



# **NOTICE PAPER**

## **PLANS**

## **ATTACHMENTS**

**Monday 23 April 2018**



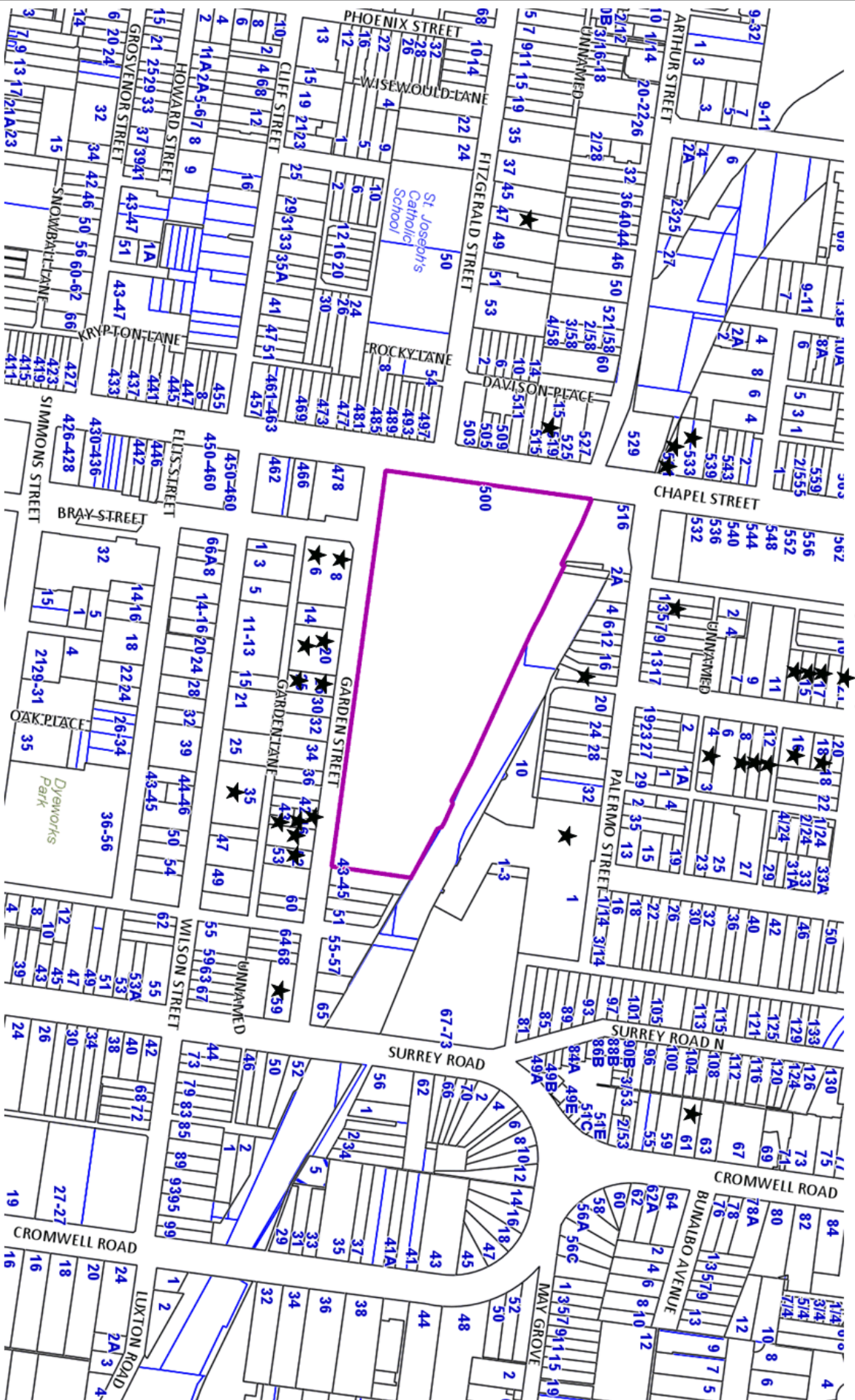
# Plans Attachments

1	<b>PLANNING APPLICATION 1027/17- JAM FACTORY, 500 CHAPEL STREET, SOUTH YARRA – PARTIAL DEMOLITION, BUILDINGS AND WORKS, USE OF THE LAND FOR THE PURPOSES OF OFFICE, FOOD AND DRINK PREMISES, RESTAURANT, CINEMA BASED ENTERTAINMENT FACILITY AND SHOP IN AN ACTIVITY CENTRE ZONE, SPECIAL BUILDING OVERLAY, HERITAGE OVERLAY AND INCORPORATED PLAN OVERLAY, WITH ASSOCIATED REDUCTION IN THE CAR PARKING REQUIREMENT</b>	
	ATTACHMENT 1 PA1 - 1027-17 - JAM FACTORY - 500 CHAPEL STREET SOUTH YARRA - ATTACHMENT 1 OF 1 .....	3
2	<b>PLANNING APPLICATION 246/17 - 90-96 MATHOURA ROAD TOORAK</b>	
	ATTACHMENT 1 PA - 246-17 - 90-96 MATHOURA ROAD TOORAK - ATTACHMENT 1 OF 1 .....	62
3	<b>PLANNING APPLICATION 0925/17- 302-306 WAVERLEY ROAD, MALVERN EAST – CONSTRUCTION OF A FOUR STOREY MIXED USE BUILDING COMPRISING A SHOP AND APARTMENTS LOCATED BEHIND THE EXISTING HERITAGE BUILDING AND A REDUCTION IN THE CAR PARKING REQUIREMENTS</b>	
	ATTACHMENT 1 PA1 925-17 - 302-306 WAVERLEY ROAD MALVERN EAST - ATTACHMENT 1.PDF .....	117
4	<b>PLANNING PERMIT 945/07 - CHADSTONE SHOPPING CENTRE, 1341 DANDENONG ROAD, MALVERN EAST VICTORIA 3145 – AMENDMENTS TO THE EXISTING APPROVAL TO ALLOW FOR THE REPURPOSING OF EXISTING RETAIL (SHOP) FLOOR AREA OVER GROUND AND MEZZANINE LEVELS INTO 'FOOD &amp; DRINK PREMISES' AND THE ADDITION OF A TOURIST LOUNGE</b>	
	ATTACHMENT 1 PA3 945-07 - CHADSTONE SHOPPING CENTRE - 1341 DANDENONG ROAD MALVERN EAST - ATTACHMENT 1.PDF.....	148
5	<b>PLANNING APPLICATION 0927/17- CHADSTONE SHOPPING CENTRE - 1341 DANDENONG ROAD, MALVERN EAST VIC 3145 – CREATION OF A NEW OUTDOOR DINING AREA KNOWN AS WEST PIAZZA INCLUDING GENERAL LIQUOR LICENCES ASSOCIATED WITH FOOD AND DRINKS PREMISES AND A REDUCTION IN THE PARKING REQUIREMENT</b>	
	ATTACHMENT 1 PA2 927-17 - CHADSTONE SHOPPING CENTRE - 1341 DANDENONG ROAD MALVERN EAST - ATTACHMENT 1.PDF.....	160

Item 1

Attachment 1 PA1 - 1027-17 - Jam Factory - 500  
Chapel Street South Yarra - Attachment 1  
of 1

Jam Factory 500 Chapel Street, South Yarra



★ = Objection (35 properties, including one petition)

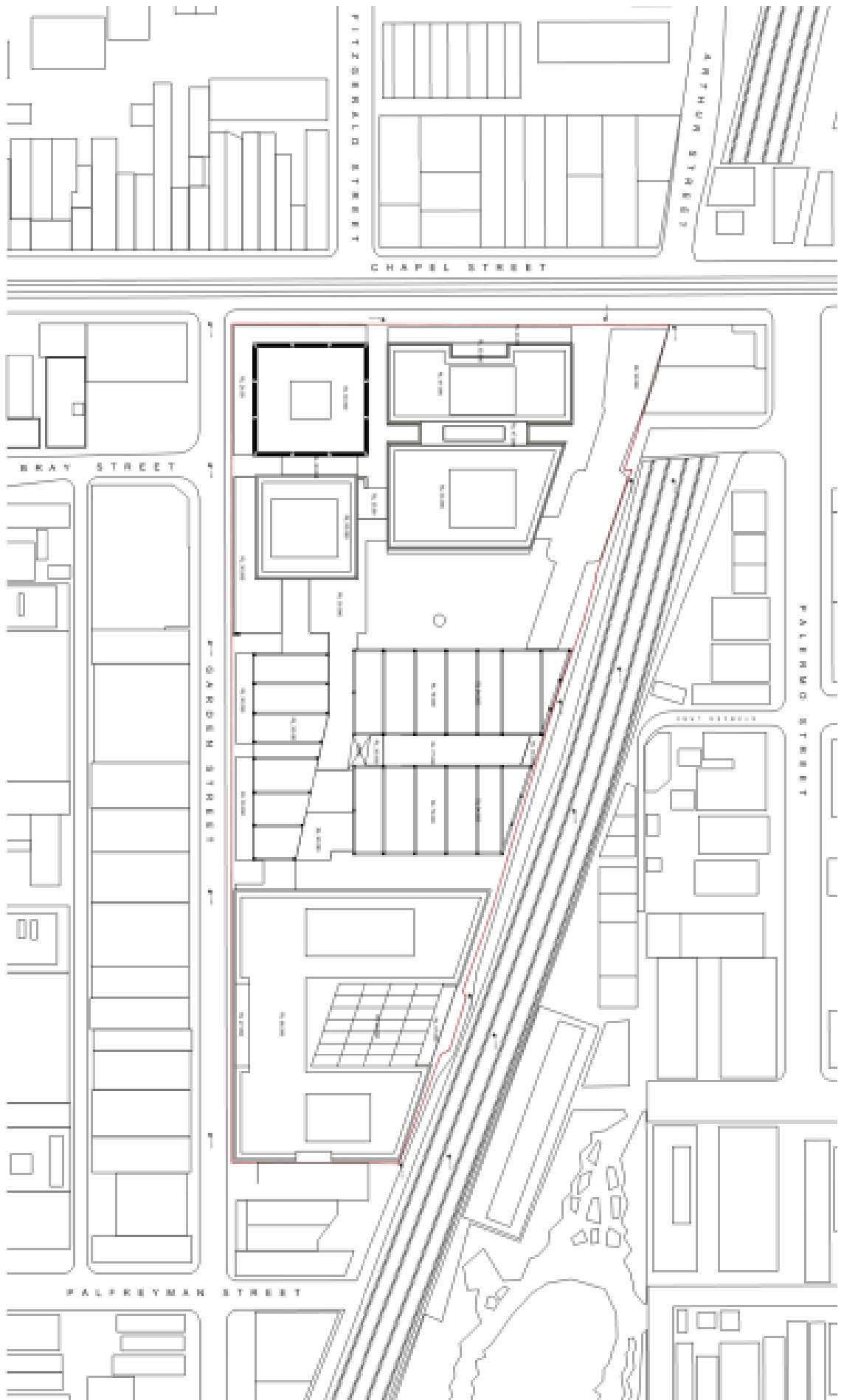
Objections from 22, 24, 25, 26 and 28 Cunningham Street are not shown on this map.

Drawing Title	Notes
Cover Sheet and Drawing Schedule	NTS
Site Plan	1:1,000@A3
Site Plan Existing	1:1,000@A3
Demolition Plan	1:1,000@A3
Height Elevation Modifications	1:400@A3
Key Plan - Ground Floor (Retail)	1:1,000@A3
Key Plan - Lower Ground (Retail)	1:1,000@A3
Key Plan - Level 1 (Retail)	1:1,000@A3
Key Plan - Level 2 (Retail)	1:1,000@A3
Key Plan - Level 3 (Biy Lobby and Cinema)	1:1,000@A3
Key Plan - Level 4 (Typical Office and Cinema)	1:1,000@A3
Key Plan - Level 5 (Typical Office)	1:1,000@A3
Key Plan - Level 6 (Typical Office)	1:1,000@A3
Key Plan - Level 7 (Typical Office and Restaurant)	1:1,000@A3
Key Plan - Level 8 (Typical Office)	1:1,000@A3
Key Plan - Level 9 (Typical Office)	1:1,000@A3
Key Plan - Level 10 (Typical Office)	1:1,000@A3
Key Plan - Level 11 (Typical Office)	1:1,000@A3
Key Plan - Level 12 (Typical Office)	1:1,000@A3
Key Plan - Level 13 (Typical Office)	1:1,000@A3
Key Plan - Lower Roof (Restaurant)	1:1,000@A3
Key Plan - Upper Roof	1:1,000@A3
Key Plan - Basement Level 01 (Retail Parking and Drop Off)	1:1,000@A3
Key Plan - Basement Level 02 (Retail Parking)	1:1,000@A3
Key Plan - Basement Level 03 (Retail Parking and Commercial Parking)	1:1,000@A3
Key Plan - Basement Level 04 (Retail Parking)	1:1,000@A3
Key Plan - Basement Level 04 (Retail Parking and Loading Dock)	1:1,000@A3
North Elevation	1:1,000@A3
South Elevation	1:1,000@A3
East Elevation	1:500@A3
West Elevation	1:500@A3
Internal Elevations 01/02/03/04	1:1,000@A3
Internal Elevations 05/06	1:1,000@A3
Internal Elevations 07/08/09/10	1:1,000@A3
Section A-A	1:500@A3
Section B-B	1:500@A3
Section C-C	1:1,000@A3



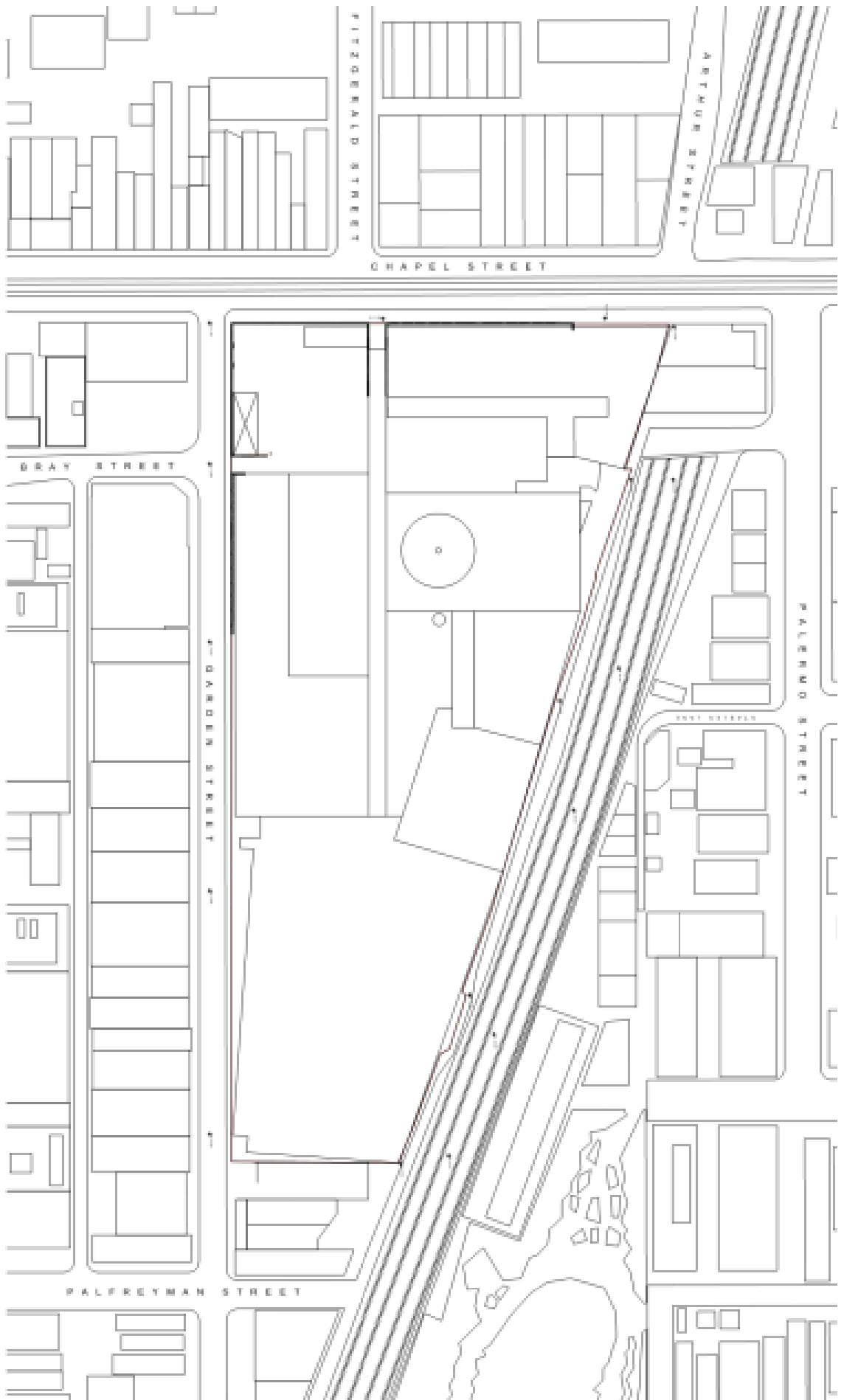
BATESSMART

**WATNESSMART**



**M12035 The Jam Factory**  
South Yarra  
ISSUE FOR INFORMATION  
A01/2007  
07/11/2017

**Site Plan**



**WATNESSMART.**

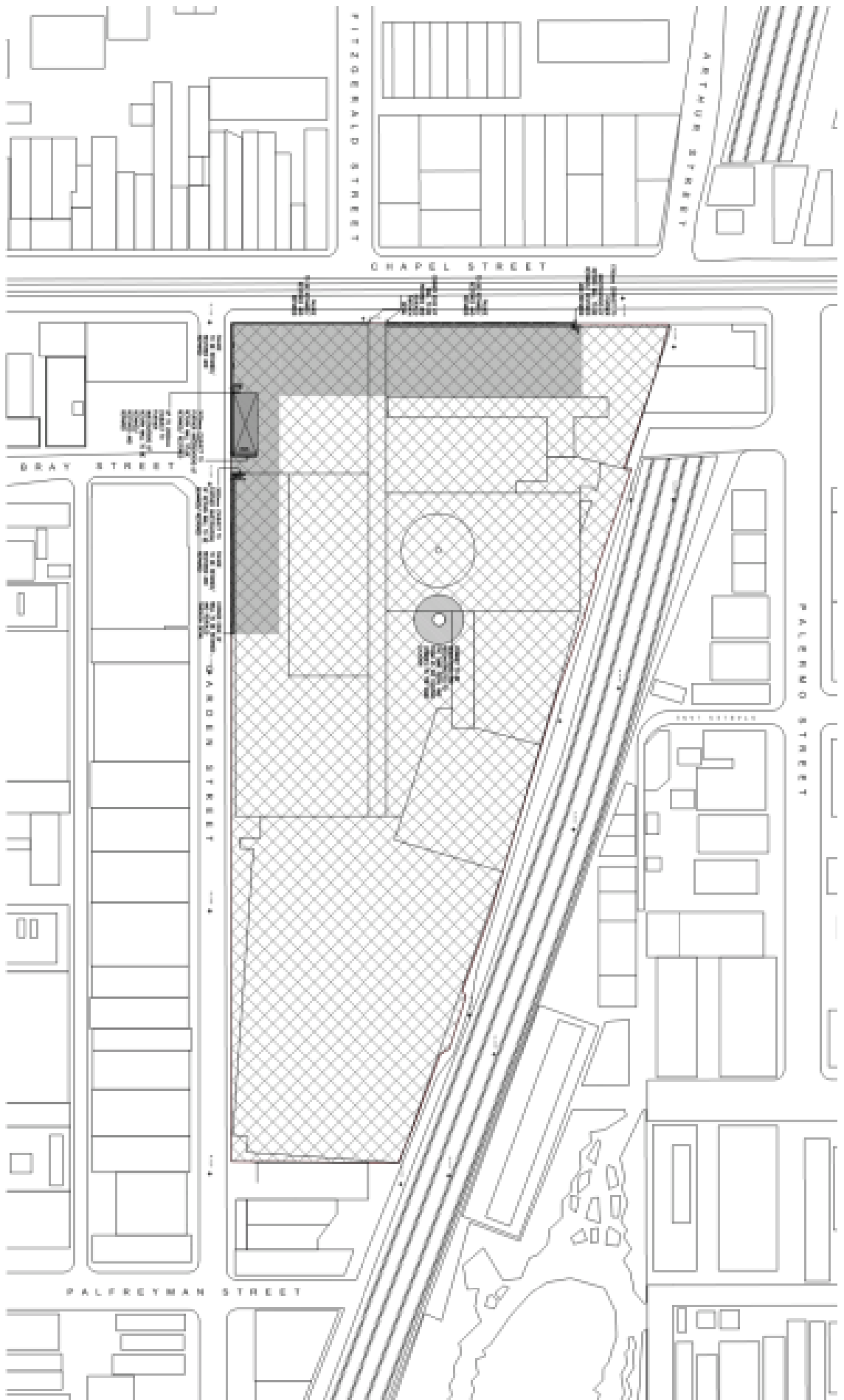


**M12035 The Jam Factory**  
South Yarra  
ISSUE FOR INFORMATION  
A01.001  
10/11/07

**Existing Site Plan**



**WATNESSMART**



- Key:**
- Remaining Footprint
  - Demolition
  - Heritage Overlay

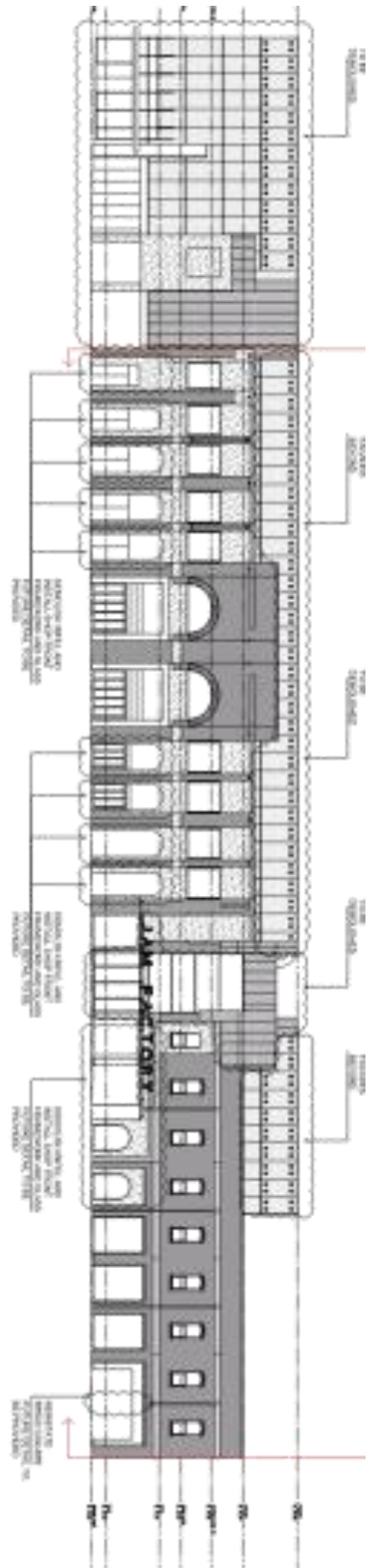
**Note:**  
Demolition drawing to be read in conjunction with Heritage Impact Statement Section 5.1.



**M12035 The Jam Factory**  
South Yarra  
ISSUE FOR APPROVAL  
A01.002

10/11/07

**Demolition Plan**



CHapel ST  
ELEVATION



GARDEN ST  
ELEVATION

**BATESSMART**

NOTE:  
Demolition drawing to be read  
in conjunction with Heritage  
Impact Statement Section 3.1.



**M12035 The Jam Factory**  
South Yarra  
SCALE FOR INFORMATION  
A01 8003  
Heritage Elevation Modification

**BATESSMART**

Key:  
 Shop / F&B  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service



**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A02.100  
 17/11/201  
**Ground Floor Plan**



**BATESSMART**

Key:  
 Shop / F&B  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service



**M12035 The Jam Factory**

South Yarra

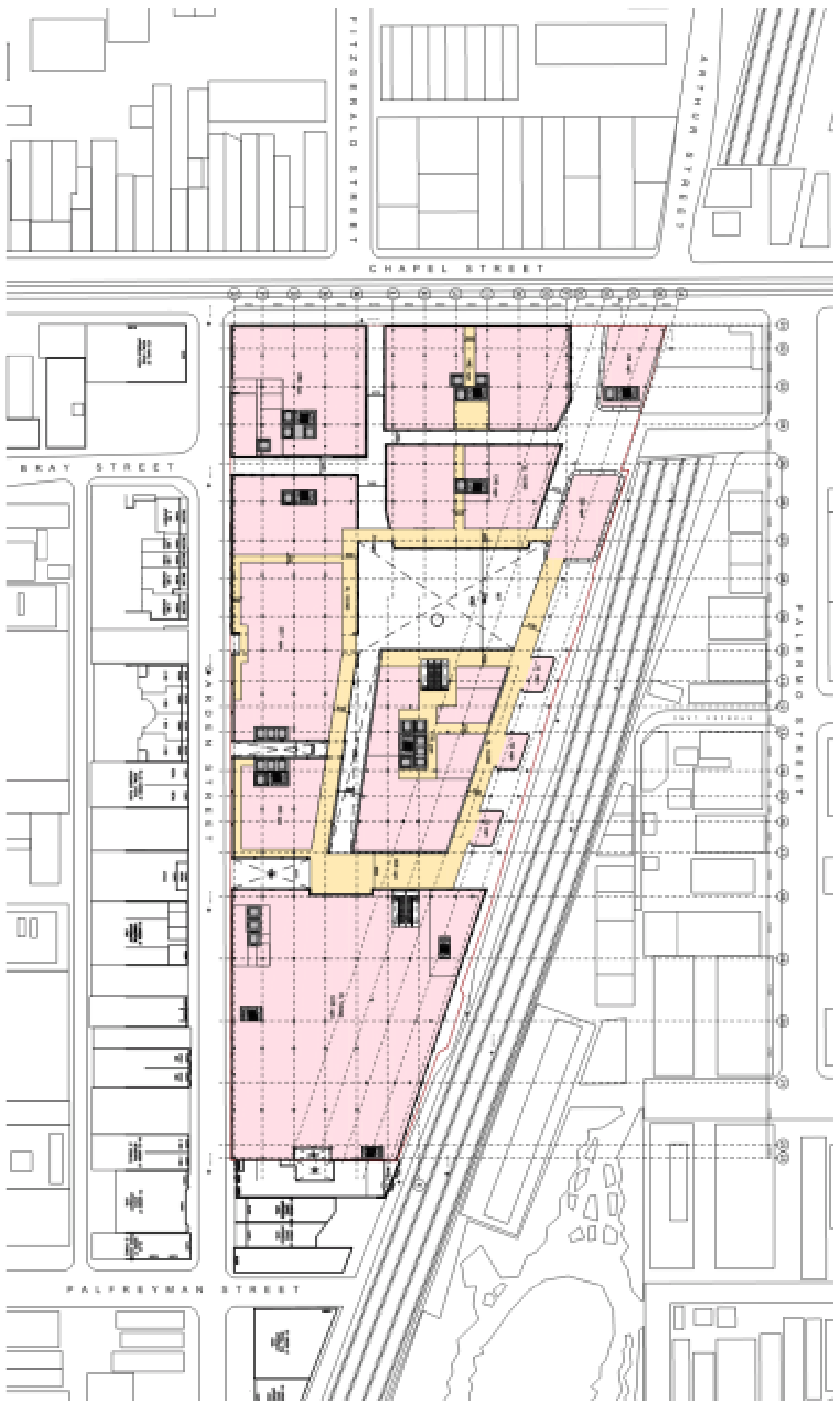
SCALE FOR INFORMATION

A02.100.LG

07/1/2017

**LG Floor Plan**

**WATNESSMART**



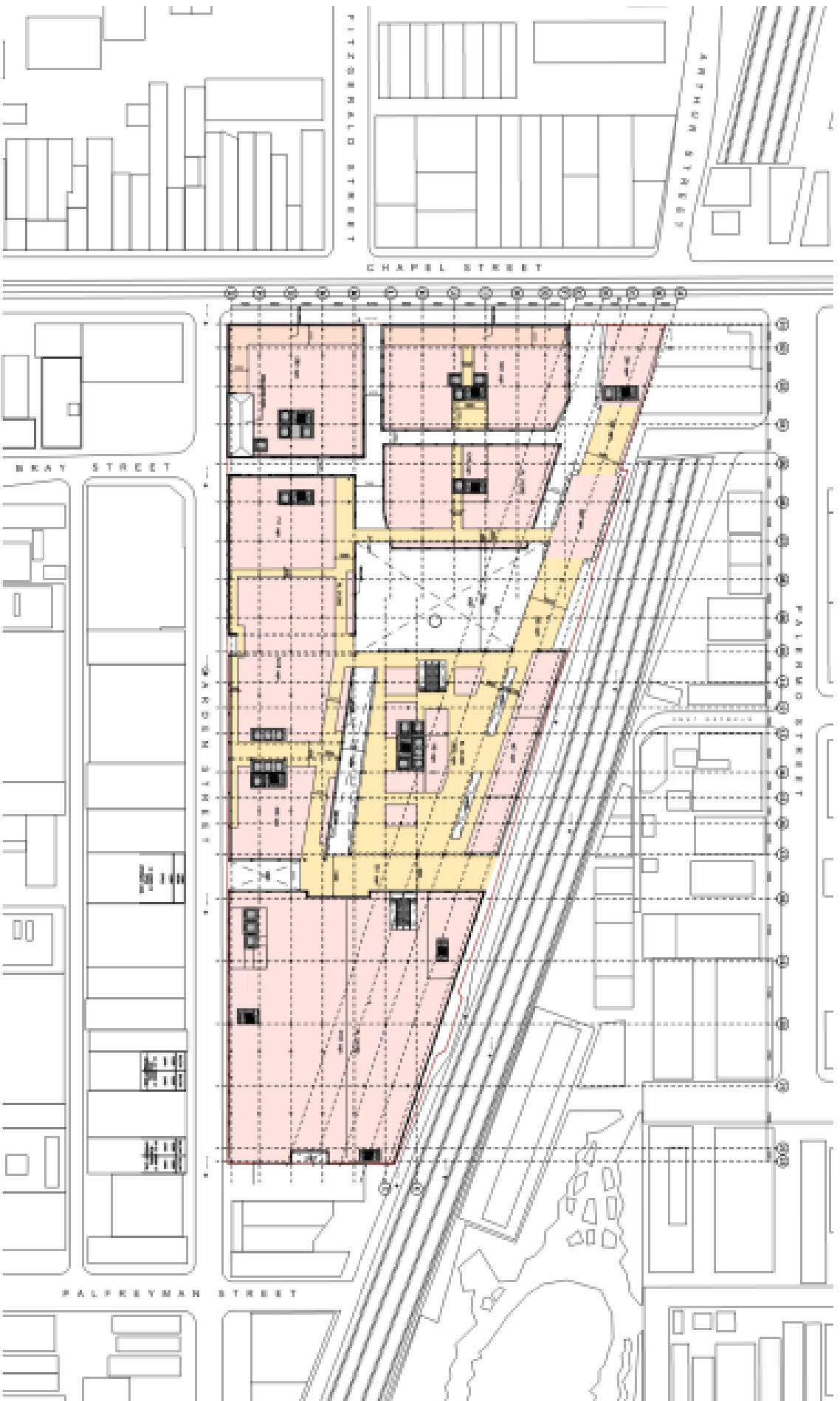
- Key:
- Shop / Full
  - Outdoor Dining / Terrace
  - Office
  - Circulation
  - Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.101  
 17/11/2017

**Level 1 Plan**

**WATNESSMART**



- Key:
- Shop / Fill
  - Outdoor Dining / Terrace
  - Circulation

- Office
- Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.102  
 07/10/2017

**Level 2 Plan**

**BATESSMART**

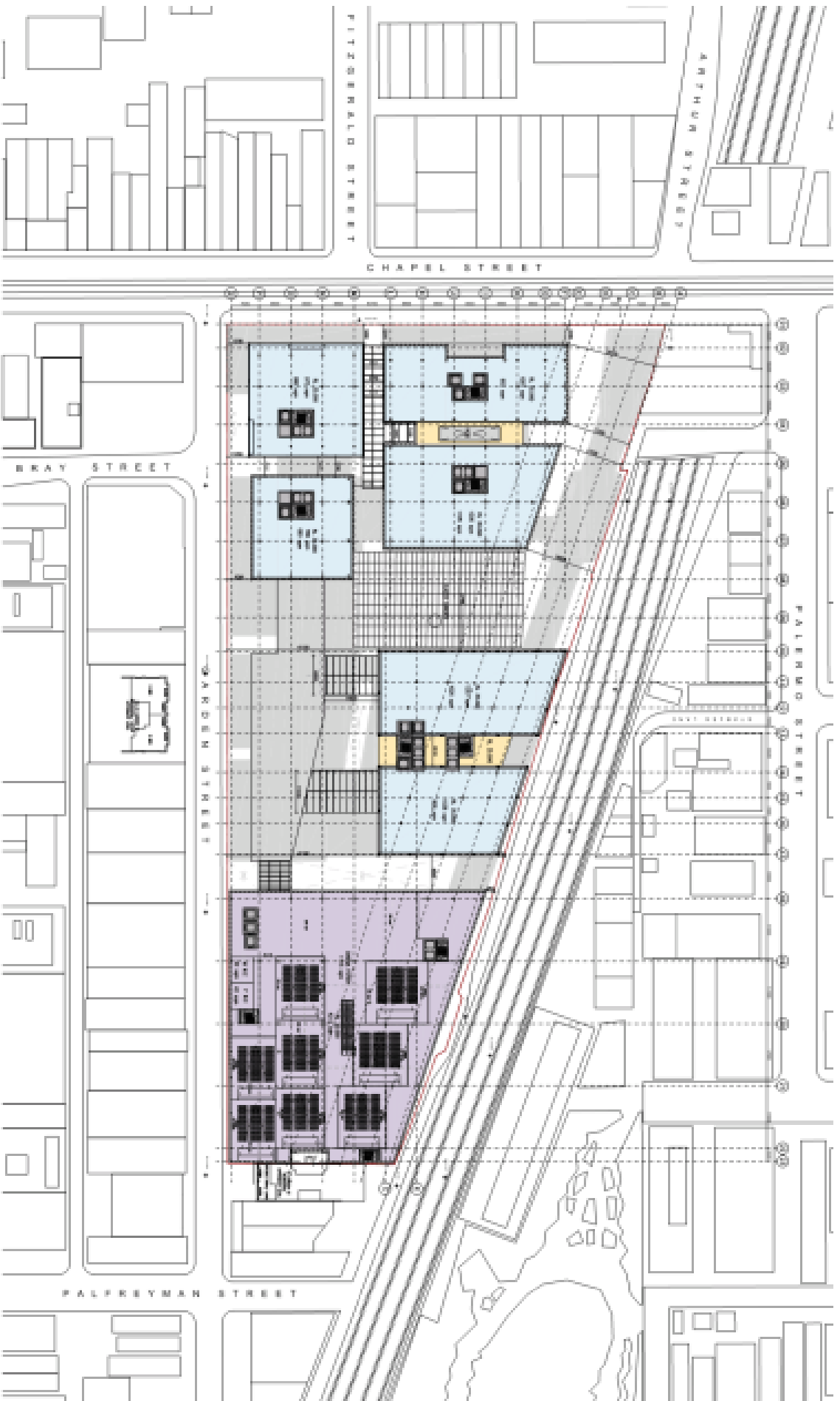


- Key:
- Shop / Fill
  - Outdoor Dining / Terrace
  - Circulation
  - Office
  - Service



**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A02, 100  
 07/11/07  
**Level 3 Floor Plan**

**HATNESSMART**



Key:  
 Shop / Fit  
 Outdoor Dining / Terrace  
 Circulation

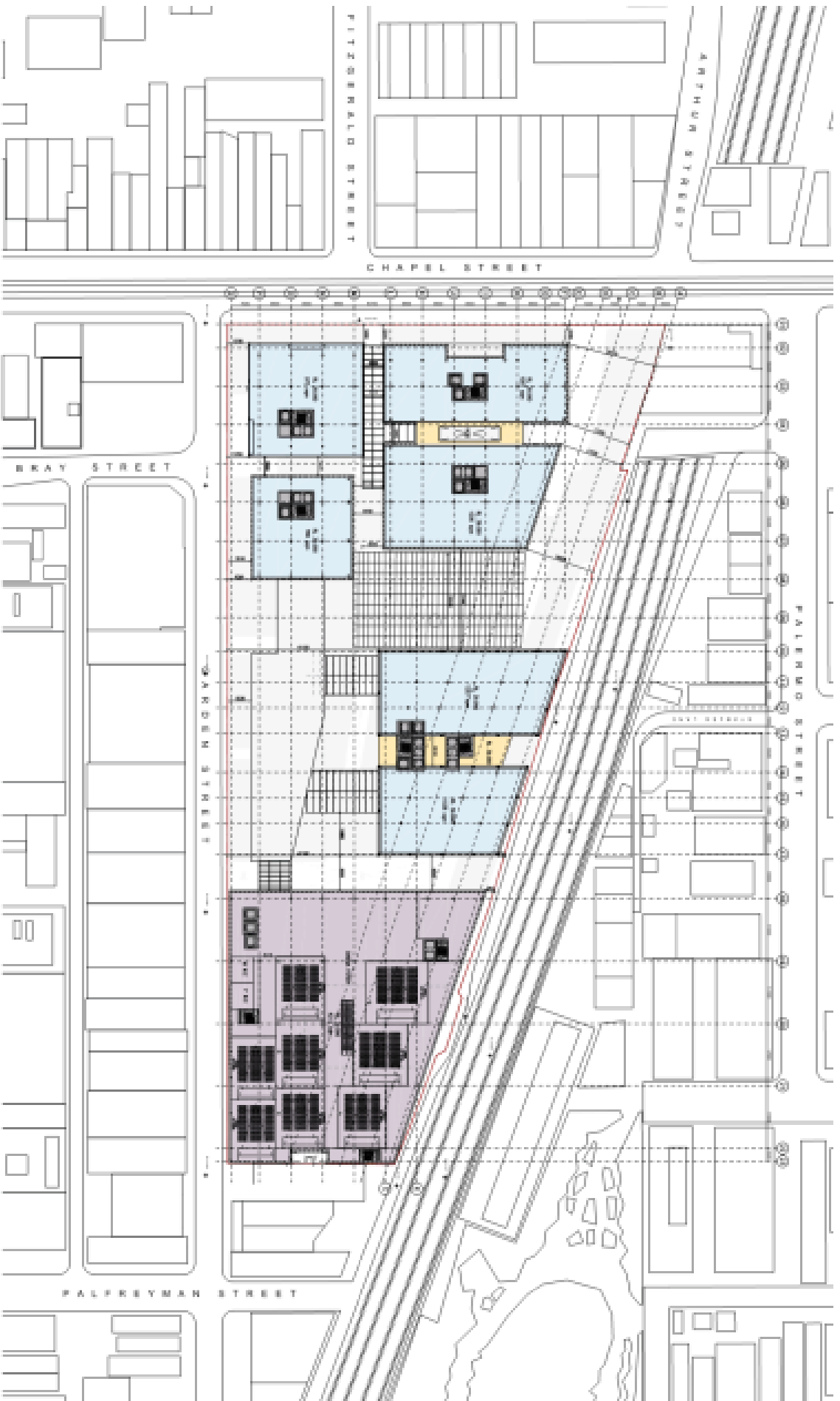
Office  
 Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.104  
 10/11/2017  
**Level 4 Floor Plan**



**HATNESSMART**



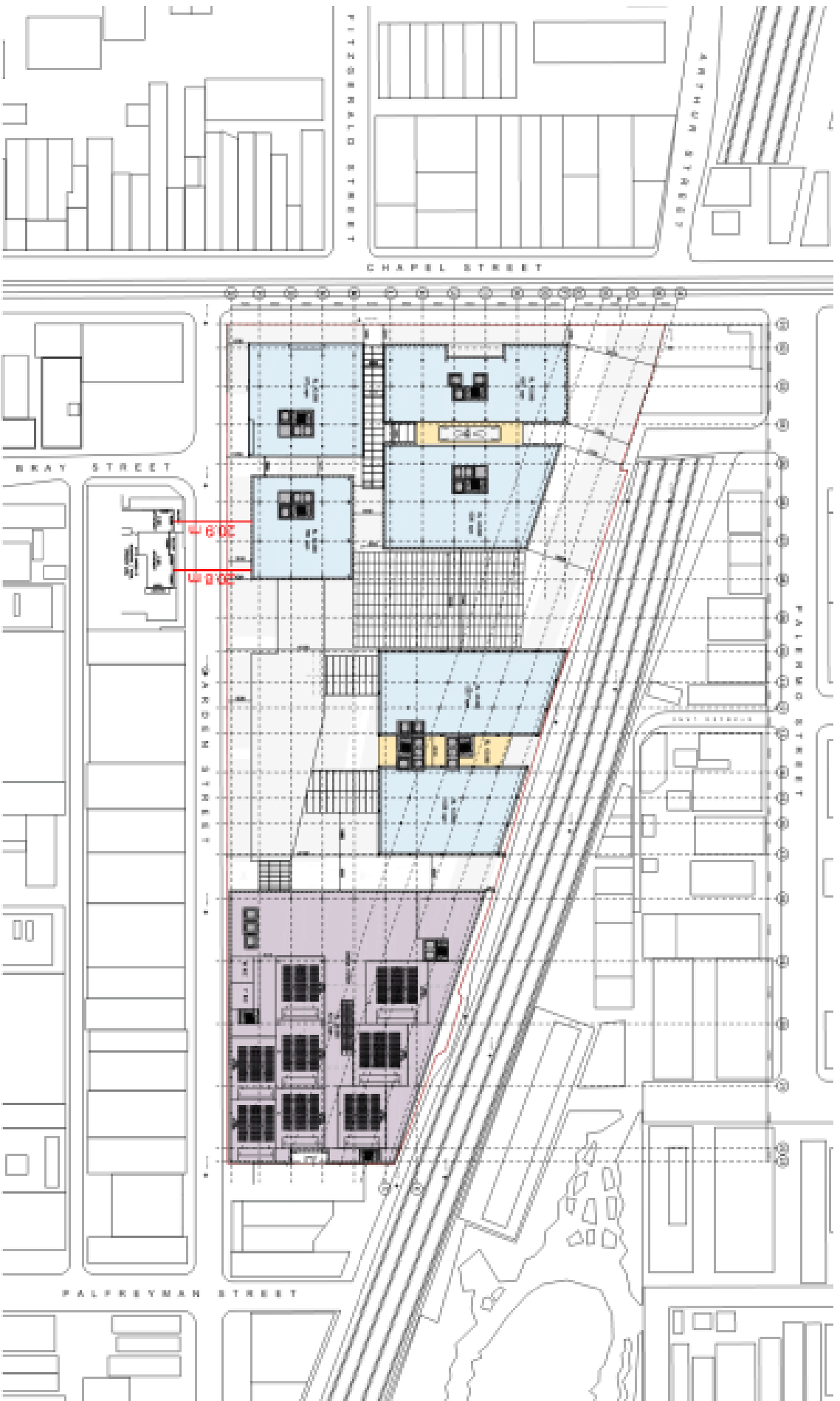
Key:  
 Shop / Fit  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.105  
 10/11/2017  
**Level 5 Floor Plan**

**HATNESSMART**



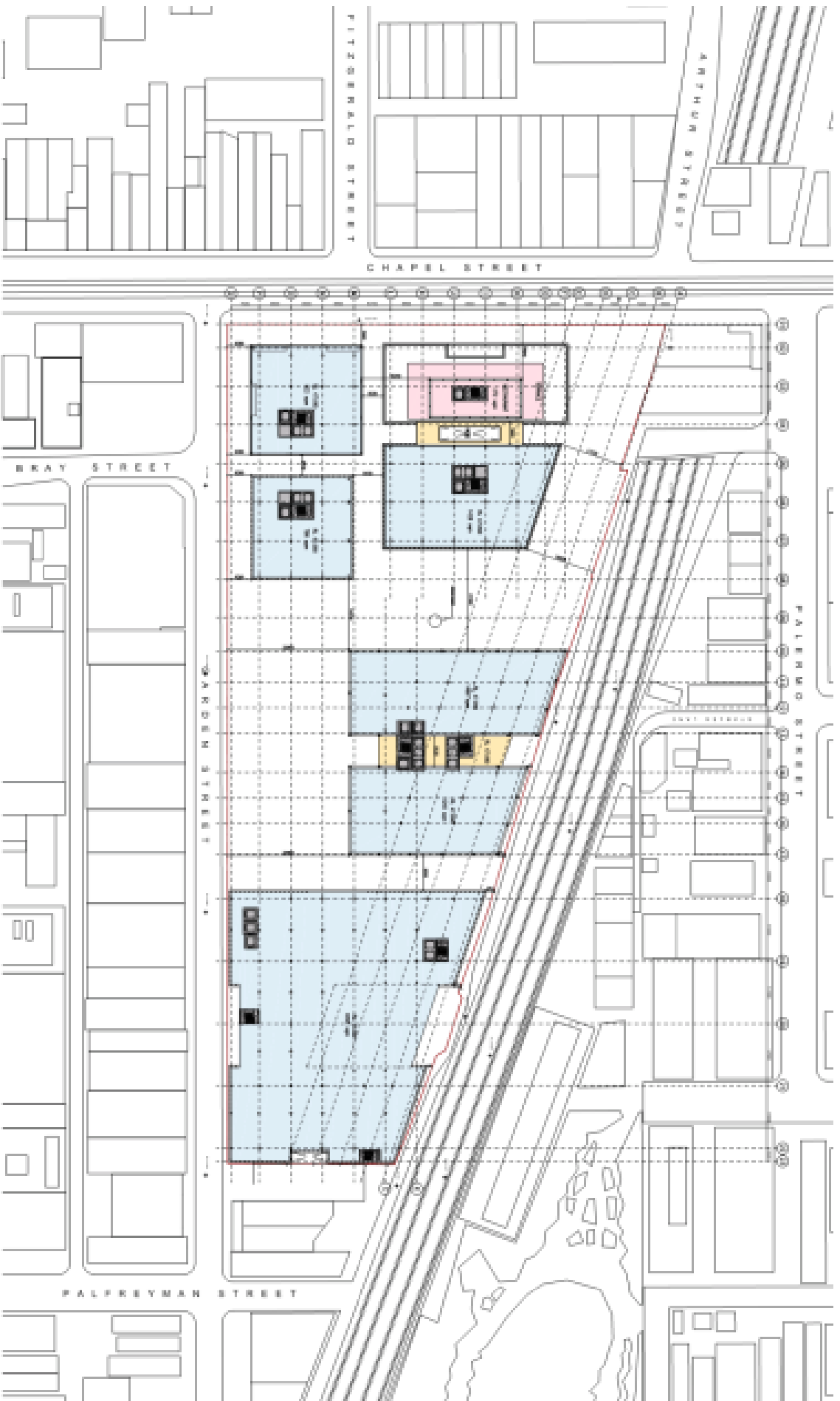
- Key:
- Shop / Fill
  - Outdoor Dining / Terrace
  - Circulation

- Office
- Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.100  
 10/11/2017  
**Level 6 Floor Plan**

**WATNESSMART**



Key:  
 Shop / Retail  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.107  
 07/11/2017  
**Level 7 Floor Plan**

**HATNESSMART**



- Key:
- Shop / F&B
  - Outdoor Dining / Terrace
  - Circulation

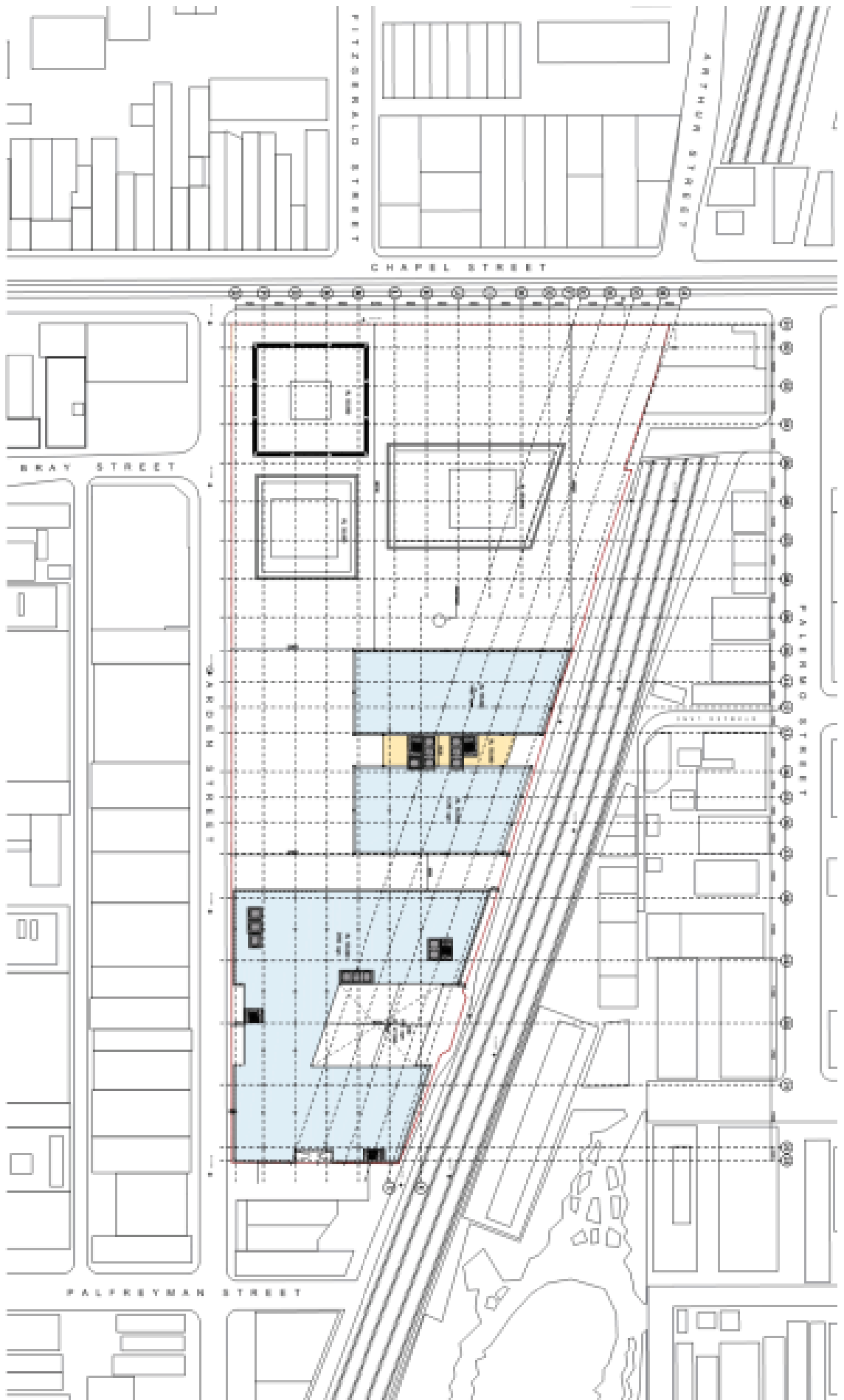
- Office
- Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.108  
 07/11/2017

**Level 8 Floor Plan**

**HATNESSMART**



- Key:
- Shop / Retail
  - Outdoor Dining / Terrace
  - Circulation

- Office
- Service

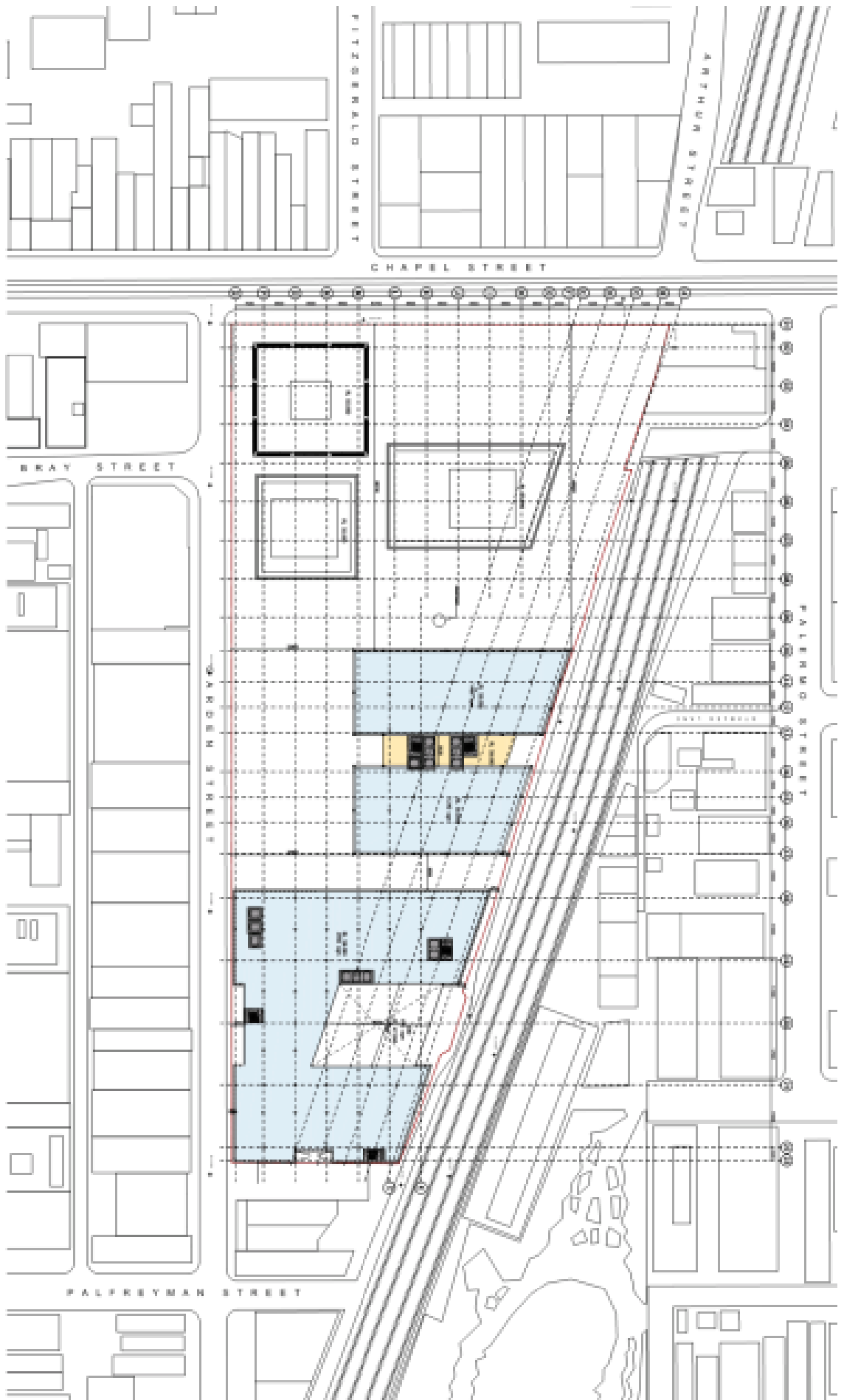


**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.109

10/1/2019

**Level 09 Floor Plan**

**HATNESSMART**



- Key:
- Shop / Fitout
  - Outdoor Dining / Terrace
  - Circulation

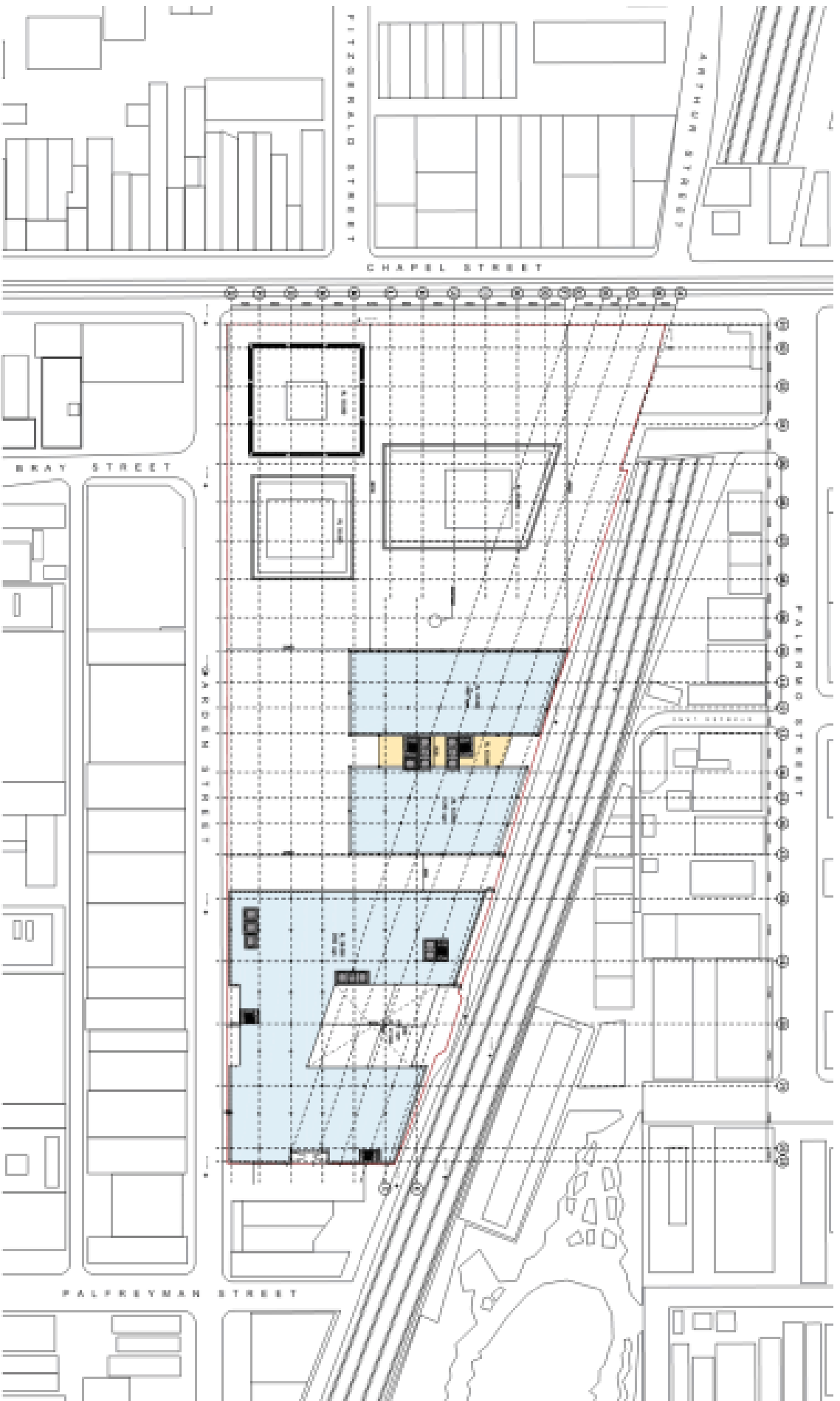
- Office
- Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.110 (PHYSICAL)  
 10/1/2010

**Level 10 Floor Plan**

**HATNESSMART**



- Key:
- Shop / Fitout
  - Outdoor Dining / Terrace
  - Circulation

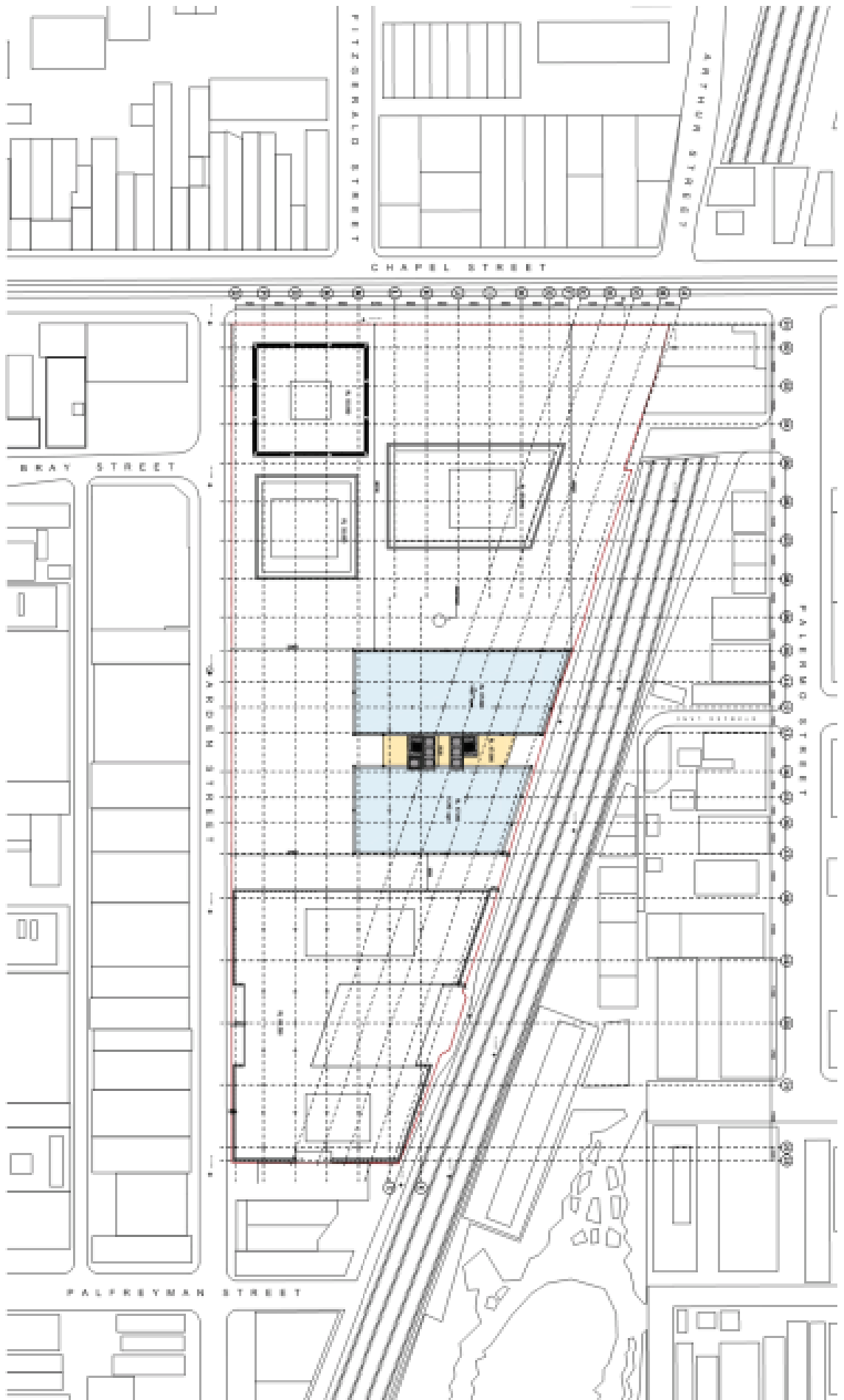
- Office
- Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.111  
 10/1/2019

**Level 11 Floor Plan**

**WATNESSMART**



- Key:**
- Shop / Fitout
  - Outdoor Dining / Terrace
  - Circulation

- Office
- Service

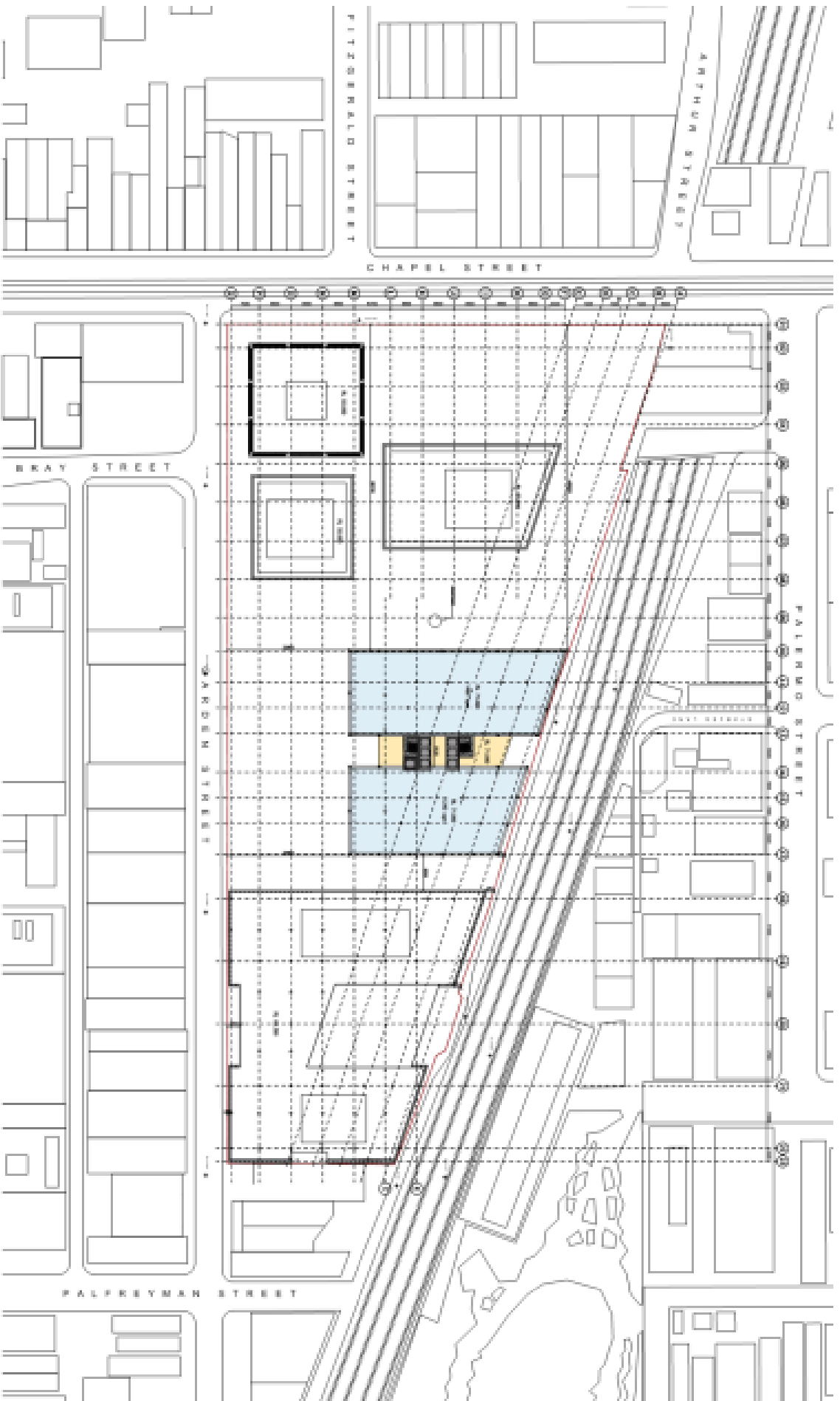


**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.112  
 10/1/2010

**Level 12 Floor Plan**



**HATNESSMART**



- Key:
- Shop / Fitout
  - Outdoor Dining / Terrace
  - Circulation

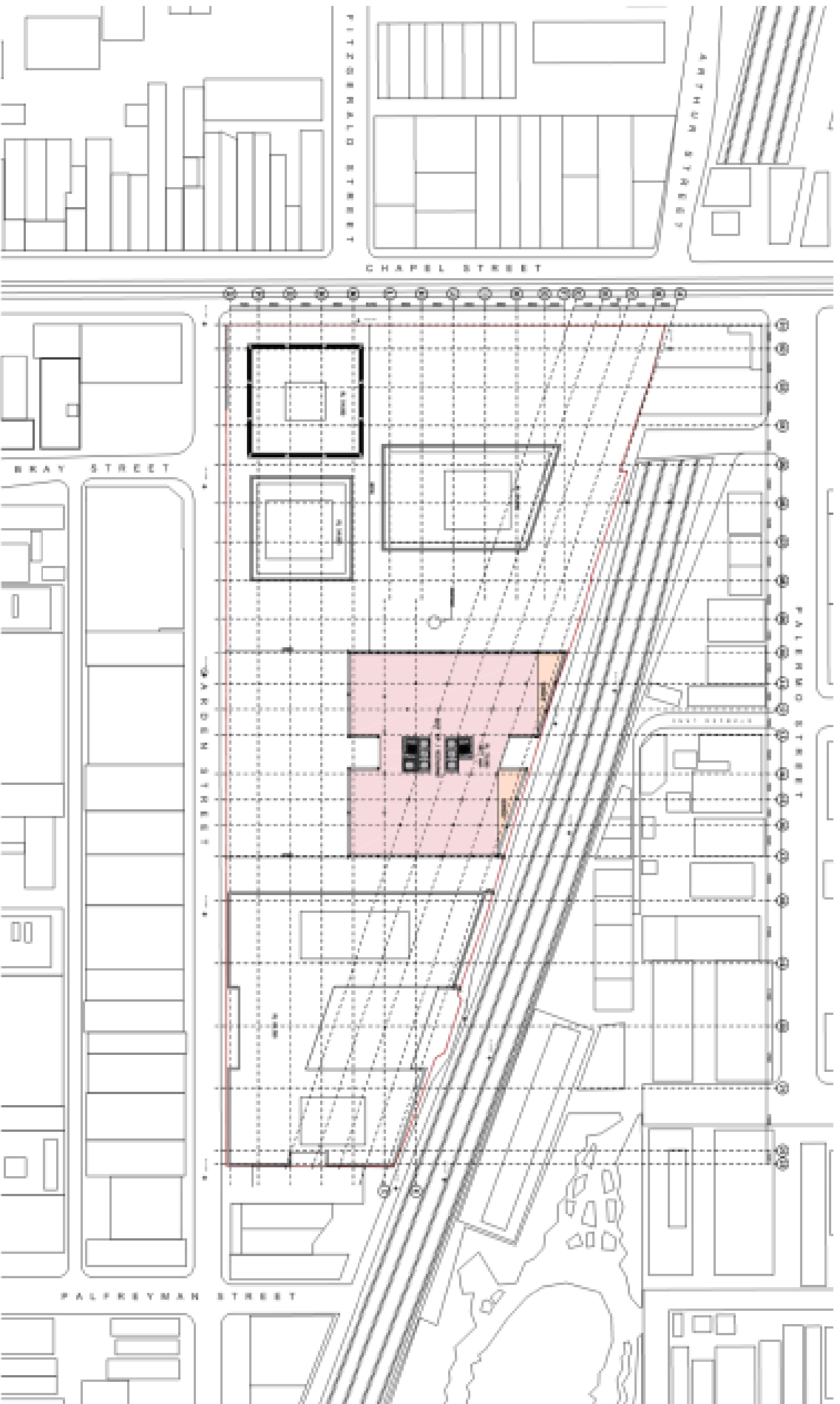
- Office
- Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.113  
 10/1/2010

**Level 13 Floor Plan**

**HATNESSMART**



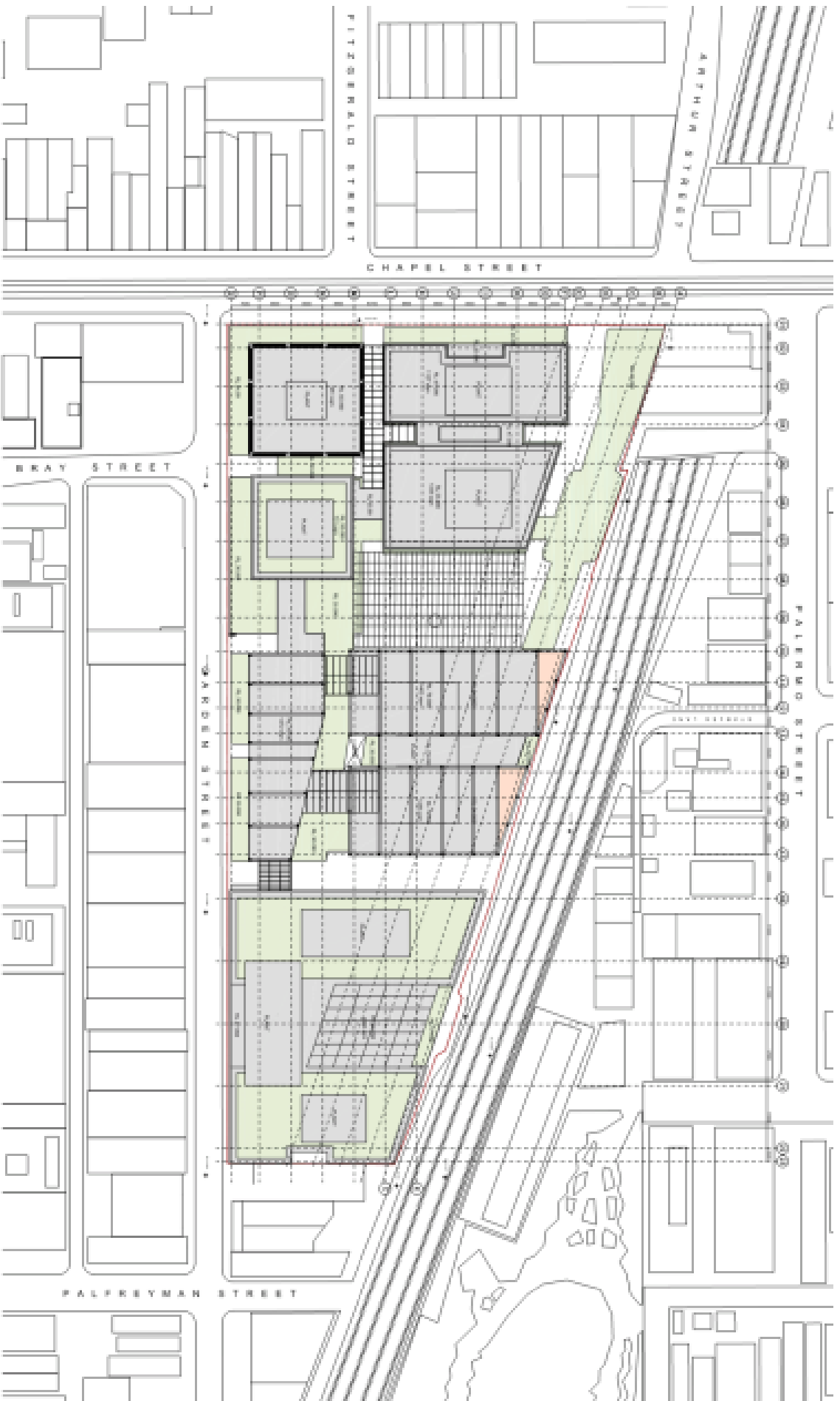
- Key:
- Shop / Fitout
  - Outdoor Dining / Terrace
  - Circulation

- Office
- Service



**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.114  
 17/11/2017  
**L14 Lower Floor Plan**

**HATNESSMART**

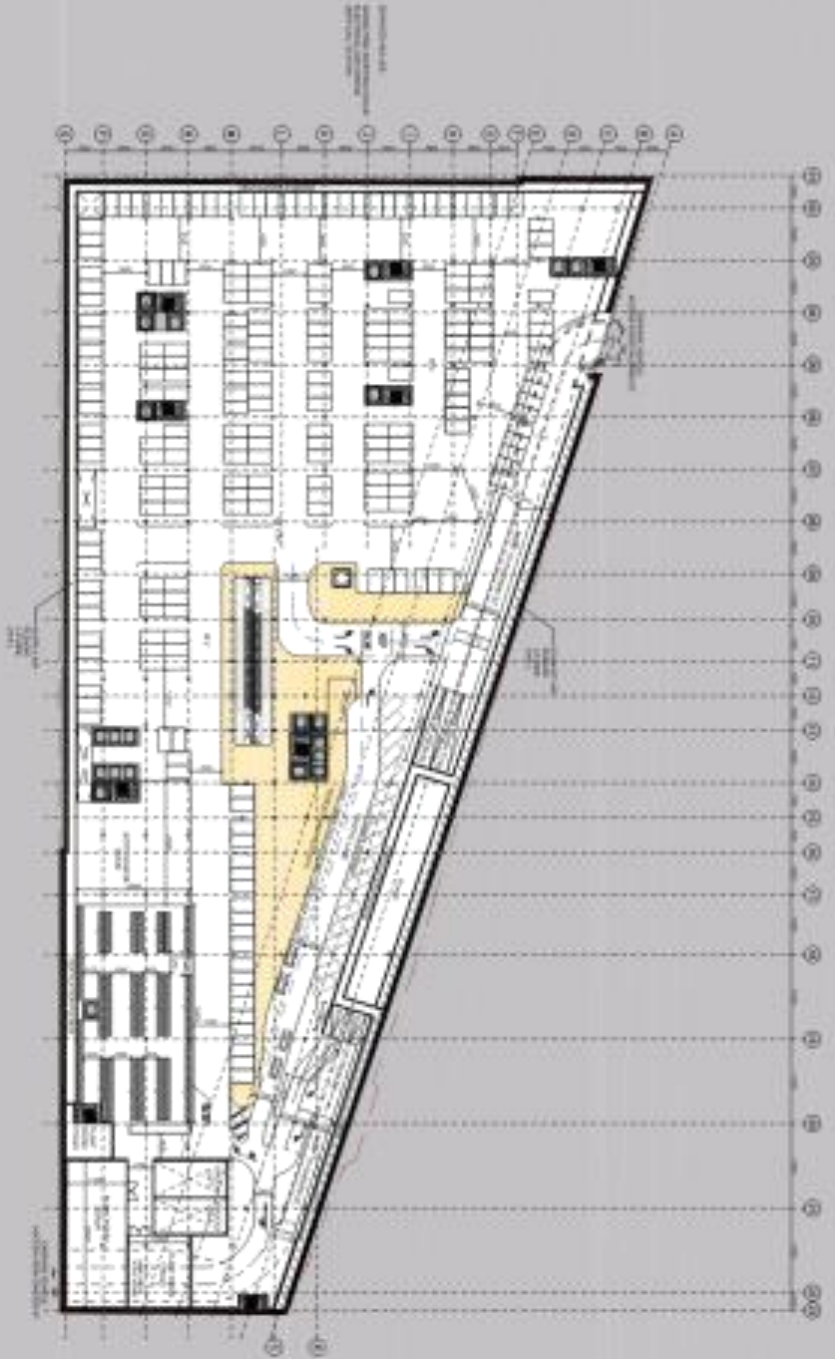


**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A02.115  
 12/11/2017

**Roof Plan**

**BATESSMART**

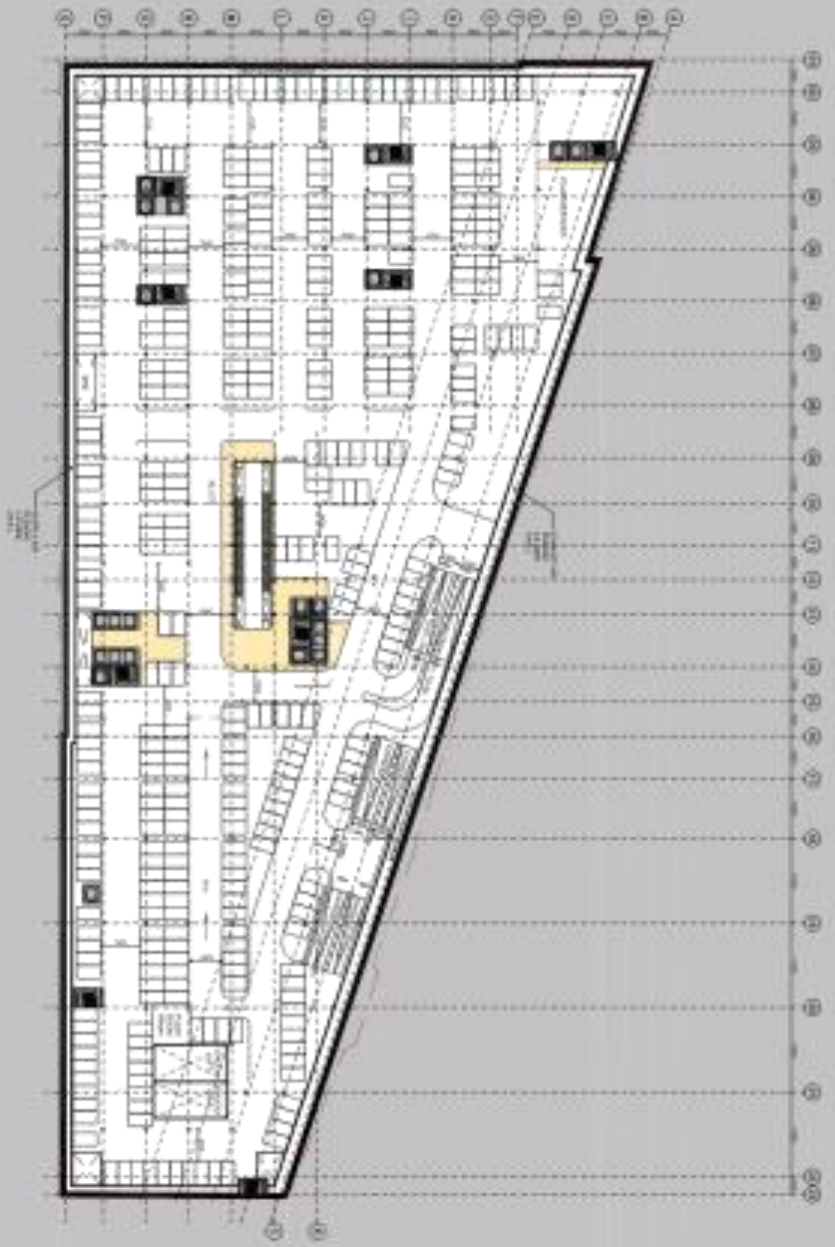
- Key:
-  Shop / F&B
  -  Circulation
  -  Vegetation
  -  Office
  -  Service
  -  Services Centre
  -  Drop off/Loading Point
  -  Car Wash



**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A02 B01  
 B1 Floor Plan

**BATESSMART**

- Key:
-  Shop / F&B
  -  Circulation
  -  Vegetation
  -  Office
  -  Service
  -  Services Centre
  -  Drop off/Loading Point
  -  Car Wash

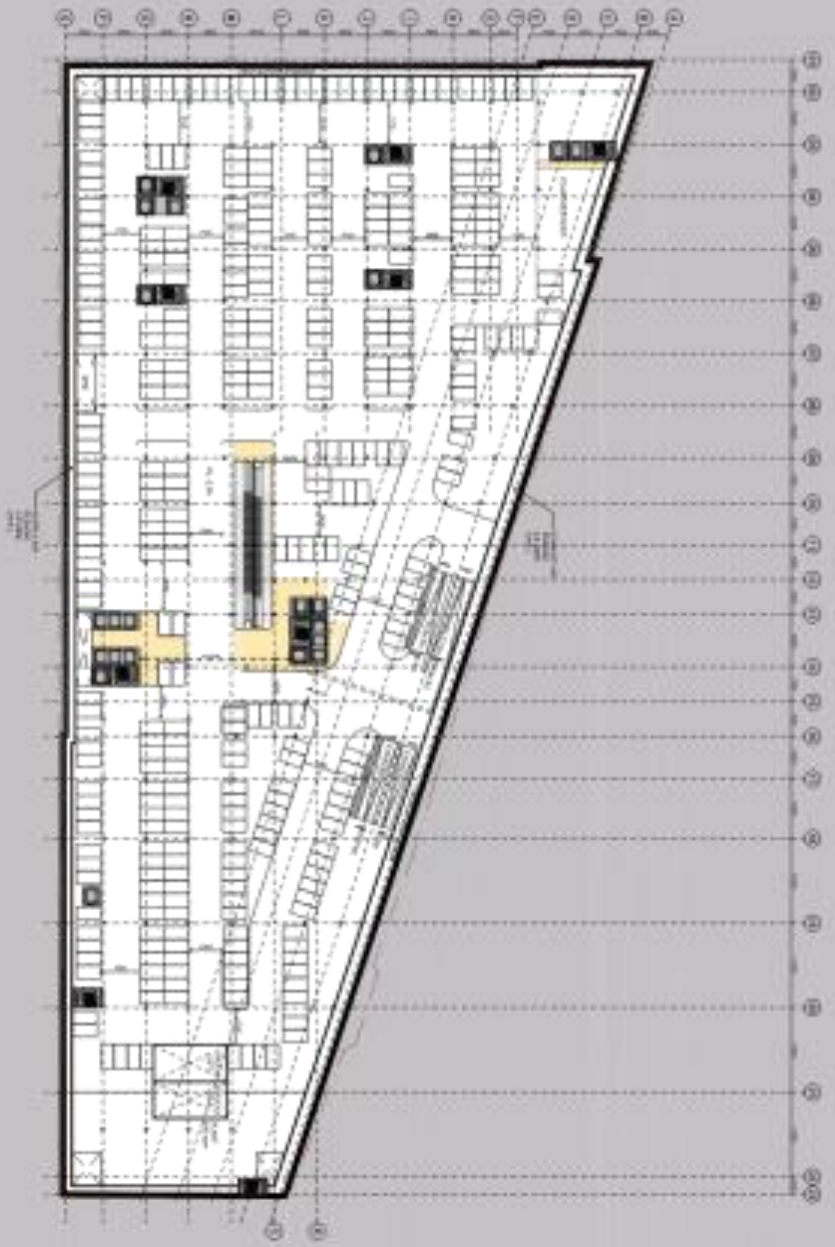


**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A02 B02  
 B2 Floor Plan  
 17/11/201

**BATESSMART**

Key:  
 Shop / F&B  
 Circulation  
 Vegetation

Office  
 Service  
 Service Centre  
 Drop Off/Waiting Point  
 Car Wash



**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION 1/81 (2007)  
 A02 B03  
**B3 Floor Plan**

**BATESSMART**

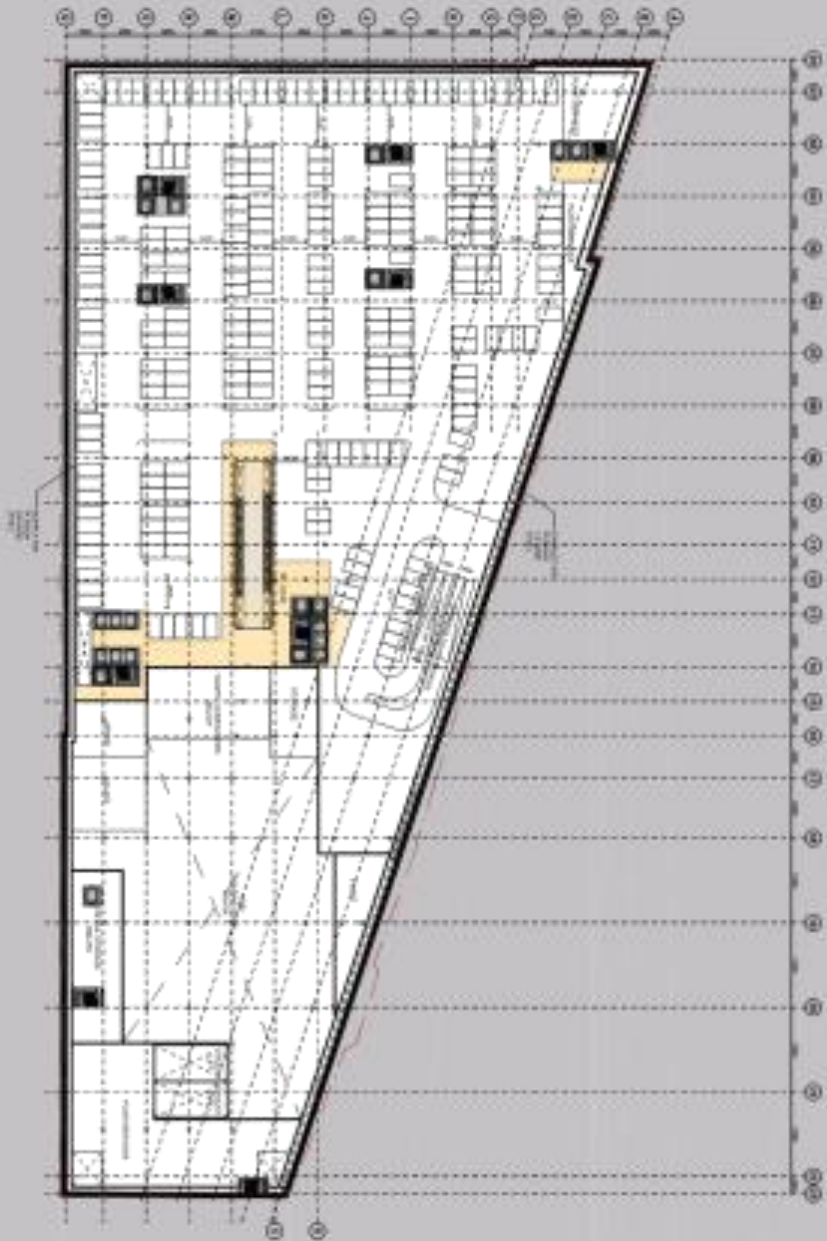
- Key:
-  Shop / F&B
  -  Circulation
  -  Vegetation
  -  Office
  -  Service
  -  Services Centre
  -  Drop Off/Waiting Point
  -  Car Wash



**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A02 B04  
 07/11/2017  
**B4 Floor Plan**

**BATESSMART**

- Key:
- Shop / F&B
  - Circulation
  - Vegetation
  - Office
  - Service
  - Services Centre
  - Drop Off/Waiting Point
  - Car Wash



**M12035 The Jam Factory**

South Yarra

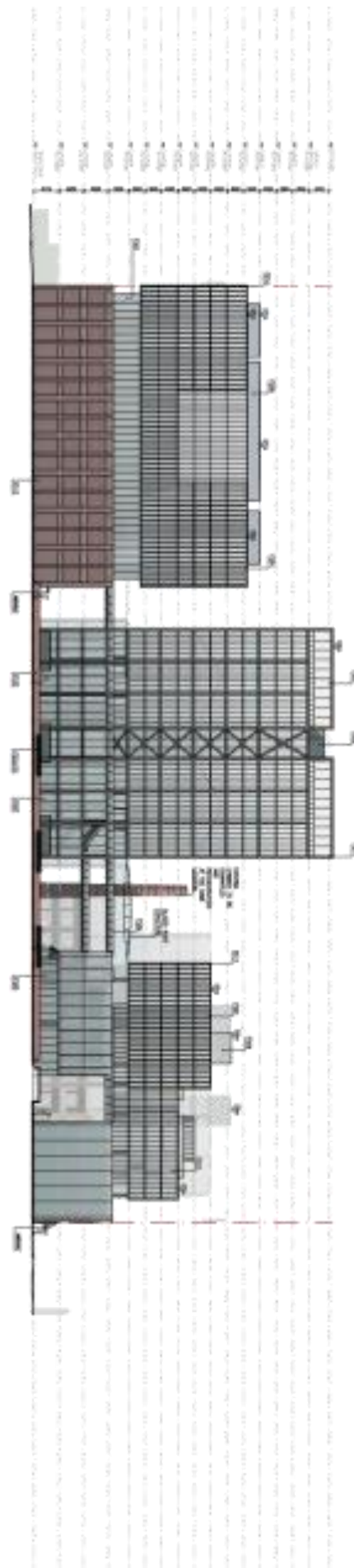
SCALE FOR INFORMATION

A02 B04M

01/12/2017

**B1M Floor Plan**

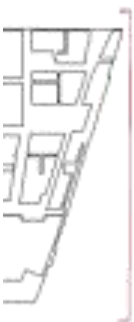




**BATESSMART**

- Key:
- Shop / F&B
  - Outdoor Dining / Terrace
  - Circulation

- Office
- Service



Signage part of separate application

**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A07 5000  
**North Elevation**



**BATESSMART**

- Key:
-  Shop / F&B
  -  Outdoor Dining / Terrace
  -  Circulation
  -  Office
  -  Service



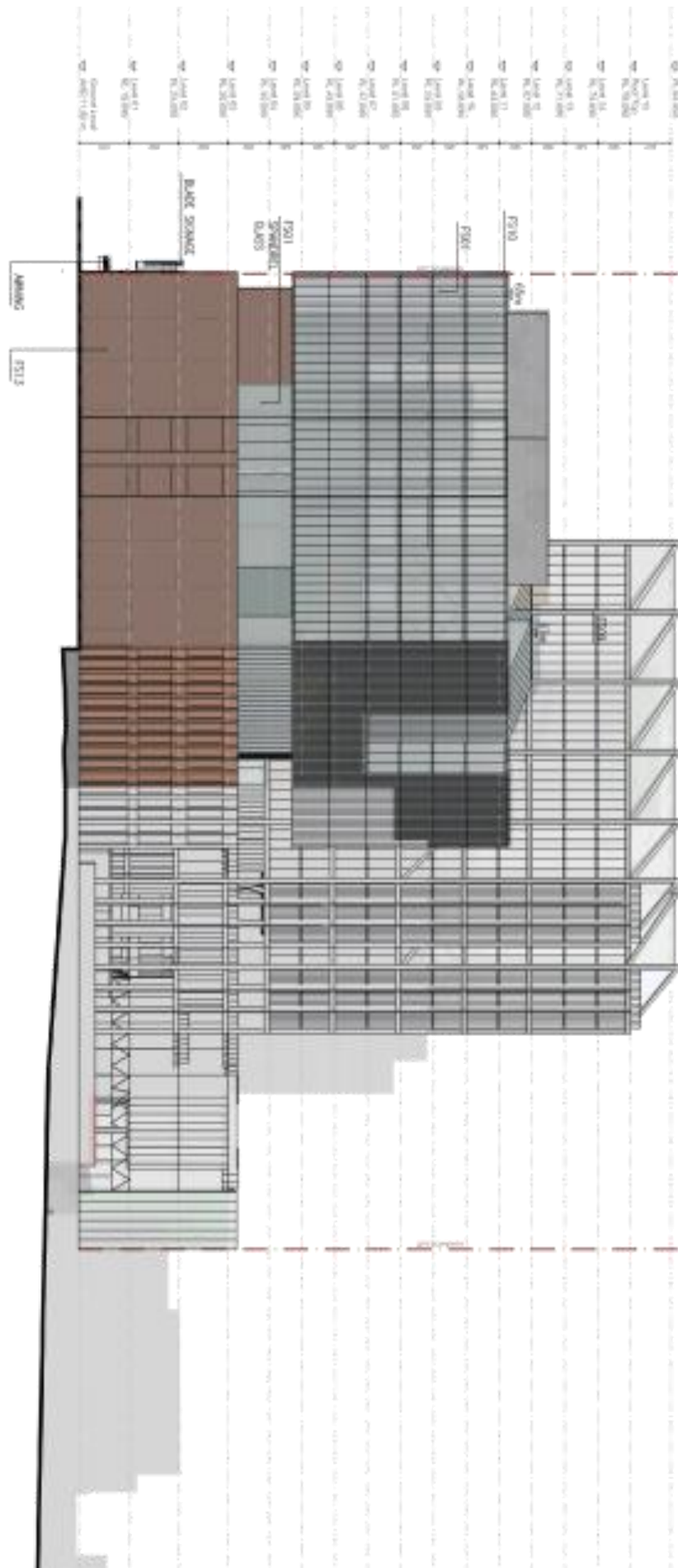
Signage part of separate application

**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A07 501  
 South Elevation

**BATESSMART**

Key:  
 Step / Fall  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service



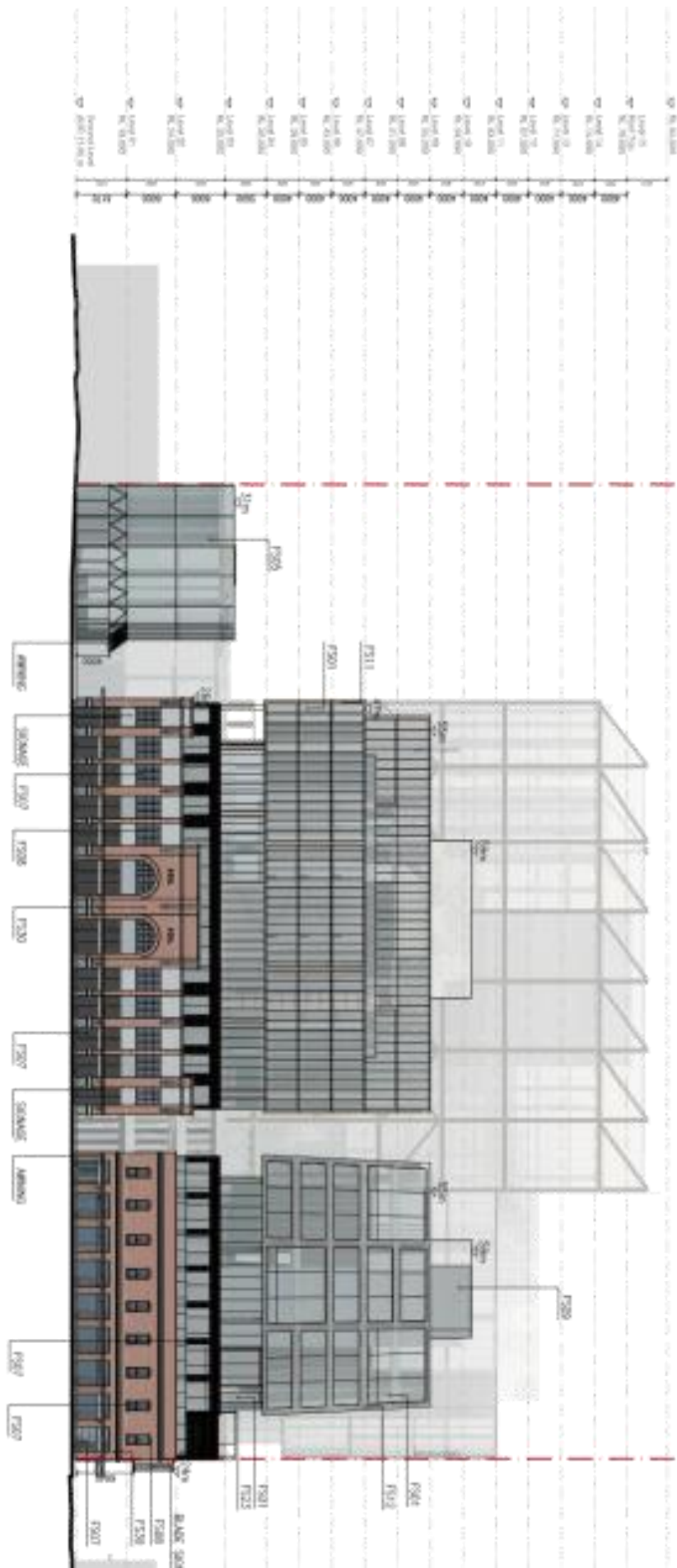
Signage part of separate application

**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A07 002  
**East Elevation**  
 10/11/2017

**BATESSMART**

Key:  
 Shop / F&B  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service

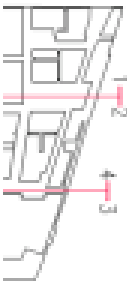


Signage part of separate application

**M12035 The Jam Factory**  
 South Yarra  
 SCALE FOR INFORMATION  
 A07 000  
**West Elevation**

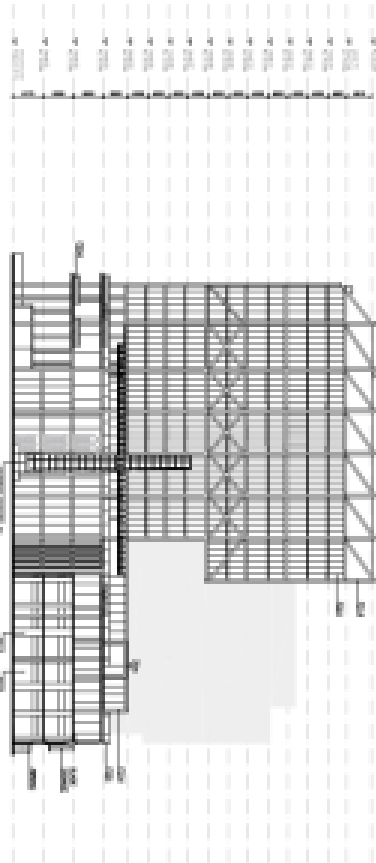
**HATNESSMART**

- Key:
- Sleep / F&B
  - Outdoor Dining / Terrace
  - Circulation
  - Office
  - Service

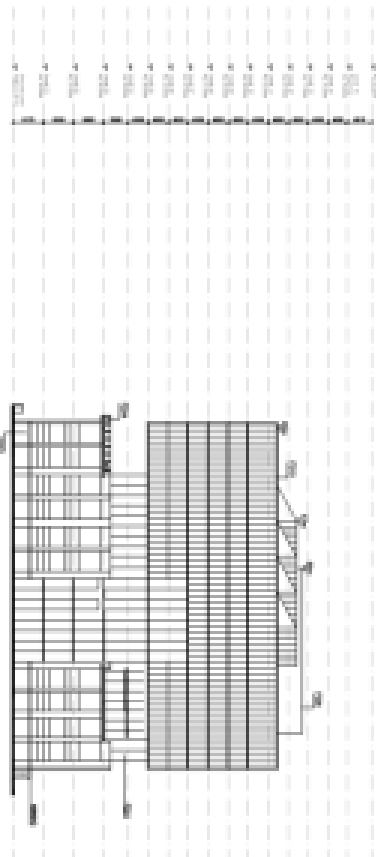


**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A07/2004  
 INTERNAL ELEVATION

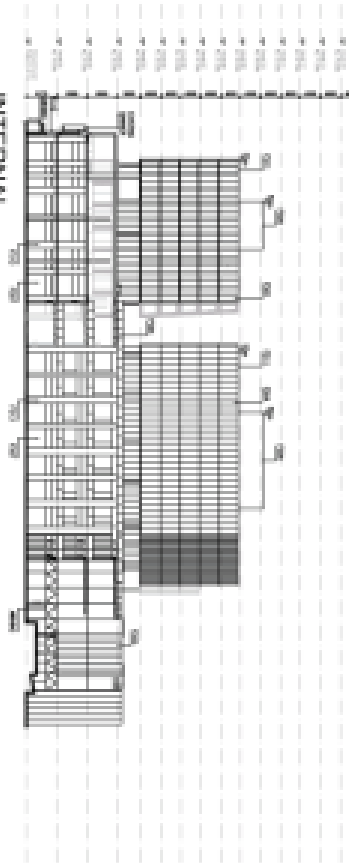
INTERNAL ELEVATION 02



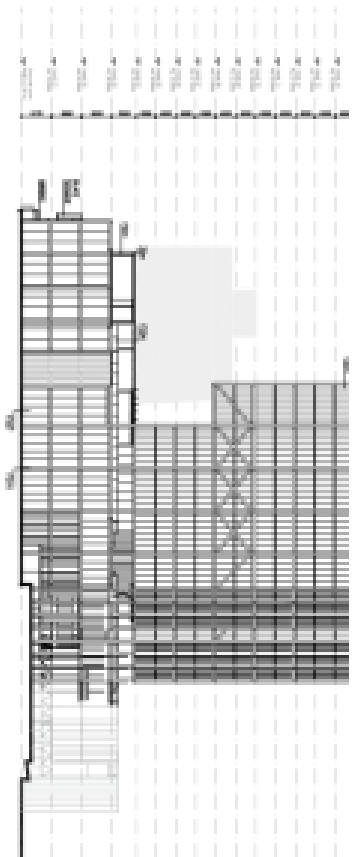
INTERNAL ELEVATION 03



INTERNAL ELEVATION 01



INTERNAL ELEVATION 04

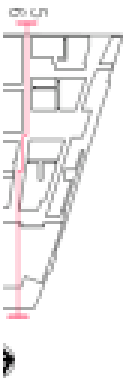


Signage part of separate application

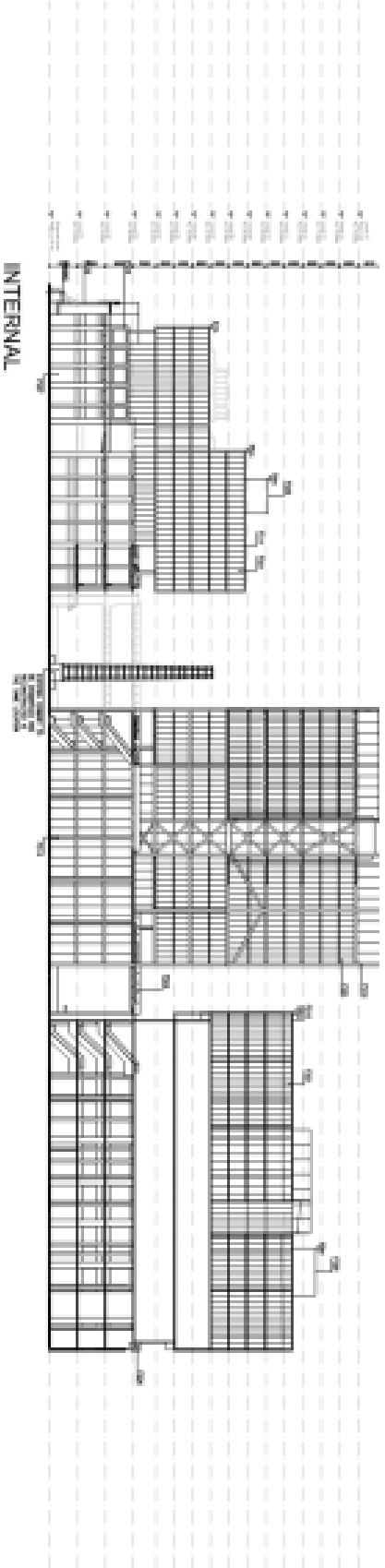
**WATNESSMART.**

- Key:
- Shop / F&B
  - Outdoor Dining / Terrace
  - Circulation

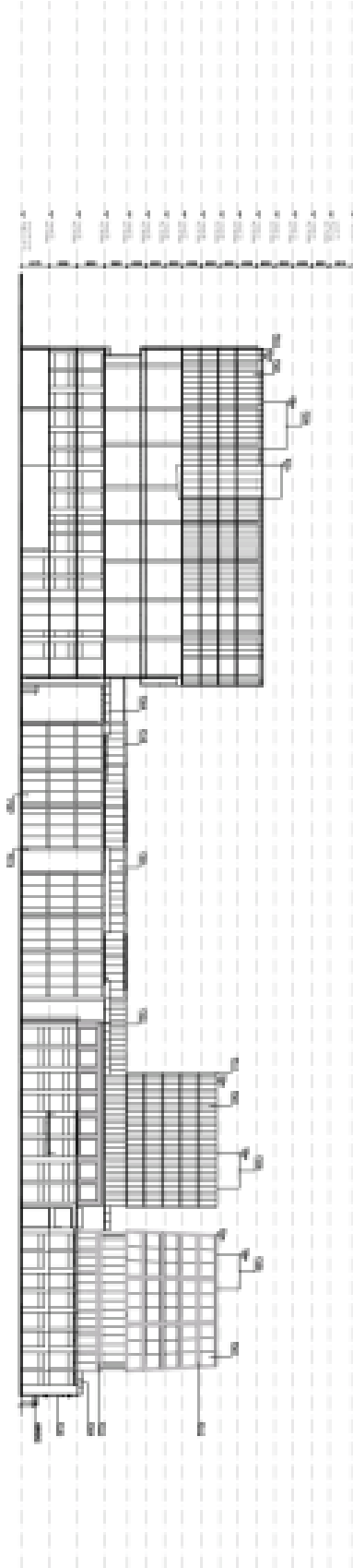
- Office
- Service



**INTERNAL  
ELEVATION 05**



**INTERNAL  
ELEVATION 06**



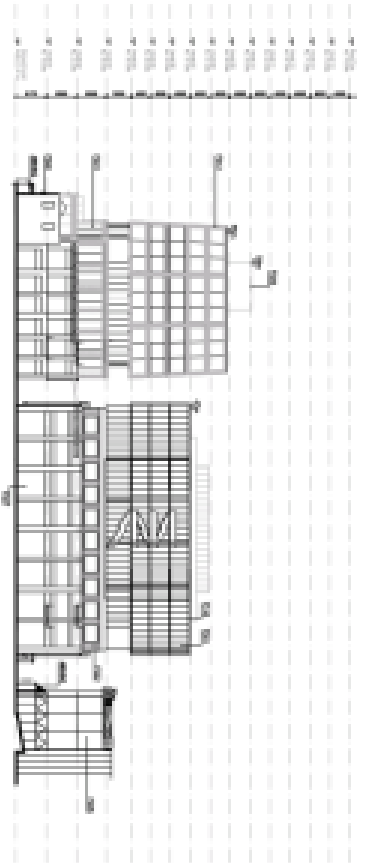
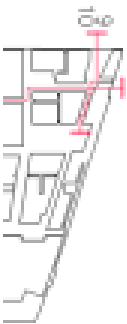
*Signage part of separate application*

**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR PERMITTING  
 A07 0065  
**INTERNAL ELEVATION**

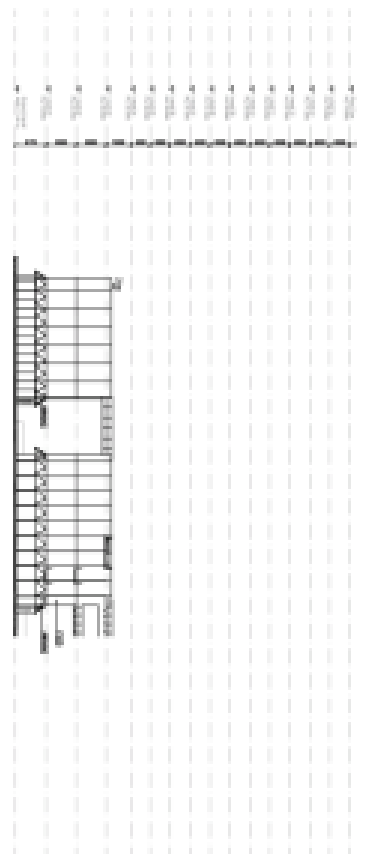
**HATESSMART**

Key:  
 Shop / F&B  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service



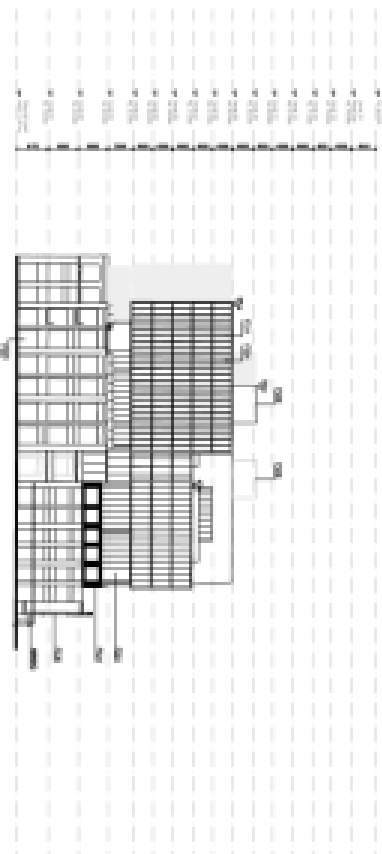
INTERNAL  
ELEVATION 07



INTERNAL  
ELEVATION 09



INTERNAL  
ELEVATION 08



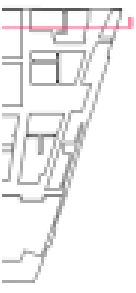
INTERNAL  
ELEVATION 10

Signage part of separate application

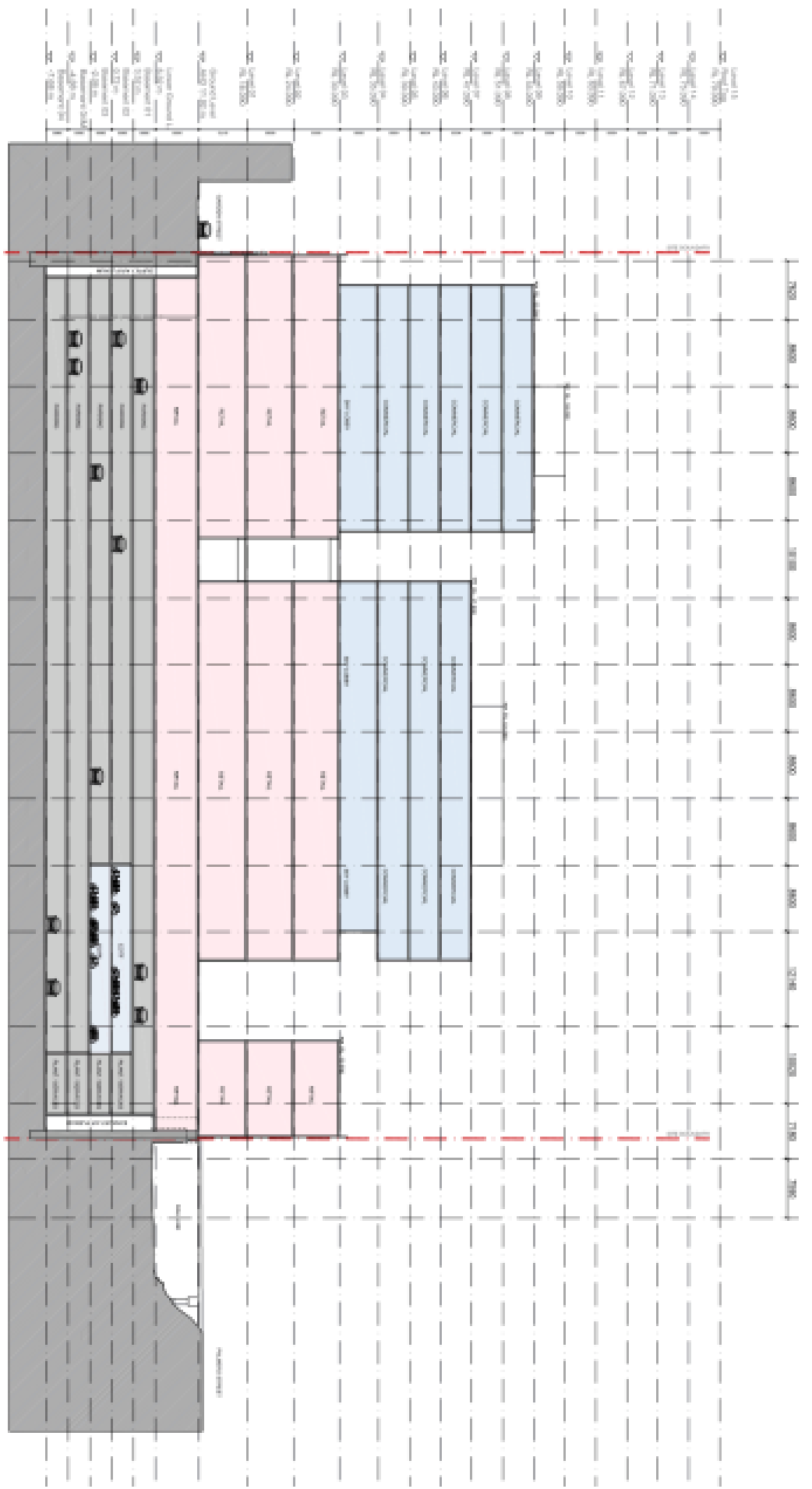
**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A07/2006  
 INTERNAL ELEVATION

**HATESSMART**

- Key:
- Shop / F&B
  - Outdoor Dining / Terrace
  - Office
  - Circulation
  - Service



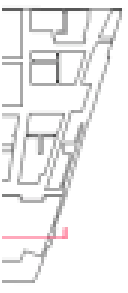
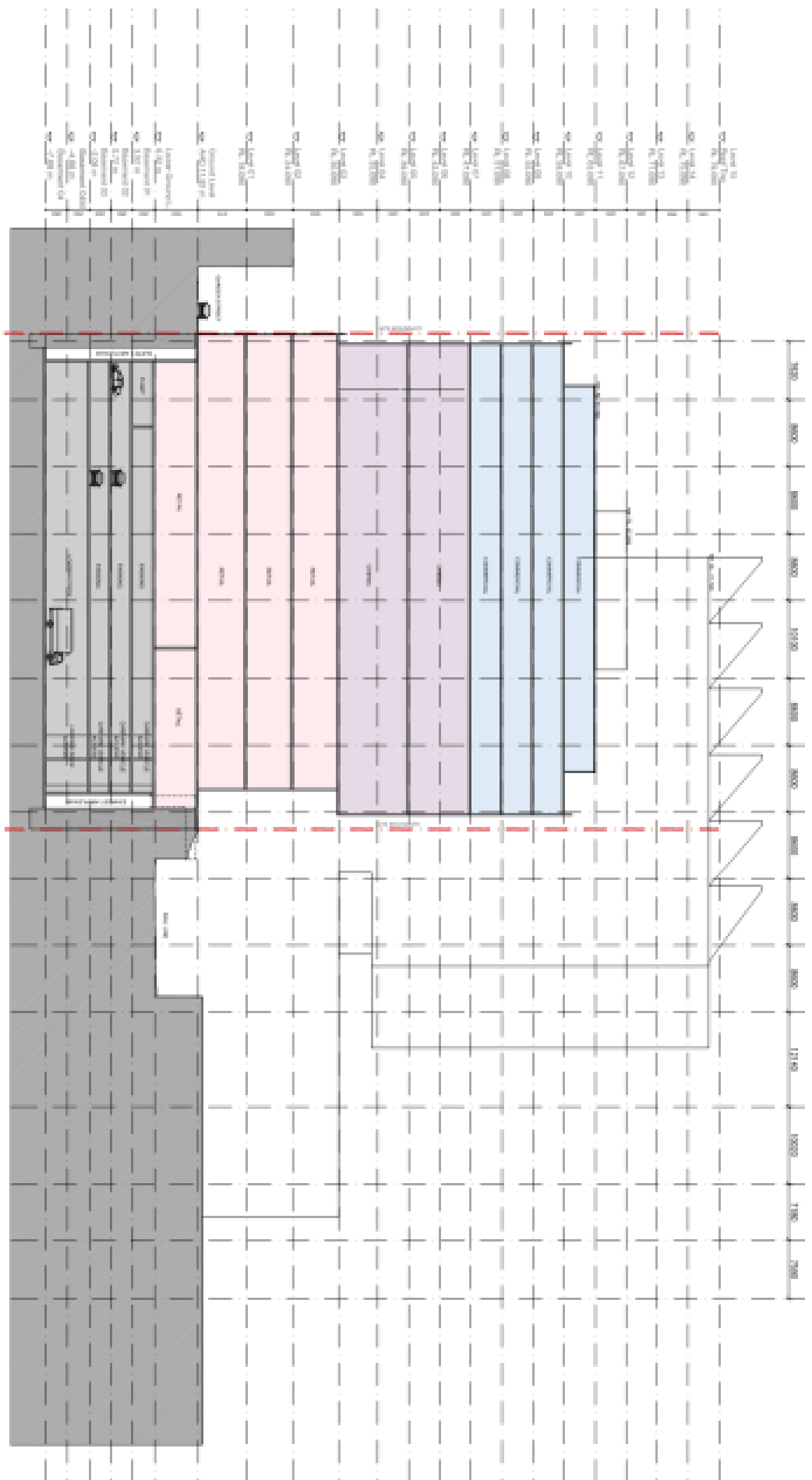
**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR PERFORMANCE  
 A08/200  
 Section A





**WATNESSMART**

- Key:
- Shop / F&B
  - Outdoor Dining / Terrace
  - Circulation
  - Office
  - Service

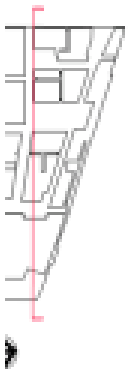
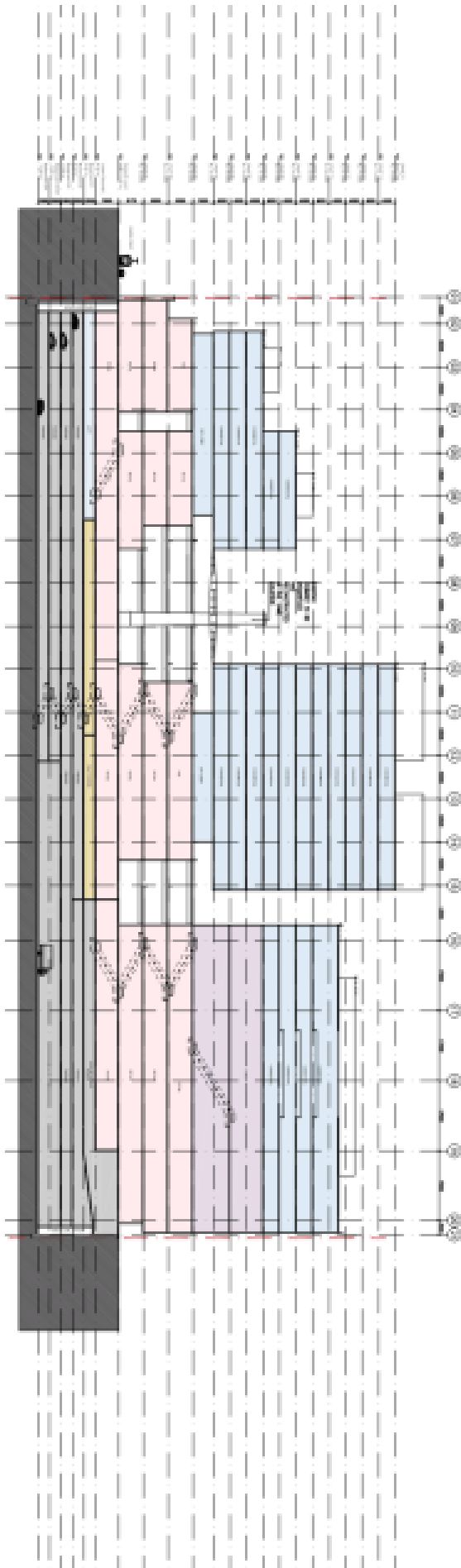


**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A08/2011  
 Section B  
 10/1/2010

**HATNESSMART**

Key:  
 Shop / F&B  
 Outdoor Dining / Terrace  
 Circulation

Office  
 Service

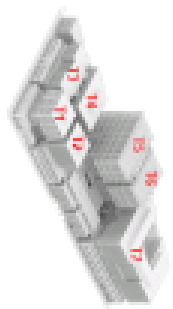


**M12035 The Jam Factory**  
 South Yarra  
 ISSUE FOR INFORMATION  
 A08.002  
 Section C  
 17/11/2017

4/18/17 10:41 AM  
2/20/17

DAI DESIGN LTD.

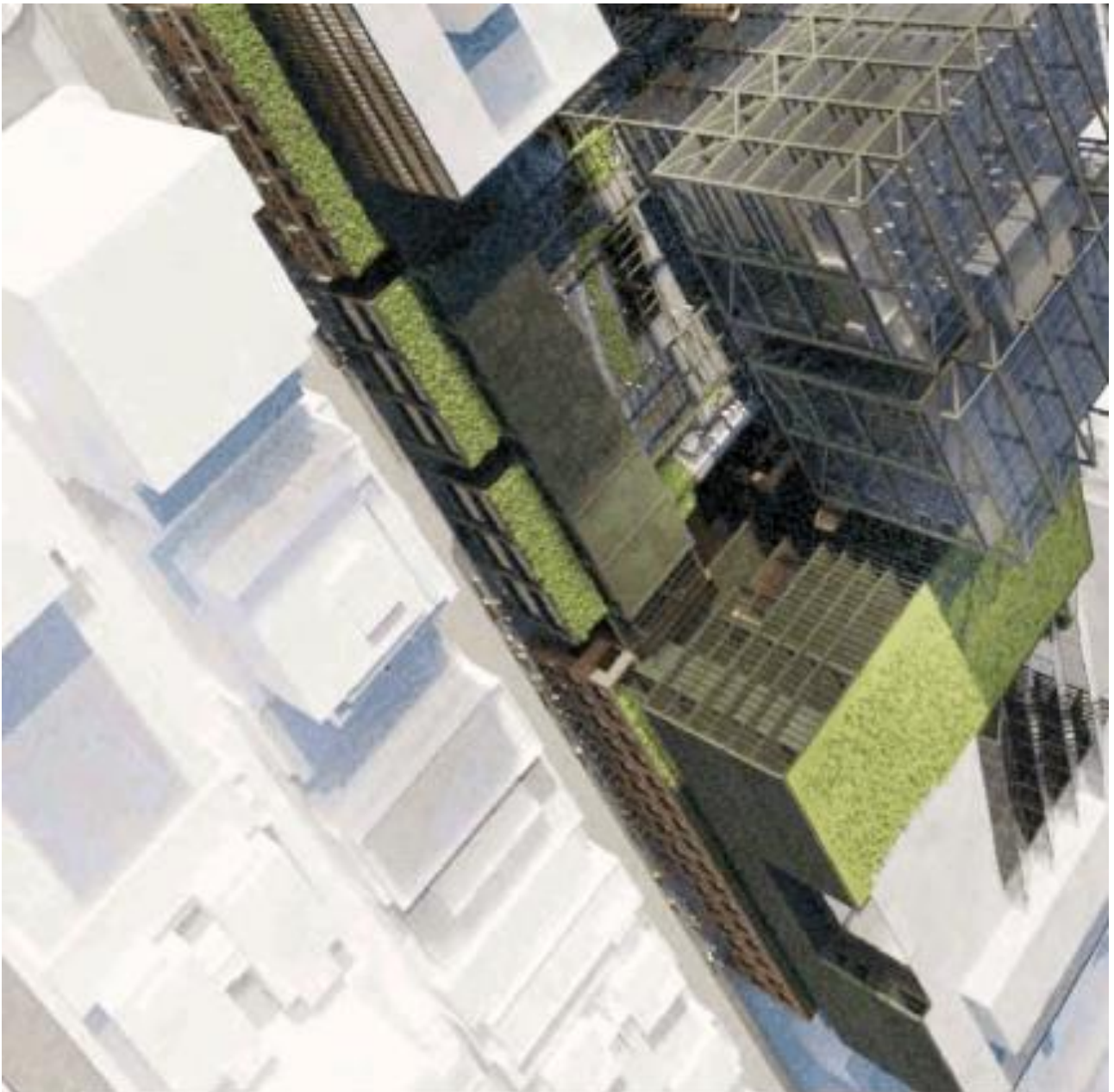
Summary	Consolidated	Sub	Sub	Sub
20170101	20170101	20170101	20170101	20170101
20170101	20170101	20170101	20170101	20170101



Unit	T1	T2	T3	T4	T5	T6	T7	T8	T9	T10	T11	T12	T13	T14	T15	T16	T17	T18	T19	T20	T21	T22	T23	T24	T25	T26	T27	T28	T29	T30	T31	T32	T33	T34	T35	T36	T37	T38	T39	T40	T41	T42	T43	T44	T45	T46	T47	T48	T49	T50
Commercial	600 sqm	700 sqm	800 sqm	900 sqm	1000 sqm	1100 sqm	1200 sqm	1300 sqm	1400 sqm	1500 sqm	1600 sqm	1700 sqm	1800 sqm	1900 sqm	2000 sqm	2100 sqm	2200 sqm	2300 sqm	2400 sqm	2500 sqm	2600 sqm	2700 sqm	2800 sqm	2900 sqm	3000 sqm	3100 sqm	3200 sqm	3300 sqm	3400 sqm	3500 sqm	3600 sqm	3700 sqm	3800 sqm	3900 sqm	4000 sqm	4100 sqm	4200 sqm	4300 sqm	4400 sqm	4500 sqm	4600 sqm	4700 sqm	4800 sqm	4900 sqm	5000 sqm					
Residential	100 sqm	150 sqm	200 sqm	250 sqm	300 sqm	350 sqm	400 sqm	450 sqm	500 sqm	550 sqm	600 sqm	650 sqm	700 sqm	750 sqm	800 sqm	850 sqm	900 sqm	950 sqm	1000 sqm	1050 sqm	1100 sqm	1150 sqm	1200 sqm	1250 sqm	1300 sqm	1350 sqm	1400 sqm	1450 sqm	1500 sqm	1550 sqm	1600 sqm	1650 sqm	1700 sqm	1750 sqm	1800 sqm	1850 sqm	1900 sqm	1950 sqm	2000 sqm	2050 sqm	2100 sqm	2150 sqm	2200 sqm	2250 sqm	2300 sqm	2350 sqm	2400 sqm			
Office	200 sqm	300 sqm	400 sqm	500 sqm	600 sqm	700 sqm	800 sqm	900 sqm	1000 sqm	1100 sqm	1200 sqm	1300 sqm	1400 sqm	1500 sqm	1600 sqm	1700 sqm	1800 sqm	1900 sqm	2000 sqm	2100 sqm	2200 sqm	2300 sqm	2400 sqm	2500 sqm	2600 sqm	2700 sqm	2800 sqm	2900 sqm	3000 sqm	3100 sqm	3200 sqm	3300 sqm	3400 sqm	3500 sqm	3600 sqm	3700 sqm	3800 sqm	3900 sqm	4000 sqm	4100 sqm	4200 sqm	4300 sqm	4400 sqm	4500 sqm	4600 sqm	4700 sqm	4800 sqm	4900 sqm	5000 sqm	
Industrial	300 sqm	400 sqm	500 sqm	600 sqm	700 sqm	800 sqm	900 sqm	1000 sqm	1100 sqm	1200 sqm	1300 sqm	1400 sqm	1500 sqm	1600 sqm	1700 sqm	1800 sqm	1900 sqm	2000 sqm	2100 sqm	2200 sqm	2300 sqm	2400 sqm	2500 sqm	2600 sqm	2700 sqm	2800 sqm	2900 sqm	3000 sqm	3100 sqm	3200 sqm	3300 sqm	3400 sqm	3500 sqm	3600 sqm	3700 sqm	3800 sqm	3900 sqm	4000 sqm	4100 sqm	4200 sqm	4300 sqm	4400 sqm	4500 sqm	4600 sqm	4700 sqm	4800 sqm	4900 sqm	5000 sqm		
Storage	400 sqm	500 sqm	600 sqm	700 sqm	800 sqm	900 sqm	1000 sqm	1100 sqm	1200 sqm	1300 sqm	1400 sqm	1500 sqm	1600 sqm	1700 sqm	1800 sqm	1900 sqm	2000 sqm	2100 sqm	2200 sqm	2300 sqm	2400 sqm	2500 sqm	2600 sqm	2700 sqm	2800 sqm	2900 sqm	3000 sqm	3100 sqm	3200 sqm	3300 sqm	3400 sqm	3500 sqm	3600 sqm	3700 sqm	3800 sqm	3900 sqm	4000 sqm	4100 sqm	4200 sqm	4300 sqm	4400 sqm	4500 sqm	4600 sqm	4700 sqm	4800 sqm	4900 sqm	5000 sqm			
Other	500 sqm	600 sqm	700 sqm	800 sqm	900 sqm	1000 sqm	1100 sqm	1200 sqm	1300 sqm	1400 sqm	1500 sqm	1600 sqm	1700 sqm	1800 sqm	1900 sqm	2000 sqm	2100 sqm	2200 sqm	2300 sqm	2400 sqm	2500 sqm	2600 sqm	2700 sqm	2800 sqm	2900 sqm	3000 sqm	3100 sqm	3200 sqm	3300 sqm	3400 sqm	3500 sqm	3600 sqm	3700 sqm	3800 sqm	3900 sqm	4000 sqm	4100 sqm	4200 sqm	4300 sqm	4400 sqm	4500 sqm	4600 sqm	4700 sqm	4800 sqm	4900 sqm	5000 sqm				
<b>Total</b>	<b>1800 sqm</b>	<b>2300 sqm</b>	<b>2800 sqm</b>	<b>3300 sqm</b>	<b>3800 sqm</b>	<b>4300 sqm</b>	<b>4800 sqm</b>	<b>5300 sqm</b>	<b>5800 sqm</b>	<b>6300 sqm</b>	<b>6800 sqm</b>	<b>7300 sqm</b>	<b>7800 sqm</b>	<b>8300 sqm</b>	<b>8800 sqm</b>	<b>9300 sqm</b>	<b>9800 sqm</b>	<b>10300 sqm</b>	<b>10800 sqm</b>	<b>11300 sqm</b>	<b>11800 sqm</b>	<b>12300 sqm</b>	<b>12800 sqm</b>	<b>13300 sqm</b>	<b>13800 sqm</b>	<b>14300 sqm</b>	<b>14800 sqm</b>	<b>15300 sqm</b>	<b>15800 sqm</b>	<b>16300 sqm</b>	<b>16800 sqm</b>	<b>17300 sqm</b>	<b>17800 sqm</b>	<b>18300 sqm</b>	<b>18800 sqm</b>	<b>19300 sqm</b>	<b>19800 sqm</b>	<b>20300 sqm</b>	<b>20800 sqm</b>	<b>21300 sqm</b>	<b>21800 sqm</b>	<b>22300 sqm</b>	<b>22800 sqm</b>	<b>23300 sqm</b>	<b>23800 sqm</b>	<b>24300 sqm</b>	<b>24800 sqm</b>	<b>25300 sqm</b>		

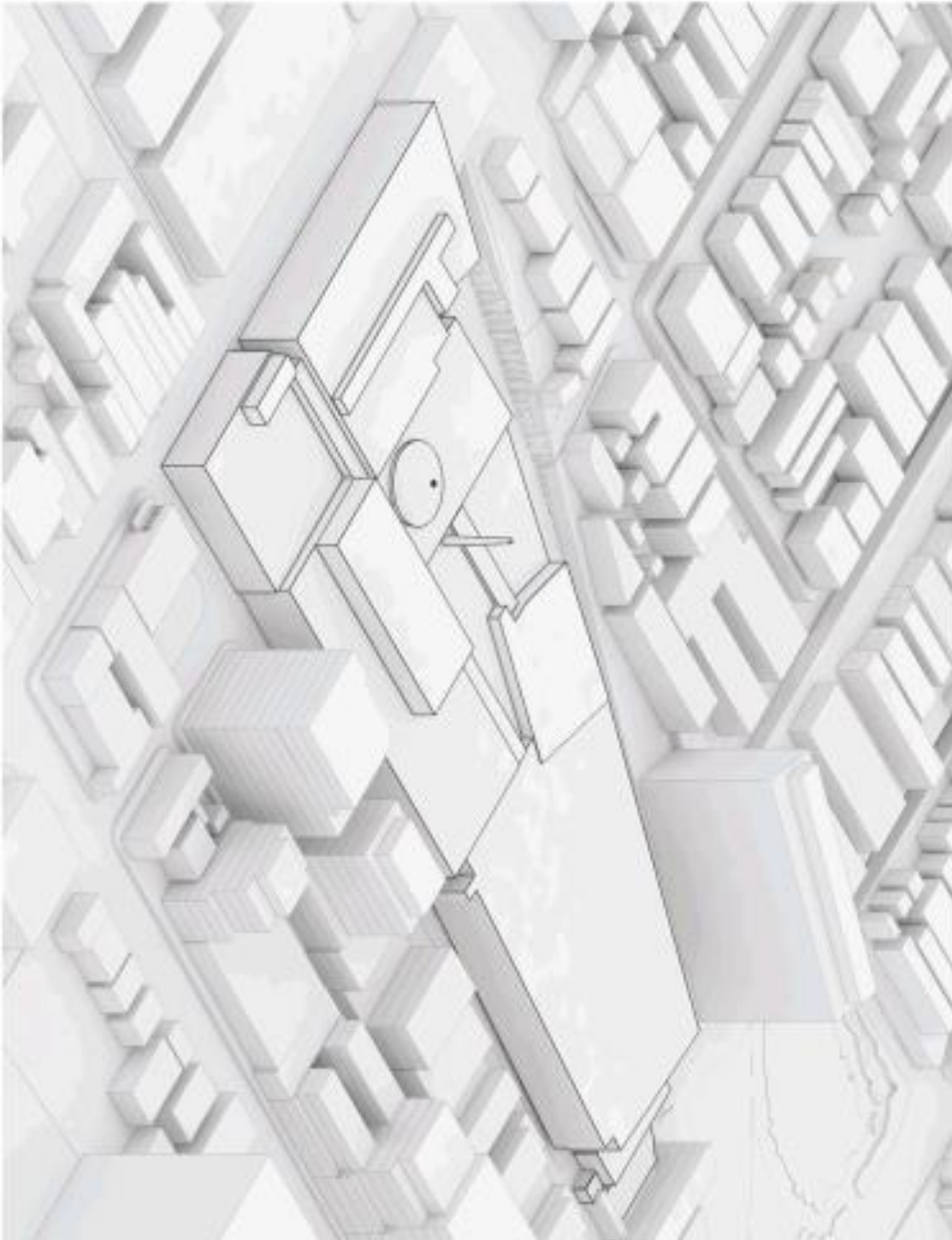
# 2 ATERIAL BOARD





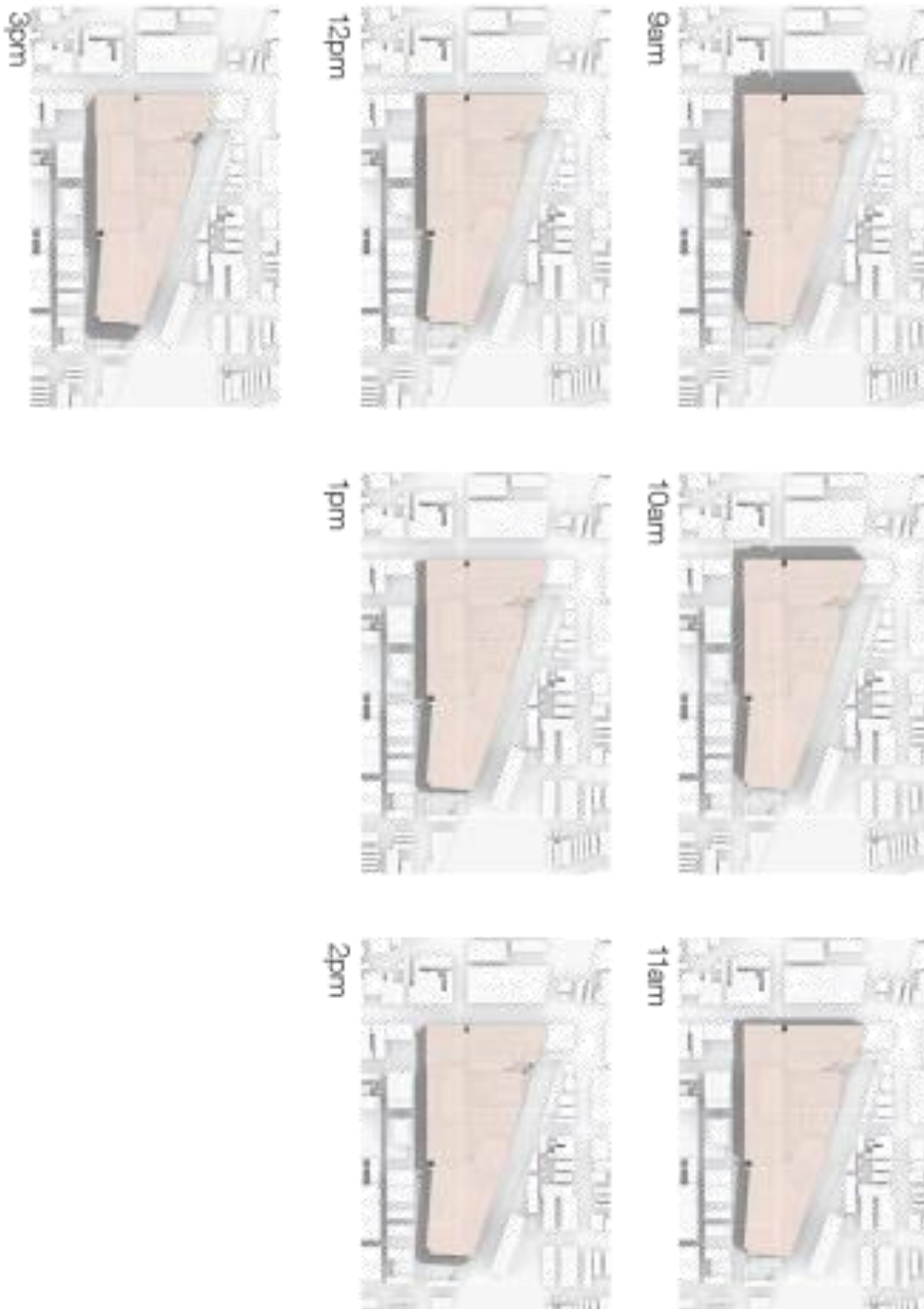
**SHADOW STUDIES**  
**16.0**

# EXISTING MASSING



# 16.2 SHADOW DIAGRAMS EXISTING

September 23rd



# 1.3 PROPOSED MASSING





# 16.4 SHADOW DIAGRAMS PROPOSED

September 23rd



# 1.5 SHADOW STUDIES IMPARISON

ember 22nd

or  
grams Shown are NTS.



9am



10am



11am



12pm



1pm



2pm

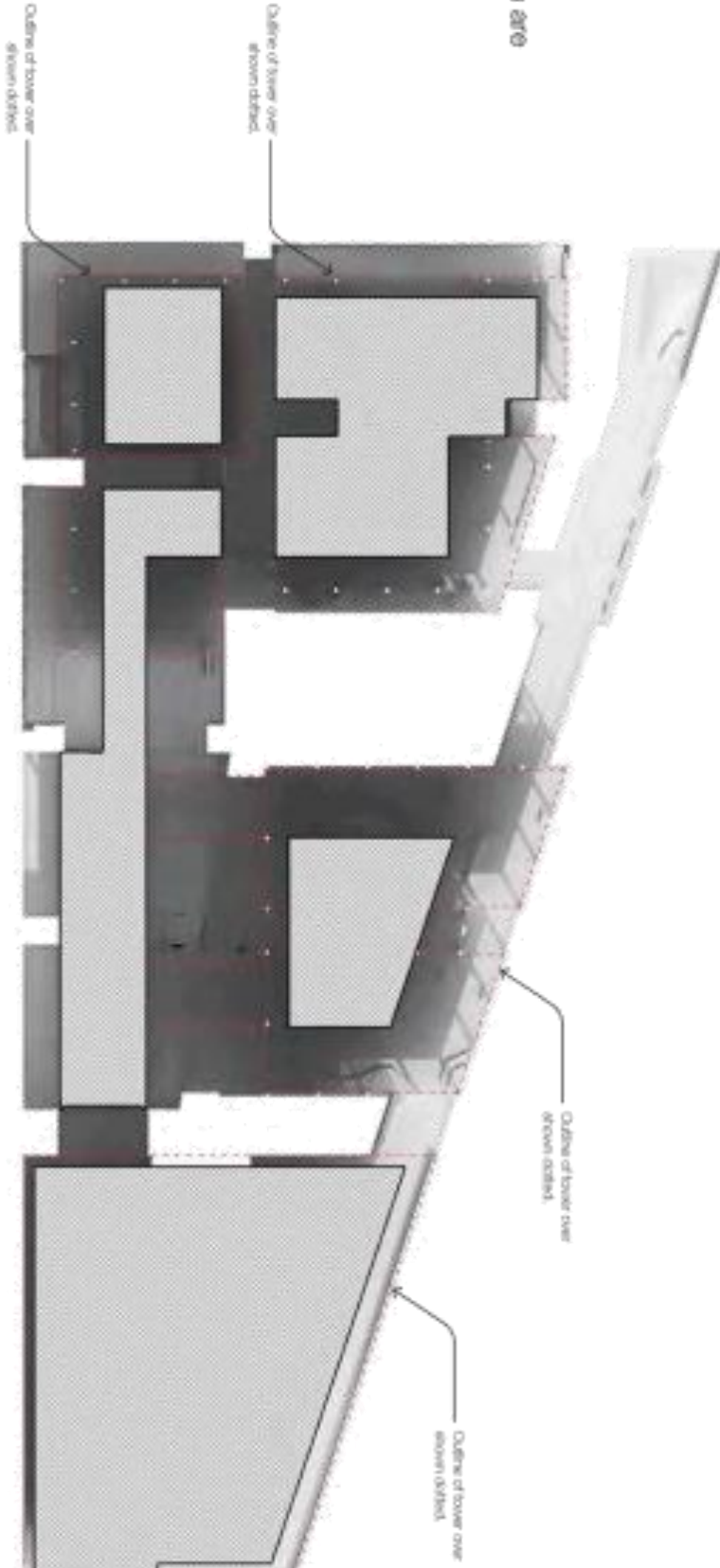


3pm

# 16.5 L3 SHADOW STUDIES

September 22nd  
9am

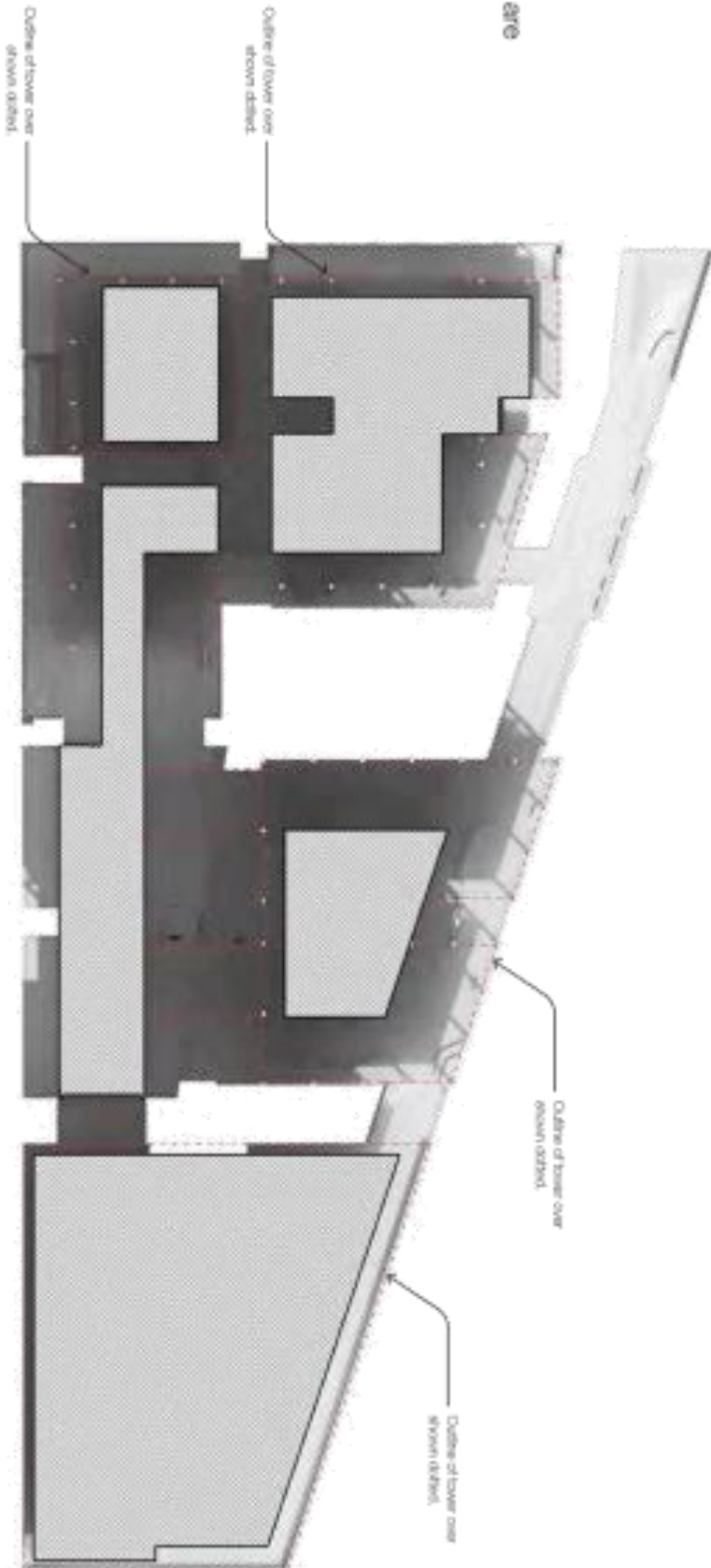
Note:  
Diagrams Shown are  
1:1000@A3.



# 1.5 SHADOW STUDIES IMPARISON

Member 22nd  
m

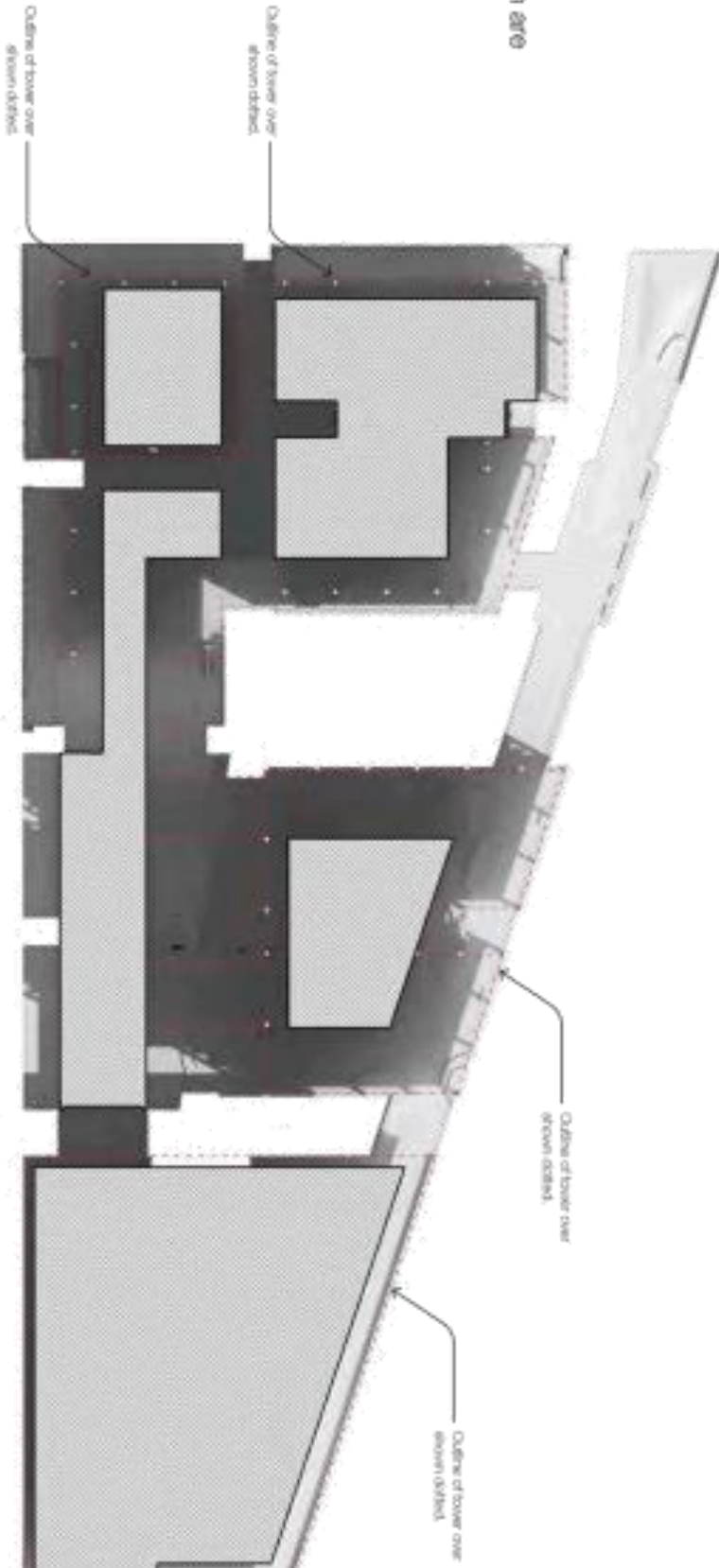
ex  
grams shown are  
100@A3.



# 16.5 L3 SHADOW STUDIES

September 22nd  
11am

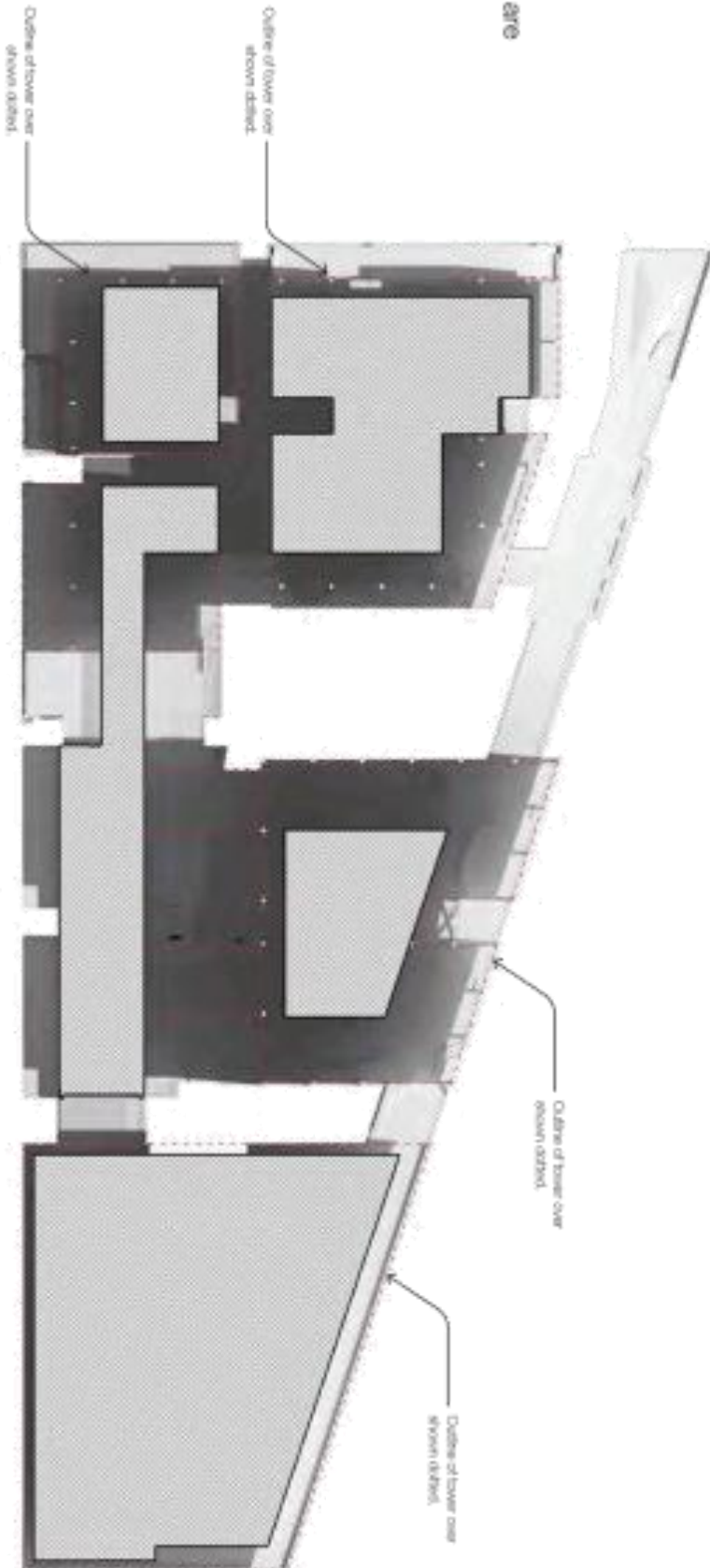
Note:  
Diagrams Shown are  
1:1000@A3.



# 1.5 SHADOW STUDIES IMPARISON

Member 22nd  
m

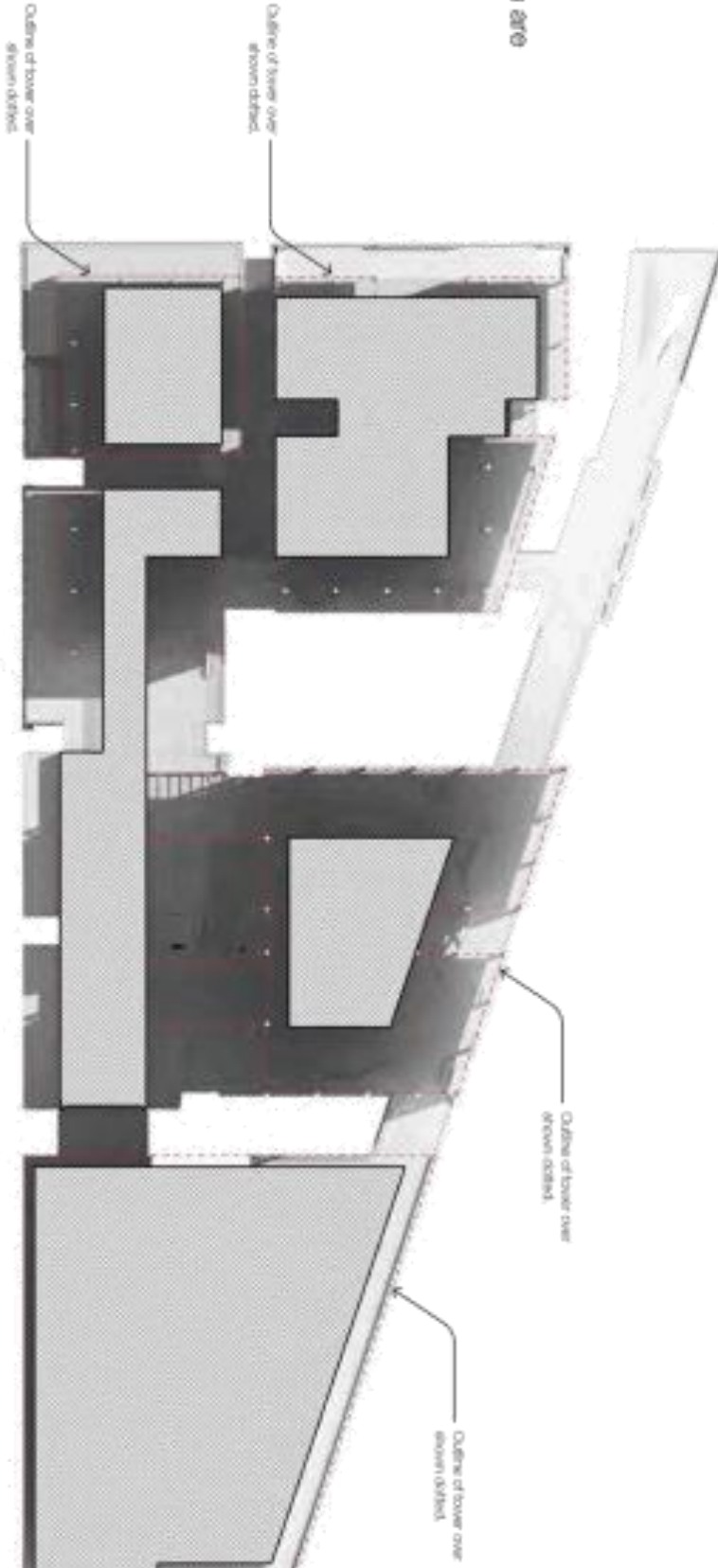
or  
grams shown are  
100@A3.



# 16.5 L3 SHADOW STUDIES

September 22nd  
1pm

Note:  
Diagrams Shown are  
1:1000@A3.



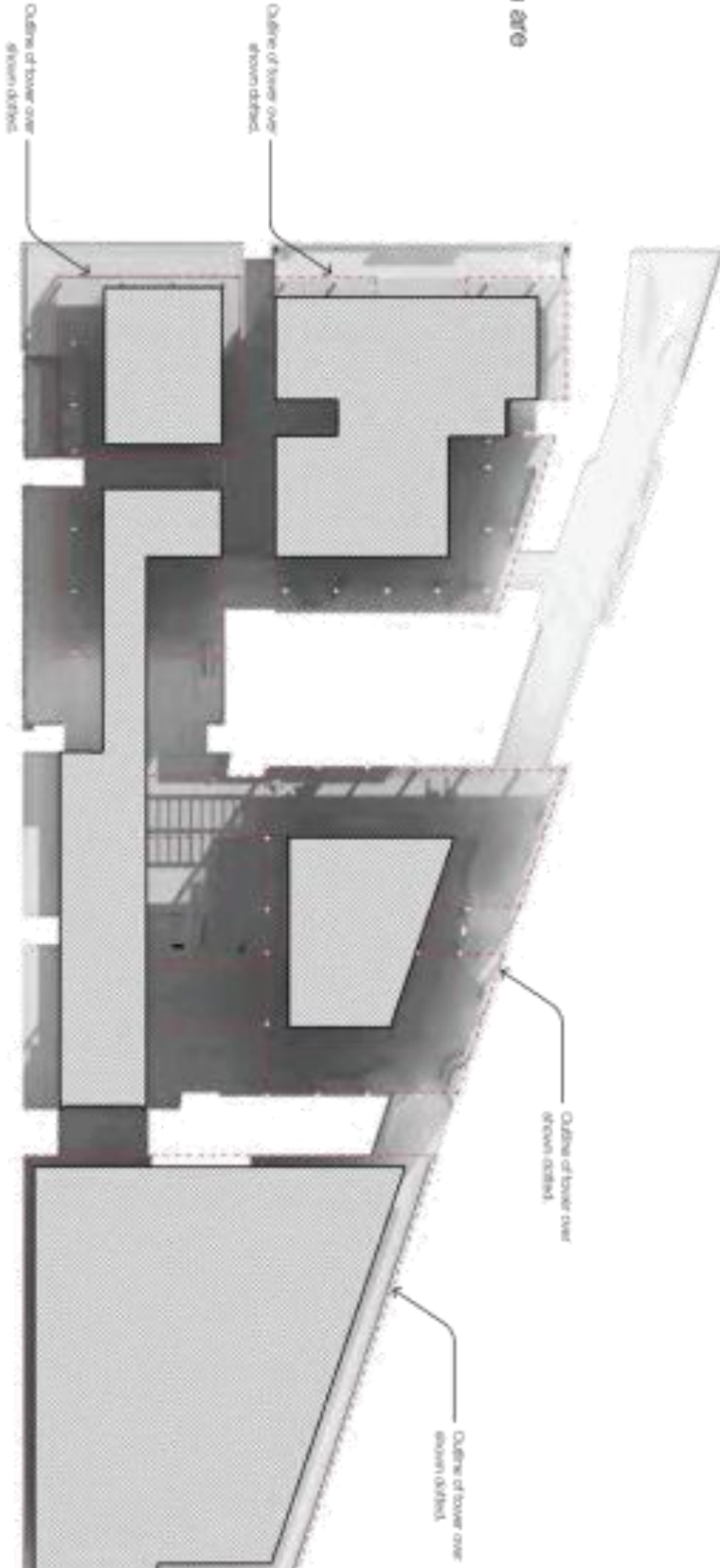




# 16.5 L3 SHADOW STUDIES

September 22nd  
3pm

Note:  
Diagrams Shown are  
1:1000@A3.



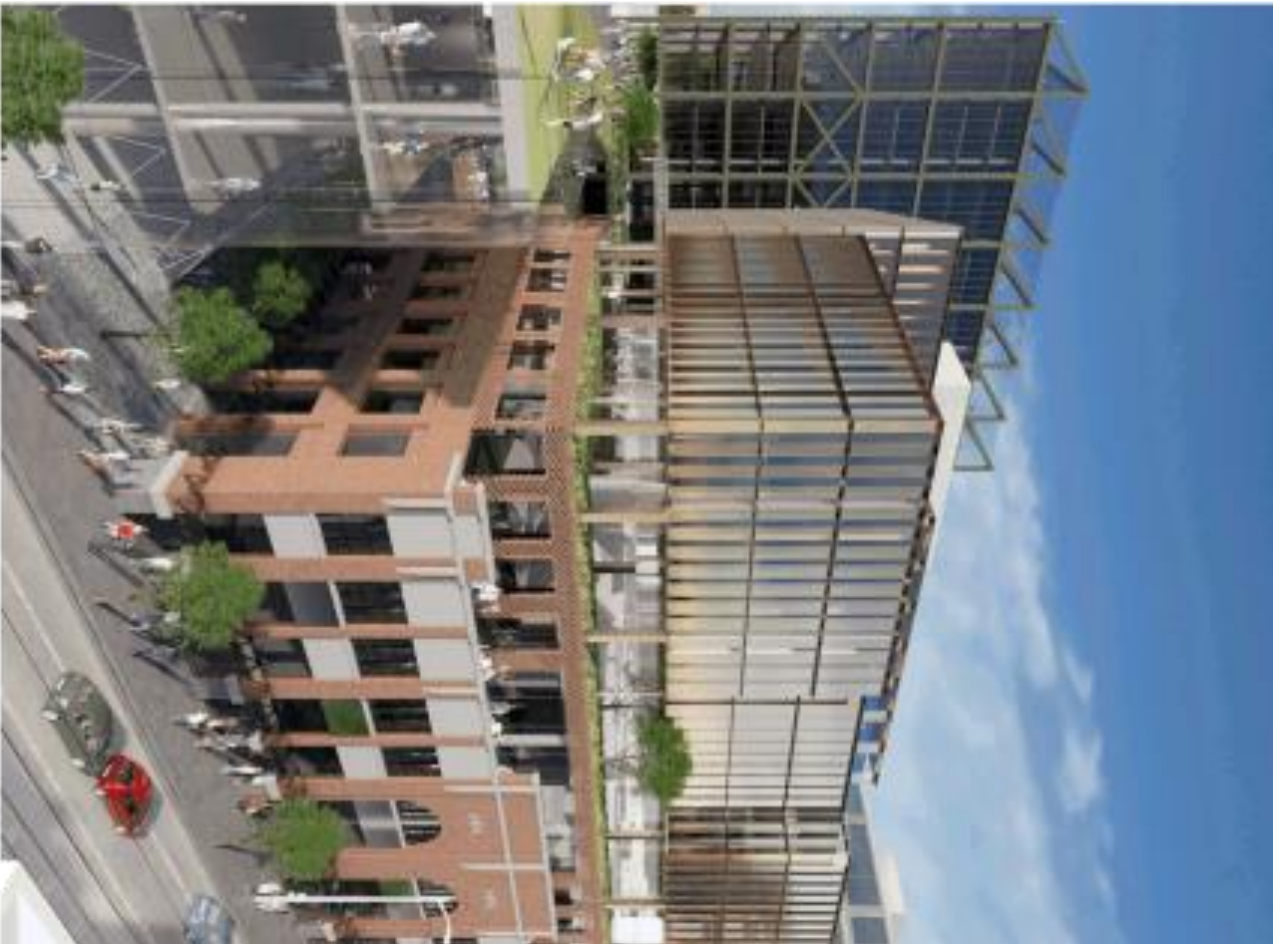
# JAM FACTORY

M13035

INCREASED SETBACKS  
DISCUSSION PLANS FOR STONNINGTON

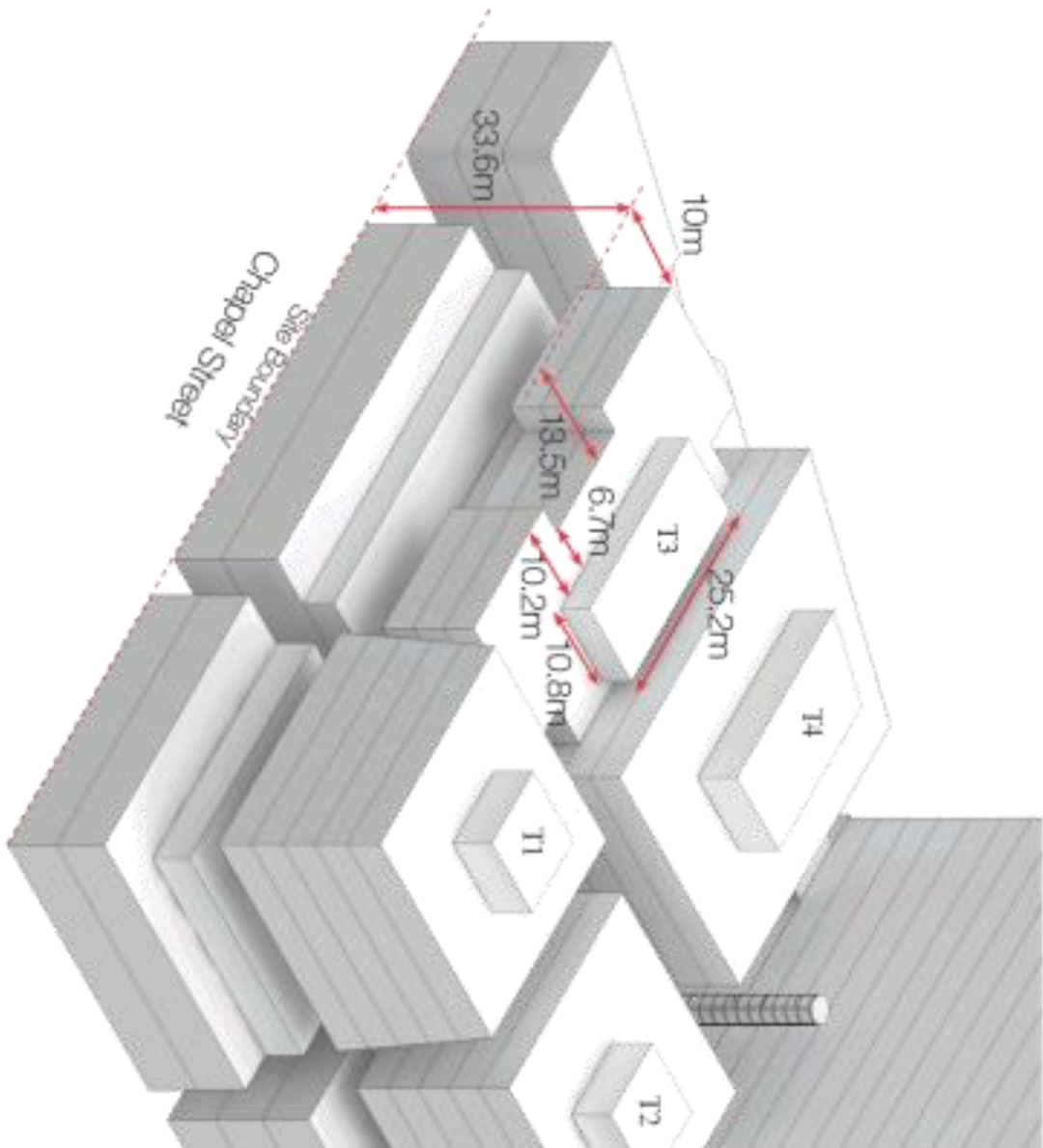
06 APRIL 2018

**DRAFT**  
**FOR DISCUSSION**  
**PURPOSES ONLY**



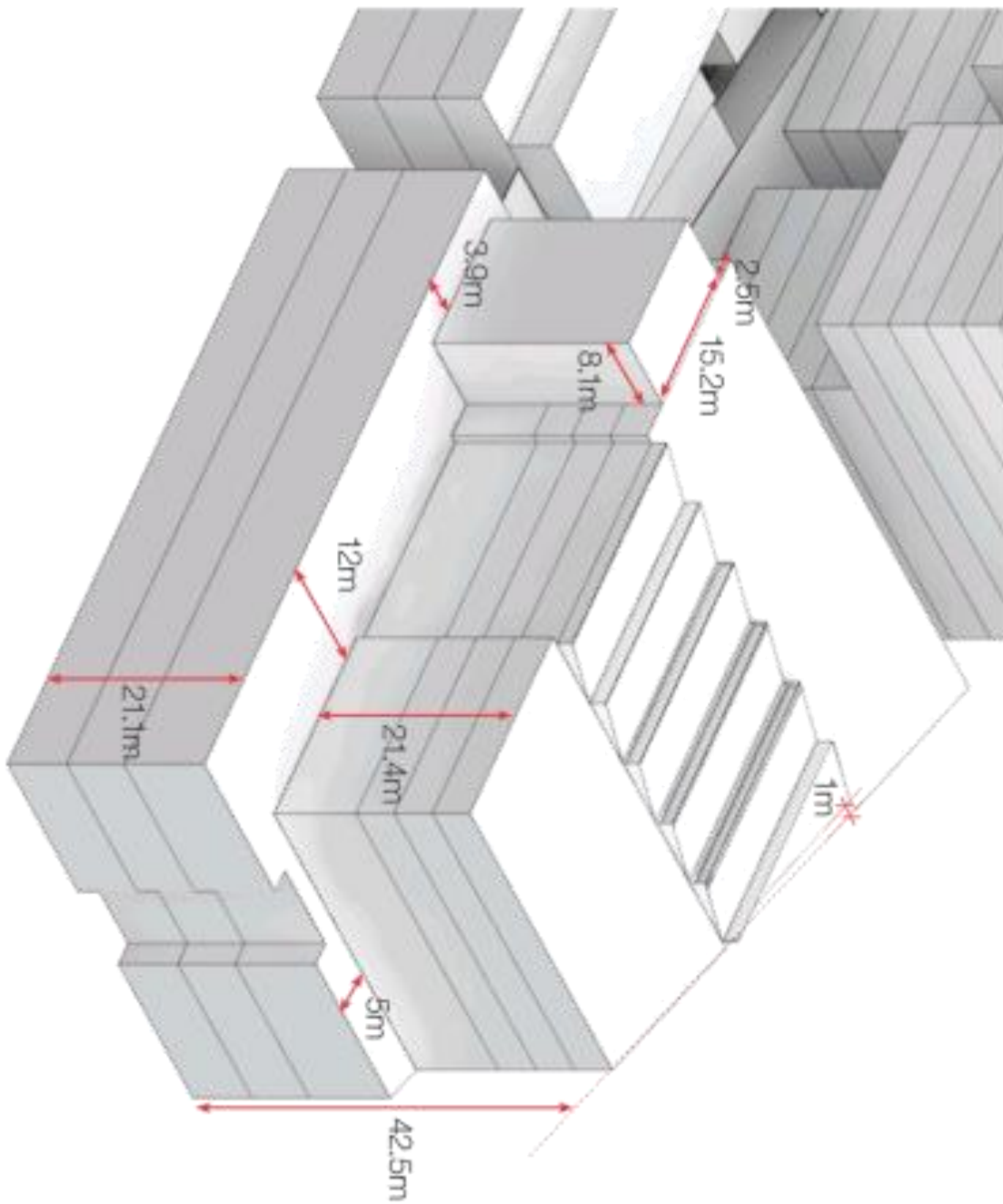
# PROPOSED INCREASED SETBACKS

## 3D VIEW OF MASSING T3



# PROPOSED INCREASED SETBACKS

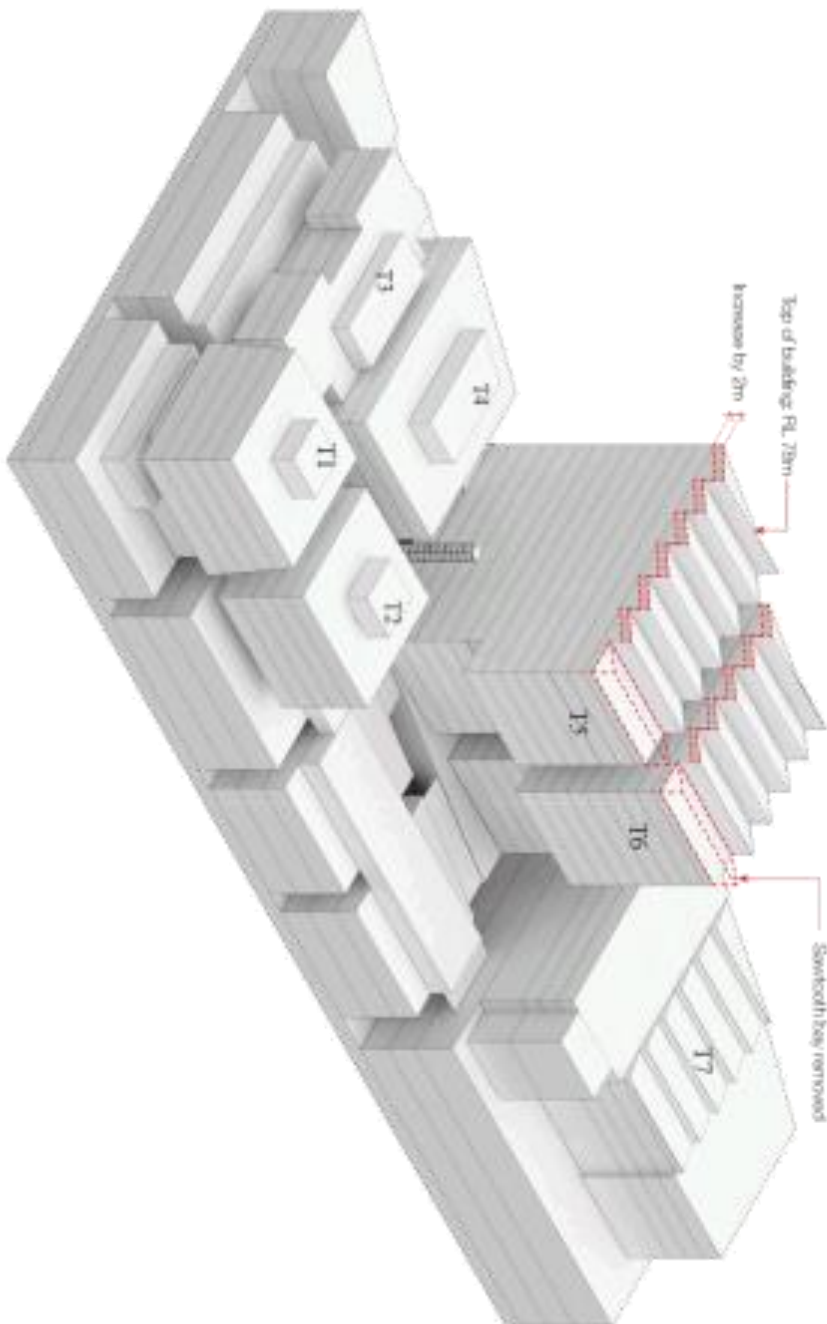
# 3D VIEW OF MASSING T7



# SHADOW STUDIES

# PROPOSED RENDERMENTS ASSASSINATING

# IN DISCUSSION IMPOSES



402

... PROPOSED AMENDMENT TO TS 4.16

This discussion plan is related to buildings T5 and T6 only.



1. TOSH VEGETATION TO MAINTAIN EFFECTIVE FOOTPATH WIDTH, REMOVE FOOTPATH PARALLEL ALONG SOUTH TO ADDRESS WIDTH CONSTRAINTS



1. REMOVE OBSTRUCTIONS WITHIN CAR SPACES TO CHANGE ONE-STOP CAR PARKING IS CONSIDERED ON-SITE TO MAINTAIN HIGHWAY WORK



1. PREPARE PROPOSED WAY HEADING SIGNAGE ALSO SET PROPOSED SIGN HEIGHTS TO MATCH SIGN HEIGHTS



1. PROVIDE PAVED ZERGA CROSSING & ADD STREET LIGHTING



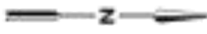
5. PROVIDE PAVED PLANTER INTERSECTION TREATMENT & REMOVE STREET LIGHTING



1. TOSH VEGETATION TO MAINTAIN EFFECTIVE FOOTPATH WIDTH, REMOVE PARALLEL WITH WALKWAY & TRY TO Widen FOOTPATH AND REMOVE MEDIAN PLANTING



PRELIMINARY PLAN



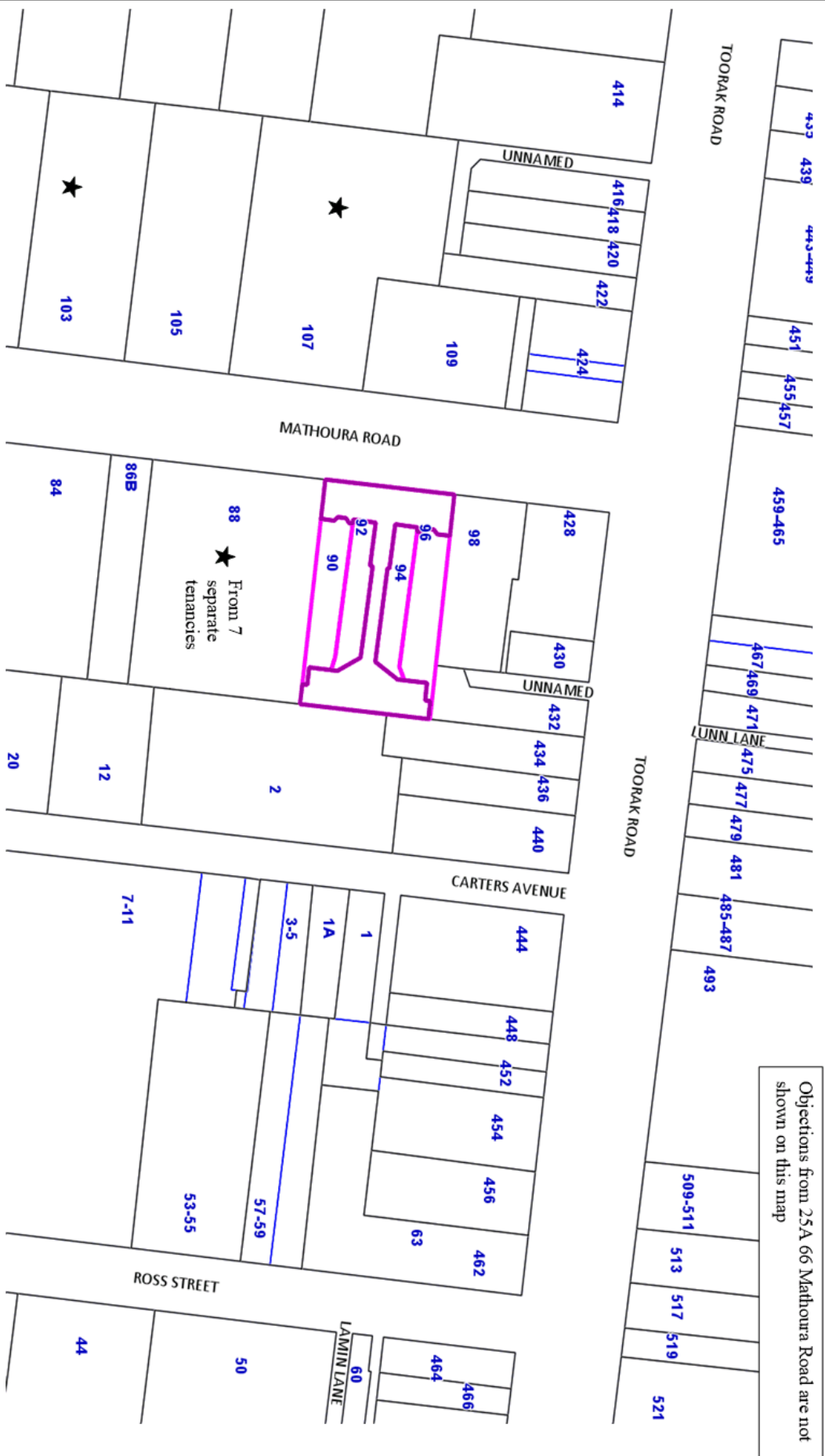
JAM FACTORY, CHAPEL STREET  
 PROPOSED STREETSCAPE IMPROVEMENT  
 & MITIGATION WORKS  
 (SUBJECT TO COUNCIL DISCUSSIONS)

Item 2

Attachment 1 PA - 246-17 - 90-96 Mathoura Road  
Toorak - Attachment 1 of 1







The State of Victoria does not warrant the accuracy or completeness of information in this publication and any person using or relying upon such information does so on the basis that the State of Victoria shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.

No Guarantee or warranty is given as to the accuracy or completeness of the details shown on this map. The City of Stonnington shall not be liable in any way for loss of any kind including damages, costs, interest, loss of profits arising from error, inaccuracy, incompleteness of this information.



Date printed: 28/02/2018  
 Scale: 1:941

★ 11 objector properties

# ADVERTISED PLANS

COUNCIL DATE STAMPED 16 June 2017



BAN CONTEXT PLAN SITE SUBBOUNDARIES

- 10 TOORAK VILLAGE SHOPPING STRIP
- 11 QUARRIES GROUNDWORKS GARDNER PEPP SCHOOL
- 12 TOORAK PRIMARY SCHOOL
- 13 BRACKENHILL RECREATION
- 14 HAZELDEN TRAIN STATION
- 15 COMO PARK
- 16 SOCIAL SOUTH MARRIAGE LEARN TENNIS CLUB
- 17 HARRISON ISLAND
- 18 CHURCH STREET SHOPPING PRECINCT
- 19 SOUTH MARRIAGE STATION
- 20 MELBOURNE HIGH SCHOOL
- 21 VICTORIA PARK
- 22 ALAN BURN RESERVE
- 23 SEVENTH AVENUE
- 24 BALDWIN CREEK
- 25 FOREST BENCH
- 26 BUS ROUTES  
WEST TO THE CITY  
EAST TO GARDENHILL
- 27 TRAM ROUTES  
WEST TO HICKS HILL  
EAST TO TOORAK
- 28 TRAM ROUTE  
NORTH TO NORTH BOWLING  
SOUTH TO BALDWIN VIA MARRIAGE



PROJECT	DATE	BY
PROPOSED RESIDENTIAL DEVELOPMENT	24/10/2019	MR
90-96 MATHOURA ROAD, TOORAK	SCALE	1:1000
DATE	BY	BY
24/10/2019	MR	MR
PROJECT	DATE	BY
90-96 MATHOURA ROAD, TOORAK	24/10/2019	MR

- RECOMMENDING LAND USES**
- SUBJECT SITE
  - COMMERCIAL, RETAIL & HOUSING
  - 2 STOREY RESIDENTIAL
  - 3 STOREY RESIDENTIAL
  - 4 STOREY RESIDENTIAL
  - FUTURE MULTI UNIT DEVELOPMENT



**UICE**  
 URBAN INFRASTRUCTURE CONSULTANTS  
 111/113 GARDNER ROAD  
 MANTON VIC 3187  
 PH: 03 9594 1111  
 WWW.UICEVIC.COM.AU

DATE: 24/10/2019  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]  
 SCALE: 1:1000

PROJECT:  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

DATE: 24/10/2019  
 SCALE: 1:1000  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]



- EXISTING SITE ANALYSIS**
- ☐ SOUTH-EASTERN WINDS
  - ☐ NORTHERN WINDS
  - ☐ POTENTIAL ADRIAL SUBJECTS
  - ☐ EXISTING SPECIAL USE ACCESS
  - ☐ TRAFFIC FLOW
  - ☐ EXISTING OR ON STREET PARKING
  - ☐ STREET FRONTAGE
  - ☐ POTENTIAL OVERLOOKING
  - ☐ EXISTING PRIVATE OPEN SPACE TO ADJOINING PROPERTIES
  - ☐ ADJOINING COMMERCIAL USES - HIGH SENSITIVE INTERFERENCE
  - ☐ ADJOINING 4 STORY RESIDENTIAL DEVELOPMENT



DATE: 24/01/2019  
 SCALE: 1:500  
 DRAWN BY: JUCE

PROJECT: PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK  
 DATE: 24/01/2019  
 SCALE: 1:500  
 DRAWN BY: JUCE







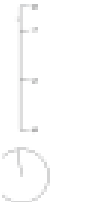


**REGISTRATION NUMBER**  
**REGISTERED ARCHITECT**  
**REGISTERED PLANNING**  
**REGISTERED CIVIL ENGINEER**

On the basis of drawings, reports and specifications prepared by and on behalf of the client, the architect and/or engineer has advised that the information provided in this report is true and correct to the best of his/her knowledge and belief at the time of preparation of this report.

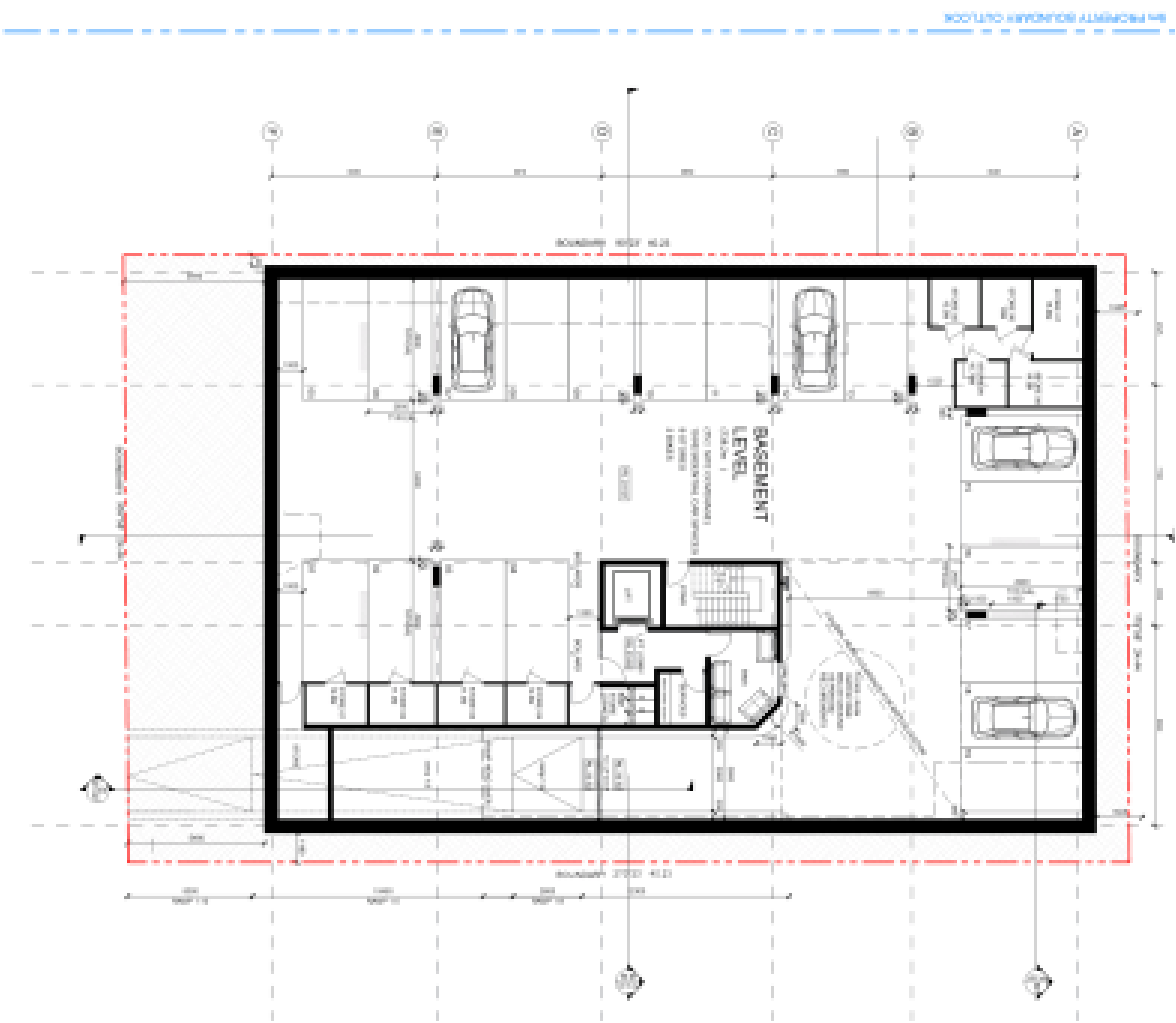
NO.	DATE	REVISION

NO.	DATE	REVISION



**PROJECT**  
**PROPOSED RESIDENTIAL DEVELOPMENT**  
**90-96 MATHOURA ROAD, TOORAK**

**DATE:** 04/04/2023  
**SCALE:** 1:50 (A1) 1:100 (A4)  
**REVISION NO:**  
**REVISION DATE:**



BOUNDARY WEST 41.24

BOUNDARY EAST 41.24

TOTAL		OVERHEAD	GROUND	BASE	TOTAL
NO. OF UNITS	12	0	0	0	12
NO. OF CAR SPACES	12	0	0	0	12
TOTAL FLOOR AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL CAR SPACE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL GROUND AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL BASE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL AREA (m <sup>2</sup> )	1,800	0	0	0	1,800

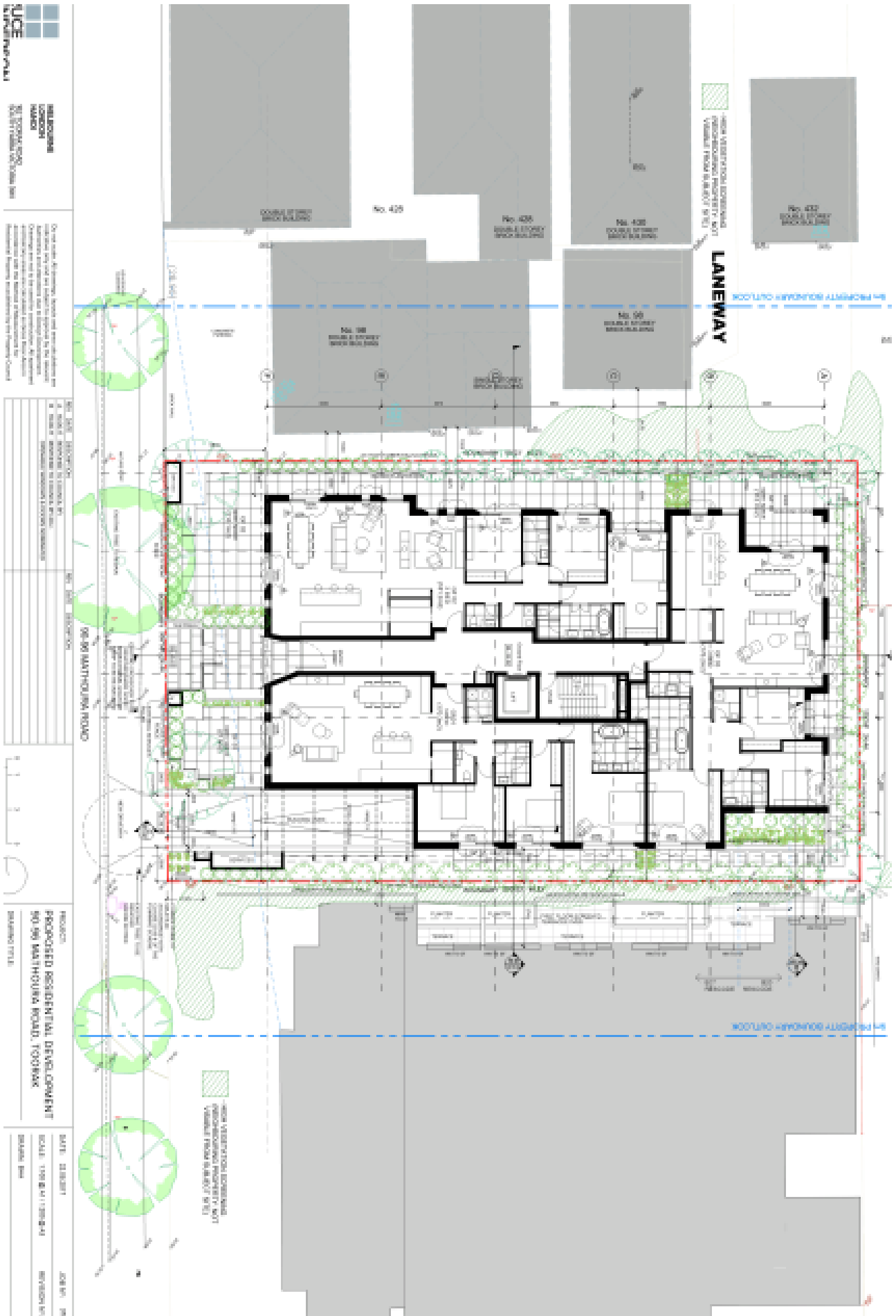
FIRST FLOOR LEVEL		OVERHEAD	GROUND	BASE	TOTAL
NO. OF UNITS	12	0	0	0	12
NO. OF CAR SPACES	12	0	0	0	12
TOTAL FLOOR AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL CAR SPACE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL GROUND AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL BASE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL AREA (m <sup>2</sup> )	1,800	0	0	0	1,800

SECOND FLOOR LEVEL		OVERHEAD	GROUND	BASE	TOTAL
NO. OF UNITS	12	0	0	0	12
NO. OF CAR SPACES	12	0	0	0	12
TOTAL FLOOR AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL CAR SPACE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL GROUND AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL BASE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL AREA (m <sup>2</sup> )	1,800	0	0	0	1,800

THIRD FLOOR LEVEL		OVERHEAD	GROUND	BASE	TOTAL
NO. OF UNITS	12	0	0	0	12
NO. OF CAR SPACES	12	0	0	0	12
TOTAL FLOOR AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL CAR SPACE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL GROUND AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL BASE AREA (m <sup>2</sup> )	1,800	0	0	0	1,800
TOTAL AREA (m <sup>2</sup> )	1,800	0	0	0	1,800





**JUCE CONSULTANTS**  
 110/112 MATHOURA ROAD  
 TOORAK VIC 3142  
 TEL: 03 9594 1100  
 WWW.JUCECONSULTANTS.COM

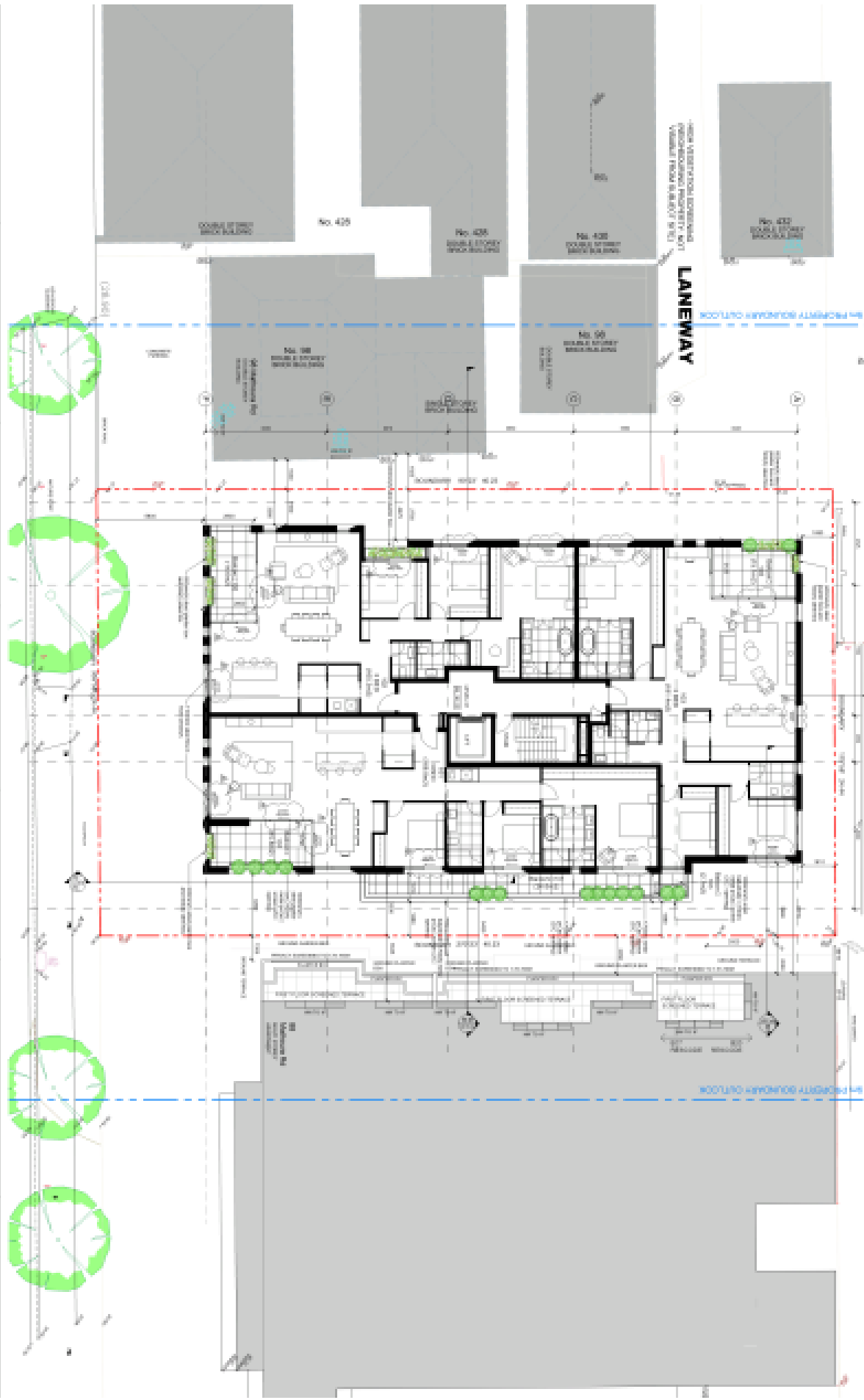
On the basis of drawings, reports and specifications for this project, JUCE CONSULTANTS has prepared this plan for the purpose of providing information and for use in connection with the proposed development. It is not to be used for any other purpose without the written consent of JUCE CONSULTANTS. The plan is provided as a guide only and does not constitute a contract. JUCE CONSULTANTS accepts no liability for any loss or damage arising from the use of this plan.

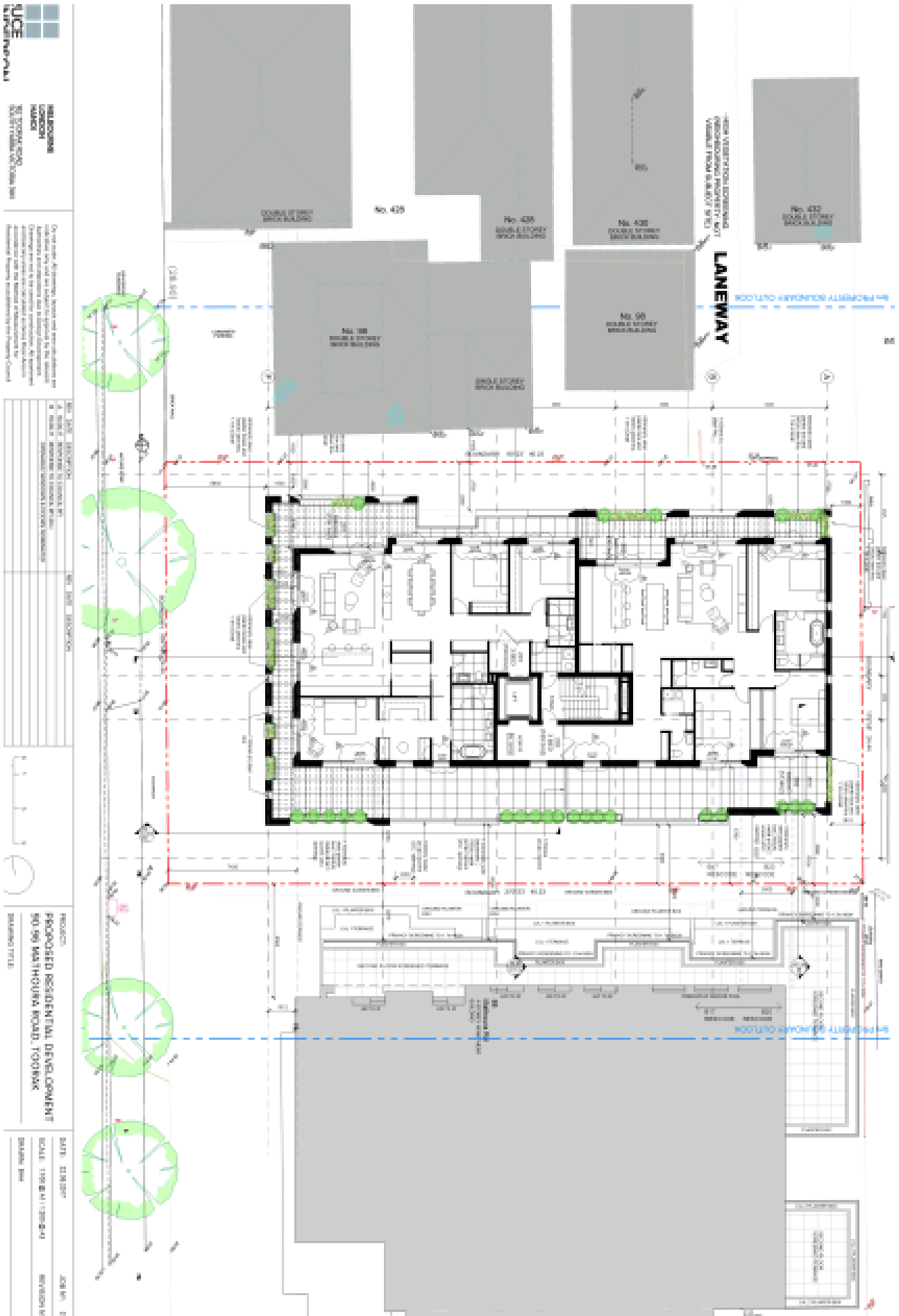
NO.	DATE	DESCRIPTION
1	20/08/2024	ISSUED FOR PERMIT
2	20/08/2024	ISSUED FOR PERMIT
3	20/08/2024	ISSUED FOR PERMIT



**PROJECT:**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 20/08/2024  
**SCALE:** 1:500 (A1) 1:1000 (A4)  
**REVISIONS:**  
 REVISION NO. 1





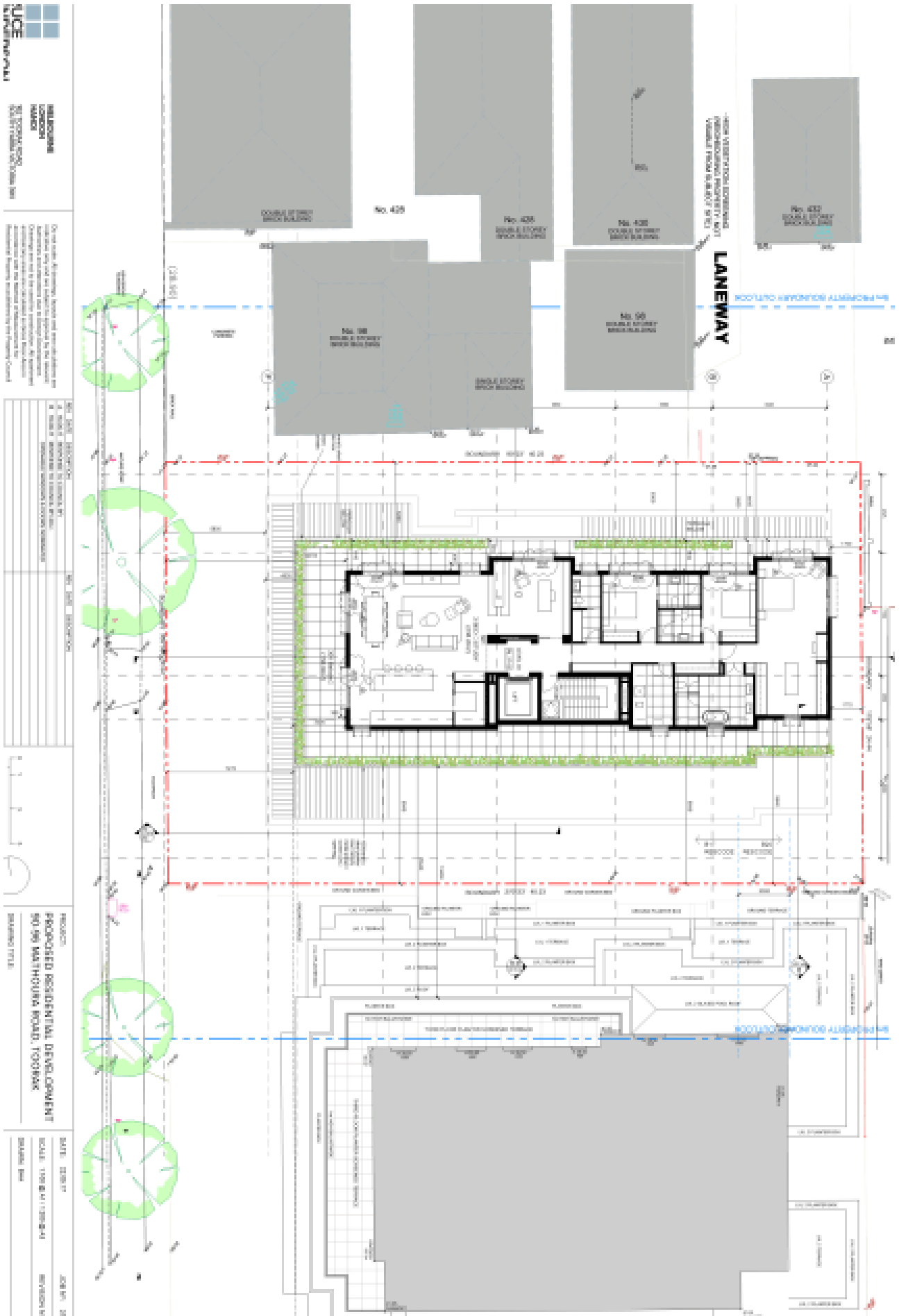
**NUCE**  
 ARCHITECTURAL  
 251/253 MATHOURA ROAD  
 TOORAK VIC 3142

On the date of signing, the architect and the contractor have read and approved the plans and specifications for the proposed development and are satisfied that the same comply with the requirements of the relevant planning instrument and the provisions of the relevant planning instrument.

NO.	SECTION	DATE
1	PRELIMINARY	12/12/2017
2	REVISED	12/12/2017
3	REVISED	12/12/2017
4	REVISED	12/12/2017
5	REVISED	12/12/2017
6	REVISED	12/12/2017
7	REVISED	12/12/2017
8	REVISED	12/12/2017
9	REVISED	12/12/2017
10	REVISED	12/12/2017

PROJECT:  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

DATE: 22/02/2017  
 SCALE: 1:500 (A1) 1:1000 (A4)  
 DRAWING NO: 2017-02-01  
 REVISION NO: 1



101  
 102  
 103  
 104  
 105  
 106  
 107  
 108  
 109  
 110  
 111  
 112  
 113  
 114  
 115  
 116  
 117  
 118  
 119  
 120  
 121  
 122  
 123  
 124  
 125  
 126  
 127  
 128  
 129  
 130  
 131  
 132  
 133  
 134  
 135  
 136  
 137  
 138  
 139  
 140  
 141  
 142  
 143  
 144  
 145  
 146  
 147  
 148  
 149  
 150  
 151  
 152  
 153  
 154  
 155  
 156  
 157  
 158  
 159  
 160  
 161  
 162  
 163  
 164  
 165  
 166  
 167  
 168  
 169  
 170  
 171  
 172  
 173  
 174  
 175  
 176  
 177  
 178  
 179  
 180  
 181  
 182  
 183  
 184  
 185  
 186  
 187  
 188  
 189  
 190  
 191  
 192  
 193  
 194  
 195  
 196  
 197  
 198  
 199  
 200



North Elevation



South Elevation

	<b>REASONING</b> NAME 21 TORONTO DRIVE MELBOURNE VIC 3000	On the date of drawing, NICE and its representatives warrant that the information contained in this drawing is true and correct to the best of our knowledge and belief, and that we are not aware of any material omissions or misstatements of material facts. We warrant that the drawing is a true and correct representation of the information provided to us by the client.	PROJECT PROPOSED RESIDENTIAL DEVELOPMENT 90-96 MATHOURA ROAD, TOORAK	DATE: 22/08/2017 SCALE: 1/50 & 1/125 @ 41	JOB NO: 1705
	NO. 101 - 200/000 TO 1 - 200/000 TO 100/000 TO 2 - 200/000 TO 100/000 TO 3 - 200/000 TO 100/000 TO 4 - 200/000 TO 100/000 TO	SHEET NO. 101/000 TO TOTAL SHEETS 101/000 TO	DRAWING TITLE	DATE: 22/08/2017 SCALE: 1/50 & 1/125 @ 41 SHEET NO. 101/000 TO	JOB NO: 1705 REVISION NO:

**GENERAL NOTES**

1. ALL DIMENSIONS ARE IN METERS UNLESS OTHERWISE SPECIFIED.

2. THE ARCHITECT'S INTENT IS TO PROVIDE A REPRESENTATIVE ELEVATION OF THE PROPOSED DEVELOPMENT. THE ARCHITECT DOES NOT WARRANT THAT THE INFORMATION PROVIDED IS COMPLETELY ACCURATE OR COMPLETELY CURRENT. THE ARCHITECT'S LIABILITY IS LIMITED TO THE DESIGN OF THE BUILDING AND THE ARCHITECT'S LIABILITY IS LIMITED TO THE DESIGN OF THE BUILDING AND THE ARCHITECT'S LIABILITY IS LIMITED TO THE DESIGN OF THE BUILDING.



West elevation



East Elevation

 <p><b>JUCE INTERNATIONAL</b></p> <p>15/1000/2017/001/001</p>	<p><b>RESUBMISSION</b></p> <p>DATE: 15/10/2017</p> <p>PROJECT: 15/1000/2017/001/001</p>	<p>On the date of drawing, design and construction of the proposed development, the architect is not responsible for the design and construction of the proposed development. The architect's liability is limited to the design of the building and the architect's liability is limited to the design of the building.</p>	<p>DATE: 15/10/2017</p> <p>SCALE: 1:100</p> <p>PROJECT: 15/1000/2017/001/001</p>	<p>PROJECT:</p> <p>PROPOSED RESIDENTIAL DEVELOPMENT</p> <p>90-96 MATHOURA ROAD, TOORAK</p>	<p>DATE: 15/10/2017</p> <p>SCALE: 1:100</p> <p>PROJECT: 15/1000/2017/001/001</p>
	<p>DATE: 15/10/2017</p> <p>SCALE: 1:100</p> <p>PROJECT: 15/1000/2017/001/001</p>	<p>PROJECT:</p> <p>PROPOSED RESIDENTIAL DEVELOPMENT</p> <p>90-96 MATHOURA ROAD, TOORAK</p>	<p>DATE: 15/10/2017</p> <p>SCALE: 1:100</p> <p>PROJECT: 15/1000/2017/001/001</p>		



**ARCHITECT**  
**NAME**  
**ADDRESS**  
**PHONE**

**CLIENT**  
**NAME**  
**ADDRESS**  
**PHONE**

On completion of drawings, Council will provide a copy of the approved plans to the applicant. The applicant is responsible for ensuring that the approved plans are used in accordance with the approved conditions of consent. The applicant is responsible for ensuring that the approved plans are used in accordance with the approved conditions of consent.

NO.	DATE	DESCRIPTION
1	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
2	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
3	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
4	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
5	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
6	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
7	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
8	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
9	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT
10	10/08/17	PROPOSED RESIDENTIAL DEVELOPMENT

**PROJECT**  
**NAME**  
**ADDRESS**  
**PHONE**

**DATE**  
**SCALE**  
**SHEET NO.**

**JOB NO.**  
**REVISION NO.**





**UNICE**  
UNIVERSITY OF CALICUT

**UNIVERSITY OF CALICUT**  
UNIVERSITY OF CALICUT

On the basis of drawings, plans and specifications prepared by the architect and approved by the relevant authorities, the architect shall be responsible for the execution of the work in accordance with the approved plans and specifications. The architect shall be responsible for the execution of the work in accordance with the approved plans and specifications. The architect shall be responsible for the execution of the work in accordance with the approved plans and specifications.

NO.	DATE	DESCRIPTION
1	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
2	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
3	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
4	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
5	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
6	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
7	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
8	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
9	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT
10	10/10/2017	PROPOSED RESIDENTIAL DEVELOPMENT

**PROJECT:**  
PROPOSED RESIDENTIAL DEVELOPMENT  
90-96 MATHOURA ROAD, TOORAK

**DATE:** 10/10/17  
**SCALE:**  
**DRAWING TITLE:**

**DATE:** 10/10/17  
**REVISION:**



**REGISTRATION NUMBER**  
**REGISTERED ARCHITECT**  
**REGISTERED CIVIL ENGINEER**  
**REGISTERED ELECTRICAL ENGINEER**

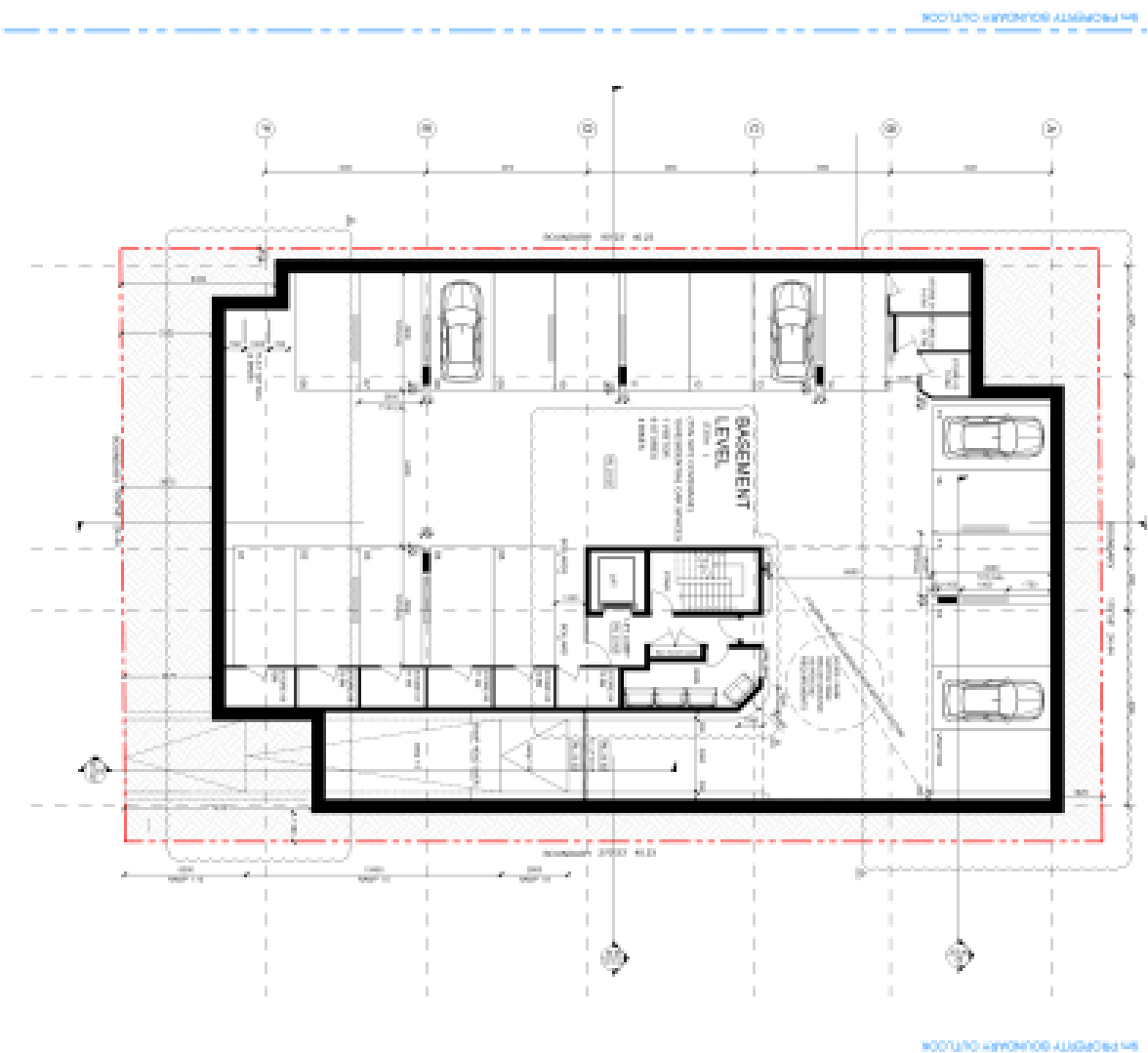
On the basis of drawings, reports and specifications prepared by and on behalf of the client, the architect, engineer, electrician and other professionals have prepared this plan in accordance with the provisions of the Building Act 2011 and the Building Regulations 2012.

NO. 101 - SECTION A-A	NO. 102 - SECTION B-B
NO. 103 - SECTION C-C	NO. 104 - SECTION D-D
NO. 105 - SECTION E-E	NO. 106 - SECTION F-F
NO. 107 - SECTION G-G	NO. 108 - SECTION H-H
NO. 109 - SECTION I-I	NO. 110 - SECTION J-J
NO. 111 - SECTION K-K	NO. 112 - SECTION L-L
NO. 113 - SECTION M-M	NO. 114 - SECTION N-N
NO. 115 - SECTION O-O	NO. 116 - SECTION P-P
NO. 117 - SECTION Q-Q	NO. 118 - SECTION R-R
NO. 119 - SECTION S-S	NO. 120 - SECTION T-T
NO. 121 - SECTION U-U	NO. 122 - SECTION V-V
NO. 123 - SECTION W-W	NO. 124 - SECTION X-X
NO. 125 - SECTION Y-Y	NO. 126 - SECTION Z-Z



**PROJECT**  
**PROPOSED RESIDENTIAL DEVELOPMENT**  
**90-96 MATHOURA ROAD, TOORAK**

**DATE** 04.04.2023  
**SCALE** 1:500 & 1:1000-4:1  
**REVISION NO.**  
**REVISION DATE**



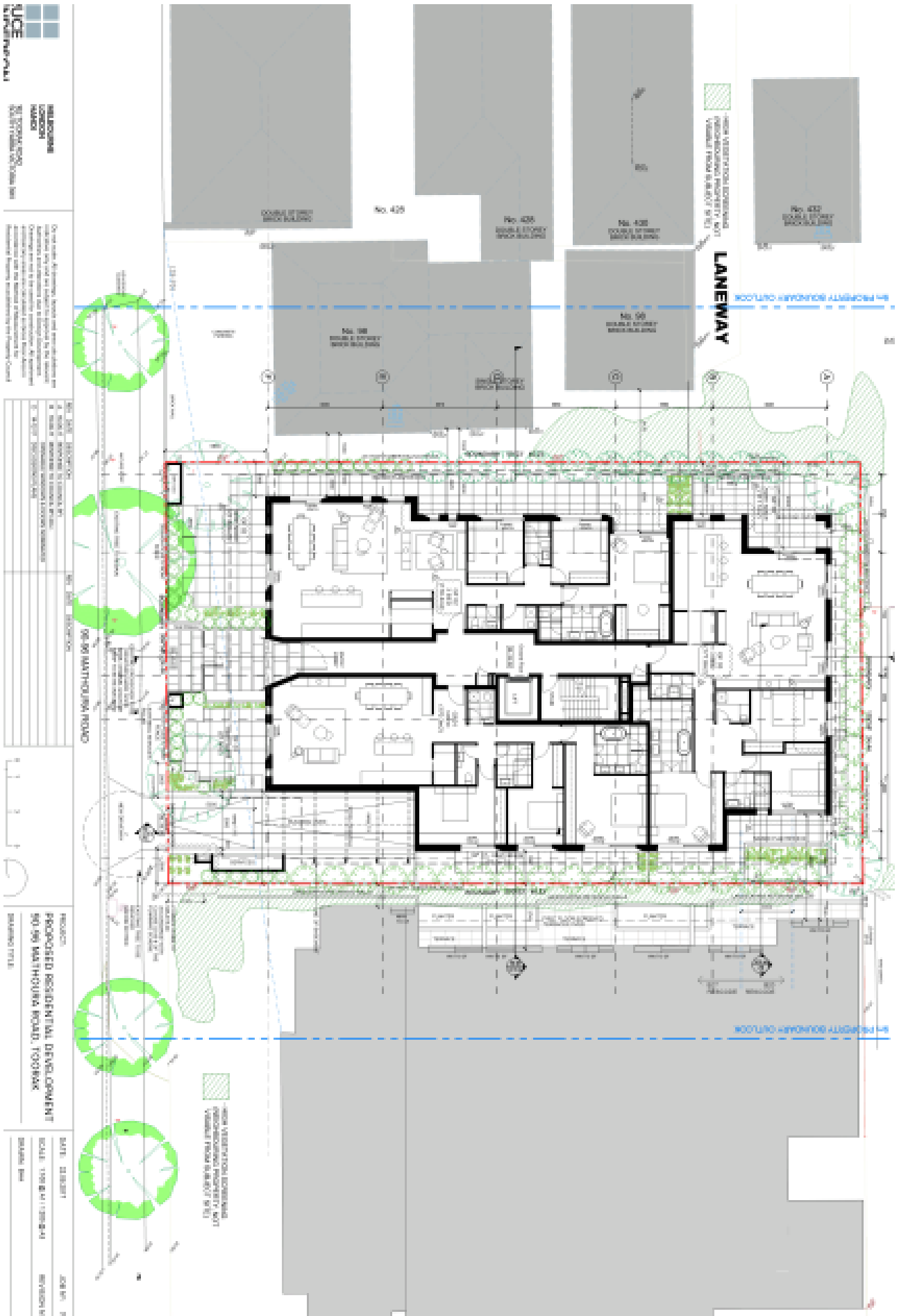
LEVEL	CONCRETE	FINISH	NO.	AREA (SQM)	TOTAL AREA (SQM)
BASEMENT	1	1	1	1	1
GROUND FLOOR	1	1	1	1	1
FIRST FLOOR	1	1	1	1	1
TOTAL					

LEVEL	CONCRETE	FINISH	NO.	AREA (SQM)	TOTAL AREA (SQM)
BASEMENT	1	1	1	1	1
GROUND FLOOR	1	1	1	1	1
FIRST FLOOR	1	1	1	1	1
TOTAL					

LEVEL	CONCRETE	FINISH	NO.	AREA (SQM)	TOTAL AREA (SQM)
BASEMENT	1	1	1	1	1
GROUND FLOOR	1	1	1	1	1
FIRST FLOOR	1	1	1	1	1
TOTAL					





**JUCE**  
**ARCHITECTURAL**  
**PLANNING**  
 CONSULTANTS

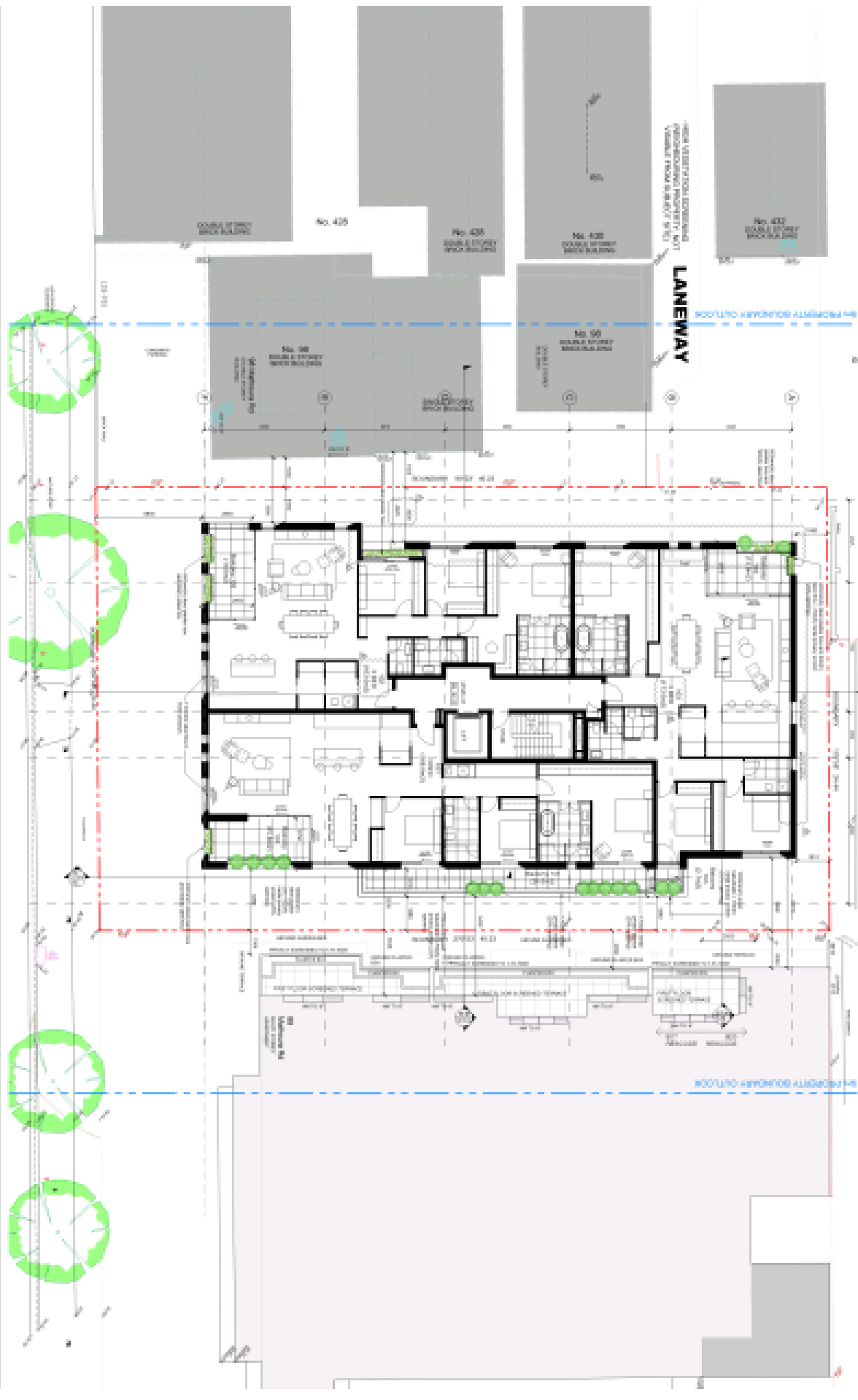
On the date of this report, JUCE and its consultants do not warrant any and no liability is accepted by the architect for any errors or omissions in this report. The architect is not responsible for any errors or omissions in this report. The architect is not responsible for any errors or omissions in this report. The architect is not responsible for any errors or omissions in this report.

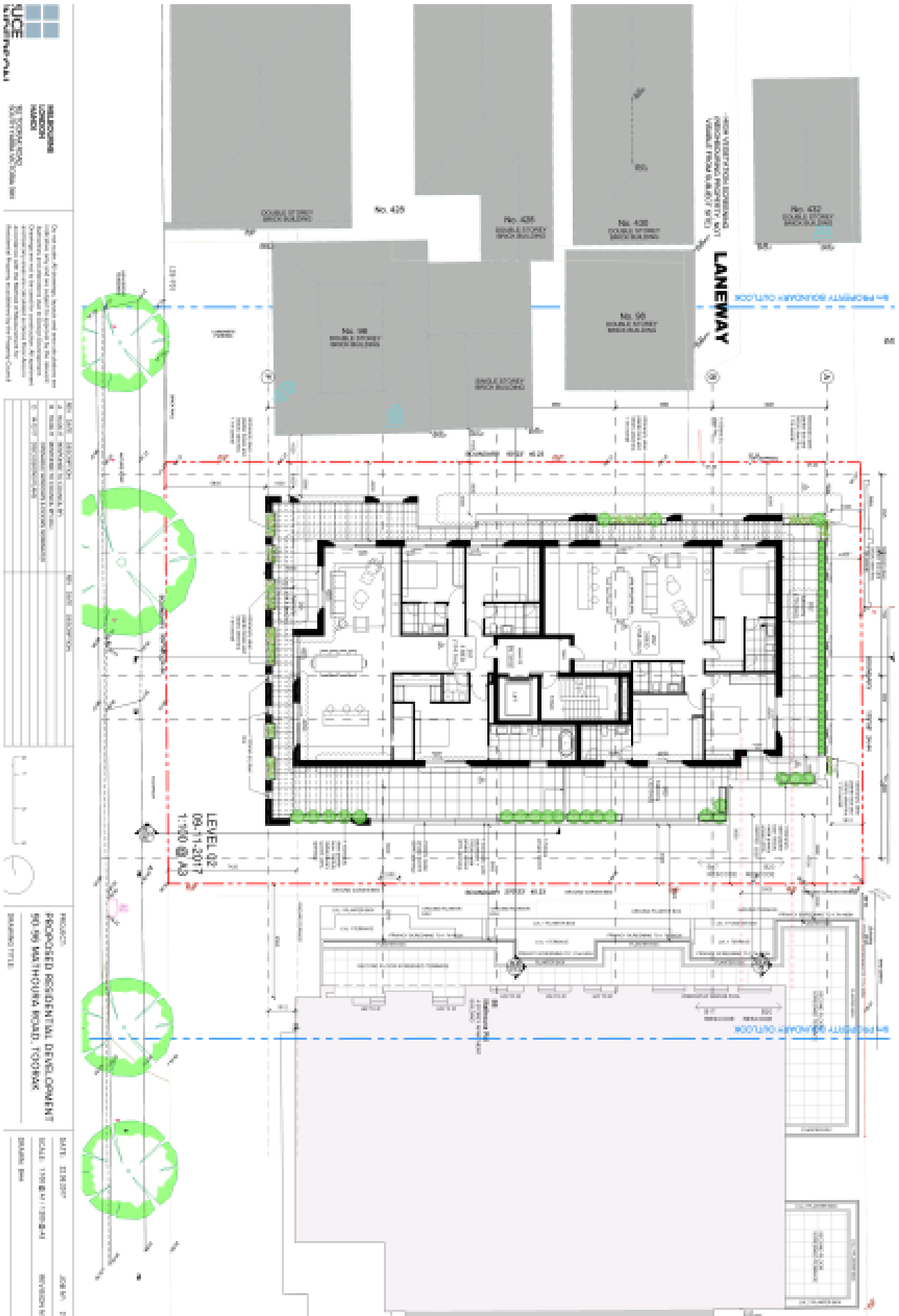
NO.	DATE	REVISION
1	10/10/2017	ISSUED FOR PERMIT
2	10/10/2017	REVISED PER SITE PLAN
3	10/10/2017	REVISED PER SITE PLAN
4	10/10/2017	REVISED PER SITE PLAN
5	10/10/2017	REVISED PER SITE PLAN
6	10/10/2017	REVISED PER SITE PLAN
7	10/10/2017	REVISED PER SITE PLAN
8	10/10/2017	REVISED PER SITE PLAN
9	10/10/2017	REVISED PER SITE PLAN
10	10/10/2017	REVISED PER SITE PLAN



**PROJECT:**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 28/08/2017  
**SCALE:** 1:50 (PLAN) / 1:50 (SECTION)  
**REVISION:** N/A







**JUCE CONSULTANTS**  
 CONSULTANTS  
 251/253 MATHOURA ROAD  
 TOORAK VIC 3142

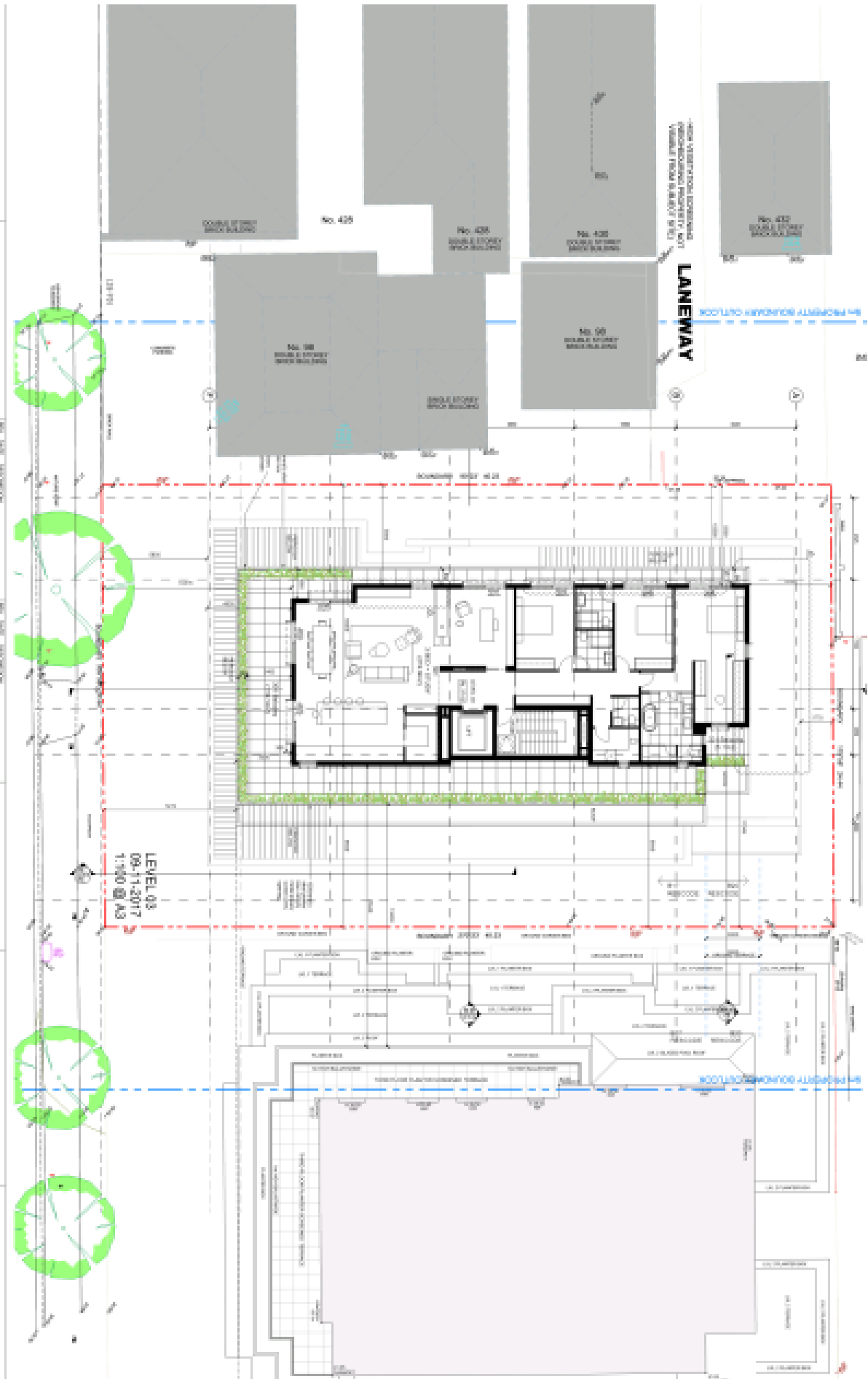
On the basis of drawings, reports and specifications for this project, JUCE CONSULTANTS has prepared the drawings and specifications for the proposed development. The drawings and specifications are prepared on the basis of the information provided to JUCE CONSULTANTS and are not to be used for any other purpose without the written consent of JUCE CONSULTANTS.

NO.	DESCRIPTION	NO.	DESCRIPTION
1	SCALE 1:1000	1	SCALE 1:1000
2	SCALE 1:1000	2	SCALE 1:1000
3	SCALE 1:1000	3	SCALE 1:1000
4	SCALE 1:1000	4	SCALE 1:1000
5	SCALE 1:1000	5	SCALE 1:1000
6	SCALE 1:1000	6	SCALE 1:1000
7	SCALE 1:1000	7	SCALE 1:1000
8	SCALE 1:1000	8	SCALE 1:1000
9	SCALE 1:1000	9	SCALE 1:1000
10	SCALE 1:1000	10	SCALE 1:1000



**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE** 22/01/17  
**SCALE** 1:1000  
**REVISION NO.**  
**REVISION BY**





**JUCE CONSULTANTS**  
 10/1100 MATHOURA ROAD  
 TOORAK VIC 3142  
 TEL: 03 9594 1100  
 WWW.JUCECONSULTANTS.COM.AU

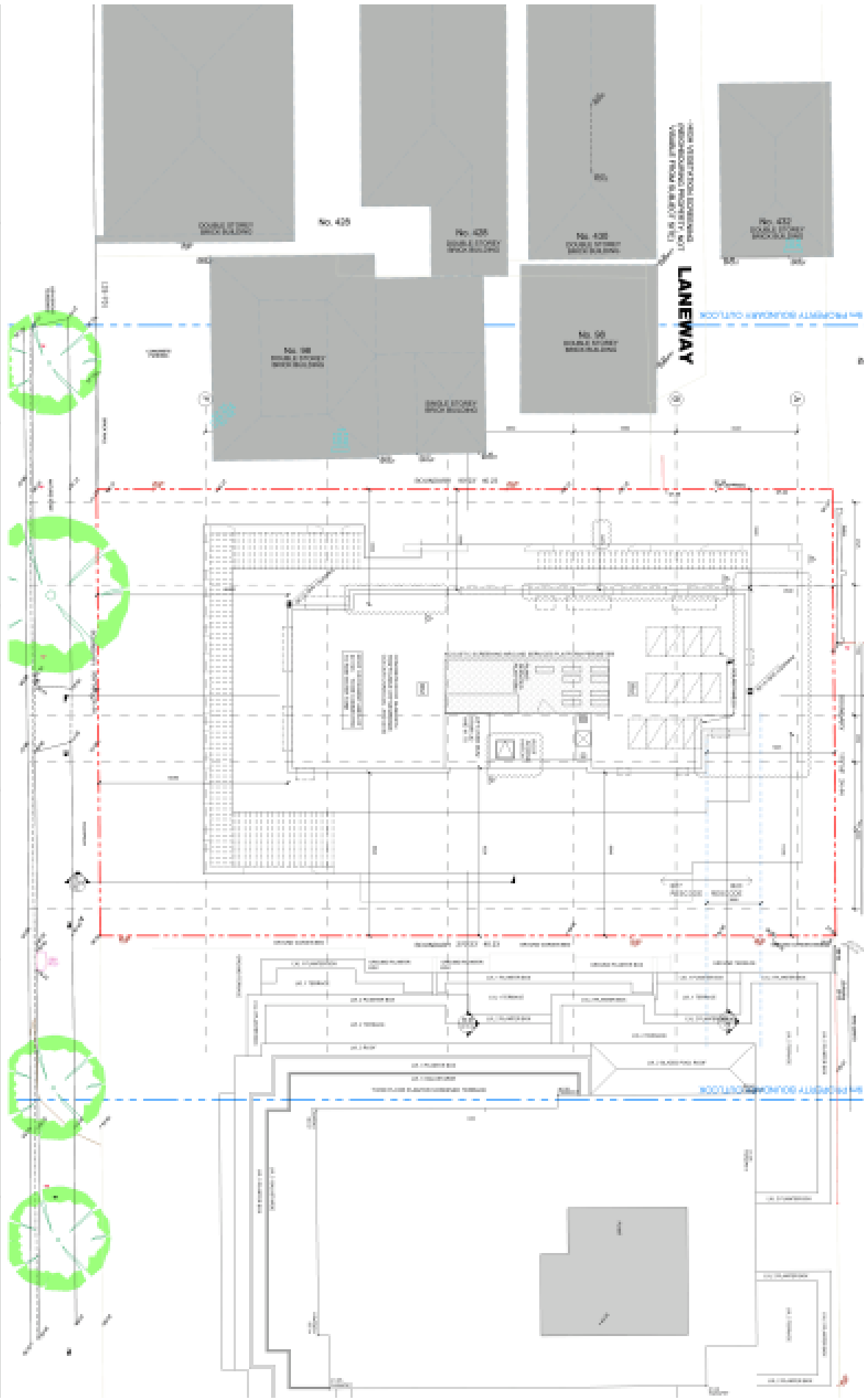
On the basis of drawings, reports and specifications for this project, JUCE CONSULTANTS has prepared this plan for the purpose of providing information and for use in connection with the project. It is not intended to be used for any other purpose without the written consent of JUCE CONSULTANTS. JUCE CONSULTANTS does not accept any liability for any loss or damage, whether direct or indirect, arising from the use of this plan.

NO.	REVISION	DATE
1	ISSUE FOR PERMIT	10/10/2017
2	ISSUE FOR PERMIT	10/10/2017
3	ISSUE FOR PERMIT	10/10/2017
4	ISSUE FOR PERMIT	10/10/2017
5	ISSUE FOR PERMIT	10/10/2017
6	ISSUE FOR PERMIT	10/10/2017
7	ISSUE FOR PERMIT	10/10/2017
8	ISSUE FOR PERMIT	10/10/2017
9	ISSUE FOR PERMIT	10/10/2017
10	ISSUE FOR PERMIT	10/10/2017



**PROJECT:**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 28/09/17  
**SCALE:** 1:500 & 1:1000 & 1:2000  
**REVISION NO:**  
**REVISION BY:**



- CREDIT SYMBOLS**
- 101 100% FINISHED
  - 102 90% FINISHED
  - 103 80% FINISHED
  - 104 70% FINISHED
  - 105 60% FINISHED
  - 106 50% FINISHED
  - 107 40% FINISHED
  - 108 30% FINISHED
  - 109 20% FINISHED
  - 110 10% FINISHED
  - 111 UNFINISHED



North Elevation



South Elevation



**JUCE INTERNATIONAL**  
 251 TONKIN ROAD  
 MANTOURA VIC 3008

Our clients' satisfaction, based on expectations and delivered project as defined by the contract documents, is our primary goal. We are committed to providing a high level of service and ensuring that our clients are satisfied with the results of our work.

NO. 101	100% FINISHED	NO. 102	90% FINISHED
NO. 102	90% FINISHED	NO. 103	80% FINISHED
NO. 103	80% FINISHED	NO. 104	70% FINISHED
NO. 104	70% FINISHED	NO. 105	60% FINISHED
NO. 105	60% FINISHED	NO. 106	50% FINISHED
NO. 106	50% FINISHED	NO. 107	40% FINISHED
NO. 107	40% FINISHED	NO. 108	30% FINISHED
NO. 108	30% FINISHED	NO. 109	20% FINISHED
NO. 109	20% FINISHED	NO. 110	10% FINISHED
NO. 110	10% FINISHED	NO. 111	UNFINISHED

**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 2018/07/27  
**SCALE:** 1/50 & 1/100 & 1/200  
**DATE:** 2018/07/27  
**SCALE:** 1/50 & 1/100 & 1/200



GENERAL NOTES:  
 1. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED.  
 2. ALL WORK IS TO BE IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 3. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 4. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 5. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 6. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 7. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 8. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 9. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.  
 10. THE DESIGNER HAS ASSUMED THAT ALL SERVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE NATIONAL BUILDING REGULATIONS 2011 AND THE NATIONAL CONSTRUCTION CODE 2012.



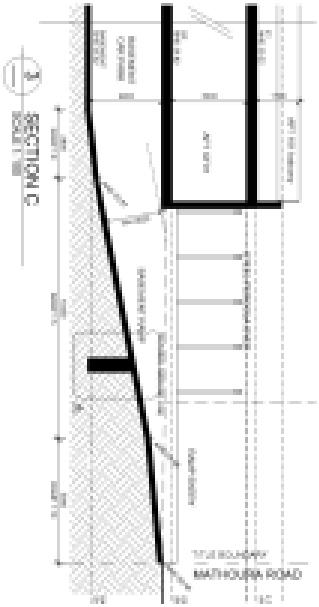
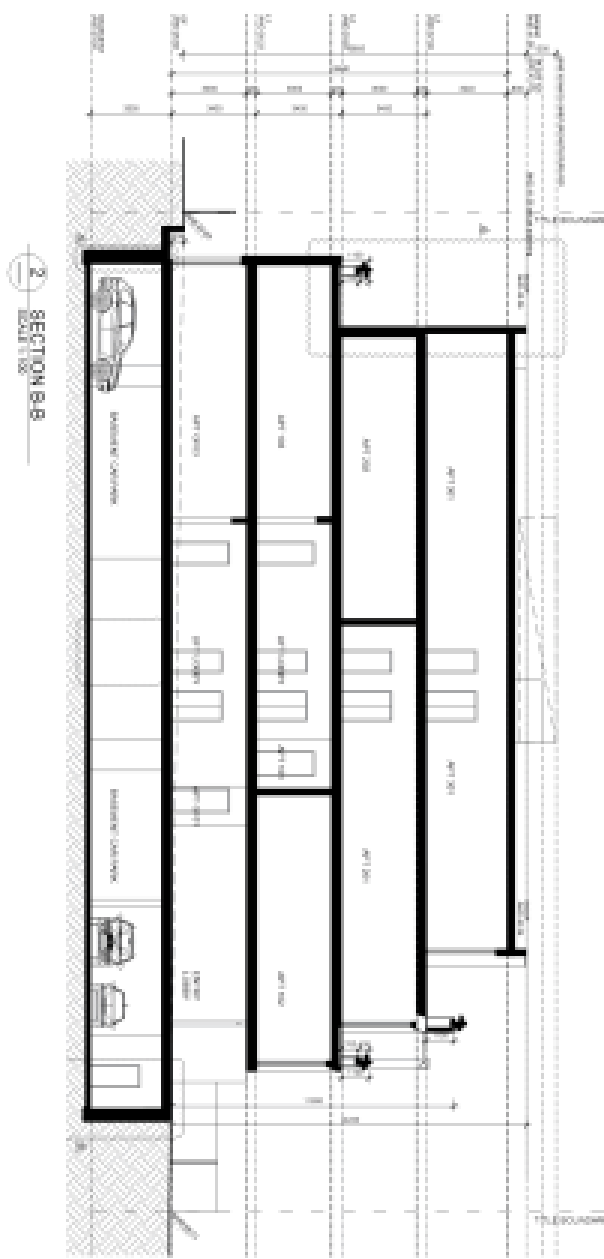
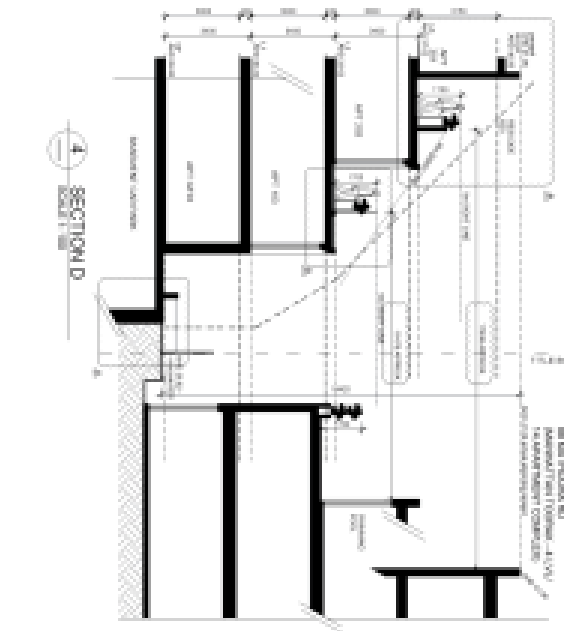
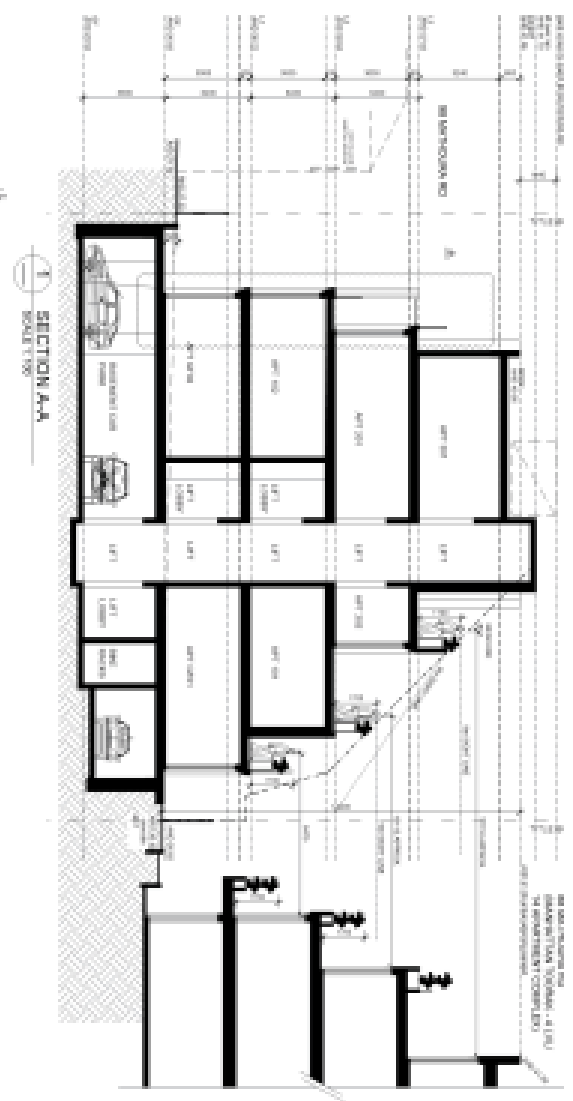
**RELACIONE**  
**PROYECTO**  
**MAQUETA**  
 246-17-90-96 MATHOURA ROAD TOORAK

On the basis of drawings, technical specifications and other information provided by the client, the architect has prepared this architectural elevation drawing. The architect is not responsible for the accuracy of the information provided by the client. The architect is not responsible for the accuracy of the information provided by the client.

NO. 101	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 102	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 103	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 104	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 105	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 106	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 107	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 108	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 109	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK
NO. 110	PROYECTO	246-17-90-96 MATHOURA ROAD TOORAK

**PROYECTO**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 24/04/2024  
**SCALE:** 1/50 & 1/100 & 1/200  
**REVISION:** 01  
**DATE:** 24/04/2024  
**SCALE:** 1/50 & 1/100 & 1/200  
**REVISION:** 01



**SCALE**  
 1:50 (VERTICAL)  
 1:100 (HORIZONTAL)

**DATE**  
 17/09/2024

**REVISION**  
 01

**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**SCALE**  
 1:50 (VERTICAL)  
 1:100 (HORIZONTAL)

**DATE**  
 17/09/2024

**REVISION**  
 01

**SCALE**  
 1:50 (VERTICAL)  
 1:100 (HORIZONTAL)

**DATE**  
 17/09/2024

**REVISION**  
 01

**SCALE**  
 1:50 (VERTICAL)  
 1:100 (HORIZONTAL)

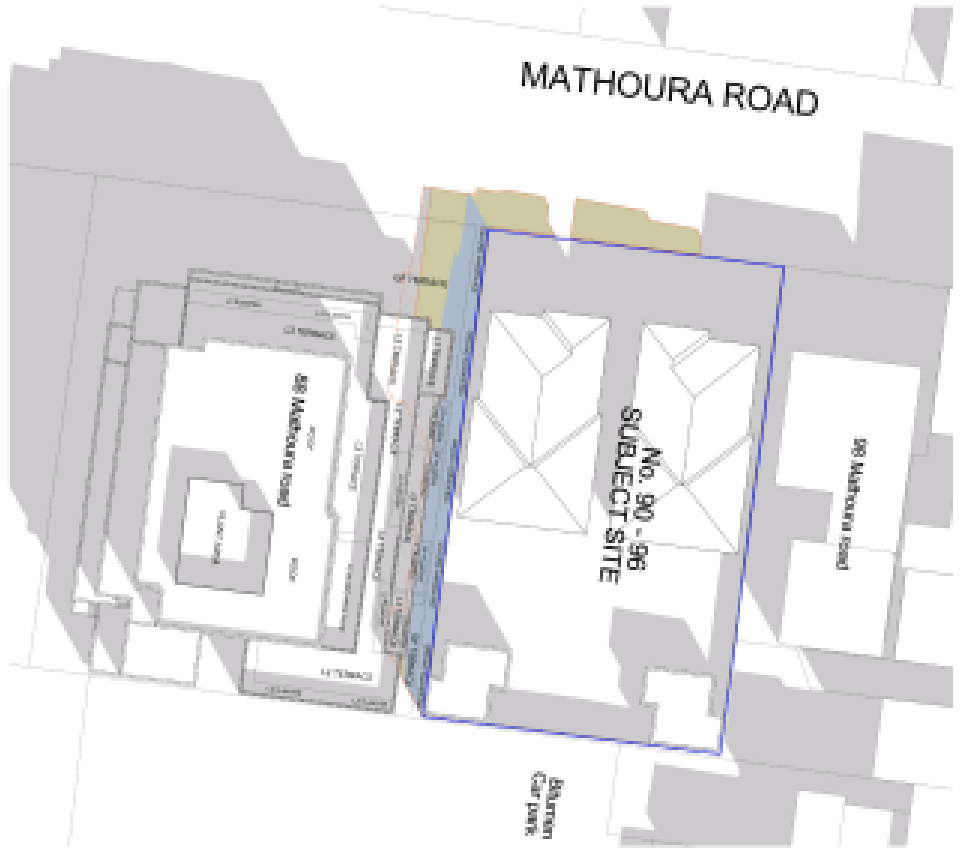
**DATE**  
 17/09/2024

**REVISION**  
 01

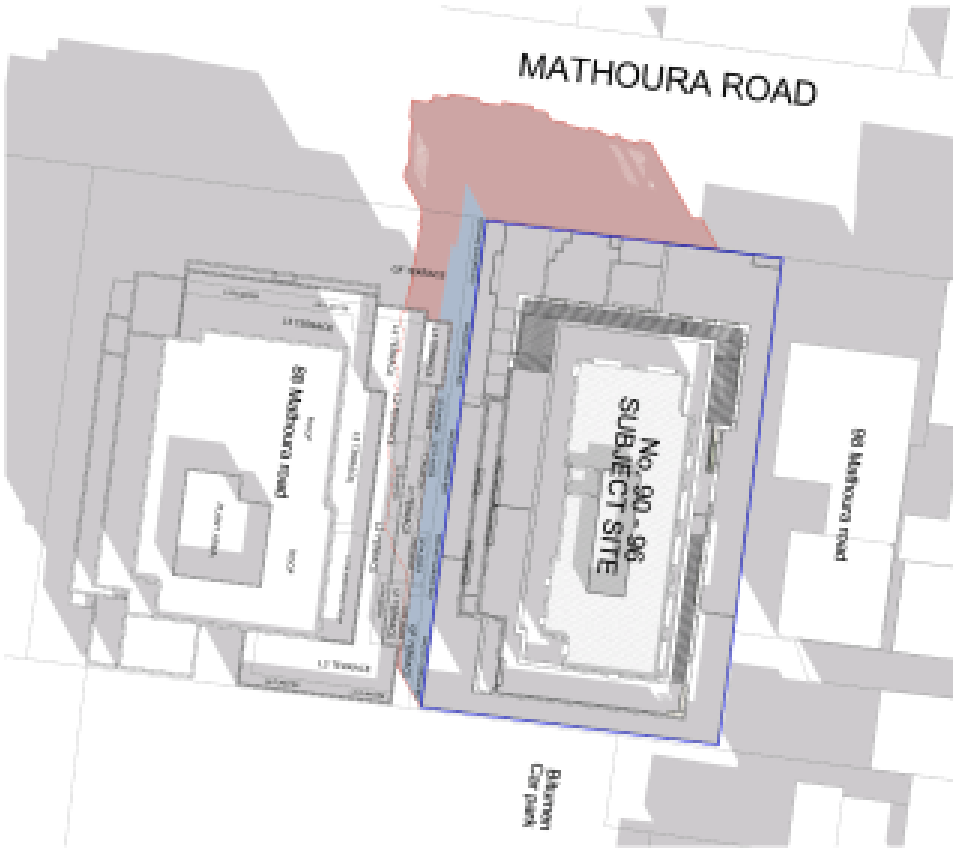
**SCALE**  
 1:50 (VERTICAL)  
 1:100 (HORIZONTAL)

**DATE**  
 17/09/2024

**REVISION**  
 01



1 EXISTING SHADOW DIAGRAM 90M  
SCALE 1:200 (SEE DRAWING 101)



2 PROPOSED SHADOW DIAGRAM 90M  
SCALE 1:200 (SEE DRAWING 101)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING BUILDING



**JUCE CONSULTANTS**  
 24/250 MATHOURA ROAD  
 TOORAK VIC 3142  
 TEL: 03 9594 1111  
 WWW.JUCECONSULTANTS.COM.AU

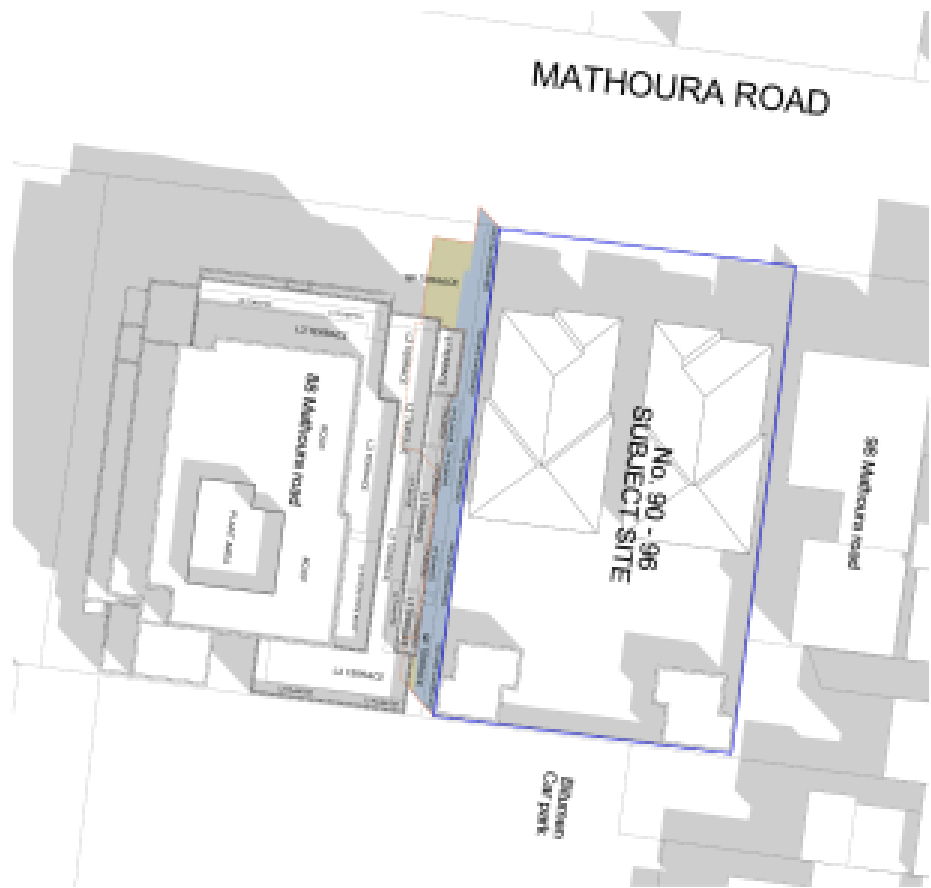
On the basis of drawings, photos and specifications provided, JUCE CONSULTANTS has prepared this shadow diagram for information only and is subject to approval by the relevant authority. JUCE CONSULTANTS does not warrant the accuracy of the information provided in this shadow diagram. JUCE CONSULTANTS is not responsible for the accuracy of the information provided in this shadow diagram.

NO.	DATE	REVISIONS
1	10/11/2017	ISSUE FOR APPROVAL
2	10/11/2017	ISSUE FOR APPROVAL
3	10/11/2017	ISSUE FOR APPROVAL
4	10/11/2017	ISSUE FOR APPROVAL
5	10/11/2017	ISSUE FOR APPROVAL
6	10/11/2017	ISSUE FOR APPROVAL
7	10/11/2017	ISSUE FOR APPROVAL
8	10/11/2017	ISSUE FOR APPROVAL
9	10/11/2017	ISSUE FOR APPROVAL
10	10/11/2017	ISSUE FOR APPROVAL

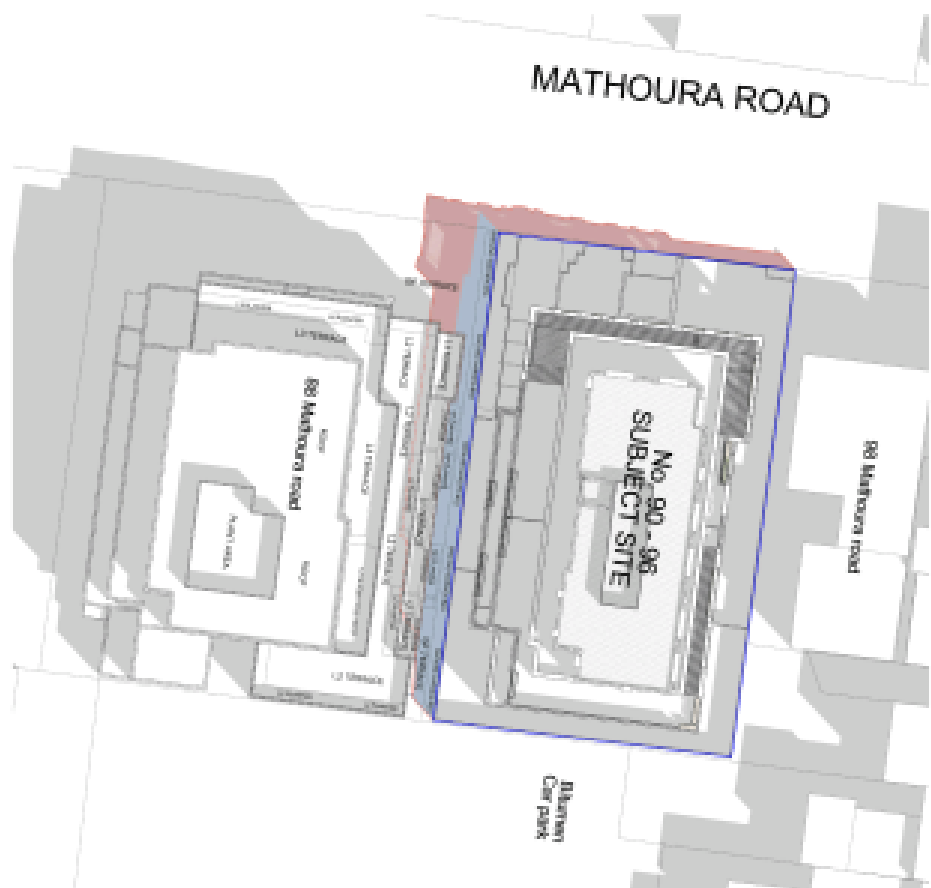
1:1  
1:1  
1:1  
1:1  
1:1  
1:1  
1:1  
1:1  
1:1  
1:1

**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK  
 DRAWING TITLE

**DATE:** 10/11/17  
**SCALE:** 1:200 (SEE DRAWING 101)  
**DRAWN BY:** [Name]  
**CHECKED BY:** [Name]  
**DATE:** 10/11/17  
**REVISION BY:** [Name]



**1** EXISTING SHADOW DIAGRAM 10AM  
Scale: 1:100 (as shown)



**2** PROPOSED SHADOW DIAGRAM 10AM  
Scale: 1:100 (as shown)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- SHADOWS FROM OVERLOOKING LAND



**JUCE**  
LANDSCAPE ARCHITECTURE  
11/1111/1111/1111

On the date of this report, the client and I have agreed to the conditions of use of this report and the client has agreed to the conditions of use of this report. I have provided the client with a copy of the conditions of use of this report and the client has agreed to the conditions of use of this report.

NO. DATE REVISIONS

NO.	DATE	REVISIONS
1		ISSUED FOR APPROVAL



**PROJECT:**  
PROPOSED RESIDENTIAL DEVELOPMENT  
90-96 MATHOURA ROAD, TOORAK  
SUBJECT TITLE

**DATE:** 20/08/17  
**SCALE:** 1:100 (as shown)  
**DESIGNER:** JUCE  
**REVISION BY:**



1 EXISTING SHADOW DIAGRAM 11AM  
SCALE 1:500 @ 11:00 AM

2 PROPOSED SHADOW DIAGRAM 11AM  
SCALE 1:500 @ 11:00 AM

**SHADOW LEGEND**

- PROPOSED SHADOWS
- EXISTING SHADOWS
- EXISTING BUILDINGS



**URBAN DESIGN CENTRE**  
 251 STURGEON ROAD  
 TOORAK VIC 3025  
 TEL: 03 9487 3333  
 WWW.URBANDESIGNCENTRE.COM.AU

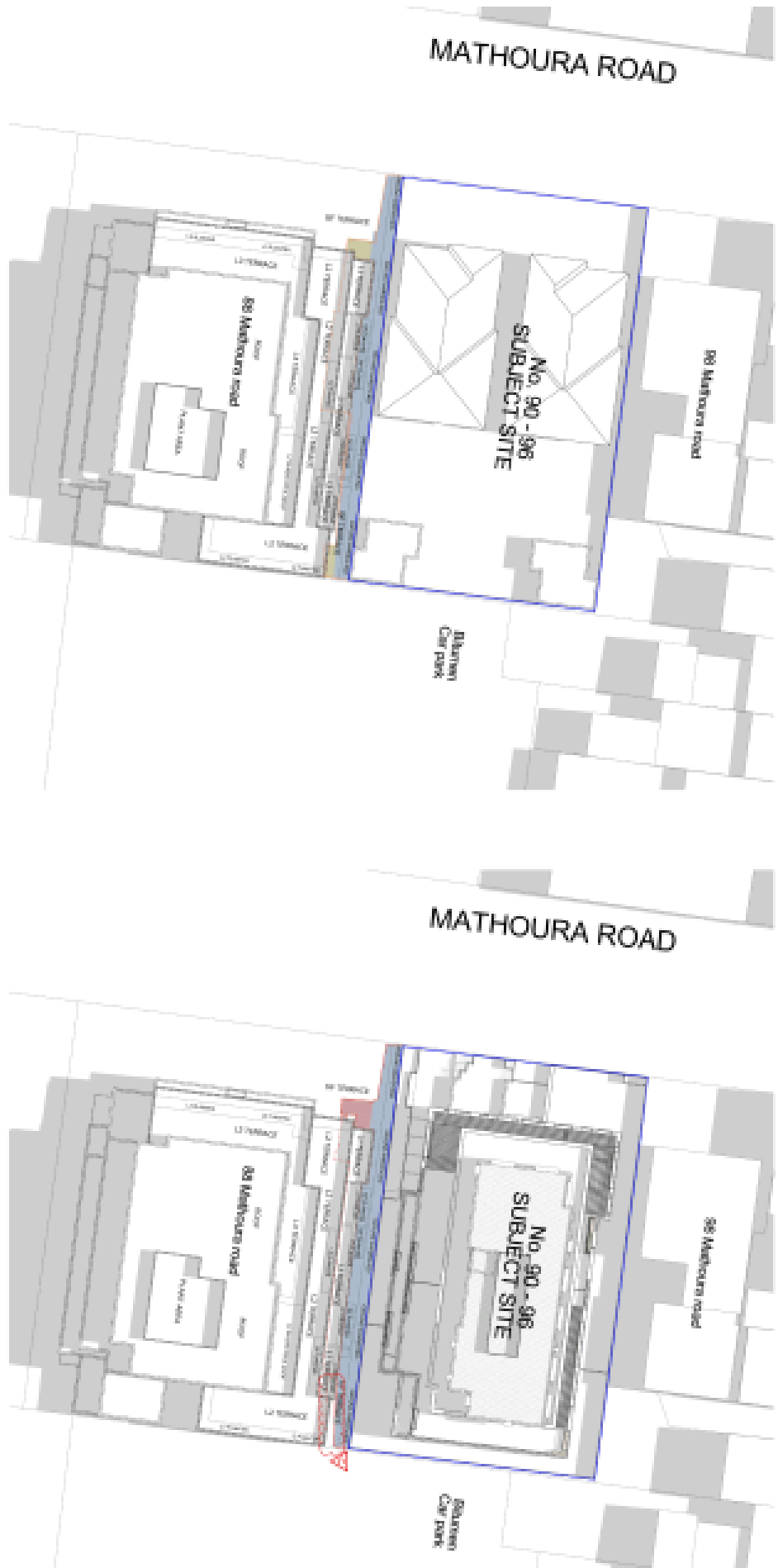
On the basis of drawings, photos and specifications provided, the Urban Design Centre has prepared this shadow study. The Urban Design Centre does not warrant the accuracy of the information provided. The Urban Design Centre is not responsible for any errors or omissions. The Urban Design Centre is not responsible for any consequences arising from the use of the information provided.

NO.	DATE	REVISIONS
1	20/08/2017	ISSUED FOR COMMENT
2	20/08/2017	REVISED FOR COMMENT
3	20/08/2017	REVISED FOR COMMENT
4	20/08/2017	REVISED FOR COMMENT
5	20/08/2017	REVISED FOR COMMENT
6	20/08/2017	REVISED FOR COMMENT
7	20/08/2017	REVISED FOR COMMENT
8	20/08/2017	REVISED FOR COMMENT
9	20/08/2017	REVISED FOR COMMENT
10	20/08/2017	REVISED FOR COMMENT

DATE: 20/08/2017  
 SCALE: 1:500 @ 11:00 AM  
 DRAWING NO: 02/17-01  
 SHEET NO: 1/1

**PROJECT:**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK  
**CLIENT:**  
 [REDACTED]

**DATE:** 20/08/2017  
**SCALE:** 1:500 @ 11:00 AM  
**DRAWING NO:** 02/17-01  
**SHEET NO:** 1/1



1 EXISTING SHADOW DIAGRAM 12PM  
Scale: 1:500 (Site: 1:500)

2 PROPOSED SHADOW DIAGRAM 12PM  
Scale: 1:500 (Site: 1:500)

**SHADOW LEGEND**

- PROPOSED SHADOWS
- EXISTING SHADOWS
- UNSHADDED AREA

**PROJECT INFORMATION**

PROJECT: PROPOSED RESIDENTIAL DEVELOPMENT 90-96 MATHOURA ROAD, TOORAK

DATE: 2024/07/11

SCALE: 1:500 (Site: 1:500)

REVISION: 01

**CLIENT** JUCE

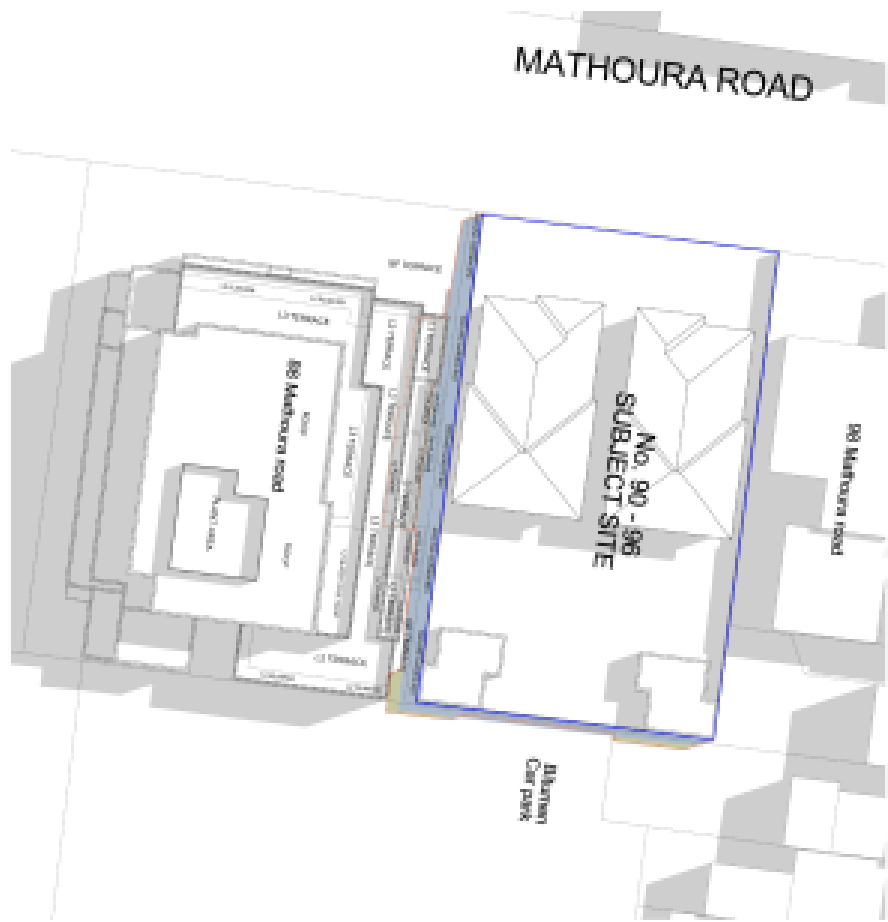
**DESIGNER** JUCE

**DATE** 2024/07/11

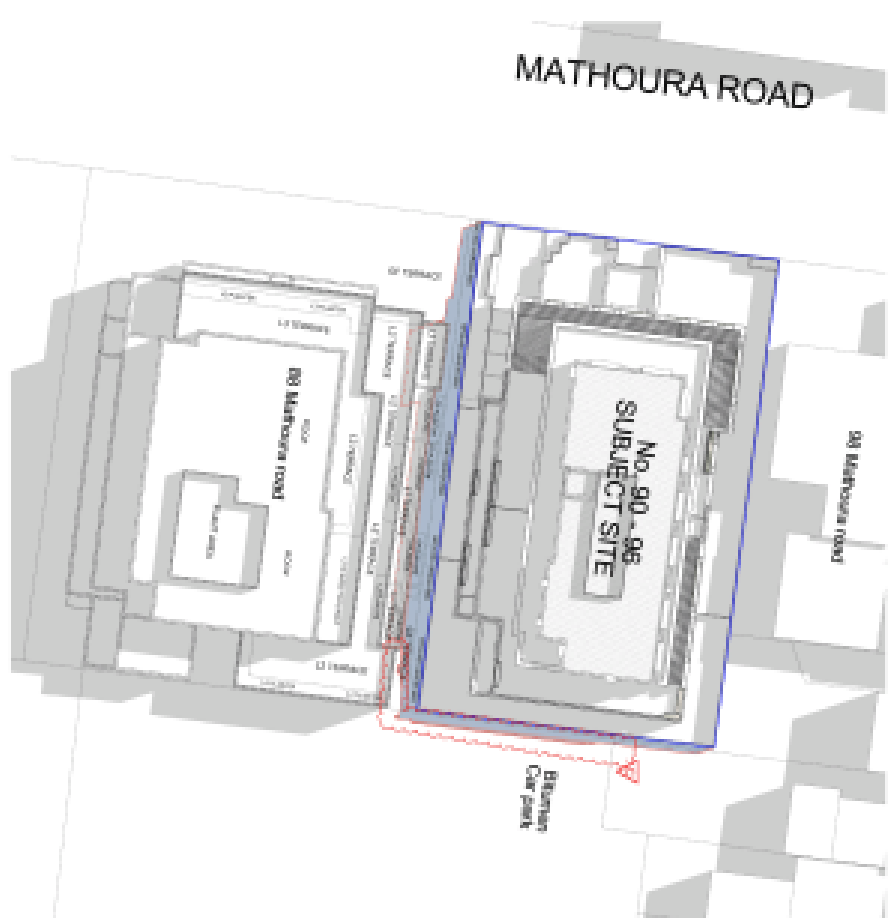
**PROJECT** PROPOSED RESIDENTIAL DEVELOPMENT 90-96 MATHOURA ROAD, TOORAK

**SCALE** 1:500 (Site: 1:500)

**REVISION** 01



1 EXISTING SHADOW DIAGRAM 1PM  
Scale: 1:100 (not to scale)



2 PROPOSED SHADOW DIAGRAM 1PM  
Scale: 1:100 (not to scale)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING BUILDING
- EXISTING LAND USE

**NUCE**  
NATIONAL UNIVERSITY OF CIVIL ENGINEERING

**DEVELOPMENT NAME**  
PROPOSED RESIDENTIAL DEVELOPMENT

**PROJECT LOCATION**  
90-96 MATHOURA ROAD, TOORAK

**DATE**  
2024.07

**SCALE**  
1:100 (not to scale)

**DESIGNER**  
NUCE

**PROJECT TITLE**  
PROPOSED RESIDENTIAL DEVELOPMENT

**SCALE**  
1:100 (not to scale)

**REVISION NO.**  
1

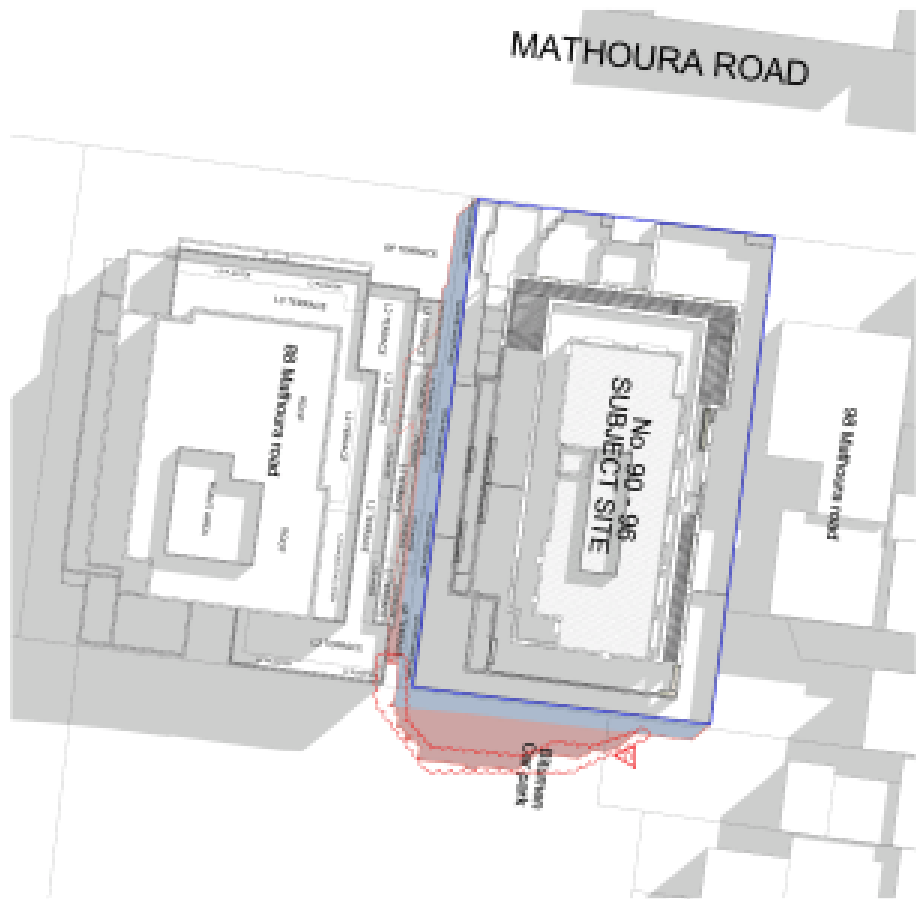
**NO. DATE REVISION**

1	2024.07	ISSUED FOR PERMIT
2	2024.07	REVISED PERMIT CONDITIONS
3	2024.07	REVISED PERMIT CONDITIONS
4	2024.07	REVISED PERMIT CONDITIONS
5	2024.07	REVISED PERMIT CONDITIONS
6	2024.07	REVISED PERMIT CONDITIONS
7	2024.07	REVISED PERMIT CONDITIONS
8	2024.07	REVISED PERMIT CONDITIONS
9	2024.07	REVISED PERMIT CONDITIONS
10	2024.07	REVISED PERMIT CONDITIONS

On the basis of the information provided, NUCE has prepared this diagram for the purpose of illustrating the proposed development and its shadow impact. NUCE does not warrant the accuracy or completeness of the information provided, nor does it accept any liability for any loss or damage arising from the use of this diagram. The diagram is provided for information only and is subject to approval by the relevant planning authority.



1 EXISTING SHADOW DIAGRAM 3PM  
SCALE 1:100 @ 1:1000000



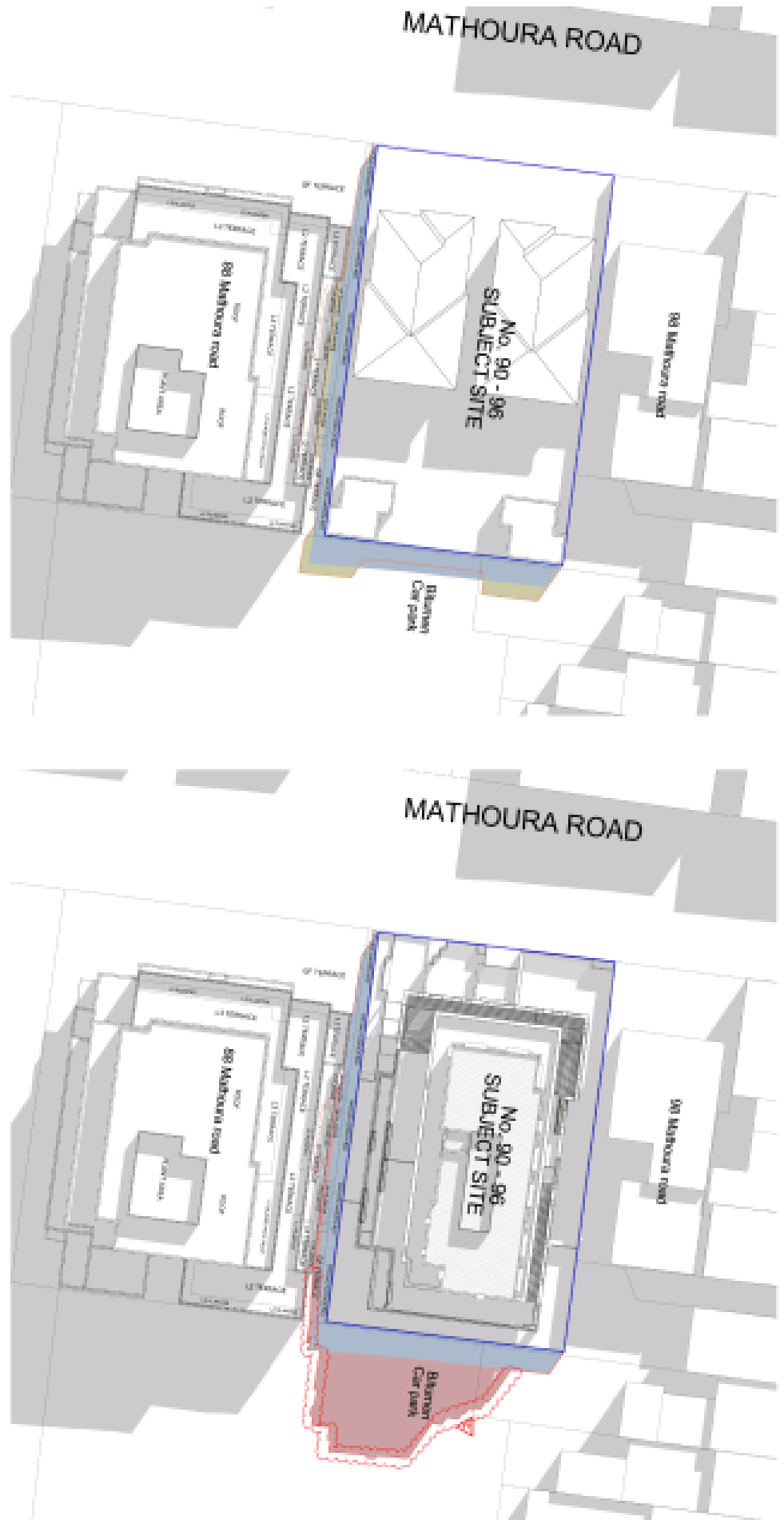
2 PROPOSED SHADOW DIAGRAM 3PM  
SCALE 1:100 @ 1:1000000

**SHADOW LEGEND**

- EXISTING SHADOW
- PROPOSED SHADOW
- EXISTING SHADOW
- PROPOSED SHADOW

<p><b>NICE</b> NATIONAL INSTITUTE FOR CIVIL ENGINEERING</p> <p><b>REGISTRATION</b> MEMBER REGISTERED CIVIL ENGINEER</p> <p><small>On the basis of drawings, reports and specifications prepared by you and in reliance upon the accuracy of the information you have provided to me, I have prepared the above drawings and specifications for you. I am not responsible for any errors or omissions in these drawings and specifications or for any consequences arising therefrom, whether or not caused by negligence on my part. My liability is limited to the amount of my fee for the services rendered by me.</small></p>	<p>NO. 90 - 96 MATHOURA ROAD</p> <p>NO. 90 - 96 MATHOURA ROAD</p>	<p>PROJECT</p> <p><b>PROPOSED RESIDENTIAL DEVELOPMENT</b> 90-96 MATHOURA ROAD, TOORAK</p> <p>DRAWING TITLE</p>	<p>DATE: 20/08/17</p> <p>SCALE: 1:100 @ 1:1000000</p> <p>REVISION NO:</p>
---	---	--	---





1 EXISTING SHADOW DIRECTION 3PM  
 SCALE: 1:500 (NOT TO SCALE)

2 PROPOSED SHADOW DIRECTION 3PM  
 SCALE: 1:500 (NOT TO SCALE)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING LAND USE

**NUCE**  
 NATIONAL UNIVERSITY OF CIVIL ENGINEERING

**DEVELOPER**  
 NAME: [REDACTED]  
 CONTACT: [REDACTED]

**DATE:** 2024/07/17  
**SCALE:** 1:500 (NOT TO SCALE)  
**REVISION:** 01

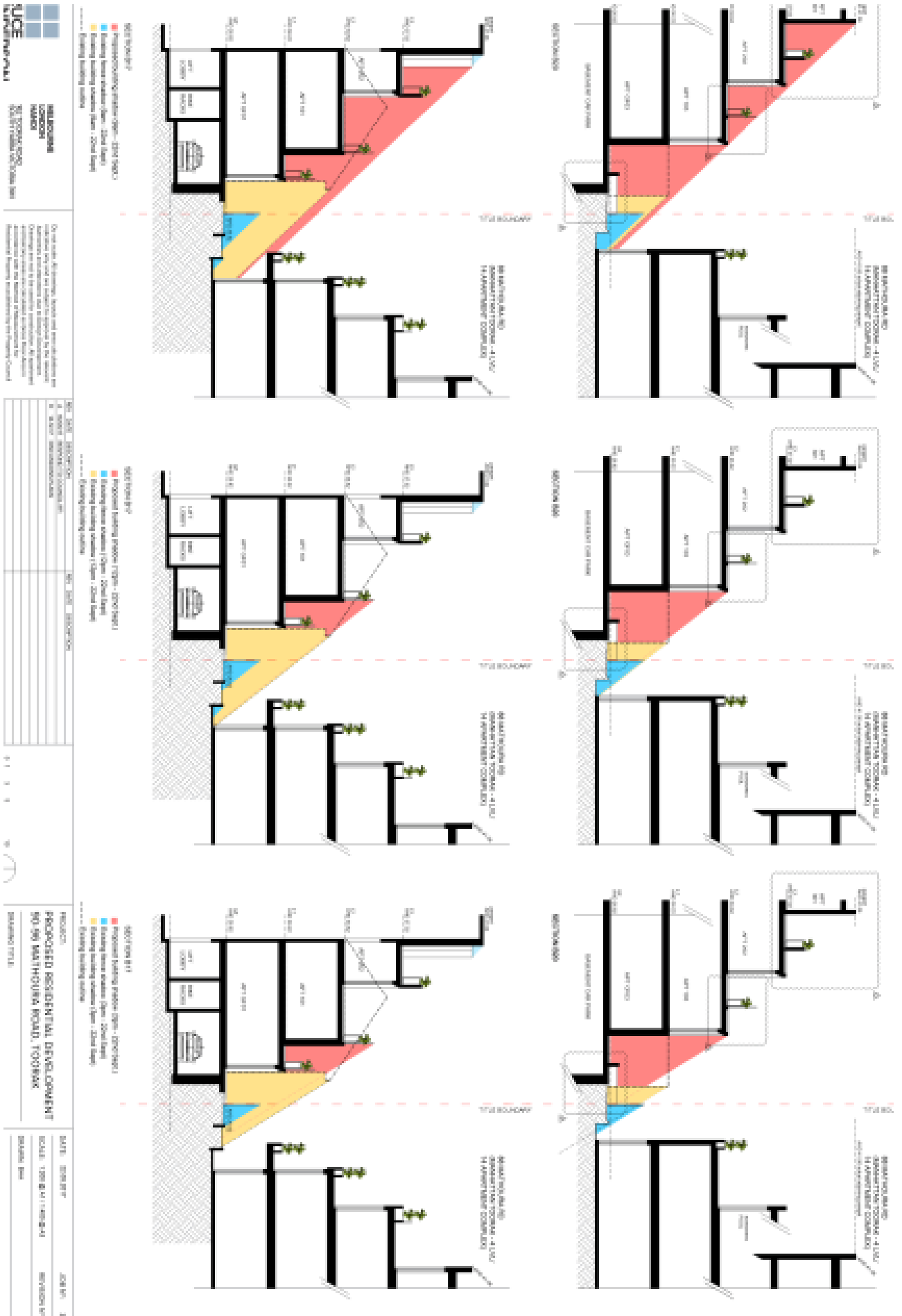
**PROJECT:**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 2024/07/17  
**SCALE:** 1:500 (NOT TO SCALE)  
**REVISION:** 01

**NOTES:**

1. SHADOW DIRECTION IS BASED ON THE SUN'S POSITION AT 3PM ON THE EQUINOX.

2. SHADOW DIRECTION IS BASED ON THE SUN'S POSITION AT 3PM ON THE EQUINOX.





P1 - Plain finish, colour charcoal



AP2 - Banded/stone finish, colour sandstone



SC1 - Banded/stone finish, colour sandstone



GL1 - Proposed glazing system, aluminum framing sections charcoal/powdercoat finish with clear glazing



FM - Plain membrane, colour charcoal



M2 - Proposed brick stone cladding to finished external walls



AC1 - Proposed powdercoated aluminium finish, colour charcoal



ST1 - Proposed powdercoated steel finish, feature fine and coarse, colour charcoal



GL2 - Proposed glazing system, aluminum framing sections charcoal/powdercoat finish with dark grey glazing



**WILSONBROS**  
 ARCHITECTS  
 251/253 MATHOURA ROAD  
 TOORAK VIC 3142

On the site of the proposed development, the applicant has provided a range of options for the external wall finishes. The applicant is seeking approval for the proposed finishes. The applicant is seeking approval for the proposed finishes. The applicant is seeking approval for the proposed finishes.

NO.	DESCRIPTION	NO.	DESCRIPTION
1	PROPOSED GLAZING SYSTEM, ALUMINUM FRAMING SECTIONS CHARCOAL/POWDERCOAT FINISH WITH CLEAR GLAZING	1	PROPOSED GLAZING SYSTEM, ALUMINUM FRAMING SECTIONS CHARCOAL/POWDERCOAT FINISH WITH CLEAR GLAZING
2	PROPOSED GLAZING SYSTEM, ALUMINUM FRAMING SECTIONS CHARCOAL/POWDERCOAT FINISH WITH DARK GREY GLAZING	2	PROPOSED GLAZING SYSTEM, ALUMINUM FRAMING SECTIONS CHARCOAL/POWDERCOAT FINISH WITH DARK GREY GLAZING
3	PLAIN FINISH, COLOUR CHARCOAL	3	PLAIN FINISH, COLOUR CHARCOAL
4	BANDED/STONE FINISH, COLOUR SANDSTONE	4	BANDED/STONE FINISH, COLOUR SANDSTONE
5	BANDED/STONE FINISH, COLOUR SANDSTONE	5	BANDED/STONE FINISH, COLOUR SANDSTONE
6	BRICK STONE CLADDING TO FINISHED EXTERNAL WALLS	6	BRICK STONE CLADDING TO FINISHED EXTERNAL WALLS
7	POWDERCOATED ALUMINUM FINISH, COLOUR CHARCOAL	7	POWDERCOATED ALUMINUM FINISH, COLOUR CHARCOAL
8	POWDERCOATED STEEL FINISH, FEATURE FINE AND COARSE, COLOUR CHARCOAL	8	POWDERCOATED STEEL FINISH, FEATURE FINE AND COARSE, COLOUR CHARCOAL
9	PLAIN MEMBRANE, COLOUR CHARCOAL	9	PLAIN MEMBRANE, COLOUR CHARCOAL

PROJECT  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK  
 (SHALING) T118

DATE: 2024-11-15  
 SCALE: 1:100  
 DRAWN BY: JWB  
 CHECKED BY: JWB

# DISCUSSION PLANS

COUNCIL DATE STAMPED 19 December 2017



**REGISTRATION NUMBER**  
**REGISTERED ARCHITECT**  
**REGISTERED PLANNING**  
**REGISTERED CIVIL ENGINEER**

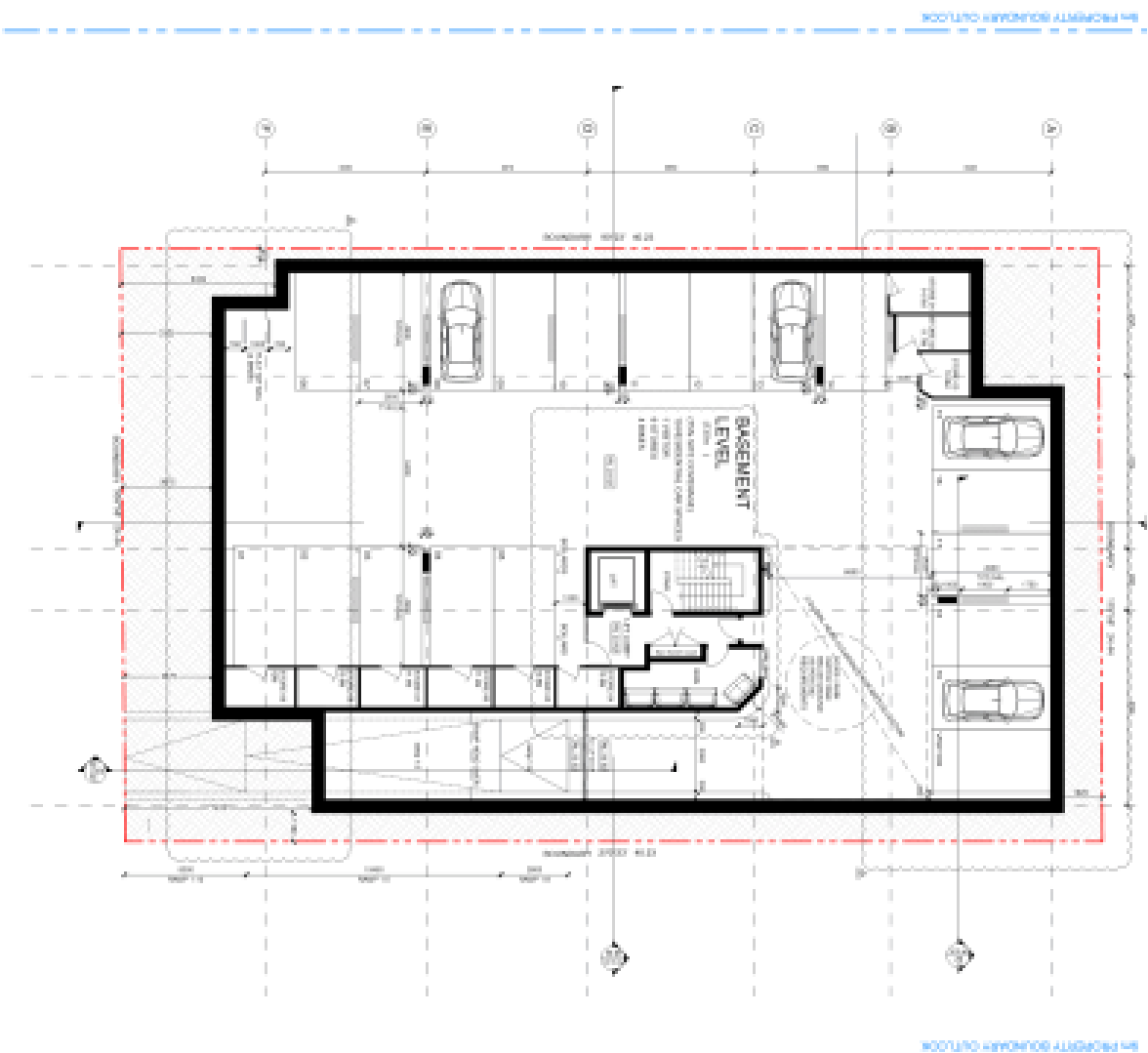
On the basis of drawings, reports and specifications prepared by and on behalf of the client, the architect and planning consultant have prepared this plan to the best of their knowledge and belief, and in accordance with the provisions of the Building Act 2011 and the Building Regulations 2012. The architect and planning consultant do not accept any liability for any loss or damage, whether direct or indirect, arising from the use of this plan.

NO. 101 - SECTION A-A	NO. 102 - SECTION B-B
NO. 103 - SECTION C-C	NO. 104 - SECTION D-D
NO. 105 - SECTION E-E	NO. 106 - SECTION F-F
NO. 107 - SECTION G-G	NO. 108 - SECTION H-H
NO. 109 - SECTION I-I	NO. 110 - SECTION J-J
NO. 111 - SECTION K-K	NO. 112 - SECTION L-L
NO. 113 - SECTION M-M	NO. 114 - SECTION N-N
NO. 115 - SECTION O-O	NO. 116 - SECTION P-P
NO. 117 - SECTION Q-Q	NO. 118 - SECTION R-R
NO. 119 - SECTION S-S	NO. 120 - SECTION T-T
NO. 121 - SECTION U-U	NO. 122 - SECTION V-V
NO. 123 - SECTION W-W	NO. 124 - SECTION X-X
NO. 125 - SECTION Y-Y	NO. 126 - SECTION Z-Z



**PROJECT**  
**PROPOSED RESIDENTIAL DEVELOPMENT**  
**90-96 MATHOURA ROAD, TOORAK**

**DATE:** 04.04.2023  
**SCALE:** 1:50 (B & L) 1:20 (A & J)  
**REVISION NO:**  
**REVISION BY:**



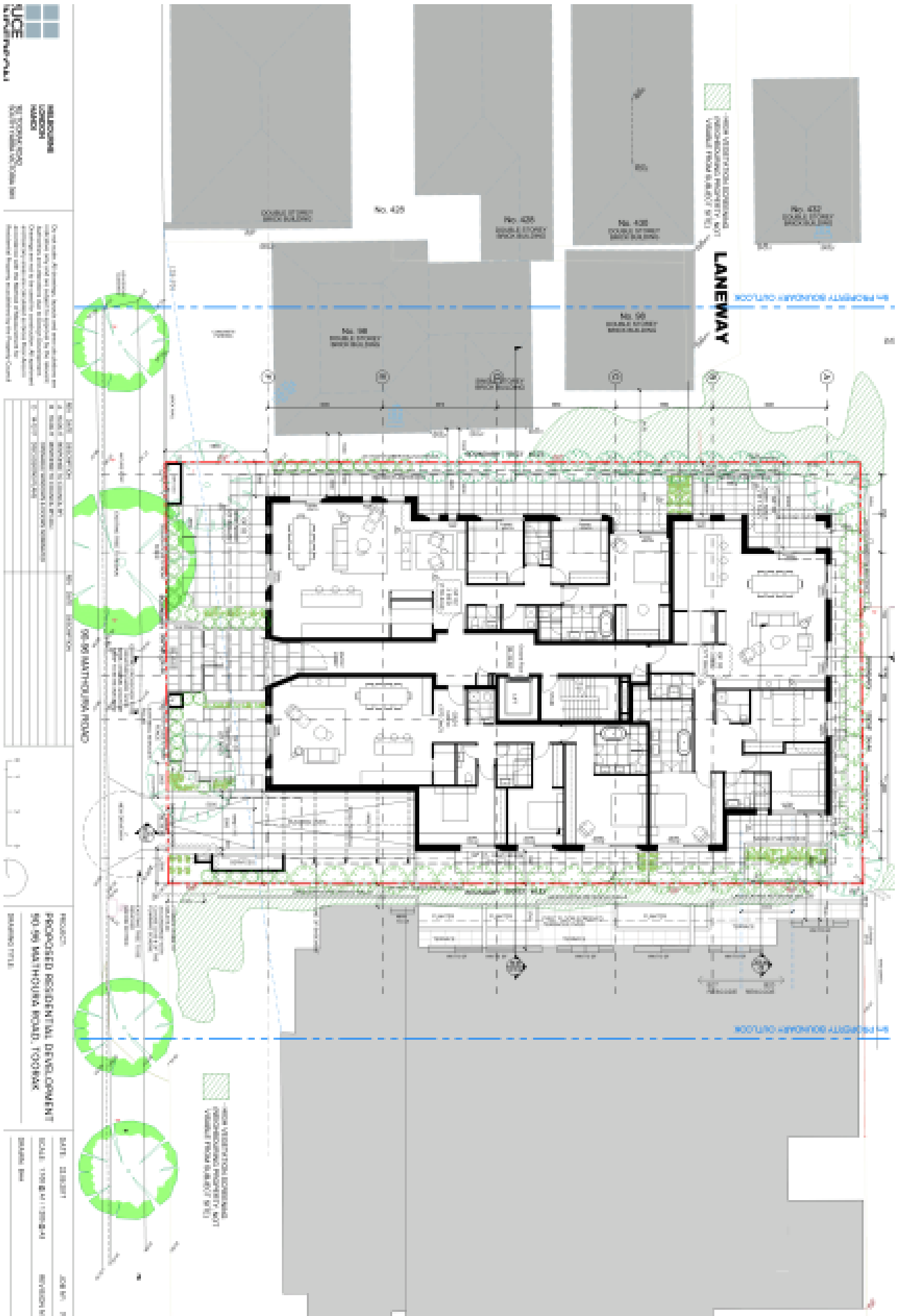
LEVEL	CONCRETE	FINISHES	RAIL	STAIRS	MECHANICAL
BASEMENT	1	1	1	1	1
FIRST FLOOR	1	1	1	1	1
SECOND FLOOR	1	1	1	1	1
THIRD FLOOR	1	1	1	1	1
ROOF	1	1	1	1	1

LEVEL	CONCRETE	FINISHES	RAIL	STAIRS	MECHANICAL
BASEMENT	1	1	1	1	1
FIRST FLOOR	1	1	1	1	1
SECOND FLOOR	1	1	1	1	1
THIRD FLOOR	1	1	1	1	1
ROOF	1	1	1	1	1

LEVEL	CONCRETE	FINISHES	RAIL	STAIRS	MECHANICAL
BASEMENT	1	1	1	1	1
FIRST FLOOR	1	1	1	1	1
SECOND FLOOR	1	1	1	1	1
THIRD FLOOR	1	1	1	1	1
ROOF	1	1	1	1	1





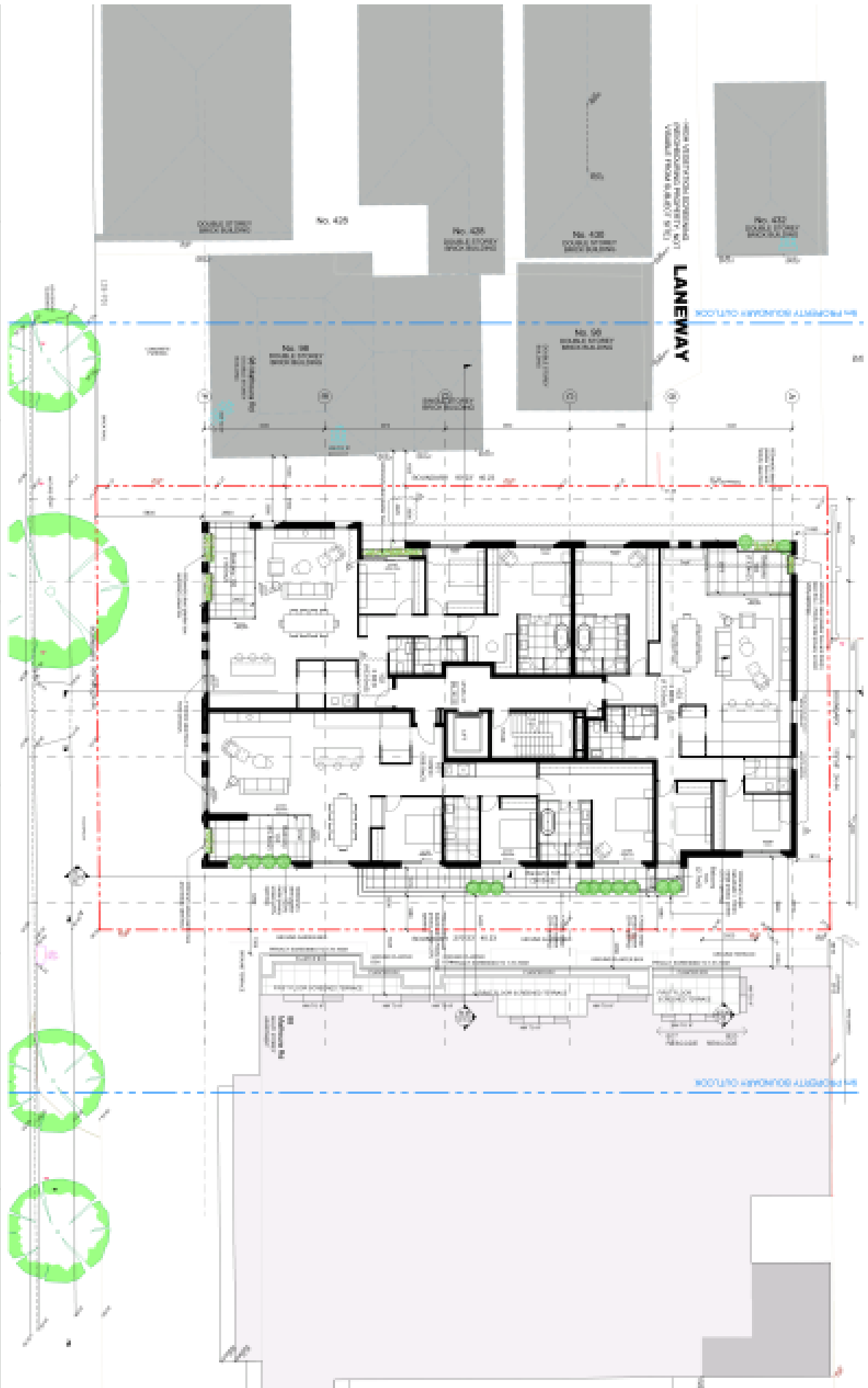
**JUCE CONSULTANTS**  
 246-17-90-96 MATHOURA ROAD TOORAK  
 246-17-90-96 MATHOURA ROAD TOORAK

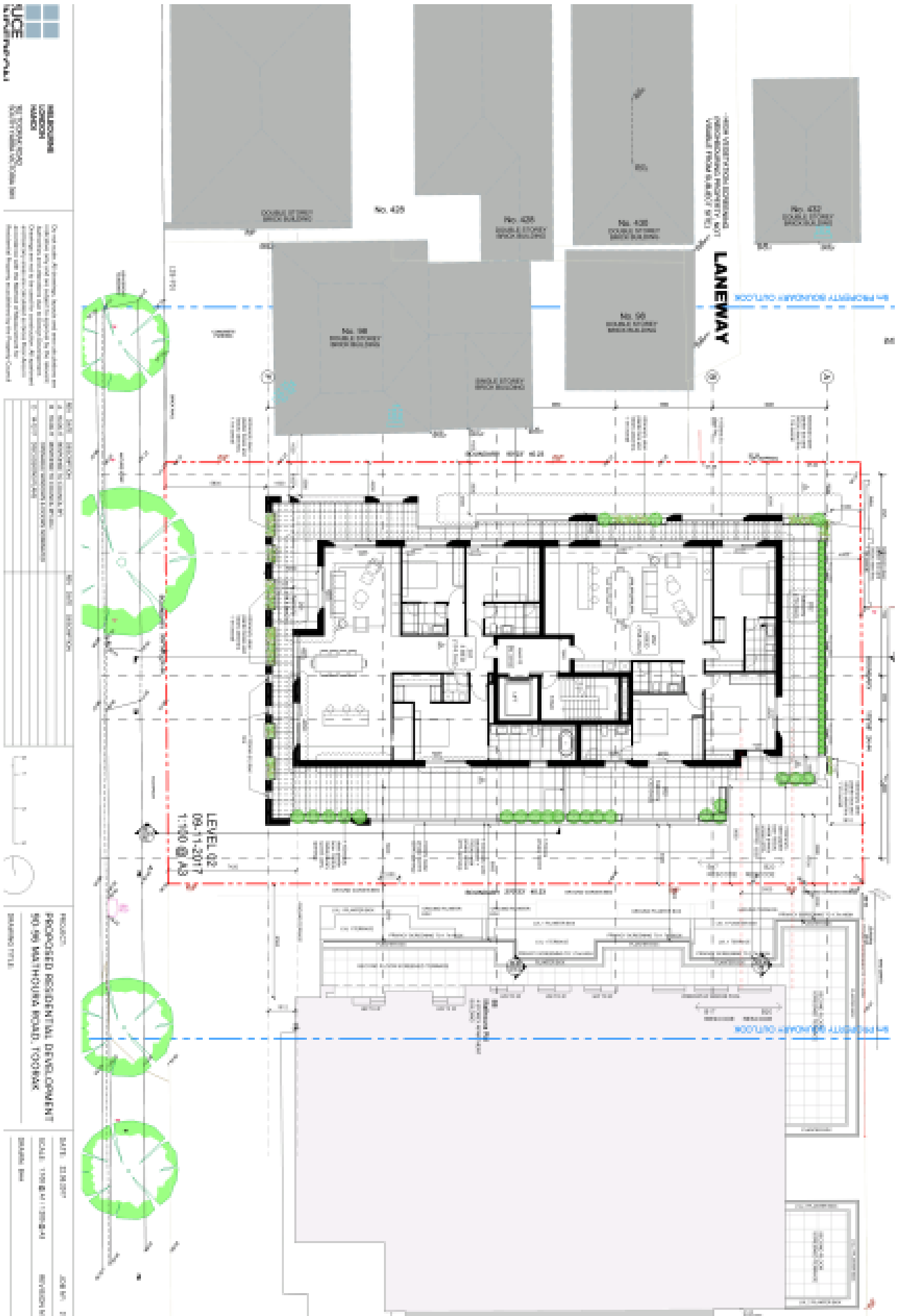
On the basis of drawings, reports and specifications for this project, the undersigned certifies that the information contained in this plan is true and correct and that the same conform to the requirements of the relevant legislation and that the same are in accordance with the requirements of the relevant legislation.

NO.	SECTION	DATE
1	PROPOSED RESIDENTIAL DEVELOPMENT	17/08/2024
2	REVISION	
3	REVISION	
4	REVISION	
5	REVISION	
6	REVISION	
7	REVISION	
8	REVISION	
9	REVISION	
10	REVISION	

**PROJECT:**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 17/08/2024  
**SCALE:** 1:50 (A4) 1:100 (A3)  
**REVISION NO:**  
**REVISION BY:**





**NUCE**  
 ARCHITECTURAL  
 111/113 MATHOURA ROAD  
 TOORAK VIC 3142  
 TEL: 03 9594 1111  
 WWW.NUCEARCHITECTURAL.COM.AU

On the date of drawing, plans and specifications are complete and are subject to approval by the relevant authorities. The client is responsible for ensuring that the plans and specifications are approved by the relevant authorities. The client is responsible for ensuring that the plans and specifications are approved by the relevant authorities.

NO.	SECTION	DATE
1	LEVEL 02	09-11-2017
2	LEVEL 01	09-11-2017
3	LEVEL 03	09-11-2017
4	LEVEL 04	09-11-2017
5	LEVEL 05	09-11-2017
6	LEVEL 06	09-11-2017
7	LEVEL 07	09-11-2017
8	LEVEL 08	09-11-2017
9	LEVEL 09	09-11-2017
10	LEVEL 10	09-11-2017

**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 22/08/2017  
**SCALE:** 1:50 (A4) 1:100 (A3)  
**REVISIONS:**  
 REVISION NO. 1  
 REVISION DATE





**JUCE CONSULTANTS**  
 CONSULTANTS  
 251/253 MATHOURA ROAD  
 TOORAK VIC 3142

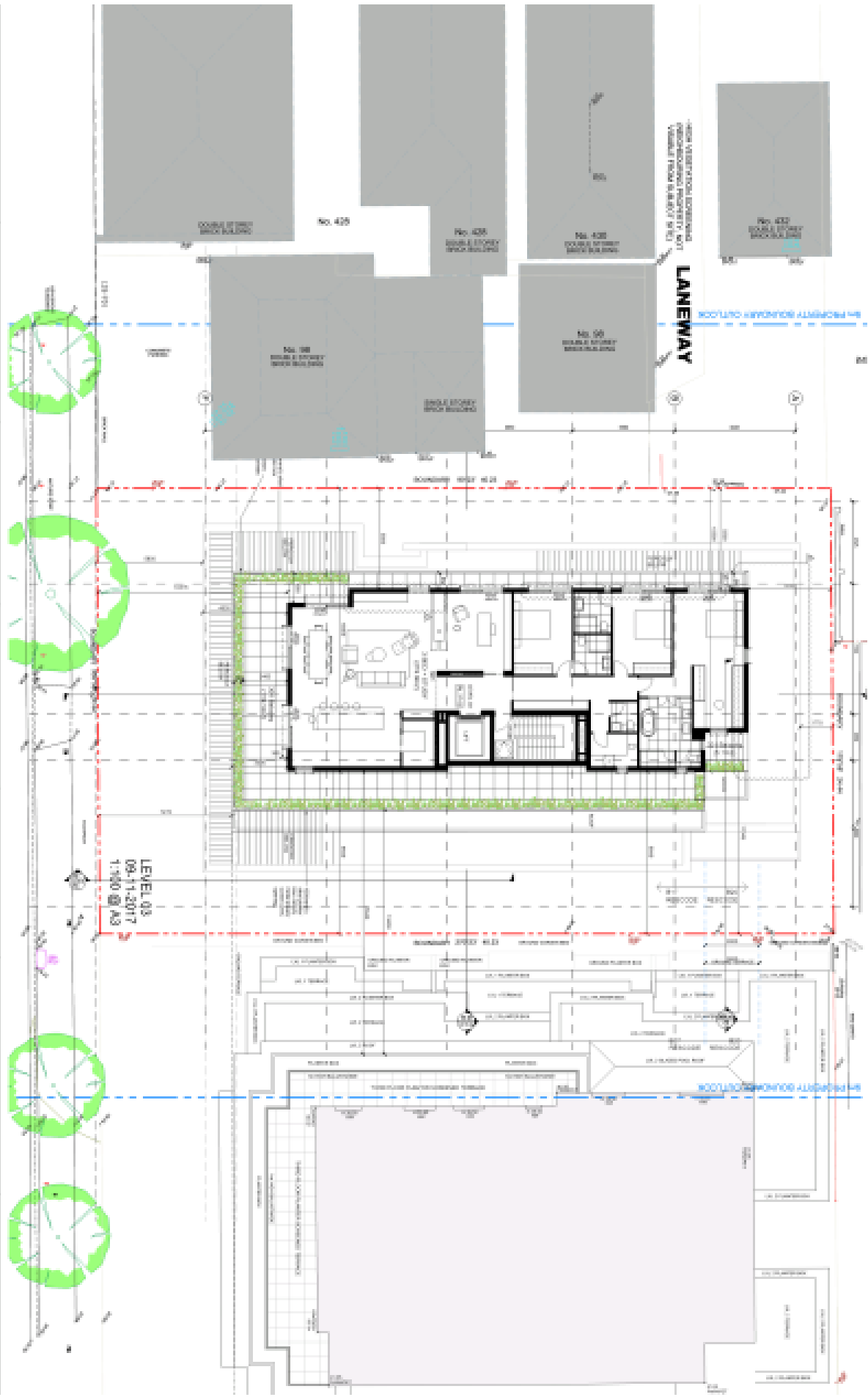
On the basis of drawings, reports and specifications for this project, JUCE CONSULTANTS has prepared this plan for the purpose of providing information and for use in connection with the proposed development. It is not intended to be used for any other purpose without the written consent of JUCE CONSULTANTS.

NO.	SECTION	NO.	SECTION
1	SECTION 1	16	SECTION 16
2	SECTION 2	17	SECTION 17
3	SECTION 3	18	SECTION 18
4	SECTION 4	19	SECTION 19
5	SECTION 5	20	SECTION 20
6	SECTION 6	21	SECTION 21
7	SECTION 7	22	SECTION 22
8	SECTION 8	23	SECTION 23
9	SECTION 9	24	SECTION 24
10	SECTION 10	25	SECTION 25
11	SECTION 11	26	SECTION 26
12	SECTION 12	27	SECTION 27
13	SECTION 13	28	SECTION 28
14	SECTION 14	29	SECTION 29
15	SECTION 15	30	SECTION 30



**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 22/01/17  
**SCALE:** 1:500 @ A1 (1:200 @ A4)  
**REVISION NO:**  
**REVISION BY:**





**JUCE CONSULTANTS**  
 10/1100 MATHOURA ROAD  
 TOORAK VIC 3142  
 TEL: 03 9594 1100  
 WWW.JUCECONSULTANTS.COM.AU

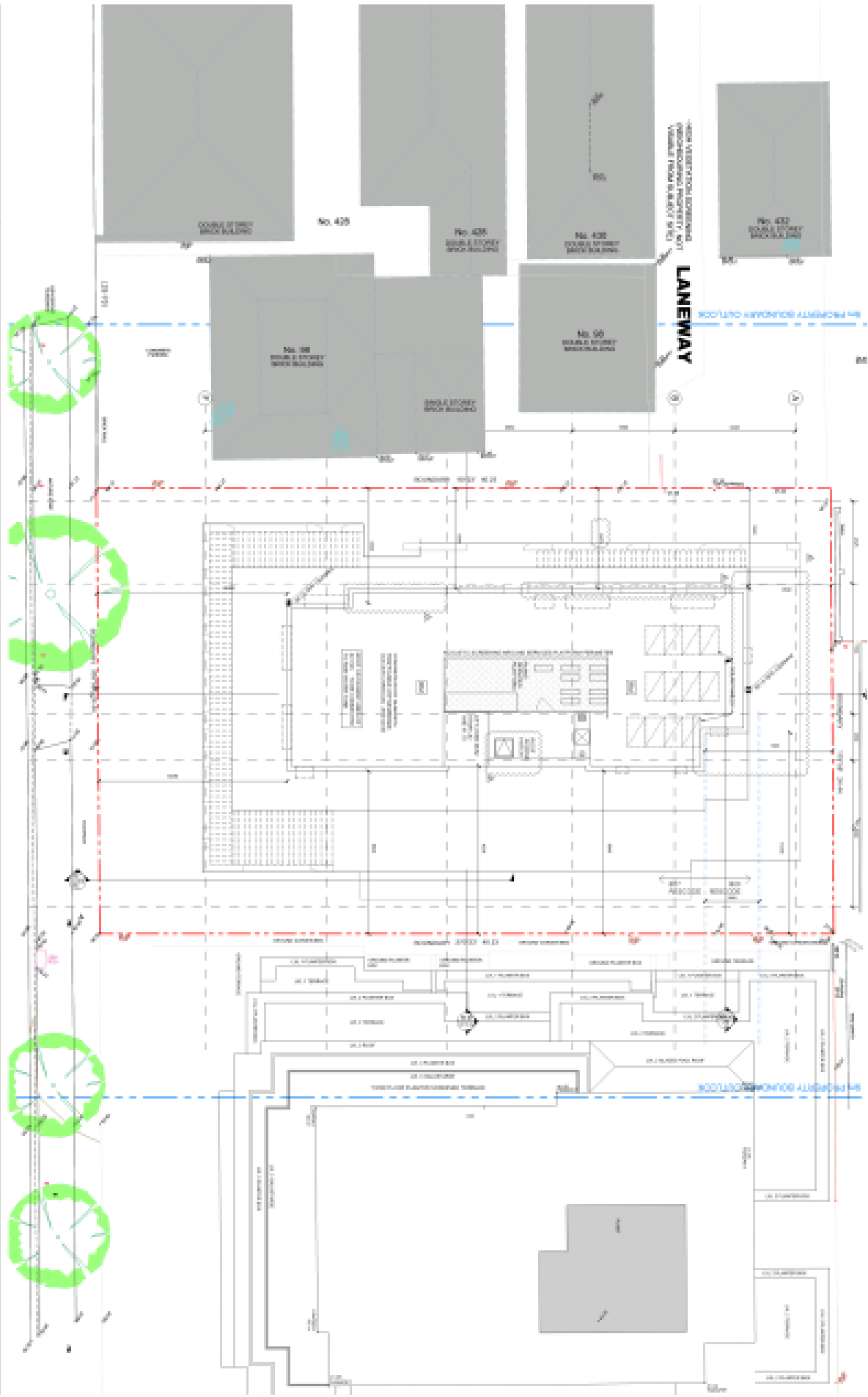
On the basis of drawings, reports and specifications for this project, JUCE CONSULTANTS has prepared this plan for the purpose of providing information and for use in connection with the proposed development. It is not intended to constitute a contract and does not constitute a guarantee, warranty or representation of any kind. The client is advised to seek professional advice in connection with the proposed development.

NO.	SECTION	DATE
1	PROPOSED DEVELOPMENT	10/11/2017
2	REVISIONS	
3	REVISIONS	
4	REVISIONS	
5	REVISIONS	
6	REVISIONS	
7	REVISIONS	
8	REVISIONS	
9	REVISIONS	
10	REVISIONS	



**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 22/01/17  
**SCALE:** 1:500 & 1:1000/4:1  
**REVISION NO:**  
**REVISION BY:**



- CREDIT SYMBOLS**
- 101 100% FINISHED
  - 102 90% FINISHED
  - 103 80% FINISHED
  - 104 70% FINISHED
  - 105 60% FINISHED
  - 106 50% FINISHED
  - 107 40% FINISHED
  - 108 30% FINISHED
  - 109 20% FINISHED
  - 110 10% FINISHED
  - 111 UNFINISHED



North Elevation



South Elevation



**JUCE INTERNATIONAL**  
 251 TONKIN ROAD  
 MELBOURNE VIC 3008  
 TEL: 03 9412 1234  
 WWW.JUCEINTERNATIONAL.COM

Our clients' satisfaction is our primary concern. We provide a professional and efficient service, ensuring that all projects are completed on time and within budget. We are committed to providing the highest quality of service and support to our clients.

NO. 101	100% FINISHED	NO. 102	90% FINISHED
NO. 102	90% FINISHED	NO. 103	80% FINISHED
NO. 103	80% FINISHED	NO. 104	70% FINISHED
NO. 104	70% FINISHED	NO. 105	60% FINISHED
NO. 105	60% FINISHED	NO. 106	50% FINISHED
NO. 106	50% FINISHED	NO. 107	40% FINISHED
NO. 107	40% FINISHED	NO. 108	30% FINISHED
NO. 108	30% FINISHED	NO. 109	20% FINISHED
NO. 109	20% FINISHED	NO. 110	10% FINISHED
NO. 110	10% FINISHED	NO. 111	UNFINISHED

**PROJECT**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE:** 28/08/2024  
**SCALE:** 1/8" = 1'-0" (25:1)  
**DATE:** 28/08/2024  
**SCALE:** 1/8" = 1'-0" (25:1)  
**REVISION:** N/A

**GENERAL NOTES**

1. THIS DRAWING IS A PRELIMINARY DESIGN AND IS SUBJECT TO CHANGE WITHOUT NOTICE.
2. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED.
3. THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS.
4. THE DESIGNER IS NOT RESPONSIBLE FOR THE ACCURACY OF ANY INFORMATION PROVIDED BY THE CLIENT.
5. THE DESIGNER IS NOT RESPONSIBLE FOR THE CONSTRUCTION OF ANY STRUCTURES OR SERVICES SHOWN ON THIS DRAWING.
6. THE DESIGNER IS NOT RESPONSIBLE FOR THE PERFORMANCE OF ANY SERVICES SHOWN ON THIS DRAWING.
7. THE DESIGNER IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY SERVICES SHOWN ON THIS DRAWING.
8. THE DESIGNER IS NOT RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES SHOWN ON THIS DRAWING.
9. THE DESIGNER IS NOT RESPONSIBLE FOR THE REMOVAL OF ANY SERVICES SHOWN ON THIS DRAWING.
10. THE DESIGNER IS NOT RESPONSIBLE FOR THE DISPOSAL OF ANY SERVICES SHOWN ON THIS DRAWING.

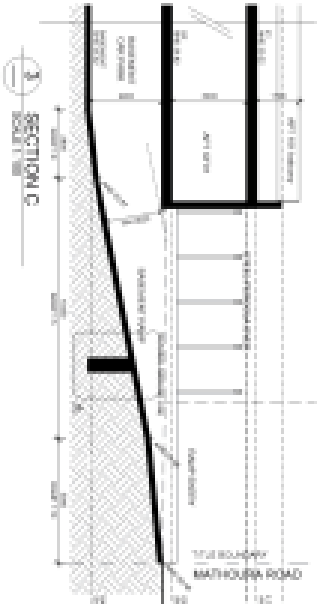
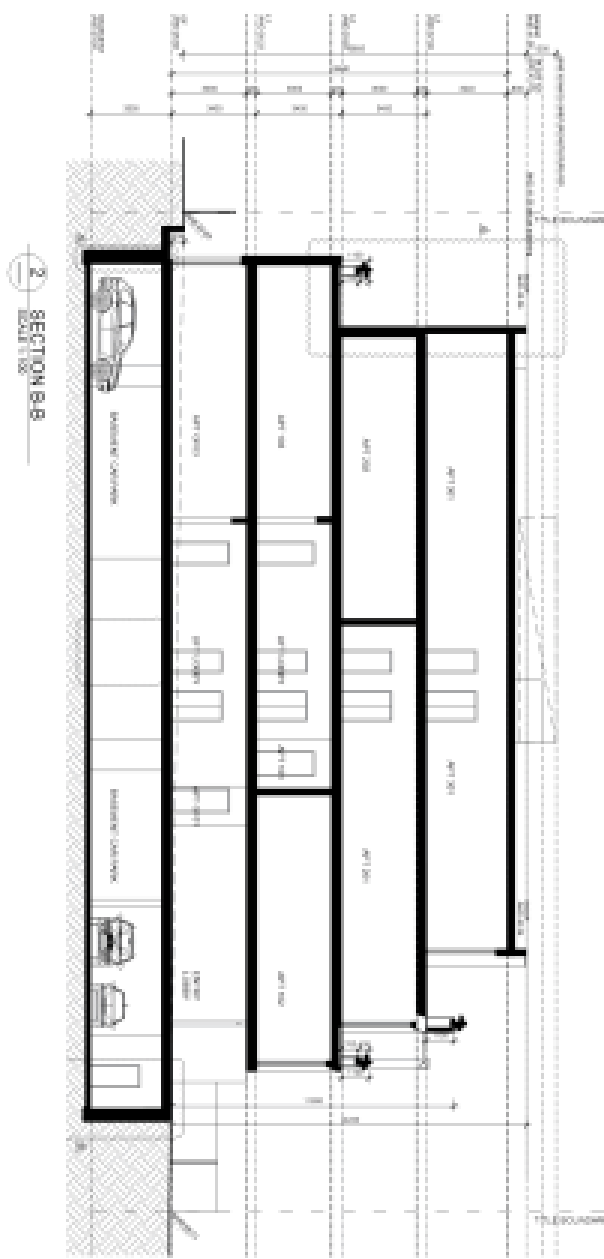
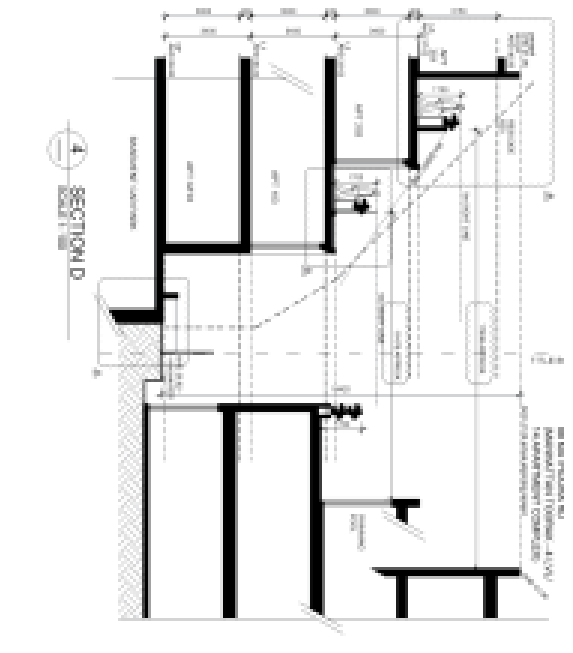
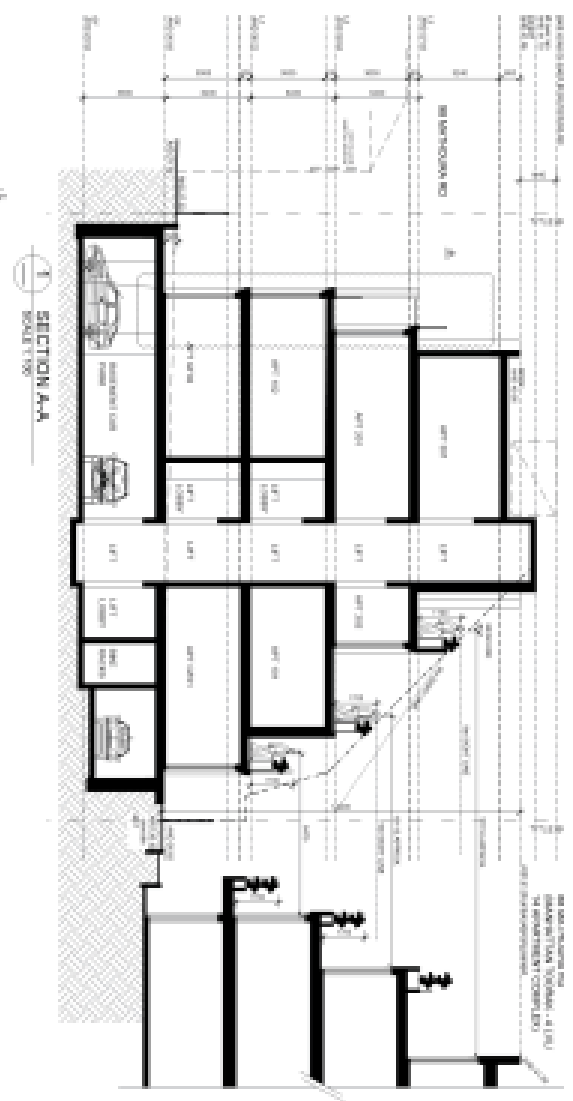


West elevation



East Elevation

<p><b>JUCE INTERNATIONAL</b></p> <p>111 TOTTENHAM ROAD MELBOURNE VIC 3060</p>	<p><b>RESOURCES</b></p> <p>NAME: [REDACTED]</p> <p>DATE: [REDACTED]</p>	<p>On the date of drawing, the design was approved by the client and the design was prepared by the designer. The designer is not responsible for the construction of any structures or services shown on this drawing. The designer is not responsible for the performance of any services shown on this drawing. The designer is not responsible for the maintenance of any services shown on this drawing. The designer is not responsible for the repair or replacement of any services shown on this drawing. The designer is not responsible for the disposal of any services shown on this drawing.</p>	
	<p>NO. 101_102_103_104_105_106_107_108_109_110_111_112_113_114_115_116_117_118_119_120_121_122_123_124_125_126_127_128_129_130_131_132_133_134_135_136_137_138_139_140_141_142_143_144_145_146_147_148_149_150_151_152_153_154_155_156_157_158_159_160_161_162_163_164_165_166_167_168_169_170_171_172_173_174_175_176_177_178_179_180_181_182_183_184_185_186_187_188_189_190_191_192_193_194_195_196_197_198_199_200_201_202_203_204_205_206_207_208_209_210_211_212_213_214_215_216_217_218_219_220_221_222_223_224_225_226_227_228_229_230_231_232_233_234_235_236_237_238_239_240_241_242_243_244_245_246_247_248_249_250_251_252_253_254_255_256_257_258_259_260_261_262_263_264_265_266_267_268_269_270_271_272_273_274_275_276_277_278_279_280_281_282_283_284_285_286_287_288_289_290_291_292_293_294_295_296_297_298_299_300_301_302_303_304_305_306_307_308_309_310_311_312_313_314_315_316_317_318_319_320_321_322_323_324_325_326_327_328_329_330_331_332_333_334_335_336_337_338_339_340_341_342_343_344_345_346_347_348_349_350_351_352_353_354_355_356_357_358_359_360_361_362_363_364_365_366_367_368_369_370_371_372_373_374_375_376_377_378_379_380_381_382_383_384_385_386_387_388_389_390_391_392_393_394_395_396_397_398_399_400_401_402_403_404_405_406_407_408_409_410_411_412_413_414_415_416_417_418_419_420_421_422_423_424_425_426_427_428_429_430_431_432_433_434_435_436_437_438_439_440_441_442_443_444_445_446_447_448_449_450_451_452_453_454_455_456_457_458_459_460_461_462_463_464_465_466_467_468_469_470_471_472_473_474_475_476_477_478_479_480_481_482_483_484_485_486_487_488_489_490_491_492_493_494_495_496_497_498_499_500_501_502_503_504_505_506_507_508_509_510_511_512_513_514_515_516_517_518_519_520_521_522_523_524_525_526_527_528_529_530_531_532_533_534_535_536_537_538_539_540_541_542_543_544_545_546_547_548_549_550_551_552_553_554_555_556_557_558_559_560_561_562_563_564_565_566_567_568_569_570_571_572_573_574_575_576_577_578_579_580_581_582_583_584_585_586_587_588_589_590_591_592_593_594_595_596_597_598_599_600_601_602_603_604_605_606_607_608_609_610_611_612_613_614_615_616_617_618_619_620_621_622_623_624_625_626_627_628_629_630_631_632_633_634_635_636_637_638_639_640_641_642_643_644_645_646_647_648_649_650_651_652_653_654_655_656_657_658_659_660_661_662_663_664_665_666_667_668_669_670_671_672_673_674_675_676_677_678_679_680_681_682_683_684_685_686_687_688_689_690_691_692_693_694_695_696_697_698_699_700_701_702_703_704_705_706_707_708_709_710_711_712_713_714_715_716_717_718_719_720_721_722_723_724_725_726_727_728_729_730_731_732_733_734_735_736_737_738_739_740_741_742_743_744_745_746_747_748_749_750_751_752_753_754_755_756_757_758_759_760_761_762_763_764_765_766_767_768_769_770_771_772_773_774_775_776_777_778_779_780_781_782_783_784_785_786_787_788_789_790_791_792_793_794_795_796_797_798_799_800_801_802_803_804_805_806_807_808_809_810_811_812_813_814_815_816_817_818_819_820_821_822_823_824_825_826_827_828_829_830_831_832_833_834_835_836_837_838_839_840_841_842_843_844_845_846_847_848_849_850_851_852_853_854_855_856_857_858_859_860_861_862_863_864_865_866_867_868_869_870_871_872_873_874_875_876_877_878_879_880_881_882_883_884_885_886_887_888_889_890_891_892_893_894_895_896_897_898_899_900_901_902_903_904_905_906_907_908_909_910_911_912_913_914_915_916_917_918_919_920_921_922_923_924_925_926_927_928_929_930_931_932_933_934_935_936_937_938_939_940_941_942_943_944_945_946_947_948_949_950_951_952_953_954_955_956_957_958_959_960_961_962_963_964_965_966_967_968_969_970_971_972_973_974_975_976_977_978_979_980_981_982_983_984_985_986_987_988_989_990_991_992_993_994_995_996_997_998_999_1000</p>	<p>PROJECT:</p> <p>PROPOSED RESIDENTIAL DEVELOPMENT</p> <p>90-96 MATHOURA ROAD, TOORAK</p>	<p>DATE: 04/04/2024</p> <p>SCALE: 1/50 &amp; 1/100 &amp; 1/200</p> <p>DRAWING TITLE:</p>



**SCALE**

SECTION A-A 1:100

SECTION B-B 1:100

SECTION C 1:100

SECTION D 1:100

**PROJECT**

PROPOSED RESIDENTIAL DEVELOPMENT

90-96 MATHOURA ROAD, TOORAK

**DATE**

SCALE 1:100 B & 1:100 A-D

**REVISIONS**

NO.

DATE

DESCRIPTION

**CLIENT**

MR. & MRS. J. & K. SMITH

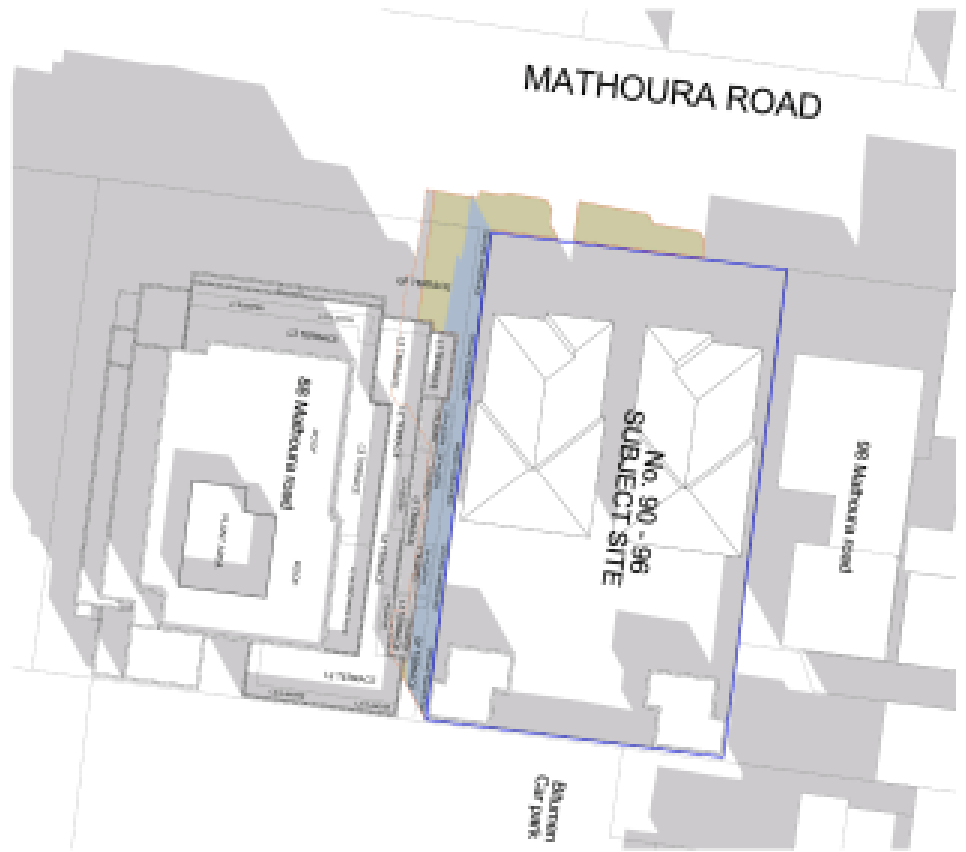
**ARCHITECT**

ABC ARCHITECTS PTY LTD

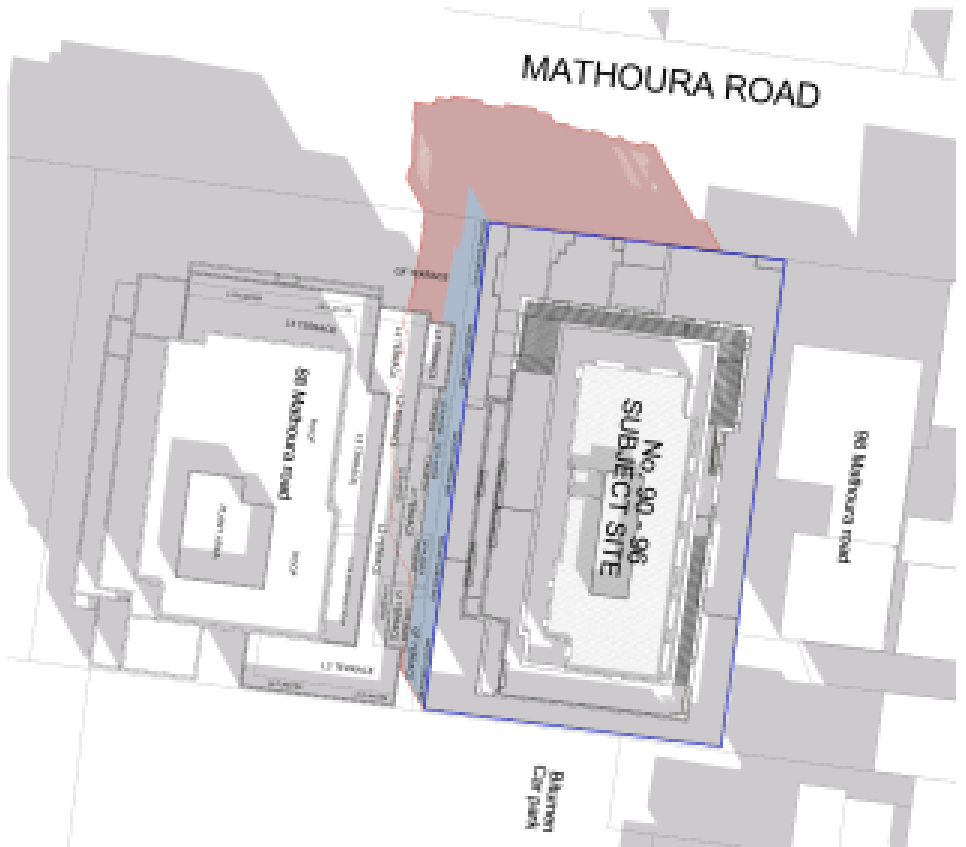
123 MAIN STREET, MELBOURNE VIC 3000

**DATE**

15/08/2024



1 EXISTING SHADOW DIAGRAM SHW  
SCALE: 1:200 @ A1 (1:100 @ A0)



2 PROPOSED SHADOW DIAGRAM SHW  
SCALE: 1:200 @ A1 (1:100 @ A0)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING BUILDING SHW

**NUCE**  
NATIONAL UNIVERSITY OF CONSTRUCTION ENGINEERING

**REGISTRATION NUMBER**  
1234567890

**PROJECT TITLE**  
PROPOSED RESIDENTIAL DEVELOPMENT

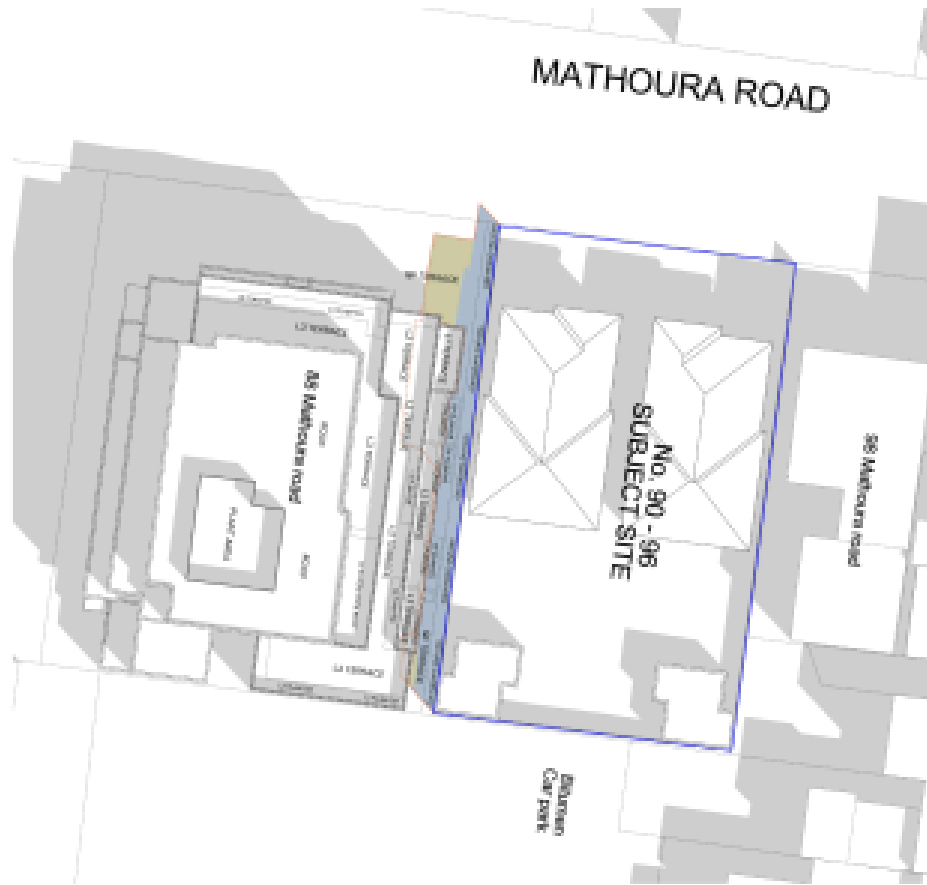
**SCALE**  
1:200 @ A1 (1:100 @ A0)

**DATE**  
2024/01/15

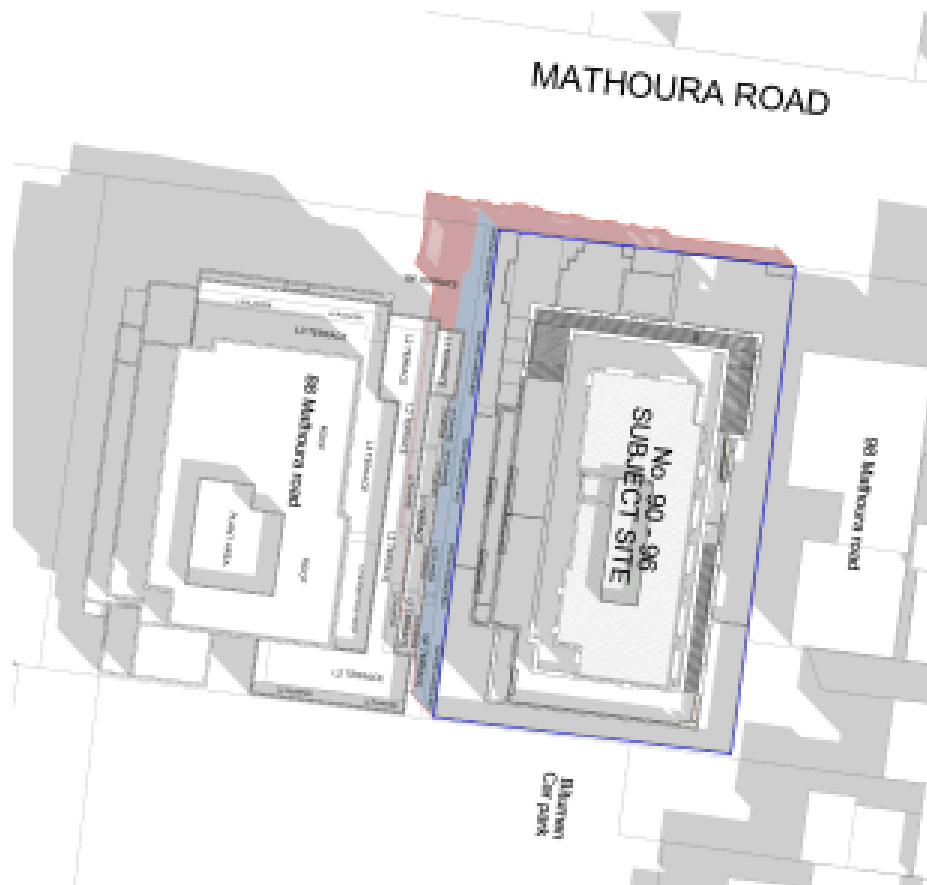
**REVISION NO.**  
01

**PROJECT TITLE**  
PROPOSED RESIDENTIAL DEVELOPMENT

**SCALE**  
1:200 @ A1 (1:100 @ A0)



1 EXISTING SHADOW DIAGRAM 10AM  
 SOUTH ASPECT VIEW



2 PROPOSED SHADOW DIAGRAM 10AM  
 SOUTH ASPECT VIEW

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING BUILDING

**CLIENT**  
 JUCE  
 121/122/123/124/125/126/127/128/129/130/131/132/133/134/135/136/137/138/139/140/141/142/143/144/145/146/147/148/149/150/151/152/153/154/155/156/157/158/159/160/161/162/163/164/165/166/167/168/169/170/171/172/173/174/175/176/177/178/179/180/181/182/183/184/185/186/187/188/189/190/191/192/193/194/195/196/197/198/199/200/201/202/203/204/205/206/207/208/209/210/211/212/213/214/215/216/217/218/219/220/221/222/223/224/225/226/227/228/229/230/231/232/233/234/235/236/237/238/239/240/241/242/243/244/245/246/247/248/249/250/251/252/253/254/255/256/257/258/259/260/261/262/263/264/265/266/267/268/269/270/271/272/273/274/275/276/277/278/279/280/281/282/283/284/285/286/287/288/289/290/291/292/293/294/295/296/297/298/299/300/301/302/303/304/305/306/307/308/309/310/311/312/313/314/315/316/317/318/319/320/321/322/323/324/325/326/327/328/329/330/331/332/333/334/335/336/337/338/339/340/341/342/343/344/345/346/347/348/349/350/351/352/353/354/355/356/357/358/359/360/361/362/363/364/365/366/367/368/369/370/371/372/373/374/375/376/377/378/379/380/381/382/383/384/385/386/387/388/389/390/391/392/393/394/395/396/397/398/399/400/401/402/403/404/405/406/407/408/409/410/411/412/413/414/415/416/417/418/419/420/421/422/423/424/425/426/427/428/429/430/431/432/433/434/435/436/437/438/439/440/441/442/443/444/445/446/447/448/449/450/451/452/453/454/455/456/457/458/459/460/461/462/463/464/465/466/467/468/469/470/471/472/473/474/475/476/477/478/479/480/481/482/483/484/485/486/487/488/489/490/491/492/493/494/495/496/497/498/499/500/501/502/503/504/505/506/507/508/509/510/511/512/513/514/515/516/517/518/519/520/521/522/523/524/525/526/527/528/529/530/531/532/533/534/535/536/537/538/539/540/541/542/543/544/545/546/547/548/549/550/551/552/553/554/555/556/557/558/559/560/561/562/563/564/565/566/567/568/569/570/571/572/573/574/575/576/577/578/579/580/581/582/583/584/585/586/587/588/589/590/591/592/593/594/595/596/597/598/599/600/601/602/603/604/605/606/607/608/609/610/611/612/613/614/615/616/617/618/619/620/621/622/623/624/625/626/627/628/629/630/631/632/633/634/635/636/637/638/639/640/641/642/643/644/645/646/647/648/649/650/651/652/653/654/655/656/657/658/659/660/661/662/663/664/665/666/667/668/669/670/671/672/673/674/675/676/677/678/679/680/681/682/683/684/685/686/687/688/689/690/691/692/693/694/695/696/697/698/699/700/701/702/703/704/705/706/707/708/709/710/711/712/713/714/715/716/717/718/719/720/721/722/723/724/725/726/727/728/729/730/731/732/733/734/735/736/737/738/739/740/741/742/743/744/745/746/747/748/749/750/751/752/753/754/755/756/757/758/759/760/761/762/763/764/765/766/767/768/769/770/771/772/773/774/775/776/777/778/779/780/781/782/783/784/785/786/787/788/789/790/791/792/793/794/795/796/797/798/799/800/801/802/803/804/805/806/807/808/809/810/811/812/813/814/815/816/817/818/819/820/821/822/823/824/825/826/827/828/829/830/831/832/833/834/835/836/837/838/839/840/841/842/843/844/845/846/847/848/849/850/851/852/853/854/855/856/857/858/859/860/861/862/863/864/865/866/867/868/869/870/871/872/873/874/875/876/877/878/879/880/881/882/883/884/885/886/887/888/889/890/891/892/893/894/895/896/897/898/899/900/901/902/903/904/905/906/907/908/909/910/911/912/913/914/915/916/917/918/919/920/921/922/923/924/925/926/927/928/929/930/931/932/933/934/935/936/937/938/939/940/941/942/943/944/945/946/947/948/949/950/951/952/953/954/955/956/957/958/959/960/961/962/963/964/965/966/967/968/969/970/971/972/973/974/975/976/977/978/979/980/981/982/983/984/985/986/987/988/989/990/991/992/993/994/995/996/997/998/999/1000

**PROPOSAL**  
 PROPOSED RESIDENTIAL DEVELOPMENT  
 90-96 MATHOURA ROAD, TOORAK

**DATE**  
 20/08/20

**SCALE**  
 1:500 & 1:1000 & 1:2000

**REVISION NO.**  
 001

**PROJECT**  
 90-96 MATHOURA ROAD, TOORAK

**PROJECT TITLE**  
 PROPOSED RESIDENTIAL DEVELOPMENT



1 EXISTING SHADOW DIAGRAM 11AM  
SCALE: 1:500 (SEE ATTACHMENT 2)

2 PROPOSED SHADOW DIAGRAM 11AM  
SCALE: 1:500 (SEE ATTACHMENT 2)

**SHADOW LEGEND**

- PROPOSED SHADOWS
- EXISTING SHADOWS
- EXISTING BUILDING SHADOWS



**DEVELOPER**  
MAYOR  
CITY OF TOORAK

On the basis of the drawings, reports and specifications for this project, the City of Toorak is not responsible for the accuracy of the information provided in this diagram. The City of Toorak is not responsible for the accuracy of the information provided in this diagram. The City of Toorak is not responsible for the accuracy of the information provided in this diagram.

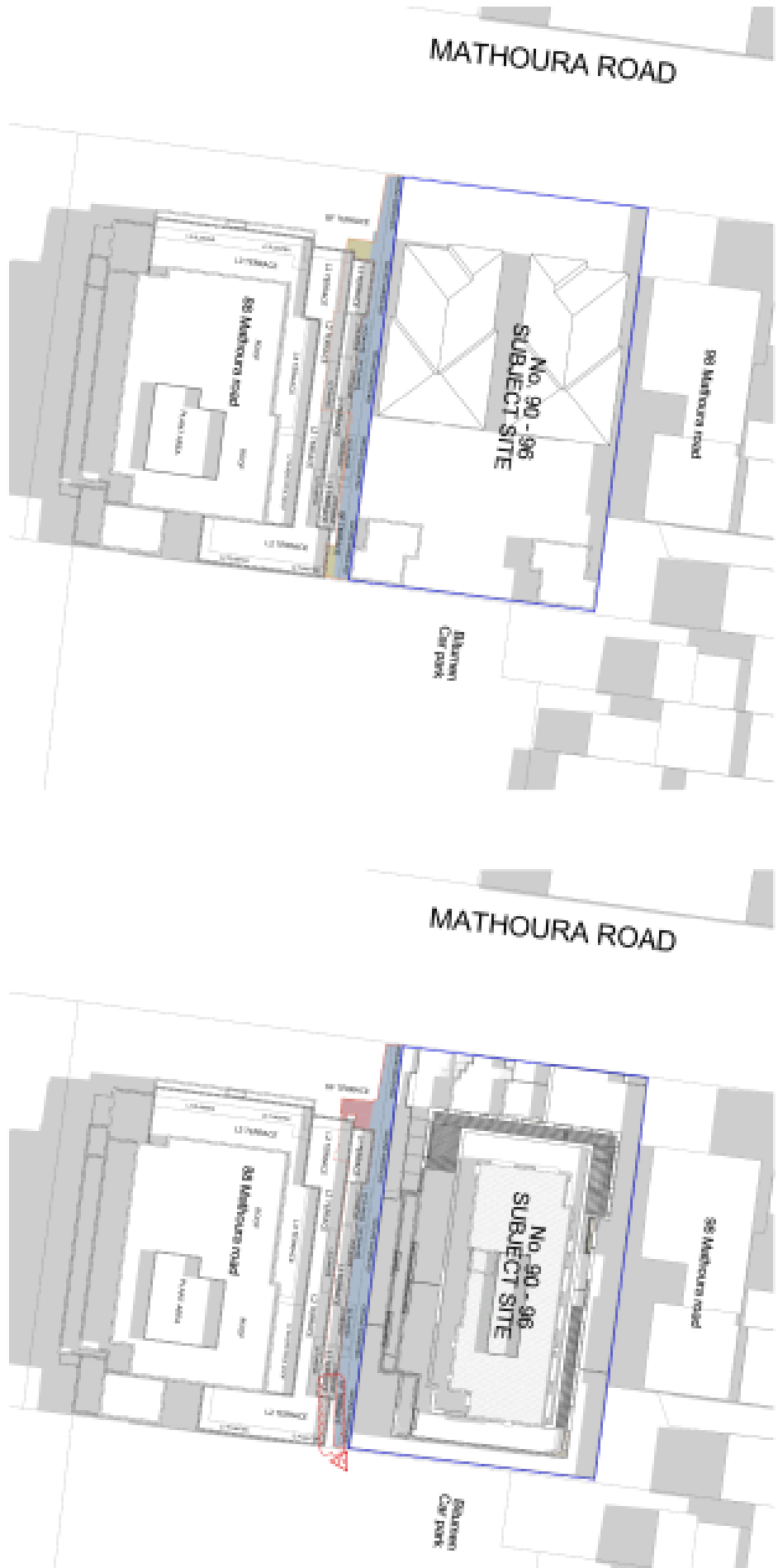
NO.	DATE	REVISIONS
1	11/01/2017	ISSUED FOR APPROVAL
2	11/01/2017	ISSUED FOR APPROVAL
3	11/01/2017	ISSUED FOR APPROVAL
4	11/01/2017	ISSUED FOR APPROVAL
5	11/01/2017	ISSUED FOR APPROVAL
6	11/01/2017	ISSUED FOR APPROVAL
7	11/01/2017	ISSUED FOR APPROVAL
8	11/01/2017	ISSUED FOR APPROVAL
9	11/01/2017	ISSUED FOR APPROVAL
10	11/01/2017	ISSUED FOR APPROVAL

1:1 1:1 1:1 1:1 1:1 1:1 1:1 1:1 1:1 1:1

**PROJECT**  
PROPOSED RESIDENTIAL DEVELOPMENT  
90-96 MATHOURA ROAD, TOORAK

**DATE:** 11/01/17  
**SCALE:** 1:500 (SEE ATTACHMENT 2)  
**DESIGNER:** JUCE  
**REVISION NO.:** 1





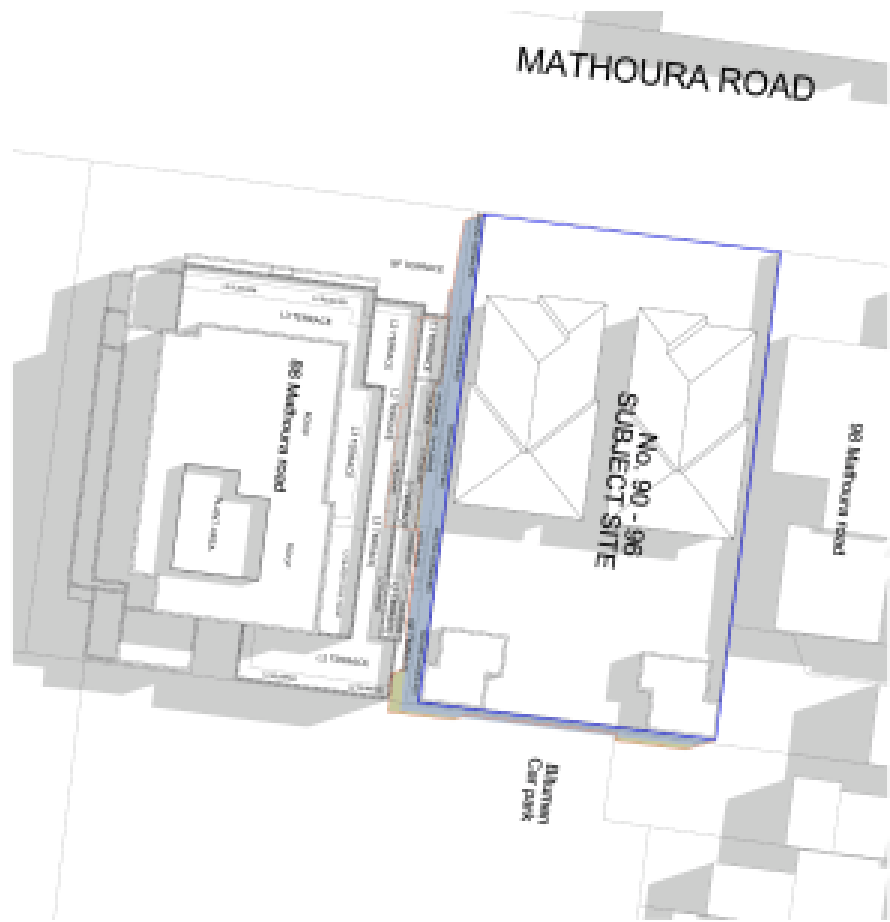
1 EXISTING SHADOW DIAGRAM 12PM  
Scale: 1:500 (Site Area: 1:500)

2 PROPOSED SHADOW DIAGRAM 12PM  
Scale: 1:500 (Site Area: 1:500)

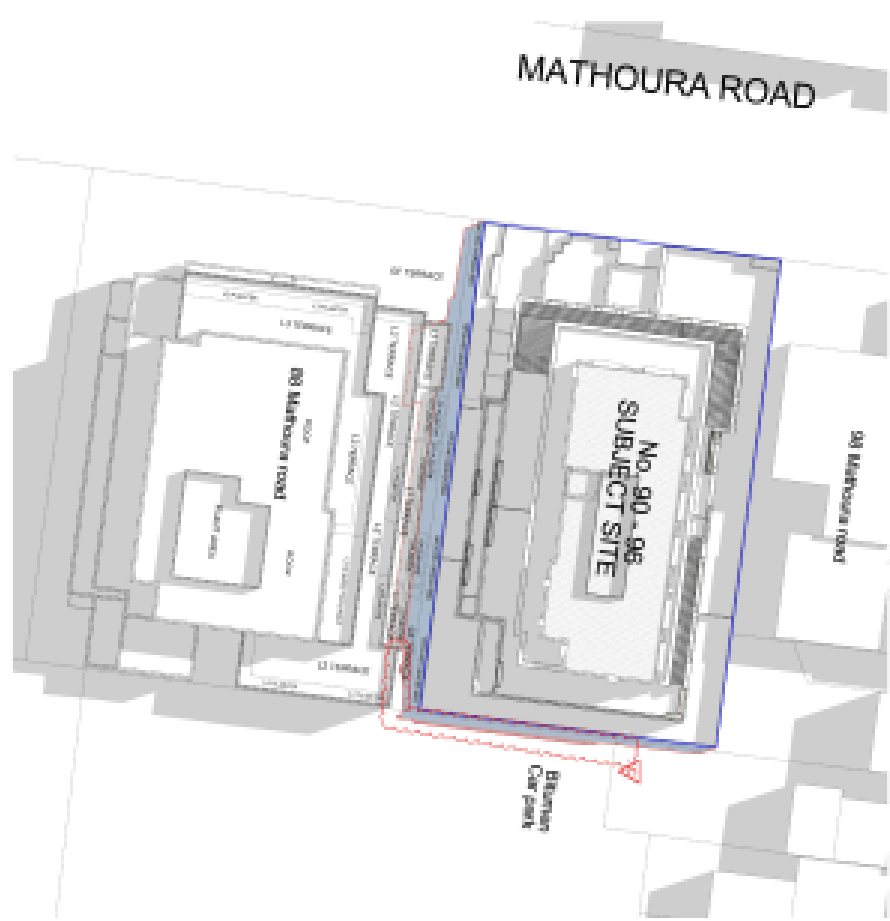
**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING BUILDING

<p><b>NICE</b> NATIONAL INSTITUTE FOR CIVIL ENGINEERING</p>	<p><b>PREPARED BY:</b> NICE</p> <p><b>DATE:</b> 15/08/2017</p>	<p><b>PROJECT:</b> PROPOSED RESIDENTIAL DEVELOPMENT 90-96 MATHOURA ROAD, TOORAK</p> <p><b>SCALE:</b> 1:500 (Site Area: 1:500)</p> <p><b>DATE:</b> 15/08/2017</p>
---	--	--



1 EXISTING SHADOW DIAGRAM 1PM  
Scale: 1:500 (as shown)



2 PROPOSED SHADOW DIAGRAM 1PM  
Scale: 1:500 (as shown)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING BUILDING



**JUCE**  
INTERNATIONAL PTY LTD  
25/11/2014 10:30 AM

On the basis of drawings, photos and measurements of the site, the shadows shown in this diagram are approximate and should not be relied upon for any purpose. The shadows are shown for information only and do not constitute a guarantee of any kind. The shadows are shown for information only and do not constitute a guarantee of any kind.

NO.	DATE	REVISION
1	25/11/2014	ISSUED FOR PERMIT
2	25/11/2014	ISSUED FOR PERMIT
3	25/11/2014	ISSUED FOR PERMIT
4	25/11/2014	ISSUED FOR PERMIT
5	25/11/2014	ISSUED FOR PERMIT
6	25/11/2014	ISSUED FOR PERMIT
7	25/11/2014	ISSUED FOR PERMIT
8	25/11/2014	ISSUED FOR PERMIT
9	25/11/2014	ISSUED FOR PERMIT
10	25/11/2014	ISSUED FOR PERMIT

1:1 1:1 1:1 1:1 1:1 1:1 1:1 1:1 1:1 1:1

PROJECT:  
PROPOSED RESIDENTIAL DEVELOPMENT  
90-96 MATHOURA ROAD, TOORAK

DATE: 25/11/2014  
SCALE: 1:500 (as shown)  
DRAWN BY: [Name]  
CHECKED BY: [Name]  
JOB NO.: [Number]  
REVISION NO.: [Number]



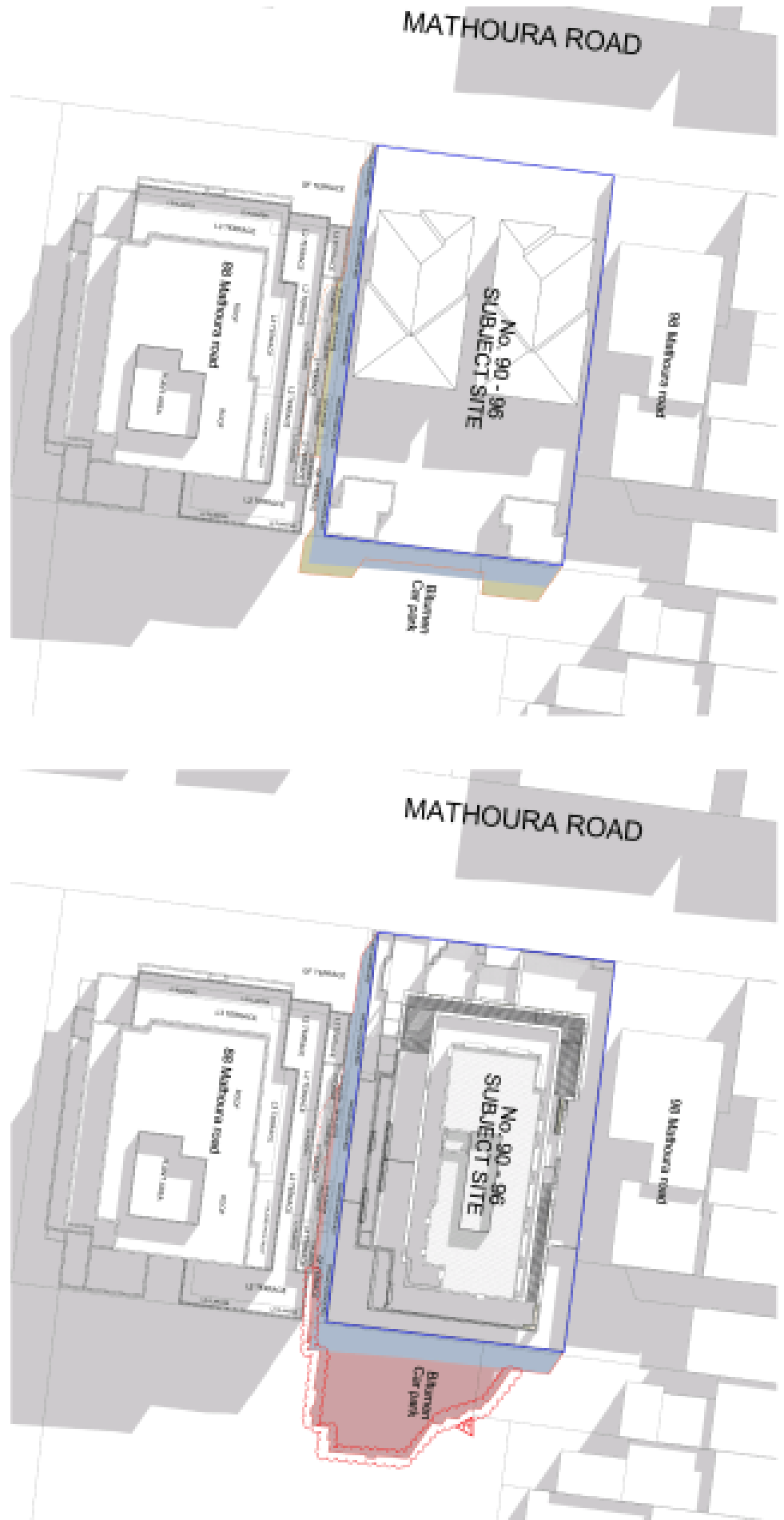
1 EXISTING SHADOW DIAGRAM 3PM  
SCALE: 1:500 (A1)

2 PROPOSED SHADOW DIAGRAM 3PM  
SCALE: 1:500 (A1)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING SHADOW

<p><b>CITY OF TOORAK</b> CITY ENGINEER</p>	<p><b>DEVELOPER</b> NAME PROJECT TITLE</p>	<p>On the basis of the drawings, reports and specifications in this application, the City of Toorak is satisfied that the proposed development is in accordance with the provisions of the Planning and Design Act 2015 and the Planning and Design Regulations 2015, and that the proposed development is in accordance with the provisions of the Planning and Design Act 2015 and the Planning and Design Regulations 2015.</p>
<p>DATE: 20/08/24 SCALE: 1:500 (A1) - 1:500 (A4) DRAWN BY: [Name]</p>	<p>PROJECT: <b>PROPOSED RESIDENTIAL DEVELOPMENT 90-96 MATHOURA ROAD, TOORAK</b></p> <p>SHADOW TITLE:</p>	<p>DATE: 20/08/24 SCALE: 1:500 (A1) - 1:500 (A4) DRAWN BY: [Name]</p>



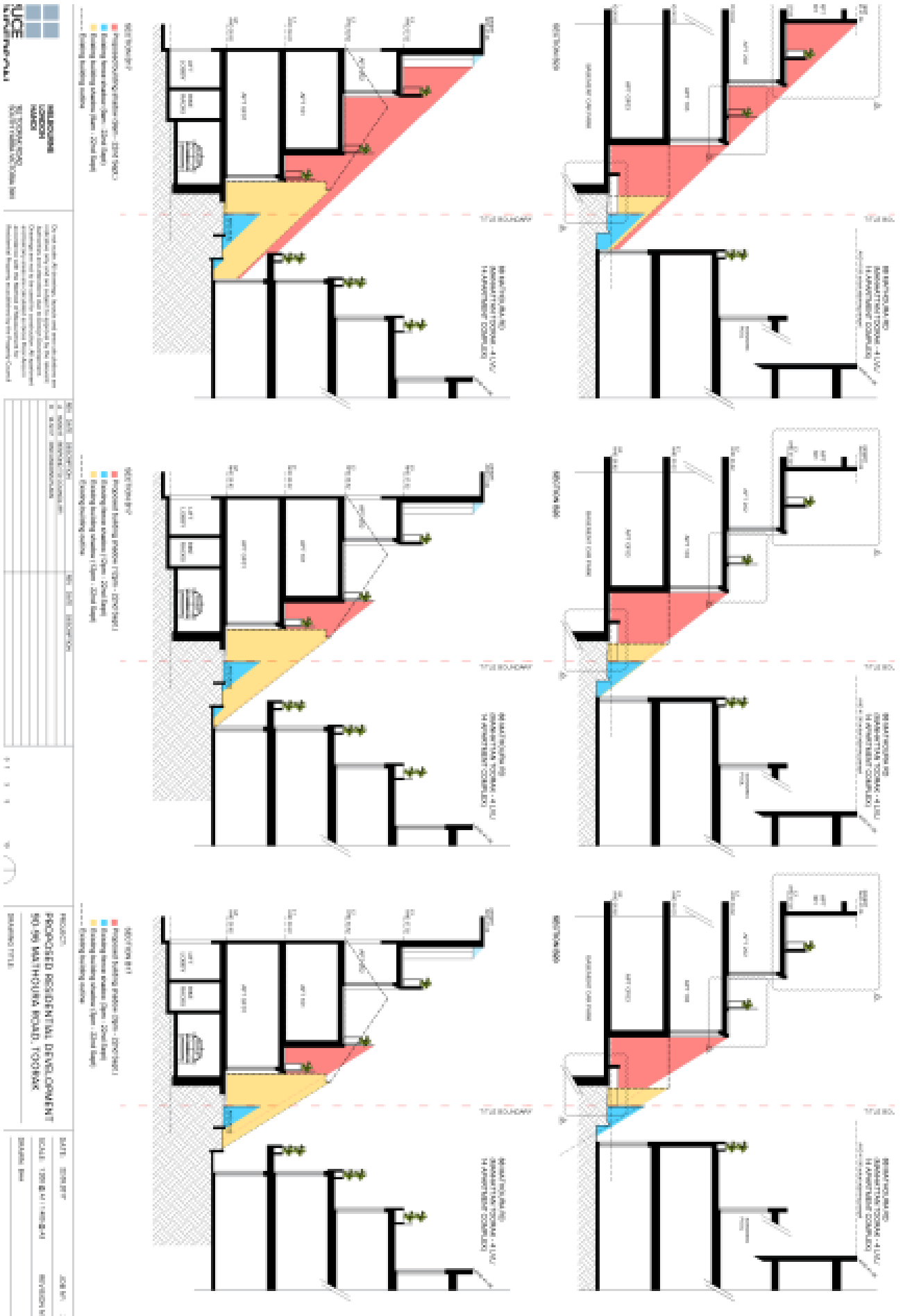
1 EXISTING SHADOW DIAGRAM 3PM  
Scale: 1:100 (A1) 1:100 (A1)

2 PROPOSED SHADOW DIAGRAM 3PM  
Scale: 1:100 (A1) 1:100 (A1)

**SHADOW LEGEND**

- PROPOSED SHADOW
- EXISTING SHADOW
- EXISTING SHADOW

	<p><b>DATE:</b> 2024/07/11</p> <p><b>SCALE:</b> 1:100 (A1) 1:100 (A1)</p> <p><b>REVISION:</b> 01</p>	<p><b>PROJECT:</b></p> <p>PROPOSED RESIDENTIAL DEVELOPMENT 90-96 MATHOURA ROAD, TOORAK</p> <p><b>CLIENT:</b></p> <p>XXXXXXXXXX</p>
	<p><b>DATE:</b> 2024/07/11</p> <p><b>SCALE:</b> 1:100 (A1) 1:100 (A1)</p> <p><b>REVISION:</b> 01</p>	<p><b>PROJECT:</b></p> <p>PROPOSED RESIDENTIAL DEVELOPMENT 90-96 MATHOURA ROAD, TOORAK</p> <p><b>CLIENT:</b></p> <p>XXXXXXXXXX</p>



Item 3

Attachment 1 PA1 925-17 - 302-306 Waverley Road  
Malvern East - Attachment 1.PDF





The State of Victoria does not warrant the accuracy or completeness of information in this publication and any person using or relying upon such information does so on the basis that the State of Victoria shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.

No Guarantee or warranty is given as to the accuracy or completeness of the details shown on this map. The City of Stonnington shall not be liable in any way for loss of any kind including, damages, costs, interest, loss of profits arising from error, inaccuracy, incompleteness of this information.

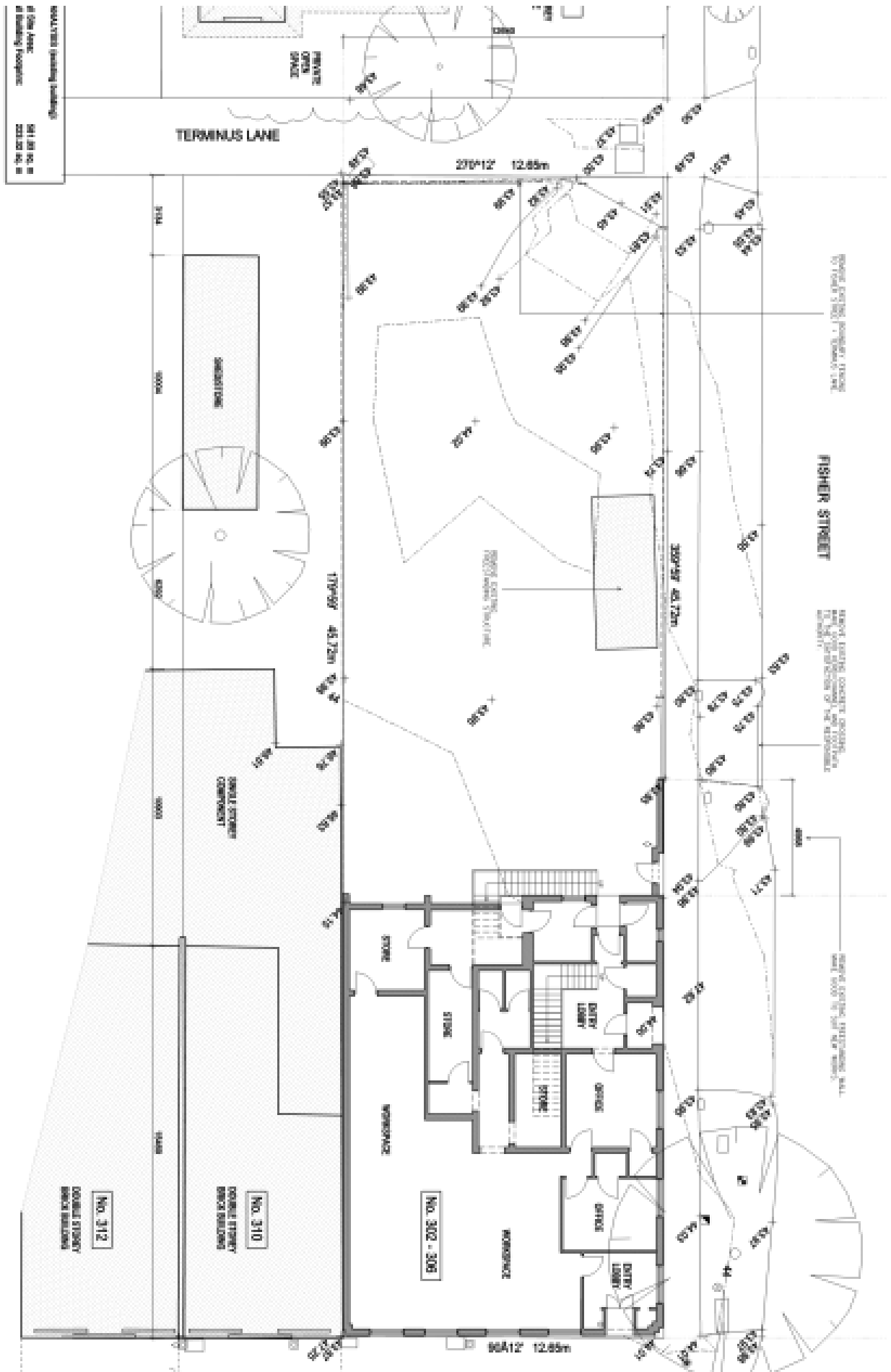


**Objector Map**  
**302-306 Waverley Road, Malvern East**  
 Date printed: 28/03/2018  
 Scale: 1:824



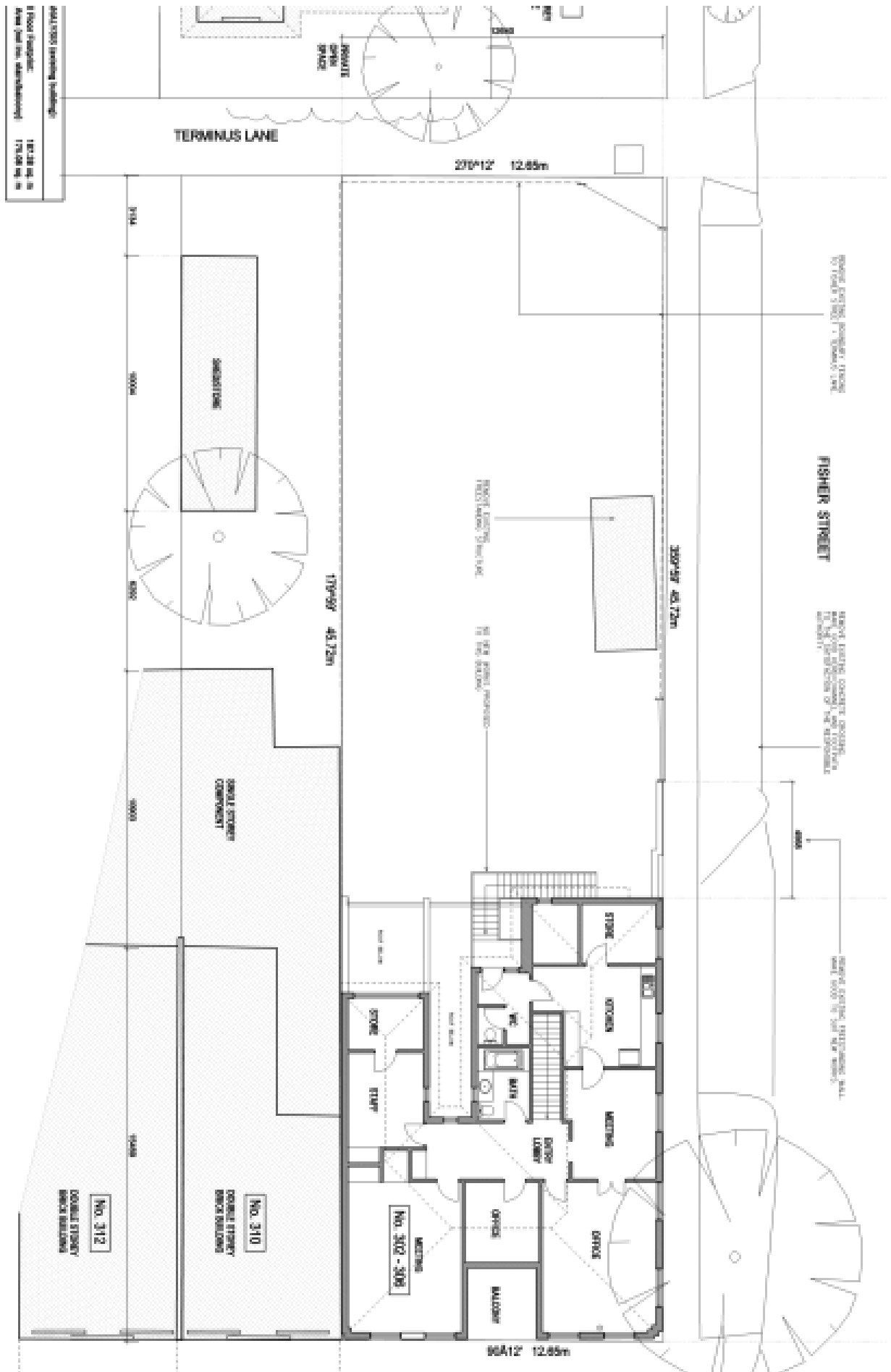
EXISTING GROUND FLOOR PLAN

1:100



**EXISTING LEVEL 1 FLOOR PLAN**

**1 : 100**



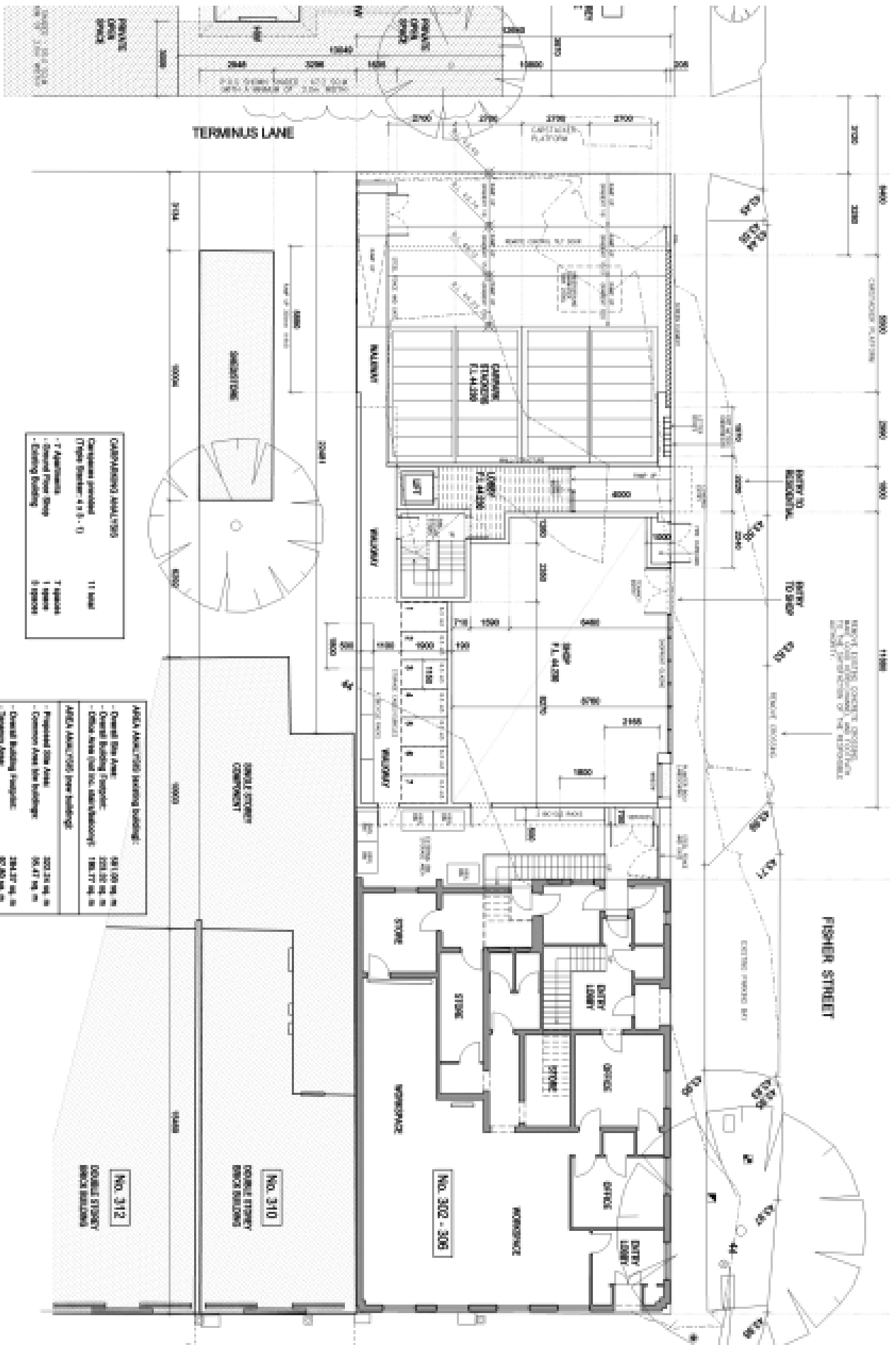
PROPOSED SITE PLAN

1:2000



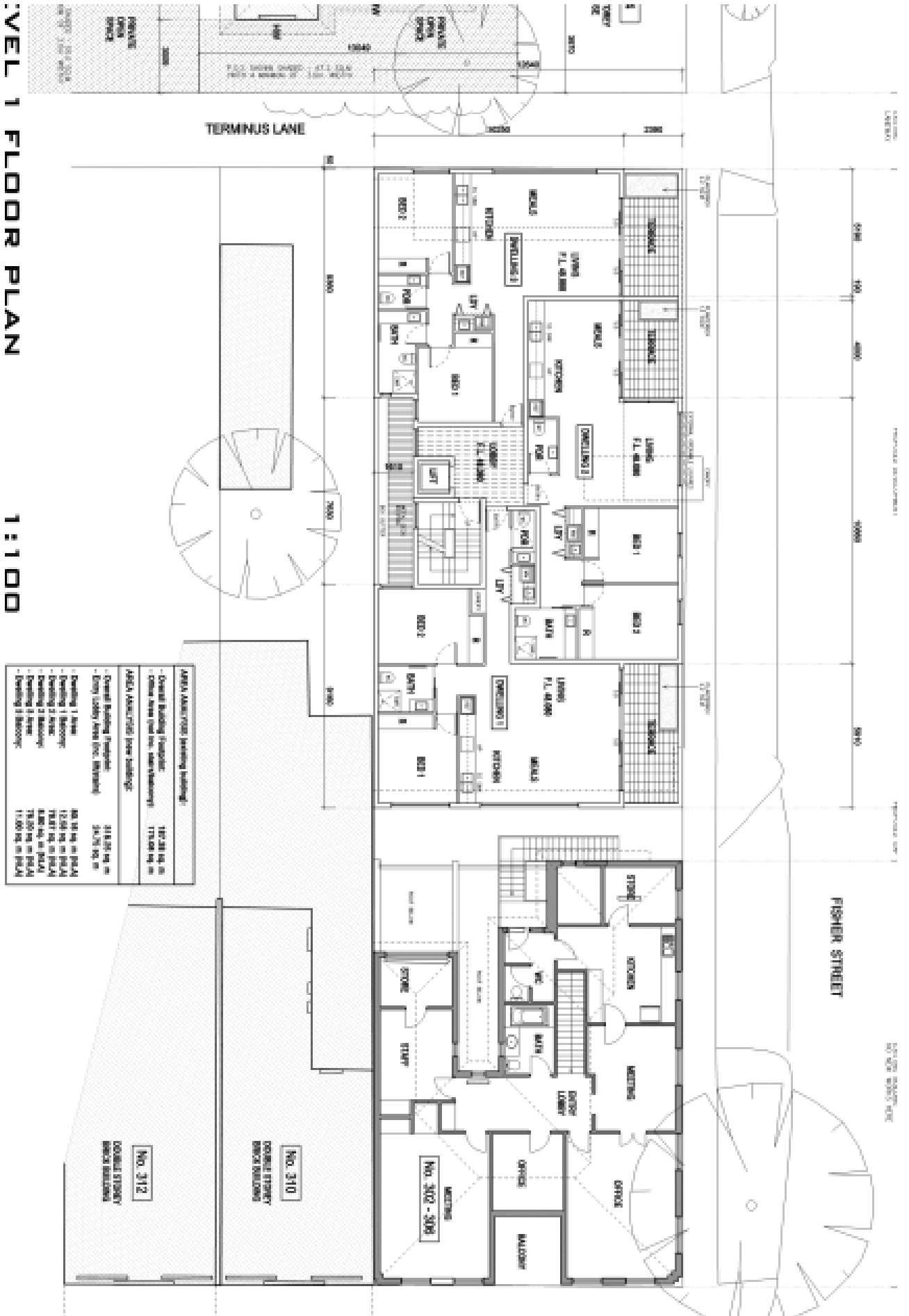
ROUND FLOOR PLAN

1:100



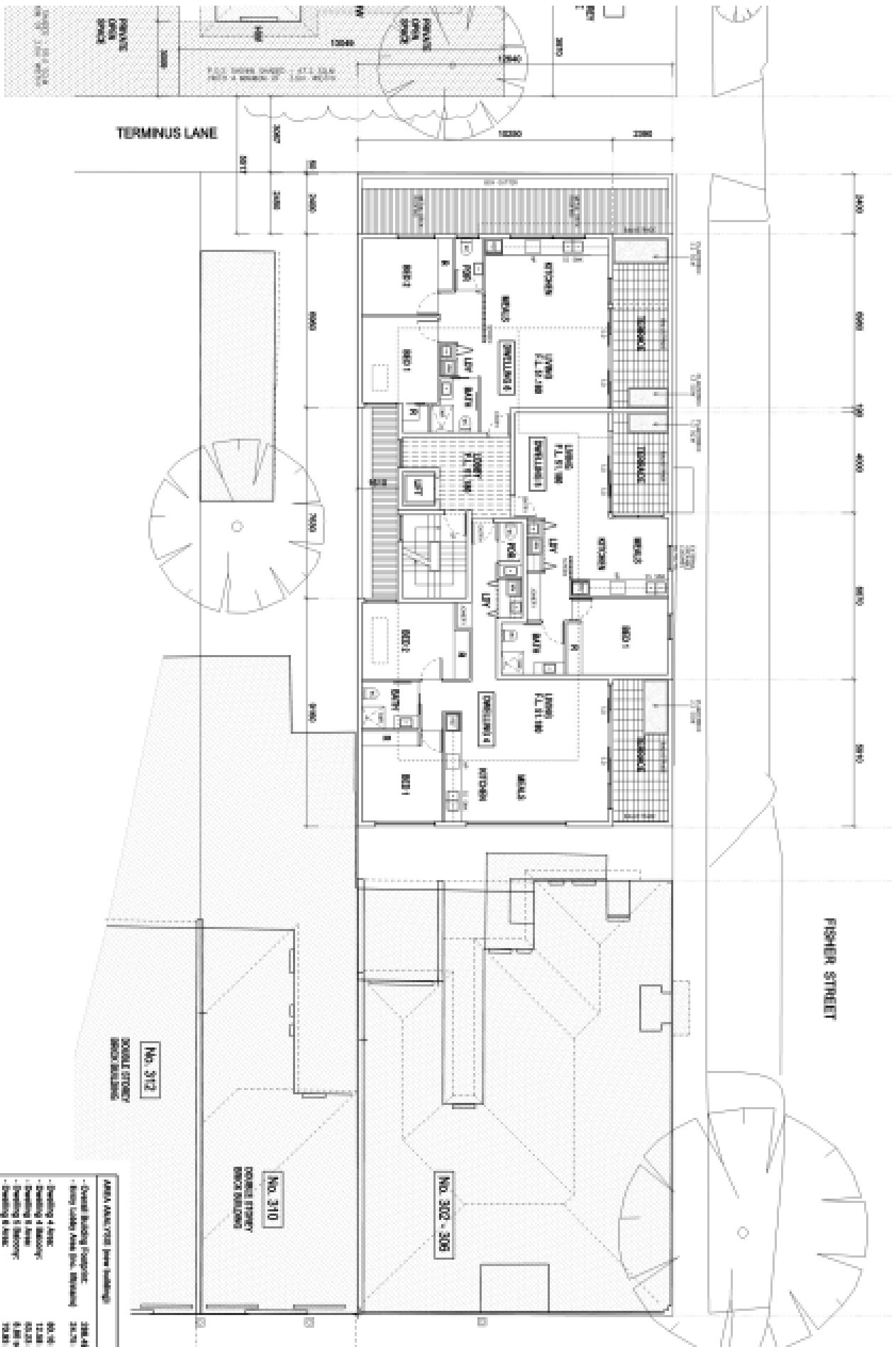
LEVEL 1 FLOOR PLAN

1:100



LEVEL 2 FLOOR PLAN

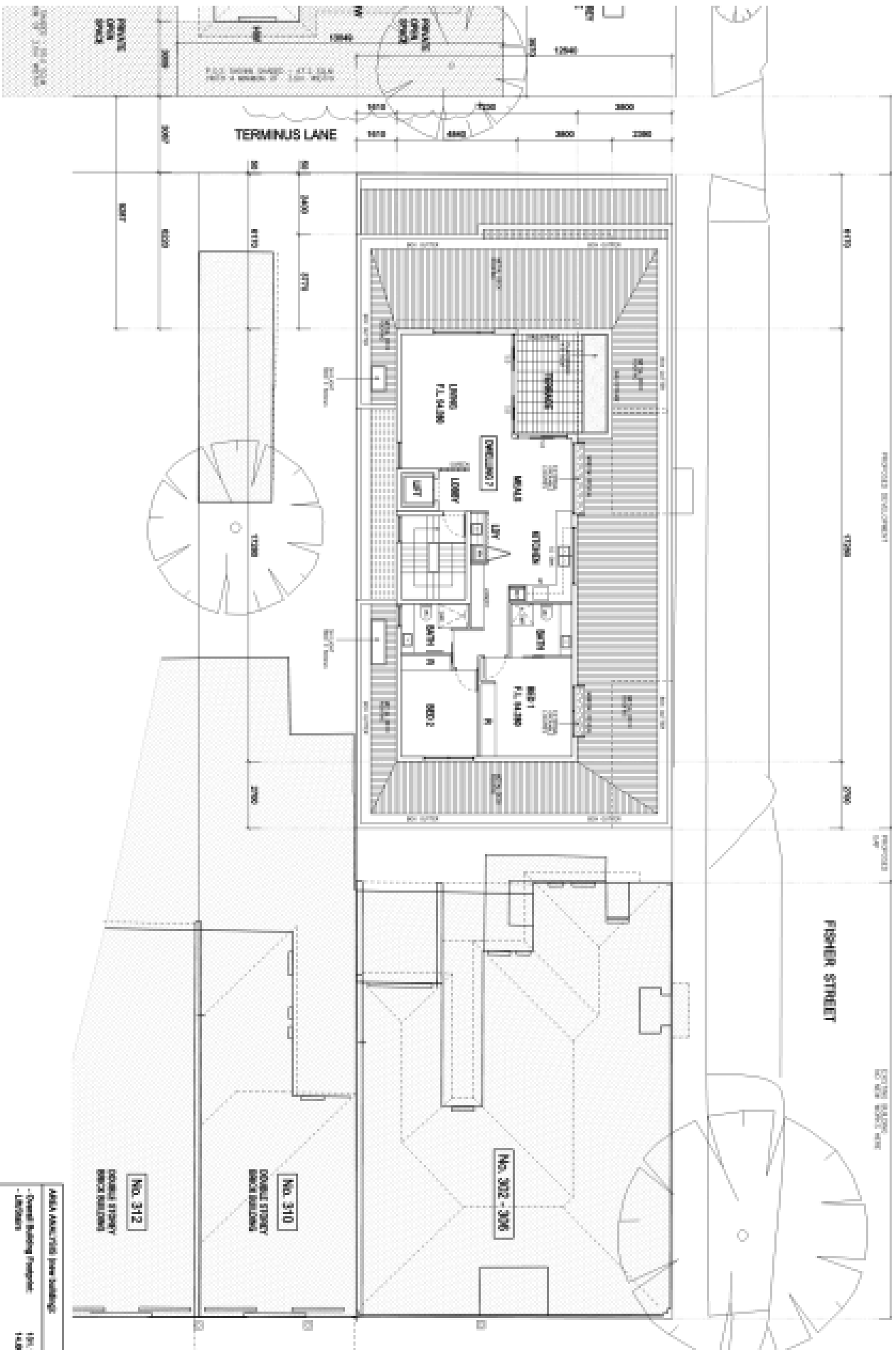
1:100



AREA ANALYSIS (see building)	
- Overall Building Footprint:	288.48
- Entry Lobby Area (incl. entrance)	28.78
- Building 4 Area:	96.91
- Building 4 Balcony:	12.88
- Building 4 Core:	62.03
- Building 5 Balcony:	4.88
- Building 5 Core:	70.87
- Building 6 Balcony:	12.81

LEVEL 3 FLOOR PLAN

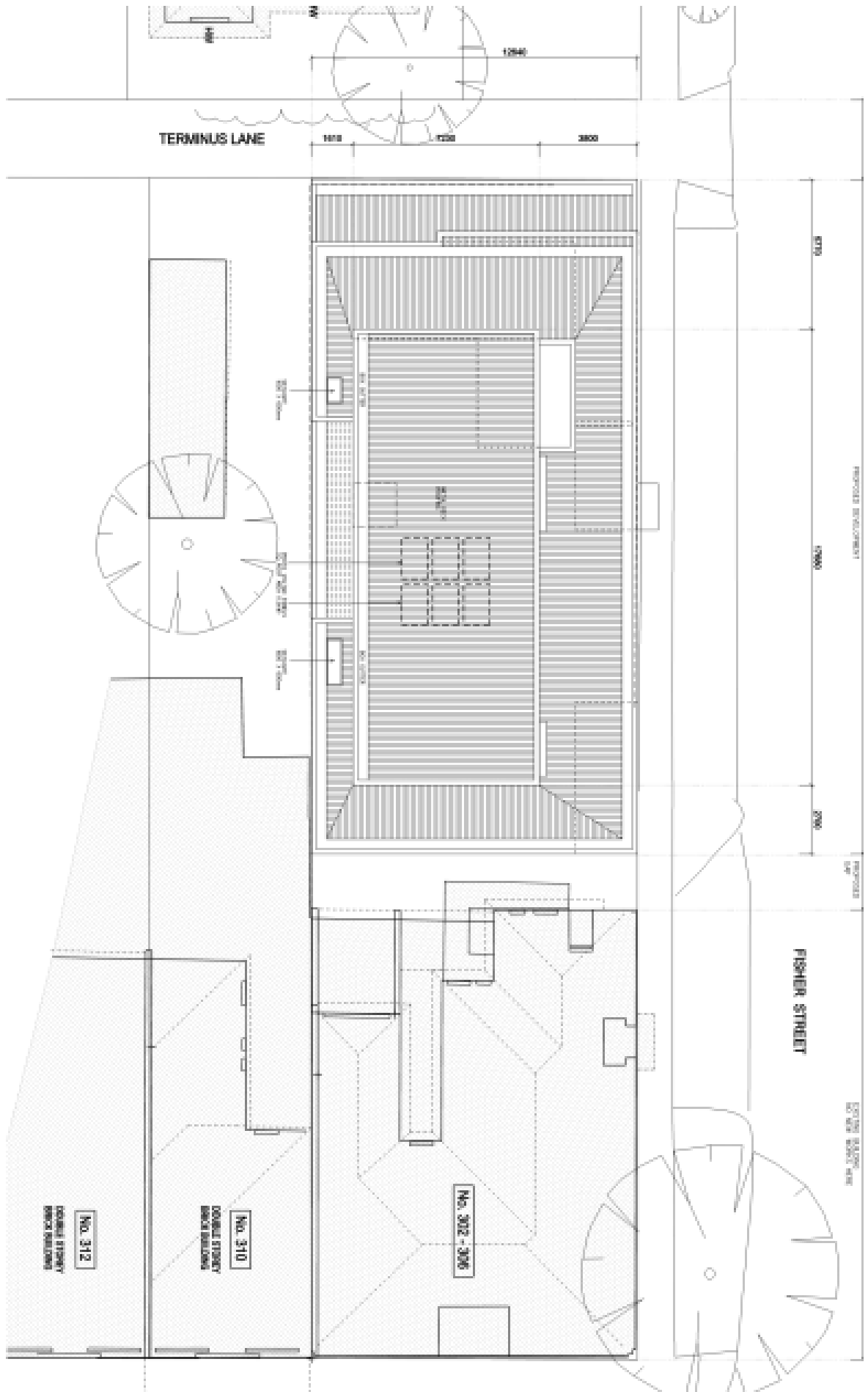
1:100



ARCHITECTURAL DRAWINGS	
---	Overall Building Footprint
- - -	Structure
- - -	Roofing 1 Area
- - -	Roofing 2 Area
- - -	Roofing 3 Area
1/11	1/11
1/12	1/12
1/13	1/13
1/14	1/14

GENERAL ROOF PLAN

1:100

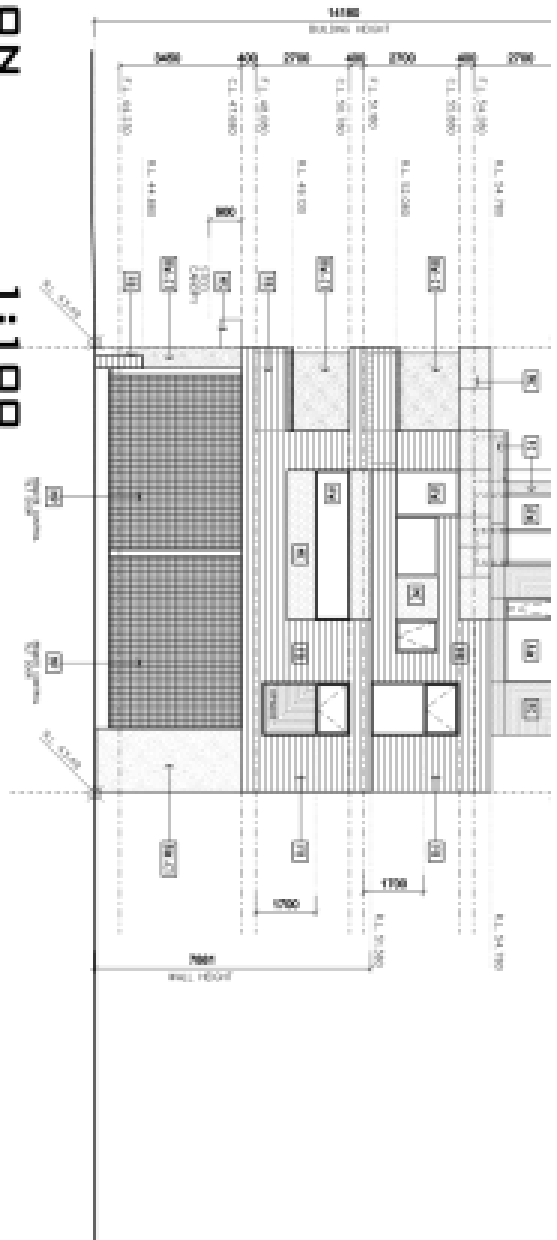






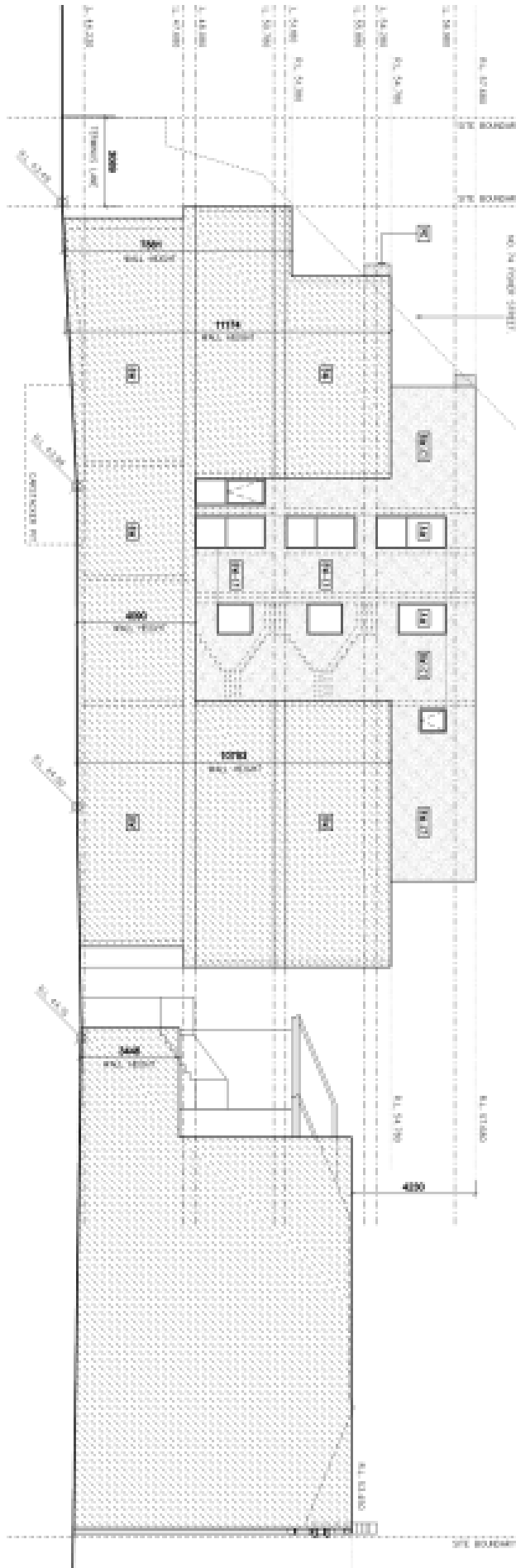
**SOUTH ELEVATION**  
TEMPERATURE LABEL

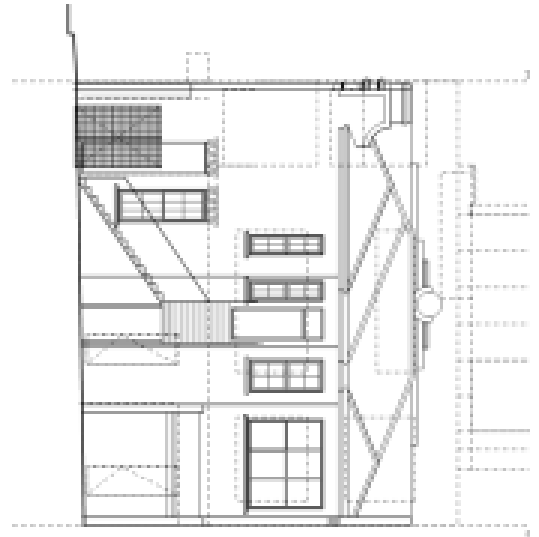
1:100



**EAST ELEVATION**

1:100



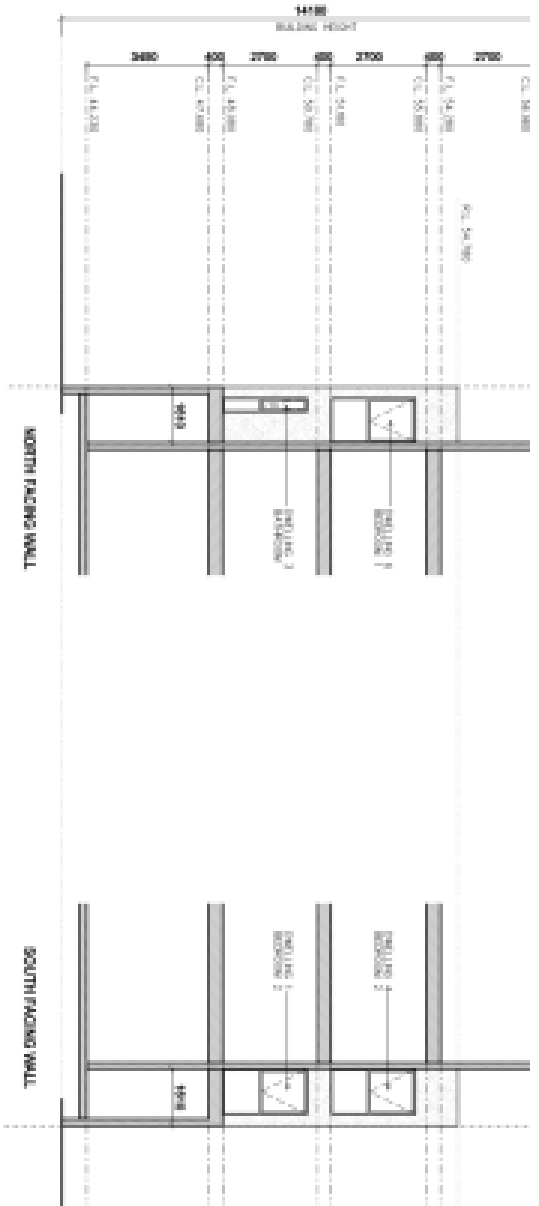


**SOUTH ELEVATION**  
EXISTING BUILDING

1:100

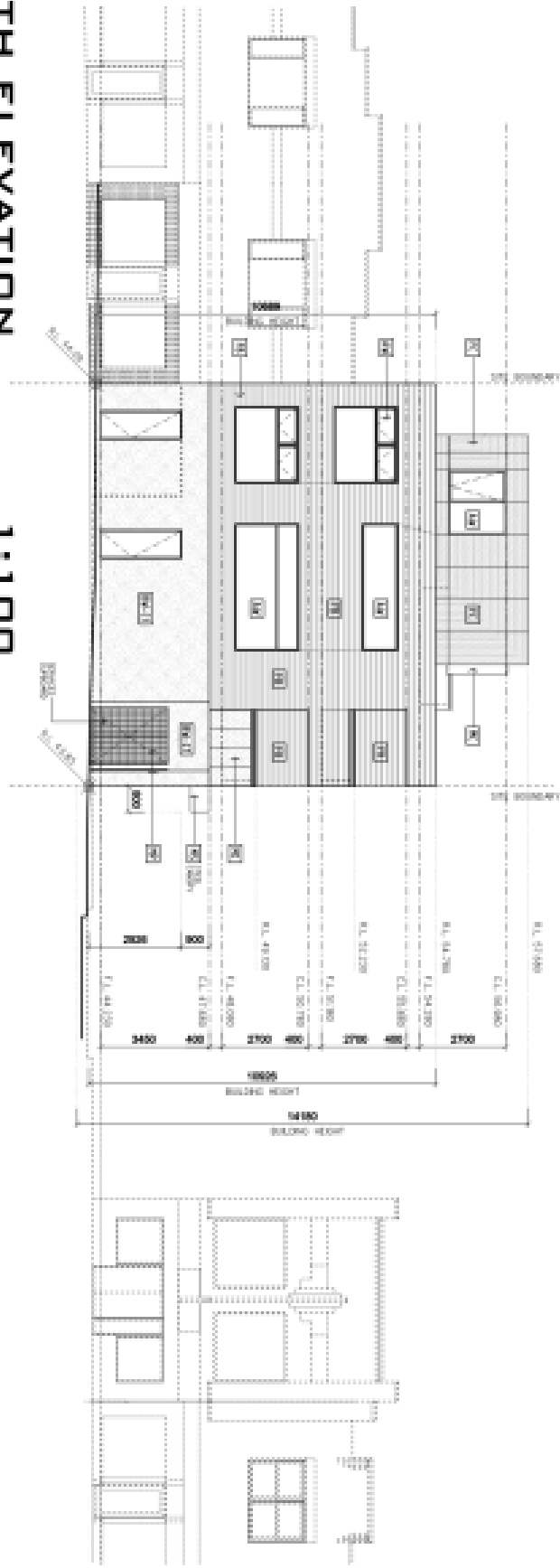
**3. LIGHTWELL ELEVATIONS**

1:10



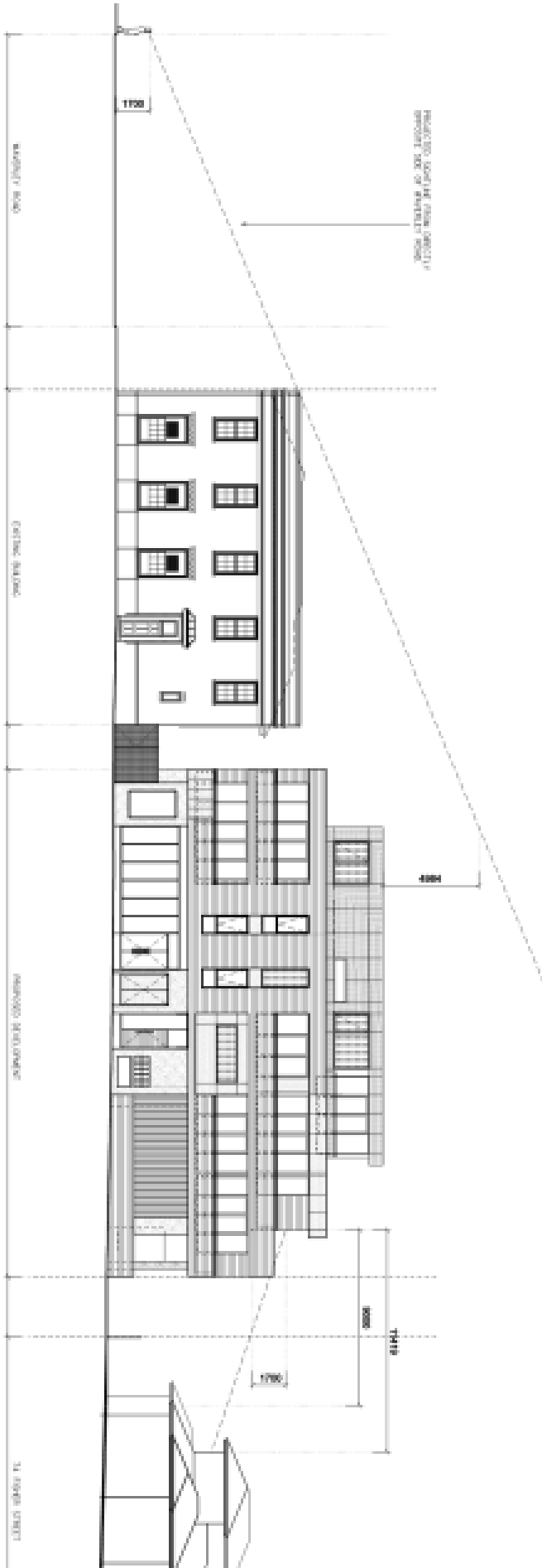
**NORTH ELEVATION**

1:100



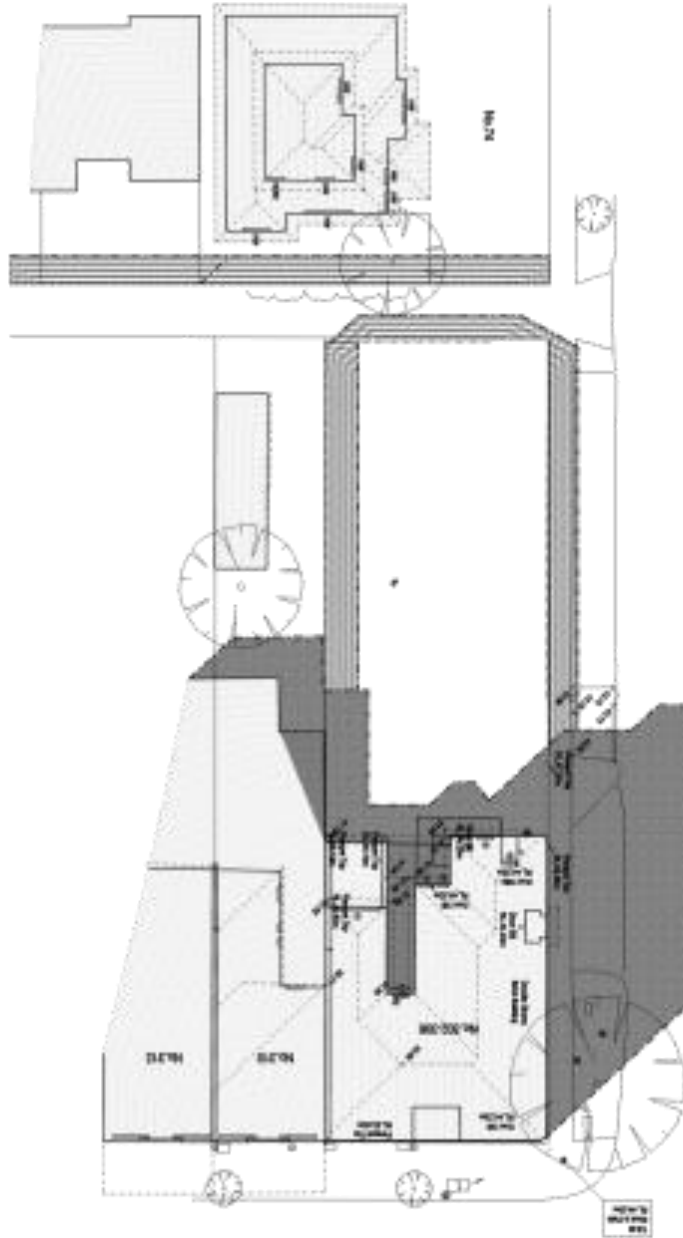
**SITELINE STUDY**  
FISHER STREET - WEST ELEVATION

**1:150**





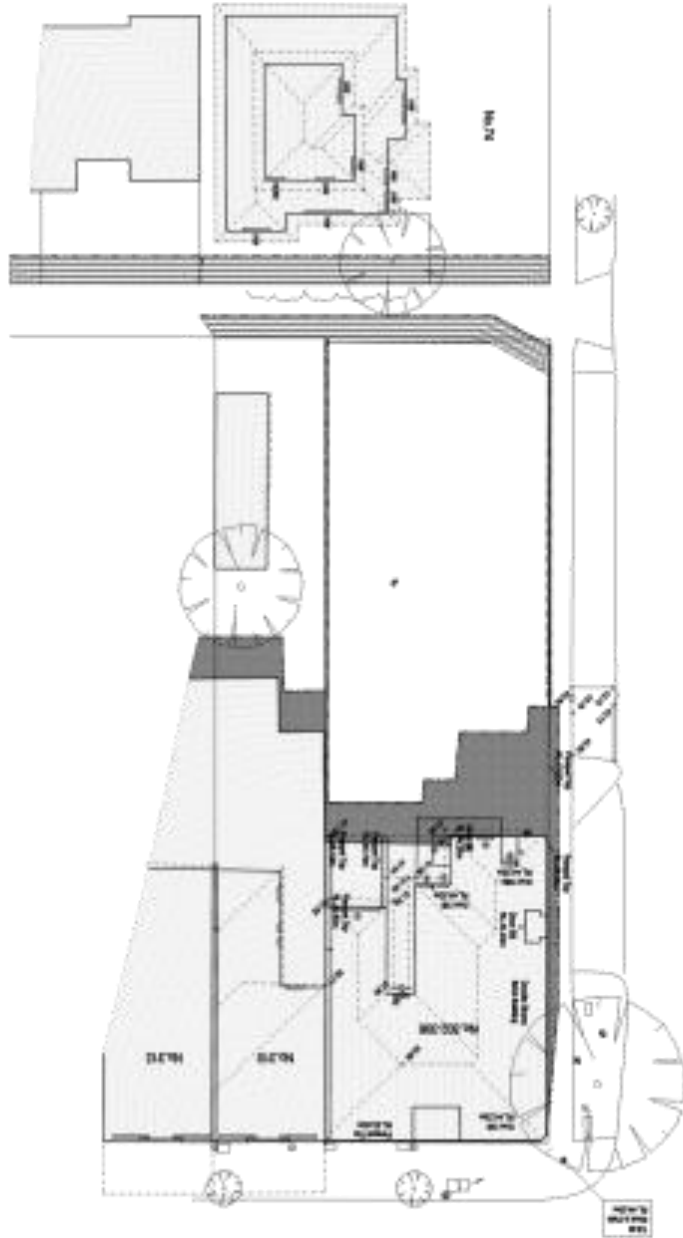
• **EXISTING SHADOW DIAGRAM** 1:200  
SEPTEMBER 22ND, 10AM - SUN ALTITUDE = 32 DEG.



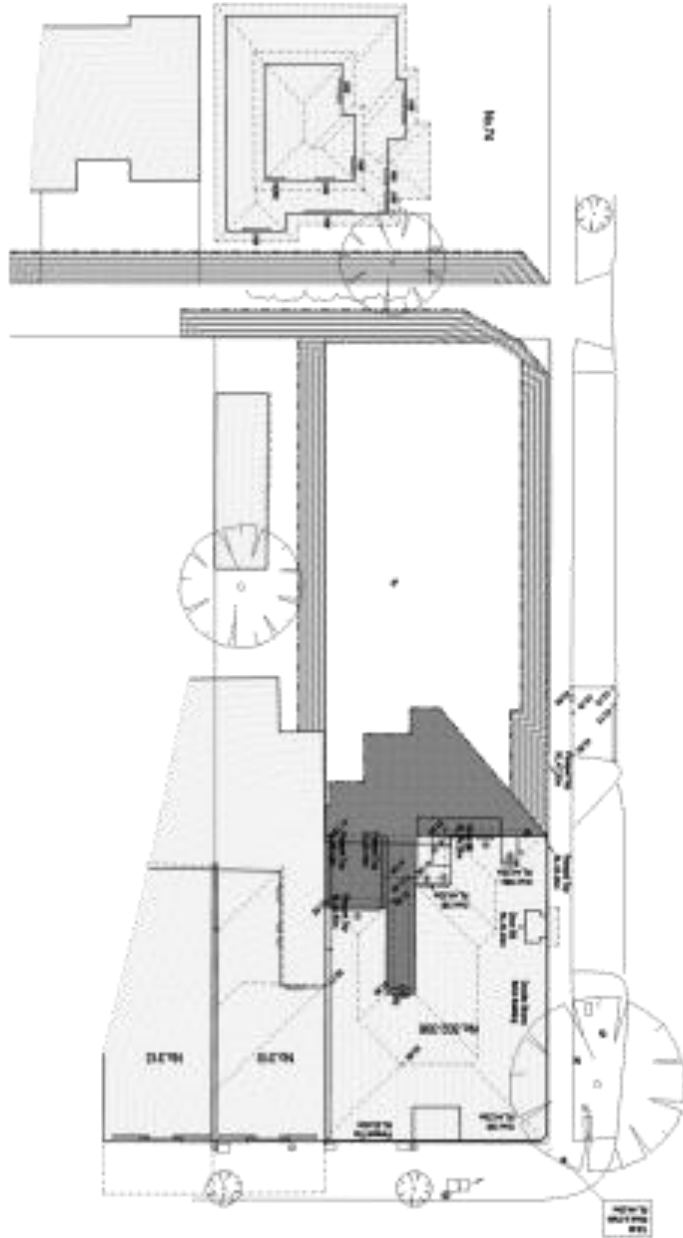
**SHADOW LEGEND**

	EXISTING SHADOWS
	EXISTING EXIST SHADOWS

• **EXISTING SHADOW DIAGRAM** 1:200  
SEPTEMBER 22ND, 12 NOON - SUN ALTITUDE = 32 DEG.



• **EXISTING SHADOW DIAGRAM**      **1:200**  
SEPTEMBER 22ND, 2PM - SUN ALTITUDE = 32 DEG.

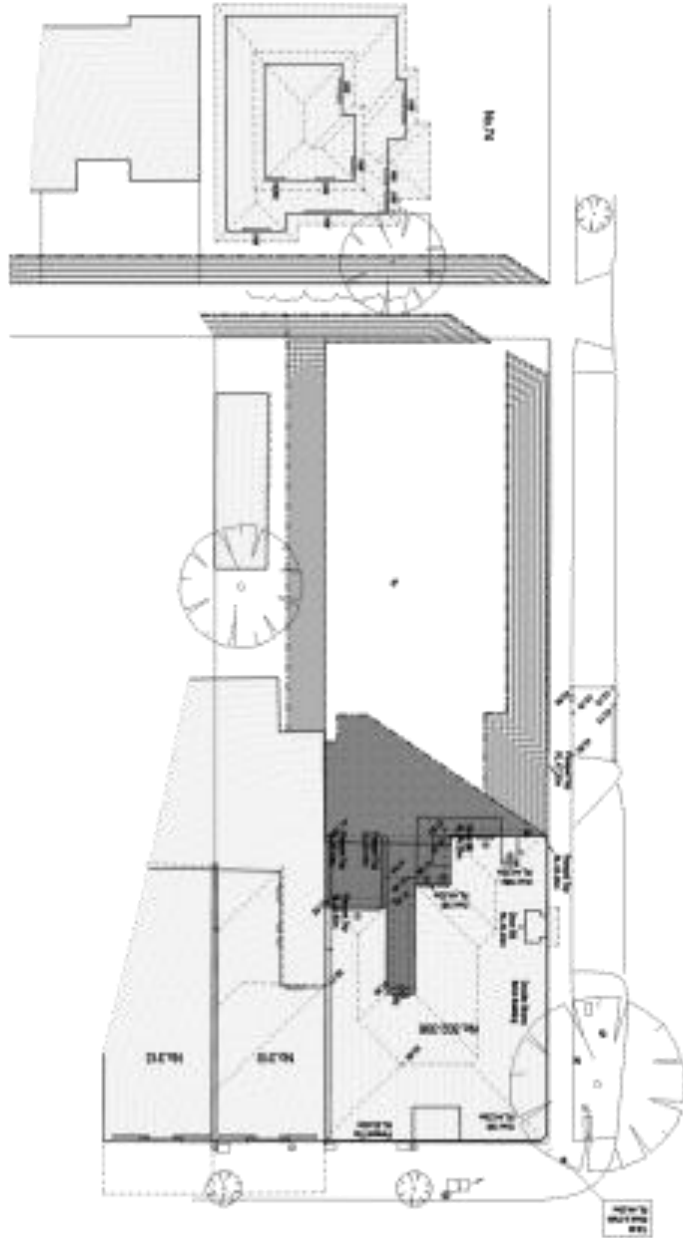


**SHADOW LEGEND**

	EXISTING SHADOWS
	EXISTING EXIST SHADOWS



• **EXISTING SHADOW DIAGRAM**      **1:200**  
SEPTEMBER 22ND, 3PM - SUN ALTITUDE = 32 DEG.

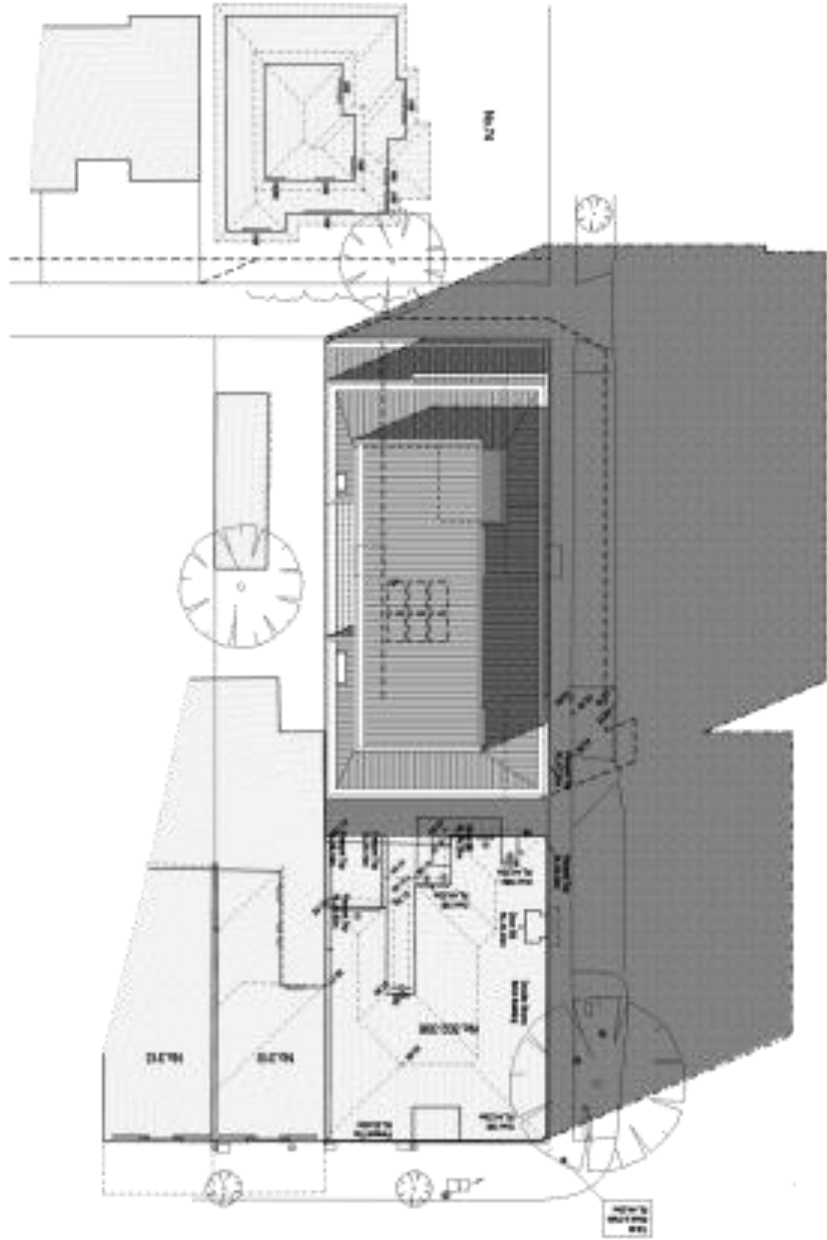


**SHADOW LEGEND**

	EXISTING SHADOWS
	EXISTING EXIST SHADOWS

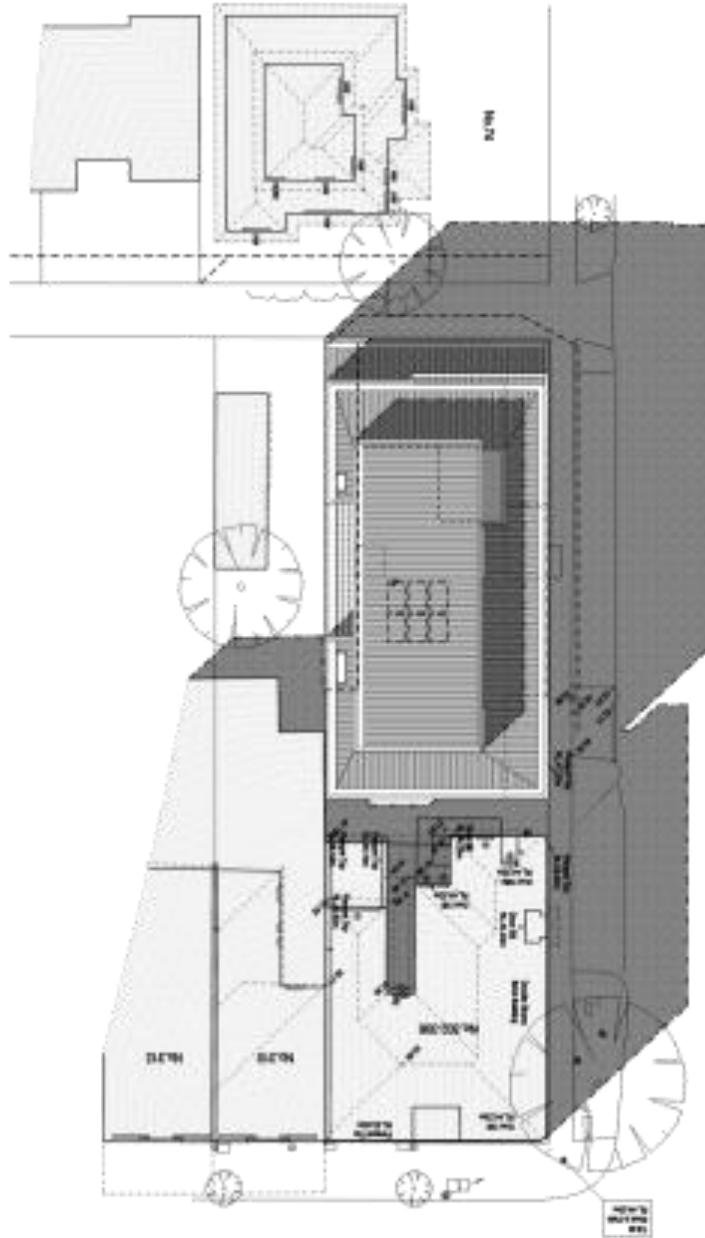
**PROPOSED SHADOW DIAGRAM**  
SEPTEMBER 22ND, 9AM - SUN ALTITUDE = 32 DEG

**1:200**



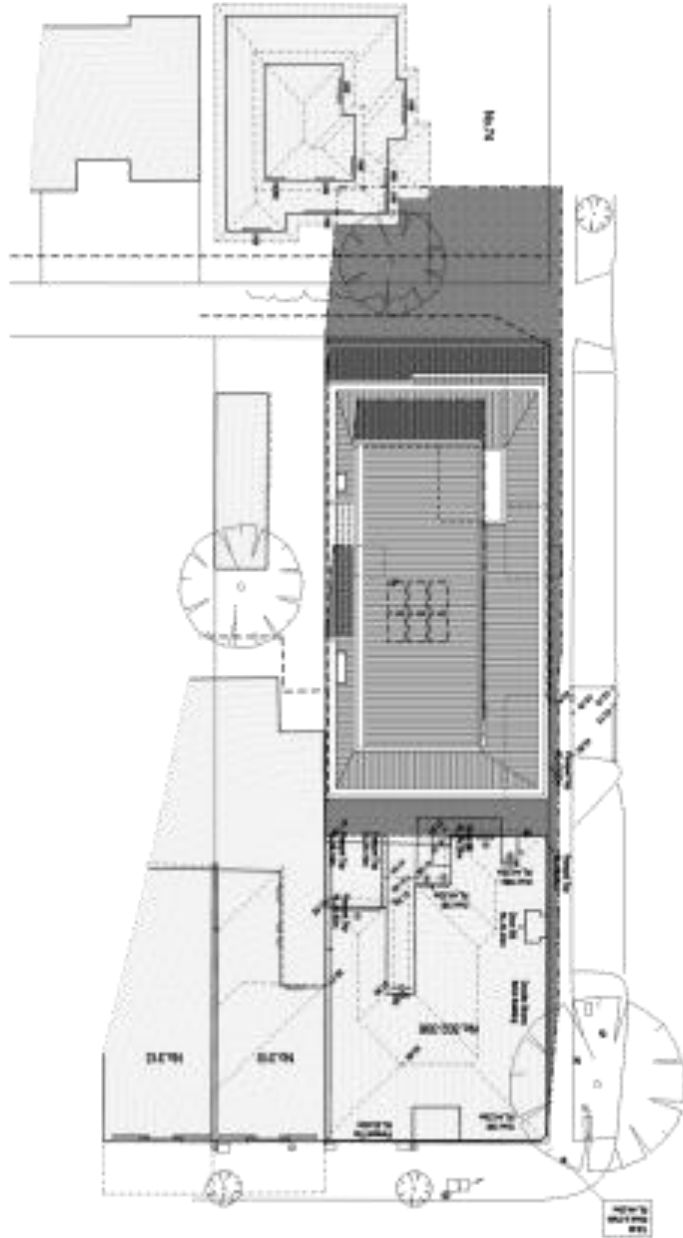
**PROPOSED SHADOW DIAGRAM**  
SEPTEMBER 22ND, 10am - SUN ALTITUDE = 32 DEG.

**1:200**



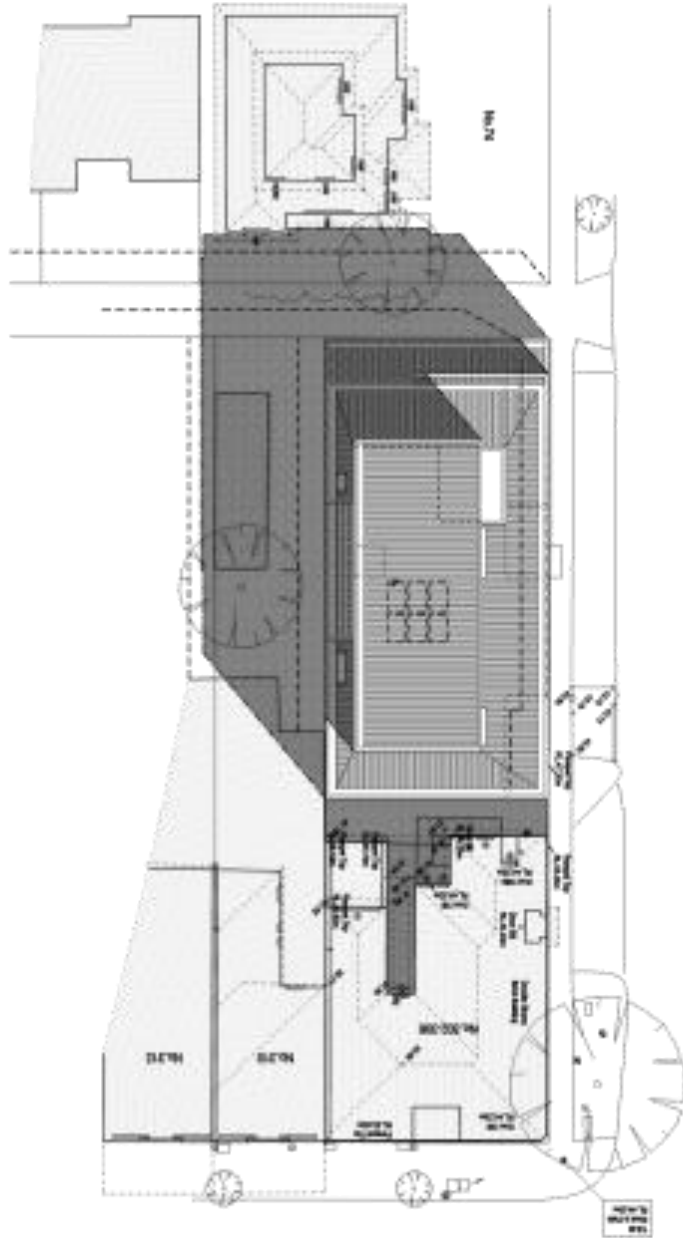
**PROPOSED SHADOW DIAGRAM**  
 SEPTEMBER 22ND, 12 NOON - SUN ALTITUDE = 32 DEG.

**1:200**

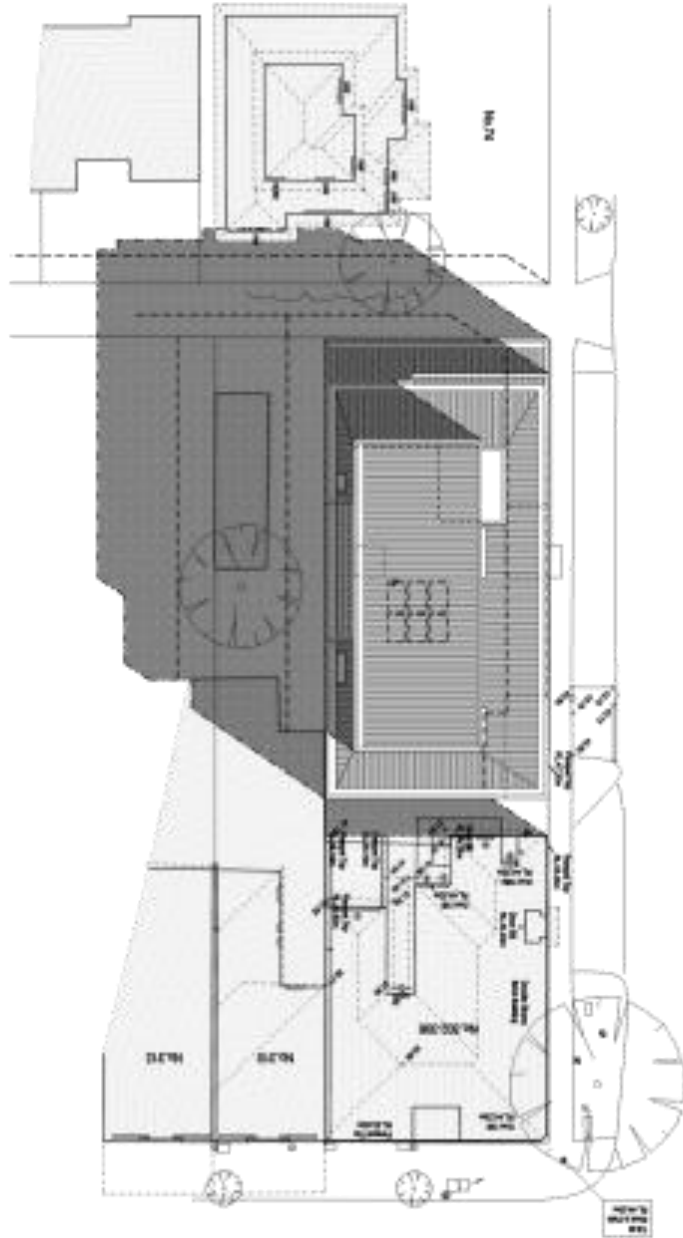


**PROPOSED SHADOW DIAGRAM**  
SEPTEMBER 22ND, 2PM- SUN ALTITUDE = 32 DEG.

**1:200**



• **PROPOSED SHADOW DIAGRAM**      **1:200**  
SEPTEMBER 22ND, 3PM- SUN ALTITUDE = 32 DEG.



**NORTH ELEVATION**

**1:100**



FRONTR STREET

8400 BUILDING HEIGHT  
10000 BUILDING HEIGHT

50' 0" 7/8  
50' 0" 7/8



**WEST ELEVATION**

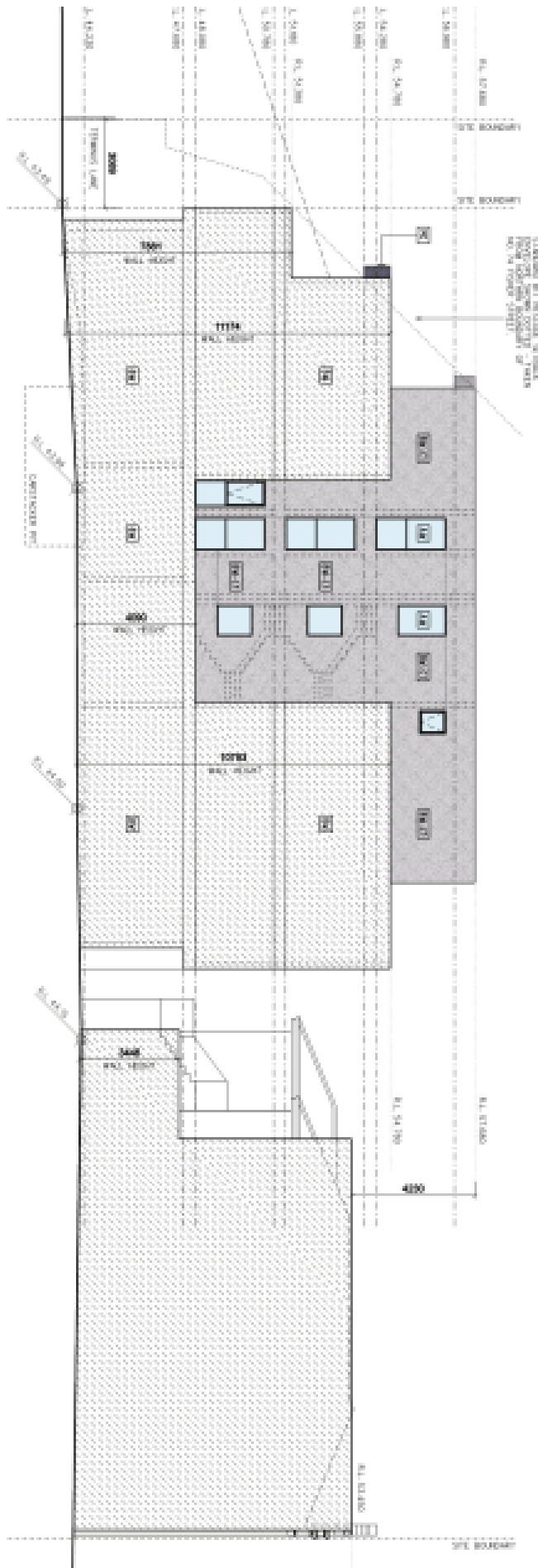
**1:100**



1:100 SCALE TO BE USED FOR ALL DIMENSIONS UNLESS OTHERWISE SPECIFIED

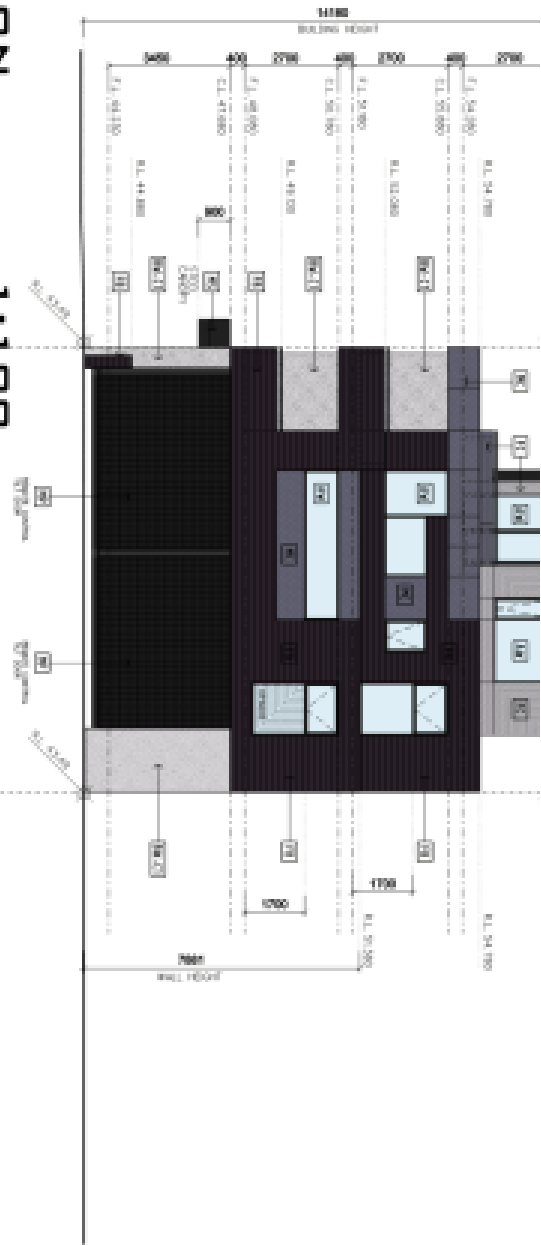
EAST ELEVATION

1:100



SOUTH ELEVATION

1:100

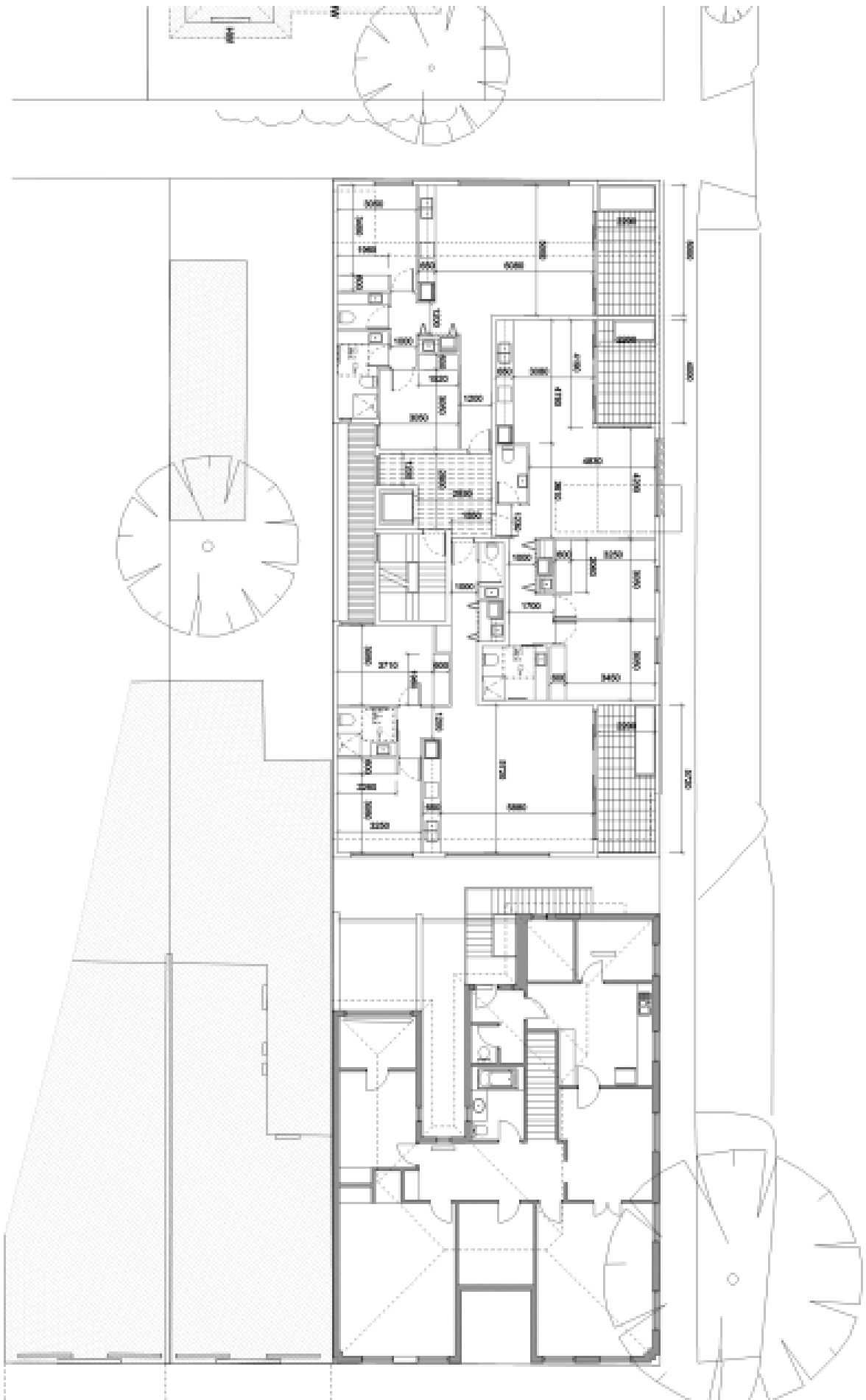




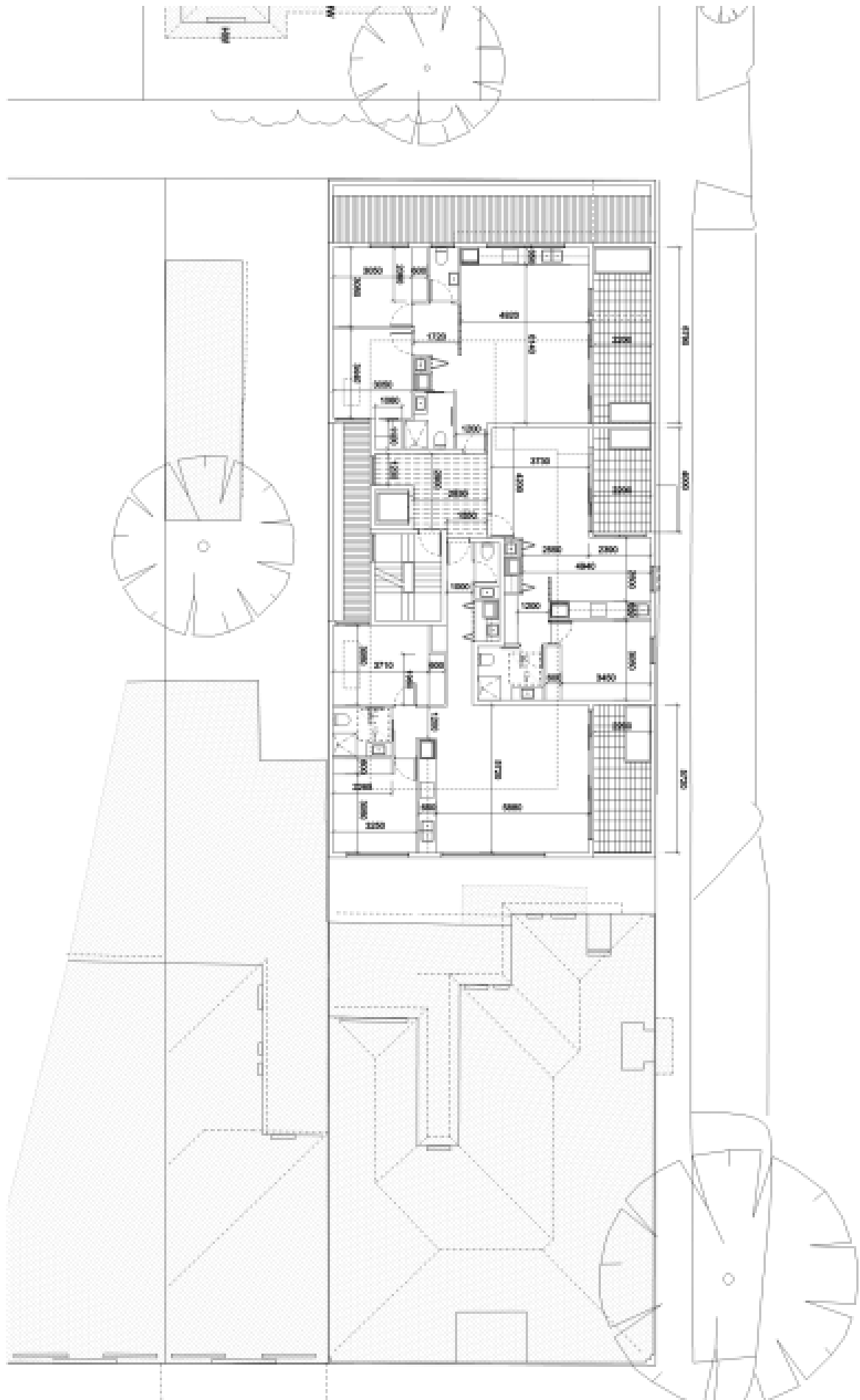
NORTH ELEVATION

1:100

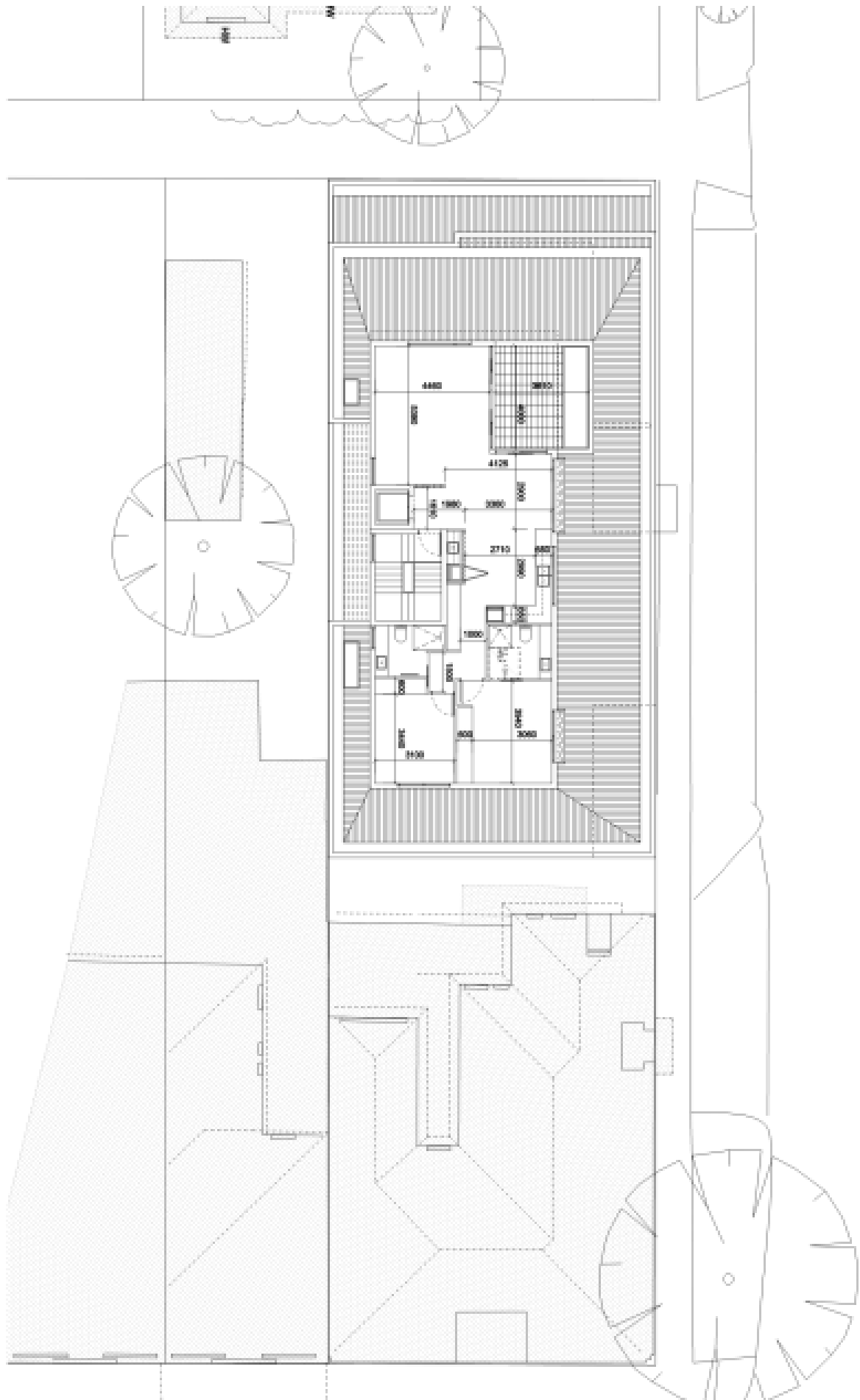




OUTLINE + DIMENSIONS ONLY  
LEVEL 1 FLOOR PLAN 1:100



LEVEL 2 FLOOR PLAN 1:100

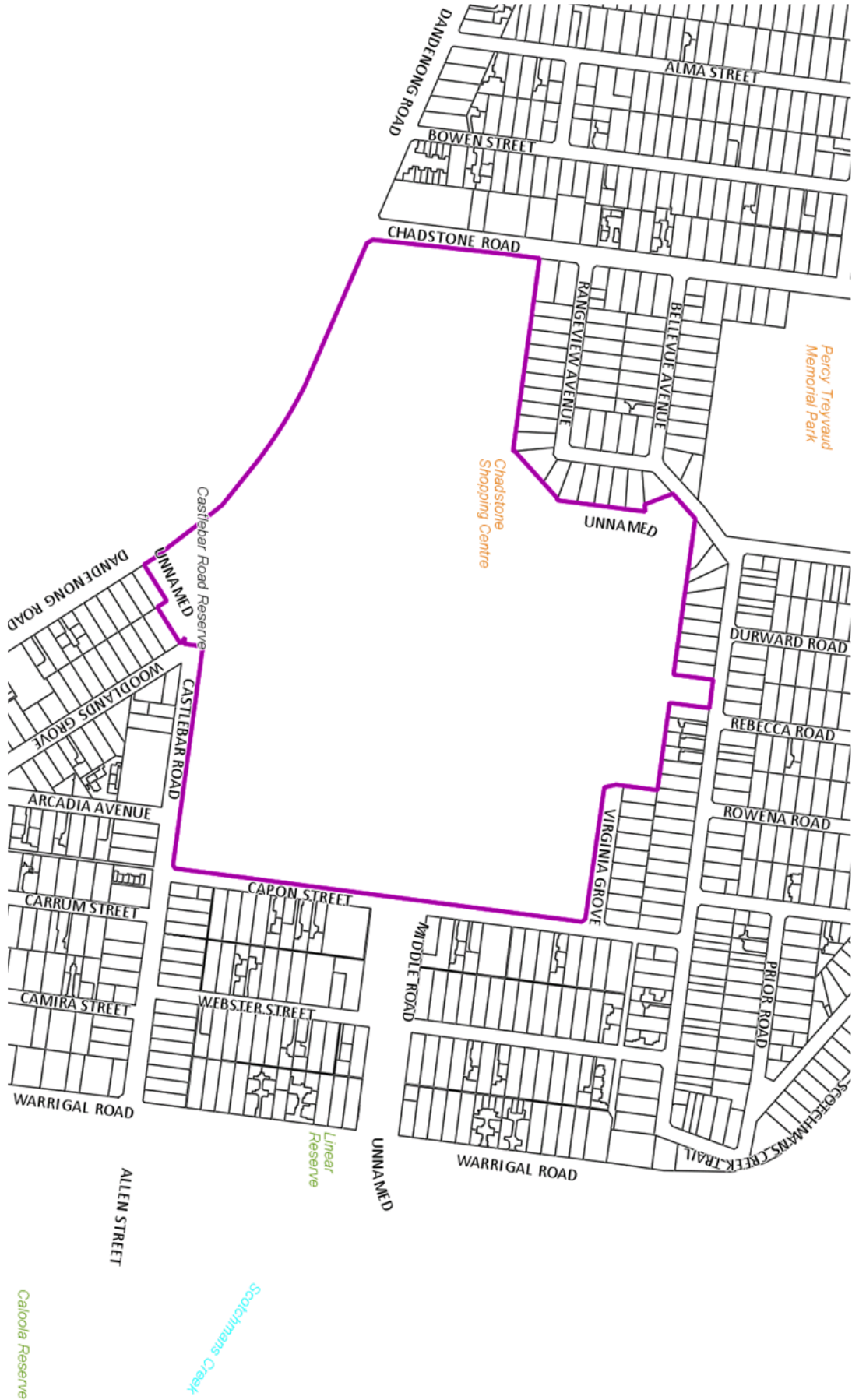


STOUT + DIMENSIONS ONLY  
LEVEL 3 FLOOR PLAN 1:100

Item 4

Attachment 1 PA3 945-07 - Chadstone Shopping  
Centre - 1341 Dandenong Road Malvern  
East - Attachment 1.PDF





The State of Victoria does not warrant the accuracy or completeness of information in this publication and any person using or relying upon such information does so on the basis that the State of Victoria shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.

No Guarantee or warranty is given as to the accuracy or completeness of the details shown on this map. The City of Stonnington shall not be liable in any way for loss of any kind including, damages, costs, interest, loss of profits arising from error, inaccuracy, incompleteness of this information.

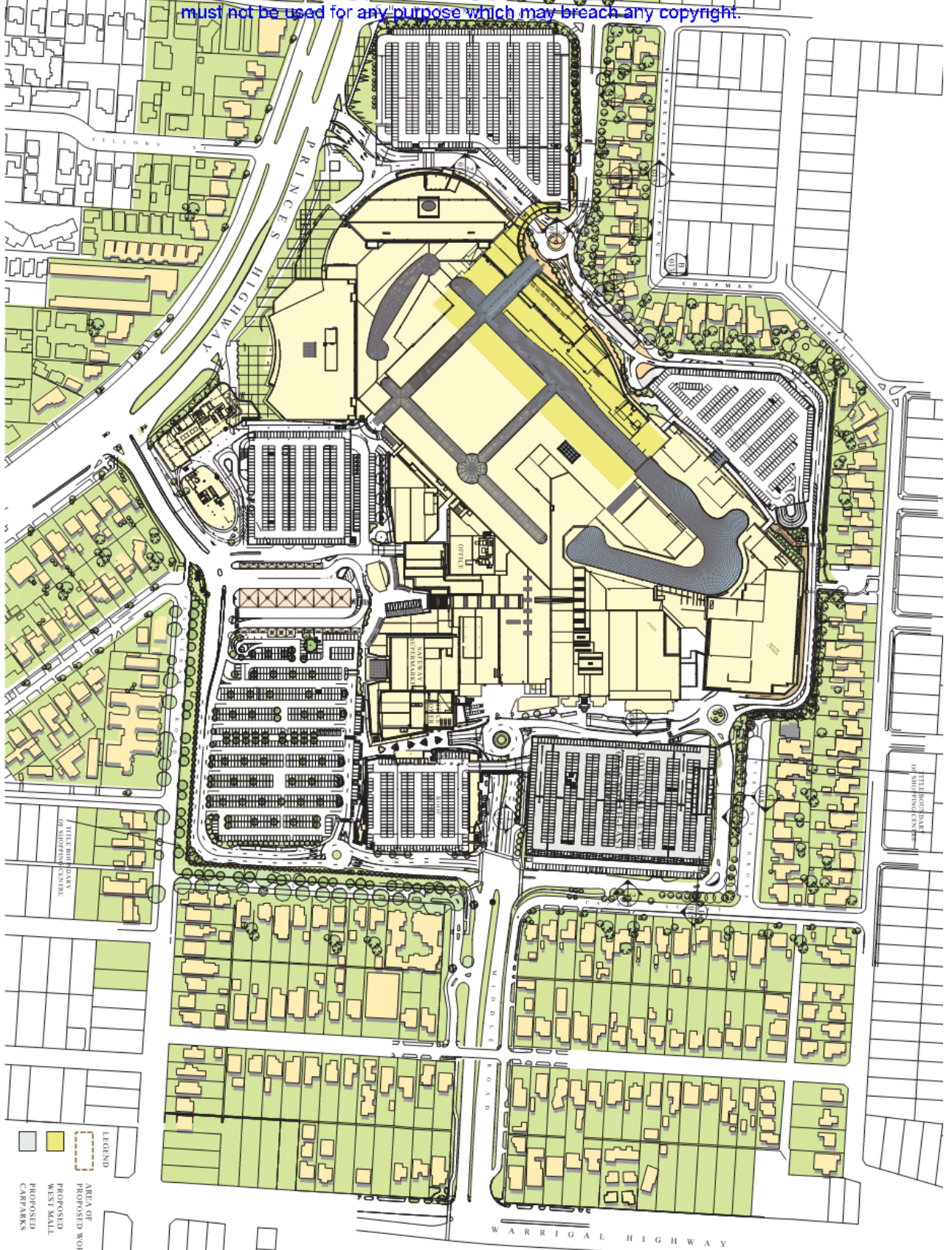


**SITE PLAN**  
**Chadstone Shopping Centre,**  
**1341 Dandenong Road, Malvern East**

Date printed: 23/03/2018  
 Scale: 1:5625

consideration and review as part of a planning process under the Planning and Environment Act 1967. This information must not be used for any purpose which may breach any copyright.

PROPOSED SITE PLAN



- LEGEND
- AREA OF PROPOSED WORKS
- PROPOSED WEST MALL
- PROPOSED CARPARKS

**BUCHANAN**  
 MELBOURNE  
 ARCHITECTS  
 100 COLLINGWOOD STREET  
 MELBOURNE VIC 3066  
 TEL: (03) 9412 3000  
 WWW.BUCHANANARCHITECTS.COM.AU

DATE: 10/10/2011  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]  
 APPROVED BY: [Name]

CONCEPT STAGE AS PER PRESENTATION  
 PROPOSED SITE PLAN

TITLE BLOCKS

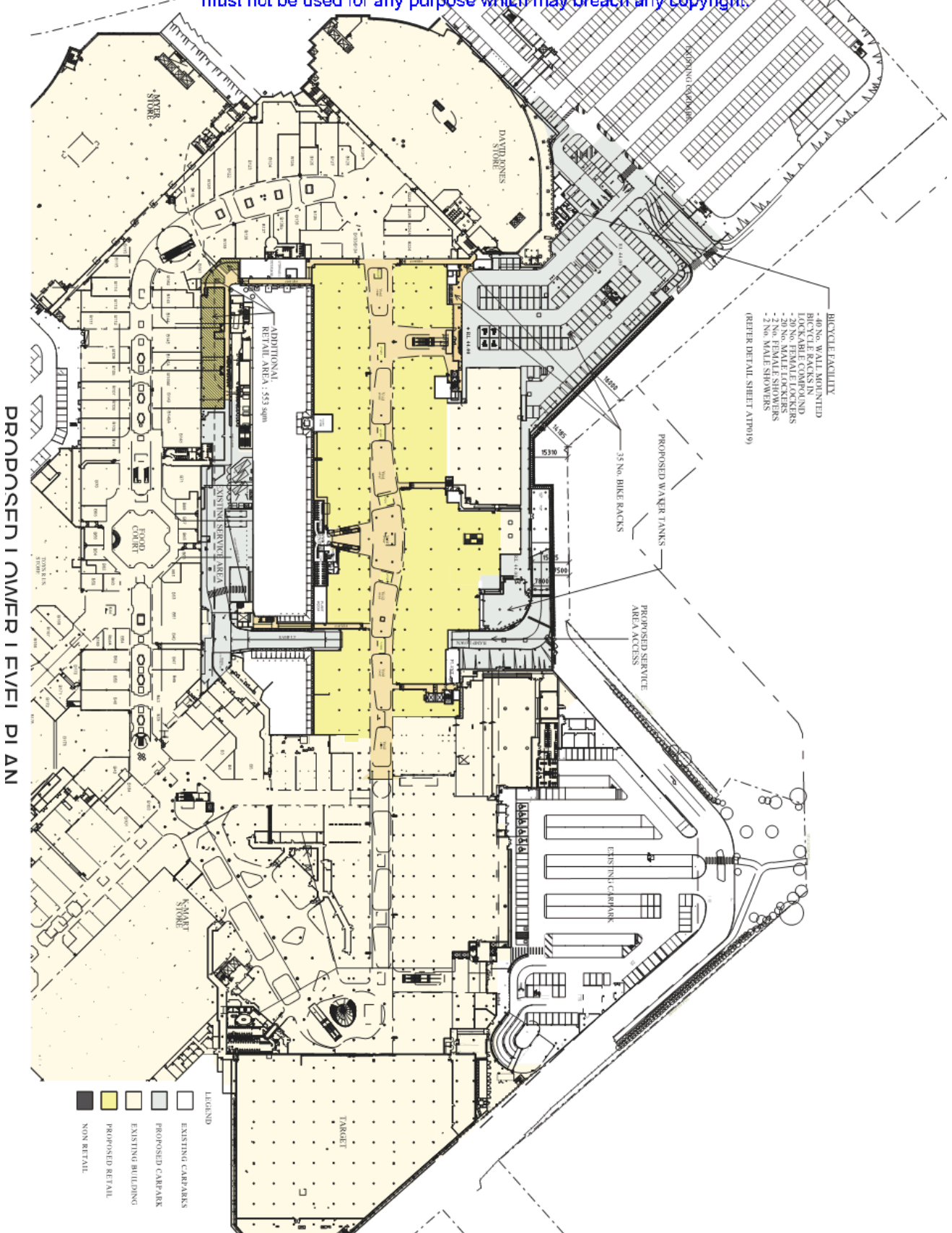
APP-1001 (REVOLUBLY A10)

NOTES

1. SEE PRELIMINARY CONSULTATION REPORT FOR MORE INFORMATION.
2. SEE PRELIMINARY CONSULTATION REPORT FOR MORE INFORMATION.
3. SEE PRELIMINARY CONSULTATION REPORT FOR MORE INFORMATION.



consideration and review as part of a planning process under the Planning and Environment Act 1987. This information must not be used for any purpose which may breach any copyright.



PROPOSED LOWER LEVEL PLAN

- LEGEND**
- PROPOSED RETAIL
  - EXISTING BUILDING
  - EXISTING CARPARK
  - PROPOSED CARPARK
  - EXISTING CARPARKS
  - NON RETAIL

**RECYCLE FACILITY**

- 40 NO. MALE SORTED LOCKABLE COMPOUND
- 20 NO. FEMALE LOCKERS
- 20 NO. MALE LOCKERS
- 20 NO. MALE SHOWERS
- 2 NO. MALE SHOWERS

(REFER DETAIL SHEET ATP019)

PROPOSED WATER TANKS

PROPOSED SERVICE AREA ACCESS

EAST END CARPARK

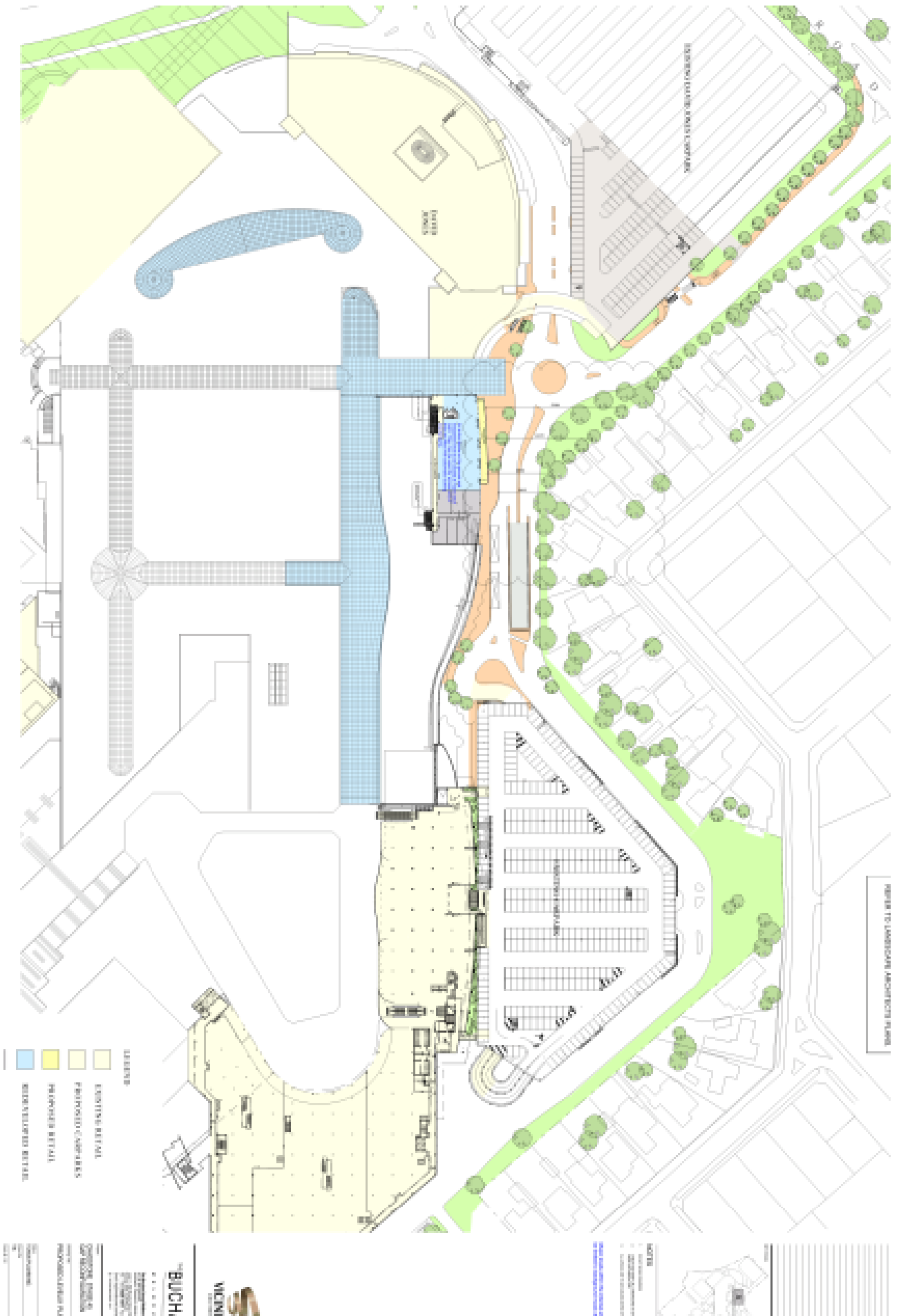


**BUCHANAN**  
 ARCHITECTS  
 100 DANDENONG ROAD  
 MALVERN EAST VIC 3092  
 TEL: 03 9451 1111  
 WWW.BUCHANANARCHITECTS.COM.AU

**CHADSTONE SHOPPING CENTRE**  
 PROPOSED LOWER LEVEL PLAN -  
 INTERNAL FLOOR ADDITIONS  
 PRELIMINARY

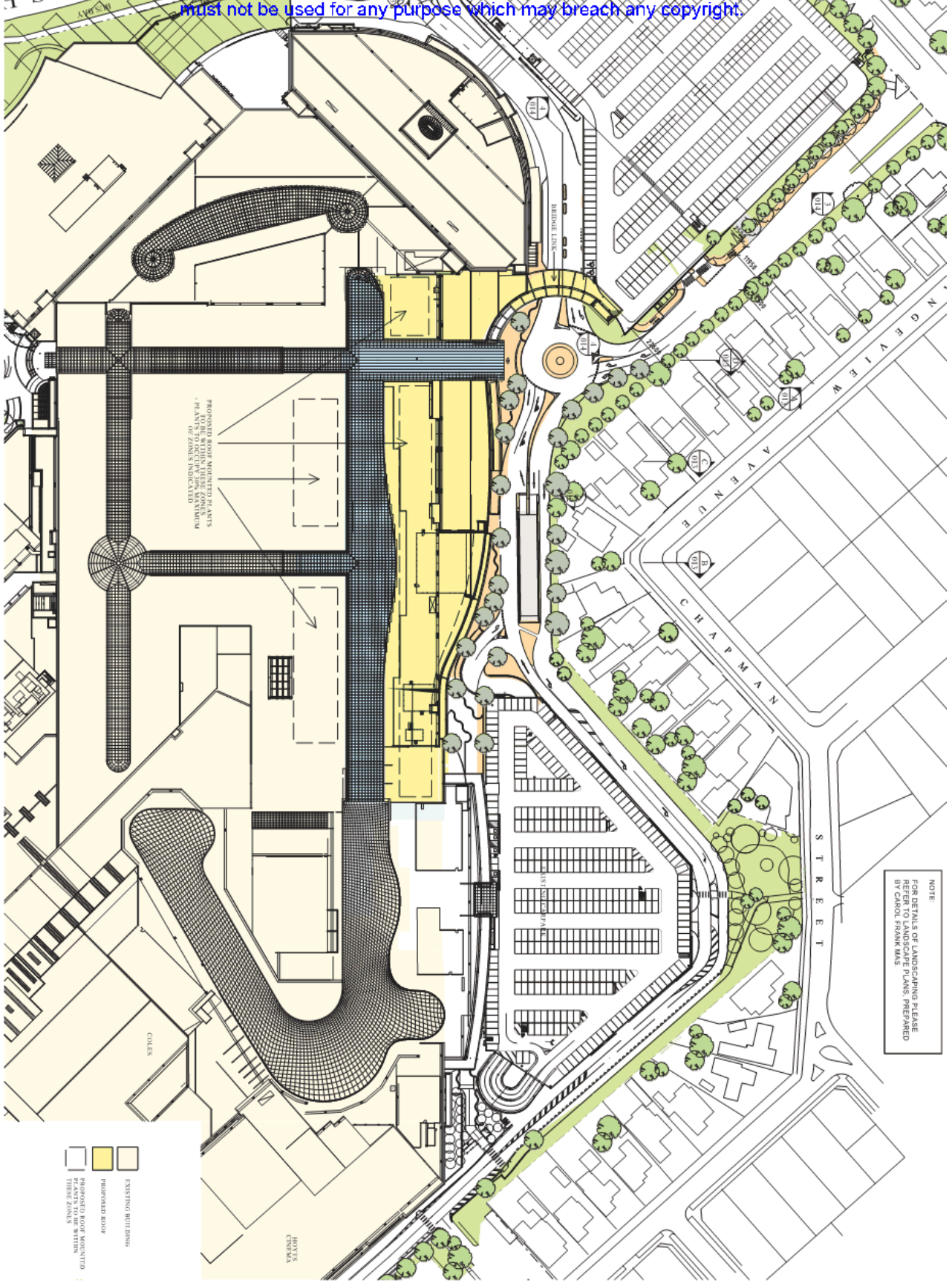
**DATE:** 15/08/2017  
**SCALE:** 1:100  
**PROJECT NO.:** ATP-1008 (PREVIOUSLY ATP 04)





consideration and review as part of a planning process under the Planning and Environment Act 1967. This information must not be used for any purpose which may breach any copyright.

PROPOSED ROOF PLAN



- EXISTING BUILDING
- PROPOSED ROOF
- PROPOSED ROOF MOUNTED PLANTING ZONES

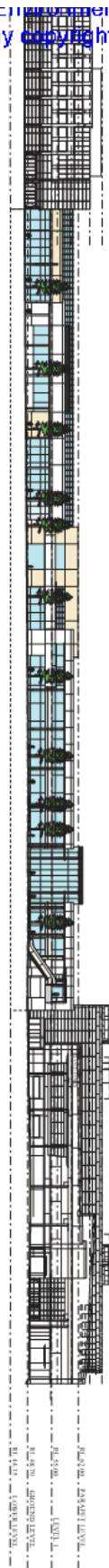
**BUCHANAN**  
 ARCHITECTS  
 100 DANDENONG ROAD  
 MALVERN EAST VIC 3045  
 TEL: 03 9450 1000  
 WWW.BUCHANANARCHITECTS.COM.AU

CHADSTONE STAGE 2  
 PROPOSED ROOF PLAN  
 DATE: 10/10/2018  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]  
 APPROVED BY: [Name]

**NOTES**

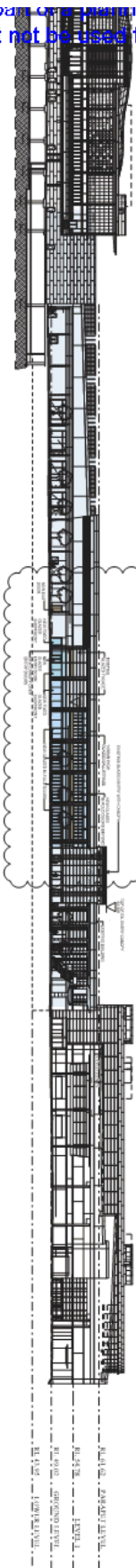
1. REFER TO LANDSCAPE PLANS FOR LANDSCAPING DETAILS.
2. REFER TO STRUCTURAL PLANS FOR STRUCTURAL DETAILS.
3. REFER TO MECHANICAL PLANS FOR MECHANICAL DETAILS.
4. REFER TO ELECTRICAL PLANS FOR ELECTRICAL DETAILS.
5. REFER TO PLUMBING PLANS FOR PLUMBING DETAILS.
6. REFER TO FIRE PLANS FOR FIRE DETAILS.
7. REFER TO ACCESSIBILITY PLANS FOR ACCESSIBILITY DETAILS.
8. REFER TO SIGNAGE PLANS FOR SIGNAGE DETAILS.
9. REFER TO SECURITY PLANS FOR SECURITY DETAILS.
10. REFER TO SUSTAINABILITY PLANS FOR SUSTAINABILITY DETAILS.

consideration and review as part of the planning process under the Planning and Environment Act 1967. This information must not be used for any purpose which may breach any copyright.



1 EXISTING NORTH WEST ELEVATION - ENDORSED  
1:100

All bi-fold doors on the ground and mezzanine level to be closed at 10pm each night. They may be used for access only if they are fitted with automatic closing mechanisms.  
Music levels within the internal and external areas will be limited to background music at all times.



2 PROPOSED NORTH WEST ELEVATION  
1:100

NOTES

1. SEE ATTACHED DRAWINGS FOR FURTHER INFORMATION.
2. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED.
3. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE SPECIFIED.

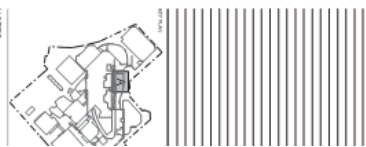
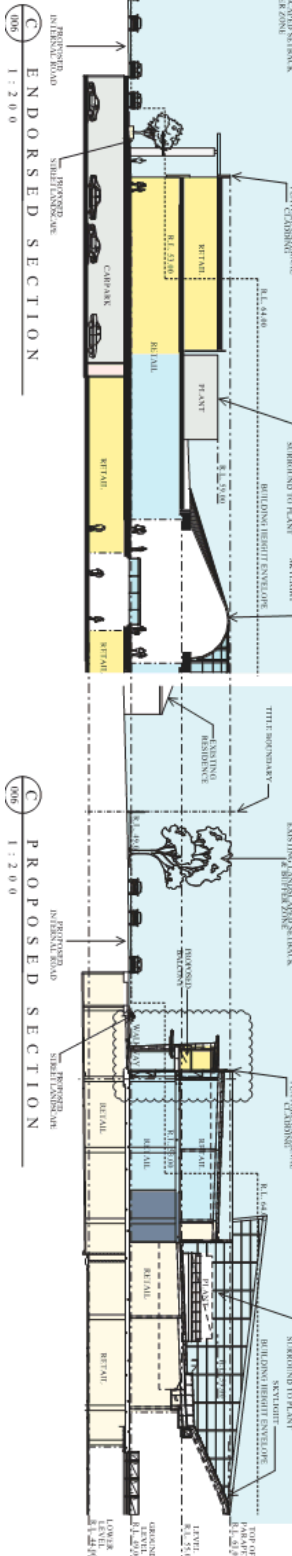
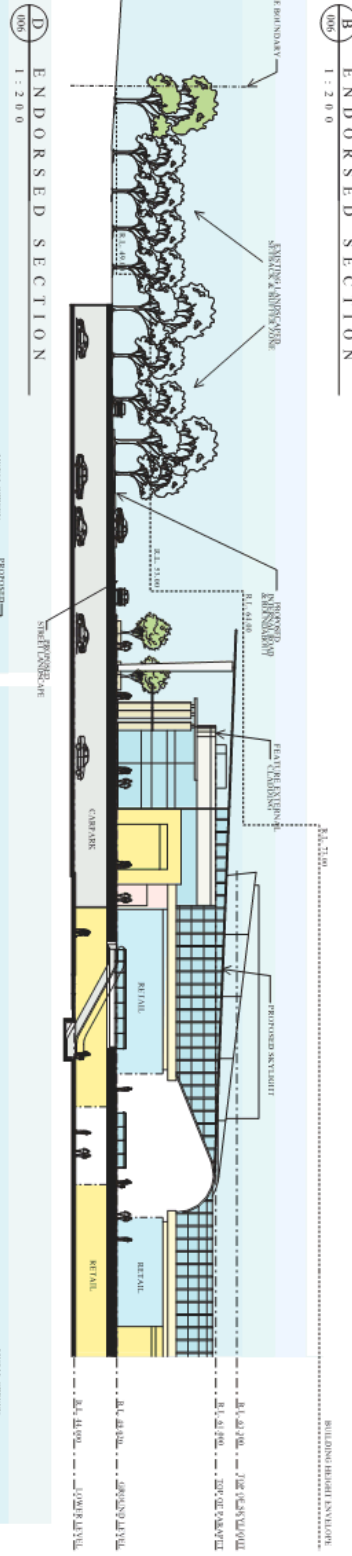
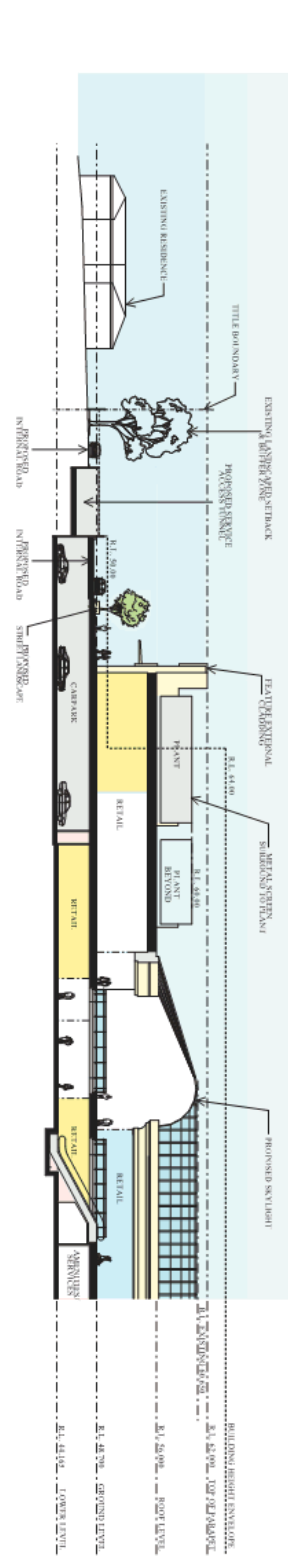
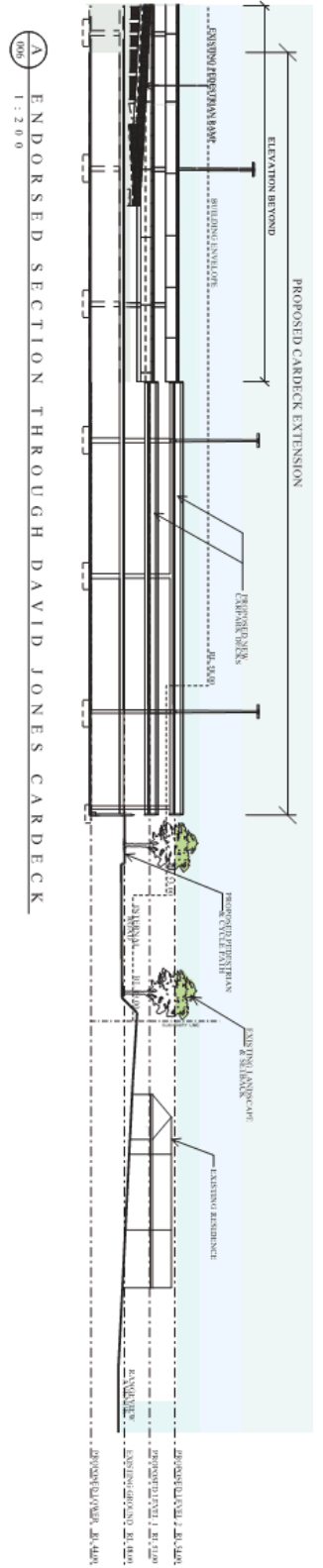
**THE BUCHANAN**  
 ARCHITECTS  
 1341 DANDENONG ROAD  
 MALVERN EAST VIC 3092  
 PH: 03 9499 1000  
 WWW.BUCHANANARCHITECTS.COM.AU

CHADSTONE STRIKE AS  
 CAMPAIGNER  
 EXISTING & PROPOSED  
 MAIN ELEVATION

DATE: 10/10/2014  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]  
 APPROVED BY: [Name]

ATTN: 1004 PREVIOUS VAP 012

consideration and review as part of a planning process under the Planning and Environmental Act 1967. This information must not be used for any purpose which may breach any copyright.



NOTES  
 1. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED.  
 2. REFER TO THE ARCHITECTURAL DRAWINGS FOR FURTHER INFORMATION.  
 3. THIS DRAWING IS THE PROPERTY OF BUCHANAN ARCHITECTS AND SHOULD NOT BE REPRODUCED OR COPIED WITHOUT THE WRITTEN PERMISSION OF BUCHANAN ARCHITECTS.

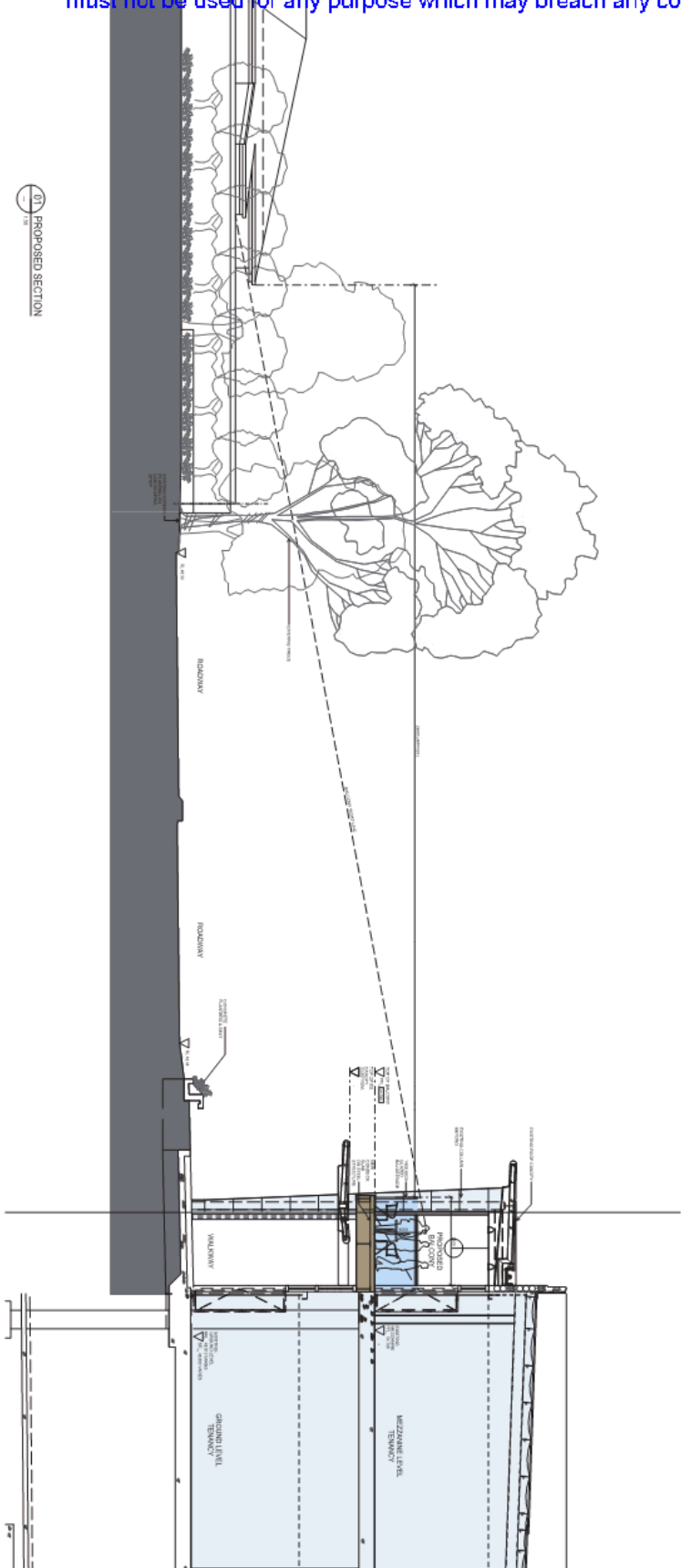
**BUCHANAN**  
 ARCHITECTS  
 100/102 DANDENONG ROAD  
 MALVERN EAST VIC 3092  
 TEL: (03) 9451 1000  
 FAX: (03) 9451 1001  
 WWW.BUCHANANARCHITECTS.COM.AU

PROJECT NO: 1005  
 DATE: 10/05/2016  
 DRAWING NO: APP-1005-FRONT/DAVID JONES CARDECK EXTENSION  
 SCALE: 1:200

DESIGNED BY: [Name]  
 CHECKED BY: [Name]  
 DRAWN BY: [Name]



consideration and review as part of a planning process under the Planning and Environment Act 1967. This information must not be used for any purpose which may breach any copyright.



11) PROPOSED SECTION

**NOTES**

1. SEE ARCHITECT'S RESPONSE TO CONSULTATION COMMENTS
2. SEE ARCHITECT'S RESPONSE TO CONSULTATION COMMENTS
3. SEE ARCHITECT'S RESPONSE TO CONSULTATION COMMENTS

**THE BUCHANAN**  
 ARCHITECTS  
 1341 DANDENONG ROAD  
 MALVERN EAST VIC 3022  
 TEL: 03 9450 1000  
 WWW.BUCHANANARCHITECTS.COM.AU

**CHADSTONE STAGES 2 & 3  
 ARCHITECTURAL RESPONSE TO  
 CONSULTATION COMMENTS**

PROPOSED SECTION

DATE: 10/07/2024  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]  
 APPROVED BY: [Name]

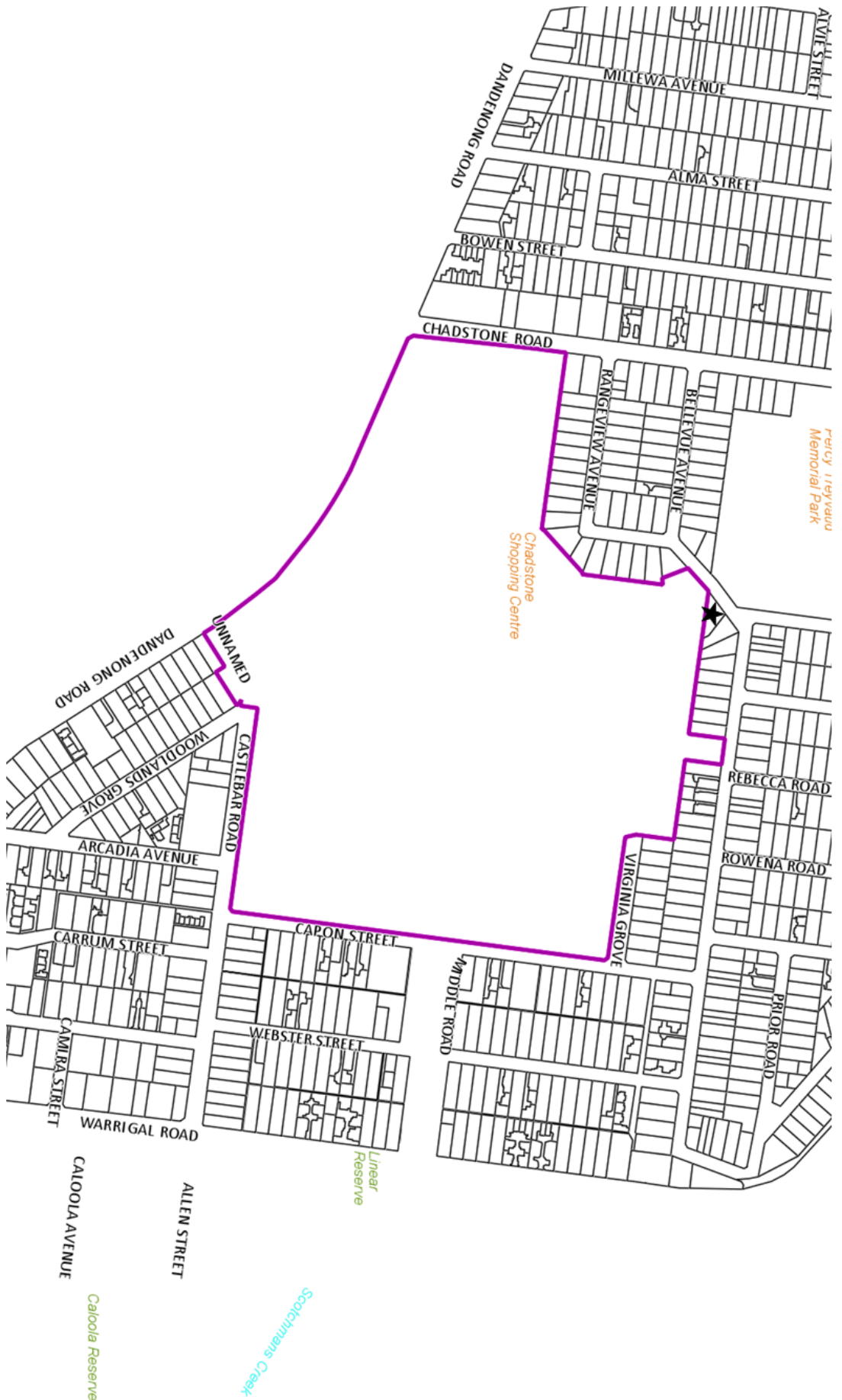
ATTN-1007



Item 5

Attachment 1 PA2 927-17 - Chadstone Shopping  
Centre - 1341 Dandenong Road Malvern  
East - Attachment 1.PDF





The State of Victoria does not warrant the accuracy or completeness of information in this publication and any person using or relying upon such information does so on the basis that the State of Victoria shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.

No Guarantee or warranty is given as to the accuracy or completeness of the details shown on this map. The City of Stonnington shall not be liable in any way for loss of any kind including, damages, costs, interest, loss of profits arising from error, inaccuracy, incompleteness of this information.



**OBJECTOR MAP**  
**Chadstone Shopping Centre**  
**1341 Dandenong Road, Malvern East**

Date printed: 26/03/2018  
 Scale: 1:6015

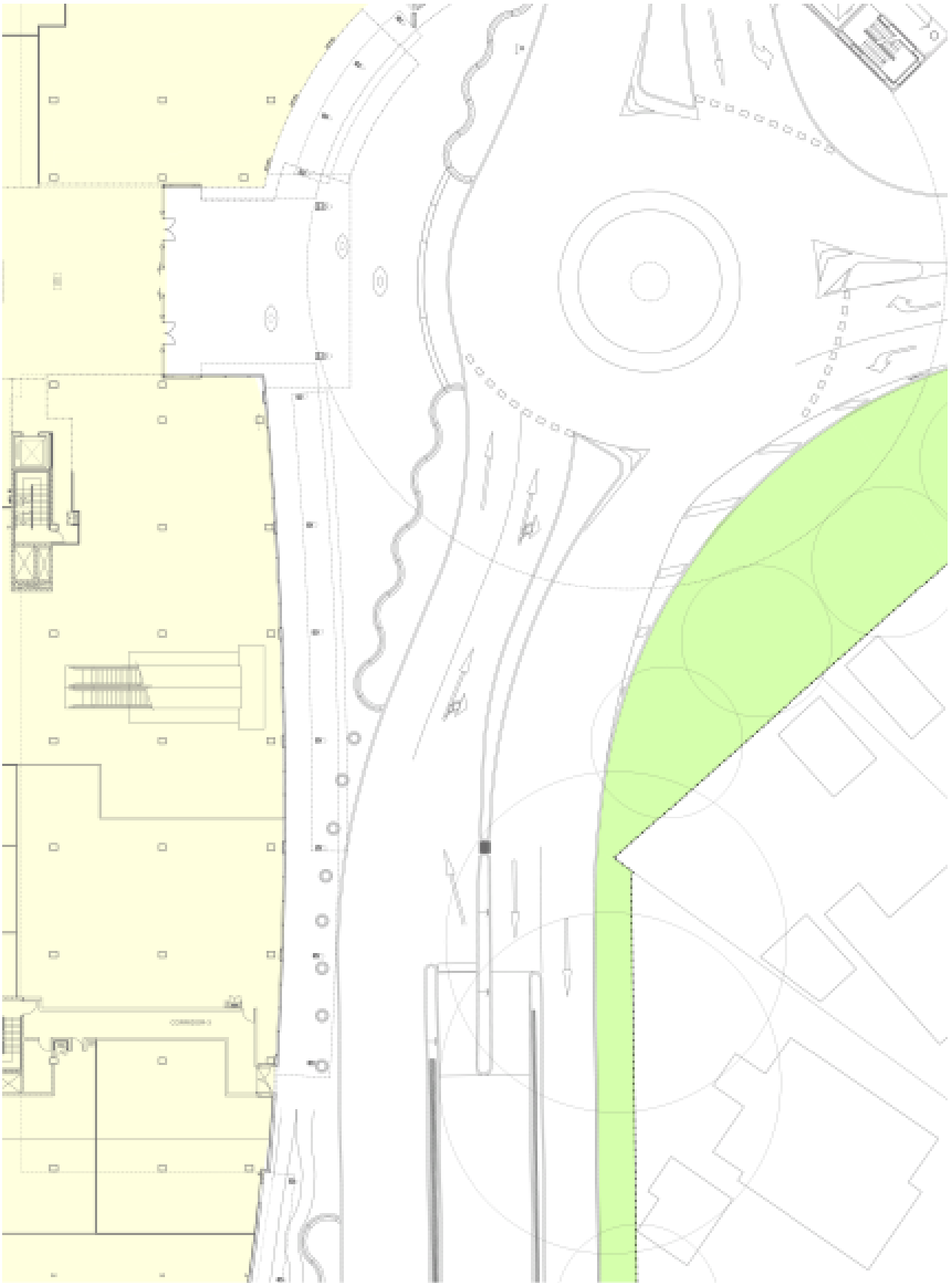


**BUCH**  
 ARCHITECTS  
 1000 DANDENONG ROAD  
 MALVERN EAST VIC 3086  
 PH: 03 9594 1000  
 WWW.BUCHARCHITECTS.COM.AU

**LEGEND**  
 BUILDING FOOTPRINT  
 LANDSCAPED AREA  
 PAVED AREA  
 EXISTING FOOTPRINT

**NOTES**  
 1. ALL WORK TO BE COMPLETED BY 31/12/2017  
 2. ALL WORK TO BE COMPLETED BY 31/12/2017



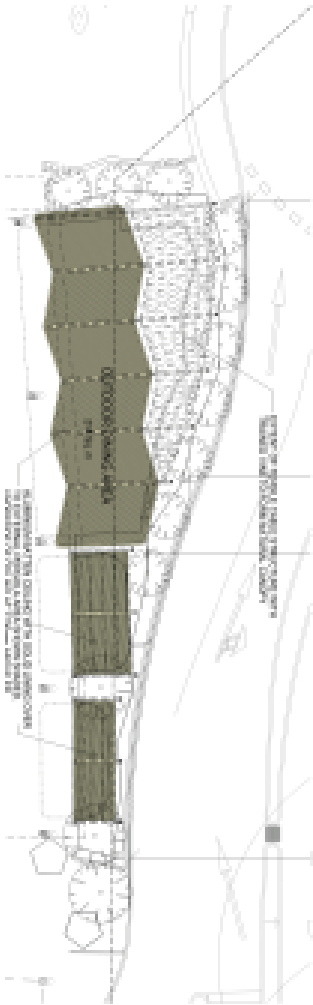


**BUCHI**  
 ARCHITECTS  
 100/102 GARDNER STREET  
 MELBOURNE VIC 3000  
 TEL: 03 9412 3400  
 WWW.BUCHIARCHITECTS.COM.AU

**LEGEND**

- EXISTING BUILDING
- PROPOSED BUILDING
- PROPOSED LANDSCAPE
- PROPOSED PLANTING
- PROPOSED PATHS
- PROPOSED DRIVEWAYS
- PROPOSED PARKING
- PROPOSED FENCES
- PROPOSED LIGHTING
- PROPOSED SIGNAGE
- PROPOSED UTILITIES
- PROPOSED WATERWAYS
- PROPOSED TERRACING
- PROPOSED RETAINING WALLS
- PROPOSED CURBS
- PROPOSED KERBS
- PROPOSED DRIVEWAYS
- PROPOSED PARKING
- PROPOSED FENCES
- PROPOSED LIGHTING
- PROPOSED SIGNAGE
- PROPOSED UTILITIES
- PROPOSED WATERWAYS
- PROPOSED TERRACING
- PROPOSED RETAINING WALLS
- PROPOSED CURBS
- PROPOSED KERBS



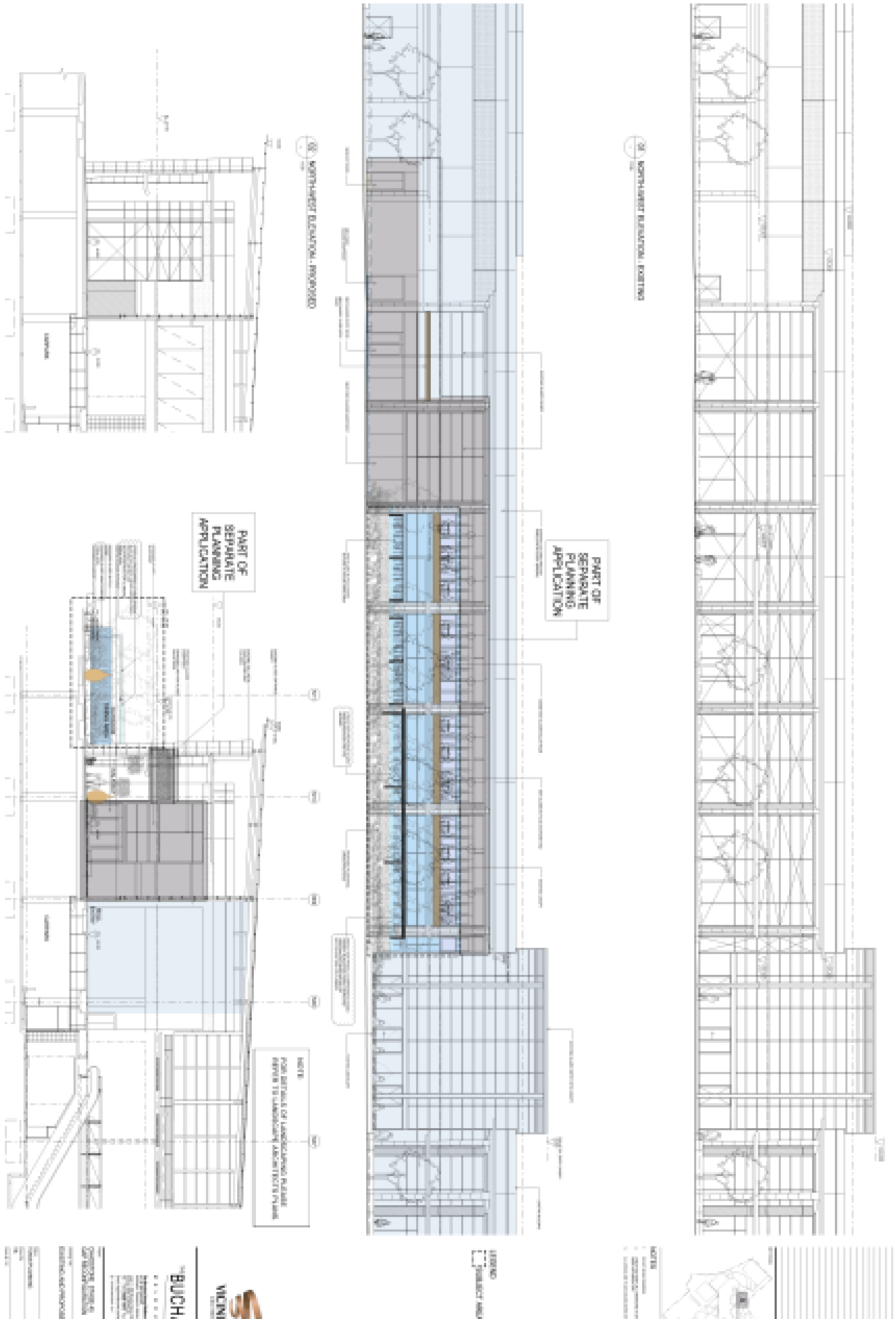


PART PLAN - PERGOLA CEILING



PART PLAN -  
SET BACK DIMENSIONS  
TO ADJOINING DWELLINGS

<p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: white; margin-right: 5px;"></span> SUBJECT AREA</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: lightblue; margin-right: 5px;"></span> EXISTING BUILDING</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: orange; margin-right: 5px;"></span> PROPOSED LIT</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: lightorange; margin-right: 5px;"></span> PERGOLA LIT</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: yellow; margin-right: 5px;"></span> PROPOSED LIT</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: lightgreen; margin-right: 5px;"></span> EXISTING PLANTING</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: green; margin-right: 5px;"></span> PROPOSED PLANTING</li> </ul>	<p><b>NOTES</b></p> <ol style="list-style-type: none"> <li>1. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE STATED.</li> <li>2. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE STATED.</li> <li>3. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE STATED.</li> </ol>	<p><b>DATE:</b> 10/10/2017</p> <p><b>PROJECT:</b> CHADSTONE SHOPPING CENTRE</p> <p><b>CLIENT:</b> CHADSTONE SHOPPING CENTRE</p> <p><b>SCALE:</b> 1:100</p> <p><b>PROJECT NO.:</b> PA2 927-17</p> <p><b>PROJECT NAME:</b> CHADSTONE SHOPPING CENTRE</p> <p><b>PROJECT ADDRESS:</b> 1341 DANDENONG ROAD MALVERN EAST</p> <p><b>PROJECT CONTACT:</b> CHADSTONE SHOPPING CENTRE</p> <p><b>PROJECT PHONE:</b> 03 9594 1000</p> <p><b>PROJECT FAX:</b> 03 9594 1000</p> <p><b>PROJECT EMAIL:</b> CHADSTONE@CHADSTONE.COM.AU</p> <p><b>PROJECT WEBSITE:</b> CHADSTONE.COM.AU</p>	<p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: white; margin-right: 5px;"></span> SUBJECT AREA</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: lightblue; margin-right: 5px;"></span> EXISTING BUILDING</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: orange; margin-right: 5px;"></span> PROPOSED LIT</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: lightorange; margin-right: 5px;"></span> PERGOLA LIT</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: yellow; margin-right: 5px;"></span> PROPOSED LIT</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: lightgreen; margin-right: 5px;"></span> EXISTING PLANTING</li> <li><span style="display: inline-block; width: 15px; height: 15px; border: 1px solid black; background-color: green; margin-right: 5px;"></span> PROPOSED PLANTING</li> </ul>
---	--	---	---



**BUCHI**  
 ARCHITECTS  
 1111 DANDENONG ROAD  
 MALVERN EAST VIC 3092  
 TEL: 03 9499 1111  
 WWW.BUCHIARCHITECTS.COM.AU

**WONG**  
 ARCHITECTS  
 1111 DANDENONG ROAD  
 MALVERN EAST VIC 3092  
 TEL: 03 9499 1111  
 WWW.WONGARCHITECTS.COM.AU

**SPENCER DESIGN**  
 1111 DANDENONG ROAD  
 MALVERN EAST VIC 3092  
 TEL: 03 9499 1111  
 WWW.SPENCERDESIGN.COM.AU

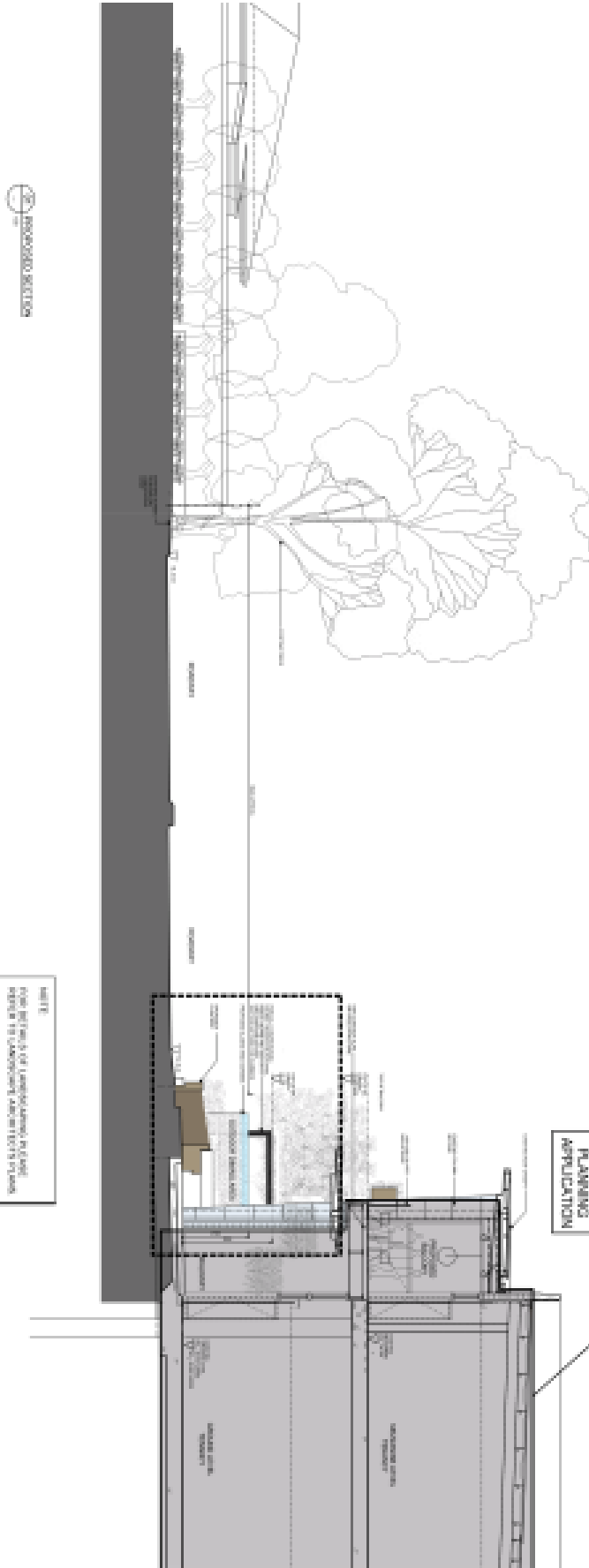
LEGEND  
 [Symbol] Proposed Area  
 [Symbol] Existing Area

**NOTES**

1. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED.
2. REFER TO THE ARCHITECTURAL DRAWINGS FOR FURTHER DETAILS.
3. REFER TO THE STRUCTURAL DRAWINGS FOR FURTHER DETAILS.
4. REFER TO THE MECHANICAL AND ELECTRICAL DRAWINGS FOR FURTHER DETAILS.

DATE: 10/10/2017  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]





SECTION

NOTE: THIS SECTION OF LANDSCAPE ARCHITECTURE REPORT IS FOR INFORMATION ONLY AND DOES NOT REPRESENT A COMMITMENT TO ANY PARTICULAR DESIGN OR MATERIALS.

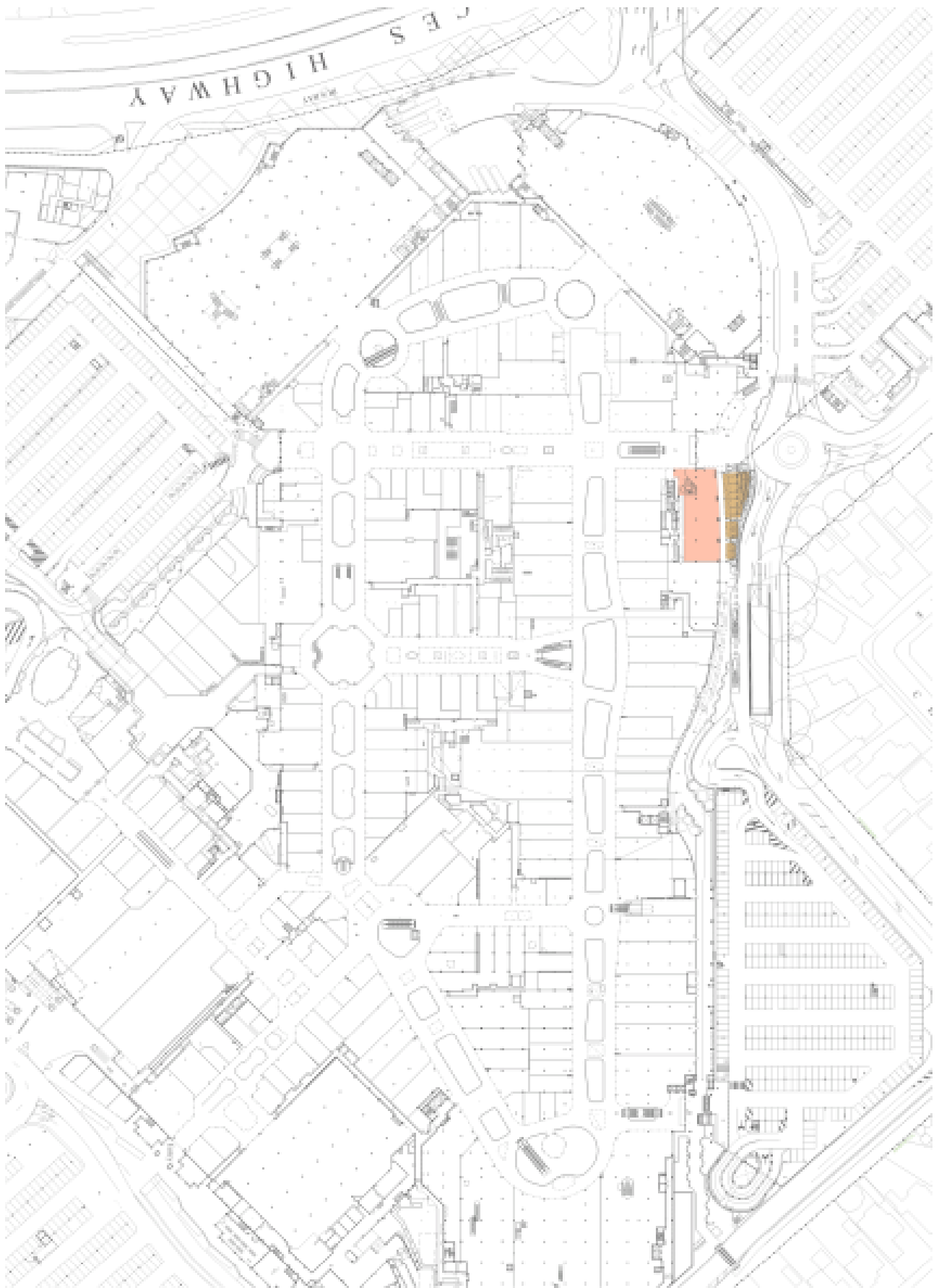
PART OF SEPARATE PLANNING APPLICATION

**BUCHI**  
 ARCHITECTS  
 100/102 DANDENONG ROAD  
 MALVERN EAST VIC 3045  
 TEL: 03 9497 1111  
 WWW.BUCHIARCHITECTS.COM.AU

**LEND**  
 CONSULTING  
 100/102 DANDENONG ROAD  
 MALVERN EAST VIC 3045  
 TEL: 03 9497 1111  
 WWW.LENDCONSULTING.COM.AU

**NOTES**

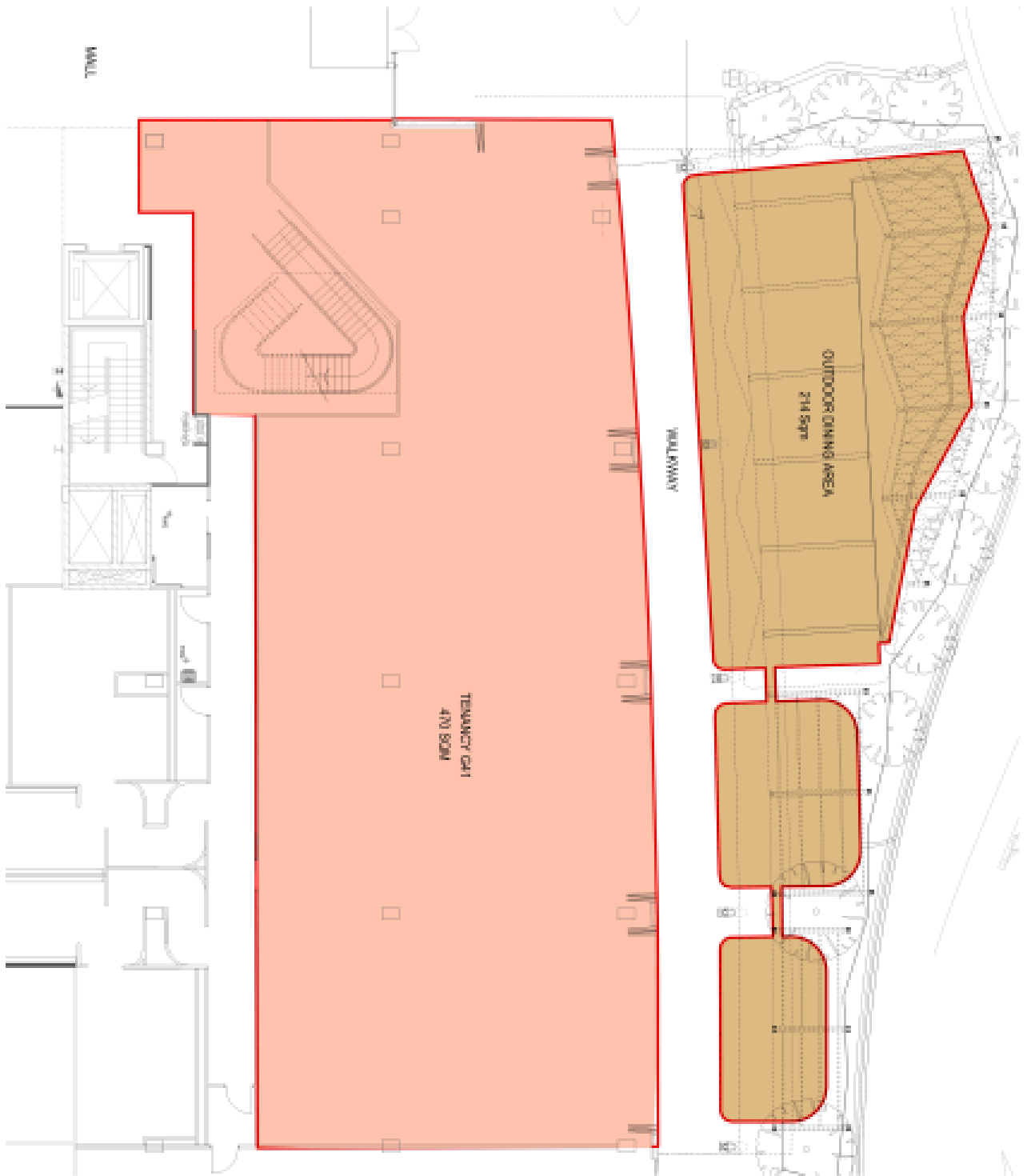
1. ALL WORK TO BE IN ACCORDANCE WITH THE CURRENT BUILDING REGULATIONS AND STANDARDS.
2. ALL WORK TO BE IN ACCORDANCE WITH THE CURRENT PLANNING REGULATIONS AND STANDARDS.
3. ALL WORK TO BE IN ACCORDANCE WITH THE CURRENT ENVIRONMENTAL REGULATIONS AND STANDARDS.



**BUCHI**  
ARCHITECTS  
1341 DANDENONG ROAD  
MALVERN EAST VIC 3086  
PH: 03 9499 1111  
WWW.BUCHIARCHITECTS.COM.AU



**NOTES**  
1. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CITY OF MALVERN LOCAL GOVERNMENT ACT 1995.  
2. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CITY OF MALVERN LOCAL GOVERNMENT ACT 1995.  
3. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CITY OF MALVERN LOCAL GOVERNMENT ACT 1995.

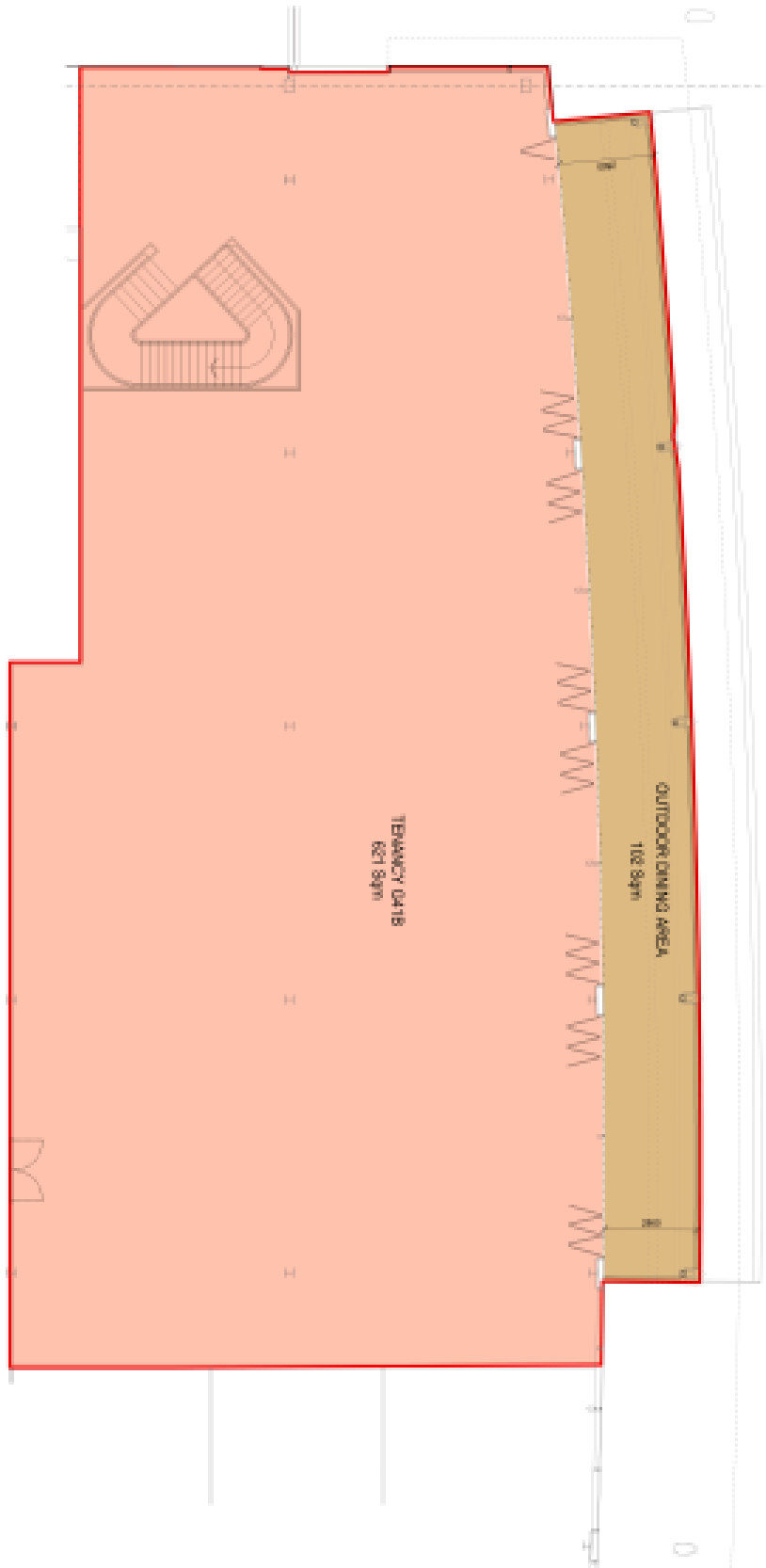


**BUCHI**  
 ARCHITECTS  
 100/102 GARDNER STREET  
 MELB 3000  
 TEL: 03 9412 3333  
 WWW.BUCHIARCHITECTS.COM.AU



NO.	REVISION	DATE
1	ISSUED FOR PERMIT	10/10/2017
2	ISSUED FOR PERMIT	10/10/2017
3	ISSUED FOR PERMIT	10/10/2017
4	ISSUED FOR PERMIT	10/10/2017
5	ISSUED FOR PERMIT	10/10/2017
6	ISSUED FOR PERMIT	10/10/2017
7	ISSUED FOR PERMIT	10/10/2017
8	ISSUED FOR PERMIT	10/10/2017
9	ISSUED FOR PERMIT	10/10/2017
10	ISSUED FOR PERMIT	10/10/2017





**BUCHI**  
 ARCHITECTS  
 100/102 DANDENONG ROAD  
 MALVERN EAST VIC 3022  
 PH: 03 9499 1000  
 WWW.BUCHIARCHITECTS.COM.AU

**BUCHI**  
 ARCHITECTS  
 100/102 DANDENONG ROAD  
 MALVERN EAST VIC 3022  
 PH: 03 9499 1000  
 WWW.BUCHIARCHITECTS.COM.AU

**BUCHI**  
 ARCHITECTS  
 100/102 DANDENONG ROAD  
 MALVERN EAST VIC 3022  
 PH: 03 9499 1000  
 WWW.BUCHIARCHITECTS.COM.AU

**NOTES**

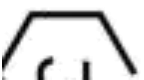
1. REFER TO ARCHITECTURAL DRAWINGS FOR ALL DIMENSIONS AND FINISHES.
2. REFER TO STRUCTURAL DRAWINGS FOR ALL STRUCTURAL REQUIREMENTS.
3. REFER TO MECHANICAL AND ELECTRICAL DRAWINGS FOR ALL SERVICES.

DATE: 10/10/2017  
 DRAWN BY: [Name]  
 CHECKED BY: [Name]



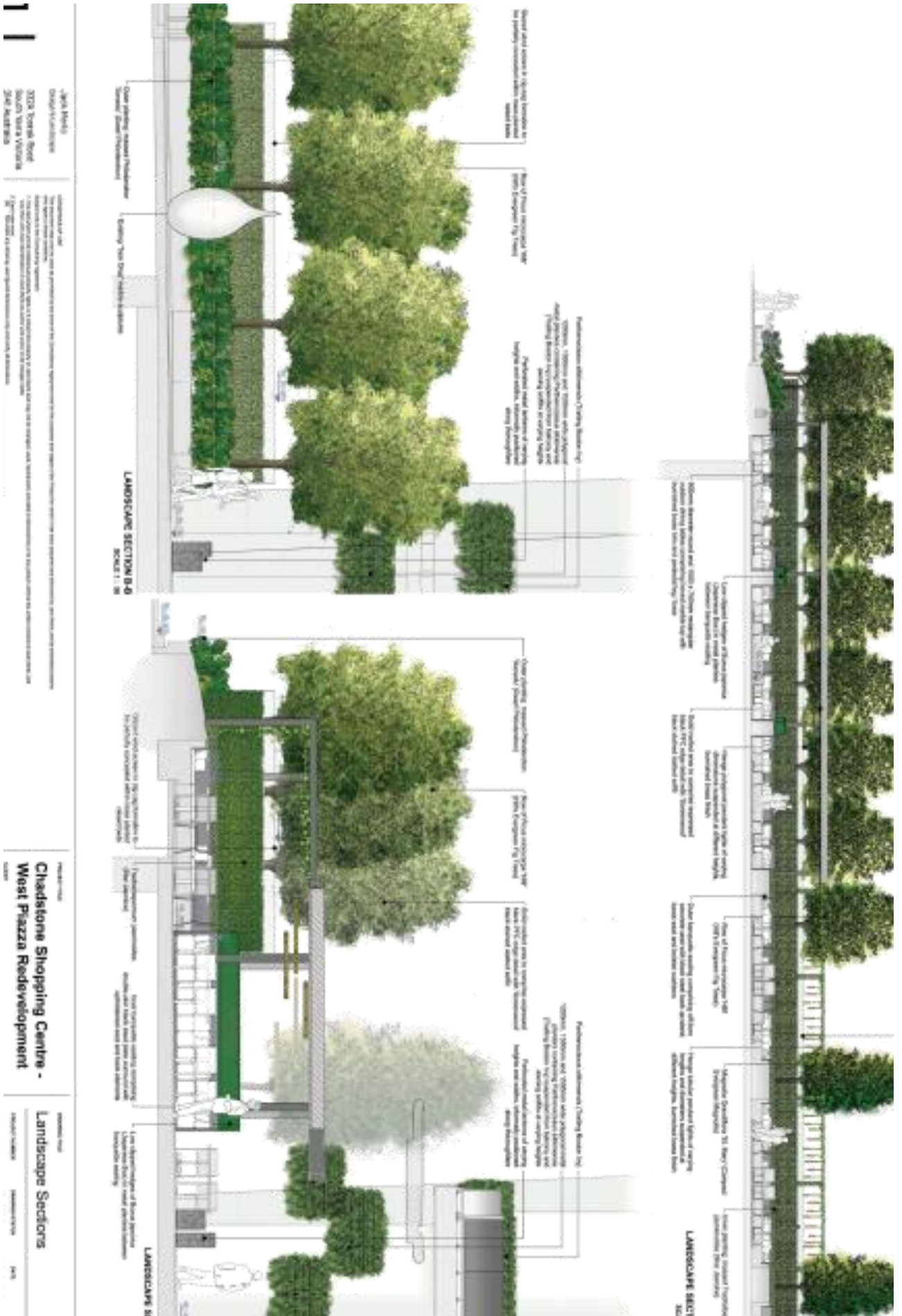


- Banquette Seating
- Henge Polygonal Light Rings
- Henge Tubular Pendant Lights
- Linear Granite Paving
- Off form concrete bench seating
- Paola Lenti 'Amr' Outdoor Dining Chair
- Paola Lenti 'K6r' Outdoor Dining Chair
- Patterned Paving
- Perforated Metal Lantern
- Skyrange Steel Doors
- Slatted Timber Ceiling
- Stone Table with Unpolished Brass Trim







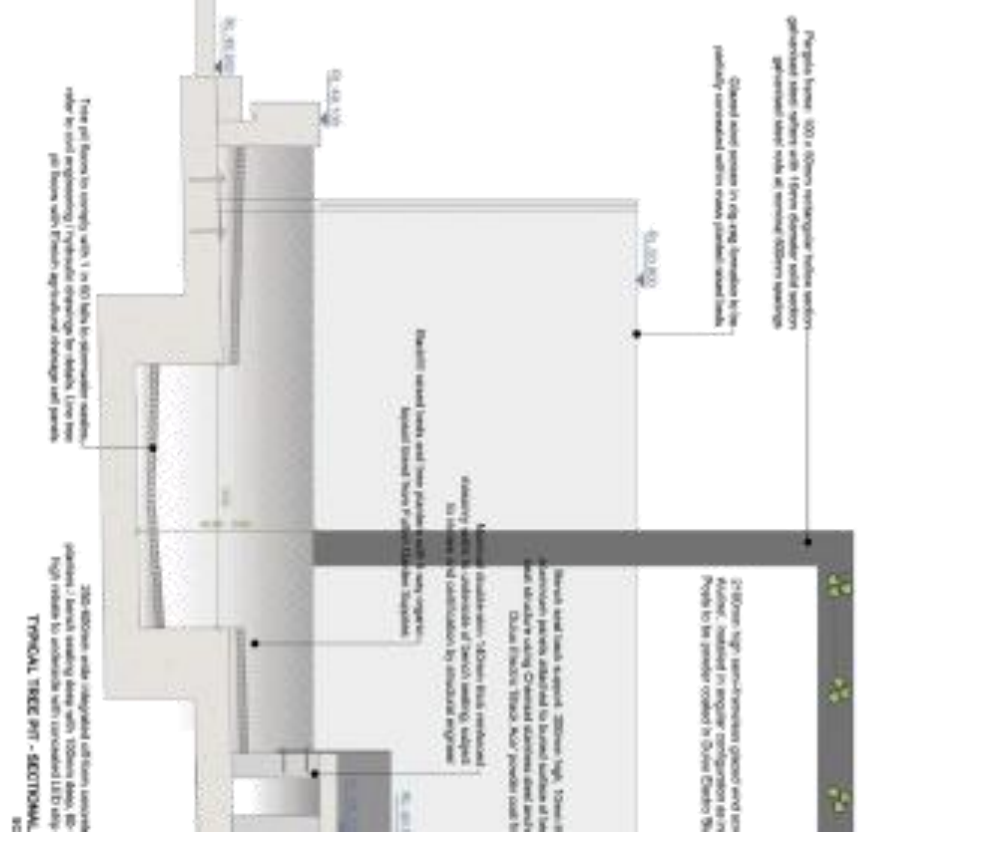
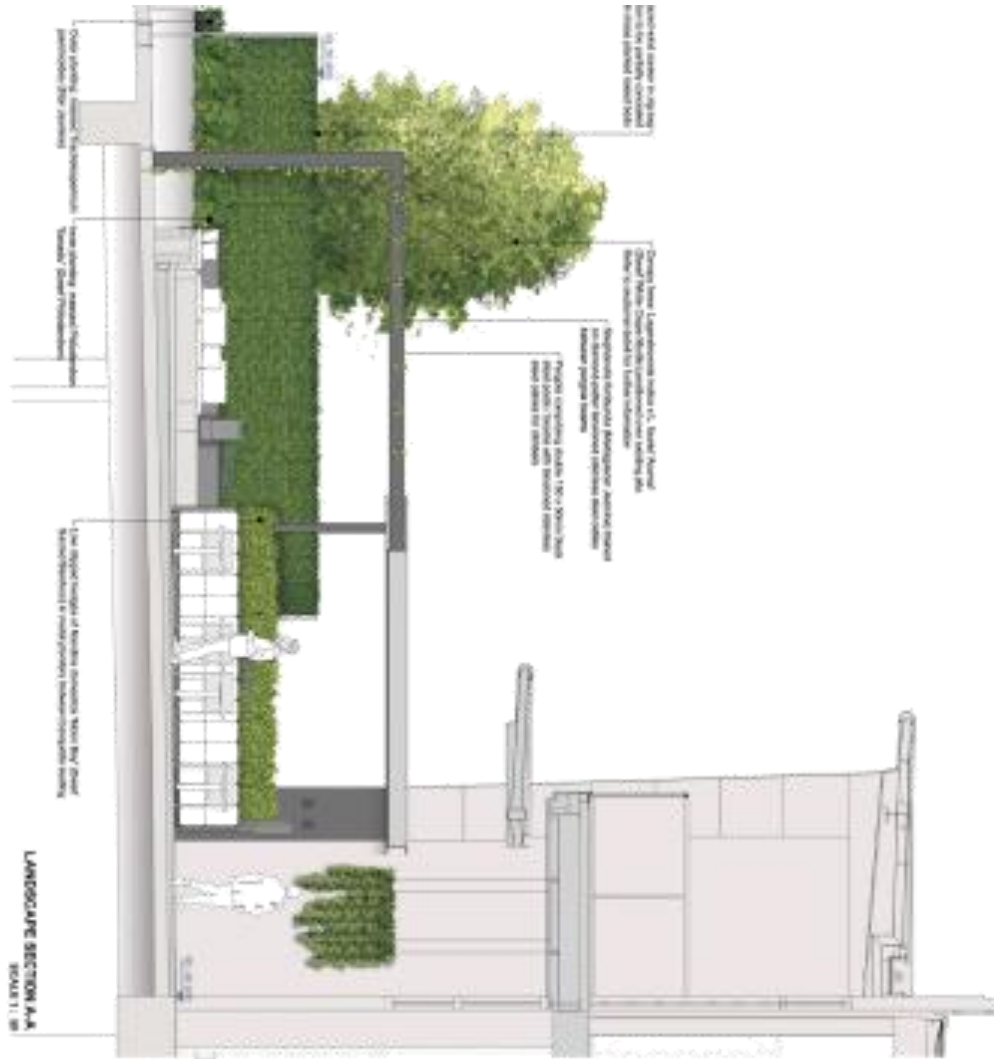




- 01 *Ficus japonica* (Japanese Box)
- 02 *Ficus microcarpa* 'Hill' (Hills Evergreen Fig)
- 03 *Gerstroemia indica* 'Nelsonae' (White Crepe Myrtle)
- 04 *Myrsine palmiculata* (Orange Jessamine)
- 05 *Podocarpus neriifolius* (Dwarf Philodendron)
- 06 *Archibutea indica* 'Serrata Pearls' (Dwarf Indian Hawthorn)



**Discussion Plans submitted to Council 21 March 2018**



**LANDSCAPE**  
 Project Location  
 330A Toorak Road  
 COCKLY BAY VIC 3208  
 2021 ARCHITECTS

**CONSTRUCTION SET**  
 This drawing is to be used in conjunction with the other drawings in this set. It is not to be used in isolation. It is the responsibility of the contractor to ensure that all work is done in accordance with the relevant standards and specifications. The contractor is responsible for ensuring that all work is done in accordance with the relevant standards and specifications. The contractor is responsible for ensuring that all work is done in accordance with the relevant standards and specifications.

**REVISIONS**

NO.	DATE	DESCRIPTION
1	17.01.14	Issue for Tender
2	17.02.14	Issue for Construction

**PROJECT TITLE**  
 Chadstone Shopping Centre - West Plaza Redevelopment

**CLIENT**  
 Victorian Government

**LANDSCAPE SECTION AA and Sectional**

**PROJECT NUMBER** 17.014    **SECTION NUMBER** TP02    **DATE** 21.03.18



**PLANTING SCHEDULE**

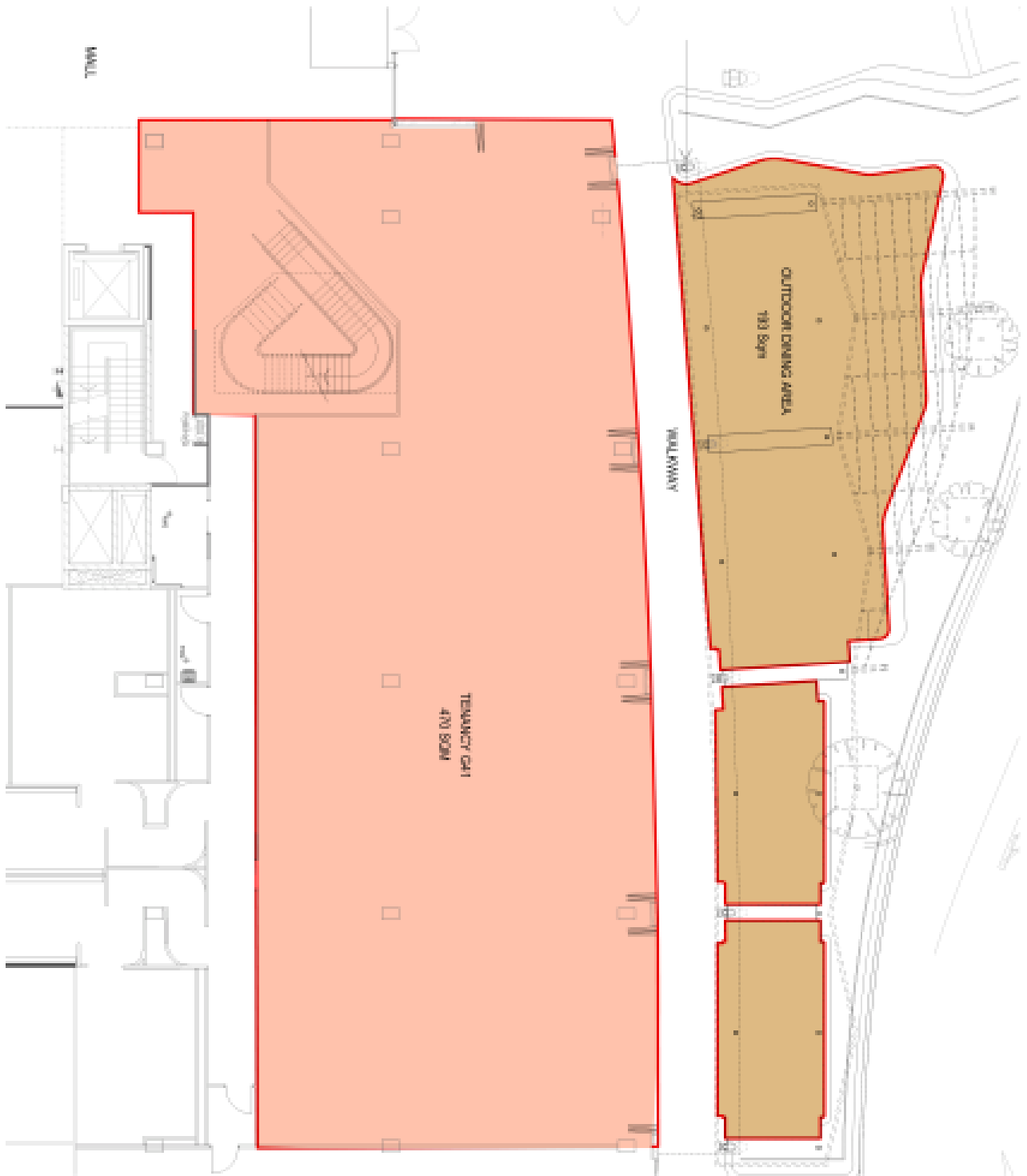
Plant Name	Quantity	Planting Date	Planting Location
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area

**PLANTING SCHEDULE**

Plant Name	Quantity	Planting Date	Planting Location
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area
Agave attenuata (Ficus religiosa)	1	2018/03/01	Plaza Area



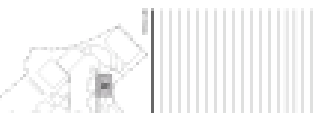
1341 DANDENONG ROAD  
 MALVERN EAST VIC 3022  
 CHADSTONE SHOPPING CENTRE  
 WEST PLAZA REDEVELOPMENT  
 LANDSCAPE ARCHITECTURE  
 1341 DANDENONG ROAD  
 MALVERN EAST VIC 3022  
 CHADSTONE SHOPPING CENTRE  
 WEST PLAZA REDEVELOPMENT  
 LANDSCAPE ARCHITECTURE  
 1341 DANDENONG ROAD  
 MALVERN EAST VIC 3022  
 CHADSTONE SHOPPING CENTRE  
 WEST PLAZA REDEVELOPMENT  
 LANDSCAPE ARCHITECTURE

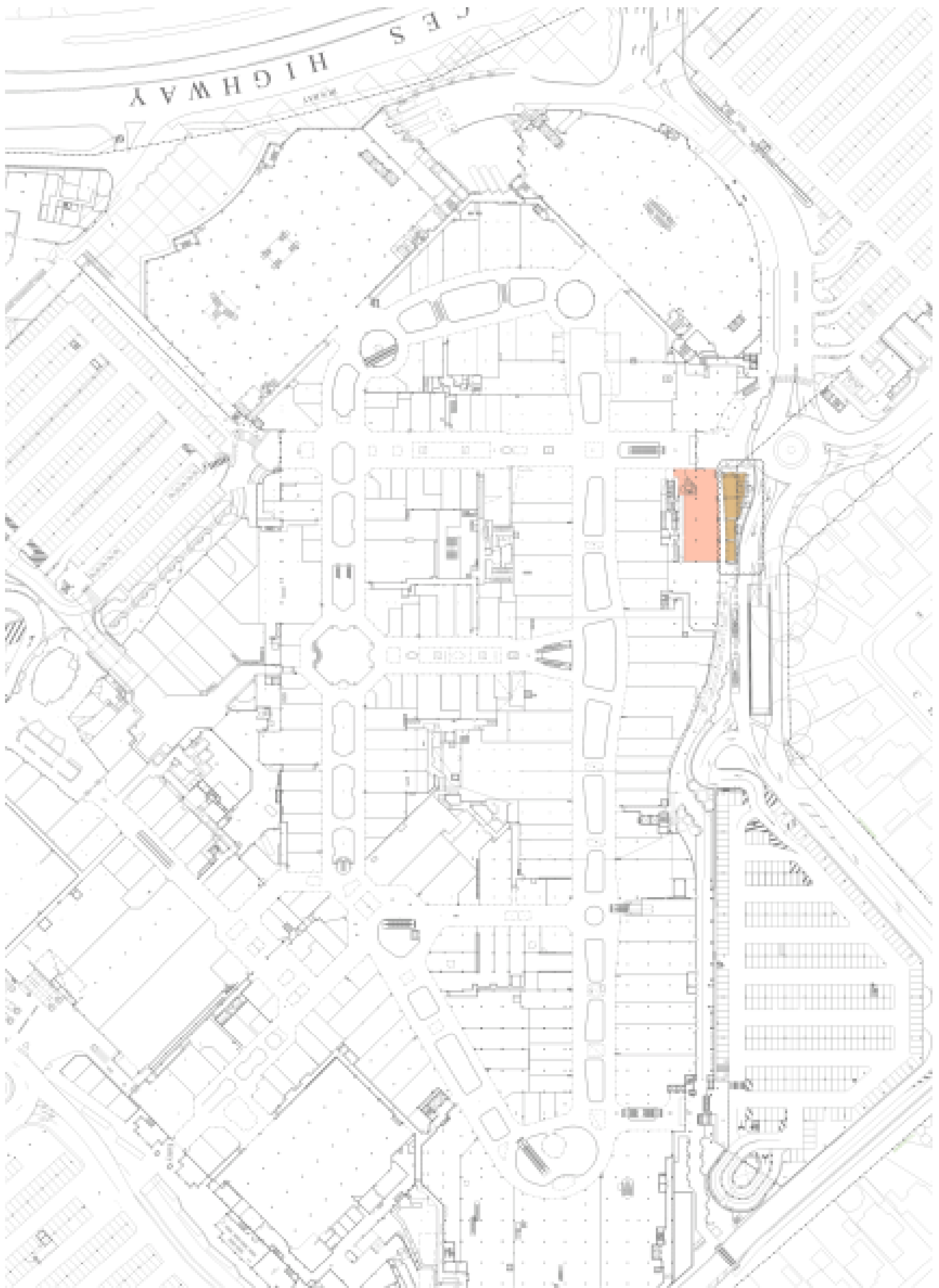


**BUCHI**  
 ARCHITECTS  
 100/102 DANDENONG ROAD  
 MALVERN EAST VIC 3092  
 PH: 03 9499 1111  
 WWW.BUCHIARCHITECTS.COM.AU



**NOTES**  
 1. ALL WORK TO BE DONE IN ACCORDANCE WITH THE BUILDING REGULATIONS 2018.  
 2. ALL WORK TO BE DONE IN ACCORDANCE WITH THE NATIONAL BUILDING REGULATIONS 2018.  
 3. ALL WORK TO BE DONE IN ACCORDANCE WITH THE NATIONAL BUILDING REGULATIONS 2018.






**BUCHI**  
ARCHITECTS  
1341 DANDENONG ROAD  
MALVERN EAST VIC 3086  
PH: 03 9487 1111  
WWW.BUCHIARCHITECTS.COM.AU

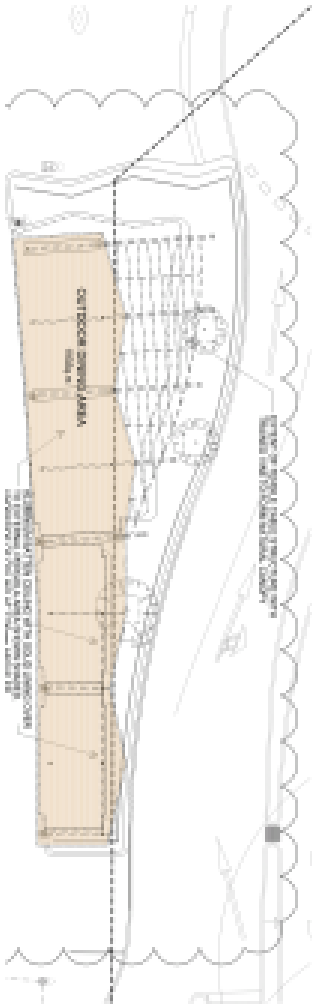


**NOTES**

1. ALL WORK TO BE COMPLETED BY 31/12/2017
2. ALL WORK TO BE COMPLETED BY 31/12/2017
3. ALL WORK TO BE COMPLETED BY 31/12/2017
4. ALL WORK TO BE COMPLETED BY 31/12/2017
5. ALL WORK TO BE COMPLETED BY 31/12/2017
6. ALL WORK TO BE COMPLETED BY 31/12/2017
7. ALL WORK TO BE COMPLETED BY 31/12/2017
8. ALL WORK TO BE COMPLETED BY 31/12/2017
9. ALL WORK TO BE COMPLETED BY 31/12/2017
10. ALL WORK TO BE COMPLETED BY 31/12/2017



A small inset map showing the location of the site within the local area, with a red rectangle indicating the project's location.



PART PLAN - PERGOLA CEILING



PART PLAN - SET BACK DIMENSIONS TO ADJOINING DWELLINGS

<p><b>BUCHI</b> ARCHITECTS 1341 DANDENONG ROAD MALVERN EAST VIC 3046 PH: (03) 9489 1111 WWW.BUCHIARCHITECTS.COM.AU</p>	<p><b>VISION</b> LANDSCAPE ARCHITECTS 1341 DANDENONG ROAD MALVERN EAST VIC 3046 PH: (03) 9489 1111 WWW.VISIONLANDSCAPE.COM.AU</p>
--	---



<p><b>LEGEND</b></p> <ul style="list-style-type: none"> <li>EXISTING AREA</li> <li>EXISTING ROAD</li> <li>PERGOLA LITE</li> <li>PERGOLA WALL</li> <li>PERGOLA CEILING</li> <li>PERGOLA FLOOR</li> </ul>
---



<p><b>NOTES</b></p> <ol style="list-style-type: none"> <li>SEE ARCHITECTURAL DRAWINGS FOR DETAILS.</li> <li>SEE LANDSCAPE ARCHITECTURAL DRAWINGS FOR DETAILS.</li> <li>SEE CIVIL ENGINEERING DRAWINGS FOR DETAILS.</li> </ol>
---



