STATE SIGNIFICANT DEVELOPMENT APPLICATION
24-28 MIDDLE HARBOUR ROAD, LINDFIELD, NEW SOUTH WALES, 2070

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Cover Page

Drawing Scale

Drawing No.
DA000

Revision
04

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24-28 Middle Harbour Lindfield
Development Summary

Site Area:	4,757	sqm
Allowable FSR:	2.5	:1
Allowable GFA	11,893	sqm
Allowable + 30% AH Bonus	15,460	sqm
30% Bonus FSR	3.25	:1
Height	22.00	m
30% Bonus Height	28.60	m

Proposed GFA:	15,456 sqm	AH GFA Requirements (TOD)	309	AH GFA Proposed (TOD)	354 sqm
Proposed FSR:	3.25 :1	AH GFA Requirements (Infill)	2,318	AH GFA Proposed (Infill)	2,377 sqm

	24-26 MHR Building A								28 MHR Building B														
	1B	1B+	2B	2B+	3B	3B+	4B	GFA m²	1B	1B+	2B	2B+	3B	3B+	4B	GFA m²	GFA AH	GFA BTR	Units	Cars	TOTAL	GFA m²	Cross Vent	Solar 8-5pm	No Solar
Basement 03																									
Basement 02								13								13				77		26			
Basement 01								13								13				74		26			
Lower Ground Level								13	0	0	0	0	1	0	1	787.02		393.66	2	16	2	800	1	2	0
Ground Level	0		0	2	0	1	2	1050.35	0	0	2	2	0	1	1	996.63	566.1	346.4	11		11	2,047	8	7	0
Level 01	0		1	2	0	4		993.37	0		3	3		2		1077.85	1082.7		15		15	2,071	10	7	3
Level 02	0		1	2	0	4		993.37	0		3	3	0	2		1077.85	1082.6		15		15	2,071	10	7	3
Level 03	0		1	2	0	4		993.37	0		3	3	0	2		1077.85		1082.7	15		15	2,071	10	7	3
Level 04 (Setback)	0		0		0	4		714.89			1	0	0	4		774.54		786.67	9		9	1,489	9	5	0
Level 05	0		0		0	4		714.89			1	0	0	4		774.54		786.67	9		9	1,489	9	5	0
Level 06	0		0		0	4		714.89			1	0	0	4		774.54		786.67	9		9	1,489	9	5	0
Level 07	0		0		0		3	699.58			0	0	0	2	2	765.61		775.64	7		7	1,465	7	5	0
Level 08								118.21							1	291.39		294.38	1		1	410	1	1	0
Level 09																					0	0			
Level 10																					0	0			
Roof								7032								8424	2731	5253							
Subtotal	0	0	3	8	0	25	5	41	0	0	14	11	1	21	5	52			93	167	93	15,456	73	51	9
Achieved Mix	0%	0%	7%	20%	0%	61%	12%		0%	0%	27%	21%	2%	40%	10%								78%	55%	10%
	0%		27%		61%		12%		0%		48%		42%		10%										

Unit Mix Total	1B	1B+	2B	2B+	3B	3B+	4B	
Proposed	0	0	17	19	1	46	10	93
	0%	0%	18%	20%	1%	49%	11%	
Total	0%		39%		51%		11%	100%
Client Mix	5%		65%		25%		5%	100%

Table 2 Car parking – residential uses

Type		No. of units	Parking Requirements: Minimum Parking Rate	Parking Requirements: Minimum No. of Spaces	Proposed Parking
Non-Affordable Housing	1 bed	0	0.5	57	77
	2 bed	12	1.0		
	3/4 bed	30	1.5		
Affordable Housing	1 bed	1	0.4	15	15
	2 bed	10	0.5		
	3/4 bed	9	1.0		
Build to Hold Housing		32	0.2	6	53
Sub-Total - Residents		**93**	-	**78**	**145**
Visitors		93	1 / 6 units	16	21
Total				**94**	**168***

*+2 Car Share Spots

DISCLAIMER

These areas are schematic only and subject to council and other requisite approval. Areas are not to be used for marketing purposes.
This scheme has been prepared generally within the bounds of the current site dimensions however is subject to detailed discussion with council, hence may be subject to change once advice is received.
This design has been prepared without structural or services engineering input hence is subject to change once advice is received.
The information contained herein is believed to be correct at time on preparation based on the information available at the time of preparation.
Recipients must make their own investigations to satisfy themselves in all aspects.

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Country: Darramurragal/ Darug - Australia

Drawing Name: Development Summary

Drawing Scale: 1:1 @ A1
Drawing No.: DA001
Revision: 05

Apartment Schedule Bdg A [property Apt No]								
Level	Apartment Number	Type	Solar Access [ADG]	Cross Vent [ADG]	Unit Type	Livable	Adaptable	Measured Area
GROUND								
	A-00-01	4B	+2HRS SOLAR	YES	Market	-	-	197.53
	A-00-02	3B+	-	NO	Market	-	-	133.00
	A-00-03	2B+	-	YES	Market	YES	YES	110.90
	A-00-04	2B+	-	YES	Market	YES	YES	110.90
	A-00-05	4B	-	YES	Market	-	-	177.95
LEVEL 1								
	A-01-01	3B+	+2HRS SOLAR	YES	Market	-	-	176.46
	A-01-02	3B+	-	NO	Market	-	-	118.89
	A-01-03	2B+	-	YES	Market	YES	YES	110.90
	A-01-04	2B+	-	YES	Market	YES	YES	110.83
	A-01-05	3B+	-	NO	Market	-	-	118.89
	A-01-06	3B+	-	YES	Market	-	-	137.62
	A-01-07	2B	NO SOLAR	YES	Market	-	-	96.81
LEVEL 2								
	A-02-01	3B+	+2HRS SOLAR	YES	Market	-	-	176.46
	A-02-02	3B+	-	NO	Market	-	-	118.89
	A-02-03	2B+	-	YES	Market	YES	YES	110.90
	A-02-04	2B+	-	YES	Market	YES	YES	110.90
	A-02-05	3B+	-	NO	Market	-	-	118.89
	A-02-06	3B+	-	YES	Market	-	-	137.80
	A-02-07	2B	NO SOLAR	YES	Market	-	-	96.81
LEVEL 3								
	A-03-01	3B+	+2HRS SOLAR	YES	Market	-	-	176.46
	A-03-02	3B+	-	NO	Market	-	-	118.89
	A-03-03	2B+	-	YES	Market	YES	YES	110.83
	A-03-04	2B+	-	YES	Market	YES	YES	110.83
	A-03-05	3B+	-	NO	Market	-	-	118.89
	A-03-06	3B+	-	YES	Market	-	-	137.63
	A-03-07	2B	NO SOLAR	YES	Market	-	-	96.81
LEVEL 4 (SETBACK)								
	A-04-01	3B+	+2HRS SOLAR	YES	Market	-	-	172.84
	A-04-02	3B+	-	YES	Market	-	-	130.70
	A-04-03	3B+	-	YES	Market	-	-	130.77
	A-04-04	3B+	-	YES	Market	-	-	178.65
LEVEL 5								
	A-05-01	3B+	+2HRS SOLAR	YES	Market	-	-	172.84
	A-05-02	3B+	-	YES	Market	-	-	130.70
	A-05-03	3B+	-	YES	Market	-	-	130.77
	A-05-04	3B+	-	YES	Market	-	-	178.65
LEVEL 6								
	A-06-01	3B+	+2HRS SOLAR	YES	Market	-	-	172.84
	A-06-02	3B+	-	YES	Market	-	-	130.70
	A-06-03	3B+	-	YES	Market	-	-	130.77
	A-06-04	3B+	-	YES	Market	-	-	178.65
LEVEL 7								
	A-07-01	4B	+2HRS SOLAR	YES	Market	-	-	203.06
	A-07-02	4B	-	YES	Market	YES	-	188.47
	A-07-03	4B	+2HRS SOLAR	YES	Market	-	-	216.71

Apartment Schedule Bdg B [property Apt No]								
Level	Apartment Number	Type	Solar Access [ADG]	Cross Vent [ADG]	Unit Type	Livable	Adaptable	Measured Area
LOWER GROUND								
	B-0-1-01	3B	+2HRS SOLAR	YES	BTH	-	-	161.20
	B-0-1-01	4B	+2HRS SOLAR	NO	BTH	-	-	199.37
GROUND								
	B-00-01	4B	+2HRS SOLAR	YES	SSDA Affordable	-	-	174.09
	B-00-02	3B+	+2HRS SOLAR	NO	SSDA Affordable	-	-	133.00
	B-00-03	2B+	+2HRS SOLAR	YES	SSDA Affordable	YES	YES	110.90
	B-00-04	2B+	+2HRS SOLAR	YES	BTH	YES	YES	110.90
	B-00-05	2B	+2HRS SOLAR	NO	SSDA Affordable	-	-	96.99
	B-00-06	2B	+2HRS SOLAR	YES	BTH	-	-	111.47
LEVEL 1								
	B-01-01	3B+	+2HRS SOLAR	YES	SSDA Affordable	-	-	176.46
	B-01-02	3B+	+2HRS SOLAR	NO	SSDA Affordable	-	-	118.89
	B-01-03	2B+	+2HRS SOLAR	YES	SSDA Affordable	YES	YES	110.83
	B-01-04	2B+	+2HRS SOLAR	YES	SSDA Affordable	YES	YES	110.83
	B-01-05	2B	+2HRS SOLAR	NO	SSDA Affordable	-	-	96.99
	B-01-06	2B	+2HRS SOLAR	YES	SSDA Affordable	-	-	115.07
	B-01-07	2B+	NO SOLAR	NO	SSDA Affordable	-	-	123.19
	B-01-08	2B	NO SOLAR	YES	SSDA Affordable	-	-	96.81
LEVEL 2								
	B-02-01	3B+	+2HRS SOLAR	YES	SSDA Affordable	-	-	176.46
	B-02-02	3B+	+2HRS SOLAR	NO	SSDA Affordable	-	-	118.89
	B-02-03	2B+	+2HRS SOLAR	YES	SSDA Affordable	YES	YES	110.90
	B-02-04	2B+	+2HRS SOLAR	YES	SSDA Affordable	YES	YES	110.90
	B-02-05	2B	+2HRS SOLAR	NO	SSDA Affordable	-	-	96.99
	B-02-06	2B	+2HRS SOLAR	YES	TOD Affordable	-	-	115.07
	B-02-07	2B+	NO SOLAR	NO	TOD Affordable	-	-	122.93
	B-02-08	2B	NO SOLAR	YES	TOD Affordable	-	-	96.81
LEVEL 3								
	B-03-01	3B+	+2HRS SOLAR	YES	BTH	-	-	176.46
	B-03-02	3B+	+2HRS SOLAR	NO	BTH	-	-	118.89
	B-03-03	2B+	+2HRS SOLAR	YES	BTH	YES	YES	110.90
	B-03-04	2B+	+2HRS SOLAR	YES	BTH	YES	YES	110.83
	B-03-05	2B	+2HRS SOLAR	NO	BTH	-	-	96.99
	B-03-06	2B	+2HRS SOLAR	YES	BTH	-	-	115.07
	B-03-07	2B+	NO SOLAR	NO	BTH	-	-	123.19
	B-03-08	2B	NO SOLAR	YES	BTH	-	-	96.81
LEVEL 4 (SETBACK)								
	B-04-01	3B+	+2HRS SOLAR	YES	BTH	-	-	172.84
	B-04-02	3B+	+2HRS SOLAR	YES	BTH	-	-	130.70
	B-04-03	3B+	+2HRS SOLAR	YES	BTH	-	-	130.77
	B-04-04	3B+	+2HRS SOLAR	YES	BTH	-	-	138.33
	B-04-05	2B	-	YES	BTH	-	-	100.86
LEVEL 5								
	B-05-01	3B+	+2HRS SOLAR	YES	BTH	-	-	172.84
	B-05-02	3B+	+2HRS SOLAR	YES	BTH	-	-	130.77
	B-05-03	3B+	+2HRS SOLAR	YES	BTH	-	-	130.62
	B-05-04	3B+	+2HRS SOLAR	YES	BTH	-	-	138.33
	B-05-05	2B	-	YES	BTH	-	-	100.86
LEVEL 6								
	B-06-01	3B+	+2HRS SOLAR	YES	BTH	-	-	172.84
	B-06-02	3B+	+2HRS SOLAR	YES	BTH	-	-	130.70
	B-06-03	3B+	+2HRS SOLAR	YES	BTH	-	-	132.30
	B-06-04	3B+	+2HRS SOLAR	YES	BTH	-	-	138.33
	B-06-05	2B	-	YES	BTH	-	-	100.86
LEVEL 7								
	B-07-01	4B	+2HRS SOLAR	YES	BTH	-	-	203.06
	B-07-02	4B	+2HRS SOLAR	YES	BTH	YES	-	188.47
	B-07-03	3B+	+2HRS SOLAR	YES	BTH	-	-	148.20
	B-07-04	3B+	-	YES	BTH	-	-	137.67
LEVEL 8								
	B-08-01	4B	+2HRS SOLAR	YES	BTH	YES	-	209.33

Apartment Type Schedule		
Unit Type	Type	Quantity
BTH		
	2B	7
	2B+	4
	3B	1
	3B+	16
	4B	4
	32	
Market		
	2B	3
	2B+	8
	3B+	25
	4B	5
	41	
SSDA Affordable		
	2B	5
	2B+	6
	3B+	5
	4B	1
	17	
TOD Affordable		
	2B	2
	2B+	1
	3	
TOTAL	**93**	

Apartment Type BTR	
Unit Type	Type
BTH	
	2B
	10
	2B+
	12
	3B
	1
	3B+
	41
	4B
	9
TOTAL	**73**

Apartment Type MKT	
Unit Type	Type
Market	
	2B
	3
	2B+
	8
	3B+
	25
	4B
	5
TOTAL	**41**

Apartment Type SSDA	
Unit Type	Type
SSDA Affordable	
	2B
	5
	2B+
	6
	3B+
	5
	4B
	1
TOTAL	**17**

Apartment Type TOD		
Home Story Name	Unit Type	Type
LEVEL 2		
	TOD Affordable	2B
		2
	TOD Affordable	2B+
		1
TOTAL		**3**

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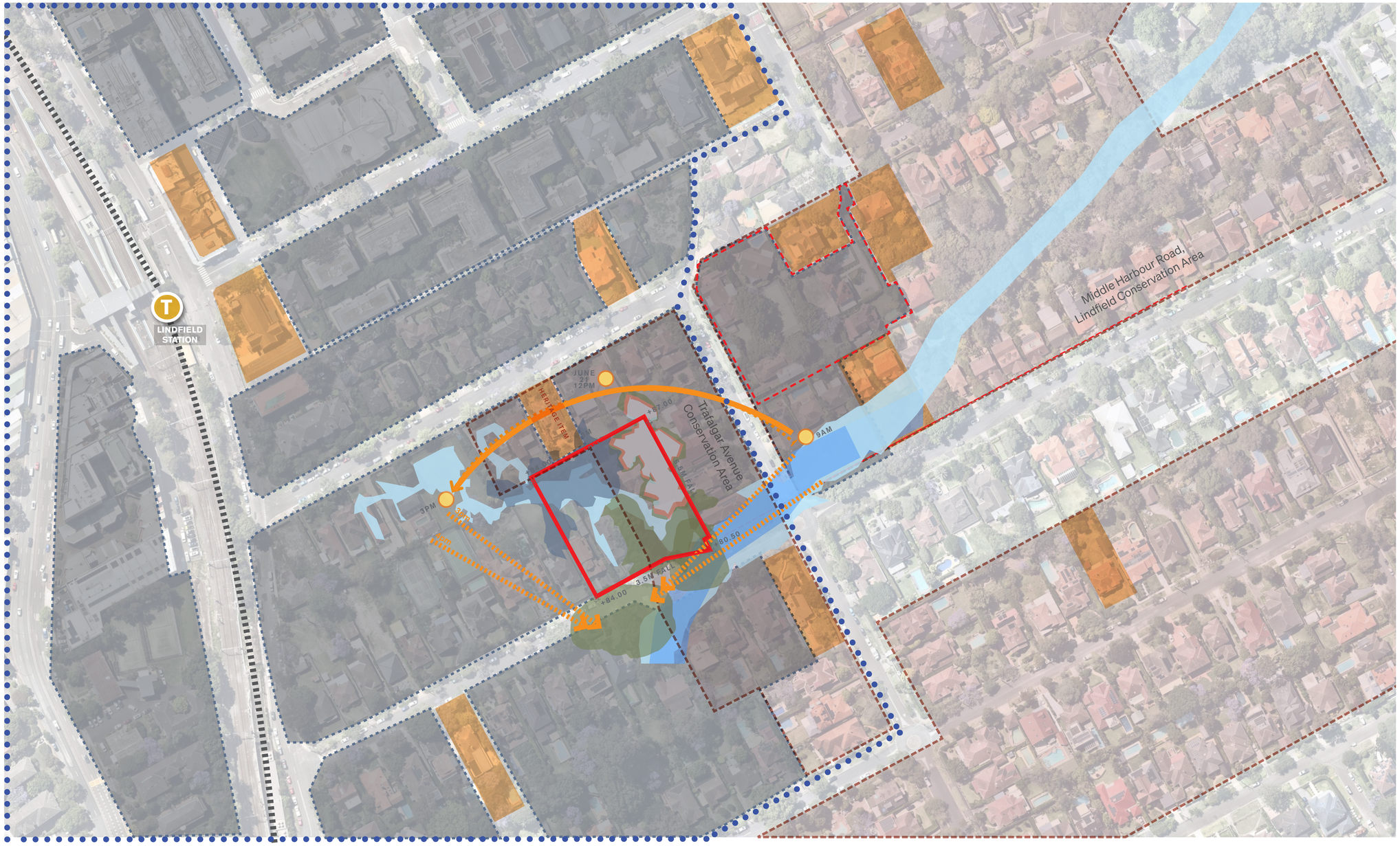
Drawing Name
Apartment Schedule

Drawing Scale

Drawing No. DA002

Revision 04

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Site
Heritage Interface
Heritage Item
Conservation Area - General
Natural Resources
Swamp Forest
Landscape Remnant
Other Vegetation
Overland Flow
Riparian Corridor
Transport Oriented Development Site
Council Alternate Scheme (June 13th)

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Drawing Name
Site Analysis Plan

Drawing Scale 1:1000

Drawing No. DA100

Revision 04

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RUSSELL AV

MIDDLE HARBOUR ROAD

TRAFALGAR AV

MIDDLE HARBOUR ROAD

B1

B2

B1

B2

Site Plan - 3D Existing
1:500

0 2.5 5 10 25m

Scale 1:500 @ A1

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Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

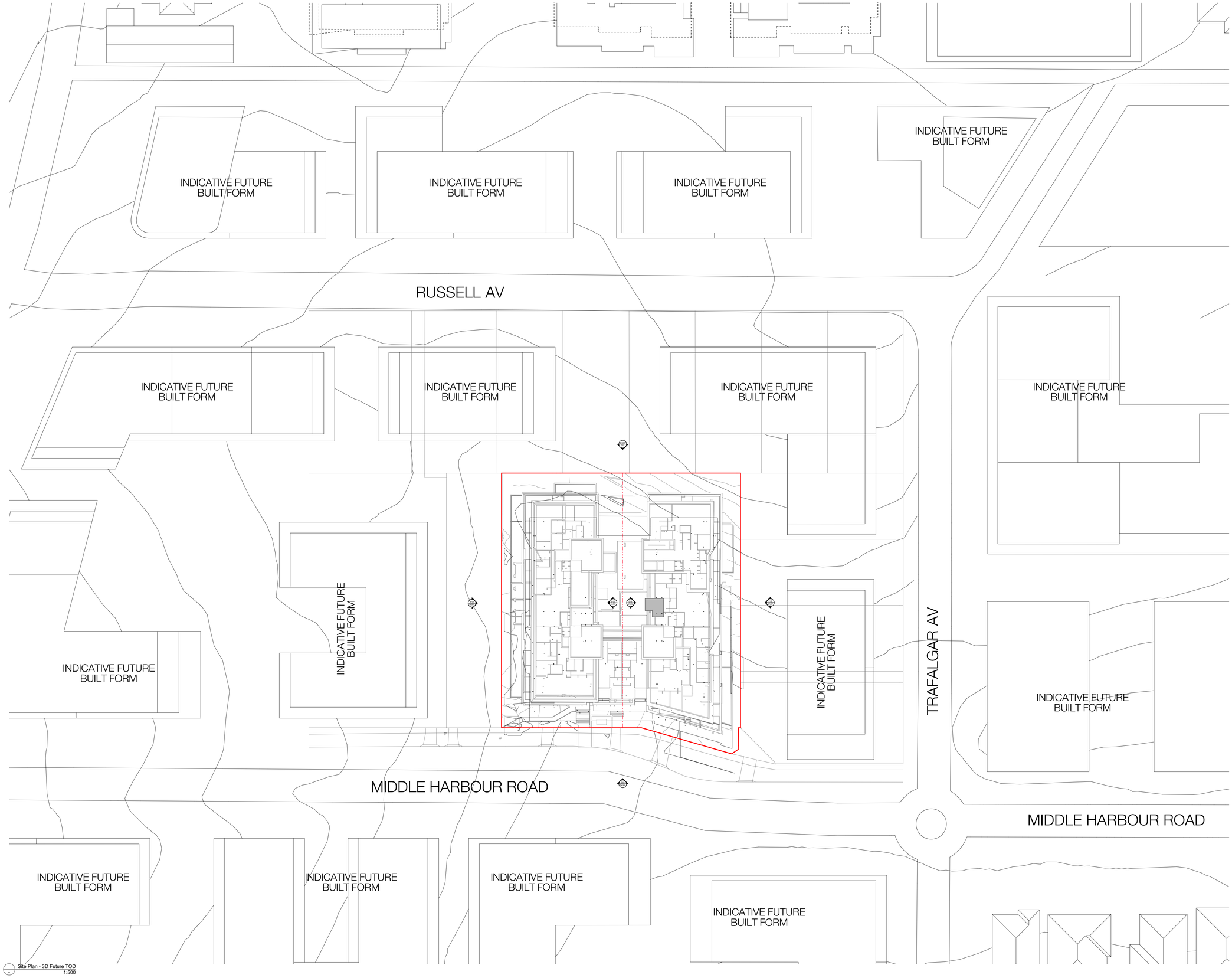
Drawing Name
Site Plan Existing Context

Drawing Scale 1:1000, 1:500

Drawing No. DA101

A1 Revision 04

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Site Plan - 3D Future TOD
1:500

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Rev	Date	By	Chk	Description
01	8/04/2025	OD KL HN	DN	Concept Plans
02	24/04/2025	LB DN HN		For Coordination
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04	5/12/2025	LB DN HN	DN	SSDA RFI

0 2.5 5 10 25m

Scale 1:500 @ A1

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Drawing Name
Site Plan Future Context

Drawing Scale 1:500 @ A1

Drawing No. DA102

Revision 04

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03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI



KEY PLAN

AREA TO BE DEMOLISHED

EXISTING BUILDING TO BE DEMOLISED

*REFER TO ARBORIST + LANDSCAPE PLAN FOR TREE RETENTION PLAN GENERALLY

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Drawing Name
Demolition Plan

Drawing Scale 1:200 @ A1

Drawing No. DA103

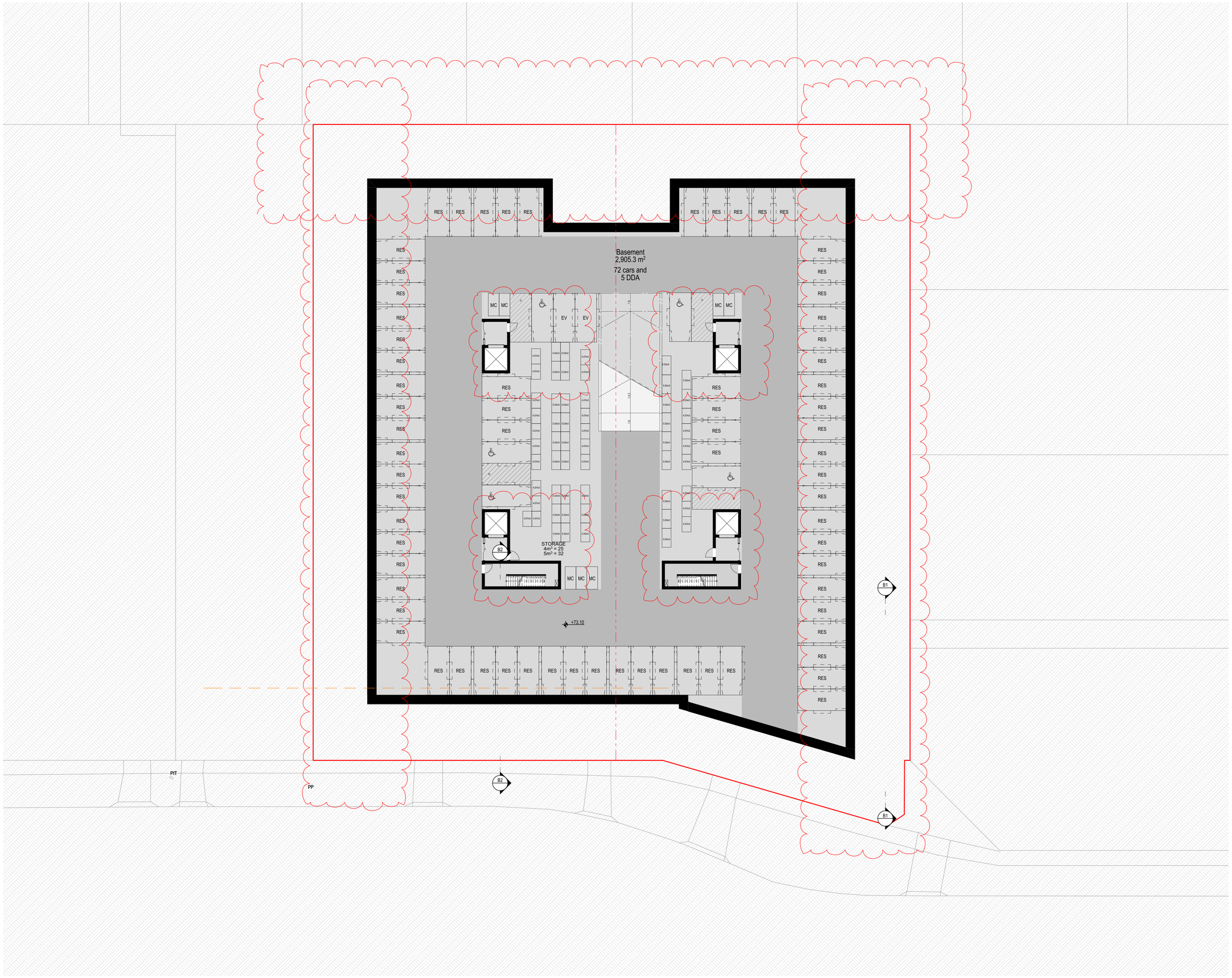
Revision 04

12 - Demolition Plan 1:200

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04	5/12/2025	HN JW	DN	SSDA RFI



-3
-
BASEMENT 2
1:200

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0 1 2 4 10m

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Drawing Name
Basement 03

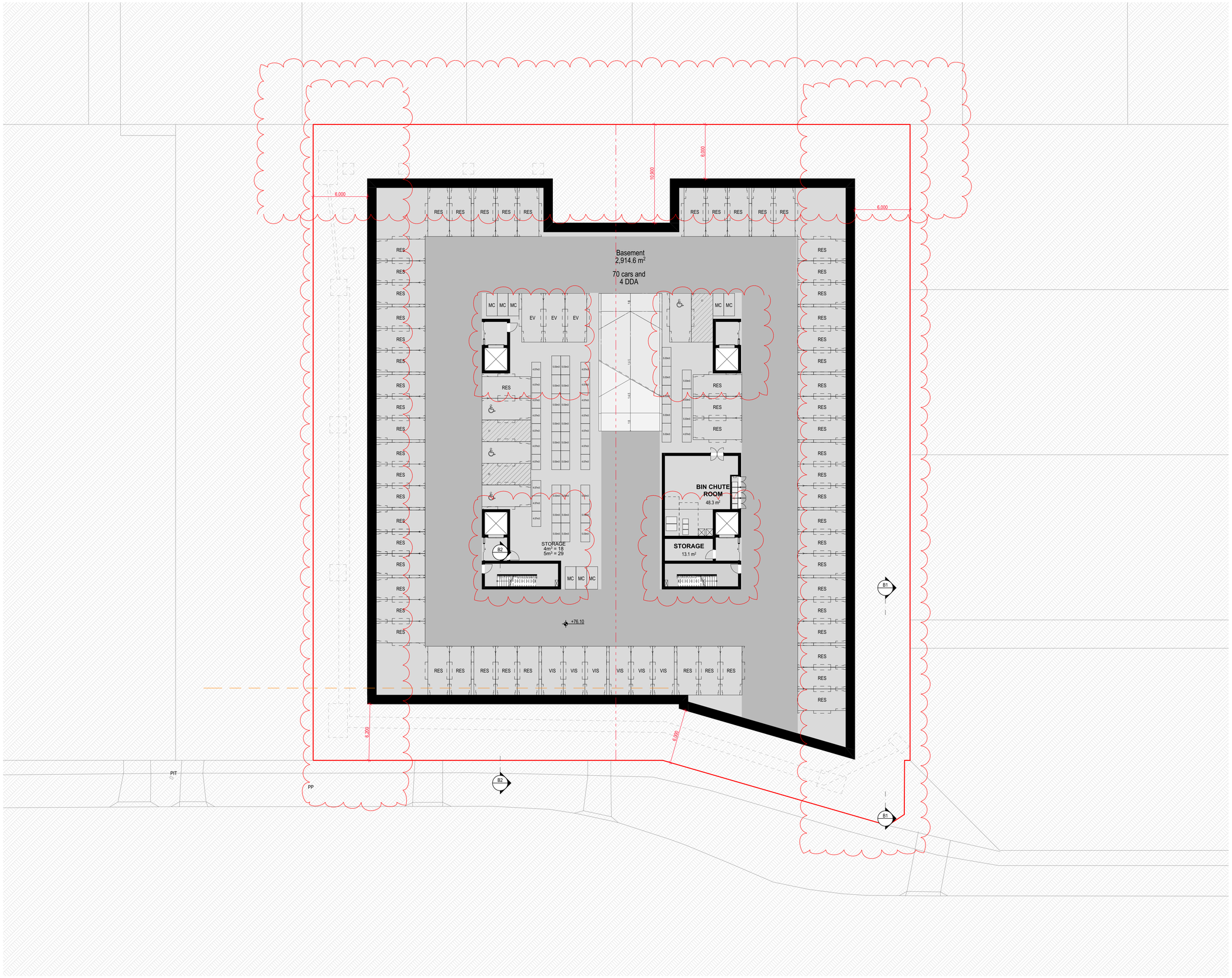
Drawing Scale 1:200 @ A1

Drawing No. DA200

Revision 04

- All works to be in accordance with authority & statutory approvals.
- Refer to site survey for all information relating to existing site conditions.
- All Boundary information to be confirmed by registered surveyor before commencing works on site.
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-2- BASEMENT 1
1:200

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Drawing Name
Basement 02

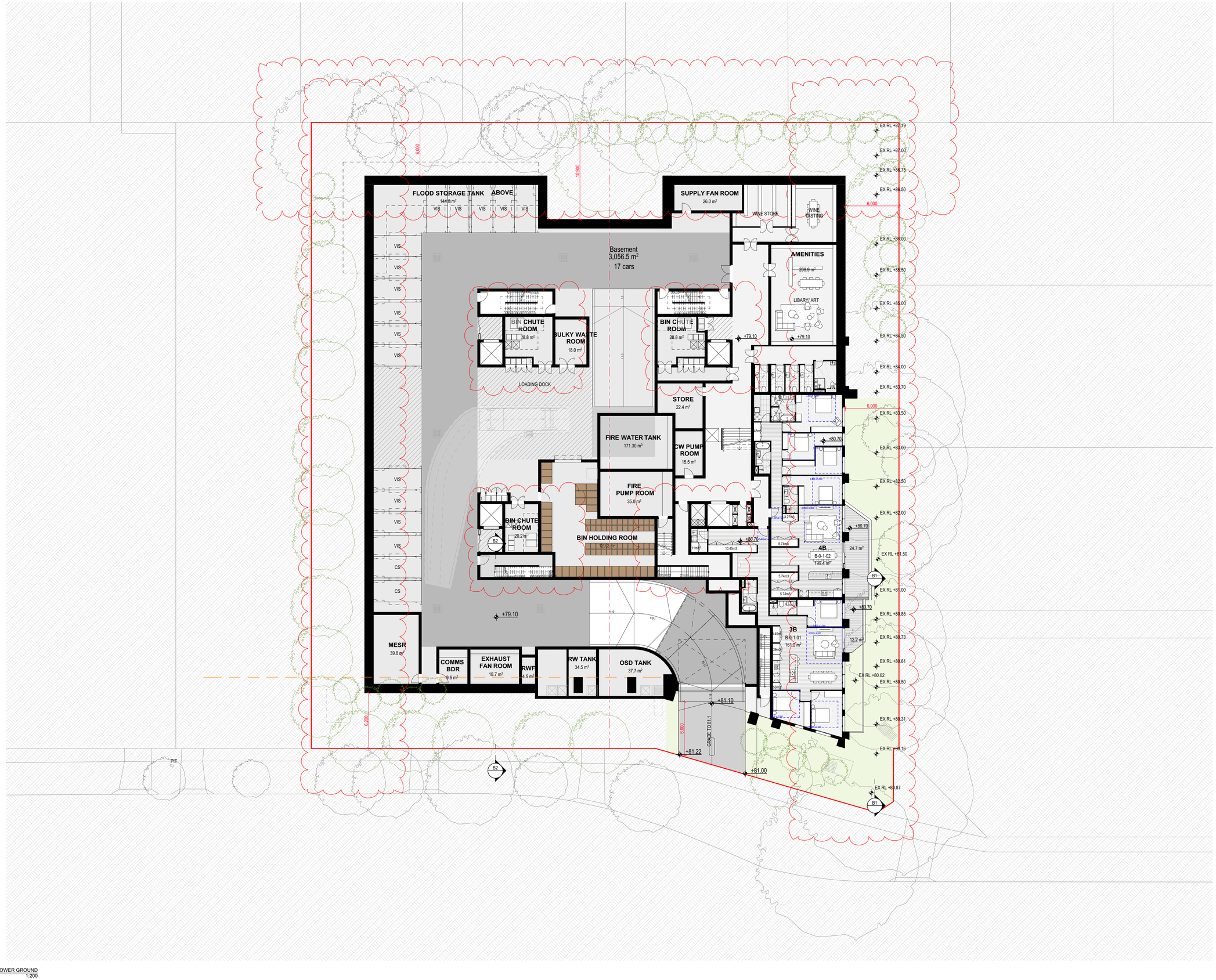
Drawing Scale 1:200 @ A1

Drawing No. DA201

Revision 04

- All works to be in accordance with authority & statutory approvals.
- Refer to site survey for all information relating to existing site conditions.
- All Boundary information to be confirmed by registered surveyor before commencing works on site.
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-1 - LOWER GROUND
1:200

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Drawing Name
Lower Ground

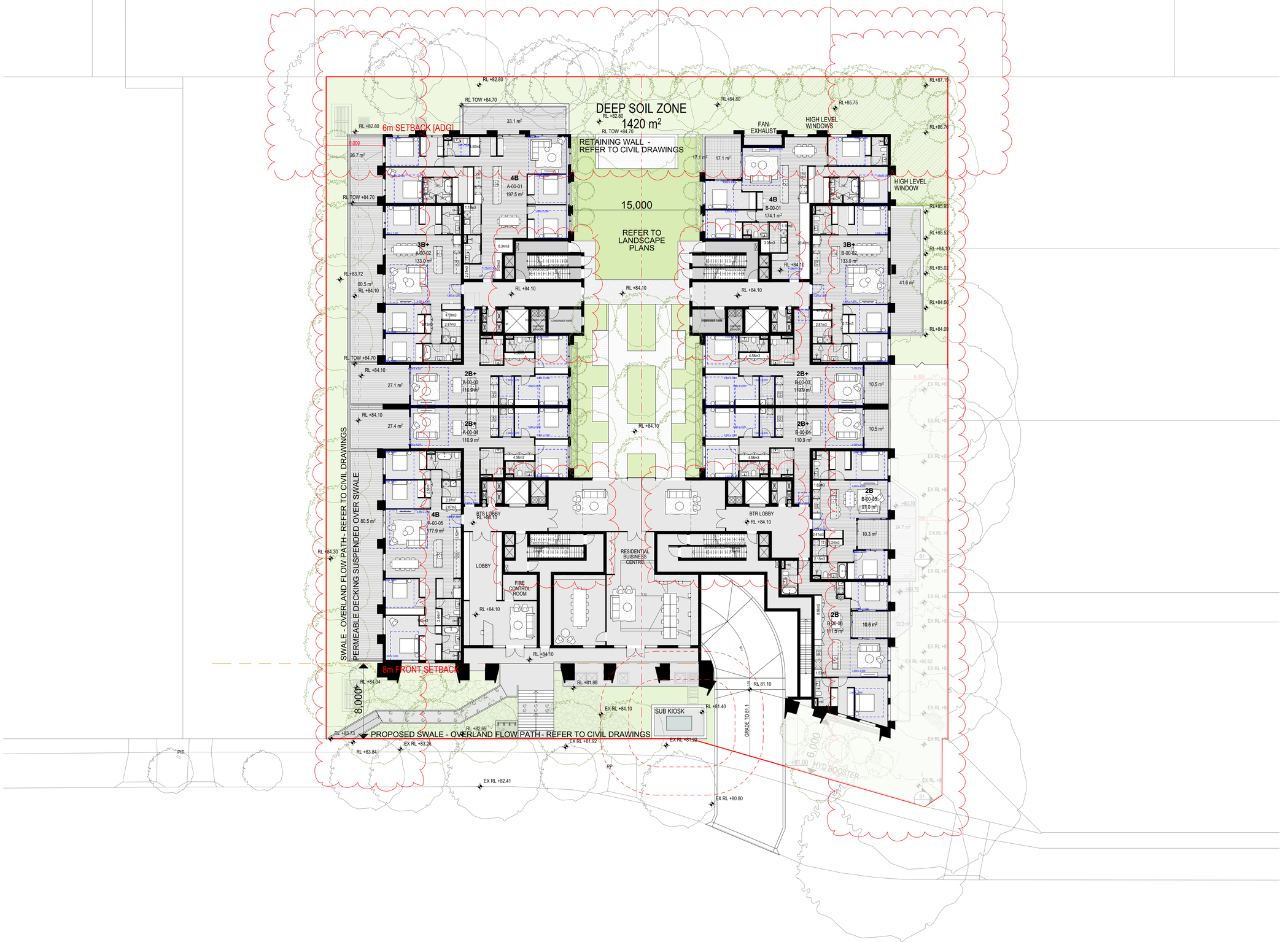
Drawing Scale 1:200 @ A1

Drawing No. DA202

Revision 04

- All works to be in accordance with authority & statutory approvals.
- Refer to site survey for all information relating to existing site conditions.
- All Boundary information to be confirmed by registered surveyor before commencing works on site.
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03	6/05/2025	LB DN HN	DN	SSDA Submission
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0 1 2 4 10m

Scale 1:200 @ A1

LOWER GROUND
1:200

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Drawing Name
Ground

Drawing Scale 1:200 @ A1

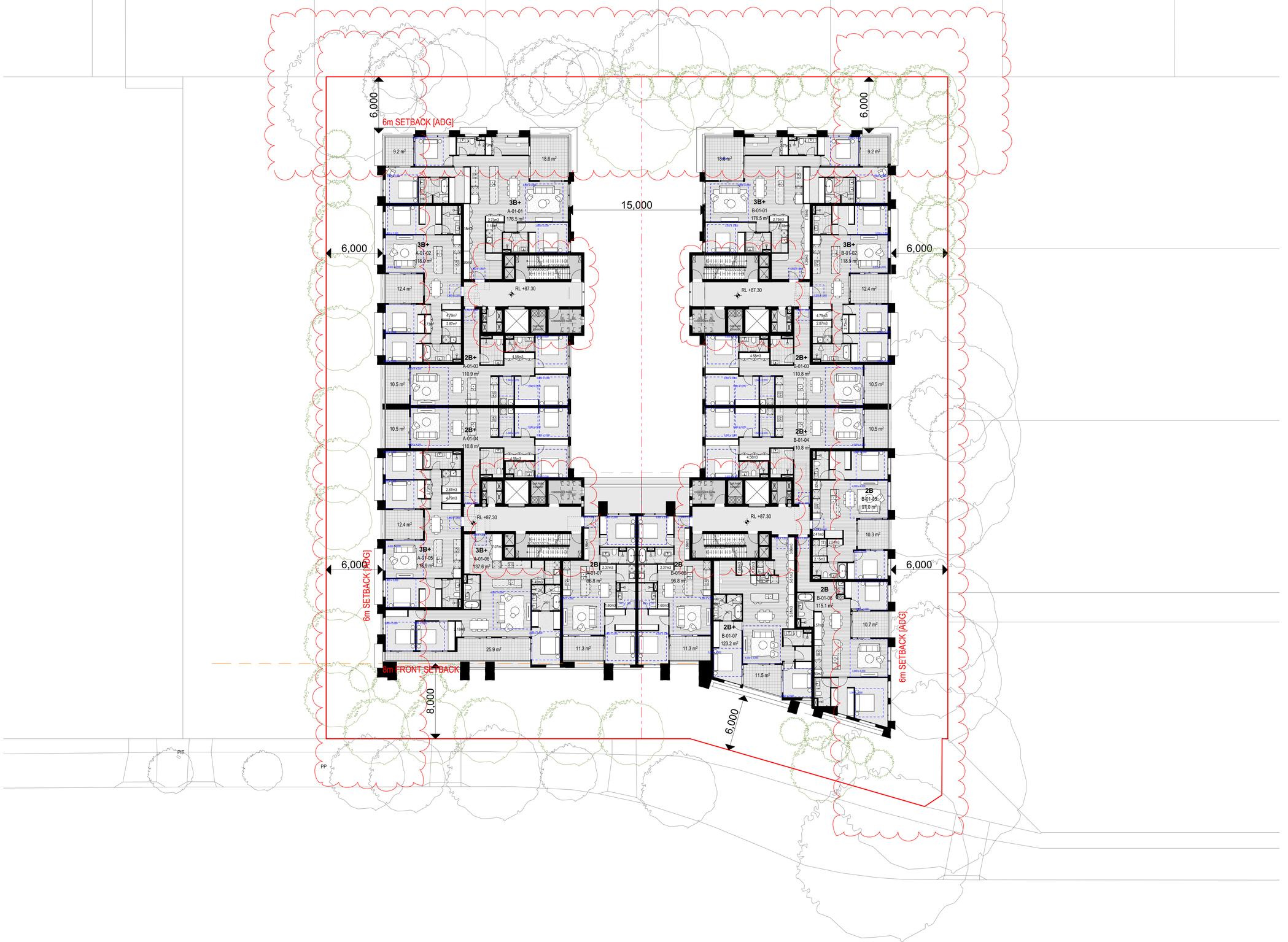
Drawing No. DA203

Revision 04

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04	5/12/2025	HN JW	DN	SSDA RFI



1 LEVEL 1
1:200

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Drawing Name
Level 01

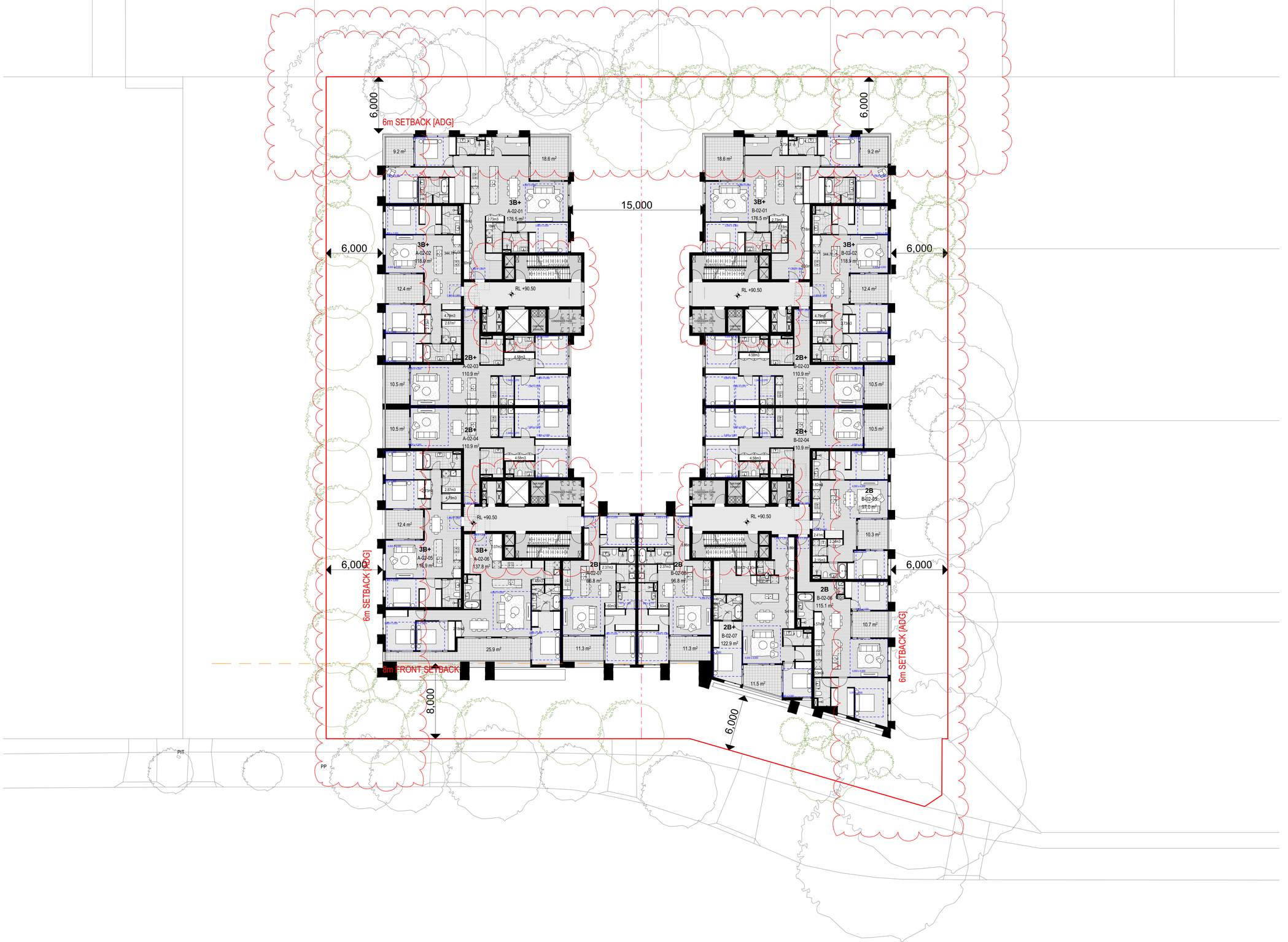
Drawing Scale 1:200 @ A1

Drawing No. DA204

Revision 04

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Drawing Name
Level 02

Drawing Scale 1:200 @ A1

Drawing No. DA205

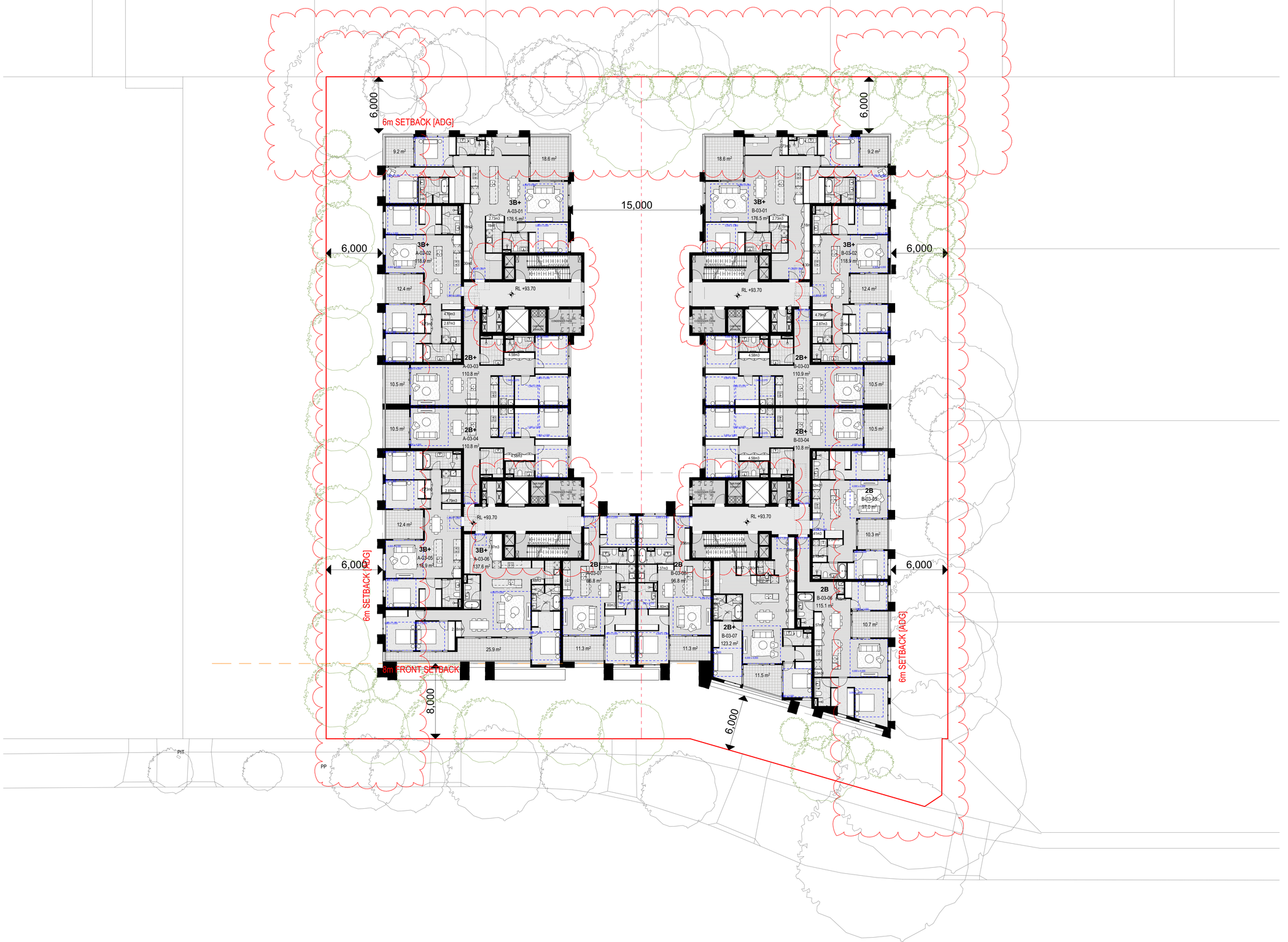
Revision 04

2. LEVEL 2
1:200

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Drawing Name
Level 03

Drawing Scale 1:200 @ A1

Drawing No. DA206

Revision 04

3. LEVEL 3
1:200

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4. LEVEL 4 (SETBACK)
1:200

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Drawing Name
Level 04 Setback

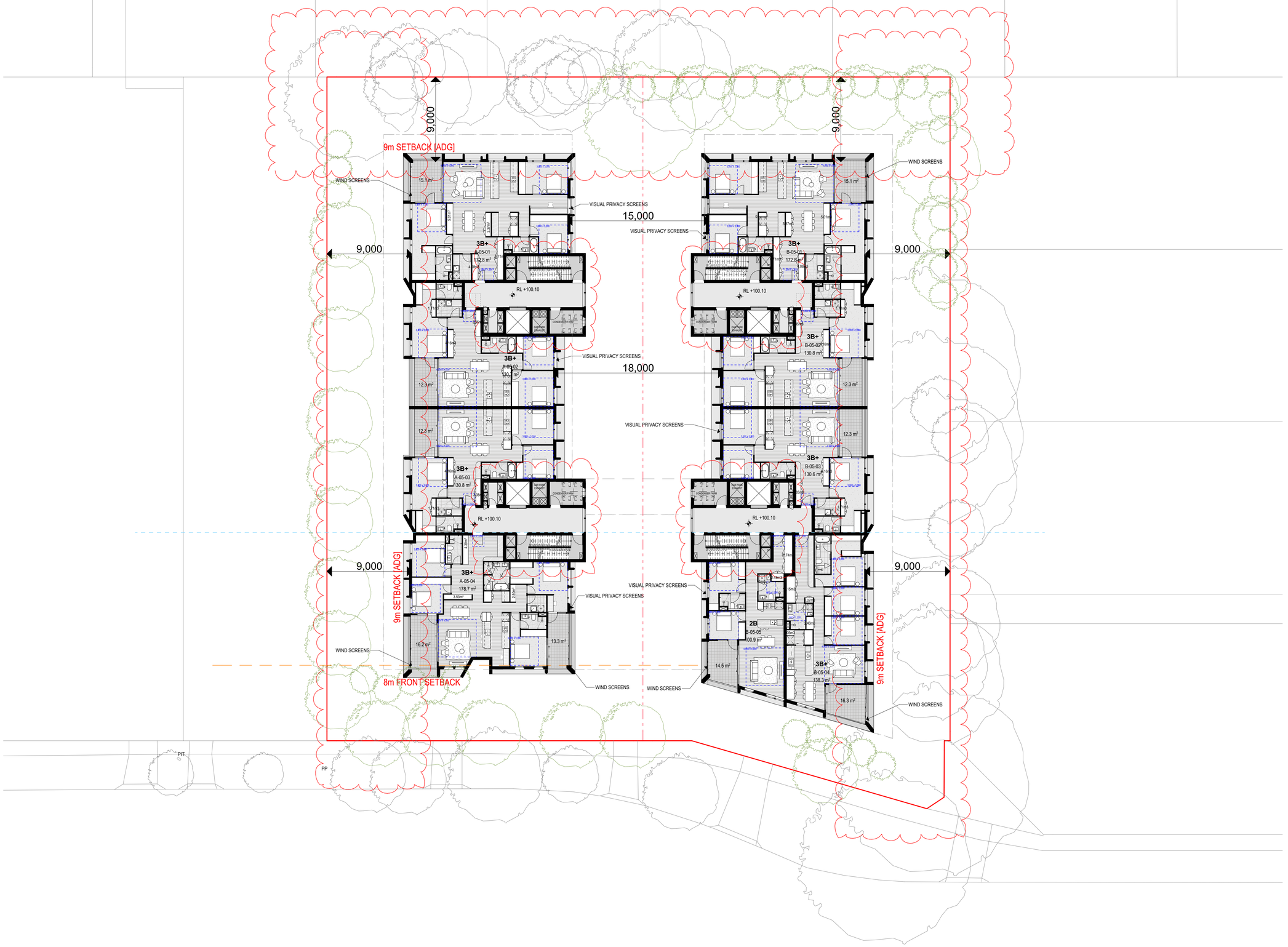
Drawing Scale 1:200 @ A1

Drawing No. DA207

Revision 04

- All works to be in accordance with authority & statutory approvals.
- Refer to site survey for all information relating to existing site conditions.
- All Boundary information to be confirmed by registered surveyor before commencing works on site.
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5. LEVEL 5
1:200

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Drawing Name
Level 05

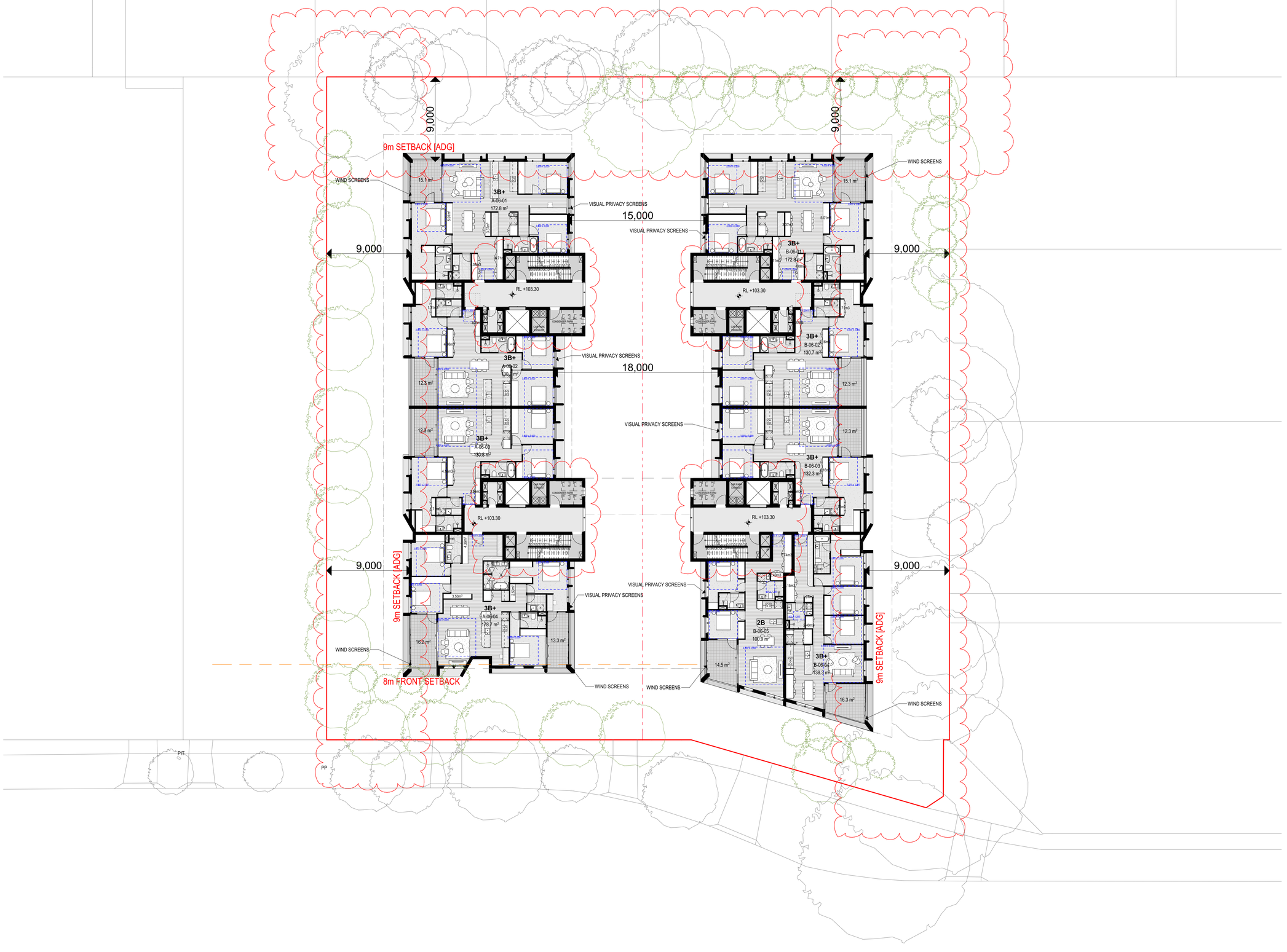
Drawing Scale 1:200 @ A1

Drawing No. DA208

Revision 04

- All works to be in accordance with authority & statutory approvals.
- Refer to site survey for all information relating to existing site conditions.
- All Boundary information to be confirmed by registered surveyor before commencing works on site.
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6. LEVEL 6
1:200

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Drawing Name
Level 06

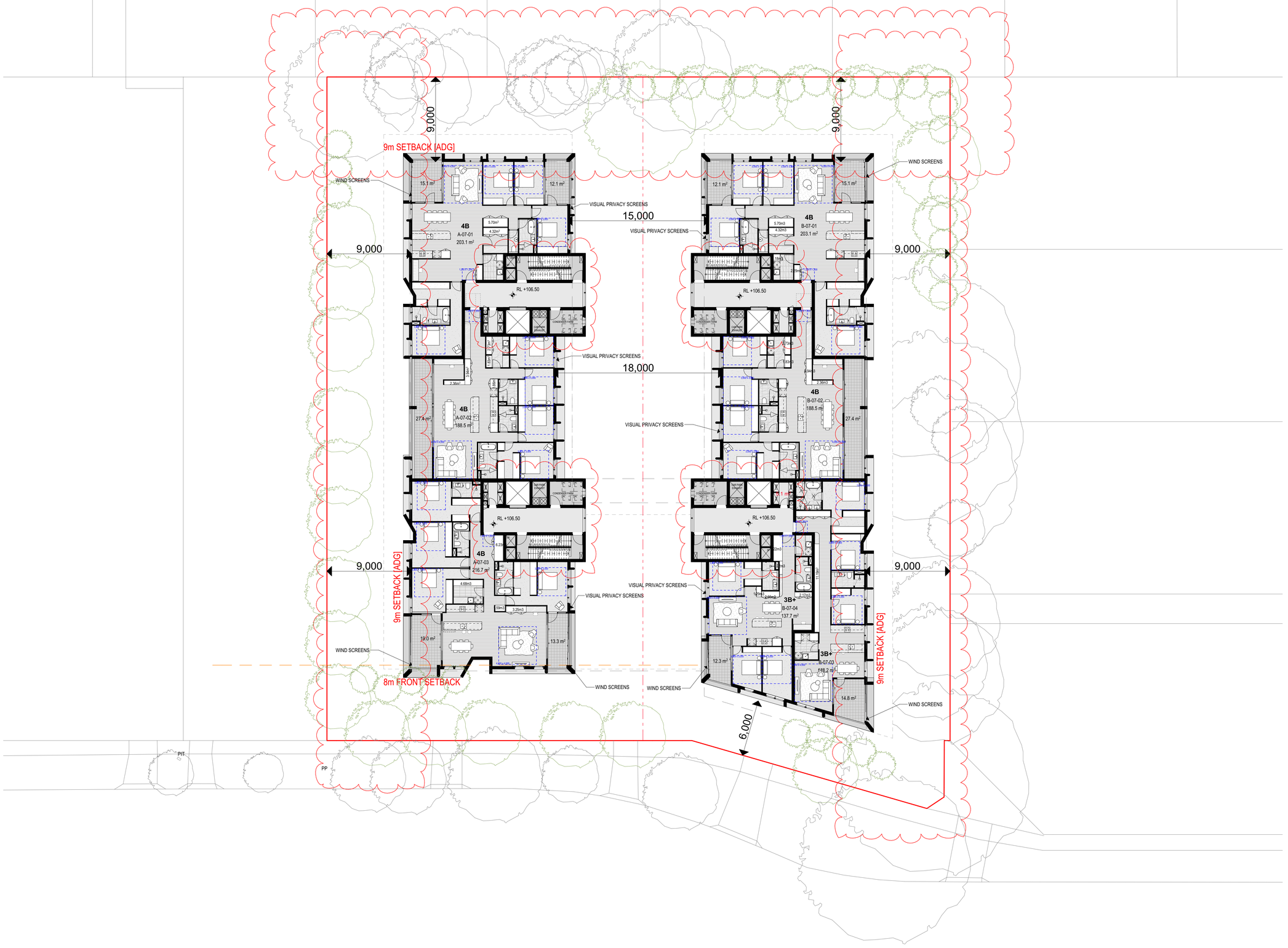
Drawing Scale 1:200 @ A1

Drawing No. DA209

Revision 04

- All works to be in accordance with authority & statutory approvals.
- Refer to site survey for all information relating to existing site conditions.
- All Boundary information to be confirmed by registered surveyor before commencing works on site.
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Drawing Name
Level 07

Drawing Scale 1:200 @ A1

Drawing No. DA210

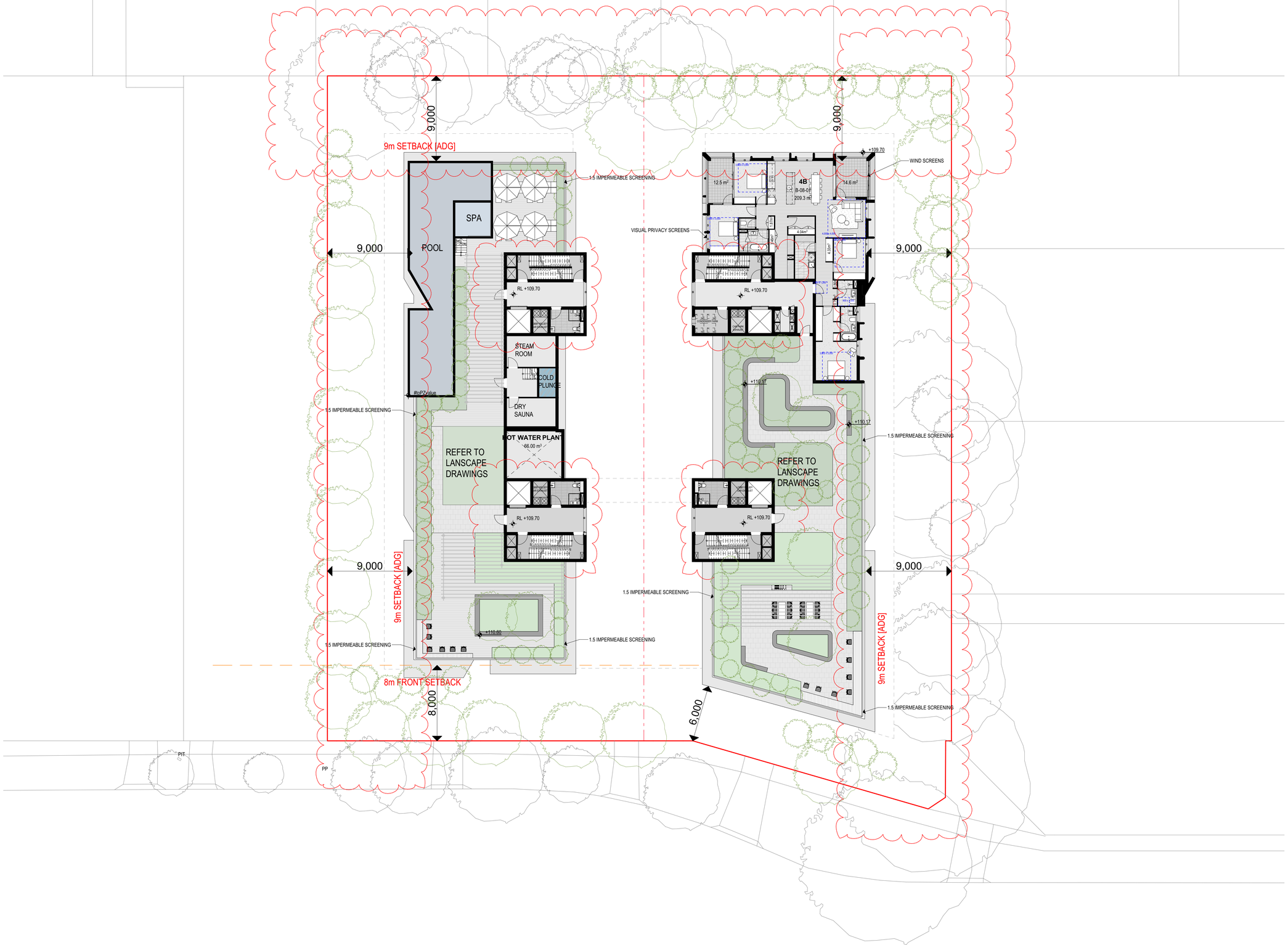
Revision 04

7 LEVEL 7
1:200

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- Building Contractor to verify all dimensions before commencing work.

Rev	Date	By	Chk	Description
01	8/04/2025	OD KL HN	DN	Concept Plans
02	24/04/2025	LB DN HN		For Coordination
03	6/06/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	HN JW	DN	SSDA RFI



0 1 2 4 10m

Scale 1:200 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Level 08

Drawing Scale 1:200 @ A1

Drawing No. DA211

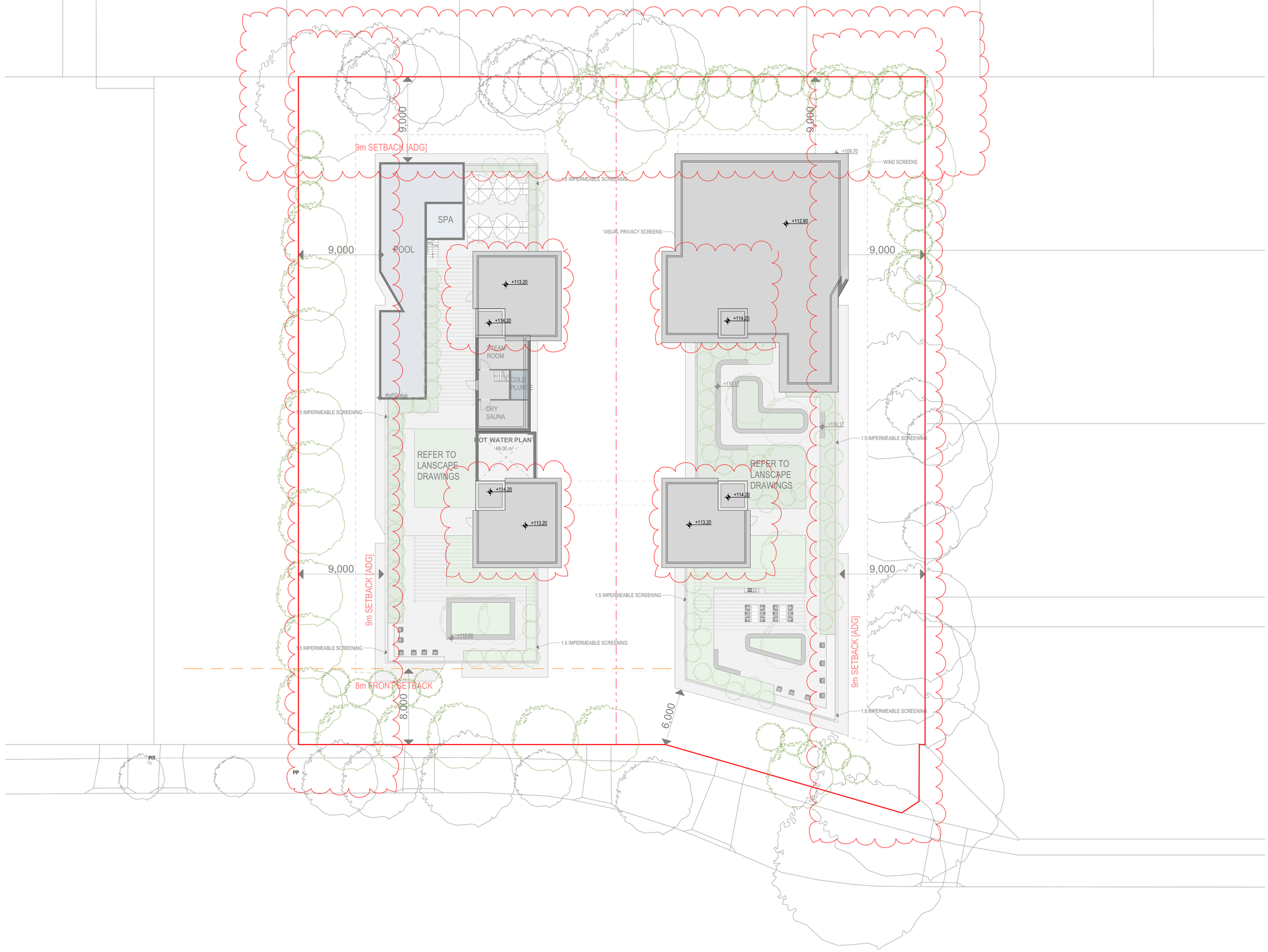
Revision 04

8. LEVEL 8
1:200

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04	5/12/2025	HN JW	DN	SSDA RFI



9. ROOF
1:200

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0 1 2 4 10m
Scale 1:200 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Roof

Drawing Scale 1:200 @ A1

Drawing No. DA212

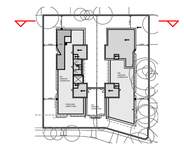
Revision 04



E-01 NORTH ELEVATION
1:200



E-03 SOUTH ELEVATION
1:200





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03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	HN JW	DN	SSDA RFI

EF01
FINISH: Precast Concrete Panel & Grooved Joints
COLOUR: Pigmented Beige Concrete

EF02
FINISH: Precast Concrete Panel & Grooved Joints
COLOUR: Pigmented Brown Concrete

EF03
FINISH: Precast Concrete Panel /GRC Panel
COLOUR: White Concrete

EF04
FINISH: Concrete
COLOUR: Light Grey Concrete

B01
FINISH: Brick
COLOUR: Bowral 76 Gertrudis Brown or similar

M01
FINISH: Powdercoat
COLOUR: Medium Bronze

M02
FINISH: Powdercoat
COLOUR: Dark Bronze

0 1 2 4 10m
Scale 1:200 @ A1

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Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
North and South Elevation

Drawing Scale 1:200, 1:1915.40 @ A1

Drawing No. DA300

Revision 04

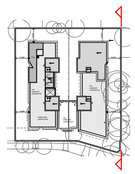
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E-02 EAST ELEVATION
1:200



E-04 WEST ELEVATION
1:200



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- Building Contractor to verify all dimensions before commencing work.

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03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	HN JW	DN	SSDA RFI
05	26/03/2026	HN		SSDA RFI

EF01
FINISH: Precast Concrete Panel & Grooved Joints
COLOUR: Pigmented Beige Concrete

EF02
FINISH: Precast Concrete Panel & Grooved Joints
COLOUR: Pigmented Brown Concrete

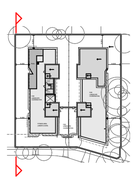
EF03
FINISH: Precast Concrete Panel /GRC Panel
COLOUR: White Concrete

EF04
FINISH: Concrete
COLOUR: Light Grey Concrete

B01
FINISH: Brick
COLOUR: Bowral 76 Gertrudis Brown or similar

M01
FINISH: Powdercoat
COLOUR: Medium Bronze

M02
FINISH: Powdercoat
COLOUR: Dark Bronze



0 1 2 4 10m
Scale 1:200 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

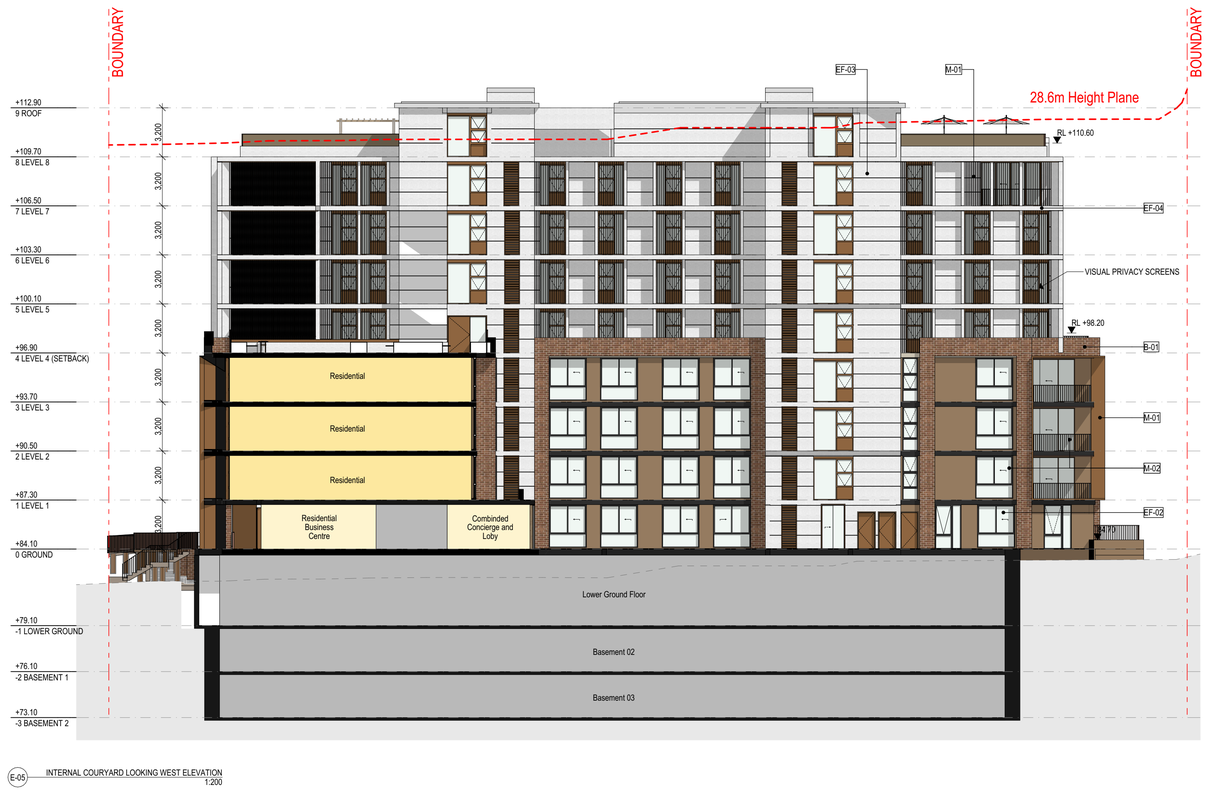
Drawing Name
East and West Elevation

Drawing Scale 1:200, 1:1915.40 @ A1

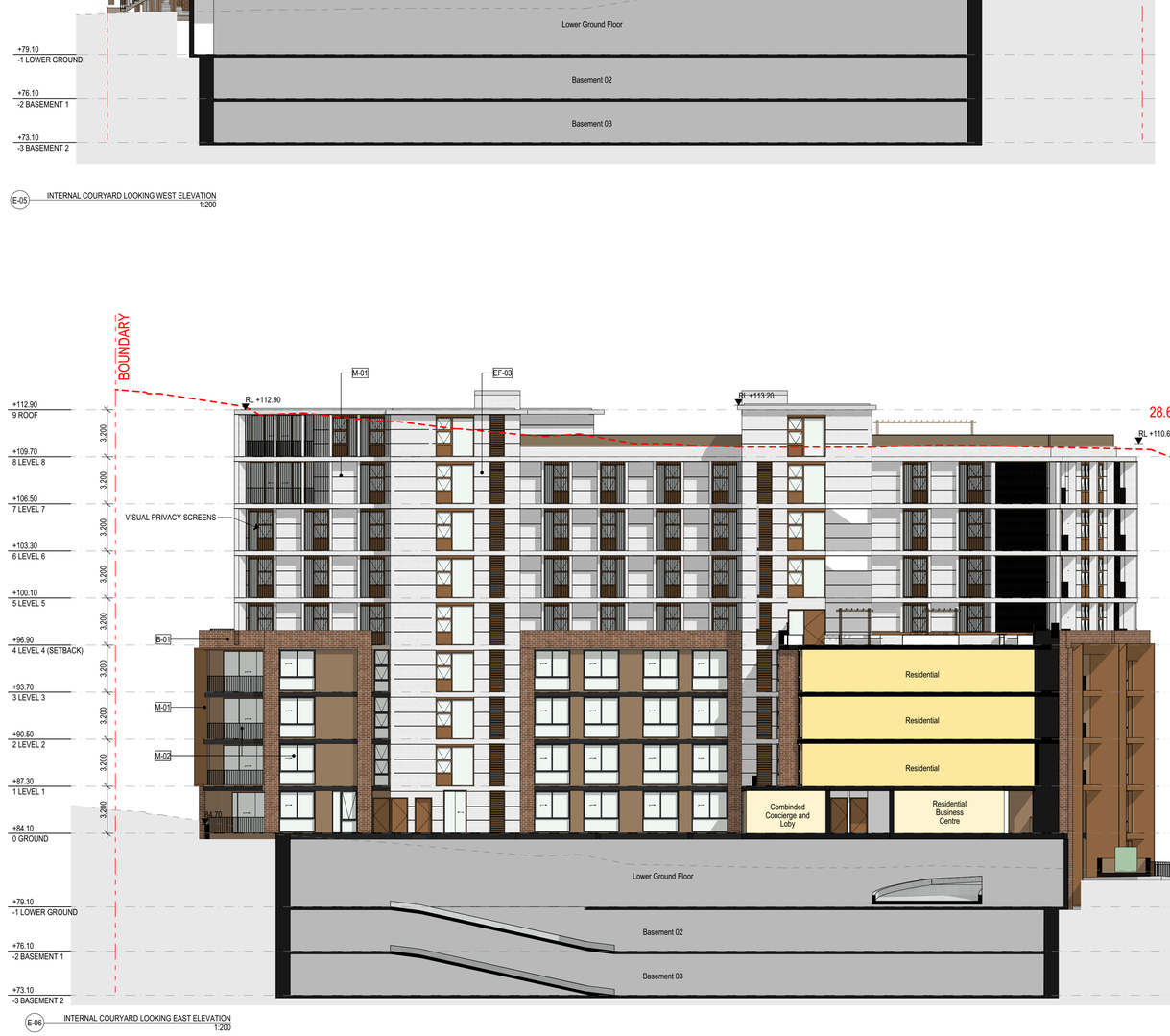
Drawing No. DA301

Revision 05

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E-05 INTERNAL COURYARD LOOKING WEST ELEVATION
1:200

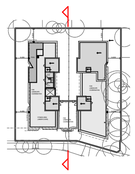


E-06 INTERNAL COURYARD LOOKING EAST ELEVATION
1:200

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- Building Contractor to verify all dimensions before commencing work.

Rev	Date	By	Chk	Description
02	24/04/2025	LB DN HN		For Coordination
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	HN JW	DN	SSDA RFI



EF01
FINISH: Precast Concrete Panel & Grooved Joints
COLOUR: Pigmented Beige Concrete

EF02
FINISH: Precast Concrete Panel & Grooved Joints
COLOUR: Pigmented Brown Concrete

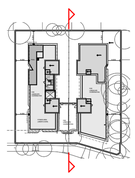
EF03
FINISH: Precast Concrete Panel /GRC Panel
COLOUR: White Concrete

EF04
FINISH: Concrete
COLOUR: Light Grey Concrete

B01
FINISH: Brick
COLOUR: Bowral 76 Gertrudis Brown or similar

M01
FINISH: Powdercoat
COLOUR: Medium Bronze

M02
FINISH: Powdercoat
COLOUR: Dark Bronze



0 1 2 4 10m
Scale 1:200 @ A1

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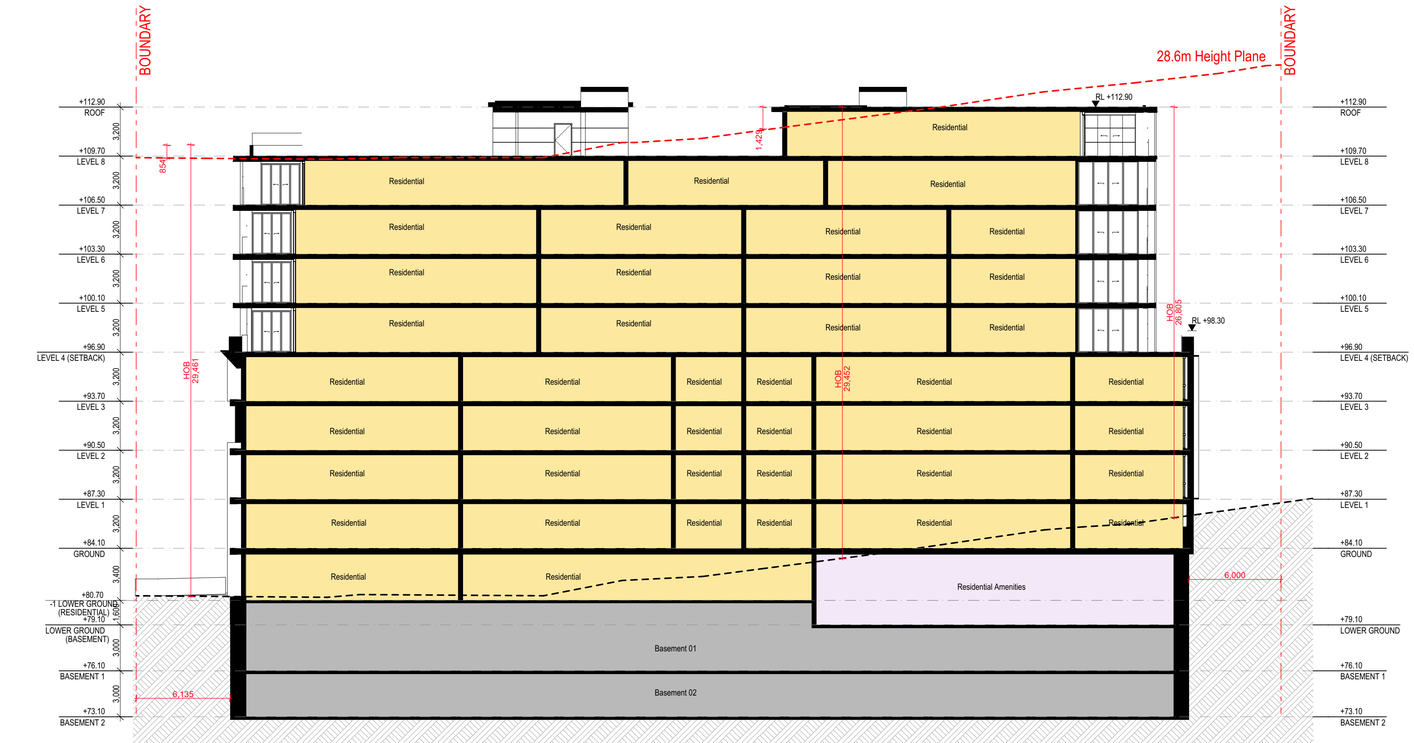
Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Internal Courtyard Looking East and West Elevation

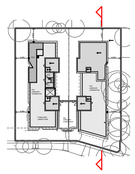
Drawing Scale 1:200, 1:1915.40 @ A1

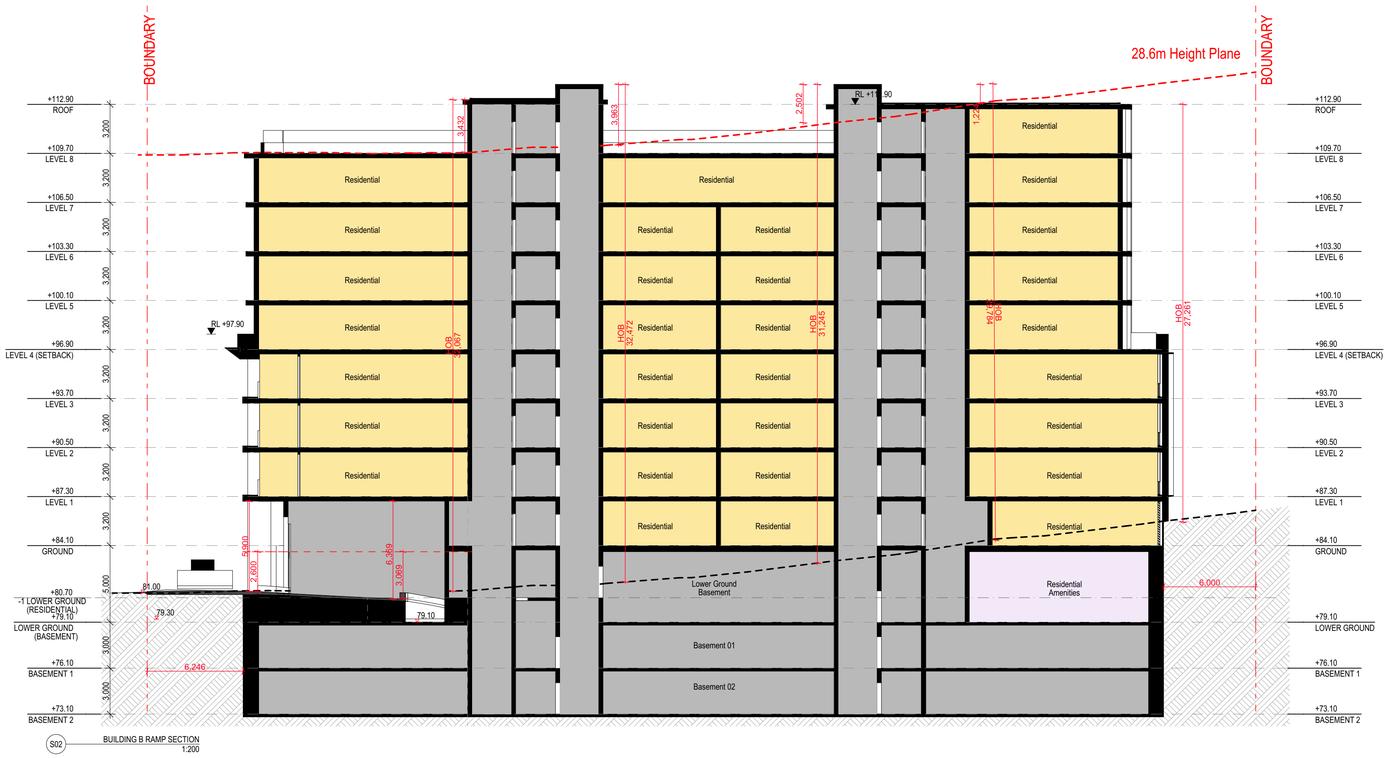
Drawing No. DA302

Revision 04



S01 BUILDING B SECTION
1:200





S02 BUILDING B RAMP SECTION
1:200



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Rev	Date	By	Chk	Description
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03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	HN JW	DN	SSDA RFI

0 1 2 4 10m
Scale 1:200 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Building B Section

Drawing Scale 1:200, 1:1915.40 @ A1

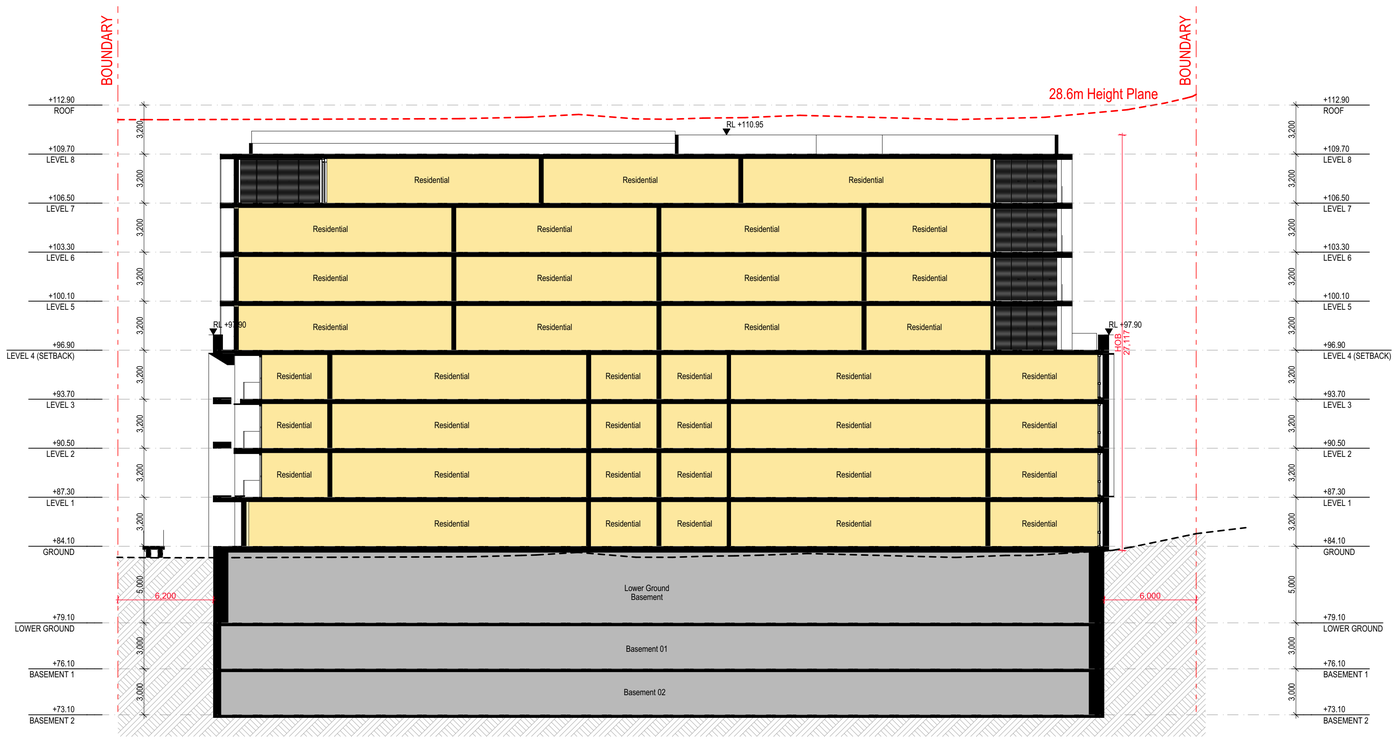
Drawing No. DA303

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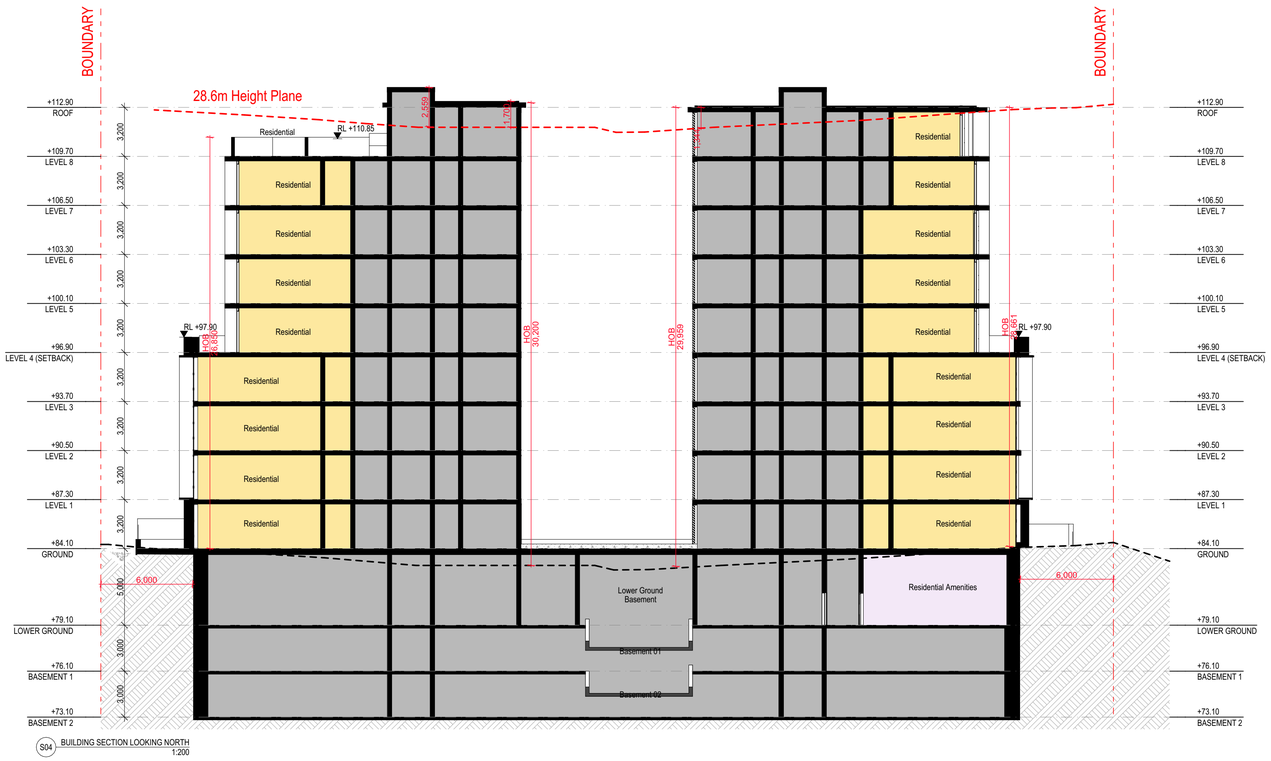
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04	5/12/2025	HN JW	DN	SSDA RFI

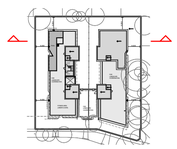


S03 BUILDING A SECTION
1:200





S04 BUILDING SECTION LOOKING NORTH
1:200



0 1 2 4 10m

Scale 1:200 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Building A and North Section

Drawing Scale 1:200, 1:1915.40 @ A1

Drawing No. DA304

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03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	HN JW	DN	SSDA RFI

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
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Drawing Name
Perspective

Drawing Scale 1:1.38, 1:1.23 @ A1

Drawing No. DA305

Revision 04

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03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	HN JW	DN	SSDA RFI



EF01

Precast Concrete Panel & Grooved Joints
Pigmented Beige Concrete



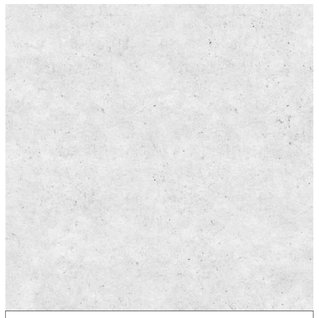
EF02

Precast Concrete Panel & Grooved Joints
Pigmented Brown Concrete



EF03

Precast Concrete Panel /GRC Panel
White Concrete



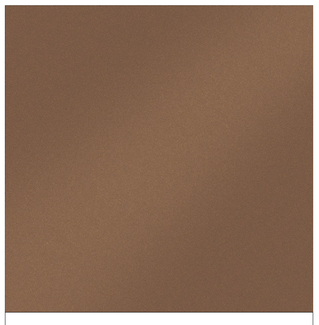
EF04

Concrete
Light Grey Concrete



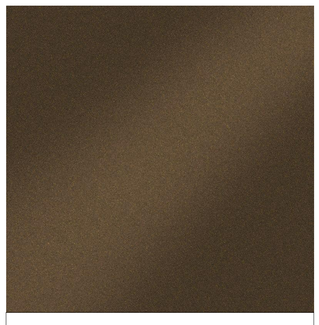
B01

Bowral 76 Gertrudis Brown Brick or similar



M01

Powdercoat Finish
Medium Bronze



M02

Powdercoat Finish
Dark Bronze

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

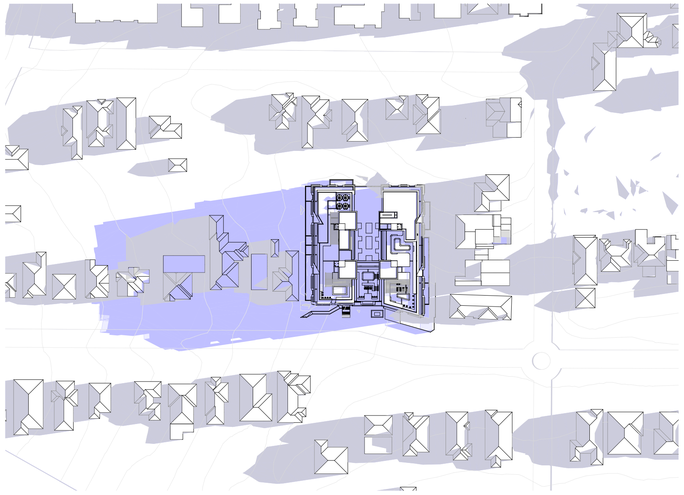
Drawing Name
Materials & Finishes Schedule

Drawing Scale @ A1

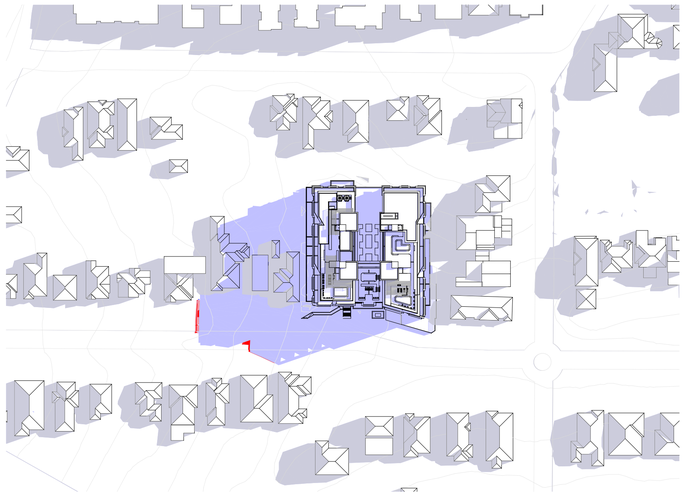
Drawing No. DA306

Revision 04

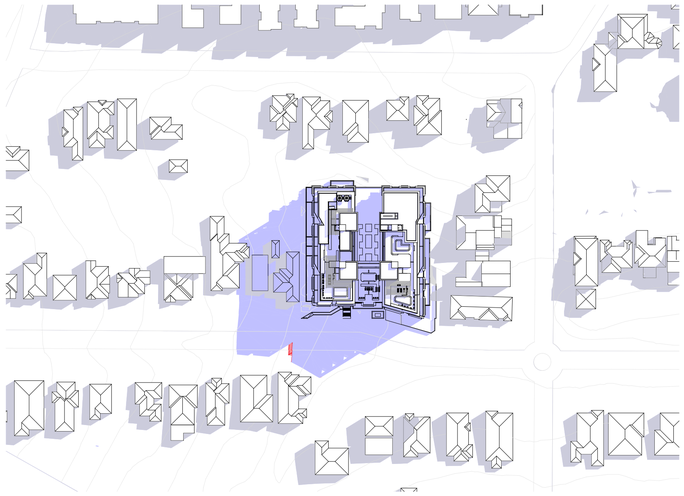
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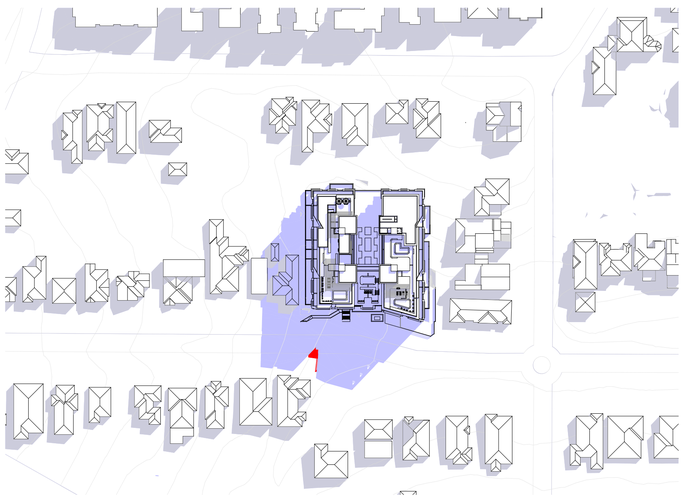
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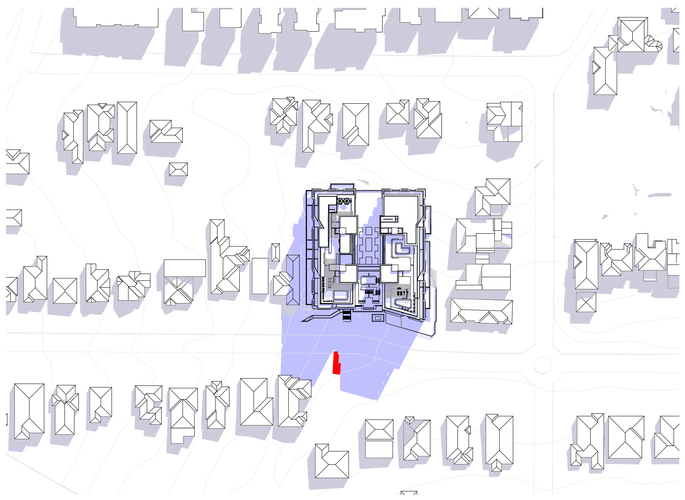
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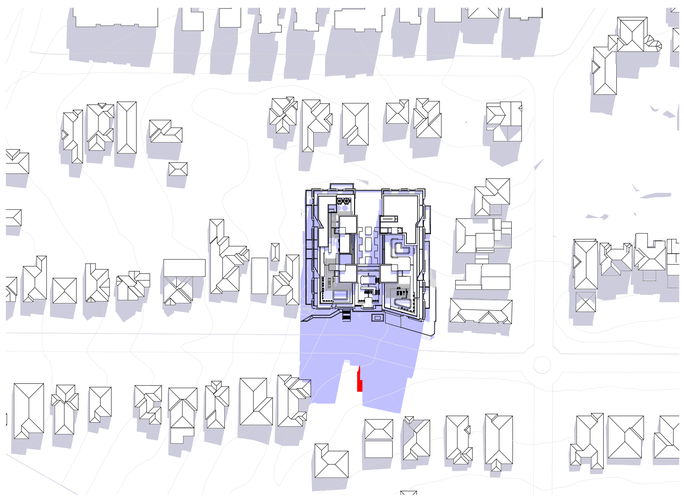
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11AM 21 JUNE SHADOWS 1:1500



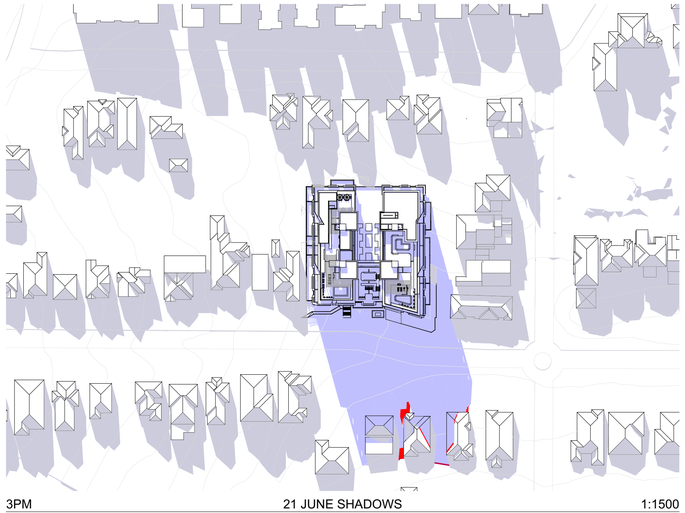
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1PM 21 JUNE SHADOWS 1:1500



2PM 21 JUNE SHADOWS 1:1500



3PM 21 JUNE SHADOWS 1:1500



4PM 21 JUNE SHADOWS 1:1500

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Rev	Date	By	Chk	Description
01	8/04/2025	OD KL HN	DN	Concept Plans
02	24/04/2025	LB DN HN		For Coordination
03	6/06/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

Shadow Diagram Legend

Building Shadow under 28.6m

Building Shadow above 28.6m

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

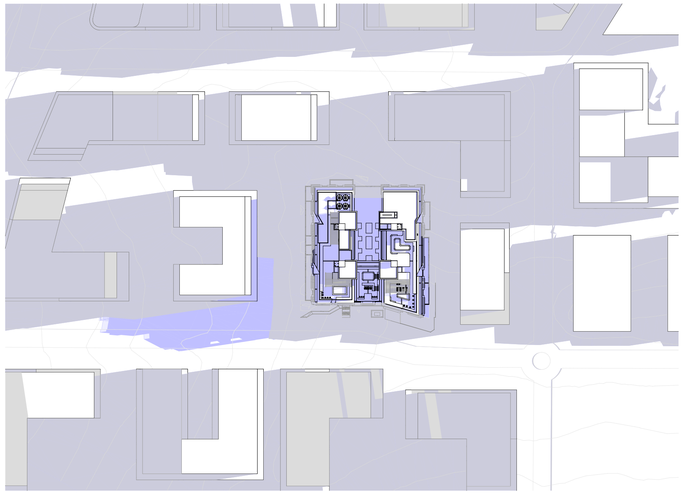
Drawing Name
Shadow Dlagrams - June 21 Existing

Drawing Scale 1:1500 @ A1

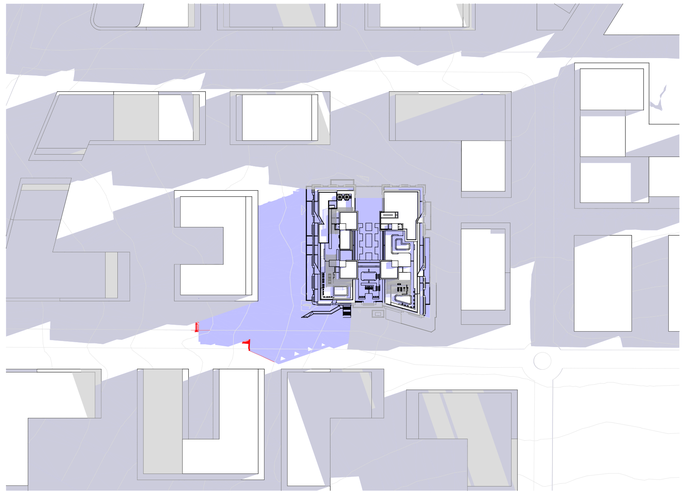
Drawing No. DA400

Revision 04

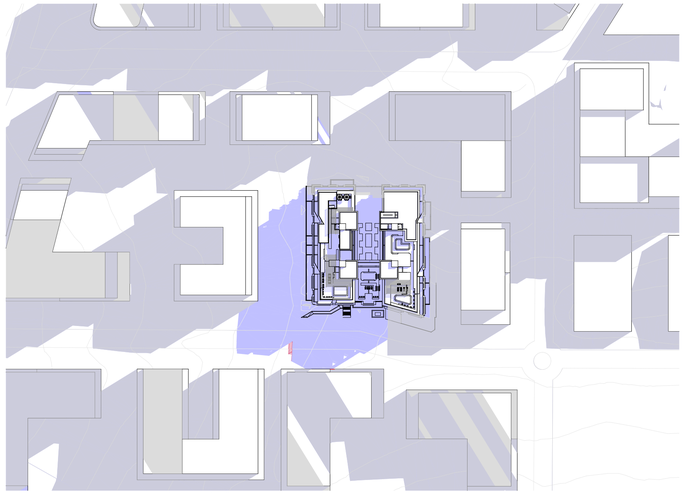
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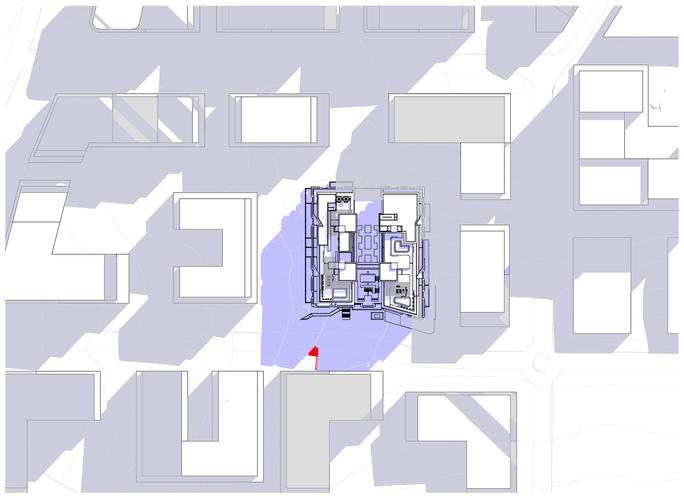
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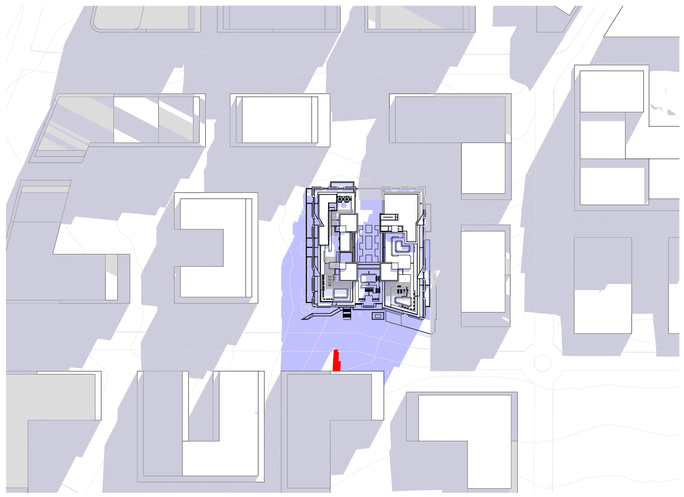
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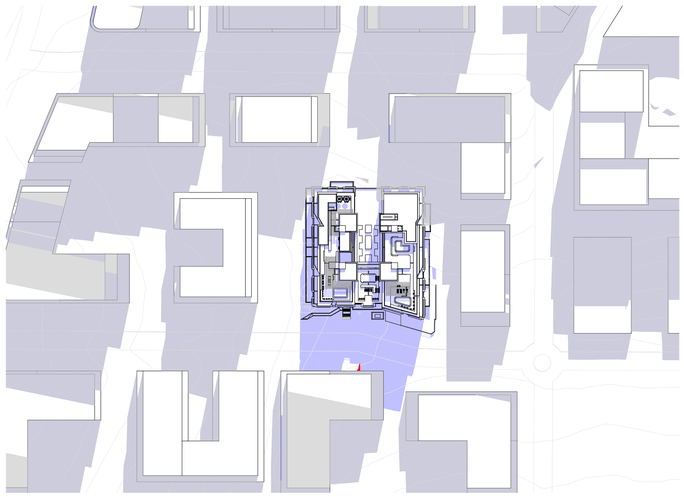
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11AM 21 JUNE SHADOWS 1:1500



12PM 21 JUNE SHADOWS 1:1500



1PM 21 JUNE SHADOWS 1:1500



2PM 21 JUNE SHADOWS 1:1500



3PM 21 JUNE SHADOWS 1:1500



4PM 21 JUNE SHADOWS 1:1500

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Rev	Date	By	Chk	Description
01	5/12/2025	LB DN HN	DN	SSDA RFI

Shadow Diagram Legend

Building Shadow under 28.6m

Building Shadow above 28.6m

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Shadow Dlagrams - June 21 (Future)

Drawing Scale 1:1500 @ A1

Drawing No. DA401

Revision 01

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8:00am 1:200



5 9:00am 1:200



9 10:00am 1:200



3 11:00am 1:200



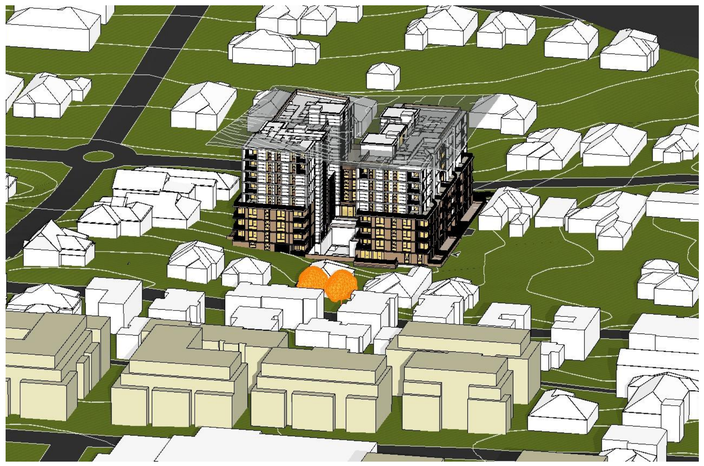
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29 3:00pm 1:200



33 4:00pm 1:200

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04	5/12/2025	LB DN HN	DN	SSDA RFI

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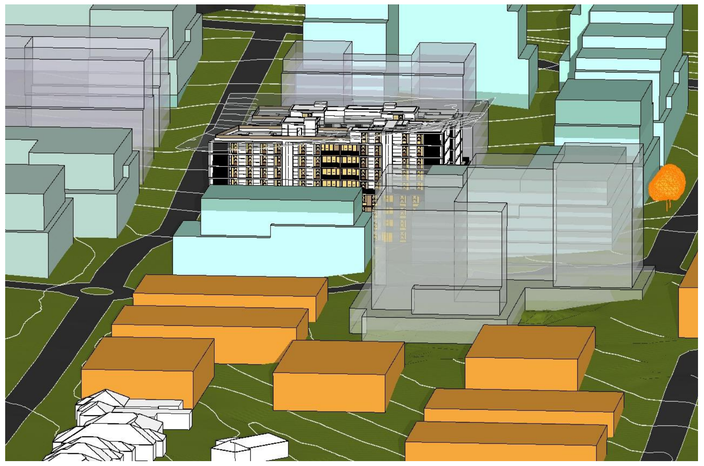
Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
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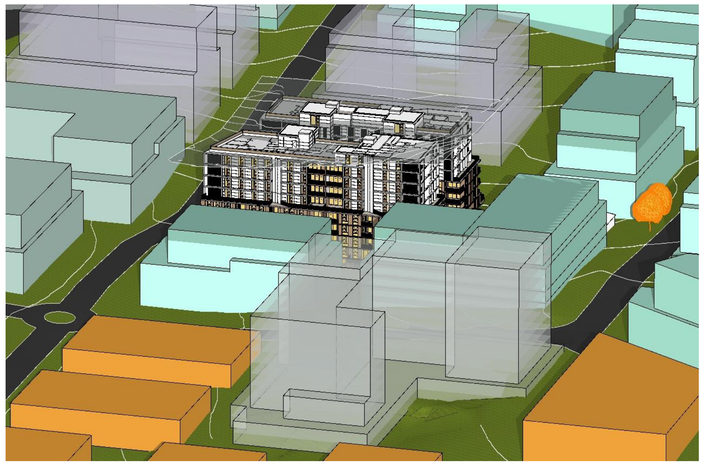
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Drawing No. DA402

Revision 04



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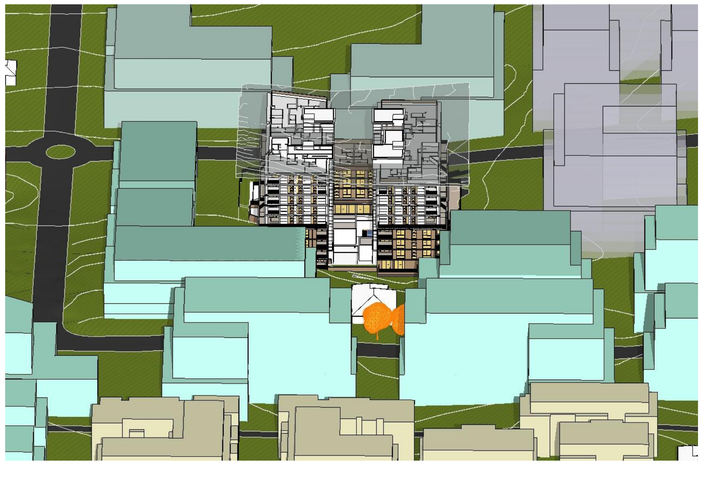
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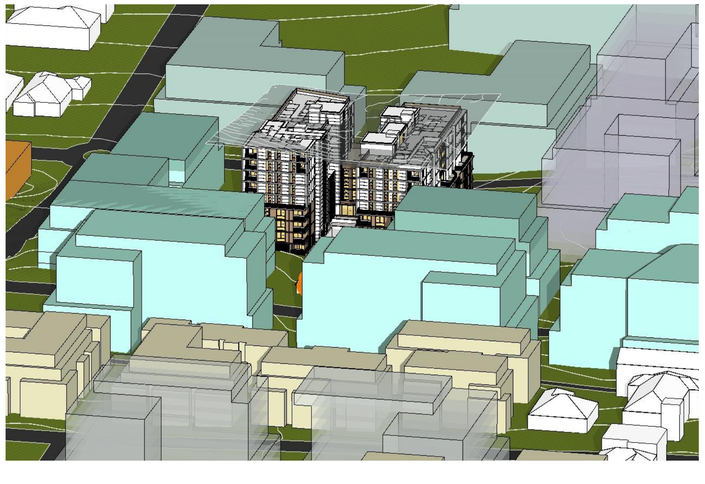
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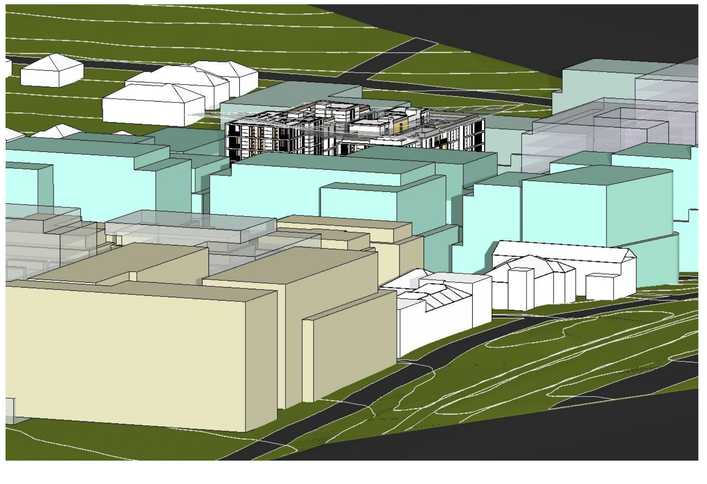
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29 3:00pm 1:200



33 4:00pm 1:200

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03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
EOTS Future Context (TOD)

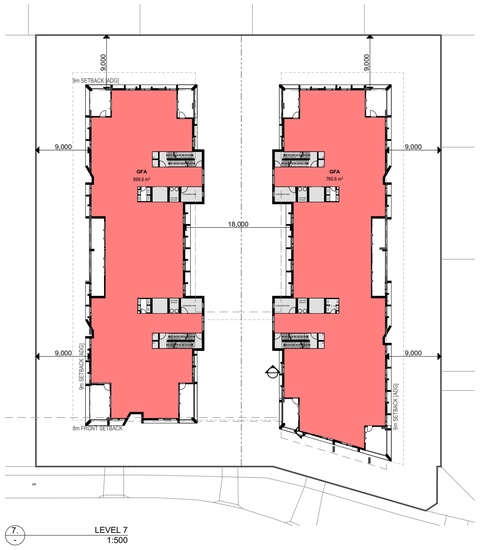
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Drawing No. DA403

Revision 04



8. LEVEL 8
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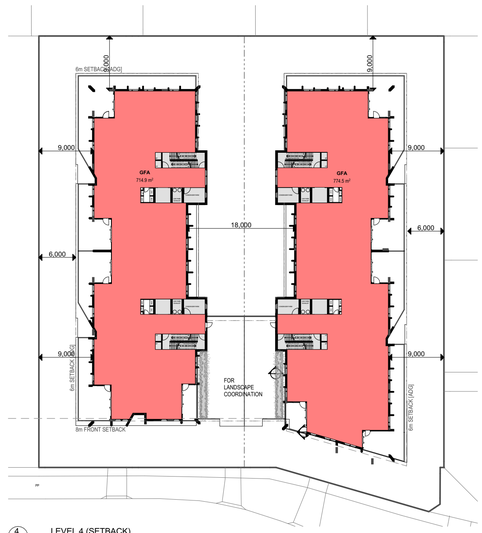
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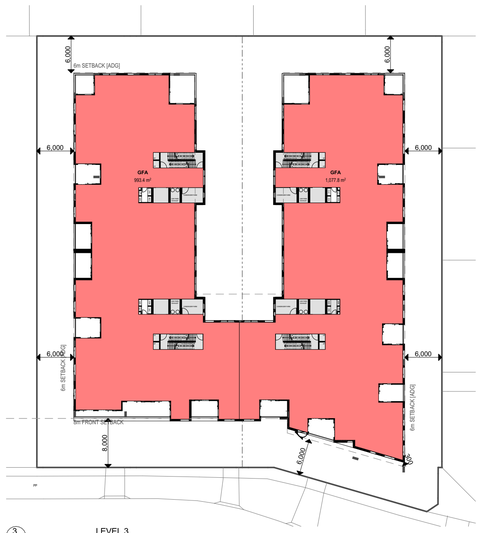
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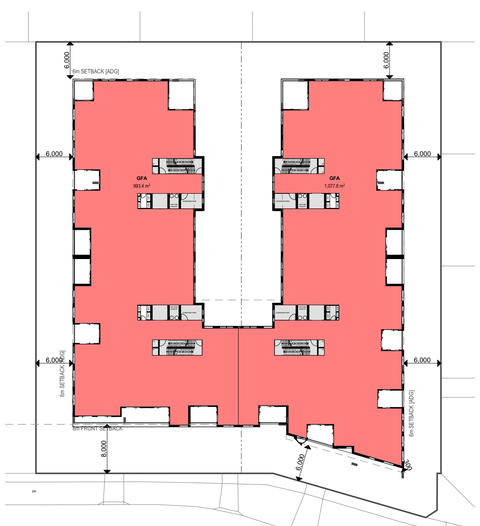
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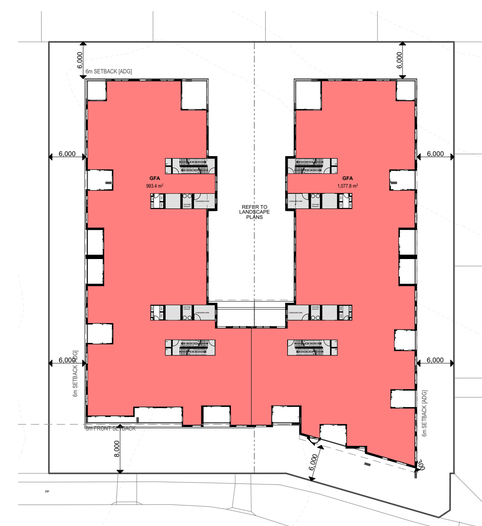
4. LEVEL 4 (SETBACK)
1:500



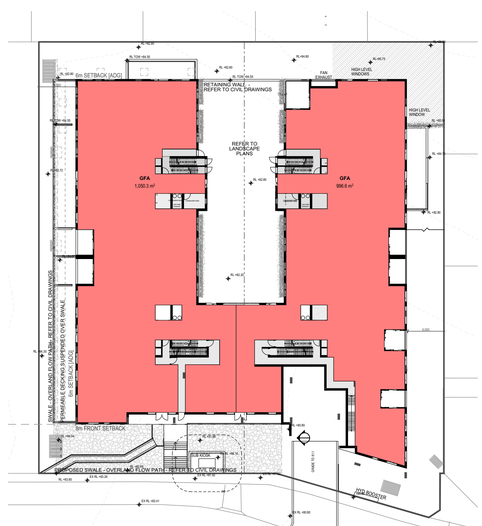
3. LEVEL 3
1:500



2. LEVEL 2
1:500



1. LEVEL 1
1:500



0. GROUND LEVEL
1:500



-1. LOWER GROUND
1:500

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Gross Floor Area Calculation

Gross Floor Area
15456m²

Gross Floor Area Calculation		
Home Story Name	BUILDING ID	Area
BASEMENT 2	Building A	13.00
BASEMENT 2	Building B	13.00
		26.00 m²
BASEMENT 1	Building A	13.00
BASEMENT 1	Building B	13.00
		26.00 m²
LOWER GROUND	Building A	13.00
LOWER GROUND	Building B	787.02
		800.02 m²
GROUND	Building A	1,050.35
GROUND	Building B	996.63
		2,046.98 m²
LEVEL 1	Building A	993.37
LEVEL 1	Building B	1,077.85
		2,071.22 m²
LEVEL 2	Building A	993.37
LEVEL 2	Building B	1,077.85
		2,071.22 m²
LEVEL 3	Building A	993.37
LEVEL 3	Building B	1,077.85
		2,071.22 m²
LEVEL 4 (SETBACK)	Building A	714.89
LEVEL 4 (SETBACK)	Building B	774.54
		1,489.43 m²
LEVEL 5	Building A	714.89
LEVEL 5	Building B	774.54
		1,489.43 m²
LEVEL 6	Building A	714.89
LEVEL 6	Building B	774.54
		1,489.43 m²
LEVEL 7	Building A	699.58
LEVEL 7	Building B	765.61
		1,465.19 m²
LEVEL 8	Building A	118.21
LEVEL 8	Building B	291.39
		409.60 m²
		15,455.74 m²

0 2.5 5 10 25m
Scale 1:500 @ A1

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Project Name: Middle Harbour Road, Lindfield
Project Number: 13844
Project Address: 24-26 & 28 Middle Harbour Road Sydney NSW 2070

Drawing Name
GFA Diagrams

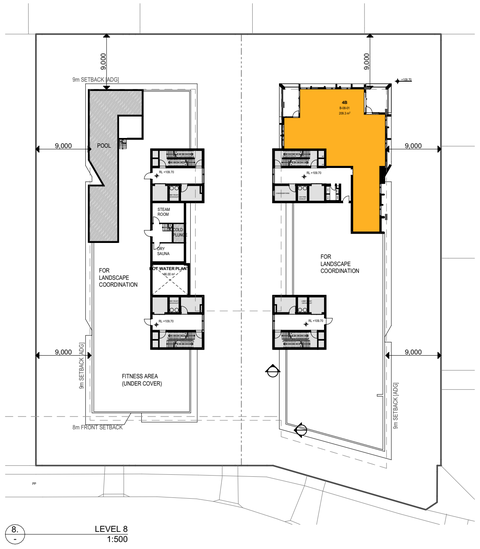
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Drawing No.: DA500
Revision: 04

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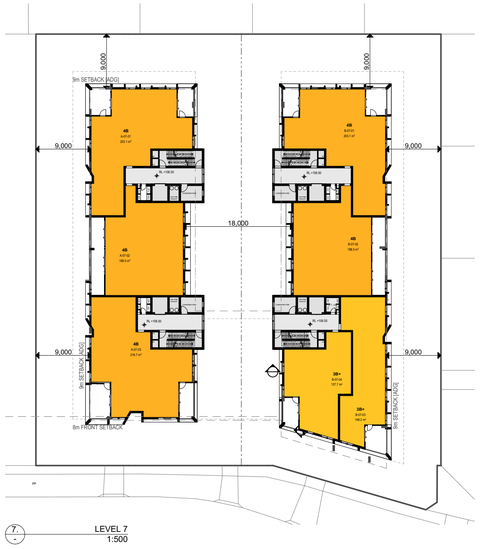
Rev	Date	By	Chk	Description
01	8/04/2025	OD KL HN	DN	Concept Plans
02	24/04/2025	LB DN HN		For Coordination
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

Apartment Mix Legend

- 1 Bedroom Apartment
- 2 Bedroom Apartment
- 3 Bedroom Apartment
- 4 Bedroom Apartment



8. LEVEL 8
1:500



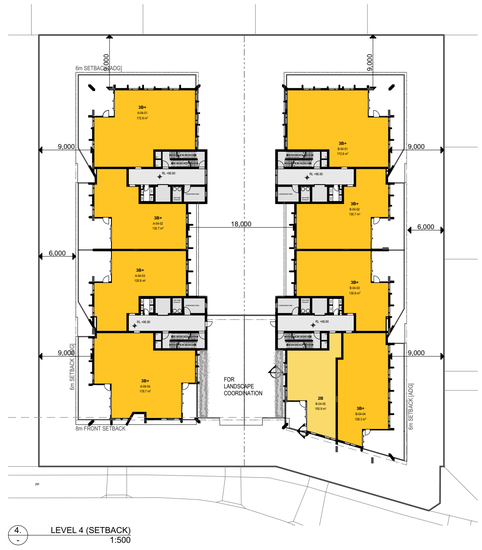
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1:500



6. LEVEL 6
1:500



5. LEVEL 5
1:500



4. LEVEL 4 (SETBACK)
1:500



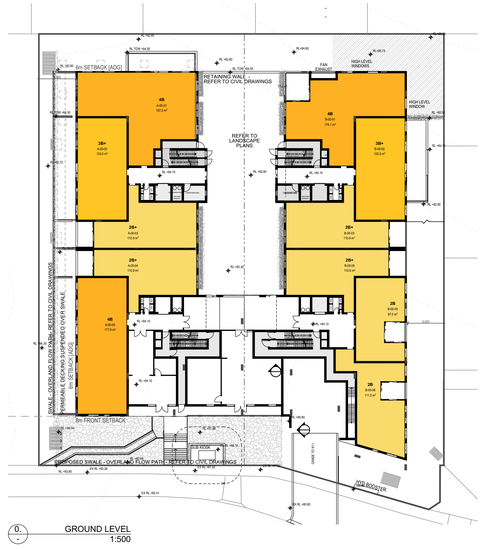
3. LEVEL 3
1:500



2. LEVEL 2
1:500



1. LEVEL 1
1:500



0. GROUND LEVEL
1:500



-1. LOWER GROUND
1:500

0 2.5 5 10 25m
Scale 1:500 @ A1

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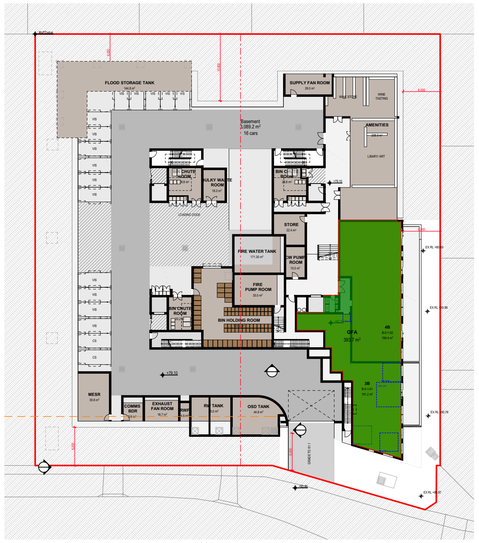
DKO

Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

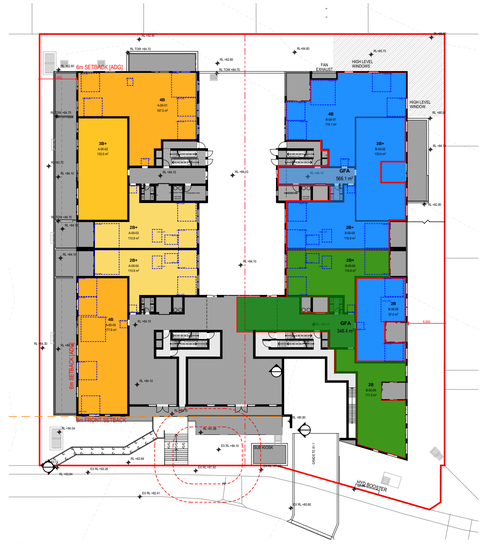
Drawing Name
Apartment Mix

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Drawing No. DA501
Revision 04

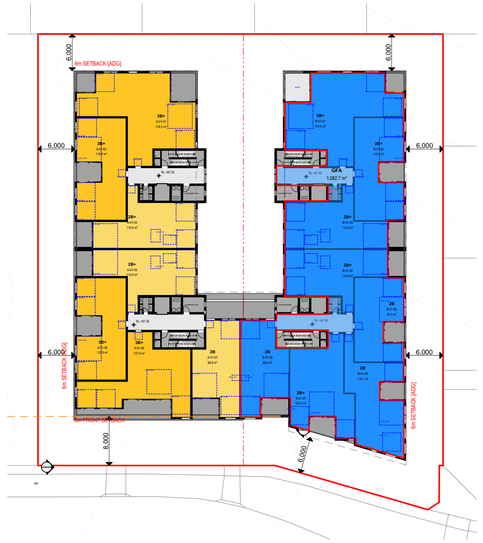
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-1. LOWER GROUND
1:500



0. GROUND LEVEL - AFFORDABLE
1:500



1. LEVEL 1 - AFFORDABLE
1:500



2. LEVEL 2 - AFFORDABLE
1:500



3. LEVEL 3
1:500



4. LEVEL 4 (SETBACK)
1:500



5. LEVEL 5
1:500



6. LEVEL 6
1:500



7. LEVEL 7
1:500



8. LEVEL 8
1:500

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04	5/12/2025	LB DN HN	DN	SSDA RFI

Affordable Housing Legend

SSDA Affordable Housing
2377m² (15%)

TOD Affordable Housing
354m² (2%)

Built To Hold
5252.9m²

Built To Sell
5252.9m²

0 2.5 5 10 25m

Scale 1:500 @ A1

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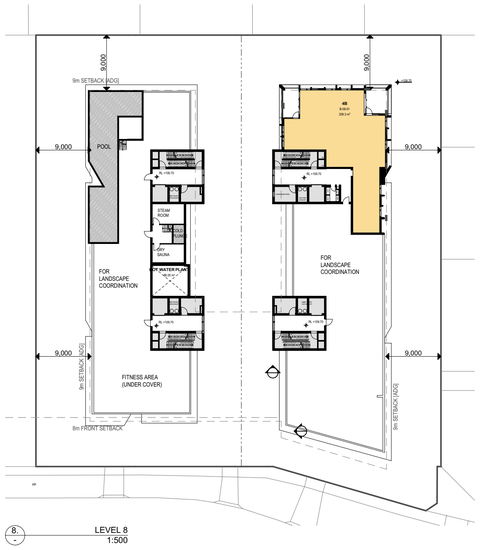
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Country	Darramurragal/ Darug - Australia

Drawing Name
Affordable Housing Allocation

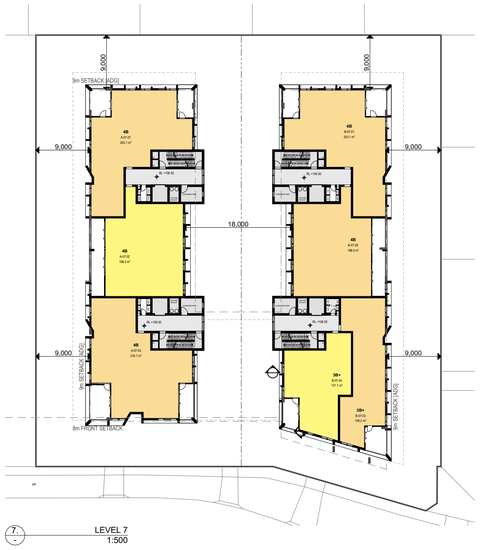
Drawing Scale 1:500 @ A1

Drawing No. DA502

Revision 04



8. LEVEL 8
1:500



7. LEVEL 7
1:500



6. LEVEL 6
1:500



5. LEVEL 5
1:500



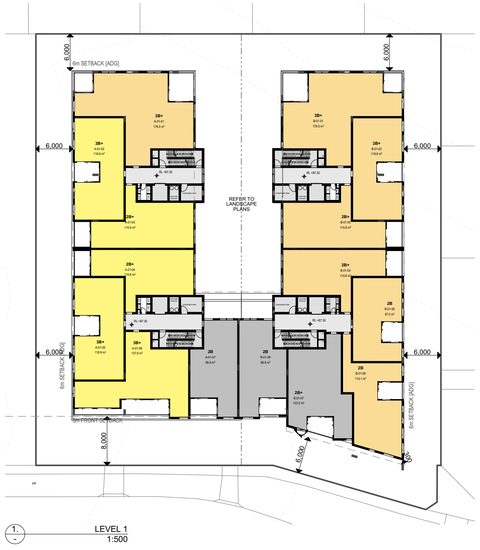
4. LEVEL 4 (SETBACK)
1:500



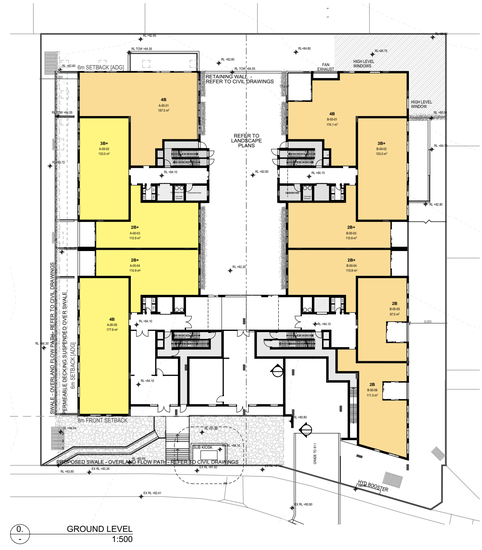
3. LEVEL 3
1:500



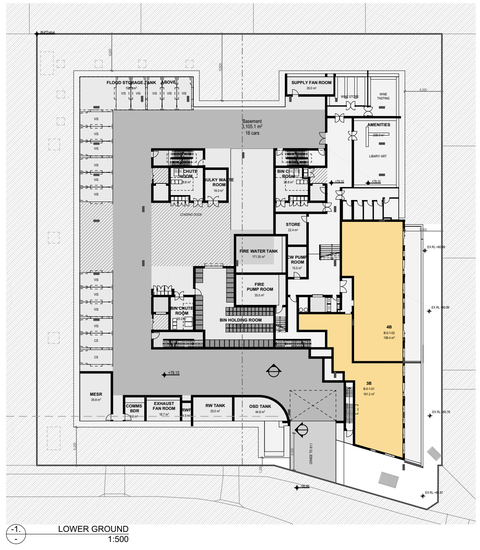
2. LEVEL 2
1:500



1. LEVEL 1
1:500



0. GROUND LEVEL
1:500



-1. LOWER GROUND
1:500

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04	5/12/2025	LB DN HN	DN	SSDA RFI

Solar Access Legend

Apartment Received >2hr+ Solar
Apartment Received <2hrs Solar
Apartment Received 0hrs Solar

Measured between 9AM to 3PM

To achieve compliance :-
Min 70% Apts need to have atleast 2 hrs of Solar
Max 15% Apts can have no Solar

Solar Compliance 2Hr	
Level	Quantity
LOWER GROUND	2
GROUND	7
LEVEL 1	7
LEVEL 2	7
LEVEL 3	7
LEVEL 4 (SETBACK)	5
LEVEL 5	5
LEVEL 6	5
LEVEL 7	5
LEVEL 8	1
	51

Solar Compliance no Solar	
Level	Quantity
LEVEL 1	3
LEVEL 2	3
LEVEL 3	3
	9

Between 9AM and 3PM:

51/93(55%) Apartments acheive 2hours of sun.

9/93 (10%) Apartments recieve no solar.

0 2.5 5 10 25m
Scale 1:500 @ A1

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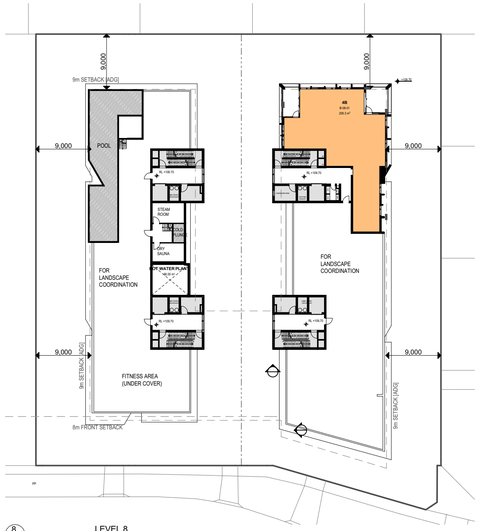
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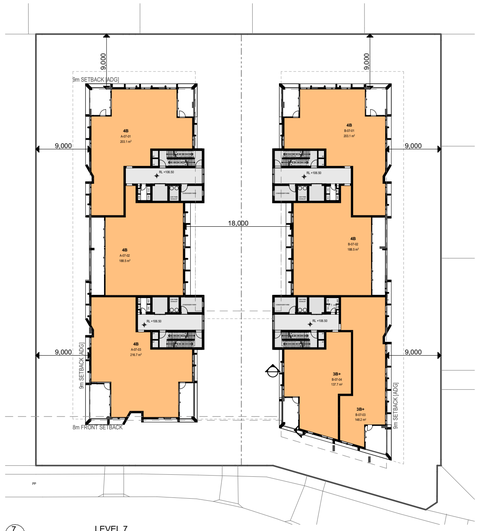
Project Name	Middle Harbour Road, Lindfield
Project Number	13844
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Drawing Name
Solar Access Diagrams

Drawing Scale 1:500 @ A1
Drawing No. DA503
Revision 04



8. LEVEL 8
1:500



7. LEVEL 7
1:500

6. LEVEL 6
1:500

5. LEVEL 5
1:500

4. LEVEL 4 (SETBACK)
1:500

3. LEVEL 3
1:500

2. LEVEL 2
1:500

1. LEVEL 1
1:500

0. GROUND LEVEL
1:500

-1. LOWER GROUND
1:500

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Rev	Date	By	Chk	Description
04	5/12/2025		DN	SSDA RFI

Solar Access Legend

Apartment Received 2hrs Solar

Apartment Received 0hrs Solar

Measured between 8AM to 4PM

To achieve compliance :-
Min 70% Apts need to have atleast 2 hrs of Solar
Max 15% Apts can have no Solar

Solar Compliance 8am - 4pm	
Level	Quantity
LOWER GROUND	2
GROUND	11
LEVEL 1	12
LEVEL 2	12
LEVEL 3	12
LEVEL 4 (SETBACK)	9
LEVEL 5	9
LEVEL 6	9
LEVEL 7	7
LEVEL 8	1
	84

Solar Compliance no Solar	
Level	Quantity
LEVEL 1	3
LEVEL 2	3
LEVEL 3	3
	9

Between 8AM and 4PM:

84/93(90%) Apartments acheive 2hours of sun.

9/93 (10%) Apartments recieve no solar.

0 2.5 5 10 25m

Scale 1:500 @ A1

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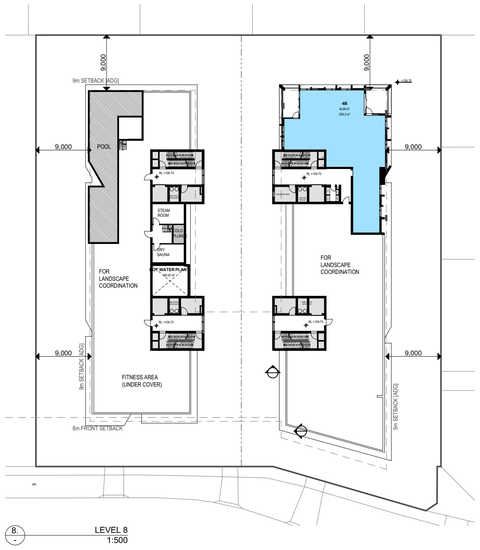
Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

Drawing Name
Solar Access Diagrams 8am - 4pm

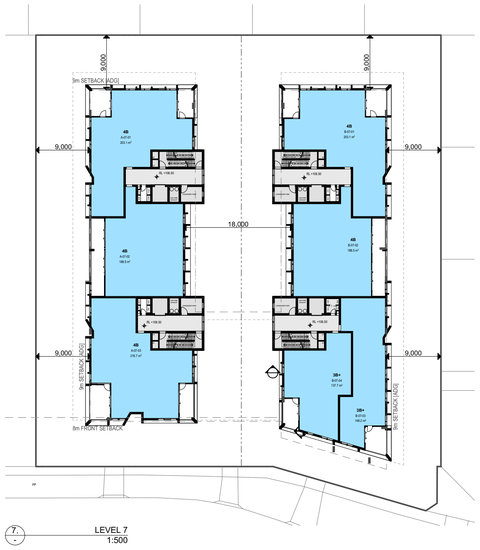
Drawing Scale 1:500 @ A1

Drawing No. DA504

Revision 04



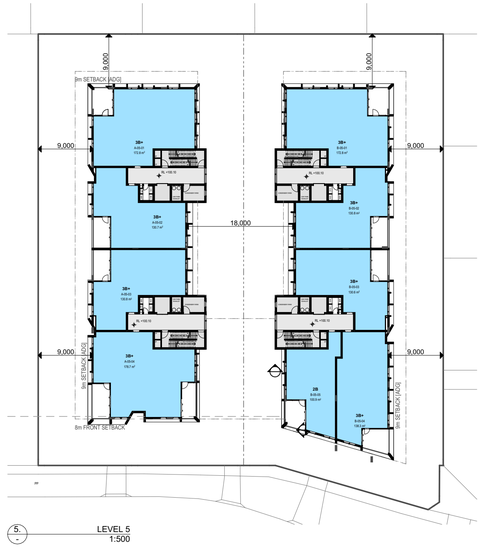
8. LEVEL 8
1:500



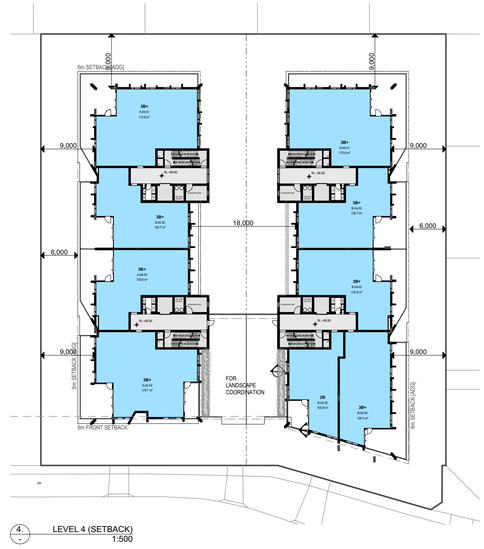
7. LEVEL 7
1:500



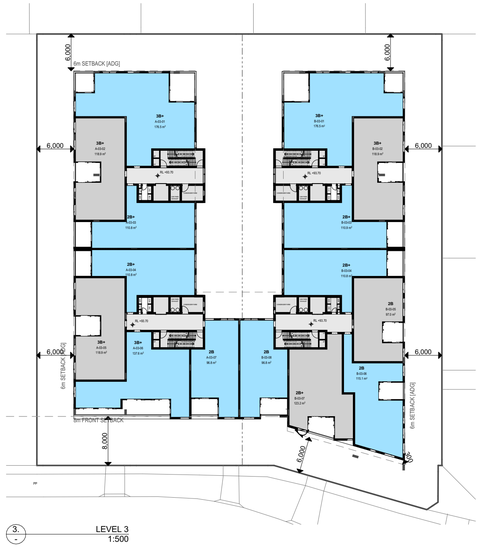
6. LEVEL 6
1:500



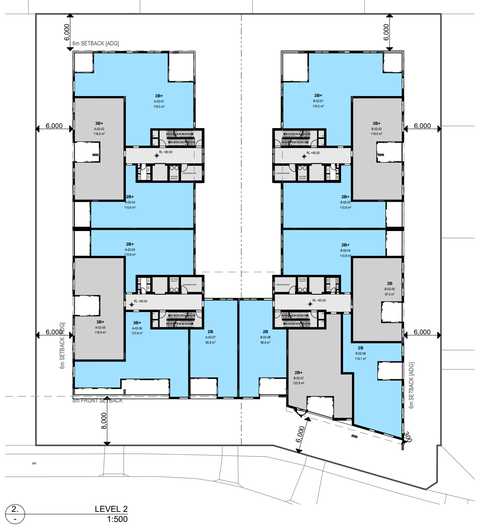
5. LEVEL 5
1:500



4. LEVEL 4 (SETBACK)
1:500



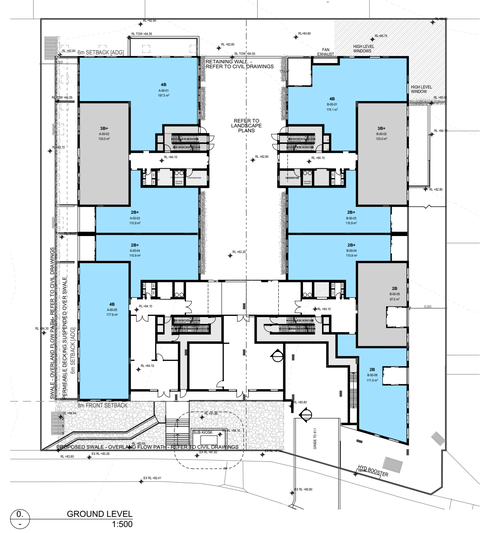
3. LEVEL 3
1:500



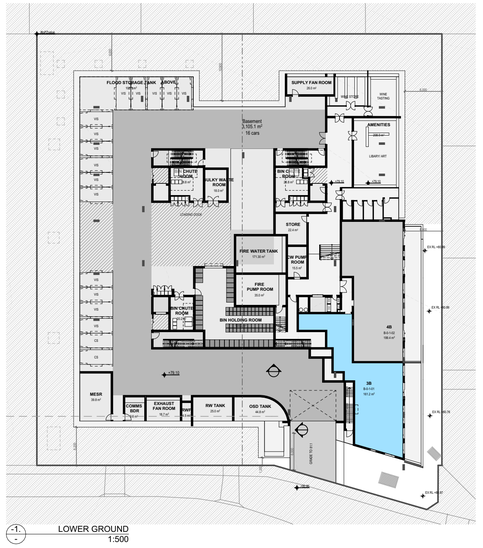
2. LEVEL 2
1:500



1. LEVEL 1
1:500



0. GROUND LEVEL
1:500



-1. LOWER GROUND
1:500

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Cross Ventilation Legend

Cross Ventilated Apartment

Not Cross Ventilated Apartment

To achieve compliance :-
Min 60% Apts need to cross ventilated

Cross Vent Compliance	
Level	Quantity
LOWER GROUND	1
GROUND	8
LEVEL 1	10
LEVEL 2	10
LEVEL 3	10
LEVEL 4 (SETBACK)	9
LEVEL 5	9
LEVEL 6	9
LEVEL 7	7
LEVEL 8	1

73/93(78%) Apartments acheive Cross Ventilation

0 2.5 5 10 25m
Scale 1:500 @ A1

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Drawing Name
Cross Ventilation Diagrams

Drawing Scale 1:500 @ A1

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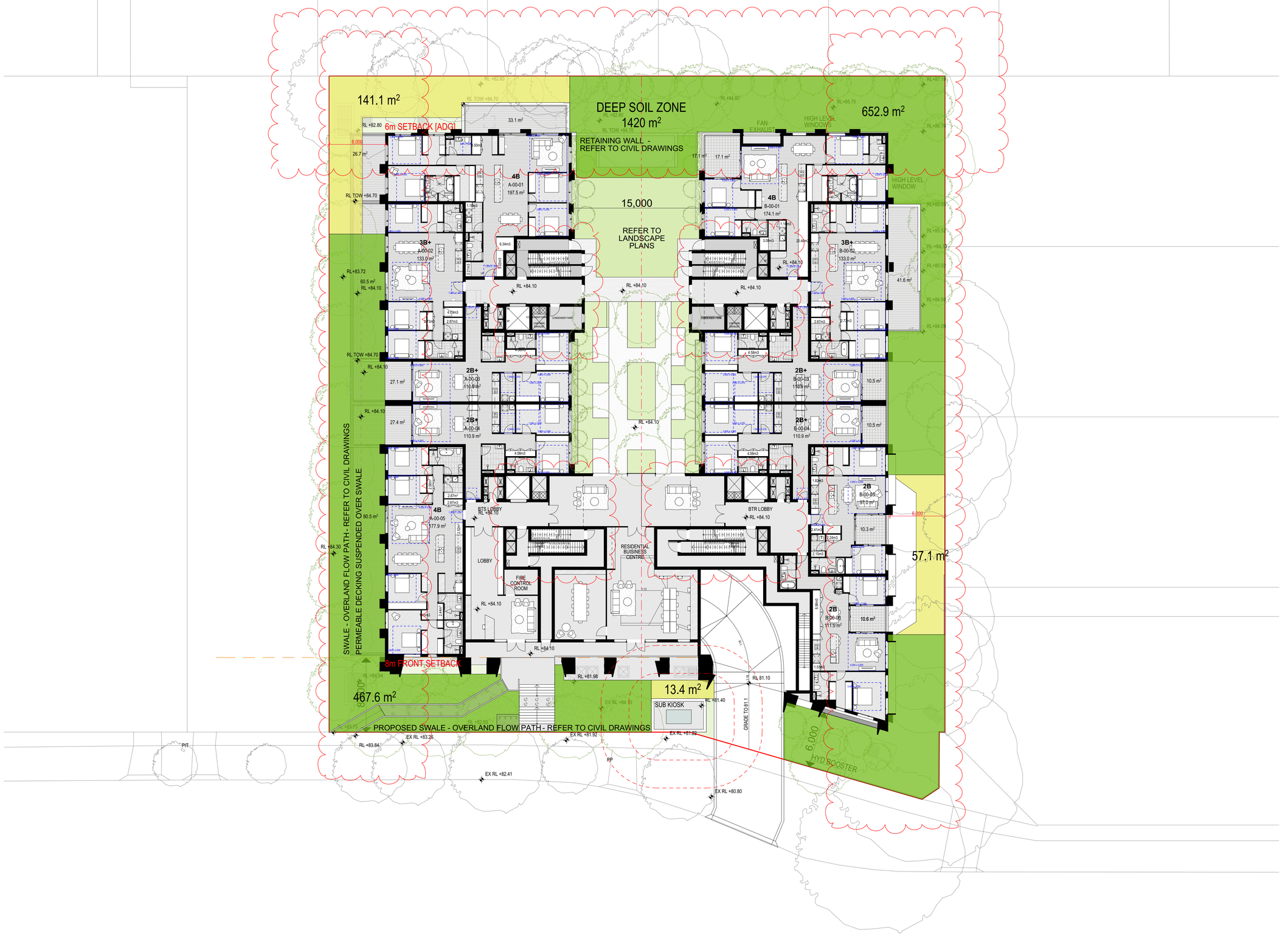
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Deep Soil Zone Calculations

Deep Soil Zone Area >6m
1120.5m²

Deep Soil Zone Area <6m
211.6m²

Total 1332m²(28%)



0 2.5 5 10 25m

Scale 1:500 @ A1

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Drawing Name
Deep Soil Diagrams

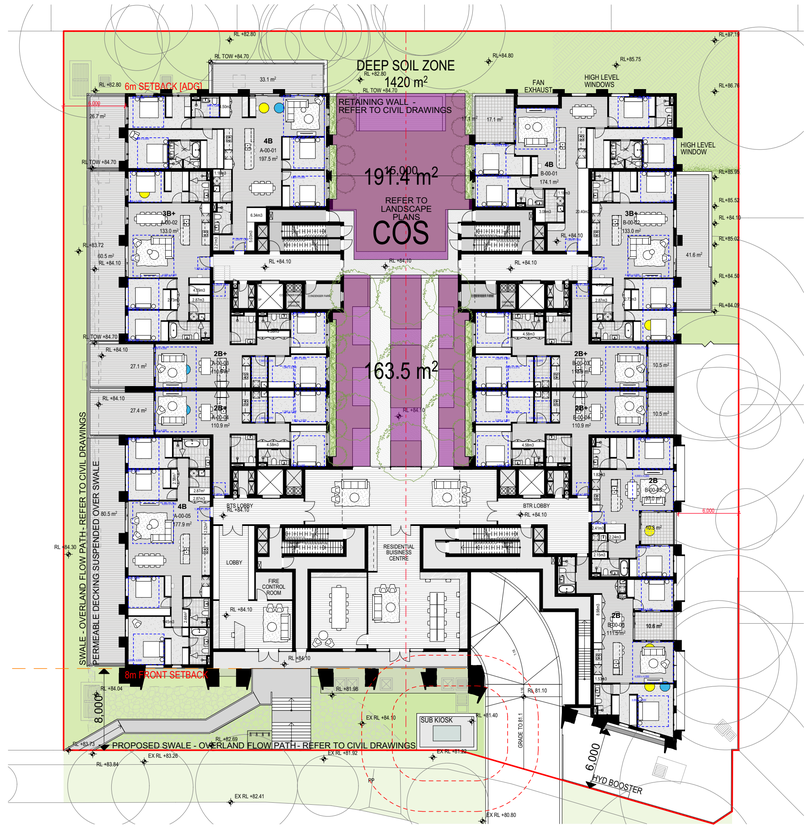
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Drawing No. DA506

Revision 04

0 - GROUND LEVEL 1:200

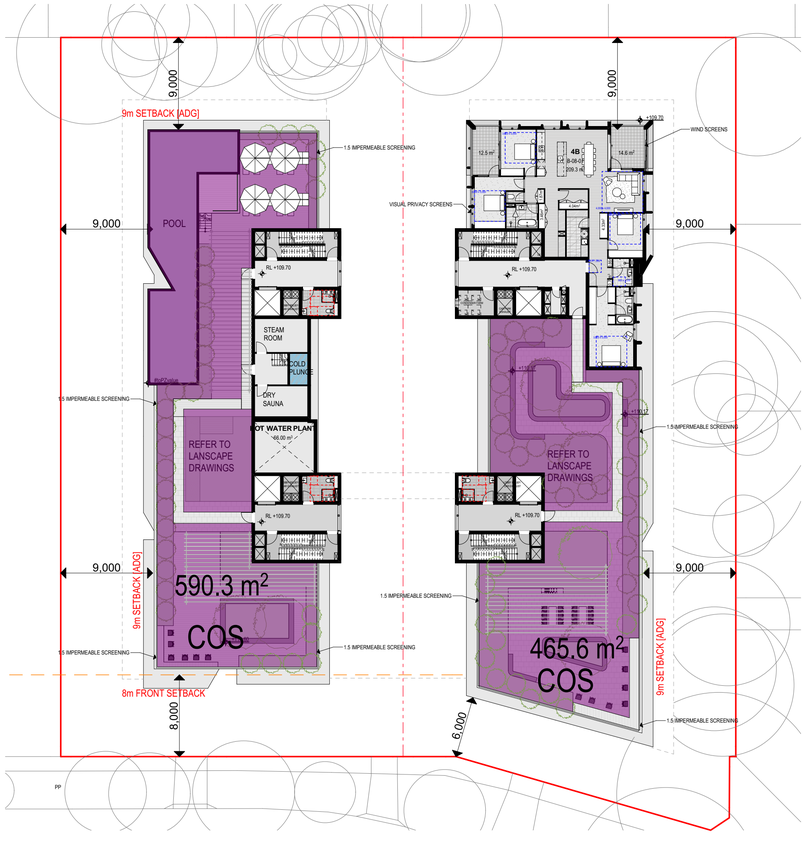
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0. GROUND LEVEL
1:300



4. LEVEL 4 (SETBACK)
1:300



8. LEVEL 8
1:300

Communal Open Space Area

GF COS = 354.9m²
Level 4 COS = 171.3m²
Rooftop COS = 1055.9m²

Total COS = 1582.1m² (33.2%)

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Communal Open Space Calculation

Communal Open Space Area
1582.1m²(33.2%)

0 2.5 5 10 25m
Scale 1:500 @ A1

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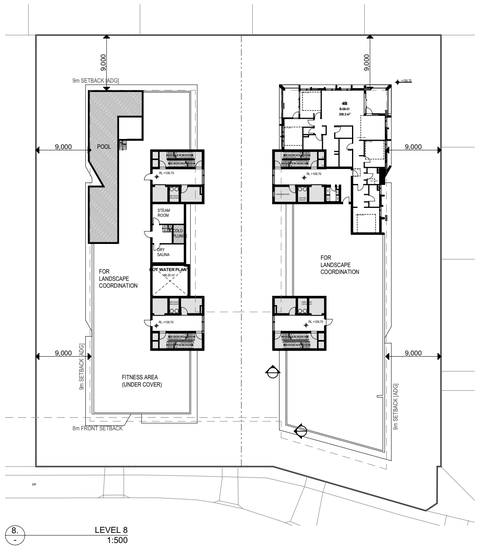
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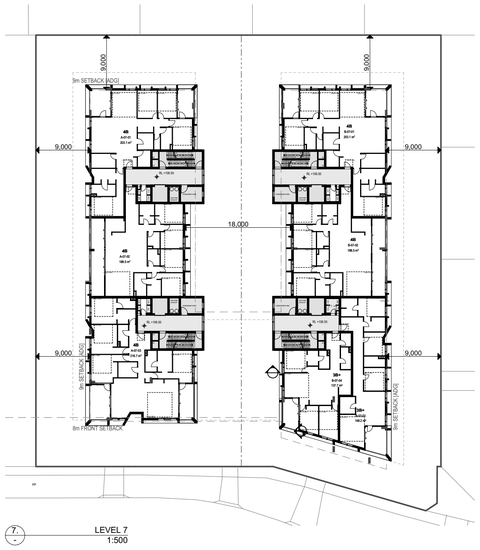
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Communal Open Space

Drawing Scale 1:300 @ A1
Drawing No. DA507
Revision 04

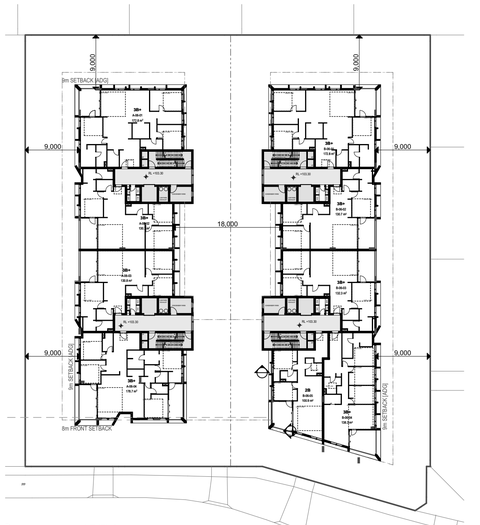
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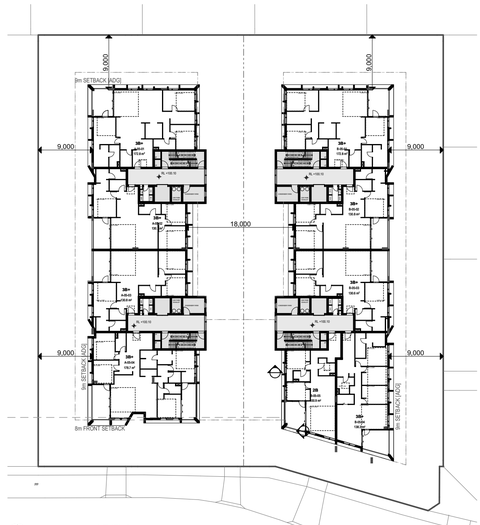
8. LEVEL 8
1:500



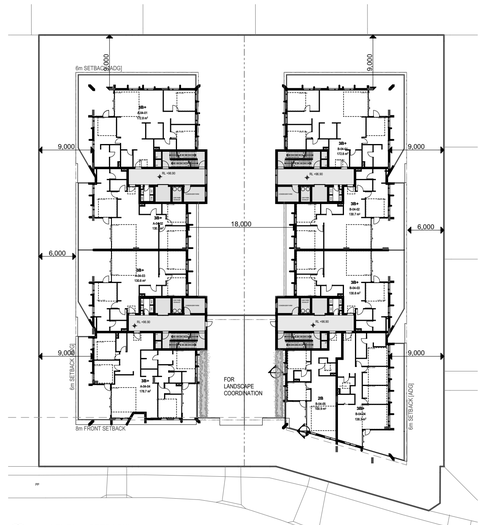
7. LEVEL 7
1:500



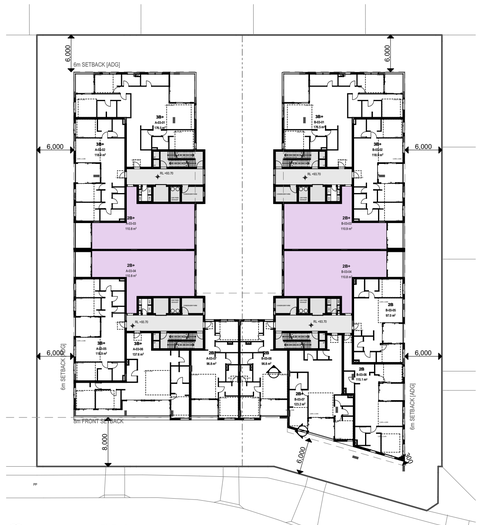
6. LEVEL 6
1:500



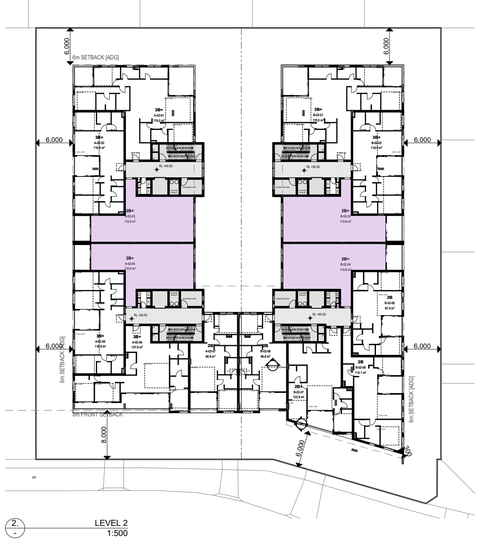
5. LEVEL 5
1:500



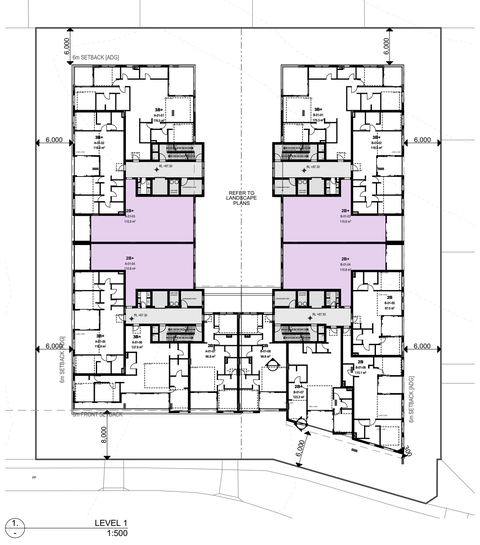
4. LEVEL 4 (SETBACK)
1:500



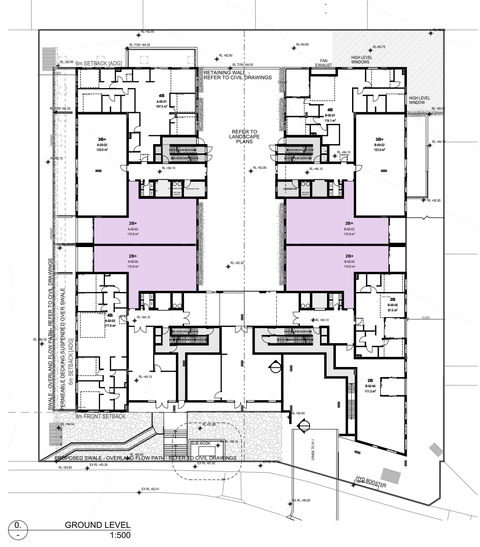
3. LEVEL 3
1:500



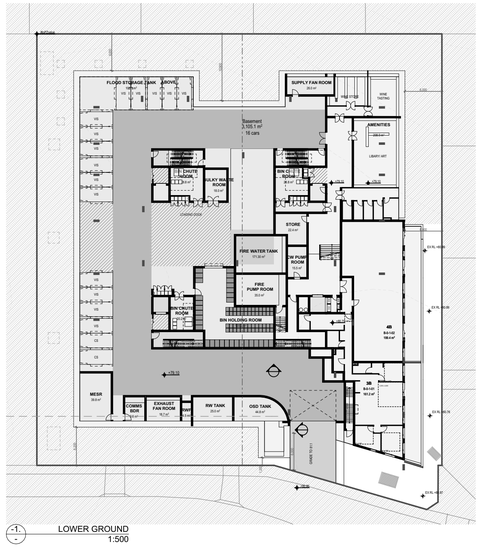
2. LEVEL 2
1:500



1. LEVEL 1
1:500



0. GROUND LEVEL
1:500



-1. LOWER GROUND
1:500

- All works to be in accordance with authority & statutory approvals.
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Rev	Date	By	Chk	Description
01	8/04/2025	OD KL HN	DN	Concept Plans
02	24/04/2025	LB DN HN		For Coordination
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

Adaptable Apartments Legend

Apartment is Adaptable

Required = 10 / 93 = 10%

Provided = 16 / 93 = 17%

0 2.5 5 10 25m

Scale 1:500 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

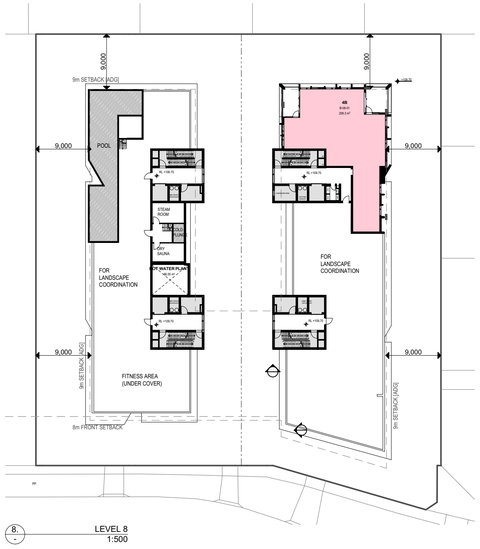
Drawing Name
Adaptable and Livable Apartments

Drawing Scale 1:500 @ A1

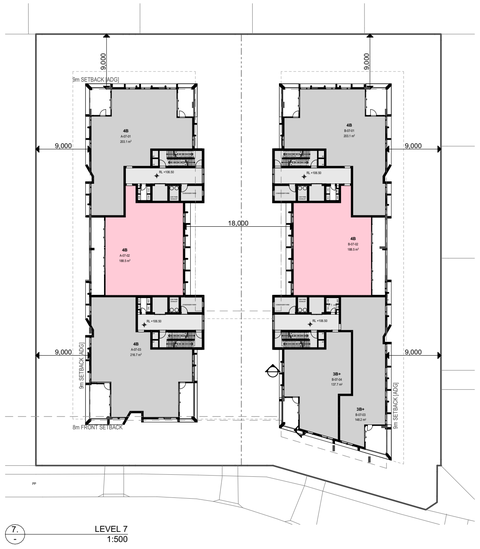
Drawing No. DA508

Revision 04

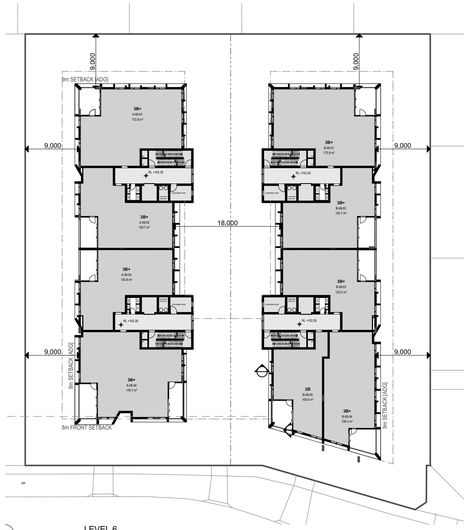
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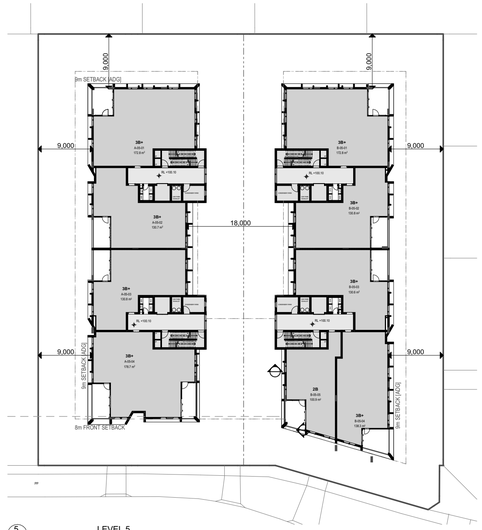
8. LEVEL 8
1:500



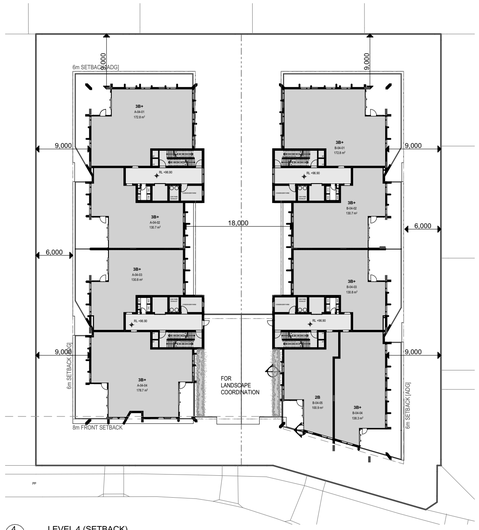
7. LEVEL 7
1:500



6. LEVEL 6
1:500



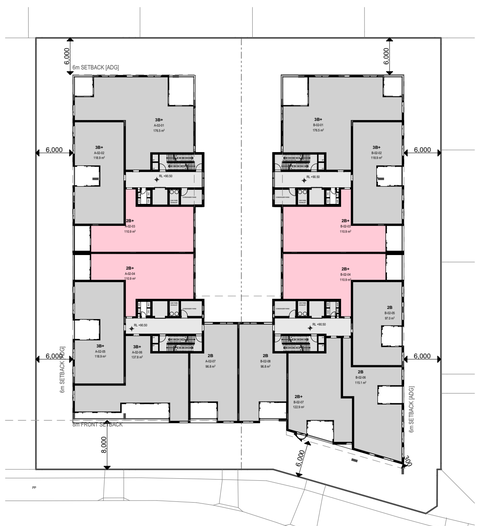
5. LEVEL 5
1:500



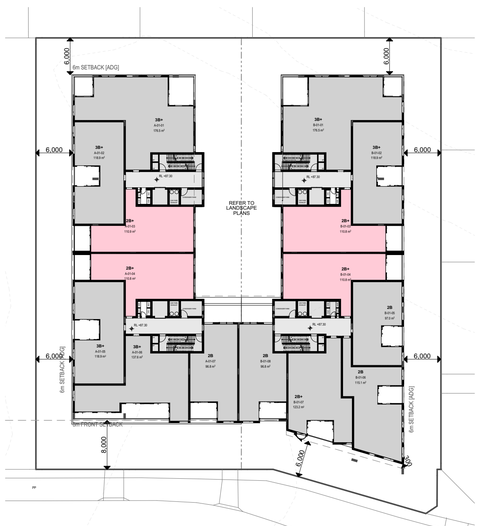
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1:500



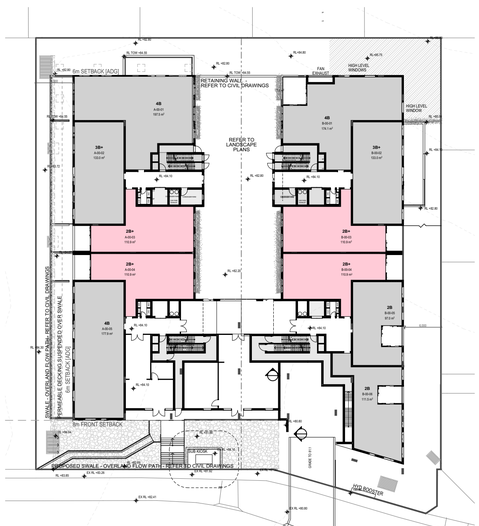
3. LEVEL 3
1:500



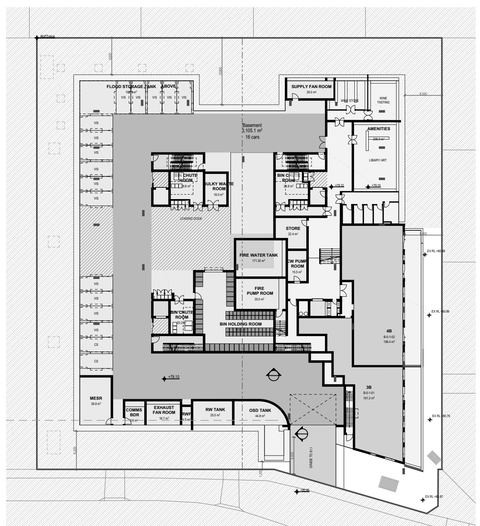
2. LEVEL 2
1:500



1. LEVEL 1
1:500



0. GROUND LEVEL
1:500



-1. LOWER GROUND
1:500

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Rev	Date	By	Chk	Description
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

Silver Level Apartments Legend

Apartment is Silver Level Livable

Required = 19 / 93 = 20%

Provided = 19 / 93 = 20%

0 2.5 5 10 25m

Scale 1:500 @ A1

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Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

Drawing Name
Adaptable and Livable Apartments

Drawing Scale 1:500 @ A1

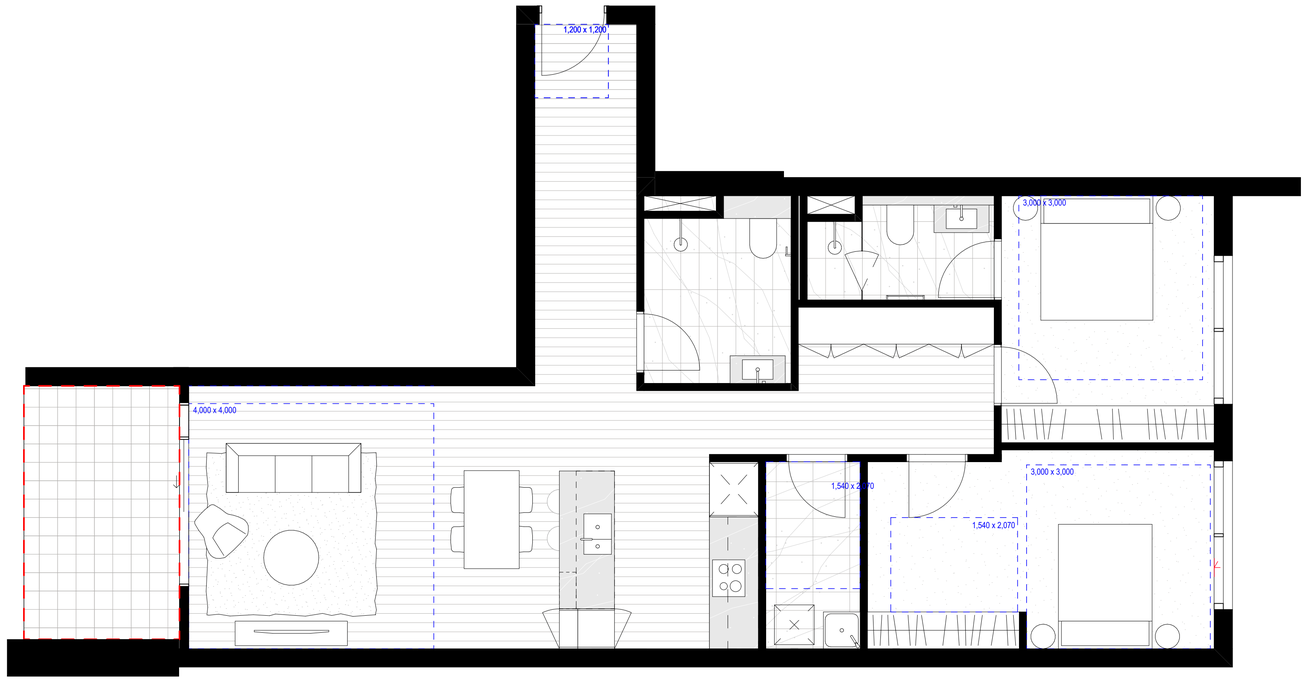
Drawing No. DA509

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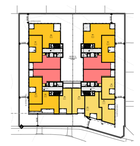
Rev	Date	By	Chk	Description
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI



1 - 2C Pre-Adapted
Scale 1:50



2 - 2C Post-Adapted
Scale 1:50



ADG Requires 20% Livable Apartments (19/94)
ADG Requires 10% Adaptable Apartments (10/94)

0 0.375 0.75 1.5 4m
Scale 1:75 @ A3

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Adaptable and Livable Apartment Layout

Drawing Scale 1:50 @ A1

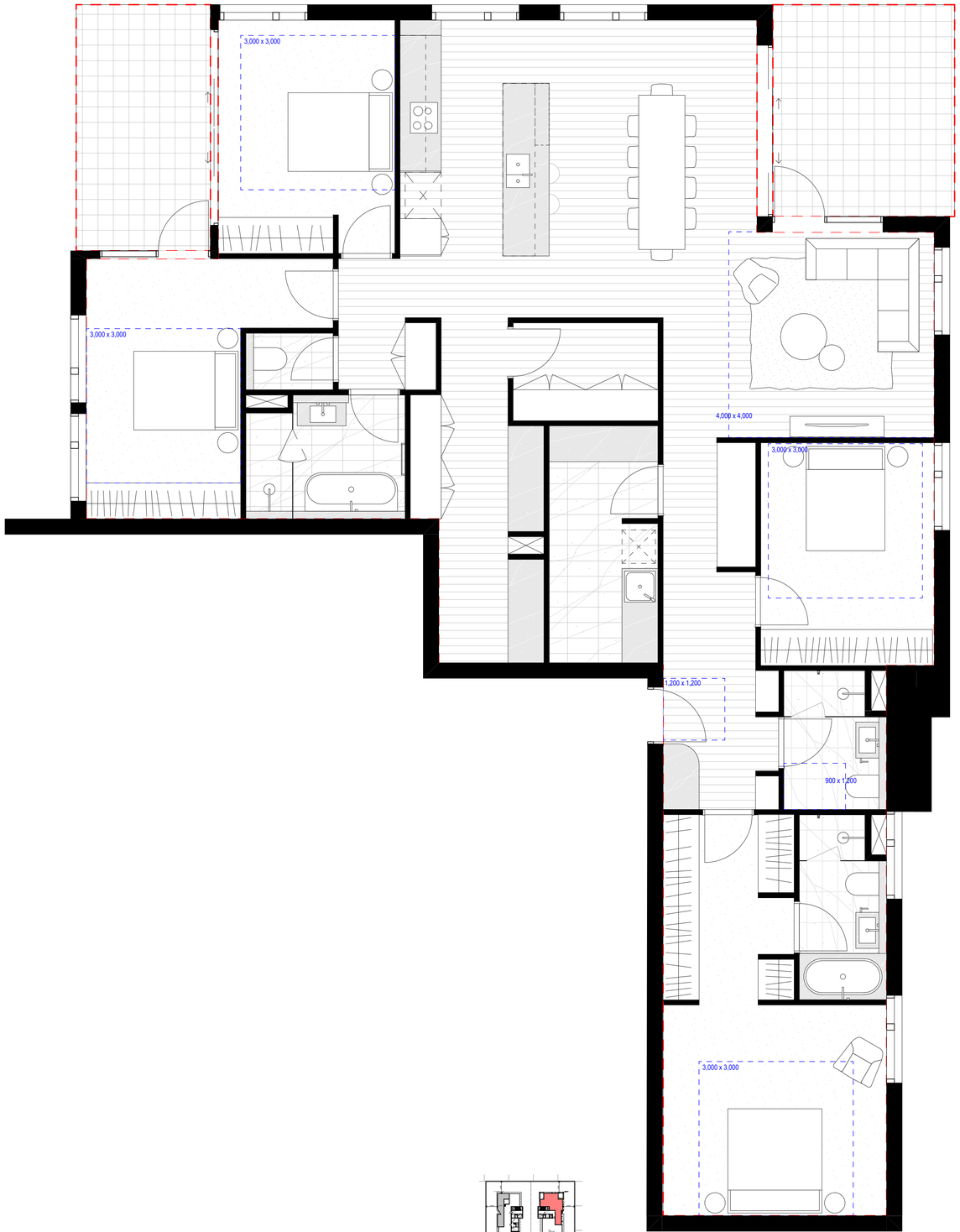
Drawing No. DA510

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Rev	Date	By	Chk	Description
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

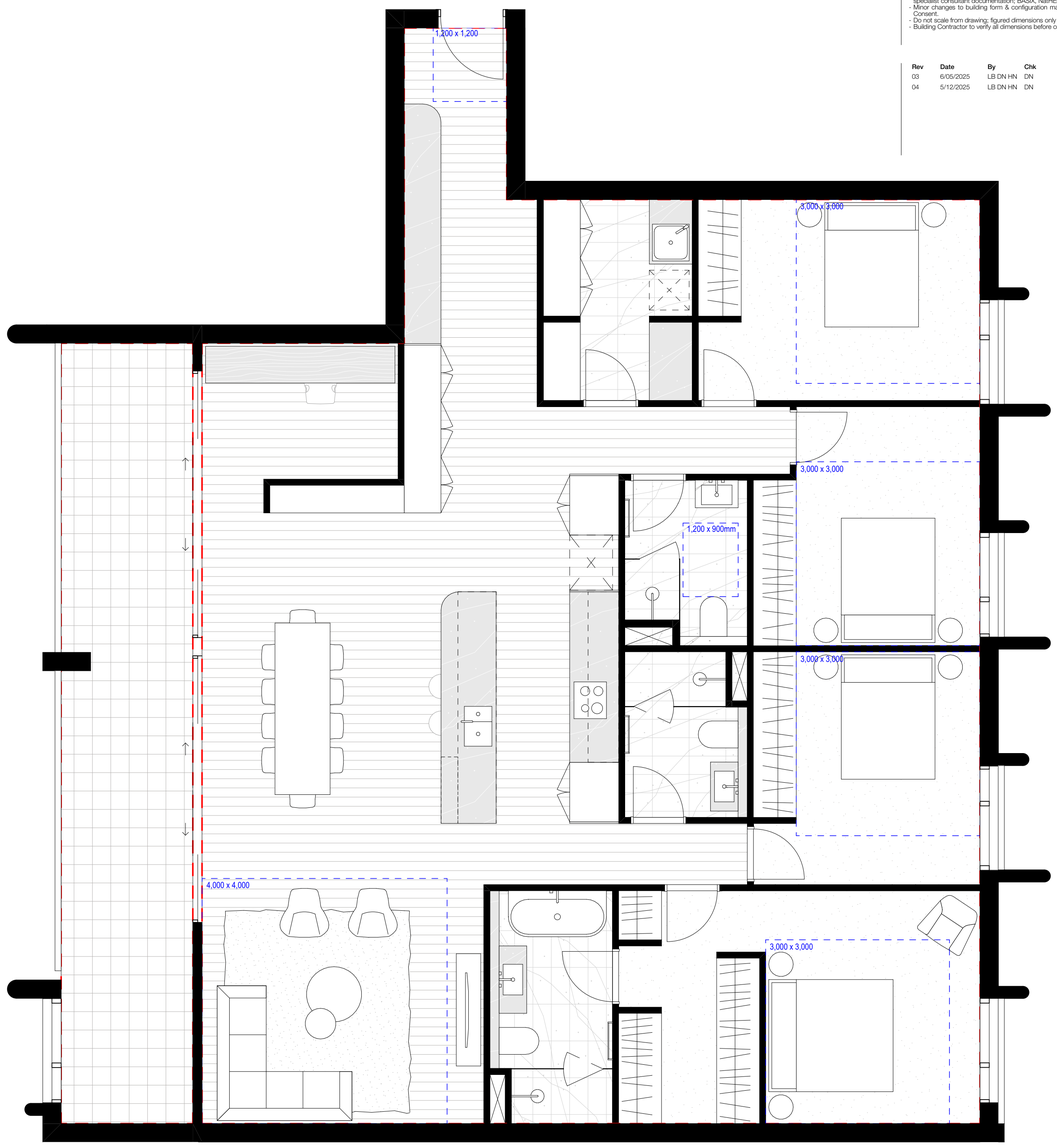


1 - 4D
Scale 1:50

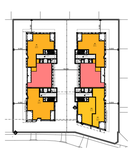


ADG requirement of 20% Livable Apartments (19/94)

0 0.5 1 2 5m
Scale 1:100 @ A3



1 - 4A
Scale 1:50



ADG requirement of 20% Livable Apartments (19/94)

0 0.375 0.75 1.5 4m
Scale 1:75 @ A3

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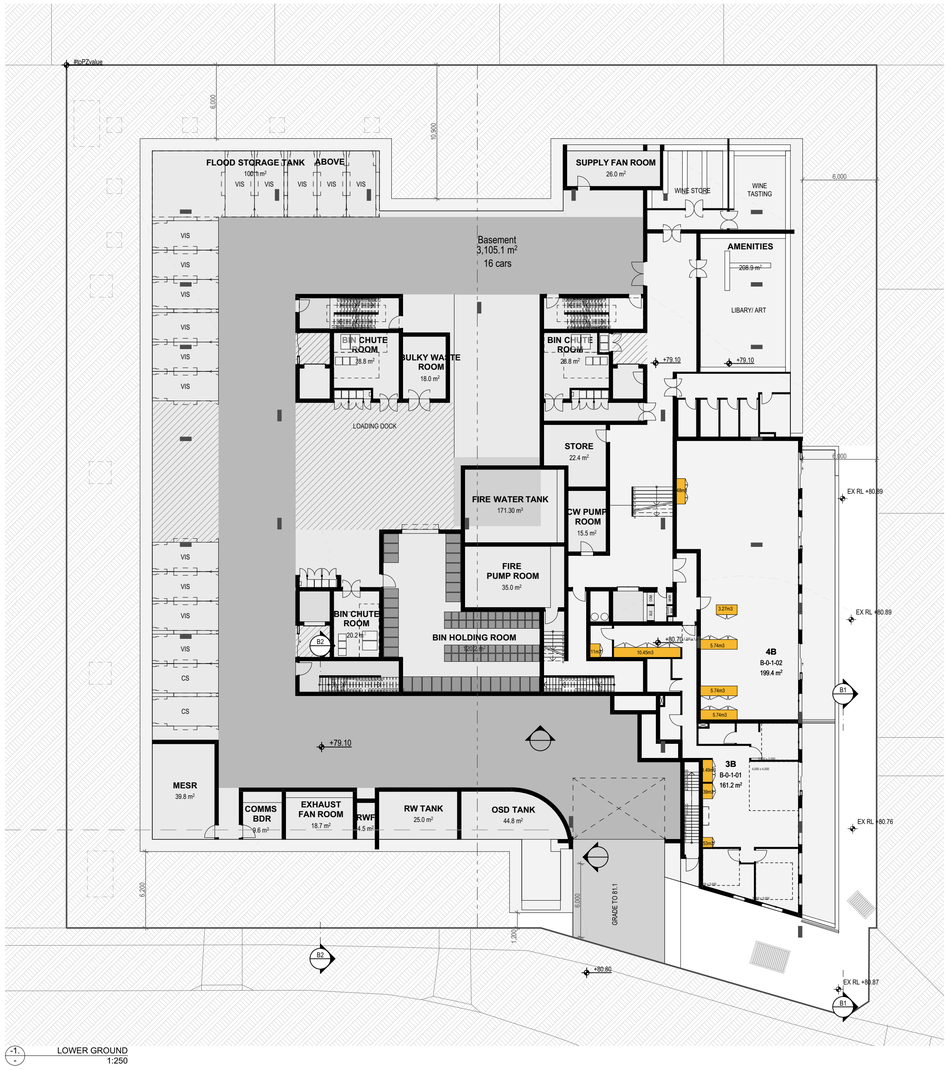
Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

Drawing Name
Adaptable and Livable Apartment Layout

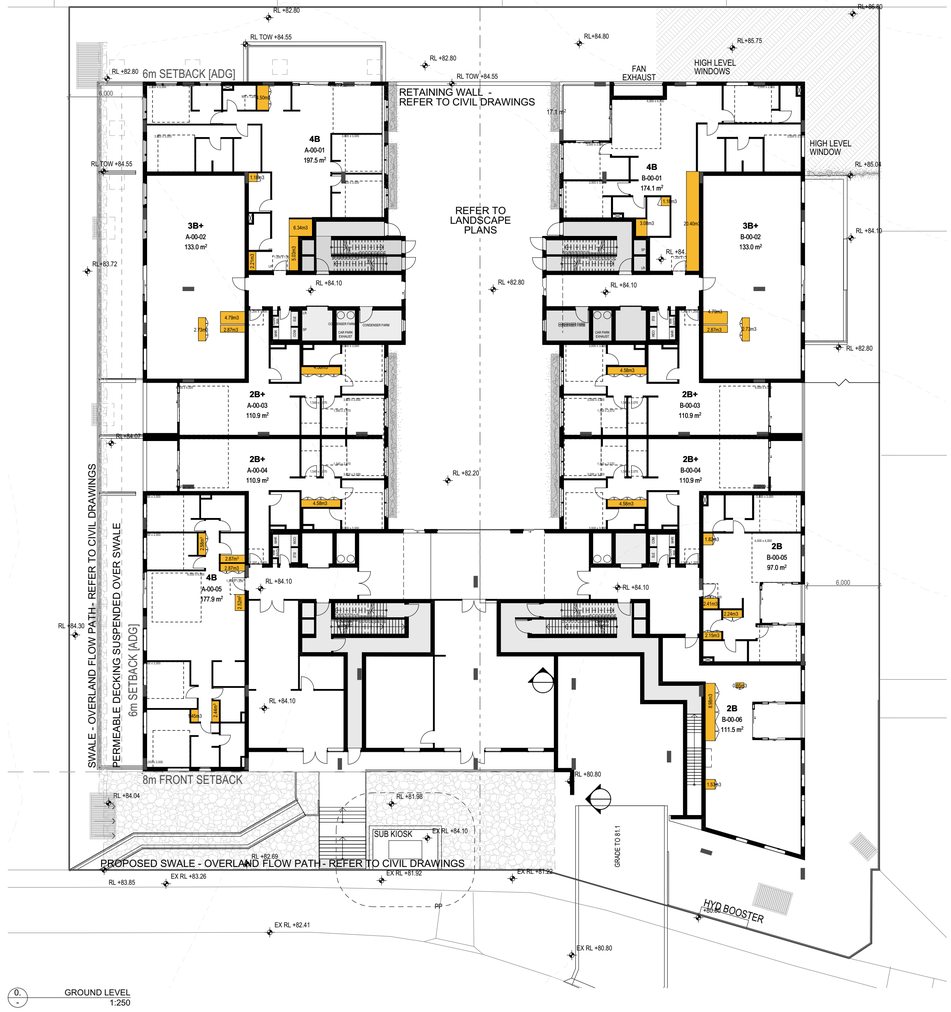
Drawing Scale 1:50 @ A1

Drawing No. DA511

Revision 04



-1
LOWER GROUND
1:250



0
GROUND LEVEL
1:250

- All works to be in accordance with authority & statutory approvals.
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Rev	Date	By	Chk	Description
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

Storage Legend

Storage location in the apartments

To achieve compliance :-
Min 3m³ of internal storage for 1 Bed
Min 4m³ of internal storage for 2 Bed
Min 5m³ of internal storage for 3&4 Bed

0 2.5 5 10 25m
Scale 1:500 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

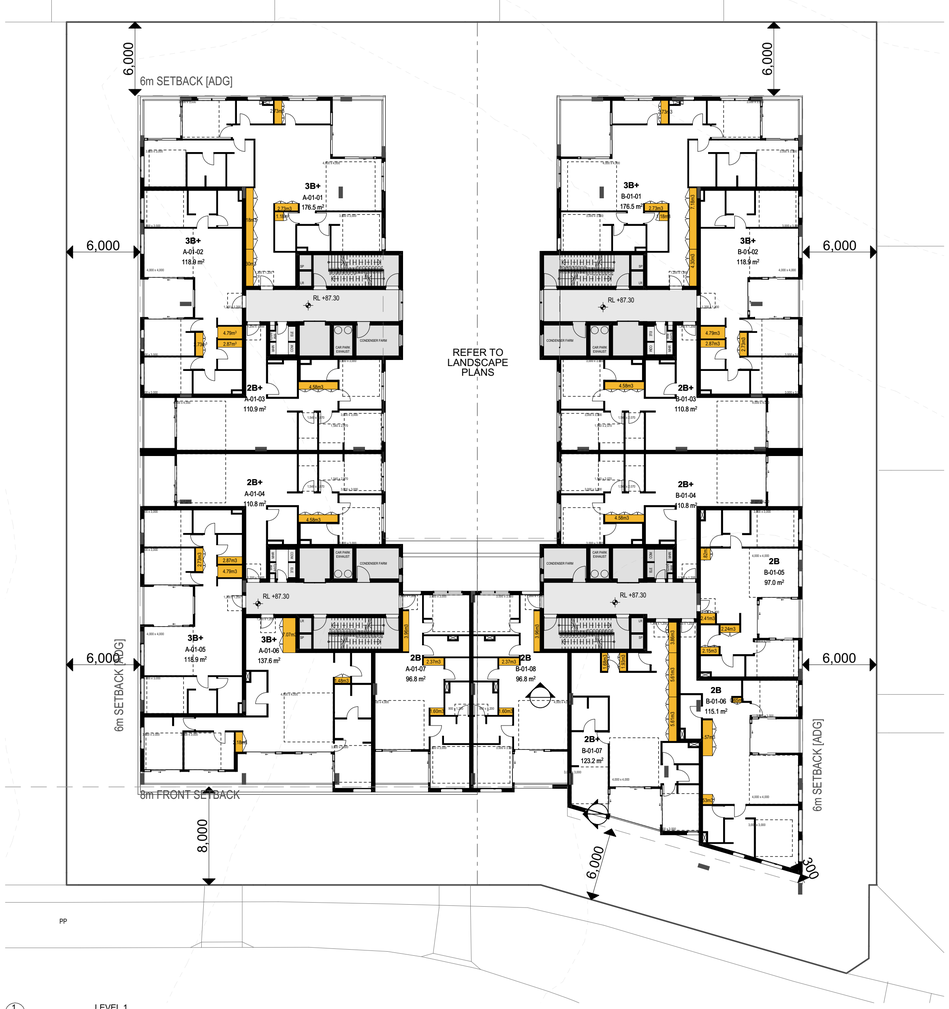
Drawing Name
Storage Compliance Diagrams LG and G

Drawing Scale 1:250 @ A1

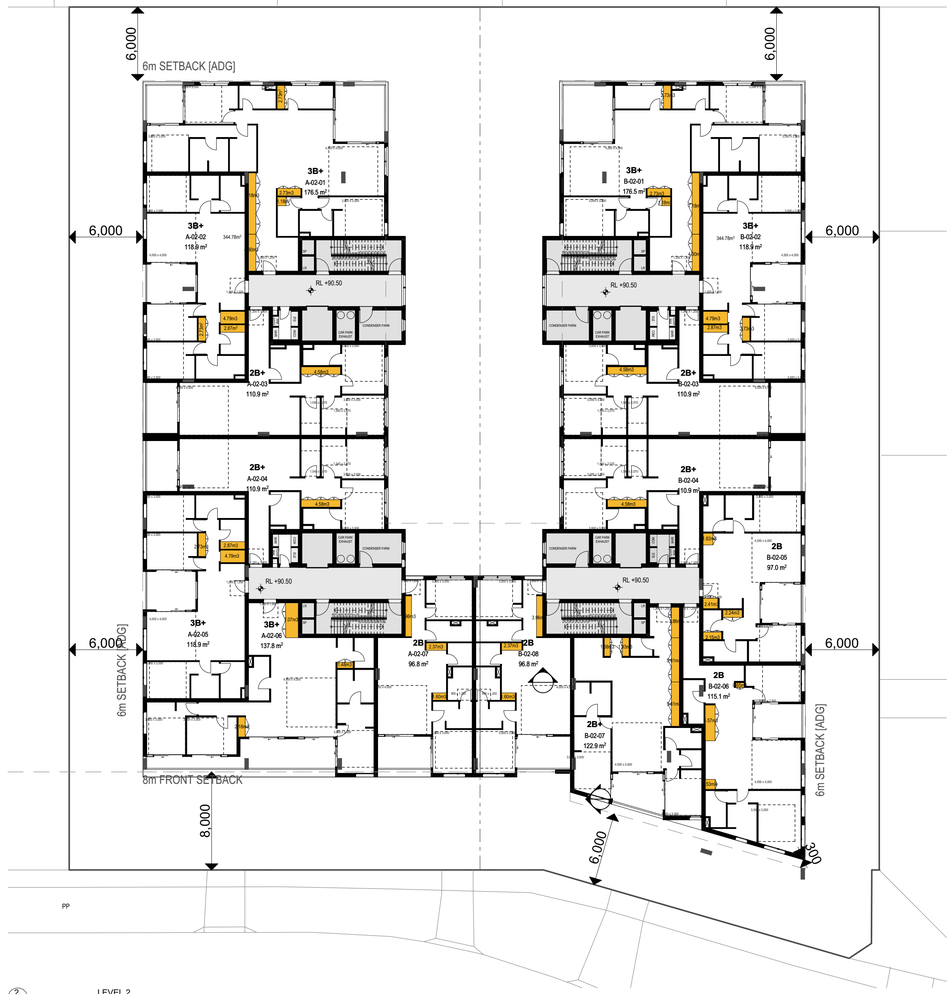
Drawing No. DA512

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1: LEVEL 1
1:250



2: LEVEL 2
1:250

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Rev	Date	By	Chk	Description
04	5/12/2025	LB DN HN	DN	SSDA RFI

Storage Legend

Storage location in the apartments

To achieve compliance :-
Min 3m^3 of internal storage for 1 Bed
Min 4m^3 of internal storage for 2 Bed
Min 5m^3 of internal storage for 3&4 Bed

0 2.5 5 10 25m

Scale 1:500 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

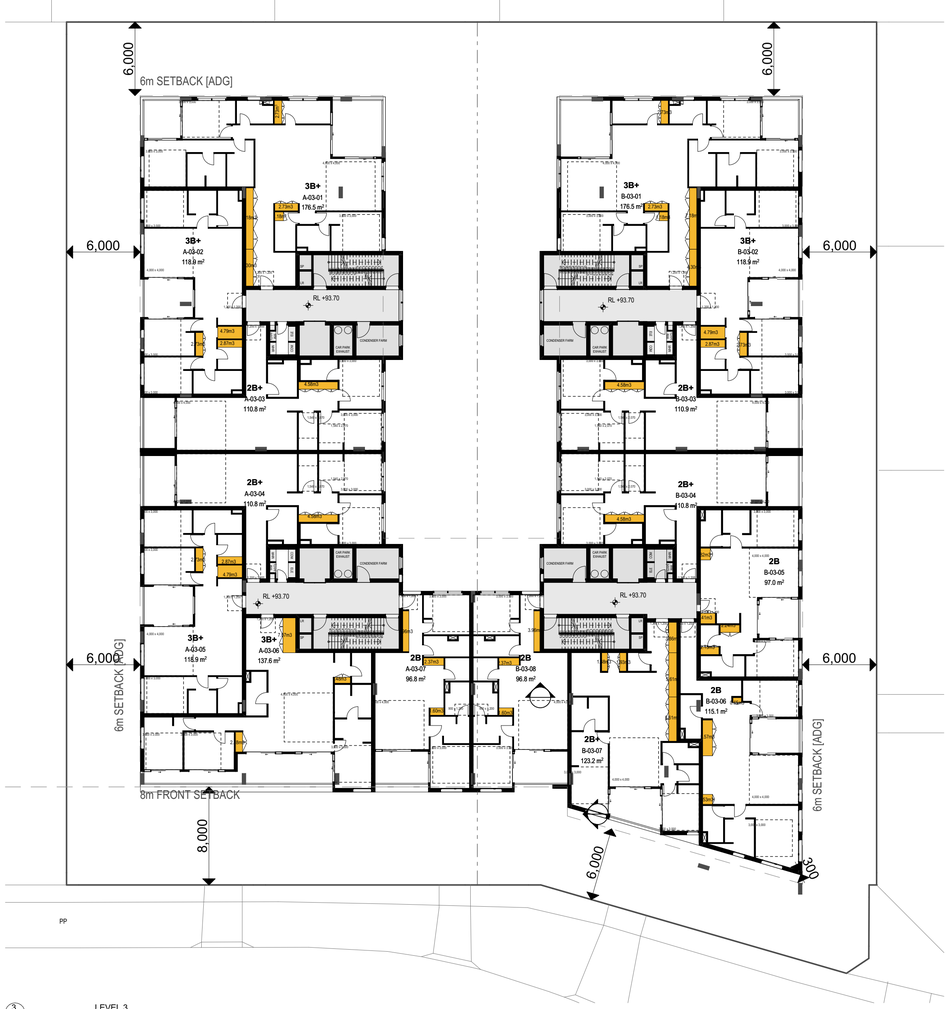
Drawing Name
Storage Compliance Diagrams Level 1 and 2

Drawing Scale 1:250 @ A1

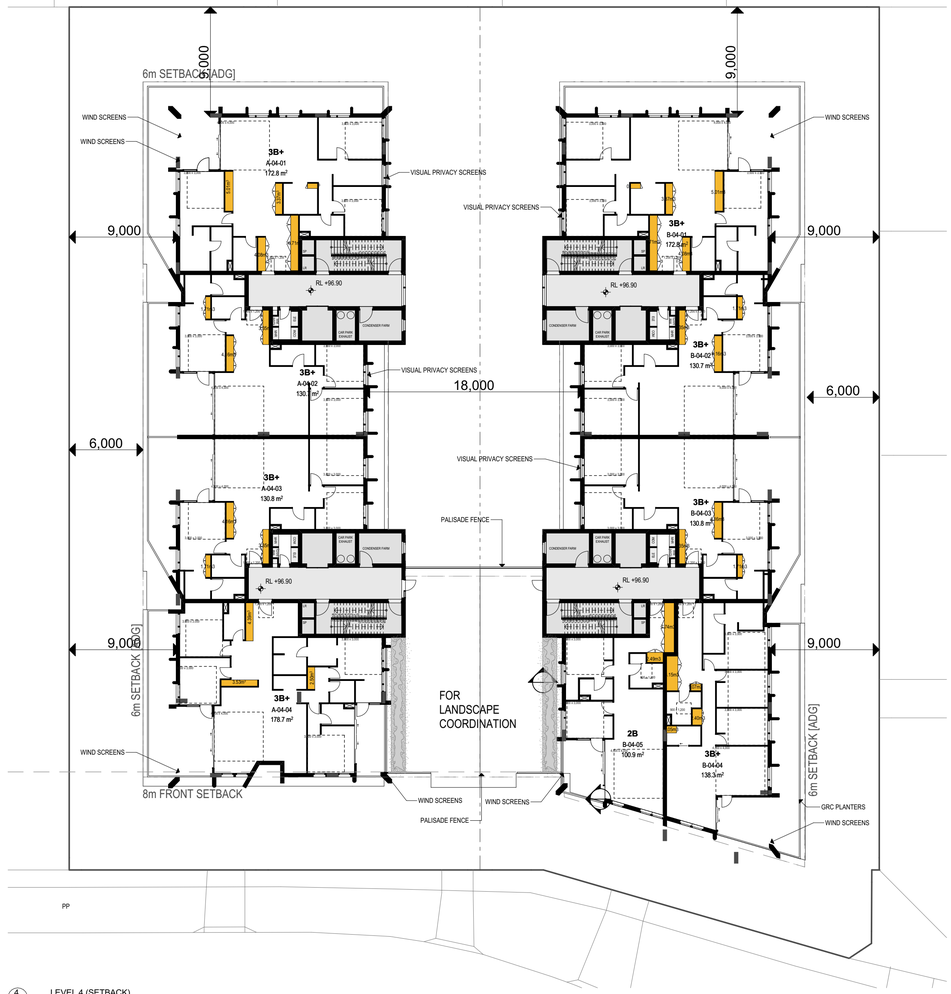
Drawing No. DA513

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3. LEVEL 3
1:250



4. LEVEL 4 (SETBACK)
1:250

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Rev	Date	By	Chk	Description
04	5/12/2025	LB DN HN	DN	SSDA RFI

Storage Legend

Storage location in the apartments

To achieve compliance :-
Min 3m³ of internal storage for 1 Bed
Min 4m³ of internal storage for 2 Bed
Min 5m³ of internal storage for 3&4 Bed

0 2.5 5 10 25m
Scale 1:500 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

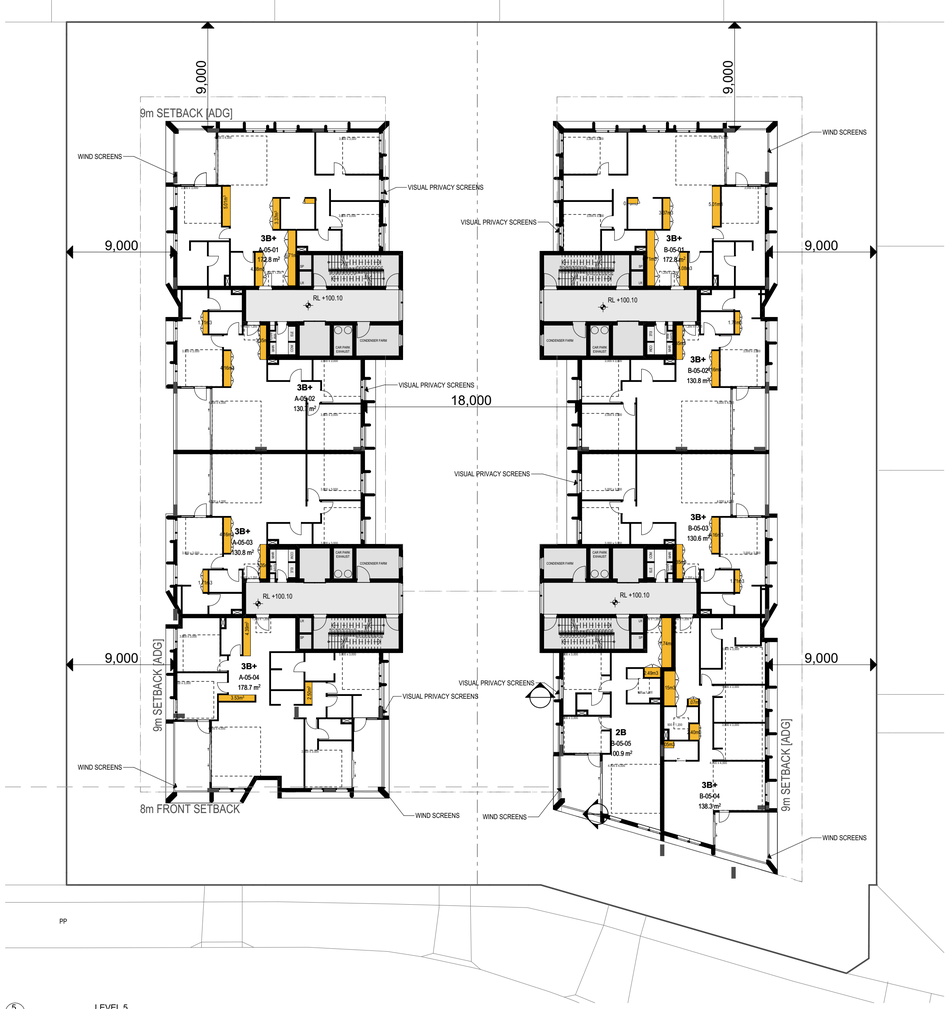
Drawing Name
Storage Compliance Diagrams Level 3 and 4

Drawing Scale 1:250 @ A1

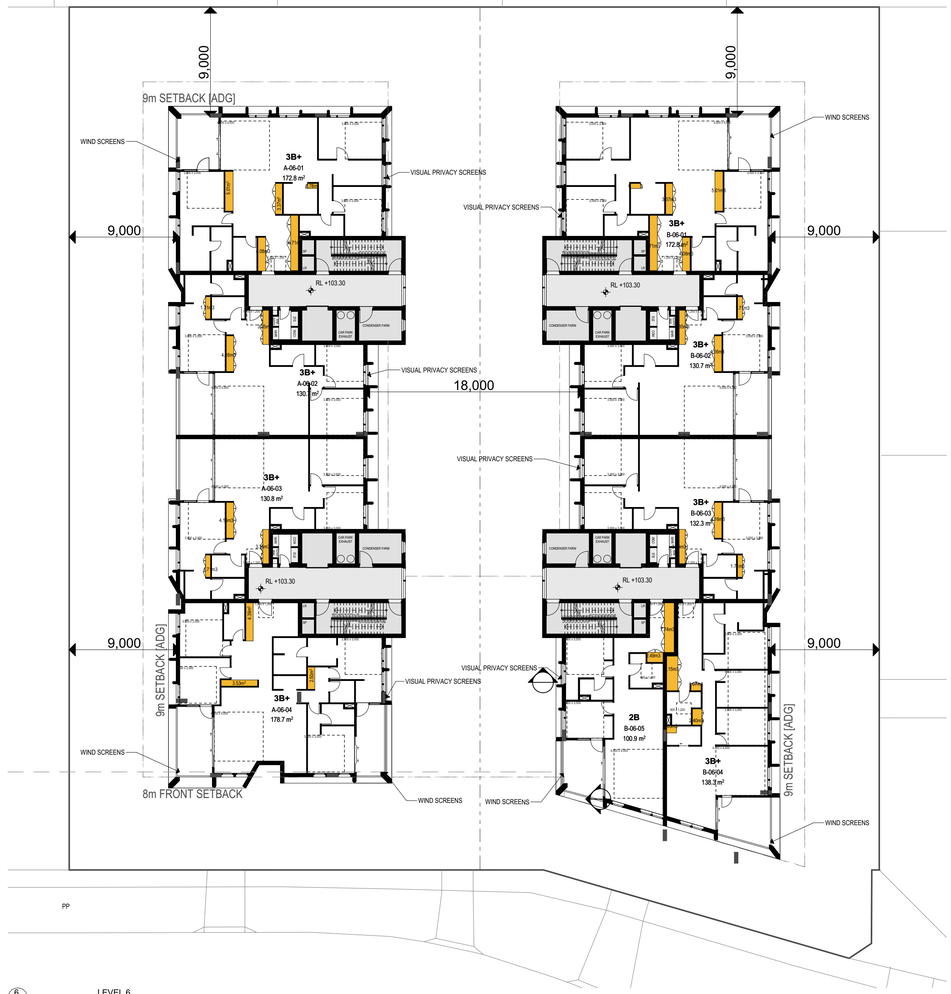
Drawing No. DA514

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5. LEVEL 5
1:250



6. LEVEL 6
1:250

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Rev	Date	By	Chk	Description
04	5/12/2025	LB DN HN	DN	SSDA RFI

Storage Legend

Storage location in the apartments

To achieve compliance :-
Min 3m^3 of internal storage for 1 Bed
Min 4m^3 of internal storage for 2 Bed
Min 5m^3 of internal storage for 3&4 Bed

0 2.5 5 10 25m

Scale 1:500 @ A1

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

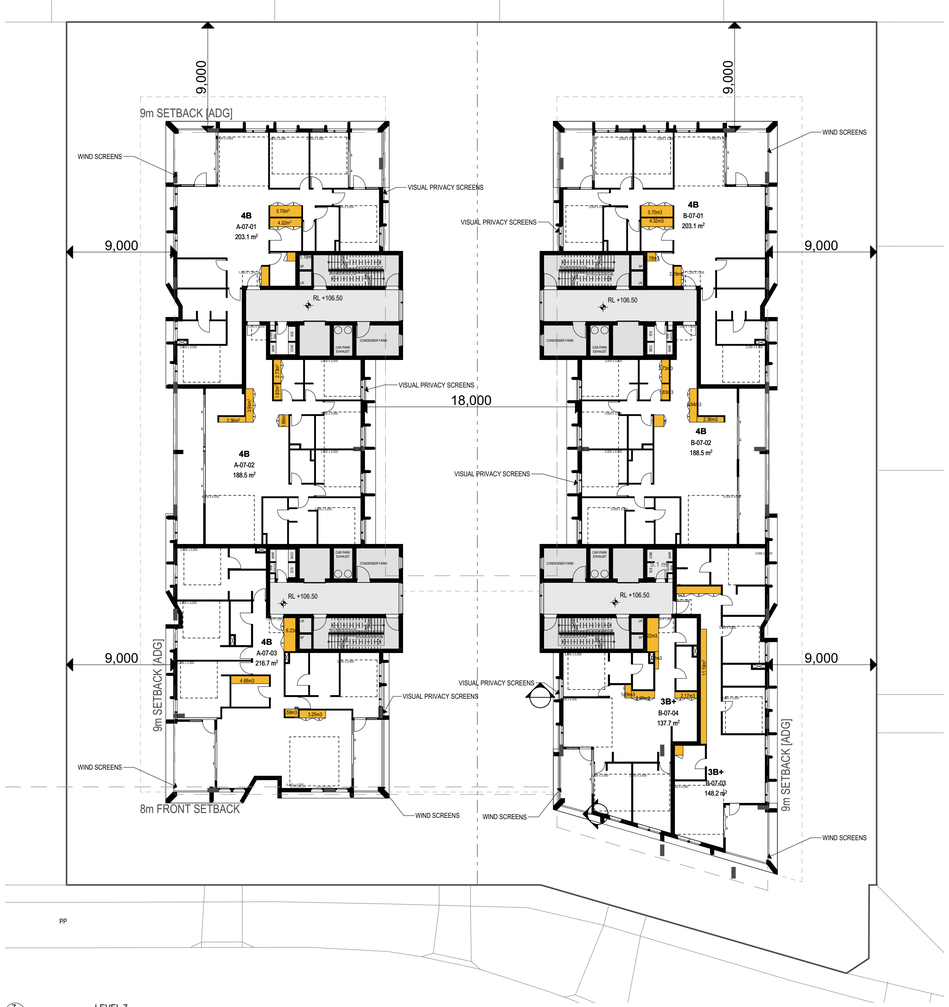
Drawing Name
Storage Compliance Diagrams Level 5 and 6

Drawing Scale 1:250 @ A1

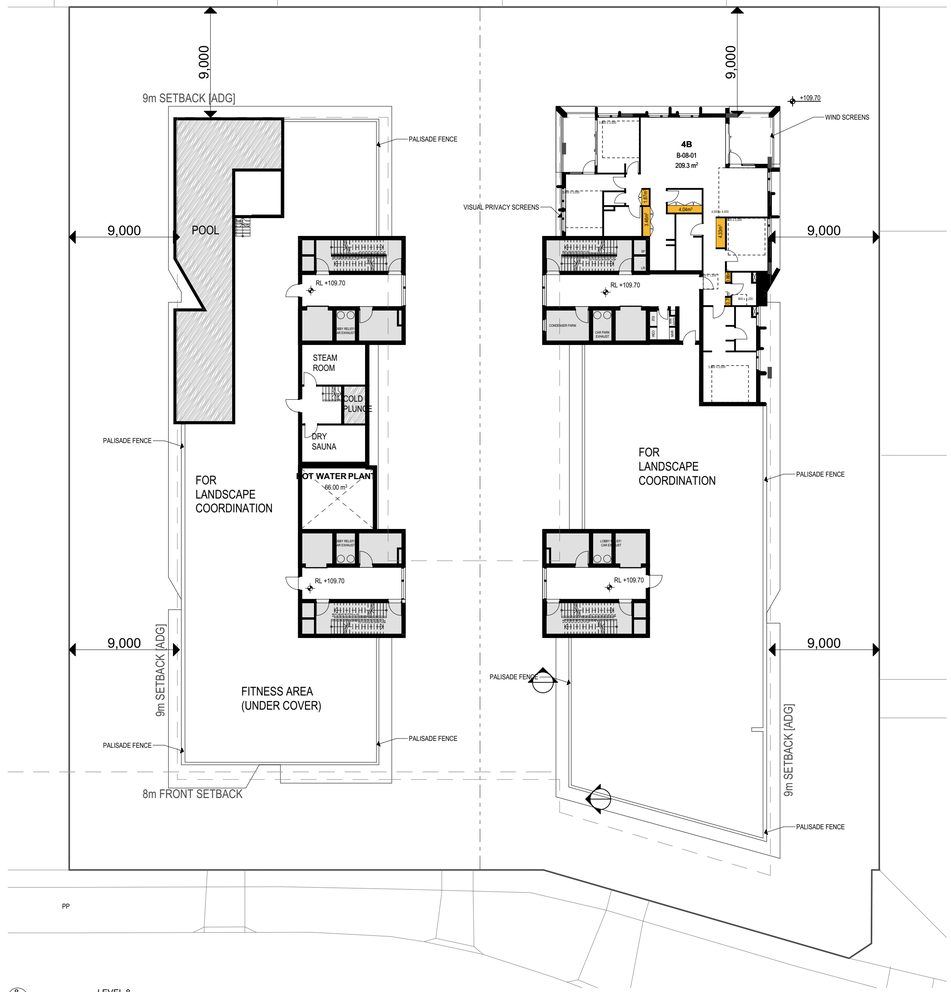
Drawing No. DA515

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7. LEVEL 7
1:250



8. LEVEL 8
1:250

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Rev	Date	By	Chk	Description
04	5/12/2025	LB DN HN	DN	SSDA RFI

Storage Legend

Storage location in the apartments

To achieve compliance :-
Min 3m³ of internal storage for 1 Bed
Min 4m³ of internal storage for 2 Bed
Min 5m³ of internal storage for 3&4 Bed

0 2.5 5 10 25m

Scale 1:500 @ A1

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DKO

Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070

Drawing Name
Storage Compliance Diagrams Level 7 and 8

Drawing Scale 1:250 @ A1

Drawing No. DA516

Revision 04

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Apartment Storage Schedule Bdg A					
Level	Apartment Number	Type	Internal Storage (m3)	External Storage (m3)	Compliant
GROUND					
	A-00-01	3B+	19.26	5.03	Yes
	A-00-02	3B+	10.39	5.03	Yes
	A-00-03	2B+	4.58	4.07	Yes
	A-00-04	2B+	4.58	4.07	Yes
	A-00-05	4B	14.73	5.03	Yes
LEVEL 1					
	A-01-01	3B+	18.12	5.03	Yes
	A-01-02	3B+	10.39	5.03	Yes
	A-01-03	2B+	4.58	4.07	Yes
	A-01-04	2B+	4.58	4.07	Yes
	A-01-05	3B+	10.39	5.03	Yes
	A-01-06	3B+	10.73	5.03	Yes
	A-01-07	2B	7.93	4.07	Yes
LEVEL 2					
	A-02-01	3B+	18.12	5.03	Yes
	A-02-02	3B+	10.39	5.03	Yes
	A-02-03	2B+	4.58	4.07	Yes
	A-02-04	2B+	4.58	4.07	Yes
	A-02-05	3B+	10.39	5.03	Yes
	A-02-06	3B+	10.73	5.03	Yes
	A-02-07	2B	7.93	4.07	Yes
LEVEL 3					
	A-03-01	3B+	18.12	5.03	Yes
	A-03-02	3B+	10.39	5.03	Yes
	A-03-03	2B+	4.58	4.07	Yes
	A-03-04	2B+	4.58	4.07	Yes
	A-03-05	3B+	10.39	5.03	Yes
	A-03-06	3B+	10.73	5.03	Yes
	A-03-07	2B	7.93	4.07	Yes
LEVEL 4 (SETBACK)					
	A-04-01	3B+	19.95	5.03	Yes
	A-04-02	3B+	9.22	5.03	Yes
	A-04-03	3B+	9.22	5.03	Yes
	A-04-04	3B+	10.42	5.03	Yes
LEVEL 5					
	A-05-01	3B+	19.95	5.03	Yes
	A-05-02	3B+	9.22	5.03	Yes
	A-05-03	3B+	9.22	5.03	Yes
	A-05-04	3B+	10.42	5.03	Yes
LEVEL 6					
	A-06-01	3B+	19.95	5.03	Yes
	A-06-02	3B+	9.22	5.03	Yes
	A-06-03	3B+	9.22	5.03	Yes
	A-06-04	3B+	10.42	5.03	Yes
LEVEL 7					
	A-07-01	4B	13.49	5.03	Yes
	A-07-02	4B	12.72	5.03	Yes
	A-07-03	4B	15.75	5.03	Yes

Apartment Storage Schedule Bdg B					
Level	Apartment Number	Type	Internal Storage (m3)	External Storage (m3)	Compliant
LOWER GROUND					
	B-0-1-01	2B	19.97	4.07	Yes
	B-0-1-02	4B	23.97	5.03	Yes
GROUND					
	B-00-01	4B	24.66	5.03	Yes
	B-00-02	3B+	10.39	5.03	Yes
	B-00-03	2B+	4.58	4.07	Yes
	B-00-04	2B+	4.58	4.07	Yes
	B-00-05	3B+	8.62	5.03	Yes
	B-00-06	2B	11.16	4.07	Yes
LEVEL 1					
	B-01-01	3B+	18.12	5.03	Yes
	B-01-02	3B+	10.39	5.03	Yes
	B-01-03	2B+	4.58	4.07	Yes
	B-01-04	2B+	4.58	4.07	Yes
	B-01-05	3B+	8.62	5.03	Yes
	B-01-06	2B	7.75	4.07	Yes
	B-01-07	2B+	18.69	4.07	Yes
	B-01-08	2B	7.93	4.07	Yes
LEVEL 2					
	B-02-01	3B+	18.12	5.03	Yes
	B-02-02	3B+	10.39	5.03	Yes
	B-02-03	2B+	4.58	4.07	Yes
	B-02-04	2B+	4.58	4.07	Yes
	B-02-05	3B+	8.62	5.03	Yes
	B-02-06	2B	7.75	4.07	Yes
	B-02-07	2B+	18.69	4.07	Yes
	B-02-08	2B	7.93	4.07	Yes
LEVEL 3					
	B-03-01	3B+	18.12	5.03	Yes
	B-03-02	3B+	10.39	5.03	Yes
	B-03-03	2B+	4.58	4.07	Yes
	B-03-04	2B+	4.58	4.07	Yes
	B-03-05	3B+	8.62	5.03	Yes
	B-03-06	2B	7.75	4.07	Yes
	B-03-07	2B+	18.69	4.07	Yes
	B-03-08	2B	7.93	4.07	Yes
LEVEL 4 (SETBACK)					
	B-04-01	3B+	19.95	5.03	Yes
	B-04-02	3B+	9.22	5.03	Yes
	B-04-03	3B+	9.22	5.03	Yes
	B-04-04	3B+	10.67	5.03	Yes
	B-04-05	2B	10.23	4.07	Yes
LEVEL 5					
	B-05-01	3B+	19.95	5.03	Yes
	B-05-02	3B+	9.22	5.03	Yes
	B-05-03	3B+	9.22	5.03	Yes
	B-05-04	3B+	10.67	5.03	Yes
	B-05-05	2B	10.23	4.07	Yes
LEVEL 6					
	B-06-01	3B+	19.95	5.03	Yes
	B-06-02	3B+	9.22	5.03	Yes
	B-06-03	3B+	9.22	5.03	Yes
	B-06-04	3B+	10.67	5.03	Yes
	B-06-05	2B	10.23	4.07	Yes
LEVEL 7					
	B-07-01	4B	13.49	5.03	Yes
	B-07-02	4B	12.72	5.03	Yes
	B-07-03	3B+	17.74	5.03	Yes
	B-07-04	3B+	13.36	5.03	Yes
LEVEL 8					
	B-08-01	4B	15.26	5.03	Yes

- All works to be in accordance with authority & statutory approvals.
- Refer to site survey for all information relating to existing site conditions.
- All Boundary information to be confirmed by registered surveyor before commencing works on site.
- Refer to Arborist Report and Landscape Documentation for all information relating to trees and their retention/removal, and all landscape works.
- Drawings to be read in conjunction with all Specifications and Schedules; all specialist consultant documentation; BASIX, NatHERS, Section J Certificates.
- Minor changes to building form & configuration may be required after Development Consent.
- Do not scale from drawing; figured dimensions only to be used.
- Building Contractor to verify all dimensions before commencing work.

Rev	Date	By	Chk	Description
03	6/05/2025	LB DN HN	DN	SSDA Submission
04	5/12/2025	LB DN HN	DN	SSDA RFI

To achieve compliance :-
Min 3m^3 of internal storage for 1-bed
Min 4m^3 of internal storage for 2-bed
Min 5m^3 of internal storage for 3&4-bed

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Project Name: Middle Harbour Road, Lindfield
Project Number: 13844
Project Address: 24-26 & 28 Middle Harbour Road Sydney NSW 2070

Country: Darramurragal/ Darug - Australia

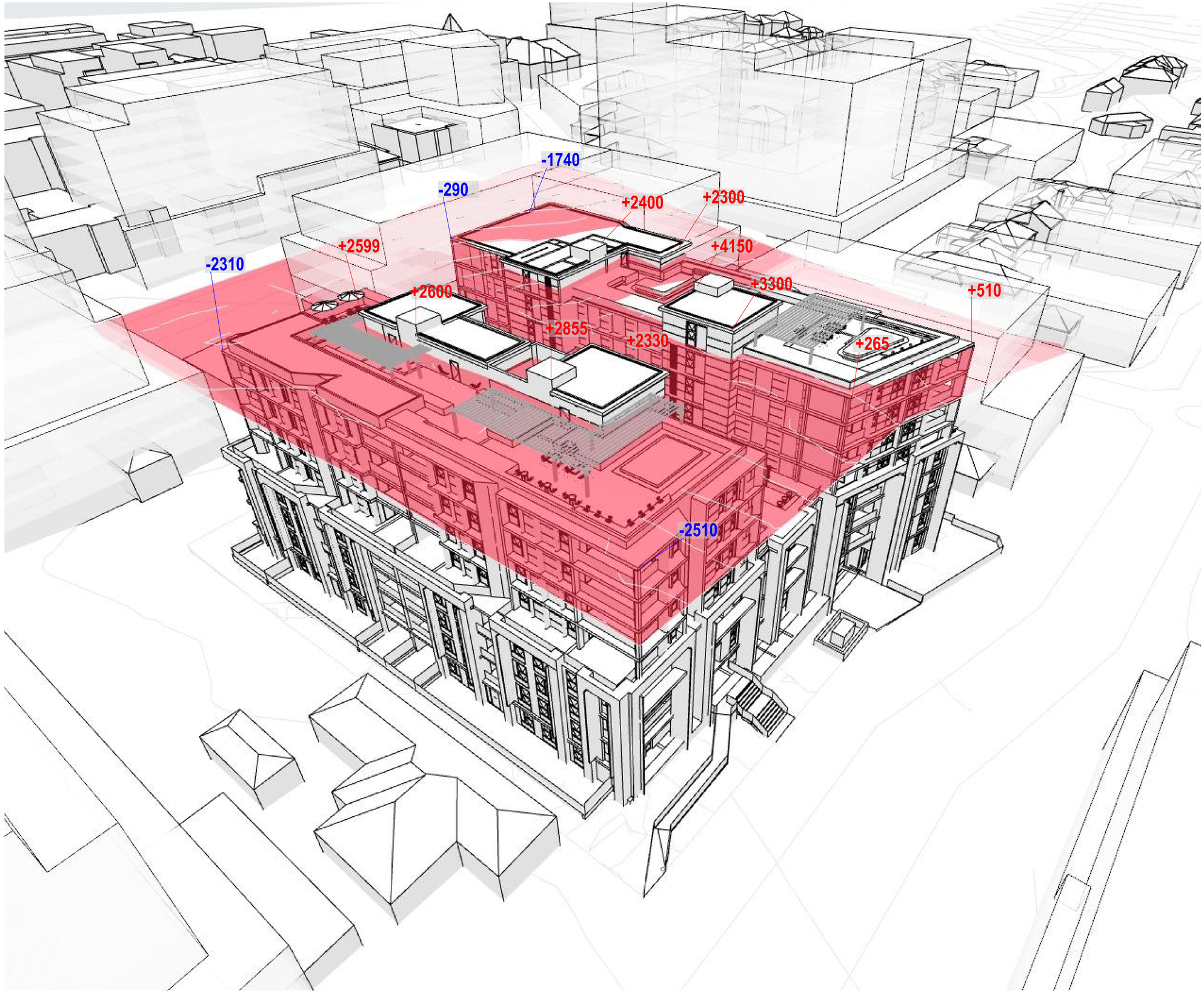
Drawing Name: Storage Schedule

Drawing Scale

Drawing No.: DA517

Revision: 04

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
Project Address	24-26 & 28 Middle Harbour Road Sydney NSW 2070
Country	Darramurragal/ Darug - Australia

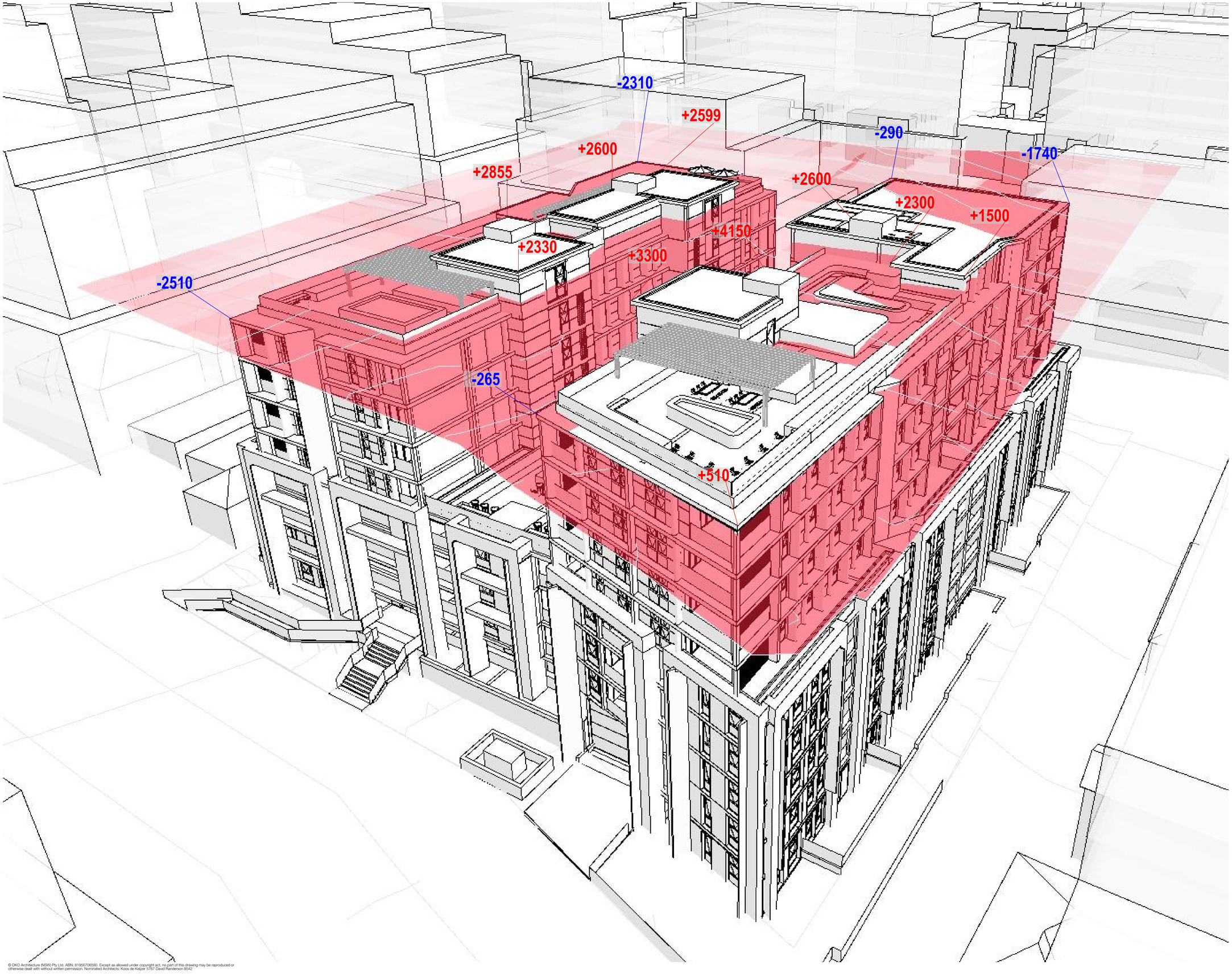
Drawing Name
Height Plane

Drawing Scale

Drawing No.
DA518

Revision
04

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Rev	Date	By	Chk	Description

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Project Name	Middle Harbour Road, Lindfield
Project Number	13844
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Country	Darramurragal/ Darug - Australia

Drawing Name
Height Plane

Drawing Scale

Drawing No. DA519

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