LIAN Architects Pty. Ltd.

2-6 LAMPARD ROAD DROUIN VIC 3818 AUS

TOWN PLANNING ARCHITECTURAL DRAWING SET

The Bunurong Land Council Aboriginal Corporation (BLACAC)
is the Registered Aboriginal Party (RAP) for Drouin

DRAWING NUMBER	DRAWING NAME
TP001	COVER SHEET
TP002	DEVELOPMENT SUMMARY
TP003	APARTMENT SCHEDULE
TP004	SURVEY PLAN
TP005	SITE PLAN
TP010	DEMOLITION PLAN
TP100	GROUND FLOOR GA PLAN
TP101	FIRST FLOOR GA PLAN
TP102	SECOND FLOOR GA PLAN
TP103	ROOF PLAN
TP200	MATERIAL SCHEDULE
TP201	EXISTING & PROPOSED STREET ELEVATION
TP202	EXISTING & PROPOSED STREET ELEVATION
TP203	NORTH & EAST ELEVATIONS
TP204	SOUTH & WEST ELEVATIONS
TP205	GA ELEVATIONS 02
TP206	GA ELEVATIONS 02
TP300	SECTIONS A & B
TP301	SECTIONS C & D
TP302	SECTIONS E
TP400	SHADOW DIAGRAMS
TP500	OVERLOOKING - GROUND LEVEL
TP501	OVERLOOKING - LEVEL 01 & 02
TP502	OVERLOOKING - LEVEL 01 & 02
TP503	WAYFINDING AND PASSIVE SURVEILLANCE
TP601	APARTMENT & TOWNHOUSE LAYOUTS

PROJECT TEAM

CLIENT
TIM PRICE | HOUSING CHOICES AUSTRALIA
CLARA FRIEDHOFF | HOUSING CHOICES AUSTRALIA
TANIA MALYSHEVA | HOUSING CHOICES AUSTRALIA

ARCHITECT
LISA GARNER | LIAN ARCHITECTS
CAMERON GORDON | LIAN ARCHITECTS
DAVIN SMITH | TAUT ARCHITECTS

PLANNING
ELLE HARRINGTON | TRACT
HAYDEN NOBLE | TRACT

LANDSCAPE
MATTHEW HAMILTON | EMERGENT STUDIO

TRAFFIC
JASON STONE | TRAFFIX

WASTE
MARTIN O'SHEA | TRAFFIX

STRUCTURE
MICHAEL KNIGHT | EDGE CONSULTING ENGINEERS
MERSIN LIHARI | EDGE CONSULTING ENGINEERS

CIVIL
GEOMER MANALASTAS | EDGE CONSULTING ENGINEERS

ACCESS
BERNIE CLIFFORD | B4C COMPLIANCE

QUANTITY SURVEYOR
MARK O'MAHONY | COHAVEN
ANDREA TRIGLIA | COHAVEN

SERVICES
STEVEN MAH | WRAP ENGINEERING
STEVEN BEER | WRAP ENGINEERING

ESD
PATRICK KIPLOKS | WRAP ENGINEERING
KAVITA GUSAIN | WRAP ENGINEERING

FIRE ENGINEER
BROCK PERRY | ORBE FIRE ENGINEERS

CBS
SHANE MOLLOY | UNITED BUILDING CONSULTANTS

RBS
AARON MACKIE | STEVE WATSON & PARTNERS



SUBJECT SITE

ADVERTISED
PLAN

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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevD	13/06/2025	TP RevD			
RevE	15/06/2025	TP RevE Prelapp			
RevF	19/06/2025	TP RevF for HV			
RevG	25/06/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	15/09/2025	TP RevK for HV			
RevL	30/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/09/2026	TP RevP for DTP			
RevQ	20/07/2026	TP RevQ for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC
3818 AUS
Drawing Name
COVER SHEET

Project Stage
TOWN PLANNING
Scale

Date
20/07/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP001
Revision
RevQ

DEVELOPMENT SUMMARY

GFA SCHEDULE	
STOREY	AREA
GROUND LEVEL	1,090.9
LEVEL 01	1,691.8
LEVEL 02	1,353.0[5]
	4,135.7[5] m²

APARTMENT NSA SCHEDULE (EXCL. BALCONY)	
STOREY	AREA
GROUND LEVEL	
	758.6
LEVEL 01	
	1,274.4[5]
LEVEL 02	
	986.3[5]
	3,019.4 m²

BALCONY AREA SCHEDULE	
STOREY	AREA
GROUND LEVEL	
	215.7[5]
LEVEL 01	
	191.1
LEVEL 02	
	191.8[5]
	598.7 m²

COMMON AREAS, CIRCULATION, SERVICES AREAS		
STOREY		AREA
GROUND LEVEL		
	CIRCULATION	101.6
	ENTRY	80.0
	ENTRY_ BIKE STO...	46.9[5]
LEVEL 01		
	CIRCULATION	41.3
	LOBBY	107.2[5]
LEVEL 02		
	CIRCULATION	22.8
	LOBBY	102.6
		502.5 m²

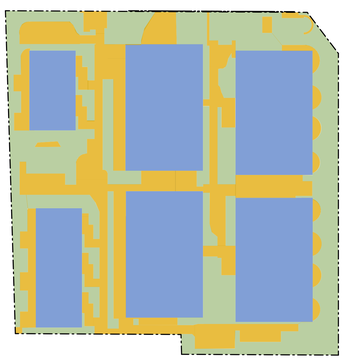
CARSPACE SCHEDULE		
	TYPE	QTY
GROUND LEVEL		
	AusStd 90 Degree	28
		28

APARTMENT MIX SCHEDULE	
UNIT TYPE	QTY
1 BED	20
2 BED	20
3 BED (TH)	5
	45

TP10C Bicycle Parking Schedule	
	QTY
RESIDENT BICYCLE PARK	22
	22
VISITOR PARKING	8
	8

LANDSCAPE AREAS

	SQUARE METRES	PERCENTAGE
SITE AREA	3693 m²	100%
PROPOSED CANOPY COVER	720 m²	19.49%
EXISTING CANOPY COVER RETAINED	302 m²	8%
PERMEABLE SURFACE - TOTAL	1138 m²	31%
PERMEABLE SURFACE - SOFT LANDSCAPE	1097 m²	30%
PERMEABLE SURFACE - PAVING	41 m²	1%
TOTAL AREA DEEP SOIL	1138 m²	31%
TOTAL AREA CANOPY COVER	1022 m²	27.49%



ROOF AREAS TO RAINWATER TANK - 1,637 m²

TRAFFICABLE IMPERVIOUS AREAS - 925 m²

LANDSCAPE AREAS - 1138 m²

ADVERTISED PLAN

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AREA DEFINITIONS NOTE:

GROSS FLOOR AREA

NOTE: GROSS FLOOR AREA (GFA) IS CALCULATED AS THE SUM OF THE 'FULLY ENCLOSED AREAS' (FECA) AND 'UNENCLOSED COVERED AREAS' (UCA) AS DEFINED BY THE AUSTRALIAN INSTITUTE OF QUANTITY SURVEYORS BOOK OF AREAS, AND IS MEASURED TO THE INSIDE FACE OF ANY ENCLOSING WALLS AND/ OR BALUSTRADES

GFA EXCLUDES ANY UNCOVERED AREAS

NET SELLABLE AREA

NET SALEABLE AREA (NSA) IS CALCULATED IN ACCORDANCE WITH THE 'PROPERTY COUNCIL OF AUSTRALIA' METHOD OF MEASUREMENT FOR RESIDENTIAL PROPERTY' AND IS MEASURED TO THE:

1. EXTERNAL FACE OF EXTERNAL WALLS
2. APARTMENT FACE OF ALL ABUTTING CORE/ STAIR/ SHAFT/ SERVICE RISER WALLS
3. CORRIDOR FACE OF ALL CORRIDOR WALLS
4. CENTRELINE OF ALL INTERTENANCY WALLS

NSA INCLUDES ALL ENGAGED COLUMNS, INTERNAL STAIRS AND MULLIONS TO GLAZED FACADES.

LIAN

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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevC	7/08/2025	TP RevC			
RevD	13/08/2025	TP RevD			
RevE	15/08/2025	TP RevE for Pricing			
RevF	22/08/2025	TP RevF for HV			
RevG	25/08/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	16/09/2025	TP RevK for HV			
RevL	18/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

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HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
DEVELOPMENT SUMMARY

Project Stage
TOWN PLANNING
Scale

Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP002
Revision
RevP

APARTMENT TYPE SCHEDULE

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APARTMENT TYPE SCHEDULE						INTERNAL AMENITY (55.03-7, 55.03-8, 55.03-10)							PRIVATE OPEN SPACE (55.03-5)			ACCESSIBILITY (55.03-12)					STORAGE (55.03-11)		
LEVEL	APT NO	TYPE	LAYOUT	NSA (SQM)	TCE (SQM)	PRIMARY BEDROOM (3x3.4m)	SECONDARY BEDROOM (3x3m)	LIVING ROOM WIDTH (1B 3.3m, 2B 3.6m, 3B 3.6m)	LIVING ROOM AREA (1B 10m², 2B 12m², 3B 12m²)	HABITABLE ROOM DEPTH (Not exceed 2.5 times the ceiling height)	CEILING HEIGHT MIN (Min 2.7m Living)	CROSS VENTILATION (≤40%)	1 BED 8SQM	2 BED 8SQM	3 BED 12SQM	ENTRY & CIRCULATION 1.2m clear path	ADAPTABLE BATHROOM	BATHROOM OPTION A	BATHROOM OPTION B	LIVABLE HOUSING AUSTRALIA (LHA)	INTERNAL STORAGE (1B 6m³, 2B 9m³, 3B 12m³)	EXTERNAL STORAGE	TOTAL STORAGE (1B 10m³, 2B 14m³, 3B 18m³)
GROUND	G01	2A	2 BED / 1 BATH	73	21	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	G02	1A	1 BED / 1 BATH	48	15	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	G03	1A	1 BED / 1 BATH	48	15	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	G04	2A	2 BED / 1 BATH	73	15	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	G05	2A	2 BED / 1 BATH	73	15	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	G06	1A	1 BED / 1 BATH	48	15	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	G07	1A	1 BED / 1 BATH	48	15	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	G08	2A	2 BED / 1 BATH	73	15	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	6A	TH.3A	3 BED / 2 BATH	113	18	YES	YES	YES	YES	YES	YES	YES	-	-	YES	NO	YES	YES	-	SILVER	18.1	0	18.8
	6B	TH.3A	3 BED / 2 BATH	113	18	YES	YES	YES	YES	YES	YES	YES	-	-	YES	NO	YES	YES	-	SILVER	18.1	0	18.8
	6C	TH.3A	3 BED / 2 BATH	113	18	YES	YES	YES	YES	YES	YES	YES	-	-	YES	NO	YES	YES	-	SILVER	18.1	0	18.8
	6D	TH.3A	3 BED / 2 BATH	113	18	YES	YES	YES	YES	YES	YES	YES	-	-	YES	NO	YES	YES	-	SILVER	18.1	0	18.8
	6E	TH.3A	3 BED / 2 BATH	113	18	YES	YES	YES	YES	YES	YES	YES	-	-	YES	NO	YES	YES	-	SILVER	18.1	0	18.8
FIRST	101	2A	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	102	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	103	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	104	2A	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	105	2A	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	NO	YES	YES	-	SILVER	14.1	0	14
	106	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	107	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	108	2A	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	109	2A	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	110	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	111	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	112	2A	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	113	2A	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	NO	YES	YES	-	SILVER	14.1	0	14
	114	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	115	1A	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	116	2A	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	NO	YES	YES	-	SILVER	14.1	0	14
SECOND	201	2B	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	202	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	203	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	204	2B	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	205	2B	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	206	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	207	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	208	2B	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	209	2B	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	210	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	211	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	212	2B	2 BED / 1 BATH	73	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	213	2B	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
	214	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	215	1B	1 BED / 1 BATH	48	12	YES	-	YES	YES	YES	YES	NO	YES	-	-	YES	YES	YES	-	SILVER	10	0	10.2
	216	2B	2 BED / 1 BATH	77	12	YES	YES	YES	YES	YES	YES	YES	-	YES	-	YES	YES	YES	-	SILVER	14.1	0	14
TOTAL	45			3017	600							25				37				45			
												CROSS VENTILATION 55.55%				82.22%	ACCESSIBLE			100%			

ADVERTISED PLAN

LIAN

Lian Architects Pty Ltd
ACN 604 116 863
Melbourne VIC 3000 AUSTRALIA

e lian.com.au
w www.lian.com.au

ABN: 80 965 571 334
ACN: 604 116 863

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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevJ	11/09/2025	TP-RevJ for HV			
RevK	30/09/2025	TP-RevK for HV			
RevL	20/09/2025	TP-RevL for HV			
RevM	10/10/2025	TP-RevM for HV			
RevN	16/10/2025	TP-RevN for ESD			
RevO	16/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA

Project
HCA DROUIN

Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS

Drawing Name
APARTMENT SCHEDULE

Project Stage
TOWN PLANNING

Scale
1:0.38

Date
17/06/2026

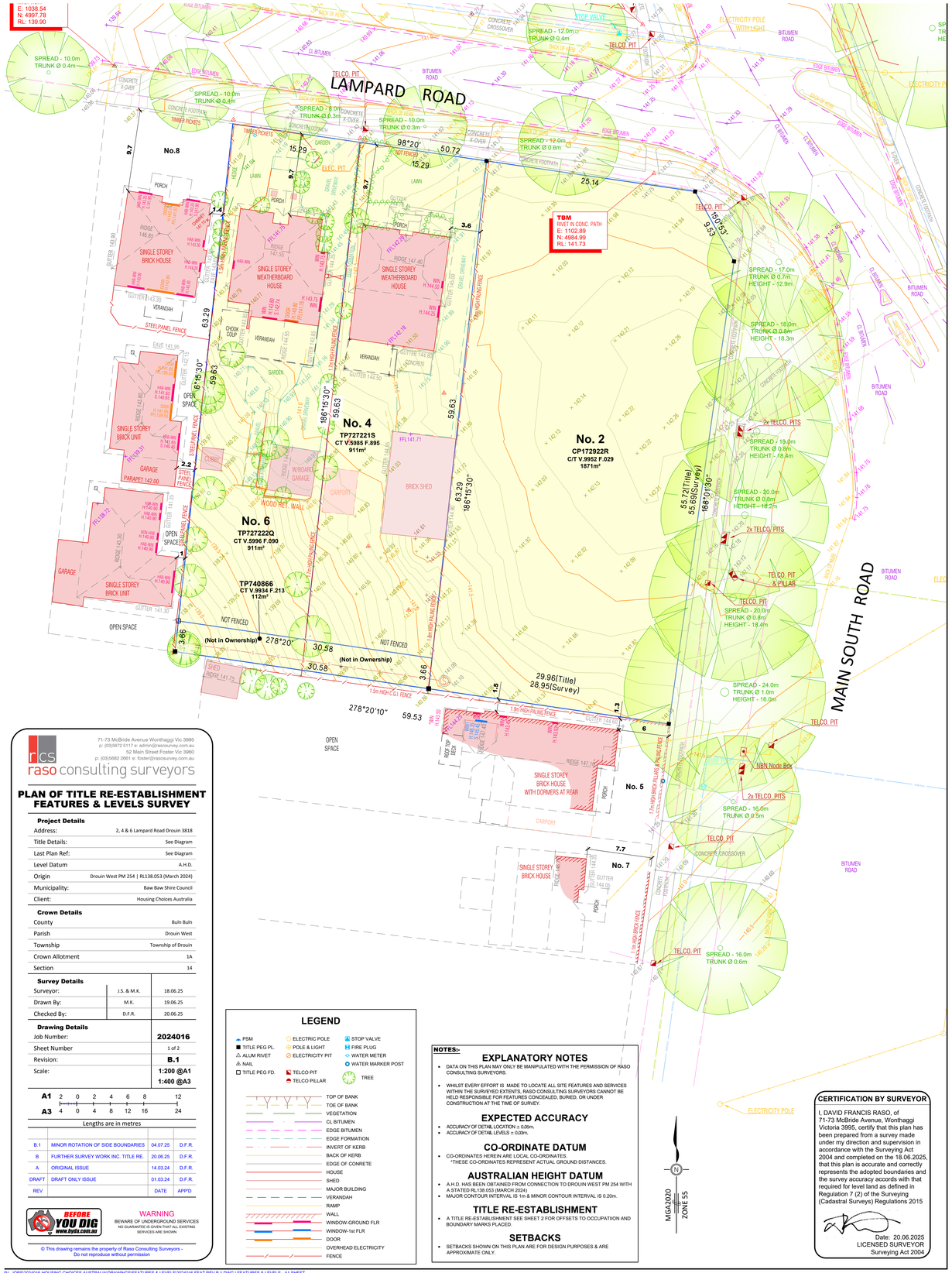
Drawn
LG & CG

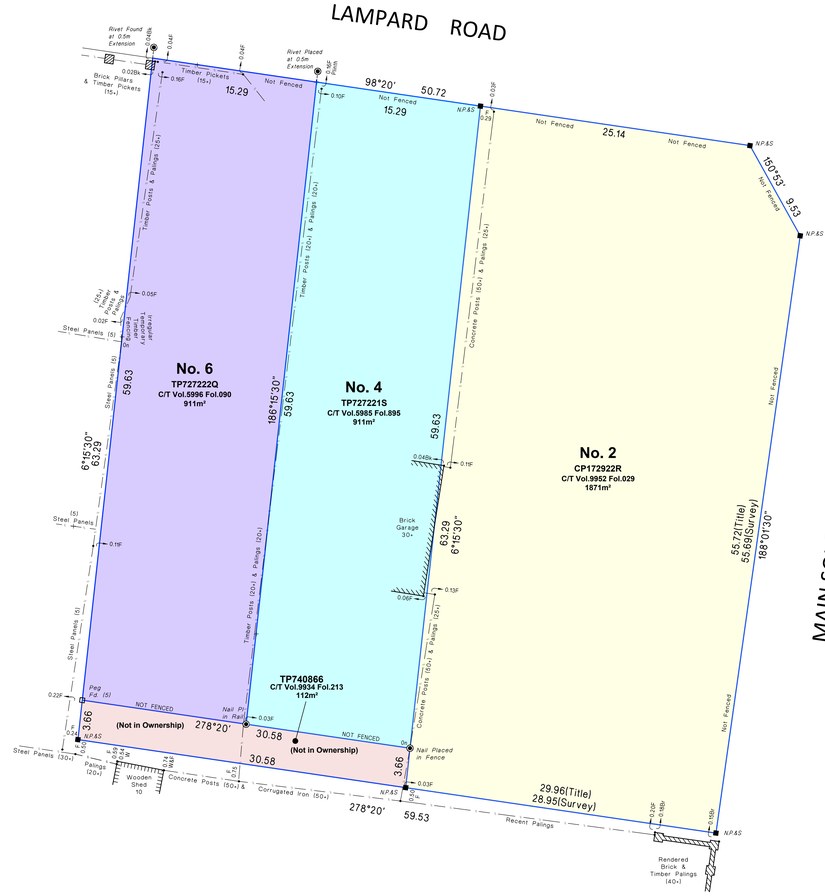
Project Number
HC02

Drawing
TP003

Revision
RevP

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ADVERTISED PLAN

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52 Main Street Foster Vic 3960
p: (03)5682 2661 e: foster@rasosurvey.com.au

PLAN OF TITLE RE-ESTABLISHMENT FEATURES & LEVELS SURVEY

Project Details		
Address:	2, 4 & 6 Lampard Road Drouin 3818	
Title Details:	See Diagram	
Last Plan Ref:	See Diagram	
Level Datum	A.H.D.	
Origin	Drouin West PM 254 | RL138.053 (March 2024)	
Municipality:	Baw Baw Shire Council	
Client:	Housing Choices Australia	
Crown Details		
County	Buln Buln	
Parish	Drouin West	
Township	Township of Drouin	
Crown Allotment	1A	
Section	14	
Survey Details		
Surveyor:	J.S. & M.K.	18.06.25
Drawn By:	M.K.	19.06.25
Checked By:	D.F.R.	20.06.25
Drawing Details		
Job Number:		**2024016**
Sheet Number		1 of 2
Revision:		**B.1**
Scale:		**1:200 @A1**
		1:400 @A3

A1 2 0 2 4 6 8 12
A3 4 0 4 8 12 16 24
Lengths are in metres

B.1	MINOR ROTATION OF SIDE BOUNDARIES	04.07.25	D.F.R.
B	FURTHER SURVEY WORK INC. TITLE RE.	20.06.25	D.F.R.
A	ORIGINAL ISSUE	14.03.24	D.F.R.
DRAFT	DRAFT ONLY ISSUE	01.03.24	D.F.R.
REV		DATE	APP'D

BEFORE YOU DIG www.byda.com.au

WARNING
BEWARE OF UNDERGROUND SERVICES
NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN

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LEGEND

PSM
TITLE PEG PL.
ALUM RIVET
NAIL
TITLE PEG FD.
ELECTRIC POLE
POLE & LIGHT
ELECTRICITY PIT
TELCO PIT
TELCO PILLAR
STOP VALVE
FIRE PLUG
WATER METER
WATER MARKER POST
TREE

TOP OF BANK
TOE OF BANK
VEGETATION
CL BITUMEN
INVERT OF KERB
EDGE BITUMEN
EDGE FORMATION
BACK OF KERB
EDGE OF CONRETE
HOUSE
SHED
MAJOR BUILDING
VERANDAH
RAMP
WALL
WINDOW-GROUND FLR
WINDOW-1st FLR
DOOR
OVERHEAD ELECTRICITY
FENCE

NOTES:-

EXPLANATORY NOTES

- DATA ON THIS PLAN MAY ONLY BE MANIPULATED WITH THE PERMISSION OF RASO CONSULTING SURVEYORS.
- WHILST EVERY EFFORT IS MADE TO LOCATE ALL SITE FEATURES AND SERVICES WITHIN THE SURVEYED EXTENTS, RASO CONSULTING SURVEYORS CANNOT BE HELD RESPONSIBLE FOR FEATURES CONCEALED, BURIED, OR UNDER CONSTRUCTION AT THE TIME OF SURVEY.

EXPECTED ACCURACY

- ACCURACY OF DETAIL LOCATION ± 0.05m.
- ACCURACY OF DETAIL LEVELS ± 0.03m.

CO-ORDINATE DATUM

- CO-ORDINATES HEREIN ARE LOCAL CO-ORDINATES. *THESE CO-ORDINATES REPRESENT ACTUAL GROUND DISTANCES.

AUSTRALIAN HEIGHT DATUM

- A.H.D. HAS BEEN OBTAINED FROM CONNECTION TO DROUIN WEST PM 254 WITH A STATED RL138.053 (MARCH 2024)
- MAJOR CONTOUR INTERVAL IS 1m & MINOR CONTOUR INTERVAL IS 0.20m.

TITLE RE-ESTABLISHMENT

- A TITLE RE-ESTABLISHMENT SEE SHEET 2 FOR OFFSETS TO OCCUPATION AND BOUNDARY MARKS PLACED.

SETBACKS

- SETBACKS SHOWN ON THIS PLAN ARE FOR DESIGN PURPOSES & ARE APPROXIMATE ONLY.

MGA2020 ZONE 55

CERTIFICATION BY SURVEYOR

I, DAVID FRANCIS RASO, of 71-73 McBride Avenue, Wonthaggi Victoria 3995, certify that this plan has been prepared from a survey made under my direction and supervision in accordance with the Surveying Act 2004 and completed on the 18.06.2025, that this plan is accurate and correctly represents the adopted boundaries and the survey accuracy accords with that required for level land as defined in Regulation 7 (2) of the Surveying (Cadastral Surveys) Regulations 2015

Date: 20.06.2025
LICENSED SURVEYOR
Surveying Act 2004

P:\ JOBS\2024016-HOUSING CHOICES AUSTRALIA\DRAWINGS\FEATURES & LEVELS\2024016 FEAT REV B.1.DWG | FEATURES & LEVELS - A1 SHEET

LIAN
Lian Architects Pty Ltd
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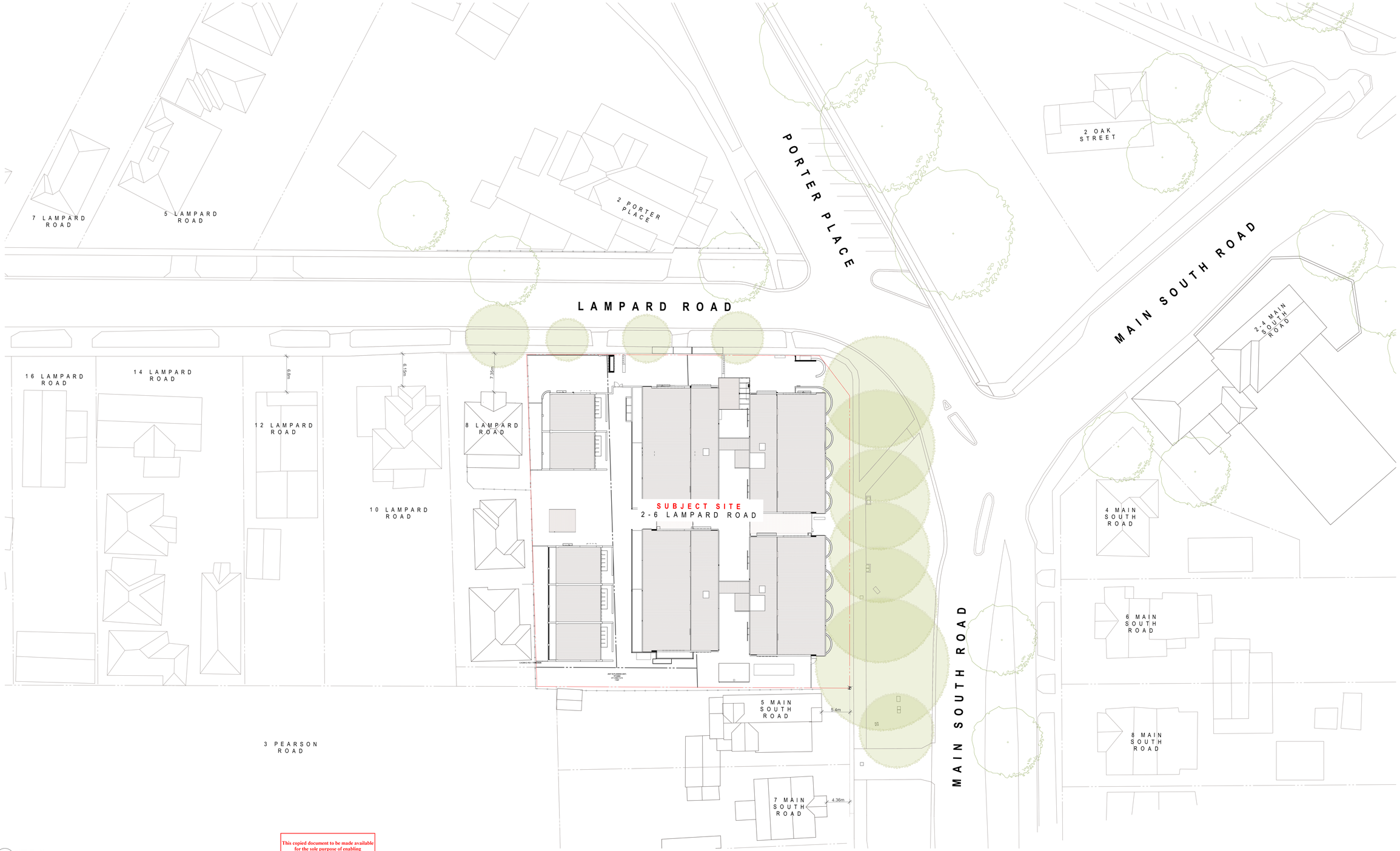
Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevD	13/06/2025	TP RevD			
RevE	19/06/2025	TP RevE PreApp			
RevF	20/06/2025	TP RevF for HV			
RevG	20/06/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to AusNet			
RevJ	11/09/2025	TP RevJ for HV			
RevK	16/09/2025	TP RevK for HV			
RevL	25/09/2025	TP RevL for HV			
RevM	14/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
SURVEY PLAN

Project Stage
TOWN PLANNING
Scale

Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP004
Revision
RevP



S01 SITE PLAN
- SCALE 1:250@A1

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ADVERTISED PLAN

LIAN

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E info@lian.net.au
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ACN: 462 975 834

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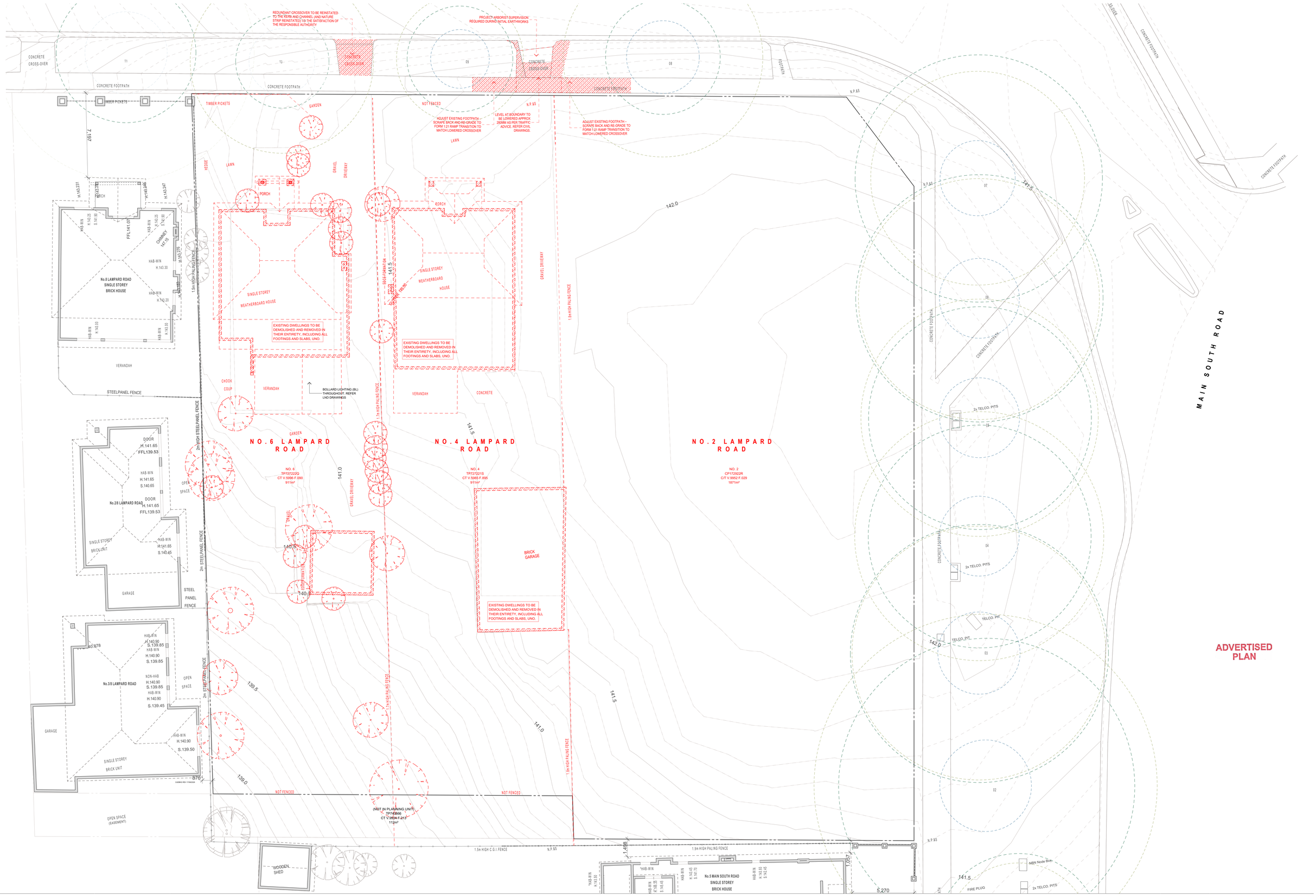
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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevD	13/08/2025	TP-RevD			
RevE	19/08/2025	TP-RevE-Preapp			
RevF	22/08/2025	TP-RevF for HV			
RevG	25/08/2025	TP-RevG for HV			
RevH	28/08/2025	TP-RevH			
RevI	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP-RevJ for HV			
RevK	16/09/2025	TP-RevK for HV			
RevL	25/09/2025	TP-RevL for HV			
RevM	10/10/2025	TP-RevM for HV			
RevN	16/10/2025	TP-RevN for ESD			
RevO	16/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
SITE PLAN

Project Stage
TOWN PLANNING
Scale
1:250
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP005
Revision
RevP



LIAN

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ABN 36 965 571 354
NOM 441 075 594

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Legend

- Tree Protection Zone (TPZ)
- Structural Root Zone (SRZ)
- Extent of Tree Canopy

Revisions

Rev	Date	Transmittal Set Name
RevF	22/08/2025	TP-RevF for HV
RevG	25/08/2025	TP-RevG for HV
RevH	2/09/2025	Issue to DTP
RevI	4/09/2025	Issue to Access
RevJ	11/09/2025	TP-RevJ for HV
RevK	16/09/2025	TP-RevK for HV
RevL	25/09/2025	TP-RevL for LL
RevM	9/10/2025	TP-RevM for HV
RevN	16/10/2025	TP-RevN for ESD
RevO	16/10/2025	TP-RevO for DTP
RevP	17/06/2026	TP-RevP for DTP

Rev	Date	Transmittal Set Name

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
DEMOLITION PLAN

Project Stage
TOWN PLANNING
Scale
1:100
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02 TP010 RevP



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Legend

- Tree Protection Zone (TPZ)
- Structural Root Zone (SRZ)
- Extent of Tree Canopy
- TPZ Encroachment

Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevB	26/07/2025	TP RevB			
RevC	7/08/2025	TP RevC			
RevD	13/08/2025	TP RevD			
RevE	19/08/2025	TP RevE PreApp			
RevF	20/08/2025	TP RevF for HV			
RevG	22/08/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevJ	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	16/09/2025	TP RevK for HV			
RevL	20/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA

Project
HCA DROUIN

Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS

Drawing Name
GROUND FLOOR GA PLAN

Project Stage
TOWN PLANNING

Scale
1:100

Date
17/06/2026

Drawn
LG & CG

Project Number
HC02

Drawing
TP100

Revision
RevP

ADVERTISED PLAN

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SITE BOUNDARY 50.72m 98°20'

SITE BOUNDARY 9.43m 162°53'

SITE BOUNDARY 63.26m 6°15'30"

SITE BOUNDARY 55.68m 188°51'30"

SITE BOUNDARY 30.58m 278°20'

SITE BOUNDARY 28.96m 278°20'10"

(NOT IN PLANNING UNIT)
TP740866
CT V.9934 F.213
112m²

SET OUT DATUM

SOLAR SYSTEM

CADBAS REV 1706/2026

ZINCALUME PROFILED ROOF SHEETING

FALL 2.00°

FALL 1.50°

FALL 3.00°

FALL 1.00°

SOU WALL ADJACENT TO 200mm CONCRETE LIFT SHAFT - ACOUSTIC RATING Rw+Ctr=55

CONCRETE LID

1:100 MIN FALL

DP BELOW

EXTERNAL SHADING

LOBBY 31 m2 RL 145.260

LOBBY 23 m2 RL 145.260

LOBBY 31 m2 RL 144.790

LOBBY 23 m2 RL 144.790

CIRCULATION 21 m2

ELEC

COMMS

HYD

TH - 3A 58 m2

TYPE 1A 48 m2

TYPE 2A 77m2

TYPE 2A 77 m2

10 m² USEABLE AREA

1,200 (4.6m²)

4,175

4,450

10,128

7,960

6,000

6,800

4,630

4,200

3,790

3,042

6,696

6,803

6,055

1,145

3.66m

3.66m

RevP

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Legend

- Tree Protection Zone (TPZ)
- Structural Root Zone (SRZ)
- Extent of Tree Canopy

Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevR	26/01/2025	TP RevR			
RevC	7/08/2025	TP RevC			
RevD	13/08/2025	TP RevD			
RevE	19/08/2025	TP RevE PreApp			
RevF	20/08/2025	TP RevF for HV			
RevG	22/08/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevJ	4/09/2025	Issue to Arcadia			
RevJ	11/09/2025	TP RevJ for HV			
RevK	16/09/2025	TP RevK for HV			
RevL	25/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA

Project
HCA DROUIN

Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS

Drawing Name
FIRST FLOOR GA PLAN

Project Stage
TOWN PLANNING

Scale
1:100

Date
17/06/2026

Drawn
LG & CG

Project Number
HC02

Drawing
TP101

Revision
RevP



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Legend

- Tree Protection Zone (TPZ)
- Structural Root Zone (SRZ)
- Extent of Tree Canopy

Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevB	28/07/2025	TP RevB			
RevC	15/08/2025	TP RevC			
RevD	15/08/2025	TP RevD			
RevE	22/08/2025	TP RevE for Permit			
RevF	23/09/2025	TP RevF for HV			
RevG	25/09/2025	TP RevG for HV			
RevH	03/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	15/09/2025	TP RevK for HV			
RevL	15/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA

Project
HCA DROUIN

Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS

Drawing Name
SECOND FLOOR GA PLAN

Project Stage
TOWN PLANNING

Scale
1:100

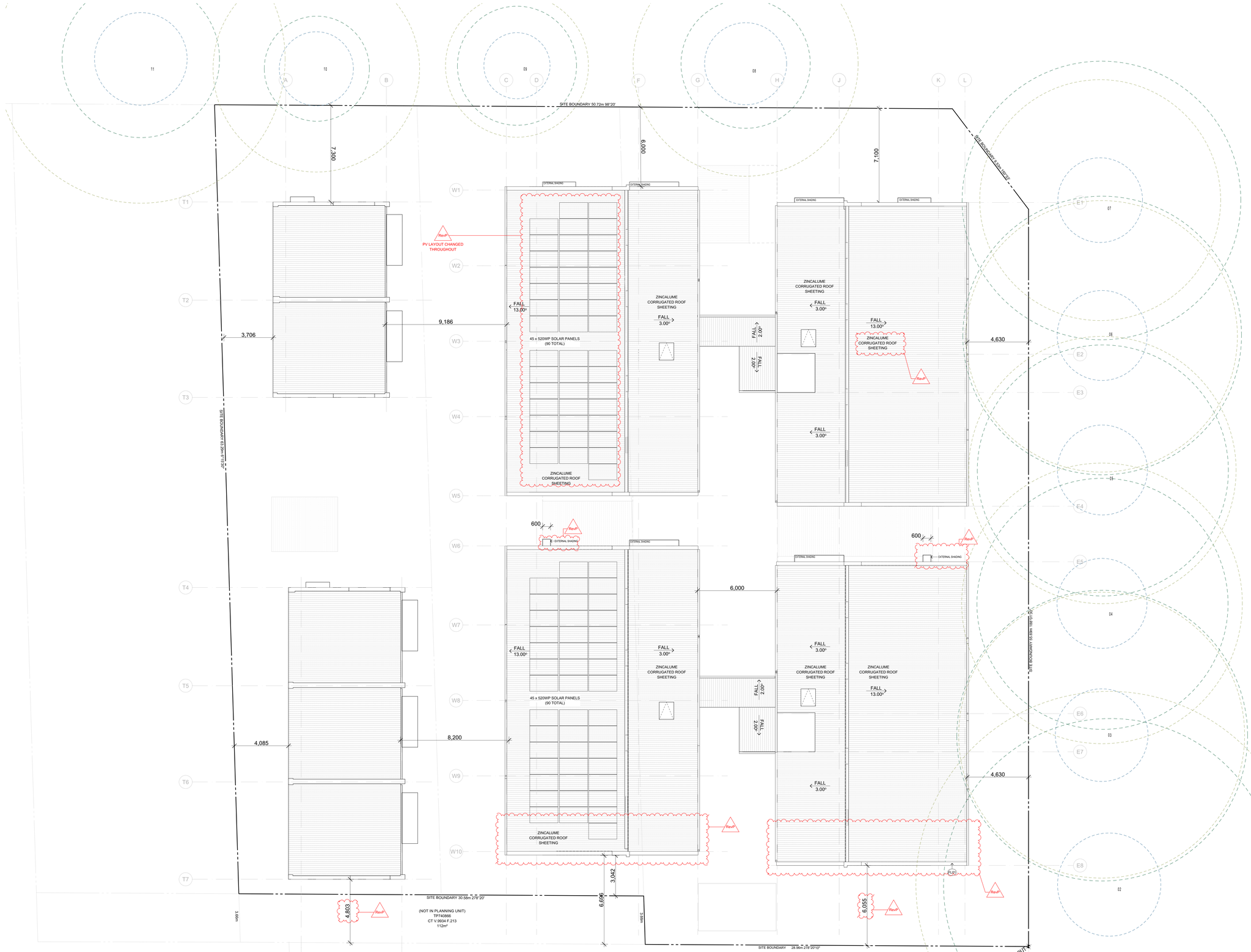
Date
17/06/2026

Drawn
LG & CG

Project Number
HC02

Drawing
TP102

Revision
RevP



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Legend

- Tree Protection Zone (TPZ)
- Structural Root Zone (SRZ)
- Extent of Tree Canopy

Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevB	26/07/2025	TP RevB			
RevC	7/08/2025	TP RevC			
RevD	13/08/2025	TP RevD			
RevE	19/08/2025	TP RevE PreApp			
RevF	20/08/2025	TP RevF for HV			
RevG	22/08/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevJ	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	16/09/2025	TP RevK for HV			
RevL	25/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA

Project
HCA DROUIN

Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS

Drawing Name
ROOF PLAN

Project Stage
TOWN PLANNING

Scale
1:100

Date
17/06/2026

Drawn
LG & CG

Project Number
HC02

Drawing
TP103

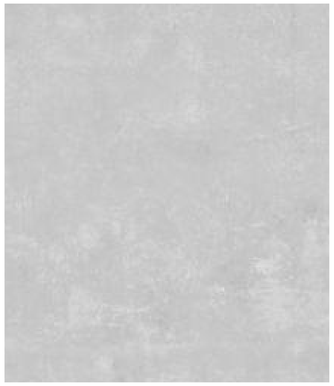
Revision
RevP

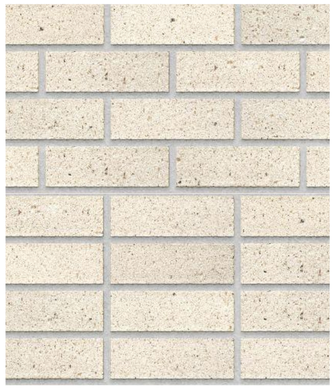
MATERIAL SCHEDULE

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CONCRETE/MASONRY

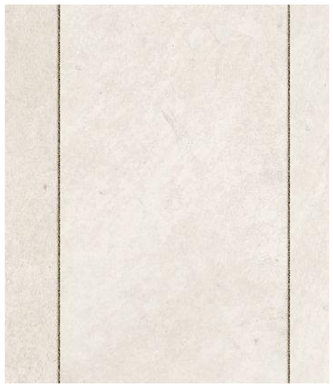
Concrete Light Grey, Pale Brick & Stackbond Pattern



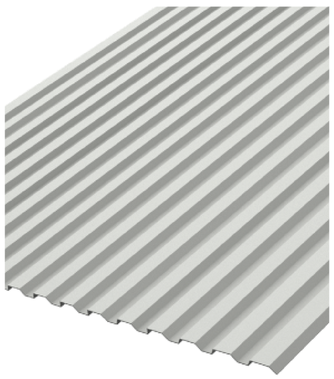


LIGHT WEIGHT CLADDING

Through-Coloured Fiber Cement Sheet & Corrugated Metal







BALUSTRADED & SCREENS

FC Sheet, Corrugated Colorbond & Perforated Metal



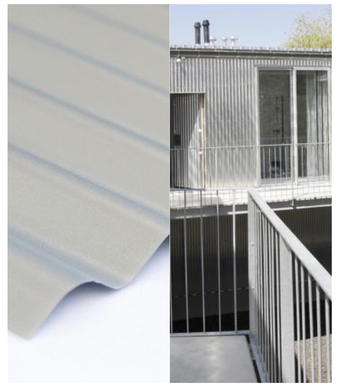




GLAZING FRAMES & METALWORK

Powdercoated Frames in Bronze & Galvanised Metal





METAL ROOFING

Zincalume profiled roof sheeting





ELEVATION LEGEND

- CONCRETE
- POWDER COAT - BRONZE
- CONCRETE BLOCK - STRETCHER BOND
- LIGHT BRICK - STRETCHER BOND
- LIGHT BRICK - STACK BOND
- METAL CLADDING - CORRUGATED ZINCALUME
- METAL CLADDING - PANELRIB
- METAL CORRUGATED SCREENING - PERFORATED < 25% OPEN AREA (RevQ)
- METAL GALVANISED
- CLEAR GLAZING
- METAL ROOF SHEETING - ZINCALUME CORRUGATED
- FIBER CEMENT SHEET
- OBSCURE REEDED GLAZING

ADVERTISED PLAN

LIAN

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NOM. NR REG. NO. 1234
NOM. NR REG. NO. 1234

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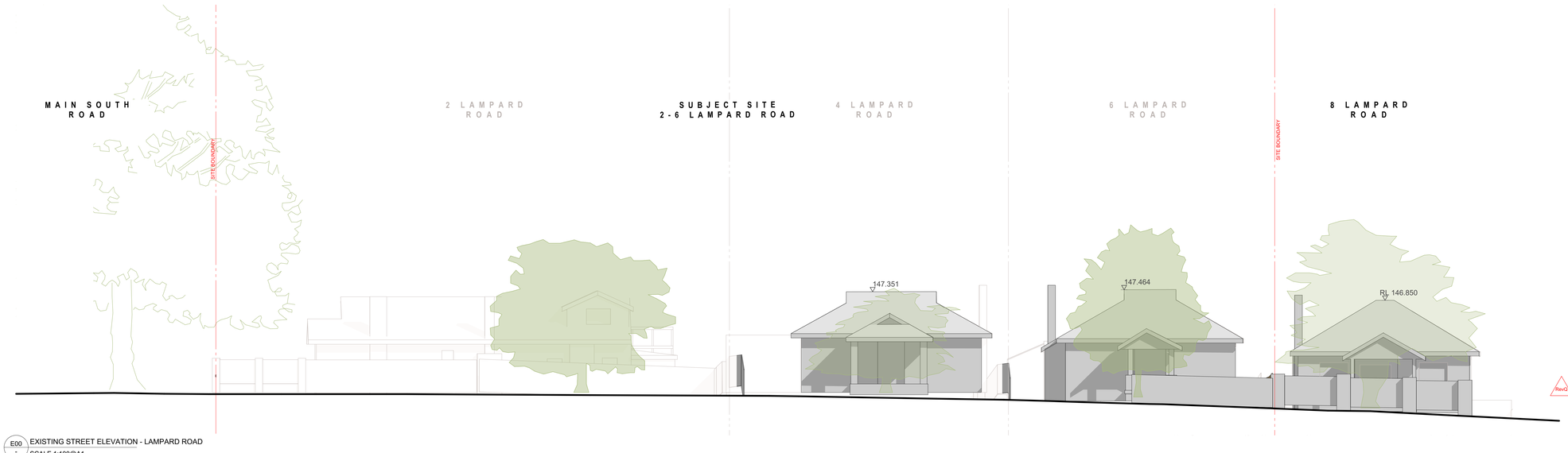
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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevQ	25/08/2025	TP-RevQ for HV			
RevN	2/06/2025	Issue to DTP			
RevI	9/09/2025	Issue to Access			
RevM	5/11/2025	TP-RevM for HV			
RevK	16/09/2025	TP-RevK for HV			
RevL	25/09/2025	TP-RevL for HV			
RevM	5/11/2025	TP-RevM for HV			
RevN	18/10/2025	TP-RevN for ESD			
RevP	17/06/2026	TP-RevP for HV			
RevP	17/06/2026	TP-RevP for DTP			
RevQ	20/07/2026	TP-RevQ for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
MATERIAL SCHEDULE

Project Stage
TOWN PLANNING
Scale
Date
20/07/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP200
Revision
RevQ

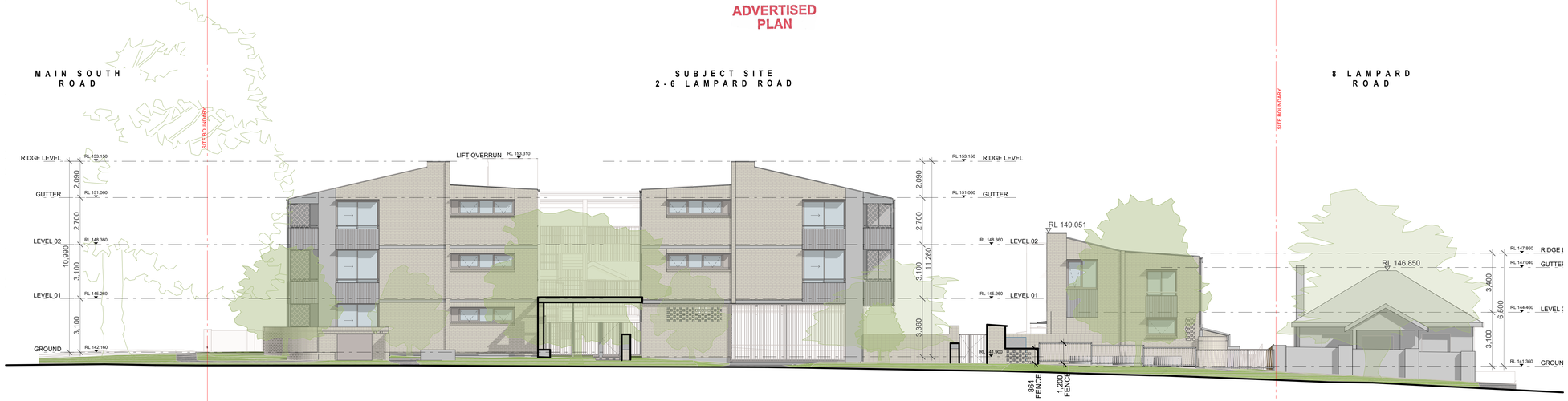


E00 - EXISTING STREET ELEVATION - LAMPARD ROAD
SCALE 1:100@A1

ELEVATION LEGEND

- CONCRETE
- POWDER COAT - BRONZE
- CONCRETE BLOCK - STRETCHER BOND
- LIGHT BRICK - STRETCHER BOND
- LIGHT BRICK - STACK BOND
- METAL CLADDING - CORRUGATED ZINCALUME
- METAL CLADDING - PANELRIB
- METAL CORRUGATED SCREENING - PERFORATED < 25% OPEN AREA (RevQ)
- METAL GALVANISED
- CLEAR GLAZING
- METAL ROOF SHEETING - ZINCALUME CORRUGATED
- FIBER CEMENT SHEET
- OBSCURE REEDED GLAZING

ADVERTISED PLAN



E00 - PROPOSED STREET ELEVATION - LAMPARD ROAD
SCALE 1:100@A1

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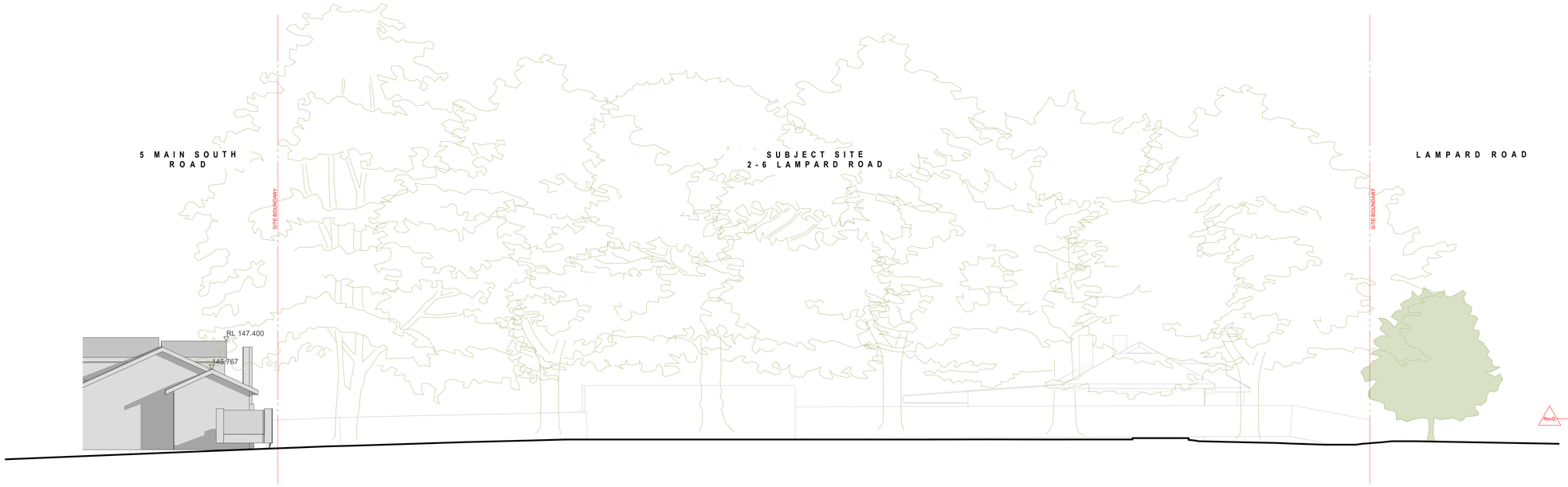
Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevC	7/08/2025	TP-RevC			
RevD	12/08/2025	TP-RevD			
RevE	14/08/2025	TP-RevE PreApp			
RevF	22/08/2025	TP-RevF for HV			
RevG	25/08/2025	TP-RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevJ	4/09/2025	Issue to Access			
RevK	11/09/2025	TP-RevK for HV			
RevL	15/09/2025	TP-RevK for HV			
RevL	25/09/2025	TP-RevL for HV			
RevM	6/10/2025	TP-RevM for HV			
RevN	16/10/2025	TP-RevN for ESD			
RevO	16/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			
RevQ	20/07/2026	TP-RevQ for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
EXISTING & PROPOSED STREET ELEVATION

Project Stage
TOWN PLANNING
Scale
1:100
Date
20/07/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP201
Revision
RevQ

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E02 1 EXISTING STREET ELEVATION - MAIN SOUTH ROAD
SCALE 1:100@A1

ELEVATION LEGEND

- CONCRETE
- POWDER COAT - BRONZE
- CONCRETE BLOCK - STRETCHER BOND
- LIGHT BRICK - STRETCHER BOND
- LIGHT BRICK - STACK BOND
- METAL CLADDING - CORRUGATED ZINCALUME
- METAL CLADDING - PANELRIB
- RevQ — METAL CORRUGATED SCREENING - PERFORATED < 25% OPEN AREA
- METAL GALVANISED
- CLEAR GLAZING
- METAL ROOF SHEETING - ZINCALUME CORRUGATED
- FIBER CEMENT SHEET
- OBSCURE REEDED GLAZING

ADVERTISED
PLAN



E02 1 PROPOSED STREET ELEVATION - MAIN SOUTH ROAD
SCALE 1:100@A1

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Revisions

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RevC	7/08/2025	TP-RevC			
RevD	14/08/2025	TP-RevD			
RevE	19/08/2025	TP-RevE PreApp			
RevF	22/08/2025	TP-RevF for HV			
RevG	25/08/2025	TP-RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	12/09/2025	TP-RevJ for HV			
RevK	18/09/2025	TP-RevK for HV			
RevL	25/09/2025	TP-RevL for HV			
RevM	6/10/2025	TP-RevM for HV			
RevN	16/10/2025	TP-RevN for SSD			
RevO	16/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			
RevQ	20/07/2026	TP-RevQ for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
EXISTING & PROPOSED STREET ELEVATION

Project Stage
TOWN PLANNING
Scale
1:100
Date
20/07/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP202
Revision
RevQ

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E01 NORTH ELEVATION
SCALE 1:100@A1

ELEVATION LEGEND

- CONCRETE
- POWDER COAT - BRONZE
- CONCRETE BLOCK - STRETCHER BOND
- LIGHT BRICK - STRETCHER BOND
- LIGHT BRICK - STACK BOND
- METAL CLADDING - CORRUGATED ZINCALUME
- METAL CLADDING - PANELRIB
- METAL CORRUGATED SCREENING - PERFORATED < 25% OPEN AREA
- METAL GALVANISED
- CLEAR GLAZING
- METAL ROOF SHEETING - ZINCALUME CORRUGATED
- FIBER CEMENT SHEET
- OBSCURE REEDED GLAZING

ADVERTISED
PLAN



E02 EAST ELEVATION
SCALE 1:100@A1

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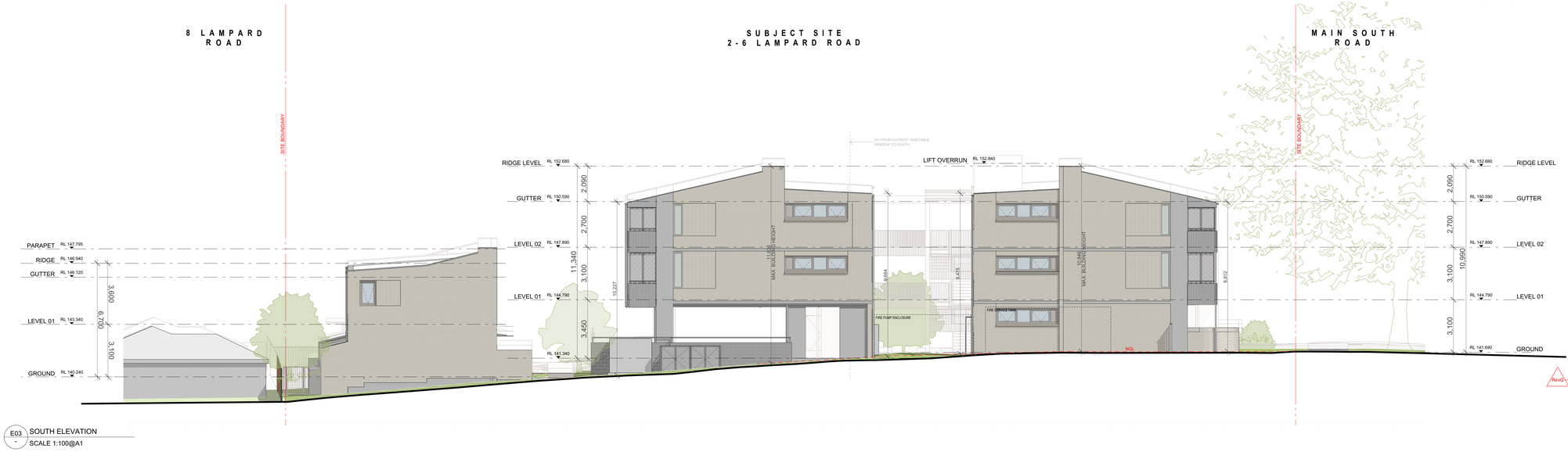
Revisions

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RevC	7/08/2025	TP-RevC			
RevD	12/08/2025	TP-RevD			
RevE	14/08/2025	TP-RevE PreApp			
RevF	22/08/2025	TP-RevF for HV			
RevG	29/08/2025	TP-RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	12/09/2025	TP-RevJ for HV			
RevK	16/09/2025	TP-RevK for HV			
RevL	23/09/2025	TP-RevL for HV			
RevM	6/10/2025	TP-RevM for HV			
RevN	9/10/2025	TP-RevN for ESD			
RevO	16/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			
RevQ	20/07/2026	TP-RevQ for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
NORTH & EAST ELEVATIONS

Project Stage
TOWN PLANNING
Scale
1:100
Date
20/07/2026
Drawn
LG & CG
Project Number
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Drawing
TP203
Revision
RevQ

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E03 SOUTH ELEVATION
SCALE 1:100@A1

ELEVATION LEGEND

- CONCRETE
- POWDER COAT - BRONZE
- CONCRETE BLOCK - STRETCHER BOND
- LIGHT BRICK - STRETCHER BOND
- LIGHT BRICK - STACK BOND
- METAL CLADDING - CORRUGATED ZINCALUME
- METAL CLADDING - PANELRIB
- METAL CORRUGATED SCREENING - PERFORATED < 25% OPEN AREA (RevQ)
- METAL GALVANISED
- CLEAR GLAZING
- METAL ROOF SHEETING - ZINCALUME CORRUGATED
- FIBER CEMENT SHEET
- OBSCURE REEDED GLAZING

ADVERTISED PLAN



E04 WEST ELEVATION
SCALE 1:100@A1

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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevD	12/06/2025	TP RevD			
RevE	26/06/2025	TP RevE Tracktps			
RevF	02/08/2025	TP RevF for HV			
RevG	25/08/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	9/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	19/09/2025	TP RevK for HV			
RevL	25/09/2025	TP RevL for HV			
RevM	6/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			
RevQ	20/07/2026	TP RevQ for DTP			

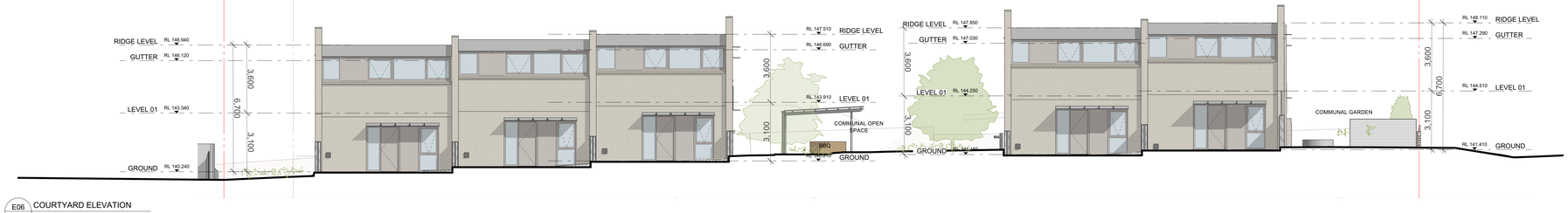
Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
SOUTH & WEST ELEVATIONS

Project Stage
TOWN PLANNING
Scale
1:100
Date
20/07/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP204
Revision
RevQ

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E05 - COURTYARD ELEVATION
SCALE 1:100@A1



E06 - COURTYARD ELEVATION
SCALE 1:100@A1



E07 - COURTYARD ELEVATION
SCALE 1:100@A1

ELEVATION LEGEND

- CONCRETE
- POWDER COAT - BRONZE
- CONCRETE BLOCK - STRETCHER BOND
- LIGHT BRICK - STRETCHER BOND
- LIGHT BRICK - STACK BOND
- METAL CLADDING - CORRUGATED ZINCALUME
- METAL CLADDING - PANELRIB
- METAL CORRUGATED SCREENING - PERFORATED < 25% OPEN AREA (RevQ)
- METAL GALVANISED
- CLEAR GLAZING
- METAL ROOF SHEETING - ZINCALUME CORRUGATED
- FIBER CEMENT SHEET
- OBSCURE REEDED GLAZING

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RevC	7/08/2025	TP-RevC			
RevD	12/08/2025	TP-RevD			
RevE	14/08/2025	TP-RevE PreApp			
RevF	22/08/2025	TP-RevF for HV			
RevG	29/08/2025	TP-RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	10/09/2025	TP-RevJ for HV			
RevK	16/09/2025	TP-RevK for HV			
RevL	23/09/2025	TP-RevL for HV			
RevM	6/10/2025	TP-RevM for HV			
RevN	16/10/2025	TP-RevN for EOD			
RevO	16/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			
RevQ	20/07/2026	TP-RevQ for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
GA ELEVATIONS 02

Project Stage
TOWN PLANNING
Scale
1:100
Date
20/07/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP205
Revision
RevQ

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E09 COURTYARD ELEVATION
SCALE 1:100@A1

E10 COURTYARD ELEVATION
SCALE 1:100@A1

E08 COURTYARD ELEVATION
SCALE 1:100@A1

ELEVATION LEGEND

- CONCRETE
- POWDER COAT - BRONZE
- CONCRETE BLOCK - STRETCHER BOND
- LIGHT BRICK - STRETCHER BOND
- LIGHT BRICK - STACK BOND
- METAL CLADDING - CORRUGATED ZINCALUME
- METAL CLADDING - PANELRIB
- METAL CORRUGATED SCREENING - PERFORATED < 25% OPEN AREA (RevQ)
- METAL GALVANISED
- CLEAR GLAZING
- METAL ROOF SHEETING - ZINCALUME CORRUGATED
- FIBER CEMENT SHEET
- OBSCURE REEDED GLAZING

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Revisions

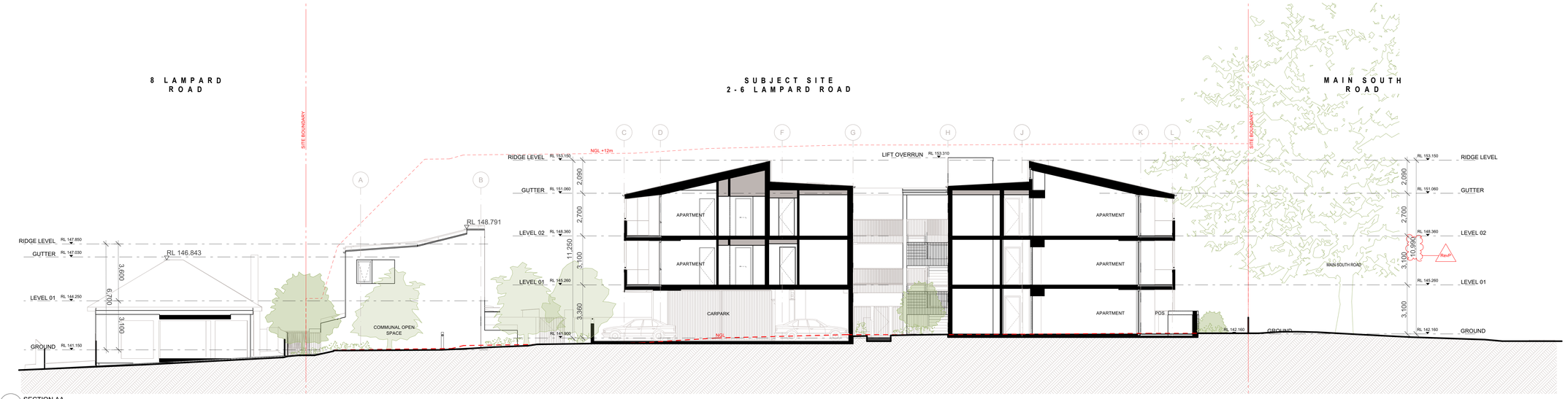
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RevD	14/08/2025	TP-RevD
RevE	19/08/2025	TP-RevE Pickup
RevF	22/08/2025	TP-RevF for HV
RevG	25/08/2025	TP-RevG for HV
RevH	2/09/2025	Issue to DTP
RevI	4/09/2025	Issue to Access
RevJ	11/09/2025	TP-RevJ for HV
RevK	15/09/2025	TP-RevK for HV
RevL	26/09/2025	TP-RevL for HV
RevM	5/10/2025	TP-RevM for HV
RevN	16/10/2025	TP-RevN for EOD
RevO	16/10/2025	TP-RevO for DTP
RevP	17/09/2026	TP-RevP for DTP
RevQ	20/07/2026	TP-RevQ for DTP

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC
3818 AUS
Drawing Name
GA ELEVATIONS 02

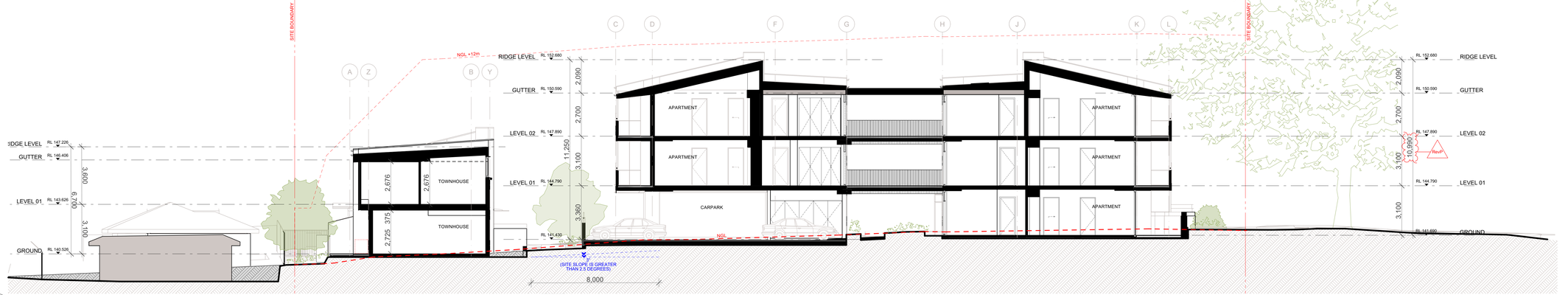
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Scale
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Date
20/07/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP206
Revision
RevQ

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A
SECTION AA
SCALE 1:100@A1



B
SECTION BB
SCALE 1:100@A1

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RevE	19/08/2025	TP RevE Preapp			
RevF	20/08/2025	TP RevF for HV			
RevG	29/08/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTF			
RevI	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
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RevL	25/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTF			
RevP	17/06/2026	TP RevP for DTF			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC
3818 AUS
Drawing Name
SECTIONS A & B

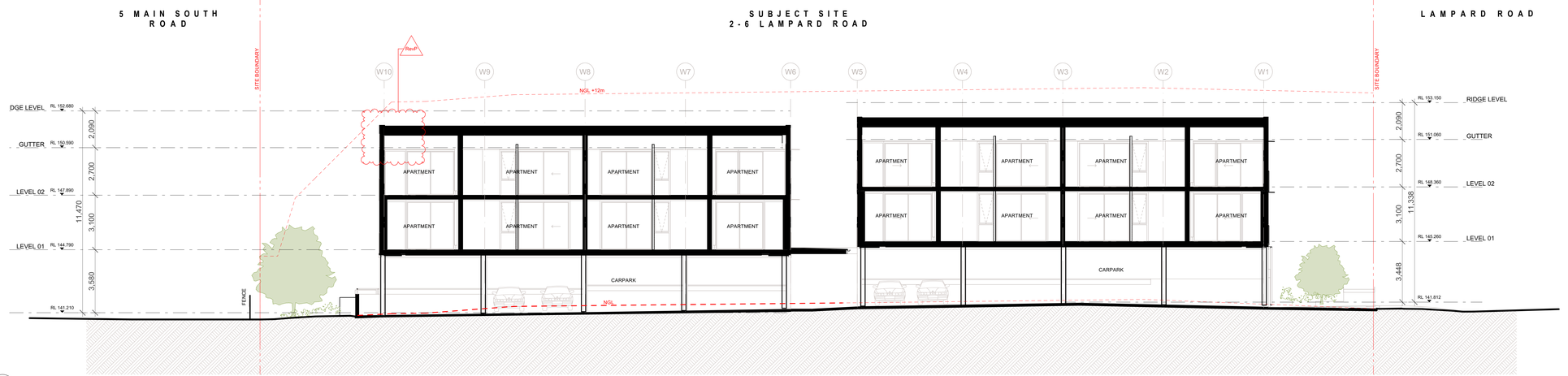
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17/06/2026
Drawn
LG & CG
Project Number
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Drawing
TP300
Revision
RevP

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C
-
SECTION CC
SCALE 1:100@A1

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PLAN



D
-
SECTION DD
SCALE 1:100@A1

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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
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RevE	19/08/2025	TP RevE RevApp			
RevF	20/08/2025	TP RevF for HV			
RevG	26/08/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	16/09/2025	TP RevK for HV			
RevL	30/09/2025	TP RevL for HV			
RevM	9/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
SECTIONS C & D

Project Stage
TOWN PLANNING
Scale
1:100
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP301
Revision
RevP



E
SECTION EE
SCALE 1:100@A1

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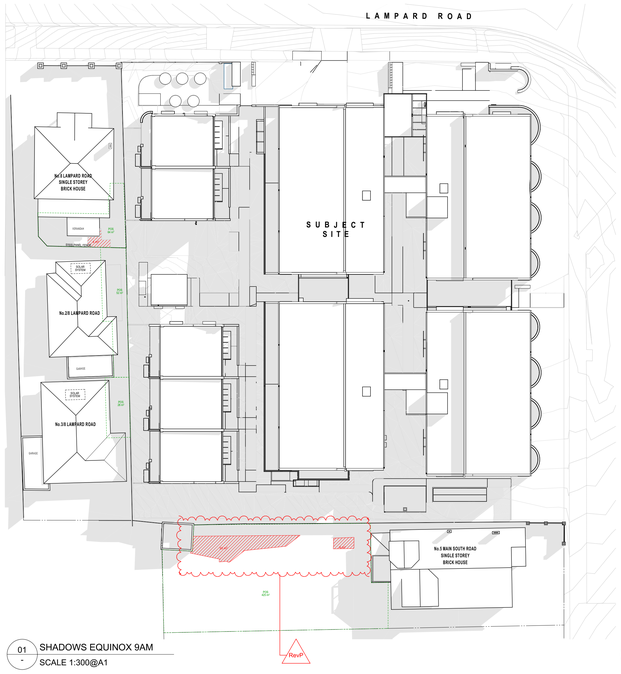
Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevG	13/08/2025	TP-RevG			
RevE	19/08/2025	TP-RevE-Prelgy			
RevF	22/08/2025	TP-RevF for HV			
RevG	25/08/2025	TP-RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	11/09/2025	Issue to Council			
RevJ	11/09/2025	TP-RevJ for HV			
RevK	16/09/2025	TP-RevK for HV			
RevL	25/09/2025	TP-RevL for HV			
RevM	9/10/2025	TP-RevM for HV			
RevN	16/10/2025	TP-RevN for HV			
RevO	17/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			

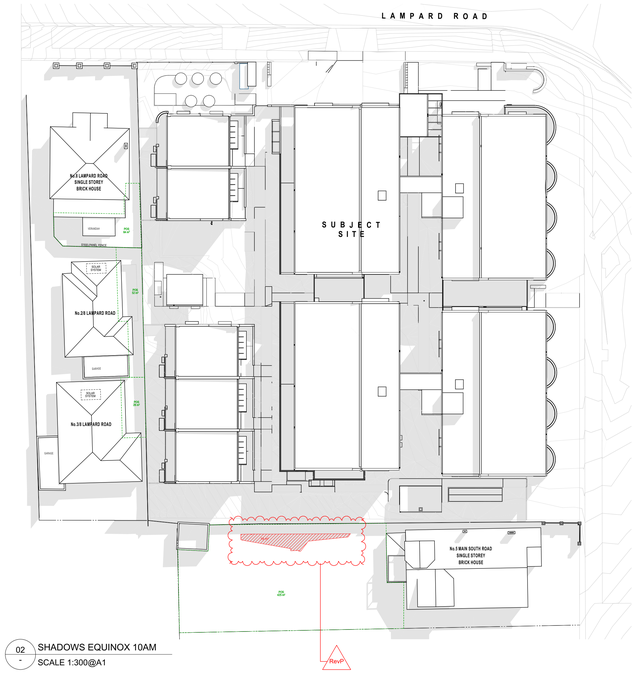
Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
SECTIONS E

Project Stage
TOWN PLANNING
Scale

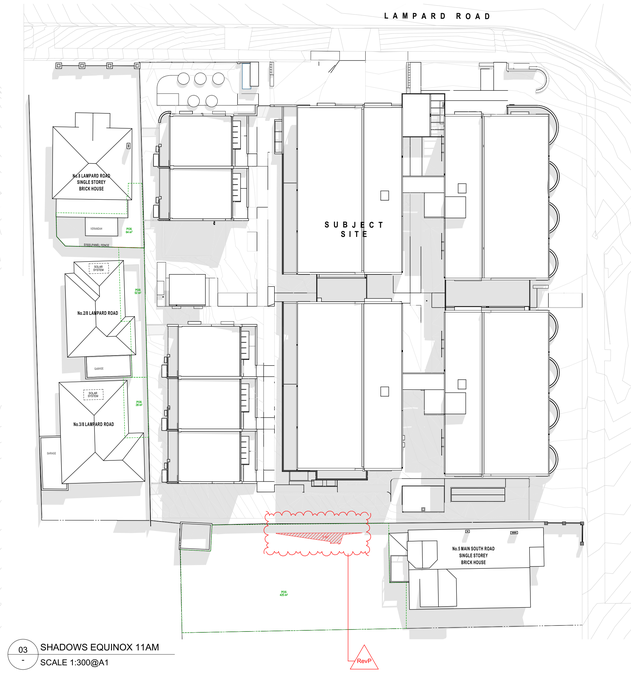
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP302
Revision
RevP



01 SHADOWS EQUINOX 9AM
SCALE 1:300@A1

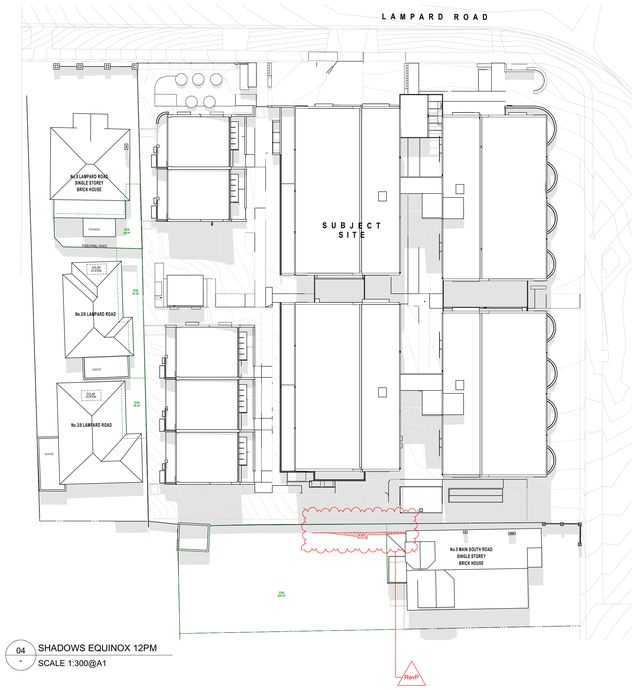


02 SHADOWS EQUINOX 10AM
SCALE 1:300@A1

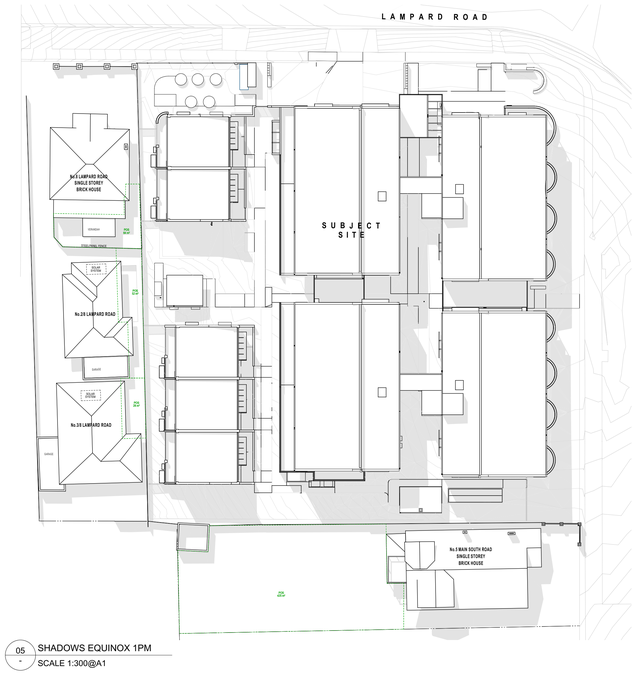


03 SHADOWS EQUINOX 11AM
SCALE 1:300@A1

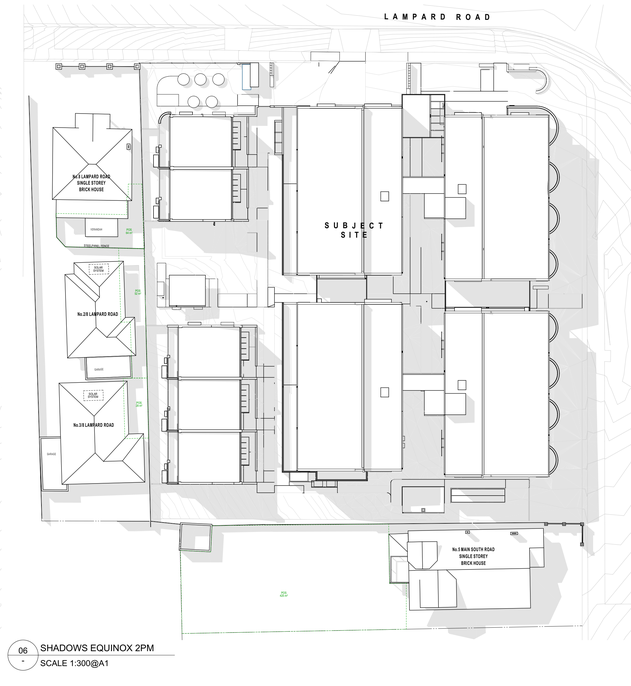
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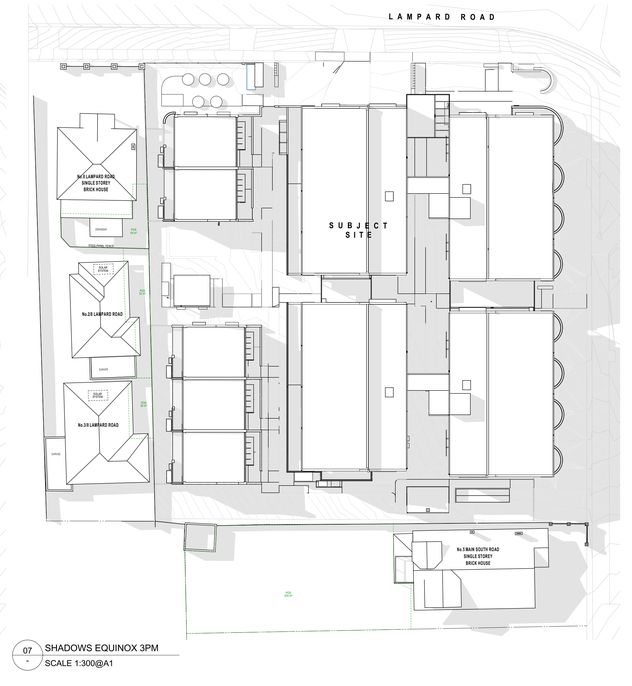
04 SHADOWS EQUINOX 12PM
SCALE 1:300@A1



05 SHADOWS EQUINOX 1PM
SCALE 1:300@A1



06 SHADOWS EQUINOX 2PM
SCALE 1:300@A1



07 SHADOWS EQUINOX 3PM
SCALE 1:300@A1

AREA OF ADDITIONAL SHADOW

AREA OF SECLUDED OPEN SPACE

SHADOWS

ADVERTISED PLAN

LIAN

Lian Architects Pty Ltd
Brunswick | Geelong
T: (03) 9939 0888
37-41 Victoria Street, Geelong, VIC 3220
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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevE	04/09/2025	TP RevE Planlgy			
RevF	22/09/2025	TP RevF for HV			
RevG	25/09/2025	TP RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	6/09/2025	Issue to Arborist			
RevJ	10/09/2025	TP RevJ for HV			
RevK	15/09/2025	TP RevK for HV			
RevL	25/09/2025	TP RevL for HV			
RevM	6/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
SHADOW DIAGRAMS

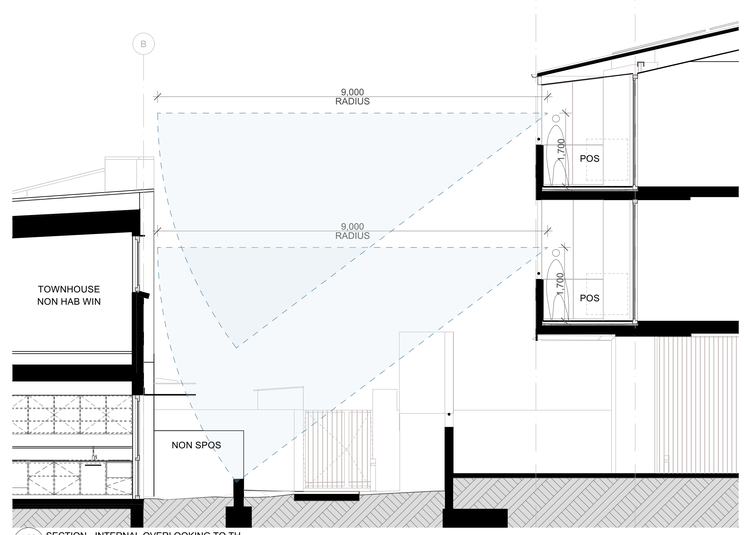
Project Stage
TOWN PLANNING
Scale
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP400
Revision
RevP


CONCRETE FOOTPATH
FENCE 1.2m
SITE BOUNDARY 50.72m 98°20'
SITE BOUNDARY 5.97m 180°0'
COMMUNAL GARDEN
REFER LND DRAWINGS
FORECOURT AREA
REFER LND DRAWINGS
BENCH
FIRE BOOSTER
VISITOR BIKES
6 No.
DOUBLE BRICK 1500MM HIGH WALL
FFL 50.00.00
400MM HIGH BRICK SEAT
PERMEABLE PAVING
BRICK PLINTH
LETTERBOXES OVER
LETTER BOXES
MAINS WATER
WASTE SCP
HWS
RAMP 1:20
RAMP 1:20.4
RAMP 1:20.1
RAMP 1:40
RAMP 1:42
RAMP 1:42.7
RAMP 1:52.4
RAMP 1:22.1
RAMP 1:42.7
RAMP 1:42
RAMP 1:52.4
RAMP 1:52.7
RAMP 1:52.4
RAMP 1:29
RAMP 1:92
RAMP 1:47.6
RAMP 1:47.4
RAMP 1:31.3
RAMP 1:50.4
RAMP 1:21.1
RAMP 1:20.4
RAMP 1:50.8
RAMP 1:51.3
RAMP 1:42.4
RAMP 1:42
RAMP 1:194.3
RAMP 1:59.2
RAMP 1:59.4
RAMP 1:20.4
RAMP 1:40
RAMP 1:20
RAMP 1:20
RAMP 1:40
RAMP 1:20
RAMP 1:20.4
RAMP 1:20.1
RAMP 1:20.4
RAMP 1:20.1
RAMP 1:20.4
RAMP 1:20.1

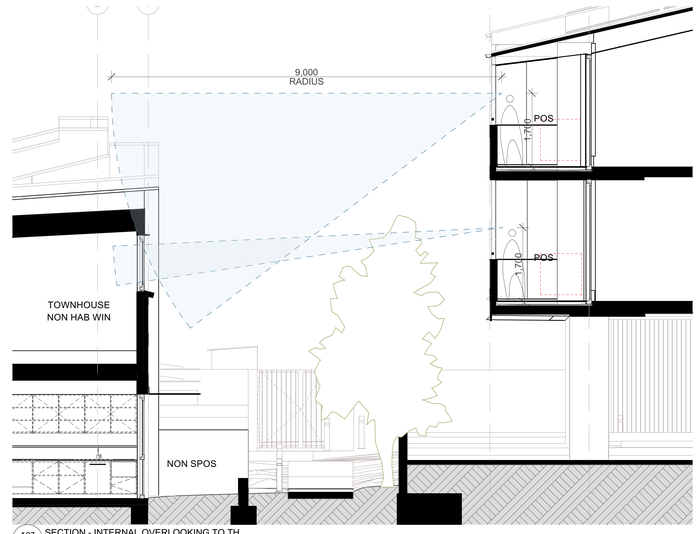
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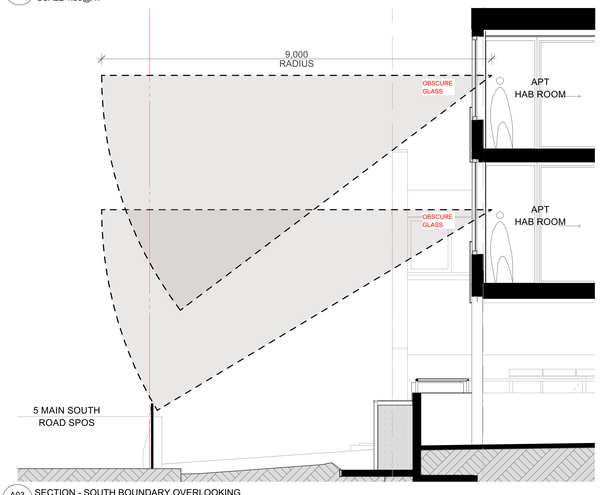
1 PLAN - L01 INTERNAL OVERLOOKING
SCALE 1:100@A1



A06 SECTION - INTERNAL OVERLOOKING TO TH
SCALE 1:50@A1



A07 SECTION - INTERNAL OVERLOOKING TO TH
SCALE 1:50@A1



A03 SECTION - SOUTH BOUNDARY OVERLOOKING
SCALE 1:50@A1

ADVERTISED PLAN

LIAN

Lian Architects Pty Ltd
ACN 636 248 615
T: +(03) 9417 7777
Brisbane QLD 4000, Australia
Melbourne VIC 3000, Australia
E: hello@lian.net.au
W: lian.net.au
ABN: 86 462 475 204
ACN: 462 475 204

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Revisions

Rev	Date	Transmittal Set Name
RevE	19/08/2025	TP RevE Pre4pp
RevF	22/08/2025	TP RevF for HV
RevG	25/08/2025	TP RevG for HV
RevH	2/09/2025	Issue to DTP
RevI	11/09/2025	TP RevI for HV
RevJ	11/09/2025	TP RevJ for HV
RevK	16/09/2025	TP RevK for HV
RevL	25/09/2025	TP RevL for HV
RevM	9/10/2025	TP RevM for HV
RevN	16/10/2025	TP RevN for ESD
RevO	16/10/2025	TP RevO for DTP
RevP	17/06/2026	TP RevP for DTP

Rev	Date	Transmittal Set Name

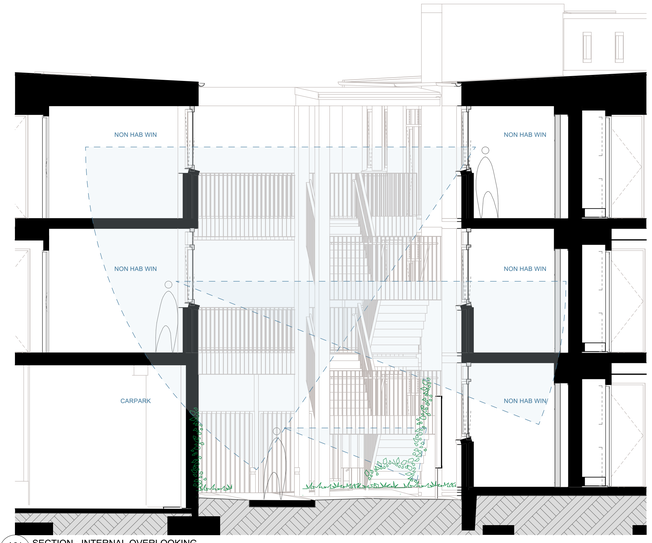
Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
OVERLOOKING - LEVEL 01 & 02

Project Stage
TOWN PLANNING
Scale
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP501
Revision
RevP

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1. SCALE 1:100@A1
PLAN - L01 INTERNAL OVERLOOKING



A01 SCALE 1:50@A1
SECTION - INTERNAL OVERLOOKING

ADVERTISED
PLAN



A02 SCALE 1:50@A1
SECTION - COURTYARD INTERNAL OVERLOOKING

LIAN

Lian Architects Pty Ltd
ABN: 86 642 673 354
ACN: 642 673 354
Level 1, 288 Lonsdale Street
Melbourne VIC 3000 Australia

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ABN: 86 642 673 354
ACN: 642 673 354

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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevB	19/09/2025	TP RevB Prelpp			
RevF	22/09/2025	TP RevF for HV			
RevG	25/09/2025	TP RevG for HV			
RevH	3/09/2025	Issue to DTP			
RevI	6/09/2025	Issue to Access			
RevJ	11/09/2025	TP RevJ for HV			
RevK	16/09/2025	TP RevK for HV			
RevL	17/09/2025	TP RevL for HV			
RevM	8/10/2025	TP RevM for HV			
RevN	16/10/2025	TP RevN for ESD			
RevO	16/10/2025	TP RevO for DTP			
RevP	17/06/2026	TP RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC
3818 AUS
Drawing Name
OVERLOOKING - LEVEL
01 & 02

Project Stage
TOWN PLANNING
Scale
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02 / TP502 Drawing
RevP Revision


LAMPARD ROAD
MAIN ST
CONCRETE FOOTPATH
CONCRETE CROSS OVER
STEEL PANEL FENCE
No.6 LAMPARD ROAD SINGLE STOREY BRICK HOUSE
No.4 LAMPARD ROAD
No.2 LAMPARD ROAD
No.1 MAIN SOUTH ROAD SINGLE STOREY BRICK HOUSE WITH CARPORT AT REAR
(NOT IN PLANNING UNIT) TP Ref#05 CC STREET 215 Height
OPEN SPACE (SHARED)
GARAGE
SHED
UNDERCROFT CARPARK
UNDERCROFT CARPARK
UNDERCROFT CARPARK

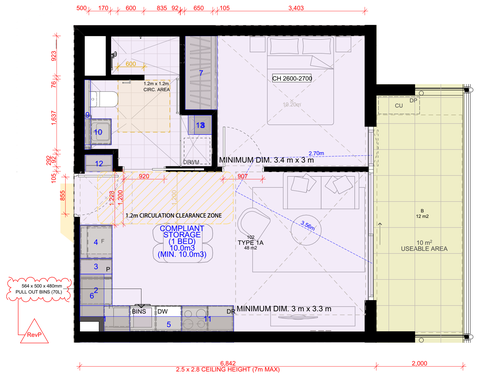
TYPE 1A, 1B

1 BEDROOM
1 BATHROOM

NSA: 50m²

MINIMUM ROOM DIMENSIONS ✓
BALCONY DIMENSIONS ✓

NOTE: BALCONY SIZES VARIES FOR UNITS ON GROUND. BATHROOMS WILL PROVIDE A SLIP RESISTANT, HOBLESS SHOWER RECESS.



01 - TYPICAL ONE BEDROOM APARTMENT
SCALE 1:50@A0

DWELLING TOTAL INTERNAL STORAGE: 10M³
MIN STORAGE VOLUME REQ'D: 10M³
(MIN 6M³ INTERNALLY)

STORAGE COUNT:
1. UNDER BENCH (900H)
2. UNDER BENCH (900H)
3. FULL HEIGHT (2400H)
4. OVERHEAD (ABOVE FRIDGE)
5. OVERHEAD
6. OVERHEAD
7. WARDROBE FULL HEIGHT (2700H)
8. L'DRY OVERHEAD
9. OVERHEAD (SHAVING CABINET)
10. UNDERBENCH (900H) BATHROOM
11. UNDER BENCH (900H)
12. FULL HEIGHT (2400H)
13. UNDER SINK (900H)

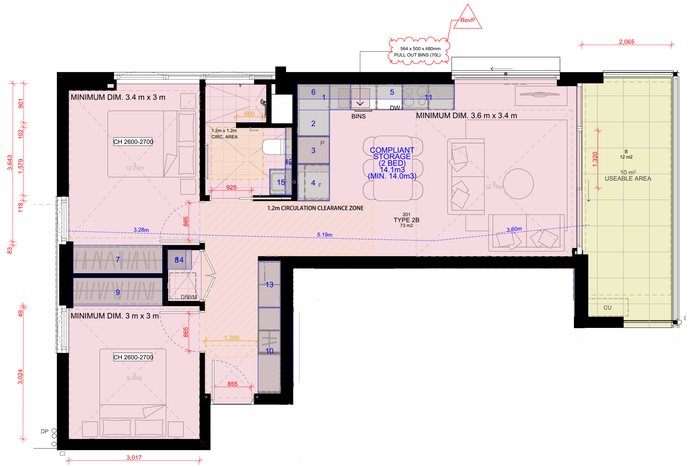
TYPE 2A, 2B

2 BEDROOM
1 BATHROOM

NSA: 76m²

MINIMUM ROOM DIMENSIONS ✓
BALCONY DIMENSIONS ✓

NOTE: BALCONY SIZES VARIES FOR UNITS ON GROUND. BATHROOMS WILL PROVIDE A SLIP RESISTANT, HOBLESS SHOWER RECESS.



02 - TYPICAL TWO BEDROOM APARTMENT
SCALE 1:50@A0

DWELLING TOTAL INTERNAL STORAGE: 14.1M³
MIN STORAGE VOLUME REQ'D: 14M³
(MIN 9M³ INTERNALLY)

STORAGE COUNT:
1. UNDER BENCH (900H)
2. UNDER BENCH (900H)
3. FULL HEIGHT (2700H)
4. OVERHEAD (ABOVE FRIDGE)
5. OVERHEAD
6. OVERHEAD (OPEND SHELVES)
7. WARDROBE FULL HEIGHT (2700H)
8. L'DRY OVERHEAD
9. WARDROBE FULL HEIGHT (2700H)
10. ENTRY JOINERY UNDER BENCH (900H)
11. UNDER BENCH (900H)
12. SHAVING CABINET
13. FULL HEIGHT (2700H)
14. UNDER SINK (900H)

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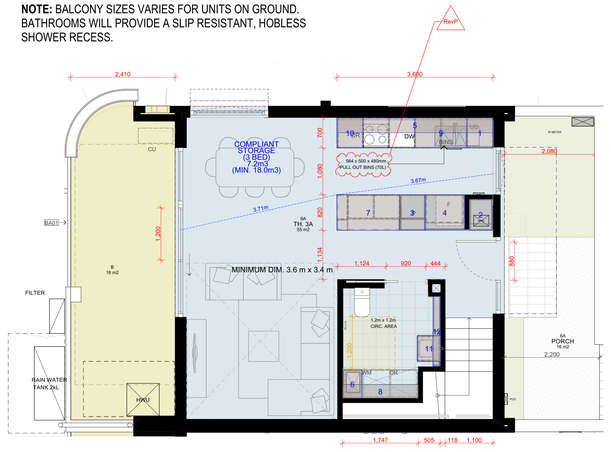
TYPE 3A TOWNHOUSE

3 BEDROOM
2 BATHROOM

NSA: 115m²

MINIMUM ROOM DIMENSIONS ✓
BALCONY DIMENSIONS ✓

NOTE: BALCONY SIZES VARIES FOR UNITS ON GROUND. BATHROOMS WILL PROVIDE A SLIP RESISTANT, HOBLESS SHOWER RECESS.



03 - TYPICAL TOWNHOUSE LOWER LEVEL
SCALE 1:50@A0

04 - TYPICAL TOWNHOUSE UPPER LEVEL
SCALE 1:50@A0

DWELLING TOTAL INTERNAL STORAGE: 18.1M³
MIN STORAGE VOLUME REQ'D: 18M³
(MIN 12M³ INTERNALLY)

STORAGE COUNT (GROUND FLOOR):
1. UNDER BENCH (900H)
2. FULL HEIGHT (2700H)
3. FULL HEIGHT (2700H)
4. OVERHEAD (ABOVE FRIDGE)
5. OVERHEAD
6. L'DRY UNDER SINK
7. UNDER BENCH (900H)
8. LOW STORAGE (UNDER STAIRS) (1500H)
9. UNDER BENCH (900H)
10. UNDER BENCH (900H)
11. VANITY UNIT
12. SHAVING CABINET

STORAGE COUNT (FIRST FLOOR):
1. FULL HEIGHT (2700H)
2. FULL HEIGHT (2700H)
3. FULL HEIGHT (2700H)
4. FULL HEIGHT (2700H)
5. VANITY UNIT
6. SHAVING CABINET
7. ABOVE BENCH STORAGE

LIAN

Lian Architects Pty Ltd
ACN 606 120 744
61 Dow Street Port Melbourne VIC 3207 Australia
T: (03) 9646 0744
E: lian@lian.com.au
W: www.lian.com.au
ABN: 86 606 575 354
NOM: 561 575 554

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Revisions

Rev	Date	Transmittal Set Name	Rev	Date	Transmittal Set Name
RevF	22/08/2025	TP-RevF for HV			
RevG	29/08/2025	TP-RevG for HV			
RevH	2/09/2025	Issue to DTP			
RevI	4/09/2025	Issue to Access			
RevJ	11/09/2025	TP-RevJ for HV			
RevK	16/09/2025	TP-RevK for HV			
RevL	25/09/2025	TP-RevL for HV			
RevM	9/10/2025	TP-RevM for HV			
RevN	16/10/2025	TP-RevN for ESD			
RevO	16/10/2025	TP-RevO for DTP			
RevP	17/06/2026	TP-RevP for DTP			

Client
HOUSING CHOICES AUSTRALIA
Project
HCA DROUIN
Project Address
2-6 LAMPARD ROAD DROUIN VIC 3818 AUS
Drawing Name
APARTMENT & TOWNHOUSE LAYOUTS

Project Stage
TOWN PLANNING
Scale
Date
17/06/2026
Drawn
LG & CG
Project Number
HC02
Drawing
TP601
Revision
RevP