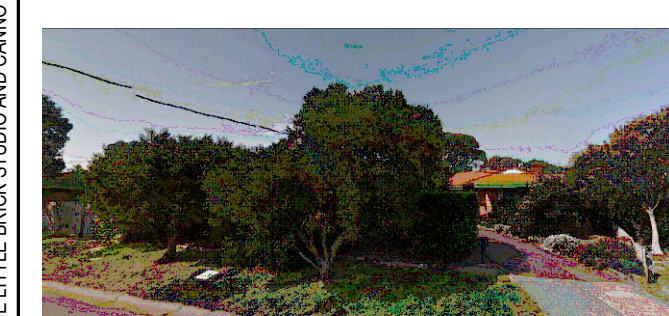


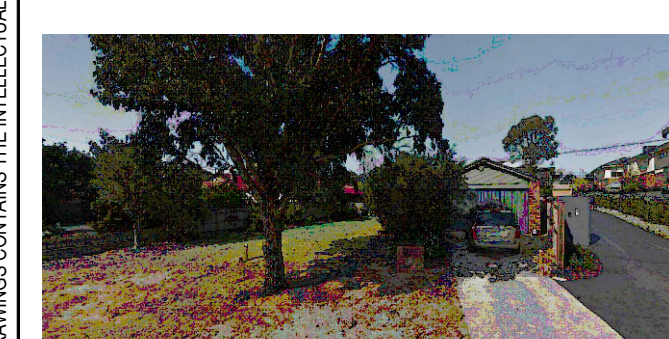
LOCATION PLAN



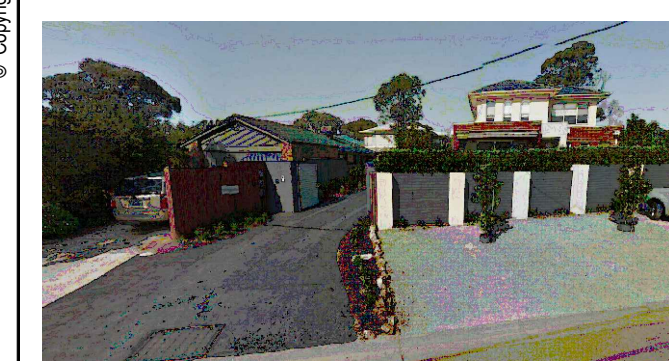
2 CAROL STREET



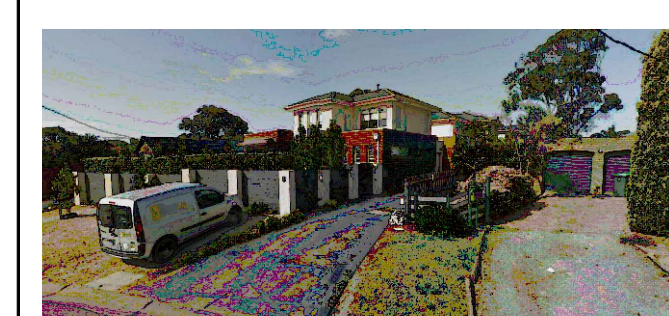
14 DARCY STREET (SUBJECT SITE)



12 DARCY STREET

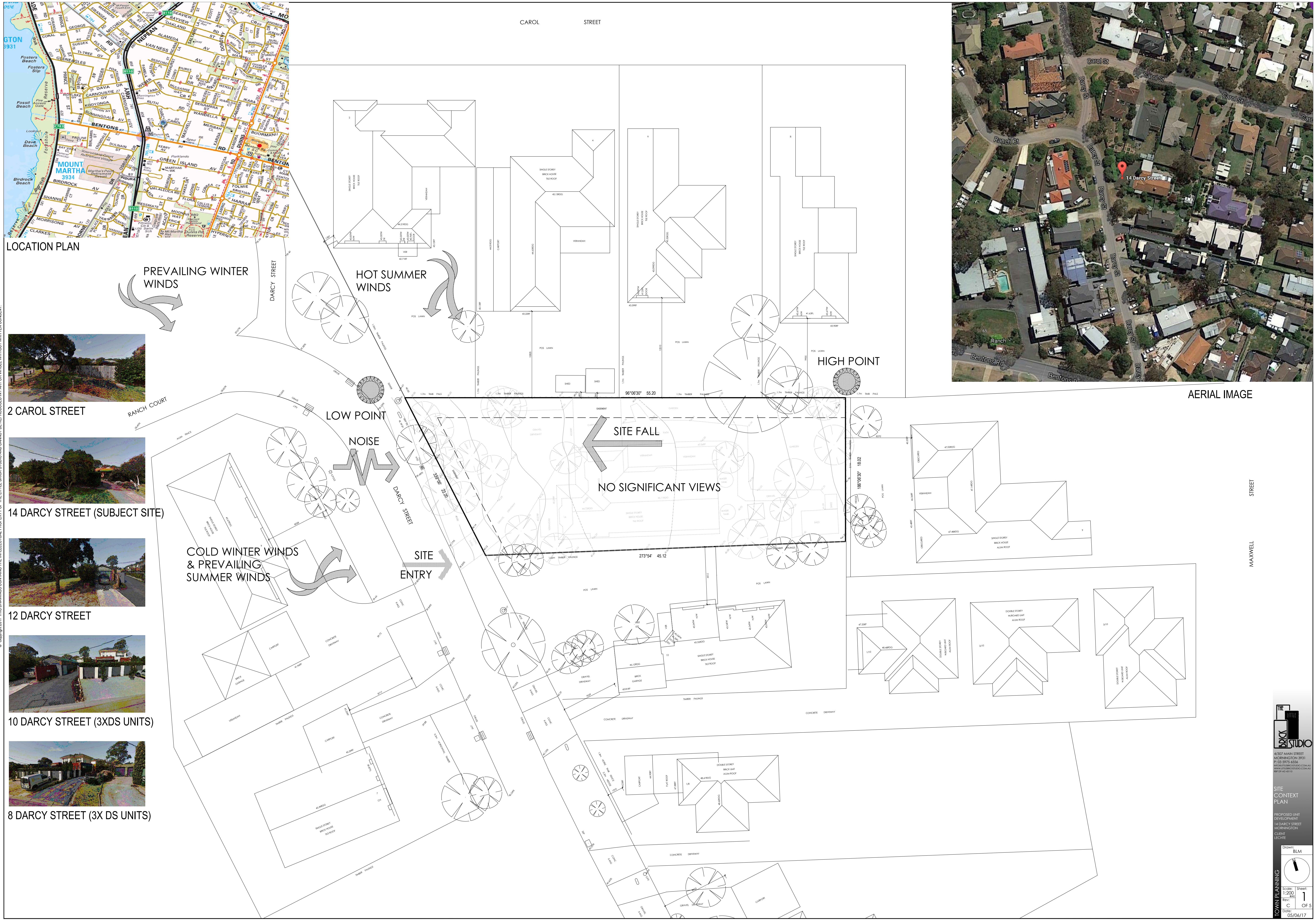


10 DARCY STREET (3XDS UNITS)



8 DARCY STREET (3X DS UNITS)

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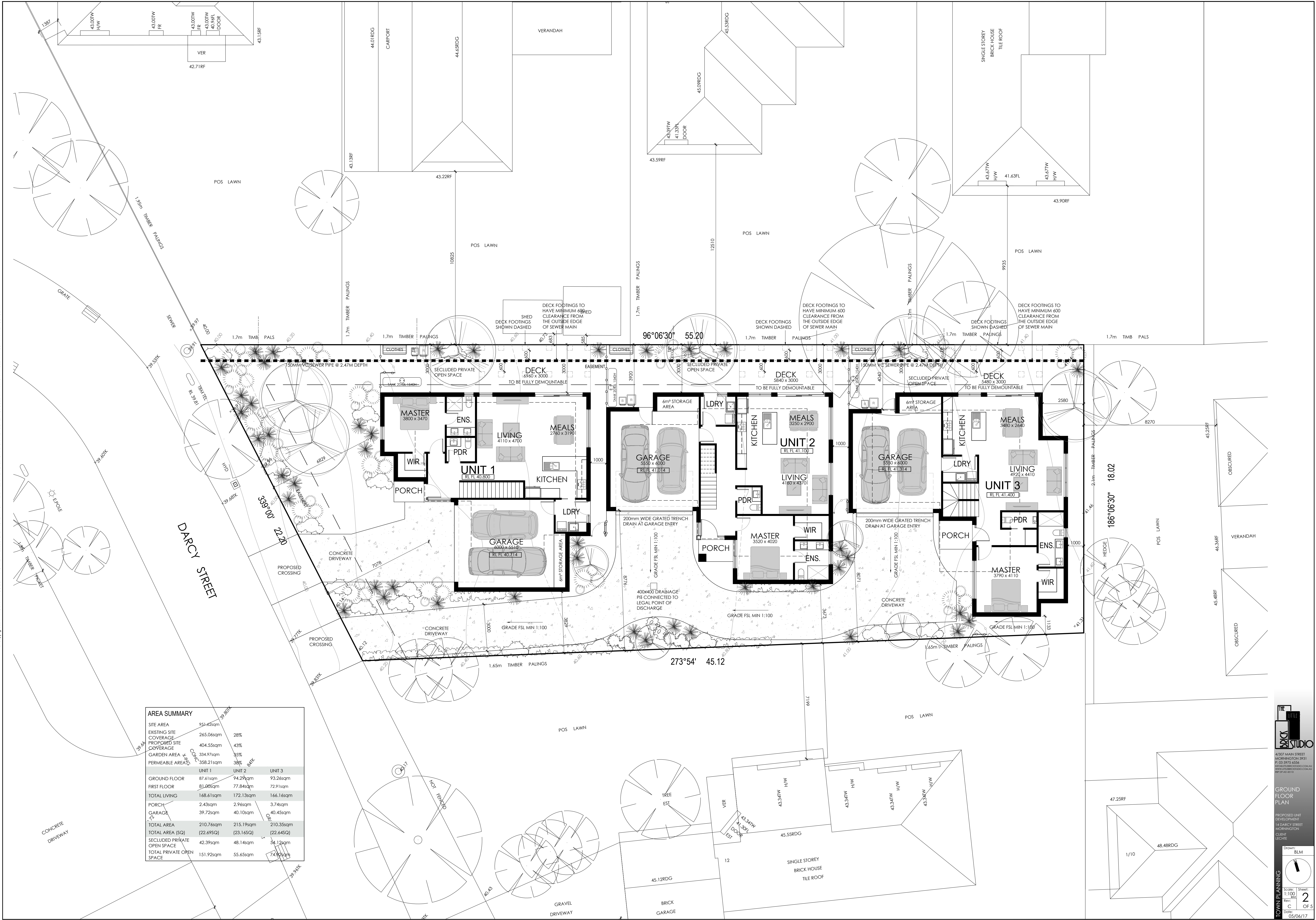


AERIAL IMAGE

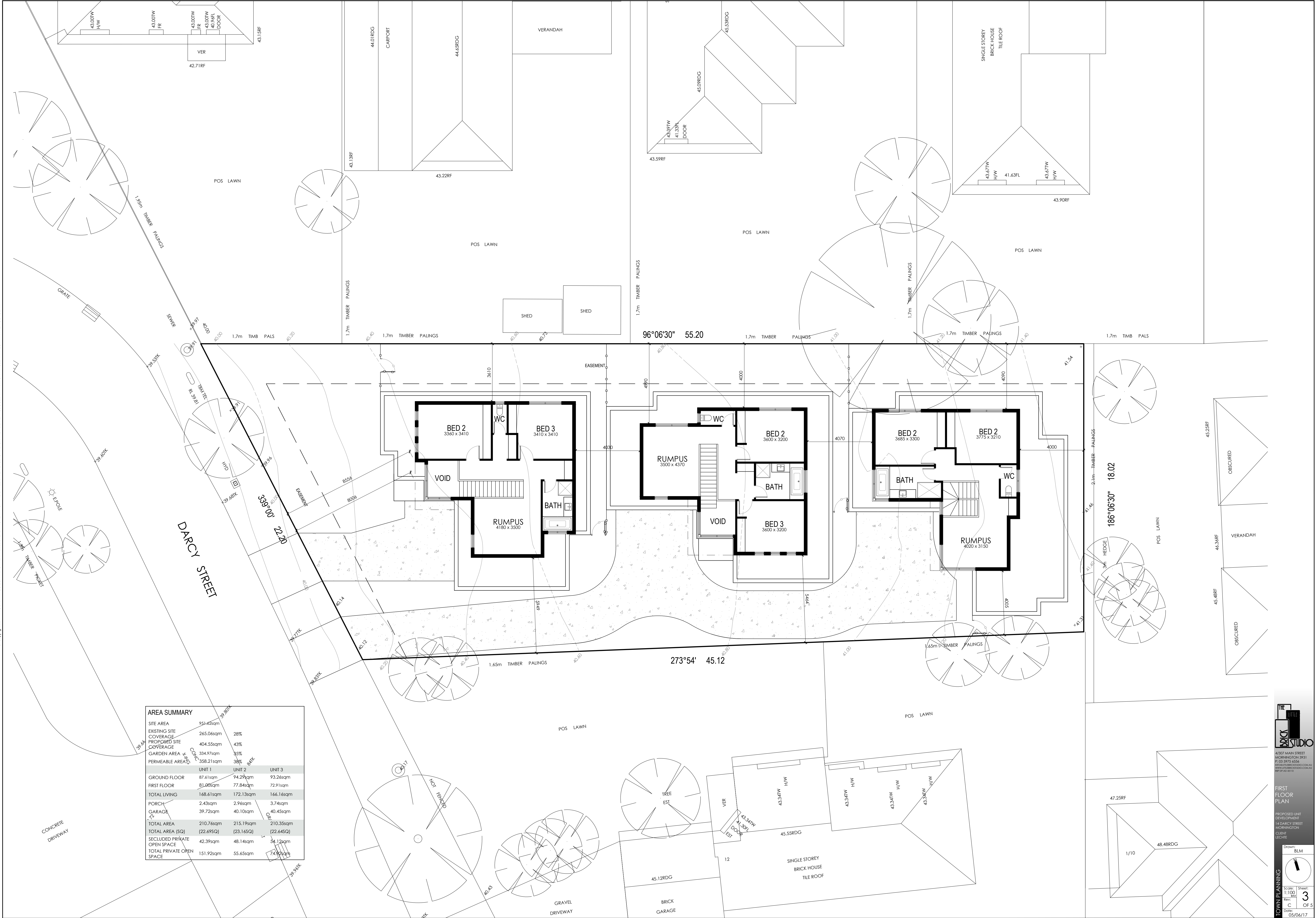
GREEN HATCH DENOTES
UNROOFED GARDEN AREA
WITH MINIMUM 1M DIMENSION
- REFER TO AREA TABLE FOR
AREA AND PERCENTAGE
VALUES

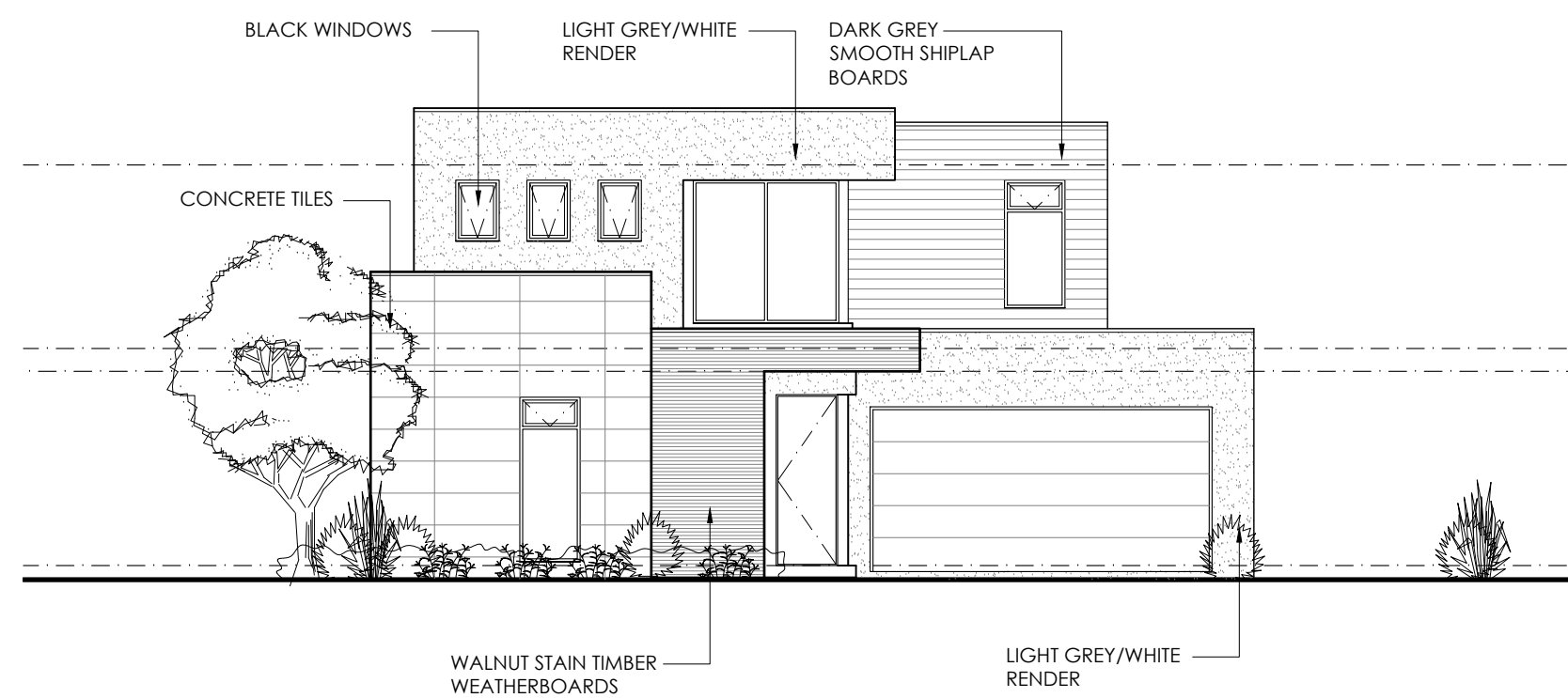
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UNROOFED GARDEN AREA
WITH MINIMUM 1M DIMENSION
- REFER TO AREA TABLE FOR
AREA AND PERCENTAGE
VALUES



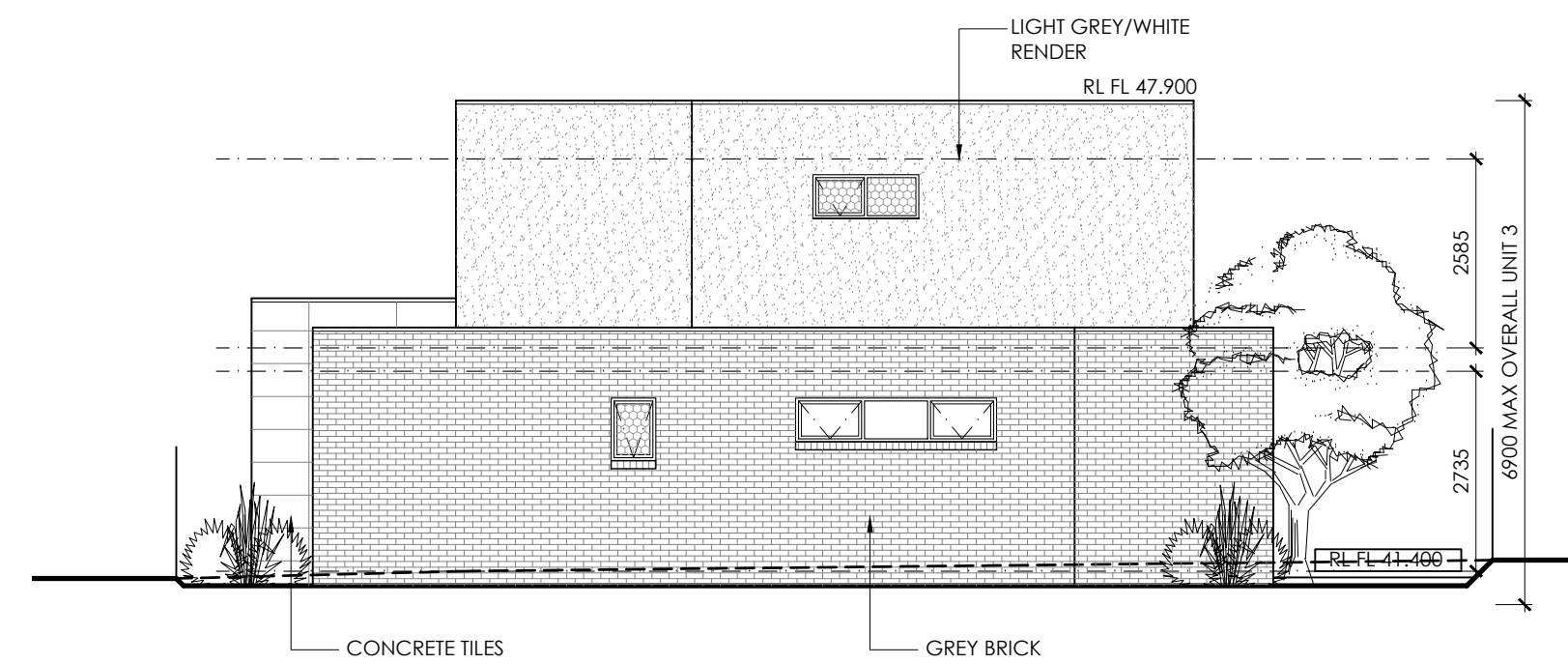


AREA SUMMARY			
SITE AREA	951.62sqm		
EXISTING SITE COVERAGE	265.06sqm	28%	
PROPOSED SITE COVERAGE	404.55sqm	43%	
GARDEN AREA	334.97sqm	35%	
PERMEABLE AREA	358.21sqm	38%	
	UNIT 1	UNIT 2	UNIT 3
GROUND FLOOR	87.61sqm	94.29sqm	93.26sqm
FIRST FLOOR	81.00sqm	77.84sqm	72.91sqm
TOTAL LIVING	168.61sqm	172.13sqm	166.16sqm
PORCH	2.43sqm	2.96sqm	3.74sqm
GARAGE	39.72sqm	40.10sqm	40.45sqm
TOTAL AREA	210.76sqm	215.19sqm	210.35sqm
TOTAL AREA (SQ)	(22.69SQ)	(23.16SQ)	(22.64SQ)
SECLUDED PRIVATE OPEN SPACE	42.39sqm	48.14sqm	56.12sqm
TOTAL PRIVATE OPEN SPACE	151.92sqm	55.65sqm	74.92sqm

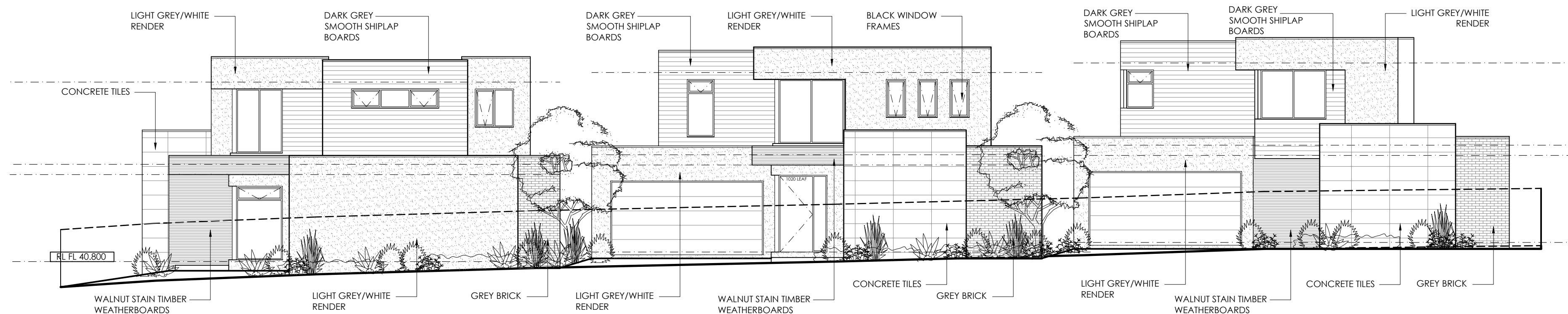




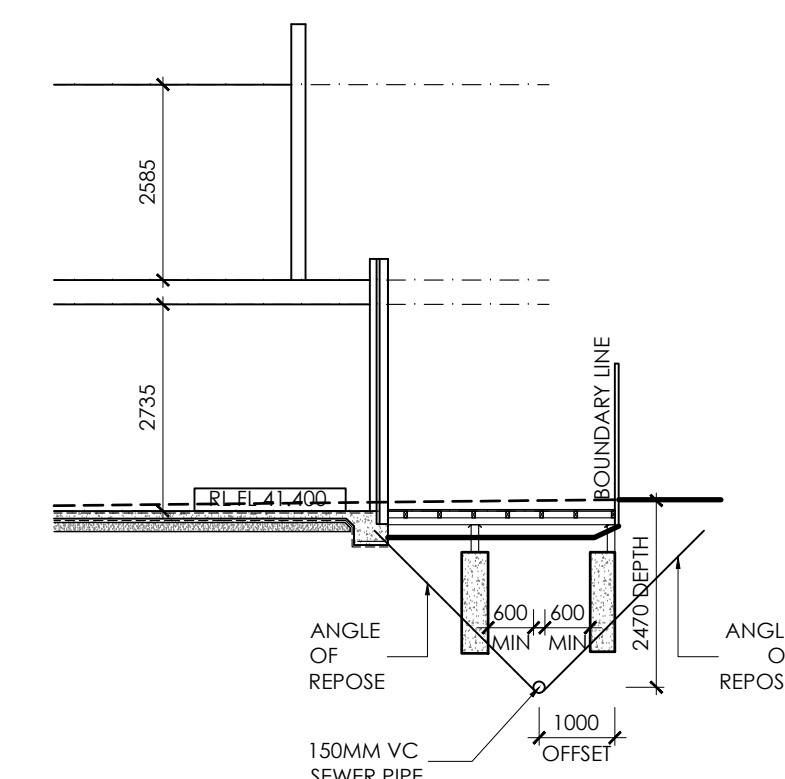
WEST ELEVATION UNIT 1



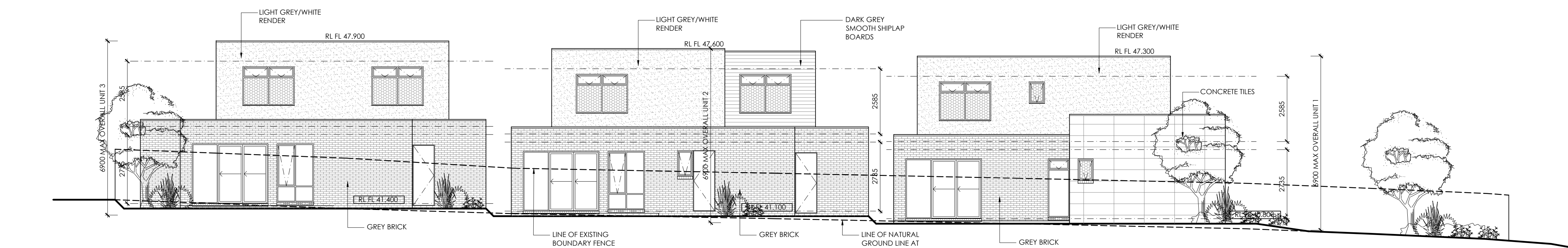
EAST ELEVATION UNIT 3



SOUTH ELEVATION

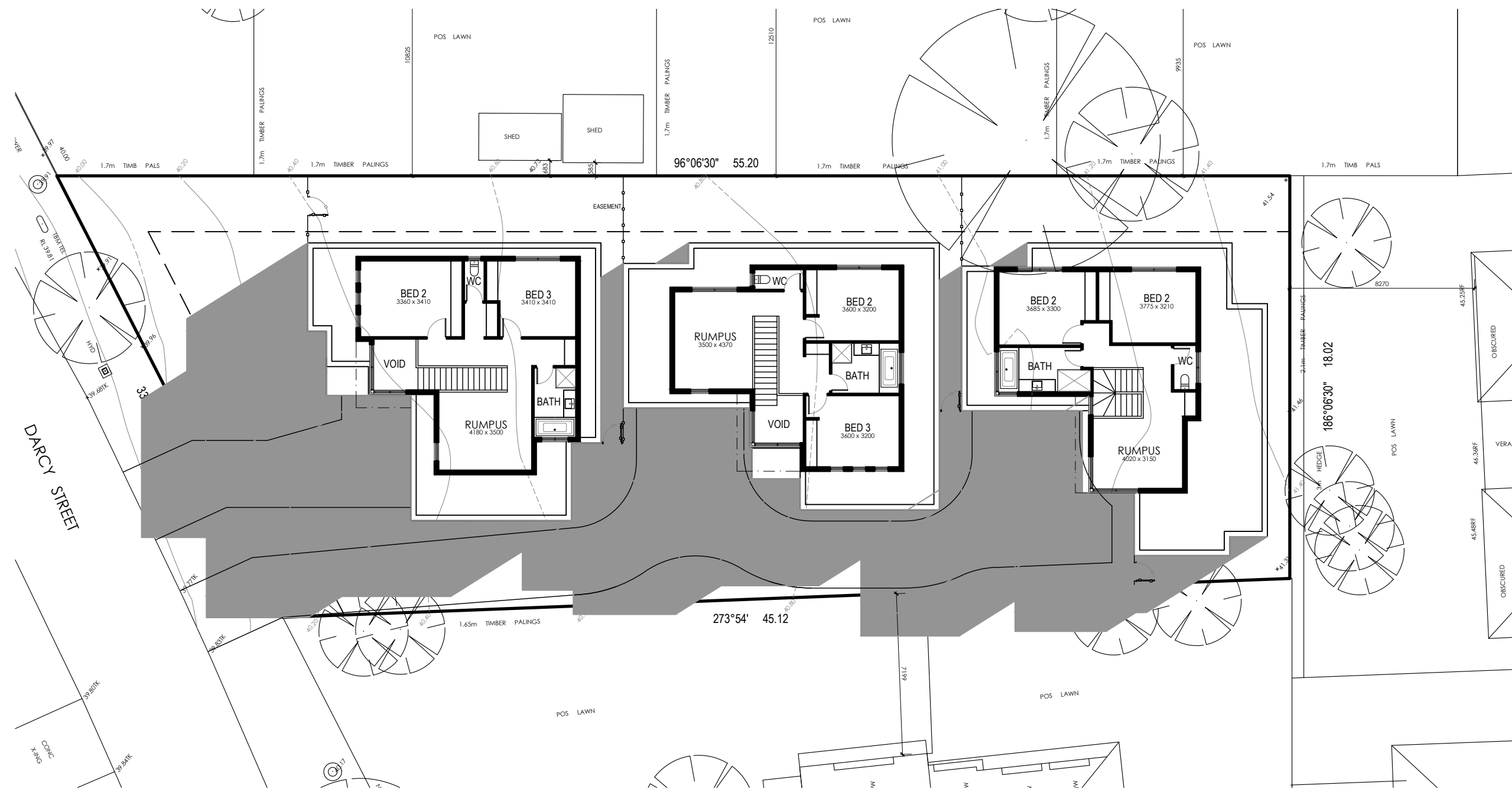


TYPICAL SECTION - DECK OVER EASEMENT

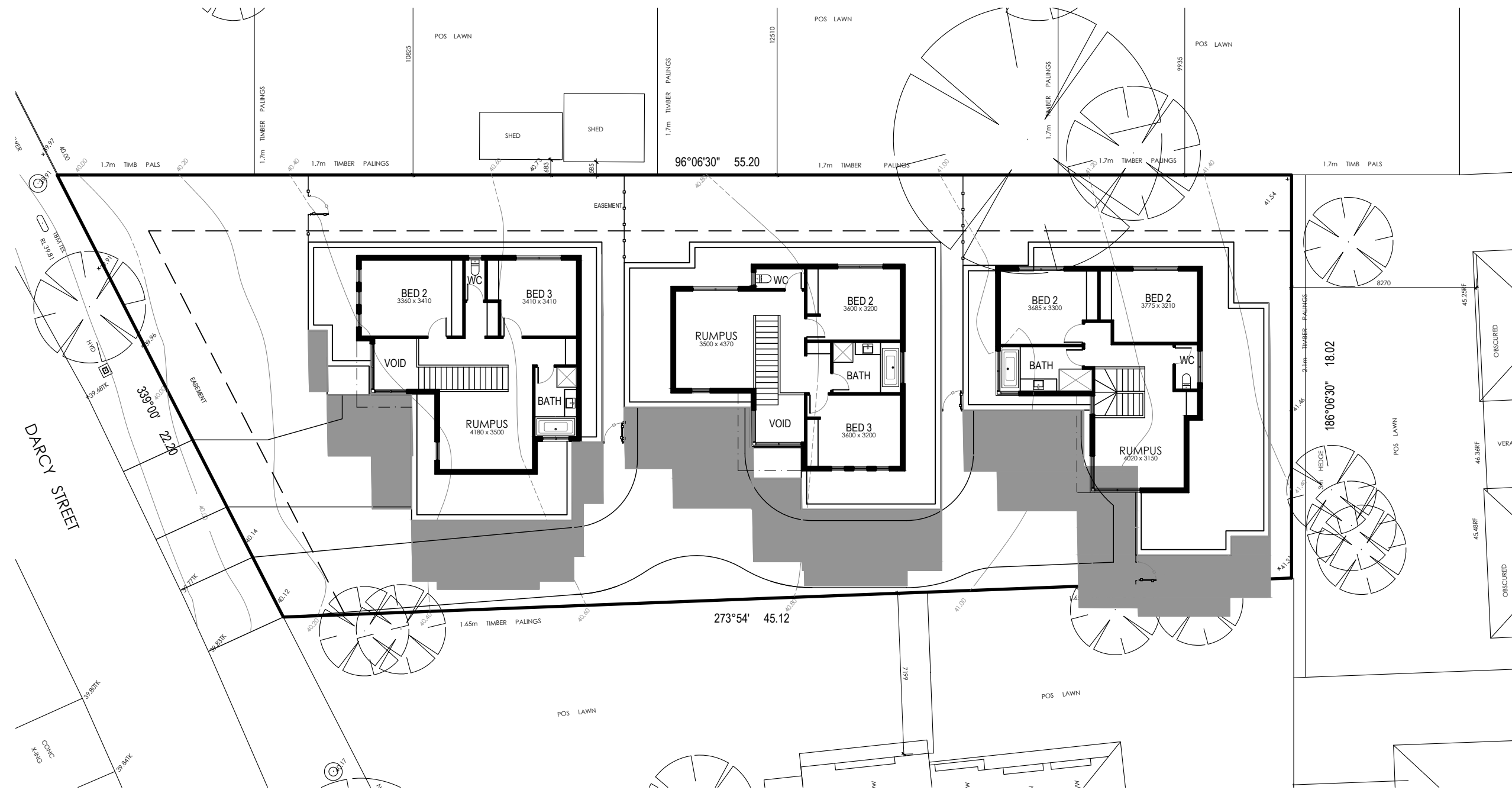


NORTH ELEVATION

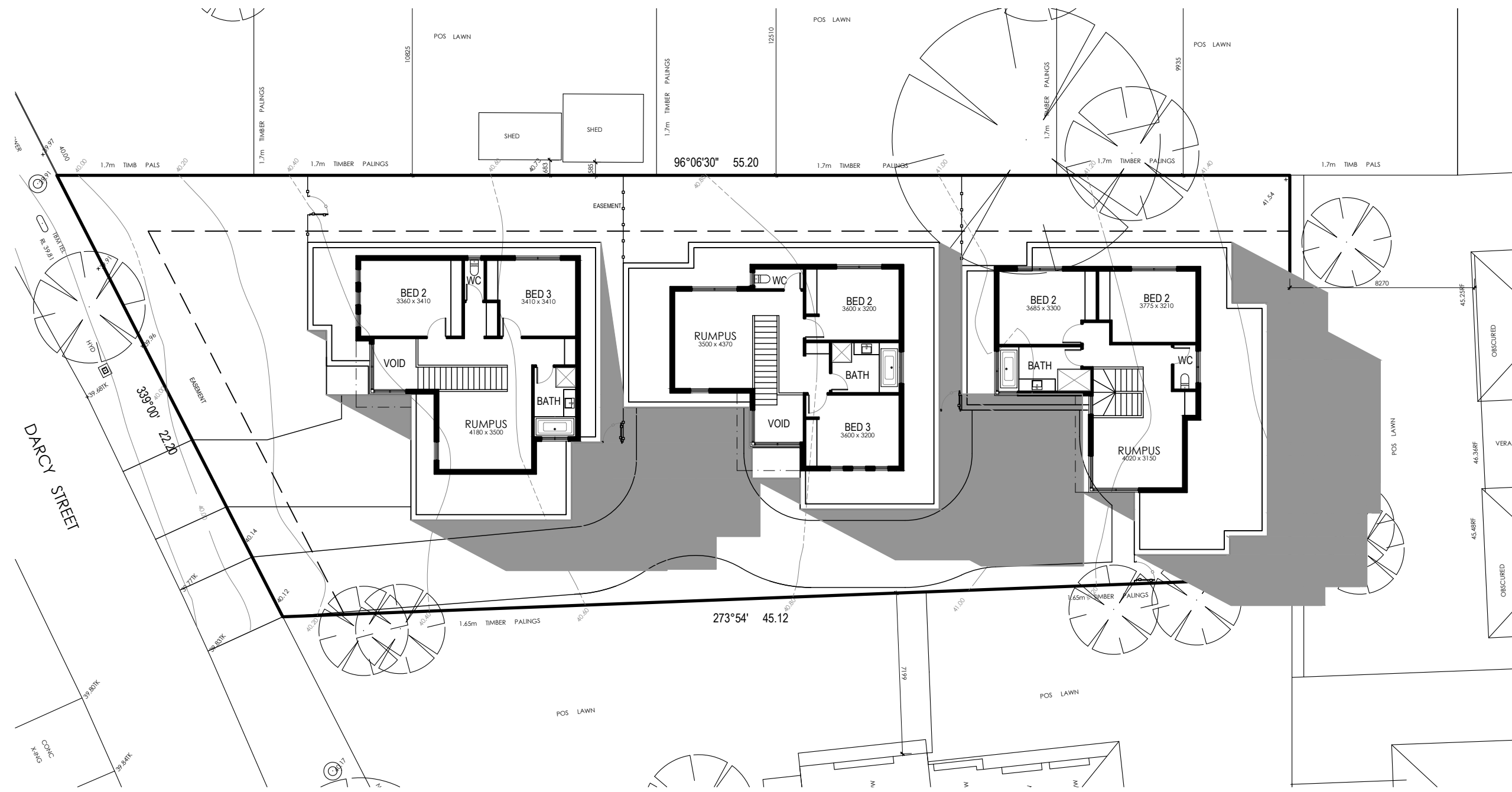
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9AM SHADOWS @ 22ND SEPTEMBER (EQUINOX)



12PM SHADOWS @ 22ND SEPTEMBER (EQUINOX)



3PM SHADOWS @ 22ND SEPTEMBER (EQUINOX)