

APPENDIX C

PRELIMINARY APPROVAL DRAWING

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2020/1165

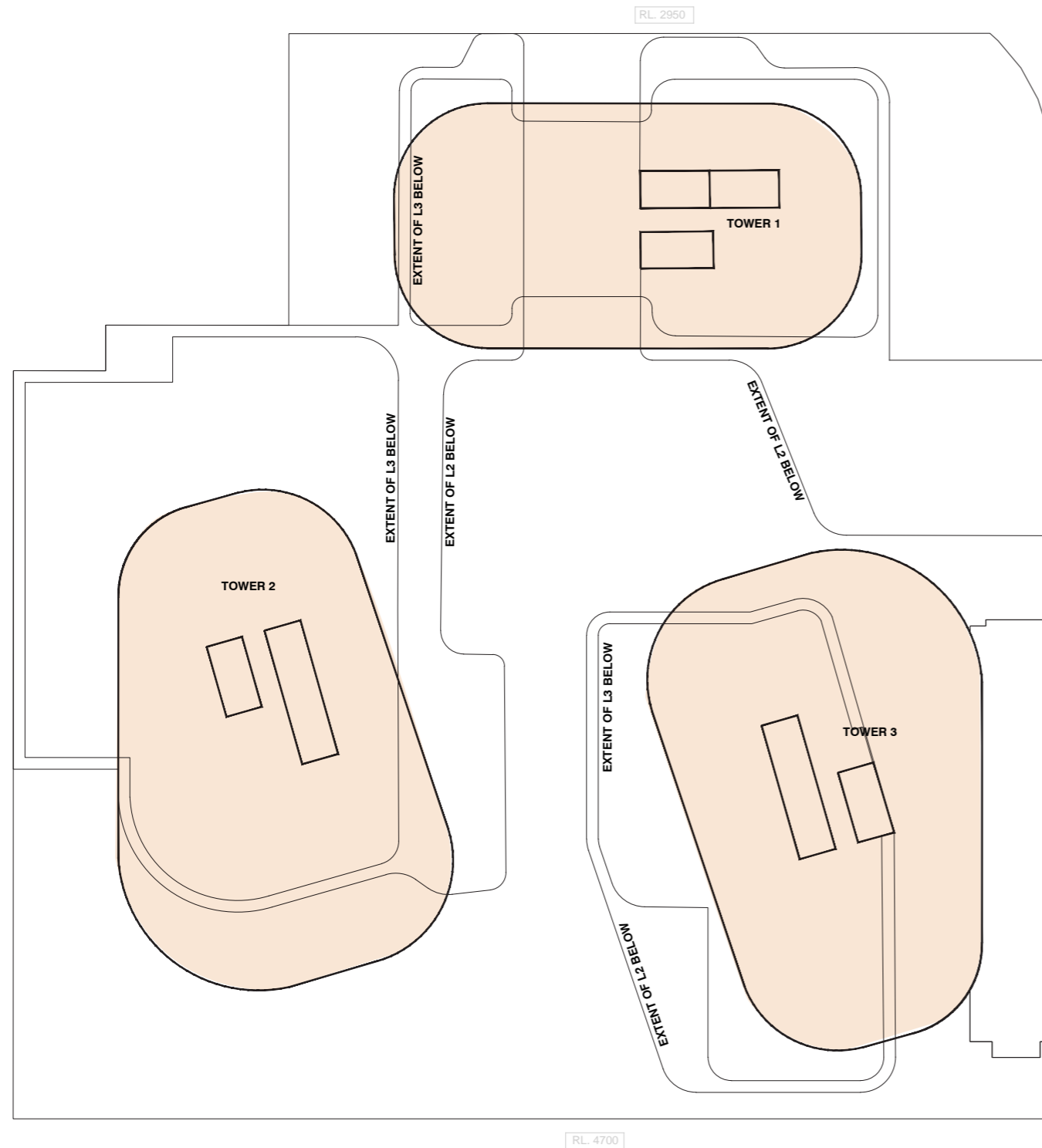
Date: 9th December 2021



SITE PLANNING

TYPICAL TOWER LEVEL

Future approvals for a Material Change of Use are to contain conditions relating to the maintenance of the public realm area, identified on the approved Proposed covenant plan and confirmed via Survey Plan, as required under conditions 42 and 44 of this approval. Maintenance of the public realm will be a clause of any future CMS/BMS

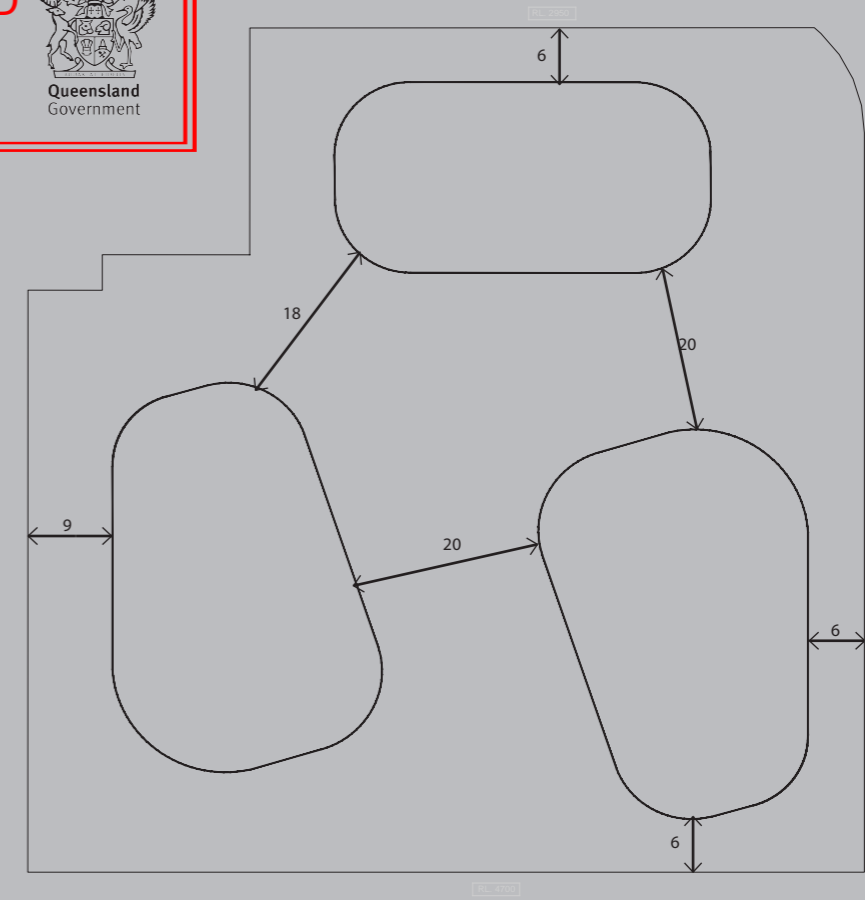


AMENDED IN RED
 By: Leila Torrens
 Date: 7 December 2021



Development Parameters

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
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- A gross floor area of 60,000sqm, comprising approximately 55,000sqm of residential gross floor area and 5,000sqm of non-residential GFA
- Maximum building height of 30 storeys, with some meaningful stepping of building height
- Internal building separations of minimum 18m
- Street frontage setbacks to towers of 6m and side setbacks to towers of 9m Setbacks a with exception for one side setback of 6m
- Round tower forms to open views up between towers
- Tower footprint of up to 40% of the total site area.