



Department of Planning
and Environment

Issued under the *Environmental Planning and Assessment Act 1979*
Approved Application No: SSD 23588910

Granted on: 31 March 2022

Signed: AW Sheet No: 31 of 61

Storage Provision

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Rev.	Date	By	Ckd	Description.
A	20/02/2021	XD, NB	NB	Development Application
B	6/12/2021	XD	NB	DPE RTS

Client Details

SH Gosford Residential Pty Ltd

Consultants

Land Survey - Veris

1300 765 315

Planner - Urbis

Andrew Harvey
aharvey@urbis.com.au
02 8233 9900

Landscape Design - Turf

Scott Jackson
scott.jackson@turfdesign.com.
02 8394 9990

DDA - BCA Logic

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Traffic - GTA

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Structural Engineer - Northrop

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luka.vulic@s4bstudio.com.au
02 9002 4200

Fire Engineer - Affinity

Thomas O'Dwyer
0499 977 202

Waste Management - Elephants Foot

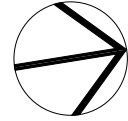
Hannah Wilkes
hannah.wilkes@elephantsfoot.com.au
02 9780 3500

BASIX - Northrop

Erica Chan
Echan@northrop.com.au
02 91563127

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www.DKO.com.au
ABN: 81956706590
NSW: Nominated Architects
Kees de Keijzer 5767
David Randerson 8542



Project Name
Project Number
Project Address

Central Coast Quarter - North Tower
11725
26-30 Mann Street,
Gosford, NSW 2250

Drawn By
Checked By
Date
Scale

XD
NB
August 2021
1:4000@A1
1:250@A3

Drawing Series
Drawing Name

Compliance Drawings
Storage Diagram 1/2

Drawing Number
Revision

DA417
B

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A	20/02/2021	XD, NB	NB	Development Application
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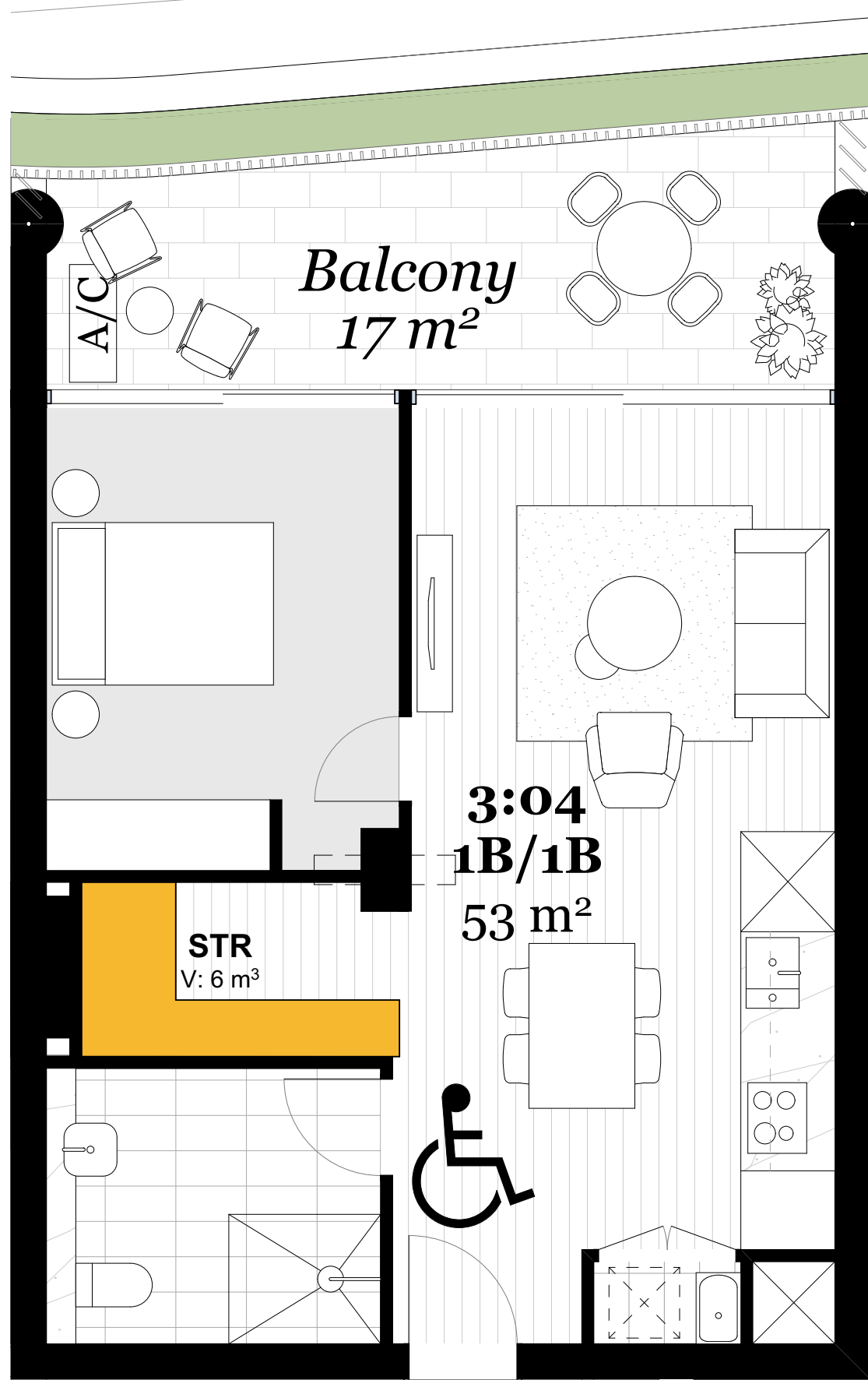
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August 2021
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Drawing Series
Drawing Name

Compliance Drawings
Storage Diagram 2/2

Drawing Number
Revision

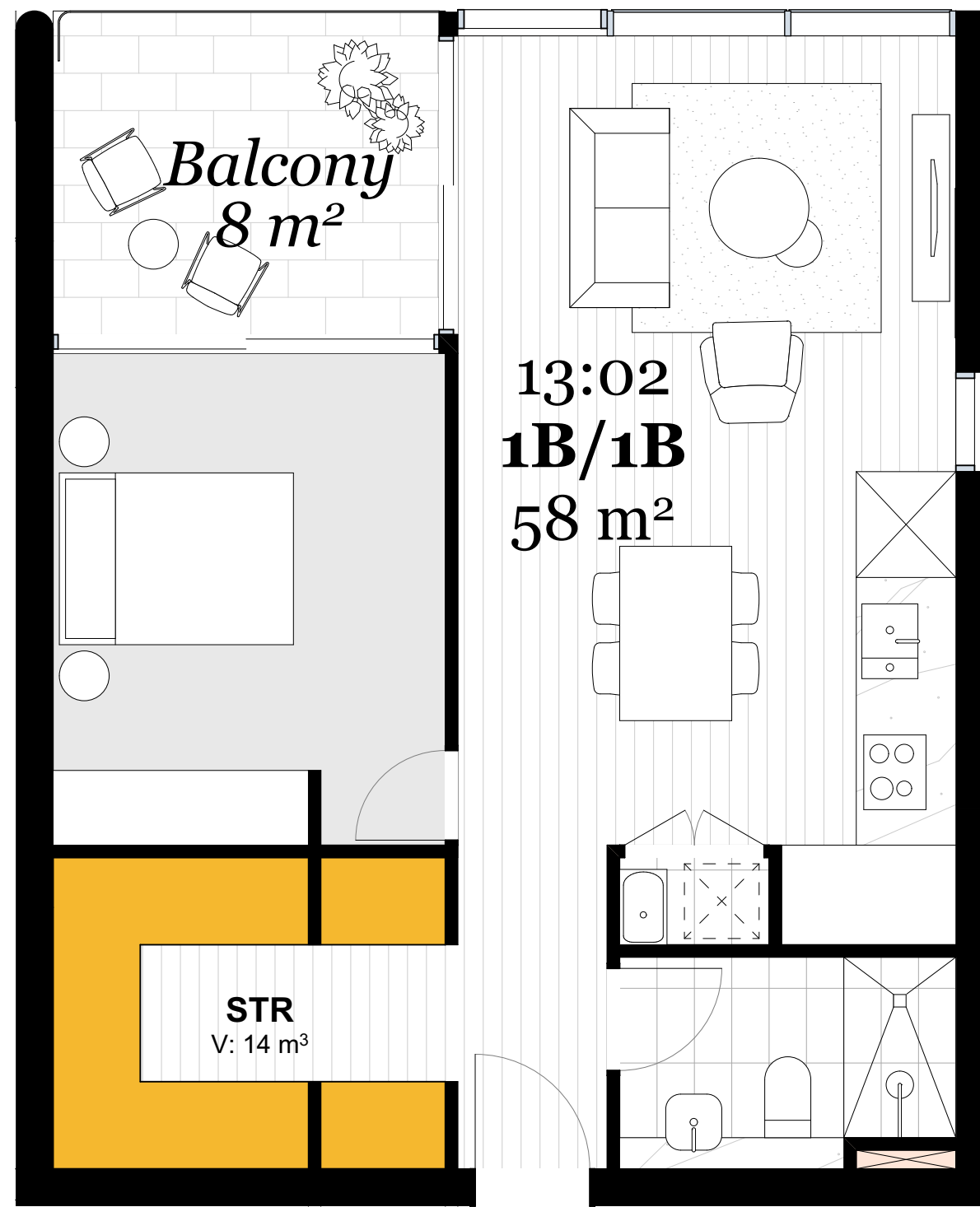
DA418
B



Typical 1 Bed Unit

1:50

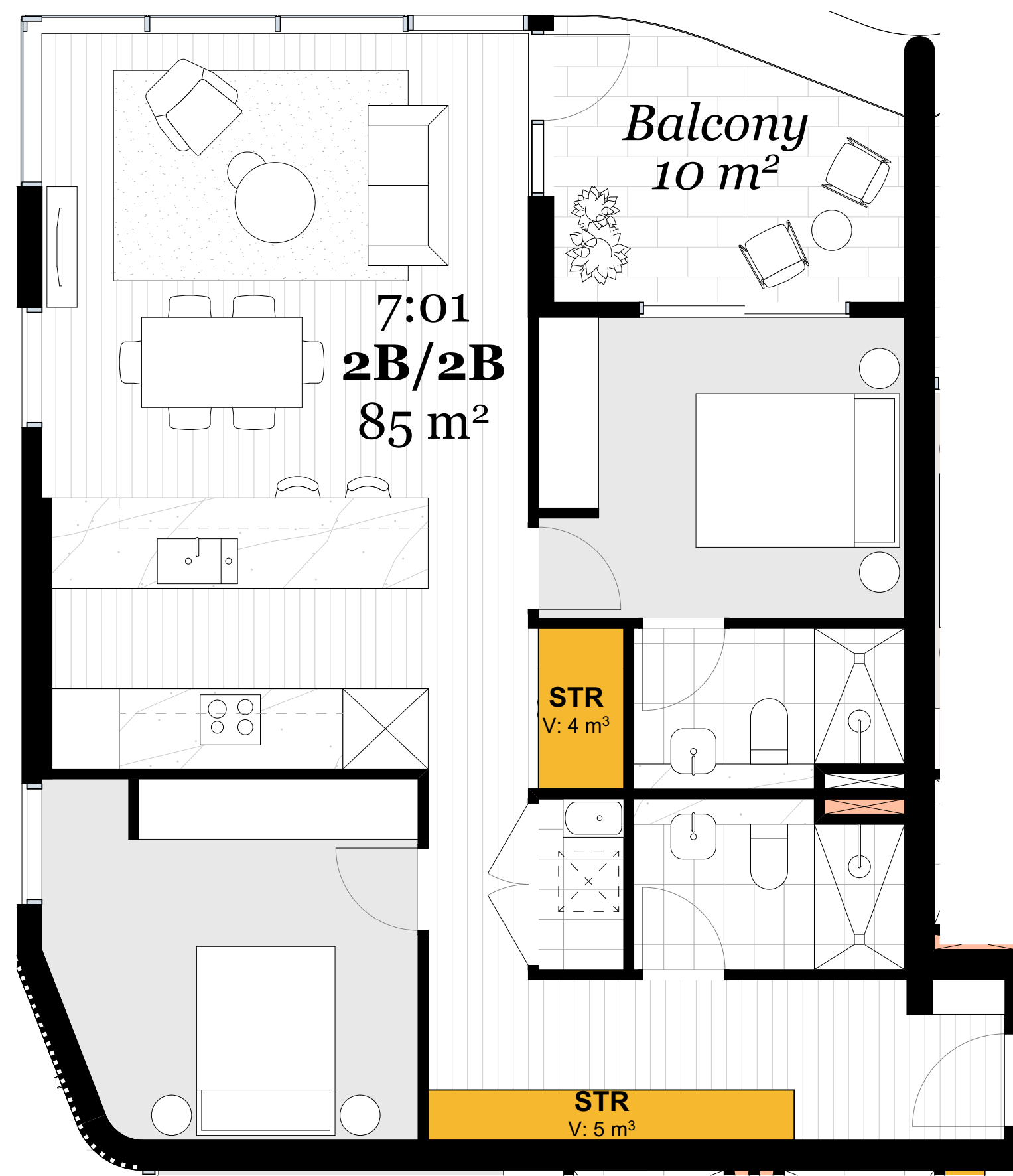
Internal Storage: 6m³



Typical 1 Bed Unit

1:50

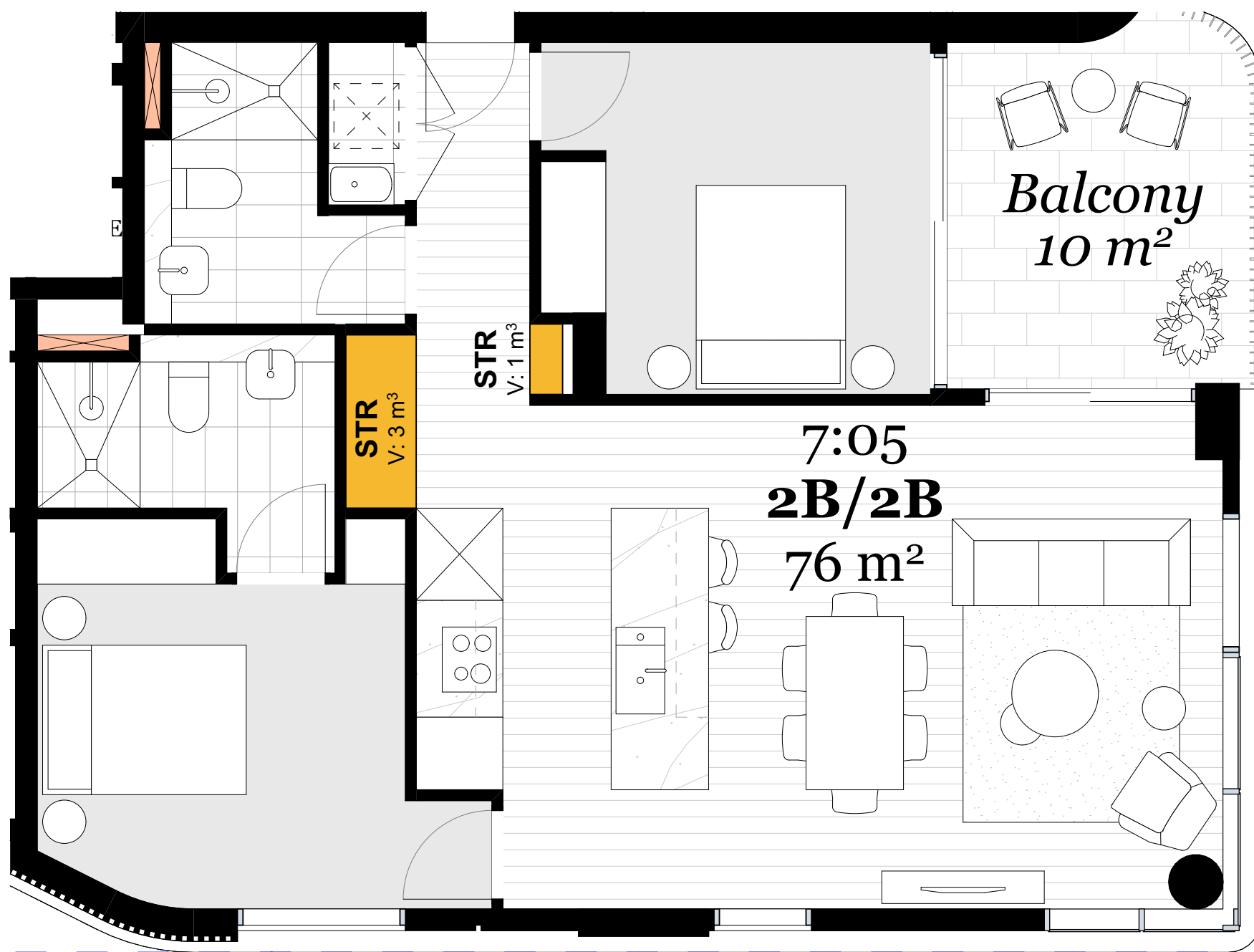
Internal Storage: 14m³



Typical 2 Bed Unit

1:50

Internal Storage: 9m³



Typical 2 Bed Unit

1:50

Internal Storage: 4m³



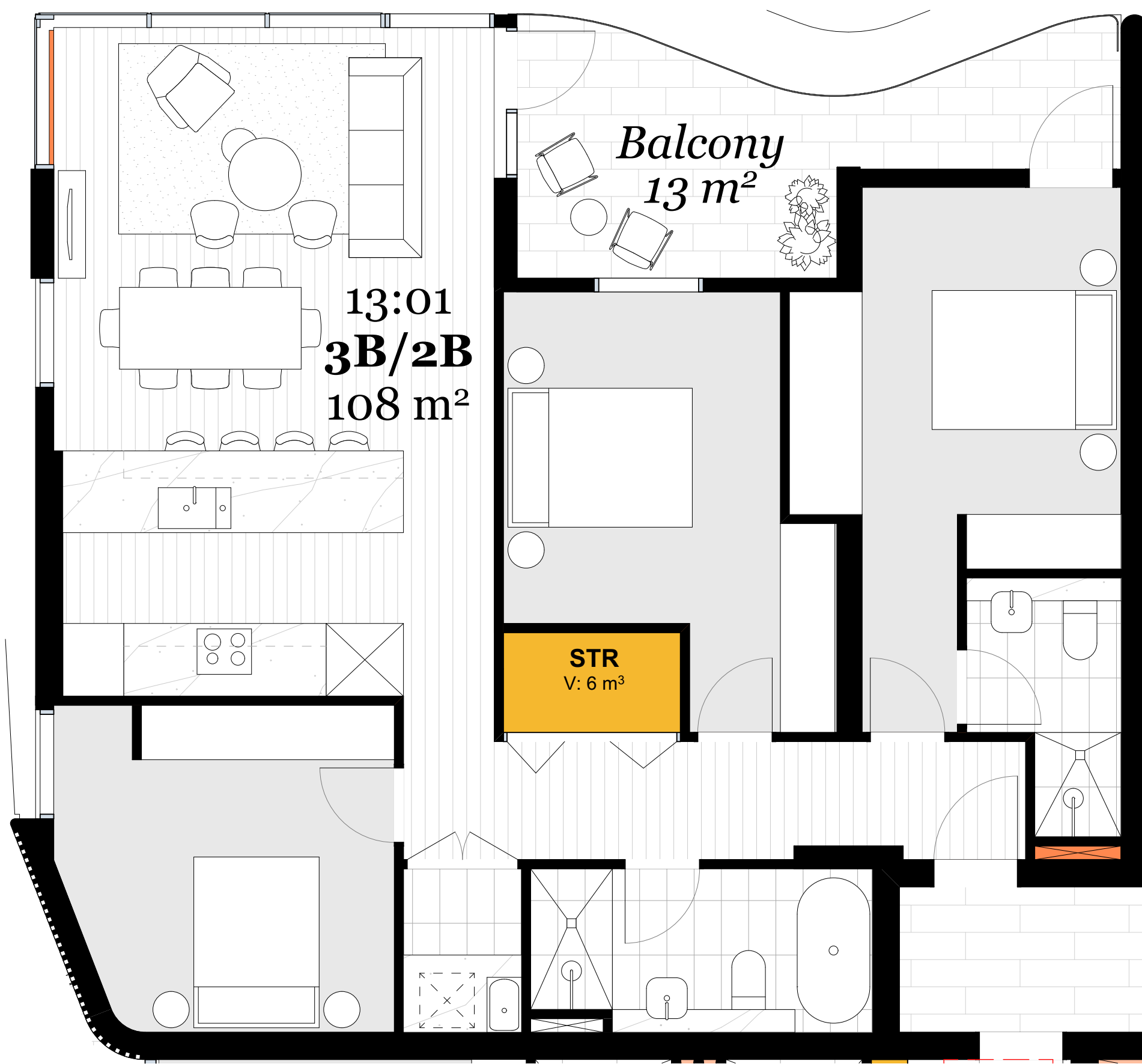
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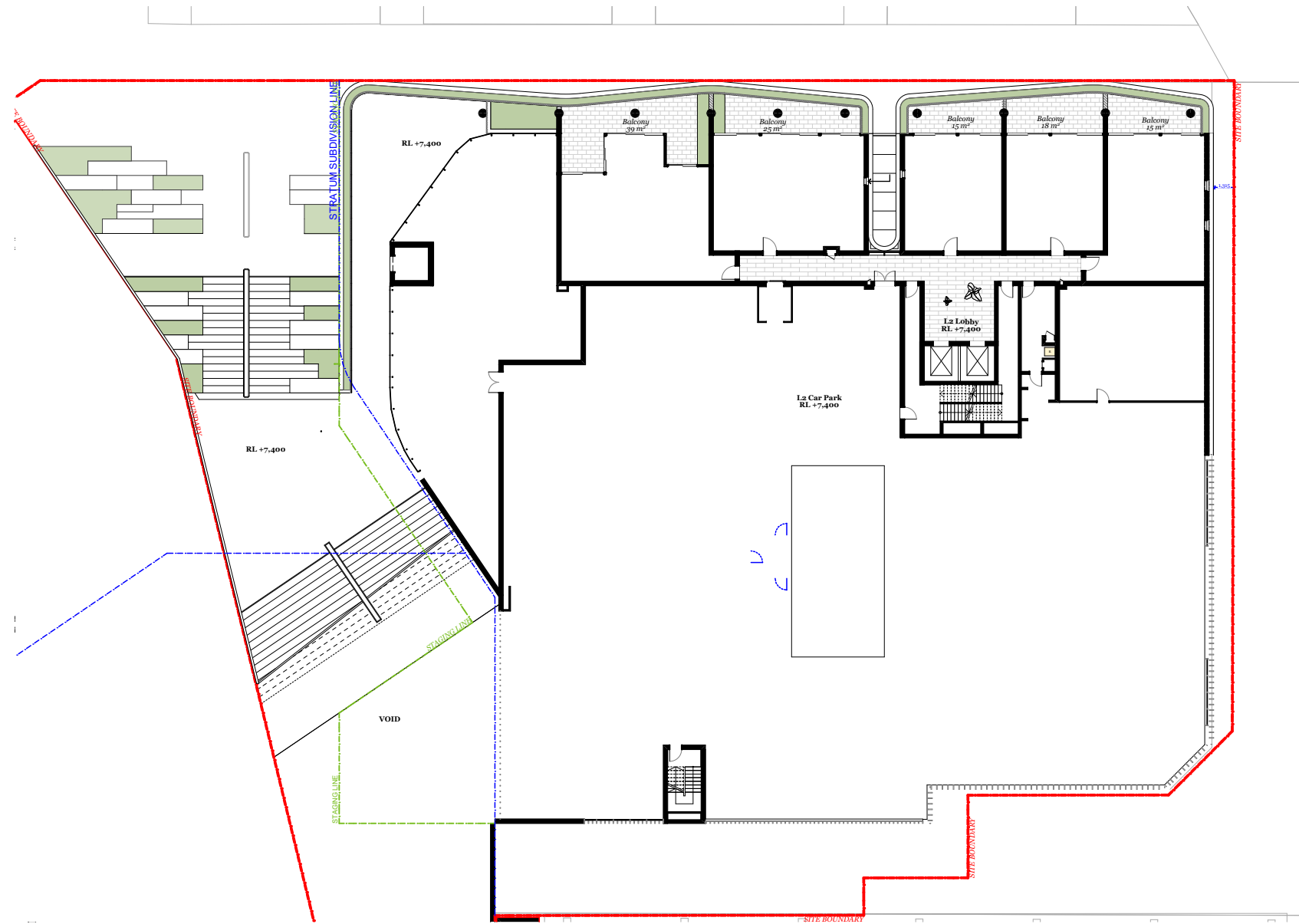
Sheet No: 32 of 61



Typical 3 Bed Unit

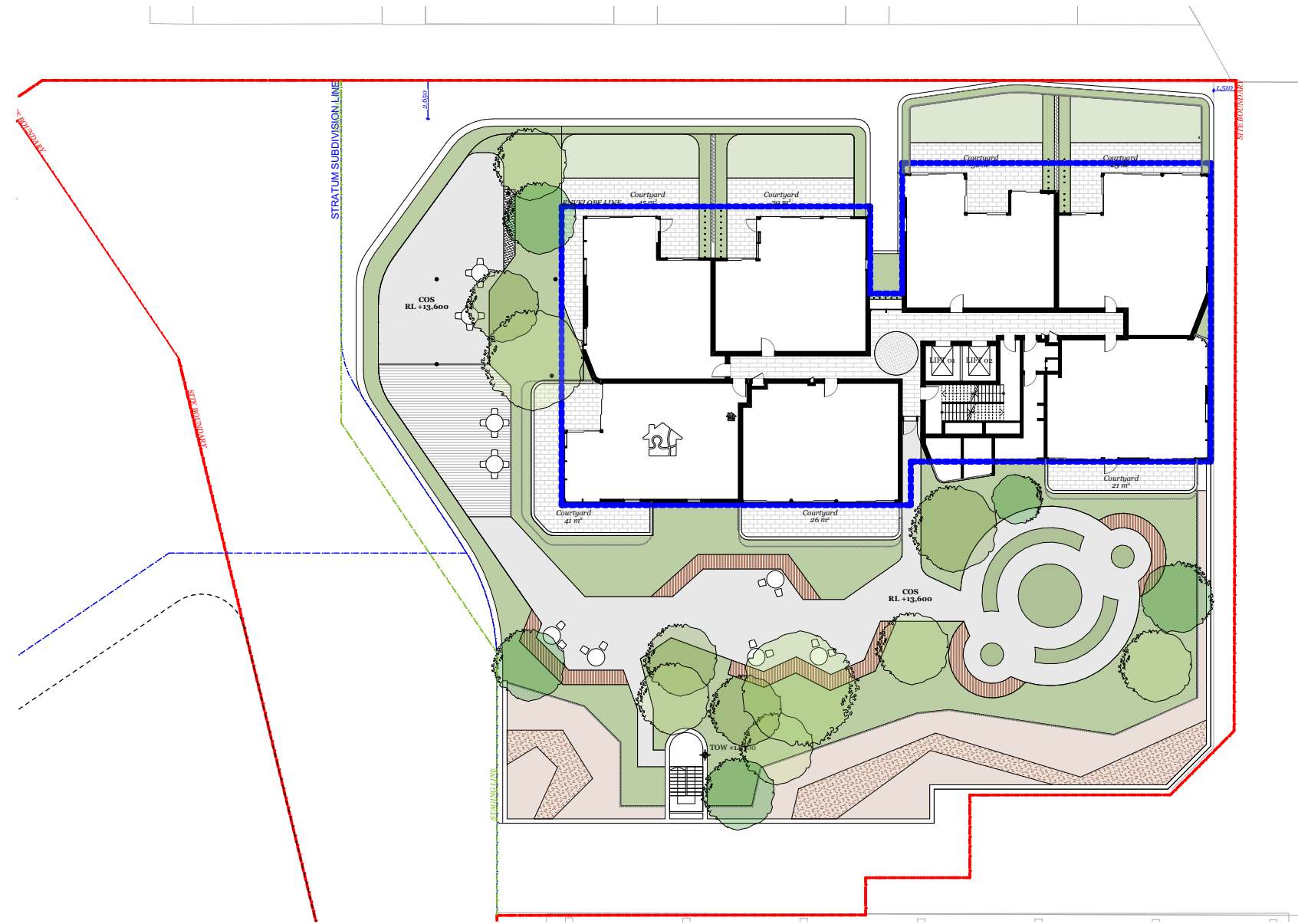
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Internal Storage: 6m³



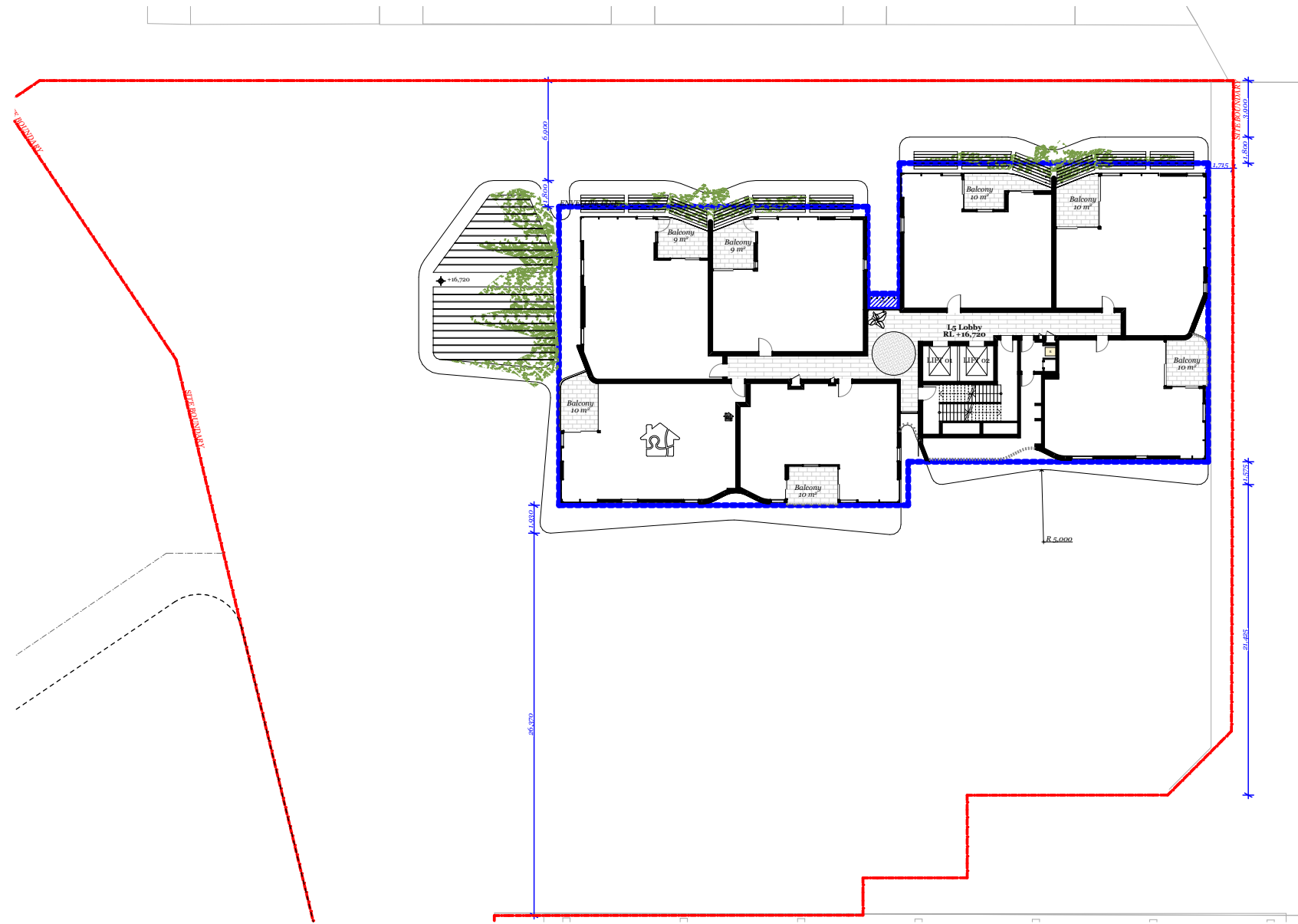
Level 2 - 3

3 (6)
0 (0)



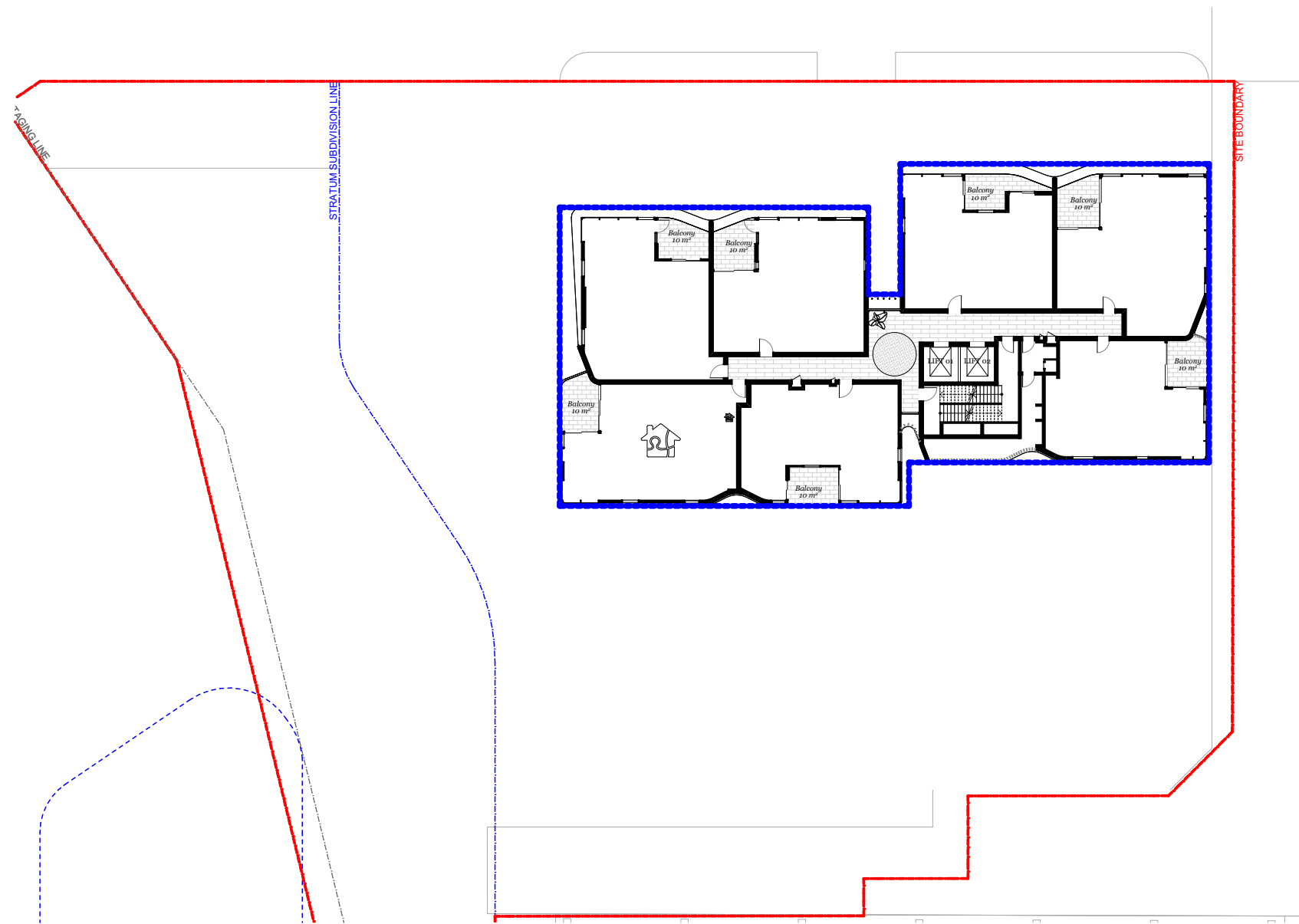
Level 4

0 (0)
1 (1)



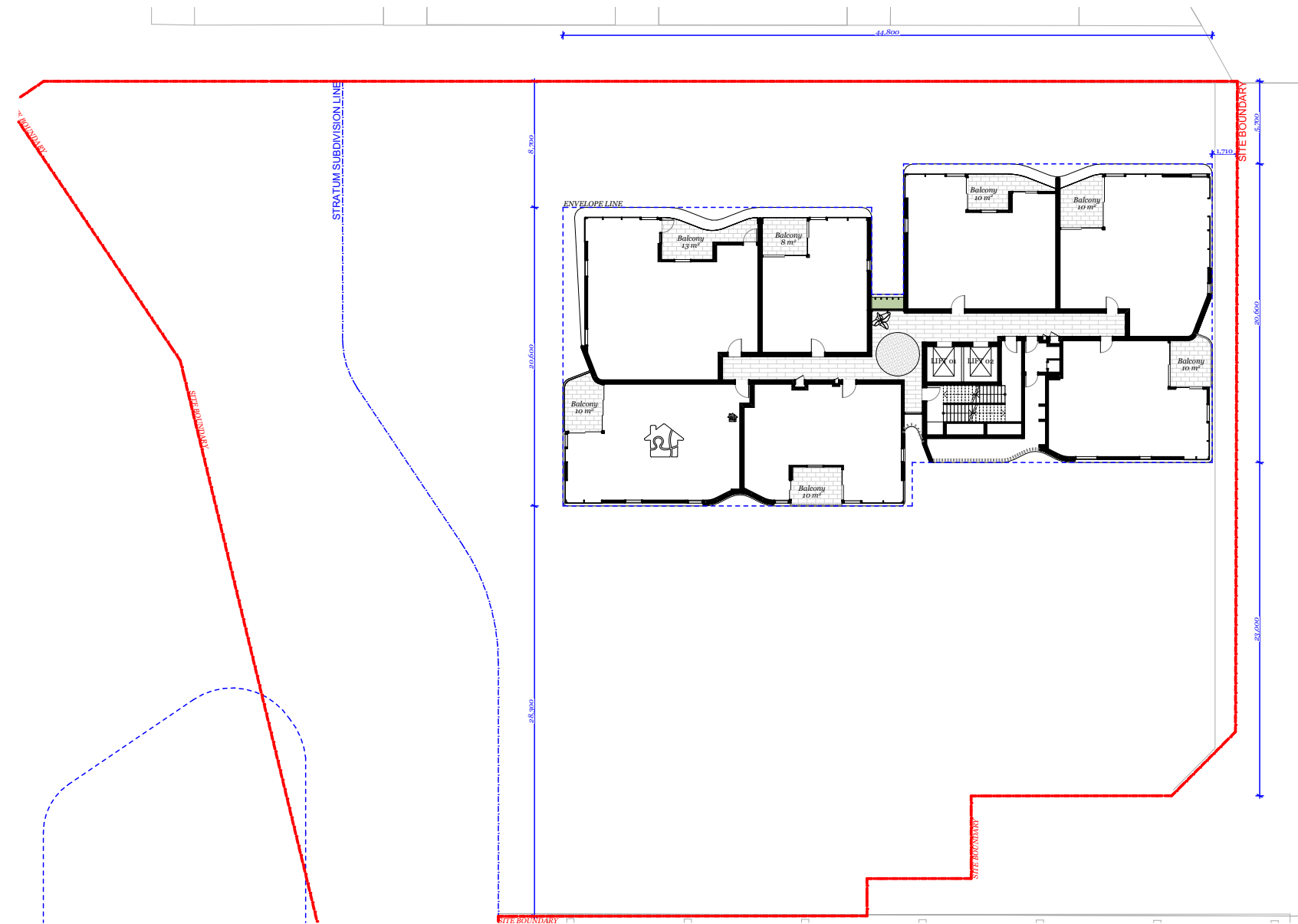
Level 5

1
1



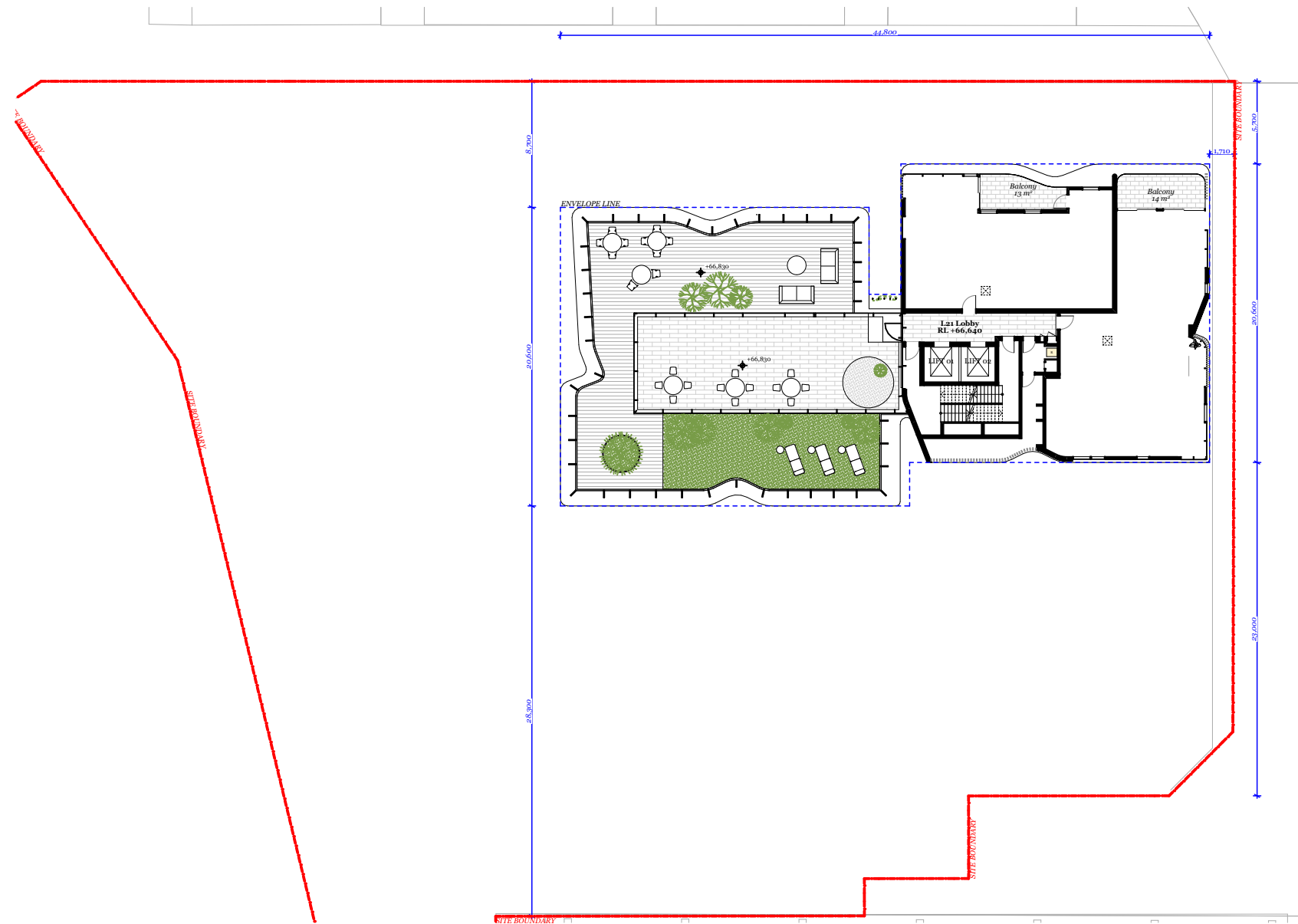
Level 6 - 12
7 Typical Levels

1 (7)
1 (7)



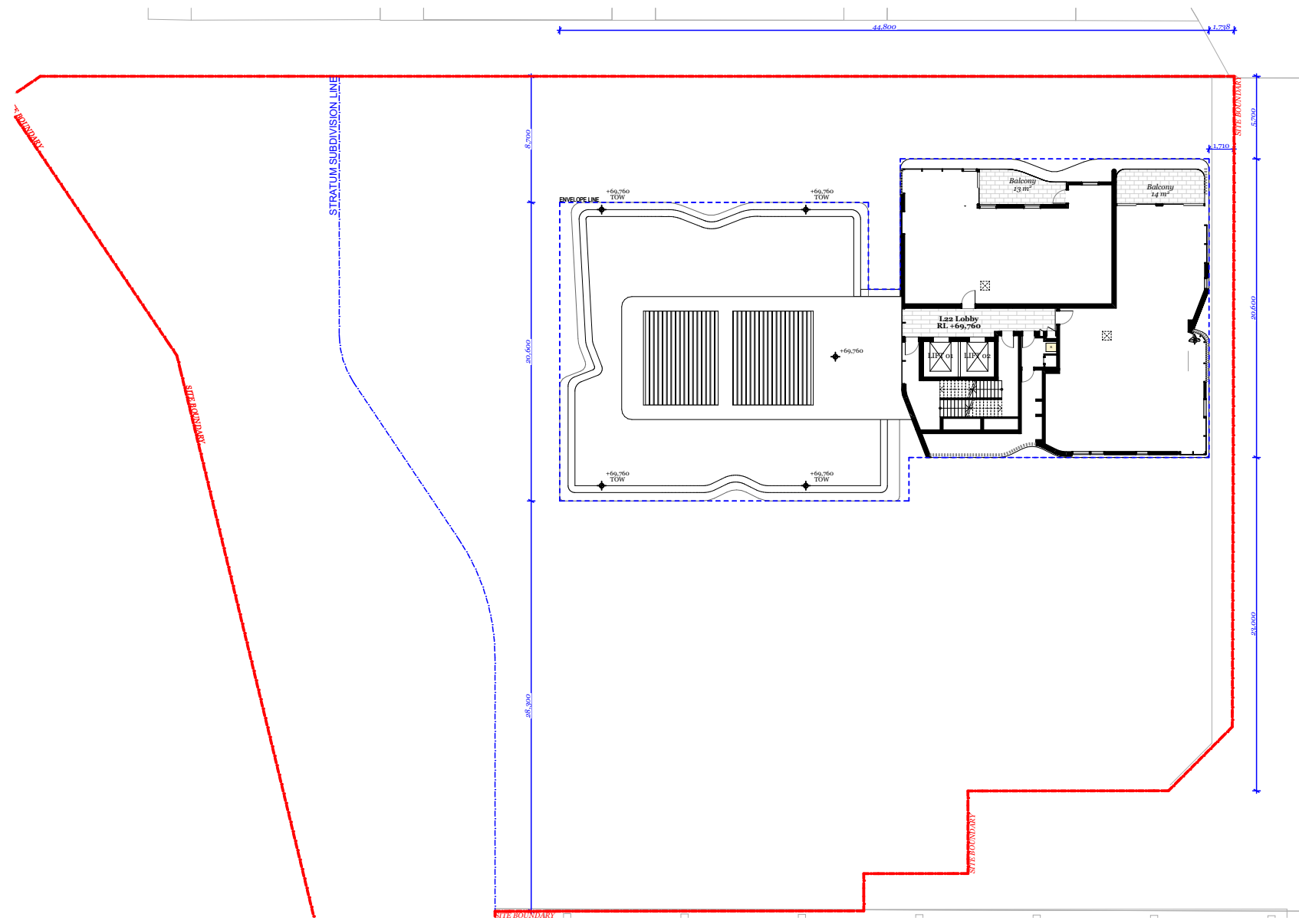
Level 13 - 20
8 Typical Levels

0 (0)
1 (8)



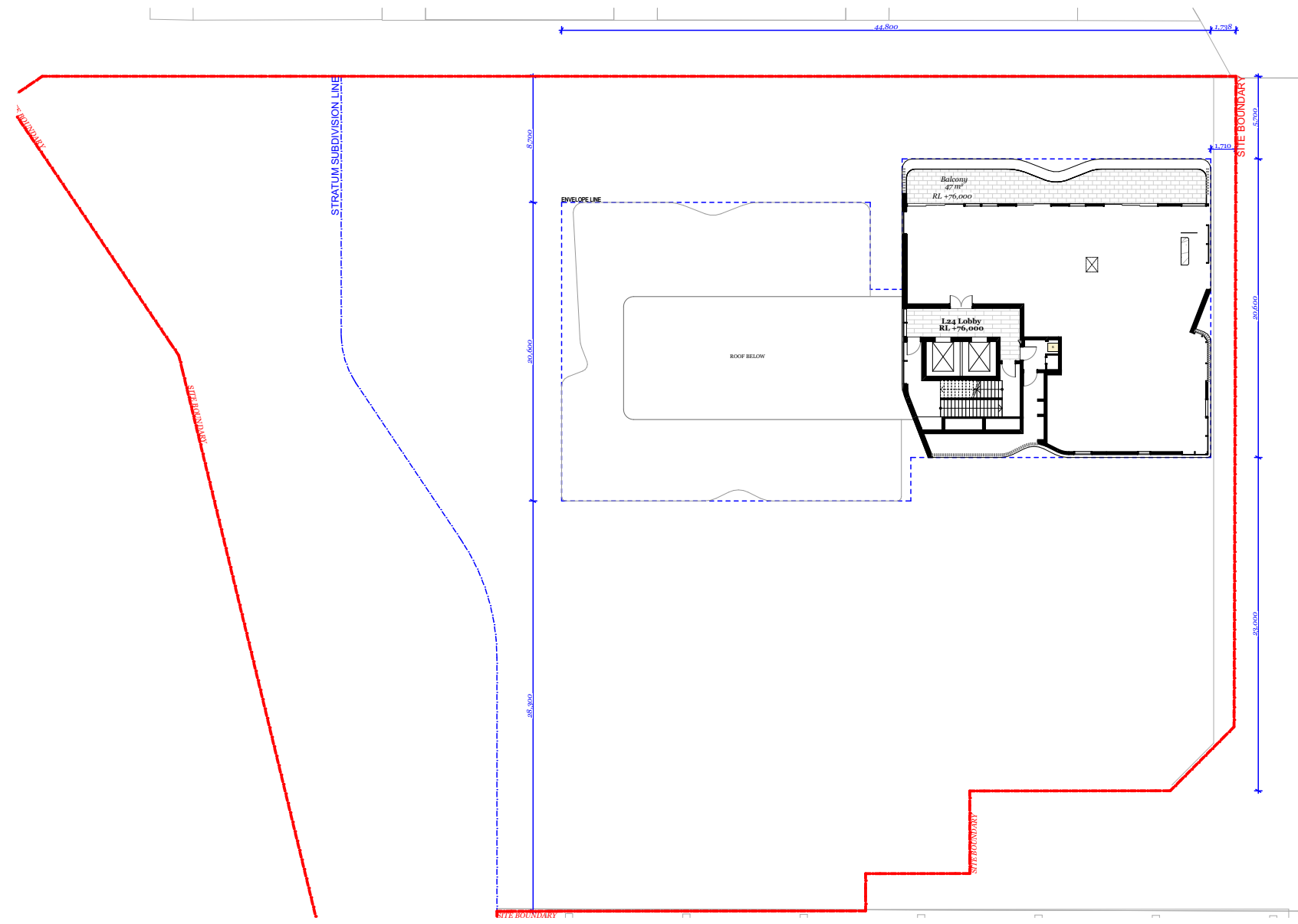
Level 21

0
0



Level 22 - 23
2 Typical Levels

0
0



Level 24

0
0

DDA & Livable Calculation

Total Unit Number	:	136
DDA Units	:	14/136 (10%)
Livable Units	:	31/136 (23%)



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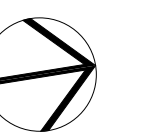
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Drawn By
Checked By
Date
Scale

XD
NB
August 2021
1:400@A1
1:250@A3

Drawing Series
Drawing Name

Compliance Drawings
DDA & Livable Unit Calc.

Drawing Number
Revision

DA419
B

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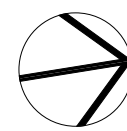
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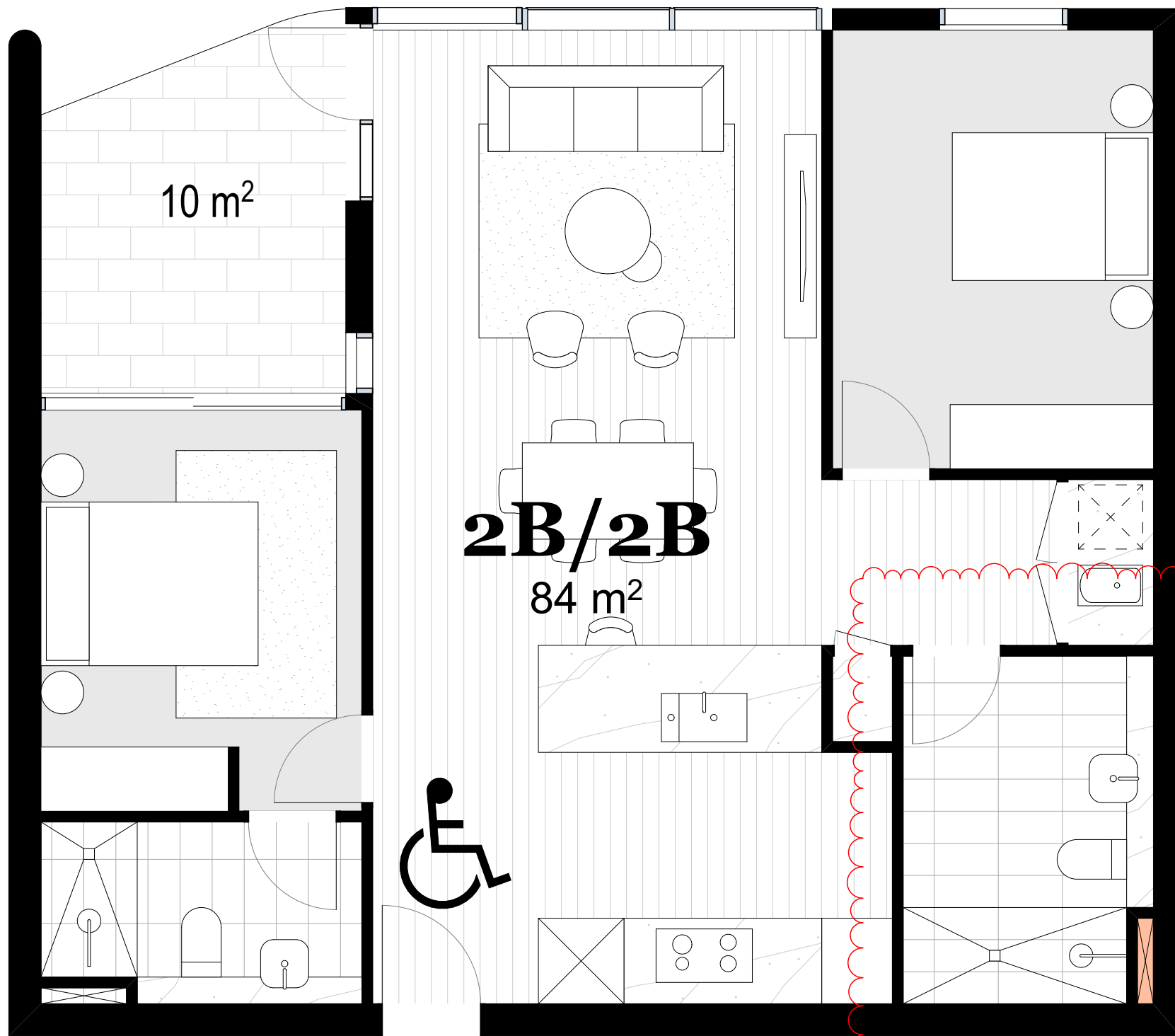
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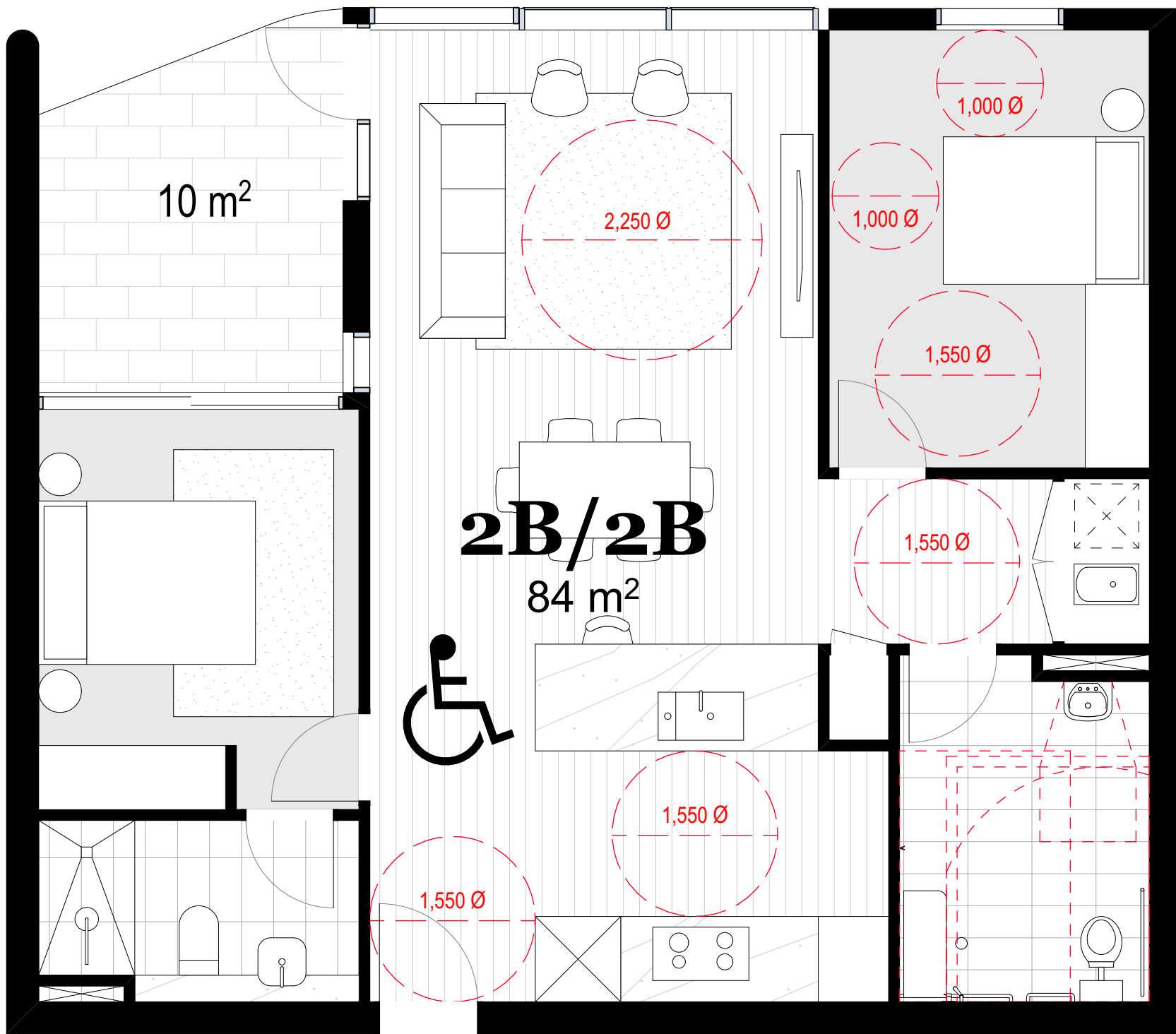
Project Name	Central Coast Quarter - North Tower
Project Number	11725
Project Address	26-30 Mann Street, Gosford, NSW 2250
Drawn By	XD
Checked By	NB
Date	August 2021
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Drawing Series	Compliance Drawings
Drawing Name	Pre & Post Adaptable

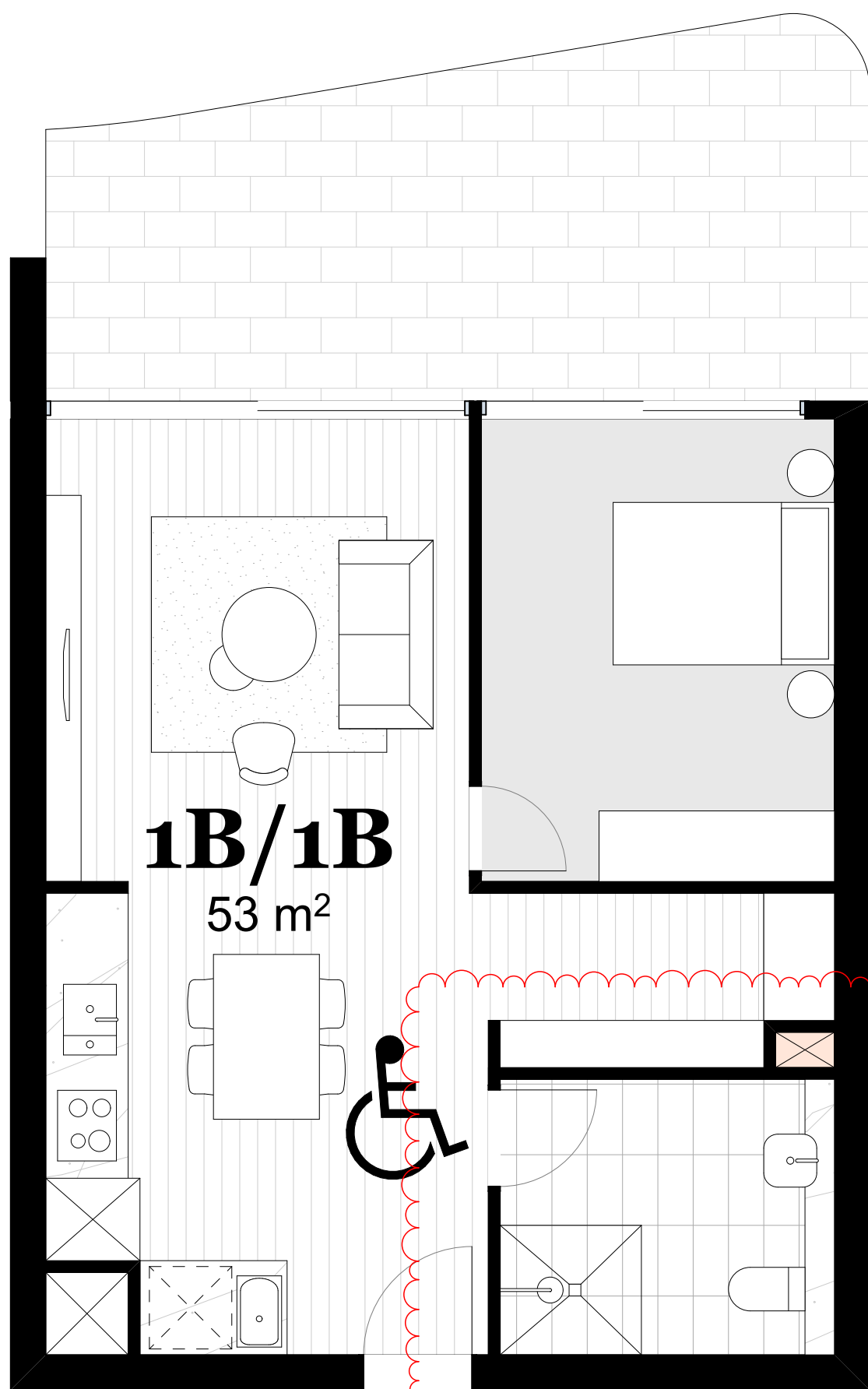
Drawing Number **DA420**
Revision **B**



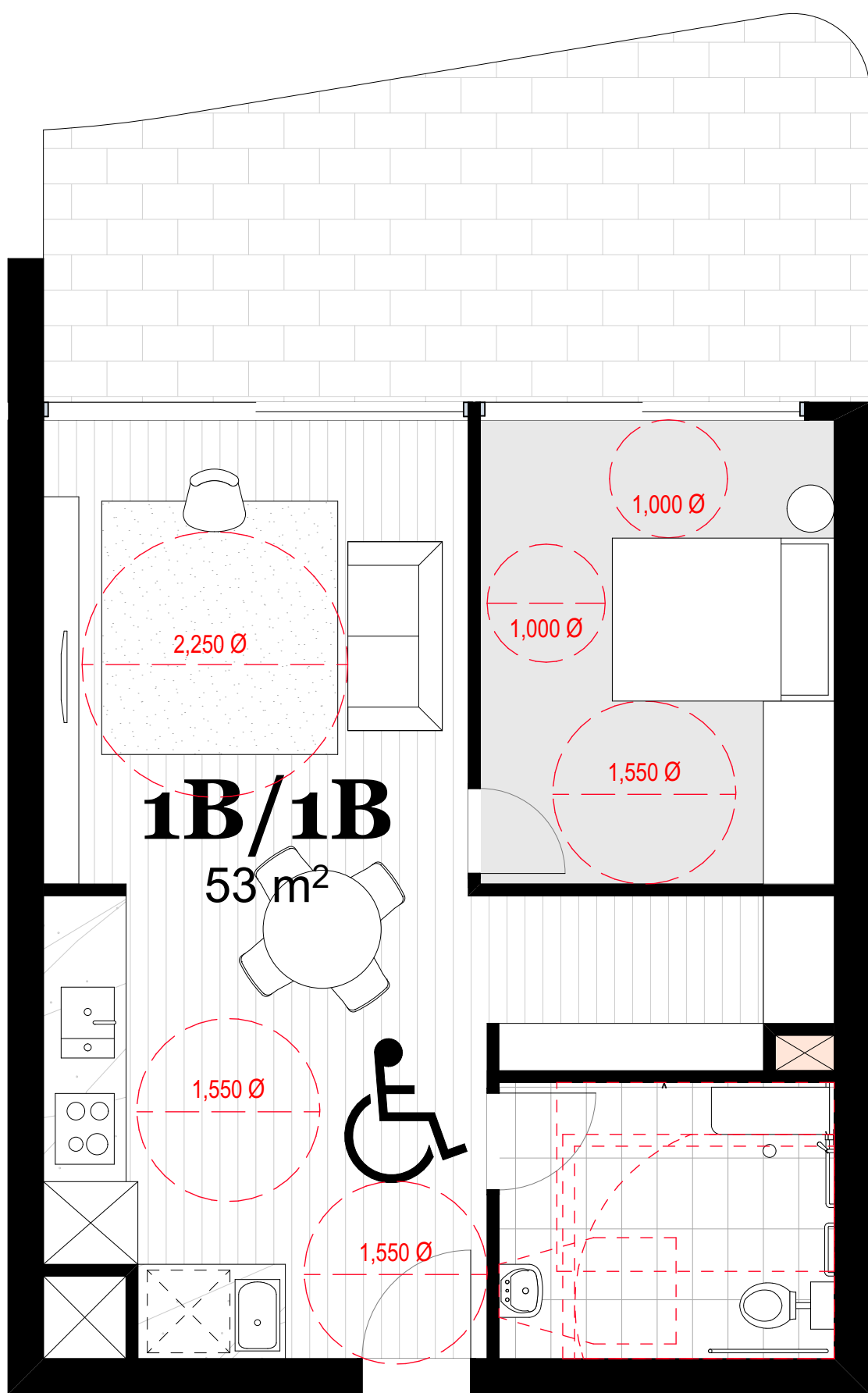
2 Bedroom Adaptable Unit - Pre



2 Bedroom Adaptable Unit - Post

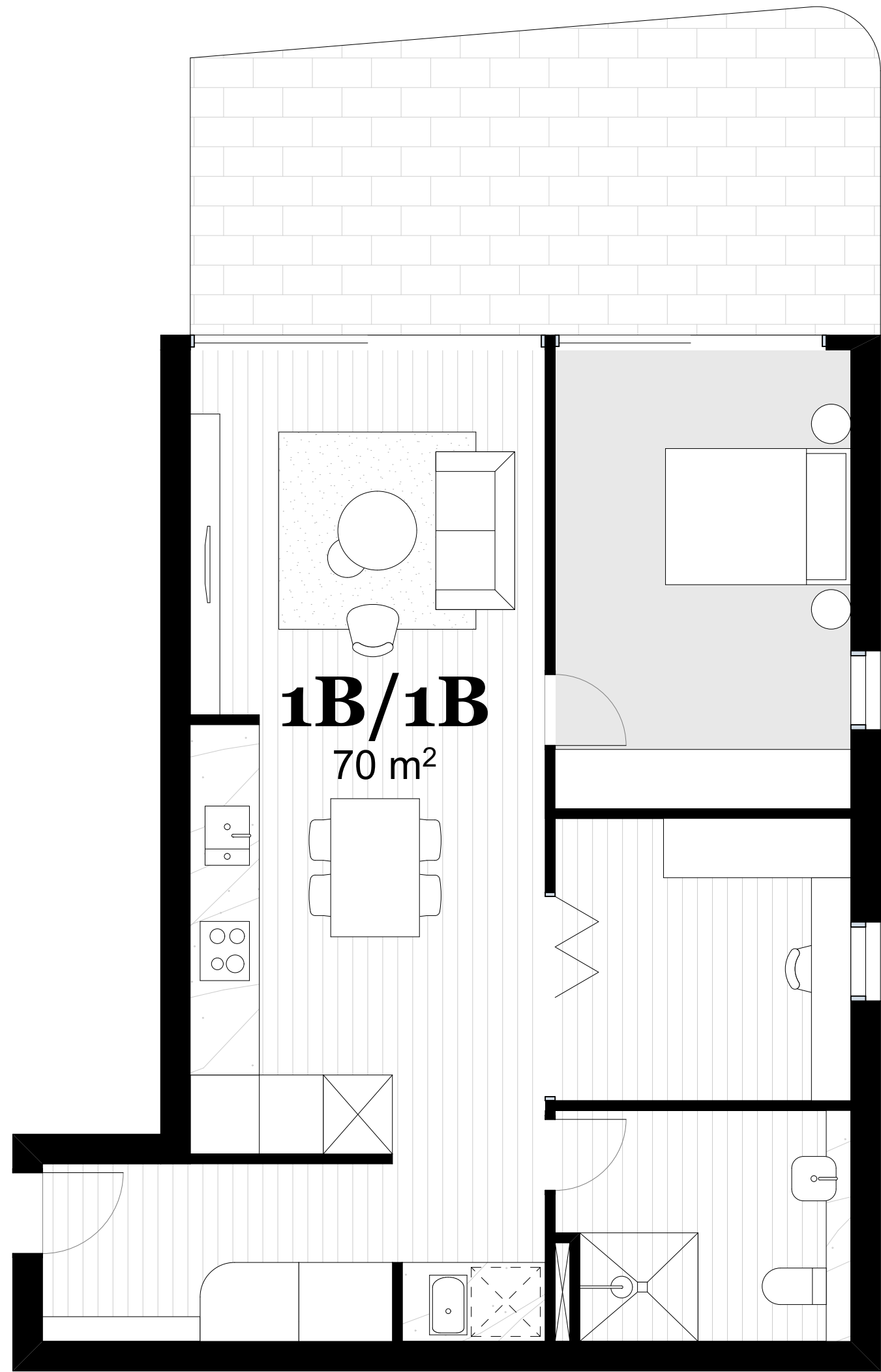


1 Bedroom Adaptable Unit - Pre

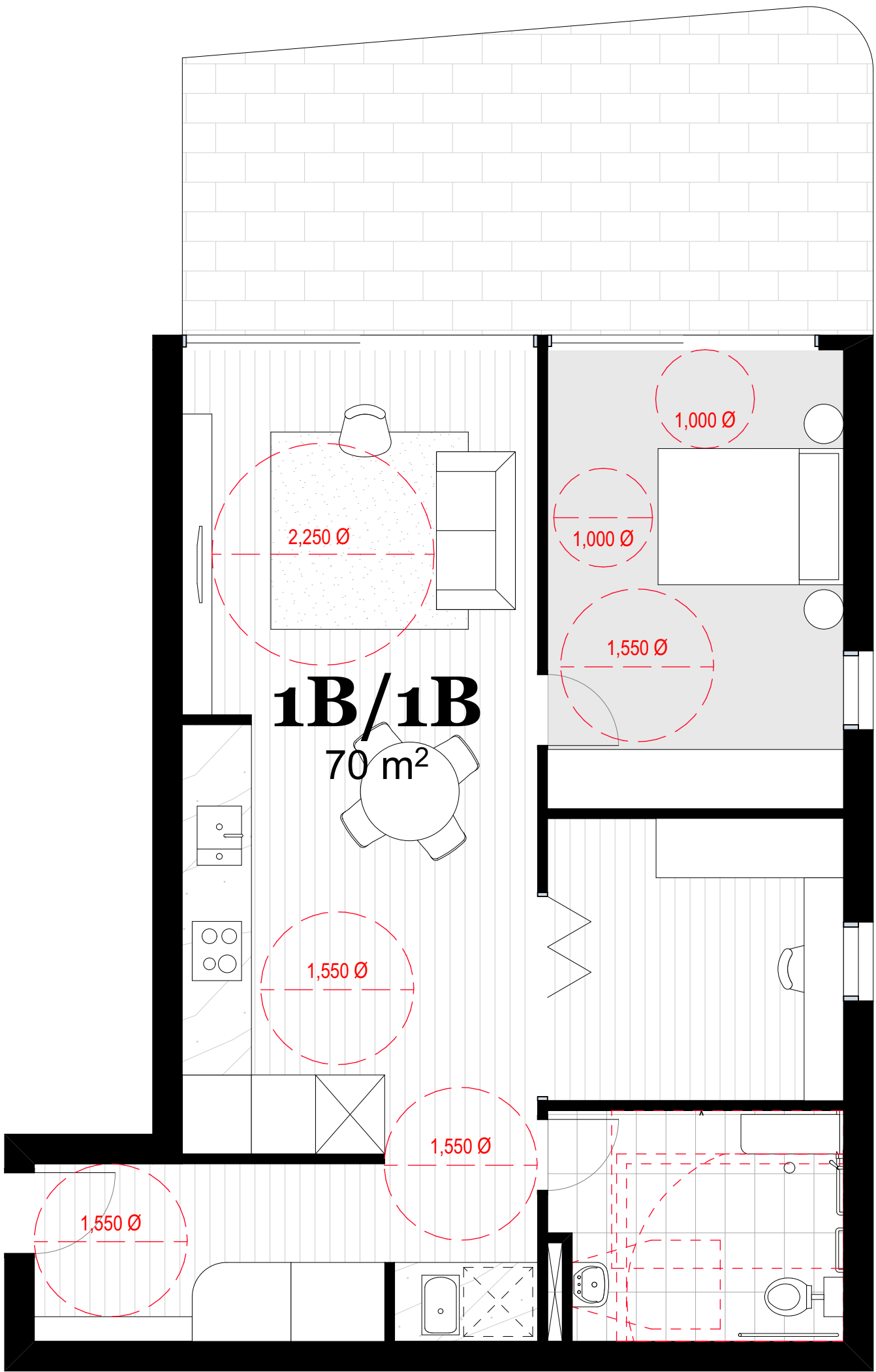


1 Bedroom Adaptable Unit - Post

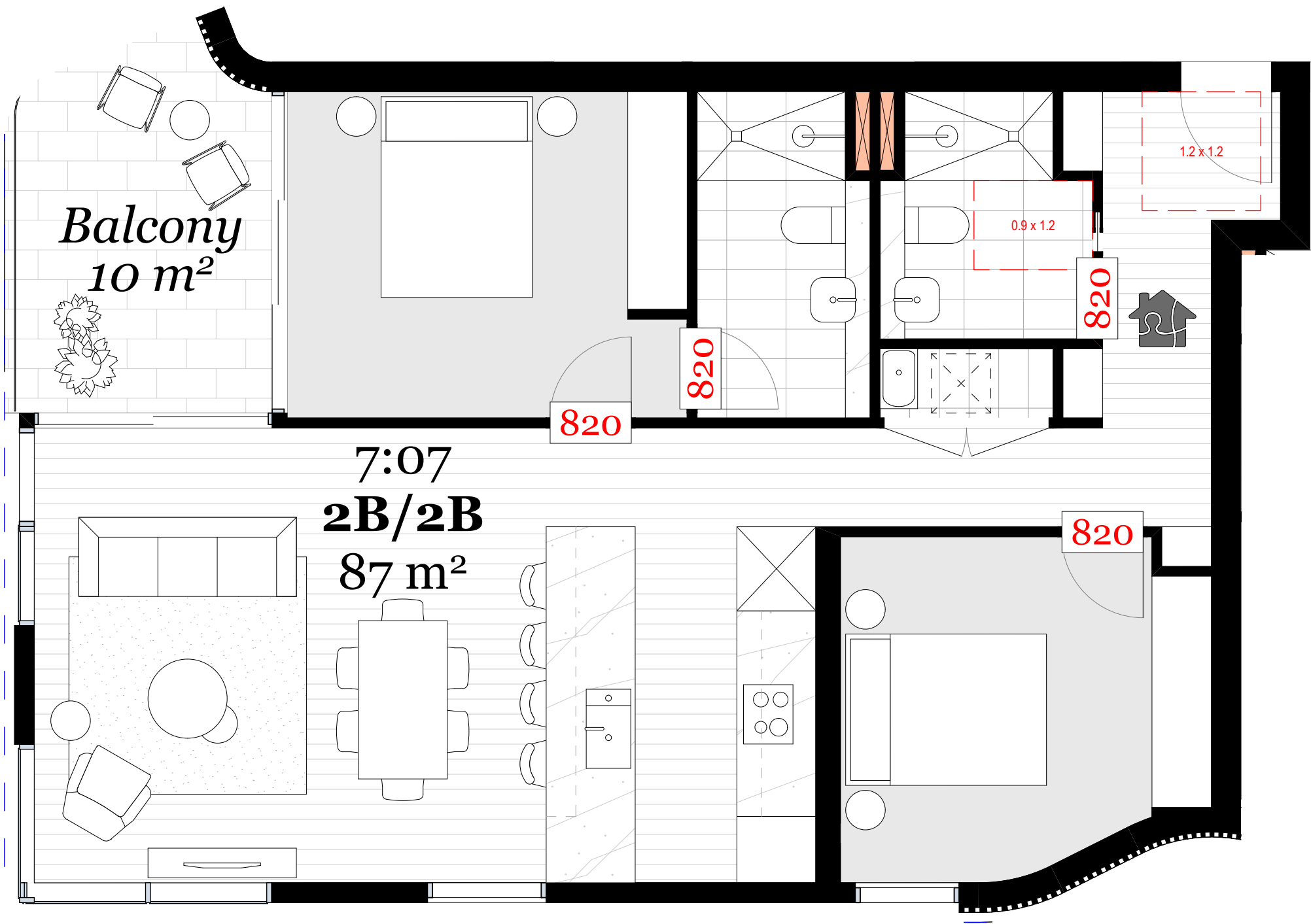
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1 Bedroom Adaptable Unit - Pre



1 Bedroom Adaptable Unit - Post



2 Bedroom Livable Unit Plan



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LANDSCAPE PRINCIPLES | CONNECTING TO COUNTRY

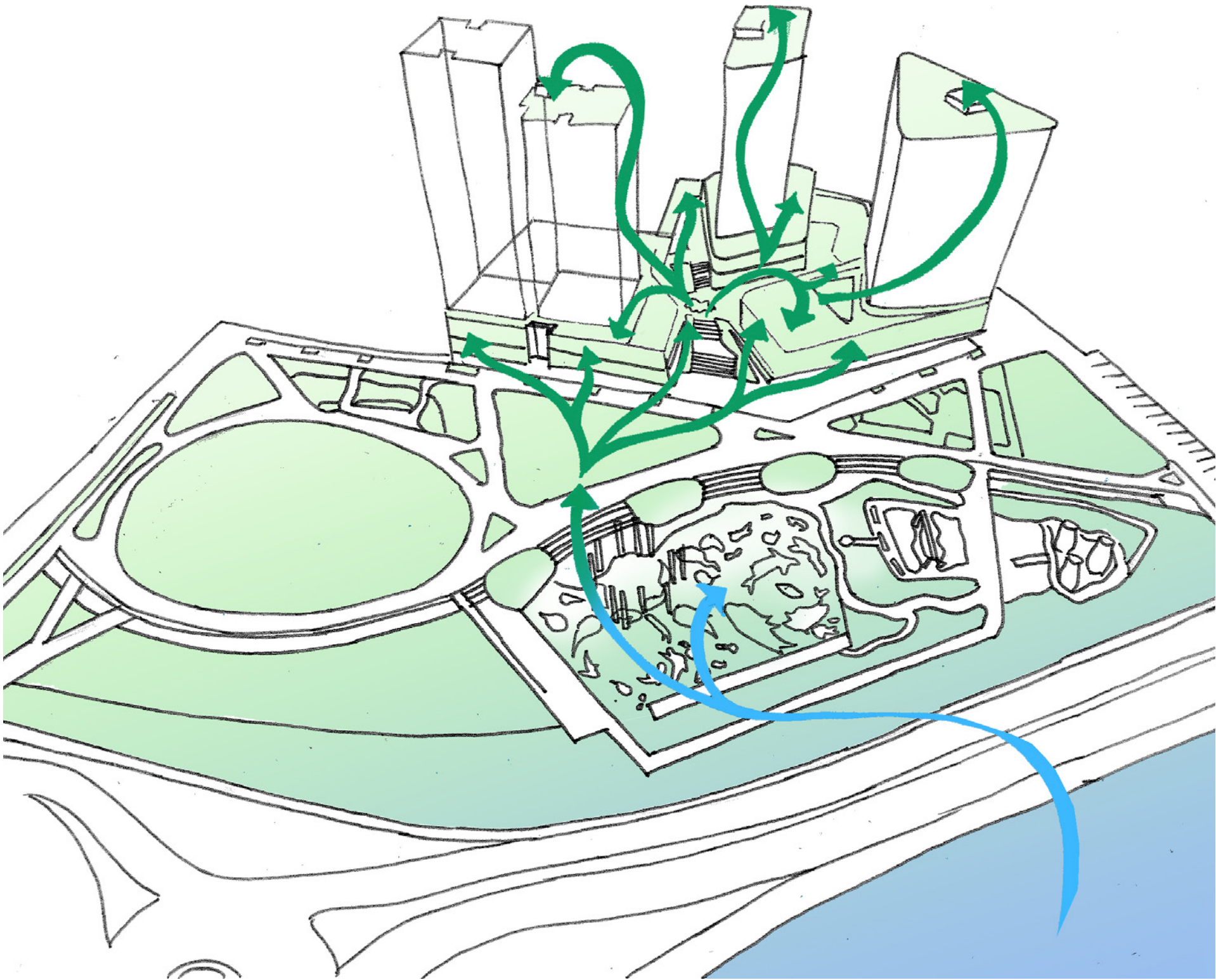


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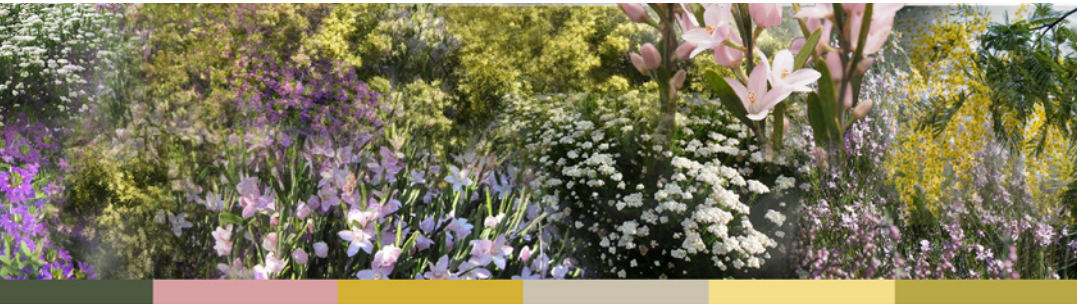
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SEASON JOURNEY FROM OCEAN TO MOUNTAINS

Drawing inspiration from the local character and culture of the Gosford region, a strong sense of connection from Ocean to mountains is fostered and celebrated. The Indigenous planting character of Gosford park is seamlessly integrated into the podiums and rooftops, creating a destination enriched with Darkinjung tradition.



PLACE PRINCIPLES | LANDSCAPE



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CONNECTED

Connection to country

Drawing upon inspiration from the local character and culture of the Gosford region, a strong sense of connection from ocean to mountains is fostered and celebrated.



INTEGRATED

Connecting to the park

Materiality and amenities connect with the local character of the foreshore park



SOCIAL

Genuine, social places for all

A diverse offering of best practice communal open space that is tailored to individual groups, whilst remaining adaptable and flexible to changing needs.



COMFORTABILITY

Year round environmental comfort

The primary objective for all external spaces is environmental comfort – how it feels to be there throughout the year, day and night.



DIVERSITY

Maximising the communal experience

Exploring and maximising the placemaking potential of the communal areas, focused on creating a diversity of active and passive spaces connected through the landscape.

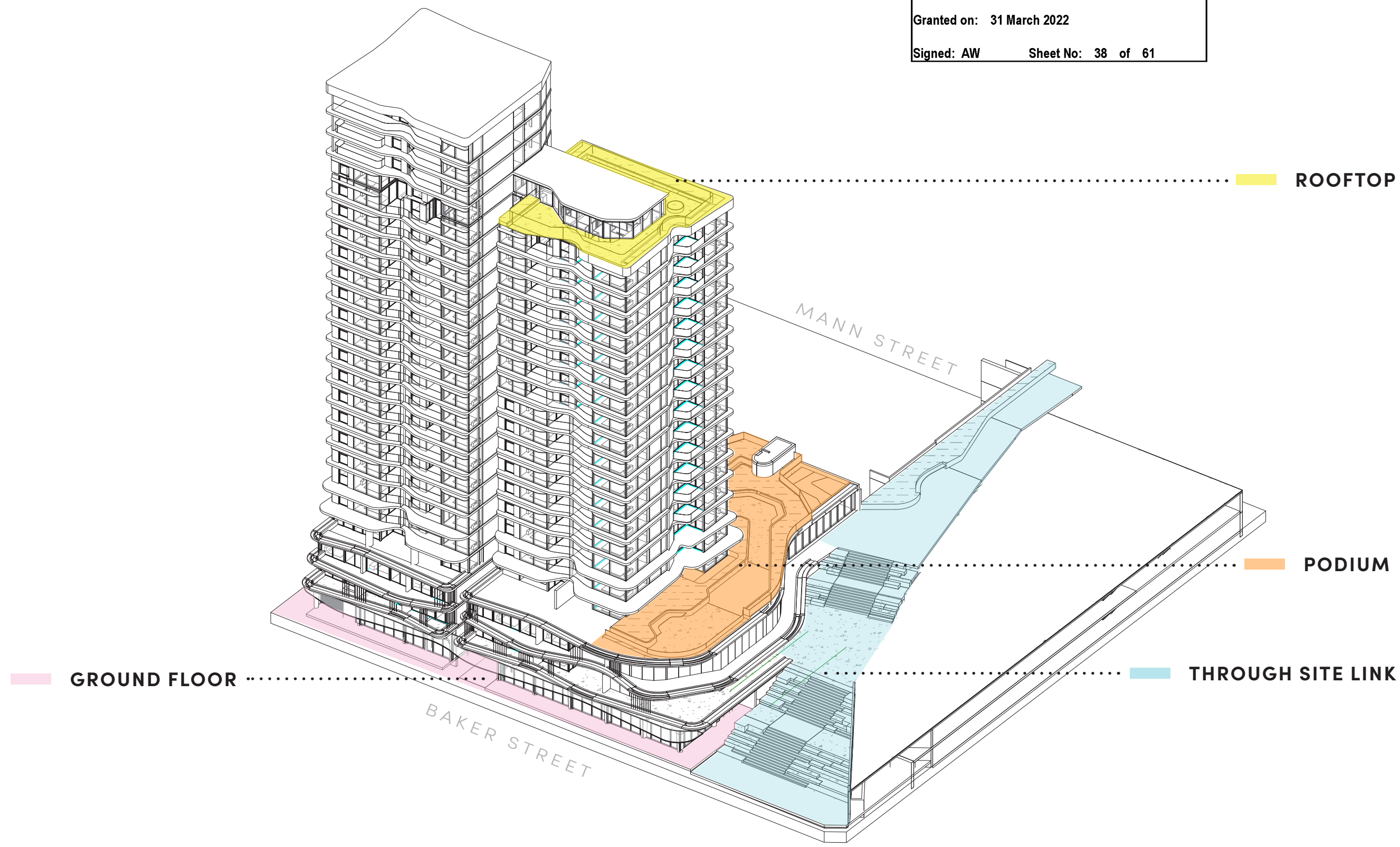


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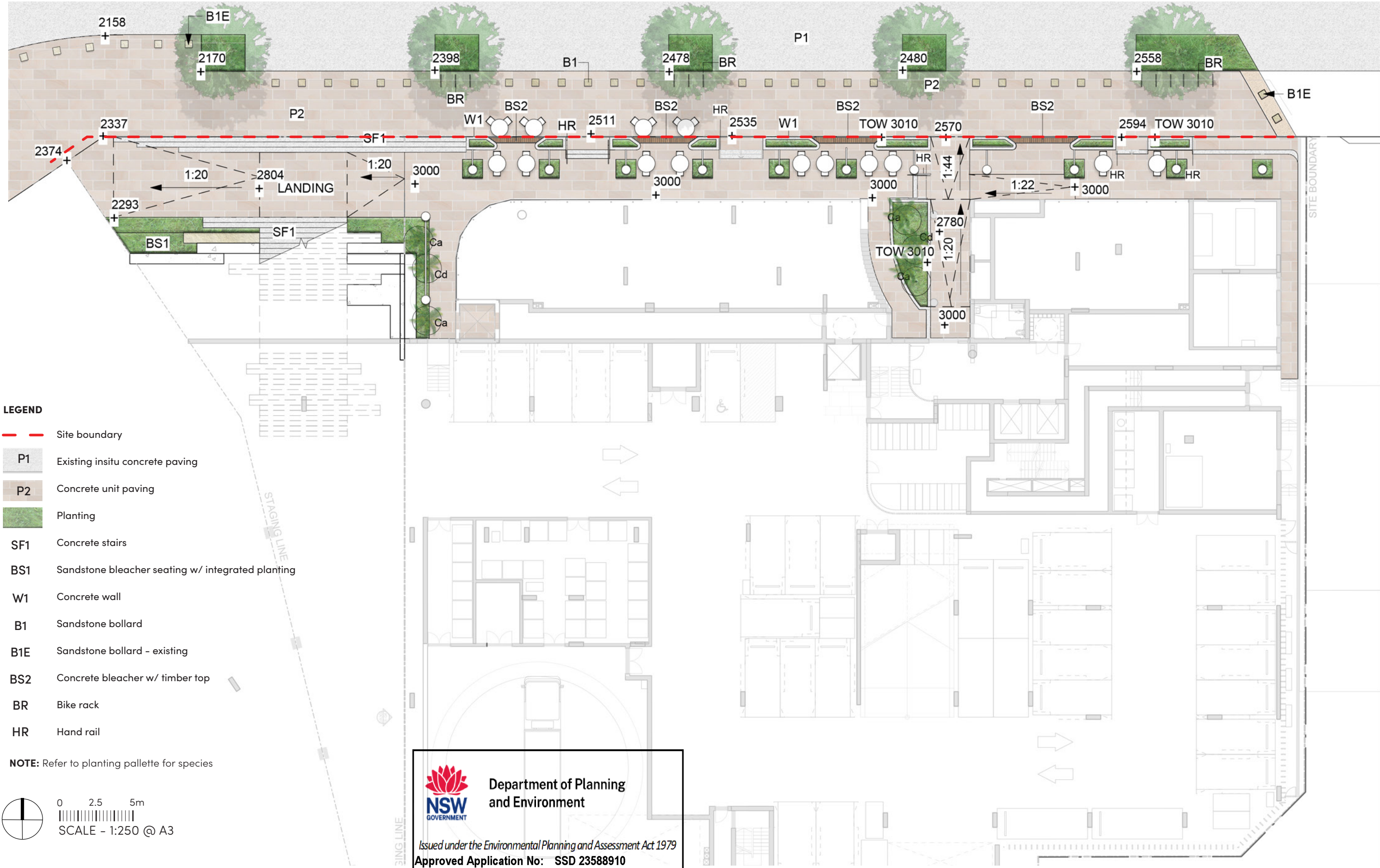
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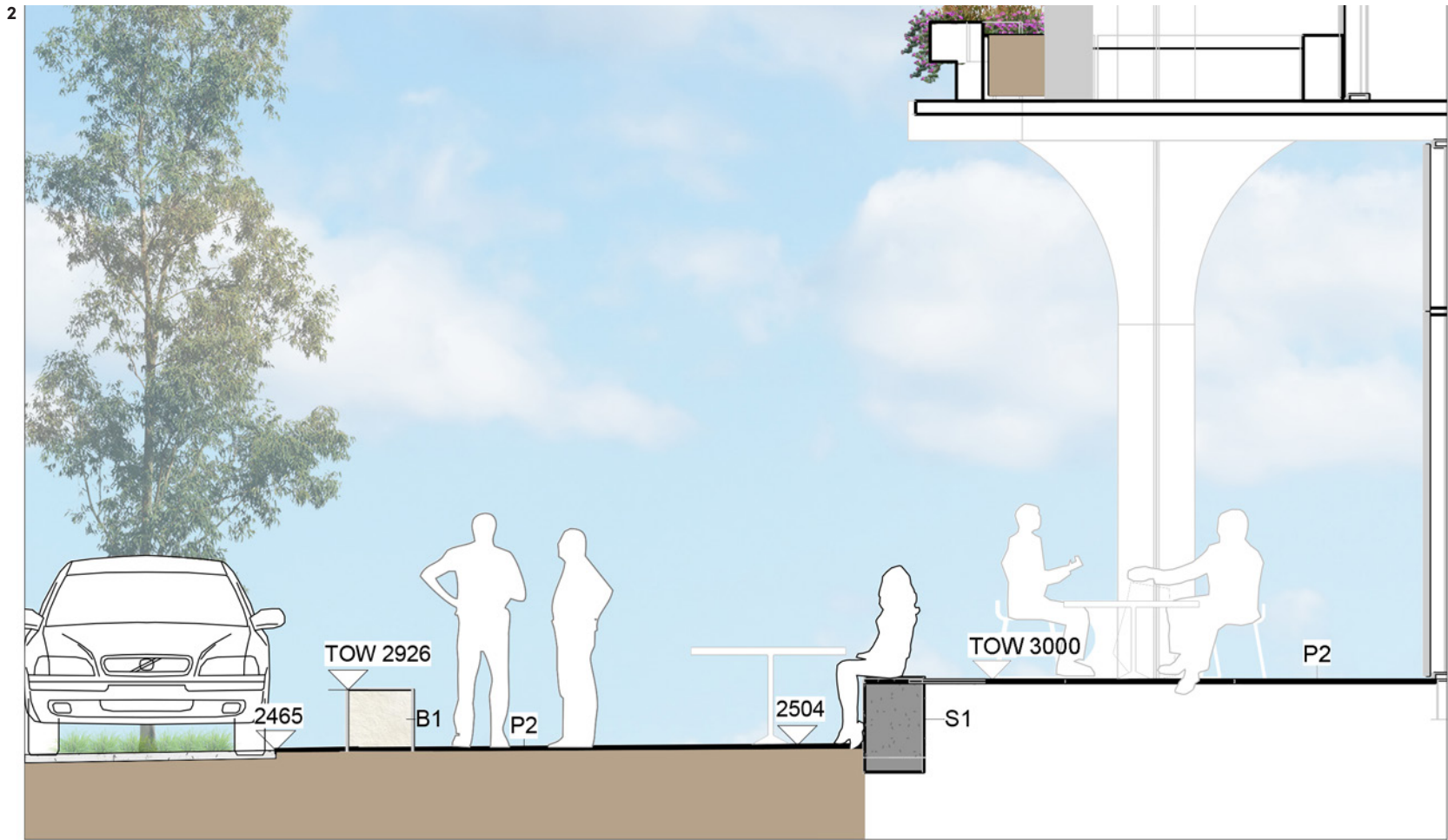
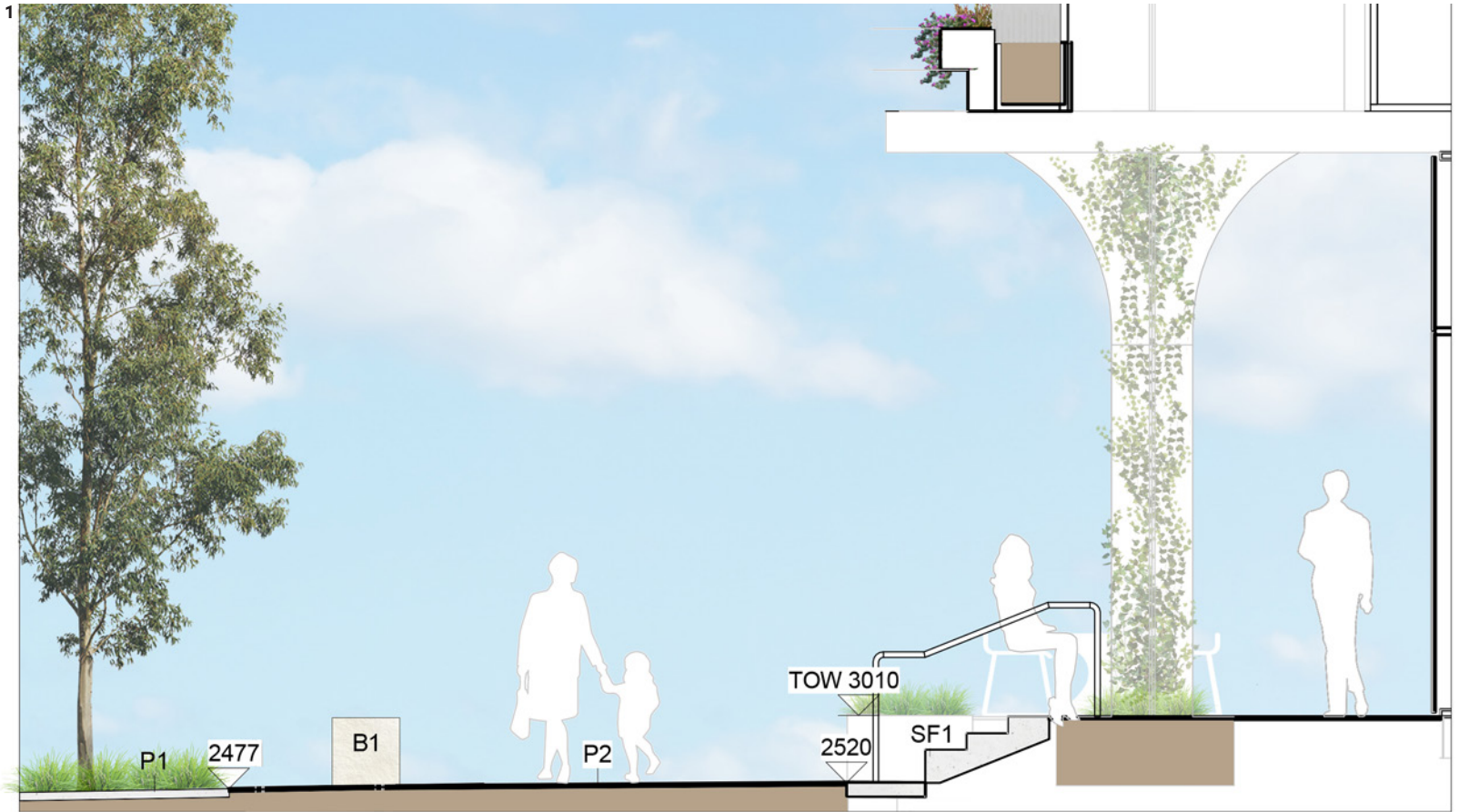
Signed: AW Sheet No: 38 of 61



GROUND FLOOR LANDSCAPE PLAN



SECTION GROUND FLOOR





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0 0.5 1m
SCALE - 1:50 @ A3

THROUGH SITE LINK LANDSCAPE PLAN



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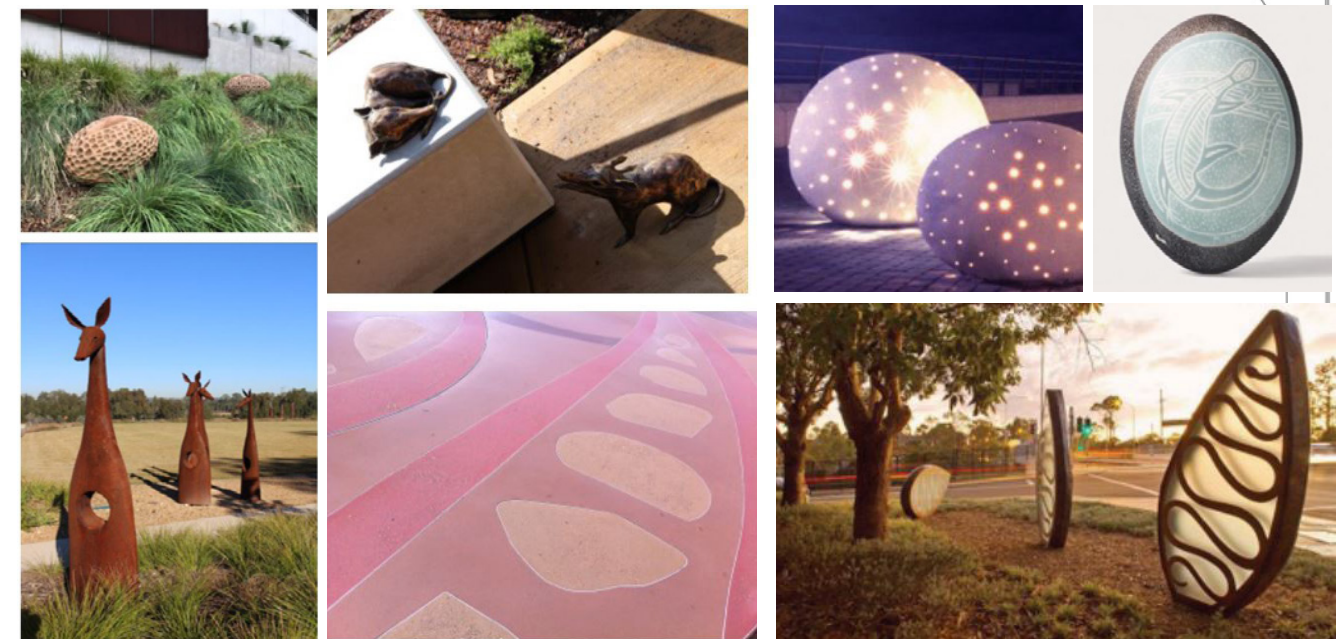
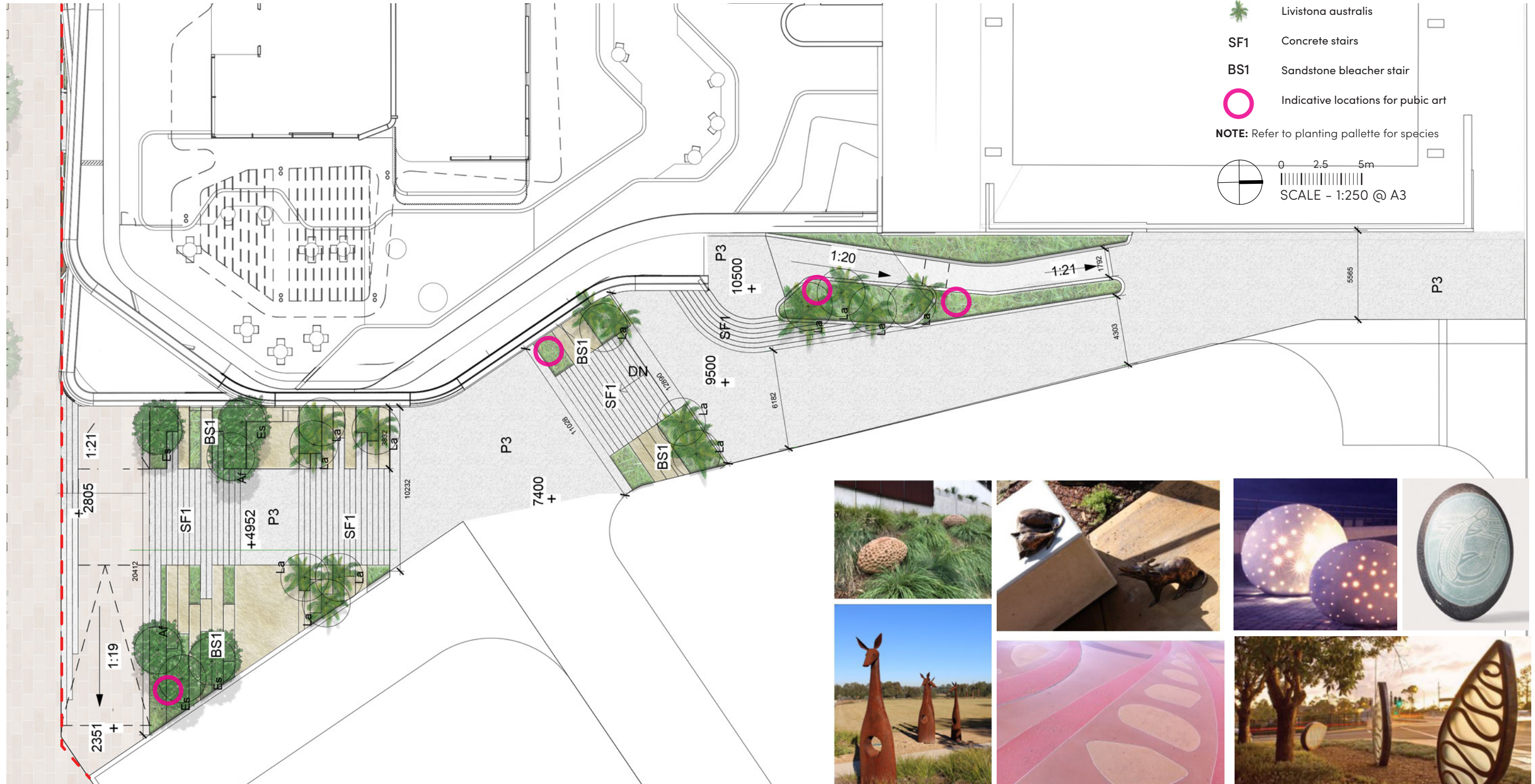
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LEGEND

- Site boundary
- BS1 Sandstone bleacher seating
- P3 Concrete paving
- Planting
- Livistona australis
- SF1 Concrete stairs
- BS1 Sandstone bleacher stair
- Indicative locations for public art

NOTE: Refer to planting palette for species



Public Art precedents

THROUGH SITE LINK DETAIL WEST

LANDSCAPE PLAN



Public Art precedents

- LEGEND

Site boundary

BS1

Sandstone bleacher seating

P3

Concrete paving

Planting

Livistona australis

SF1

Concrete stairs

BS1

Sandstone bleacher stair

Indicative locations for public art

NOTE: Refer to planting palette for species



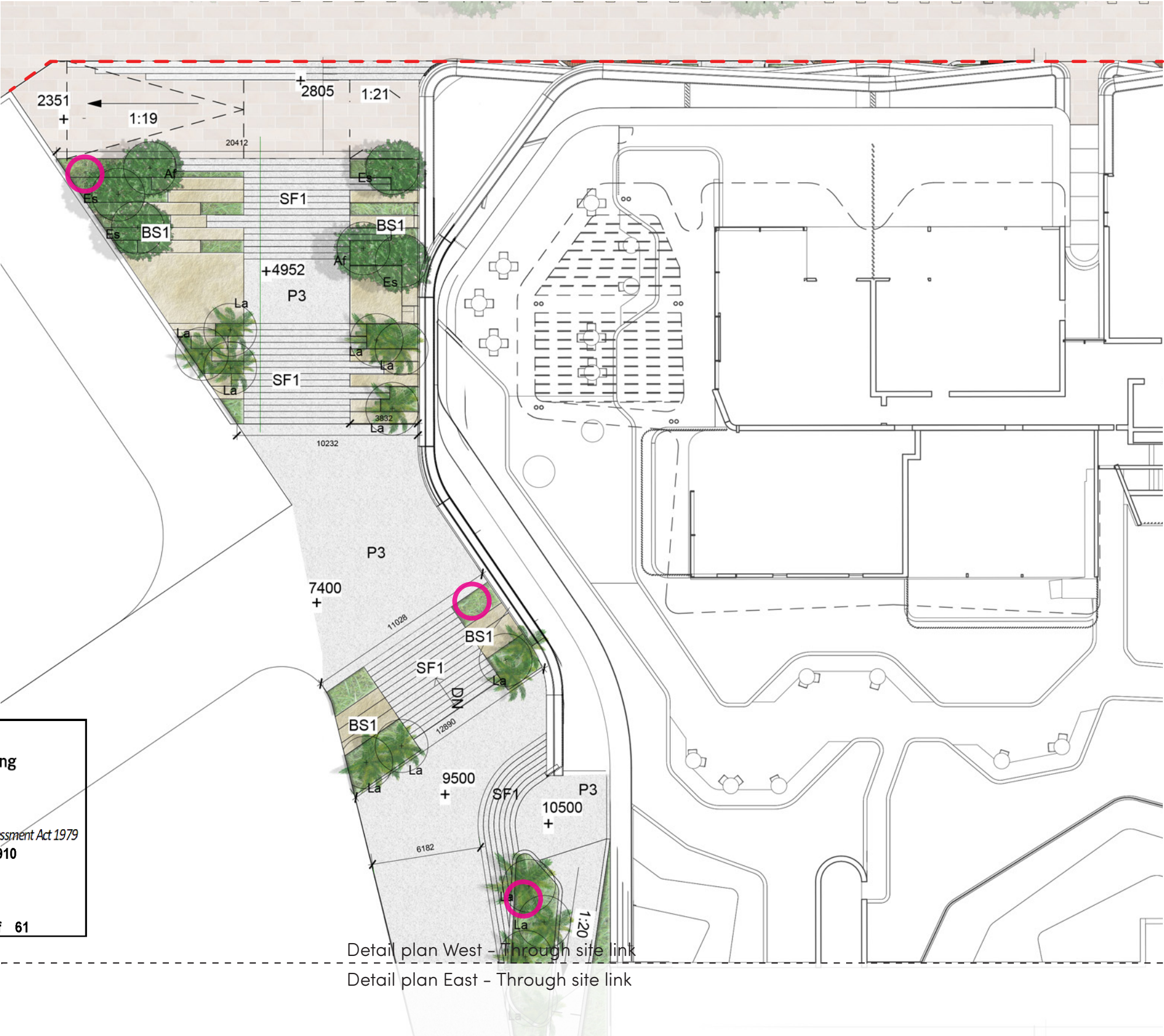
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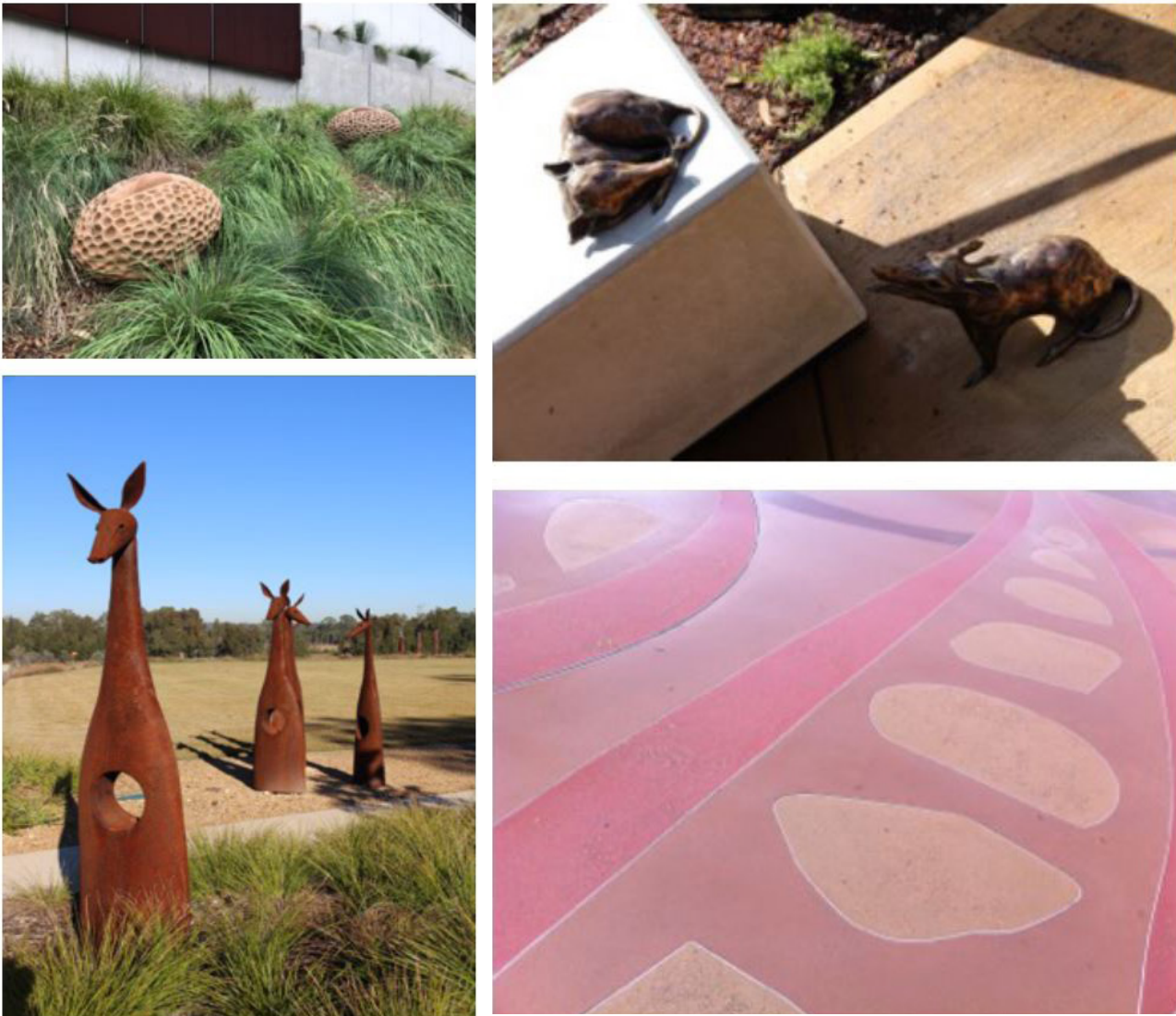
Signed: AW Sheet No: 42 of 61



Detail plan West - Through site link
Detail plan East - Through site link

THROUGH SITE LINK DETAIL EAST

LANDSCAPE PLAN



Public Art precedents

LEGEND

P3

Insitu concrete pavement

Planting

La

Livistona australis

Indicative locations for public art

NOTE: Refer to planting palette for species

0 2.5 5m

SCALE - 1:250 @ A3

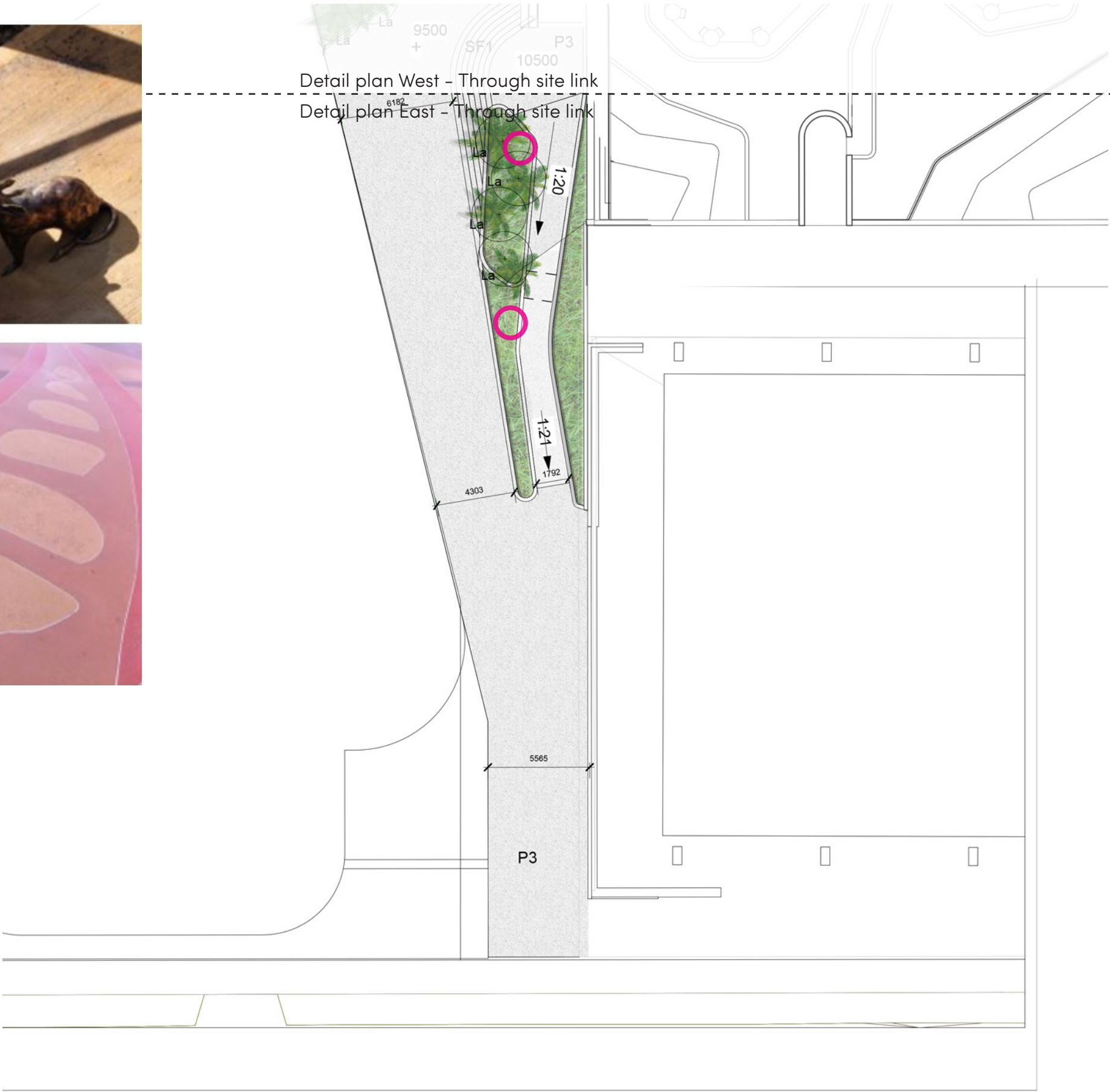
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SECTION 1 THROUGH SITE LINK

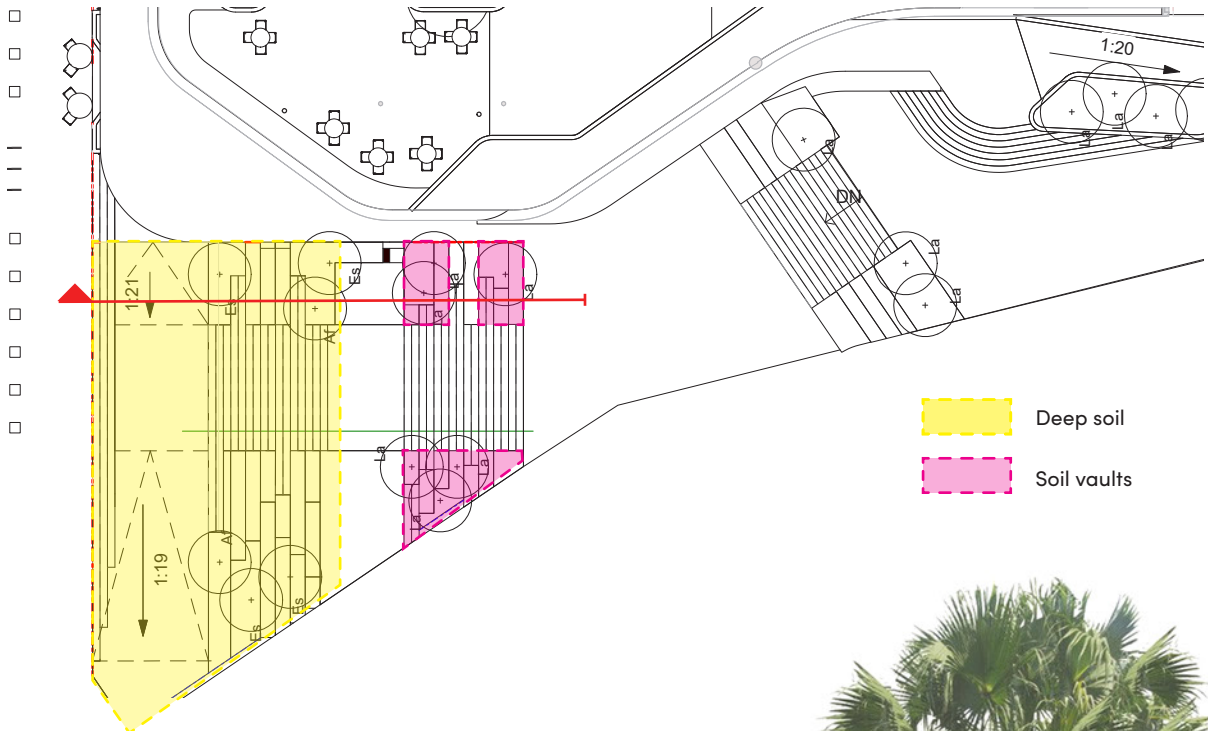


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1. LOWER BLEACHER



SECTION 2 THROUGH SITE LINK

TREES
Livistona australis

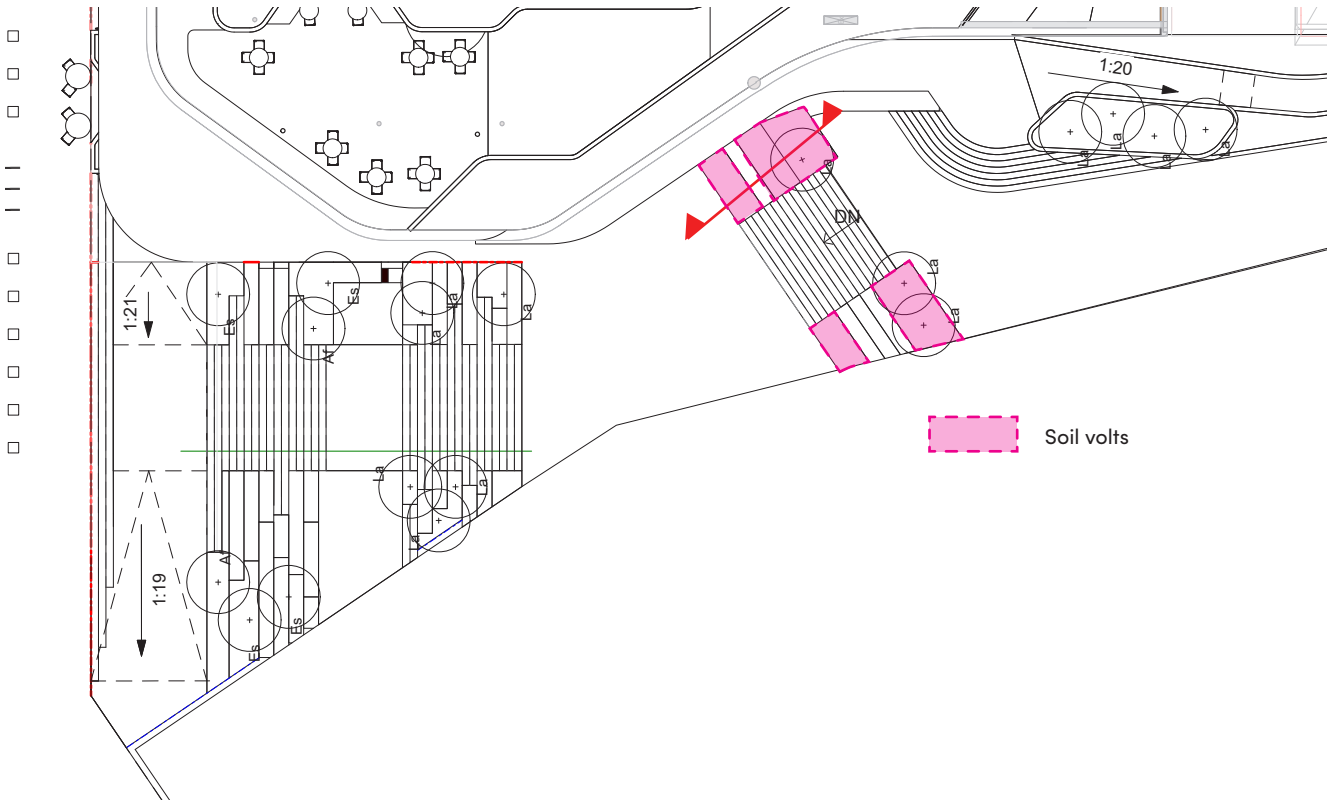


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2. UPPER BLEACHER

