



2 Location Plan
201-A200 1:10000 @B1

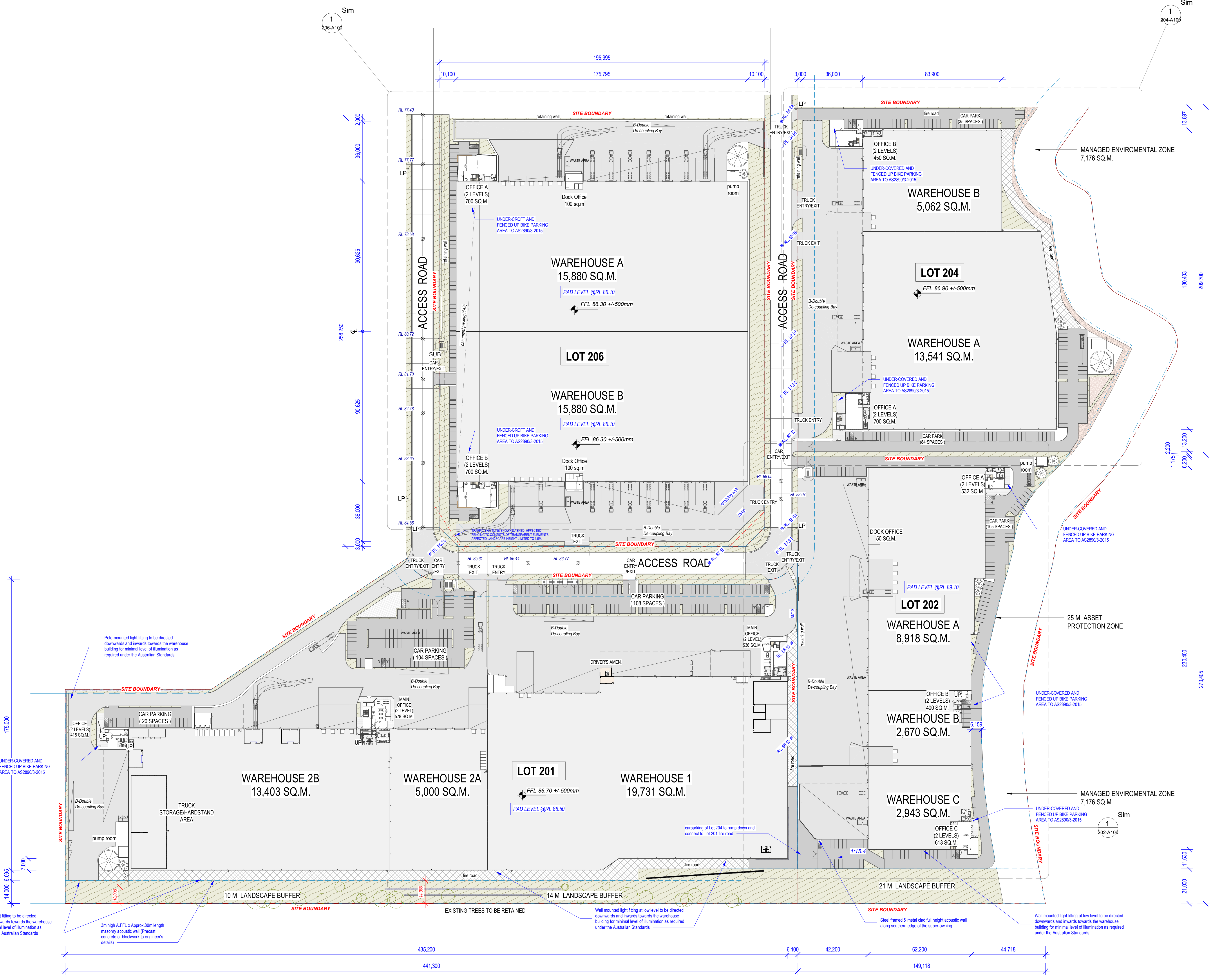
DEVELOPMENT TOTAL AREA	
TOTAL SITE AREA	208,168 sqm
TOTAL BUILDING AREA	109,815 sqm
TOTAL EFFICIENCY	52.73 %

DEVELOPMENT SUMMARY (LOT 201)	
SITE 1 AREA (Warehouse 1)	36,582 sqm
SITE 2 AREA (Warehouse 2 & 3 & Cafe Site)	40,728 sqm
SITE AREA (Lot 201 Total)	77,310 sqm
EFFICIENCY	52.48%
WAREHOUSE 1	19,731 sqm
MAIN OFFICE 1 (2 Levels)	536 sqm
WAREHOUSE 1 DRIVERS AMENITIES	38 sqm
WAREHOUSE 1 Switch & Compressor Room	140 sqm
WAREHOUSE 2	375 sqm
WAREHOUSE 2 Storage Area	18,403 sqm
MAIN OFFICE 2 (2 Levels)	578 sqm
WAREHOUSE 2 GENERAL WASTE AREA	415 sqm
WAREHOUSE 2 PLANT ROOM	200 sqm
ESTATE CAFE	60 sqm
TOTAL BUILDING AREA	40,579 sqm
CAR PARKING PROVIDED	232 spaces
CAR PARKING PROVISIONAL	2 spaces

DEVELOPMENT SUMMARY (LOT 202)	
SITE AREA (APZ included: 7,166 sqm)	40,080 sqm
EFFICIENCY	40.23 %
WAREHOUSE A	8,918 sqm
DOCK OFFICE	50 sqm
OFFICE A (2 Levels)	532 sqm
WAREHOUSE B	2,670 sqm
OFFICE B (2 Levels)	400 sqm
WAREHOUSE C	2,943 sqm
OFFICE C (2 Levels)	613 sqm
TOTAL BUILDING AREA	16,126 sqm
AWNING (5m)	105 sqm
AWNING (15m)	2,297 sqm
AWNING (42m)	1,320 sqm
CAR PARKING PROVIDED	105 Spaces
HEAVY DUTY PAVEMENT (H)	9,027 sqm
LIGHT DUTY PAVEMENT (L)	4,948 sqm

DEVELOPMENT SUMMARY (LOT 204)	
SITE AREA (LOT 204) (Approx.)	40,295 sqm
OVERALL BUILDING AREA	19,753 sqm
EFFICIENCY	48.9 %
WAREHOUSE A	13,541 sqm
OFFICE A (2 LEVELS)	700 sqm
TOTAL BUILDING AREA	14,241 sqm
AWNING (5M)	122 sqm
AWNING (15M)	1,098 sqm
CAR PARKING PROVIDED	81 spaces
WAREHOUSE B	5,062 sqm
OFFICE B (2 LEVELS)	450 sqm
TOTAL BUILDING AREA	5,512 sqm
AWNING (5M)	55 sqm
AWNING (15M)	515 sqm
CAR PARKING PROVIDED	35 spaces
HEAVY DUTY PAVEMENT (H)	6,278 sqm
LIGHT DUTY PAVEMENT (L)	4,155 sqm
TOTAL WAREHOUSE AREA	18,633 sqm
TOTAL OFFICE AREA	1,150 sqm
CAR PARKING REQUIRED	90 spaces
TOTAL CARPARKING PROVIDED	119 spaces

DEVELOPMENT SUMMARY (LOT 206)	
SITE AREA	50,483 sqm
EFFICIENCY	66.08 %
WAREHOUSE A	15,880 sqm
OFFICE & DOCK OFFICE A	800 sqm
WAREHOUSE B	15,880 sqm
OFFICE & DOCK OFFICE B	800 sqm
TOTAL BUILDING AREA	33,360 sqm
CAR PARKING PROVIDED	147 Spaces
HEAVY DUTY PAVEMENT (H)	11,230 sqm
LIGHT DUTY PAVEMENT (L)	3,900 sqm
SUSPENDED SLAB	2,550 sqm



1 Estate Masterplan
201-A200 1:1000 @B1

2/1/2021 11:14:29 AM BIM:300:327:335:Burley Road, LV3 Burley Rd.dwg



PROJECT NUMBER
327-335 BURLEY ROAD
HORSLEY PARK NSW
PROJECT NUMBER 200226

Rev	Description	Date
P7	Development area table updated	26.04.21
P8	SSDA modifications	30.04.21
P9	Lot 204 Warehouse Tenancy break-up revised, with associated changes in docks and office details.	05.07.21
P10	Lot 204 renumbered as Lot 202. Tenancy configuration amended with associated loading area and parking layout adjustment as clouded.	25.08.21
P14	Masterplan Update to reflect revised Lot 201 layout and plant equipment.	15.10.21
P15	Lot 204 Revised floor plans and elevations to suite new office facade design.	31.03.22

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General Notes:
Architectural drawings to be read in conjunction with all other consultants' detailed drawings, specifications & reports.
Do not scale this drawing. Verify all dimensions on site.
Refer all discrepancies to HLA before commencing any work.

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DRAWING TITLE
ESTATE MASTERPLAN

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ISSUE
P15