

SITE CALCULATIONS		
SUBJECT SITE	1144.9m ²	%
TOTAL BUILDING FOOTPRINTS	373.6m ²	32.6%
TOTAL PERMEABLE SURFACE COVERAGE	596.6m ²	52.1%
TOTAL IMPERVIOUS SURFACE COVERAGE	174.7m ²	15.3%

COMMERCIAL PREMISES		
SHOP 1	83.1m ²	8.9sq.
SHOP 2	79.3m ²	8.5sq.
MEDICAL CLINIC	209.5m ²	22.5sq.
BALANCE TOTAL	371.9m²	39.9sq.

APARTMENT 1		
DWELLING FOOTPRINT	83.8m ²	9.0sq.
BALCONY & TERRACE AREA	20.4m ²	2.1sq.
BALANCE TOTAL	104.2m²	11.1sq.

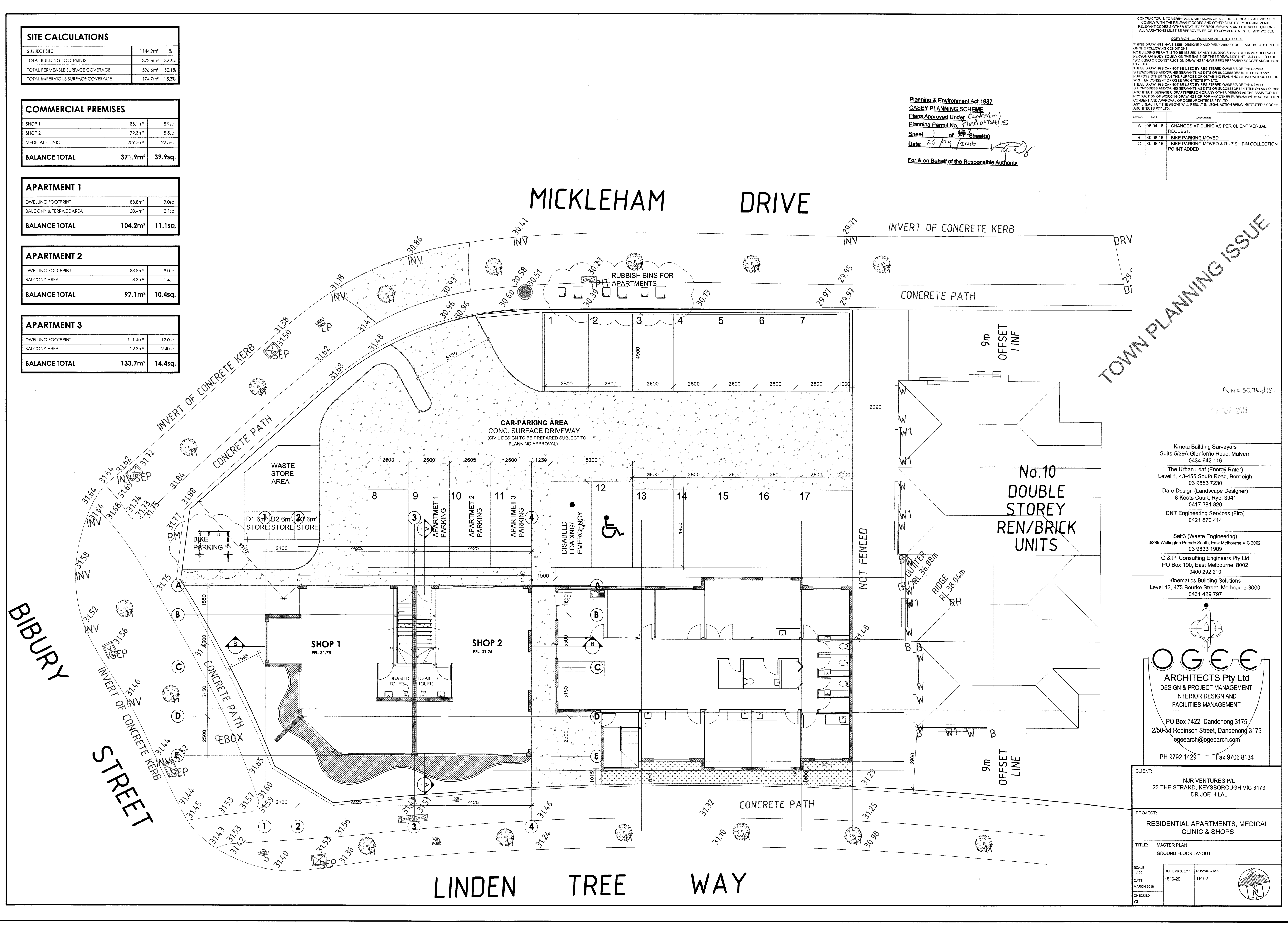
APARTMENT 2		
DWELLING FOOTPRINT	83.8m ²	9.0sq.
BALCONY AREA	13.3m ²	1.4sq.
BALANCE TOTAL	97.1m²	10.4sq.

APARTMENT 3		
DWELLING FOOTPRINT	111.4m ²	12.0sq.
BALCONY AREA	22.3m ²	2.4sq.
BALANCE TOTAL	133.7m²	14.4sq.

Planning & Environment Act 1987
CASEY PLANNING SCHEME
 Plans Approved Under Condition
 Planning Permit No. P1/A 02764/15
 Sheet 1 of 2 Sheets
 Date: 26/09/2016
 For & on Behalf of the Responsible Authority

CONTRACTOR IS TO VERIFY ALL DIMENSIONS ON SITE DO NOT SCALE. ALL WORK TO COMPLY WITH THE RELEVANT CODES AND OTHER STATUTORY REQUIREMENTS. RELEVANT CODES & OTHER STATUTORY REQUIREMENTS AND THE SPECIFICATIONS ALL VARIATIONS MUST BE APPROVED PRIOR TO COMMENCEMENT OF ANY WORKS.
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REVISION	DATE	AMENDMENTS
A	05.04.16	CHANGES AT CLINIC AS PER CLINIC VERBAL REQUEST.
B	30.08.16	BIKE PARKING MOVED
C	30.08.16	BIKE PARKING MOVED & RUBISH BIN COLLECTION POINT ADDED



P1/A 02764/15
 2 SEP 2016

- Kmetz Building Surveyors
Suite 5/39A Glenferrie Road, Malvern
0434 642 116
- The Urban Leaf (Energy Rater)
Level 1, 43-455 South Road, Bentleigh
03 9553 7230
- Dare Design (Landscape Designer)
8 Keats Court, Rye, 3941
0417 381 820
- DNT Engineering Services (Fire)
0421 870 414
- Salt3 (Waste Engineering)
3/289 Wellington Parade South, East Melbourne VIC 3002
03 9633 1909
- G & P Consulting Engineers Pty Ltd
PO Box 190, East Melbourne, 8002
0400 292 210
- Kinematics Building Solutions
Level 13, 473 Bourke Street, Melbourne-3000
0431 429 797

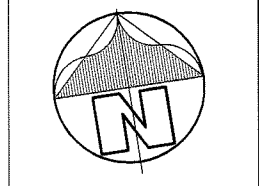
OGE ARCHITECTS Pty Ltd
 DESIGN & PROJECT MANAGEMENT
 INTERIOR DESIGN AND
 FACILITIES MANAGEMENT
 PO Box 7422, Dandenong 3175
 2/50-54 Robinson Street, Dandenong 3175
 ogeearch@ogeearch.com
 PH 9792 1429 Fax 9706 8134

CLIENT:
 NJR VENTURES P/L
 23 THE STRAND, KEYSBOROUGH VIC 3173
 DR JOE HILAL

PROJECT:
 RESIDENTIAL APARTMENTS, MEDICAL
 CLINIC & SHOPS

TITLE:
 MASTER PLAN
 GROUND FLOOR LAYOUT

SCALE	OGE PROJECT	DRAWING NO.
1:100	1516-20	TP-02
DATE	MARCH 2016	
CHECKED		
YG		



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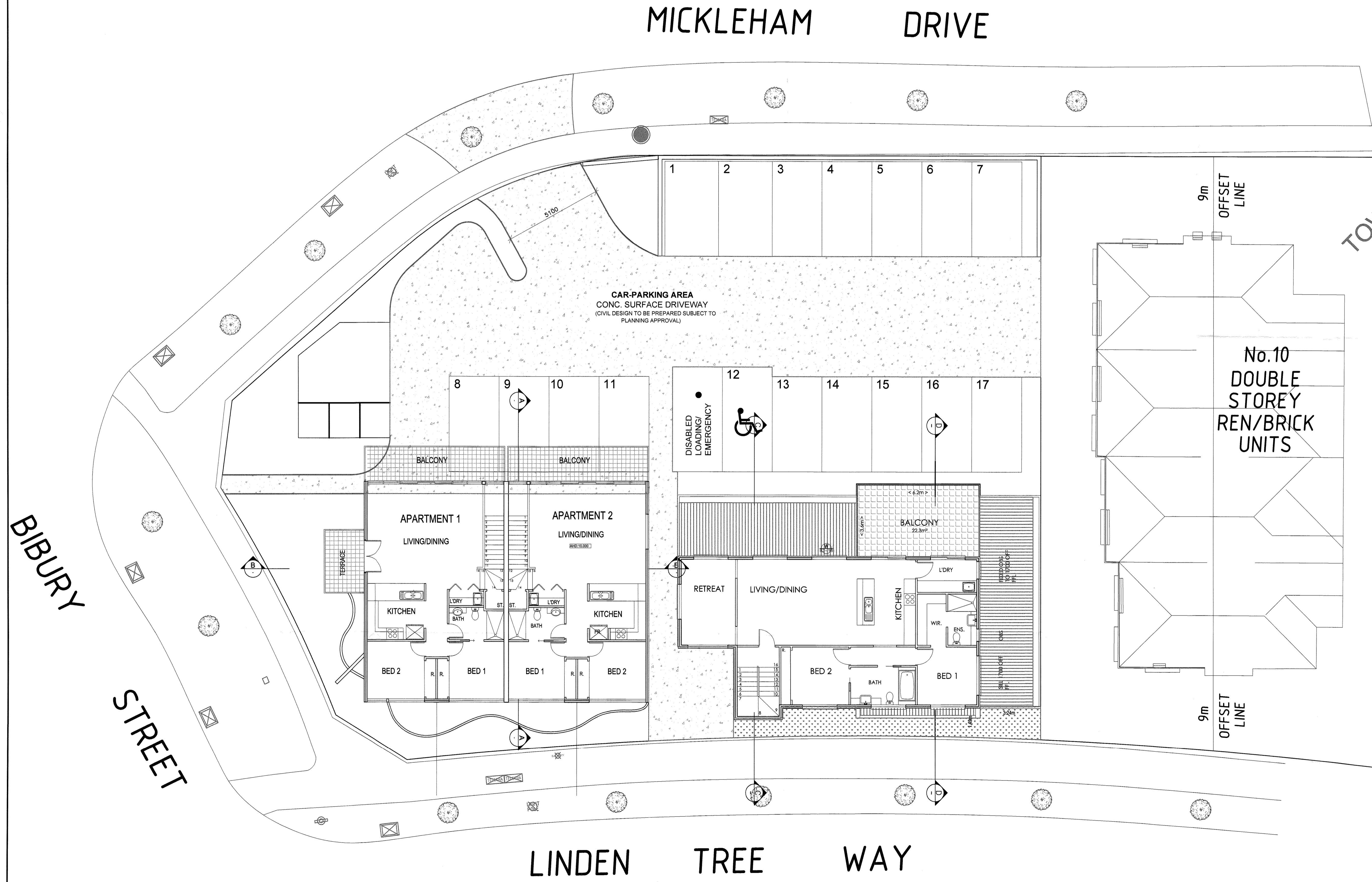
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Planning & Environment Act 1987
 CASEY PLANNING SCHEME
 Plans Approved Under Conditions
 Planning Permit No: *PlnAoc7646/15*
 Sheet *2* of *3* Sheet(s)
 Date: *26/09/2016*
 For & on Behalf of the Responsible Authority

TOWN PLANNING ISSUE



- Krmeta Building Surveyors
0434 642 116
- DNT Engineering Services (Fire)
0421 870 414
- RB Waste Consulting Service
7/21 - 25 Wensley Street, Diamond Creek Vic 3089
0400 345 078 - 9438 5183
- G & P Consulting Engineers Pty Ltd
PO Box 190, East Melbourne, 8002
0400 282 210
- Kinematics Building Solutions
Level 13, 473 Bourke Street, Melbourne-3000
0431 429 787

Amoray
10/03/2016

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 FACILITIES MANAGEMENT

PO Box 7422, Dandenong 3175
 2/50-54 Robinson Street, Dandenong 3175
 ogeearch@ogearch.com





PH 9792 1429 Fax 9706 8134

CLIENT:	NJR VENTURES P/L 23 THE STRAND, KEYSBOROUGH VIC 3173 DR JOE HILAL		
PROJECT:	RESIDENTIAL APARTMENTS, MEDICAL CLINIC & SHOPS		
TITLE:	SITE LAYOUT		
SCALE:	OGEE PROJECT	DRAWING NO.	
DATE:	1516-20	TP013	
CHECKED:	Y3		

INTERFACE CLADDING & FINISHES SCHEDULE

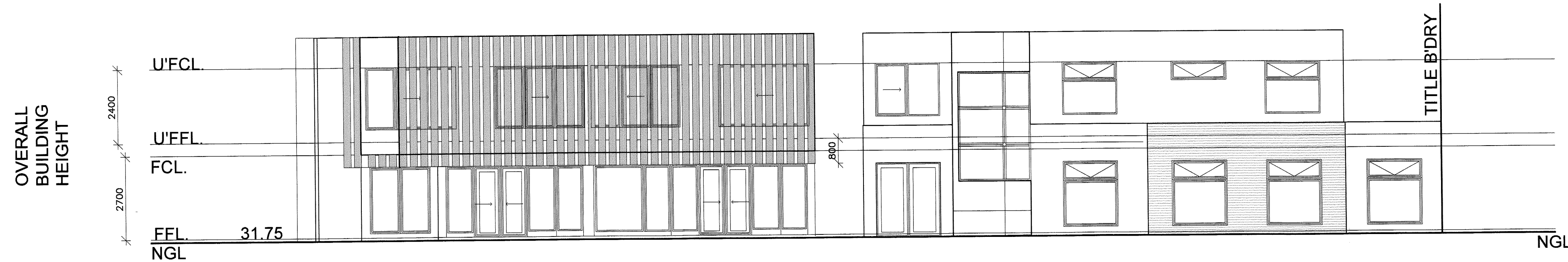
- A** PRECAST MASONRY WALLS, SMOOTH NATURAL CONC. FINISH
- COLORBOND 'SHALE GREY' OR SIMILAR FINISH
- B** SELECTED LIGHTWEIGHT ARCHITECTURAL CLADDING, SMOOTH ACRYLIC RENDER APPLICATION
- COLORBOND 'WALLABY' OR SIMILAR FINISH
- C** TIMBER FEATURE BATTENS, VERTICAL SLAT FIXING AS SHOWN (TO PREVENT OVERLOOKING AND PROVIDE FURTHER PRIVACY TO RESIDENCES)
- MERBAU OR SIMILAR FINISH
- D** SELECTED 'SHADOW-LINE' ARCHITECTURAL CLADDING, HORIZONTAL FIXING
- COLORBOND 'MONUMENT' OR SIMILAR MATI PAINTED FINISH
- E** SELECTED ALUMINIUM (COMMERCIAL) PROFILE WINDOW & DOOR SYSTEMS
- F** BRUSHED ALUMINIUM & GLASS SCREEN BALUSTRADE

COLOUR SCHEDULE

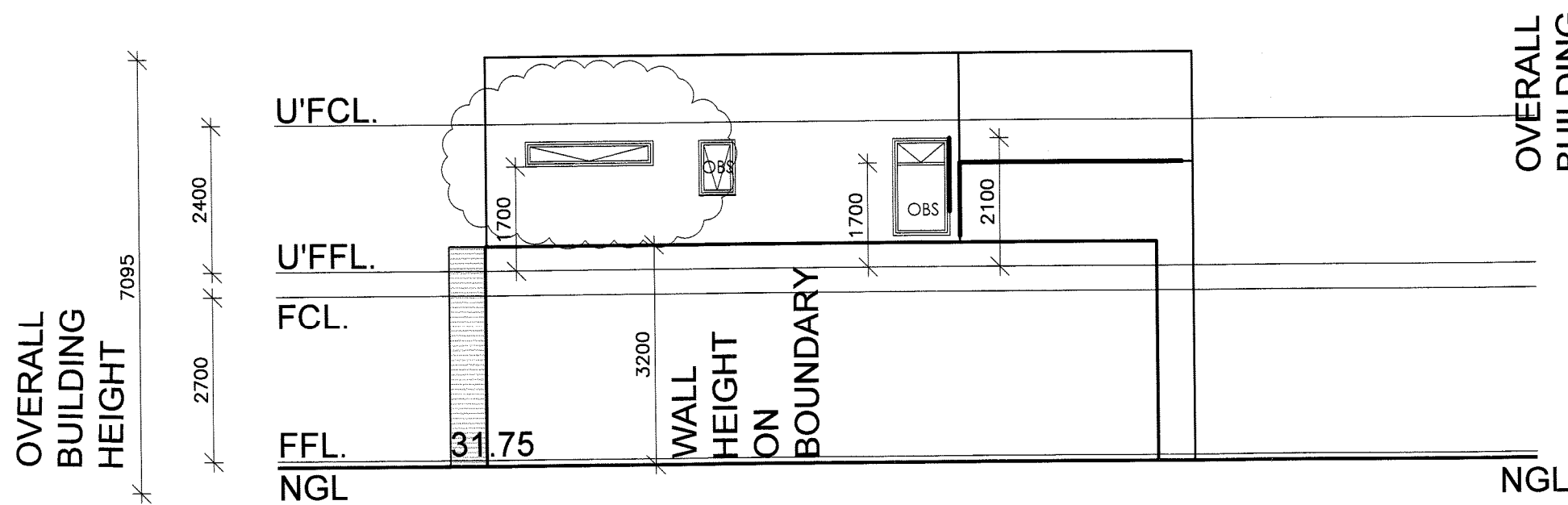
-  COLORBOND 'SHALE GREY' OR SIMILAR
-  COLORBOND 'WALLABY' OR SIMILAR
-  COLORBOND 'MONUMENT' OR SIMILAR
-  MERBAU TIMBER BATTENS OR SIMILAR



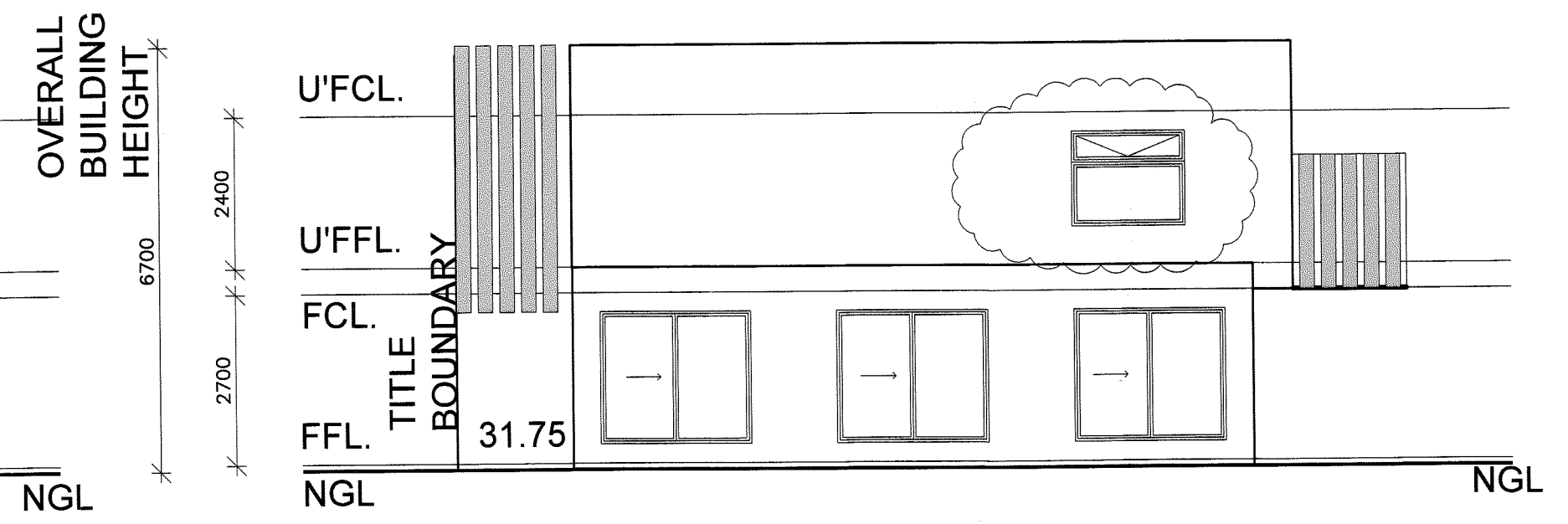
CURVILINEAR TIMBER BATTENS
ILLUSTRATION ONLY FOR SAMPLE AND REFERENCE PURPOSES ONLY



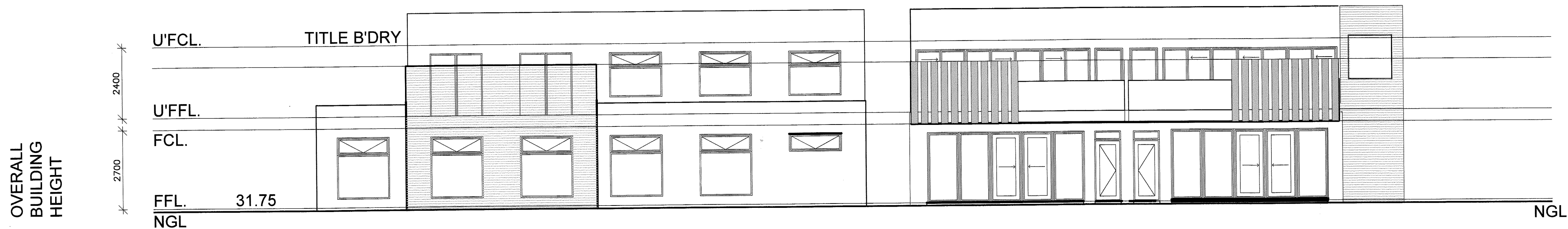
ELEVATION 1: LINDEN-TREE DRIVE - SOUTH
SCALE 1:100



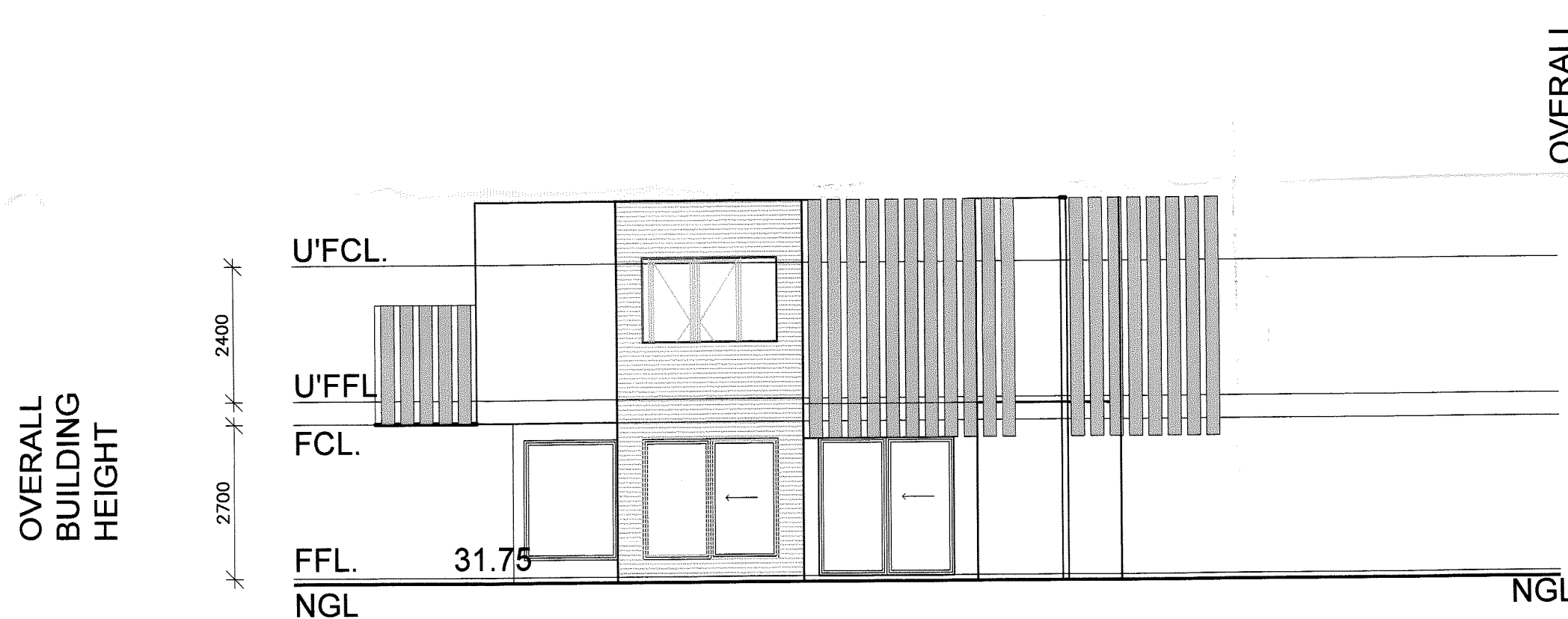
ELEVATION 2 - EAST
SCALE 1:100



ELEVATION 2 - BREEZEWAY INTERIOR - EAST
SCALE 1:100



ELEVATION 3 - MICKLEHAM DRV PERSPECTIVE - NORTH
SCALE 1:100



ELEVATION 4 - BIBURY ST PERSPECTIVE - WEST
SCALE 1:100



ELEVATION 4 - BREEZEWAY INTERIOR - WEST
SCALE 1:100

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Planning & Environment Act 1987
CASEY PLANNING SCHEME
Plans Approved Under Section 11
Planning Permit No. 11n 2016/15
Sheet 3 of 3 Sheet(s)
Date: 28/09/2016
For & on Behalf of the Responsible Authority

TOWN PLANNING ISSUE

- Kmeta Building Surveyors
0434 642 116
- DNT Engineering Services (Fire)
0421 870 414
- RB Waste Consulting Service
7/21 - 25 Wensley Street, Diamond Creek Vic 3089
0400 345 078 - 9438 5183
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0431 429 797

10 MAY 2016



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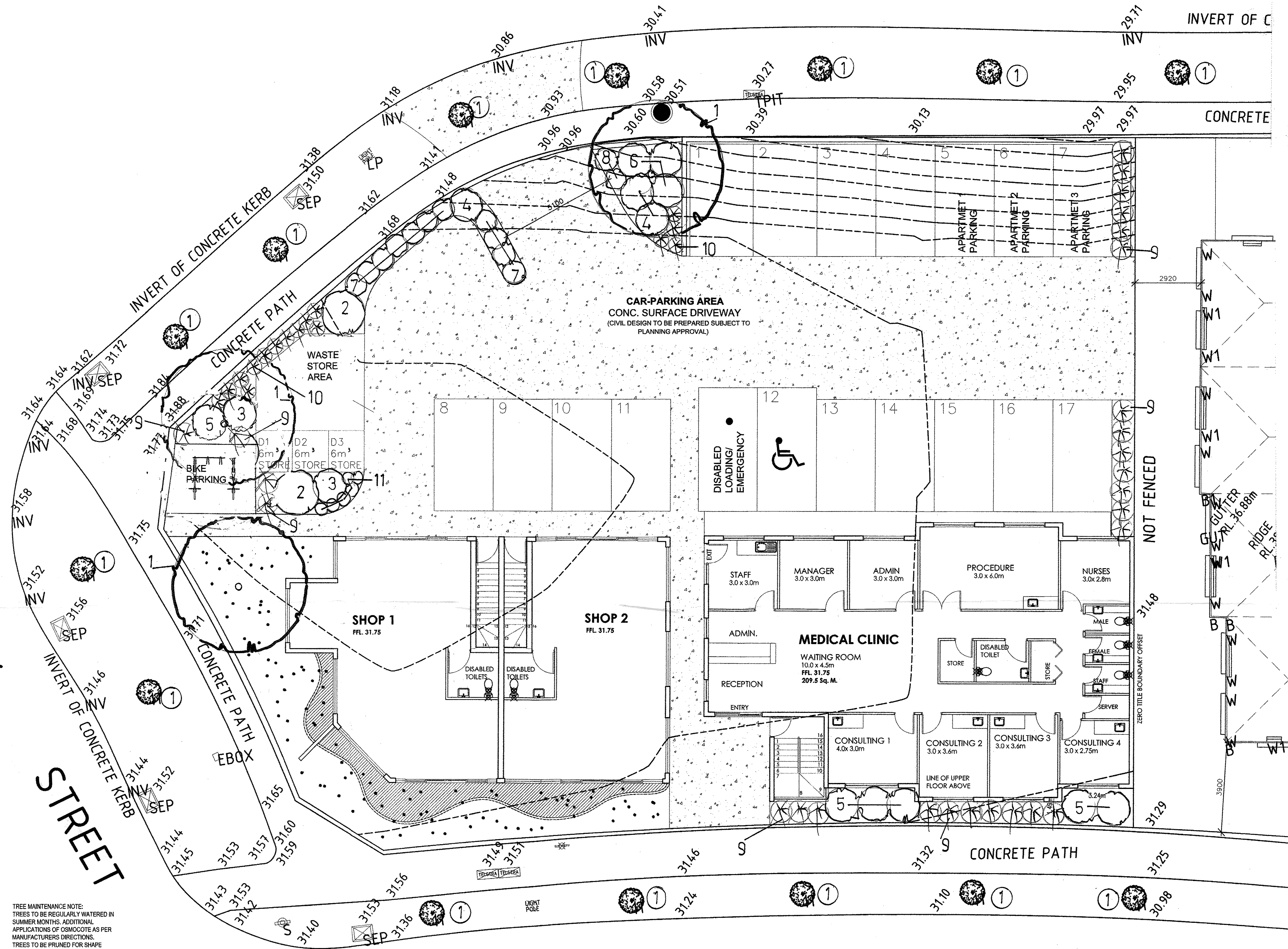
PH 9792 1429 Fax 9706 8134

CLIENT:	NJR VENTURES P/L 23 THE STRAND, KEYSBOROUGH VIC 3173 DR JOE HILAL
PROJECT:	RESIDENTIAL APARTMENTS, MEDICAL CLINIC & SHOPS
TITLE:	SHEEKSHEET ELEVATIONS
SCALE:	OGEE PROJECT: 1516-20 DRAWING NO: TP-014
DATE:	MARCH 2016
CHECKED BY:	

MICKLEHAM DRIVE

BIBURY STREET

LINDEN TREE WAY



Generic name	Common name	Height mm	Width mm	Pot mm	No
1. Eucalyptus Eukie Dwarf		8000	6000	45lt	3
2. Grevillea Sylvia		2000	1500	200	2
3. Grevillea Scarlet Sprite		1200	1500	200	2
4. Acacia cardiophylla Gold Lace		800	1500	200	3
5. Correa reflexa	Common Correa	1000	1500	200	6
6. Cordyline Red Fountain		1200	1500	150	3
7. Grevillea Pink Pixie		1000	1000	150	11
8. Thryptomene paynei		800	1000	150	2
9. Lomandra Seascape	Mat Rush	1200	1000	150	27
10. Diets White Tiger	Wild Iris	600	700	VT	16
11. Gazania Double Gold		200	600	VT	7

NB
 Tree 1 and 2 to be minimum 2m height at planting and planted in root directors to prevent structural damage
 Garden bed edging to be Linkedge aluminium edging installed as per manufacturers specification
 VT = Viro Tube

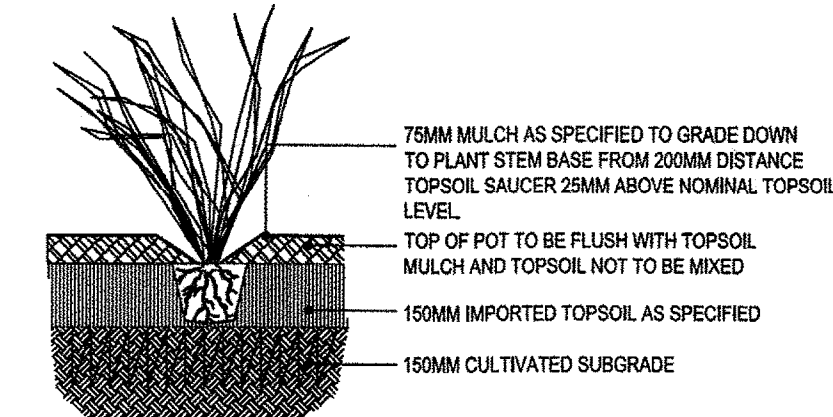
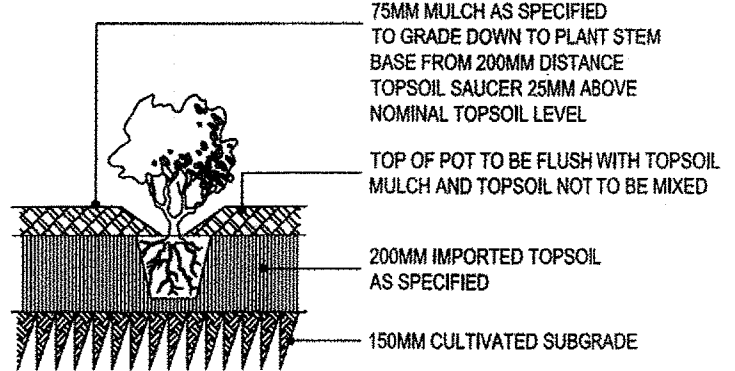
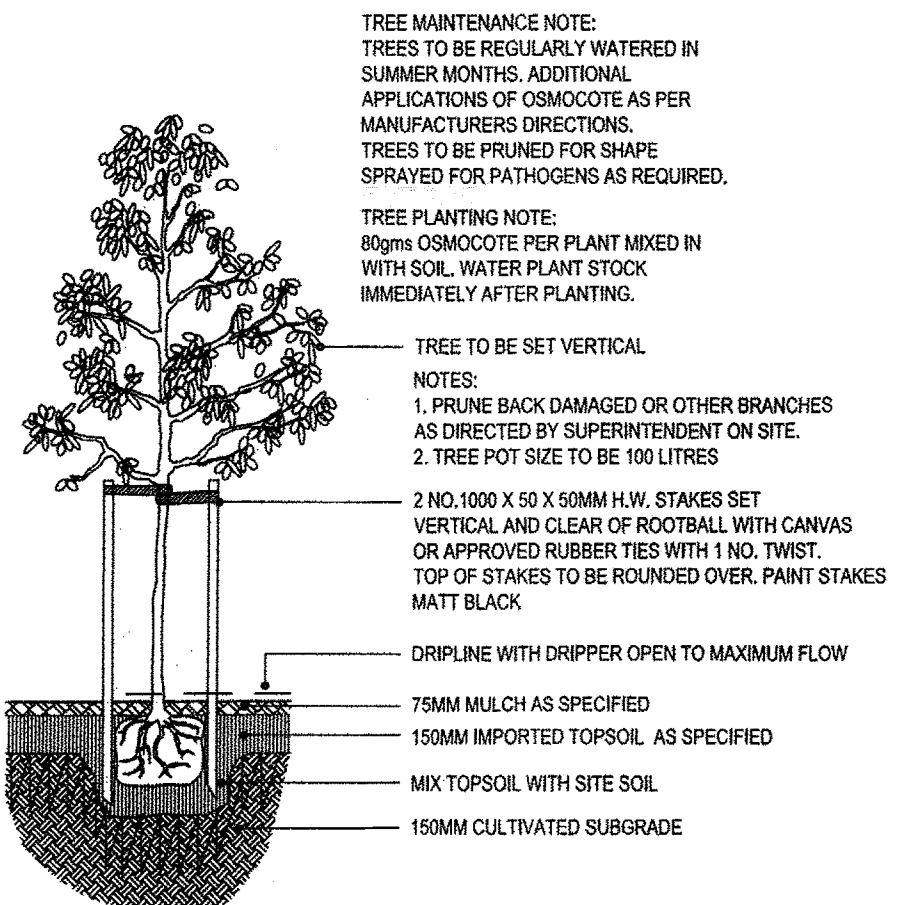
Existing street trees (number circled on plan)
 1 Eucalyptus spp

Planning & Environment Act 1987
 CASEY PLANNING SCHEME
 Plans Approved Under *Condition 2*
 Planning Permit No. *PLM A0076415*
 Sheet *1* of *1* Sheet(s)
 Date: *22/09/2016*
 For & on Behalf of the Responsible Authority

Legend

- Typical concrete driveway
- Lawn area
- EXISTING TREE
Existing tree to be protected and retained
- PROPOSED TREE
Refer to Plant Schedule
- PROPOSED SHRUBS AND GROUNDCOVERS
Refer to Plant Schedule

Note: Refer to Town planning conditions regards to external finishes.



1 ADVANCED TREE IN PLANTING BED DETAIL section 1:20 scale

2 SHRUB PLANTING IN GARDEN BED DETAIL section 1:20 scale

3 GRASSES/GROUNDCOVER PLANTING DETAIL section 1:20 scale

Richard J. Dare
 Landscape Architect (ALA)
 Diploma of Horticulture (Burnley)
 Associate Diploma Landscape Design (R.M.I.T.)
 Graduate Diploma Town Planning (S.A.I.T.)
 8 Keats Court,
 Rye, Vic. 3941
 PH: 5985 7012
 Mobile: 0417 381 820
 Email: dare@rjdare.com.au

dare | DESIGNS

A.B.N. 16089460304

Project: 2-85 MICKLEHAM DRIVE, CRANBOURNE

Client:

It is the Owners responsibility to accurately locate services. Contractors should not scale from these drawings - measurements are to be confirmed on site.

Scale: 1:100 @ A1
 Date: 26 APRIL, 2016
 Amendments:
 7/09/16 BIKE PARK RELOCATED
 Designed: R.J.Dare
 Drawn: R.J.Dare
 Checked: R.J.Dare
 Sheet: 1 of 1
 Drawing No: