

**SITE INFORMATION**

TOTAL SITE AREA: **44,075 m<sup>2</sup>**

DEVELOPABLE SITE AREA: **42,432 m<sup>2</sup>**  
(EXCLUDES PRIMARY FRONTAGE LANDSCAPE SETBACK ZONES)

**GROSS FLOOR AREA - GFA**

NAME	AREA
LEVEL GF WH / CARPARK	
DOCK OFFICE	70.5 m <sup>2</sup>
DOCK OFFICE	56.4 m <sup>2</sup>
GF WAREHOUSE 1	5852.5 m <sup>2</sup>
GF WAREHOUSE 2	4183.8 m <sup>2</sup>
GF WAREHOUSE 3	7427.4 m <sup>2</sup>
LOBBY & CORRIDOR	143.5 m <sup>2</sup>
	17734.1 m <sup>2</sup>
LEVEL 1 CARPARK	
LOBBY	56.3 m <sup>2</sup>
	56.3 m <sup>2</sup>
LEVEL 2 CARPARK & OFFICE	
EOT	60.0 m <sup>2</sup>
L2 OFFICE 1	375.9 m <sup>2</sup>
L2 OFFICE 2	417.2 m <sup>2</sup>
LOBBY	56.8 m <sup>2</sup>
	909.8 m <sup>2</sup>
LEVEL 1 WH / LEVEL 3 CP & OFFICE	
DOCK OFFICE	79.7 m <sup>2</sup>
DOCK OFFICE	79.7 m <sup>2</sup>
L1 WAREHOUSE 1	8270.1 m <sup>2</sup>
L1 WAREHOUSE 2	5628.6 m <sup>2</sup>
L1 WAREHOUSE 3	4904.6 m <sup>2</sup>
L3 OFFICE 1	491.1 m <sup>2</sup>
L3 OFFICE 2	416.4 m <sup>2</sup>
LOBBY & CORRIDOR	179.7 m <sup>2</sup>
	20049.9 m <sup>2</sup>
LEVEL 4 OFFICE	
OFFICE	914.1 m <sup>2</sup>
	914.1 m <sup>2</sup>
LEVEL 5 OFFICE	
OFFICE	914.1 m <sup>2</sup>
	914.1 m <sup>2</sup>
<b>TOTAL GFA PROPOSED</b>	<b>40578.3 m<sup>2</sup></b>

**CAR PARKING**

**CAR PARKING RATES:**

- WAREHOUSE	1/300 m <sup>2</sup> (GLA)
- OFFICE	1/40 m <sup>2</sup> (GLA)
- TOTAL REQUIRED:	<b>233</b>
- WAREHOUSE	136
- OFFICES (INC. DOCK OFFICES)	97
<b>TOTAL PROVIDED:</b>	<b>239</b>
(ACC. SPACES @ 1 PER 50 CAR SPACES)	(INCL. 6 ACC. SPACES)
(EV EQUIPED SPACES @ 20% OF TOTAL)	(INCL. 48 EV SPACES)

**MOTOR BIKE PARKING**

**MOTOR BIKE PARKING RATE:** 1 PER 15 CAR PARKING SPACES

**TOTAL REQUIRED:** 17

**TOTAL PROVIDED:** 17

**BICYCLE PARKING**

**BICYCLE PARKING RATE:** 1 PER 600m<sup>2</sup> GFA

**TOTAL REQUIRED:** 68

**TOTAL PROVIDED:** 68

**NOTES:**

- REFER TO AREA PLANS FOR DETAIL GROSS FLOOR AREA INCLUSIONS AND BREAKDOWN
- REFER TO LANDSCAPE ARCHITECT'S DOCUMENTATION FOR DETAILED LANDSCAPE DESIGN
- REFER TO CIVIL ENGINEER'S DOCUMENTATION FOR DETAILED CIVIL DESIGN INCLUDING RETAINING WALL LOCATIONS AND ALL PROPOSED EXTERNAL LEVELS
- ALL PROPOSED LEVELS ARE SUBJECT TO FUTURE DESIGN DETAIL AND ARE TO BE ALLOWED A VARIATION TOLERANCE OF +/- 500mm
- REFER TO TRAFFIC ENGINEER'S REPORT FOR DETAILED ANALYSIS OF TRUCK TURNING MANOEUVERS
- ALL STRUCTURAL MEMBERS AND COLUMNS SHOWN ARE INDICATIVE ONLY AND SUBJECT TO STRUCTURAL ENGINEER'S DESIGN DETAIL

