



2020-506 OAKLEIGH SOUTH - FIELDWORKS HOUSE

TOWN PLANNING APPLICATION - UPDATE

1041 CENTRE RD, OAKLEIGH SOUTH, VIC, 3167

11 OCTOBER 2022

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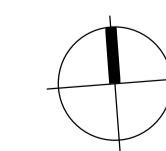
GROUND CONTEXT PLAN 1 : 500

no.	date	ISSUE / revision	by
TP3	11/10/2022	Town Planning Application Revision, Issued for Application	MGR
TP2	24/02/2022	Town Planning RFI issued for application	YHU
TP1	17/01/2022	Town Planning RFI response, Issued for application	CLY
TP0	13/05/2021	Town Planning Issue, Issued for submission	YHU



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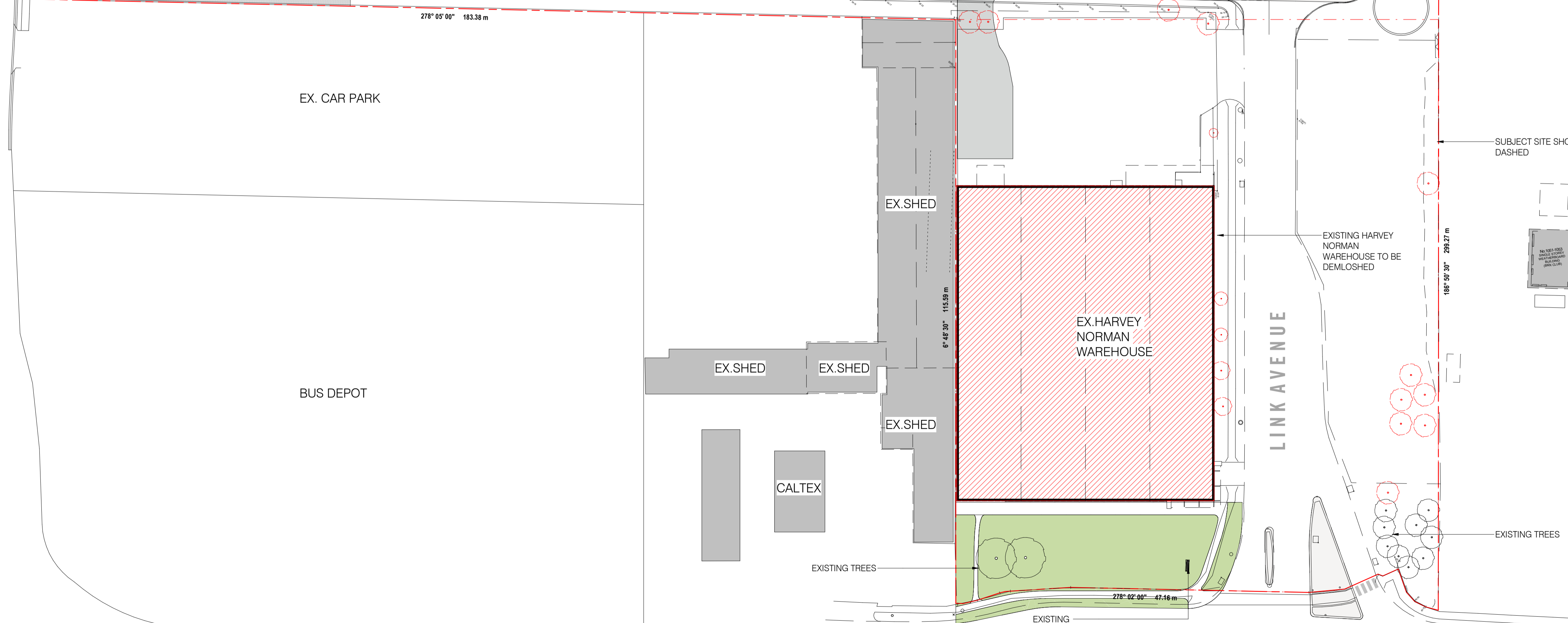
CONTEXT PLAN

DEVELOPMENT APPLICATION

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project	drawing no.	issue
2020-506	DA10	TP3
scale @ A1	designed	checked
1 : 500	YHU	BJE

WARRIGAL ROAD



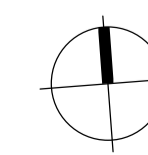
GROUND EXISTING SITE PLAN 1 : 500

no.	date	ISSUE / revision	by
TP3	11/10/2022	Town Planning Application Revision, Issued for Application	MGR
TP2	24/02/2022	Town Planning RFI issued for application	YHU
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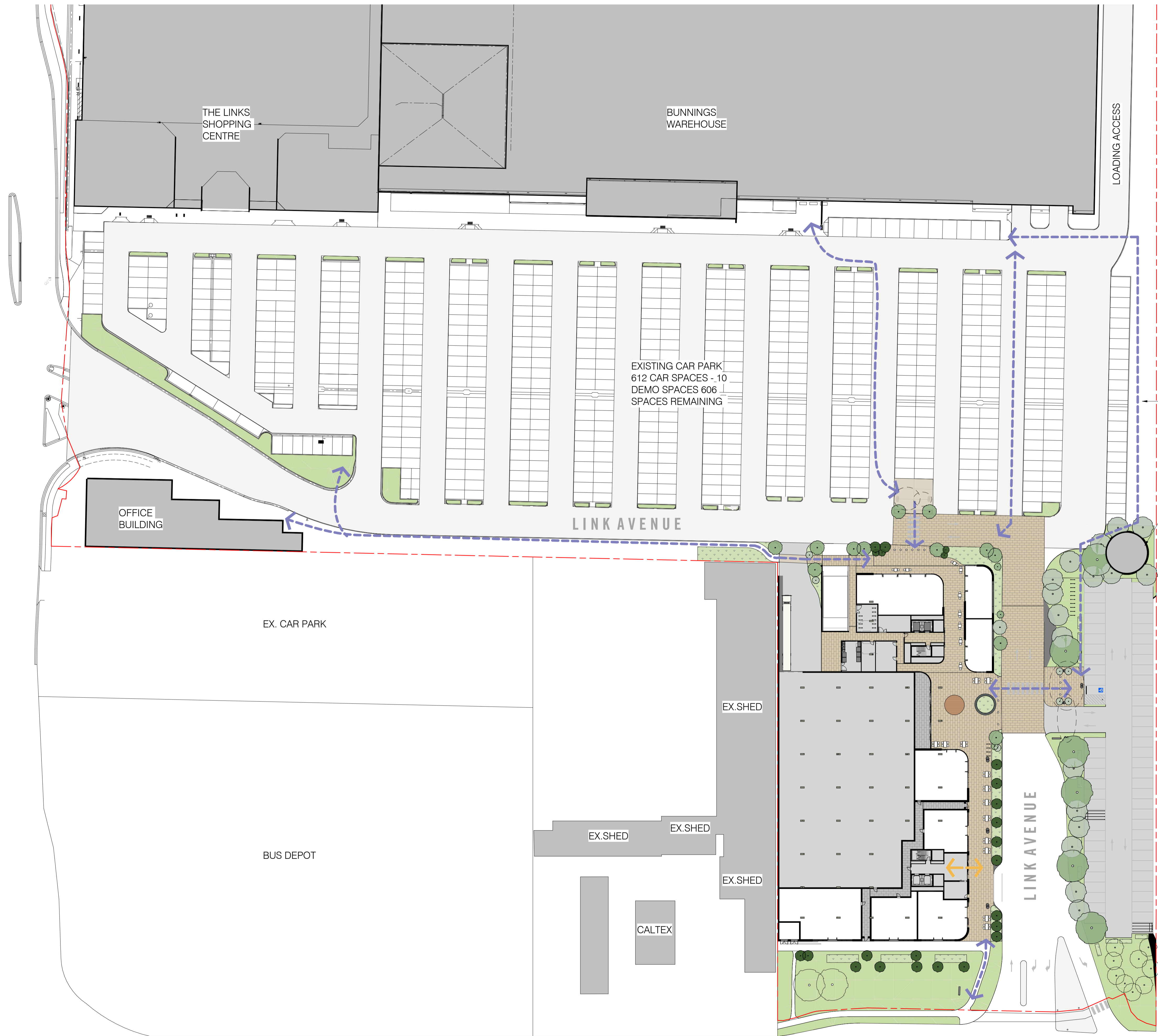
EXISTING CONDITIONS PLAN

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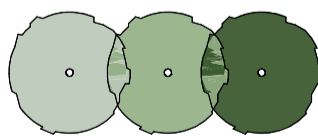
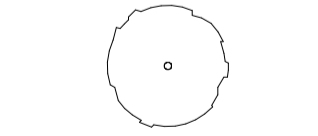



project	drawing no.	issue
2020-506	DA11	TP3
scale @ A1	designed	checked
1 : 500	YHU	BJE

WARRIGAL ROAD



PROPOSED PEDESTRIAN FOOTPATH ALONG EASTERN BOUNDARY
1

WATER TANK
STAN RILEY RESERVE

-  PROPOSED TREE
-  EXISTING TREE
-  PEDESTRIAN ACCESS
-  RESIDENTS ENTRY
-  POTENTIAL FUTURE PEDESTRIAN LINK

GROUND SITE PLAN 1 : 500

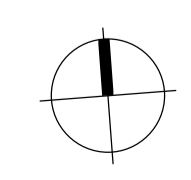
CENTRE ROAD

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TP3	24/02/2022	Town Planning RFI issued for application	YHU
TP2	17/01/2022	Town Planning RFI response: Issued for application	CLY
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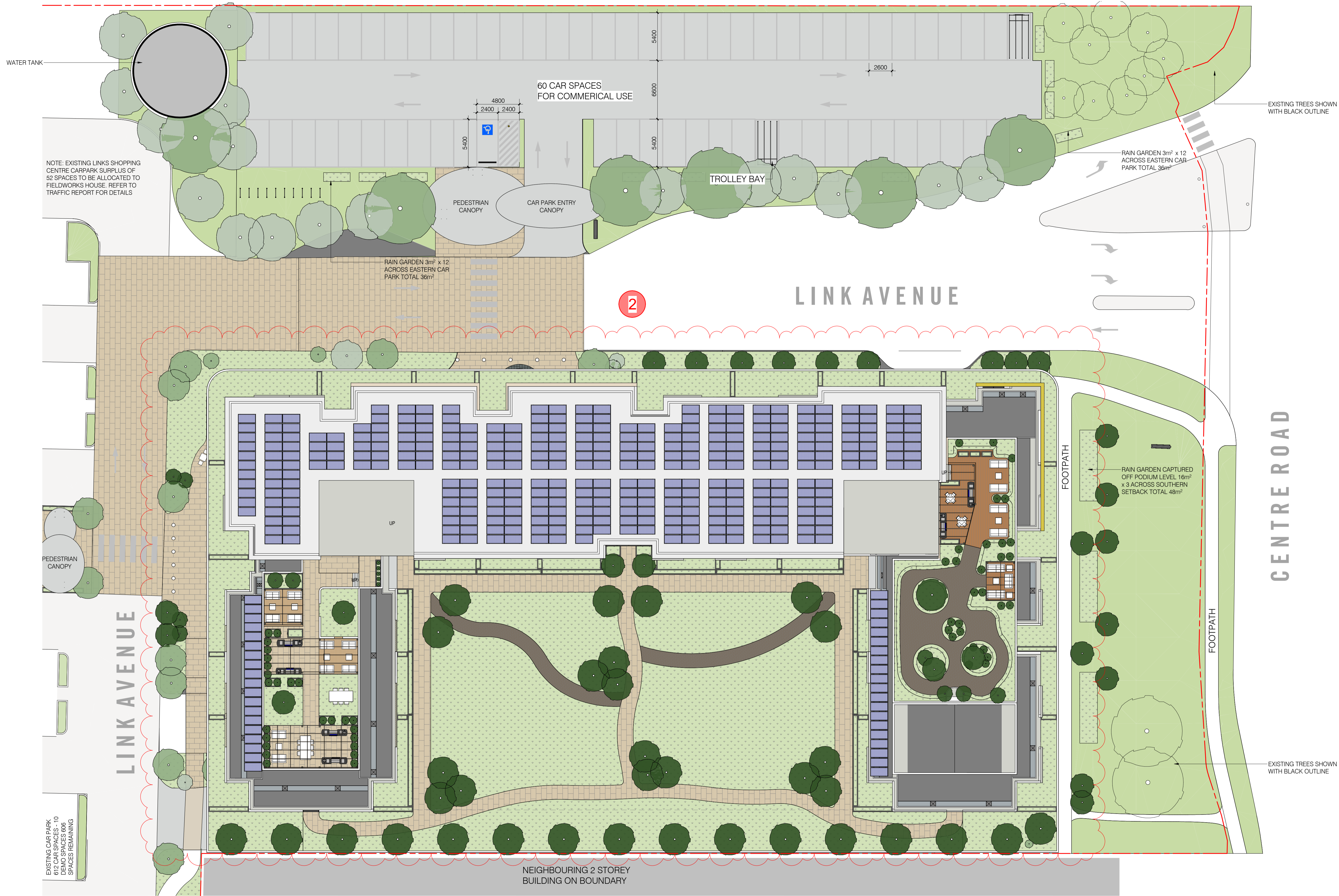


PROPOSED SITE PLAN

DEVELOPMENT APPLICATION

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project	2020-506	drawing no.	DA12	issue	TP4
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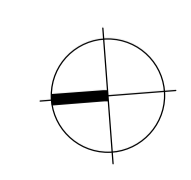
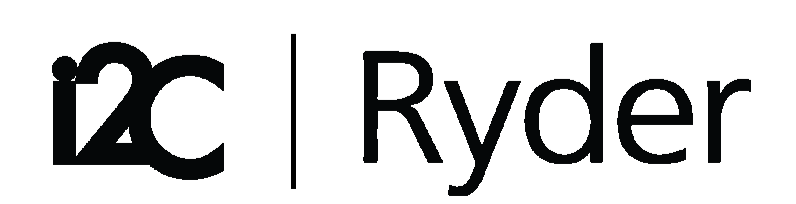


SUBJECT SITE PLAN 1 : 200

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TP4	11/10/2022	Town Planning Application Revision, Issued for Application	MGR
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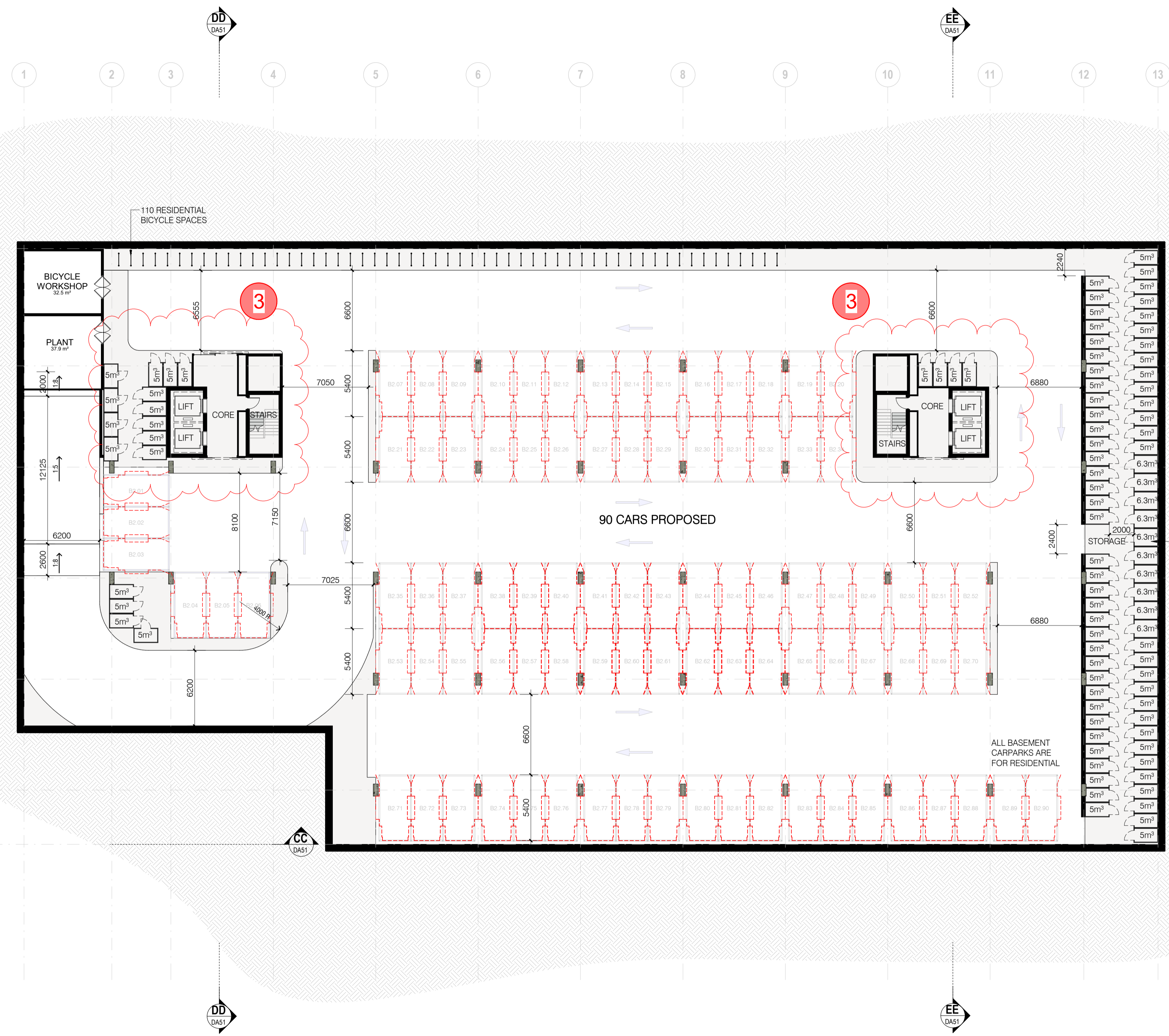
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PROPOSED SUBJECT SITE
DEVELOPMENT APPLICATION

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project	drawing no.	issue
2020-506	DA13	TP4
scale @ A1	designed	checked
1 : 200	YHU	BJE

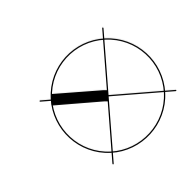


BASEMENT 02 FLOOR PLAN 1 : 200

TP5	11/10/2022	Town Planning Application Revision, Issued for Application	MGR
TP4	04/10/2022	TP re-design, issue for review without prejudice	MGR
TP3	24/02/2022	Town Planning RFI issued for application	YHU
TP2	14/02/2022	Issued for Coordination	YHU
TP1	17/01/2022	Town Planning RFI response, Issued for application	CLY
TP0	13/05/2021	Town Planning Issue, Issued for submission	YHU
no.	date	ISSUE / revision	by

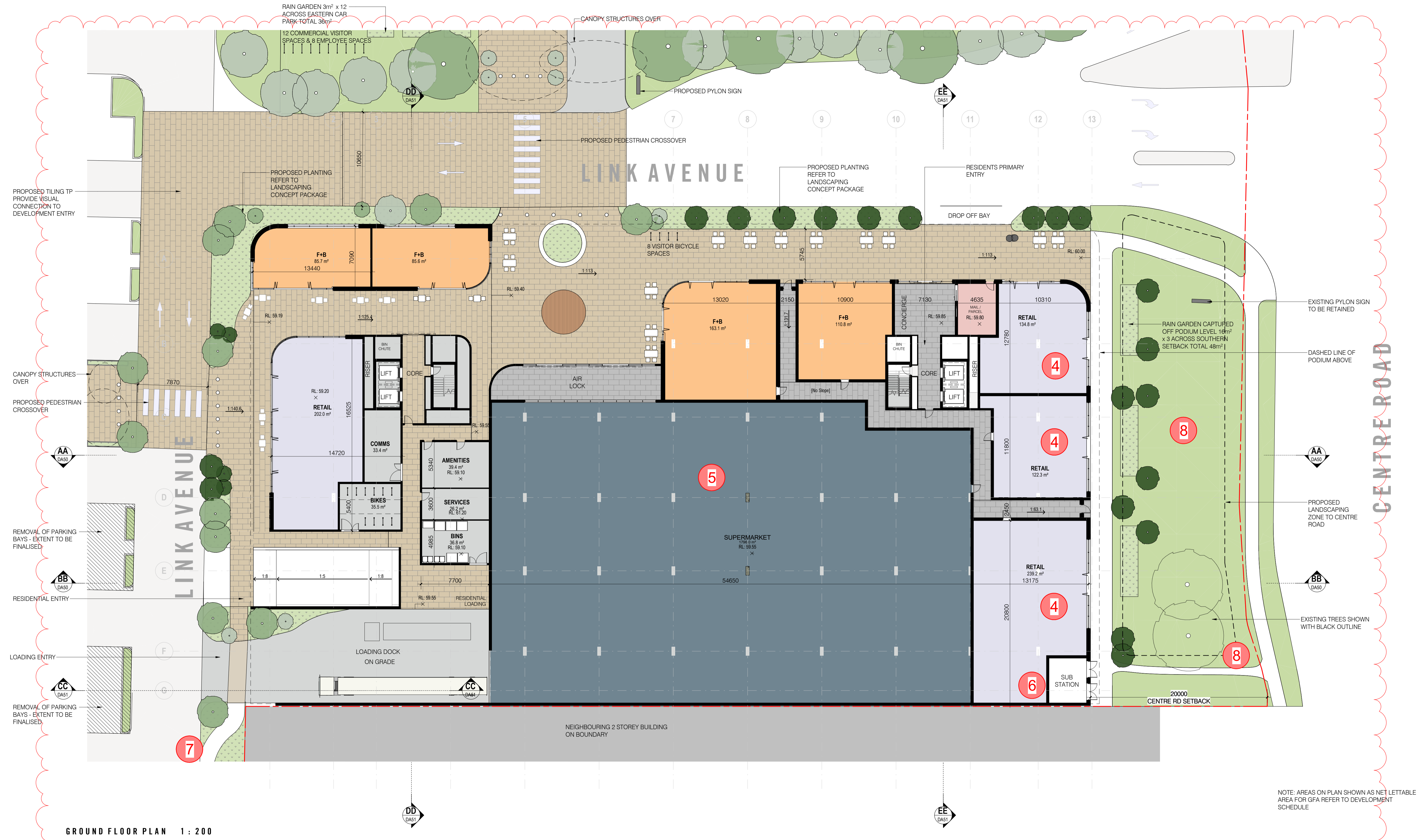


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BASEMENT 2
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project	2020-506	drawing no.	DA30	issue	TP5
scale @ A1	1 : 200	designed	YHU/MG	checked	BJE



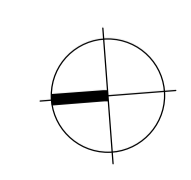
GROUND FLOOR PLAN 1 : 200

NOTE: AREAS ON PLAN SHOWN AS NET LETTABLE AREA FOR GFA REFER TO DEVELOPMENT SCHEDULE

TP6	11/10/2022	Town Planning Application Revision: Issued for Application	MGR
TP5	04/10/2022	TP re-design: issue for review without prejudice	MGR
TP4	26/09/2022	TP re-design: issued for review without prejudice	MGR
TP3	24/02/2022	Town Planning RFI issued for application	YHU
TP2	14/02/2022	Issued for Coordination	YHU
TP1	17/01/2022	Town Planning RFI response: Issued for application	CLY
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GROUND FLOOR PLAN
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project	2020-506	drawing no.	DA32	issue	TP6
scale @ A1	1 : 200	designed	YHU/MG	checked	BJE



LEVEL 01 FLOOR PLAN 1 : 200

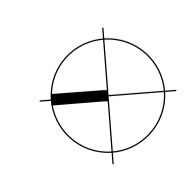
TENANCY TYPES

- 1 BED
- 2 BED
- 3 BED

TP6	11/10/2022	Town Planning Application Revision: Issued for Application	MGR
TP5	04/10/2022	TP re-design: issue for review without prejudice	MGR
TP4	26/09/2022	TP re-design: issued for review without prejudice	MGR
TP3	24/02/2022	Town Planning RFI issued for application	YHU
TP2	14/02/2022	Issued for Coordination	YHU
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LEVEL 01
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project	2020-506	drawing no.	DA33	issue	TP6
scale @ A1	1 : 200	designed	YHU/MG	checked	BJE



LEVEL 02 -03 FLOOR PLAN 1 : 200

NEIGHBOURING 2 STOREY
BUILDING ON BOUNDARY
ROOF BELOW

TENANCY TYPES

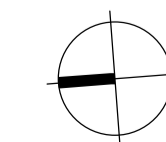
- 1 BED
- 2 BED
- 3 BED

TP6	11/10/2022	Town Planning Application Revision: Issued for Application	MGR
TP5	04/10/2022	TP re-design: issue for review without prejudice	MGR
TP4	26/09/2022	TP re-design: issued for review without prejudice	MGR
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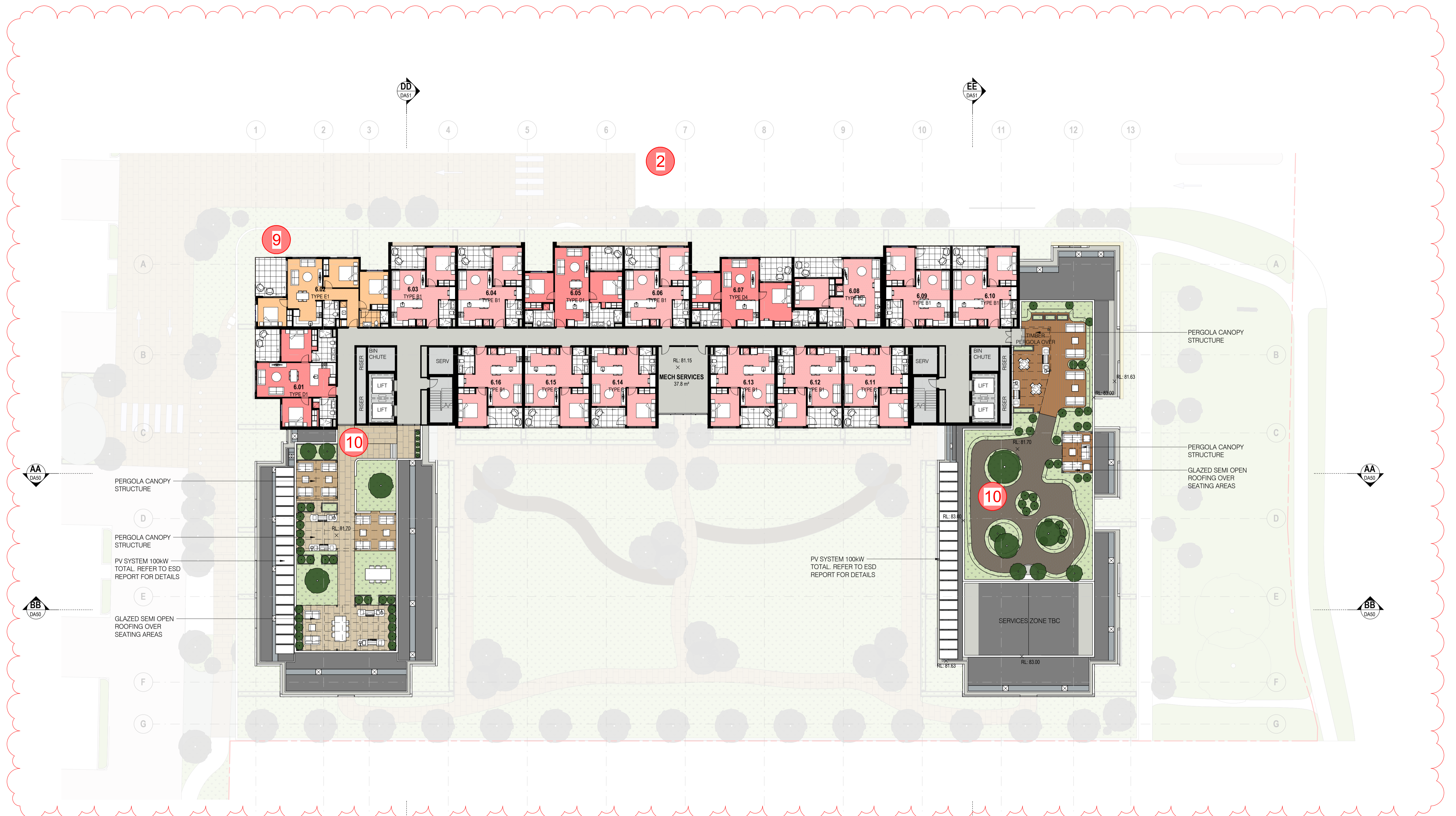


LEVEL 02-05

DEVELOPMENT APPLICATION

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project	2020-506	drawing no.	DA34	issue	TP6
scale @ A1	1 : 200	designed	YHU/MG	checked	BJE



LEVEL 06 FLOOR PLAN 1 : 200

TENANCY TYPES

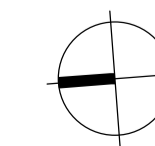
- 1 BED
- 2 BED
- 3 BED

TP6	11/10/2022	Town Planning Application Revision: Issued for Application	MGR
TP5	04/10/2022	TP re-design: issue for review without prejudice	MGR
TP4	26/09/2022	TP re-design: issued for review without prejudice	MGR
TP3	24/02/2022	Town Planning RFI issued for application	YHU
TP2	14/02/2022	Issued for Coordination	YHU
TP1	17/01/2022	Town Planning RFI response: Issued for application	CLY
TP0	13/05/2021	Town Planning Issue: Issued for submission	YHU
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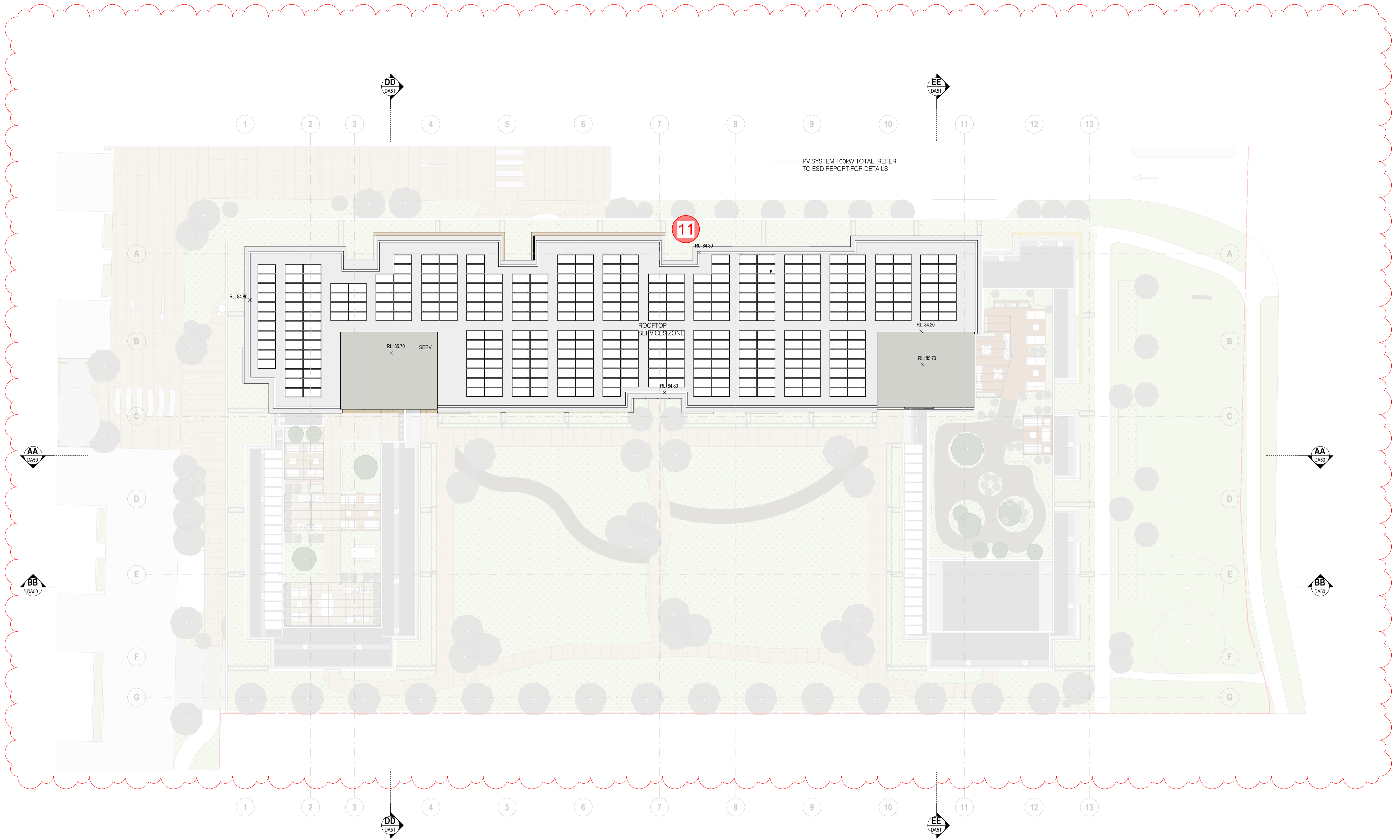


LEVEL 06

DEVELOPMENT APPLICATION

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project	2020-506	drawing no.	DA37	issue	TP6
scale @ A1	1 : 200	designed	YHU/MG	checked	BJE



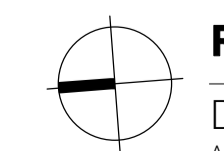
LEVEL 07 FLOOR PLAN 1 : 200

TP2	11/10/2022	Town Planning Application Revision: Issued for Application	MGR
TP1	04/10/2022	TP re-design: issue for review without prejudice	MGR
TP0	26/09/2022	TP re-design: issue for review without prejudice	MGR
no.	date	ISSUE / revision	by



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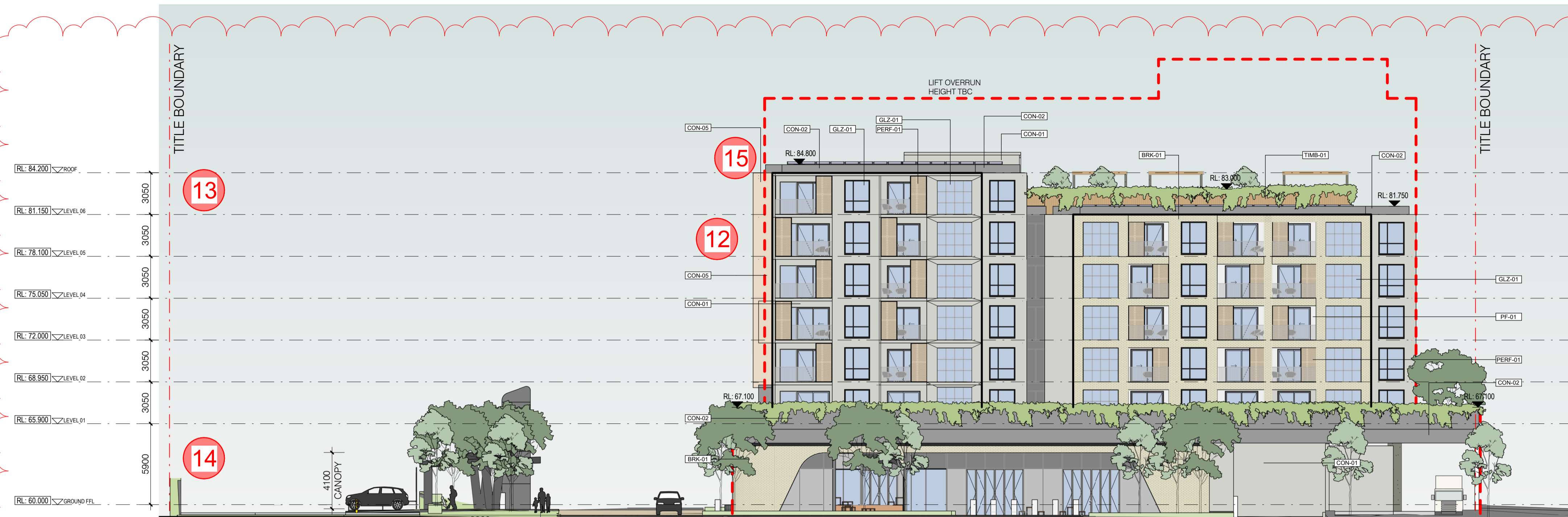
ROOF PLAN

DEVELOPMENT APPLICATION

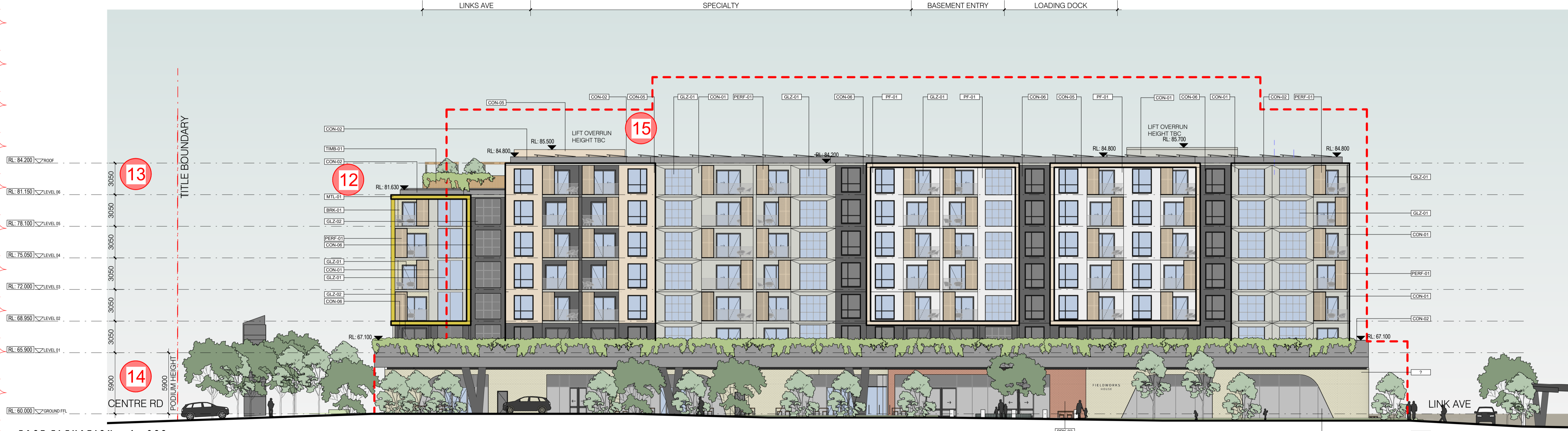
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project	2020-506	drawing no.	DA38	issue	TP2
scale @ A1	1 : 200	designed	YHU/MG	checked	BJE

RED DASHED LINE
NOTES EXTENT OF
PREVIOUS SCHEME



NORTH ELEVATION 1 : 200



EAST ELEVATION 1 : 200

IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION
	BRK-01	FEATURE BRICKWORK - STRETCHER BOND - SAND GRADIENT FINISH		CON-02	EXPOSED PRECAST CONCRETE PANEL - MID GREY FINISH		GRW-01	GREEN WALL		PAV-01	SLATE PAVER LIGHT TONE 1200 X 600		PDC-01	PAINT, DARK GREY FINISH
	BRK-02	FEATURE BRICKWORK - STRETCHER BOND - BURNT RED		CON-05	PRECAST CONCRETE PANEL - TRAVERTINE TEXTURE FINISH		MTL-01	SOLID ALUMINIUM CLADDING PANEL - GOLD		PAV-02	SLATE PAVER DARK TONE 1200 X 600		PF-01	TEXTURED PAINT FINISH, OFF WHITE
	CON-01	EXPOSED PRECAST CONCRETE PANEL - LIGHT FINISH		CON-06	EXPOSED PRECAST CONCRETE PANEL - DARK GREY FINISH					TIMB-01	NATURAL TIMBER LOOK BATTEN			

no.	date	ISSUE / revision	by
TP4	11/10/2022	Town Planning Application Revision, Issued for Application	MGR
TP3	04/10/2022	TP re-design, issue for review without prejudice	MGR
TP2	24/02/2022	Town Planning RFI issued for application	YHU
TP1	17/01/2022	Town Planning RFI response, Issued for application	GLY
TP0	13/05/2021	Town Planning Issue, Issued for submission	YHU



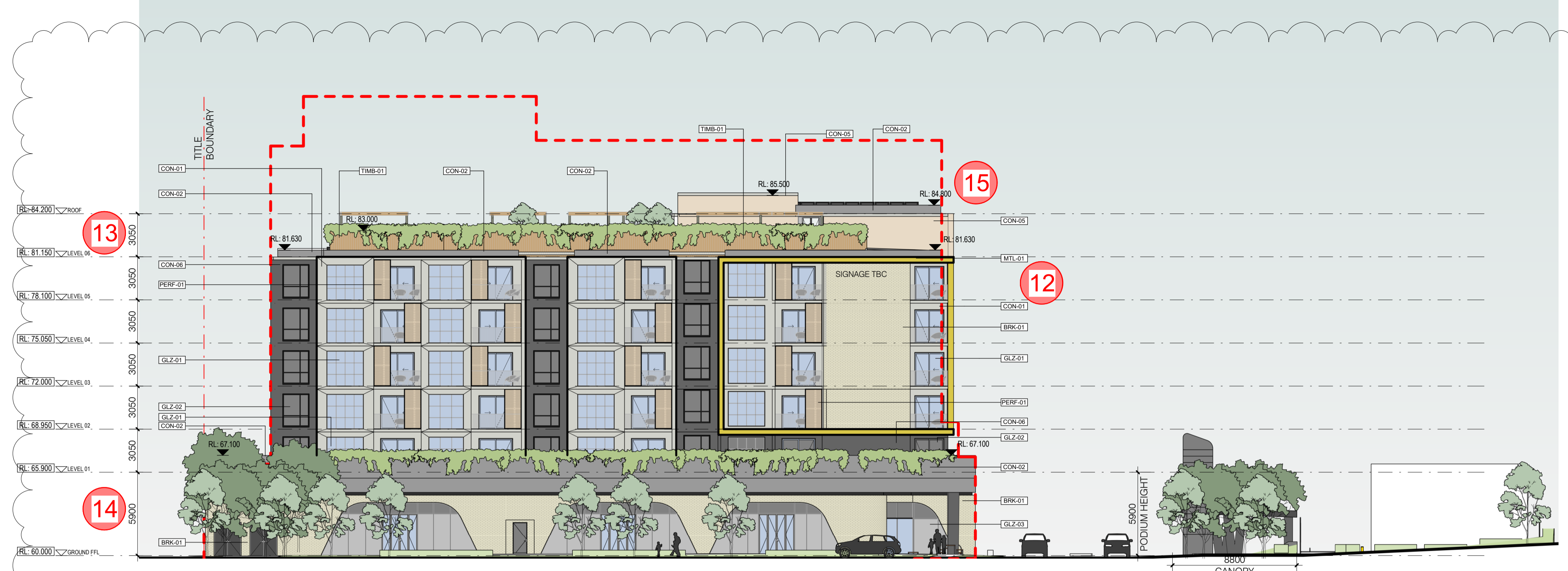
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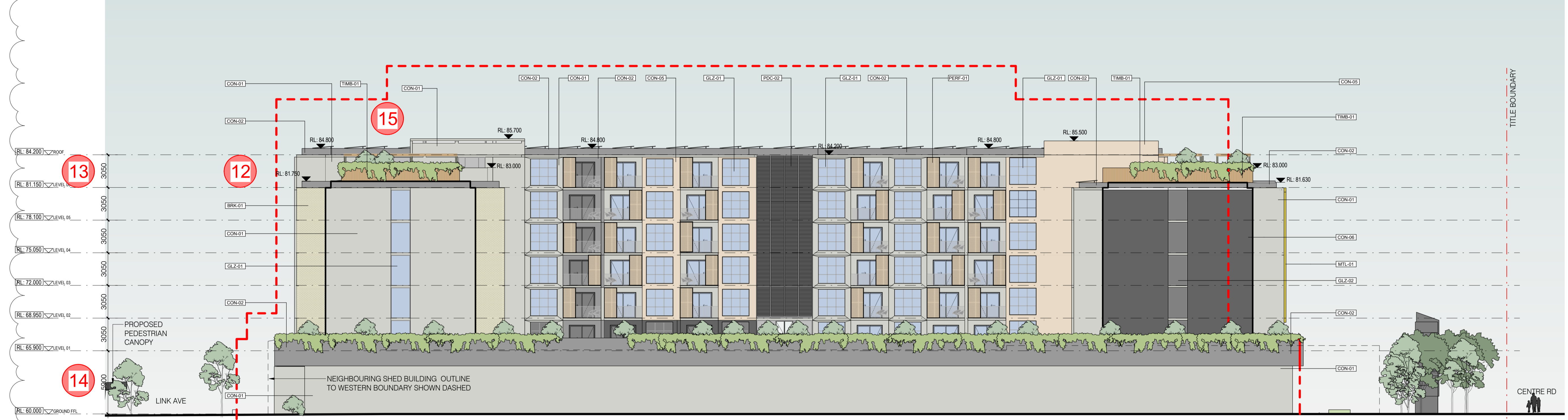
ELEVATIONS
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project	drawing no.	issue
2020-506	DA40	TP4
scale @ A1	designed	checked
1 : 200	YHU/MG	BJE

RED DASHED LINE
NOTES EXTENT OF
PREVIOUS SCHEME



SOUTH ELEVATION 1 : 200



WEST ELEVATION 1 : 200

IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION	IMAGE	TAG	DESCRIPTION
	BRK-01	FEATURE BRICKWORK - STRETCHER BOND - SAND GRADIENT FINISH		CON-02	EXPOSED PRECAST CONCRETE PANEL - MID GREY FINISH		GRW-01	GREEN WALL		PAV-01	SLATE PAVER LIGHT TONE 1200 X 600		PDC-01	PAINT, DARK GREY FINISH
	BRK-02	FEATURE BRICKWORK - STRETCHER BOND - BURNT RED		CON-05	PRECAST CONCRETE PANEL - TRAVERTINE TEXTURE FINISH		MTL-01	SOLID ALUMINIUM CLADDING PANEL - GOLD		PAV-02	SLATE PAVER DARK TONE 1200 X 600		PF-01	TEXTURED PAINT FINISH, OFF WHITE
	CON-01	EXPOSED PRECAST CONCRETE PANEL - LIGHT FINISH		CON-06	EXPOSED PRECAST CONCRETE PANEL - DARK GREY FINISH		TIMB-01	NATURAL TIMBER LOOK BATTEN						

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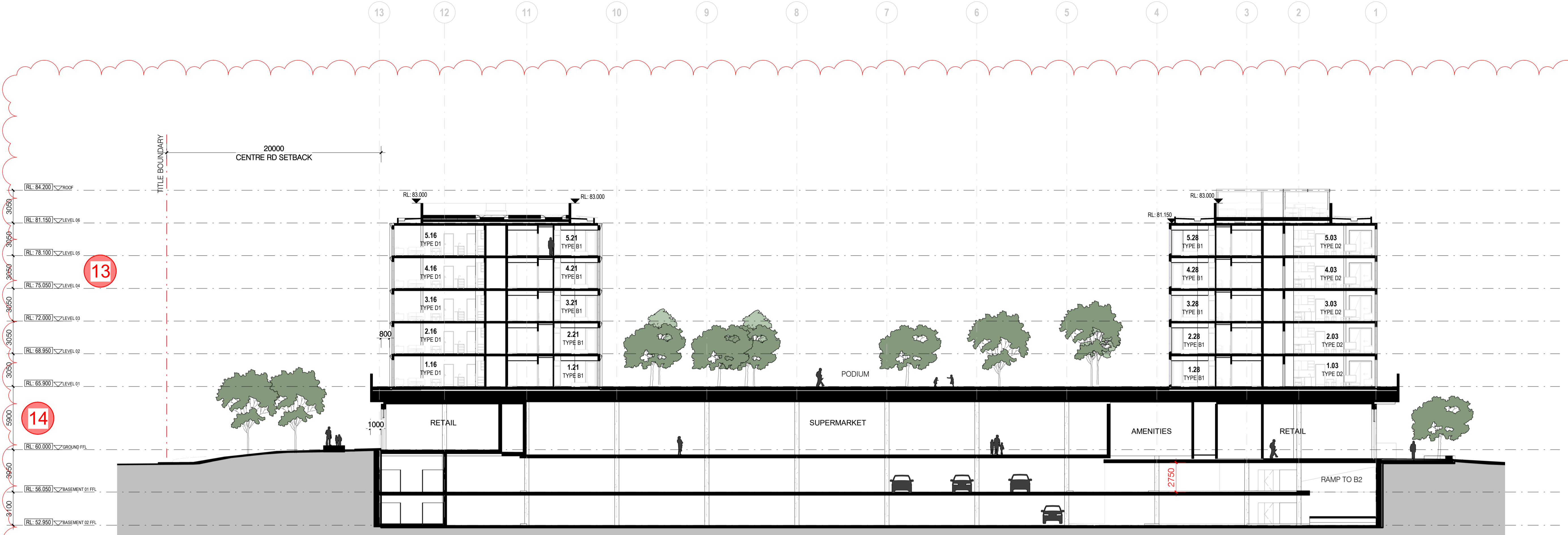


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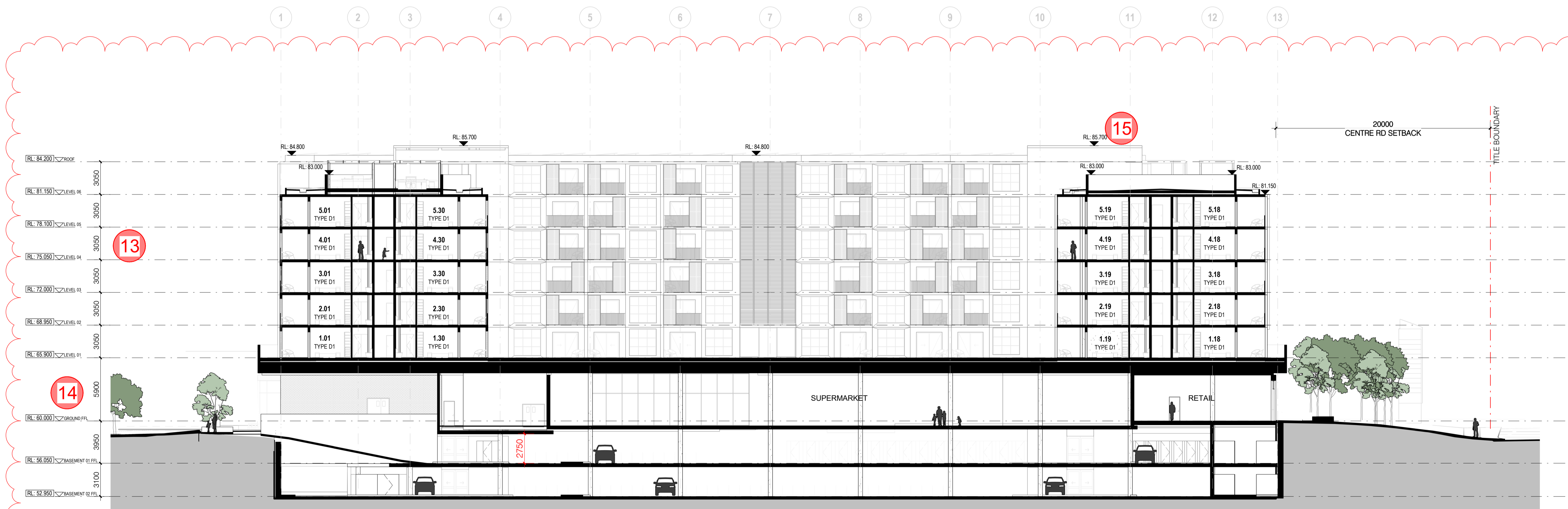


ELEVATIONS
DEVELOPMENT APPLICATION
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project	drawing no.	issue
2020-506	DA41	TP4
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SECTION AA 1:200



SECTION BB 1:200



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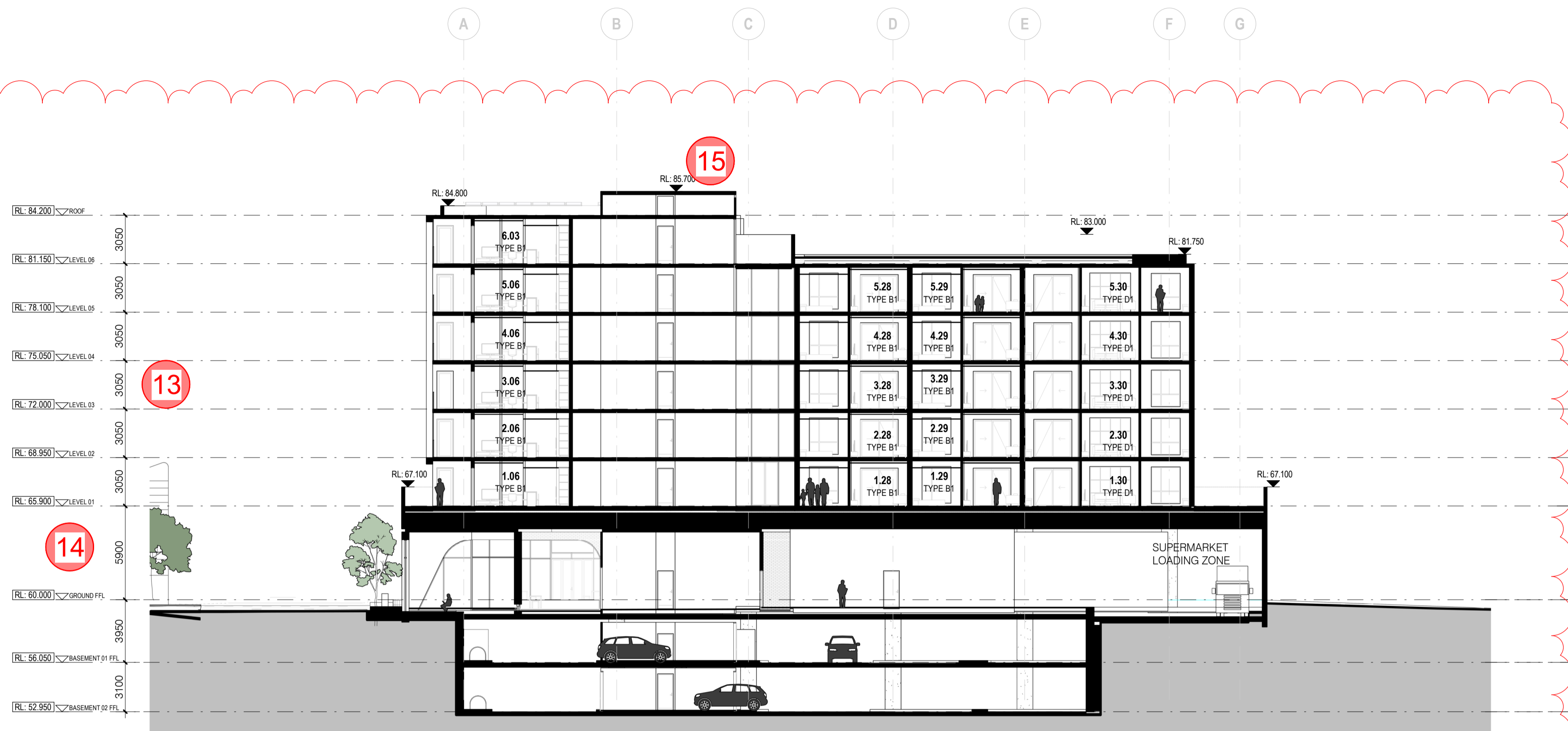
SECTIONS

DEVELOPMENT APPLICATION

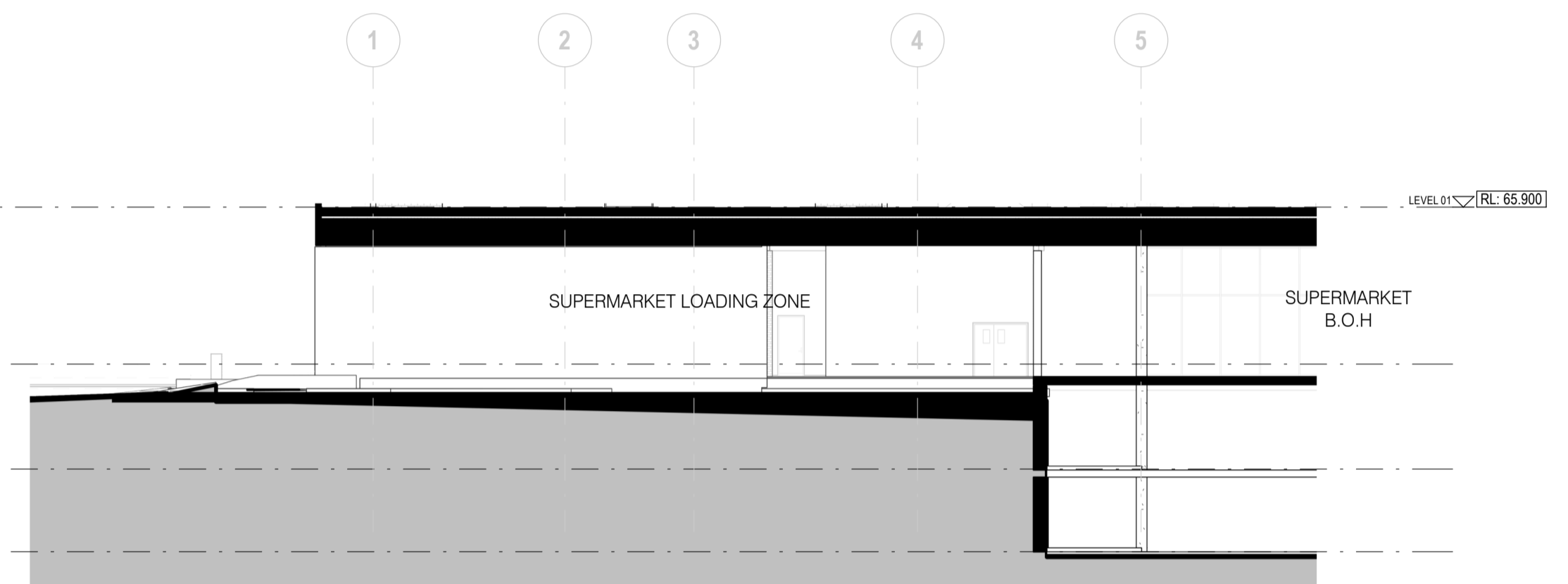
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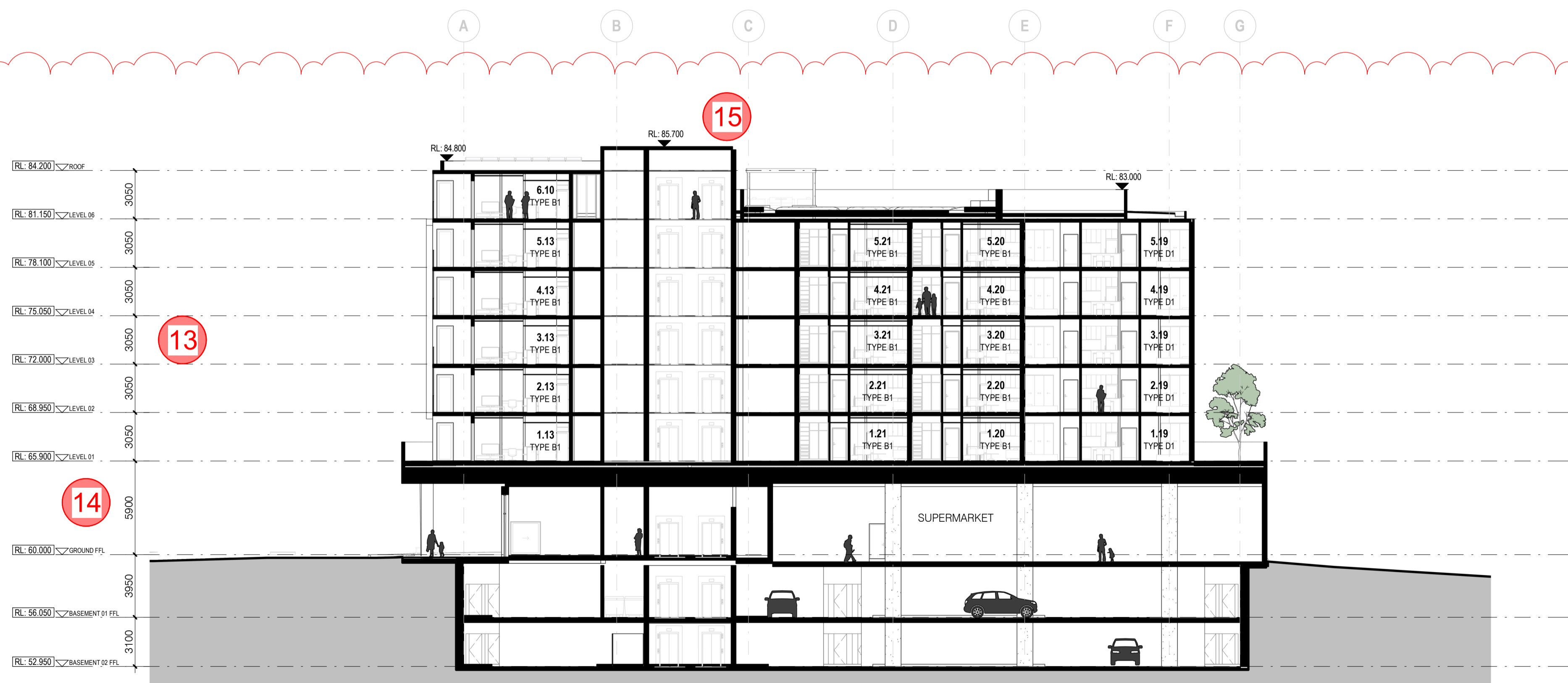
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2020-506	DA50	TP3
scale @ A1	designed	checked
1:200	YHU/MG	BJE



SECTION DD 1 : 200



SECTION CC 1 : 200



SECTION EE 1 : 200

no.	date	ISSUE / revision	by
TP3	11/10/2022	Town Planning Application Revision, Issued for Application	MGR
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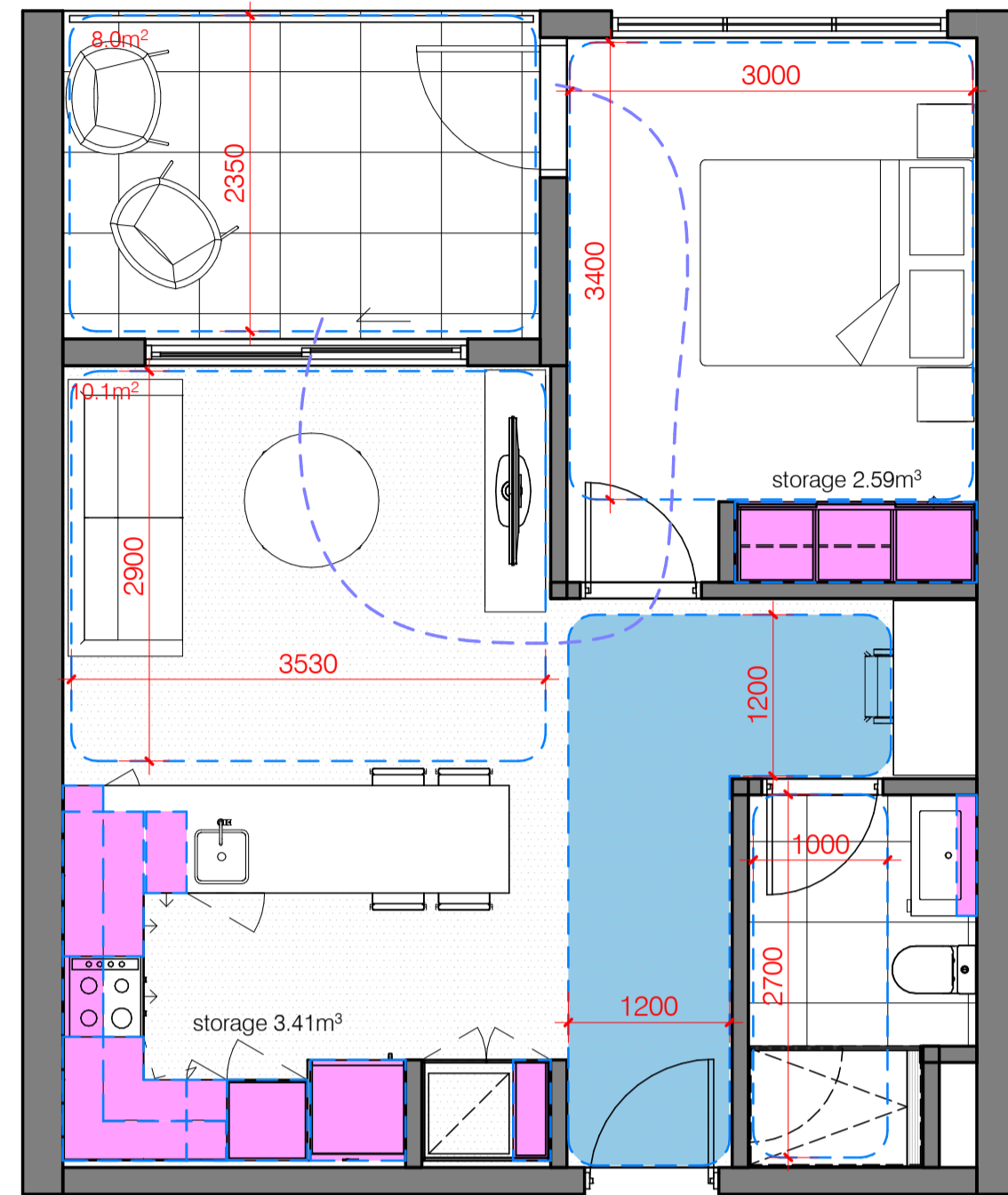
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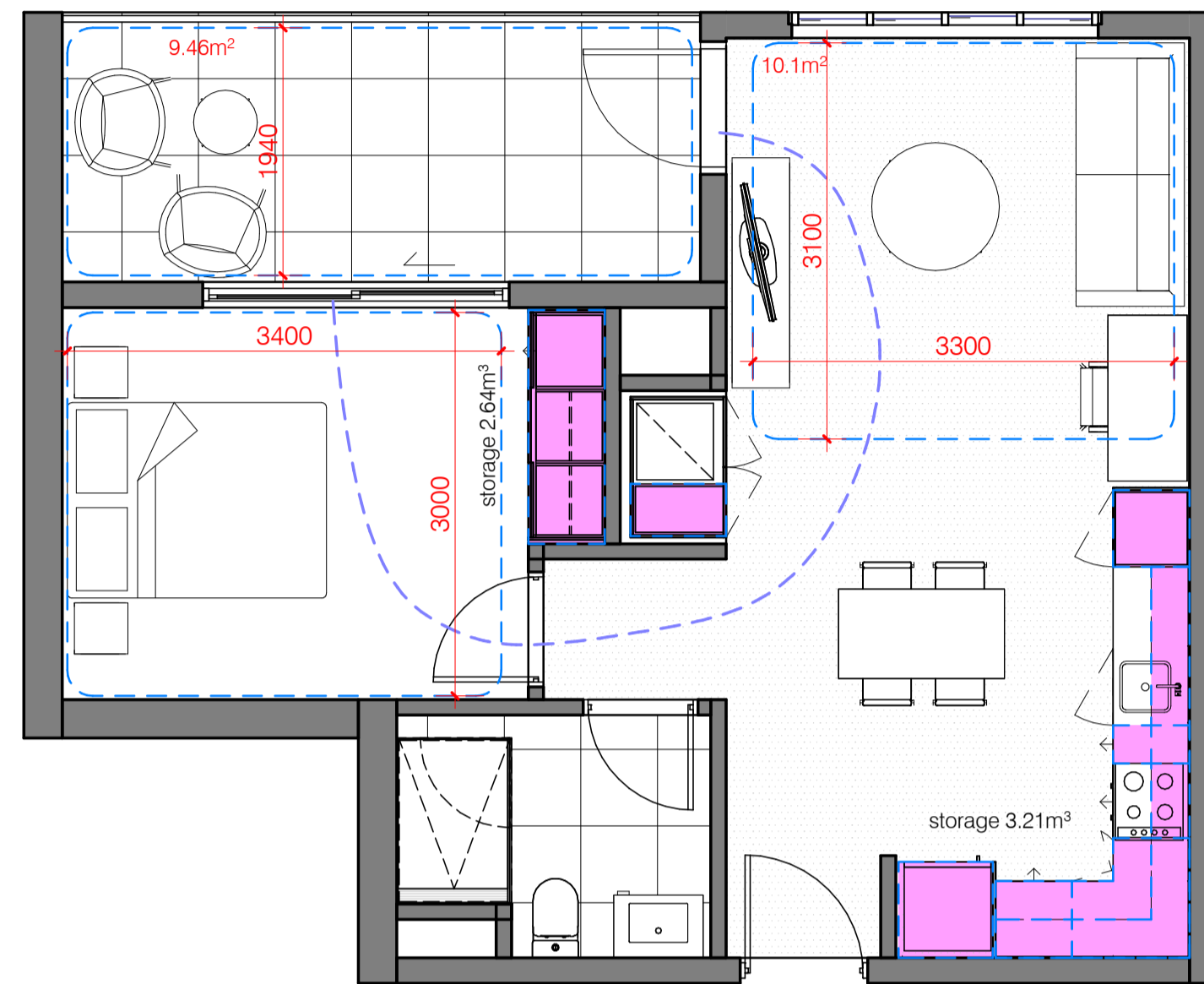
SECTIONS
DEVELOPMENT APPLICATION

project	drawing no.	issue
2020-506	DA51	TP3
scale @ A1	designed	checked
1 : 200	YHU/MG	BJE

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B1_1 Bed Apartment - 55.4 sqm
Terrace - 8.0 sqm



B2_1 Bed Apartment - 56.5sqm
Terrace - 9.46 sqm

16

BETTER APARTMENT DESIGN STANDARDS (VIC)

LIVING ROOM	MIN 3.3 WIDTH MIN 10m²	✓	ACHIEVED
BEDROOM 01	3m x 3.4m	✓	ACHIEVED
HABITABLE ROOM DEPTH	> 2.5x ROOM HEIGHT WINDOW PROPOSED 2.7m CEILING HEIGHT 8.4m UNIT LENGTH	✓	ACHIEVED
WINDOW	MIN 1.2m W x 1.5 D IN ALL HABITABLE ROOMS	✓	ACHIEVED
PRIVATE OPEN SPACE (BALCONY)	8m², 1.8m WIDTH	✓	ACHIEVED
STORAGE	INTERNAL 6.60m³ TOTAL (MIN 6m³) EXTERNAL 5m³	✓	ACHIEVED
ACCESSIBILITY	ADAPTABLE BATHROOM - DESIGN B - 820MM WIDE DOOR - MIN 1000mm X 2700mm CIRCULATION AREA - TOILET LOCATED CLOSEST TO OPENING	✓	ACHIEVED
CROSS VENTILATION	BREEZE PATH BETWEEN 5-18m	✓	ACHIEVED

BETTER APARTMENT DESIGN STANDARDS (VIC)

LIVING ROOM	MIN 3.3 WIDTH MIN 10m²	✓	ACHIEVED
BEDROOM 01	3m x 3.4m	✓	ACHIEVED
HABITABLE ROOM DEPTH	> 2.5x ROOM HEIGHT WINDOW PROPOSED 2.7m CEILING HEIGHT 7.2m UNIT LENGTH	✓	ACHIEVED
WINDOW	MIN 1.2m W x 1.5 D IN ALL HABITABLE ROOMS	✓	ACHIEVED
PRIVATE OPEN SPACE (BALCONY)	8m², 1.8m WIDTH	✓	ACHIEVED
STORAGE	INTERNAL 6.59m³ TOTAL (MIN 6m³) EXTERNAL 5m³	✓	ACHIEVED
ACCESSIBILITY	ADAPTABLE BATHROOM - DESIGN B - 820MM WIDE DOOR - MIN 1000mm X 2700mm CIRCULATION AREA - TOILET LOCATED CLOSEST TO OPENING	✓	NOT ACHIEVED
CROSS VENTILATION	BREEZE PATH BETWEEN 5-18m	✓	ACHIEVED

TP3	11/10/2022	Town Planning Application Revision, Issued for Application	MGR
TP2	24/02/2022	Town Planning RFI issued for application	YHU
TP1	17/01/2022	Town Planning RFI response, Issued for application	CLY
TP0	13/05/2021	Town Planning Issue, Issued for submission	YHU
no.	date	ISSUE / revision	by



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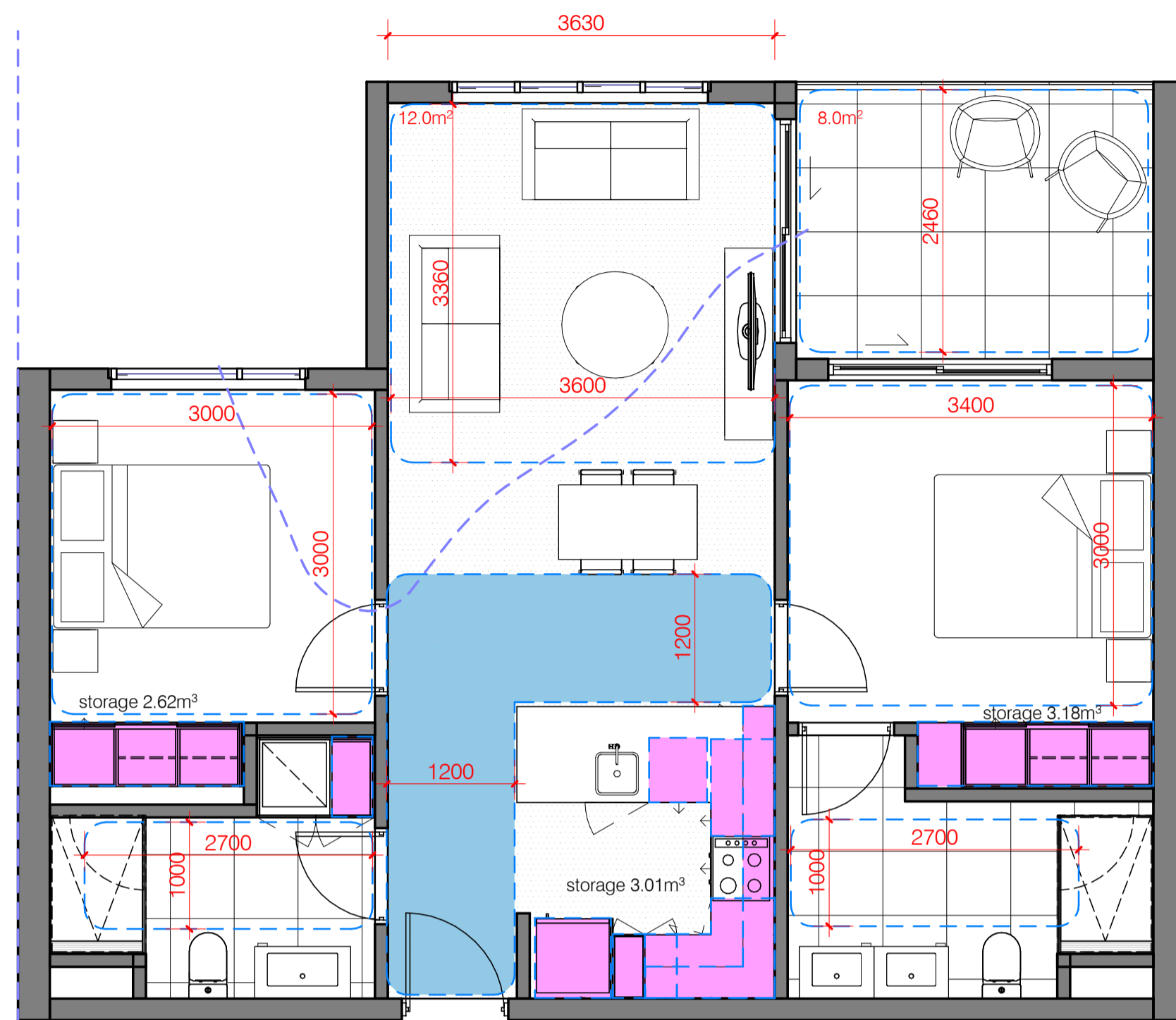


APARTMENT TYPES - 1 BED B1 & B2

DEVELOPMENT APPLICATION

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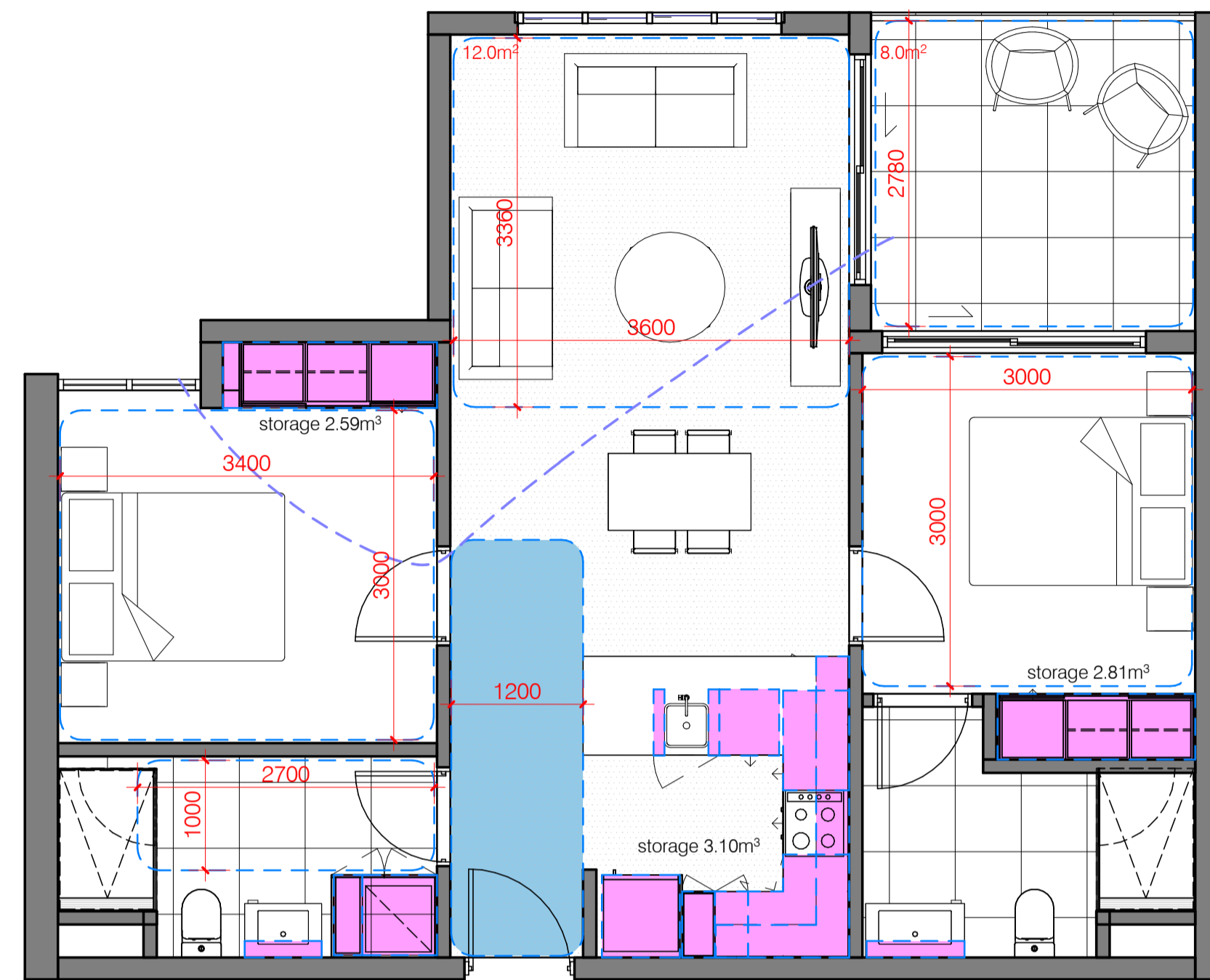
project	2020-506	drawing no.	DA62	issue	TP3
scale	@ A1	designed	YHU/MG	checked	YHU
AS	indicated				



D1_2 Bed Apartment (2 Bath) - 77.5 sqm
Terrace - 8.0 sqm

BETTER APARTMENT DESIGN STANDARDS (VIC)

LIVING ROOM	MIN 3.6 WIDTH MIN 12m²	✓	ACHIEVED
BEDROOM 01	3m x 3.4m	✓	ACHIEVED
BEDROOM 02	3m x 3m	✓	ACHIEVED
HABITABLE ROOM DEPTH	> 2.5x ROOM HEIGHT WINDOW PROPOSED 2.7m CEILING HEIGHT 8.4m UNIT LENGTH	✓	ACHIEVED
WINDOW	MIN 1.2m W x 1.5m D IN ALL HABITABLE ROOM	✓	ACHIEVED
PRIVATE OPEN SPACE (BALCONY)	8m², 2.0m WIDTH	✓	ACHIEVED
STORAGE	INTERNAL 9.49m³ TOTAL (MIN 9m³) EXTERNAL 6.3m³	✓	ACHIEVED
ACCESSIBILITY	ADAPTABLE BATHROOM - DESIGN B - 820MM WIDE DOOR - MIN 1000mm X 2700mm CIRCULATION AREA - TOILET LOCATED CLOSEST TO OPENING	✓	ACHIEVED
CROSS VENTILATION	BREEZE PATH BETWEEN 5-18m	✓	ACHIEVED



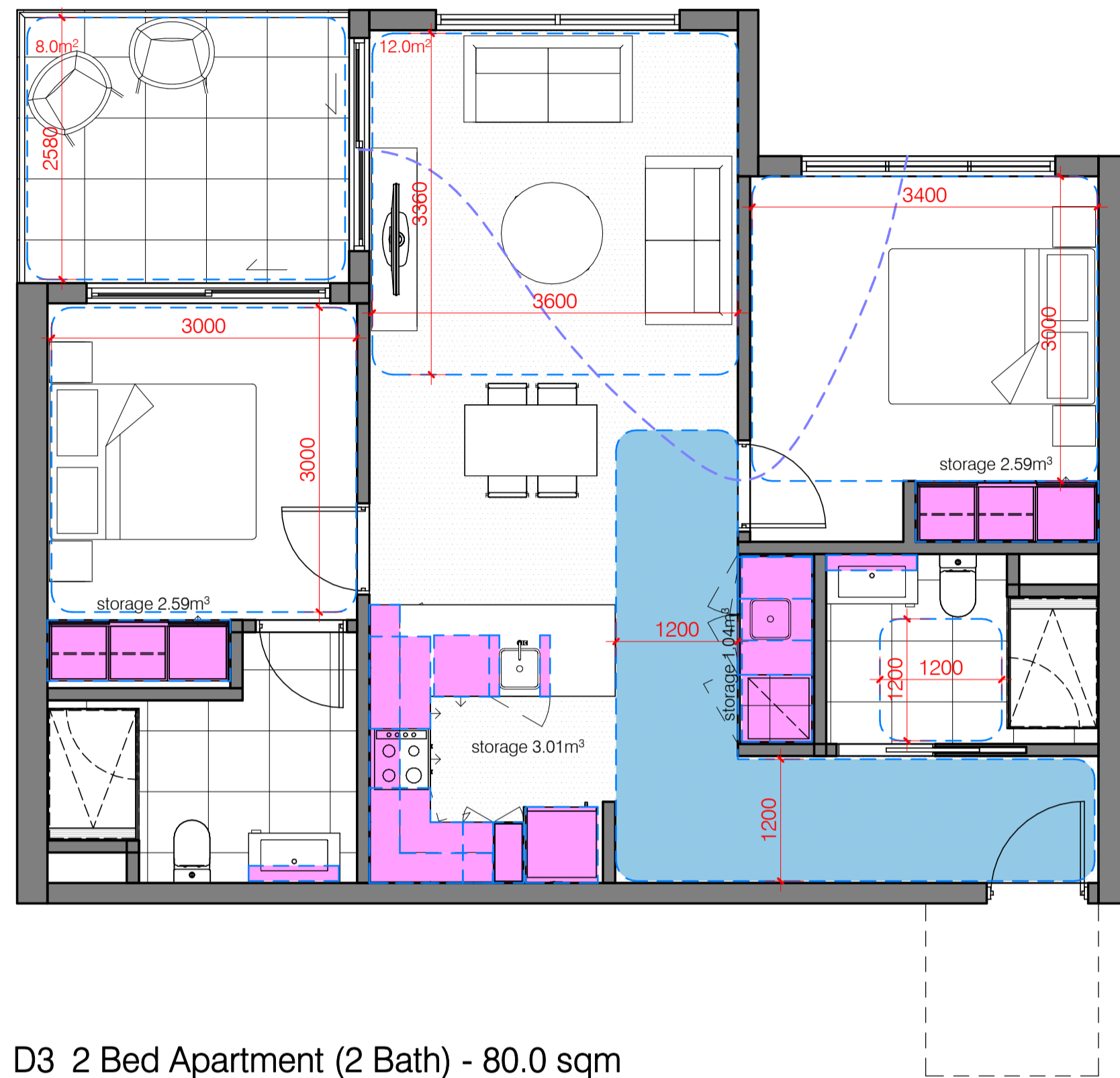
D2_2 Bed Apartment (2 Bath) - 77.5 sqm
Terrace - 8.0 sqm

BETTER APARTMENT DESIGN STANDARDS (VIC)

LIVING ROOM	MIN 3.6 WIDTH MIN 12m²	✓	ACHIEVED
BEDROOM 01	3m x 3.4m	✓	ACHIEVED
BEDROOM 02	3m x 3m	✓	ACHIEVED
HABITABLE ROOM DEPTH	> 2.5x ROOM HEIGHT WINDOW PROPOSED 2.7m CEILING HEIGHT 8.4m UNIT LENGTH	✓	ACHIEVED
WINDOW	MIN 1.2m W x 1.5m D IN ALL HABITABLE ROOM	✓	ACHIEVED
PRIVATE OPEN SPACE (BALCONY)	8m², 2.0m WIDTH	✓	ACHIEVED
STORAGE	INTERNAL 9.50m³ TOTAL (MIN 9m³) EXTERNAL 6.3m³	✓	ACHIEVED
ACCESSIBILITY	ADAPTABLE BATHROOM - DESIGN B - 820MM WIDE DOOR - MIN 1000mm X 2700mm CIRCULATION AREA - TOILET LOCATED CLOSEST TO OPENING	✓	ACHIEVED
CROSS VENTILATION	BREEZE PATH BETWEEN 5-18m	✓	ACHIEVED

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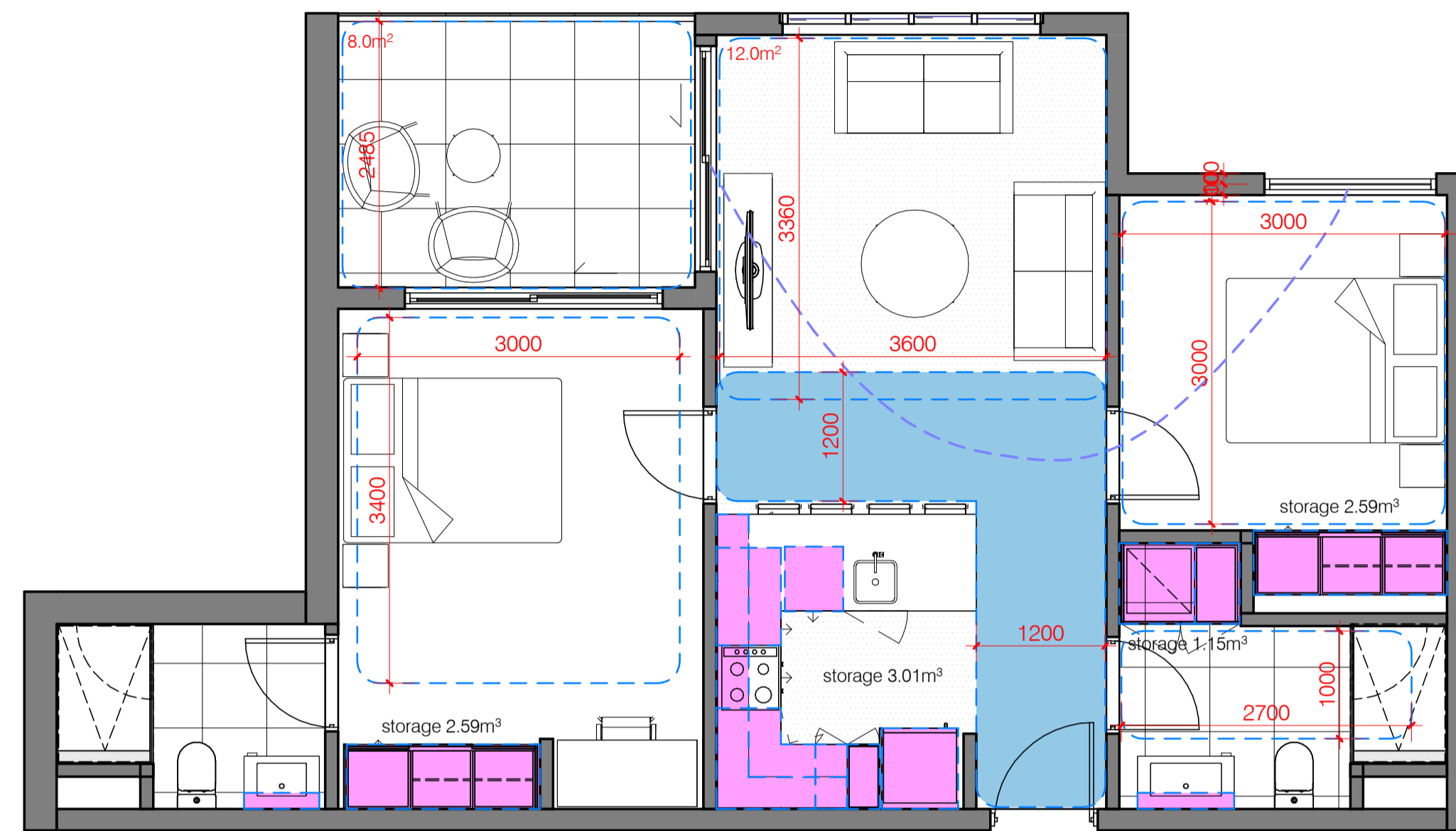




D3_2 Bed Apartment (2 Bath) - 80.0 sqm
Terrace - 8.0 sqm

BETTER APARTMENT DESIGN STANDARDS (VIC)

LIVING ROOM	MIN 3.6 WIDTH MIN 12m²	✓	ACHIEVED
BEDROOM 01	3m x 3.4m	✓	ACHIEVED
BEDROOM 02	3m x 3m	✓	ACHIEVED
HABITABLE ROOM DEPTH	> 2.5x ROOM HEIGHT WINDOW PROPOSED 2.7m CEILING HEIGHT 7.2m UNIT LENGTH	✓	ACHIEVED
WINDOW	MIN 1.2m W x 1.5m D IN ALL HABITABLE ROOM	✓	ACHIEVED
PRIVATE OPEN SPACE (BALCONY)	8m², 2.0m WIDTH	✓	ACHIEVED
STORAGE	INTERNAL 9.49m³ TOTAL (MIN 9m³) EXTERNAL 6.3m³	✓	ACHIEVED
ACCESSIBILITY	ADAPTABLE BATHROOM - DESIGN 1 - 820MM WIDE DOOR - MIN 1200mm X 1200mm CLEARANCE AREA - TOILET LOCATED CLOSEST TO OPENING	✓	ACHIEVED
CROSS VENTILATION	BREEZE PATH BETWEEN 5-18m	✓	ACHIEVED



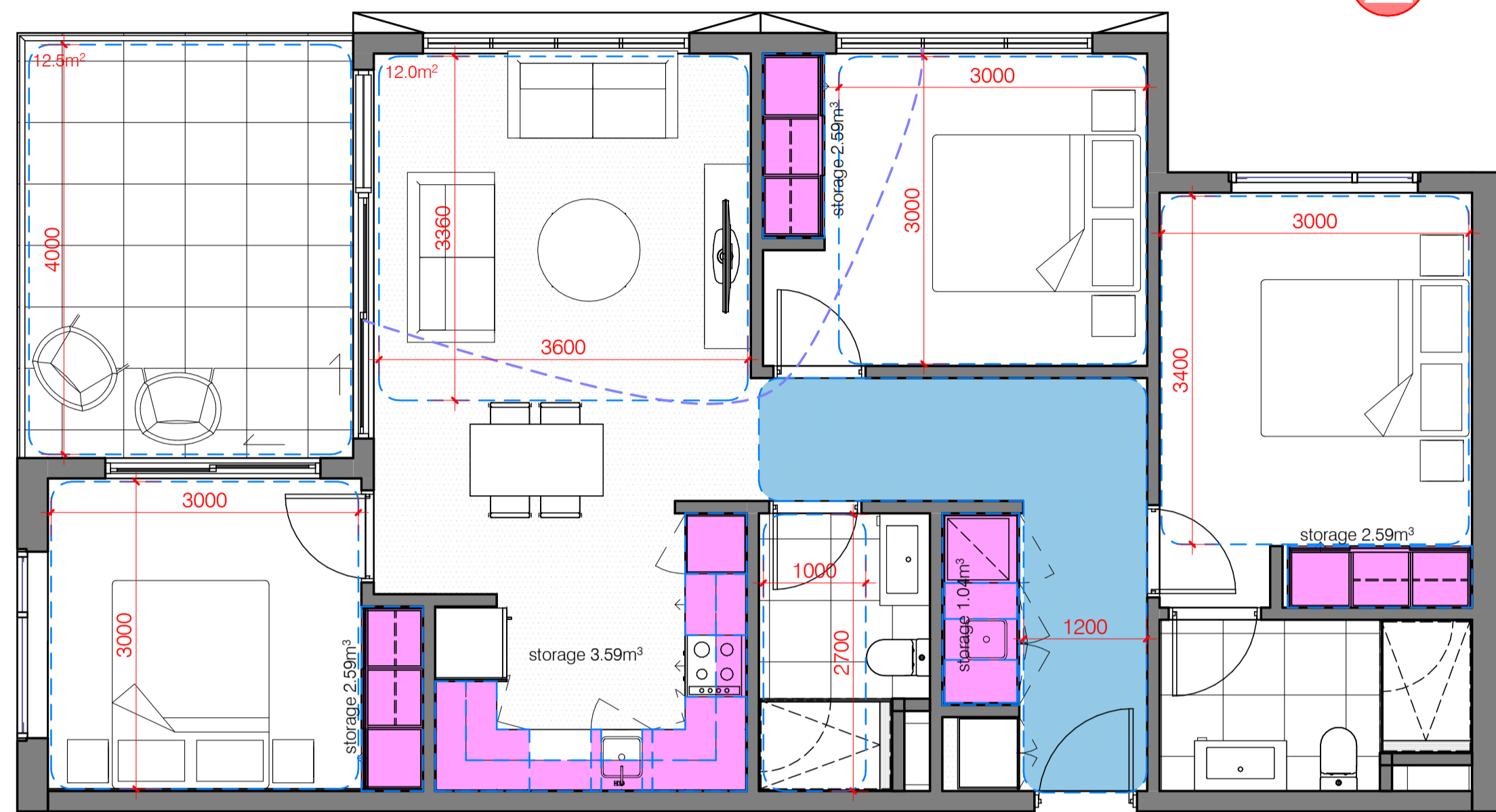
16

D4_2 Bed Apartment (2 Bath) - 72.0 sqm
Terrace - 8.8 sqm

BETTER APARTMENT DESIGN STANDARDS (VIC)

LIVING ROOM	MIN 3.6 WIDTH MIN 12m²	✓	ACHIEVED
BEDROOM 01	3m x 3.4m	✓	ACHIEVED
BEDROOM 02	3m x 3m	✓	ACHIEVED
HABITABLE ROOM DEPTH	> 2.5x ROOM HEIGHT WINDOW PROPOSED 2.7m CEILING HEIGHT 7.2m UNIT LENGTH	✓	ACHIEVED
WINDOW	MIN 1.2m W x 1.5m D IN ALL HABITABLE ROOM	✓	ACHIEVED
PRIVATE OPEN SPACE (BALCONY)	8m², 2.0m WIDTH	✓	ACHIEVED
STORAGE	INTERNAL 9.52m³ TOTAL (MIN 9m³) EXTERNAL 6.3m³	✓	ACHIEVED
ACCESSIBILITY	ADAPTABLE BATHROOM - DESIGN B - 820MM WIDE DOOR - MIN 1000mm X 2700mm CIRCULATION AREA - TOILET LOCATED CLOSEST TO OPENING	✓	ACHIEVED
CROSS VENTILATION	BREEZE PATH BETWEEN 5-18m	✓	ACHIEVED





E1_3 Bed Apartment (2 Bath) - 82.5 sqm
Terrace - 12.5 sqm

BETTER APARTMENT DESIGN STANDARDS (VIC)

LIVING ROOM	MIN 3.6 WIDTH MIN 12m²	✓	ACHIEVED
BEDROOM 01	3m x 3.4m	✓	ACHIEVED
BEDROOM 02	3m x 3m	✓	ACHIEVED
HABITABLE ROOM DEPTH	> 2.5x ROOM HEIGHT WINDOW PROPOSED 2.7m CEILING HEIGHT 8.4m UNIT LENGTH	✓	ACHIEVED
WINDOW	MIN 1.2m W x 1.5m D IN ALL HABITABLE ROOM	✓	ACHIEVED
PRIVATE OPEN SPACE (BALCONY)	8m² , 2.4m WIDTH	✓	ACHIEVED
STORAGE	INTERNAL 12.6m³ TOTAL (MIN 12m³) EXTERNAL 6.3m³	✓	ACHIEVED
ACCESSIBILITY	ADAPTABLE BATHROOM - DESIGN B - 820MM WIDE DOOR - MIN 1000mm X 2700mm CIRCULATION AREA - TOILET LOCATED CLOSEST TO OPENING	✓	ACHIEVED
CROSS VENTILATION	BREEZE PATH BETWEEN 5-18m	✓	ACHIEVED

no.	date	ISSUE / revision	by
TP4	11/10/2022	Town Planning Application Revision: Issued for Application	MGR
TP3	24/02/2022	Town Planning RFI issued for application	YHU
TP2	17/01/2022	Town Planning RFI response: Issued for application	CLY
TP1	04/11/2021	Town Planning RFI dated 29/9/21 response: Issued for update	MGR
TP0	13/05/2021	Town Planning Issue: Issued for submission	YHU
no.	date	ISSUE / revision	by



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APARTMENT TYPES - 3 BED E1

DEVELOPMENT APPLICATION

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project	drawing no.	issue
2020-506	DA69	TP4
scale @ A1	designed	checked
AS	YHU/MG	BJE
indicated		

