



**Clarke  
Hopkins  
Clarke**

**AUSTRAL SOUTH**

220108 | 260 EIGHTH AVENUE, AUSTRAL SOUTH

## URBAN DESIGN ANALYSIS

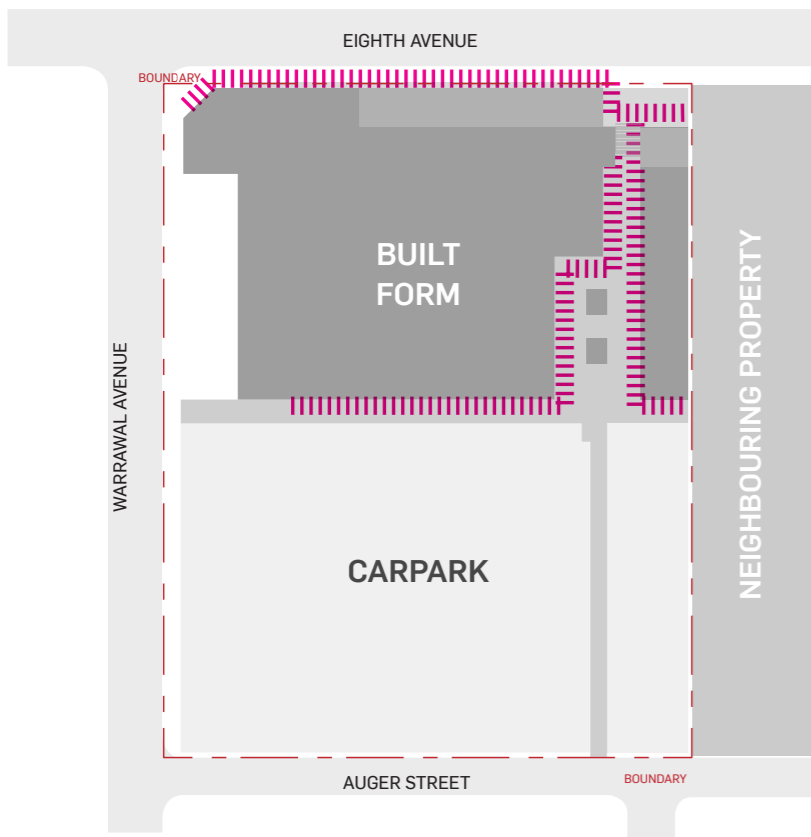
REV a | JUNE 2023



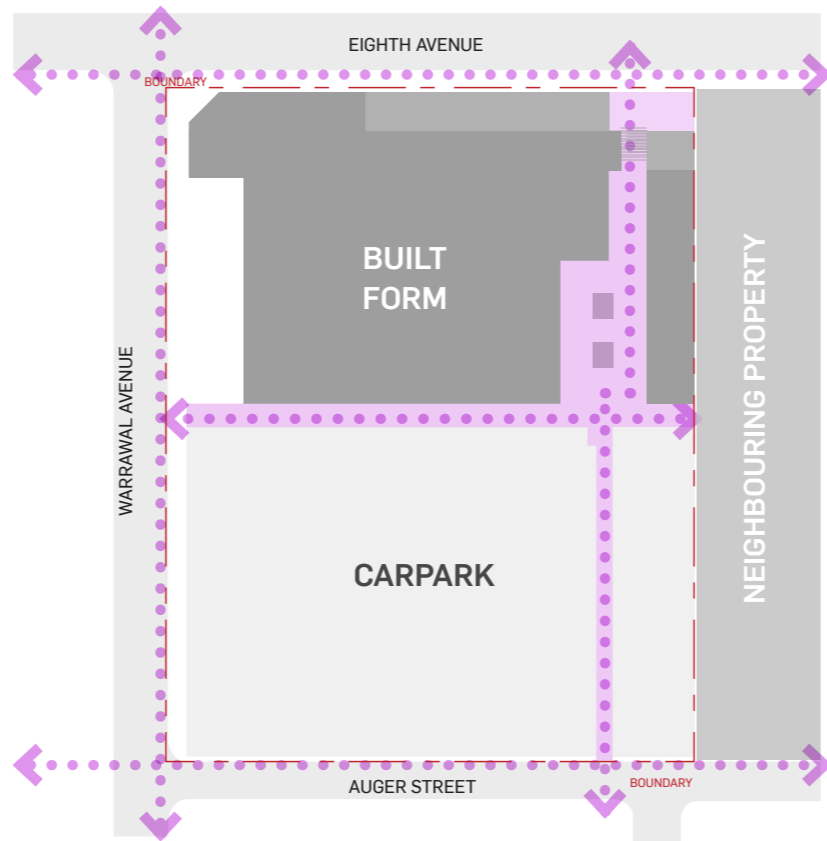
# 01

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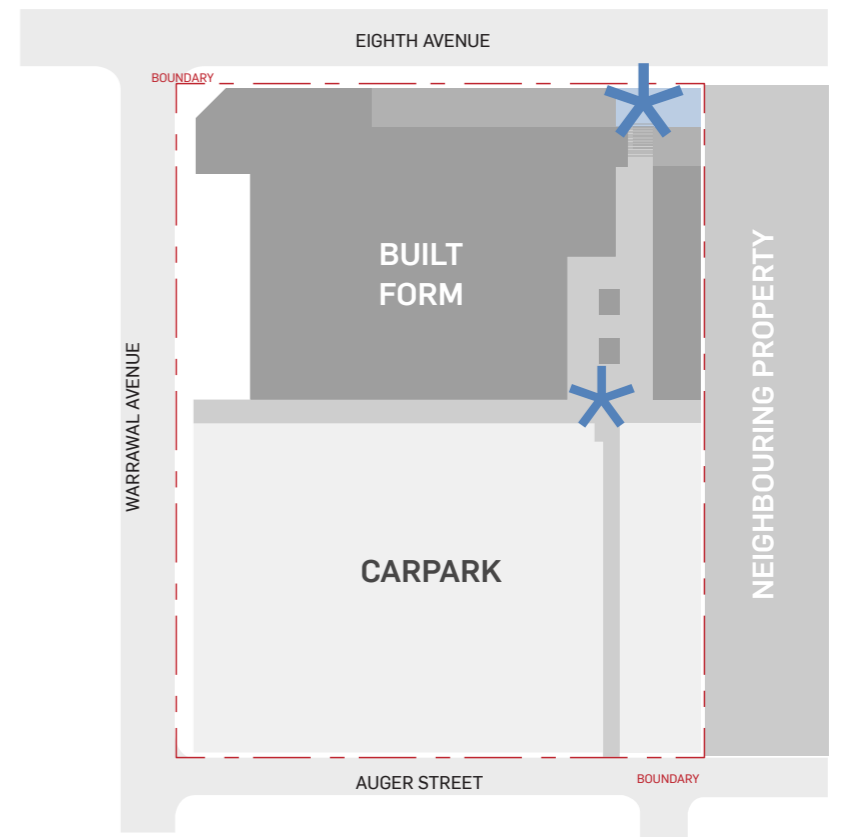
**PLANNING CONTEXT**



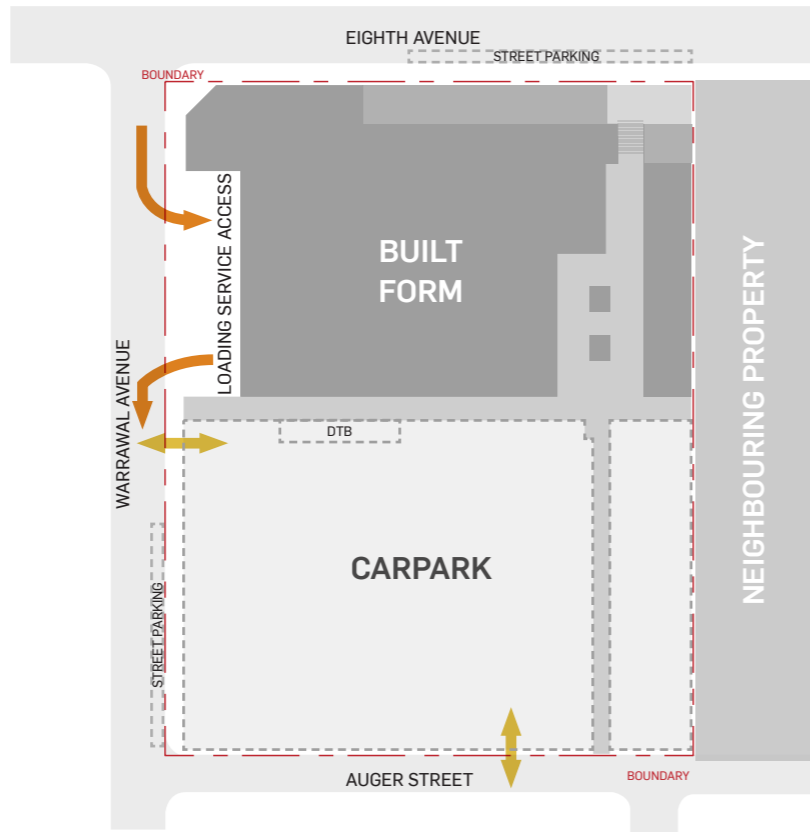
ARTICULATED FRONTAGES



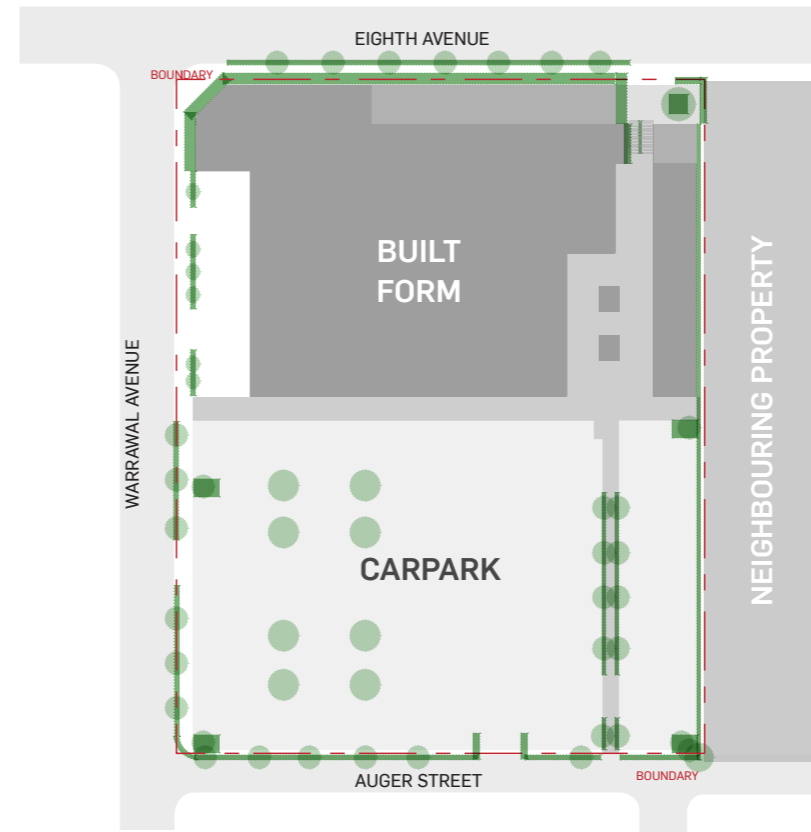
PEDESTRIAN CONNECTIONS



URBAN FOCAL POINT



VEHICULAR ACCESS

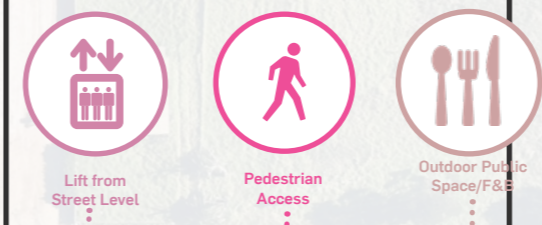


GREEN BUFFERS



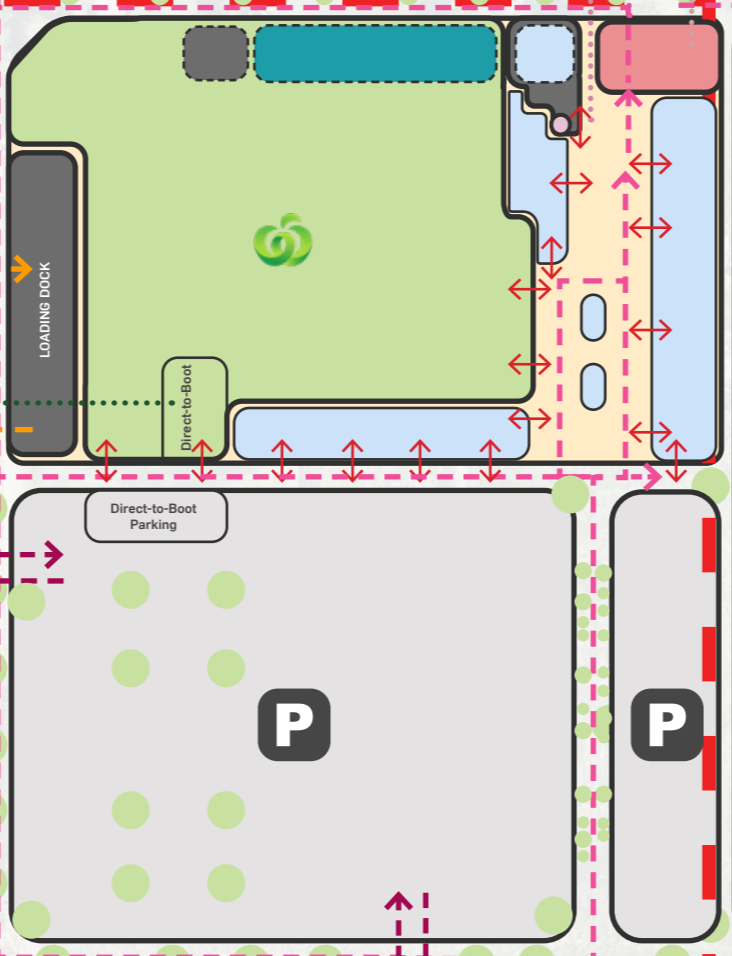
Future Passive Open Space

Future School



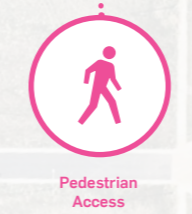
EIGHTH AVE

WARRAWAL AVENUE



Future Community Use  
LOT 941/DP 2475

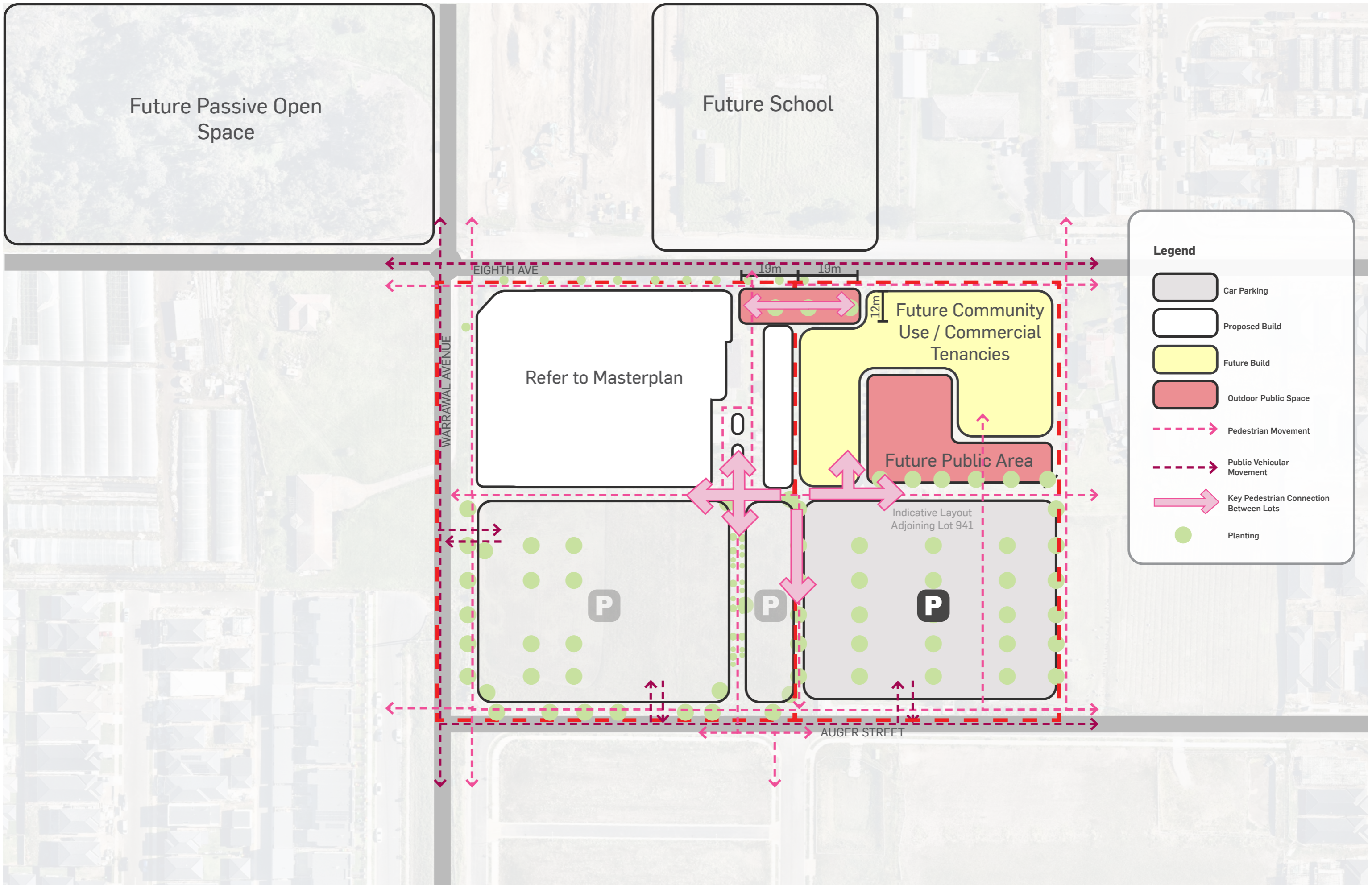
AUGER STREET



**Legend**

- Dashed Outlines Indicate Built Form Below
- Car Parking
- Services/Amenities
- Lift
- Woolworths
- Specialty Retail
- Outdoor Public Space
- Commercial
- Pedestrian Movement
- Public Vehicular Movement
- Service Vehicular Movement
- Entry Points
- Planting



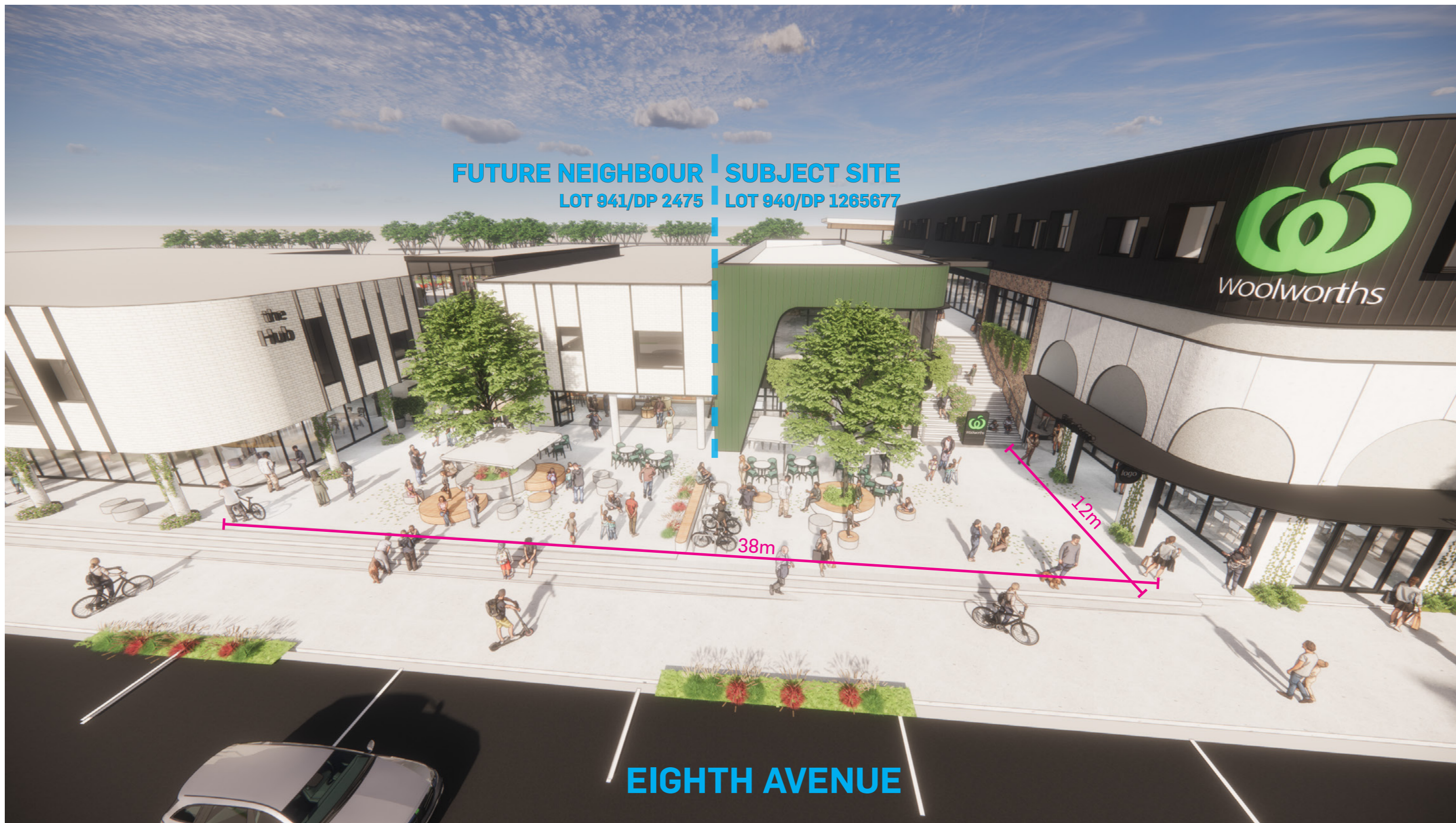




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**3D IMAGERY**



NOTE: FUTURE NEIGHBOURING PROPERTY SHOWN INDICATIVE FOR INFORMATION ONLY.



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exists

Impact Tomorrow