

DEVELOPMENT APPLICATION

RESIDENTIAL DEVELOPMENT AT 52 WALKER STREET, RHODES NSW LOT 101 & 102

DRAWING SCHEDULE

ARCHITECTURAL PLANS

DRAWING SHEETS	
DA00	COVER SHEET
DA01	OVERALL SITE PLAN
DA02	SITE ANALYSIS PLAN - 1
DA03	SITE ANALYSIS PLAN - 2
DA04	SITE ANALYSIS PLAN - 3
DA05	SITE ANALYSIS PLAN - 4
DA06	SITE ANALYSIS PLAN - 5
DA07	SITE ANALYSIS PLAN - 6

STREET ELEVATIONS - 1:200's	
DA10	WALKER ST ELEVATION
DA11	SHORELINE AVE ELEVATION
DA12	MEREDITH AVE ELEVATION
DA13	NINA GREY AVE ELEVATIONS

FENCE DETAILS - 1:100's	
DA14	FENCE DETAILS SHEET 1
DA15	FENCE DETAILS SHEET 2
DA16	FENCE DETAILS SHEET 3

LANDSCAPE SECTION - 1:100's	
DA17	NTH-STH SECTION THRU PARK

PARKING LEVELS - 1:200's	
DA20	PARKING LEVEL 1
DA21	PARKING LEVEL 2
DA22	PARKING LEVEL 3

PLANS - 1:200's	
DA30	GROUND FLOOR
DA31	LEVEL 1 (PODIUM)
DA32	LEVEL 2
DA33	LEVEL 3
DA34	LEVEL 4
DA35	LEVEL 5
DA36	LEVEL 6
DA37	LEVEL 7
DA38	LEVEL 8 - 16
DA39	LEVEL 17 - 21
DA40	LEVEL 22
DA41	LEVEL 23
DA42	LEVEL 24
DA43	LEVEL 25
DA44	ROOF LEVEL

BUILDING SECT/ELEV - 1:200's	
DA60	BUILDING A ELEVATIONS
DA61	BUILDING A ELEVATIONS
DA62	BUILDING B ELEVATIONS
DA63	BUILDING C ELEVATIONS
DA64	BUILDING C ELEVATIONS
DA65	BUILDING D ELEVATIONS
DA66	SITE SECTION A-A
DA67	SITE SECTION B-B
DA68	SITE SECTION C-C
DA69	SITE SECTION D-D

TYPICAL UNITS - 1:100's	
DA70	TYPICAL UNITS

GFA DRAWINGS - 1:200's	
DA80	BUILDING A - G.F.A
DA81	BUILDING B - G.F.A
DA82	BUILDING C - G.F.A
DA83	BUILDING D - G.F.A

SHADOW DIAGRAMS - 1:200's	
DA90	SHADOW DIAGRAMS 1
DA91	SHADOW DIAGRAMS 2
DA92	SHADOW DIAGRAMS 3

CROSS-VENT DIAGRAMS - 1:200's	
DA100	GROUND FLOOR CROSS VENT
DA101	LEVEL 1 (PODIUM) - CROSS VENT & BALC AREA
DA102	LEVEL 2 - CROSS VENT & BALC AREA
DA103	LEVEL 3 - CROSS VENT & BALC AREA
DA104	LEVEL 4 - CROSS VENT & BALC AREA
DA105	LEVEL 5 - CROSS VENT & BALC AREA
DA106	LEVEL 6 - CROSS VENT & BALC AREA
DA107	LEVEL 7 - CROSS VENT & BALC AREA
DA108	LEVEL 8 - 16 - CROSS VENT & BALC AREA
DA109	LEVEL 17 - 20 - CROSS VENT & BALC AREA
DA110	LEVEL 21 - 22 - CROSS VENT & BALC AREA
DA111	LEVEL 23 - CROSS VENT & BALC AREA
DA112	LEVEL 24 - CROSS VENT & BALC AREA
DA113	LEVEL 25 - CROSS VENT & BALC AREA

TYPICAL UNITS - 1:100's	
DA120	ADAPTABLE UNITS SHEET 1



SITE AREA = 15,091m²
GFA PERMITTED - 49,377 m²
GFA PROPOSED - 49,377 m²

SCHEDULE OF UNITS

LEVELS	STAGE 1					STAGE 2						
	BLOCK A					BLOCK B						
	STUDIO	1 BED	2 BED MED.	2 BED LAR.	3 BED	TOTAL UNITS	STUDIO	1 BED	2 BED MED.	2 BED LAR.	3 BED	TOTAL UNITS
GROUND							1	3	3	1		8
LEVEL 1							2	4	4	1		11
LEVEL 2	3	3	3			9	2	8	1			11
LEVEL 3	3	3	3			9	2	8	1			11
LEVEL 4	3	3	3			9	2	8	1			11
LEVEL 5	3	3	3			9	2	8	1			11
LEVEL 6		1	6	1		8	2	8	1			11
LEVEL 7		1	6	1		8						
LEVEL 8		1	6	1		8						
LEVEL 9		1	6	1		8						
LEVEL 10		1	6	1		8						
LEVEL 11		1	6	1		8						
LEVEL 12		1	6	1		8						
LEVEL 13		1	6	1		8						
LEVEL 14		1	6	1		8						
LEVEL 15		1	6	1		8						
LEVEL 16		1	6	1		8						
LEVEL 17		1	6	1		8						
LEVEL 18		1	6	1		8						
LEVEL 19		1	6	1		8						
LEVEL 20		1	6	1		8						
LEVEL 21		1	6	1		8						
LEVEL 22		1	6	1		8						
LEVEL 23		1	6	1		8						
LEVEL 24			3	2		5						
LEVEL 25			3	2		5						
TOTAL	12	30	126	22	190	3	17	47	7	74		

LEVELS	STAGE 2					STAGE 2						
	BLOCK C					BLOCK D						
	STUDIO	1 BED	2 BED MED.	2 BED LAR.	3 BED	TOTAL UNITS	STUDIO	1 BED	2 BED MED.	2 BED LAR.	3 BED	TOTAL UNITS
GROUND		2		2		4	1	1	4	3		9
LEVEL 1		3	2	4		9		3	5	2	1	11
LEVEL 2			3	6		9		3	7	2		12
LEVEL 3			3	6		9		3	7	2		12
LEVEL 4			3	6		9		3	7	2		12
LEVEL 5	1	1	6	1		9	3	7	2			12
LEVEL 6			1	6	1	8						
LEVEL 7			1	6	1	8						
LEVEL 8			1	6	1	8						
LEVEL 9			1	6	1	8						
LEVEL 10			1	6	1	8						
LEVEL 11			1	6	1	8						
LEVEL 12			1	6	1	8						
LEVEL 13			1	6	1	8						
LEVEL 14			1	6	1	8						
LEVEL 15			1	6	1	8						
LEVEL 16			1	6	1	8						
LEVEL 17			1	6	1	8						
LEVEL 18			1	6	1	8						
LEVEL 19			1	6	1	8						
LEVEL 20			1	6	1	8						
LEVEL 21			1	6	1	8						
LEVEL 22			1	6	1	8						
LEVEL 23			3	2		5						
LEVEL 24			3	2		5						
LEVEL 25												
TOTAL	6	29	138	22	195	1	16	37	13	1	68	

DEVELOPMENT CONTENT

	STUDIO	1 BED	2 BED MED.	2 BED LAR.	3 BED	TOTAL
STAGE TOTALS	3	29	77	133	22	264
CHILDCARE			339m ²			1
RETAIL			130m ²			1
UNIT MIX	1.1%	11.0%	29.2%	50.4%	8.3%	50.1%

	STUDIO	1 BED	2 BED MED.	2 BED LAR.	3 BED	TOTAL
STAGE TOTALS	1	22	66	151	23	263
UNIT MIX	0.4%	8.4%	25.1%	57.4%	8.7%	49.9%

PARKING - STAGE 1

	REQ.	PROVIDED
STUDIO	1.0 / unit	3
1 BED	1.0 / unit	29
2 BED	1.0 / unit	210
3 BED	1.0 / unit	22
SUB-TOTAL		264
VISITOR	0.1 / unit	26
CHILDCARE		13
SERVICES(RES)		5
SERVICES(RET)		1
STAGE TOTAL		309

PARKING - STAGE 2

	REQ.	PROVIDED
STUDIO	1.0 / unit	1
1 BED	1.0 / unit	22
2 BED	1.0 / unit	217
3 BED	1.0 / unit	23
SUB-TOTAL		263
VISITOR	0.1 / unit	27
SERVICES(RES)		5
STAGE TOTAL		295

STAGE 1 & STAGE 2 TOTALS

	STUDIO	1 BED	2 BED MED.	2 BED LAR.	3 BED	TOTAL
SITE TOTALS	4	51	143	284	45	527
UNIT MIX	0.8%	9.7%	27.1%	53.9%	8.5%	
CHILDCARE			339m ²			1
RETAIL			130m ²			1
PARKING						604

ISSUE	DATE	REVISION	BY	ISSUE	DATE	REVISION	BY
D	14.09.10	UNIT MIX, PARKING TOTALS AND DRAWING NUMBERS AMENDED	E.T.				
C	29.06.10	DRAWING DA-02 TO DA-07 AMENDED AT COUNCIL REQUEST	A.J.H.				
B	12.05.10	PARKING AMENDED	M.V.				
A	16.04.10	ISSUE FOR DEVELOPMENT APPLICATION	J.K.				

DO NOT SCALE	SCALE
USE FIGURES DIMENSIONS AT ALL TIMES. IF IN DOUBT CHECK WITH MERITON APARTMENTS PTY. LTD. CONTRACTORS TO CHECK AND VERIFY ALL LEVELS, DATINGS AND DIMENSIONS ON SITE AND SHALL REPORT ANY DISCREPANCIES OR OMISSIONS TO MERITON APARTMENTS PTY. LTD. PRIOR TO COMMENCEMENT OF WORK AND DURING THE CONSTRUCTION PHASE.	20 10 0 10 20 30 40 50 70mm

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PROJECT:	DRAWING TITLE:
PROPOSED RESIDENTIAL DEVELOPMENT LOT 101 AND 102 52 WALKER STREET RHODES, NSW XX	COVER SHEET

PROJECT No.	DATE:	DRAWING No.	REV.
749 & 750	9/15/2010	DA-00	D
DRAWN BY:	SCALE:		
AH	AS SHOWN		

CAD FILE:
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PROJECT No.	DATE:	DRAWING No.	REV.
749 & 750	9/15/2010	DA-00	D
DRAWN BY:	SCALE:		
AH	AS SHOWN		