

THE LOCK UP

SMALL INDUSTRIAL AND STORAGE UNITS

2 Cross Street Brookvale 2100

DEVELOPMENT APPLICATION

CLIENT: **LEDA**

ARCHITECT: **PACE**
ARCHITECTS

DRAWING LIST			
Sheet Number	Sheet Name	Current Revision	Current Revision Date
DA-001	COVER PAGE & TITLE SHEET	5	11.12.20
DA-101	SITE & CONTEXT ANALYSIS	5	11.12.20
DA-102	SHADOW DIAGRAMS	5	11.12.20
DA-103	SITE PLAN - EXISTING	5	11.12.20
DA-104	SITE PLAN - DEMOLITION	5	11.12.20
DA-200	SITE PLAN - PROPOSED	5	11.12.20
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DA-203	LEVEL 1 FLOOR PLAN	12	15.12.20
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DA-701	NOTIFICATION PLAN - SHT 1	1	18.12.20
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DA-901	3D PERSPECTIVE - SHT 1	5	11.12.20
DA-902	3D PERSPECTIVE - SHT 2	4	11.12.20

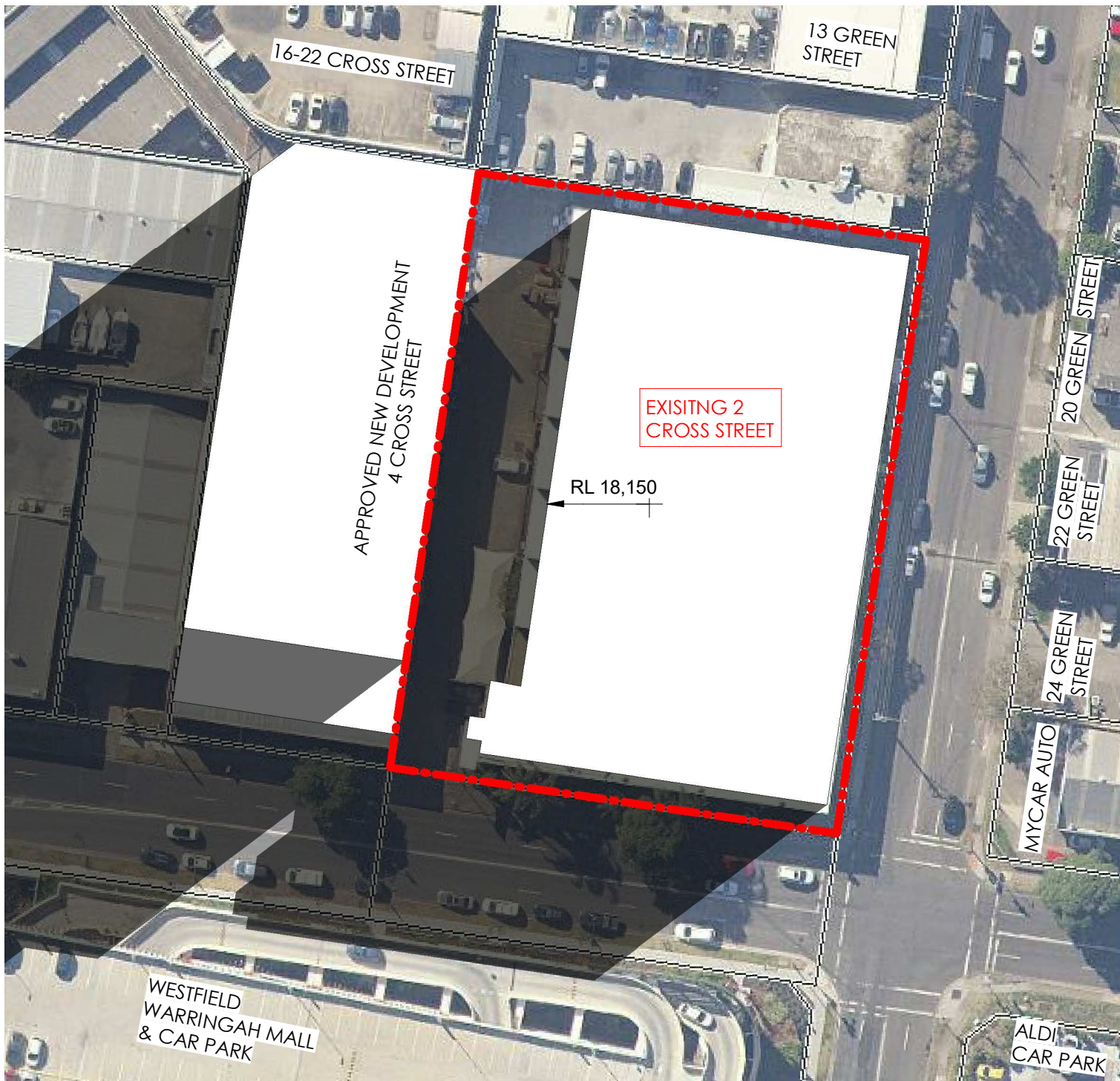




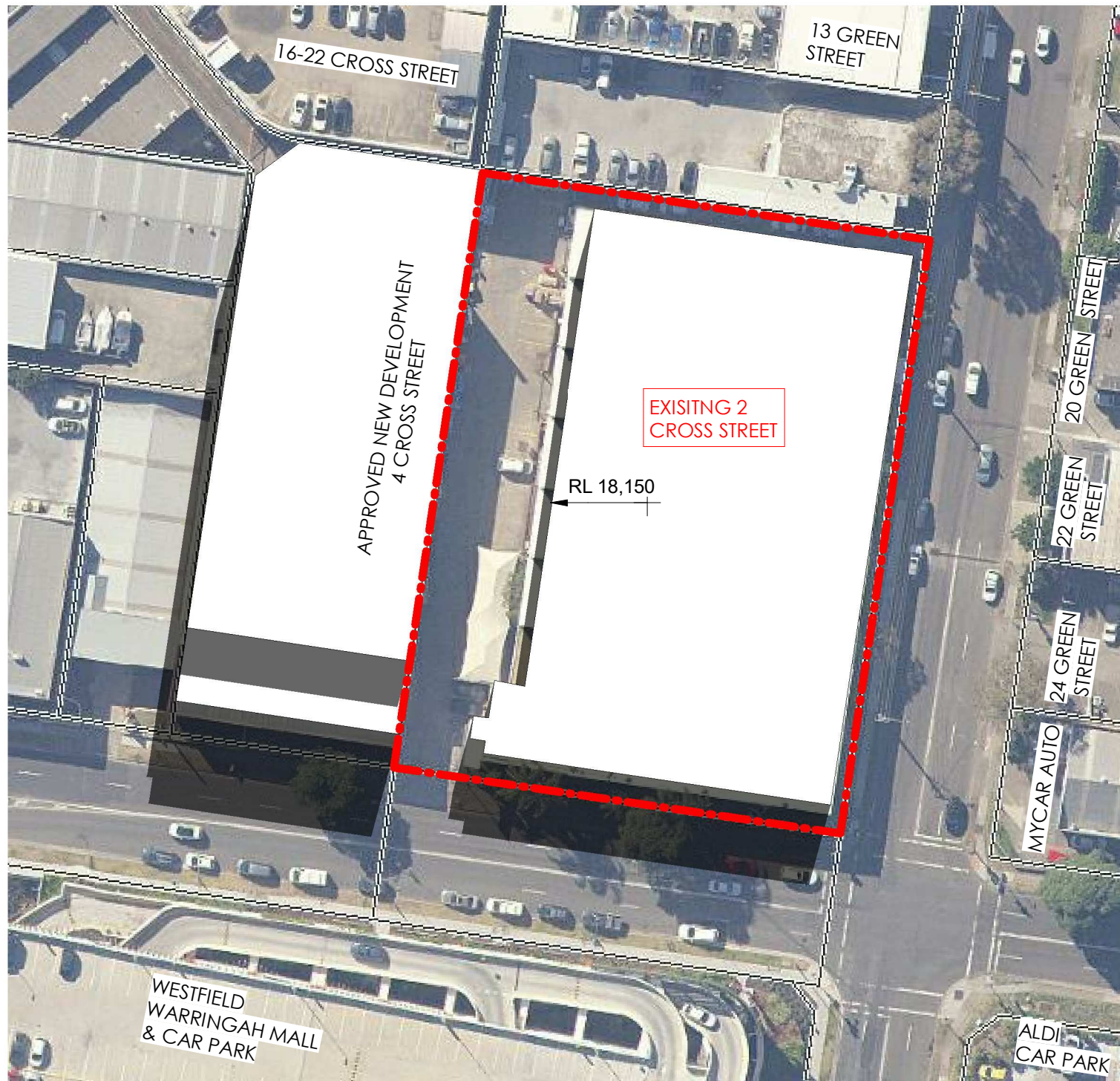
- LEGEND
- 1. SUBJECT SITE, ADDRESS: 2 CROSS STREET
 - 2. PARKING FOR WESTFIELD SHOPPING CENTRE
 - 3. NEW COMEMRCIAL STORAGE FACILITY
 - 4. COMMERCIAL/WAREHOUSE BUILDINGS
 - 5. FITNESS CENTRE
 - 6. AUTO SERVICE CENTRE
 - 7. ALDI AT GRADE CAR PARK

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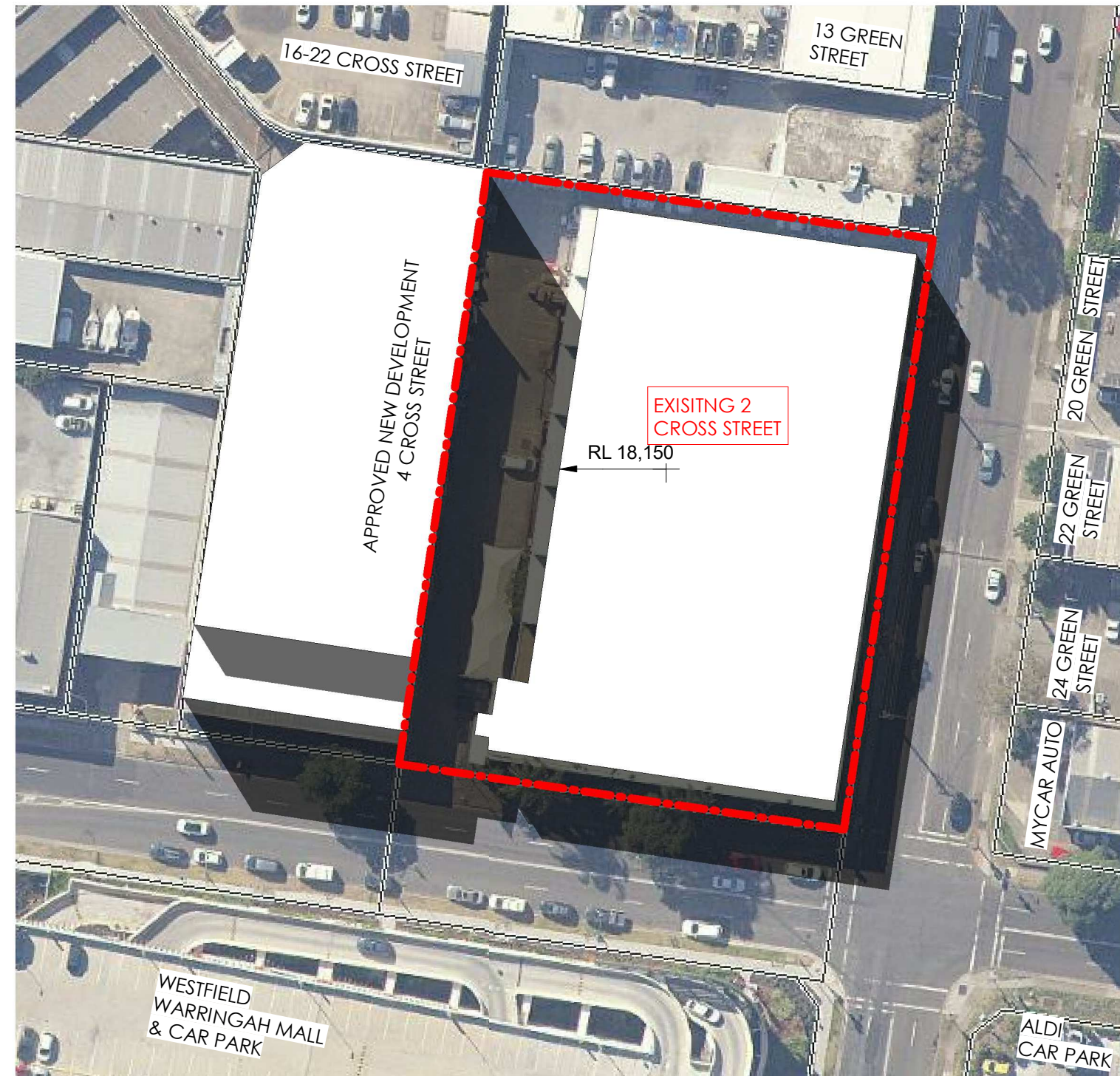
PACEARCHITECTS A.B.N. 721 5926 6350 e ppace@pacearchitects.com.au p 02 9425 1400 m 0404 450 317 w www.pacearchitects.com.au a Shop 2, 100 Alexander Street, Crows Nest, NSW 2065		THE LOCK UP 2 Cross Street Brookvale 2100 DEVELOPMENT APPLICATION		<table><thead><tr><th>REVISION</th><th>DESCRIPTION</th><th>DATE</th></tr></thead><tbody><tr><td>1</td><td>Revision 15</td><td>19.11.20</td></tr><tr><td>2</td><td>DA DRAFT FOR CLIENT REVIEW</td><td>25.11.20</td></tr><tr><td>3</td><td>DA DRAFT</td><td>02.12.20</td></tr><tr><td>4</td><td>DA DRAFT 2</td><td>10.12.20</td></tr><tr><td>5</td><td>DA ISSUE</td><td>11.12.20</td></tr></tbody></table>	REVISION	DESCRIPTION	DATE	1	Revision 15	19.11.20	2	DA DRAFT FOR CLIENT REVIEW	25.11.20	3	DA DRAFT	02.12.20	4	DA DRAFT 2	10.12.20	5	DA ISSUE	11.12.20	ARCHITECT PACE ARCHITECTS	BUILDER / PROJECT MANAGER	CLIENT LEDA	0 5 10 20 30 40 50 GRAPHIC SCALE 1:500 purpose DA SITE & CONTEXT ANALYSIS	<table><tr><td>scale</td><td>1 : 500</td><td rowspan="2"></td></tr><tr><td>project no</td><td>200826</td></tr><tr><td>date</td><td>11.12.20</td><td></td></tr><tr><td>dwn</td><td>dwg no</td><td>issue</td></tr><tr><td>AA</td><td>200826 - DA-101</td><td>5</td></tr></table>	scale	1 : 500		project no	200826	date	11.12.20		dwn	dwg no	issue	AA	200826 - DA-101	5
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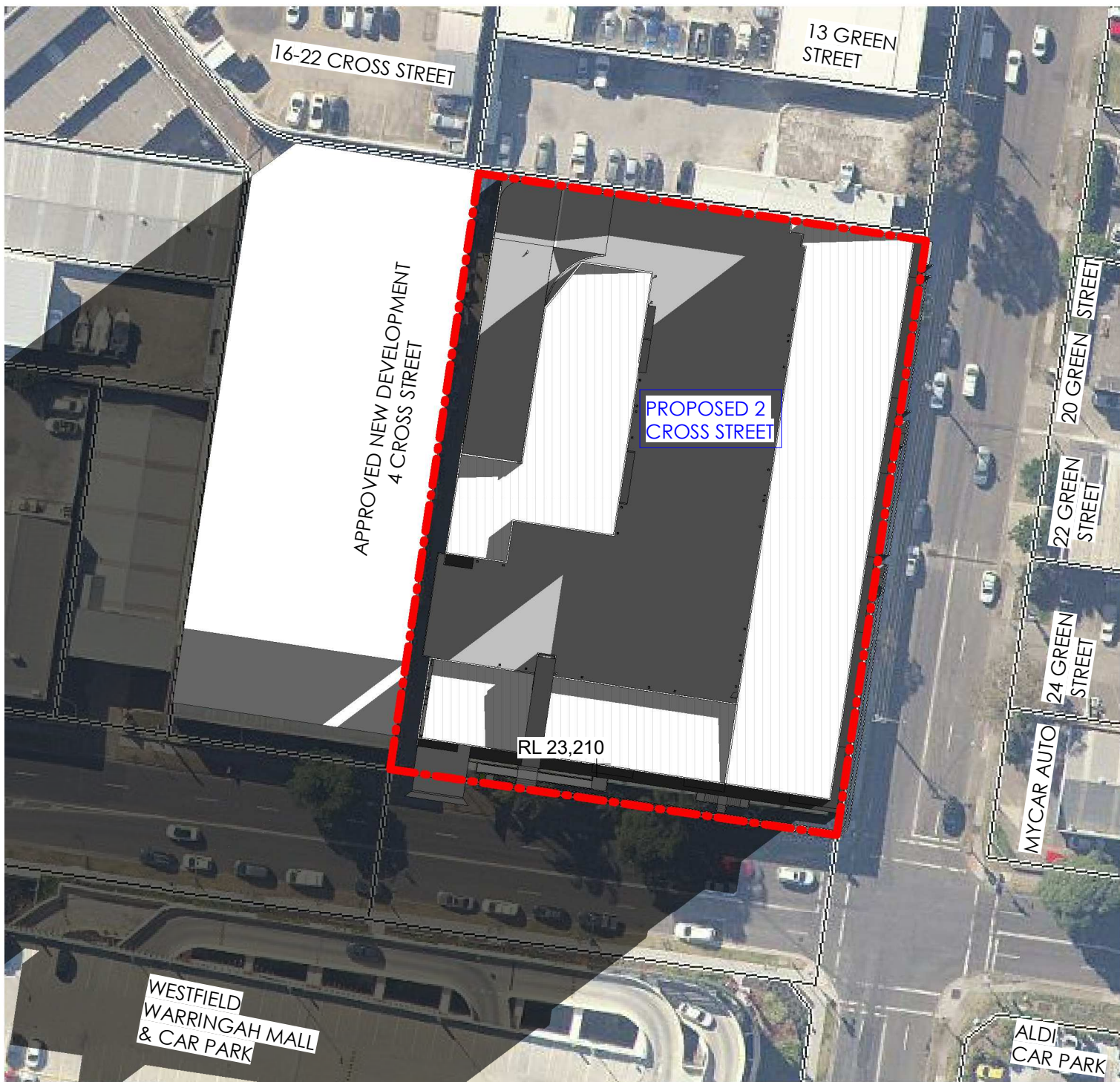
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1 : 750 DA-600



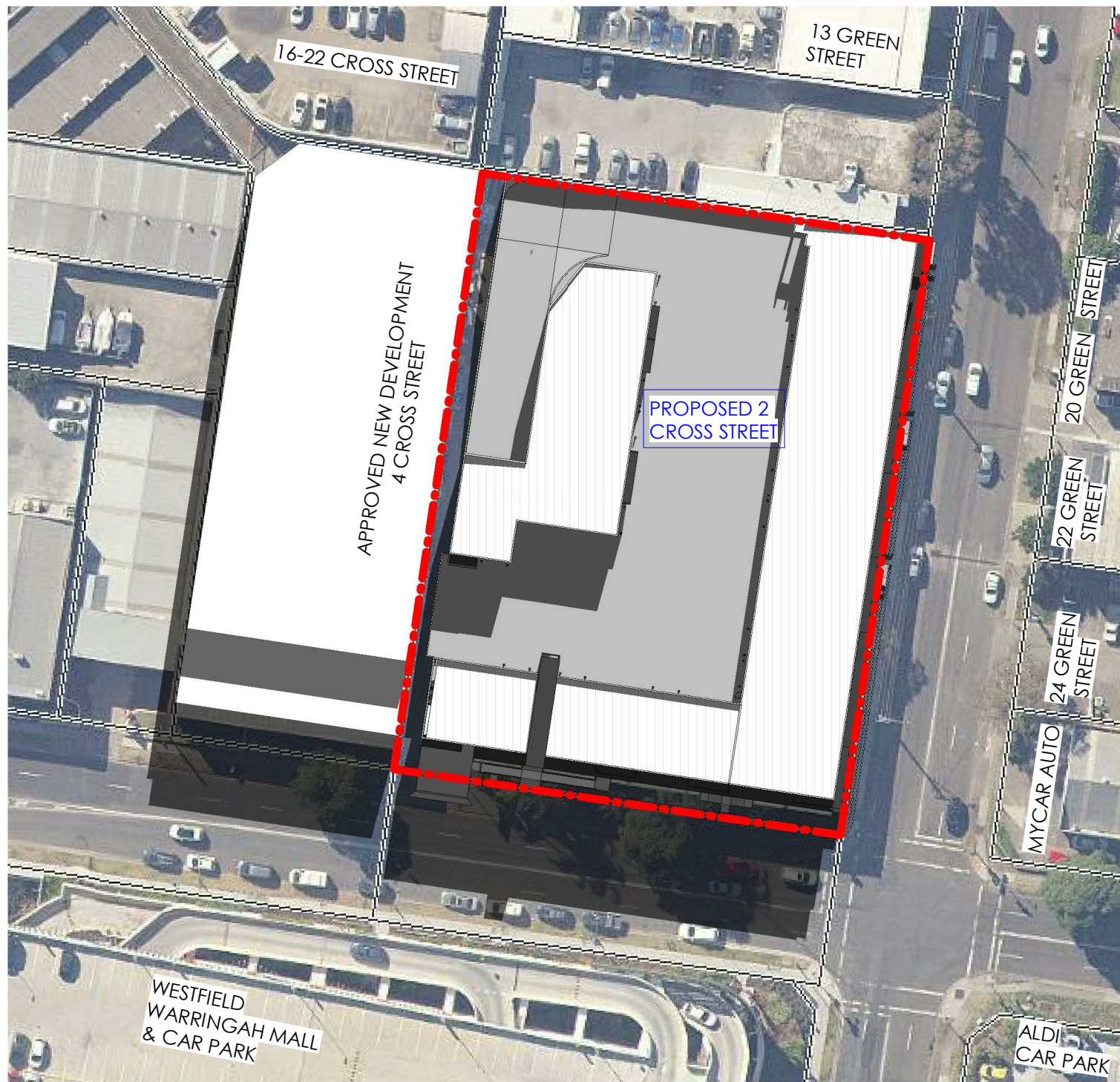
2 SHADOW JUNE 21 -12PM - EXISTING
1 : 750 DA-600



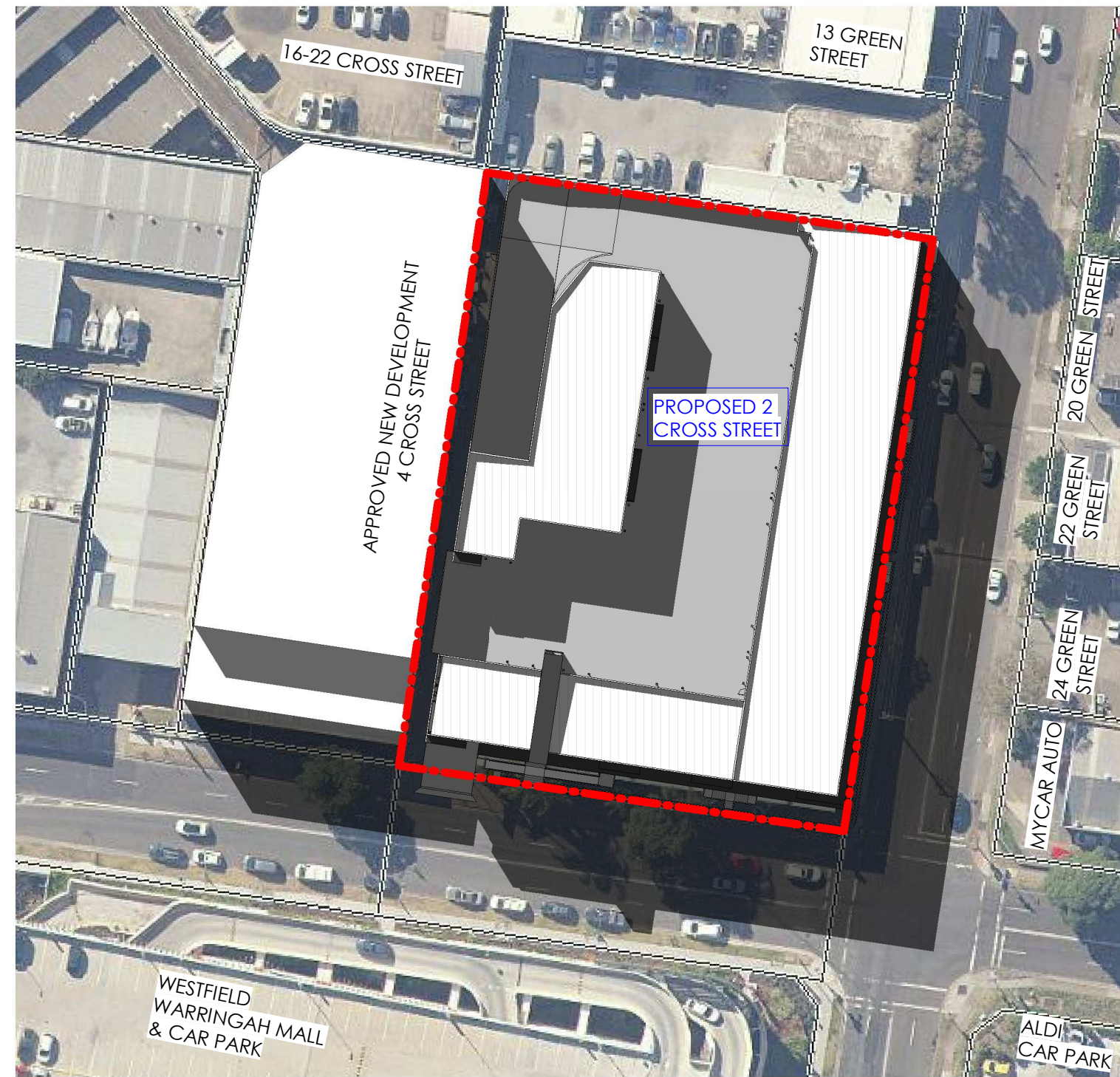
3 SHADOW JUNE 21 -3PM - EXISTING
1 : 750 DA-600



4 SHADOW JUNE 21 -9AM - PROPOSED
1 : 750 DA-600



5 SHADOW JUNE 21 -12PM - PROPOSED
1 : 750 DA-600

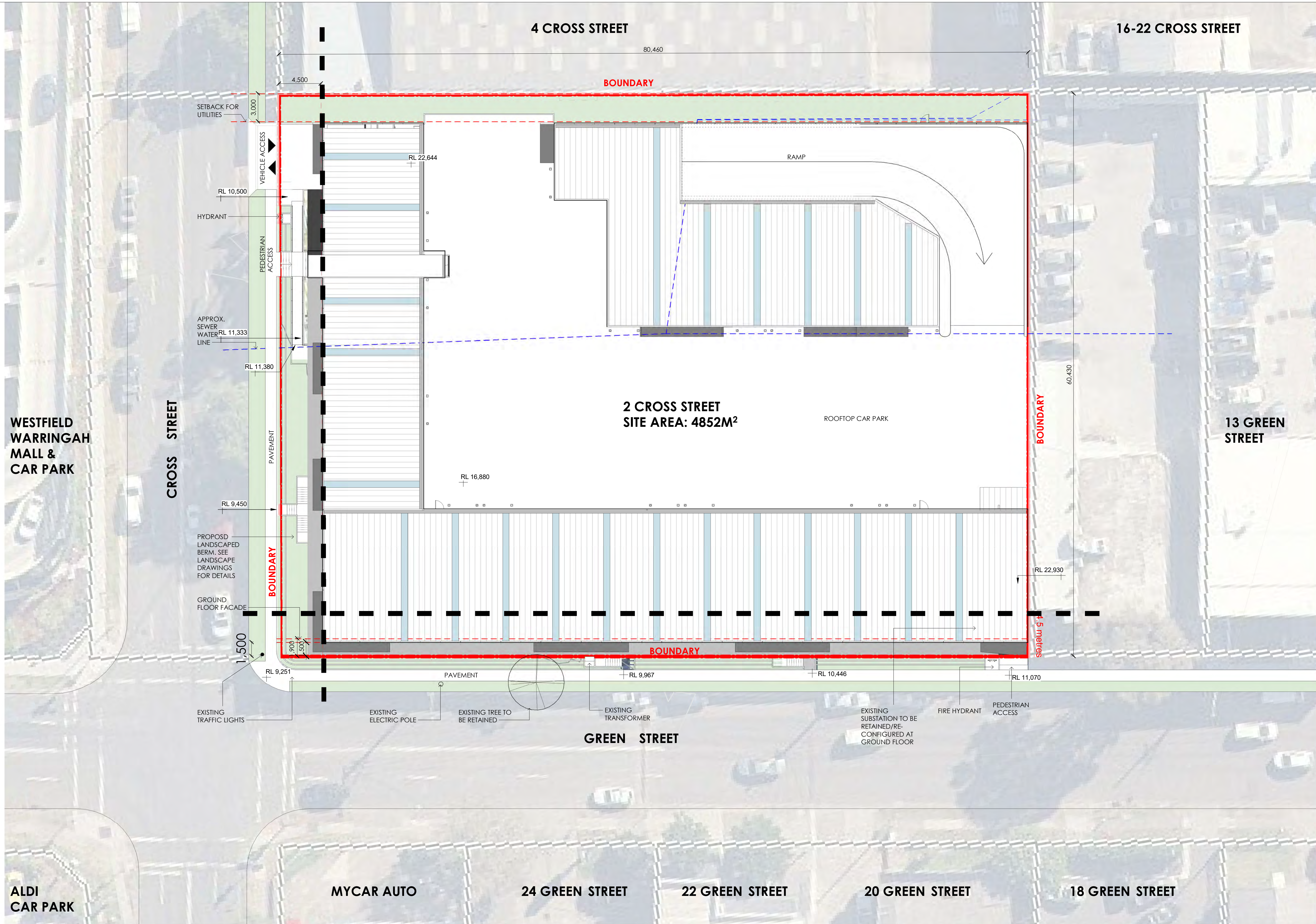


6 SHADOW JUNE 21 -3PM - PROPOSED
1 : 750 DA-600

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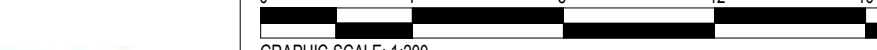


scale	1 : 200	
project no	200826	
date	11.12.20	
dwn	dwg no	issue
AA	200826 - DA-104	5



1 SITE PLAN - PROPOSED
1 : 200 DA-600

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dwn AA	dwg no 200826 - DA-200	issue 5																																																		



* GFA AREAS EXCLUDE LOADING AND STAIR AND IS DIFFERENT FROM ARAS MARKED ON PLANS.

PROVIDED PARKING - GF	28
PROVIDED PARKING - LVL. 1	28
TOTAL PARKING PROVIDED	56

WAREHOUSE / INDUSTRY: 1.3 SPACES / 100M2 (INCLUDING OFFICES
IF LESS THAN 20% OF DEVELOPMENT AREA;
IF MORE THAN 20%, OFFICE RATE IS AT 1 / 40M2

	scale		As indicated	A1	
	project no		200826		
	date		11.12.20		
	R PLAN		dwn AA	dwg no 200826 - DA-201	

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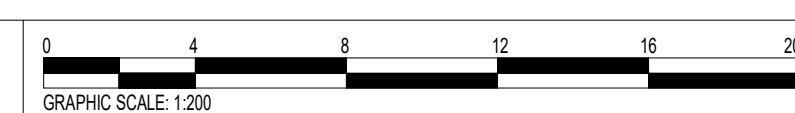
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REVISION	DESCRIPTION	DATE
5	Revision 13	04.11.20
6	Revision 14	11.11.20
7	Revision 15	19.11.20
8	DA DRAFT FOR CLIENT REVIEW	25.11.20
9	DA DRAFT	02.12.20
10	LIFT ADDED	08.12.20
11	DA DRAFT 2	10.12.20
12	DA ISSUE	11.12.20

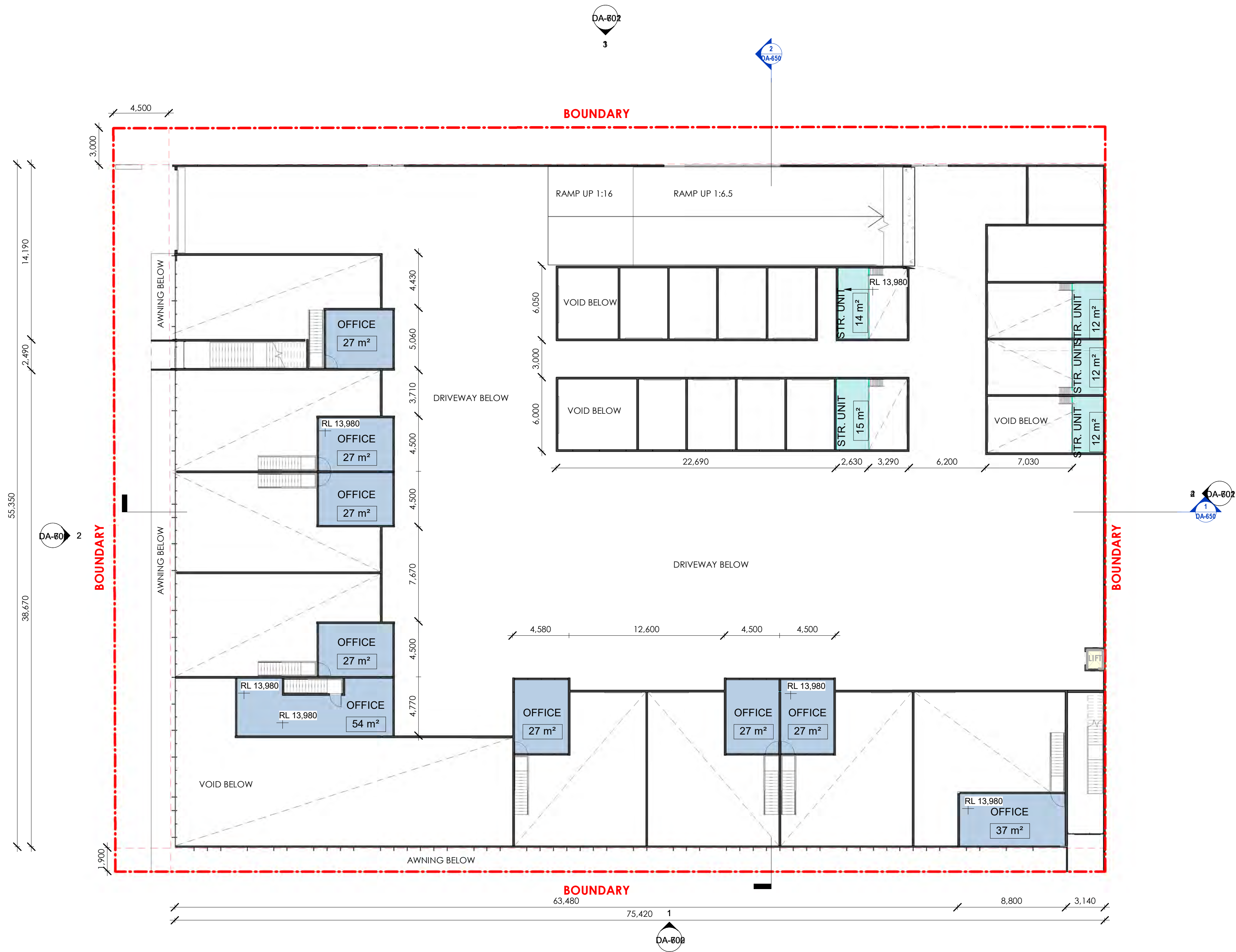
P/ACE
ARCHITECTS

LEDA



purpose	DA
GROUND FLOOR PLAN	

2

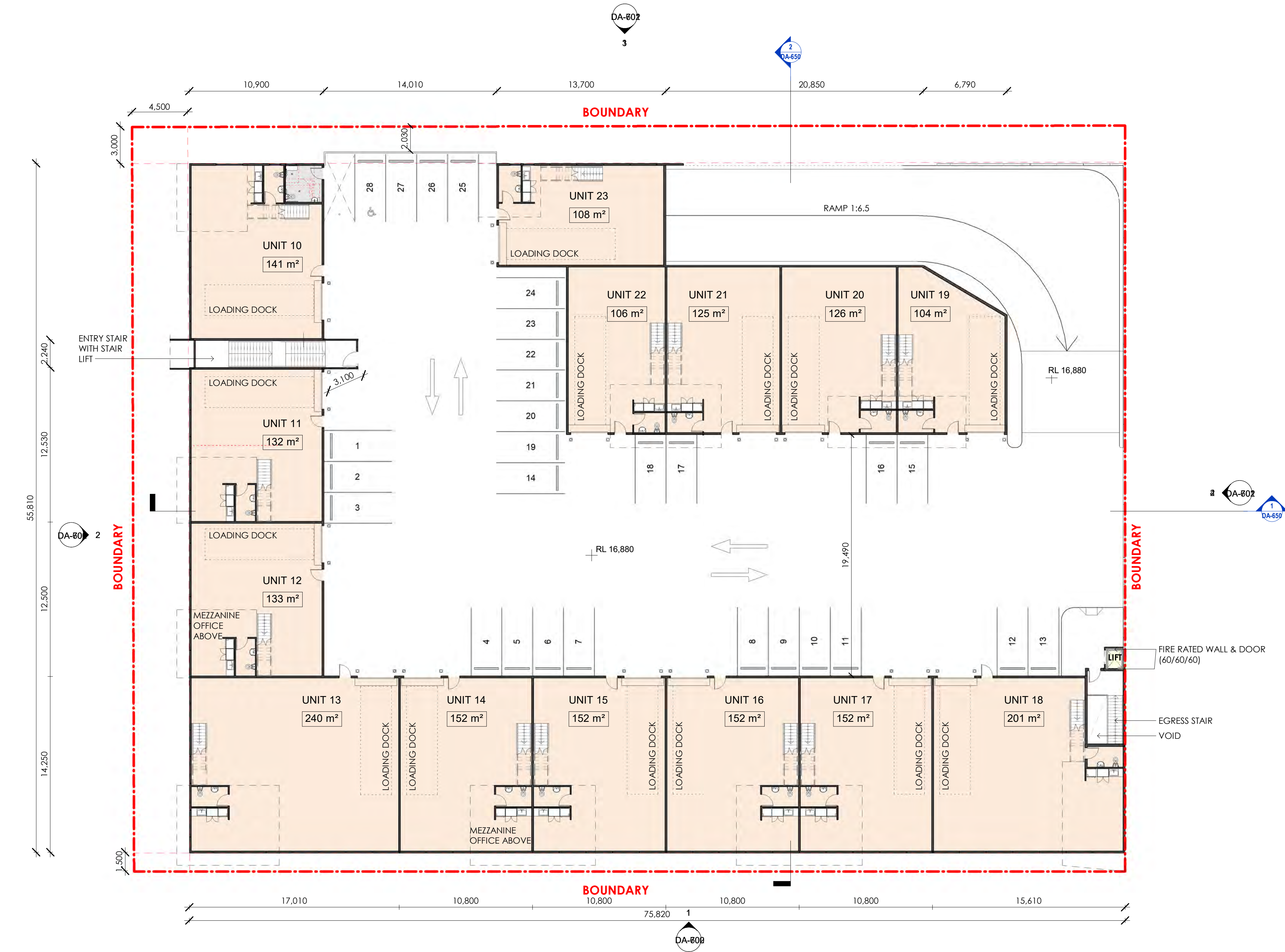


1 MEZZANINE 1
1 : 200 DA-600

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REVISION	DESCRIPTION	DATE
1	Revision 3	15.09.20
2	Revision 13	04.11.20
3	Revision 14	11.11.20
4	Revision 15	19.11.20
5	DA DRAFT FOR CLIENT REVIEW	25.11.20
6	DA DRAFT	02.12.20
7	DA DRAFT 2	10.12.20
8	DA ISSUE	11.12.20





1 LEVEL 1
1 : 200 DA-600

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THE LOCK UP
2 Cross Street Brookvale 2100

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11	DA ISSUE	11.12.20
12	STAIR-1 ACCESS UPDATED	15.12.20

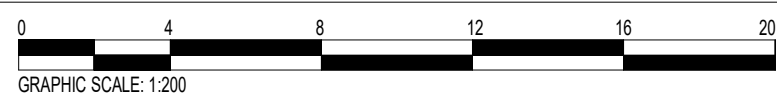
ARCHITECT

PACE
ARCHITECTS

BUILDER / PROJECT MANAGER

CLIENT

LEDA



purpose DA
LEVEL 1 FLOOR PLAN

scale 1 : 200

project no 200826

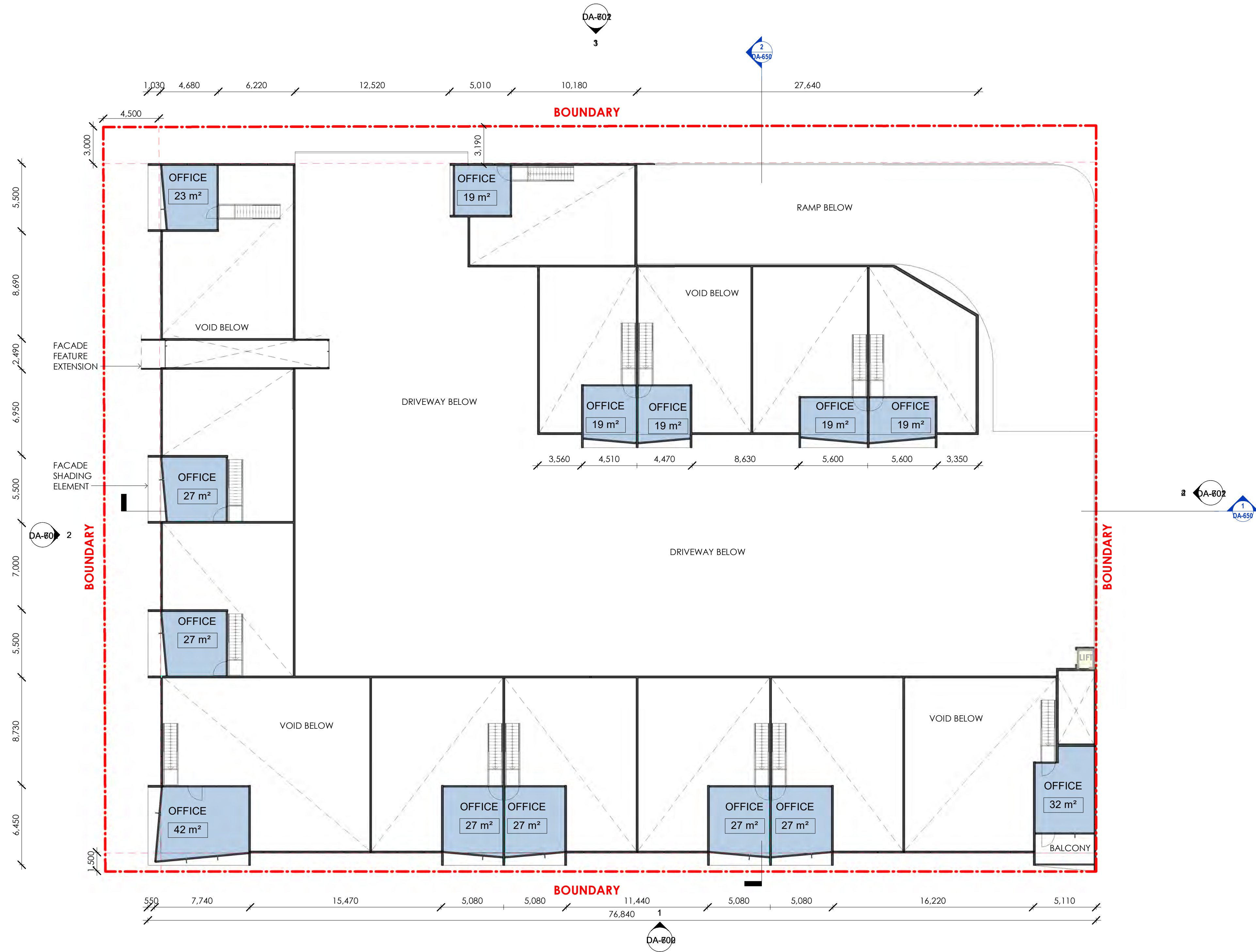
date 15.12.20

dwn AA
dwg no 200826 - DA-203

A1



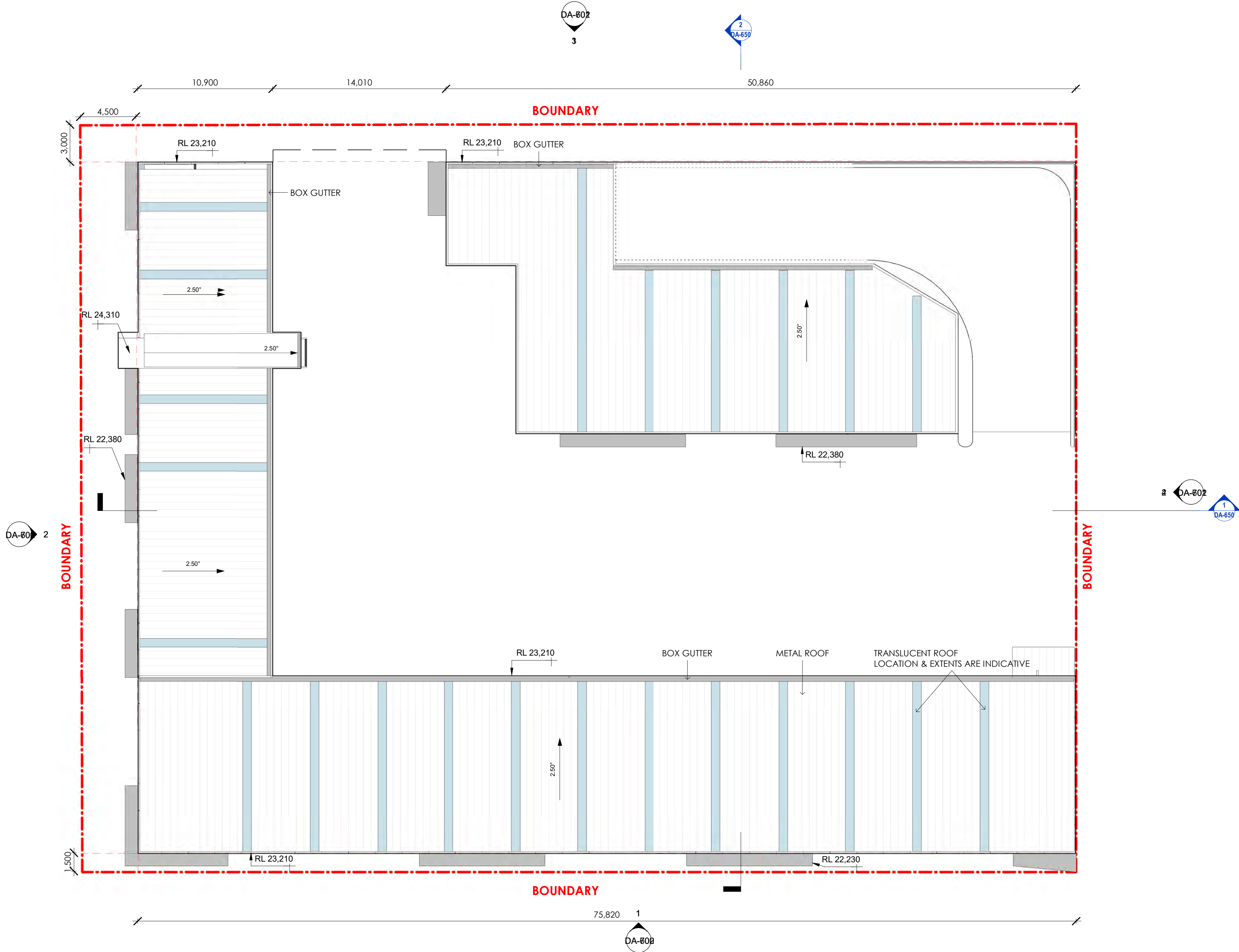
issue 12



1 MEZZANINE 2
1 : 200 DA-600

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REVISION	DESCRIPTION	DATE
1	Revision 12	30.10.20
2	Revision 13	04.11.20
3	Revision 14	11.11.20
4	Revision 15	19.11.20
5	DA DRAFT FOR CLIENT REVIEW	25.11.20
6	DA DRAFT	02.12.20
7	DA DRAFT 2	10.12.20
8	DA ISSUE	11.12.20



1 ROOF PLAN
1 : 200 DA-600

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7	DA ISSUE	11.12.20

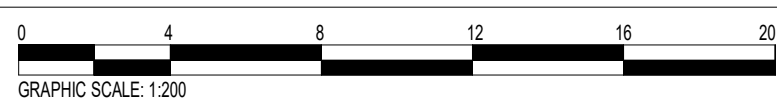
ARCHITECT

PACE
ARCHITECTS

BUILDER / PROJECT MANAGER

CLIENT

LEDA



purpose DA
ROOF PLAN

scale 1 : 200

project no 200826

date 11.12.20

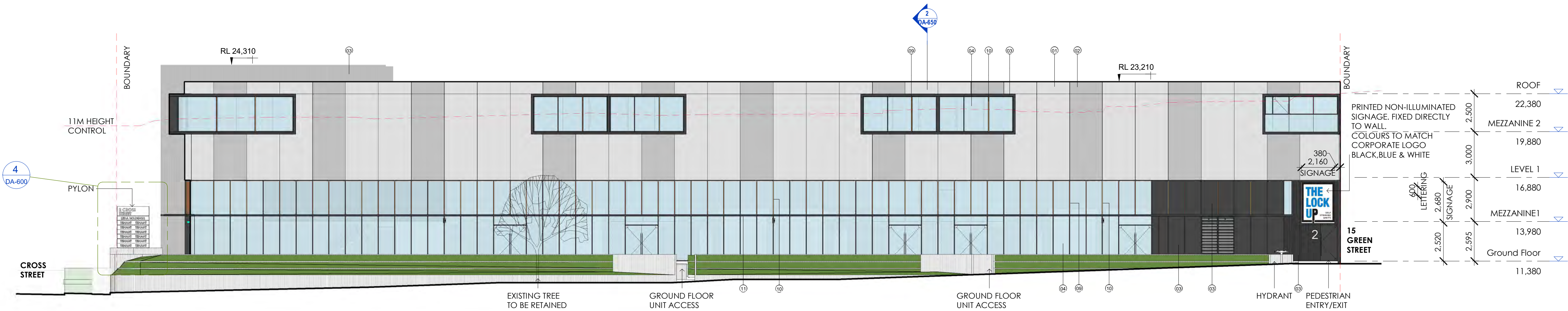
dwn AA

dwg no

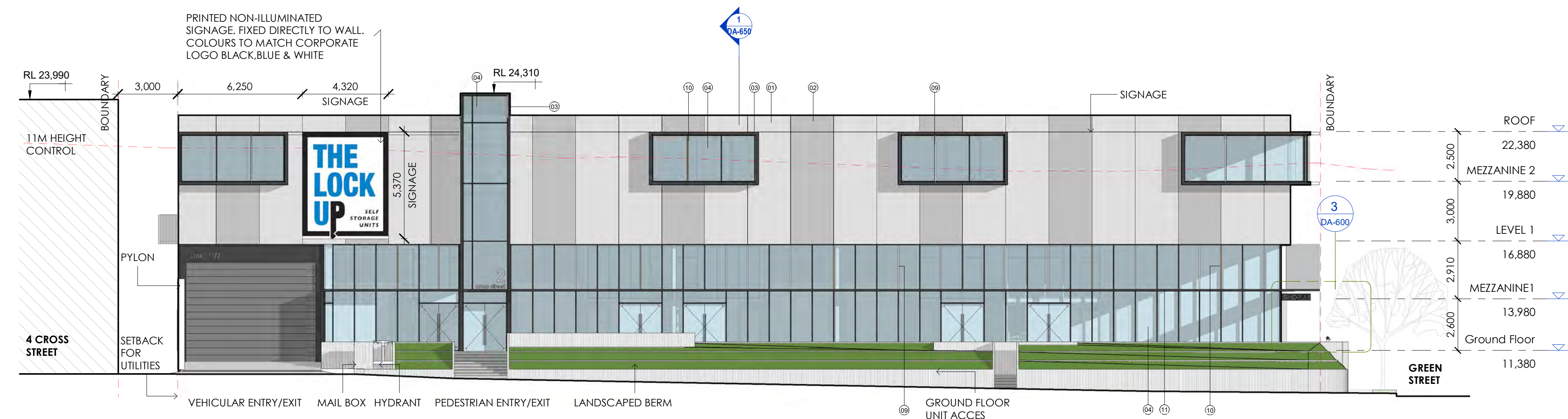
200826 - DA-205

issue

7



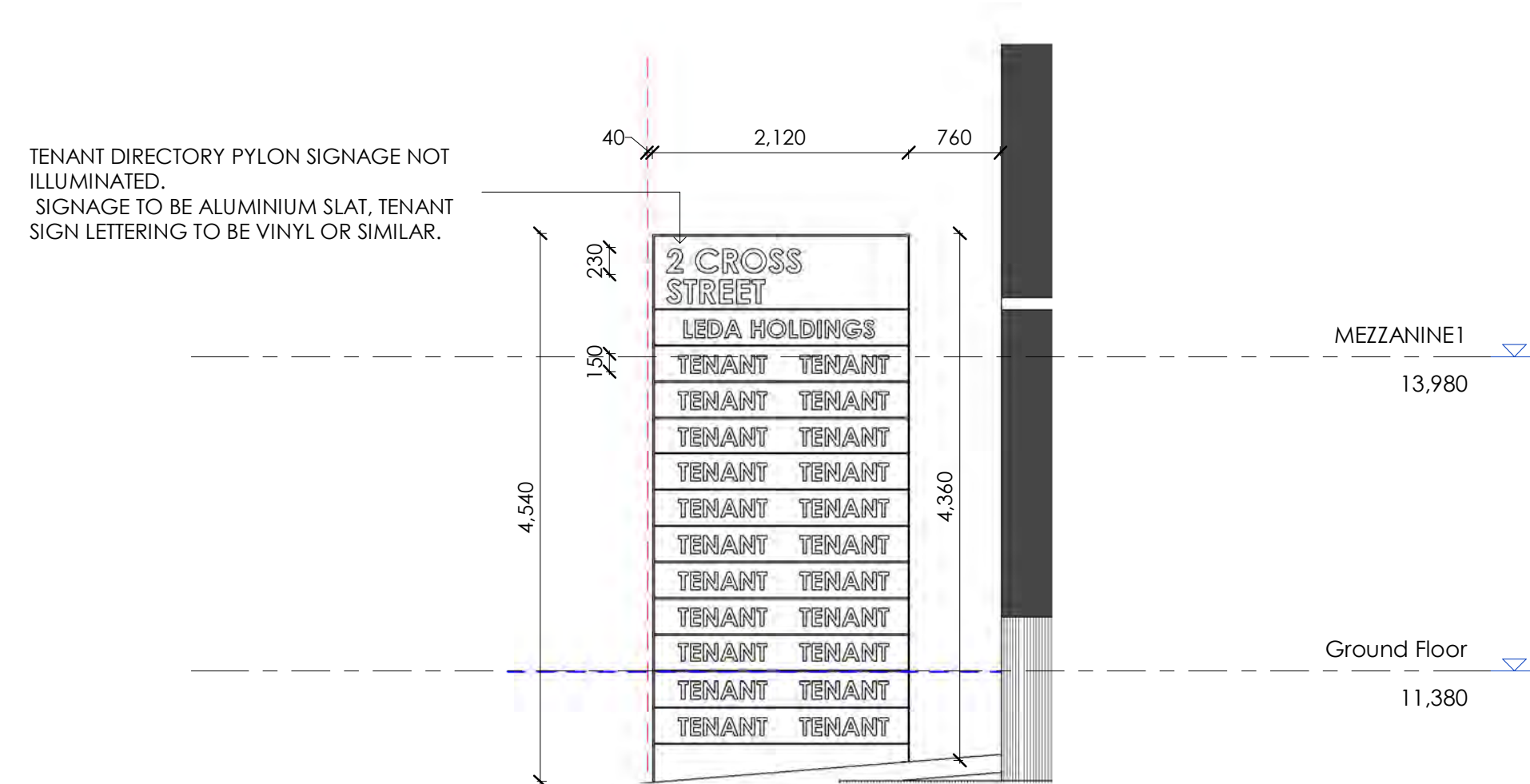
1 East Elevation
1 : 150 DA-201



2 South Elevation
1 : 150 DA-201



3 INDIVIDUAL UNIT SIGNAGE
1 : 50 DA-600

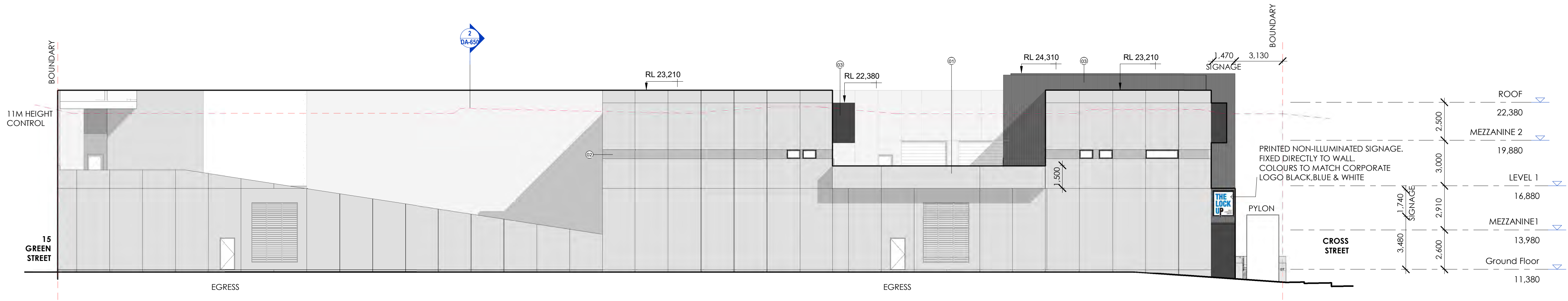


4 PYLON
1 : 50 DA-600

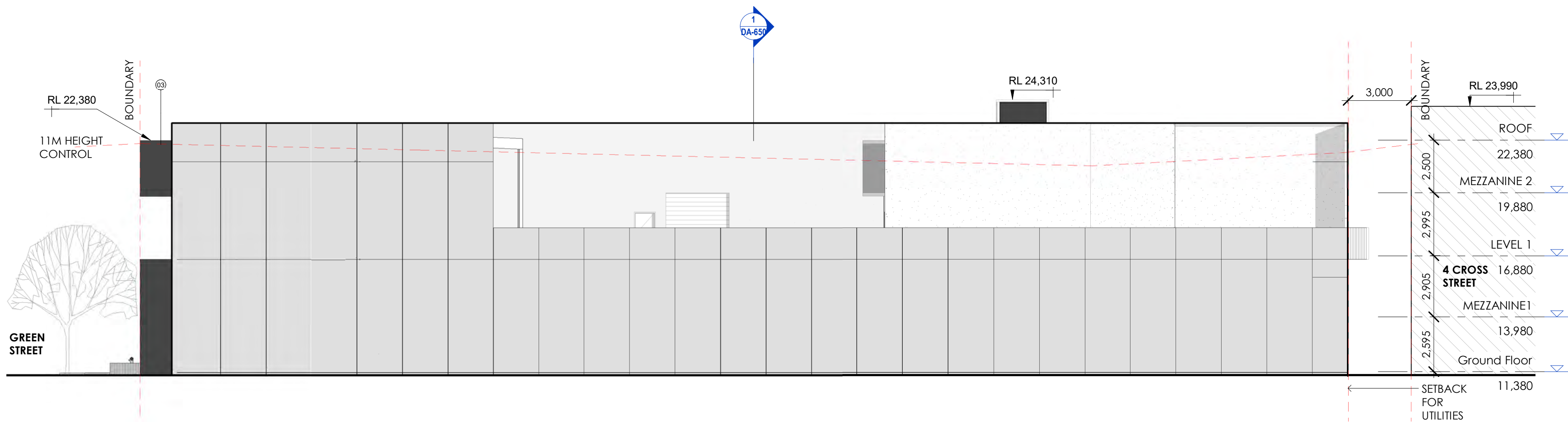
SHEDULE OF FINISHES		
01	PRECAST CONCRETE - SMOOTH FINISH - LIGHT GREY	
02	PRECAST CONCRETE - SMOOTH FINISH - DARK GREY	
03	METAL CLADDING MONUMENT LAID VERTICALLY	
04	STOREFRONT GLAZING WITH ANODIZED METAL FRAMING - CLEAR	
09	VERTICAL METAL FIN WITH POWDER-COATED PAINT FINISH - BROWN	
10	VERTICAL METAL FIN WITH POWDER-COATED PAINT FINISH - BEIGE	
11	METAL AWNING WITH POWDER-COATED PAINT FINISH - MONUMENT	

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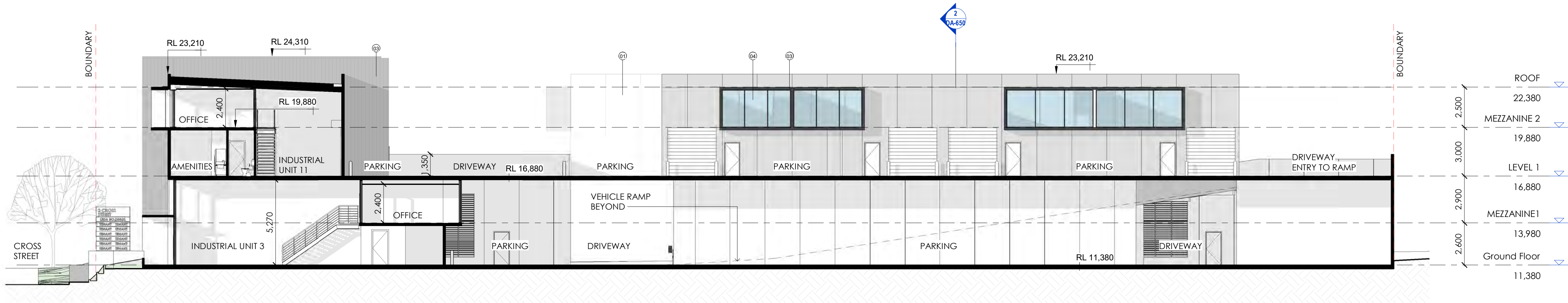
1 West Elevation
1:150 DA-201



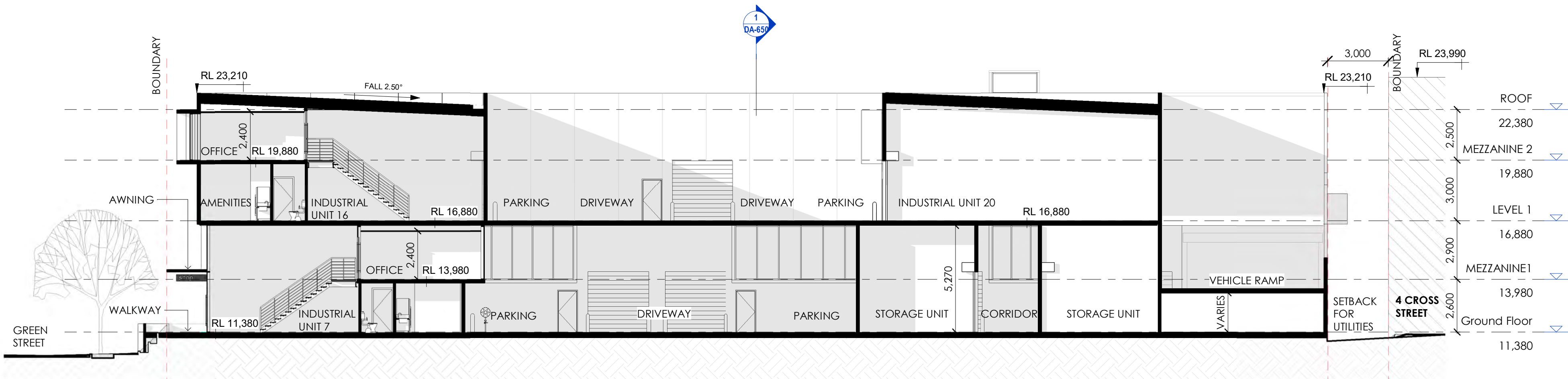
2 North Elevation
1:150 DA-201

SHEDULE OF FINISHES		
01	PRECAST CONCRETE - SMOOTH FINISH - LIGHT GREY	
02	PRECAST CONCRETE - SMOOTH FINISH - DARK GREY	
03	METAL CLADDING MONUMENT LAID VERTICALLY	

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1 Section 1
1 : 150 DA-201



2 Section 2
1 : 150 DA-201

SHEDULE OF FINISHES		
01	PRECAST CONCRETE - SMOOTH FINISH - LIGHT GREY	
03	METAL CLADDING MONUMENT LAID VERTICALLY	
04	STOREFRONT GLAZING WITH ANODIZED METAL FRAMING - CLEAR	

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PACEARCHITECTS A.B.N. 721 5926 6350 e ppace@pacearchitects.com.au p 02 9425 1400 m 0404 450 317 w www.pacearchitects.com.au a Shop 2, 100 Alexander Street, Crows Nest, NSW 2065		THE LOCK UP 2 Cross Street Brookvale 2100 DEVELOPMENT APPLICATION		<table><thead><tr><th>REVISION</th><th>DESCRIPTION</th><th>DATE</th></tr></thead><tbody><tr><td>1</td><td>Revision 2</td><td>11.09.20</td></tr><tr><td>2</td><td>Revision 15</td><td>19.11.20</td></tr><tr><td>3</td><td>DA DRAFT FOR CLIENT REVIEW</td><td>25.11.20</td></tr><tr><td>4</td><td>DA DRAFT 2</td><td>10.12.20</td></tr><tr><td>5</td><td>DA ISSUE</td><td>11.12.20</td></tr></tbody></table>	REVISION	DESCRIPTION	DATE	1	Revision 2	11.09.20	2	Revision 15	19.11.20	3	DA DRAFT FOR CLIENT REVIEW	25.11.20	4	DA DRAFT 2	10.12.20	5	DA ISSUE	11.12.20	ARCHITECT PACE ARCHITECTS	BUILDER / PROJECT MANAGER	CLIENT LEDA	0 0.2 GRAPHIC SCALE 1:2 purpose DA 3D PERSPECTIVE - SHT 1	<table><tr><td>scale</td><td>1 : 50</td><td rowspan="2">A1</td></tr><tr><td>project no</td><td>200826</td></tr><tr><td>date</td><td>11.12.20</td><td></td></tr><tr><td>dwn</td><td>AA</td><td></td></tr><tr><td>dwg no</td><td>200826 - DA-901</td><td></td></tr></table>	scale	1 : 50	A1	project no	200826	date	11.12.20		dwn	AA		dwg no	200826 - DA-901		<table><tr><td>issue</td><td>5</td></tr></table>	issue	5
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a Shop 2, 100 Alexander Street, Crows Nest, NSW 2065														200826 - DA-902			
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DEEP SOIL ZONES

A TOTAL AREA OF 101.5M² IS AVAILABLE FOR THE PLANTING OF TREES, GROUPED ACCENTS, GROUPED SHRUBS & GROUNDCOVERS AS DETAILED IN THE PLANT SCHEDULE. PLANTING BEDS WILL BE FILLED TO A DEPTH OF 500MM. PROPOSED TOPSOIL/COMPOST PLANTING MIX WILL BE 50.75M³ BY VOLUME

NATIVE GRASS GROUNDCOVER PLANTINGS TO SLOPED NATURE STRIP INCLUDING DIANELLA SPP & LOMANDRAS

PLANTING TO LANDSCAPE SETBACK TO INCLUDE TREES, GROUPED ACCENTS, GROUPED SHRUBS & GROUNDCOVERS

NATIVE GRASS GROUNDCOVER PLANTINGS TO SLOPED NATURE STRIP INCLUDING DIANELLA SPP & LOMANDRAS

PLANTING TO LANDSCAPE SETBACK TO INCLUDE TREES, GROUPED ACCENTS, GROUPED SHRUBS & GROUNDCOVERS

NATIVE GRASS GROUNDCOVER PLANTINGS TO SLOPED NATURE STRIP INCLUDING DIANELLA SPP & LOMANDRAS

PLANT SCHEDULE

Symbol	Botanical Name	Common Name	Est.Qty	Est. Height	Spread	Spacings	Container Size	Staking
Trees								
BI	<i>Banksia Integrifolia</i>	Coast Banksia	2	6m.	3m.	As Shown	75L	2 x 38 x 38 x 1800
MN	<i>Melaleuca nodosa</i>	White Feathered Honey Myrtle	1	4m.	3m.	As Shown	75L	1 x 38 x 38 x 1800
TLL	<i>Tristaniopsis laurina</i> 'Luscious'	Water Gum	2	6m.	4m.	As Shown	75L	2 x 38 x 38 x 1800
Large Shrubs								
BS	<i>Banksia spinulosa</i>	Hairpin Banksia	8	3m.	2m.	As Shown	300mm	1 x 38 x 38 x 1800
CCE	<i>Callistemon Citrinus</i> 'Endeavour'	Red Bottlebrush	16	1.5m.	1.5m.	As Shown	300mm	NIL
DE	<i>Doryanthes Excelsa</i>	Gynea Lily	16	2m.	2m.	As Shown	300mm	NIL
CP	<i>Crinum Pedunculatum</i>	Swamp Lily	24	2m.	1m.	As Shown	300mm	NIL
Small to Medium Shrubs								
SBC	<i>Syzygium</i> 'Bush Christmas'	Dwarf Lilli Pilli	20	1.5m.	1.2m.	As Shown	300mm	NIL
CLJ	<i>Callistemon</i> 'Little John'	Dwarf Bottlebrush	21	1.0m	1.0m	As Shown	200mm	NIL
WM	<i>Westringia munda</i>	Dwarf Coastal Rosemary	20	1.0m	1.0m	As Shown	200mm	NIL
Groundcovers & Climbers								
DLJ	<i>Dianella</i> 'Little Jess'	Dwarf Flax Lily	140	400mm	400mm	300mm	150mm	N/A
DCB	<i>Dianella</i> 'Cassa Blue'	Blue Flax Lily	160	200mm	400mm	300mm	150mm	N/A
HS	<i>Hibbertia scandens</i>	Guinea Vine	60	N/A	900mm	600mm	100mm	N/A
LLT	<i>Lomandra</i> 'Tanika'	Weeping Mat Rush	120	400mm	400mm	500mm	150mm	N/A
CCI	<i>Casuarina</i> 'Cousin it'	Prostrate Sheoak	90	500mm	900mm	800mm	150mm	N/A

PLANT IMAGE PANEL

TREES



BANKSIA INTEGRIFOLIA
COAST BANKSIA



TRISTANIOPSIS LAURINA 'LUSCIOUS'
WATER GUM

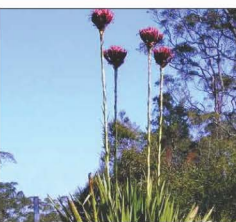
LARGE SHRUBS



CALLISTEMON CITRINUS
CRIMSON BOTTLEBRUSH



LOMANDRA LONGIFOLIA 'TANIKA'
DWARF MAT RUSH



DORYANTHES EXCELSA
GYNEA LILY



DIANELLA 'CASSA BLUE'
BLUE FLAX LILY

SMALL TO MEDIUM SHRUBS



CRINUM PEDUNCULATUM
SWAMP LILY



HIBBERTIA SCANDENS
GUINEA VINE



SYZYGIUM 'BUSHY CHRISTMAS'
DWARF LILLI PILLI



BANKSIA SPINULOSA
HAIRPIN BANKSIA

REVISION	DESCRIPTION	DATE
A	DEVELOPMENT APPLICATION	15.12.20

LEGEND

- EXISTING TREE TO BE RETAINED
- PROPOSED EVERGREEN TREES. REFER PLANT SCHEDULE
- HYBRID COUCH TURF AS SPECIFIED, IF REQUIRED
- PROPOSED SHRUB & GROUND COVER PLANTING REFER PLANT SCHEDULE
- STEEL GARDEN EDGE
- STORMWATER PITS TO CIVIL ENGINEERS DETAILS
- EXISTING TREE TO BE REMOVED. REFER TO ARBORIST'S REPORT

NOTES

- THE BUILDER SHALL BE RESPONSIBLE FOR SUBGRADE EXCAVATION AND PREPARATION TO ALLOW FOR TOPSOIL AND MULCH DEPTHS.
- IMPORTED TOPSOIL, AS SPECIFIED SHALL BE SPREAD TO THE SITE AS FOLLOWS:
 - ON GRADE TURF GRASSED AREAS 150MM DEPTH OF SANDY TOPSOIL AS SPECIFIED, IF REQUIRED.
 - ON GRADE PLANTING BEDS 500MM DEPTH OF TOPSOIL/COMPOST PLANTING MIX AS SPECIFIED.
- ALL PLANTING BEDS SHALL BE MULCHED TO A DEPTH OF 75MM WITH 15MM HORTICULTURAL GRADE PINEBARK, OR 100MM DEPTH RECYCLED, FOREST FINES, MULCH.
- TREES AND LARGE SHRUBS SHALL BE STAKED AS DETAILED ON THE PLANT SCHEDULE.
- REFER TO ARCHITECT'S AND ENGINEER'S SITE PLANS FOR PRECISE INFORMATION REGARDING PAVING, FINISHED LEVELS, FENCES, LIGHTING, STRUCTURES AND DRAINAGE DETAILS.
- A FULLY AUTOMATIC DRIP IRRIGATION SYSTEM SHALL BE INSTALLED TO ALL ON GRADE PLANTING BEDS. IRRIGATION SHALL CONFORM TO ASS3500 AND SYDNEY WATER REGULATIONS.
- ALL TREES SUPPLIED MUST BE GROWN AND PLANTED IN ACCORDANCE WITH NATSPEC 2 GUIDE 1 PURCHASING LANDSCAPE TREES - A GUIDE TO ASSESSING TREE QUALITY BY ROSS CLARK.

CLIENT



LANDSCAPE ARCHITECT
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ARCHITECT

PACE ARCHITECTS

INDUSTRIAL DEVELOPMENT AT
2 CROSS ST, BROOKVALE NSW

LANDSCAPE PLAN & DEEP SOIL PLAN

purpose DEVELOPMENT APPLICATION

0 1:200

scale 1:200

project no 200826

date OCT 2020

dwn dwg no
PL/HL 200826 - LA-01

issue

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