ATTACHMENT B

ARCHITECTURAL DRAWINGS
BUILDING B AND C

106-116 EPSOM ROAD, ZETLAND

Lincon Properties

106-116 Epsom Rd Zetland

ARCHITECTURAL DRAWINGS

Sheet List

Sheet No.	Sheet Name	Revision
BC-0001	Cover Sheet	D
BC-0100	Survey Plan	C
BC-0101	Site Plan	C
BC-0102	Site Analysis Plan	C
BC-0200	Floor Plan - Ground Floor	A
BC-0201	Floor Plan - Level 01	E
BC-0202	Floor Plan - Level 02	D
BC-0203	Floor Plan - Level 03	D
BC-0204	Floor Plan - Level 04	D
BC-0205	Floor Plan - Level 05	E
BC-0206	Floor Plan - Level 06	D
BC-0207	Floor Plan - Level 07	E
BC-0208	Floor Plan - Level 08	E
BC-0209	Roof Plan	E
BC-0211	Floor Plan - Level B1	A
BC-0212	Floor Plan - Level B2	A
BC-0301	North Elevation	C
BC-0302	South Elevation	D
BC-0303	West Elevation	C
BC-0304	Lettice Street Elevation West	D
BC-0305	Lettice Street Elevation East	C
BC-0306	East Elevation	C
BC-0401	Sections 1	D
BC-0402	Sections 2	E
BC-0403	Sections 3	D
BC-0404	Material Finishes	D
BC-0501	Shadow Diagrams	C
BC-0601	Gross Floor Area	D
BC-0701	Cross Ventilation	D
BC-0702	Solar Access	C
BC-0800	DDA Diagrams	B
BC-0901	DDA - Apartments STUDIO 1	B
BC-0902	DDA - Apartments STUDIO 2	B
BC-0903	DDA - Apartments 1B 3	C
BC-0904	DDA - Apartments 1B 4	B
BC-0905	DDA - Apartments 1B 5	C
BC-0906	DDA - Apartments 1B 6	A
BC-0907	DDA - Apartments 2B 7	C
BC-0908	DDA - Apartments 2B 8	B
BC-0909	DDA - Apartments 2B 9	B
BC-0910	DDA - Apartments 2B 10	B
BC-0911	DDA - Apartments 2B 11	C
BC-0912	DDA - Apartments 2B 12	B
BC-0913	DDA - Apartments 3B 13	C

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	05.05.2016
C	For DA Application	12.05.2016
D	For Information	07.07.2016

ATTACHMENT B

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project
106-116 Epsom Rd, Zetland

PRELIMINARY

drawing
Cover Sheet

scale	status	drawing no.
at A1	DA	BC-0001
drawn		
checked	issue	
project no. 140341		D

7/07/2016 11:06:25 AM

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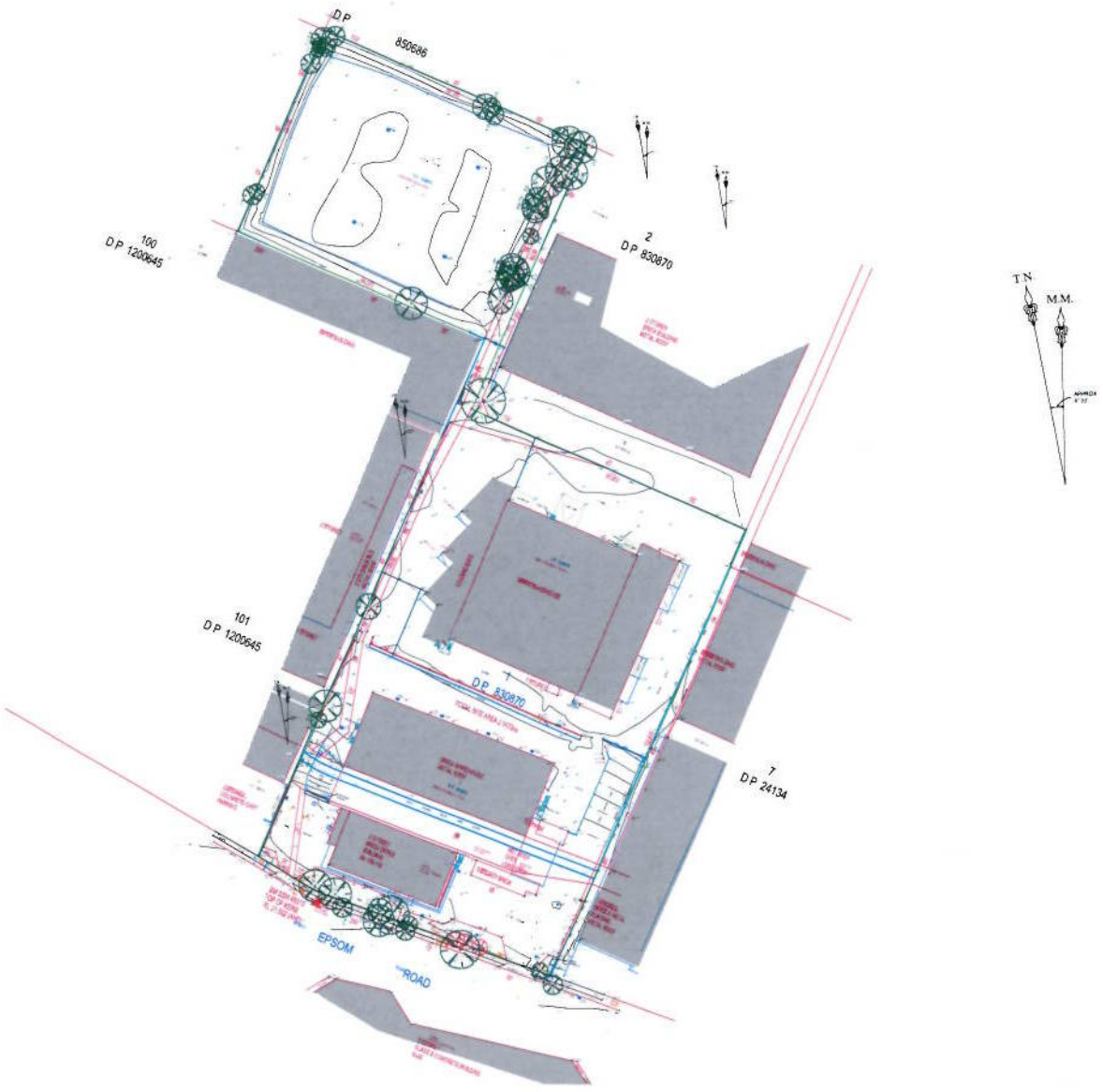
C	For DA Application	12.05.2016



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project
106-116 Epsom Rd, Zetland

drawing
Survey Plan

scale	1 : 750 at A1	status	drawing no
drawn	BC	DA	BC-0100
checked	ID SM	issue	
project no	140341		C

PRELIMINARY

2016-05-12 7:04:37 PM

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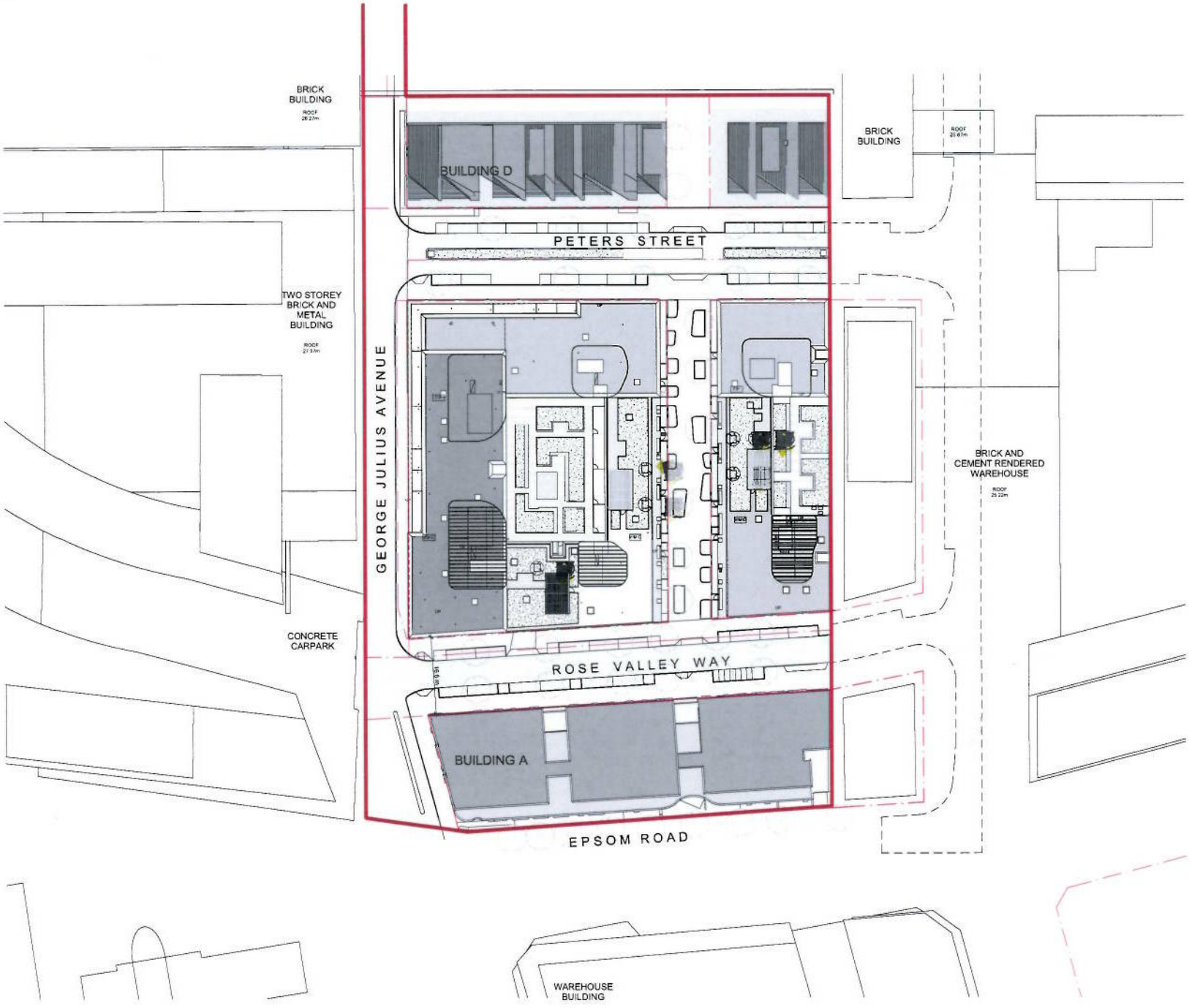

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	08.05.2016
C	For DA Application	12.05.2016

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ABN 53 090 661 461

project: 106-116 Epsom Rd, Zetland

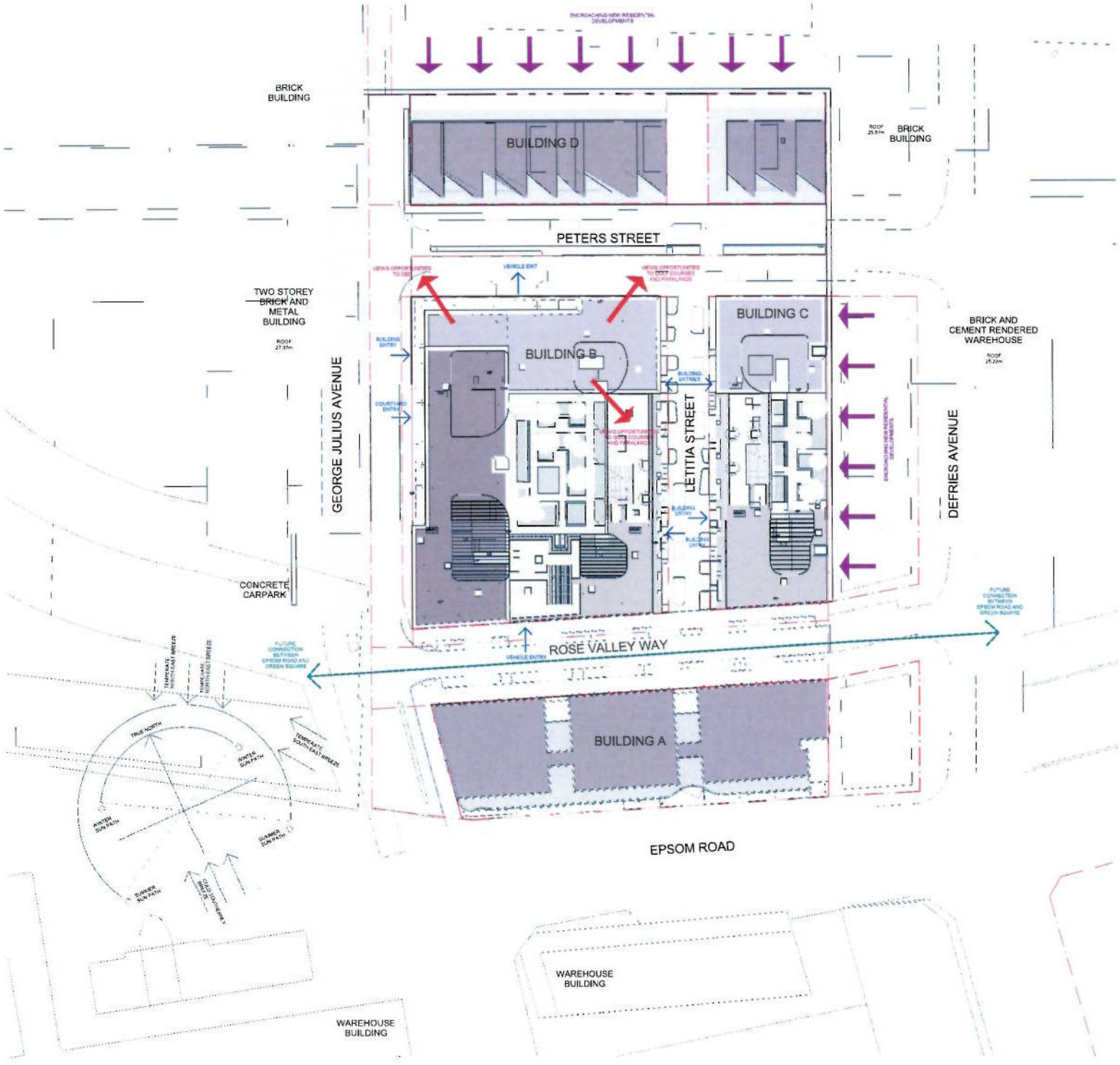
drawing: Site Plan

PRELIMINARY

scale	1 : 400 at A1	status	drawing no
drawn	BC	DA	BC-0101
checked	ID SM	issue	
project no	140341		C

2016-05-12 / 25:06 PM

ATTACHMENT B



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B	For Client Review	06.05.2016
C	For DA Application	12.05.2016

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project
106-116 Epsom Rd, Zetland

drawing
Site Analysis Plan

scale	1 : 400 at A1	status	drawing no.
drawn	BC	DA	BC-0102
checked	ID,SM	issue	
project no.	140341		C

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7/03/2016 9:57:31 AM

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issue	amendment	date
A	DA ISSUE	1.02.2016
B	For Civil Coordination	28.04.2016
C	For Civil Coordination	28.04.2016
D	For Coordination	04.05.2016
E	For Coordination	05.05.2016
F	For Coordination	06.05.2016
G	For Coordination	11.05.2016
H	For DA Application	*2.06.2016
I	DA Amendments	16.09.2016
J	For Information	30.05.2016
K	For Information	01.06.2016
L	For Information	16.06.2016
M	For Information	23.06.2016
N	For Information	08.07.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- BALCONY
- CIRCULATION
- SERVICES
- GARDEN
- PARKING
- FIRE EGRESS

Parking Legend

- STANDARD PARKING BAY RESIDENTIAL
- STANDARD PARKING BAY SERVICE VEHICLES

8 Carparks

42 Storage Cages

73 Bike Racks Class 2 (Building B&C)
*20% of bicycle parking proposed are horizontal spaces.

30 Bike Racks Class 3 (Visitor) On Street

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project
106-116 Epsom Rd, Zetland

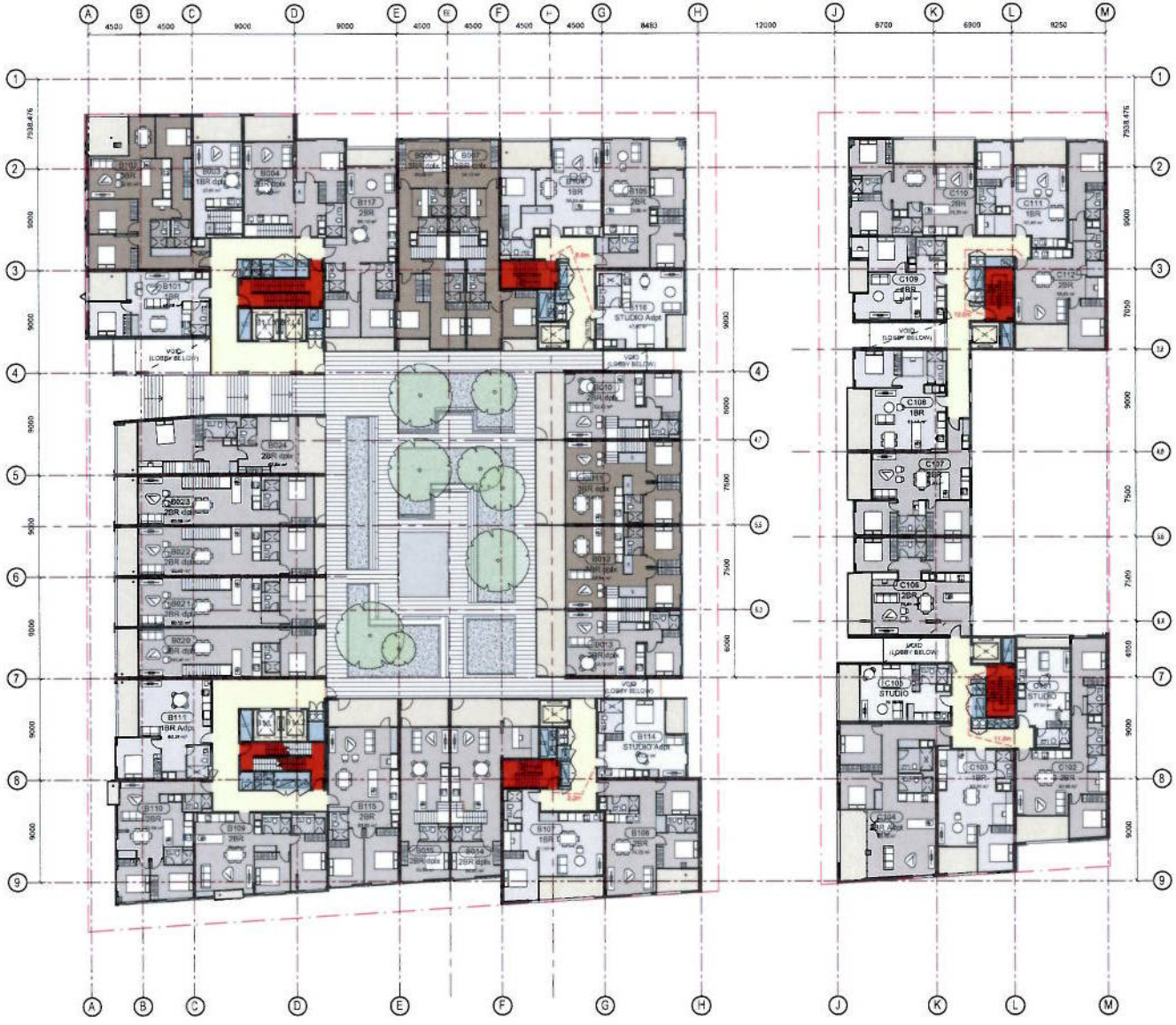
drawing
Buildings B & C
Floor Plan - Ground Floor

scale	1 : 200 at A1	status	drawing no.
drawn	JA,TI,SE,KW	DA	BC-0200
checked	JA,RP	issue	
project no	140341		N

PRELIMINARY

5/07/2016 5:22:33 PM

ATTACHMENT B



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issue	amendment	date
A	DA ISSUE	13.02.2016
B	For Coordination	04.05.2016
C	For Coordination	13.05.2016
D	For DA Application	12.05.2016
E	DA Amendments	16.08.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- BALCONY
- CIRCULATION
- SERVICES
- FIRE EGRESS

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project
106-116 Epsom Rd, Zetland

drawing
Floor Plan - Level 01

scale	1 : 200 @ A1	status	drawing no
drawn	SM KW PS JA TT SE	DA	BC-0201
checked	ID SM	issue	
project no	140341		E

PRELIMINARY

15/08/2016 3:42:07 PM

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	06.03.2016
C	For DA Application	12.05.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- BALCONY
- CIRCULATION
- SERVICES
- FIRE EGRESS

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ABN 59 990 651 461

project
106-116 Epsom Rd, Zetland

drawing
Floor Plan - Level 02

scale	1 : 200 at A1	status	drawing no
drawn	SM.KW.PS.JA.TT.SE	DA	BC-0202
checked	ID SM	issue	
project no	140341		C

PRELIMINARY

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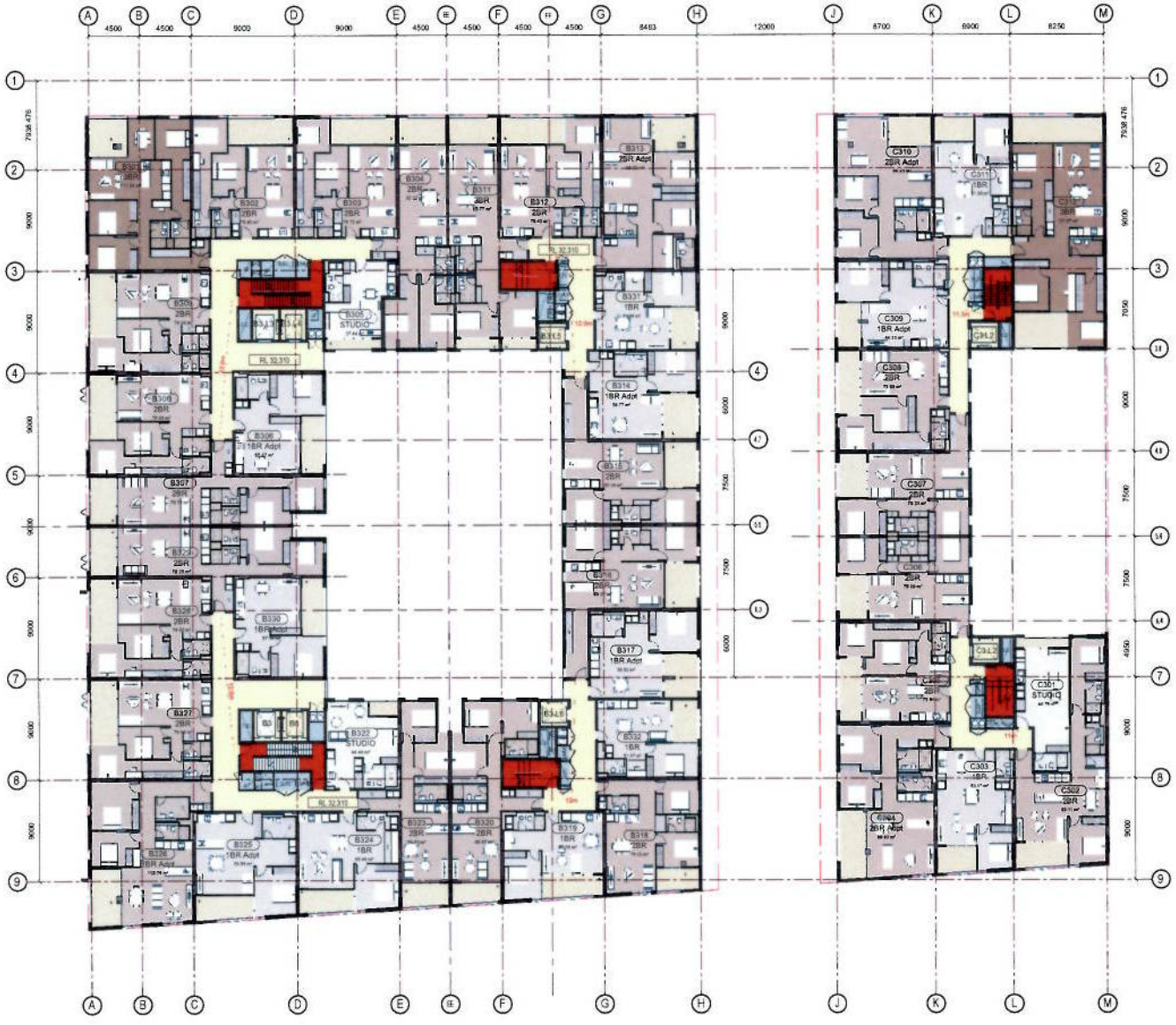

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A	DA ISSUE	19.02.2016
B	For Coordination	26.05.2016
C	For DA Application	12.09.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- BALCONY
- CIRCULATION
- SERVICES
- FIRE EGRESS

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project
106-116 Epsom Rd, Zetland

drawing
Floor Plan - Level 03

scale	1 : 200 at A1	status	drawing no
drawn	SM.KW.PS.JA.TT.SE	DA	BC-0203
checked	ID SM	issue	
project no	140341		C

PRELIMINARY

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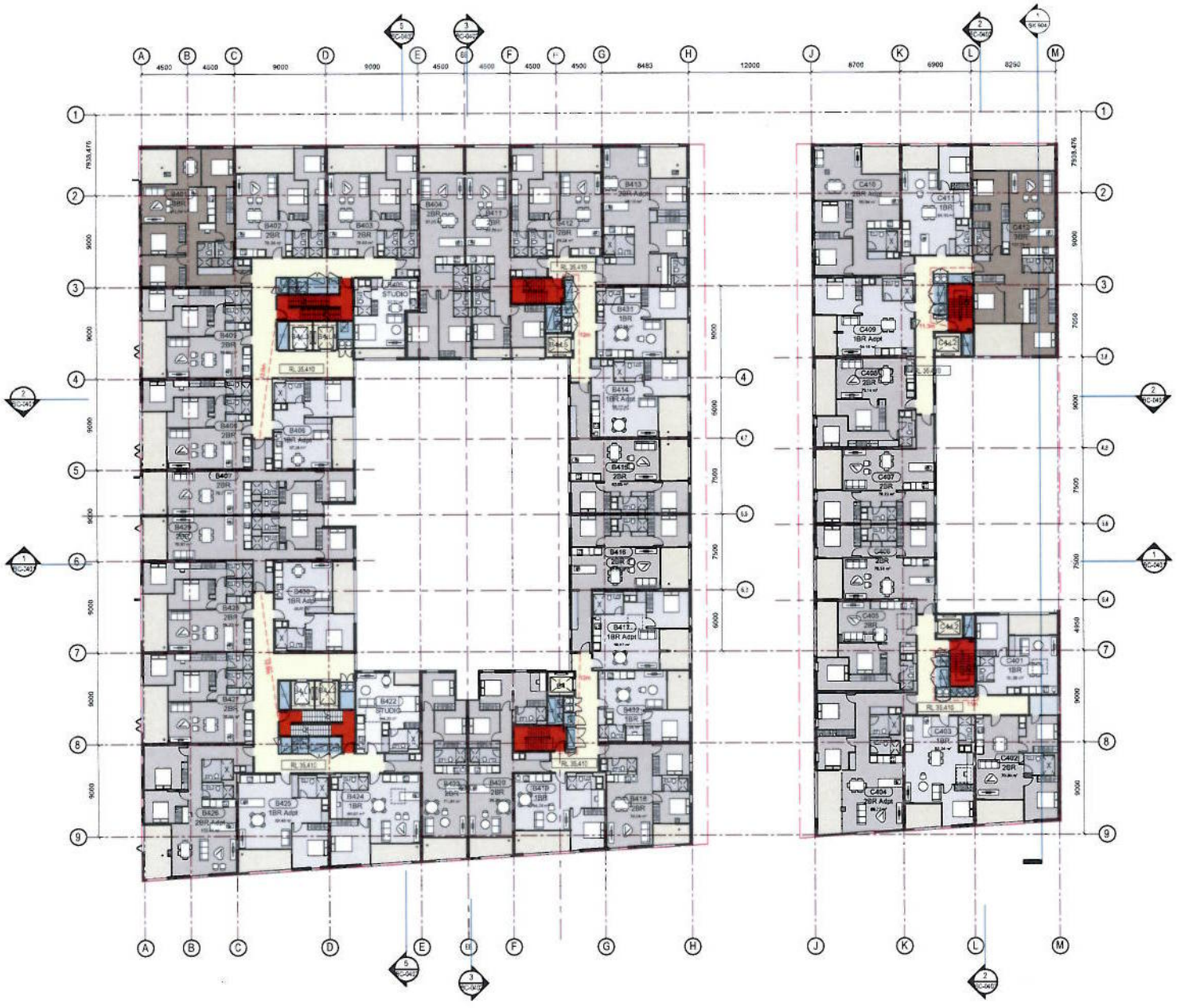

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issue	amendment	date
A	DR ISSUE	19.02.2016
B	For Coordination	26.05.2016
C	For DA Application	13.06.2016
D	For Information	6.06.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- BALCONY
- CIRCULATION
- SERVICES
- GARDEN
- FIRE EGRESS

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project
106-116 Epsom Rd, Zetland

drawing
Floor Plan - Level 04

PRELIMINARY

scale	1 : 200 at A1	status	drawing no.
drawn	SM KW PS JA TT SE	DA	BC-0204
checked	ID SM	issue	
project no.	140341		D

16.06.2016 2:42:44 PM

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Do not scale drawings. Verify all dimensions on site

issue	amendment	date
A	DA ISSUE	16.02.2016
B	For Coordination	04.03.2016
C	For Coordination	04.05.2016
D	For DA Application	13.05.2016
E	For Information	16.06.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- BALCONY
- CIRCULATION
- SERVICES
- FIRE EGRESS

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project
106-116 Epsom Rd, Zetland

drawing
Floor Plan - Level 05

scale	1 : 200 at A1	status	drawing no.
drawn	SM.KW.BC.MG.MS	DA	BC-0205
checked	ID.SM	issue	
project no	140341		E

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issue	amendment	date
A	DA ISSUE	10.02.2016
B	For Coordination	06.05.2016
C	For DA Application	12.05.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
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project
106-116 Epsom Rd, Zetland

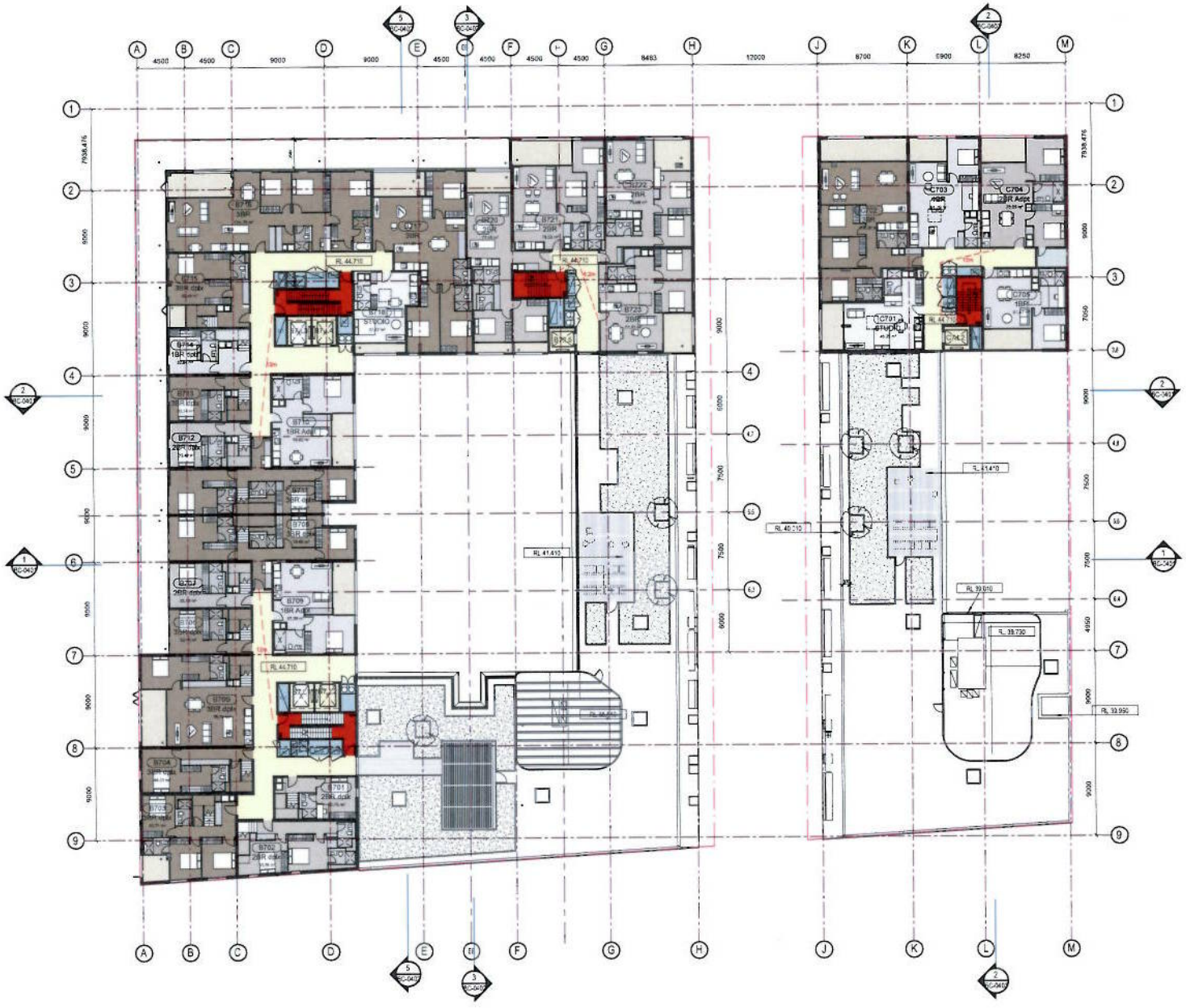
drawing
Floor Plan - Level 06

scale	1: 200 at A1	status	drawing no
drawn	SM KW BC MG MS	DA	BC-0206
checked	ID SM	issue	
project no	140341		C

PRELIMINARY

2015-05-12 9:04:00 PM

ATTACHMENT B



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A	DA ISSUE	19.02.2016
B	For Coordination	26.05.2016
C	For DA Application	10.06.2016
D	DA Amendments	13.06.2016
E	For Information	16.06.2016

Legend

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- BALCONY
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- GARDEN
- FIRE EGRESS

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project
106-116 Epsom Rd, Zetland

drawing
Floor Plan - Level 07

PRELIMINARY

scale	1 : 200 at A1	status	drawing no
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project no	140341		E

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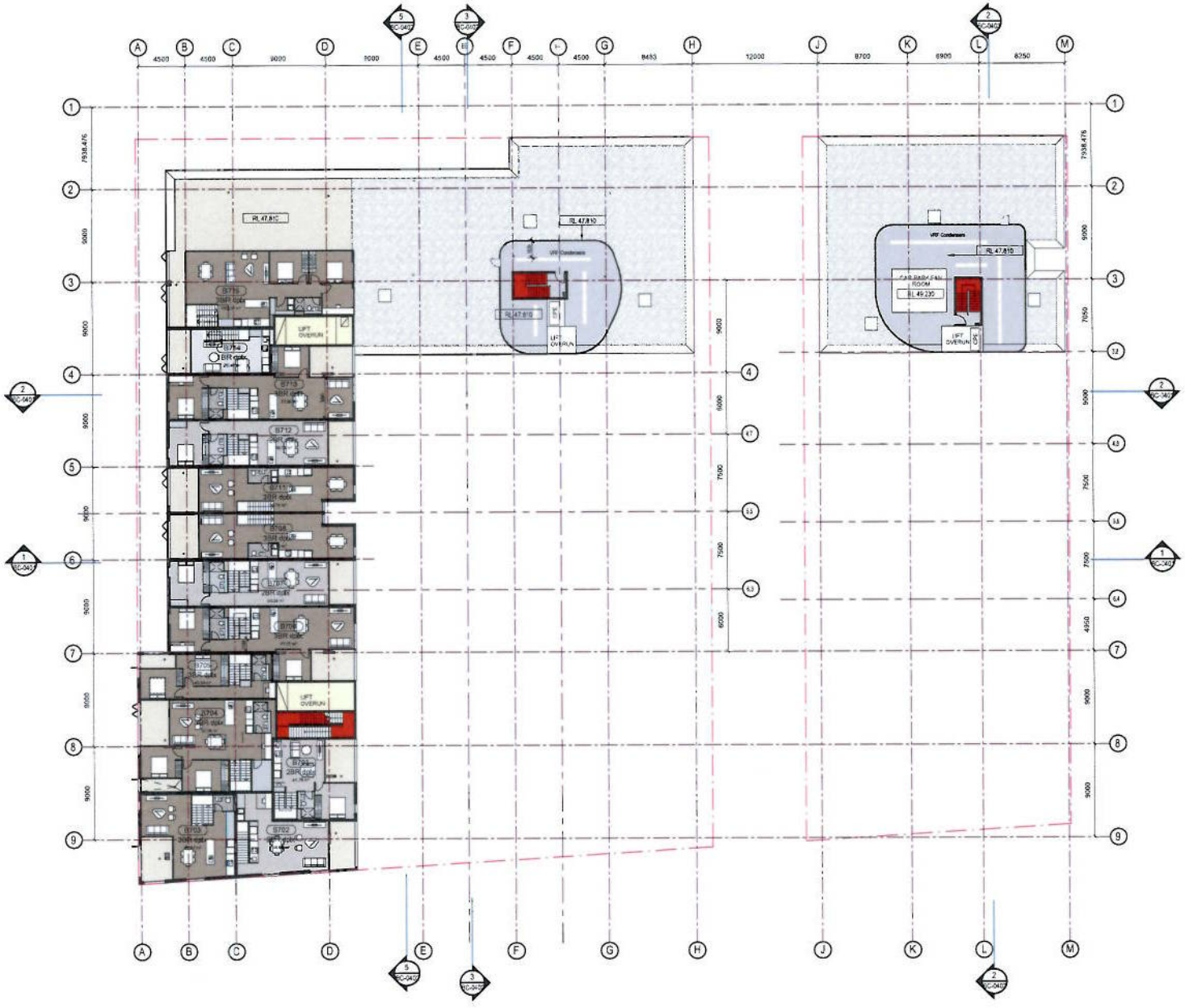

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Issue	amendment	date
A	DA ISSUE	18.02.2016
B	For Coordination	26.05.2016
C	For DA Application	2.06.2016
D	DA Amendments	14.09.2016
E	For Information	15.09.2016

Legend

- 1 BEDROOM
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project
106-116 Epsom Rd, Zetland

drawing
Floor Plan - Level 08

scale	1 : 200 at A1	status	drawing no.
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project no	140341		E

PRELIMINARY

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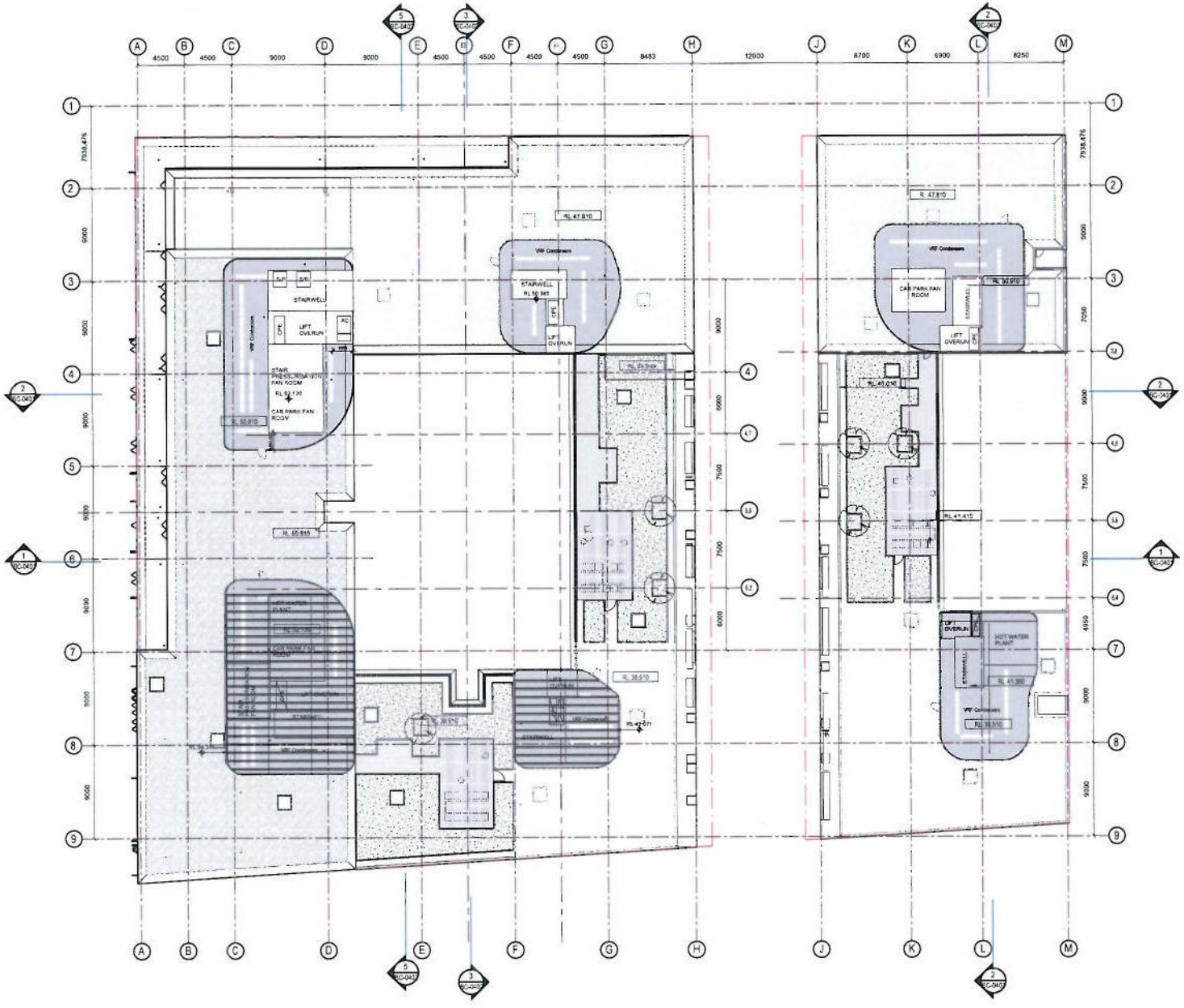

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issue	amendment	date
A	DA ISSUE	13.02.2015
B	For Coordination	24.08.2015
C	For Coordination	26.09.2015
D	For DA Application	12.05.2016
E	For Information	16.06.2016

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project
106-116 Epsom Rd, Zetland

drawing
Roof Plan

scale	1 : 200 at A1	status	drawing no
drawn	SM.KW.BC.MG.MS	DA	BC-0209
checked	ID.SM	issue	
project no	140341		E

PRELIMINARY

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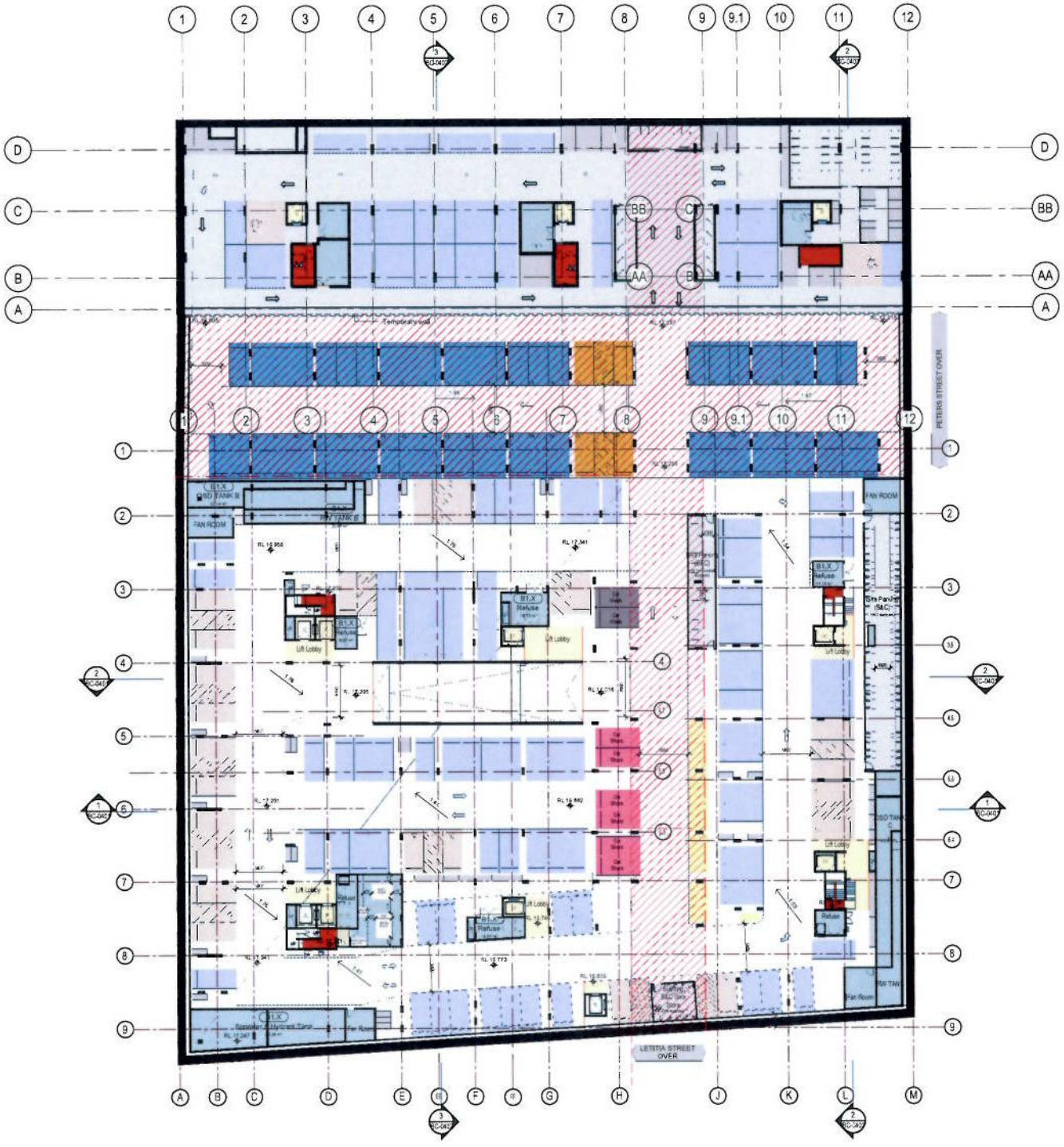

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A	DA ISSUE	19.02.2016
B	For Coordination	08.04.2016
C	For Coordination	13.04.2016
D	For Civil Coordination	20.04.2016
E	For Civil Coordination	26.04.2016
F	For Coordination	03.05.2016
G	For Coordination	04.05.2016
H	For Coordination	05.05.2016
I	For Coordination	06.05.2016
J	For Coordination	11.05.2016
K	For DA Application	12.05.2016
L	Basement Sales	20.05.2016
M	For Information	17.06.2016
N	For Information	23.06.2016
O	For Information	23.06.2016
P	For Information	24.06.2016
Q	For Information	05.07.2016
R	For Information	07.07.2016

Legend

- BALCONY
- CIRCULATION
- SERVICES
- PARKING
- FIRE EGRESS

Parking Legend

- STANDARD PARKING BAY RESIDENTIAL
- STANDARD PARKING BAY VISITOR
- STANDARD PARKING BAY RETAIL
- ADAPTABLE PARKING BAY RESIDENTIAL
- ACCESSIBLE PARKING BAY VISITOR
- SERVICE VEHICLE
- CAR WASH
- CAR SHARE
- MOTORCYCLE PARKING BAY

152 Carparks (excluding basement D)

39 Storage Cages (excluding basement D)

185 Bike Racks Class 2 (Building B&C)
*20% of bicycle parking proposed are horizontal spaces.

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project: 106-116 Epsom Rd, Zetland

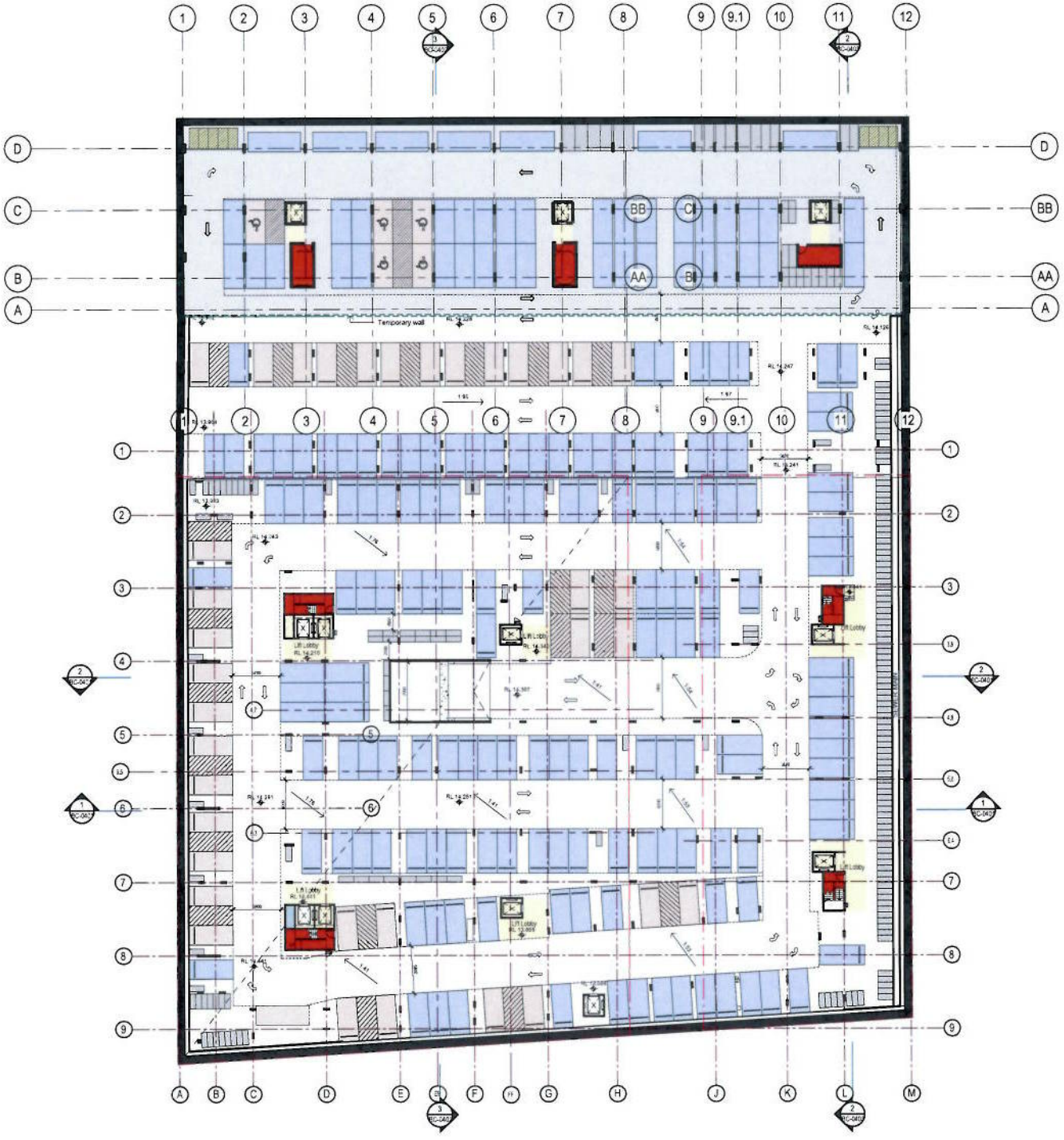
drawing: Floor Plan - Level B1

scale	As indicated at A1	status	drawing no
drawn	SM.KW.BC.MG.MS	DA	BC-0211
checked	ID.SM	issue	
project no	140341		R

PRELIMINARY

7/07/2016 10:34:11 AM

ATTACHMENT B



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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	08.04.2016
C	For Coordination	13.04.2016
D	For Coordination	03.05.2016
E	For Coordination	06.05.2016
F	For Coordination	11.05.2016
G	For JA Application	12.05.2016
H	Basement Slabs	25.05.2016
I	For Information	30.05.2016
J	For Information	20.06.2016
K	For Information	23.06.2016
L	For Information	24.06.2016
M	For Information	05.07.2016

Legend

- CIRCULATION
- SERVICES
- PARKING
- FIRE EGRESS

Parking Legend

- STANDARD PARKING BAY RESIDENTIAL
- ADAPTABLE PARKING BAY RESIDENTIAL

192 carparks (excluding basement D)

180 storage cages (excluding basement D)

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project: 106-116 Epsom Rd, Zetland

drawing: Floor Plan - Level B2

scale	As indicated at A1	status	DA
drawn	JA,TT,SE,KW	drawing no.	BC-0212
checked	JA,RP	issue	M
project no	140341		

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5/07/2016 5:22:41 PM

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	05.05.2016
C	For DA Application	12.05.2016

1 Proposed Elevation - North

SCALE 1 : 200

Elevation and Section Legend

BAL01	Balustrade (Anodized Gold)
BR01	Brick (Boeral Blue)
BR02	Brick (Gertrude Brown)
CL01	Aluminum Cladding (Monument)
CL02	Aluminum Cladding (Copper)
D01	Door (Timber)
D02	Door (Anodized Metal)
D03	Roller Shutter Door
GL01	Glass Balustrade Panels
GL02	White Spandrel Glass
W01	Window (Anodized Metal)

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project
106-116 Epsom Rd, Zetland

drawing
North Elevation

scale	1 : 200 at A1	status	drawing no.
drawn	MG SM MS KW	DA	BC-0301
checked	ID SM	issue	
project no.	140341		C

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2016-05-12 8:08:32 PM

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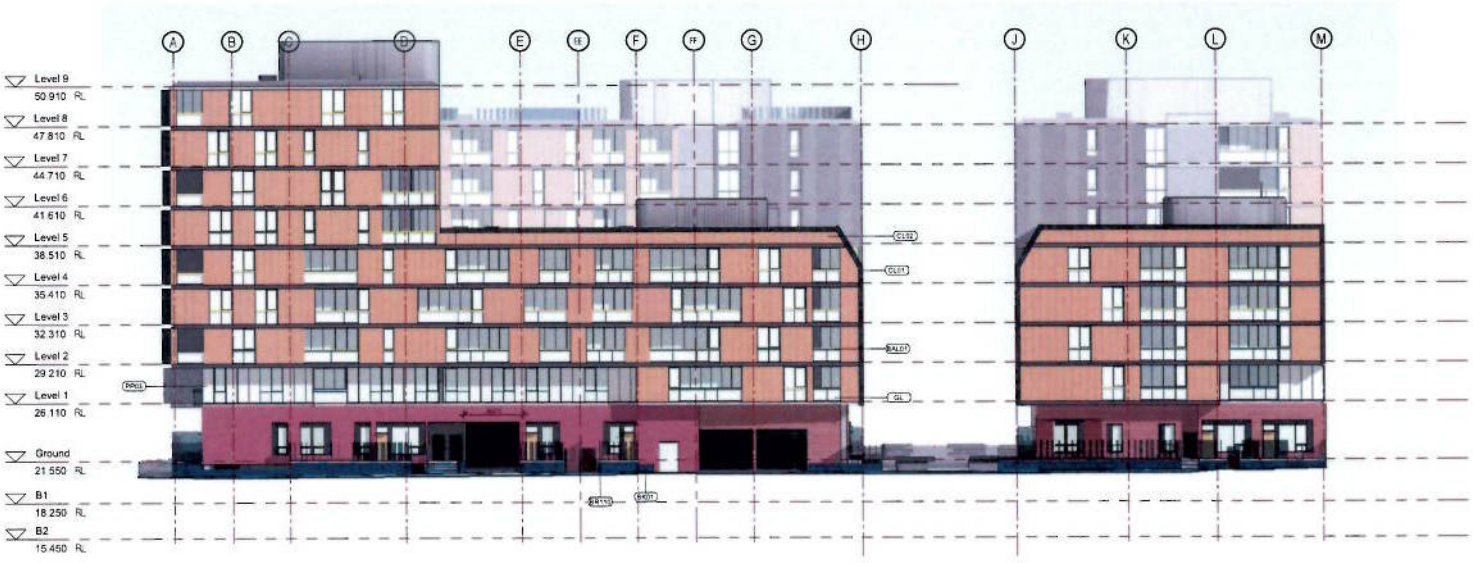
A	DA ISSUE	19.02.2016
B	For Coordination	06.05.2016
C	For DA Application	12.09.2016



Elevation and Section Legend

BAL01	Balustrade (Anodized Gold)
BK01	Brick (Boeral Blue)
BK02	Brick (Gertrude Brown)
CL01	Aluminium Cladding (Monument)
CL02	Aluminium Cladding (Copper)
DO1	Door (Timber)
DO2	Door (Anodized Metal)
DO3	Roller Shutter Door
GL01	Glass Balustrade Panels
GL02	White Spandrel Glass
WD1	Window (Anodized Metal)

2 / A0413 Proposed Elevation - South (Parallel)

SCALE 1 : 200

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project
106-116 Epsom Rd, Zetland

drawing
South Elevation

scale	1 : 200 at A1	status	drawing no
drawn	MG SM MS KW	DA	BC-0302
checked	ID SM	issue	
project no	140341		C

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A	DA ISSUE	19.02.2016
B	For Coordination	06.05.2016
C	For DA Application	12.05.2016

1 Proposed Elevation - West

SCALE 1 : 200

Elevation and Section Legend

BALD1	Balustrade (Anodized Gold)
BALD2	Balustrade (Anodized Metal)
BK01	Brick (Boeral Blue)
BK02	Brick (Gertrude Brown)
CL01	Aluminium Cladding (Monument)
D01	Door (Timber)
D02	Door (Anodized Metal)
D03	Roller Shutter Door
GL01	Glass Balustrade Panels
GL02	White Soundrel Glass
PP01	Perforated Operable Sunshade Panels (Monument)
PP03	Perforated Operable Sunshade Panels (White)
WS1	Window (Anodized Metal)

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project
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drawing
West Elevation

scale	1 : 200 at A1	status	drawing no.
drawn	MG SM MS KW	DA	BC-0303
checked	ID SM	issue	
project no.	140341		C

2016-05-12 8:15:36 PM

PRELIMINARY

ATTACHMENT B

1 A0412 Proposed Elevation - Letitia St C-West

SCALE 1 : 200

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	04.05.2016
C	For DA Application	12.05.2016

Elevation and Section Legend

SAL02	Balustrade (Anodized Metal)
BR01	Brick (Bowral Blue)
BR02	Brick (Gertrude Brown)
CL01	Aluminium Cladding (Monumart)
DO1	Door (Timber)
GL01	Glass Balustrade Panels
GL02	White Spandrel Glass
W01	Window (Anodized Metal)

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project
106-116 Epsom Rd, Zetland

PRELIMINARY

drawing
Letitia Street Elevation West

scale	1 : 200 at A1	status	drawing no
drawn	MG.SM.MS.KW	DA	BC-0304
checked	ID.SM	issue	
project no	140341		C

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Issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	04.05.2016
C	For DA Application	12.05.2016

1 / B-3C Proposed Elevation - Letitia St B-East

SCALE 1 : 200

Elevation and Section Legend

SK01	Brick (Sovereil Blue)
SK02	Brick (Gertrude Green)
CU01	Aluminium Cladding (Monument)
DO1	Door (Timber)
GL01	Glass Balustrade Panels
GL02	White Spandrel Glass
WA1	Window (Anodised Metal)

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project
106-116 Epsom Rd, Zetland

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drawing
Letitia Street Elevation East

scale	1 : 200 at A1	status	drawing no
drawn	MG SM MS,KW	DA	BC-0305
checked	ID,SM	issue	
project no	140341		C

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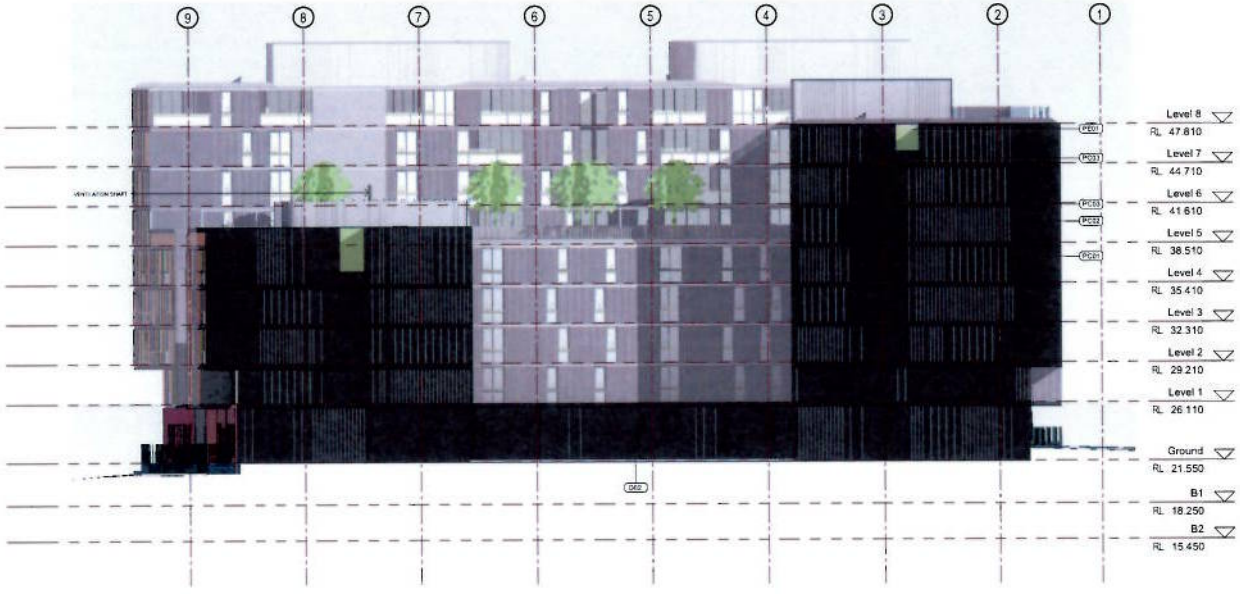

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	06.05.2016
C	For DA Application	12.05.2016

Elevation and Section Legend

ALU1	Balustrade (Anodized Gold)
CLD1	Aluminium Cladding (Monument)
D02	Door (Anodized Metal)
GLB1	Glass Balustrade Panels
PCS1	Precast Panel

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project
106-116 Epsom Rd, Zetland

drawing
East Elevation

PRELIMINARY

scale	1 : 200 at A1	status	drawing no
drawn	MG SM MS KW		BC-0306
checked	ID SM	issue	
project no	140341		C

2016-05-12 8:26:38 PM

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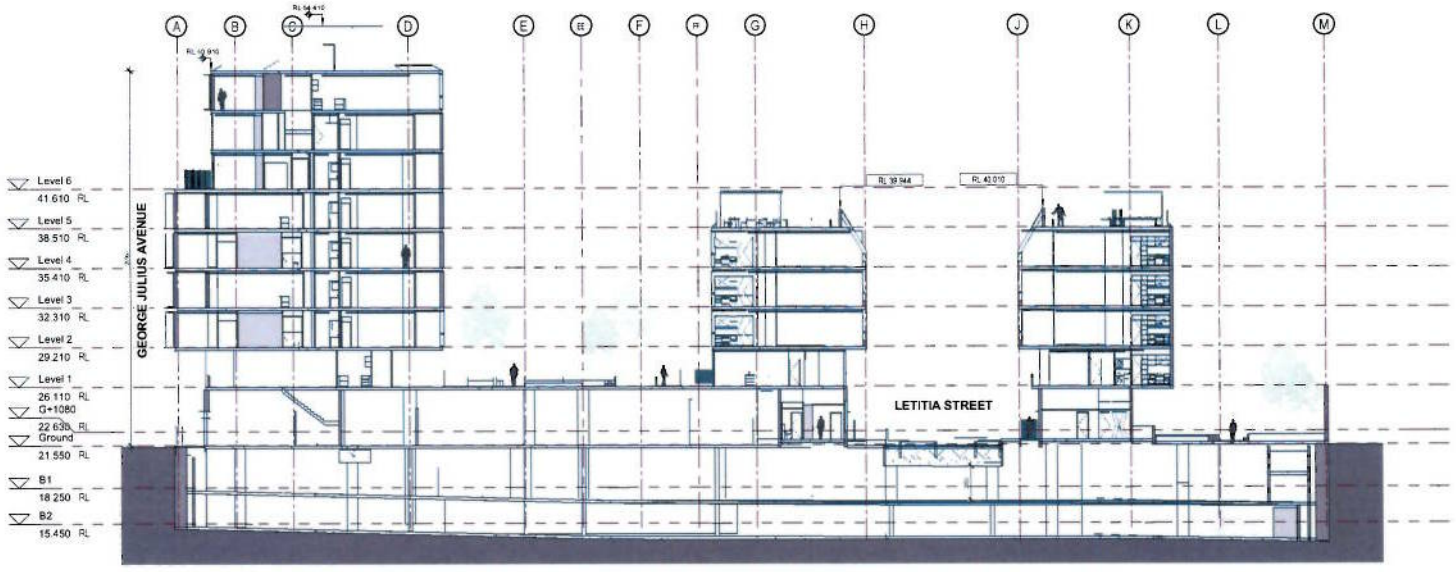
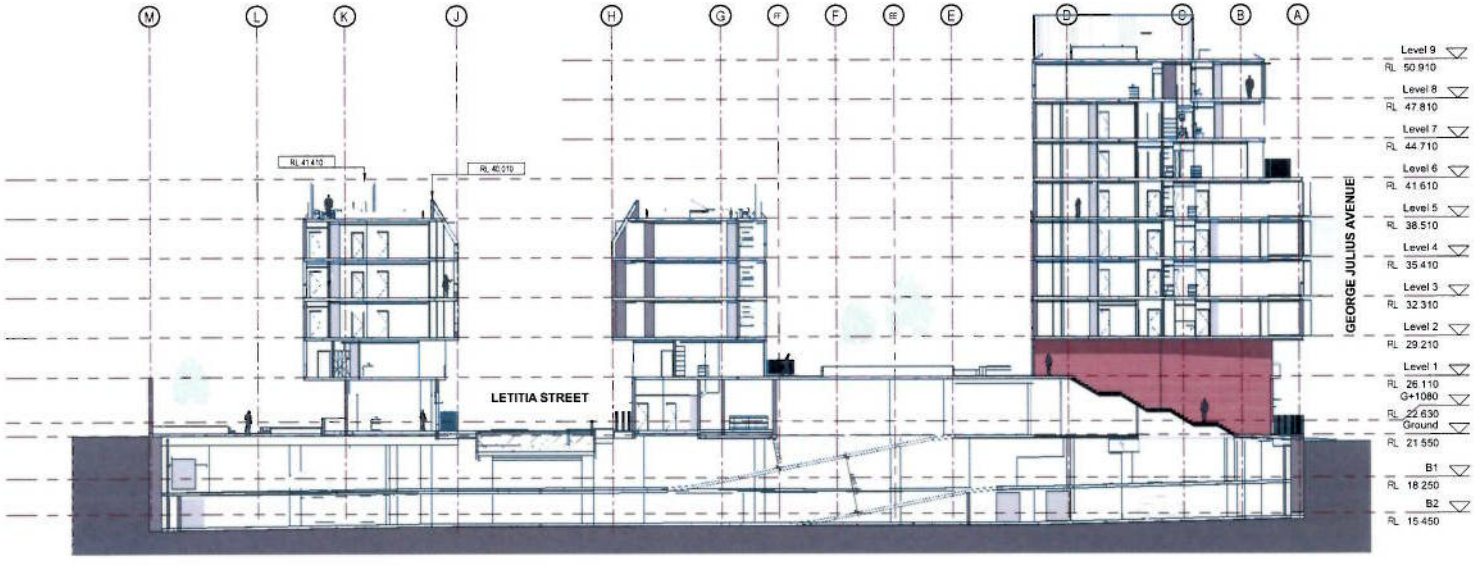


1 EX-A0210 Section 01

SCALE 1 : 200



2 EX-A0210 Section 02

SCALE 1 : 200

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	06.04.2016
C	For DA Application	12.05.2016

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project: 106-116 Epsom Rd, Zetland

drawing: Sections 1

PRELIMINARY

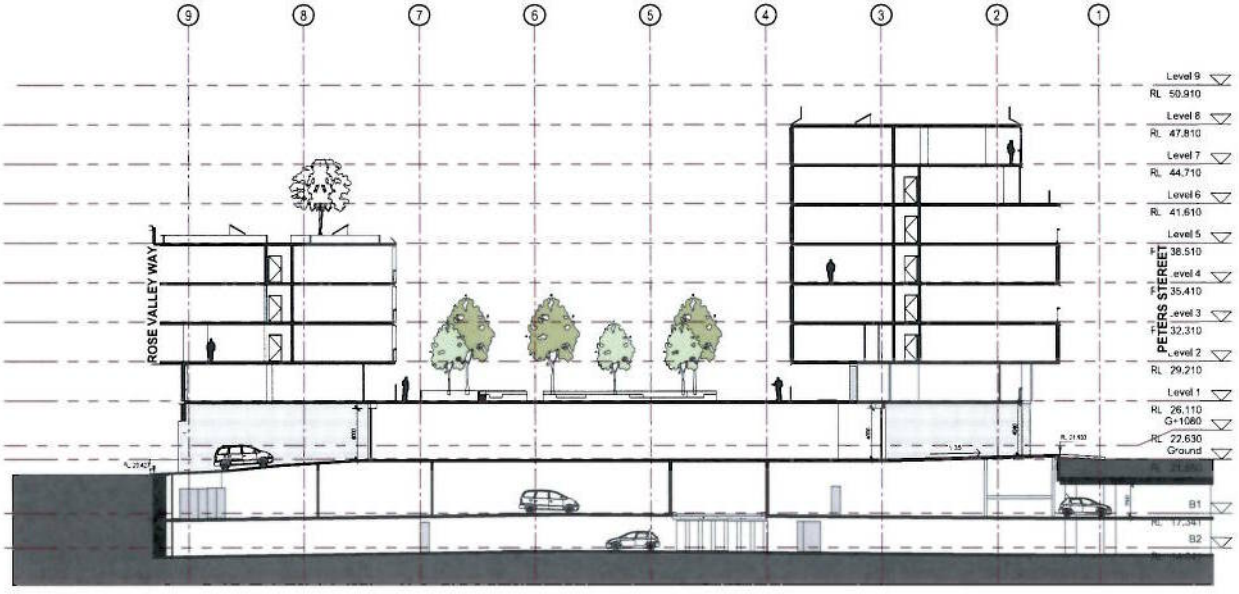
scale	1 : 200 at A1	status	drawing no
drawn	MG SM MS KW	DA	BC-0401
checked	ID SM	issue	
project no	140341		C

2016-05-12 8:38:43 PM

ATTACHMENT B

3 BC-0200 Section 03

SCALE 1 : 200



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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	18.05.2016
C	For DA Application	12.06.2016
D	For Information	30.06.2016
E	For Information	23.08.2016

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project: 106-116 Epsom Rd, Zetland

drawing: Sections 2

PRELIMINARY

scale	1 : 200 at A1	status	drawing no.
drawn	JA TT SE KW	DA	BC-0402
checked	JA RP	issue	
project no	140341		E

23/08/2016 11:29:10 AM

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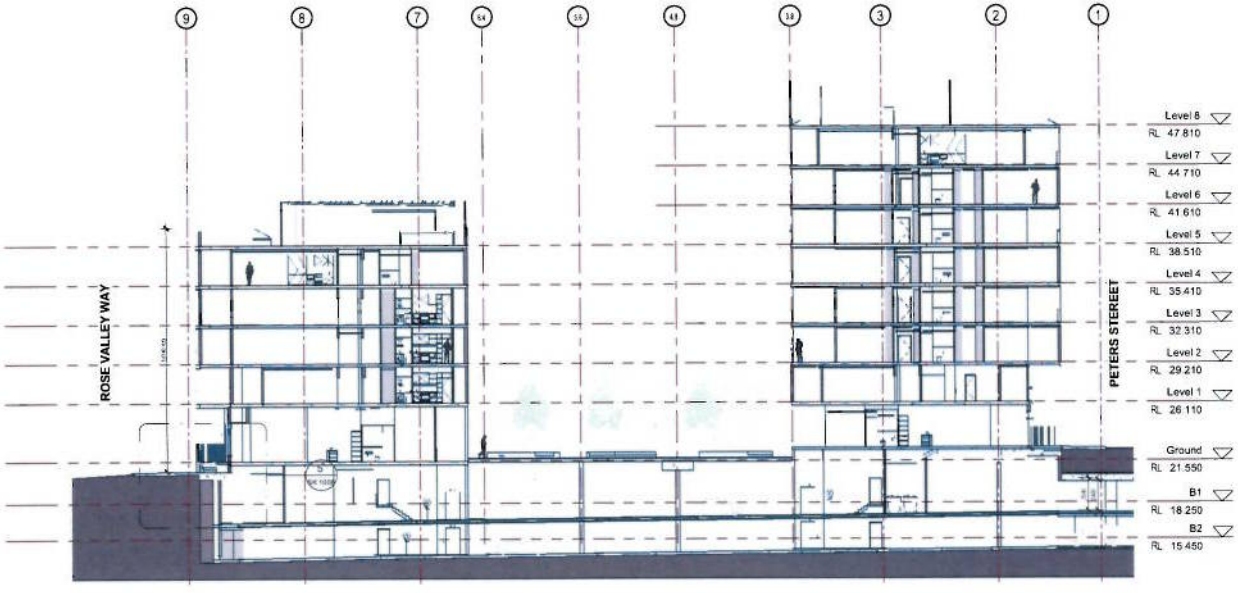
issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	06.05.2016
C	For DA Application	12.05.2016



2 BX-A0210 Section 05
SCALE 1 : 200

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project
106-116 Epsom Rd, Zetland

drawing
Sections 3

PRELIMINARY

scale	1 : 200 at A1	status	drawing no
drawn	MG SM MS KW	DA	BC-0403
checked	ID SM	issue	
project no	140341		C

2016-05-12 6:52:51 PM

ATTACHMENT B

EXTERNAL FINISHES & MATERIALS BOARD

Exterior Paint Finishes (Balconies)

PE01 - Exterior Paint Finish

PE02 - Exterior Paint Finish

Perforated Sunshade Panels

PF01 - Perforated Operable Sunshade Panel (Monument)

PF02 - Perforated Operable Sunshade Panel (White)

Aluminium Windows and Doors

W01 - Anodized Black Window Frames

Anodized Balustrades

BA.01 - Anodized Gold Balustrade

BA.02 - Anodized Metal Balustrade

Aluminium Cladding Panels

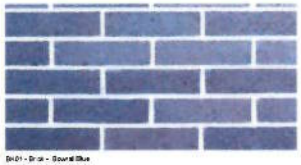
CL01 - Aluminium Cladding - Monument Powdercoat

CL02 - Aluminium Cladding - Copper Powdercoat

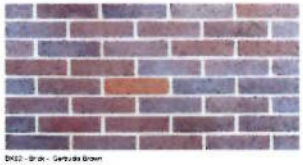
Concrete Slab

CN01 - Natural Concrete Slab Edge

Bricks



BK01 - Brick - Sound Blue



BK02 - Brick - Gertrude Brown

Elevation and Section Legend

BA.01	Balustrade (Anodized Gold)
BA.02	Balustrade (Anodized Metal)
BK01	Brick (Sound Blue)
BK02	Brick (Gertrude Brown)
CL01	Aluminium Cladding (Monument)
CL02	Aluminium Cladding (Copper)
D01	Door (Anodized Metal)
GL01	Glass Balustrade Panels
GL02	White Spandrel Glass
PE01	Exterior Paint Finish (Green)
PE02	Exterior Paint Finish (Cream)
PF01	Perforated Operable Sunshade Panels (Monument)
PF02	Perforated Operable Sunshade Panels (White)
W01	Window (Anodized Metal)

Construction Details

Element	Material
External walls	Brick veneer ground level, metal clad cavity above. R2.5 added insulation for all external walls
External wall colour	Dark
Party wall	Cavity panel with R1 acoustic insulation
Internal walls	Cavity panel
Ceilings/roof	Concrete above plasterboard, R3 added insulation and reflective foil at roof level
Roof colour	Dark
Floor between basement and occupied space	R1 added insulation to underside of soffit
Exposed floors	R1 added insulation to underside of soffit
Glazing	Low-e clear single glazing. Whole of window U-value = 4.7, SHGC 0.63
Floor coverings	Tiles in kitchens and wet areas, carpet in bedroom and living spaces
Window coverings	Holland Blinds

Any substitution for building construction materials needs to ensure that the required total R-value in accordance with Part J1 of the NCC is still achieved.

NOTE:

Materials on finishes board are indicative of finishes only.
All external metal cladding must comply with AS1530.1.

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B	For Coordination	15.05.2016
C	For DA Application	2.10.2016

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ABN 63 990 651 461

project: 106-116 Epsom Rd, Zetland

drawing: Material Finishes

scale	1 : 200 at A1	status	drawing no. BC-0404
drawn	MS		
checked	BD,SM	issue	C
project no	140341		

12/05/2016 8:14:21 PM

PRELIMINARY

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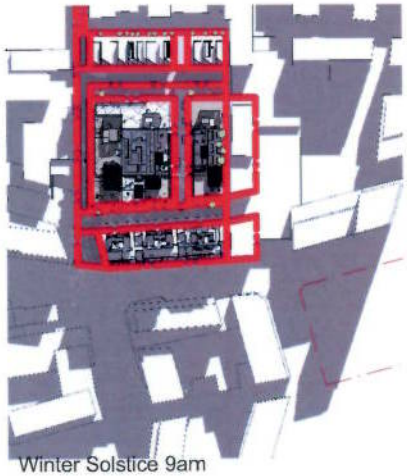
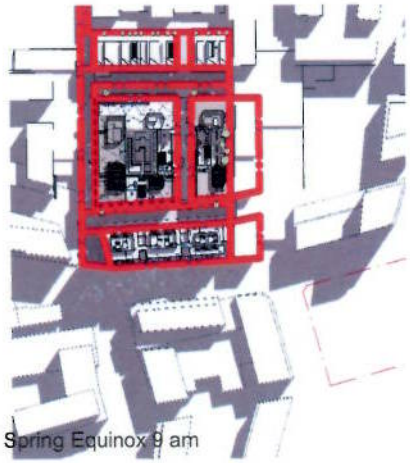
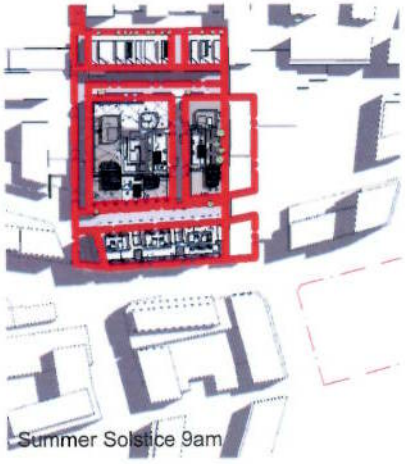


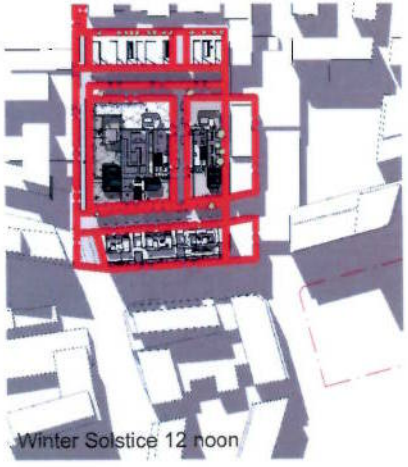
Winter Solstice 9am



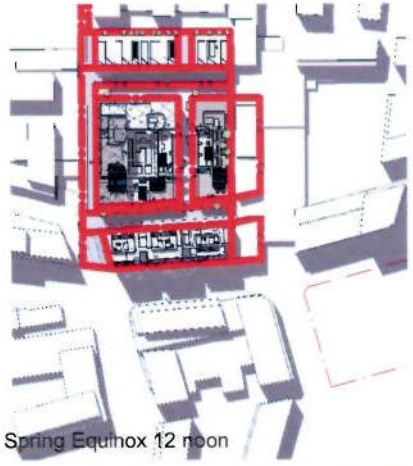
Spring Equinox 9 am



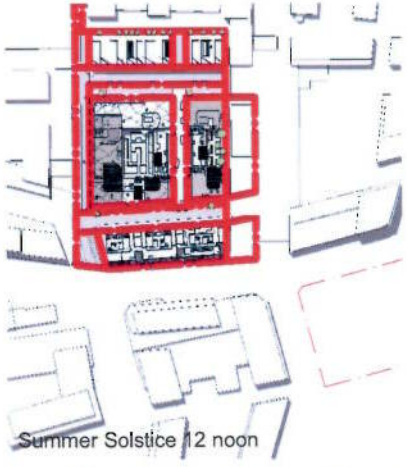
Summer Solstice 9am



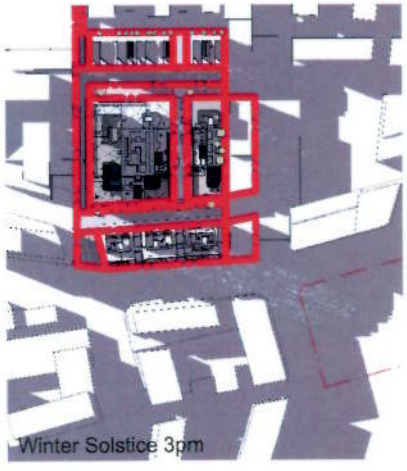
Winter Solstice 12 noon



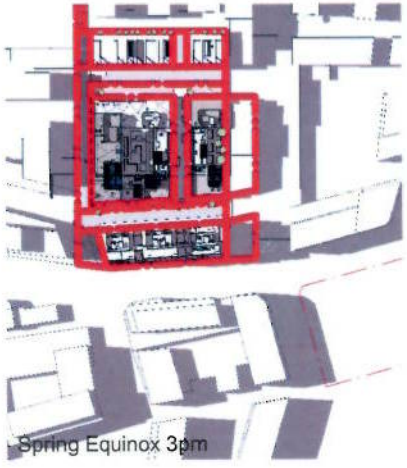
Spring Equinox 12 noon



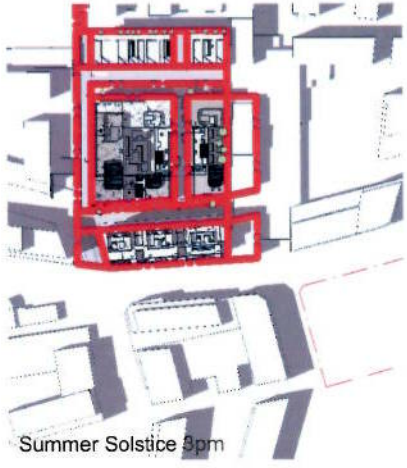
Summer Solstice 12 noon



Winter Solstice 3pm



Spring Equinox 3pm



Summer Solstice 3pm

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A	DA ISSUE	19.02.2016
B	For Coordination	26.05.2016
C	For DA Application	12.06.2016

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ABN 65 895 667 461

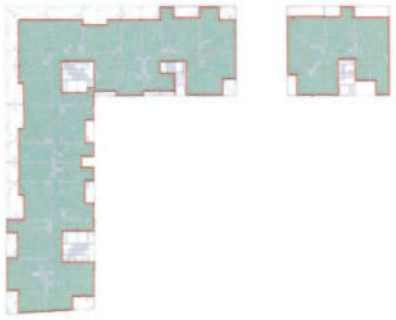
project: 106-116 Epsom Rd, Zetland

PRELIMINARY

drawing: Shadow Diagrams

scale	1 : 1700 at A1	status	drawing no. BC-0501
drawn	BC		
checked	ID,SM	issue	C
project no	140341		

12/05/2016 5:18:34 PM



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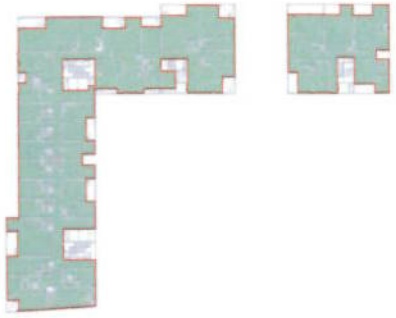
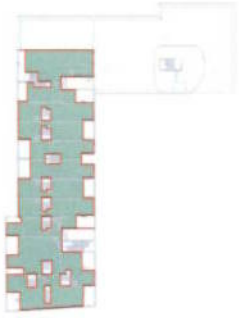


LEVEL L7



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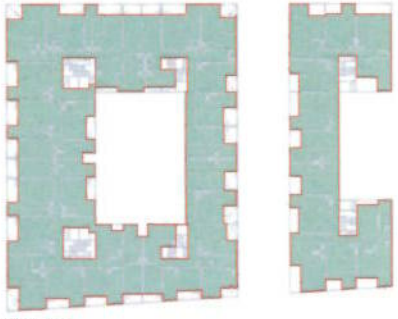

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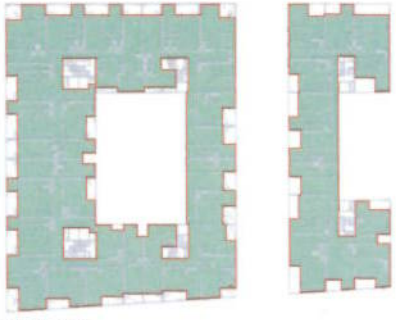
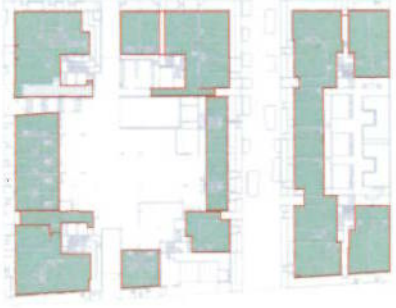
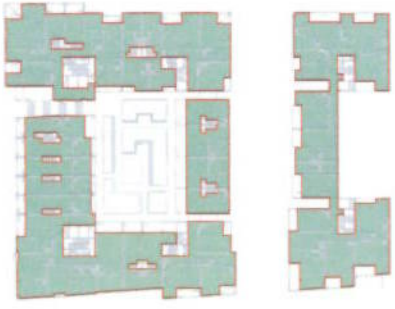


LEVEL L4

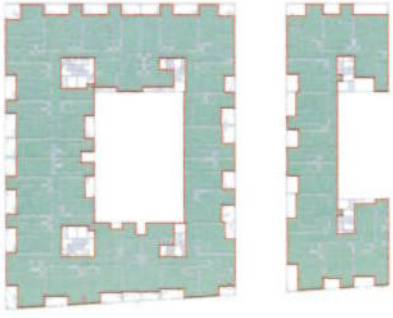
LEVEL L5



LEVEL LG



LEVEL L1



LEVEL L2

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issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	26.02.2016
C	For DA Application	02.05.2016
D	DA Amendments	16.09.2016

Note
Refer to Area Schedule Summary for GFA Areas

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project
106-116 Epsom Rd, Zetland

drawing
Gross Floor Area

PRELIMINARY

scale	1 : 600 at A1	status	drawing no.
drawn	KW	DA	BC-0601
checked	SM	issue	
project no.	140341		D

15/09/2016 2:25:36 PM

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issue	amendment	date
A	DA ISSUE	15.02.2016
B	For Coordination	05.05.2016
C	For DA Application	12.05.2016
D	For Information	16.05.2016

LEVEL L6

LEVEL L7

LEVEL L8

LEVEL L3

LEVEL L4

LEVEL L5

Ventilation Type	Apartments
Cross Ventilation	130
Skylight (SEPP65 Required Cross Ventilation Compliant with skylights)	20
Total	150

LEVEL G

LEVEL L1

LEVEL L2

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project: 106-116 Epsom Rd, Zetland

drawing: Cross Ventilation

scale	1 : 600 at A1	status	drawing no
drawn	SM KW PS JA TT SE	DA	BC-0701
checked	ID	issue	
project no	140341		D

PRELIMINARY

10/06/2016 2:23:58 PM

LEVEL 6

LEVEL 7

LEVEL 8

LEVEL 3

LEVEL 4

LEVEL 5

LGROUND

LEVEL 1

LEVEL 2

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issue	amendment	date
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C	For DA Application	12.05.2016

Solar Access Apartments

Solar Access 136

(53% of total number of apartments

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project 106-116 Epsom Rd, Zetland

drawing Solar Access

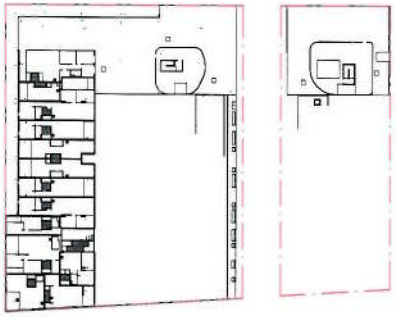
scale	1 : 600 at A1	status	drawing no
drawn	BC	DA	BC-0702
checked	ECSM	issue	
project no	140341		C

PRELIMINARY

12/05/2016 8:20:23 PM

LEVEL 6

LEVEL 7

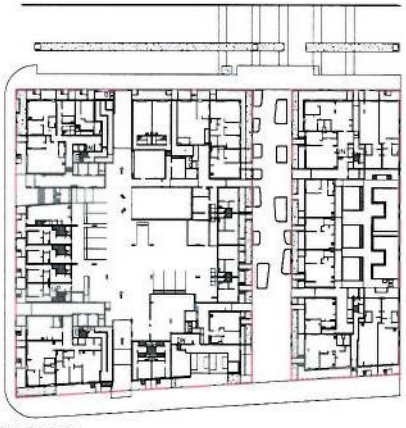


LEVEL 8

LEVEL 3

LEVEL 4

LEVEL 5



GROUND

LEVEL 1

LEVEL 2

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issue	amendment	date
A	DA ISSUE	9.12.2014
B	For DA Application	12.05.2015

Adaptable Apartments Legend

Type	Number
Adaptable Studio	3
Adaptable 1BR	25
Adaptable 2BR	17
Adaptable 3BR	1
Total	46

(18% of total number of apartments)

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project: 106-116 Epsom Rd, Zetland

drawing: DDA Diagrams

scale	As indicated at A1	status	drawing no
drawn	BC	DA	BC-0900
checked	ID:SM	issue	
project no	140341		B

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PRELIMINARY

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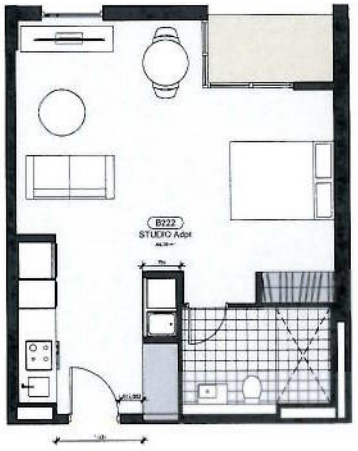
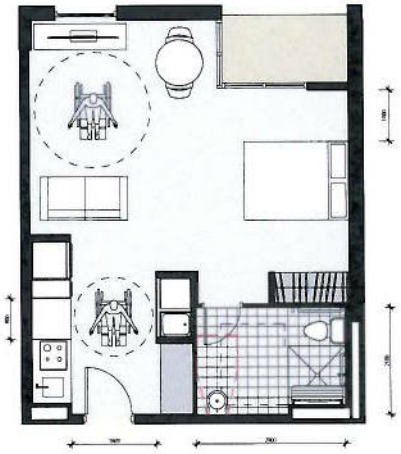


Building B_STUDIO_Type A_Pre-Adaptation



Building B_STUDIO_Type A_Post - Adaptation

Building B_STUDIO_Type B_Pre-Adaptation

Building B_STUDIO_Type B_Post - Adaptation

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B	For Coordination	11.05.2016

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project
106-116 Epsom Rd, Zetland

PRELIMINARY

drawing
DDA - Apartments STUDIO 1

scale	1 : 50 at A1	status	drawing no.
drawn	BC	DA	BC-0901
checked	ID,SM	issue	
project no	140341		B

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B	For Coordination	11.05.2016

Building B_STUDIO_Type E_Pre-Adaptation

Building B_STUDIO_Type E_Post - Adaptation

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project: 106-116 Epsom Rd, Zetland

drawing: DDA - Apartments STUDIO 2

scale	1 : 50 at A1	status	drawing no. BC-0902
drawn	JA,TT,SE		
checked	ID,SM	issue	B
project no	140341		

PRELIMINARY

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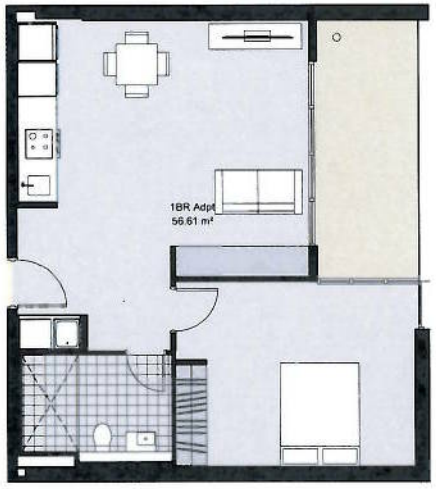
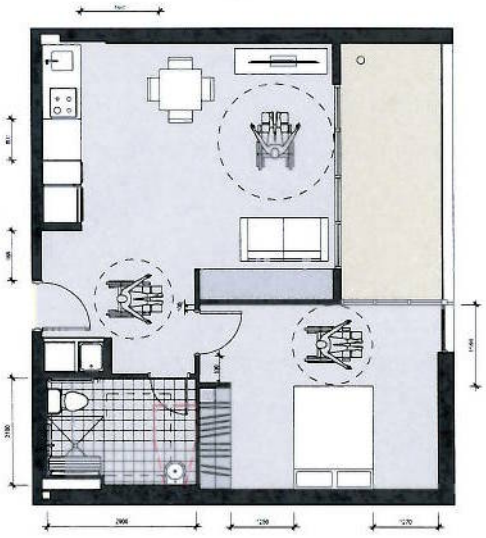


Building B_1BR_Type B_Pre-Adaptation



Building B_1BR_Type B_ Post Adaptation

Building B_1BR_Type C_Pre-Adaptation

Building B_1BR_Type C_ Post Adaptation

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issue	amendment	date
A	DA ISSUE	19.02.2016
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C	For DA Application	12.05.2016

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project: 106-116 Epsom Rd, Zetland

drawing: DDA - Apartments 1B 3

scale	1 : 50 at A1	status	drawing no
drawn	BC	DA	BC-0903
checked	ID,SM	issue	
project no	140341		C

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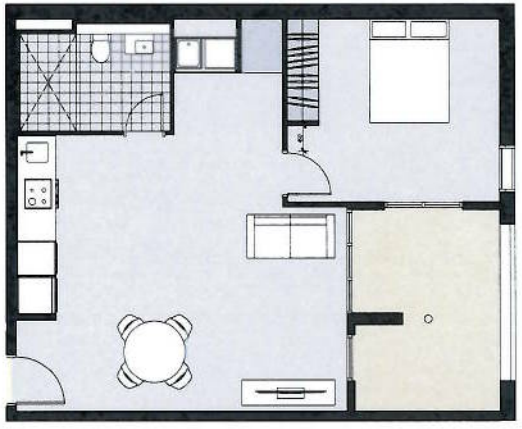
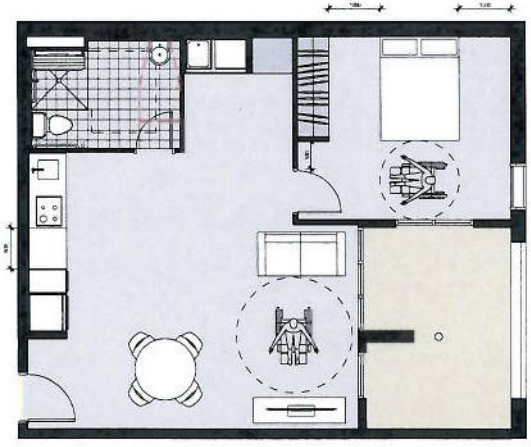
A	DA ISSUE	19.02.2016
B	For Coordination	17.06.2016



Building B_1BR_Type C_Pre-Adaptation



Building B_1BR_Type C_ Post Adaptation

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project: 106-116 Epsom Rd, Zetland

drawing: DDA - Apartments 1B 4

PRELIMINARY

scale	1 : 50 at A1	status	drawing no. BC-0904
drawn	JA TT SE		
checked	ID SM	issue	B
project no.	140341		

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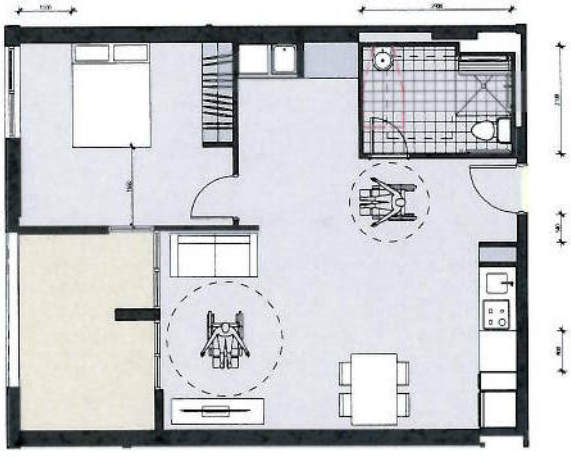
issue	amendment	date
A	DA ISSUE	14.02.2016
B	For Coordination	11.05.2016
C	For DA Application	12.05.2016

Building C_1BR_Type L_Pre-Adaptation



Building C_1BR_Type L_ Post Adaptation

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ACN 63 998 987 441

project
106-116 Epsom Rd, Zetland

PRELIMINARY

drawing
DDA - Apartments 1B 5

scale	1 : 50 at A1	status	drawing no. BC-0905
drawn	JA TT SE		
checked	ID,SM	issue	C
project no	140341		

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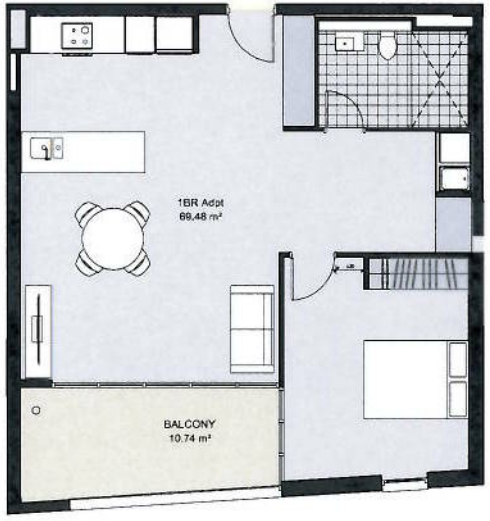
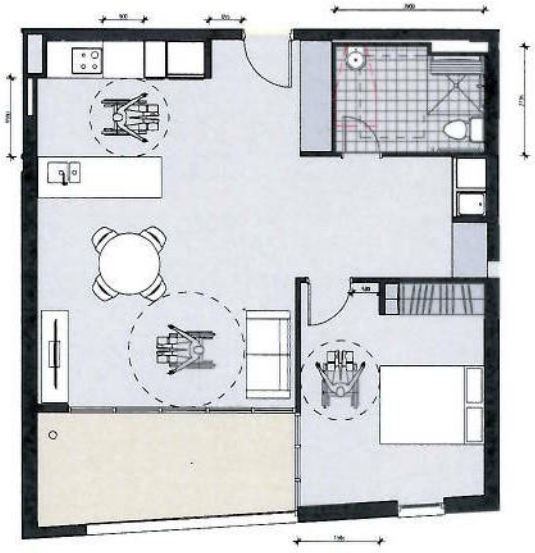
issue	amendment	date
A	DA ISSUE	19.02.2016
B	For Coordination	11.05.2016



Building B_1BR_Type S_Pre-Adaptation



Building B_1BR_Type S_ Post Adaptation

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project
106-116 Epsom Rd, Zetland

drawing
DDA - Apartments 1B 6

scale	1 : 50 at A1	status	drawing no
drawn	JA TT SE		BC-0906
checked	ID SM	issue	
project no	140341		B

PRELIMINARY

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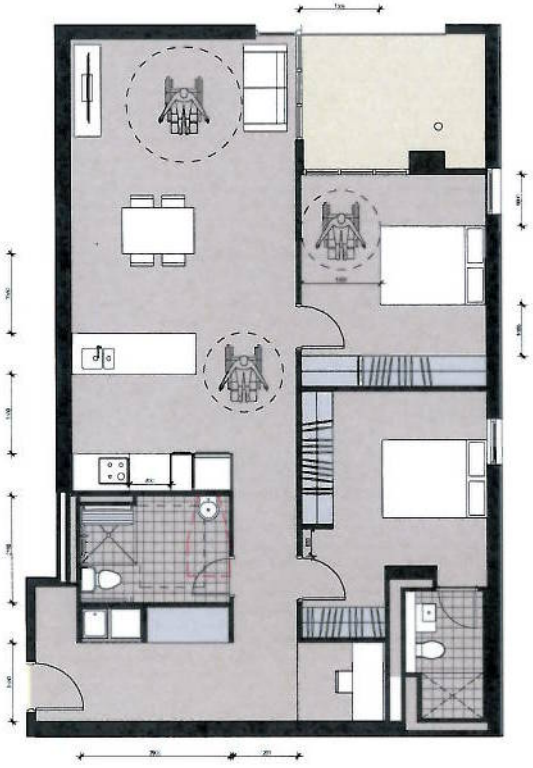
issue	amendment	date
A	DA ISSUE	9.02.2015
B	For Coordination	11.06.2015
C	For DA Application	12.05.2016

Building B_2BR_Type A_Pre-Adaptation



Building B_2BR_Type A_ Post Adaptation

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project
106-116 Epsom Rd, Zetland

drawing
DDA - Apartments 2B 7

PRELIMINARY

scale	1 : 50 at A1	status	drawing no
drawn	BC	DA	BC-0907
checked	ID,SM	issue	
project no	140341		C

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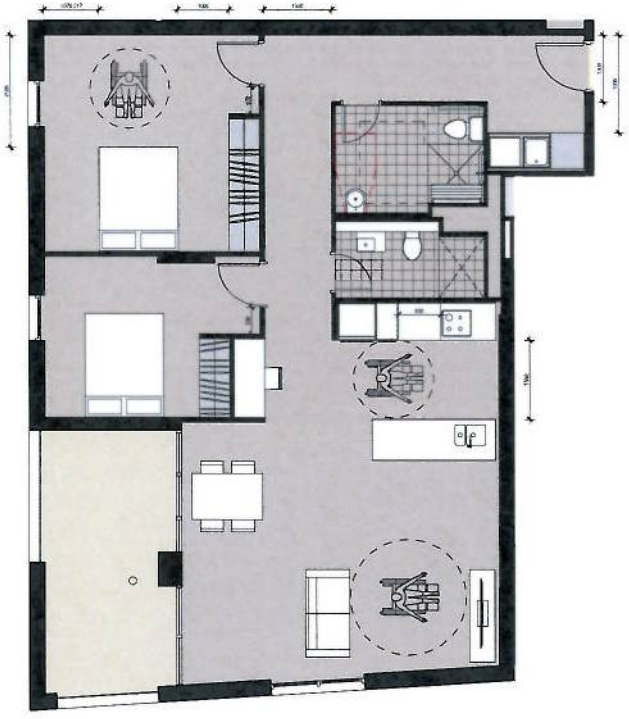
issue	amendment	date
A	DA ISSUE	19.02.2015
B	For Coordination	11.05.2015

Building B_2BR_Type B_Pre-Adaptation



Building B_2BR_Type B_ Post Adaptation

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project
106-116 Epsom Rd, Zetland

drawing
DDA - Apartments 2B 8

PRELIMINARY

scale	1 : 50 at A1	status	drawing no
drawn	JA TT SE		BC-0908
checked	ID,SM	issue	
project no	140341		B

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ISO 9001 Quality Management

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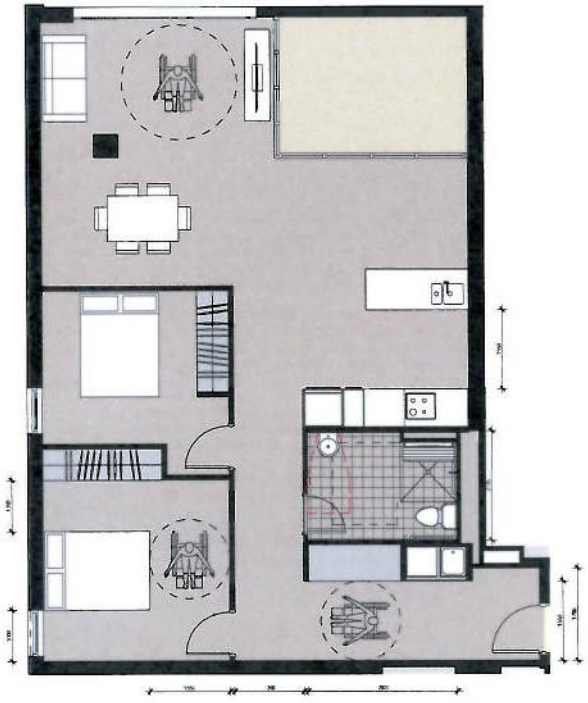
issue	amendment	date
A	For Coordination	11.05.2015
B	For DA Application	12.05.2016

Building C_2BR_Type F_Pre-Adaptation



Building C_2BR_Type F_ Post Adaptation

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project
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drawing
DDA - Apartments 2B 9

PRELIMINARY

scale	1 : 50 at A1	status	drawing no. BC-0909
drawn	Author		
checked	Checker	issue	B
project no	140341		

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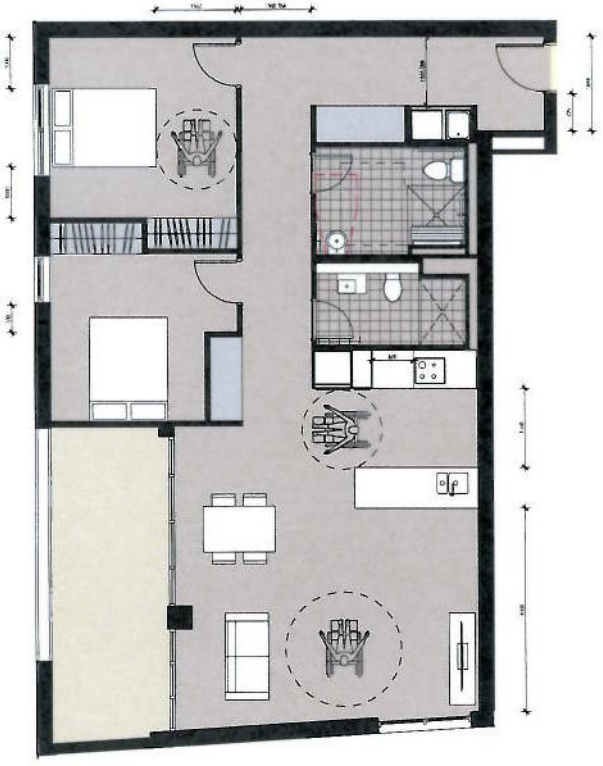
issue	amendment	date
A	DA ISSUE	9.02.2016
B	Fire Coordination	11.05.2016

Building C_2BR_Type A_Pre-Adaptation



Building C_2BR_Type A_ Post Adaptation

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drawing
DDA - Apartments 2B 10

PRELIMINARY

scale	1 : 50 at A1	status	drawing no
drawn	BC	DA	BC-0910
checked	ID, SM	issue	
project no	140341		B

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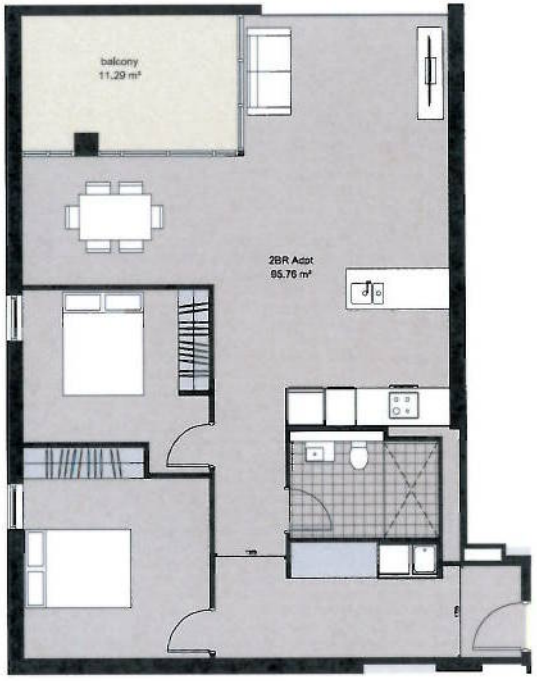

Building C_2BR_Type B_Pre-Adaptation

Building C_2BR_Type B_ Post Adaptation

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issue	amendment	date
A	DA ISSUE	13.02.2015
B	For Coordination	11.05.2015
C	For DA Application	12.09.2016

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project
106-116 Epsom Rd, Zetland

drawing
DDA - Apartments 2B 11

PRELIMINARY

scale	1 : 50 at A1	status	drawing no
drawn	BC	DA	BC-0911
checked	ID, SM	issue	
project no	140341		C

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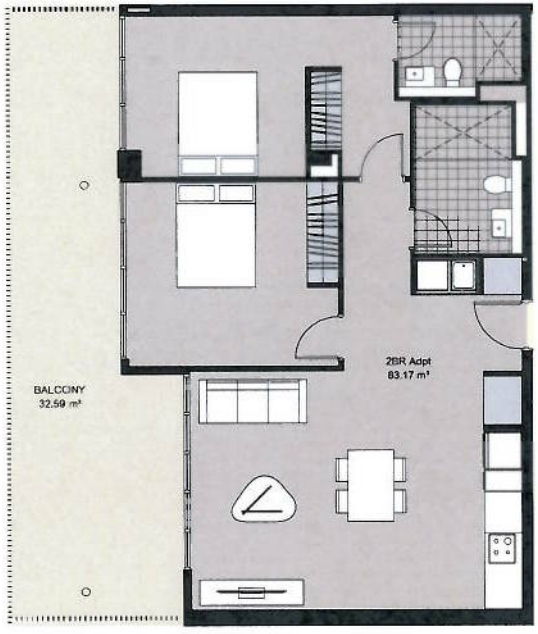
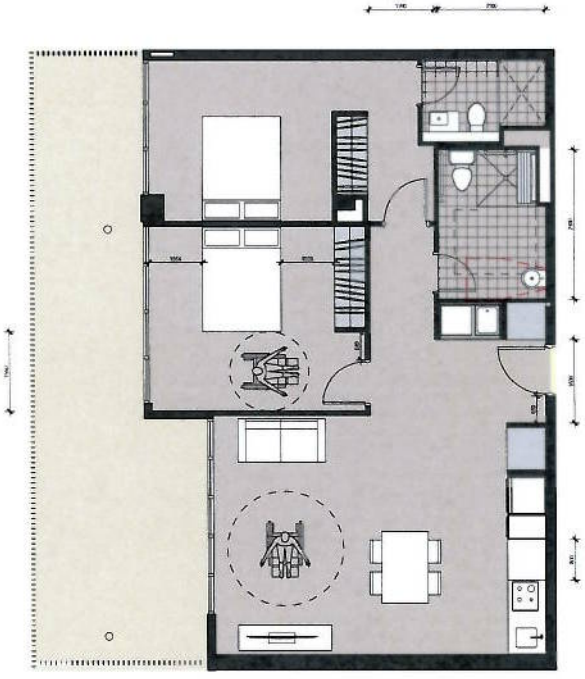
issue	amendment	date
A	DA ISSUE	29.02.2016
B	For Coordination	11.05.2016



Building B_2BR_Type C_Pre-Adaptation



Building B_2BR_Type C_ Post Adaptation

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drawing
DDA - Apartments 2B 12

PRELIMINARY

scale	1 : 50 at A1	status	drawing no
drawn	BC	DA	BC-0912
checked	ID,SM	issue	
project no	140341		B

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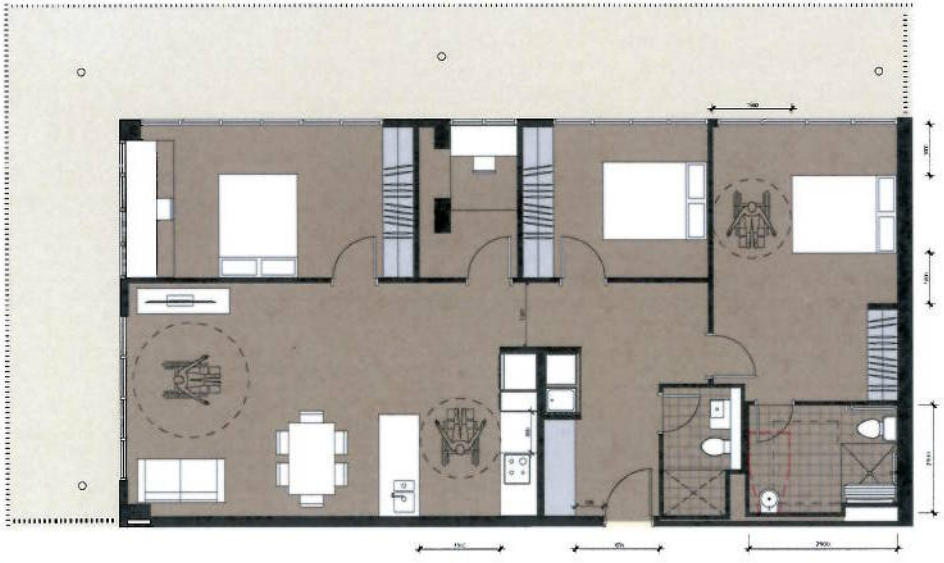
Building B_3BR_Type A_Pre-Adaptation



Building B_3BR_Type A_ Post Adaptation

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issue	amendment	date
A	DA ISSUE	8.02.2016
B	For Coordination	11.05.2016
C	For DA Application	12.05.2016

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drawing
DDA - Apartments 3B 13

PRELIMINARY

scale	1 : 50 at A1	status	drawing no
drawn	BC	DA	BC-0913
checked	ID,SM		
project no	140341		C

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