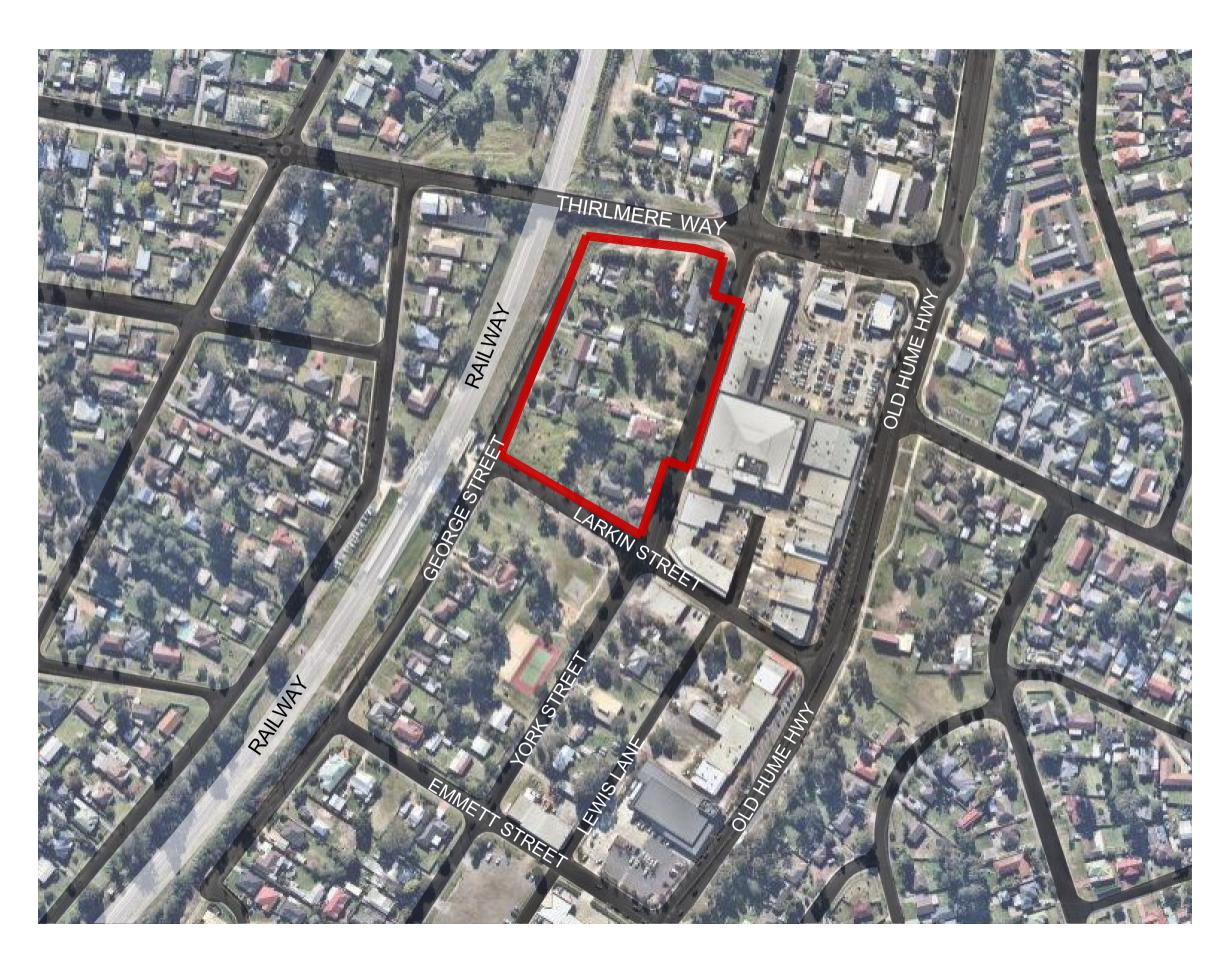


	Issue	Description	Date	Drawn	Issued
--	-------	-------------	------	-------	--------

## General Notes:

- All dimensions and floor areas are to be verified by the Builder prior to the commencement of any building work. Any discrepancies are to be brought to the attention of the designer.
- 2) Levels shown are approximate unless accompanied by reduced levels. 3) Figured dimensions must be taken in preference to scaling.
- 4) All boundary clearances must be verified by the surveyor prior to commencement of any building work.
- 5) Where engineering drawings are required such must take preference to this drawing.
- 6) Stormwater to be discharged to Councils' requirements and AS 3500.3-1990.7) All services to be located and verified by the Builder with relevant authorities before any building work commences.

COPYRIGHT: This design and the associated documents is subject to copyright laws and may not be reproduced in any form without written consent from Algorry Zappia & Associates Pty Ltd.



# PRELIMINARY 02 DATE: 05.10.2017

Consultants

# ALGORRY ZAPPIA & ASSOCIATES PTY. LTD. Building Designers & Consulting Civil & Structural Engineers

f 9601 6903

- a Suite 4, Level 1, 84 Bathurst Street, Liverpool, NSW 2170 P.O. Box 825, Liverpool Business Centre, NSW 1871
- 9602 3133 / 9602 0303 e admin@algorryzappia.com.au
- www.algorryzappia.com.au

Project PROPOSED at CNR. REMEMBR TAHMOOR

Client BALDEK PTY.

Title LOCATION PL

ABN 43 064 952 692

PLANNING PROPOSAL	Drawn	Checked	Date
BRANCE DRIVE & THIRLMERE WAY	D.R	CZ	OCT. 2015
Y. LTD.	Acitivity Type	Job #	Scale @ A1
	<b>SK</b>	<b>1623-15</b>	AS SHOWN
PLAN	Project # P1773	Sheet # A01	Issue

Zone	
B1	Neighbourhood Centre
B2	Local Centre
B4	Mixed Use
B5	Business Development
E1	National Parks and Nature Reserv
E2	Environmental Conservation
E3	Environmental Management
E4	Environmental Living
IN1	General Industrial
IN2	Light Industrial
IN3	Heavy Industrial
R2	Low Density Residential
R3	Medium Density Residential
R5	Large Lot Residential
RE1	Public Recreation
RE2	Private Recreation
RU1	Primary Production
RU2	Rural Landscape
RU4	Primary Production Small Lots
SP1	Special Activities
SP2	Infrastructure
$\bigcirc$	

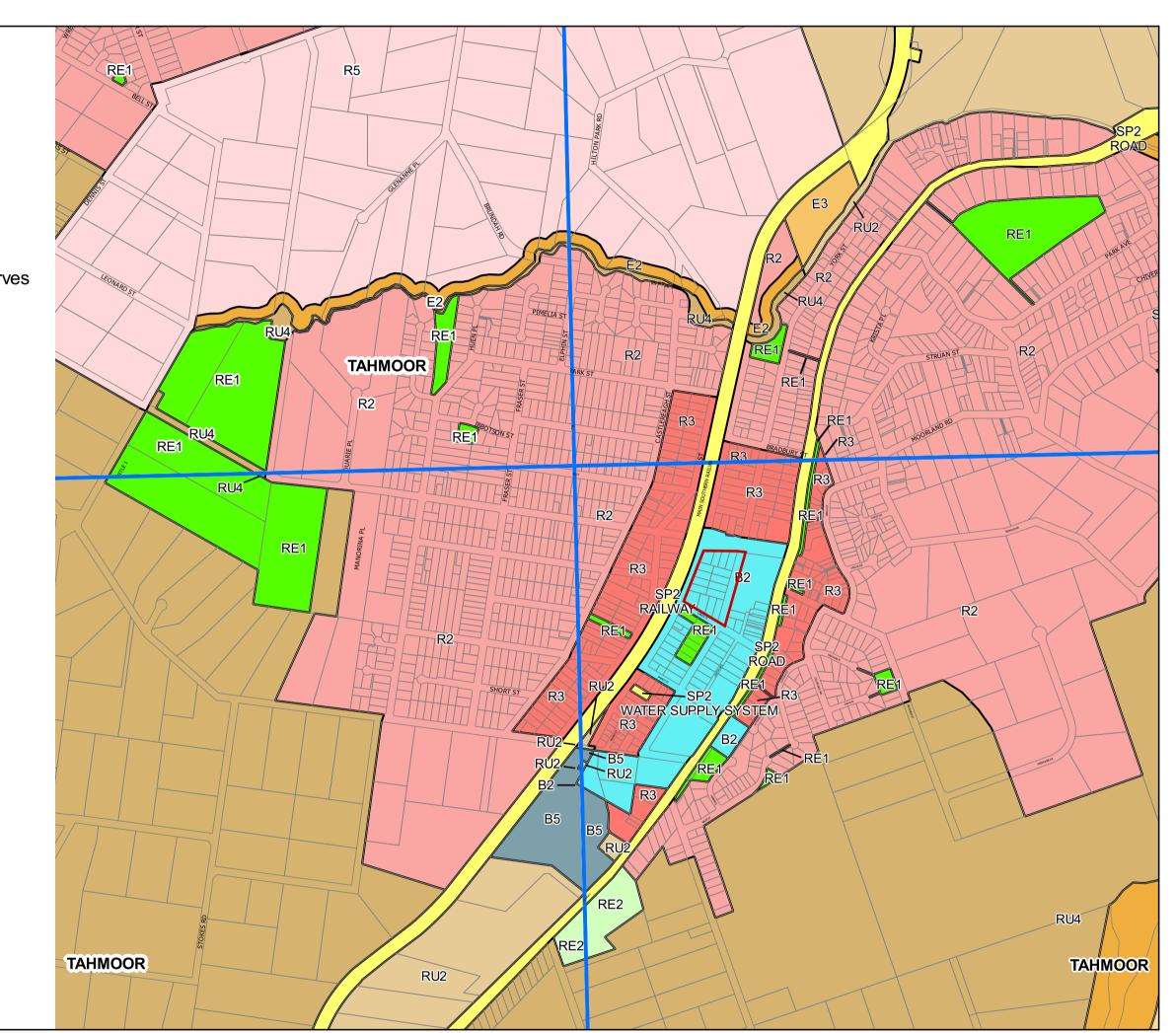
## Issue Description

Date Drawn Issued

### General Notes:

- All dimensions and floor areas are to be verified by the Builder prior to the commencement of any building work. Any discrepancies are to be brought to the attention of the designer.
- 2) Levels shown are approximate unless accompanied by reduced levels. 3) Figured dimensions must be taken in preference to scaling.
- 4) All boundary clearances must be verified by the surveyor prior to commencement of any building work.
- 5) Where engineering drawings are required such must take preference to this drawing.
  6) Stormwater to be discharged to Councils' requirements and AS 3500.3-1990.
  7) All services to be located and verified by the Builder with relevant authorities before any building work.
- work commences.

COPYRIGHT: This design and the associated documents is subject to copyright laws and may not be reproduced in any form without written consent from Algorry Zappia & Associates Pty Ltd.

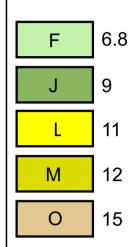


Land Zoning Map



PLANNING PROPOSAL			
BRANCE DRIVE & THIRLMERE WAY	Drawn	Checked	Date
	<b>D.R</b>	CZ	OCT. 2015
Y. LTD.	Acitivity Type	Job #	Scale @ A1
	SK	1623-15	AS SHOWN
IG MAP	Project # <b>P1773</b>	Sheet # A02	Issue

# Maximum Building Height (m)





Date Drawn Issued

### General Notes:

- 1) All dimensions and floor areas are to be verified by the Builder prior to the commencement of any building work. Any discrepancies are to be brought to the attention of the designer.
- 2) Levels shown are approximate unless accompanied by reduced levels.3) Figured dimensions must be taken in preference to scaling.
- 4) All boundary clearances must be verified by the surveyor prior to commencement of any building work.5) Where engineering drawings are required such must take preference to this drawing.
- 6) Stormwater to be discharged to Councils' requirements and AS 3500.3-1990.
- All services to be located and verified by the Builder with relevant authorities before any building work commences.

COPYRIGHT: This design and the associated documents is subject to copyright laws and may not be reproduced in any form without written consent from Algorry Zappia & Associates Pty Ltd.



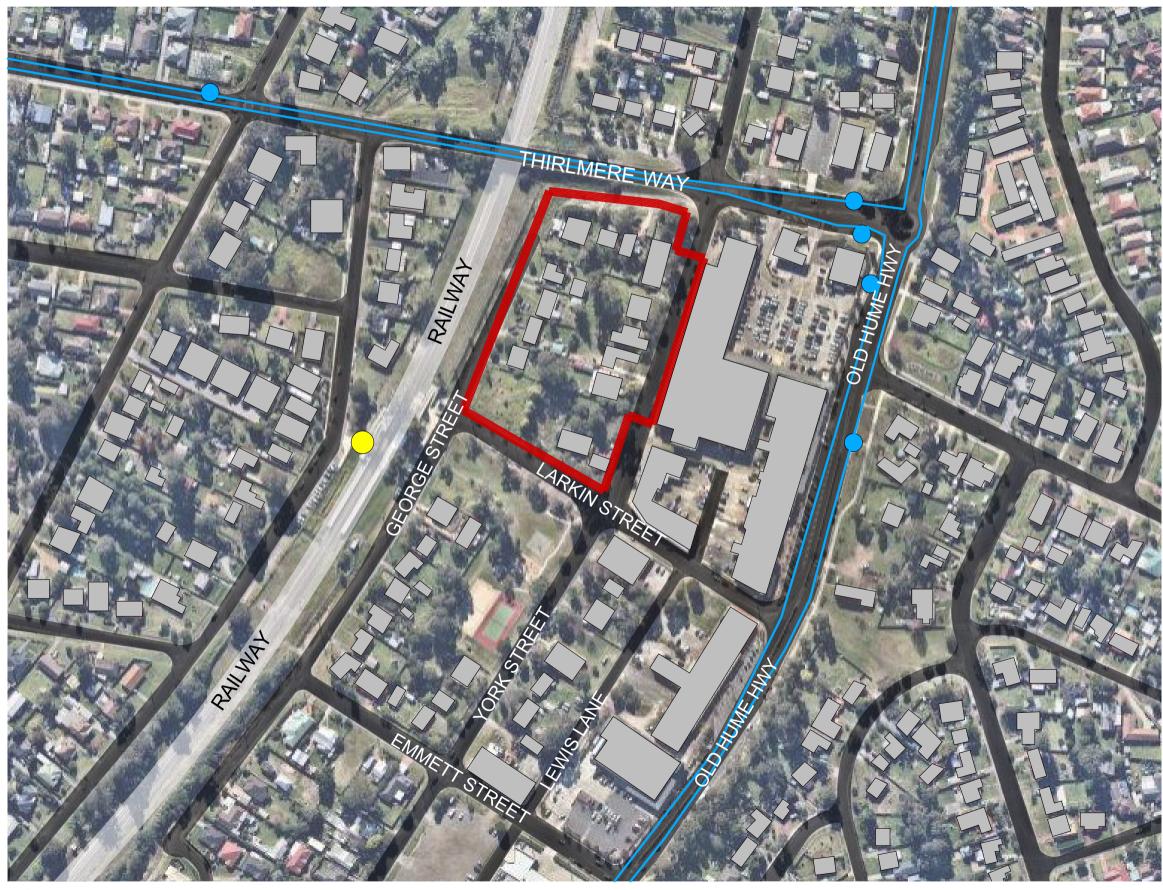
Height of Buildings Map



PLANNING PROPOSAL	Drawn	Checked	Date
BRANCE DRIVE & THIRLMERE WAY	<b>D.R</b>	CZ	OCT. 2015
1. LTD.	Acitivity Type	Job #	Scale @ A1
	SK	1623-15	AS SHOWN
BUILDINGS MAP	Project # <b>P1773</b>	Sheet # A03	Issue



**Existing Buildings Heights** 



Local Transport

## Issue Description

Date Drawn Issued

## General Notes:

- All dimensions and floor areas are to be verified by the Builder prior to the commencement of any building work. Any discrepancies are to be brought to the attention of the designer.
- 2) Levels shown are approximate unless accompanied by reduced levels. 3) Figured dimensions must be taken in preference to scaling.
- 4) All boundary clearances must be verified by the surveyor prior to commencement of any building work.
- 5) Where engineering drawings are required such must take preference to this drawing. 6) Stormwater to be discharged to Councils' requirements and AS 3500.3-1990.
- 7) All services to be located and verified by the Builder with relevant authorities before any building work commences.

COPYRIGHT: This design and the associated documents is subject to copyright laws and may not be reproduced in any form without written consent from Algorry Zappia & Associates Pty Ltd.

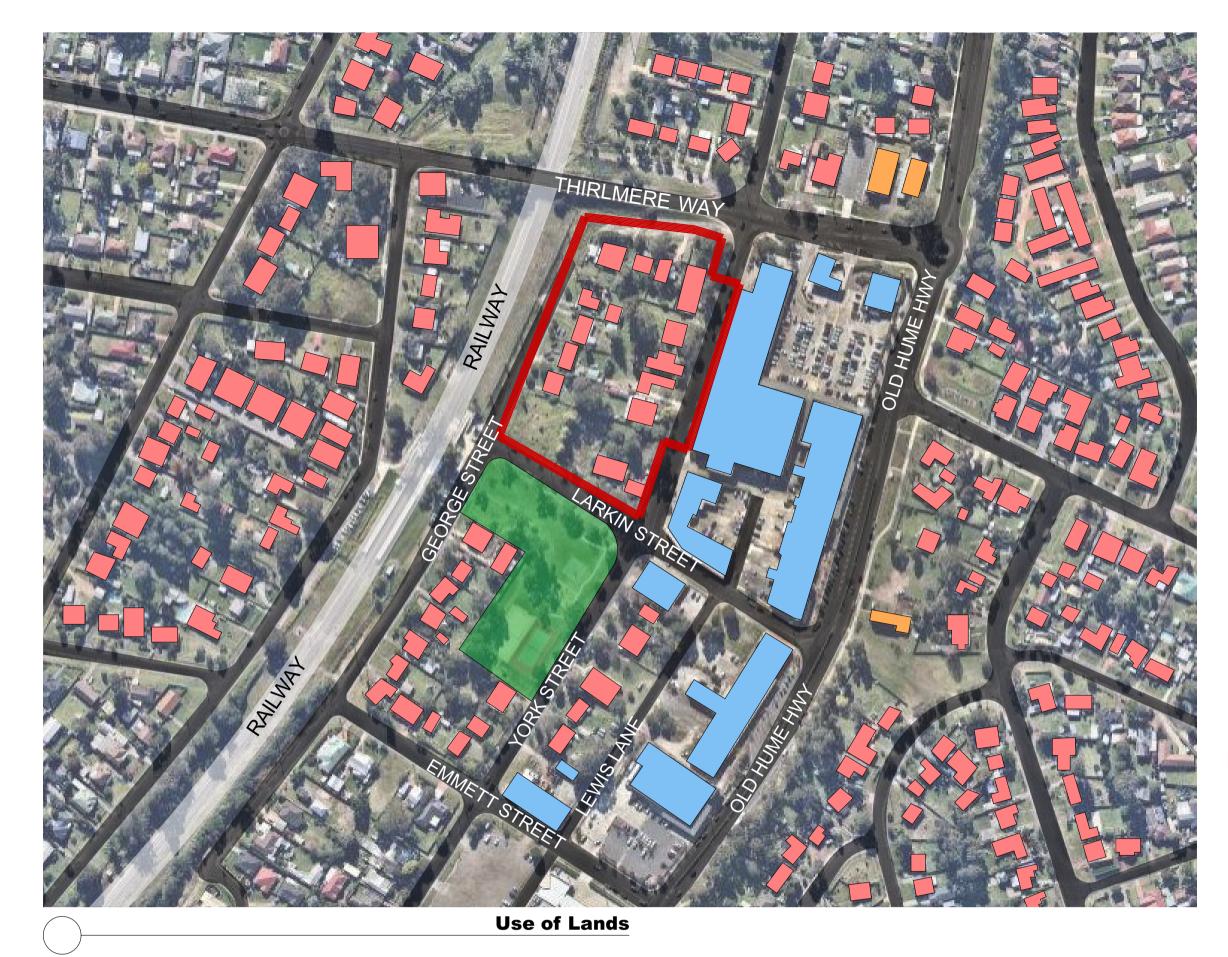




Bus Stops 900 - Picton to Capbelltown 911 - Bargo to Picton 912 - Yanderra to Picton 913 - Buxton to Picton 914 - Buxton to Picton Train Station Southern Highland Line

Consultants





**Proposed Development Plan** 

TAHMOOR

Client

Title

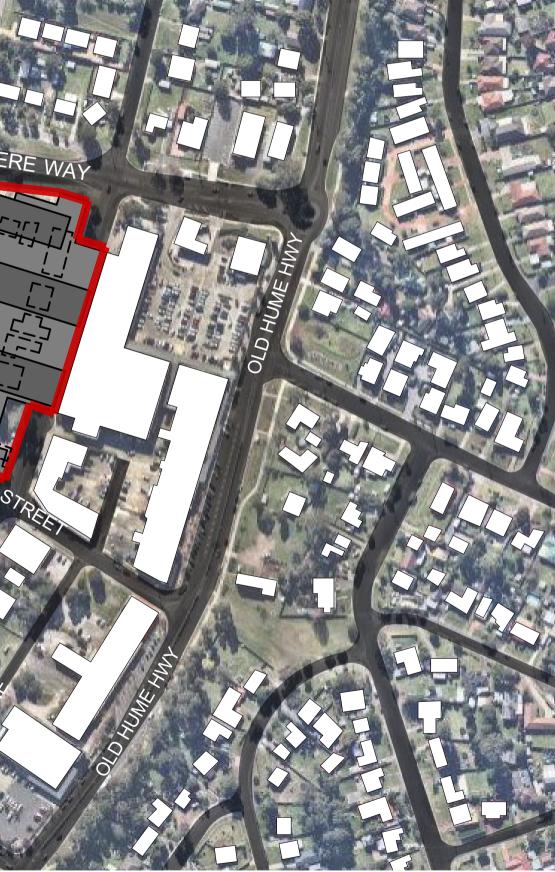
ALGORRY ZAPPIA & ASSOCIATES PTY. LTD. Building Designers & Consulting Civil & Structural Engineers a Suite 4, Level 1, 84 Bathurst Street, Liverpool, NSW 2170 P.O. Box 825, Liverpool Business Centre, NSW 1871 f 9601 6903

9602 3133 / 9602 0303

e admin@algorryzappia.com.au www.algorryzappia.com.au

ABN 43 064 952 692







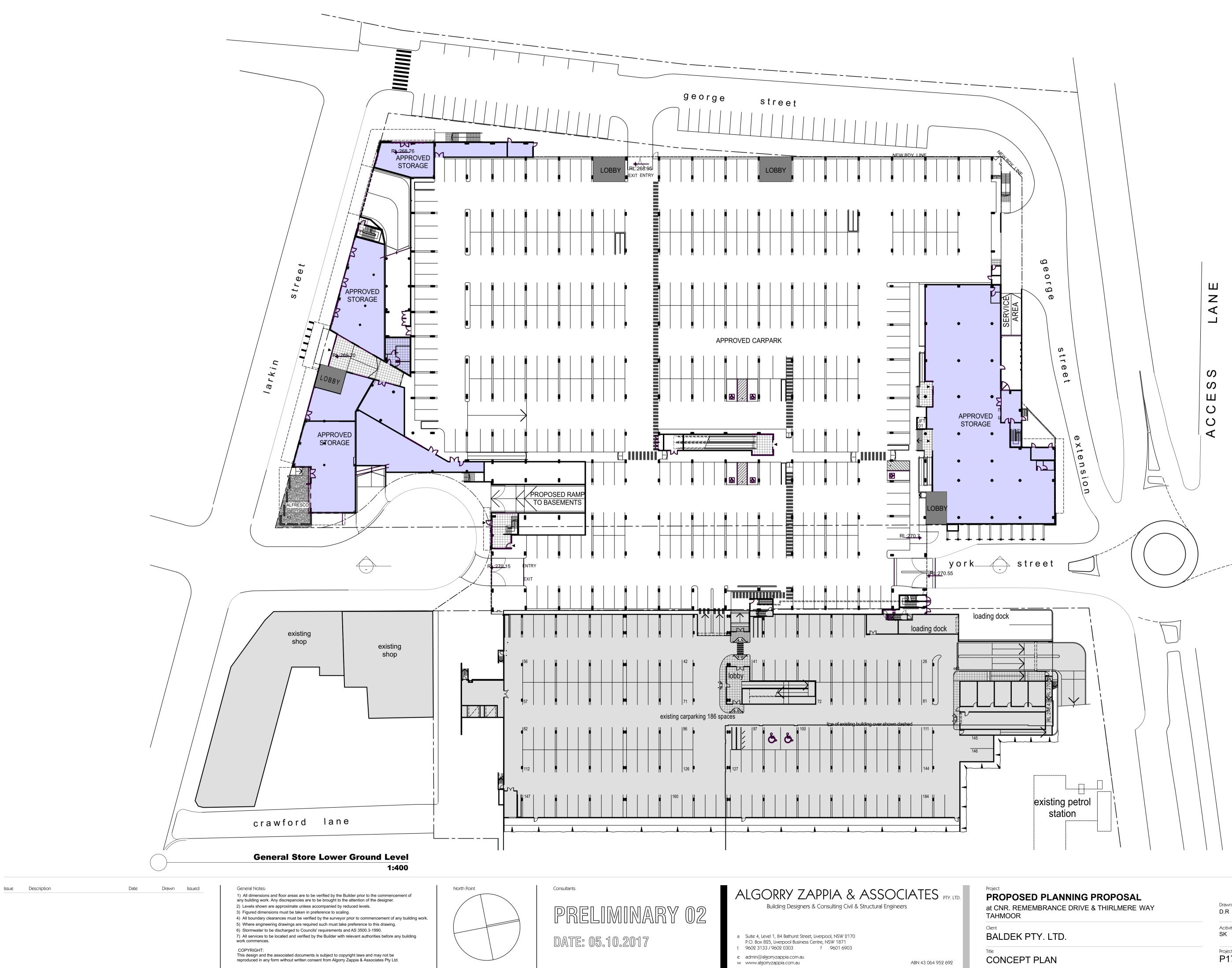
# Project PROPOSED PLANNING PROPOSAL

at CNR. REMEMBRANCE DRIVE & THIRLMERE WAY

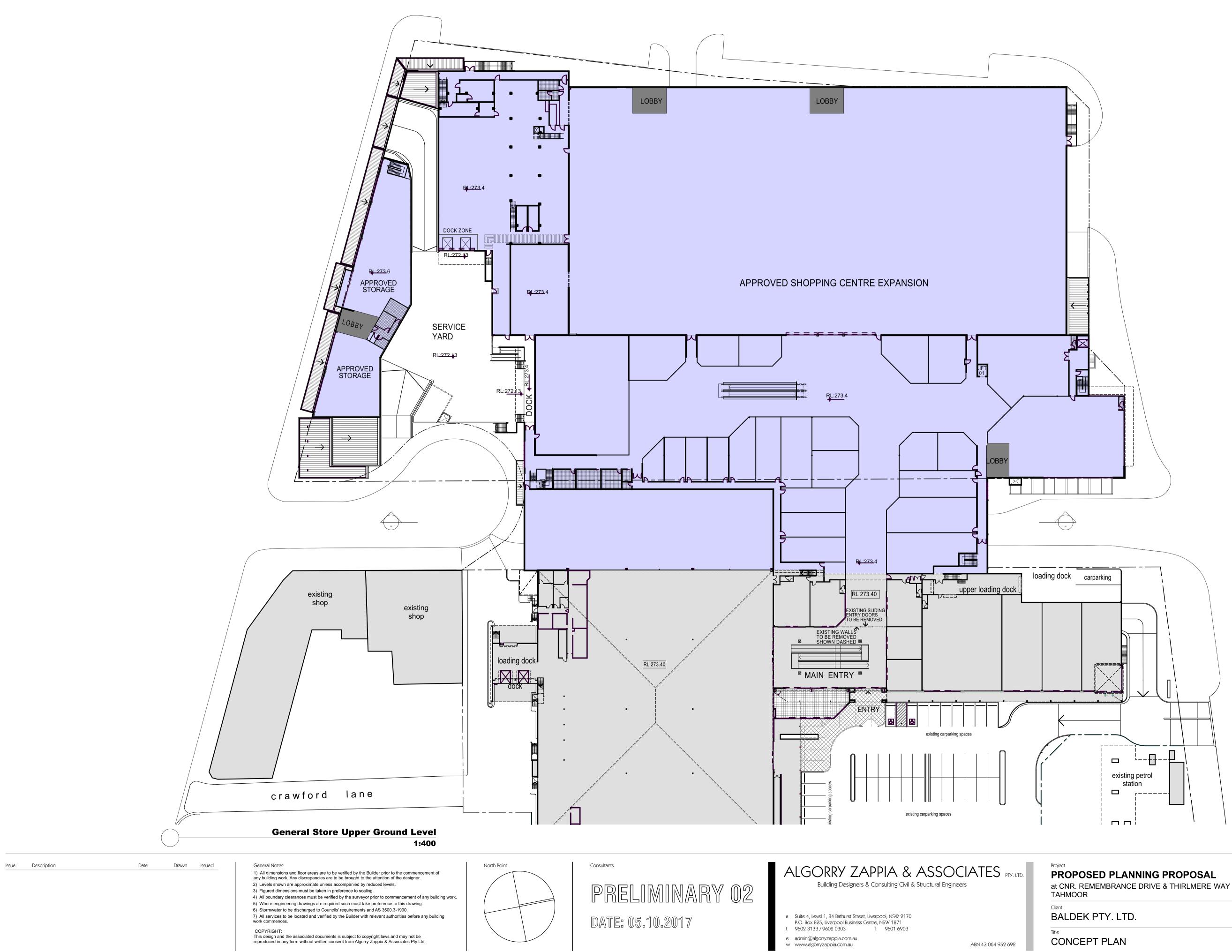
BALDEK PTY. LTD.

CONTEXT SITE ANALYSIS

Drawn	Checked	Date	
D.R	CZ	OCT. 2015	
Acitivity Type	Job #	Scale @ A1	
SK	1623-15	AS SHOWN	
Project # P1773	Sheet # A04	Issue	

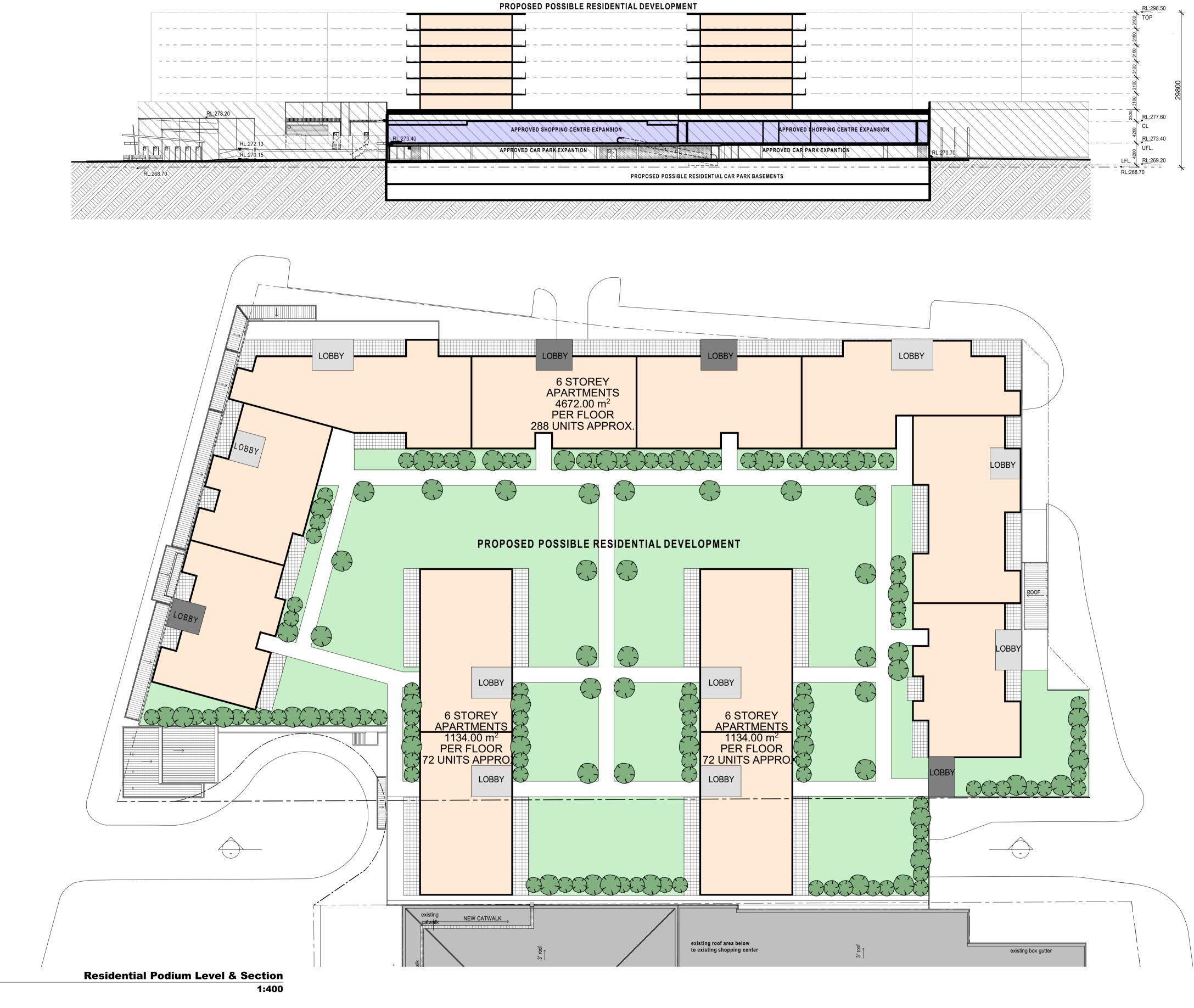


PLANNING PROPOSAL	Drawn	Checked	Date
RANCE DRIVE & THIRLMERE WAY	D.R	CZ	OCT. 2015
. LTD.	Acitivity Type	Job #	Scale @ A1
	SK	1623-15	AS SHOWN
_AN	Project # P1773	Sheet # A05	Issue



RANCE	IHIKLMERE

Dravvn	Checked	Date
D.R	CZ	OCT. 2015
Acitivity Type	Job #	Scale @ A1
<b>SK</b>	1623-15	AS SHOWN
Project # <b>P1773</b>	Sheet # <b>A06</b>	Issue



General Notes:

Date

Drawn Issued

Issue Description

All dimensions and floor areas are to be verified by the Builder prior to the commencement of any building work. Any discrepancies are to be brought to the attention of the designer.

North Point

2) Levels shown are approximate unless accompanied by reduced levels. 3) Figured dimensions must be taken in preference to scaling.

4) All boundary clearances must be verified by the surveyor prior to commencement of any building work.

5) Where engineering drawings are required such must take preference to this drawing. 6) Stormwater to be discharged to Councils' requirements and AS 3500.3-1990. 7) All services to be located and verified by the Builder with relevant authorities before any building work commences.

COPYRIGHT: This design and the associated documents is subject to copyright laws and may not be reproduced in any form without written consent from Algorry Zappia & Associates Pty Ltd.



# Project PROPOSED PLANNING PROPOSAL

RANCE	DRIVE	&	THIRL	MERE	E WAY	

Drawn	Checked	Date	
D.R	CZ	OCT. 2015	
Acitivity Type	Job #	Scale @ A1	
SK	1623-15	AS SHOWN	
Project # <b>P1773</b>	Sheet # <b>A07</b>	Issue	