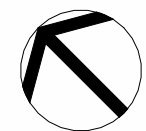




SITE PLAN
SCALE: 1:200



SITE CRITERIA

1. Site Area	
a. Site Area	3,750m²
2. Landscaping	
a. Required 10% of Site Area	375m²
b. Provided	1,510m² (40.2%)
Soft	492m²
Hard	1,919m²
Total	
3. Floor Area (GFA)	
a. Childcare Centre	885m²
b. Bin Store + External Store Rooms	40m²
Total	925m²
4. Carparking	
i. Cars Required	
a. 1:1 Staff	20 Staff Cars
b. 1:8 Parent	13 Visitors Cars
Total Car required	33 Cars
ii. Cars Provided	33 Cars

CHILD CARE CRITERIA

1. Centre capacity	104 Places
a. Number of places	
2. Landscaping	
a. Required 7m² : 1 child	728m²
b. Provided	1,260m²
Total m² provided per child	12.1m²

Landscaping
A. Soft Landscaping
Defined as vegetative landscaping.
Gross Floor Area: GFA
A. All Floor Areas on the plan are shown as GROSS FLOOR AREA.
Unless otherwise noted as Net Floor Area
B. Definition of Gross Floor Area is defined as:
i) GROSS FLOOR AREA OF TENANCY:
Gross Floor Area of an individual Tenancy is defined as the area contained between the centre line of common tenancy walls and the inside edge of external walls.
ii) GROSS FLOOR AREA OF A BUILDING:
Gross Floor Area of a Building is defined as the total area contained between the outside edge of external walls
Net Floor Area: NFA
A. Net Floor Area of a Tenancy on this plan is defined as the area between external or tenancy dividing walls.
B. This area is inclusive of toilets if the toilets are exclusive to the Tenancy.

SITE DESIGN CHECKLIST

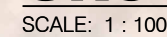
- ☐ 1. SEWER MAINS LOCATION TO BE DETERMINED
- ☐ 2. FIRE MAINS PRESSURE TEST REQUIRED
- ☐ 3. FIRE TANKS OR PUMPS TO BE DETERMINED
- ☐ 4. WESTERN POWER TRANSFORMER LOCATION TO BE DETERMINED
- ☐ 5. CROSSOVER & ACCESS TO STREET TO BE DETERMINED BY LOCAL AUTHORITY
- ☐ 6. FULL FEATURE SITE SURVEY REQUIRED
- ☐ 7. DIAL BEFORE YOU DIG REQUIRED
- ☐ 8. BUSHFIRE ATTACK LEVEL (BAL) TO BE DETERMINED
- ☐ 9. STREET POWER POLES TO BE DETERMINED
- ☐ 10. SITE ZONING & USE TO BE DETERMINED

NOTE: Any of the following items that do not have an 'X' in the provided square require determination.

LEGEND

- BUILDING FOOTPRINT - CHILDCARE FACILITY
- OUTDOOR PLAY AREA
- EXTENT OF PAVING
- EXTENT OF LANDSCAPING
- EXTENT OF BITUMEN PAVING

PRELIMINARY





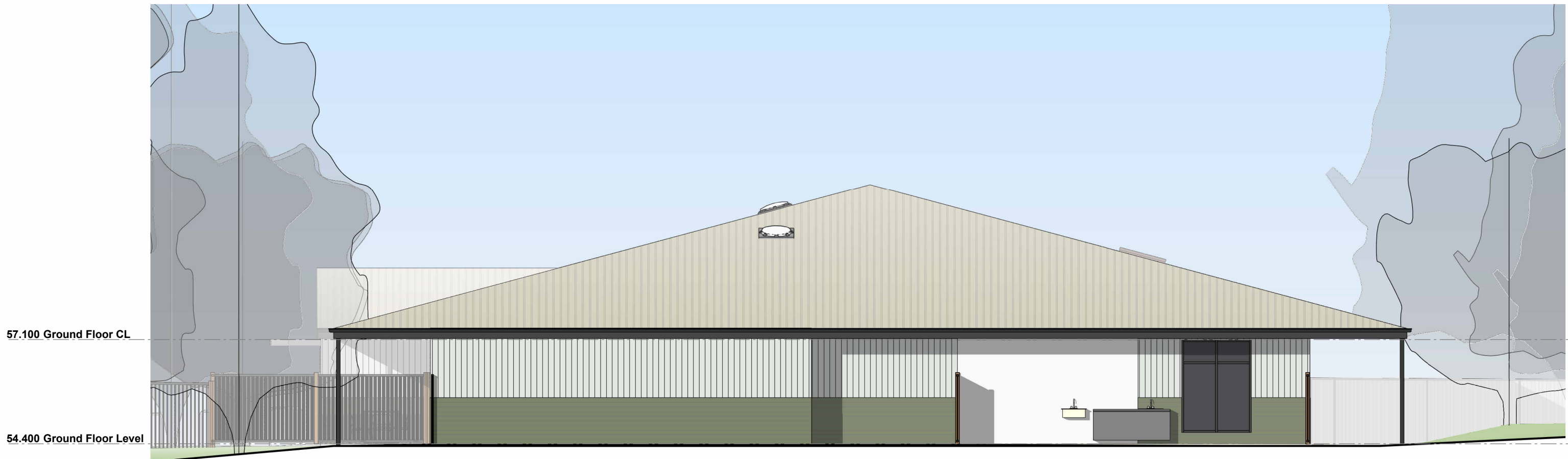
SOUTH WEST ELEVATION (BERKSHIRE ROAD) FENCE NOT SHOWN
SCALE: 1 : 100



NORTH WEST ELEVATION
SCALE: 1 : 100



NORTH EAST ELEVATION
SCALE: 1 : 100



SOUTH EAST ELEVATION COLORBOND FENCE ON BOUNDARY NOT SHOWN
SCALE: 1 : 100

PRELIMINARY



PRELIMINARY