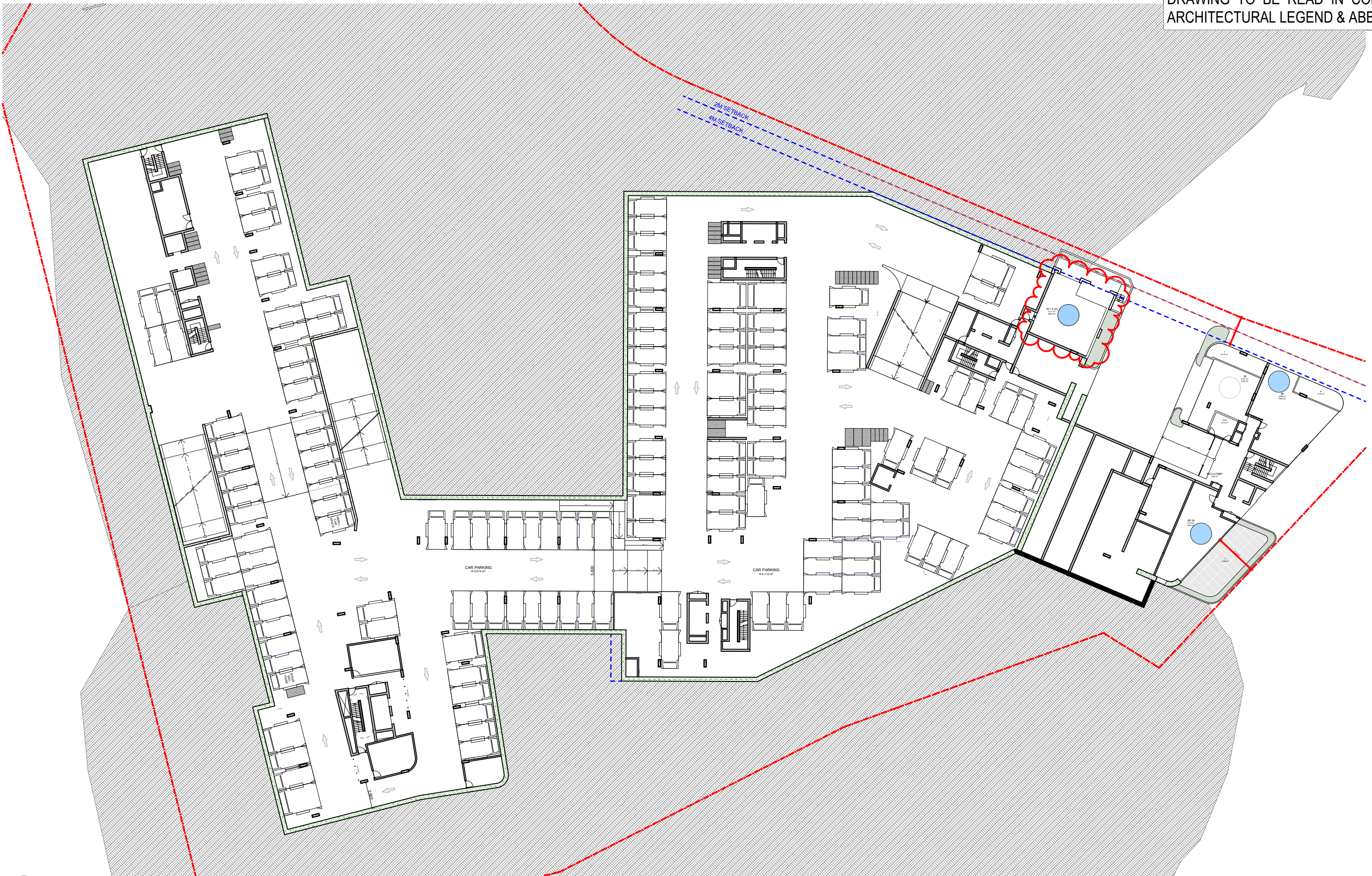


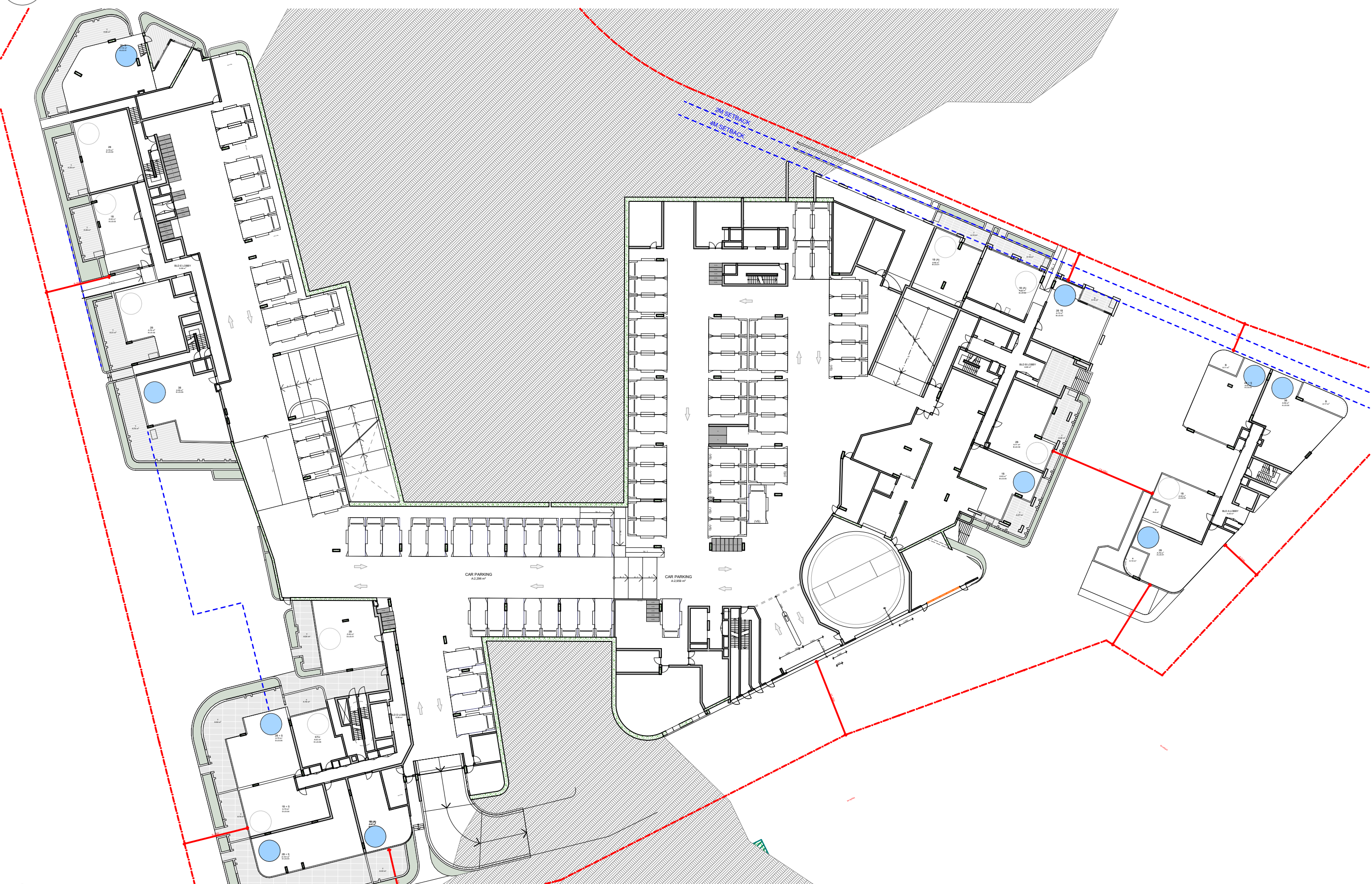
CROSS VENT
COMPLIANT



BASEMENT 02
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BASEMENT 01
SCALE: 1:500@A1



LOWER GROUND
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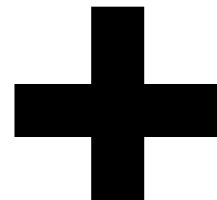


UPPER GROUND
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DATE	Issue Name	BY	CHK	NO.
08/05/2020	ISSUE FOR INFORMATION			01
09/07/2020	PRE DA			02
19/08/2020	DEVELOPMENT APPLICATION			A
04/11/2020	DEVELOPMENT APPLICATION			B
28/03/2022	DEVELOPMENT APPLICATION			C
10/10/2022	DRAFT DEVELOPMENT APPLICATION			D
14/10/2022	DEVELOPMENT APPLICATION	AH	GH	E
26/05/2023	DEVELOPMENT APPLICATION	AH, AS	RP	F
10/12/2023	FOR INFORMATION	DC	RP	G

CONSULTANTS			
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CIVIL ENGINEER	☐	J WYNNEHAM PRINCE	T: 02 4720 5360
CPTED / HERITAGE / TOWN PLANNING	☐	URBIS	T: 02 8233 7621
TRAFFIC ENGINEER	☐	ASON GROUP	T: 02 9083 6601
FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
ENVIRONMENTAL SERVICES	☐	ENVIRONMENTAL EARTH SCIENCES	T: 02 9922 1777
GEOTECHNICAL ENGINEER	☐	JK GEOTECHNICS	T: 02 9888 5000
MEP SERVICES	☐	DSE	T: 02 9416 1177
BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

CONSULTANTS			
ACCESSIBILITY	☐	WALL TO WALL CONSULTING	T: 0402 550 570
ACOUSTIC	☐	WHITE NOISE CONSULTING	T: 0408 728 363
STRUCTURAL ENGINEER	☐	ROBERT BIRD	T: 02 8246 2300
WASTE MANAGEMENT / WIND CONSULTANT	☐	SLR	T: 02 9428 8168



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PROJECT
Telopea Masterplan
Lot 5-7 Telopea 2117
Stage 1A Residential

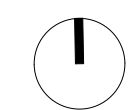
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CROSS VENTILATION -
LEVELS B2 - UG

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DATE
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JOB NO.
20320

PLOT DATE
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G



LEVEL 01 L1
SCALE: 1:500@A1



LEVEL 03 L3
SCALE: 1:500@A1



LEVEL 02 L2
SCALE: 1:500@A1

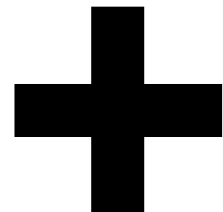


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28/03/2022	DEVELOPMENT APPLICATION			C
10/10/2022	DRAFT DEVELOPMENT APPLICATION			D
14/10/2022	DEVELOPMENT APPLICATION	AH	GH	E
26/05/2023	DEVELOPMENT APPLICATION	AH, AS	RP	F

CONSULTANTS			
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URBAN & LANDSCAPE	☐	HASELL	T: 02 9161 2000
CIVIL ENGINEER	☐	J WINDENHAM PRINCE	T: 02 4720 5365
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TRAFFIC ENGINEER	☐	ASON GROUP	T: 02 9083 6601
FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
ENVIRONMENTAL SERVICES	☐	ENVIRONMENTAL EARTH SCIENCES	T: 02 9922 1777
GEOTECHNICAL ENGINEER	☐	JK GEOTECHNICS	T: 02 9888 5000
MEP SERVICES	☐	DSE	T: 02 9416 1177
BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

CONSULTANTS			
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PROJECT
Telopea Masterplan
Lot 5-7 Telopea 2117
Stage 1A Residential

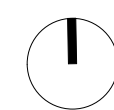
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LEVELS 01 - 04

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AH, AS
JOB NO.
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RP
DRAWING NO.
PLA-AR-DA0331

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CROSS VENT
COMPLIANT



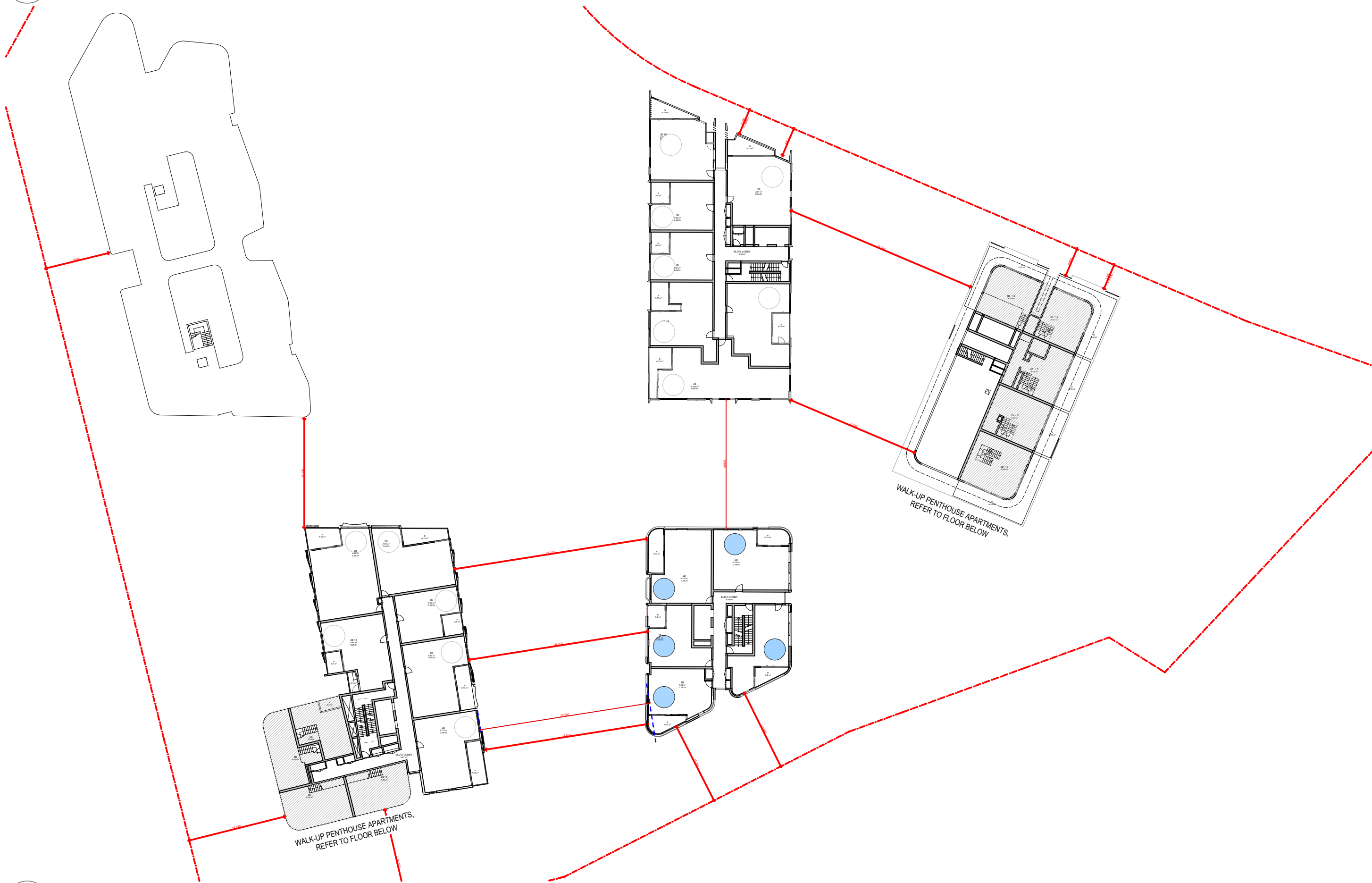
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LEVEL 07 L7
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LEVEL 06 L6
SCALE: 1:500@A1

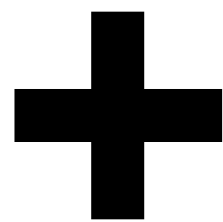


LEVEL 08 L8
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DATE	Issue Name	BY	CHK	NO.
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09/07/2020	PRE DA			02
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04/11/2020	DEVELOPMENT APPLICATION			B
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14/10/2022	DEVELOPMENT APPLICATION	AH	GH	E
26/05/2023	DEVELOPMENT APPLICATION	AH, AS	RP	F

CONSULTANTS			
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URBAN & LANDSCAPE	☐	HASELL	T: 02 9101 2000
CIVIL ENGINEER	☐	J WYNNEHAM PRINCE	T: 02 4720 5360
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TRAFFIC ENGINEER	☐	ASON GROUP	T: 02 9083 6601
FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
ENVIRONMENTAL SERVICES	☐	ENVIRONMENTAL EARTH SCIENCES	T: 02 9922 1777
GEOTECHNICAL ENGINEER	☐	JK GEOTECHNICS	T: 02 9888 5000
MEP SERVICES	☐	DSE	T: 02 9416 1177
BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

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PROJECT
Telopea Masterplan
Lot 5-7 Telopea 2117
Stage 1A Residential

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CROSS VENTILATION -
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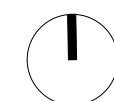
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RP

JOB NO.
20320

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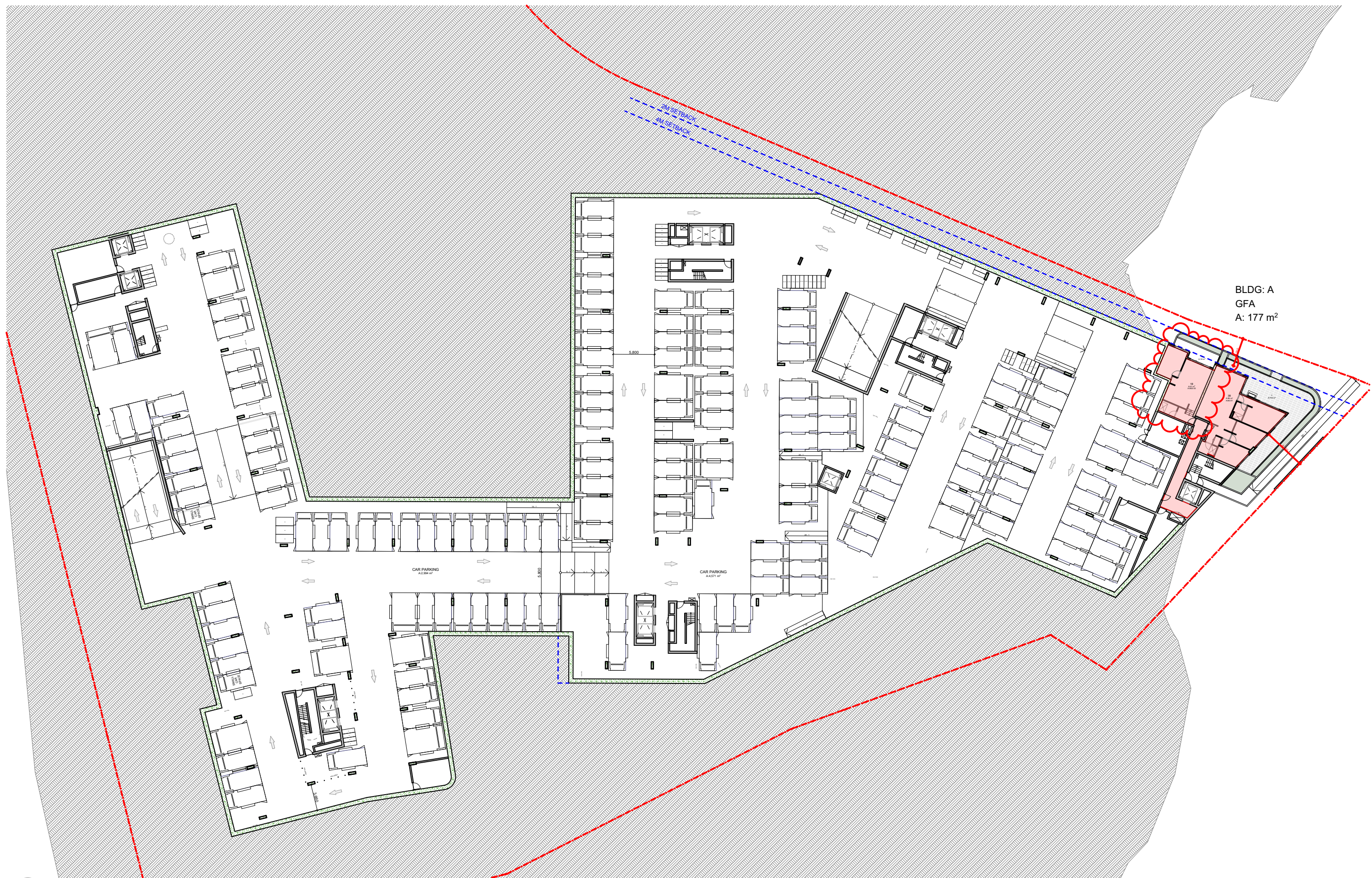
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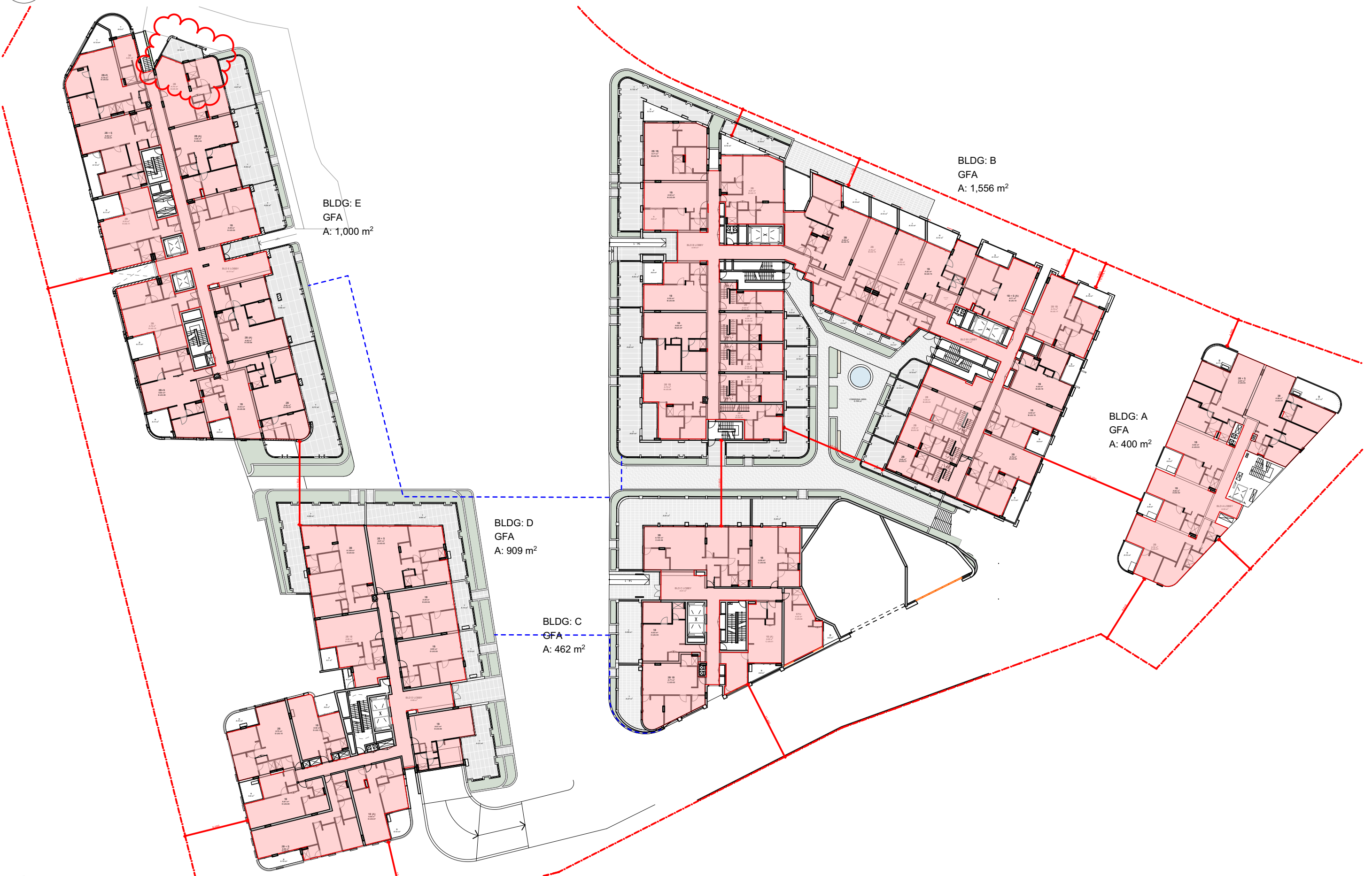
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BASEMENT 01
SCALE: 1:500@A1



LOWER GROUND
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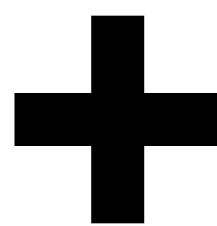


UPPER GROUND
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DATE	Issue Name	BY	CHK	NO.
09/07/2020	PRE DA			01
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28/03/2022	DEVELOPMENT APPLICATION			B
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26/05/2023	DEVELOPMENT APPLICATION	AH, AS	RP	E
10/12/2023	FOR INFORMATION	DC	RP	F

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CIVIL ENGINEER	☐	J WINDENHAM PRINCE	T: 02 4720 5360
CPED / HERITAGE / TOWN PLANNING	☐	URBIS	T: 02 8233 7621
TRAFFIC ENGINEER	☐	ASON GROUP	T: 02 9083 6601
FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
ENVIRONMENTAL SERVICES	☐	ENVIRONMENTAL EARTH SCIENCES	T: 02 9922 1777
GEOTECHNICAL ENGINEER	☐	JK GEOTECHNICS	T: 02 9888 5000
MEP SERVICES	☐	DSE	T: 02 9416 1177
BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

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ACOUSTIC	☐	WHITE NOISE CONSULTING	T: 0408 728 303
STRUCTURAL ENGINEER	☐	ROBERT BIRD	T: 02 8246 3300
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PROJECT
Telopea Masterplan
Lot 5-7 Telopea 2117
Stage 1A Residential

DRAWING TITLE
GFA DIAGRAMS LEVELS
B2 - UG

SCALE
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DATE
17/02/2020

DRAWN
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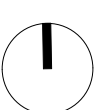
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PLOT DATE
10/12/2023

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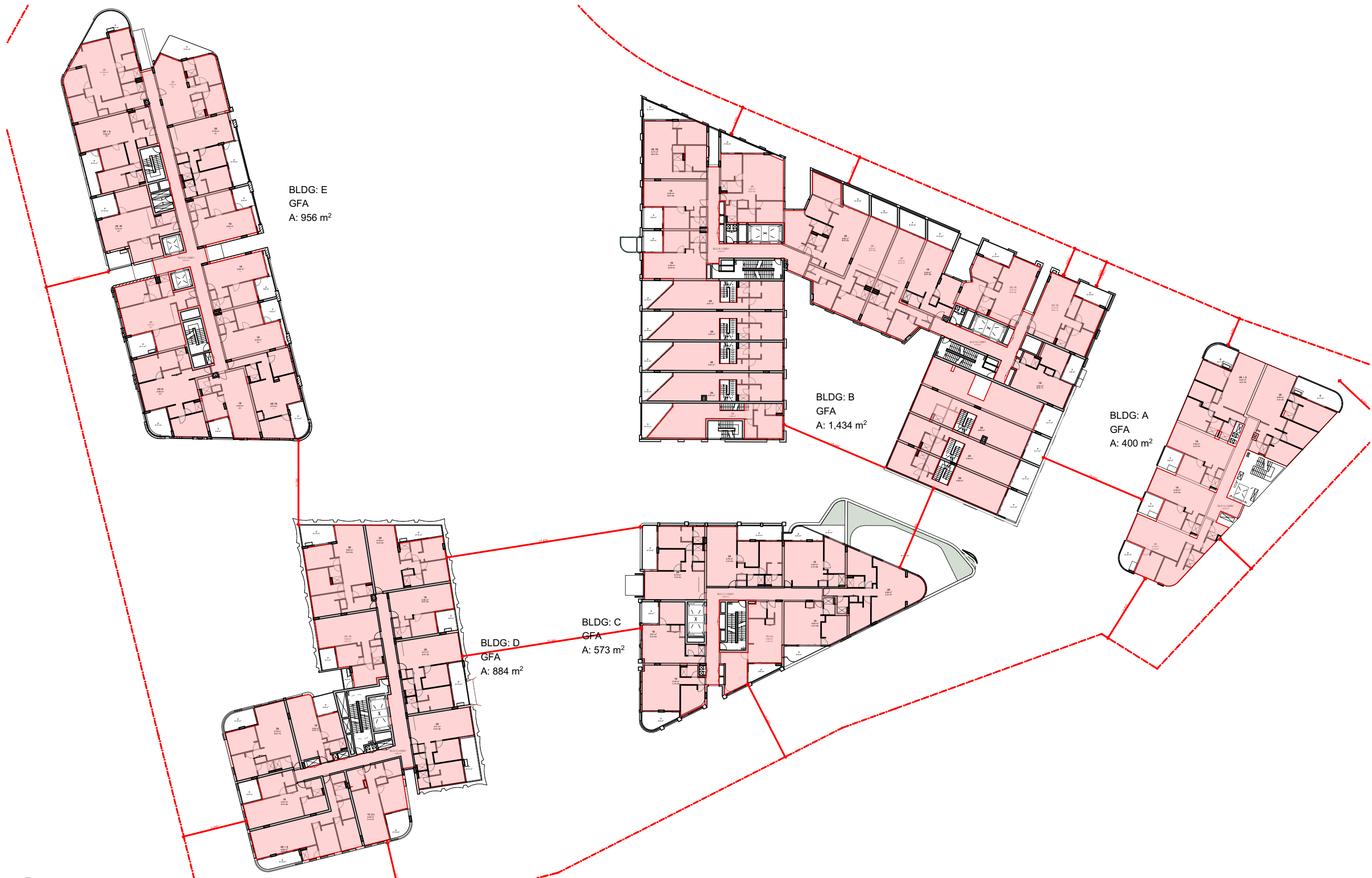
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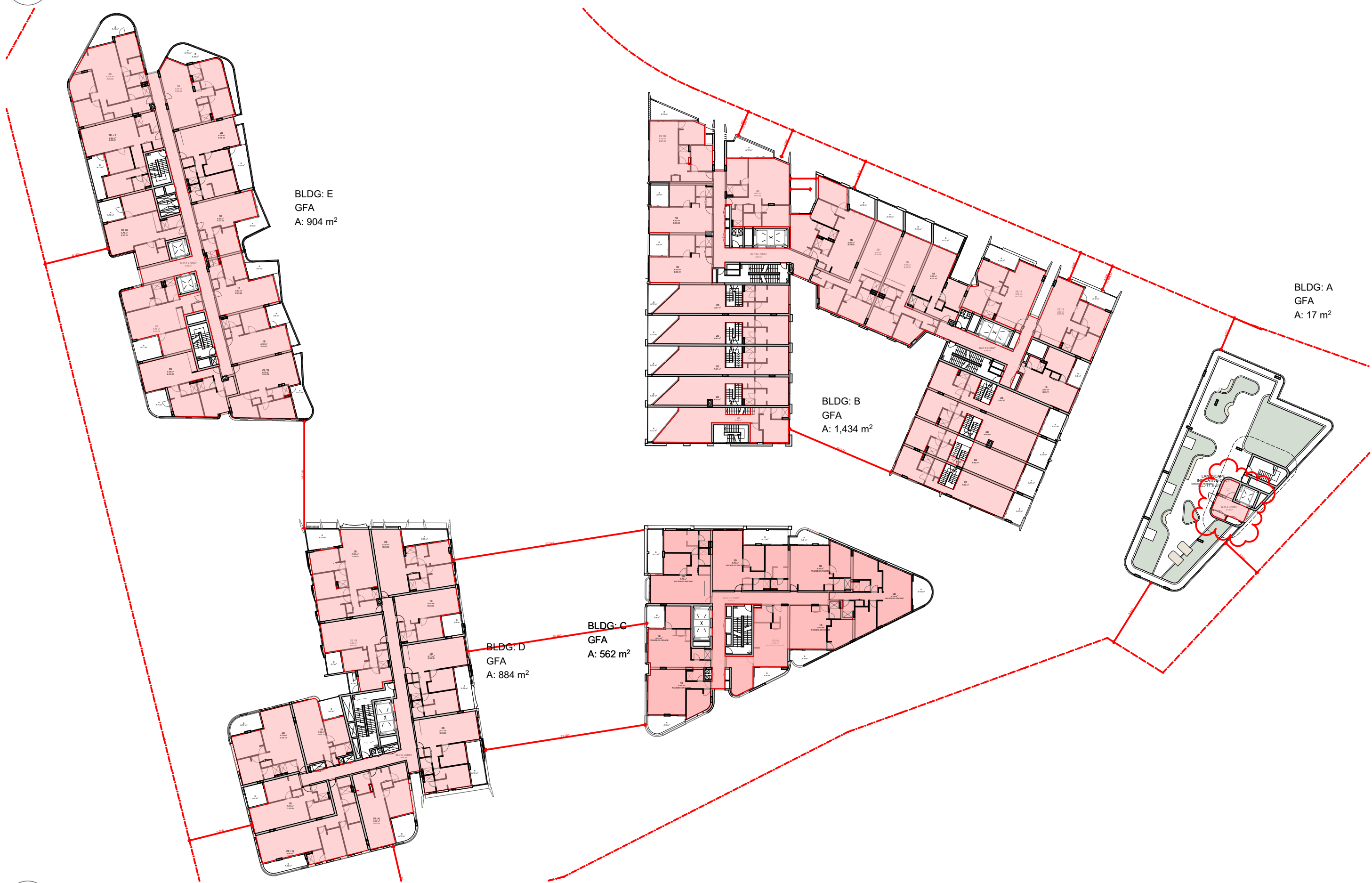


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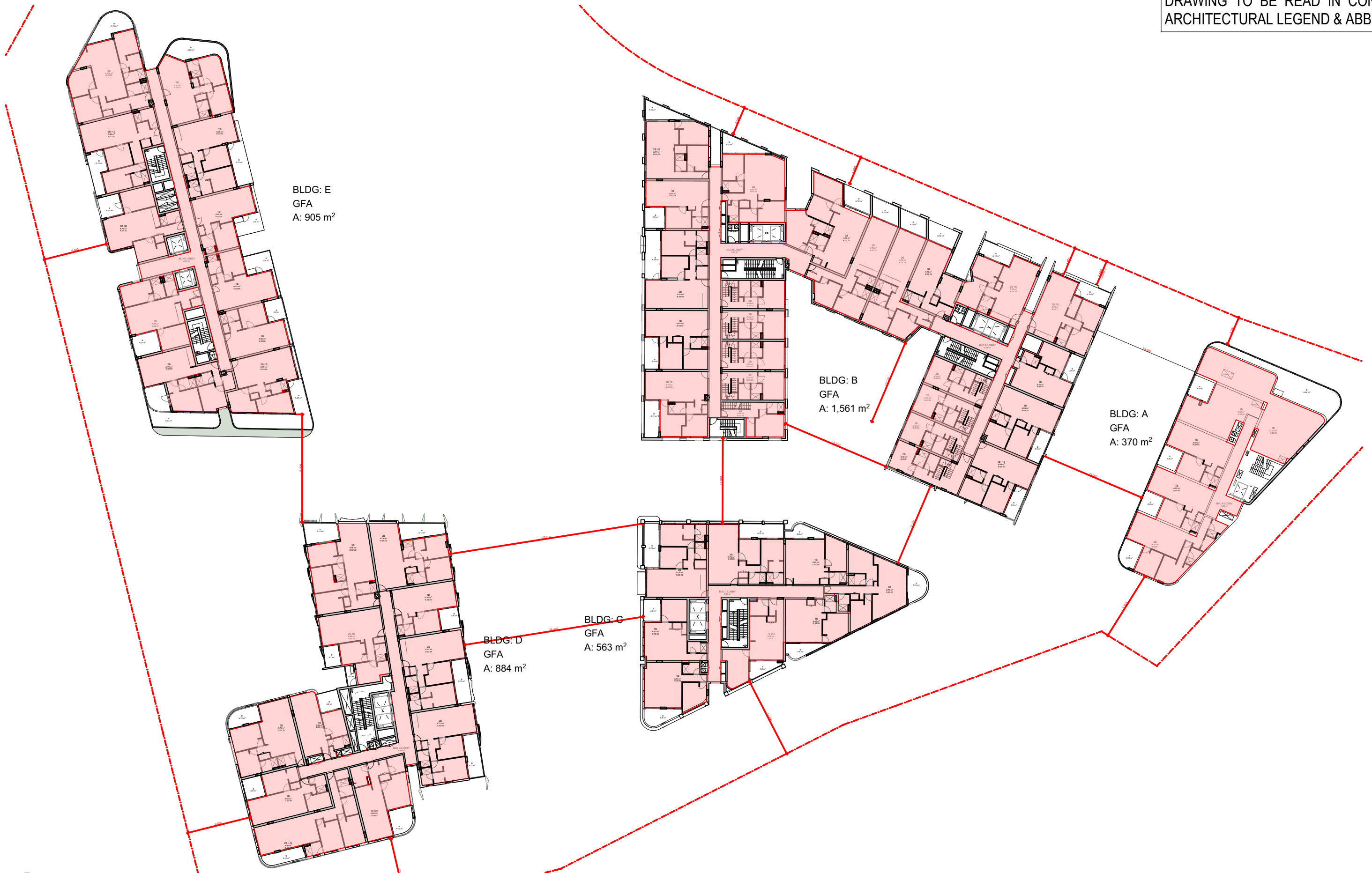
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LEVEL 03 L3
SCALE: 1:500@A1



LEVEL 02 L2
SCALE: 1:500@A1



LEVEL 04 L4
SCALE: 1:500@A1

DATE	Issue Name	BY	CHK	NO.
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28/03/2022	DEVELOPMENT APPLICATION			B
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10/12/2023	FOR INFORMATION	DC	RP	F

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FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
ENVIRONMENTAL SERVICES	☐	ENVIRONMENTAL EARTH SCIENCES	T: 02 9922 1777
GEOTECHNICAL ENGINEER	☐	JK GEOTECHNICS	T: 02 9888 5000
MEP SERVICES	☐	DSE	T: 02 9416 1177
BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

CONSULTANTS			
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PROJECT
Telopea Masterplan
Lot 5-7 Telopea 2117
Stage 1A Residential

DRAWING TITLE
GFA DIAGRAMS LEVELS
01 - 04

SCALE
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17/02/2020

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JOB NO.
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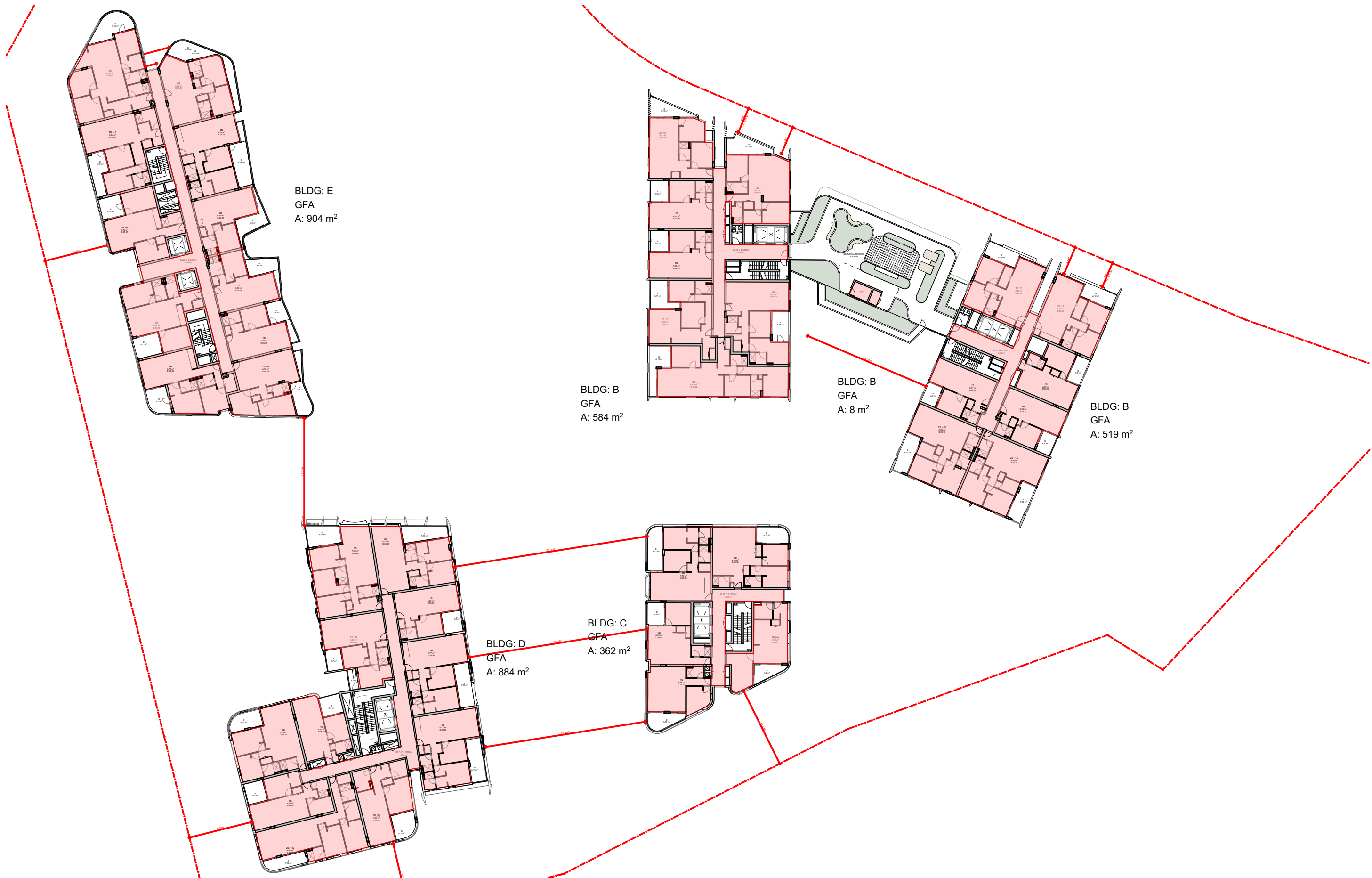
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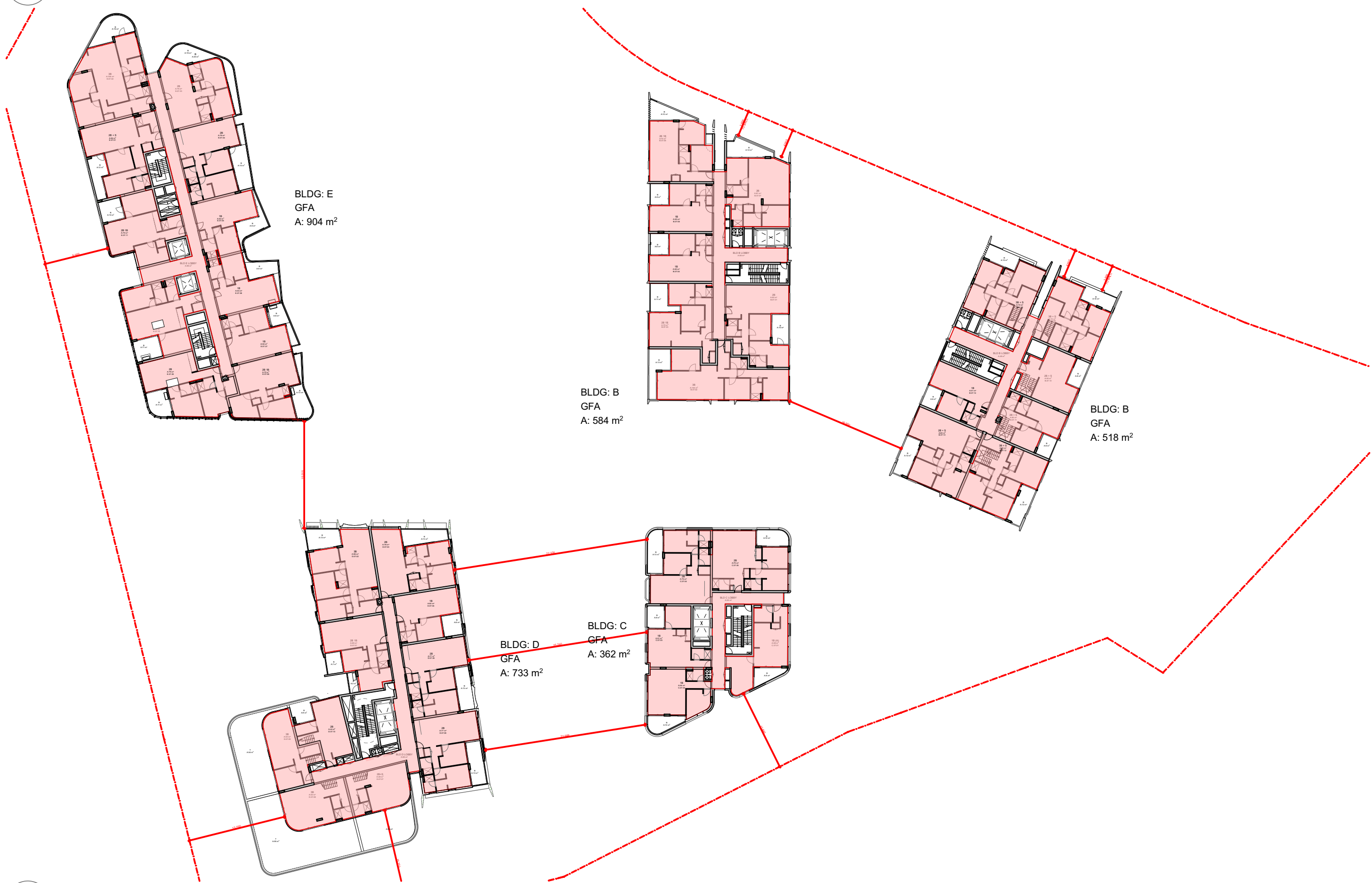
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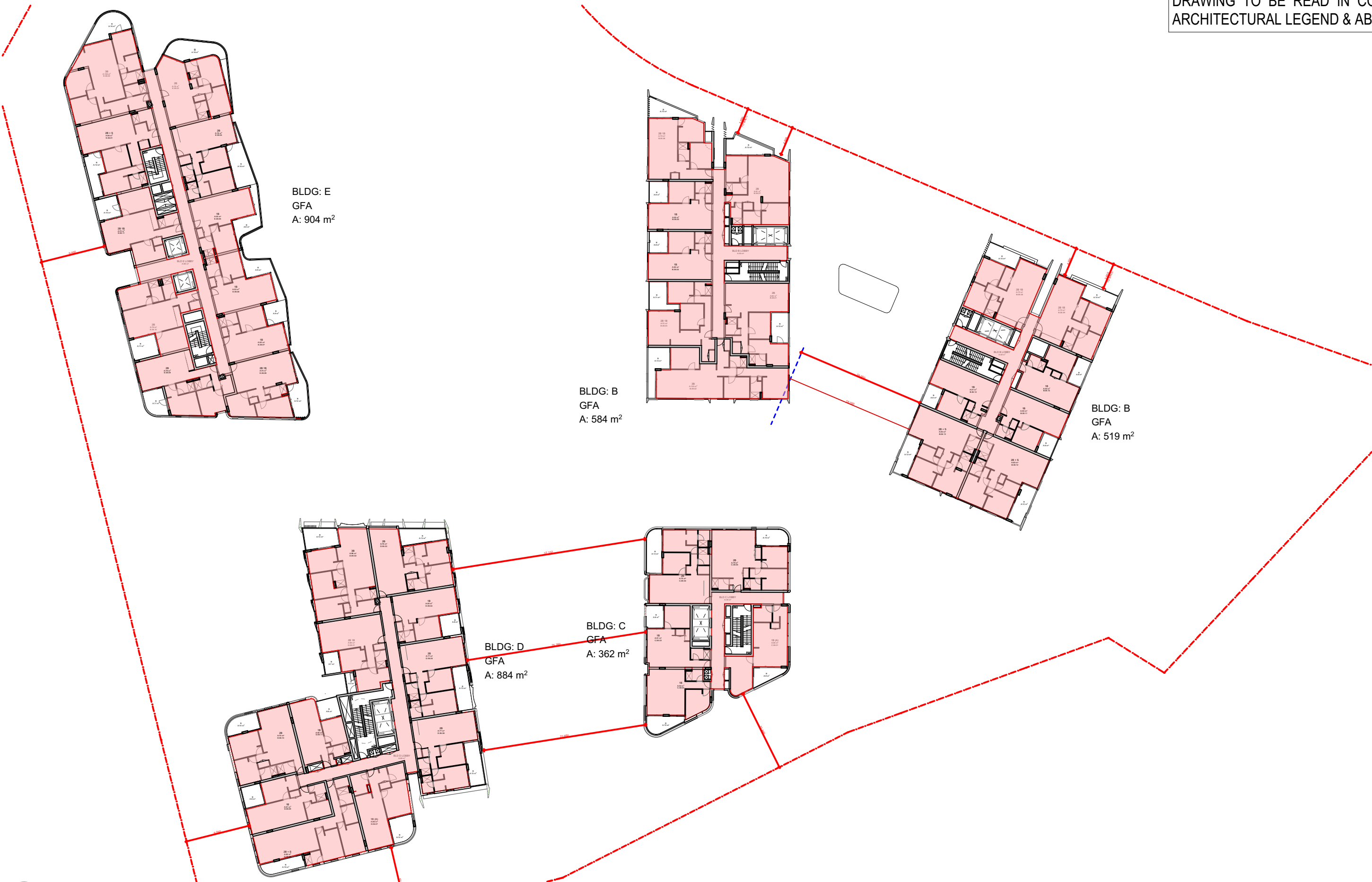
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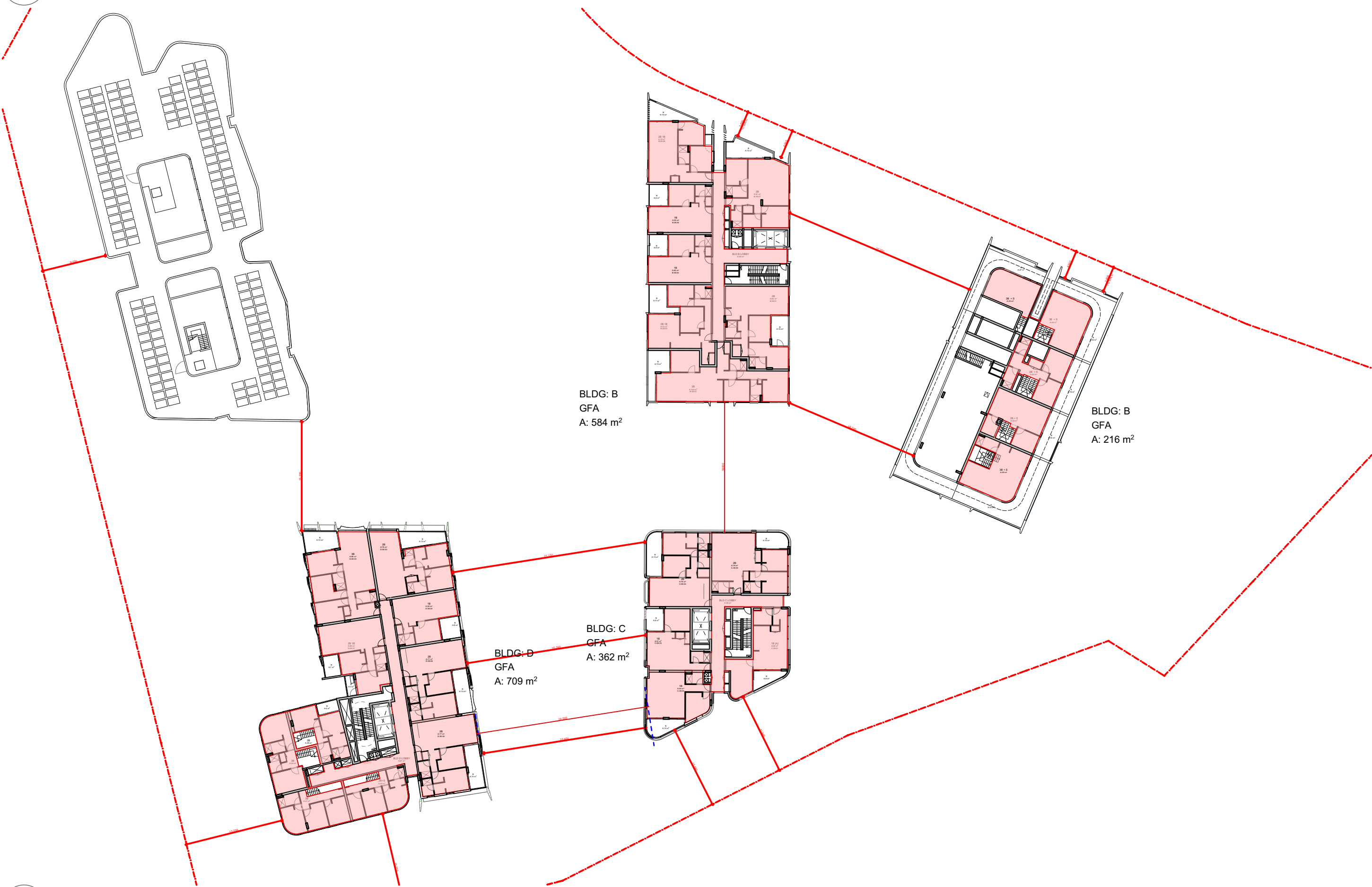
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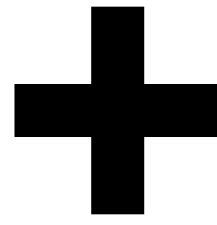


LEVEL 08 L8
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DATE	Issue Name	BY	CHK	NO.
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26/05/2023	DEVELOPMENT APPLICATION	AH, AS	RP	E

CONSULTANTS			
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CIVIL ENGINEER	☐	J WYNNEHAM PRINCE	T: 02 4720 5360
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FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
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BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

CONSULTANTS			
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STRUCTURAL ENGINEER	☐	ROBERT BIRD	T: 02 8246 2000
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PROJECT
Telopea Masterplan
Lot 5-7 Telopea 2117
Stage 1A Residential

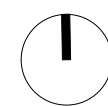
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05 - 08

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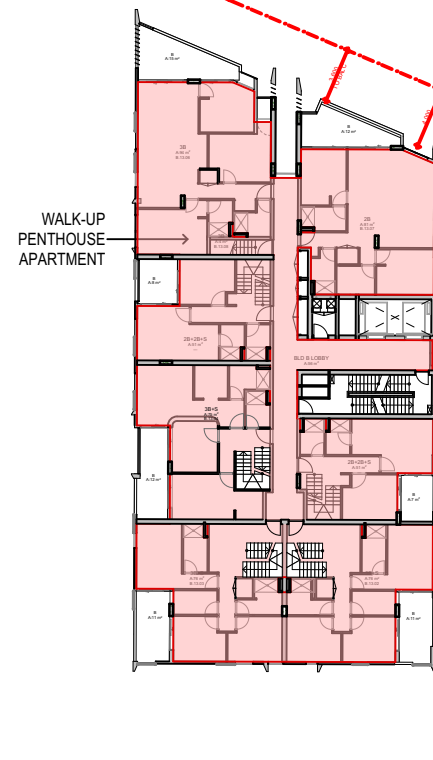
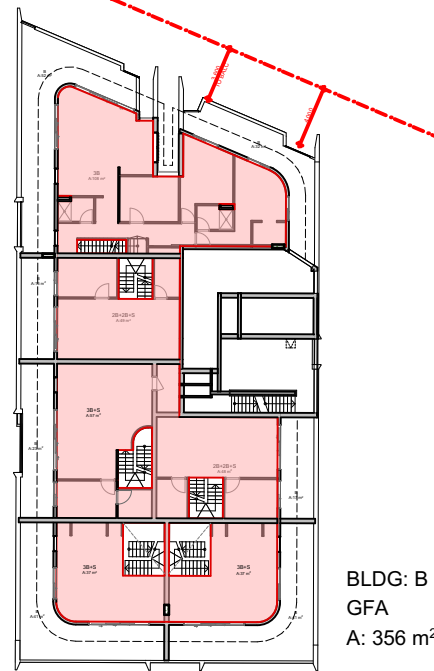
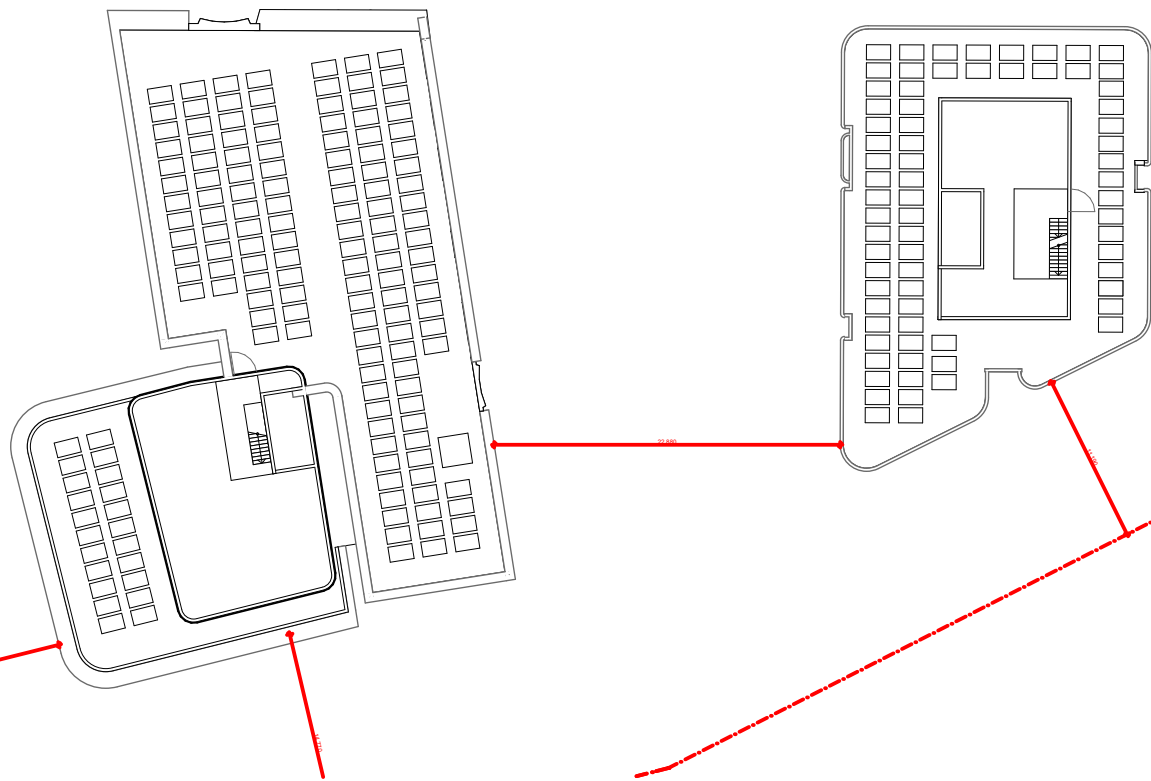
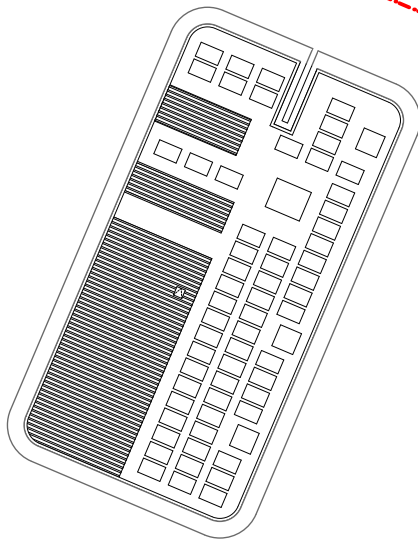
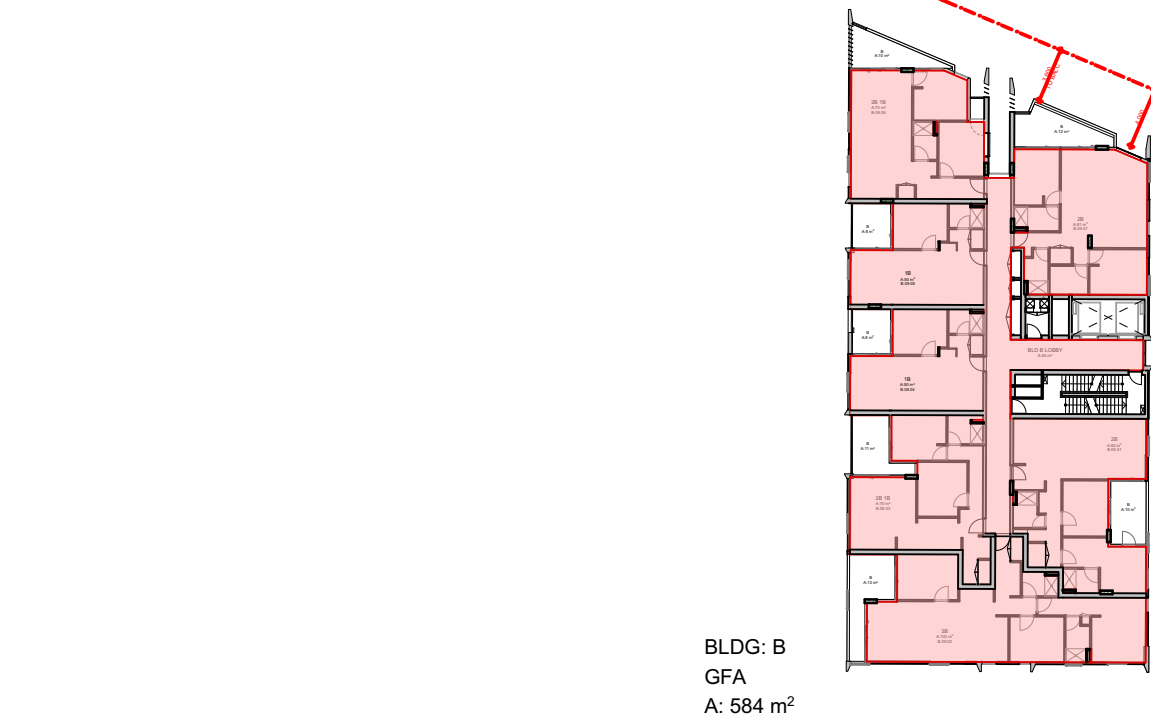
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17/02/2020
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JOB NO.
20320

PLOT DATE
10/12/2023
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RP
DRAWING NO.
PLA-AR-DA0342

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LEVEL 09-12 L9-12
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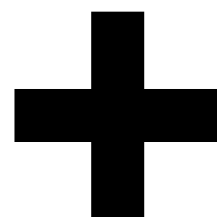
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LEVEL 14 L14
SCALE: 1:500@A1

DATE	Issue Name	BY	CHK	NO.
28/03/2022	DEVELOPMENT APPLICATION			B
10/10/2022	DRAFT DEVELOPMENT APPLICATION			C
14/10/2022	DEVELOPMENT APPLICATION	AH	GH	D
26/05/2023	DEVELOPMENT APPLICATION	AH, AS	RP	E

CONSULTANTS			
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CIVIL ENGINEER	☐	J WINDENHAM PRINCE	T: 02 4720 5366
CPTD / HERITAGE / TOWN PLANNING	☐	URBIS	T: 02 8233 7621
TRAFFIC ENGINEER	☐	ASON GROUP	T: 02 9083 6601
FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
ENVIRONMENTAL SERVICES	☐	ENVIRONMENTAL EARTH SCIENCES	T: 02 9922 1777
GEOTECHNICAL ENGINEER	☐	JK GEOTECHNICS	T: 02 9888 5000
MEP SERVICES	☐	DSE	T: 02 9416 1177
BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

CONSULTANTS			
ACCESSIBILITY	☐	WALL TO WALL CONSULTING	T: 0402 550 570
ACOUSTIC	☐	WHITE NOISE CONSULTING	T: 0408 728 303
STRUCTURAL ENGINEER	☐	ROBERT BIRD	T: 02 8246 3200
WASTE MANAGEMENT / WIND CONSULTANT	☐	SLR	T: 02 9420 8166



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PROJECT		DRAWING TITLE		SCALE		FOR INFORMATION	
Telopea Masterplan Lot 5-7 Telopea 2117 Stage 1A Residential		GFA DIAGRAMS LEVELS 09 - 14		1:500 @A1			
				DATE 17/02/2020		PLOT DATE 10/12/2023	
				DRAWN AH, AS		CHECKED RP	
				JOB NO. 20320		DRAWING NO. PLA-AR-DA0343	
						REVISION E	

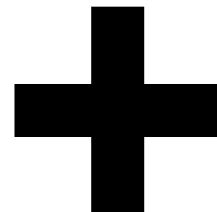


OPEN SPACE CALCULATION
SCALE: 1:500@A1

DATE	Issue Name	BY	CHK	NO.
19/08/2020	DEVELOPMENT APPLICATION			A
28/03/2022	DEVELOPMENT APPLICATION			B
10/10/2022	DRAFT DEVELOPMENT APPLICATION			C
14/10/2022	DEVELOPMENT APPLICATION	AH	GH	D
10/07/2023	DEVELOPMENT APPLICATION	AH	RP	E
11/09/2023	DEVELOPMENT APPLICATION	AH	RP	F
10/12/2023	FOR INFORMATION	AH	RP	G

CONSULTANTS			
MASTERPLAN	☐	BATES SMART	T: 02 8354 5100
URBAN & LANDSCAPE	☐	HASELL	T: 02 9101 2000
CIVIL ENGINEER	☐	J WINDENHAM PRINCE	T: 02 4720 5360
CPED / HERITAGE / TOWN PLANNING	☐	URBIS	T: 02 8233 7621
TRAFFIC ENGINEER	☐	ASON GROUP	T: 02 9083 6601
FIRE ENGINEER	☐	AFFINITY FIRE	T: 02 9194 0590
ENVIRONMENTAL SERVICES	☐	ENVIRONMENTAL EARTH SCIENCES	T: 02 9822 1777
GEOTECHNICAL ENGINEER	☐	JK GEOTECHNICS	T: 02 9888 5000
MEP SERVICES	☐	DSE	T: 02 9416 1177
BCA-PCA	☐	CITY PLAN	T: 02 8270 3500

CONSULTANTS			
ACCESSIBILITY	☐	WALL TO WALL CONSULTING	T: 0402 550 570
ACOUSTIC	☐	WHITE NOISE CONSULTING	T: 0408 728 503
STRUCTURAL ENGINEER	☐	ROBERT BIRD	T: 02 8246 2000
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PROJECT
Telopea Masterplan
Lot 5-7 Telopea 2117
Stage 1A Residential

DRAWING TITLE
OPEN SPACE
CALCULATION

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SCALE
1:500 @A1
DATE
17/02/2020
DRAWN
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JOB NO.
20320

PLOT DATE
10/12/2023
CHECKED
RP
DRAWING NO.
PLA-AR-DA0350

REVISION
G

* SITE AREA EXCLUDES RE1 PUBLIC RECREATION ZONE

LEGEND

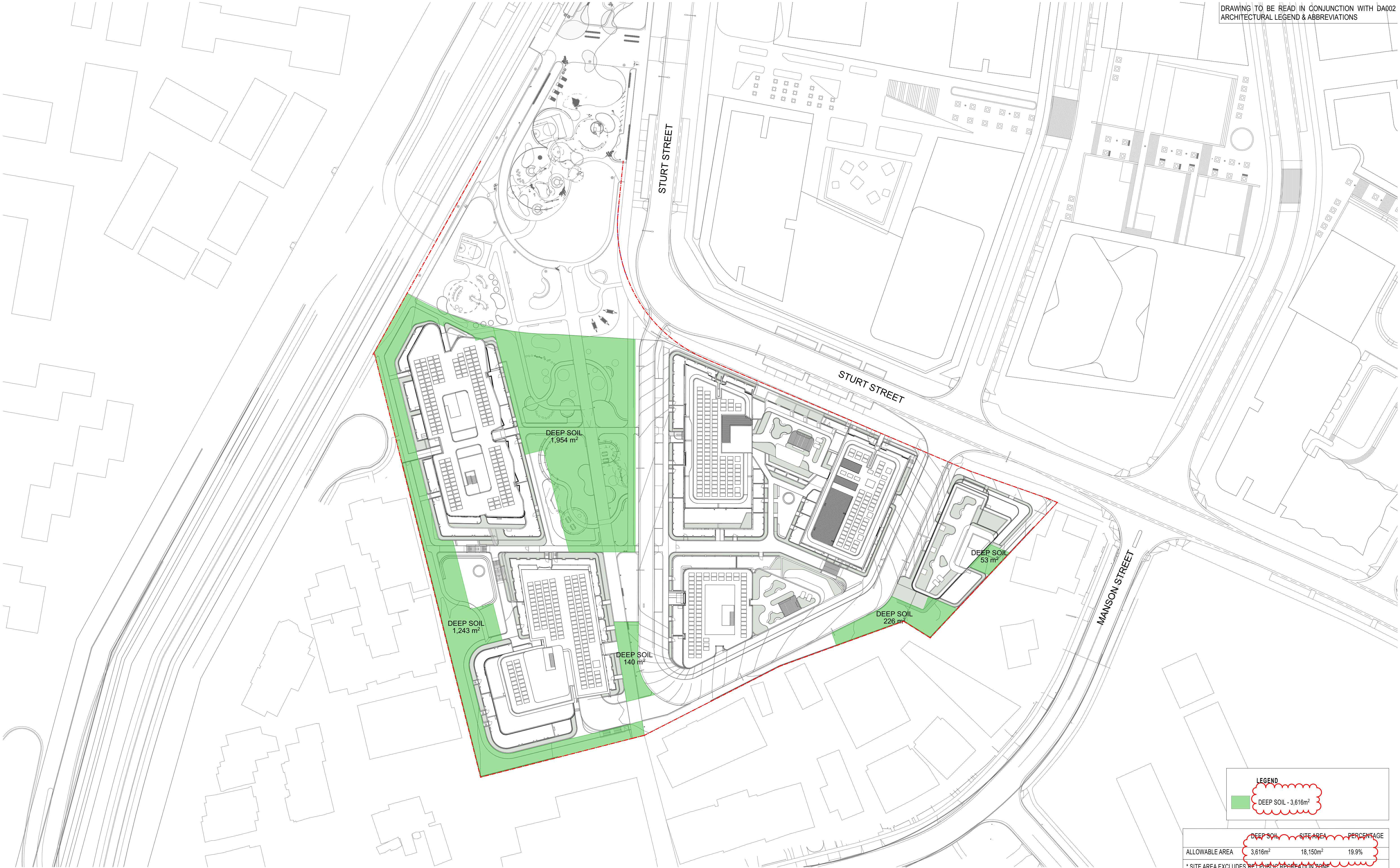
TOTAL OPEN SPACE - 6,301m²

COMMUNAL OPEN SPACE - 4,347m²

PUBLIC OPEN SPACE - 1,954m²

~82% OF OPEN SPACE ACHIEVES
≥2HR OF SOLAR ACCESS

FOR INFORMATION



LEGEND

DEEP SOIL - 3,616m²

	DEEP SOIL	SITE AREA	PERCENTAGE
ALLOWABLE AREA	3,616m ²	18,150m ²	19.9%

* SITE AREA EXCLUDES RET PUBLIC RECREATION ZONE

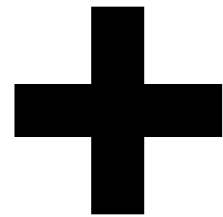
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DEEP SOIL CALCULATION
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Stage 1A Residential

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