

**LEGEND - TENANCIES**

- SUPERMARKET
- LIQUOR
- SPECIALITY SHOPS
- COMMERCIAL
- FAST FOOD
- AMENITIES

**LEGEND**

- EXISTING CONTOUR
- SFL xxxx = SLAB FLOOR LEVEL

**NOTE**  
 \* CONTOURS SHOWN ARE EXISTING SITE CONTOURS.  
 \* PROPOSED LEVELS SHOWN ARE INDICATIVE ONLY AND ARE SUBJECT TO VARIANCE AFTER FURTHER DESIGN DEVELOPMENT & CIVIL ENGINEERS ADVICE.

**REAL PROPERTY DESCRIPTION:**  
 Lots 1, 5, 7 & CP on SP146053,  
 Lot 6 on SP18605,  
 Lots 155, 156, 157 on RP648032

**DEVELOPMENT SCHEDULE - TOTAL GLA**

TYPE	AREA Sq.M
SUPERMARKET EXPANSION	600 m <sup>2</sup>
SUPERMARKET	3400 m <sup>2</sup>
SPECIALITY SHOPS	2222 m <sup>2</sup>
LIQUOR	150 m <sup>2</sup>
FAST FOOD	400 m <sup>2</sup>
COMMERCIAL	400 m <sup>2</sup>
TOTAL GLA	7172 m <sup>2</sup>

**PARKING SCHEDULE**

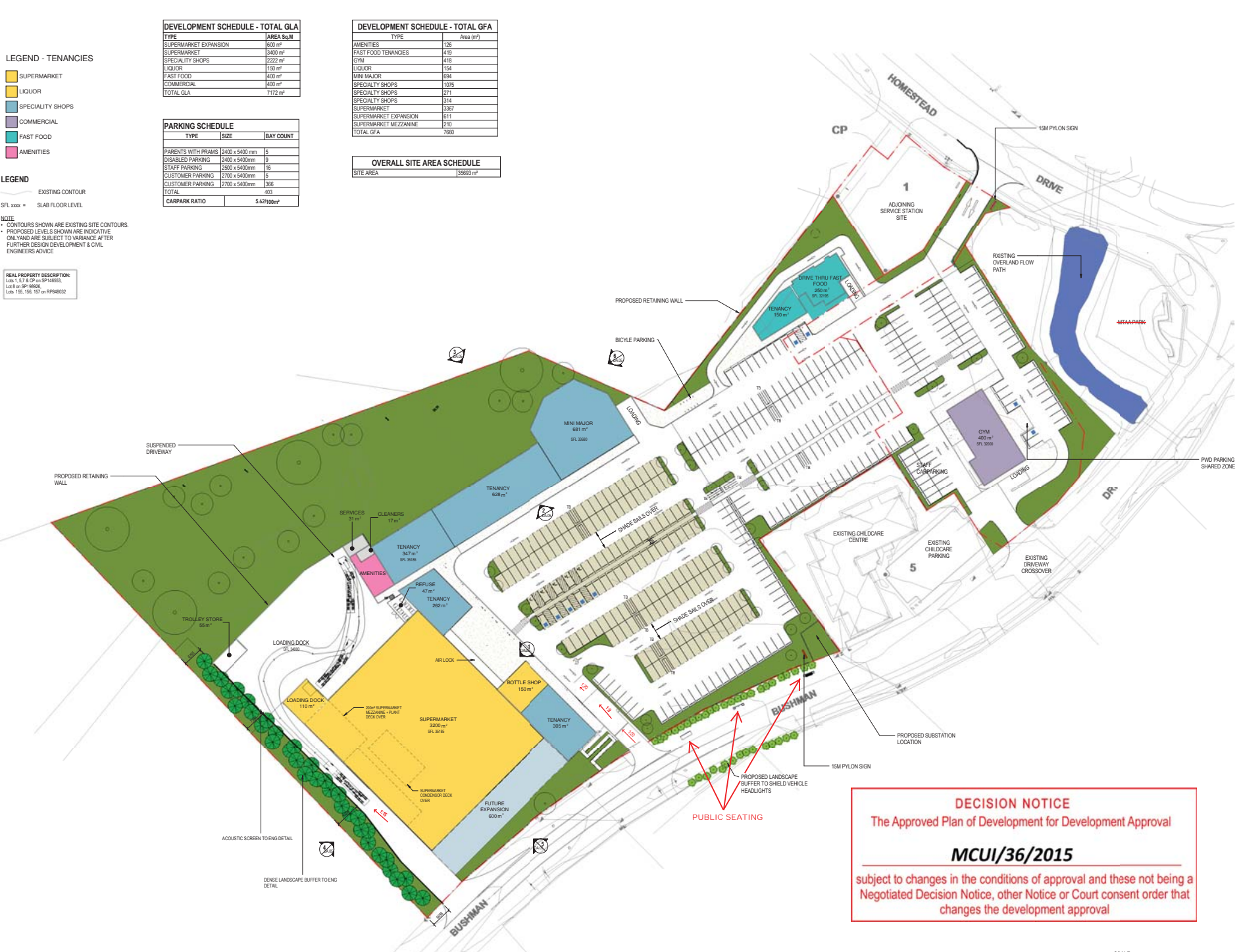
TYPE	SIZE	BAY COUNT
PARENTS WITH PRAMS	2400 x 5400 mm	5
DISABLED PARKING	2400 x 5400mm	9
STAFF PARKING	2500 x 5400mm	16
CUSTOMER PARKING	2700 x 5400mm	5
CUSTOMER PARKING	2700 x 5400mm	366
TOTAL		403
<b>CARPARK RATIO</b>		<b>5.62/100m<sup>2</sup></b>

**DEVELOPMENT SCHEDULE - TOTAL GFA**

TYPE	Area (m <sup>2</sup> )
AMENITIES	126
FAST FOOD TENANCIES	419
GVM	418
LIQUOR	154
MINI MAJOR	694
SPECIALTY SHOPS	1075
SPECIALTY SHOPS	271
SPECIALTY SHOPS	314
SUPERMARKET	3367
SUPERMARKET EXPANSION	611
SUPERMARKET MEZZANINE	210
TOTAL GFA	7660

**OVERALL SITE AREA SCHEDULE**

SITE AREA	13693 m <sup>2</sup>
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REV	DATE	BY

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**DEVELOPMENT APPLICATION**  
 WOOLWORTHS FLAGSTONE  
 BUSHMAN DRIVE, FLAGSTONE

**PRELIMINARY**

Client: **SITE PLAN CARPARK OPT (Overall)**

Scale: 1:1000

10351  
 SK01  
 P

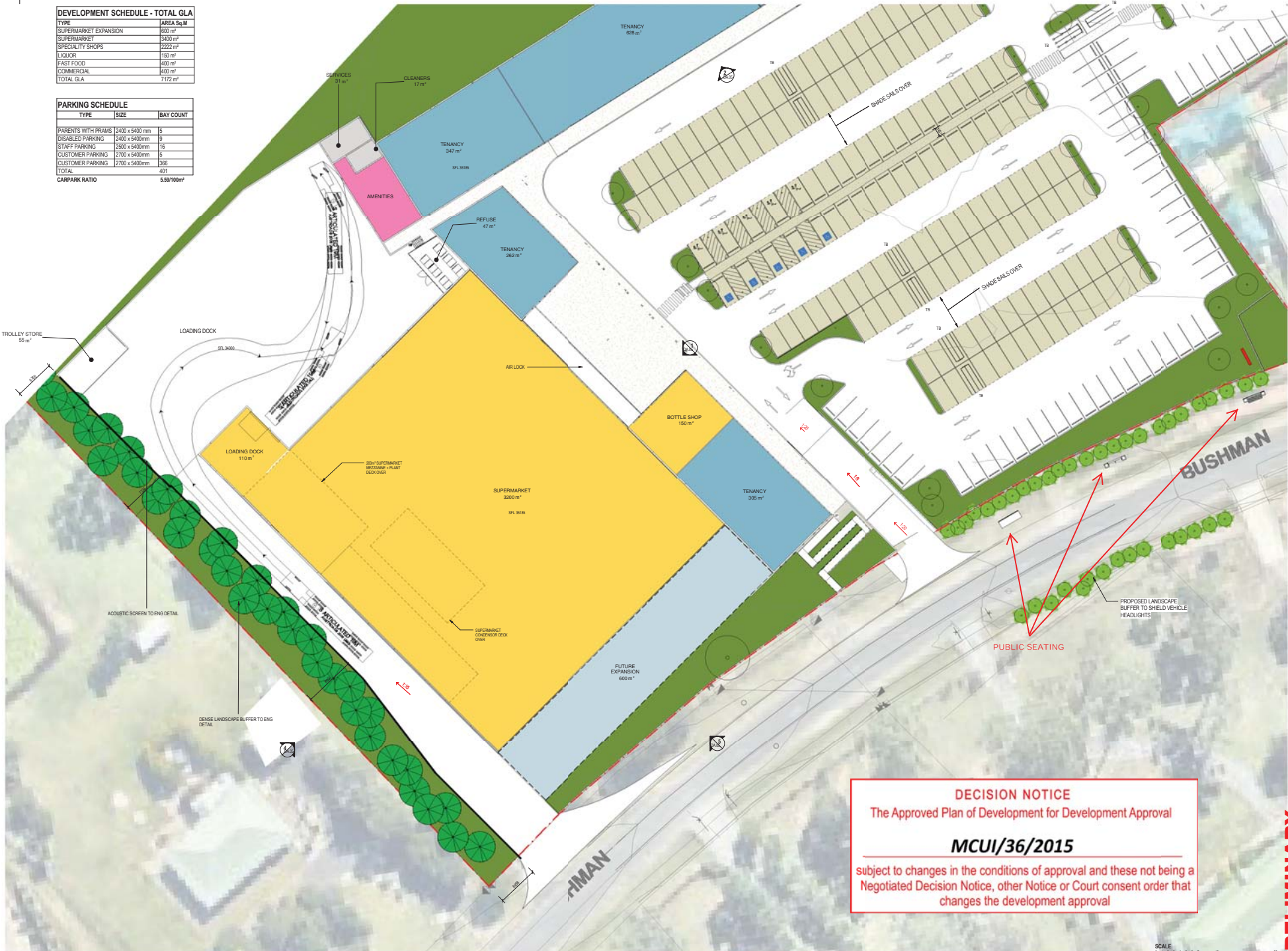
SCALE

**DEVELOPMENT SCHEDULE - TOTAL GLA**

TYPE	AREA Sq.M
SUPERMARKET EXPANSION	600 m <sup>2</sup>
SUPERMARKET	3400 m <sup>2</sup>
SPECIALTY SHOPS	2222 m <sup>2</sup>
LIQUOR	150 m <sup>2</sup>
FAST FOOD	400 m <sup>2</sup>
COMMERCIAL	400 m <sup>2</sup>
TOTAL GLA	7172 m <sup>2</sup>

**PARKING SCHEDULE**

TYPE	SIZE	BAY COUNT
PARENTS WITH PRAMS	2400 x 5400mm	5
DISABLED PARKING	2400 x 5400mm	9
STAFF PARKING	2500 x 5400mm	16
CUSTOMER PARKING	2700 x 5400mm	5
CUSTOMER PARKING	2700 x 5400mm	136
TOTAL		161
CARPARK RATIO		5.59/100m <sup>2</sup>



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**DEVELOPMENT APPLICATION**  
 WOOLWORTHS FLAGSTONE  
 BUSHMAN DRIVE, FLAGSTONE

Client: **SITE PLAN - Option 3**

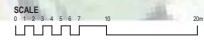
DATE	BY
15/03/2015	THOMSON ADSETT

Scale: 1:300

DATE	BY
15/03/2015	THOMSON ADSETT

10351 SK03 P 1

**PRELIMINARY**



DEVELOPMENT SCHEDULE STAGE 1 -TOTAL GLA...		
Name	Area (m <sup>2</sup> )	
BOTTLE SHOP	150 m <sup>2</sup>	
GYM	400 m <sup>2</sup>	
CASUAL MALL LEASING	50 m <sup>2</sup>	
SUPERMARKET	3400 m <sup>2</sup>	
WOOLWORTHS SUPPORT SHOPS	995 m <sup>2</sup>	
TOTAL STAGE 1 GLA	4695 m <sup>2</sup>	

DEVELOPMENT SCHEDULE STAGE 2 -TOTAL GLA		
Name	Area (m <sup>2</sup> )	
MINI MAJOR	681 m <sup>2</sup>	
TENANCY	628 m <sup>2</sup>	

DEVELOPMENT SCHEDULE STAGE 3 -TOTAL GLA		
Name	Area (m <sup>2</sup> )	
DRIVE THRU FAST FOOD	250 m <sup>2</sup>	
TENANCY	150 m <sup>2</sup>	

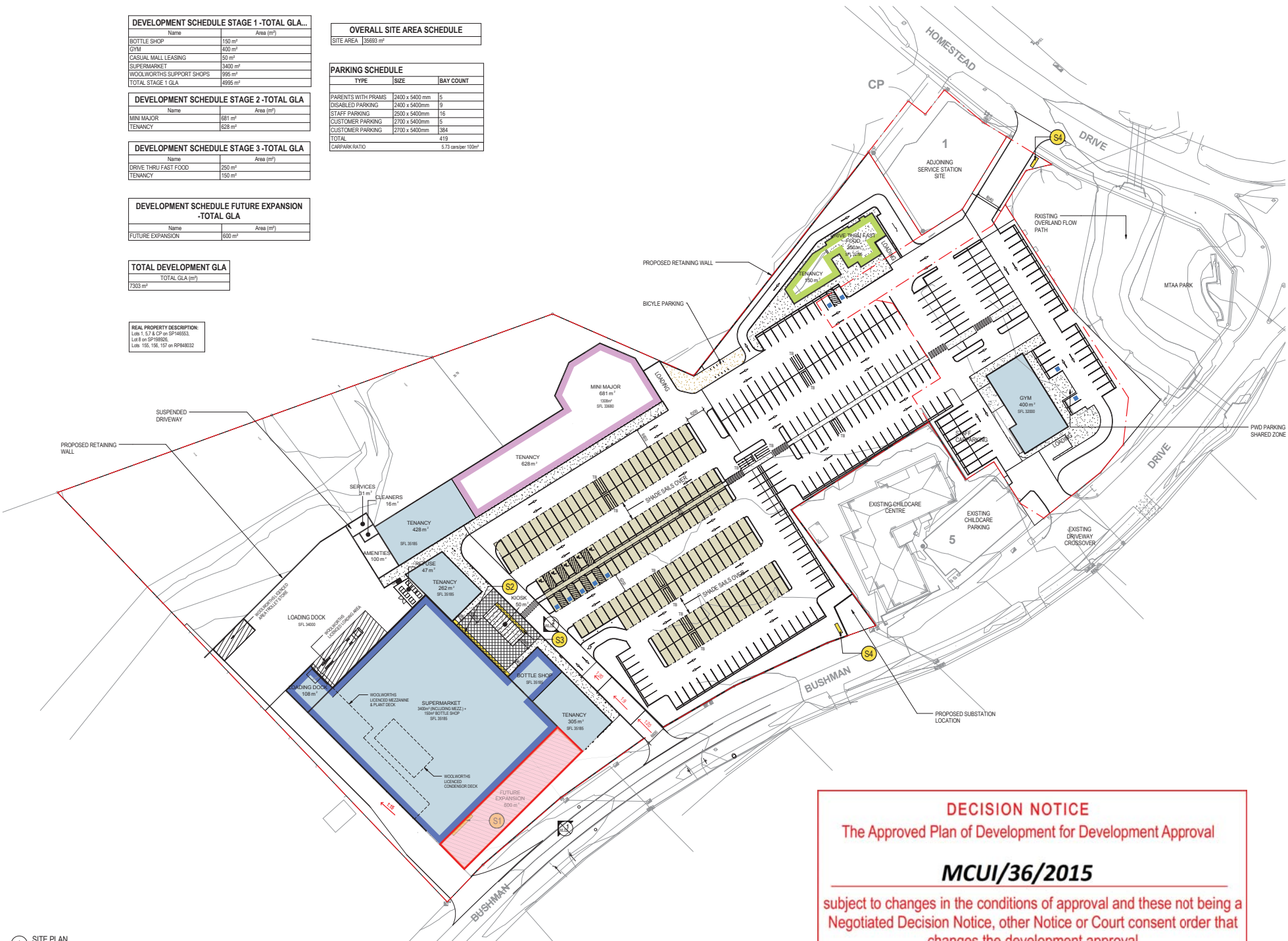
DEVELOPMENT SCHEDULE FUTURE EXPANSION -TOTAL GLA		
Name	Area (m <sup>2</sup> )	
FUTURE EXPANSION	600 m <sup>2</sup>	

TOTAL DEVELOPMENT GLA	
TOTAL GLA (m <sup>2</sup> )	
7303 m <sup>2</sup>	

REAL PROPERTY DESCRIPTION:  
Lots 1, 2 & CP on SP146553,  
Lot 8 on SP188526,  
Lots 156, 156, 157 on RP948032

OVERALL SITE AREA SCHEDULE	
Site Area	Area (m <sup>2</sup> )
SITE AREA	36993 m <sup>2</sup>

PARKING SCHEDULE			
TYPE	SIZE	BAY COUNT	
PARENTS WITH PRAMS	2400 x 5400 mm	5	
DISABLED PARKING	2400 x 5400mm	9	
STAFF PARKING	2500 x 5400mm	16	
CUSTOMER PARKING	2700 x 5400mm	5	
CUSTOMER PARKING	2700 x 5400mm	384	
TOTAL		419	
CRAPARK RATIO	5.73 carper/100m <sup>2</sup>		



No.	Date	Issue	By
1	19/10/2015	ISSUE FOR PRELIMINARY REVIEW	LD
2		ISSUE UPDATE	LD

- Stage 4 Development**
- LEGEND**
- WW PREMISE
  - STAGE 1 DEVELOPMENT
  - STAGE 2 DEVELOPMENT
  - STAGE 3 DEVELOPMENT
  - KIOSK FREE CASUAL LEASE EXCLUSION ZONE
  - WOOLWORTHS LICENCED AREA
  - SIDEWALK SALES ZONE
  - TB TROLLEY BAYS
  - S1 1500mm ICON EXTERNAL FASCIA WOOLWORTHS SIGN 8775 X 1875mm
  - S2 1250mm ICON HORIZONTAL INTERIOR MALL WOOLWORTHS SIGN
  - S3 1500mm ICON EXTERNAL FASCIA WOOLWORTHS SIGN 8775 X 1875mm
  - S4 VERTICAL PYLON SIGN

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**DEVELOPMENT APPLICATION**

FLAGSTONE VILLAGE NEIGHBOURHOOD CENTRE



BUSHMAN DRIVE, FLAGSTONE

**DECISION NOTICE**  
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**MCUI/36/2015**

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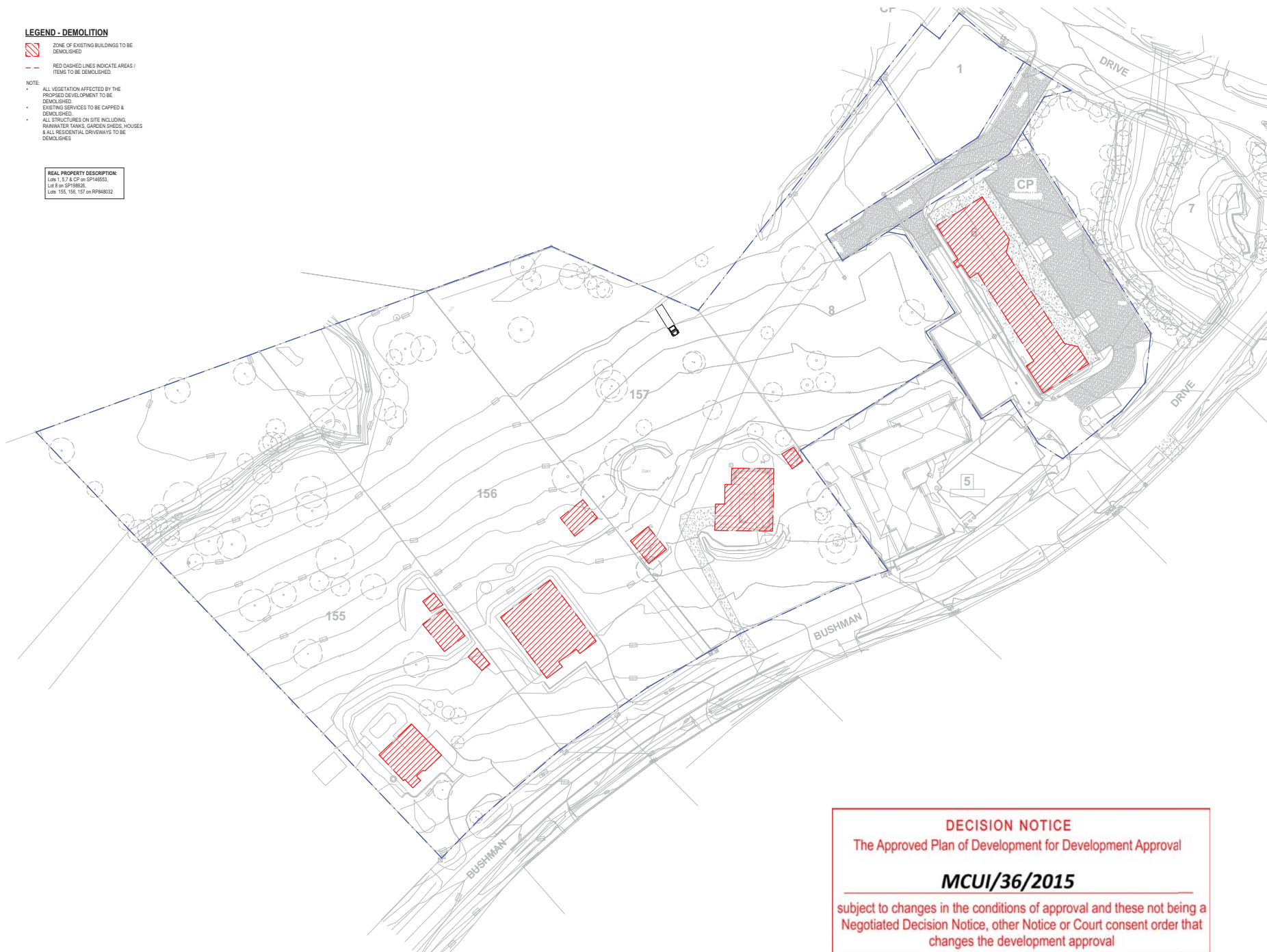
**LEGEND - DEMOLITION**

-  ZONE OF EXISTING BUILDINGS TO BE DEMOLISHED
-  RED DASHED LINES INDICATE AREAS / ITEMS TO BE DEMOLISHED.

NOTE:

- ALL VEGETATION AFFECTED BY THE PROPOSED DEVELOPMENT TO BE DEMOLISHED.
- EXISTING SERVICES TO BE CAPPED & DEMOLISHED.
- ALL STRUCTURES ON SITE INCLUDING, RAINWATER TANKS, GARDEN SHEDS, HOUSES & ALL RESIDENTIAL DRIVEWAYS TO BE DEMOLISHED.

REAL PROPERTY DESCRIPTION:  
 Lots 1, 5, 7 & CP on SP149853,  
 Lot 6 on SP198626,  
 Lots 155, 156, 157 on RP948032



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REV.	DATE	DESCRIPTION	BY	CHKD.

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**DEVELOPMENT APPLICATION**  
 FLAGSTONE VILLAGE NEIGHBOURHOOD CENTRE

BUSHMAN DRIVE, FLAGSTONE

DEMOLITION PLAN

date:	25/09/2015
scale:	As indicated
drawn:	JS
checked:	
verified:	

10351 DA.03 P 2

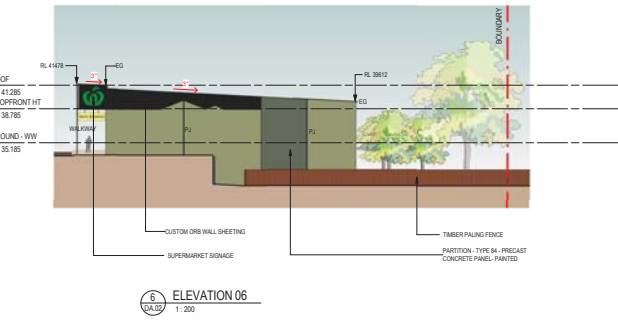
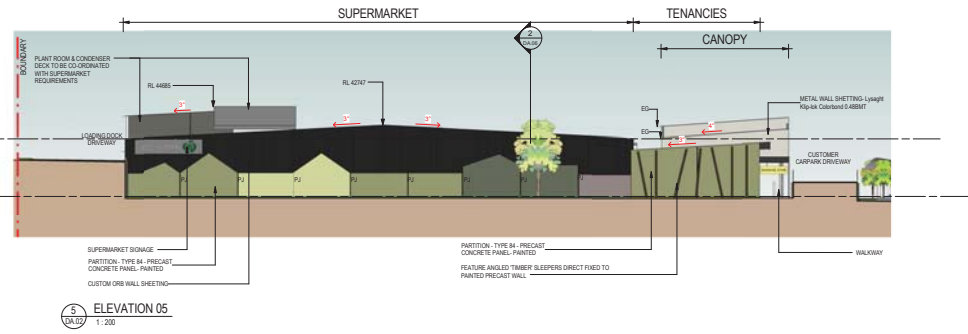
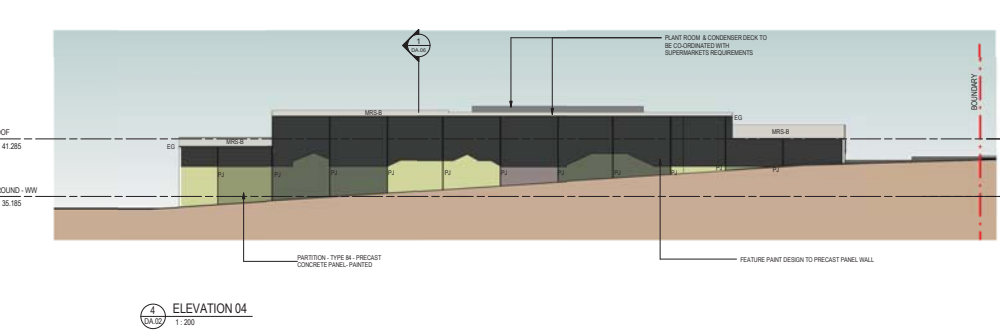
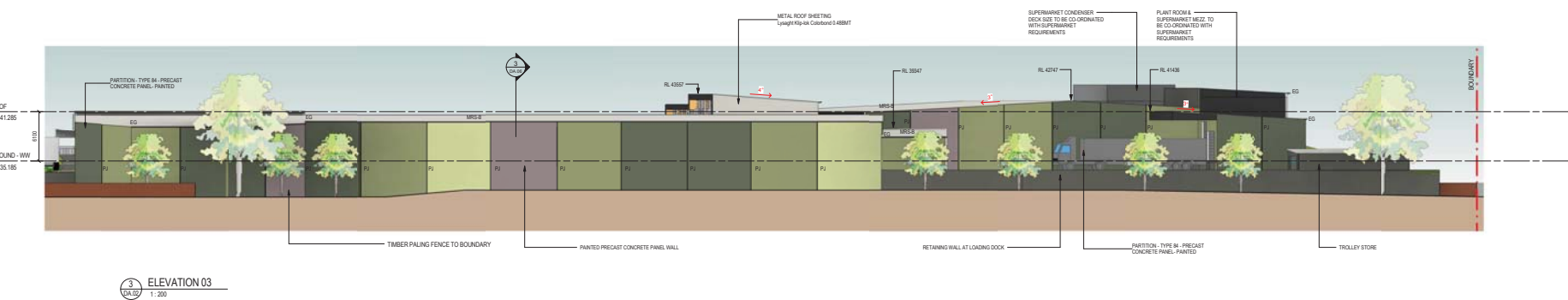
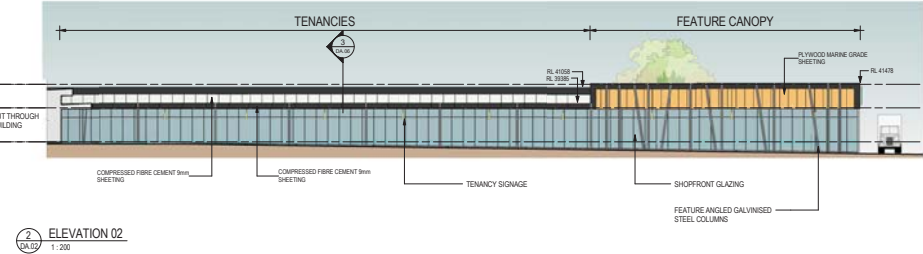
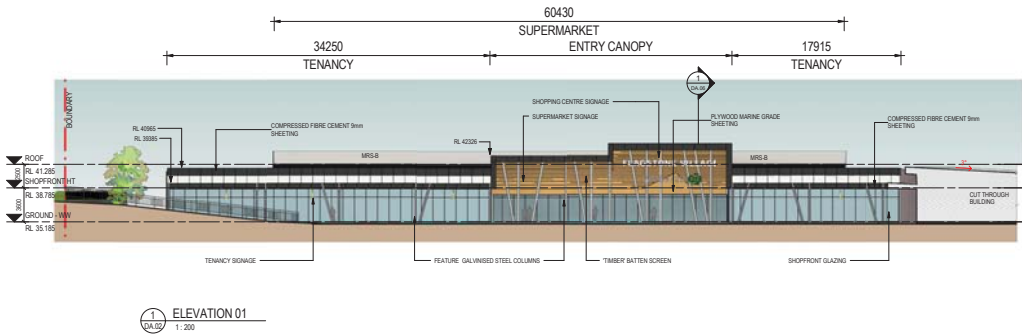
**PRELIMINARY**

C:\p\10351\10351-03-DEMOLITION.dwg

LEGEND

EG	BASES GUTTER	Raw to floor's edge, seals for size
MRS-B	METAL ROOF SHEETING	Lysaght Rip-Like Colorbond S-488MT
PJ	PRECAST PANEL JOINT	

REV	DATE	DESCRIPTION	BY	CHK
1	15/10/2015	FOR ISSUE		
2		PRELIMINARY CA ISSUE		
3		PROPOSED PRELIMINARY ISSUE FOR COMMENT		
4		UPDATED ISSUE		



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**DEVELOPMENT APPLICATION**

FLAGSTONE VILLAGE NEIGHBOURHOOD CENTRE

BUSHMAN DRIVE, FLAGSTONE

client  
**ELEVATIONS - SHEET 01**

sheet

date	15/10/2015
scale	1:200
drawn	JL
checked	
verified	
sheet no.	DA.05
sheet no.	P 4

10351  
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REV	DATE	DESCRIPTION	BY	CHK
1	15/10/2015	FOR ISSUE		
2	15/10/2015	PRELIMINARY CA ISSUE		
3	15/10/2015	PRELIMINARY ISSUE FOR COMMENT		
4	15/10/2015	UPDATED ISSUE		

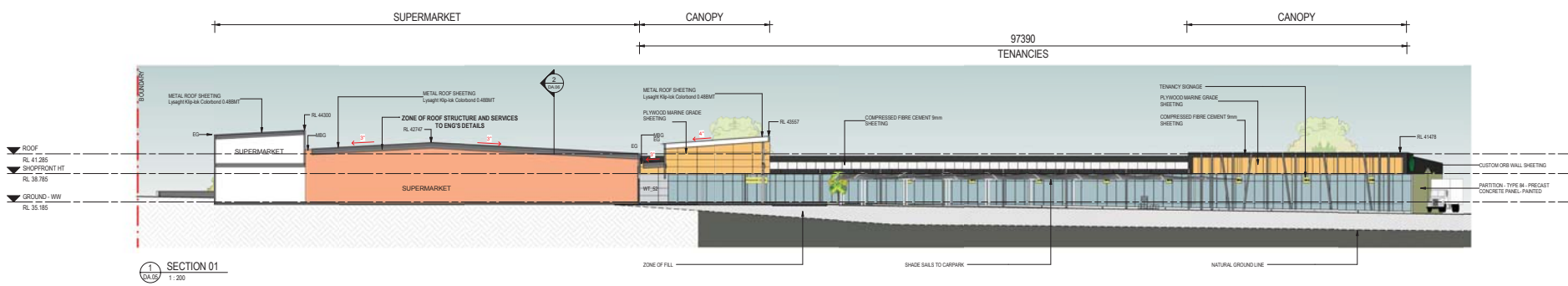
**LEGEND**

EG EAVES GUTTER  
Refer to typ's and details for size

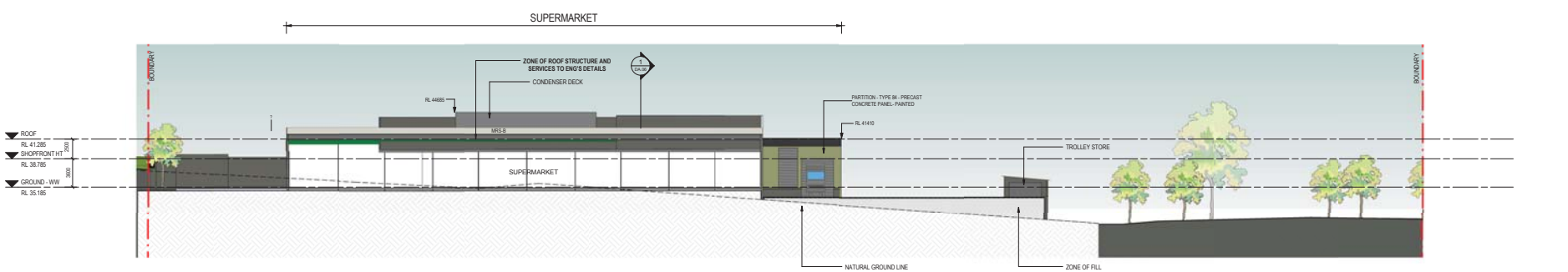
MBG METAL ROOF GUTTER  
Refer to typ's and details for size

MRSB METAL ROOF SHEETING  
Lynagh Kip-lak Coloured 0.488MT

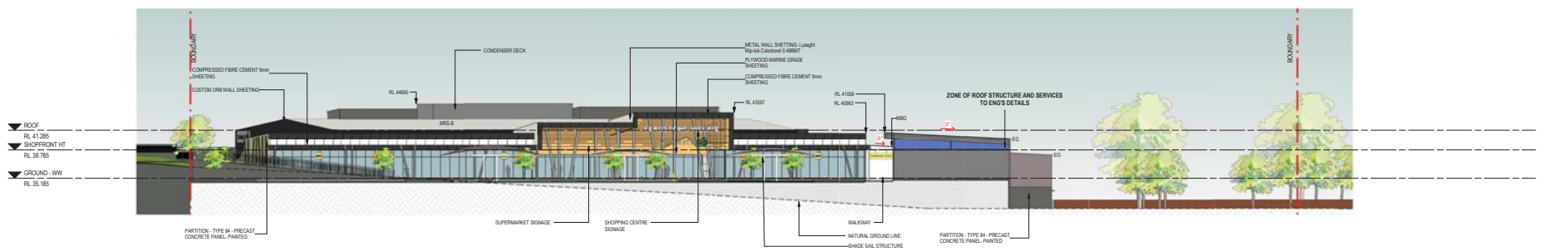
SH4 SHADE SAIL STRUCTURE



SECTION 01  
1:200



SECTION 02  
1:200



SECTION 03  
1:200

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**DEVELOPMENT APPLICATION**  
FLAGSTONE VILLAGE NEIGHBOURHOOD CENTRE  
BUSHMAN DRIVE, FLAGSTONE  
DATE: 15/10/2015  
SCALE: 1:200  
DRAWN: JS  
CHECKED:  
PROJECT:  
SHEET: SECTIONS - SHEET 01

**PRELIMINARY**

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**LEGEND**

- GENERAL**
- PROPERTY BOUNDARY
  - EXISTING CONTOURS
  - OVERLAND FLOW PATH
  - EXISTING SWALE
  - EXISTING CREEK
- HARDSCAPE**
- PROPOSED AWNING
  - PROPOSED SHADE SAILS
  - PROPOSED RETAINING WALLS REFER ENGINEER
  - EXISTING HARDSCAPE TO BE RETAINED
  - PROPOSED ROAD PAVEMENT
  - PROPOSED PAVING TYPE 1
  - PROPOSED PAVING TYPE 2
  - SEATING WITH PLANTING
  - STONE LINED STORMWATER OUTFLOW CHANNEL
- SOFTSCAPE**
- EXISTING TREES TO BE RETAINED AND PROTECTED
  - NEW FEATURE TREES
  - NEW SHADE TREES
  - NEW STREET TREES TO ENHANCE FRONTAGE
  - EXISTING GARDEN BED TO BE RETAINED AND PROTECTED
  - NEW FEATURE GARDEN BED
  - NEW GENERAL GARDEN BED
  - NEW SHRUB PLANTING AND GROUND COVERS
  - NEW SCREENING LANDSCAPE
  - EXISTING BUSH / NATURAL HABITAT TO BE PROTECTED AND RETAINED
  - PROPOSED BUSH / NATURAL HABITAT RESTORATION USING LOCAL BUSHLAND VEGETATION COMMUNITIES

**KEY ELEMENTS**

- BUSHMAN AVENUE STREET FRONTAGE ENHANCED WITH STREET TREE PLANTING
- ENTRANCES HIGHLIGHTED WITH FEATURE TREES AND GARDEN BEDS
- CAR PARK PLANTED WITH EVERGREEN SHADE TREES, GROUNDCOVERS AND GRASSES
- SCREENING CREATED WITH EVERGREEN SPREADING CANOPY TREES, SHRUBS AND GROUNDCOVERS
- EXISTING BUSHLAND HABITAT WHERE POSSIBLE RETAINED AND PROTECTED
- IMPACTED BUSHLAND RESTORED USING LOCAL NATIVE BUSHLAND VEGETATION SPECIES



**PLANTING PALETTE**

BOTANIC NAME	COMMON NAME	BOTANIC NAME	COMMON NAME
<b>Feature Trees</b>		<b>Shrubs / Screen Planting</b>	
<i>Brachytilion acerifolius</i>	Lawara Flame Tree	<i>Metrosideros imraynii</i>	Metrosidero Claret Top
<i>Banksia ornata</i>	Lemon Myrtle	<i>Metrosideros horwoodii</i>	New Zealand Christmas Bush
<i>Grevillea balfouriana</i>	White Oak	<i>Scaevola australis</i> 'Aussie Southern'	Lilly Pilly
<b>Street Trees</b>		<b>Groundcovers &amp; Grasses</b>	
<i>Hoplinia pendula</i>	Tulipwood	<i>Anagallis arvensis</i> 'Bush Endeavour'	Kangaroo Paw 'Bush Endeavour'
<i>Cupressus anacardioides</i>	Tuckeroo	<i>Dianella caerulea</i>	Little Jess
<b>Shade Trees</b>		<i>Dietes indicola</i>	Wood Iris
<i>Waterhousea floribunda</i>	Weeping Lilly Pilly	<i>Dietes bicolor</i>	African Iris
<b>Shrubs / Screen Planting</b>		<i>Liriodendron muscari</i>	Liriodendron Evergreen Giant
<i>Alpinia caerulea</i>	Native Ginger	<i>Lomandra sp.</i>	Spiny-head Mat-rush
<i>Asplenium platyneuron</i>	Madgen Berry	<i>Stellaria reginae</i>	Bird of Paradise
<i>Callistemon littoralis</i>	Little Jakes	<i>Westringia frutescens</i>	Coastal Rosemary
<i>Elaeagnus reticulata</i>	Blueberry Ash		

