

SITE INFORMATION

ZONE	RZ4
SITE AREA	58590m ²
MAX. PLOT RATIO	80%
MAX. GFA	46872m ²
HEIGHT LIMIT	12.5m

PLOT RATIO

DEFINITION (TERRITORY PLAN)

THE SUM OF THE AREA OF ALL FLOORS OF THE BUILDING MEASURED FROM THE EXTERNAL FACES OF THE EXTERIOR WALLS, OR FROM THE CENTRE-LINES OF WALLS SEPARATING THE BUILDING FROM ANY OTHER BUILDING, EXCLUDING BALCONY AND ANY AREA SOLELY FOR ROOFTOP FIXED MECHANICAL PLANT AND / OR BASEMENT CAR PARKING AS PER TERRITORY PLAN DEFINITION.

BASEMENT MEANS A SPACE WITHIN A BUILDING WHERE THE FLOOR LEVEL OF THE SPACE IS PREDOMINANTLY BELOW DATUM GROUND LEVEL AND WHERE THE FINISHED FLOOR LEVEL OF THE LEVEL IMMEDIATELY ABOVE THE SPACE IS LESS THAN 1.0 METRE ABOVE DATUM GROUND LEVEL AS PER TERRITORY PLAN DEFINITION.

OPEN STAIRS ARE NOT CLASSIFIED AS GFA.

OPEN SERVICE AREAS ARE NOT CLASSIFIED AS GFA.

OPEN UNDERCROFT DRIVEWAYS NOT CLASSIFIED AS GFA.

SITE AREA	58590m ²
GFA	46042.5 m ²
PLOT RATIO	78.5%

PARKING REQUIREMENTS

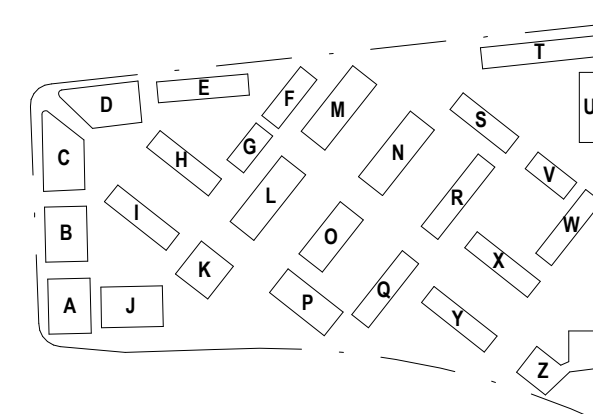
TYPE	REQUIRED	ACHIEVED
RES. PARKING	543.5 (REFER SCHEDULE)	581
VIS. PARKING	337 x 0.25 = 84.25	87 (85 ON SITE + 2 ON STREET)
MOTORCYCLES	3 x (543.5/100) = 16.3	17 (REFER SCHEDULE)
VIS. BICYCLES	(214-12) / 12 = 16.8	20 (REFER A007)

BUILDING	NAME	TYPOLOGY	DWELLING BREAKDOWN					PARKING		AREA	
			NO. OF DWELLINGS	1 BED	1 BED + STUDY	2 BED	3+ BEDROOM	NO. ADAPTABLES	PARKING REQUIRED	PARKING ACHIEVED	BUILDING GFA (m ²)
A	APARTMENT		21	3	-	15	3	6	31.5	32 + 5 MC	2422 m ²
B	APARTMENT		21	3	-	15	3	6	31.5	34 + 1 MC	2422 m ²
C	APARTMENT		24	3	3	15	3	6	34.5	42 + 1 MC	2802 m ²
D	APARTMENT		21	-	-	15	6	6	34.5	41 + 1 MC	2770 m ²
E	TOWNHOUSES		9	-	-	-	9	-	18	18	1360.5 m ²
F	TOWNHOUSES		8	-	-	8	-	-	12	16	906 m ²
G	TOWNHOUSES		6	-	-	6	-	-	9	12	693.5 m ²
H	TOWNHOUSES		10	-	-	10	-	-	15	20	1400 m ²
I	TOWNHOUSES		10	-	-	10	-	-	15	20	1400 m ²
J	TOWNHOUSES		6	-	-	-	6	-	12	14	1266.5 m ²
K	APARTMENT		12	-	-	2	10	-	23	23	1362 m ²
L	WALK-UP		24	6	6	12	-	-	30	32 + 5 MC	2437.5 m ²
M	WALK-UP		24	6	6	12	-	-	30	34	2442.5 m ²
N	WALK-UP		24	6	6	12	-	-	30	25	2789.5 m ²
O	WALK-UP		18	3	3	12	-	-	24	24	1515 m ²
P	WALK-UP		15	-	-	9	6	-	25.5	26	1582 m ²
Q	TOWNHOUSES		8	-	-	-	8	-	16	16	1423 m ²
R	TOWNHOUSES		9	-	-	-	9	-	18	18	1795 m ²
S	TOWNHOUSES		7	-	-	-	7	-	14	14	1623 m ²
T	TOWNHOUSES		12	-	-	-	12	-	24	24	2388.5 m ²
U	TOWNHOUSES		7	-	-	-	7	-	14	14	1248.5 m ²
V	TOWNHOUSES		5	-	-	-	5	-	10	10	1077 m ²
W	TOWNHOUSES		8	-	-	-	8	-	16	16	1419 m ²
X	TOWNHOUSES		8	-	-	-	8	-	16	16	1587 m ²
Y	TOWNHOUSES		8	-	-	-	8	-	16	16	1326.5 m ²
Z	APARTMENT		12	-	-	-	12	12	24	24 + 4 MC	2560 m ²
TOTAL			337	30	24	153	130	36	543.5	581 + 17 MC	46042.5 m ²

DA FURTHER INFORMATION RESPONSE

- SITE AREA UPDATE TO 58590m² AS PER CROWN TITLE.
- VERGE CROSSING TO HEYSEN ST ADJACENT BUILDING Z RECONFIGURED.
- EXISTING PARKING TO UNWIN ST REMOVED.
- PROPOSED PARKING TO UNWIN ST RECONFIGURED.
- STAIR ADDED ADJACENT BUILDING U FOR VISITOR ACCESS & EGRESS.
- VISITOR PARKING TO CENTRAL DRIVEWAY UPDATED.
- SUBSTATION ADJACENT BUILDING L UPDATED FOR EVO ENERGY.
- PARKING CALCULATIONS UPDATED TO MATCH CHANGES TO UNWIN ST & CENTRAL DRIVEWAY.
- DIMENSIONS ADDED TO ELEVATIONS & SECTIONS TO SHOW BUILDING HEIGHT ABOVE DATUM GROUND LEVEL.
- BOUNDARY FENCE DETAIL PROVIDED.
- TYPICAL COURTYARD WALL DETAILS PROVIDED.
- INTERFACE & PRIVACY SECTIONS PROVIDED FOR CLARITY.
- BUILDING Z GARAGES REMOVED & REPLACED WITH STORAGE CAGES.
- DELIVERY & REMOVALIST VAN PARKING PROVIDED BY WAY OF LOADING ZONES AT 3 MAIN LOCATIONS.
- MAILBOX WALL DIMENSIONS ADDED.
- LIFT ACCESS FROM WALKUP APARTMENTS REMOVED (BUILDINGS L, M, N, O, P).
- SIGNAGE & WAY FINDING UPDATES PROVIDED.
- STAGING BREAKUP UPDATED.
- CENTRAL DRIVEWAY ADJUSTED TO SUIT TCCS WASTE REQUIREMENTS.
- WASTE ROOM CONFIGURATION UPDATED AS PER TCCS REQUIREMENTS.

REV	DESCRIPTION	DATE
A	ISSUE FOR 90% DA	21.01.2022
B	ISSUE FOR COORDINATION	28.02.2022
C	ISSUE FOR DA	08.03.2022
D	ISSUE FOR DA	16.03.2022
E	ISSUE FOR FURTHER INFORMATION RESPONSE	26.07.2022



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PROJECT **WESTON VILLAGE**
BLOCK 1 SECTION 82 WESTON

PROJECT No. **2128**

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DRAWING No. **A015**
DRAWING TITLE **DEVELOPMENT SCHEDULE**
SCALE
DATE **2022**