

PROPOSED INDUSTRIAL FACILITIES

LOT 1C, 2B, 3A, 3B, 3C, & 3D

OAKDALE CENTRAL

Old Wallgrove Road HORSLEY PARK, NSW 2175



Drawing List

- DA-01 U Cover Sheet & Title Page
- DA-02 AA Estate Masterplan
- DA-03 P Indicative Staging Plan
- DA-04 N Subdivision Plan
- DA-05 N Estate Signage Plan
- DA-06 P Land Use Plan
- DA-07 M Lot 3 Masterplan

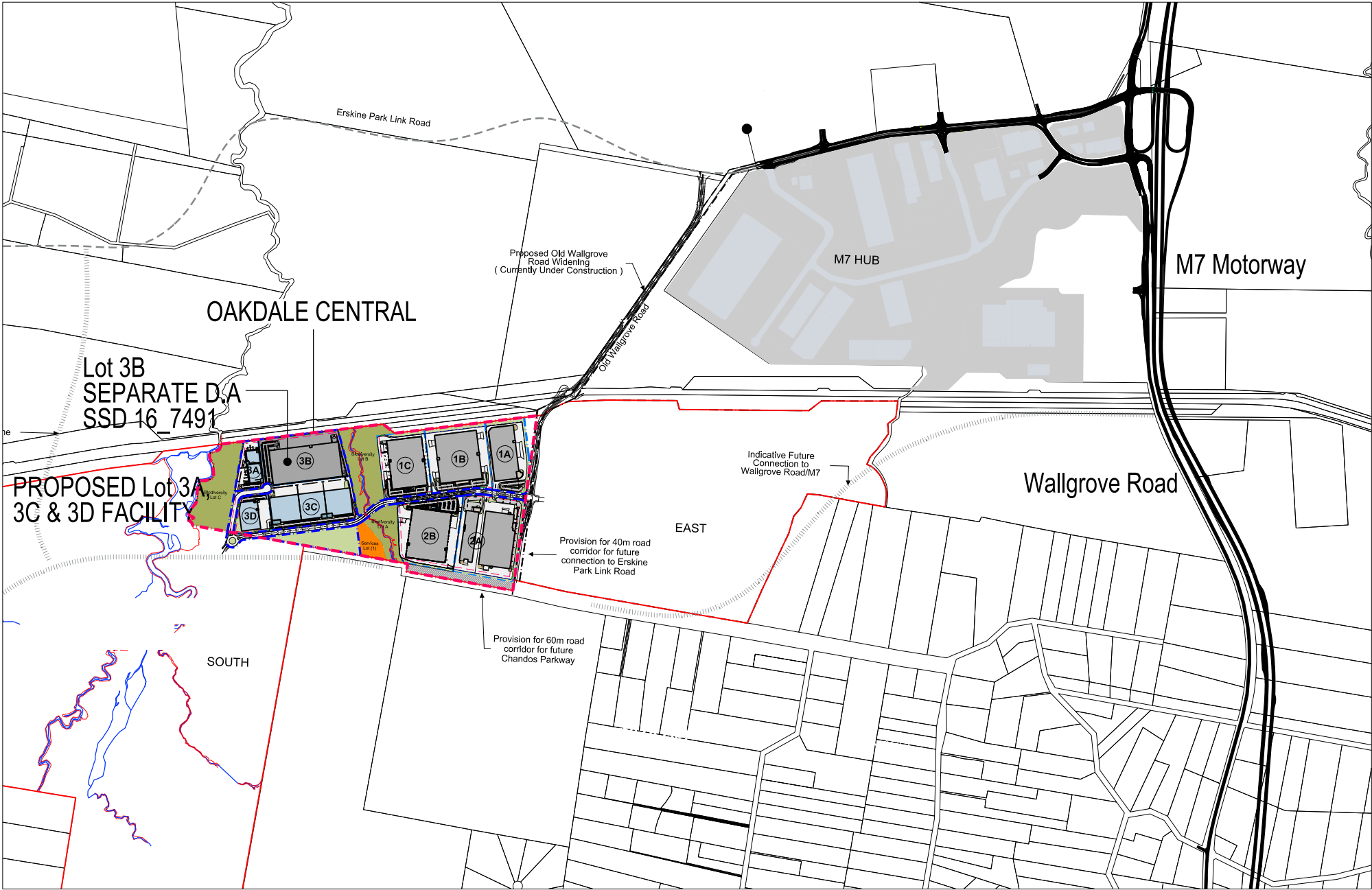
- 1C DA-10 K Site Plan / Floor Plan
- 1C DA-11 D Roof Plan
- 1C DA-12 E Office Plans
- 1C DA-13 D Dock Office Plan
- 1C DA-14 D Elevations
- 1C DA-15 D Sections

- 2B DA-20 K Site Plan / Floor Plan
- 2B DA-21 D Roof Plan
- 2B DA-22 E Office Plans
- 2B DA-23 D Dock Office 2 Plan
- 2B DA-24 D Elevations
- 2B DA-25 D Sections
- 2B DA-26 B Staging Plan
- 2B DA-28 B Dock Office 1 Plan
- 2B DA-31 C DG Store

- 3 DA-30 J Lot 3A Site Plan / Floor Plan
- 3 DA-31 F Lot 3A Roof Plan
- 3 DA-32 F Lot 3A Warehouse 1 Office Plans
- 3 DA-33 F Lot 3A Warehouse 2 Office Plans
- 3 DA-34 F Lot 3A Warehouse 1 Office Elevations
- 3 DA-35 F Lot 3A Warehouse 2 Office Elevations
- 3 DA-36 F Lot 3A Warehouse Elevations
- 3 DA-37 F Lot 3A Sections

- 3 DA-40 L Lot 3C Site Plan / Floor Plan
- 3 DA-41 F Lot 3C Roof Plan
- 3 DA-42 G Lot 3C Warehouse 1 Office Plans
- 3 DA-43 F Lot 3C Warehouse 2 & 3 Office Plans Lower
- 3 DA-44 F Lot 3C Warehouse 2 & 3 Office Plans Upper
- 3 DA-45 F Lot 3C Warehouse 1 Office Elevations
- 3 DA-46 F Lot 3C Warehouse 2 & 3 Office Elevations
- 3 DA-47 F Lot 3C Warehouse Elevations Sheet 1
- 3 DA-48 F Lot 3C Warehouse Elevations Sheet 2
- 3 DA-49 F Lot 3C Sections

- 3 DA-50 B Lot 3D Site Plan / Floor Plan
- 3 DA-51 B Lot 3D Roof Plan
- 3 DA-52 B Lot 3D Office Plans
- 3 DA-53 B Lot 3D Warehouse Office Elevations
- 3 DA-54 B Lot 3D Warehouse Elevations
- 3 DA-55 B Lot 3D Sections



CENTRAL Area Schedule

TOTAL LAND AREA	612,065 sqm	
Lot	Site Area	Building Area
Lot 1A	41,368 sqm	20,220 sqm
Lot 1B	58,760 sqm	31,745 sqm*
Lot 1C	46,417 sqm	27,145 sqm*
Lot 2A	74,693 sqm	36,570 sqm
Lot 2B	60,010 sqm	31,080 sqm*
Lot 3A	16,016 sqm	7,327 sqm*
Lot 3B	58,493 sqm	36,635 sqm*
Lot 3C	55,622 sqm	31,910 sqm*
Lot 3D	18,795 sqm	8,285 sqm*
SUB TOTAL	414,158 sqm	230,917 sqm*
Lot 4	21,615 sqm	0 sqm*
CENTRAL TOTAL	435,773 sqm	230,917 sqm*
Services Lot	10,000 sqm	
Biodiversity Lot A	18,367 sqm	
Biodiversity Lot B	40,812 sqm	
Biodiversity Lot C	41,533 sqm	
Road Widening Lots	4,572 sqm	

* Areas subject to Survey.





Lot 2 DP 120673		Sub Total
Total Land Area	CENTRAL	61.21 ha
Biodiversity Lot A	1.8367 ha	10.0712 ha
Biodiversity Lot B	4.0812 ha	
Biodiversity Lot C	4.1533 ha	
Regional Road Lot 1	0.48 ha	1.74 ha
Regional Road Lot 2	1.26 ha	
Services Lot (1)	1.00 ha	1.00 ha
Estate Road 1 Lot	2.64 ha	2.64 ha
Estate Road 2 Lot	0.6974 ha	0.6974 ha
Development Lot 1A	4.1368 ha	45.1789 ha
Development Lot 1B	5.8760 ha	
Development Lot 1C	4.6417 ha	
Development Lot 2A	7.4693 ha	
Development Lot 2B	6.0010 ha	
Development Lot 3A	1.6016 ha	
Development Lot 3B	5.8494 ha	
Development Lot 3C	5.5622 ha	
Development Lot 3D	1.8794 ha	
Development Lot 4	2.1615 ha	

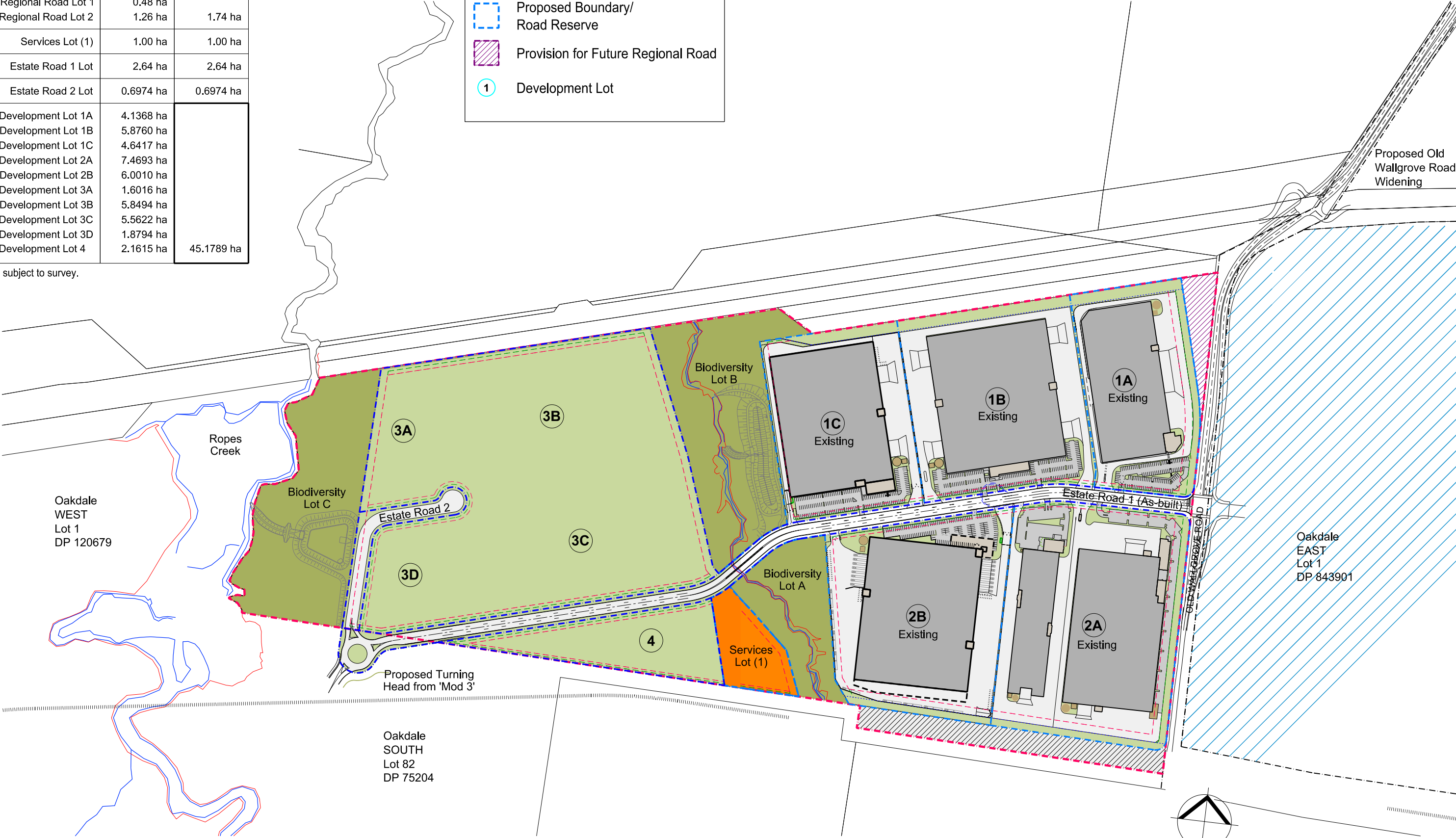
*All areas subject to survey.

Legend

Oakdale CENTRAL
Concept Plan (CP #1)

Existing Boundary

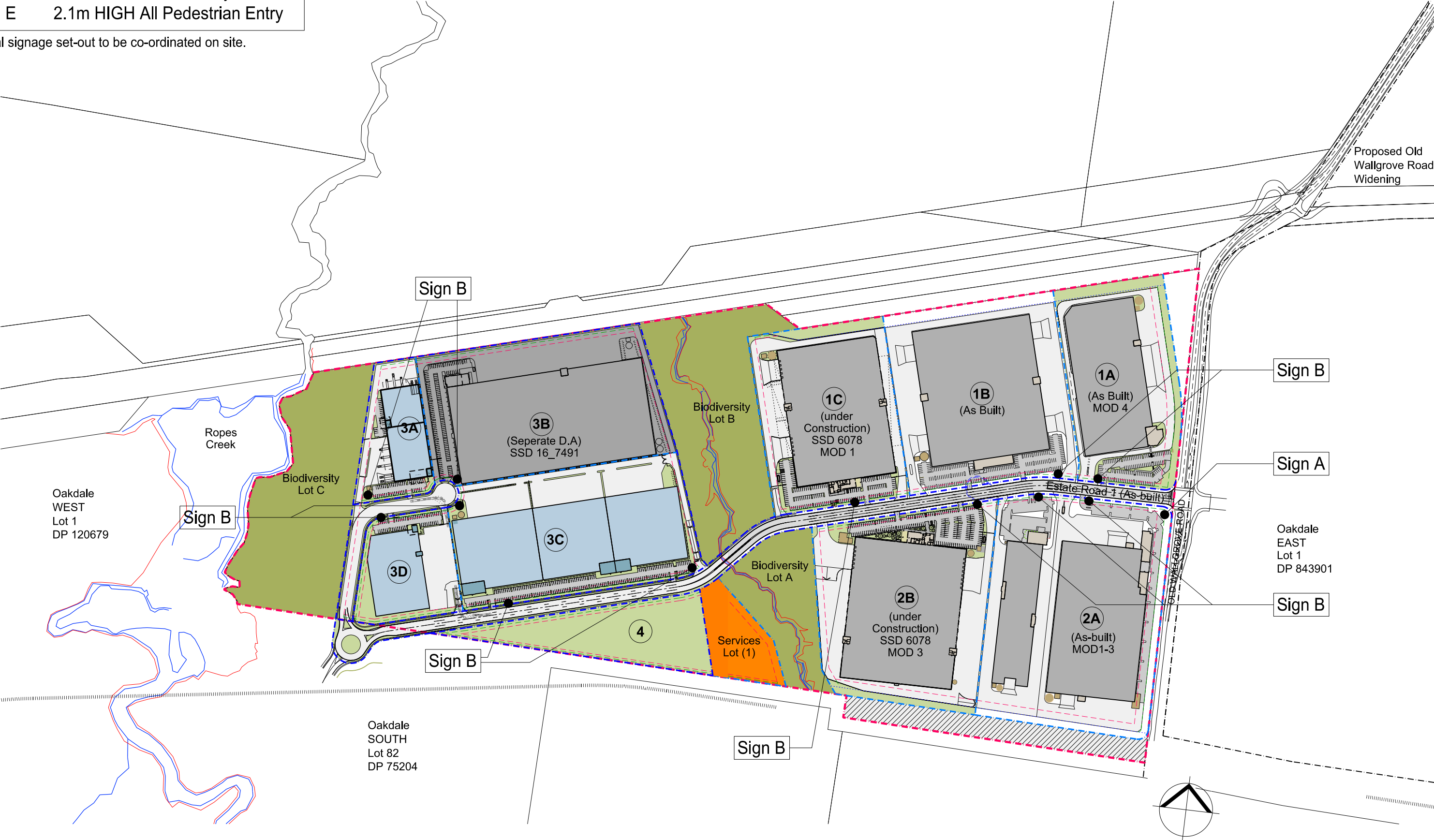
1



SIGNAGE HIERARCHY

Sign A	8.0m HIGH Site Identification
Sign B	3.5m HIGH Building Identification
Sign C	2.8m HIGH All Truck Entry
Sign D	2.1m HIGH All Car Entry
Sign E	2.1m HIGH All Pedestrian Entry

* Final signage set-out to be co-ordinated on site.



Legend

Oakdale CENTRAL
Concept Plan (CP #1)

Existing Boundary

Proposed Boundary/
Road Reserve

IN1 General Industrial

CRZ Core Riparian Zone (20m width)

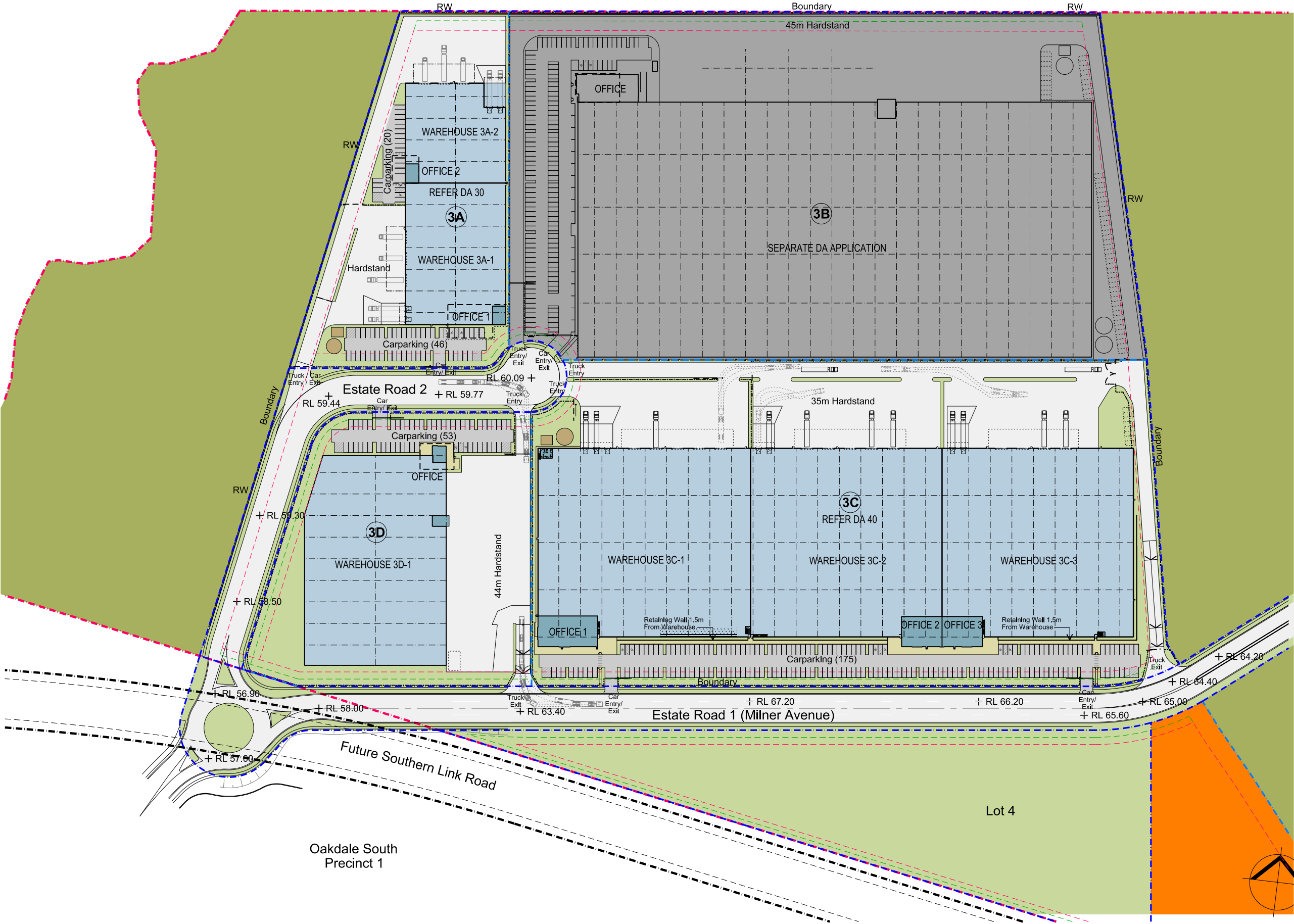
ORZ Outer Riparian Zone (10m width)

ORZ overlap

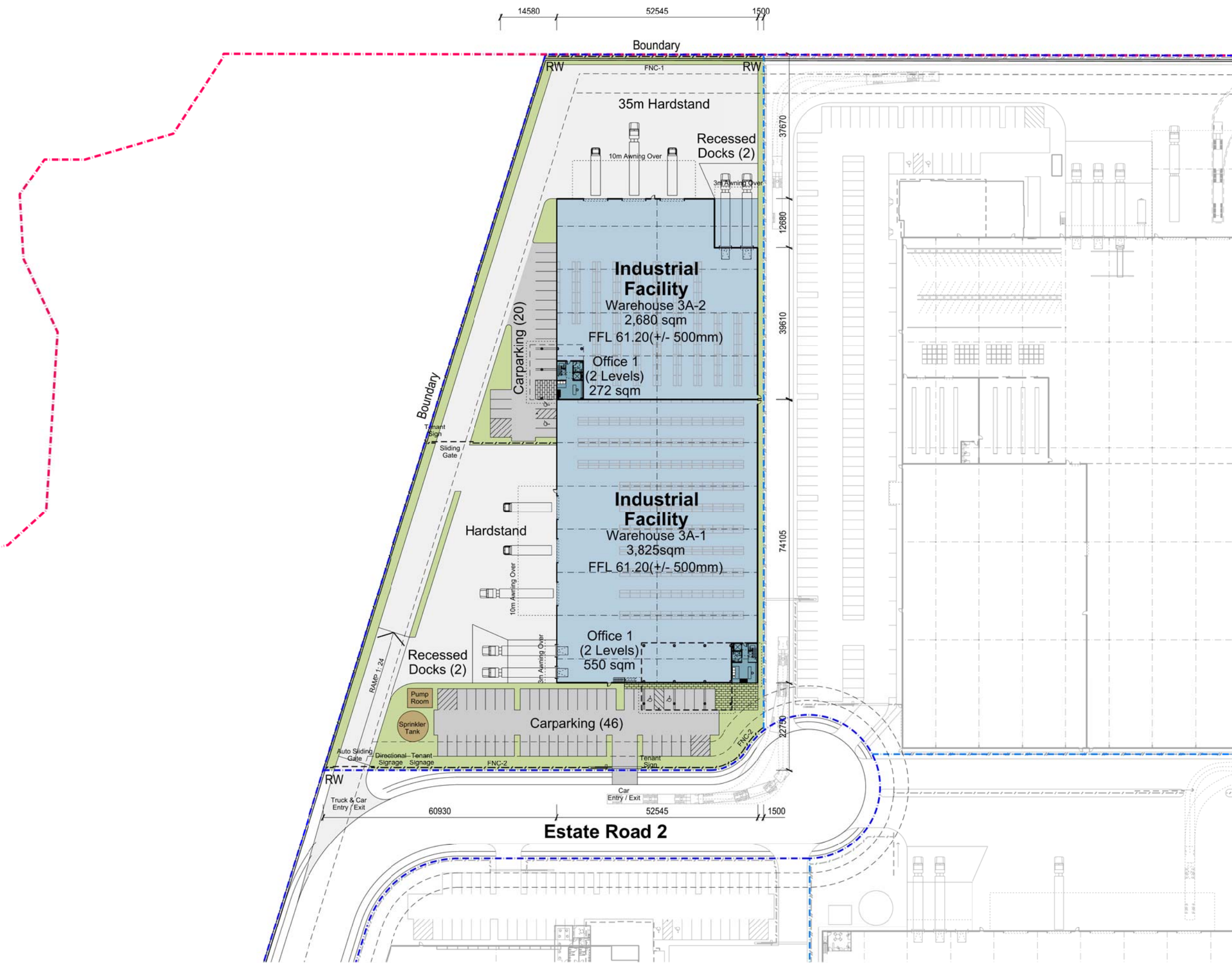
APZ Asset Protection Zone (10m) width

APZ overlap

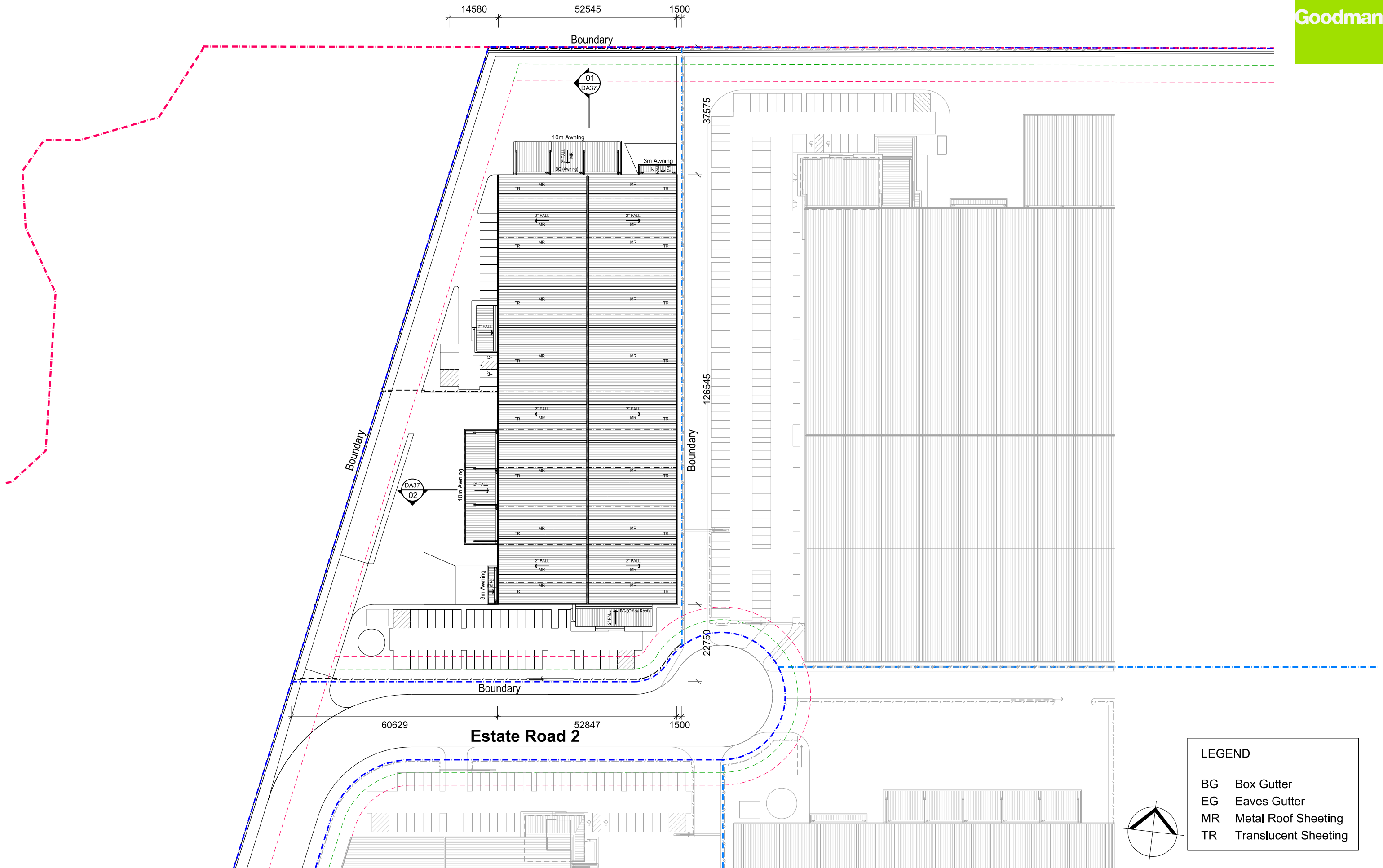


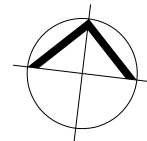
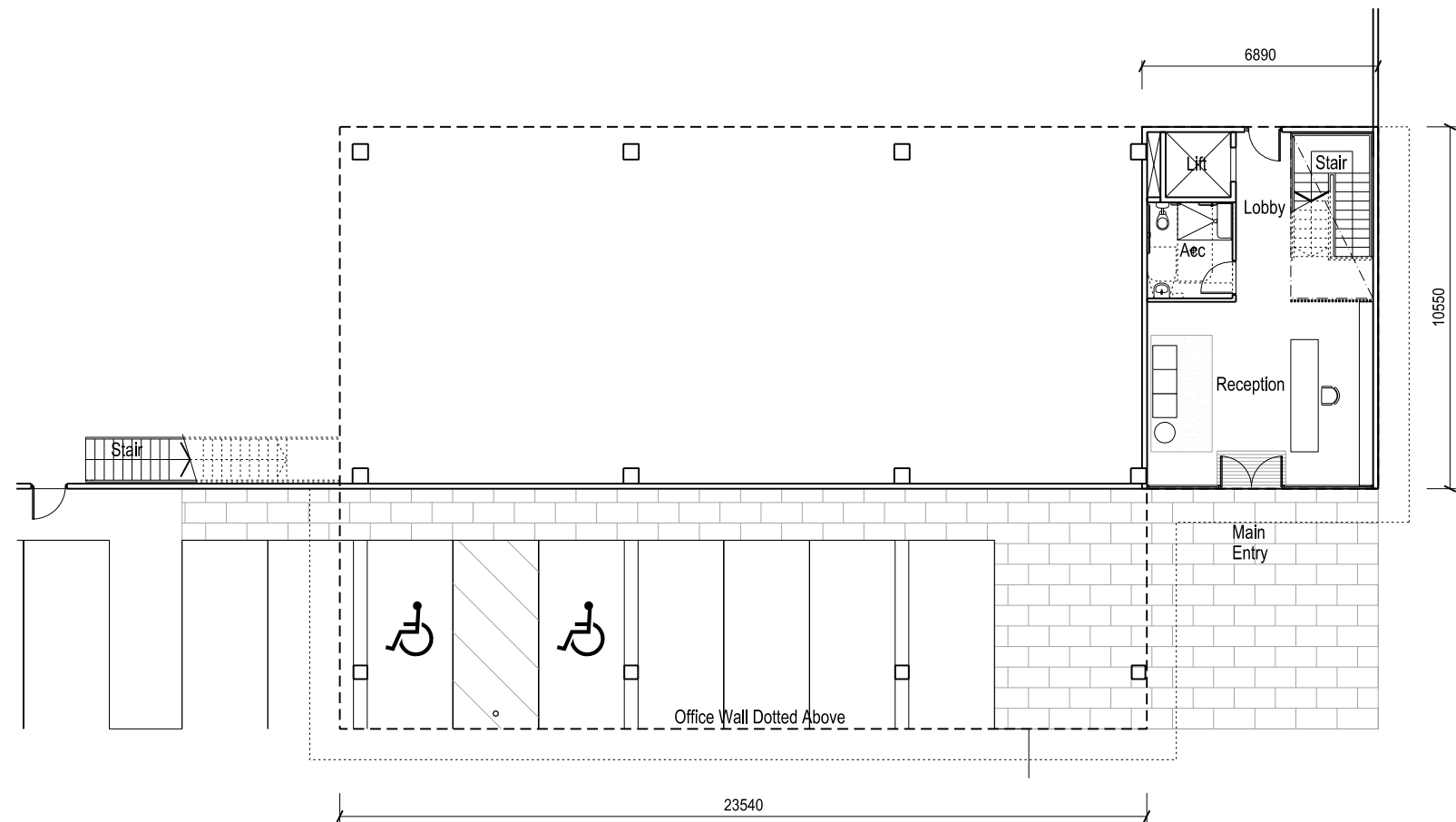
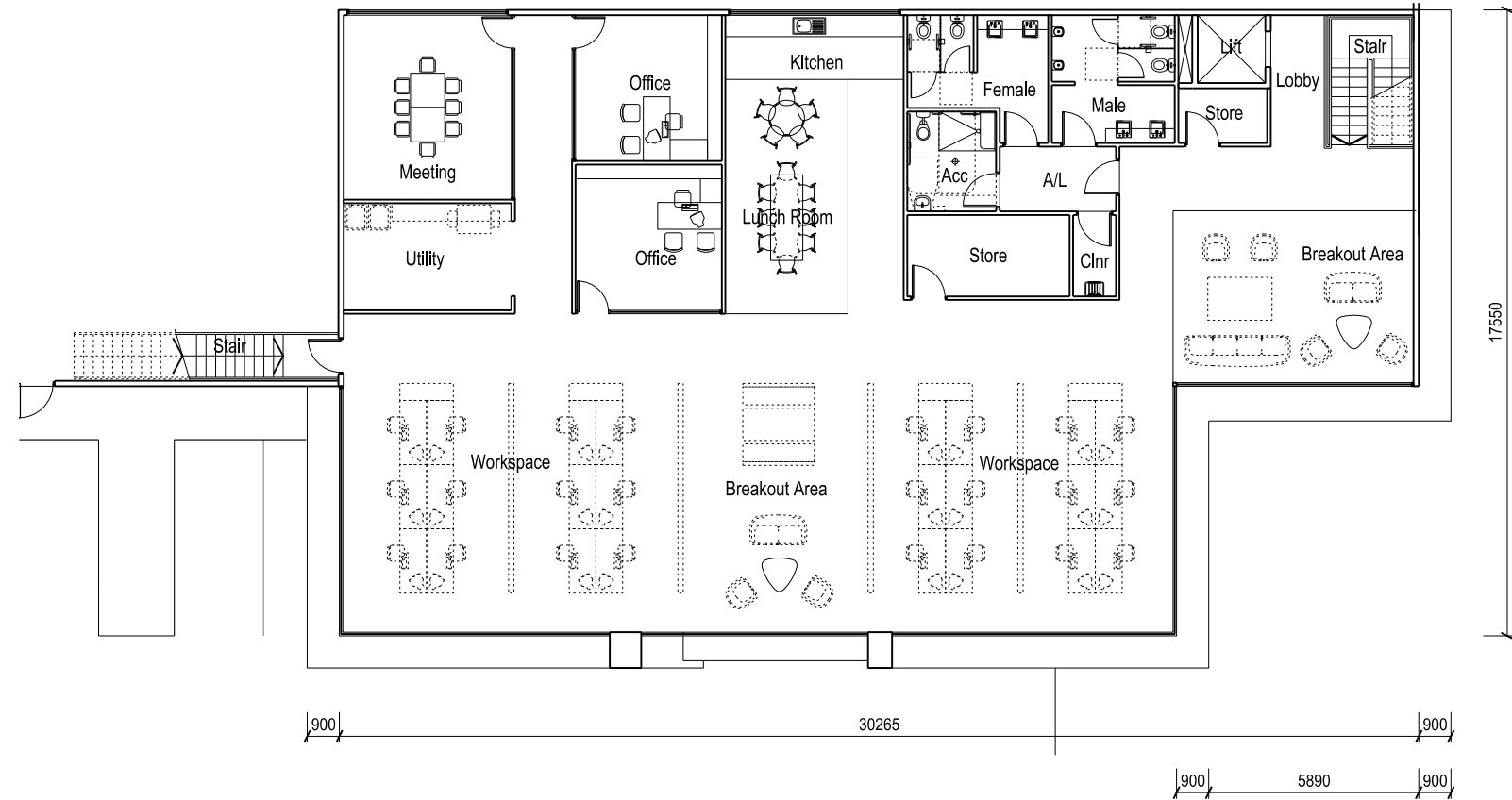


Development Area Schedule	
Total Site Area	155,899 sqm
Estate Road 2	6,974 sqm
Total Warehouse	44,820 sqm
Total Office	2,622 sqm
Total Dock Office	80 sqm
Total Building Area	47,522 sqm
Lot 3A	
Site Area	16,016 sqm
Warehouse 1	3,825 sqm
Office 1	550 sqm
Warehouse 2	2,680 sqm
Office 2	272 sqm
Total Building Area	7,327 sqm
Awning	725 sqm
Site Cover (exc. awning)	44 %
Floor Space Ratio	0.44 : 1
Hardstand Area	4,164 sqm
Light Duty Area	1,900 sqm
Carparking	66
Lot 3C	
Site Area	55,622 sqm
Warehouse 1	11,000 sqm
Amenities - G	- sqm
Office - L1	500 sqm
Dock Office (upper level)	30 sqm
Warehouse 2	9,690 sqm
Office 2	500 sqm
Warehouse 3	9,690 sqm
Office 3	500 sqm
Total Building Area	31,910 sqm
Awning	1,760 sqm
Site Cover (exc. awning)	57 %
Floor Space Ratio	0.57 : 1
Hardstand Area	13,445 sqm
Light Duty Area	4,843 sqm
Carparking	183
Provisional Spaces	8
Lot 3D	
Site Area	18,795 sqm
Warehouse	7,935 sqm
Office	300 sqm
Dock Office (1 level)	50 sqm
Total Building Area	8,285 sqm
Awning	468 sqm
Site Cover (exc. awning)	44 %
Floor Space Ratio	0.44 : 1
Hardstand Area	5,235 sqm
Light Duty Area	1,505 sqm
Carparking	53



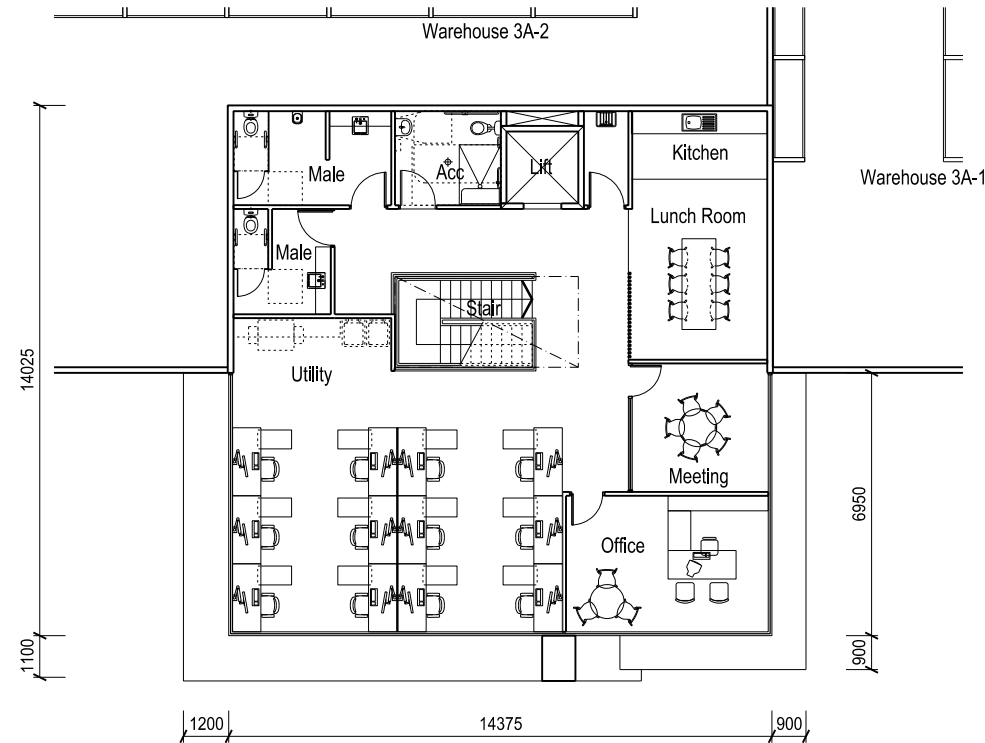
Development Area Schedule	
Site Area	16,016 sqm
Warehouse 1	3,825 sqm
Office 1	550 sqm
Warehouse 2	2,680 sqm
Office 2	272 sqm
Total Building Area	7,327 sqm
Awning	725 sqm
Site Cover (exc. awning)	44 %
Floor Space Ratio	0.44 : 1
Hardstand Area	4,164 sqm
Light Duty Area	1,900 sqm
Carparking	66





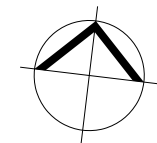
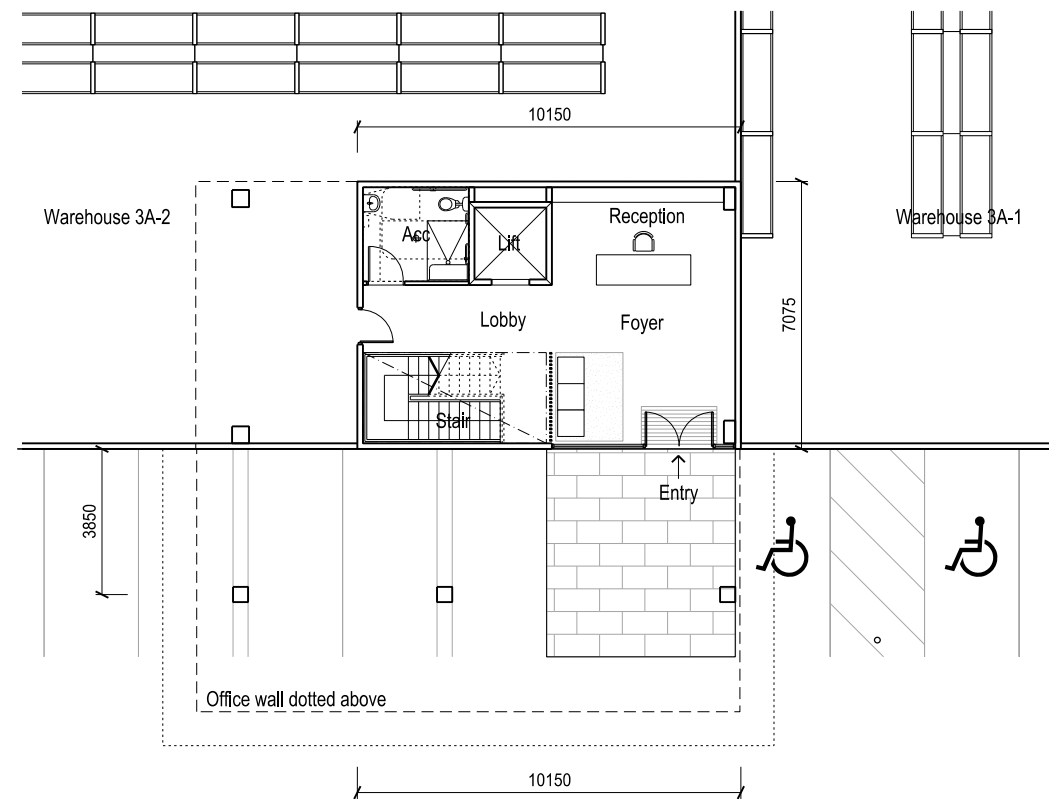
02

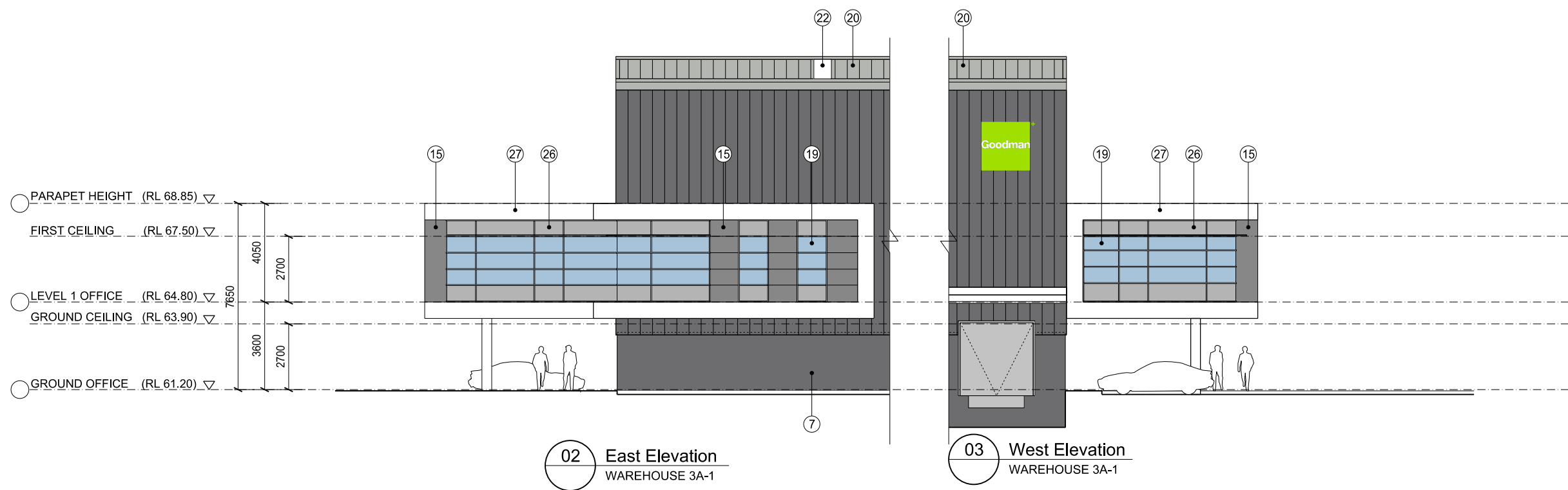
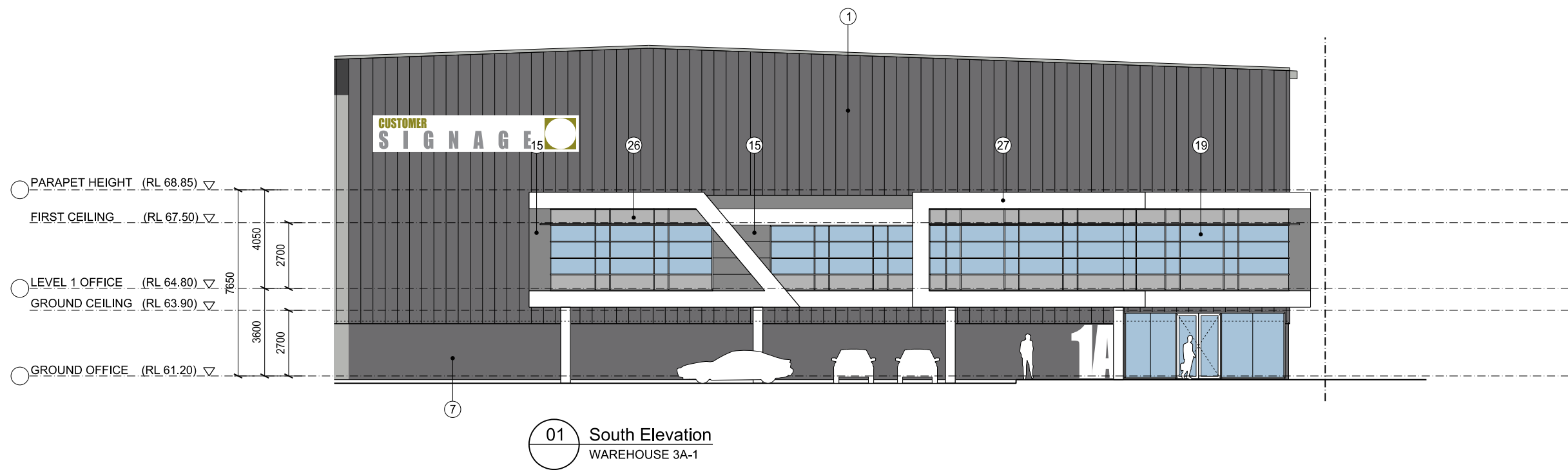
UPPER FLOOR PLAN



01

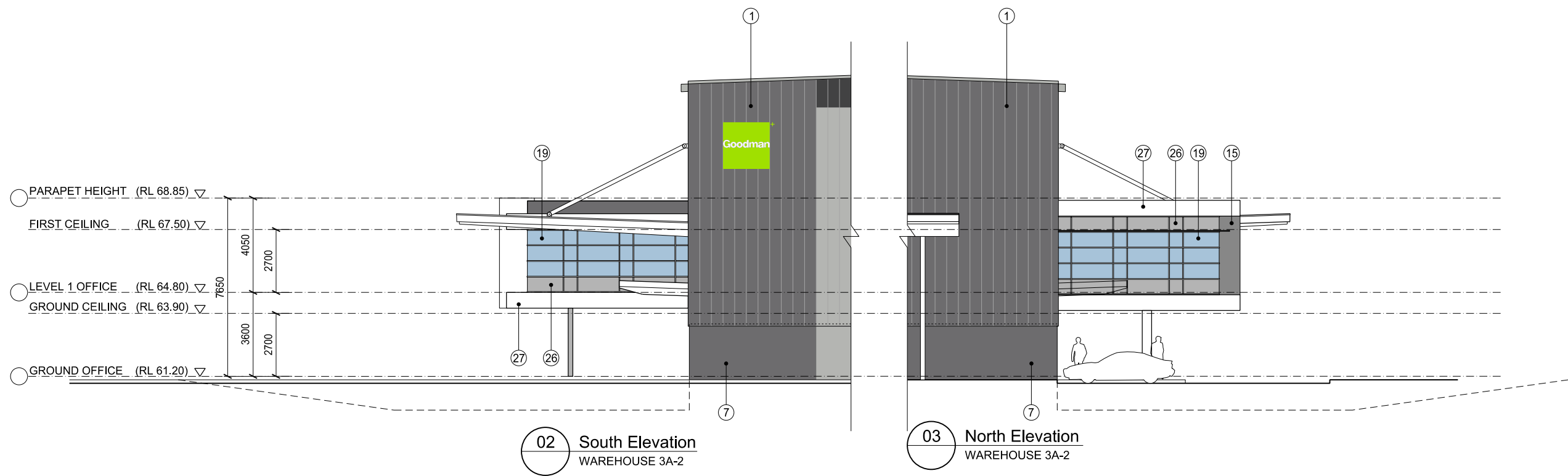
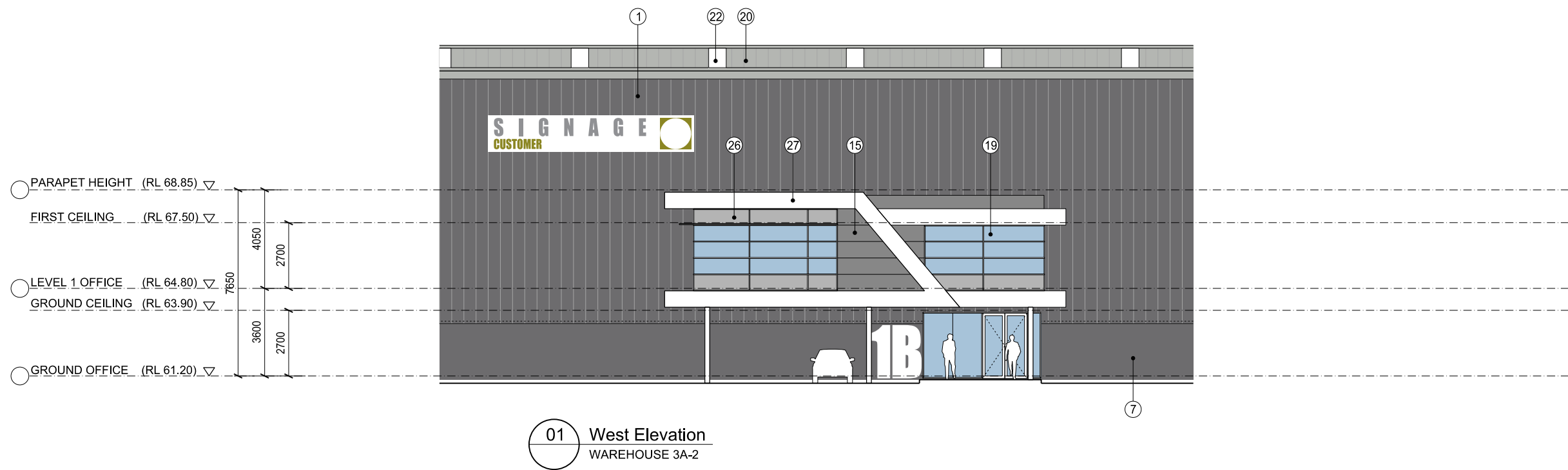
LOWER FLOOR PLAN
OFFICE ENTRY



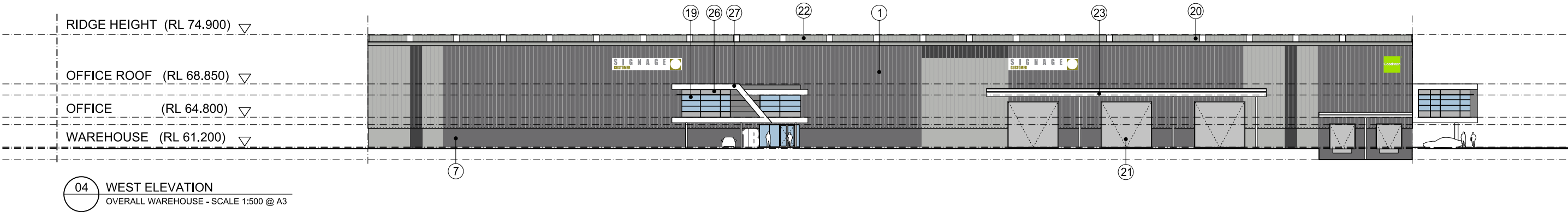
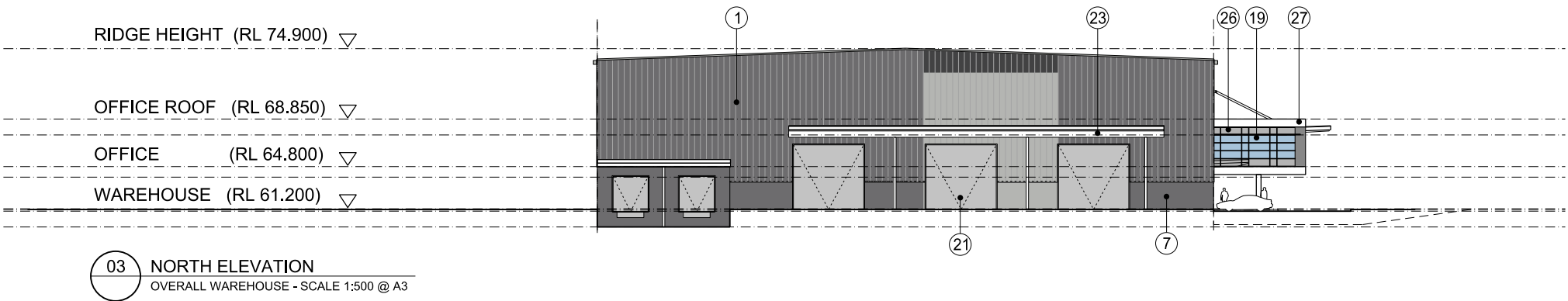
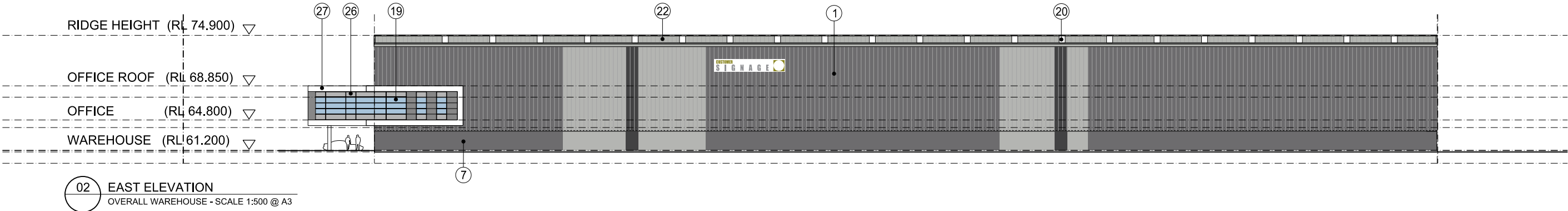
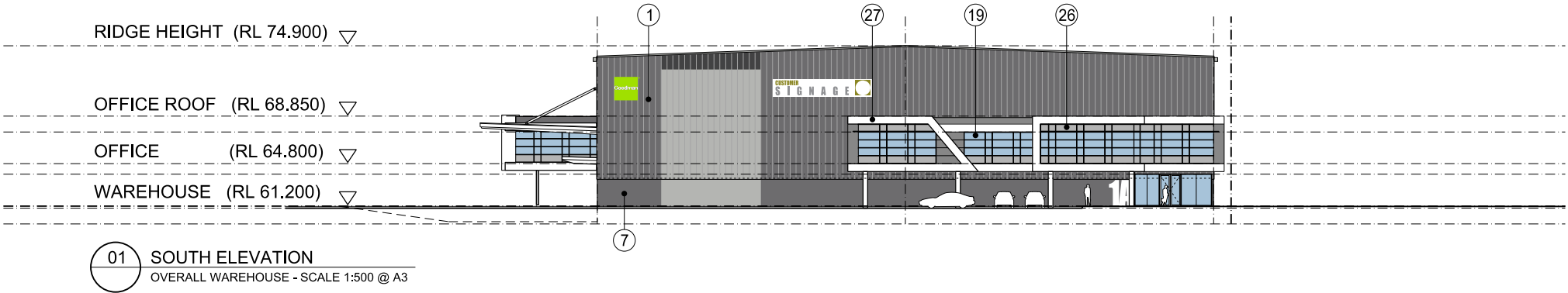


Indicative External Finishes Legend

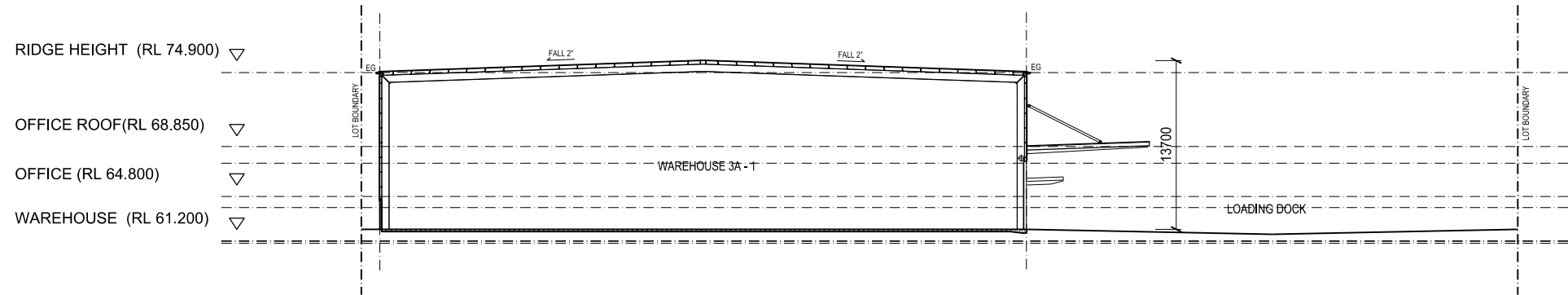
①	Profiled Metal Wall Cladding Colorbond Basalt	⑦	Precast Concrete Dado Panel Paint Finish 'Basalt'	⑬	Aluminium Cladding 'Copper'	⑲	Aluminum Window Frames - Dark Grey (or sim.)	⑳	Goodman Sign
②	Profiled Metal Wall Cladding Colorbond Shale Grey	⑧	Precast Concrete Dado Panel Paint Finish 'Shale Grey'	⑭	Aluminium Cladding 'Pommel Blue'	㉑	Profiled Metal Roofing - Light Grey	㉒	Colour Back Glass -
③	Profiled Metal Wall Cladding Dulux Alphatec 'Copper'	⑨	Precast Concrete Dado Panel Paint Finish 'Copper'	⑮	Aluminium Cladding 'Dark Grey'	㉓	Metal Roller Shutter Door - 'Galv. Finish'	㉔	Aluminium Cladding 'White'
④	Profiled Metal Wall Cladding Dulux Alphatec 'Pommel Blue'	⑩	Precast Concrete Dado Panel Paint Finish 'Pommel Blue'	⑯	Kingspan Colorbond Panel 'Basalt'	㉕	Tranlucent Skylight Panel	㉖	Aluminium Cladding 'Grey'
⑤	Profiled Metal Wall Cladding Dulux Alphatec 'Monument'	⑪	Precast Concrete Dado Panel Paint Finish 'Monument'	⑰	Kingspan Colorbond Highlight Panel 'Off White'	㉗	Steel Framed Awning - 'Galv. Finish'		
⑥	Profiled Metal Wall Cladding Dulux Alphatec 'White'	⑫	Precast Concrete Dado Panel Paint Finish 'White'	⑱	Terracade Facade System 'TN Smooth Simpson'	㉘	Tenant Signage		



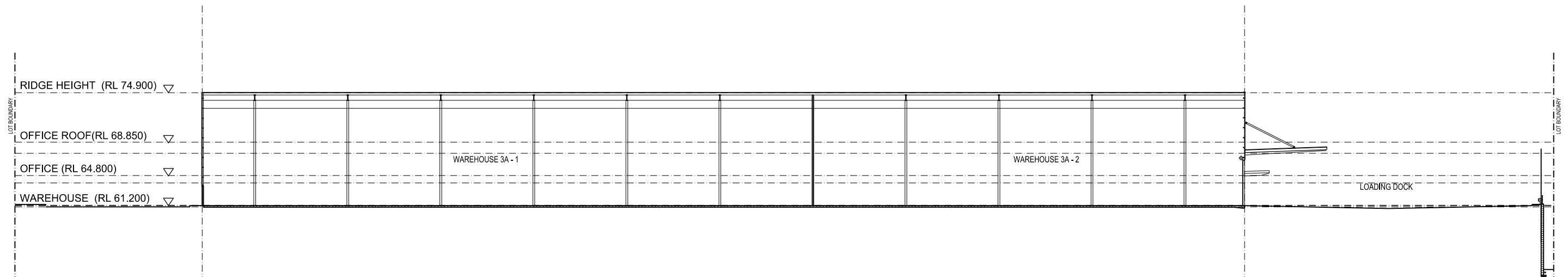
Indicative External Finishes Legend							
①	Profiled Metal Wall Cladding Colorbond Basalt	⑦	Precast Concrete Dado Panel Paint Finish 'Basalt'	⑬	Aluminium Cladding 'Copper'	⑲	Aluminum Window Frames - Dark Grey (or sim.)
②	Profiled Metal Wall Cladding Colorbond Shale Grey	⑧	Precast Concrete Dado Panel Paint Finish 'Shale Grey'	⑭	Aluminium Cladding 'Pommel Blue'	⑳	Profiled Metal Roofing - Light Grey
③	Profiled Metal Wall Cladding Dulux Alphatec 'Copper'	⑨	Precast Concrete Dado Panel Paint Finish 'Copper'	⑮	Aluminium Cladding 'Dark Grey'	㉑	Metal Roller Shutter Door - 'Galv. Finish'
④	Profiled Metal Wall Cladding Dulux Alphatec 'Pommel Blue'	⑩	Precast Concrete Dado Panel Paint Finish 'Pommel Blue'	⑯	Kingspan Colorbond Panel 'Basalt'	㉒	Tranlucent Skylight Panel
⑤	Profiled Metal Wall Cladding Dulux Alphatec 'Monument'	⑪	Precast Concrete Dado Panel Paint Finish 'Monument'	⑰	Kingspan Colorbond Highlight Panel 'Off White'	㉓	Steel Framed Awning - 'Galv. Finish'
⑥	Profiled Metal Wall Cladding Dulux Alphatec 'White'	⑫	Precast Concrete Dado Panel Paint Finish 'White'	⑱	Terracade Facade System 'TN Smooth Simpson'	㉔	Tenant Signage
						㉕	Goodman Sign
						㉖	Colour Back Glass -
						㉗	Aluminium Cladding 'White'
						㉘	Aluminium Cladding 'Grey'



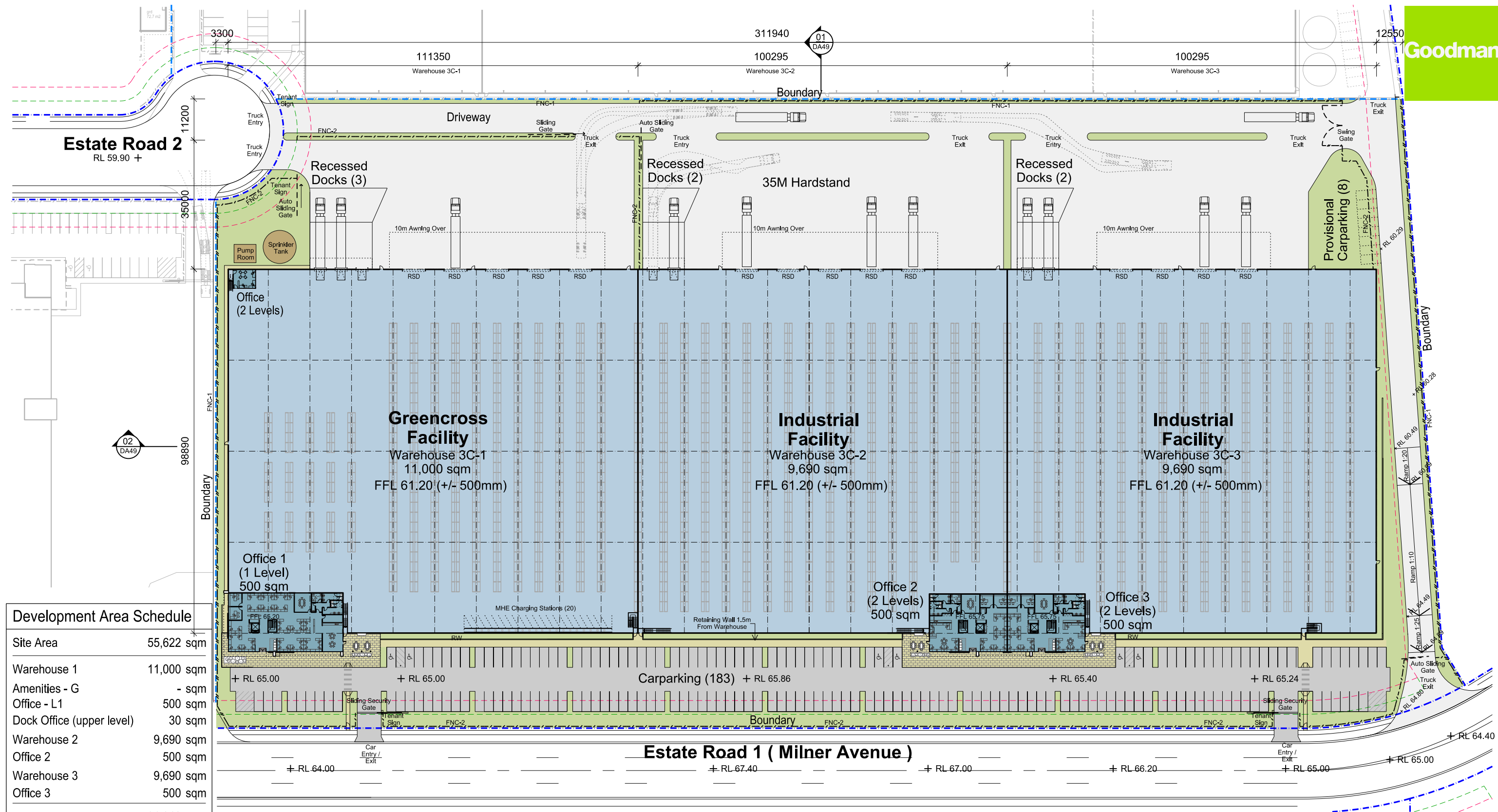
Indicative External Finishes Legend			
①	Profiled Metal Wall Cladding Colorbond Basalt	⑦	Precast Concrete Dado Panel Paint Finish 'Basalt'
②	Profiled Metal Wall Cladding Colorbond Shale Grey	⑧	Precast Concrete Dado Panel Paint Finish 'Shale Grey'
③	Profiled Metal Wall Cladding Dulux Alphatec 'Copper'	⑨	Precast Concrete Dado Panel Paint Finish 'Copper'
④	Profiled Metal Wall Cladding Dulux Alphatec 'Pommel Blue'	⑩	Precast Concrete Dado Panel Paint Finish 'Pommel Blue'
⑤	Profiled Metal Wall Cladding Dulux Alphatec 'Monument'	⑪	Precast Concrete Dado Panel Paint Finish 'Monument'
⑥	Profiled Metal Wall Cladding Dulux Alphatec 'White'	⑫	Precast Concrete Dado Panel Paint Finish 'White'
⑬	Aluminium Cladding 'Copper'	⑮	Aluminium Cladding 'Dark Grey'
⑭	Aluminium Cladding 'Pommel Blue'	⑯	Kingspan Colorbond Panel 'Basalt'
⑰	Aluminium Cladding 'Off White'	⑱	Terracade Facade System 'TN Smooth Simpson'
⑲	Aluminum Window Frames - Dark Grey (or sim.)	⑲	Aluminum Window Frames - Dark Grey (or sim.)
⑳	Profiled Metal Roofing - Light Grey	㉑	Metal Roller Shutter Door - 'Galv. Finish'
㉒	Tranlucent Skylight Panel	㉓	Steel Framed Awning - 'Galv. Finish'
㉔	Tenant Signage	㉕	Goodman Sign
		㉖	Colour Back Glass -
		㉗	Aluminium Cladding 'White'
		㉘	Aluminium Cladding 'Grey'



01 SECTION
SCALE 1:500

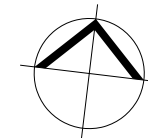


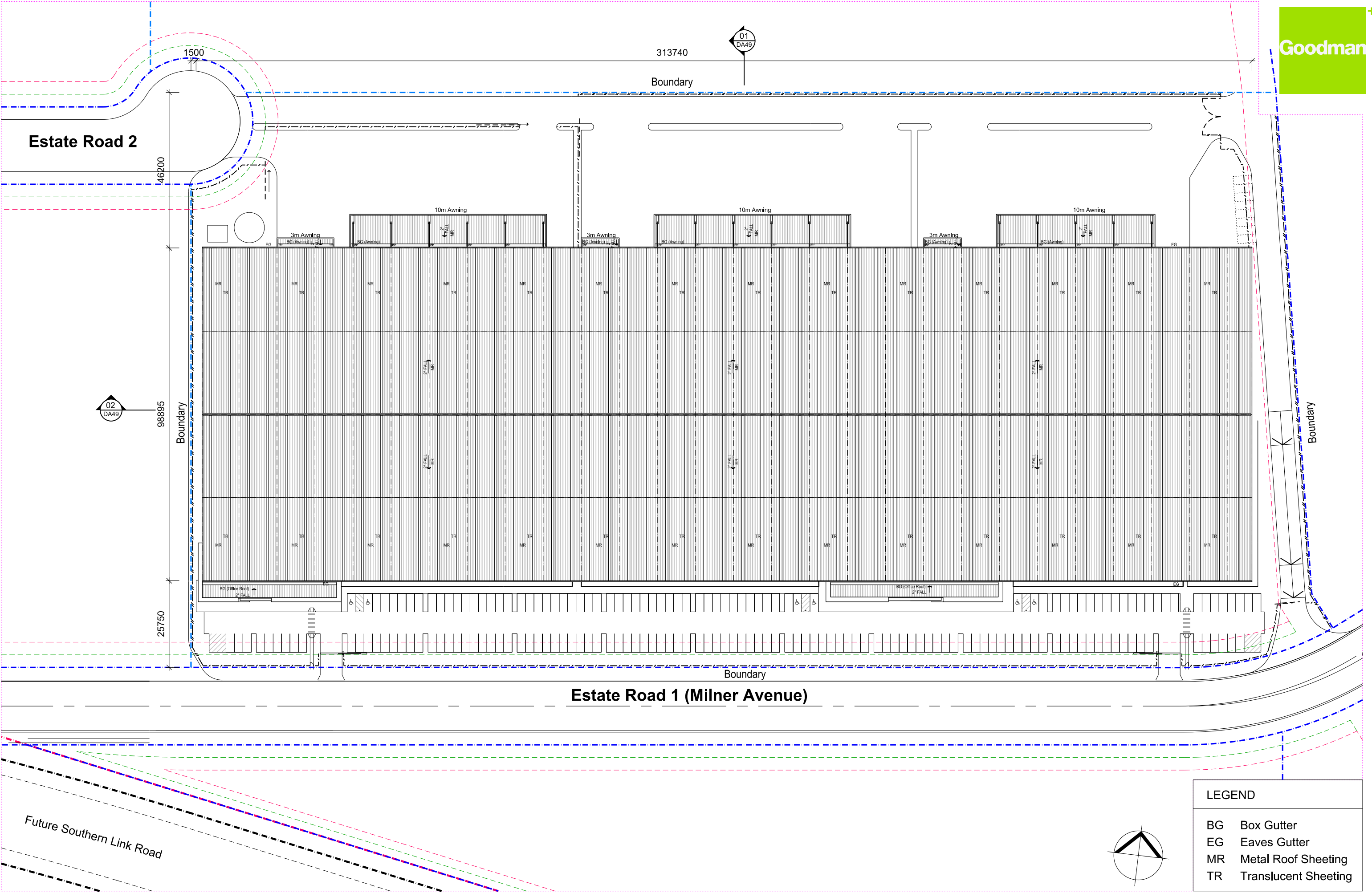
02 SECTION
SCALE 1:500



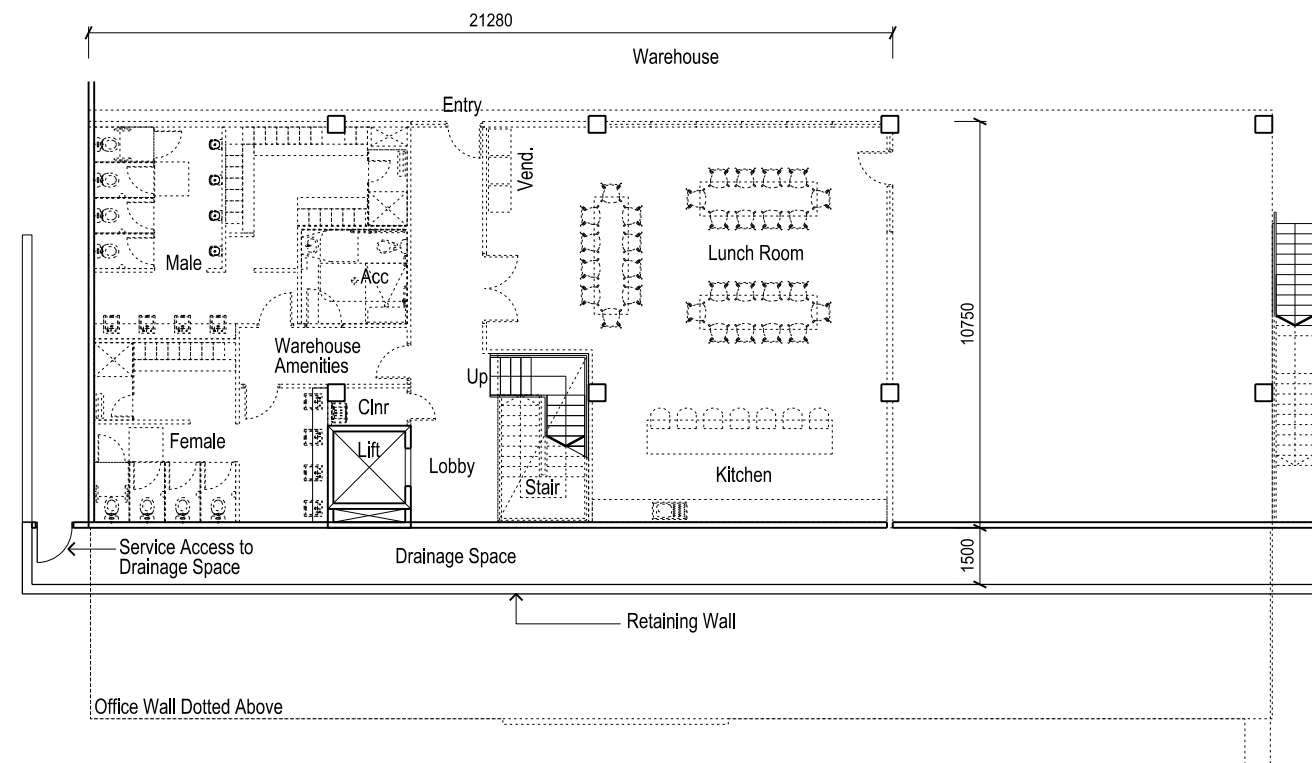
LEGEND

- Site Boundary
- Lot Boundary
- Building Setback 7.5m
- Landscape Setback 3.75m
- FNC-1 Chainwire Fencing
- FNC-2 Palisade Fencing
- RW Retaining Wall

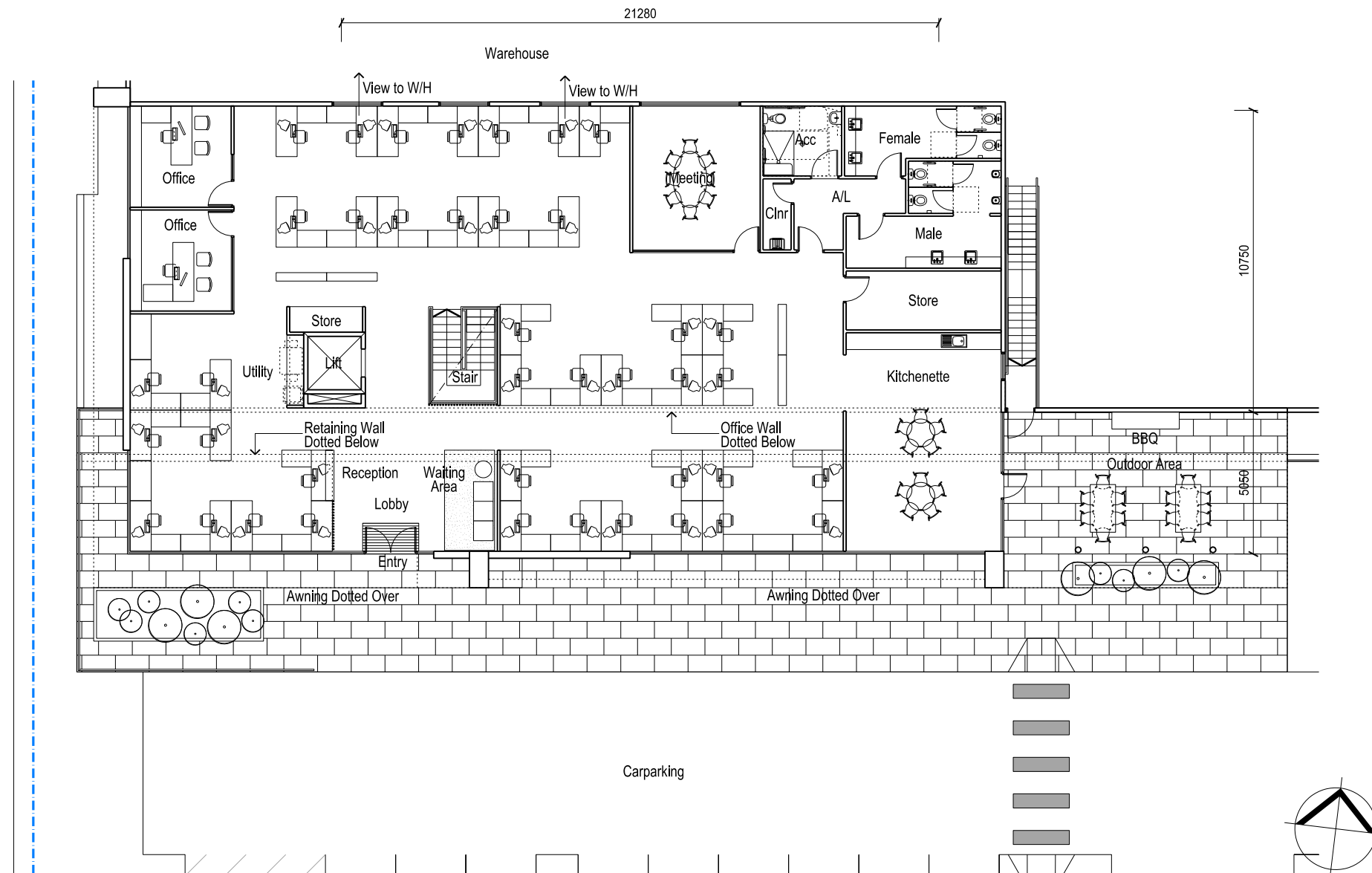


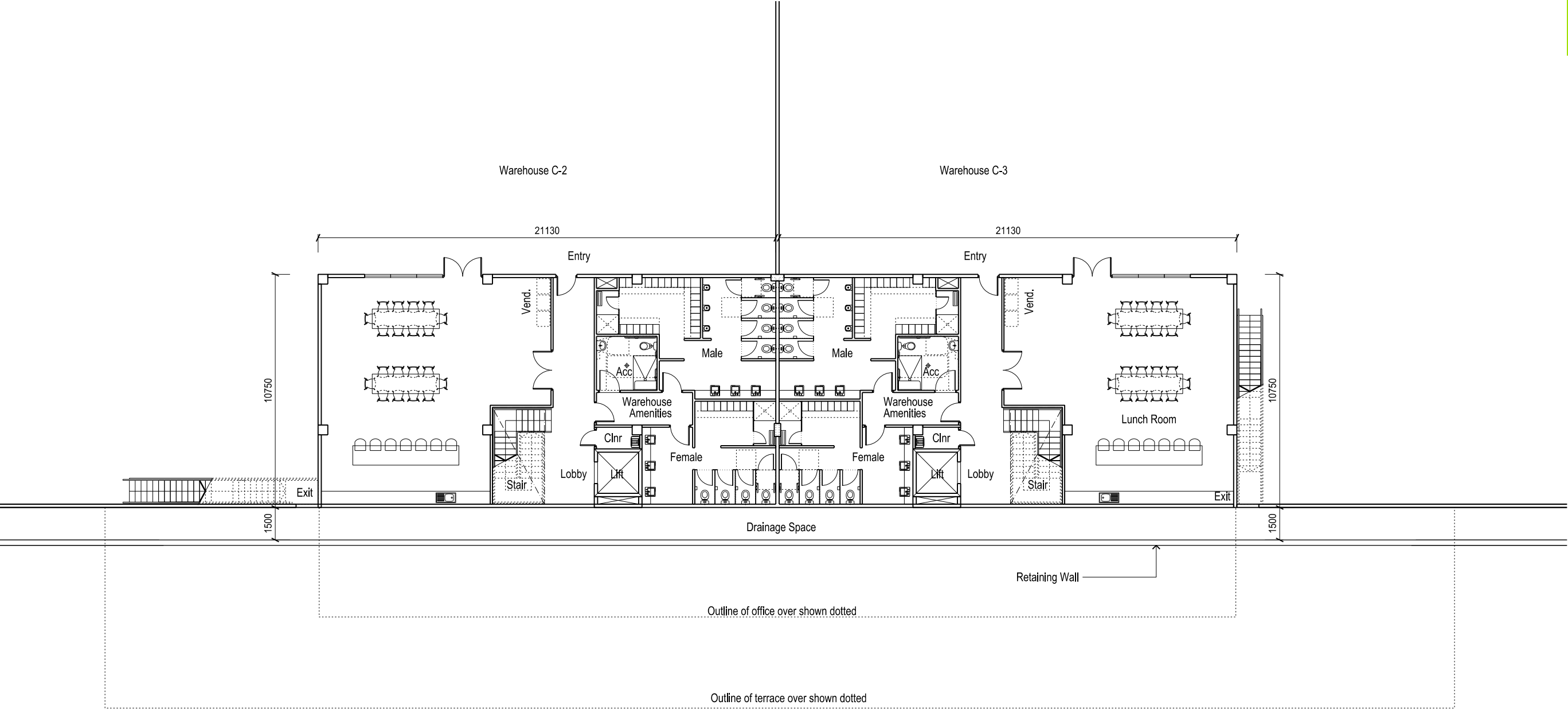


01 PROPOSED AMENITIES



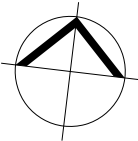
02 UPPER FLOOR PLAN
OFFICE ENTRY

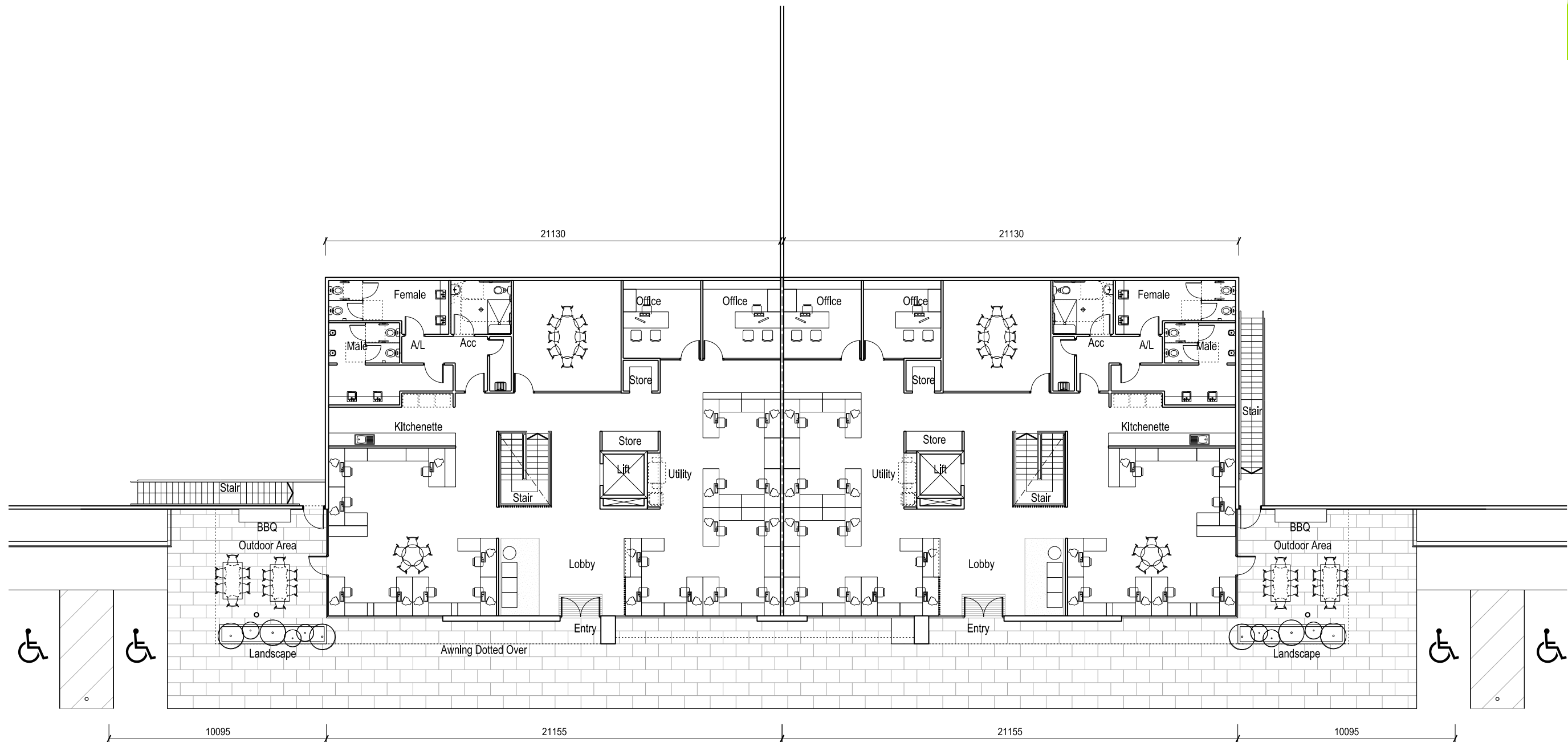




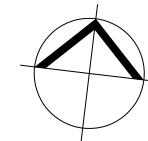
01

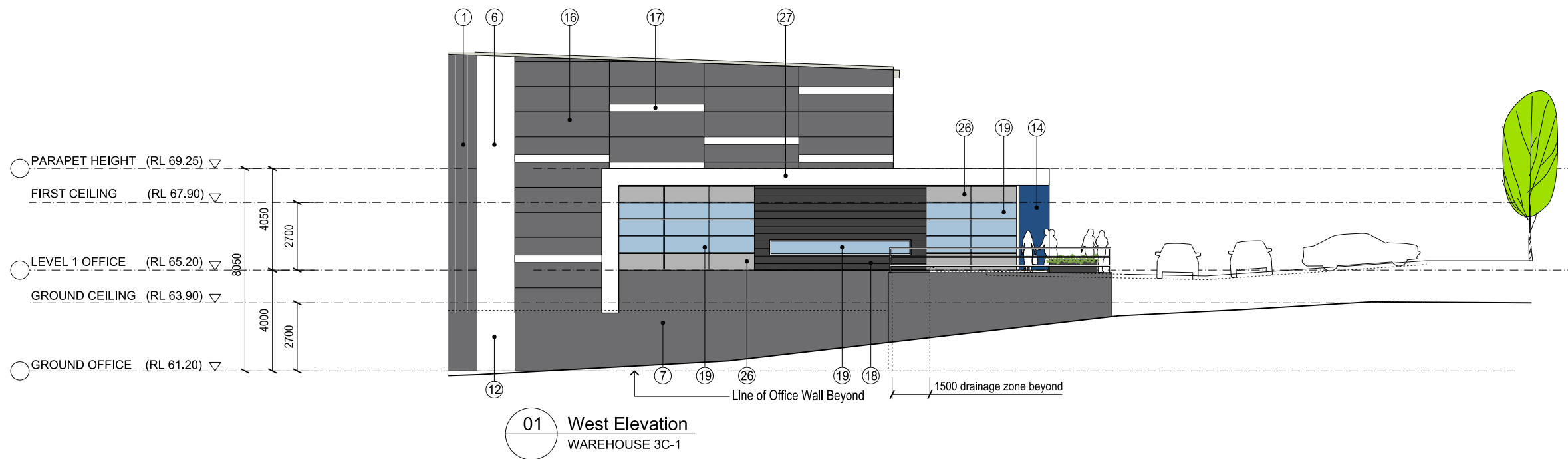
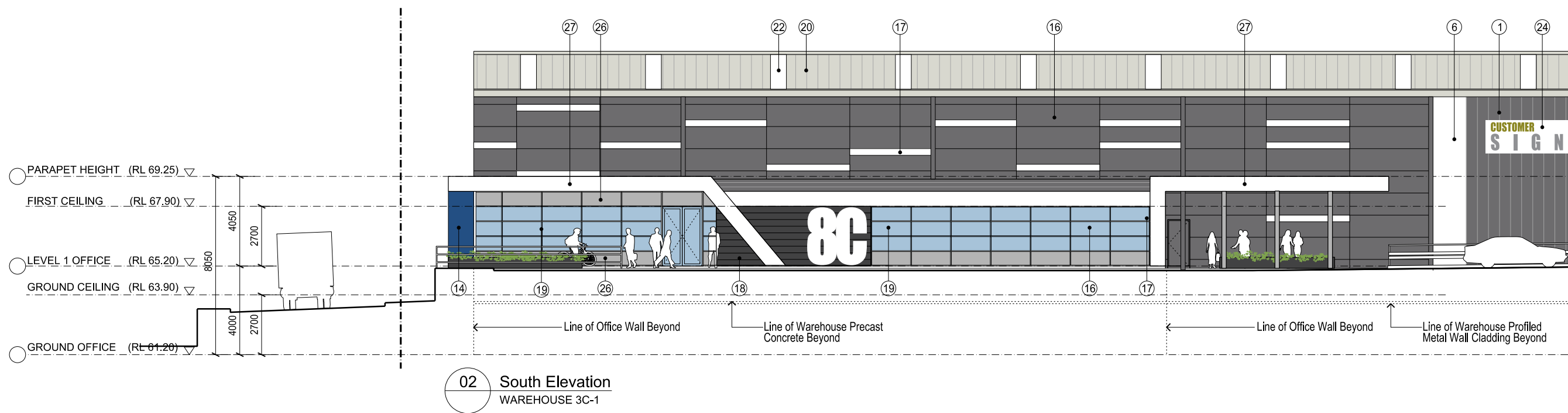
LOWER FLOOR PLAN





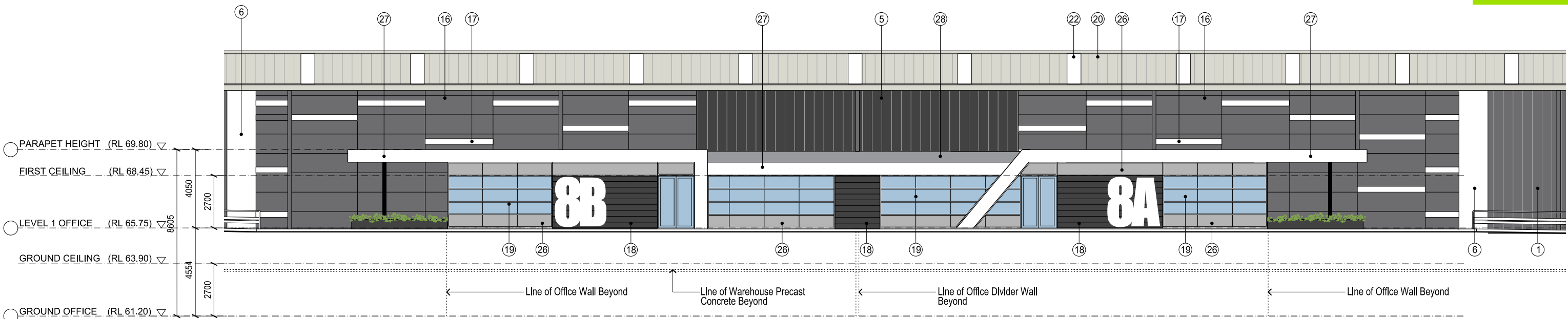
01 UPPER FLOOR PLAN
OFFICE ENTRY



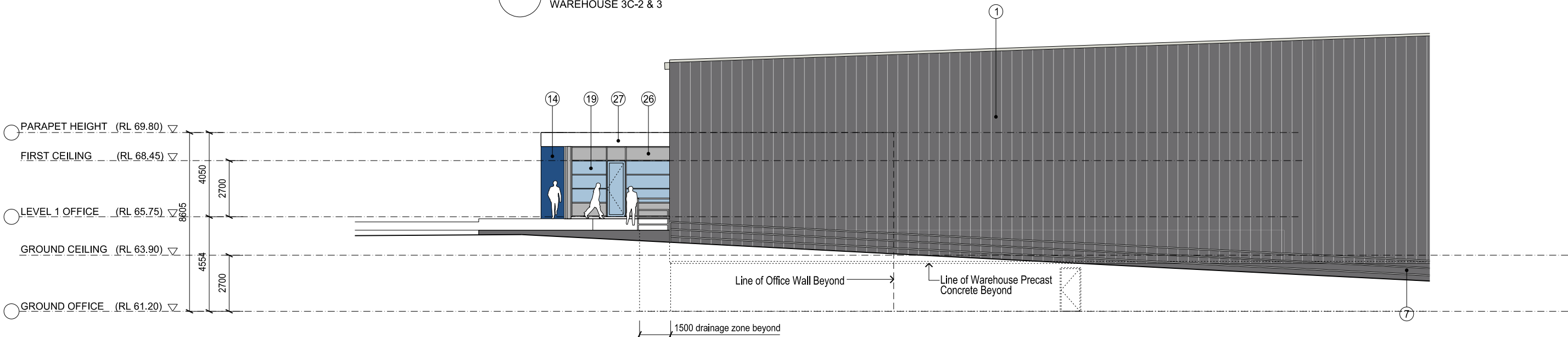


Indicative External Finishes Legend

①	Profiled Metal Wall Cladding Colorbond Basalt	⑦	Precast Concrete Dado Panel Paint Finish 'Basalt'	⑬	Aluminium Cladding 'Copper'	⑲	Aluminum Window Frames - Dark Grey (or sim.)	②⑤	Goodman Sign
②	Profiled Metal Wall Cladding Colorbond Shale Grey	⑧	Precast Concrete Dado Panel Paint Finish 'Shale Grey'	⑭	Aluminium Cladding 'Pommel Blue'	⑲	Profiled Metal Roofing - Light Grey	②⑥	Colour Back Glass -
③	Profiled Metal Wall Cladding Dulux Alphatec 'Copper'	⑨	Precast Concrete Dado Panel Paint Finish 'Copper'	⑮	Aluminium Cladding 'Dark Grey'	⑲	Metal Roller Shutter Door - 'Galv. Finish'	②⑦	Aluminium Cladding 'White'
④	Profiled Metal Wall Cladding Dulux Alphatec 'Pommel Blue'	⑩	Precast Concrete Dado Panel Paint Finish 'Pommel Blue'	⑯	Kingspan Colorbond Panel 'Basalt'	⑲	Tranlucent Skylight Panel	②⑧	Aluminium Cladding 'Grey'
⑤	Profiled Metal Wall Cladding Dulux Alphatec 'Monument'	⑪	Precast Concrete Dado Panel Paint Finish 'Monument'	⑰	Kingspan Colorbond Highlight Panel 'Off White'	⑲	Steel Framed Awning - 'Galv. Finish'		
⑥	Profiled Metal Wall Cladding Dulux Alphatec 'White'	⑫	Precast Concrete Dado Panel Paint Finish 'White'	⑱	Terracade Facade System 'TN Smooth Simpson'	⑲	Tenant Signage		

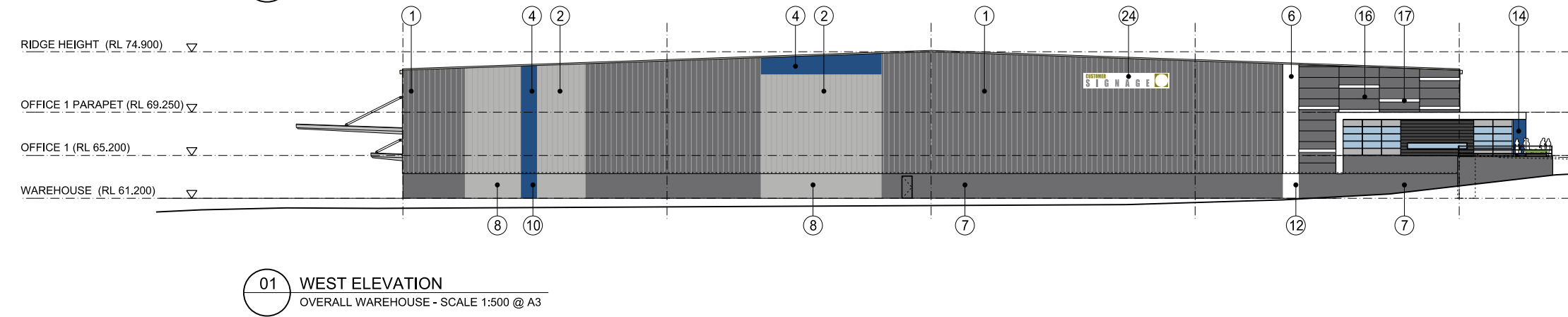
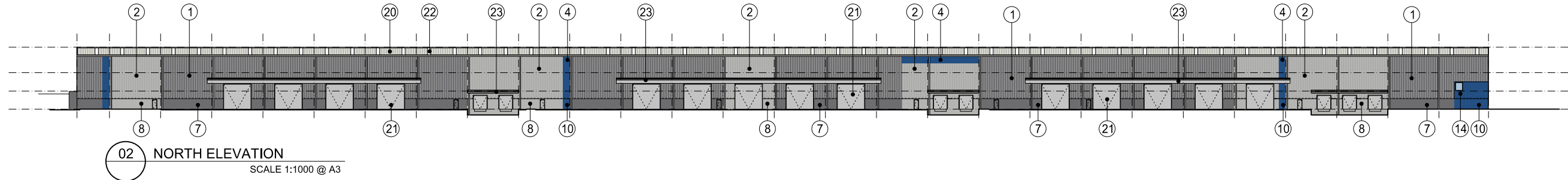
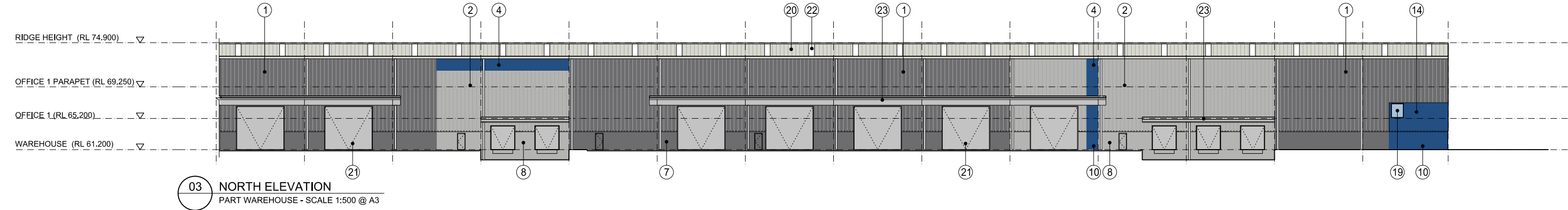
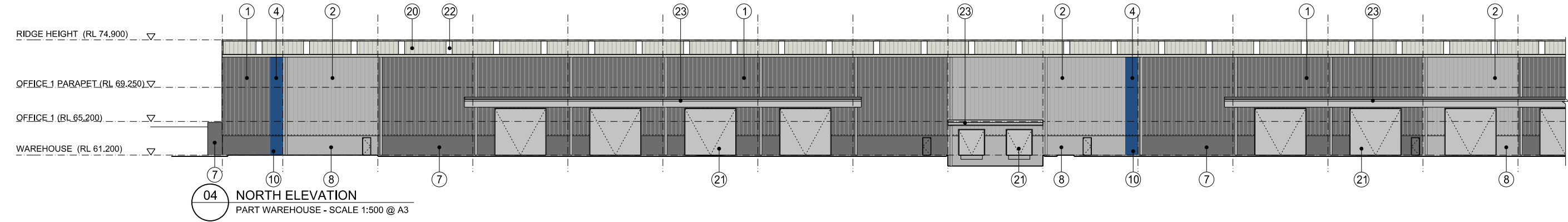


02 South Elevation
WAREHOUSE 3C-2 & 3

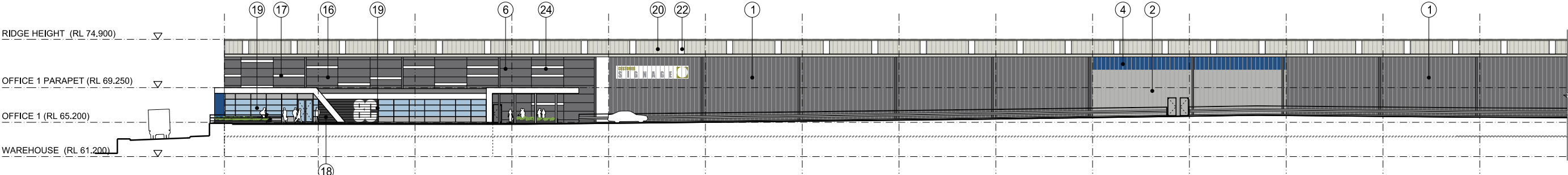


01 East Elevation
WAREHOUSE 3C-3

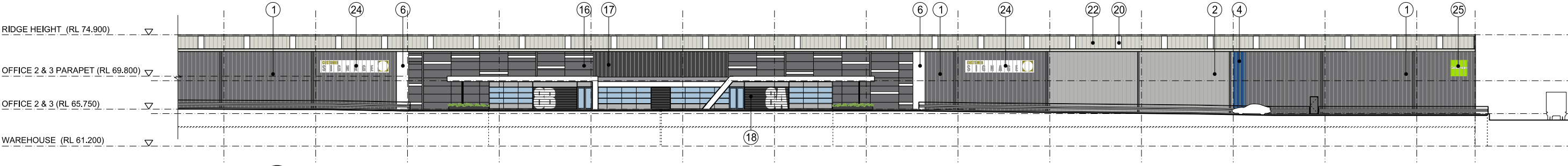
Indicative External Finishes Legend			
①	Profiled Metal Wall Cladding Colorbond Basalt	⑦	Precast Concrete Dado Panel Paint Finish 'Basalt'
②	Profiled Metal Wall Cladding Colorbond Shale Grey	⑧	Precast Concrete Dado Panel Paint Finish 'Shale Grey'
③	Profiled Metal Wall Cladding Dulux Alphatec 'Copper'	⑨	Precast Concrete Dado Panel Paint Finish 'Copper'
④	Profiled Metal Wall Cladding Dulux Alphatec 'Pommel Blue'	⑩	Precast Concrete Dado Panel Paint Finish 'Pommel Blue'
⑤	Profiled Metal Wall Cladding Dulux Alphatec 'Monument'	⑪	Precast Concrete Dado Panel Paint Finish 'Monument'
⑥	Profiled Metal Wall Cladding Dulux Alphatec 'White'	⑫	Precast Concrete Dado Panel Paint Finish 'White'
⑬	Aluminium Cladding 'Copper'	⑮	Aluminium Cladding 'Dark Grey'
⑭	Aluminium Cladding 'Pommel Blue'	⑯	Kingspan Colorbond Panel 'Basalt'
⑰	Kingspan Colorbond Highlight Panel 'Off White'	⑲	Aluminum Window Frames - Dark Grey (or sim.)
⑱	Terracade Facade System 'TN Smooth Simpson'	⑳	Profiled Metal Roofing - Light Grey
㉑		㉒	Tranlucent Skylight Panel
㉓		㉔	Tenant Signage
㉕		㉖	Goodman Sign
㉗		㉘	Colour Back Glass -
㉙		㉚	Aluminium Cladding 'White'
㉛		㉜	Aluminium Cladding 'Grey'



Indicative External Finishes Legend									
①	Profiled Metal Wall Cladding Colorbond Basalt	⑦	Precast Concrete Dado Panel Paint Finish 'Basalt'	⑬	Aluminium Cladding 'Copper'	⑲	Aluminum Window Frames - Dark Grey (or sim.)	⑲	Goodman Sign
②	Profiled Metal Wall Cladding Colorbond Shale Grey	⑧	Precast Concrete Dado Panel Paint Finish 'Shale Grey'	⑭	Aluminium Cladding 'Pommel Blue'	⑳	Profiled Metal Roofing - Light Grey	⑳	Colour Back Glass -
③	Profiled Metal Wall Cladding Dulux Alphatec 'Copper'	⑨	Precast Concrete Dado Panel Paint Finish 'Copper'	⑮	Aluminium Cladding 'Dark Grey'	㉑	Metal Roller Shutter Door - 'Galv. Finish'	㉑	Aluminium Cladding 'White'
④	Profiled Metal Wall Cladding Dulux Alphatec 'Pommel Blue'	⑩	Precast Concrete Dado Panel Paint Finish 'Pommel Blue'	⑯	Kingspan Colorbond Panel 'Basalt'	㉒	Tranlucient Skylight Panel	㉒	Aluminium Cladding 'Grey'
⑤	Profiled Metal Wall Cladding Dulux Alphatec 'Monument'	⑪	Precast Concrete Dado Panel Paint Finish 'Monument'	⑰	Kingspan Colorbond Highlight Panel 'Off White'	㉓	Steel Framed Awning - 'Galv. Finish'		
⑥	Profiled Metal Wall Cladding Dulux Alphatec 'White'	⑫	Precast Concrete Dado Panel Paint Finish 'White'	⑱	Terracade Facade System 'TN Smooth Simpson'	㉔	Tenant Signage		



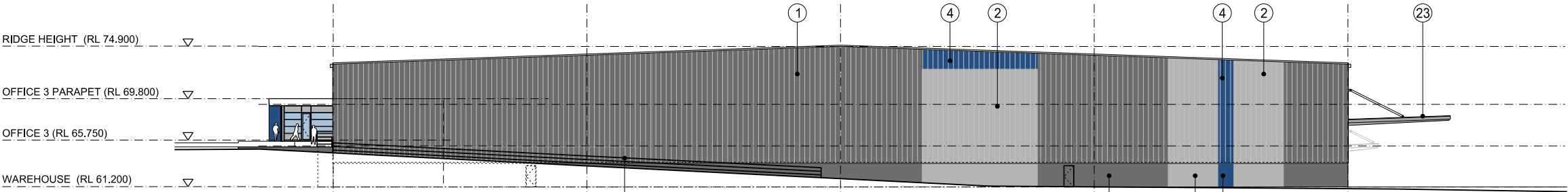
04 SOUTH ELEVATION
PART WAREHOUSE - SCALE 1:500 @ A3



03 SOUTH ELEVATION
PART WAREHOUSE - SCALE 1:500 @ A3



02 SOUTH ELEVATION
OVERALL WAREHOUSE - SCALE 1:1000 @ A3



01 EAST ELEVATION
OVERALL WAREHOUSE - SCALE 1:500 @ A3

Indicative External Finishes Legend							
①	Profiled Metal Wall Cladding Colorbond Basalt	⑦	Precast Concrete Dado Panel Paint Finish 'Basalt'	⑬	Aluminium Cladding 'Copper'	⑲	Aluminum Window Frames - Dark Grey (or sim.)
②	Profiled Metal Wall Cladding Colorbond Shale Grey	⑧	Precast Concrete Dado Panel Paint Finish 'Shale Grey'	⑭	Aluminium Cladding 'Pommel Blue'	⑳	Profiled Metal Roofing - Light Grey
③	Profiled Metal Wall Cladding Dulux Alphatec 'Copper'	⑨	Precast Concrete Dado Panel Paint Finish 'Copper'	⑮	Aluminium Cladding 'Dark Grey'	㉑	Metal Roller Shutter Door - 'Galv. Finish'
④	Profiled Metal Wall Cladding Dulux Alphatec 'Pommel Blue'	⑩	Precast Concrete Dado Panel Paint Finish 'Pommel Blue'	⑯	Kingspan Colorbond Panel 'Basalt'	㉒	Tranlucent Skylight Panel
⑤	Profiled Metal Wall Cladding Dulux Alphatec 'Monument'	⑪	Precast Concrete Dado Panel Paint Finish 'Monument'	⑰	Kingspan Colorbond Highlight Panel 'Off White'	㉓	Steel Framed Awning - 'Galv. Finish'
⑥	Profiled Metal Wall Cladding Dulux Alphatec 'White'	⑫	Precast Concrete Dado Panel Paint Finish 'White'	⑱	Terracade Facade System 'TN Smooth Simpson'	㉔	Tenant Signage
						㉕	Goodman Sign
						㉖	Colour Back Glass -
						㉗	Aluminium Cladding 'White'
						㉘	Aluminium Cladding 'Grey'

