

SSD Scoping Package

1-3 Clanville Rd, 75 Hill St, 2-4 Oliver St
Roseville NSW 2069



Site Locality Plan (Source: NSW Spatial Exchange)

Sheet List - SSDA Scoping Package

Sheet Number	Sheet Name
A000	Cover Page
A010	Siteplan
A011	Solar Access - Sun Eye Diagrams
A012	Shadow Diagrams
A100	Typical Floorplans
A200	Elevations



Projected
Design
Management

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Clanville Rd & Hill St Roseville SSD Scoping Package

Revision Schedule
Rev. Description

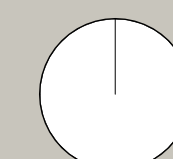
1 FOR SSD SCOPING 10/08/2025

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Concept Design Notes
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Planning Notes
The SSD Scoping drawings are based on Council's preferred alternative TOD scheme which was endorsed by Council on 5 June 2025.
The scheme is currently undergoing review by the Department of Planning, Housing and Infrastructure and is not yet an Explanation of Intended Effects, or a draft environmental planning instrument.

North



Client
DPG Project 55 Pty Ltd

Project Title
Shop Top Housing
1-3 Clanville Rd, 75 Hill St,
2-4 Oliver St
Roseville NSW 2069

Drawing Title
Cover Page

Drawing Number

A000

Revision

1

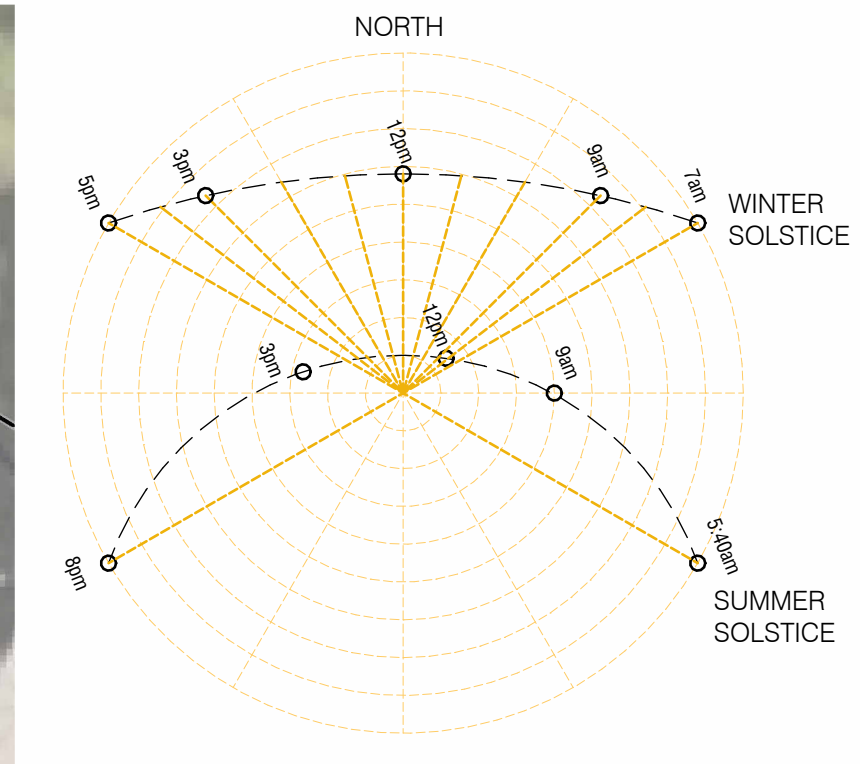
Date

10/08/2025

Scale

@ A1

10/08/2025 12:54:26 PM



Key Site Data

Site Area **5523m²**
 Lot Width **39.7m**
 Deep Soil **1687m² = 30%**



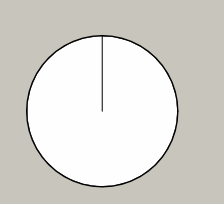
Clanville Rd & Hill St Roseville SSD Scoping Package

Revision Schedule	Rev. Description	Date
1	FOR SSD SCOPING	10/08/2025

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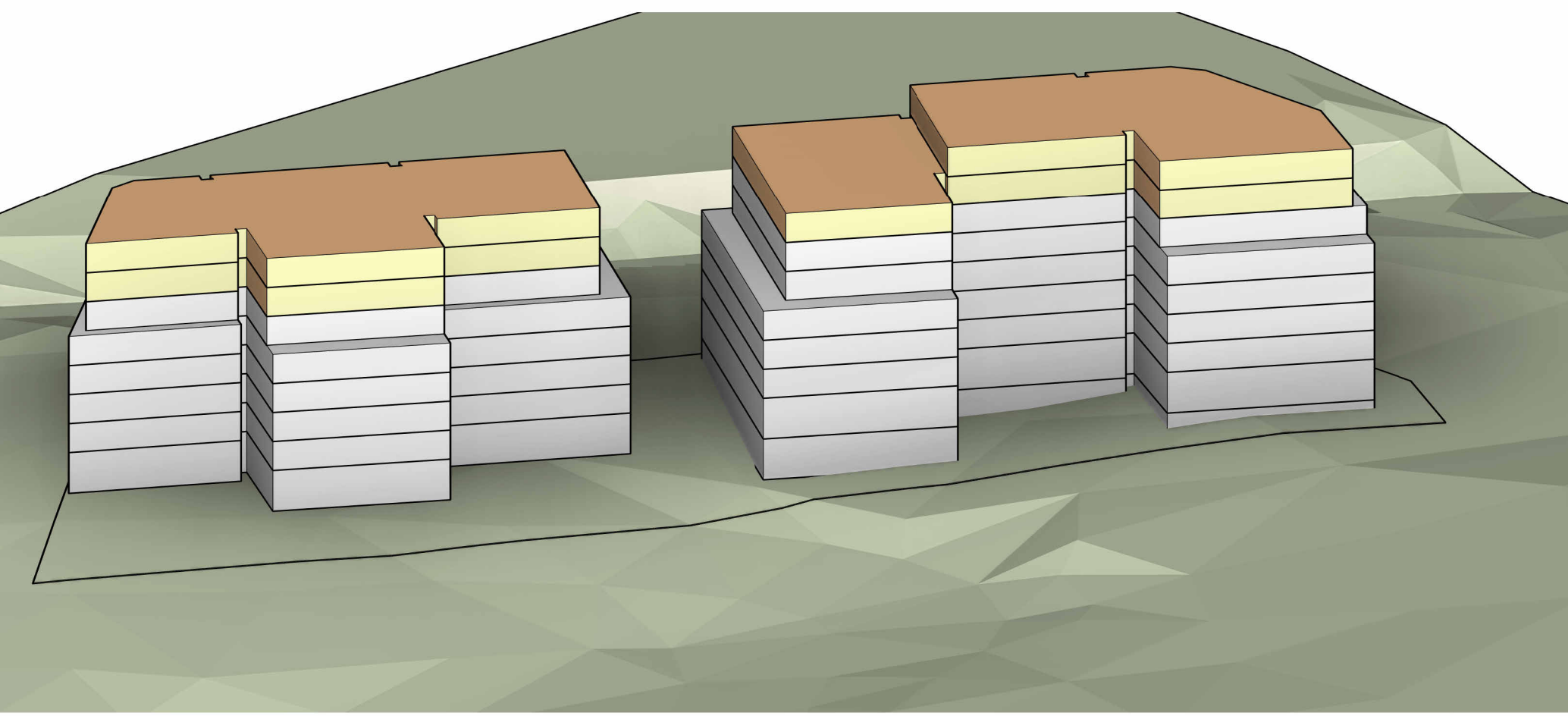


Client: **DPG Project 55 Pty Ltd**

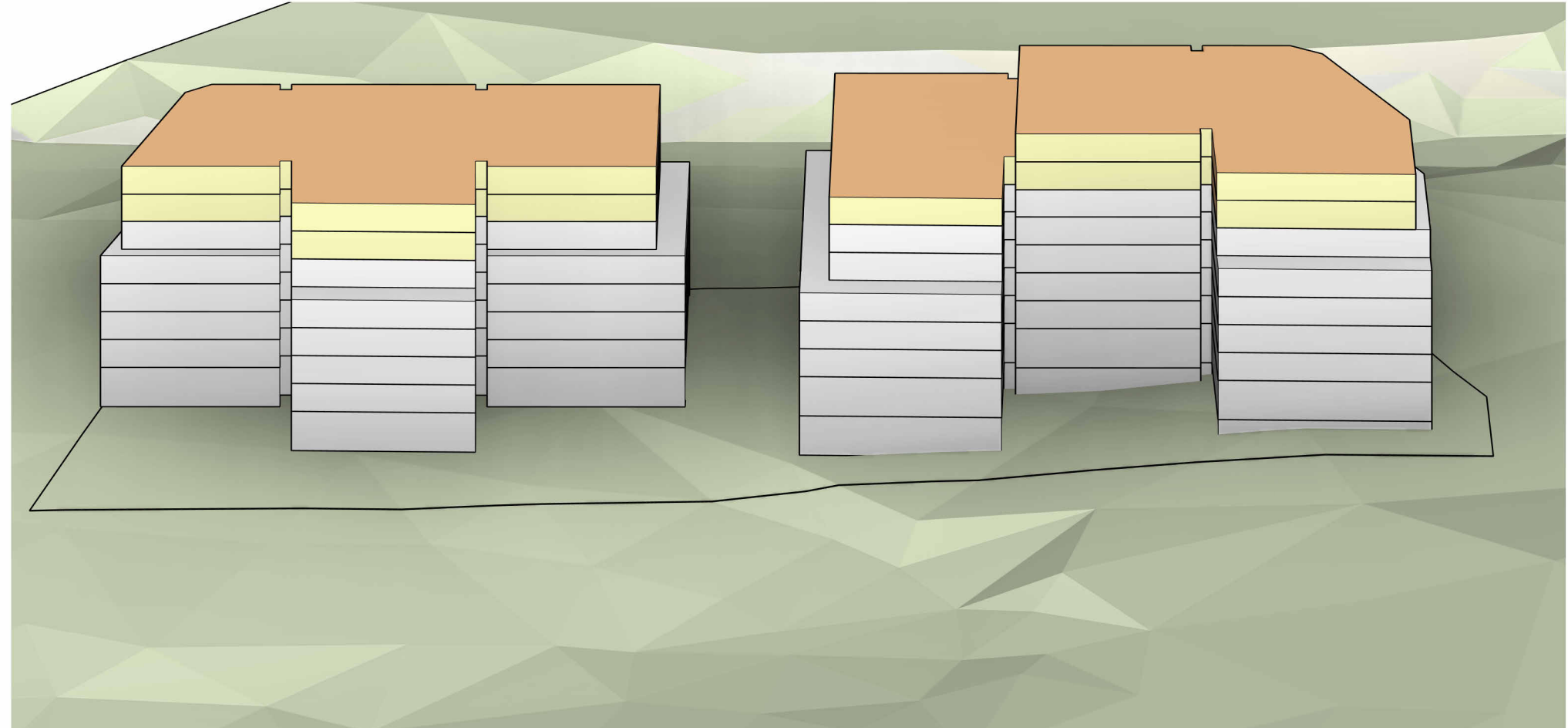
Project Title: **Shop Top Housing**
 1-3 Clanville Rd, 75 Hill St,
 2-4 Oliver St
 Roseville NSW 2069

Drawing Title: **Siteplan**

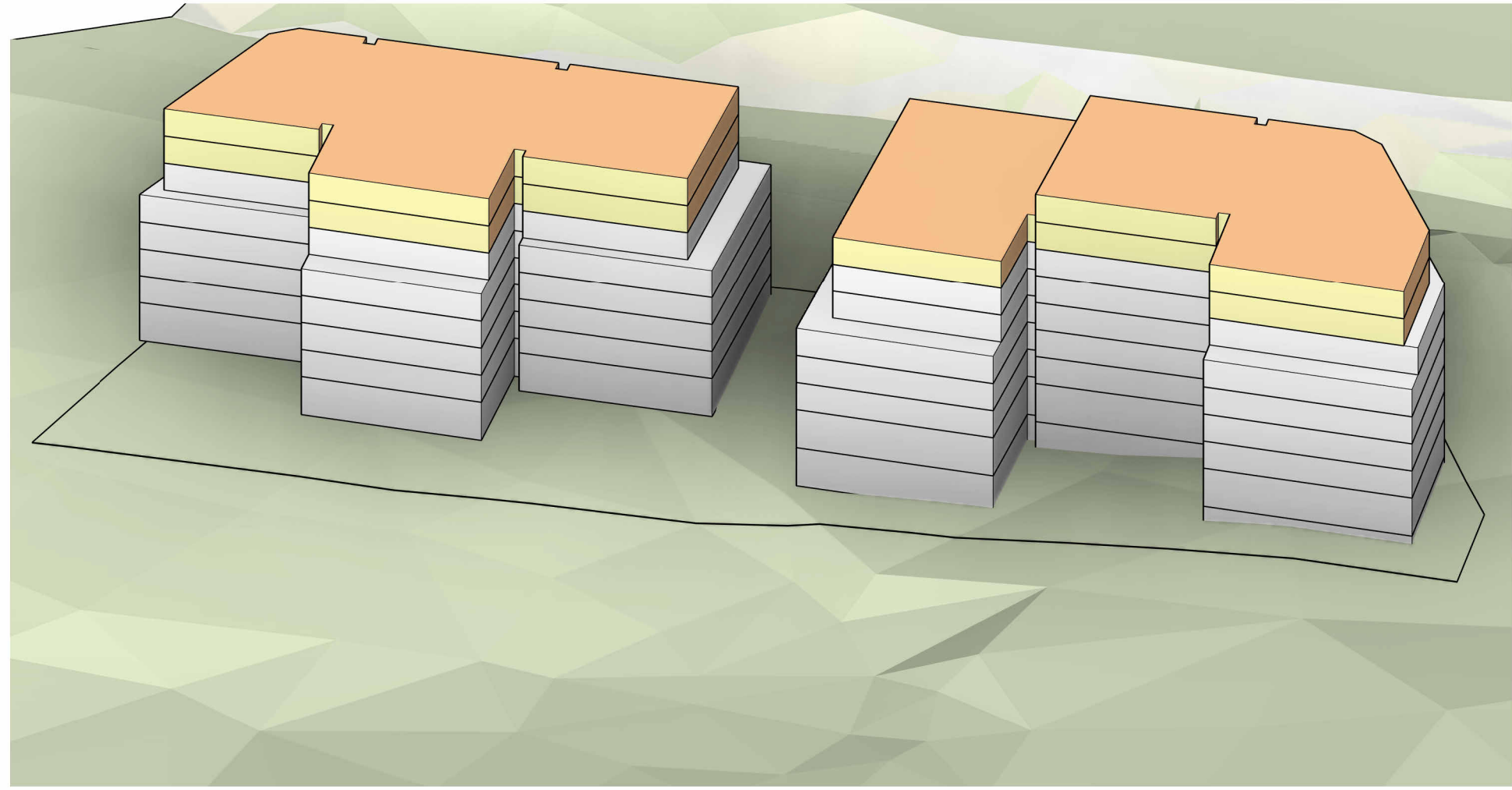
Drawing Number: **A010**
 Revision: **1**
 Date: **10/08/2025**
 Scale: **1 : 200 @ A1**



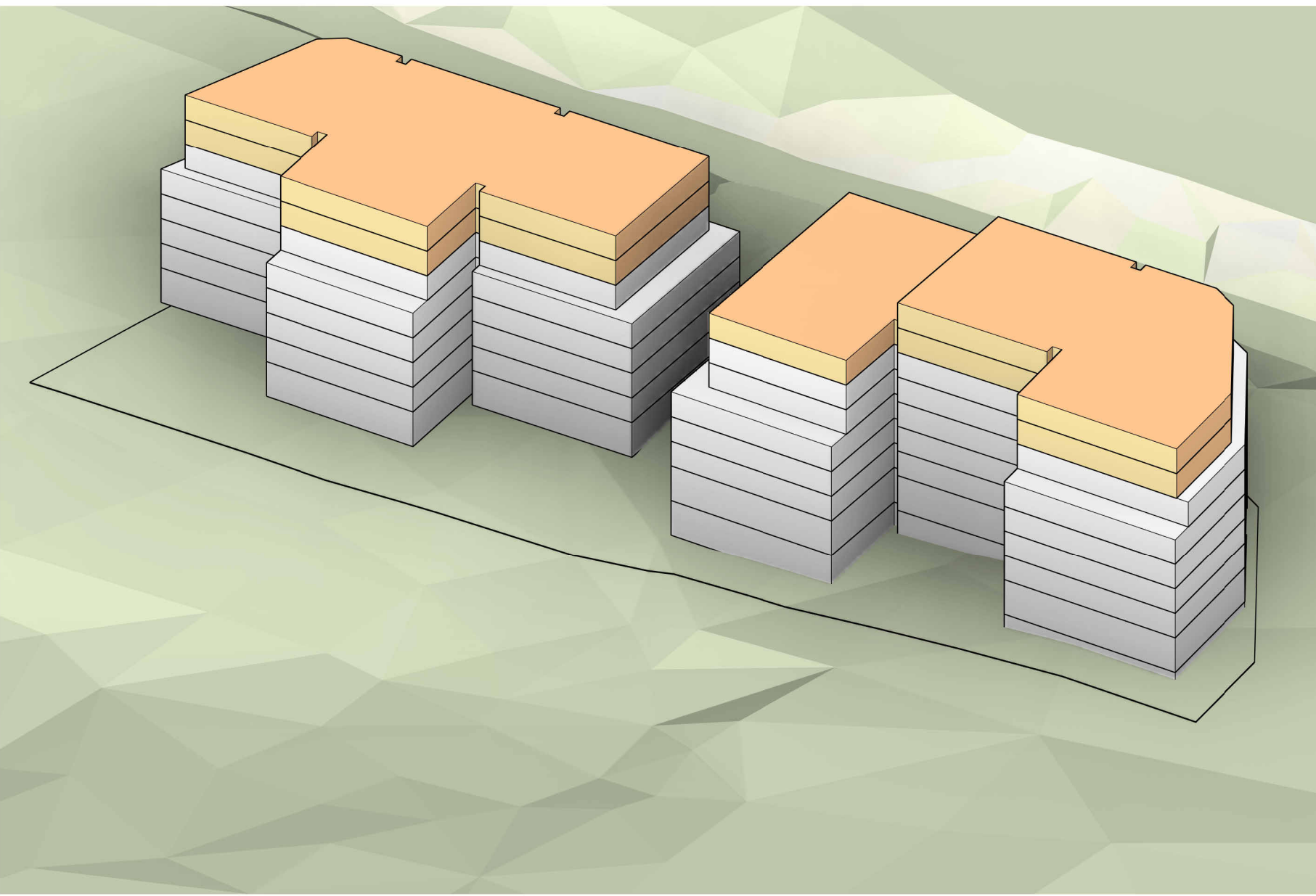
1 Sun Eye - 9am - SSDA



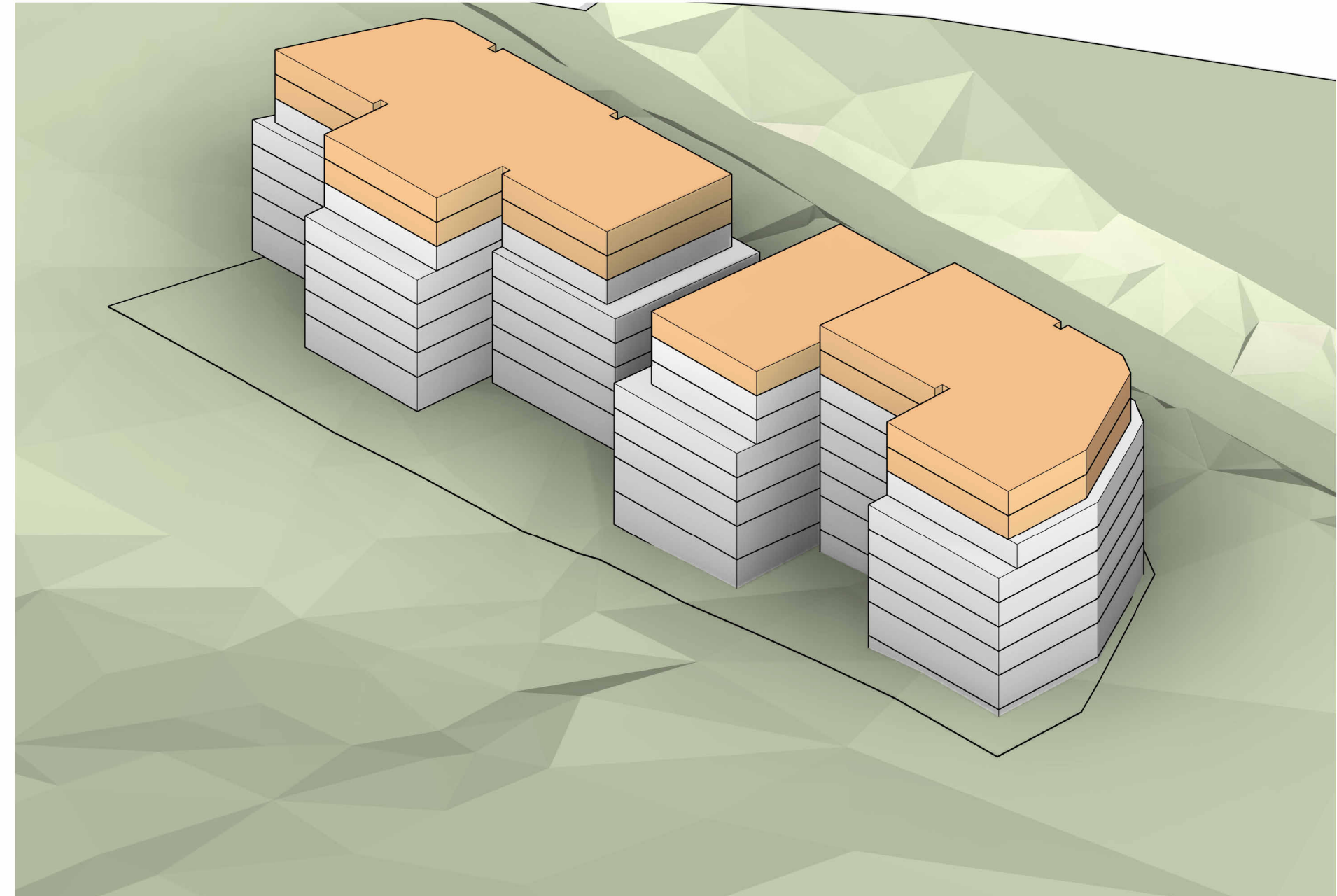
2 Sun Eye - 10am - SSDA



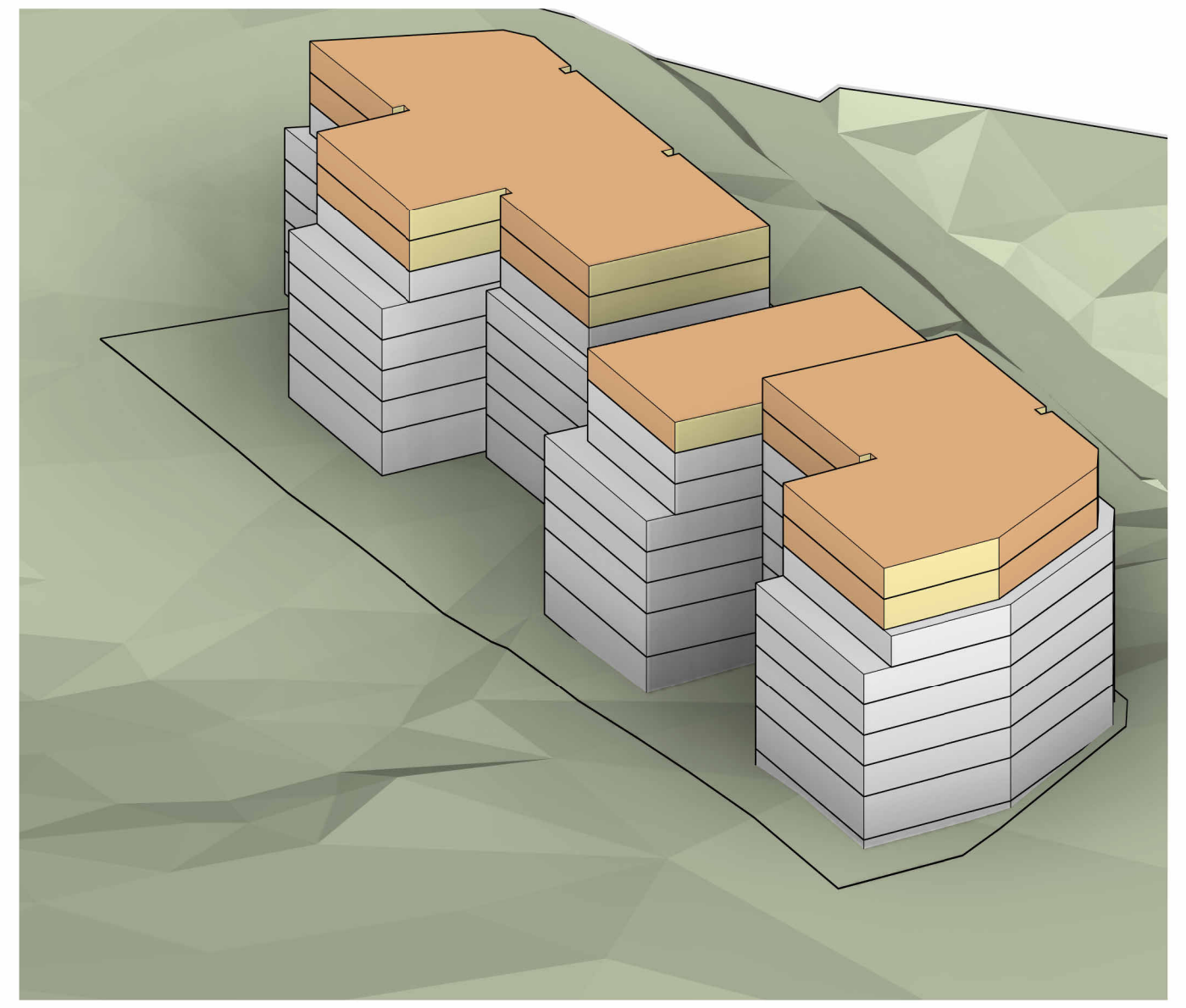
3 Sun Eye - 11am - SSDA



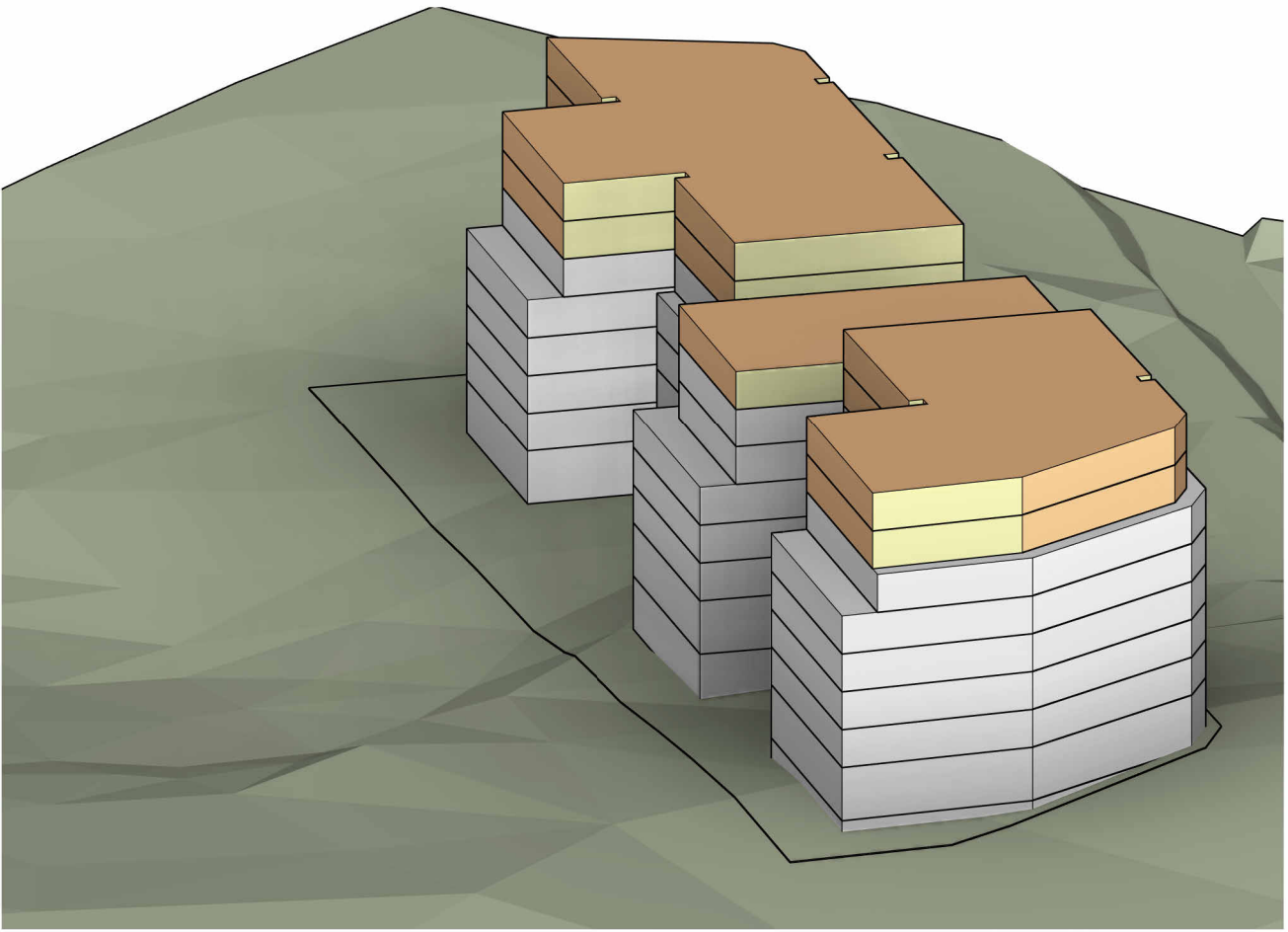
4 Sun Eye - 12pm - SSDA



5 Sun Eye - 1pm - SSDA



6 Sun Eye - 2pm - SSDA



7 Sun Eye - 3pm - SSDA

70% of apartments are to receive 2 hours of solar access to private open space and living rooms in accordance with the Apartment Design Guide. Compliance to be verified at DA stage subject to detailed floor plan layouts.

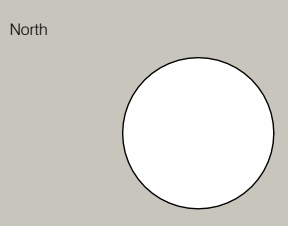
Orange floors indicate 30% SSD Bonus floorspace / height

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1 Shadow - 9am SSD
A200 1 : 1000



2 Shadow - 10am SSD
A200 1 : 1000



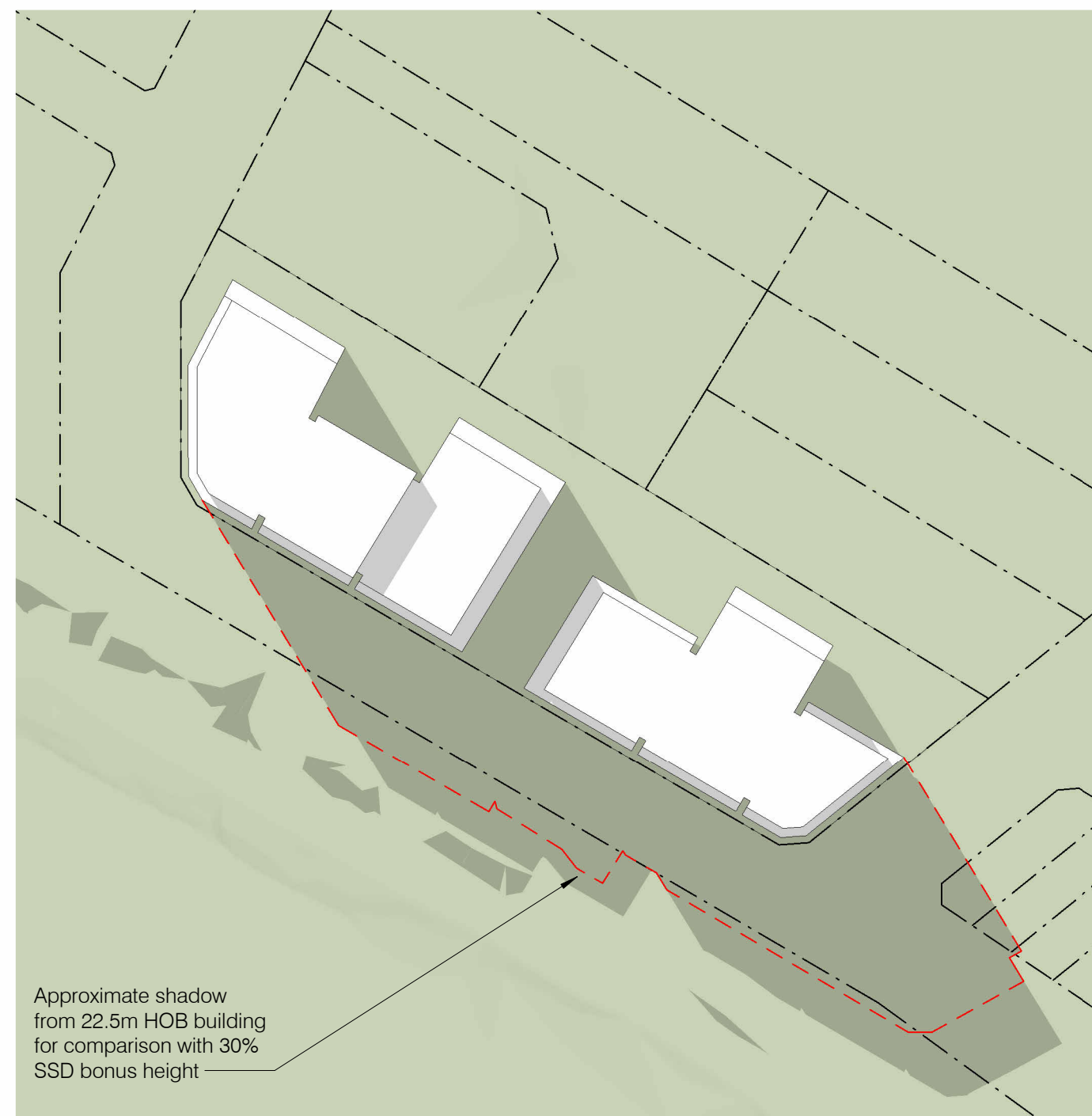
3 Shadow - 11am SSD
A200 1 : 1000



4 Shadow - 12pm SSD
A200 1 : 1000



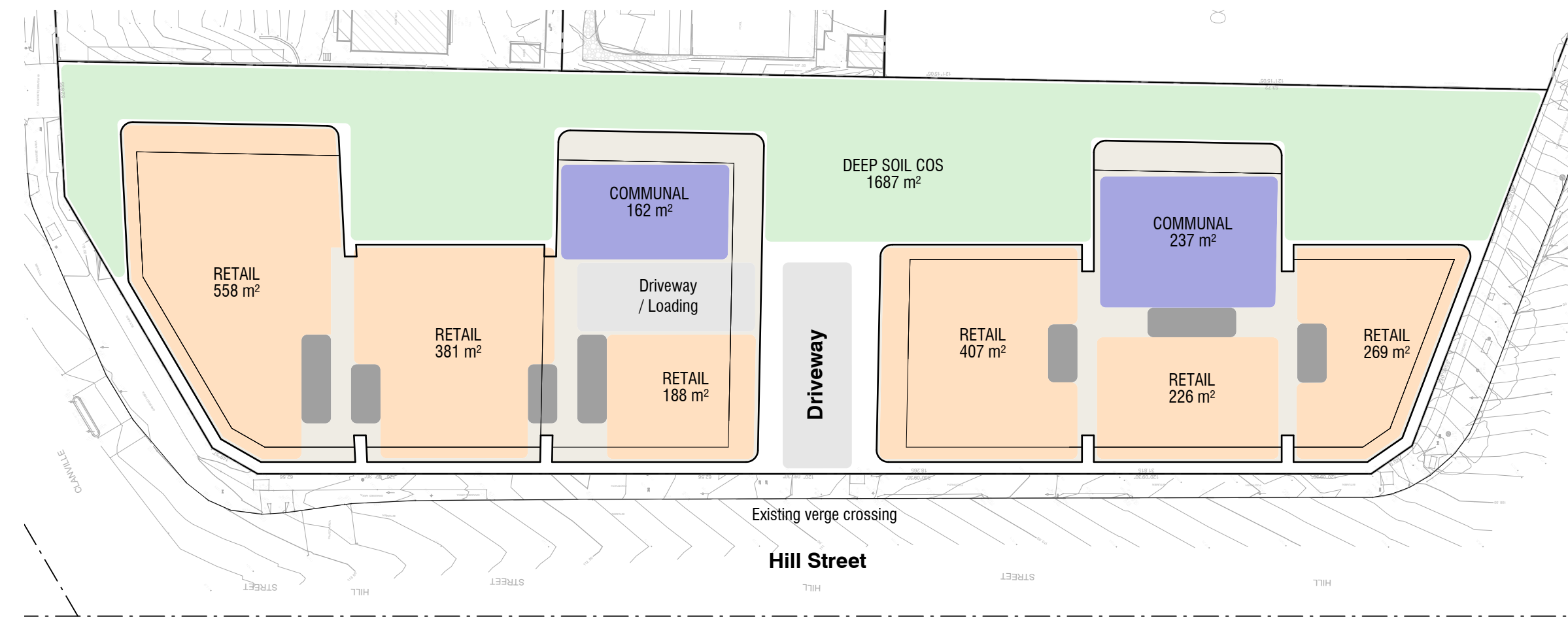
5 Shadow - 1pm SSD
A200 1 : 1000



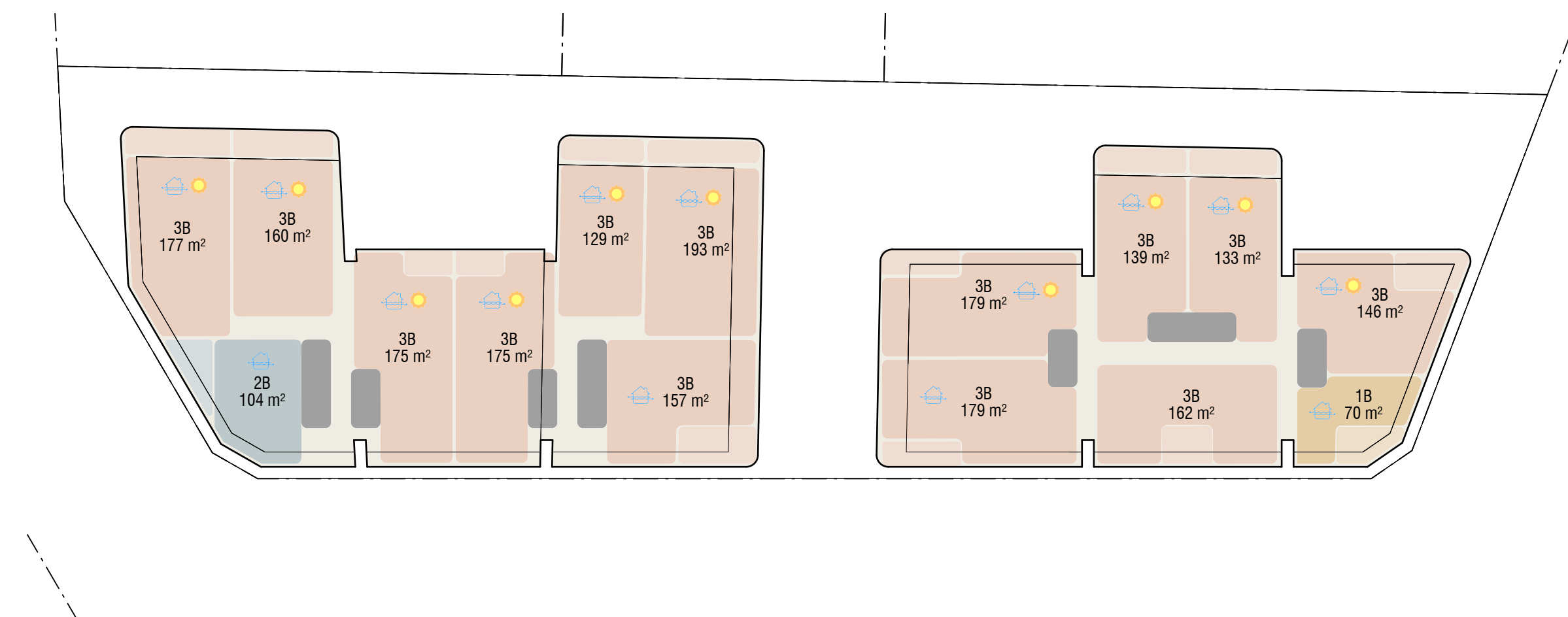
6 Shadow - 2pm SSD
A200 1 : 1000



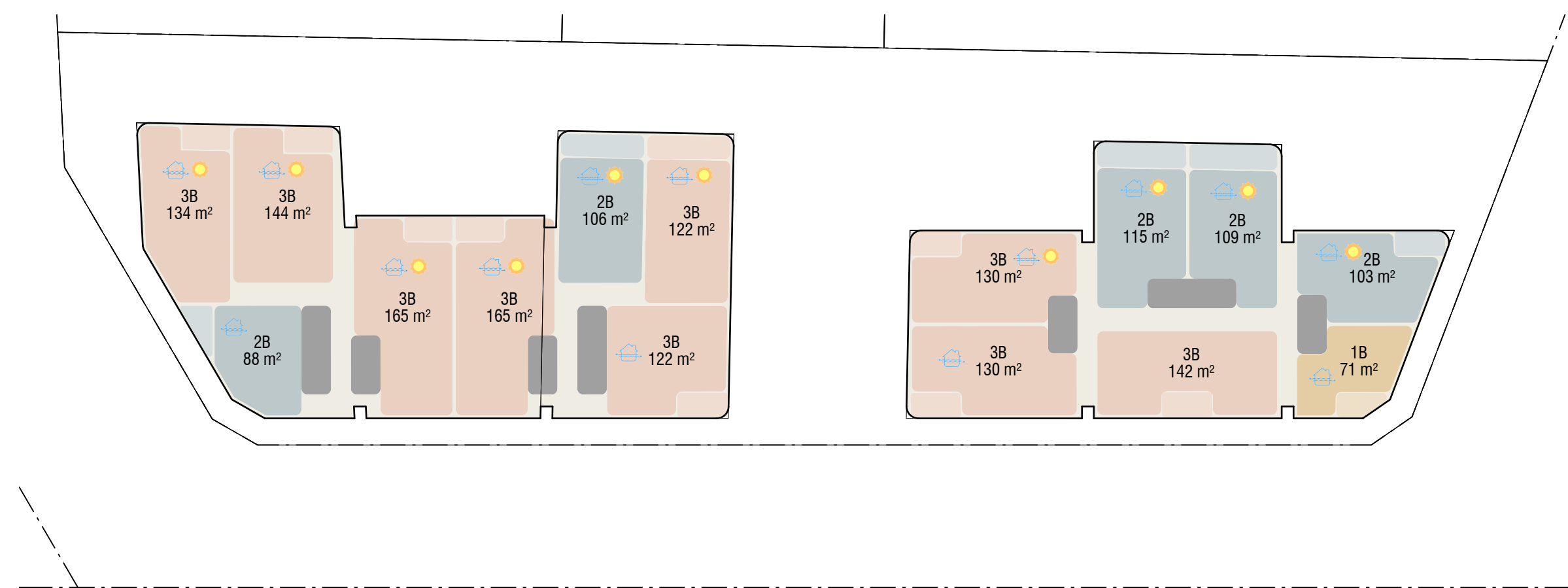
7 Shadow - 3pm SSD
A200 1 : 1000



1 Ground
A200 1 : 500

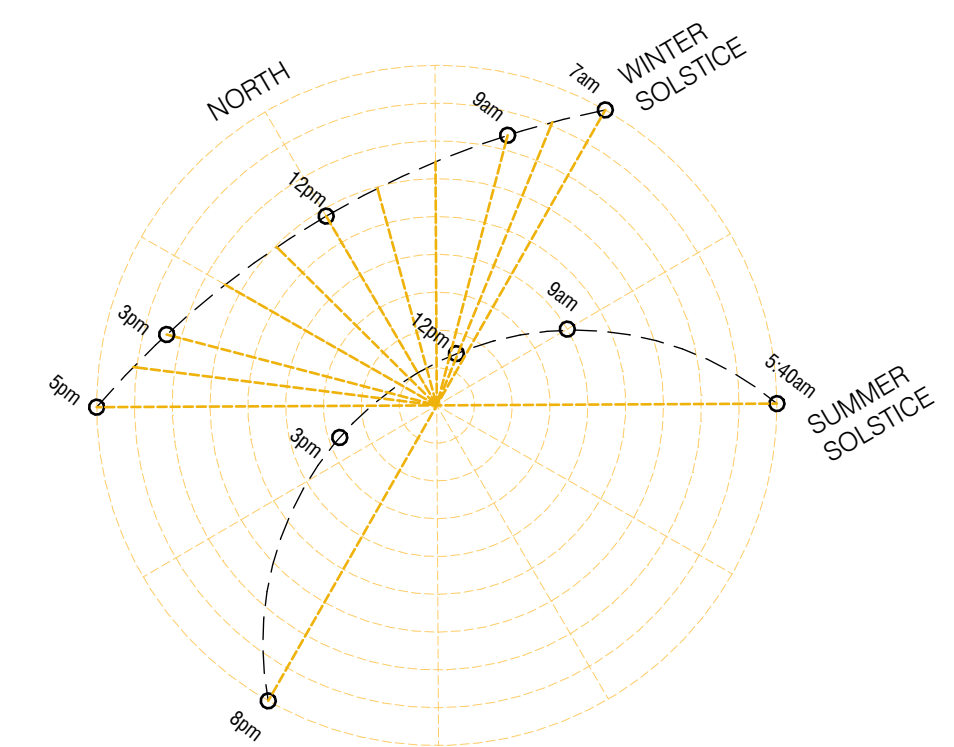


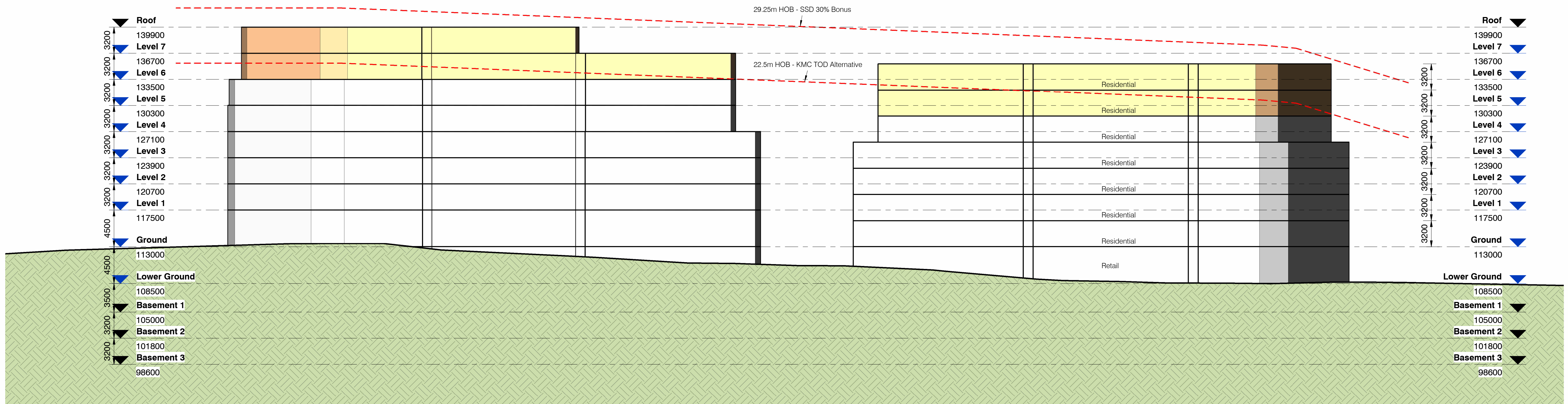
2 Typical Lower Floor
A200 1 : 500



3 Typical Upper Floor
A200 1 : 500

- ADG LEGEND**
- CAN READILY ACHIEVE >2hrs SOLAR ACCESS
 - CAN READILY ACHIEVE NATURAL CROSS VENTILATION





1 Hill Street Elevation
A010 1 : 250