

NOVEMBER 2009

# ENVIRONMENTAL ASSESSMENT

WELLES THOMAS PLAZA  
CHATSWOOD, NSW 2067

Client

**Welles Thomas Pty Ltd**

Architect

PTW Architects

Level 17, 9 Castlereagh St  
Sydney NSW 2000



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Revisions

B EA Submission 18.12.09  
A Submitted for Test of Adequacy 09.11.09

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Planner	JBA Planning
Structural	Birzulis Associates
Services	George Floth Pty. Ltd
Landscape	Site Image
Acoustics	Acoustic Logic
Traffic	TTPA

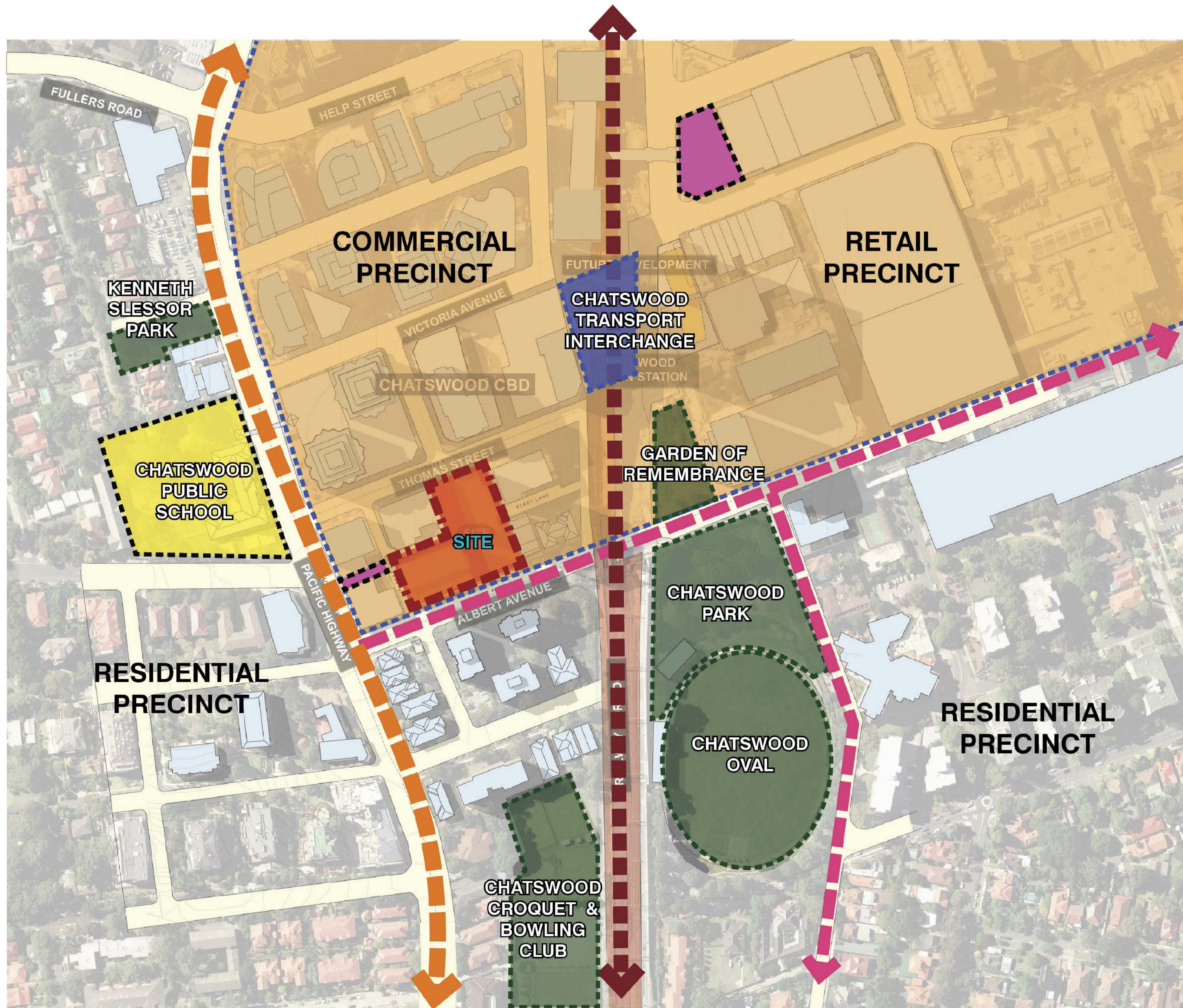
### WELLES THOMAS PLAZA

Thomas Street/ Albert Avenue  
Chatswood NSW 2067

Project No. 209039  
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COVER

A-0000 /B  
PRELIMINARY



**LEGEND**

-  COMMERCIAL/ RETAIL PRECINCT
-  PARK / OPENSOURCE
-  LOCAL HERITAGE ITEM
-  ITEM OF ENVIRONMENTAL HERITAGE
-  RAILWAY
-  ARTERIAL ROAD
-  COLLECTOR ROAD

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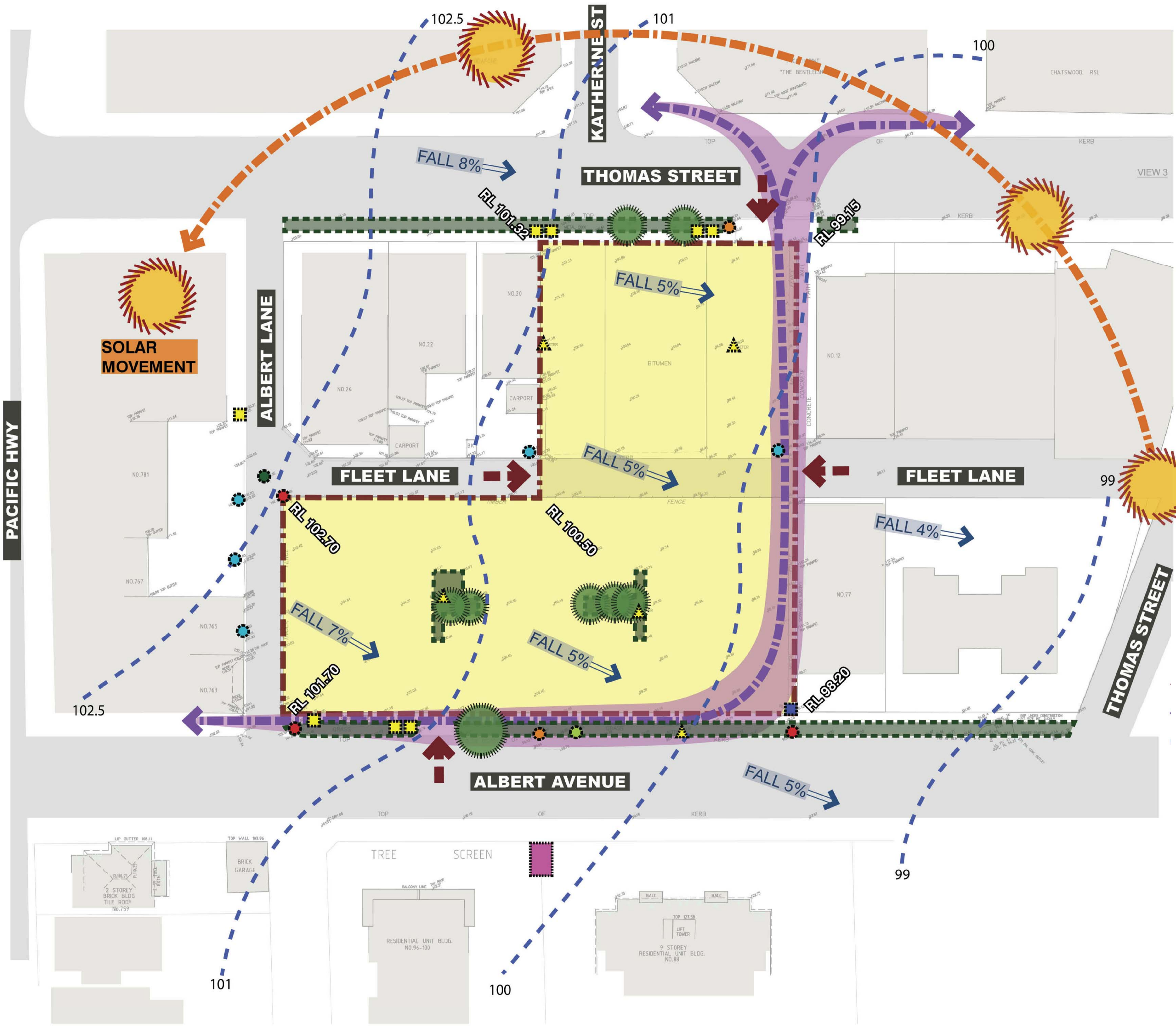
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**SOLAR MOVEMENT**

**LEGEND**

- BOUNDARY / SITE
- VEGETATION
- VEHICULAR ACCESS
- PEDESTRIAN
- CONTOURS
- EXISTING TREES
- SEWER MANHOLE
- LAMP HOLE
- GRATED PIT
- STOP VALVE
- TELECOMMUNICATIONS PIT
- POWER POLE
- LIGHT POLE
- METER

1 SITE ANALYSIS PLAN  
NTS

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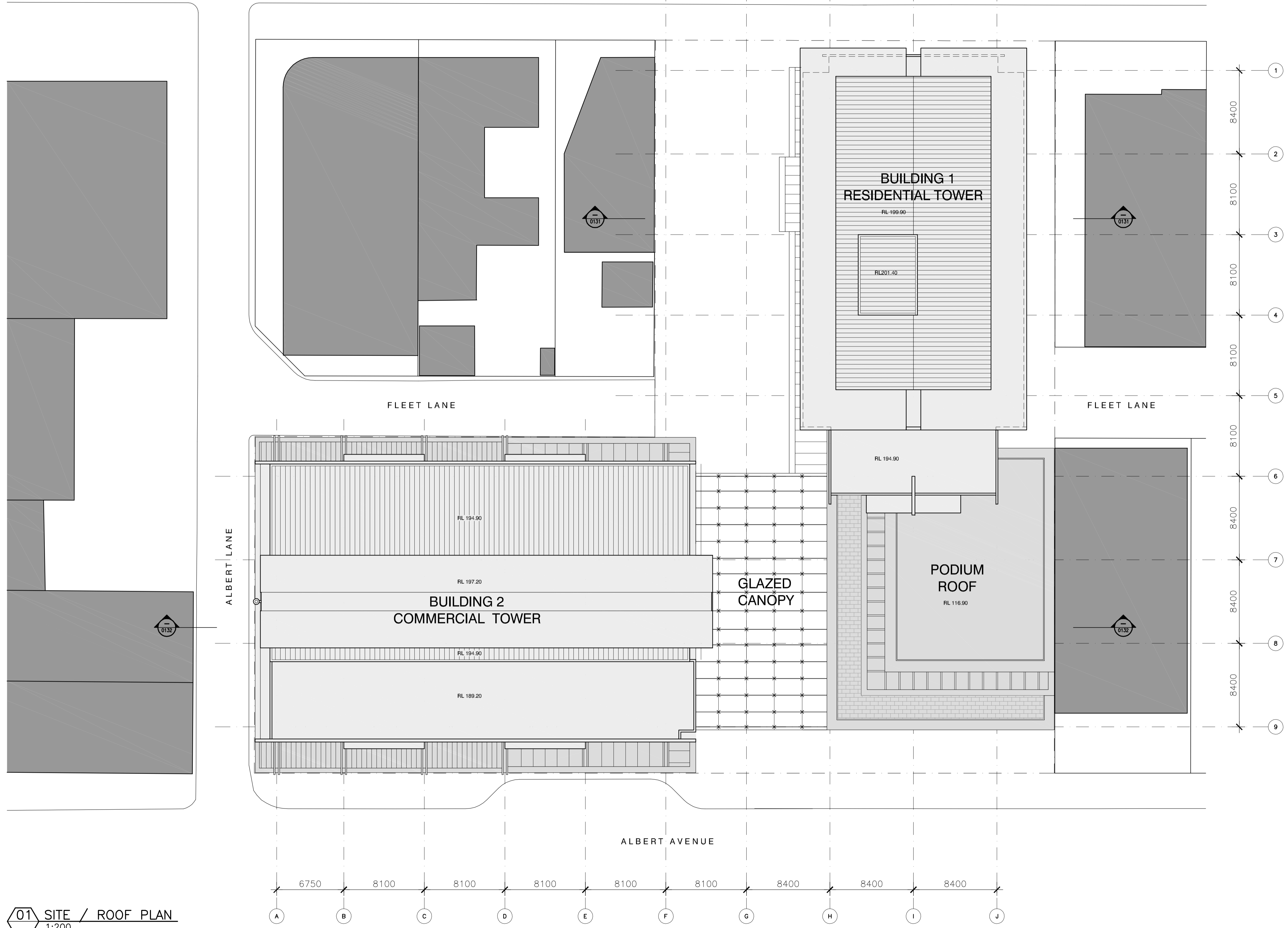
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SITE ANALYSIS

A-0002 /B  
PRELIMINARY

THOMAS STREET



B EA Submission 18.12.09  
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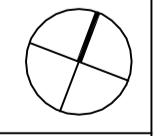
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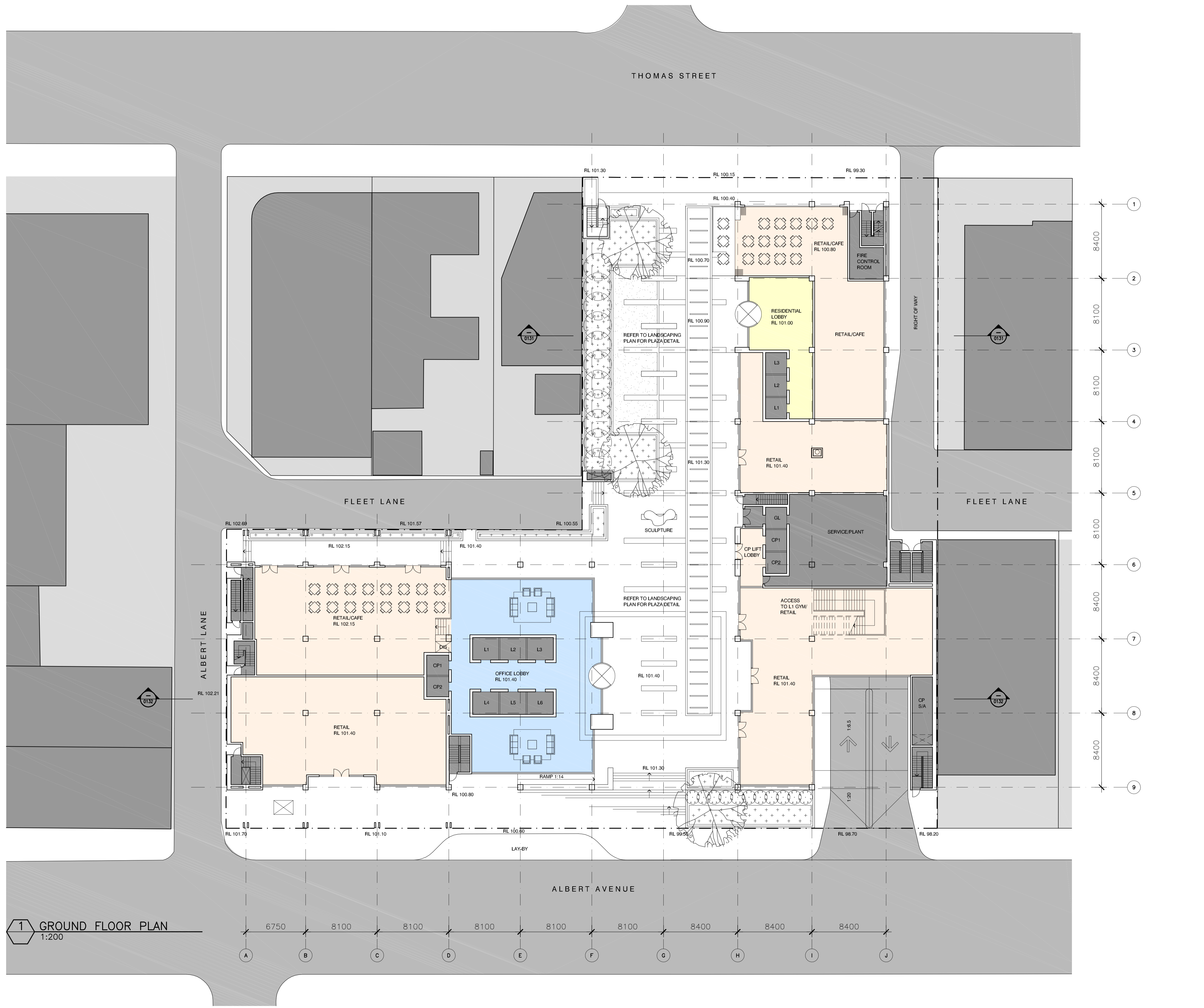
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**01 SITE / ROOF PLAN**  
 1:200

SITE / ROOF PLAN

**A-0090** /B  
 PRELIMINARY



**1** GROUND FLOOR PLAN  
1:200

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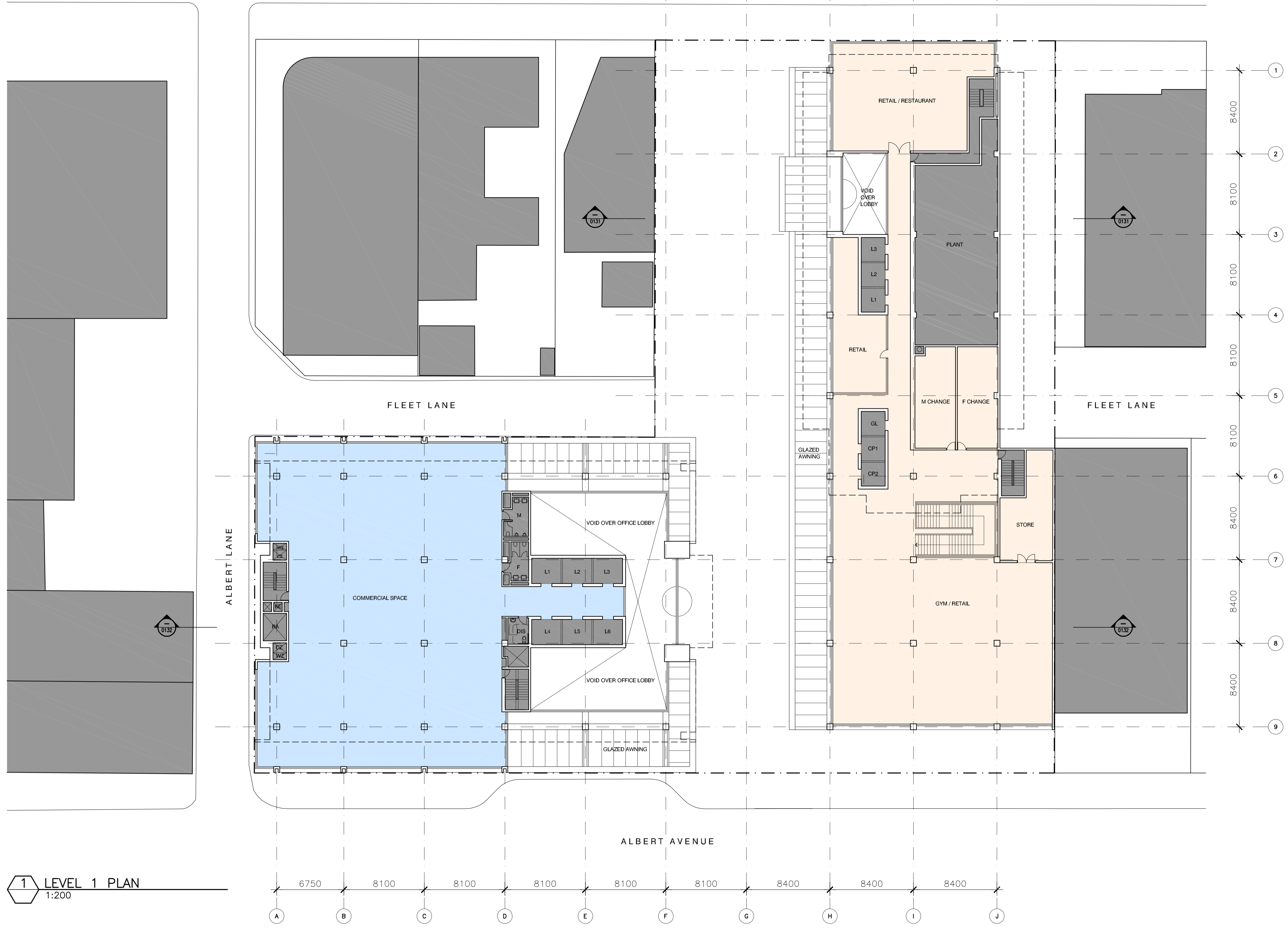
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GROUND FLOOR PLAN

A-0100 /B  
PRELIMINARY

THOMAS STREET



1 LEVEL 1 PLAN  
1:200

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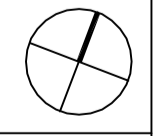
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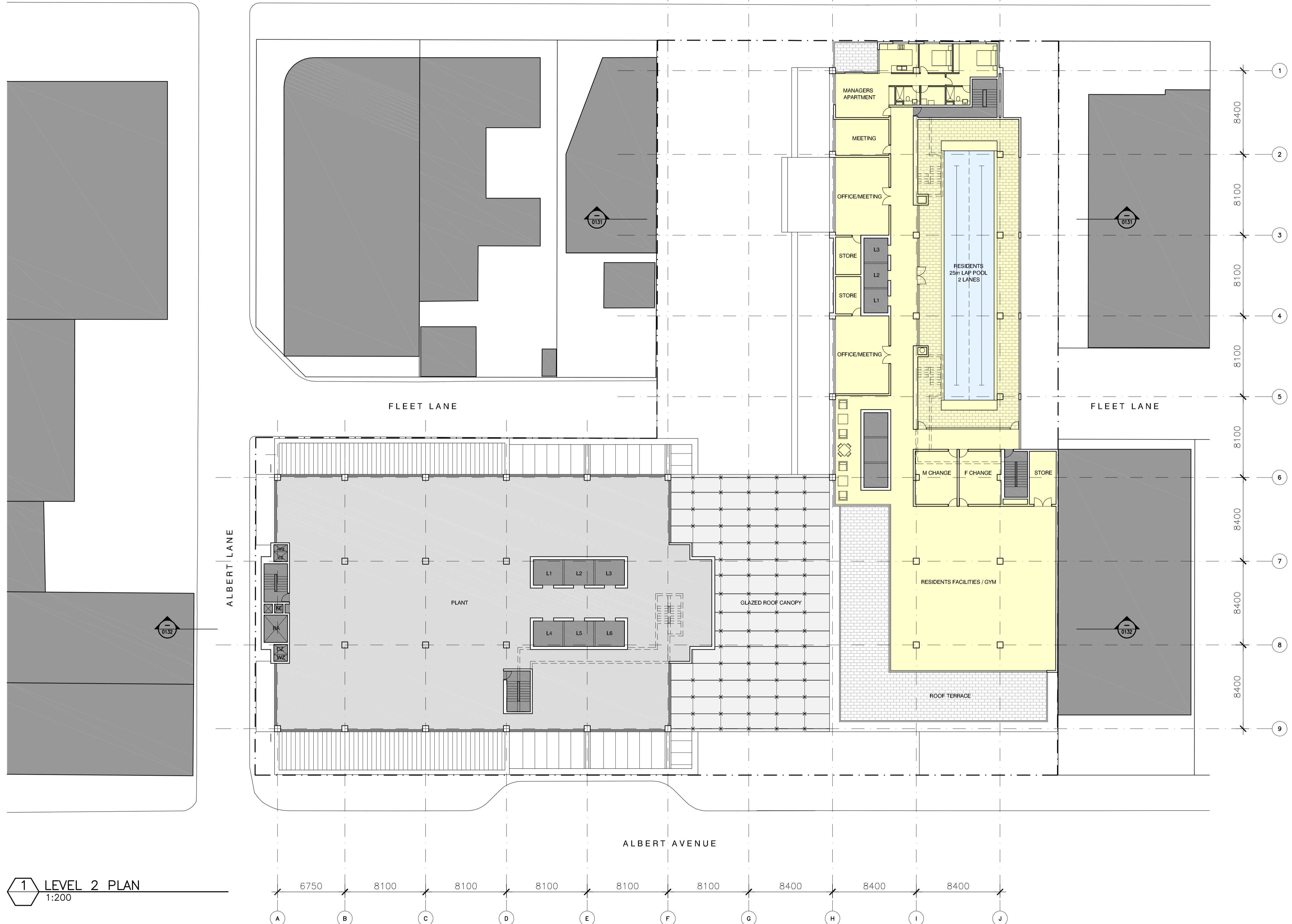
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LEVEL 1 PLAN

A-0101 /B  
PRELIMINARY

THOMAS STREET



1 LEVEL 2 PLAN  
1:200

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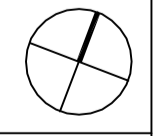
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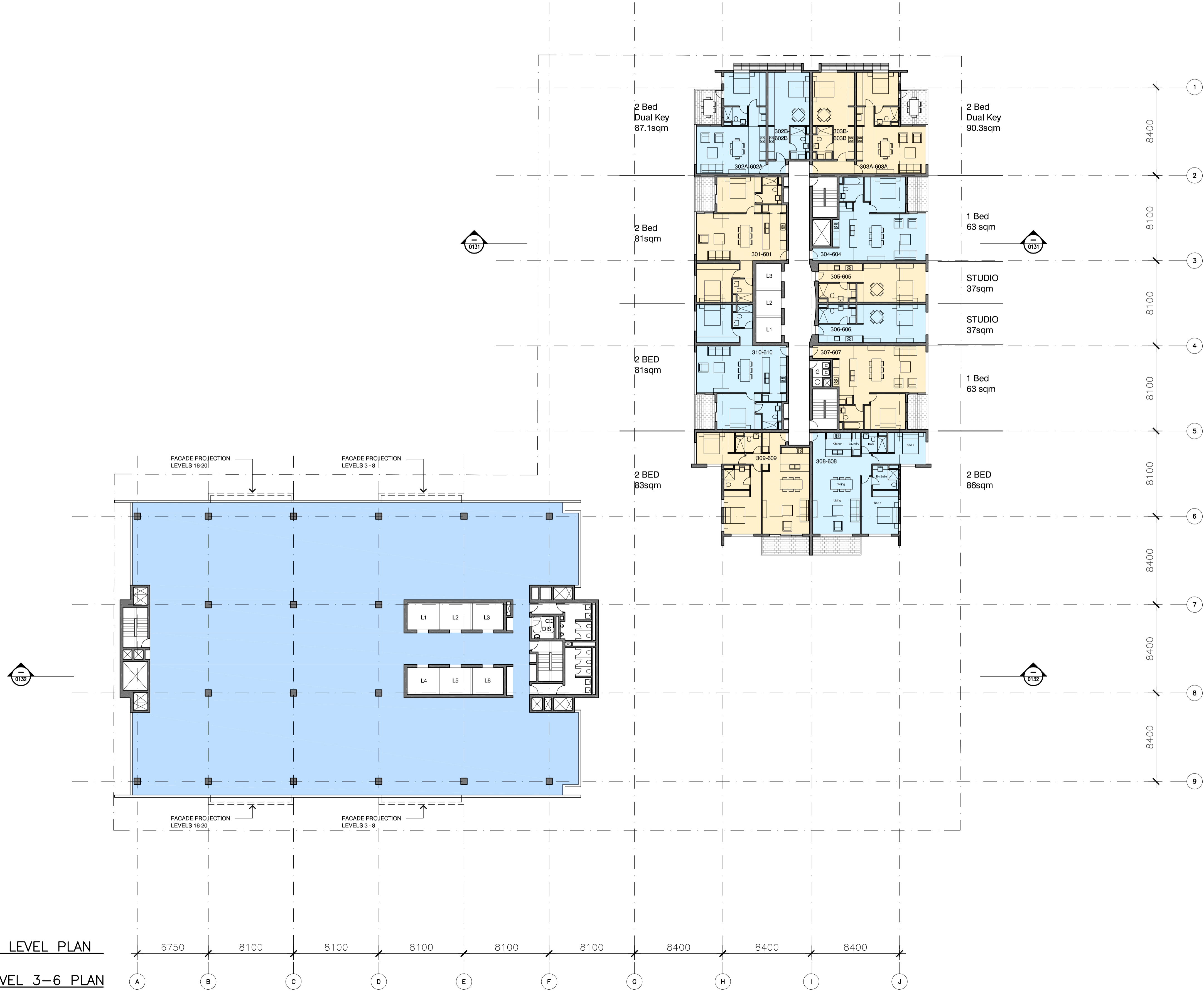
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LEVEL 2 PLAN

A-0102 /B  
PRELIMINARY



01 OFFICE TYPICAL LEVEL PLAN  
1:200

02 RESIDENTIAL LEVEL 3-6 PLAN  
1:200

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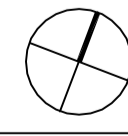
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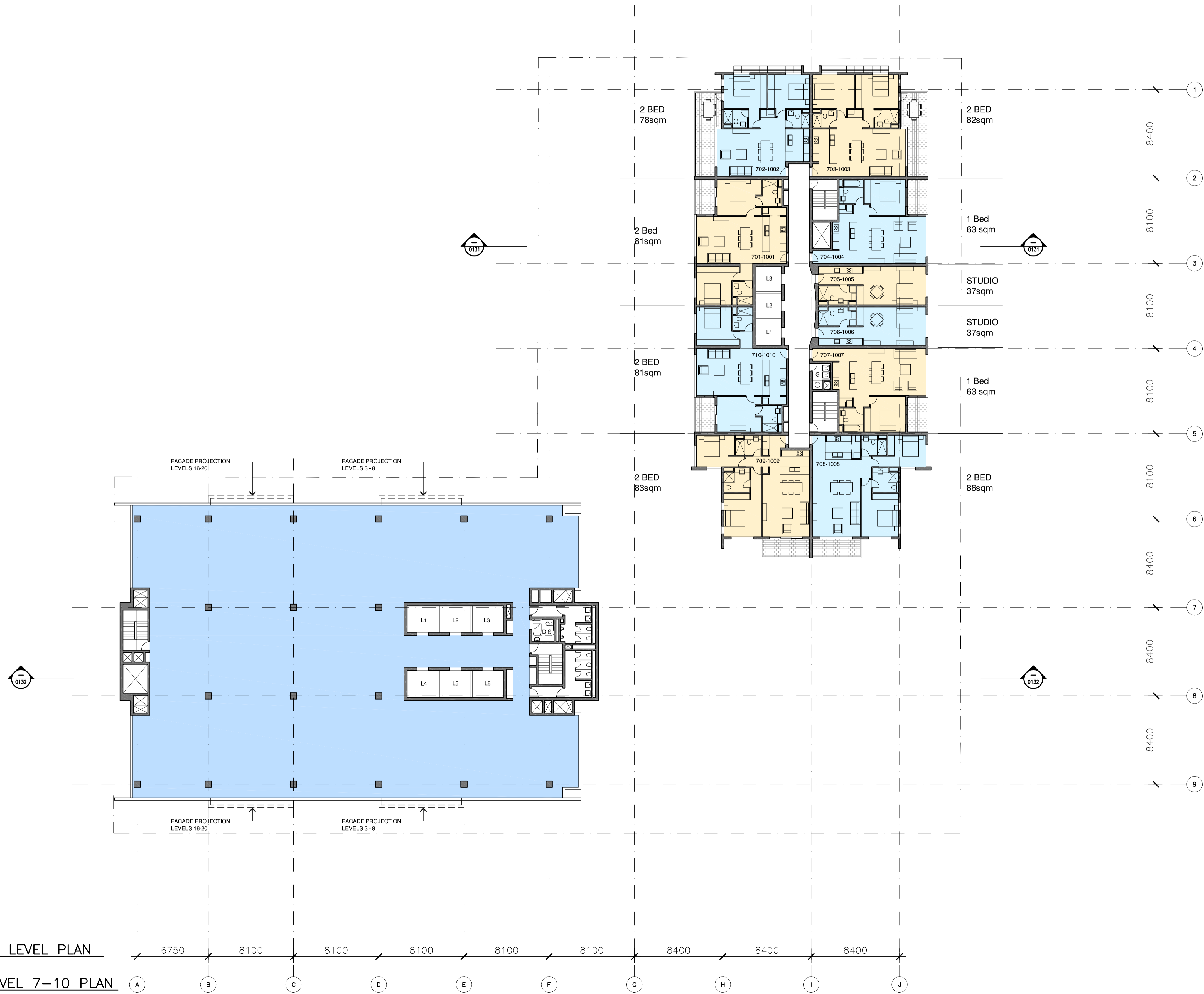
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LEVEL 3 - 6 PLAN

A-0103 /B  
PRELIMINARY



**01** OFFICE TYPICAL LEVEL PLAN  
1:200

**02** RESIDENTIAL LEVEL 7-10 PLAN  
1:200

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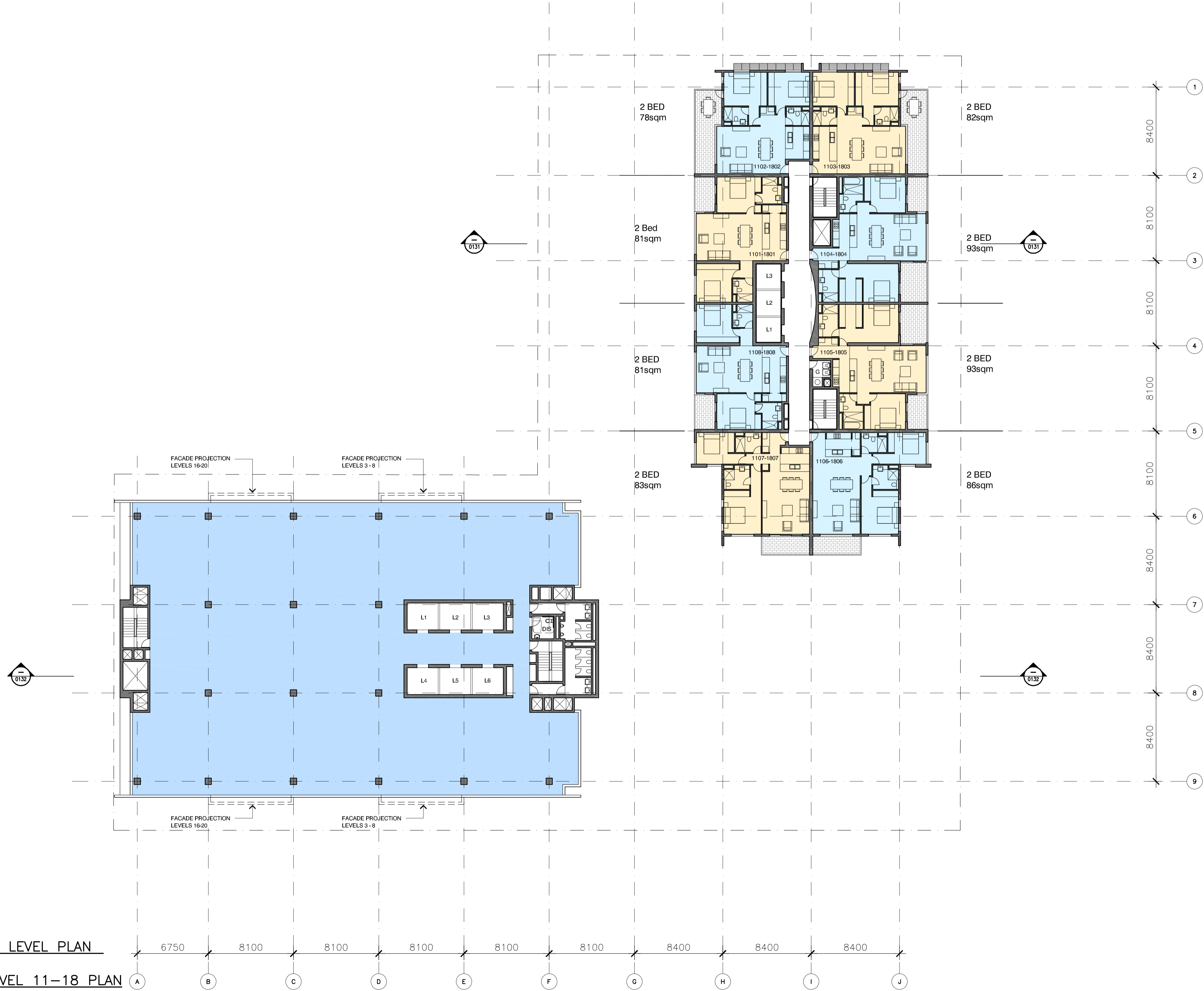
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LEVEL 7 - 10 PLAN

A-0104 /B  
PRELIMINARY



01 OFFICE TYPICAL LEVEL PLAN  
1:200

02 RESIDENTIAL LEVEL 11-18 PLAN  
1:200

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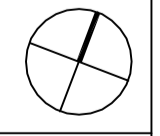
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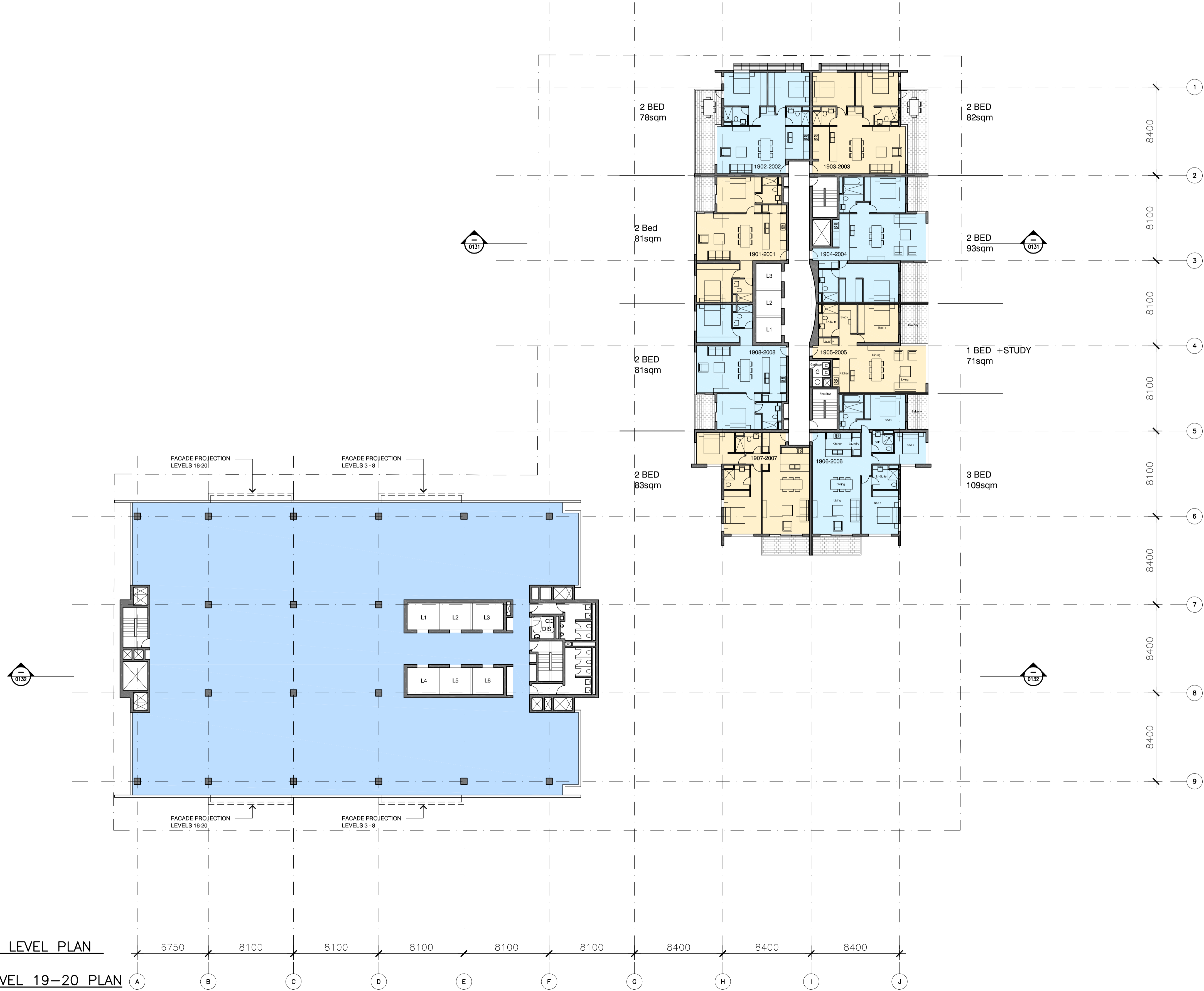
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LEVEL 11 - 18 PLAN

A-0105 /B  
PRELIMINARY



01 OFFICE TYPICAL LEVEL PLAN  
1:200

02 RESIDENTIAL LEVEL 19-20 PLAN  
1:200

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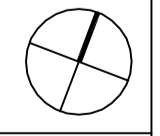
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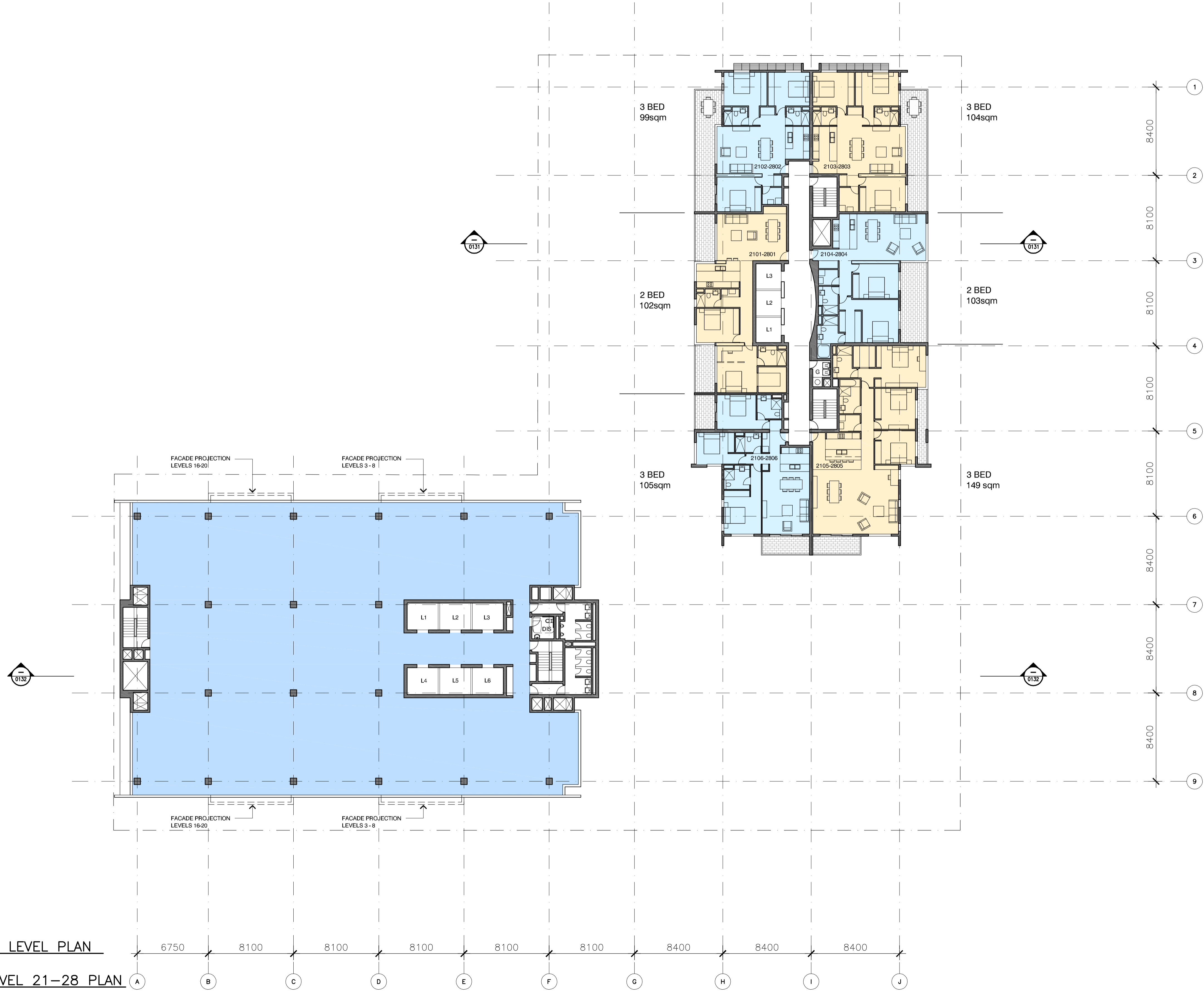
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LEVEL 19 - 20 PLAN

A-0106 /B  
PRELIMINARY



01 OFFICE TYPICAL LEVEL PLAN  
1:200

02 RESIDENTIAL LEVEL 21-28 PLAN  
1:200

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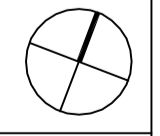
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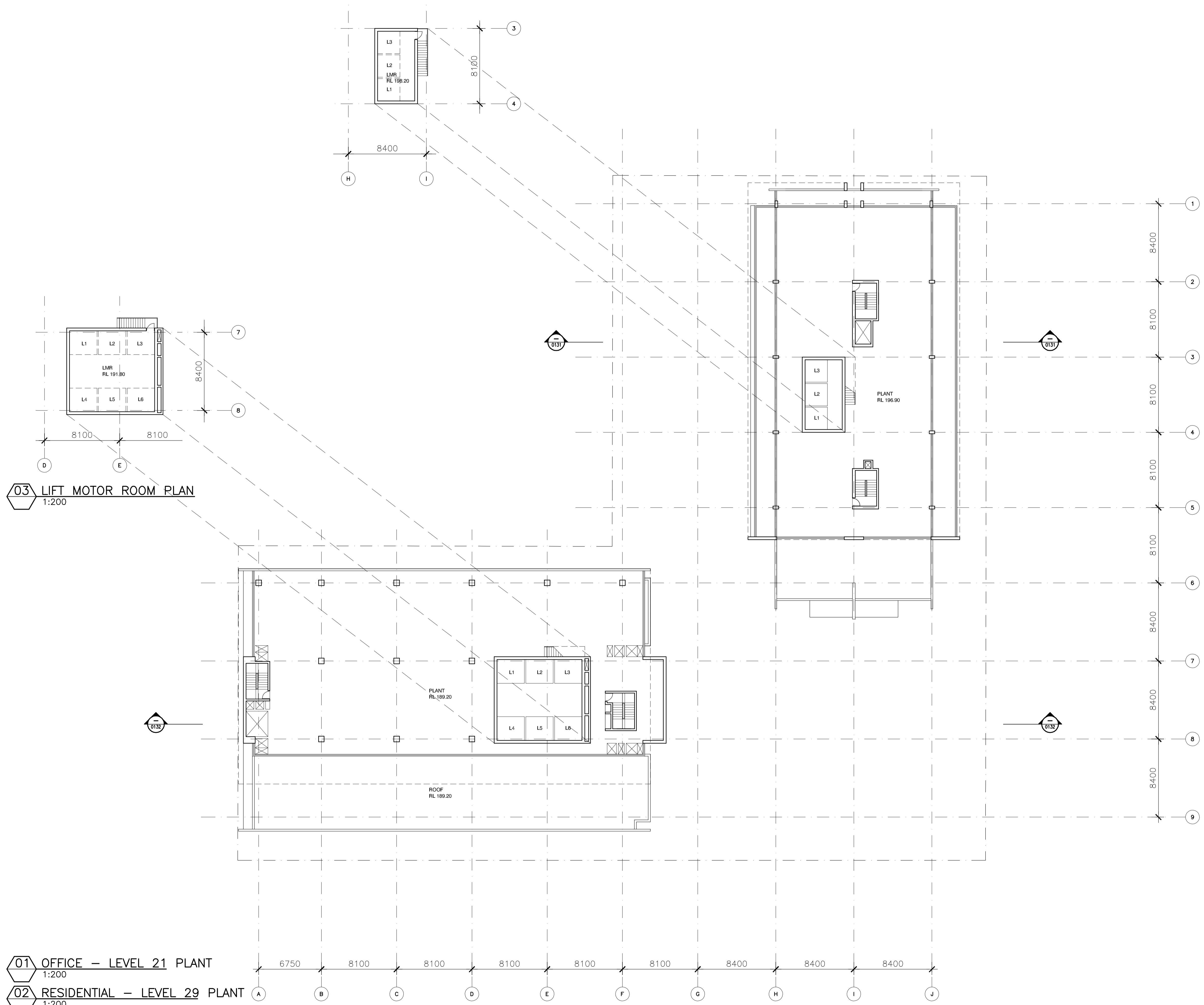
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LEVEL 21 - 28 PLAN

A-0107 /B  
PRELIMINARY

03 LIFT MOTOR ROOM PLAN  
1:200



01 OFFICE - LEVEL 21 PLANT  
1:200

02 RESIDENTIAL - LEVEL 29 PLANT  
1:200

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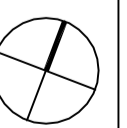
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ROOF PLANT

A-0108 /B  
PRELIMINARY

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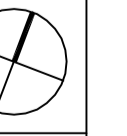
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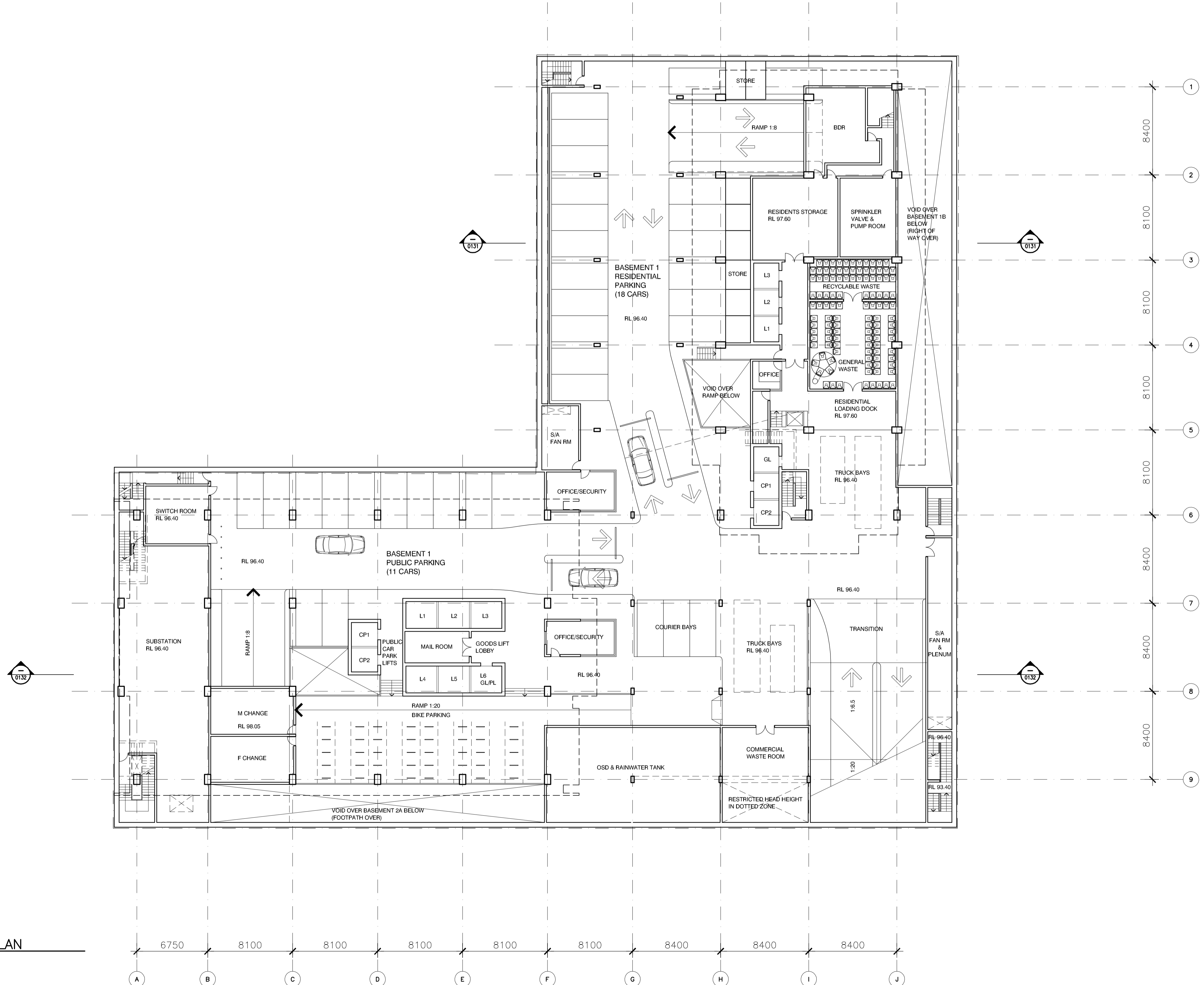
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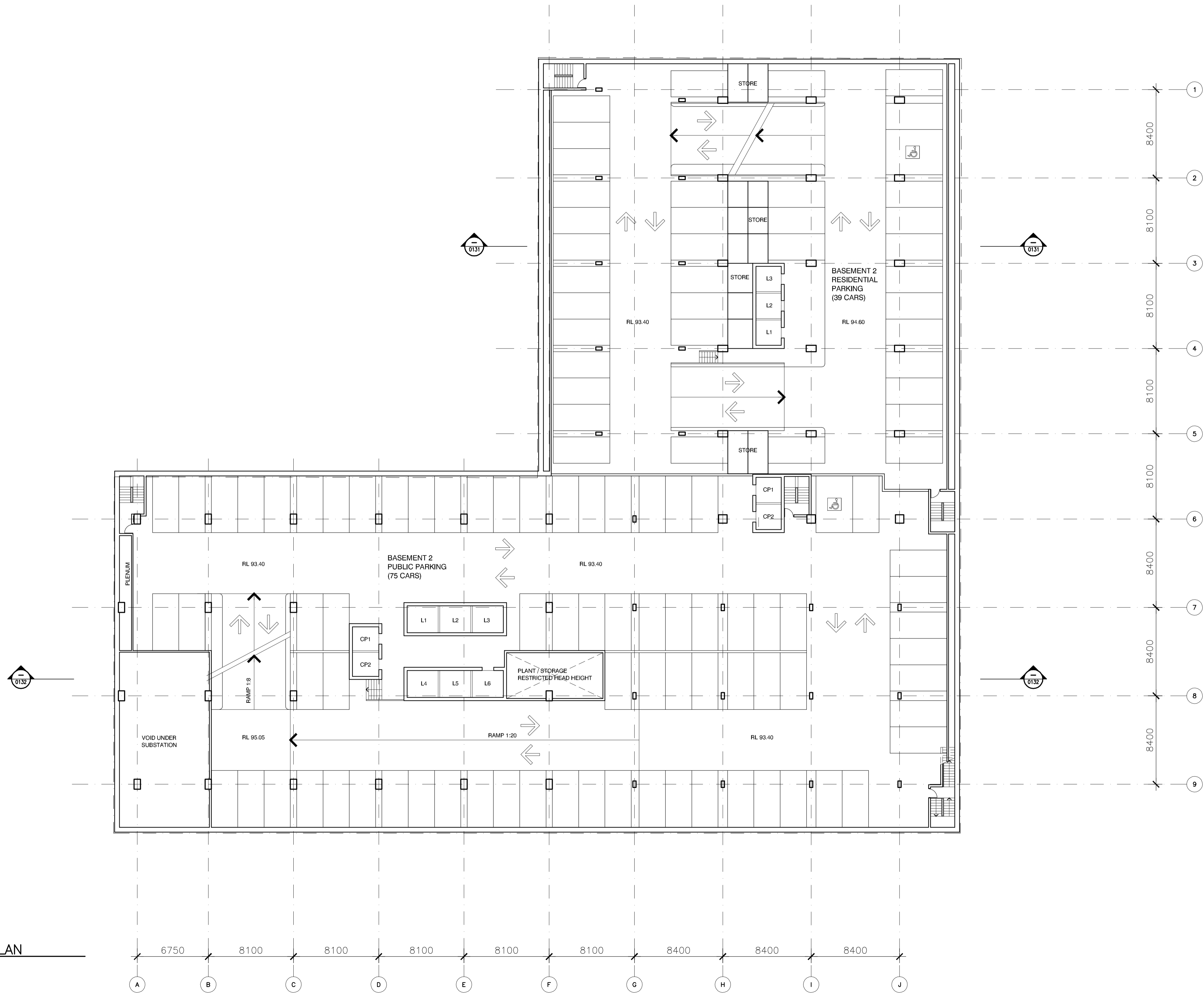


BASEMENT 1 PLAN

A-0111 /B  
PRELIMINARY



**1** BASEMENT 1 PLAN  
1:200



1 BASEMENT 2 PLAN  
1:200

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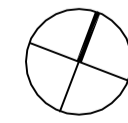
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BASEMENT 2 PLAN

A-0112 /B  
PRELIMINARY

B EA Submission 18.12.09  
A Submitted for Test of Adequacy 09.11.09

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Client  
Welles Thomas Pty Ltd  
Suite 22, Level 4  
12 Thomas Street  
Chatswood NSW 2067

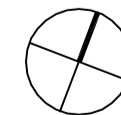
Architect  
**PTW**  
PTW Architects  
Level 17, 9 Castlereagh St  
Sydney NSW Australia 2000  
T 612 9232 5877  
F 612 9221 4139  
www.ptw.com.au

Contractor

Consultants

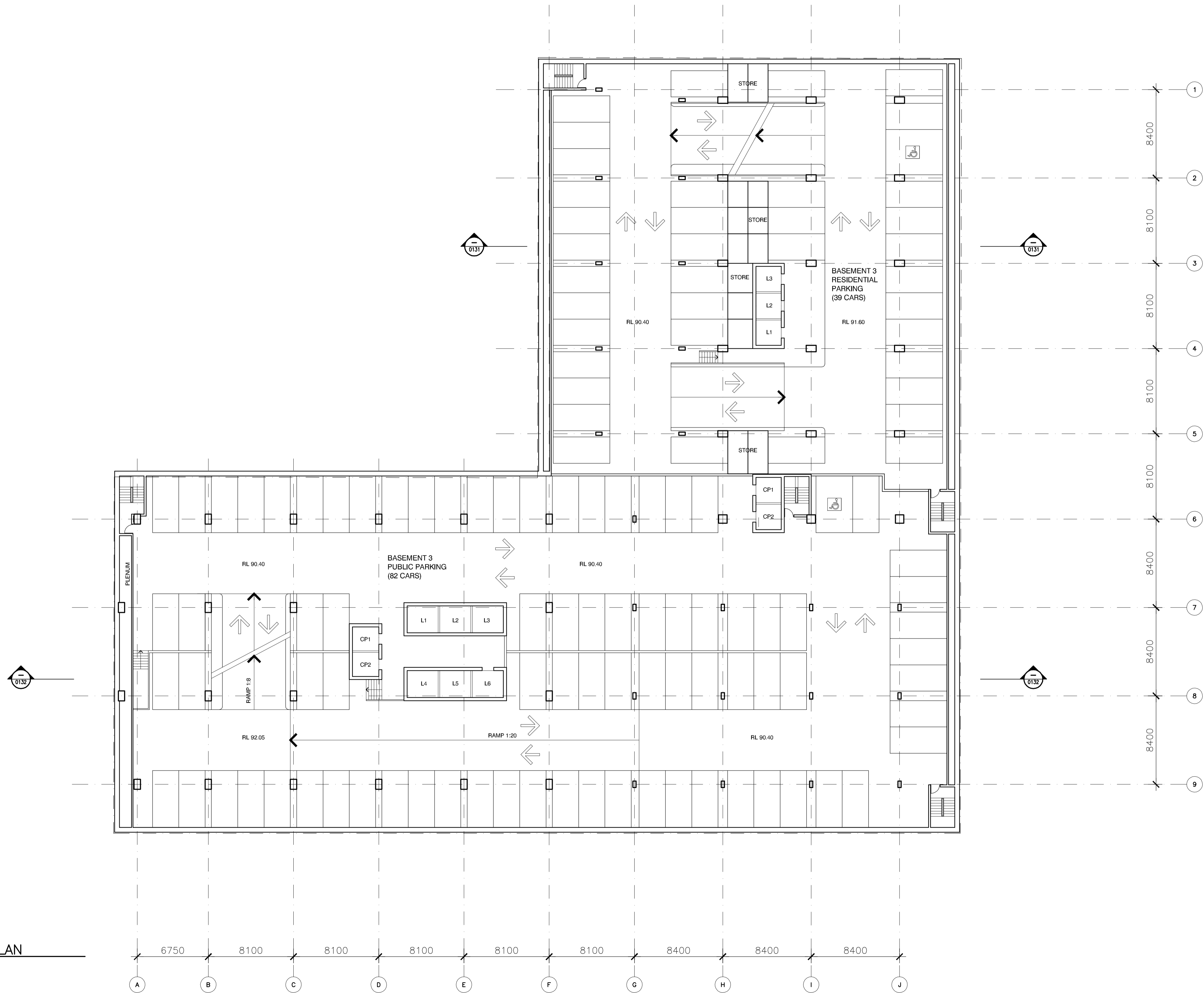
Planner JBA Planning  
Structural Birzulis Associates  
Services George Floth Pty. Ltd  
Landscape Site Image  
Acoustics Acoustic Logic  
Traffic TTPA

**WELLES THOMAS PLAZA**  
Thomas Street/ Albert Avenue  
Chatswood NSW 2067

Project No. 209039  
Scale: 1:200@A1;1:400@A3  
Date: 10/9/2009  
Drawn: DH  
Checked: -  
Approved: 

BASEMENT 3 PLAN

A-0113 /B  
PRELIMINARY



**1** BASEMENT 3 PLAN  
1:200

B EA Submission 18.12.09  
A Submitted for Test of Adequacy 09.11.09

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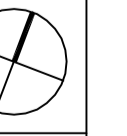
Contractor

Consultants

Planner JBA Planning  
Structural Birzulis Associates  
Services George Floth Pty. Ltd  
Landscape Site Image  
Acoustics Acoustic Logic  
Traffic TTPA

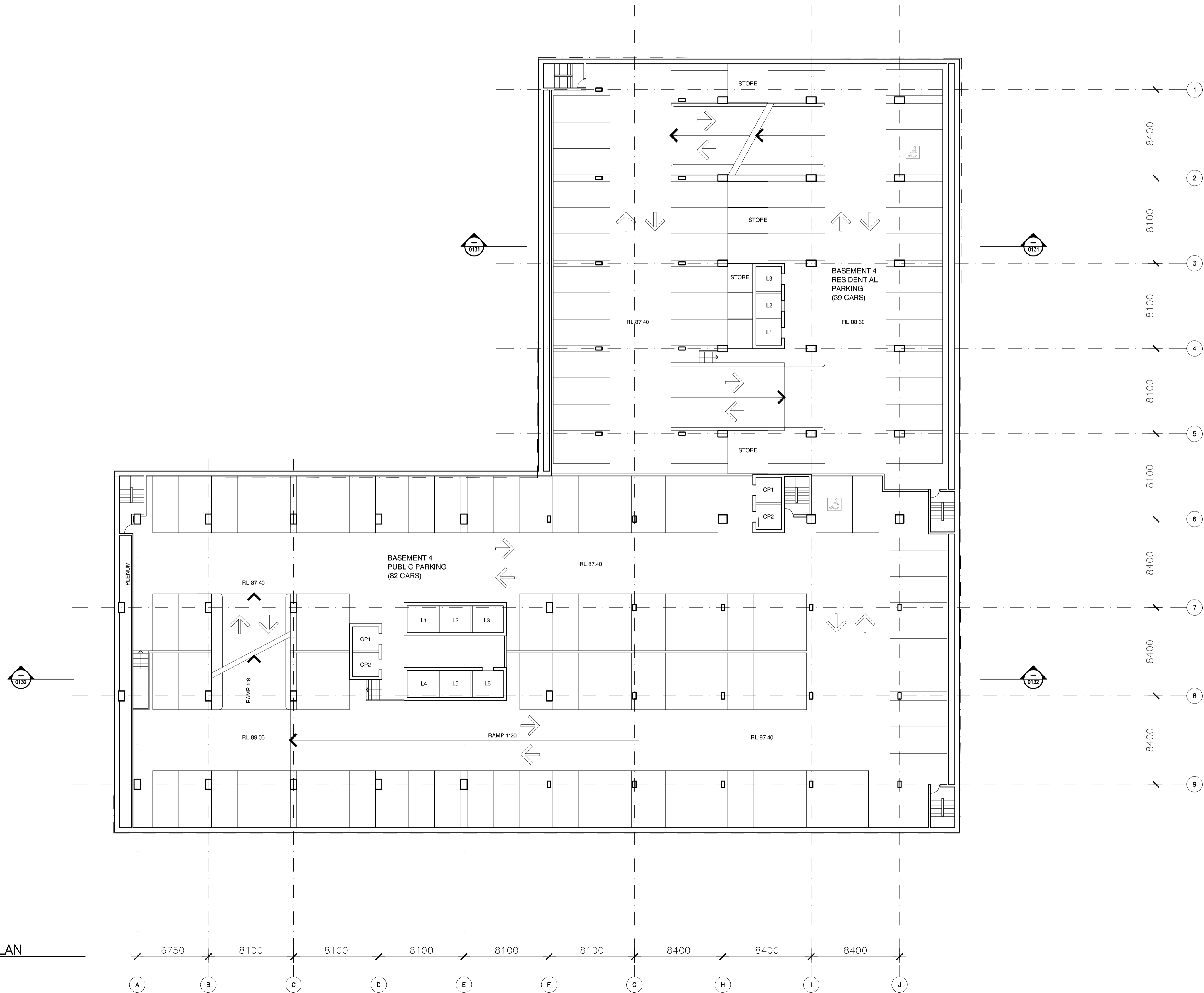
**WELLES THOMAS PLAZA**  
Thomas Street/ Albert Avenue  
Chatswood NSW 2067

Project No. 209039  
Scale: 1:200@A1;1:400@A3  
Date: 10/9/2009  
Drawn: DH  
Checked: -  
Approved: -

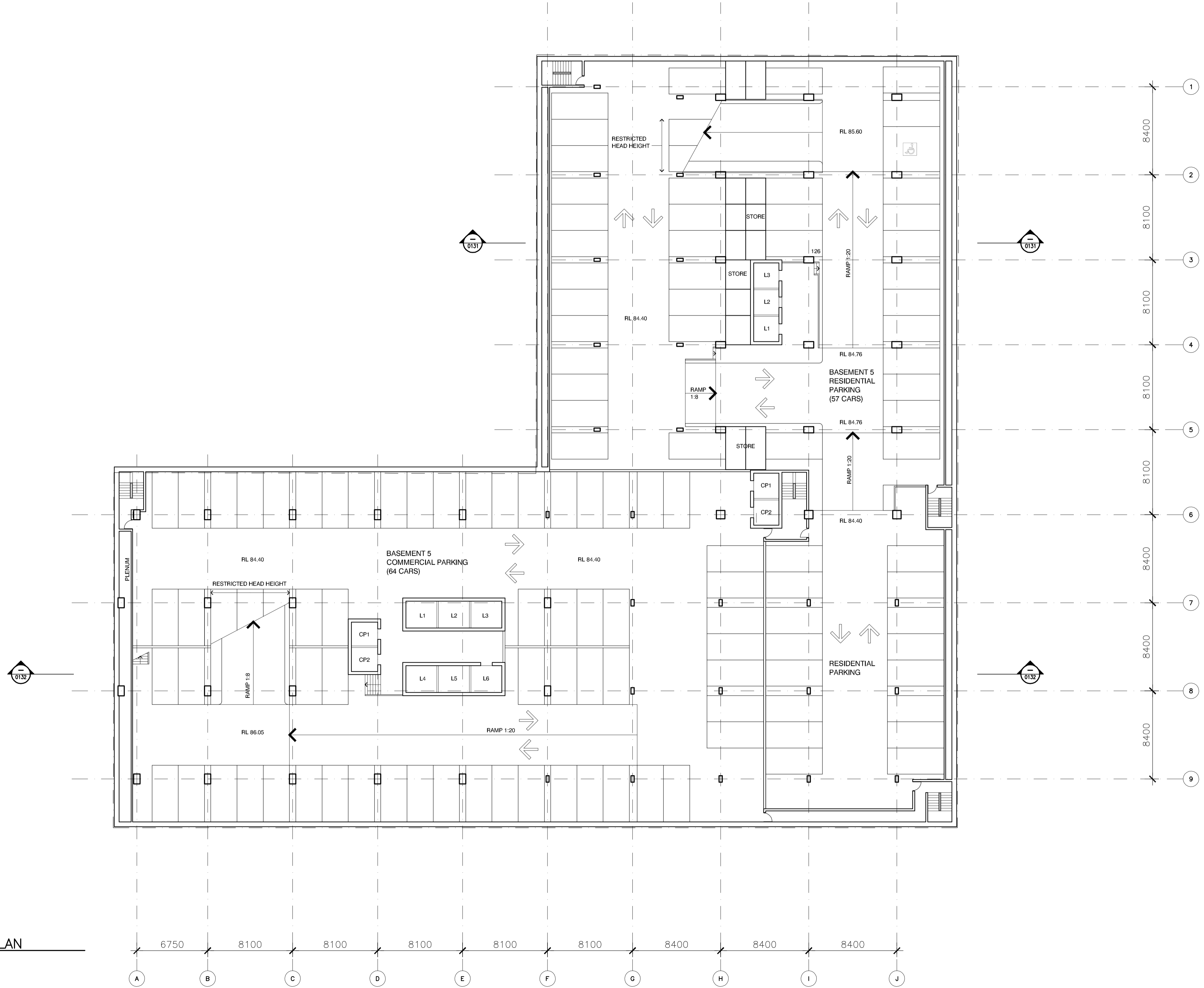


BASEMENT 4 PLAN

A-0114 /B  
PRELIMINARY



**1** BASEMENT 4 PLAN  
1:200



**1** BASEMENT 5 PLAN  
1:200

B EA Submission 18.12.09  
A Submitted for Test of Adequacy 09.11.09

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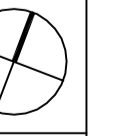
Contractor

Consultants

Planner	JBA Planning
Structural	Birzulis Associates
Services	George Floth Pty. Ltd
Landscape	Site Image
Acoustics	Acoustic Logic
Traffic	TTPA

**WELLES THOMAS PLAZA**  
Thomas Street/ Albert Avenue  
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Scale: 1:200@A1;1:400@A3  
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BASEMENT 5 PLAN

A-0115 /B  
PRELIMINARY