

DEVELOPMENT SUMMARY - GFA	
UNIT TYPE	Area
GROUND FLOOR	
LEVEL 01	790 m <sup>2</sup>
LEVEL 02	836 m <sup>2</sup>
LEVEL 03	836 m <sup>2</sup>
LEVEL 04	835 m <sup>2</sup>
LEVEL 05	835 m <sup>2</sup>
LEVEL 06	835 m <sup>2</sup>
LEVEL 07	478 m <sup>2</sup>
LEVEL 08	478 m <sup>2</sup>
LEVEL 09	478 m <sup>2</sup>
LEVEL 10	478 m <sup>2</sup>
LEVEL 11	478 m <sup>2</sup>
LEVEL 12	478 m <sup>2</sup>
LEVEL 13	478 m <sup>2</sup>
LEVEL 14	478 m <sup>2</sup>
ROOF	292 m <sup>2</sup>
TOTAL UNITS: 131	9563 m <sup>2</sup>

**CAR PARKING**  
39 STACKER

**END OF TRIPS**  
54 BIKES  
62 LOCKERS

NO.	SHEET NAME
TP0.00	COVER SHEET
TP0.01	SITE SURVEY
TP0.02	EXISTING SITE PLAN
TP0.03	PROPOSED SITE PLAN
TP1.00	GROUND FLOOR
TP1.01	LEVEL 01
TP1.02	LEVEL 02
TP1.03	LEVEL 03
TP1.04	LEVELS 04-05
TP1.06	LEVEL 06
TP1.07	LEVELS 07-14
TP1.15	ROOF
TP2.00	NORTH ELEVATION
TP2.01	SOUTH ELEVATION
TP2.02	EAST ELEVATION
TP2.03	WEST ELEVATION
TP2.04	BUCKHURST STREETScape LOOKING SOUTH
TP2.05	BUCKHURST STREETScape LOOKING NORTH
TP3.00	SECTIONS
TP3.01	SECTIONS
TP4.00	SHADOW DIAGRAMS
TP4.01	SHADOW DIAGRAMS
TP5.01	BUCKHURST STREET ACTIVATION
TP5.02	FUTURE BUILT FORM STUIDES - 12 STOERY HEIGHT
TP5.03	FUTURE BUILT FORM STUIDES - 15 STOERY HEIGHT
TP5.04	Artist Impression - View from Montague Street

NLA BREAKDOWN - OFFICE		
Level	UNIT TYPE	Area
LEVEL 02	OFFICE	360 m <sup>2</sup>
LEVEL 03	OFFICE	360 m <sup>2</sup>
LEVEL 04	OFFICE	711 m <sup>2</sup>
LEVEL 05	OFFICE	711 m <sup>2</sup>
LEVEL 06	OFFICE	389 m <sup>2</sup>
LEVEL 07	OFFICE	389 m <sup>2</sup>
LEVEL 08	OFFICE	389 m <sup>2</sup>
LEVEL 09	OFFICE	389 m <sup>2</sup>
LEVEL 10	OFFICE	389 m <sup>2</sup>
LEVEL 11	OFFICE	389 m <sup>2</sup>
LEVEL 12	OFFICE	389 m <sup>2</sup>
LEVEL 13	OFFICE	389 m <sup>2</sup>
LEVEL 14	OFFICE	389 m <sup>2</sup>
TOTAL UNITS		5646 m <sup>2</sup>

NLA - COMMERCIAL		
Level	UNIT TYPE	Area
GROUND FLOOR	OFFICE W/ CAFE	99 m <sup>2</sup>
GROUND FLOOR	OFFICE W/ CAFE	43 m <sup>2</sup>
LEVEL 01	WELLNESS	197 m <sup>2</sup>
LEVEL 01	CO-WORKING	90 m <sup>2</sup>
TOTAL UNITS		428 m <sup>2</sup>

TP - EXTERNAL AREAS	
AREA TYPE	AREA
LEVEL 06	
OUTDOOR TERRACE	358 m <sup>2</sup>
ROOF	
OUTDOOR TERRACE	186 m <sup>2</sup>
TOTAL EXTERNAL	544 m <sup>2</sup>

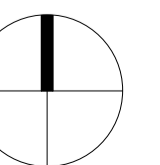
# TOWN PLANNING

PRELIMINARY | NOT FOR CONSTRUCTION

20072\_2/14/2021 2:23:27 PM

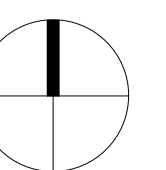
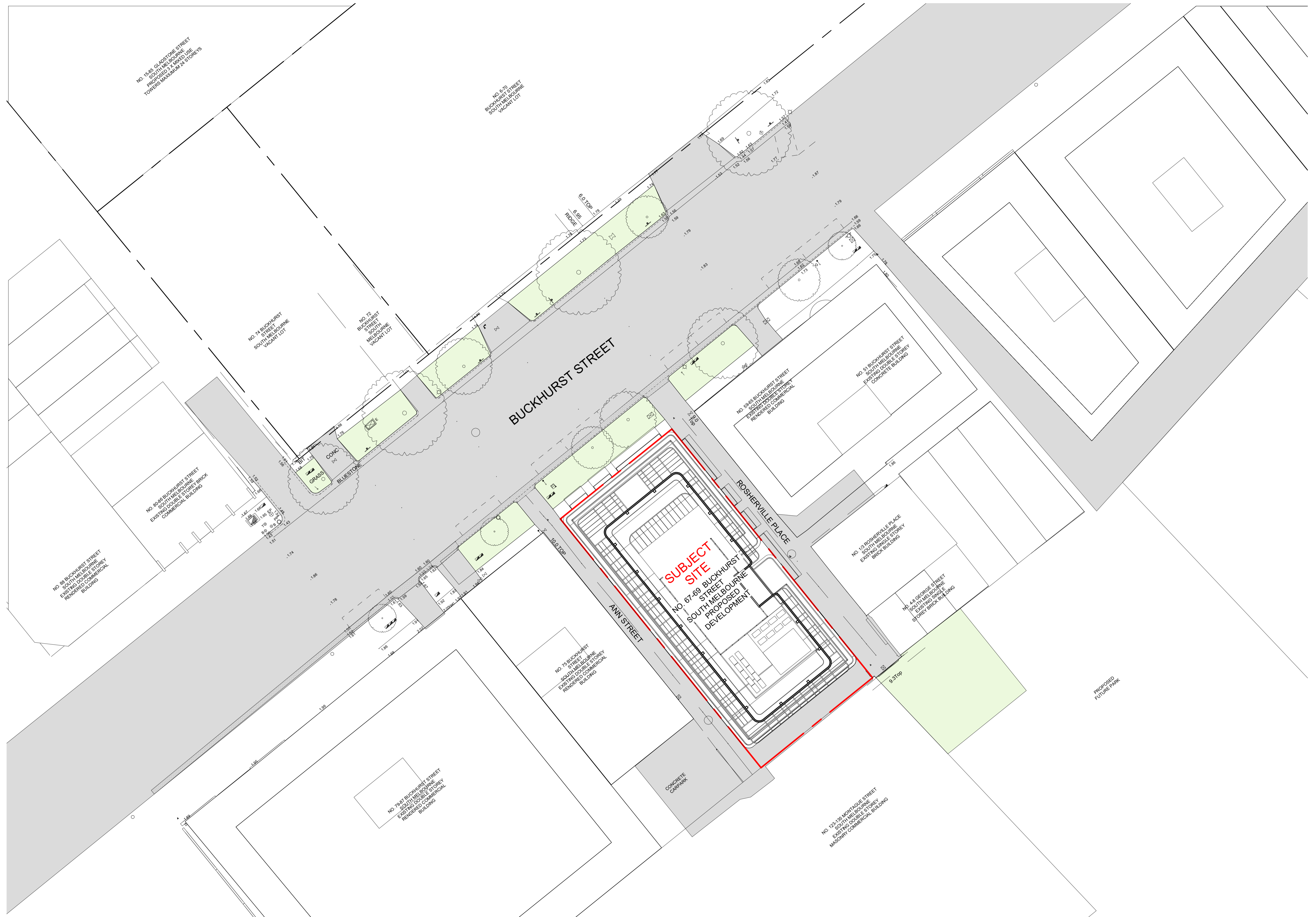


**SUBJECT SITE**  
 NO. 67-69 BUCKHURST STREET  
 SOUTH MELBOURNE  
 EXISTING DOUBLE STOREY BRICK BUILDING



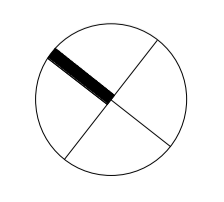
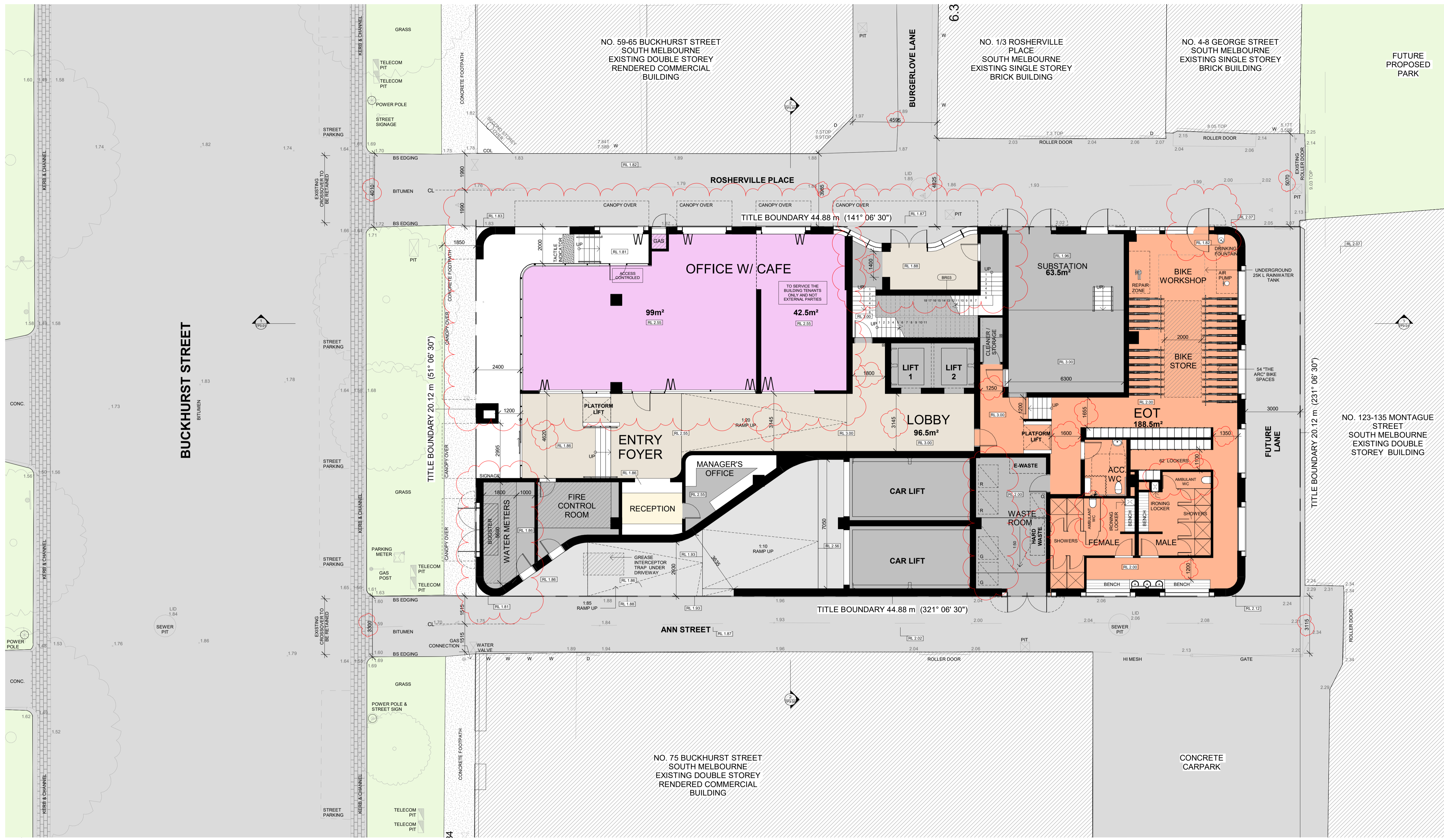
PRELIMINARY | NOT FOR CONSTRUCTION

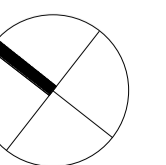
20072\_21/06/2021 2:23:34 PM



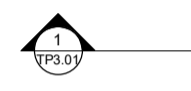
PRELIMINARY | NOT FOR CONSTRUCTION

20072\_2/16/2021 2:23:36 PM

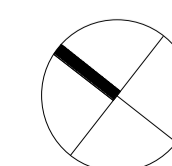
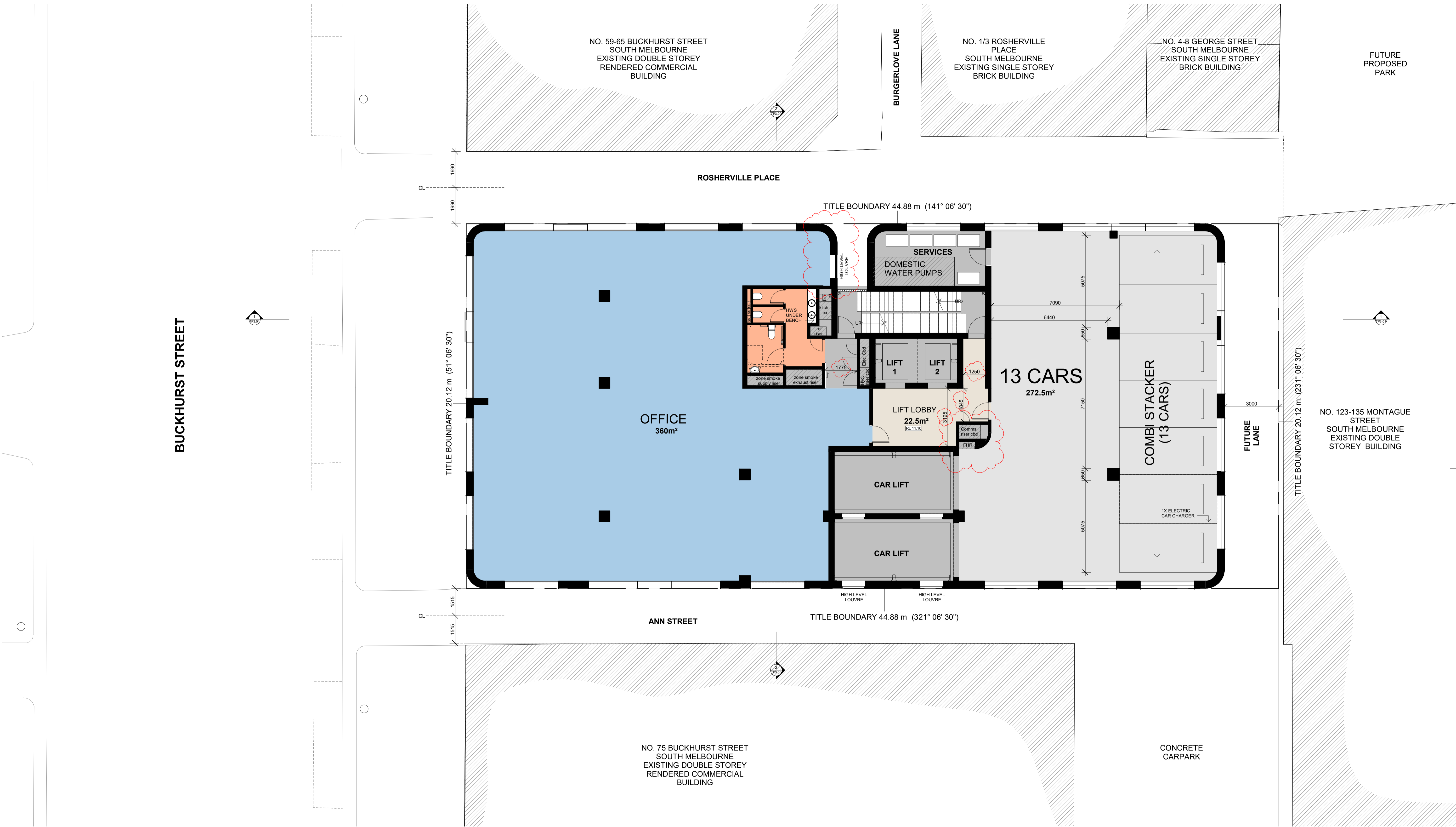


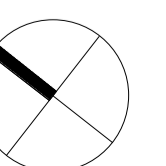
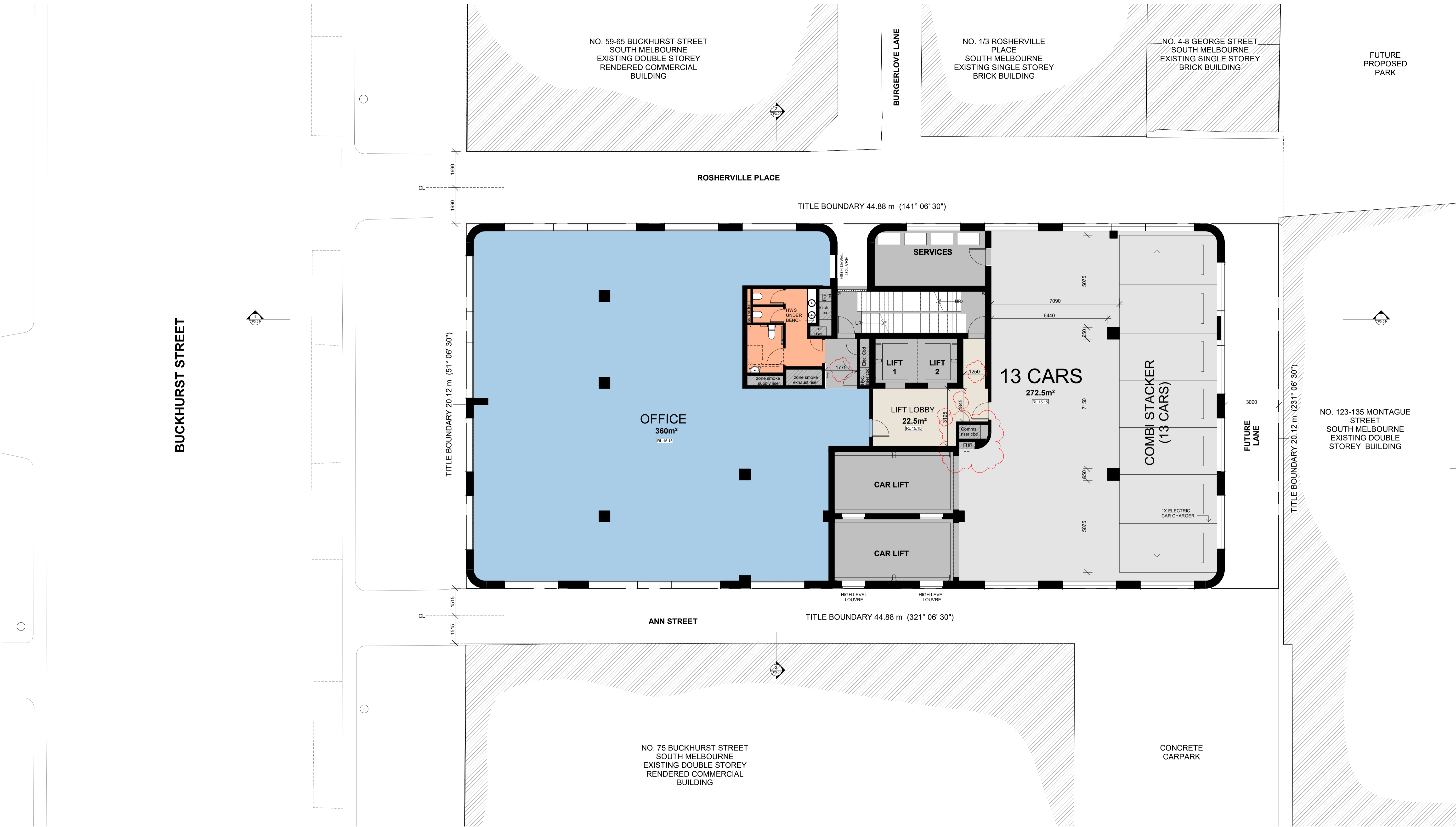


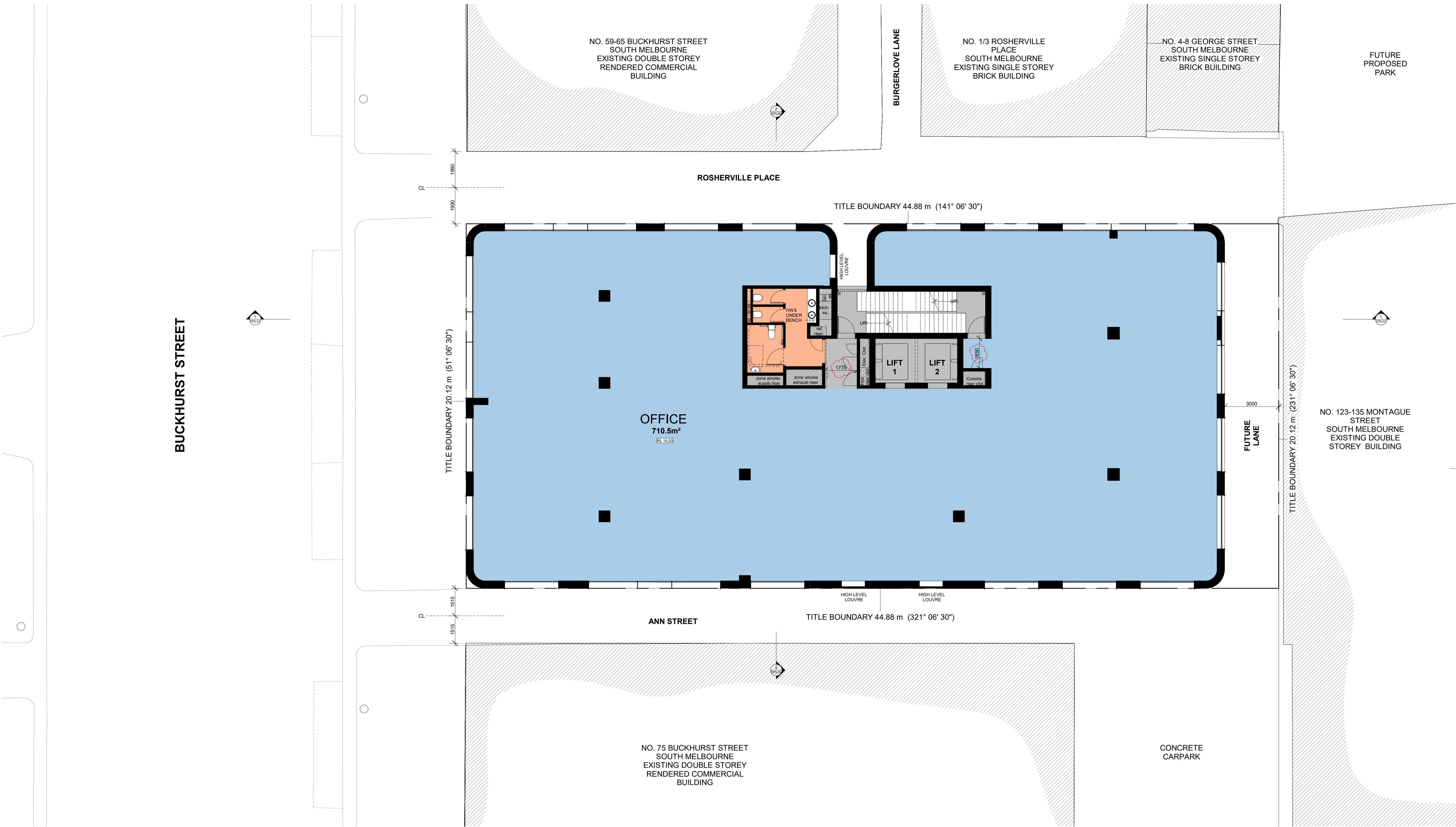
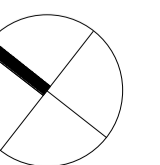
BUCKHURST STREET



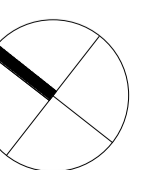
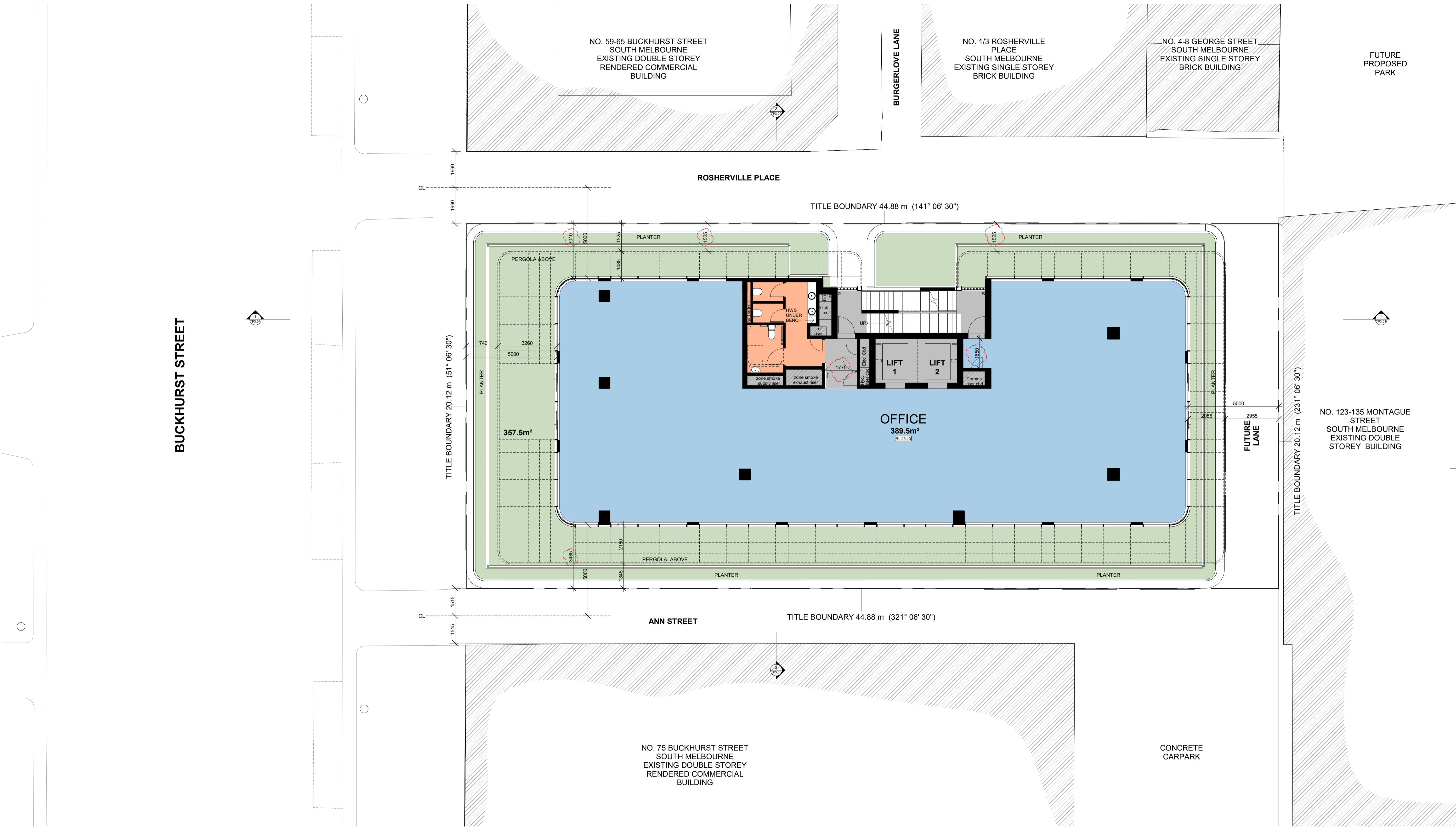
CONCRETE CARPARK

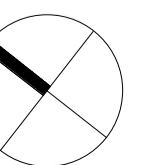
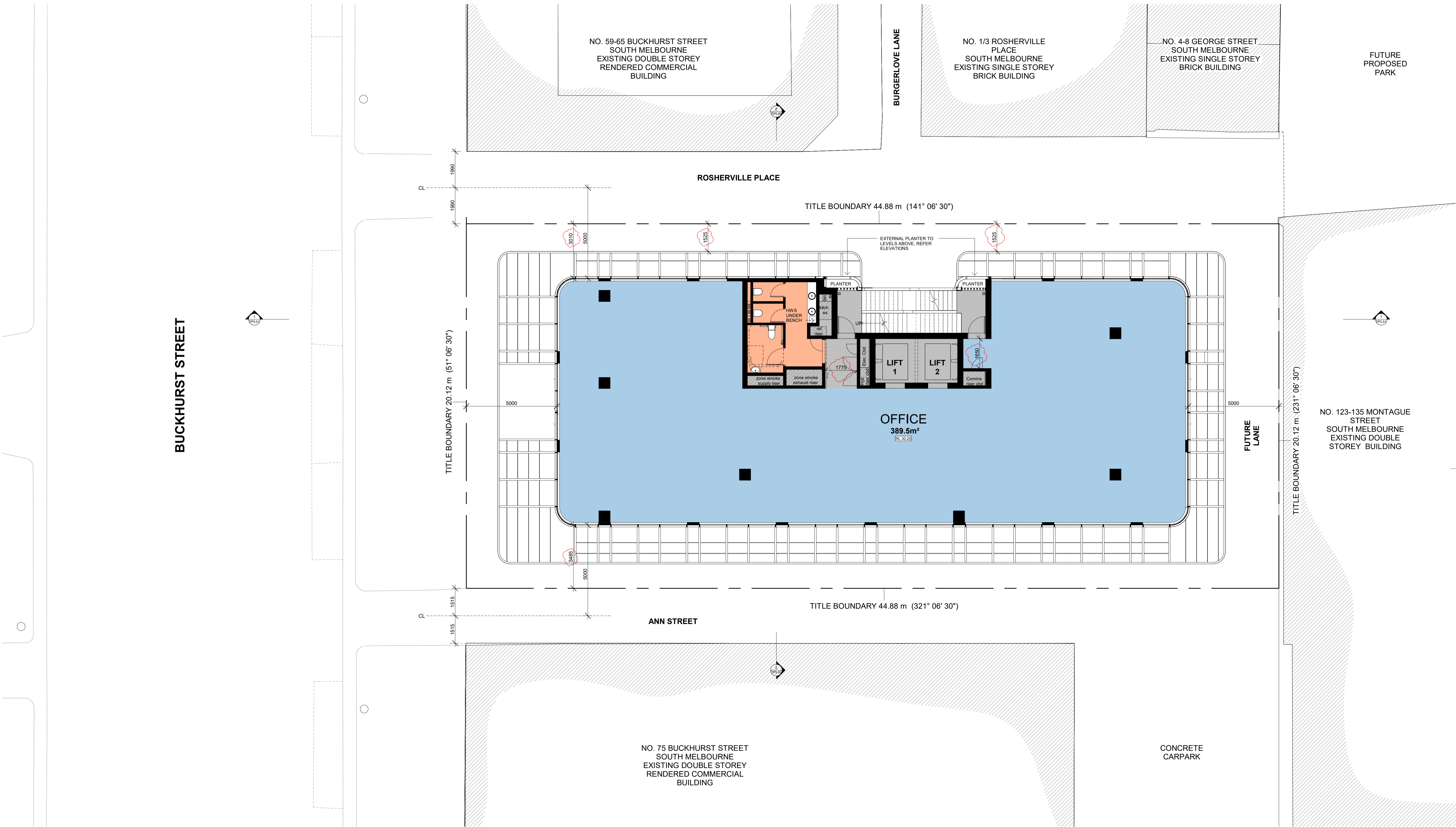












BUCKHURST STREET

BURGERLOVE LANE

FUTURE LANE

NO. 59-65 BUCKHURST STREET  
SOUTH MELBOURNE  
EXISTING DOUBLE STOREY  
RENDERED COMMERCIAL  
BUILDING

NO. 1/3 ROSHERVILLE  
PLACE  
SOUTH MELBOURNE  
EXISTING SINGLE STOREY  
BRICK BUILDING

NO. 4-8 GEORGE STREET  
SOUTH MELBOURNE  
EXISTING SINGLE STOREY  
BRICK BUILDING

FUTURE  
PROPOSED  
PARK

ROSHERVILLE PLACE

TITLE BOUNDARY 44.88 m (141° 06' 30")

TITLE BOUNDARY 20.12 m (51° 06' 30")

TITLE BOUNDARY 20.12 m (51° 06' 30")

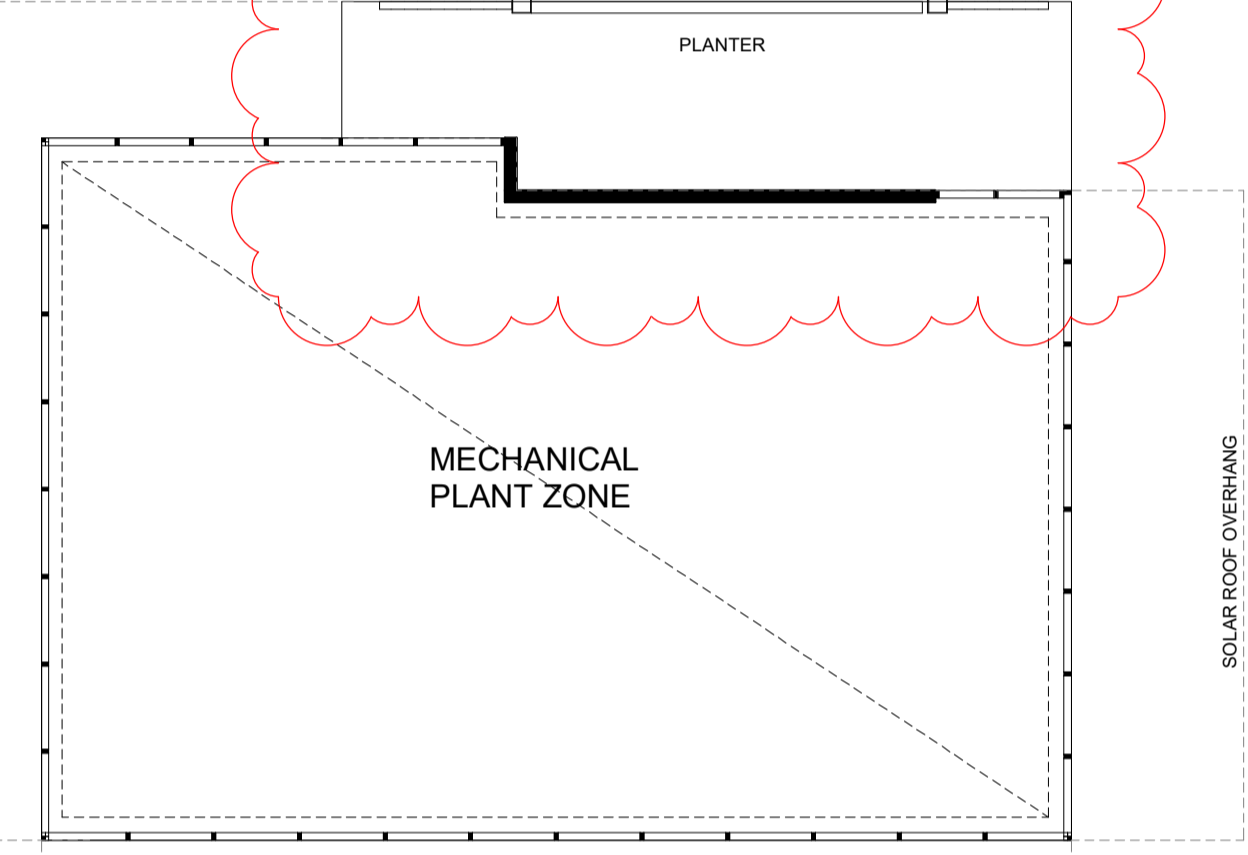
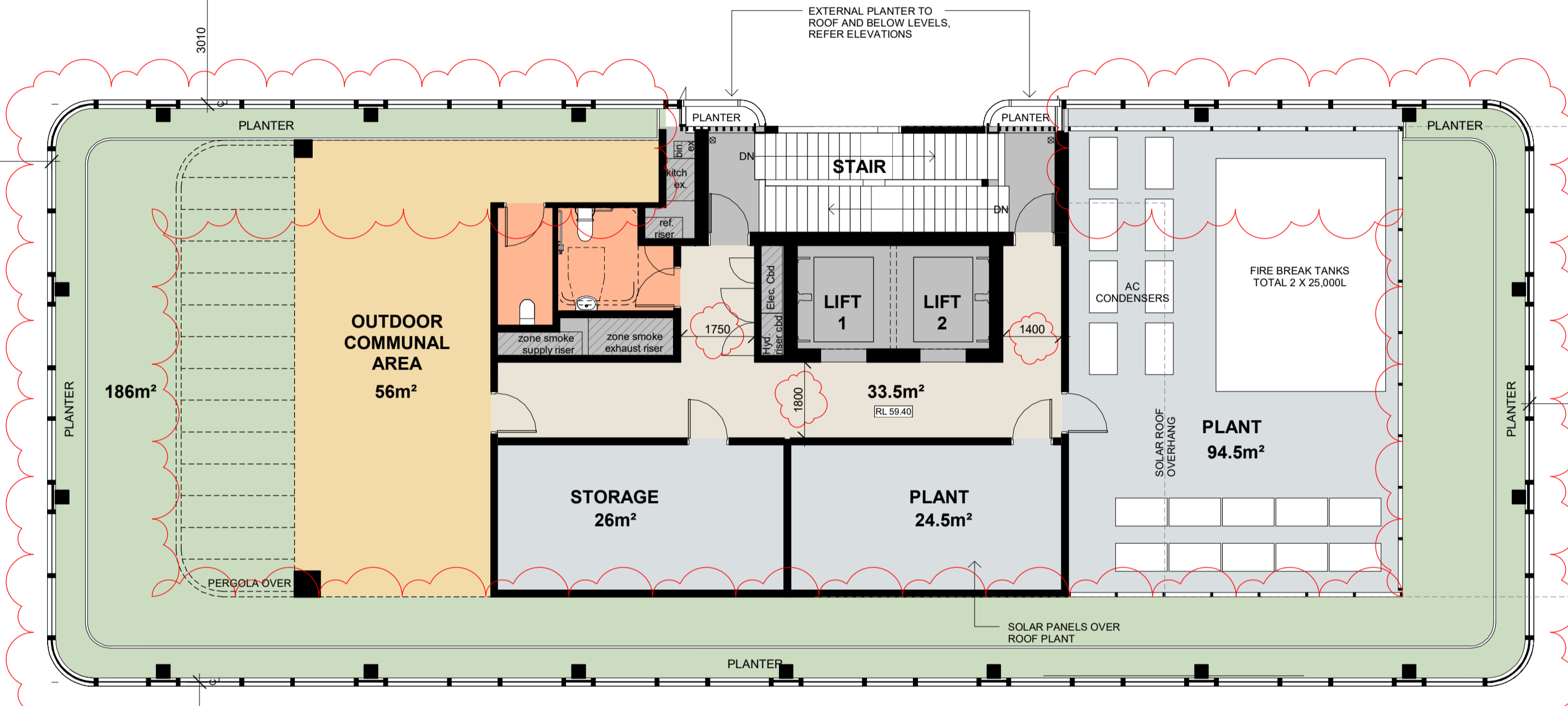
ANN STREET

TITLE BOUNDARY 44.88 m (321° 06' 30")

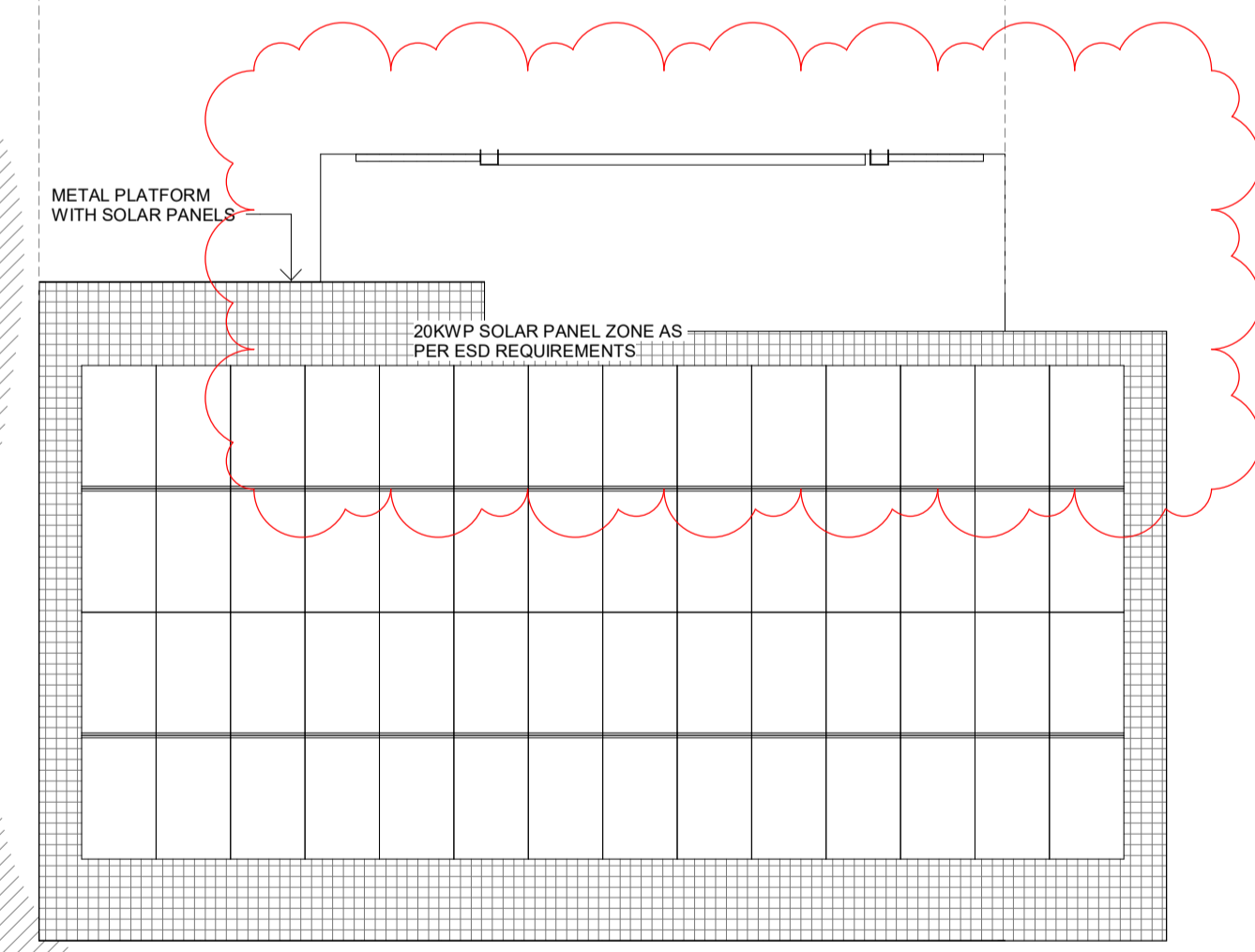
NO. 75 BUCKHURST STREET  
SOUTH MELBOURNE  
EXISTING DOUBLE STOREY  
RENDERED COMMERCIAL  
BUILDING

CONCRETE  
CARPARK

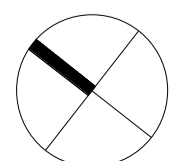
NO. 123-135 MONTAGUE  
STREET  
SOUTH MELBOURNE  
EXISTING DOUBLE  
STOREY BUILDING

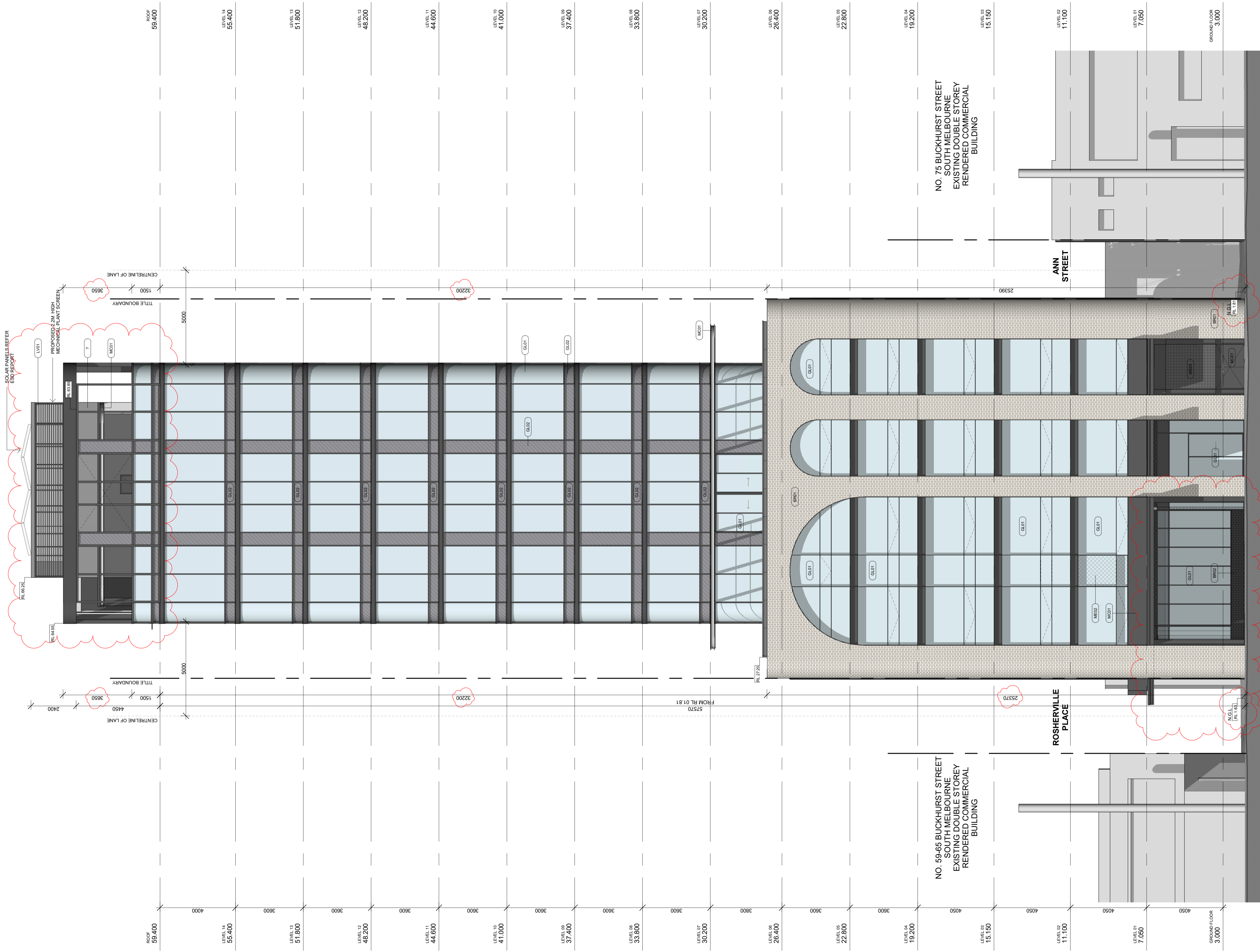


2 LOWER ROOF - MECHANICAL PLANT ZONE  
SCALE: 1:100

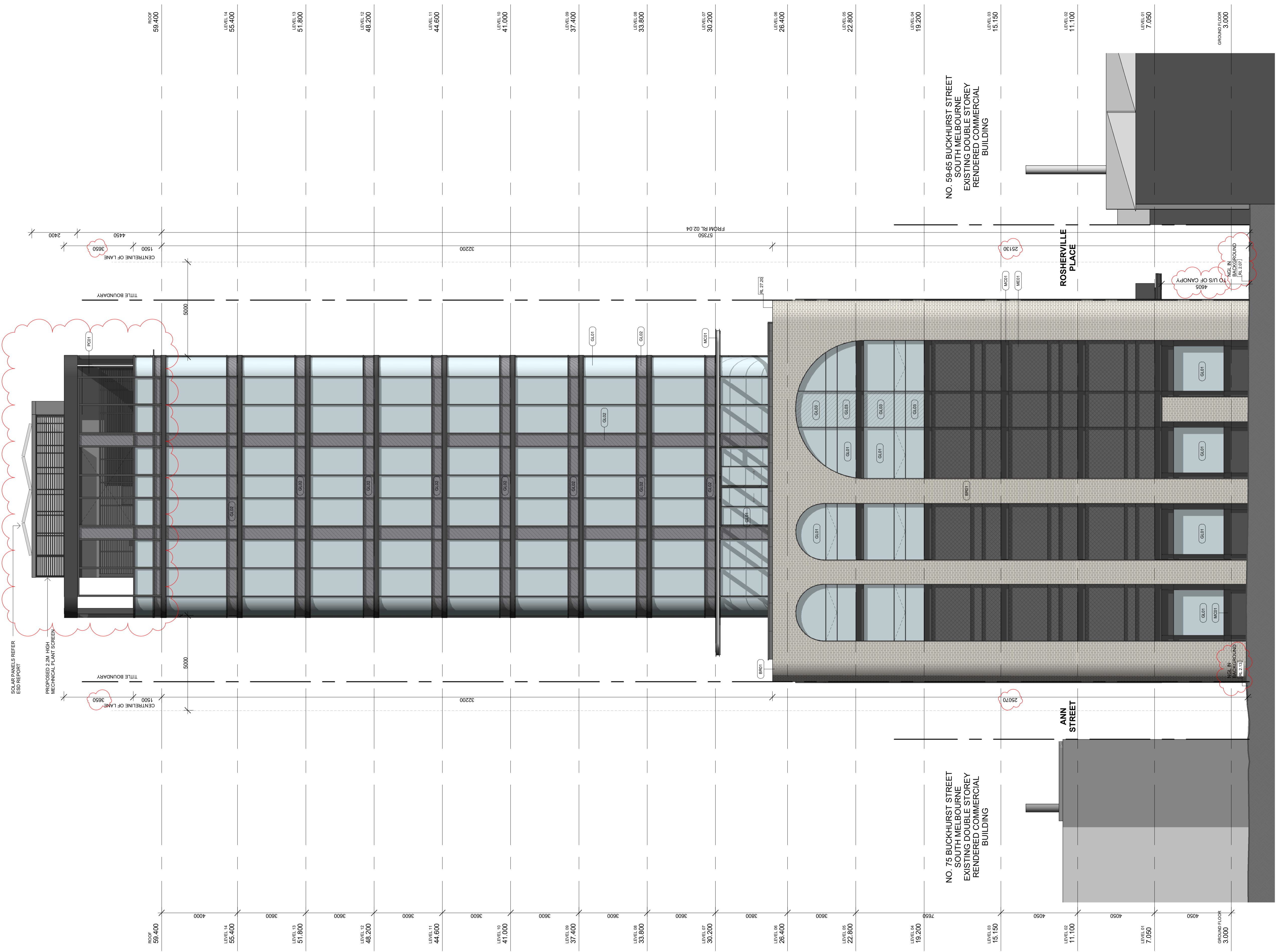


3 UPPER ROOF - SOLAR  
SCALE: 1:100



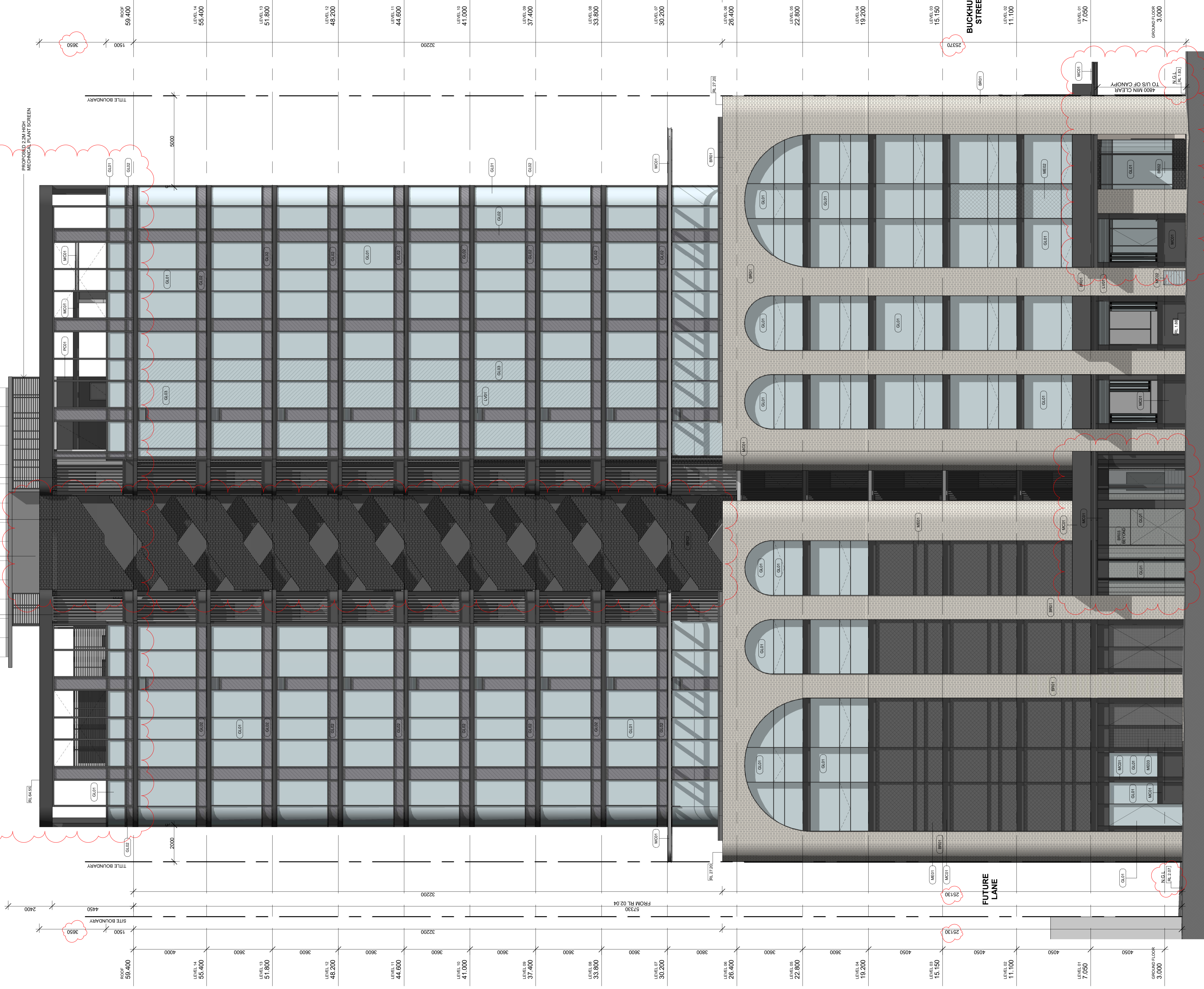


**MATERIALS LEGEND**

**MATERIALS LEGEND**

BR01 - LIGHT COLOURED BRICK FINISH	BR02 - DARK COLOURED BRICK FINISH	MC01 - BLACK POWDERCOAT	MC02 - WHITE POWDERCOAT	LV01 - POWDERCOAT LOUVRES TO MATCH FRAMES
ME01 - DARK STEEL MESH - CARPARK VENT	ME02 - TENSILE STEEL CABLE MESH OVER BRICK FINISH / WINDOWS	SC01 - DARK BLACK METAL SCREEN	PC01 - DARK GREY PRECAST	PC02 - LIGHT GREY PRECAST
ME03 - PERFORATED SCREEN - BLACK POWDERCOAT	GL01 - CLEAR GLAZING	GL02 - DARK SPANDEL GLAZING	GL03 - COLOURBACK SPANDEL GLAZING	



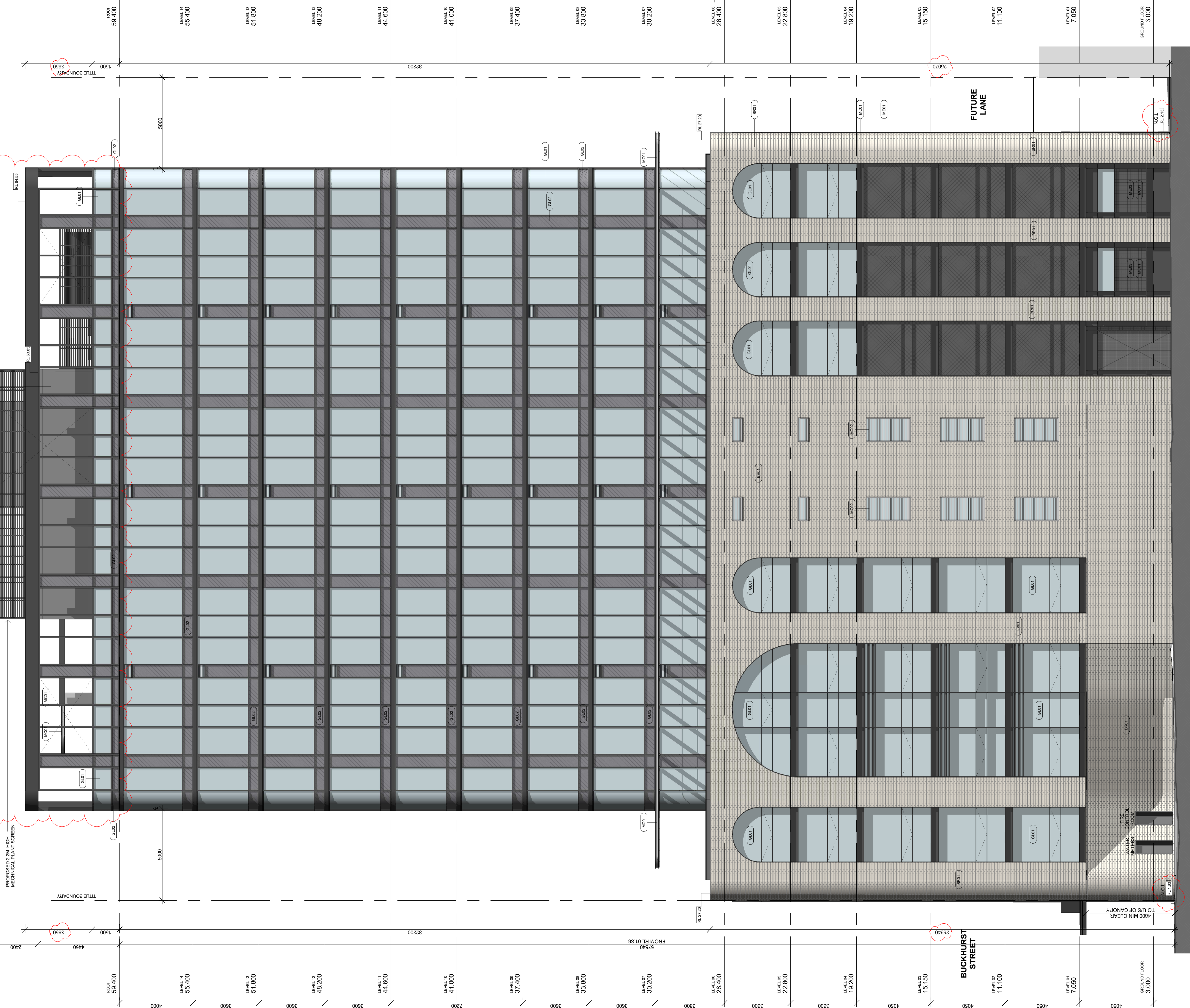
**MATERIALS LEGEND**


20072-7/14/2021 2:25:42 PM

PRELIMINARY | NOT FOR CONSTRUCTION

P/V PANELS BEHIND REFERRED REPORT

PROPOSED 2.2M HIGH MECHANICAL PLANT SCREEN



**MATERIALS LEGEND**

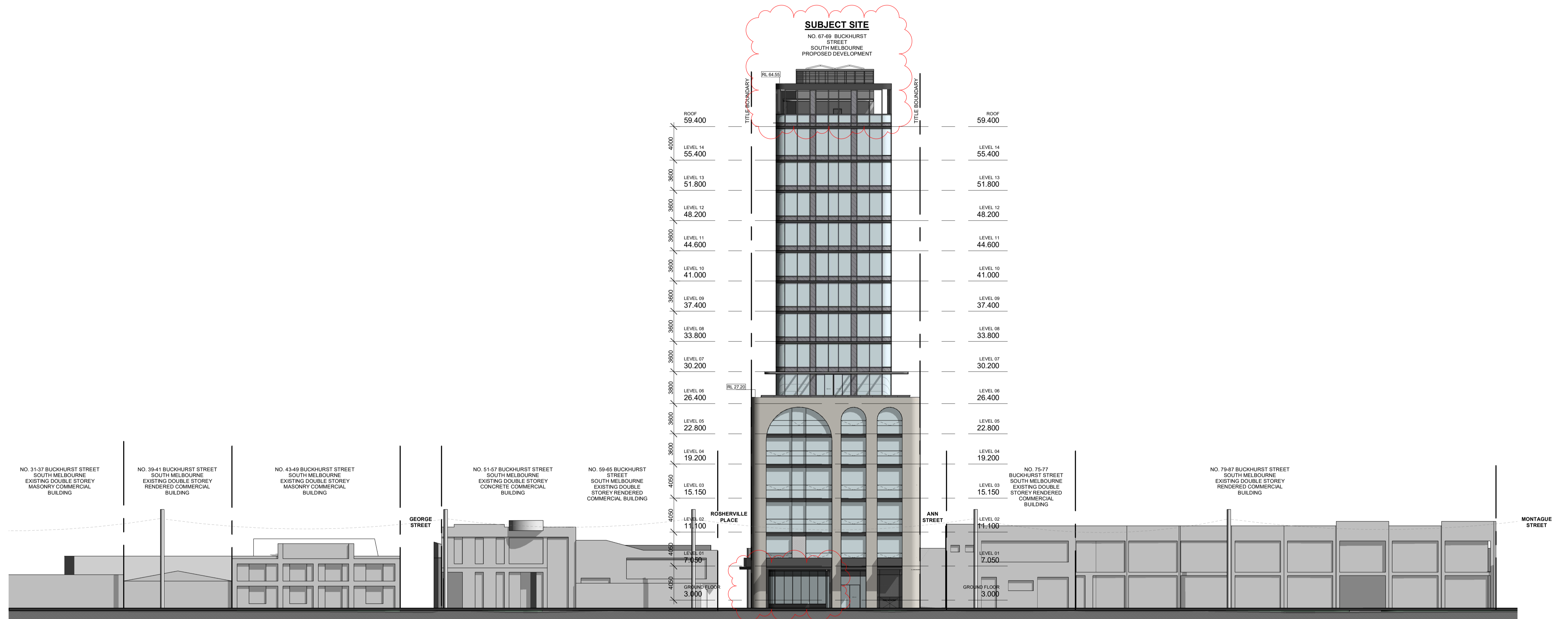

**TOWN PLANNING**

TOWN PLANNING ISSUE  
TOWN PLANNING P#1

11/02/2021 P1

21/06/2021 P2

21/06/2021



1 BUCKHURST STREETScape LOOKING SOUTH  
SCALE 1 : 250

**LEGEND**

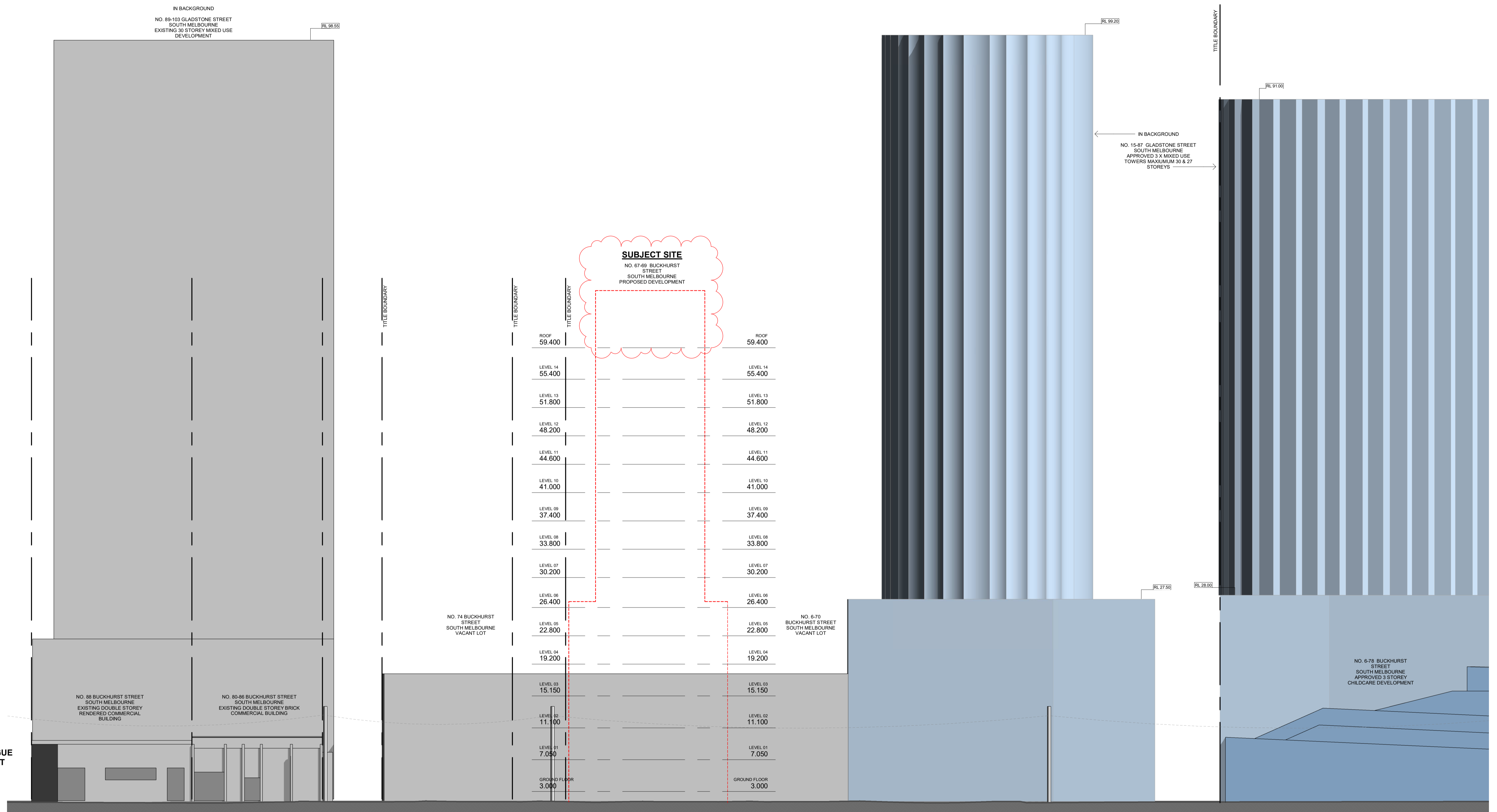
- EXISTING BUILDING
- APPROVED DEVELOPMENT
- PROPOSED DEVELOPMENT



PRELIMINARY | NOT FOR CONSTRUCTION

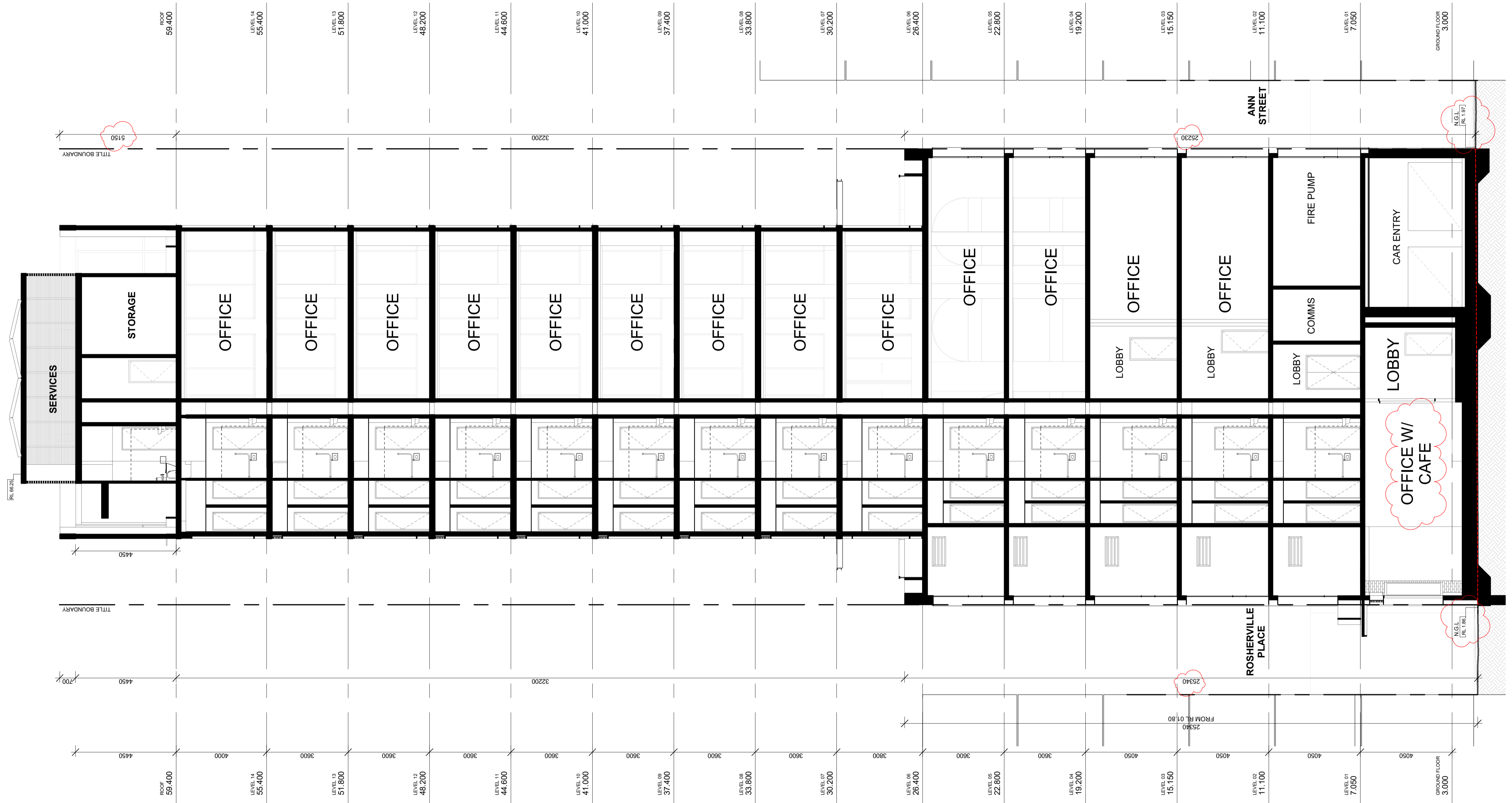
20072\_21/06/2021 2:25:58 PM

1 BUCKHURST STREETSCAPE LOOKING NORTH  
SCALE 1 : 250

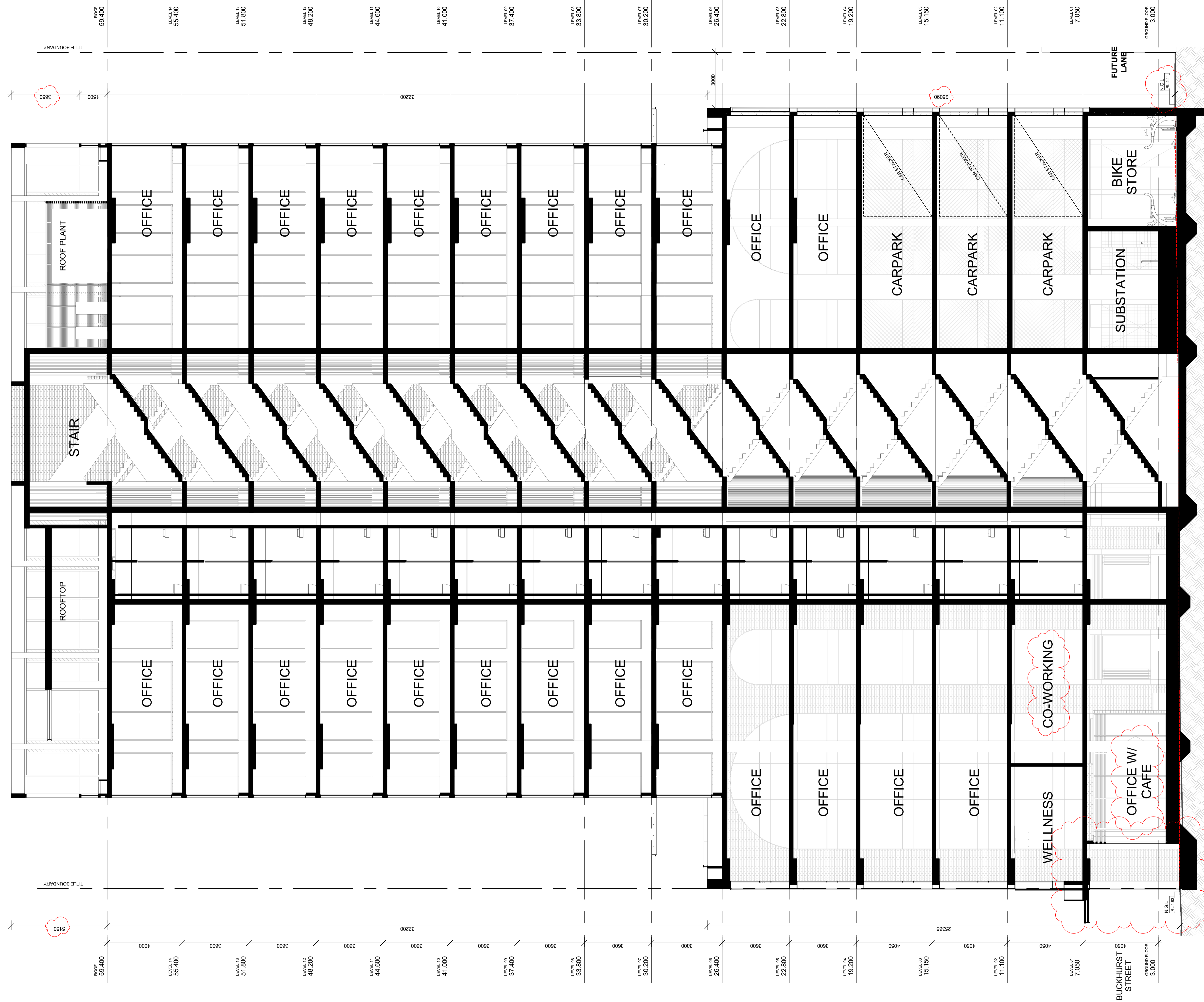


**LEGEND**

- EXISTING BUILDING
- APPROVED DEVELOPMENT
- PROPOSED DEVELOPMENT



2 EAST-WEST SECTION  
 SCALE: 1:100

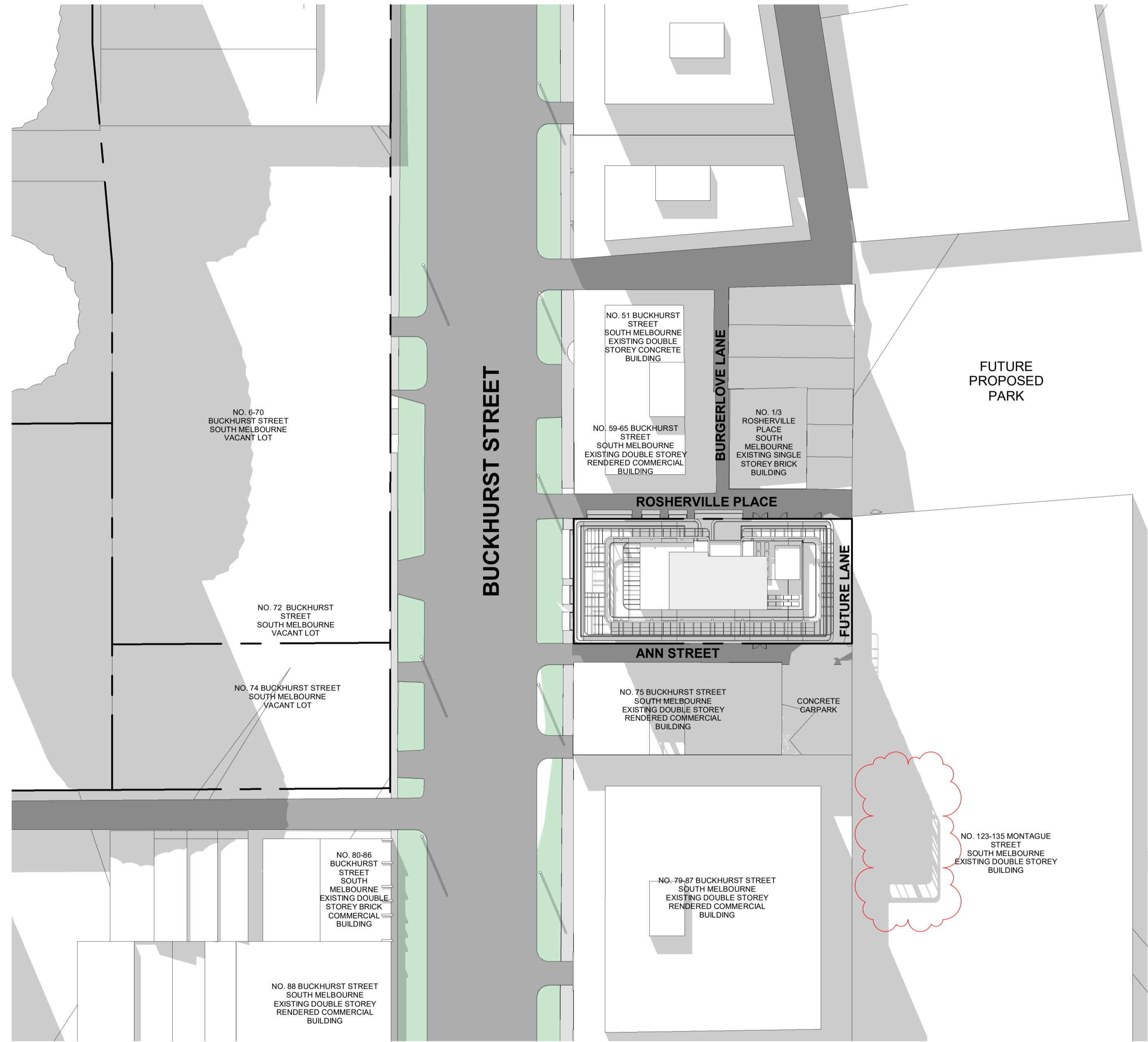


1 NORTH-SOUTH SECTION  
SCALE: 1:100

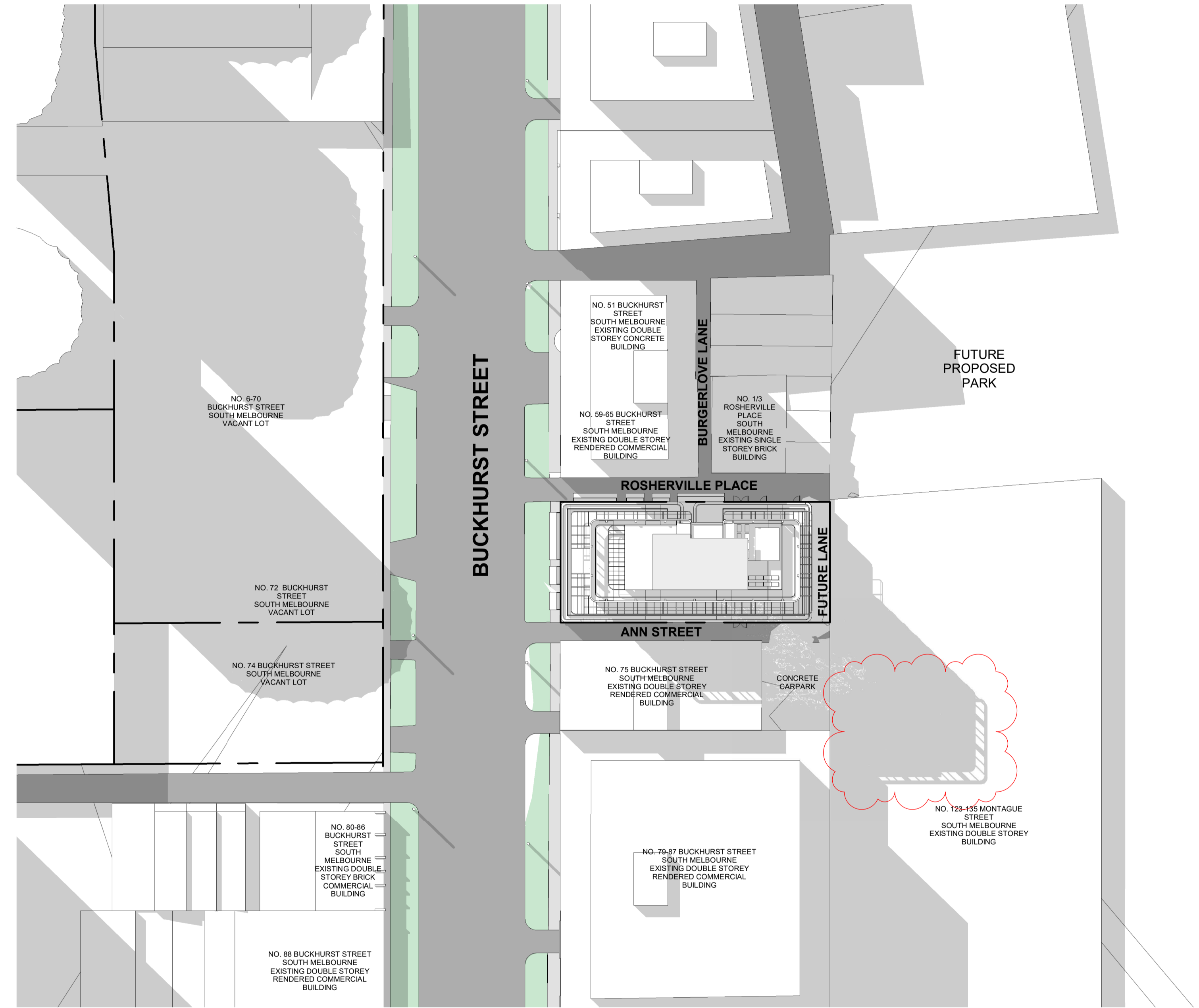
# TOWN PLANNING

PRELIMINARY | NOT FOR CONSTRUCTION

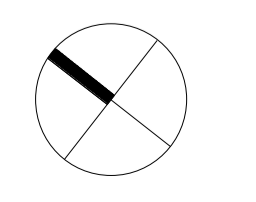
20072\_21/06/2021 2:26:21 PM



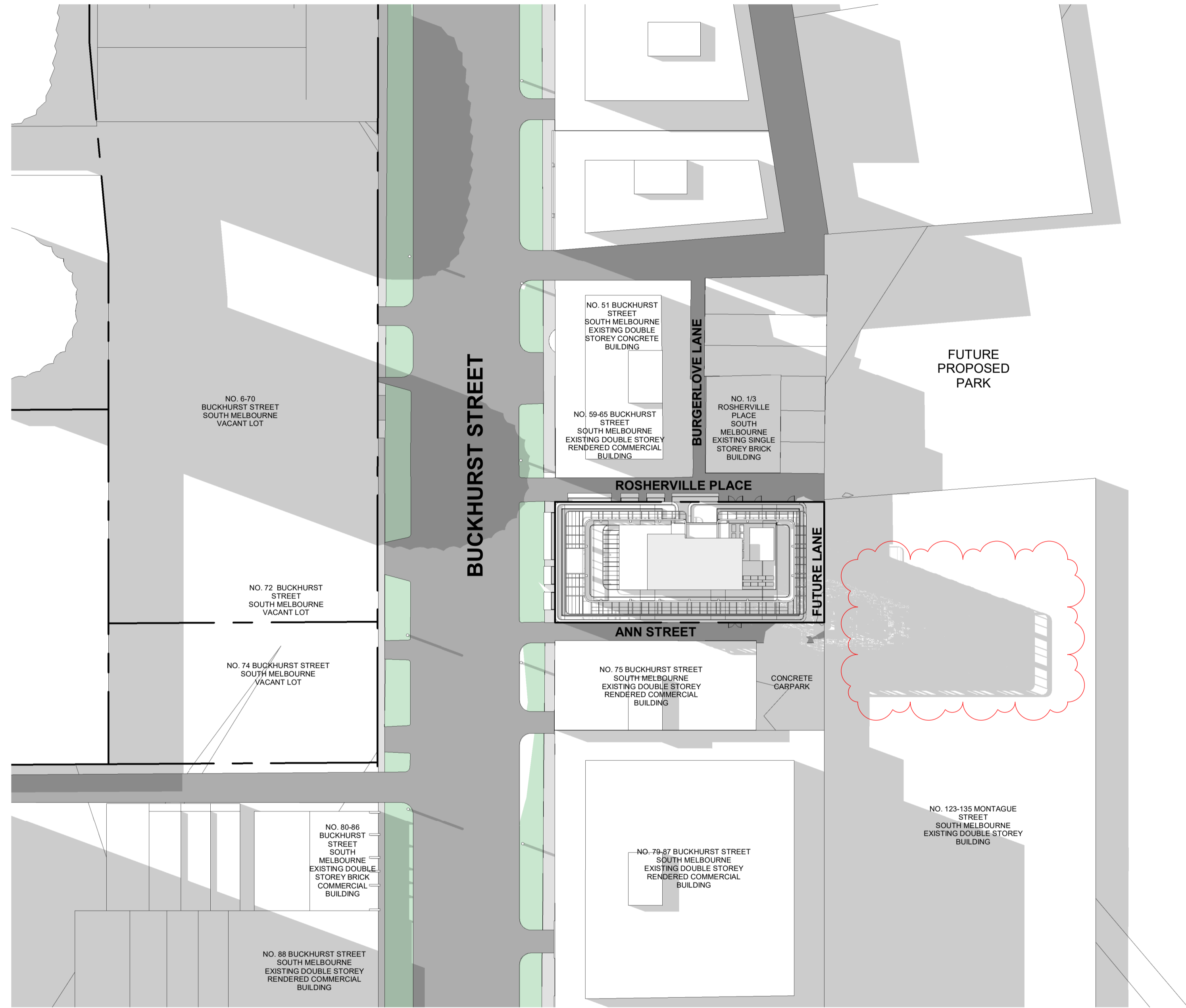
**1** SPRING EQUINOX - 11AM  
SCALE 1 : 500



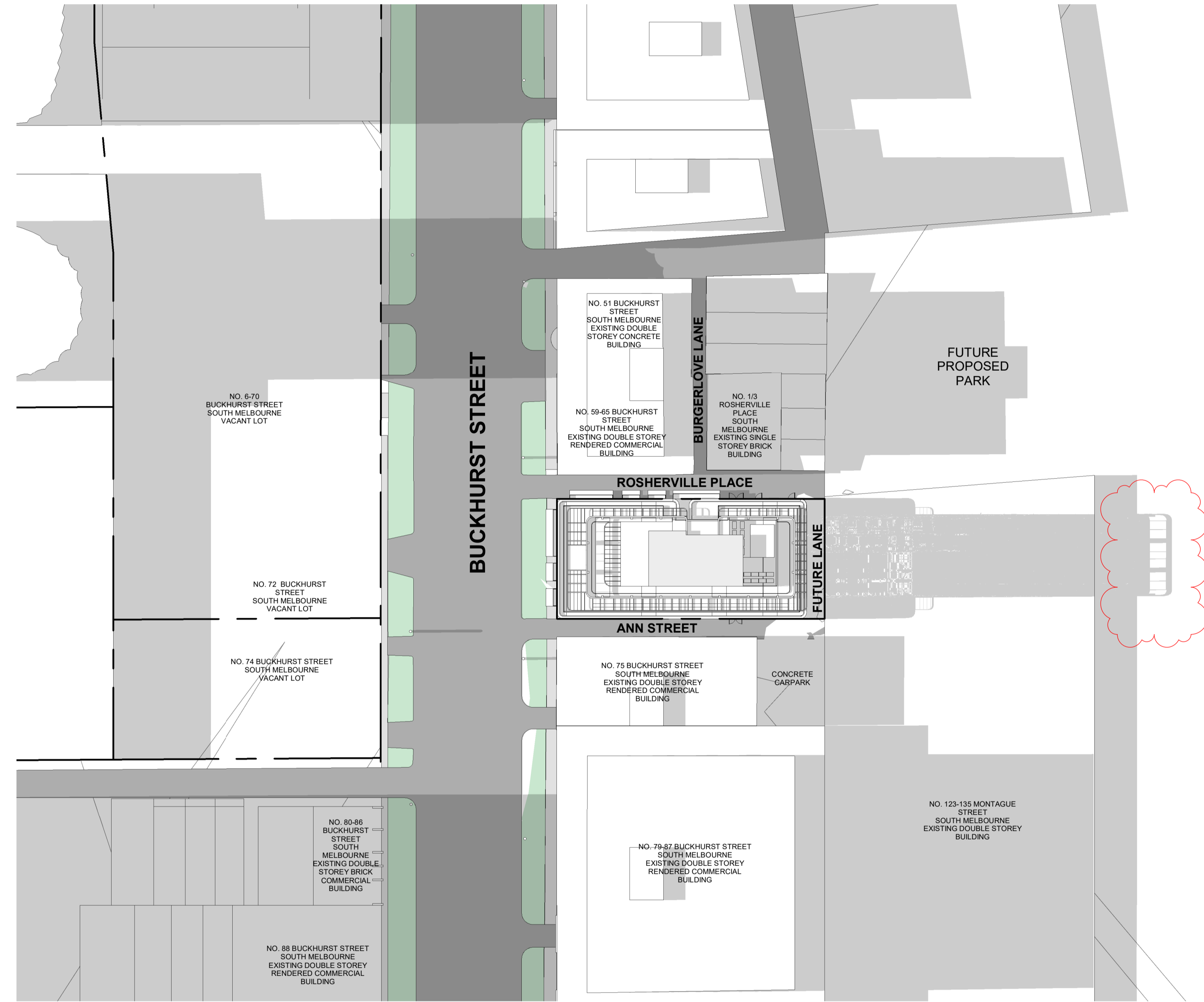
**2** SPRING EQUINOX - 12PM  
SCALE 1 : 500



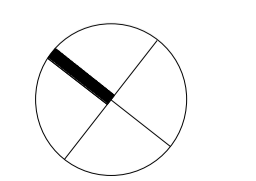
20072\_21/06/2021 2:26:34 PM PRELIMINARY | NOT FOR CONSTRUCTION



1 SPRING EQUINOX - 1PM  
SCALE 1 : 500

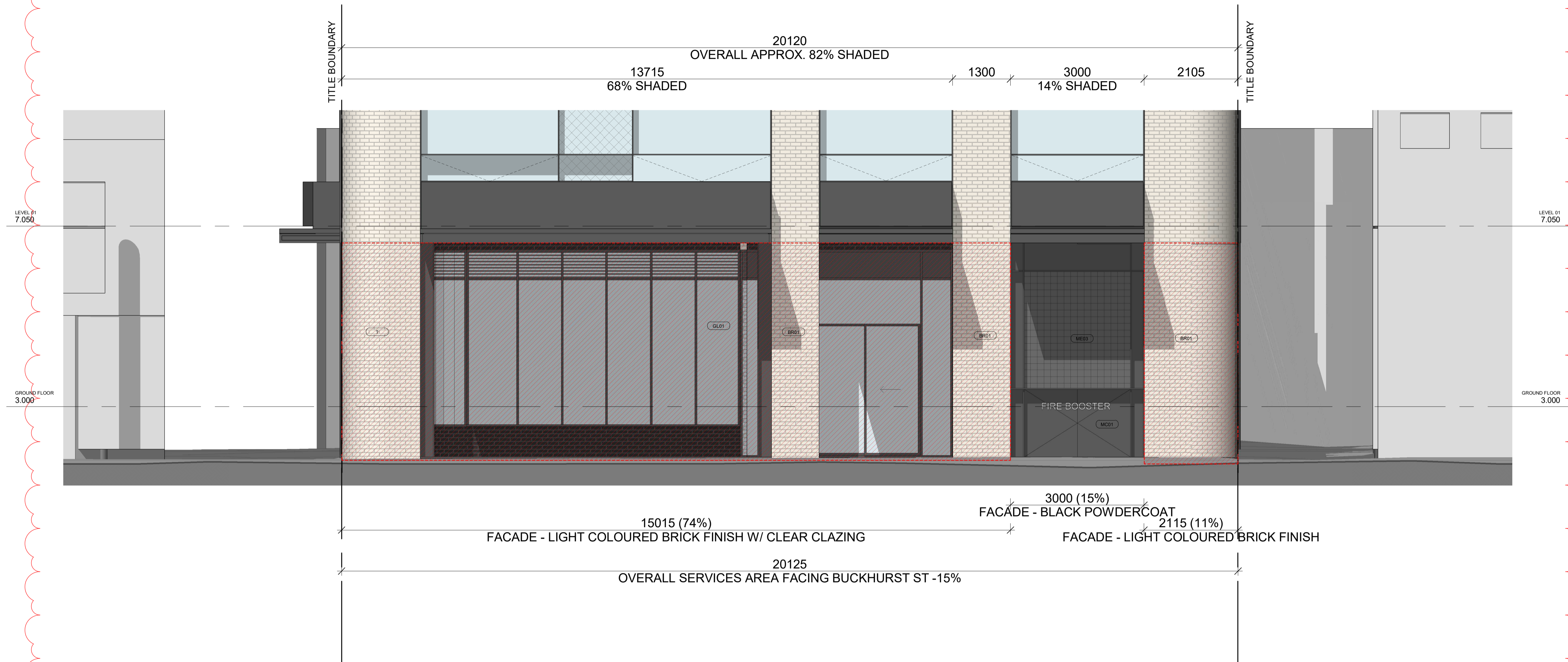


2 SPRING EQUINOX - 2PM  
SCALE 1 : 500



PRELIMINARY | NOT FOR CONSTRUCTION

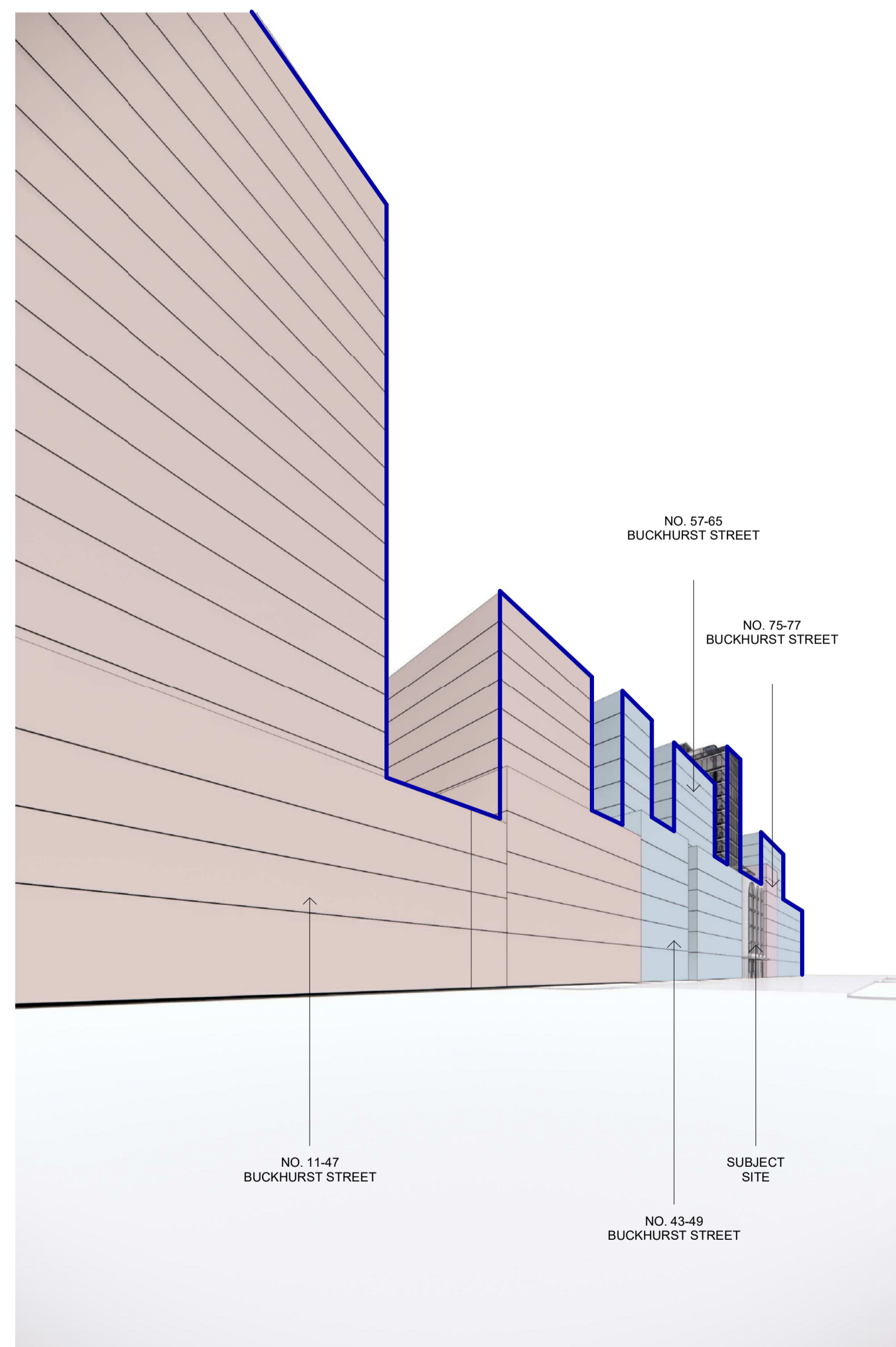
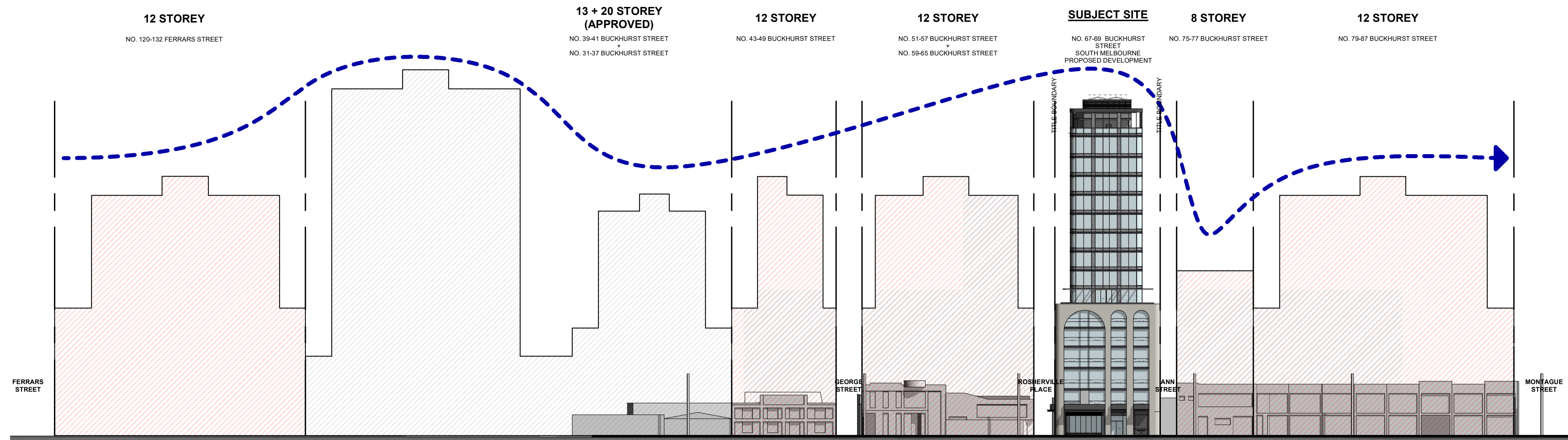
20072 - 1/14/2021 2:26:38 PM



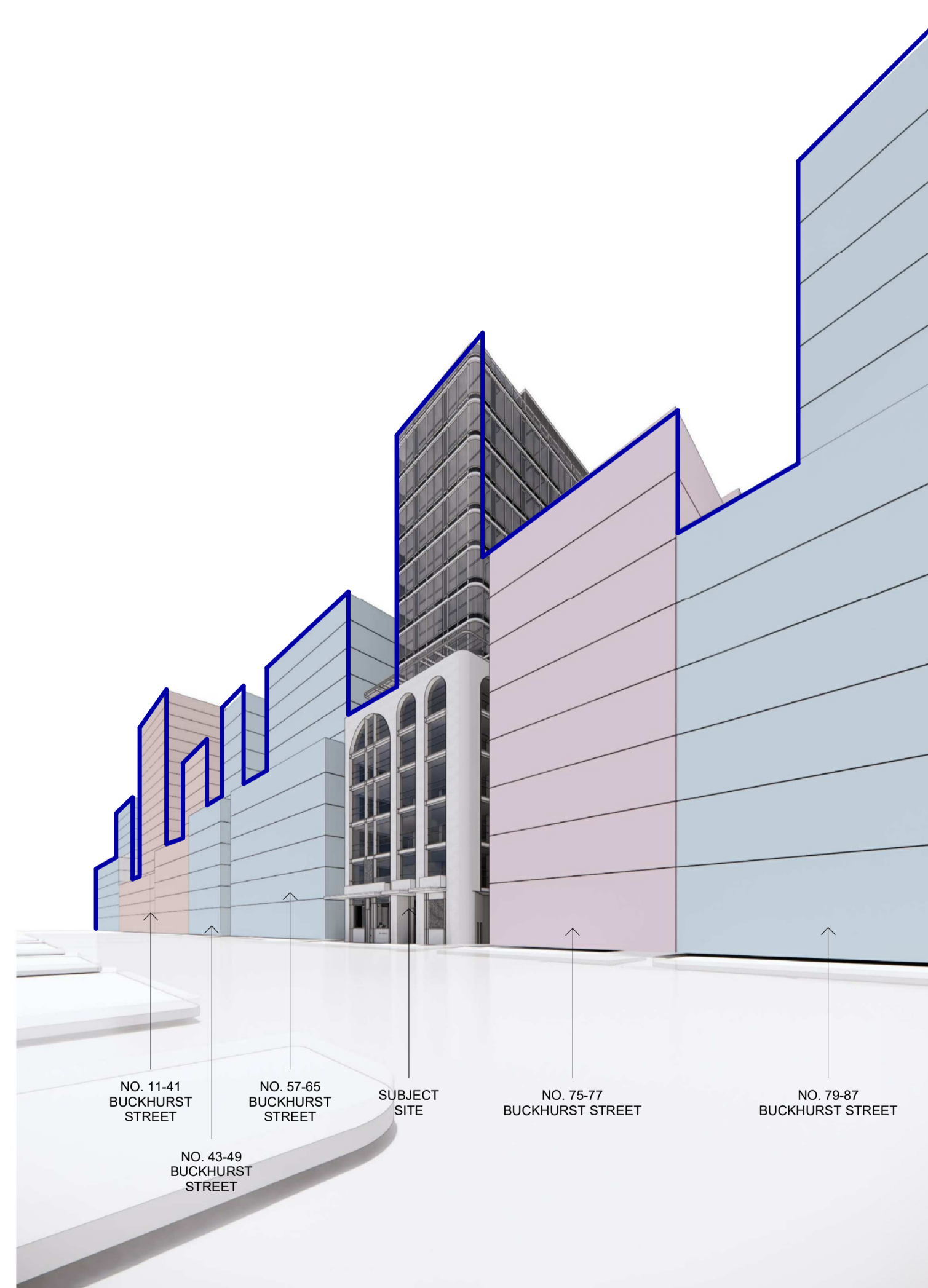
**MATERIALS LEGEND**

	<b>BR01</b> - LIGHT COLOURED BRICK FINISH		<b>ME01</b> - DARK STEEL MESH - CARPARK VENT		<b>GL01</b> - CLEAR GLAZING
	<b>BR02</b> - DARK COLOURED BRICK FINISH		<b>ME02</b> - TENSILE STEEL CABLE MESH OVER BRICK FINISH / WINDOWS		<b>GL02</b> - DARK SPANDREL GLAZING
	<b>MC01</b> - BLACK POWDERCOAT		<b>SC01</b> - DARK BLACK METAL SCREEN		<b>GL03</b> - COLOURBACK SPANDREL GLAZING
	<b>MC02</b> - WHITE POWDERCOAT		<b>PC01</b> - DARK GREY PRECAST		<b>ME03</b> - PERFORATED SCREEN - BLACK POWDERCOAT
	<b>LV01</b> - POWDERCOAT LOUVRES TO MATCH FRAMES				

**TOWN PLANNING**

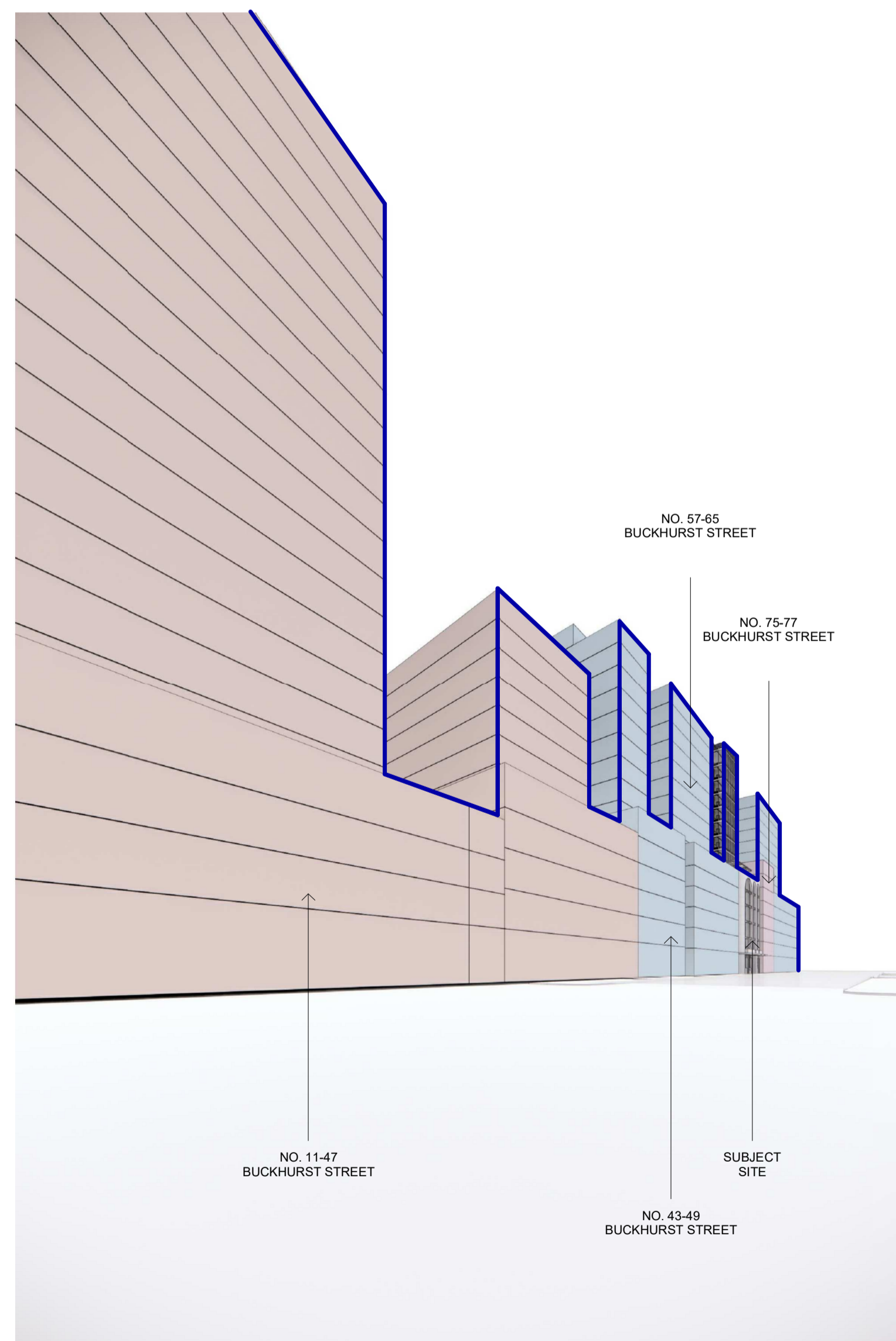
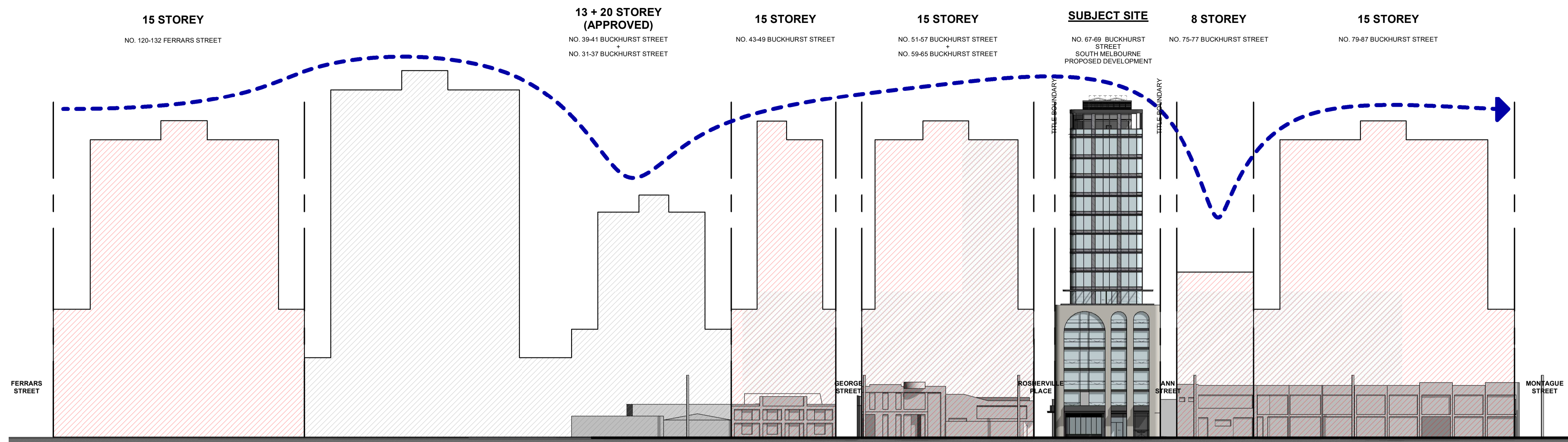


VIEW FROM BUCKURST STREET TOWARD SOUTHWEST



VIEW FROM BUCKURST STREET TOWARD NORTHEAST

- BUILT FORM OUTLINE
- 8 STOREY FUTURE BUILT FORM
- 12 STOREY FUTURE BUILT FORM
- APPROVED BUILT FORM



VIEW FROM BUCKURST STREET TOWARD SOUTHWEST



VIEW FROM BUCKURST STREET TOWARD NORTHEAST



PRELIMINARY | NOT FOR CONSTRUCTION

20072\_21/06/2021 2:26:58 PM



# TOWN PLANNING