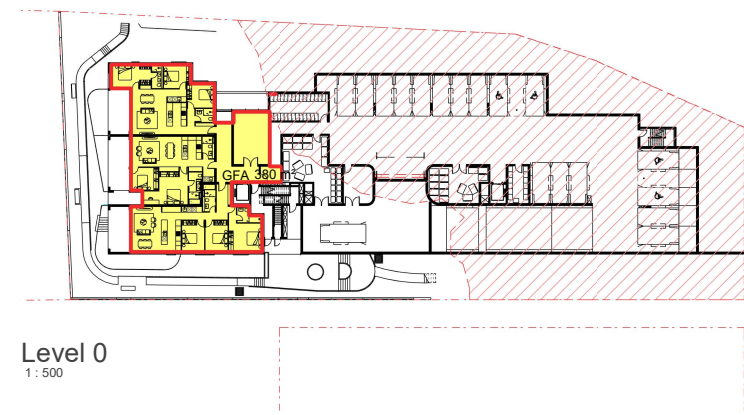
Graphic scale
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Scale @ A1: **1 : 150** (Half Scale @ A3)
Date: **12/03/2025**
Drawn by: **Author**
Checked by: **Checker**
Issued For: **DA SUBMISSION**

Drawing Number
A.1604
Revision
A



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client		Drawing	Scale @ A1: (Half Scale @ A3)				
				2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		HEIGHT PLANE	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION				
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GROSS FLOOR AREA	
LEVEL	PROPOSED
Level 0	380 m ²
Level 1	977 m ²
Level 2	1192 m ²
Level 3	1274 m ²
Level 4	1163 m ²
Level 5	1048 m ²
Level 6	955 m ²
Level 7	941 m ²
Level 8	926 m ²
Level 9	297 m ²
	9153 m ²

SITE AREA = 3,066m²

MAXIMUM PERMISSIBLE:

TOD MAXIMUM
GFA = 7,665m²
FSR = 2.5:1

INFILL HOUSING SEPP MAXIMUM
GFA = TOD GFA X 30% = 2,300m²

TOD + INFILL HOUSING SEPP MAXIMUM
GFA = 9,965m²
FSR = 3.25:1

PROPOSED:

TOD
GFA = 7,286m²
FSR = 2.37:1
MINIMUM TOD Affordable GFA (2% of Total GFA) = 146m²
PROPOSED TOD Affordable GFA = 146m²

INFILL HOUSING SEPP
PROPOSED EXTRA GFA = 1,867m² = PROPOSED TOD GFA X 25.6%

TOTAL
GFA = 9,153m²
FSR = 2.99:1

MINIMUM INFILL HOUSING Affordable GFA (15% of Total GFA) = 1,373m²
PROPOSED INFILL HOUSING Affordable GFA = 1,420m²

TOTAL PROPOSED Affordable GFA = 1,420m² + 146m² = 1,566m²
TOTAL PROPOSED Non-Affordable GFA = 7,587m²

Rev Description
A DA SUBMISSION

Date
12/03/2025

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Drawing
GFA CALCULATION

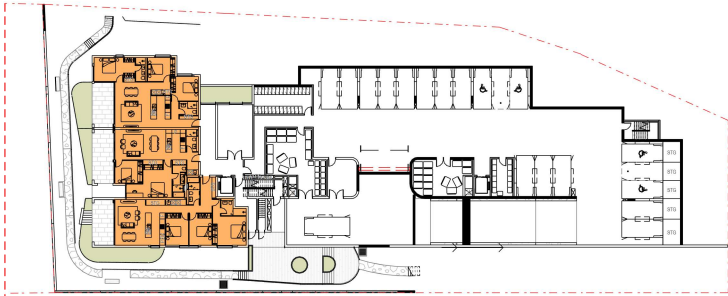
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Scale @ A1: **1 : 500** (Half Scale @ A3)
Date: **12/03/2025**
Drawn by: **Author**
Checked by: **Checker**
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Drawing Number
A.2000

Revision

A



GF SOLAR ACCESS

1: 500



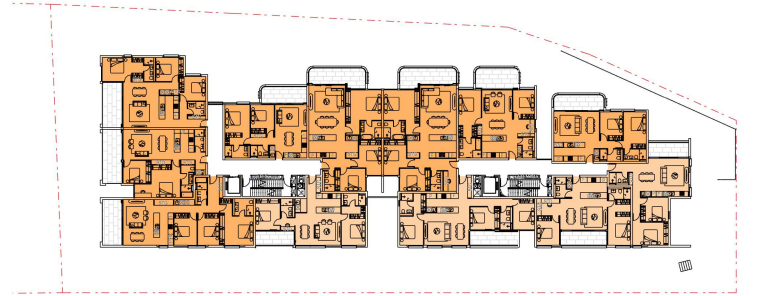
Level 1 SOLAR ACCESS

1: 500



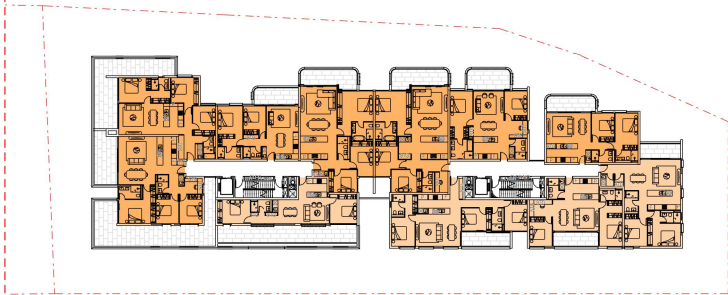
Level 2 CROSS VENTILATION

1: 500



Level 3 SOLAR ACCESS

1: 500



Level 4 SOLAR ACCESS

1: 500



Level 5 SOLAR ACCESS

1: 500



Level 6 SOLAR ACCESS

1: 500



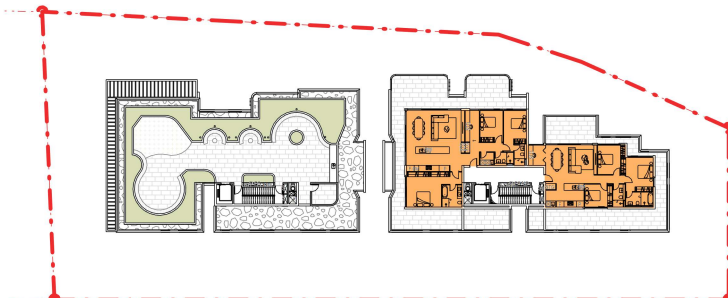
Level 7 SOLAR ACCESS

1: 500



Level 8 SOLAR ACCESS

1: 500



Level 9 SOLAR ACCESS

1: 500

SOLAR ACCESS		
SOLAR ACCESS	COUNT	%
2HRS	63	71.6%
<2HRS	25	28.4%
	88	

Rev Description
A DA SUBMISSION

Date
12/03/2025

Notes

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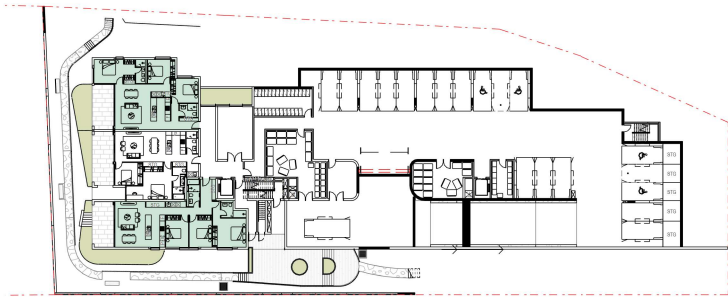
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Drawing
SOLAR ACCESS

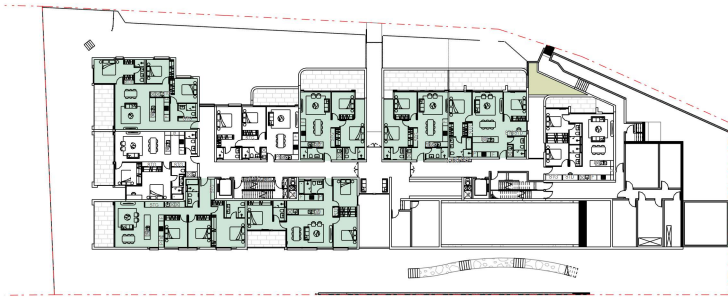
Graphic scale
0 1 2 4 8 1:150

Scale @ A1: **1 : 500** (Half Scale @ A3)
Date: **12/03/2025**
Drawn by: **Author**
Checked by: **Checker**
Issued For: **DA SUBMISSION**

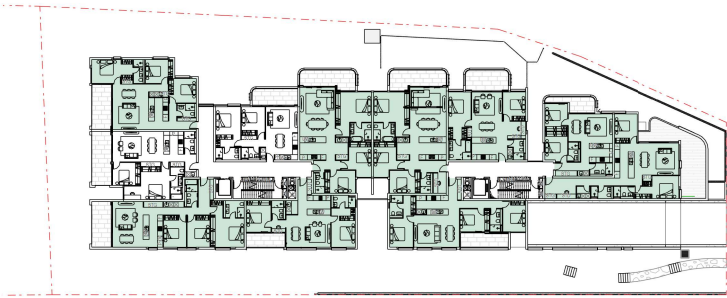
Drawing Number
A.2001 Revision
A



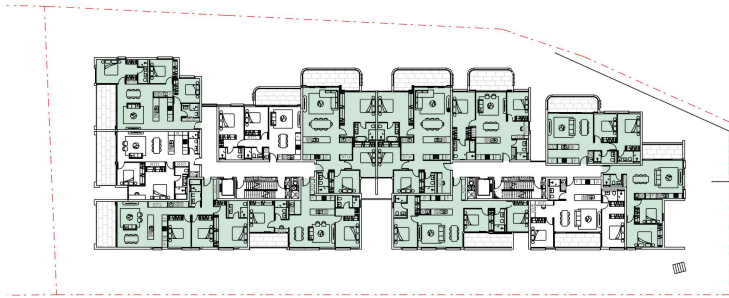
GF CROSS VENTILATION
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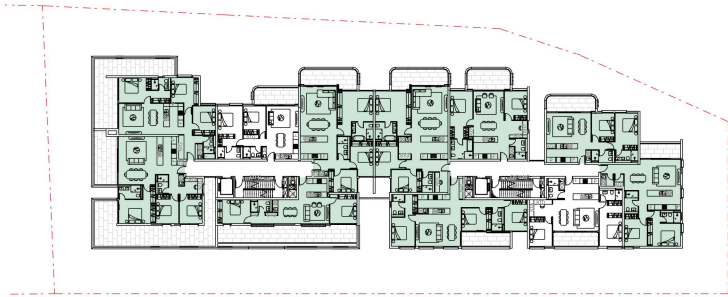
Level 1 CROSS VENTILATION
1 : 500



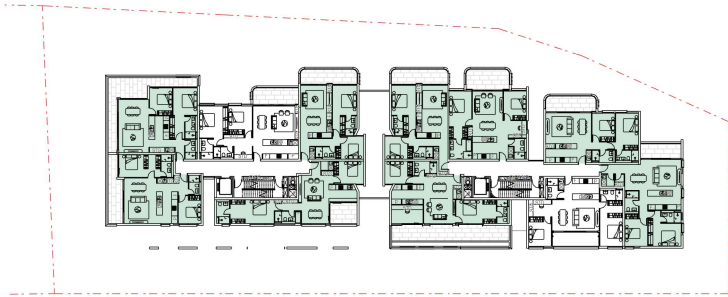
Level 2 CROSS VENTILATION
1 : 500



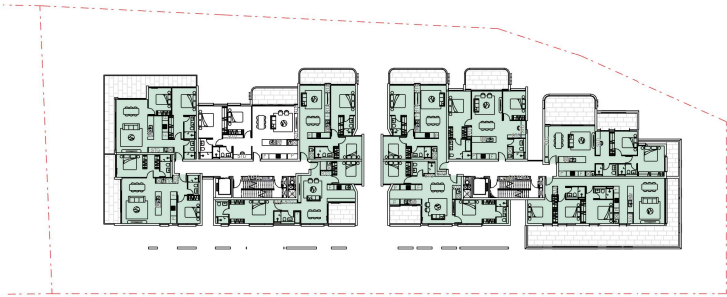
Level 3 CROSS VENTILATION
1 : 500



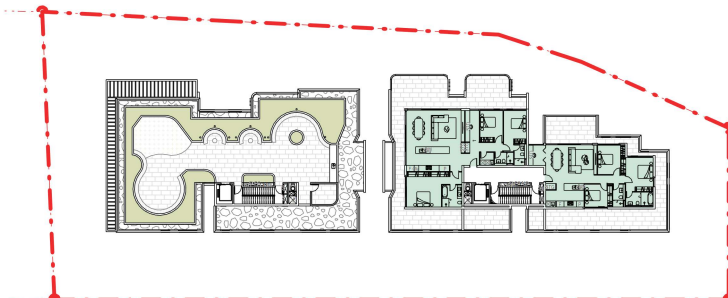
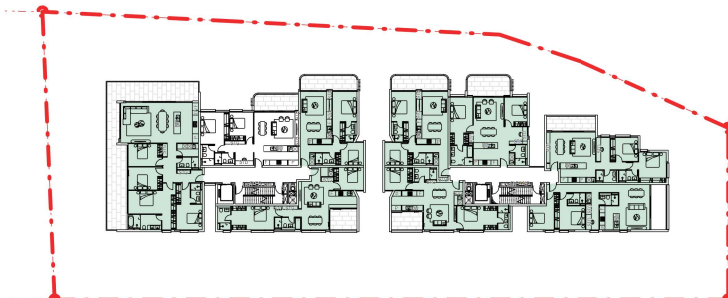
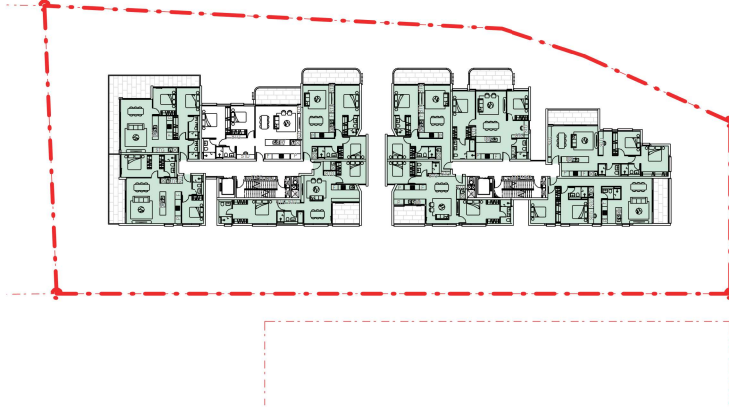
Level 4 CROSS VENTILATION
1 : 500



Level 5 CROSS VENTILATION
1 : 500



Level 6 CROSS VENTILATION
1 : 500



CROSS VENTILATION		
COMPLIANT	COUNT	%
YES	72	81.8%
	72	

Rev Description
A DA SUBMISSION

Date
12/03/2025

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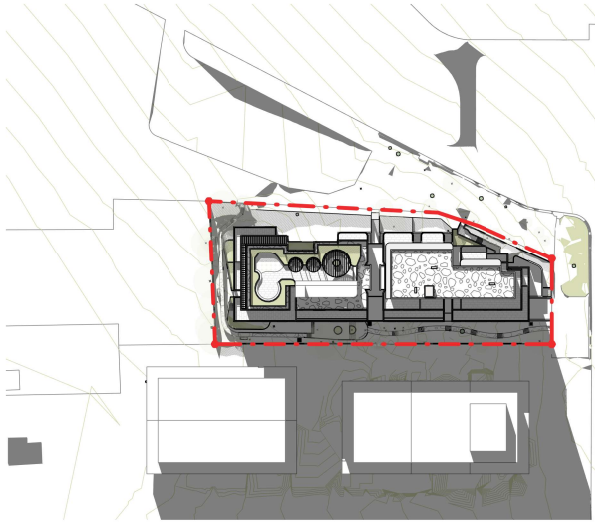
Drawing
CROSS VENTILATION

Graphic scale
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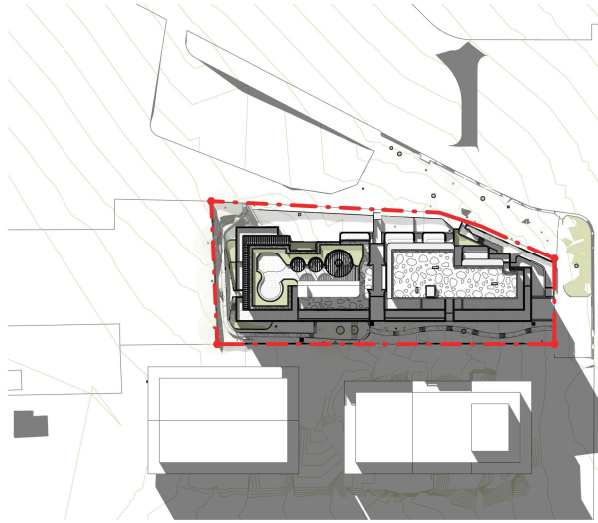
Scale @ A1: **1 : 500** (Half Scale @ A3)
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Drawing Number
A.2002 Revision
A

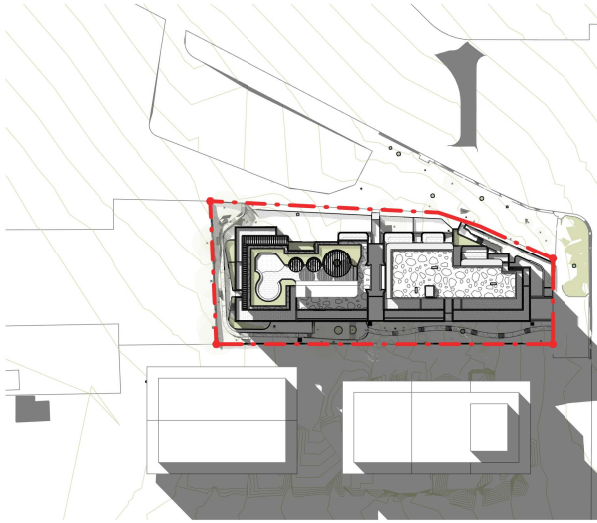




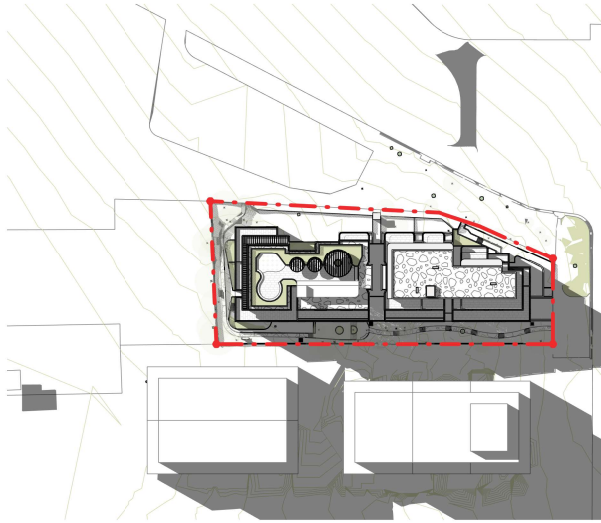
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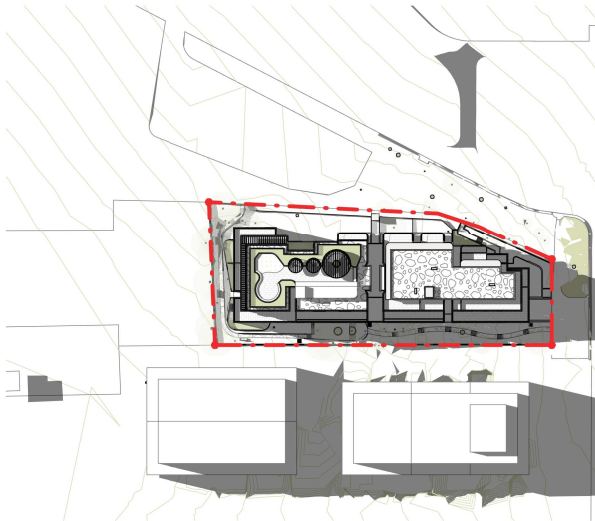
PROPOSED SHADOW DIAGRAM_10 AM
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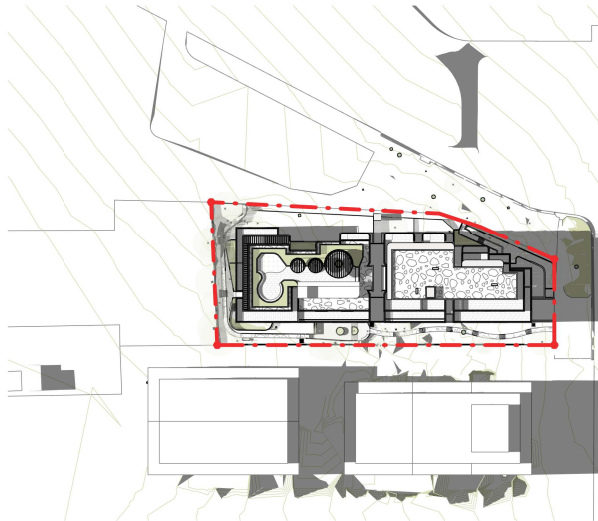
PROPOSED SHADOW DIAGRAM_11 AM
1 : 1000



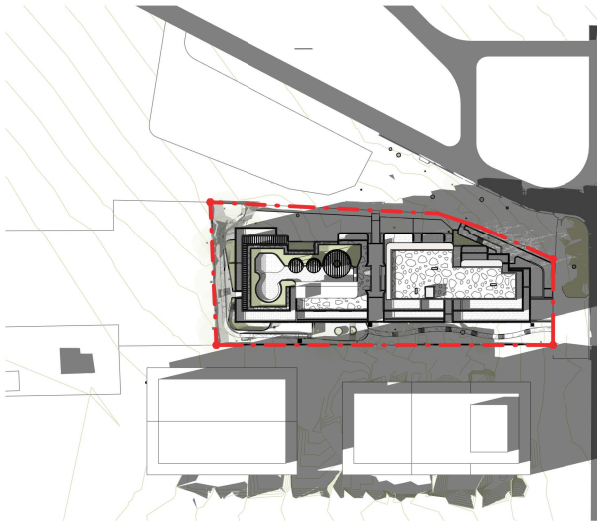
PROPOSED SHADOW DIAGRAM_12PM
1 : 1000



PROPOSED SHADOW DIAGRAM_13 PM
1 : 1000



PROPOSED SHADOW DIAGRAM_14 PM
1 : 1000



PROPOSED SHADOW DIAGRAM_15 PM
1 : 1000



EXISTING SHADOW 9AM



PROPOSED DEVELOPMENT SHAWDOW 9AM

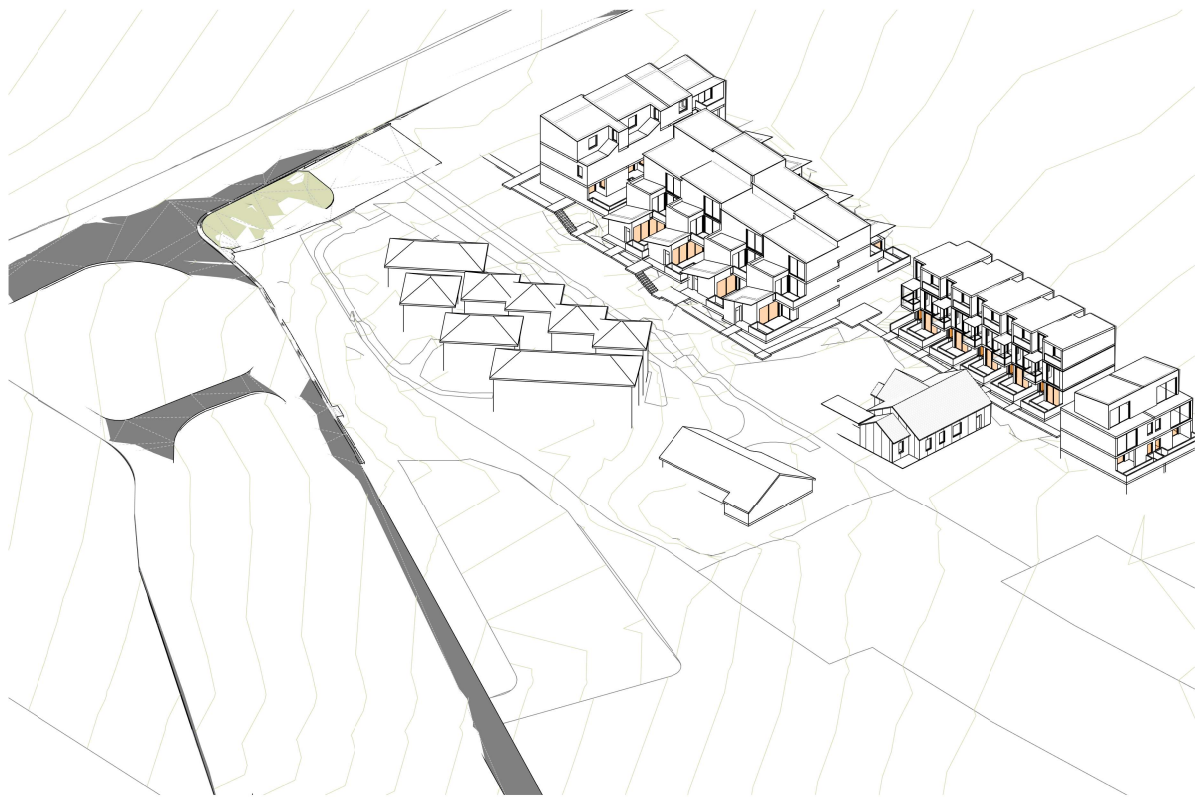
Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1:	(Half Scale @ A3)
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	SHADOW IMPACT_9 AM		
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EXISTING SHADOW 10AM



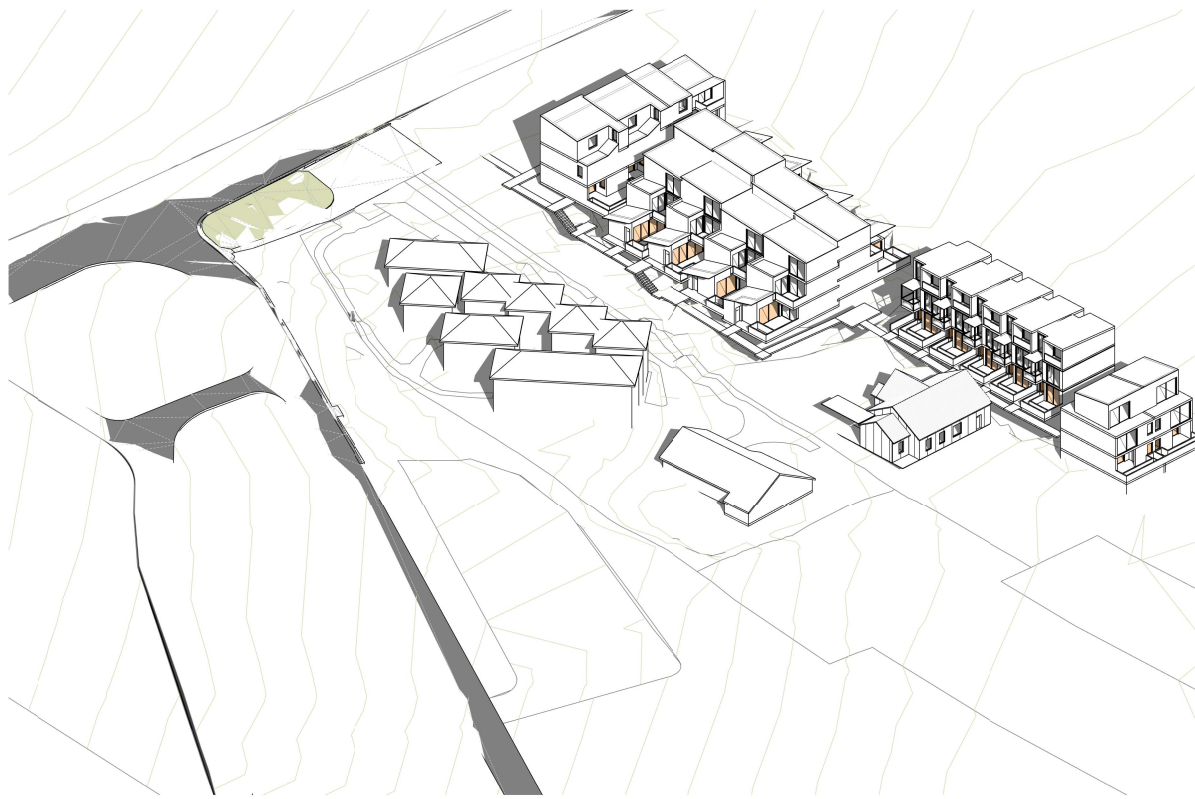
PROPOSED DEVELOPMENT SHAWDOW 10AM



EXISTING SHADOW 11AM



PROPOSED DEVELOPMENT SHAWDOW 11AM



EXISTING SHADOW 12PM



PROPOSED DEVELOPMENT SHAWDOW 12PM



EXISTING SHADOW 1PM



PROPOSED DEVELOPMENT SHAWDOW 1PM

Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1:	(Half Scale @ A3)
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	SHADOW IMPACT_1 PM	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	
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EXISTING SHADOW 2PM



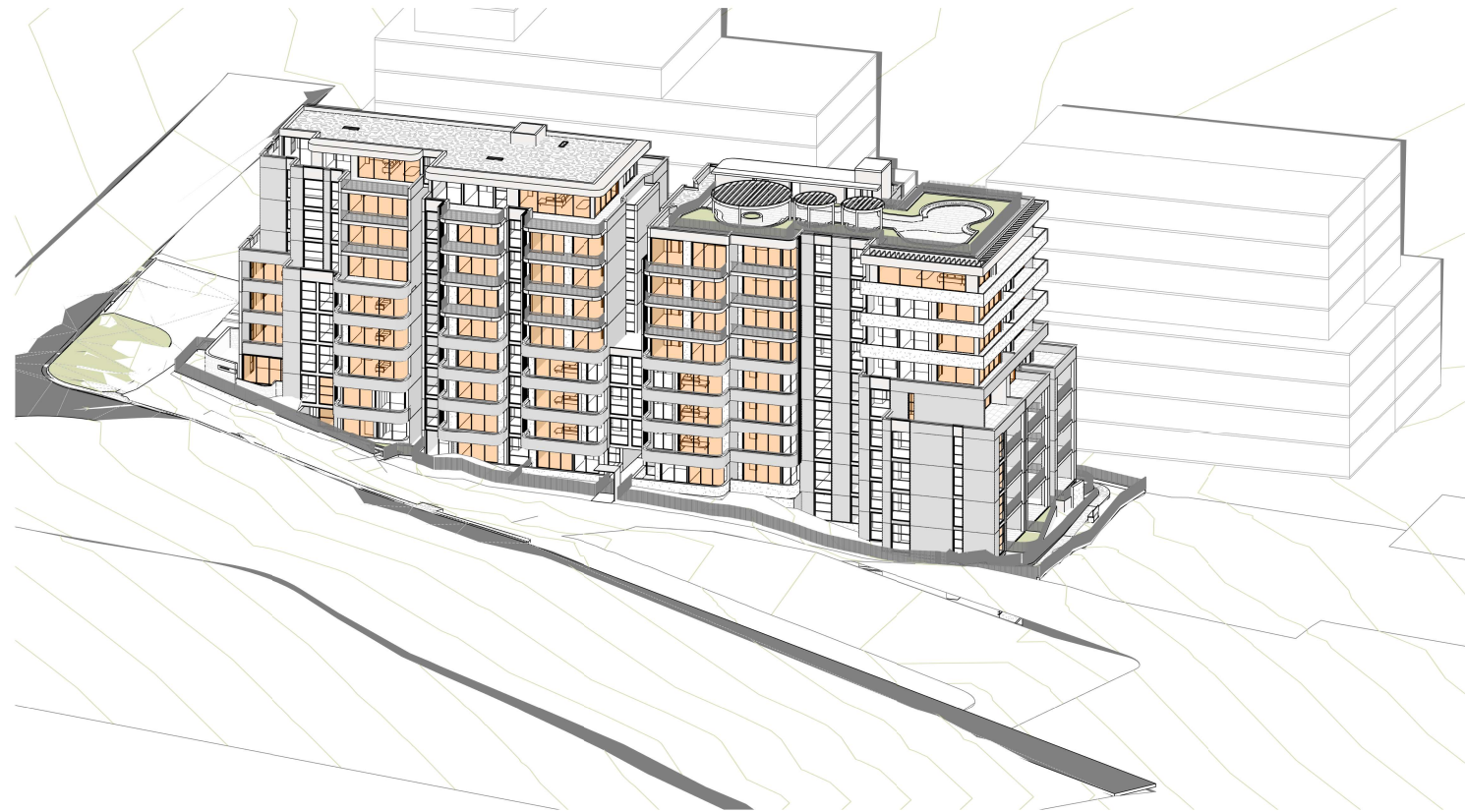
PROPOSED DEVELOPMENT SHAWDOW 2PM



EXISTING SHADOW 3PM



PROPOSED DEVELOPMENT SHAWDOW 3PM



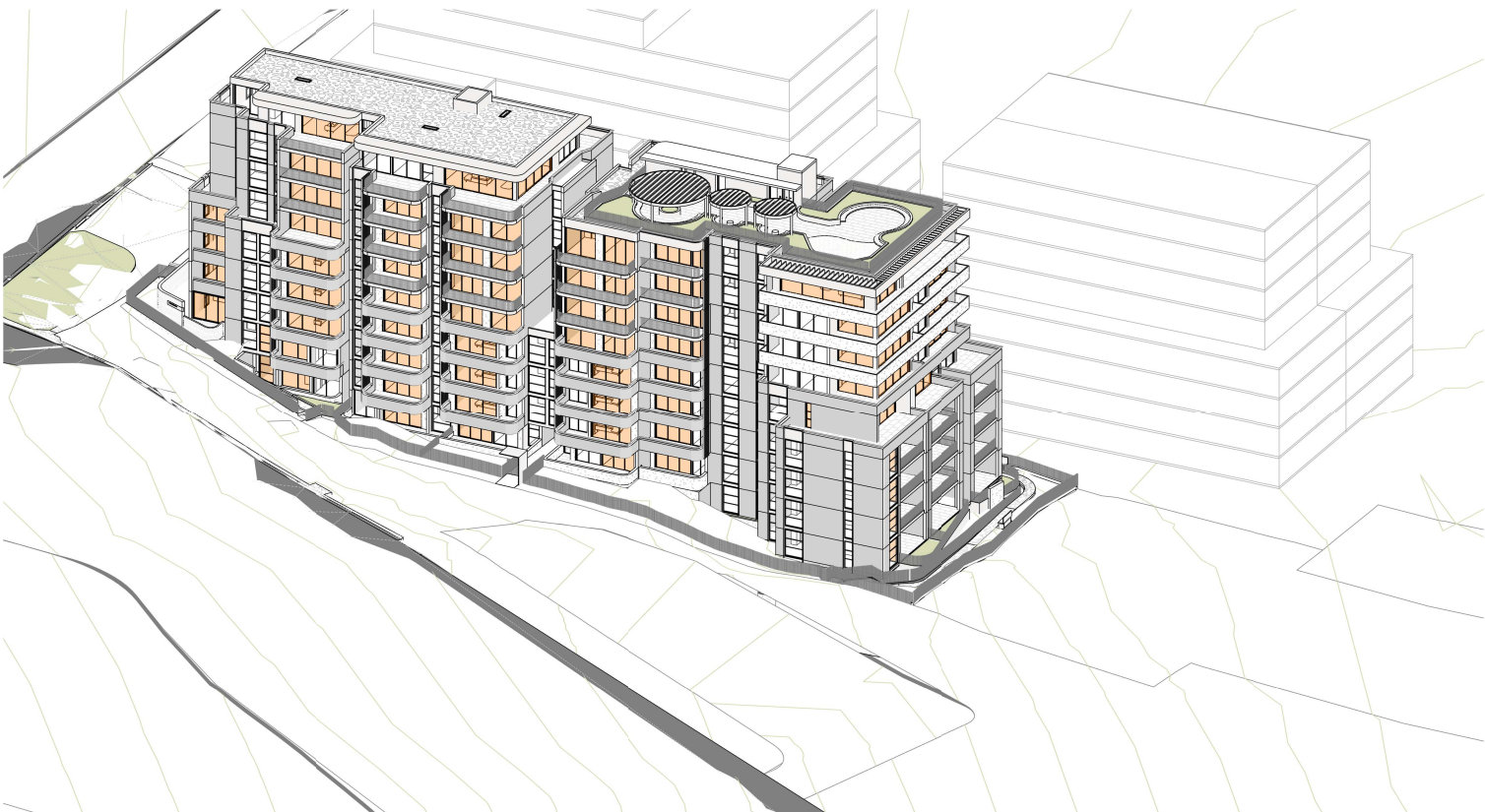
SUNVIEW 9AM



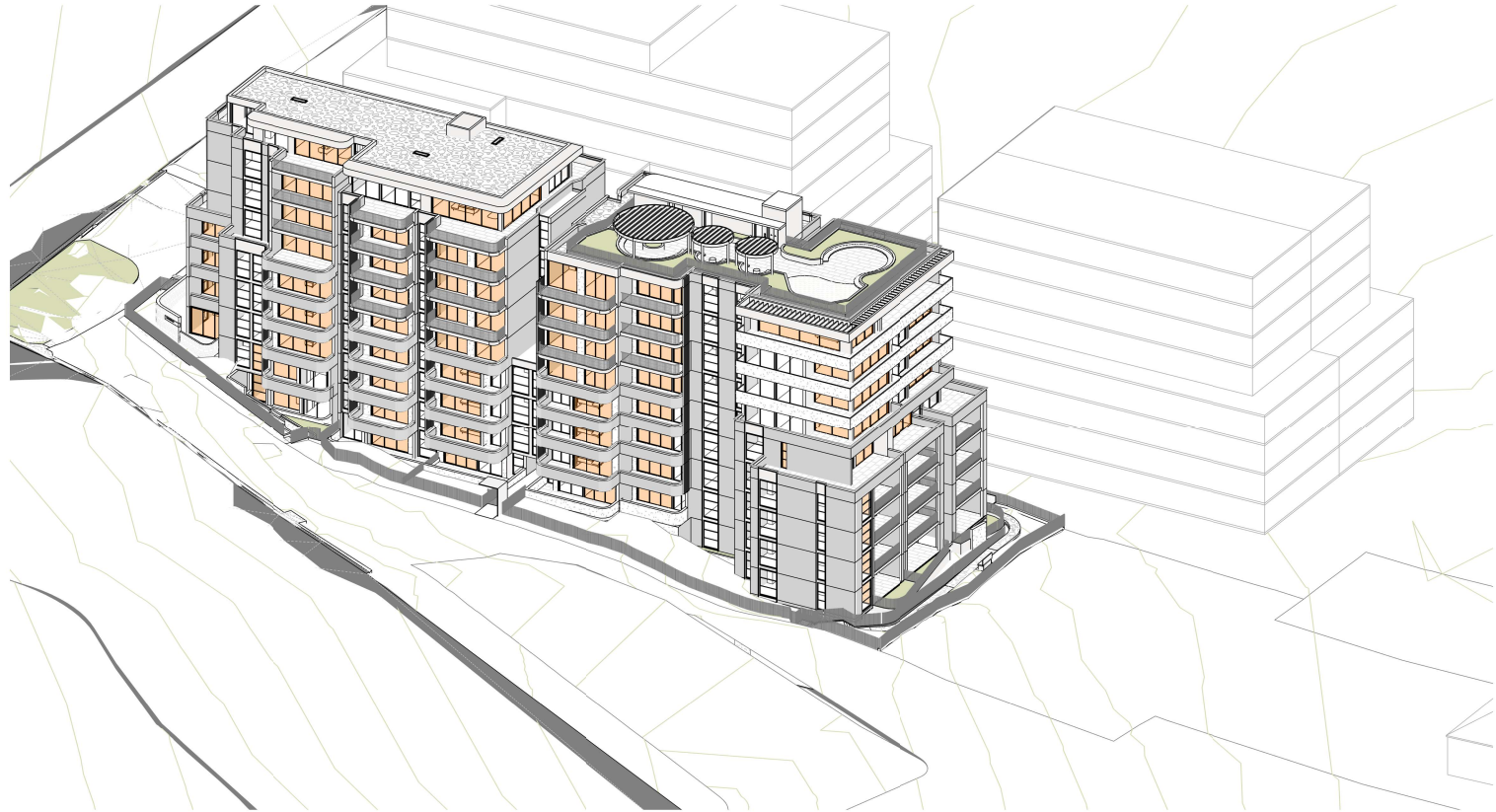
SUNVIEW 9.15AM



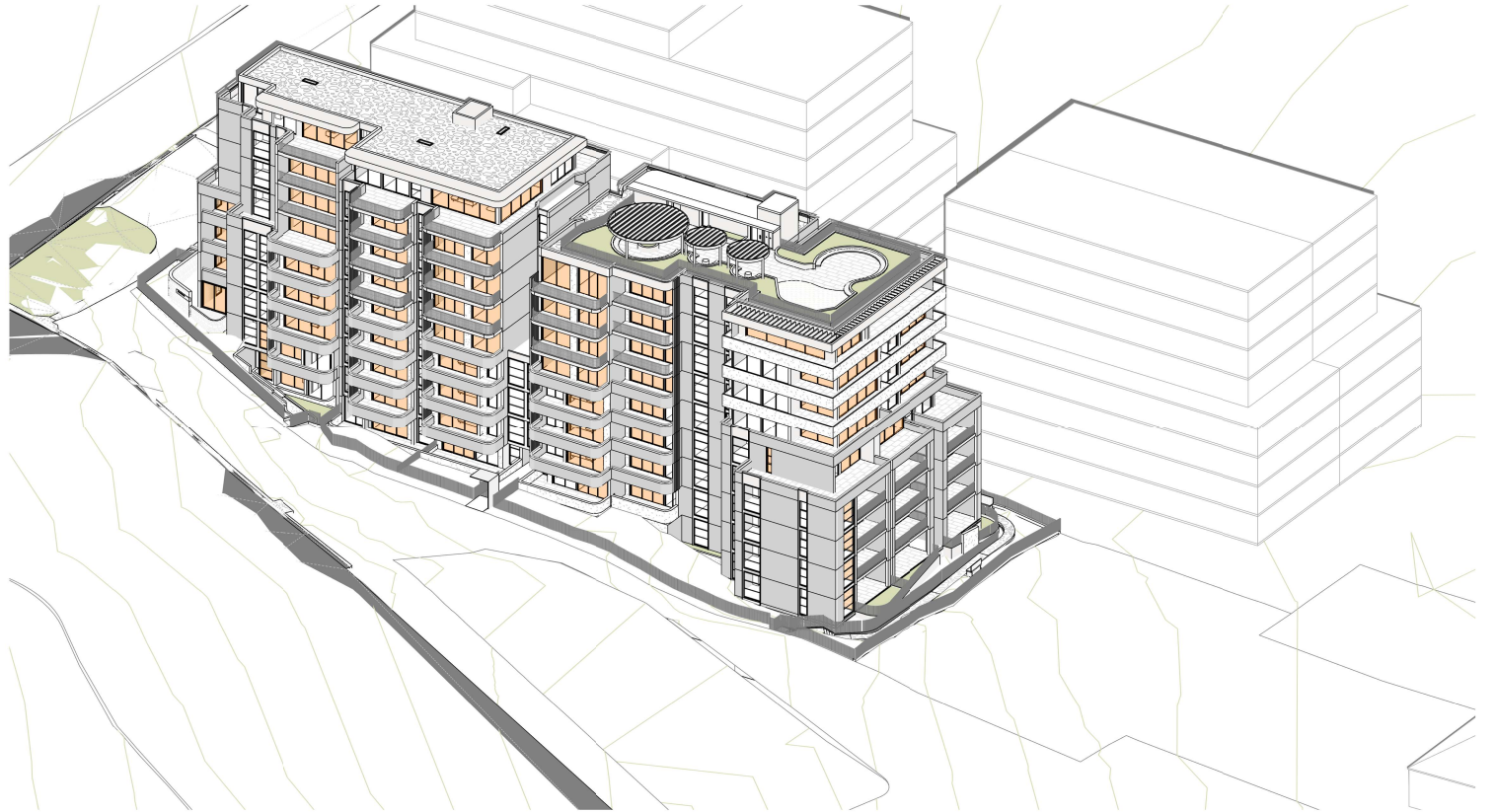
SUNVIEW 9.30AM



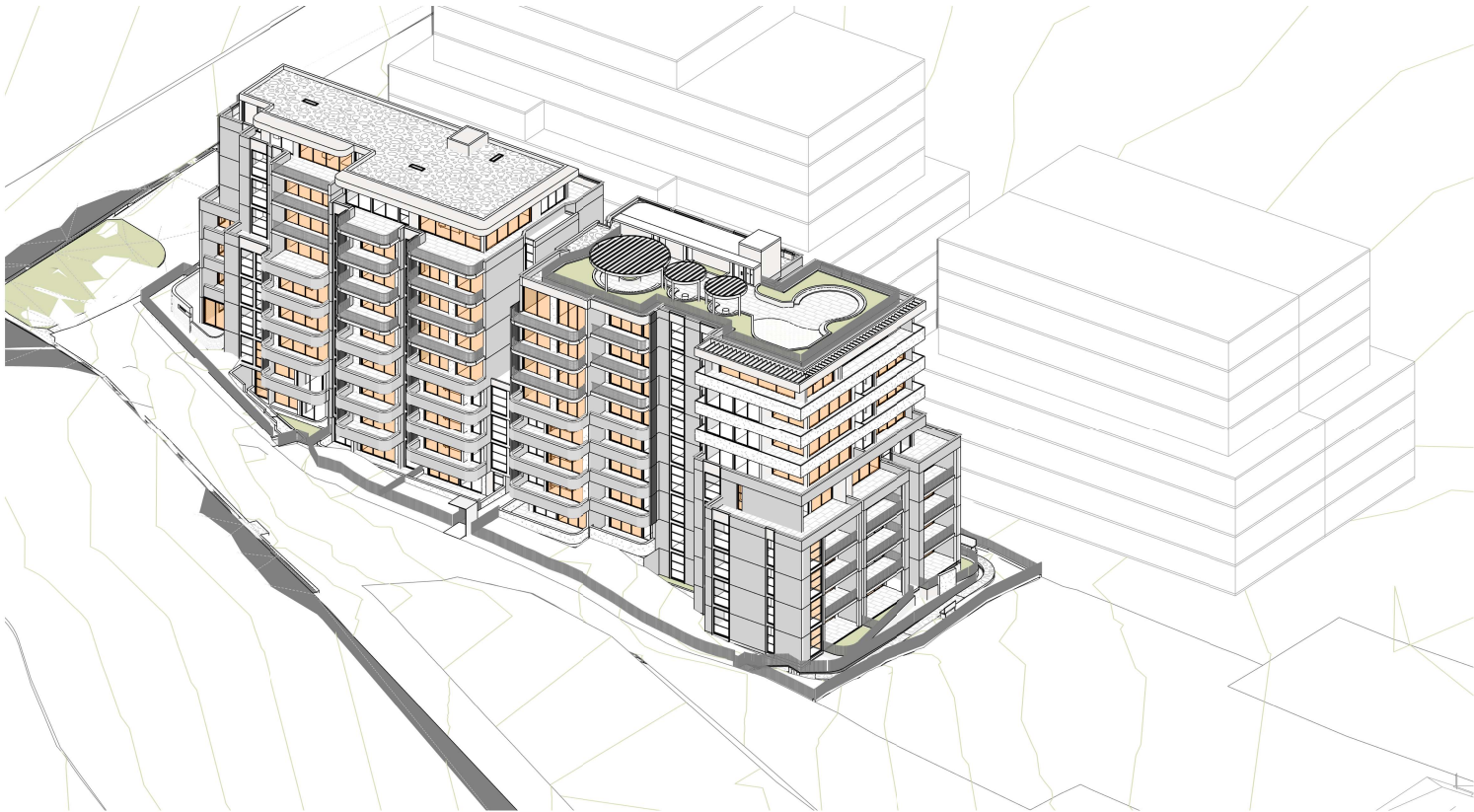
SUNVIEW 9.45AM



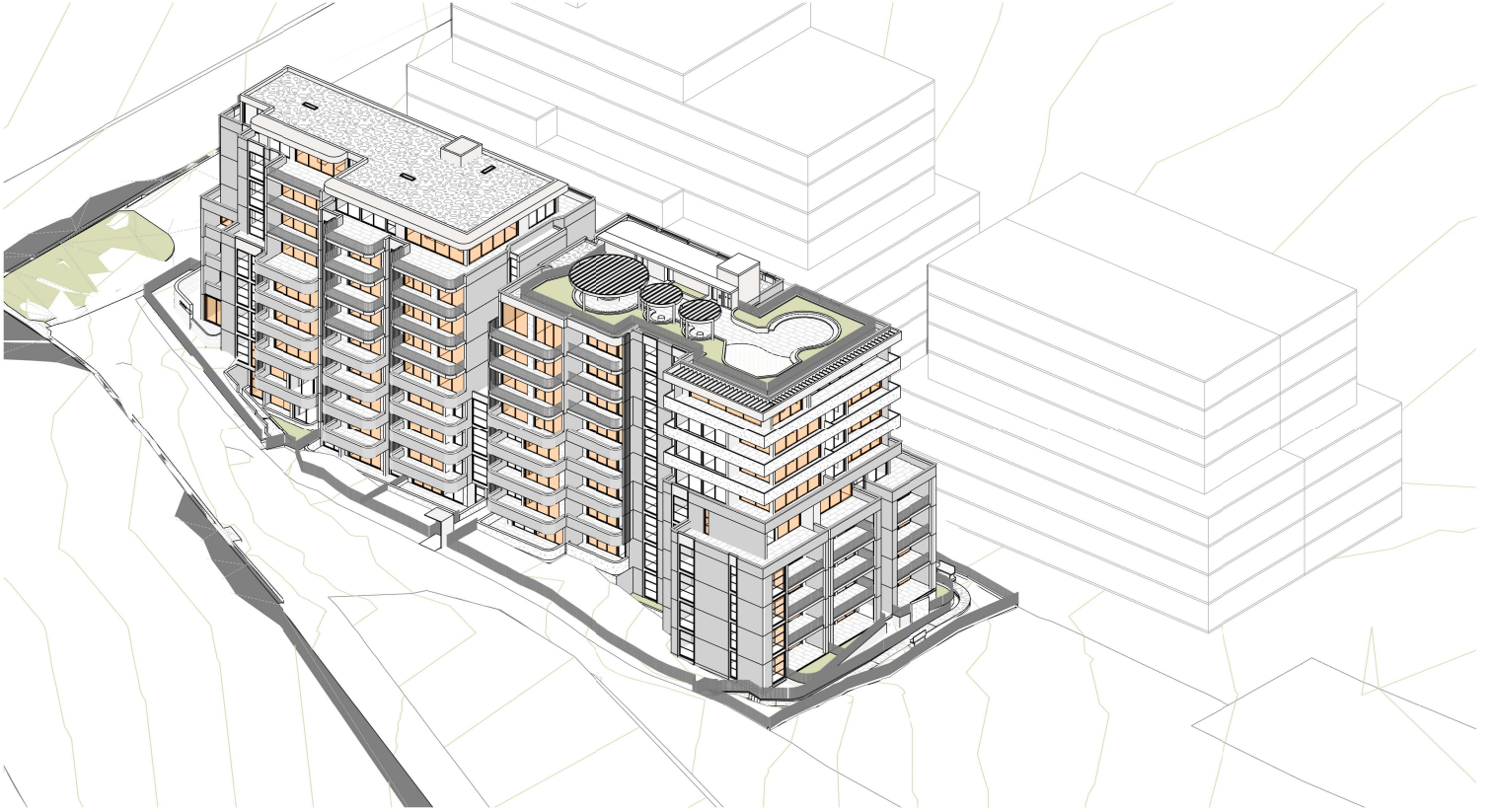
SUNVIEW 10AM



SUNVIEW 10.15AM



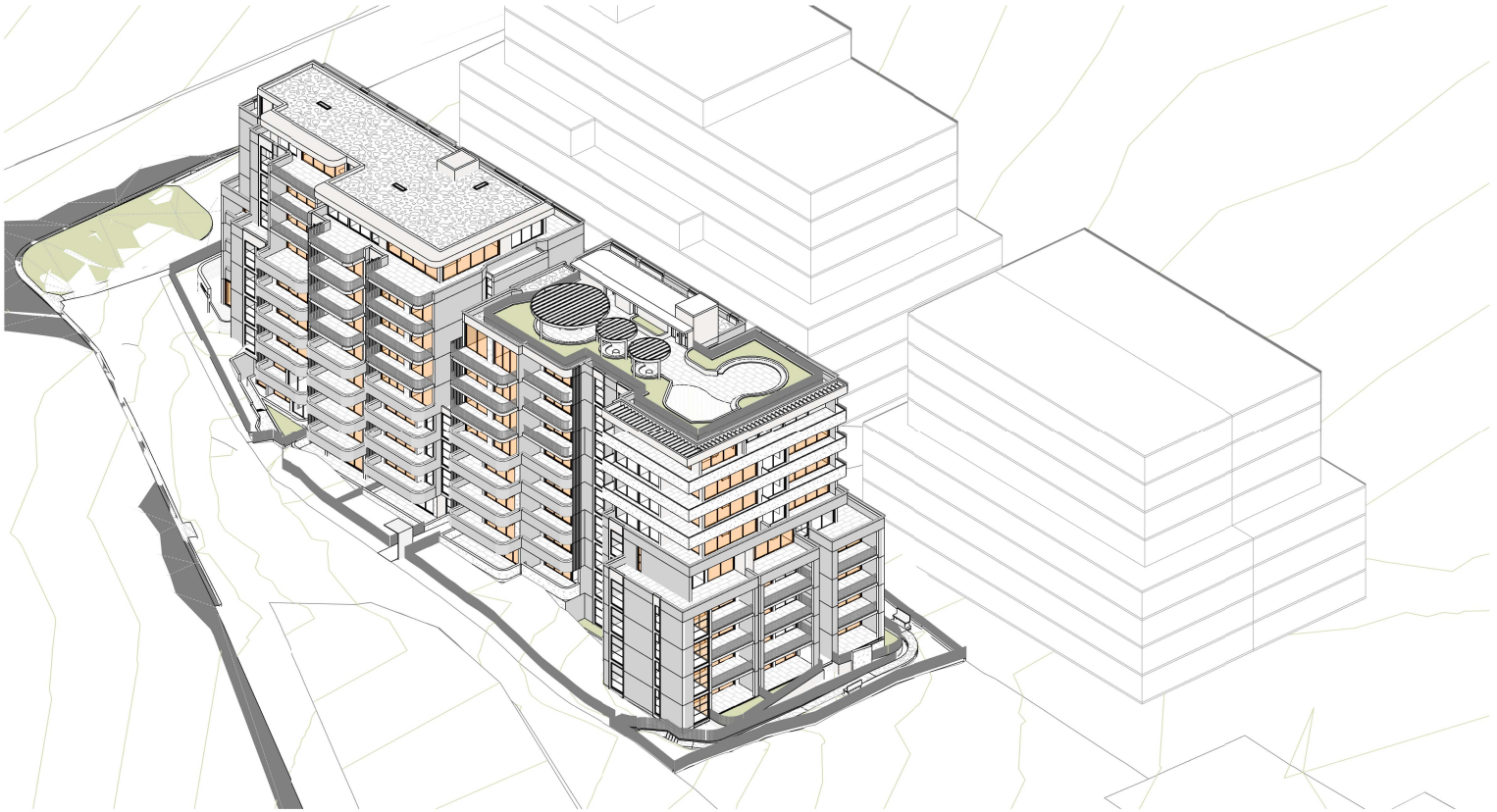
SUNVIEW 10.30AM



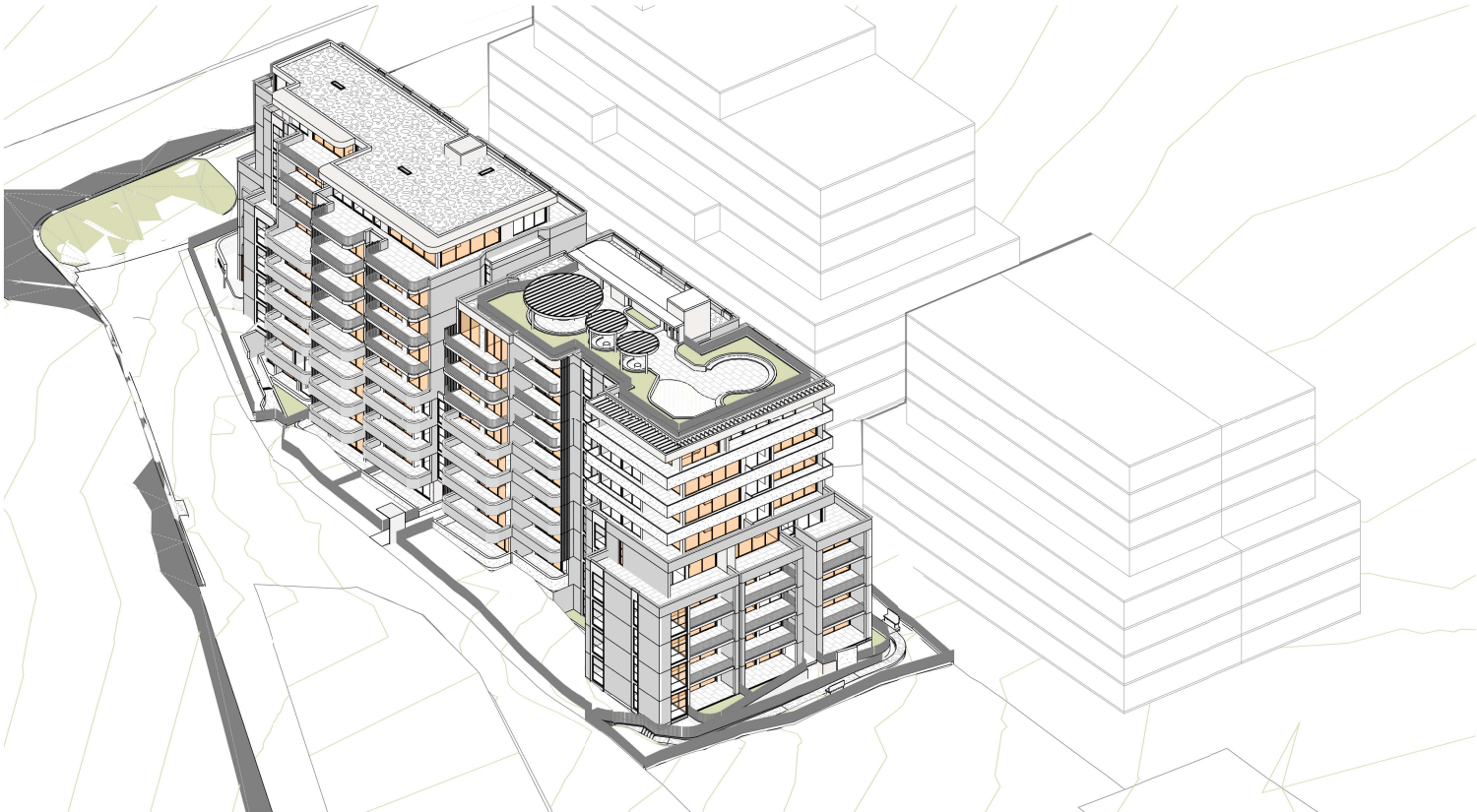
SUNVIEW 10.45AM



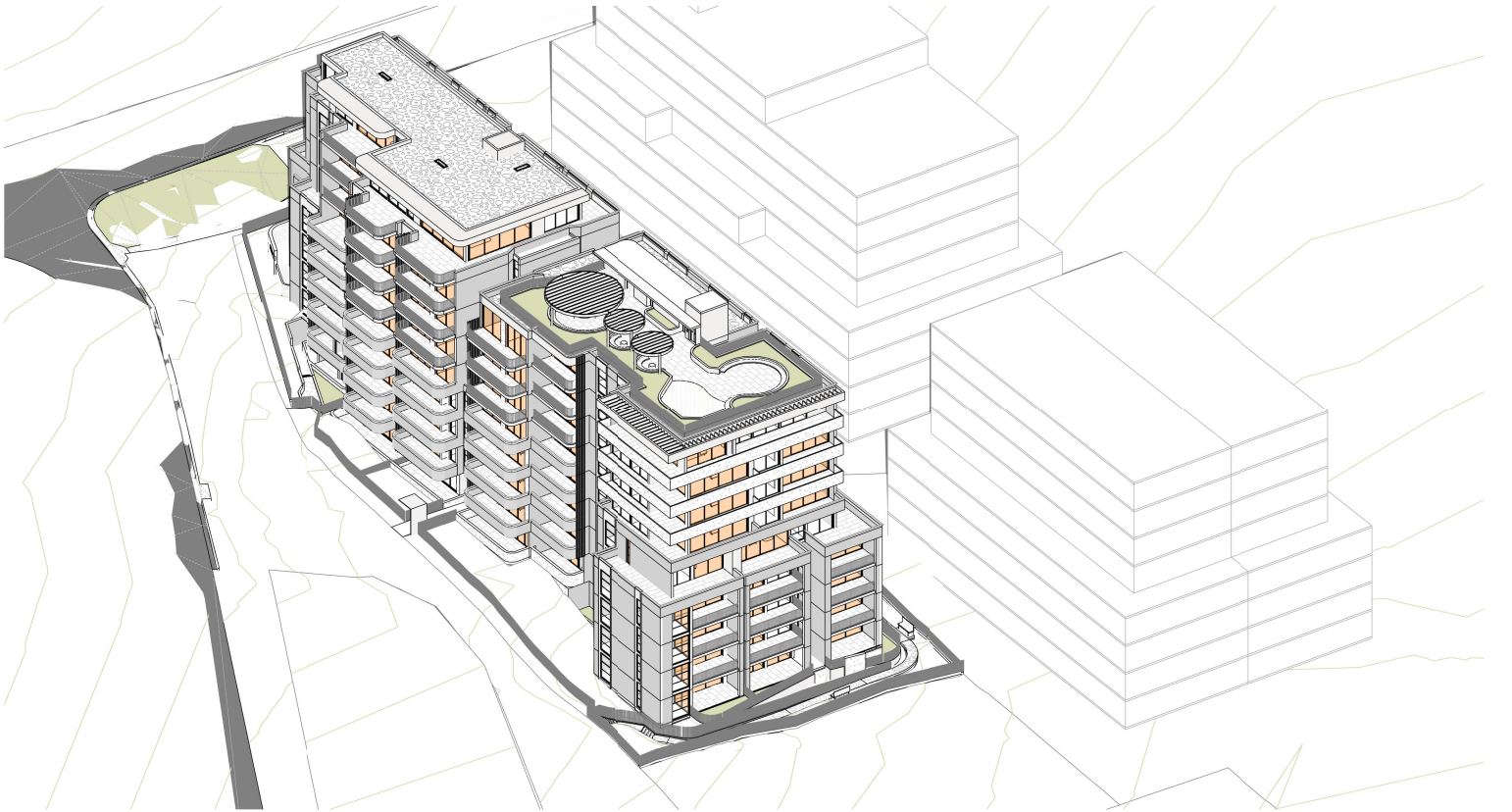
SUNVIEW 11AM



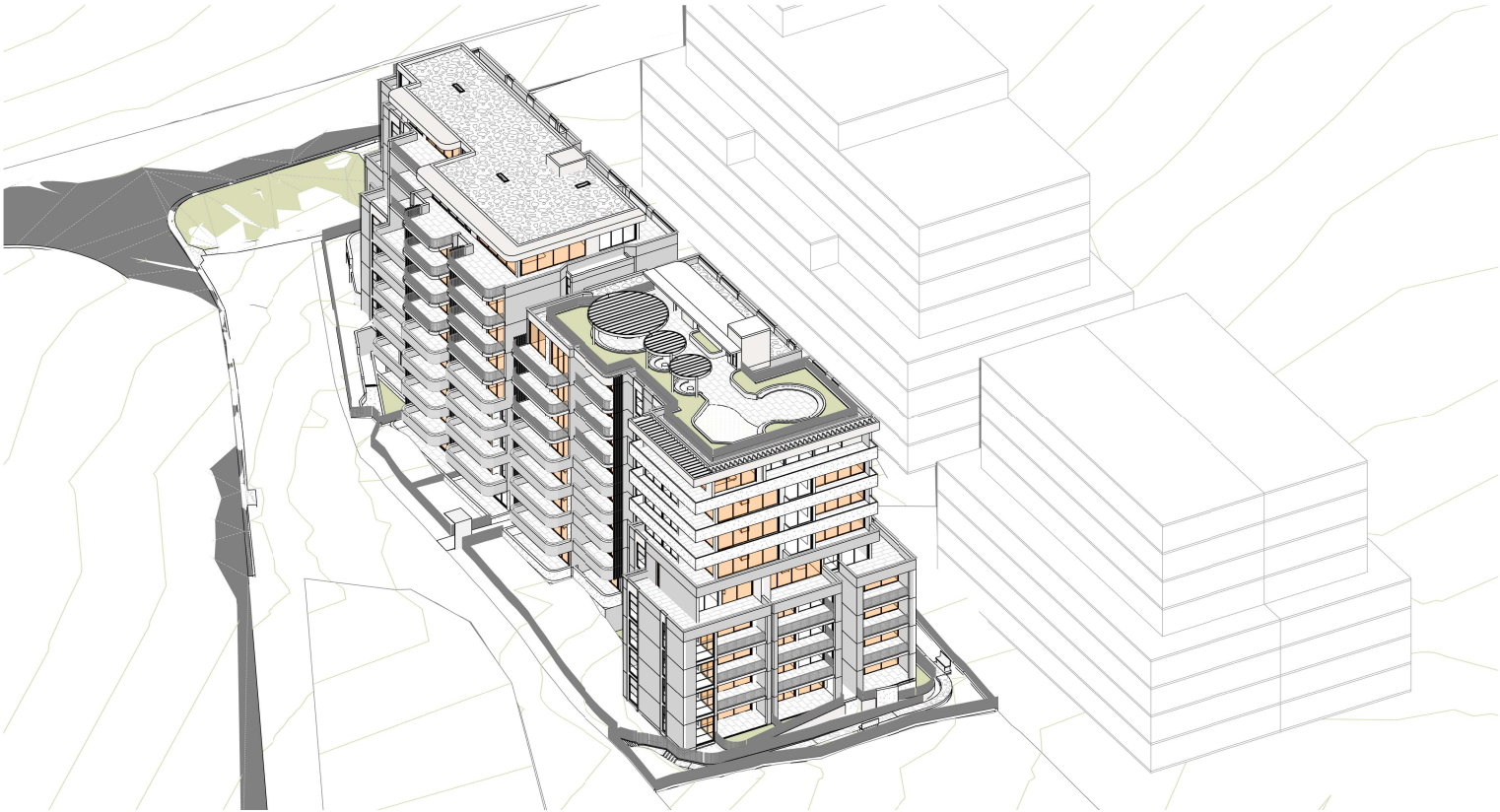
SUNVIEW 11.15AM



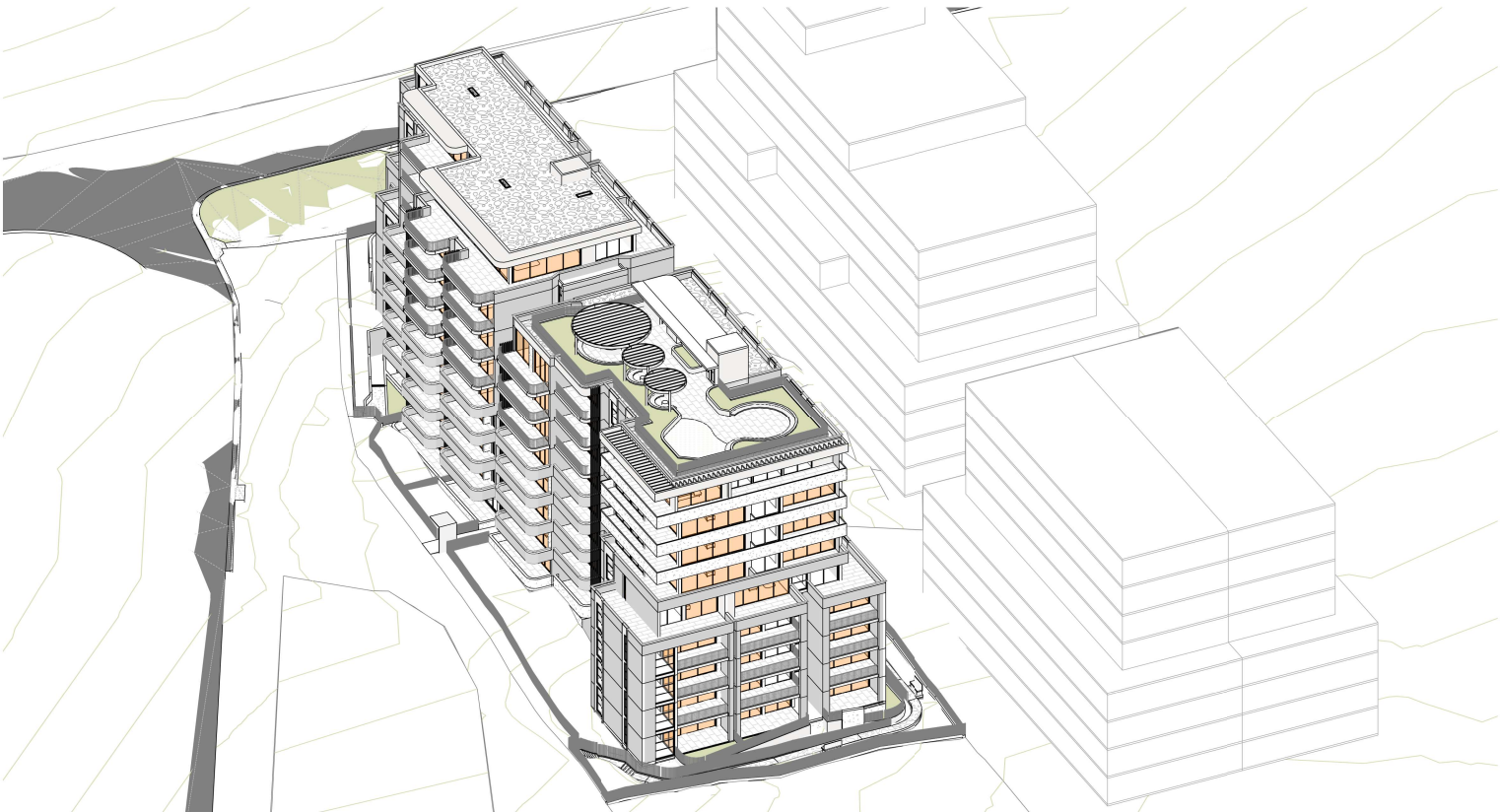
SUNVIEW 11.30AM



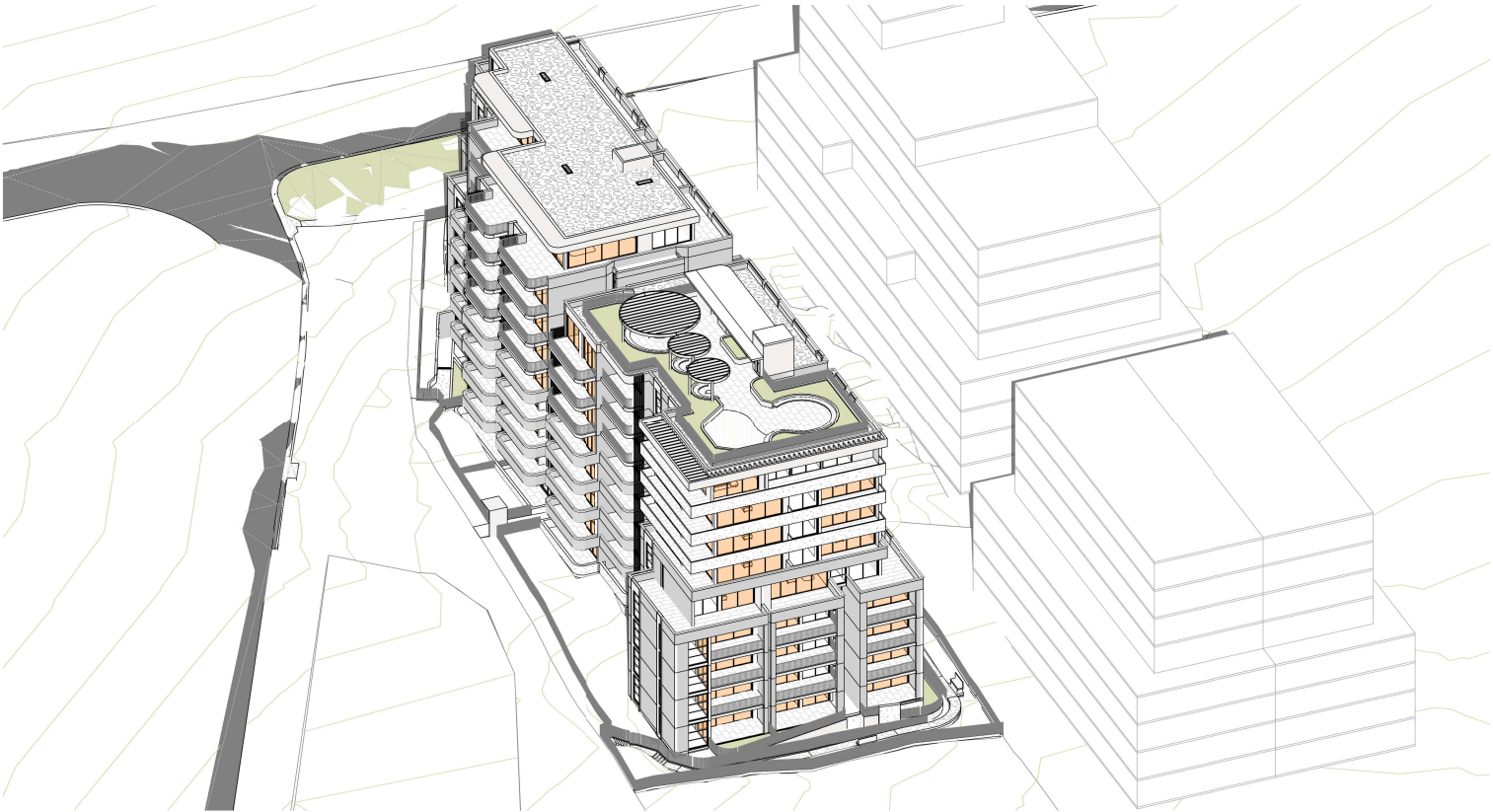
SUNVIEW 11.45AM



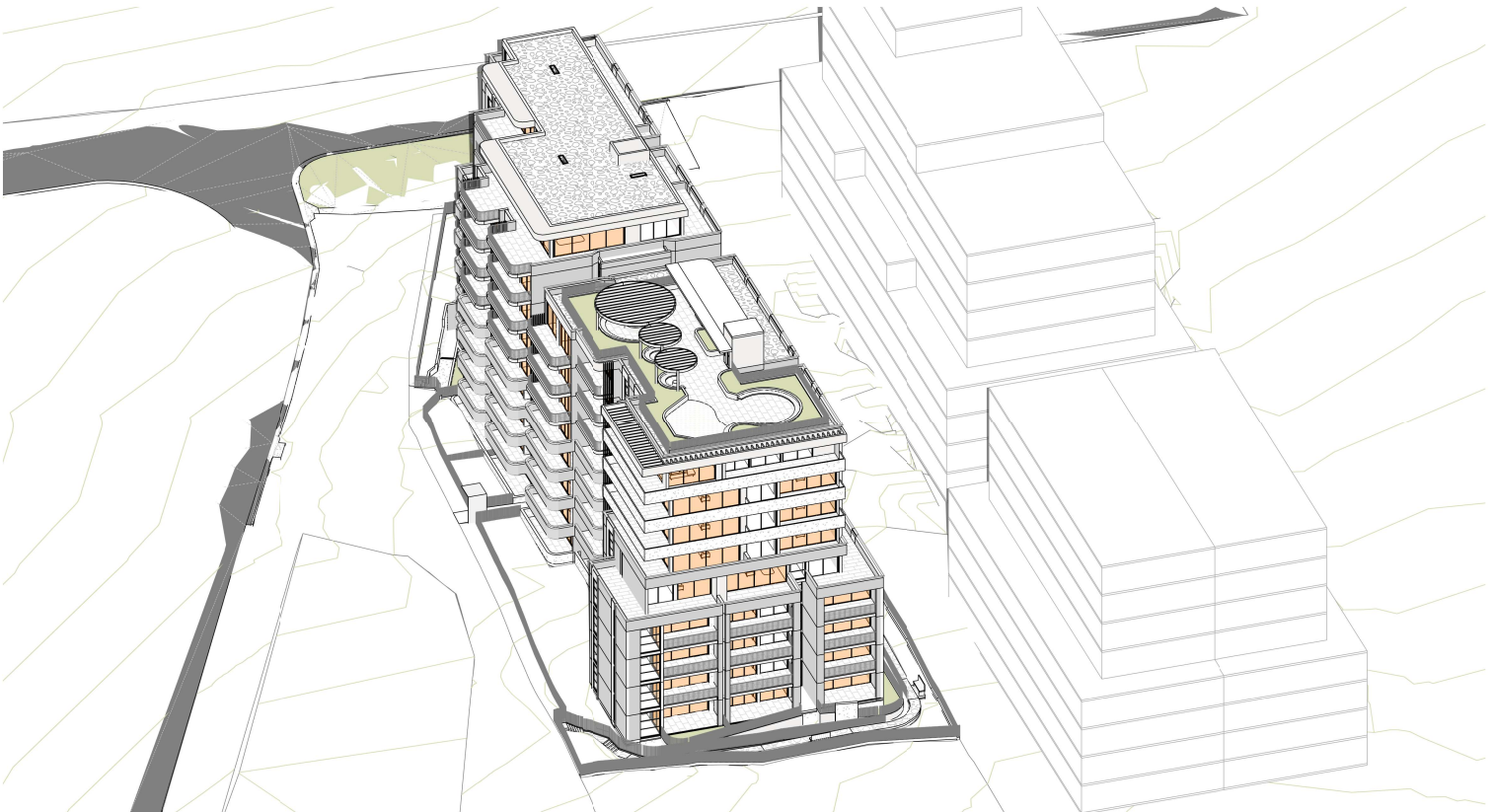
SUNVIEW 12PM



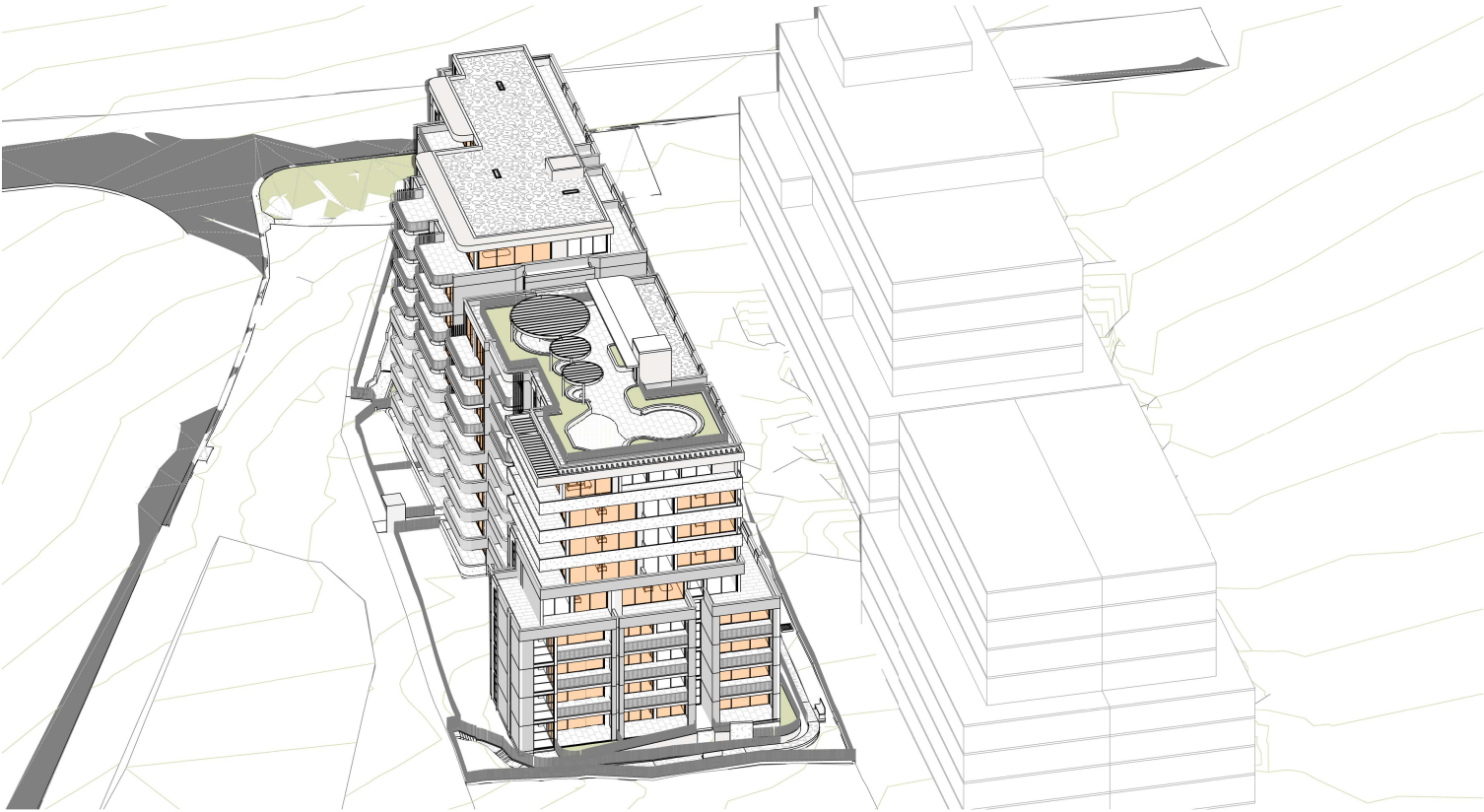
SUNVIEW 12.15PM



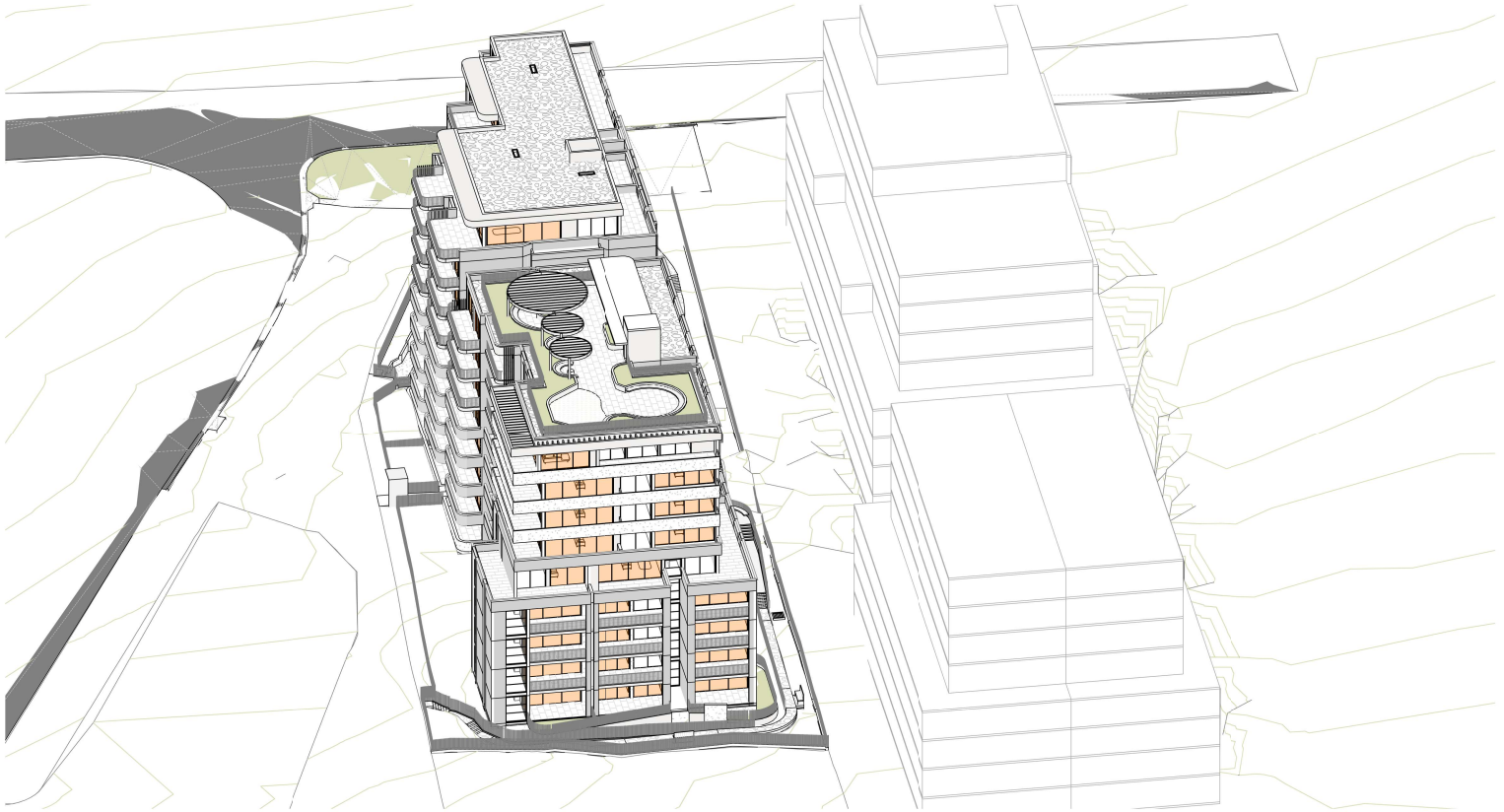
SUNVIEW 12.30PM



SUNVIEW 12.45PM



SUNVIEW 1PM



SUNVIEW 1.15PM



SUNVIEW 1.30PM



SUNVIEW 1.45PM



SUNVIEW 2PM



SUNVIEW 2.15PM



SUNVIEW 2.30PM



SUNVIEW 2.45PM



SUNVIEW 3PM

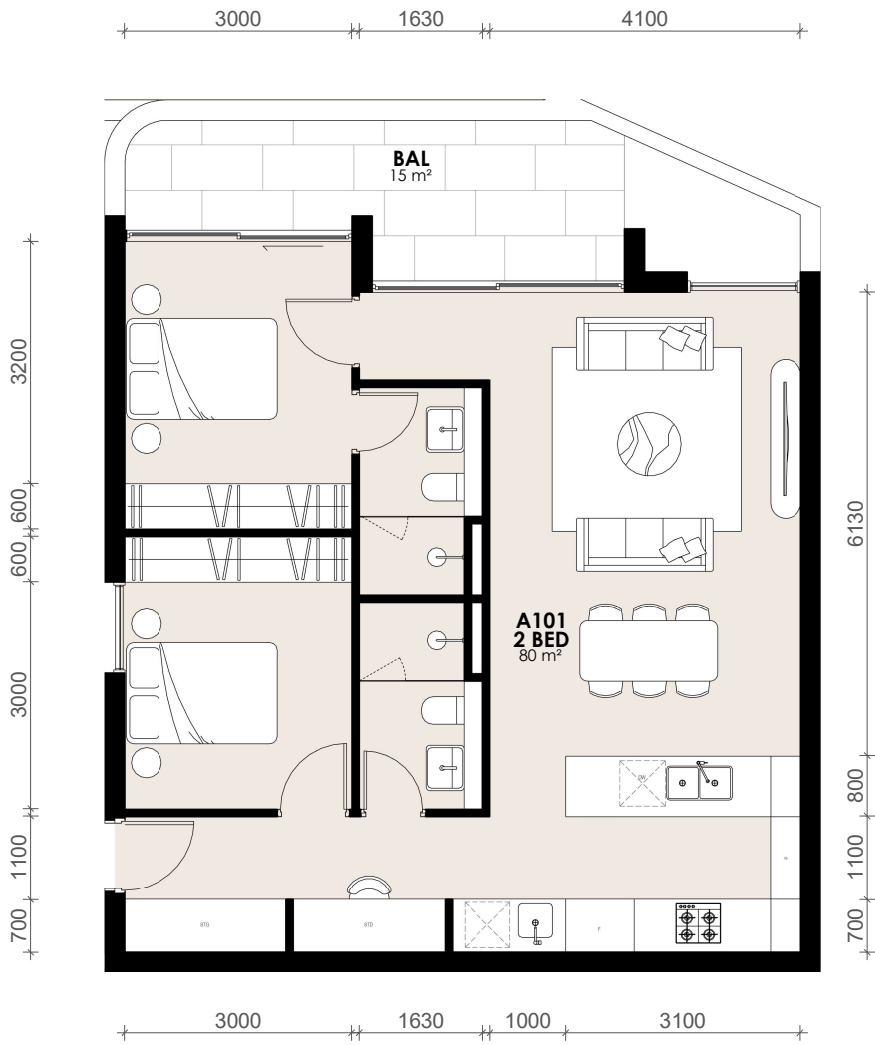
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A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		SUN VIEW DIAGRAM-3 PM		Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION		
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A101

BEDROOM: 2
BATHROOM: 2

VISITABLE: NO
INTERNAL AREA: 80m²
BALCONY AREA: 12m²
TOTAL AREA: 92m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³

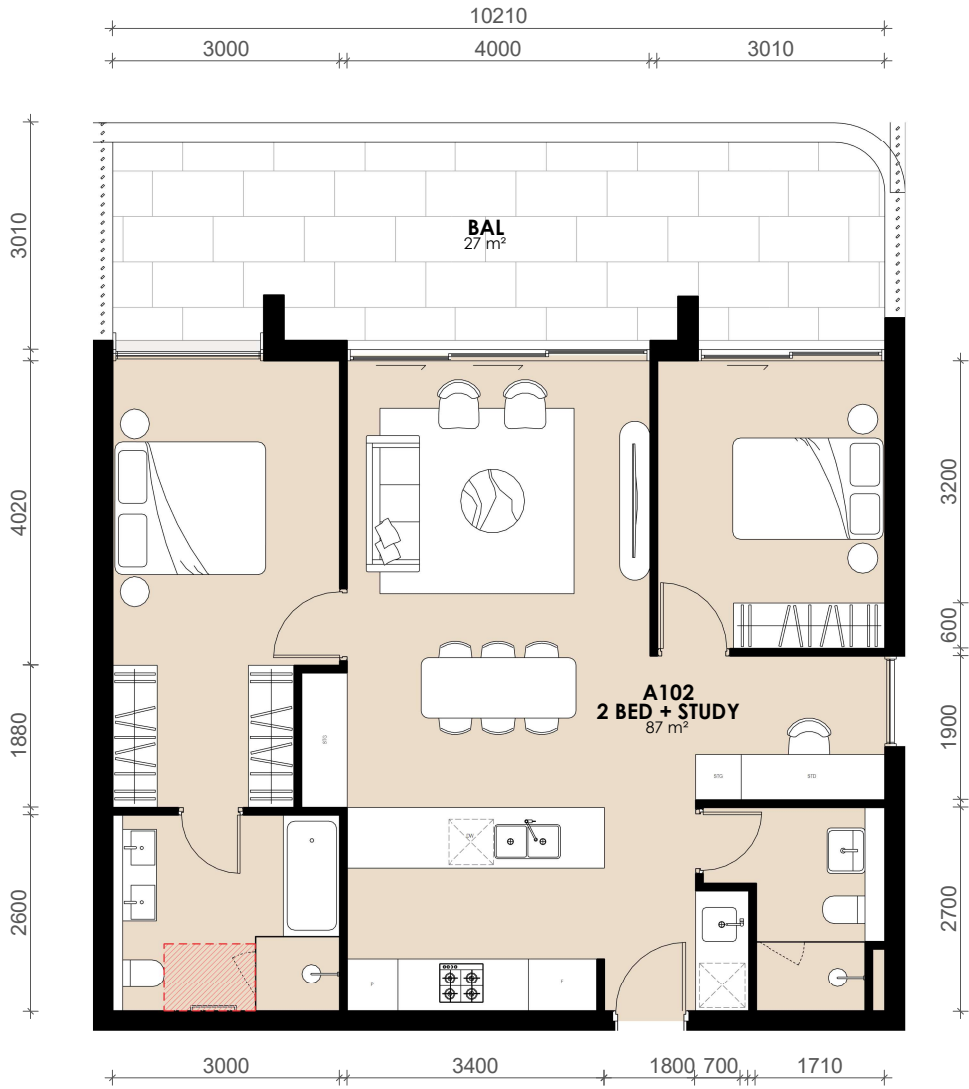


A102

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 87m²
BALCONY AREA: 27m²
TOTAL AREA: 114m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



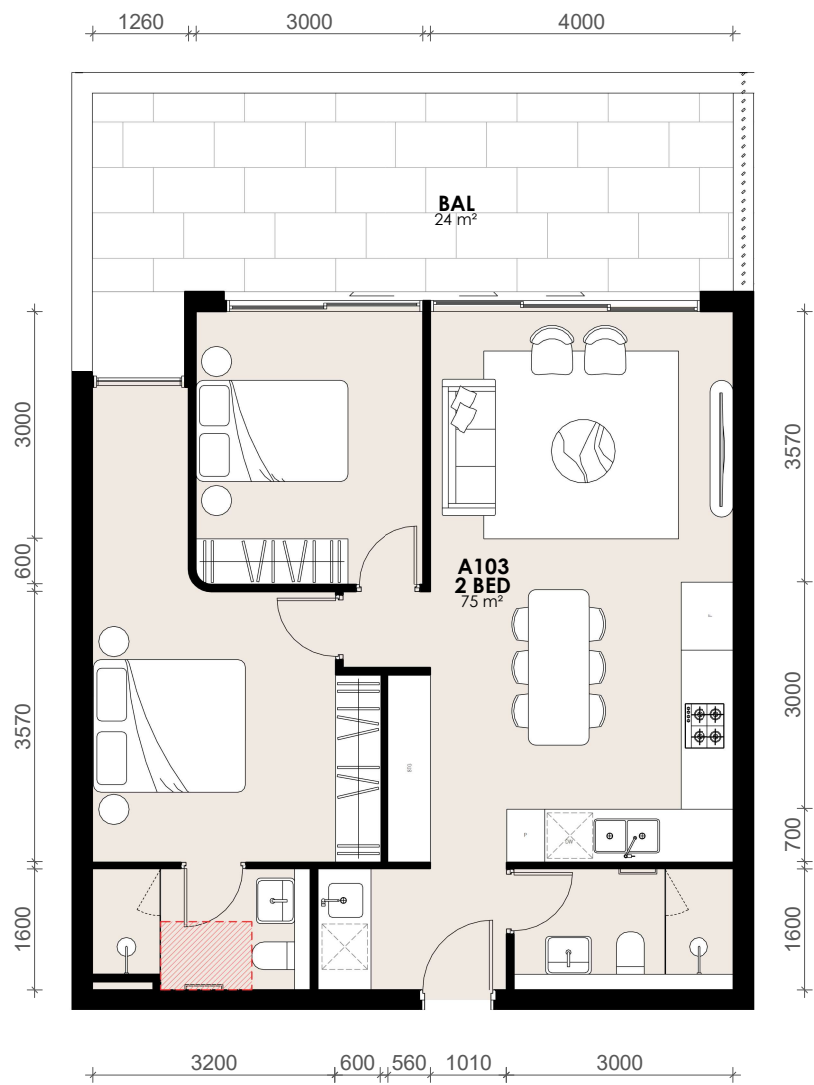
Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client		Drawing	Scale @ A1: 1 : 50 Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	(Half Scale @ A3) 
				2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD				
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				Graphic scale  0 1 2 3 4 1:50		Drawing Number A.4001		Revision A

A103

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 75m²
BALCONY AREA: 24m²
TOTAL AREA: 99m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1: 1 : 50 (Half Scale @ A3)
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	A103	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION
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architecture urbaneia				Drawing Number A.4002		Revision A

A201

- BEDROOM:

2
- BATHROOM:

2
- VISITABLE:

YES
- INTERNAL AREA:

98m²
- BALCONY AREA:

40m²
- TOTAL AREA:

138m²
- UNIT STORAGE:

5m³
- BASEMENT STORAGE

5m³



A202

- BEDROOM:

2
- BATHROOM:

2
- VISITABLE:

NO
- INTERNAL AREA:

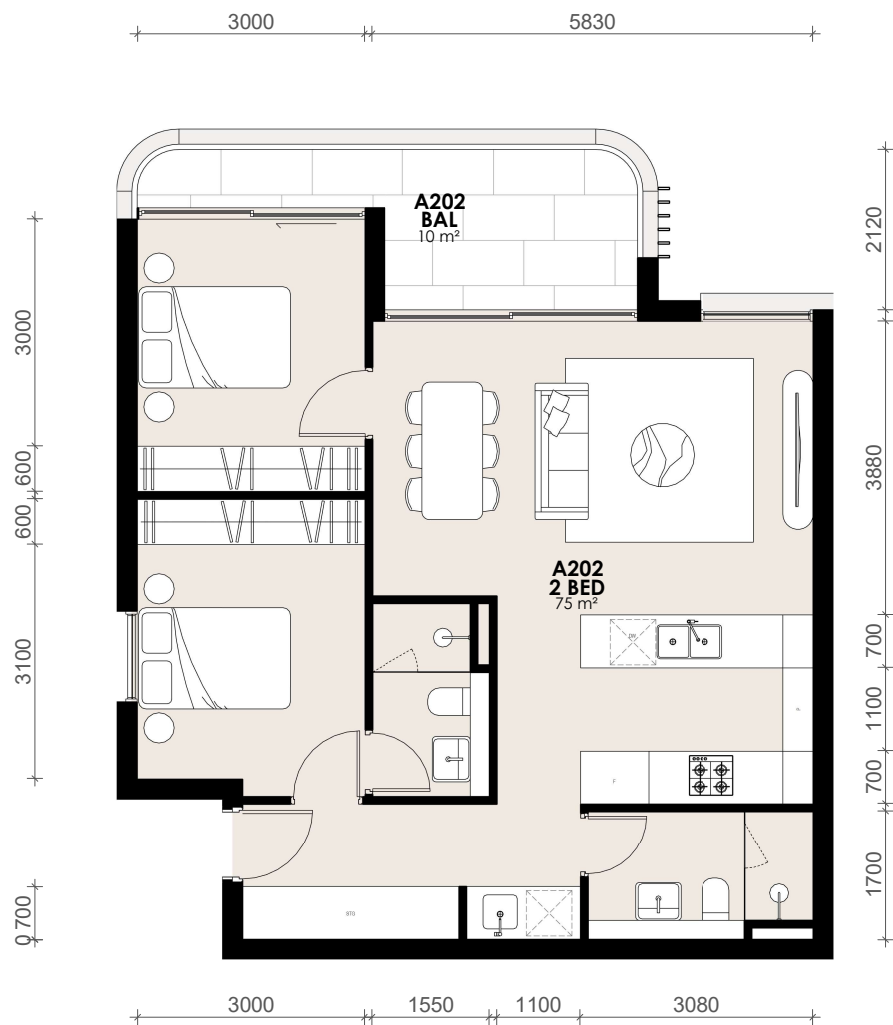
75m²
- BALCONY AREA:

10m²
- TOTAL AREA:

85m²
- UNIT STORAGE:

4m³
- BASEMENT STORAGE:

5m³

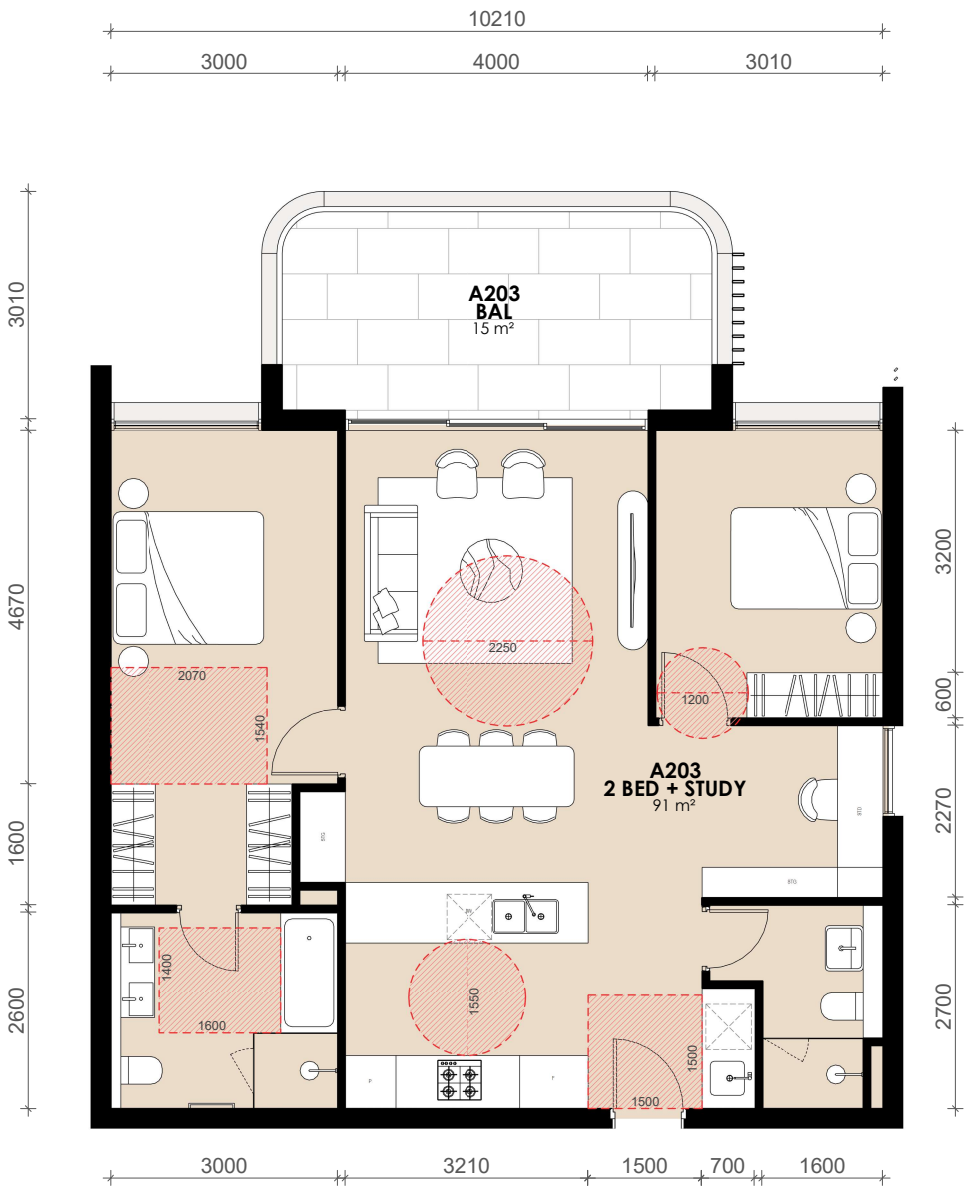


A203 A303 A403 A503 A602 A702 A802 PLATINUM

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 91m²
BALCONY AREA: 15m²
TOTAL AREA: 106m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



Rev	Description	Date	Notes	Project Client			Drawing	A203 A303 A403 A503 A602 A702 A802 PLATINUM			Scale @ A1: 1 : 50	(Half Scale @ A3)			
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD				Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION			Revision				
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										Drawing Number A.4005					
										Revision A					

A204 A304 A404 PLATINUM

BEDROOM: 3
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 122m²
BALCONY AREA: 20m²
TOTAL AREA: 142m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



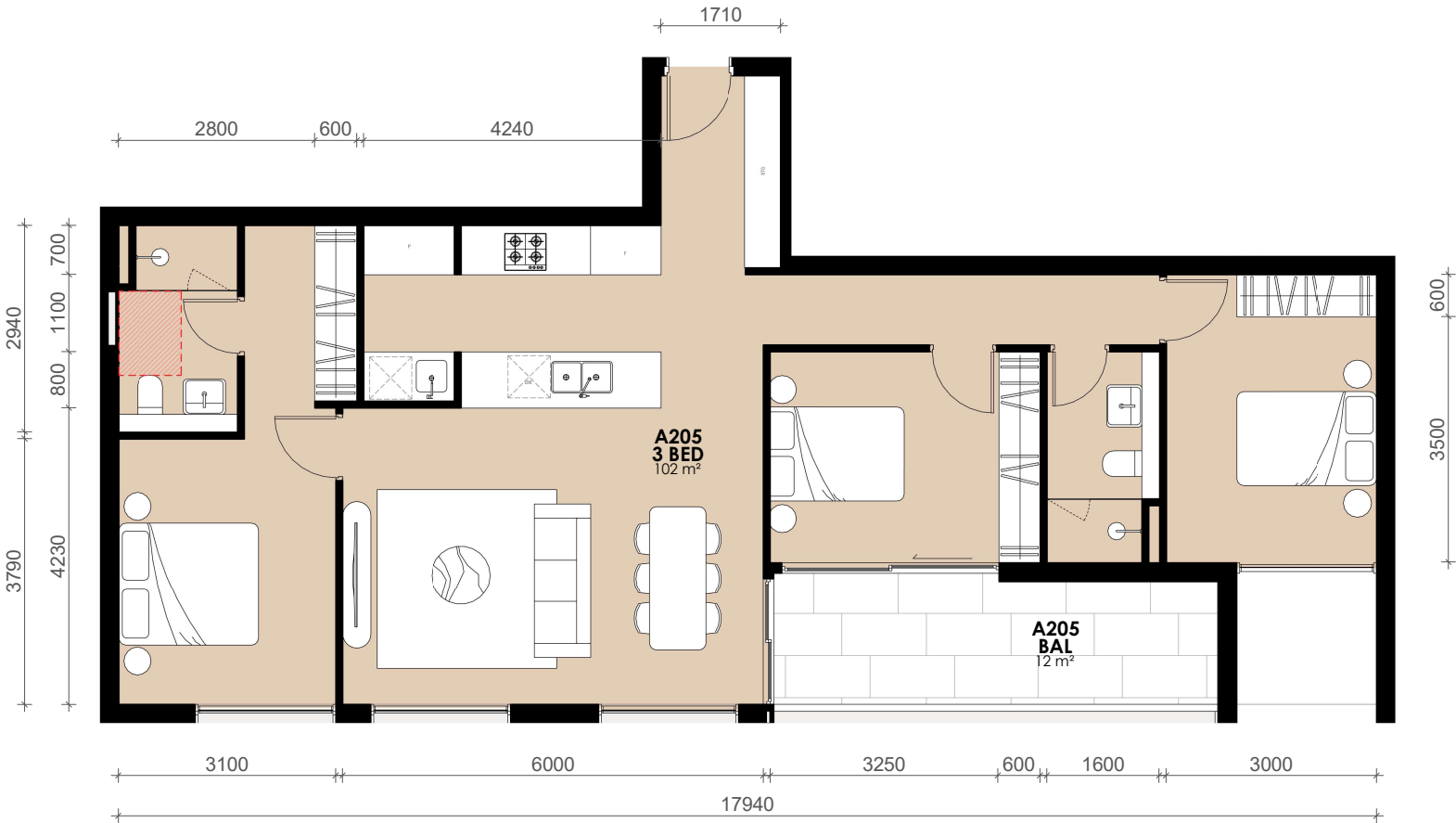
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				TURRAMURRA 88 PTY LTD			Drawn by: Author				
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						TURRAMURRA 88 PTY LTD					
						A204 A304 A404 PLATINUM					
				ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST		NO. 7057 T: 02 8094 8420 M: 061 404110316		Graphic scale		Drawing Number A.4006	Revision A
				www.architectureurbaneia.com.au				0 1 2 3 4 1:50			

A205 A305 A405

BEDROOM: 3
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 102m²
BALCONY AREA: 12m²
TOTAL AREA: 114m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³

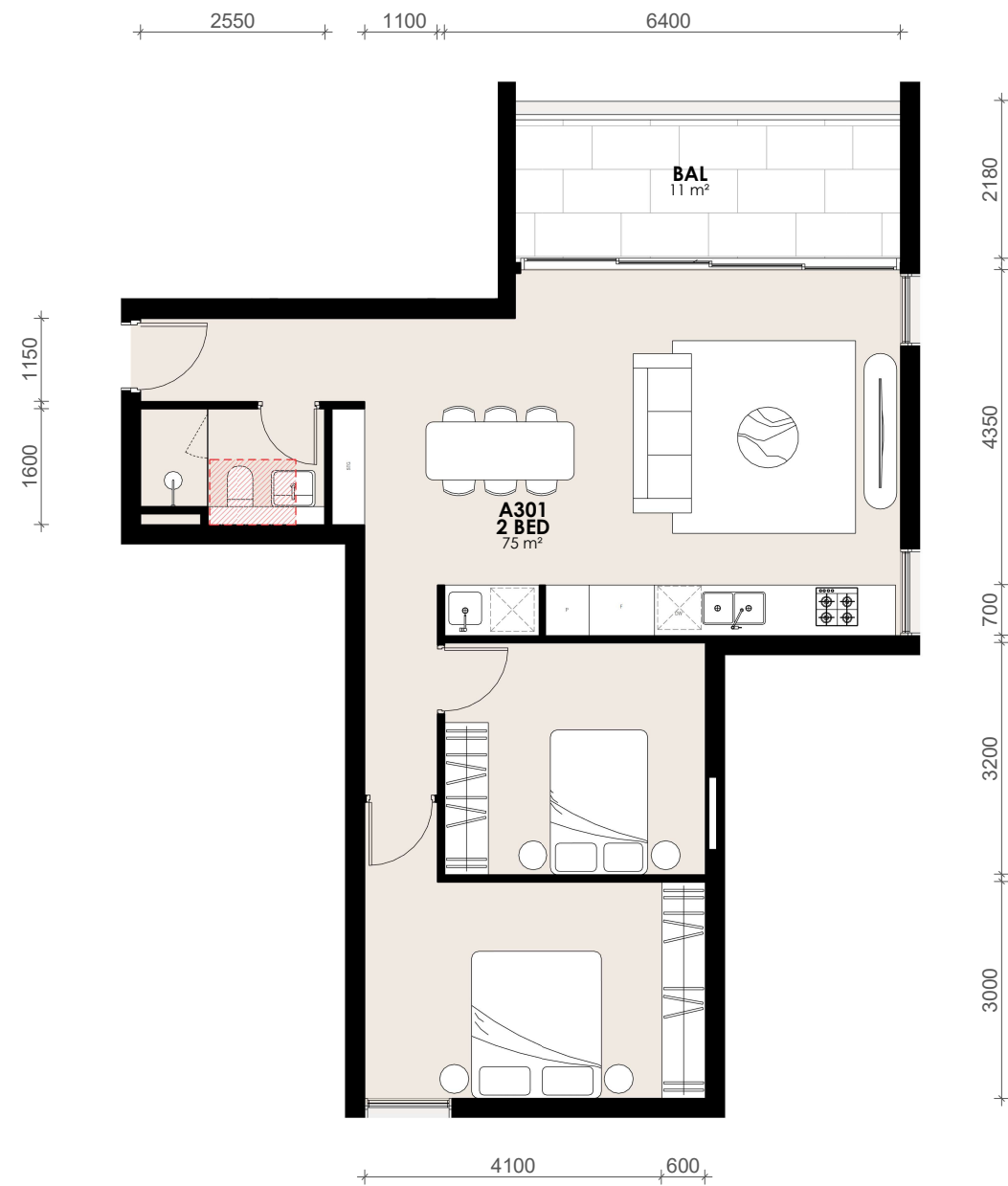


A301

BEDROOM: 2
BATHROOM: 1

VISITABLE: YES
INTERNAL AREA: 75m²
BALCONY AREA: 11m²
TOTAL AREA: 86m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³

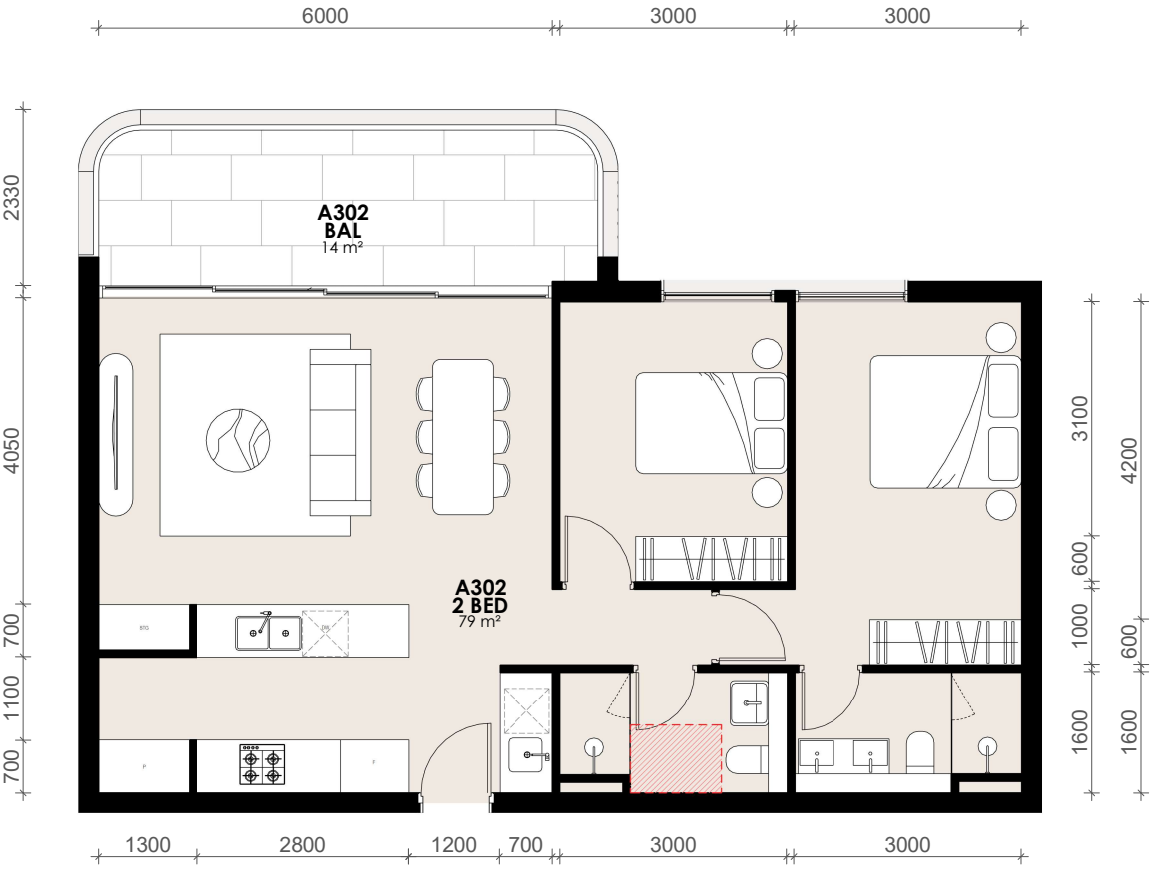


A302 A402 A502

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 79m²
BALCONY AREA: 14m²
TOTAL AREA: 93m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



A306 A406 A506

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 87m²
BALCONY AREA: 12m²
TOTAL AREA: 99m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



A401 A501

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 91m²
BALCONY AREA: 11m²
TOTAL AREA: 102m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



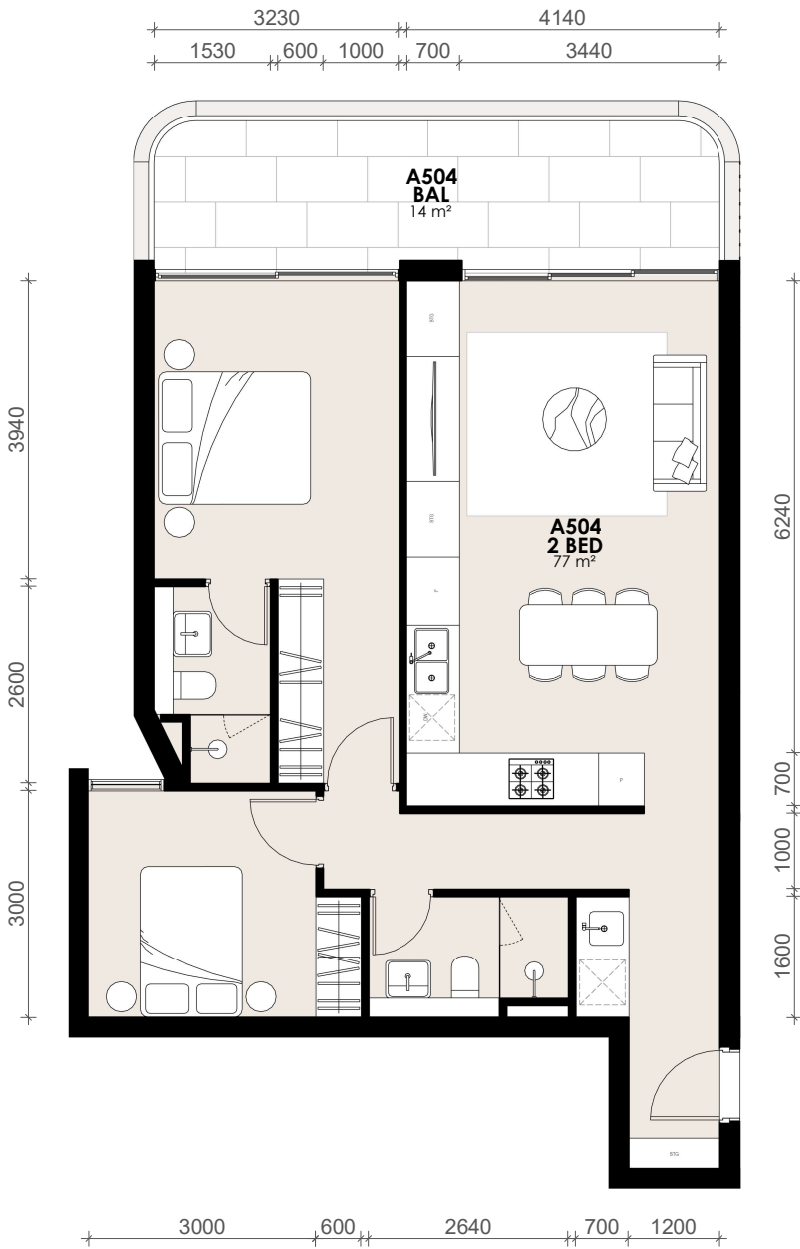
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architecture urbaneia				www.architectureurbaneia.com.au		Drawing Number A.4011	Revision A

A504 A604 A704 A804

BEDROOM: 2
BATHROOM: 2

VISITABLE: NO
INTERNAL AREA: 77m²
BALCONY AREA: 14m²
TOTAL AREA: 91

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



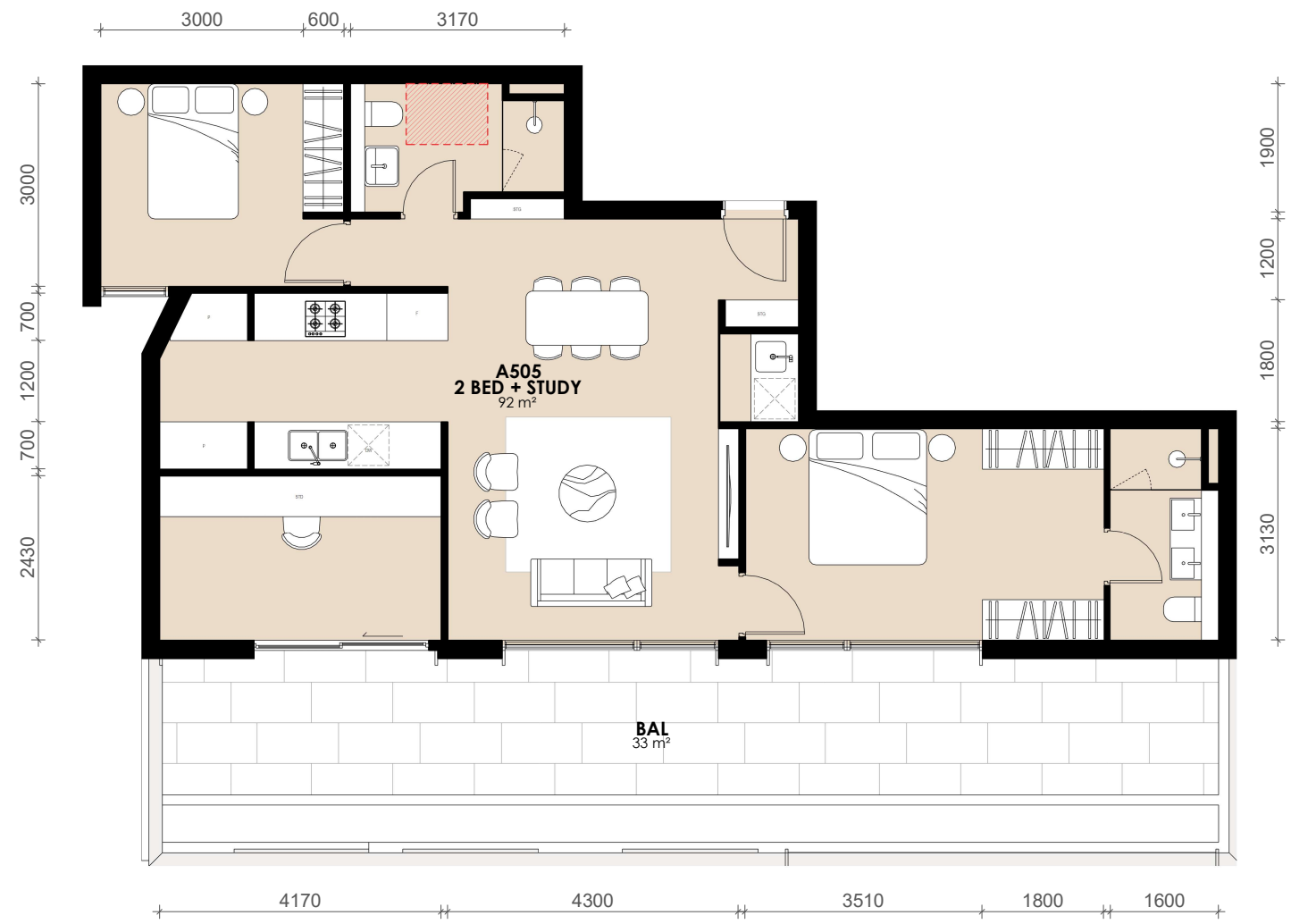
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				2301 3 & 3A Beaconsfield Parade, Lindfield			A504 A604 A704 A804			
				TURRAMURRA 88 PTY LTD						
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						Drawing Number A.4012		Revision A		

A505

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 92m²
BALCONY AREA: 33m²
TOTAL AREA: 125m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1: 1 : 50 (Half Scale @ A3)
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	A505	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION
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architecture urbaneia				Drawing Number A.4013		Revision A

A601 A701 A801

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 88m²
BALCONY AREA: 26m²
TOTAL AREA: 114m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



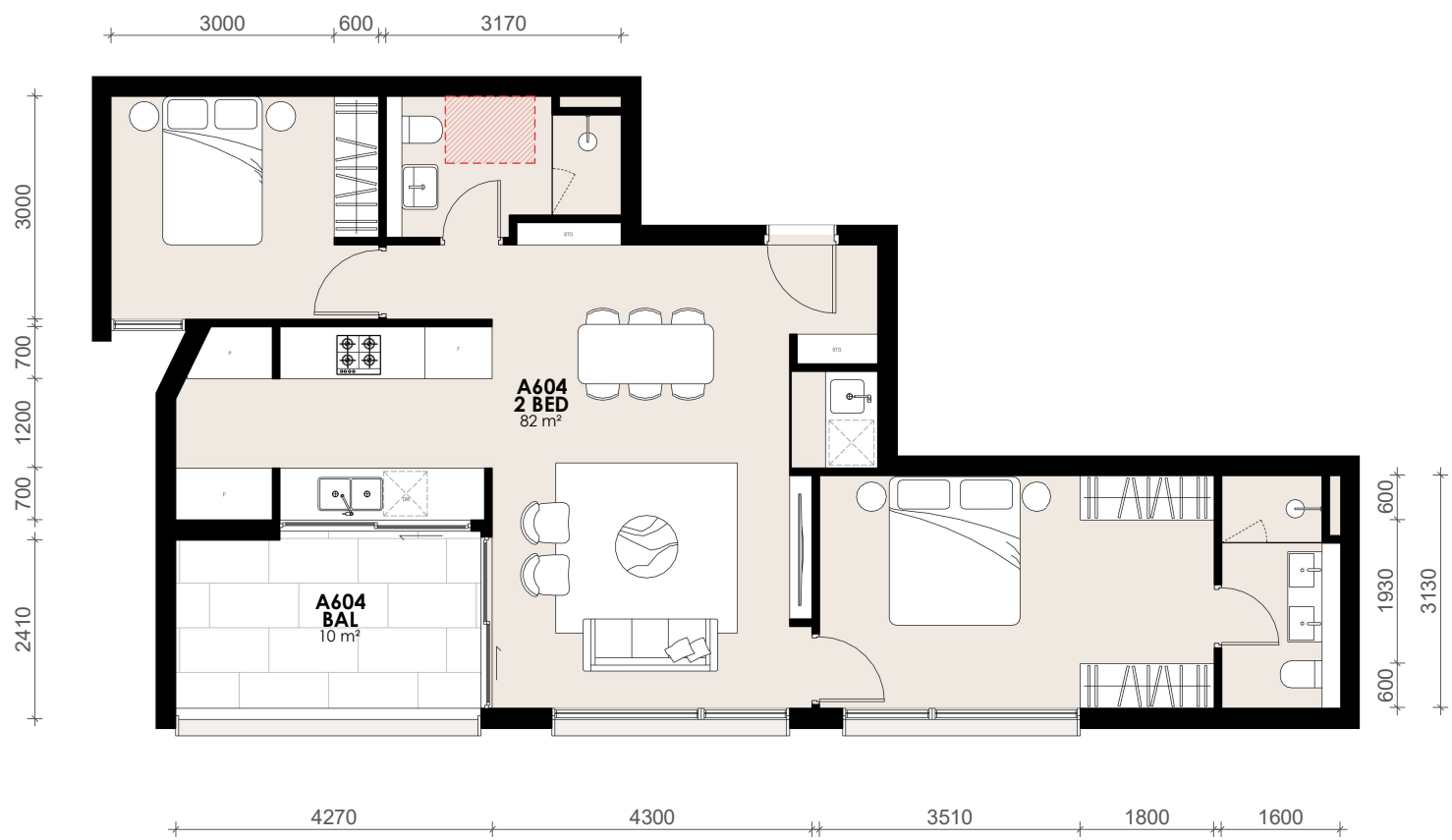
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A604 A704 A804

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 82m²
BALCONY AREA: 10m²
TOTAL AREA: 92m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



A605

BEDROOM:

BATHROOM:

VISITABLE:

INTERNAL AREA:

BALCONY AREA:

TOTAL AREA:

UNIT STORAGE:

BASEMENT STORAGE:

3

2

NO

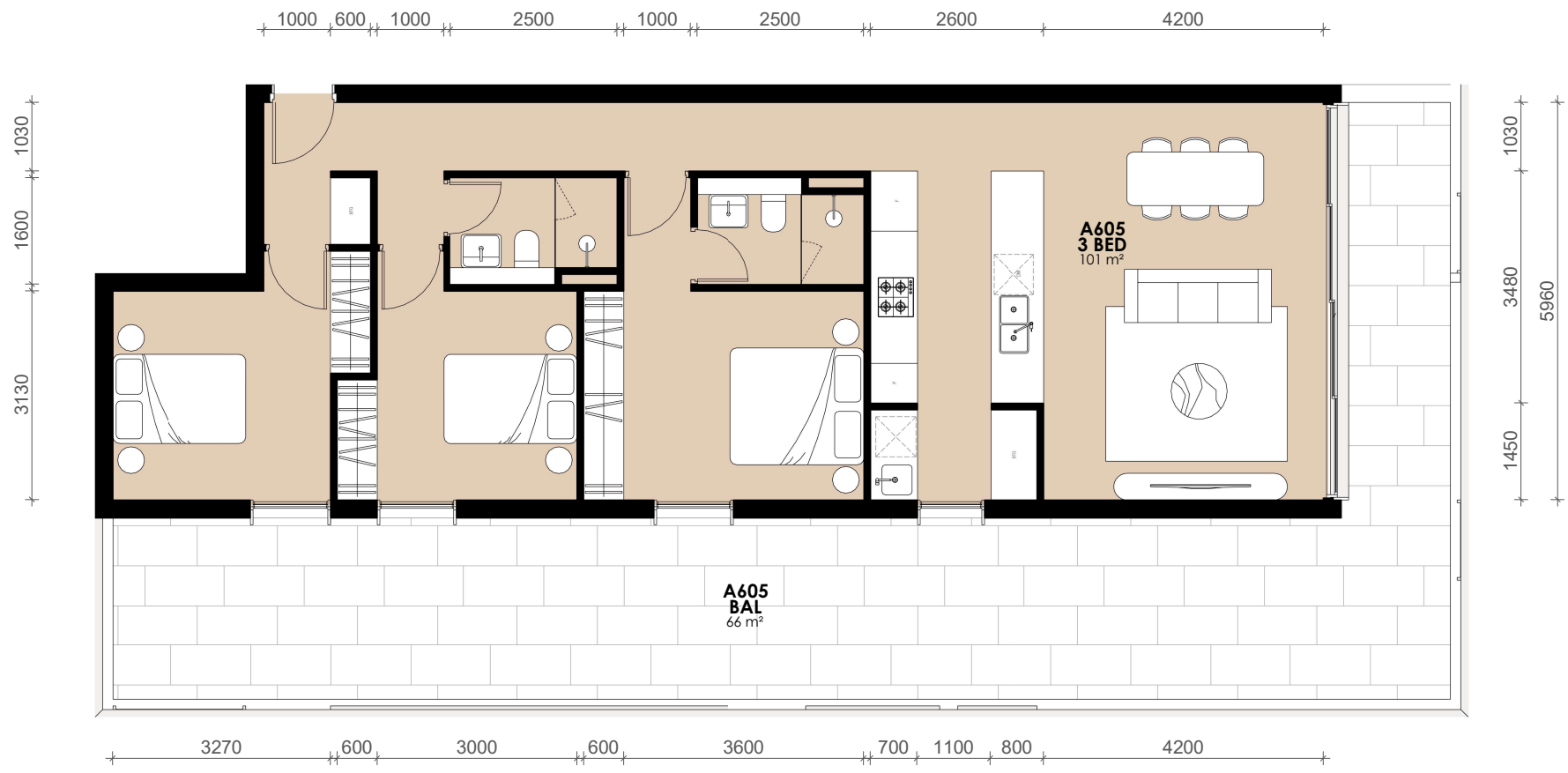
101m²

66m²

167m²

5m³

5m³



A705 A805

- BEDROOM:

2
- BATHROOM:

2
- VISITABLE:

NO
- INTERNAL AREA:

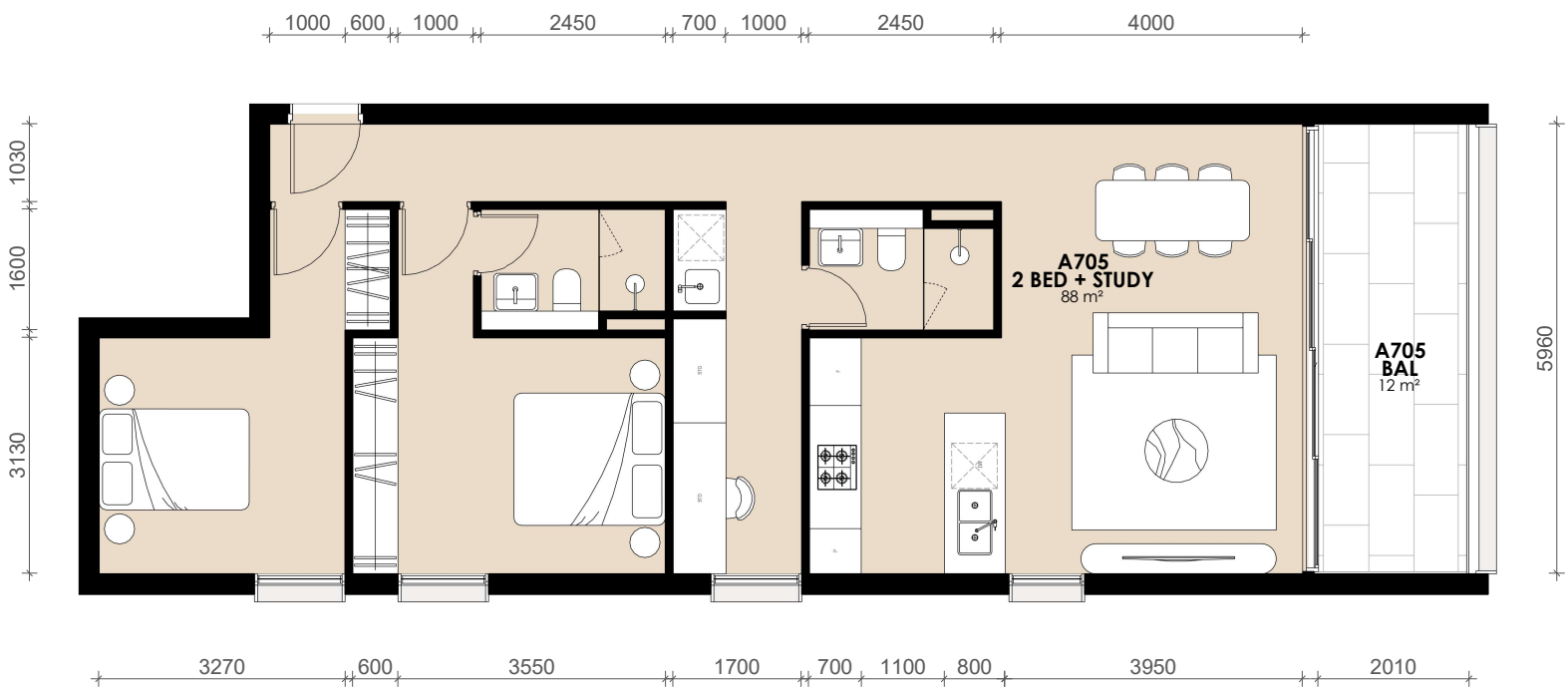
88m²
- BALCONY AREA:

12m²
- TOTAL AREA:

100m²
- UNIT STORAGE:

4m³
- BASEMENT STORAGE:

5m³



Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1: 1 : 50 Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	Graphic scale 0 1 2 3 4 1:50	Revision
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	A705 A805			
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A901

BEDROOM: 3
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 115m²
BALCONY AREA: 87m²
TOTAL AREA: 202m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



A902 PLATINUM

BEDROOM: 3
BATHROOM: 3

VISITABLE: YES
INTERNAL AREA: 165m²
BALCONY AREA: 113m²
TOTAL AREA: 258m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



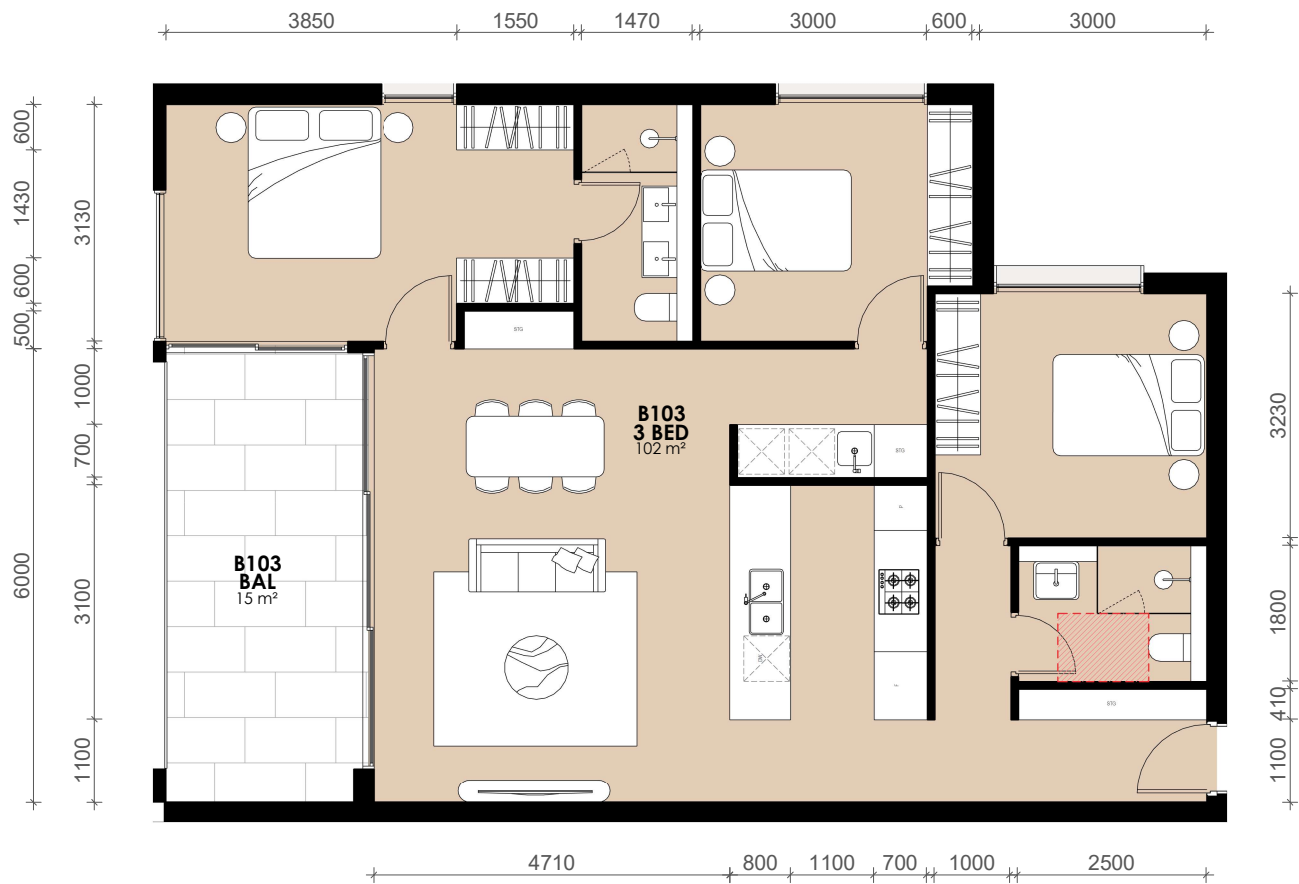
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architecture urbaneia				Drawing Number A.4019		Revision A	

BG01 B103 B203 B303

BEDROOM: 3
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 102m²
BALCONY AREA: 15m²
TOTAL AREA: 117m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



BG02 B104 B204 B304

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 90m²
BALCONY AREA: 13m²
TOTAL AREA: 103m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



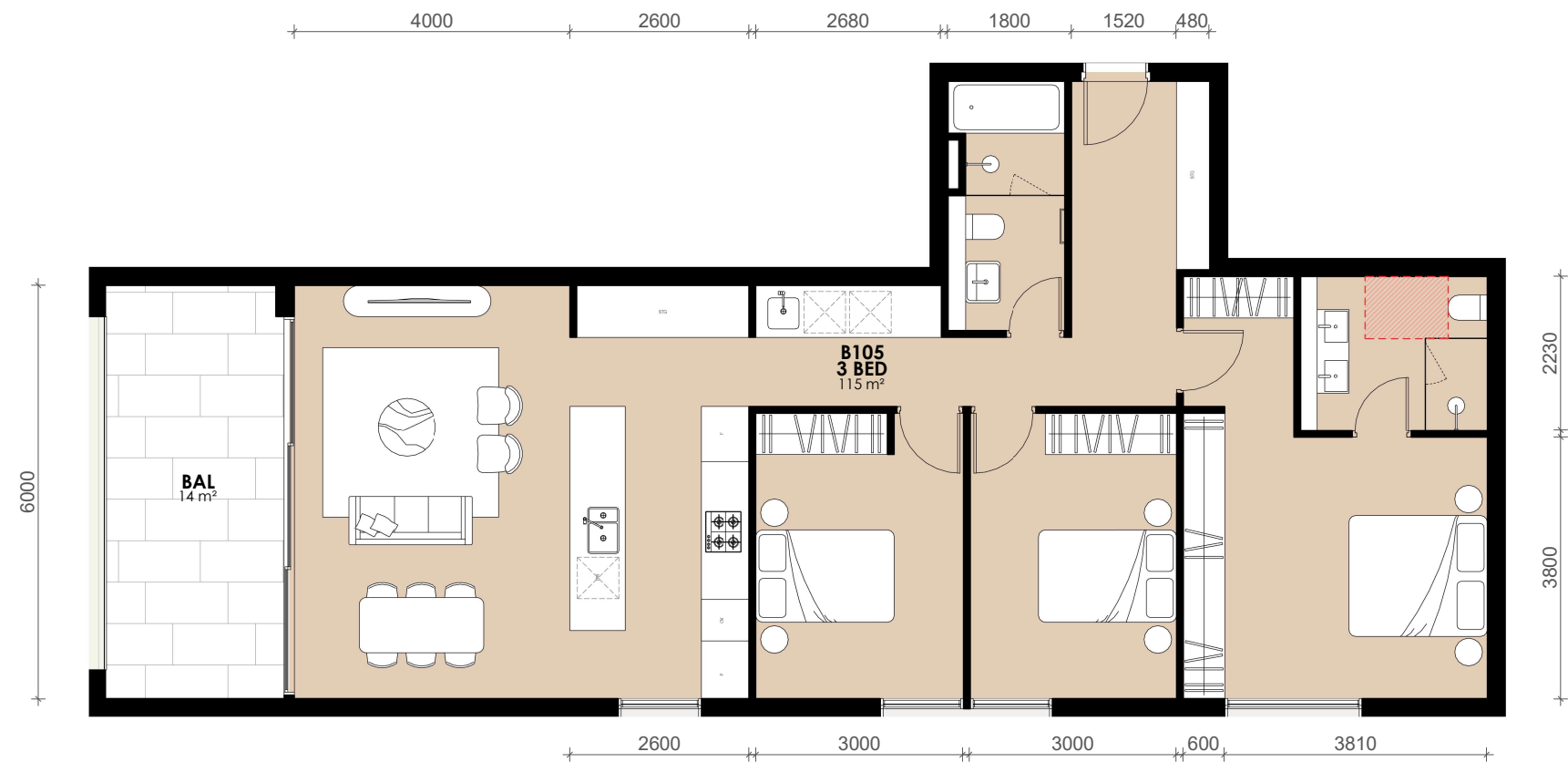
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				3 & 3A Beaconsfield Parade, Lindfield				
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architecture urbaneia			NO. 7057 T: 02 8094 8420 M: 061 404110316					
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BG03 B105 B205 B305

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 92m²
BALCONY AREA: 14m²
TOTAL AREA: 106m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



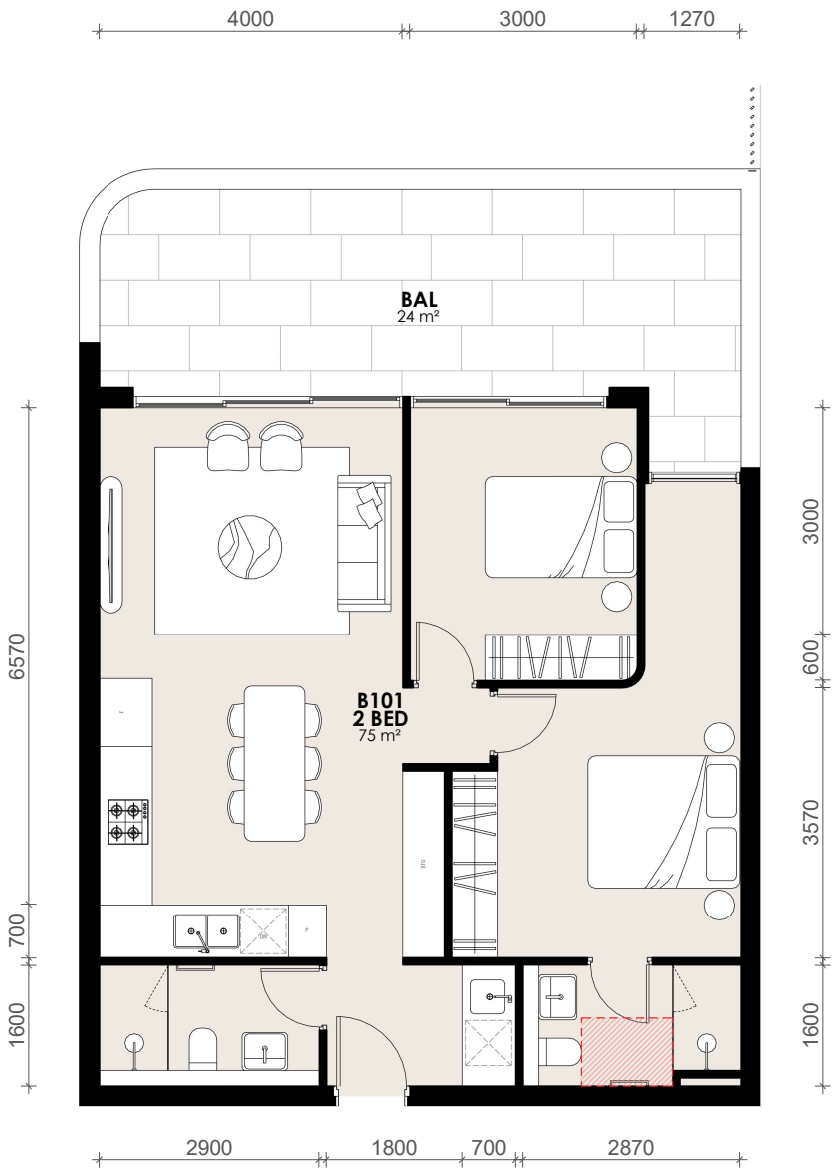
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A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	BG03 B105 B205 B305	1 : 50	
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architecture urbaneia						Drawing Number A.4022	Revision A

B101 B301

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 75m²
BALCONY AREA: 24m²
TOTAL AREA: 99m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	Drawing B101	Scale @ A1: 1 : 50 Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	Graphic scale 0 1 2 3 4 1:50	Drawing Number A.4023	Revision A

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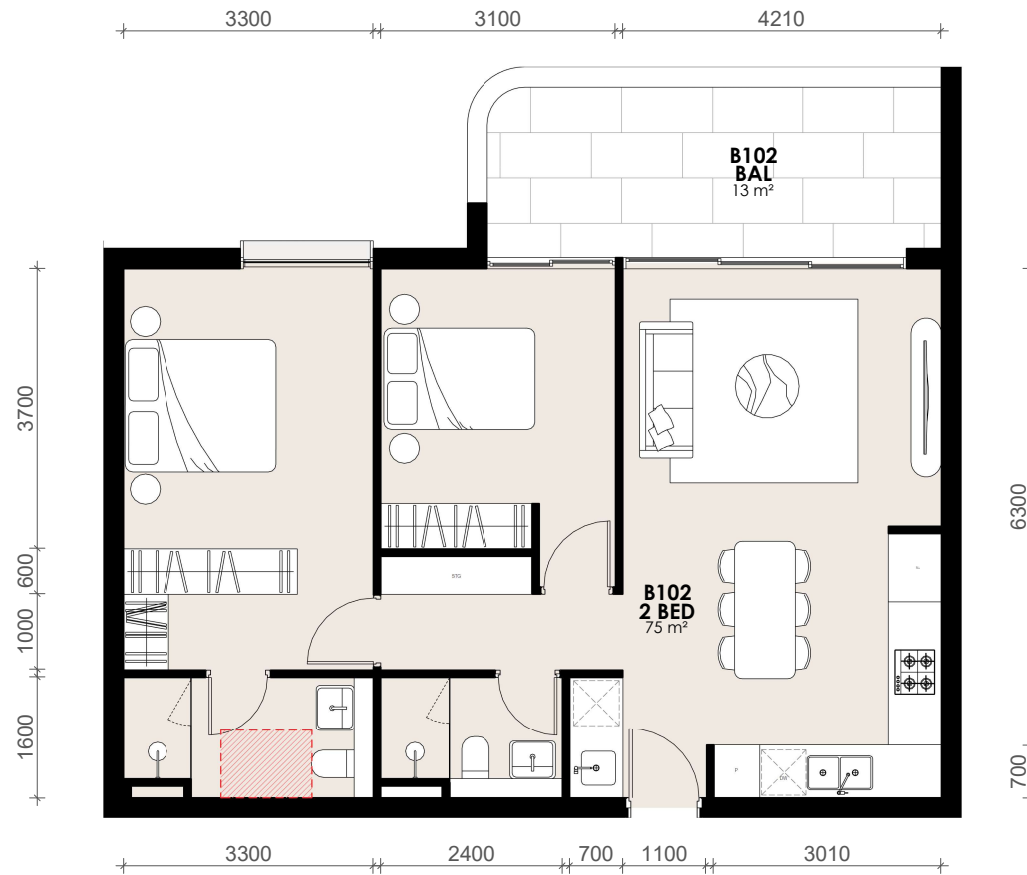
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NO. 7057
T: 02 8094 8420
M: 061 404110316

B102 B202 B302 B402 B502 B602

BEDROOM:	2
BATHROOM:	2
VISITABLE:	YES
INTERNAL AREA:	75²
BALCONY AREA:	13²
TOTAL AREA:	88²
UNIT STORAGE:	4m³
BASEMENT STORAGE:	5m³



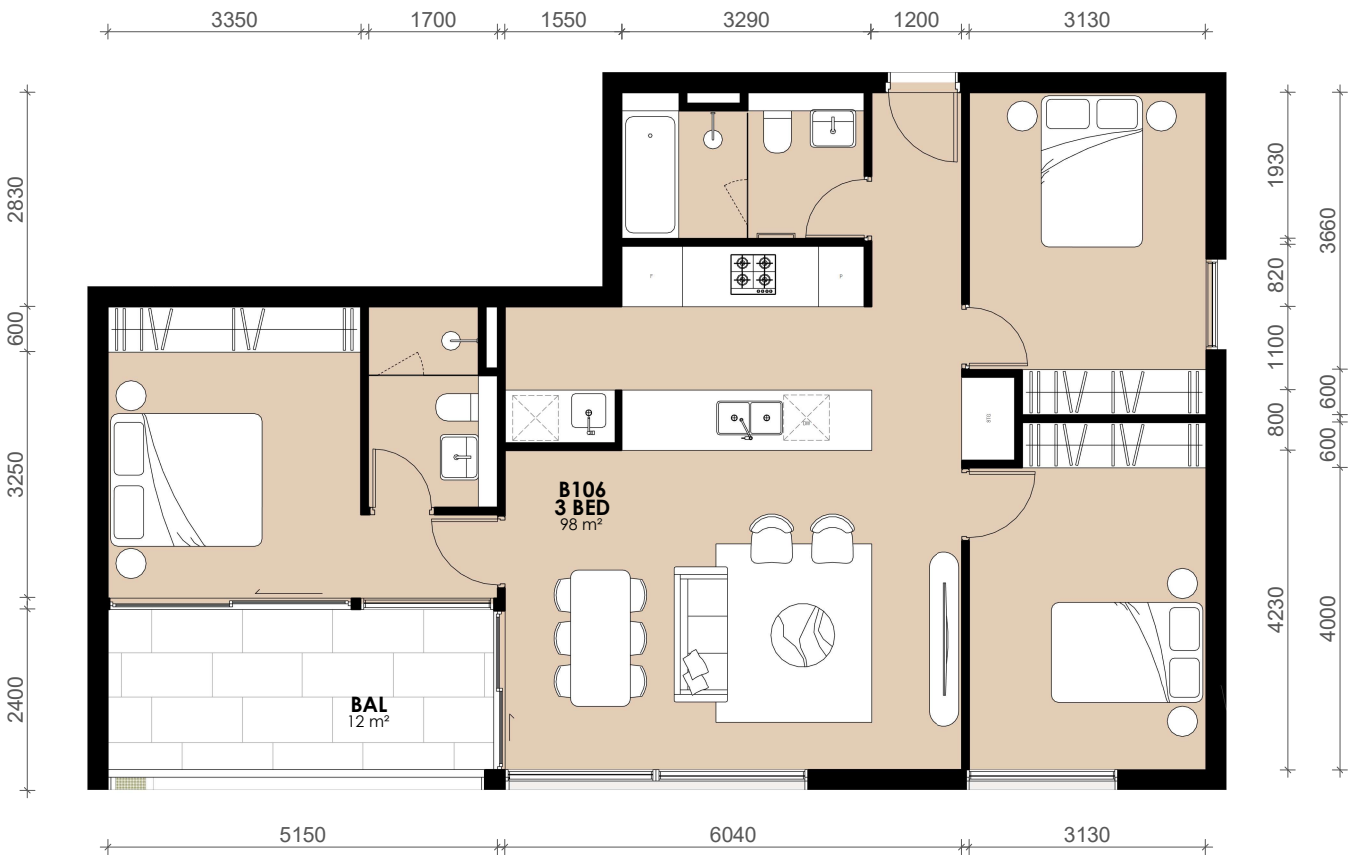
Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	Drawing B102 B202 B302 B402 B502 B602	Scale @ A1: 1 : 50 Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION
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B106 B206 B306

BEDROOM: 3
BATHROOM: 2

VISITABLE: NO
INTERNAL AREA: 98m²
BALCONY AREA: 12m²
TOTAL AREA: 110m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	Drawing B106	Scale @ A1: 1 : 50 Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	Graphic scale 0 1 2 3 4 1:50	Drawing Number A.4025	Revision A

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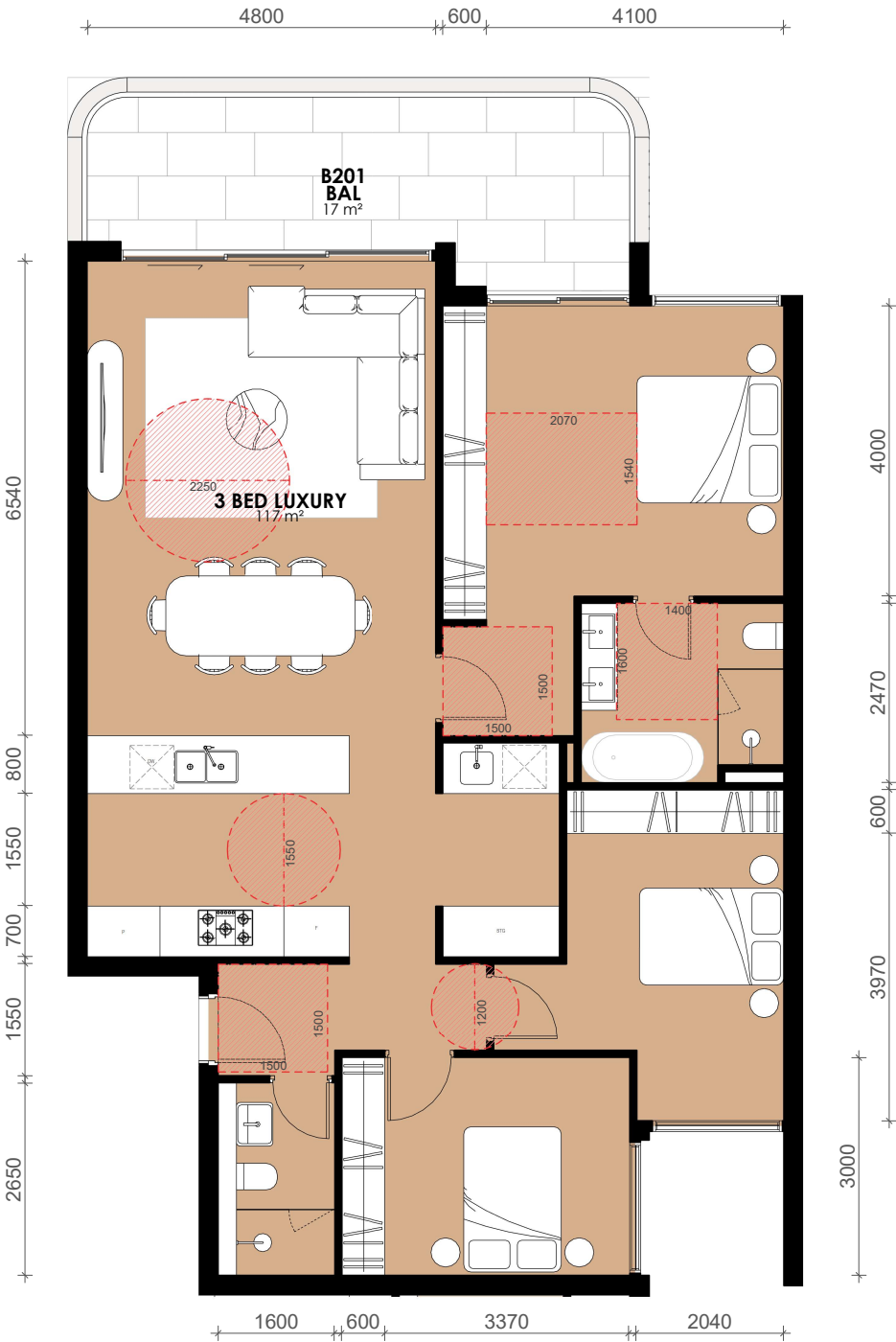
NO. 7057
T: 02 8094 8420
M: 061 404110316

B201

BEDROOM: 3
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 117m²
BALCONY AREA: 17m²
TOTAL AREA: 134m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD			Drawing B201 B301 PLATINUM	Scale @ A1: 1 : 50 (Half Scale @ A3) Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION												
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B206 B306

- BEDROOM:

2
- BATHROOM:

2
- VISITABLE:

YES
- INTERNAL AREA:

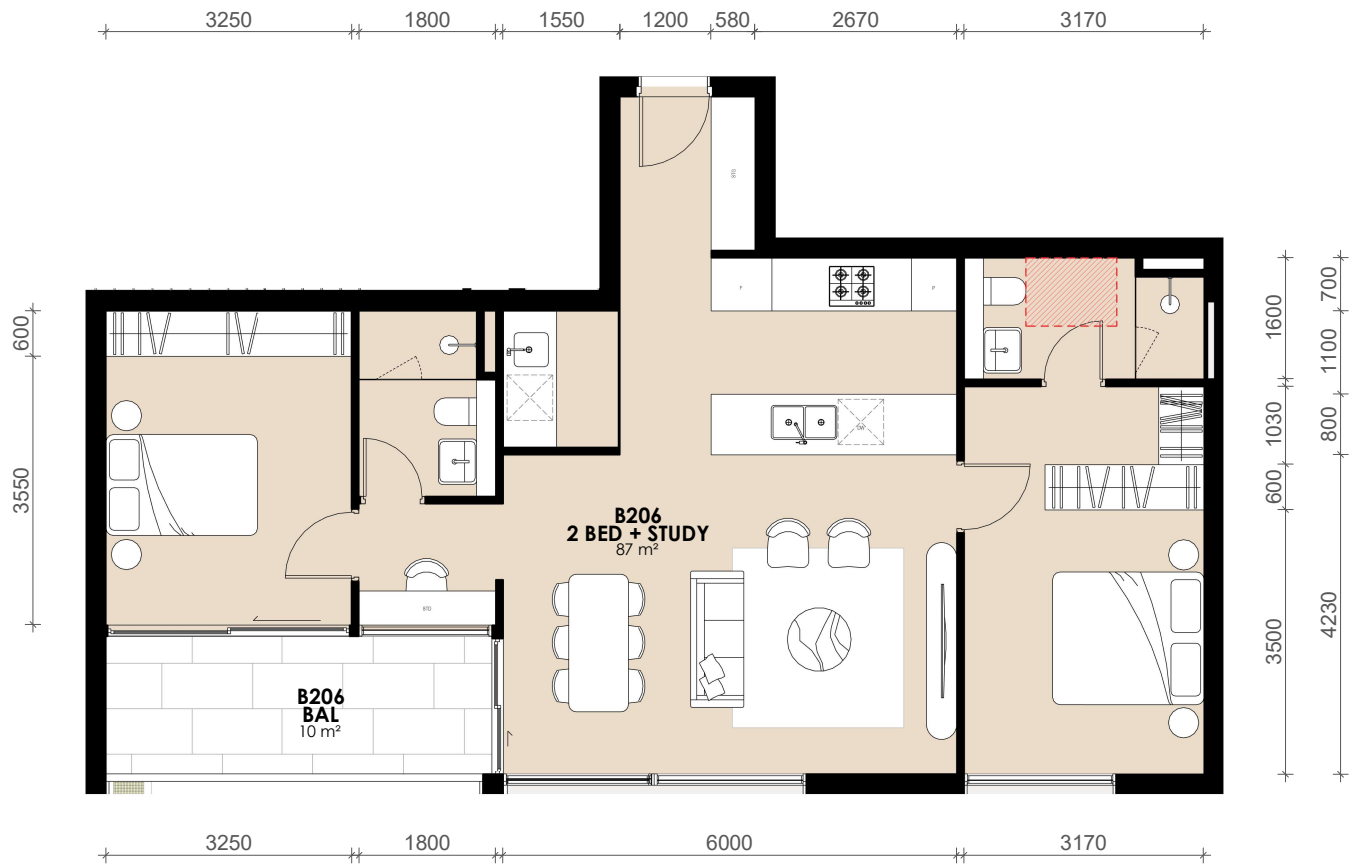
87m²
- BALCONY AREA:

10m²
- TOTAL AREA:

97m²
- UNIT STORAGE:

4m³
- BASEMENT STORAGE:

5m³



Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1: 1 : 50 Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	Revision
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	B206 B306		
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B401 PLATINUM

BEDROOM: 3
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 109m²
BALCONY AREA: 18m²
TOTAL AREA: 127m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1:	Revision
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	B401 PLATINUM	1 : 50 Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	(Half Scale @ A3)
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B403

BEDROOM: 3
BATHROOM: 2

VISITABLE: NO
INTERNAL AREA: 102m²
BALCONY AREA: 44m²
TOTAL AREA: 146m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³

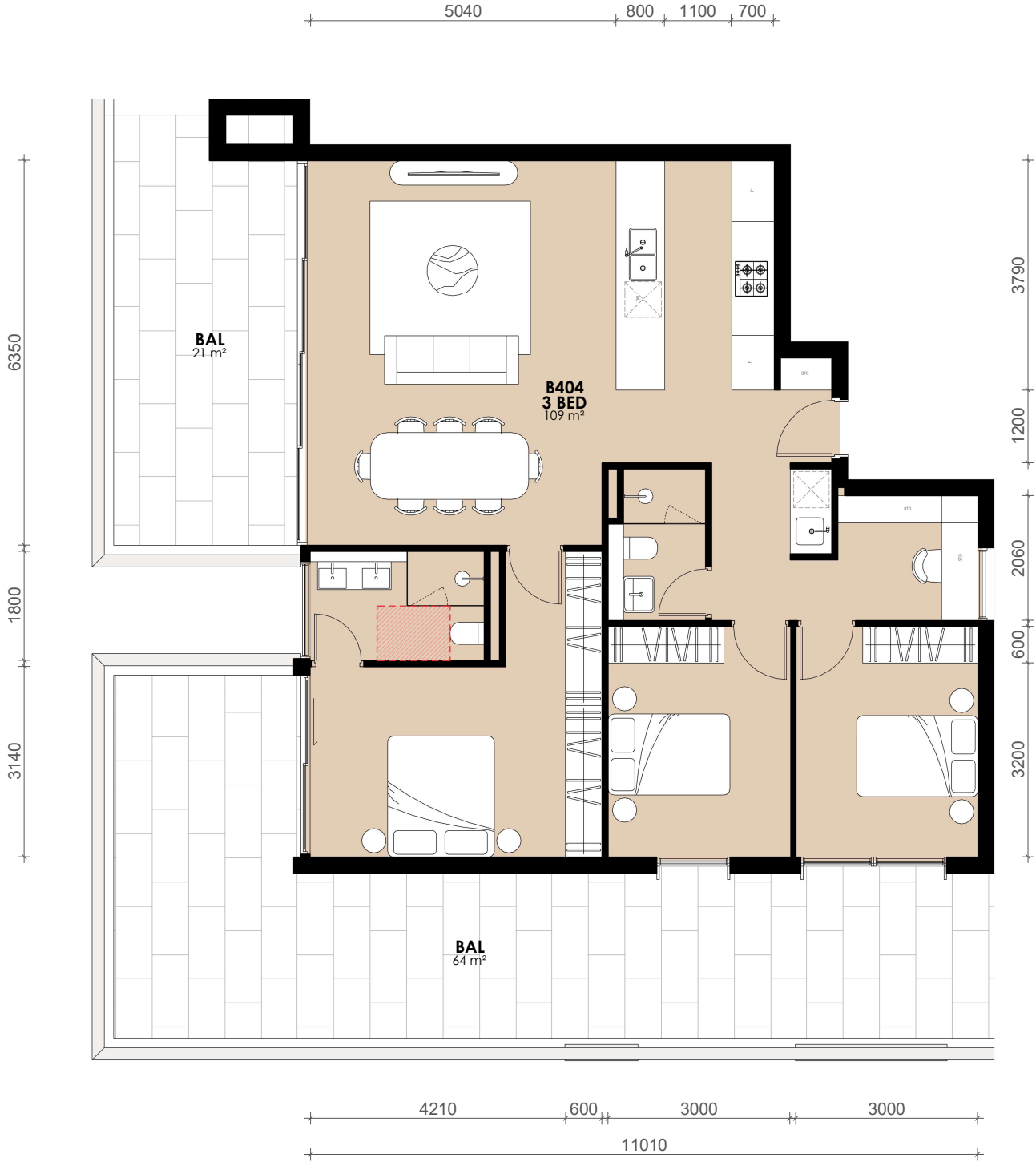


B404

BEDROOM: 3
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 109m²
BALCONY AREA: 83m²
TOTAL AREA: 192m²

UNIT STORAGE: 5m³
BASEMENT STORAGE: 5m³



Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1: 1 : 50 (Half Scale @ A3)	Revision
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	B404	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION	A
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B405

BEDROOM:

BATHROOM:

VISITABLE:

INTERNAL AREA:

BALCONY AREA:

TOTAL AREA:

UNIT STORAGE:

BASEMENT STORAGE:

2

1

YES

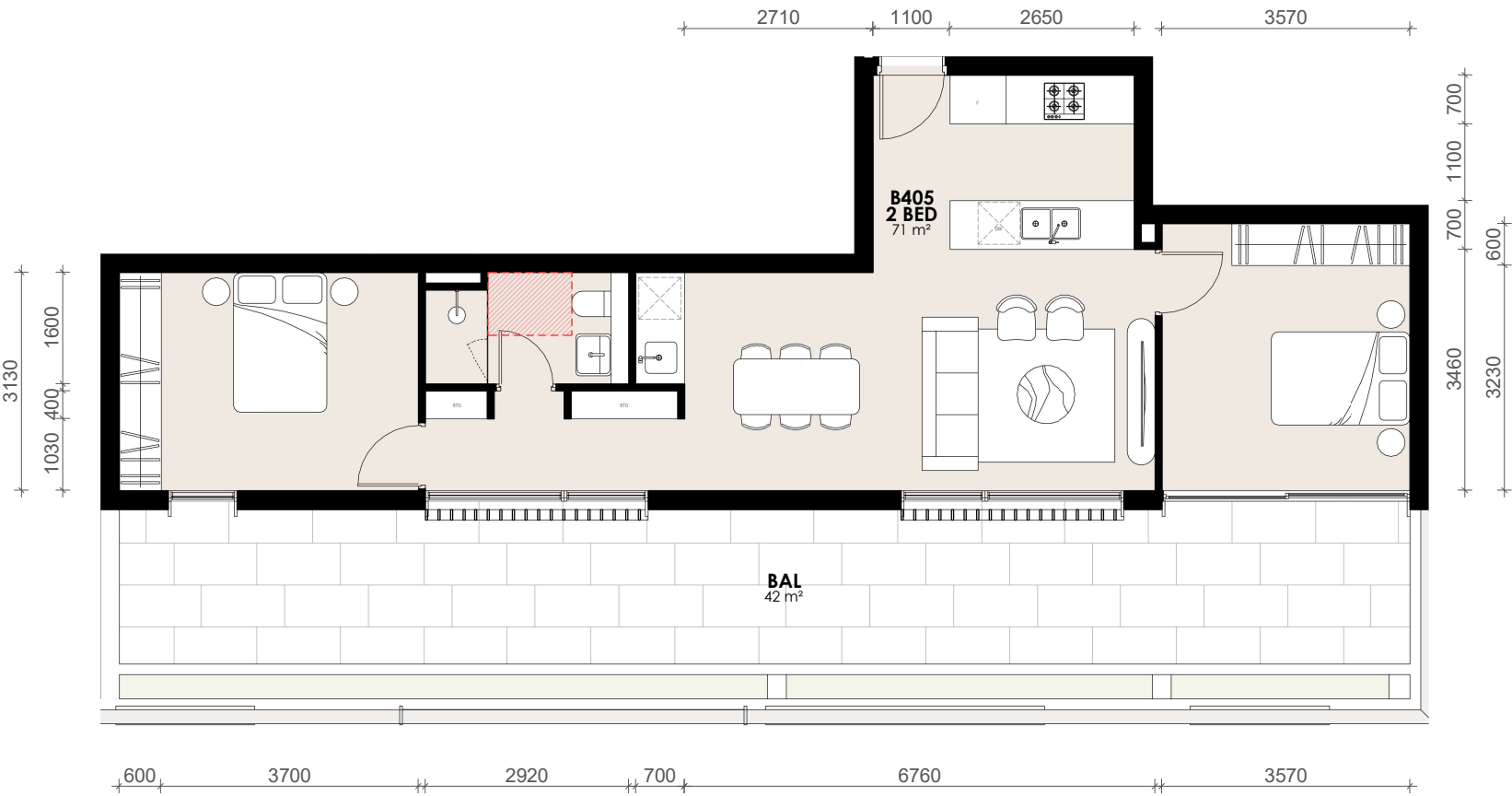
71m²

43m²

114m²

4m³

5m³

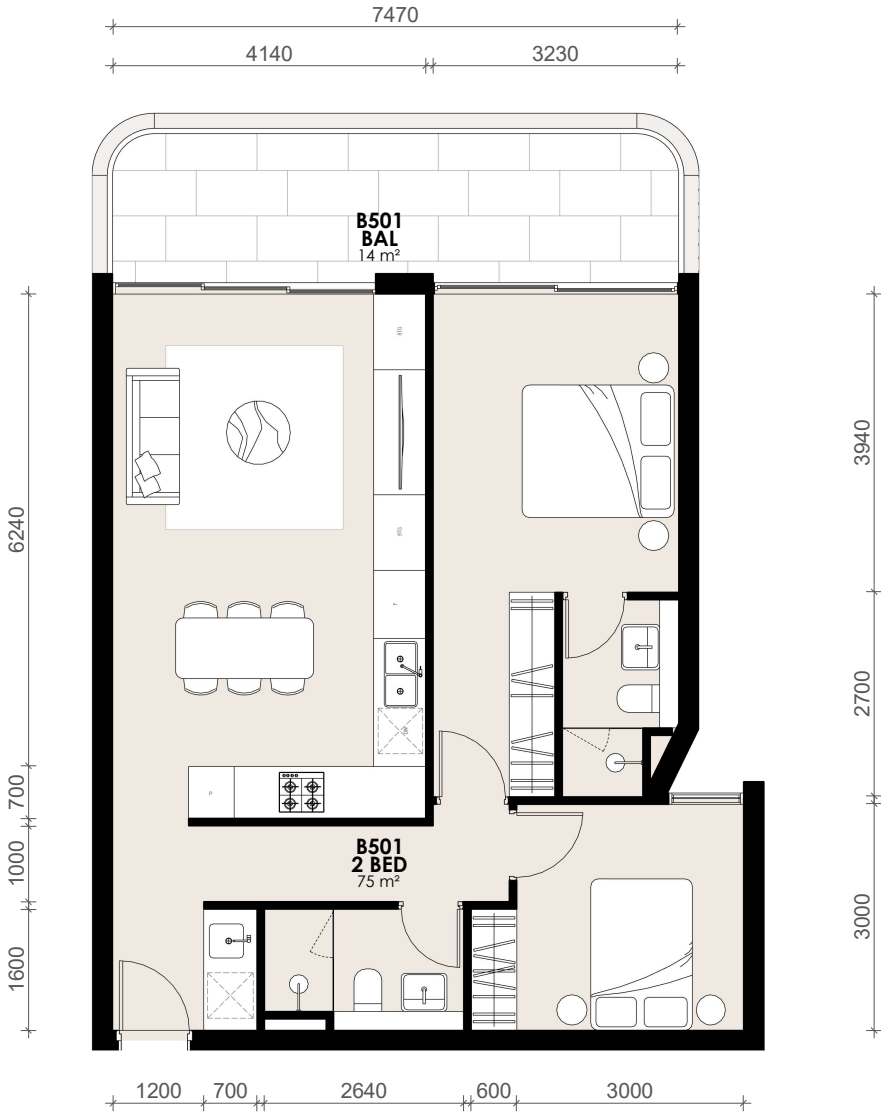


B501 B601 B701 B801 PLATINUM

BEDROOM: 2
BATHROOM: 2

VISITABLE: NO
INTERNAL AREA: 75m²
BALCONY AREA: 14m²
TOTAL AREA: 89m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



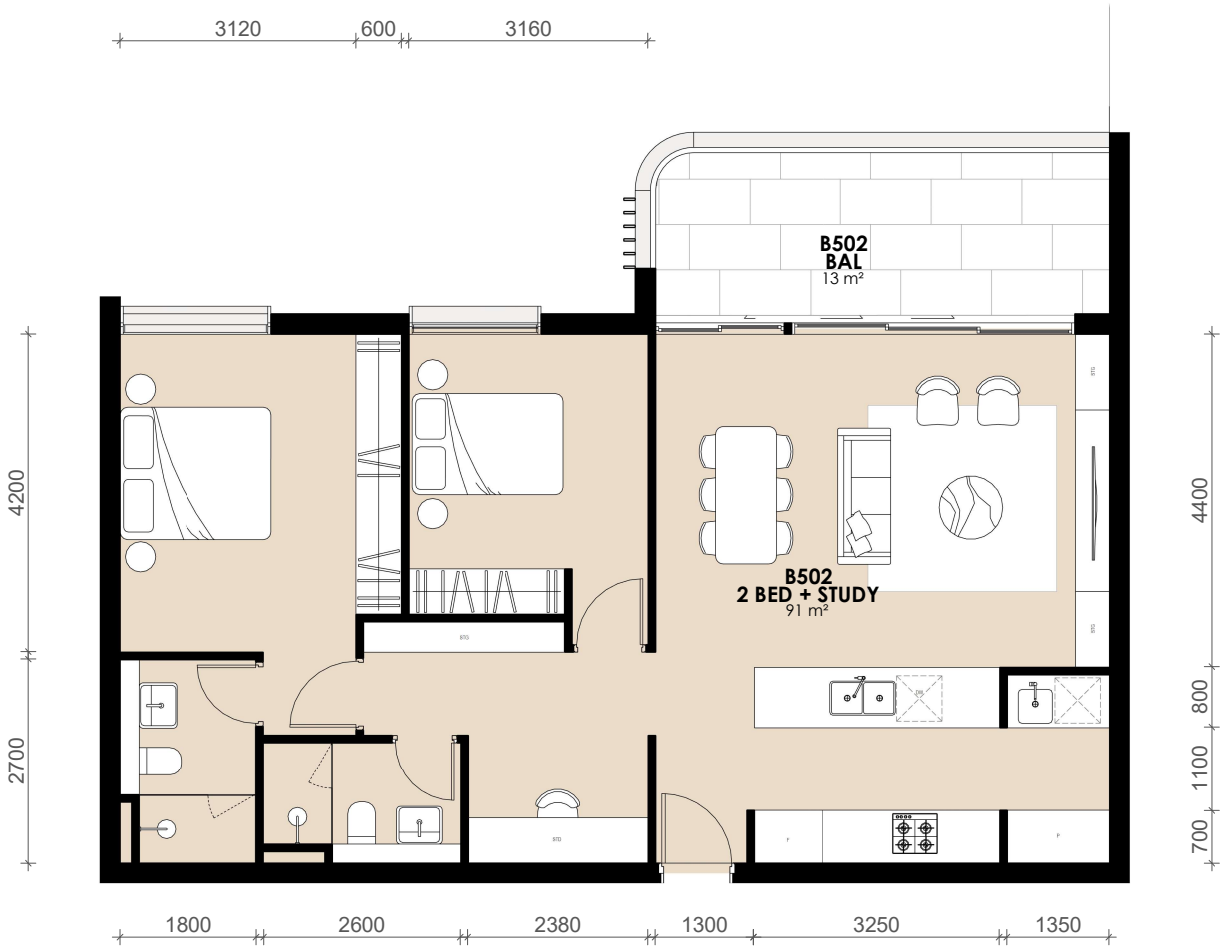
Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1:	(Half Scale @ A3)
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	B501 B601 B701 B801	1 : 50	
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B502 B602 B702 B802

BEDROOM: 2
BATHROOM: 2

VISITABLE: NO
INTERNAL AREA: 91m²
BALCONY AREA: 13m²
TOTAL AREA: 104m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



Rev	Description	Date	Notes	Project Client	Drawing	Scale @ A1:	(Half Scale @ A3)
A	DA SUBMISSION	12/03/2025		2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	B502 B602 B702 B802	1 : 50	
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B503 B603 B703 B803

BEDROOM: 2
BATHROOM: 2

VISITABLE: NO
INTERNAL AREA: 85m²
BALCONY AREA: 31m²
TOTAL AREA:

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD		Drawing B503 B603 B703	Scale @ A1: 1 : 50 (Half Scale @ A3)
				ABN 50169207818 M. CHEHELNABI REGD. ARCHITECT SUITE 111, 6-8 CLARKE STREET, CROWS NEST www.architectureurbaneia.com.au		Graphic scale 012341:50	Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION
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B504 B604 B704 B804

- BEDROOM:

2
- BATHROOM:

2
- VISITABLE:

NO
- INTERNAL AREA:

85m²
- BALCONY AREA:

16m²
- TOTAL AREA:

101m²
- UNIT STORAGE:

4m³
- BASEMENT STORAGE:

5m³

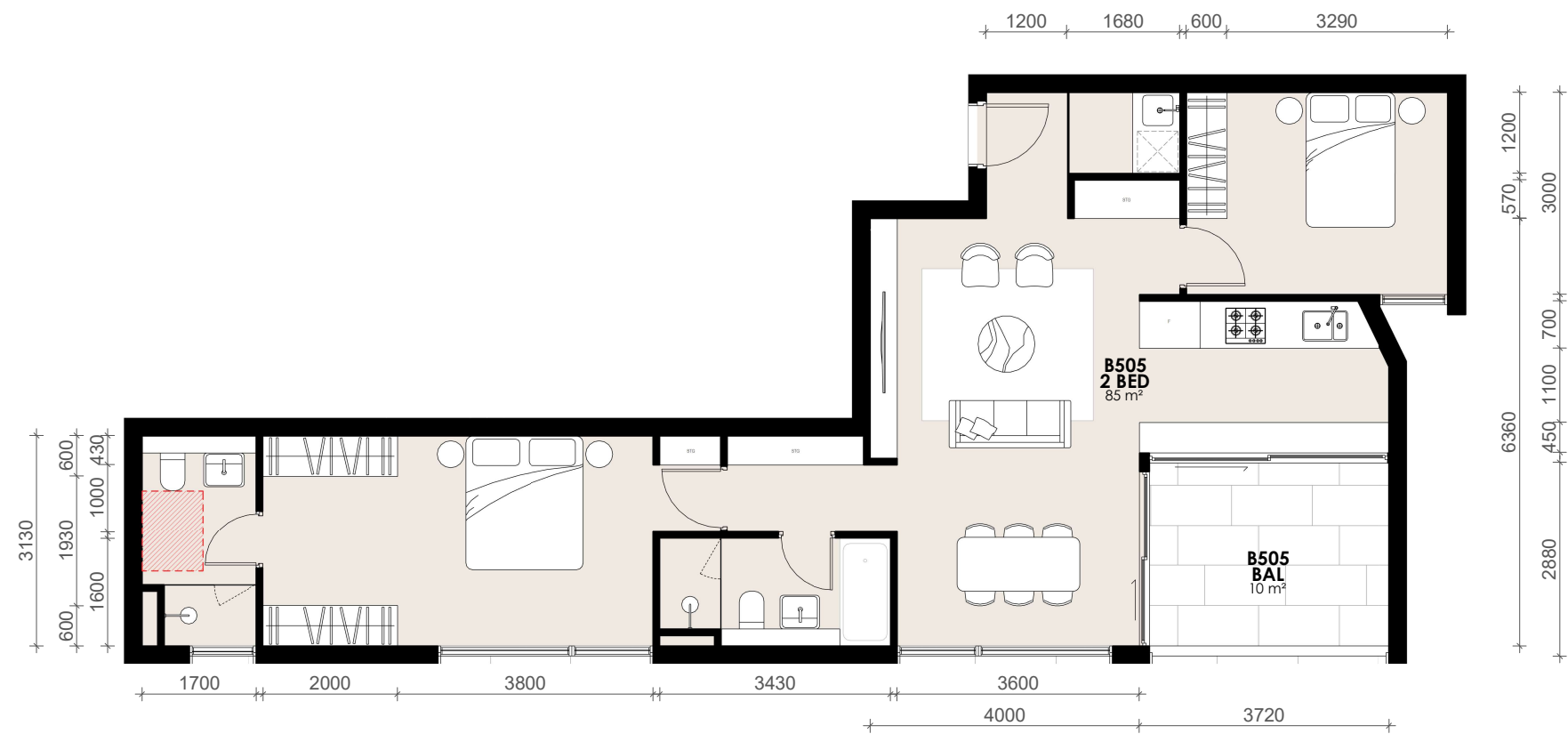


B505 B605 B705 B804

BEDROOM: 2
BATHROOM: 2

VISITABLE: YES
INTERNAL AREA: 85m²
BALCONY AREA: 10m²
TOTAL AREA: 95m²

UNIT STORAGE: 4m³
BASEMENT STORAGE: 5m³



Rev A	Description DA SUBMISSION	Date 12/03/2025	Notes	Project Client 2301 3 & 3A Beaconsfield Parade, Lindfield TURRAMURRA 88 PTY LTD	Drawing B505 B605 B705	Scale @ A1: 1 : 50 (Half Scale @ A3) Date: 12/03/2025 Drawn by: Author Checked by: Checker Issued For: DA SUBMISSION Drawing Number A.4036	Graphic scale 0 1 2 3 4 1:50	Revision A

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B803 PLATINUM

- BEDROOM:

BATHROOM:
- 4
- 3
- VISITABLE:

INTERNAL AREA:

BALCONY AREA:

TOTAL AREA:
- YES
- 164m²
- 71m²
- 235m²
- UNIT STORAGE:

BASEMENT STORAGE:
- 5m³
- 5m³

