

DEVELOPMENT DATA	
TOTAL SITE AREA	approx. 728,319 m ²
QUARRY EAST SITE AREA	approx. 472,429 m ²
QUARRY WEST SITE AREA	approx. 255,890 m ²
QUARRY WEST DEVELOPABLE SITE AREA (INCL. LANDSCAPE AREA)	242,397 m ²
QUARRY WEST NON-DEVELOPABLE SITE AREA (INCL. BASALT ROAD & DOLERITE WAY)	13,493 m ²

PROPOSED DEVELOPMENT AREAS		
DEVELOPABLE LOTS	LOT AREA	SITE AREA
DEVELOPABLE LOT A LOT A(1)	19,271 m ²	19,271 m ²
DEVELOPABLE LOT B LOT B(4) LOT B(5)	20,610 m ² 59,460 m ²	80,070 m ²
DEVELOPABLE LOT C LOT C(2)	12,100 m ²	12,100 m ²
DEVELOPABLE LOT D LOT D(3)	42,231 m ²	42,231 m ²
DEVELOPABLE LOT E LOT E(6) LOT E(7)	51,451 m ² 14,348 m ²	65,799 m ²
DEVELOPABLE LOT F LOT F(8)	22,926 m ²	22,926 m ²
TOTAL		242,397 m ²

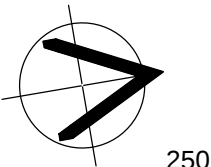
ZONES	SITE AREA
ZONE 1 DEVELOPABLE LOTS LOT A(1), B(4) & C(2)	111,441 m ²
ZONE 2 DEVELOPABLE LOTS LOT D(3), E(6/7) & F(8)	130,956 m ²
TOTAL	242,397 m ²



ISSUED FOR MODIFICATION TO DA

CLIENT:

dexus



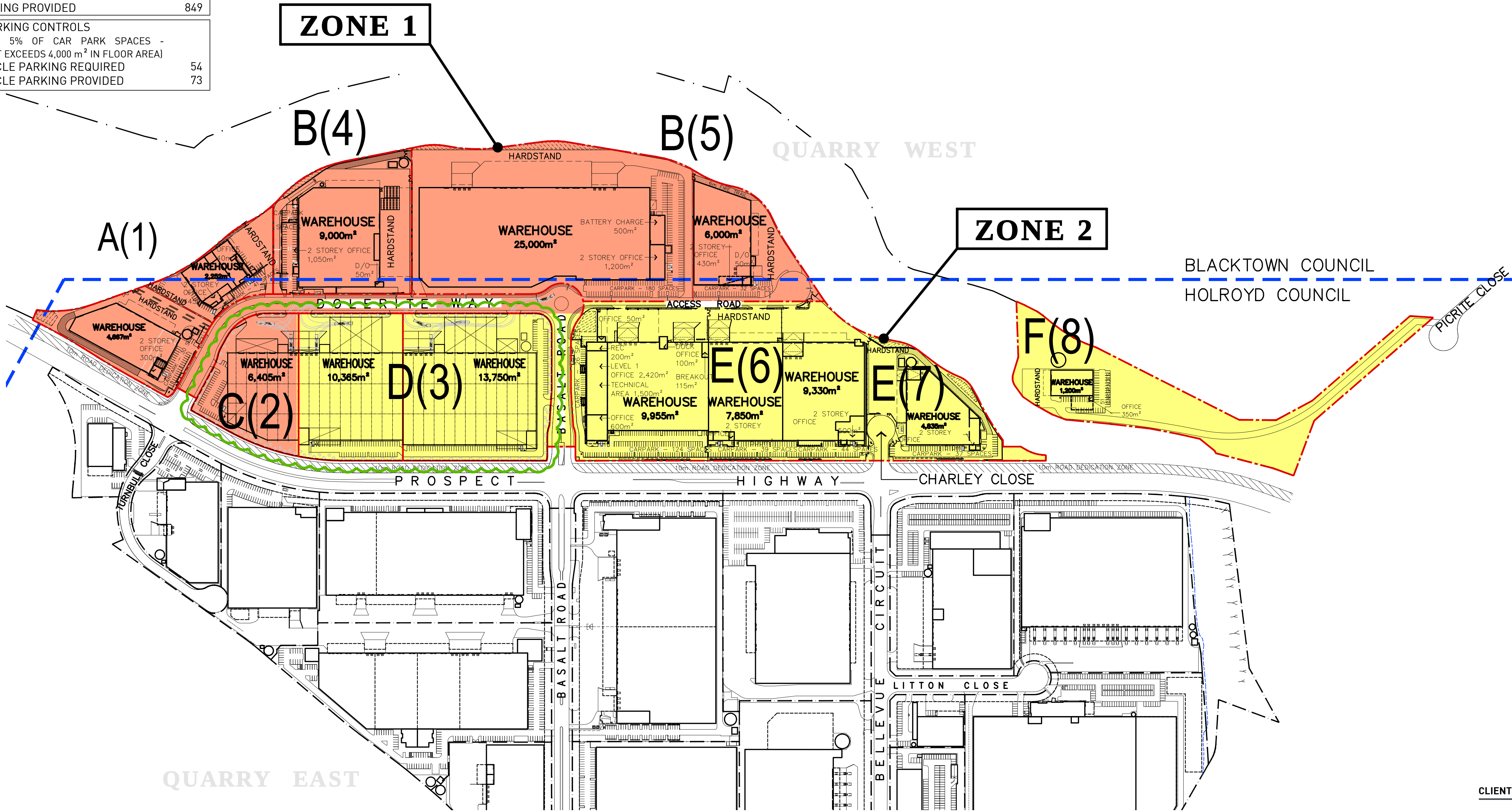
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QUARRY WEST NON-DEVELOPABLE SITE AREA (INCL. BASALT ROAD & DOLERITE WAY)	13,493 m ²
TOTAL BUILDING AREA	124,731 m ²
TOTAL AWNING AREA	18,137 m ²
TOTAL HEAVY DUTY AREA	54,761 m ²
TOTAL LIGHT DUTY AREA	22,766 m ²
TOTAL LANDSCAPE AREA	39,375 m ² (16.2%)
[% CALC. FROM DEVELOPABLE AREA] (INCL. CRUSHED ROCKS FIRE TRAIL)	
TOTAL SITE COVER	137,068 m ² (56.5%)
[% CALC. FROM DEVELOPABLE AREA]	
FSR	0.5 : 1
PARKING CONTROLS	
(WAREHOUSE 1/300m ² , OFFICE 1/40m ² , INDUSTRIAL 1/77m ² , BULKY GOODS 1/50m ²)	
TOTAL PARKING REQUIRED	692
TOTAL PARKING PROVIDED	849
BICYCLE PARKING CONTROLS	
(2 SPACES + 5% OF CAR PARK SPACES - DEVELOPMENT EXCEEDS 4,000 m ² IN FLOOR AREA)	
TOTAL BICYCLE PARKING REQUIRED	54
TOTAL BICYCLE PARKING PROVIDED	73

PROPOSED DEVELOPMENT AREAS

ZONE 1	OFFICE	WAREHOUSE	INDUSTRIAL	COUNTER & ASSOCIATED	SITE AREA
DEVELOPABLE LOT A(1) - 19,271 m ²					8,016 m ²
OFFICE	785 m ²				
WAREHOUSE		6,919 m ²			
INDUSTRIAL			100 m ²		
COUNTER & ASSOCIATED				212 m ²	
DEVELOPABLE LOT B(4/5) - 80,070 m ²					43,280 m ²
OFFICE	2,780 m ²				
WAREHOUSE		40,500 m ²			
DEVELOPABLE LOT C(2) - 12,331 m ²					7,105 m ²
OFFICE	700 m ²				
WAREHOUSE		6,405 m ²			
SUBTOTAL	4,265 m ²	53,824 m ²	100 m ²	212 m ²	58,401 m ²
TOTAL BLG AREA (ZONE 1)					58,401 m ²

ZONE 2	OFFICE	WAREHOUSE	INDUSTRIAL	SITE AREA
DEVELOPABLE LOT D(3) - 42,000 m ²				26,315 m ²
OFFICE	2,200 m ²			
WAREHOUSE		24,115 m ²		
DEVELOPABLE LOT E(6/7) - 65,799 m ²				38,465 m ²
OFFICE	4,995 m ²			
WAREHOUSE		31,970 m ²		
INDUSTRIAL			1,500 m ²	
DEVELOPABLE LOT F(8) - 22,926 m ²				1,550 m ²
OFFICE	350 m ²			
WAREHOUSE		1,200 m ²		
SUBTOTAL	7,545 m ²	57,285 m ²	1,500 m ²	66,330 m ²
TOTAL BLG AREA (ZONE 2)				66,330 m ²



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QUARRY WEST NON-DEVELOPABLE SITE AREA (INCL. BASALT ROAD & DOLERITE WAY)	13,493 m ²

PROPOSED DEVELOPMENT AREAS

DEVELOPABLE LOTS	LOT AREA	SITE AREA
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TOTAL	242,397 m ²



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PROPOSED DEVELOPMENT

Precinct C & D, Quarry Estate, Greystanes NSW

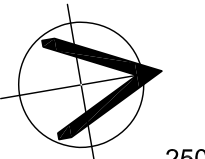
SUBDIVISION PLAN

DRAWING TYPE:
DEVELOPMENT APPLICATION
DRAWING NUMBER:
3966_MP-003[J]

REVISION:
J

DATE: 19.09.2017
SCALE: 1:2500 @ A1 / 1:5000 @ A3

0 125 250
SCALE BAR @ A1



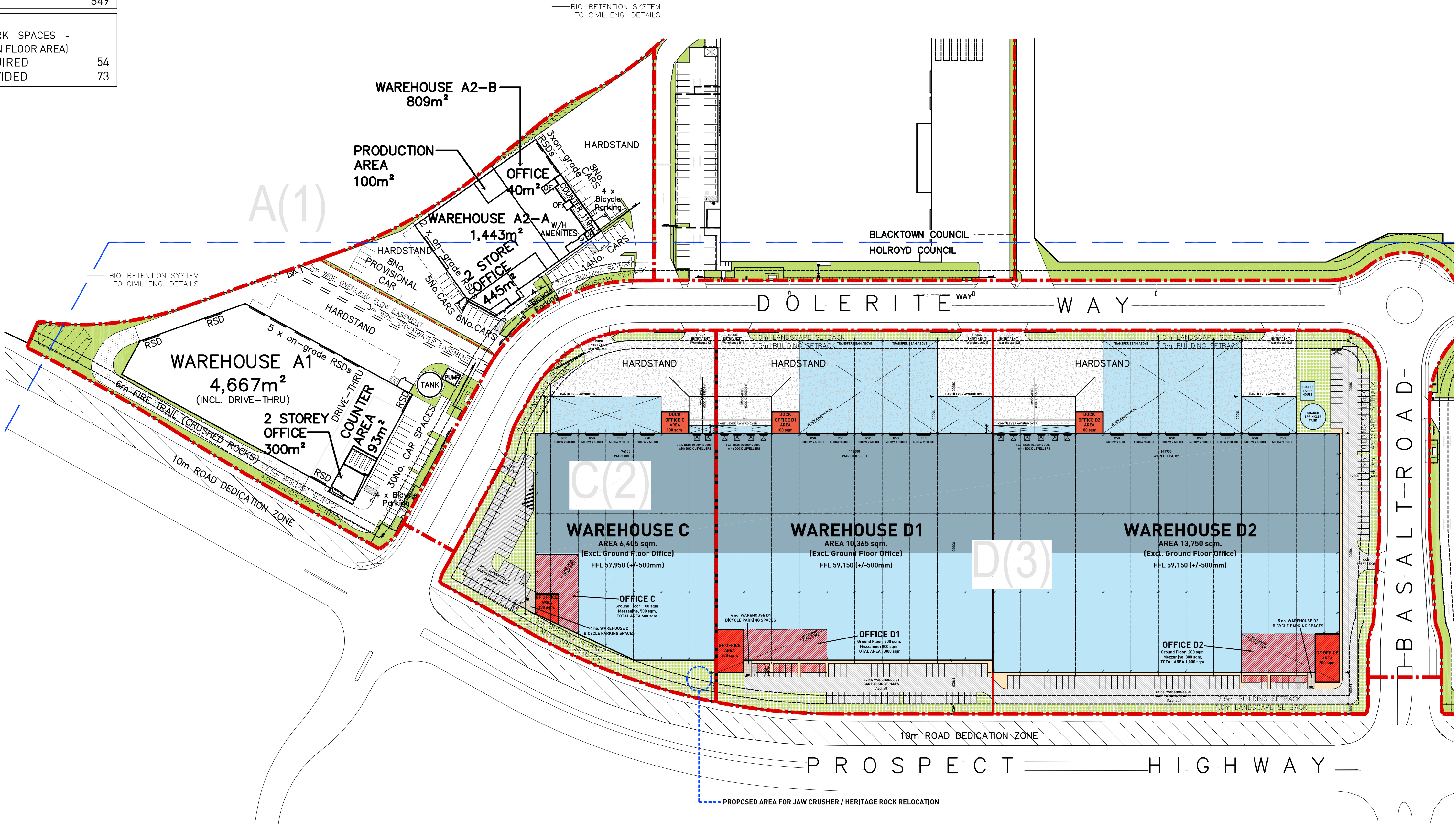
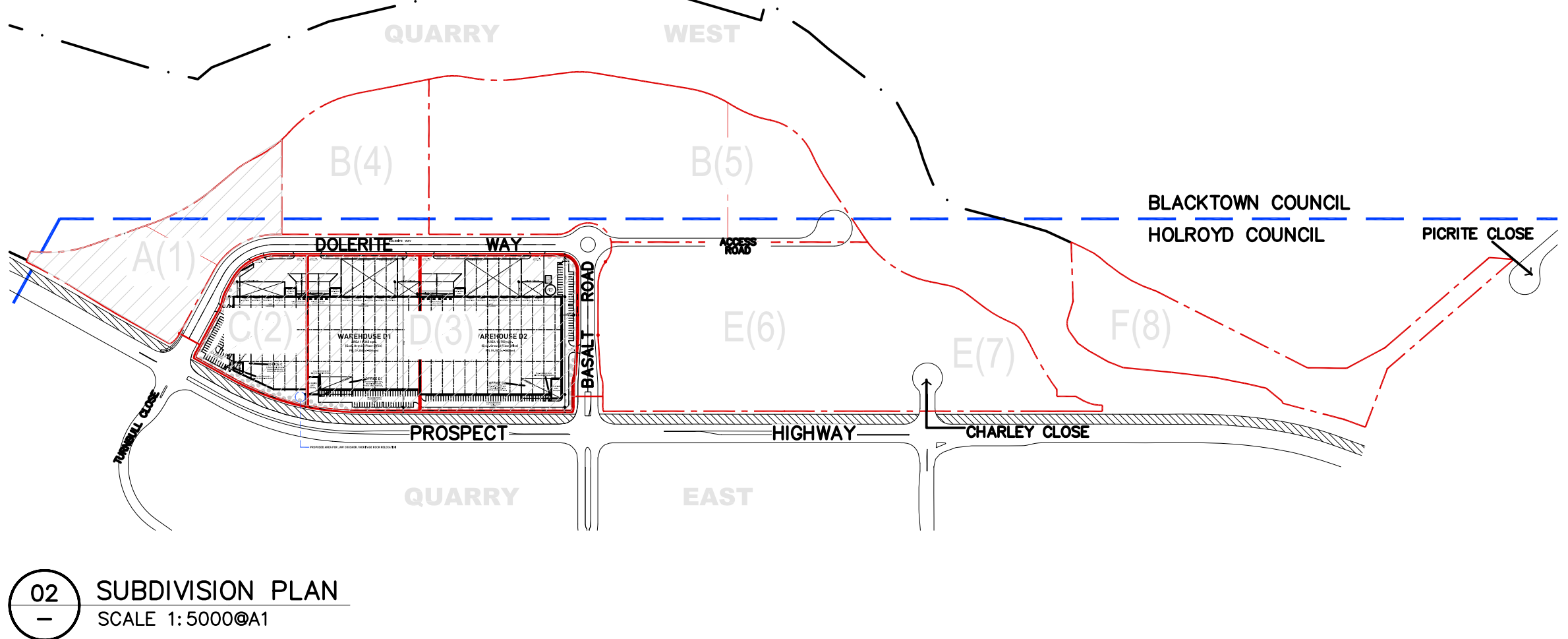
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TOTAL HEAVY DUTY AREA	54,761 m ²
TOTAL LIGHT DUTY AREA	22,766 m ²
TOTAL LANDSCAPE AREA (% CALC. FROM DEVELOPABLE AREA) (INCL. CRUSHED ROCKS FIRE TRAIL)	39,375 m ² (16.2%)
TOTAL SITE COVER (% CALC. FROM DEVELOPABLE AREA) FSR	137,068 m ² (56.5%) 0.5 : 1
PARKING CONTROLS (WAREHOUSE 1/300m ² , OFFICE 1/40m ² , INDUSTRIAL 1/77m ² , BULKY GOODS 1/50m ²)	
TOTAL PARKING REQUIRED	692
TOTAL PARKING PROVIDED	849
BICYCLE PARKING CONTROLS (2 SPACES + 5% OF CAR PARK SPACES - DEVELOPMENT EXCEEDS 4,000 m ² IN FLOOR AREA)	
TOTAL BICYCLE PARKING REQUIRED	54
TOTAL BICYCLE PARKING PROVIDED	73

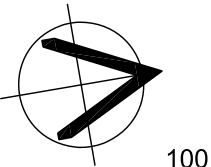
PROPOSED DEVELOPMENT AREAS - LOT A, C & D

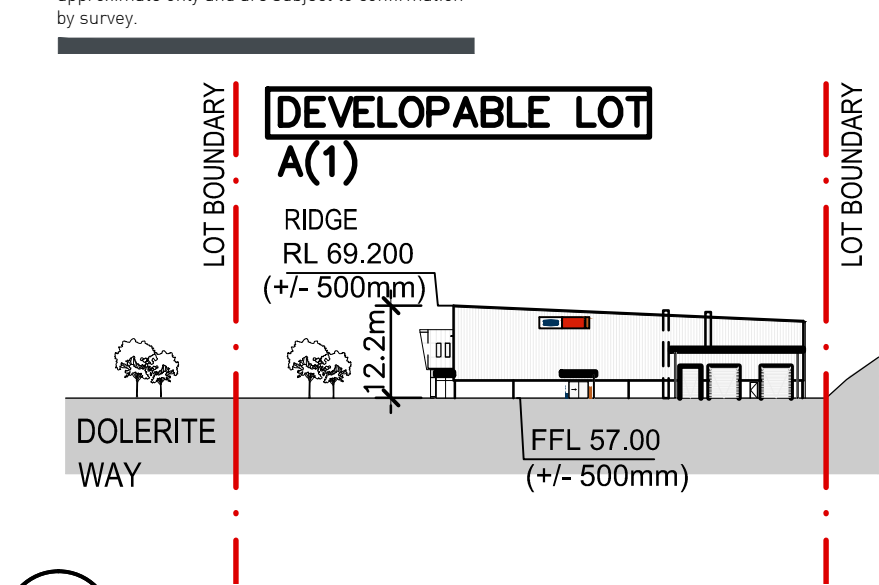
DEVELOPABLE LOT A	BLG AREA	BLG AREA	TOTAL
SITE AREA - 19,271 m ²			
OFFICE	785 m ²		
WAREHOUSE		6,919 m ²	
INDUSTRIAL		100 m ²	
COUNTER & ASSOCIATED	212 m ²		
TOTAL	997 m ²	7,019 m ²	8,016 m ²
DEVELOPABLE LOT C	BLG AREA	BLG AREA	TOTAL
SITE AREA - 12,100 m ²			
OFFICE	700 m ²		
WAREHOUSE		6,405 m ²	
TOTAL	700 m ²	6,405 m ²	7,105 m ²
DEVELOPABLE LOT D	BLG AREA	BLG AREA	TOTAL
SITE AREA - 42,231 m ²			
OFFICE	2,200 m ²		
WAREHOUSE		24,115 m ²	
TOTAL	2,200 m ²	24,115 m ²	26,315 m ²
DEVELOPABLE LOT A, C & D TOTAL			41,436 m ²

PARKING CONTROLS	REQUIRED	PROVIDED
LOT A(1)	48	71
LOT C(2)	39	40
LOT D(3)	136	145
BICYCLE PARKING	REQUIRED	PROVIDED
LOT A(1)	5	12
LOT C(2)	4	4
LOT D(3)	9	9
LANDSCAPE AREA		
LOT A(1)		3,066 m ²
LOT C(2)		2,053 m ²
LOT D(3)		3,322 m ²
TOTAL		8,441 m ²

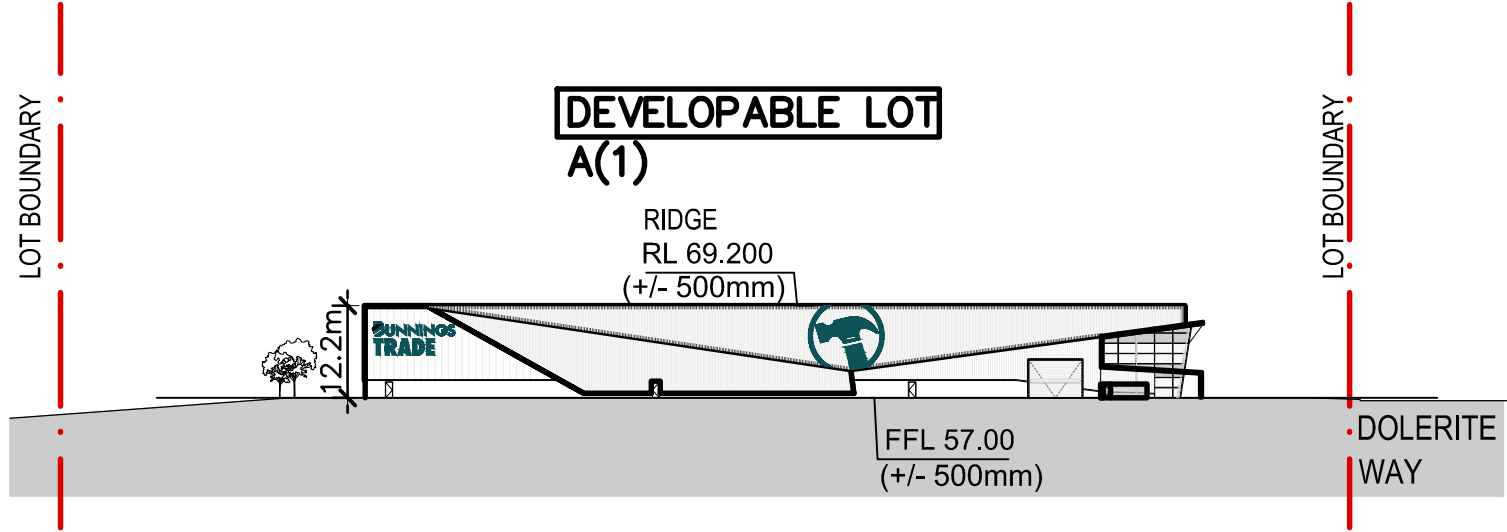


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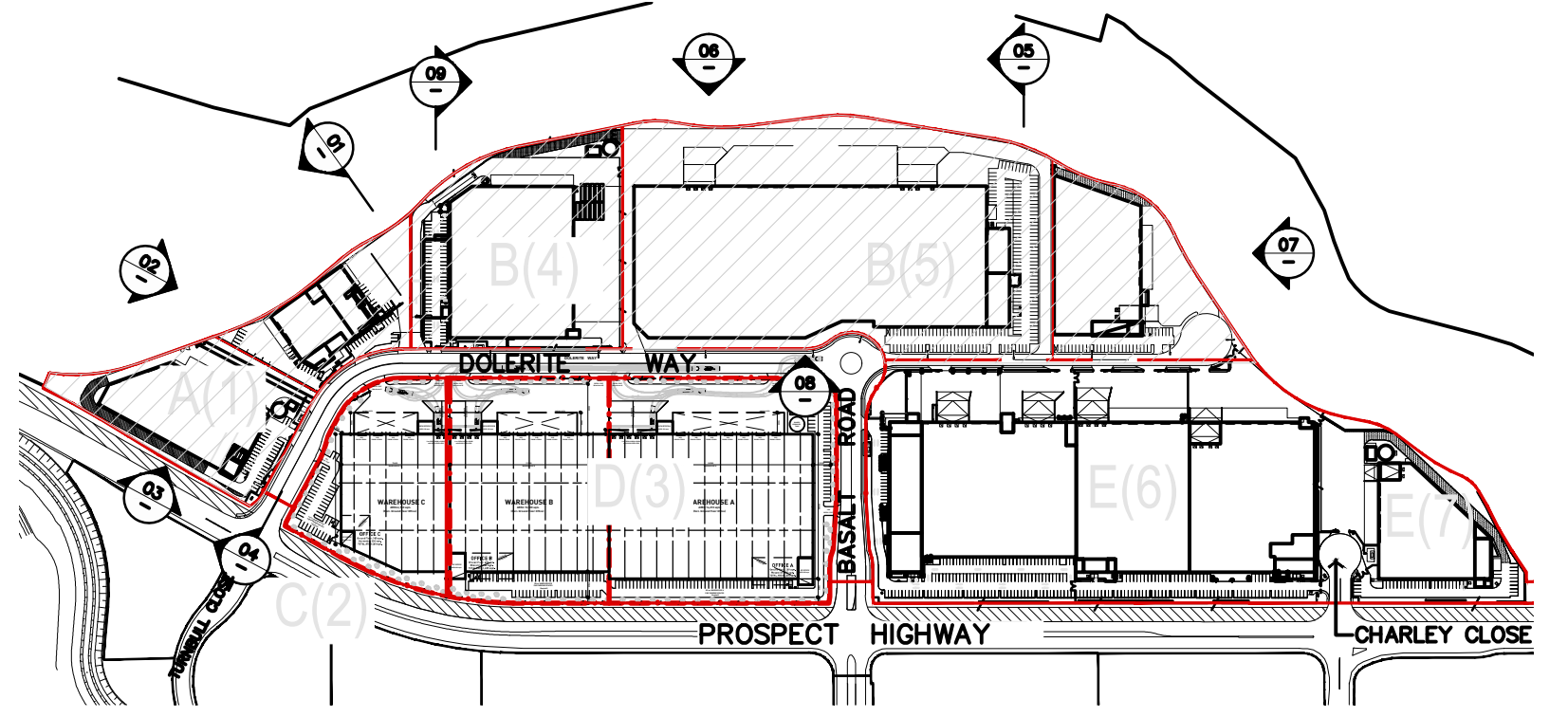




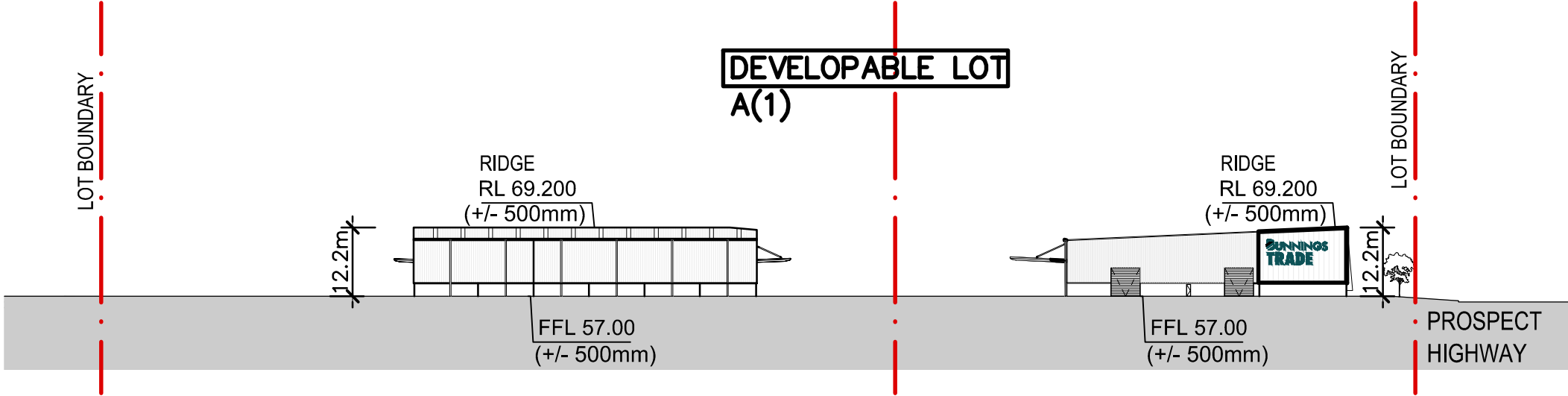
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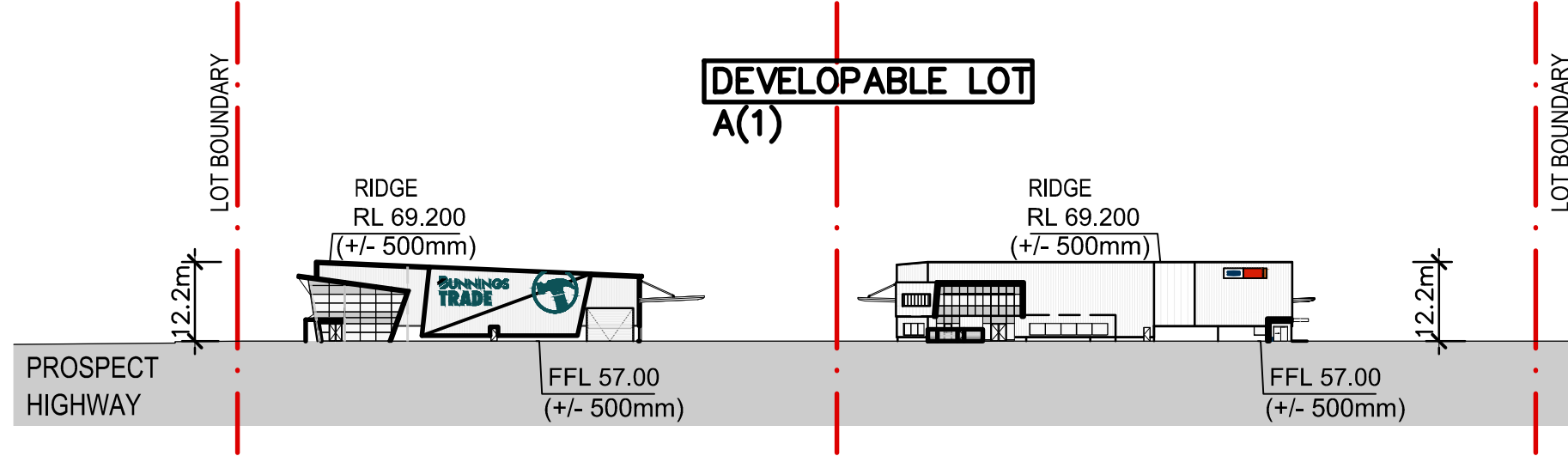
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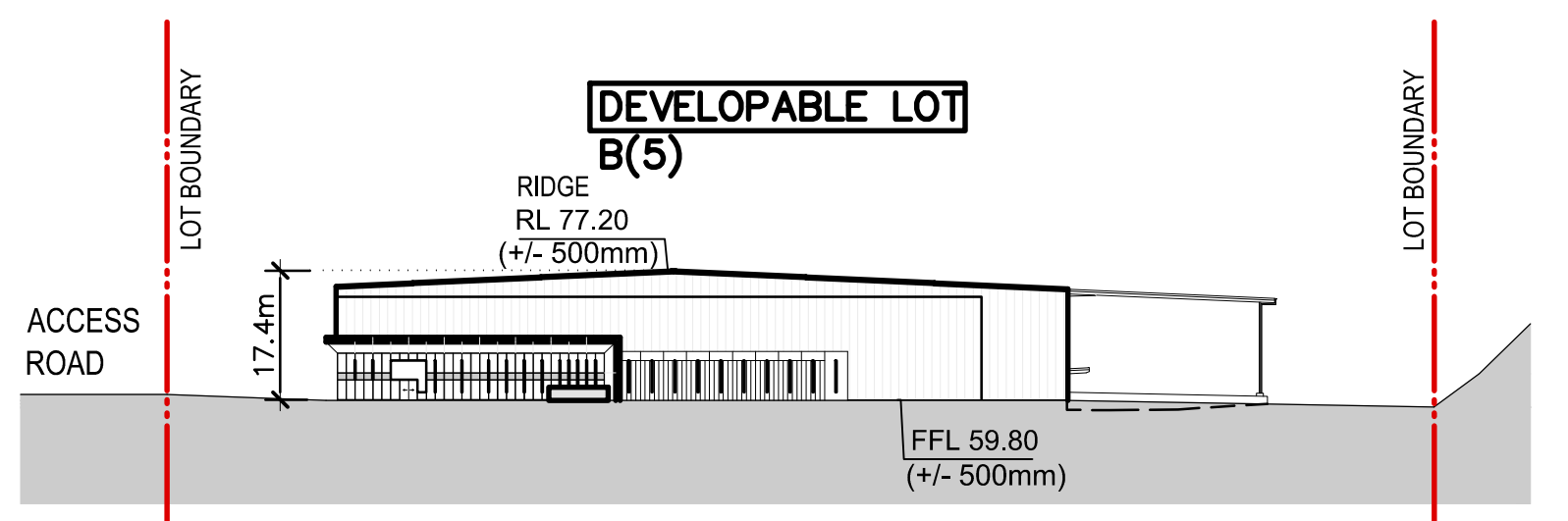
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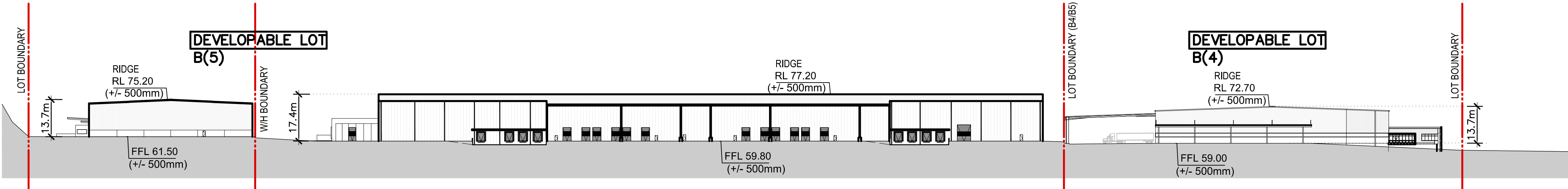
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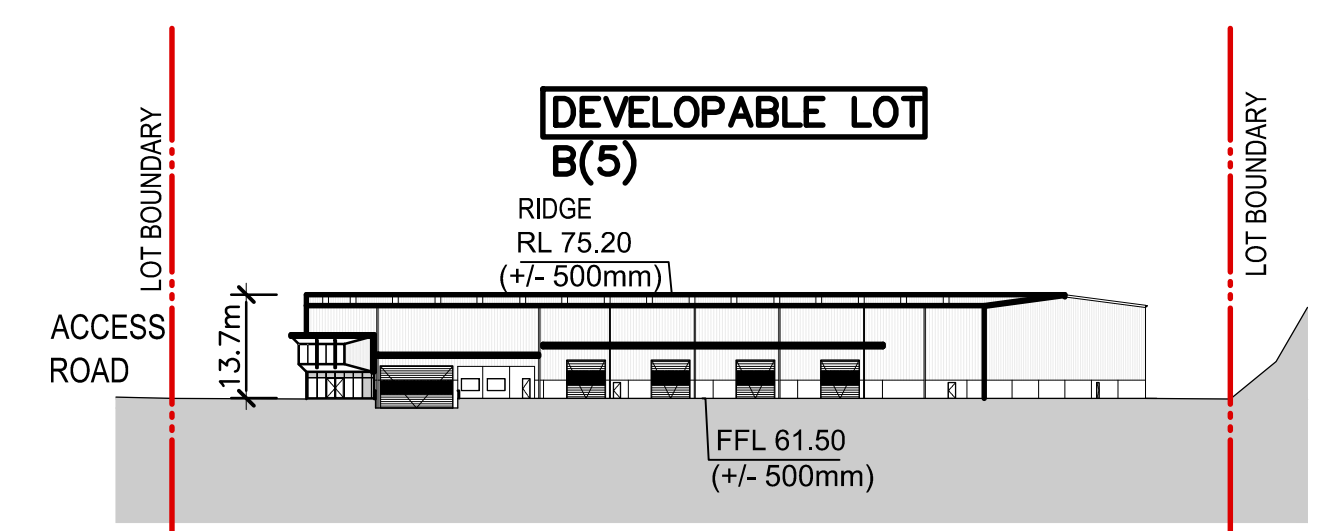
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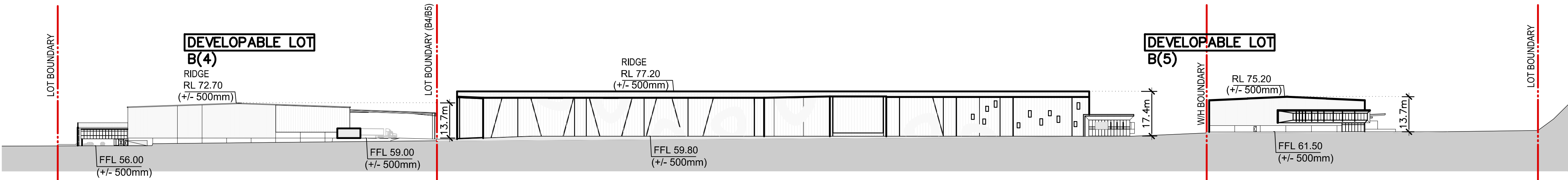
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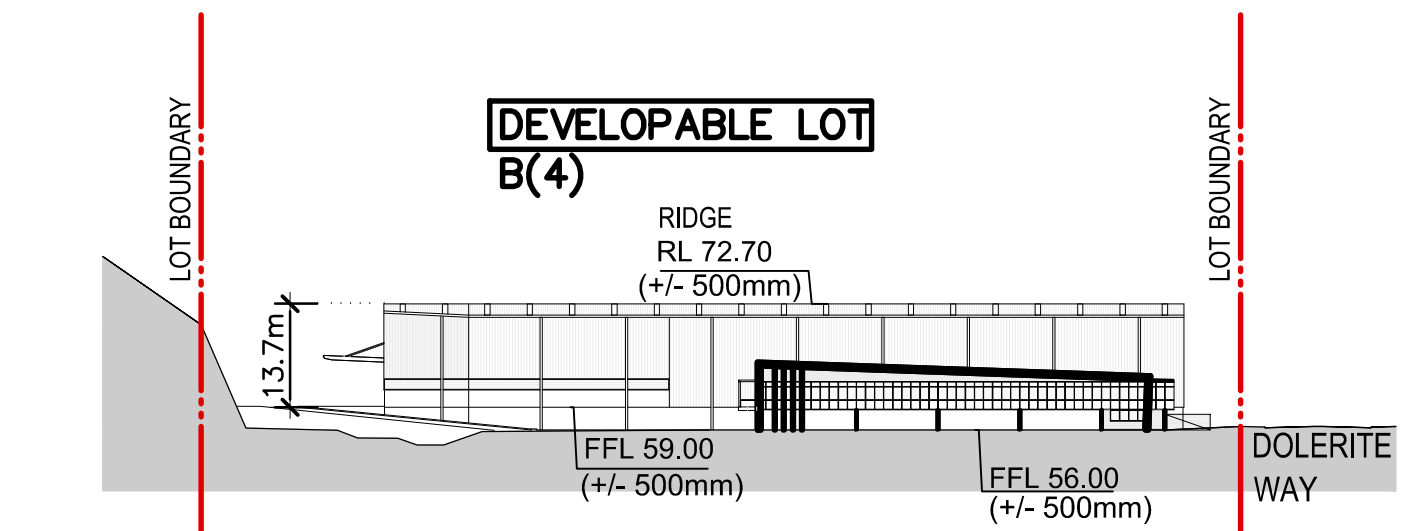
06 WEST ELEVATION
1:1000 @ A1



07 NORTH ELEVATION
1:1000 @ A1



08 EAST ELEVATION
1:1000 @ A1

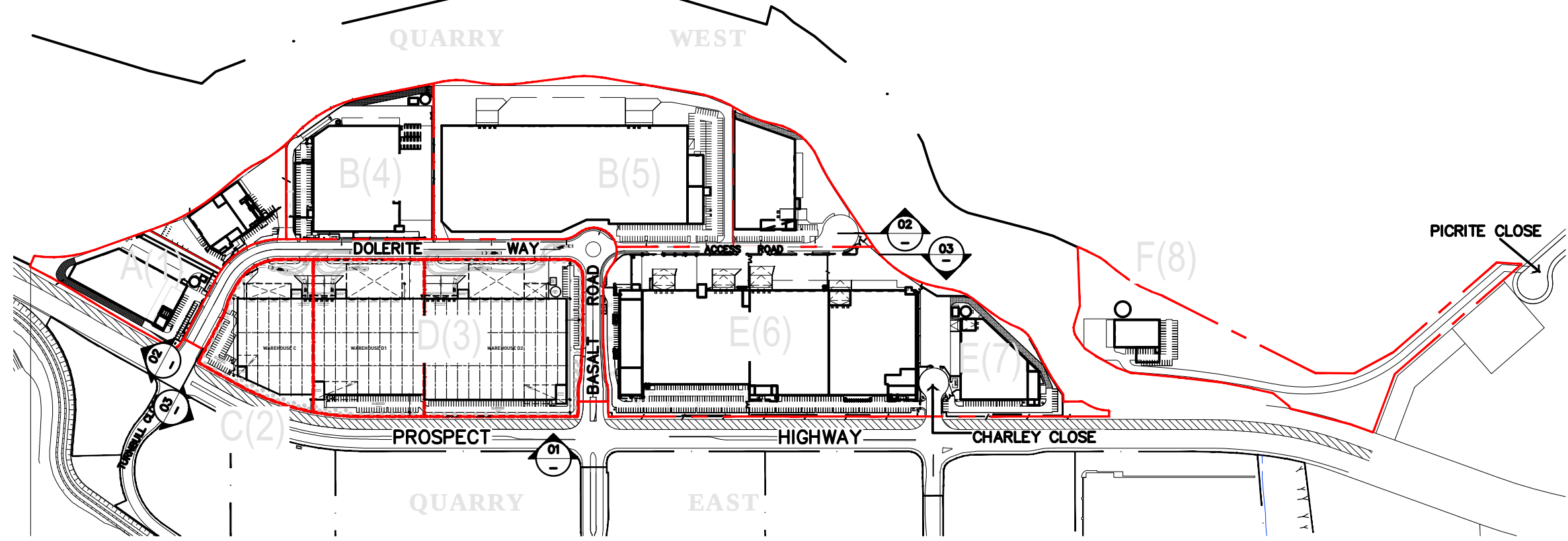


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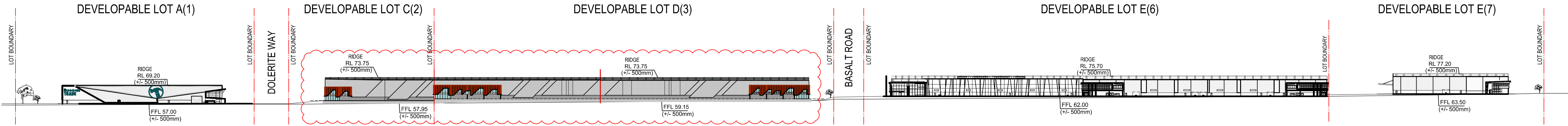
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CLIENT:

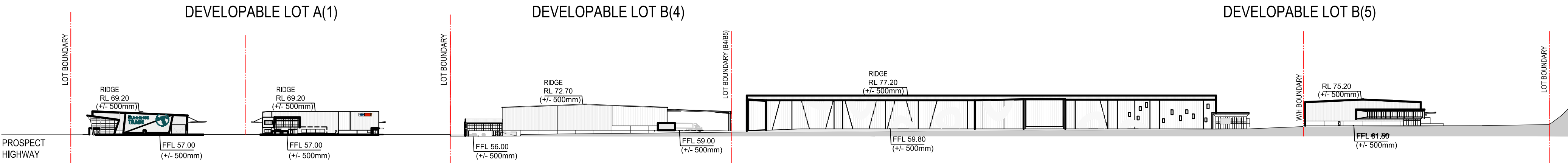
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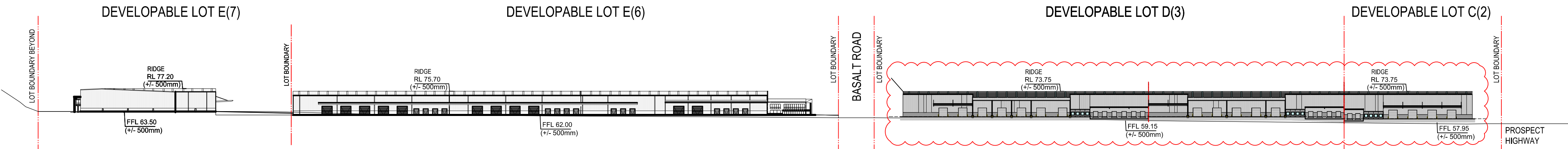
4 KEY PLAN
1:5000 @ A1



01 STREET ELEVATION – PROSPECT HIGHWAY
1:1500 @ A1



02 STREET ELEVATION – DOLERITE WAY / ACCESS ROAD
1:1500 @ A1



03 STREET ELEVATION – ACCESS ROAD / DOLERITE WAY
1:1500 @ A1

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PROPOSED DEVELOPMENT

Precinct C & D, Quarry Estate, Greystanes NSW

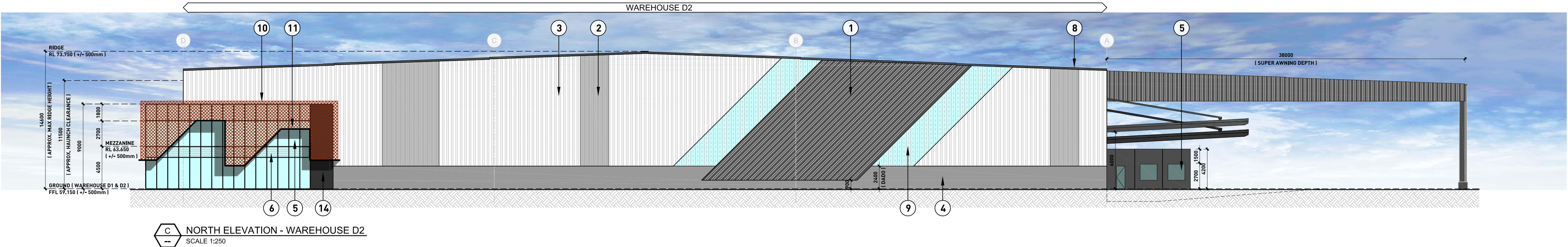
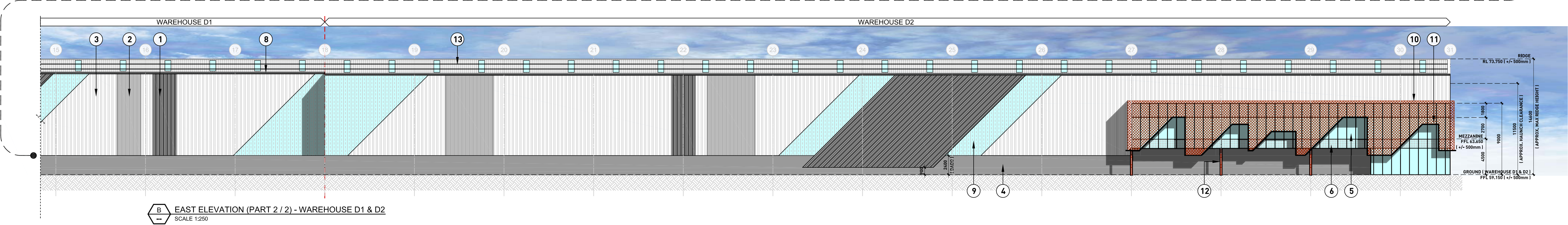
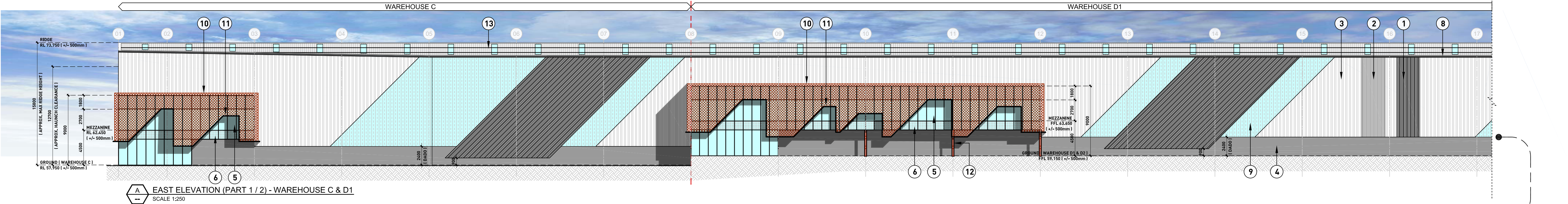
STREET ELEVATIONS

DRAWING TYPE:
DEVELOPMENT APPLICATION
DRAWING NUMBER:
3966_MP-024[K]

REVISION:
K

DATE: 28.09.2017
SCALE: 1:1500 @ A1 / 1:3000 @ A3

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SCALE BAR @ A1

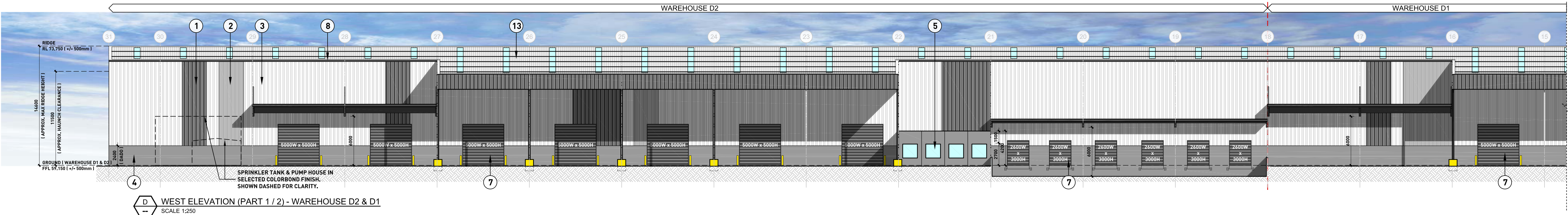


LEGEND FINISHES	①	PROFIED METAL SHEETING 'MONUMENT'	⑤	OFFICE WINDOW GLAZING - TYPE 1 (VISION)	⑨	DANPALON POLYCARBONATE TRANSLUCENT WALL SHEETING	⑬	PROFIED ROOF SHEETING ZINCALUME
	②	PROFIED METAL SHEETING 'DUNE'	⑥	OFFICE WINDOW GLAZING - TYPE 2 (SPANDREL)	⑩	PERFORATED SCREEN 'CORTEN METAL' (OR EQUIVALENT)	⑭	'BLACK' ALUCOBOND CLADDING
	③	PROFIED METAL SHEETING 'SURFMIST'	⑦	POWDERCOATED ROLLER SHUTTER DOORS 'MONUMENT'	⑪	STEEL FRAMED METAL COPING 'BLACK'		
	④	PAINTED PRECAST CONCRETE 'MID-GREY'	⑧	GUTTERS, CAPPING & DOWNPIPES 'SURFMIST'	⑫	V-SHAPED STEEL COLUMN WITH TIMBER INFILL		

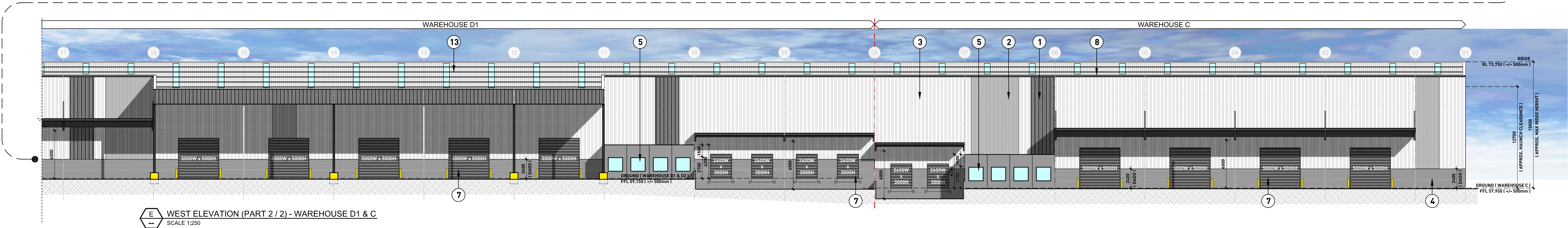
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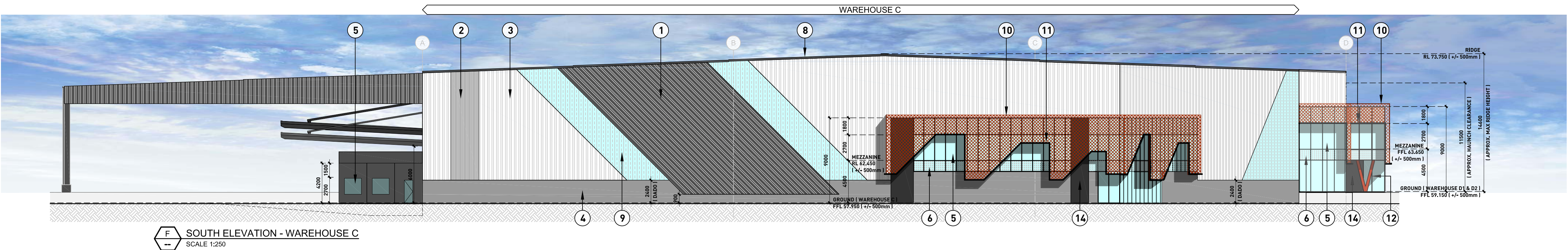
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D WEST ELEVATION (PART 1 / 2) - WAREHOUSE D2 & D1
SCALE 1:250



E WEST ELEVATION (PART 2 / 2) - WAREHOUSE D1 & C
SCALE 1:250



F SOUTH ELEVATION - WAREHOUSE C
SCALE 1:250

LEGEND FINISHES	1	PROFIED METAL SHEETING 'MONUMENT'	5	OFFICE WINDOW GLAZING - TYPE 1 (VISION)	9	DANPALON POLYCARBONATE TRANSLUCENT WALL SHEETING	13	PROFIED ROOF SHEETING ZINCALUME
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	3	PROFIED METAL SHEETING 'SURFMIST'	7	POWDERCOATED ROLLER SHUTTER DOORS 'MONUMENT'	11	STEEL FRAMED METAL COPING 'BLACK'		
	4	PAINTED PRECAST CONCRETE 'MID-GREY'	8	GUTTERS, CAPPING & DOWNPIPES 'SURFMIST'	12	V-SHAPED STEEL COLUMN WITH TIMBER INFILL		

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