

OPAL AGED CARE - BOSSLEY PARK

56 QUARRY ROAD, BOSSLEY PARK, NSW
ARCHITECTURAL DRAWINGS - DEVELOPMENT APPLICATION

SHEET NUMBER	SHEET TITLE
DA-001	COVER SHEET
DA-002	LOCATION PLAN
DA-003	SITE ANALYSIS
DA-005	SITE SURVEY
DA-006	SITE ANALYSIS - NEIGHBOR CONDITIONS
DA-007	SITE ANALYSIS - EXISTING STREET VIEWS
DA-008	SITE ANALYSIS - EXISTING SOLAR
DA-010	AREA PLANS
DA-050	EXISTING SITE & DEMOLITION PLAN
DA-050	PROPOSED SITE PLAN
DA-100	FLOOR PLAN - LOWER GROUND
DA-101	FLOOR PLAN - GROUND FLOOR
DA-102	FLOOR PLAN - FIRST FLOOR
DA-103	FLOOR PLAN - ROOF
DA-110	FIRE/SMOKE COMPARTMENTS
DA-300	ELEVATIONS
DA-301	ELEVATIONS
DA-400	SECTIONS
DA-520	SIGNAGE & MISC. WORKS
DA-600	SHADOW DIAGRAMS - 21 JUNE
DA-601	SHADOW DIAGRAMS - 21 SEPTEMBER
DA-602	SHADOW DIAGRAMS - 21 DECEMBER
DA-800	NOTIFICATION PLANS
DA-801	NOTIFICATION PLANS
DA-900	PHOTOMONTAGE VIEW 1
DA-901	PHOTOMONTAGE VIEW 2
DA-910	8M SEPP SENIORS HEIGHT CLEARANCE
DA-911	9M LEP HEIGHT CLEARANCE

ALL EXTERIOR BUILDING FABRIC TO MEET
BUSHFIRE REPORT REQUIREMENTS



3D VISUALISATION - ENTRANCE

AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	04/06/18
B	DEVELOPMENT APPLICATION	JG	20/06/18
C	DEVELOPMENT APPLICATION	JG	25/06/18
D	DEVELOPMENT APPLICATION	JG	27/06/18
E	DEVELOPMENT APPLICATION	JG	28/06/18
F	R1 SUBMISSION	TW	07/11/19

THIS DRAWING ISSUE HAS BEEN REVIEWED FOR

DEVELOPMENT APPLICATION

APPROVED BY: TW
CHECKED BY: MA

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specialist aged care

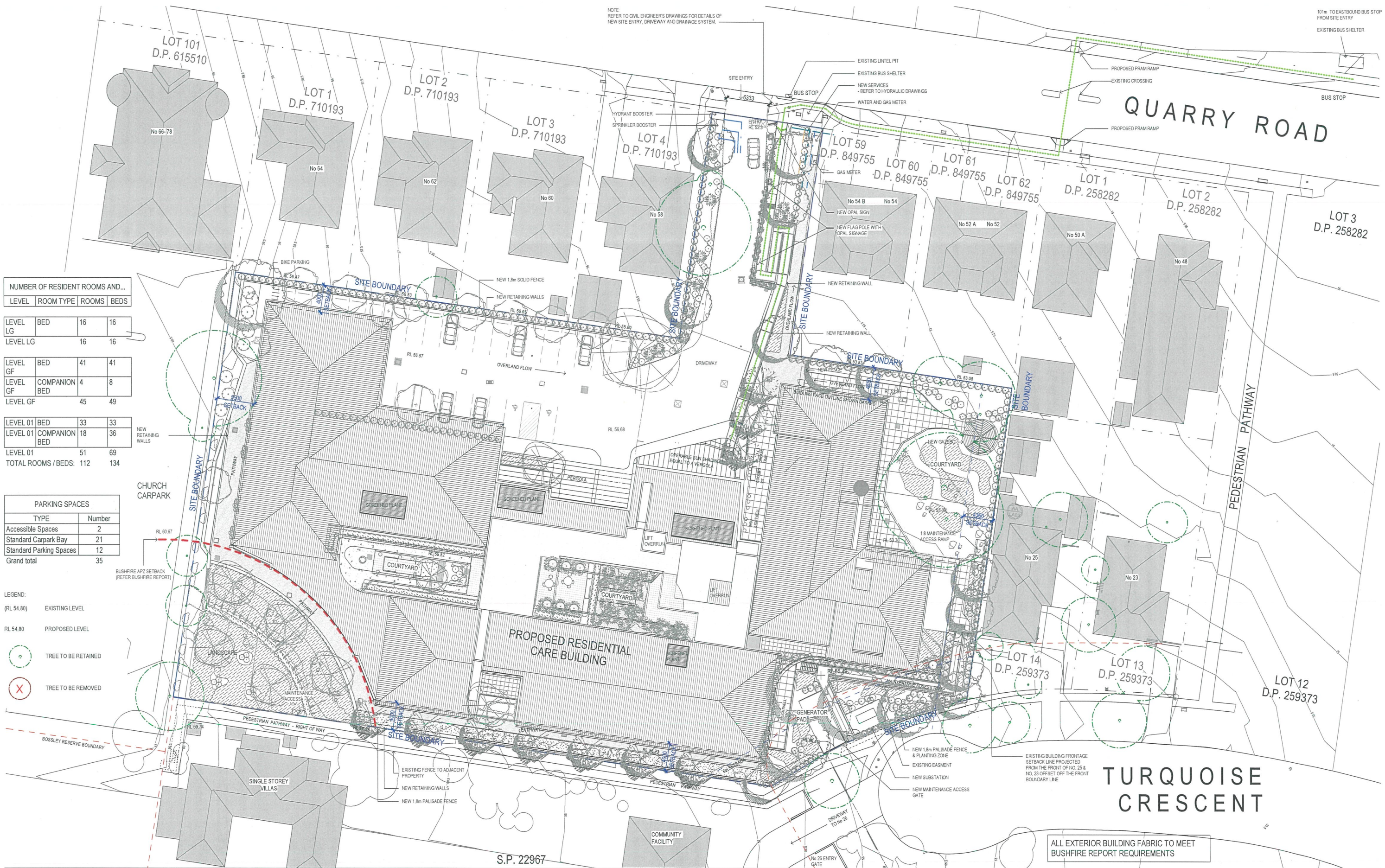
CLIENT
OPAL AGED CARE
COVER SHEET

DATE	SCALE	DRAWN
FEBRUARY 2018	@ A1 NTS	BN/MA
PROJECT No. 2017084	DRAWING No. DA-001	ISSUE F

PROJECT OPAL BOSSLEY PARK

Lot 1, Pier 8-9, 23 Hickson Road
Walsh Bay New South Wales 2000 Australia
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Jackson Teece Chesterman Wille Pty Ltd
Trading as Jackson Teece
ABN 15 083 837 290
Nominated Architect Ian Brodie (41275)

JACKSON TEECE



NUMBER OF RESIDENT ROOMS AND...			
LEVEL	ROOM TYPE	ROOMS	BEDS
LEVEL LG	BED	16	16
LEVEL LG		16	16
LEVEL GF	BED	41	41
LEVEL GF	COMPANION BED	4	8
LEVEL GF		45	49
LEVEL 01	BED	33	33
LEVEL 01	COMPANION BED	18	36
LEVEL 01		51	69
TOTAL ROOMS / BEDS:		112	134

PARKING SPACES	
TYPE	Number
Accessible Spaces	2
Standard Carpark Bay	21
Standard Parking Spaces	12
Grand total	35

- LEGEND:
- (RL 54.80) EXISTING LEVEL
- RL 54.80 PROPOSED LEVEL
- (●) TREE TO BE RETAINED
- (X) TREE TO BE REMOVED

AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	04/06/18
B	DEVELOPMENT APPLICATION	JG	20/06/18
C	DEVELOPMENT APPLICATION	JG	27/06/18
D	RFI SUBMISSION	TW	07/11/19

DEVELOPMENT APPLICATION

APPROVED BY: TW

CHECKED BY: MA

CONSULTANTS

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CLIENT

OPAL AGED CARE

PROPOSED SITE PLAN

DATE

FEBRUARY 2018

SCALE @A1

1:250

DRAWN

BN/MA

ISSUE

D

PROJECT

OPAL BOSSLEY PARK

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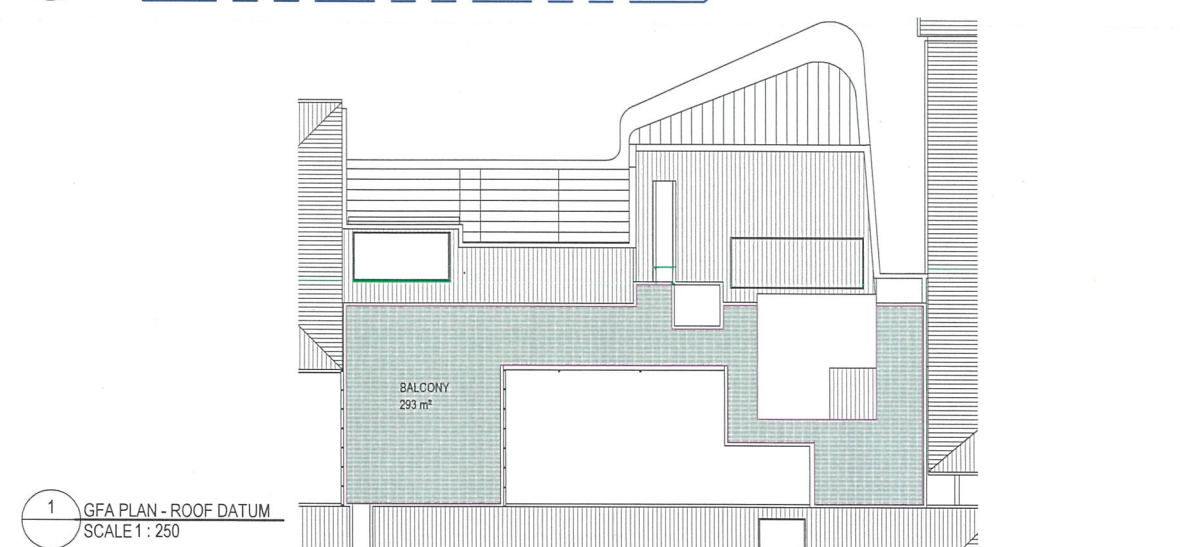
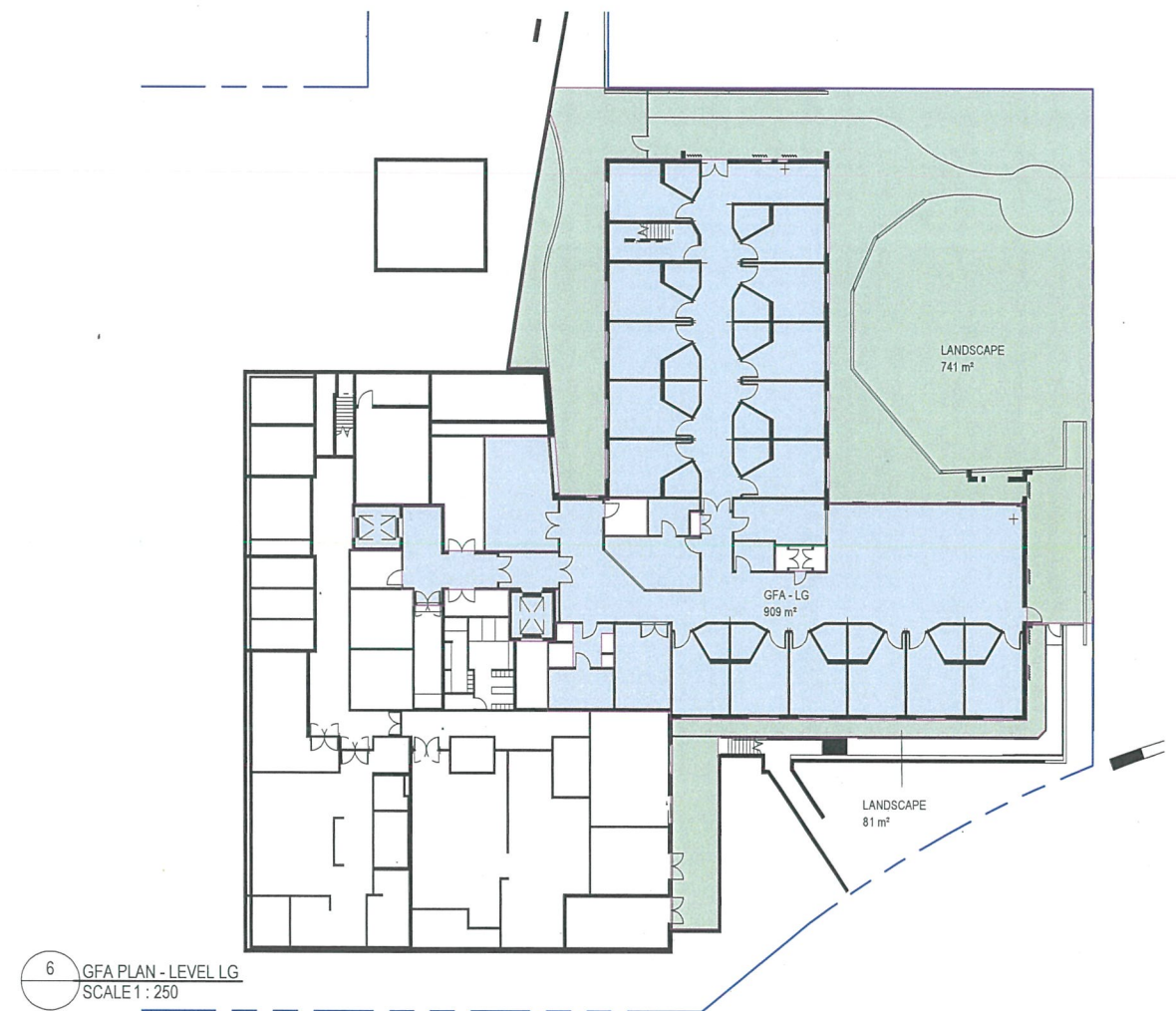
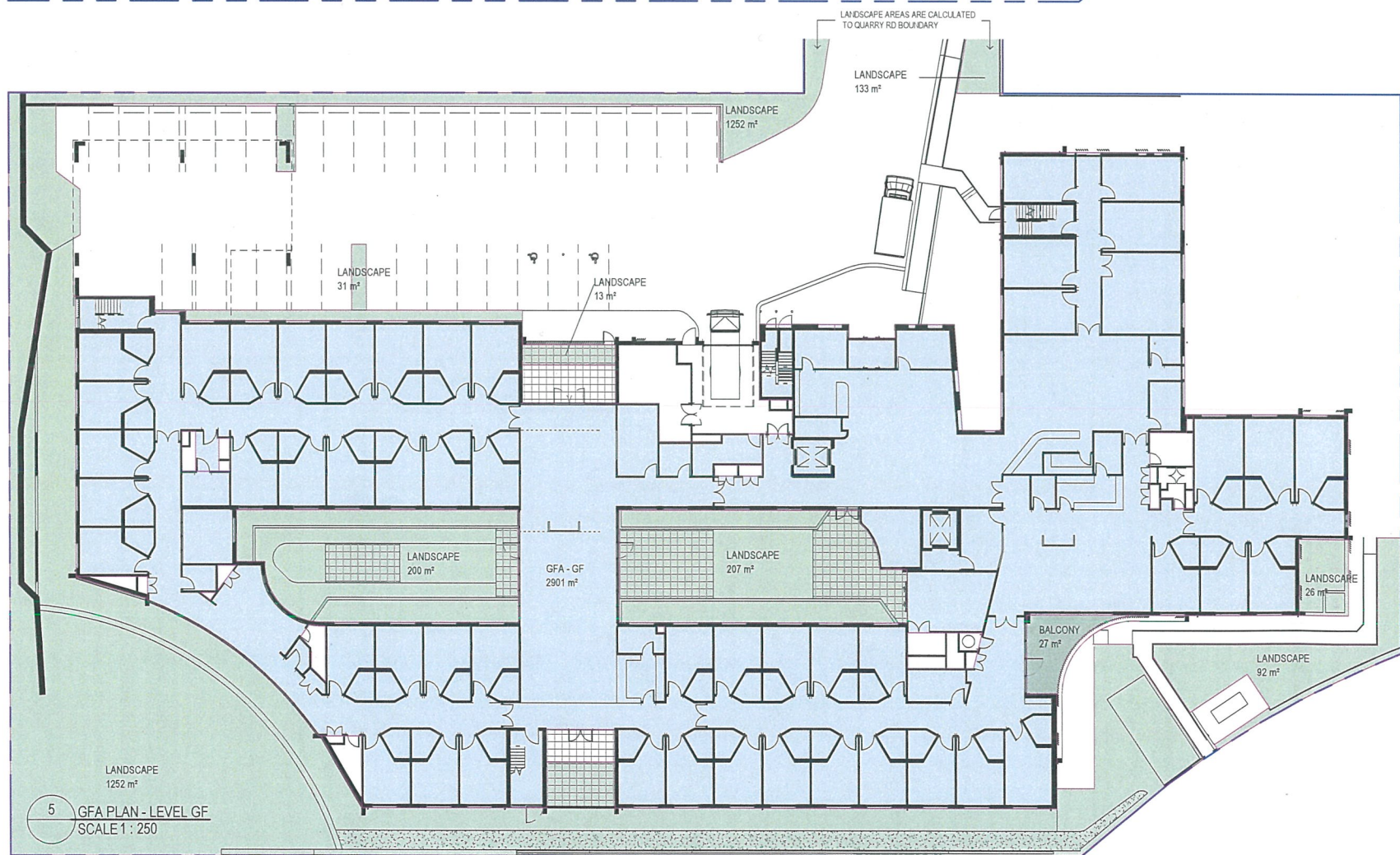
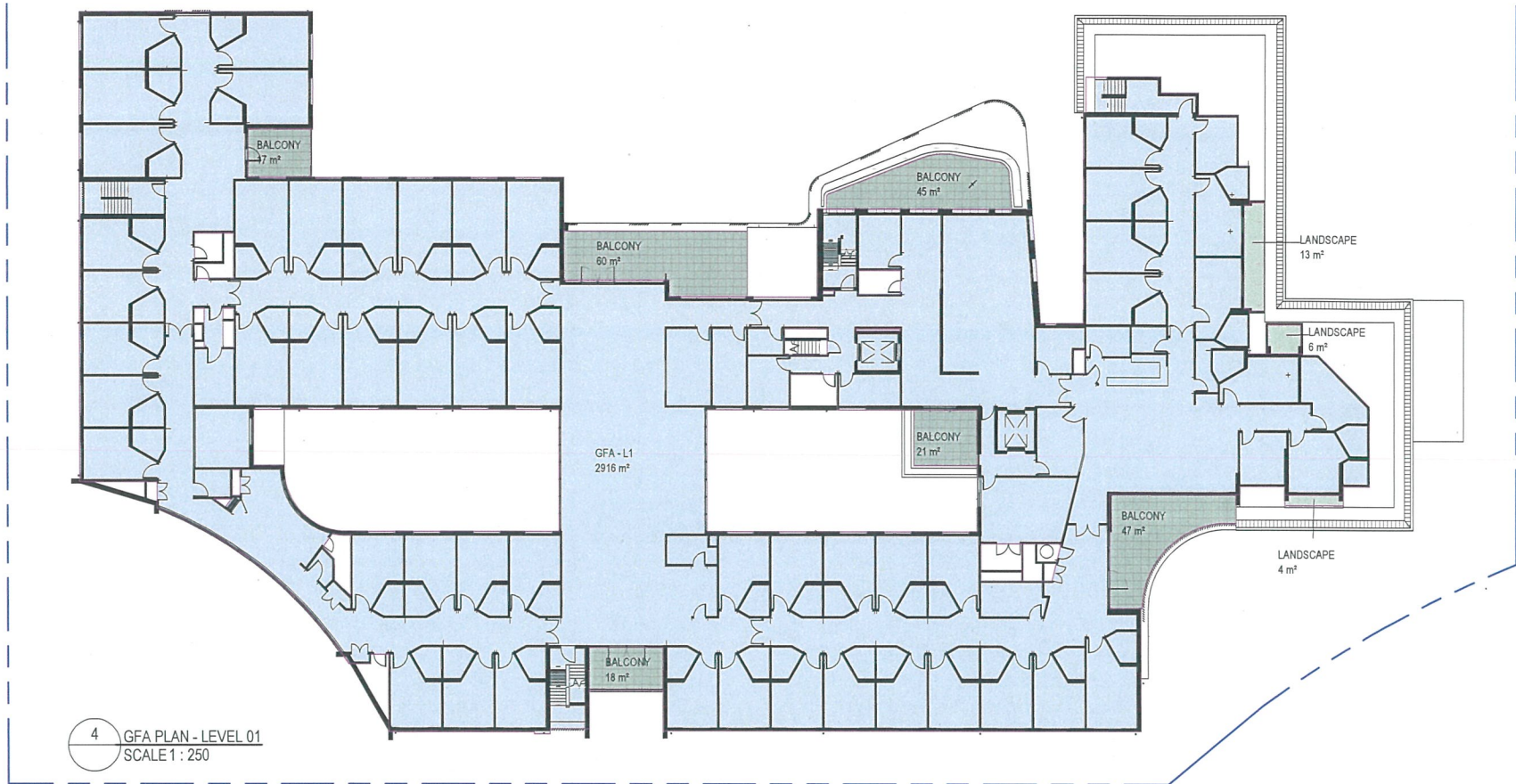
Jackson Teece Chesterton Willis Pty Ltd

Trading as Jackson Teece

ABN 15 083 837 290

Nominated Architect Ian Brodie (4275)

JACKSON TEECE



AMENDMENTS

ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	04/05/18
B	DEVELOPMENT APPLICATION	JG	20/05/18
C	RFI SUBMISSION	TW	01/11/19

THIS DRAWING ISSUE HAS BEEN REVIEWED FOR

DEVELOPMENT APPLICATION

APPROVED BY: TW
CHECKED BY: MA

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specialist aged care

CLIENT
OPAL AGED CARE
AREA PLANS

DATE
FEBRUARY 2018

PROJECT No.
2017084

SCALE @ A1
1 : 250

DRAWING No.
DA-010

DRAWN
BN/MA

ISSUE
C

PROJECT
OPAL BOSSLEY PARK

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AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	RFI SUBMISSION	TW	07/11/18

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DEVELOPMENT APPLICATION

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Date generated: 07/11/2019 2:07:14 PM C:\Users\bnnguyen\Documents\2017084_JT_XX_SHT_AR_18_18-12-20_bnguyen.rvt

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CLIENT
OPAL AGED CARE
SITE ANALYSIS - NEIGHBOR CONDITIONS

DATE	SCALE @ A1	DRAWN
OCTOBER 2019	As indicated	BN/MA
PROJECT No.	DRAWING No.	ISSUE
2017084	DA-006	A

PROJECT
OPAL BOSSLEY PARK

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Nominated Architect Ian Brodie (4275)

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VIEW 1



VIEW 2



VIEW 3



VIEW 4



VIEW 5



VIEW 6

AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	RFI SUBMISSION	TW	07/11/19

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DEVELOPMENT APPLICATION

APPROVED BY
TW

CHECKED BY
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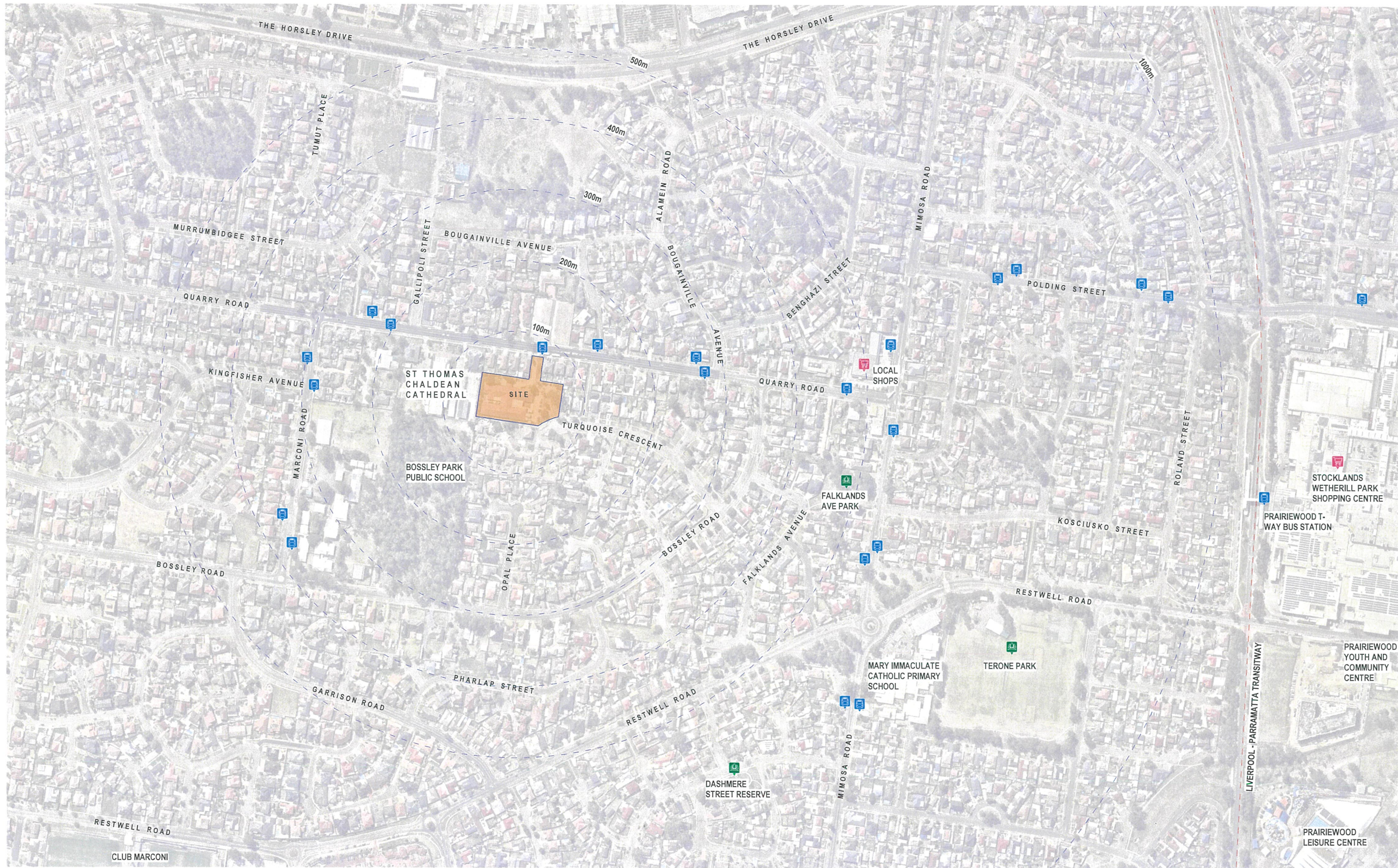
CLIENT
OPAL AGED CARE
SITE ANALYSIS - EXISTING STREET VIEWS

DATE	SCALE	@ A1	DRAWN
OCTOBER 2019	1 : 750		BNMA
PROJECT No.	DRAWING No.	ISSUE	
2017084	DA-007	A	

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Nominated Architect Ian Brodie (4175)

JACKSON TEECE



AMENDMENTS

ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	04/05/18
B	DEVELOPMENT APPLICATION	JG	27/05/18
C	DEVELOPMENT APPLICATION	JG	28/05/18
D	RPI SUBMISSION	TW	07/11/19

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DEVELOPMENT APPLICATION

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specialist aged care

CLIENT
OPAL AGED CARE
LOCATION PLAN

DATE
FEBRUARY 2018
PROJECT No.
2017084

SCALE @ A1
NTS
DRAWING No.
DA-002

DRAWN
BN/MA
ISSUE
D

PROJECT
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Nominated Architect Ian Brodie (4275)

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NOTE:
AERIAL PHOTO DATED
12/09/2019 AT APPROX 12PM

AMENDMENTS

ISSUE	DESCRIPTION	APPROVED	DATE
A	RFP SUBMISSION	TW	07/11/19

THIS DRAWING ISSUE HAS BEEN REVIEWED FOR

DEVELOPMENT APPLICATION

APPROVED BY
TW

CHECKED BY
MA

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specialist aged care

CLIENT
OPAL AGED CARE
SITE ANALYSIS - EXISTING SOLAR

DATE
OCTOBER 2019

SCALE @ A1
1 : 750

DRAWN
BN/MA

PROJECT No.
2017084

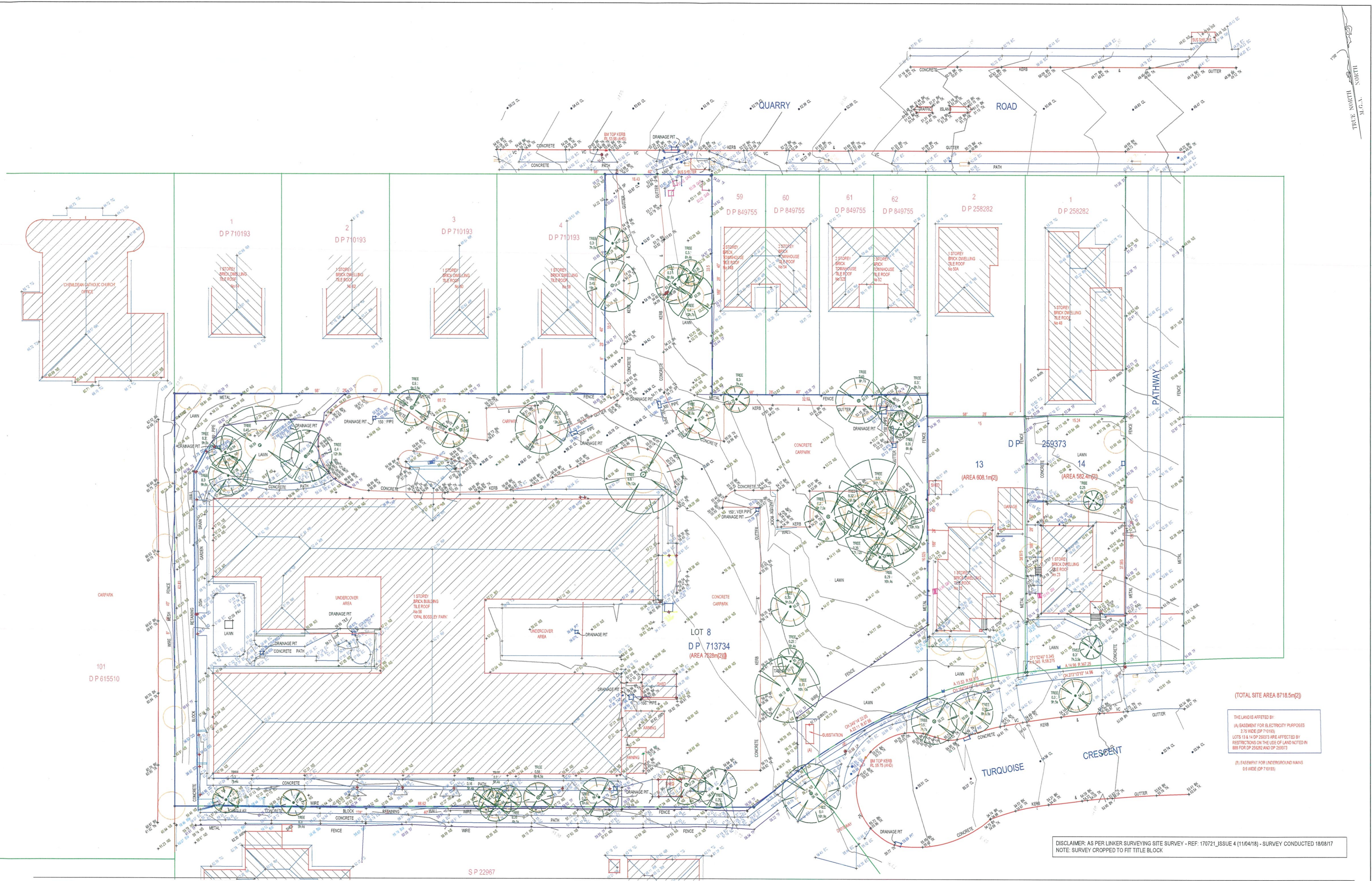
DRAWING No.
DA-008

ISSUE
A

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Nominated Architect Ian Brodie (4475)

JACKSON TEECE



(TOTAL SITE AREA 8718.5m²)

THE LAND IS AFFECTED BY:
(A) EASEMENT FOR ELECTRICITY PURPOSES
2.75 MIDE (DP 710193)
LOTS 13 & 14 DP 259373 ARE AFFECTED BY
RESTRICTIONS ON THE USE OF LAND NOTED IN
889 FOR DP 259282 AND DP 259373

(B) EASEMENT FOR UNDERGROUND MARKS
0.6 MIDE (DP 710193)

DISCLAIMER: AS PER LINKER SURVEYING SITE SURVEY - REF: 170721_ISSUE 4 (11/04/18) - SURVEY CONDUCTED 18/08/17
NOTE: SURVEY CROPPED TO FIT TITLE BLOCK

AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	20/05/18
B	DEVELOPMENT APPLICATION	JG	27/05/18
C	RFP SUBMISSION	TV	07/11/19

THIS DRAWING HAS BEEN REVIEWED FOR

DEVELOPMENT APPLICATION

APPROVED BY: TW
CHECKED BY: MA

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CLIENT
OPAL AGED CARE
SITE SURVEY

DATE
06/14/18

SCALE @ A1
1 : 250

PROJECT No.
2017084

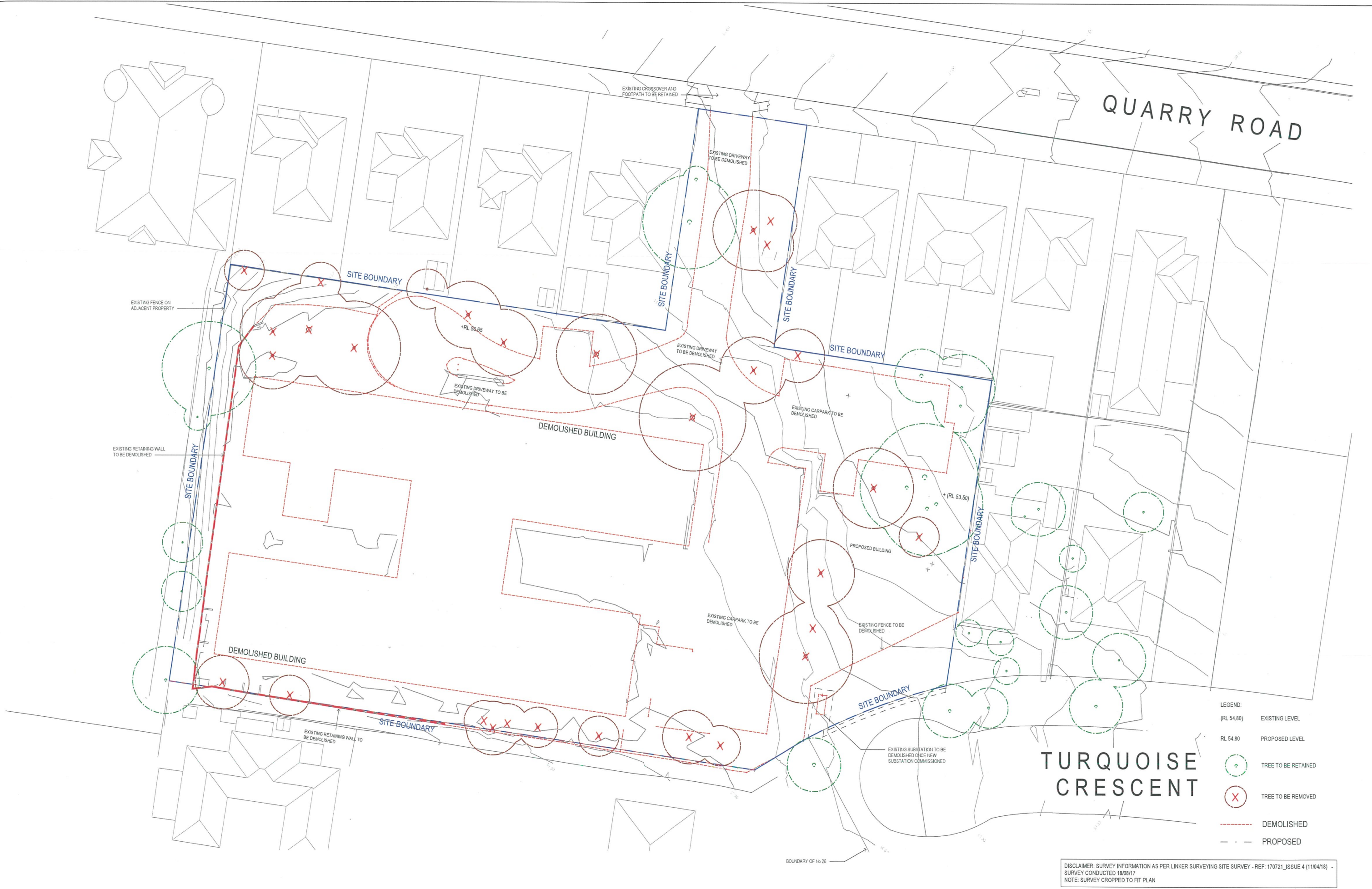
DRAWING No.
DA-005

ISSUE
C

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ABN 15 083 827 290
Nominated Architect Ian Revellie (4272)

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AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	04/05/18
B	DEVELOPMENT APPLICATION	JG	20/05/18
C	DEVELOPMENT APPLICATION	JG	27/05/18
D	RPI SUBMISSION	TW	07/11/19

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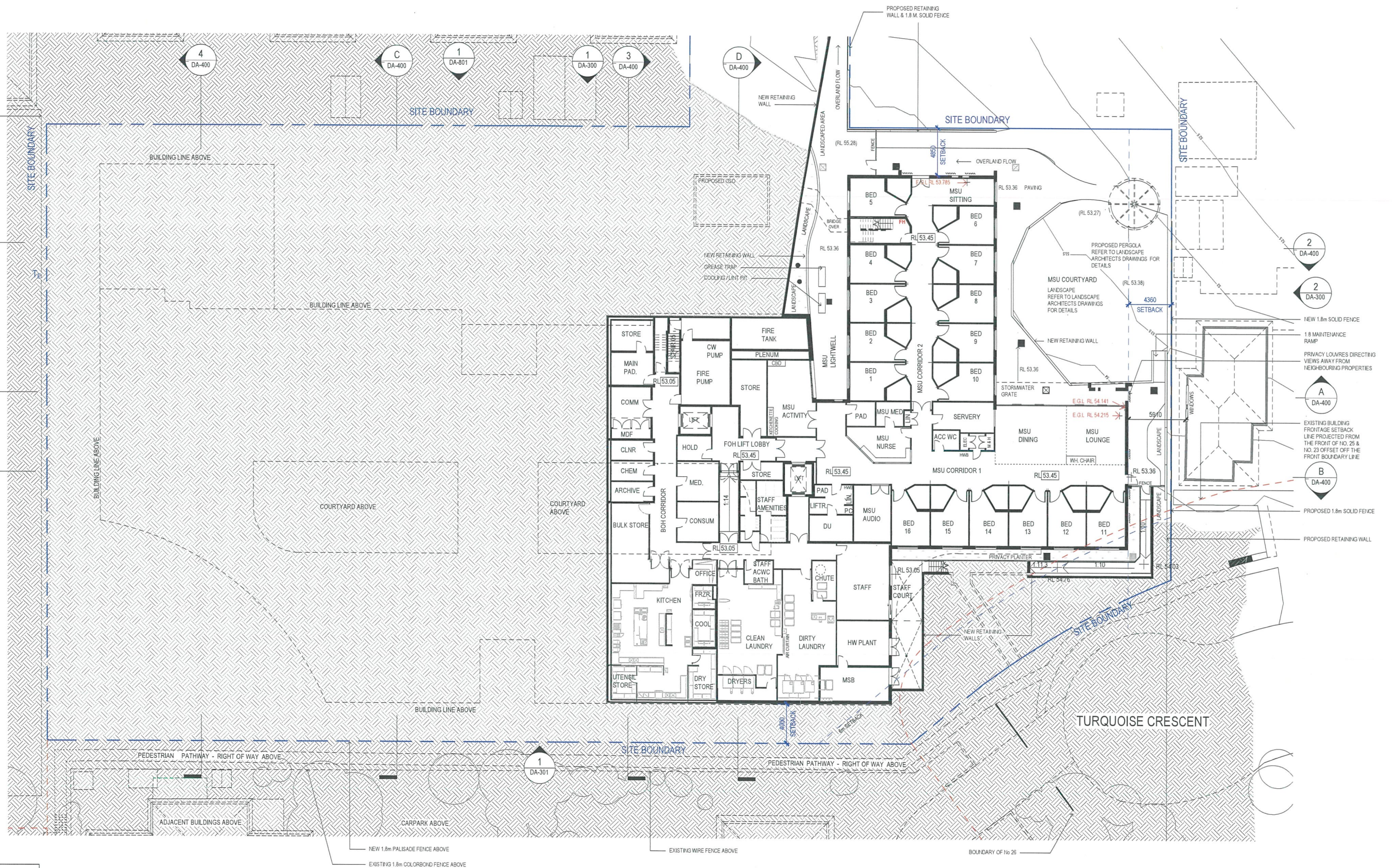


CLIENT
OPAL AGED CARE
EXISTING SITE & DEMOLITION PLAN

DATE: FEBRUARY 2018
SCALE: @A1 1:250
PROJECT No: 2017084
DRAWING No: DA-050
ISSUE: D

PROJECT
OPAL BOSSLEY PARK
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Trading as Jackson Teece
ABN 15 083 837 290
Nominated Architect Ian Brodie (4275)

JACKSON TEECE



NUMBER OF RESIDENT ROOMS AND BEDS - LOWER...			
LEVEL	ROOM TYPE	ROOMS	BEDS
LEVEL LG	BED	16	16
TOTAL ROOMS / BEDS:		16	16

ALL EXTERIOR BUILDING FABRIC TO MEET BUSHFIRE REPORT REQUIREMENTS

AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	04/05/18
B	DEVELOPMENT APPLICATION	JG	20/06/18
C	DEVELOPMENT APPLICATION	JG	27/06/18
D	RFI SUBMISSION	TV	07/11/19

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DEVELOPMENT APPLICATION

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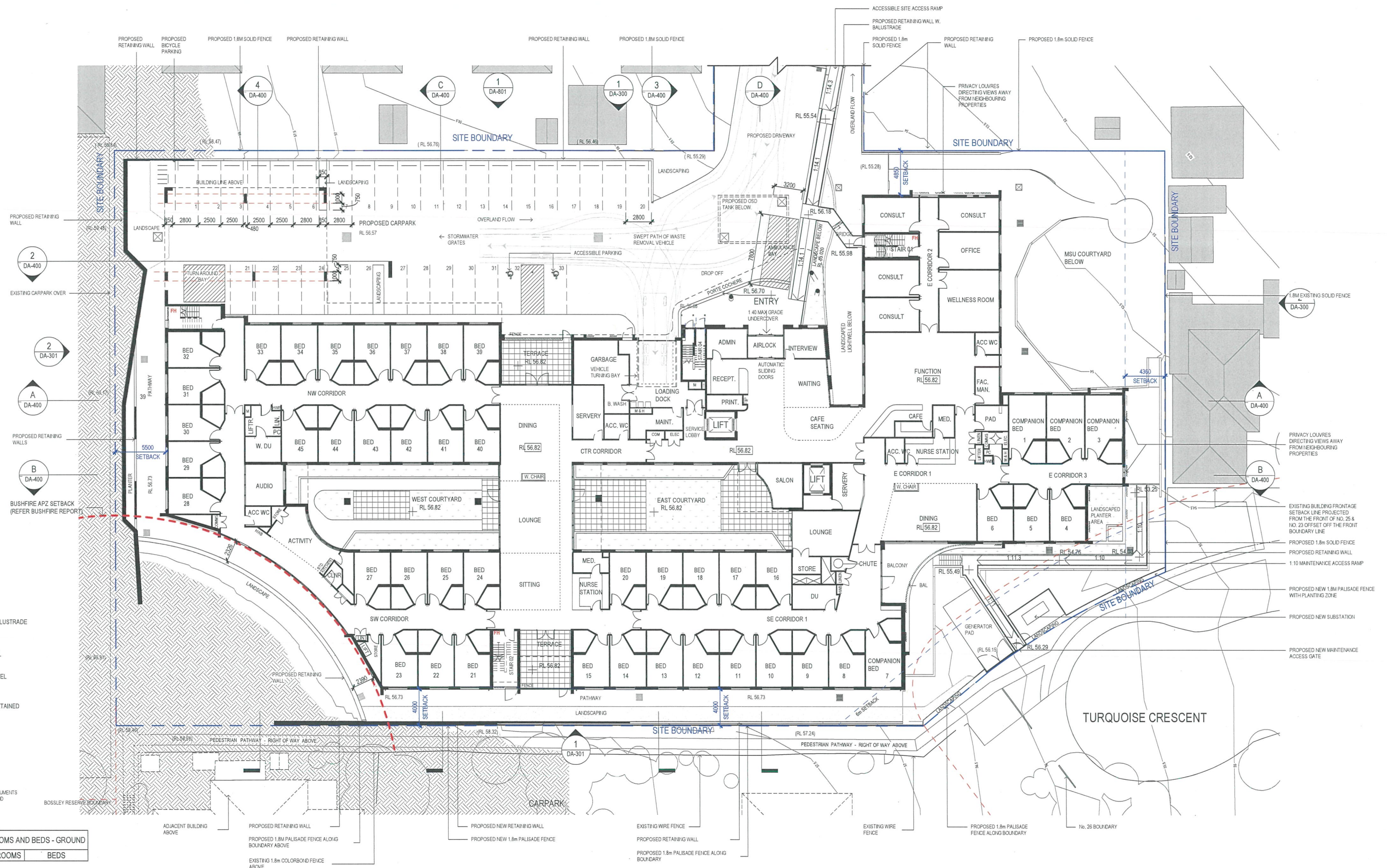
CLIENT
OPAL AGED CARE
FLOOR PLAN - LOWER GROUND

DATE
FEBRUARY 2018
SCALE @ A1
As indicated
DRAWN
BN/MA
PROJECT No.
2017084
DRAWING No.
DA-100
ISSUE
D

PROJECT
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E sydney@jacksonteece.com
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ABN 62 618 832 299
Nominated Architect Ian Brodie (4175)

JACKSON TEECE



- LEGEND:
- BAL. 1550MM HIGH BALUSTRADE
- LEGEND:
- (RL 54.80) EXISTING LEVEL
- RL 54.80 PROPOSED LEVEL
- TREE TO BE RETAINED

NOTE

REFER TO LANDSCAPE ARCHITECTS DOCUMENTS FOR THE SCHEDULE OF FENCE TYPES AND DETAILS

NUMBER OF RESIDENT ROOMS AND BEDS - GROUND			
LEVEL	ROOM TYPE	ROOMS	BEDS
LEVEL GF	BED	41	41
LEVEL GF	COMPANION BED	4	8
TOTAL ROOMS / BEDS:		45	49

AMENDMENTS			
ISSUE	DESCRIPTION	APPROVED	DATE
A	DEVELOPMENT APPLICATION	JG	04/05/18
B	DEVELOPMENT APPLICATION	JG	20/06/18
C	DEVELOPMENT APPLICATION	JG	25/06/18
D	DEVELOPMENT APPLICATION	JG	27/06/18
E	DEVELOPMENT APPLICATION	JG	28/06/18
F	RPI SUBMISSION	TW	07/11/19

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specialist aged care

CLIENT
OPAL AGED CARE
FLOOR PLAN - GROUND FLOOR

DATE: FEBRUARY 2018
SCALE: @A1 As indicated
DRAWN: BN/MA
PROJECT No.: 2017084
DRAWING No.: DA-101
ISSUE: F

PROJECT
OPAL BOSSLEY PARK

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