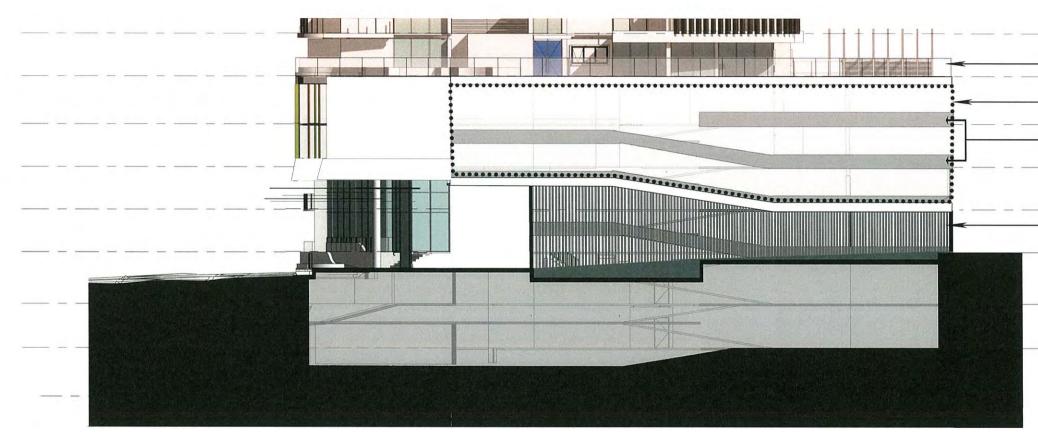


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 Title
 STAGE 1 ELEVATION - NORTH CAST WALL

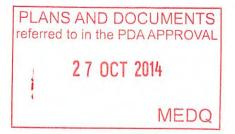
 Scale
 1:250

 Date
 05/09/14

 Number
 3400\_DA43

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Level 5 RL 24.650	
Level 4 RL 21.75C	GLASS BALUSTRADE TO PODIUM – EDGE (TEMP. WORKS)
Level 3 RL 18.500	MARKETING BANNER FOR STAGE 2 (DOTTED LINE SHOWS EXTENT) CONCRETE UPSTAND / CRASH
<u>Level 2</u> RL 15.60C	BARRIER (TEMP. WORKS)
<u>Level 1</u> RL 12.70C	— ALUMINIUM BATTEN / LOUVRE
Grounc RL 9.800	SCREEN (TEMP. WORKS)
Basement 1 RL 6.300	





Basement 2 RL 3.300

> Level 5, 344 queen street brisbane gld 4000 1 07 3239 2444 f 07 3239 2455 inner mathematics gam au winethetantabe com au

		STAGE 1			
UNIT SUMMARY					
LEVEL	STUDIO	1 BED	2 BED	2 BED TH	TOTAL
GROUND	0	2	1	0	3
1	0	2	1	0	3
2	1	2	3	1	7
3	1	2	3	0	6
4	2	4	2	0	8
5	1	5	2	0	8
6	1	5	2	0	8
7	1	5	2	0	8
8	1	5	2	0	8
9	1	5	2	0	8
10	1	5	1	1	8
11	0	6	1	0	7
12	0	6	2	0	8
13	0	6	2	0	8
TOTAL	10	60	26	2	98
%	10.20%	61.22%	28	.57%	

LEVEL GROUND 1 2 3 4 5 6 6 7 7 8 9 9 10		Should be an a should be a should be			
GROUND           1           2           3           4           5           6           7           8           9           10		UNIT SUMMA	RY	and the second	
1 2 3 4 5 6 7 8 9 10	STUDIO	1 BED	2 BED	2 BED TH	TOTAL
2 3 4 5 6 7 8 9 10	0	0	0	0	0
3 4 5 6 7 8 9 10	0	0	0	0	0
4 5 6 7 8 9 10	0	5	1	1	7
5 6 7 8 9 10	0	5	1	0	6
6 7 8 9 10	1	6	3	0	10
7 8 9 10	1	6	3	0	10
8 9 10	1	6	3	0	10
9 10	1	6	3	0	10
10	1	6	3	0	10
	1	6	3	0	10
	1	6	3	0	10
11	1	6	2	1	10
12	1	6	2	0	9
13	1	6	3	0	10
14	1	6	3	0	10
15	1	6	3	0	10
16					
17					
18					
19					
TOTAL	12	82	36	2	132
%	9.09%	62%	2	9%	
TOTAL				9.30	UNITS

		2976	0270	5.05%	/0
	UNITS	230		AL	EVELOPMENT TOT
9.57	STUDIO	22		STUDIO	TOTAL
61.74	1 BEDS	142	3.225 Lat.	1 BEDS	TOTAL
28.70	2 BEDS	66	TOWNHOUS	2 BEDS (INCL.	TOTAL

#### APPROX. GFA STAGE 1

APPROX. GFA

LEVEL	RESIDENTIAL	RETAIL	SUBTOTAL
B2	0	0	0
B1	0	0	0
GROUND	192	0	192
1	242	0	242
2	546	0	546
3	546	0	546
4	583	0	583
5	563	0	563
6	563	0	563
7	563	0	563
8	563	0	563
9	563	0	563
10	535	0	535
11	550	0	550
12	563	0	563
13	563	0	563
AT AL	7135	0	7135

	the second s	TO	AL		
	RESIDENTIAL	RETAIL	SUBTOTAL	RESIDENTIAL	RETAIL
B2	0	0	0	0	0
B1	0	0	0	0	0
GROUND	19	303	322	211	303
1	42	0	42	284	0
2	482	0	482	1028	0
3	482	0	482	1028	0
4	713	0	713	1296	0
5	713	0	713	1276	0
6	713	0	713	1276	0
7	713	0	713	1276	0
8	713	0	713	1276	0
9	713	0	713	1276	0
10	713	0	713	1248	0
11	687	0	687	1237	0
12	683	0	683	1246	0
13	718	0	718	1281	0
14	718	0	718	718	0
15	718	0	718	718	0
	9540	303	9843	16675	303

STAGE 2

TOTAL DEVELOPMENT GFA (APPROX.)

SITE AREA 2,896m2 PLOT RATIO

16978 m2 TIO ≈5.8:1 ALLOWABLE = 4:1

CARPARK SUMMARY

STAGE 1 CARS					
LEVELS	RES CARS	RES MOTOS	RES TANDEM	RES VIS	SUBTOTAL
B2	56	0	0	0	56
B1	68	8	0	0	76
GF	4	0	0	5	9
L1	9	0	0	0	9
L2	12	0	0	0	12
L3	7	0	0	0	7
TOTAL	156	8	0	5	169
TOTAL RES CARS	169				

TOTAL RES CARS + MB	234

#### TOTAL TAN CARS

CARS REQUIRED:

RES @ 1 PER UNIT: 230 CARS



3

Residential Development 15 Anderson Street, Fortitude Valley

1	De
REAL PROPERTY DESCRIPTION:	LOT 10 O PARISH N
SITE ADDRESS	15 ANDE
SITE AREA	2,896m2

LEVELS	RES CARS	RES TANDEM	RES VIS	SUBTOTAL
B2	0	0	0	0
B1	0	0	0	0
GF	8	0	6	14
L1	14	1	0	15
L2	18	1	0	19
L3	16	1	0	17
TOTAL	56	3	6	65
TOTAL RES CARS	65		1.20	

Title	DEVELOPMENT SUMMARY
Scale	N/A
Date	12/06/14
Number	3400_DA01
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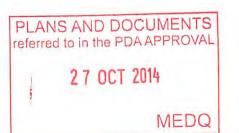
### evelopment Summary

ON SP208752

NORTH BRISBANE COUNTY STANLEY

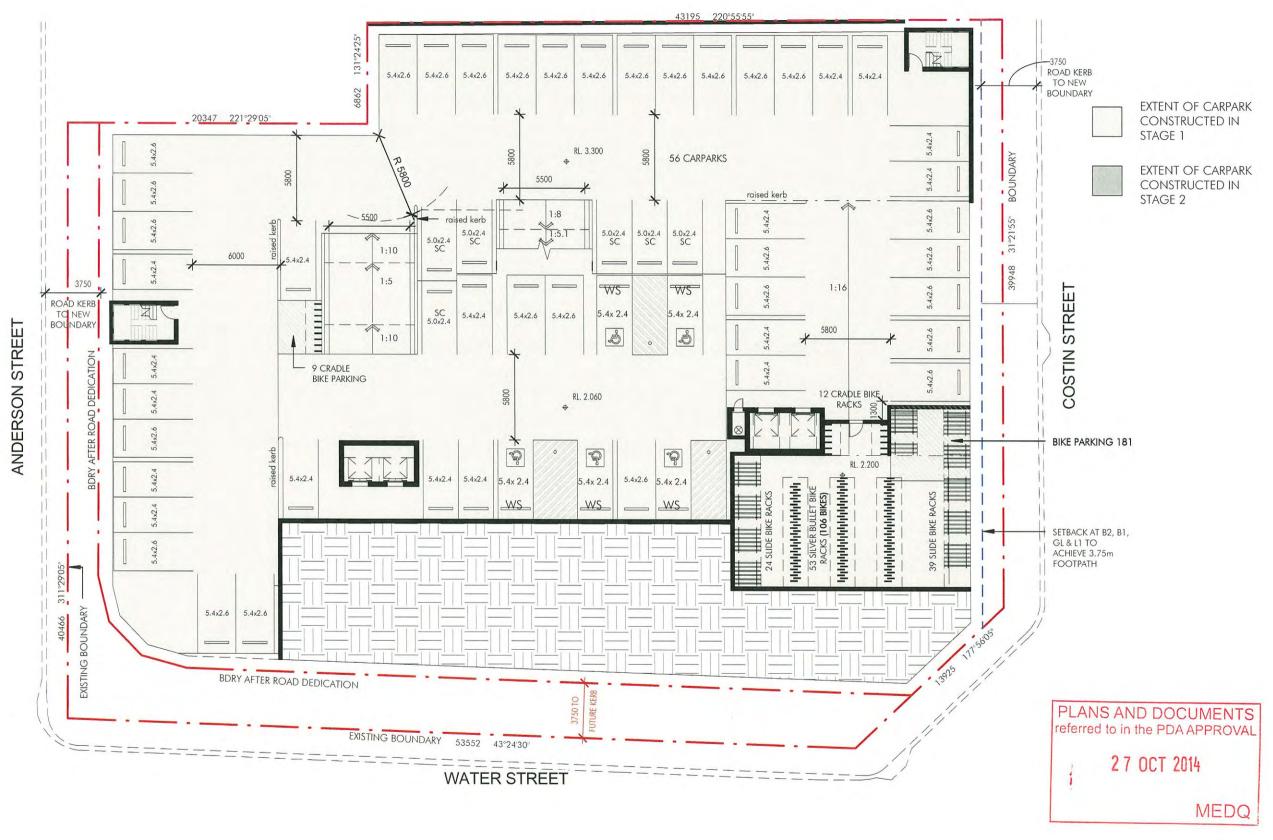
### ERSON STREET, FORTITUDE VALLEY

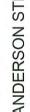
	DRAWING LIST					
DWG No.	DWG TITLE					
DA	COVER SHEET					
DA01	DEVELOPMENT SUMMARY					
DA02	PERSPECTIVE 1					
DA03	PERSPECTIVE 2					
DA04	HEIGHT & DENSITY - WIDER CONTEXT					
DA05	HEIGHT & DENSITY - IMMEDIATE CONTEXT					
DA06	SUPERIOR DESIGN OUTCOMES 1					
DA07	SUPERIOR DESIGN OUTCOMES 2					
DA08	SUPERIOR DESIGN OUTCOMES 3					
DA09	SUPERIOR DESIGN OUTCOMES 4					
DA10	SUPERIOR DESIGN OUTCOMES 5					
DA11	SITE LOCATION					
DA12	PERSPECTIVE TOWARDS BRIBANE CITY					
DA13	SITE CONNECTIVITY					
DA14	PUBLIC REALM					
DA15	BASEMENT 2					
DA16	BASEMENT 1					
DA17	GROUND FLOOR					
DA18	LEVEL 1					
DA19	LEVEL 2					
DA20	LEVEL 3					
DA21	PODIUM					
DA22	TYPICAL LEVEL					
DA23	COMMUNAL LEVEL					
DA24	TYPICAL UPPER LEVEL					
DA25	ROOF PLAN					
DA26	PWD UNIT TYPES					
DA27	SHADOW ANALYSIS					
DA28	ELEVATIONS - ANDERSON STREET					
DA29	ELEVATIONS -WATER STREET					
DA30	ELEVATIONS - COSTIN STREET					
DA31	ELEVATIONS - NORTH-WEST					
DA32	SITE SECTION					
DA33	STREET EDGE SECTION - ANDERSON STREET					
DA34	STREET EDGE SECTION - WATER STREET					
DA35	STREET EDGE SECTION - COSTIN STREET					
DA36	GFA MEASUREMENT PLANS					
DA37	SURVEY PLAN					
DA38	LANDSCAPE - GROUND					
DA39	LANDSCAPE - PODIUM					





Level 5, 344 queen street brisbane gld 4000 107 3239 2444 107 3239 2455

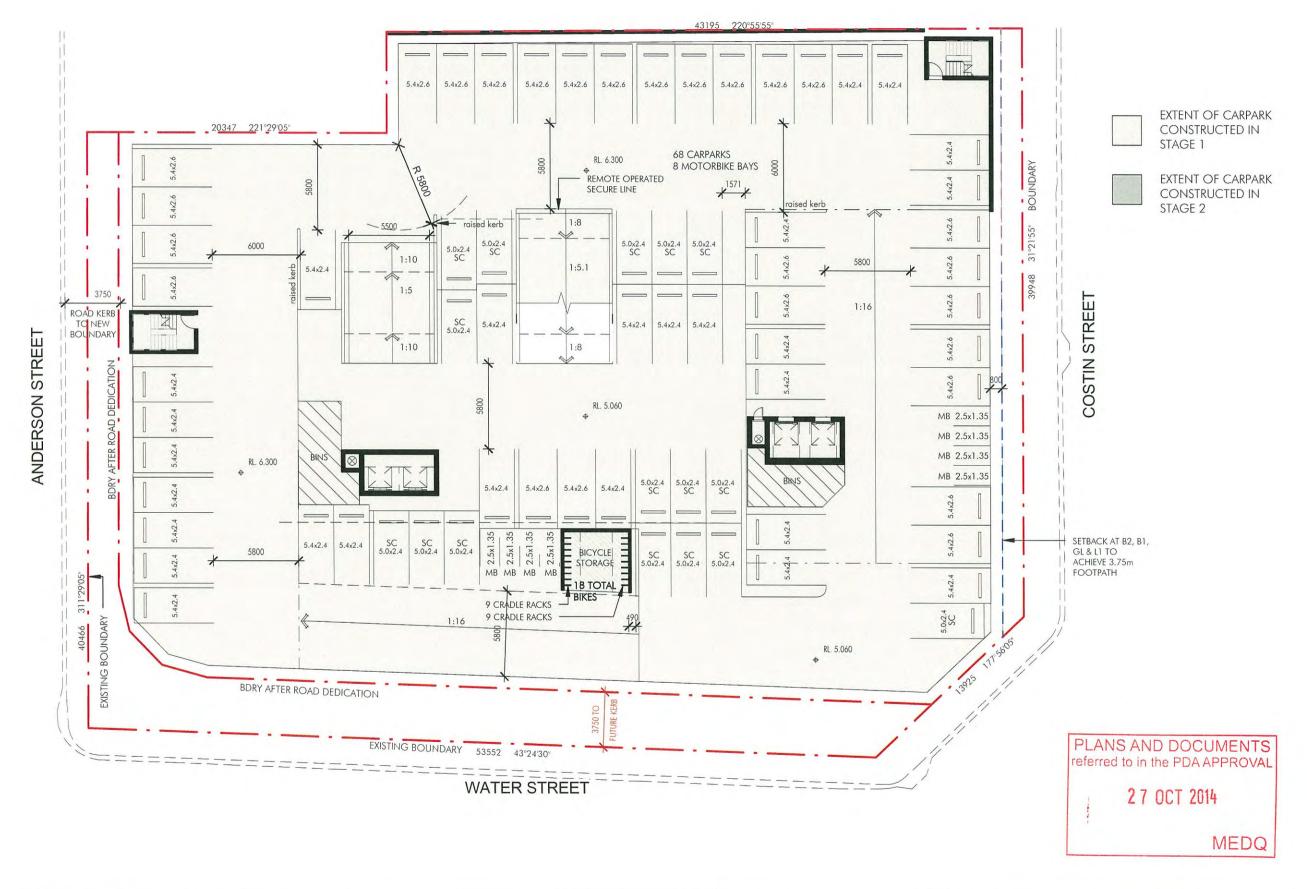






Title BASEMENT 2 Scale 1:250 Date 11/06/14 Number 3400 DA15 © copyright netteton tribe partnership pty ltd

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 Title
 BASEMENT 1

 Scale
 1:250

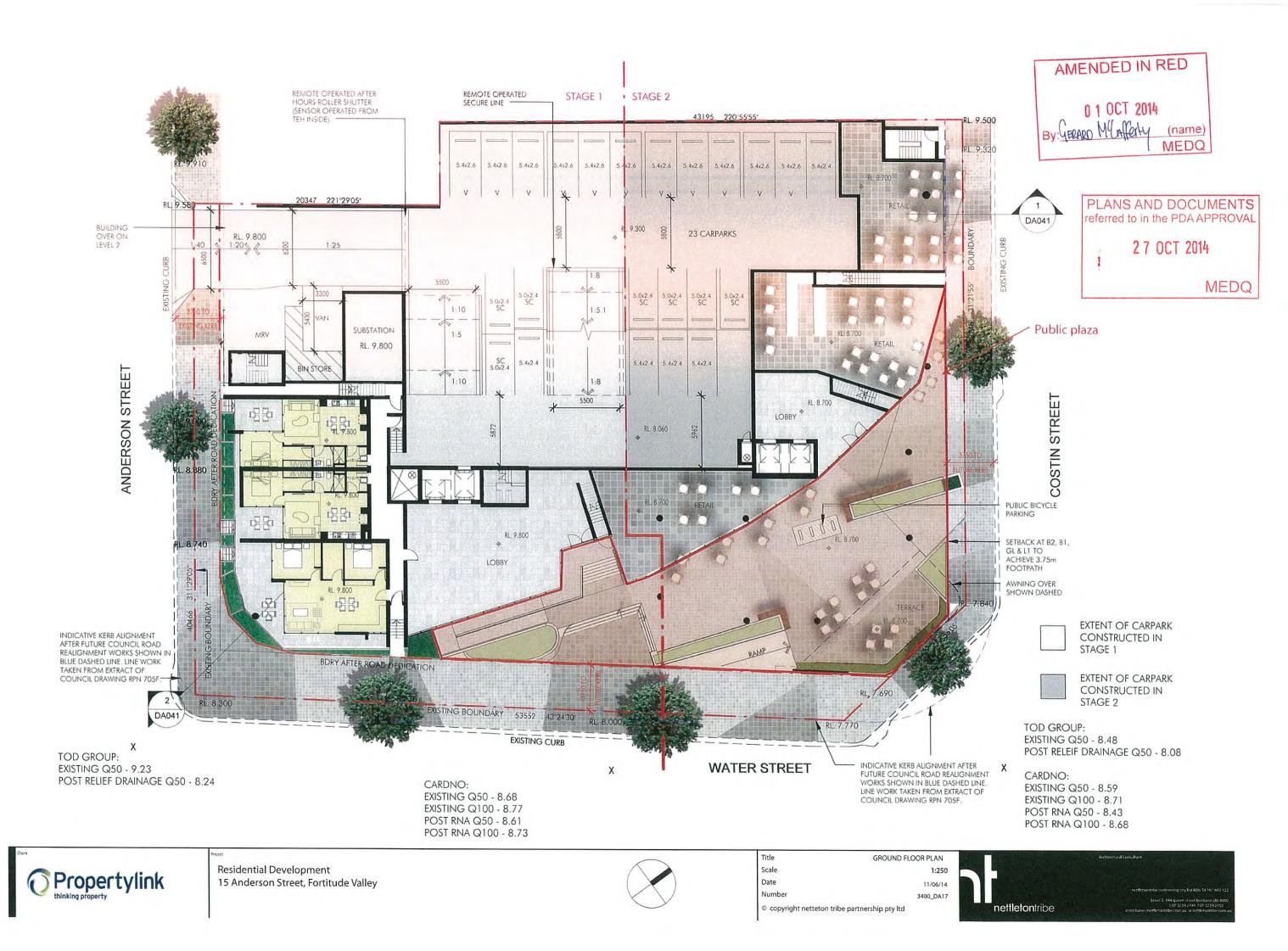
 Date
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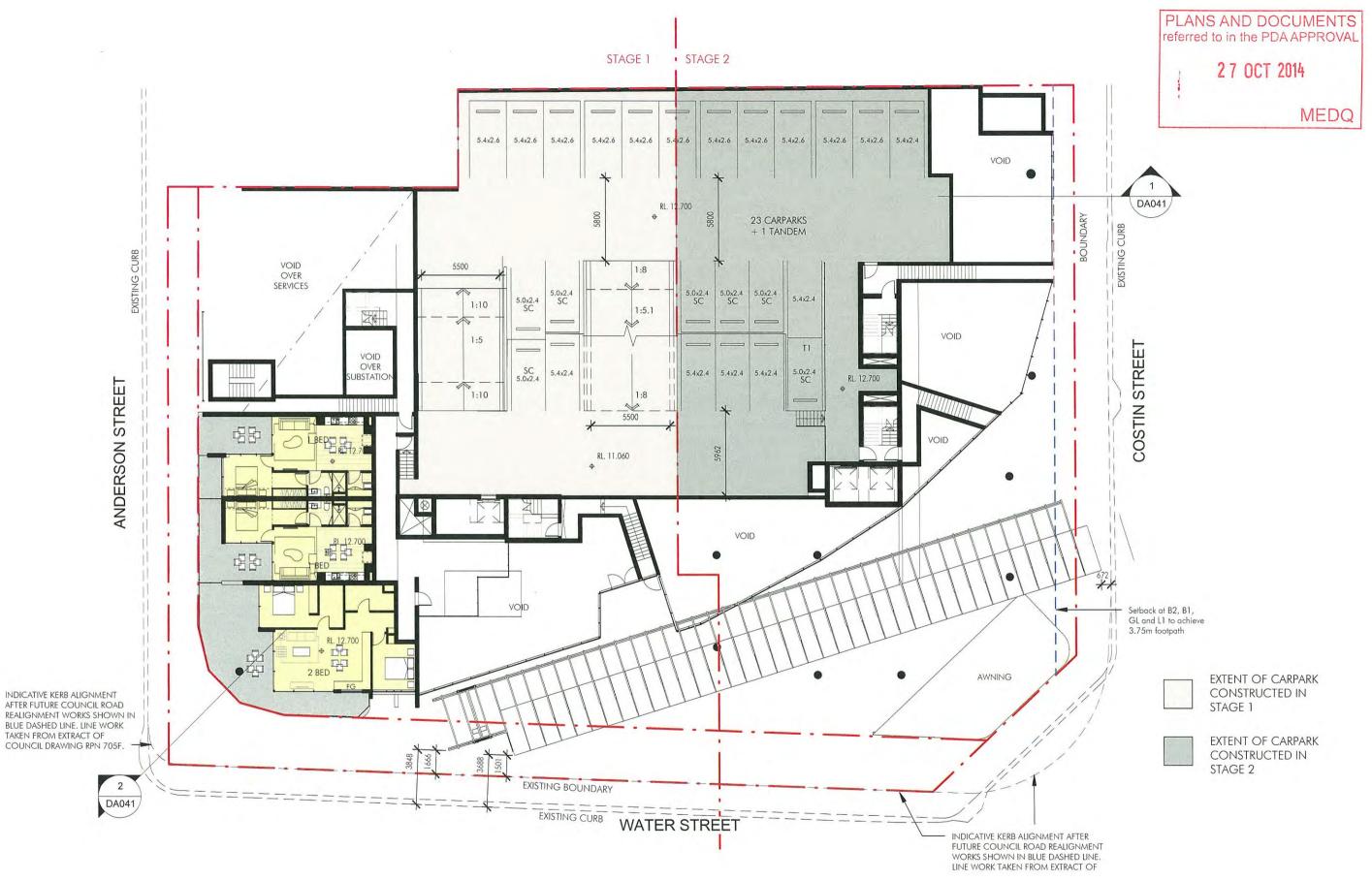
 Number
 3400\_DA16

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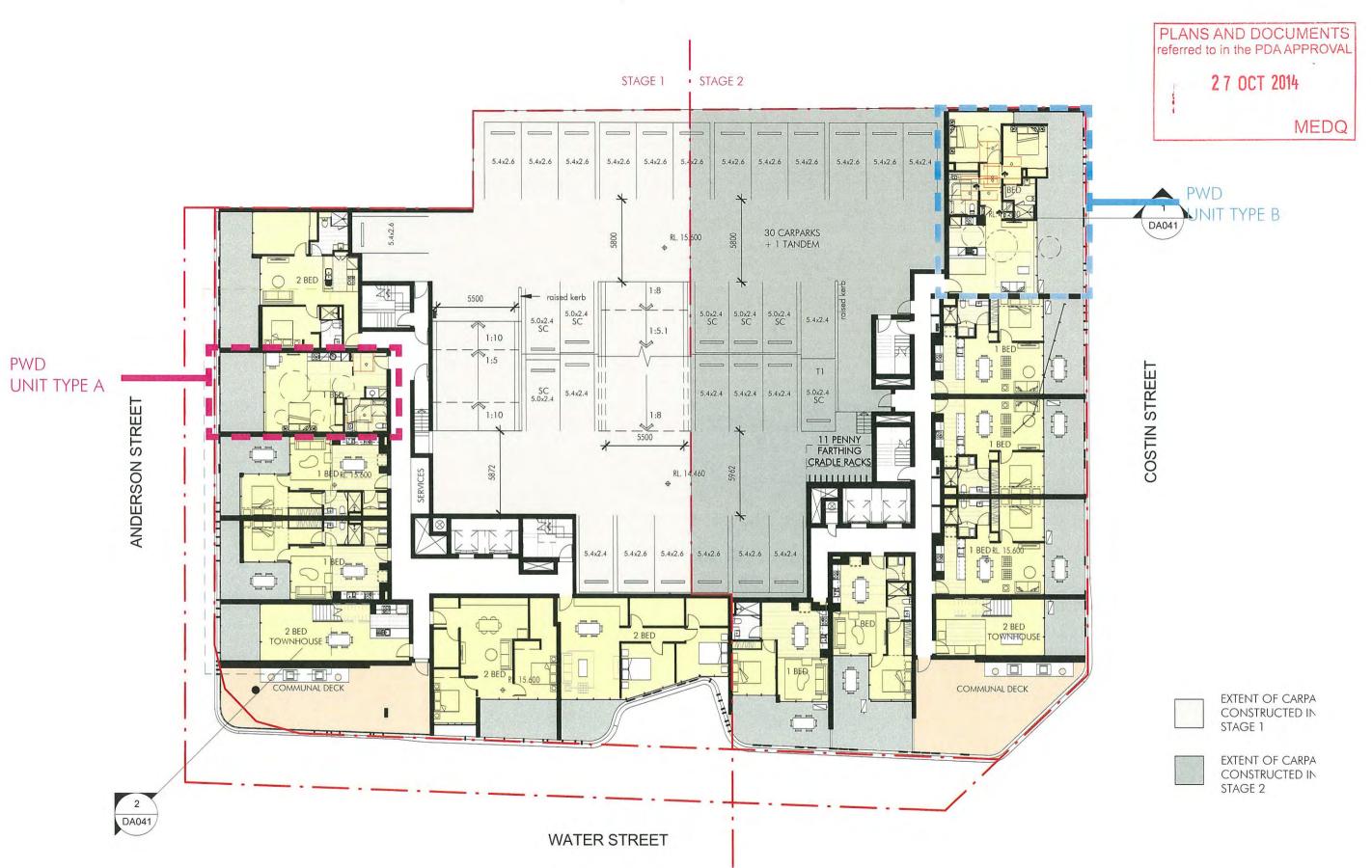




Title LEVEL 1 Scale 1:250 Date 11/06/14 Number 3400 DA18 © copyright netteton tribe partnership pty ltd

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Level 5, 344 queen street brisbane qld 4 + 07 3239 2444 f 07 3239 settletantribe com au w nettletantribe co

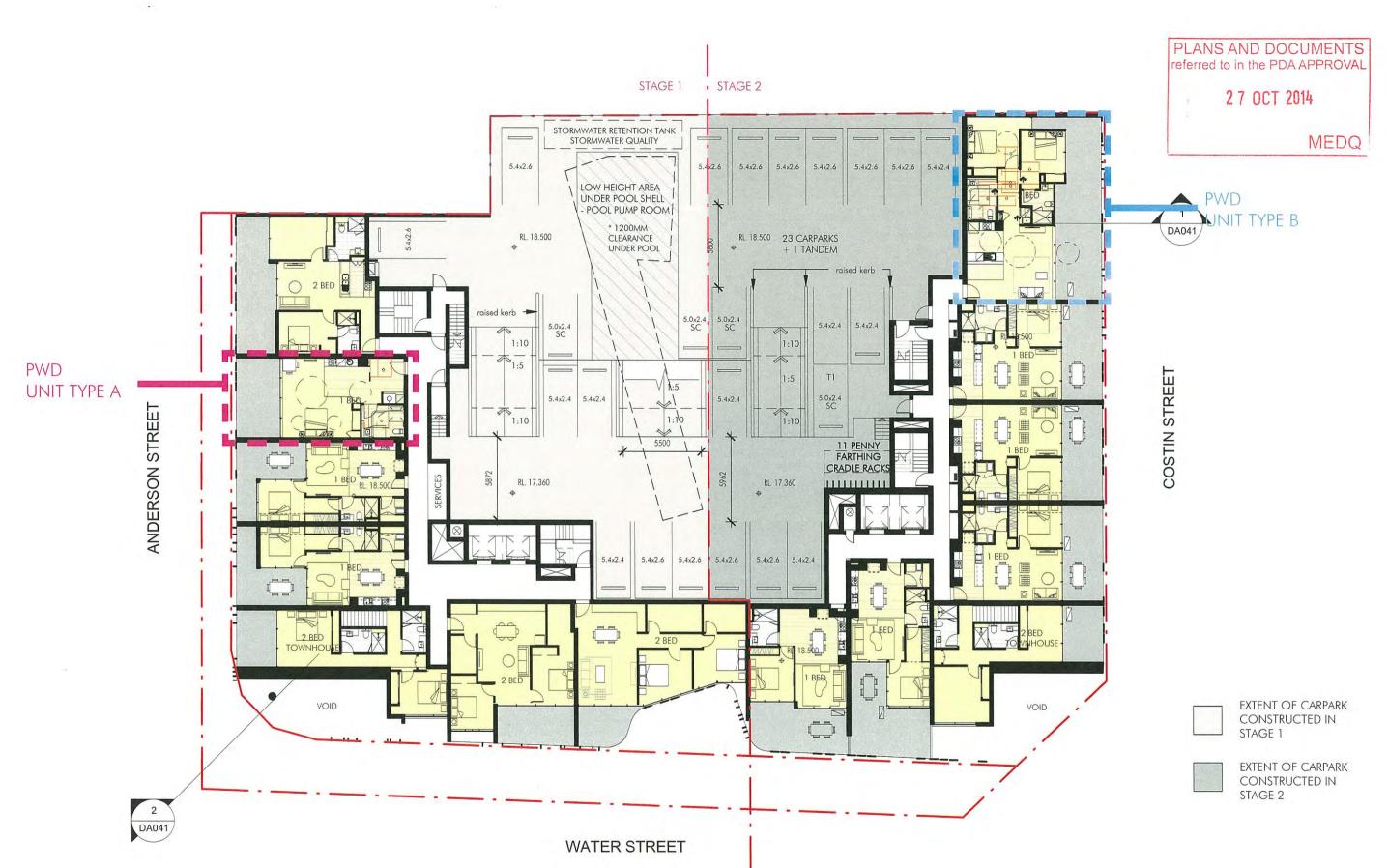






Title LEVEL 2 Scale 1:250 Date 11/06/14 Number 3400\_DA19 © copyright netteton tribe partnership pty ltd









Title LEVEL 3 Scale 1:250 Date 11/06/14 Number 3400 DA20 © copyright netteton tribe partnership pty ltd







 Title
 LEVEL 04 PLAN - PODIUM

 Scale
 1:250

 Date
 11/06/14

 Number
 3400\_DA21

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etiletan tribe partnership pty hd ABN 58 161 683 122 Level 5, 344 queen street brisbane qid 4000 + 07 3239 2444 + 07 3239 2455





 Title
 TYPICAL LEVEL

 Scale
 1:250

 Date
 11/06/14

 Number
 3400\_DA22

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Level 5, 344 queen street brisbone gld 4000 t 07 3239 2444 f 07 3239 2455







 Title
 COMMUNAL LEVEL

 Scale
 1:250

 Date
 11/06/14

 Number
 3400\_DA23

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 Title
 TYPICAL UPPER LEVEL

 Scale
 1:250

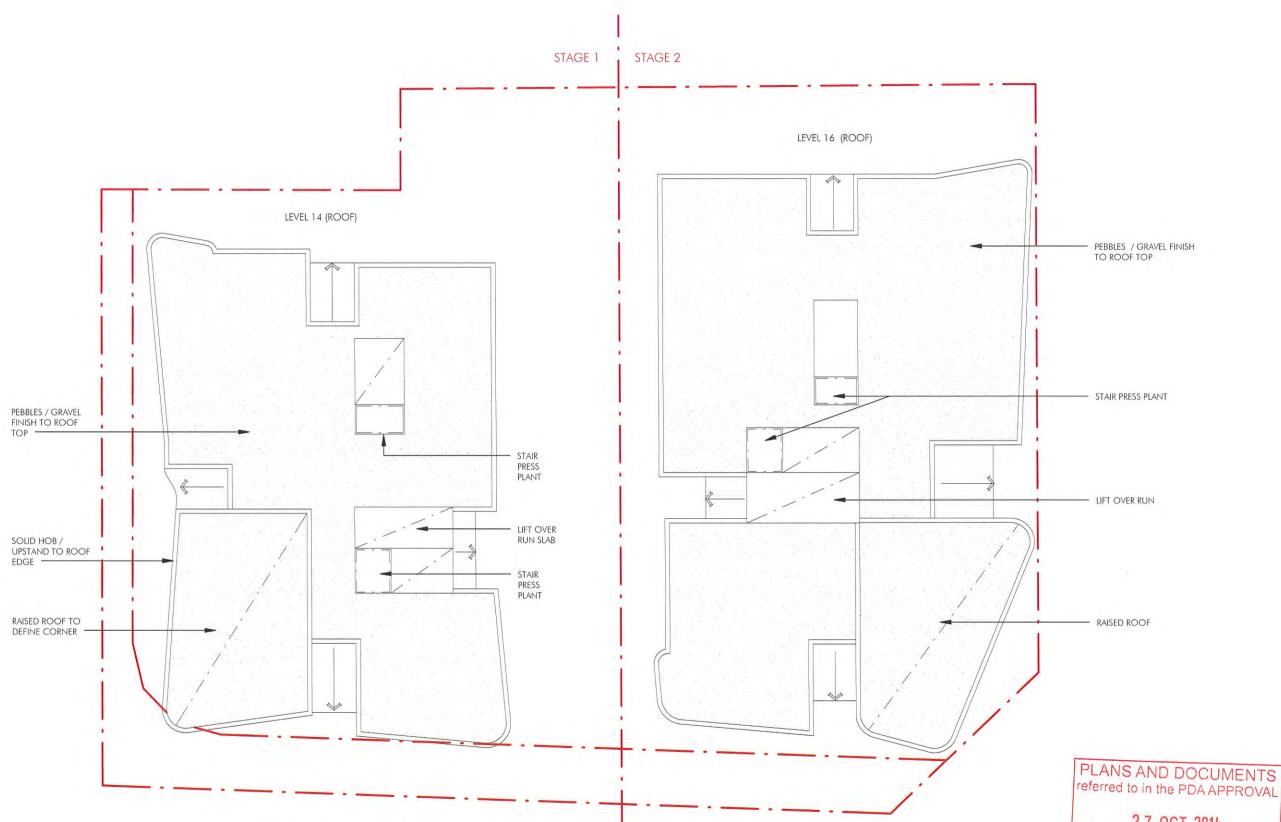
 Date
 11/06/14

 Number
 3400\_DA24

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 Title
 ROOF PLAN

 Scale
 1:250

 Date
 11/06/14

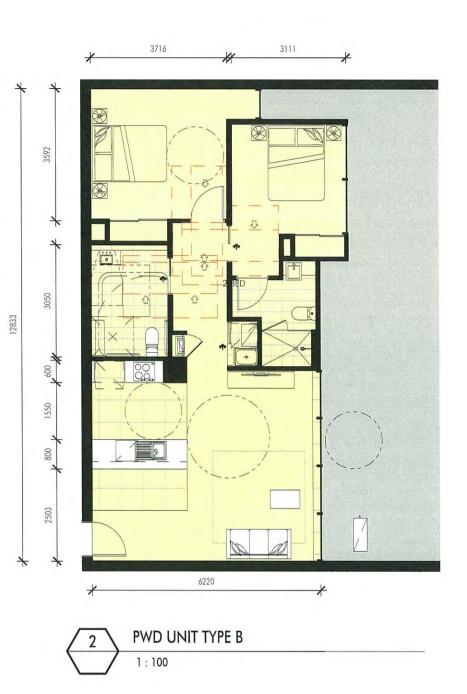
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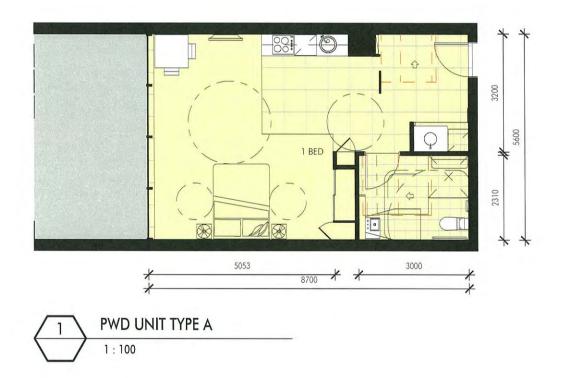
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# referred to in the PDA APPROVAL **27 OCT 2014** MEDQ







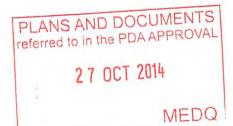
 Title
 PWD UNIT TYPES

 Scale
 1:100

 Date
 11/06/14

 Number
 3400\_DA26

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Title	ELEVATIONS - ANDERSON STREET
Scale	1:300
Date	11/06/14
Number	3400 DA28



## 27 OCT 2014

MEDQ



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Residential Development 15 Anderson Street, Fortitude Valley 
 Title
 ELEVATIONS - WATER STREET

 Scale
 1:300

 Date
 11/06/14

 Number
 3400\_DA29

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## PLANS AND DOCUMENTS referred to in the PDA APPROVAL

# 27 OCT 2014

MEDQ



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**nettleton**tribe





15 Anderson Street, Fortitude Valley

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BD

SITE

11/06/14

3400\_DA30





 Title
 ELEVATIONS - NORTH-WEST

 Scale
 1:300

 Date
 11/06/14

 Number
 3400\_DA31

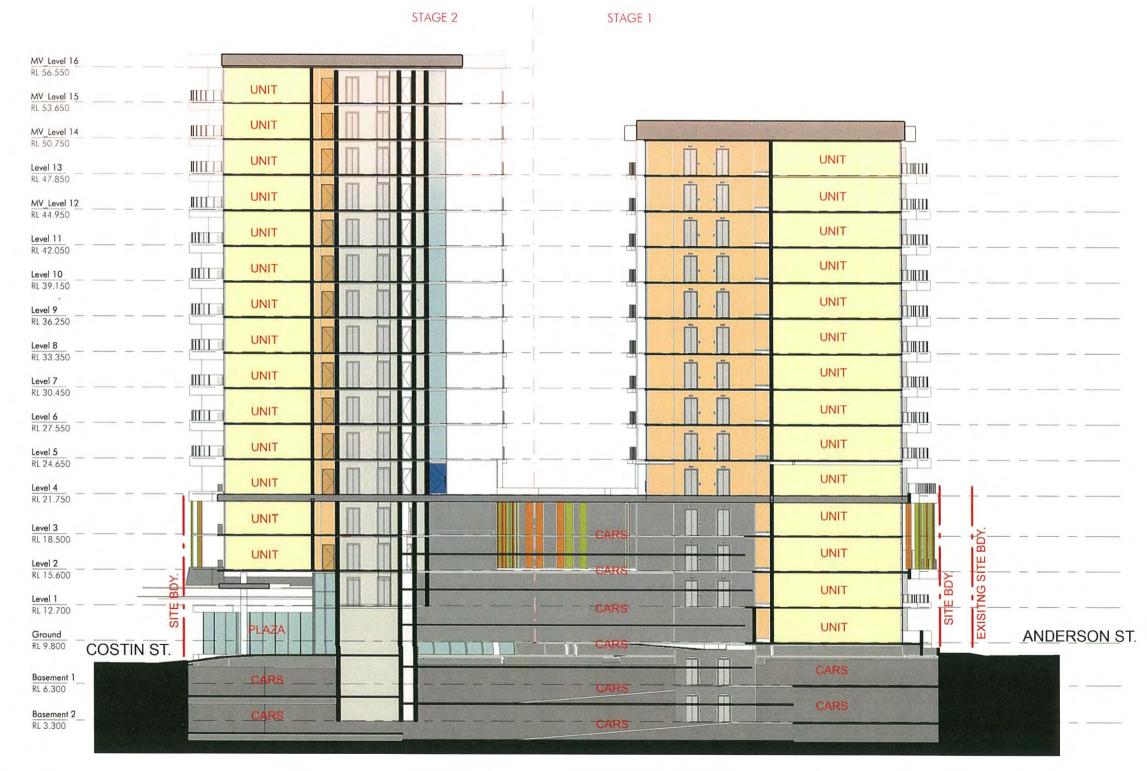
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#### ANDERSON STREET

T Architectural Carsultant





**Propertylink** 

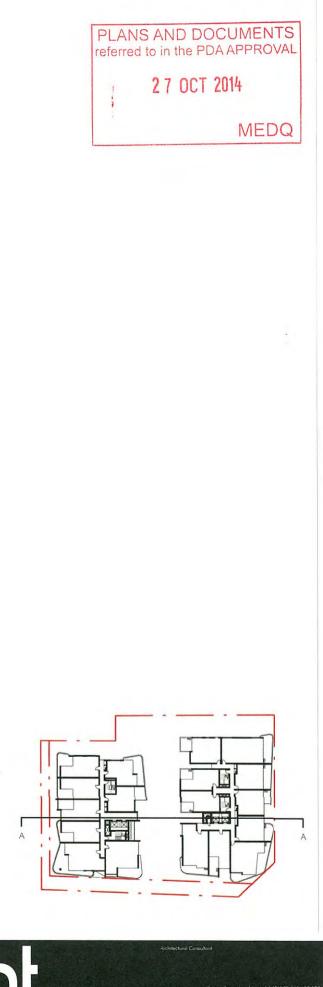
Residential Development 15 Anderson Street, Fortitude Valley 
 Title
 SITE SECTION

 Scale
 1:300

 Date
 11/06/14

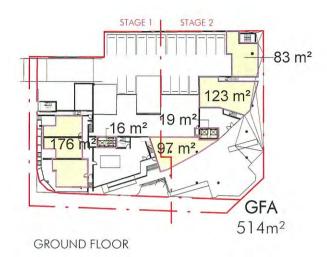
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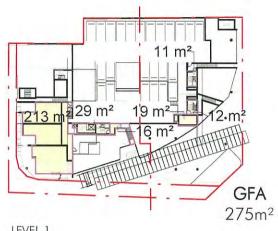
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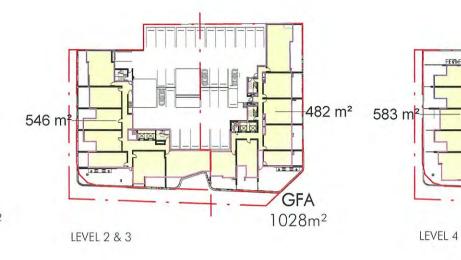
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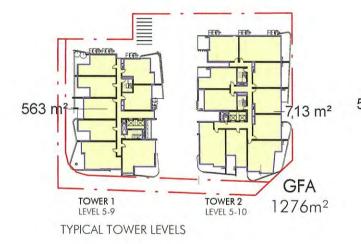
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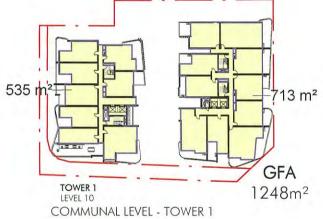


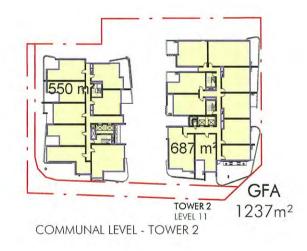


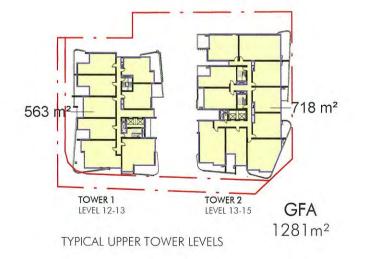








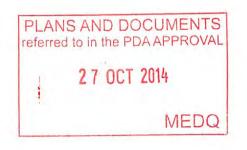






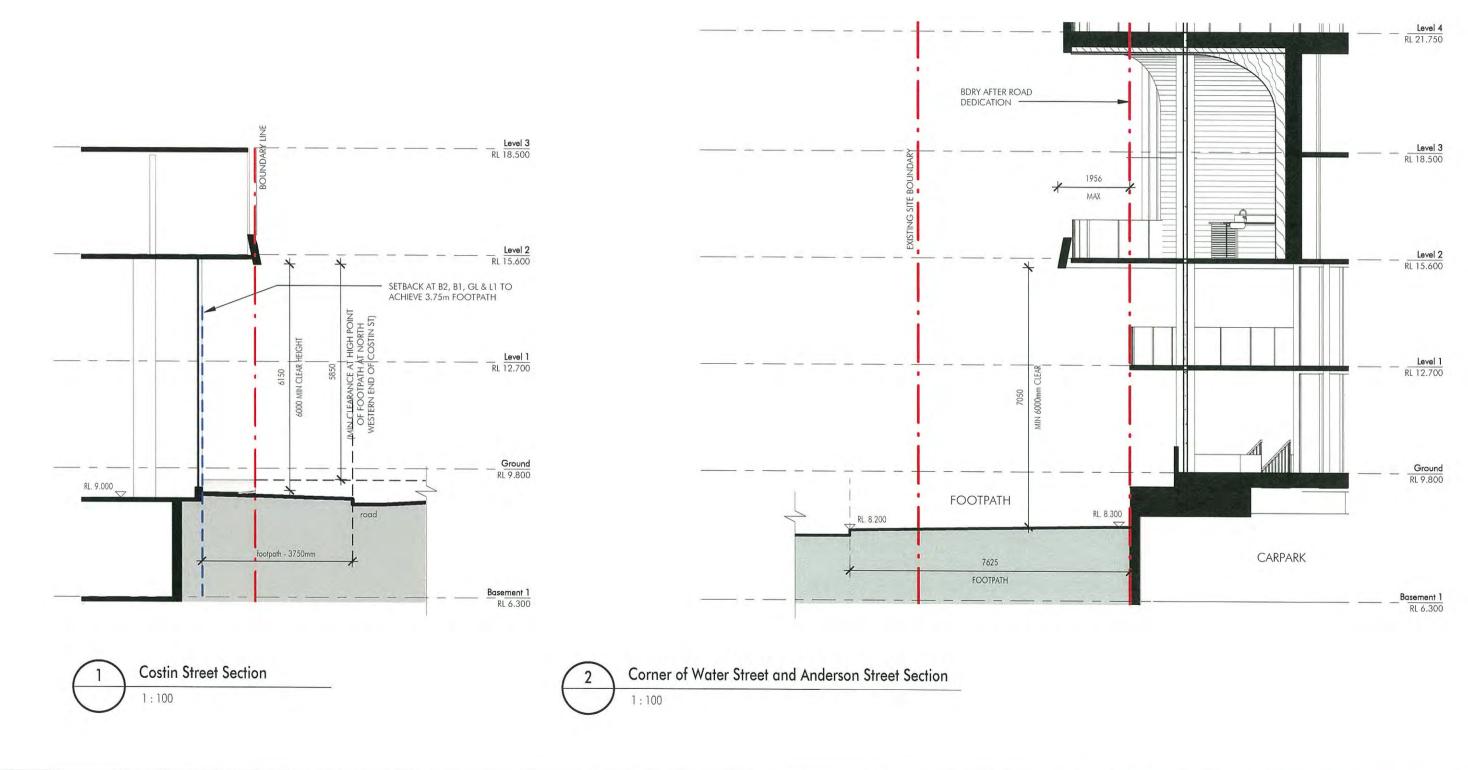
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Scale	N//
Date	12/06/14
Number	3400_DA3
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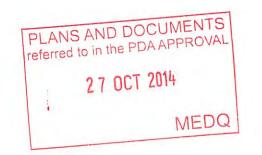


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Title	STREET SECTIONS
Scale	1:100
Date	11/06/14
Number	3400_DA41
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	Scale Date Number



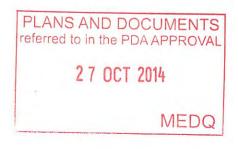


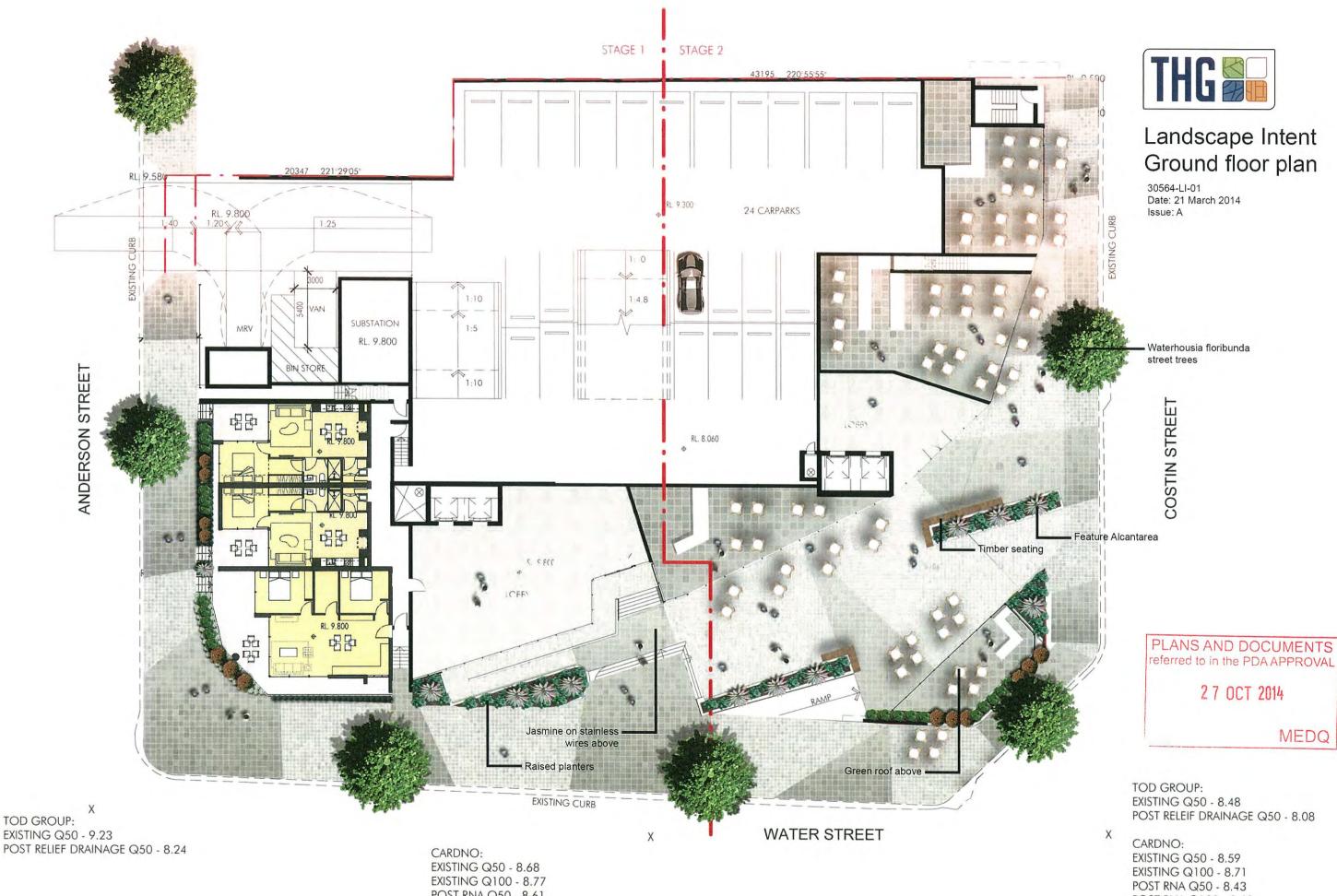
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Stage 1 Unit Areas									
No. of Levels	Level	<60m2	x No. of lvls	60-100m2	x No. of lvls	>100m2	x No. of Ivis		
8	Level 4-9, 12-13	6	48	2	16	0	0		
1	Level 10	6	6	1	1	1	1		
1	Level 11	6	6	1	1	0	0		
1	Level 2	3	3	3	3	1	1		
1	Level 3	3	3	3	3	0	0		
2	Level 1 & Ground	2	4	1	2	0	0		
TOTAL			70		26		2	98	

Stage 2 Unit Areas								
No. of Levels	Level	<60m2	x No. of Ivis	60-100m2	x No. of Ivis	>100m2	x No. of Ivis	
10	Level 4-10, 13-15	6	60	4	40	0	0	
1	Level 11	6	6	3	3	1	1	
1	Level 12	6	6	3	3	0	0	
1	Level 2	5	5	1	1	1	1	
1	Level 3	5	5	1	1	0	0	
2	Level 1 & Ground	0	0	0	0	0	0	
TOTAL			82		48		2	132





POST RNA Q50 - 8.61 POST RNA Q100 - 8.73

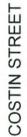
POST RNA Q100 - 8.68





# Landscape Intent Podium floor plan

30564-LI-02 Date: 21 March 2014 Issue: A



PLANS AND DOCUMENTS referred to in the PDA APPROVAL

27 OCT 2014

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MEDQ

TREES



Waterhousia floribunda



Nambucca river rock



Pandanus pedunculatus



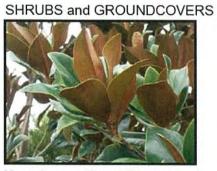
Exposed Aggregate



Stainless steel wires with jasmine



Timber seats



Magnolia grandiflora 'Little Gem'



Rhapis excelsa



Thysanolaena maxima



Liriope Stripey white







Alcantarea imperialis rubra Philodendron Xanadu



Cordyline rubra



**Bromeliad species** 



Feature green walls

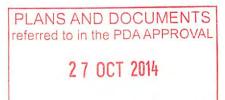




# Landscape Intent Plant palette

30564-LI-03 Date: 21 March 2014 Issue: A





MEDQ