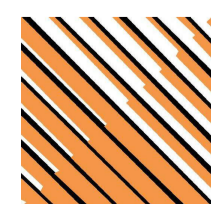


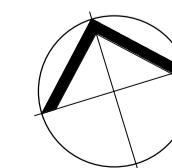
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ISSUE	DESCRIPTION	DATE
P1	PRELIMINARY ISSUE	24.11.23
A	TOWN PLANNING ISSUE	12.12.23

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PROPOSED CLUB HOUSE @
 16 DENTON CLOSE, WINDELLA

EXISTING AND DEMOLITION PLAN

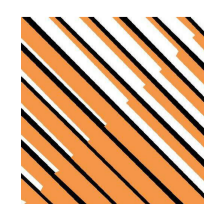
Date: NOV 23 Drawn: AK
 Job No. 3239 Scale@A1 1 : 200

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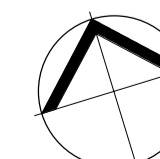
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PROPOSED CLUB HOUSE @
 16 DENTON CLOSE, WINDELLA

PROPOSED OVERALL SITE PLAN

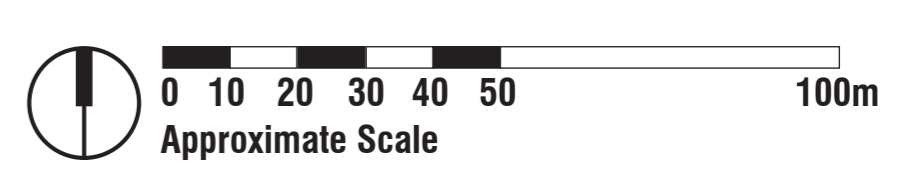
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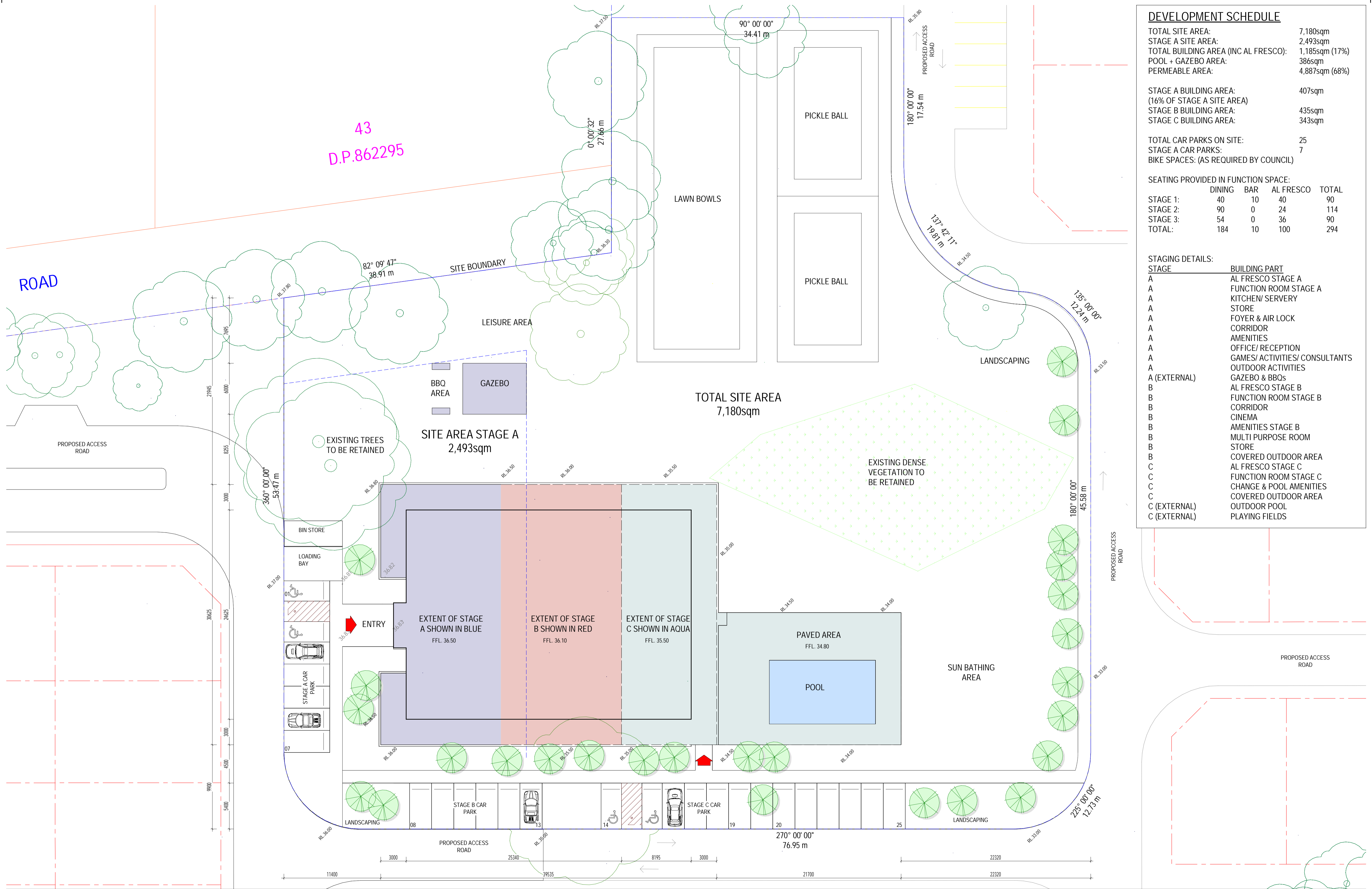
Key

- | | | | | | | | |
|--|---|--|--|--|---|--|--|
| | STAGE 1 - 7 Dwelling Sites | | STAGE 5 - 18 Dwelling Sites | | STAGE 10 - 17 Dwelling Sites | | STAGE 15 - 21 Dwelling Sites |
| | STAGE 1 - Temporary Bio Retention Area | | STAGE 6 - 9 Dwelling Sites and Stage 1 of the Clubhouse | | STAGE 11 - 19 Dwelling Sites | | STAGE 16 - 20 Dwelling Sites |
| | STAGE 2 - 15 Dwelling Sites | | STAGE 7 - 15 Dwelling Sites and Bio Retention Area | | STAGE 12 - 19 Dwelling Sites | | STAGE 17 - 19 Dwelling Sites and Stage 3 of the Clubhouse and Swimming Pool |
| | STAGE 3 - 16 Dwelling Sites | | STAGE 8 - 7 Dwelling Sites | | STAGE 13 - 20 Dwelling Sites | | STAGE 18 - 10 Dwelling Sites |
| | STAGE 4 - 17 Dwelling Sites | | STAGE 9 - 12 Dwelling Sites | | STAGE 14 - 21 Dwelling Sites and Stage 2 of the Clubhouse Lawn Bowls and Pickle Ball Court | | |



ROAD

43
D.P.862295



DEVELOPMENT SCHEDULE

TOTAL SITE AREA: 7,180sqm
 STAGE A SITE AREA: 2,493sqm
 TOTAL BUILDING AREA (INC AL FRESCO): 1,185sqm (17%)
 POOL + GAZEBO AREA: 386sqm
 PERMEABLE AREA: 4,887sqm (68%)

STAGE A BUILDING AREA: 407sqm
 (16% OF STAGE A SITE AREA)
 STAGE B BUILDING AREA: 435sqm
 STAGE C BUILDING AREA: 343sqm

TOTAL CAR PARKS ON SITE: 25
 STAGE A CAR PARKS: 7
 BIKE SPACES: (AS REQUIRED BY COUNCIL)

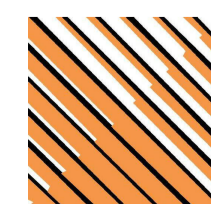
SEATING PROVIDED IN FUNCTION SPACE:

	DINING	BAR	AL FRESCO	TOTAL
STAGE 1:	40	10	40	90
STAGE 2:	90	0	24	114
STAGE 3:	54	0	36	90
TOTAL:	184	10	100	294

STAGING DETAILS:

STAGE	BUILDING PART
A	AL FRESCO STAGE A
A	FUNCTION ROOM STAGE A
A	KITCHEN/ SERVERY
A	STORE
A	FOYER & AIR LOCK
A	CORRIDOR
A	AMENITIES
A	OFFICE/ RECEPTION
A	GAMES/ ACTIVITIES/ CONSULTANTS
A	OUTDOOR ACTIVITIES
A (EXTERNAL)	GAZEBO & BBQs
B	AL FRESCO STAGE B
B	FUNCTION ROOM STAGE B
B	CORRIDOR
B	CINEMA
B	AMENITIES STAGE B
B	MULTI PURPOSE ROOM
B	STORE
B	COVERED OUTDOOR AREA
C	AL FRESCO STAGE C
C	FUNCTION ROOM STAGE C
C	CHANGE & POOL AMENITIES
C	COVERED OUTDOOR AREA
C (EXTERNAL)	OUTDOOR POOL
C (EXTERNAL)	PLAYING FIELDS

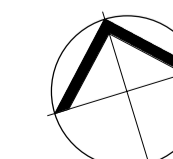
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P1	PRELIMINARY ISSUE	27.10.23
P2	PRELIMINARY ISSUE	24.11.23
P3	PRELIMINARY ISSUE	28.11.23
P4	PRELIMINARY ISSUE	01.12.23
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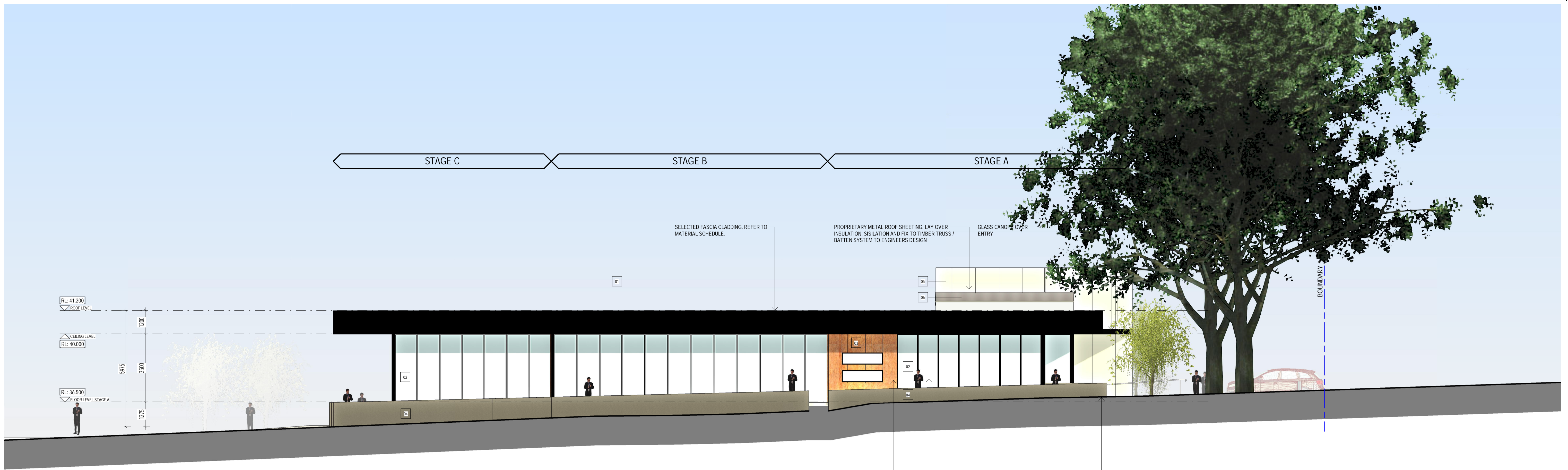


PROPOSED CLUB HOUSE @
 16 DENTON CLOSE, WINDELLA

PROPOSED STAGING SITE PLAN

Date: NOV 23 Drawn: AK
 Job No. 3239 Scale@A1 1 : 200

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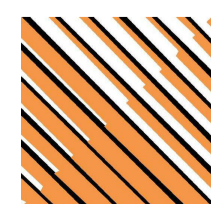
2 NORTH ELEVATION - STAGES A, B & C
A001 1:100



1 EAST ELEVATION - STAGES A, B & C
1:100

FINISHES SCHEDULE	
01	METAL CLADDING, BLACK COLORBOND FINISH
02	CLEAR GLAZING IN BLACK ALUMINIUM FRAME
03	CORTEN STEEL CLADDING, NATURAL FINISH
04	TEXTURED CONCRETE, NATURAL FINISH
05	RENDER, PAINT FINISH 'DULUX HERB PLANTER'
06	COLORBOND ROOF CLADDING 'MONUMENT'

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PROPOSED CLUB HOUSE @
16 DENTON CLOSE, WINDELLA

PROPOSED ELEVATIONS 5 - STAGES A, B & C

Date: NOV 23 Drawn: AK
Job No. 3239 Scale@A1 1:100

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