DEVELOPMENT APPLICATION

59-63 Trafalgar Avenue & 1A-1B Valley Road
Lindfield , NSW, 2070



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DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	ZZ	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue
D	5/05/2026	JW	DF	Minor Amendments

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Cover Page

Drawing Scale 1:0.61 @ A1

Drawing No. DA000

Revision D

59-63 Trafalgar Ave, Lindfield
Development Summary

Site Area:	**6,672 sqm**				
Allowable FSR:	**2.5 :1**				
Allowable GFA	**16,680 sqm**				
Allowable + 30% AH Bonus	**21,684 sqm**				
30% Bonus FSR	**3.25 :1**				
Proposed GFA:	**19,952 sqm**	AH GFA Requirements (TOD)	**399 sqm**	AH GFA Proposed (TOD)	**431 sqm**
Proposed FSR:	**2.99 :1**	AH GFA Requirements (Infill)	**2,993 sqm**	AH GFA Proposed (Infill)	**2,996 sqm**

LEVELS	Building A									Building B									Building C									TOTAL	GFA	Cross Vent	Solar	Solar	No Solar	COS	Deep soil	
	1B	1B+	2B	2B+	3B	3B+	PH	Sub	GFA	1B	1B+	2B	2B+	3B	3B+	PH	Sub	GFA	1B	1B+	2B	2B+	3B	3B+	PH	Sub	GFA								>3m	>6m
									m²									m²									m²		m²	9-3pm	9-4pm		m²	m²	
Lower Ground Level																					4	1		1		6	678	**6**	678	1	3	3	3	0	0	0
Ground Level			2					**2**	**245**	3		1	1				**5**	**445**			3			4		**7**	**814**	**14**	1,504	8	10	10	3	1,347	217	1,745
Upper Ground Level			1		1	1		**3**	**413**	3	3	3	1			1	**11**	**942**	1		3			3		**7**	**769**	**21**	2,124	12	9	13	6	0	0	0
Level 01		2	5	2				**9**	**772**	3	1	6	1				**11**	**889**	1		3	1		3		**8**	**851**	**28**	2,512	18	17	21	5	0	0	0
Level 02		2	5	2				**9**	**772**	3	1	6	1				**11**	**886**	1		2	1		3		**7**	**772**	**27**	2,430	18	17	21	4	0	0	0
Level 03		2	5	2				**9**	**772**	3	1	3	2	1			**10**	**839**	2		1	1	1	1		**6**	**609**	**25**	2,220	16	16	20	3	0	0	0
Level 04		2	6	1				**9**	**772**	3		2	3	1			**9**	**779**	2		1	2		1		**6**	**593**	**24**	2,144	15	16	19	3	0	0	0
Level 05	1		3	1	1			**6**	**613**	3		3	2	1			**9**	**777**	2		1	2	0	1		**6**	**593**	**21**	1,983	14	14	17	3	0	0	0
Level 06	1		3	1	1			**6**	**611**	3		3	2	1			**9**	**777**	2		1	1	1	1		**6**	**593**	**21**	1,981	14	14	17	3	0	0	0
Level 07			1	1	3			**5**	**601**	1		1	3	2			**7**	**691**						1	1	**2**	**384**	**14**	1,676		10	12	1	258	0	0
Level 08					1	1	2	**4**	**700**																			**4**	700		3	3		343	0	0
Level 09																												0	0					0	0	0
Roof																																				
Subtotal	2	8	31	10	7	2	2	**62**	**6271**	25	6	28	16	6	1	0	**82**	**7025**	11	0	19	9	2	19	1	**61**	**6656**	**205**	**19,952**	112 **116**	144 **129**	144 **156**	**34**	**1,948**	**217**	**1,745**
Achieved Mix	3%	13%	50%	16%	11%	3%	3%	100%	m²	30%	7%	34%	20%	7%	1%	0%	100%	m²	18%	0%	31%	15%	3%	31%	2%	100%	m²			62.0%	62.9%	76.1%	16.6%	29.2%		29.4%

143.5

Target **187** N apartments first 9 Storeys

Unit Mix Total	1B	1B+	2B	2B+	3B	3B+	PH	Total
Proposed	38	14	78	35	15	22	3	205
	19%	7%	38%	17%	7%	11%	1%	100%
Target Mix	40	10	93	41	31	21	11	247
	16%	4%	38%	17%	13%	9%	4%	100%

AH Unit Mix (TOD)	
AH 1B	0
AH 1B+	1
AH 2B	3
AH 2B+	1
AH 3B	0
Total	**5**

AH Unit Mix (Infill)	
AH 1B	13
AH 1B+	2
AH 2B	14
AH 2B+	5
AH 3B	3
Total	**37**

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.
The design and accompanying documentation contained herein is and remains the intellectual property of dKO Architecture (NSW) P/L.

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DEVELOPMENT APPLICATION

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Development Summary

Drawing Scale 1:0.51 @ A1

Drawing No. DA001

Revision C



Site

TOD (Transport Oriented Development) DPHI

Council Alternate Scheme

Riparian Corridor - Category 3

Riparian Corridor - Category 3A

Low and Mid-Rise Housing Area

Heritage Item

Conservation Area - General

Biodiversity Areas

Submitted DAs

DEVELOPMENT APPLICATION

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Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Site Analysis

Drawing Scale 1:0.40 @ A1

Drawing No. DA100

Revision A

RL +115.10

PROPOSED AREA OF DEMOLITION

TREES TO BE RETAINED

TREES TO BE DEMOLISHED

DEVELOPMENT APPLICATION

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0 1 2 4 10m

Scale 1:200 @ A1

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Country	Dharug

Drawing Name
Demolition Plan

Drawing Scale 1:200 @ A1

Drawing No. DA101

Revision A



Rev	Date	By	Chk	Description
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0 2.5 5 10 25.00m

Scale 1:500 @ A1

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DEVELOPMENT APPLICATION

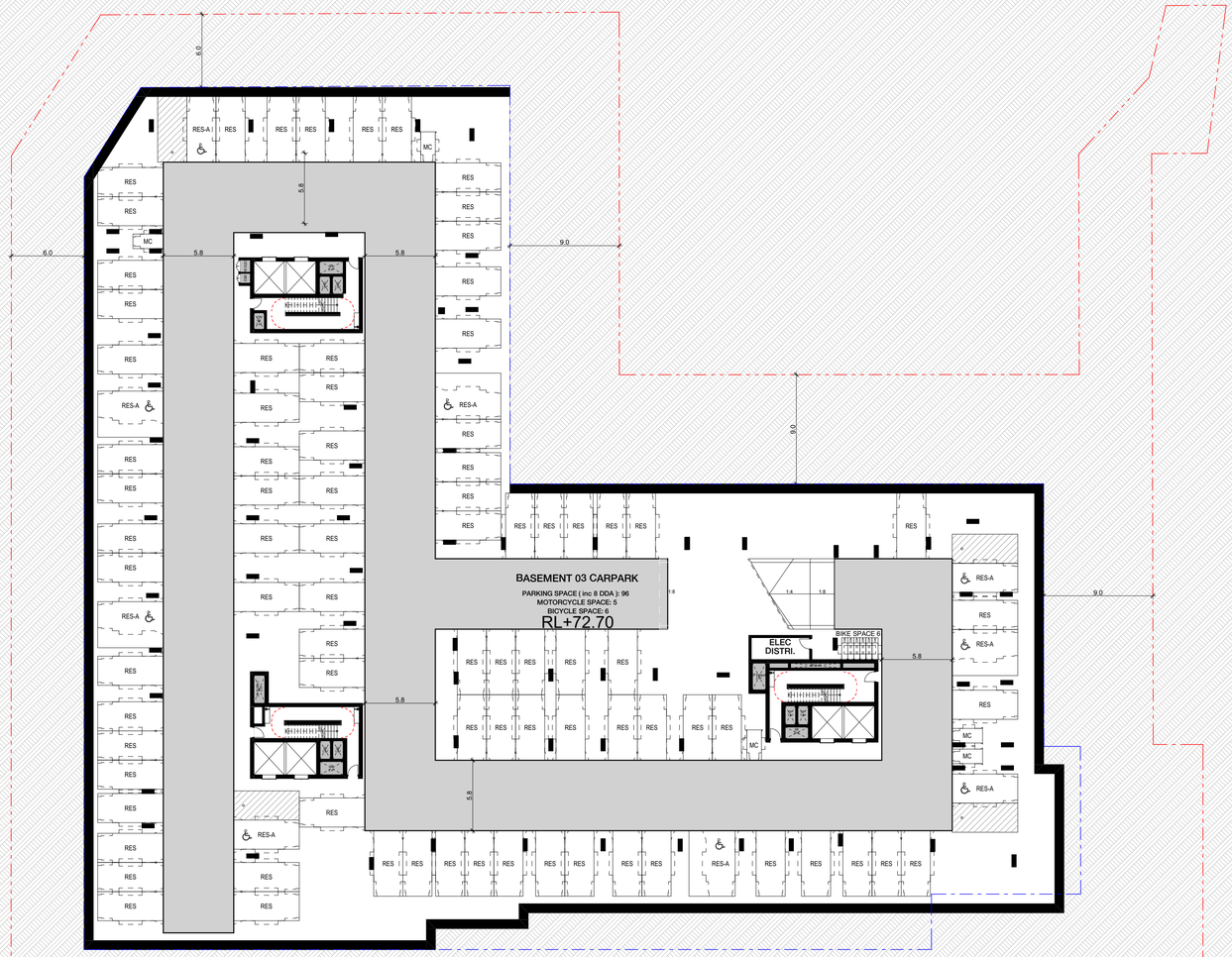
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name: Site Plan

Drawing Scale: 1:500 @ A1

Drawing No.: DA102

Revision: D



DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	6/11/2025	JW, DT	DF	Rfa Issue
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0 1.252.5 5 12.50m

Scale 1:250 @ A1

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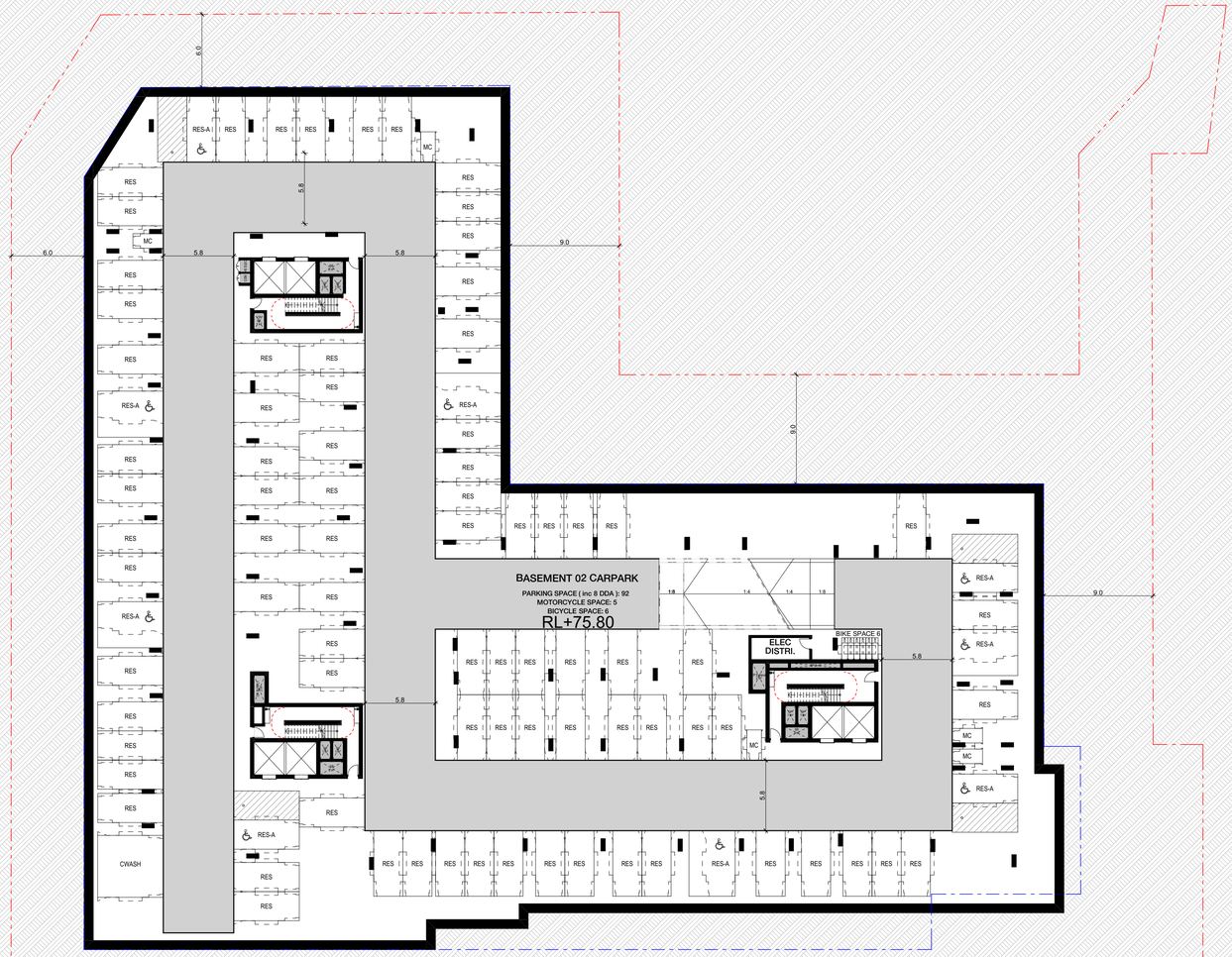
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Basement 3

Drawing Scale 1:250 @ A1

Drawing No. DA200

Revision C



DEVELOPMENT APPLICATION

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C	30/03/2026	JW, DT	DF	Rfs Issue
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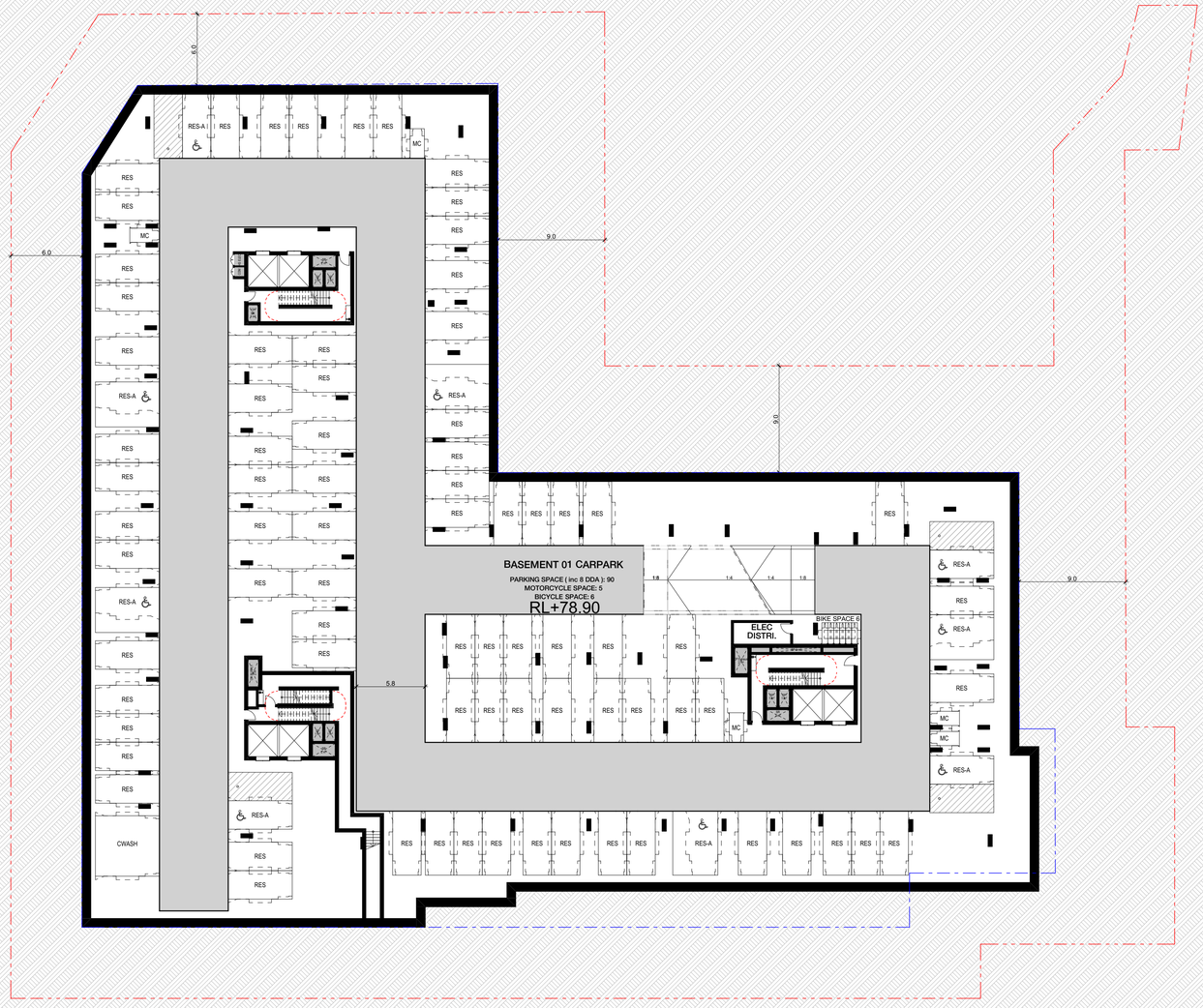
Project Name	Trafalgar Avenue
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Country	Dharug

Drawing Name
Basement 2

Drawing Scale 1:250 @ A1

Drawing No. DA201

Revision D



DEVELOPMENT APPLICATION

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0 1.25 2.5 5 12.50m

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Basement 1

Drawing Scale 1:250 @ A1

Drawing No. DA202

Revision D

RUSSEL AVENUE

RUSSEL LA

VALLEY ROAD

TRAFALGAR AVENUE

SITE BOUNDARY

RIGHT OF WAY

DRIVEWAY

OSD

DRIVEWAY RAMP

LOADING DOCK
RL+83.11

PLANT AREA

WASTE COLLECTION ROOM

WASTE ROOM

FOGO

BULKY WASTE ROOM WITH

BIKE SPACE(10)

STORAGE

LOWER GROUND CARPARK
PARKING SPACE (inc 2 DDA, 21 VIS): 42
MOTORCYCLE SPACE: 7
BICYCLE SPACE: 10

RL +82.00

RL +83.10

RL 88.87
RL 88.88
RL 88.61
RL 88.49
RL 87.93
RL 87.80
RL 87.68
RL 86.85
RL 86.85
RL 86.79
RL 85.83
RL 85.73
RL 85.75
RL 85.87
RL 86.08
RL 85.86
RL 85.99
RL 88.66
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RL 90.94
RL 90.94
RL 89.54
RL 91.42
RL 91.35
RL 91.02
RL 90.94
RL 91.32
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RL 91.13
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RL 87.68
RL 86.09
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RL 86.31
RL 86.18
RL 85.20
RL 85.49
RL 84.75
RL 84.69
RL 84.70
RL 84.32
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RL 83.22
RL 82.94
RL 82.73
RL 82.75
RL 82.49
RL 82.46
RL 82.11
RL 82.07
RL 81.91
RL 81.90
RL 81.82
RL 81.83
RL 81.72
RL 81.59
RL 81.69
RL 81.35
RL 81.48
RL 84.98
RL 84.80
RL 84.85
RL 84.03
RL 83.89
RL 83.15
RL 83.59
RL 83.23
RL 83.10
RL 82.09
RL 81.81
RL 81.82
RL 81.52
RL 81.33
RL 81.32

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Lower Ground Floor

Drawing Scale 1:250, 1:1.25 @ A1
Drawing No. DA203
Revision C



DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
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B	6/11/2025	JW, DT	DF	Rts Issue
C	30/03/2026	JW, DT	DF	Rts Issue

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0 1.25 2.5 5 13m
Scale 1:250 @ A1

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Ground Floor

Drawing Scale 1:250, 1:1.25 @ A1
Drawing No. DA204
Revision C



DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW, DT	DF	Rfs Issue
C	30/03/2026	JW, DT	DF	Rfs Issue

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0 1.252.5 5 13m

Scale 1:250 @ A1

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Upper Ground Floor

Drawing Scale 1:250, 1:1.25 @ A1

Drawing No. DA205

Revision C

RUSSEL AVENUE

RUSSEL LA

VALLEY ROAD

TRAFALGAR AVENUE

SITE BOUNDARY

SITE BOUNDARY

SITE BOUNDARY

RL+91.30

RL+91.30

RL+91.30

P.O.S

P.O.S

P.O.S

P.O.S

P.O.S

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
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C	30/03/2026	JW, DT	DF	Rfs Issue

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0 1.25 2.5 5 13m

Scale 1:250 @ A1

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DEVELOPMENT APPLICATION

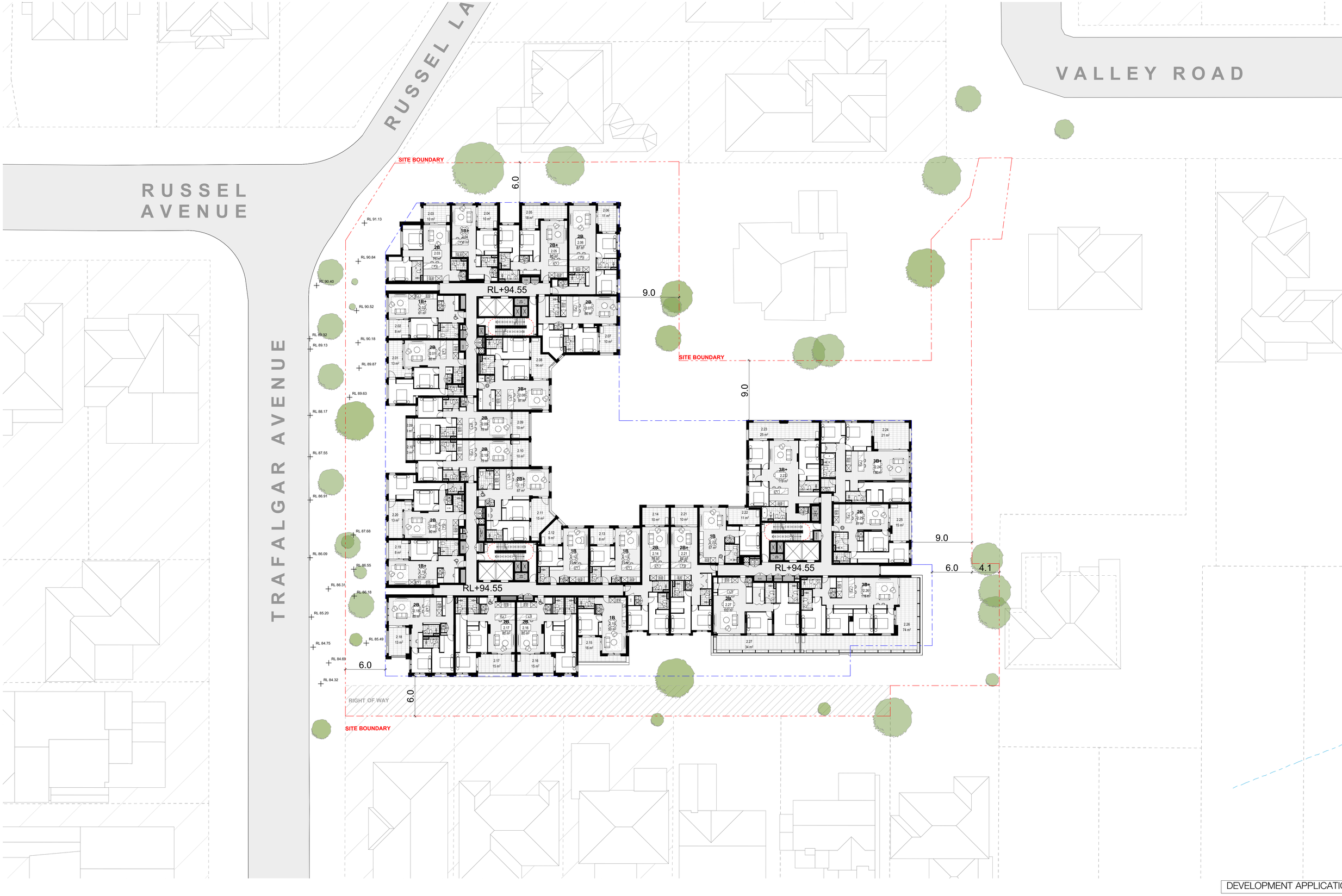
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Level 1

Drawing Scale 1:250, 1:1.25 @ A1

Drawing No. DA206

Revision C



DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW, DT	DF	Rfis Issue
C	30/03/2026	JW, DT	DF	Rfis Issue

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0 1.25 2.5 5 13m

Scale 1:250 @ A1

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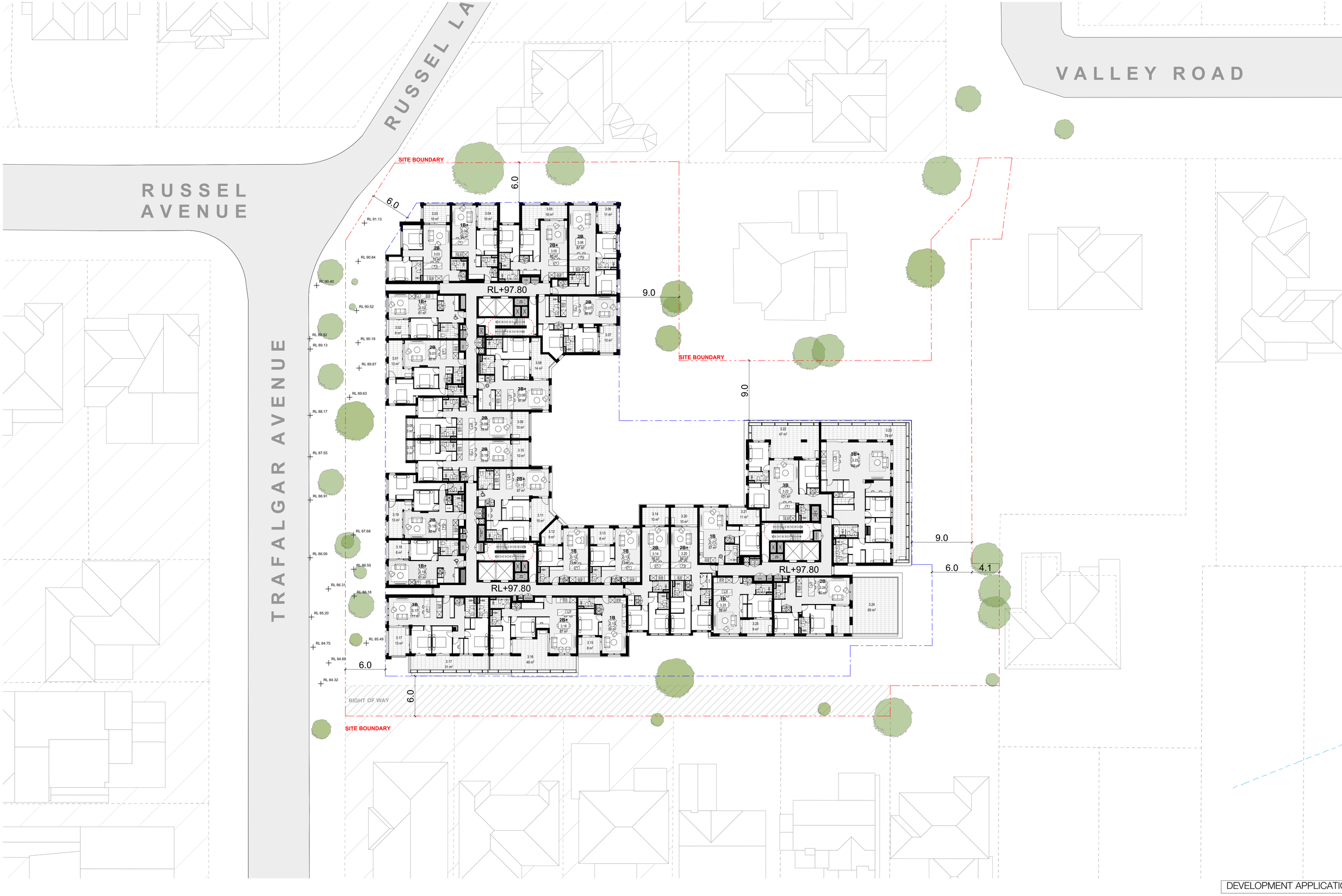
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Level 2

Drawing Scale 1:250 @ A1

Drawing No. DA207

Revision C



Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW, DT	DF	Rfis Issue
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0 1.25 2.5 5 13m

Scale 1:250 @ A1

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

DEVELOPMENT APPLICATION

Drawing Name
Level 3

Drawing Scale 1:250 @ A1

Drawing No. DA208

Revision C

RUSSEL AVENUE

TRAFALGAR AVENUE

RUSSEL LA

VALLEY ROAD

SITE BOUNDARY

RIGHT OF WAY

SITE BOUNDARY

6.0

9.0

12.0

12.0

6.0

9.0

RL+100.90

RL+100.90

RL+100.90

RL 91.13
RL 90.84
RL 90.40
RL 90.52
RL 89.32
RL 89.13
RL 90.18
RL 89.87
RL 89.63
RL 88.17
RL 87.55
RL 86.91
RL 87.68
RL 86.09
RL 86.55
RL 86.31
RL 86.18
RL 85.20
RL 85.49
RL 84.75
RL 84.69
RL 84.32

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
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0 1.25 2.5 5 13m

Scale 1:250 @ A1

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Level 4

Drawing Scale 1:250 @ A1

Drawing No. DA209

Revision C

RUSSEL AVENUE

TRAFALGAR AVENUE

RUSSEL LA

VALLEY ROAD

SITE BOUNDARY

RIGHT OF WAY

SITE BOUNDARY

RL+104.15

RL+104.15

RL+104.15

RL 91.13
RL 90.84
RL 90.40
RL 90.52
RL 89.32
RL 89.13
RL 90.18
RL 89.87
RL 89.63
RL 88.17
RL 87.55
RL 86.91
RL 87.68
RL 86.09
RL 86.55
RL 86.31
RL 86.18
RL 85.20
RL 85.49
RL 84.75
RL 84.69
RL 84.32

6.0

9.0

12.0

12.0

12.0

12.0

Rev	Date	By	Chk	Description
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0 1.252.5 5 13m

Scale 1:250 @ A1

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

DEVELOPMENT APPLICATION

Drawing Name
Level 5

Drawing Scale 1:250 @ A1

Drawing No. DA210

Revision C

RUSSEL AVENUE

TRAFALGAR AVENUE

RUSSEL LA

VALLEY ROAD

SITE BOUNDARY

RIGHT OF WAY

SITE BOUNDARY

RL+107.40

RL+107.40

RL+107.40

9.0

6.0

12.0

12.0

6.0

9.0

12.0

9.0

RL 91.13
RL 90.84
RL 90.40
RL 90.52
RL 89.32
RL 89.13
RL 90.18
RL 89.87
RL 89.63
RL 88.17
RL 87.55
RL 86.91
RL 87.68
RL 86.09
RL 86.55
RL 86.31
RL 86.18
RL 85.20
RL 85.49
RL 84.75
RL 84.69
RL 84.32

DEVELOPMENT APPLICATION

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0 1.252.5 5 13m

Scale 1:250 @ A1

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Level 6

Drawing Scale 1:250 @ A1

Drawing No. DA211

Revision C

RUSSEL AVENUE

TRAFALGAR AVENUE

RUSSEL LA

VALLEY ROAD

SITE BOUNDARY

RIGHT OF WAY

SITE BOUNDARY

9.0

9.1

0.4

6.0

12.0

12.0

9.0

9.0

12.0

RL 91.13
RL 90.84
RL 90.40
RL 90.52
RL 89.32
RL 89.13
RL 90.18
RL 89.87
RL 89.63
RL 88.17
RL 87.55
RL 86.91
RL 87.68
RL 86.09
RL 86.55
RL 86.31
RL 86.18
RL 85.20
RL 85.49
RL 84.75
RL 84.69
RL 84.32

RL +110.75

RL +110.75

RL +110.75

COS
258 m²
+110.65

7.02 23 m²
7.03 29 m²
3B 7.03 132 m²
3B 7.03 105 m²
3B 7.01 105 m²
7.01 13 m²
7.04 14 m²
2B+ 7.04 81 m²
2B 7.05 75 m²
7.05 10 m²
7.06 10 m²
2B+ 7.07 87 m²
7.07 15 m²
7.08 19 m²
3B 7.08 105 m²
3B+ 7.13 145 m²
7.3 39 m²
PH 7.14 95 m²
7.14 81 m²
31001 9 m²
7.12 13 m²
3B 7.12 105 m²
2B+ 7.11 87 m²
7.11 11 m²
2B+ 7.10 87 m²
7.10 14 m²
1B 7.09 50 m²
7.09 8 m²

Rev	Date	By	Chk	Description
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0 1.25 2.5 5 13m
Scale 1:250 @ A1

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DEVELOPMENT APPLICATION

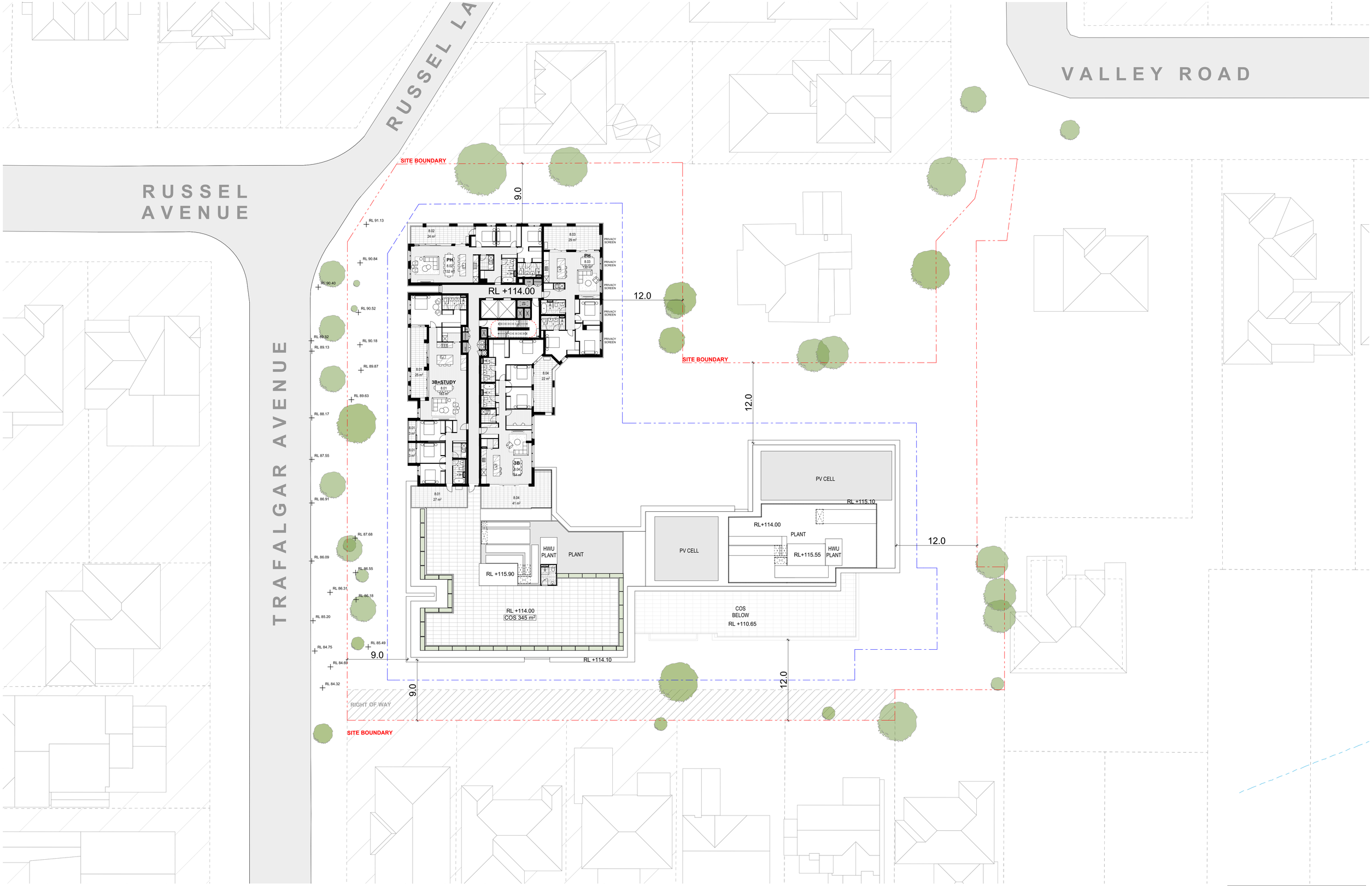
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name: Level 7

Drawing Scale: 1:250 @ A1

Drawing No.: DA212

Revision: C



Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW, DT	DF	Rfs Issue
C	30/03/2026	JW, DT	DF	Rfs Issue
D	5/05/2026	JW, DT	DF	Minor Amendments

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0 1.25 2.5 5 12.50m

Scale 1:250 @ A1

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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name: Level 8

Drawing Scale: 1:250 @ A1

Drawing No.: DA213

Revision: D

RUSSEL AVENUE

RUSSEL LA

VALLEY ROAD

TRAFALGAR AVENUE

SITE BOUNDARY

SITE BOUNDARY

SITE BOUNDARY

RIGHT OF WAY

RL +117.40

RL +117.40

RL +117.40

RL +117.40

RL +118.10

RL +117.35

RL +114.10

RL +114.10

RL +117.40

RL +117.40

RL +114.10

RL +114.10

RL +114.10

RL +114.10

RL +114.10

RL +114.10

RL +114.10

RL +114.10

TOP OF BAILING RL +118.45

HWU PLANT

PLANT

TOP OF LIFT OVERUN

RL +119.25

TOP OF RAILING RL +115.10

PLANT

TOP OF LIFT OVERUN

RL +115.9

RL +117.00

PV CELL

PV CELL

TOP OF RAILING RL +115.10

PLANT

TOP OF LIFT OVERUN

RL +115.35

COS BELOW

RL +114.00

COS BELOW

RL +110.65

RL 91.75

RL 90.84

RL 90.40

RL 90.52

RL 89.32

RL 89.13

RL 90.18

RL 89.87

RL 89.63

RL 88.17

RL 87.55

RL 86.91

RL 87.68

RL 86.09

RL 86.55

RL 86.31

RL 86.18

RL 85.20

RL 85.49

RL 84.75

RL 84.69

RL 84.32

DEVELOPMENT APPLICATION

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D	5/05/2026	JW, DT	DF	Minor Amendments

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0 1.252.5 5 12.50m

Scale 1:250 @ A1

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Level 9 / Roof Plan

Drawing Scale 1:250 @ A1

Drawing No. DA214

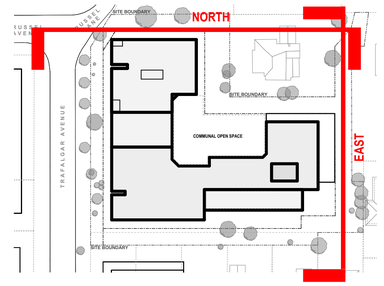
Revision D



B NORTH ELEVATION (VALLEY ROAD) 1:250



C EAST ELEVATION 1:250



EF-01
FINISH: BRICK
PRODUCT: BRADFIELD OR SIMILAR
COLOUR: DARK

EF-02
FINISH: RENDER FINISH
PRODUCT: DULUX OR SIMILAR
COLOUR: DURALLOY GULLY OR SIMILAR

EF-03
FINISH: RENDER FINISH
PRODUCT: DULUX OR SIMILAR
COLOUR: DURALLOY COVE OR SIMILAR

EF-04
FINISH: PAINT
PRODUCT: DULUX OR SIMILAR
COLOUR: MONUMENT OR SIMILAR

EF-05
FINISH: RENDER FINISH
PRODUCT: DULUX OR SIMILAR
COLOUR: PAPERBACK OR SIMILAR

EF-06
FINISH: ALUMINUM POWDERCOAT
PRODUCT: DULUX OR SIMILAR
COLOUR: MONUMENT OR SIMILAR

EF-07
FINISH: GLAZING
PRODUCT: AS PER BASIX REQUIREMENTS
COLOUR: AS PER BASIX REQUIREMENTS

EF-08
FINISH: POWDERCOAT
PRODUCT: DULUX OR SIMILAR
COLOUR: MEDIUM BRONZE KINETIC/SIMILAR

EF-09
FINISH: SANDSTONE
PRODUCT: CLADDING
COLOUR: NATURAL

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue
D	5/05/2026	JW	DF	Minor Amendments

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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
North & East Elevations

Drawing Scale 1:250 @ A1

Drawing No. DA300

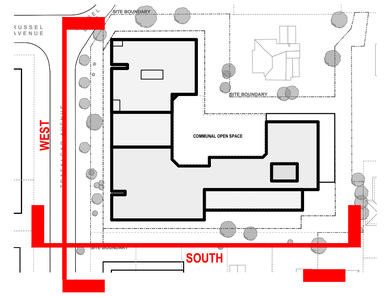
Revision D



D SOUTH ELEVATION 1:250



A WEST ELEVATION (TRAFALGAR AVENUE) 1:250



EF-01
FINISH: BRICK
PRODUCT: BRADFIELD OR SIMILAR
COLOUR: DARK

EF-02
FINISH: RENDER FINISH
PRODUCT: DULUX OR SIMILAR
COLOUR: DURALLOY GULLY OR SIMILAR

EF-03
FINISH: RENDER FINISH
PRODUCT: HEBEL OR SIMILAR
COLOUR: DURALLOY COVE OR SIMILAR

EF-04
FINISH: PAINT
PRODUCT: DULUX OR SIMILAR
COLOUR: MONUMENT OR SIMILAR

EF-05
FINISH: RENDER FINISH
PRODUCT: DULUX OR SIMILAR
COLOUR: PAPERBACK OR SIMILAR

EF-06
FINISH: ALUMINUM POWDERCOAT
PRODUCT: DULUX OR SIMILAR
COLOUR: MONUMENT OR SIMILAR

EF-07
FINISH: GLAZING
PRODUCT: AS PER BASIX REQUIREMENTS
COLOUR: AS PER BASIX REQUIREMENTS

EF-08
FINISH: POWDERCOAT
PRODUCT: DULUX OR SIMILAR
COLOUR: MEDIUM BRONZE KINETIC/SIMILAR

EF-09
FINISH: SANDSTONE
PRODUCT: CLADDING
COLOUR: NATURAL

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue
D	5/05/2026	JW	DF	Minor Amendments

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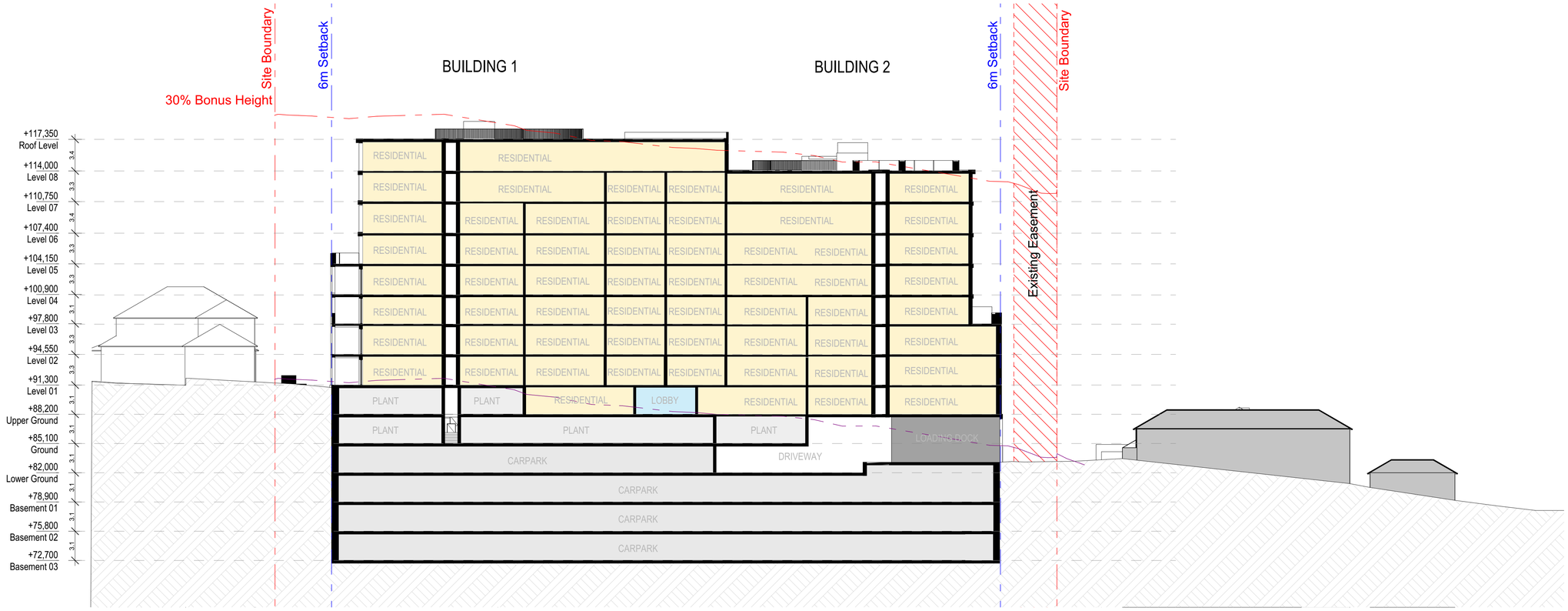
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DEVELOPMENT APPLICATION

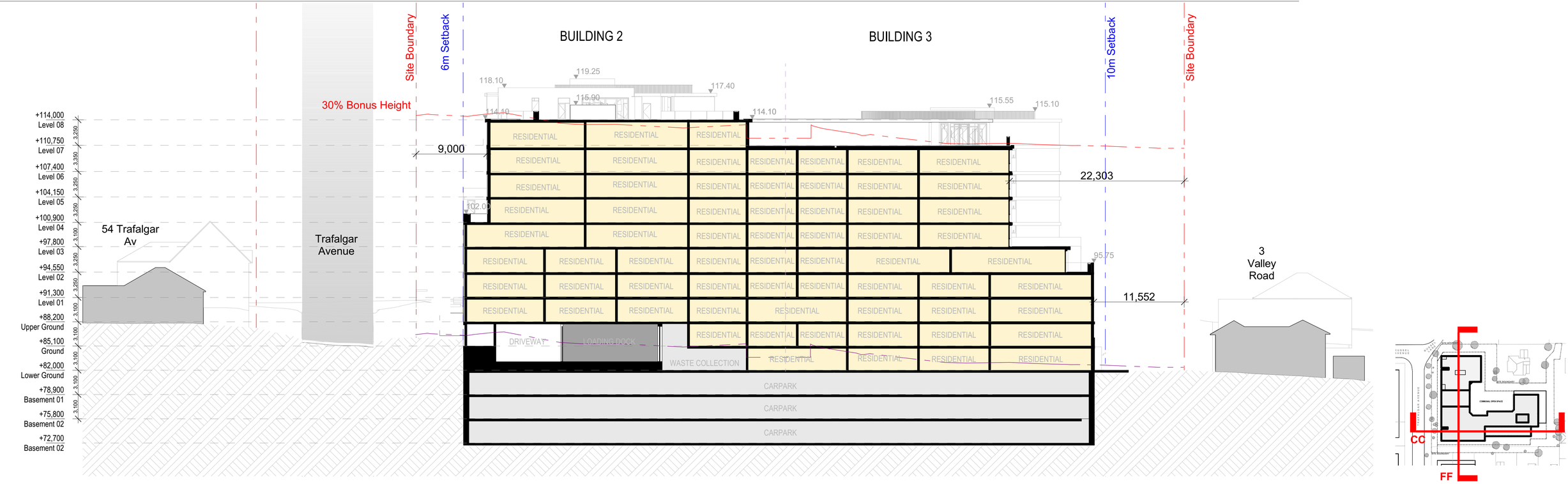
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
South and West Elevations

Drawing Scale 1:250 @ A1
Drawing No. DA301
Revision D



01 SECTION FF 1:250



02 SECTION CC 1:250

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue
D	5/05/2026	JW	DF	Minor Amendments

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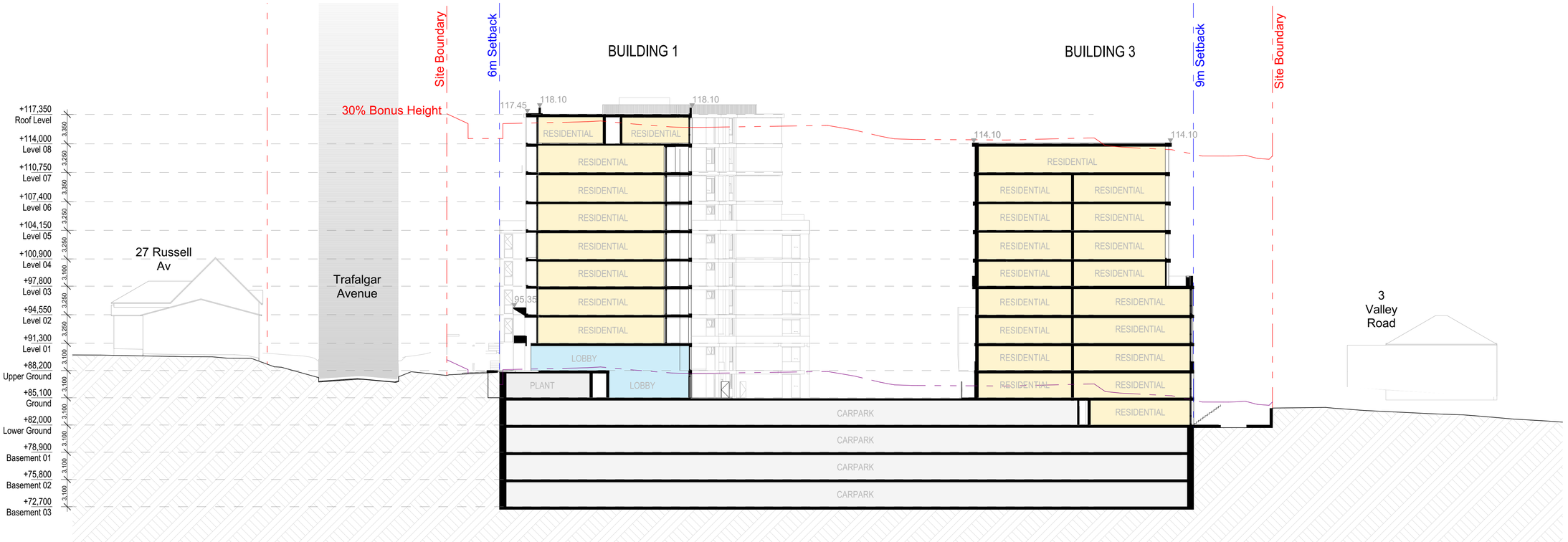
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Sections

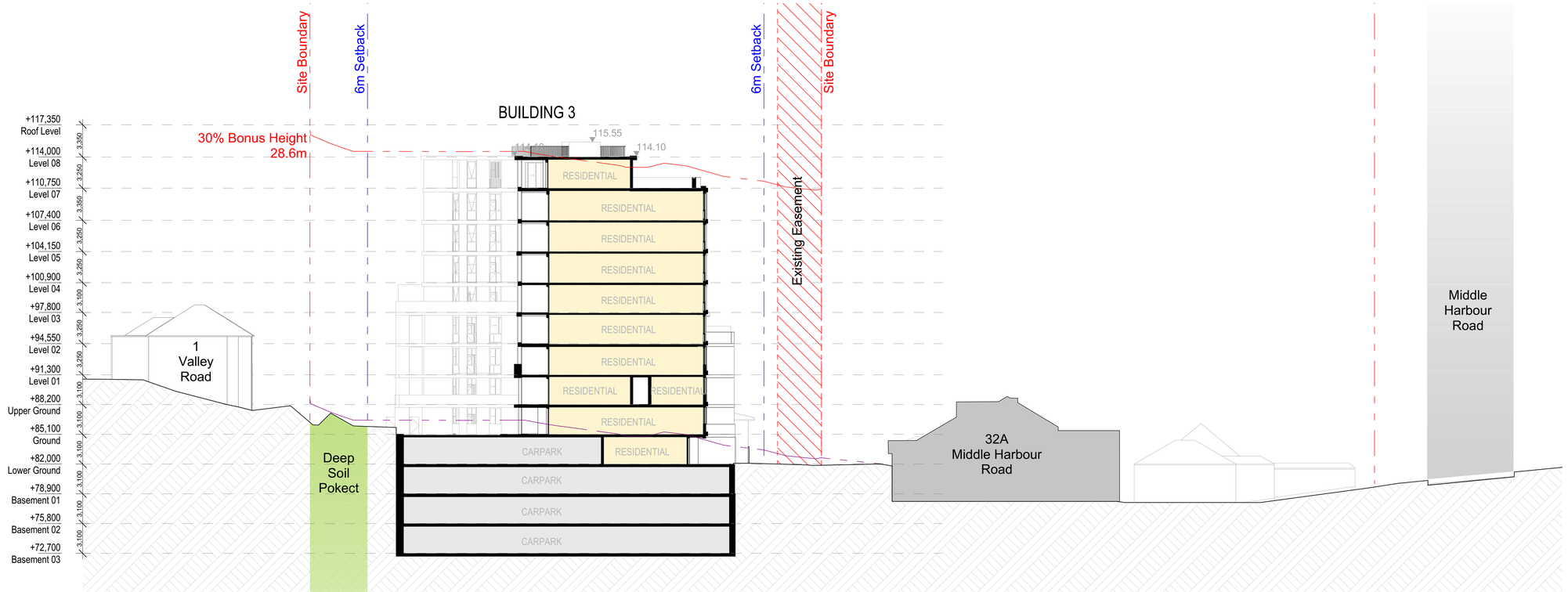
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Drawing No. DA310

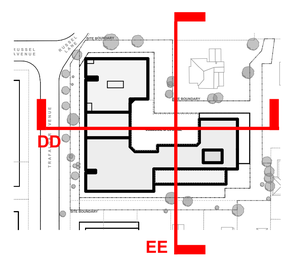
Revision D



01 SECTION DD 1:250



02 SECTION EE 1:250



DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue
D	5/05/2026	JW	DF	Minor Amendments

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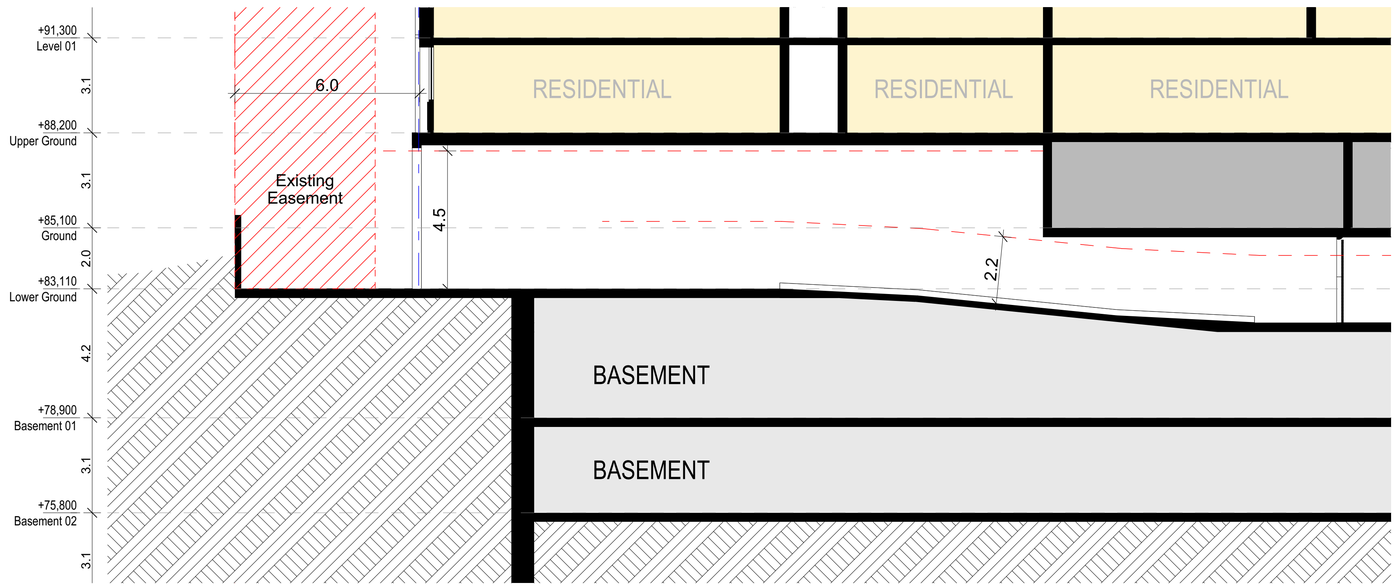
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name: Sections

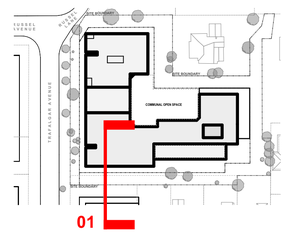
Drawing Scale: 1:250 @ A1

Drawing No.: DA311

Revision: D



01 SECTION (DRIVEWAY) 1:100



DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	30/03/2026	JW	DF	Rfa Issue

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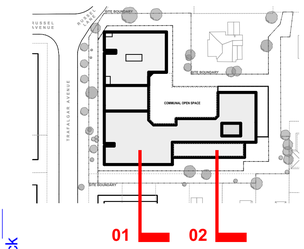
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

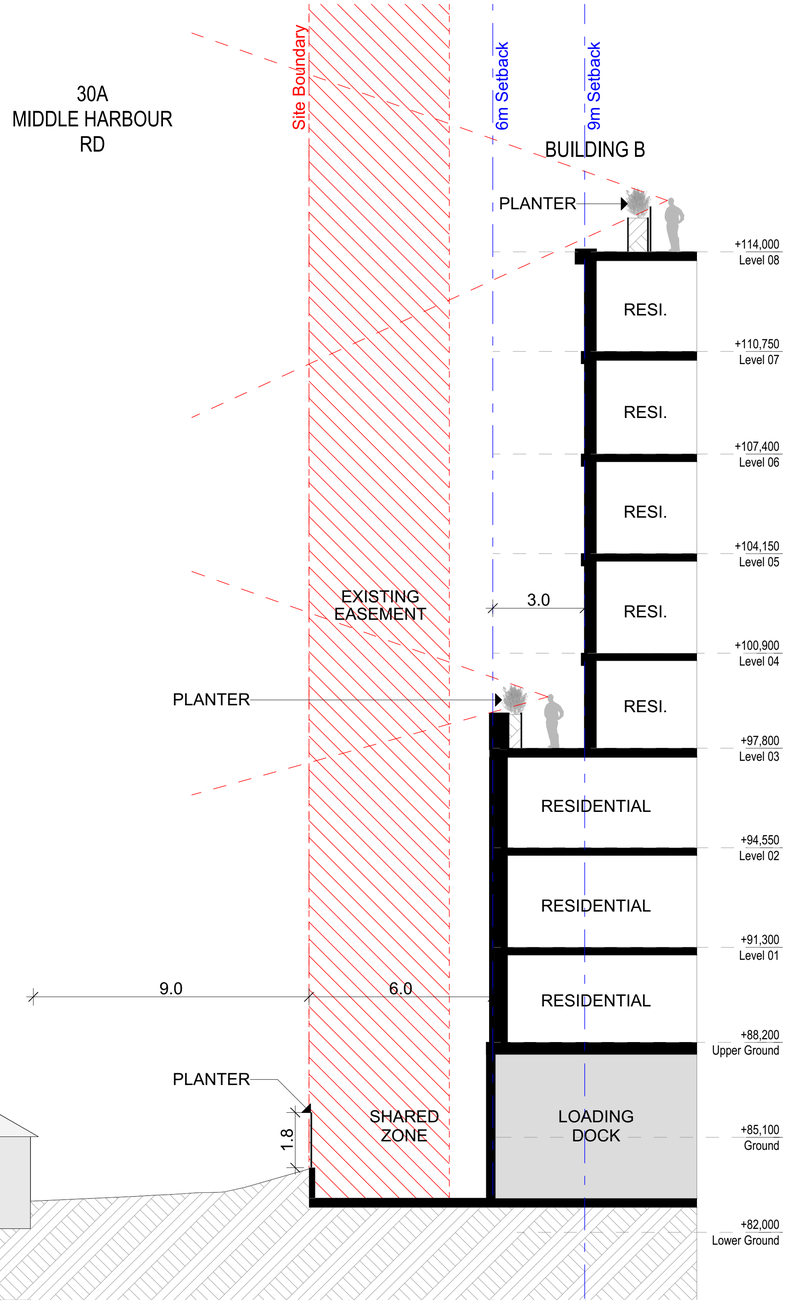
Drawing Name
Sections

Drawing Scale 1:100 @ A1

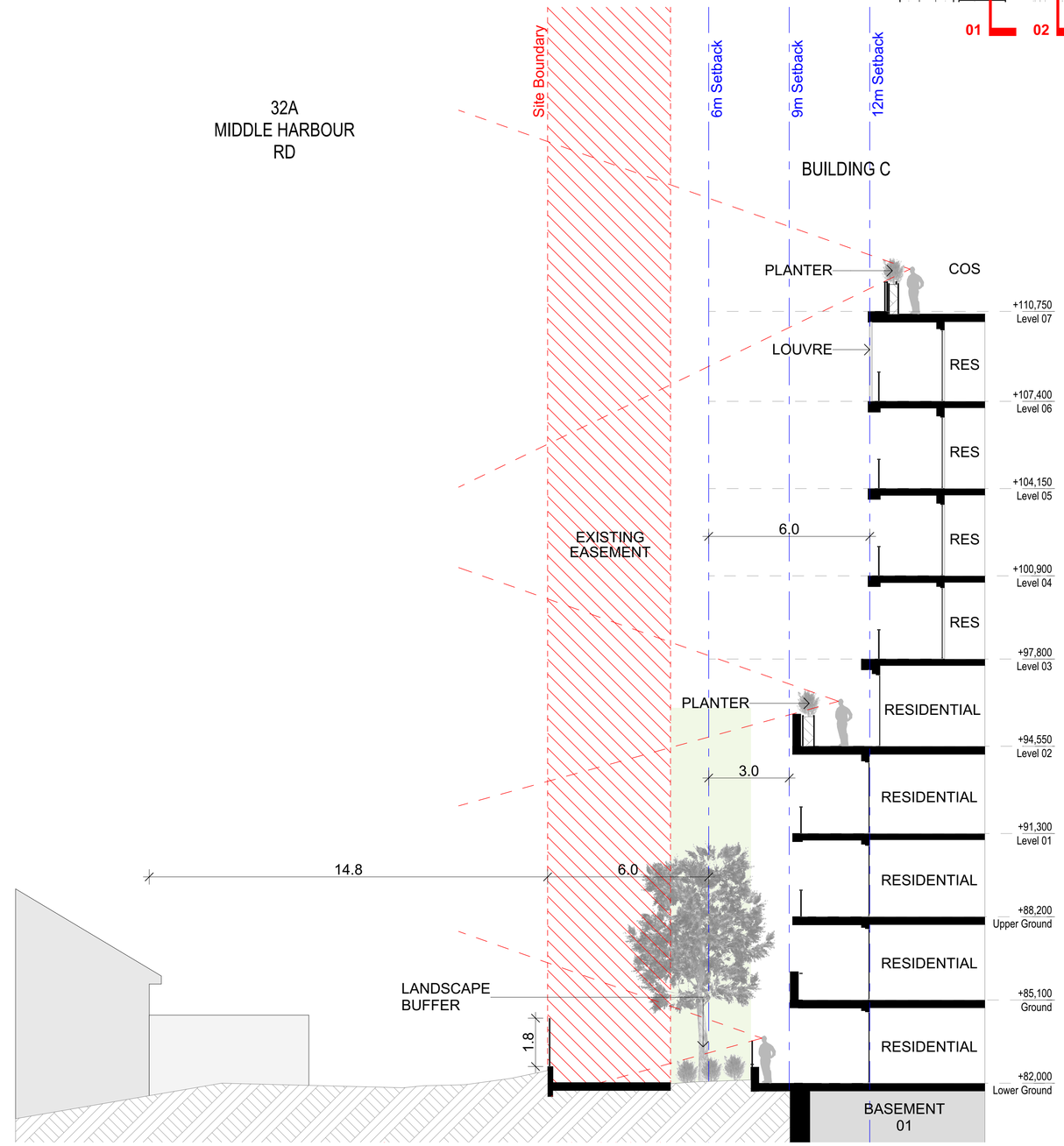
Drawing No. DA312

Revision A





01 SOUTHERN FACADE SECTION 01 1:100



02 SOUTHERN FACADE SECTION 02 1:100

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	3/30/2026		DF	Rfa issue

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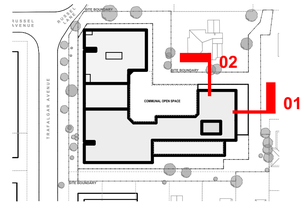
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

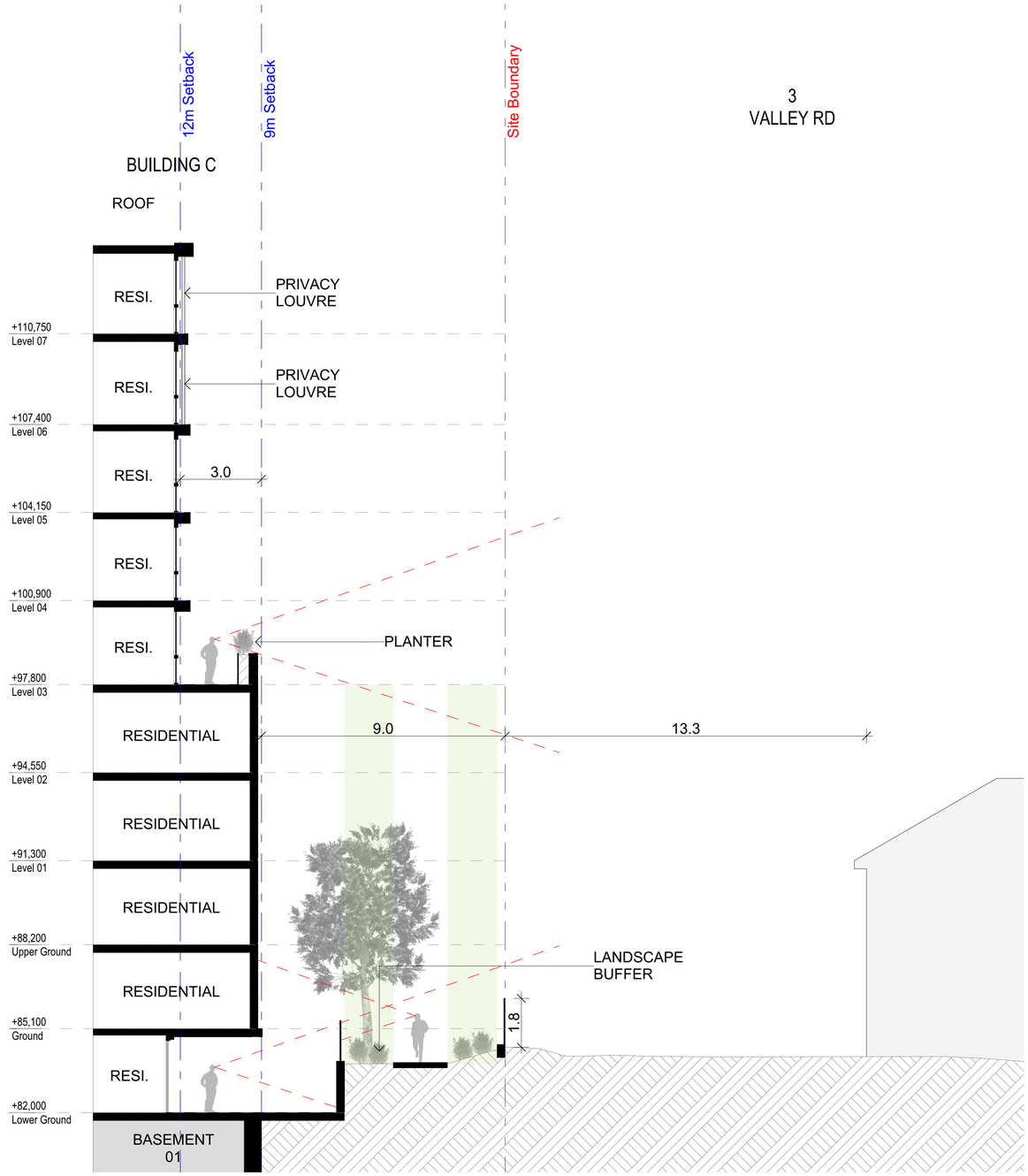
Drawing Name
Visual Privacy Section Diagram 01

Drawing Scale 1:100 @ A1

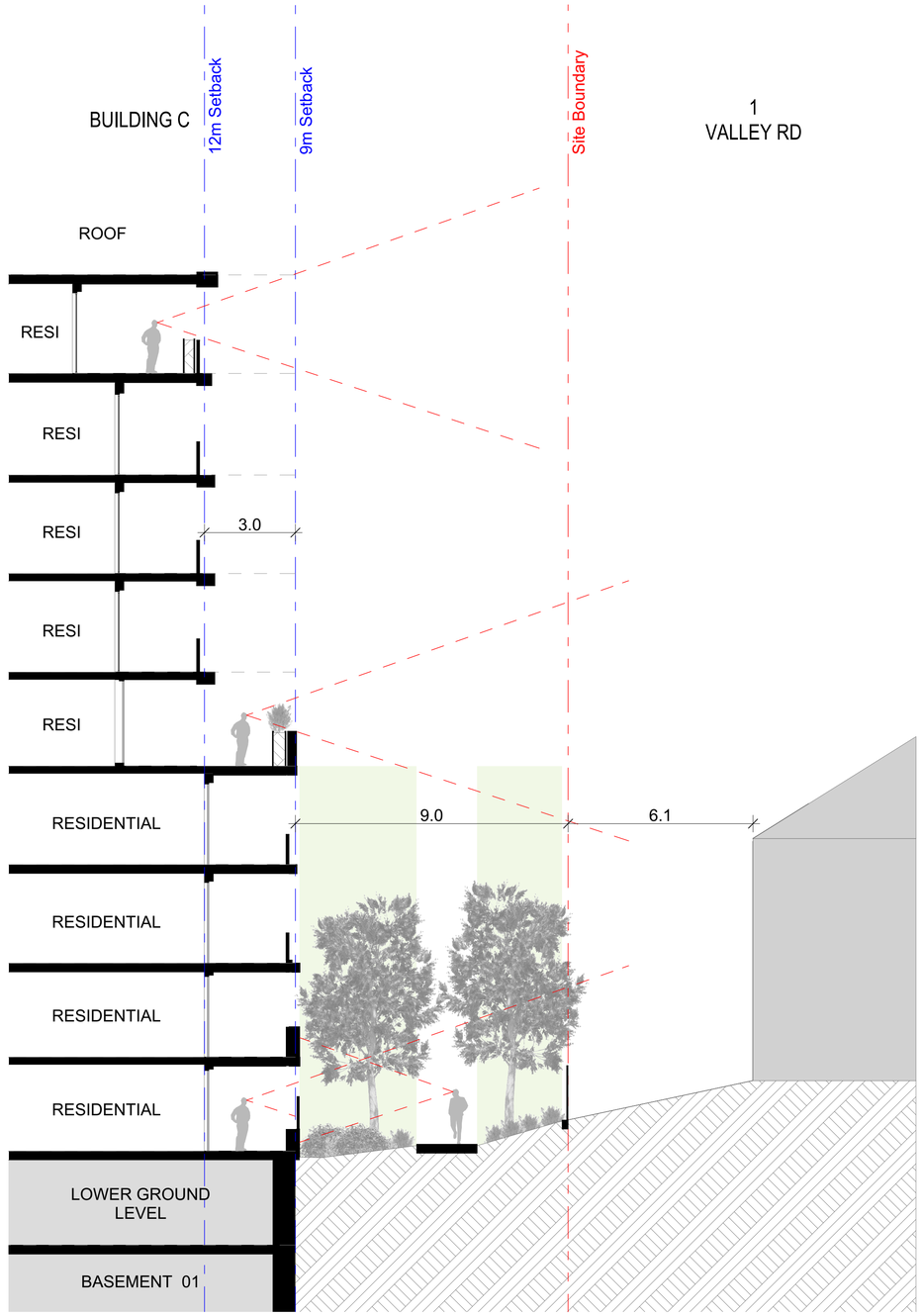
Drawing No. DA320

Revision A





1 EASTERN FACADE SECTION 01 1:100



2 NORTHERN FACADE SECTION 01 1:100

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	3/30/2026		DF	Rfs Issue

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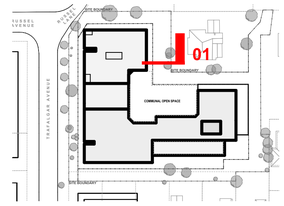
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

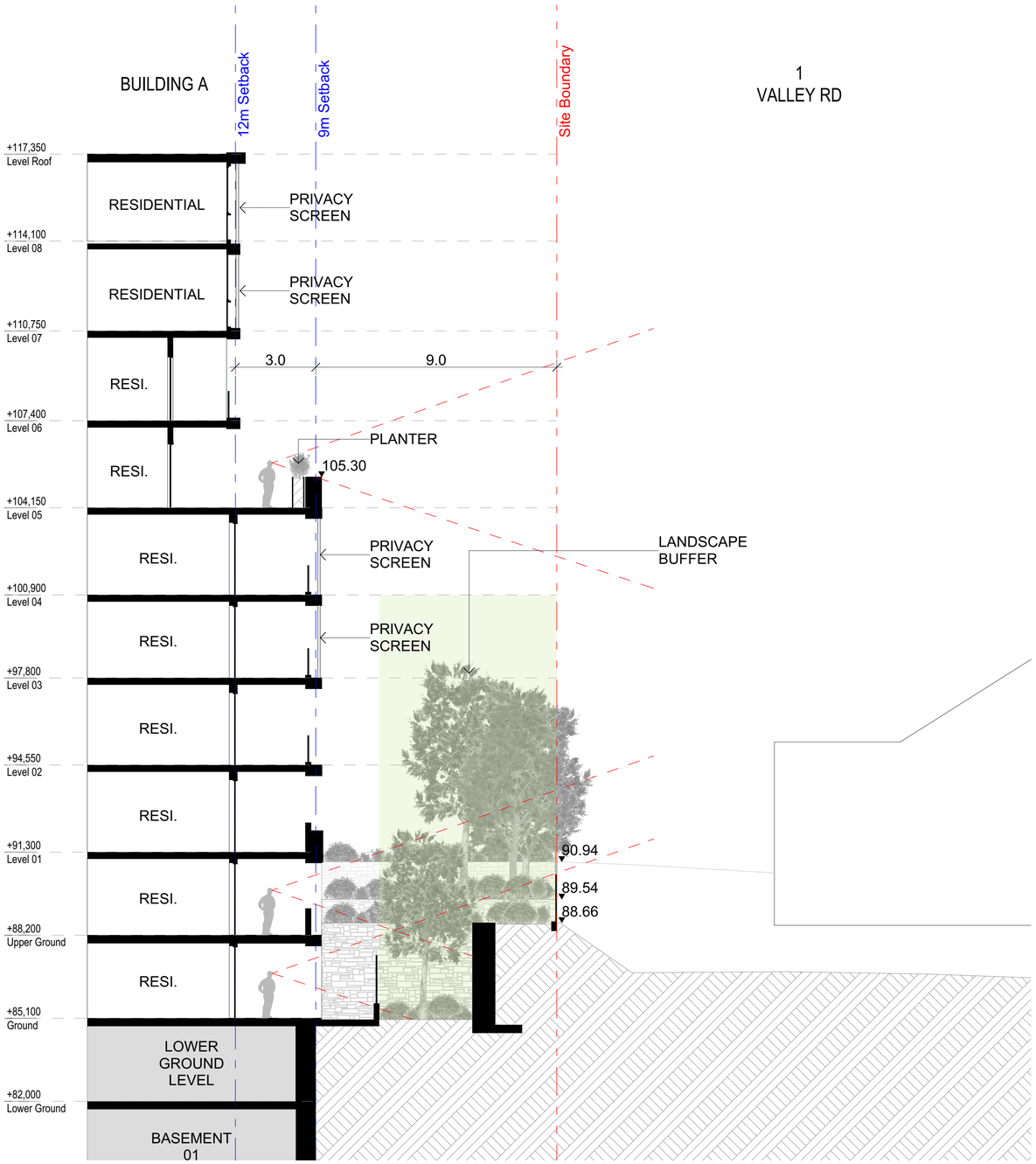
Drawing Name
Visual Privacy Section Diagram 02

Drawing Scale 1:100 @ A1

Drawing No. DA321

Revision A





1
VALLEY RD

1 EASTERN FACADE SECTION 02 1:100

Rev	Date	By	Chk	Description
A	3/30/2026		DF	Pds Issue

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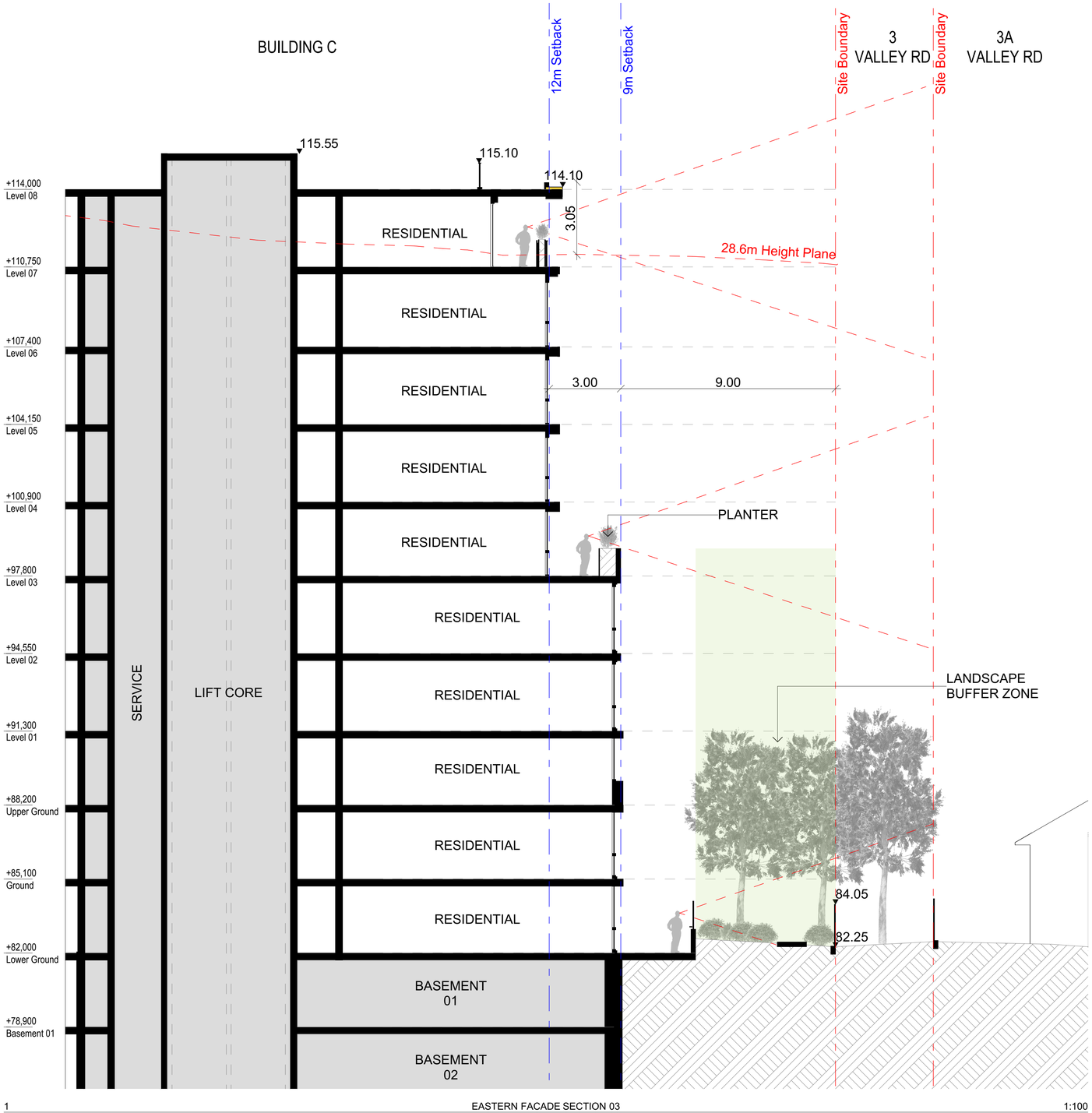
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Visual Privacy Section Diagram 03

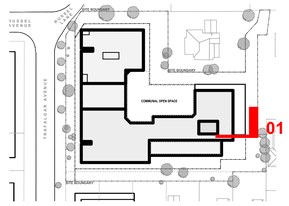
Drawing Scale 1:100 @ A1

Drawing No. DA322

Revision A



1 EASTERN FACADE SECTION 03 1:100



DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	30/03/2026		DF	Rfs Issue
B	5/05/2026		DF	Minor Amendments

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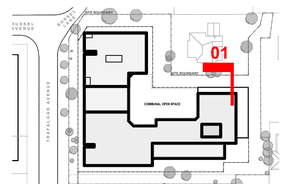
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Height Breach Section Diagram 01

Drawing Scale 1:100 @ A1

Drawing No. DA330

Revision B



34
MIDDLE HARBOUR
ROAD

1
VALLEY ROAD

BUILDING C

Site Boundary
9m Setback
12m Setback
12m Setback
9m Setback
Site Boundary

114.10
3.0
RESIDENTIAL
PLANTER
28.6m Height Plane
RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
9.0
3.0
3.0
9.0
PLANTER
LANDSCAPE
BUFFER ZONE
95.75
LANDSCAPE
BUFFER ZONE
RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
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RESIDENTIAL
RESIDENTIAL
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RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
RESIDENTIAL
PARKING
BASEMENT
01

+114,000
Level 08
+110,750
Level 07
+107,400
Level 06
+104,150
Level 05
+100,900
Level 04
+97,800
Level 03
+94,5
Level
+91,300
Level 01
+88,200
Upper Ground
+85,100
Ground
+82,000
Lower Ground

1 NORTH SOUTH SECTION 01 1:100

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	30/03/2026		DF	Rfs Issue
B	5/05/2026		DF	Minor Amendments

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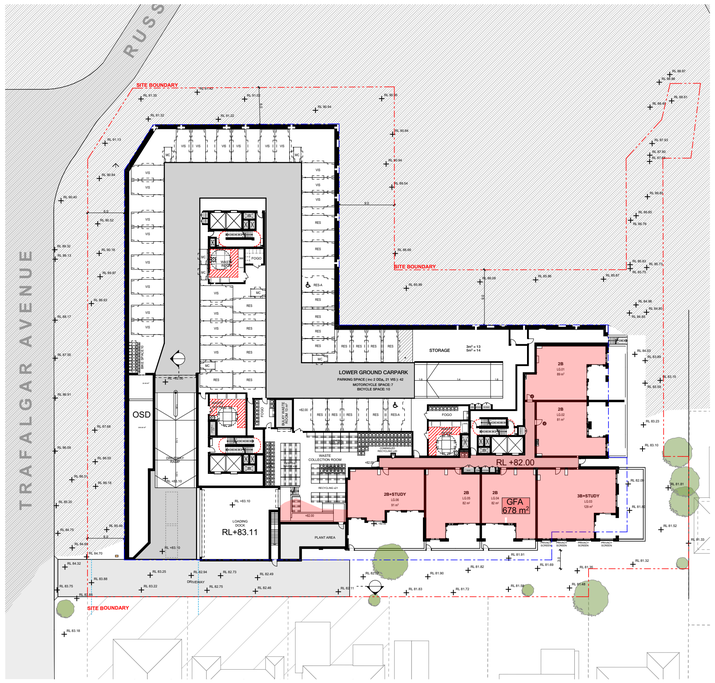
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Height Breach Section Diagram 02

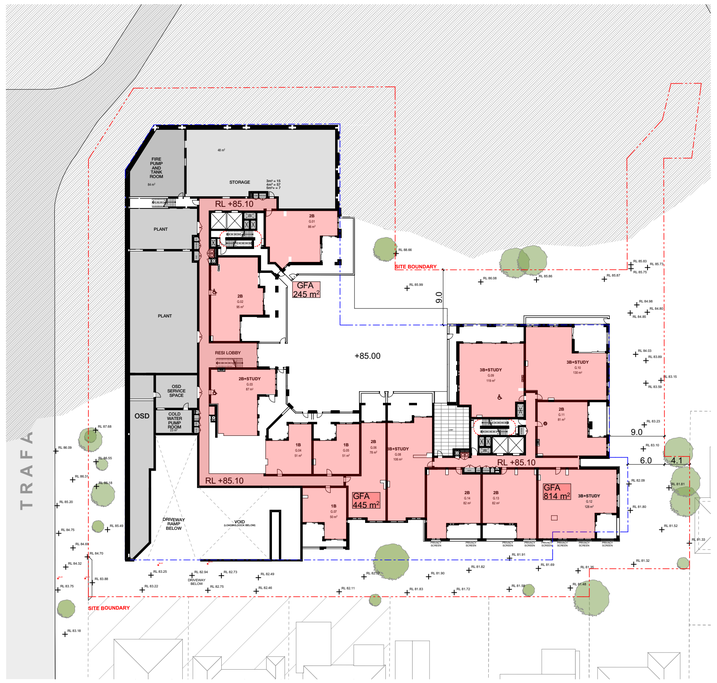
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Drawing No. DA331

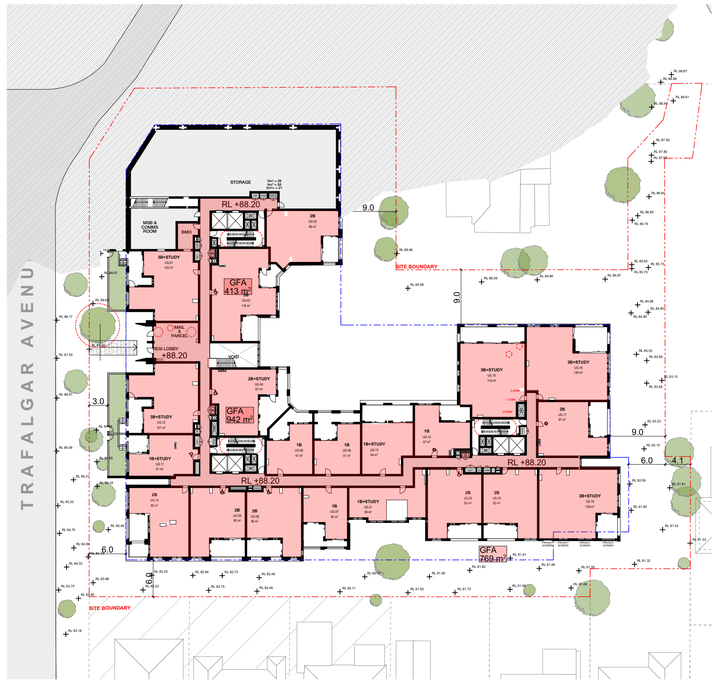
Revision B



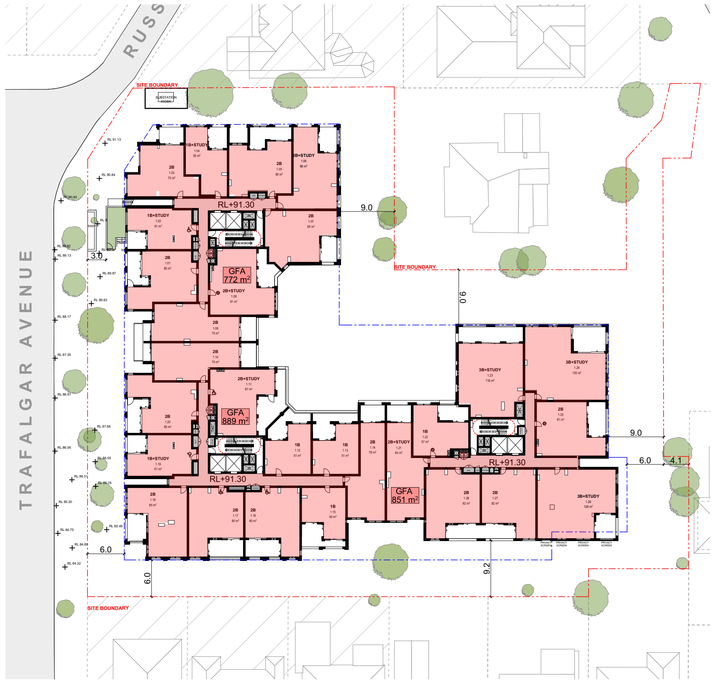
01 LOWER GROUND LEVEL 1:500



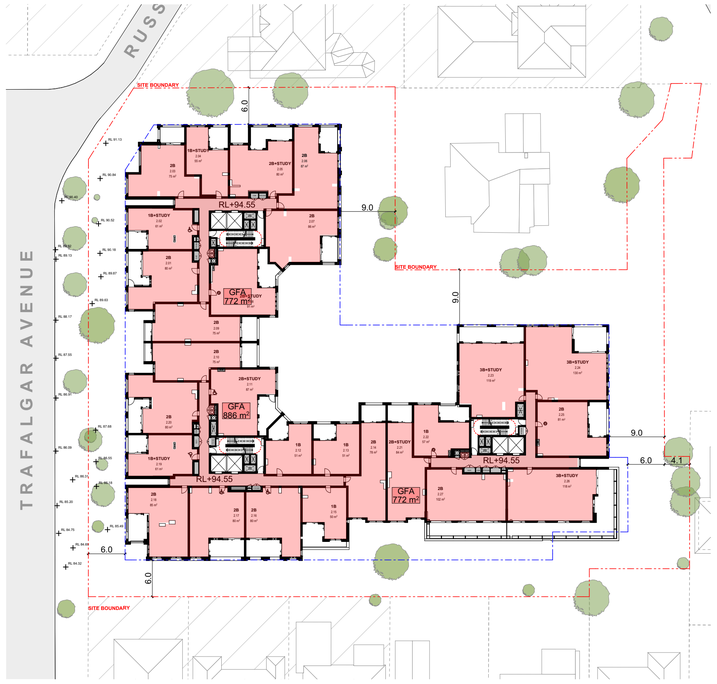
02 GROUND LEVEL 1:500



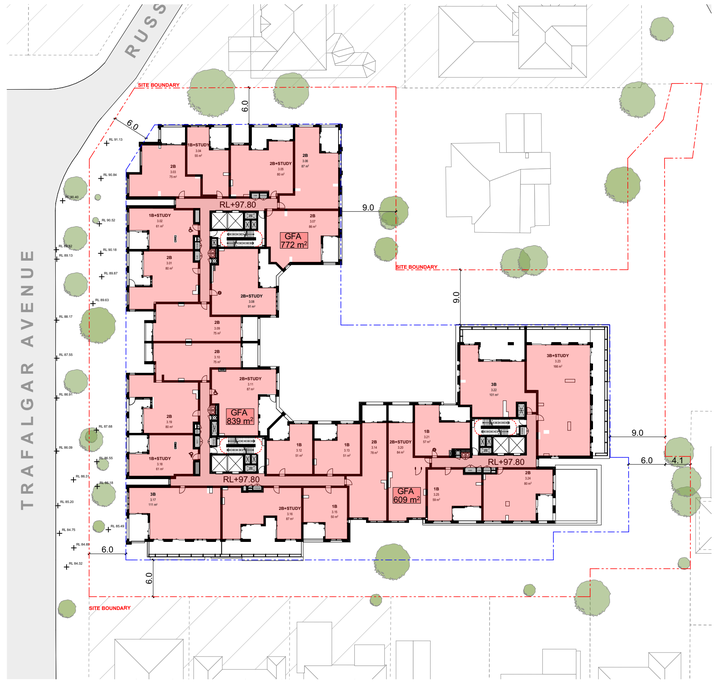
03 UPPER GROUND LEVEL 1:500



04 LEVEL 01 1:500



05 LEVEL 02 1:500



06 LEVEL 03 1:500

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue

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0 2.5 5 10 25m

Scale 1:500 @ A1

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DEVELOPMENT APPLICATION

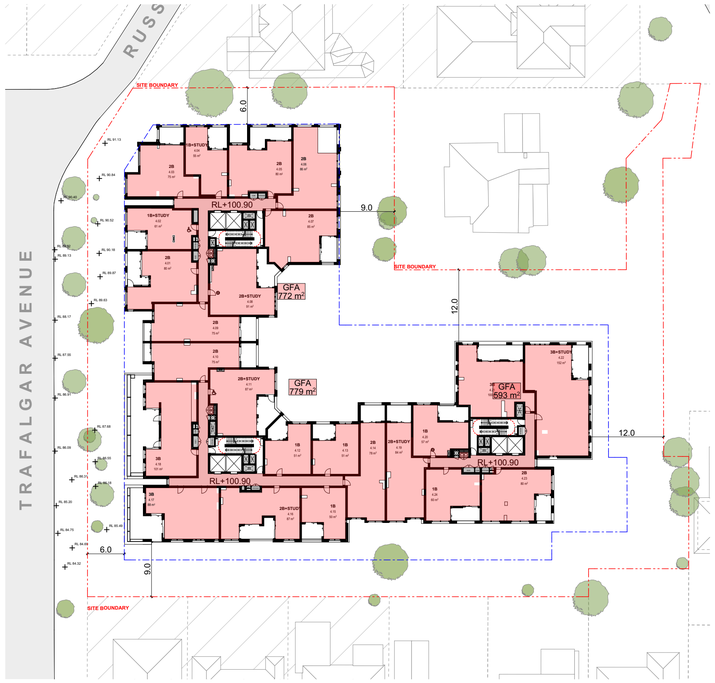
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
GFA Diagrams

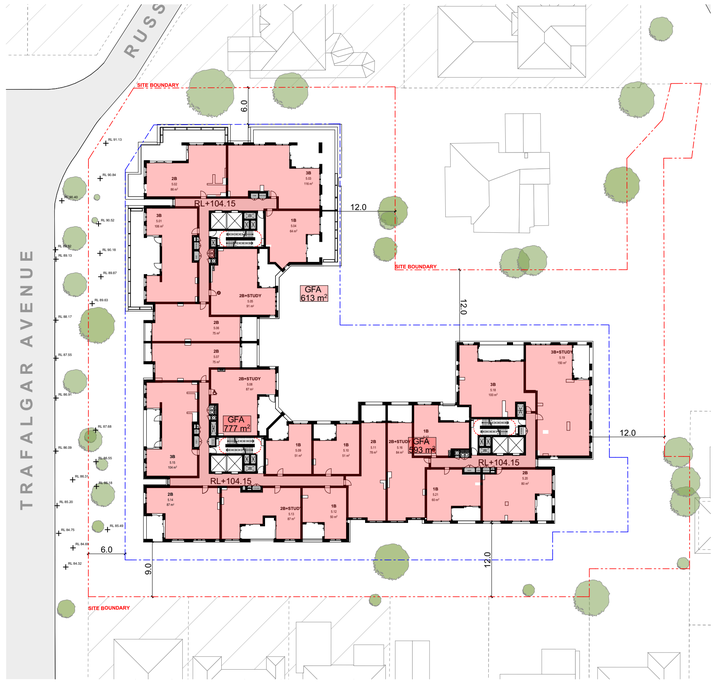
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Drawing No. DA400

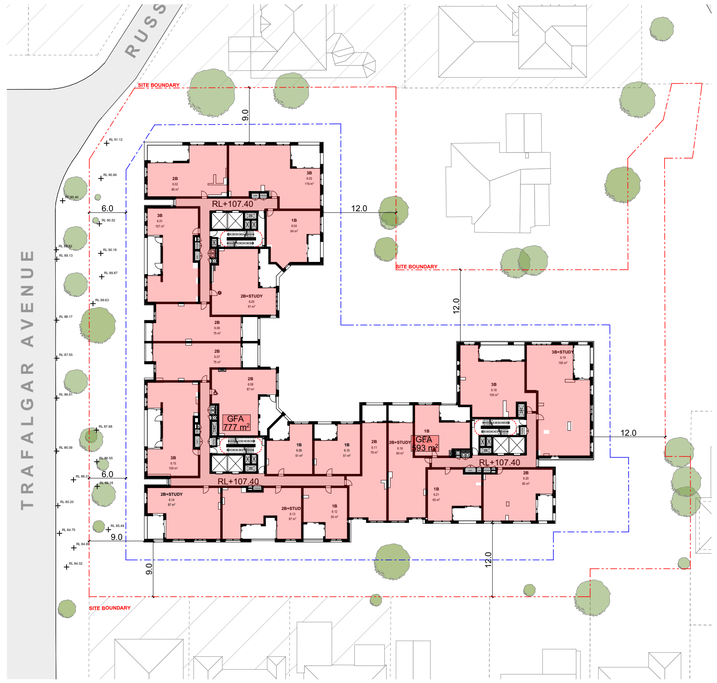
Revision C



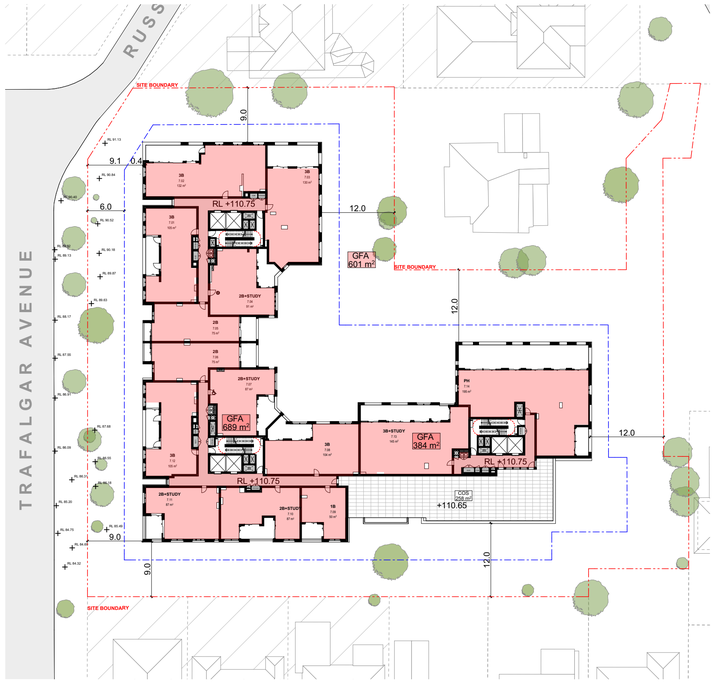
01 LEVEL 04 1:500



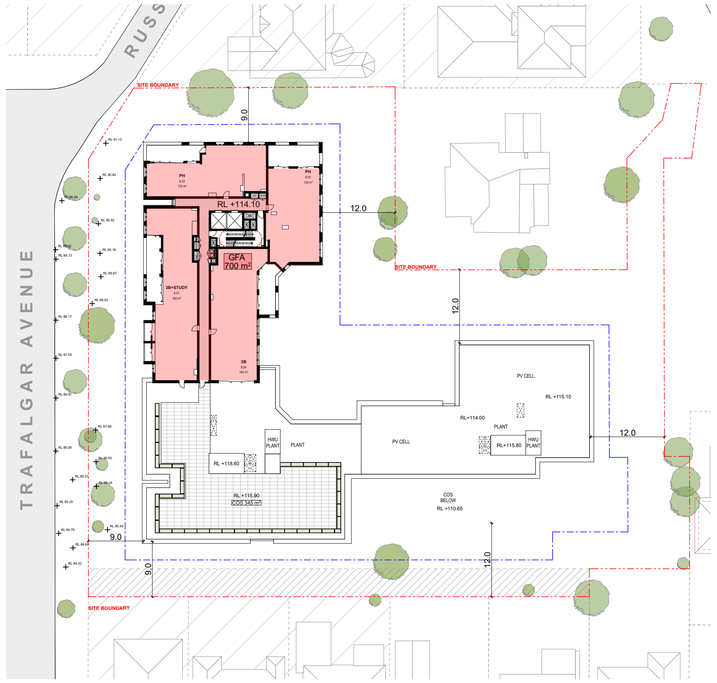
02 LEVEL 05 1:500



03 LEVEL 06 1:500



04 LEVEL 07 1:500



05 LEVEL 08 1:500

GFA Calculations

GFA

Site Area	6672m²
Allowable FSR	2.5:1
Maximum GFA	16,700 m²
Allowable + 30% AH BONUS	21,684 m²
30% Bonus FSR	3.25:1
Proposed GFA	19,952 m²
Proposed FSR	2.99:1

Building A

GROUND LEVEL	245
UPPER GROUND LEVEL	413
LEVEL 01	772
LEVEL 02	772
LEVEL 03	772
LEVEL 04	772
LEVEL 05	613
LEVEL 06	611
LEVEL 07	601
LEVEL 08	700
	6,271 m²

Building B

GROUND LEVEL	445
UPPER GROUND LEVEL	942
LEVEL 01	889
LEVEL 02	886
LEVEL 03	839
LEVEL 04	779
LEVEL 05	777
LEVEL 06	777
LEVEL 07	691
	7,025 m²

Building C

LOWER GROUND LEVEL	678
GROUND LEVEL	814
UPPER GROUND LEVEL	769
LEVEL 01	851
LEVEL 02	772
LEVEL 03	609
LEVEL 04	593
LEVEL 05	593
LEVEL 06	593
LEVEL 07	384
	6,656 m²
	19,952 m²

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0 2.5 5 10 25m

Scale 1:500 @ A1

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DEVELOPMENT APPLICATION

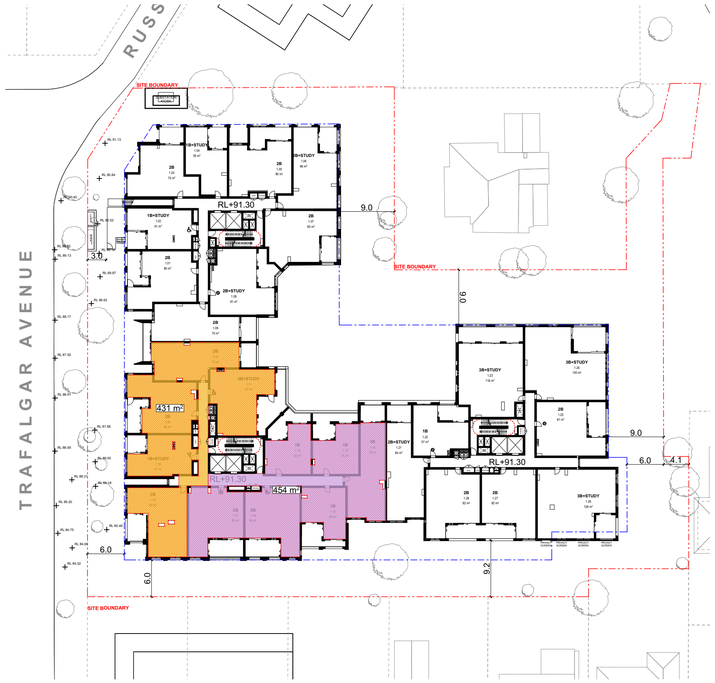
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
GFA Diagrams

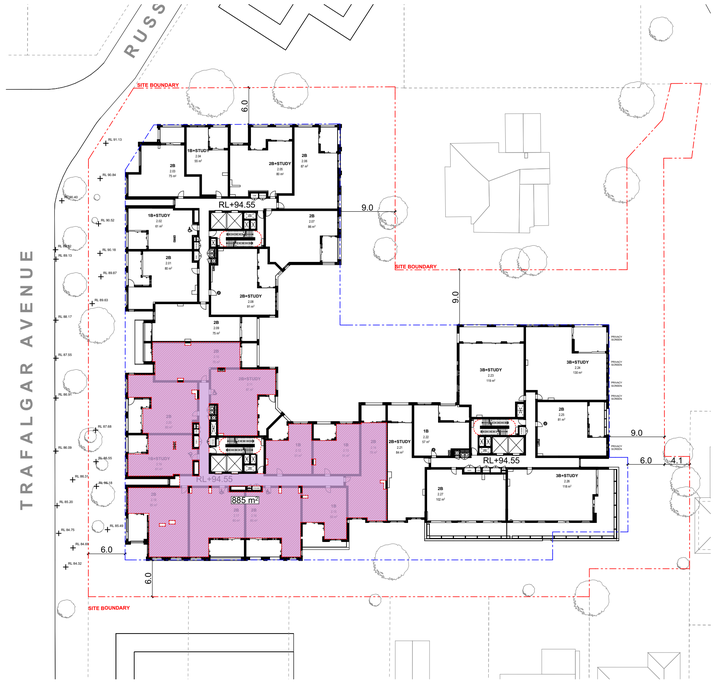
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Drawing No. DA401

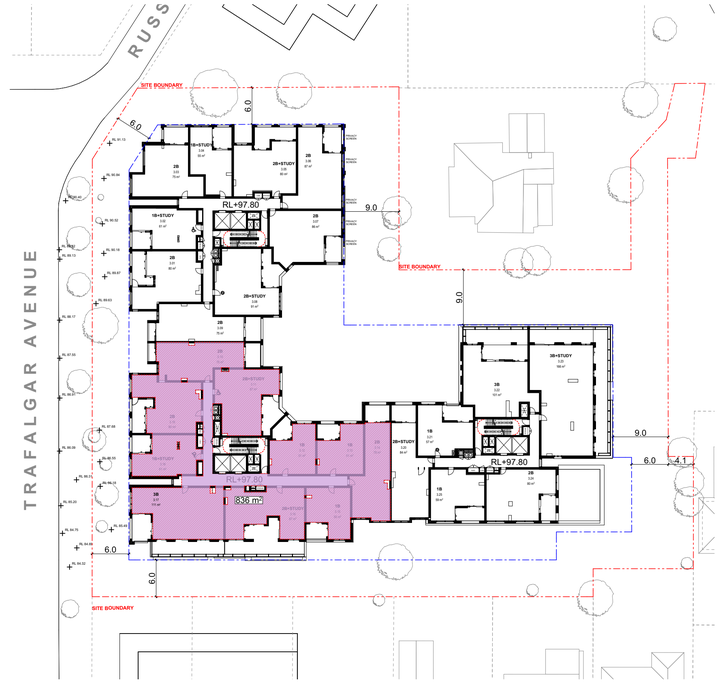
Revision C



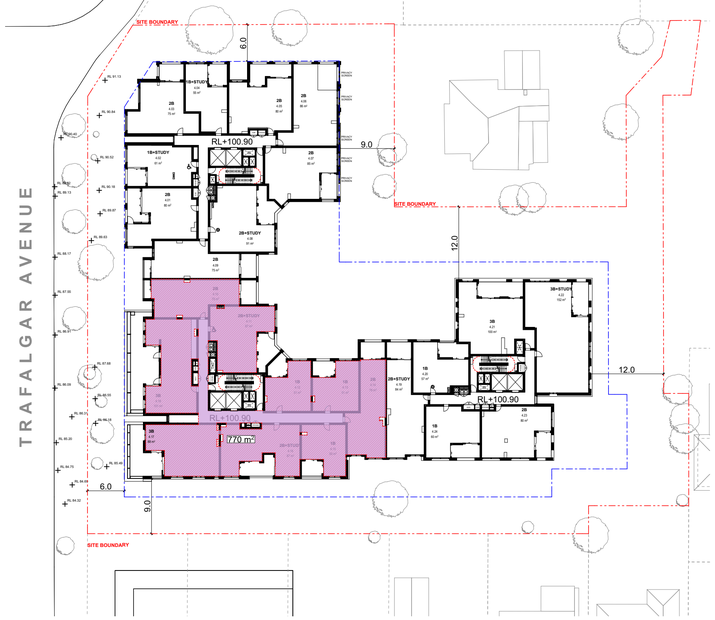
1 LEVEL 01 1:500



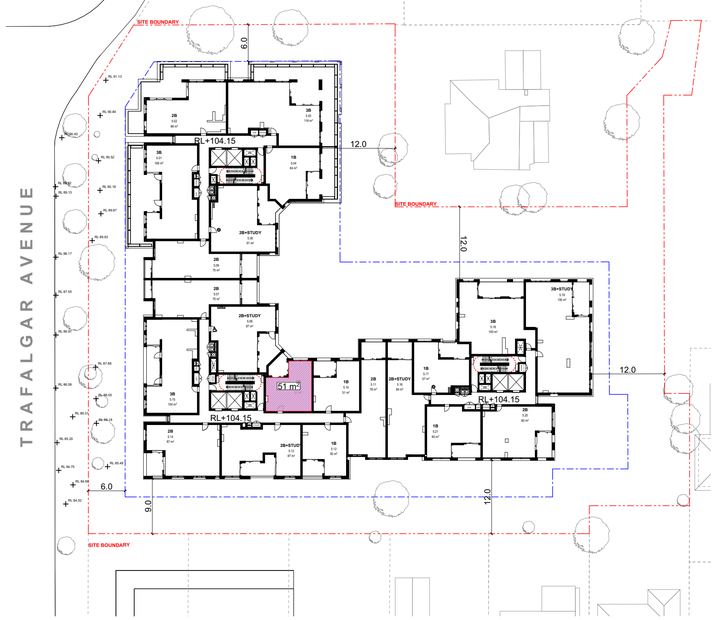
2 LEVEL 02 1:500



3 LEVEL 03 1:500



4 LEVEL 04 1:500



5 LEVEL 05 1:500

TOD AFFORDABLE HOUSING (2%)

INFILL AFFORDABLE HOUSING (15%)

GFA Calculations

GFA

Site Area	6,672m²
Allowable + 30% AH BONUS	21,684 m²
Proposed GFA	19,952 m²
Required AH GFA [TOD]	399 m²
Required AH GFA [Infill AH]	2,993 m²

AH GFA - TOD

LEVEL	AREA (sqm)
LEVEL 01	431
	431 m²

AH GFA - Infill AH

LEVEL	AREA (sqm)
LEVEL 01	454
LEVEL 02	885
LEVEL 03	836
LEVEL 04	770
LEVEL 05	51
	2,996 m²

AH units

Type	Quantity
1B	13
1B+STUDY	3
2B	17
2B+STUDY	6
3B	3
	42

AH Amenity

Solar - 9am to 3 pm	**21** / **42**	50%
Solar - 8 am to 4 pm	**32** / **42**	76%
Cross Vent	**25** / **42**	60%

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C	30/03/2026	JW	DF	Rfis Issue

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0 2.5 5 10 25.0m

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DEVELOPMENT APPLICATION

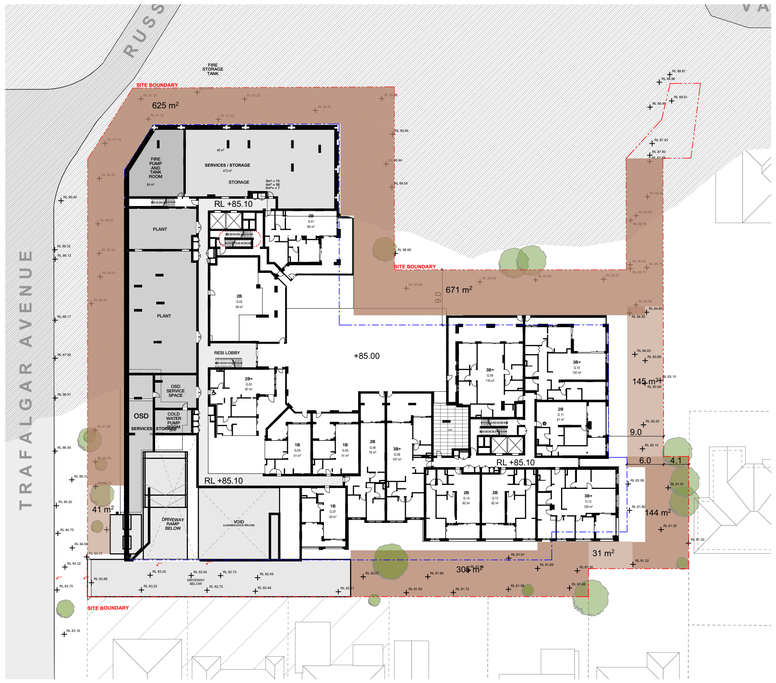
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
GFA Diagrams (Affordable Housing)

Drawing Scale 1:500, 1:1 @ A1

Drawing No. DA402

Revision C



01 Deep Soil 1:500



05 Landscape Area 1:500

Deep Soil Calculations

Total Site Area	6,672 m²
Total required	7% (>6m)
>6m Deep Soil	
Total >6m	1,745 m² **(26.16%)**
>3m Deep Soil	
Total >3m	217 m² **(3.2%)**
Total	**1,962 m² (29.42%)**

Landscape Calculations

Total Site Area	6,672 m²
Total required	2,002 m² (30%)
Landscape area	2,450 m² (36.7%)

Communal Open Space Calculations

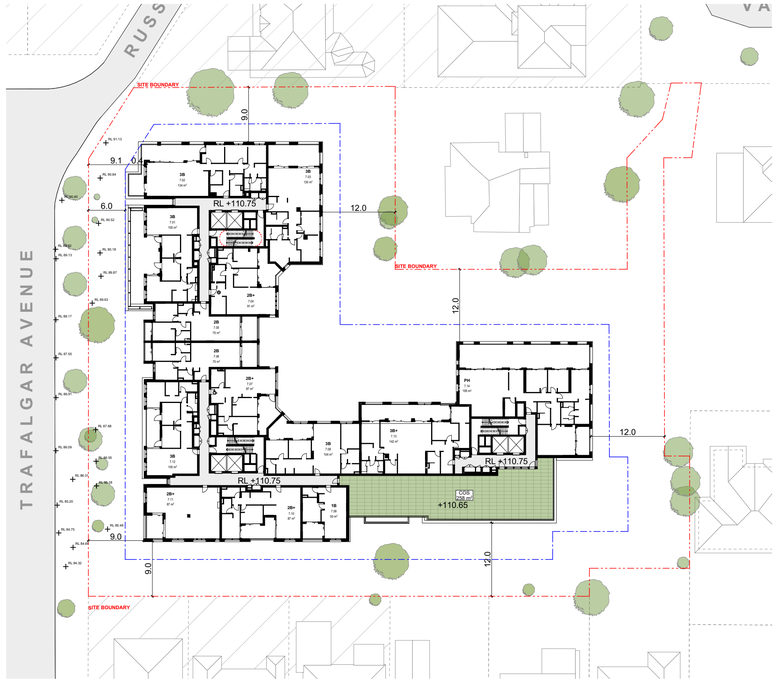
Communal Open Space

Residential Area

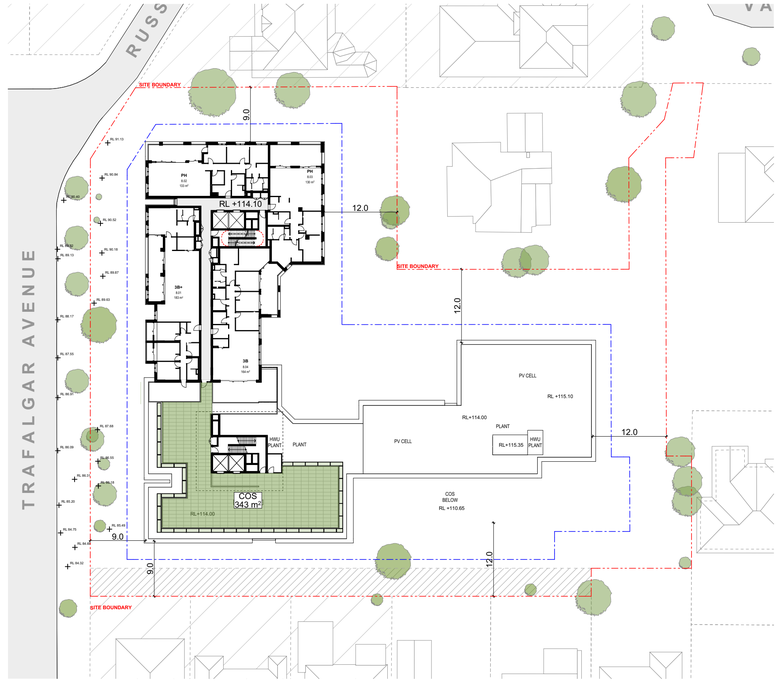
Site Area	6,672 m²
Required	25%
Provided	
GF	1,232 m²
Level 07	258 m²
Level 08	343 m²
Total	**1,833 m² (27.4%)**



02 COS - GROUND FLOOR 1:500



03 LEVEL 07 1:500



04 LEVEL 08 1:500

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue
D	5/05/2026	JW	DF	Minor Amendments

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0 2.5 5 10 25.00m
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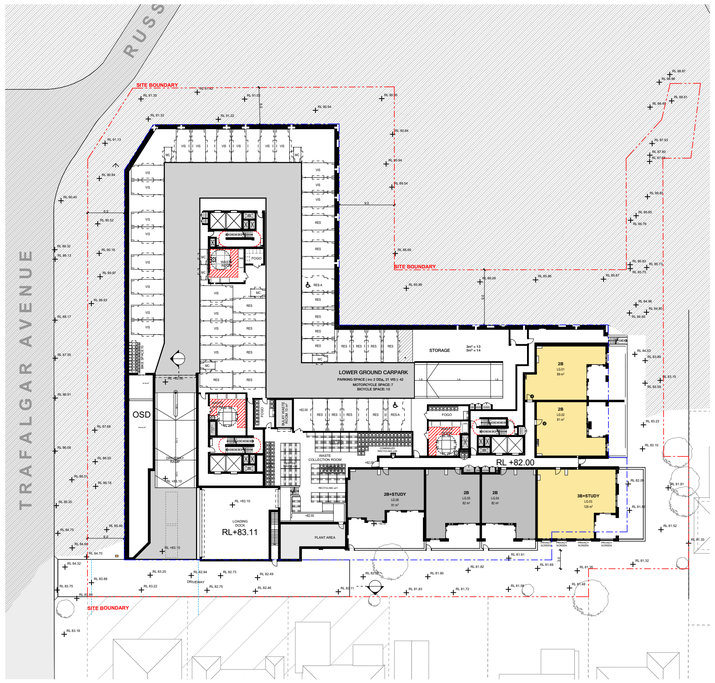
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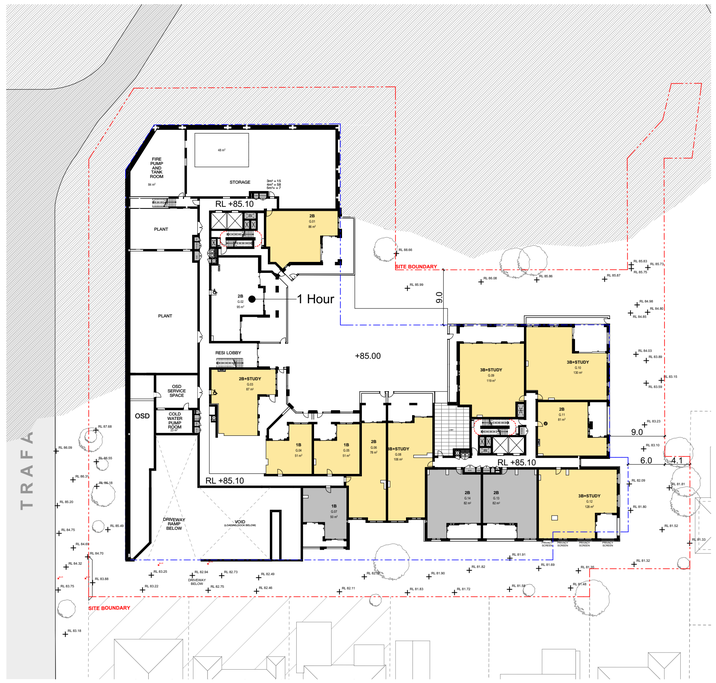
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Deep Soil & COS Diagrams

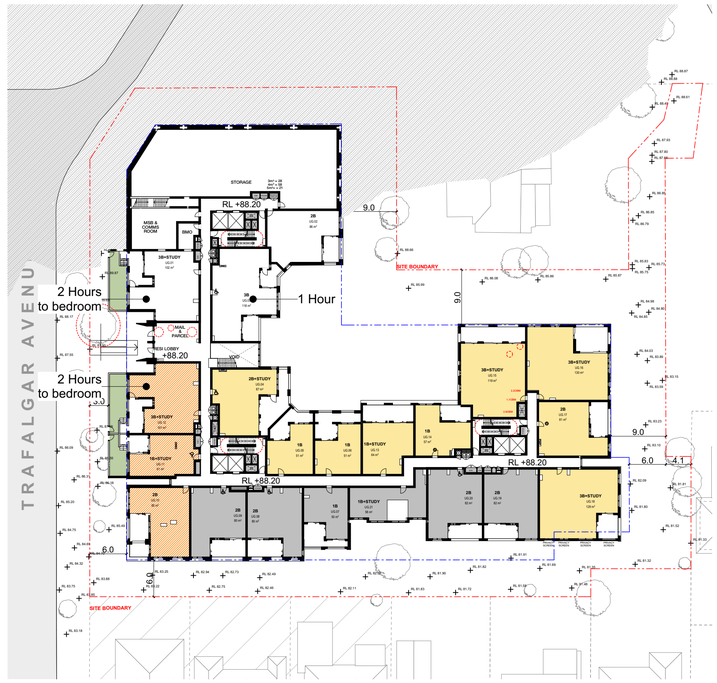
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Drawing No. DA403
Revision D



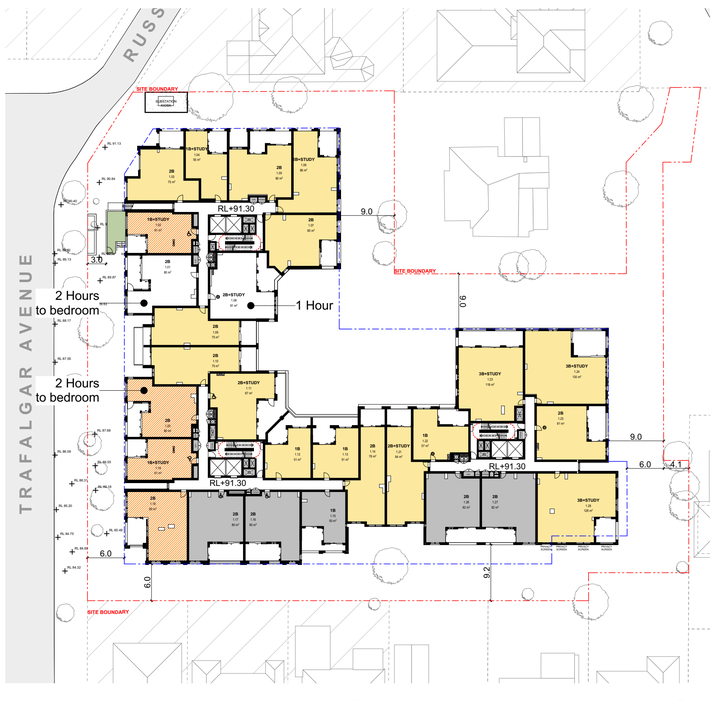
01 LOWER GROUND LEVEL 1:500



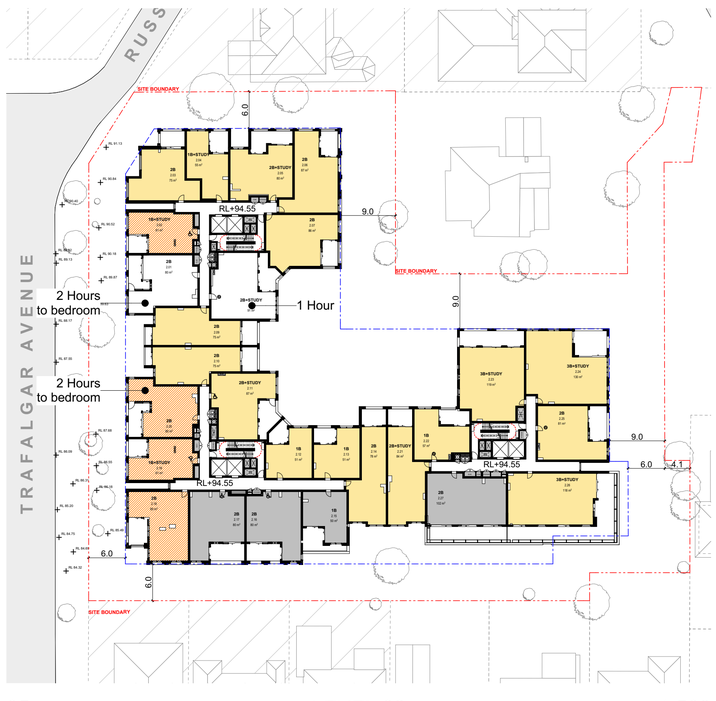
02 GROUND LEVEL 1:500



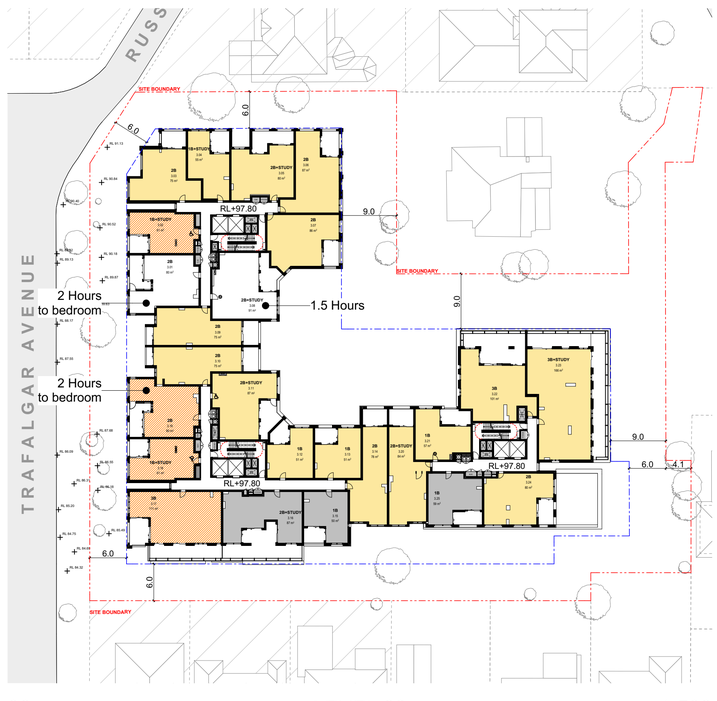
03 UPPER GROUND LEVEL 1:500



04 LEVEL 01 1:500



05 LEVEL 02 1:500



06 LEVEL 03 1:500

Solar Access - 2 Hours [9am-3pm]

LOWER GROUND LEVEL	3
GROUND LEVEL	10
UPPER GROUND LEVEL	9
LEVEL 01	17
LEVEL 02	17
LEVEL 03	16
LEVEL 04	16
LEVEL 05	14
LEVEL 06	14
LEVEL 07	10
LEVEL 08	3
	129
	205 (62.9%)

Solar Access - 2 Hrs [9am to 4pm]

LOWER GROUND LEVEL	3
GROUND LEVEL	10
UPPER GROUND LEVEL	13
LEVEL 01	21
LEVEL 02	21
LEVEL 03	20
LEVEL 04	19
LEVEL 05	17
LEVEL 06	17
LEVEL 07	12
LEVEL 08	3
	156
	205 (76.1%)

Solar Access - No Solar

LOWER GROUND LEVEL	3
GROUND LEVEL	3
UPPER GROUND LEVEL	6
LEVEL 01	5
LEVEL 02	4
LEVEL 03	3
LEVEL 04	3
LEVEL 05	3
LEVEL 06	3
LEVEL 07	1
	34
	205 (16.7%)

SOLAR 2+ HOURS

SOLAR 2 HOURS (9am-4pm)

NO SOLAR

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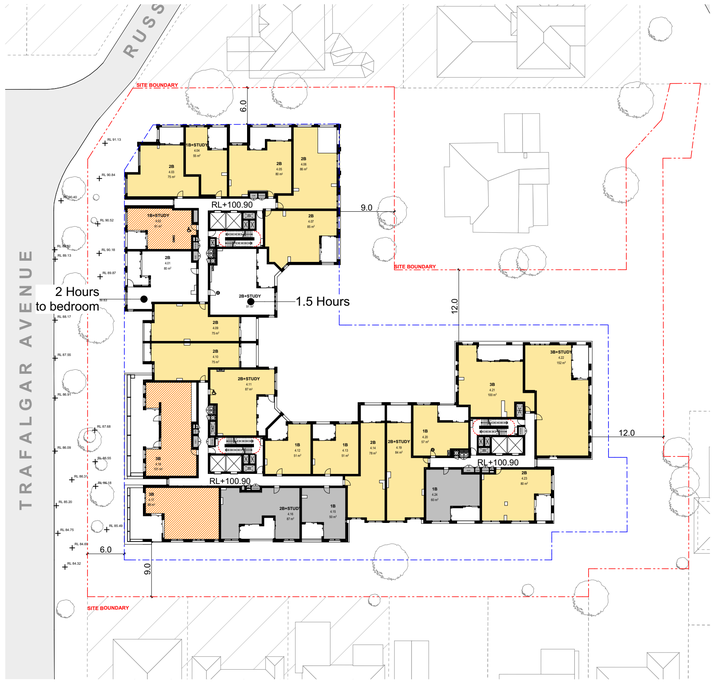
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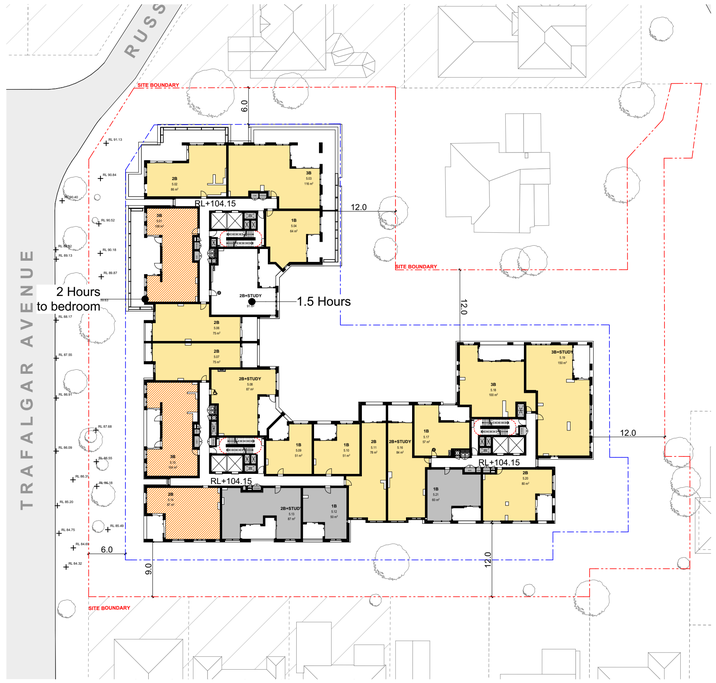
Project Name	Trafalgar Avenue
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Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Solar Access Diagrams

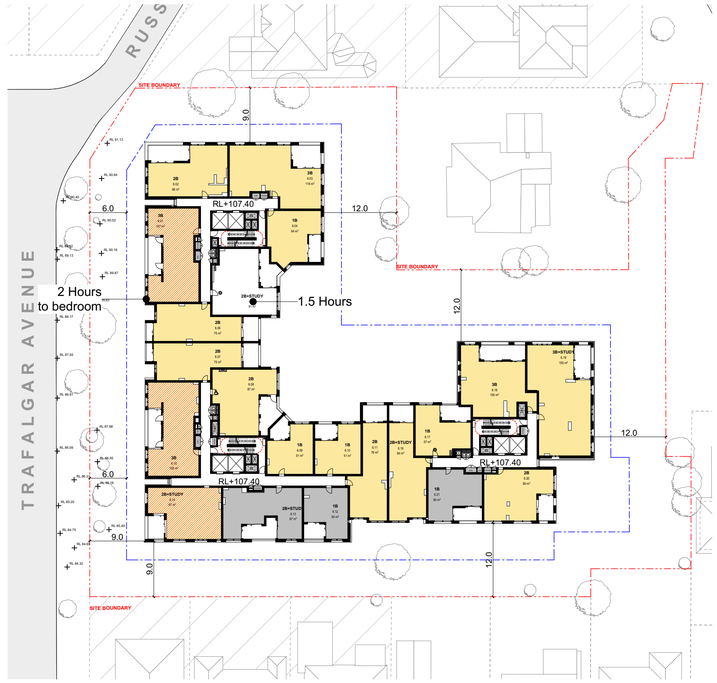
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Drawing No. DA404
Revision C



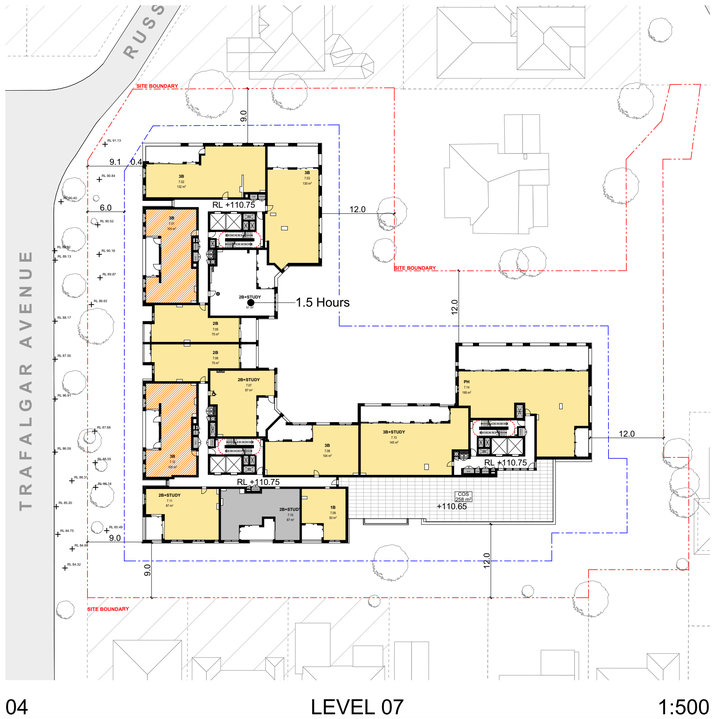
01 LEVEL 04 1:500



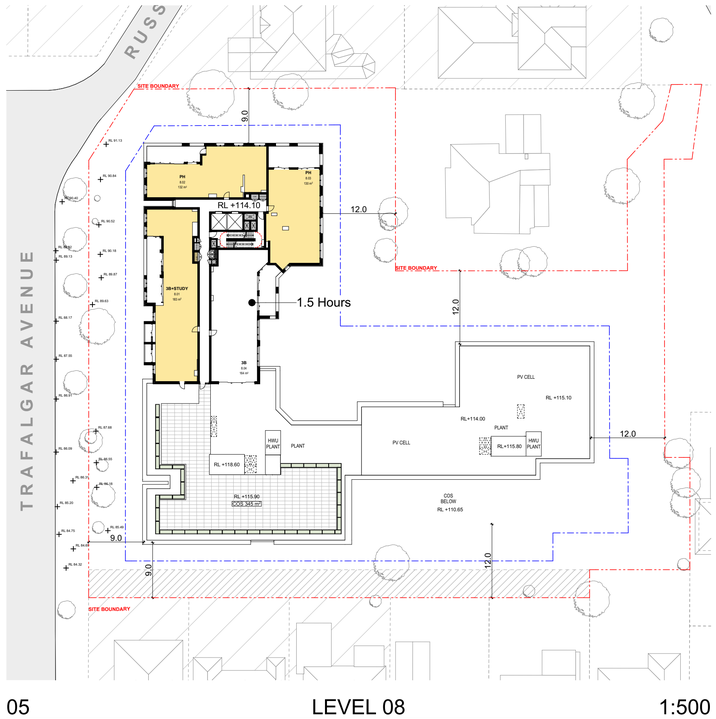
02 LEVEL 05 1:500



03 LEVEL 06 1:500



04 LEVEL 07 1:500



05 LEVEL 08 1:500

SOLAR 2+ HOURS

SOLAR 2 HOURS (9am-4pm)

NO SOLAR

Solar Access - 2 Hours [9am-3pm]

LOWER GROUND LEVEL	3
GROUND LEVEL	10
UPPER GROUND LEVEL	9
LEVEL 01	17
LEVEL 02	17
LEVEL 03	16
LEVEL 04	16
LEVEL 05	14
LEVEL 06	14
LEVEL 07	10
LEVEL 08	3
	129
	205

Solar Access - 2 Hrs [9am to 4pm]

LOWER GROUND LEVEL	3
GROUND LEVEL	10
UPPER GROUND LEVEL	13
LEVEL 01	21
LEVEL 02	21
LEVEL 03	20
LEVEL 04	19
LEVEL 05	17
LEVEL 06	17
LEVEL 07	12
LEVEL 08	3
	156
	205

Solar Access - No Solar

LOWER GROUND LEVEL	3
GROUND LEVEL	3
UPPER GROUND LEVEL	6
LEVEL 01	5
LEVEL 02	4
LEVEL 03	3
LEVEL 04	3
LEVEL 05	3
LEVEL 06	3
LEVEL 07	1
	34
	205

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfis Issue
C	30/03/2026	JW	DF	Rfis Issue

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

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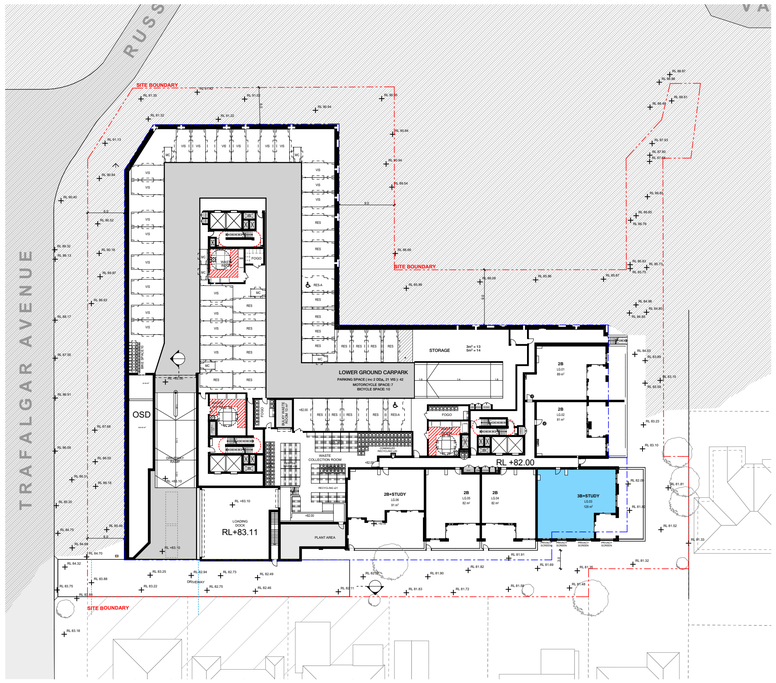
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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Solar Access Diagrams

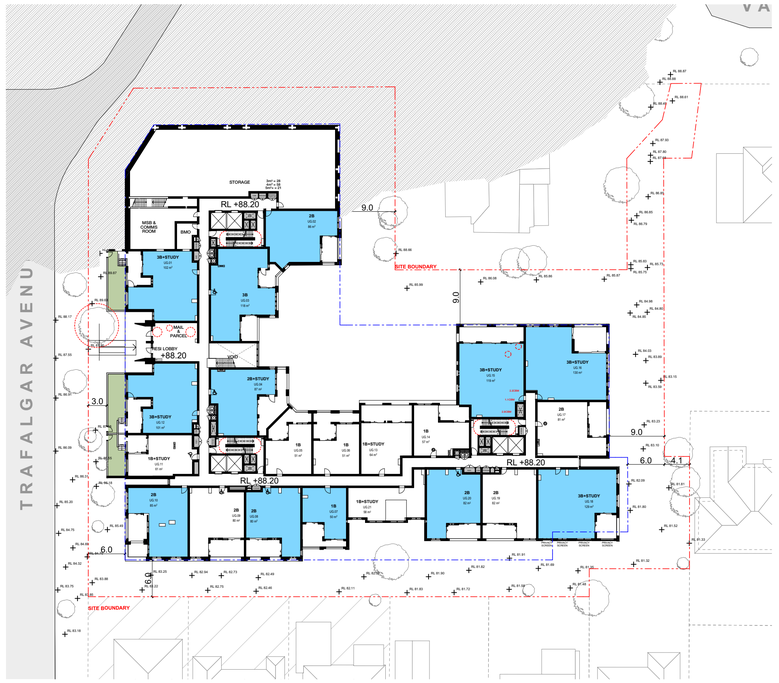
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Drawing No. DA405
Revision C



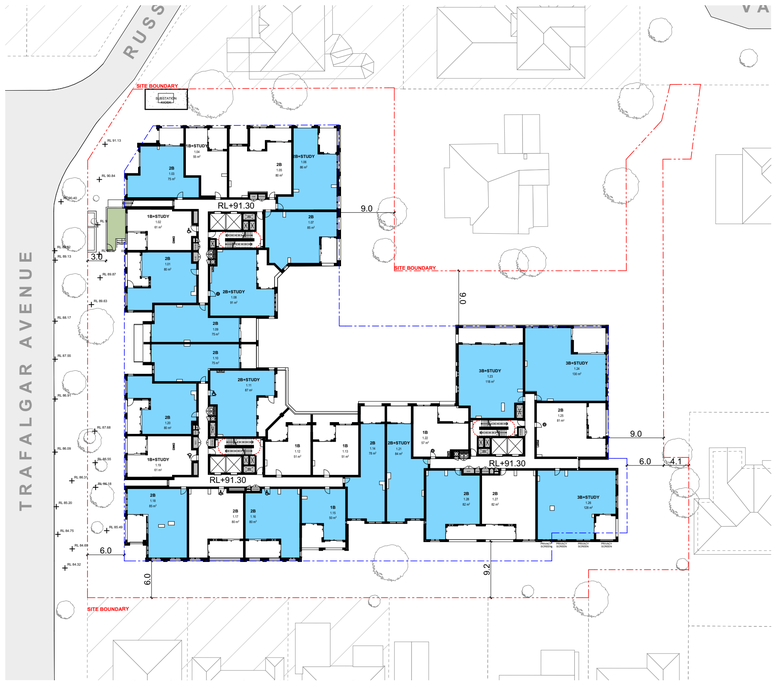
01 LOWER GROUND LEVEL 1:500



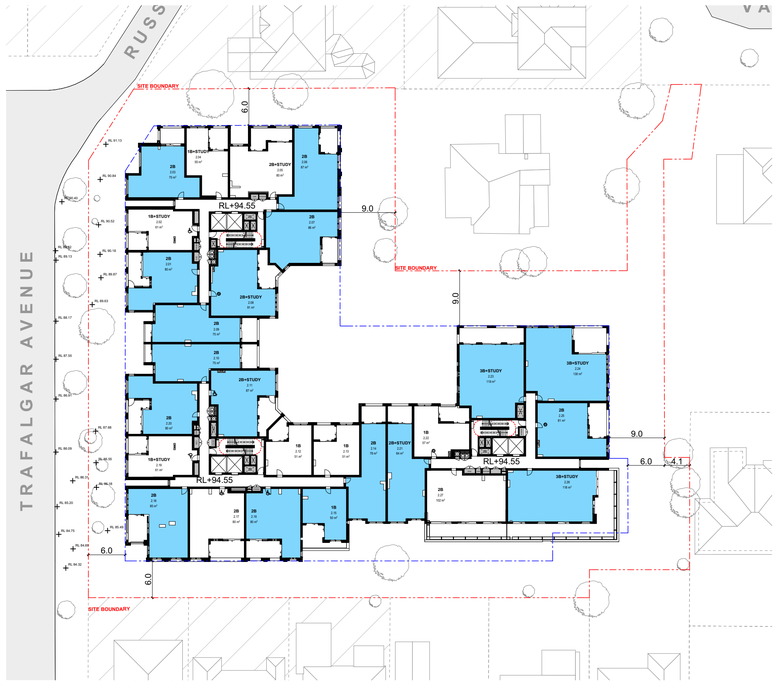
02 GROUND LEVEL 1:500



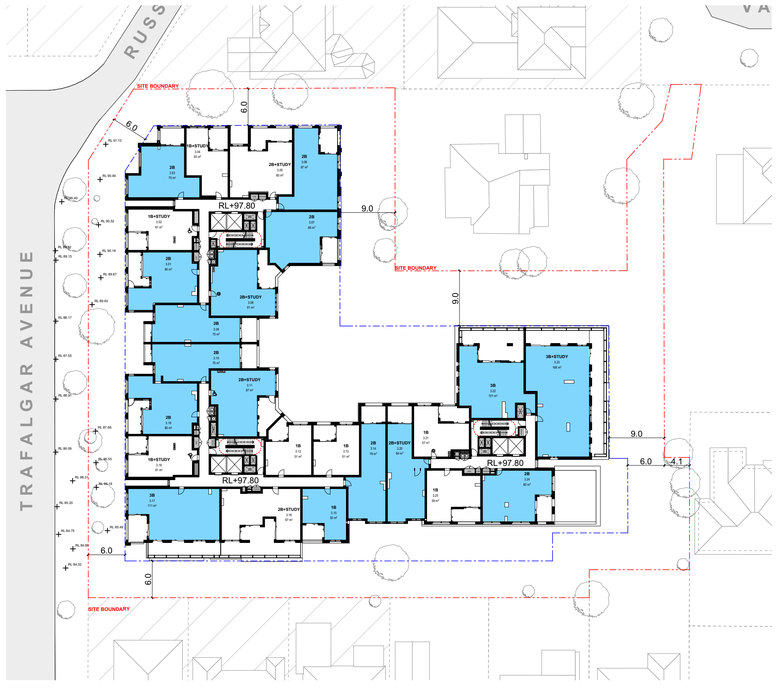
03 UPPER GROUND LEVEL 1:500



04 LEVEL 01 1:500



05 LEVEL 02 1:500



06 LEVEL 03 1:500

CROSS VENTILATED

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue

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

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DEVELOPMENT APPLICATION

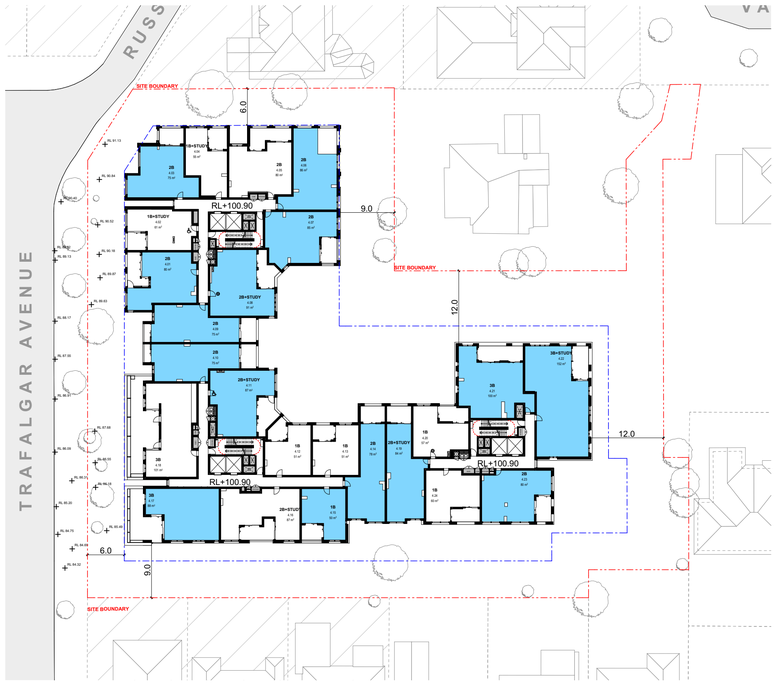
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Cross Ventilation Diagrams

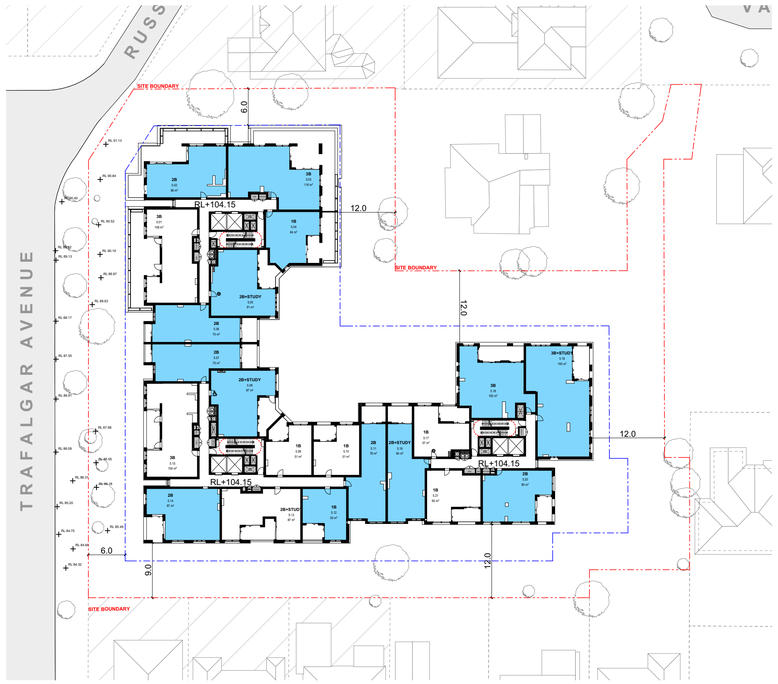
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Drawing No. DA406

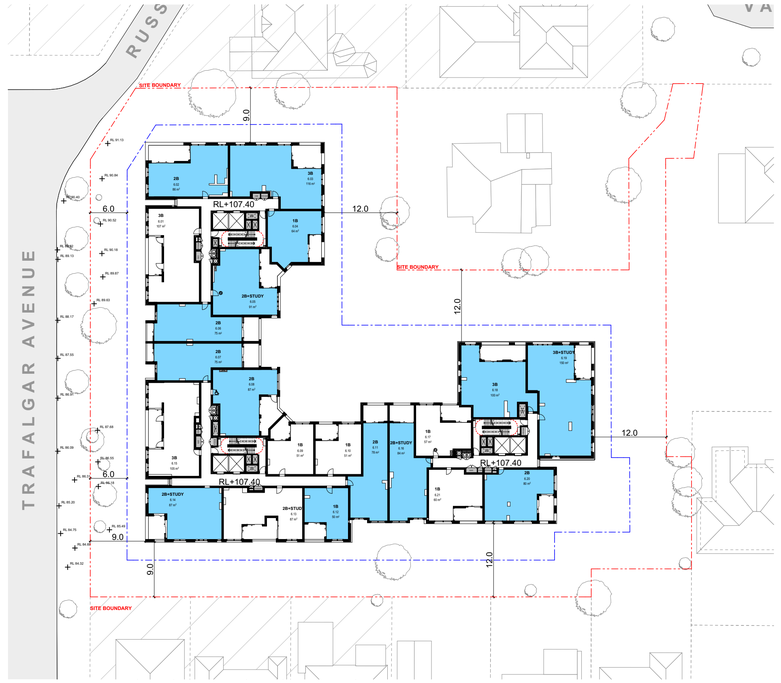
Revision C



01 LEVEL 04 1:500



02 LEVEL 05 1:500



03 LEVEL 06 1:500

CV - TOTAL

LOWER GROUND LEVEL	1
GROUND LEVEL	8
UPPER GROUND LEVEL	12
LEVEL 01	18
LEVEL 02	18
LEVEL 03	16
LEVEL 04	15
LEVEL 05	14
LEVEL 06	14
	116
	187 (62.0%)

CROSS VENTILATED

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
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C	30/03/2026	JW	DF	Rfs Issue

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DEVELOPMENT APPLICATION

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

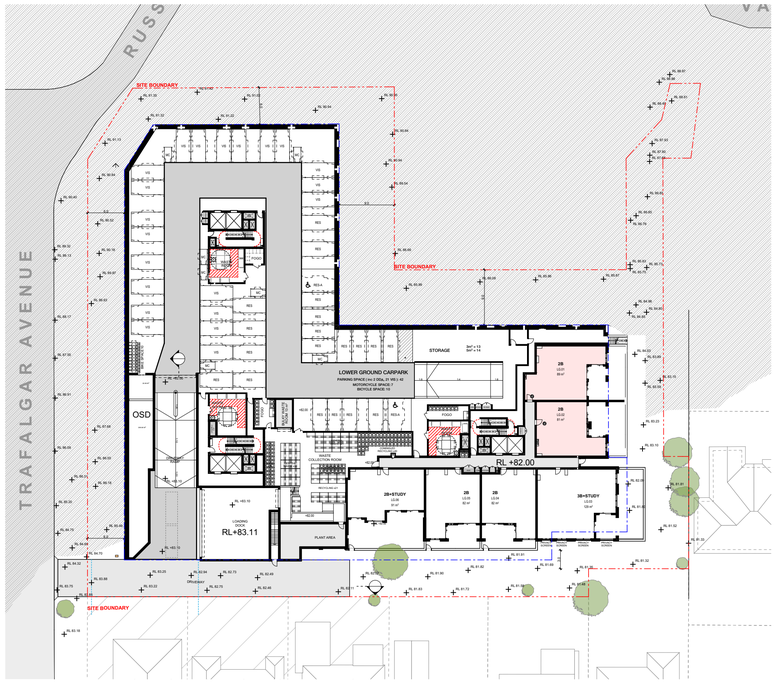
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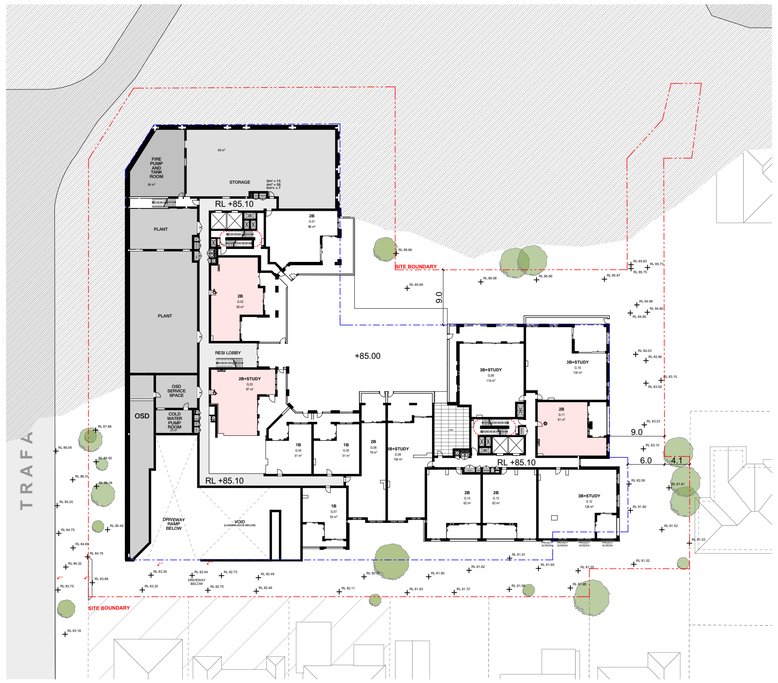
Project Name	Trafalgar Avenue
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Drawing Name
Cross Ventilation Diagrams

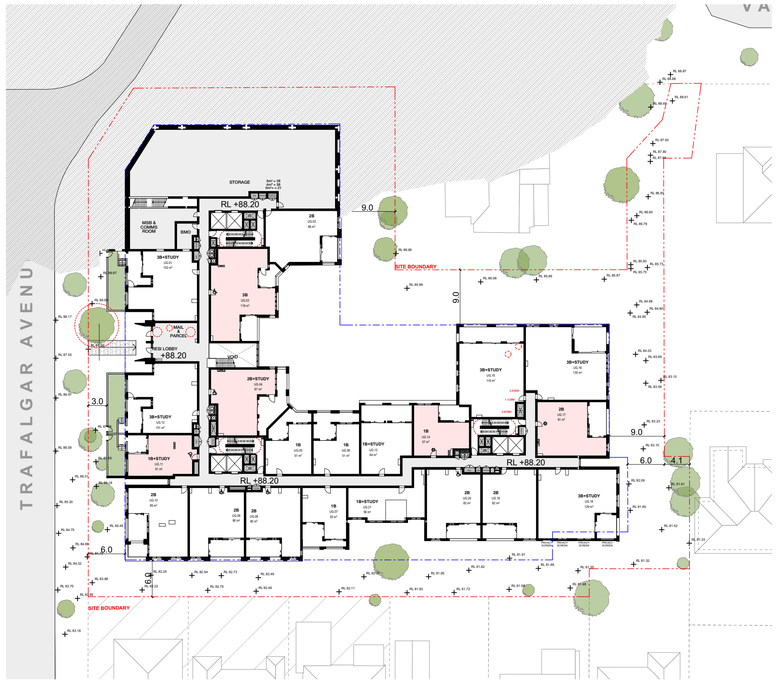
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Drawing No. DA407
Revision C



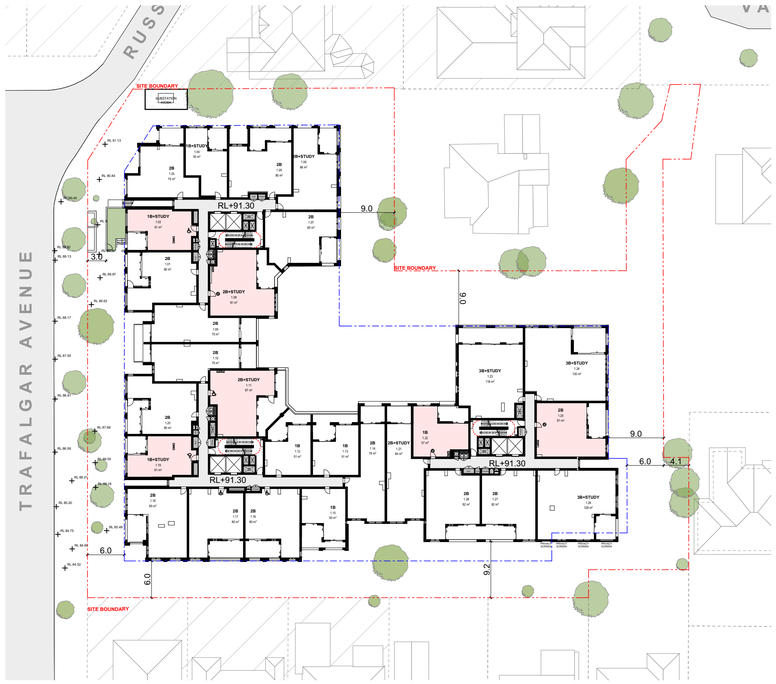
01 LOWER GROUND LEVEL 1:500



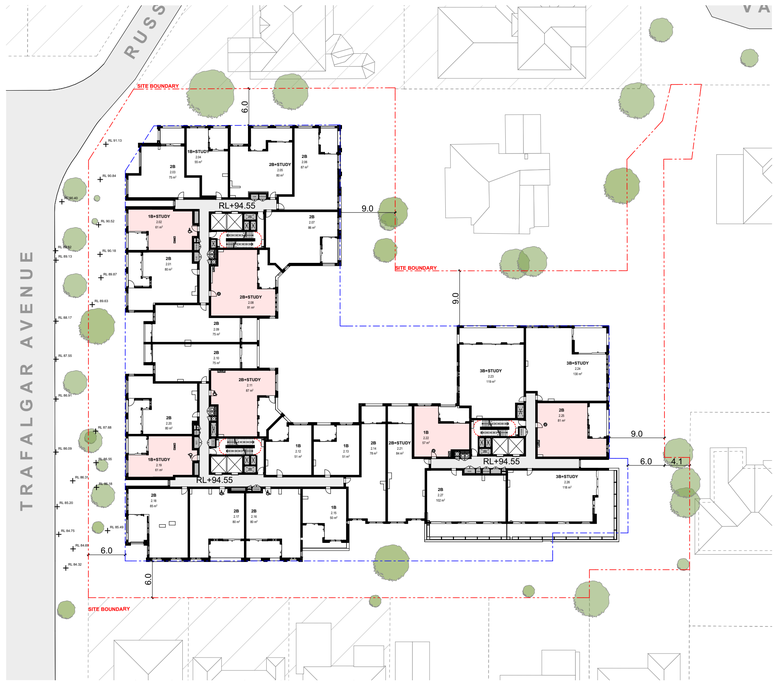
02 GROUND LEVEL 1:500



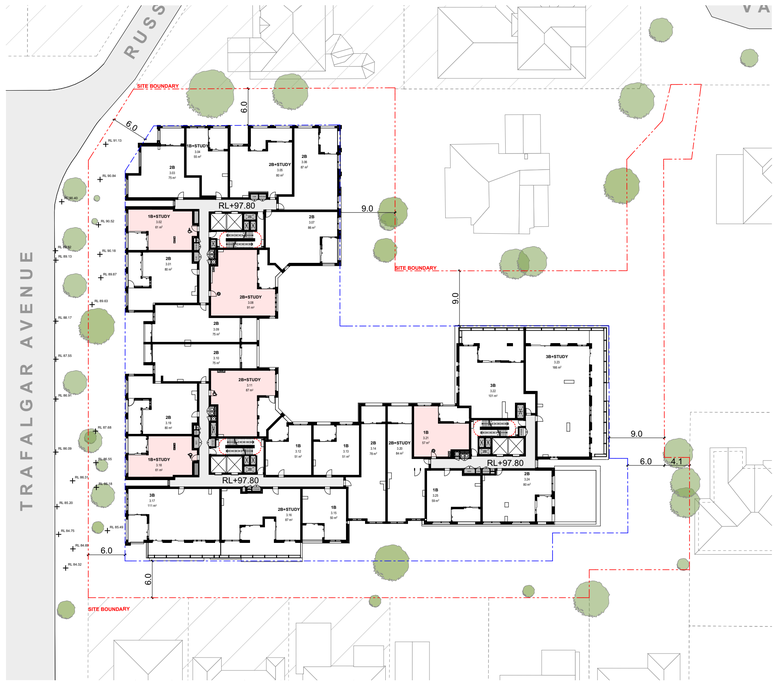
03 UPPER GROUND LEVEL 1:500



04 LEVEL 01 1:500



05 LEVEL 02 1:500



06 LEVEL 03 1:500

LIVABLE HOUSING

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
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0 2.5 5 10 25m
Scale 1:500 @ A1

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DEVELOPMENT APPLICATION

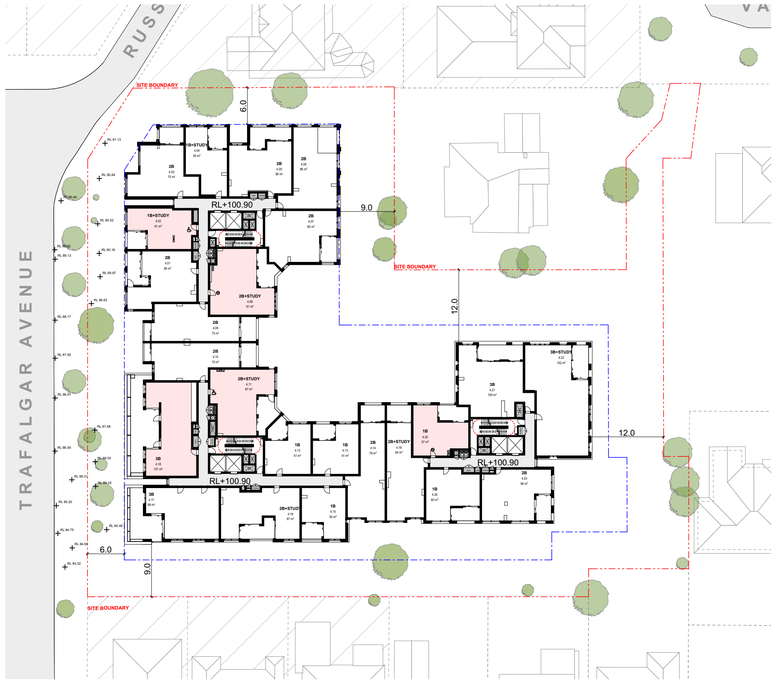
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Livable Housing Diagrams

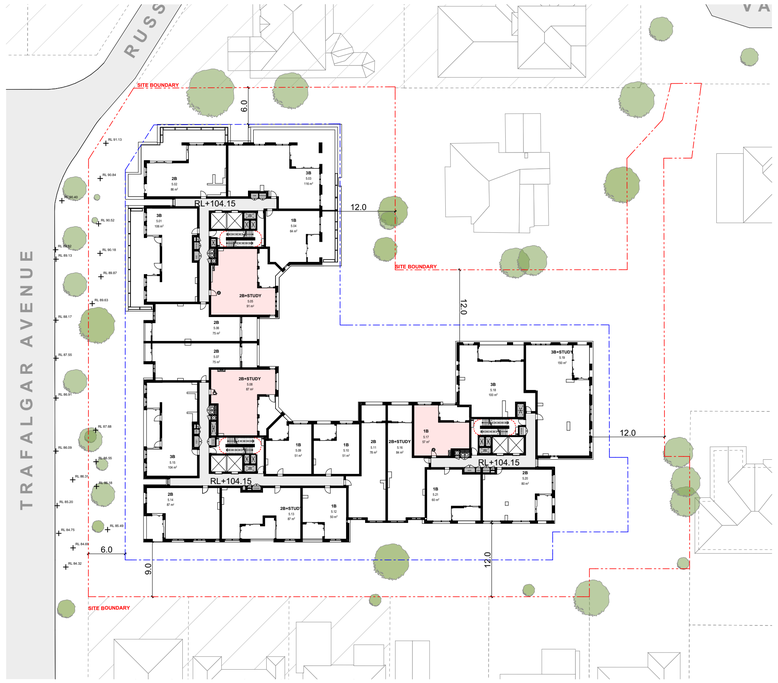
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Drawing No. DA408

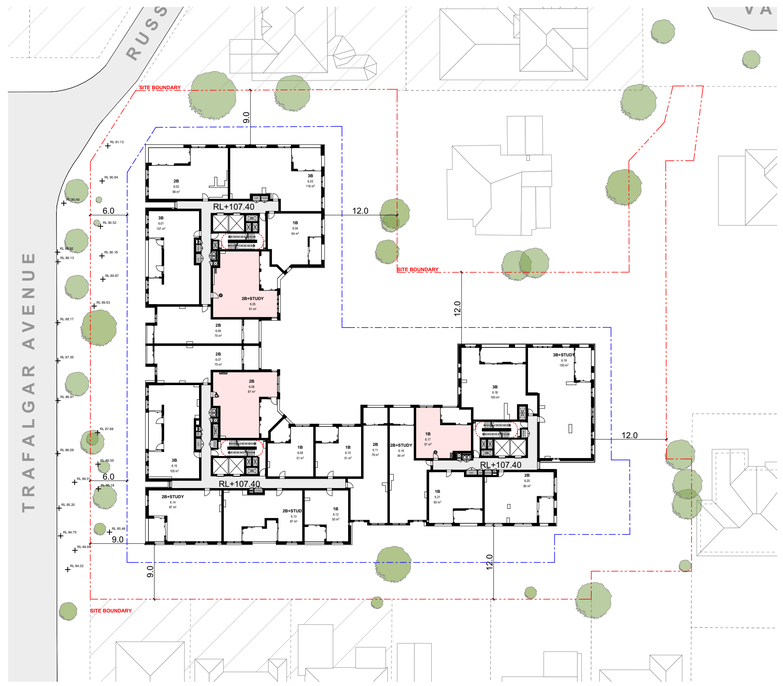
Revision C



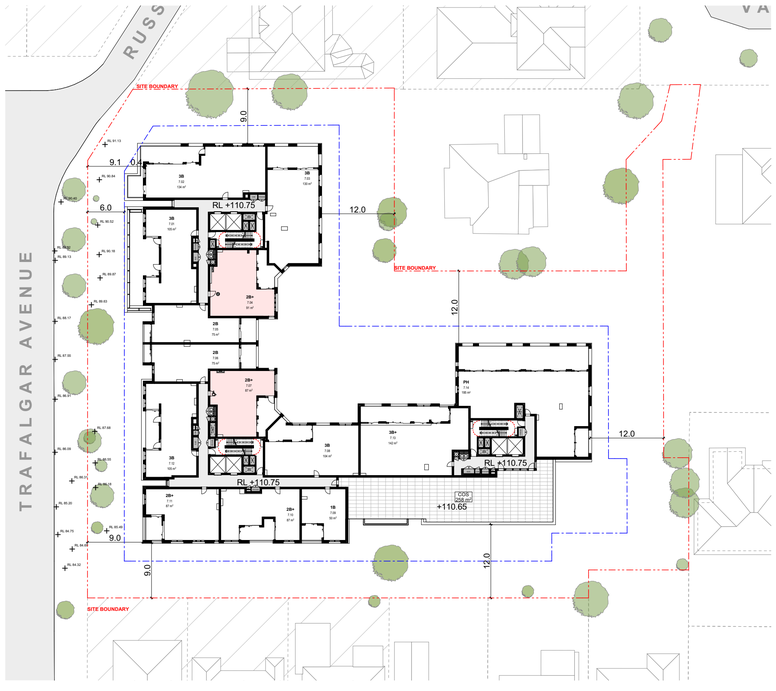
01 LEVEL 04 1:500



02 LEVEL 05 1:500



03 LEVEL 06 1:500



04 LEVEL 07 1:500

Livable Housing

LOWER GROUND LEVEL	2
GROUND LEVEL	3
UPPER GROUND LEVEL	5
LEVEL 01	6
LEVEL 02	6
LEVEL 03	5
LEVEL 04	5
LEVEL 05	3
LEVEL 06	3
LEVEL 07	2

40 /205 = 20%

LIVABLE HOUSING

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

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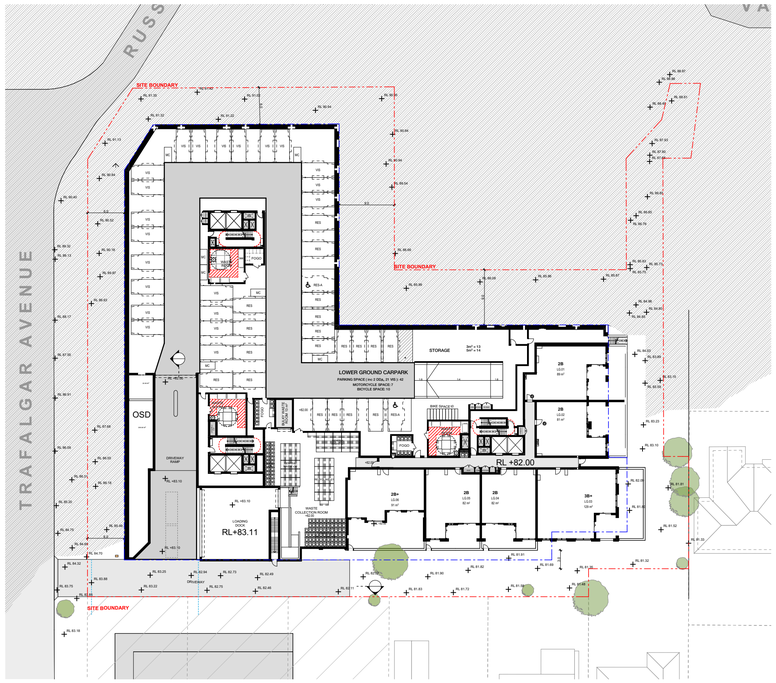
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DEVELOPMENT APPLICATION

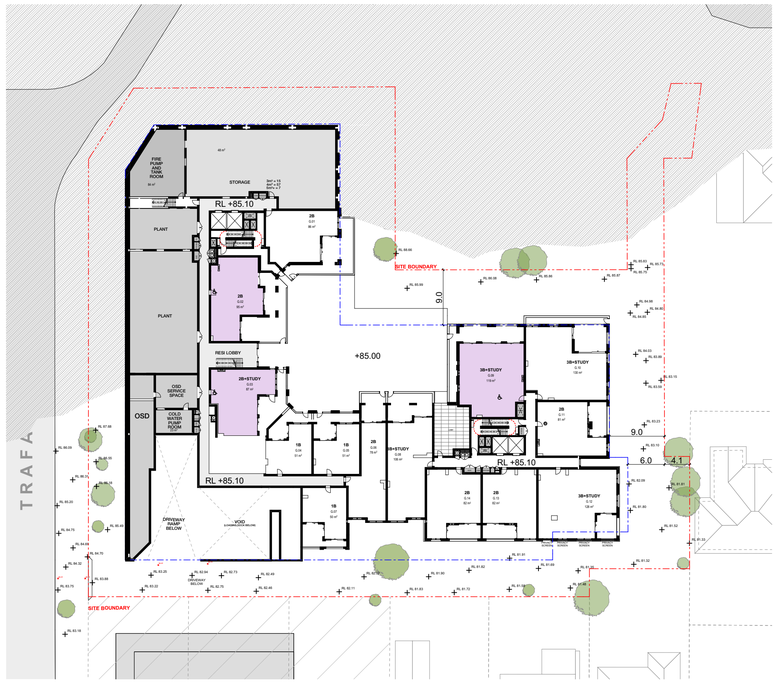
Project Name	Trafalgar Avenue
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Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Livable Housing Diagrams

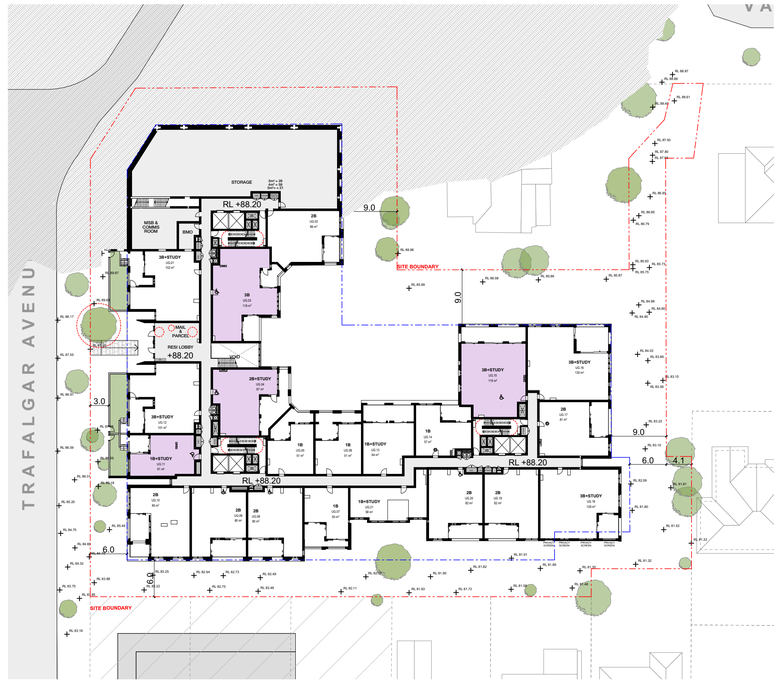
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Revision C



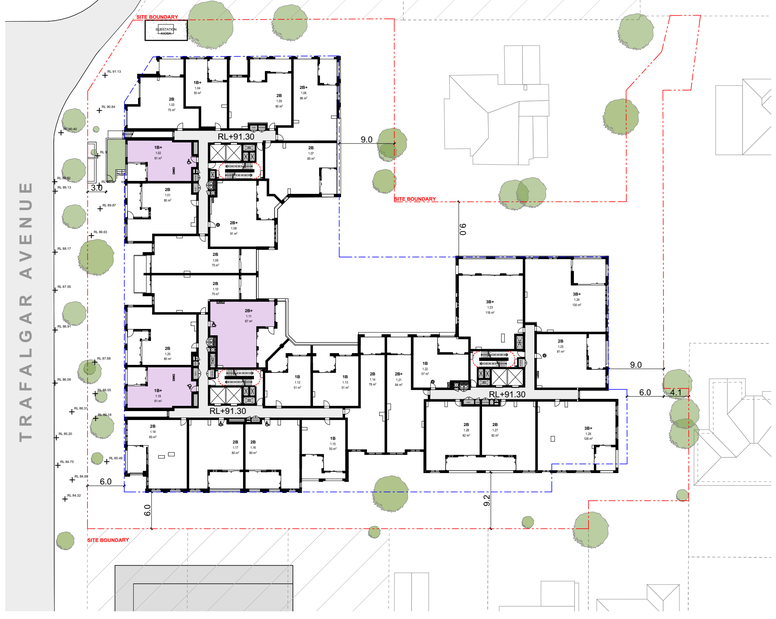
01 LOWER GROUND LEVEL 1:500



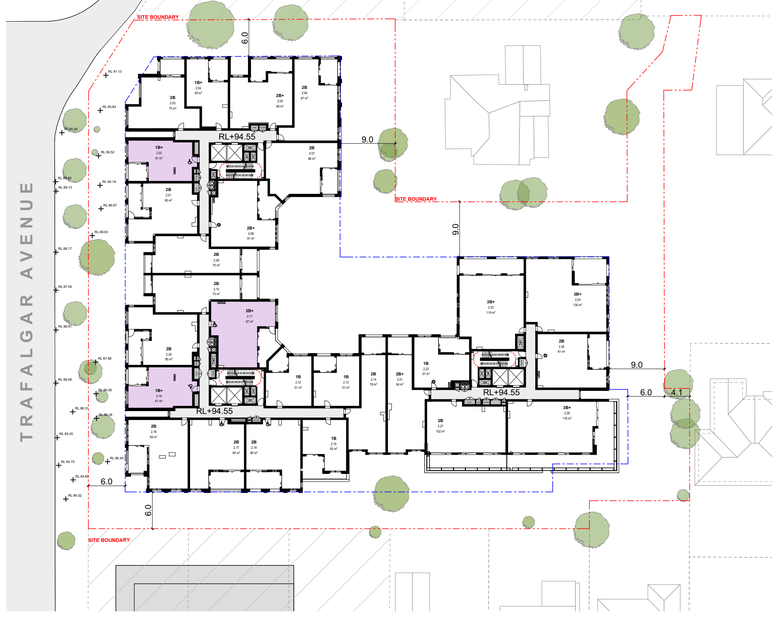
02 GROUND LEVEL 1:500



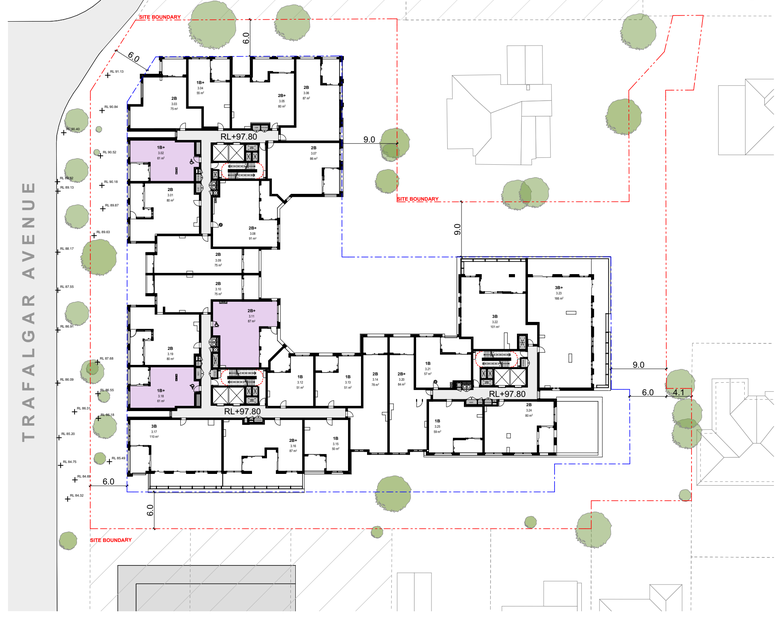
03 UPPER GROUND LEVEL 1:500



04 LEVEL 01 1:500



05 LEVEL 02 1:500



06 LEVEL 03 1:500

ADAPTABLE / LIVABLE HOUSING

Rev	Date	By	Chk	Description
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DEVELOPMENT APPLICATION

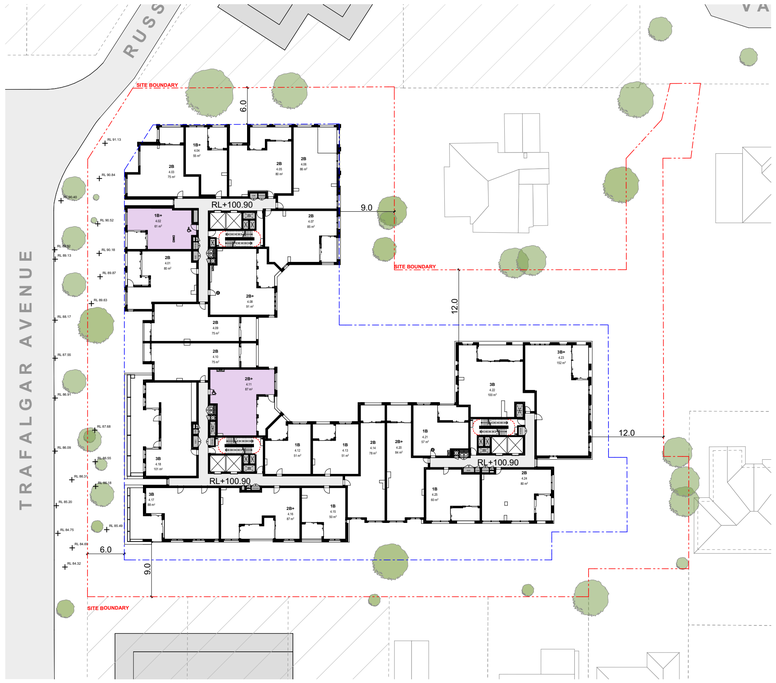
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Adaptable Housing Diagrams

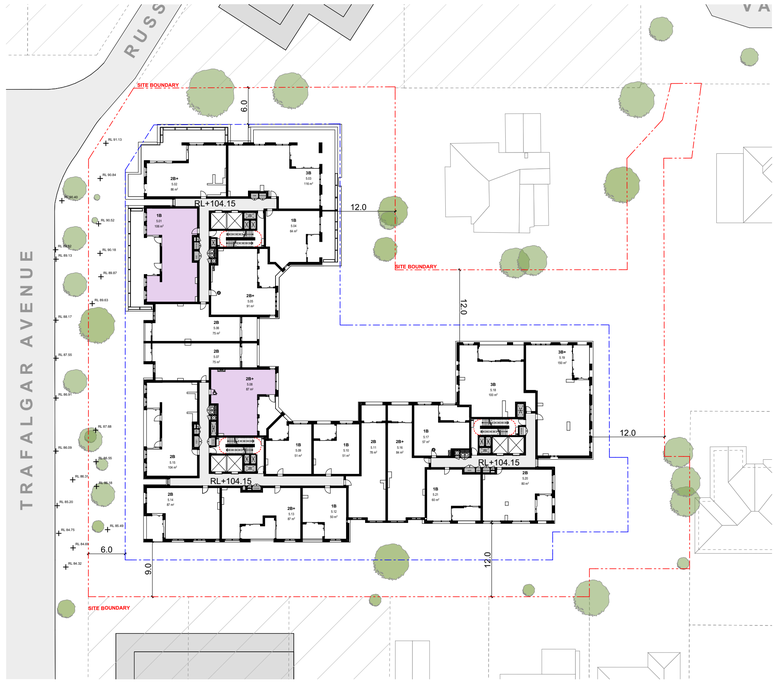
Drawing Scale 1:500 @ A1

Drawing No. DA410

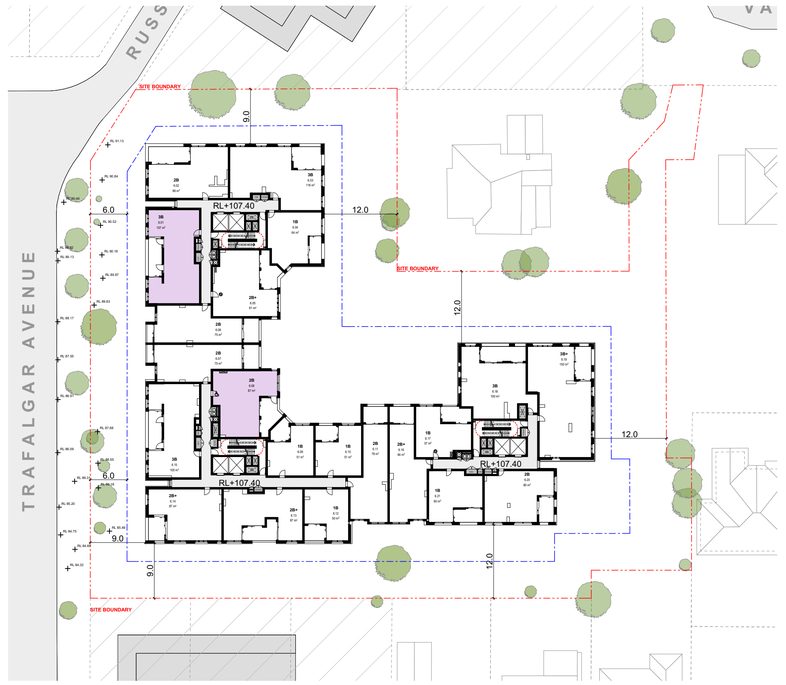
Revision C



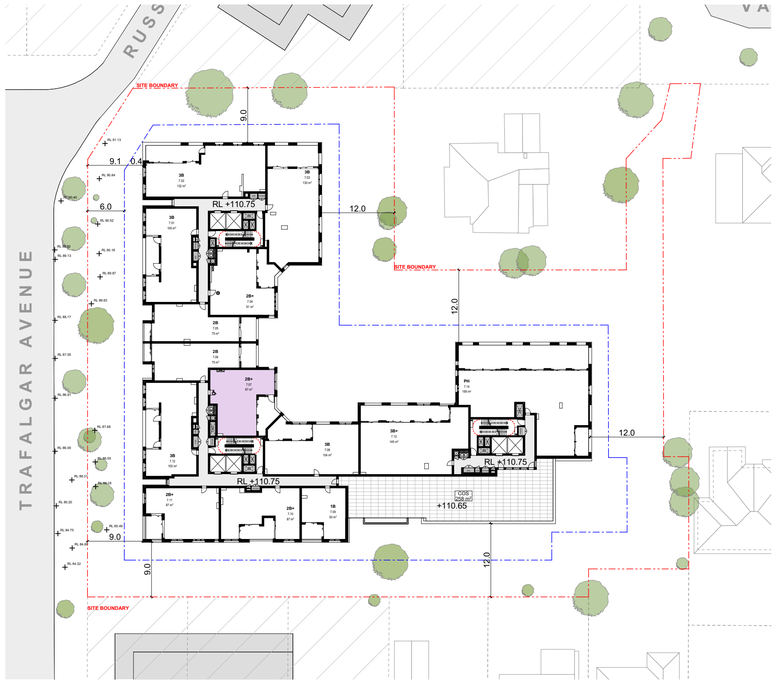
01 LEVEL 04 1:500



02 LEVEL 05 1:500



03 LEVEL 06 1:500



07 LEVEL 07 1:500

Adaptable Housing

GROUND LEVEL	3
UPPER GROUND LEVEL	4
LEVEL 01	3
LEVEL 02	3
LEVEL 03	3
LEVEL 04	2
LEVEL 05	1
LEVEL 06	1
LEVEL 07	1

21 /205 = 10%

ADAPTABLE / LIVABLE HOUSING

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DEVELOPMENT APPLICATION

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Scale 1:500 @ A1

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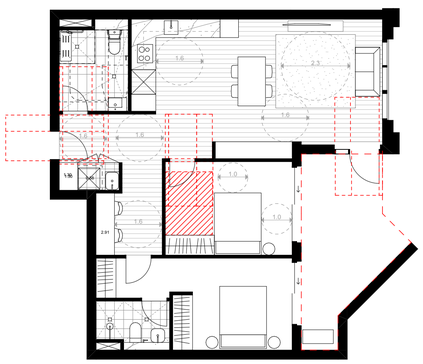
Project Name	Trafalgar Avenue
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Country	Dharug

Drawing Name
Adaptable Housing Diagrams

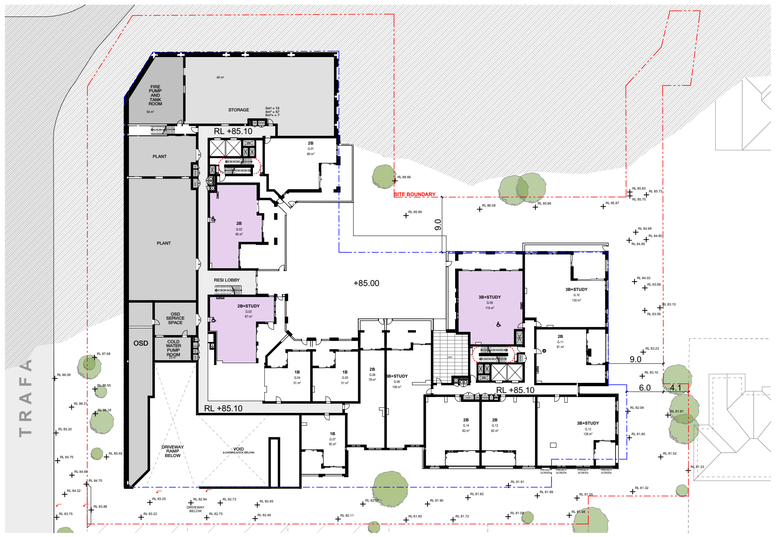
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Drawing No. DA411
Revision C



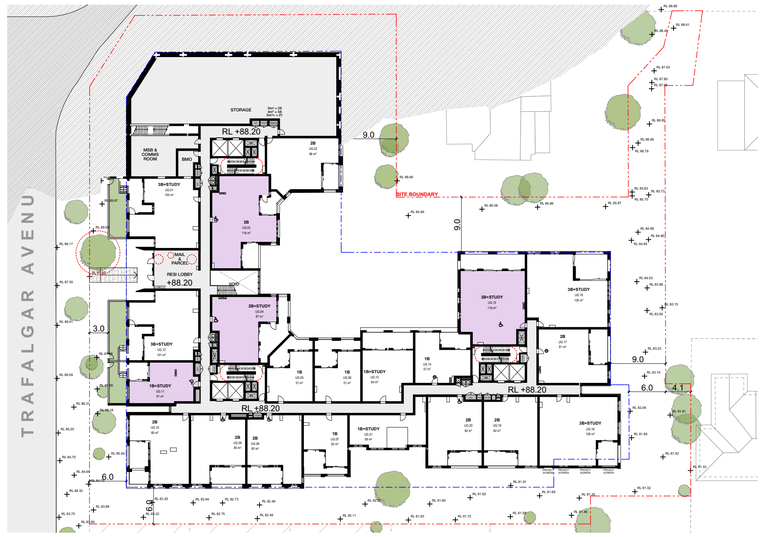
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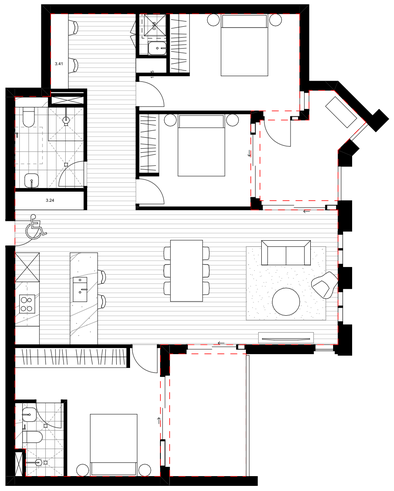
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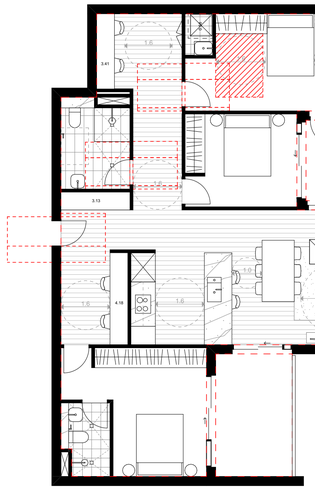
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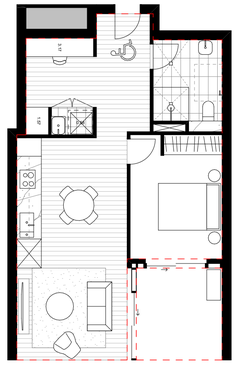
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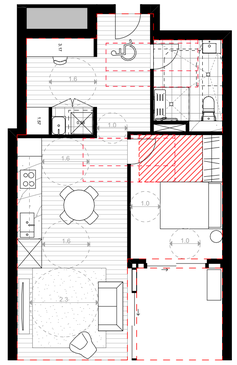
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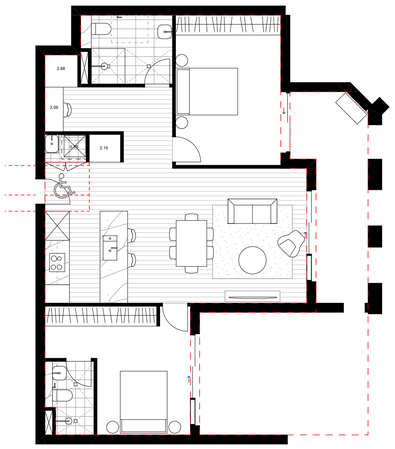
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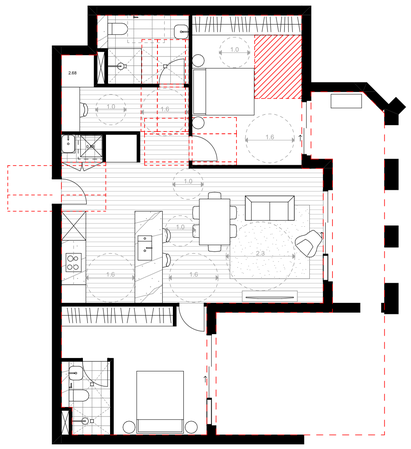
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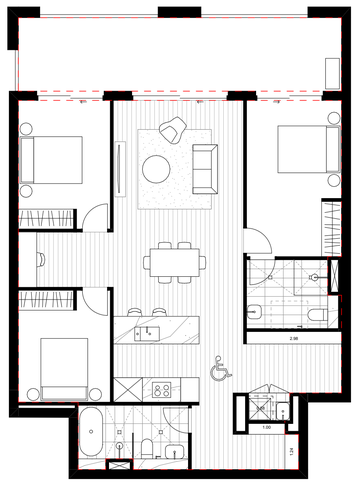
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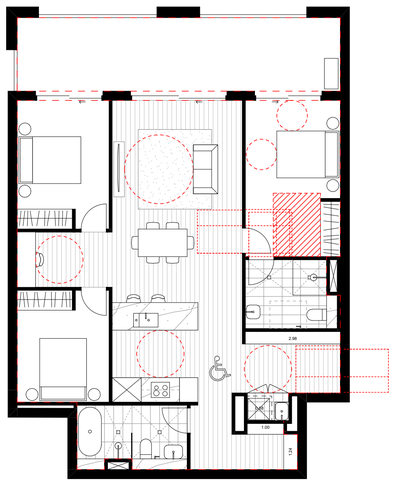
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PRE-ADAPTABLE



2 BED - TYPE 3
POST-ADAPTABLE



3 BED - TYPE 1
PRE-ADAPTABLE



3 BED - TYPE 1
POST-ADAPTABLE

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfa Issue
C	30/03/2026	JW	DF	Rfa Issue

- 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.
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- Building Contractor to verify all dimensions before commencing work.

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0 0.5 1 2 5m
Scale 1:100 @ A1

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

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DKO

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Adaptable Unit Layout

Drawing Scale 1:500, 1:100 @ A1
Drawing No. DA412
Revision C



1 SHADOW DIAGRAM 9AM 1:1500



2 SHADOW DIAGRAM 10AM 1:1500



3 SHADOW DIAGRAM 11AM 1:1500



4 SHADOW DIAGRAM 12PM 1:1500



5 SHADOW DIAGRAM 1PM 1:1500



6 SHADOW DIAGRAM 2PM 1:1500



7 SHADOW DIAGRAM 3PM 1:1500

EXISTING SHADOWS

PROPOSED SHADOWS

SUNLIGHT AREA IN COS

10am = 66% Sunlight in COS
11am = 77.7% Sunlight in COS
12pm = 73.7% Sunlight in COS

SHADOWS DATED WINTER SOLSTICE 21ST JUNE

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	DT	DF	Rfs Issue
C	30/03/2026	DT	DF	Rfs Issue

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0 7.5 15 30 75m

Scale 1:1500 @ A1

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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name: Shadow Diagrams

Drawing Scale: 1:1500 @ A1

Drawing No.: DA413

Revision: C



1 SHADOW DIAGRAM 9AM 1:1500



2 SHADOW DIAGRAM 10AM 1:1500



3 SHADOW DIAGRAM 11AM 1:1500



4 SHADOW DIAGRAM 12PM 1:1500



5 SHADOW DIAGRAM 1PM 1:1500



6 SHADOW DIAGRAM 2PM 1:1500



7 SHADOW DIAGRAM 3PM 1:1500

EXISTING SHADOWS

TOD COMPLIANT ENVELOPE

PROPOSED ENVELOPE

SHADOWS DATED WINTER SOLSTICE 21ST JUNE

Rev	Date	By	Chk	Description
A	6/11/2025	DT	DF	Rfis Issue
B	30/03/2026	DT	DF	Rfis Issue

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Scale 1:1500 @ A1

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DEVELOPMENT APPLICATION

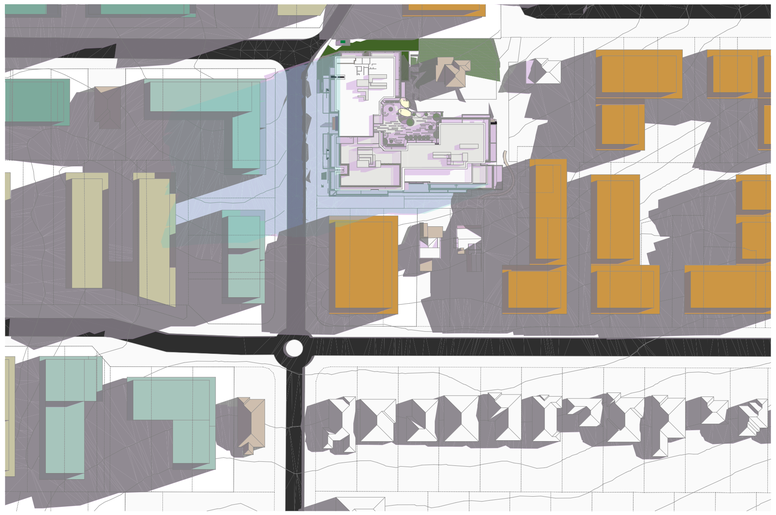
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Shadow Diagrams Existing Context

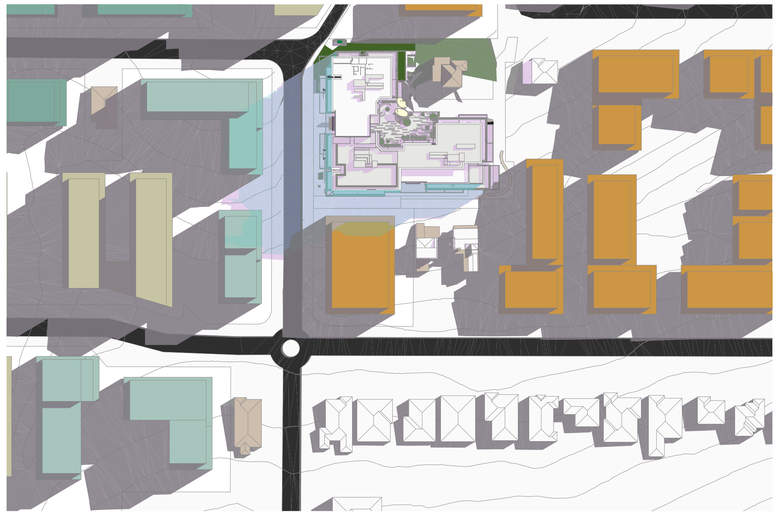
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Drawing No. DA414

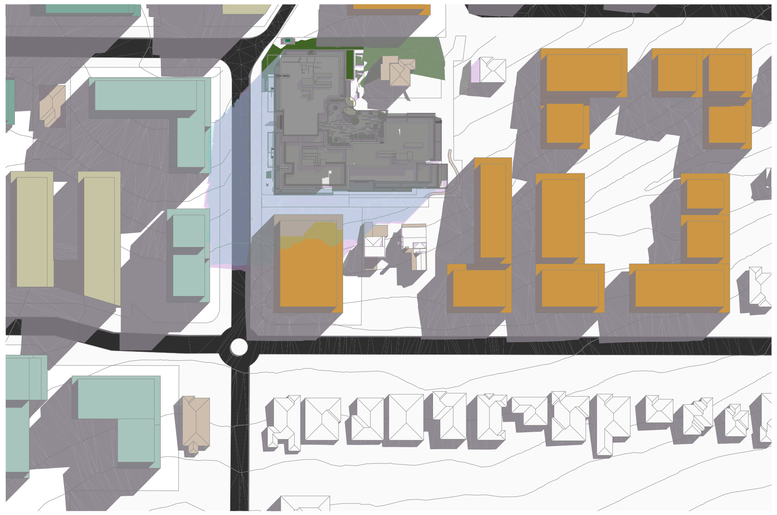
Revision B



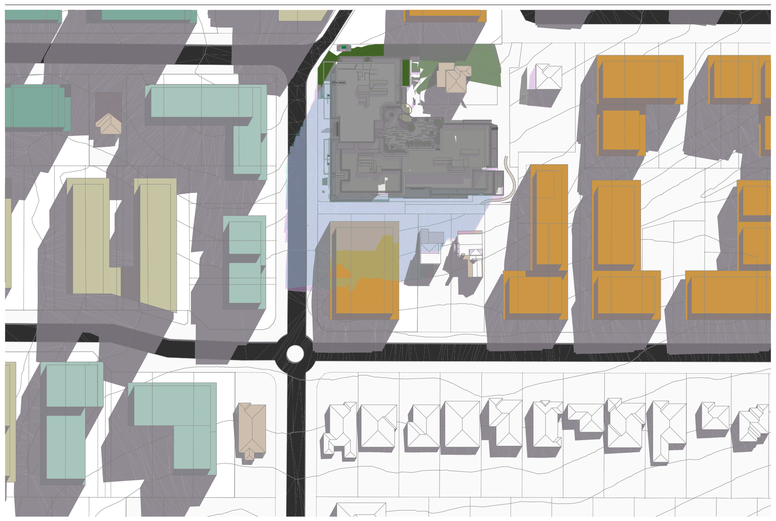
1 SHADOW DIAGRAM 9AM 1:1500



2 SHADOW DIAGRAM 10AM 1:1500



3 SHADOW DIAGRAM 11AM 1:1500



4 SHADOW DIAGRAM 12PM 1:1500



5 SHADOW DIAGRAM 1PM 1:1500



6 SHADOW DIAGRAM 2PM 1:1500



7 SHADOW DIAGRAM 3PM 1:1500

EXISTING SHADOWS

TOD COMPLIANT ENVELOPE

PROPOSED ENVELOPE

SHADOWS DATED WINTER SOLSTICE 21ST JUNE

Rev	Date	By	Chk	Description
A	6/11/2025	DT	DF	Rfa Issue
B	30/03/2026	DT	DF	Rfa Issue

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0 7.5 15 30 75m

Scale 1:1500 @ A1

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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name: Shadow Diagrams Future Context

Drawing Scale: 1:1500 @ A1

Drawing No.: DA415

Revision: B

Storage Schedule

Home Story	Unit Number	Related Zone Name	Internal Storage	External Storage	Combined Total
LOWER GROUND LEVEL					
	LG.01	2B	10.81	4.2	15.01
	LG.02	2B	5.39	4.2	9.59
	LG.03	3B + STUDY	14.92	5.04	19.96
	LG.04	2B	5.36	4.2	9.56
	LG.05	2B	5.36	4.2	9.56
	LG.06	2B + STUDY	10.34	4.2	14.54
GROUND LEVEL					
	G.01	2B	8.03	4.2	12.23
	G.02	2B	7.54	4.2	11.74
	G.03	2B + STUDY	8.5	4.2	12.7
	G.04	1B	3.35	3.15	6.5
	G.05	1B	3.35	3.15	6.5
	G.06	2B	4.17	4.2	8.37
	G.07	1B	4.45	3.15	7.6
	G.08	3B + STUDY	12.45	5.04	17.49
	G.09	3B + STUDY	10.06	5.04	15.1
	G.10	3B + STUDY	5.64	5.04	10.68
	G.11	2B	5.39	4.2	9.59
	G.12	3B + STUDY	14.92	5.04	19.96
	G.13	2B	5.36	4.2	9.56
	G.14	2B	5.36	4.2	9.56
UPPER GROUND LEVEL					
	UG.01	3B + STUDY	6.65	5.04	11.69
	UG.02	2B	8.03	4.2	12.23
	UG.03	3B	8.38	5.04	13.42
	UG.04	2B + STUDY	8.5	4.2	12.7
	UG.05	1B	3.35	3.15	6.5
	UG.06	1B	3.35	3.15	6.5
	UG.07	1B	4.45	3.15	7.6
	UG.08	2B	6.06	4.2	10.26
	UG.09	2B	6.06	4.2	10.26
	UG.10	2B	8.89	4.2	13.09
	UG.11	1B + STUDY	5.32	3.15	8.47
	UG.12	3B + STUDY	5.84	5.04	10.88
	UG.13	1B + STUDY	9.04	3.15	12.19
	UG.14	1B	5.92	3.15	9.07
	UG.15	3B + STUDY	10.06	5.04	15.1
	UG.16	3B + STUDY	5.64	5.04	10.68
	UG.17	2B	5.39	4.2	9.59
	UG.18	3B + STUDY	14.92	5.04	19.96
	UG.19	2B	5.36	4.2	9.56
	UG.20	2B	5.36	4.2	9.56
	UG.21	1B + STUDY	6.66	3.15	9.81
LEVEL 01					
	1.01	2B	4.68	4.2	8.88
	1.02	1B + STUDY	5.32	3.15	8.47
	1.03	2B	4.26	4.2	8.46
	1.04	1B + STUDY	8.21	3.15	11.36
	1.05	2B	7.05	4.2	11.25
	1.06	2B + STUDY	5.89	4.2	10.09
	1.07	2B	8.03	4.2	12.23
	1.08	2B + STUDY	10.88	4.2	15.08
	1.09	2B	5.28	4.2	9.48
	1.10	2B	5.28	4.2	9.48
	1.11	2B + STUDY	8.5	4.2	12.7
	1.12	1B	3.35	3.15	6.5
	1.13	1B	3.35	3.15	6.5
	1.14	2B	4.17	4.2	8.37
	1.15	1B	4.45	3.15	7.6
	1.16	2B	6.06	4.2	10.26
	1.17	2B	6.06	4.2	10.26
	1.18	2B	8.89	4.2	13.09
	1.19	1B + STUDY	5.32	3.15	8.47
	1.20	2B	4.68	4.2	8.88
	1.21	2B + STUDY	4.81	4.2	9.01
	1.22	1B	5.92	3.15	9.07
	1.23	3B + STUDY	10.06	5.04	15.1
	1.24	3B + STUDY	5.64	5.04	10.68
	1.25	2B	5.39	4.2	9.59
	1.26	3B + STUDY	14.92	5.04	19.96
	1.27	2B	5.36	4.2	9.56
	1.28	2B	5.36	4.2	9.56
LEVEL 02					
	2.01	2B	4.68	4.2	8.88
	2.02	1B + STUDY	5.32	3.15	8.47
	2.03	2B	4.26	4.2	8.46
	2.04	1B + STUDY	8.21	3.15	11.36
	2.05	2B + STUDY	7.05	4.2	11.25
	2.06	2B	5.89	4.2	10.09
	2.07	2B	8.03	4.2	12.23
	2.08	2B + STUDY	10.88	4.2	15.08
	2.09	2B	5.28	4.2	9.48
	2.10	2B	5.28	4.2	9.48
	2.11	2B + STUDY	8.5	4.2	12.7
	2.12	1B	3.35	3.15	6.5
	2.13	1B	3.35	3.15	6.5
	2.14	2B	4.17	4.2	8.37
	2.15	1B	4.45	3.15	7.6
	2.16	2B	6.06	4.2	10.26
	2.17	2B	6.06	4.2	10.26
	2.18	2B	8.89	4.2	13.09
	2.19	1B + STUDY	5.32	3.15	8.47
	2.20	2B	4.68	4.2	8.88
	2.21	2B + STUDY	4.81	4.2	9.01
	2.22	1B	5.92	3.15	9.07
	2.23	3B + STUDY	10.06	5.04	15.1
	2.24	3B + STUDY	5.64	5.04	10.68
	2.25	2B	5.39	4.2	9.59
	2.26	3B + STUDY	12.84	5.04	17.88
	2.27	3B	13.08	5.04	18.12
LEVEL 03					
	3.01	2B	4.68	4.2	8.88
	3.02	1B + STUDY	5.32	3.15	8.47
	3.03	2B	4.26	4.2	8.46
	3.04	1B + STUDY	8.21	3.15	11.36
	3.05	2B + STUDY	7.05	4.2	11.25
	3.06	2B	5.89	4.2	10.09
	3.07	2B	8.03	4.2	12.23
	3.08	2B + STUDY	10.88	4.2	15.08
	3.09	2B	5.28	4.2	9.48
	3.10	2B	5.28	4.2	9.48
	3.11	2B + STUDY	8.5	4.2	12.7
	3.12	1B	3.35	3.15	6.5
	3.13	1B	3.35	3.15	6.5
	3.14	2B	4.17	4.2	8.37
	3.15	1B	4.45	3.15	7.6
	3.16	2B + STUDY	12.64	4.2	16.84
	3.17	3B	10.64	5.04	15.68
	3.18	1B + STUDY	10.64	3.15	13.79
	3.19	2B	9.36	4.2	13.56
	3.20	2B + STUDY	4.81	4.2	9.01
	3.21	1B	5.92	3.15	9.07
	3.22	3B	8.35	5.04	13.39
	3.23	3B + STUDY	27.03	5.04	32.07
	3.24	2B	5.58	4.2	9.78
	3.25	1B	4.31	3.15	7.46
LEVEL 04					
	4.01	2B	4.68	4.2	8.88
	4.02	1B + STUDY	5.32	3.15	8.47
	4.03	2B	4.26	4.2	8.46
	4.04	1B + STUDY	8.21	3.15	11.36
	4.05	2B	7.05	4.2	11.25
	4.06	2B	6.01	4.2	10.21
	4.07	2B	8.03	4.2	12.23
	4.08	2B + STUDY	10.88	4.2	15.08
	4.09	2B	5.28	4.2	9.48
	4.10	2B	5.28	4.2	9.48
	4.11	2B + STUDY	8.5	4.2	12.7
	4.12	1B	3.35	3.15	6.5
	4.13	1B	3.35	3.15	6.5
	4.14	2B	4.17	4.2	8.37
	4.15	1B	4.45	3.15	7.6
	4.16	2B + STUDY	12.64	4.2	16.84
	4.17	3B	6.35	5.04	11.39
	4.18	3B	9.25	5.04	14.29
	4.19	2B + STUDY	4.81	4.2	9.01
	4.20	1B	5.92	3.15	9.07
	4.21	3B	9.1	5.04	14.14
	4.22	3B + STUDY	14.5	5.04	19.54
	4.23	2B	5.58	4.2	9.78
	4.24	1B	4.31	3.15	7.46
LEVEL 05					
	5.01	3B	8.43	5.04	13.47
	5.02	2B	6.15	4.2	10.35
	5.03	3B	6.71	5.04	11.75
	5.04	1B	3.89	3.15	7.04
	5.05	2B + STUDY	10.88	4.2	15.08
	5.06	2B	5.28	4.2	9.48
	5.07	2B	5.28	4.2	9.48
	5.08	2B + STUDY	8.5	4.2	12.7
	5.09	1B	3.35	3.15	6.5
	5.10	1B	3.35	3.15	6.5
	5.11	2B	4.17	4.2	8.37
	5.12	1B	4.45	3.15	7.6
	5.13	2B + STUDY	12.64	4.2	16.84
	5.14	2B	12.7	4.2	16.9
	5.15	3B	9.25	5.04	14.29
	5.16	2B + STUDY	4.81	4.2	9.01
	5.17	1B	5.92	3.15	9.07
	5.18	3B	9.1	5.04	14.14
	5.19	3B + STUDY	14.5	5.04	19.54
	5.20	2B	5.58	4.2	9.78
	5.21	1B	4.31	3.15	7.46
LEVEL 06					
	6.01	3B	8.43	5.04	13.47
	6.02	2B	6.15	4.2	10.35
	6.03	3B	6.71	5.04	11.75
	6.04	1B	3.89	3.15	7.04
	6.05	2B + STUDY	10.88	4.2	15.08
	6.06	2B	5.28	4.2	9.48
	6.07	2B	5.28	4.2	9.48
	6.08	2B	8.5	4.2	12.7
	6.09	1B	3.35	3.15	6.5
	6.10	1B	3.35	3.15	6.5
	6.11	2B	4.17	4.2	8.37
	6.12	1B	4.45	3.15	7.6
	6.13	2B + STUDY	12.64	4.2	16.84
	6.14	2B + STUDY	6.35	4.2	10.55
	6.15	3B	9.25	5.04	14.29
	6.16	2B + STUDY	4.81	4.2	9.01
	6.17	1B	5.92	3.15	9.07
	6.18	3B	9.1	5.04	14.14
	6.19	3B + STUDY	14.5	5.04	19.54
	6.20	2B	5.58	4.2	9.78
	6.21	1B	4.31	3.15	7.46
LEVEL 07					
	7.01	3B	8.43	5.04	13.47
	7.02	3B	5	5.04	10.04
	7.03	3B	9.3	5.04	14.34
	7.04	2B + STUDY	10.88	4.2	15.08
	7.05	2B	5.28	4.2	9.48
	7.06	2B	5.28	4.2	9.48
	7.07	2B + STUDY	8.5	4.2	12.7
	7.08	3B	10.19	5.04	15.23
	7.09	1B	4.45	3.15	7.6
	7.10	2B + STUDY	12.64	4.2	16.84
	7.11	2B + STUDY	6.35	4.2	10.55
	7.12	3B	9.25	5.04	14.29
	7.13	3B + STUDY	15.38	5.04	20.42
	7.14	PH	13.86	5.04	18.9
LEVEL 08					
	8.01	3B + STUDY	17.89	5.04	22.93
	8.02	PH	5	5.04	10.04
	8.03	PH	9.3	5.04	14.34
	8.04	3B	23.64	5.04	28.68

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue

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DEVELOPMENT APPLICATION

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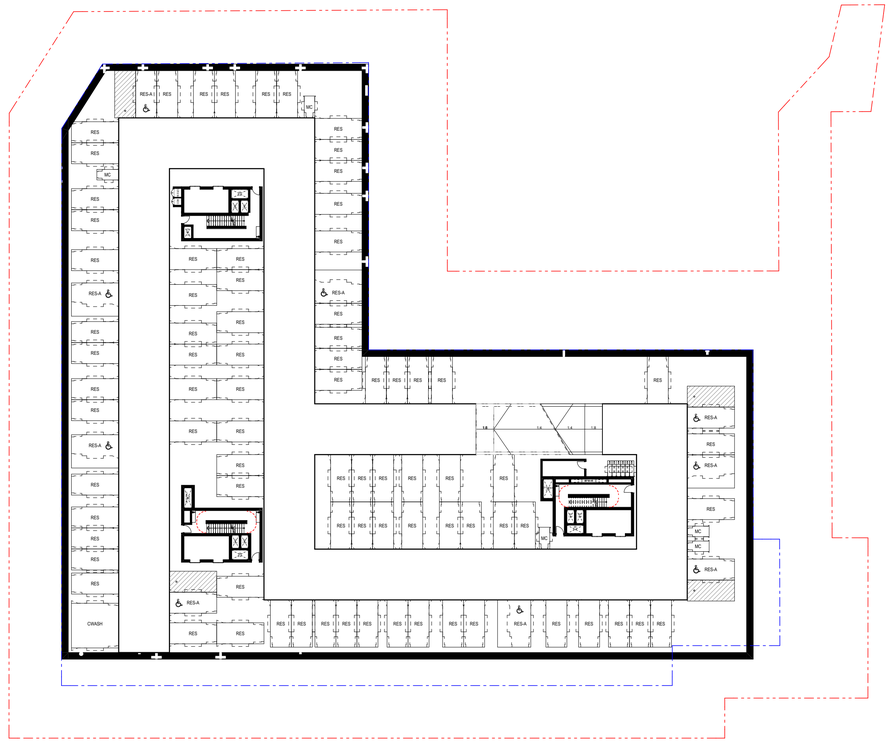
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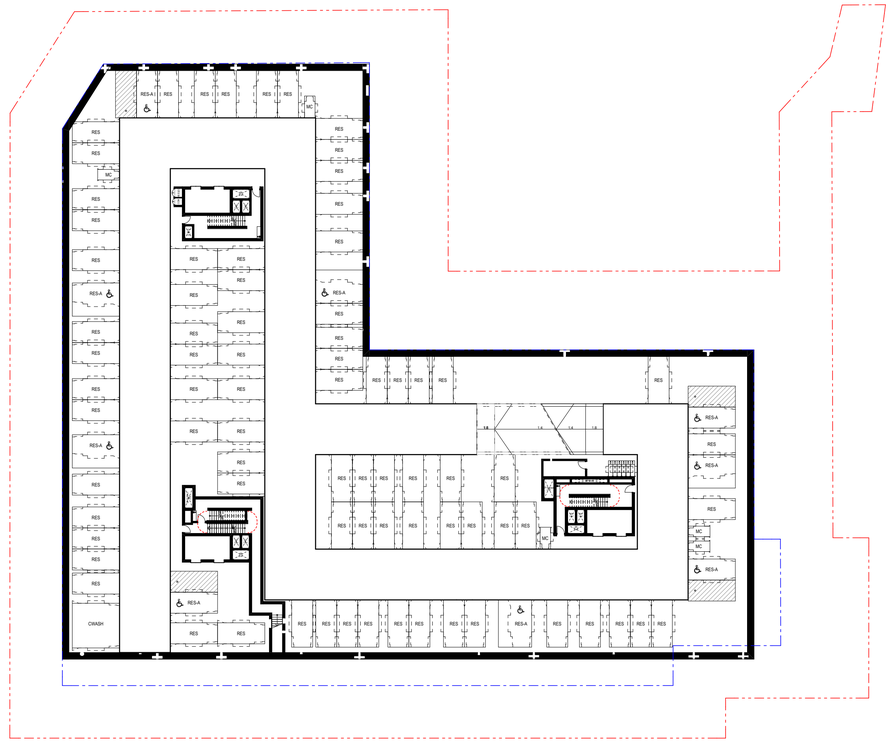
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Storage Schedule

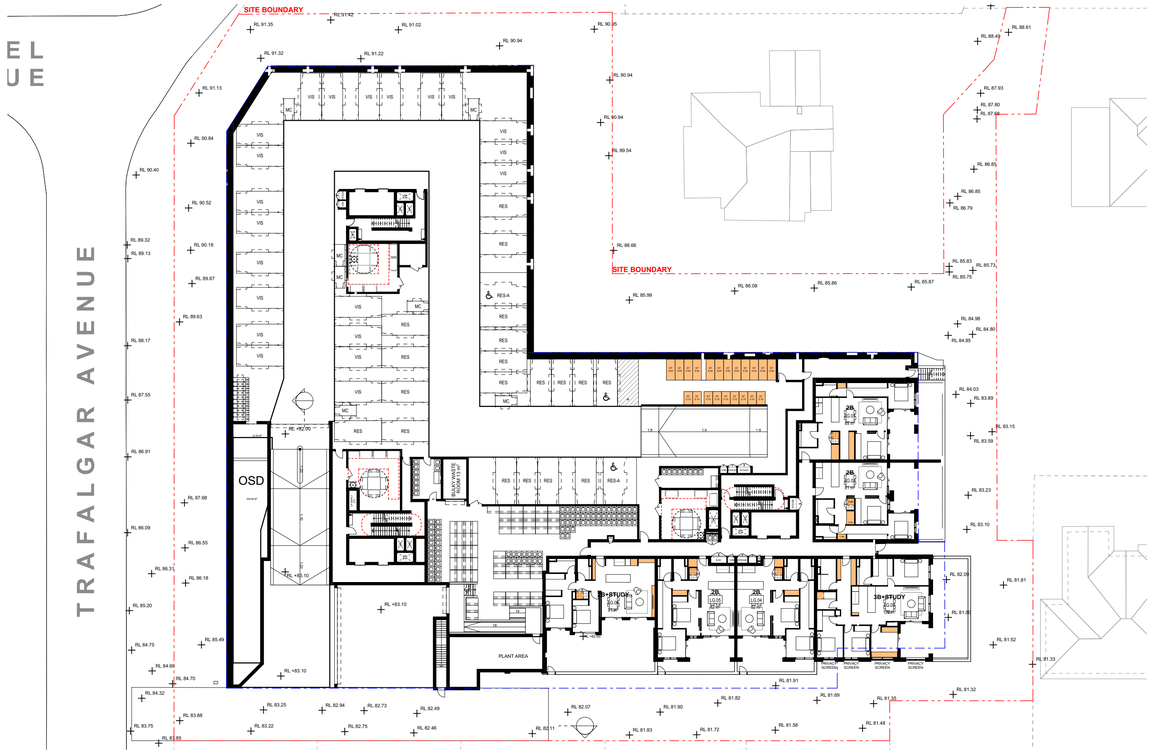
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Drawing No. DA416
Revision C



1 BASEMENT 02 1:350



2 BASEMENT 01 1:350



3 LOWER GROUND LEVEL 1:350



4 GROUND LEVEL 1:350

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfis Issue
C	30/03/2026	JW	DF	Rfis Issue

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0 1753.5 7 18m
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Country	Dharug

Drawing Name
Storage Diagrams

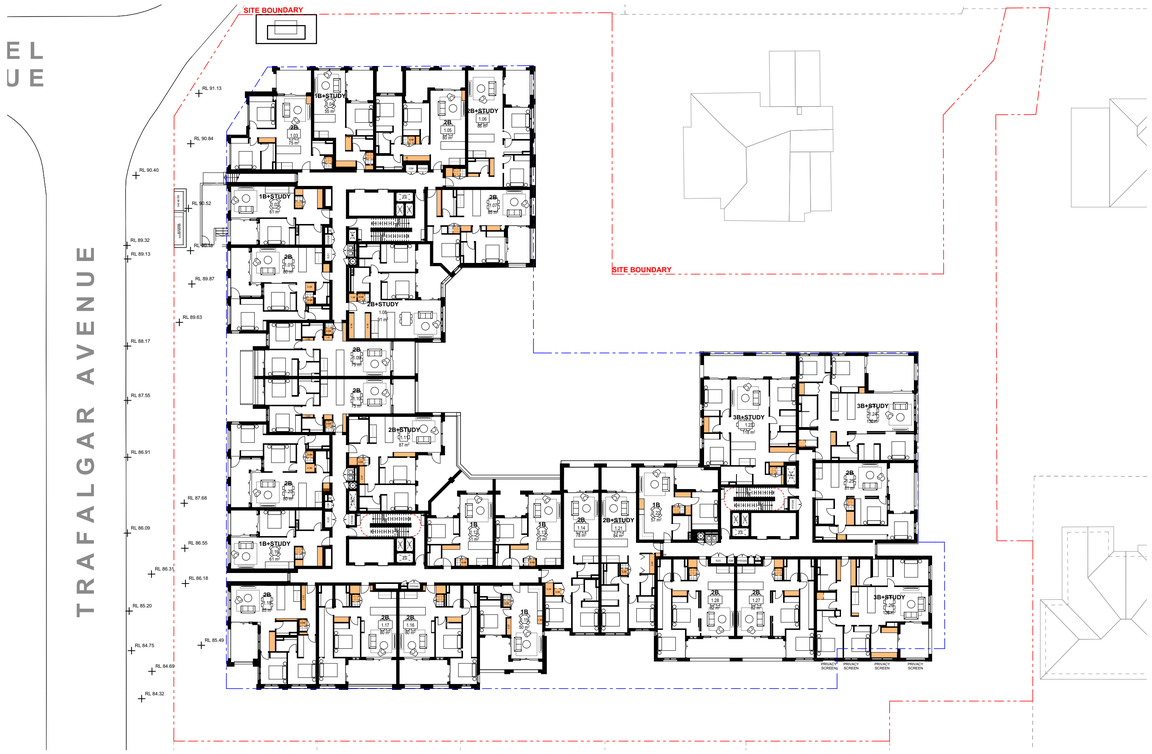
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Drawing No. DA417

Revision C



1 UPPER GROUND LEVEL 1:350



2 LEVEL 01 1:350



3 LEVEL 02 1:350



4 LEVEL 03 1:350

DEVELOPMENT APPLICATION

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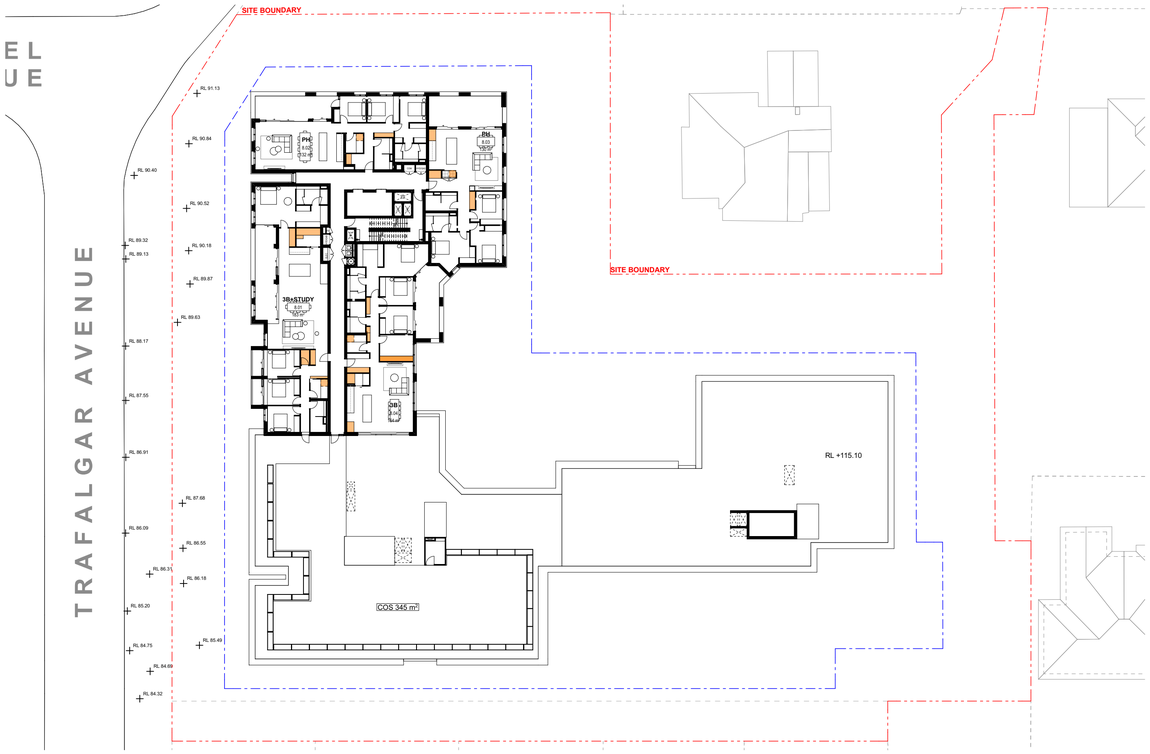
Drawing Name
Storage Diagrams

Drawing Scale 1:350 @ A1

Drawing No. DA418

Revision C


SITE BOUNDARY
SITE BOUNDARY
TRAFALGAR AVENUE
RL 91.13
RL 90.84
RL 90.40
RL 90.52
RL 90.18
RL 89.87
RL 89.83
RL 89.32
RL 89.13
RL 88.17
RL 87.55
RL 86.91
RL 87.68
RL 86.09
RL 86.55
RL 86.31
RL 86.18
RL 85.20
RL 84.75
RL 84.69
RL 84.32
RL 85.49
1B+STUDY
2B+STUDY
2B+STUDY
2



1 LEVEL 08 1:350

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
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Country	Dharug

Drawing Name
Storage Diagrams

Drawing Scale 1:350 @ A1

Drawing No. DA420

Revision C

Apartment Matrix									
Level	Unit No.	Type	Solar	Cross Vent	ARH	Number of Bathrooms	Balcony Area (m^2)	Balcony Depth (m)	Internal Area (m^2)
LOWER GROUND LEVEL	LG.01	2B	Yes	No	Market	2	42	6	89
	LG.02	2B	Yes	No	Market	2	43	6	81
	LG.03	3B + STUDY	Yes	Yes	Market	2	60	7.6	129
	LG.04	2B	No Solar	No	Market	2	25	3.8	82
	LG.05	2B	No Solar	No	Market	2	24	3.8	82
	LG.06	2B + STUDY	No Solar	No	Market	2	65	5.9	91
GROUND LEVEL	G.01	2B	Yes	Yes	Market	2	47	5.1	86
	G.02	2B	-	No	Market	2	53	7.2	95
	G.03	2B + STUDY	Yes	No	Market	2	26	4.4	87
	G.04	1B	Yes	No	Market	1	16	4.1	51
	G.05	1B	Yes	No	Market	1	20	4.1	51
	G.06	2B	Yes	Yes	Market	2	18	4.5	78
	G.07	1B	No Solar	Yes	Market	1	16	3.7	50
	G.08	3B + STUDY	Yes	Yes	Market	2	30	4.5	107
	G.09	3B + STUDY	Yes	Yes	Market	2	49	2.4	119
	G.10	3B + STUDY	Yes	Yes	Market	2	38	5.4	130
	G.11	2B	Yes	No	Market	2	15	2.8	81
	G.12	3B + STUDY	Yes	Yes	Market	2	13	3.2	128
	G.13	2B	No Solar	No	Market	2	12	2.2	82
	G.14	2B	No Solar	Yes	Market	2	12	2.2	82
UPPER GROUND LEVEL	UG.01	3B + STUDY	-	Yes	Market	2	43	5.3	102
	UG.02	2B	-	Yes	Market	2	10	2.5	86
	UG.03	3B	-	Yes	Market	2	18	2.5	118
	UG.04	2B + STUDY	Yes	Yes	Market	2	26	4.4	87
	UG.05	1B	Yes	No	Market	1	16	4.1	51
	UG.06	1B	Yes	No	Market	1	20	4.1	51
	UG.07	1B	No Solar	Yes	Market	1	16	3.7	50
	UG.08	2B	No Solar	Yes	Market	2	15	2.8	80
	UG.09	2B	No Solar	No	Market	2	15	2.8	80
	UG.10	2B	Yes (9 to 4)	Yes	Market	2	13	3.1	85
	UG.11	1B + STUDY	Yes (9 to 4)	No	Market	1	11	6.2	61
	UG.12	3B + STUDY	Yes (9 to 4)	Yes	Market	2	30	5.3	101
	UG.13	1B + STUDY	Yes	No	Market	1	22	2.6	64
	UG.14	1B	Yes	No	Market	1	11	2.5	57
	UG.15	3B + STUDY	Yes	Yes	Market	2	25	2.4	119
	UG.16	3B + STUDY	Yes	Yes	Market	2	21	4	130
	UG.17	2B	Yes	No	Market	2	15	2.8	81
	UG.18	3B + STUDY	Yes	Yes	Market	2	13	3.2	129
	UG.19	2B	No Solar	No	Market	2	12	2.2	82
	UG.20	2B	No Solar	Yes	Market	2	12	2.2	82
	UG.21	1B + STUDY	No Solar	No	Market	1	9	3.1	58
LEVEL 01	1.01	2B	-	Yes	Market	2	13	2.1	80
	1.02	1B + STUDY	Yes (9 to 4)	No	Market	1	30	6.2	61
	1.03	2B	Yes	Yes	Market	2	10	2.5	75
	1.04	1B + STUDY	Yes	No	Market	1	10	3.4	55
	1.05	2B	Yes	No	Market	2	18	3.4	80
	1.06	2B + STUDY	Yes	Yes	Market	2	11	2.8	86
	1.07	2B	Yes	Yes	Market	2	10	2.5	85
	1.08	2B + STUDY	-	Yes	Market	2	14	2.6	91
	1.09	2B	Yes	Yes	Market	2	13	2.5	75
	1.10	2B	Yes	Yes	Affordable	2	13	2.5	75
	1.11	2B + STUDY	Yes	Yes	Affordable	2	26	4.4	87
	1.12	1B	Yes	No	Affordable	1	15	4.1	51
	1.13	1B	Yes	No	Affordable	1	20	4.1	51
	1.14	2B	Yes	Yes	Affordable	2	10	2.6	78
	1.15	1B	No Solar	Yes	Affordable	1	16	3.7	50
	1.16	2B	No Solar	Yes	Affordable	2	15	2.8	80
	1.17	2B	No Solar	No	Affordable	2	15	2.8	80
	1.18	2B	Yes (9 to 4)	Yes	Affordable	2	13	3.1	85
	1.19	1B + STUDY	Yes (9 to 4)	No	Affordable	1	8	3	61
	1.20	2B	Yes (9 to 4)	Yes	Affordable	2	13	2.1	80
	1.21	2B + STUDY	Yes	Yes	Market	2	10	2.6	84
	1.22	1B	Yes	No	Market	1	11	2.5	57
	1.23	3B + STUDY	Yes	Yes	Market	2	25	2.4	118
	1.24	3B + STUDY	Yes	Yes	Market	2	21	4	130
	1.25	2B	Yes	No	Market	2	15	2.8	81
	1.26	3B + STUDY	Yes	Yes	Market	2	12	3.2	128
	1.27	2B	No Solar	No	Market	2	12	2.2	82
	1.28	2B	No Solar	Yes	Market	2	12	2.2	82
LEVEL 02	2.01	2B	-	Yes	Market	2	13	2.1	80
	2.02	1B + STUDY	Yes (9 to 4)	No	Market	1	8	2.9	61
	2.03	2B	Yes	Yes	Market	2	10	2.5	75
	2.04	1B + STUDY	Yes	No	Market	1	10	3.4	55
	2.05	2B + STUDY	Yes	No	Market	2	18	3.4	80
	2.06	2B	Yes	Yes	Market	2	11	2.8	87
	2.07	2B	Yes	Yes	Market	2	10	2.5	86
	2.08	2B + STUDY	-	Yes	Market	2	14	2.6	91
	2.09	2B	Yes	Yes	Market	2	10	2.5	75
	2.10	2B	Yes	Yes	Affordable	2	10	2.5	75
	2.11	2B + STUDY	Yes	Yes	Affordable	2	15	2.6	87
	2.12	1B	Yes	No	Affordable	1	9	2.8	51
	2.13	1B	Yes	No	Affordable	1	8	2.4	51
	2.14	2B	Yes	Yes	Affordable	2	10	2.6	78
	2.15	1B	No Solar	Yes	Affordable	1	16	3.8	50
	2.16	2B	No Solar	Yes	Affordable	2	15	2.7	80
	2.17	2B	No Solar	No	Affordable	2	15	2.7	80
	2.18	2B	Yes (9 to 4)	Yes	Affordable	2	13	3.1	85
	2.19	1B + STUDY	Yes (9 to 4)	No	Affordable	1	8	2.9	61
	2.20	2B	Yes (9 to 4)	Yes	Affordable	2	13	2.1	80
	2.21	2B + STUDY	Yes	Yes	Market	2	10	2.6	84
	2.22	1B	Yes	No	Market	1	11	2.4	57
	2.23	3B + STUDY	Yes	Yes	Market	2	25	4	119

Apartment Matrix									
Level	Unit No.	Type	Solar	Cross Vent	ARH	Number of Bathrooms	Balcony Area (m^2)	Balcony Depth (m)	Internal Area (m^2)
	2.24	3B + STUDY	Yes	Yes	Market	2	21	2.8	130
	2.25	2B	Yes	Yes	Market	2	15	2.8	81
	2.26	3B + STUDY	Yes	Yes	Market	2	74	3	118
	2.27	2B	No Solar	No	Market	2	34	2.6	102
LEVEL 03	3.01	2B	-	Yes	Market	2	13	2.1	80
	3.02	1B + STUDY	Yes (9 to 4)	No	Market	1	8	3	61
	3.03	2B	Yes	Yes	Market	2	10	2.5	75
	3.04	1B + STUDY	Yes	No	Market	1	10	3.4	55
	3.05	2B + STUDY	Yes	No	Market	2	18	2	80
	3.06	2B	Yes	Yes	Market	2	11	2.8	87
	3.07	2B	Yes	Yes	Market	2	10	2.5	86
	3.08	2B + STUDY	-	Yes	Market	2	14	2.6	91
	3.09	2B	Yes	Yes	Market	2	10	2.5	75
	3.10	2B	Yes	Yes	Affordable	2	10	2.5	75
	3.11	2B + STUDY	Yes	Yes	Affordable	2	15	2.7	87
	3.12	1B	Yes	No	Affordable	1	9	2.8	51
	3.13	1B	Yes	No	Affordable	1	8	2.4	51
	3.14	2B	Yes	Yes	Affordable	2	10	2.6	78
	3.15	1B	No Solar	Yes	Affordable	1	8	2.4	50
	3.16	2B + STUDY	No Solar	No	Affordable	2	49	5	87
	3.17	3B	Yes (9 to 4)	Yes	Affordable	2	44	2.4	111
	3.18	1B + STUDY	Yes (9 to 4)	No	Affordable	1	8	3	61
	3.19	2B	Yes (9 to 4)	Yes	Affordable	2	13	2.1	80
	3.20	2B + STUDY	Yes	Yes	Market	2	10	2.6	84
	3.21	1B	Yes	No	Market	1	11	2.5	57
	3.22	3B	Yes	Yes	Market	2	47	5	101
	3.23	3B + STUDY	Yes	Yes	Market	2	79	2.5	166
	3.24	2B	Yes	Yes	Market	2	69	6.8	80
	3.25	1B	No Solar	No	Market	1	9	2.1	59
LEVEL 04	4.01	2B	-	Yes	Market	2	13	2.1	80
	4.02	1B + STUDY	Yes (9 to 4)	No	Market	1	8	3	61
	4.03	2B	Yes	Yes	Market	2	10	2.5	75
	4.04	1B + STUDY	Yes	No	Market	1	10	3.4	55
	4.05	2B	Yes	No	Market	2	18	3.4	80
	4.06	2B	Yes	Yes	Market	2	11	2.8	86
	4.07	2B	Yes	Yes	Market	2	10	2.5	85
	4.08	2B + STUDY	-	Yes	Market	2	14	2.6	91
	4.09	2B	Yes	Yes	Market	2	10	2.5	75
	4.10	2B	Yes	Yes	Affordable	2	10	2.5	75
	4.11	2B + STUDY	Yes	Yes	Affordable	2	15	2.6	87
	4.12	1B	Yes	No	Affordable	1	9	2.8	51
	4.13	1B	Yes	No	Affordable	1	8	2.4	51
	4.14	2B	Yes	Yes	Affordable	2	10	2.6	78
	4.15	1B	No Solar	Yes	Affordable	1	8	2.4	50
	4.16	2B + STUDY	No Solar	No	Affordable	2	14	2.1	87
	4.17	3B	Yes (9 to 4)	Yes	Affordable	2	30	5	88
	4.18	3B	Yes (9 to 4)	No	Affordable	2	48	5.2	101
	4.19	2B + STUDY	Yes	Yes	Market	2	10	2.6	84
	4.20	1B	Yes	No	Market	1	11	2.5	57
	4.21	3B	Yes	Yes	Market	2	18	2.4	100
	4.22	3B + STUDY	Yes	Yes	Market	2	13	2.5	152
	4.23	2B	Yes	Yes	Market	2	10	2.4	80
	4.24	1B	No Solar	No	Market	1	9	2.1	60
LEVEL 05	5.01	3B	Yes (9 to 4)	No	Market	2	51	5.2	106
	5.02	2B + STUDY	Yes	Yes	Market	2	52	5.4	86
	5.03	3B	Yes	Yes	Market	2	71	6	116
	5.04	1B	Yes	Yes	Market	1	27	4.9	64
	5.05	2B + STUDY	-	Yes	Market	2	14	2.6	91
	5.06	2B	Yes	Yes	Market	2	13	2.5	75
	5.07	2B	Yes	Yes	Market	2	10	2.5	75
	5.08	2B + STUDY	Yes	Yes	Market	2	15	2.6	87
	5.09	1B	Yes	No	Affordable	1	9	2.8	51
	5.10	1B	Yes	No	Market	1	8	2.4	51
	5.11	2B	Yes	Yes	Market	2	10	2.6	78
	5.12	1B	No Solar	Yes	Market	1	8	2.4	50
	5.13	2B + STUDY	No Solar	No	Market	2	14	2.1	87
	5.14	2B	Yes (9 to 4)	Yes	Market	2	11	2.6	87
	5.15	3B	Yes (9 to 4)	No	Market	2	13	2.2	104
	5.16	2B + STUDY	Yes	Yes	Market	2	10	2.6	84
	5.17	1B	Yes	No	Market	1	11	2.5	57
	5.18	3B	Yes	Yes	Market	2	18	2.4	100
	5.19	3B + STUDY	Yes	Yes	Market	2	13	2.5	150
	5.20	2B	Yes	Yes	Market	2	10	2.4	80
	5.21	1B	No Solar	No	Market	1	9	2.1	60
LEVEL 06	6.01	3B	Yes (9 to 4)	No	Market	2	13	2.2	107
	6.02	2B	Yes	Yes	Market	2	17	2.6	86
	6.03	3B	Yes	Yes	Market	2	16	3.5	116
	6.04	1B	Yes	Yes	Market	1	9	2	64
	6.05	2B + STUDY	-	Yes	Market	2	14	2.6	91
	6.06	2B	Yes	Yes	Market	2	13	2.5	75
	6.07	2B	Yes	Yes	Market	2	13	2.5	75
	6.08	2B	Yes	Yes	Market	2	15	2.6	87
	6.09	1B	Yes	No	Market	1	9	2.8	51
	6.10	1B	Yes	No	Market	1	8	2.4	51
	6.11	2B	Yes	Yes	Market	2	10	2.6	78
	6.12	1B	No Solar	Yes	Market	1	8	2.4	50
	6.13	2B + STUDY	No Solar	No	Market	2	14	2.1	87
	6.14	2B + STUDY	Yes (9 to 4)	Yes	Market	2	11	2.6	87
	6.15	3B	Yes (9 to 4)	No	Market	2	13	2.2	105
	6.16	2B + STUDY	Yes	Yes	Market	2	10	2.6	84
	6.17	1B	Yes	No	Market	1	11	2.5	57
	6.18	3B	Yes	Yes	Market	2	18	2.4	100

Apartment Matrix									
Level	Unit No.	Type	Solar	Cross Vent	ARH	Number of Bathrooms	Balcony Area (m^2)	Balcony Depth (m)	Internal Area (m^2)
	6.19	3B + STUDY	Yes	Yes	Market	2	13	2.5	150
	6.20	2B	Yes	Yes	Market	2	10	2.4	80
	6.21	1B	No Solar	No	Market	1	9	2.1	60
LEVEL 07	7.01	3B	Yes (9 to 4)	No	Market	2	13	2.2	105
	7.02	3B	Yes	Yes	Market	2	23	2.6	132
	7.03	3B	Yes	Yes	Market	2	29	3.5	130
	7.04	2B + STUDY	-	Yes	Market	2	14	2.6	91
	7.05	2B	Yes	Yes	Market	2	13	2.5	75
	7.06	2B	Yes	Yes	Market	2	13	2.5	75
	7.07	2B + STUDY	Yes	Yes	Market	2	15	2.6	87
	7.08	3B	Yes	No	Market	2	19	2.4	104
	7.09	1B	Yes	Yes	Market	1	8	2.4	50
	7.10	2B + STUDY	No Solar	No	Market	2	14	2.1	87
	7.11	2B + STUDY	Yes	Yes	Market	2	11	2.6	87
	7.12	3B	Yes (9 to 4)	No	Market	2	13	2.2	105
	7.13	3B + STUDY	Yes	Yes	Market	2	39	2.5	145
	7.14	PH	Yes	Yes	Market	2	81	3.8	195
LEVEL 08	8.01	3B + STUDY	Yes	Yes	Market	2	58	2.4	183
	8.02	PH	Yes	Yes	Market	2	24	2.6	132
	8.03	PH	Yes	Yes	Market	2	29	3.5	130
	8.04	3B	-	No	Market	2	63	2.7	164

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue

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- 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 existing tree 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.

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Apartment Matrix

Drawing Scale 1:1.43 @ A1

Drawing No. DA421

Revision C

13688 Compliance Schedule										
Level	Unit No.	Type	Apartment Calculated Area (m2)	Maximum habitable Room Depth	Bedroom Sizes	Living Room Sizes	Solar	Cross Vent	ARH	Storage Min. Vol
LOWER GROUND LEVEL	LG.01	2B	89	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	LG.02	2B	81	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	LG.03	3B + STUDY	129	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	LG.04	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	LG.05	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	LG.06	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
GROUND LEVEL	G.01	2B	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	G.02	2B	95	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	No	Market	Compliant to ADG
	G.03	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	G.04	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	G.05	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	G.06	2B	78	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Affordable	Compliant to ADG
	G.07	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	G.08	3B + STUDY	106	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	G.09	3B + STUDY	119	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	G.10	3B + STUDY	130	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	G.11	2B	81	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	G.12	3B + STUDY	128	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	G.13	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	G.14	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Market	Compliant to ADG
UPPER GROUND LEVEL	UG.01	3B + STUDY	102	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	UG.02	2B	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	UG.03	3B	118	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	UG.04	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	UG.05	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	UG.06	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	UG.07	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	UG.08	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	UG.09	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Affordable	Compliant to ADG
	UG.10	2B	85	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Affordable	Compliant to ADG
	UG.11	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Affordable	Compliant to ADG
	UG.12	3B + STUDY	101	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Market	Compliant to ADG
	UG.13	1B + STUDY	64	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	UG.14	1B	57	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	UG.15	3B + STUDY	119	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	UG.16	3B + STUDY	130	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	UG.17	2B	81	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	UG.18	3B + STUDY	129	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	UG.19	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	UG.20	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Market	Compliant to ADG
	UG.21	1B + STUDY	58	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
LEVEL 01	1.01	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	1.02	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	1.03	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.04	1B + STUDY	55	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	1.05	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	1.06	2B + STUDY	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.07	2B	85	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.08	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	1.09	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.10	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.11	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.12	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	1.13	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	1.14	2B	78	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Affordable	Compliant to ADG
	1.15	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	1.16	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	1.17	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Affordable	Compliant to ADG
	1.18	2B	85	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Affordable	Compliant to ADG
	1.19	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Affordable	Compliant to ADG
	1.20	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Market	Compliant to ADG
	1.21	2B + STUDY	84	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.22	1B	57	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	1.23	3B + STUDY	118	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.24	3B + STUDY	130	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.25	2B	81	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	1.26	3B + STUDY	128	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	1.27	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	1.28	2B	82	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Market	Compliant to ADG
LEVEL 02	2.01	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG

13688 Compliance Schedule										
Level	Unit No.	Type	Apartment Calculated Area (m2)	Maximum habitable Room Depth	Bedroom Sizes	Living Room Sizes	Solar	Cross Vent	ARH	Storage Min. Vol
	2.02	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	2.03	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.04	1B + STUDY	55	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	2.05	2B + STUDY	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	2.06	2B	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.07	2B	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.08	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	2.09	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.10	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.11	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.12	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	2.13	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	2.14	2B	78	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Affordable	Compliant to ADG
	2.15	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	2.16	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	2.17	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Affordable	Compliant to ADG
	2.18	2B	85	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Affordable	Compliant to ADG
	2.19	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Affordable	Compliant to ADG
	2.20	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Market	Compliant to ADG
	2.21	2B + STUDY	84	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.22	1B	57	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	2.23	3B + STUDY	119	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.24	3B + STUDY	130	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.25	2B	81	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.26	3B + STUDY	118	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	2.27	2B	102	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
LEVEL 03	3.01	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	3.02	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	3.03	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.04	1B + STUDY	55	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	3.05	2B + STUDY	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	3.06	2B	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.07	2B	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.08	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	3.09	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.10	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.11	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.12	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	3.13	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	3.14	2B	78	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Affordable	Compliant to ADG
	3.15	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	3.16	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Affordable	Compliant to ADG
	3.17	3B	110	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Affordable	Compliant to ADG
	3.18	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Affordable	Compliant to ADG
	3.19	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Market	Compliant to ADG
	3.20	2B + STUDY	84	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.21	1B	57	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	3.22	3B	101	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.23	3B + STUDY	166	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.24	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	3.25	1B	59	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
LEVEL 04	4.01	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	4.02	1B + STUDY	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	4.03	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.04	1B + STUDY	55	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	4.05	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	4.06	2B	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.07	2B	85	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.08	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	4.09	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.10	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.11	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.12	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	4.13	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	4.14	2B	78	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Affordable	Compliant to ADG
	4.15	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	4.16	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Affordable	Compliant to ADG
	4.17	3B	110	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Affordable	Compliant to ADG
	4.18	3B	101	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue

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- 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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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Compliance Matrix

Drawing Scale 2:1 @ A1

Drawing No. DA422

Revision C

13688 Compliance Schedule										
Level	Unit No.	Type	Apartment Calculated Area (m2)	Maximum habitable Room Depth	Bedroom Sizes	Living Room Sizes	Solar	Cross Vent	ARH	Storage Min. Vol
	4.19	2B + STUDY	84	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.20	1B	57	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	4.21	3B	100	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.22	3B + STUDY	152	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.23	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	4.24	1B	60	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
LEVEL 05	5.01	3B	106	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	5.02	2B	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.03	3B	116	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.04	1B	64	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.05	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	5.06	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.07	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.08	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.09	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	5.10	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Affordable	Compliant to ADG
	5.11	2B	78	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Affordable	Compliant to ADG
	5.12	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Affordable	Compliant to ADG
	5.13	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	5.14	2B	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Market	Compliant to ADG
	5.15	3B	61	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	5.16	2B + STUDY	84	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.17	1B	57	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	5.18	3B	100	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.19	3B + STUDY	150	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.20	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	5.21	1B	60	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
LEVEL 06	6.01	3B	107	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	6.02	2B	86	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.03	3B	116	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.04	1B	64	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.05	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	6.06	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.07	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.08	2B	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.09	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	6.10	1B	51	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	6.11	2B	78	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.12	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	Yes	Market	Compliant to ADG
	6.13	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	6.14	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	Yes	Market	Compliant to ADG
	6.15	3B	105	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	6.16	2B + STUDY	84	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.17	1B	57	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	6.18	3B	100	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.19	3B + STUDY	150	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.20	2B	80	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	6.21	1B	60	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
LEVEL 07	7.01	3B	105	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	7.02	3B	134	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.03	3B	130	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.04	2B + STUDY	91	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	Yes	Market	Compliant to ADG
	7.05	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.06	2B	75	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.07	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.08	3B	104	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	No	Market	Compliant to ADG
	7.09	1B	50	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.10	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	No Solar	No	Market	Compliant to ADG
	7.11	2B + STUDY	87	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.12	3B	105	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes (9 to 4)	No	Market	Compliant to ADG
	7.13	3B + STUDY	145	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	7.14	PH	195	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
LEVEL 08	8.01	3B + STUDY	183	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	8.02	PH	133	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	8.03	PH	130	Compliant to ADG	Compliant to ADG	Compliant to ADG	Yes	Yes	Market	Compliant to ADG
	8.04	3B	164	Compliant to ADG	Compliant to ADG	Compliant to ADG	-	No	Market	Compliant to ADG

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue

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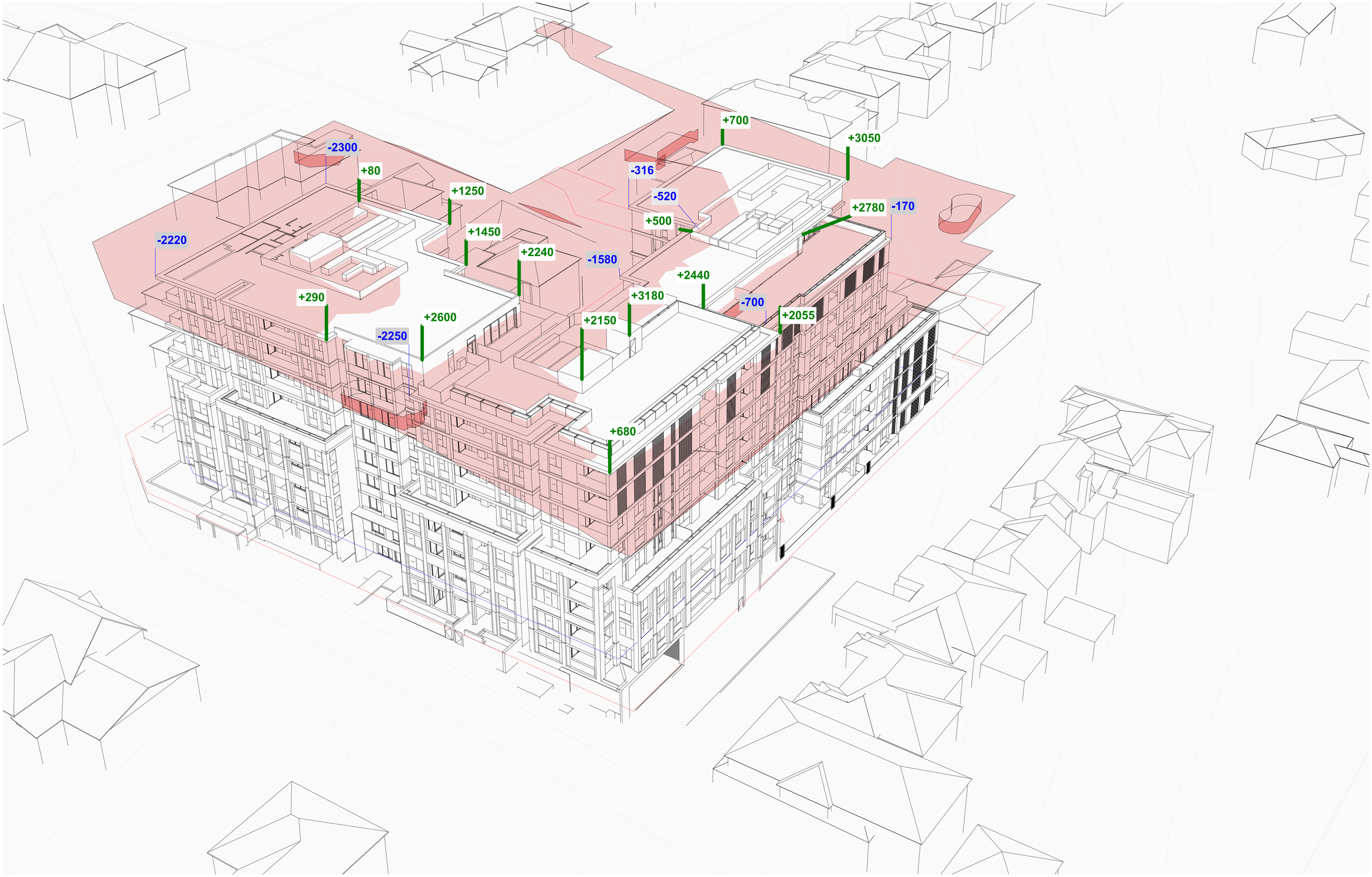
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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Compliance Matrix

Drawing Scale 2:1 @ A1
Drawing No. DA423
Revision C



Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	JW	DF	Rfs Issue
C	30/03/2026	JW	DF	Rfs Issue
D	5/05/2026	JW	DF	Minor Amendments

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Height Plane

Drawing Scale 1:5000 @ A1

Drawing No. DA500

Revision D



01 9 am 1:500



02 9:30 am 1:500



03 10 am 1:500



04 10:30 am 1:500

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	17/04/2025	DT	GK	Issue for SSDA Submission
B	6/11/2025	DT	DF	Rfs Issue
C	30/03/2026	DT	DF	Rfs Issue

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Eye of the Sun Diagrams Existing Context

Drawing Scale 1:500 @ A1

Drawing No. DA501

Revision C



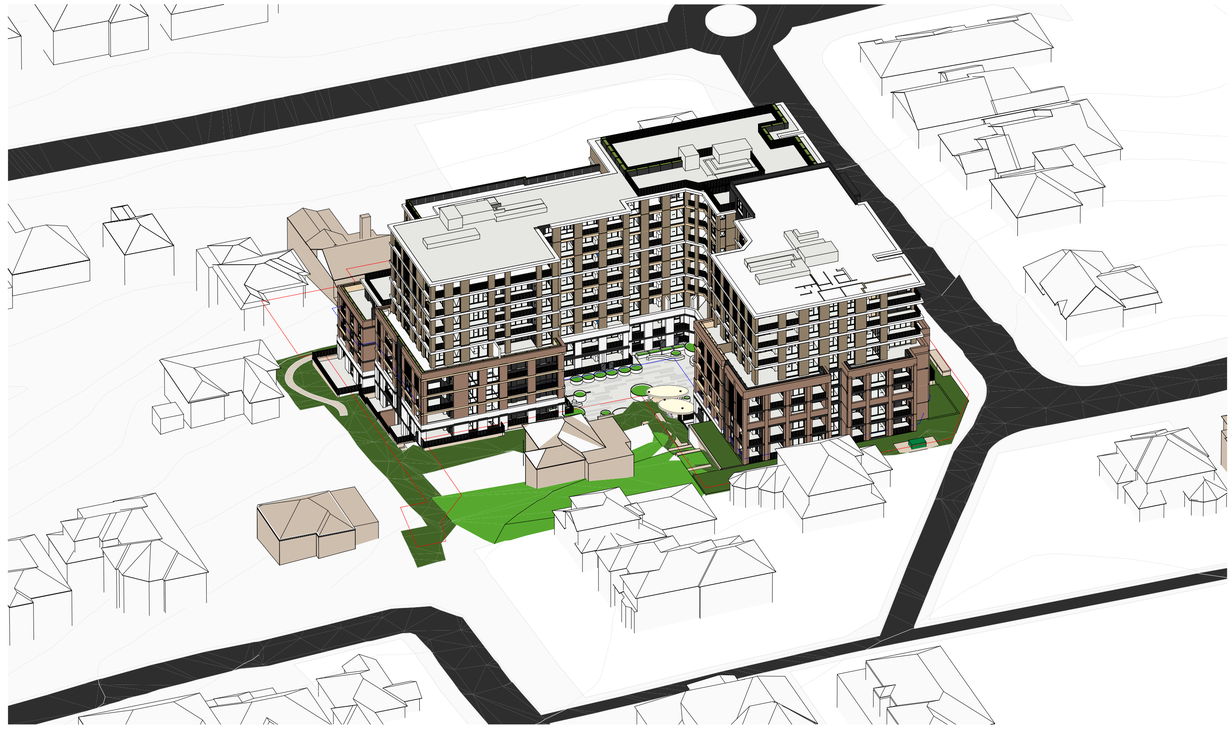
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02 11:30 am 1:500



03 12 pm 1:500



04 12:30 am 1:500

Rev	Date	By	Chk	Description
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B	6/11/2025	DT	DF	Rfs Issue
C	30/03/2026	DT	DF	Rfs Issue

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Eye of the Sun Diagrams Existing Context

Drawing Scale 1:500 @ A1

Drawing No. DA502

Revision C



1 1 pm 1:500



2 1:30 pm 1:500



3 2 pm 1:500



4 2:30 pm 1:500

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
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B	30/03/2026	GK	DF	Rfa Issue

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Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Eye of the Sun Diagrams Existing Context

Drawing Scale 1:500 @ A1

Drawing No. DA503

Revision B



1 3 pm 1:500



2 3:30 pm 1:500



3 4 pm 1:500

Rev	Date	By	Chk	Description
A	6/11/2025	GK	DF	Rfa Issue
B	30/03/2026	GK	DF	Rfa Issue

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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Eye of the Sun Diagrams
Existing Context

Drawing Scale 1:500 @ A1

Drawing No. DA504

Revision B



01 9 am 1:500



02 9:30 am 1:500



03 10 am 1:500



04 10:30 am 1:500

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
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Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Eye of the Sun Diagrams
Future Context

Drawing Scale 1:500 @ A1

Drawing No. DA505

Revision B



01 11 am 1:500



02 11:30 am 1:500



03 12 pm 1:500



04 12:30 am 1:500

Rev	Date	By	Chk	Description
A	6/11/2025	GK	DF	Rfa Issue
B	30/03/2026	GK	DF	Rfa Issue

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Project Name	Trafalgar Avenue
Project Number	13688
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Drawing Name
Eye of the Sun Diagrams Future Context

Drawing Scale 1:500 @ A1

Drawing No. DA506

Revision B



1 1 pm 1:500



2 1:30 am 1:500



3 2 pm 1:500



4 2:30 pm 1:500

DEVELOPMENT APPLICATION

Rev	Date	By	Chk	Description
A	6/11/2025	GK	DF	Rfis Issue
B	30/03/2026	GK	DF	Rfis Issue

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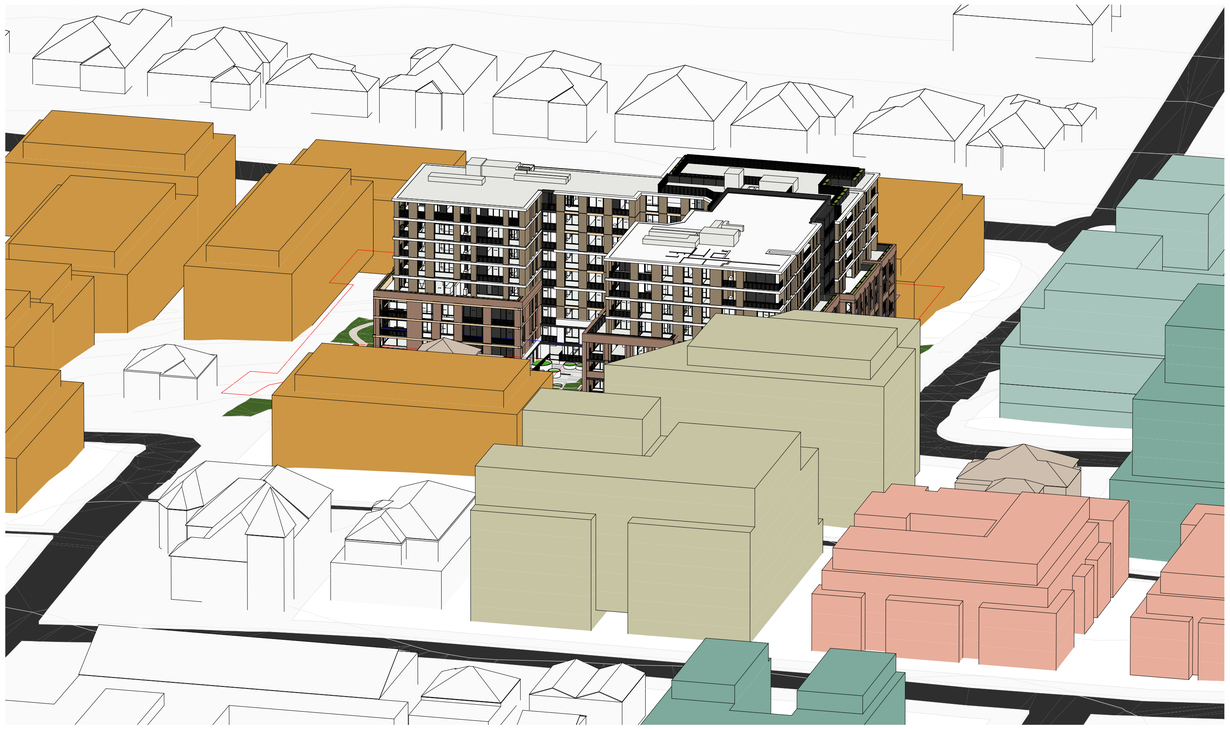
Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Eye of the Sun Diagrams
Future Context

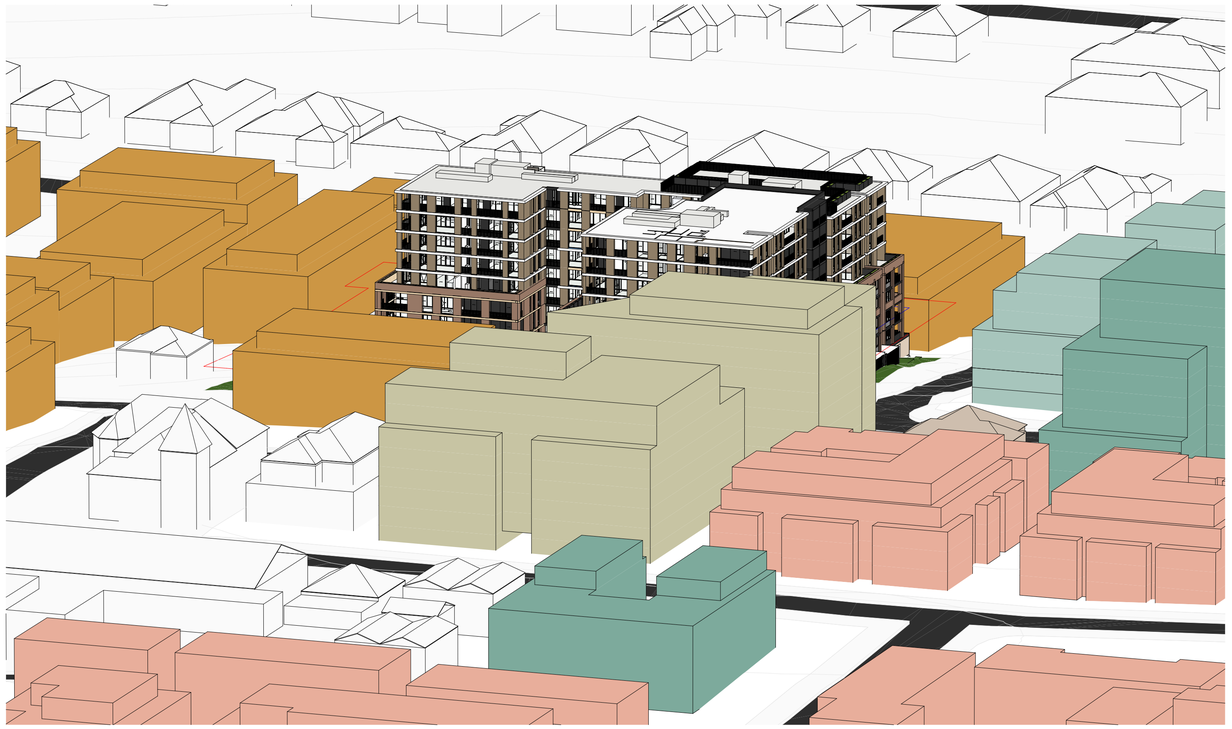
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Drawing No. DA507

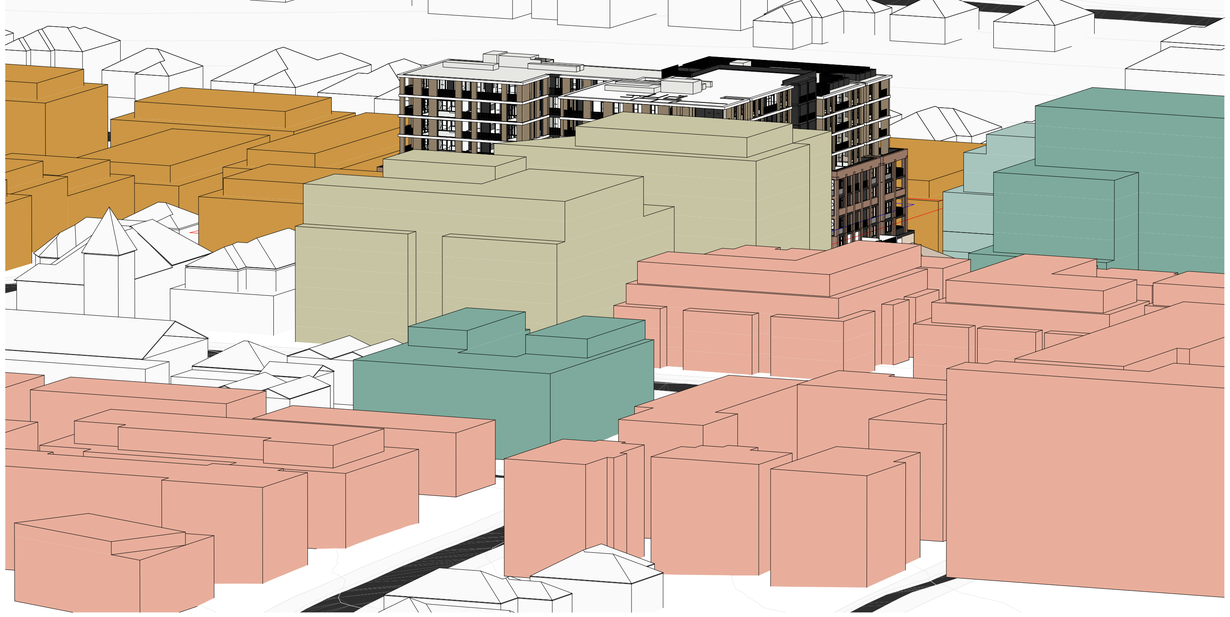
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2 3:30 pm 1:500



3 4 pm 1:500

Rev	Date	By	Chk	Description
A	6/11/2025	GK	DF	Rfa Issue
B	30/03/2026	GK	DF	Rfa Issue

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- 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.

DEVELOPMENT APPLICATION

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DKO

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Eye of the Sun Diagrams
Future Context

Drawing Scale 1:500 @ A1

Drawing No. DA508

Revision B

RUSSEL AVENUE

TRAFALGAR AVENUE

VALLEY ROAD

SITE BOUNDARY

RL +117.40

RL +117.35

RL +114.10

RL +117.00

RL +115.9

RL +118.45

RL +119.25

RL +115.10

RL +115.55

RL +110.65

COS BELOW RL +114.00

HWU PLANT

PLANT

PV CELL

TOP OF RAILING

TOP OF LIFT OVERUN

GATE

FOE

DENOTES BRICK PIER

Rev	Date	By	Chk	Description
A	6/11/2025	JW	DF	Rfa Issue
B	30/03/2026	JW	DF	Rfa Issue
C	5/05/2026	JW	DF	Minor Amendments

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0 1.25 2.5 5 12.50m

Scale 1:250 @ A1

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DEVELOPMENT APPLICATION

Project Name	Trafalgar Avenue
Project Number	13688
Project Address	59-63 Trafalgar Av & 1A-1B Valley Road Lindfield NSW 2070
Country	Dharug

Drawing Name
Roof top survey overlay

Drawing Scale 1:250 @ A1

Drawing No. DA509

Revision C