

Traffix Group

ADVERTISED
PLAN

This copied document to be made available
for the sole purpose of enabling
its consideration and review as
part of a planning process under the
Planning and Environment Act 1987.
The document must not be used for any
purpose which may breach any
copyright

Traffic Engineering Assessment

Ss. Michael & John's Primary School Expansion
7 McLachlan Street, Horsham

Prepared for
Morton & Co Architects

June 2025

G36640R-01B

ADVERTISED PLAN

Document Control

Our Reference: G36640R-01B

Issue No.	Type	Date	Prepared By	Approved By
A	Draft	16/06/2025	E. O'Farrell/M. Koorn	H. Turnbull (RPE 6312)
B	Initial Issue	16/06/2025	E. O'Farrell/M. Koorn	H. Turnbull (RPE 6312)

AS/NZS ISO 45001-2018 Occupational Health & Safety Management Systems
AS/NZS ISO 14001 Environmental Management Systems
AS/NZS ISO 9001-2016 Quality Management Systems



COPYRIGHT: The ideas and material contained in this document are the property of Traffix Group (Traffix Group Pty Ltd – ABN 32 100 481 570). Use or copying of this document in whole or in part without the written permission of Traffix Group constitutes an infringement of copyright.

LIMITATION: This report has been prepared on behalf of and for the exclusive use of Traffix Group's client and is subject to and issued in connection with the provisions of the agreement between Traffix Group and its client. Traffix Group accepts no liability or responsibility whatsoever for or in respect of any use of or reliance upon this report by any third party.

Table of Contents

1. Introduction..... 1

2. Existing Conditions..... 2

2.1. Subject Site..... 2

2.2. Land Use..... 3

2.3. Current Road Network 4

2.4. Public Transport 5

3. Proposal..... 6

4. Car Parking Considerations 7

4.1. Statutory Requirements – Clause 52.06 7

4.2. Consideration of Car Parking Impacts 8

5. Bicycle Considerations 9

5.1. Statutory Requirements – Clause 52.34 9

5.2. Response to RFI..... 10

6. Traffic Considerations..... 11

7. Loading & Waste Considerations 11

8. Conclusions 12

List of Appendices

Appendix A Development Plans

ADVERTISED
PLAN

1. Introduction

Traffix Group has been engaged by Planit Consulting to undertake a Traffic Engineering Assessment for the expansion of Ss. Michael & John's Primary School in Horsham.

On May 19 2025, the Department of Transport and Planning (DTP) issued a request for further information (RFI) in response to the Application for a Planning Permit for the expansion of Ss. Michael & John's Primary School (refer. PA2503669).

The RFI includes the following item:

- 1) *Clarification of the reduction sought under Clause 52.34 including:*
 - a. *The existing number of staff and bicycle spaces,*
 - b. *The proposed number of staff and student bicycle spaces,*
 - c. *The number of students over year 4 (as prescribed in Table 1 to Clause 52.34-5)*

The following report provides a traffic engineering assessment of the proposed development including a response to DTP's RFI.

**ADVERTISED
PLAN**

2. Existing Conditions

2.1. Subject Site

Ss. Michael & John's Primary School is located on the south side of McLachlan Street in Horsham and to the east of Ss. Michael & John's Catholic Church.

The school has frontages to McLachlan Street to the north, McPherson Street to the east and Roberts Avenue to the south.

Ss. Michael & John's Primary School offers classes from prep through to year 6 and has a current enrolment capacity for up to 300 students. The school currently operates with 35 employees.

The site has an existing carpark located to the west of the main school building. This carpark includes a total 24 car spaces (including one DDA space).

An existing shed provides 22 student bicycle parking spaces on the site.

A locality map and aerial image of the site are provided at Figure 1 and Figure 2, respectively.

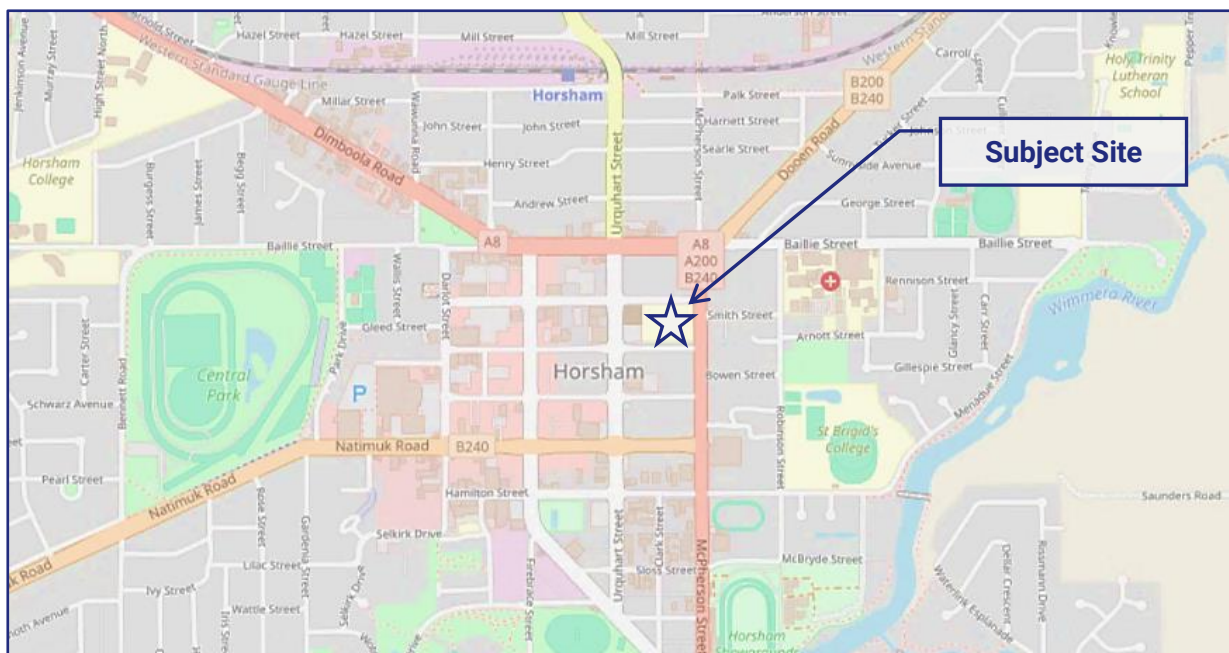


Figure 1: Locality Map (Source: Melway Pty. Ltd)

**ADVERTISED
PLAN**



Figure 2: Aerial Image (Source: Nearmap, November 2024)

2.2. Land Use

The site is located with a General Residential Zone – Schedule 1 (GRZ1) under the Horsham Planning Scheme as shown in the land use map at Figure 3. The land uses immediately to the north, east and south of the site are residential. Ss. Michael & Johns church and parish offices are located immediately west of the site with an off-street car park operated by Council also located on the same block as the school.

The site is located on the eastern edge of the Horsham CBD with the land to the west of the site zoned for commercial use. .

The site is subject to a Design and Development Overlay – Schedule 3 (DDO3) of the Horsham Planning Scheme which relates to the wider airport environs area.

**ADVERTISED
PLAN**

ADVERTISED PLAN

Traffic Engineering Assessment

7 McLachlan Street, Horsham

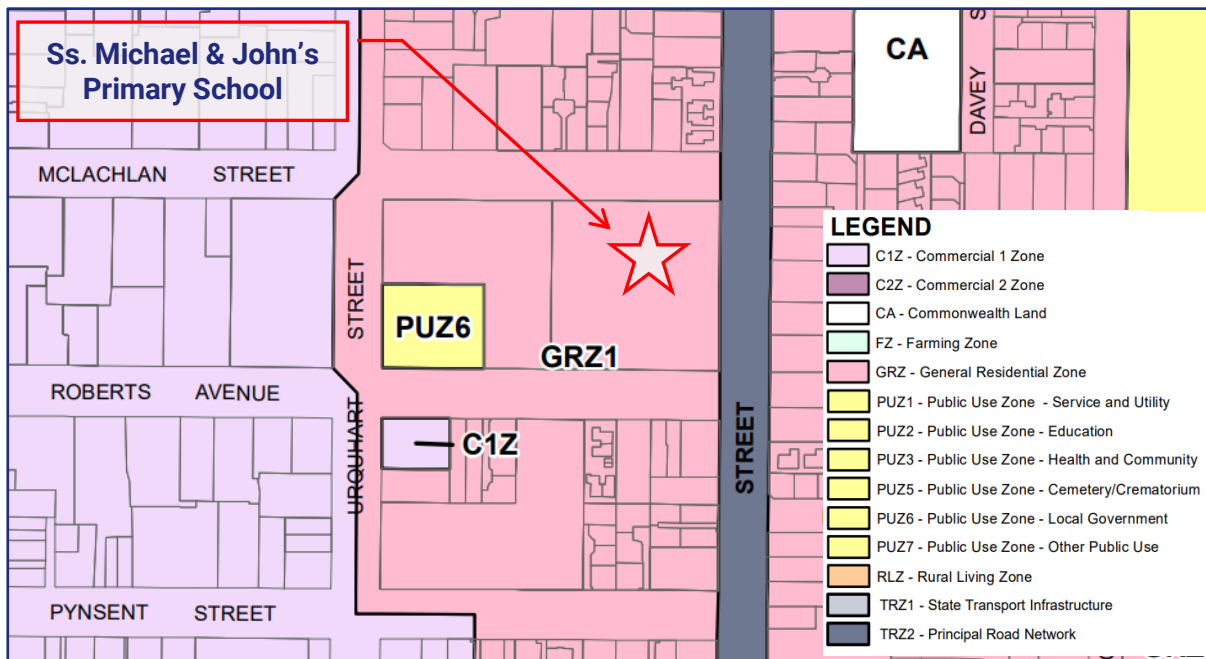


Figure 3: Land Use Zone Map (Source VicPlan)

2.3. Current Road Network

McLachlan Street is a Council owned road defined as an Access Urban road under the Horsham Rural City Council Road Register. McLachlan Street extends in an east-west direction between McPherson Street and Darlot Street.

In the vicinity of the site, McLachlan Street has an approximately 21m wide carriageway which accommodates a through traffic lane and angled kerb-side parking in both directions, as well as intermittent landscaping within a central median.

Kerbside parking is generally unrestricted, however at the Primary School entrance there are spaces signed for 'Drop Off Zone' between 8:30-9:15am and 3:00-3:45pm on school days.

There are right turn bans along the McLachlan Street central median to stop U-turns during peak times on school days between 8:30-9:30am and 3:00-4:00pm.

A posted speed limit of 40km/h applies to McLachlan Street.

McPherson Street is DTP controlled arterial road which is part of the Principal Transport Network (TRZ2). McPherson Street extends in a north-south direction from Palk Street in the north and continues south as the Henty Highway towards Hamilton and southeast as the Western Highway towards Ballarat.

In the vicinity of the site, McPherson Street has a 21.5m wide (approx.) carriageway which accommodates two through traffic lanes and indented kerbside parking in both directions.

The kerbside parking is provided as a mix of unrestricted and permit zone restricted spaces.

In the vicinity of the site, McPherson Street operates in a School Zone with a 40km/h speed limit between 8:00-9:30am and 2:30-4:00pm on school days. A posted speed limit of 60km/h applies at all other times.

Roberts Avenue is a local Council road defined as an Access Urban road under the Horsham Rural City Council Road Register. Roberts Avenue extends in an east-west direction between McPherson Street and Darlot Street.

In the vicinity of the site, Robert Avenue has an approximately 17.3m (approx.) wide carriageway which accommodates two-way traffic movements and parking on both sides of the road.

Parking along Roberts Avenue is generally unrestricted and provided as a mix of parallel and angled parking.

A posted speed limit of 40km/h applies to Roberts Avenue.

2.4. Public Transport

The site is accessible via public transport services with a bus stop along the Roberts Avenue frontage which services the Horsham east west bus route.

We understand that Ss. Michael & John's Primary School offers several town and country school bus services for their students.

An excerpt of the Horsham Bus Network map is provided at Figure 4.

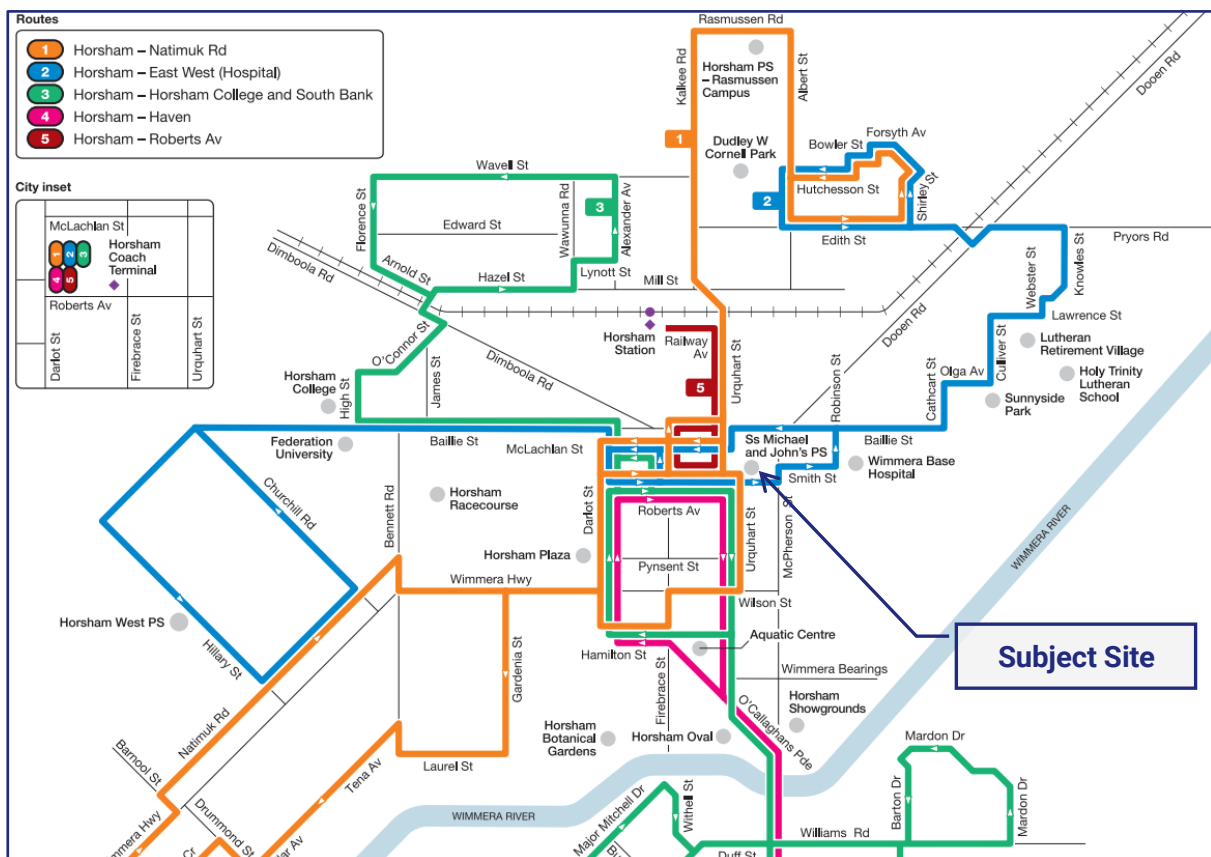


Figure 4: Horsham Bus Network Excerpt (Source: PTV)

ADVERTISED PLAN

Traffic Engineering Assessment

7 McLachlan Street, Horsham

3. Proposal

The proposal is for the expansion of Ss. Michael & John's Primary School across two projects described as:

- Project 1: Additional classrooms – expansion of existing classrooms within the main school building, and
- Project 2: STEAM Building – construction of new building at the northeast of the site.

Project 2 will also include the removal of an existing portable building to be replaced with an outdoor 'sanctuary' as well as the relocation of the existing eastern pedestrian gate to the south of the proposed STEAM building.

The additional classroom facilities will lead to an ultimate enrolment capacity at the school of 375 students, representing an increase of 75 students from existing levels.

The increase in students will not result in an increase in staff, and the school will retain the existing staffing level of 35 post-development.

Development plans have been prepared by Morton+Co Architects (copy attached at Appendix A) with a summary of the proposed works shown in Figure 5 below.

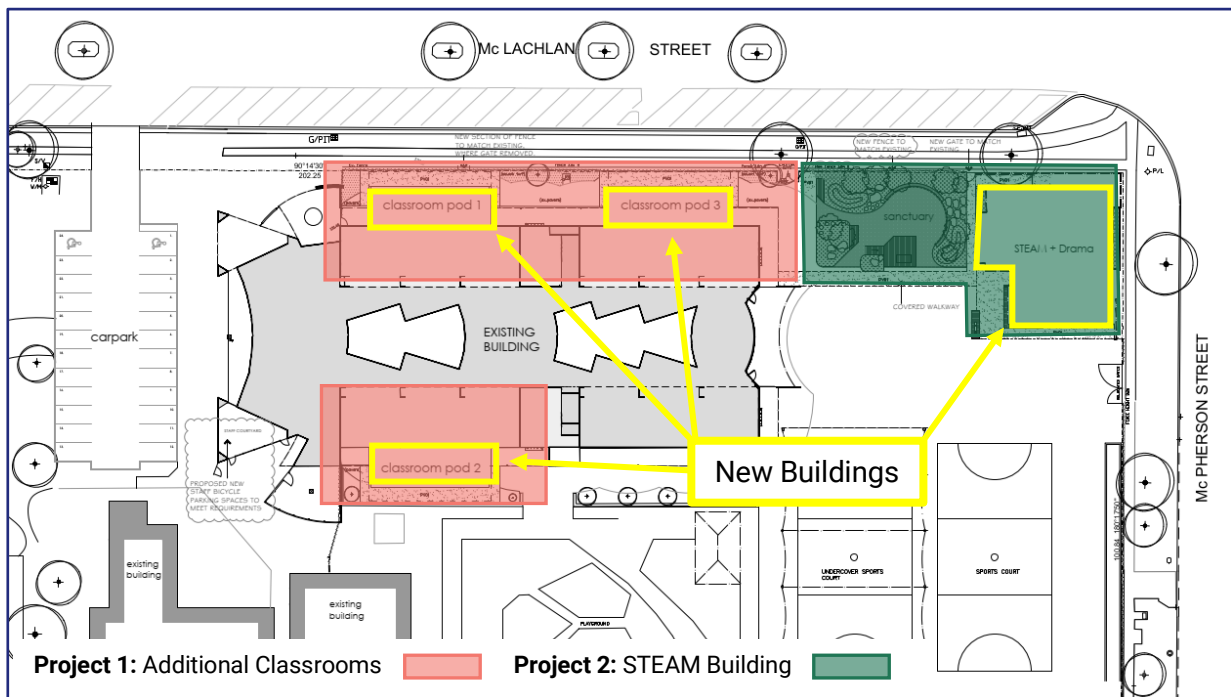


Figure 5: Proposed Site Plan

The expansion of the school does not propose any changes to the current car parking design or provisions on-site.

The plans indicate the provision of bicycle parking spaces in line with the statutory requirements.

4. Car Parking Considerations

4.1. Statutory Requirements – Clause 52.06

The car parking requirements for the subject site are outlined under Clause 52.06 of the Horsham planning Scheme. The purpose of Clause 52.06 is:

- *To ensure that car parking is provided in accordance with the Municipal Planning Strategy and the Planning Policy Framework.*
- *To ensure the provision of an appropriate number of car parking spaces having regard to the demand likely to be generated, the activities on the land and the nature of the locality.*
- *To support sustainable transport alternatives to the motor car.*
- *To promote the efficient use of car parking spaces through the consolidation of car parking facilities.*
- *To ensure that car parking does not adversely affect the amenity of the locality.*
- *To ensure that the design and location of car parking is of a high standard, creates a safe environment for users and enables easy and efficient use.*

A summary of the statutory car parking requirements for a Primary School is provided in the table below.

Table 1: Statutory Car Parking Requirement – Clause 52.06

Use	Rate	Measure (Column C)
Primary School	1 car space	To each employee that is part of the maximum number of employees on the site at any time

Clause 52.06-5 provides the following in relation to car parking requirements associated with expansions of existing uses:

Where an existing use is increased by the measure specified in Column C of Table 1 for that use, the car parking requirement only applies to the increase, provided the existing number of car parking spaces currently being provided in connection with the existing use is not reduced.

In this instance, the proposal does not include any increase in the number of employees that will be on the site at any given time (measure specified in Column C of Table 1 for a Primary School Use) and there is no change to the existing number of car parking spaces being provided in connection with the existing use.

Accordingly, the proposed expansion does not generate any statutory requirement to provide additional on-site car parking and no parking reduction is being sought as part of this application.

**ADVERTISED
PLAN**

4.2. Consideration of Car Parking Impacts

Notwithstanding the above, it is logical to expect that the increase in the number of students at the school associated with this proposal will result in additional car parking demands generated by student drop-off and pick-up.

We note that the statutory car parking requirements for on-site car parking provisions for a primary school use are based only on providing one space per employee. It is reasonable to infer that the provisions of Clause 52.06 consider it acceptable that the car parking demands associated with student drop-off and pick-up are accommodated off-site. This is consistent with what occurs at this site.

The site is well served by on-street and publicly available off-street car parking with 181 spaces located in the immediate vicinity of the site, as identified in Figure 6 below, with significant provisions provided on other surrounding streets including some with angled kerbside and median parking being provided.



Figure 6: Off-Site Car Parking Provisions in the Immediate Vicinity of the Site

While we anticipate that there will be an increase in car parking demands during school drop-off and pick-up periods (likely in the order of a 20% increase from existing levels, proportional with the increase in student numbers), these demands only occur over a relatively short period of the day. Outside of these times, there are not anticipated to be any changes from existing conditions.

5. Bicycle Considerations

5.1. Statutory Requirements – Clause 52.34

Clause 52.34 of the Planning Scheme specifies the bicycle parking requirement for new developments.

The school has an existing Planning Permit (09-007) issued by Horsham Rural City Council dated March 2009.

Bicycle Facilities

10. No fewer than one (1) bicycle facility for the Staff and one (1) for each five (5) pupils over year 4 must be provided on the land for the use of the new Ss Michael and John's Primary School. At least one (1) shower facility including an associated change area must be provided for the use of staff.

No formal bicycle parking spaces are currently provided on the site and accordingly, this existing permit condition is yet to be addressed.

While the statutory bicycle parking requirements would typically only apply to the proposed expansion of the use on the site (similar to the statutory car parking requirements), we have considered the post-development conditions on the site in full, given that the requirements associated with the existing use on the site have not been met.

The statutory bicycle parking requirements are outlined in Table 2.

Table 2: Statutory Bicycle Parking Requirements

Use	No./Size	Statutory Rate	Requirement
Primary School	35 x Staff	1 space to each 20 employees	2 spaces
	75 x Grade 5 & 6 students	1 spaces to each 5 pupils over year 4	15 spaces
Total			17 spaces

Based on the above assessment, the development is required to provide a total of 17 bicycle spaces, including two staff spaces and 15 spaces for students.

There is an existing provision of 22 student parking spaces that will be retained with the proposed plans indicating the provision of separate staff parking areas to meet the statutory requirements. We are satisfied that the areas indicated can reasonably accommodate the requirements and the detailed design and provision of these spaces could be addressed via permit condition.

**ADVERTISED
PLAN**

5.2. Response to RFI

A summary of the RFI comments provided by DTP and a response is provided in the table below.

Table 3: RFI Response

RFI Item	Traffix Response
<i>a) The existing number of staff and student bicycle spaces</i>	There are 22 student spaces currently provided on-site.
<i>b) The proposed number of staff and student bicycle spaces</i>	The proposal includes the provision of 17 bicycle spaces total, comprising 15 student and 2 staff spaces.
<i>c) the number of students over year 4 (as prescribed in Table 1 to Clause 52.34-5)</i>	We are advised by the school that, post-development, there will 75 students over year 4 (grade 5 & 6).

**ADVERTISED
PLAN**

6. Traffic Considerations

To estimate the level of traffic that may be generated by the proposed expansion, we refer to the NSW Guide to Transport Impact Assessment, which provides traffic generation rates based on comprehensive case study data. The Guide includes the following peak hour traffic generation rates for regional primary schools:

- AM peak hour: 1.2 vehicle trips/student, and
- PM peak hour: 1.0 vehicle trip/student.

Application of the above rates to the proposed increase in student enrolments (75 students) equates to an estimated additional 90 vehicle trips in an AM peak hour and 75 vehicle trips in a PM peak hour.

Given the site's central location within Horsham, we anticipated that these vehicle trips will be spread in all directions to and from multiple streets.

Traffic generation of this magnitude equates to, on average, one or two additional vehicle movements each minute either travelling to or from the school during peak periods. When spread across multiple streets and through multiple intersection we do not anticipate that this level of additional traffic will have any noticeable impact on the operation of the surrounding road network.

7. Loading & Waste Considerations

Clause 65.01 of the Planning Scheme states that the responsible authority must consider a number of matters as appropriate including:

- *The adequacy of loading and unloading facilities and any associated amenity, traffic flow and road safety impacts.*

No changes to the existing loading or waste collection arrangements for the school area proposed.

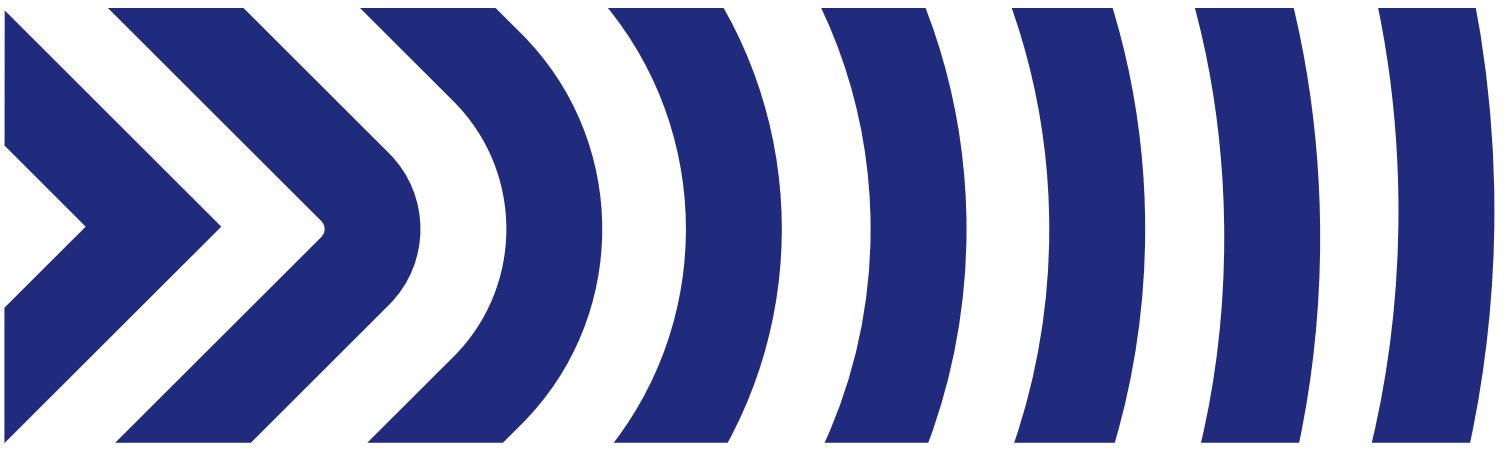
**ADVERTISED
PLAN**

8. Conclusions

Having undertaken a traffic engineering assessment of the proposed expansion at Ss. Michael & John's Primary School in Horsham, we are of the opinion that;

- a) the proposed school expansion will increase the enrolment capacity by 75 students to 375 students and will continue to operate with 35 staff,
- b) the proposal does not trigger a statutory car parking requirement to provide additional on-site car parking under Clause 52.06,
- c) the site is required to provide 15 student bicycle spaces and two staff bicycle spaces under Clause 52.34 and one shower/changeroom facility,
- d) the proposed provision of on-site bicycle parking spaces and end-of-trip facilities for staff meets these requirements,
- e) the proposed expansion of the school can be expected to generate in the order of 90 additional peak hour vehicle movements,
- f) the level of additional traffic expected to be generated is relatively low, will be spread across multiple streets and intersections and is not anticipated to have a noticeable impact on the operation of the surrounding road network,
- g) no changes to the existing loading or waste collection arrangements are proposed, and
- h) there are no traffic engineering reasons why a planning permit for the proposed expansion at Ss. Michael & John's Primary School, should not be granted.

**ADVERTISED
PLAN**



Appendix A

Development Plans

ADVERTISED
PLAN

ARCHITECTURAL

- TP-0.01
- TP-0.02
- TP-0.03
- TP-0.04
- TP-0.05
- COVER SHEET & LOCALITY PLAN
- SITE PLAN (EXISTING CONDITIONS/DEMOLITION)
- SITE CONTEXT PLAN
- SITE PLAN (PROPOSED)
- STREET ELEVATIONS

PROJECT 1: ADDITIONAL CLASSROOMS

- TP-1.01
- TP-1.02
- TP-1.03
- TP-1.04
- TP-1.05
- TP-1.06
- TP-1.07
- TP-1.08
- FLOOR PLAN (EXISTING CONDITIONS/DEMOLITION)
- FLOOR PLAN + FLOOR FINISHES (PROPOSED)
- ROOF PLAN (EXISTING)
- ROOF PLAN (PROPOSED)
- ELEVATIONS 1 (DEMOLITION & PROPOSED)
- ELEVATIONS 2 (DEMOLITION & PROPOSED)
- ELEVATIONS 3 (DEMOLITION & PROPOSED)
- SECTIONS (DEMOLITION & PROPOSED)

PROJECT 2: STEAM BUILDING

- TP-2.01
- TP-2.02
- TP-2.03
- TP-2.04
- TP-2.05
- TP-2.06
- STEAM SITE PLAN (EXISTING / DEMOLITION)
- STEAM FLOOR PLAN (PROPOSED)
- STEAM AND COVERED WAY ROOF PLAN (PROPOSED)
- STEAM ELEVATIONS & SECTIONS (PROPOSED)
- SIGNAGE ELEVATION
- COVERED WAY

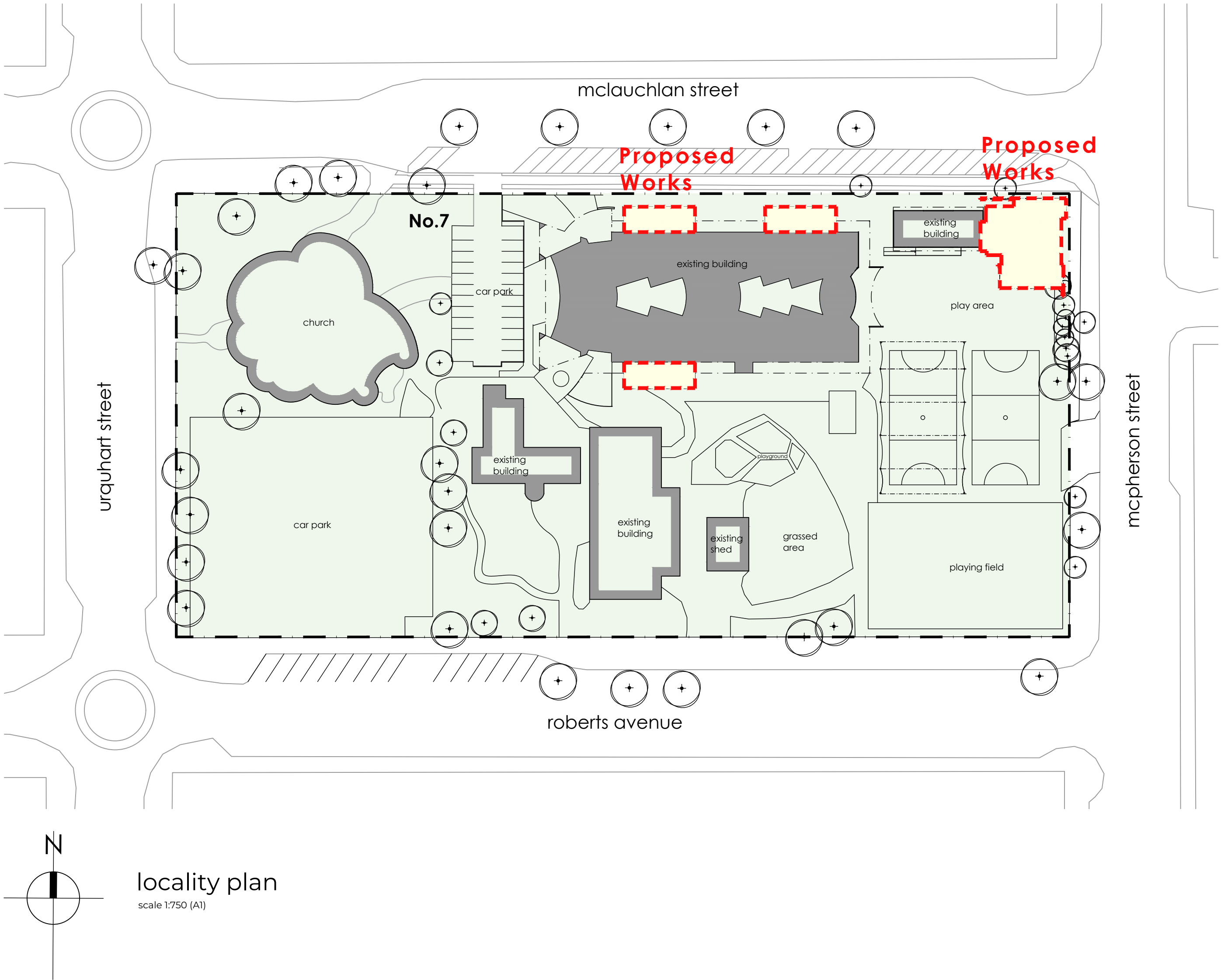
3D IMAGES

- TP-3.01
- TP-3.02
- TP-3.03
- 3D IMAGES 1
- 3D IMAGES 2
- 3D IMAGES 3

SITE PHOTOGRAPHS

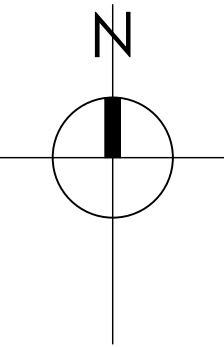
- TP-3.04
- STREET PARKING IMAGES

ADVERTISED
PLAN



Ss. Michael + John's Catholic School

Additonal Classrooms + STEAM Building



site context plan

scale 1:1000 (A1)

ADVERTISED
PLAN

MORTON
+CO

Ballarat
424 Sturt Street (PO Box 772) Ballarat, VIC 3350
03 5331 9977
Geelong
2 Malop Street, Geelong, VIC 3220
03 5271 7885
mortonco.com.au






LEGEND

PROPOSED BUILDING

Rev:	Amendment:	Date:	Drawn:	project status			
A	TOWN PLANNING AMENDMENT	28/05/2025	NW	Town Planning			
				job no.	date		
				24025	28 May 2025		
				scale @ A1	drawn	checked	approved
				1:1000	NW,MB	MVG	-
				sheet title	type	drawing no.	revision
				Site Context Plan	TP	0.02	A

FILE NAME: Z:\-Projects\Ss Michael + John's PS - Classroom, Project Space, STEAM Drama & Student Amenities (24025)\1. Drawings\1. AutoCAD\1. Design\5. TP\Ssmj_25.04.11 TP Rev\Kwong\Co Architects Pty. Ltd. - ACN 006 923 057 Copyright Reserved

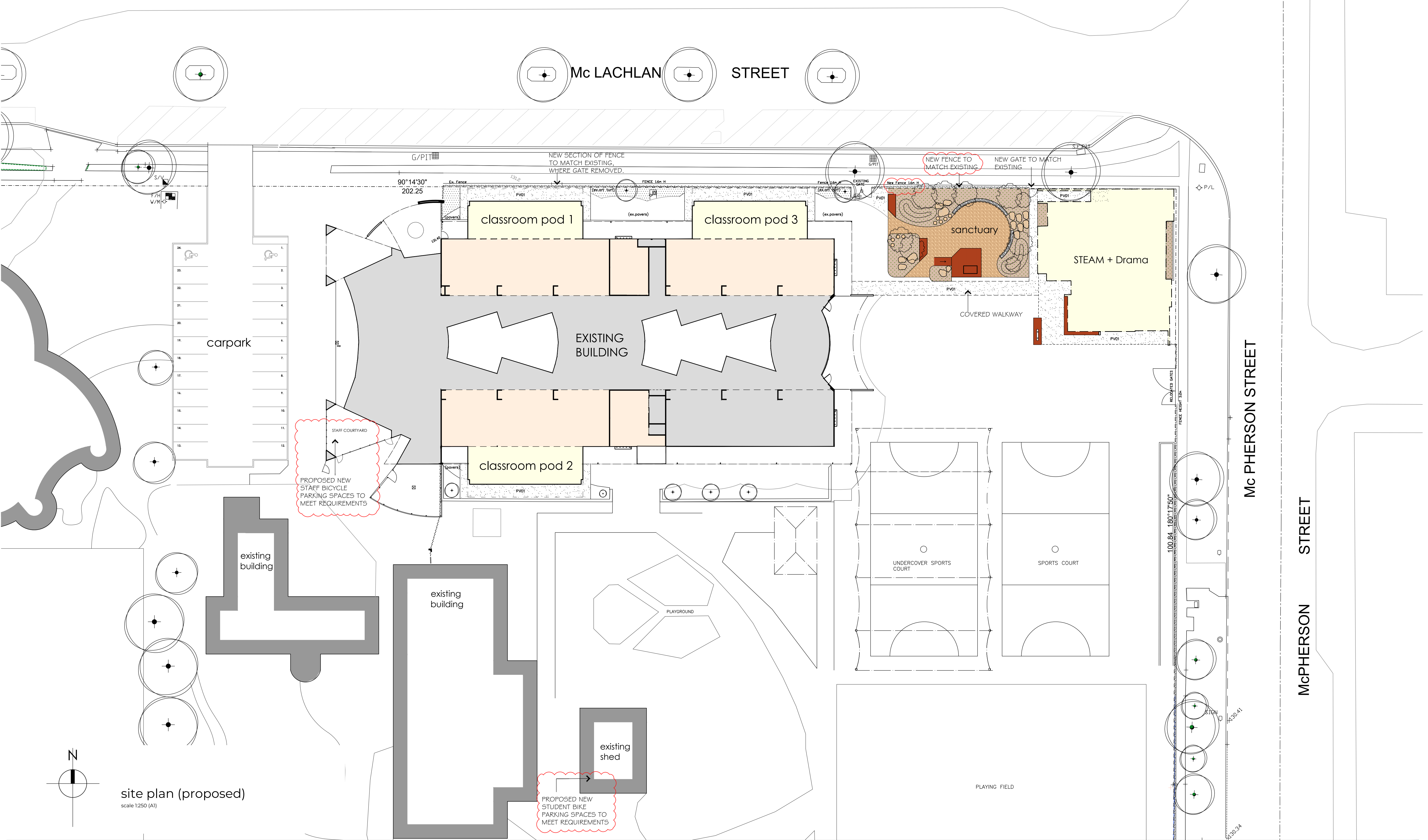
[illegible]

 <p>MORTON + CO</p> <p>Ballarat 426 Stuart Street (PO Box 772) Ballarat VIC 3350 (03) 5331 5977</p> <p>Geelong 2 Malop Street, Geelong VIC 3220 (03) 5201 7885 mortonco.com.au</p> <p>Member Australian Institute of Architects</p>	LEGEND  EXISTING BUILDING (NO WORKS)  DEMOLITION  INTERNAL ALTERATIONS	 EXISTING TREE TO BE REMOVED		Rev:	Amendment:	Date:	Drawn:	Ss. Michael + John's Catholic School 7 McLachlan Street, Horsham, VIC, 3400 project Project 1: Additional Classrooms Project 2: STEAM Building sheet title Site Plan (Existing / Demolition)	project status Town Planning job no. 24025 date 28 May 2025 scale @ A1 1:250 drawn NW,MB checked MVG approved - type TP drawing no. 0.03 revision A
				A	TOWN PLANNING AMENDMENT	28/05/2025	NW		

Rev:	Amendment:	Date:	Drawn:	<p>Ss. Michael + John's Catholic School 7 McLachlan Street, Horsham, VIC, 3400</p> <p>project</p> <p>Project 1: Additional Classrooms Project 2: STEAM Building</p> <p>sheet title</p> <p>Site Plan (Existing / Demolition)</p>	project status			
A	TOWN PLANNING AMENDMENT	28/05/2025	NW		Town Planning			
					job no. 24025		date 28 May 2025	
					scale @ A1 1:250	drawn NW,MB	checked MVG	approved -
					type TP		drawing no. 0.03	revision A

FILE NAME: Z:\-Projects\SS Michael + John's PS - Classroom, Project Space, STEAM Drama & Student Amenities (24025)\1. Drawings\1. AutoCAD\1. Design\5. TP\SSM1_25.04.11 TP Rev Model.dwg
ACN 006 923 057 Copyright Reserved

ADVERTISED
PLAN



site plan (proposed)
scale 1:250 (A1)

MORTON
+CO

Ballarat
424 Sturt Street (PO Box 772) Ballarat, VIC 3350
03 5335 9977

Geelong
2 Malop Street, Geelong, VIC 3220
03 5227 7885
mortonco.com.au

LEGEND

- EXISTING BUILDING (NO WORKS)
- INTERNAL ALTERATIONS
- NEW BUILDING WORKS

LANDSCAPING LEGEND

- PV01 CONCRETE PAVING
- COMPACTED GRANITIC TOPPING
- GROUNDCOVER & MULCH PLANTING
- TIMBER SEATING
- CORTEN STEEL EDGING

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

project
Project 1: Additional Classrooms
Project 2: STEAM Building

sheet title
Site Plan (Proposed)

project status
Town Planning

job no.
24025

date
28 May 2025

scale @ A1
1:250

drawn
NW,MB

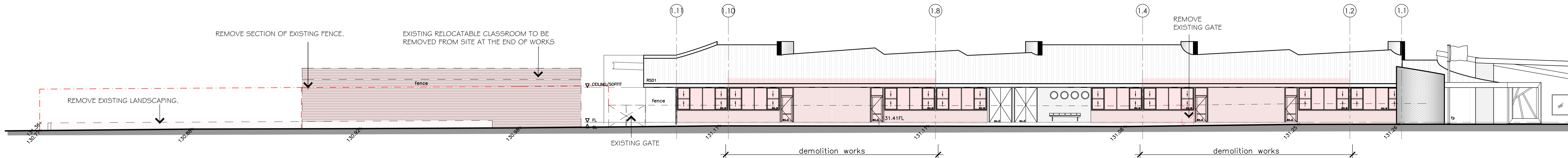
checked
MVG

approved
-

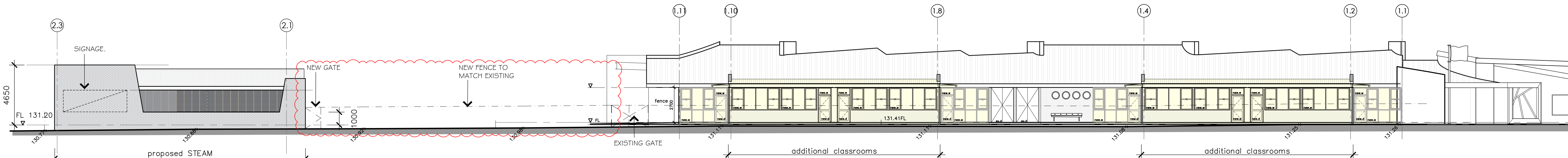
type
TP

drawing no.
0.04

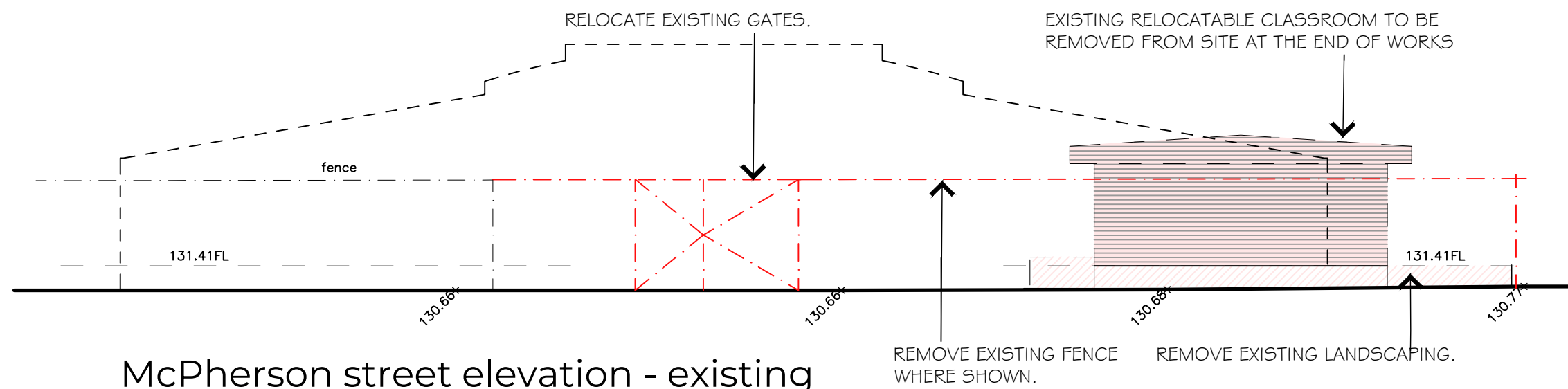
revision
A



McLachlan street elevation - existing
scale 1:150 (A1)

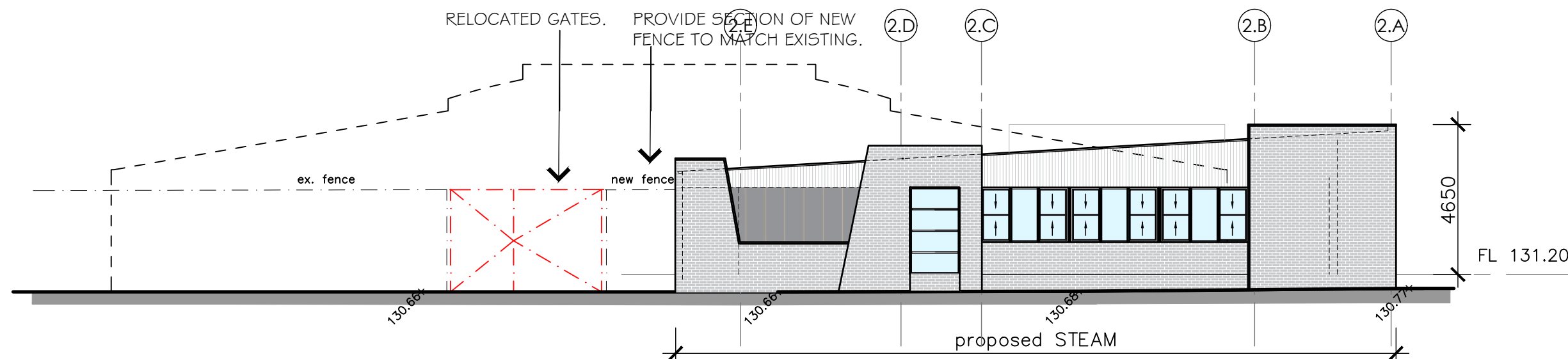


McLachlan street elevation - proposed
scale 1:150 (A1)



McPherson street elevation - existing
scale 1:150 (A1)

ADVERTISED
PLAN



McPherson street elevation - proposed
scale 1:150 (A1)

MORTON
+CO

Ballarat
424 Sturt Street (PO Box 772) Ballarat, VIC 3350
03 5335 9977
Geelong
2 Malop Street, Geelong, VIC 3220
03 5227 7885
mortonco.com.au

LEGEND

- DEMOLITION WORKS
- NEW BUILDING WORKS

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

Project 1: Additional Classrooms

Sheet Title
Street Elevations

Project Status
Town Planning

Job no.
24025

Date
28 May 2025

Scale @ A1
1:100

Drawn
NW,MB

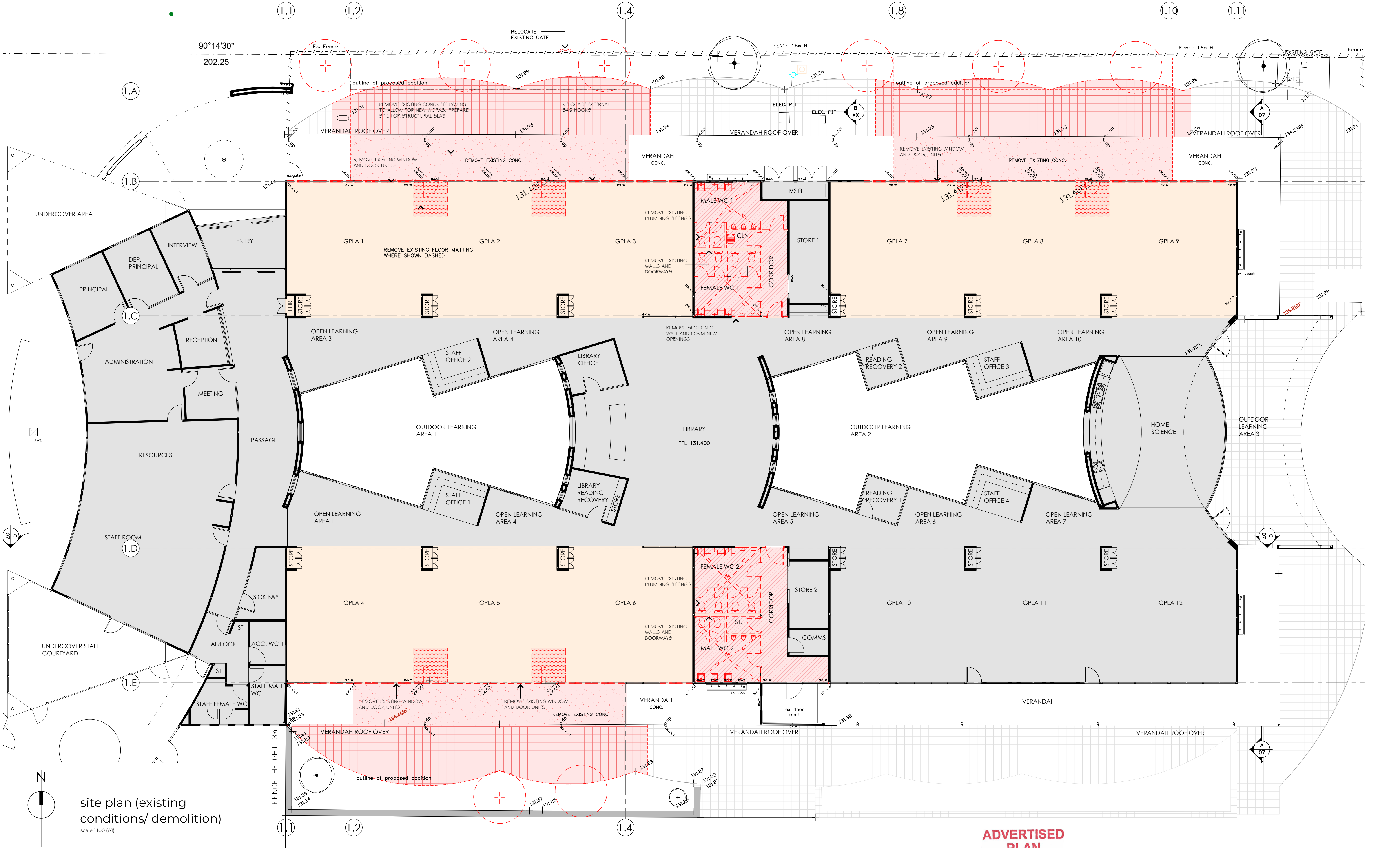
Checked
MVG

Approved
-

Type
TP

Drawing no.
0.05

Revision
A



ADVERTISED
PLAN

MORTON
+**CO**

Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5331 9977
Geelong
2 Malop Street, Geelong VIC 3220
03 5221 7885
mortonco.com.au

LEGEND

- EXISTING BUILDING (NO WORKS)
- DEMOLITION
- INTERNAL ALTERATIONS

- EXISTING TREE TO BE REMOVED

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

Project 1: Additional Classrooms

sheet title
Floor Plan (Existing / Demolition)

project status
Town Planning

Job no.
24025

date
28 May 2025

scale @ A1
1:100

drawn
NW,MB

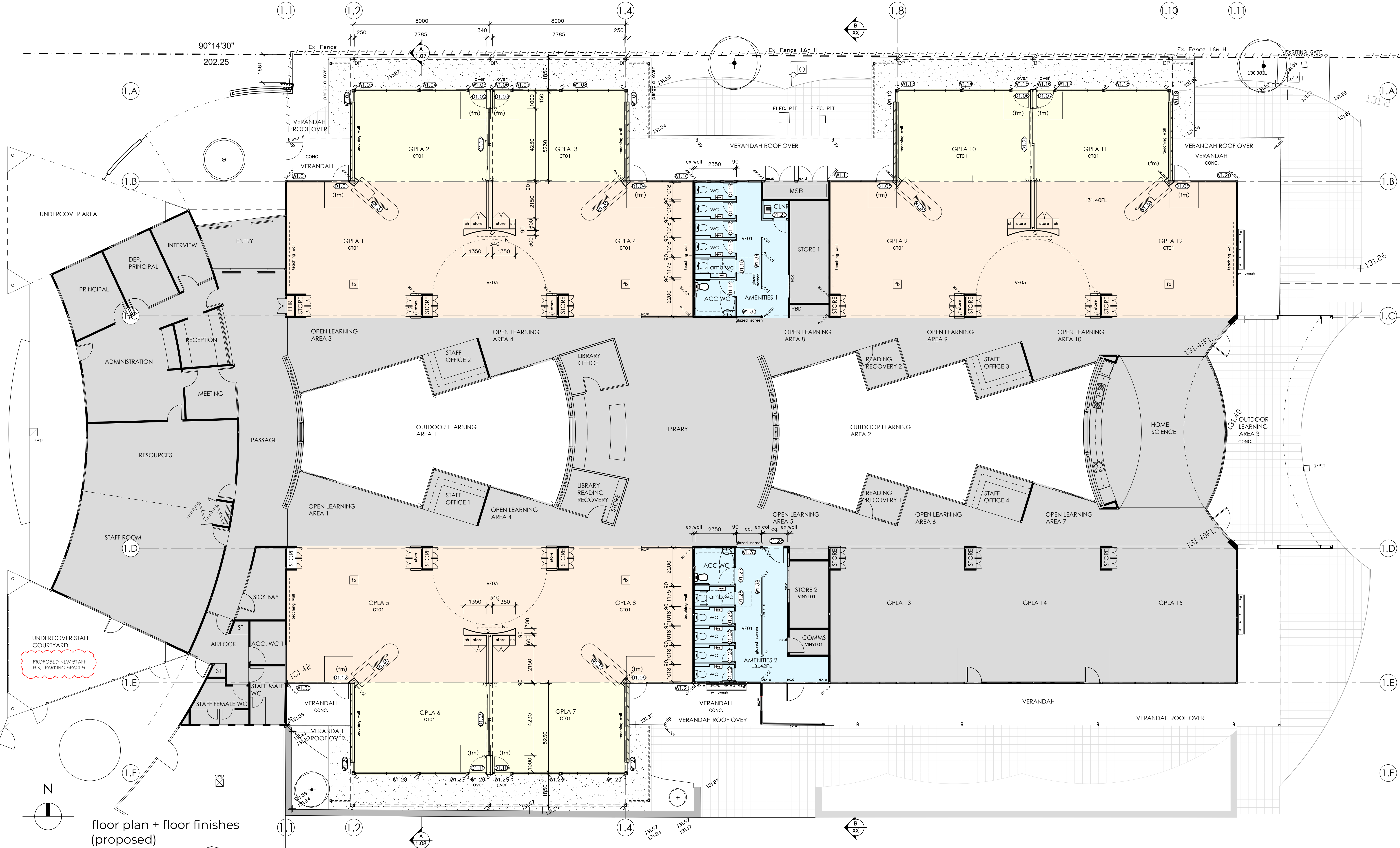
checked
MVG

approved
-

type
TP

drawing no.
1.01

revision
A



floor plan + floor finishes
(proposed)

scale 1:300 (A1)

MORTON
+**CO**

Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5331 9977
Geelong
2 Malop Street, Geelong VIC 3220
03 5221 7885
mortonco.com.au



LEGEND

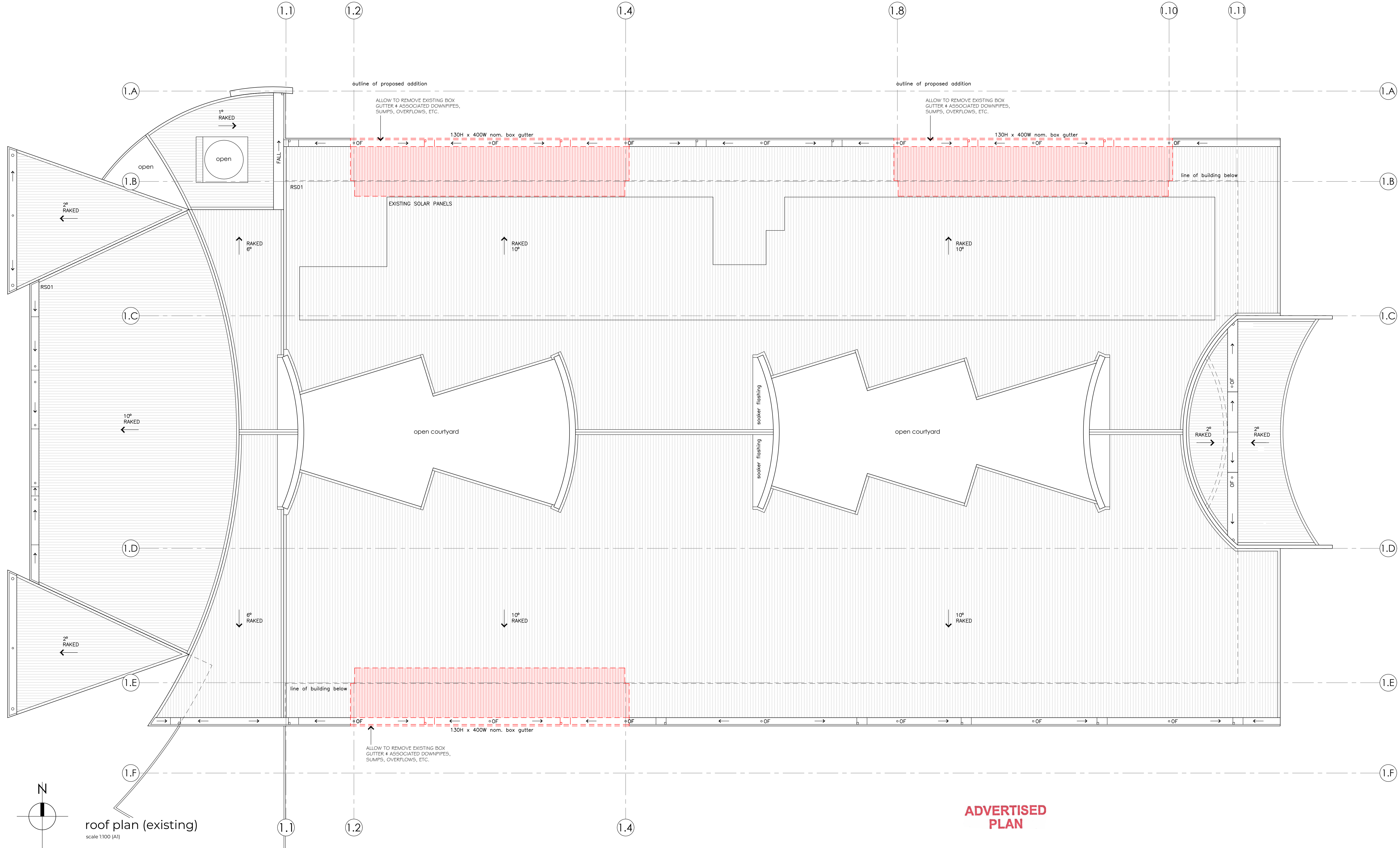
- NEW BUILDING WORKS
- REFURBISHMENT WORKS - CLASSROOMS
- REFURBISHMENT WORKS - AMENITIES

ADVERTISED
PLAN

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School 7 McLachlan Street, Horsham, VIC, 3400	
project	Project 1: Additional Classrooms
sheet title	Floor Plan & Floor Finishes (Proposed)

project status Town Planning			
job no.	24025	date	28 May 2025
scale @ A1	1:100	drawn	NW,MB
checked	MVG	approved	-
type	TP	drawing no.	1.02
revision	A		



ADVERTISED
PLAN

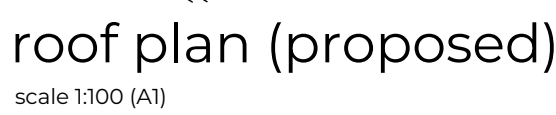


Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5331 9977
Geelong
2 Malop Street, Geelong VIC 3220
03 5221 7885
mortonco.com.au



- LEGEND
- EXISTING BUILDING (NO WORKS)
 - DEMOLITION

Rev:	Amendment:	Date:	Drawn:	project status			
A	TOWN PLANNING AMENDMENT	28/05/2025	NW	Town Planning			
				Job no.	date		
				24025	28 May 2025		
				project	scale @ A1	drawn	checked
				Project 1: Additional Classrooms	1:100	NW,MB	MVG
				sheet title	type	drawing no.	revision
				Roof Plan (Existing)	TP	1.03	A



MORTON
+∞

Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5331 5977

Geelong
2 Malop Street, Geelong VIC 3220
03 5221 7885

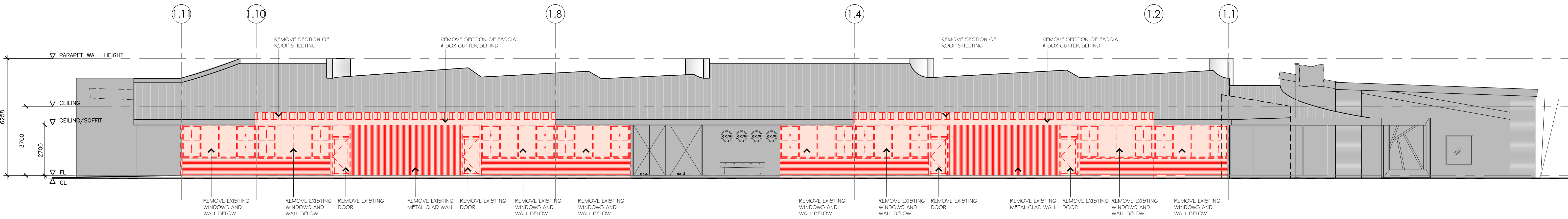
mortonco.com.au

CU

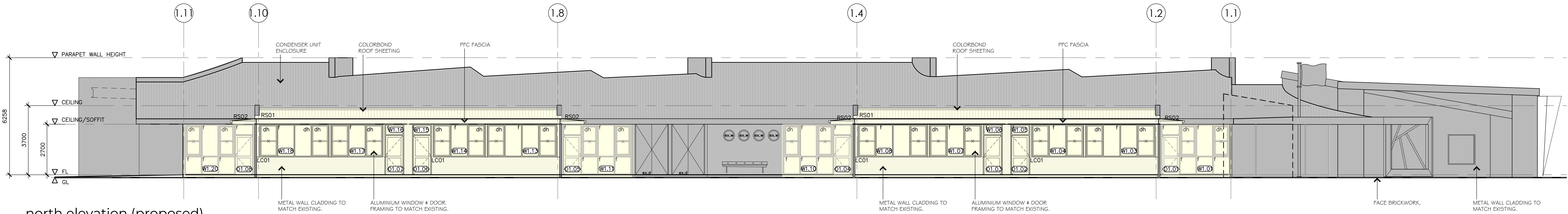
NEW BUILDING WORKS
CONDENSER UNIT

type	drawing no.	revision
TP	1.04	A

ADVERTISED
PLAN



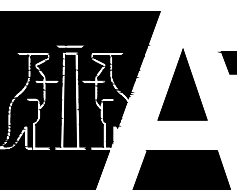
north elevation (existing/demolition)
scale 1:100 (A1)



north elevation (proposed)
scale 1:100 (A1)

MORTON
+**CO**

Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5331 9977
Geelong
2 Malop Street, Geelong VIC 3220
03 5271 7885
mortonco.com.au



Member
Australian
Institute of
Architects

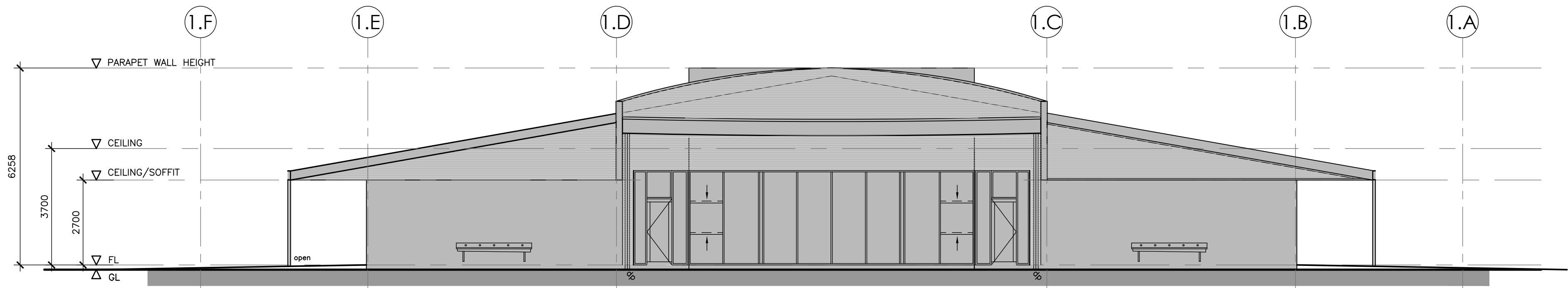
LEGEND

- DEMOLITION WORKS
- NEW BUILDING WORKS

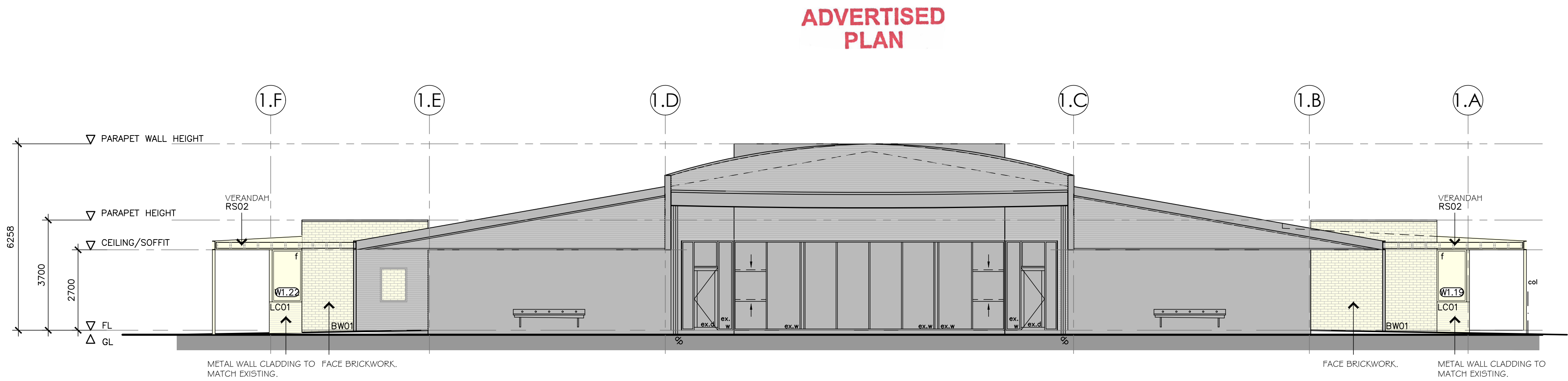
Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School 7 McLachlan Street, Horsham, VIC, 3400	
Project 1: Additional Classrooms	
sheet title Elevations 1 (Demolition & Proposed)	

project status Town Planning			
Job no. 24025	date 28 May 2025		
scale @ A1 1:100	drawn NW,MB	checked MVG	approved -
type TP	drawing no. 1.05	revision A	



east elevation (existing/demolition)
scale 1:100 (A1)




east elevation (proposed)
scale 1:100 (A1)

MORTON
+CO

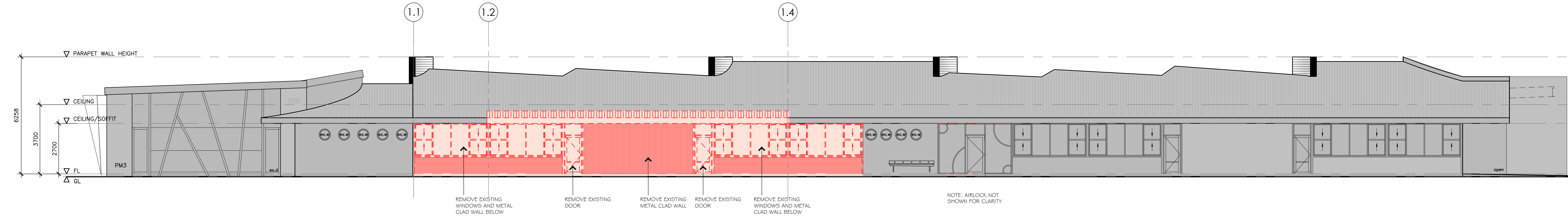
Ballarat
424 Sturt Street (PO Box 772) Ballarat, VIC 3350
03 5335 9777
Geelong
2 Malop Street, Geelong, VIC 3220
03 5227 7885
mortonco.com.au

LEGEND

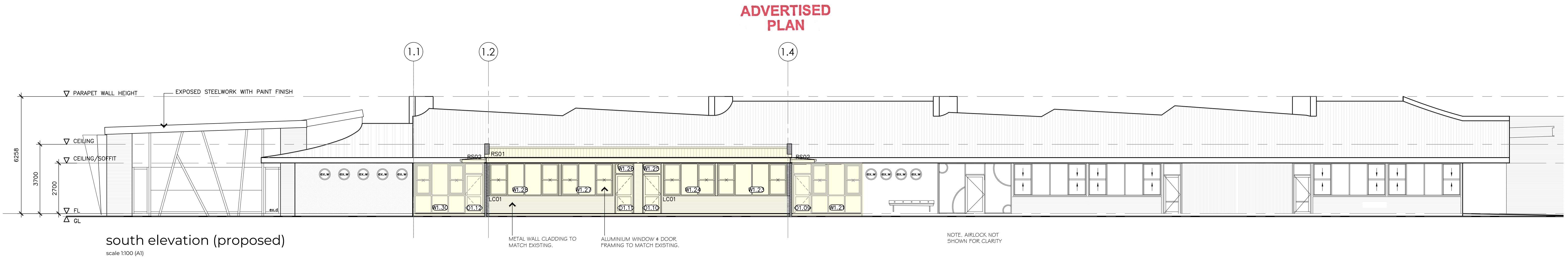
-  DEMOLITION WORKS
-  NEW BUILDING WORKS

Rev:	Amendment:	Date:	Drawn:	project status			
A	TOWN PLANNING AMENDMENT	28/05/2025	NW	Town Planning			
				job no.	date		
				24025	28 May 2025		
				scale @ A1	drawn	checked	approved
				1:100	NW,MB	MVG	-
				project			
				Project 1: Additional Classrooms			
				sheet title			
				Elevations 2 (Demolition & Proposed)			
				type	drawing no.	revision	
				TP	1.06	A	

FILE NAME: Z:\-Projects\Ss Michael + John's PS - Classroom, Project Space, STEAM Drama & Student Amenities (24025)\1. Drawings\1. AutoCAD\1. Design\5. TP\S&MJ_25.04.11 TP Rev\KoddyCo Architects Pty. Ltd. . ACN 006 923 057 Copyright Reserved



south elevation (existing/demolition)
scale 1:100 (A1)



south elevation (proposed)
scale 1:100 (A1)

ADVERTISED
PLAN



MORTON + CO

Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5331 9977

Geelong
2 Malop Street, Geelong VIC 3220
03 5221 7885
mortonco.com.au

LEGEND

-  DEMOLITION WORKS
-  NEW BUILDING WORKS

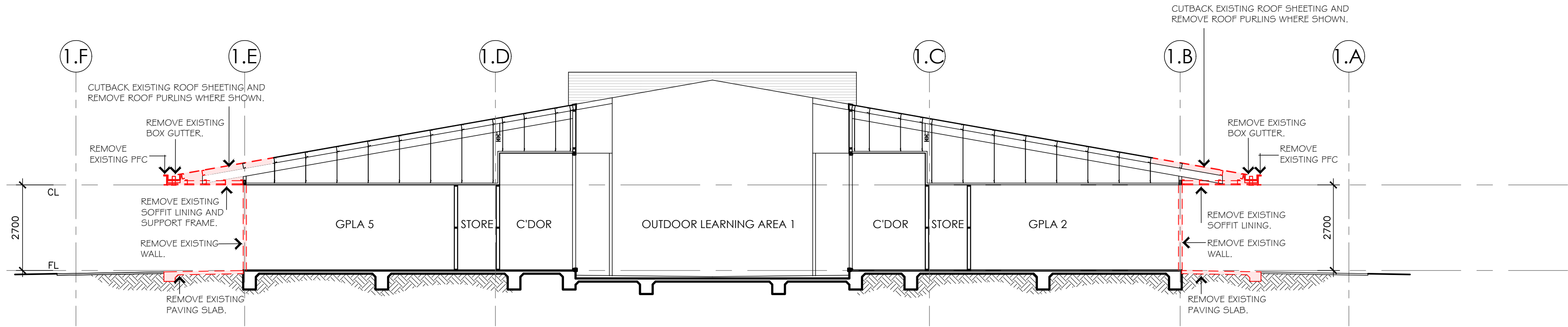
Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

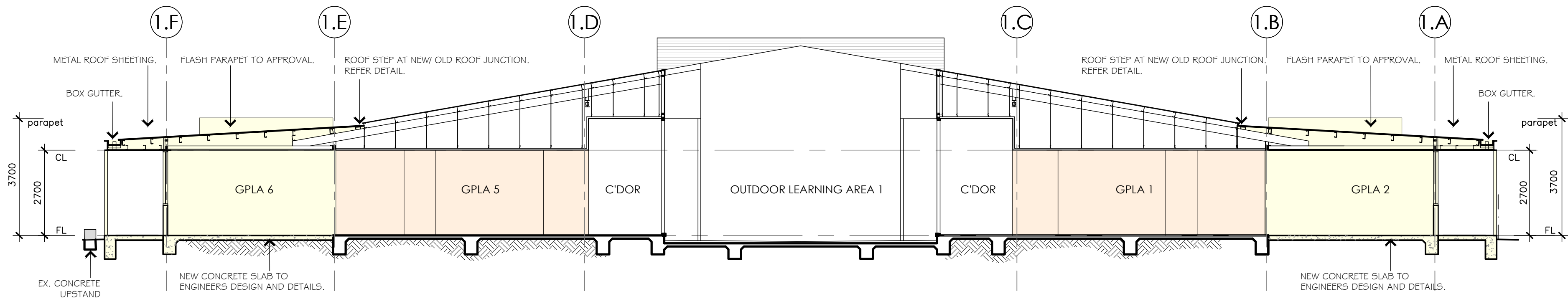
project
Project 1: Additional Classrooms

sheet title
Elevations 3 (Demolition & Proposed)

project status			
Town Planning			
job no. 24025		date 28 May 2025	
scale @ A1 1:100	drawn NW,MB	checked MVG	approved -
type TP	drawing no. 1.07	revision A	



section A:A (existing/demolition)
scale 1:100 (A1)






section A:A (proposed)
scale 1:100 (A1)

ADVERTISED
PLAN

MORTON
+CO

Ballarat
424 Sturt Street (PO Box 772) Ballarat, VIC 3350
03 5335 9777
Geelong
2 Malop Street, Geelong, VIC 3220
03 5227 7885
mortonco.com.au

LEGEND

-  DEMOLITION WORKS
-  NEW BUILDING WORKS
-  INTERNAL ALTERATIONS

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

Project 1: Additional Classrooms

sheet title
Sections (Demolition & Proposed)

project status
Town Planning

job no.
24025

date
28 May 2025

scale @ A1 1:100	drawn NW,MB	checked MVG	approved -
----------------------------	-----------------------	-----------------------	----------------------

type TP	drawing no. 1.08	revision A
--------------------------	-----------------------------------	-----------------------------

Mc LACHLAN STREET

REMOVE SECTION OF EXISTING BOUNDARY FENCE

REMOVE SECTION OF EXISTING BOUNDARY FENCE

G/PIT

REMOVE SECTION OF EXISTING FENCE.

REMOVE EXISTING ARTIFICIAL TURF.

INVESTIGATE EXISTING SEWER INSPECTION OPENINGS.

REMOVE EXISTING LANDSCAPING

Fence 1.6m H

EXISTING GATE

Fence 3.2m H

(art.turf)

(landscaping)

PLAYGROUND AREA

RELOCATABLE BUILDING

(pavers)

EXISTING RELOCATABLE CLASSROOM TO BE REMOVED FROM SITE AT THE END OF WORKS

PLAYGROUND

REMOVE EXISTING PLAYGROUND

REMOVE EXISTING ARTIFICIAL TURF TO ALLOW FOR NEW WORKS. PREPARE SITE FOR STRUCTURAL SLAB

GATE

RELOCATE EXISTING GATES

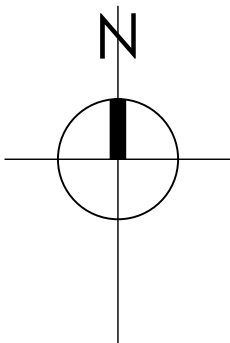
EXISTING FENCE HEIGHT 3.2m

REMOVE EXISTING LANDSCAPING

REMOVE SECTION OF EXISTING BOUNDARY FENCE

McPHERSON STREET

ADVERTISED PLAN

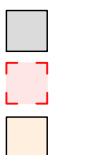


steam floor plan
(existing/demolition)
scale 1/100 (A1)

MORTON
+CO

Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5335 9977
Geelong
2 Malop Street, Geelong VIC 3220
03 5227 7885
mortonco.com.au

LEGEND



EXISTING BUILDING (NO WORKS)
DEMOLITION
INTERNAL ALTERATIONS



EXISTING TREE TO BE REMOVED

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

Project 2: STEAM Building

sheet title
STEAM Floor Plan (Existing)

project status
Town Planning

job no.
24025

date
28 May 2025

scale @ A1
1:100

drawn
NW,MB

checked
MVG

approved
-

type
TP

drawing no.
2.01


revision
A






[illegible]

Ballarat
424 Sturt Street (PO Box 772) Ballarat VIC 3350
03 5331 5977

Geelong
2 Malop Street, Geelong VIC 3220
03 5221 7885

mortonco.com.au

	FACE BRICKWORK TYPE 1
DP	DOWNPIPE
CU	CONDENSER UNIT
C.	COLUMN

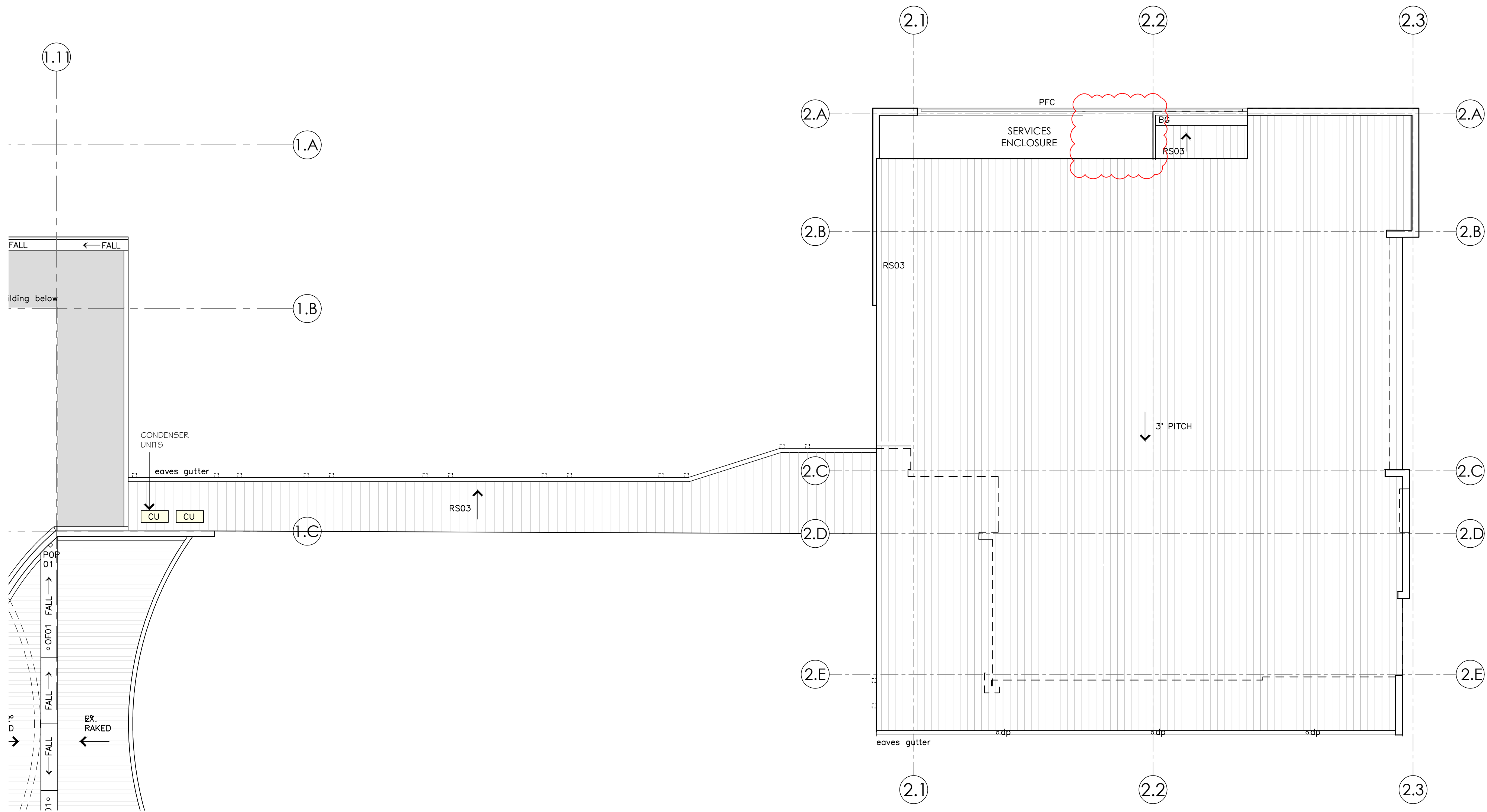
-  PVO1 CONCRETE PAVING
-  COMPACTED GRANITIC TOPPING
-  GROUNDCOVER & MULCH PLANTING
-  TIMBER SEATING
-  **SE** CORTEN STEEL EDGING

Ss. Michael + John's Catholic School 7 McLachlan Street, Horsham, VIC, 3400	
project	Project 2: STEAM Building
sheet title	STEAM Floor Plan (Proposed)

project status			
Town Planning			
job no. 24025		date 28 May 2025	
scale @ A1 1:100	drawn NW,MB	checked MVG	approved -
type	drawing no.		revision
TP	2.02		A

FILE NAME: Z:\-Projects-\\$s Michael + John's PS - Classroom, Project Space, STEAM Drama & Student Amenities (24025)\1. Drawings\1. AutoCAD\1. Design\5.TP\SSMJ_25.04.11 TP Rev 001.dwg
 Author: Co Architects Pty. Ltd., ACN 006 923 057 Copyright Reserved

ADVERTISED
PLAN



steam & covered way roof plan
scale 1:100(A1)

MORTON
+CO

Ballarat
424 Sturt Street (PO Box 772) Ballarat, VIC 3350
03 5335 9777
Geelong
2 Malop Street, Geelong, VIC 3220
03 5227 7885
mortonco.com.au

LEGEND

CU CONDENSER UNIT

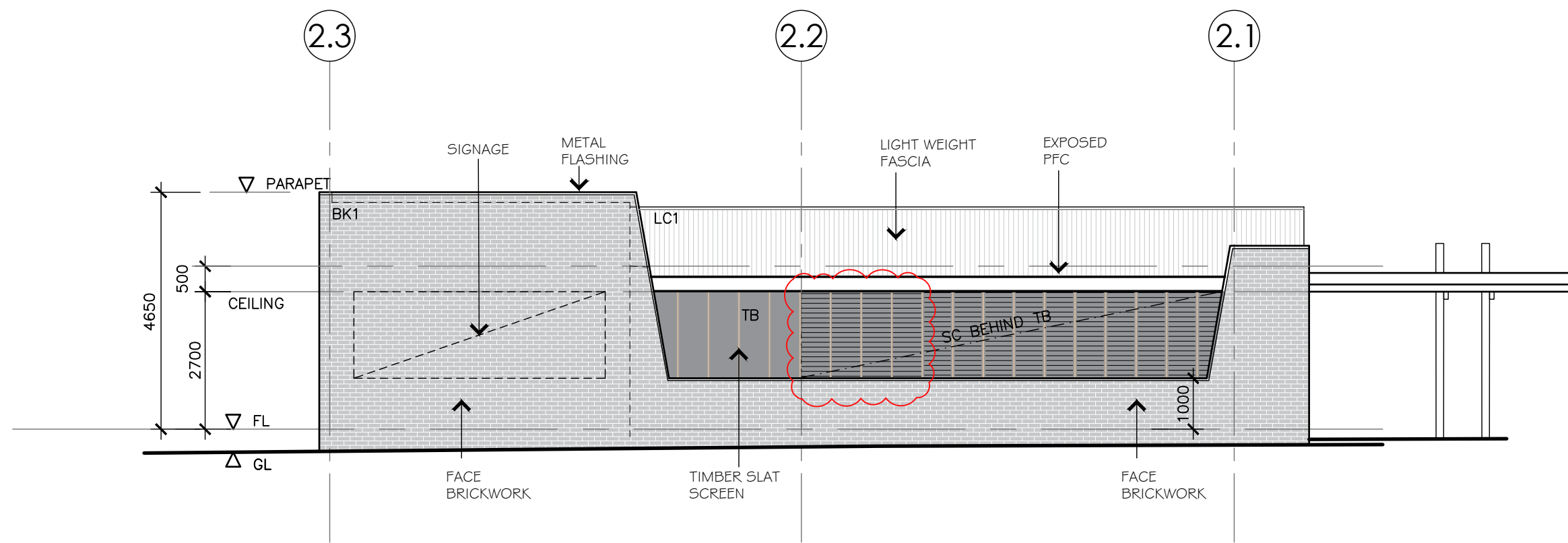
Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

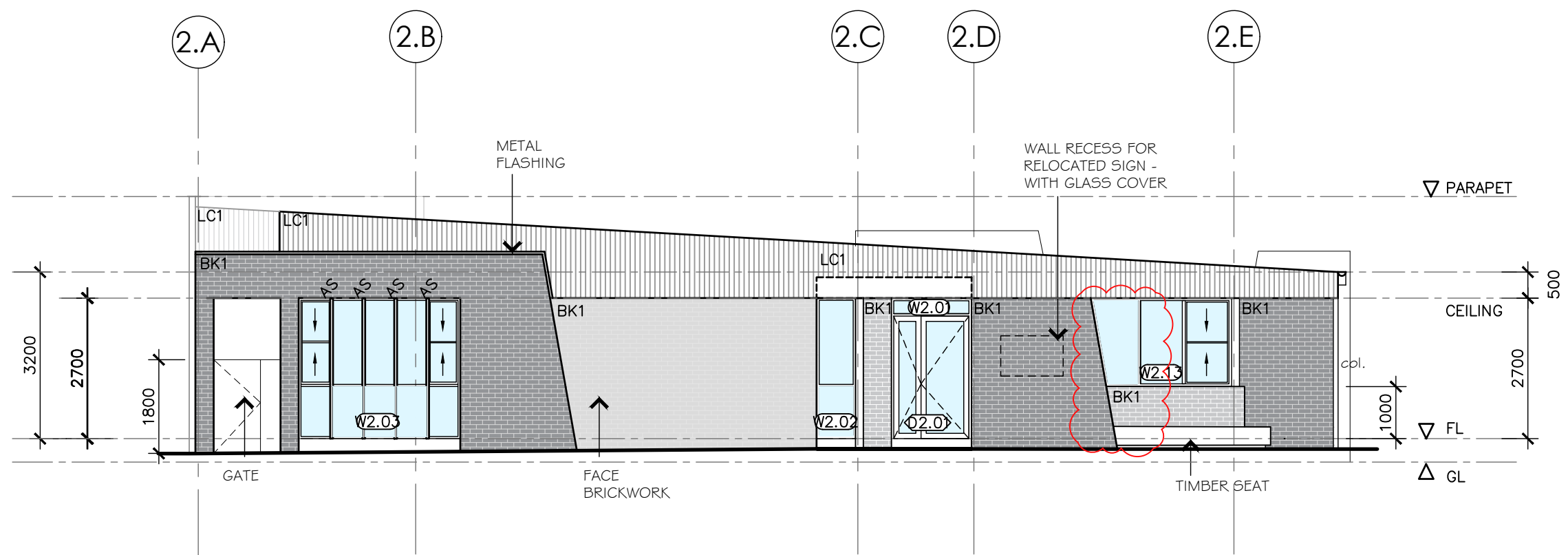
Project 2: STEAM Building

sheet title
STEAM & Covered Way Roof Plan

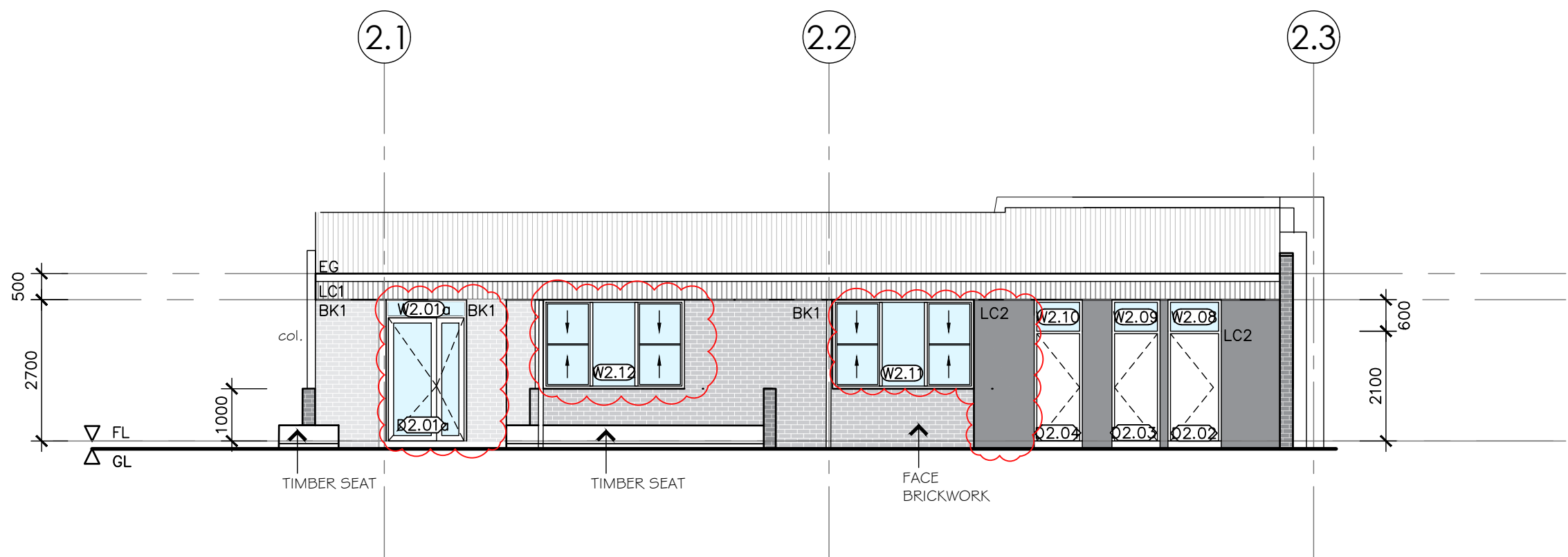
project status			
Town Planning			
job no.		date	
24025		28 May 2025	
scale @ A1	drawn	checked	approved
1:100	NW,MB	MVG	-
type		drawing no.	revision
TP		2.03	A



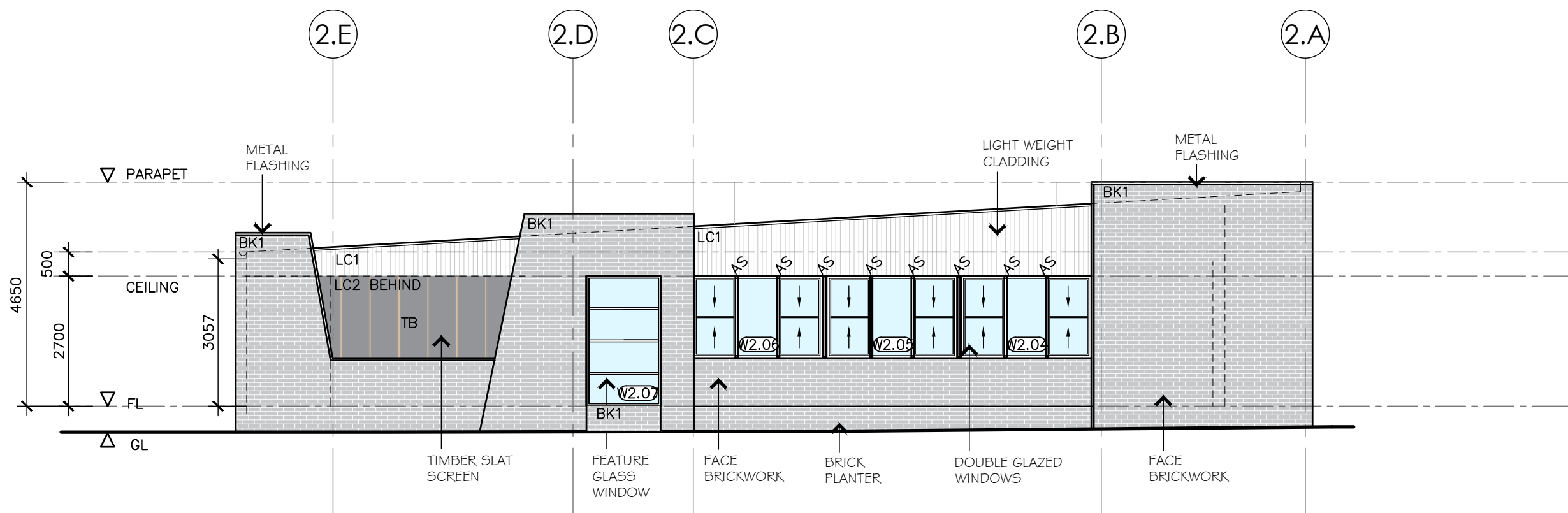
north elevation
scale 1:100 (A1)



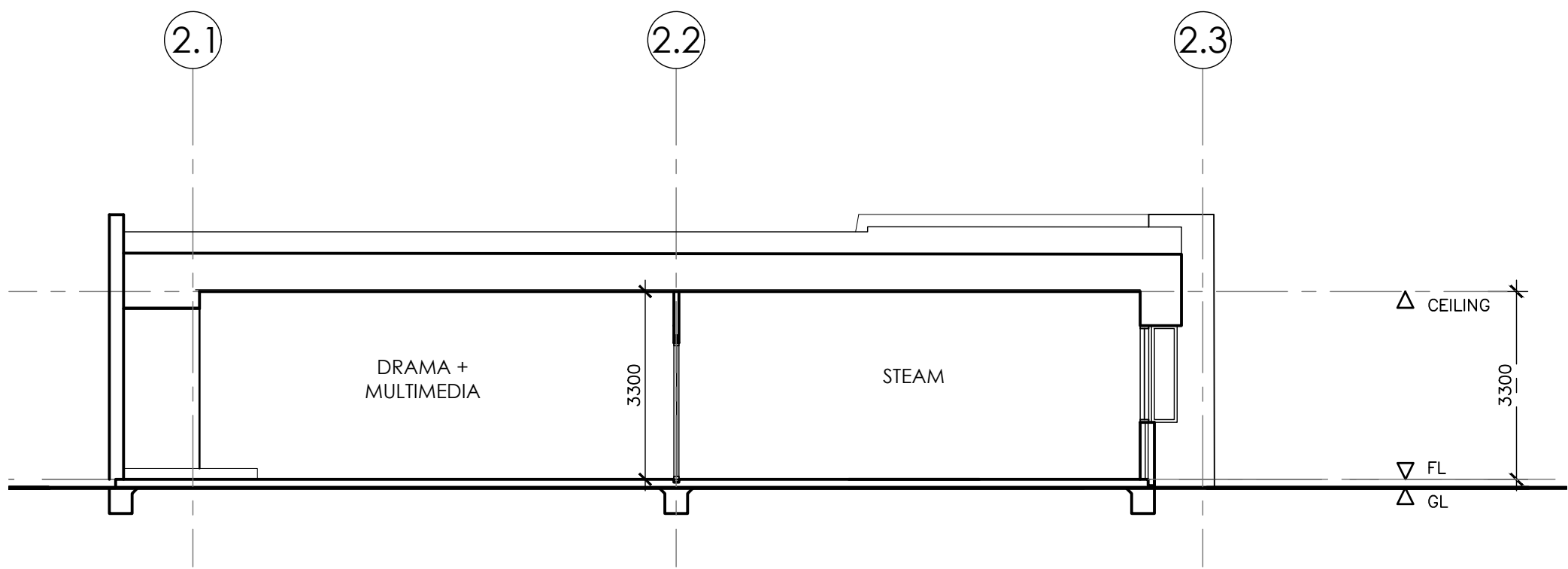
west elevation
scale 1:100 (A1)



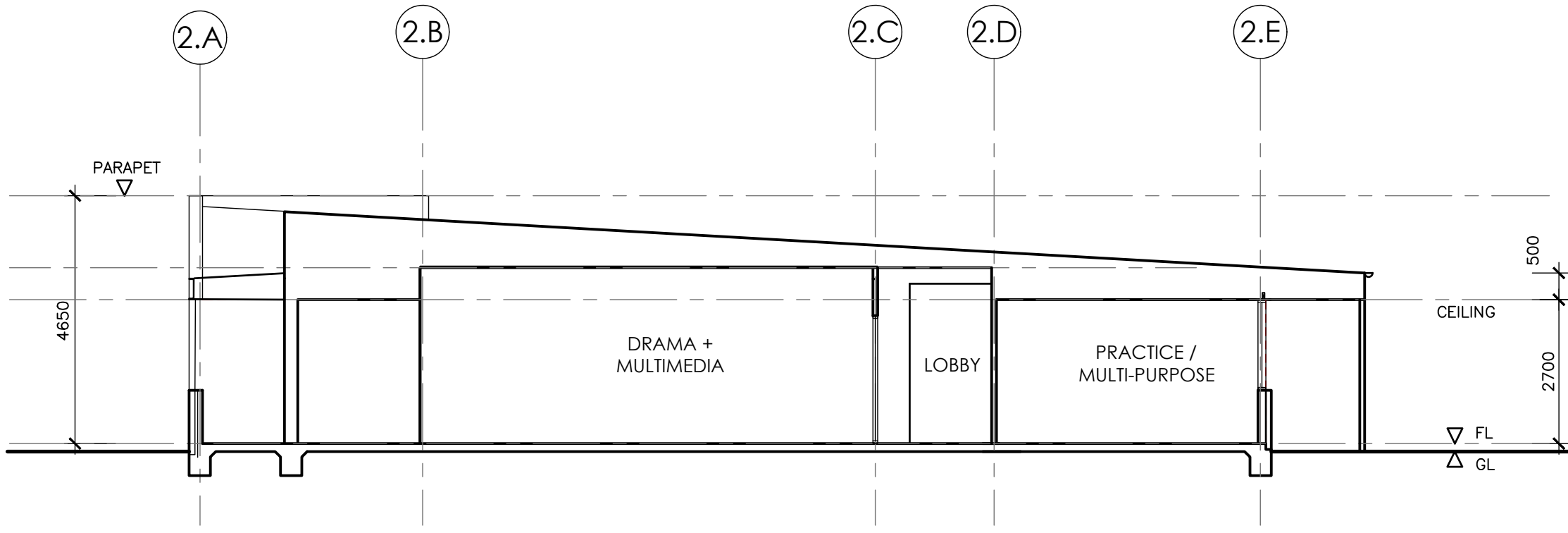
south elevation
scale 1:100 (A1)



east elevation
scale 1:100 (A1)



section a:a
scale 1:100 (A1)



section b:b
scale 1:100 (A1)

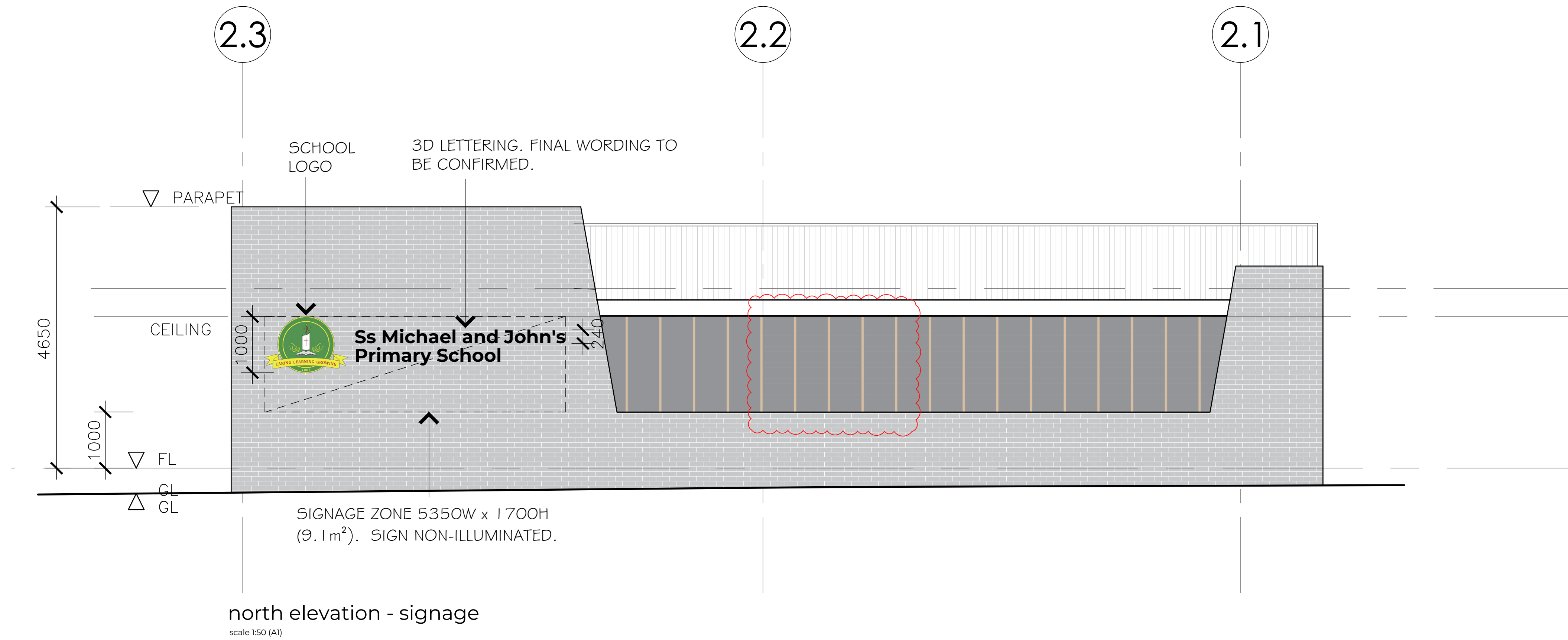
ADVERTISED
PLAN

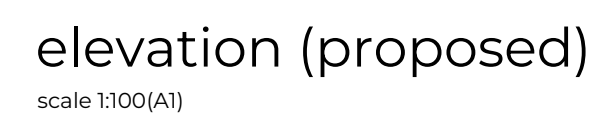
STEAM: Elevations & Sections

scale 1:100 (A1)

<div><div><div>MORTON+CO</div><div>Ballarat 424 Sturt Street (PO Box 772) Ballarat VIC 3350 03 5331 5977</div><div>Geelong 2 Malop Street, Geelong VIC 3220 03 5221 7885 mortonco.com.au</div></div><div><div>Member Australian Institute of Architects</div></div></div>	Rev:	Amendment:	Date:	Drawn:	Ss. Michael + John's Catholic School 7 McLachlan Street, Horsham, VIC, 3400	project status Town Planning				
	A	TOWN PLANNING AMENDMENT	28/05/2025	NW		job no. 24025	date 28 May 2025			
						project Project 2: STEAM Building	scale @ A1 1:100	drawn NW,MB	checked MVG	approved -
						sheet title STEAM Elevations & Sections	type TP	drawing no. 2.04	revision A	

ADVERTISED
PLAN





section a/a
scale 1:100(A1)

section b/b scale 1:100(A1)

[illegible]



ADVERTISED
PLAN

3D images 1
NTS (A1)

MORTON

+CO

424 Sturt Street (PO Box 772) Ballarat, VIC 3350
03 5331 5977

Geelong
2 Malop Street, Geelong, VIC 3220
03 5227 7885
mortonco.com.au

Member
Australian
Institute of
Architects

LEGEND

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

project
Project 2: STEAM Building

sheet title
3D Images 1

project status Town Planning		job no. 24025		date 28 May 2025	
scale @ A1 1:100	drawn NW,MB	checked MVG	approved -		
type TP	drawing no. 3.01	revision A			



ADVERTISED PLAN

3D images 3



ADVERTISED
PLAN



Street Parking Images
NTS (A1)

MORTON

+CO

Ballarat

424 Sturt Street (PO Box 772) Ballarat, VIC 3350

03 5331 5977

Geelong

2 Malop Street, Geelong, VIC 3220

03 5227 7885

mortonco.com.au

A+

Member
Australian
Institute of
Architects

Rev:	Amendment:	Date:	Drawn:
A	TOWN PLANNING AMENDMENT	28/05/2025	NW

Ss. Michael + John's Catholic School
7 McLachlan Street, Horsham, VIC, 3400

project
Project 2: STEAM Building

sheet title
Street Parking Images

project status Town Planning		date 28 May 2025	
job no. 24025		scale @ A1 1:100	
drawn NW,MB	checked MVG	approved -	
type TP	drawing no. 3.04	revision A	