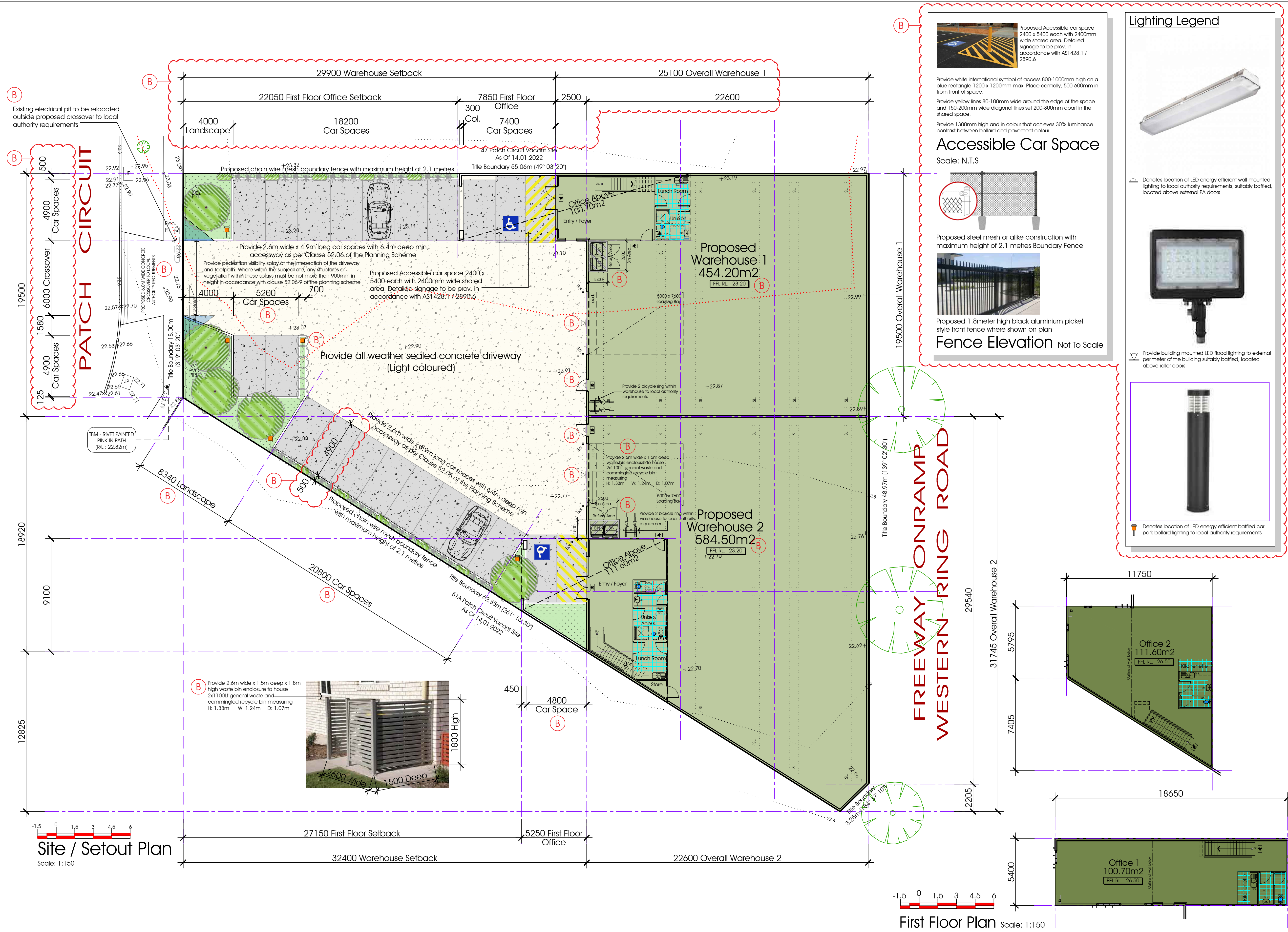




Accessible Car Space
Scale: N.T.S.

Provide white international symbol of access 800-1000mm high on a blue rectangle 1200 x 1200mm max. Place centrally, 500-600mm in from front of space.

Provide yellow lines 80-100mm wide around the edge of the space and 150-200mm wide diagonal lines set 200-300mm apart in the shared space.

Provide 1300mm high and in colour that achieves 30% luminance contrast between bollard and pavement colour.

Fence Elevation
Scale: N.T.S.

Proposed steel mesh or alike construction with maximum height of 2.1 metres Boundary Fence

Proposed 1.8meter high black aluminium picket style front fence where shown on plan

Lighting Legend

- Denotes location of LED energy efficient wall mounted lighting to local authority requirements, suitably baffled, located above external PA doors
- Provide building mounted LED flood lighting to external perimeter of the building
- Denotes location of LED energy efficient wall mounted lighting to local authority requirements, suitably baffled, located above roller doors
- Denotes location of LED energy efficient baffled car park bollard lighting to local authority requirements

Town Planning Legend

- Location of proposed rubbish bins
- Location of area allocated for proposed landscaping. Note refer to landscape design for further details
- Denotes location of existing trees
- Denotes location of existing tree to be removed from site
- Denotes location of LED energy efficient wall mounted lighting to local authority requirements
- Provide building mounted LED flood lighting to external perimeter of the building
- Denotes location of LED energy efficient baffled car park bollard lighting to local authority requirements
- Dotted line denotes outline of translucent roof sheeting above to achieve min. 10% natural light and in accordance with Part3.3 of the NCC
- Denotes all weather sealed plain grey concrete driveway and pavement
- Denotes all weather sealed plain pattern paved concrete path to delineate driveway from pedestrian access way
- Location of area allocated for proposed landscaping. Note refer to landscape design for further details

Note: All levels are taken from A.H.D.
F.F.L. - Finished Floor Level
R.L. - Proposed Reduced Level
Elev. R.L. - Existing Reduced Level
A.H.D. - Australian Height Datum

Area Analysis

Total site area- 1,942.80m²

Proposed Area

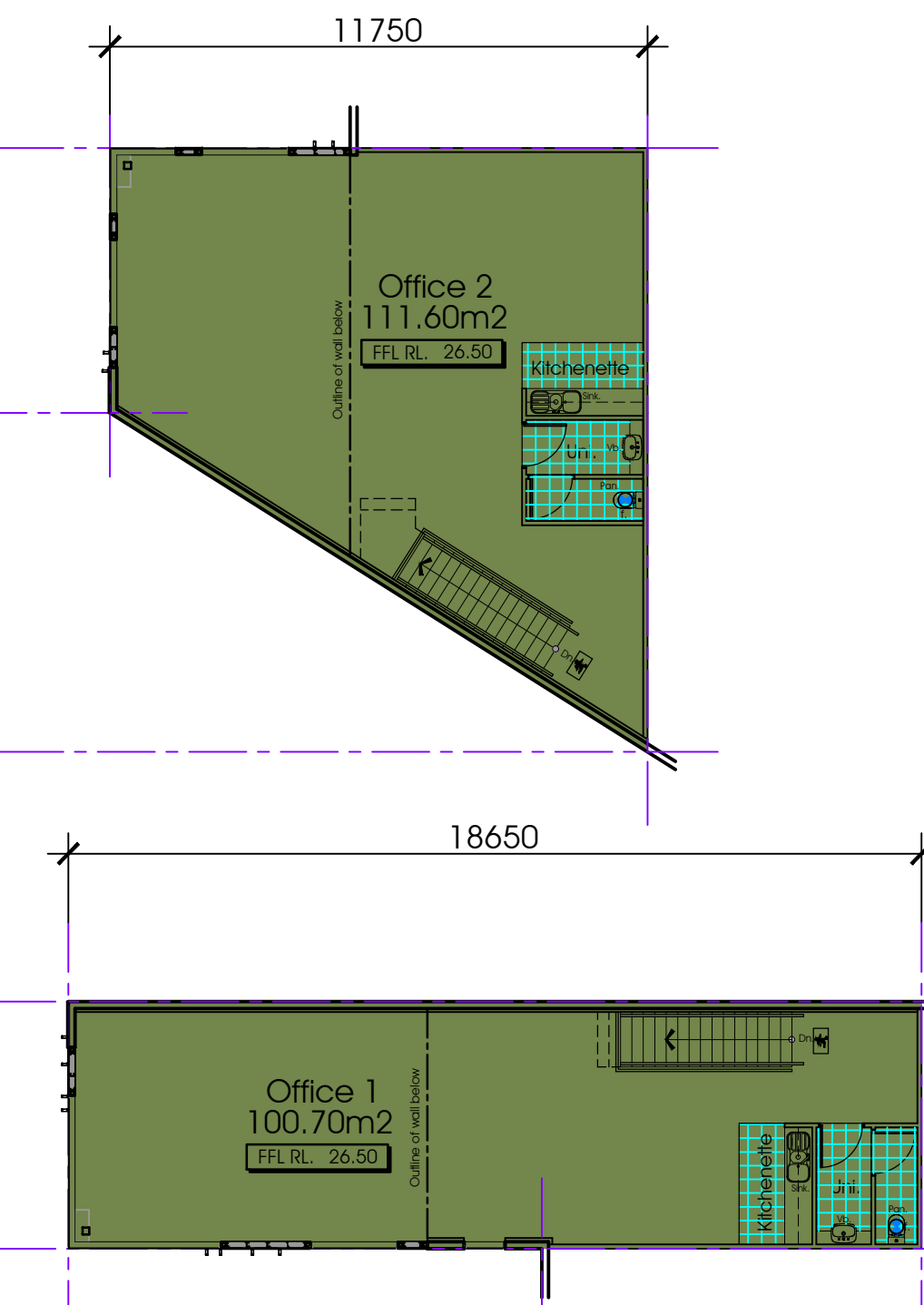
Warehouse Area:	1,038.70 m ²
First Floor Office Area:	212.30 m ²
Overall Building Area-	1,251.00 m ²
Total site coverage -	64.39 %

Car Parking Analysis

Proposed Warehouse 1
WAREHOUSE / OFFICE 1 : 554.90m²
(517.50 m² net - minus loading bays 27.40m² & stair void 10.00m²)
Car Parking Required for Warehouse 1
517.50 x 1.5 (Cars) + 100m² = 7.7 + 2 = 9.7

Proposed Warehouse 2
WAREHOUSE / OFFICE 2 : 696.10m²
(658.70 m² net - minus loading bays 27.40m² & stair void 10.00m²)
Car Parking Required for Warehouse 2
658.70 x 1.5 (Cars) + 100m² = 9.8 + 2 = 11.8

TOTAL CARSPACES REQUIRED	20
TOTAL CARSPACES PROVIDED	20



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Rev.	Date:	Amendments:
A	04.12.2020	TOWN PLANNING SUBMISSION / FIRST ISSUE
B	14.01.2022	TOWN PLANNING RFI AMENDMENTS

Rev.	Date:	Amendments:

Project:
PROPOSED WAREHOUSE & OFFICE DEVELOPMENT

At:
LOT 20 PATCH CIRCUIT, LAVERTON NORTH

Client:
MR. GLENN WILLIAMS

Drawing Name:
SITE DEVELOPMENT PLAN

Job No: TBC

Date: 06.11.2020

Scale: 1:150 @ A1

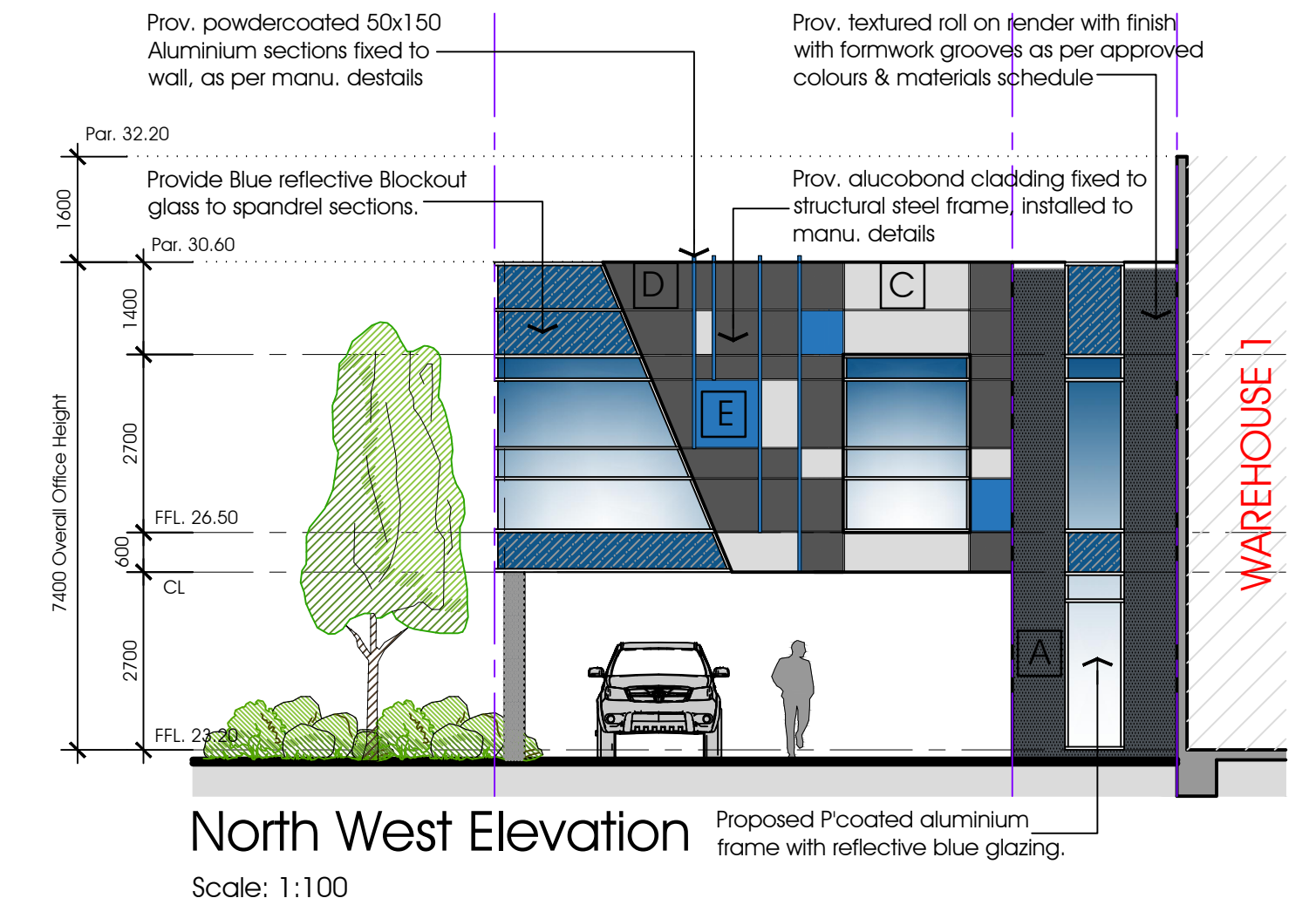
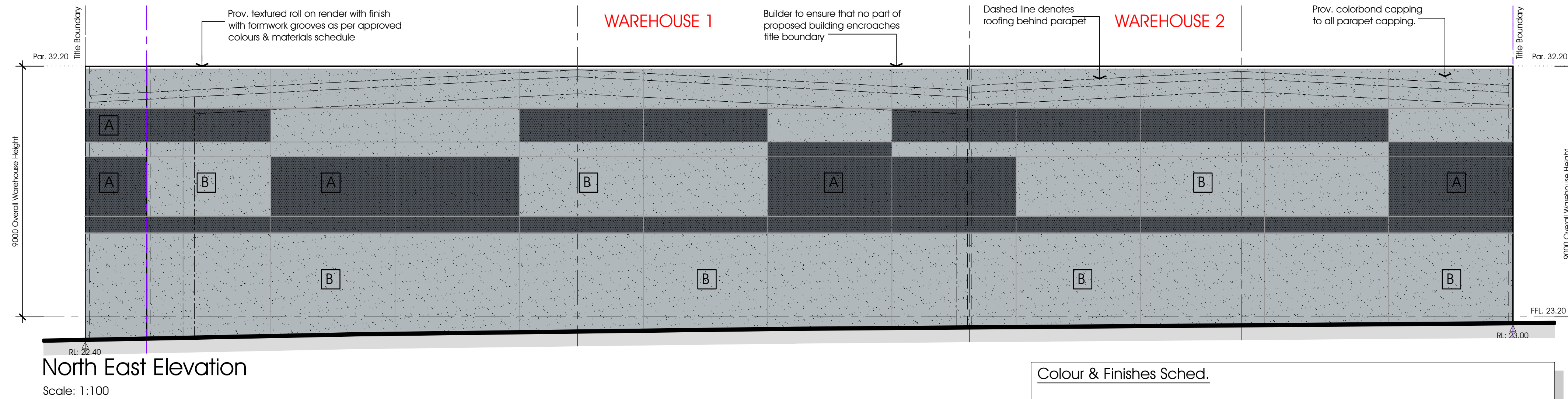
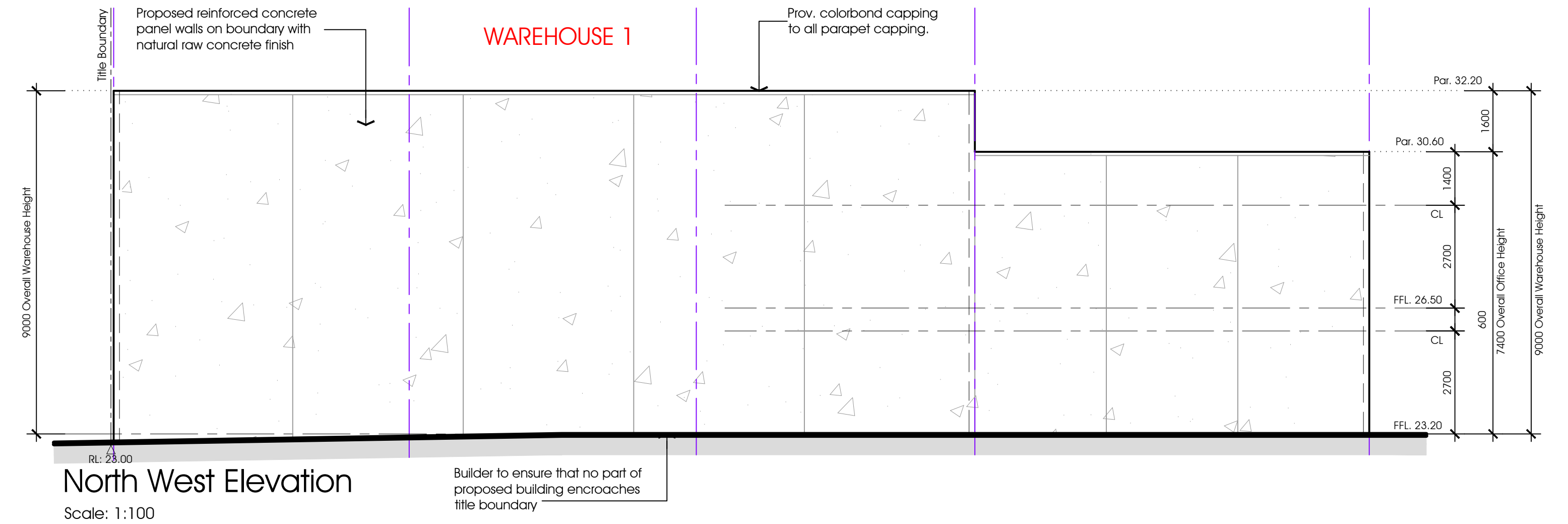
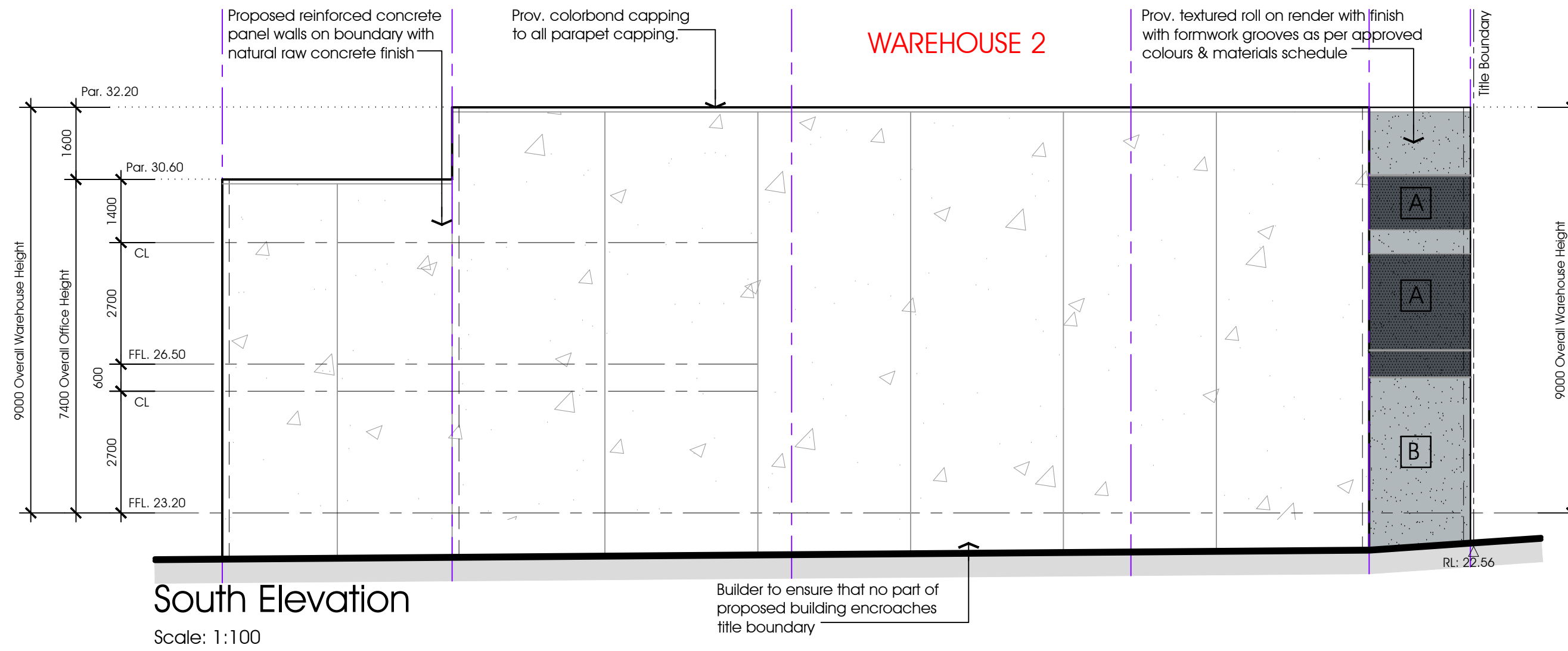
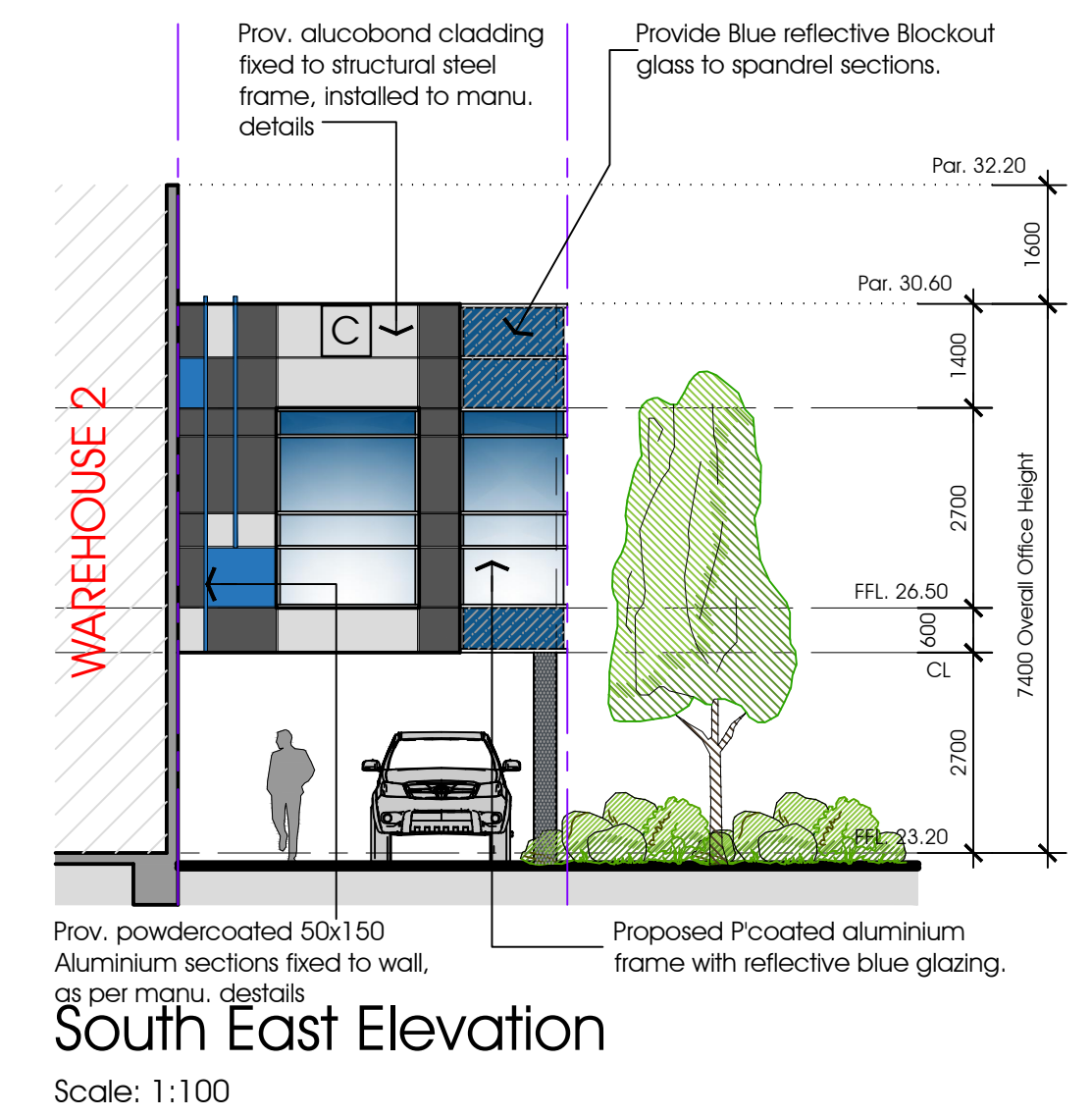
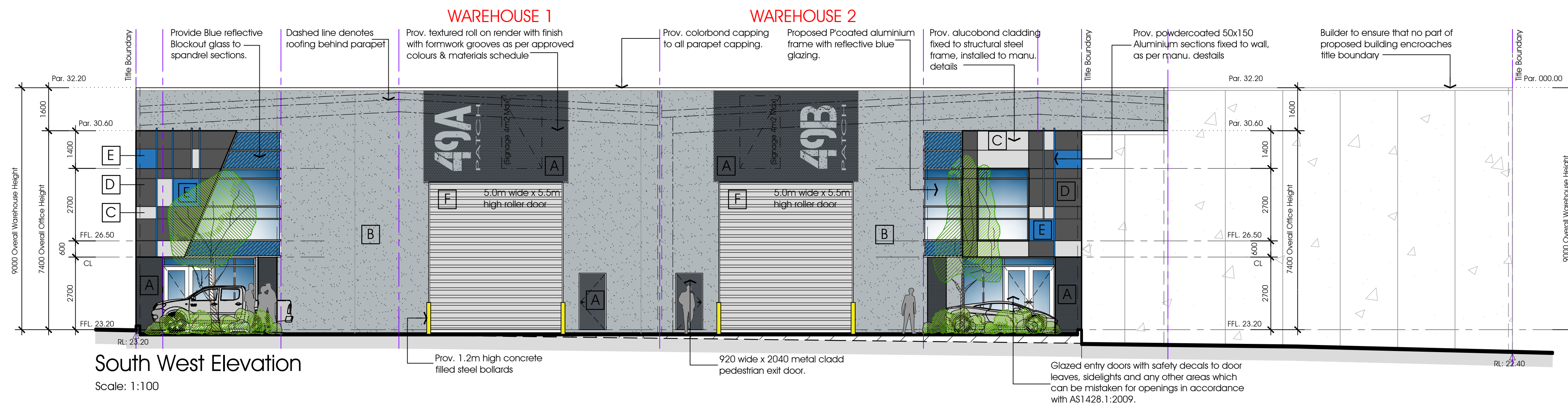
Drawn: A.M

Checked: A.M

Orientation

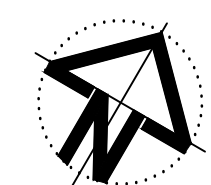
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TP01

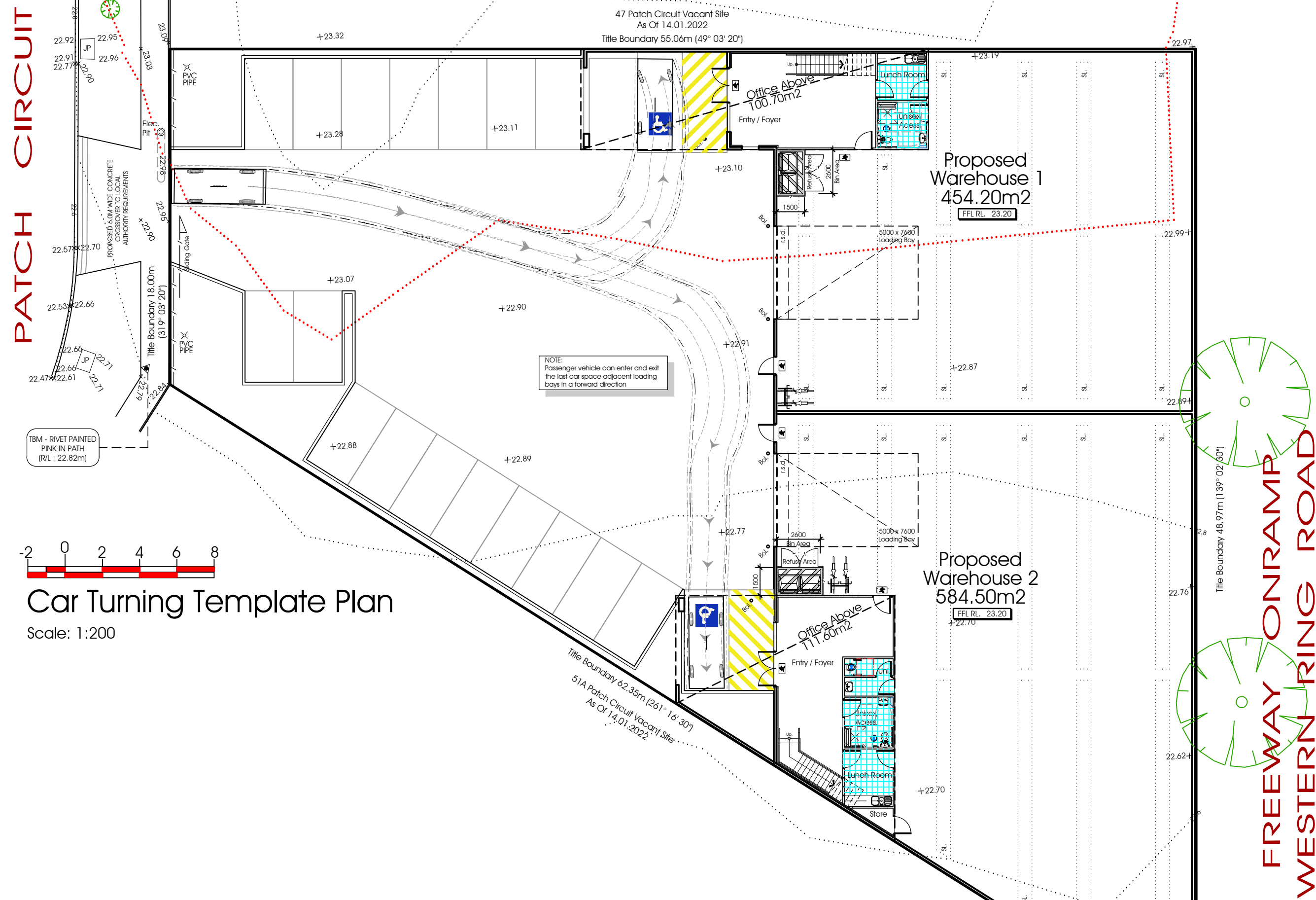
TOWN PLANNING
DRAWINGS ISSUED FOR TOWN PLANNING - 04.12.2020



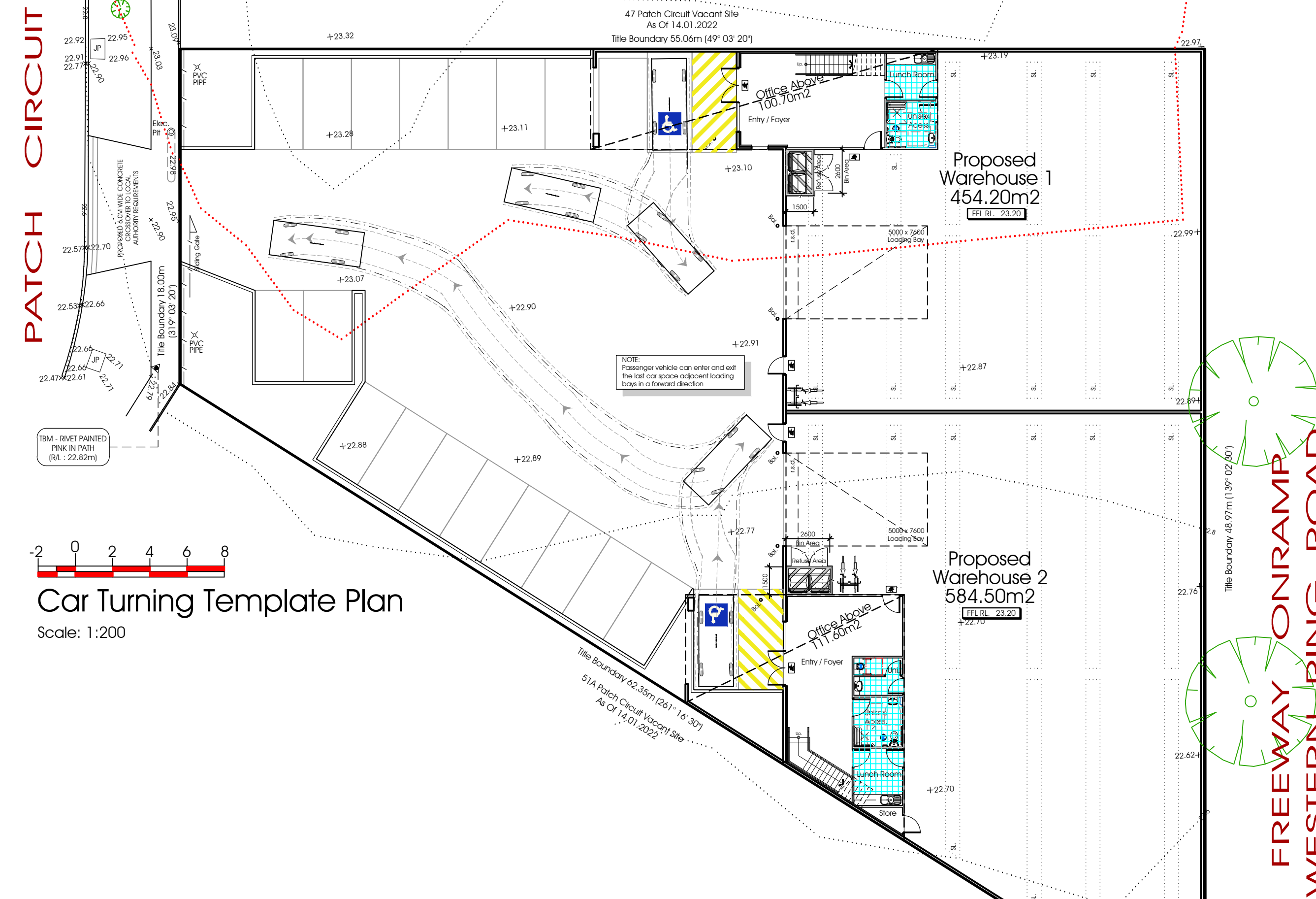
Colour & Finishes Sched.

A	Roll on textured finish- 'DULUX AGELESS GREY' (R:74, G: 80, B: 86, LRV: 11)	D	Alucobond PLUS- 'DARK GREY METALLIC'
B	Roll on textured finish- 'DULUX CAPITAL GREY' (R:177, G: 184, B: 188, LRV: 52)	E	Alucobond PLUS- 'ULTRAMARINE BLUE'
C	Alucobond PLUS - 'BRILLIANT SILVER METALLIC'	F	Colorbond Powdercoate Roller Door / Window frames 'Shale Grey'

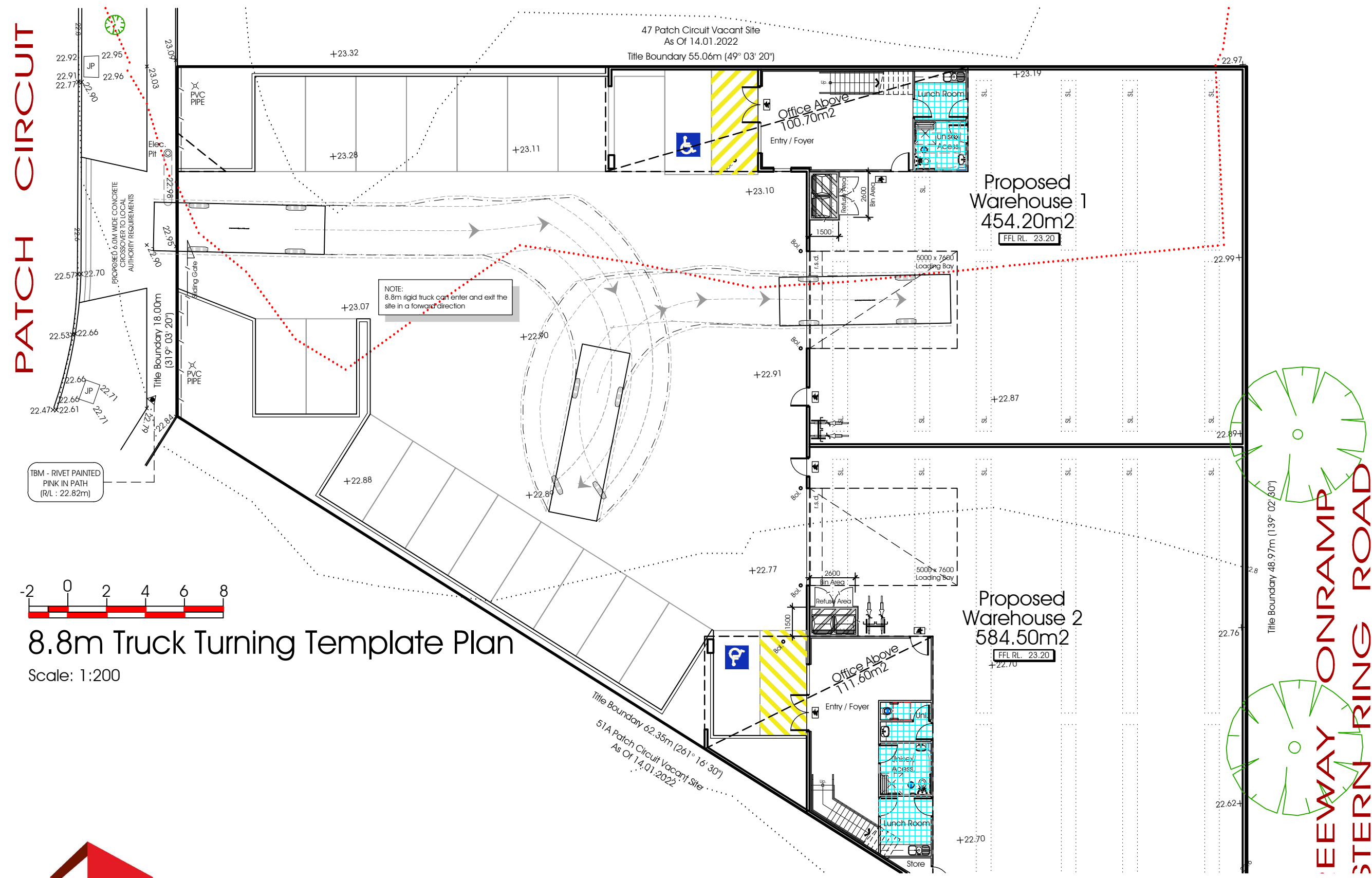




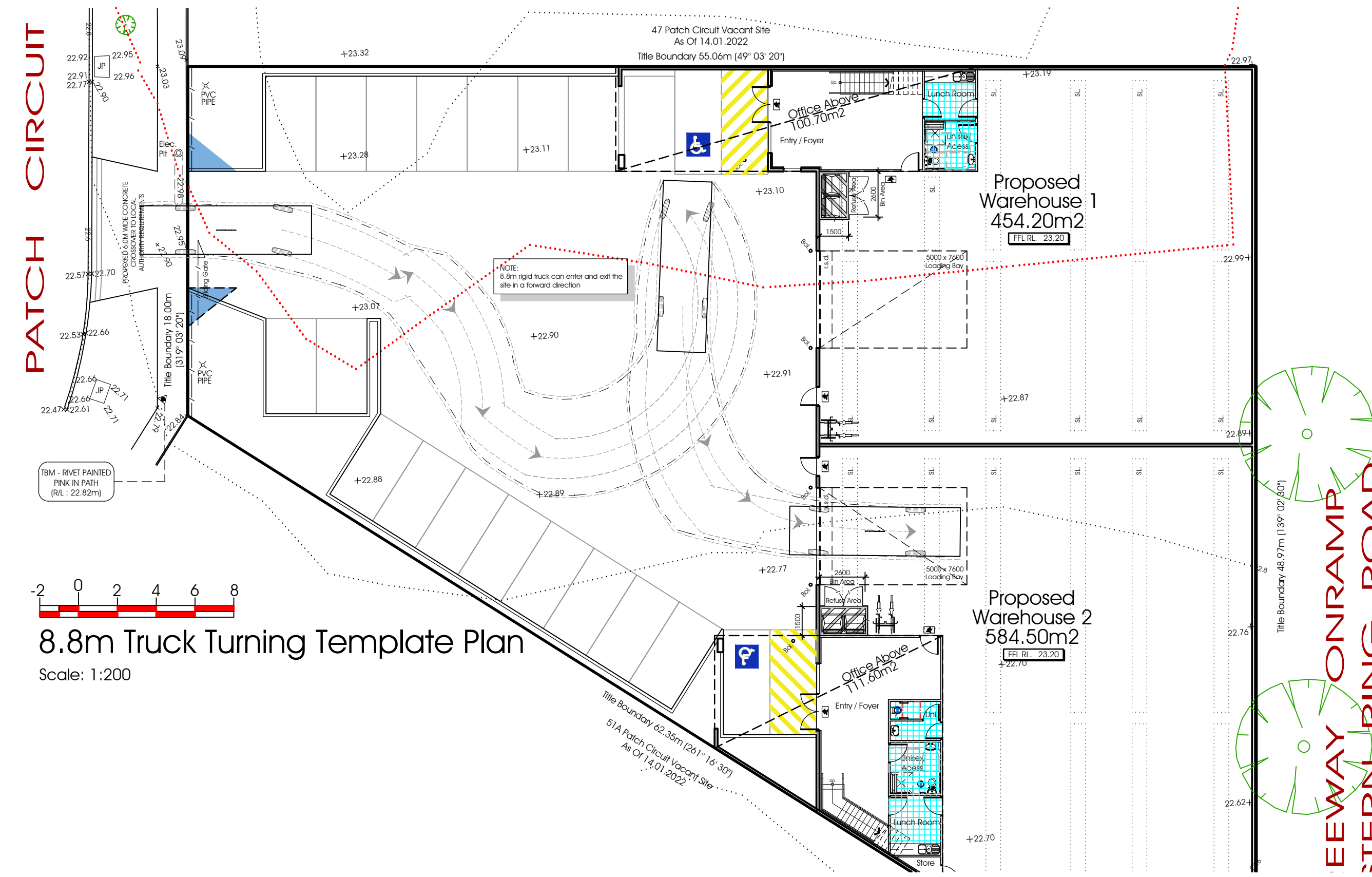
Car Turning Template Plan
Scale: 1:200



Car Turning Template Plan
Scale: 1:200



8.8m Truck Turning Template Plan
Scale: 1:200



8.8m Truck Turning Template Plan
Scale: 1:200