

DEVELOPMENT SUMMARY

SITE AREAS

SITE AREA (PRE-ROAD DEDICATION)	2411m ²
SITE AREA (POST-ROAD DEDICATION)	2311m ²

PROPOSED AREAS

DEEP PLANTING AREA	245m ² (10.6%)
LANDSCAPING AREA	486.1m ²
SITE COVER (TYPICAL PLATE)	1386m ²

COMMUNAL RECREATION

EXTERNAL REC. AREA	274m ²
COMMUNAL TERRACE PLANTING	61m ²

UNIT TYPOLOGY

2 BEDROOM	A1, A2, B, D1, D2, D3, D4, E1, E2, F & J
3 BEDROOM	C, G, H, K, L, M1, N1, O1, P & Q

APARTMENT SCHEDULE

LEVEL	2 BED	3 BED	PENTHOUSE	TOTAL
LOWER GROUND 06 (Basement 2)				
LOWER GROUND 05 (Basement 1)				
LOWER GROUND 04				
LOWER GROUND 03	4	1	0	5
LOWER GROUND 02	7	1	0	8
LOWER GROUND 01	9	1	0	10
GROUND	8	2	0	10
LEVEL 01	5	4	0	9
LEVEL 02	4	2	0	6
LEVEL 03	0	3	0	3
LEVEL 04	0	3	0	3
LEVEL 05	0	2	0	2
ROOF				
TOTAL	37	19	0	56

APARTMENT MIX

2 BED	3 BED	PENHOUSE	TOTAL
66%	34%	0%	100%

CARPARKING

LEVEL	RESIDENTIAL	VISITOR	TOTAL
LOWER GROUND 06 (Basement 2)	39	0	39
LOWER GROUND 05 (Basement 1)	39	0	39
LOWER GROUND 04	20	11	31
TOTAL	98	11	109

PROPOSED CAR PARKING RATES

1.64 CARS / 2 BED	
2 CARS / 3 BED	
3 CARS / 4 BED	
0.19 VIS. CARS / APT	
TOTAL CARS REQUIRED	109 (98 RESIDENTIAL + 11 VISITOR)

BIKE

LEVEL	RESIDENTIAL	VISITOR	TOTAL
LOWER GROUND 06 (Basement 2)	34	0	34
LOWER GROUND 05 (Basement 1)	34	0	34
LOWER GROUND 04	0	10	10
TOTAL	68	10	78

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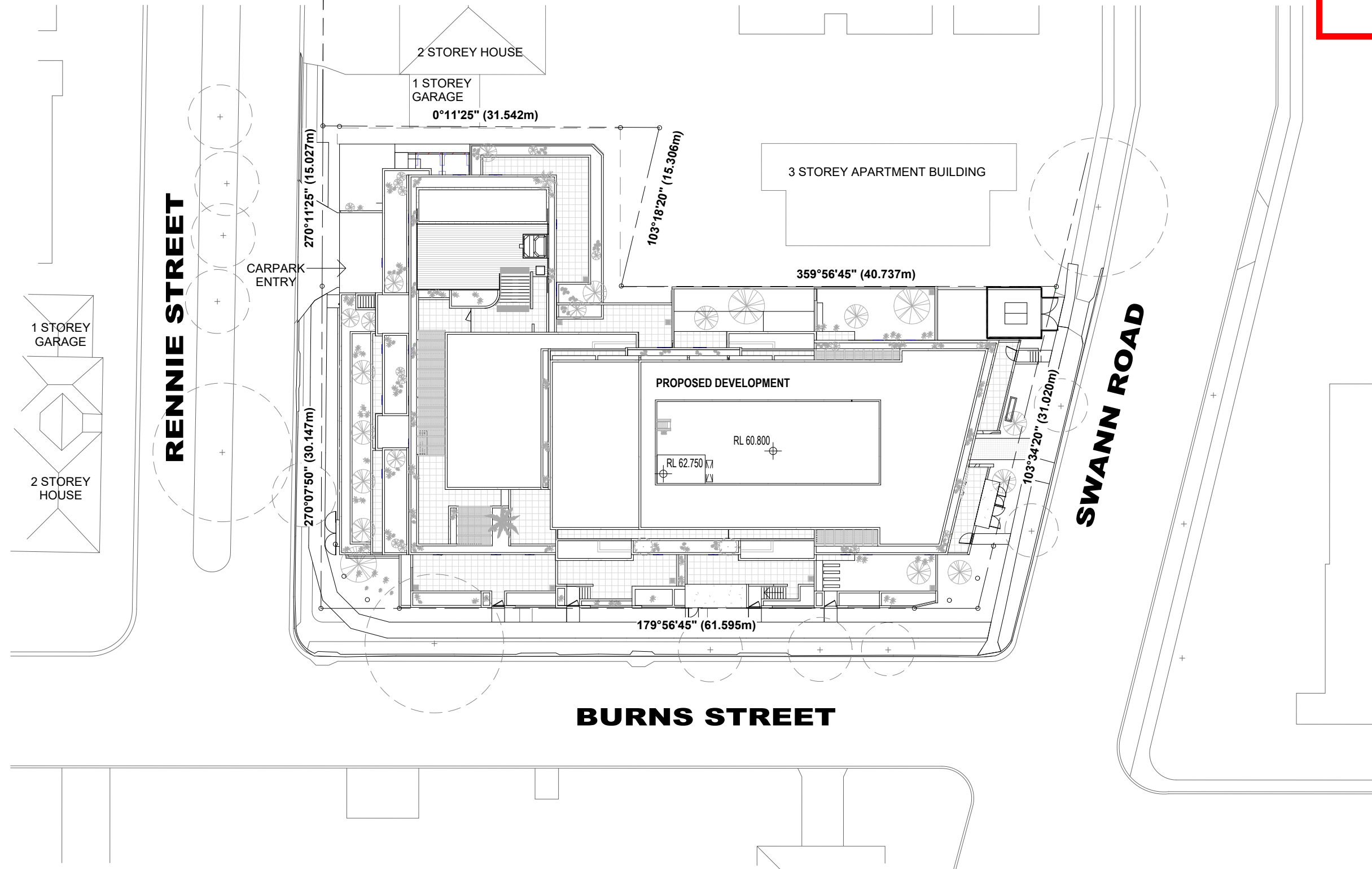
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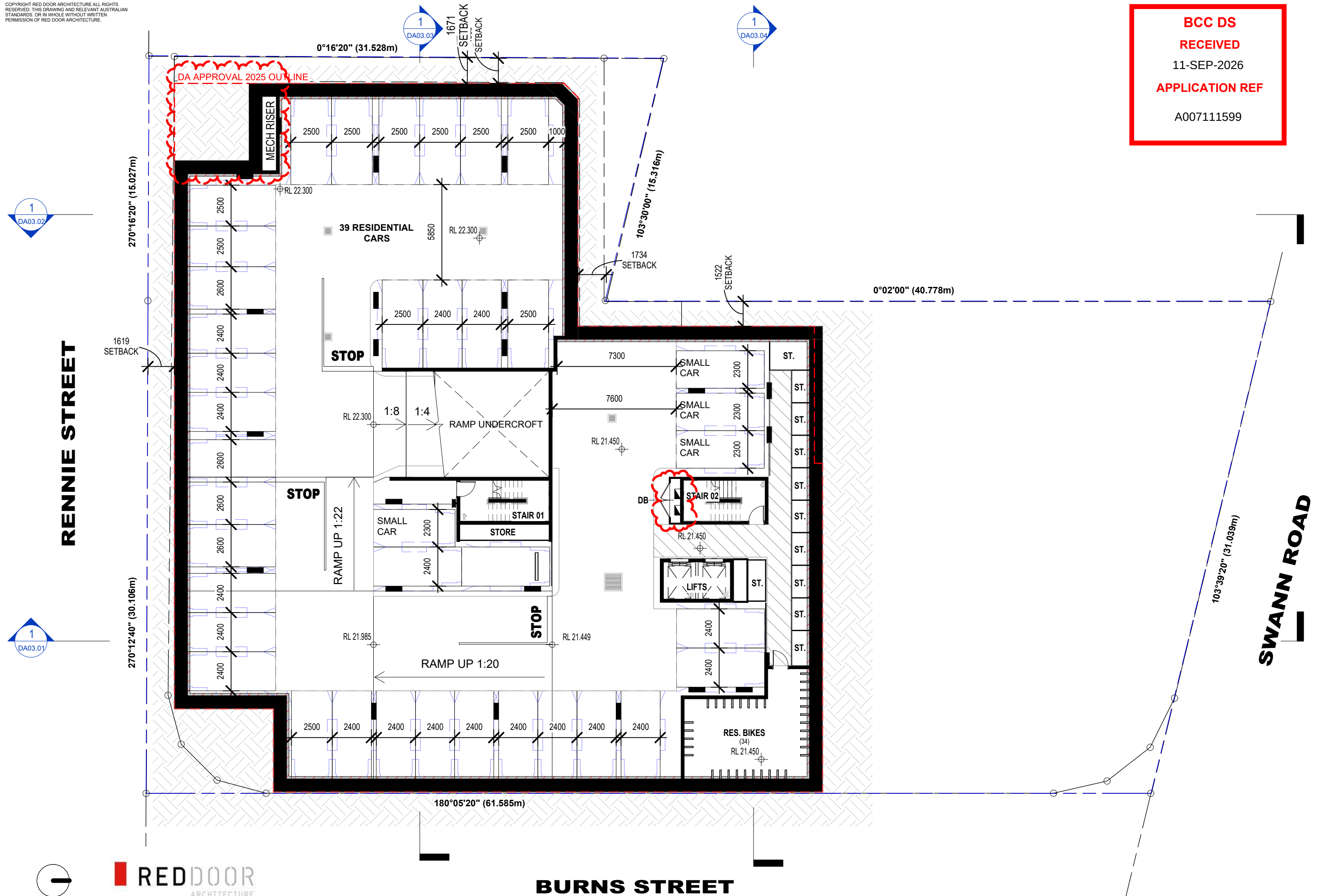
SETBACKS ARE MEASURED FROM PRE-DEDICATION BOUNDARY LINES.
POST-DEDICATION LINES ARE SHOWN IN BLUE ON PLANS.

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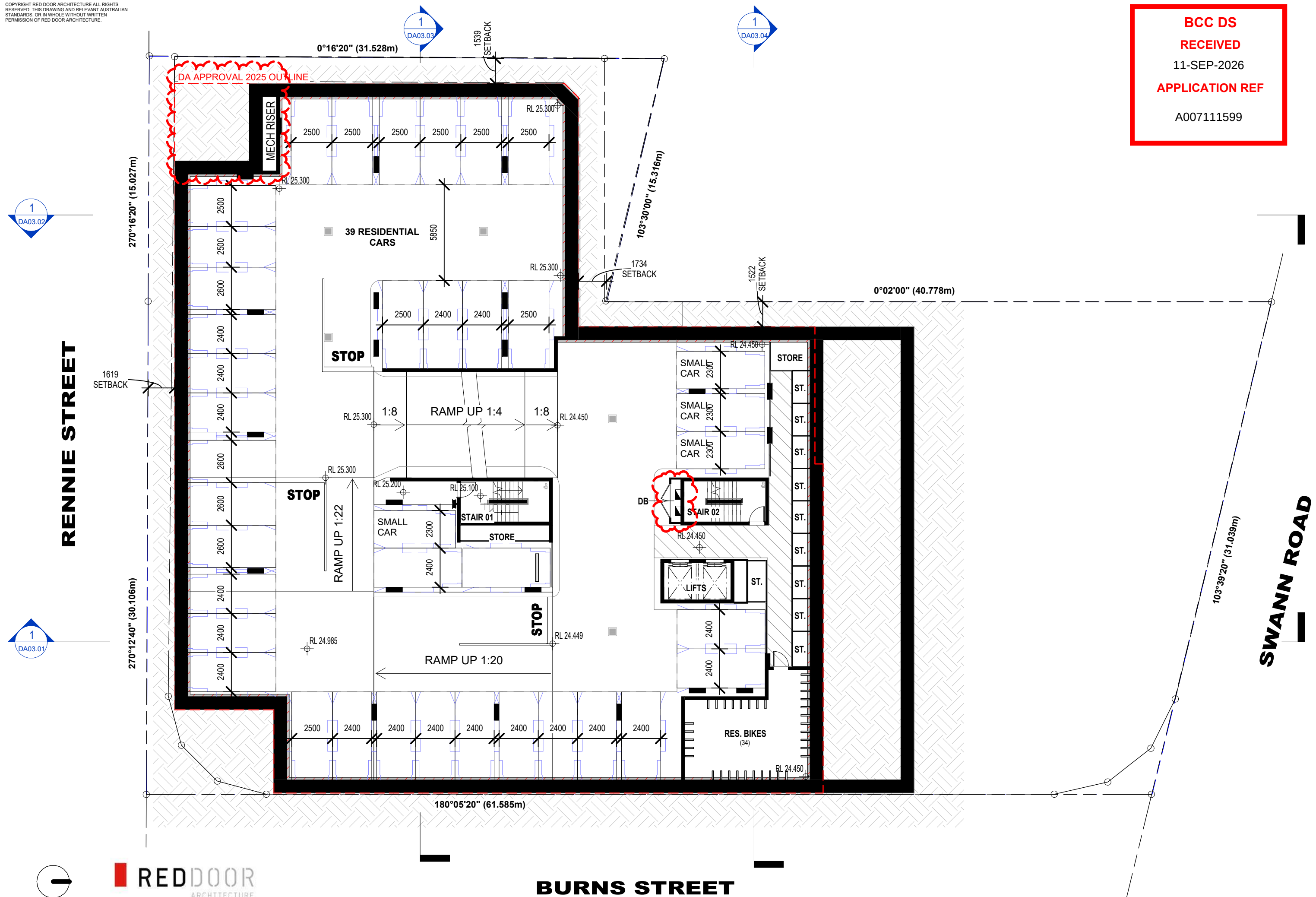


REDDOOR
ARCHITECTURE

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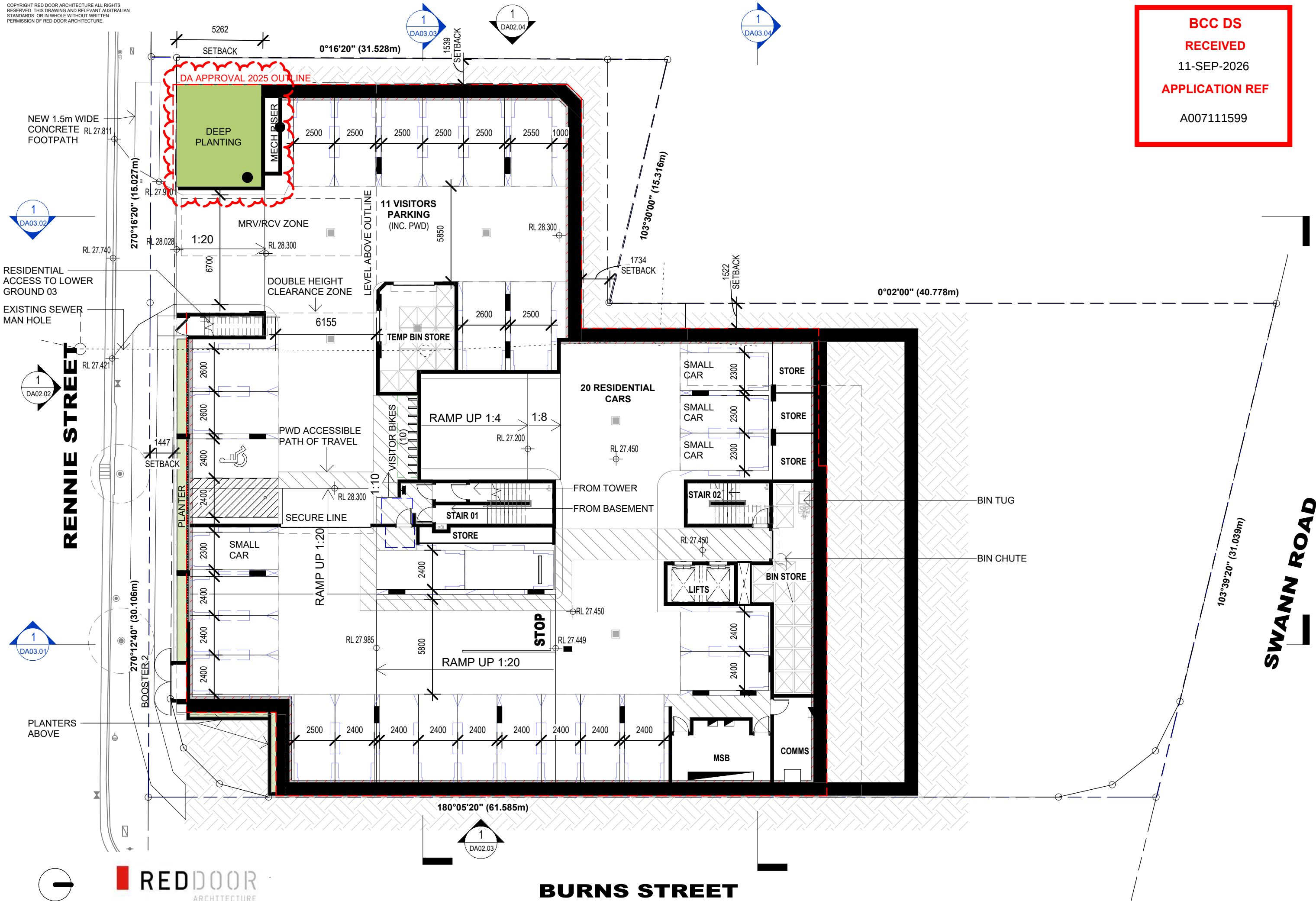
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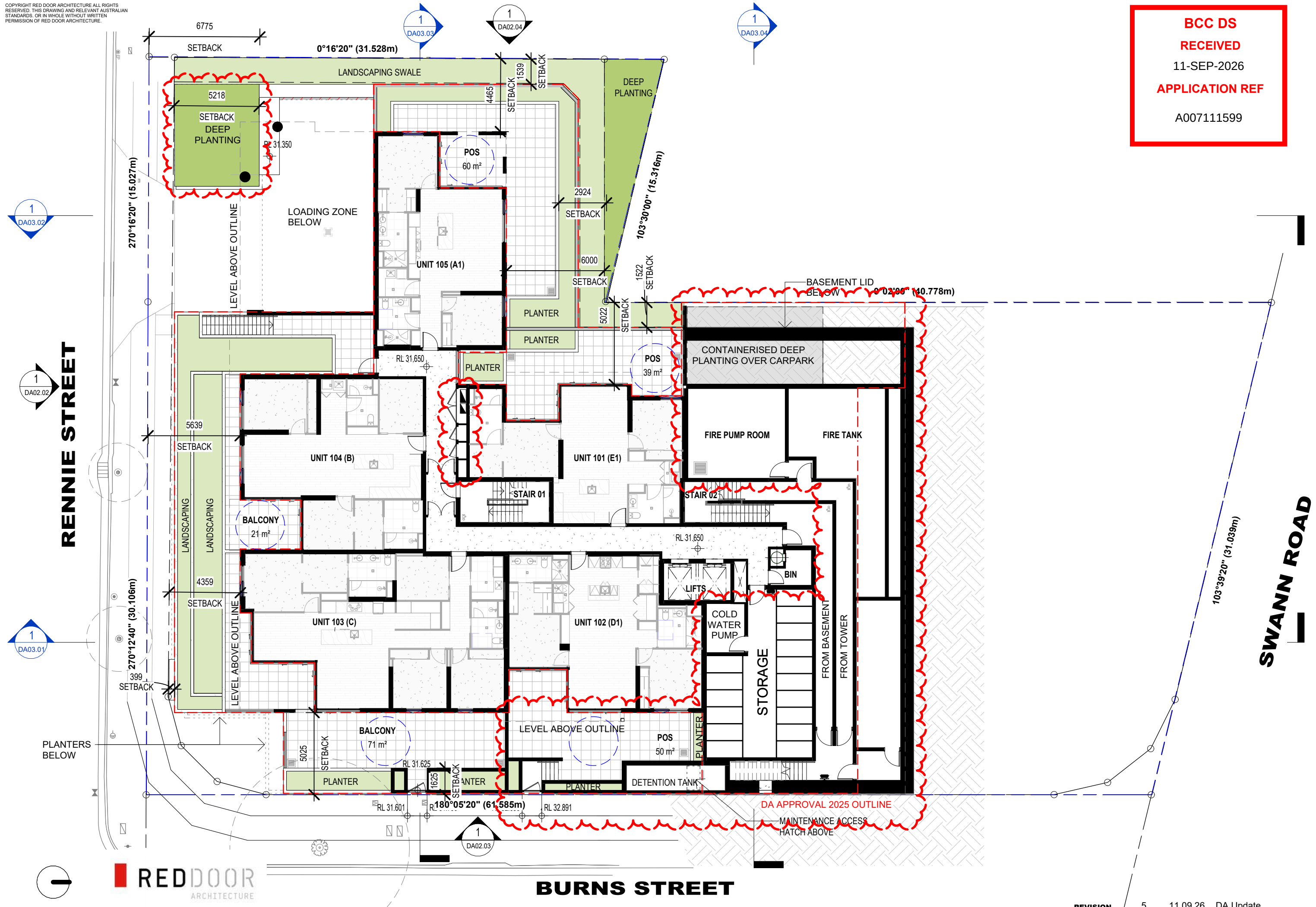
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BURNS STREET

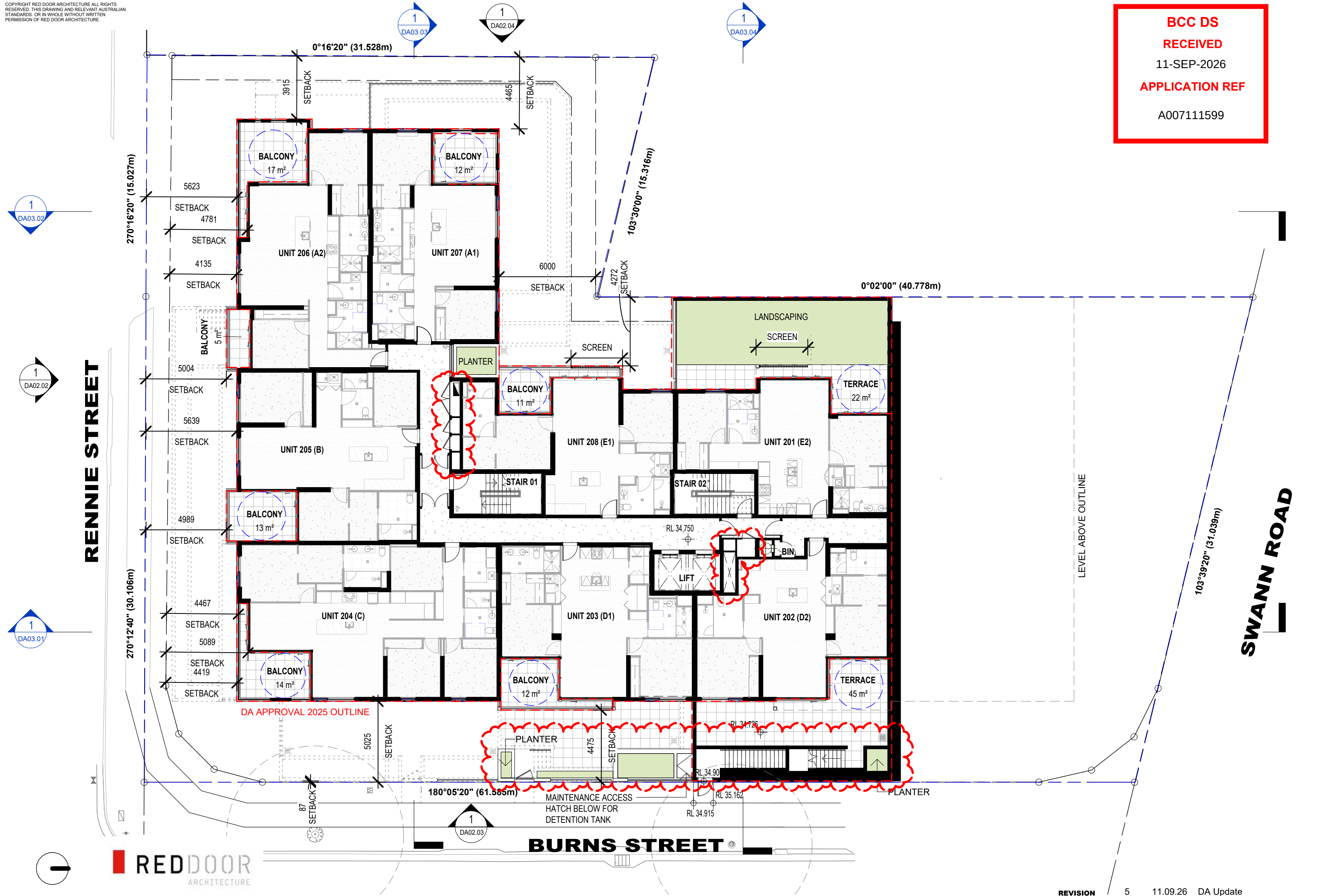
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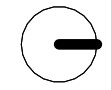
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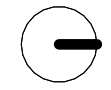
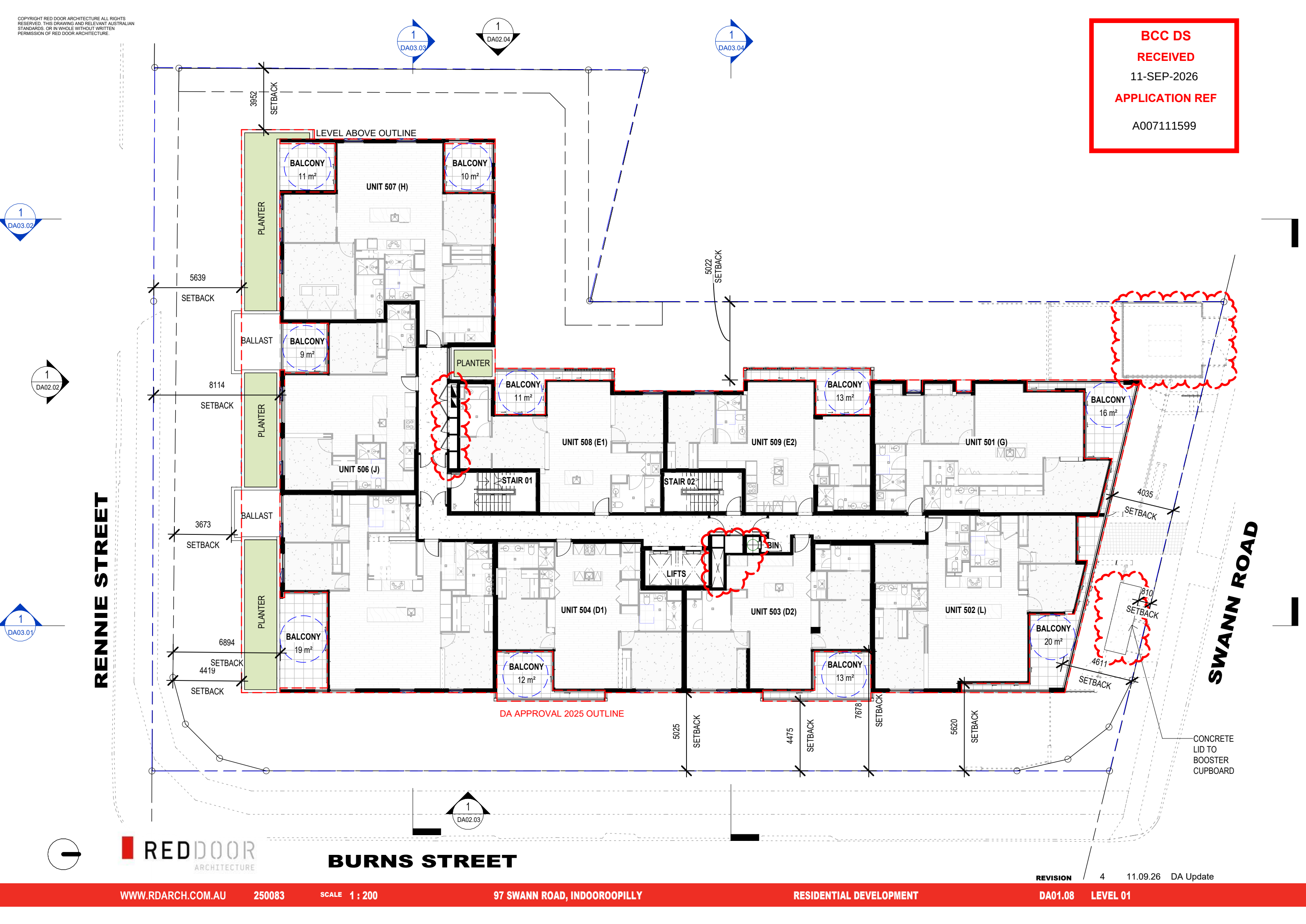
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REVISION 5 11.09.26 DA Update

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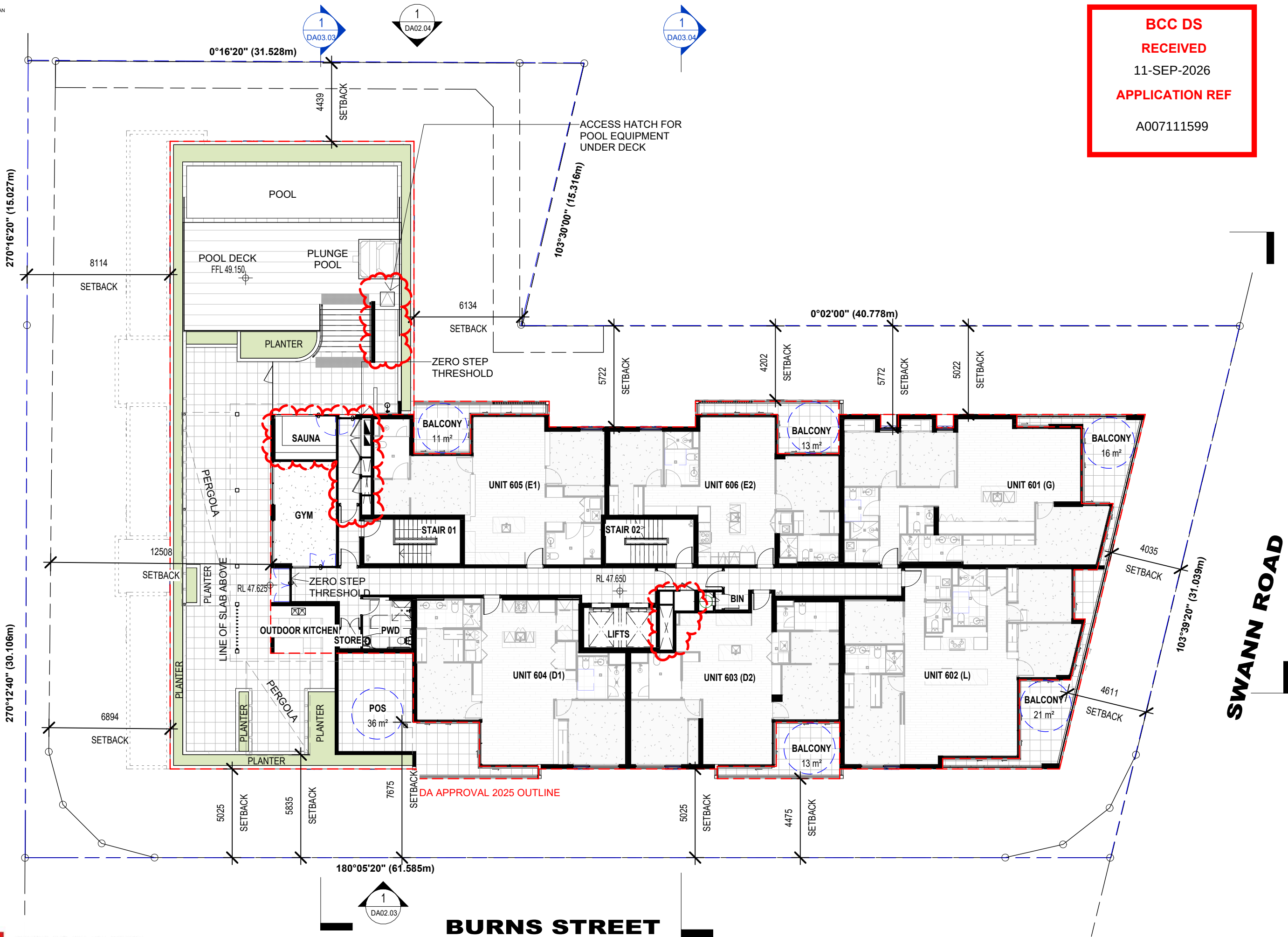
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BURNS STREET

SWANN ROAD

REVISION 4 11.09.26 DA Update

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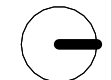


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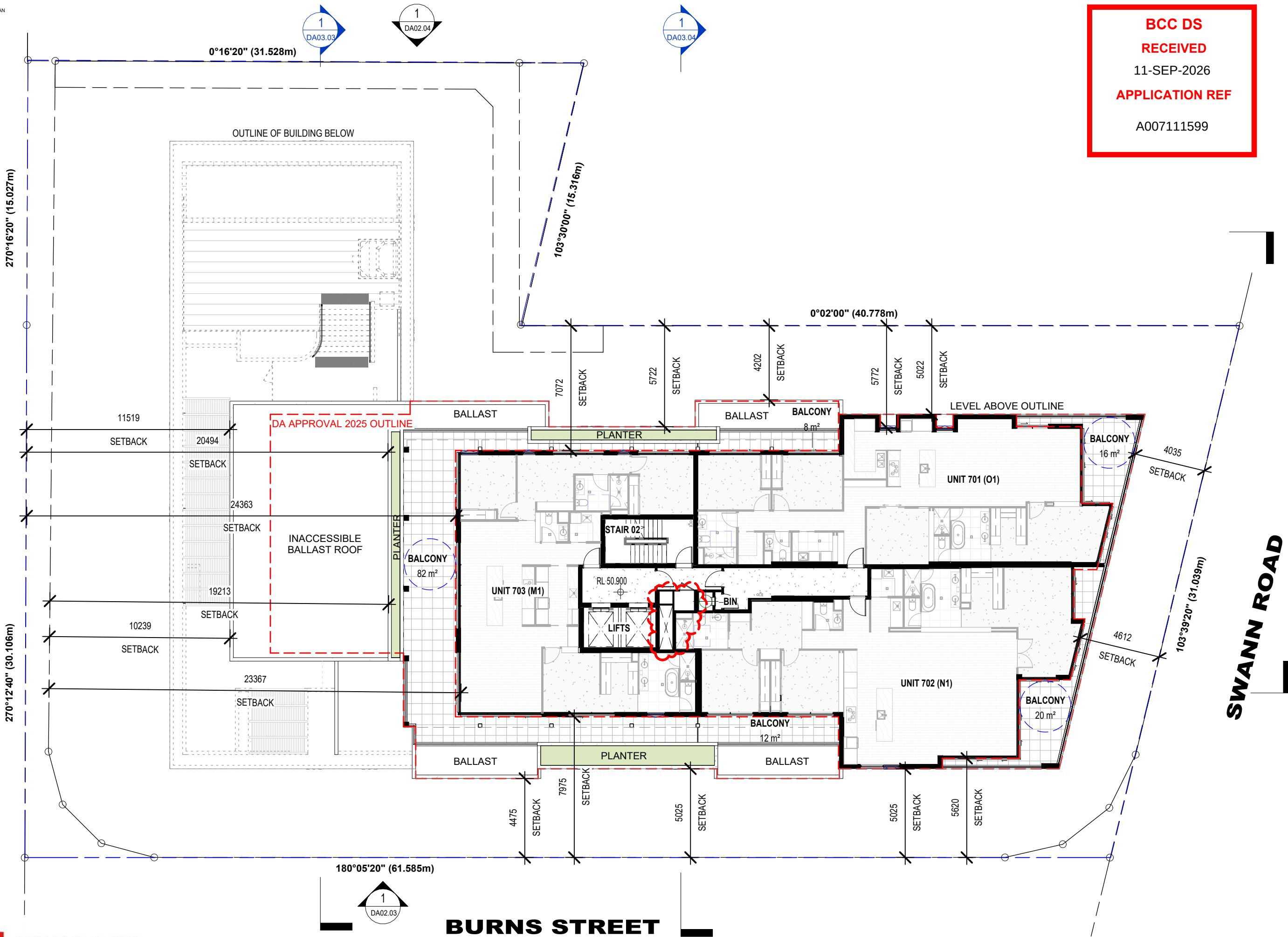
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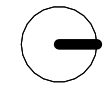
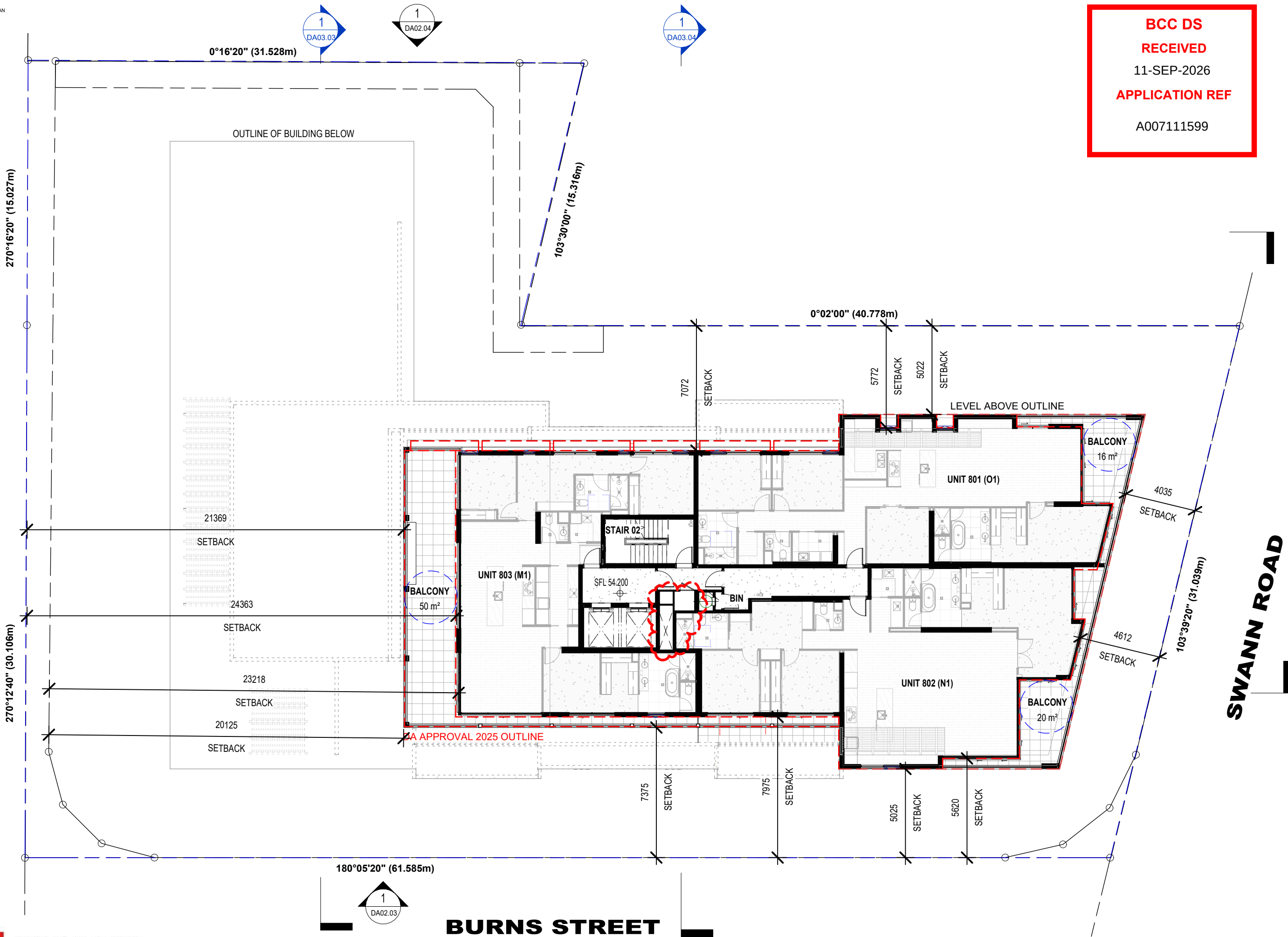


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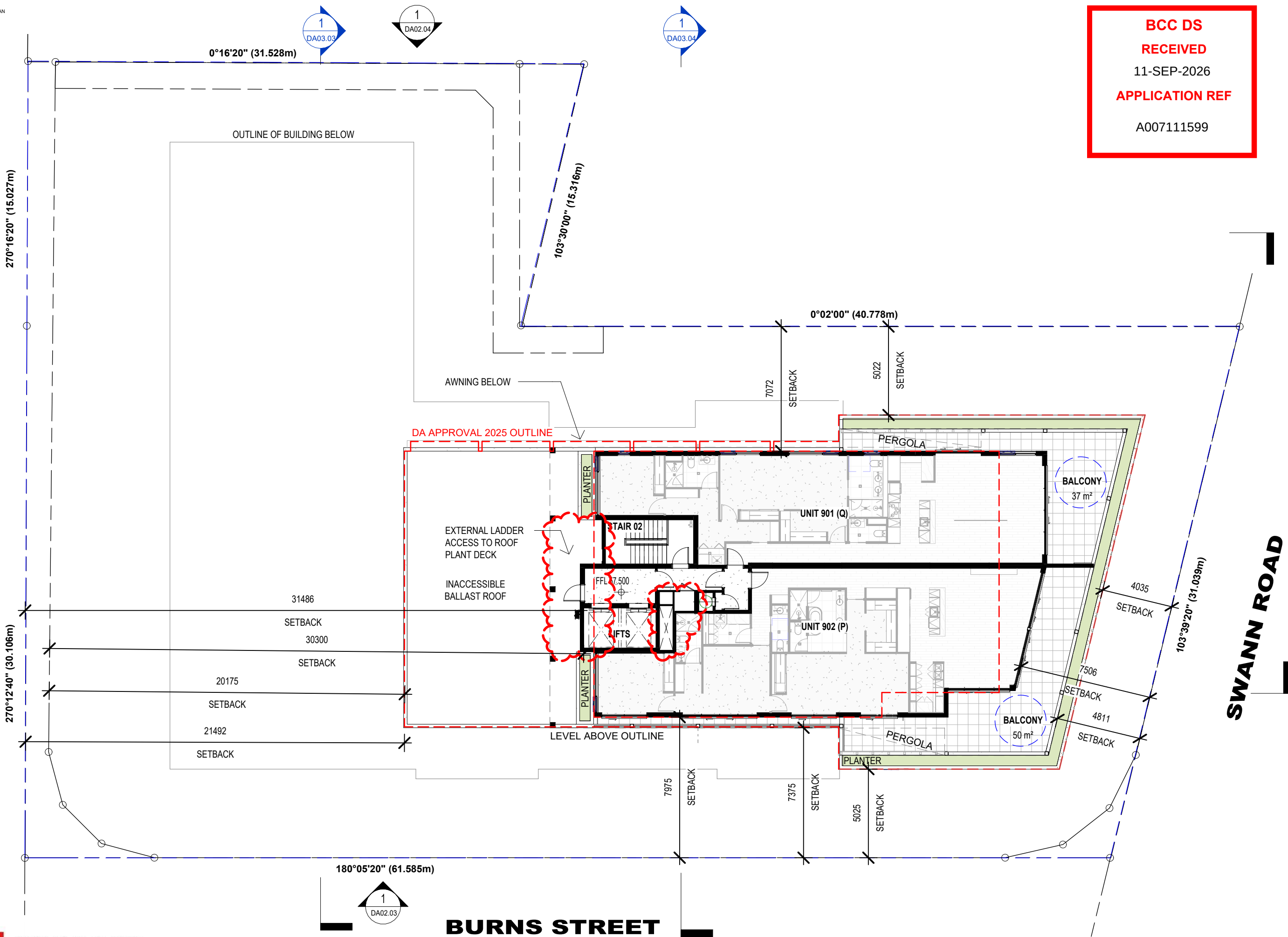


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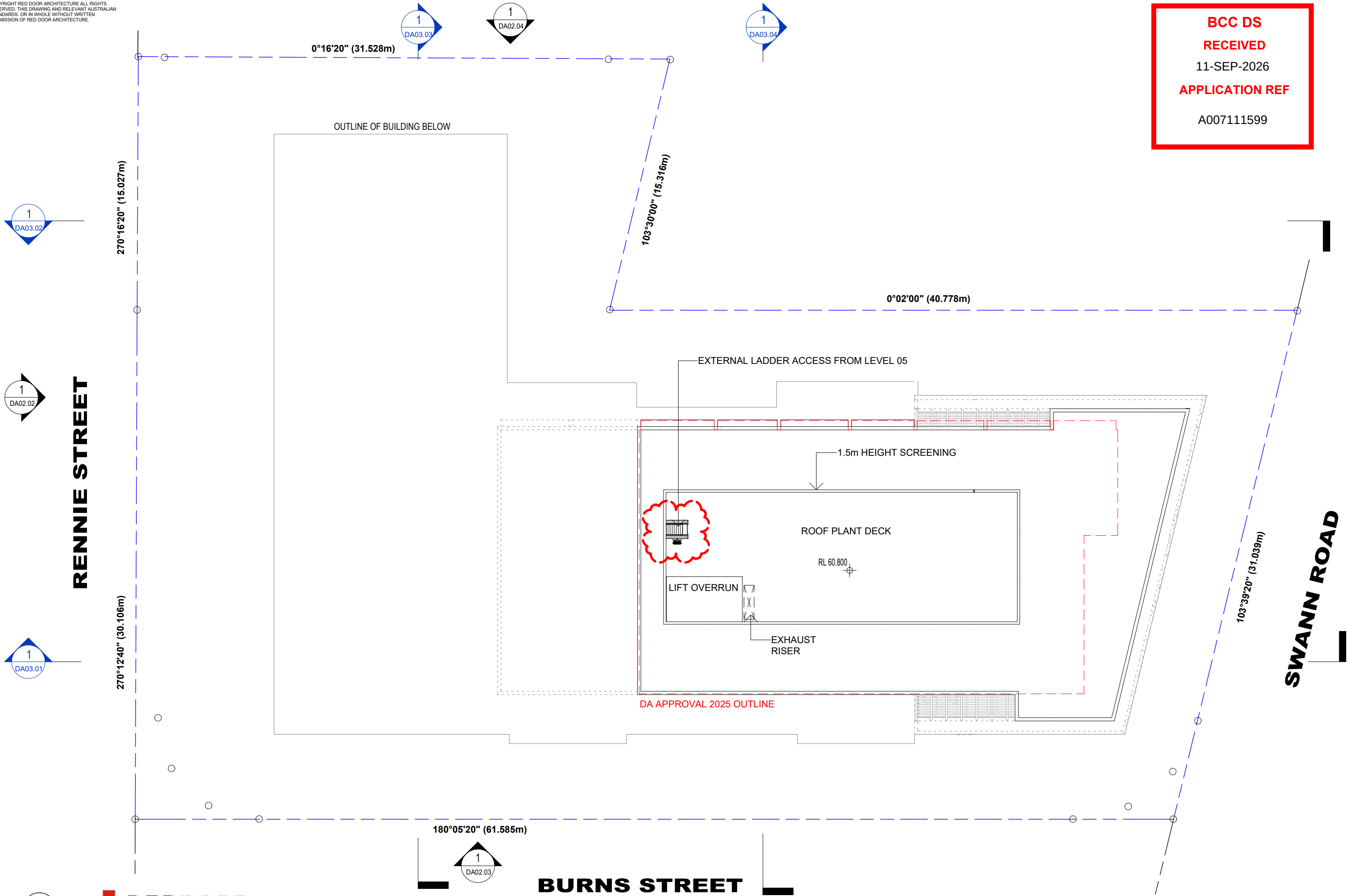
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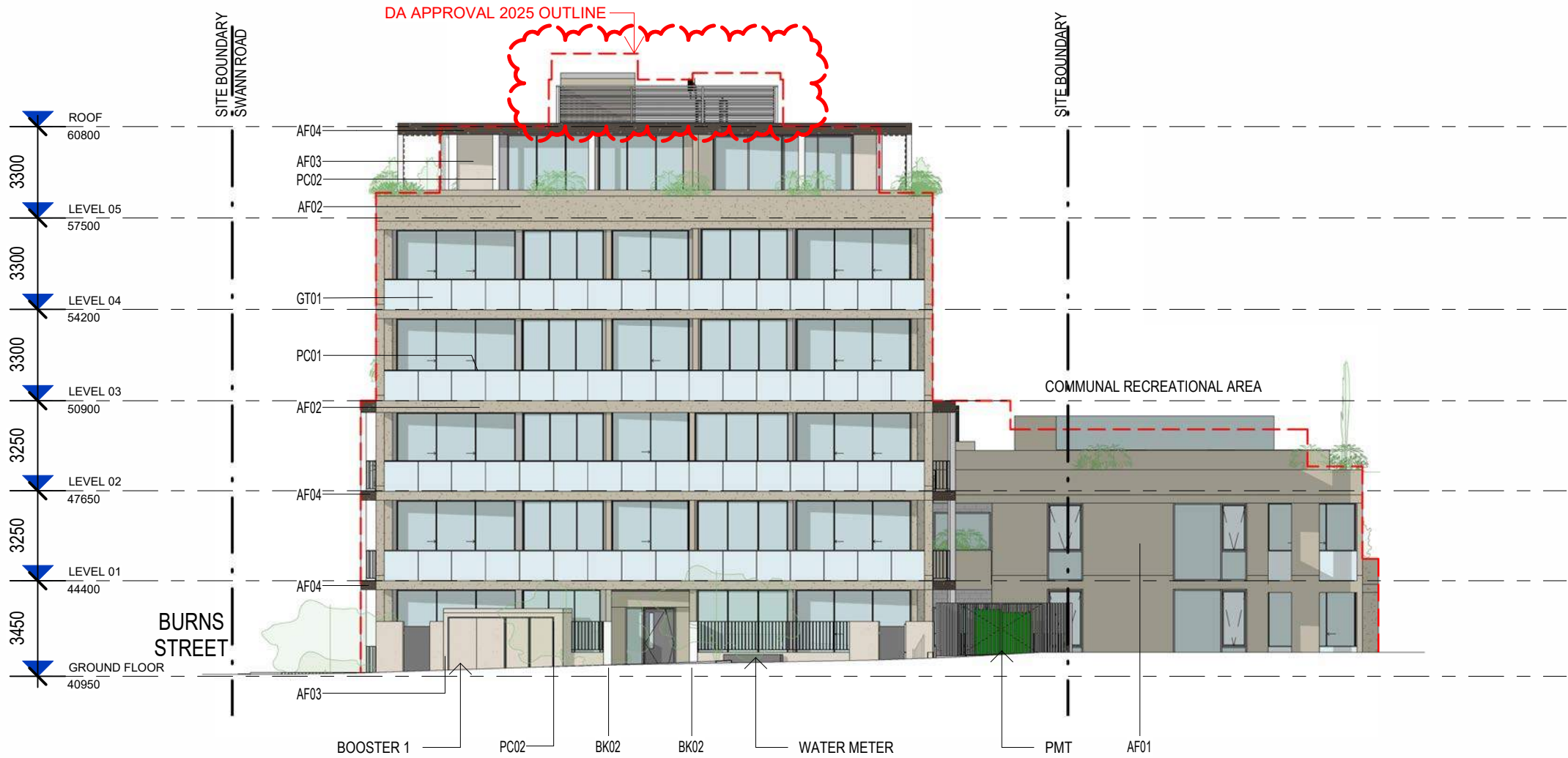
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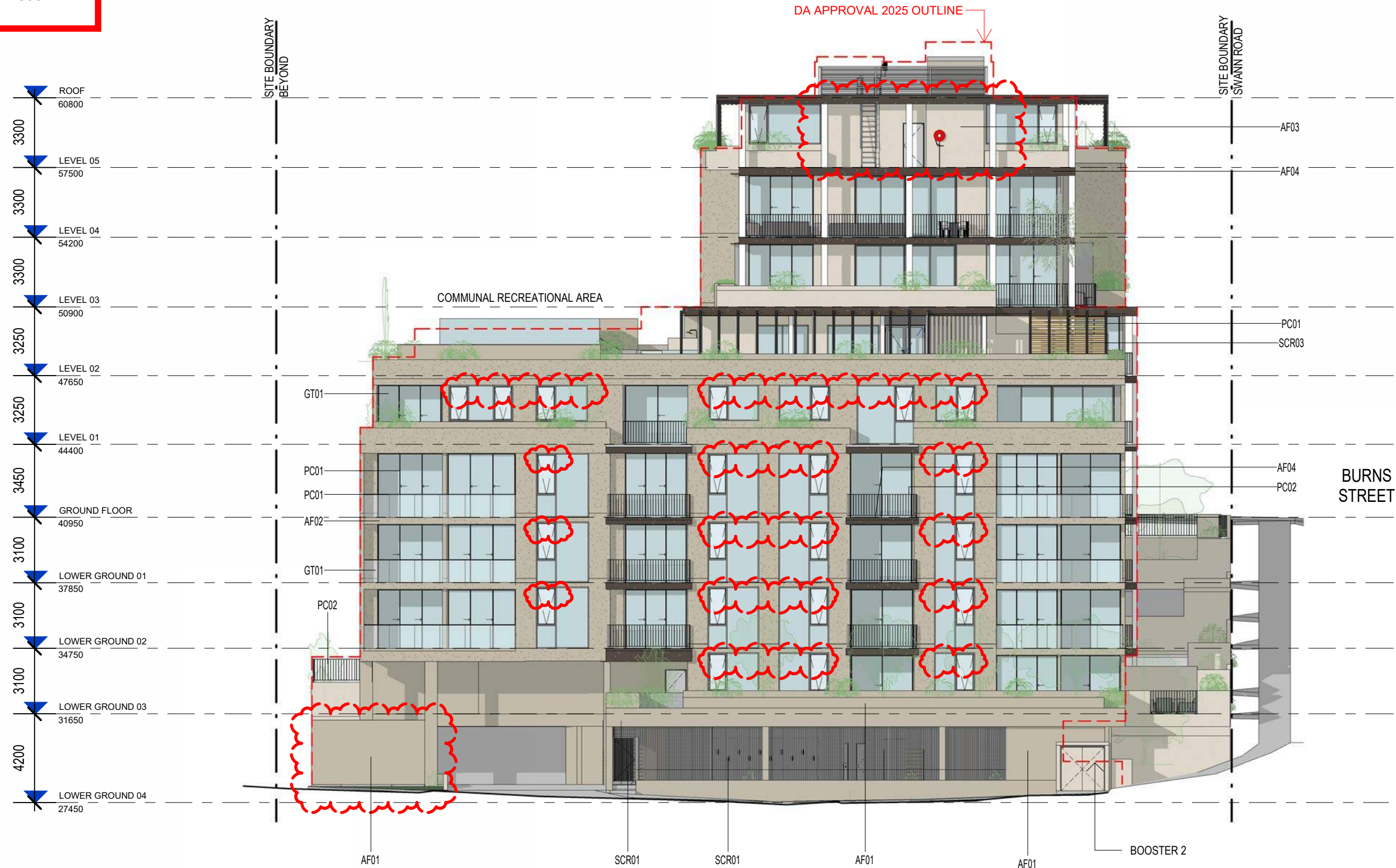
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ELEVATION KEYNOTE	
CODE	DESCRIPTION
AF01	PRE-CAST - ACRATEX MEDIUM TEXTURED ROLLED & PAINTED BLOCKWORK - RENDER - WAITANGI (DULUX)
AF02	CONCRETE FORMLINER - WAITANGI (DULUX)
AF03	PRE-CAST - ACRATEX MEDIUM TEXTURED ROLLED & PAINTED BLOCKWORK - RENDER - WHITE BEACH HALF (DULUX)
AF04	PAINT FINISH - MIRAMAR (DULUX)
BK02	STONE FINISH CLADDING
GT01	GLAZING TYPE 01 - CLEAR
PC01	POWDERCOAT 01 - HAMMERLSEY BROWN
PC02	POWDERCOAT 02 - COLORBOND SURFMIST



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AF04	PAINT FINISH - MIRAMAR (DULUX)
GT01	GLAZING TYPE 01 - CLEAR
PC01	POWDERCOAT 01 - HAMMERLSEY BROWN
PC02	POWDERCOAT 02 - COLORBOND SURFMIST
SCR01	SCREEN TYPE 01 - ALUMINIUM - HAMMERSLEY BROWN
SCR03	SCREEN TYPE 03 - COMPOSITE BATTEN - BIRCH (TIMBER LOOK)



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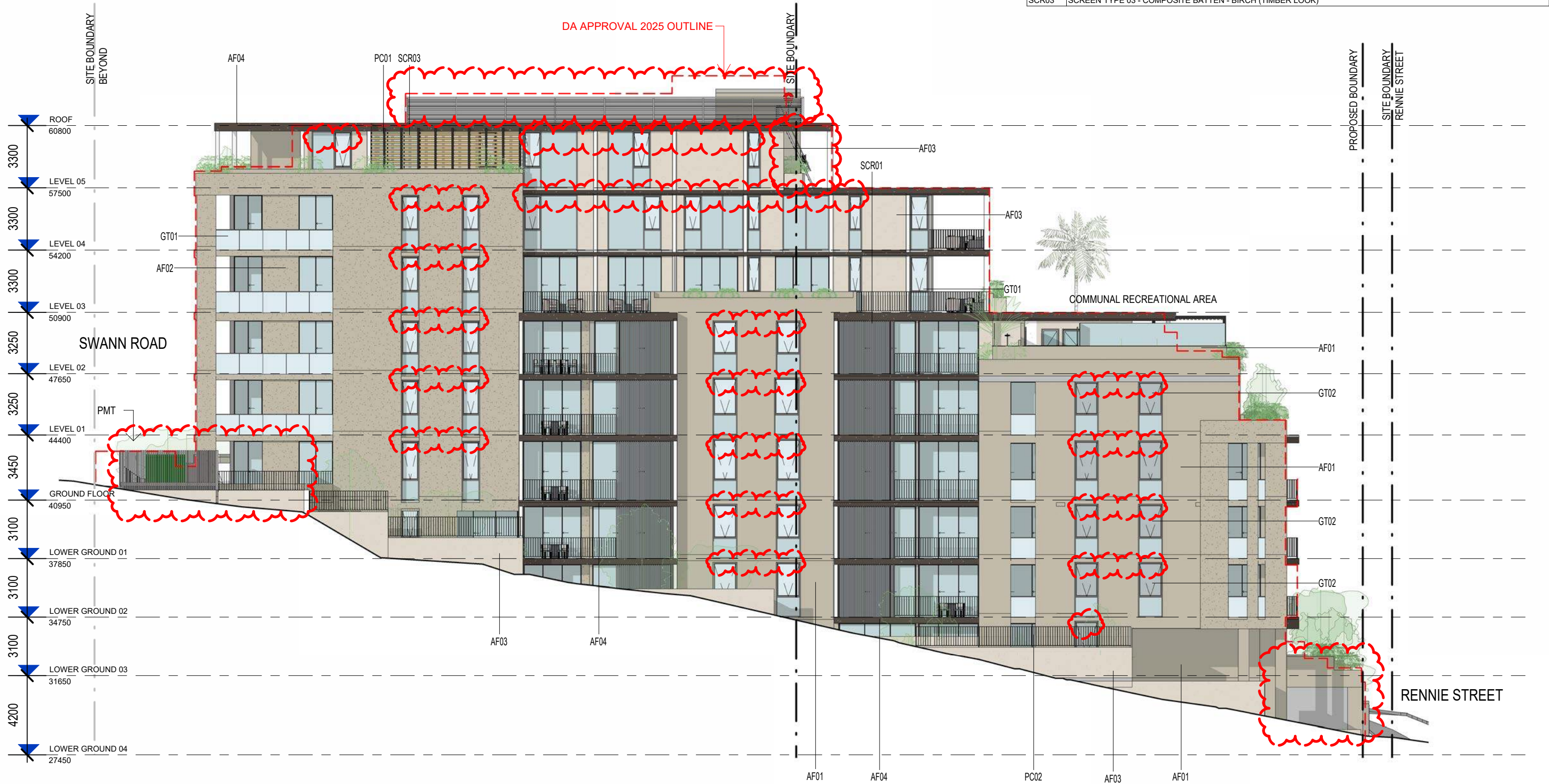
ELEVATION KEYNOTE	
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AF02	CONCRETE FORMLINER - WAITANGI (DULUX)
AF03	PRE-CAST - ACRATEX MEDIUM TEXTURED ROLLED & PAINTED BLOCKWORK - RENDER - WHITE BEACH HALF (DULUX)
AF04	PAINT FINISH - MIRAMAR (DULUX)
GT01	GLAZING TYPE 01 - CLEAR
PC01	POWDERCOAT 01 - HAMMERLSEY BROWN
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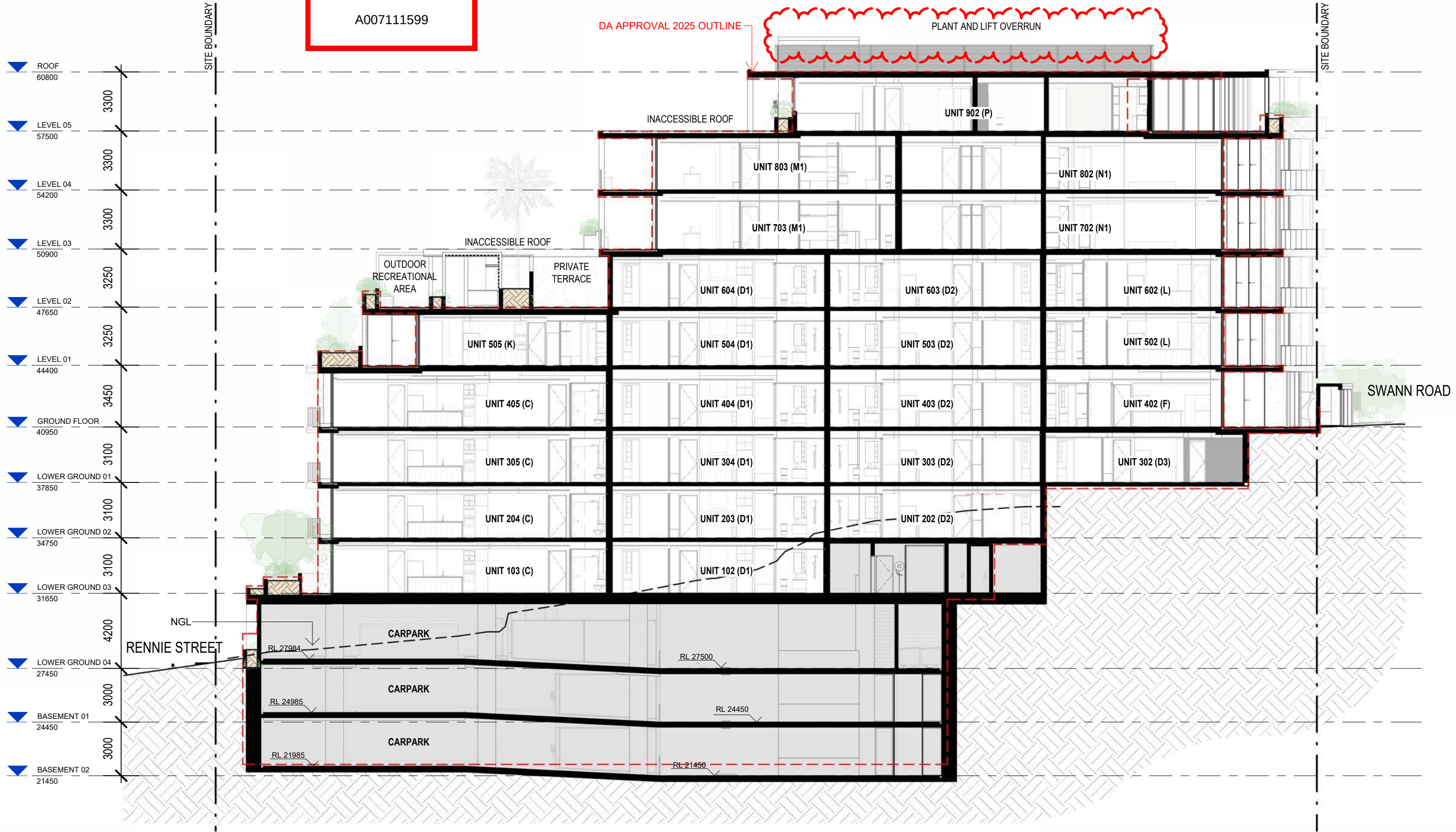
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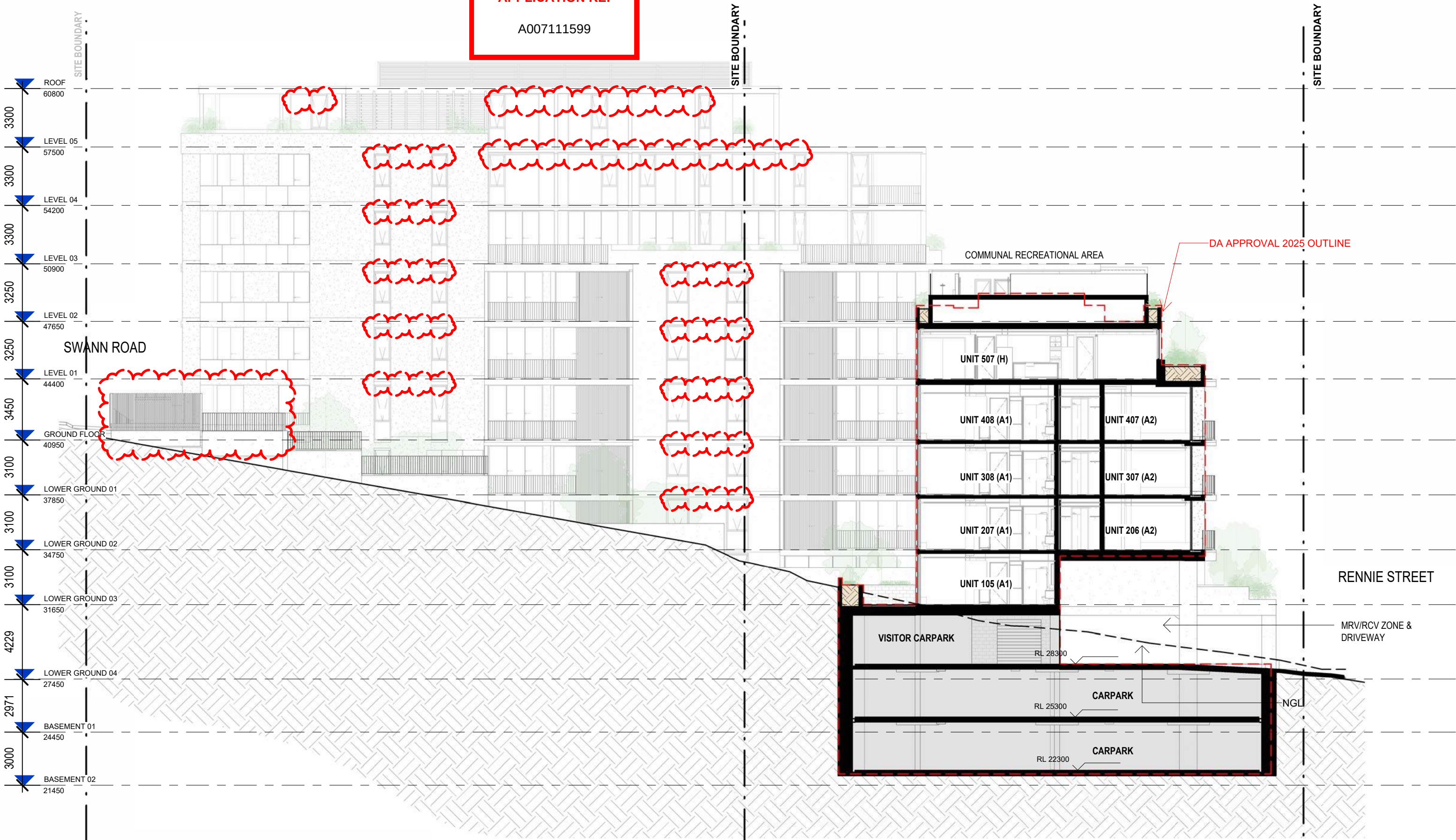
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AF02	CONCRETE FORMLINER - WAITANGI (DULUX)
AF03	PRE-CAST - ACRATEX MEDIUM TEXTURED ROLLED & PAINTED BLOCKWORK - RENDER - WHITE BEACH HALF (DULUX)
AF04	PAINT FINISH - MIRAMAR (DULUX)
GT01	GLAZING TYPE 01 - CLEAR
GT02	GLAZING TYPE 02 - FROSTED
PC01	POWDERCOAT 01 - HAMMERLSEY BROWN
PC02	POWDERCOAT 02 - COLORBOND SURFMIST
SCR01	SCREEN TYPE 01 - ALUMINIUM - HAMMERSLEY BROWN
SCR03	SCREEN TYPE 03 - COMPOSITE BATTEN - BIRCH (TIMBER LOOK)



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