

Post PSA

03.02.2022

Masterplan Building Number		USE	CATEGORY	DESCRIPTION	LEVELS	TYPICAL FLOOR AREA (m2)	RESIDENTIAL / HOTEL / RETIREMENT / AGED CARE								OFFICE / Co-Work				RETAIL / F&B / MARKET				HEALTH&WELL		COMMUNITY *2	
Precinct	Building						Dwellings * ³		Rooms / Beds	GFA m2 * ⁴		NSA m2 * ^{4,5}		GFA m2 * ⁴		NLA m2 * ⁴		GFA m2				GFA m2		GFA m2		
							Reuse	New	New	Reuse	New	Reuse	New	Reuse	New	Reuse	New	Reuse	New	Supermarket	Market	Specialty	Reuse	New	Reuse	New

Precinct 1

1	1	Residential	Multi-unit	Residential - Mixed Use - Retail and Commercial on ground floor	4	1150		46			2,875		2,300		660		561			208			2,600
1	2	Residential	Multi-unit	Residential - Mixed Use - Childcare on Ground Floor	5	1160		56			3,480		2,784						320				
1	3	Residential	Multi-unit	Residential - Mixed Use - Retail on ground floor	5	710		30			3,300		2,640									780	
1	4	Residential	Multi-unit	Residential Apartments	5	900		37			4,050		3,240										
1	5	Residential	Multi-unit	Residential Apartments	5	900		37			4,050		3,240										
1	6	Residential	Multi-unit	Residential Apartments	5	900		37			4,050		3,240										
1	7	Residential	Multi-unit	Residential Apartments	5	1000		41			4,500		3,600										
1	9	Community	Sports	Indoor Sports: Soccer clubs 200m2 / Changing roons 300m2 / Indoor Gym 400m2	1	900																900	
1	10	Carparking	Undercroft carpark	Above ground under new astro-turf soccer field	1	2260																	
1	11	Community	Sports	Soccer Field 1 (astro turf)																			
1	12	Community	Sports	Soccer Field 2 (natural turf)																			
1	14	Community	Sports	Sports Pavillion - Footy Club	1	450																450	
1	15	Residential	Multi-unit	Residential Apartments	5	700		29			3,150		2,520										
PRECINCT TOTALS							0	311	0	0	29,455	0	23,564	0	660	0	561	0	0	528	0	0	4,730

CARPARKING			
Required	Provided	Levels	Location

50	45		Podium resi carpark - commercial and retail cars in shared 1.10
60	60		Basement resi carpark - retail cars in shared 1.10
52	52		on grade carpark for Childcare (20 cars) Resi cars (32) in Basement
40	40		Basement
40	40		Basement
40	40		Basement
44	44		Basement
			Provided in carpark 1.10
0	80	1	1 level undercroft carpark for sports and retail and commercial uses
			Provided in carpark 1.10 - shared with 1.1
			Provided in carpark 1.10 - shared with 1.1
9			Provided in carpark 1.10 - shared with 1.1
31	31		Basement
366	432		