# MOOREBANK

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK

**DEVELOPMENT APPLICATION** 



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	DA 703	NATURAL VENTILATION DIAGRAMS	
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@ 11:38 AM

#### AMENDMENTS C LIST NO.

1	ADDITION OF SEATING, AWNING AND PLANTING TO

- ENTRY 10. UPDATED MATERIALS AND FINISHES
- ADDITION OF HEDGE PLANTING ALONG SOUTH
- BOUNDARY 3. ADDITION OF OPEN COMMUNAL ROOF TERRACE
- ADDITION OF VERTICAL LOURVE SLIDING SCREENS
- ALONG WEST GALLERY
- ADDITIONAL AMENITY TO COS 5.
- 6. ADDITION OF OPEN COMMUNAL ROOF TERRACE
- ADDITION SEATING TO OPEN COMMUNAL ROOF
- TERRACE PRIVACY SCREENS ADDED TO GROUND FLOOR BEDROOMS
- 9. ADDITION OF STREET TREES

REVISION ID	AMENDMENT	DATE
D	DA AMENDMENTS	4/04/2023



FUSE ARCHITECTS

ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

PROJECT

JOB NO 2049 CHECKED

SITE ADDRESS

MOOREBANK

MCONEX PTY LIMITIED

AA/RA ΕN DATE 4/04/2023 PROJECT STATUS

DEVELOPMENT APPLICATION DRAWING TITLE

COVER SHEET

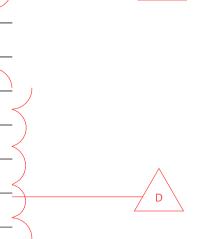
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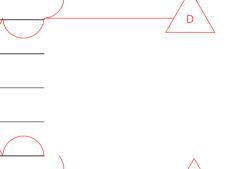
REVISION. D

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK

DRAWN

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# **DEVELOPMENT SUMMARY**

SITE INFO	
ADDRESS	11 Dredge Ave + 1 Harvey Ave, Moorebank NSW 2170
DP	Lot 22-23 DP 235788
SITE AREA	1405.8 sqm
PROPOSAL SUMMARY	
NO. OF UNITS	24 UNITS 1 BED = 6 (25%) 2 BED = 18 (75%)

NO. OF UNITS	24 UNITS 1 BED = 6 (25%) 2 BED = 18 (75%)			
LEP CONTROLS				
	CONTROLS	PROPOSED		
LAND USE	R4 - High Density Residential			
BUILDING HEIGHT	18 m	Refer to DA 707		
FSR	1.2:1			
GFA	1686.96 sqm	1690 sqm		
LANDSCAPED AREA	10% of the site area (140.5 sqm)	35% of the site area (496 sqm)	$\checkmark$	
DCP CONTROLS				
	CONTROLS	PROPOSED	COMPLIANCE	
SETBACK	Building should be set back 5.5m along Dredge Ave and Harvey Ave. Building should be set back 8m from the Side and Rear boundary.	FRONT SETBACK (DREDGE AVE AND HARVEY AVE) GF to L4 = 5.5m		
		SIDE AND REAR SETBACK GF to L3 = $6m$ L4 = $9m$		
CAR PARKING	<b>RESIDENTIAL: 33</b> 1 space per small dwelling (<65sqm) or 1 bed apartment 1.5 space per medium dwelling (65-1110sqm) or 2 bed apartment	RESIDENTIAL: 33 (3 Accessible) 1 BED 1 space x 6 units = 6 spaces 2 BED 1.5 space x 18 units = 27 spaces	$\checkmark$	
	<b>VISITOR: 6</b> 1 space per 4 dwellings	VISITOR: 6 (1 Accessible) 1 space x (24 dwellings / 4 dwellings) = 6 spaces		
	TOTAL REQUIRED NUMBER OF SPACES = 39 spaces	TOTAL PROPOSED NUMBER OF SPACES = 39 spaces	7	REVISION IDAMENDMENTDATEDDA AMENDMENTS4/04/2023
BICYCLE PARKING	<b>RESIDENTIAL: 12</b> 1 space every 2 units	<b>RESIDENTIAL: 12</b> 1 space x (24 units / 2 units) = 12 spaces (BASEMENT)	$\checkmark$	
	<b>VISITOR: 3</b> 1 space every 10 units	<b>VISITOR: 3</b> 1 space x (24 units / 10 units) = 3 spaces (GROUND FLOOR)		ARCHITECT FUSE-ARCHITECTS ARCHITECTURE   URBAN DESIGN   INTERIOR DESIGN STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010 MAIL@FUSEARCHITECTURE.COM.AU
ADG CONTROLS				ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627 CLIENT
	CONTROLS	PROPOSED	COMPLIANCE	MCONEX PTY LIMITIED
COMMUNAL OPEN SPACE	25% of the site area (351.45 sqm)	35% of the site area (497 sqm)		
DEEP SOIL	3m minimum dimension 7% of the site area (98.4 sqm)	19% of the site area (267 sqm)Width >3m = 245 sqmWidth <3m = 22 sqm	$\checkmark$	
SUNLIGHT ACCESS	Living rooms and private open spaces of at least 70% of apartments in a building rece a minimum of 2 hours direct sunlight between 9 am and 3 pm at mid winter in the Sydney Metropolitan Area	ve 70.8% (17 Apartments)	$\checkmark$	PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN
NATURAL VENTILATION	At least 60% of apartments are naturally cross ventilated in the first nine storeys of the building. Apartments at ten storeys or greater are deemed to be cross ventilated only if any enclosure of the balconies at these levels allows adequate natural ventilation and cannot be fully enclosed		$\checkmark$	AA/RAENDATESCALE4/04/2023@ A1PROJECT STATUSDEVELOPMENT APPLICATIONDRAWING TITLEDEVELOPMENT SUMMARY
				SHEET NO. REVISION.

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	CONTROLS	PROPOSED		
LAND USE	R4 - High Density Residential			
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ADG CONTROLS				ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627 CLIENT
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NATURAL VENTILATION	At least 60% of apartments are naturally cross ventilated in the first nine storeys of the building. Apartments at ten storeys or greater are deemed to be cross ventilated only if any enclosure of the balconies at these levels allows adequate natural ventilation and can be fully enclosed		$\checkmark$	AA/RAENDATESCALE4/04/2023@ A1A3@50%PROJECT STATUSDEVELOPMENT APPLICATIONDRAWING TITLEDEVELOPMENT SUMMARY
				SHEET NO.         REVISION.           DA 001         D

NO. OF UNITS	24 UNITS 1 BED = 6 (25%) 2 BED = 18 (75%)			
LEP CONTROLS				
	CONTROLS	PROPOSED		
LAND USE	R4 - High Density Residential			
BUILDING HEIGHT	18 m	Refer to DA 707		
FSR	1.2:1	1.2:1		
GFA	1686.96 sqm	1690 sqm		
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	$\sim$		$\checkmark$	
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ADG CONTROLS				NOMINATED ARCHITECT RACHID ANDARY 8627
	CONTROLS	PROPOSED	COMPLIANCE	MCONEX PTY LIMITIED
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NATURAL VENTILATION	At least 60% of apartments are naturally cross ventilated in the first nine storeys of the building. Apartments at ten storeys or greater are deemed to be cross ventilated only if any enclosure of the balconies at these levels allows adequate natural ventilation and cannot be fully enclosed	83.3% (20 Apartments)	$\checkmark$	AA/RA EN DATE SCALE 4/04/2023 @ A1 A3@50% PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE DEVELOPMENT SUMMARY
				SHEET NO. REVISION. DA 001 D

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MOOREBANK LIVERPOOL HOCKEY CLUB

## AZNAC CREEK



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CONTEXT ANAI	_YSIS		
	SITE		
	MEDICAL		
	EDUCATION		
	EMPLOYMENT HUB		
	ACTIVE RETAIL		
	PARKS		
	PLACE OF WARSHIP		
M	TRAIN STATION		
	BUS ROUTE		

<b>REVISION ID</b>	AMENDMENT
А	DEVELOPMENT APPLICATION

**DATE** 3/02/2021

### ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

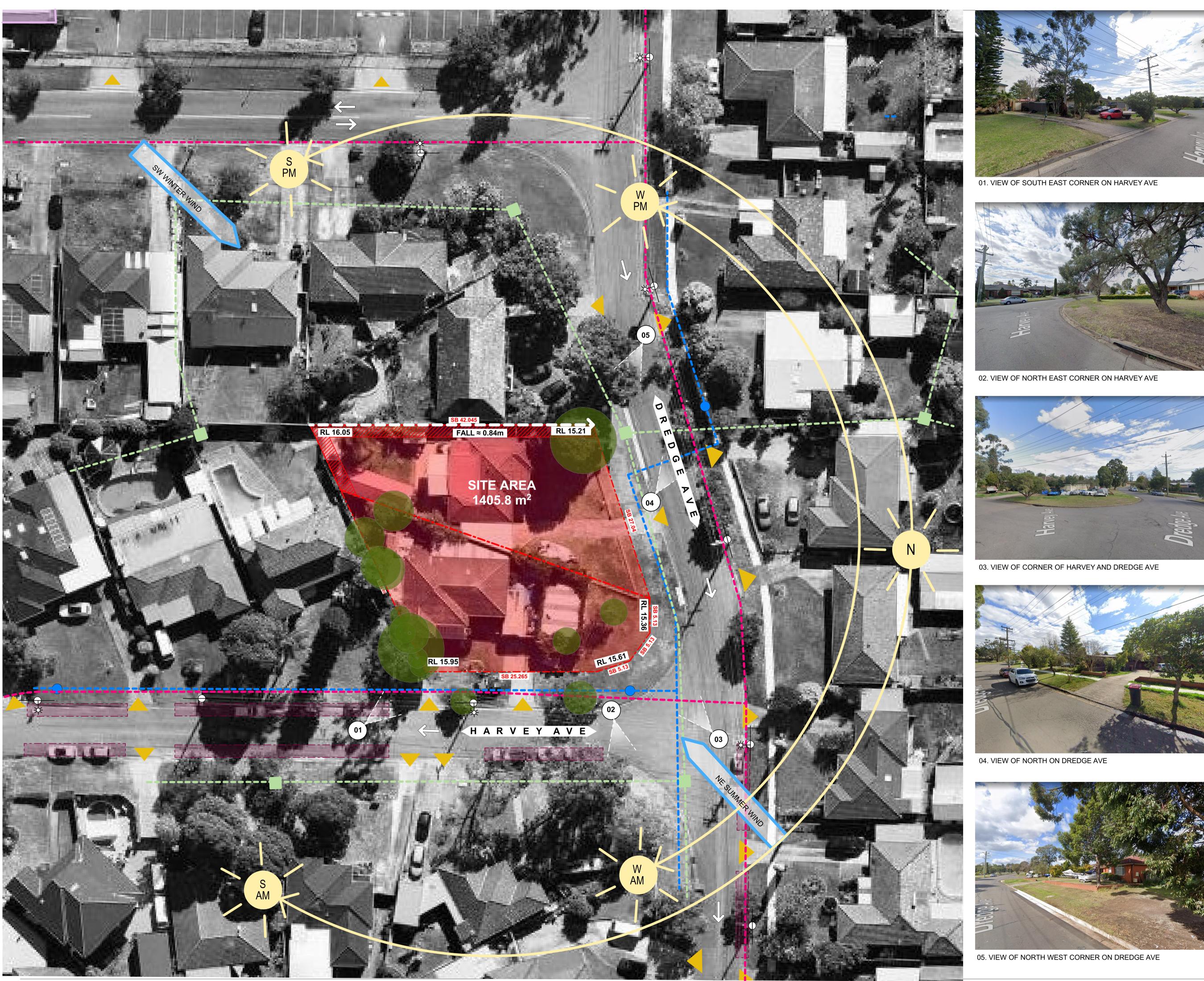
CLIENT

MCONEX PTY LIMITIED

PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN DATE SCALE 4/04/2023 @ A1 A3@50% PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE CONTEXT ANALYSIS

SHEET NO. DA 002

REVISION. Α



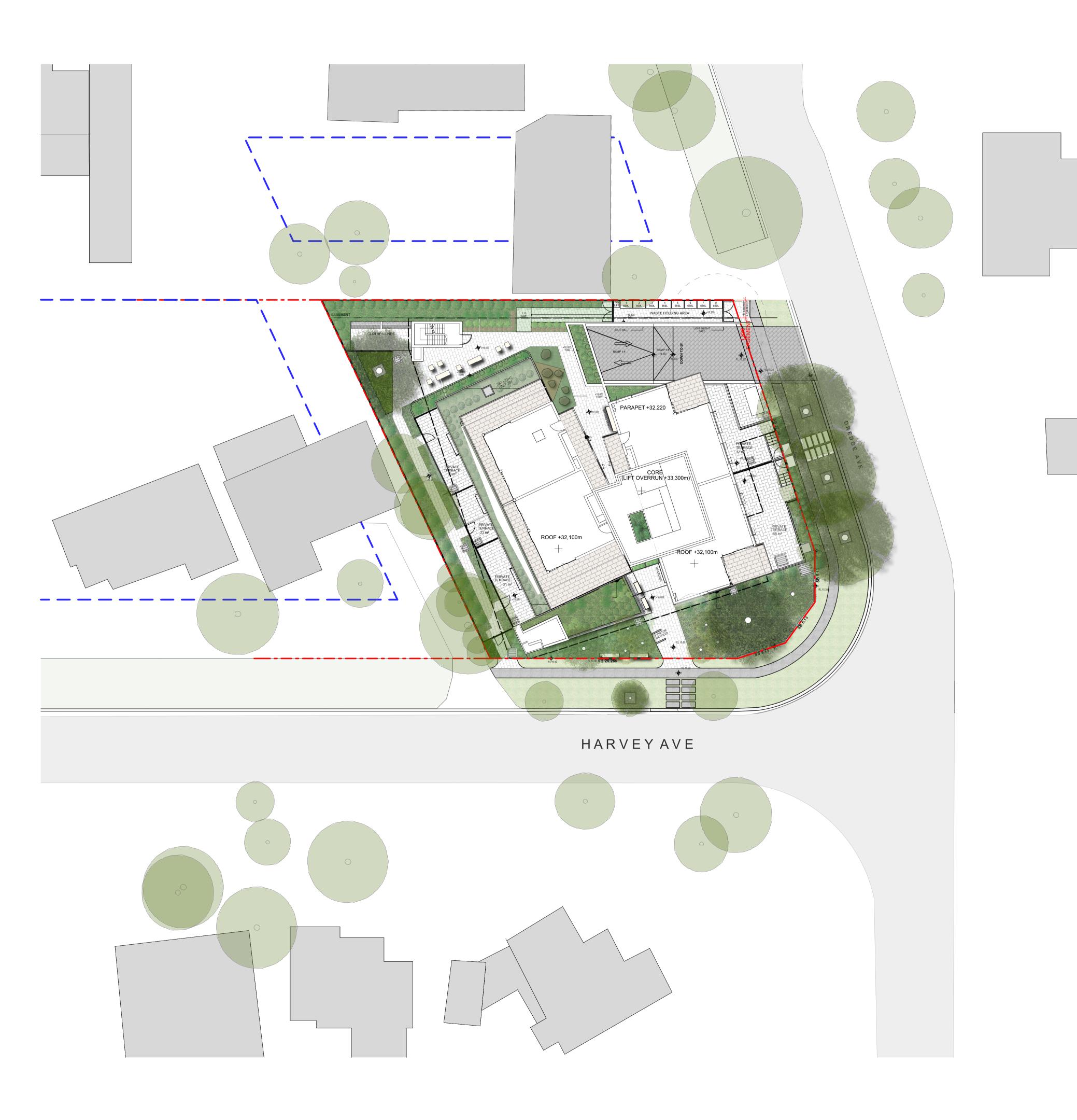
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print date and time:	Tuesday, 4 April 2023	@	11:39 AM
SITE ANALYSIS			
	SITE		
	STREET PARKING ZONE		
	EASEMENT		
	APPROVED DA/ FUTURE DEVELOPMEN	Г	
	ACTIVE RETAIL		
€>	RETAIL FRONTAGE		
$\leftarrow$	FALL OF TERRAIN		
$\sim$	NOISE SOURCE		
	VEHICULAR ACCESS		
ŶIJ	TRAFFIC DIRECTION AND LANES		
·	EXISTING TREES		
	PEDESTRIAN CROSSING		
Ť	LIGHT POLE		
<del>_0_</del>	POWER POLE + POWER LINES		
	SPEED HUMP		
B	BUS STOP		
	GAS MAIN		
	WATER MAIN + HYDRANT		
	SEWER MAIN + MAINTENANCE HOLE		
$\bigcirc$	MAINTENANCE SHAFT		
-	STORMWATER PIPE + PIT		
T	TELSTRA PIT		
$\longleftrightarrow$	UNDERGROUND ELECTRICITY		
Р	SERVICE PIT		

REVISION ID A	AMENDMENT DEVELOPMENT APPLICATION	<b>DATE</b> 3/02/2021
ARCHITECT		
FUSE-	ARCHITECTS	
ARCHITECTURE	URBAN DESIGN   INTERIOR DESIGN	
STUDIO 64 61 MARLBOROU SURRY HILLS NS		
MAIL@FUSEARC	HITECTURE.COM.AU	
ABN 81 612 046 6 NOMINATED ARC	343 CHITECT RACHID ANDARY 8627	
CLIENT		
MCONE	K PTY LIMITIED	

	] 20m	
PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE +	1 HARVEY AVE, MC	OREBANK
JOB NO		
2049		
CHECKED	DRAWN	
AA/RA	EN	
DATE	SCALE	
4/04/2023	1:250 @ A1	A3@50%
PROJECT STATUS		
DEVELOPMENT	APPLICATION	
DRAWING TITLE		
SITE ANALYSIS		
SHEET NO.	REVISION.	

DA 003

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**REVISION IDAMENDMENT**ADEVELOPMENT APPLICATION

**DATE** 3/02/2021

ARCHITECT FUSE-ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

#### MCONEX PTY LIMITIED

z 0 5 10 20m PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN DATE SCALE 1:200 @ A1 A3@50% 4/04/2023 PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE SITE PLAN

SHEET NO. REVISION. DA 004 A



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# - - - TO BE DEMOLISHED

TO BE DEMOLISHED

TO BE RETAINED



EXISTING TREE TO BE REMOVED

EXISTING TREE TO BE RETAINED



DATE 3/02/2021

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

MCONEX PTY LIMITIED

0 1 2

MOOREBANK

PROJECT

JOB NO 2049

CHECKED

AA/RA

SITE ADDRESS

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DATE SCALE 1:100 @ A1 A3@50% 4/04/2023 PROJECT STATUS

DEVELOPMENT APPLICATION DRAWING TITLE

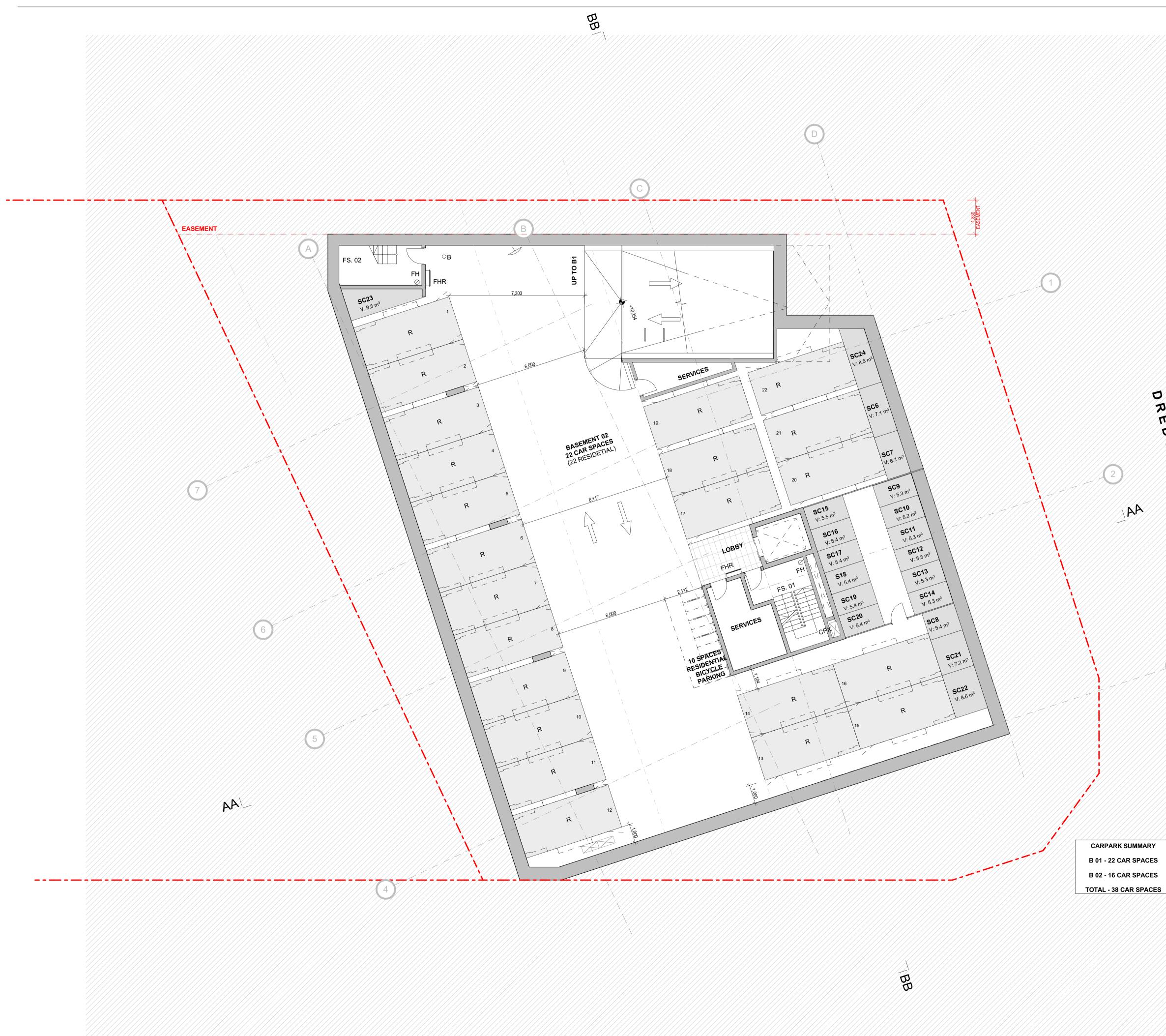
DEMOLITION PLAN

SHEET NO. REVISION. DA 005 Α

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK

DRAWN

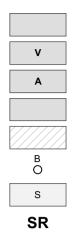
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# HARVEY AVE OVER

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#### LEGEND



## RESIDENTIAL CARSPACE VISITORS CARSPACE ADAPTABLE CARSPACE

ACCESSIBLE CARSPACE

SHARED ZONE

STORAGE ROOM

#### **REVISION IDAMENDMENT**DDA AMENDMENTS D

**DATE** 3/02/2021

ARCHITECT FUSE-ARCHITECTS

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

#### MCONEX PTY LIMITIED

z 0 1 2 PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN ΕN AA/RA DATE SCALE 4/04/2023 1:100 @ A1 A3@50% PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE BASEMENT 02 PLAN

SHEET NO. REVISION. DA 101 D

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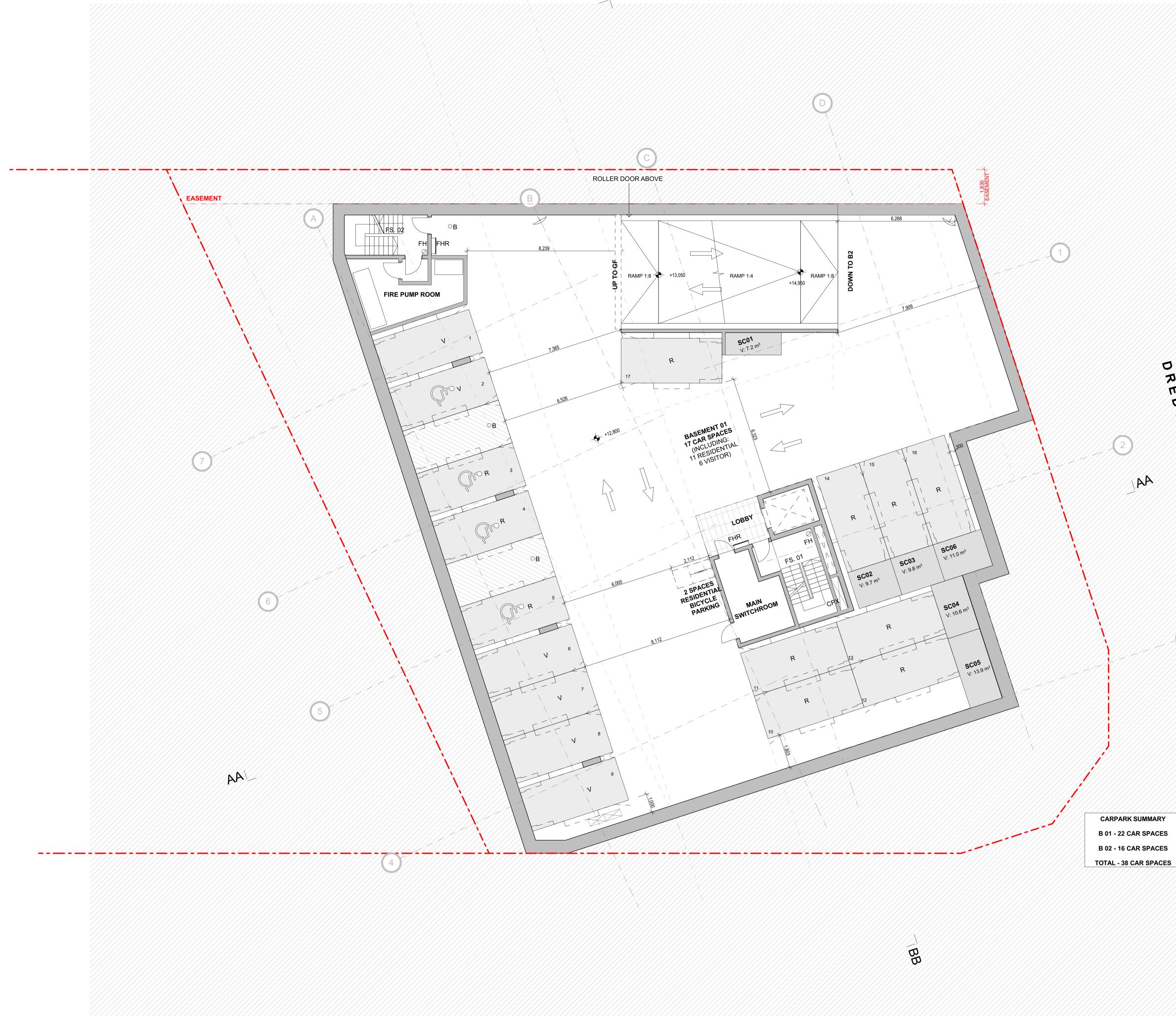
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BOLLARD STORAGE CAGES

@ 11:39 AM



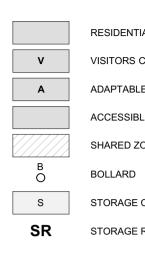
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# HARVEY AVE OVER

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#### LEGEND



RESIDENTIAL CARSPACE VISITORS CARSPACE ADAPTABLE CARSPACE

ACCESSIBLE CARSPACE

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#### **REVISION IDAMENDMENT**DDA AMENDMENTS D

**DATE** 3/02/2021

# ARCHITECT FUSE-ARCHITECTS

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

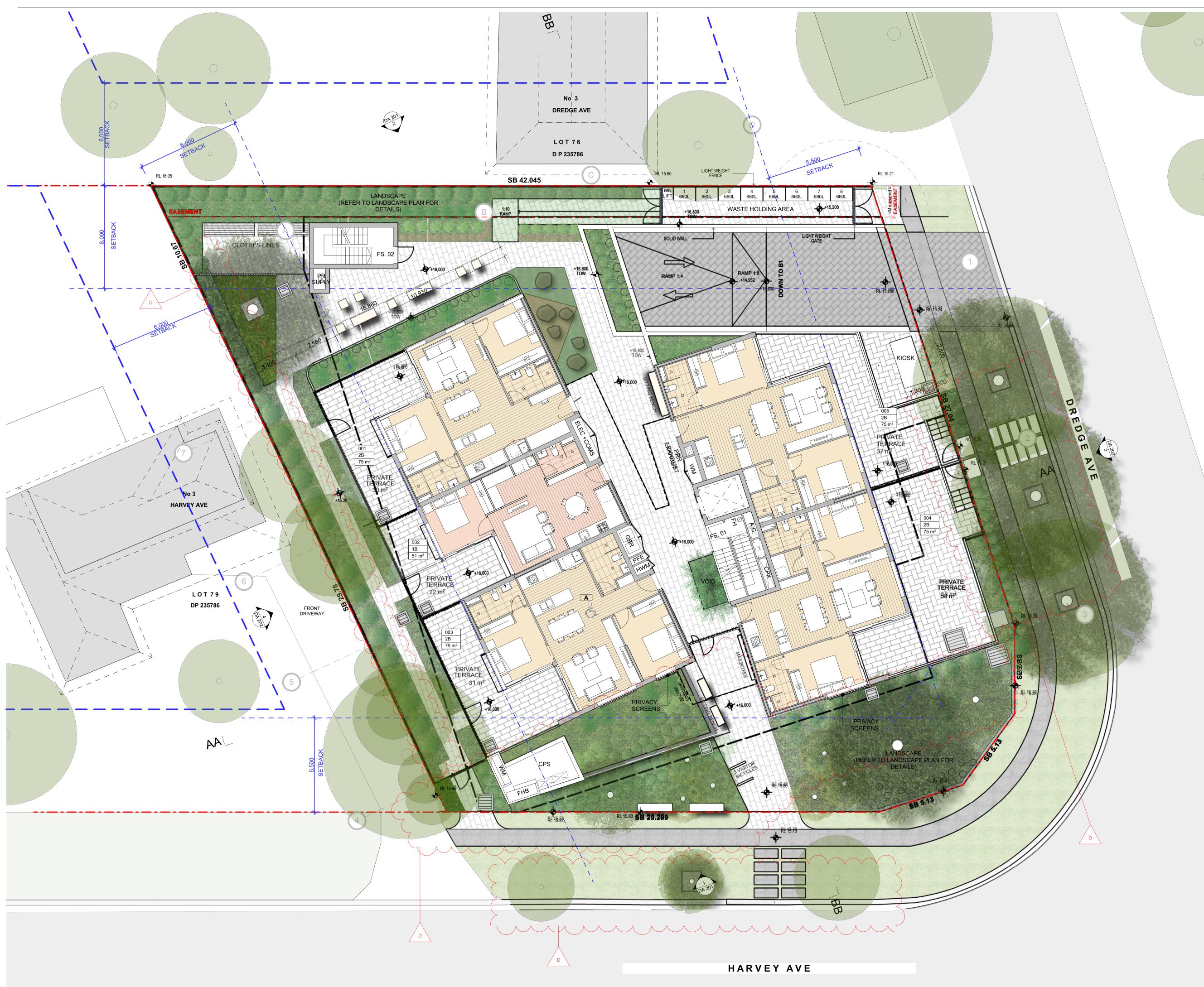
ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

#### MCONEX PTY LIMITIED

z 0 1 2 PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN ΕN AA/RA DATE SCALE 4/04/2023 1:100 @ A1 A3@50% PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE BASEMENT 01 PLAN

SHEET NO. REVISION. DA 102 D



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GENERAL NOTES

**REVISION IDAMENDMENT**DDA AMENDMENTS D

DATE 4/04/2023

@ 11:39 AM

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

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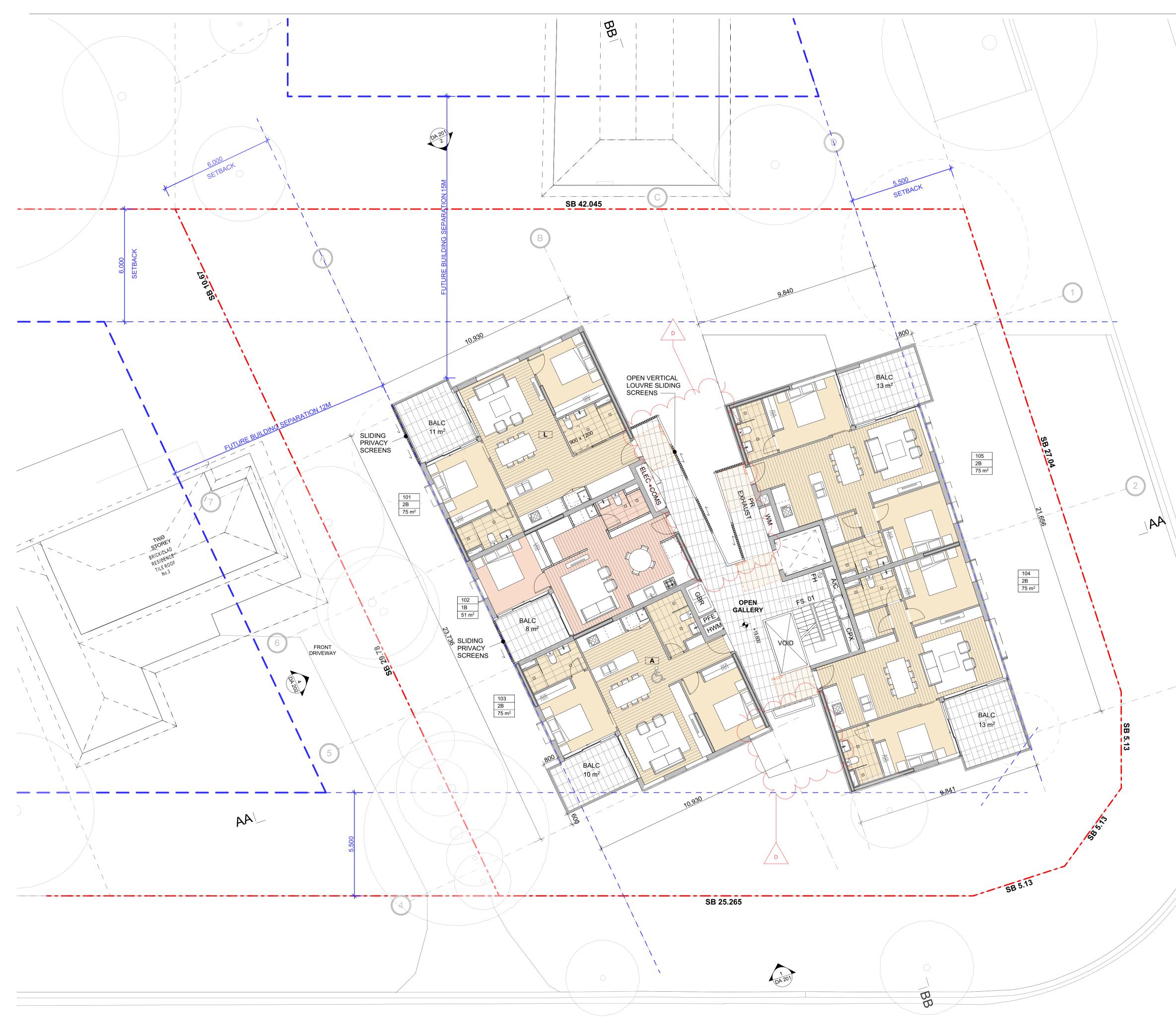
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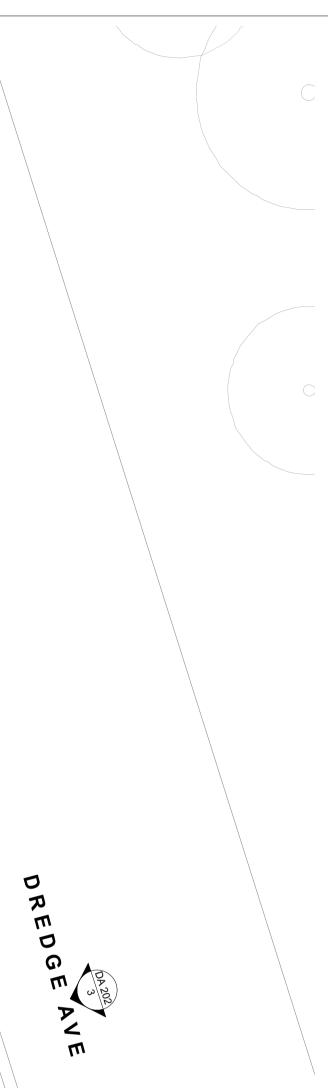
#### MCONEX PTY LIMITIED

Z 0 1 PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN DATE SCALE 1:100 @ A1 A3@50% 4/04/2023 PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE GROUND FLOOR PLAN

SHEET NO. REVISION. DA 103 D



# HARVEY AVE



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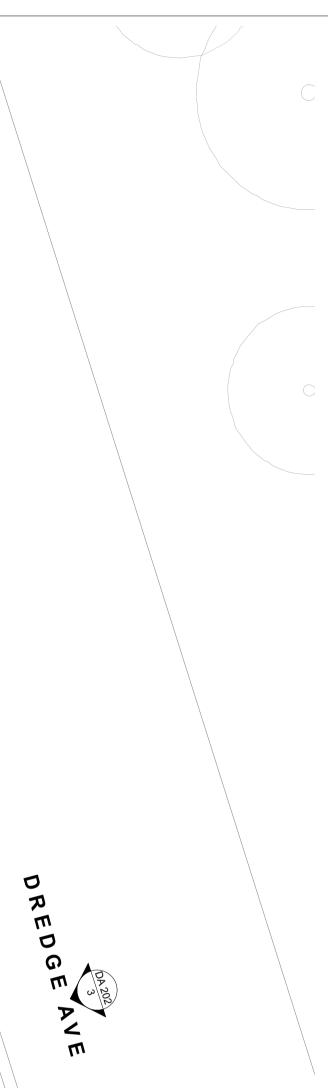
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ARCHITECT FUSE-ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

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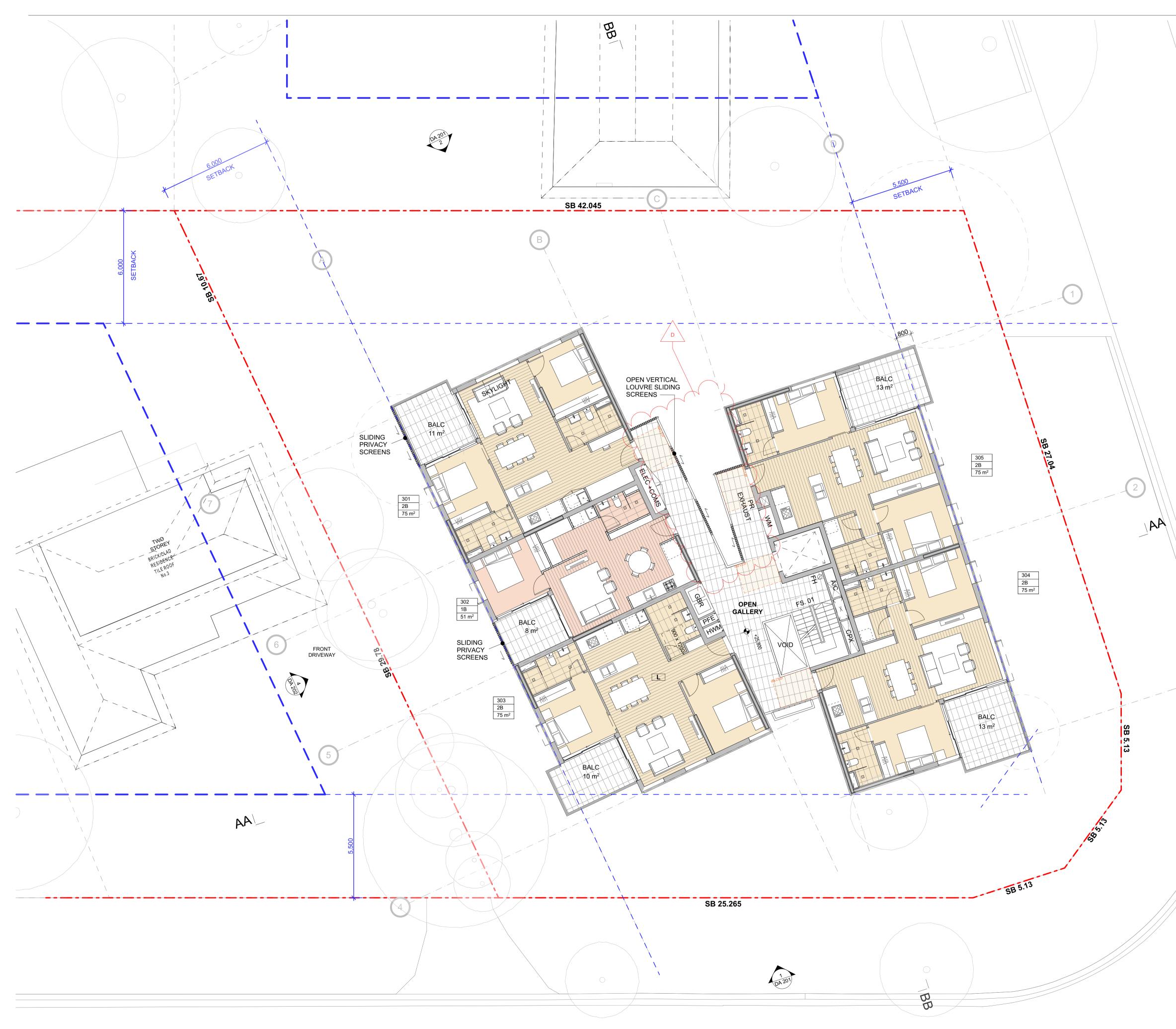
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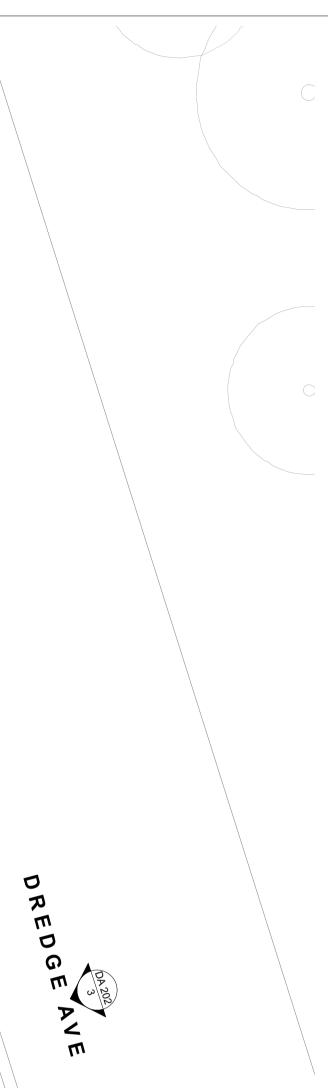
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## HARVEY AVE



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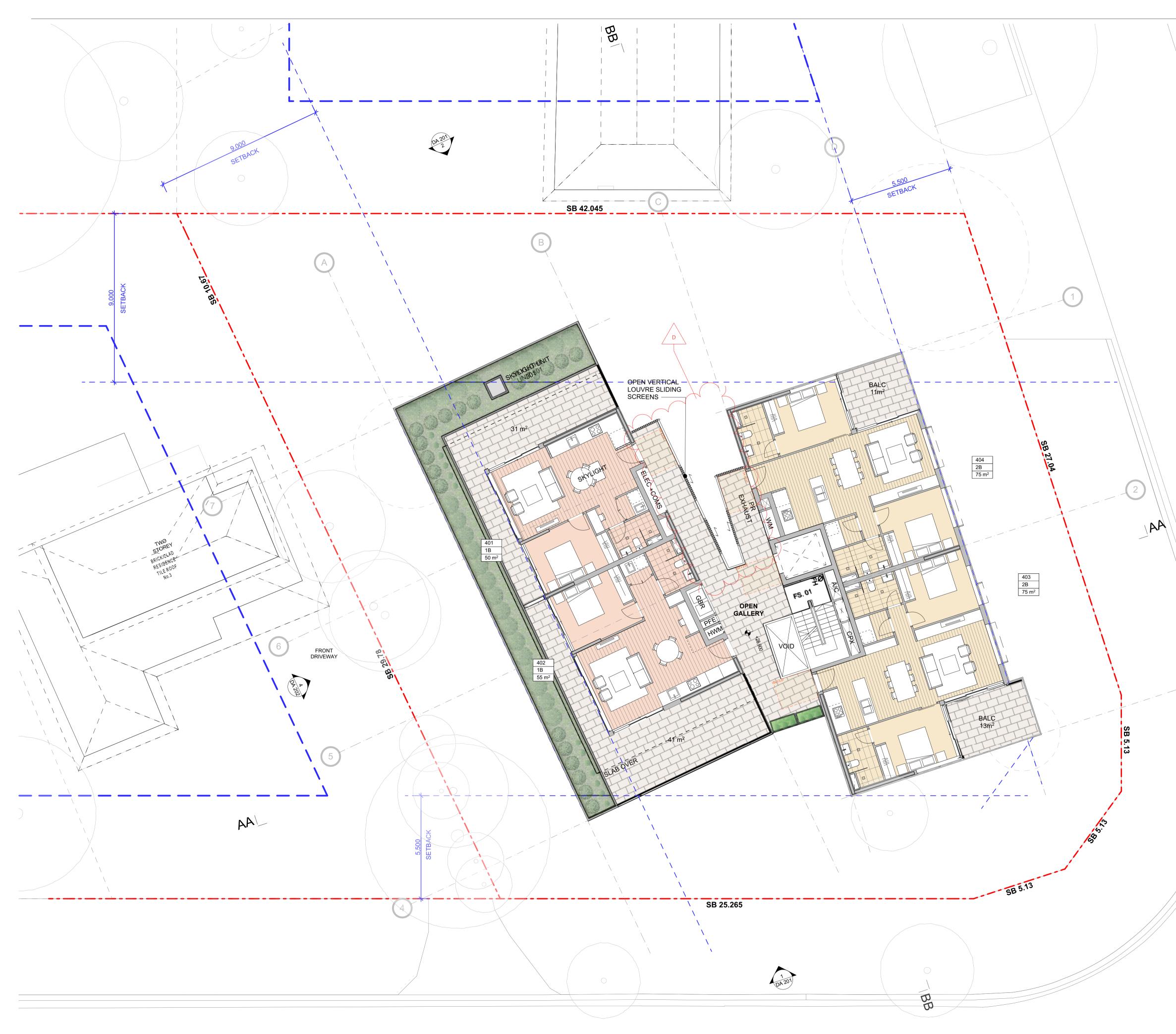
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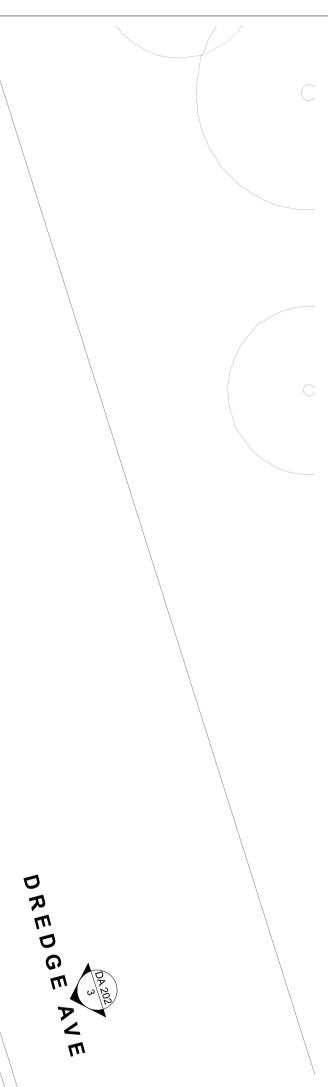
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## HARVEY AVE



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ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

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@ 11:39 AM

GENERAL NOTES

**REVISION IDAMENDMENT**DDA AMENDMENTS

**DATE** 4/04/2023

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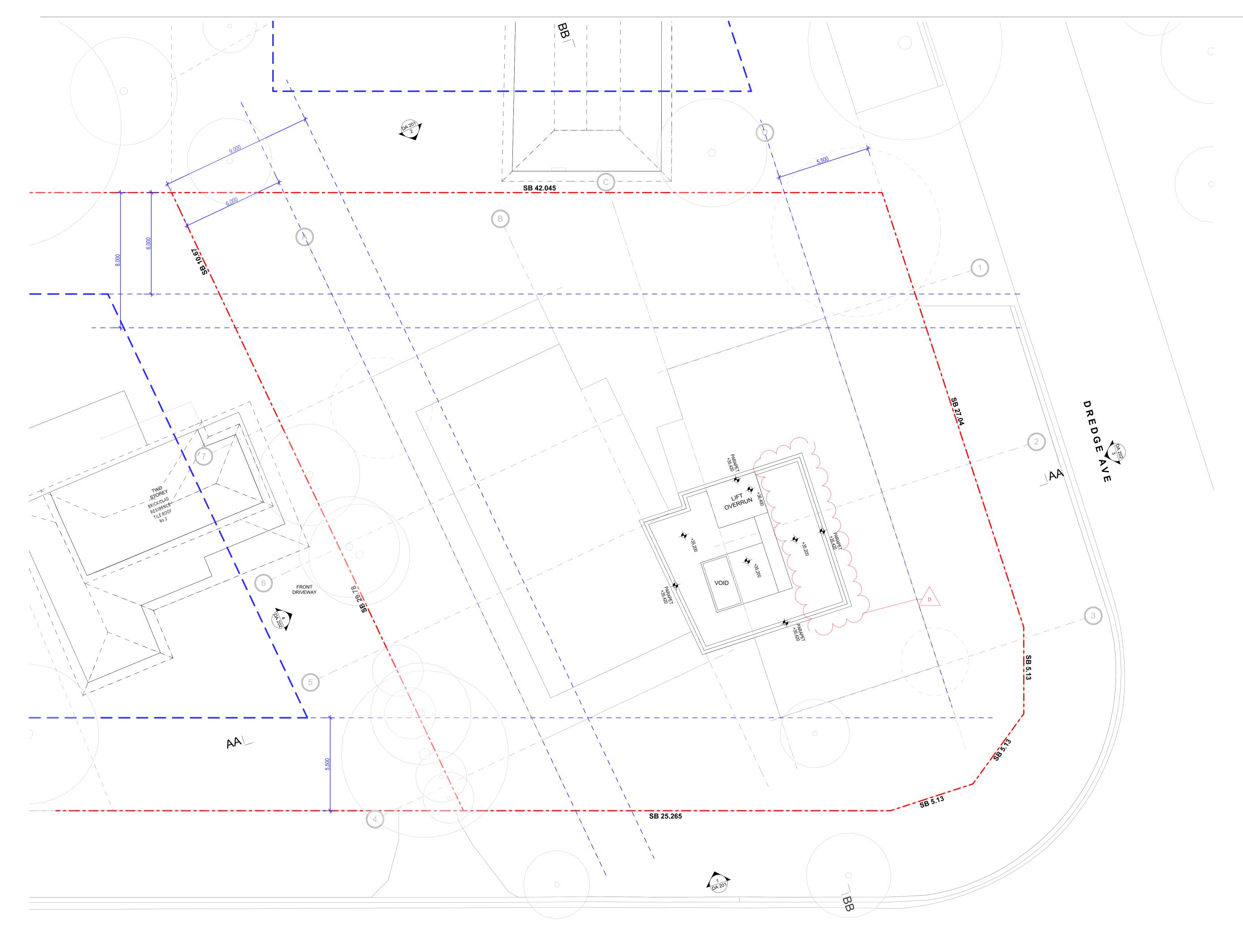
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SHEET NO. REVISION.

DA 108 D



# HARVEY AVE

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file:	2049_MOOREBANK1		
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**REVISION IDAMENDMENT**DDA AMENDMENTS

**DATE** 4/04/2023

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

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ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

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4/04/2023	1:100 @ A1	A3@50%
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SHEET NO. REVISION. D



1 EAST ELEVATION



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PF-01	Paint Finish External Walls, slab edges L4, ba Colour: Dark grey	alaustrade	gallery L1-L4
GL-01	Glass Residential Colour: Clear		
BL-01	Off Form Concrete Balustrade wit	h Alumini	um Top Rail
PC-01	Powdercoat Aluminium Window Frames, Colour: Dark grey		
CONC-01	Off Form Concrete		
SCN-01	Aluminium Screen Entry Gate + Fence Colour: Mid grey		
SCN-02	Aluminium Roof Colour: Dark grey		
SCN-03	Stainless Steel Cable Trellis Syst Planters Open Gallery	em	
SCN-04	Aluminium Sliding Screen Colour: Mid grey		
MB-01	Mailboxes Colour: TBC		
AL-01	Facade Metallic dark and light bronze alu angles	mimium L	shape profiles
AL-02	Facade Metallic dark and light bronze alu angles	mimium L	shape profiles

REVISION ID AMENDMENT DA AMENDMENTS D

DATE 4/04/2023

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

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ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

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MCONEX PTY LIMITIED

0 1 PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN SCALE DATE 1:100 @ A1 A3@50% 4/04/2023 PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE

#### EAST + WEST ELEVATIONS

SHEET NO.	REVISION.
DA 201	D



# 3 NORTH ELEVATION



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file: print date and time:	2049_MOOREBANK1 Tuesday, 4 April 2023	@	11:39 AM	
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PF-01	Paint Finish External Walls, slab edges L4, bala Colour: Dark grey	ustrade	e gallery L1-L4	
GL-01	Glass Residential Colour: Clear			
BL-01	Off Form Concrete Balustrade with <i>i</i>	Alumini	um Top Rail	
PC-01	Powdercoat Aluminium Window Frames, Colour: Dark grey			
CONC-01	Off Form Concrete			
SCN-01	Aluminium Screen Entry Gate + Fence Colour: Mid grey			
SCN-02	Aluminium Roof Colour: Dark grey			
SCN-03	Stainless Steel Cable Trellis Systen Planters Open Gallery	n		
SCN-04	Aluminium Sliding Screen Colour: Mid grey			
MB-01	Mailboxes Colour: TBC			
AL-01	Facade Metallic dark and light bronze alumin angles	mium L	. shape profiles	
AL-02	Facade Metallic dark and light bronze alumin angles	mium L	. shape profiles	

**REVISION IDAMENDMENT**DDA AMENDMENTS

**DATE** 4/04/2023

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

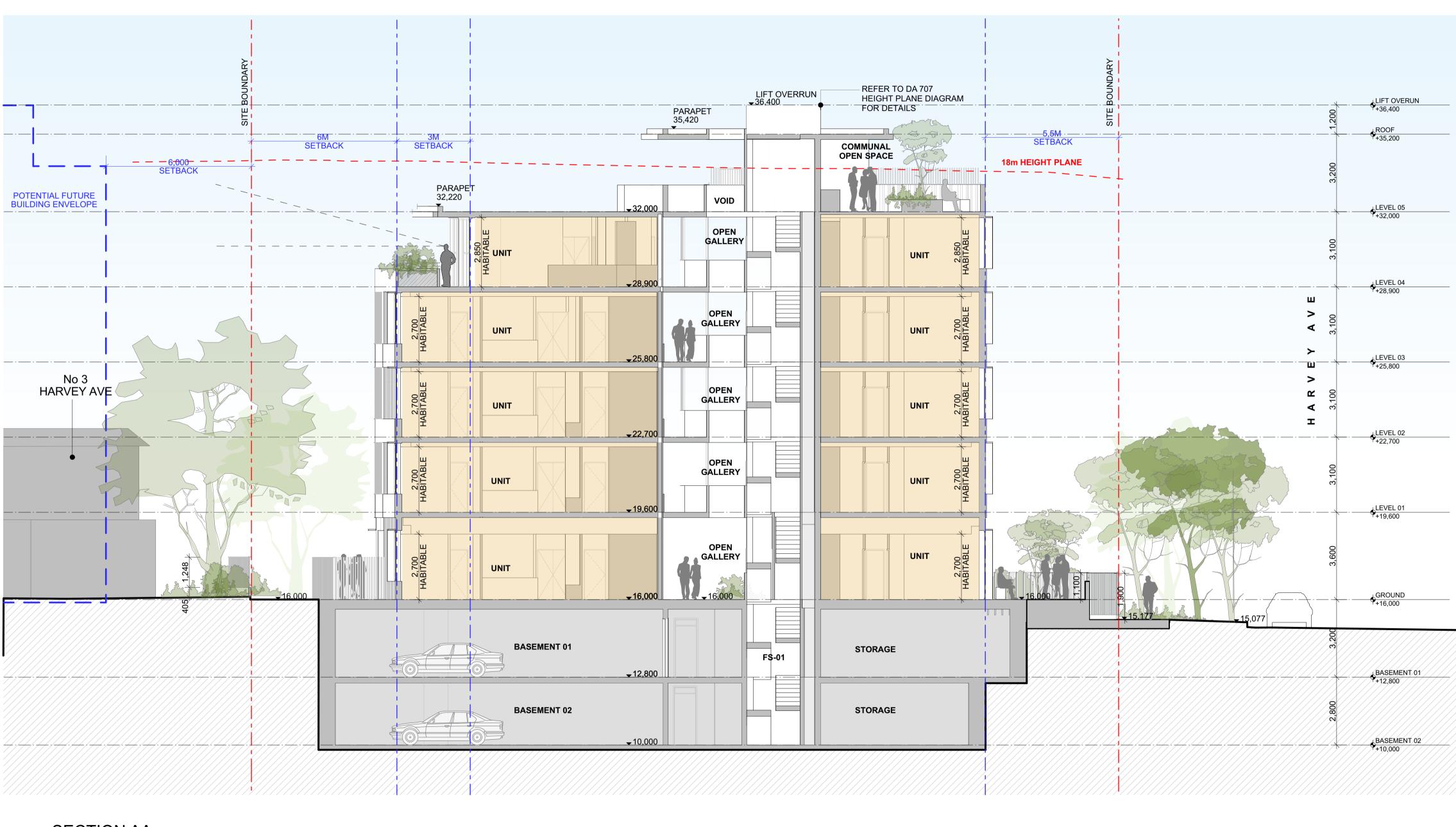
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MCONEX PTY LIMITIED

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NORTH + SOUTH ELEVATIONS

SHEET NO. REVISION. DA 202 D



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ASEMENT 01	61 MARLBOROUGH STREE SURRY HILLS NSW 2010	:1	
12,800	MAIL@FUSEARCHITECTUF	RE.COM.AU	
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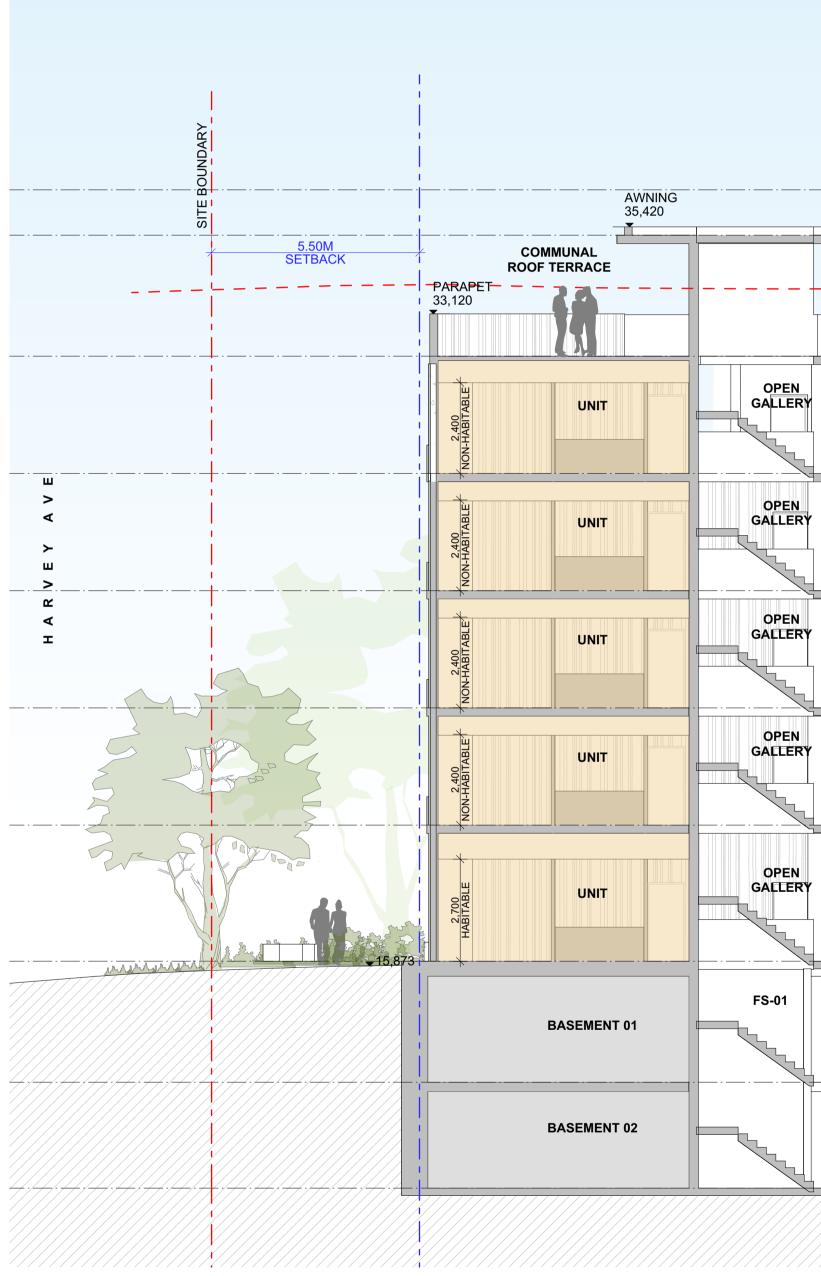
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1 SECTION BB

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+32,000

+28,900

+25,800

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GROUND +16,000

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BASEMENT 02

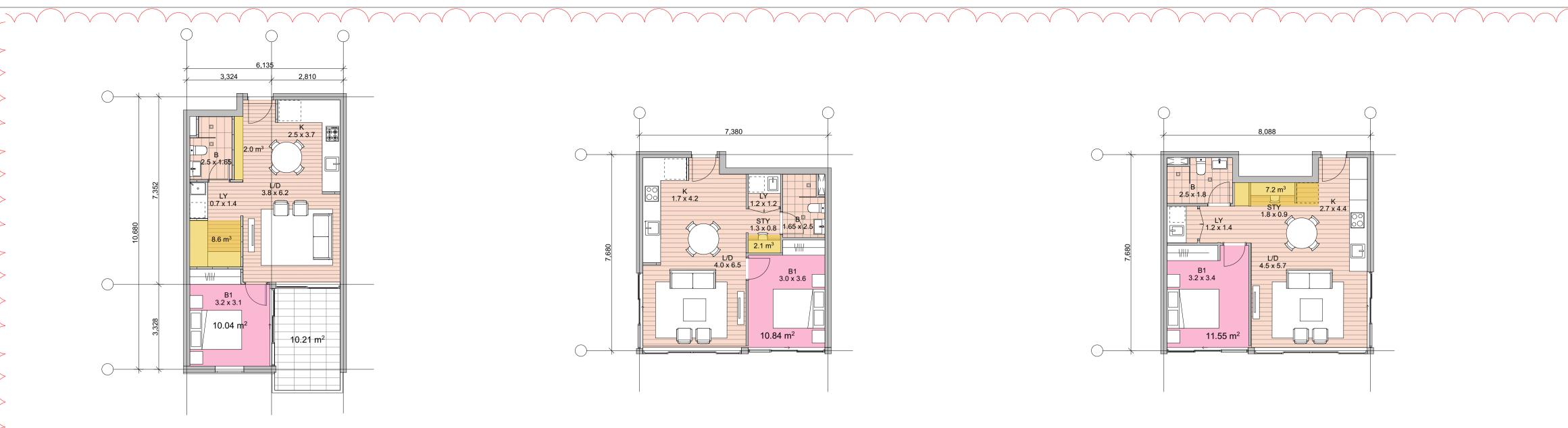
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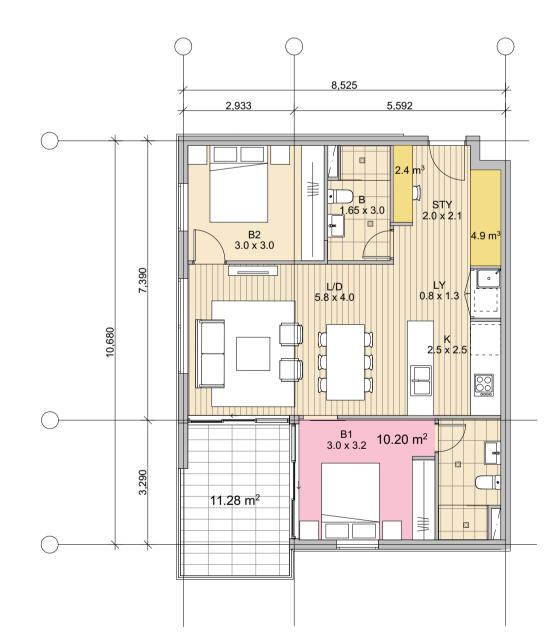
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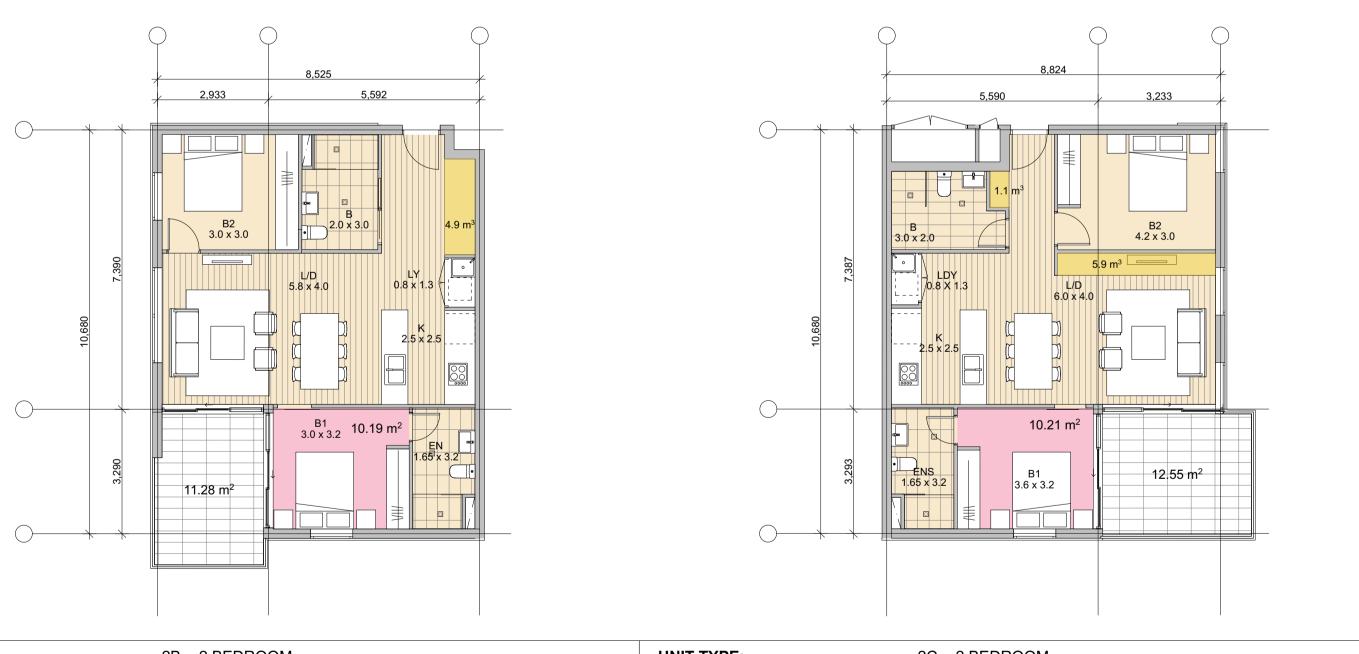
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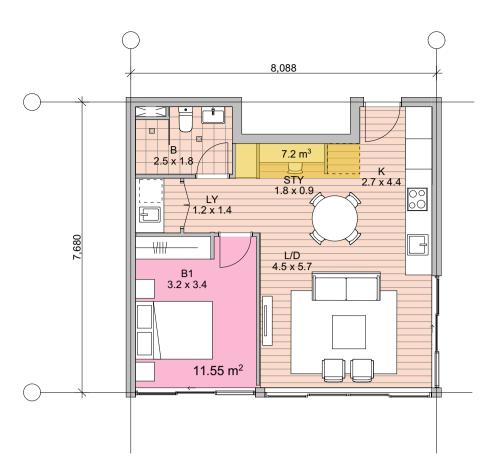
UNIT TYPE:	1A - 1 BEDROOM + STUDY	UNIT TYPE:	1B - 1 BEDROOM + STUDY	UNIT TYPE:	1C - 1 BEDROOM + STUDY
UNIT NUMBER:	002, 102, 202, 302	UNIT NUMBER:	401	UNIT NUMBER:	402
STORAGE AREA:	IN APARTMENT: 10.6 m <sup>3</sup> , IN BASEMENT: 0.0 m <sup>3</sup>	STORAGE AREA:	IN APARTMENT: 2.1 m <sup>3</sup> , IN BASEMENT: 3.9 m <sup>3</sup>	STORAGE AREA:	IN APARTMENT:7.2 m <sup>3</sup> , IN BASEMENT:0.0 m <sup>3</sup>
INTERNAL AREA:	51m <sup>2</sup>	INTERNAL AREA:	50m <sup>2</sup>	INTERNAL AREA:	55m <sup>2</sup>
TERRACE:	22m <sup>2</sup> (002), 10m <sup>2</sup> (102, 302), 8m <sup>2</sup> (202)	TERRACE:	31m <sup>2</sup>	TERRACE:	41m <sup>2</sup>





UNIT TYPE:	2A - 2 BEDROOM + STUDY	UNIT TYPE:	2B - 2 BEDROOM	UNIT TYPE:	2C - 2 BEDROOM
UNIT NUMBER:	001, 201, 301	UNIT NUMBER:	101	UNIT NUMBER:	003, 103, 203, 303
STORAGE AREA:	IN APARTMENT: 7.3 m <sup>3</sup> , IN BASEMENT: 1.0 m <sup>3</sup>	STORAGE AREA:	IN APARTMENT:4.9 m <sup>3</sup> , IN BASEMENT:3.1 m <sup>3</sup>	STORAGE AREA:	IN APARTMENT: 7.0 m <sup>3</sup> , IN BASEMENT: 1.0 m <sup>3</sup>
INTERNAL AREA:	75m <sup>2</sup>	INTERNAL AREA:	75m <sup>2</sup>	INTERNAL AREA:	75m <sup>2</sup>
TERRACE:	30m <sup>2</sup> (001), 12m <sup>2</sup> (201),11m <sup>2</sup> (301)	TERRACE:	11m <sup>2</sup> (101)	TERRACE:	31m <sup>2</sup> (003), 13m <sup>2</sup> (103, 303), 12m <sup>2</sup> (203)





4/04/2023	1:100 @ A1	A3@50%
PROJECT STATUS		
DEVELOPMENT	APPLICATION	
DRAWING TITLE		
UNIT TYPES		
SHEET NO.	REVISION.	
DA 401	D	

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK

DRAWN

ΕN

SCALE

5m

D

REVISION ID AMENDMENT DA AMENDMENTS D

DATE 4/04/2023

ARCHITECT FUSE ARCHITECTS

ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

CLIENT

0 1 2

MOOREBANK SITE ADDRESS

PROJECT

JOB NO 2049 CHECKED

AA/RA

DATE

MAIL@FUSEARCHITECTURE.COM.AU

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

MCONEX PTY LIMITIED

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INFORMATION. file: print date and time: Tuesday, 4 April 2023 LEGEND

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Α

m<sup>2</sup>

2049\_MOOREBANK1

1 BED APARTMENT

BALCONY

STORAGE

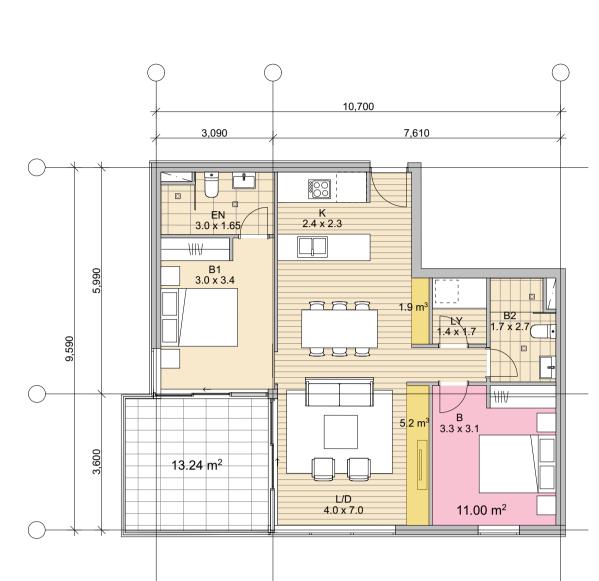
2 BED + 2 BATH APARTMENT

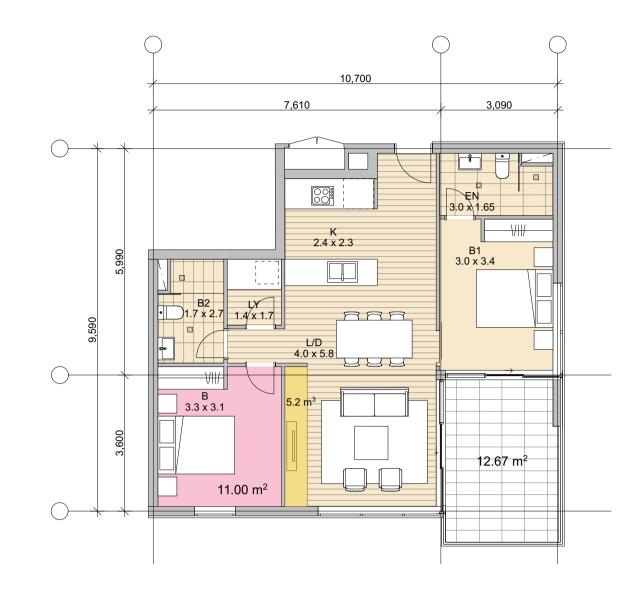
ADAPTABLE APARTMENT

MASTER BEDROOM AREA

LIVABLE APARTMENT

@ 11:40 AM





UNIT TYPE:	2D - 2 BEDROOM	UNIT TYPE:	2E - 2 BEDROOM
UNIT NUMBER:	004, 104, 204, 304, 403	UNIT NUMBER:	005, 105, 205, 305, 404
STORAGE AREA:	IN APARTMENT: 7.1 m <sup>3</sup> , IN BASEMENT: 1.0 m <sup>3</sup>	STORAGE AREA:	IN APARTMENT:5.2 m <sup>3</sup> , IN BASEMENT:1.8 m <sup>3</sup>
INTERNAL AREA:	75m <sup>2</sup>	INTERNAL AREA:	75m <sup>2</sup>
TERRACE:	$58m^2$ (004), $13m^2$ (104, 304), $13m^2$ (204), $11 m^2$ (403)	TERRACE:	45m <sup>2</sup> (004), 13m <sup>2</sup> (105, 305), 13m <sup>2</sup> (205), 11 m <sup>2</sup> (404)

PROJECT STATUS		
DEVELOPMENT APPLICATION		
DRAWING TITLE		
UNIT TYPES		
SHEET NO.	REVISION.	
DA 402	D	

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK

DRAWN

SCALE

ΕN

\_\_\_\_] 5m

1:100 @ A1 A3@50%

\_\_\_\_ D \\_\_\_

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MASTER BEDROOM AREA

m²

REVISION ID AMENDMENT DA AMENDMENTS D

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STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

0 1 2

MOOREBANK SITE ADDRESS

PROJECT

JOB NO 2049 CHECKED

AA/RA

4/04/2023

DATE

MCONEX PTY LIMITIED

DATE 4/04/2023



# 1 UNIT TYPE 2C PRE-ADAPTATION

UNITS 003,103, 203

# 1 UNIT TYPE 2C POST-ADAPTATION

UNITS 003,103, 203

REVISION ID AMENDMENT

GENERAL NOTES

DEVELOPMENT APPLICATION

DATE 3/02/2021

A3@50%

@ 11:40 AM

#### ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

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CLIENT

MCONEX PTY LIMITIED

#### 0 0.5 1.0 \_\_\_\_\_ 2.0m PROJECT MOOREBANK

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK

DRAWN ΕN

SCALE

SITE ADDRESS

CHECKED

DATE

AA/RA

JOB NO

2049

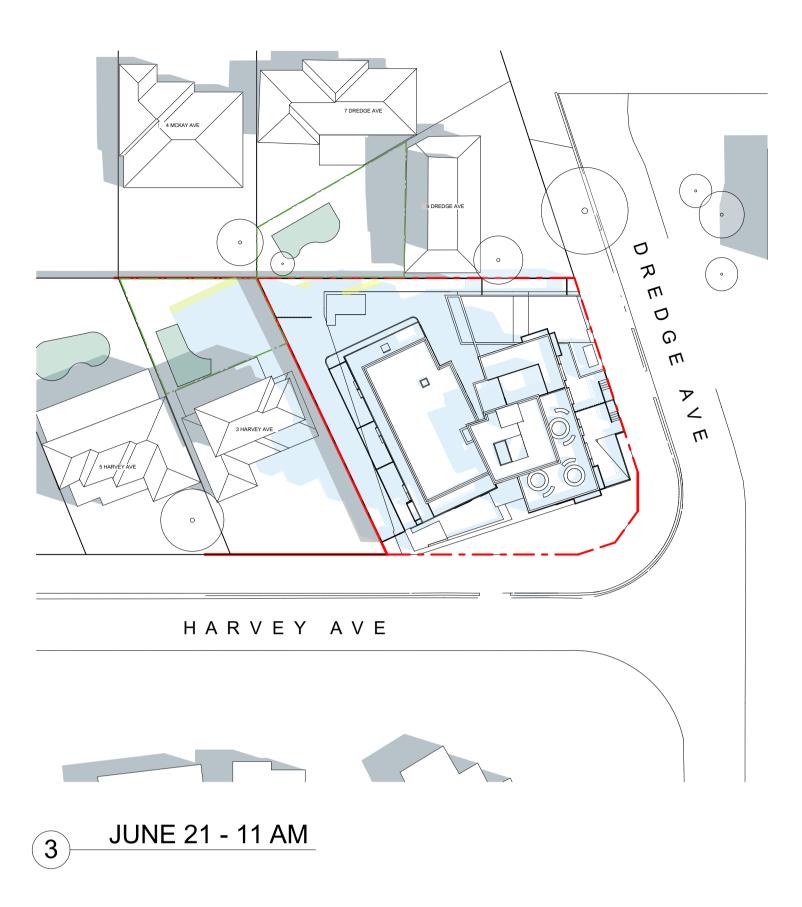
1:50 @ A1 4/04/2023 PROJECT STATUS

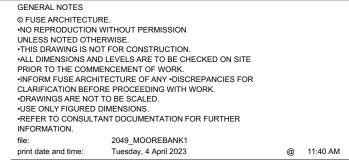
DEVELOPMENT APPLICATION DRAWING TITLE

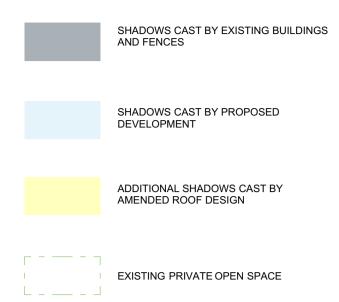
ADAPTABLE UNIT TYPE

SHEET NO.	REVISION.
DA 403	А









**REVISION IDAMENDMENT**DDA AMENDMENTS D

**DATE** 4/04/2023

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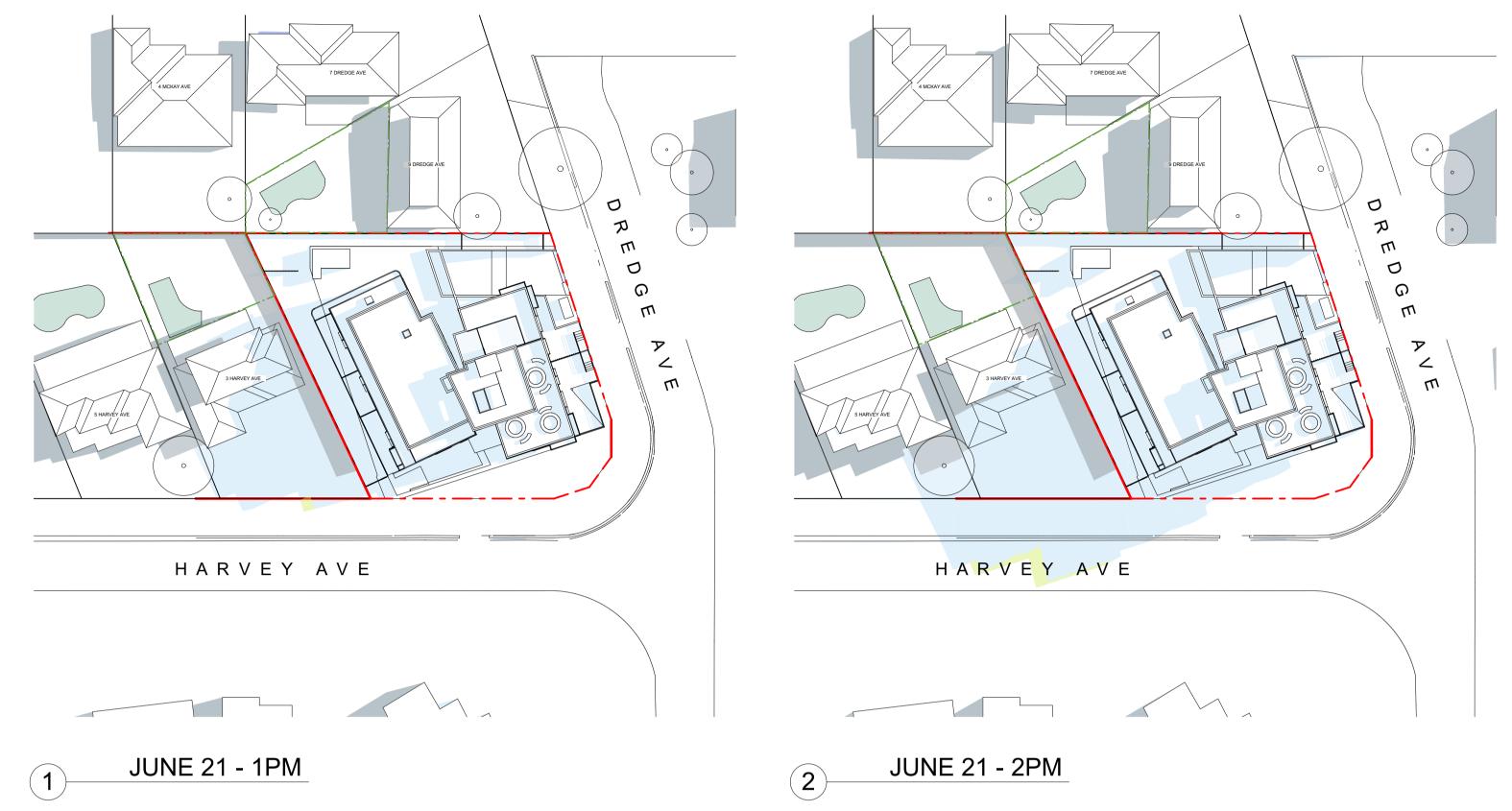
ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

#### MCONEX PTY LIMITIED

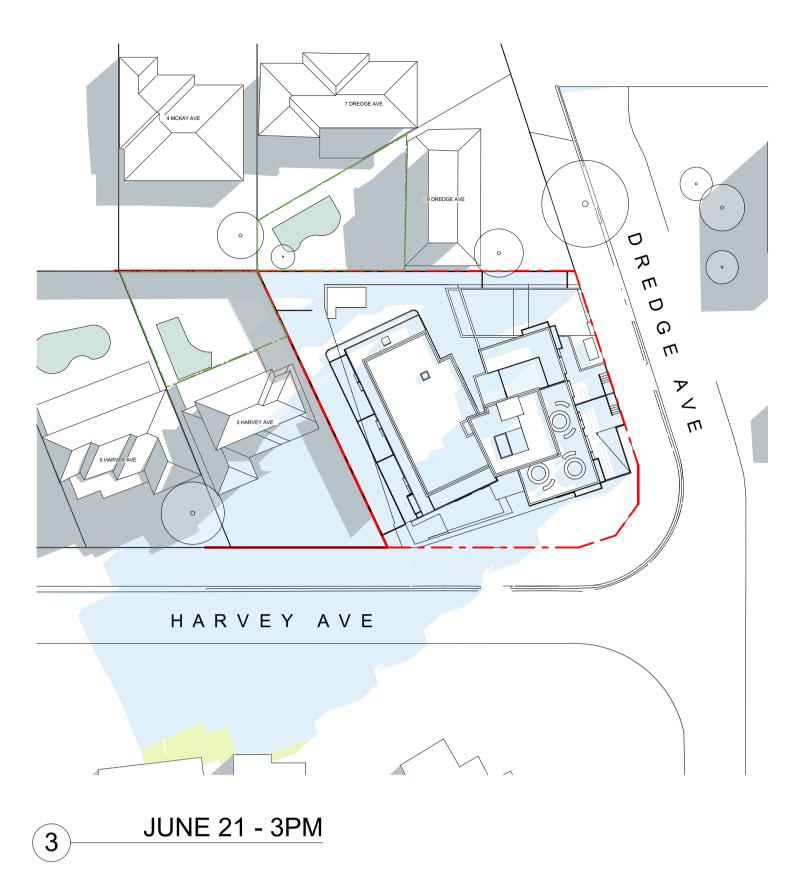
Z		
0 4 10	] 20m	
PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE	+ 1 HARVEY AVE,	MOOREBANK
JOB NO		
2049		
	DRAWN	
CHECKED		
CHECKED AA/RA	EN	
AA/RA	EN SCALE	
AA/RA date		A3@50%
	SCALE	A3@50%
AA/RA DATE 4/04/2023 PROJECT STATUS	SCALE	
AA/RA DATE 4/04/2023 PROJECT STATUS	scale @ A1	

SHEET NO. REVISION. DA 501 D



#### 3 HARVEY AVE POS - 226SQM 9 DREDGE AVE POS - 244SQM

Jun-21		OPEN SPACE RECEIVING SUN (SQM)		
TIME	3 HARVEY AVE (E)	3 HARVEY AVE (P)	9 DREDGE AVE (E)	9 DREDGE AVE (P)
9AM	47	0	103	0
10AM	123	49	130	23
11AM	166	74	151	151
12PM	186	140	162	162
1PM	182	179	158	158
2PM	166	166	147	147
3PM	125	125	129	129
COMPLIANT WITH DCP REQ	Y	Y	Y	Y



50% SOLAR ACCESS NO SOLAR ACCESS (E) EXISTING (P) PROPOSED

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GENERAL NOTES





DATE 4/04/2023

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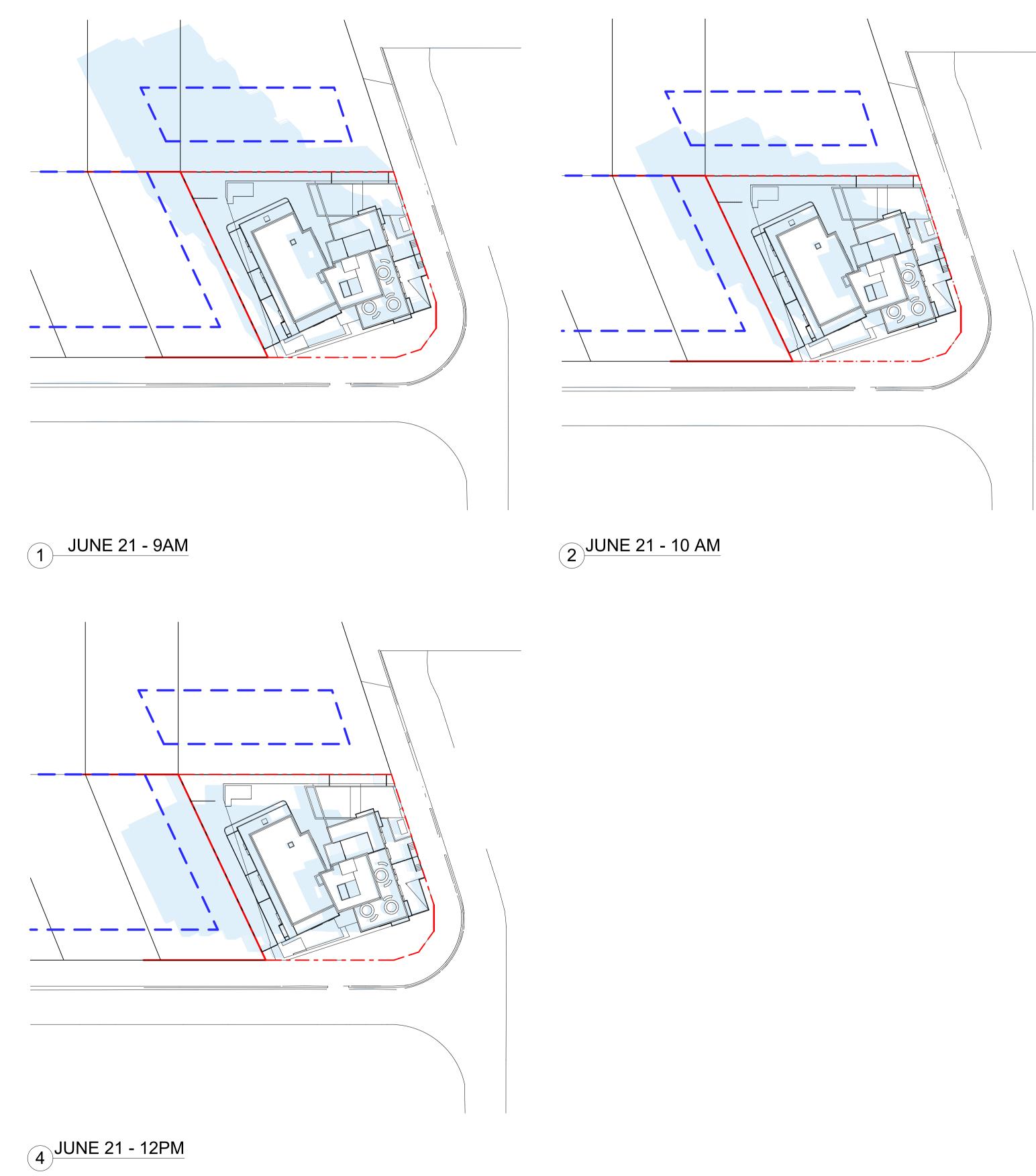
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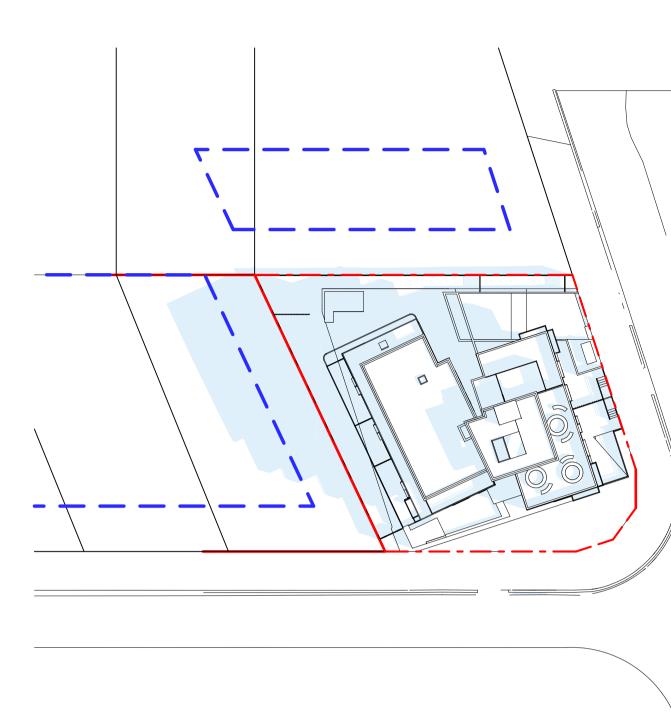
ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627 CLIENT

## MCONEX PTY LIMITIED

Z 0 4 20m 10 PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN SCALE DATE 4/04/2023 @ A1 A3@50% PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE SHADOW DIAGRAMS SHEET 2 - JUNE

SHEET NO. REVISION. DA 502 D





3 JUNE 21 - 11 AM

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POTENTIAL FUTURE BUILDING ENVELOPE

@ 11:40 AM

**DATE** 4/04/2023

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STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

REVISION IDAMENDMENTDDA AMENDMENTS

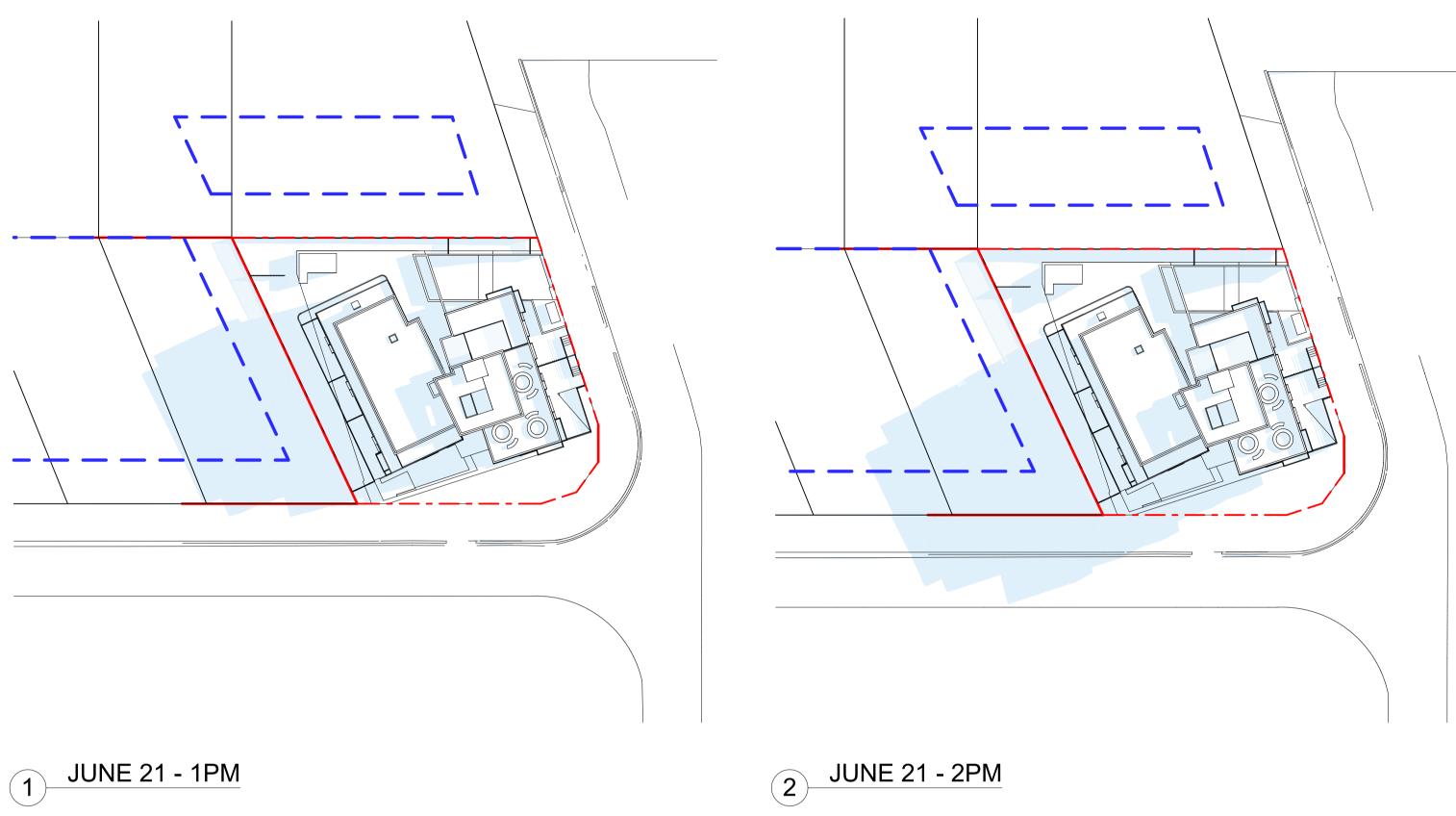
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ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627 CLIENT

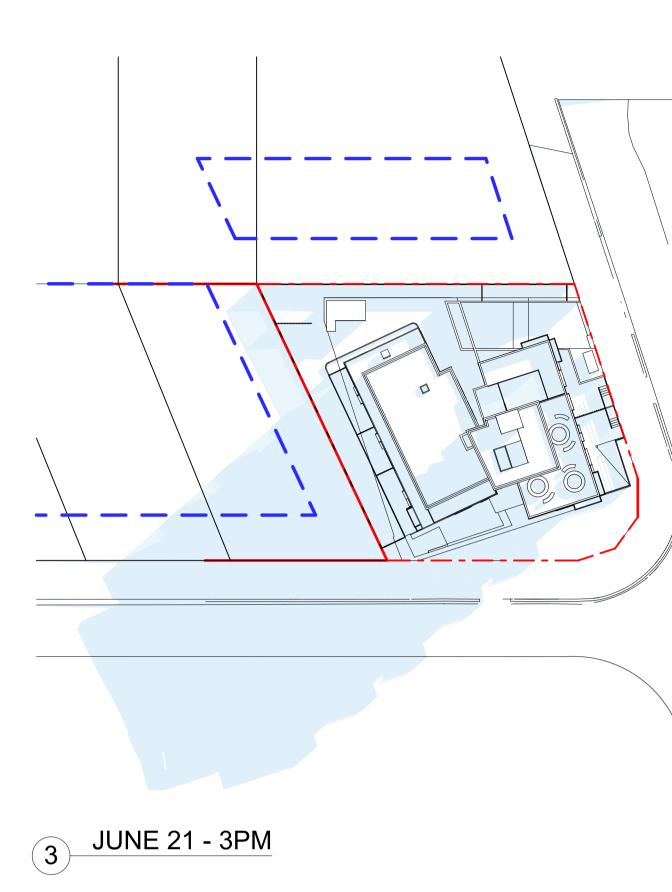
MCONEX PTY LIMITIED

Z 0 4 20m 10 PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN DATE SCALE 4/04/2023 @ A1 A3@50% PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE SHADOW DIAGS - JUNE (POTENTIAL FUTURE)

SHEET NO. REVISION. DA 503 D







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POTENTIAL FUTURE BUILDING ENVELOPE

@ 11:41 AM

**DATE** 4/04/2023

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

REVISION IDAMENDMENTDDA AMENDMENTS

D

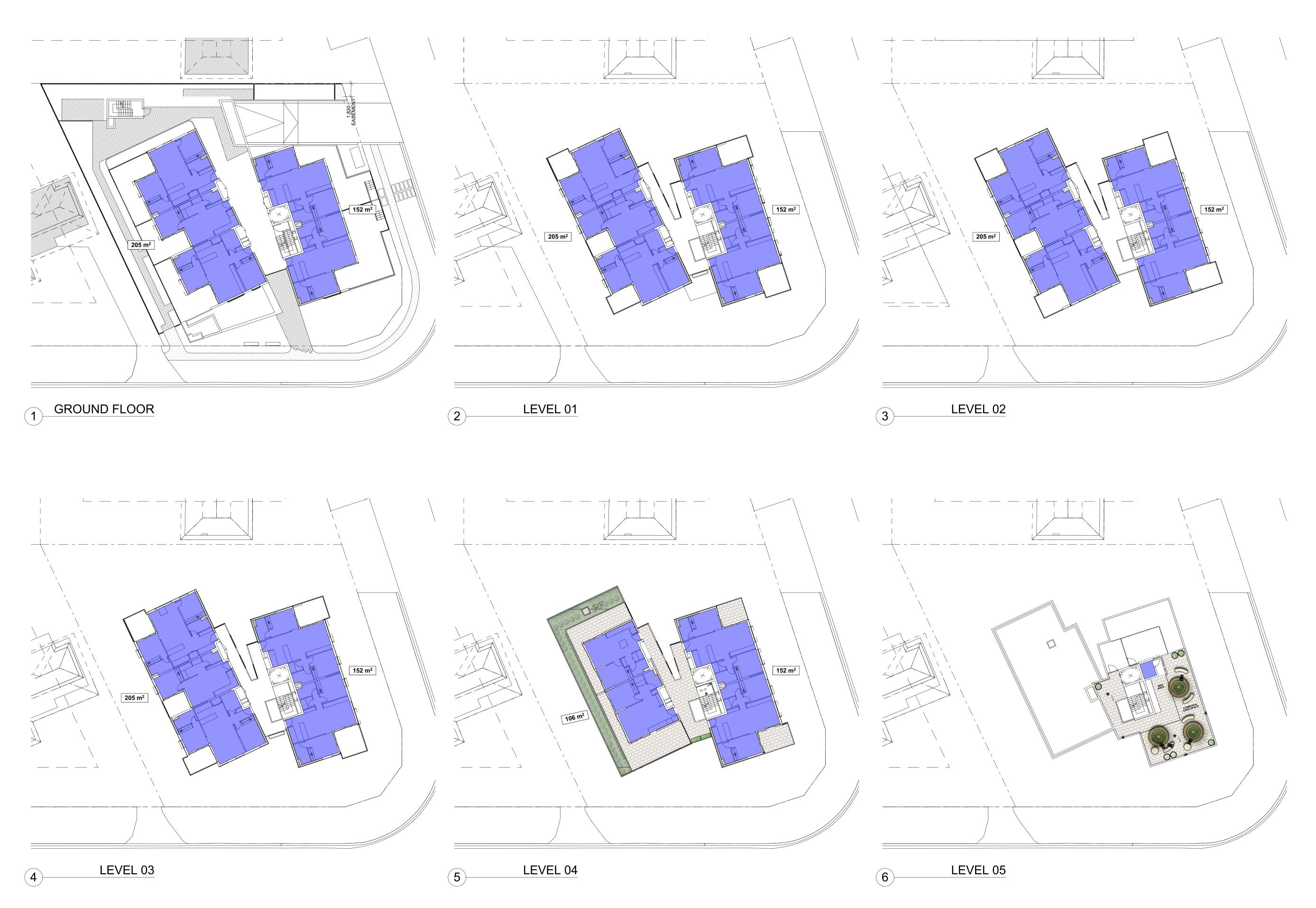
MAIL@FUSEARCHITECTURE.COM.AU ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

MCONEX PTY LIMITIED

Z 0 4 10 20m PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN DATE SCALE A3@50% 4/04/2023 @ A1 PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE SHADOW DIAGS - JUNE (POTENTIAL FUTURE)

SHEET NO. REVISION. DA 504 D



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SITE ARE

GENERAL NOTES

1405.8m<sup>2</sup>

@ 11:41 AM

GFA		
TOTAL m2		
357		
357		
357		
357		
258		
4		
1,690 m²		

PROPOSED GFA =  $1690 \text{ m}^2$ PROPOSED FSR = 1.2:1

PERMITTED GFA : 1686.96 m<sup>2</sup> FSR : 1.2 : 1

Gross Floor Area sum of the floor area of each floor of a building measured from the internal face of external walls, or from the internal face of walls separating the building from any other building, measured at a height of 1.4 metres above the floor, and includes:

(a) the area of a mezzanine, and(b) habitable rooms in a basement or an attic, and (c) any shop, auditorium, cinema, and the like, in a basement or attic,

but excludes: (d) any area for common vertical circulation, such as lifts and stairs, and

(e) any basement: (i) storage, and

(i) vehicular access, loading areas, garbage and services, and
(ii) plant rooms, lift towers and other areas used exclusively for

 (f) plant toolins, int lowers and other areas used exclusively for mechanical services or ducting, and
 (g) car parking to meet any requirements of the consent authority (including access to that car parking), and
 (h) any space used for the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading or unloading of goods (including access to the loading access to the loading of goods (including access to the loading access to access to it), and

(i) terraces and balconies with outer walls less than 1.4 metres high, and

(j) voids above a floor at the level of a storey or storey above.

**REVISION IDAMENDMENT**DDA AMENDMENTS D

**DATE** 4/04/2023

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CLIENT

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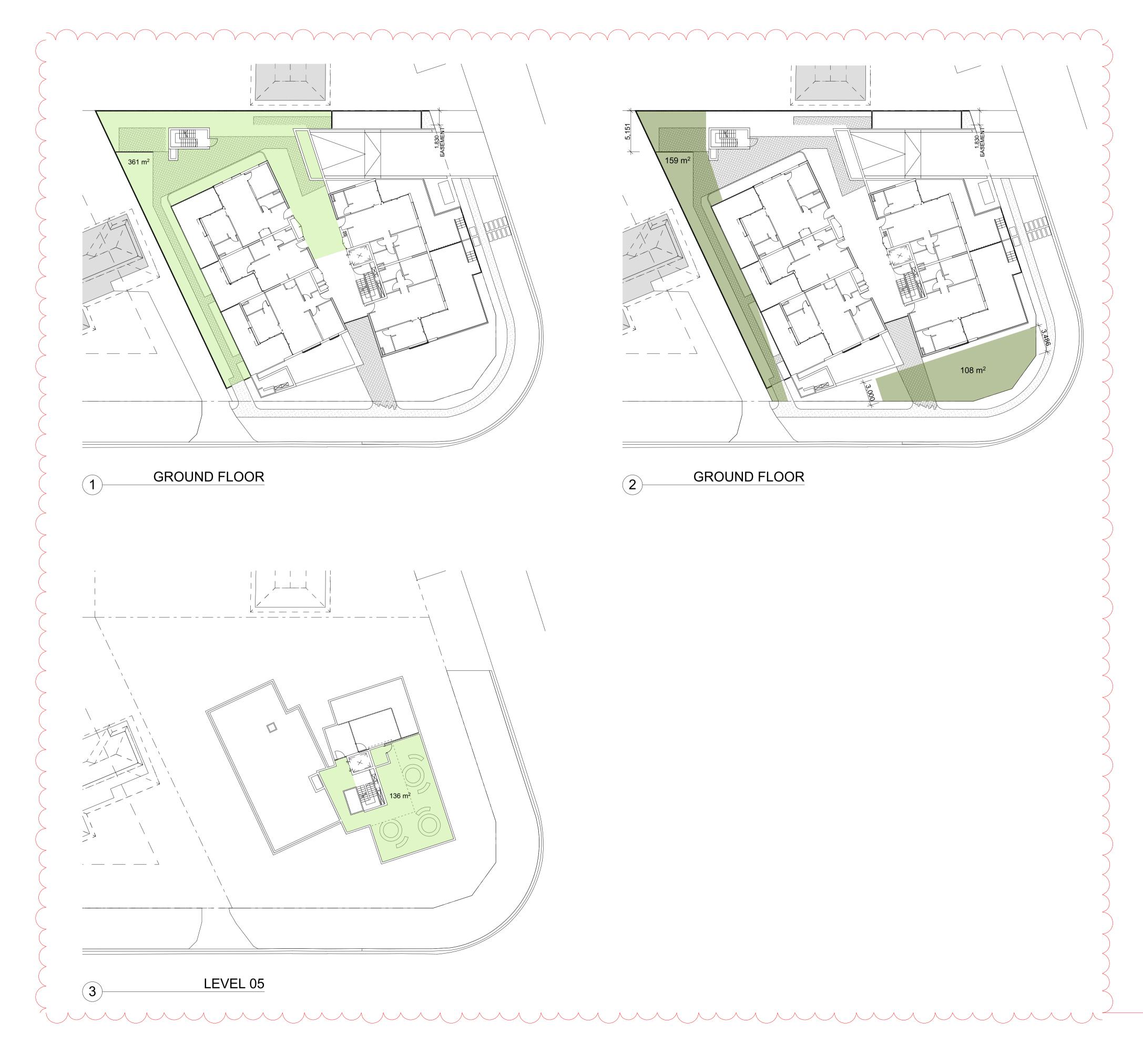
MCONEX PTY LIMITIED

Z		
0 2.5 5	] 10m	
	IUm	
PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE	+ 1 HARVEY AVE, I	MOOREBANK
JOB NO		
2049		
CHECKED	DRAWN	
AA/RA	EN	
DATE	SCALE	
date <b>4/04/2023</b>	© A1	A3@50%
		A3@50%

DEVELOPMENT APPLICATION DRAWING TITLE

GFA DIAGRAMS

SHEET NO.	REVISION.
DA 601	D



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	•ALL DIMENSIONS AND LEVELS ARE TO BE			
	PRIOR TO THE COMMENCEMENT OF WORK			
	•INFORM FUSE ARCHITECTURE OF ANY •DI			
	<ul> <li>CLARIFICATION BEFORE PROCEEDING WIT</li> <li>DRAWINGS ARE NOT TO BE SCALED.</li> </ul>	I WORK.		
	•USE ONLY FIGURED DIMENSIONS.			
	•REFER TO CONSULTANT DOCUMENTATION	N FOR FURTHER		
	INFORMATION.			
	file: 2049 MOOREBAN	K1		
	print date and time: Tuesday, 4 April 20		@ 11:	41 AM
			-	
	_		_	
	$\langle \rangle \land \land \rangle$	$\frown$		$\backslash$
	V V V V		V	1
	SITE AREA		1405.8m	2
				2
$\sim$	COMMUNAL OPEN SPACE			)
	COMMUNAL OPEN SPACE (ADG):	outdoor space loca	ited within t	he
	site at ground level or on a structure	that is within comm	on owners	hip
	and for the recreational use of reside	ents of the developr	nent.	)
	Communal open space may be acce			ne /
	public.		0	~
$\geq$	public.			
				)
	COMMUNAL O	PEN SPACE		
				$\leq$
(	COMMUNAL OPEN SPACE AREA			
	GROUND FLOOR		361m <sup>2</sup>	<
$\succ$	LEVEL 05		136m <sup>2</sup>	
	LEVEL 05		13011-	
		TOTAL %	35.4%	<
$\rightarrow$				
		MIN. REQ.	25%	)
				$\leq$
				$\langle$
$\leq$				
	DEEP SOIL ZONE			)
	DEEP SOIL ZONE (ADG): area of s			
	are unimpeded by buildings or struct			$\leq$
$\geq$	ground and have a minimum dimens			)
(	exclude basement car parks, service			
	courts and impervious surfaces inclu			$\leq$
>	and roof areas.	o see pente, un		)
(				)
$\mathbf{i}$	DEEP SOIL ZO	NE		
				)
(				
	DEEP SOIL AREA			$\leq$
	GROUND FLOOR		267m <sup>2</sup>	
	WIDTH > 3M		17.5%	<
	WIDTH < 3M		1.5%	
$\wedge$			1.070	)
			100/	$\leq$
		TOTAL %	<b>19%</b>	
		MIN. REQ.	7%	)
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			$\checkmark$	
	$\sim$ $\sim$			_

**REVISION IDAMENDMENT**DDA AMENDMENTS

**DATE** 4/04/2023

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

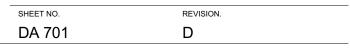
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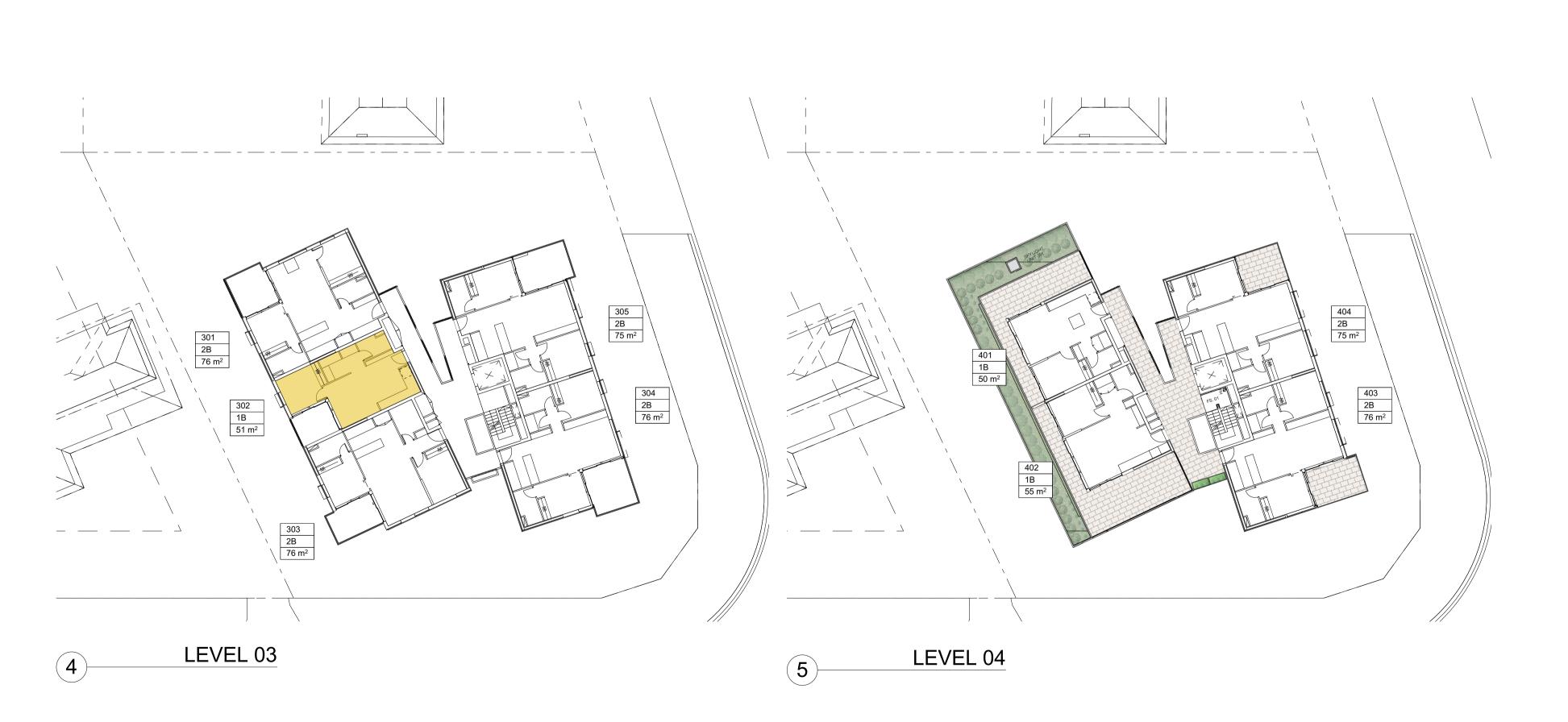
CLIENT

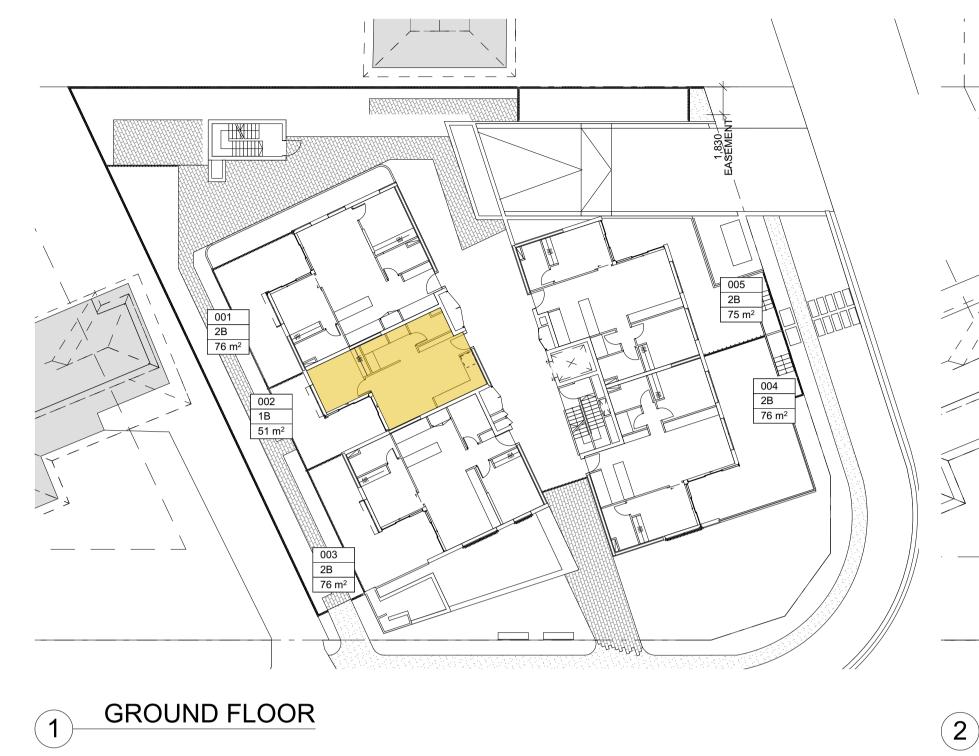
#### MCONEX PTY LIMITIED

Z		
0 4	 10 20m	
PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AV	'E + 1 HARVEY AVE, M	IOOREBANK
JOB NO		
2049		
2049 снескер	DRAWN	
	drawn EN	
CHECKED		
CHECKED AA/RA	EN	A3@50%
CHECKED AA/RA DATE	<b>EN</b> scale	A3@50%
CHECKED AA/RA DATE 4/04/2023 PROJECT STATUS	<b>EN</b> scale	
CHECKED AA/RA DATE 4/04/2023 PROJECT STATUS	EN scale @ A1	











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#### SOUTH FACING APARTMENTS

SOUTH FACING		
LEVEL	SOUTH FACING	
GROUND	1	
LEVEL 01	1	
LEVEL 02	1	
LEVEL 03	1	
	4	

## NO. OF UNITS

NO SUNLIGHT ACCESS NO SUNLIGHT ACCESS % MAXIMUM REQUIREMENT **24 4** 16% 15%

@ 11:41 AM

**REVISION IDAMENDMENT**ADEVELOPMENT APPLICATION

**DATE** 3/02/2021|

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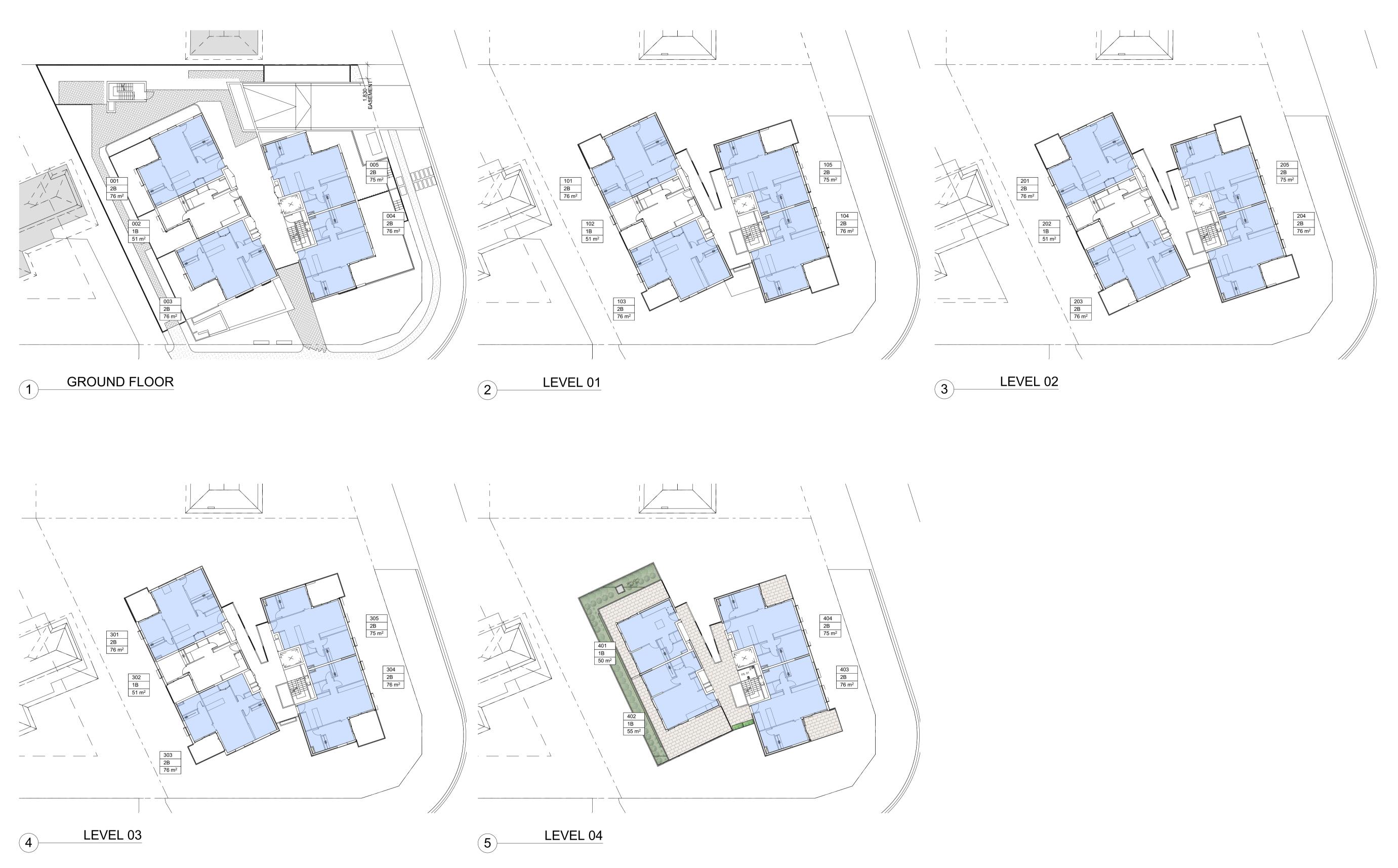
CLIENT

### MCONEX PTY LIMITIED

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0 2.5 5	l 10m	
PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE	+ 1 HARVEY AVE,	MOOREBANK
JOB NO		
2049		
	DRAWN	
CHECKED		
	EN	
AA/RA	EN	
CHECKED AA/RA <sup>DATE</sup> 4/04/2023		A3@50%
AA/RA date	SCALE	A3@50%
AA/RA DATE 4/04/2023 PROJECT STATUS	SCALE	
AA/RA DATE 4/04/2023 PROJECT STATUS	scale @ A1	

SHEET NO.	REVISION.
DA 702	А

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#### APARTMENTS ACHIEVING CROSS VENTILATION

NATURAL VENTILATION		
LEVEL	NATURAL VENTILATION	
GROUND	5	
LEVEL 01	5	
LEVEL 02	5	
LEVEL 03	5	
LEVEL 04	4	
	24	

#### NO. OF UNITS

NATURAL VENTILATION NATURAL VENTILATION % MINIMUM REQUIREMENT **24 20** 83.3% 60%

@ 11:41 AM

REVISION IDAMENDMENTDATEADEVELOPMENT APPLICATION3/02/20211

ARCHITECT FUSE ARCHITECTS ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

MAIL@FUSEARCHITECTURE.COM.AU

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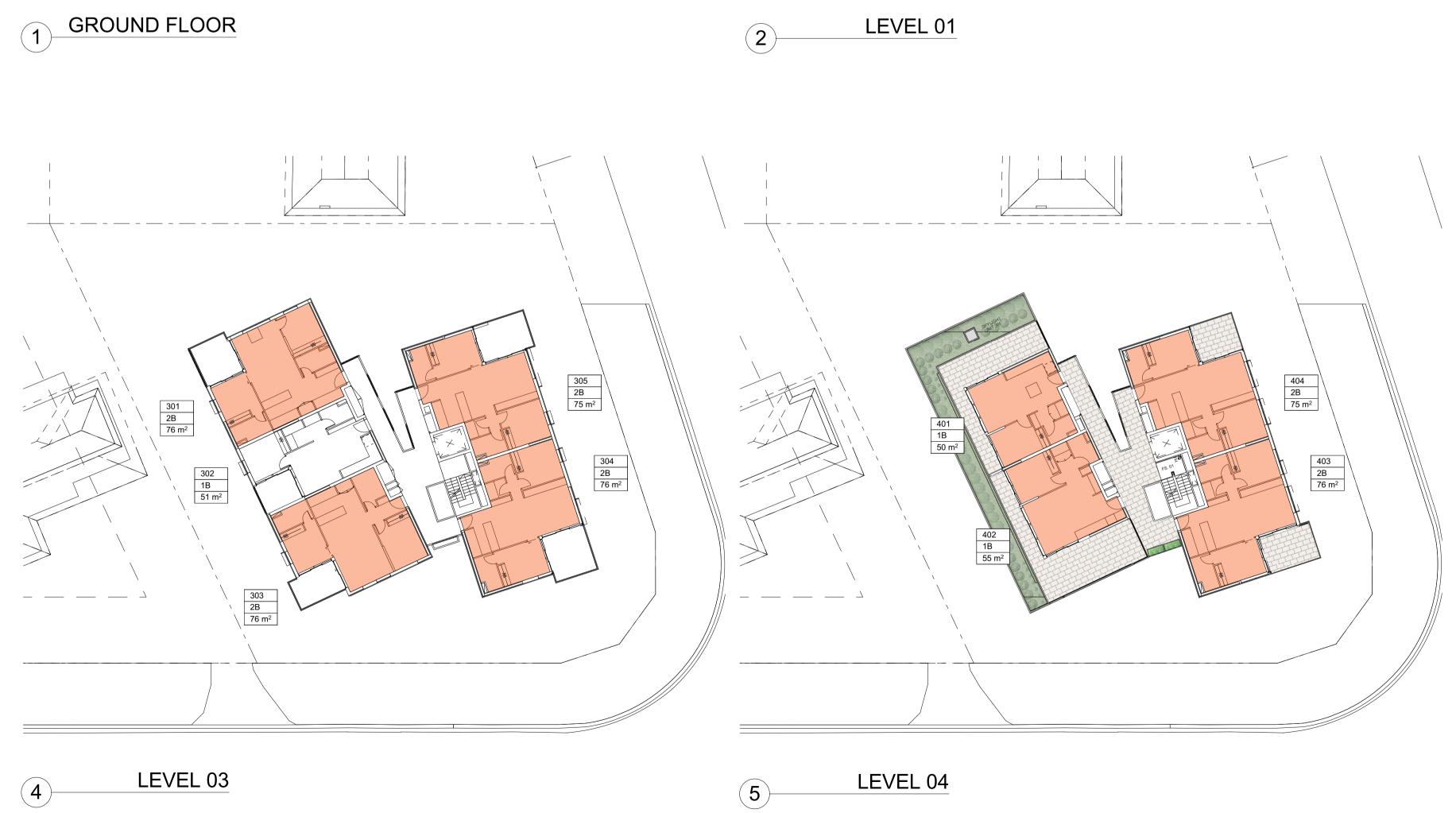
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#### MCONEX PTY LIMITIED

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0 2.5 5	 10m	
PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE	E + 1 HARVEY AVE, I	MOOREBANK
JOB NO		
2049		
CHECKED	DRAWN	
AA/RA	EN	
DATE	SCALE	
4/04/2023	@ A1	A3@50%
PROJECT STATUS		
DEVELOPME	NT APPLICATION	N
DRAWING TITLE		

NATURAL VENTILATION DIAGRAMS

SHEET NO.	REVISION.
DA 703	А







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file: 2049\_MOOREBANK1 print date and time: Tuesday, 4 April 2023

# APARTMENTS ACHIEVING SOLAR ACCESS

DAYLIGHT ACCESS		
LEVEL	DAYLIGHT ACCESS	
GROUND	3	
LEVEL 01	3	
LEVEL 02	3	
LEVEL 03	4	
LEVEL 04	4	
	17	

#### NO. OF UNITS

SUNLIGHT ACCESS SUNLIGHT ACCESS % MINIMUM REQUIREMENT

24

@ 11:41 AM

**17** 70.8% 70%

REVISION IDAMENDMENTADEVELOPMENT APPLICATION А

**DATE** 3/02/2021|

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STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

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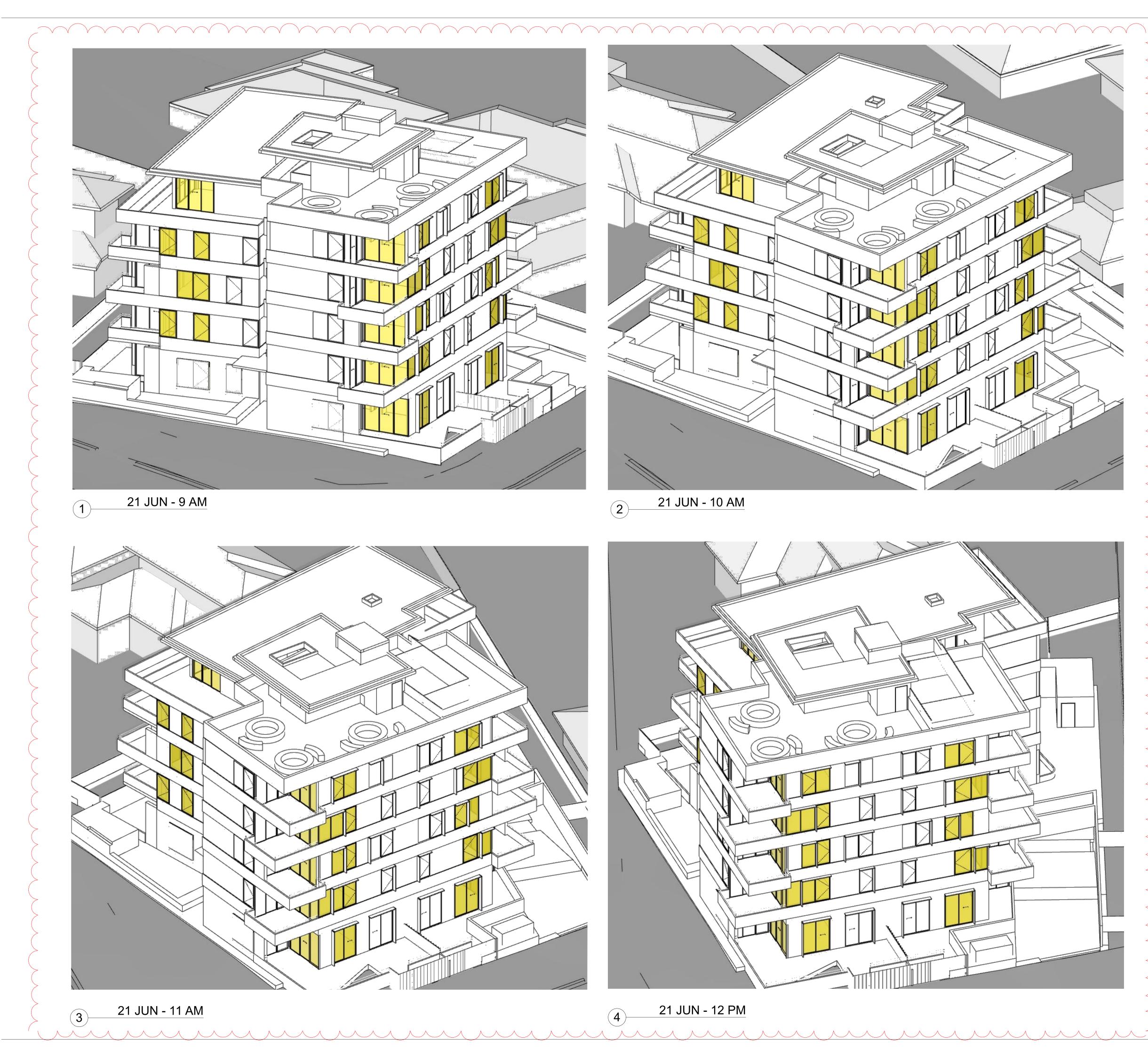
ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

#### MCONEX PTY LIMITIED

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0 2.5 5	 10m	
PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE	+ 1 HARVEY AVE, I	MOOREBANK
JOB NO		
2049		
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CHECKED AA/RA	drawn EN	
AA/RA	EN	A3@50%
AA/RA date	EN SCALE	A3@50%
AA/RA DATE 4/04/2023 PROJECT STATUS	EN SCALE	
AA/RA DATE 4/04/2023 PROJECT STATUS	EN scale @ A1	

SHEET NO.	REVISION.
DA 704	A





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21 JUN - 12 PM

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SUN VIEWS	
SHEET NO.	REVISION.
DA 705	D

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4/04/2023	@ A1	A3@50%
PROJECT STATUS		
DEVELOPMENT	APPLICATION	1
DRAWING TITLE		
SUN VIEWS		
SHEET NO.	REVISION.	

AA/RA ΕN DATE SCALE 1/01/2023 @ Δ1

PROJECT MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED

MCONEX PTY LIMITIED

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627 CLIENT

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ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

ARCHITECT FUSE ARCHITECTS

DA AMENDMENTS D

REVISION ID AMENDMENT

DATE

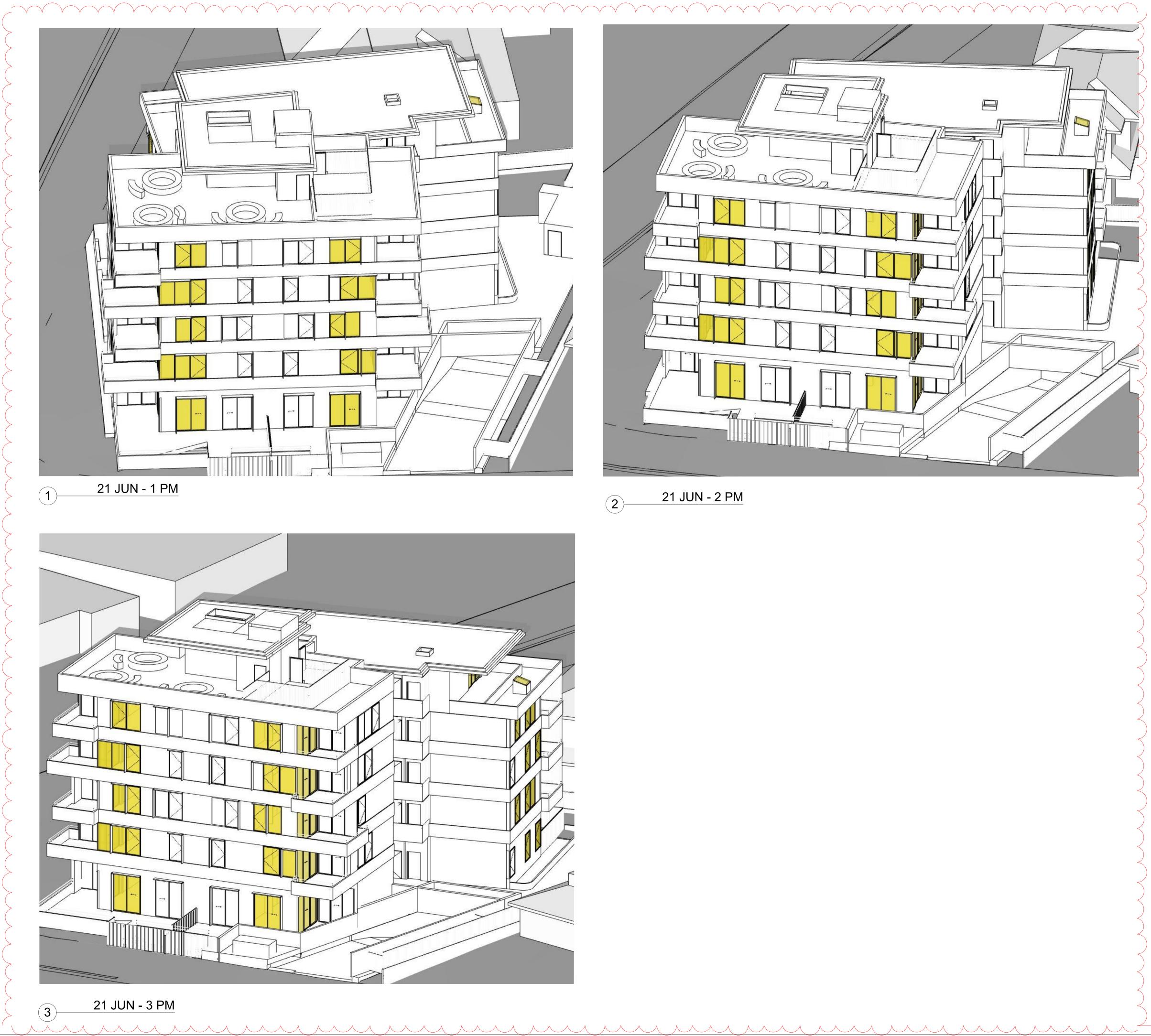
4/04/2023



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LIVING AREAS RECEIVING SUNLIGHT

@ 11:41 AM



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LIVING AREAS RECEIVING SUNLIGHT

REVISION ID AMENDMENT DA AMENDMENTS

D

MCONEX PTY LIMITIED

PROJECT

JOB NO 2049 CHECKED

AA/RA

4/04/2023

PROJECT STATUS

DRAWING TITLE SUN VIEWS

DATE

MOOREBANK SITE ADDRESS

CLIENT

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

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ARCHITECT

DATE 4/04/2023

SHEET NO. REVISION. DA 706

DEVELOPMENT APPLICATION

D

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK

DRAWN ΕN

SCALE

@ A1

A3@50%





DATE

4/04/2023 PROJECT STATUS

DEVELOPMENT APPLICATION		
DRAWING TITLE		
LEP HEIGHT PLANE		
SHEET NO.	REVISION.	
DA 707	D	

SCALE

@ A1

A3@50%

MOOREBANK SITE ADDRESS 11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN

PROJECT

MCONEX PTY LIMITIED

CLIENT

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STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

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ARCHITECT

D

REVISION ID AMENDMENT DA AMENDMENTS

DATE 4/04/2023

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GENERAL NOTES

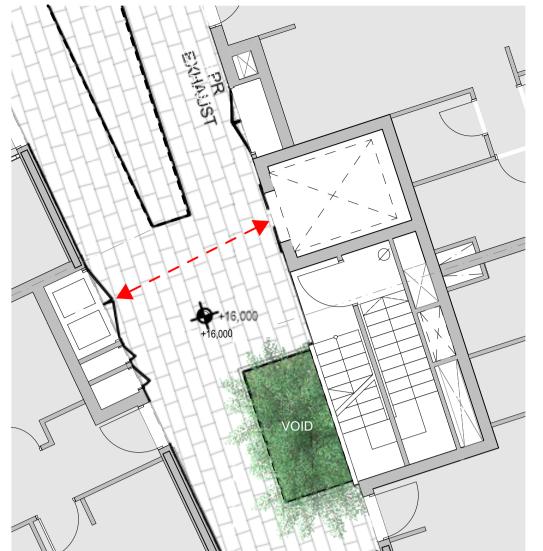
18M HEIGHT PLANE

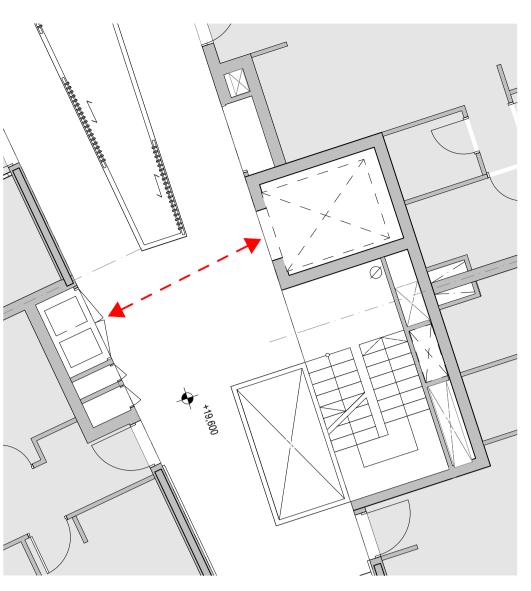
SITE BOUNDARY

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file: 2049\_MOOREBANK1 print date and time: Tuesday, 4 April 2023

@ 11:42 AM





LEVEL 01

HOLDS 2 X 240L BINS

3

(2)

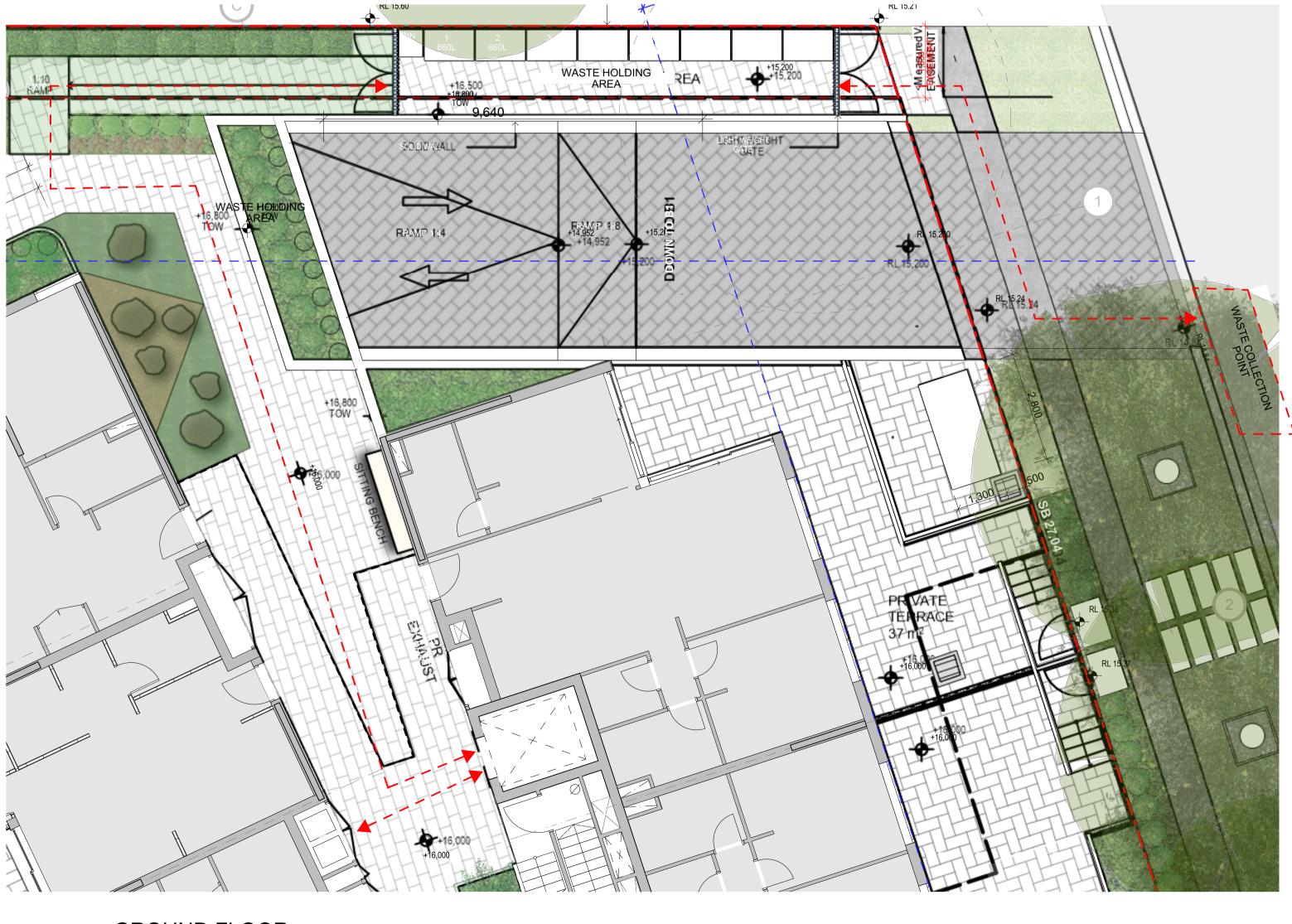
GROUND FLOOR HOLDS 2 X 240L BINS

Waste compartments have been provided on each floor of the building for the intermediate storage of garbage and/or recycling (as per LDCP 2008 part 1.25 Waste Disposal and Re-use Facilities)

(1)

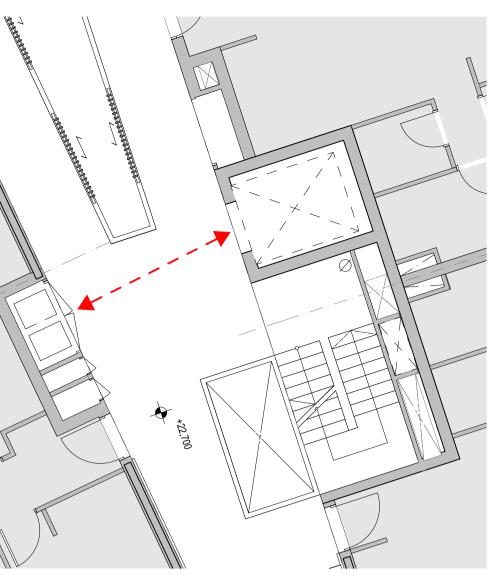
Full bins will be taken to waste holding area and replaced

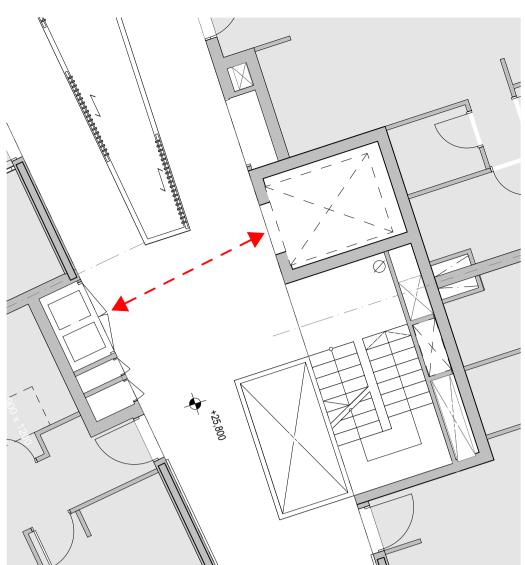
The proposed compartments on each level allow adequate space for resident access and manoeuvring of bins. They are conveniently located close to the lift shafts

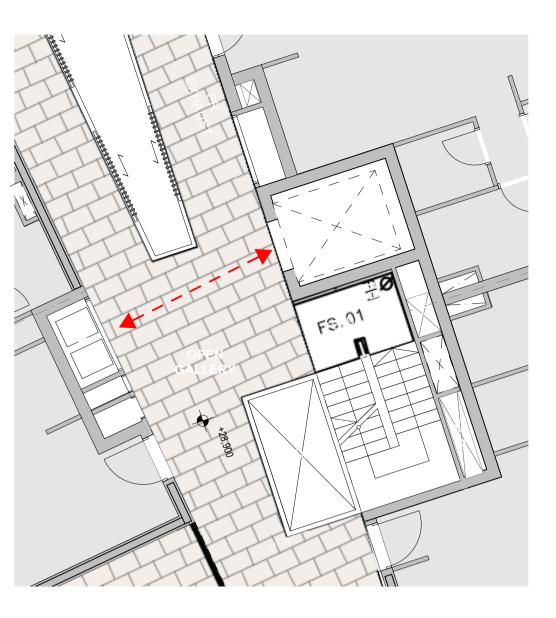


GROUND FLOOR

6







LEVEL 02 HOLDS 2 X 240L BINS

LEVEL 03 HOLDS 2 X 240L BINS

BIN REQUIREMENTS AS PER LIVERPOOL CITY COUNCIL'S WASTE MANAGEMENT SERVICES FOR RFB'S &MDH FACT SHEETARE AS FOLLOW

5

#### Garbage 120 litres/unit/week

4

Garbage Bin Types	Bin Allocation for Proposed Units-Weekly Service	Bin Allocation for Proposed Units- Twice weekly Service	Truck Required
240 litre mobile bin*	1 per 2 units	1 per 4 units	Side lift
660 litre bulk plastic bin	1 per 6 units	1 per 12 units	Rear Lift

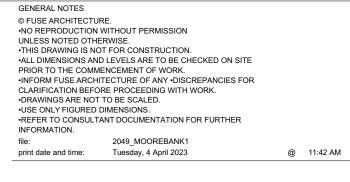
\*Mobile bins must be presented to kerb for collection

#### Recycling 120 litres/unit/week

Recycling Bin Types	Bin Allocation for Proposed Units-Weekly Service	Bin Allocation for Proposed Units- Twice weekly Service	Truck Required
240 litre mobile bin (i)	1 per 2 units	1 per 4 units	Side lift
660 litre bulk plastic bin (ii)	1 per 6 units	1 per 12 units	Rear Lift

(i) Mobile bins must be presented to kerb for collection

**TOTAL 24 X 240L BINS** PROVIDED FOR WEEKLY COLLECTION. BINS WILL BE TRANSFERRED TO WASTE HOLDING AREA BY BUILDING MANAGER/CARETAKER FOR COLLECTION OFF DREDGE AVENUE.



LEVEL 04 HOLDS 2 X 240L BINS

**REVISION IDAMENDMENT**DDA AMENDMENTS

**DATE** 4/04/2023

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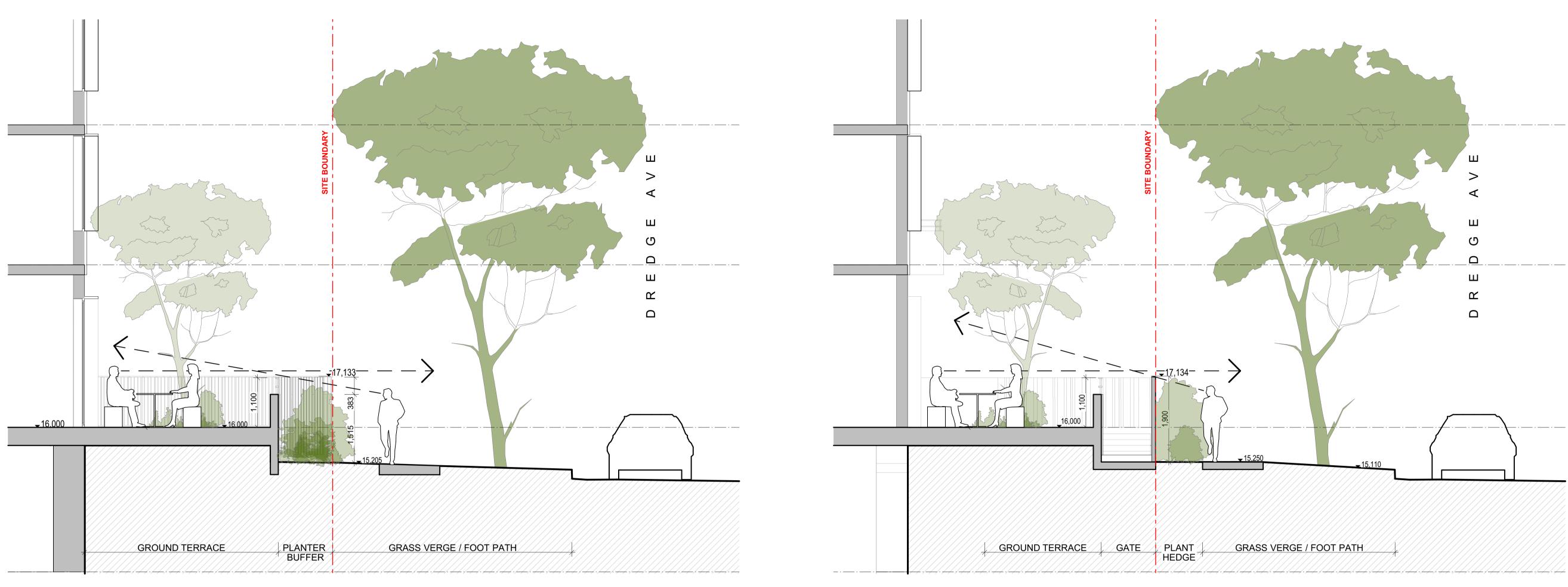
MAIL@FUSEARCHITECTURE.COM.AU ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

NOMINATED ARCHITECT RACHI

MCONEX PTY LIMITIED

PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK		
JOB NO		
2049		
CHECKED	DRAWN	
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DATE	SCALE	
4/04/2023	@ A1	A3@50%
PROJECT STATUS		
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DEVELOPMEN		

SHEET NO.	REVISION.
DA 708	D





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4/04/2023 1:50 @ A1 PROJECT STATUS DEVELOPMENT APPLICATION DRAWING TITLE GROUND TERRACE FENCE + GATE DETAIL SHEET NO. REVISION. DA 709

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11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK JOB NO 2049 CHECKED DRAWN AA/RA ΕN DATE SCALE A3@50%

MCONEX PTY LIMITIED

PROJECT

MOOREBANK SITE ADDRESS

ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627 CLIENT

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010 MAIL@FUSEARCHITECTURE.COM.AU

ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

ARCHITECT FUSE ARCHITECTS

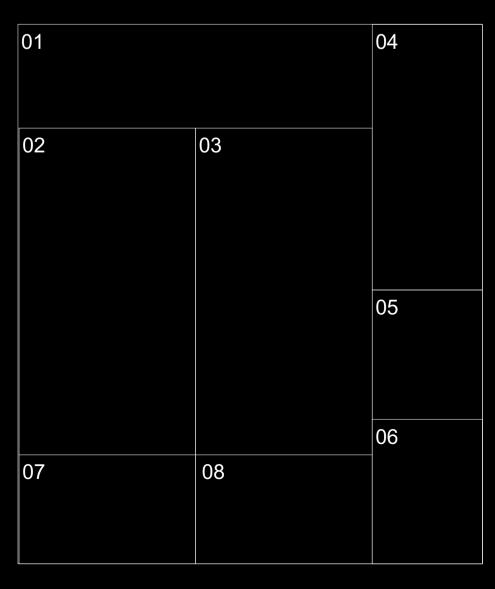
**REVISION IDAMENDMENT**DDA AMENDMENTS D

**DATE** 4/04/2023

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@ 11:42 AM





01 | PF-01\_ PAINT FINISH. EXTERNAL WALLS, SLABS EDGES L04, BALAUSTRADE GALLERY. COLOUR DARK GREY 02 | CONC-01\_OFF FORM CONCRETE FINISH 03 | CONC-01\_NATURAL CONCRETE WITH FEATURE RIBBING 04| PC-01\_ STAINLESS STEEL CABLE TRELLIS SYSTEM. PLANTERS OPEN GALLERY 05| PC-01\_ POWDERCOAT FINISH, ALUMINIUM WINDOW FRAMES. COLOUR DARK GREY 05 | SCN-01\_ALUMINIUM SCREEN. GF FENCE. COLOUR DARK GREY 06 | SCN-02\_ALUMINIUM SCREEN. ENTRY GATE. COLOUR DARK GREY. 07 | AL-01 - FACADE: METALLIC DARK BRONZE ALUMINIUM L SHAPE PROFILE ANGLES 08 | AL-02 - FACADE: METALLIC LIGHT BRONZE ALUMINIUM L SHAPE PROFILE ANGLES

MATERIALS AND FINISHES SCHEDULE

11 DREDGE AVE + 1 HARVEY AVE, MOOREBANK



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**REVISION IDAMENDMENT**DDA AMENDMENTS

/ D `

DATE 4/04/2023

## ARCHITECT FUSE ARCHITECTS

ARCHITECTURE | URBAN DESIGN | INTERIOR DESIGN

STUDIO 64 61 MARLBOROUGH STREET SURRY HILLS NSW 2010

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ABN 81 612 046 643 NOMINATED ARCHITECT RACHID ANDARY 8627

CLIENT

MCONEX PTY LIMITIED

PROJECT		
MOOREBANK		
SITE ADDRESS		
11 DREDGE AVE	+ 1 HARVEY AVE,	MOOREBANK
JOB NO		
2049		
CHECKED	DRAWN	
AA/RA	EN	
DATE	SCALE	
4/04/2023	@ A1	A3@50%
PROJECT STATUS		
DEVELOPMEN	NT APPLICATIO	N
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SHEET NO. DA 901

REVISION. D