

CAR PARKING SUMMARY

Level	B02	B03	B04	B05	GRAND TOTAL
Woolworths	75	58	-	-	133
Commercial	-	-	-	35	35
Retail	-	29	-	-	29
Public	-	-	92	-	92
Residential	-	-	-	61	61
Total	75	87	98	96	350



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WIP For Information	24.01.21
2	WORK IN PROGRESS	04.02.22
3	COORDINATION ISSUE	07.02.22
4	AMENDED COORDINATION ISSUE	11.02.22
5	COORDINATION ISSUE	18/02/22
6	COORDINATION ISSUE	01/03/22
7	COORDINATION ISSUE	09/03/22
8	PLANNING PROPOSAL ISSUE	11/03/22
9	WORK IN PROGRESS	02/05/22
10	COORDINATION ISSUE	18/10/22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0095

DRAWING TITLE

BASEMENT LEVEL 05 FLOOR PLAN

A3 @ 1 : 400



CLIENT

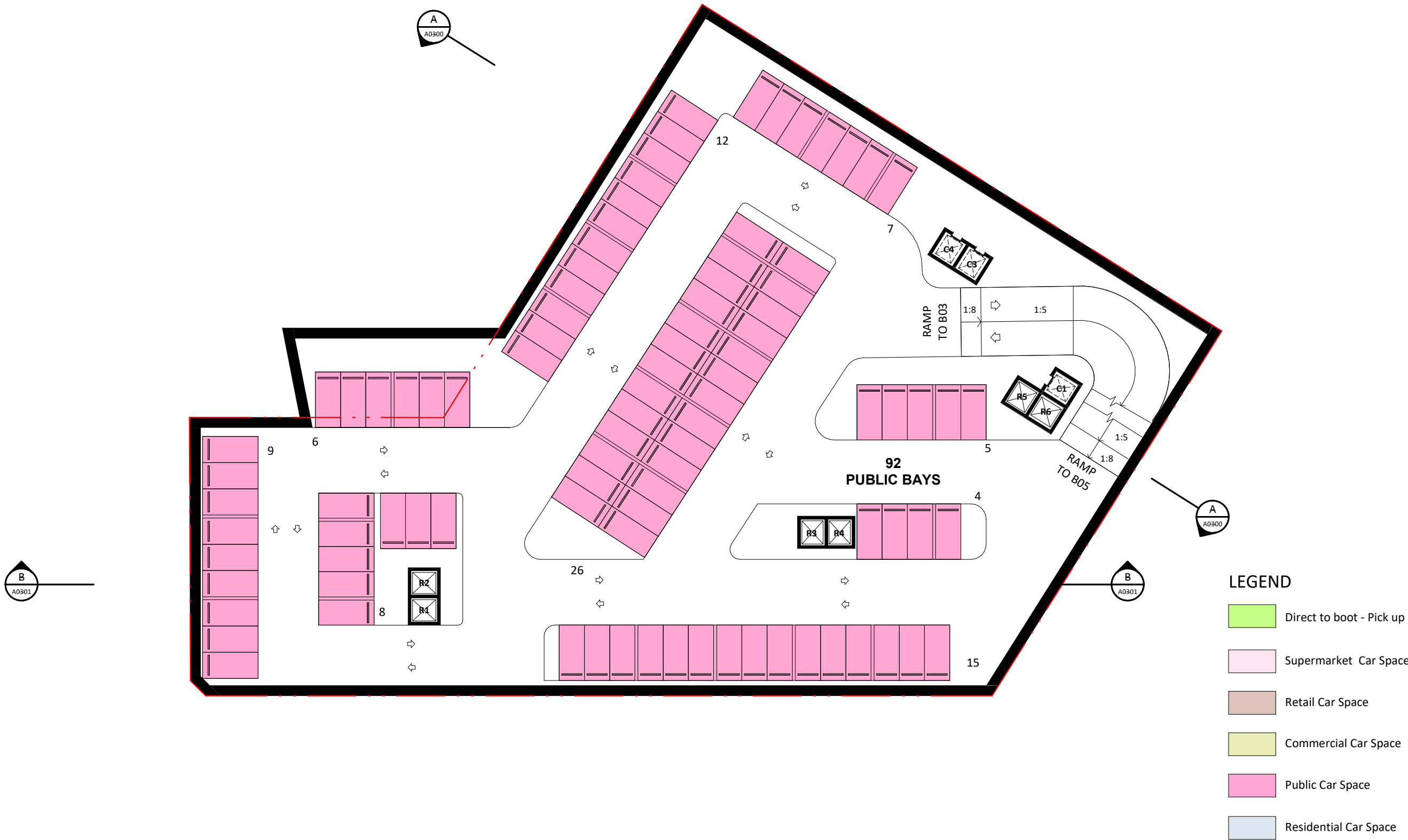
Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

SUITE 41 & 42, LEVEL 4
61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
T 02 9698 8510
ABN 63 131 365 896
NOMINATED ARCHITECT:
KOICHI TAKADA
NSW ARCHITECTS 6901
VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

Koichi
Takada
Architects

CAR PARKING SUMMARY

Level	B02	B03	B04	B05	GRAND TOTAL
Woolworths	75	58	-	-	133
Commercial	-	-	-	35	35
Retail	-	29	-	-	29
Public	-	-	92	-	92
Residential	-	-	-	61	61
Total	75	87	98	96	350



LEGEND

- Direct to boot - Pick up
- Supermarket Car Space
- Retail Car Space
- Commercial Car Space
- Public Car Space
- Residential Car Space

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WIP For Information	24.01.21
2	WORK IN PROGRESS	04.02.22
3	COORDINATION ISSUE	07.02.22
4	AMENDED COORDINATION ISSUE	11.02.22
5	COORDINATION ISSUE	18/02/22
6	COORDINATION ISSUE	01/03/22
7	COORDINATION ISSUE	02/03/22
8	COORDINATION ISSUE	04/03/22
9	COORDINATION ISSUE	09/03/22
10	PLANNING PROPOSAL ISSUE	11/03/22
11	WORK IN PROGRESS	02/06/22
12	COORDINATION ISSUE	18/10/22

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STATUS
PLANNING PROPOSAL

DRAWING NUMBER
A0096
DRAWING TITLE
BASEMENT LEVEL 04 FLOOR PLAN

A3 @ 1 : 400
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61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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Takada
Architects

CAR PARKING SUMMARY

Level	B02	B03	B04	B05	GRAND TOTAL
Woolworths	75	58	-	-	133
Commercial	-	-	-	35	35
Retail	-	29	-	-	29
Public	-	-	92	-	92
Residential	-	-	-	61	61
Total	75	87	98	96	350



LEGEND

- Direct to boot - Pick up
- Supermarket Car Space
- Retail Car Space
- Commercial Car Space
- Public Car Space
- Residential Car Space

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WIP For Information	24.01.21
2	WORK IN PROGRESS	04.02.22
3	COORDINATION ISSUE	07.02.22
4	AMENDED COORDINATION ISSUE	11.02.22
5	COORDINATION ISSUE	18/02/22
6	COORDINATION ISSUE	01/03/22
7	COORDINATION ISSUE	02/03/22
8	COORDINATION ISSUE	04/03/22
9	COORDINATION ISSUE	09/03/22
10	PLANNING PROPOSAL ISSUE	11/03/22
11	WORK IN PROGRESS	02/06/22
12	COORDINATION ISSUE	18/10/22

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PLANNING PROPOSAL

DRAWING NUMBER

A0097

DRAWING TITLE

BASEMENT LEVEL 03 FLOOR PLAN

A3 @ 1 : 400

0 10 m

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61 MARLBOROUGH ST.
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KOICHI TAKADA.COM

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Woolworths	75	58	-	-	133
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Total	75	87	98	96	350



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WIP For Information
2	WORK IN PROGRESS
3	COORDINATION ISSUE
4	AMENDED COORDINATION ISSUE
5	COORDINATION ISSUE
6	COORDINATION ISSUE
7	COORDINATION ISSUE
8	COORDINATION ISSUE
9	PLANNING PROPOSAL ISSUE
10	WORK IN PROGRESS
11	COORDINATION ISSUE

DATE
24.01.21
04.02.22
07.02.22
11.02.22
18/02/22
01/03/22
04/03/22
09/03/22
11/03/22
02/08/22
18/10/22

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PLANNING PROPOSAL

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A0098

DRAWING TITLE

BASEMENT LEVEL 02 FLOOR PLAN

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0 10 m



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QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WIP For Information
2	WORK IN PROGRESS
3	COORDINATION ISSUE
4	AMENDED COORDINATION ISSUE
5	COORDINATION ISSUE
6	COORDINATION ISSUE
7	COORDINATION ISSUE
8	PLANNING PROPOSAL ISSUE
9	WORK IN PROGRESS
10	COORDINATION ISSUE

DATE
24.01.21
04.02.22
07.02.22
11.02.22
18/02/22
01/03/22
04/03/22
11/03/22
02/05/22
18/10/22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0099

DRAWING TITLE

BASEMENT LEVEL 01 FLOOR PLAN

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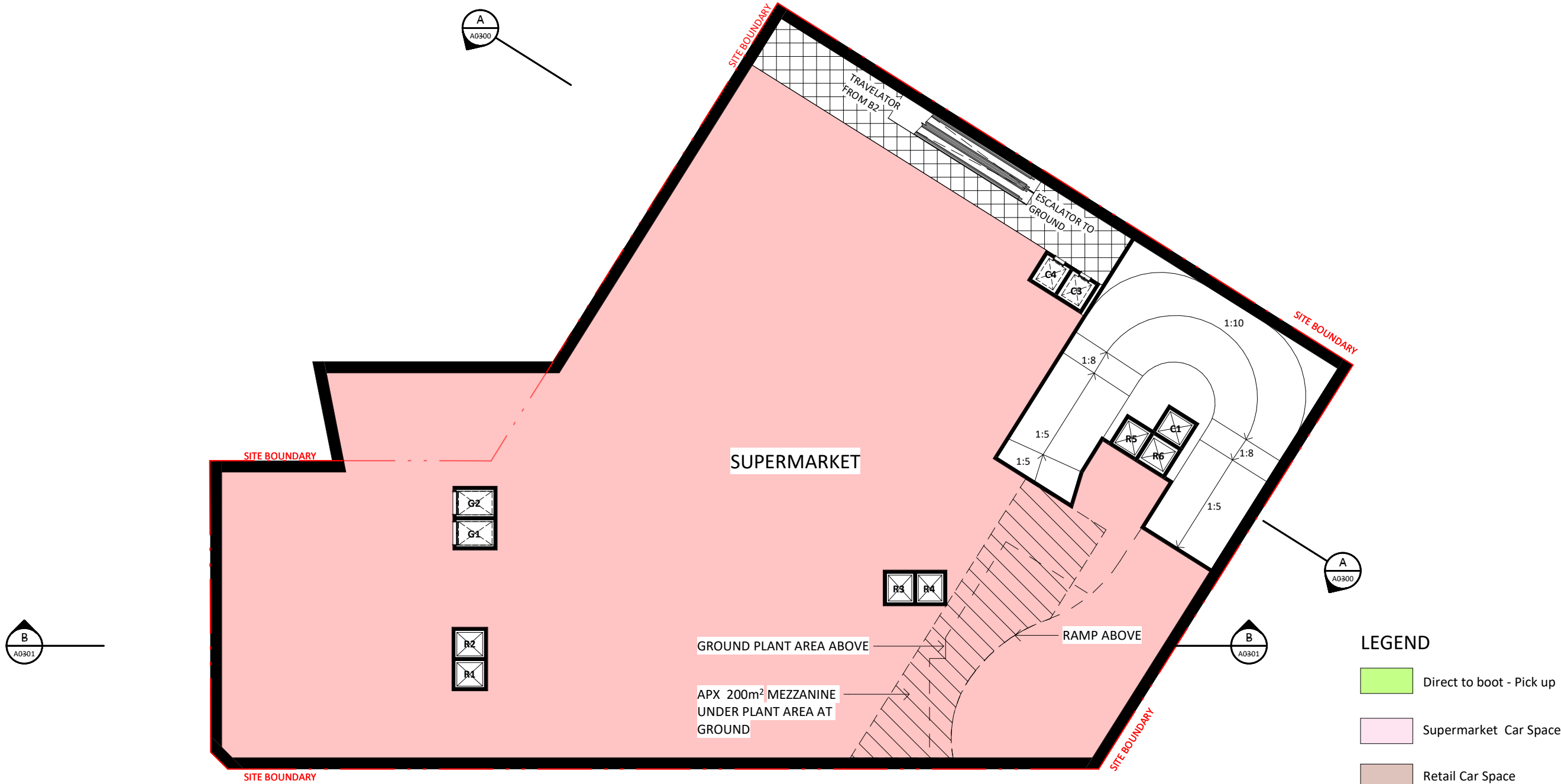


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QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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Takada
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MILITARY ROAD

LEGEND

- 1 BED
- 2 BED
- 3 BED
- BALC
- COMMERCIAL
- COMMUNAL
- RETAIL

RANGERS ROAD

YEO STREET

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WORK IN PROGRESS
2	COORDINATION ISSUE
3	AMENDED COORDINATION ISSUE
4	COORDINATION ISSUE
5	COORDINATION ISSUE
6	COORDINATION ISSUE
7	PLANNING PROPOSAL ISSUE
8	WORK IN PROGRESS
9	COORDINATION ISSUE

DATE
04.02.22
07.02.22
11.02.22
18.02.22
01.03.22
04.03.22
11.03.22
02.09.22
18.10.22

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PLANNING PROPOSAL

DRAWING NUMBER

A0101

DRAWING TITLE

LEVEL 01 FLOOR PLAN

SCALE

A3 @ 1 : 400

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QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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Takada
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LEGEND

1 BED

2 BED

3 BED

BALC

COMMERCIAL

SERVICES

TERRACE



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WORK IN PROGRESS
2	COORDINATION ISSUE
3	AMENDED COORDINATION ISSUE
4	COORDINATION ISSUE
5	COORDINATION ISSUE
6	COORDINATION ISSUE
7	PLANNING PROPOSAL ISSUE
8	WORK IN PROGRESS
9	COORDINATION ISSUE

DATE
04.02.22
07.02.22
11.02.22
18.02.22
01.03.22
04.03.22
11.03.22
02.09.22
18.10.22

QA STAMP

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PLANNING PROPOSAL

DRAWING NUMBER

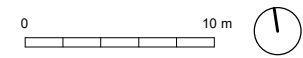
A0102

DRAWING TITLE

LEVEL 02 FLOOR PLAN

SCALE

A3 @ 1 : 400



CLIENT

Woolworths Group

1 Woolworths Way, Bella Vista, NSW, 2153

SUITE 41 & 42, LEVEL 4
61 MARLBOROUGH ST.
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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

Koichi
Takada
Architects

LEGEND

- 1 BED
- 2 BED
- 3 BED
- BALC
- COMMERCIAL
- SERVICES
- TERRACE



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
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6	COORDINATION ISSUE	04.03.22
7	PLANNING PROPOSAL ISSUE	11.03.22
8	WORK IN PROGRESS	02.09.22
9	COORDINATION ISSUE	18.10.22

DATE

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PLANNING PROPOSAL

DRAWING NUMBER

A0103

DRAWING TITLE

LEVEL 03 FLOOR PLAN

SCALE

A3 @ 1 : 400

0 10 m

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SUITE 41 & 42, LEVEL 4
61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
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QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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LEGEND

- 2 BED
- 3 BED
- BALC
- SERVICES
- TERRACE



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WORK IN PROGRESS	04.02.22
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6	COORDINATION ISSUE	04.03.22
7	PLANNING PROPOSAL ISSUE	11.03.22
8	WORK IN PROGRESS	02.09.22
9	COORDINATION ISSUE	18.10.22

DATE

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PLANNING PROPOSAL

DRAWING NUMBER

A0104

DRAWING TITLE

LEVEL 04 FLOOR PLAN

SCALE

A3 @ 1 : 400

0 10 m



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SUITE 41 & 42, LEVEL 4
61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

Koichi
Takada
Architects

LEGEND

- 2 BED
- 3 BED
- BALC
- SERVICES



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WORK IN PROGRESS	04.02.22
2	COORDINATION ISSUE	07.02.22
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6	COORDINATION ISSUE	04.03.22
7	PLANNING PROPOSAL ISSUE	11.03.22
8	WORK IN PROGRESS	02.09.22
9	COORDINATION ISSUE	18.10.22

DATE

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0105

DRAWING TITLE

LEVEL 05 FLOOR PLAN

SCALE

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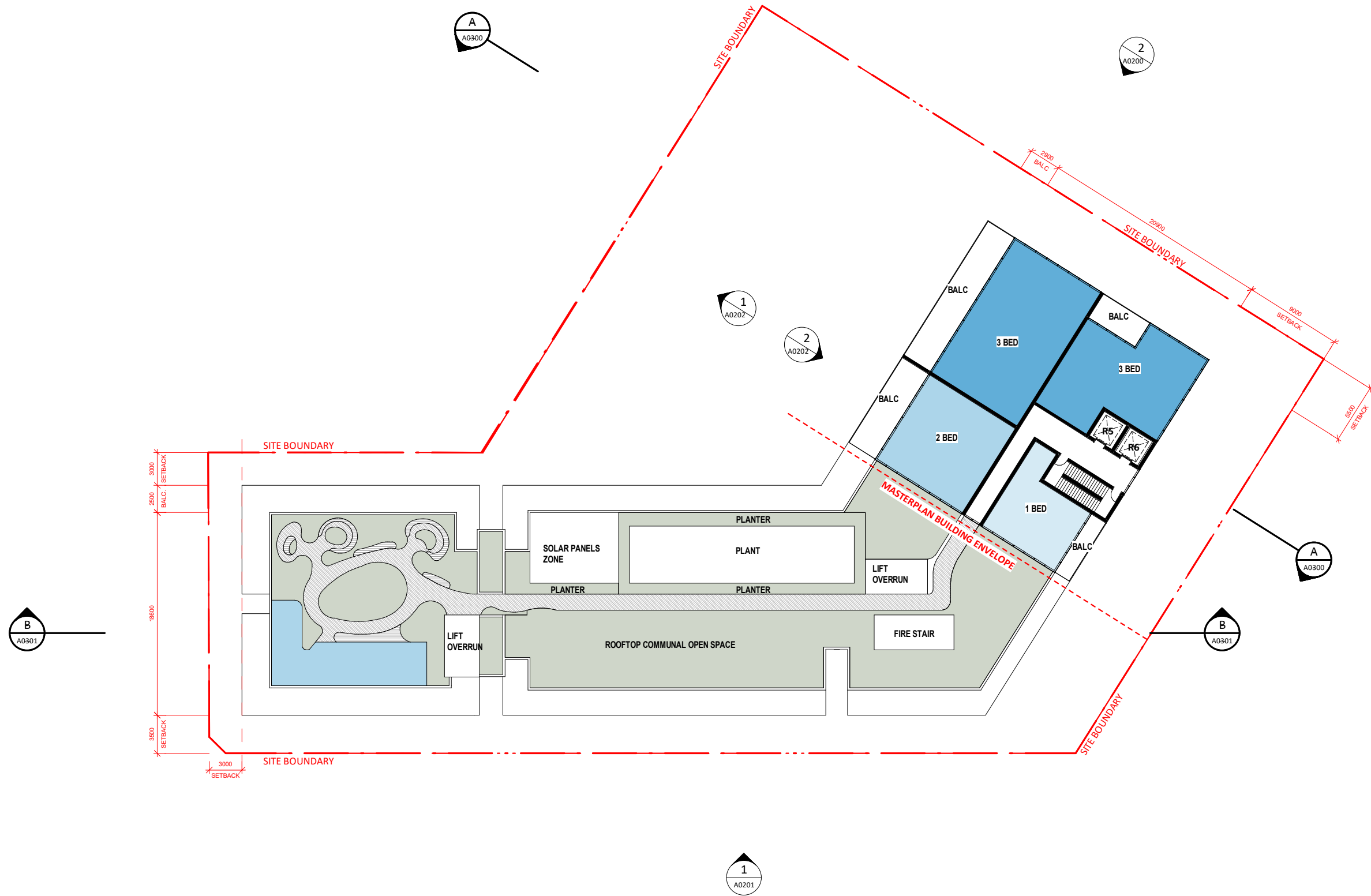
Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

SUITE 41 & 42, LEVEL 4
61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
T 02 9698 8510
ABN 63 131 365 896
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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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LEGEND

- 1 BED
- 2 BED
- 3 BED
- BALC
- PLANT



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WORK IN PROGRESS	04.02.22
2	COORDINATION ISSUE	07.02.22
3	AMENDED COORDINATION ISSUE	11.02.22
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6	COORDINATION ISSUE	04.03.22
7	PLANNING PROPOSAL ISSUE	11.03.22
8	WORK IN PROGRESS	02.09.22
9	COORDINATION ISSUE	18.10.22

DATE

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PLANNING PROPOSAL

DRAWING NUMBER

A0106

DRAWING TITLE

LEVEL 06 FLOOR PLAN

SCALE

A3 @ 1 : 400



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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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LEGEND

- 3 BED
BALC



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WORK IN PROGRESS	04.02.22
2	COORDINATION ISSUE	07.02.22
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6	COORDINATION ISSUE	04.03.22
7	PLANNING PROPOSAL ISSUE	11.03.22
8	WORK IN PROGRESS	02.09.22
9	COORDINATION ISSUE	18.10.22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0107

DRAWING TITLE

LEVEL 07 FLOOR PLAN

SCALE

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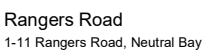
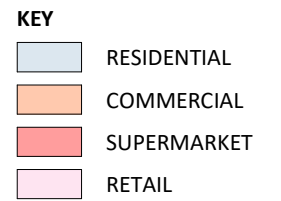


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QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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NO.	REVISION
1	WIP For information
2	COORDINATION ISSUE
3	COORDINATION ISSUE
4	PLANNING PROPOSAL ISSUE
5	WORK IN PROGRESS
6	COORDINATION ISSUE

DATE
24.01.21
18/02/22
04/03/22
11/03/22
13/10/22
18/10/22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0300

SECTION A

SCALE

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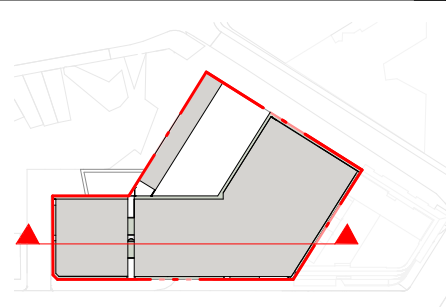
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Woolworths Group

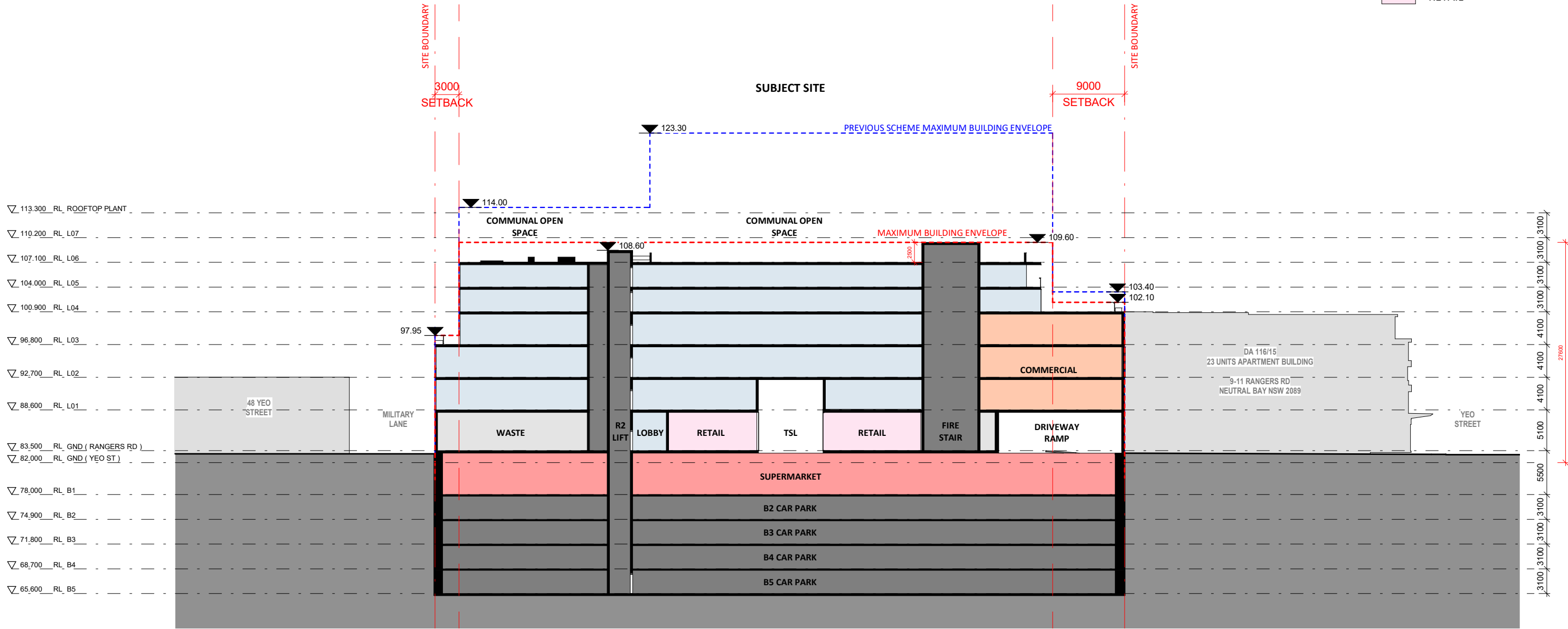
1 Woolworths Way, Bella Vista, NSW, 2153

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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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Takada
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- KEY
- RESIDENTIAL
 - COMMERCIAL
 - SUPERMARKET
 - RETAIL



Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WIP For Information
2	AMENDED COORDINATION ISSUE
3	COORDINATION ISSUE
4	COORDINATION ISSUE
5	PLANNING PROPOSAL ISSUE
6	WORK IN PROGRESS
7	COORDINATION ISSUE

DATE
24.01.21
11.02.22
18/02/22
04/03/22
11/03/22
13/10/22
18/10/22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0301

DRAWING TITLE

SECTION B

SCALE

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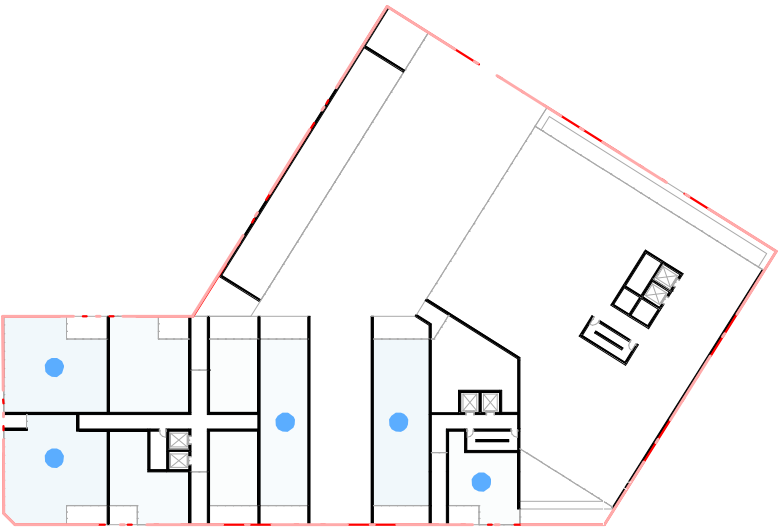
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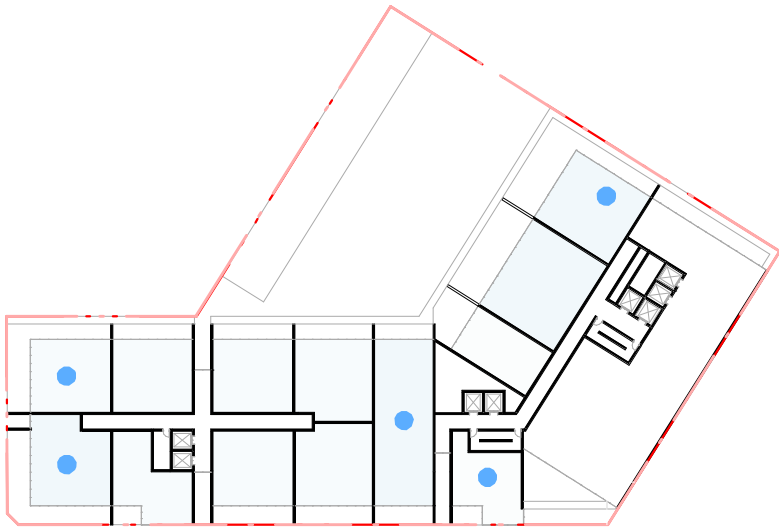
Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

SUITE 41 & 42, LEVEL 4
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SURRY HILLS, NSW 2010
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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

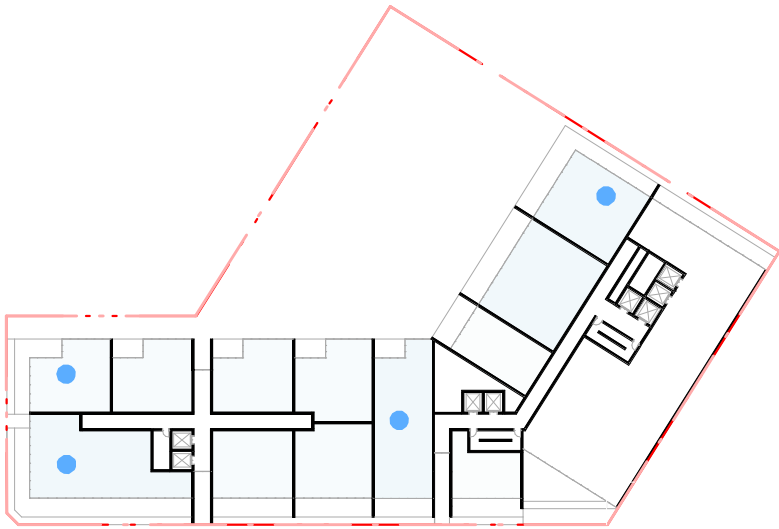
Koichi
Takada
Architects



CROSS VENTILATION - LEVEL 01 (5/9)



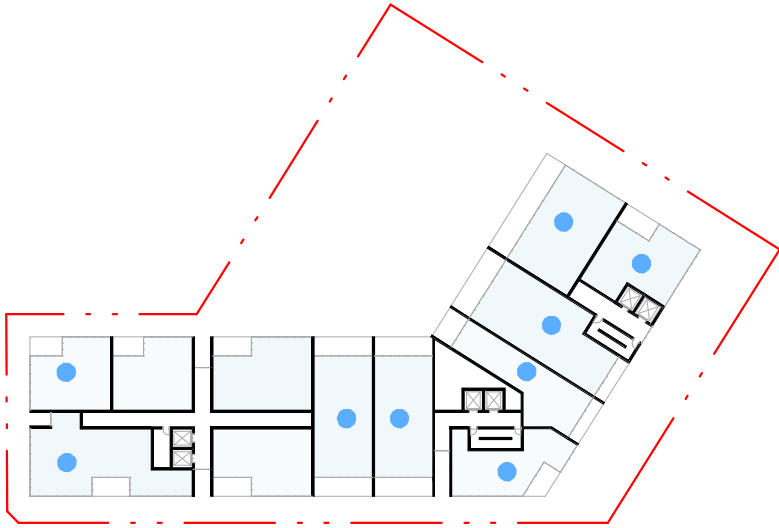
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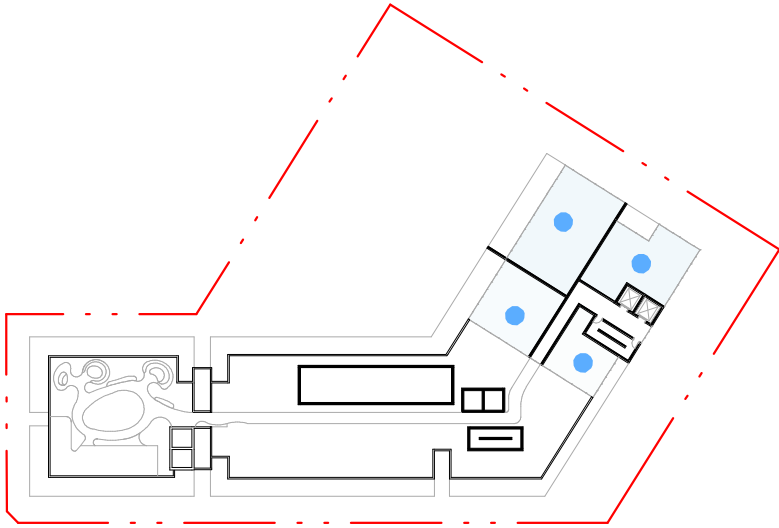
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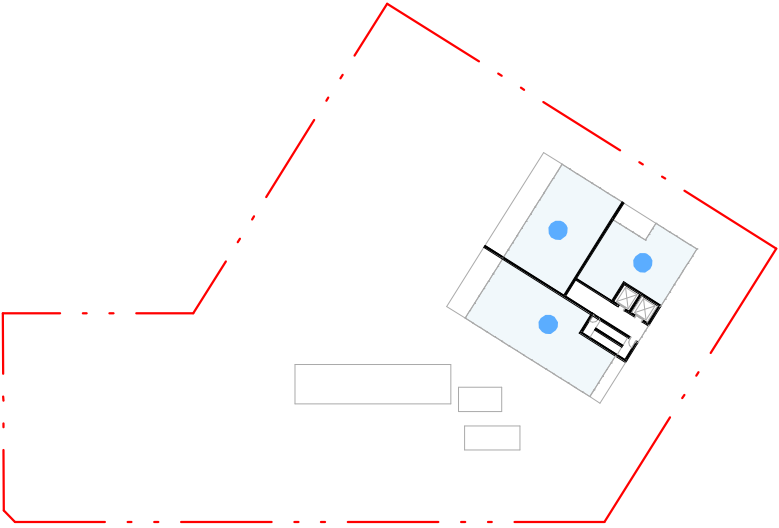
CROSS VENTILATION - LEVEL 04 (9/12)



CROSS VENTILATION - LEVEL 05 (9/12)



CROSS VENTILATION - LEVEL 06 (4/4)



CROSS VENTILATION - LEVEL 07 (3/3)

CROSS VENTILATION MATRIX

	JPS/FAB	TOTAL UNITS	%
LEVEL 01	5	9	56 %
LEVEL 02	5	13	38 %
LEVEL 03	4	12	33 %
LEVEL 04	9	12	75 %
LEVEL 05	9	12	75 %
LEVEL 06	4	4	100 %
LEVEL 07	3	3	100 %
TOTAL	39	65	60 %

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WORK IN PROGRESS
2	COORDINATION ISSUE
3	AMENDED COORDINATION ISSUE
4	COORDINATION ISSUE
5	COORDINATION ISSUE
6	PLANNING PROPOSAL ISSUE
7	COORDINATION ISSUE

DATE
04/02/22
07/02/22
11/02/22
18/02/22
04/03/22
11/03/22
18/10/22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0410

DRAWING TITLE

CROSS VENTILATION DIAGRAMS

SCALE

A3 @ 1 : 1000

0 25 m

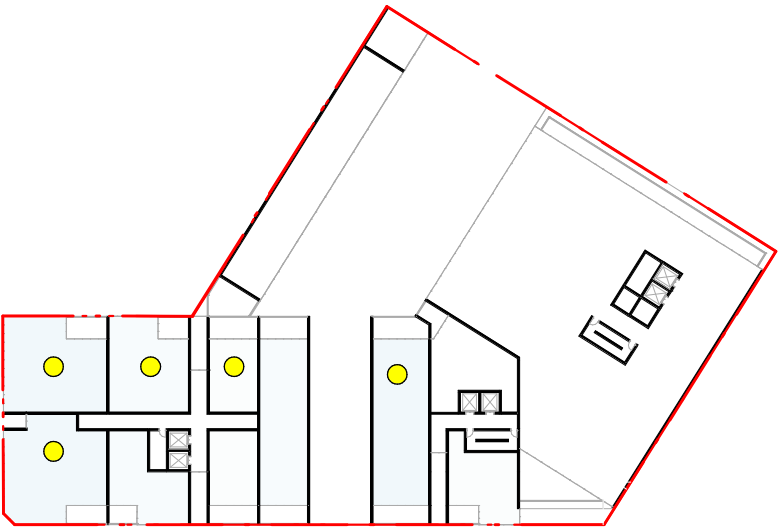


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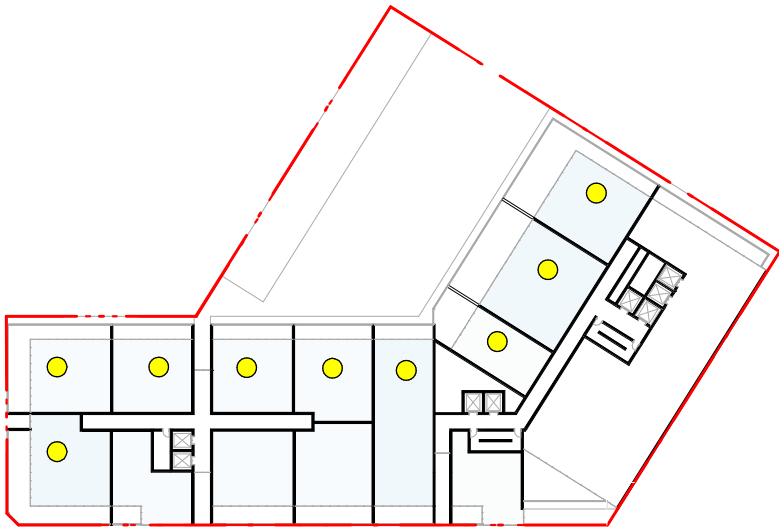
Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

SUITE 41 & 42, LEVEL 4
61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
T 02 9698 8510
ABN 63 131 365 896
NOMINATED ARCHITECT:
KOICHI TAKADA
NSW ARCHITECTS 6901
VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

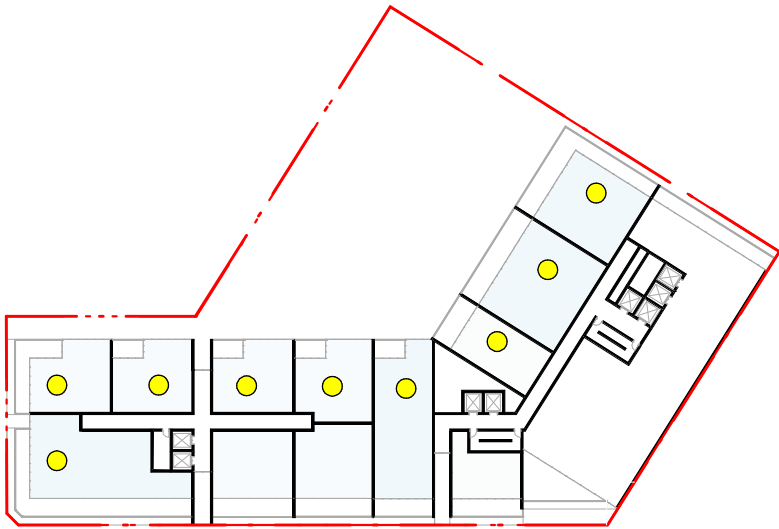
Koichi
Takada
Architects



SOLAR ACCESS - LEVEL 01 (5/9)



SOLAR ACCESS - LEVEL 02 (9/13)



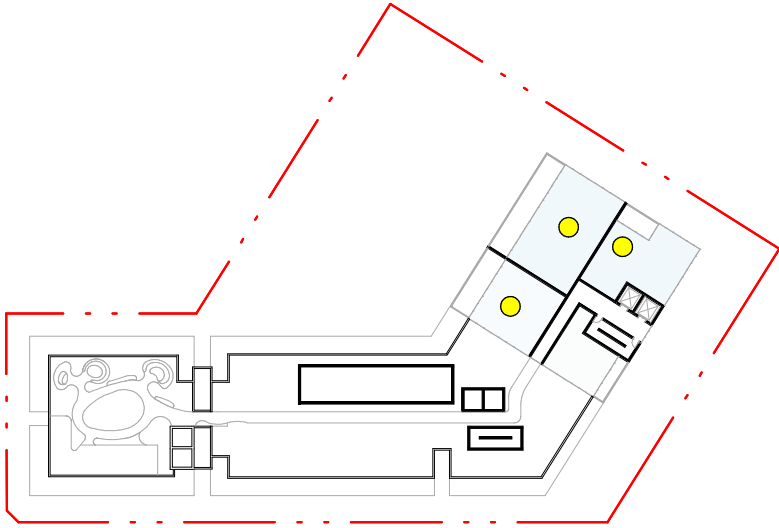
SOLAR ACCESS - LEVEL 03 (9/12)



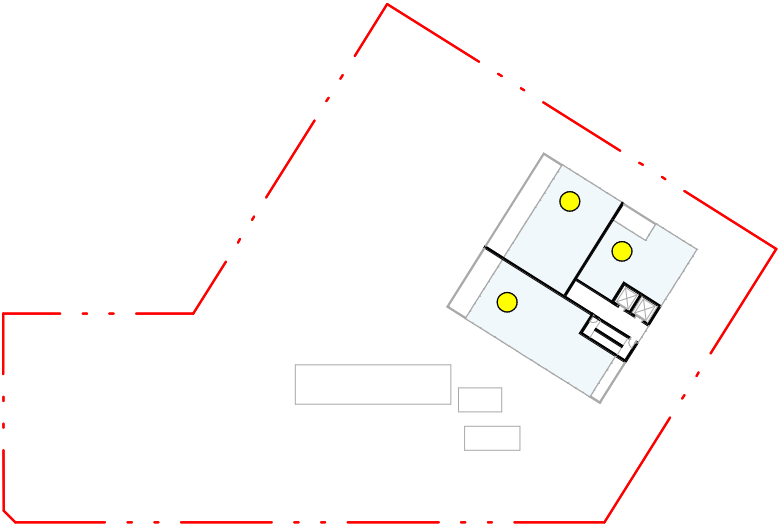
SOLAR ACCESS - LEVEL 04 (10/12)



SOLAR ACCESS - LEVEL 05 (10/12)



SOLAR ACCESS - LEVEL 06 (3/3)



SOLAR ACCESS - LEVEL 07 (3/3)

SOLAR MATRIX

	JPS/FAB	TOTAL UNITS	%
LEVEL 01	5	9	56 %
LEVEL 02	9	13	69 %
LEVEL 03	9	12	75 %
LEVEL 04	10	12	83 %
LEVEL 05	10	12	83 %
LEVEL 06	3	4	75 %
LEVEL 07	3	3	100 %
TOTAL	49	65	75 %

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WORK IN PROGRESS
2	COORDINATION ISSUE
3	AMENDED COORDINATION ISSUE
4	COORDINATION ISSUE
5	COORDINATION ISSUE
6	PLANNING PROPOSAL ISSUE
7	COORDINATION ISSUE

DATE
04/02/22
07/02/22
11/02/22
18/02/22
04/03/22
11/03/22
18/03/22

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A0415

DRAWING TITLE

SOLAR ACCESS DIAGRAMS

SCALE

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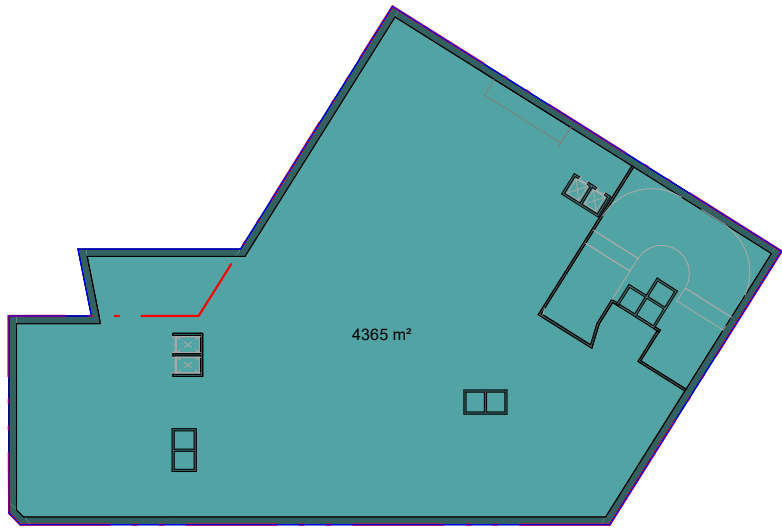


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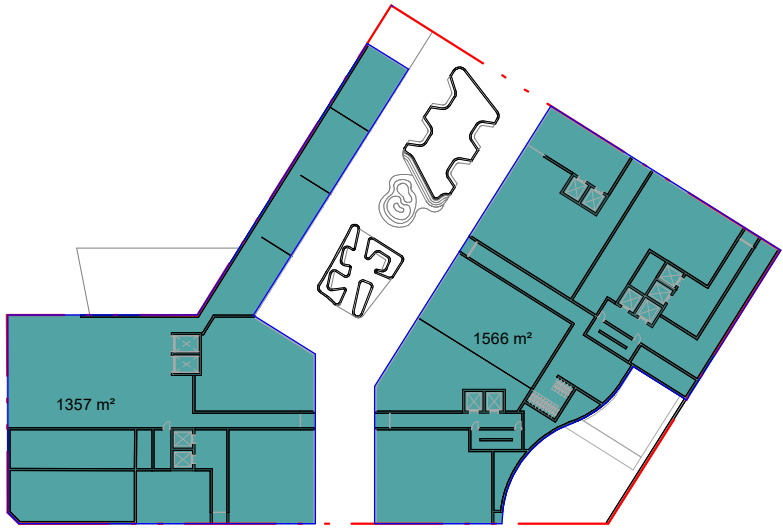
Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

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61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
T 02 9698 8510
ABN 63 131 365 896
NOMINATED ARCHITECT:
KOICHI TAKADA
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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

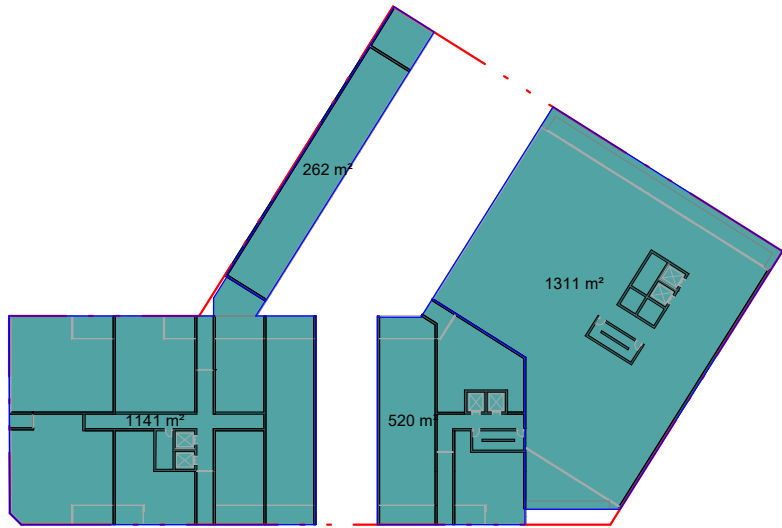
Koichi
Takada
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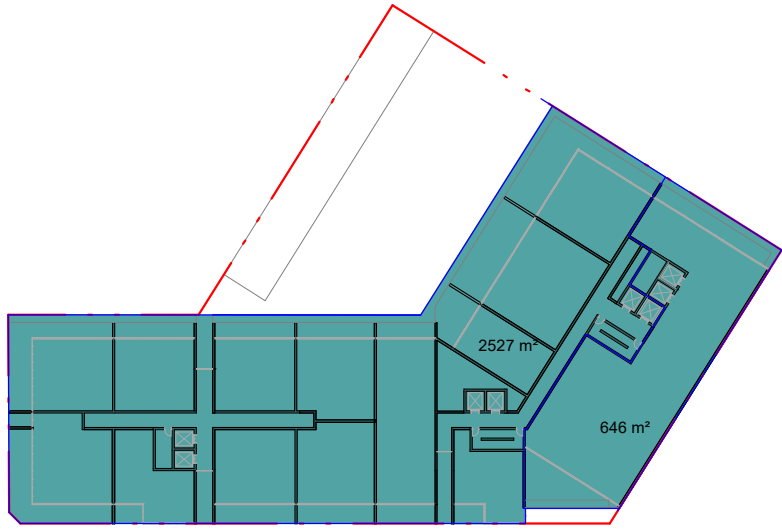
GBA - BASEMENT 01



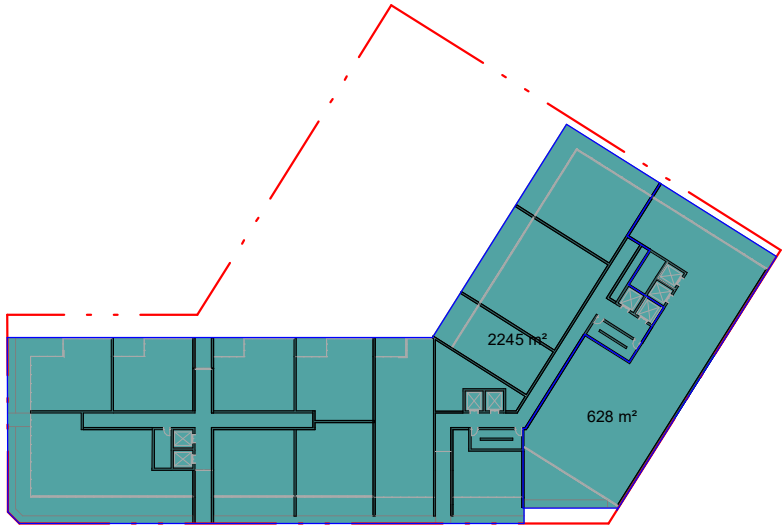
GBA - GROUND LEVEL



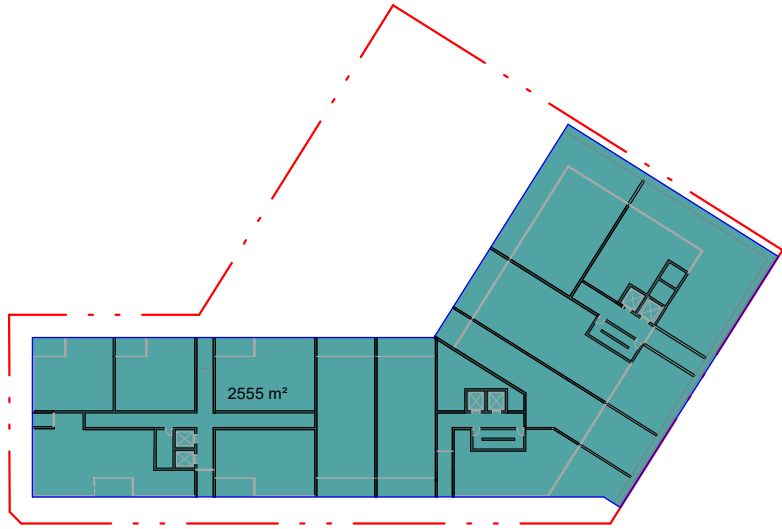
GBA - LEVEL 01



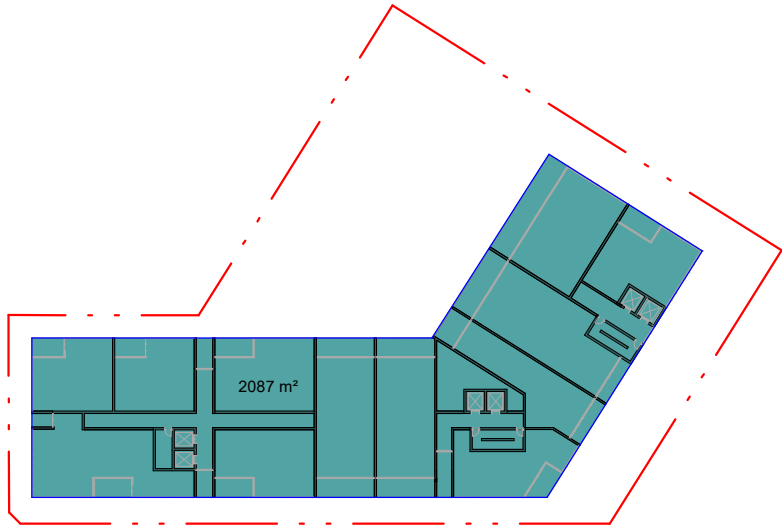
GBA - LEVEL 02



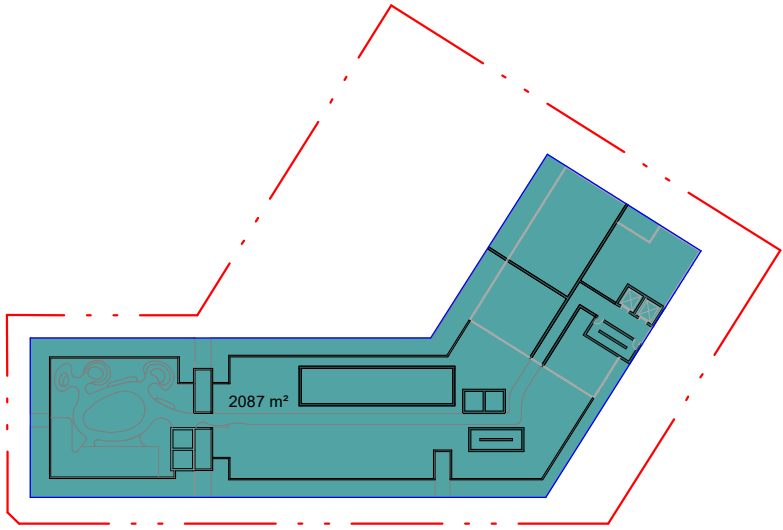
LEVEL 03 - GBA



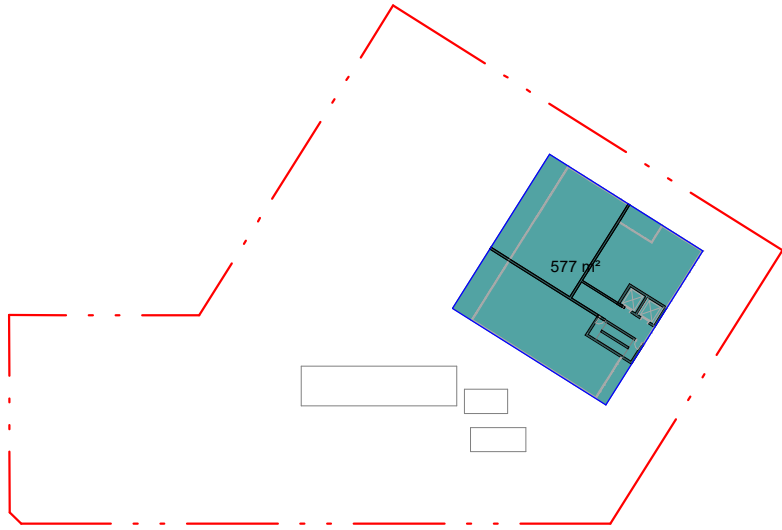
LEVEL 04 - GBA



L05 - GBA



L06 - GBA



L07 - GBA

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WIP For Information	24/01/21
2	COORDINATION ISSUE	07/02/22
3	AMENDED COORDINATION ISSUE	11/02/22
4	COORDINATION ISSUE	18/02/22
5	COORDINATION ISSUE	04/03/22
6	PLANNING PROPOSAL ISSUE	11/03/22
7	WORK IN PROGRESS	02/09/22
8	COORDINATION ISSUE	18/10/22

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PLANNING PROPOSAL

DRAWING NUMBER

A0450

DRAWING TITLE

AREA PLANS - GBA

SCALE

A3 @ 1 : 1000

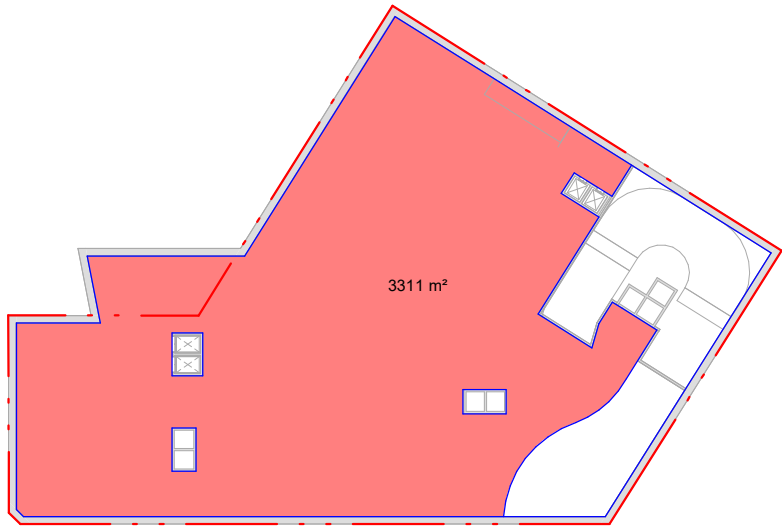


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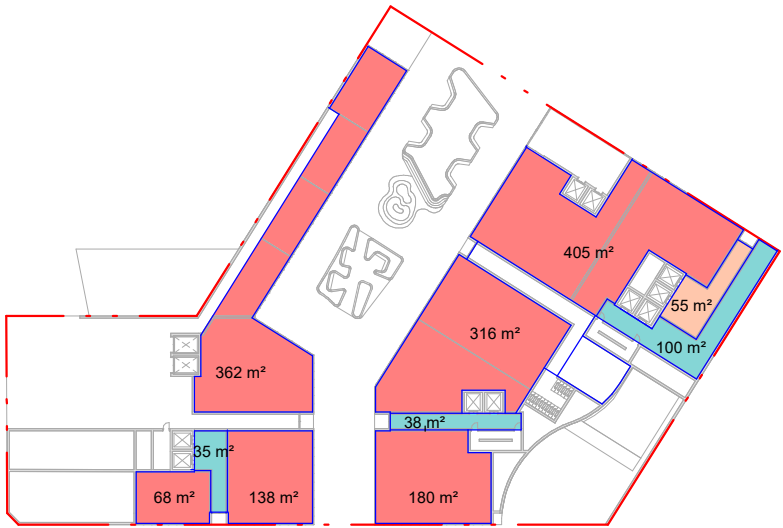
Woolworths Group
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61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
T 02 9698 8510
ABN 63 131 365 896
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NSW ARCHITECTS 6901
VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

Koichi
Takada
Architects



GFA - BASEMENT 01



GFA - GROUND FLOOR



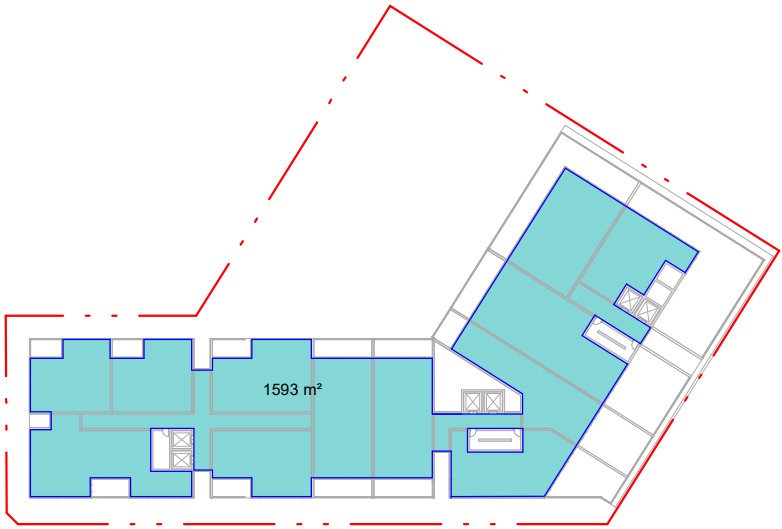
GFA - LEVEL 01



GFA - LEVEL 02



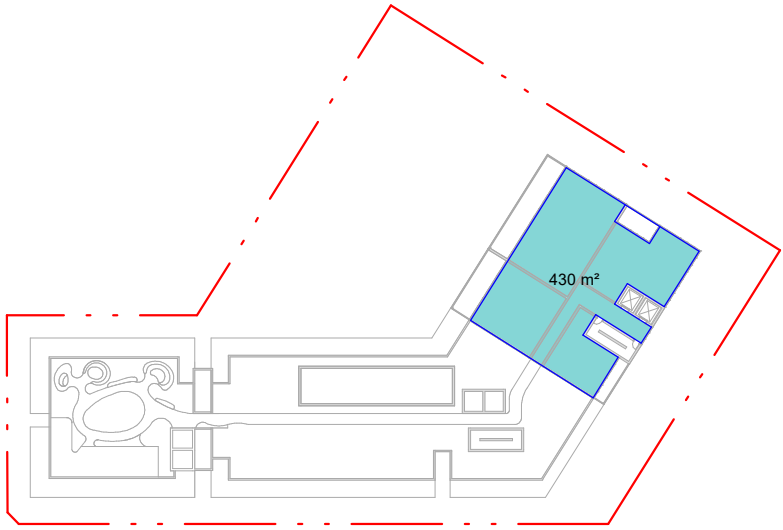
GFA - LEVEL 03



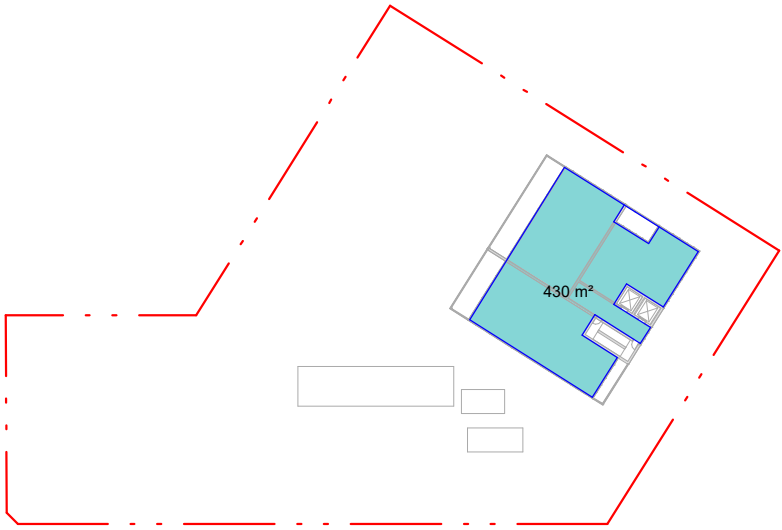
GFA - LEVEL 04



GFA - LEVEL 05



GFA - LEVEL 06



GFA - LEVEL 07

Rangers Road
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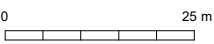
NO.	REVISION	DATE
1	W/P For Information	24.01.21
2	COORDINATION ISSUE	07.02.22
3	AMENDED COORDINATION ISSUE	11.02.22
4	REVISED AREA PLANS	16.02.22
5	COORDINATION ISSUE	19/02/22
6	COORDINATION ISSUE	04/03/22
7	PLANNING PROPOSAL ISSUE	11/03/22
8	WORK IN PROGRESS	02/09/22
9	COORDINATION ISSUE	18/10/22

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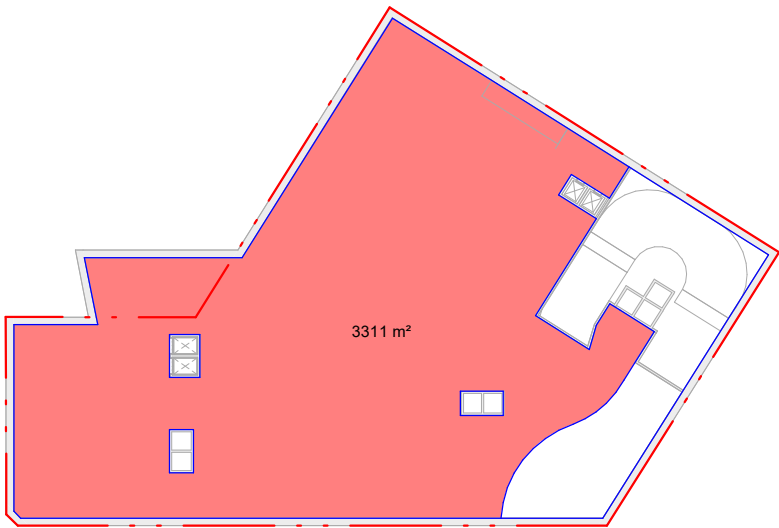
DRAWING NUMBER
A0455
DRAWING TITLE
AREA PLANS - GFA
SCALE
A3 @ 1 : 1000



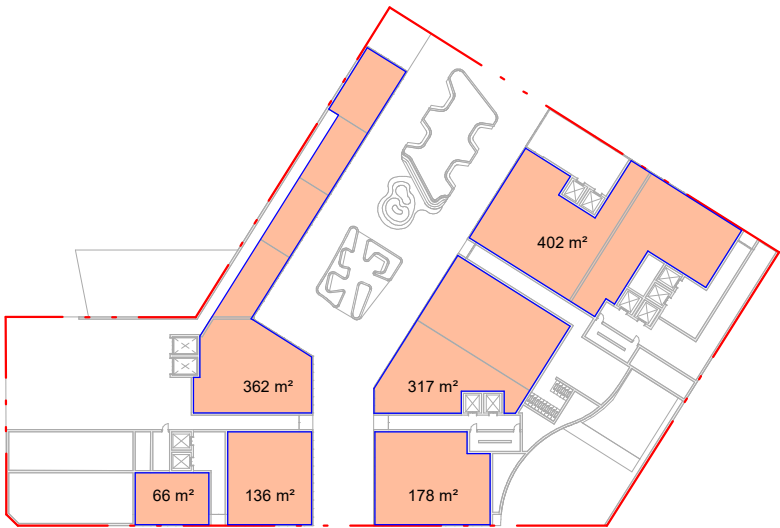
CLIENT
Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

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61 MARLBOROUGH ST.
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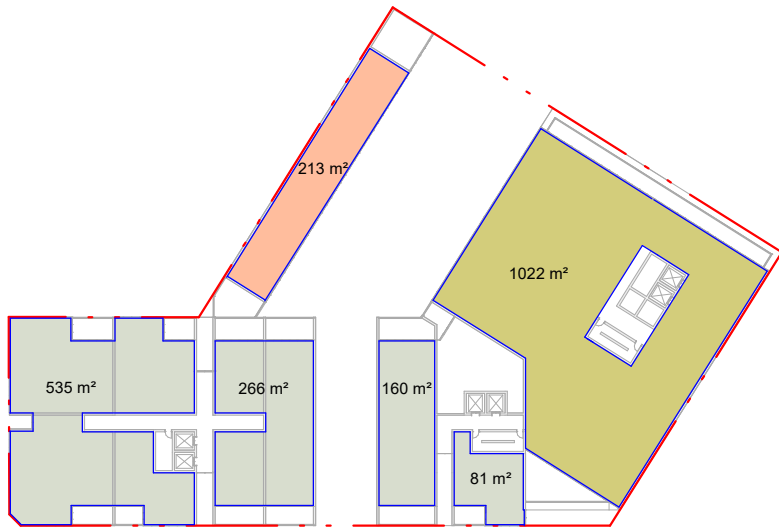
Koichi
Takada
Architects



NSA - BASEMENT 01



NSA - GROUND FLOOR



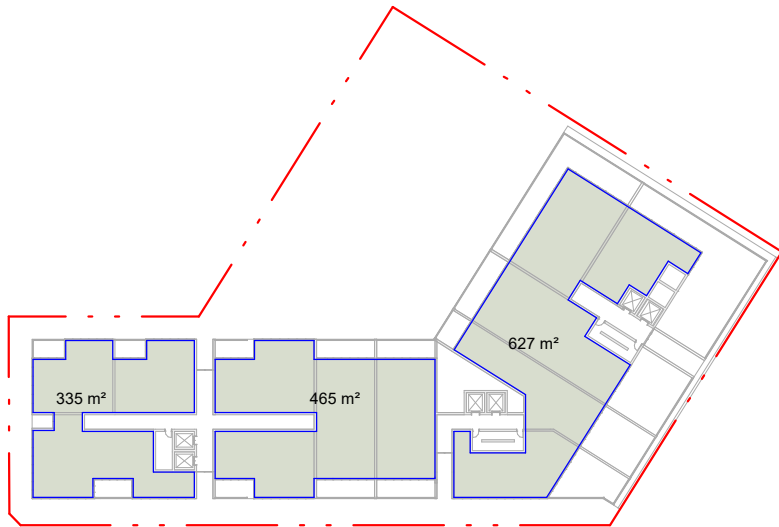
NSA - LEVEL 01



NSA - LEVEL 02



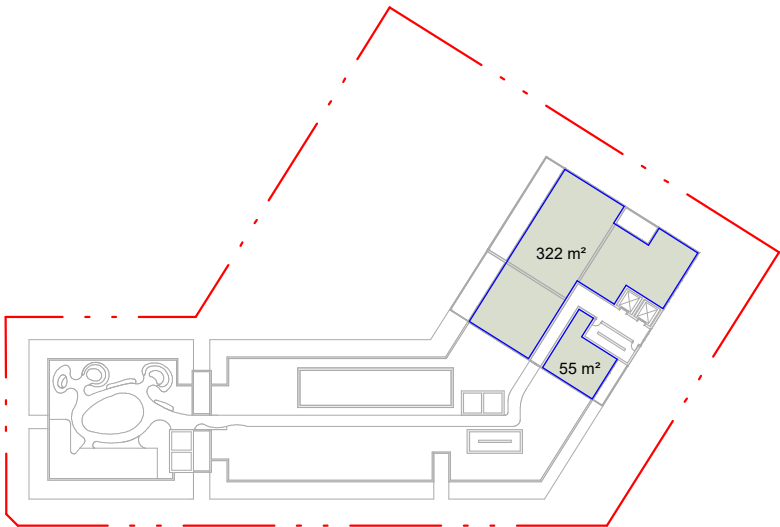
NSA - LEVEL 03



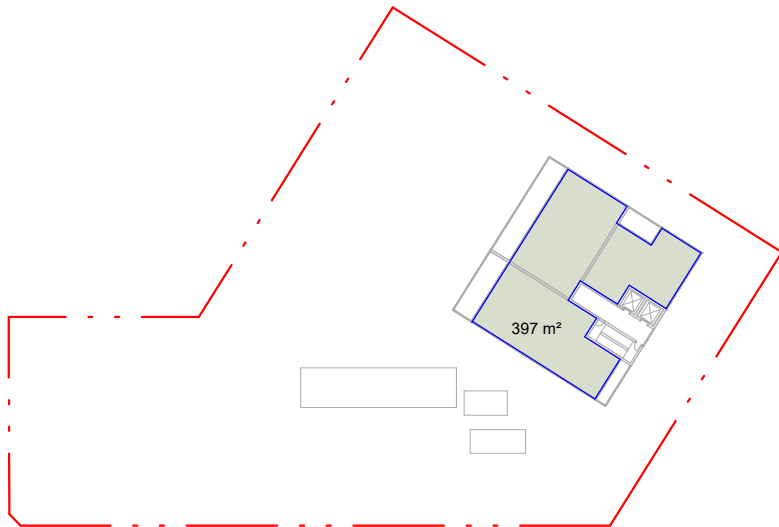
NSA - LEVEL 04



NSA - LEVEL 05



NSA - LEVEL 06



NSA - LEVEL 07

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION	DATE
1	WIP For Information	24/01/21
2	COORDINATION ISSUE	07/02/22
3	AMENDED COORDINATION ISSUE	11/02/22
4	COORDINATION ISSUE	18/02/22
5	COORDINATION ISSUE	04/03/22
6	PLANNING PROPOSAL ISSUE	11/03/22
7	WORK IN PROGRESS	02/09/22
8	COORDINATION ISSUE	18/10/22

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PLANNING PROPOSAL

DRAWING NUMBER

A0460

DRAWING TITLE

AREA PLANS - NSA

SCALE

A3 @ 1 : 1000

0 25 m



CLIENT

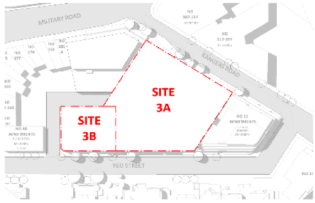
Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

SUITE 41 & 42, LEVEL 4
61 MARLBOROUGH ST.
SURRY HILLS, NSW 2010
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VIC ARCHITECTS 16179
QLD ARCHITECTS 5590
KOICHI TAKADA.COM

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Takada
Architects

AREA CALCULATIONS

FSR REQUIREMENTS	SITE LEGEND
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GBA	GFA
1. Grundlagen der Betriebswirtschaftlichen Analyse (GBA) 1.1. Definition und Ziele der GBA Die GBA ist eine systematische Untersuchung der betrieblichen Leistungsfähigkeit und -effizienz. Sie zielt darauf ab, die Ursachen für Leistungsabweichungen zu identifizieren und Maßnahmen zur Verbesserung zu ergreifen. 1.2. Struktur der GBA Die GBA gliedert sich in drei Hauptbereiche: 1.2.1. Produktionskostenanalyse 1.2.2. Vertriebskostenanalyse 1.2.3. Finanzkostenanalyse 1.3. Methoden der GBA Die GBA umfasst verschiedene Methoden zur Datenerhebung und -auswertung: 1.3.1. Statistische Methoden 1.3.2. Diagrammatische Methoden 1.3.3. Tabellarische Methoden 1.4. Anwendungsbereiche der GBA Die GBA findet in verschiedenen Bereichen des Unternehmens Anwendung: 1.4.1. Produktion 1.4.2. Vertrieb 1.4.3. Finanzen	2. Grundlagen der Betriebswirtschaftlichen Analyse (GFA) 2.1. Definition und Ziele der GFA Die GFA ist eine systematische Untersuchung der betrieblichen Leistungsfähigkeit und -effizienz. Sie zielt darauf ab, die Ursachen für Leistungsabweichungen zu identifizieren und Maßnahmen zur Verbesserung zu ergreifen. 2.2. Struktur der GFA Die GFA gliedert sich in drei Hauptbereiche: 2.2.1. Produktionskostenanalyse 2.2.2. Vertriebskostenanalyse 2.2.3. Finanzkostenanalyse 2.3. Methoden der GFA Die GFA umfasst verschiedene Methoden zur Datenerhebung und -auswertung: 2.3.1. Statistische Methoden 2.3.2. Diagrammatische Methoden 2.3.3. Tabellarische Methoden 2.4. Anwendungsbereiche der GFA Die GFA findet in verschiedenen Bereichen des Unternehmens Anwendung: 2.4.1. Produktion 2.4.2. Vertrieb 2.4.3. Finanzen

GFA

NSA

APARTMENT MATRIX

APARTMENT MATRIX (JPS/FAB)

	1BED	2BED	3BED	TOTAL
GROUND				
LEVEL 01	3	3	3	9
LEVEL 02	2	7	4	13
LEVEL 03	2	6	4	12
LEVEL 04	0	4	8	12
LEVEL 05	0	5	7	12
LEVEL 06	1	1	2	4
LEVEL 07	0	0	3	3
TOTALS	8	26	31	65
	12%	40%	48%	APTS

CROSS VENTILATION MATRIX			
	JPS/ FAB	TOTAL UNITS	%
LEVEL 01	5	9	56%
LEVEL 02	5	13	38%
LEVEL 03	4	12	33%
LEVEL 04	9	12	75%
LEVEL 05	9	12	75%
LEVEL 06	4	4	100%
LEVEL 07	3	3	100%
TOTALS	39	65	60%

SOLAR MATRIX			
	JPS/ FAB	TOTAL UNITS	%
LEVEL 01	5	9	56%
LEVEL 02	9	13	69%
LEVEL 03	9	12	75%
LEVEL 04	10	12	83%
LEVEL 05	10	12	83%
LEVEL 06	3	4	75%
LEVEL 07	3	3	100%
TOTALS	49	65	75%

DCP CAR PARKING - RESIDENTIAL

BEDS	NO.	RATE	(Figure)	BAYS REQ'D
1 BED	8	0.5	4.00	4
2 BED	26	1	26.00	26
3 BED	31	1	31.00	31
Visitor	65	0	0.00	0

TOTAL	61
--------------	-----------

DCP MOTORCYCLE PARKING - RESIDENTIAL

ITEM	NO.	RATE	(Figure)	BAYS REQ'D
car bays	61	0.1	6.1	7

TOTAL	7
-------	---

DCP CAR PARKING - RETAIL & COMMERCIAL

Use	Area	Rate	(Figure)	BAYS REQ'D
Retail	1682	1 per 60m2	28.03	29
Supermarket	3311	4 per 100m2	132.44	133
Commercial	2091	1 per 60m2	34.85	35
Community	0	1 per 60m2	0.00	0

TOTAL	197
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TOTAL	258
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FSR CALCULATIONS

NON-RESIDENTIAL GFA

AREA	7084
FSR TARGET	7690.8
DIFFERENCE	-607
ACTUAL	1 to 1.68

RESIDENTIAL GFA

AREA	8643
FSR TARGET	N/A
DIFFERENCE	N/A
ACTUAL	1 to 2.05

TOTAL

AREA	15727
FSR TARGET	N/A
DIFFERENCE	N/A
ACTUAL	1 to 3.74

Rangers Road
1-11 Rangers Road, Neutral Bay

NO.	REVISION
1	WORK IN PROGRESS
2	COORDINATION ISSUE

DATE
02/09/22
18/10/22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER:

A0470

DRAWING TITLE

AREA AND APT MATRIX SPREADSHEET

SCALE

A3 @ 1 : 100

0 25



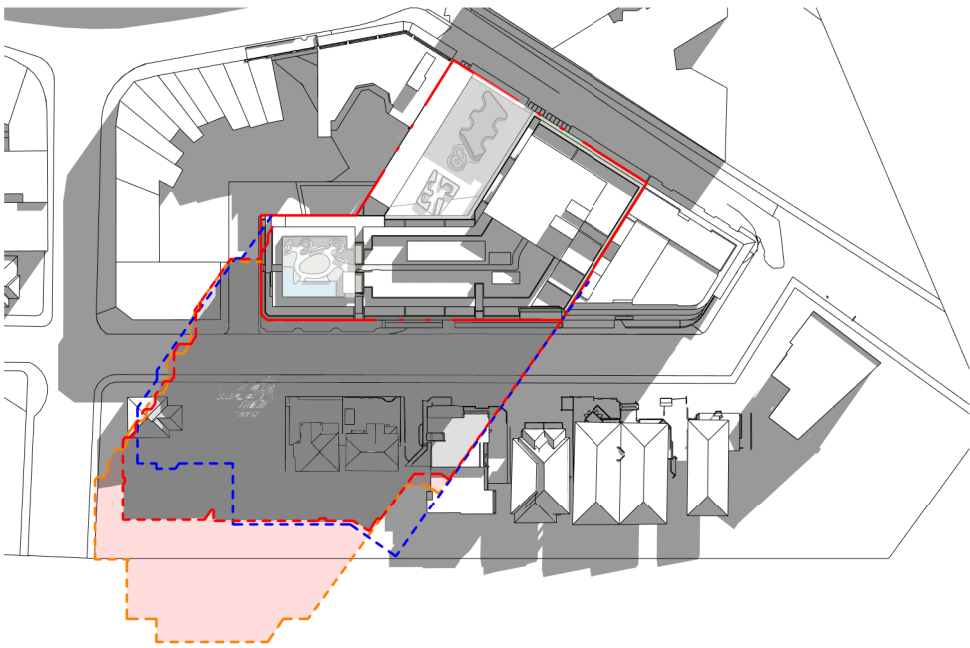
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Woolworths Group

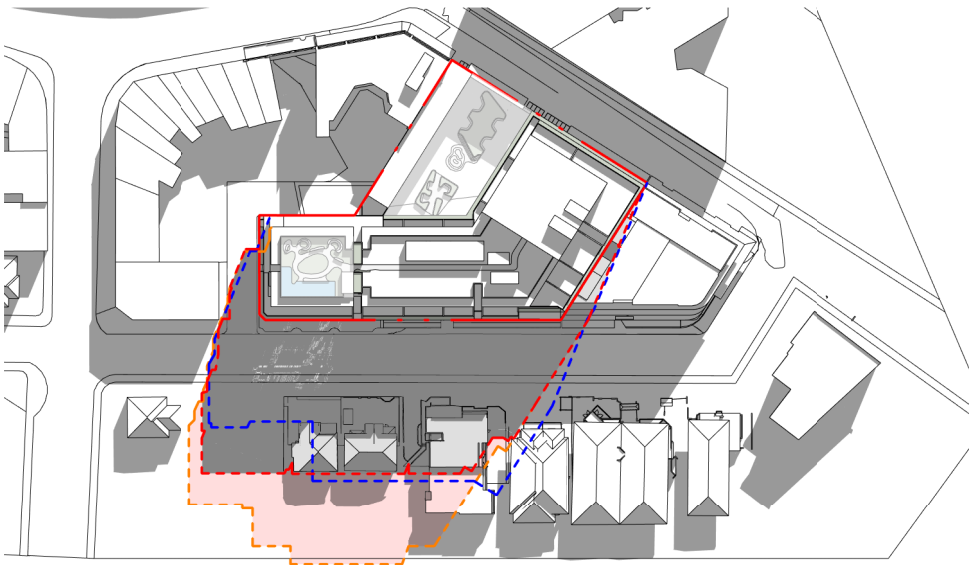
1 Woolworths Way, Bella Vista, NSW, 2153

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61 MARLBOROUGH ST
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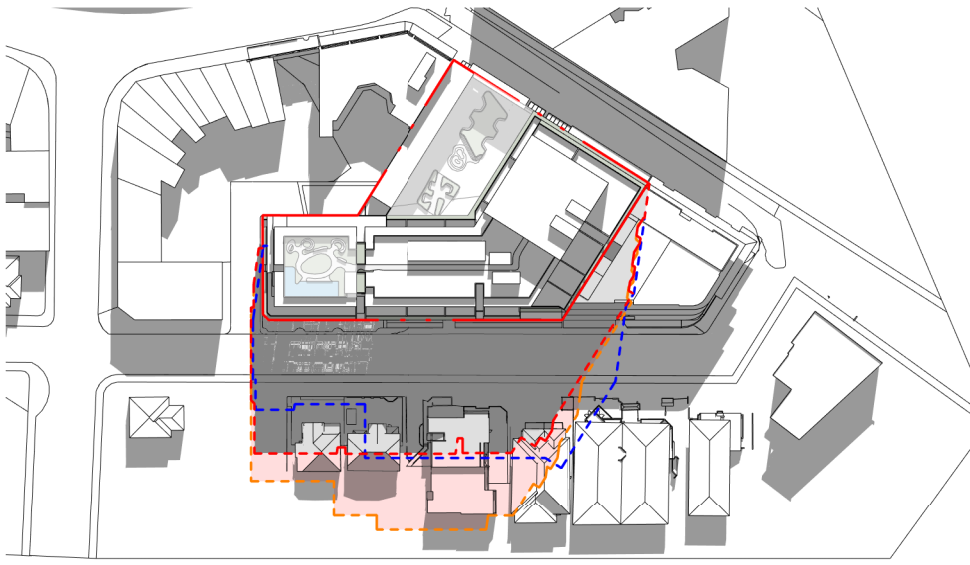
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Takada
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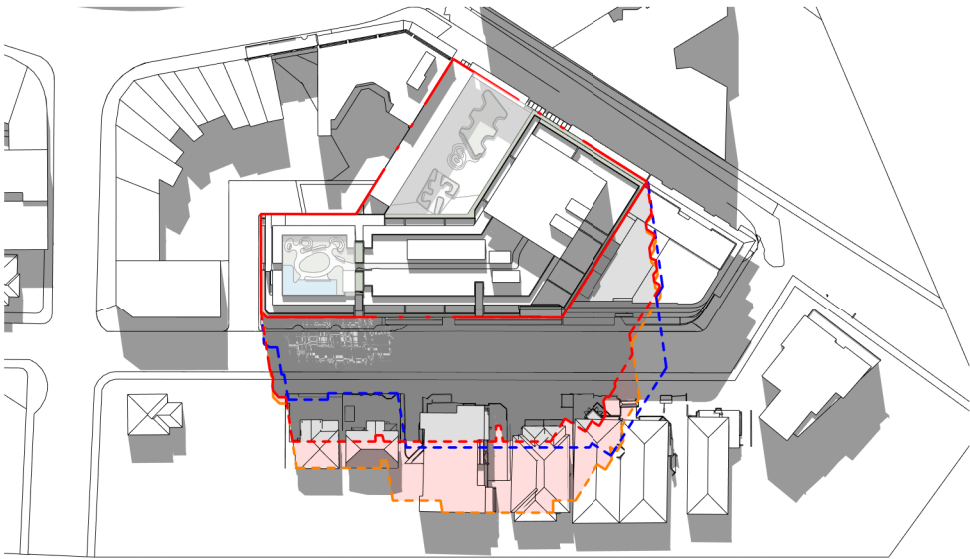
June21_0900_PROPOSAL COMPARISON



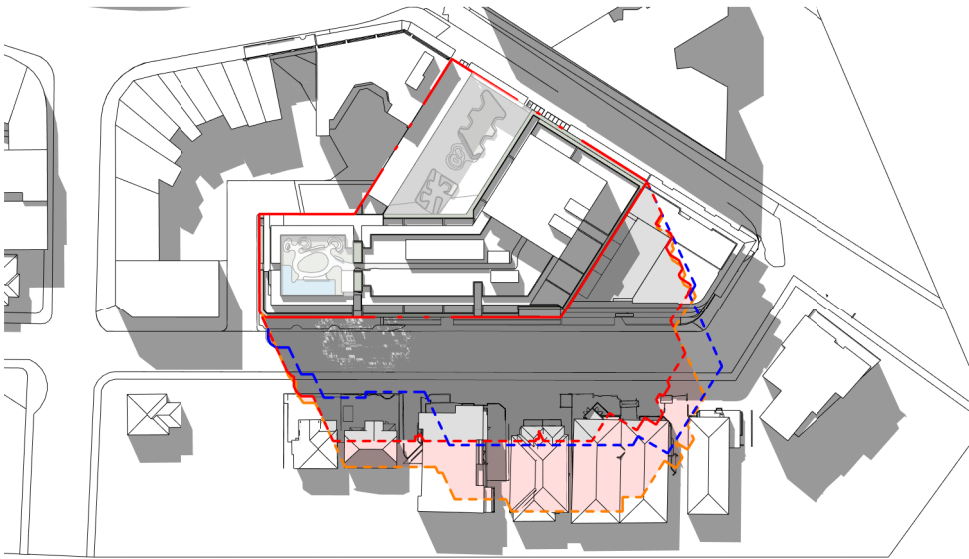
June21_1000_PROPOSAL COMPARISON



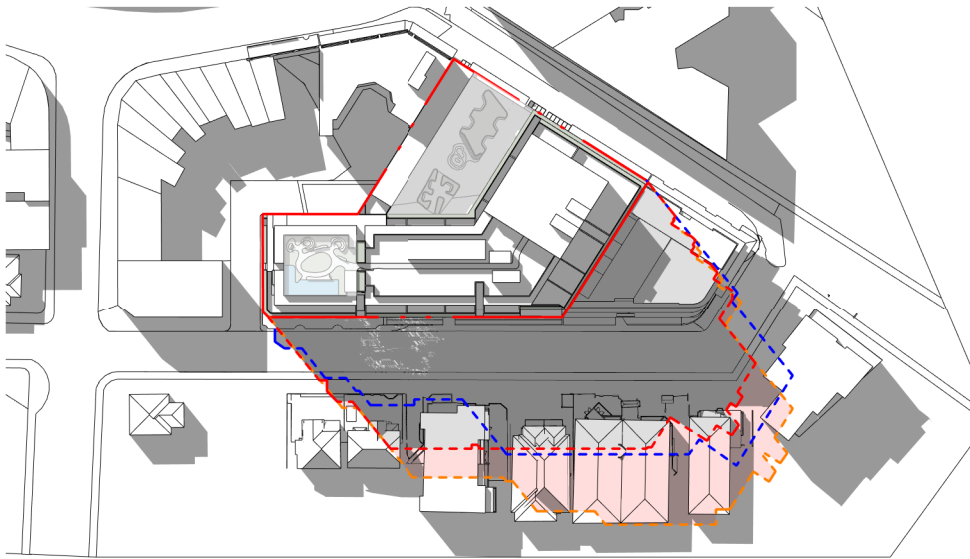
June21_1100_PROPOSAL COMPARISON



June21_1200_PROPOSAL COMPARISON



June21_1300_PROPOSAL COMPARISON



June21_1400_PROPOSAL COMPARISON

NOTE:
--- ORANGE DASHED LINE INDICATES
EXTENT OF PREVIOUS SCHEME
SHADOW

NOTE:
[Hatched Box] ORANGE HATCHED AREA INDICATES
REDUCTION IN SHADOW

NOTE:
--- RED DASHED LINE INDICATES EXTENT
OF PROPOSED SCHEME SHADOW

NOTE:
--- BLUE DASHED LINE INDICATES EXTENT
OF MASTER PLAN SHADOW

Rangers Road
1-11 Rangers Road, Neutral Bay

NO. REVISION
1 WORK IN PROGRESS
2 COORDINATION ISSUE

DATE
02/09/22
18/10/22

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DRAWING NUMBER
A0500
DRAWING TITLE
SHADOW DIAGRAMS - PROPOSAL
COMPARISON
A3 @ 1 : 2000

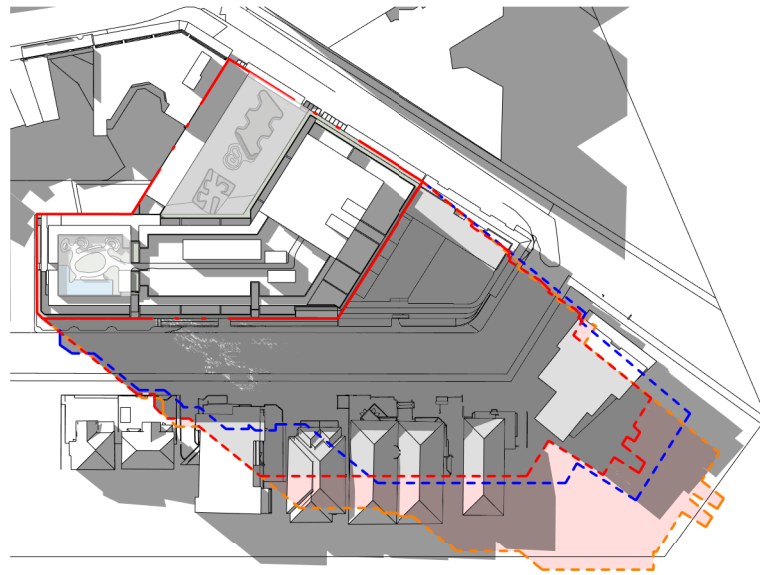
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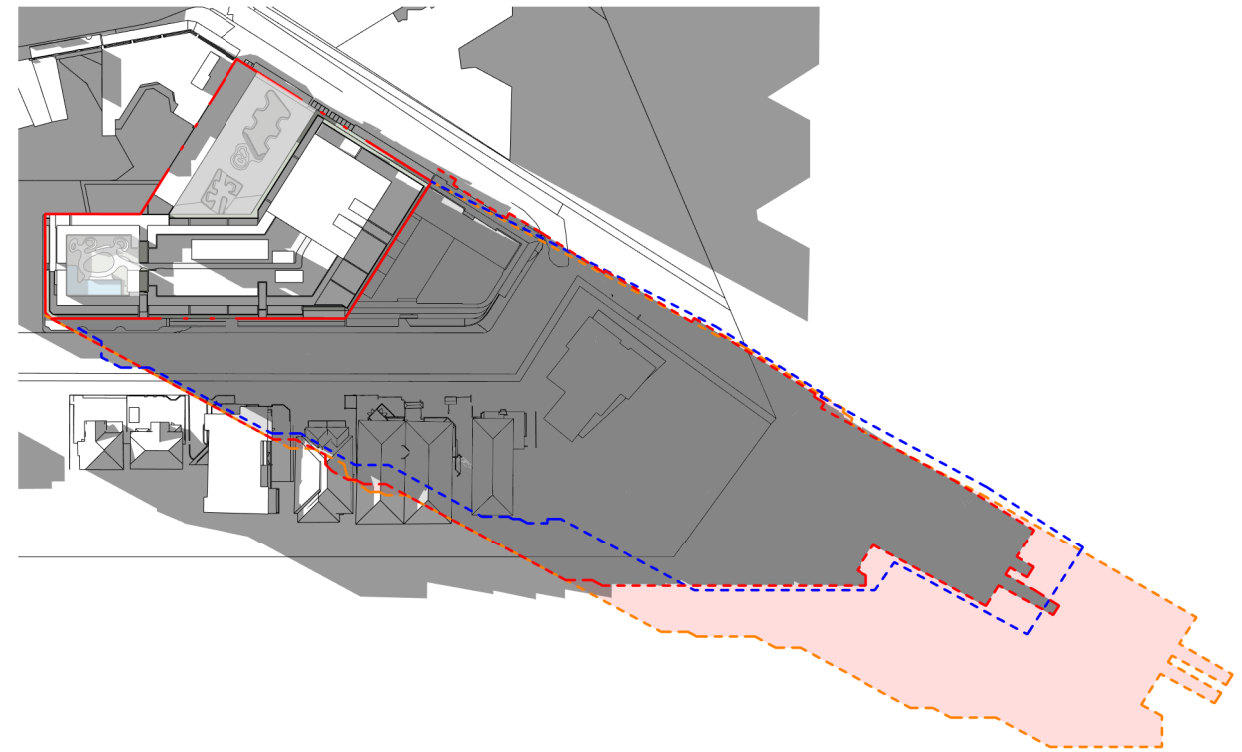
CLIENT
Woolworths Group
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QLD ARCHITECTS 5590
KOICHI TAKADA.COM

**Koichi
Takada
Architects**



June21_1500_ PROPOSAL COMPARISON



June21_1600_ PROPOSAL COMPARISON

- NOTE:**

 ORANGE DASHED LINE INDICATES
 EXTENT OF PREVIOUS SCHEME
 SHADOW
- NOTE:**

 RED DASHED LINE INDICATES EXTENT
 OF PROPOSED SCHEME SHADOW
- NOTE:**
 [Hatched Box]
 ORANGE HATCHED AREA INDICATES
 REDUCTION IN SHADOW
- NOTE:**

 BLUE DASHED LINE INDICATES EXTENT
 OF MASTER PLAN SHADOW

Rangers Road
 1-11 Rangers Road, Neutral Bay

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1	WORK IN PROGRESS
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18/10/22

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STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0501

DRAWING TITLE

SHADOW DIAGRAMS - PROPOSAL
 COMPARISON

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0 50 m

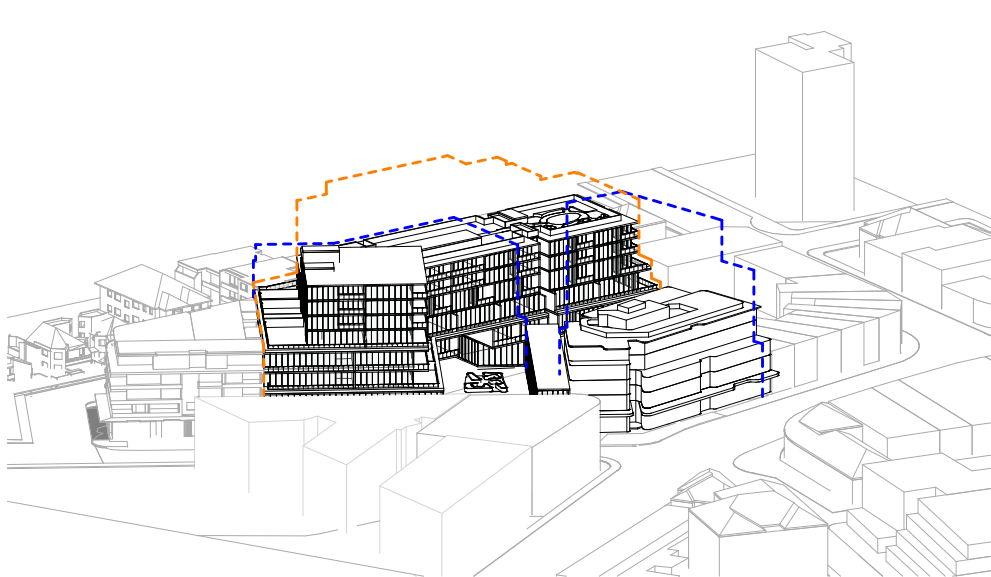


CLIENT

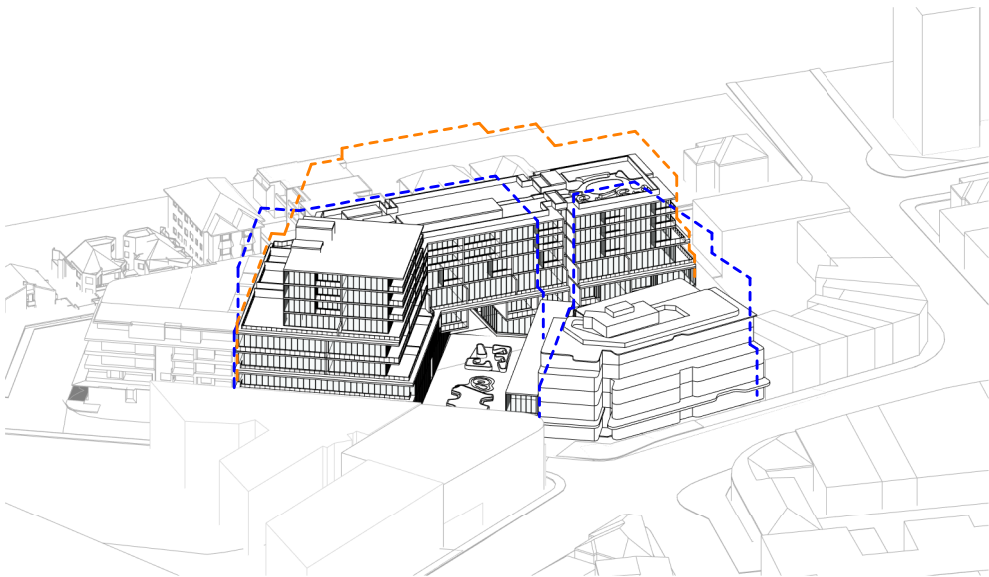
Woolworths Group
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 KOICHI TAKADA.COM

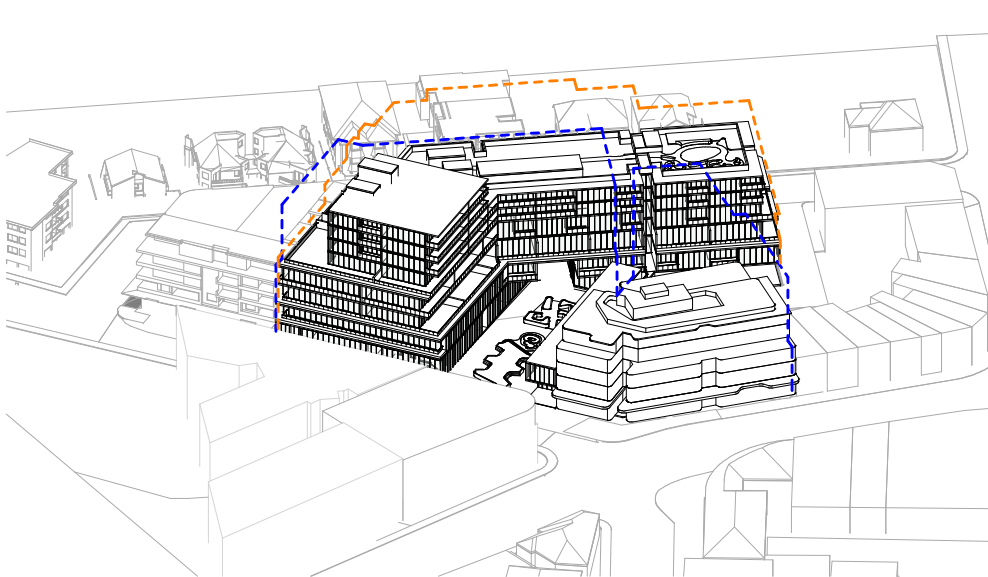
**Koichi
 Takada
 Architects**



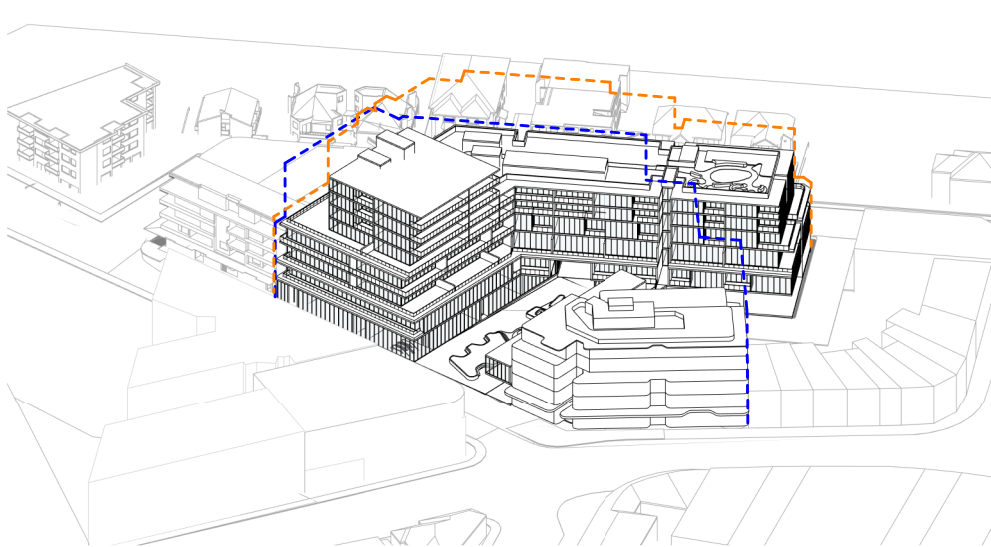
Sun_June21_0900 NEW PROPOSAL



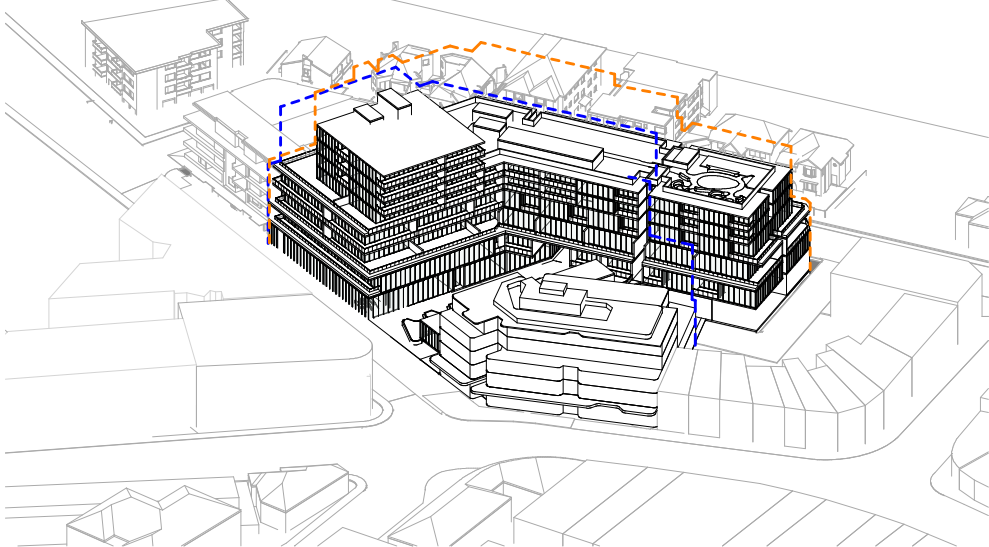
Sun_June21_1000 NEW PROPOSAL



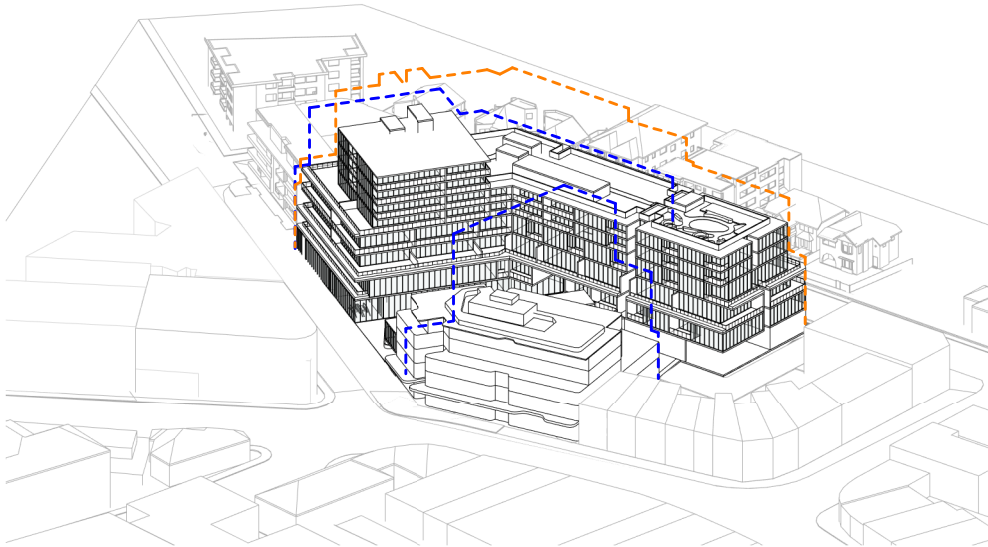
Sun_June21_1100 NEW PROPOSAL



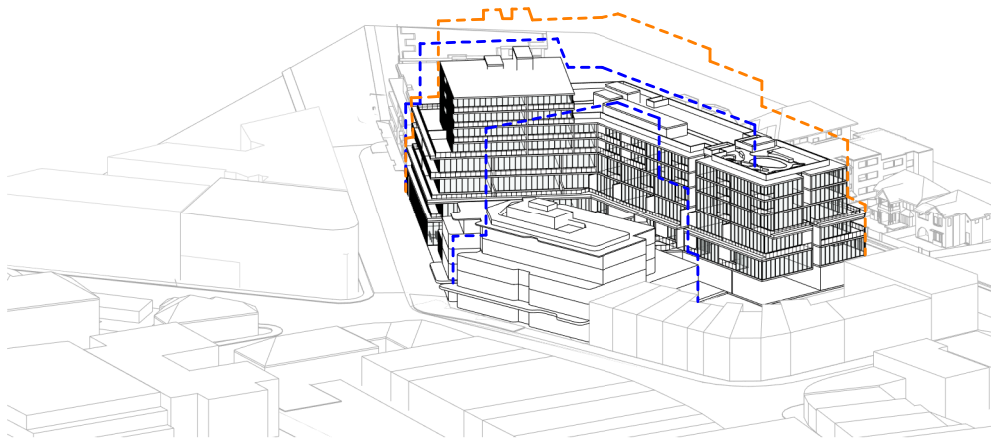
Sun_June21_1200 NEW PROPOSAL



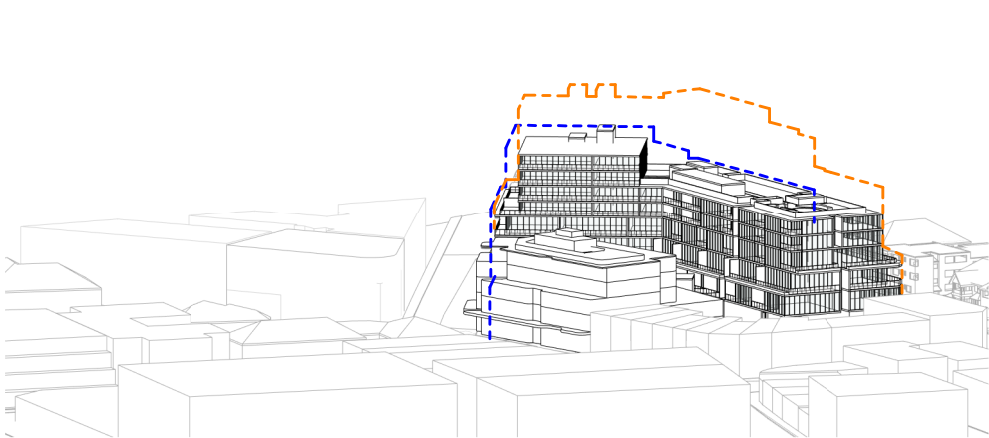
Sun_June21_1300 NEW PROPOSAL



Sun_June21_1400 NEW PROPOSAL



Sun_June21_1500 NEW PROPOSAL



Sun_June21_1600 NEW PROPOSAL

NOTE:
ORANGE DASHED LINE INDICATES
OUTLINE OF PREVIOUS SCHEME
MASSING

NOTE:
BLUE DASHED LINE INDICATES OUTLINE
OF MASTER PLAN MASSING

Rangers Road
1-11 Rangers Road, Neutral Bay

NO. REVISION
1 WORK IN PROGRESS
2 COORDINATION ISSUE

DATE
02/09/22
18/10/22

QA STAMP

THIS DOCUMENT IS NOT SUITABLE OR APPROVED FOR CONSTRUCTION AT ANY TIME

STATUS

PLANNING PROPOSAL

DRAWING NUMBER

A0510

DRAWING TITLE

SUN EYE VIEWS - NEW PROPOSAL
COMPARISON

CLIENT

Woolworths Group
1 Woolworths Way, Bella Vista, NSW, 2153

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**Koichi
Takada
Architects**