

Precinct E Area Schedule

Precinct Site Area	23,440 m ²
Warehouse E1	
Warehouse	4,000 m ²
Dock office excess	8 m ²
Office E1	442 m ²
Total Building Area	4,450 m ²
Awning Area	609 m ²
Hardstand Area	2,116 m ²
Warehouse E2	
Warehouse	2,846 m ²
Dock office excess	8 m ²
Office E2	300 m ²
Total Building Area	3,154 m ²
Awning Area	700 m ²
Hardstand Area	2,192 m ²
Total Building Area	7,604 m ²
Shared Access Road	2,029 m ²
Light duty Areas	2,094 m ²
Site Cover (exc. awning)	32.5%
Floor Space Ratio	0.32 :1
Landscape Area	6,918 m ²
Car Spaces	68

SITE LEGEND:

- FNC-1, FENCE TYPE 2/ 1.8m DIPLOMAT
BLACK P.C + SPEARTOP

FNC-2, FENCE TYPE-1/1.8m CHAINMESH
BLACK P.C WITH 3 ROWS OF BARBED WIRE

PEDESTRIAN GATE

SLIDING GATE

RW

Retaining Wall

Site Boundary

10m Building Setback

CM

Convex Mirror
- The site plan for Precinct 'E' shows two main warehouse buildings, E1 and E2, situated along Mainline Road to the north and Cosgrove Road to the south. Warehouse E1 is a large rectangular building with a dock office and multiple loading docks. Warehouse E2 is a similar building with its own dock office and loading docks. Between the warehouses is a shared access driveway and a carpark. The site is bordered by Mainline Road to the north, Cosgrove Road to the south, and a basin to the east. Various site features are marked, including fences (FNC-1, FNC-2), pedestrian gates, sliding gates, retaining walls, and landscaping areas. A 10m building setback is indicated around the perimeter of the buildings. The plan also shows a future zone of DN 900mm trunk-main installation using micro-tunnelling technology. A north arrow and a scale bar are located in the bottom right corner of the plan.
- 1 PRECINCT 'E' SITE AND FLOOR PLAN
- SB
ARCHITECTS
- ENFIELD ILC
- ENFIELD ILC
MAINLINE RD , STRATHFIELD SOUTH
- PRECINCT 'E' SITE & FLOOR PLAN
- 1:500 @A1
1:1000 @A3
04.08.20
- EILC DA 40 (11)