SITE AREA

TOTAL SITE AREA (APPROX.)	74,426sqm
RESERVE AREA (APPROX.)	13,500sqm
NETT DEVELOPABLE AREA	62,776sqm

DEVELOPMENT SUMMARY - GFA

W/H 1A AREA	3,175sqm
LOADING ZONE	800sqm
W/H 1B AREA	4,090sqm
LOADING ZONE	685sqm
OFFICE 1a AREA (2LVL)	500sqm
OFFICE 1b AREA (2LVL)	500sqm
W/H 2A AREA	5,210sqm
LOADING ZONE	800sqm
W/H 2B AREA	4,510sqm
LOADING ZONE	1,015sqm
OFFICE 2a AREA (2LVL)	500sqm
OFFICE 2b AREA (2LVL)	500sqm
W/H 3A AREA	5,165sqm
LOADING ZONE	790sqm
W/H 3B AREA	5,915sqm
LOADING ZONE	900sqm
OFFICE 3a AREA (2LVL)	500sqm
OFFICE 3b AREA (2LVL)	500sqm
CAFE	100sqm
TOTAL WAREHOUSE AREA	28,065sqm
TOTAL OFFICE AREA	3,000sqm
TOTAL BUILDING AREA	31,165sqm
SITE COVERAGE	42%
LANDSCAPE AREA	12,620sqm 20%

AREA RELATED TO VMP

TOTAL CAR PARKING REQUIREMENTS
CANTEBURY-BANKSTOWN DCP 2023

WAREHOUSE (1/300sqm)	93.6 cars
OFFICE (1/100sqm) DCP 2023	30 cars
CAFE (1/40sqm) DCP 2023	2.5 cars
TOTAL REQUIRED - DCP 2023	126.1 cars
TOTAL CARS PROVIDED	156 CARS
EV CARS PROVIDED (16%)	26 CARS

Client

ESR

Issue	Description	Date
P2	DA UPDATE - VMP	18/10/24
P1	DA UPDATE - VMP	15/10/24

Builder and/or subcontractors shall verify all project dimensions before commencing on-site work or off-site fabrication. Figured dimensions shall take precedence over scaled dimensions. This drawing is copyright and cannot be reproduced in whole or in part or by any medium without the written permission of Nettleton Tribe Partnership Pty Ltd.

ISSUED FOR DA

Key Plan

Project Name
ESR Villawood
Project Address
9 Birmingham Avenue, Villawood, NSW, Australia

Bar Scales
0 2000 5000

Drawing Title:
VMP PLAN AREA

Author:	Checker:	Sheet Size:	Scale:
JM	ES	A1	1 : 750

Drawing Number: VMP PLAN
Issue: P2

nettletontribe
nettleton tribe partnership pty ltd ABN 58 161 683 122
117 Willoughby Road, Crows Nest, NSW 2065
t +61 2 9431 6431
e: sydney@nettletontribe.com.au w: nettletontribe.com.au

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