

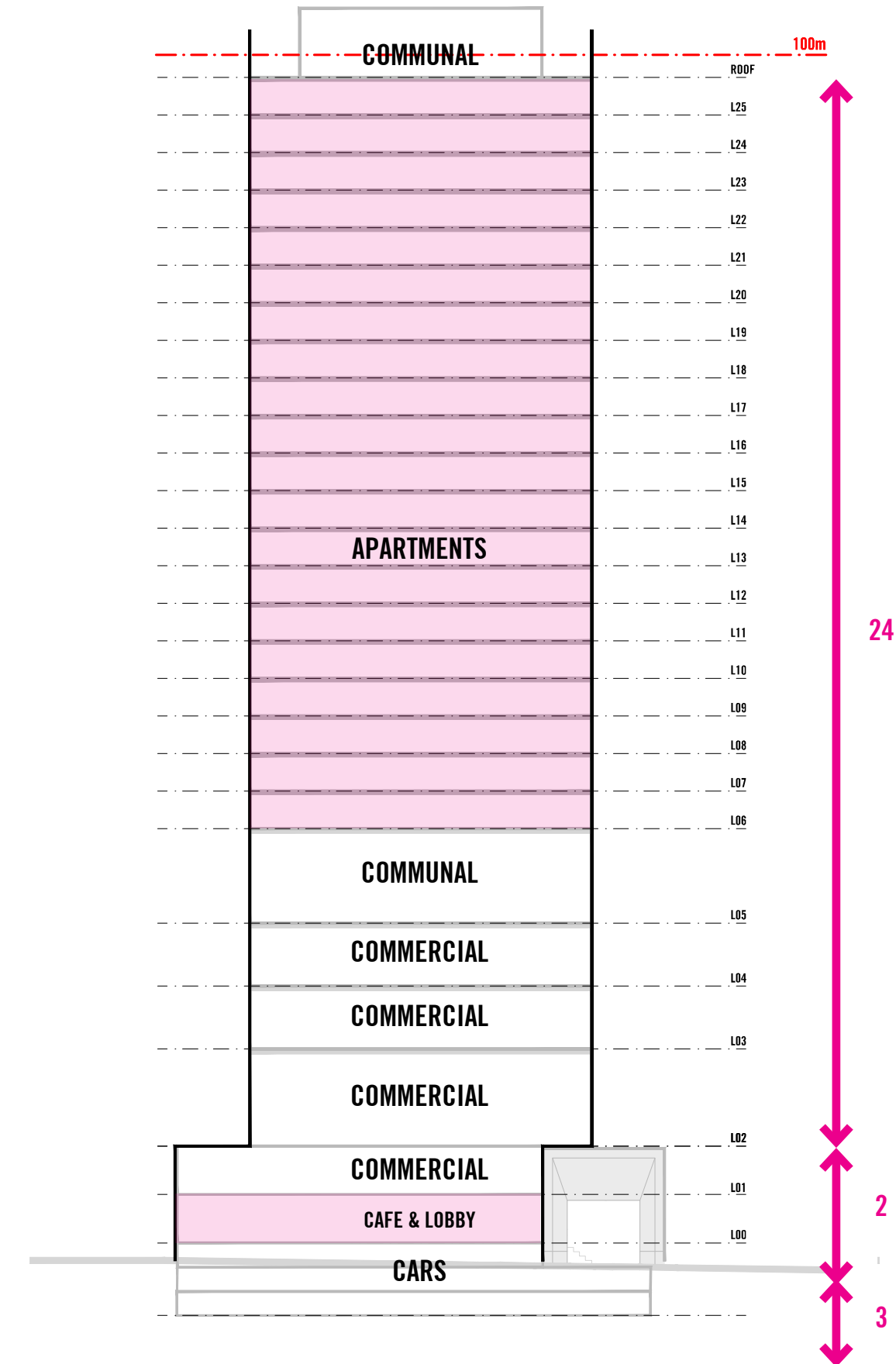
TOWN PLANNING LODGEMENT COMPARISON

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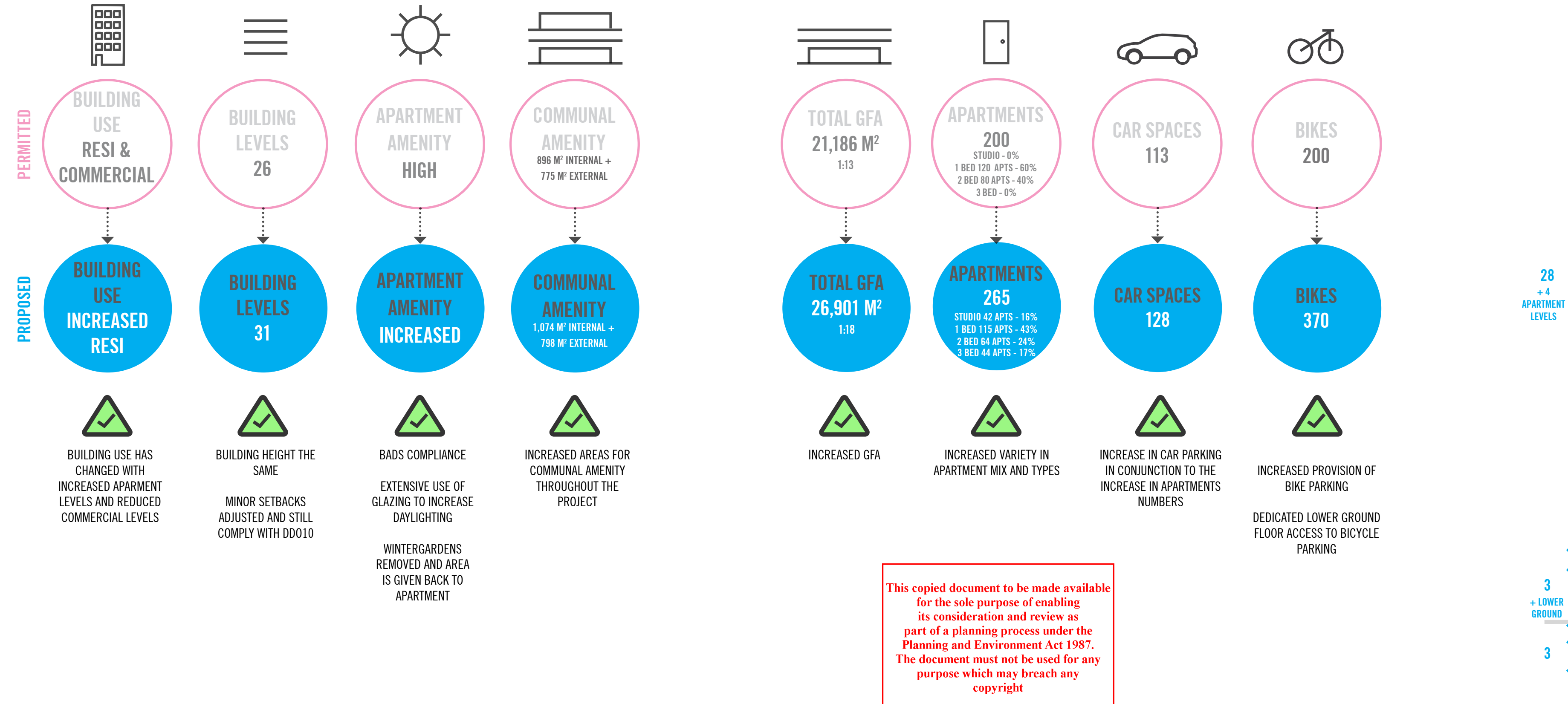
17155_300 CITY ROAD, SOUTHBANK
DECEMBER 2023

ELENBERG FRASER

PERMITTED OVERALL BUILDING SUMMARY

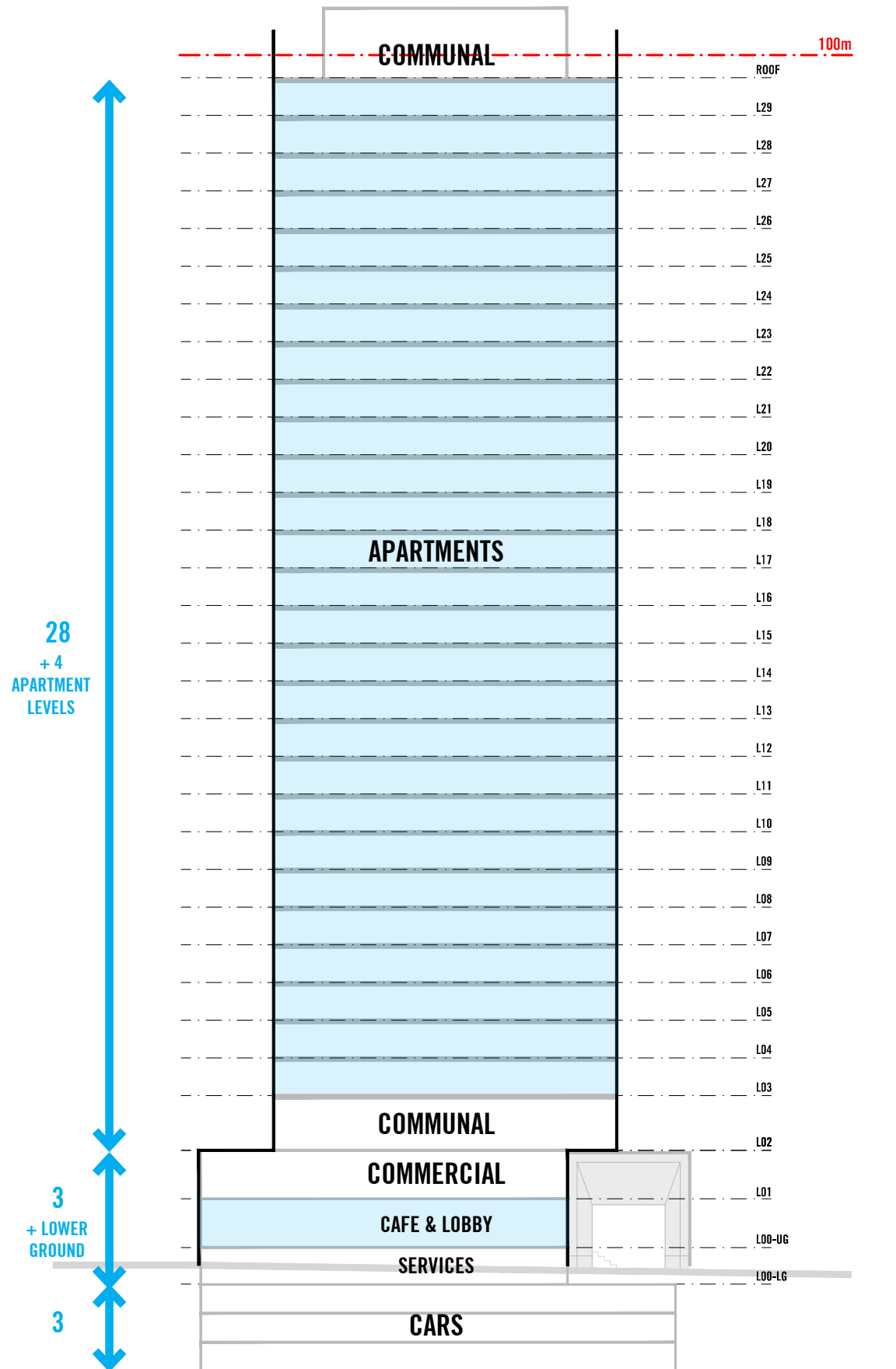


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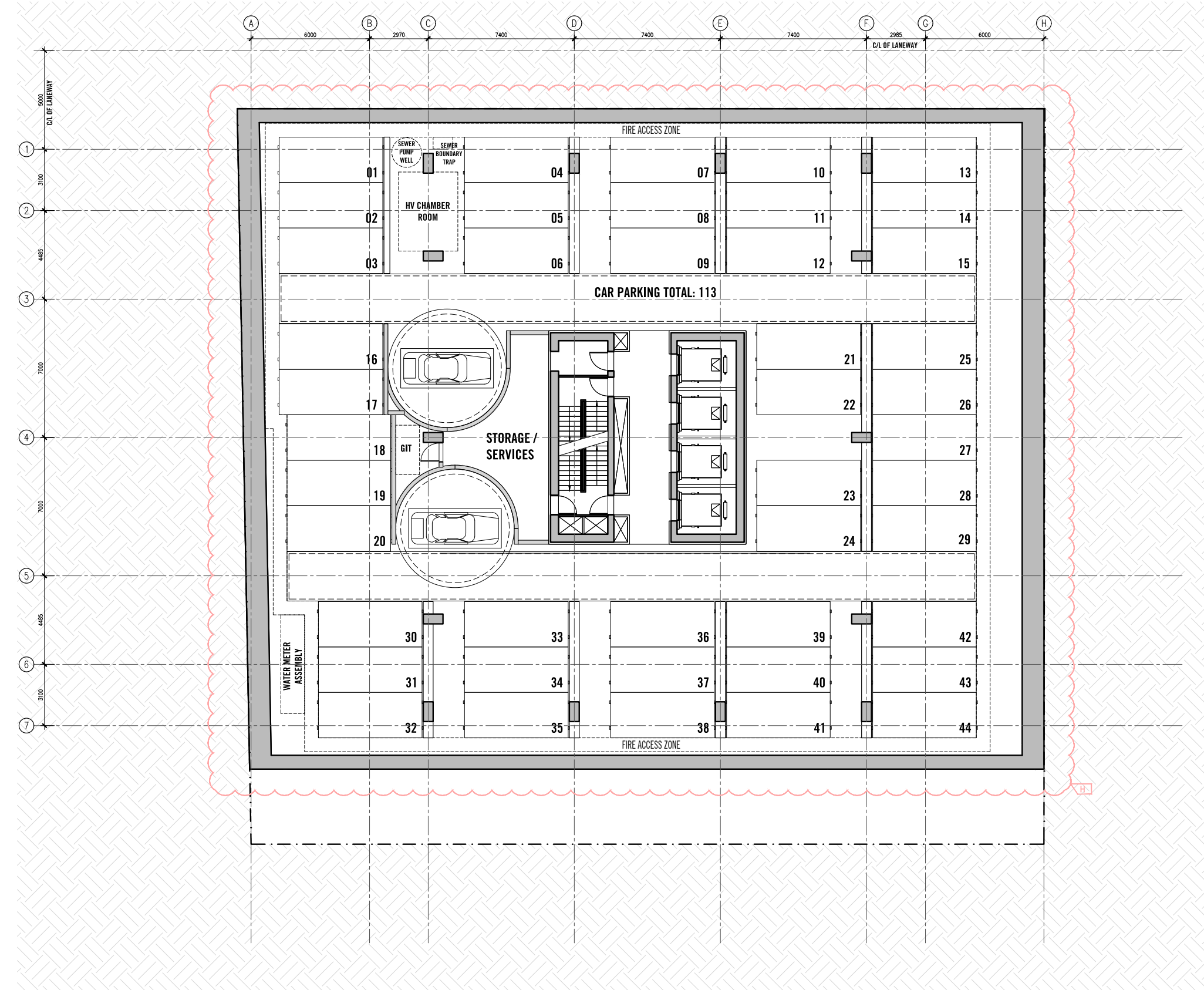


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PROPOSED OVERALL BUILDING SUMMARY

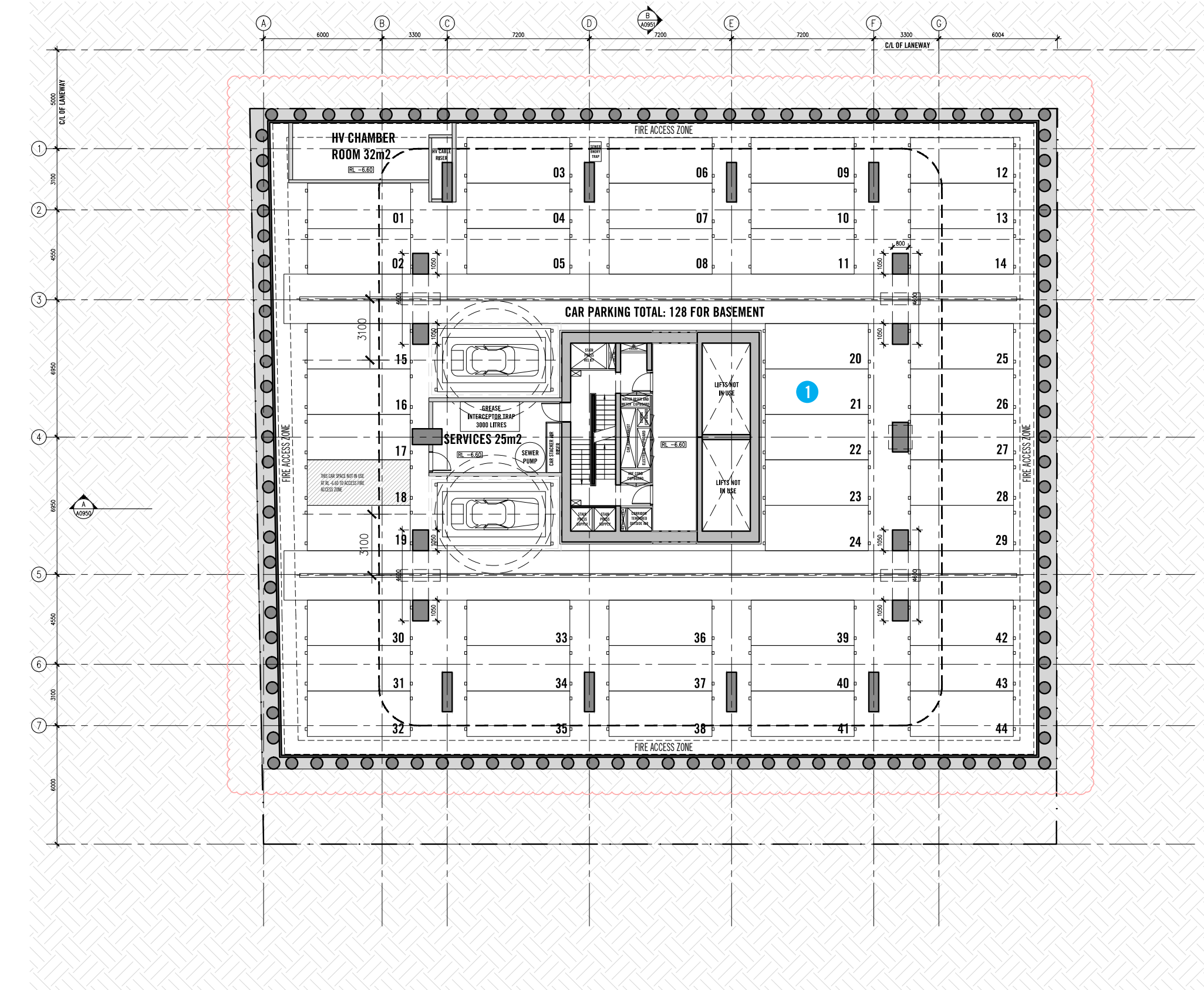


PERMITTED LAYOUT - BASEMENT



ADVERTISED PLAN

PROPOSED LAYOUT - BASEMENT



1 INCREASED NO OF CAR PARKING

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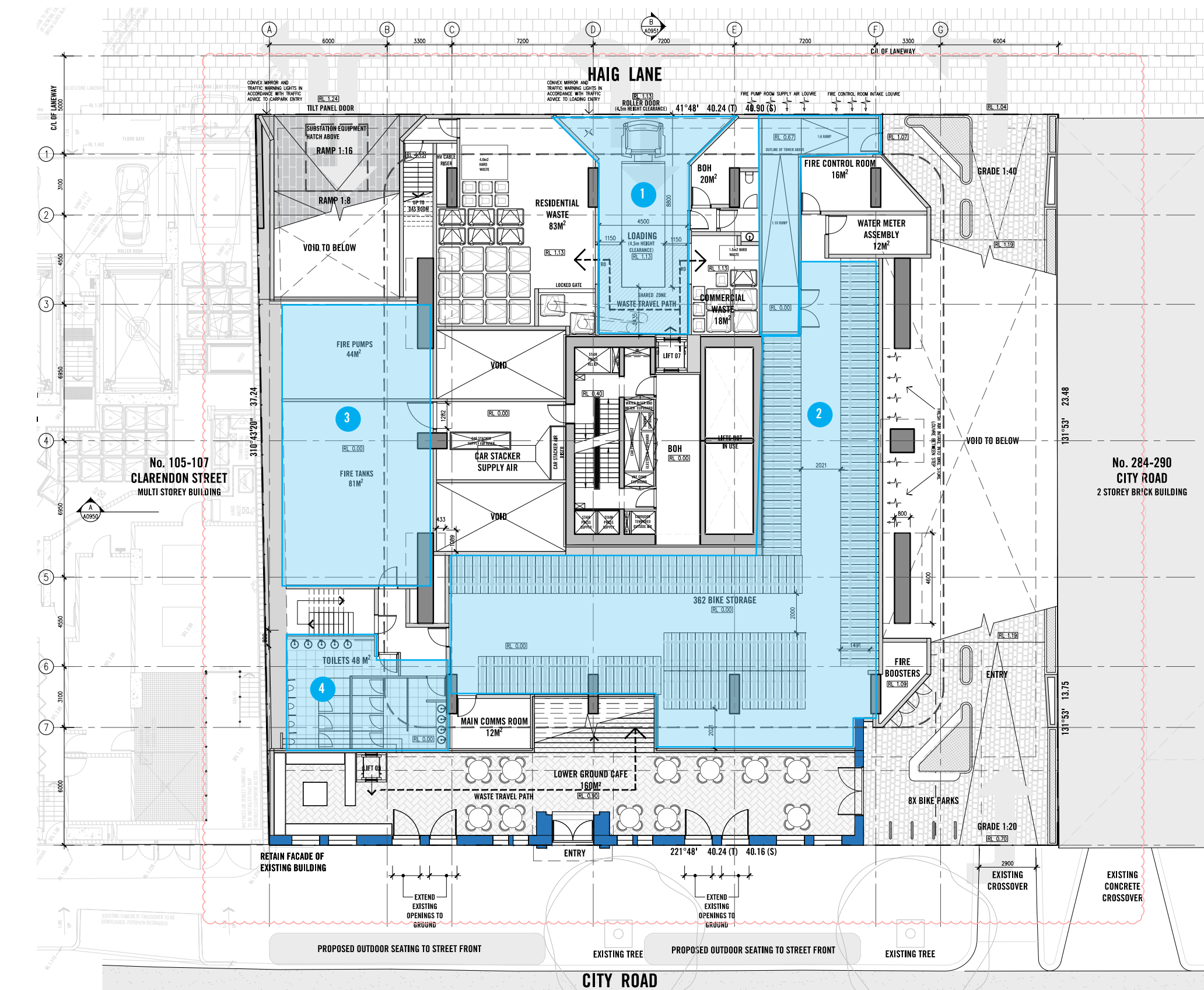
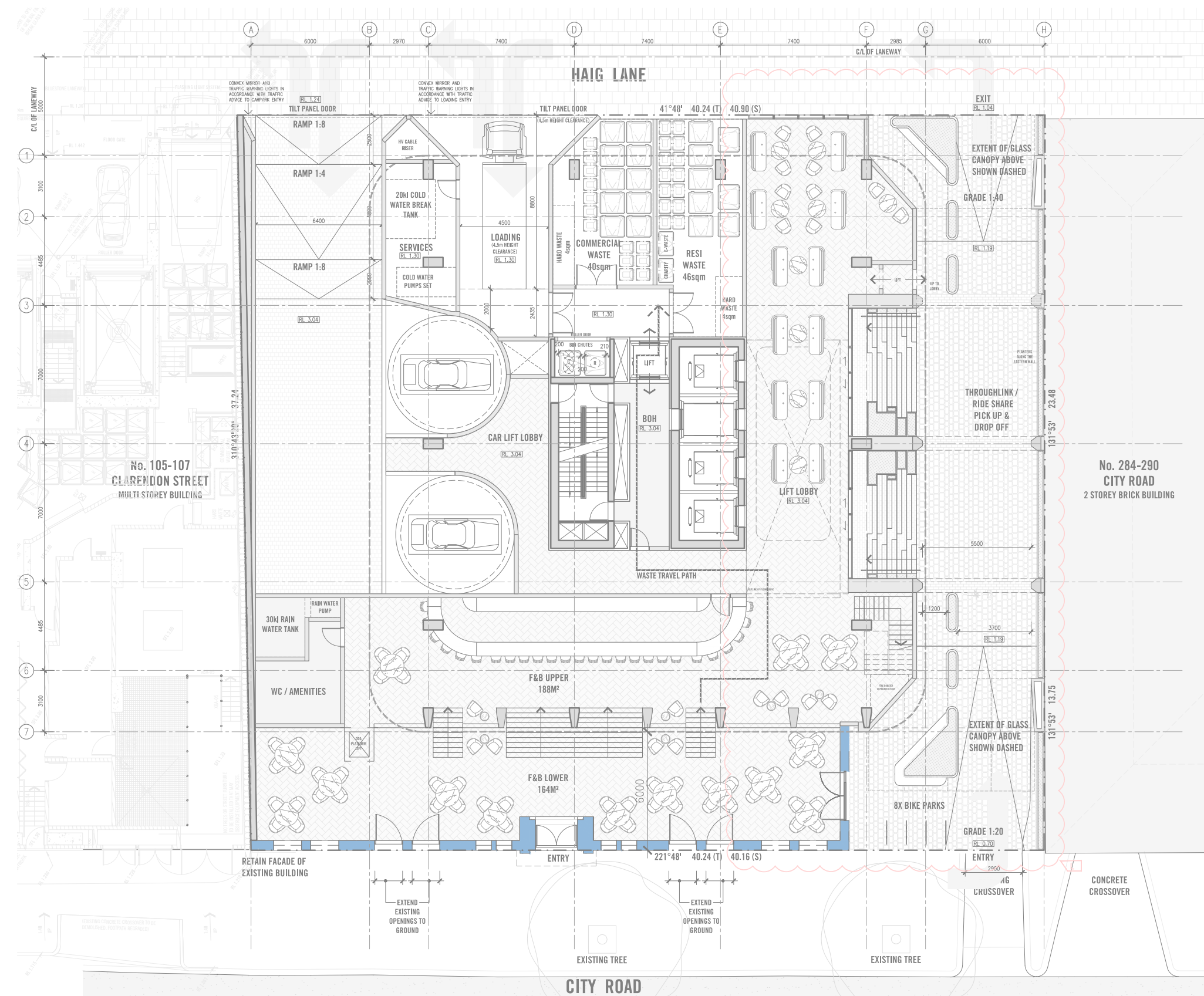
PERMITTED LAYOUT - LOWER GROUND

PROPOSED LAYOUT - LOWER GROUND

NOTE: THERE WAS NO LOWER GROUND FLOOR PLAN IN THE PERMITTED SCHEME

- 1 RELOCATION OF LOADING DOCK
- 2 DEDICATED BIKE PARKING ACCESS ON LOWER GROUND
- 3 ADDITIONAL SERVICES ROOM PROVIDED
- 4 CAFE TOILETS MOVED TO LOWER GROUND FLOOR

ADVERTISED PLAN

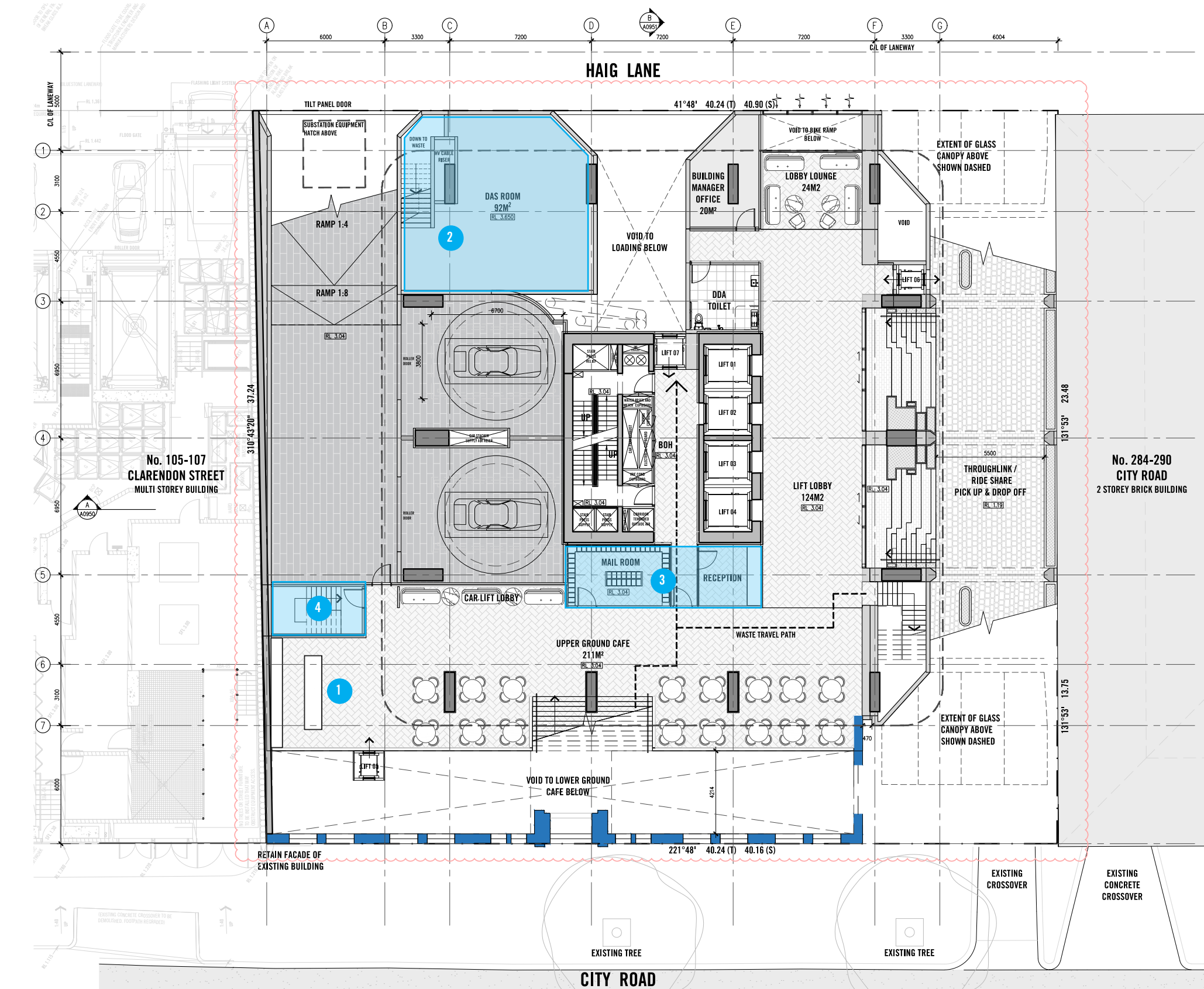
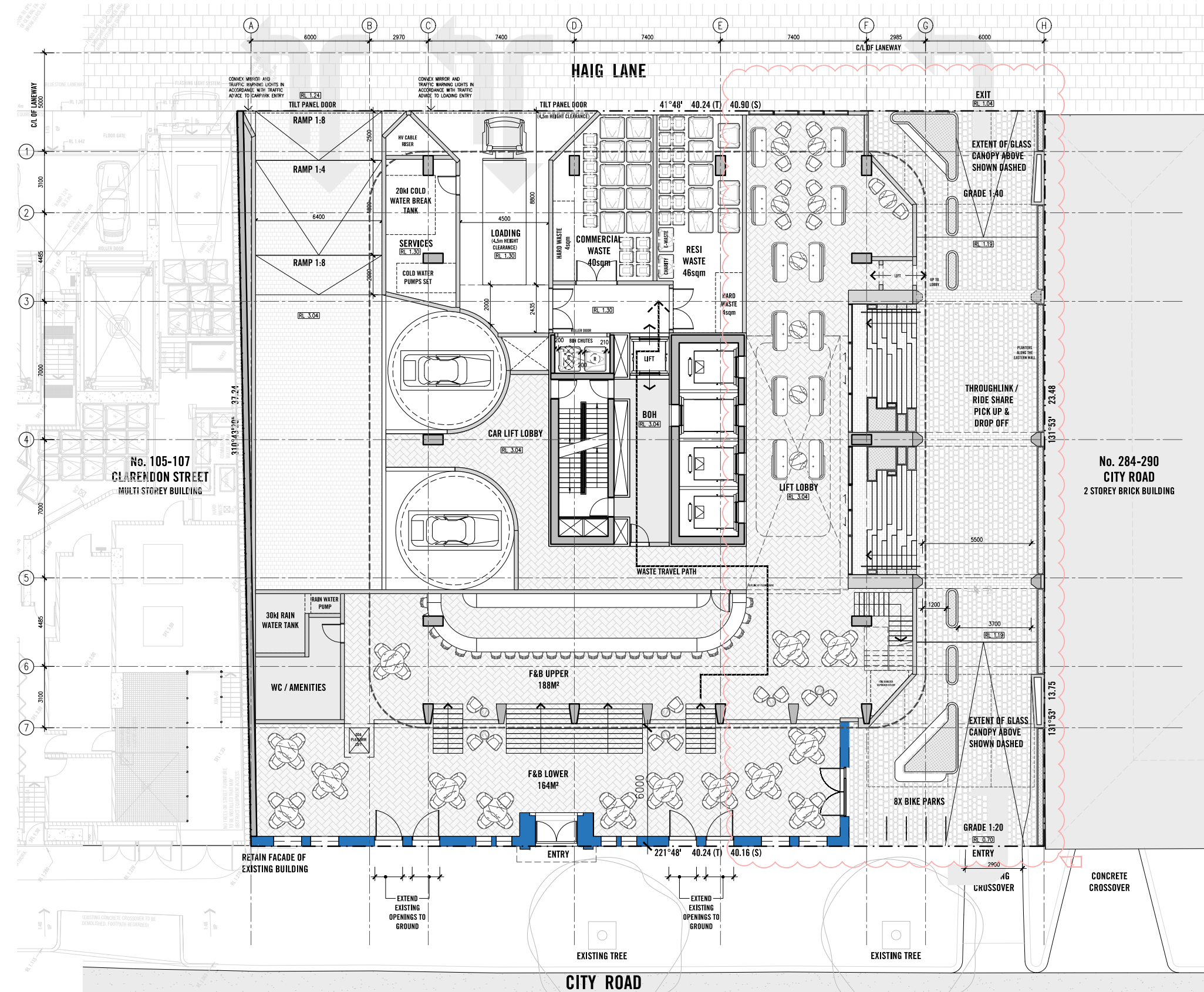


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PERMITTED LAYOUT - UPPER GROUND

PROPOSED LAYOUT - UPPER GROUND

ADVERTISED PLAN



- 1 CAFE LAYOUT RECONFIGURED
- 2 SERVICES ROOM ABOVE WASTE ROOM ADDED
- 3 MAIL ROOM AND RECEPTION ADDED
- 4 STAIR ACCESS TO LOWER GROUND ADDED

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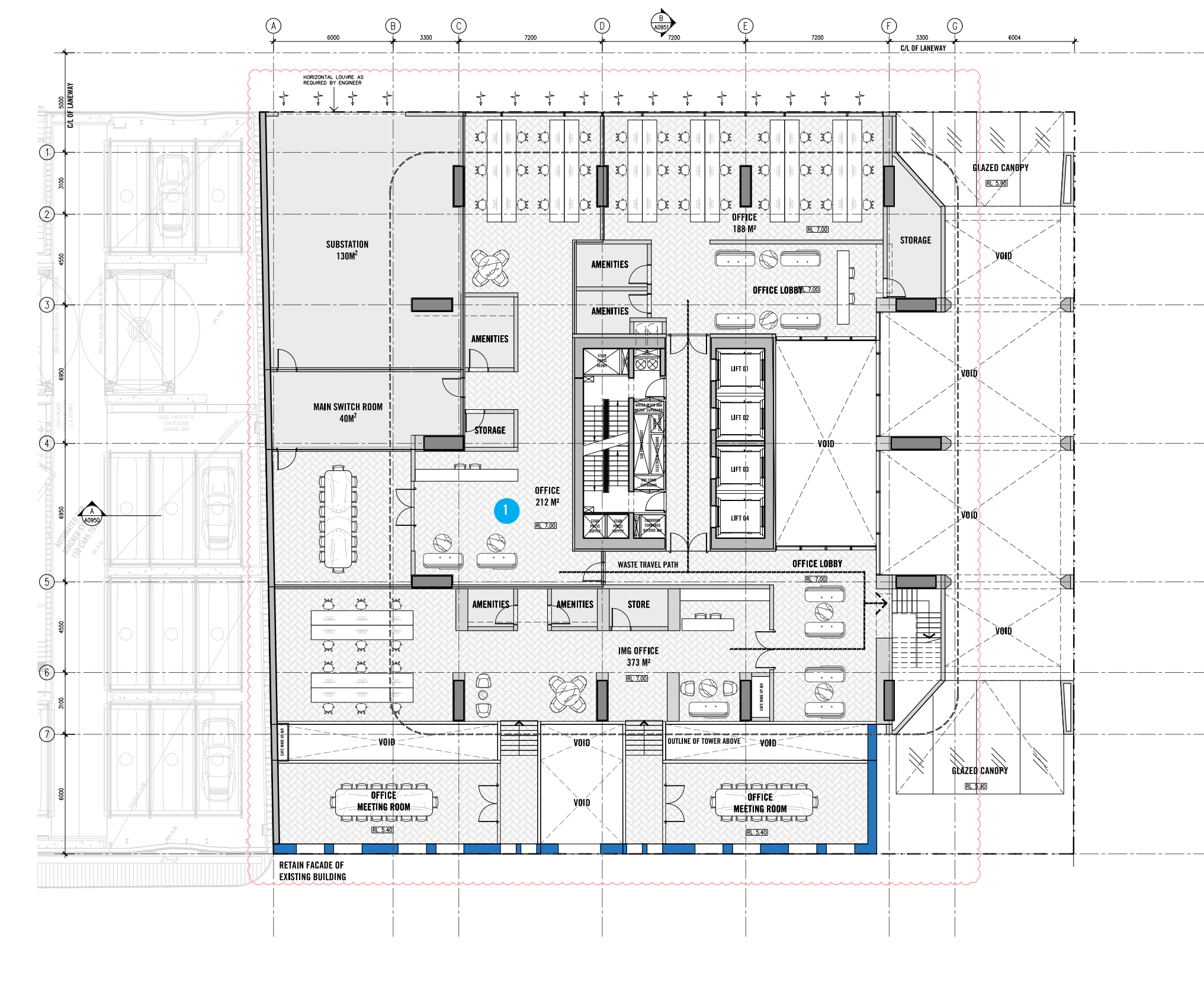
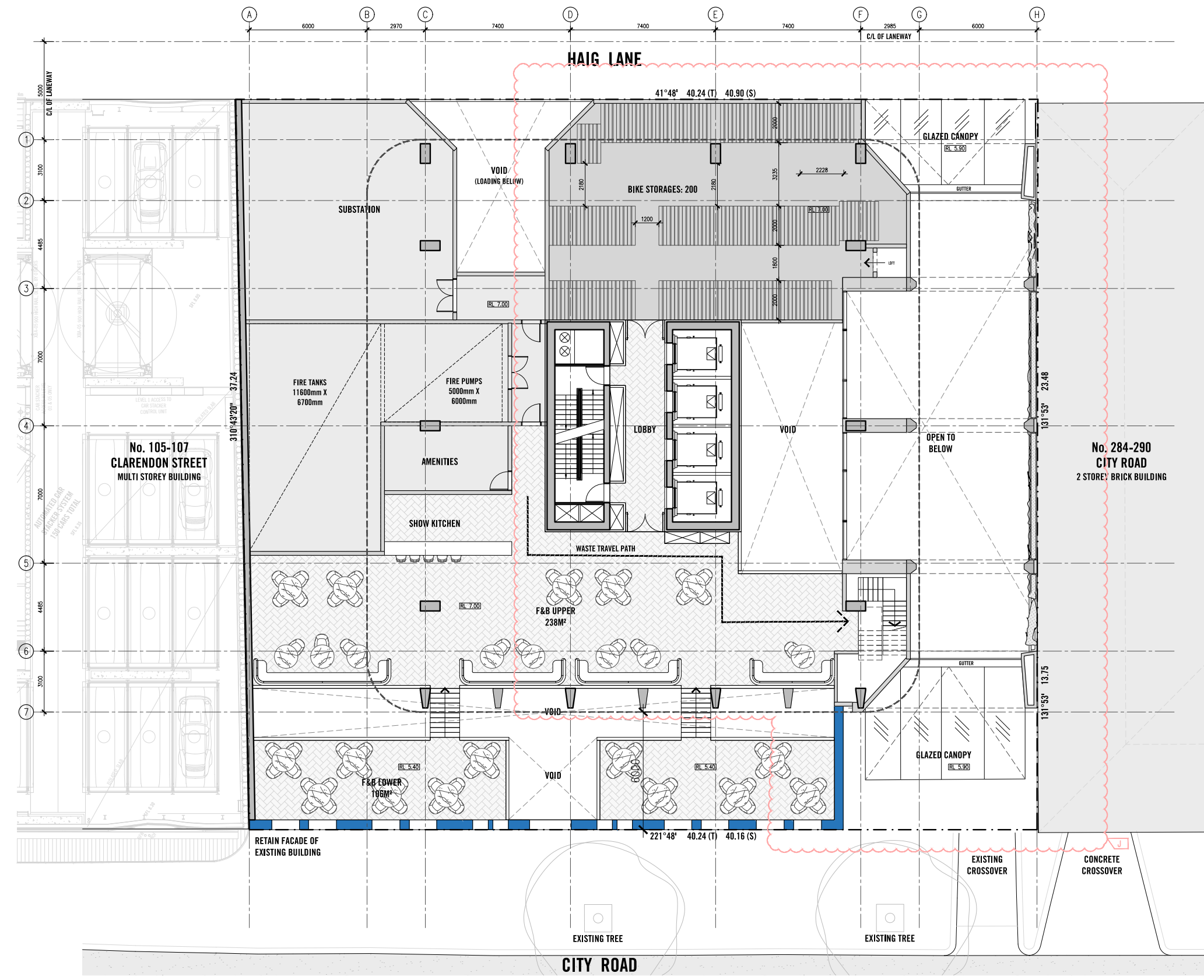
PERMITTED LAYOUT - LEVEL 01

PROPOSED LAYOUT - LEVEL 01

NOTE: COMMERCIAL ALL DAY DINING

1 PROGRAM CHANGED TO COMMERCIAL OFFICE

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ADVERTISED PLAN

PERMITTED LAYOUT - LEVEL 02

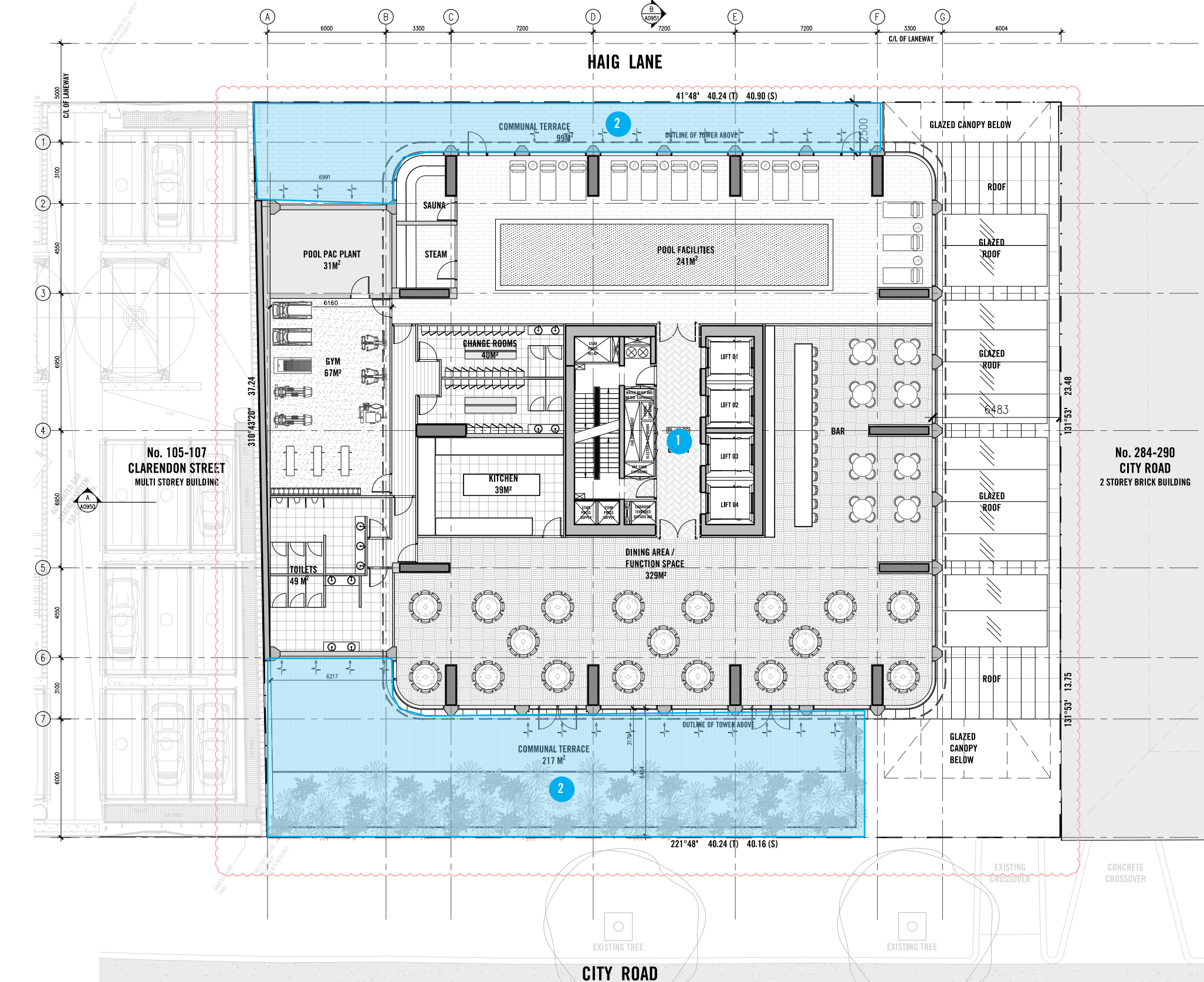
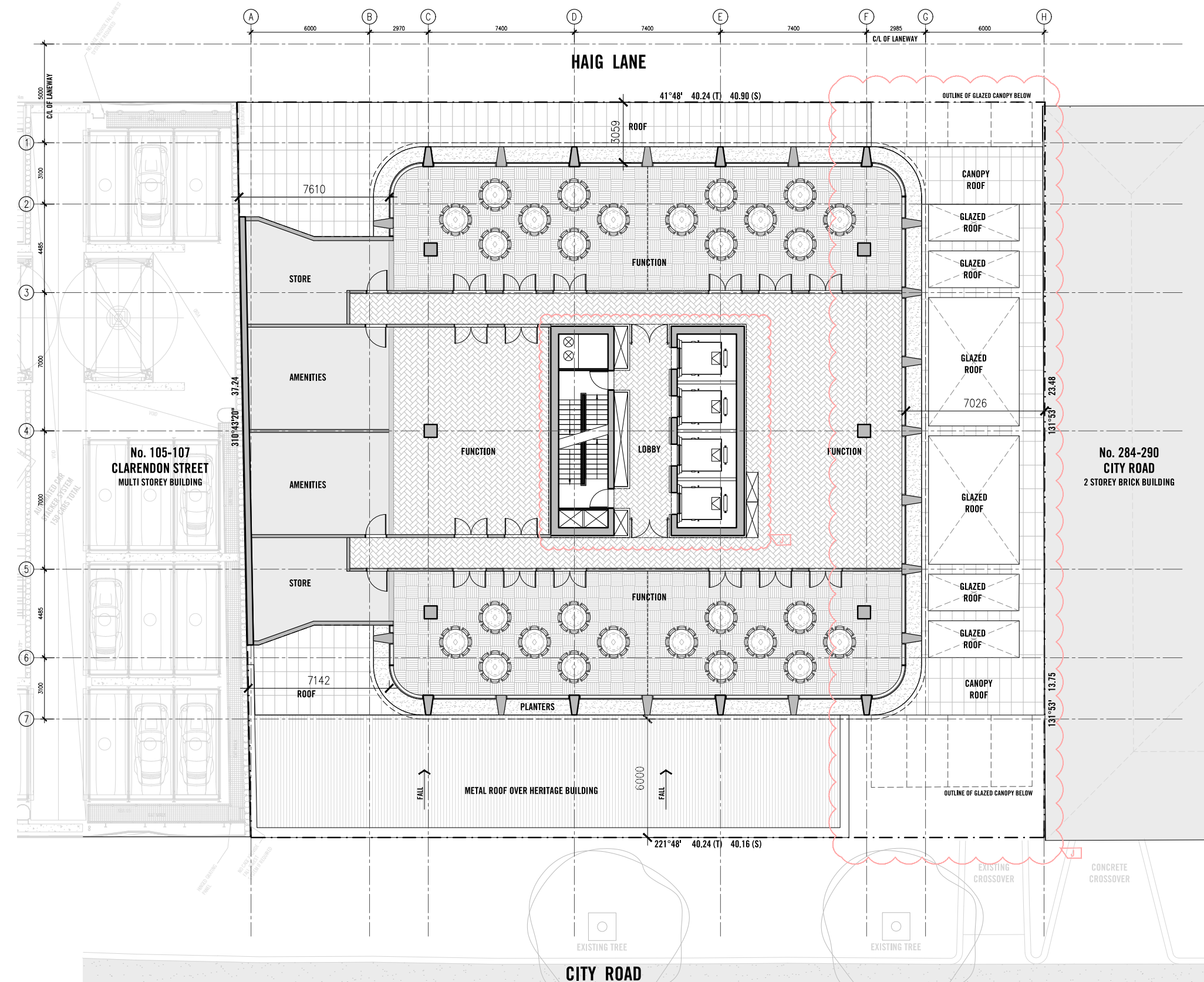
PROPOSED LAYOUT - LEVEL 02

NOTE: COMMERCIAL FUNCTION AND BALLROOM

- 1 PROGRAM CHANGED TO COMMUNAL AREA
- 2 EXTERNAL COMMUNAL TERRACE PROVIDED

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ADVERTISED PLAN

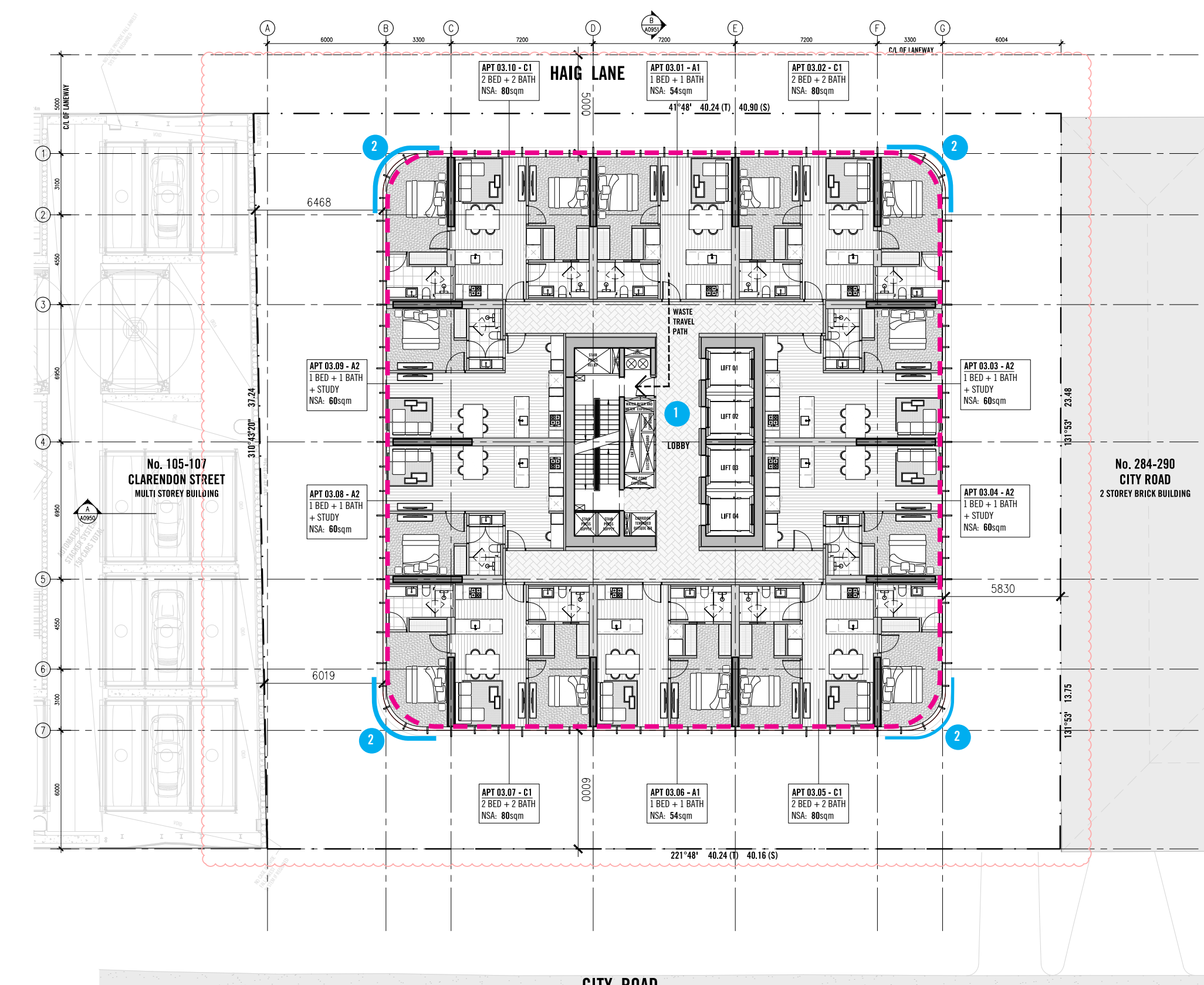
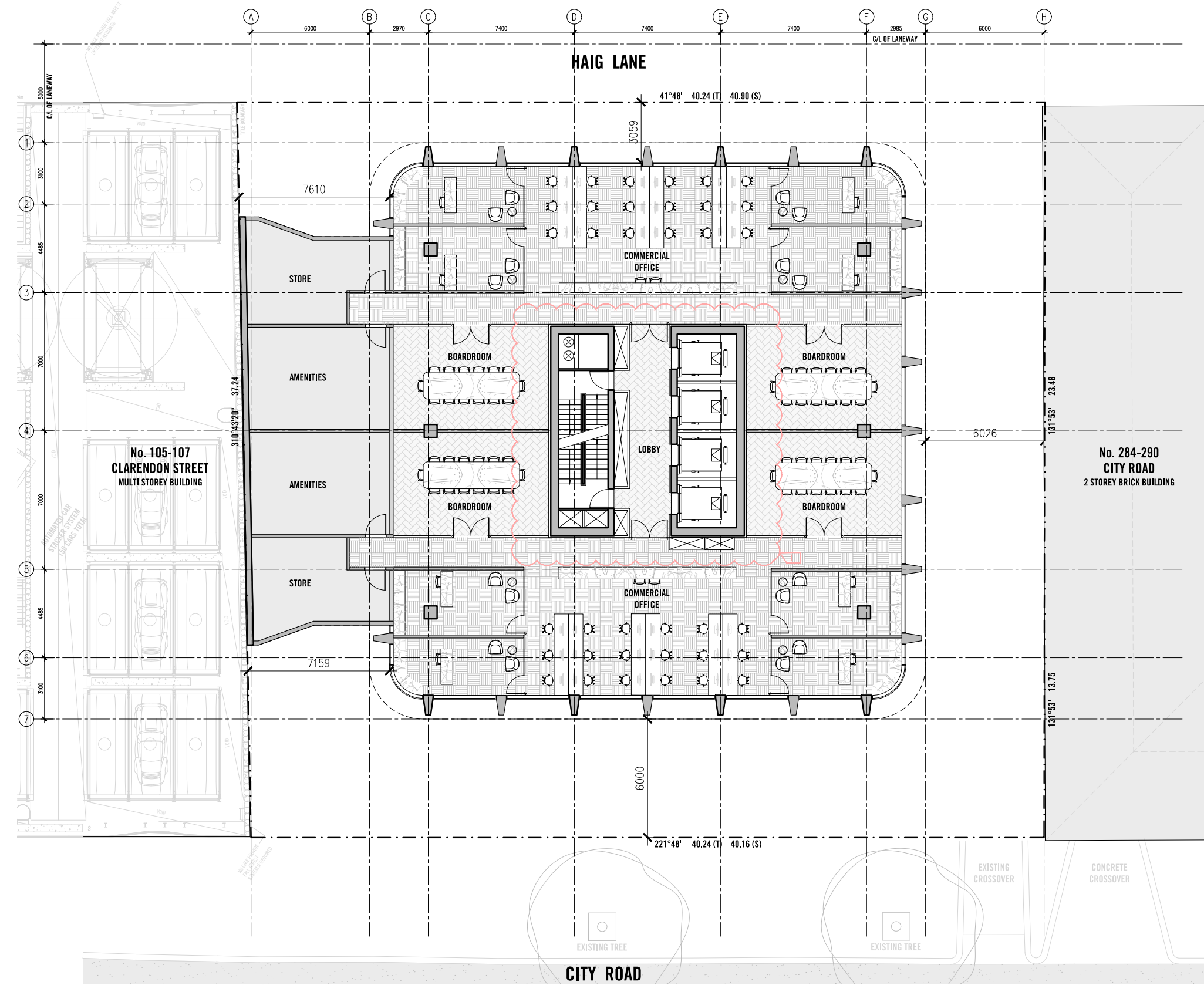


PERMITTED LAYOUT - LEVEL 03

PROPOSED LAYOUT - LEVEL 03-07

NOTE: COMMERCIAL OFFICE

ADVERTISED PLAN



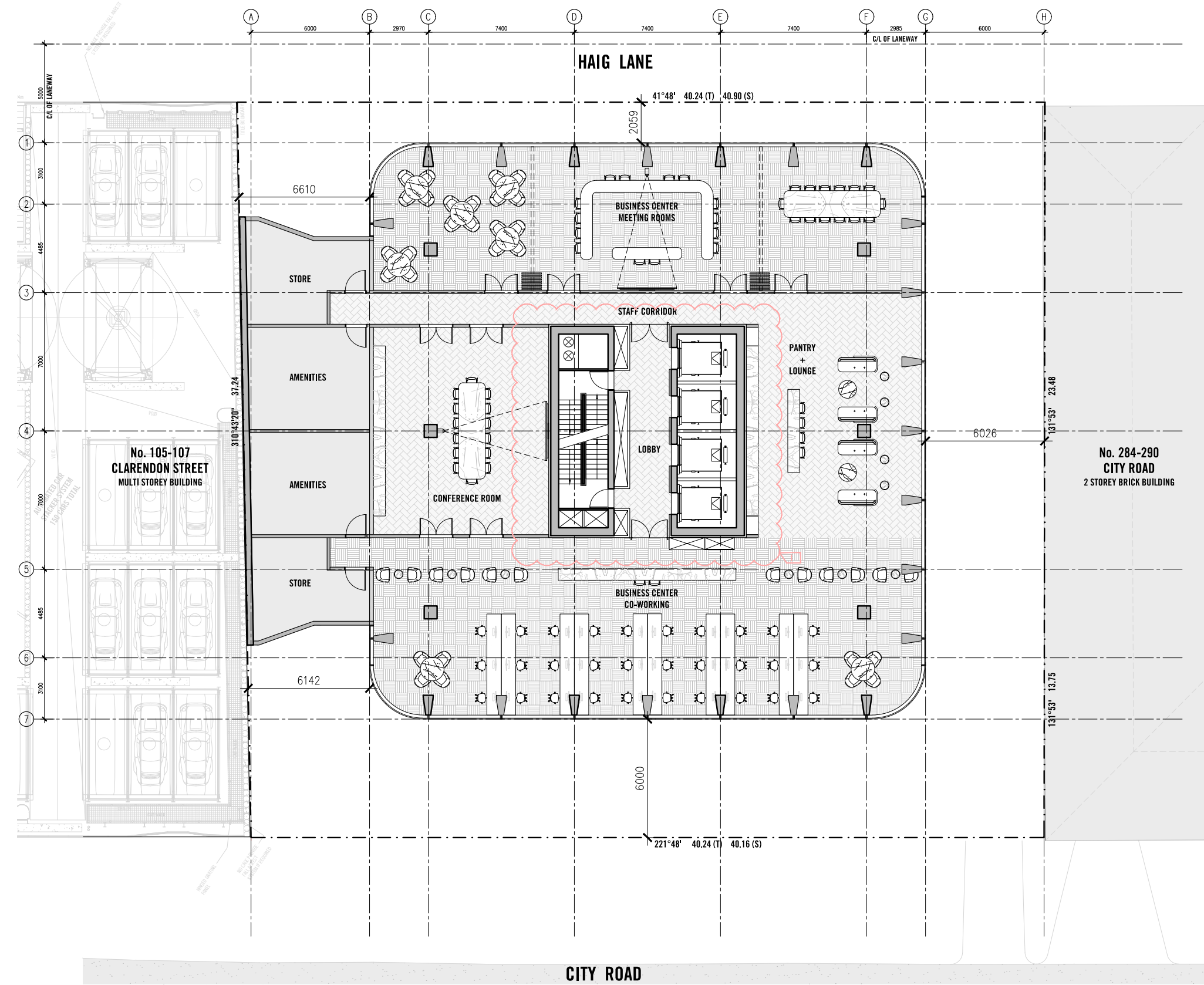
- 1 PROGRAM CHANGED TO APARTMENT
- 2 SMALLER TOWER CORNER RADIUS AND MINOR SIDE SETBACK REDUCTION. STILL COMPLY WITH DDO10

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PERMITTED LAYOUT - BASEMENT

NOTE: COMMERCIAL BUSINESS CENTRE AND CO WORKING

ADVERTISED PLAN



PROPOSED LAYOUT - LEVEL 03-07

- 1 PROGRAM CHANGED TO APARTMENT
- 2 SMALLER TOWER CORNER RADIUS AND MINOR SIDE SETBACK REDUCTION. STILL COMPLY WITH DDO10

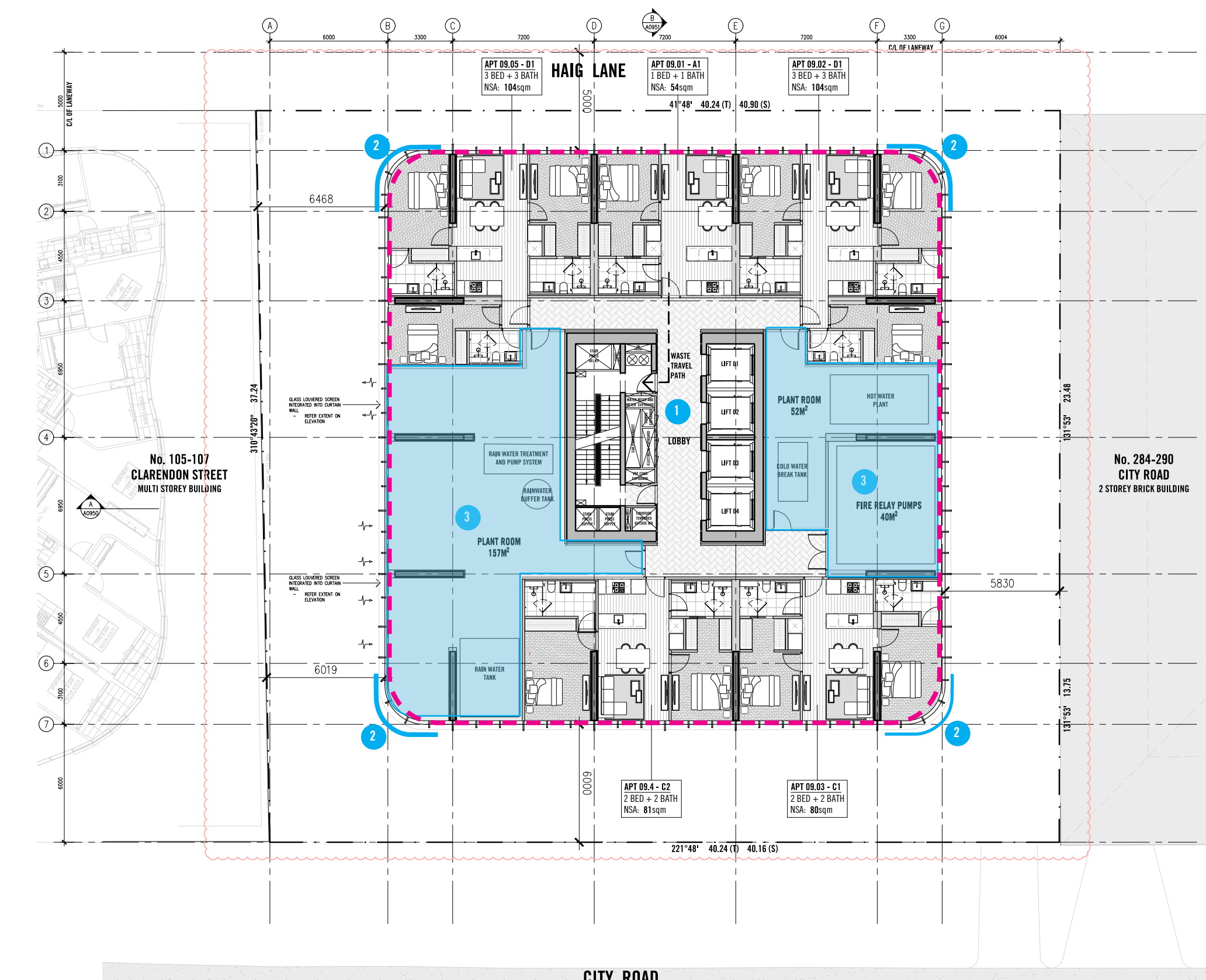
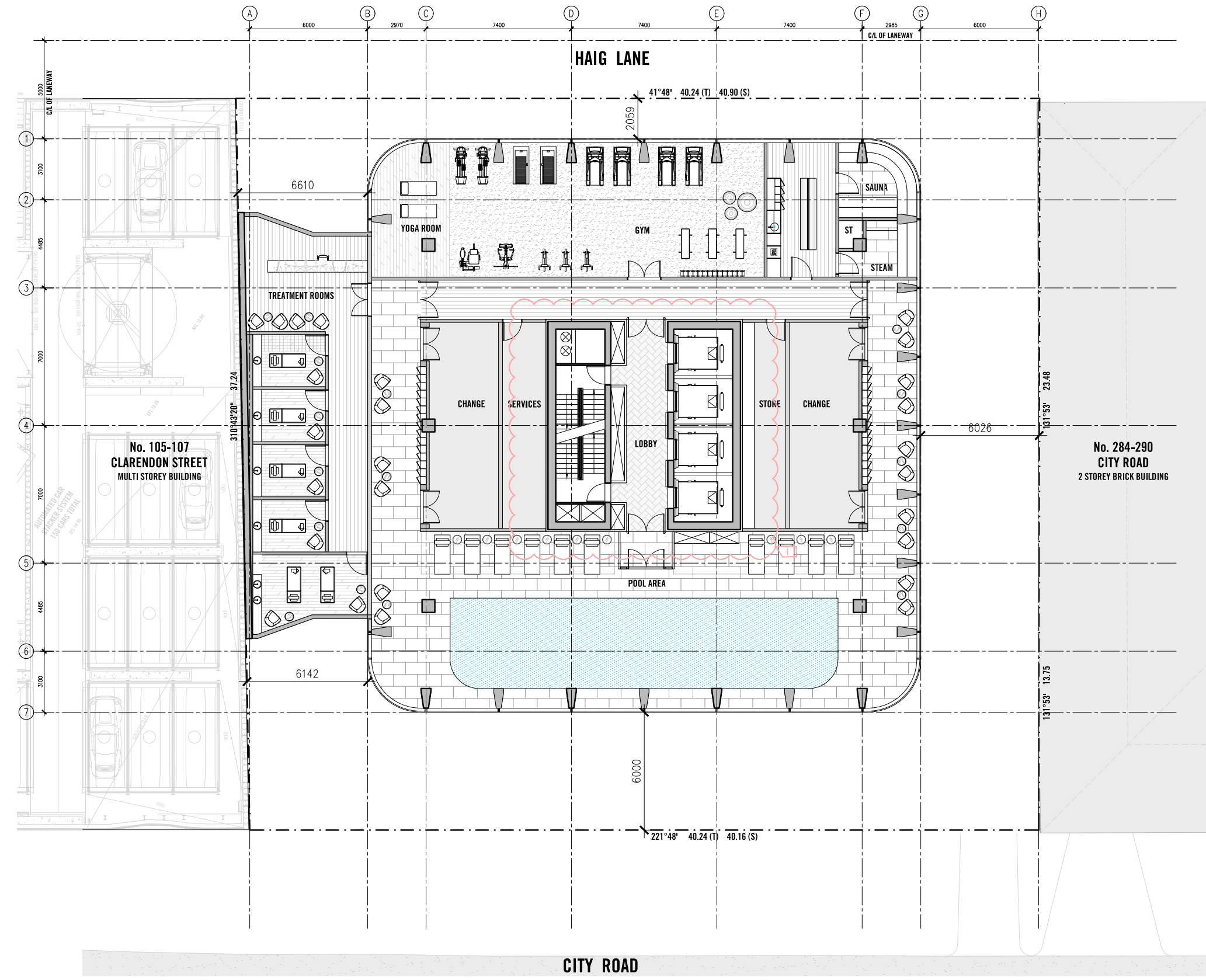


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PERMITTED LAYOUT - LEVEL 05

PROPOSED LAYOUT - LEVEL 09

ADVERTISED PLAN



- 1 PROGRAM CHANGED TO APARTMENT
- 2 SMALLER TOWER CORNER RADIUS AND MINOR SIDE SETBACK REDUCTION. STILL COMPLY WITH DDO10
- 3 PLANT ROOM ADDED

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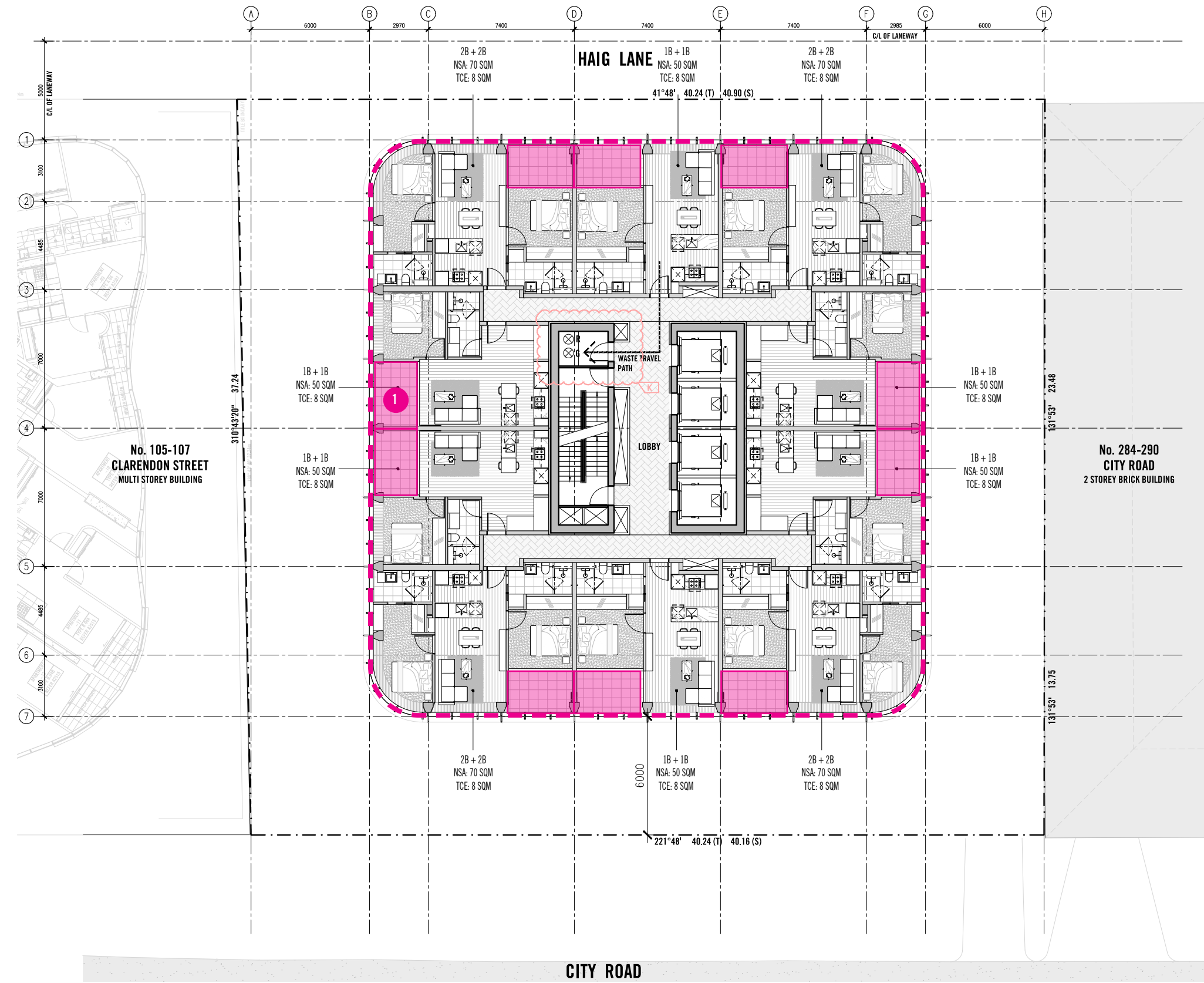
PERMITTED LAYOUT - LEVEL 06 - 25

PROPOSED LAYOUT - LEVEL 08, 10 - 29

1 WINTERGARDENS REMOVED

- 1 APARTMENT TYPE AND MIX UPDATED. INTERNAL LAYOUT IMPROVED.
- 2 SMALLER TOWER CORNER RADIUS AND MINOR SIDE SETBACK REDUCTION. STILL COMPLY WITH DDO10

ADVERTISED PLAN

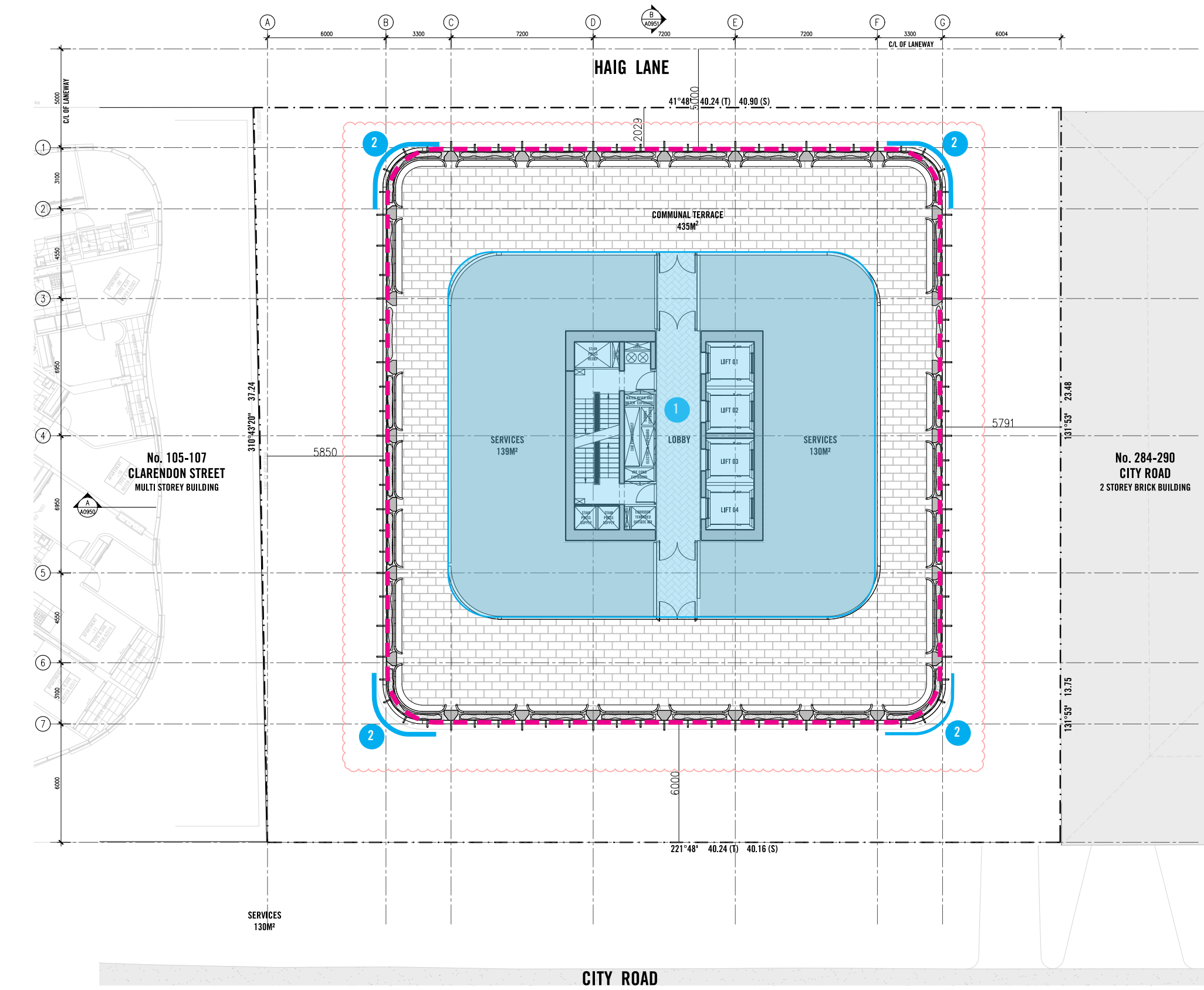
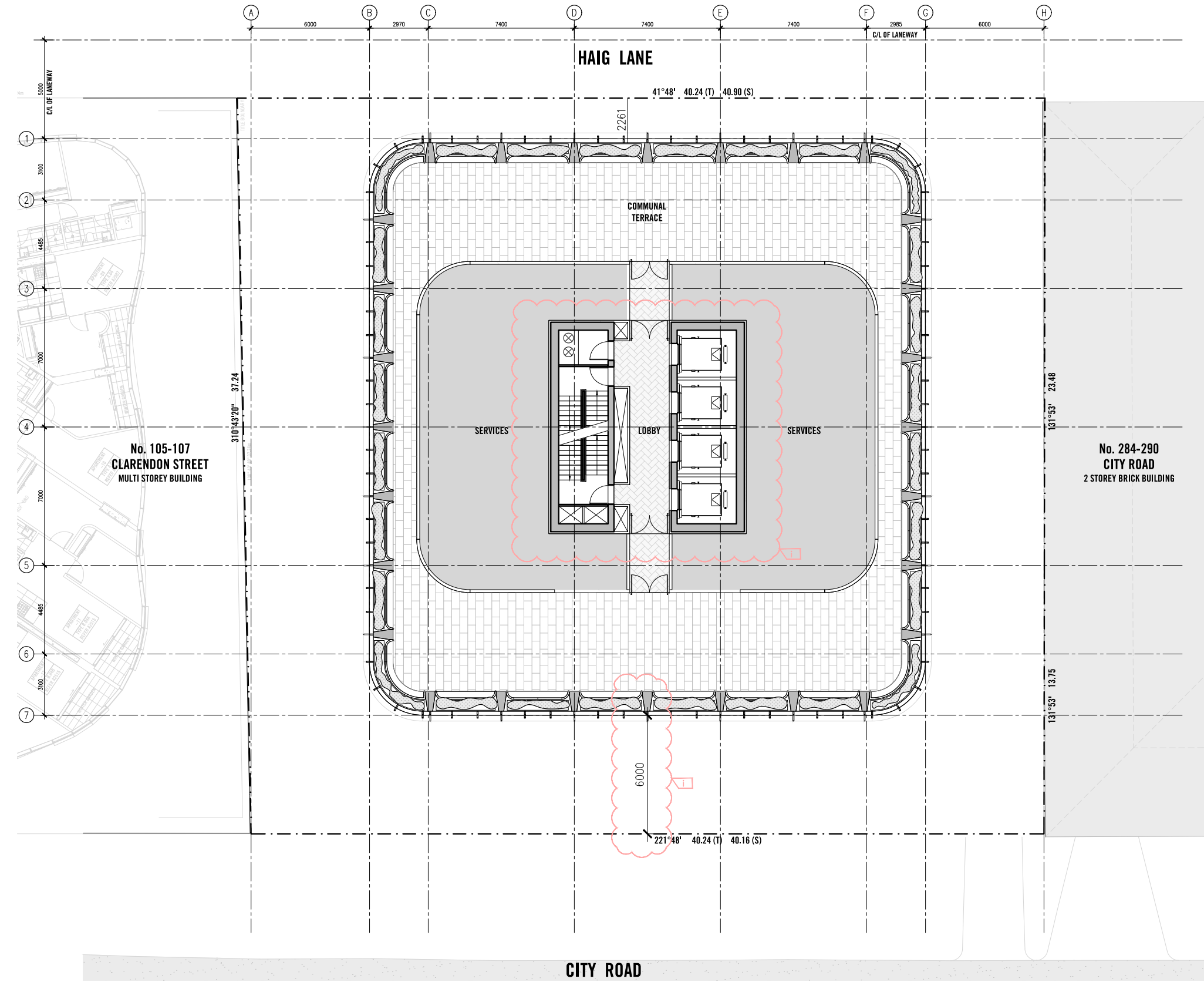


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PERMITTED LAYOUT - LEVEL 26 ROOF PLAN

PROPOSED LAYOUT - LEVEL 31 ROOF PLAN

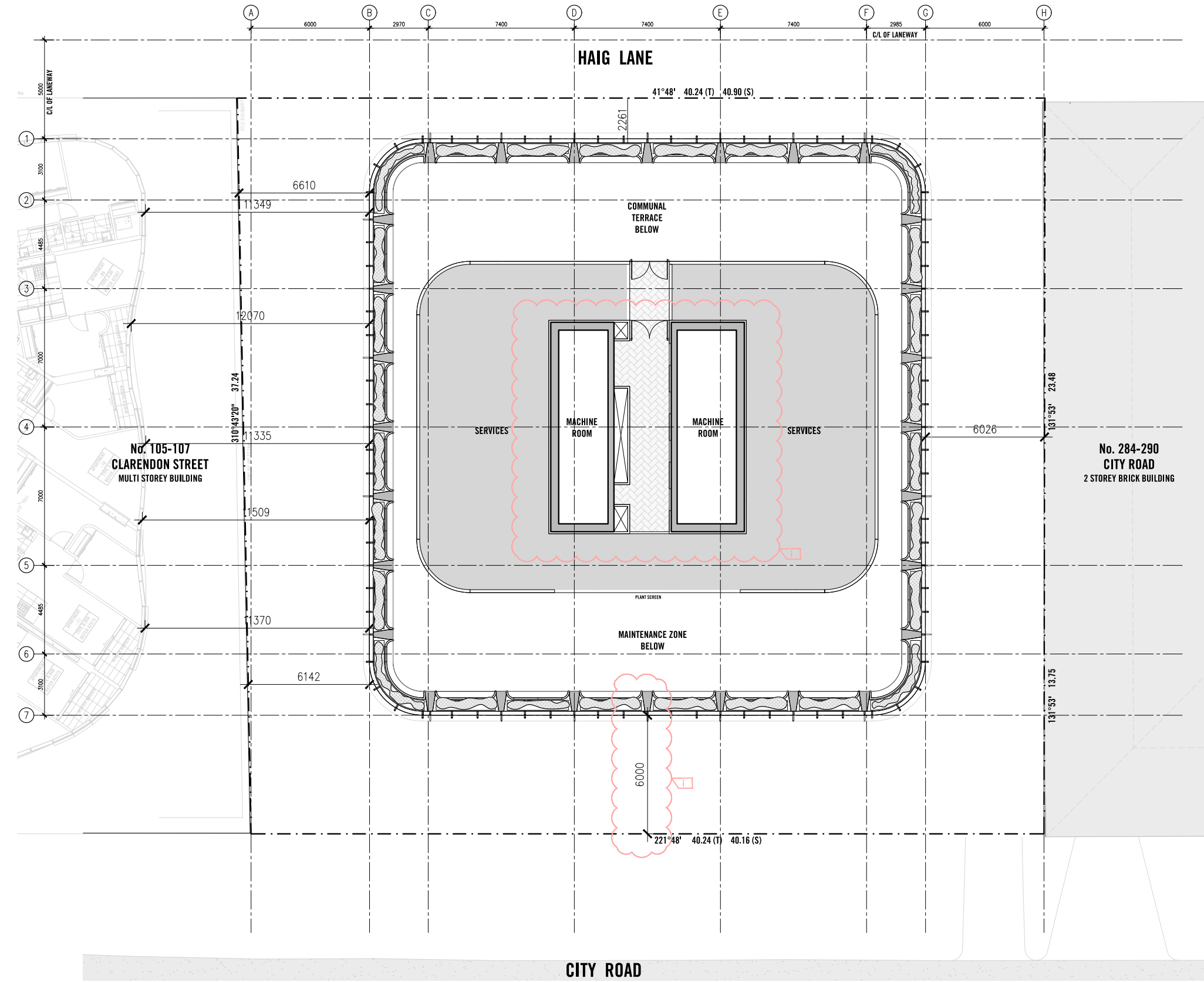
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- 1 PLANT ROOM SIZE ADJUSTED.
- 2 SMALLER TOWER CORNER RADIUS AND MINOR SIDE SETBACK REDUCTION. STILL COMPLY WITH DDO10

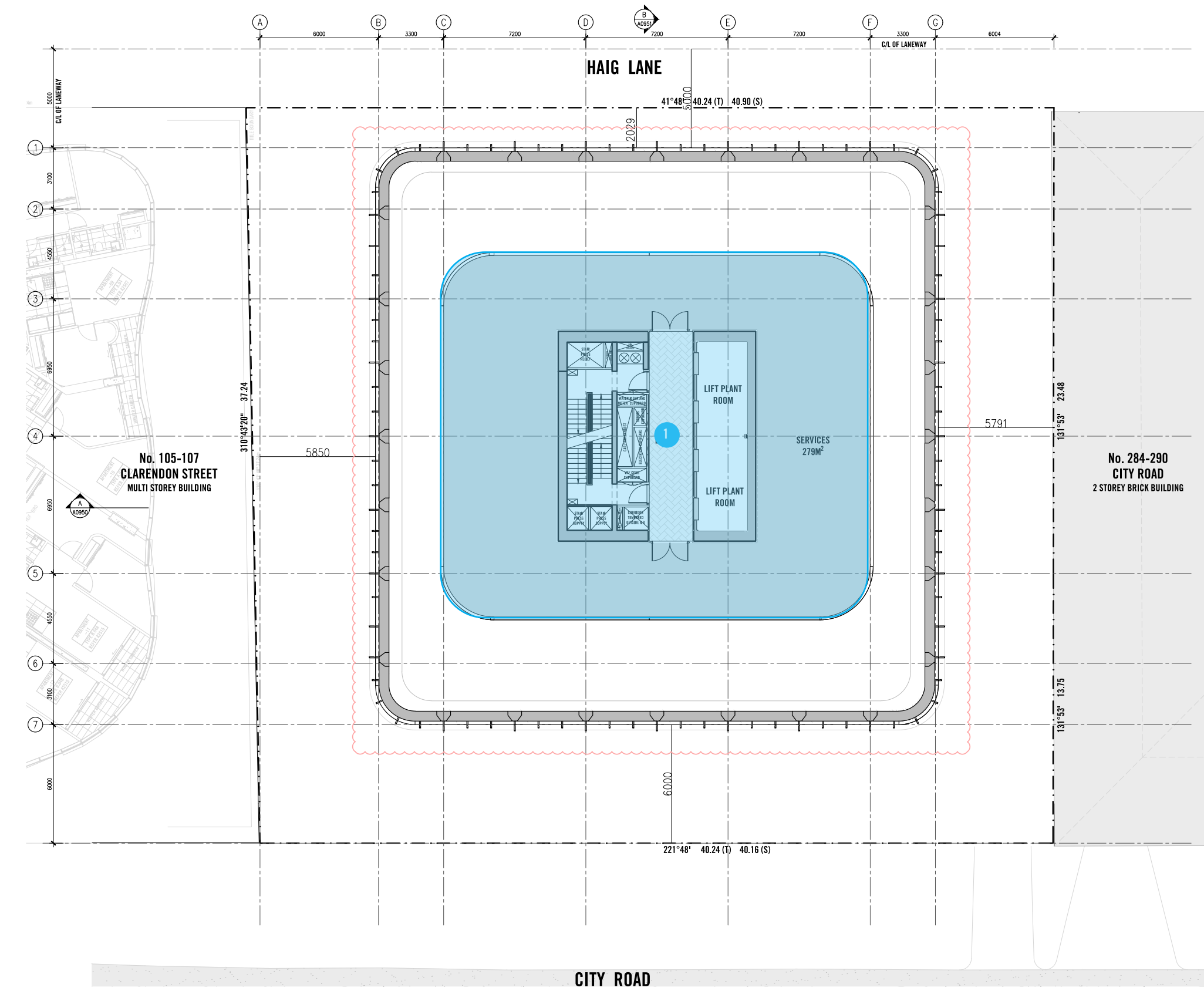
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PERMITTED LAYOUT - MACHINE ROOM LEVEL



ADVERTISED PLAN

PROPOSED LAYOUT - MACHINE ROOM LEVEL

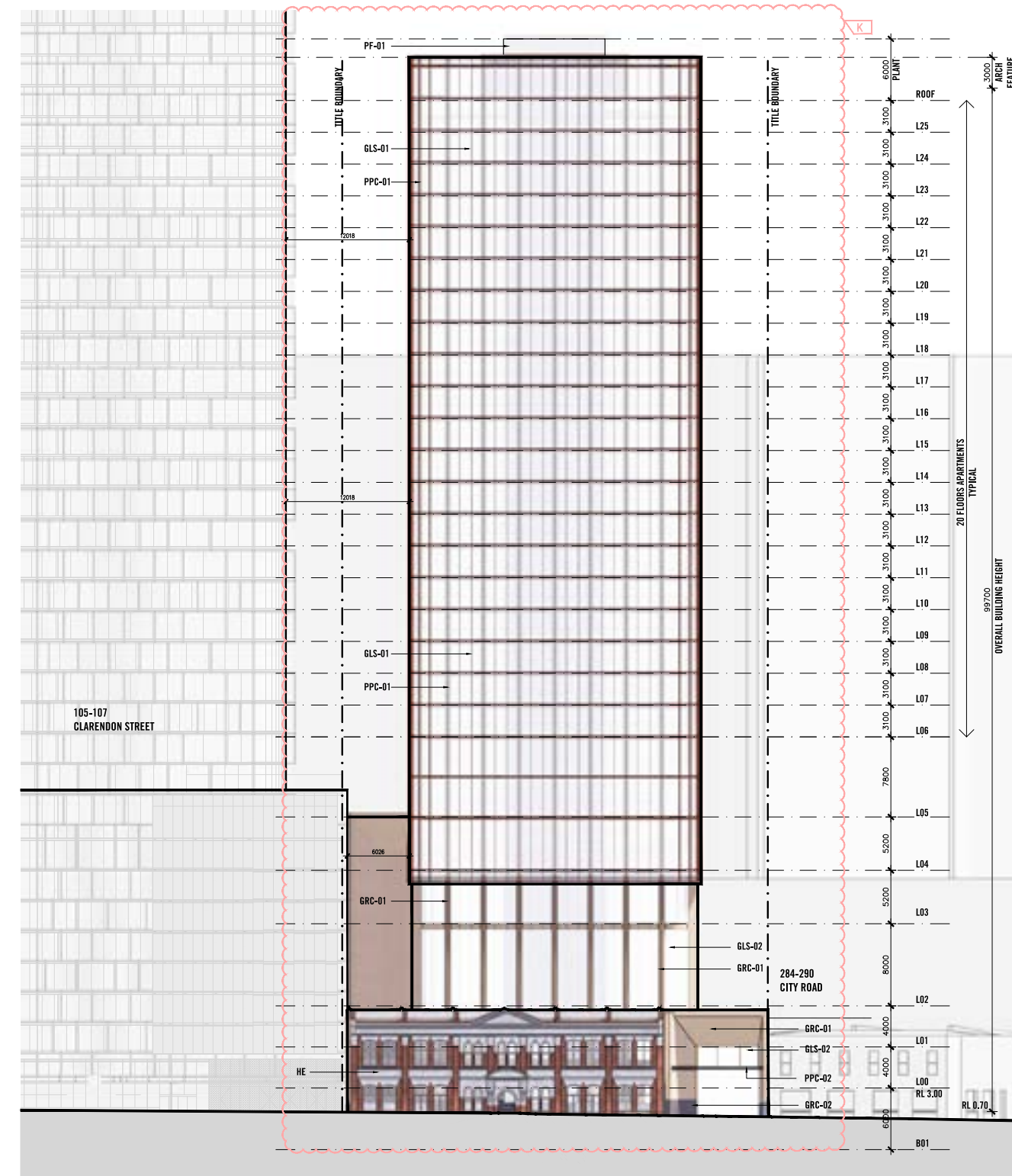


1 MACHINE ROOM SIZE ADJUSTED.

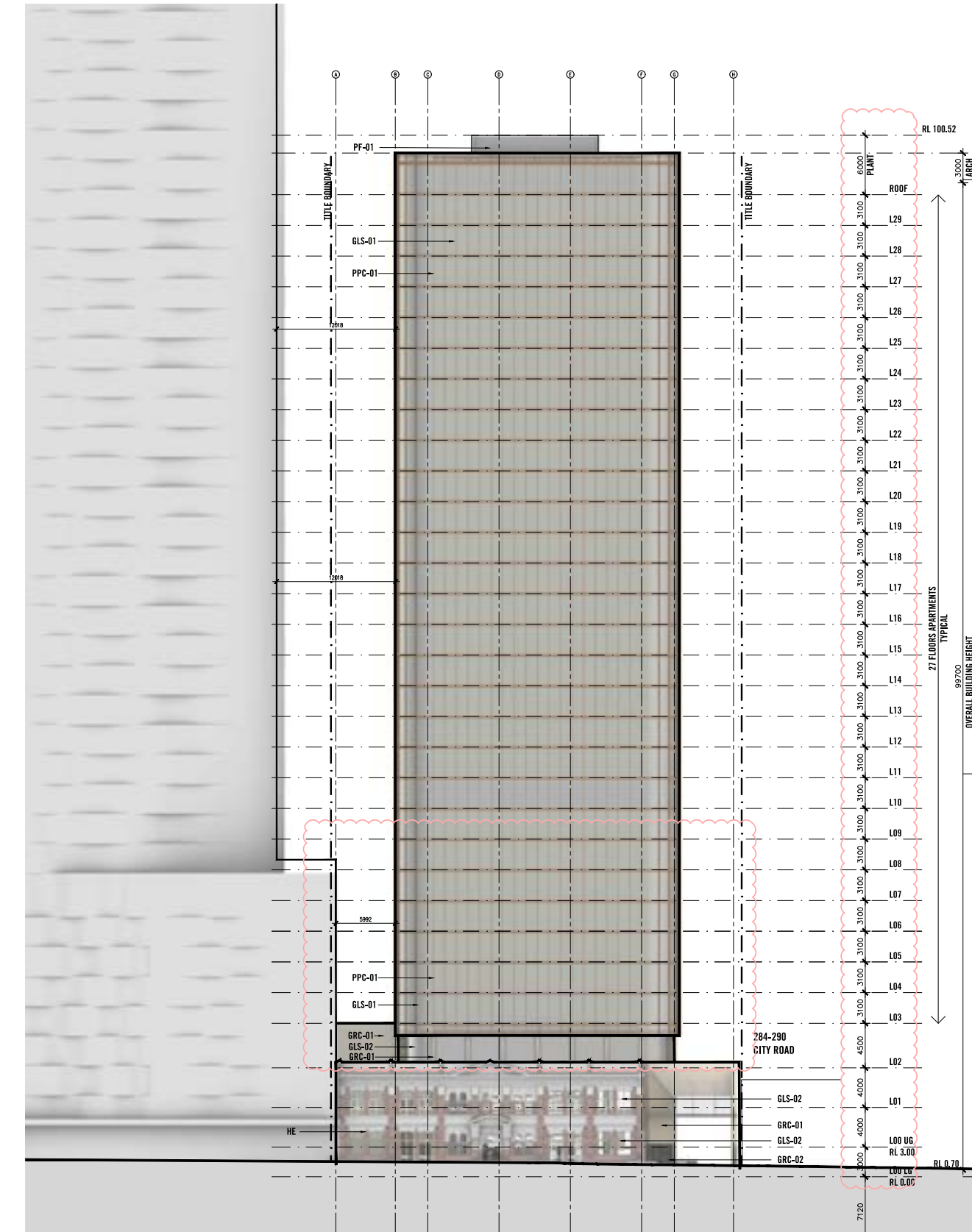
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PERMITTED ELEVATION - SOUTH (CITY ROAD)

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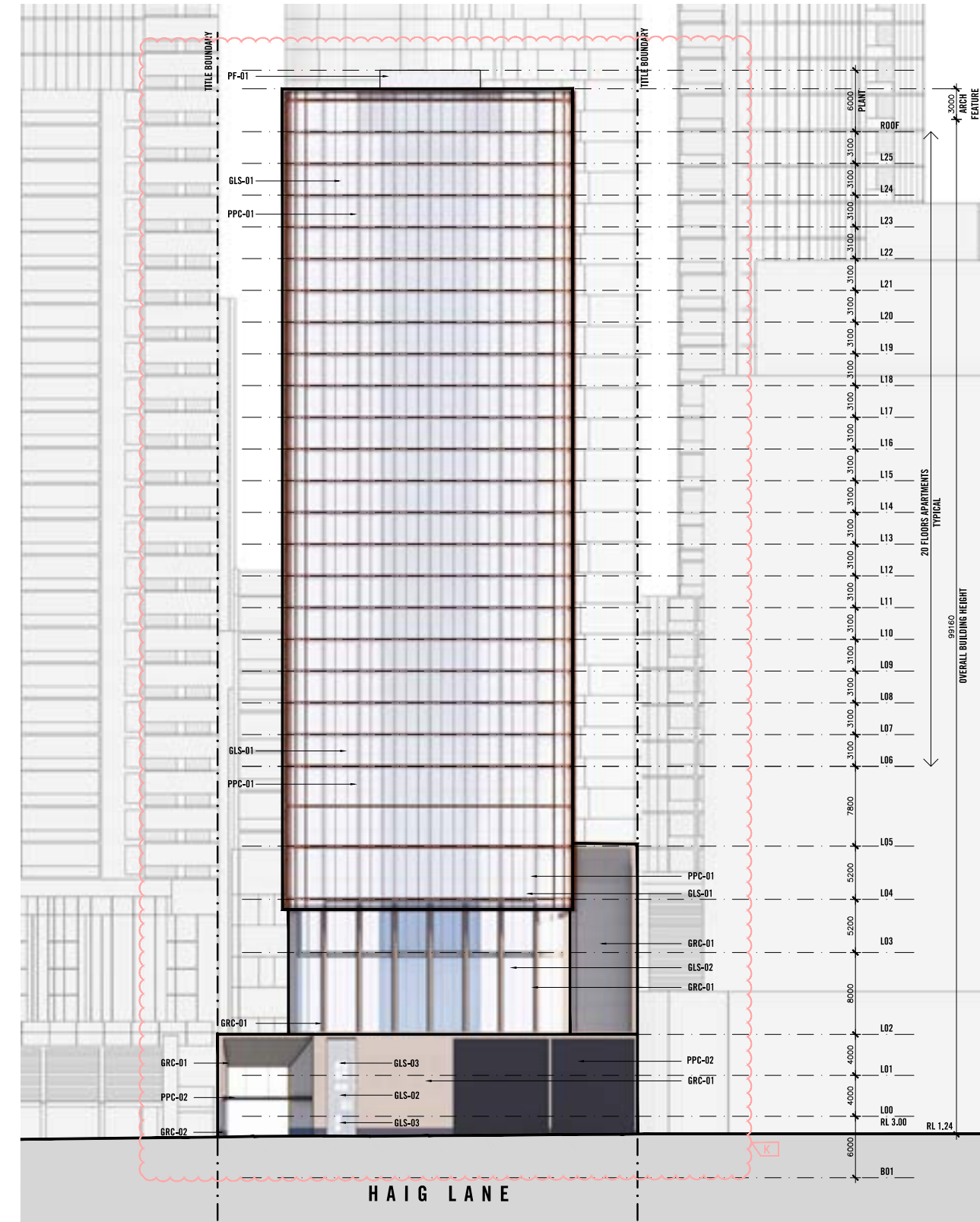
PROPOSED ELEVATION - SOUTH (CITY ROAD)



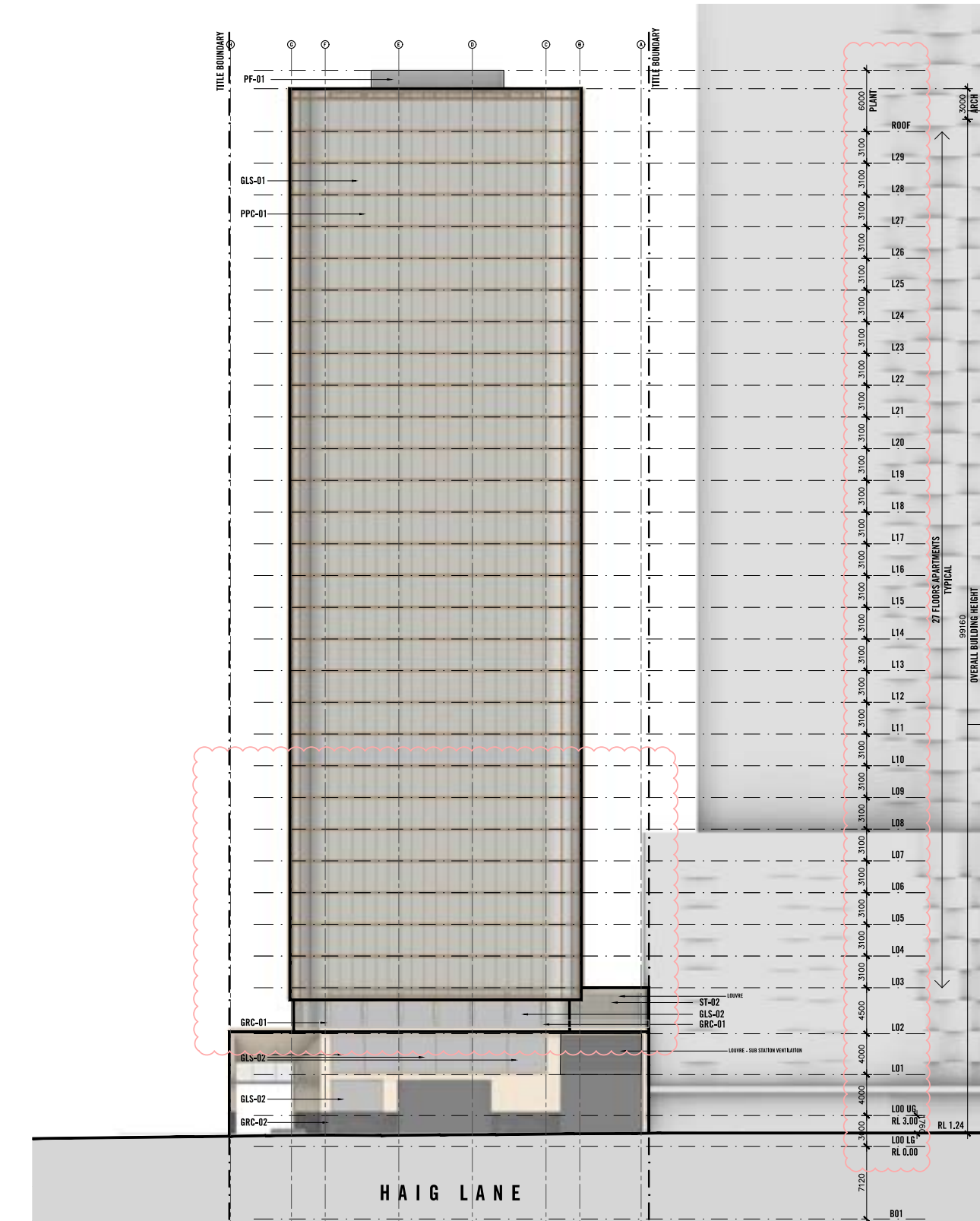
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PERMITTED ELEVATION - NORTH (HAIG LANE)

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PROPOSED ELEVATION - NORTH (HAIG LANE)



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