

8002 RETIREMENT - LEVEL 03



REV	DATE	DESCRIPTION	DRAWN	CHECKED
A	22/12/2023	DRAFT DA ISSUE	OGE	SA
B	19/1/2024	DRAFT DA	OGE	SA
C	29/1/2024	DA ISSUE	OGE	JRY
D	13/2/2024	RFI UPDATE	JRY	JRY
E	26/3/2024	RFI RESPONSE	SA	NC

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RFI ISSUE
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0 2 4 10 20
SCALE 1:400



PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
LEVEL 03
CLIENT
Plantation Retirement Resorts

PROJECT No.
23040

DATE
26/3/2024
DRAWING No.
DA_2.06

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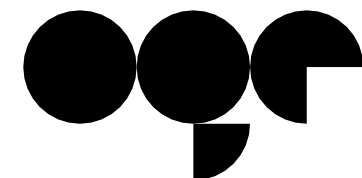
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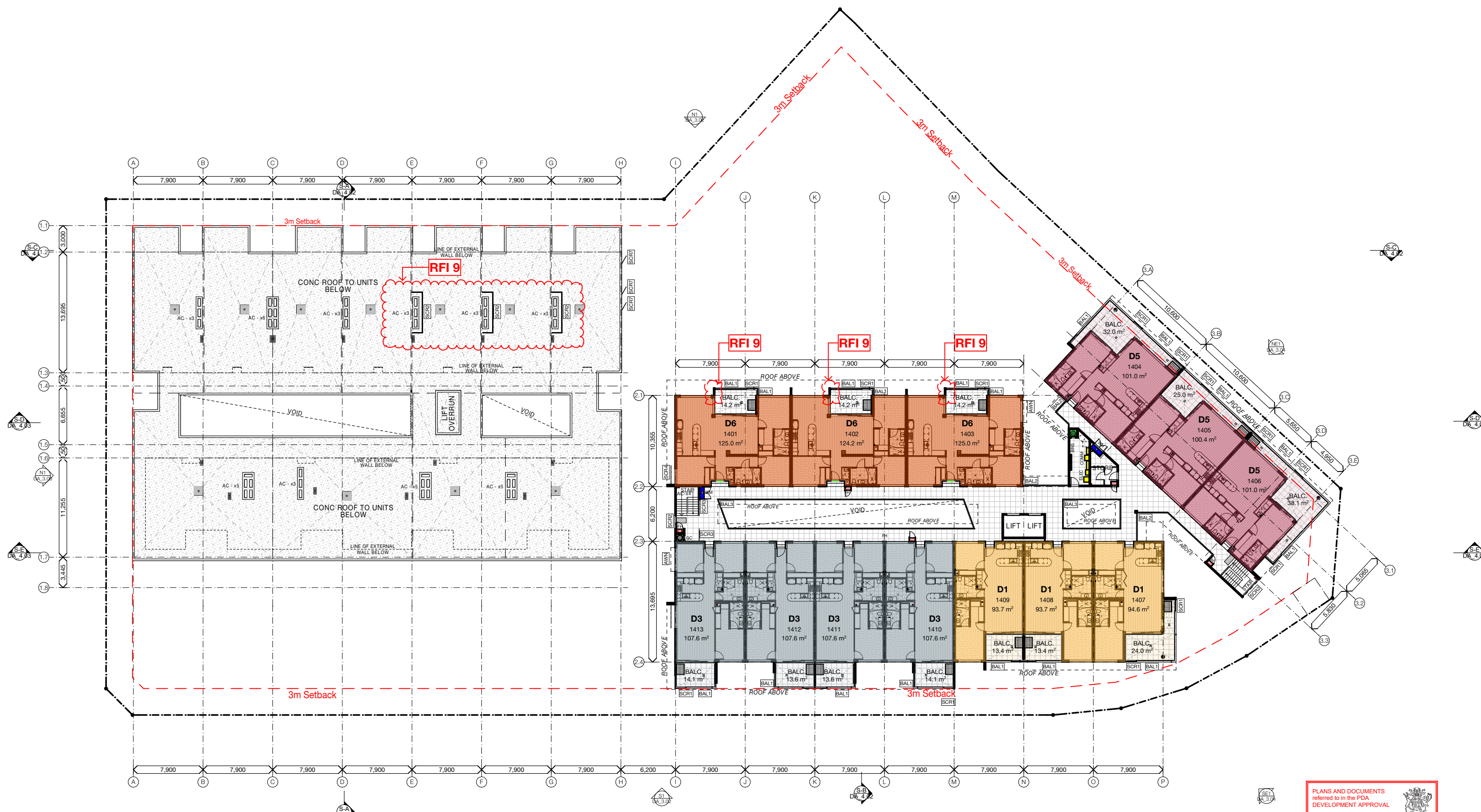
QLD Reg. No. 4212
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PLANS AND DOCUMENTS
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DEVELOPMENT APPROVAL
Approval no: DEV2024/1474
Date: 8 May 2024



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8002 RETIREMENT - LEVEL 04

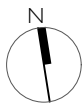
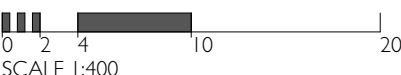


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E	26/3/2024	RFI RESPONSE	SA	NC

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PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
LEVEL 04
CLIENT
Plantation Retirement Resorts

PROJECT No.
23040

DATE
26/3/2024
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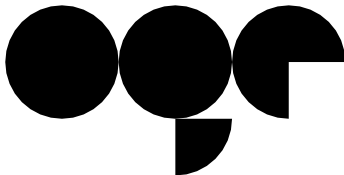
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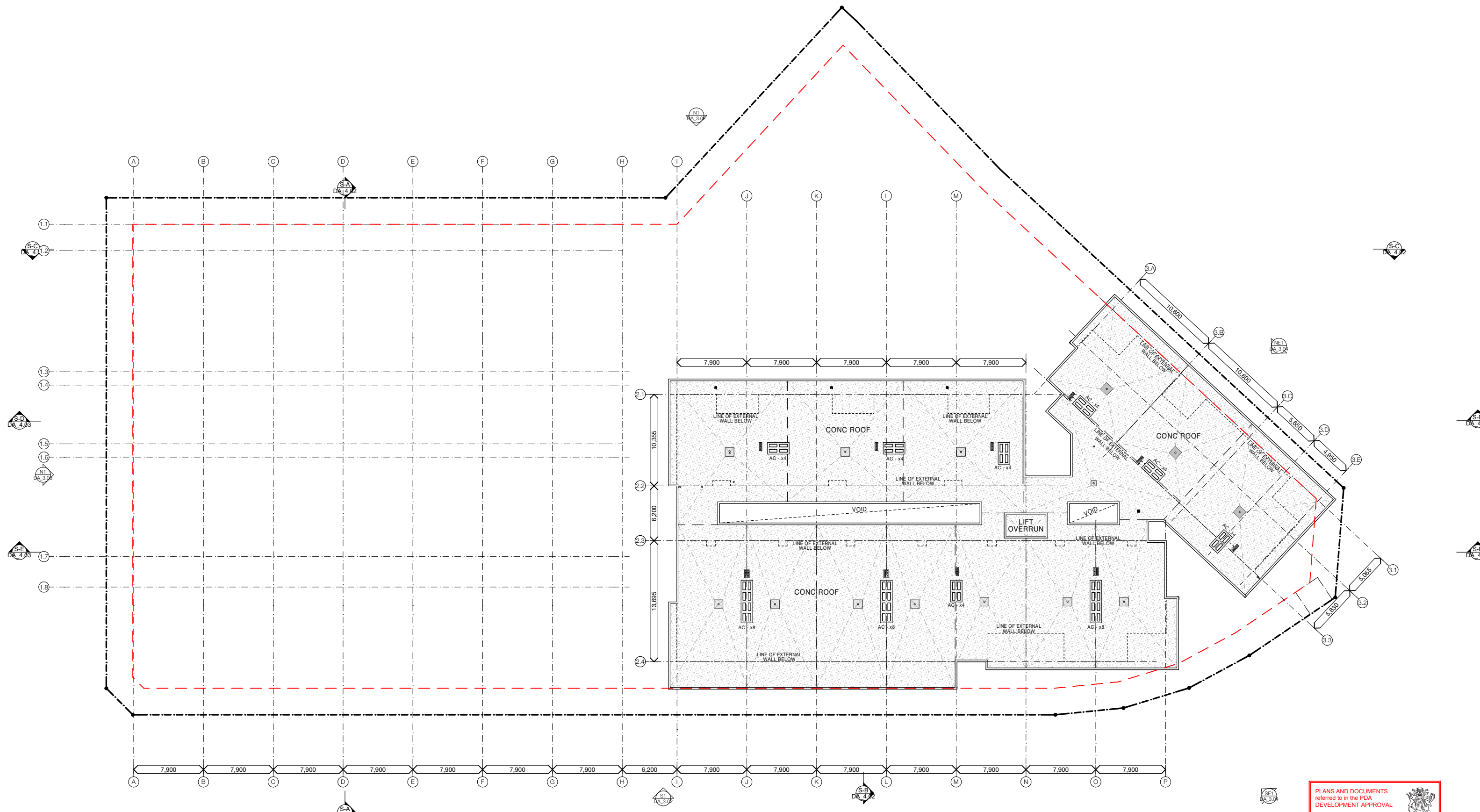


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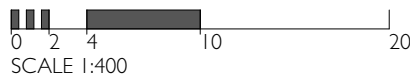
8002 RETIREMENT - ROOF LEVEL



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Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
ROOF LEVEL

CLIENT
Plantation Retirement Resorts

PROJECT No.
23040

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26/3/2024

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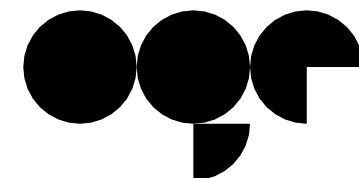
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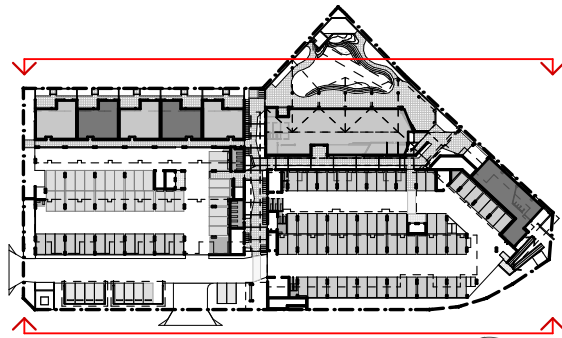


8002 RETIREMENT - NORTH & SOUTH ELEVATION

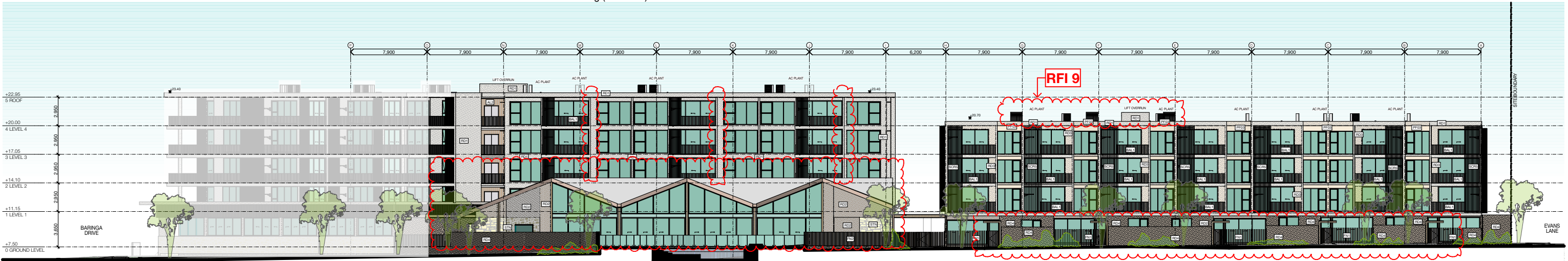
MATERIALS & COLOUR LEGEND

- AWN Selected aluminium window awning - powder coated - White
BAL1 Selected aluminium balustrade (balconies) - powder coated - White
BAL2 Selected aluminium balustrade (internal walkways) - powder coated - White
BAL3 Selected glass balustrade
BAL4 Selected glass balustrade (pool)
CR / RS1 Selected Colorbond Roof sheeting (or similar)
CP/FL Colorbond capping and flashing
RD1 Finish: White (smooth)
RD2 Finish: (smooth) Dulux Lake Ferry
RD3 Finish: Resene half bison hide(smooth)
RD4 Finish: Acratex mediterranean classique (bagged)
Dulux Lake Ferry

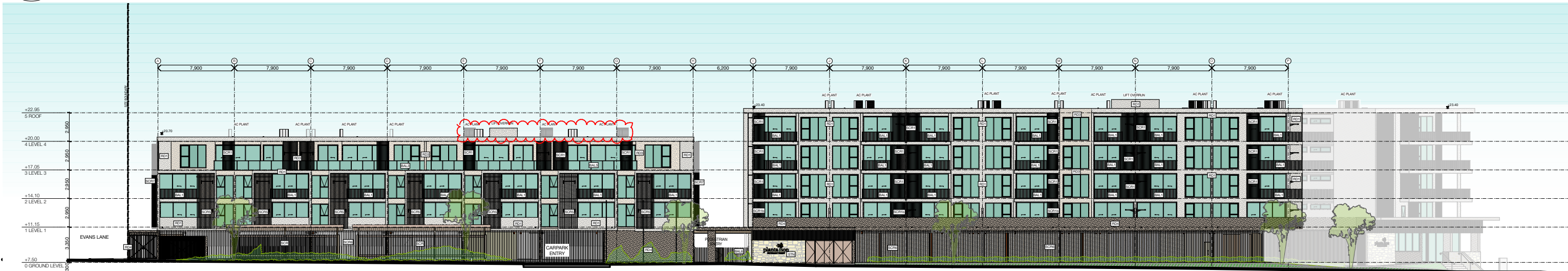
- RD5 Finish: Leneta- Half Spanish Green
RD6 Finish: Dulux. Garlic Suede
RD7 Finish: Colour to match timber look. To be selected
SCR1 Vertical aluminium 1200 wide full height batten screen - powder coated white
SCR1b Vertical aluminium 1200 wide half height batten screen - powder coated white
SCR2 Vertical aluminium batten screen - powder coated - varies
SCR3 Vertical aluminium batten screen
SCR4 Vertical aluminium 2100 wide full height batten screen - powder coated white
SCR5 Vertical aluminium batten screen - powder coated - varies
SCR6 Carpark vertical aluminium batten screen
SCR7 Angled vertical aluminium batten screen - powder coated - varies
STN Stone (Boulevard crazy pave)
FN1 Vertical Aluminium 1500 high fence
FN2 Vertical Aluminium 1800 high fence
AL1 Feature timber look acoustic cladding. Communal area
AL2 Feature timber look cladding (or similar)



KEY PLAN



N1 NORTH ELEVATION
1:400



S1 SOUTH ELEVATION
1:400

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SCALE 1:400

PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
NORTH & SOUTH ELEVATION

CLIENT
Plantation Retirement Resorts

PROJECT No.
23040

DATE
26/3/2024

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PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL
Approval no: DEV2024/1474
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8002 RETIREMENT - WEST ELEVATION

MATERIALS & COLOUR LEGEND

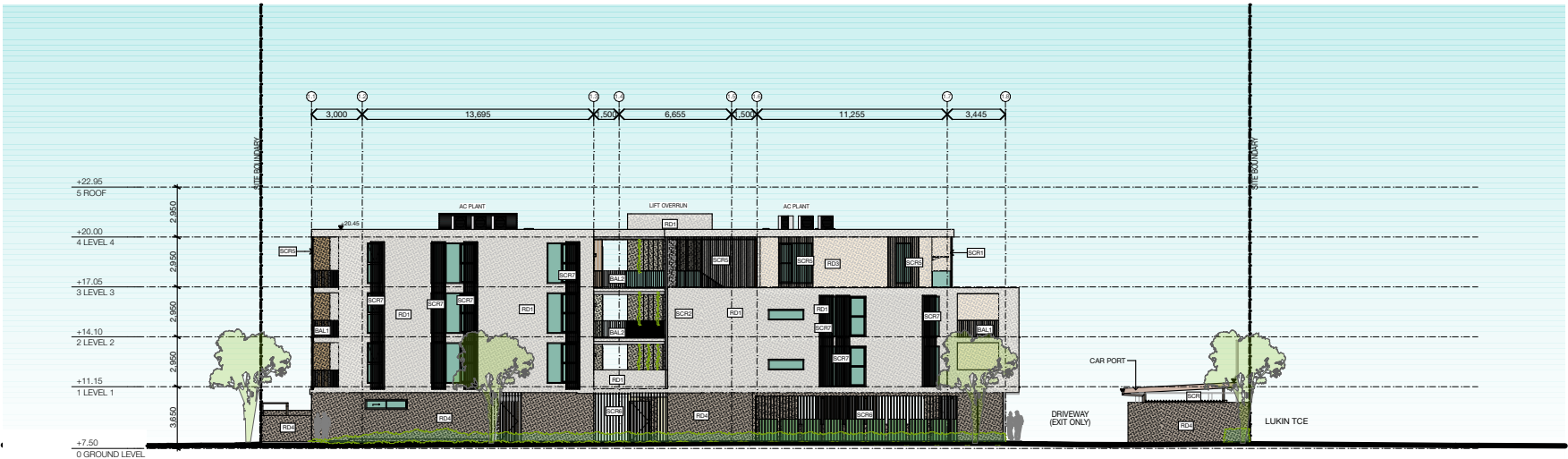
- AWN Selected aluminium window awning - powder coated - White
BAL1 Selected aluminium balustrade (balconies) - powder coated - White
BAL2 Selected aluminium balustrade (internal walkways) - powder coated - White
BAL3 Selected glass balustrade
BAL4 Selected glass balustrade (pool)
CR / RS1 Selected Colorbond Roof sheeting (or similar)
CP/FL Colorbond capping and flashing
RD1 Finish: White (smooth)
RD2 Finish: (smooth) Dulux Lake Ferry
RD3 Finish: Resene half bison hide(smooth)
RD4 Finish: Acratex mediterranean classique (bagged)
Dulux Lake Ferry

- RD5 Finish: Leneta- Half Spanish Green
RD6 Finish: Dulux. Garlic Suede
RD7 Finish: Colour to match timber look. To be slected
SCR1 Vertical aluminium 1200 wide full height batten screen - powder coated white
SCR1b Vertical aluminium 1200 wide half height batten screen - powder coated white
SCR2 Vertical aluminium batten screen - powder coated - varies
SCR3 Vertical aluminium batten screen
SCR4 Vertical aluminium 2100 wide full height batten screen - powder coated white
SCR5 Vertical aluminium batten screen - powder coated - varies
SCR6 Carpark vertical aluminium batten screen
SCR7 Angled vertical aluminium batten screen - powder coated - varies
STN Stone (Boulevard crazy pave)
FN1 Vertical Aluminium 1500 high fence
FN2 Vertical Aluminium 1800 high fence
AL1 Feature timber look acoustic cladding. Communal area
AL2 Feature timber look cladding (or similar)



KEY PLAN

REFER TO RFI 8 - ARCHITECTURAL DETAILING

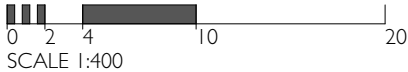


W1 WEST ELEVATION
1:400

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PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
WEST ELEVATION

CLIENT
Plantation Retirement Resorts

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DATE
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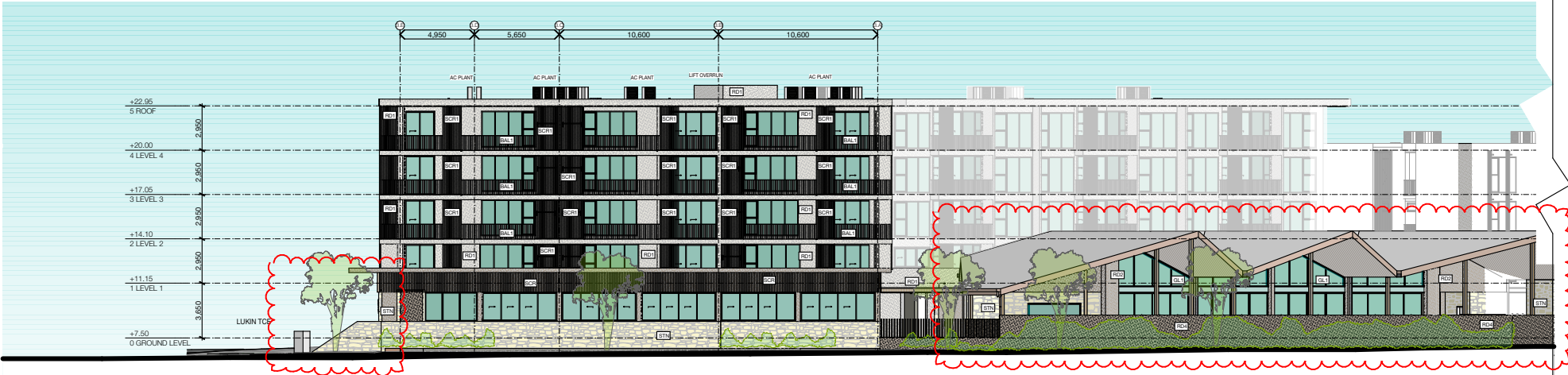
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8002 RETIREMENT - NORTH-EAST & SOUTH-EAST ELEVATION

MATERIALS & COLOUR LEGEND

- AWN Selected aluminium window awning - powder coated - White
BAL1 Selected aluminium balustrade (balconies) - powder coated - White
BAL2 Selected aluminium balustrade (internal walkways) - powder coated - White
BAL3 Selected glass balustrade
BAL4 Selected glass balustrade (pool)
CR / RS1 Selected Colorbond Roof sheeting (or similar)
CP/FL Colorbond capping and flashing
RD1 Finish: White (smooth)
RD2 Finish: (smooth) Dulux Lake Ferry
RD3 Finish: Resene half bison hide(smooth)
RD4 Finish: Acratex mediterranean classique (bagged)
Dulux Lake Ferry

- RD5 Finish: Leneta- Half Spanish Green
RD6 Finish: Dulux. Garlic Suede
RD7 Finish: Colour to match timber look. To be selected
SCR1 Vertical aluminium 1200 wide full height batten screen - powder coated white
SCR1b Vertical aluminium 1200 wide half height batten screen - powder coated white
SCR2 Vertical aluminium batten screen - powder coated - varies
SCR3 Vertical aluminium batten screen
SCR4 Vertical aluminium 2100 wide full height batten screen - powder coated white
SCR5 Vertical aluminium batten screen - powder coated - varies
SCR6 Carpark vertical aluminium batten screen
SCR7 Angled vertical aluminium batten screen - powder coated - varies
STN Stone (Boulevard crazy pave)
FN1 Vertical Aluminium 1500 high fence
FN2 Vertical Aluminium 1800 high fence
AL1 Feature timber look acoustic cladding. Communal area
AL2 Feature timber look cladding (or similar)



NE1 NORTH EAST ELEVATION
1:400

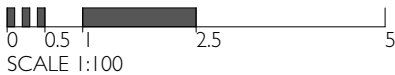


SE1 SOUTH EAST ELEVATION
1:400

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Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
NORTH-EAST & SOUTH-EAST ELEVATION

CLIENT
Plantation Retirement Resorts

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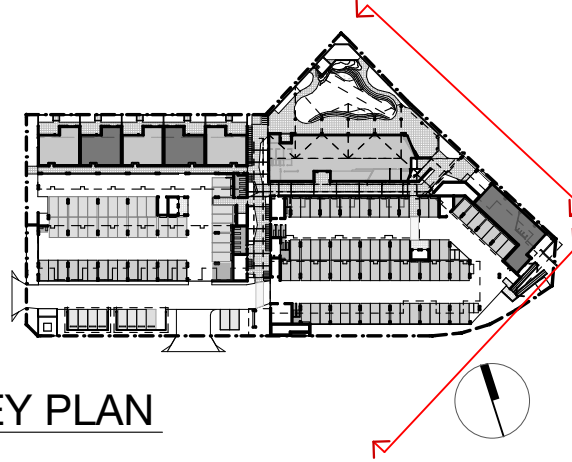
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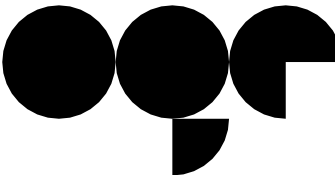
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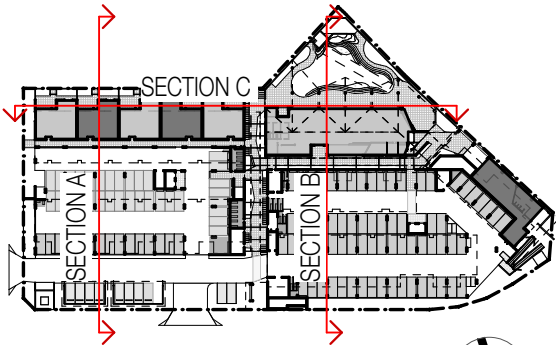
KEY PLAN

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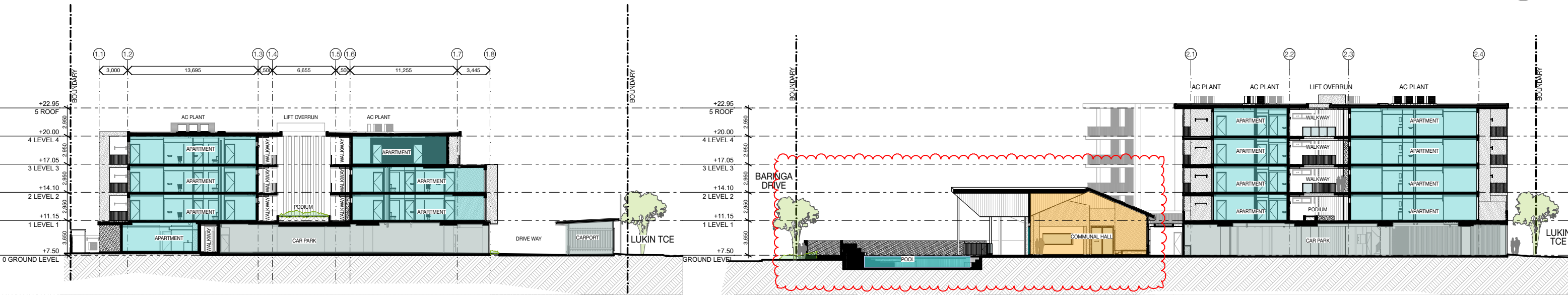


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8002 RETIREMENT - SECTION A, B & C

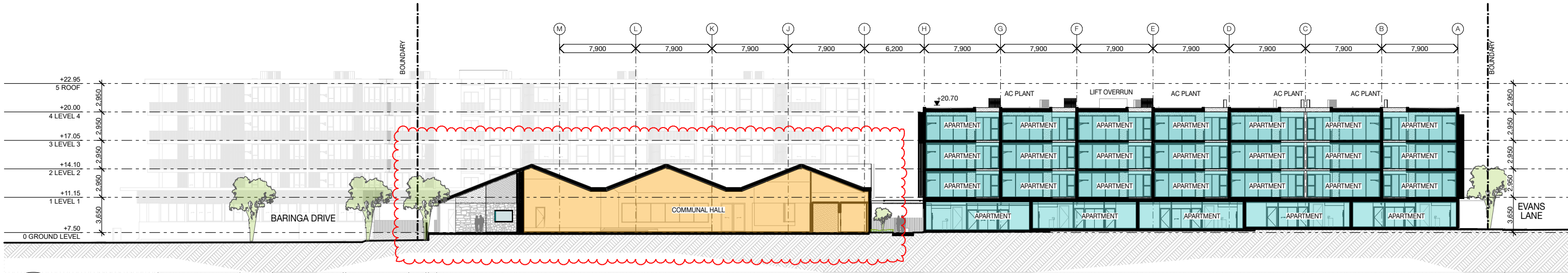


KEY PLAN



S-A SECTION A
1:400

S-B SECTION B
1:400



S-C SECTION C
1:400

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PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
SECTION A, B & C
CLIENT
Plantation Retirement Resorts

PROJECT No.
23040

DATE
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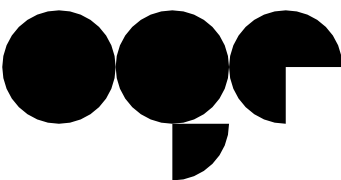
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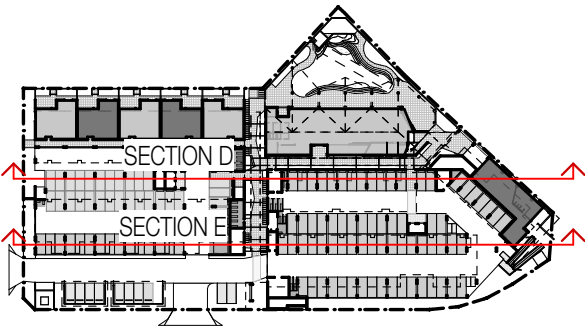


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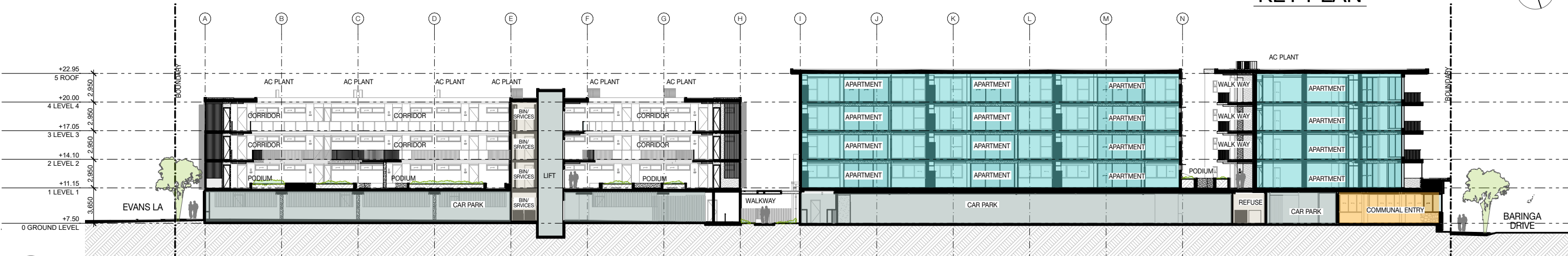
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Approval no: DEV2024/1474
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8002 RETIREMENT - SECTION D & E



KEY PLAN



S-D SECTION D
1:400



S-E SECTION E
1:400

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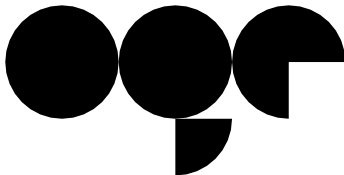
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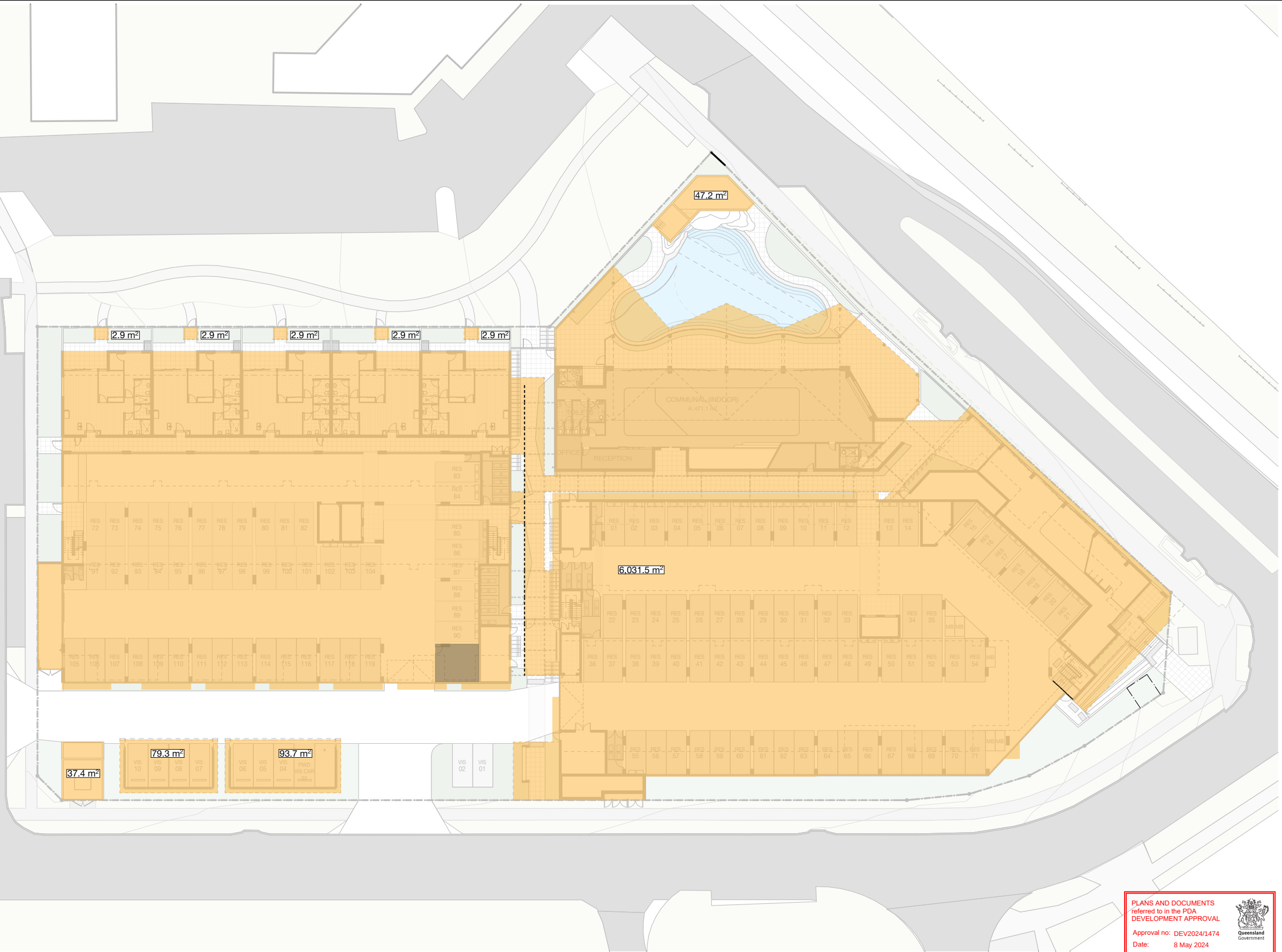


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8002 RETIREMENT - SITE COVER

SITE COVER CALCULATION

SITE AREA = 7,885.1m ²	m ²	%
PROPOSED SITE COVER	6,303.6m ²	79.9%



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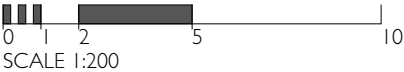


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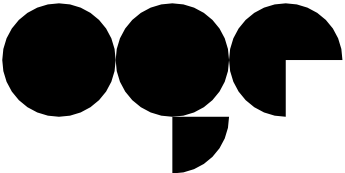
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Level 1 "The Old Courthouse"
4 First Avenue, Maroochydore Q 4558

PO Box 281
Maroochydore Q 4558

info@ogegroup.com.au
www.ogegroup.com.au

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8002 RETIREMENT - LANDSCAPE CALCULATION (GROUND)

AMENDED IN RED

By: Andrew McKnight
Date: 29 April 2024



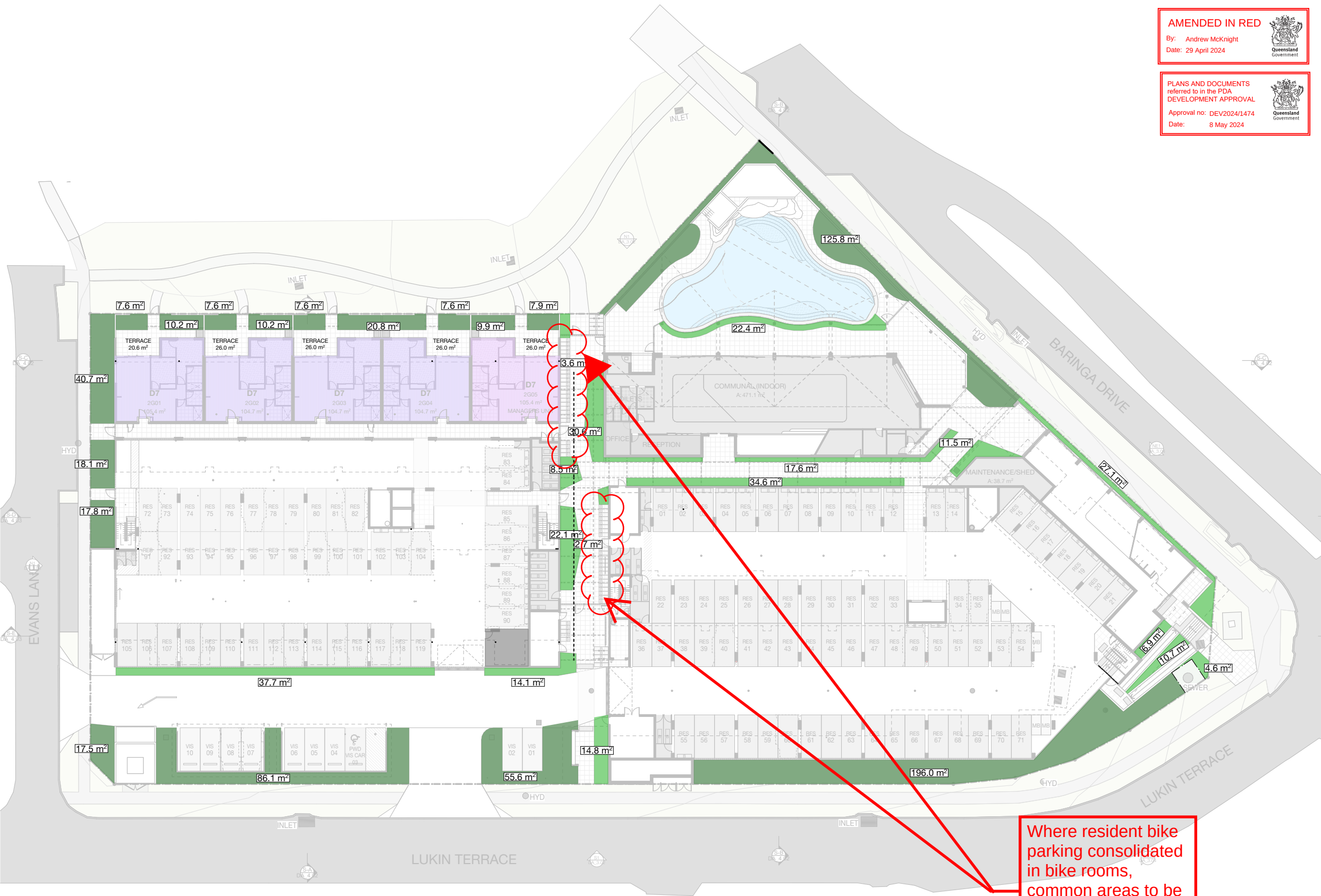
PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2024/1474
Date: 8 May 2024



LANDSCAPE CALCULATION

SITE AREA = 7,885.1m ²	m ²	%
GROUND LANDSCAPE	647.1m ²	8.2%
DEEP PLANTING		
GROUND LANDSCAPE	269.5m ²	3.4%
ANCILLARY PLANTING		
LEVEL 1 LANDSCAPE	322.6m ²	4.1%
TOTAL	1239.2m²	15.7%



REV	DATE	DESCRIPTION	DRAWN	CHECKED
A	22/12/2023	DRAFT DA ISSUE	OGE	SA
B	19/1/2024	DRAFT DA	OGE	SA
C	29/1/2024	DA ISSUE	OGE	JRY
D	13/2/2024	RFI UPDATE	JRY	JRY
E	26/3/2024	RFI RESPONSE	SA	NC

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0 2.5 5 12.5 25
SCALE 1:500



PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
LANDSCAPE CALCULATION (GROUND)

CLIENT
Plantation Retirement Resorts

DATE
26/3/2024

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8002 RETIREMENT - LANDSCAPE CALCULATION (LEVEL 1)

LANDSCAPE CALCULATION

SITE AREA = 7,885.1m ²	m ²	%
GROUND LANDSCAPE	647.1m ²	8.2%
DEEP PLANTING		
GROUND LANDSCAPE	269.5m ²	3.4%
ANCILLARY PLANTING		
LEVEL 1 LANDSCAPE	322.6m ²	4.1%
TOTAL	1239.2m²	15.7%



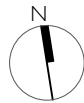
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D	13/2/2024	RFI UPDATE	JRY	JRY
E	26/3/2024	RFI RESPONSE	SA	NC

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SCALE 1:500



PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
LANDSCAPE CALCULATION (LEVEL 1)

CLIENT
Plantation Retirement Resorts

PROJECT No.
23040

DATE
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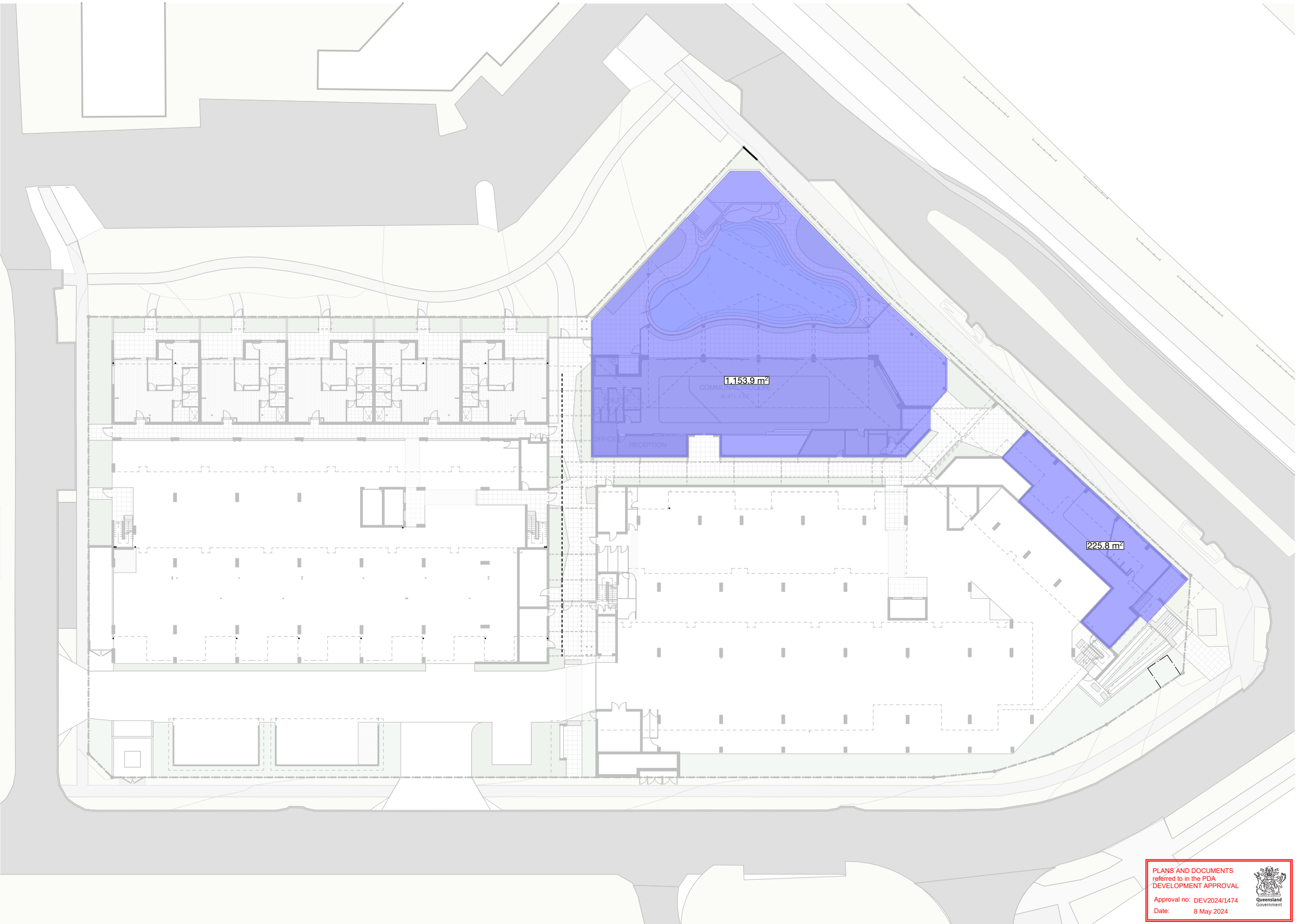
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PLANS AND DOCUMENTS
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DEVELOPMENT APPROVAL
Approval no: DEV2024/1474
Date: 8 May 2024



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8002 RETIREMENT - COMMUNAL AREA CALCULATION



COMMUNAL CALCULATION

SITE AREA = 7,885.1m ²	m ²	%
GROUND COMMUNAL	1379.7m ²	17.5%

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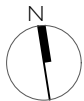


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E	26/3/2024	RFI RESPONSE	SA	NC

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SCALE 1:500



PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
COMMUNAL AREA CALCULATION

CLIENT
Plantation Retirement Resorts

PROJECT No.
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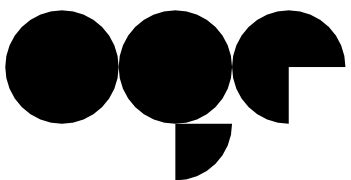
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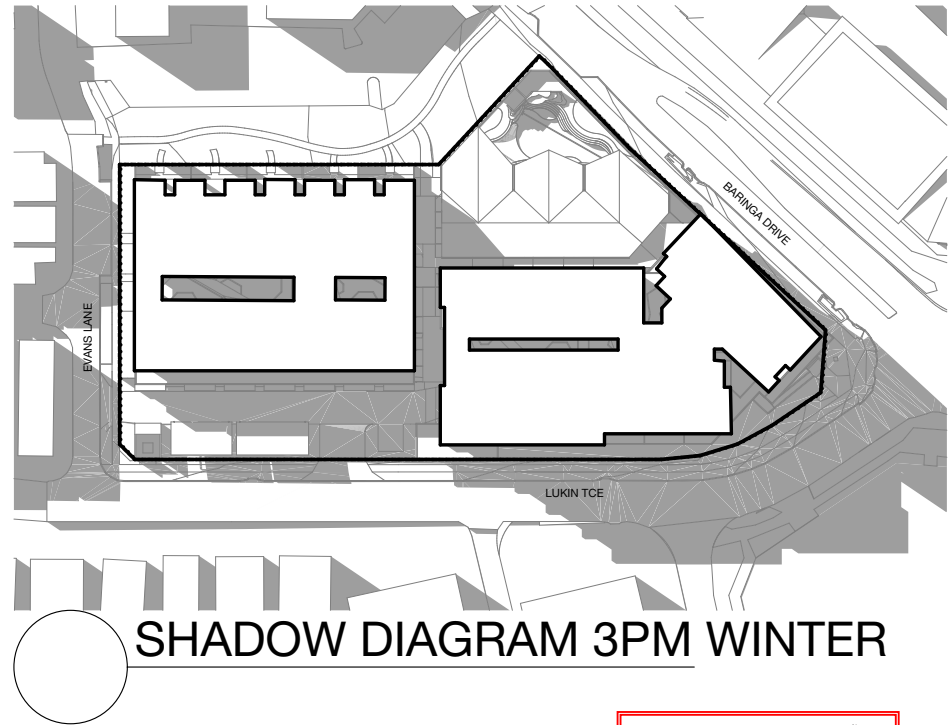
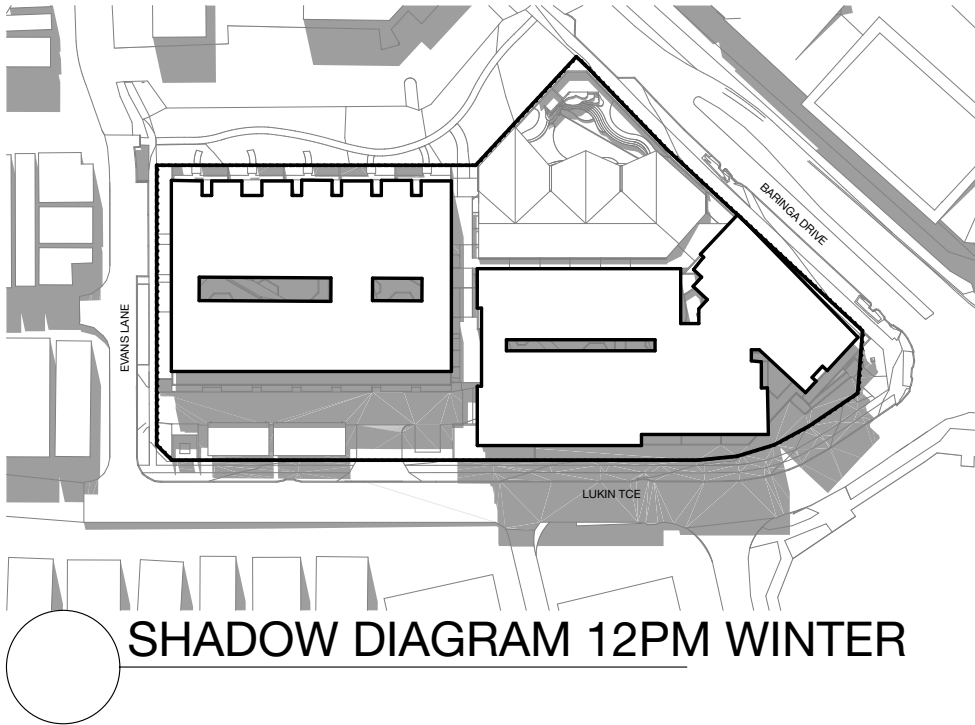
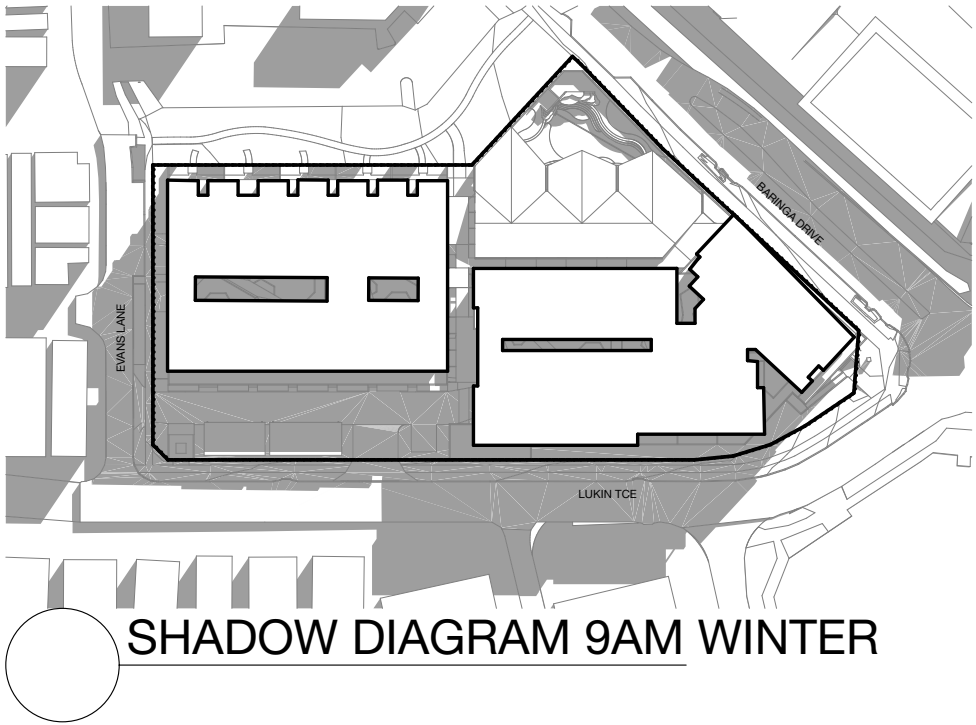
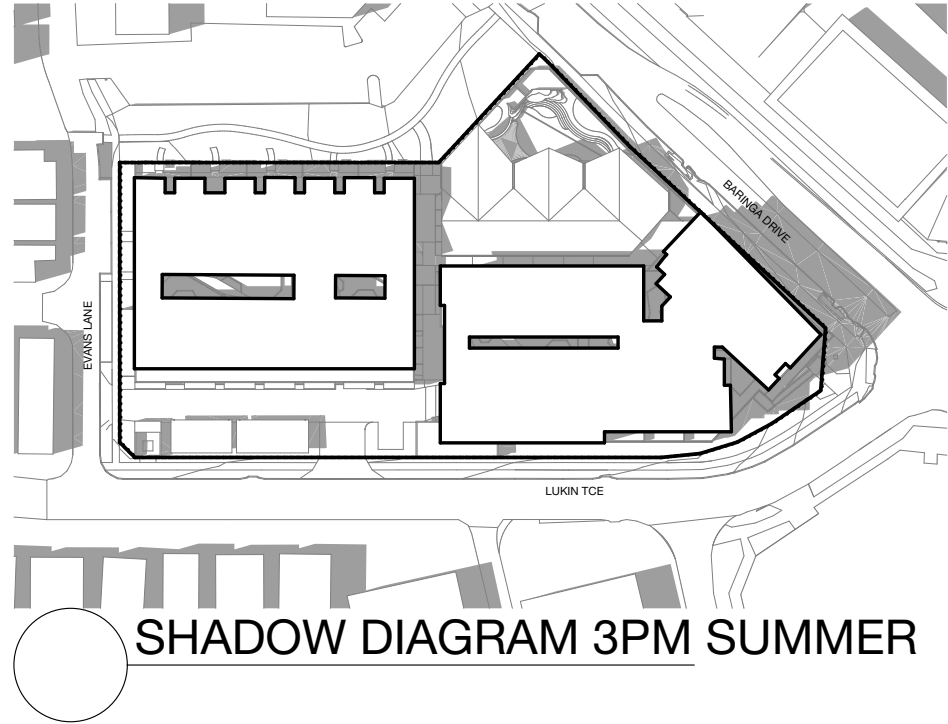
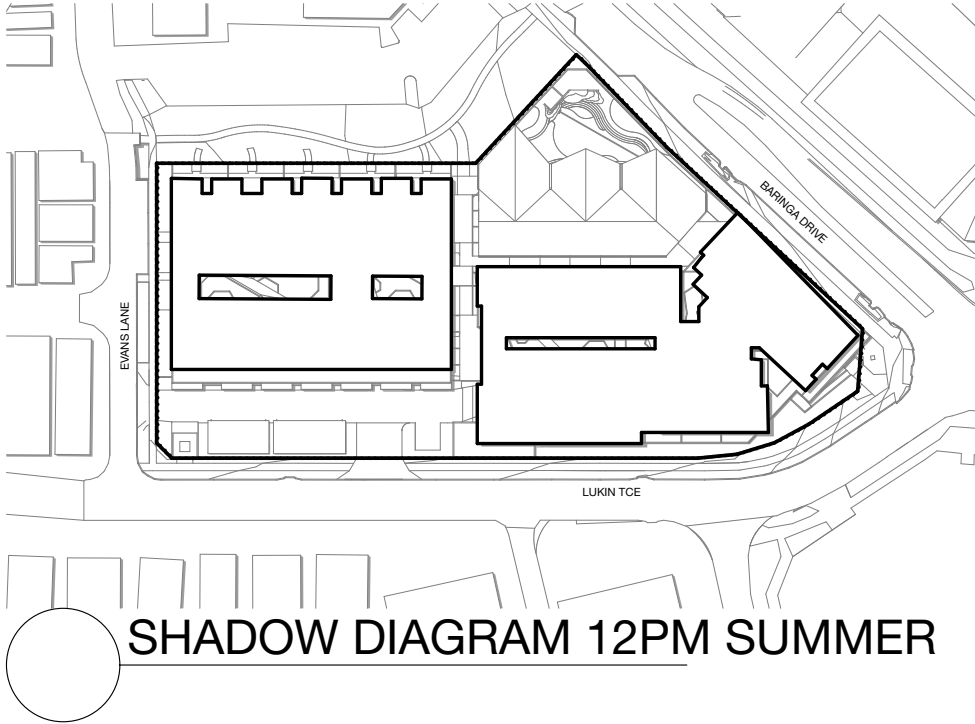
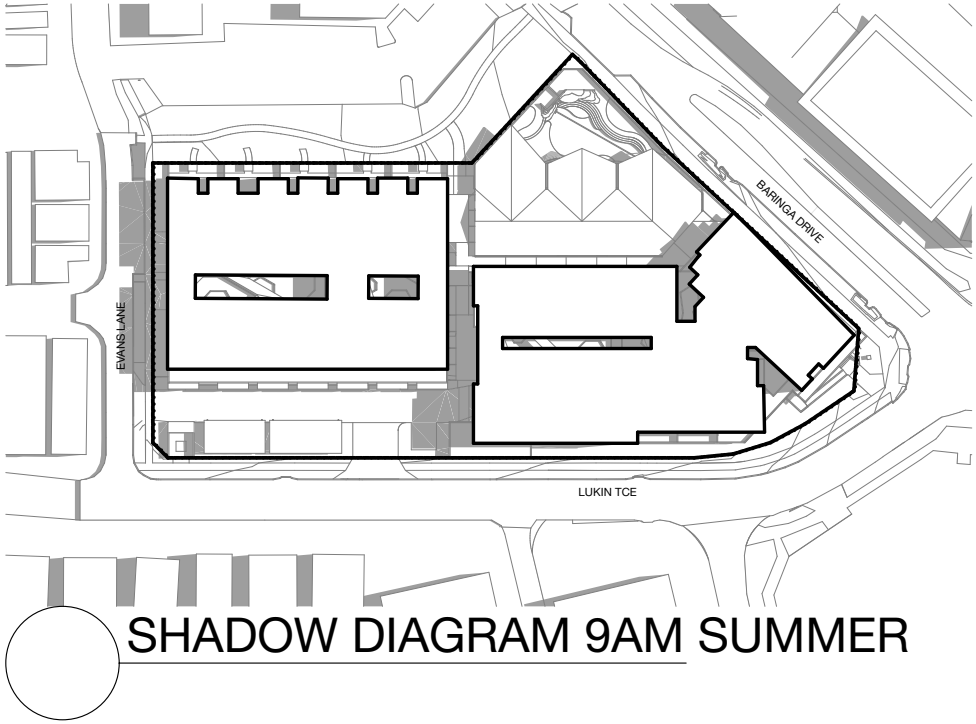
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8002 RETIREMENT - SHADOW DIAGRAM

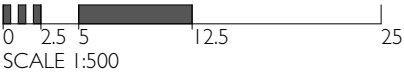


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C	26/3/2024	RFI RESPONSE	SA	NC

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PROJECT
Vertical Retirement Village
Lot 8002 Baringa Drive, Aura QLD

DRAWING TITLE
SHADOW DIAGRAM

CLIENT
Plantation Retirement Resorts

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DATE
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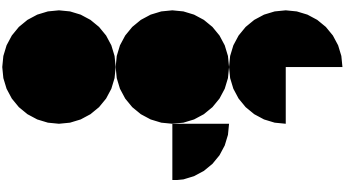
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