

## RESIDENTIAL

UNIT MIX		
TOTAL 1B	70	48.3%
TOTAL 2B	75	51.7%
UNITS TOTAL	145	
ACCOMODATION TOTAL	440	PEOPLE

TOTAL NETT SITE AREA	1.25 Ha
TOTAL GROSS SITE AREA	1.90 Ha
SITE DENSITY	116.0 U/Ha
TOTAL GIFA (approx)	14437 SQM
PLOT RATIO	1.2 :1
TOTAL BUILDING FOOTPRINT	5390 SQM
SITE COVERAGE	43.1%

PUBLIC OPEN SPACE	AREA (SQM)
SPACE TO SITE SOUTH EASTERN	1260.6
TOTAL PUBLIC SPACE	1261
MIN REQ	SITE AREA 10% 1250
IN CURRENT SCHEME	10.1%

COMMUNAL OPEN SPACE		
	AREA	TOTAL %
SPACE TO SITE WESTERN END @ GF	632	34%
GREEN DECK BETWEEN BLOCK 1 & 2 @ LVL01	325	17%
GREEN DECK BETWEEN BLOCK 2 & 3 @ LVL01	325	17%
SPACE TO SITE EASTERN END @GF	578	31%
	% OF AREA ABOVE MINIMUM REQUIREMENTS	
TOTAL SPACE AREA	1860	112.6%

COMMUNAL OPEN SPACE REQUIREMENTS	TOTAL UNITS SPACE (SQM)
1B MIN SQM	5 350
2B MIN SQM	7 525
TOTAL SPACE	875

BIKE PARKING REQUIREMENTS (RESIDENTIAL)	
BIKE SPACE RATIO/BEDROOM	1.0
RESIDENT BIKE SPACES	220
VISITOR RATIO/UNIT	0.5
VISITOR BIKE SPACES	73
BIKE SPACES REQUIRED	293

UNITS >10% ABOVE MIN	UNITS TOTAL %
BLOCK 1	15 10%
BLOCK 2	25 17%
BLOCK 3	21 14%
BLOCK 4	10 7%
BLOCK 5	9 6%
TOTAL	80 55.2%

PROPOSED BIKE PARKING SPACES (RESIDENTIAL)		
	AMOUNT	TOTAL %
RESIDENT LONG TERM BIKE SPACES	300	67%
RESIDENT LONG TERM CARGO BIKE SPACES	16	4%
RESIDENT LONG TERM BIKE SPACES TOTAL	316	71%
VISITOR (SHORT TERM) STANDARD SPACES	120	27%
VISITOR (SHORT TERM)CARGO SPACES	12	3%
VISITOR (SHORT TERM)BIKE SPACES TOTAL	132	29%
BIKE SPACES TOTAL	448	100%

DUAL ASPECT UNITS		UNITS TOTAL %
BLOCK 1	16	11%
BLOCK 2	24	17%
BLOCK 3	21	14%
BLOCK 4	11	8%
BLOCK 5	11	8%
TOTAL	83	57.2%

PROPOSED CAR PARKING SPACES (RESIDENTIAL)		
	AMOUNT	TOTAL %
STANDARD CAR SPACES	36	50%
E.V. CHARGING SPACES	42	51%
U.A. CAR SPACES	5	6%
CAR SPACES TOTAL (RESIDENTIAL)	83	100%
PARKING RATIO/UNIT		0.57
MOTORCYCLE SPACES	6	7%

## CULTURAL / COMMUNITY

PROPOSED CULTURAL/COMMUNITY USE	
TOTAL PROPOSED GROSS INTERNAL FLOOR AREA (RESIDENTIAL)	14437 sqm
REQUIRED AREA FOR CULTURAL/COMMUNITY USE (5%)	722 sqm
CULTURAL / COMMUNITY USE (INTERNAL AREA)	813 sqm

BIKE PARKING REQUIREMENTS (CULTURAL/COMMUNITY USE)	
Long term	1 per 75sqm
Short term	no standard #
BIKE SPACES REQUIRED (LONG TERM)	11

PROPOSED BIKE PARKING SPACES (CULTURAL/COMMUNITY USE)		
	AMOUNT	TOTAL %
CULTURAL LONG TERM STANDARD BIKE SPACES	8	67%
CULTURAL LONG TERM CARGO BIKE SPACES	2	17%
RESIDENT BIKE SPACES TOTAL	10	83%
VISITOR (SHORT TERM) STANDARD SPACES	2	17%
VISITOR (SHORT TERM)CARGO SPACES	0	0%
VISITOR (SHORT TERM)BIKE SPACES TOTAL	2	17%
BIKE SPACES TOTAL	12	100%

CAR PARKING SPACES (CULTURAL / COMMUNITY USE)		
	AMOUNT	TOTAL %
STANDARD CAR SPACES	1	50%
E.V. CHARGING SPACES	1	50%
U.A. CAR SPACES	1	50%
CAR SPACES TOTAL (CULTURAL/COMMUNITY USE) (@1 PER 400SQM GFA)	2	100%

## CRECHE

PROPOSED CRECHE AREA	
TOTAL NUMBER OF 2 BED APARTMENTS PROPOSED	75 UNITS
NUMBER OF CRECHE CHILD-SPACES REQUIRED (USING 20 CHILD-SPACES PER 75 UNITS)	20 SPACES
SIZE OF PROPOSED CRECHE (INTERNAL AREA)	210 sqm
SIZE OF PROPOSED CRECHE (OUTDOOR PLAY AREA)	130 sqm

BIKE PARKING REQUIREMENTS (CRECHE USE)	
Long term	1 PER 5 STAFF
Short term	1 PER 10 CHILDREN
BIKE SPACES REQUIRED (LONG TERM)	2
BIKE SPACES REQUIRED (LONG TERM)	3

PROPOSED BIKE PARKING SPACES (CRECHE USE)		
	AMOUNT	TOTAL %
CRECHE LONG TERM STANDARD BIKE SPACES	2	40%
CRECHE LONG TERM CARGO BIKE SPACES	0	0%
CRECHE LONG TERM BIKE SPACES TOTAL	2	40%
VISITOR (SHORT TERM) STANDARD SPACES	3	60%
VISITOR (SHORT TERM)CARGO SPACES	0	0%
VISITOR (SHORT TERM)BIKE SPACES TOTAL	3	60%
BIKE SPACES TOTAL	5	100%

CAR PARKING SPACES (CRECHE USE)		
	AMOUNT	TOTAL %
STANDARD CAR SPACES PER 100SQM GFA) (@1	3	75%
E.V. CHARGING SPACES	2	50%
U.A. CAR SPACES	1	25%
CAR SPACES TOTAL (CRECHE USE) (@1 PER 100SQM GFA)	4	100%
Note - 4 no spaces to shared for staff and drop-off.		