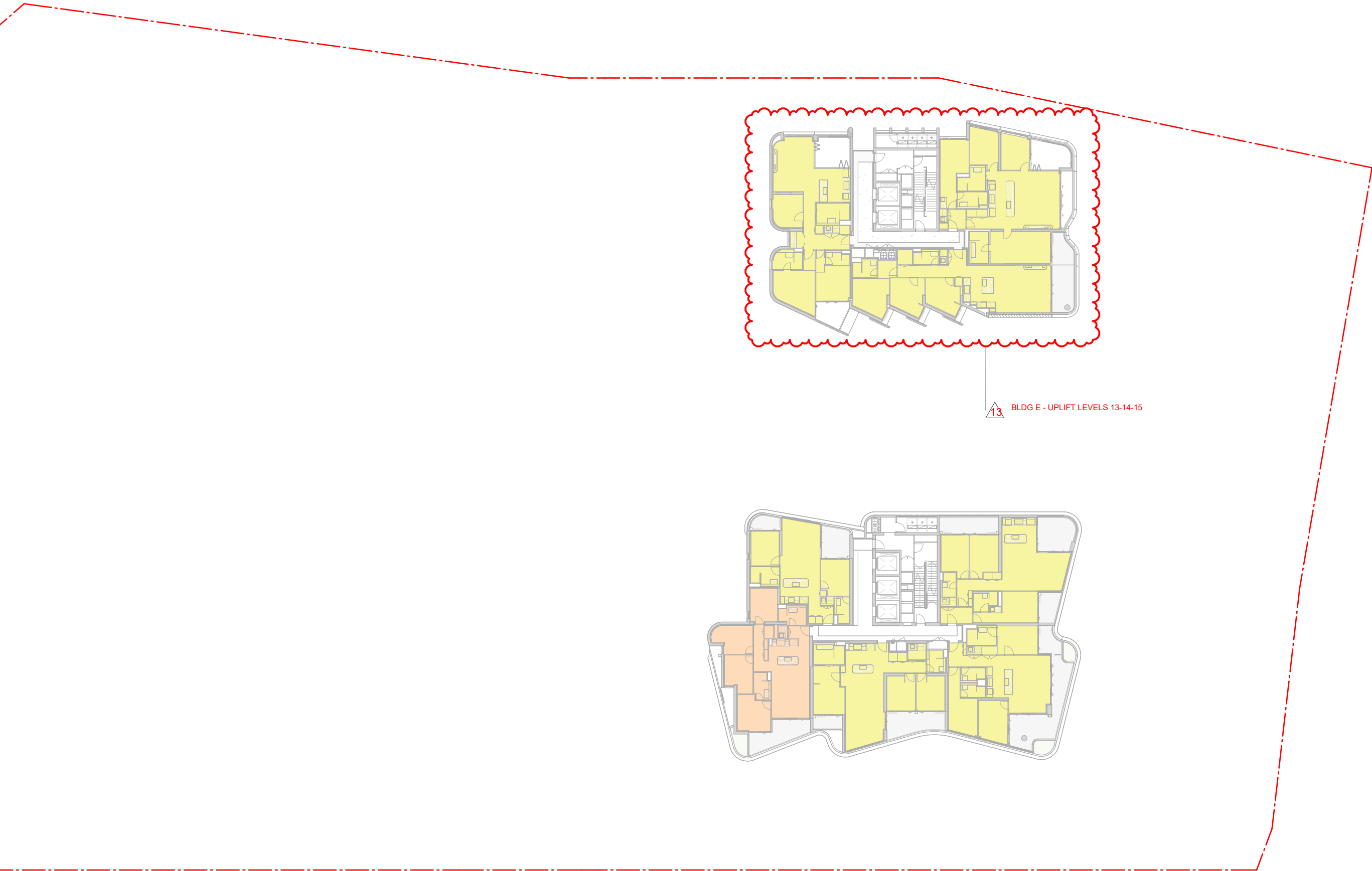
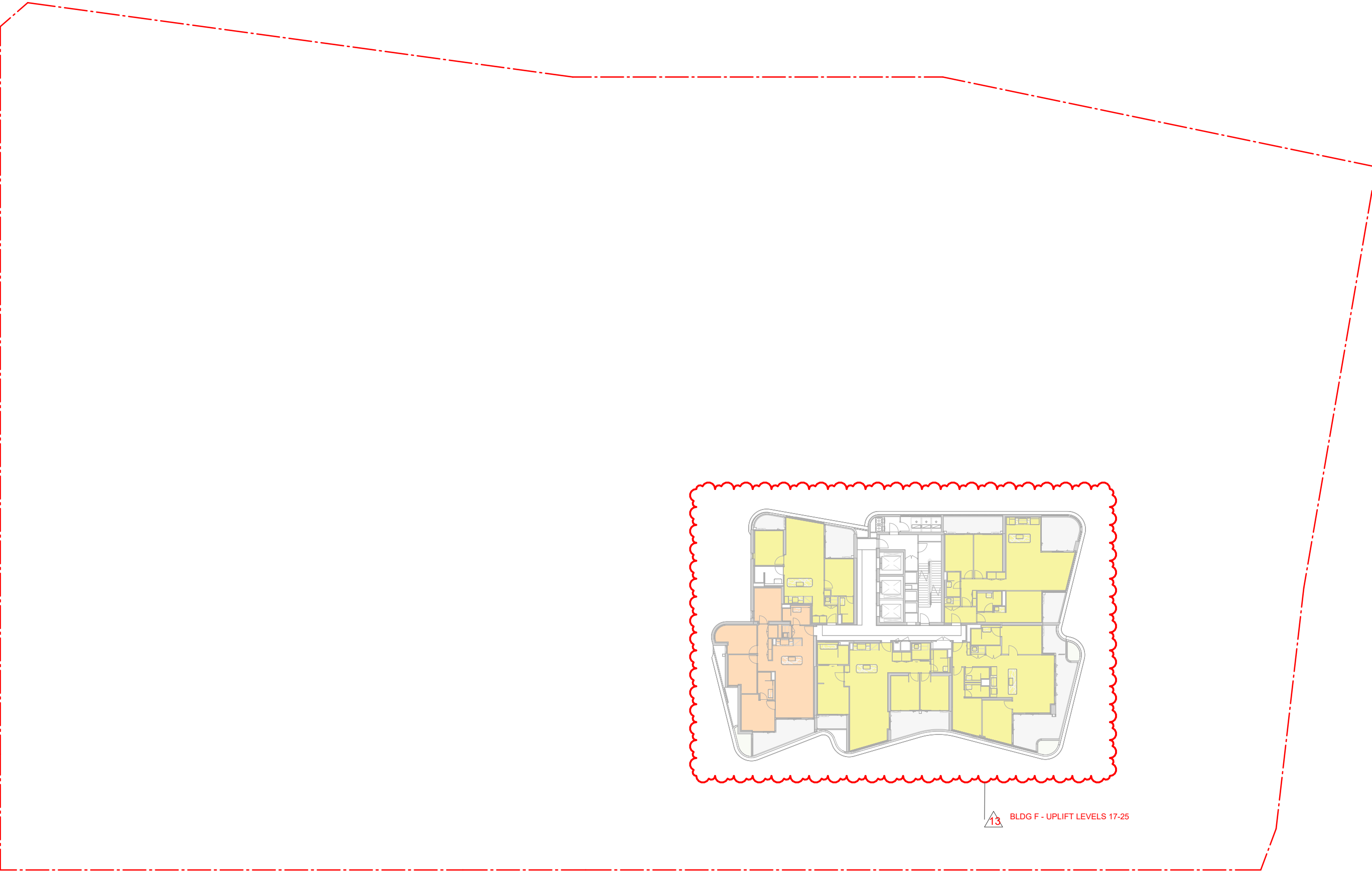
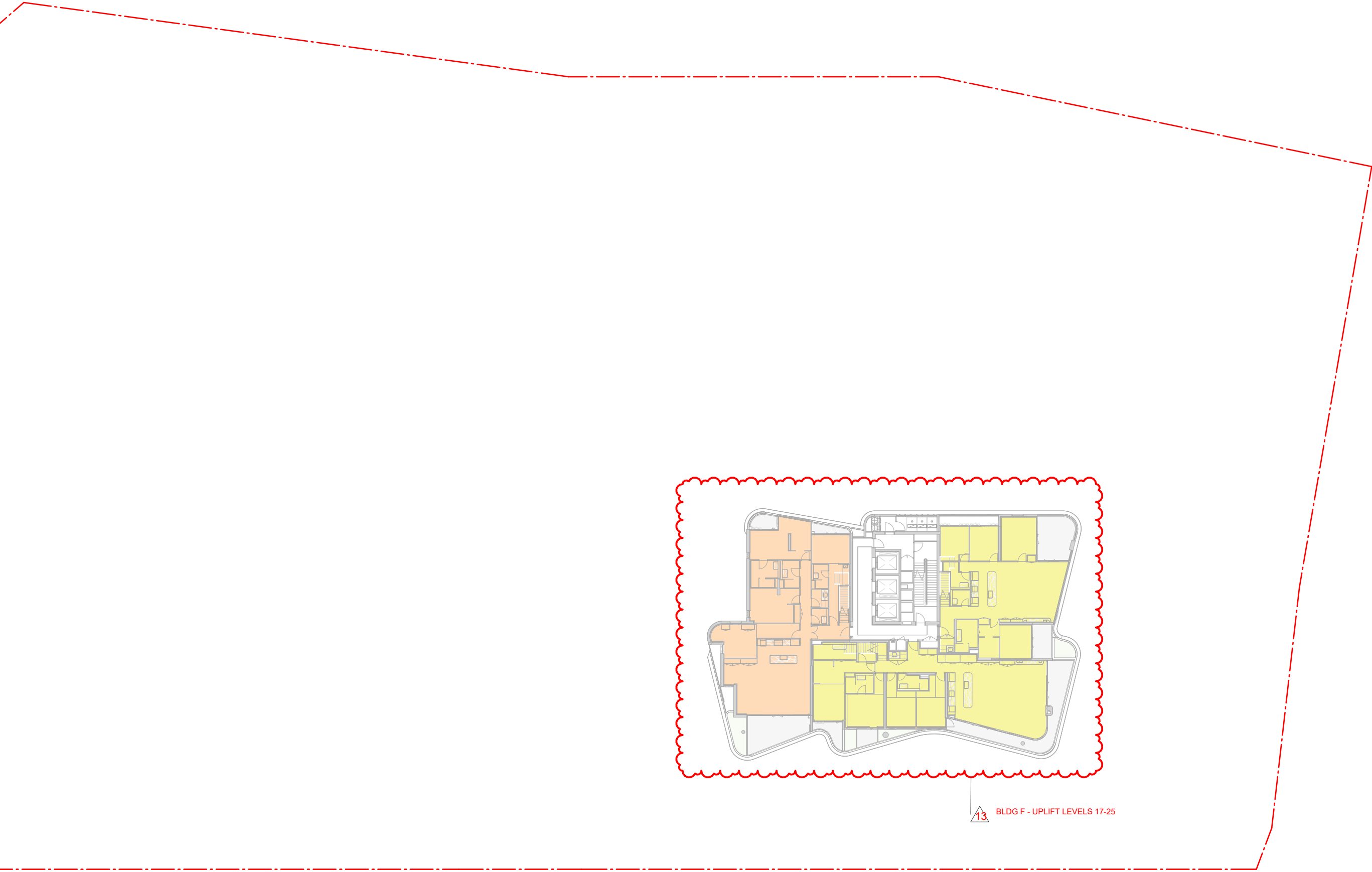




PLAN
LEVELS 14 TO 15 SOLAR 9.00-15.00
SCALE 1 : 400



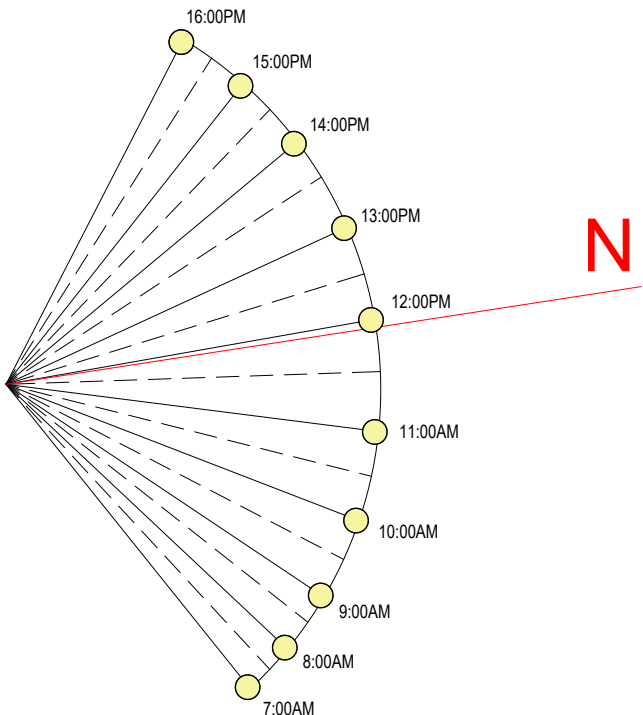
ELEVATION
LEVELS 16 TO 24 SOLAR 9.00-15.00
SCALE 1 : 400



ELEVATION
DA_LEVEL 25 SOLAR COMPLIANCE
SCALE 1 : 400

WINTER SOLSTICE SOLAR DIAGRAM

WINTER SOLSTICE - 22nd JUNE.



LEGEND

- 2 HRS MIN 2 HOURS SUNLIGHT TO LIVING ROOM AND PRIVATE OPEN SPACE RECEIVED ON 21 JUNE BETWEEN 9AM - 3PM.
- NA MIN 15 MINUTES SUNLIGHT TO LIVING ROOM AND PRIVATE OPEN SPACE RECEIVED ON 21 JUNE BETWEEN 9AM - 3PM.
- NA LESS THAN 15 MINUTES SUNLIGHT TO LIVING ROOM AND PRIVATE OPEN SPACE RECEIVED ON 21 JUNE BETWEEN 9AM - 3PM.

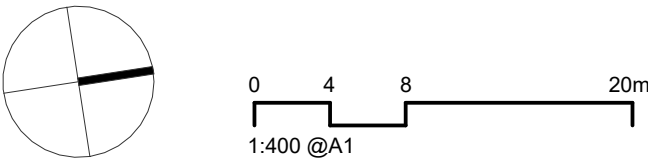
ADG DESIGN CRITERIA

- LIVING ROOMS AND PRIVATE OPEN SPACES OF AT LEAST 70% OF APARTMENTS IN A BUILDING RECEIVE A MINIMUM OF 2 HOURS DIRECT SUNLIGHT BETWEEN 9AM AND 3PM IN MID WINTER.
- A MAXIMUM OF 15% OF APARTMENTS IN A BUILDING RECIEVE NO DIRECT SUNLIGHT BETWEEN 9AM AND 3PM AT MID WINTER

SOLAR SUMMARY

77% (308 OF 401 UNITS) OF ALL RESIDENTIAL UNITS RECEIVE A MINIMUM OF 2 HOURS OF SUNLIGHT TO LIVING ROOM AND PRIVATE OPEN SPACES.

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client

Billbergia
creating communities®

Project
25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
SOLAR COMPLIANCE - SHEET 05

Date	Scale	Sheet Size
18.12.2025	1 : 400	@ A1
Drawn	Chk.	Job No.
SG	NH	6924
Drawing No.	Revision	
DA-6005	/ 13	

FOR APPROVAL

SJB Architects
Level 2, 490 Crown St
Surry Hills NSW
2010 Australia
T 61 2 9380 9911
www.sjb.com.au



Solar Compliance		
Level	Number	Solar

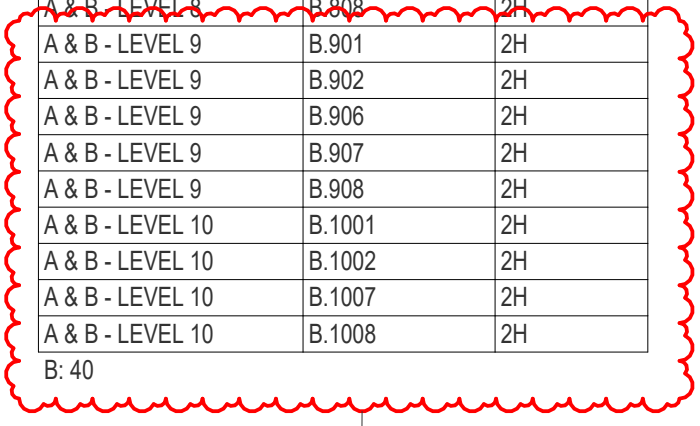
A & B - GROUND	A.G01	2H
A & B - GROUND	A.G04	2H
A & B - LEVEL 2	A.201	2H
A & B - LEVEL 3	A.301	2H
A & B - LEVEL 3	A.302	2H
A & B - LEVEL 3	A.303	2H
A & B - LEVEL 4	A.401	2H
A & B - LEVEL 4	A.402	2H
A & B - LEVEL 4	A.403	2H
A & B - LEVEL 4	A.404	2H
A & B - LEVEL 4	A.405	2H
A & B - LEVEL 5	A.501	2H
A & B - LEVEL 5	A.502	2H
A & B - LEVEL 5	A.503	2H
A & B - LEVEL 5	A.504	2H
A & B - LEVEL 5	A.505	2H
A & B - LEVEL 6	A.601	2H
A & B - LEVEL 6	A.602	2H
A & B - LEVEL 6	A.603	2H
A & B - LEVEL 6	A.604	2H
A & B - LEVEL 6	A.605	2H
A & B - LEVEL 7	A.701	2H
A & B - LEVEL 7	A.702	2H
A & B - LEVEL 7	A.703	2H
A & B - LEVEL 7	A.704	2H
A & B - LEVEL 7	A.705	2H
A & B - LEVEL 8	A.801	2H
A & B - LEVEL 8	A.802	2H
A & B - LEVEL 8	A.803	2H
A & B - LEVEL 8	A.804	2H
A & B - LEVEL 8	A.805	2H
A & B - LEVEL 9	A.901	2H
A & B - LEVEL 9	A.902	2H
A & B - LEVEL 9	A.903	2H
A & B - LEVEL 9	A.904	2H
A & B - LEVEL 9	A.905	2H
A & B - LEVEL 10	A.1001	2H
A & B - LEVEL 10	A.1002	2H
A & B - LEVEL 10	A.1003	2H
A & B - LEVEL 11	A.1101	2H
A & B - LEVEL 11	A.1102	2H
A & B - LEVEL 11	A.1103	2H
A & B - LEVEL 12	A.1201	2H
A & B - LEVEL 12	A.1202	2H
A & B - LEVEL 12	A.1203	2H

A: 45

Solar Compliance		
Level	Number	Solar

A & B - LEVEL 2	B.202	2H
A & B - LEVEL 3	B.301	2H
A & B - LEVEL 3	B.302	2H
A & B - LEVEL 3	B.306	2H
A & B - LEVEL 3	B.307	2H
A & B - LEVEL 3	B.308	2H
A & B - LEVEL 4	B.401	2H
A & B - LEVEL 4	B.402	2H
A & B - LEVEL 4	B.406	2H
A & B - LEVEL 4	B.407	2H
A & B - LEVEL 4	B.408	2H
A & B - LEVEL 5	B.501	2H
A & B - LEVEL 5	B.502	2H
A & B - LEVEL 5	B.506	2H
A & B - LEVEL 5	B.507	2H
A & B - LEVEL 5	B.508	2H
A & B - LEVEL 6	B.601	2H
A & B - LEVEL 6	B.602	2H
A & B - LEVEL 6	B.606	2H
A & B - LEVEL 6	B.607	2H
A & B - LEVEL 6	B.608	2H
A & B - LEVEL 7	B.701	2H
A & B - LEVEL 7	B.702	2H
A & B - LEVEL 7	B.706	2H
A & B - LEVEL 7	B.707	2H
A & B - LEVEL 7	B.708	2H
A & B - LEVEL 8	B.801	2H
A & B - LEVEL 8	B.802	2H
A & B - LEVEL 8	B.806	2H
A & B - LEVEL 8	B.807	2H
A & B - LEVEL 8	B.808	2H
A & B - LEVEL 9	B.901	2H
A & B - LEVEL 9	B.902	2H
A & B - LEVEL 9	B.906	2H
A & B - LEVEL 9	B.907	2H
A & B - LEVEL 9	B.908	2H
A & B - LEVEL 10	B.1001	2H
A & B - LEVEL 10	B.1002	2H
A & B - LEVEL 10	B.1007	2H
A & B - LEVEL 10	B.1008	2H

B: 40


BLDG B - INCREASED FLOOR
PLATE LEVELS 09 & 10

Solar Compliance		
Level	Number	Solar

C & D - LEVEL 2	C.202	2H
C & D - LEVEL 2	C.203	2H
C & D - LEVEL 2	C.204	2H
C & D - LEVEL 2	C.205	2H
C & D - LEVEL 3	C.303	2H
C & D - LEVEL 3	C.304	2H
C & D - LEVEL 3	C.305	2H
C & D - LEVEL 3	C.306	2H
C & D - LEVEL 4	C.403	2H
C & D - LEVEL 4	C.404	2H
C & D - LEVEL 4	C.405	2H
C & D - LEVEL 4	C.406	2H
C & D - LEVEL 5	C.503	2H
C & D - LEVEL 5	C.504	2H
C & D - LEVEL 5	C.505	2H
C & D - LEVEL 5	C.506	2H
C & D - LEVEL 6	C.603	2H
C & D - LEVEL 6	C.604	2H
C & D - LEVEL 6	C.605	2H
C & D - LEVEL 6	C.606	2H
C & D - LEVEL 7	C.703	2H
C & D - LEVEL 7	C.704	2H
C & D - LEVEL 7	C.705	2H
C & D - LEVEL 7	C.706	2H
C & D - LEVEL 8	C.803	2H
C & D - LEVEL 8	C.804	2H
C & D - LEVEL 8	C.805	2H
C & D - LEVEL 8	C.806	2H
C & D - LEVEL 9	C.903	2H
C & D - LEVEL 9	C.904	2H
C & D - LEVEL 9	C.905	2H
C & D - LEVEL 9	C.906	2H
C & D - LEVEL 10	C.1003	2H
C & D - LEVEL 10	C.1004	2H
C & D - LEVEL 10	C.1005	2H
C & D - LEVEL 10	C.1006	2H

C: 36

Solar Compliance		
Level	Number	Solar

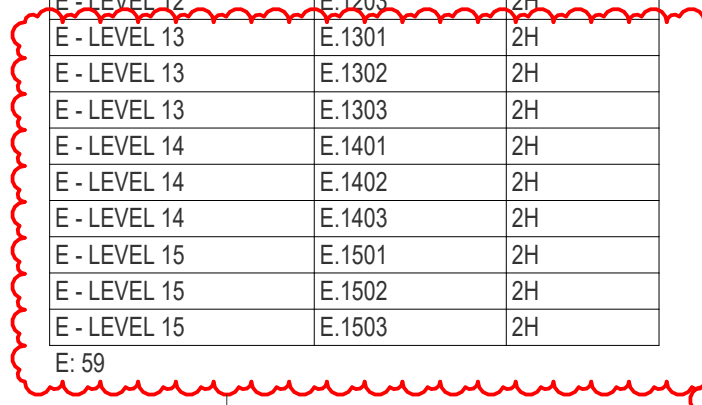
C & D - LEVEL 2	D.G01	2H
C & D - LEVEL 2	D.G03	2H
C & D - LEVEL 3	D.301	2H
C & D - LEVEL 3	D.302	2H
C & D - LEVEL 3	D.303	2H
C & D - LEVEL 4	D.401	2H
C & D - LEVEL 4	D.402	2H
C & D - LEVEL 4	D.403	2H
C & D - LEVEL 5	D.501	2H
C & D - LEVEL 5	D.502	2H
C & D - LEVEL 5	D.503	2H
C & D - LEVEL 6	D.601	2H
C & D - LEVEL 6	D.602	2H
C & D - LEVEL 6	D.603	2H
C & D - LEVEL 6	D.604	2H
C & D - LEVEL 7	D.701	2H
C & D - LEVEL 7	D.702	2H
C & D - LEVEL 7	D.703	2H
C & D - LEVEL 7	D.704	2H
C & D - LEVEL 8	D.801	2H
C & D - LEVEL 8	D.802	2H
C & D - LEVEL 8	D.803	2H
C & D - LEVEL 8	D.804	2H
C & D - LEVEL 9	D.901	2H
C & D - LEVEL 9	D.902	2H
C & D - LEVEL 9	D.903	2H
C & D - LEVEL 9	D.904	2H
C & D - LEVEL 10	D.1001	2H
C & D - LEVEL 10	D.1002	2H
C & D - LEVEL 10	D.1003	2H
C & D - LEVEL 10	D.1004	2H
C & D - LEVEL 11	D.1103	2H
C & D - LEVEL 11	D.1104	2H

D: 34

Solar Compliance		
Level	Number	Solar

E - LEVEL 2	E.201	2H
E - LEVEL 2	E.202	2H
E - LEVEL 2	E.205	2H
E - LEVEL 2	E.206	2H
E - LEVEL 3	E.301	2H
E - LEVEL 3	E.302	2H
E - LEVEL 3	E.305	2H
E - LEVEL 3	E.306	2H
E - LEVEL 4	E.401	2H
E - LEVEL 4	E.402	2H
E - LEVEL 4	E.403	2H
E - LEVEL 4	E.404	2H
E - LEVEL 4	E.405	2H
E - LEVEL 4	E.406	2H
E - LEVEL 5	E.501	2H
E - LEVEL 5	E.502	2H
E - LEVEL 5	E.503	2H
E - LEVEL 5	E.504	2H
E - LEVEL 5	E.505	2H
E - LEVEL 5	E.506	2H
E - LEVEL 6	E.601	2H
E - LEVEL 6	E.602	2H
E - LEVEL 6	E.603	2H
E - LEVEL 6	E.604	2H
E - LEVEL 6	E.605	2H
E - LEVEL 6	E.606	2H
E - LEVEL 7	E.701	2H
E - LEVEL 7	E.702	2H
E - LEVEL 7	E.703	2H
E - LEVEL 7	E.704	2H
E - LEVEL 7	E.703	2H
E - LEVEL 7	E.704	2H
E - LEVEL 7	E.705	2H
E - LEVEL 7	E.706	2H
E - LEVEL 8	E.801	2H
E - LEVEL 8	E.802	2H
E - LEVEL 8	E.803	2H
E - LEVEL 8	E.804	2H
E - LEVEL 8	E.805	2H
E - LEVEL 8	E.806	2H
E - LEVEL 9	E.901	2H
E - LEVEL 9	E.902	2H
E - LEVEL 9	E.903	2H
E - LEVEL 10	E.1001	2H
E - LEVEL 10	E.1002	2H
E - LEVEL 10	E.1003	2H
E - LEVEL 11	E.1101	2H
E - LEVEL 11	E.1102	2H
E - LEVEL 11	E.1103	2H
E - LEVEL 12	E.1201	2H
E - LEVEL 12	E.1202	2H
E - LEVEL 12	E.1203	2H
E - LEVEL 13	E.1301	2H
E - LEVEL 13	E.1302	2H
E - LEVEL 13	E.1303	2H
E - LEVEL 14	E.1401	2H
E - LEVEL 14	E.1402	2H
E - LEVEL 14	E.1403	2H
E - LEVEL 15	E.1501	2H
E - LEVEL 15	E.1502	2H
E - LEVEL 15	E.1503	2H

E: 59

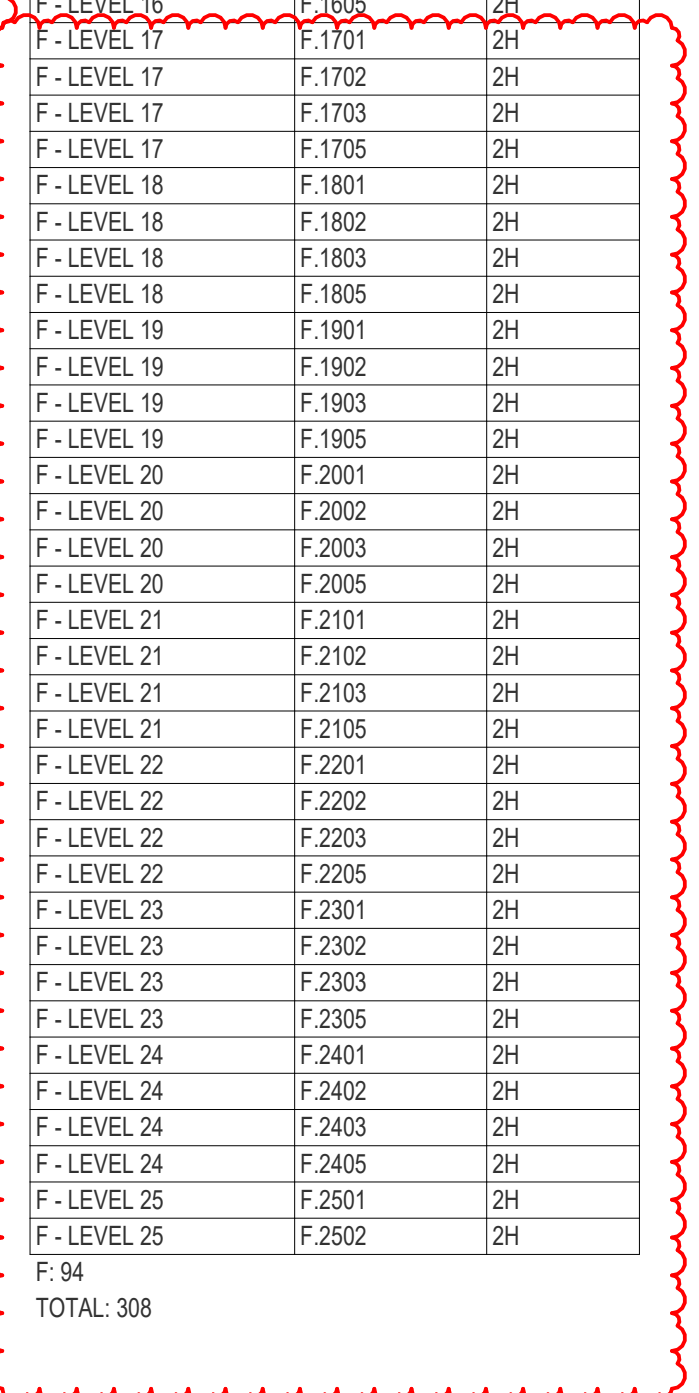

BLDG E - UPLIFT LEVELS 13-14-15

Solar Compliance		
Level	Number	Solar

F - LEVEL 2	F.201	2H
F - LEVEL 2	F.202	2H
F - LEVEL 2	F.203	2H
F - LEVEL 2	F.205	2H
F - LEVEL 3	F.301	2H
F - LEVEL 3	F.302	2H
F - LEVEL 3	F.303	2H
F - LEVEL 3	F.305	2H
F - LEVEL 4	F.401	2H
F - LEVEL 4	F.402	2H
F - LEVEL 4	F.403	2H
F - LEVEL 4	F.405	2H
F - LEVEL 5	F.501	2H
F - LEVEL 5	F.502	2H
F - LEVEL 5	F.503	2H
F - LEVEL 5	F.505	2H
F - LEVEL 6	F.601	2H
F - LEVEL 6	F.602	2H
F - LEVEL 6	F.603	2H
F - LEVEL 6	F.605	2H
F - LEVEL 7	F.701	2H
F - LEVEL 7	F.702	2H
F - LEVEL 7	F.703	2H
F - LEVEL 7	F.705	2H
F - LEVEL 8	F.801	2H
F - LEVEL 8	F.802	2H
F - LEVEL 8	F.803	2H
F - LEVEL 8	F.805	2H
F - LEVEL 9	F.901	2H
F - LEVEL 9	F.902	2H
F - LEVEL 9	F.903	2H
F - LEVEL 9	F.905	2H
F - LEVEL 10	F.1001	2H
F - LEVEL 10	F.1002	2H
F - LEVEL 10	F.1003	2H
F - LEVEL 10	F.1005	2H
F - LEVEL 11	F.1101	2H
F - LEVEL 11	F.1102	2H
F - LEVEL 11	F.1103	2H
F - LEVEL 11	F.1105	2H
F - LEVEL 12	F.1201	2H
F - LEVEL 12	F.1202	2H
F - LEVEL 12	F.1203	2H
F - LEVEL 12	F.1205	2H
F - LEVEL 13	F.1301	2H
F - LEVEL 13	F.1302	2H
F - LEVEL 13	F.1303	2H
F - LEVEL 13	F.1305	2H
F - LEVEL 14	F.1401	2H
F - LEVEL 14	F.1402	2H
F - LEVEL 14	F.1403	2H
F - LEVEL 14	F.1405	2H
F - LEVEL 15	F.1501	2H
F - LEVEL 15	F.1502	2H
F - LEVEL 15	F.1503	2H
F - LEVEL 15	F.1505	2H
F - LEVEL 16	F.1601	2H
F - LEVEL 16	F.1602	2H
F - LEVEL 16	F.1603	2H
F - LEVEL 16	F.1605	2H
F - LEVEL 17	F.1701	2H
F - LEVEL 17	F.1702	2H
F - LEVEL 17	F.1703	2H
F - LEVEL 17	F.1705	2H
F - LEVEL 18	F.1801	2H
F - LEVEL 18	F.1802	2H
F - LEVEL 18	F.1803	2H
F - LEVEL 18	F.1805	2H
F - LEVEL 19	F.1901	2H
F - LEVEL 19	F.1902	2H
F - LEVEL 19	F.1903	2H
F - LEVEL 19	F.1905	2H
F - LEVEL 20	F.2001	2H
F - LEVEL 20	F.2002	2H
F - LEVEL 20	F.2003	2H
F - LEVEL 20	F.2005	2H
F - LEVEL 21	F.2101	2H
F - LEVEL 21	F.2102	2H
F - LEVEL 21	F.2103	2H
F - LEVEL 21	F.2105	2H
F - LEVEL 22	F.2201	2H
F - LEVEL 22	F.2202	2H
F - LEVEL 22	F.2203	2H
F - LEVEL 22	F.2205	2H
F - LEVEL 23	F.2301	2H
F - LEVEL 23	F.2302	2H
F - LEVEL 23	F.2303	2H
F - LEVEL 23	F.2305	2H
F - LEVEL 24	F.2401	2H
F - LEVEL 24	F.2402	2H
F - LEVEL 24	F.2403	2H
F - LEVEL 24	F.2405	2H
F - LEVEL 25	F.2501	2H
F - LEVEL 25	F.2502	2H

F: 94

TOTAL: 308


BLDG F - UPLIFT LEVELS 17-25

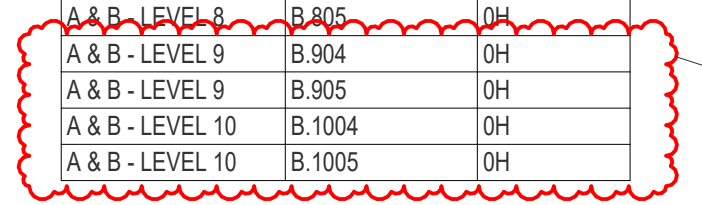
Solar Compliance No Direct Sun		
Level	Number	Solar

A & B - LEVEL 2	B.205	0H
A & B - LEVEL 3	B.304	0H
A & B - LEVEL 3	B.305	0H
A & B - LEVEL 4	B.404	0H
A & B - LEVEL 4	B.405	0H
A & B - LEVEL 5	B.504	0H
A & B - LEVEL 5	B.505	0H
A & B - LEVEL 6	B.604	0H
A & B - LEVEL 6	B.605	0H
A & B - LEVEL 7	B.704	0H
A & B - LEVEL 7	B.705	0H
A & B - LEVEL 8	B.804	0H
A & B - LEVEL 8	B.805	0H
A & B - LEVEL 9	B.904	0H
A & B - LEVEL 9	B.905	0H
A & B - LEVEL 10	B.1004	0H
A & B - LEVEL 10	B.1005	0H

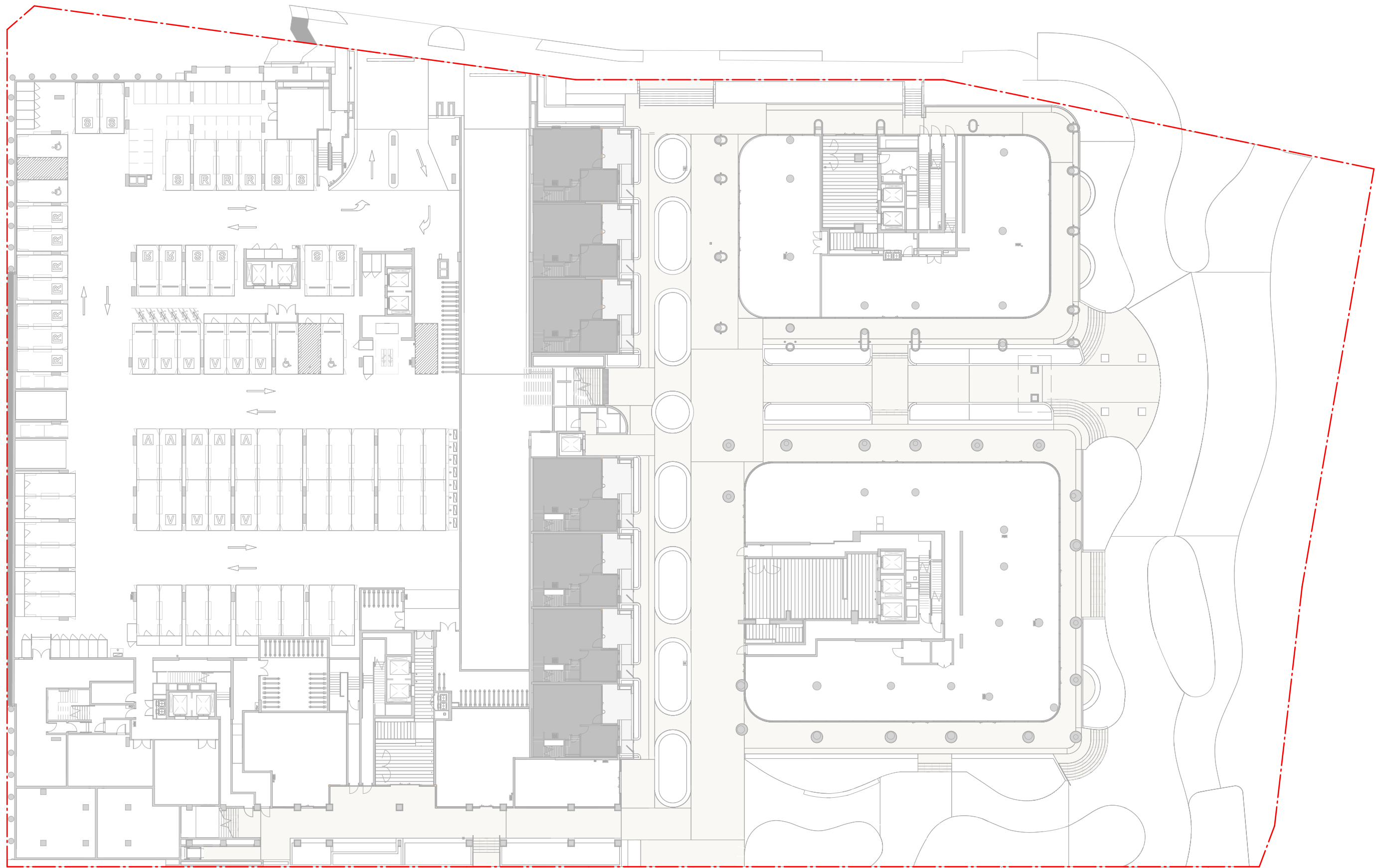
C & D - LEVEL 3	C.301	0H
C & D - LEVEL 4	C.401	0H
C & D - LEVEL 5	C.501	0H

C & D - LEVEL 2	D.202	0H
C & D - LEVEL 2	D.203	0H
C & D - LEVEL 3	D.305	0H
C & D - LEVEL 4	D.405	0H
C & D - LEVEL 5	D.505	0H

TOTAL: 25


BLDG B - INCREASED FLOOR
PLATE LEVELS 09 & 10

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Nominated Architects: Adam Haddow-71



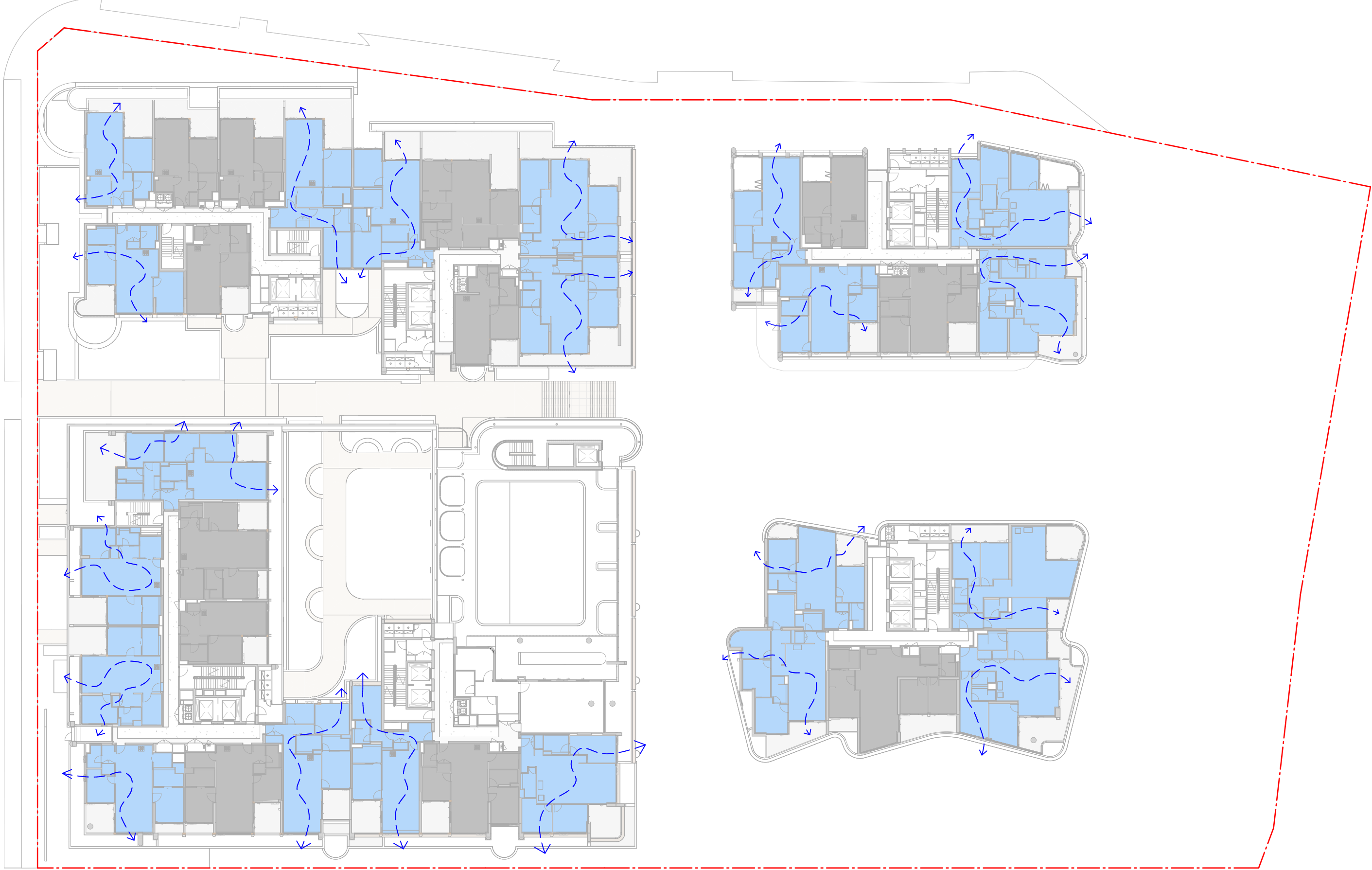
PLAN
DA_GROUND FLOOR CROSS VENT

SCALE 1 : 400



PLAN
DA_LEVEL 02 CROSS VENT

SCALE 1 : 400



PLAN
DA_LEVEL 03 CROSS VENT

SCALE 1 : 400

LEGEND

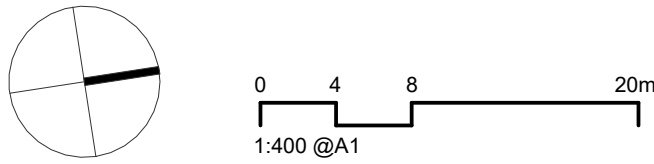
- YES CROSS VENTILATION ACHIEVED UP TO LEVEL 9
- NO CROSS VENTILATION NOT ACHIEVED UP TO LEVEL 9

ADG DESIGN CRITERIA

- AT LEAST 60% OF APARTMENTS ARE NATURALLY CROSS VENTILATED IN THE FIRST NINE STOREYS OF THE BUILDING.
- APARTMENTS AT TEN STOREYS OR GREATER ARE DEEMED TO BE CROSS VENTILATED ONLY IF ANY ENCLOSURE OF THE BALCONIES AT THESE LEVELS ALLOWS ADEQUATE NATURAL VENTILATION AND CANNOT BE FULLY ENCLOSED.

FOR APPROVAL

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	18.12.2025	AMENDING SSDA - BLOGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL

Drawing Name

CROSS VENTILATION COMPLIANCE -
SHEET 01

Date

18.12.2025 1 : 400

Drawn

SG

Drawing No.

DA-6011

Scale

1 : 400

Chk.

NH

Revision

/ 13

Sheet Size

@ A1

Job No.

6924

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PLAN
DA_LEVEL 04 CROSS VENT SCALE 1 : 400



PLAN
DA_LEVEL 05 CROSS VENT SCALE 1 : 400



PLAN
DA_LEVEL 06 CROSS VENT SCALE 1 : 400

LEGEND

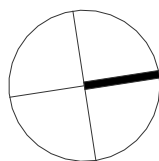
- YES CROSS VENTILATION ACHIEVED UP TO LEVEL 9
- NO CROSS VENTILATION NOT ACHIEVED UP TO LEVEL 9

ADG DESIGN CRITERIA

- AT LEAST 60% OF APARTMENTS ARE NATURALLY CROSS VENTILATED IN THE FIRST NINE STOREYS OF THE BUILDING.
- APARTMENTS AT TEN STOREYS OR GREATER ARE DEEMED TO BE CROSS VENTILATED ONLY IF ANY ENCLOSURE OF THE BALCONIES AT THESE LEVELS ALLOWS ADEQUATE NATURAL VENTILATION AND CANNOT BE FULLY ENCLOSED.

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



0 4 8 20m
1:400 @A1

Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	18.12.2025	AMENDING SSDA - BLOGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL

Drawing Name

CROSS VENTILATION COMPLIANCE -
SHEET 02

Date

18.12.2025 1 : 400

Sheet Size

@ A1

Drawn

SG

Chk.

NH

Job No.

6924

Drawing No.

DA-6012

Revision

/ 13

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PLAN
DA_LEVEL 07 CROSS VENT

SCALE 1 : 400



PLAN
DA_LEVEL 08 CROSS VENT

SCALE 1 : 400



PLAN
DA_LEVEL 09 CROSS VENT

SCALE 1 : 400

LEGEND

- YES CROSS VENTILATION ACHIEVED UP TO LEVEL 9
- NO CROSS VENTILATION NOT ACHIEVED UP TO LEVEL 9

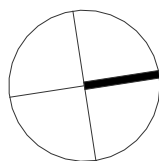
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0 4 8 20m
1:400 @A1

Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL

Drawing Name

CROSS VENTILATION COMPLIANCE -
SHEET 03

Date

18.12.2025 1 : 400

Sheet Size

@ A1

Drawn

SG

Chk.

NH

Job No.

6924

Drawing No.

DA-6013

Revision

/ 13

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CROSS VENT			
Level	Apartment Number	Occupancy	Cross Vent

RESIDENTIAL - A			
A & B - LEVEL 2	A.201	2BED+ST	YES
A & B - LEVEL 2	A.203	2BED	YES
A & B - LEVEL 3	A.301	3BED	YES
A & B - LEVEL 3	A.303	2BED	YES
A & B - LEVEL 4	A.402	3BED	YES
A & B - LEVEL 4	A.403	3BED	YES
A & B - LEVEL 4	A.405	2BED	YES
A & B - LEVEL 5	A.502	3BED	YES
A & B - LEVEL 5	A.503	3BED	YES
A & B - LEVEL 5	A.505	2BED	YES
A & B - LEVEL 6	A.602	3BED	YES
A & B - LEVEL 6	A.603	3BED	YES
A & B - LEVEL 6	A.605	2BED	YES
A & B - LEVEL 7	A.702	3BED	YES
A & B - LEVEL 7	A.703	3BED	YES
A & B - LEVEL 7	A.705	2BED	YES
A & B - LEVEL 8	A.802	3BED	YES
A & B - LEVEL 8	A.803	3BED	YES
A & B - LEVEL 8	A.805	2BED	YES
A & B - LEVEL 9	A.902	3BED	YES
A & B - LEVEL 9	A.903	3BED	YES
A & B - LEVEL 9	A.905	2BED	YES

RESIDENTIAL - A: 22

CROSS VENT			
Level	Apartment Number	Occupancy	Cross Vent

RESIDENTIAL - B			
A & B - LEVEL 2	B.201	2BED+ST	YES
A & B - LEVEL 2	B.204	2BED	YES
A & B - LEVEL 2	B.205	1BED	YES
A & B - LEVEL 3	B.301	2BED+ST	YES
A & B - LEVEL 3	B.303	2BED	YES
A & B - LEVEL 3	B.304	2BED	YES
A & B - LEVEL 3	B.305	2BED	YES
A & B - LEVEL 3	B.306	3BED+ST	YES
A & B - LEVEL 4	B.401	2BED+ST	YES
A & B - LEVEL 4	B.403	2BED	YES
A & B - LEVEL 4	B.404	2BED	YES
A & B - LEVEL 4	B.405	2BED	YES
A & B - LEVEL 4	B.406	3BED+ST	YES
A & B - LEVEL 5	B.501	2BED+ST	YES
A & B - LEVEL 5	B.503	2BED	YES
A & B - LEVEL 5	B.504	2BED	YES
A & B - LEVEL 5	B.505	2BED	YES
A & B - LEVEL 5	B.506	3BED+ST	YES
A & B - LEVEL 6	B.601	2BED+ST	YES
A & B - LEVEL 6	B.603	2BED	YES
A & B - LEVEL 6	B.604	2BED	YES
A & B - LEVEL 6	B.605	2BED	YES
A & B - LEVEL 6	B.606	3BED+ST	YES
A & B - LEVEL 7	B.701	2BED+ST	YES
A & B - LEVEL 7	B.703	2BED	YES
A & B - LEVEL 7	B.704	2BED	YES
A & B - LEVEL 7	B.705	2BED	YES
A & B - LEVEL 7	B.706	3BED+ST	YES
A & B - LEVEL 8	B.801	2BED+ST	YES
A & B - LEVEL 8	B.803	2BED	YES
A & B - LEVEL 8	B.804	2BED	YES
A & B - LEVEL 8	B.805	2BED	YES

A & B - LEVEL 8	B.806	3BED+ST	YES
A & B - LEVEL 9	B.901	2BED+ST	YES
A & B - LEVEL 9	B.903	2BED	YES
A & B - LEVEL 9	B.904	2BED	YES
A & B - LEVEL 9	B.905	2BED	YES
A & B - LEVEL 9	B.906	3BED+ST	YES

RESIDENTIAL - B: 38

BLDG B - INCREASED FLOOR
PLATE LEVELS 09 & 10

CROSS VENT			
Level	Apartment Number	Occupancy	Cross Vent

RESIDENTIAL - C			
C & D - LEVEL 2	C.201	2BED	YES
C & D - LEVEL 2	C.202	1BED+ST	YES
C & D - LEVEL 2	C.205	2BED+ST	YES
C & D - LEVEL 3	C.302	2BED	YES
C & D - LEVEL 3	C.303	1BED+ST	YES
C & D - LEVEL 3	C.306	2BED+ST	YES
C & D - LEVEL 4	C.402	2BED	YES
C & D - LEVEL 4	C.403	1BED+ST	YES
C & D - LEVEL 4	C.406	2BED+ST	YES
C & D - LEVEL 5	C.502	2BED	YES
C & D - LEVEL 5	C.503	1BED+ST	YES
C & D - LEVEL 5	C.506	2BED	YES
C & D - LEVEL 6	C.602	2BED	YES
C & D - LEVEL 6	C.603	1BED+ST	YES
C & D - LEVEL 6	C.606	2BED	YES
C & D - LEVEL 7	C.702	2BED	YES
C & D - LEVEL 7	C.703	1BED+ST	YES
C & D - LEVEL 7	C.706	2BED	YES
C & D - LEVEL 8	C.802	2BED	YES
C & D - LEVEL 8	C.803	1BED+ST	YES
C & D - LEVEL 8	C.806	2BED	YES
C & D - LEVEL 9	C.902	2BED	YES
C & D - LEVEL 9	C.903	1BED+ST	YES
C & D - LEVEL 9	C.906	2BED	YES

RESIDENTIAL - C: 24

CROSS VENT			
Level	Apartment Number	Occupancy	Cross Vent

RESIDENTIAL - D			
C & D - LEVEL 2	D.201	2BED+ST	YES
C & D - LEVEL 3	D.301	2BED+ST	YES
C & D - LEVEL 3	D.303	3BED	YES
C & D - LEVEL 3	D.304	3BED	YES
C & D - LEVEL 4	D.401	2BED	YES
C & D - LEVEL 4	D.403	3BED	YES
C & D - LEVEL 4	D.404	3BED	YES
C & D - LEVEL 5	D.501	2BED	YES
C & D - LEVEL 5	D.503	3BED	YES
C & D - LEVEL 5	D.504	3BED	YES
C & D - LEVEL 6	D.601	2BED	YES
C & D - LEVEL 6	D.603	3BED	YES
C & D - LEVEL 6	D.604	3BED	YES
C & D - LEVEL 7	D.701	2BED	YES
C & D - LEVEL 7	D.703	3BED	YES
C & D - LEVEL 7	D.704	3BED	YES
C & D - LEVEL 8	D.801	2BED	YES
C & D - LEVEL 8	D.803	3BED	YES
C & D - LEVEL 8	D.804	3BED	YES
C & D - LEVEL 9	D.901	2BED	YES
C & D - LEVEL 9	D.903	3BED	YES
C & D - LEVEL 9	D.904	3BED	YES

RESIDENTIAL - D: 22

CROSS VENT			
Level	Apartment Number	Occupancy	Cross Vent

RESIDENTIAL - E			
E - LEVEL 2	E.201	3BED	YES
E - LEVEL 2	E.202	3BED	YES
E - LEVEL 2	E.204	2BED+ST	YES
E - LEVEL 2	E.205	2BED	YES
E - LEVEL 3	E.301	3BED	YES
E - LEVEL 3	E.302	3BED	YES
E - LEVEL 3	E.304	2BED+ST	YES
E - LEVEL 3	E.305	2BED	YES
E - LEVEL 4	E.401	3BED	YES
E - LEVEL 4	E.402	3BED	YES
E - LEVEL 4	E.404	2BED+ST	YES
E - LEVEL 4	E.405	2BED	YES
E - LEVEL 5	E.501	3BED	YES
E - LEVEL 5	E.502	3BED	YES
E - LEVEL 5	E.504	2BED+ST	YES
E - LEVEL 5	E.505	2BED	YES
E - LEVEL 6	E.601	3BED	YES
E - LEVEL 6	E.602	3BED	YES
E - LEVEL 6	E.604	2BED+ST	YES
E - LEVEL 6	E.605	2BED	YES
E - LEVEL 7	E.701	3BED	YES
E - LEVEL 7	E.702	3BED	YES
E - LEVEL 7	E.704	2BED+ST	YES
E - LEVEL 7	E.705	2BED	YES
E - LEVEL 8	E.801	3BED	YES
E - LEVEL 8	E.802	3BED	YES
E - LEVEL 8	E.804	2BED+ST	YES
E - LEVEL 8	E.805	2BED	YES
E - LEVEL 9	E.901	4BED	YES
E - LEVEL 9	E.902	3BED+ST	YES
E - LEVEL 9	E.903	3BED+ST	YES

RESIDENTIAL - E: 31

CROSS VENT			
Level	Apartment Number	Occupancy	Cross Vent

RESIDENTIAL - F			
F - LEVEL 2	F.201	3BED	YES
F - LEVEL 2	F.202	3BED	YES
F - LEVEL 2	F.204	3BED+ST	YES
F - LEVEL 2	F.205	2BED+ST	YES
F - LEVEL 3	F.301	3BED	YES
F - LEVEL 3	F.302	3BED	YES
F - LEVEL 3	F.304	3BED+ST	YES
F - LEVEL 3	F.305	2BED+ST	YES
F - LEVEL 4	F.401	3BED	YES
F - LEVEL 4	F.402	3BED	YES
F - LEVEL 4	F.404	3BED+ST	YES
F - LEVEL 4	F.405	2BED+ST	YES
F - LEVEL 5	F.501	3BED	YES
F - LEVEL 5	F.502	3BED	YES
F - LEVEL 5	F.504	3BED+ST	YES
F - LEVEL 5	F.505	2BED+ST	YES
F - LEVEL 6	F.601	3BED	YES
F - LEVEL 6	F.602	3BED	YES
F - LEVEL 6	F.604	3BED+ST	YES
F - LEVEL 6	F.605	2BED+ST	YES
F - LEVEL 7	F.701	3BED	YES
F - LEVEL 7	F.702	3BED	YES
F - LEVEL 7	F.704	3BED+ST	YES
F - LEVEL 7	F.705	2BED+ST	YES
F - LEVEL 8	F.801	3BED	YES
F - LEVEL 8	F.802	3BED	YES
F - LEVEL 8	F.804	3BED+ST	YES
F - LEVEL 8	F.805	2BED+ST	YES
F - LEVEL 9	F.901	3BED	YES
F - LEVEL 9	F.902	3BED	YES
F - LEVEL 9	F.904	3BED+ST	YES
F - LEVEL 9	F.905	2BED+ST	YES

RESIDENTIAL - F: 32

TOTAL: 169

LEGEND

YES	CROSS VENTILATION ACHIEVED UP TO LEVEL 9
NO	CROSS VENTILATION NOT ACHIEVED UP TO LEVEL 9

ADG DESIGN CRITERIA

- AT LEAST 60% OF APARTMENTS ARE NATURALLY CROSS VENTILATED IN THE FIRST NINE STOREYS OF THE BUILDING.
- APARTMENTS AT TEN STOREYS OR GREATER ARE DEEMED TO BE CROSS VENTILATED ONLY IF ANY ENCLOSURE OF THE BALCONIES AT THESE LEVELS ALLOWS ADEQUATE NATURAL VENTILATION AND CANNOT BE FULLY ENCLOSED.

BUILDING A
APARTMENTS ACHIEVING NATURAL CROSS VENTILATION = 22 / 40
55%

BUILDING B
APARTMENTS ACHIEVING NATURAL CROSS VENTILATION = 38 / 61
62%

BUILDING C
APARTMENTS ACHIEVING NATURAL CROSS VENTILATION = 24 / 47
51%

BUILDING D
APARTMENTS ACHIEVING NATURAL CROSS VENTILATION = 22 / 41
54%

BUILDING E
APARTMENTS ACHIEVING NATURAL CROSS VENTILATION = 31 / 45
69%

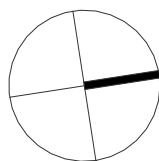
BUILDING F
APARTMENTS ACHIEVING NATURAL CROSS VENTILATION = 32 / 40
80%

TOTALS PRECINCT
APARTMENT ACHIEVING NATURAL CROSS VENTILATION = 169 / 274
62%

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



0 4 8 20m
1:400 @A1

Rev Date Revision By Chk.

12 09.05.2025 SSDA - RESPONSE TO RF1 JR/SG NH
13 18.12.2025 AMENDING SSDA - BLDGS B-E-F SG NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL

Drawing Name

CROSS VENTILATION COMPLIANCE -
SHEET 04

Date

18.12.2025 1 : 400

Sheet Size

@ A1

Drawn

SG

Chk.

NH

Job No.

6924

Drawing No.

DA-6014

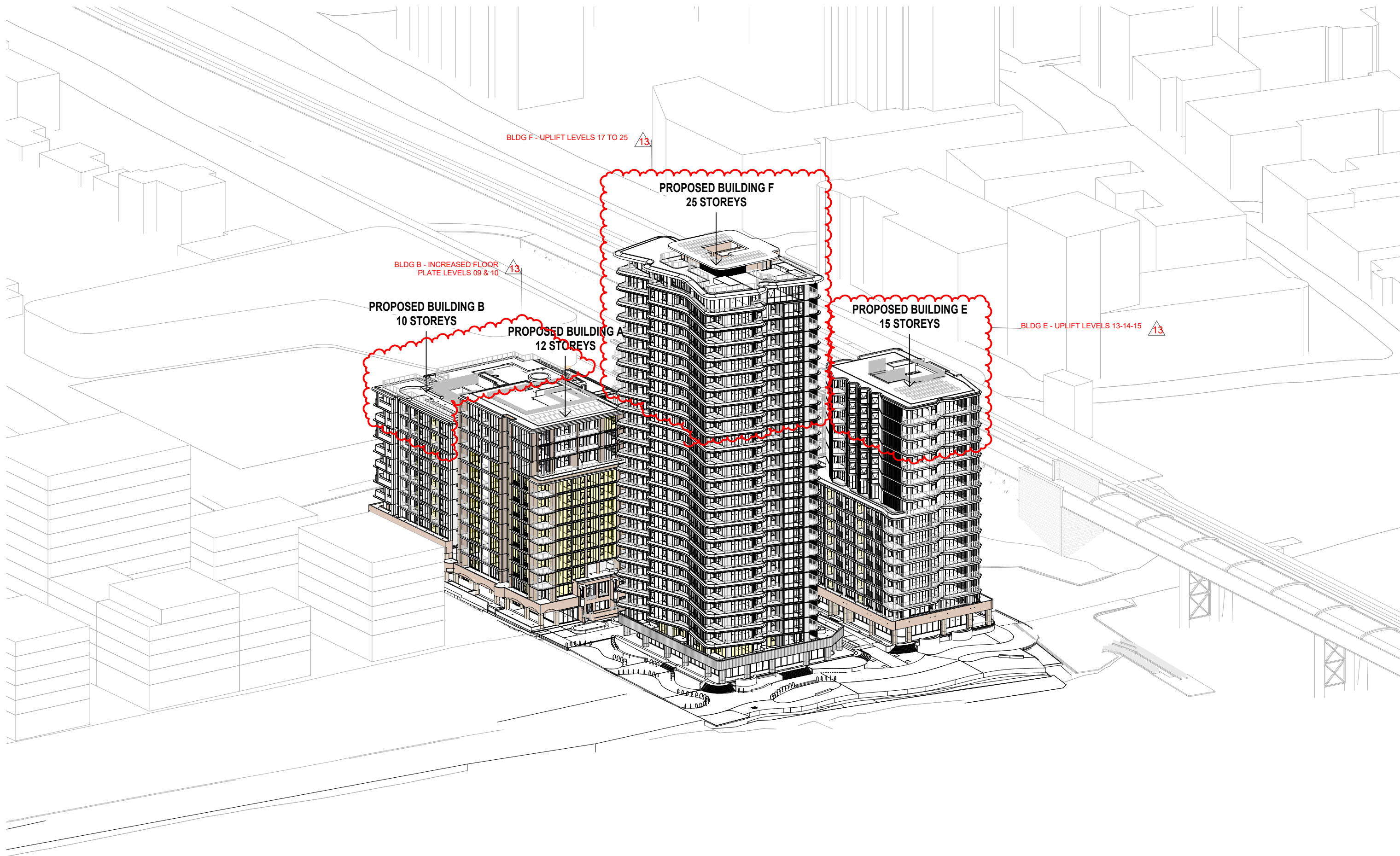
Revision

/ 13

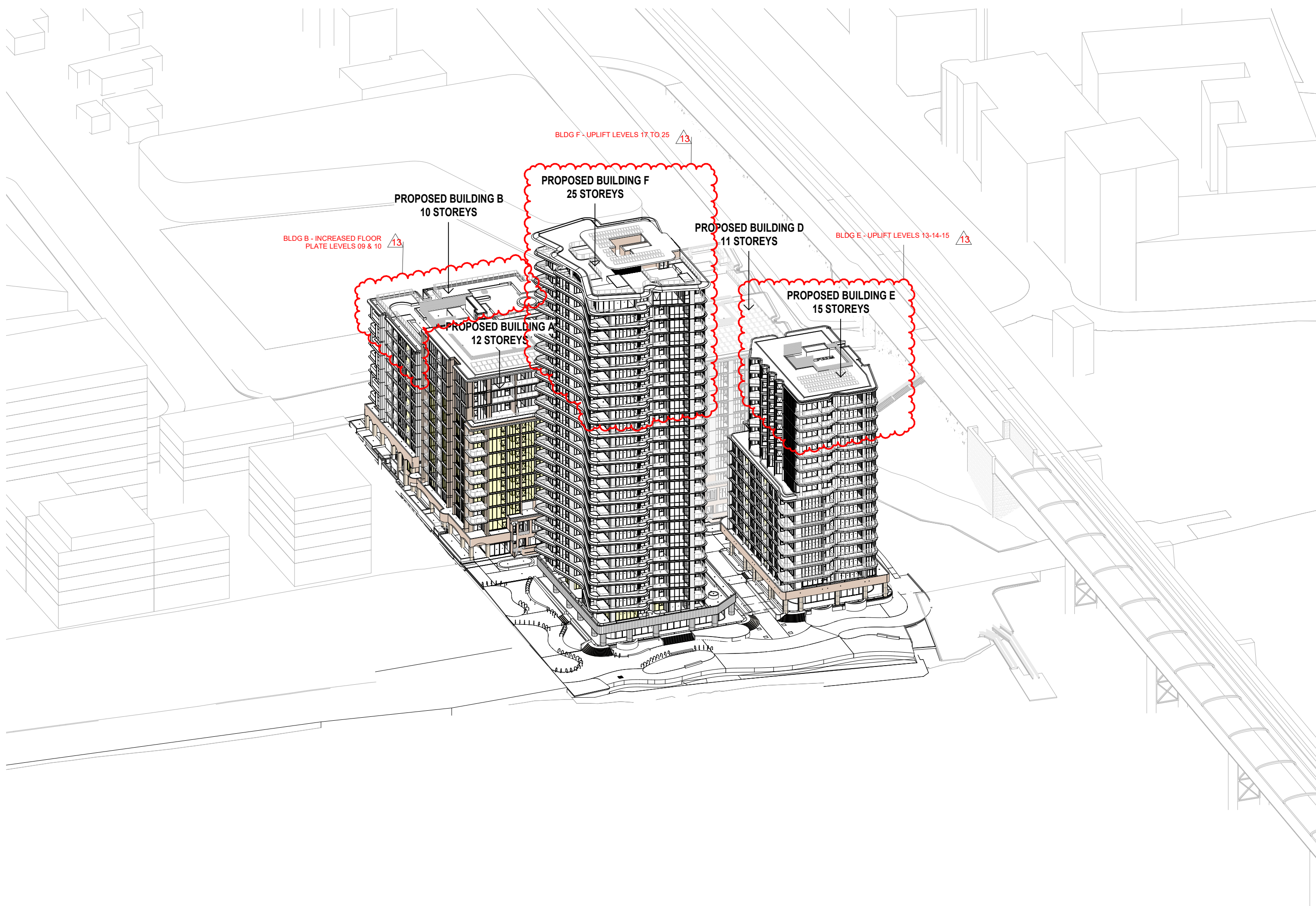
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SUN VIEW - 21-Jun-20 - 9AM



SUN VIEW - 21-Jun-20 - 10AM

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Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
A	28.11.2025	FOR CONSTRUCTION	TM	NR
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
VIEW FROM THE SUN (WINTER SOLSTICE) 9AM/10AM

Date

18.12.2025

Scale

@ A1

Sheet Size

@ A1

Drawn

SG

Chk.

NH

Job No.

6924

Drawing No.

DA-6020

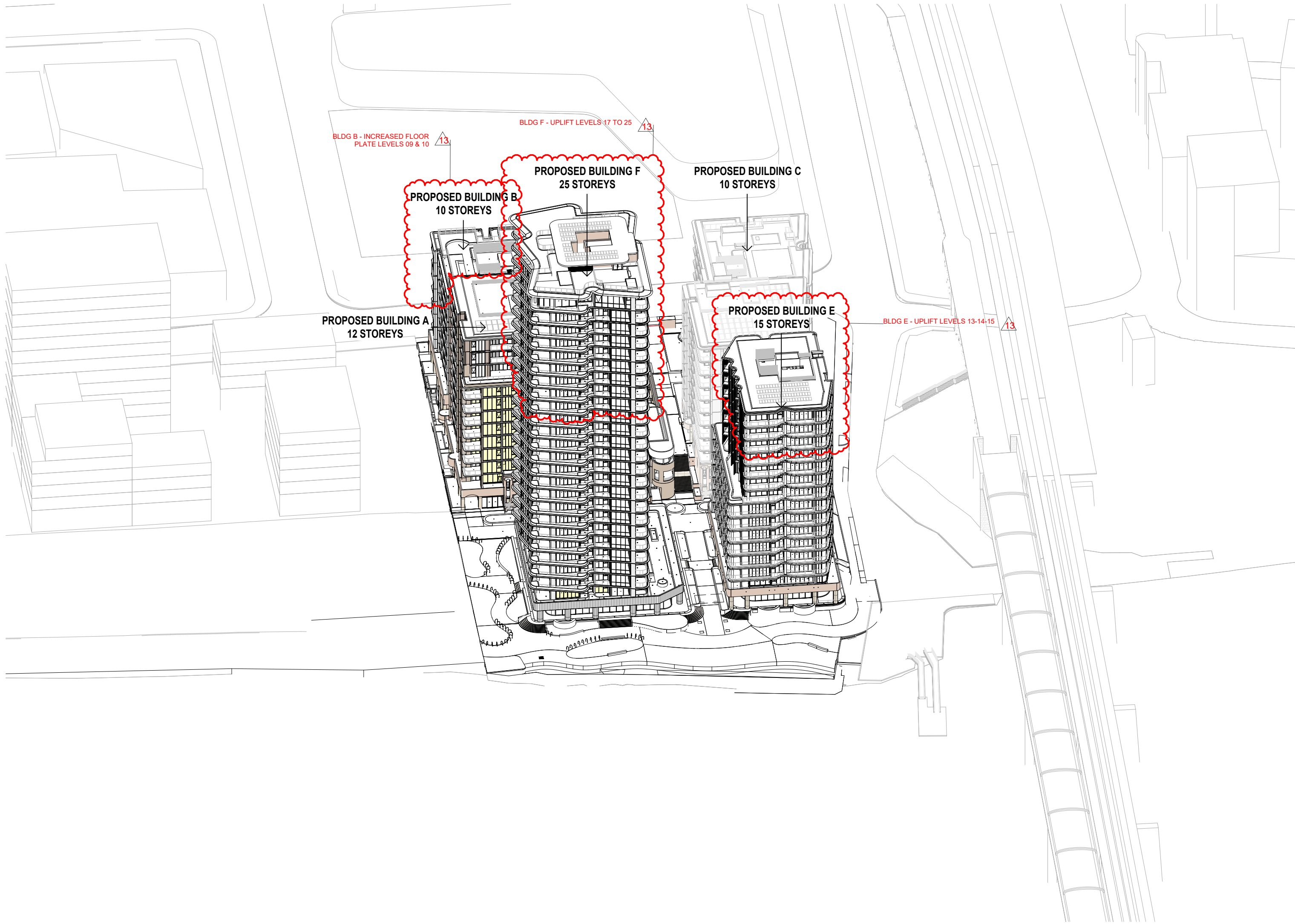
Revision

/ 13

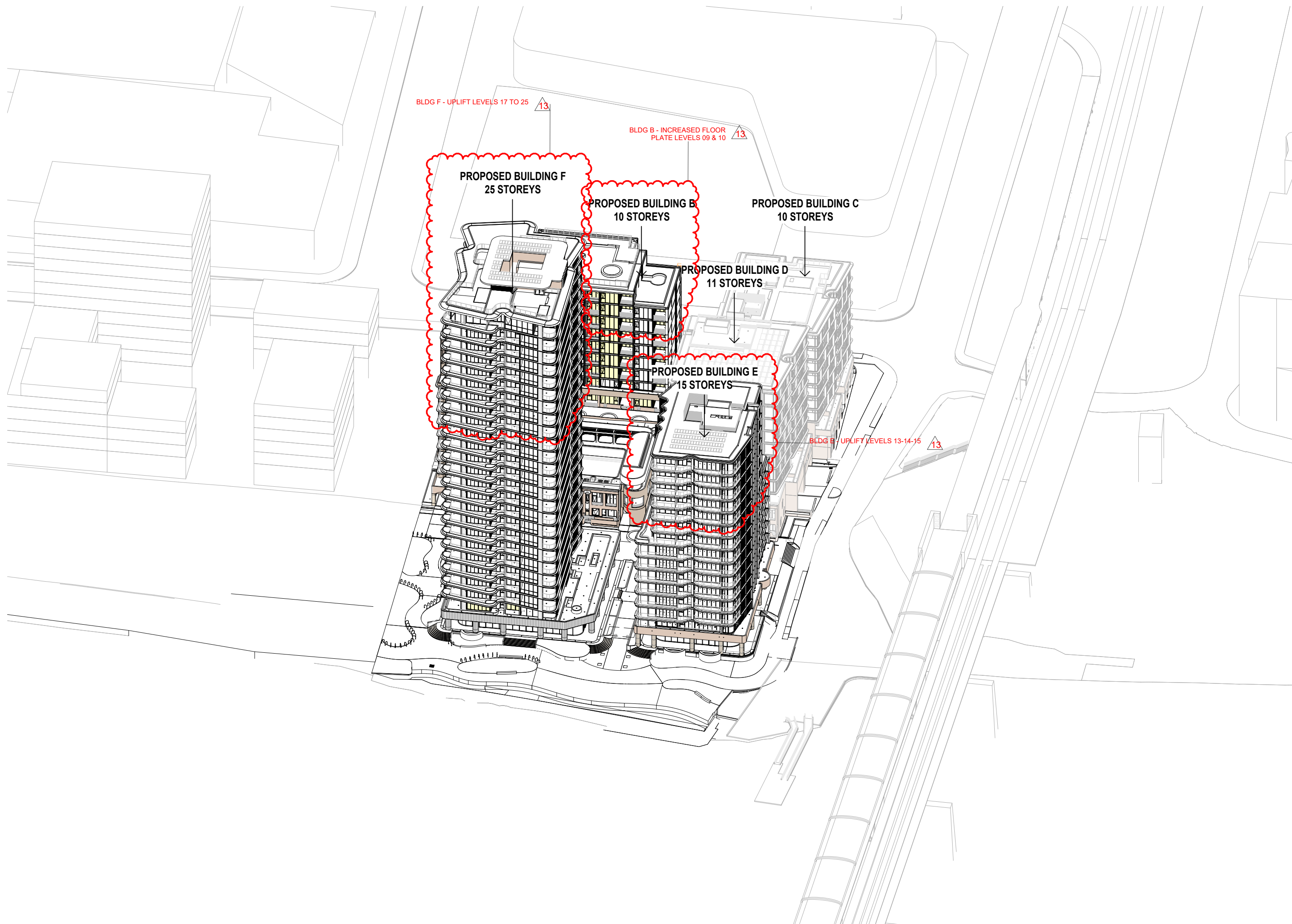
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SUN VIEW - 21-Jun-20 - 11AM



SUN VIEW - 21-Jun-20 - 12NN

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A	28.11.2025	FOR CONSTRUCTION	TM	NR
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
VIEW FROM THE SUN (WINTER
SOLSTICE) 11AM/12NN

Date	Scale	Sheet Size
18.12.2025		@ A1

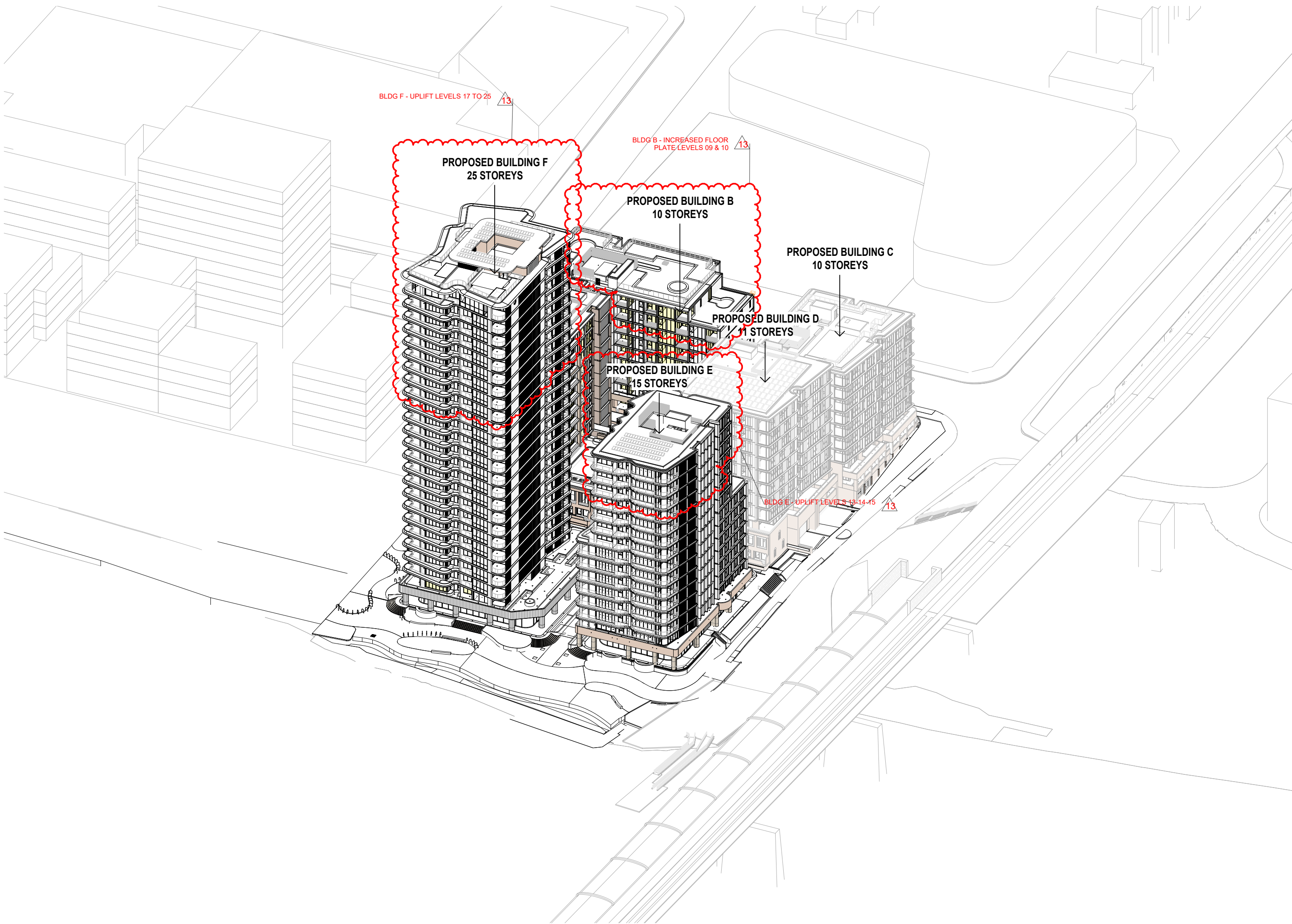
Drawn	Chk.	Job No.
SG	NH	6924

Drawing No.	Revision
DA-6021	/ 13

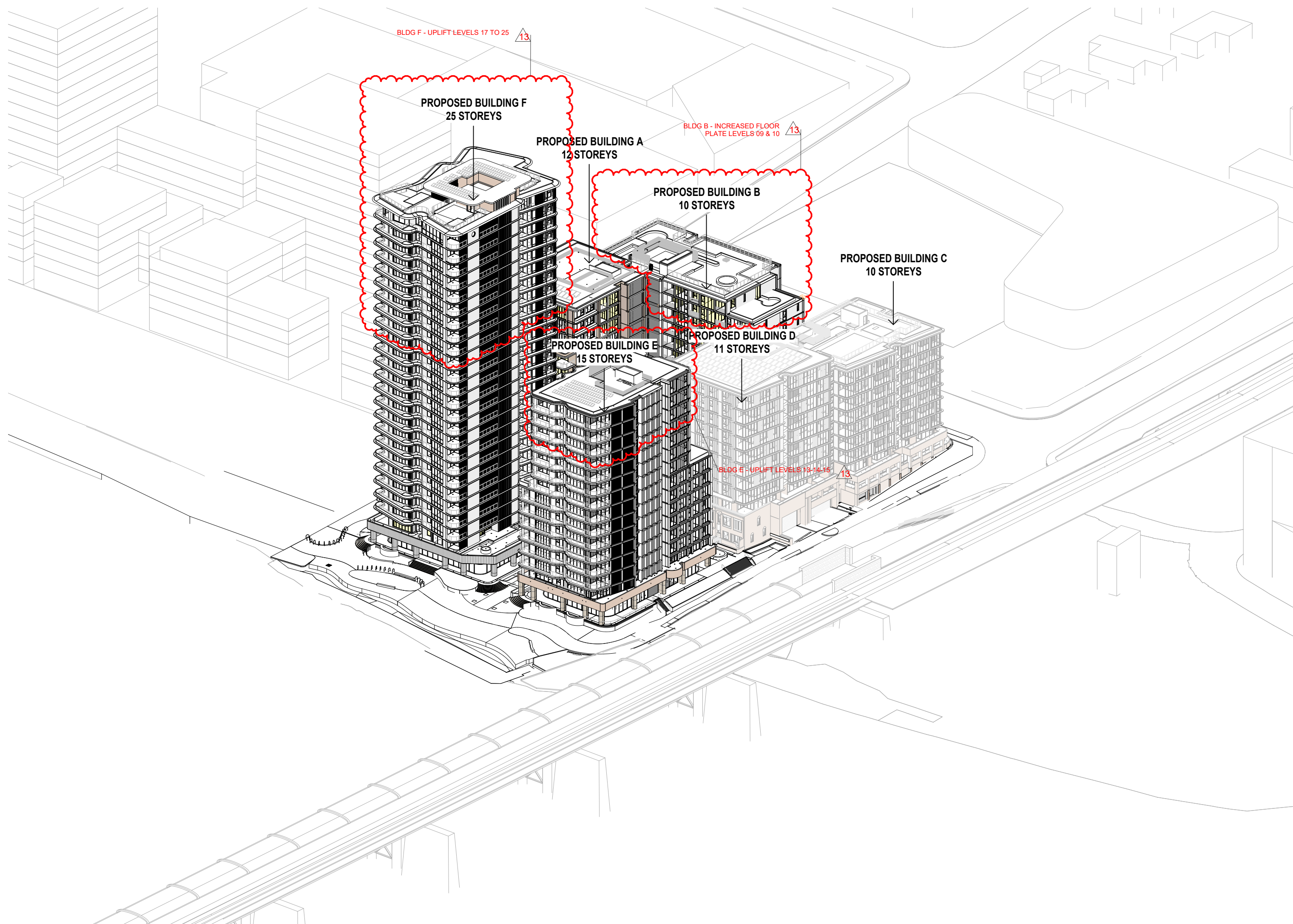
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SUN VIEW - 21-Jun-20 - 1PM



SUN VIEW - 21-Jun-20 - 2PM

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12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
A	28.11.2025	FOR CONSTRUCTION	TM	NR
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



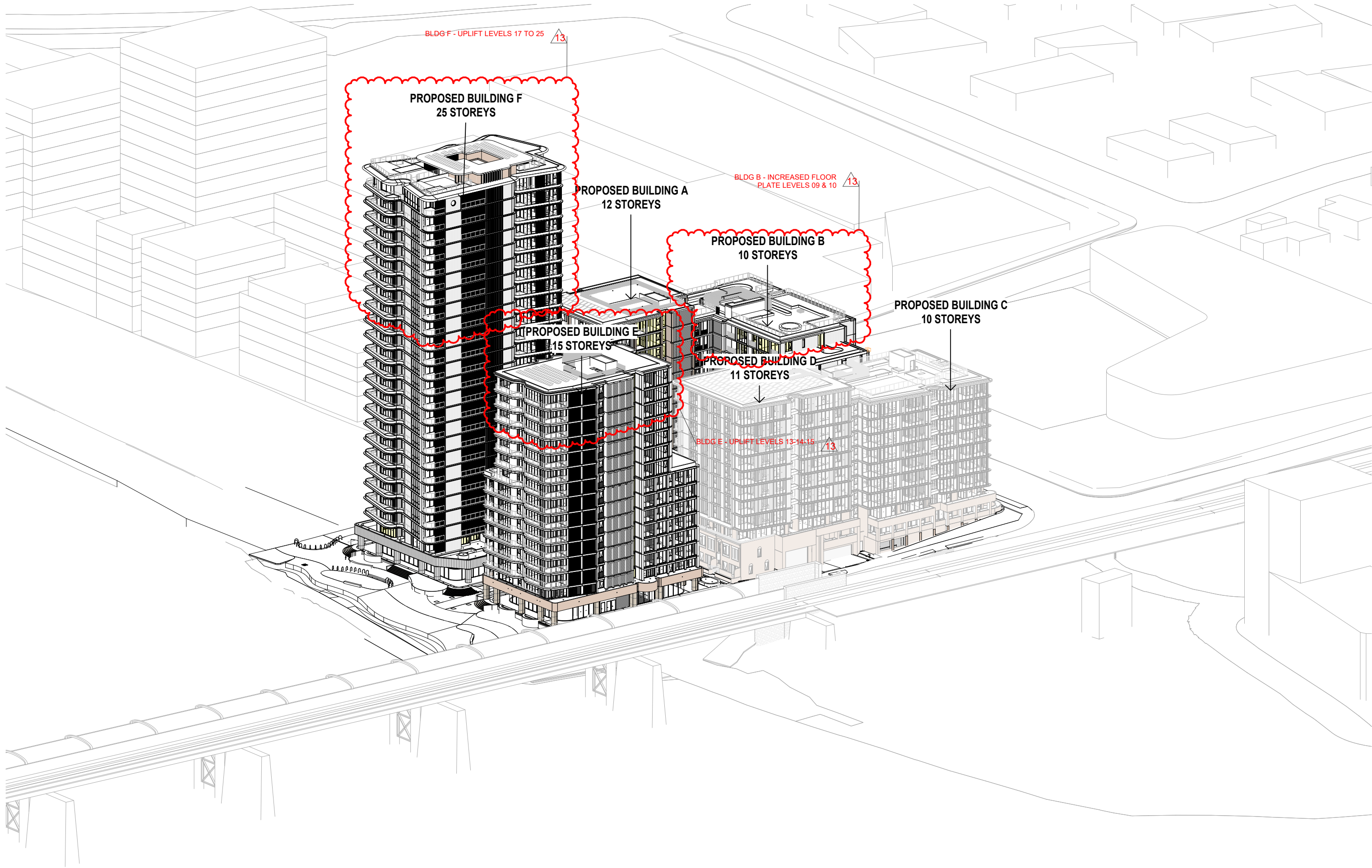
Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
VIEW FROM THE SUN (WINTER SOLSTICE) 1PM/2PM

Date	Scale	Sheet Size
18.12.2025		@ A1
Drawn	Chk.	Job No.
SG	NH	6924
Drawing No.	Revision	
DA-6022	/ 13	

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SUN VIEW - 21-Jun-20 - 3PM

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
A	28.11.2025	FOR CONSTRUCTION	TM	NR
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL

Drawing Name

VIEW FROM THE SUN (WINTER
SOLSTICE) 3PM

Date

18.12.2025

Scale

Sheet Size

@ A1

Drawn

SG

Chk.

NH

Job No.

6924

Drawing No.

DA-6023

Revision

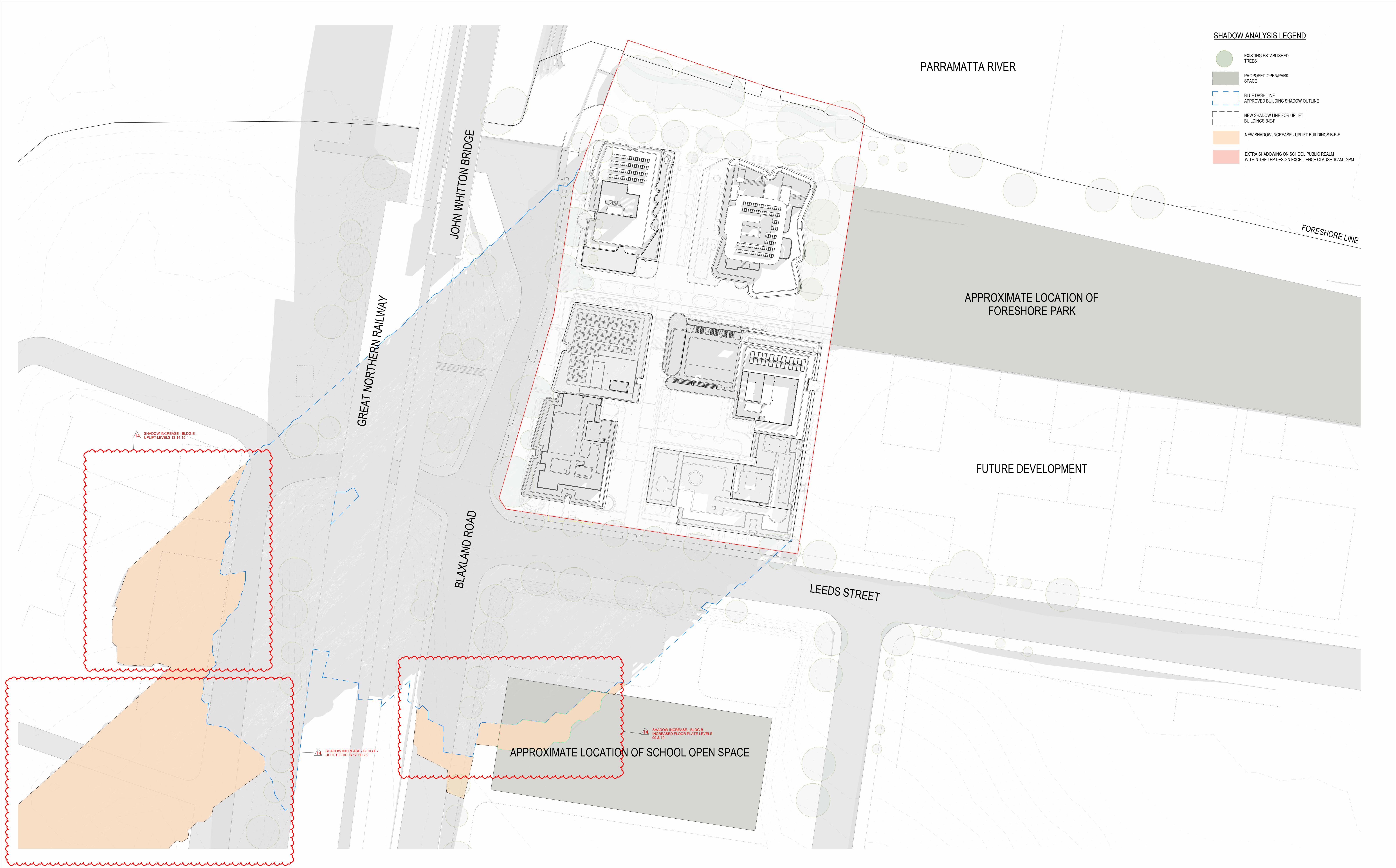
/ 13

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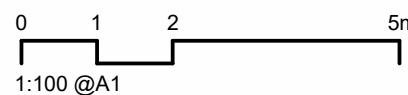
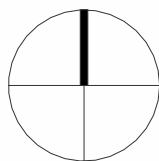
SHADOW ANALYSIS LEGEND

- EXISTING ESTABLISHED TREES
- PROPOSED OPEN/PARK SPACE
- BLUE DASH LINE APPROVED BUILDING SHADOW OUTLINE
- NEW SHADOW LINE FOR UPLIFT BUILDINGS B-E-F
- NEW SHADOW INCREASE - UPLIFT BUILDINGS B-E-F
- EXTRA SHADOWING ON SCHOOL PUBLIC REALM WITHIN THE LEP DESIGN EXCELLENCE CLAUSE 10AM - 2PM

SHADOW DIAGRAMS (WINTER SOLSTICE) 830AM

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	28.11.2025	NOD FOR BUILDING F	SG	NH
14	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
SHADOW DIAGRAMS (WINTER SOLSTICE) 830AM

Date

18.12.2025 1 : 500

Sheet Size

@ A1

Drawn

SG

Chk.

NH

Job No.

6924

Drawing No.

DA-6030

Revision

/ 14

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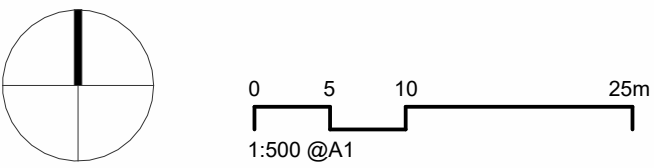




SHADOW DIAGRAMS (WINTER SOLSTICE) 9AM

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
SHADOW DIAGRAMS (WINTER SOLSTICE) 9AM

Date

18.12.2025 1 : 500

Drawn

SG

Drawing No.

DA-6031

Scale

Chk.

NH

Sheet Size

@ A1

Job No.

6924

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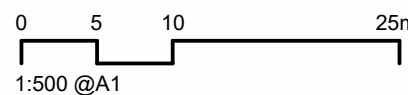
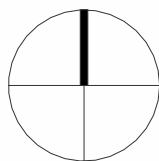
SHADOW ANALYSIS LEGEND

- EXISTING ESTABLISHED TREES
- PROPOSED OPEN/PARK SPACE
- BLUE DASH LINE APPROVED BUILDING SHADOW OUTLINE
- NEW SHADOW LINE FOR UPLIFT BUILDINGS B-E-F
- NEW SHADOW INCREASE - UPLIFT BUILDINGS B-E-F
- EXTRA SHADOWING ON SCHOOL PUBLIC REALM WITHIN THE LEP DESIGN EXCELLENCE CLAUSE 10AM - 2PM

SHADOW DIAGRAMS (WINTER SOLSTICE) 10AM

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
SHADOW DIAGRAMS (WINTER SOLSTICE) 10AM

Date

18.12.2025 1 : 500

Drawn

SG

Drawing No.

DA-6032

Scale

Chk.

NH

Revision

/ 13

Sheet Size

@ A1

Job No.

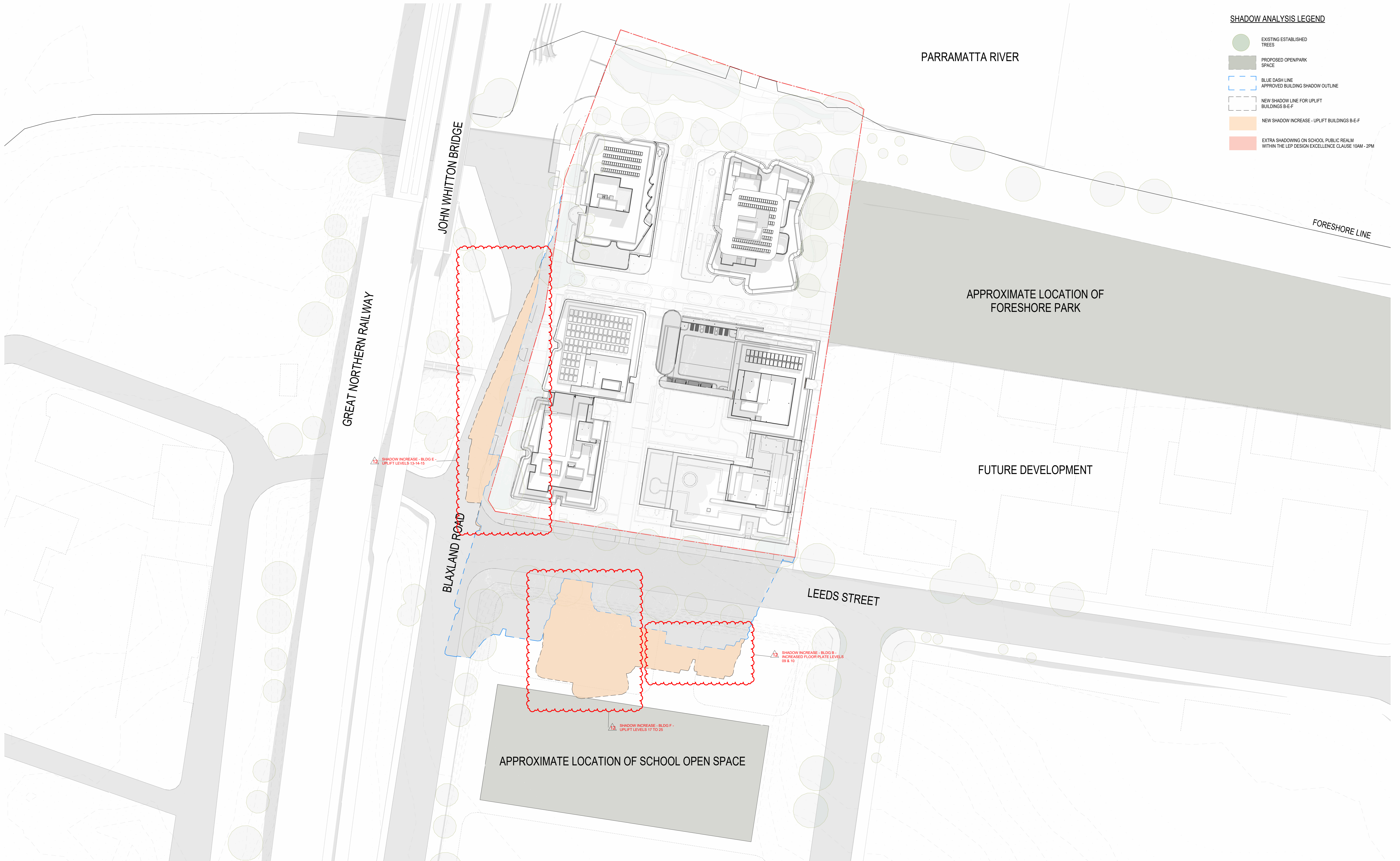
6924

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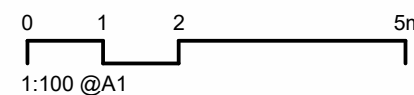
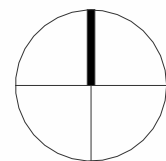
SHADOW ANALYSIS LEGEND

- EXISTING ESTABLISHED TREES
- PROPOSED OPEN/PARK SPACE
- BLUE DASH LINE APPROVED BUILDING SHADOW OUTLINE
- NEW SHADOW LINE FOR UPLIFT BUILDINGS B-E-F
- NEW SHADOW INCREASE - UPLIFT BUILDINGS B-E-F
- EXTRA SHADOWING ON SCHOOL PUBLIC REALM WITHIN THE LEP DESIGN EXCELLENCE CLAUSE 10AM - 2PM

SHADOW DIAGRAMS (WINTER SOLSTICE) 1030AM

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
12	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
 25-27 LEEDS STREET, RHODES
 Country: WANGAL
 Drawing Name
 SHADOW DIAGRAMS (WINTER SOLSTICE) 1030AM

Date

18.12.2025 1 : 500

Drawn

SG

Drawing No.

DA-6032A

Chk.

NH

Sheet Size

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Job No.

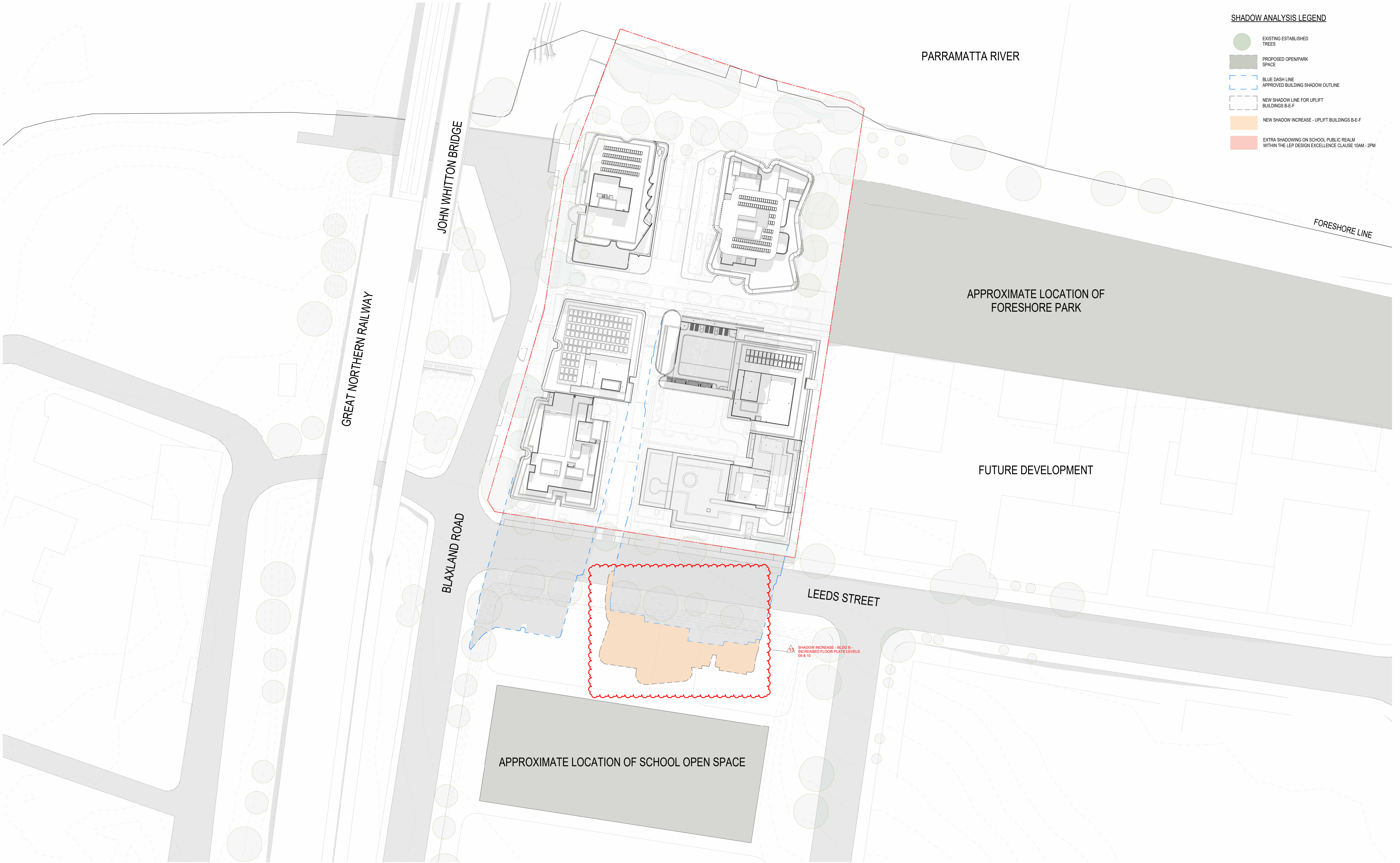
6924

Revision

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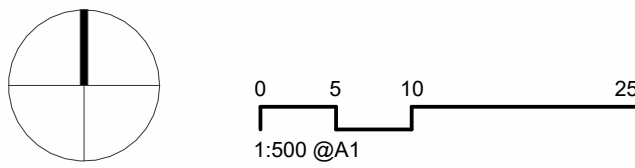




SHADOW DIAGRAMS (WINTER SOLSTICE) 11AM

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Billbergia
creating communities®

Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL

Drawing Name

SHADOW DIAGRAMS (WINTER SOLSTICE) 11AM

Date	Scale	Sheet Size
18.12.2025	1 : 500	@ A1
Drawn	Chk.	Job No.
SG	NH	6924
Drawing No.	Revision	
DA-6033	/ 13	

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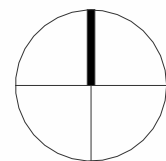
SHADOW ANALYSIS LEGEND

- EXISTING ESTABLISHED TREES
- PROPOSED OPEN PARK SPACE
- BLUE DASH LINE APPROVED BUILDING SHADOW OUTLINE
- NEW SHADOW LINE FOR UPLIFT BUILDINGS B-E-F
- NEW SHADOW INCREASE - UPLIFT BUILDINGS B-E-F
- EXTRA SHADOWING ON SCHOOL PUBLIC REALM WITHIN THE LEP DESIGN EXCELLENCE CLAUSE 10AM - 2PM

SHADOW DIAGRAMS (WINTER SOLSTICE) 1PM

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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



0 5 10 25m
1:500 @A1

Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	28.11.2025	MOO FOR BUILDING F	SG	NH
14	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
SHADOW DIAGRAMS (WINTER SOLSTICE) 1PM

Date

18.12.2025 1 : 500

Sheet Size

@ A1

Drawn

SG

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NH

Job No.

6924

Drawing No.

DA-6036

Revision

/ 14

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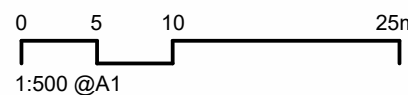
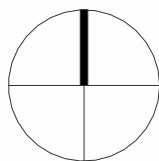




SHADOW DIAGRAMS (WINTER SOLSTICE) 3PM

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Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	26.11.2025	MOO FOR BUILDING F	SG	NH
14	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
SHADOW DIAGRAMS (WINTER SOLSTICE) 3PM

Date Scale Sheet Size

18.12.2025 1 : 500 @ A1

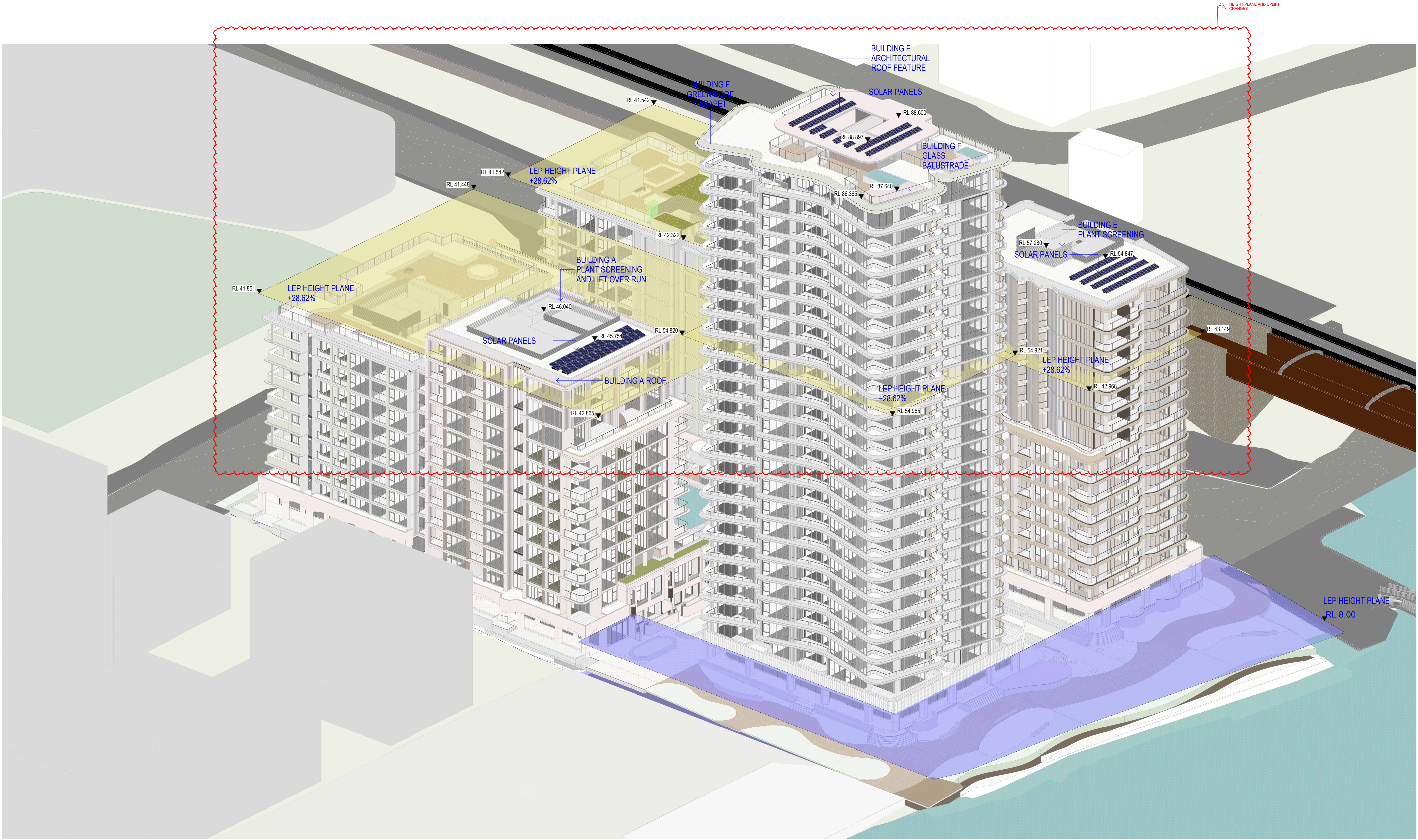
Drawn Chk. Job No.
SG NH 6924

Drawing No. Revision
DA-6038 / 14

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Rev	Date	Revision	By	Chk.
12	09.05.2025	SSDA - RESPONSE TO RFI	JR/SG	NH
13	28.11.2025	MOO FOR BUILDING F	SG	NH
14	18.12.2025	AMENDING SSDA - BLDGS B-E-F	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
HEIGHT PLANE DIAGRAM

Date

18.12.2025

Scale

@ A1

Drawn

SG

Chk.

NH

Sheet Size

@ A1

Job No.

6924

Drawing No.

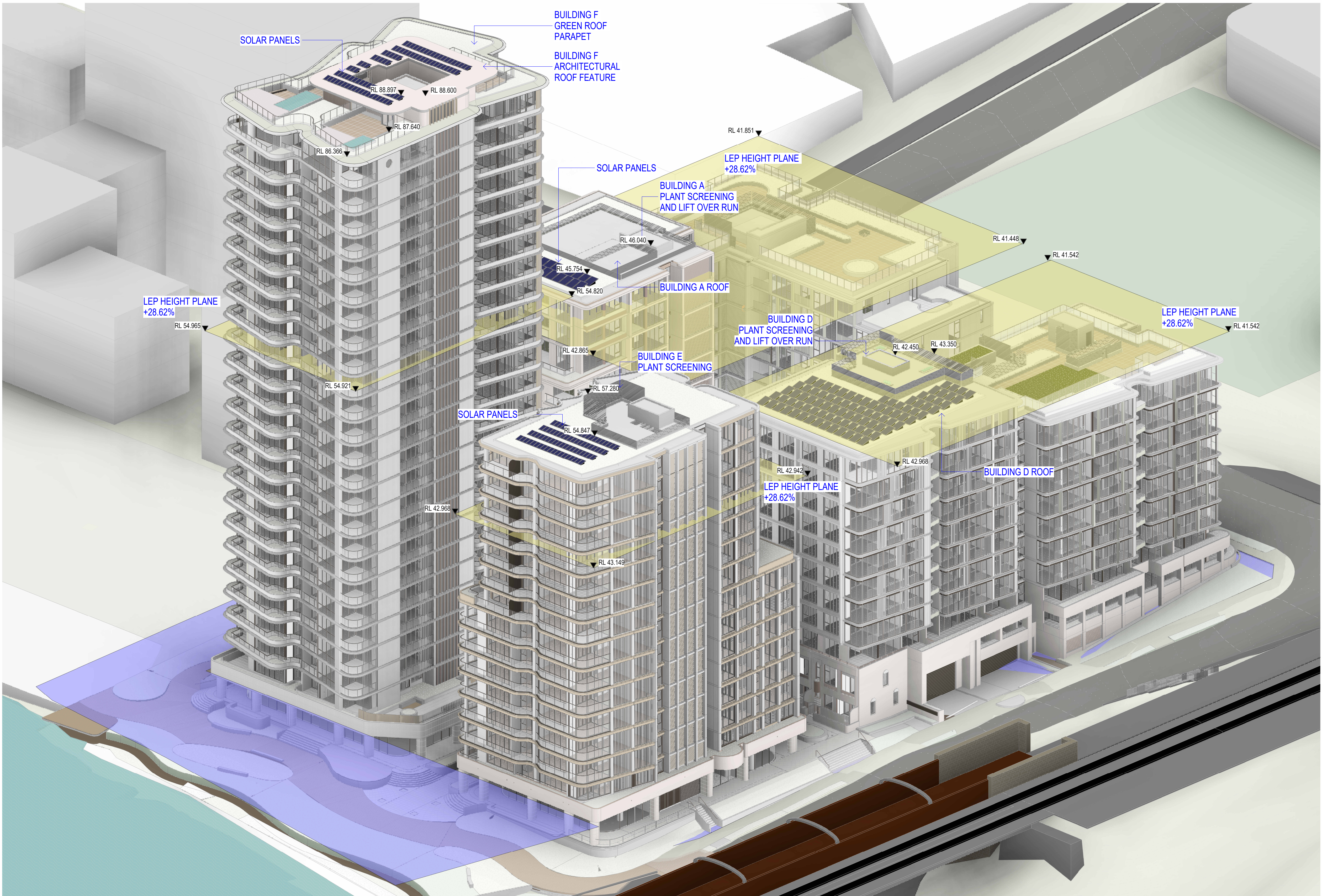
DA-6041

Revision

/ 14

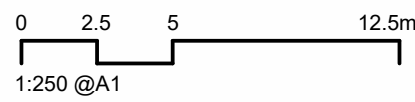
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Rev	Date	Revision	By	Chk.
12	18.02.2026	TEST OF ADEQUACY RESPONSE	SG	NH

Client



Project

25-27 LEEDS STREET
25-27 LEEDS STREET, RHODES
Country: WANGAL
Drawing Name
HEIGHT PLANE DIAGRAM NORTHWEST

Date

18.02.2026

Scale

@ A1

Sheet Size

@ A1

Drawn

SG

Chk.

NH

Job No.

6924

Drawing No.

DA-6042

Revision

/ 12

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