

77-83 SUTTON STREET NORTH MELBOURNE VIC 3051

03/09/24

REVISION_P10

ADVERTISED PLAN

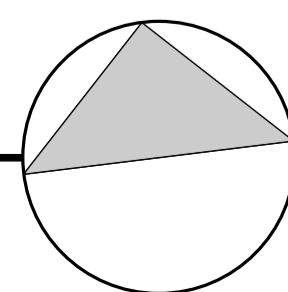
This copied document to be made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach any copyright



SHEET NO.	SHEET NAME	SHEET NO.	SHEET NAME
TP000	COVER PAGE	TP152	TYPICAL FLOOR PLANS
TP001	CONTENTS	TP153	TYPICAL FLOOR PLANS
TP050	SURVEY	TP154	TYPICAL FLOOR PLANS
TP051	DEMOLITION PLAN	TP155	TYPICAL FLOOR PLANS
TP100	PROPOSED BASEMENT LEVEL 2 FLOOR PLAN	TP156	TYPICAL FLOOR PLANS
TP101	PROPOSED BASEMENT LEVEL 1 FLOOR PLAN	TP157	TYPICAL FLOOR PLANS
TP102	PROPOSED GROUND LEVEL FLOOR PLAN	TP200	PROPOSED ELEVATIONS SHEET 1
TP103	PROPOSED LEVEL 1 FLOOR PLAN	TP201	PROPOSED ELEVATIONS SHEET 2
TP104	PROPOSED LEVEL 2 FLOOR PLAN	TP202	STREETSCAPE ELEVATIONS
TP105	PROPOSED LEVEL 3 FLOOR PLAN	TP203	STREETSCAPE ELEVATIONS
TP106	PROPOSED LEVEL 4 FLOOR PLAN	TP204	STREETSCAPE ELEVATIONS
TP107	PROPOSED LEVEL 5 FLOOR PLAN	TP205	STREETSCAPE ELEVATIONS
TP108	PROPOSED LEVEL 6 FLOOR PLAN	TP300	PROPOSED SECTIONS
TP109	PROPOSED LEVEL 7 FLOOR PLAN	TP301	PROPOSED SECTIONS
TP110	PROPOSED LEVEL 8 FLOOR PLAN	TP302	STREETSCAPE SECTION
TP111	PROPOSED LEVEL 9 FLOOR PLAN	TP400	SHADOW DIAGRAMS 9AM
TP112	PROPOSED LEVEL 10 FLOOR PLAN	TP401	SHADOW DIAGRAM 12PM
TP113	PROPOSED LEVEL 11 FLOOR PLAN	TP402	SHADOW DIAGRAM 3PM
TP114	PROPOSED ROOF PLAN	TP800	MATERIAL SCHEDULE
TP150	TYPICAL FLOOR PLANS	TP801	DEVELOPMENT SUMMARY
TP151	TYPICAL FLOOR PLANS		

**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



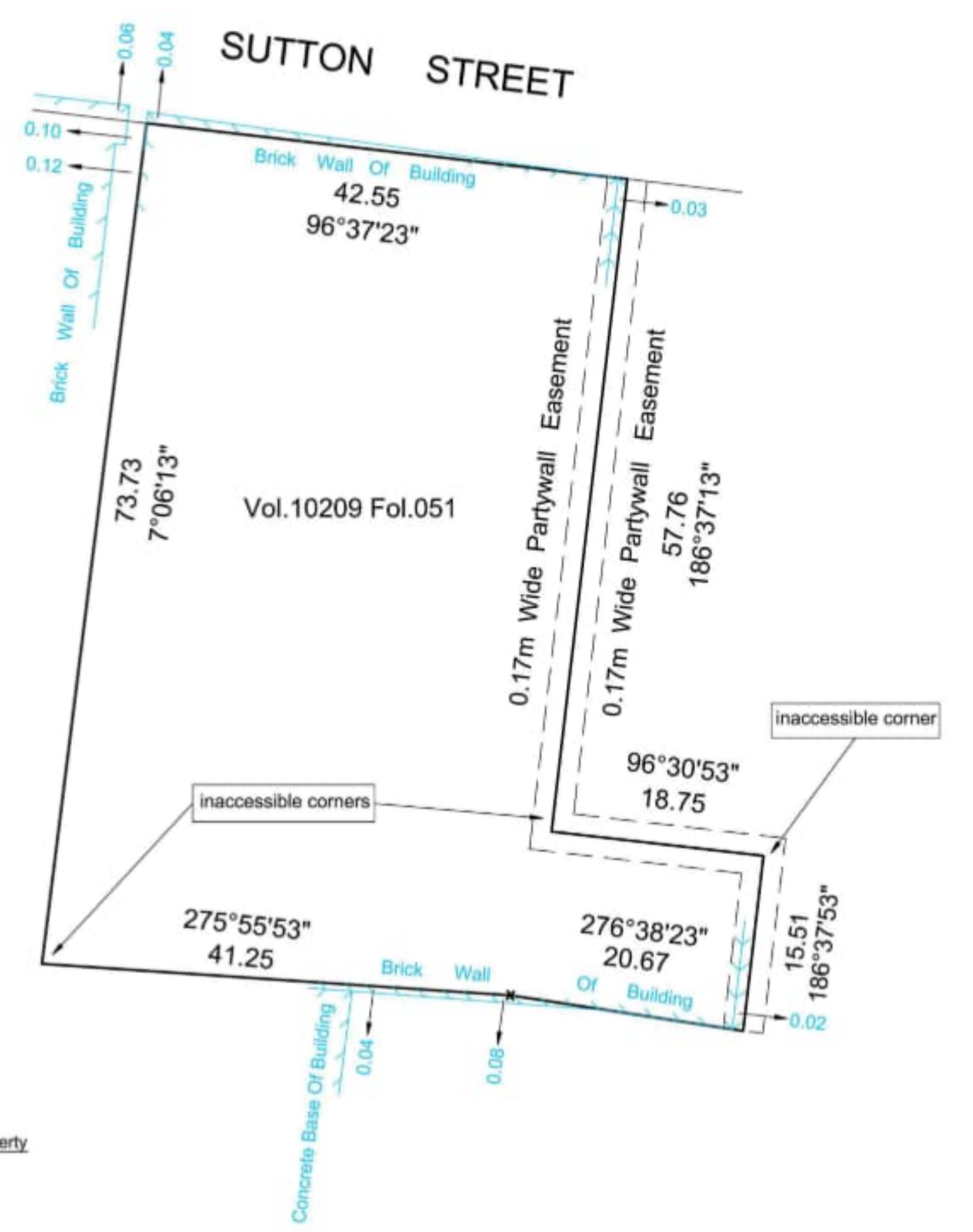


MGA 2020 Zone 55

NOTE: For Fencing Encroachments See notations regarding possessory rights and adjustments to be made to the siting of buildings.

CHECK SURVEY INSERT

NOT TO SCALE Title boundaries are shown by a thick continuous line. Discrepancies between title boundary and occupation (ie. fences, etc.) have been exaggerated and are not to scale.



NOTATIONS - Possessory Rights This survey re-establishes certificate of title boundaries. It does not attempt to determine possessory rights which may apply to the land. Possessory title rights apply to land occupied in excess of 15 years. If excess land is occupied amendments of title under Section 99 / 60 TLA can be considered. LESS LAND - Siting of Buildings where fences encroach into property. MORE LAND - Siting of Buildings where fences encroach into adjoining property.

Note For boundary encroachments see Check Survey Insert

LEGEND

- Native Tree, Fruit Tree, Exotic Tree, Water Valve/ Utility, Water Meter, Hydrant, Electrical Power Pole, Electrical Pit, Telstra Pit, Traffic Sign Post, Side Entry Pit, Grated Pit, Drainage Pit, Sewerage Pit, Sewer Vent/ Utility

Symbols shown are not to scale but are to the centre of objects. Tree spreads have been shown to scale.

LEGEND



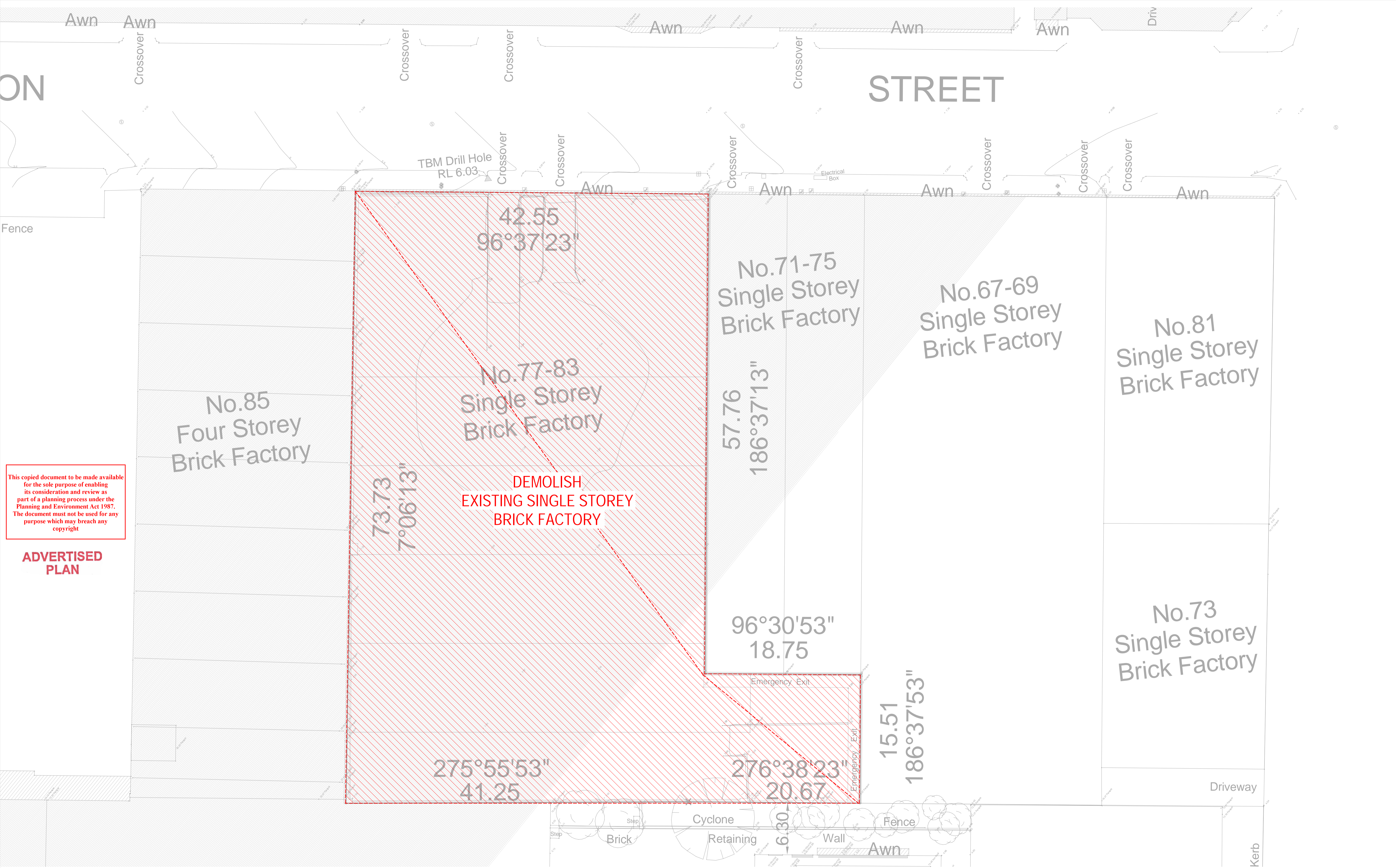
ADVERTISED PLAN

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.

Neighbourhood & Site Description Plan Includes Check Survey & Levels

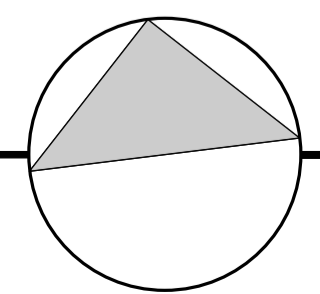
Notations: The information shown on this plan is intended for Town Planning purposes only and is not intended for Working or Construction drawings. Buildings shown on this plan are the footprints of the buildings at ground level. Only visible services have been located. The information shown on this plan has been provided as a signed hard copy plan and also in digital format. Offset dimensions shown on plan are to title boundary unless otherwise stated. Levels on windows have been taken at window head. Scale: 1:600. Original Sheet Size A1. LENGTHS ARE IN METRES. Job Address: 77-83 Sutton Street - North Melbourne. Job Reference: 14443 File No: 191018 Site Desc Plan - Ver1.dwg. I, T. Trantino, certify that this plan correctly represents the occupation as it exists on the 18th day of October 2019.

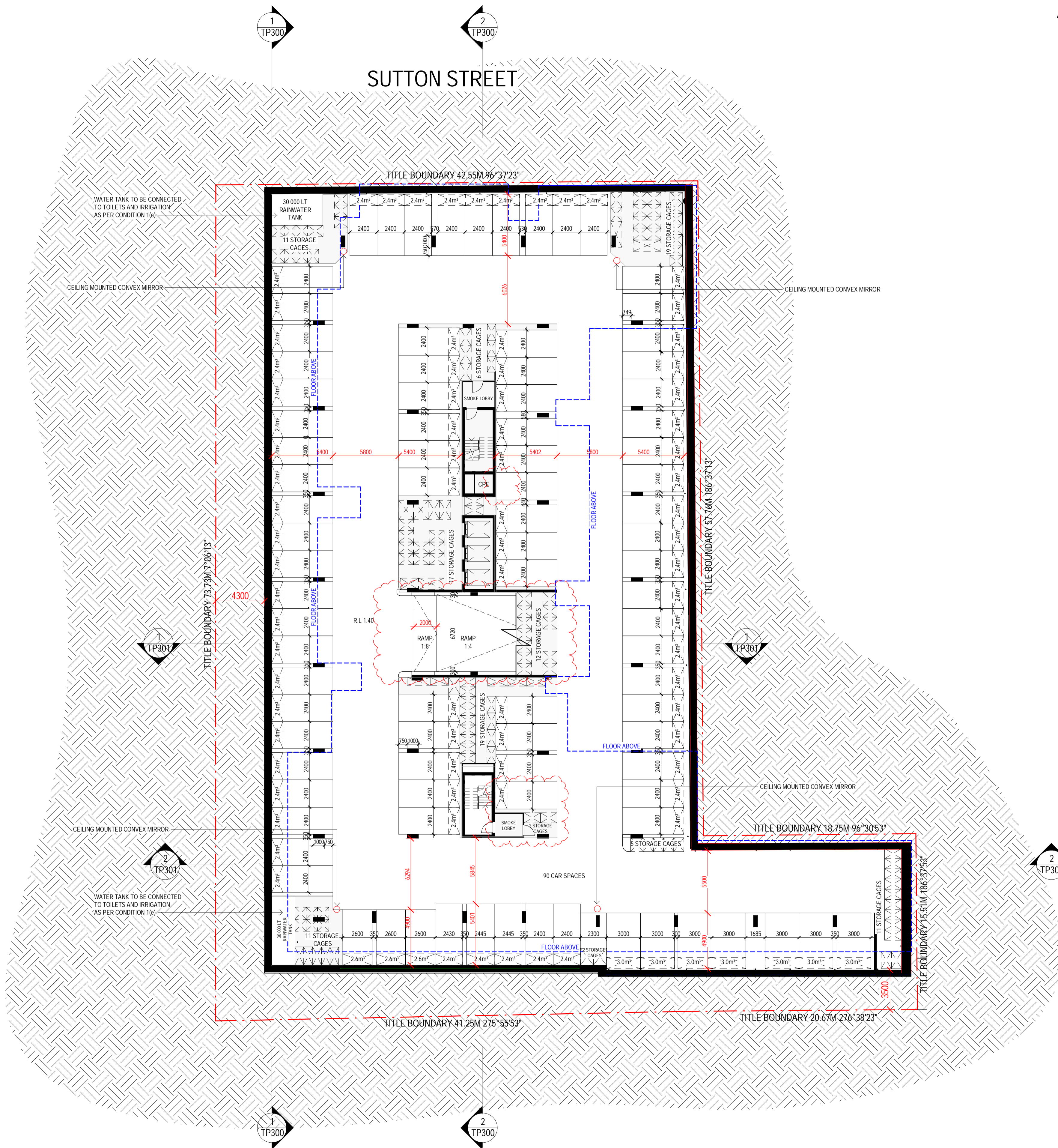
Di MASE BERRY & Co Pty Ltd LAND SURVEYORS 142(A) Sydney Road BRUSSECK VIC 3056 Tel: 9387 7577 Fax: 9387 8813



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

ADVERTISED PLAN

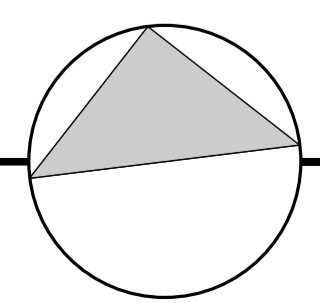




This copied document to be made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach any copyright

ADVERTISED PLAN

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

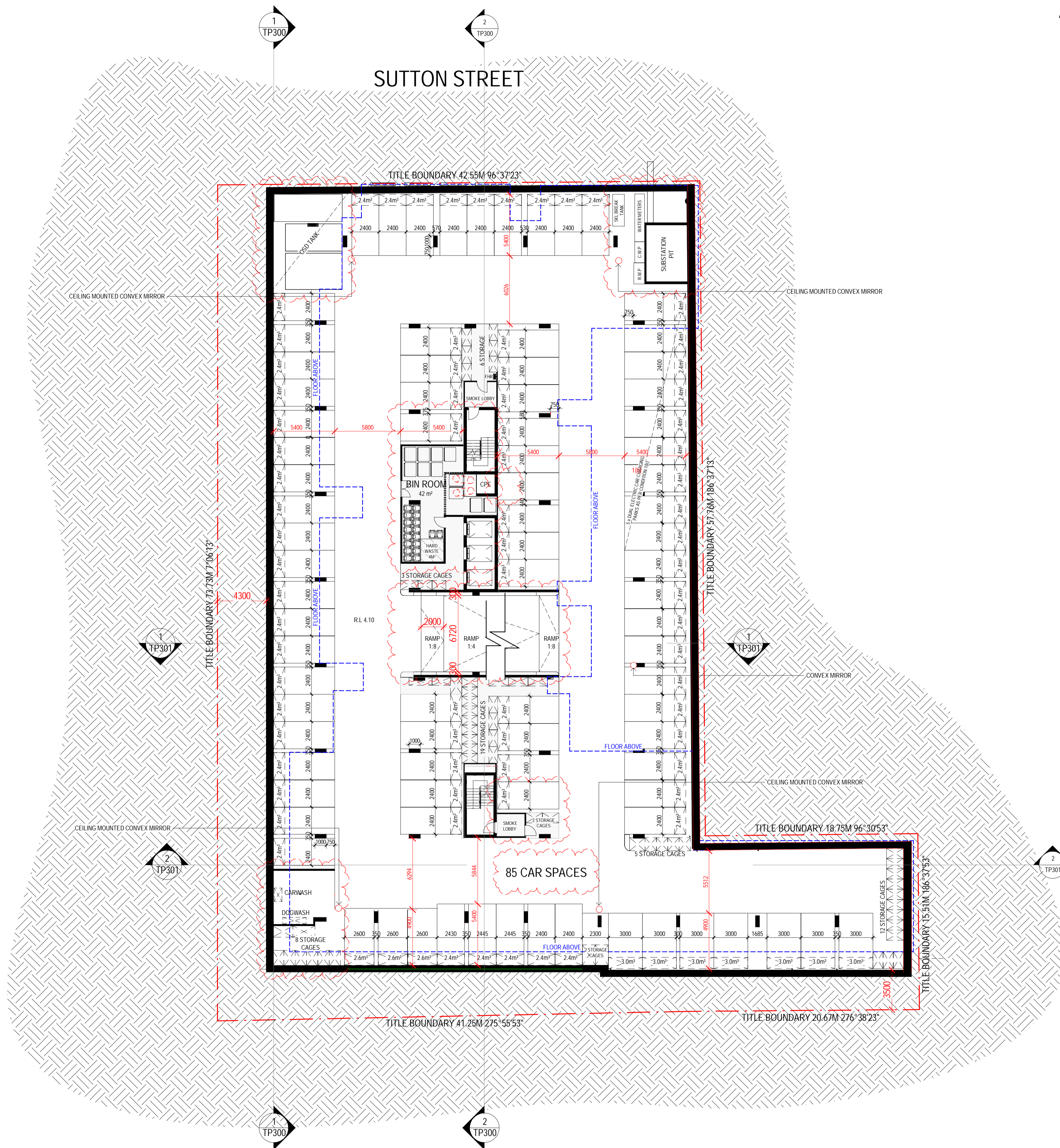


TOWN PLANNING

PROJECT
77-83 SUTTON STREET
NORTH MELBOURNE VIC 3051

TITLE
PROPOSED BASEMENT
LEVEL 2 FLOOR PLAN

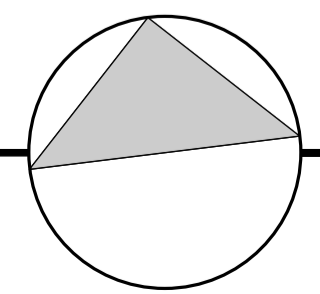
DRAWN	SCALE	PLOT DATE	JOB No.
SD	1 : 200 @ A1	03/09/24	1015
DWG No.		REVISION	
TP100 P10			



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

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

PROJECT
77-83 SUTTON STREET
NORTH MELBOURNE VIC 3051

TITLE
PROPOSED BASEMENT
LEVEL 1 FLOOR PLAN

DRAWN SCALE PLOT DATE JOB No.
SD 1:200 03/09/24 1015

DWG No REVISION
TP101 P10

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

89 SUTTON STREET VACANT SITE

ADVERTISED PLAN

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY



TOWN PLANNING

PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
77-83 SUTTON STREET NORTH MELBOURNE VIC 3051	PROPOSED GROUND LEVEL FLOOR PLAN	SD	1 : 200 @ A1	03/09/24	1015

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



SUTTON STREET

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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN



74-88 MARK STREET SINGLE STOREY BRICK FACTORY

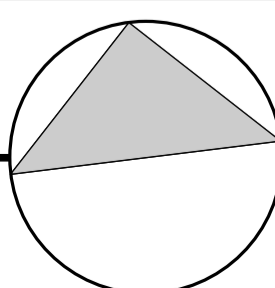
62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024





SUTTON STREET

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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

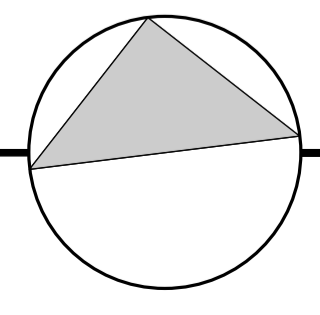
CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY



REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024





SUTTON STREET

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 which may breach any copyright

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN



74-88 MARK STREET SINGLE STOREY BRICK FACTORY

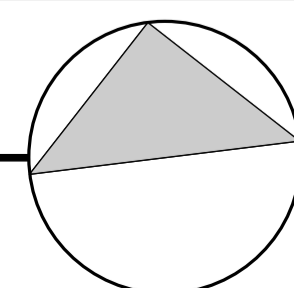
62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024





SUTTON STREET

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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

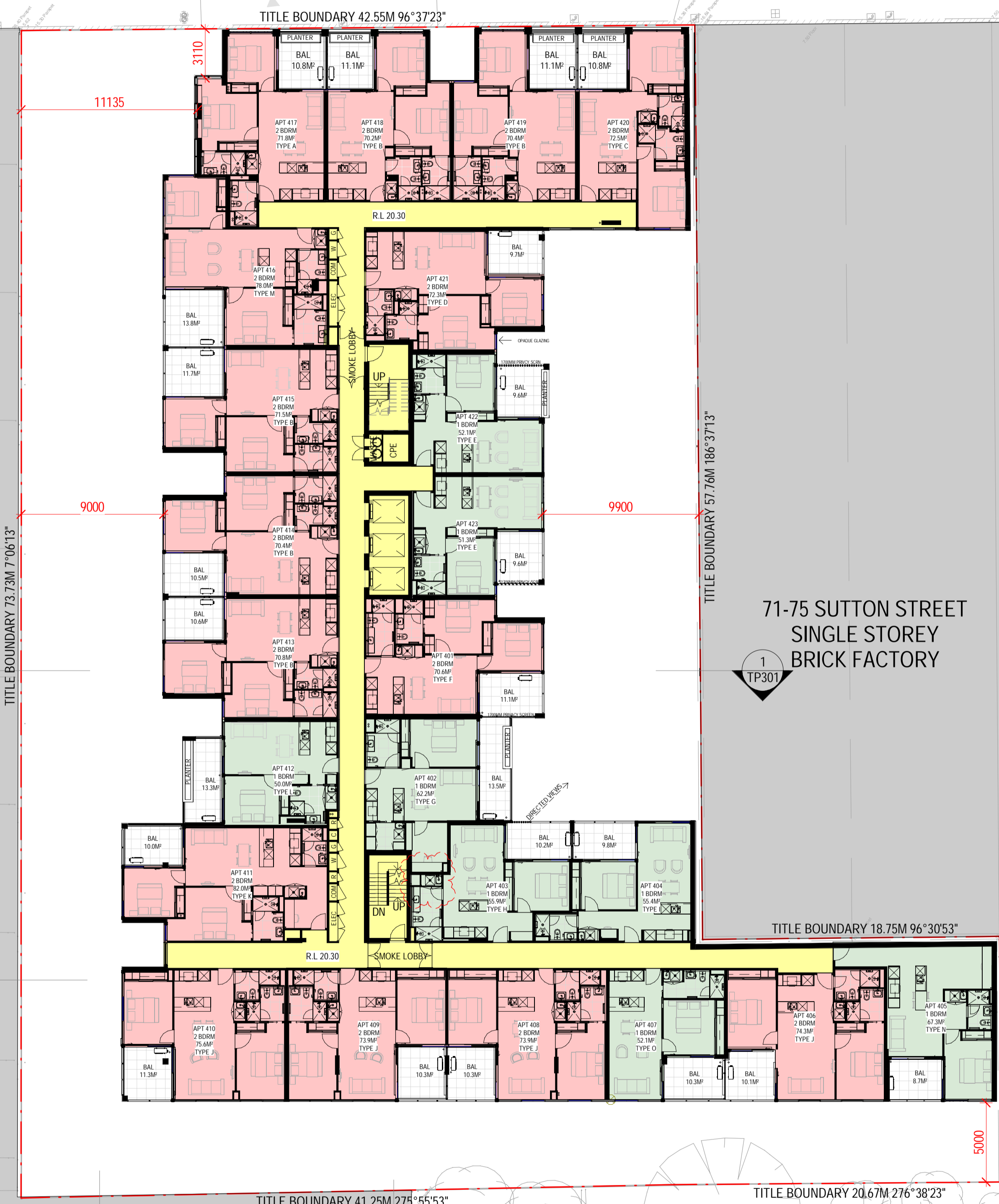
71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN



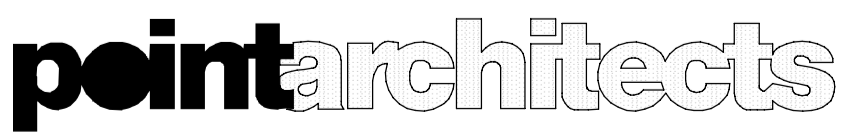
74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

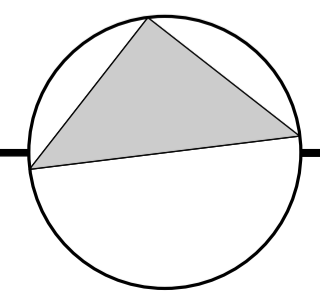
63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY



545 King Street West Melbourne 3003 t: 93295988 f: 93294707 e: info@pointarc.com.au

© THIS DRAWING IS COPYRIGHT AND REMAINS THE PROPERTY OF POINT ARCHITECTS. THIS DRAWING IS ONLY TO BE USED TO PRODUCE THE PROJECT FOR WHICH THEY WERE INTENDED, ON THE SITE, OR PART OF THE SITE TO WHICH THE DESIGN RELATES.

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

PROJECT 77-83 SUTTON STREET NORTH MELBOURNE VIC 3051

TITLE PROPOSED LEVEL 4 FLOOR PLAN

DRAWN SD SCALE 1:200 @ A1 PLOT DATE 03/09/24 JOB No. 1015

DWG No. REVISION TP106 P10



SUTTON STREET

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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

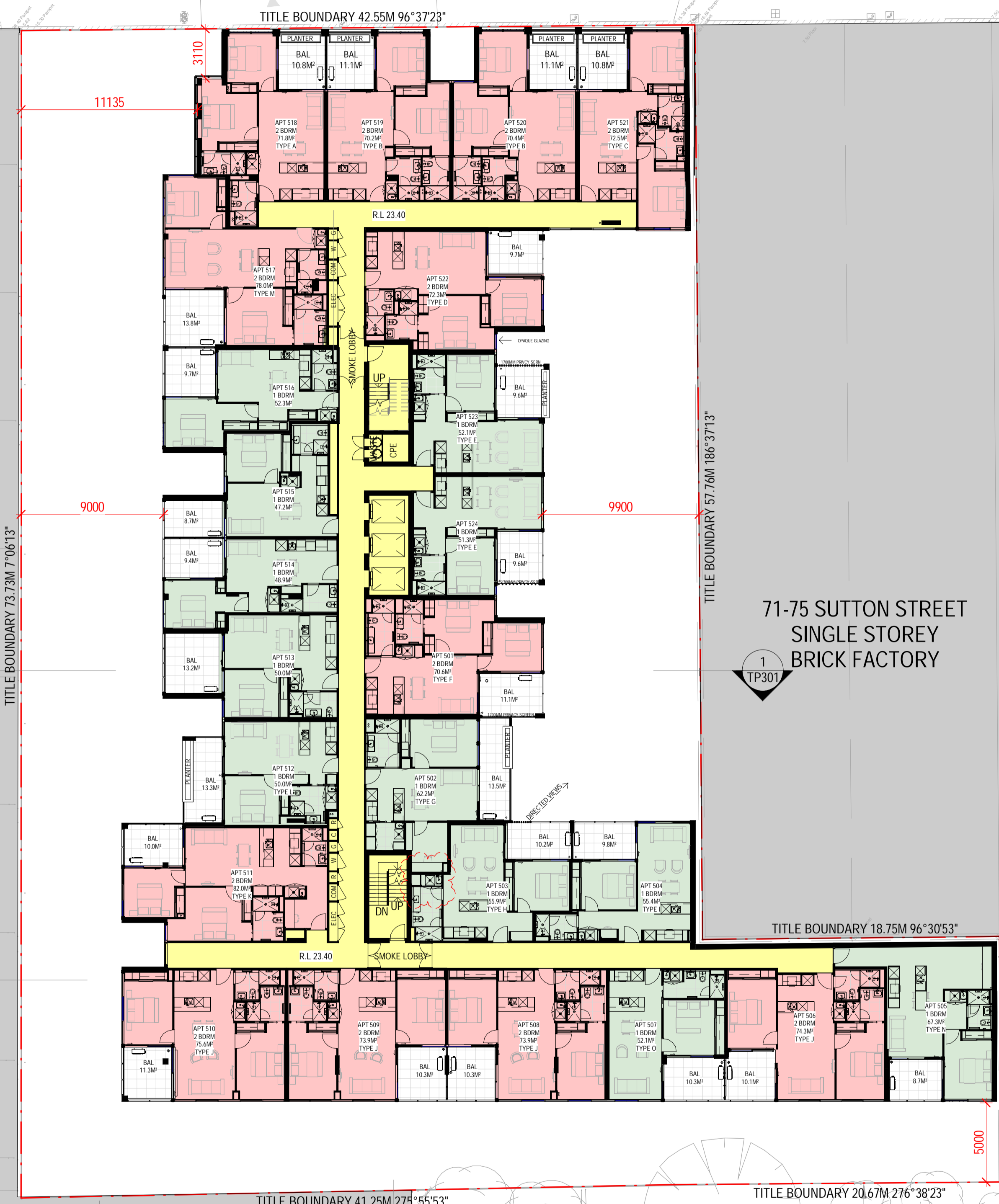
71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN



74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

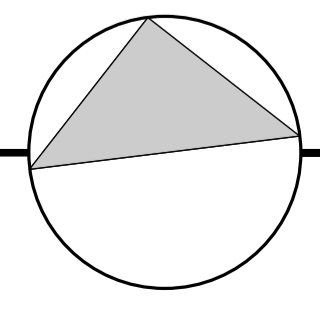
DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY



545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

PROJECT 77-83 SUTTON STREET NORTH MELBOURNE VIC 3051

TITLE PROPOSED LEVEL 5 FLOOR PLAN

DRAWN SD SCALE 1:200 @ A1 PLOT DATE 03/09/24 JOB No. 1015

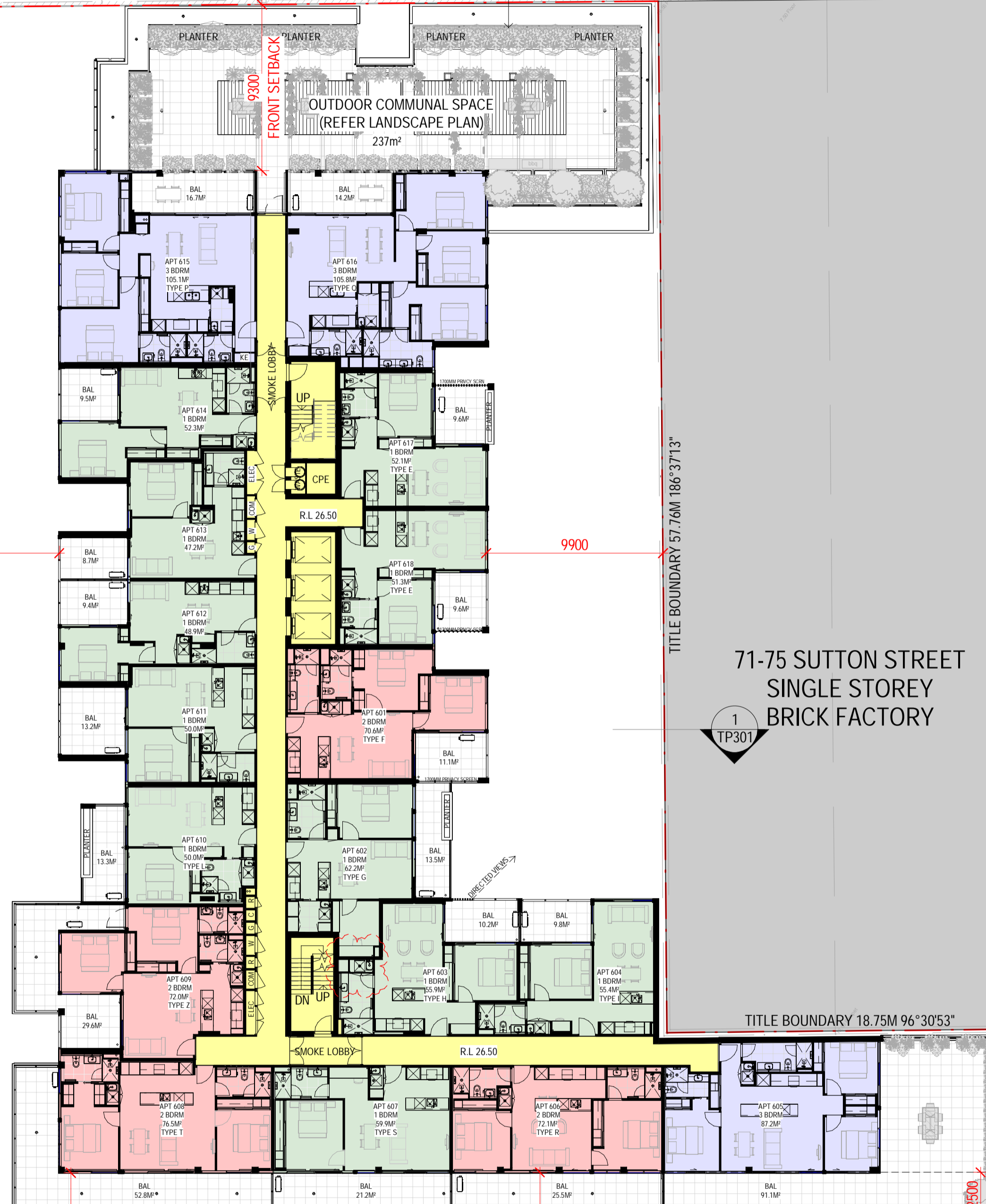
DWG No. REVISION TP107 P10

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

SUTTON STREET



TITLE BOUNDARY 42.55M 96°37'23"



89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

TITLE BOUNDARY 73.73M 7°06'13"

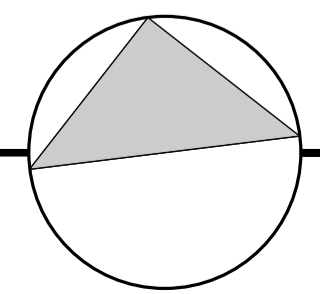
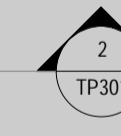
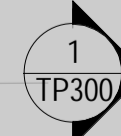
TITLE BOUNDARY 57.76M 186°37'13"

TITLE BOUNDARY 18.75M 96°30'53"

TITLE BOUNDARY 15.51M 186°37'53"

TITLE BOUNDARY 41.25M 275°55'53"

TITLE BOUNDARY 20.67M 276°38'23"



TOWN PLANNING

PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
77-83 SUTTON STREET NORTH MELBOURNE VIC 3051	PROPOSED LEVEL 6 FLOOR PLAN	SD	1 : 200 @ A1	03/09/24	1015

DWG No. REVISION TP108 P10

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

SUTTON STREET

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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN

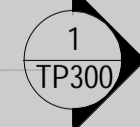
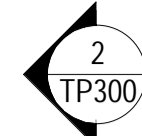
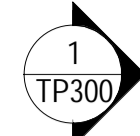
74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY



TITLE BOUNDARY 42.55M 96°37'23"

FRONT SETBACK 9900

TITLE BOUNDARY 73.73M 7°06'13"

TITLE BOUNDARY 57.76M 186°37'13"

TITLE BOUNDARY 18.75M 96°30'53"

TITLE BOUNDARY 15.51M 186°37'53"

TITLE BOUNDARY 41.25M 275°55'53"

TITLE BOUNDARY 20.67M 276°38'23"

8300

7775

9000

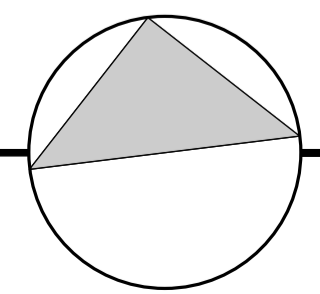
9900

TP301

TP301

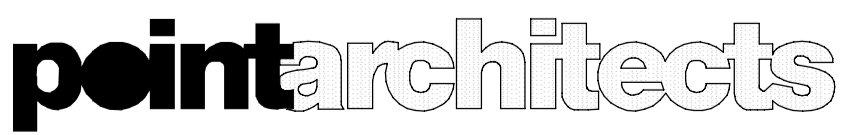
TP300

TP300



TOWN PLANNING

PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
77-83 SUTTON STREET NORTH MELBOURNE VIC 3051	PROPOSED LEVEL 7 FLOOR PLAN	SD	1 : 200 @ A1	03/09/24	1015
				DWG No.	REVISION
				TP109 P10	



545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

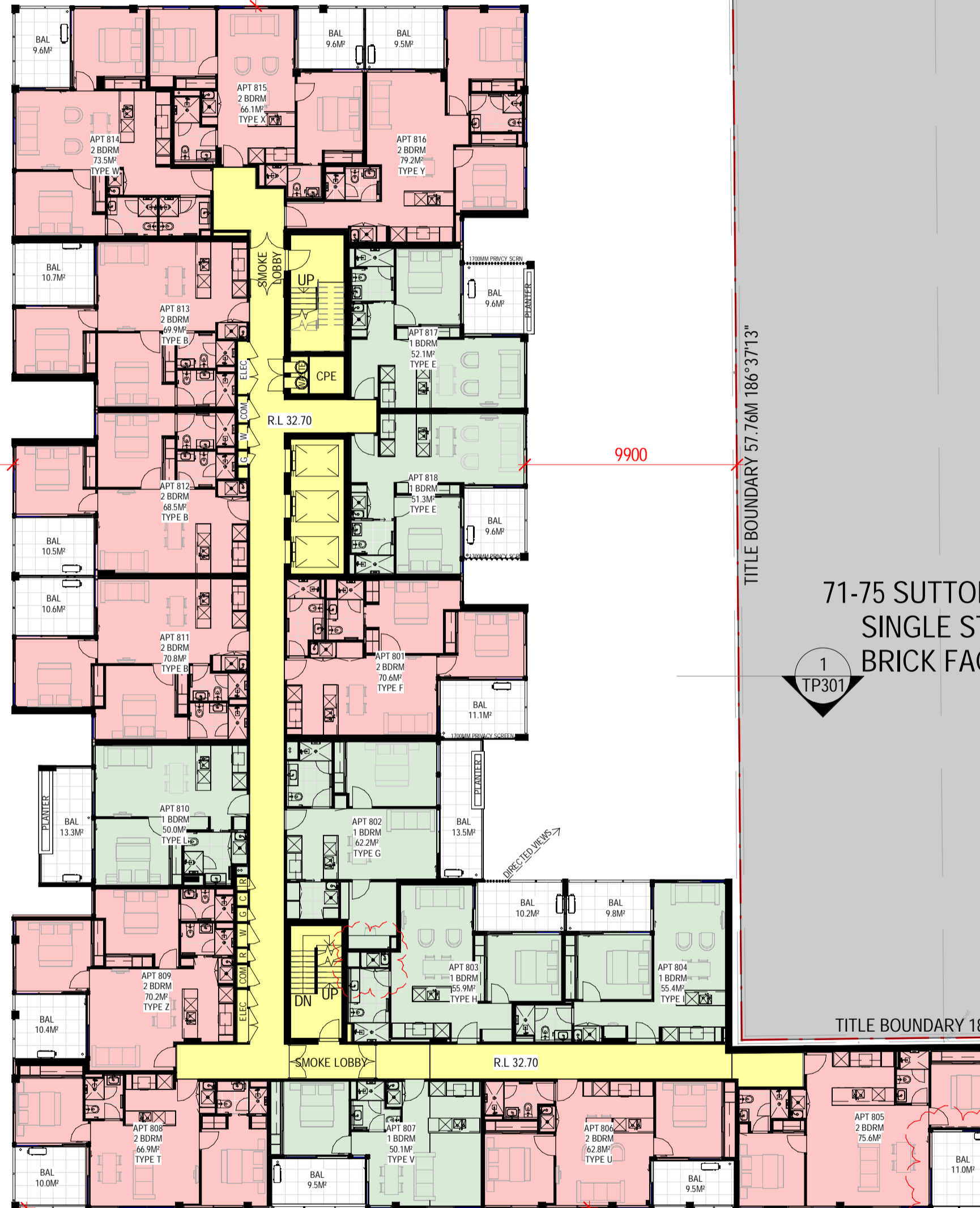
REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

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

SUTTON STREET

TITLE BOUNDARY 42.55M 96°37'23"

9900 FRONT SETBACK



89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN

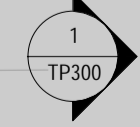
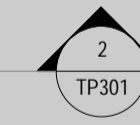
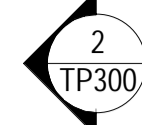
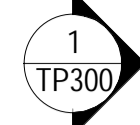
74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY



SHELF TO OBSCURE VIEW TO BALCONY BELOW

8300

7775

TITLE BOUNDARY 41.25M 275°55'53"

TITLE BOUNDARY 20.67M 276°38'23"

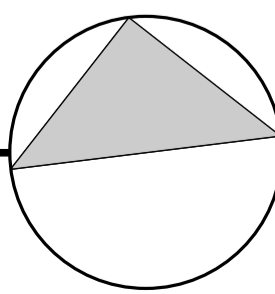
TITLE BOUNDARY 15.51M 186°37'53"

TITLE BOUNDARY 57.76M 186°37'13"

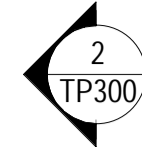
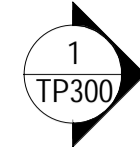
TITLE BOUNDARY 73.73M 7°06'13"

TITLE BOUNDARY 18.75M 96°30'53"

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



SUTTON STREET



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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

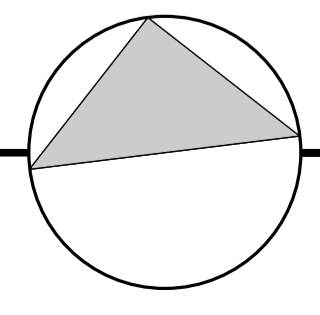
DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY



SHELF TO OBSCURE VIEW TO BALCONY BELOW

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

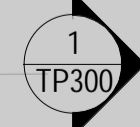
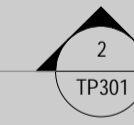
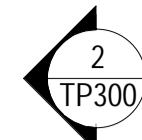
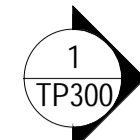
62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

SUTTON STREET



TITLE BOUNDARY 42.55M 96°37'23"

9900 FRONT SETBACK

9000

9900

TITLE BOUNDARY 57.76M 186°37'13"

TITLE BOUNDARY 73.73M 7°06'13"

TITLE BOUNDARY 18.75M 96°30'53"

TITLE BOUNDARY 15.51M 186°37'53"

TITLE BOUNDARY 41.25M 275°55'53"

TITLE BOUNDARY 20.67M 276°38'23"

8300

7775

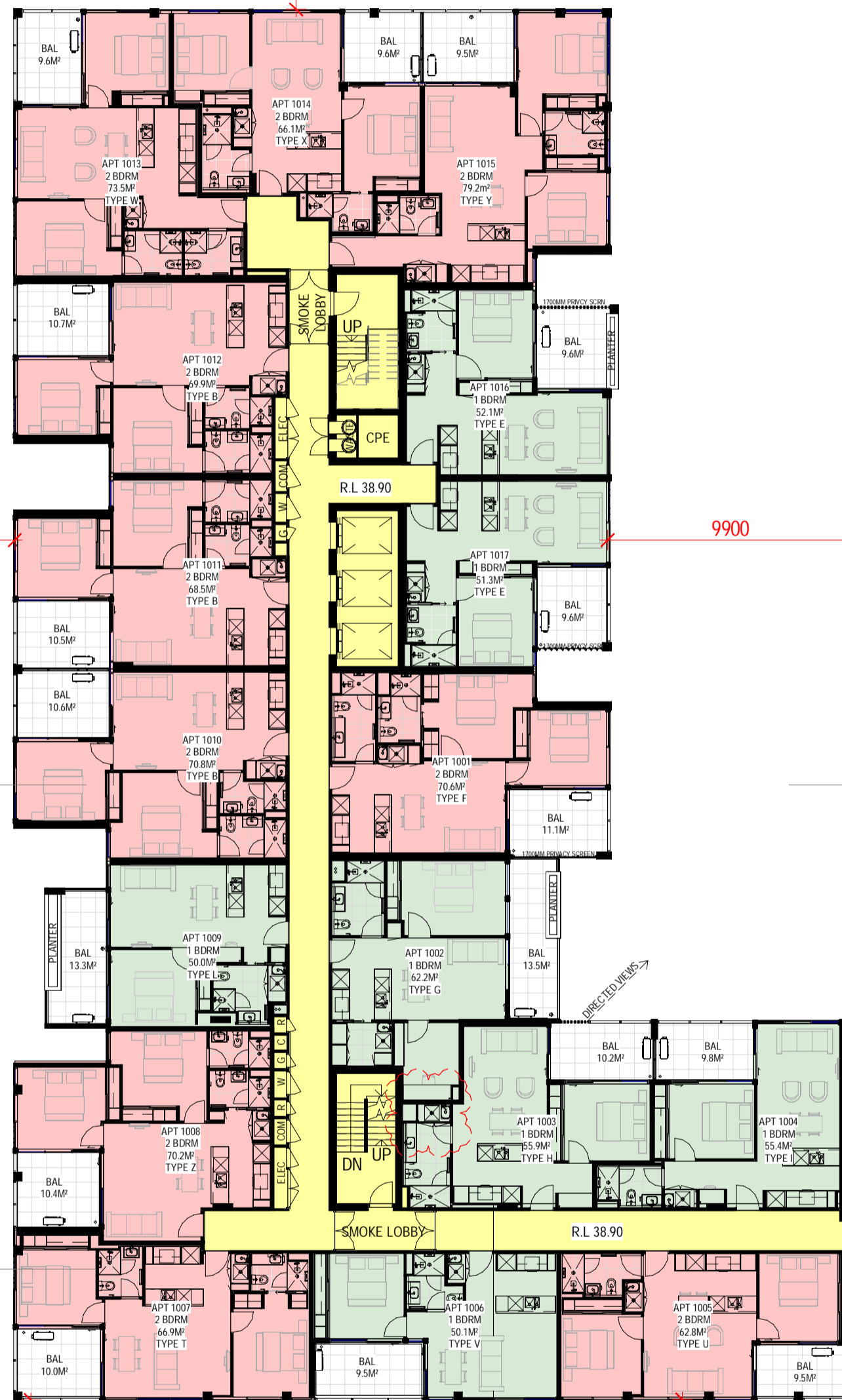
SMOKE LOBBY

MEMBRANE ROOF

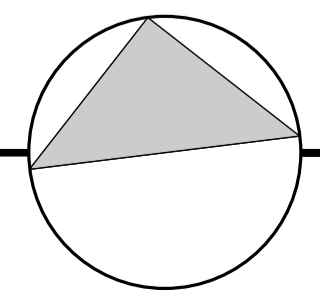
WHEEL TO BIKES

R.L. 38.90

R.L. 38.90



REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



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

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

ADVERTISED PLAN

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

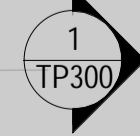
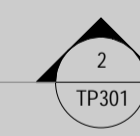
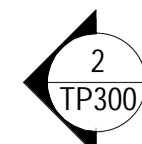
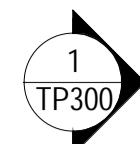
62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

SUTTON STREET



TITLE BOUNDARY 42.55M 96°37'23"

9900 FRONT SETBACK

9000

9900

TITLE BOUNDARY 73.73M 7°06'13"

TITLE BOUNDARY 57.76M 186°37'13"

TITLE BOUNDARY 18.75M 96°30'53"

TITLE BOUNDARY 15.51M 186°37'53"

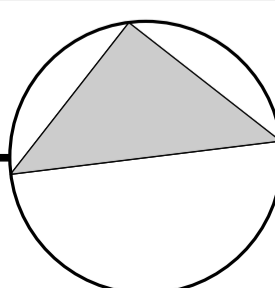
TITLE BOUNDARY 41.25M 275°55'53"

TITLE BOUNDARY 20.67M 276°38'23"

8300

7775

6.30



TOWN PLANNING

PROJECT

TITLE

DRAWN

SCALE

PLOT DATE

JOB No.

77-83 SUTTON STREET NORTH MELBOURNE VIC 3051

PROPOSED LEVEL 11 FLOOR PLAN

SD

1 : 200 @ A1

03/09/24

1015

DWG No. REVISION

TP113 P10

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

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

89 SUTTON STREET
VACANT SITE

85 SUTTON STREET
6 STOREY BRICK BUILDING

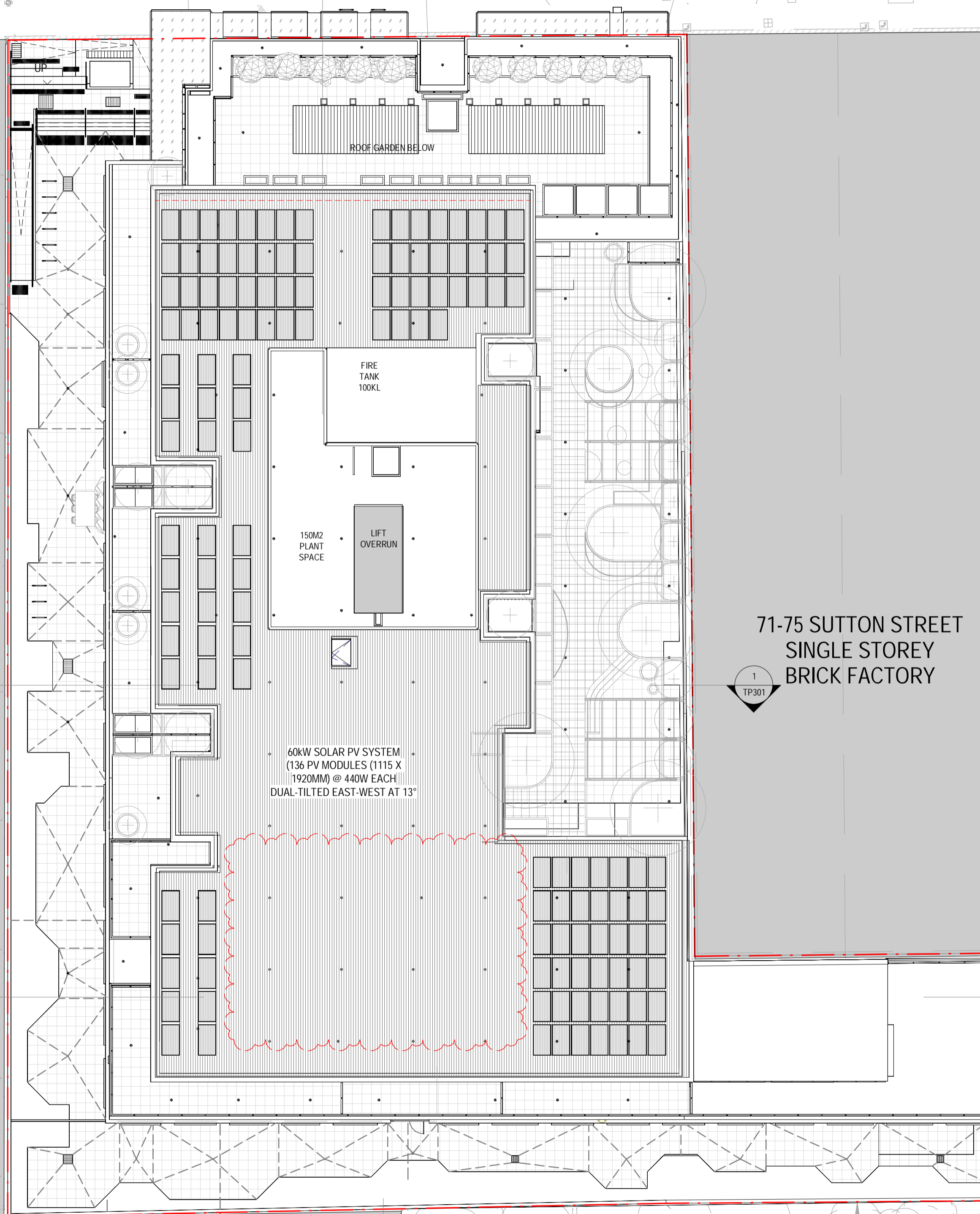
71-75 SUTTON STREET
SINGLE STOREY
BRICK FACTORY

67-69 SUTTON STREET
SINGLE STOREY
BRICK FACTORY

81 BOUNDARY ROAD
SINGLE STOREY
BRICK FACTORY

73 BOUNDARY ROAD
SINGLE STOREY
BRICK FACTORY

ADVERTISED
PLAN



74-88 MARK STREET
SINGLE STOREY
BRICK FACTORY

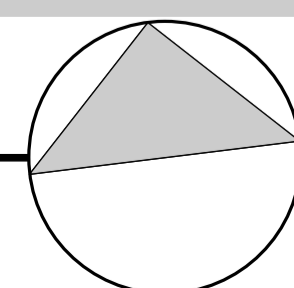
62-72 MARK STREET
TRIPLE STOREY
RENDERED FACTORY

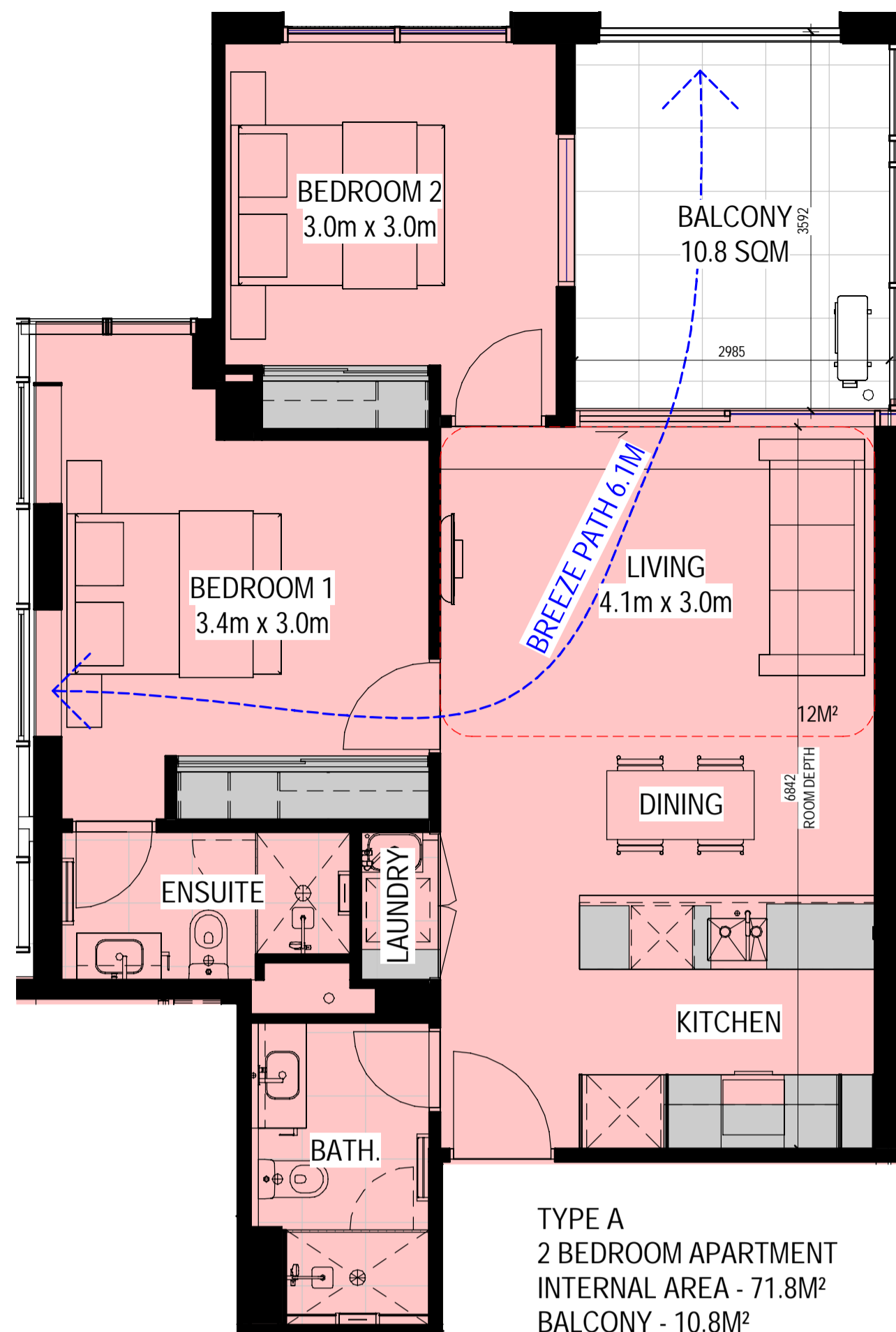
CARPARK

DOUBLE STOREY
BRICK FACTORY

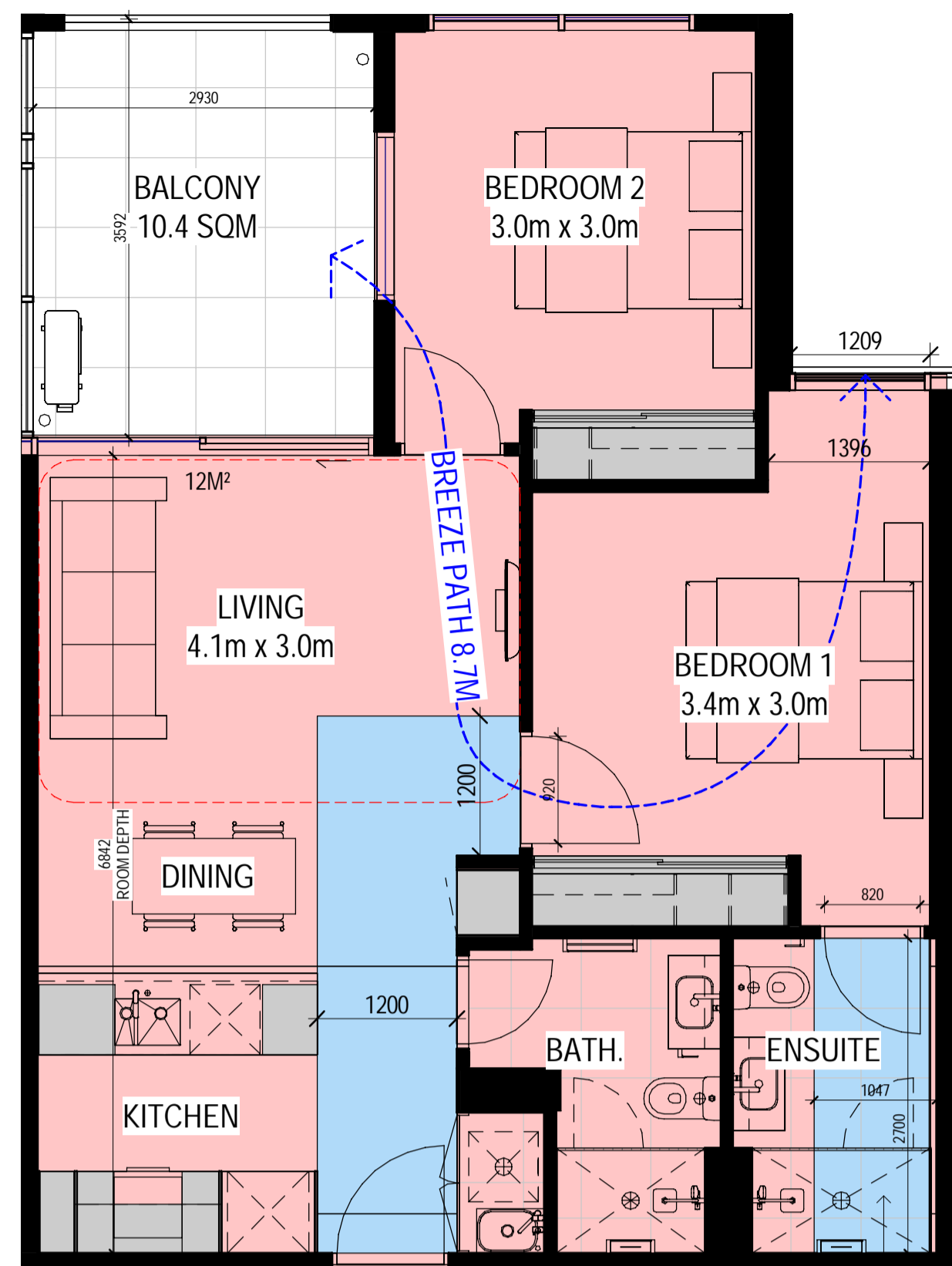
63-71 BOUNDARY ROAD
SINGLE STOREY
CONCRETE FACTORY

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

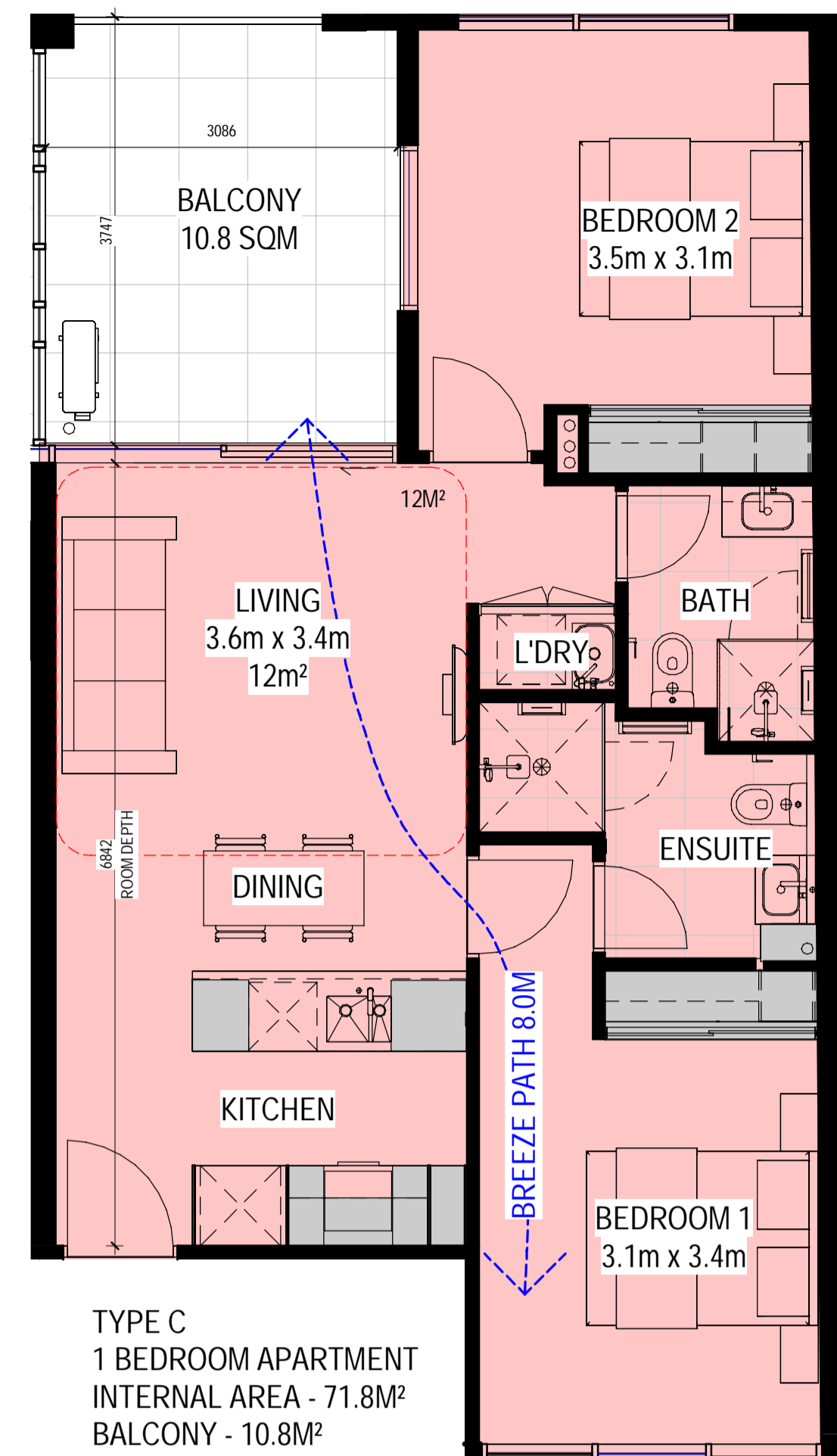




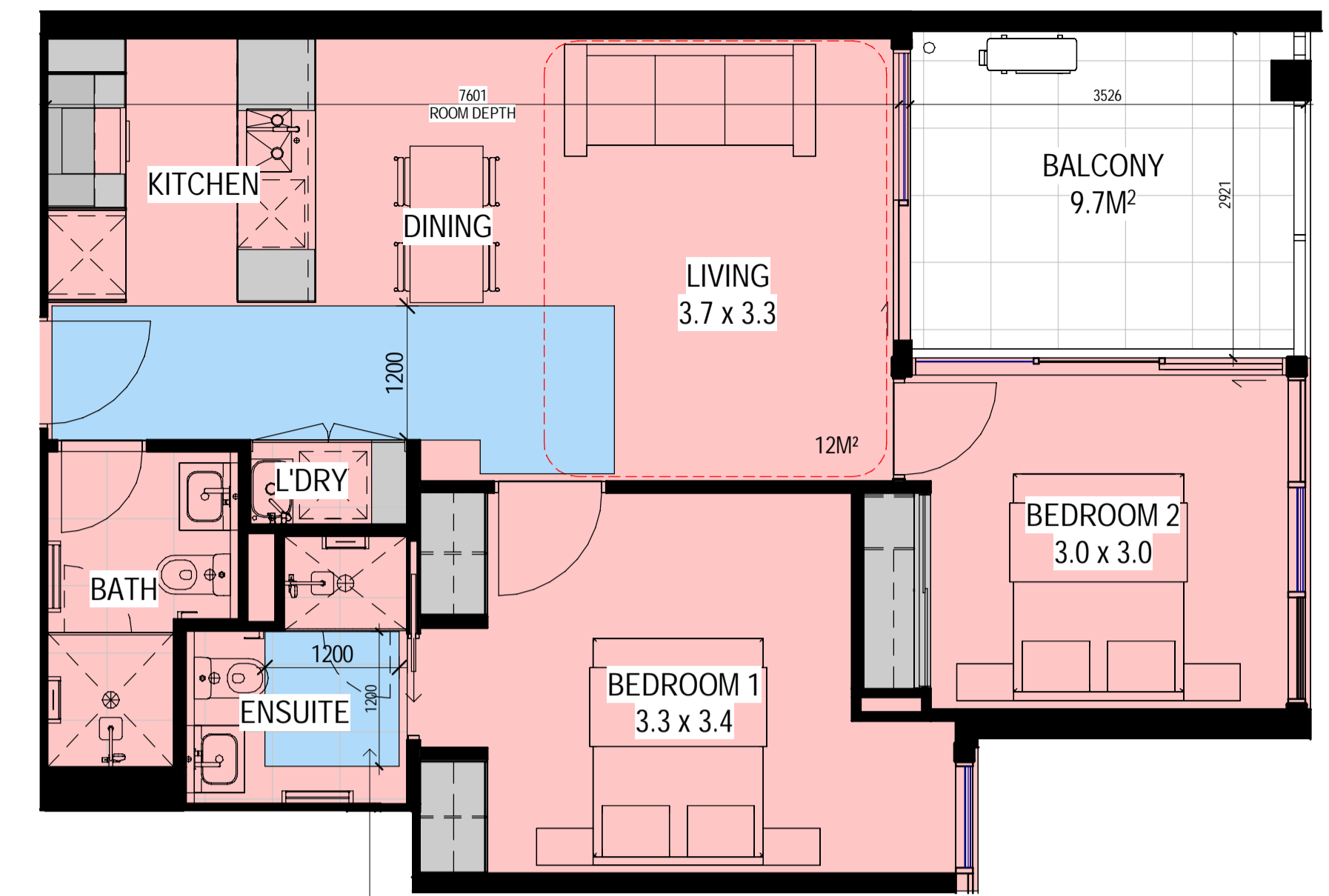
TYPE A
 2 BEDROOM APARTMENT
 INTERNAL AREA - 71.8M²
 BALCONY - 10.8M²
 5 INSTANCES
 INTERNAL STORAGE - 10.7M³
 OVERALL STORAGE - 15.6M³



TYPE B
 2 BEDROOM APARTMENT
 INTERNAL AREA - 70M²
 BALCONY - 10.4M²
 37 INSTANCES
 INTERNAL STORAGE - 9.4M³
 OVERALL STORAGE - 14.3M³



TYPE C
 1 BEDROOM APARTMENT
 INTERNAL AREA - 71.8M²
 BALCONY - 10.8M²
 5 INSTANCES
 INTERNAL STORAGE - 9.4M³
 OVERALL STORAGE - 14.6M³

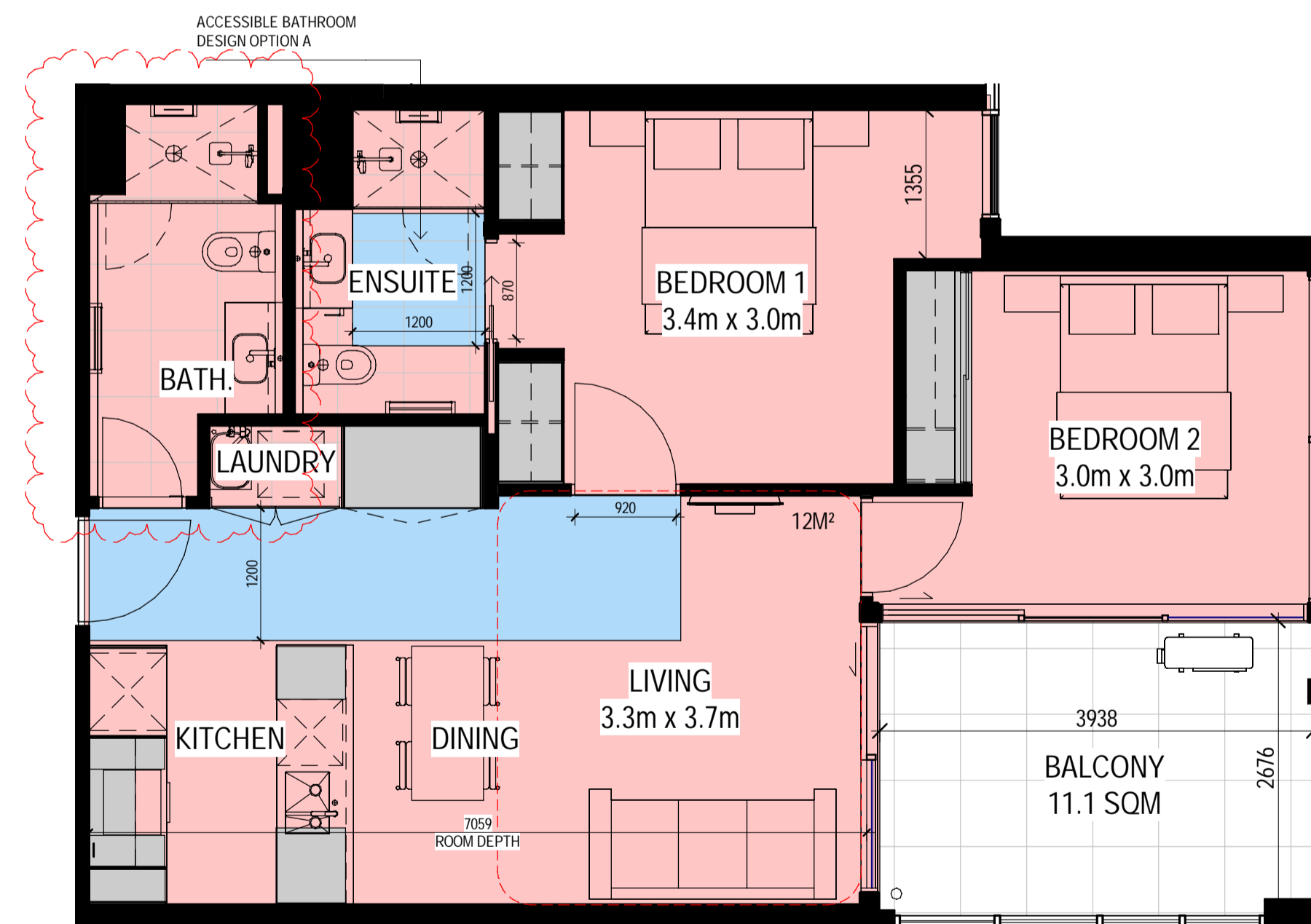


TYPE D
 1 BEDROOM APARTMENT
 INTERNAL AREA - 72.3M²
 BALCONY - 9.7M²
 5 INSTANCES
 INTERNAL STORAGE - 9.1M³
 OVERALL STORAGE - 14.0M³

ADVERTISED PLAN



TYPE E
 1 BEDROOM APARTMENT
 INTERNAL AREA - 52.1M²
 BALCONY - 9.6M²
 22 INSTANCES
 INTERNAL STORAGE - 6.4M³
 OVERALL STORAGE - 11.3M³

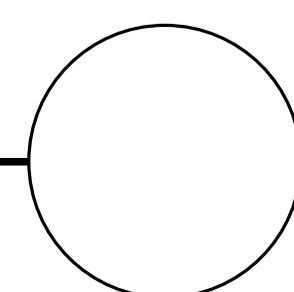


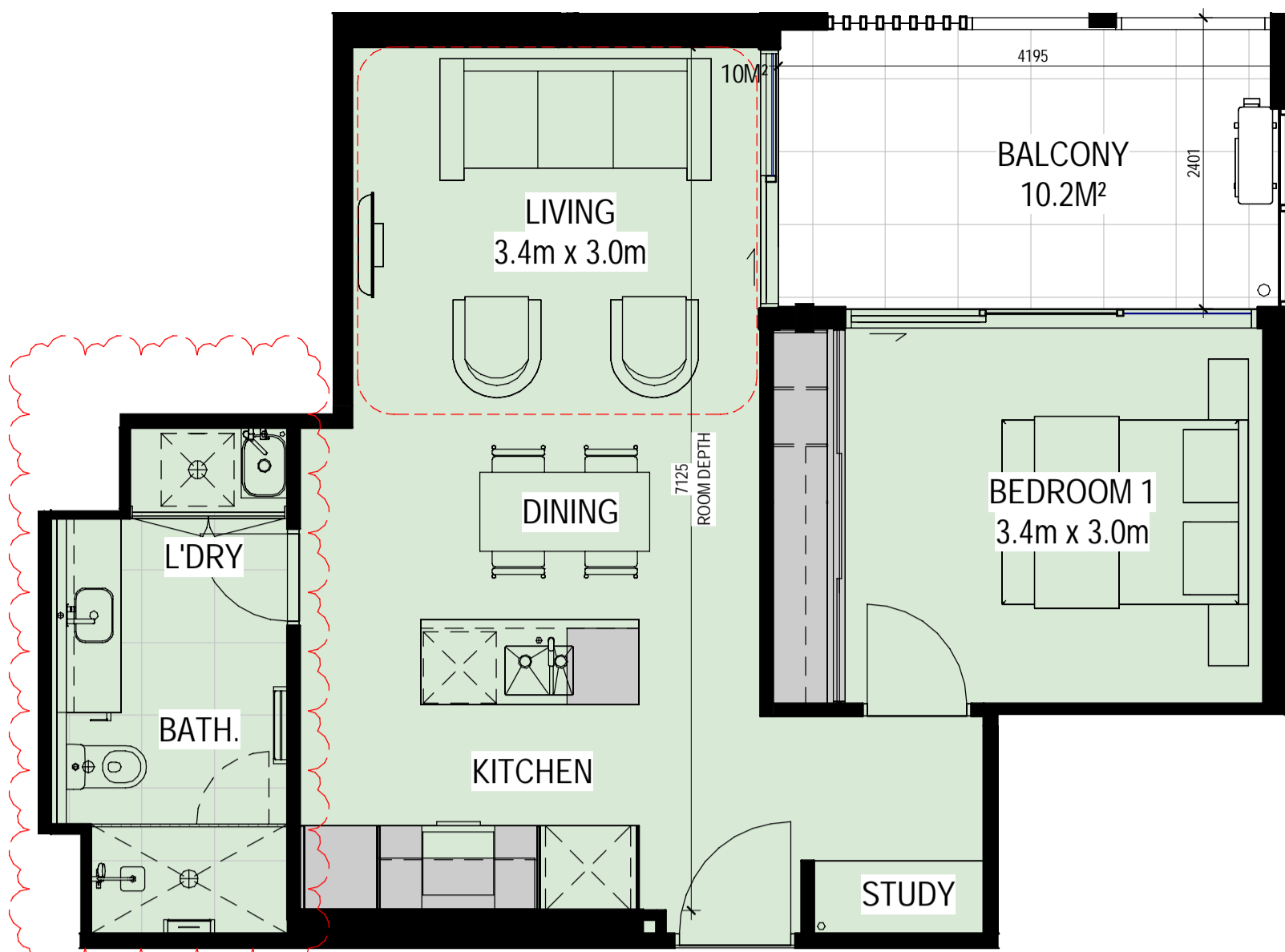
TYPE F
 2 BEDROOM APARTMENT
 INTERNAL AREA - 70.6M²
 BALCONY - 11.1M²
 11 INSTANCES
 INTERNAL STORAGE - 11.1M³
 OVERALL STORAGE - 14.1M³



TYPE G
 2 BEDROOM APARTMENT
 INTERNAL AREA - 62.2M²
 BALCONY - 13.5M²
 10 INSTANCES
 INTERNAL STORAGE - 12.2M³
 OVERALL STORAGE - 12.2M³

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

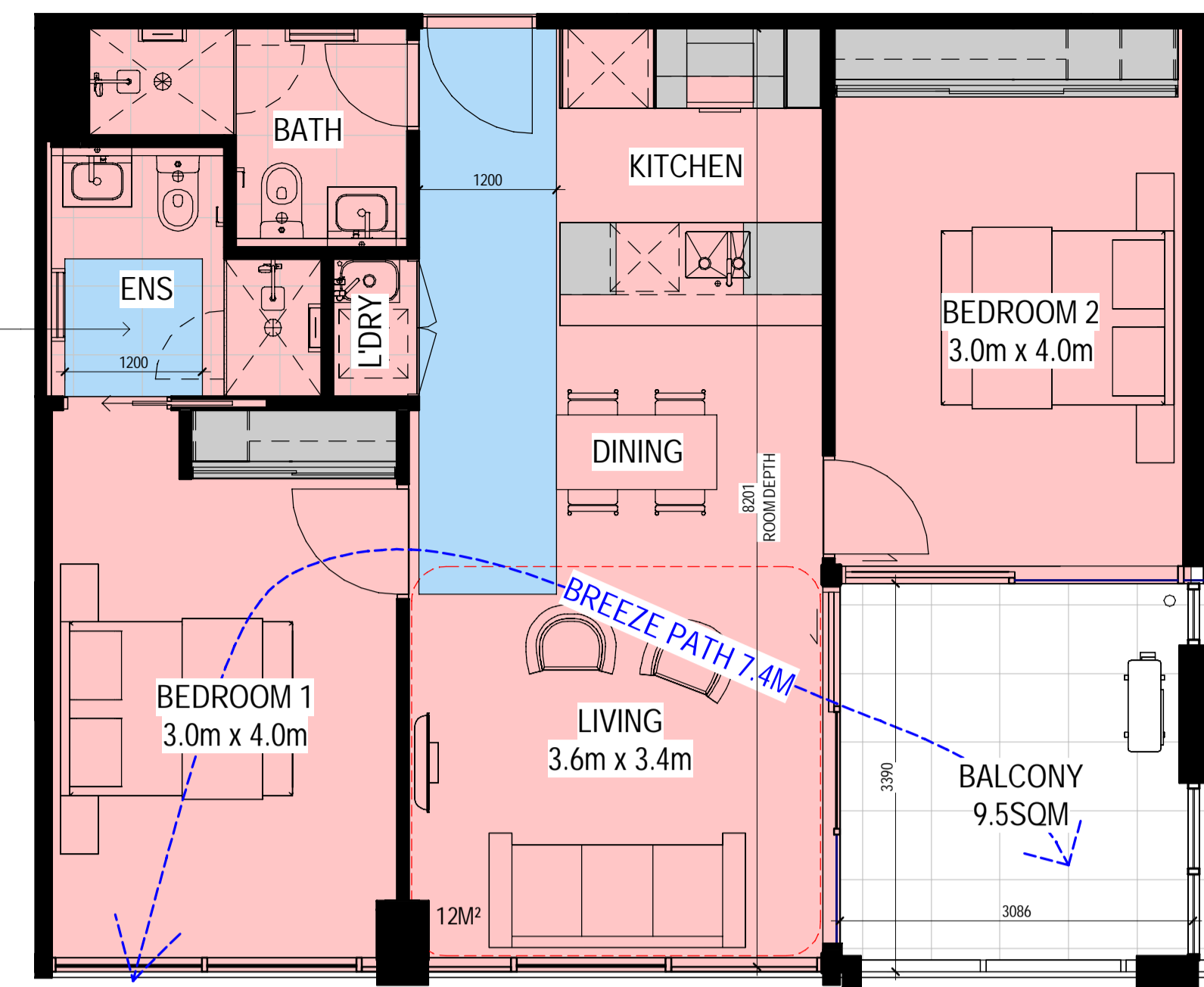




TYPE H
1 BEDROOM APARTMENT
INTERNAL AREA - 55.9M²
BALCONY - 10.2M²
11 INSTANCES
INTERNAL STORAGE - 7.6M³
OVERALL STORAGE - 10.1M³



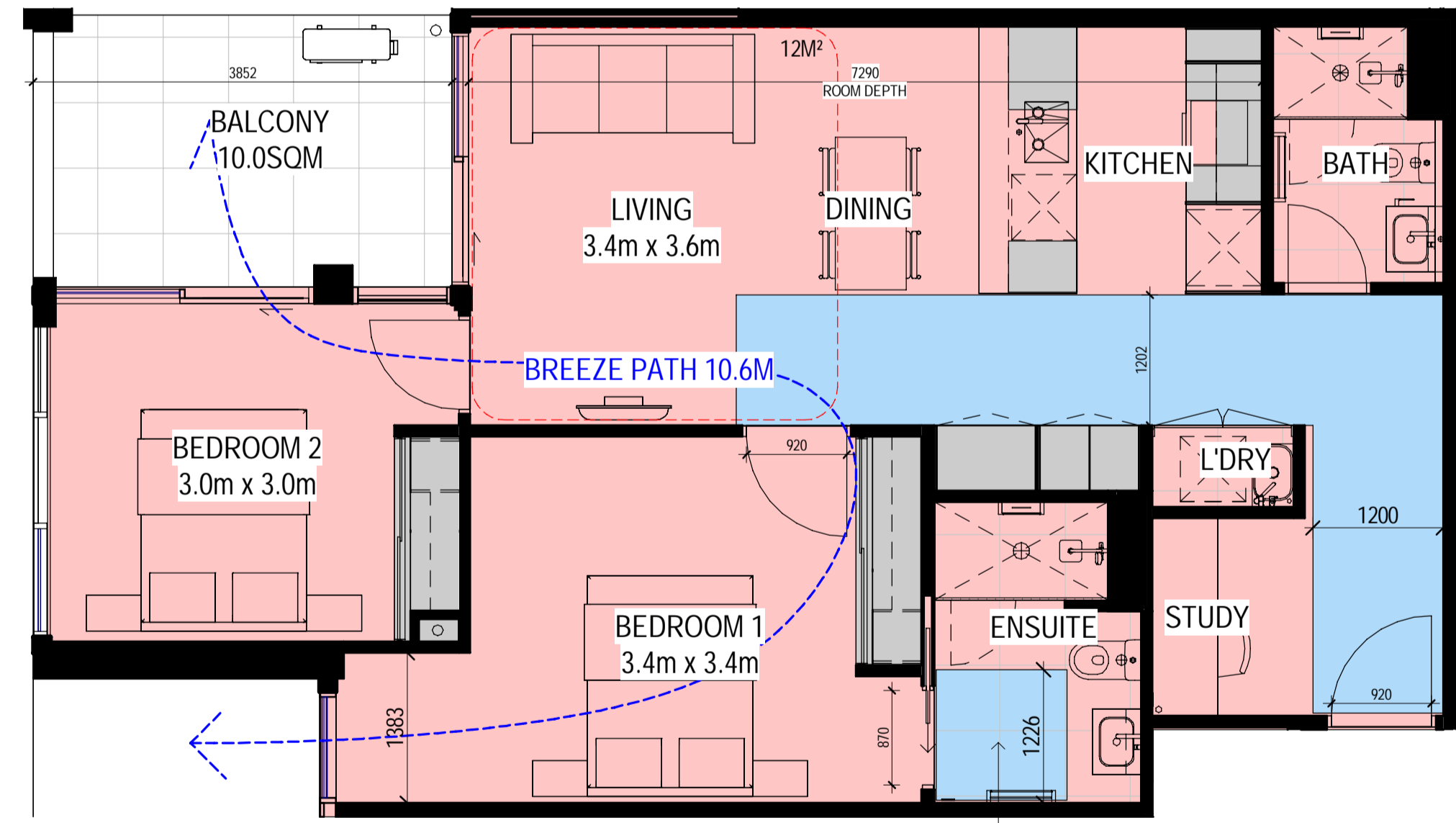
TYPE I
1 BEDROOM APARTMENT
INTERNAL AREA - 55.4M²
BALCONY - 9.8M²
11 INSTANCES
INTERNAL STORAGE - 7.6M³
OVERALL STORAGE - 10.0M³



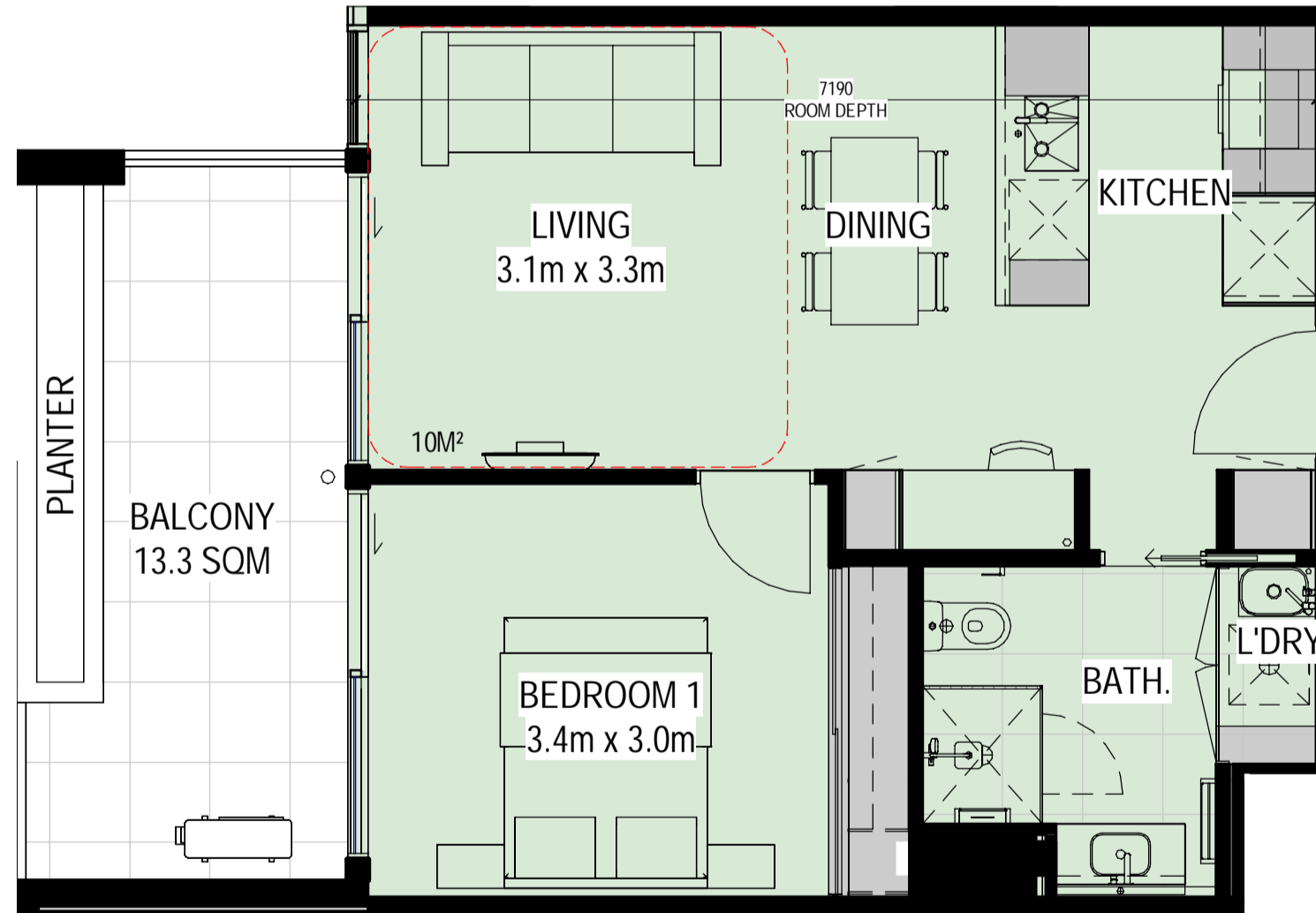
TYPE J
2 BEDROOM APARTMENT
INTERNAL AREA - 75M²
BALCONY - 9.5M²
18 INSTANCES
INTERNAL STORAGE - 9.7M³
OVERALL STORAGE - 14.6M³

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

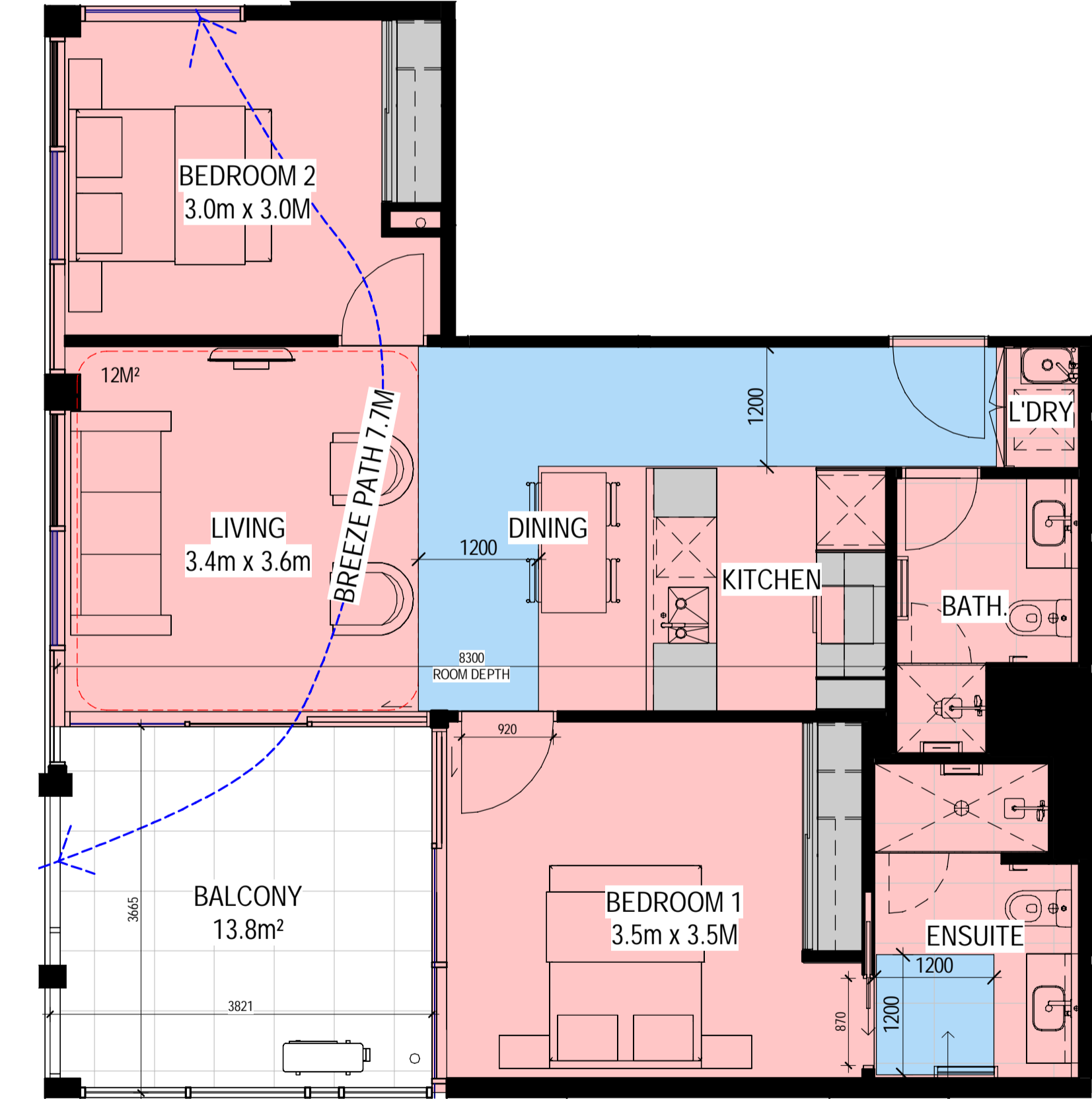
ADVERTISED PLAN



TYPE K
2 BEDROOM APARTMENT
INTERNAL AREA - 82M²
BALCONY - 10.0M²
5 INSTANCES
INTERNAL STORAGE - 11.7M³
OVERALL STORAGE - 14.2M³



TYPE L
1 BEDROOM APARTMENT
INTERNAL AREA - 50M²
BALCONY - 13.3M²
10 INSTANCES
INTERNAL STORAGE - 7.4M³
OVERALL STORAGE - 10.1M³

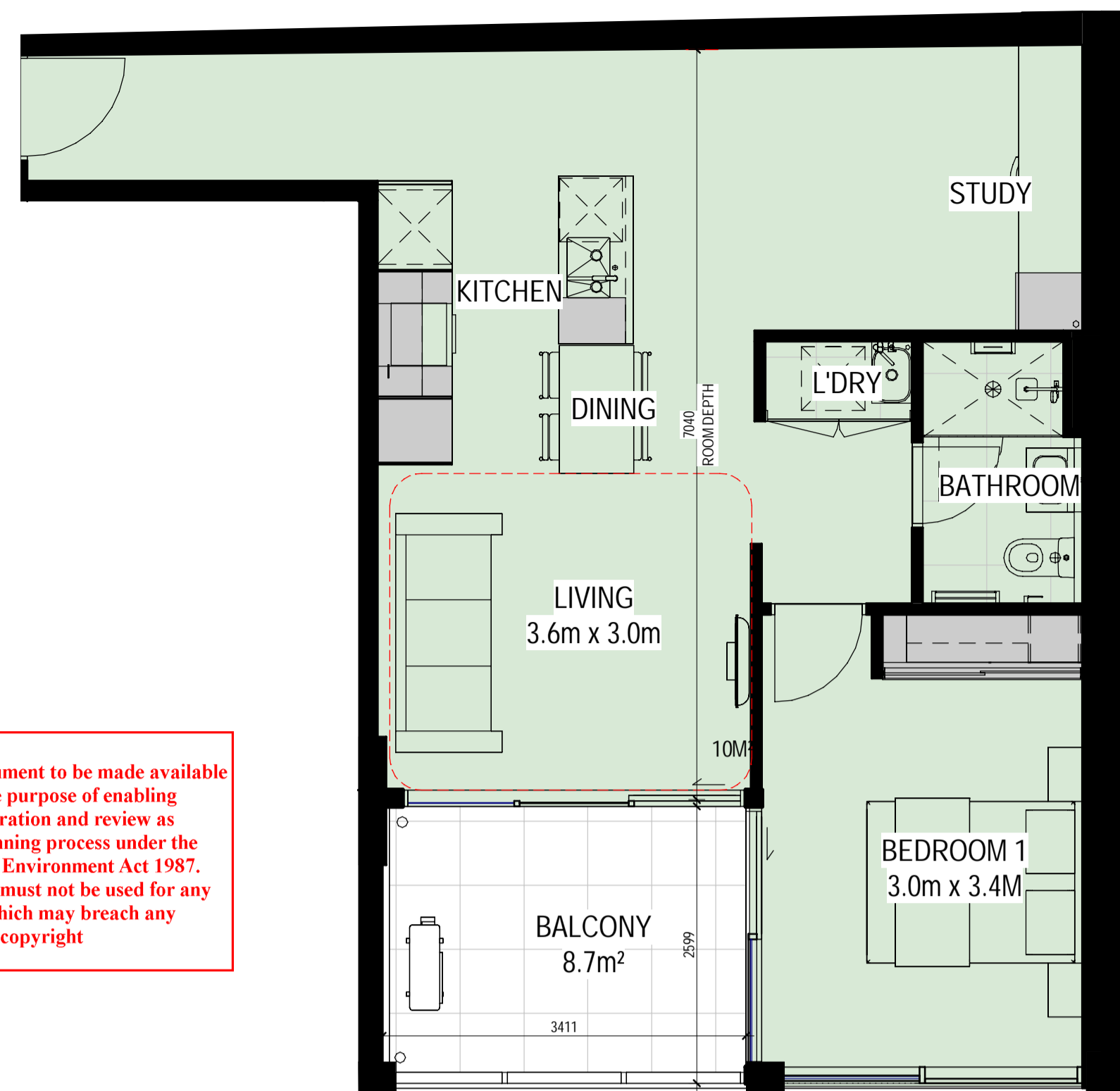


TYPE M
2 BEDROOM APARTMENT
INTERNAL AREA - 78M²
BALCONY - 13.8M²
5 INSTANCES
INTERNAL STORAGE - 9.1M³
OVERALL STORAGE - 14.0M³

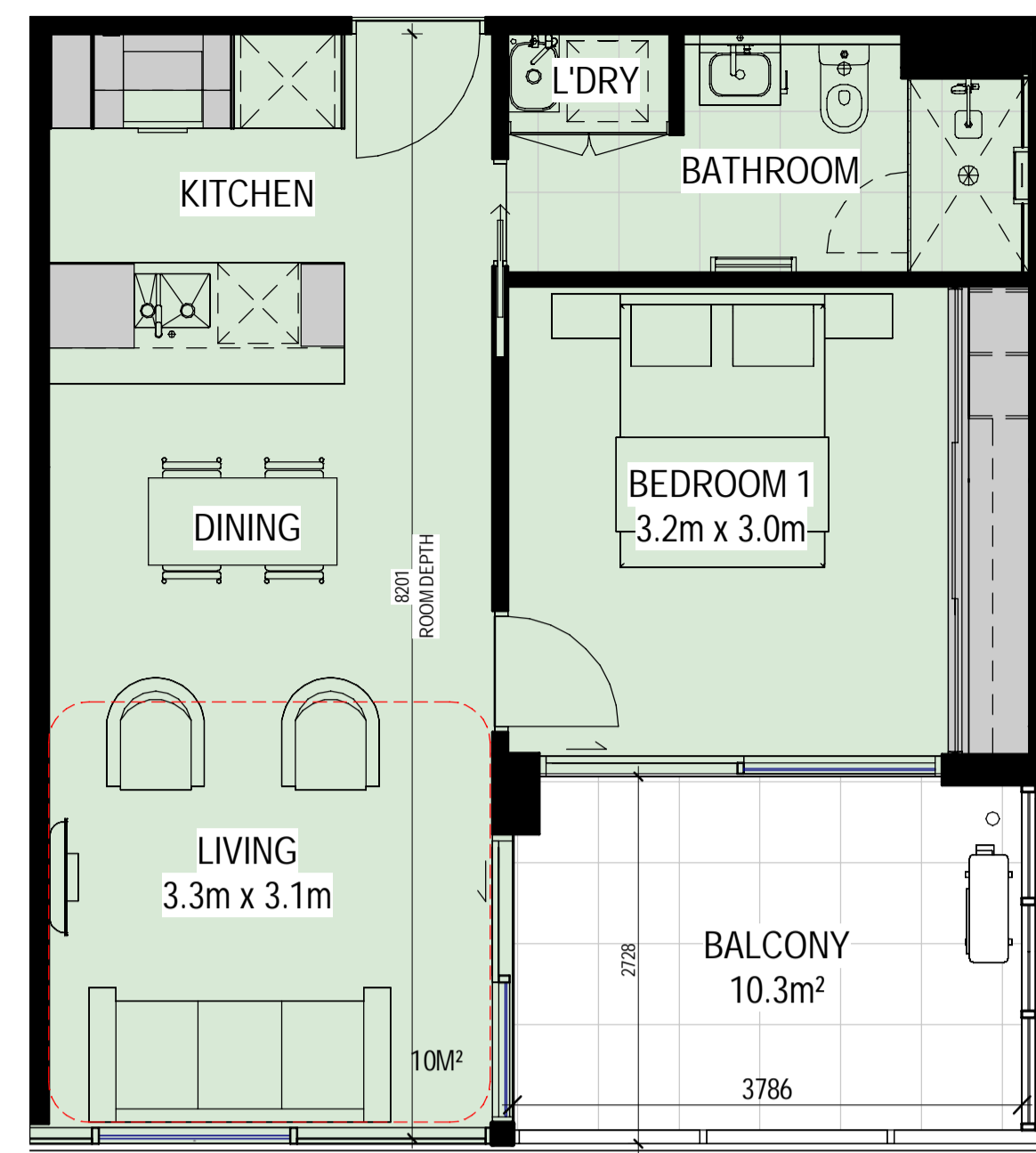
ACCESSIBLE BATHROOM DESIGN OPTION A

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

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



TYPE N
1 BEDROOM APARTMENT
INTERNAL AREA - 67.3M²
BALCONY - 8.7M²
4 INSTANCES
INTERNAL STORAGE - 6.4M³
OVERALL STORAGE - 10.9M³

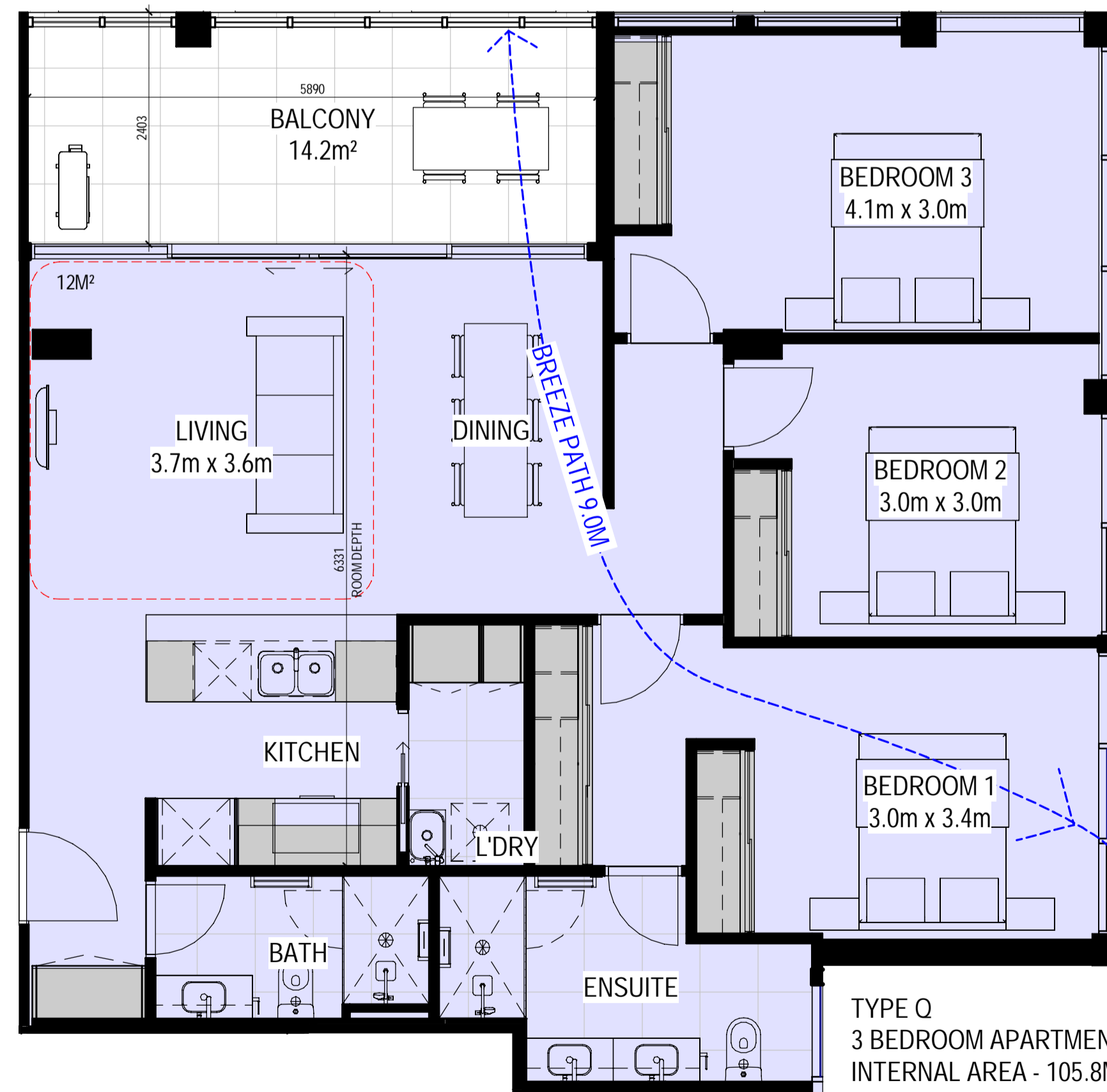


TYPE O
1 BEDROOM APARTMENT
INTERNAL AREA - 52.1M²
BALCONY - 10.3M²
4 INSTANCES
INTERNAL STORAGE - 7.2M³
OVERALL STORAGE - 10.0M³

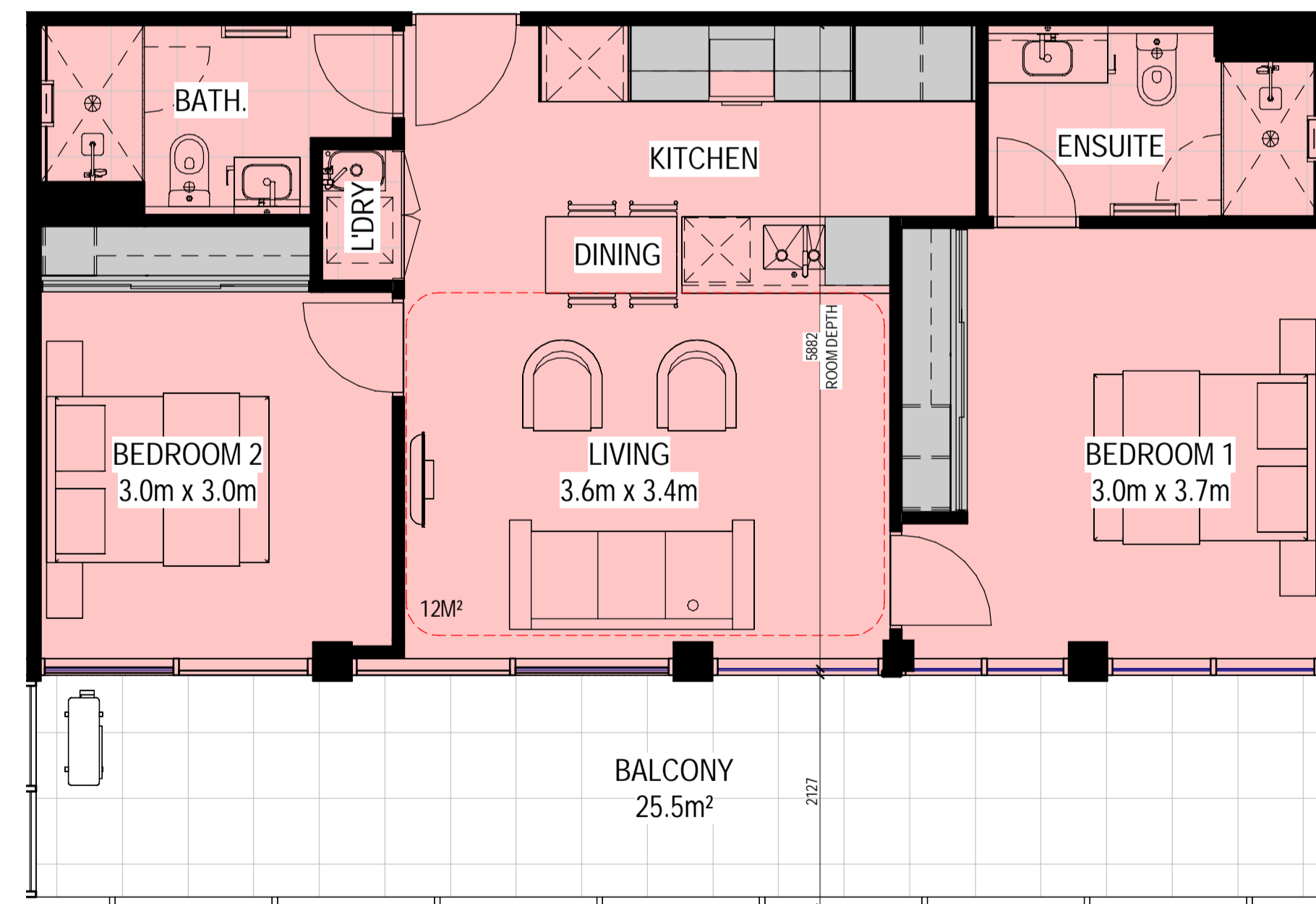


TYPE P
3 BEDROOM APARTMENT
INTERNAL AREA - 105.1M²
BALCONY - 16.7M²
2 INSTANCES
INTERNAL STORAGE - 18.8M³
OVERALL STORAGE - 23.7M³

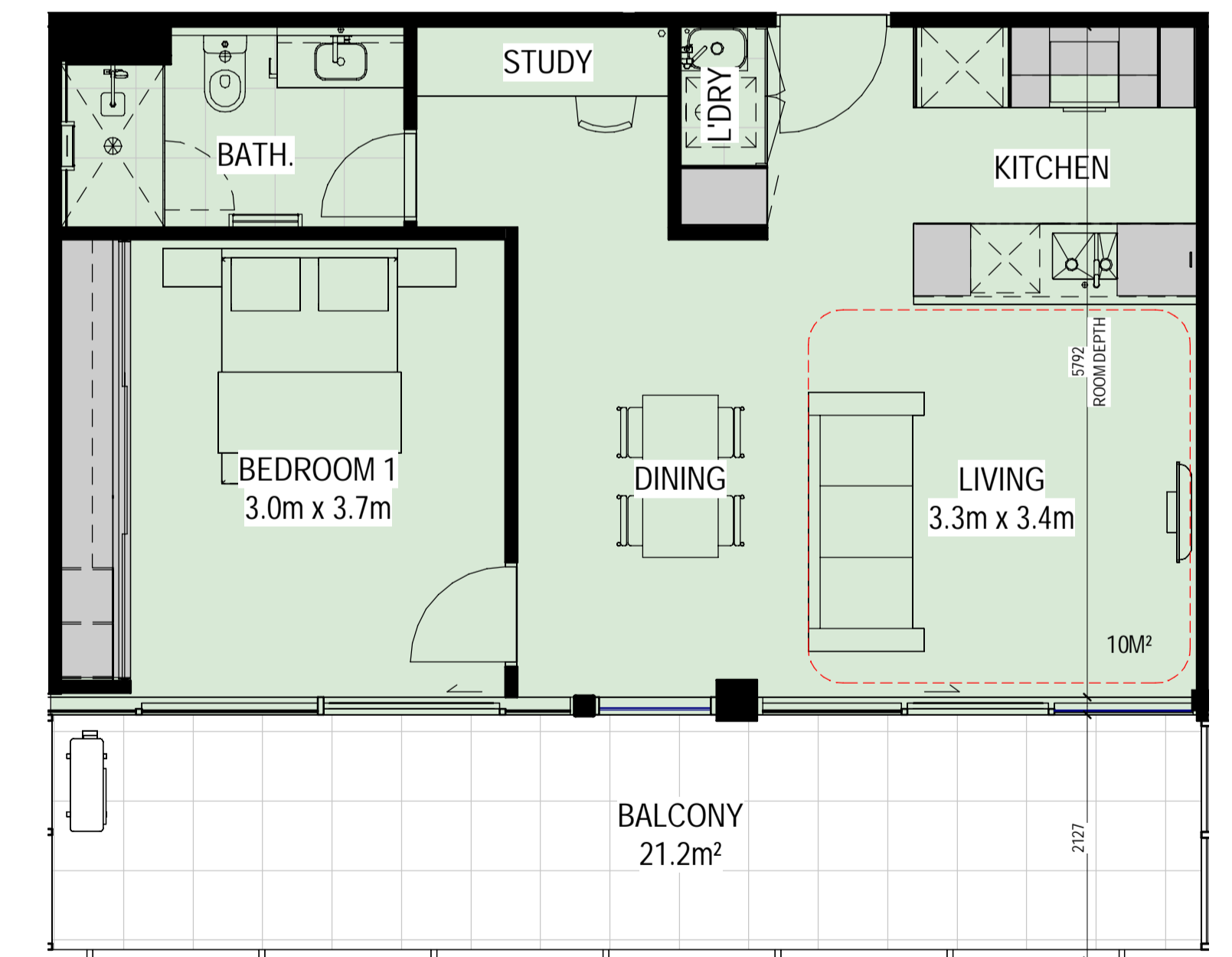
ADVERTISED PLAN



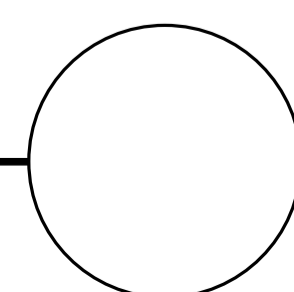
TYPE Q
3 BEDROOM APARTMENT
INTERNAL AREA - 105.8M²
BALCONY - 14.2M²
2 INSTANCES
INTERNAL STORAGE - 18.5M³
OVERALL STORAGE - 23.4M³

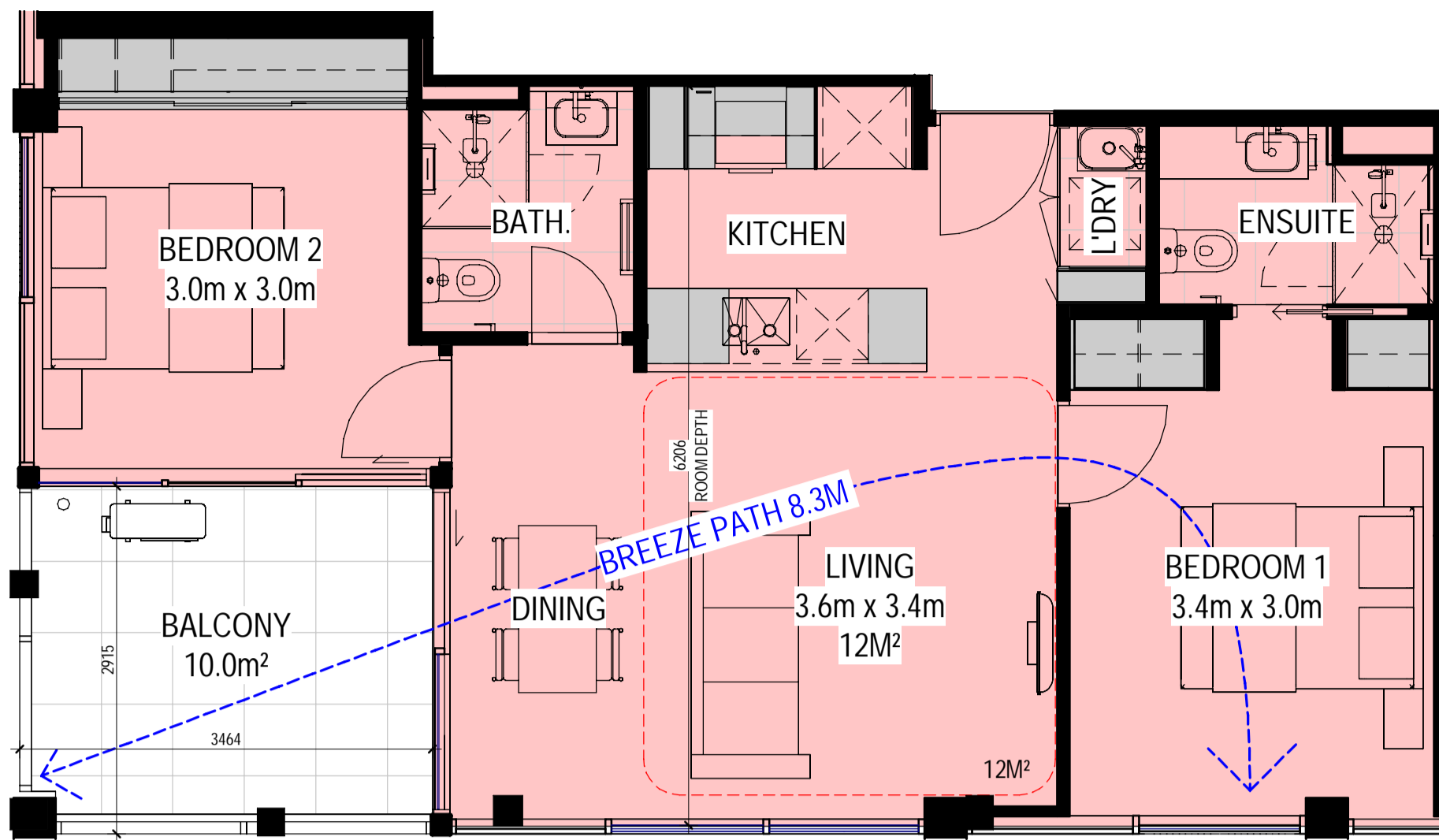


TYPE R
1 BEDROOM APARTMENT
INTERNAL AREA - 72.1M²
BALCONY - 25.5M²
1 INSTANCES
INTERNAL STORAGE - 11.9M³
OVERALL STORAGE - 14.3M³



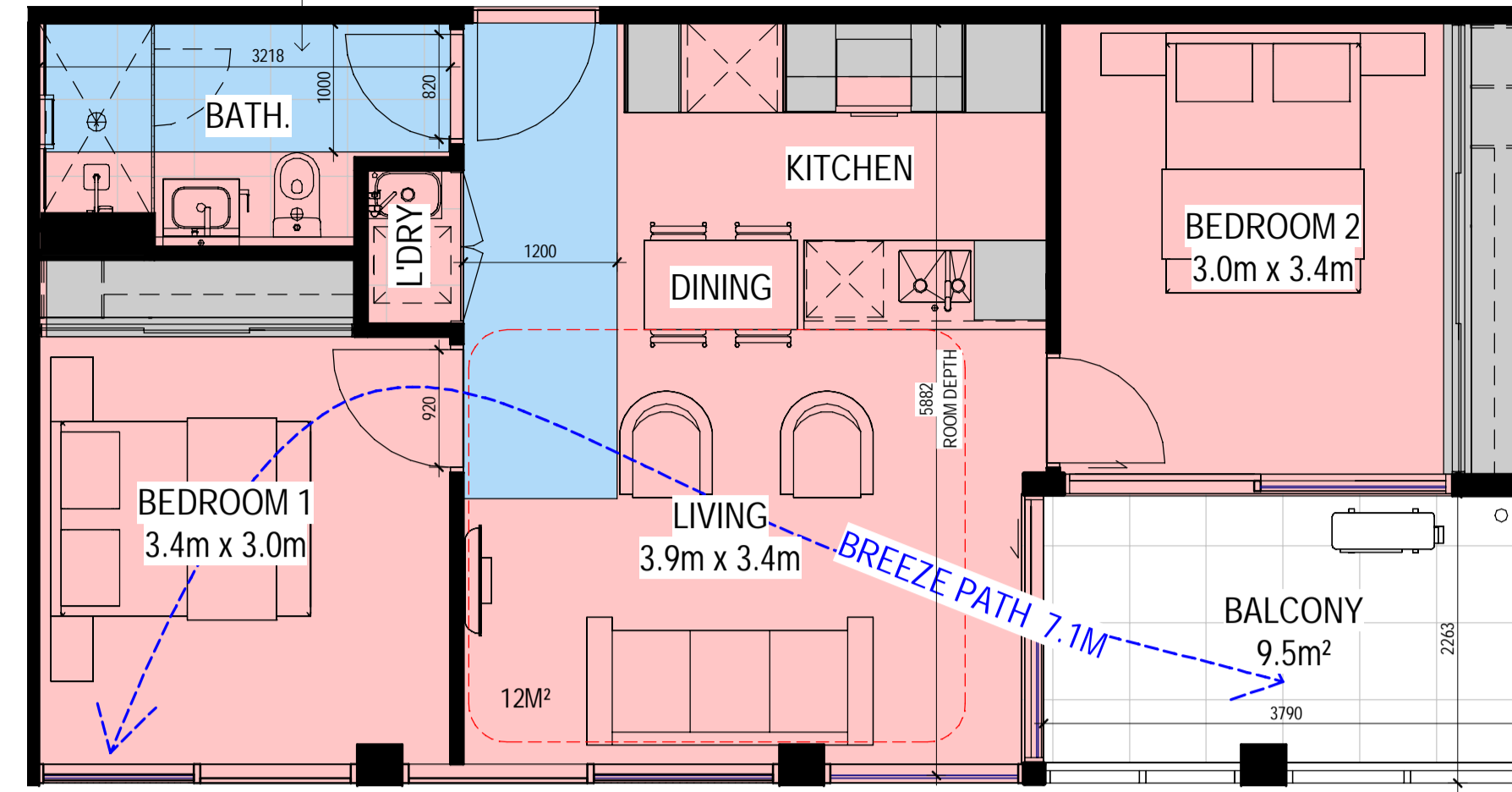
TYPE S
1 BEDROOM APARTMENT
INTERNAL AREA - 59.9M²
BALCONY - 21.2M²
1 INSTANCES
INTERNAL STORAGE - 9.1M³
OVERALL STORAGE - 11.5M³



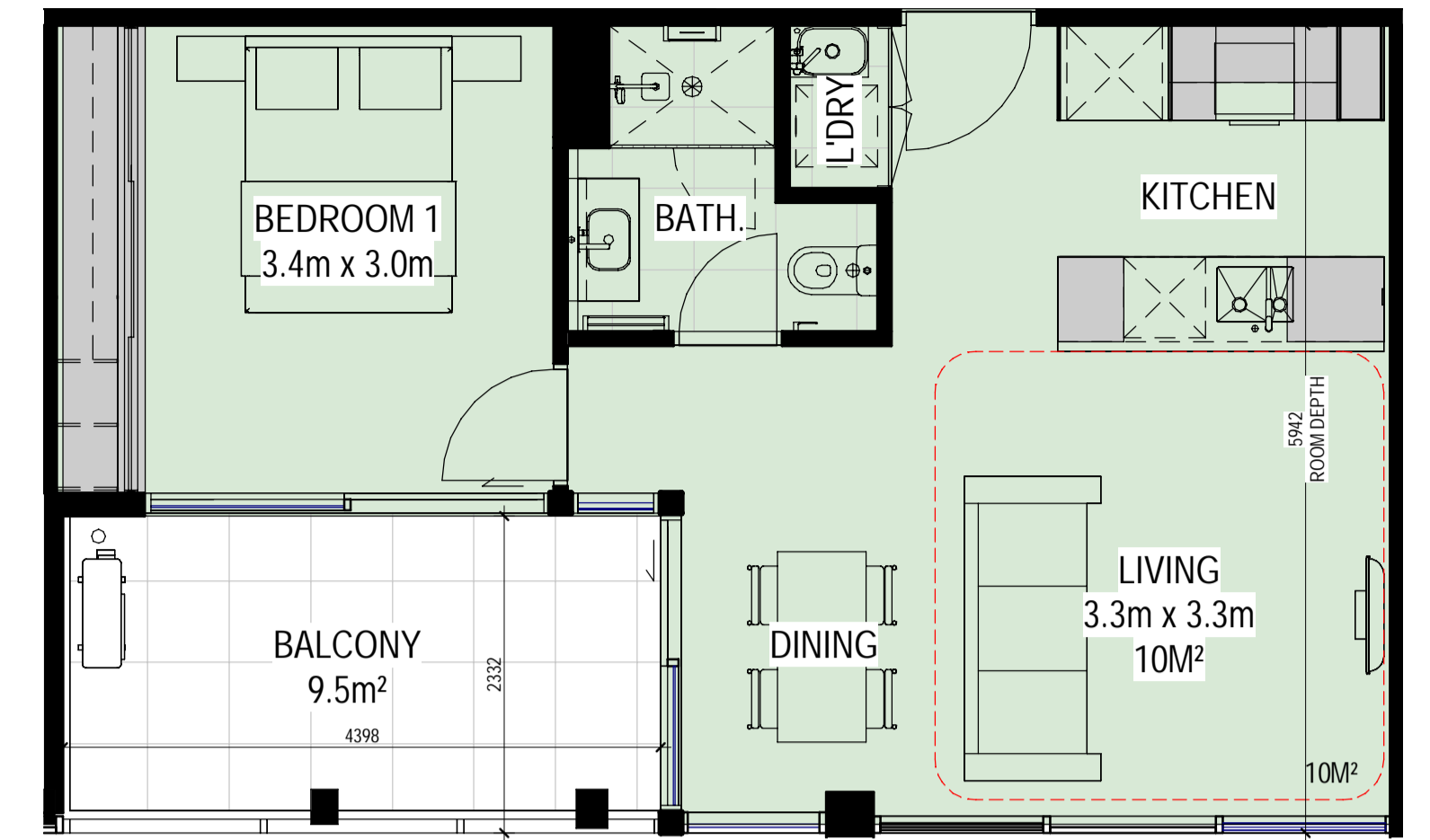


TYPE T
2 BEDROOM APARTMENT
INTERNAL AREA - 66.9M²
BALCONY - 10.0M²
6 INSTANCES
INTERNAL STORAGE - 10.1M³
OVERALL STORAGE - 15.0M³

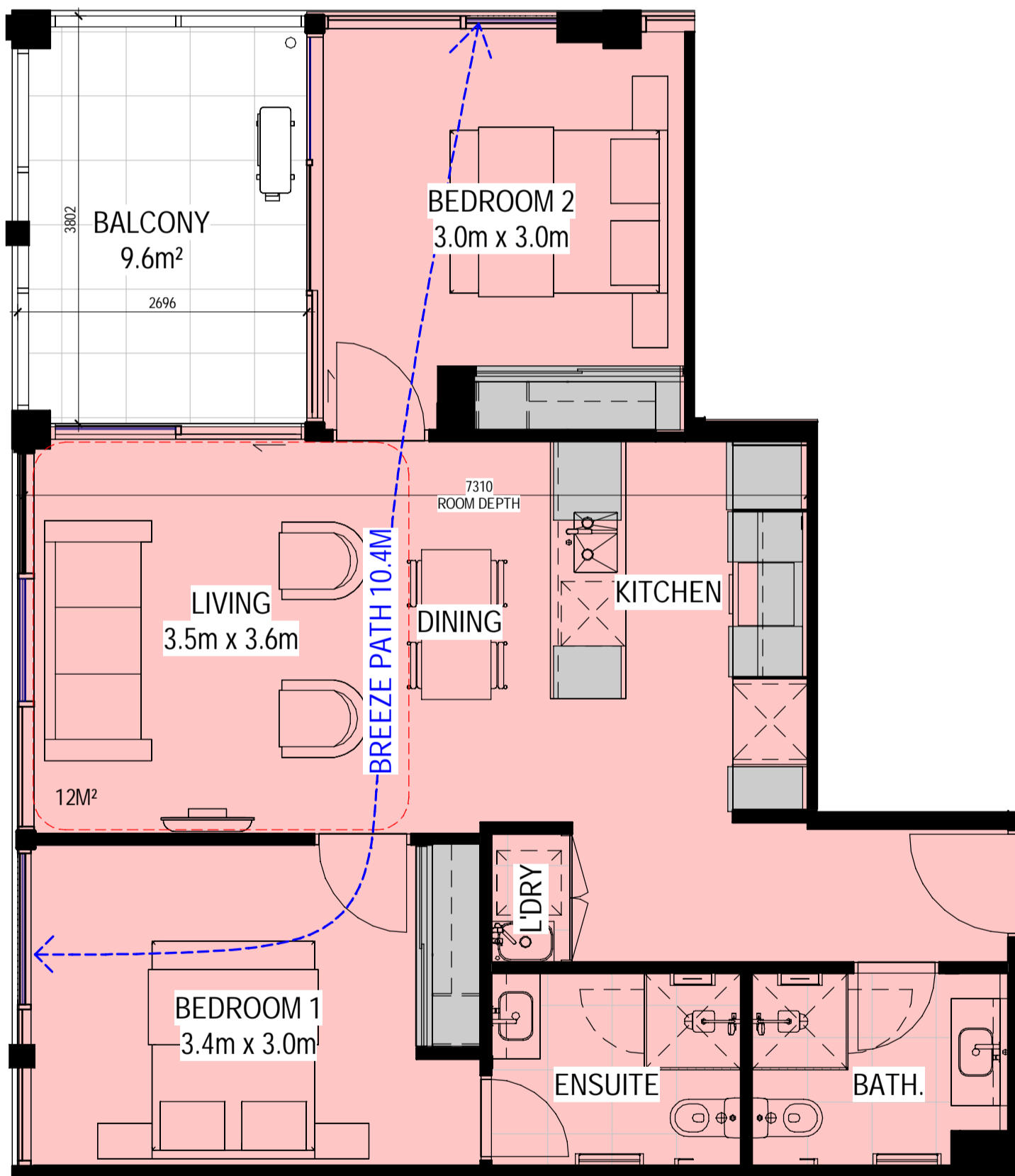
ACCESSIBLE BATHROOM
DESIGN OPTION B



TYPE U
2 BEDROOM APARTMENT
INTERNAL AREA - 62.8M²
BALCONY - 9.5M²
5 INSTANCES
INTERNAL STORAGE - 12.7M³
OVERALL STORAGE - 15.1M³

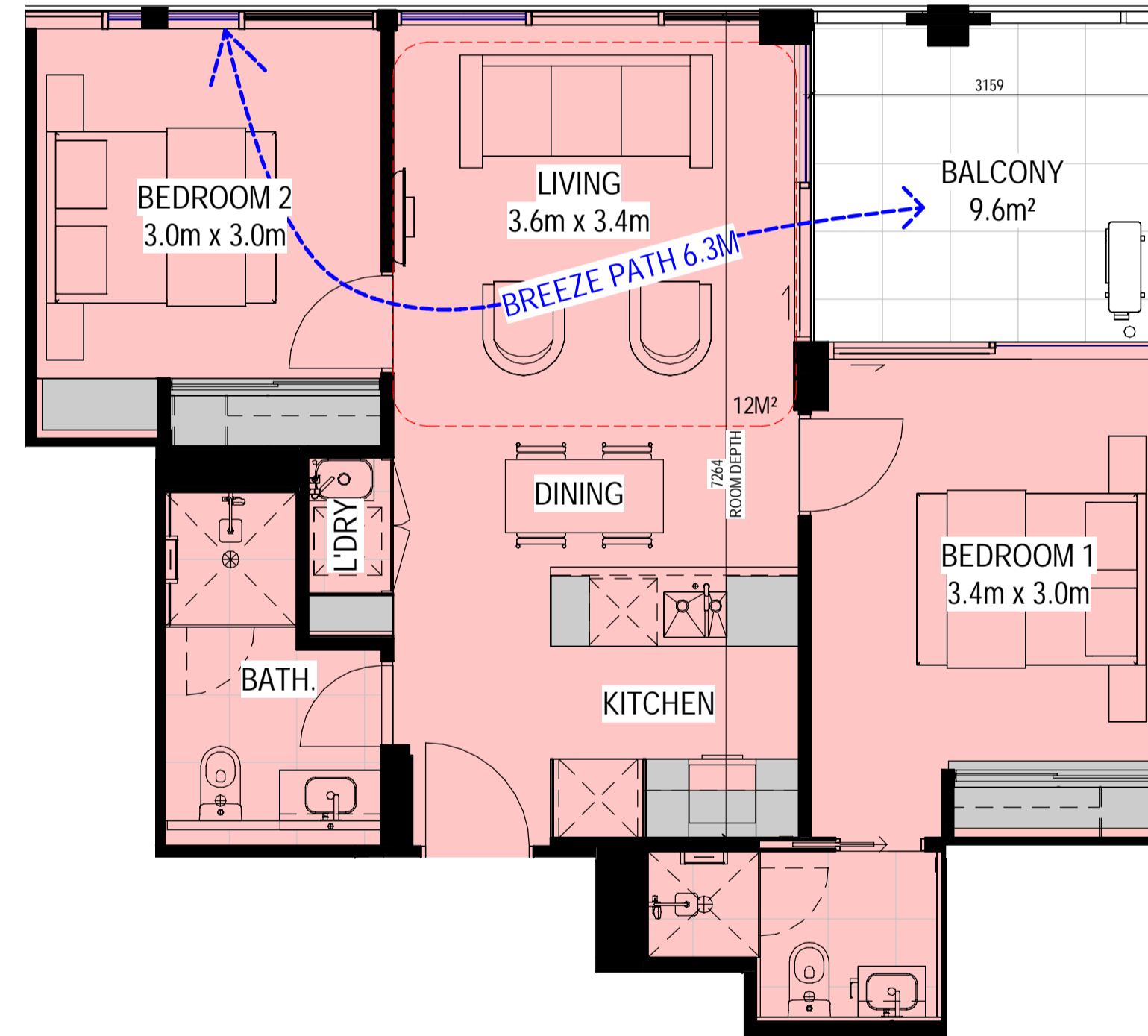


TYPE V
1 BEDROOM APARTMENT
INTERNAL AREA - 50.1M²
BALCONY - 9.5M²
5 INSTANCES
INTERNAL STORAGE - 7.5M³
OVERALL STORAGE - 10.0M³



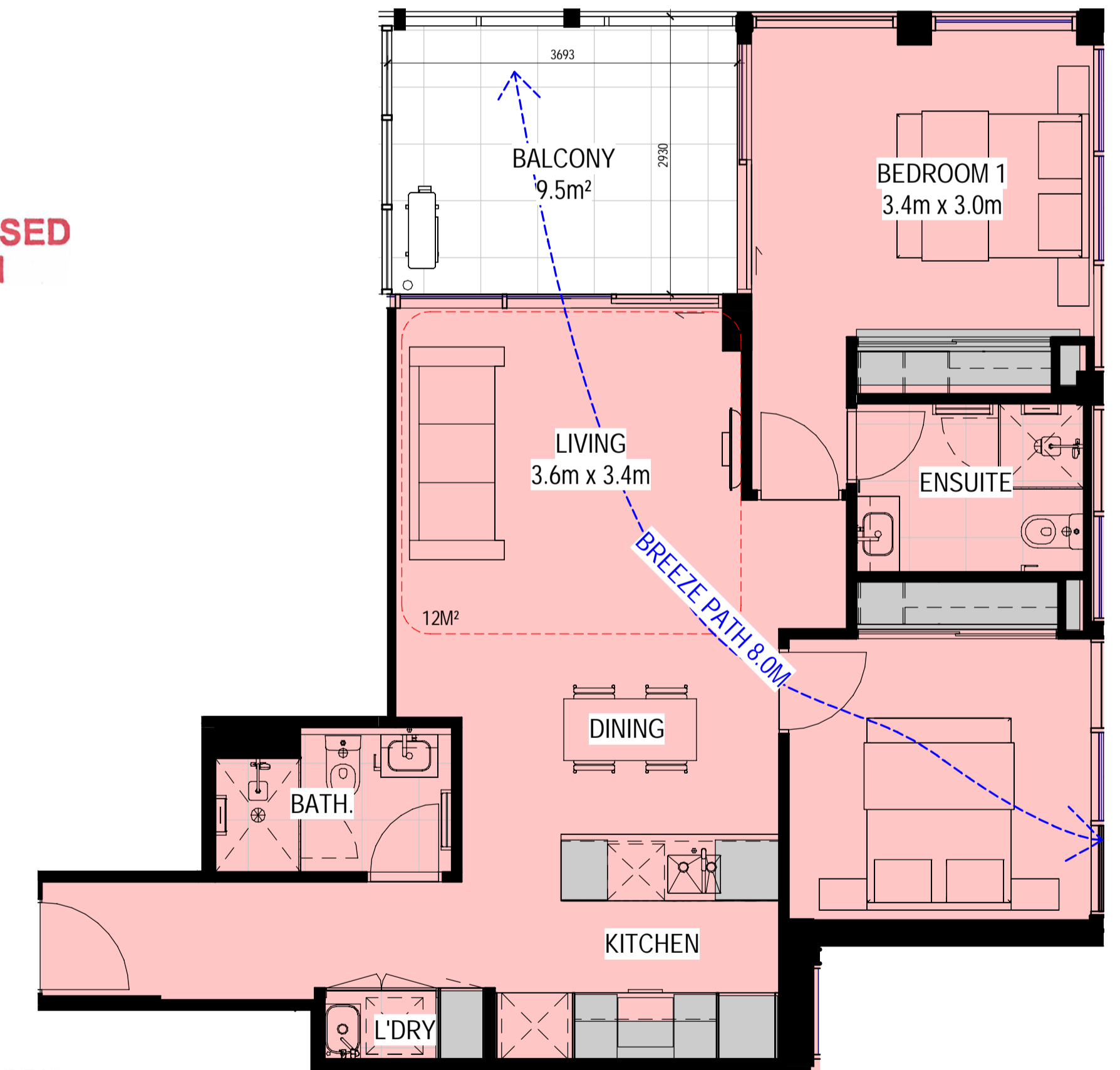
TYPE W
2 BEDROOM APARTMENT
INTERNAL AREA - 73.5M²
BALCONY - 9.6M²
4 INSTANCES
INTERNAL STORAGE - 10.1M³
OVERALL STORAGE - 15.0M³

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



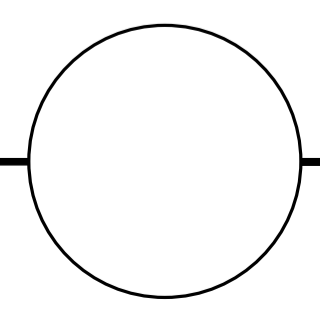
TYPE X
2 BEDROOM APARTMENT
INTERNAL AREA - 66.1M²
BALCONY - 9.6M²
4 INSTANCES
INTERNAL STORAGE - 9.4M³
OVERALL STORAGE - 14.3M³

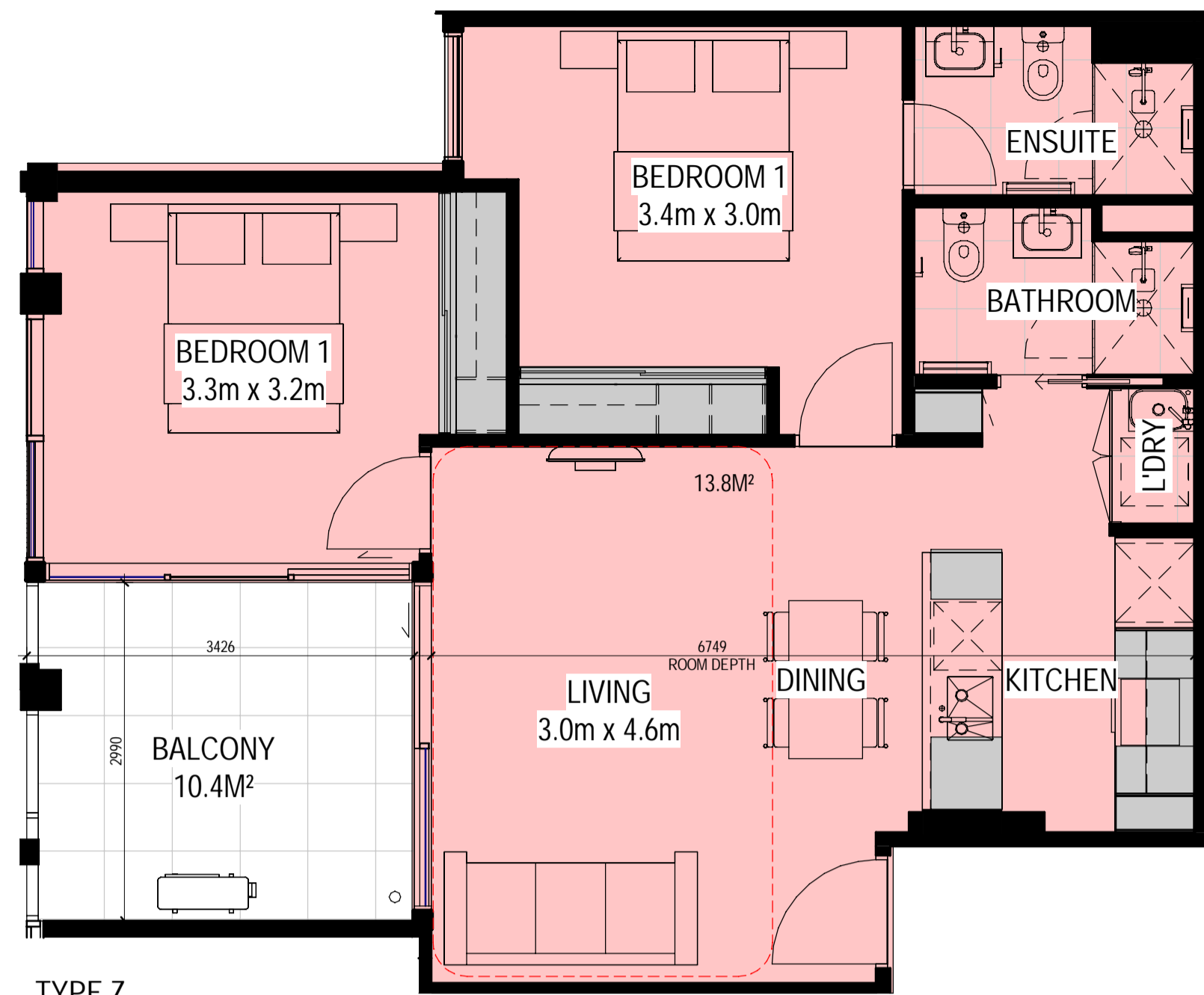
ADVERTISED PLAN



TYPE Y
2 BEDROOM APARTMENT
INTERNAL AREA - 79.2M²
BALCONY - 9.5M²
4 INSTANCES
INTERNAL STORAGE - 11.2M³
OVERALL STORAGE - 14.6M³

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



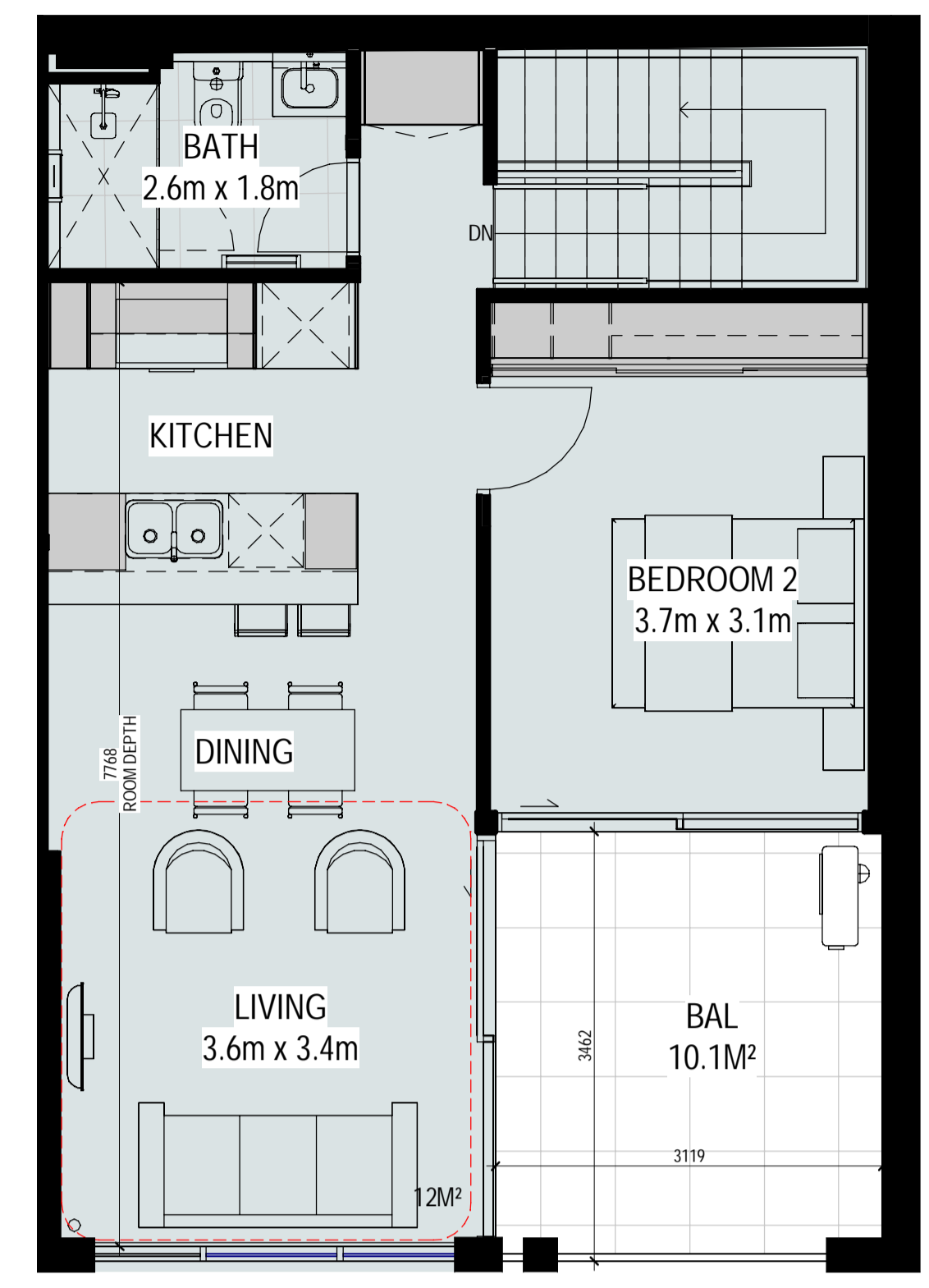


TYPE Z
 2 BEDROOM APARTMENT
 INTERNAL AREA - 70.2M²
 BALCONY - 10.4M²
 6 INSTANCES
 INTERNAL STORAGE - 10.1M³
 OVERALL STORAGE - 14.0M³

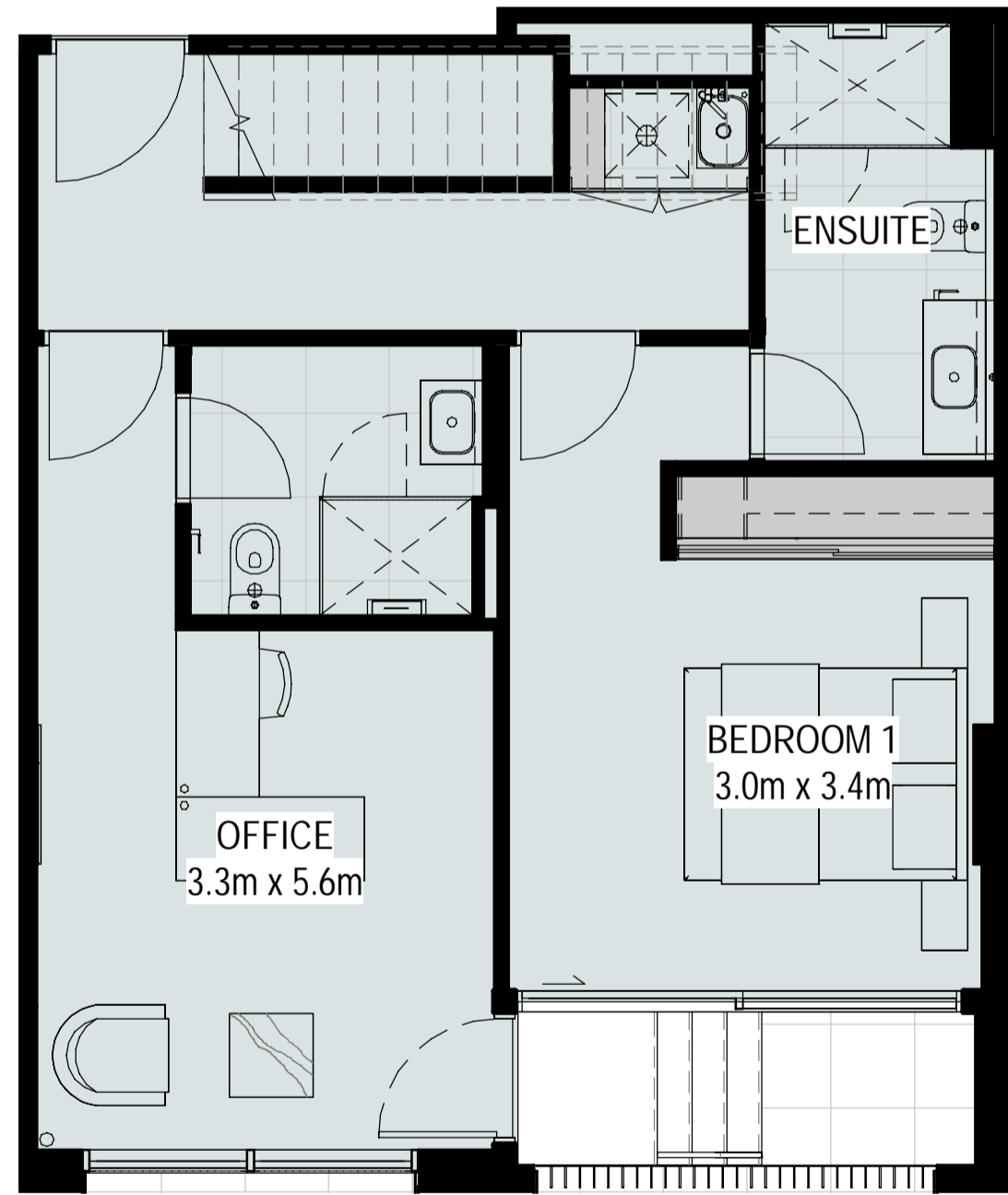
TH01
 2 BEDROOM TOWNHOUSE
 INTERNAL AREA - 134.3M²
 BALCONY - 10.1M²
 1 INSTANCE
 INTERNAL STORAGE - 16.6M³
 OVERALL STORAGE - 19.0



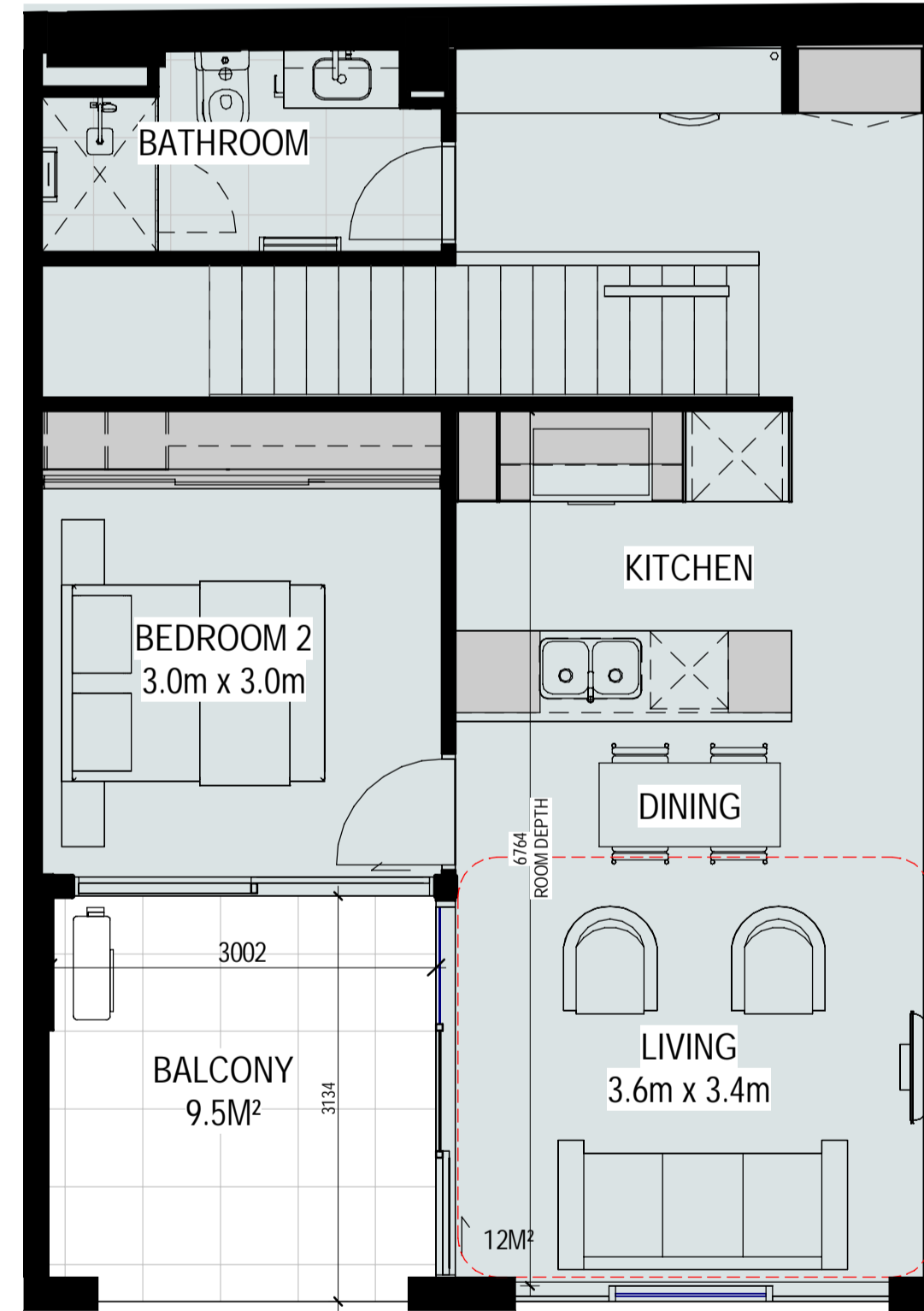
GROUND FLOOR



LEVEL 1



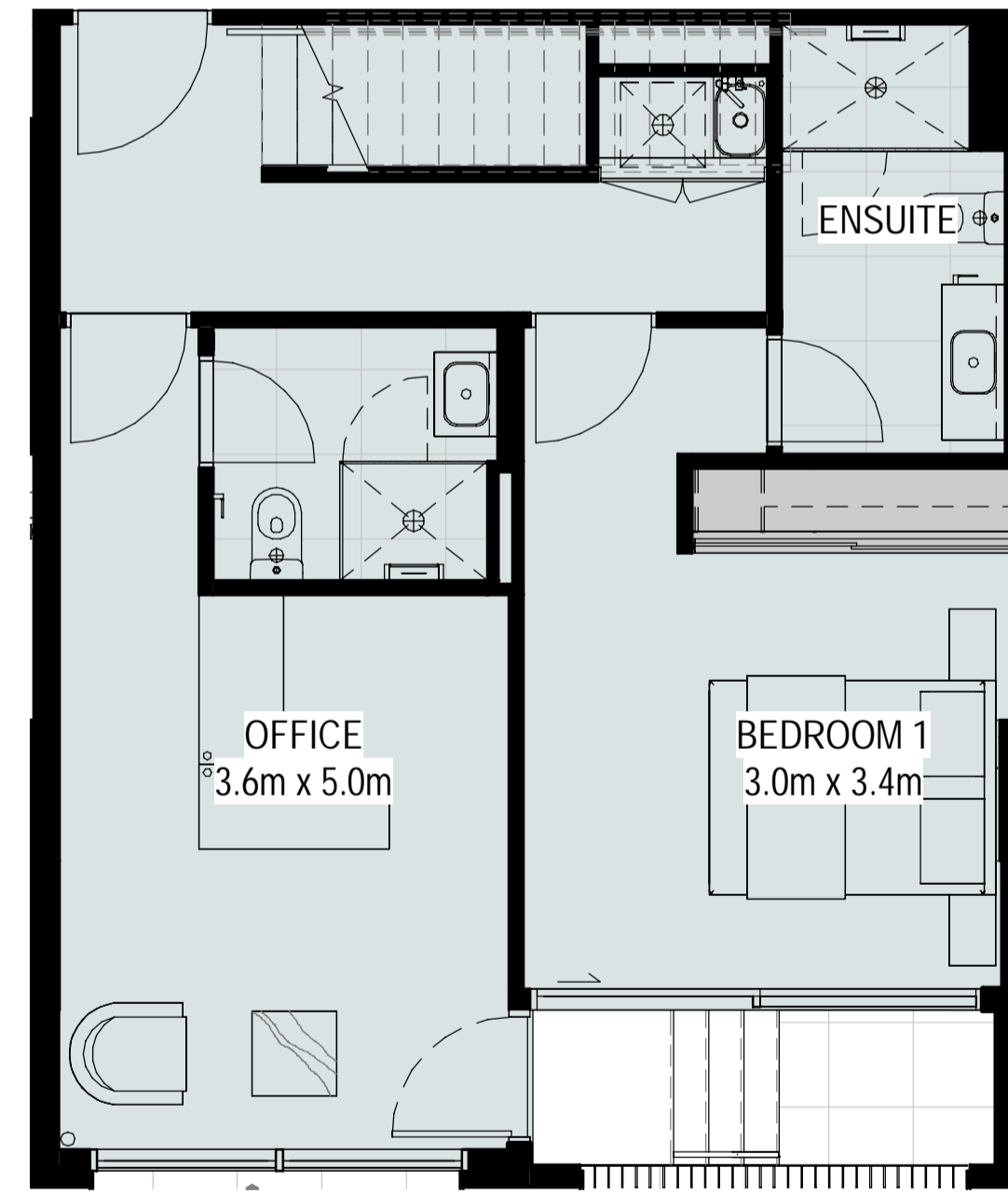
GROUND FLOOR



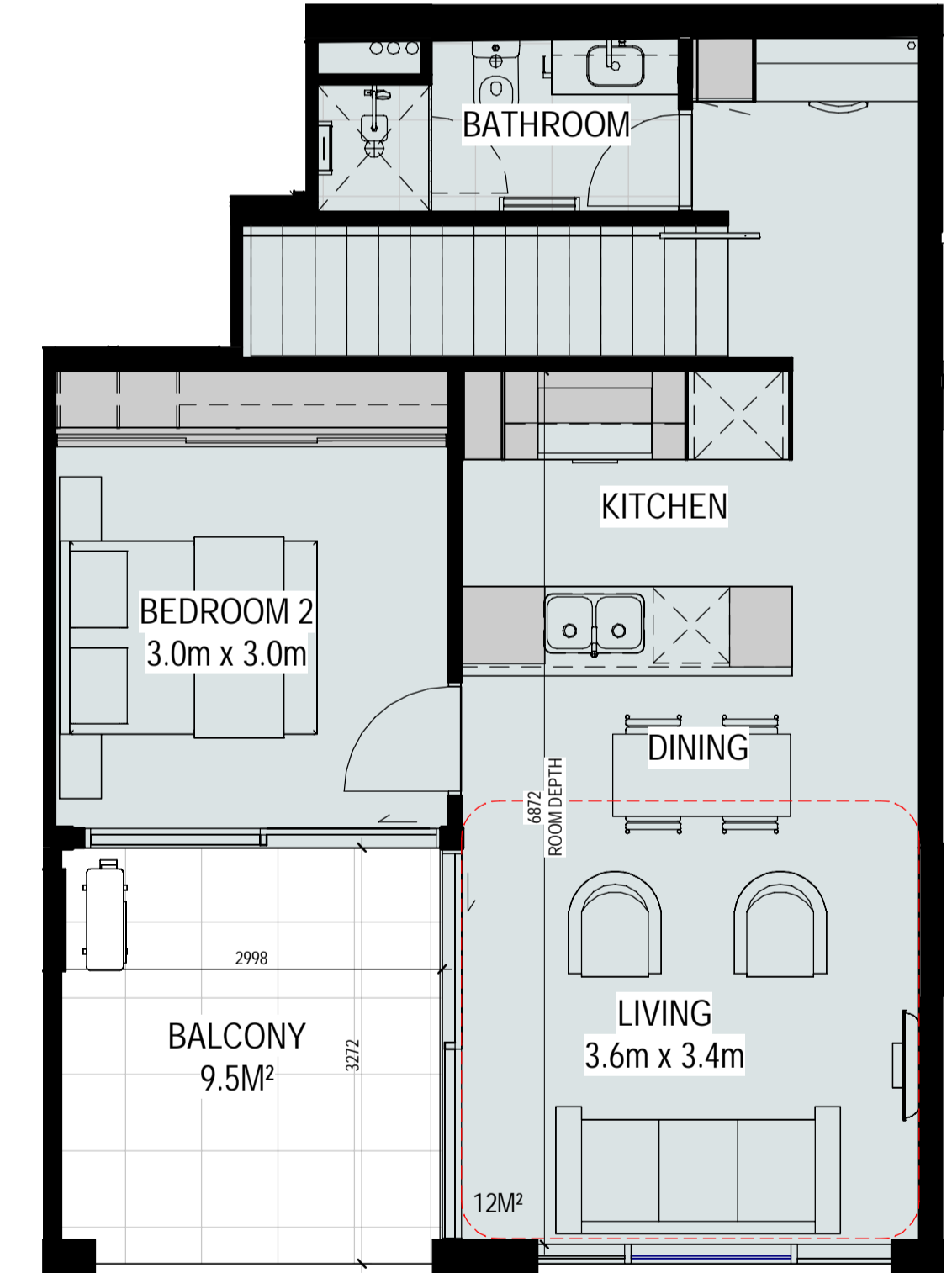
LEVEL 1

TH02
 2 BEDROOM APARTMENT
 INTERNAL AREA - 115.5M²
 BALCONY - 9.5M²
 1 INSTANCE
 INTERNAL STORAGE - 12.2M³
 OVERALL STORAGE - 14.6M³

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



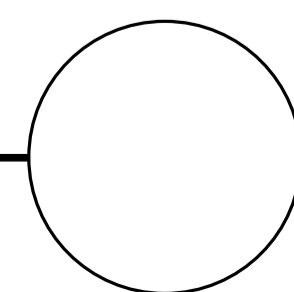
GROUND FLOOR

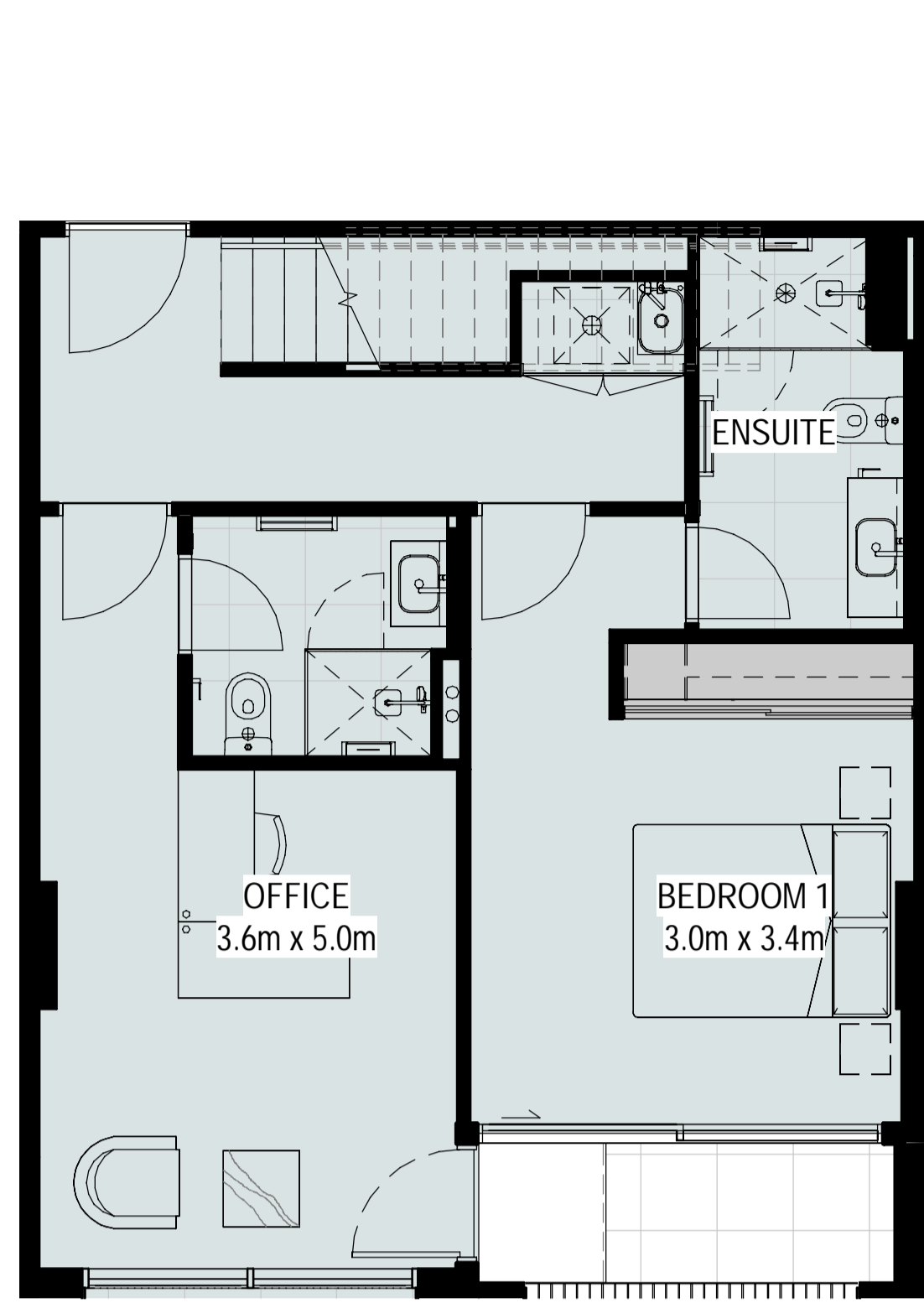


LEVEL 1

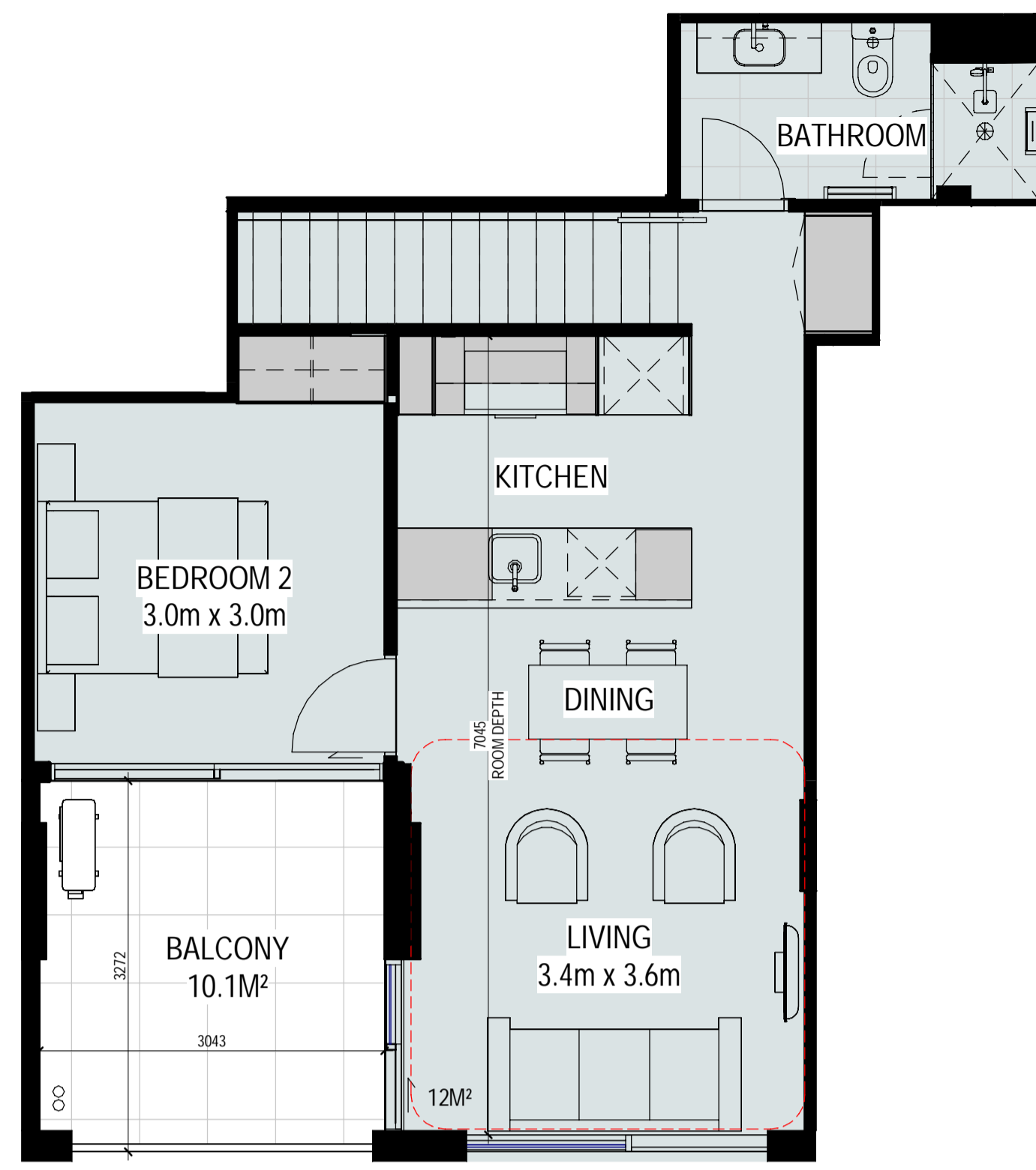
TH03
 2 BEDROOM APARTMENT
 INTERNAL AREA - 109.0M²
 BALCONY - 9.5M²
 1 INSTANCE
 INTERNAL STORAGE - 12.0M³
 OVERALL STORAGE - 14.4M³

ADVERTISED PLAN

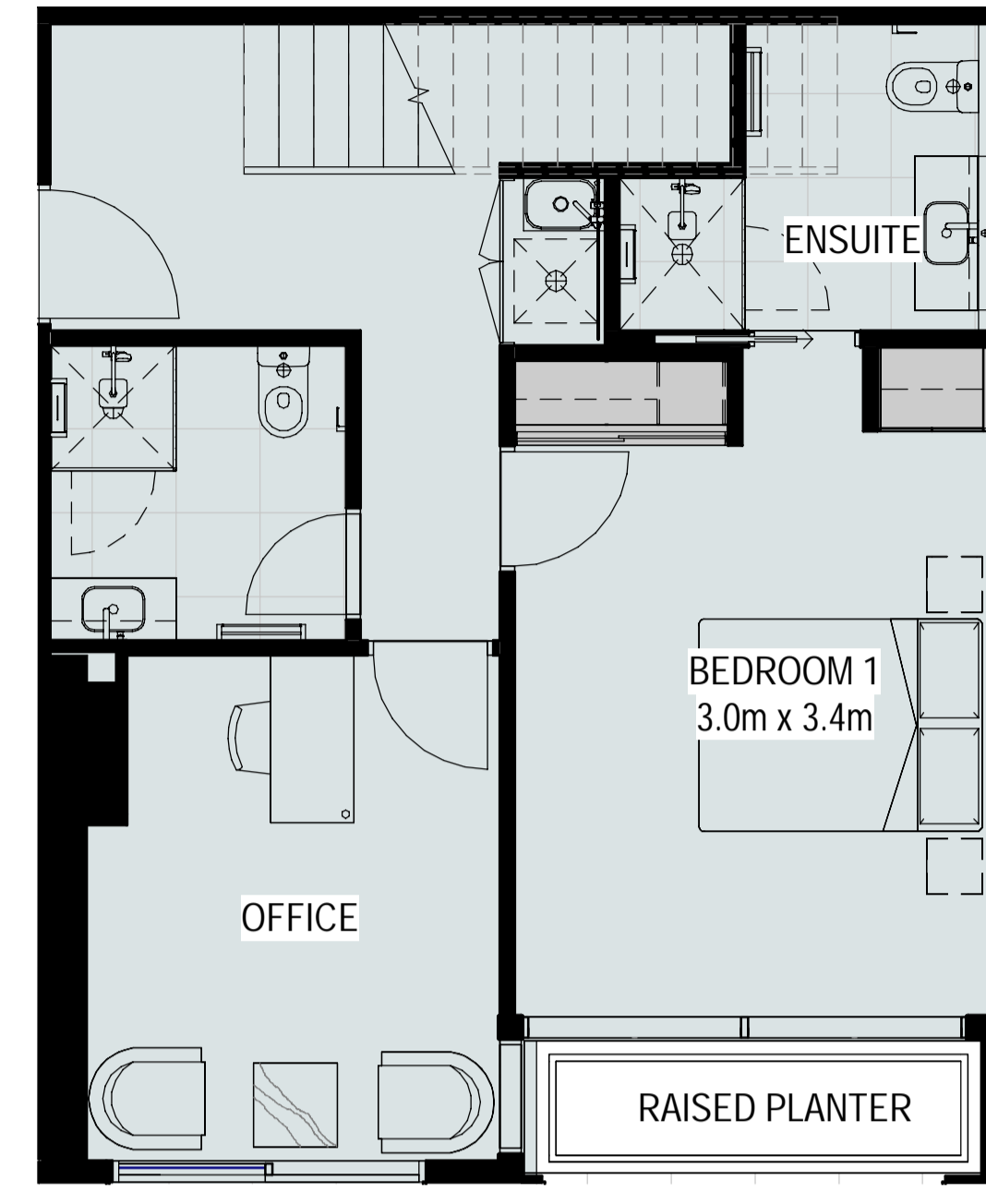




GROUND FLOOR



LEVEL 1



GROUND FLOOR



LEVEL 1

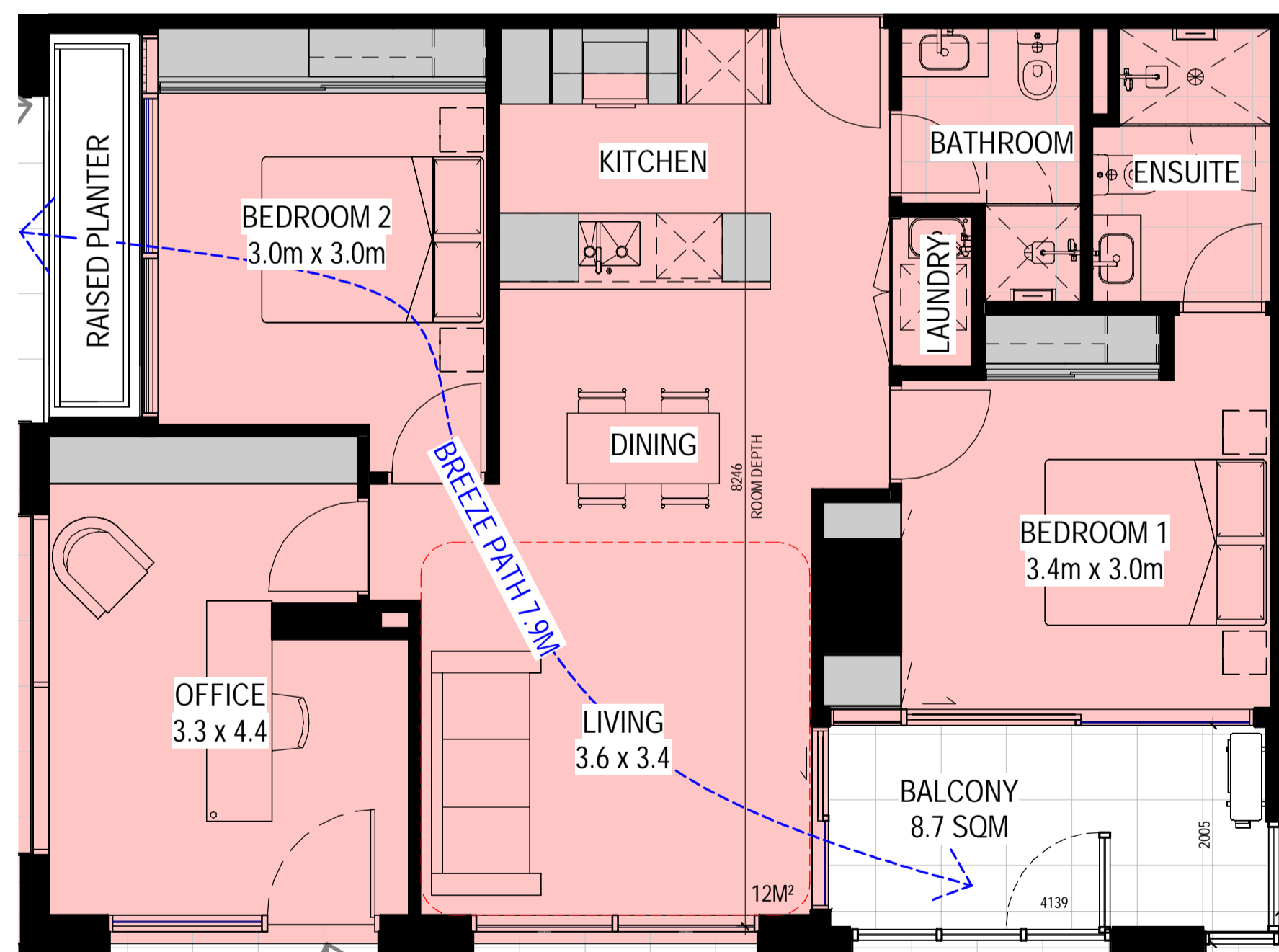
ADVERTISED PLAN

TH04
2 BEDROOM APARTMENT
INTERNAL AREA - 108.4M²
BALCONY - 10.1M²
1 INSTANCE

INTERNAL STORAGE - 9.1M³
OVERALL STORAGE - 14.0M³

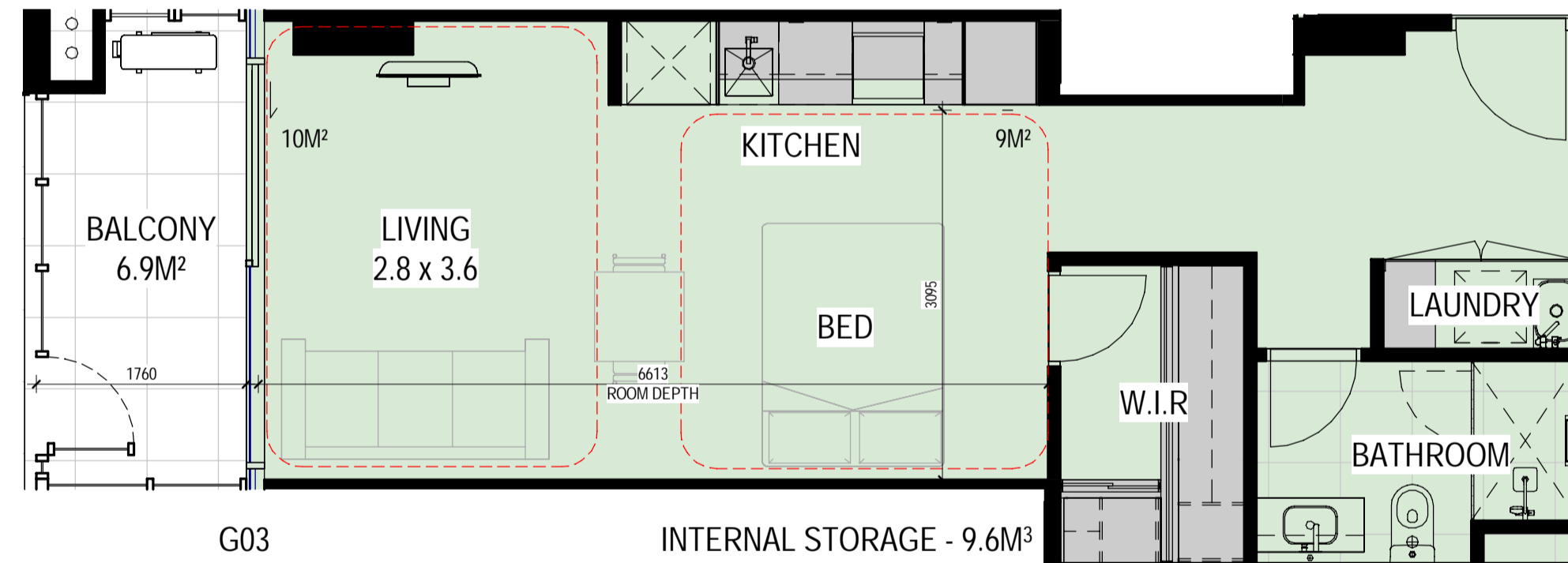
TH05/T06
2 BEDROOM APARTMENT
INTERNAL AREA - 106.5M²
BALCONY - 10.2M²
2 INSTANCES

INTERNAL STORAGE - 14.6M³
OVERALL STORAGE - 17M³



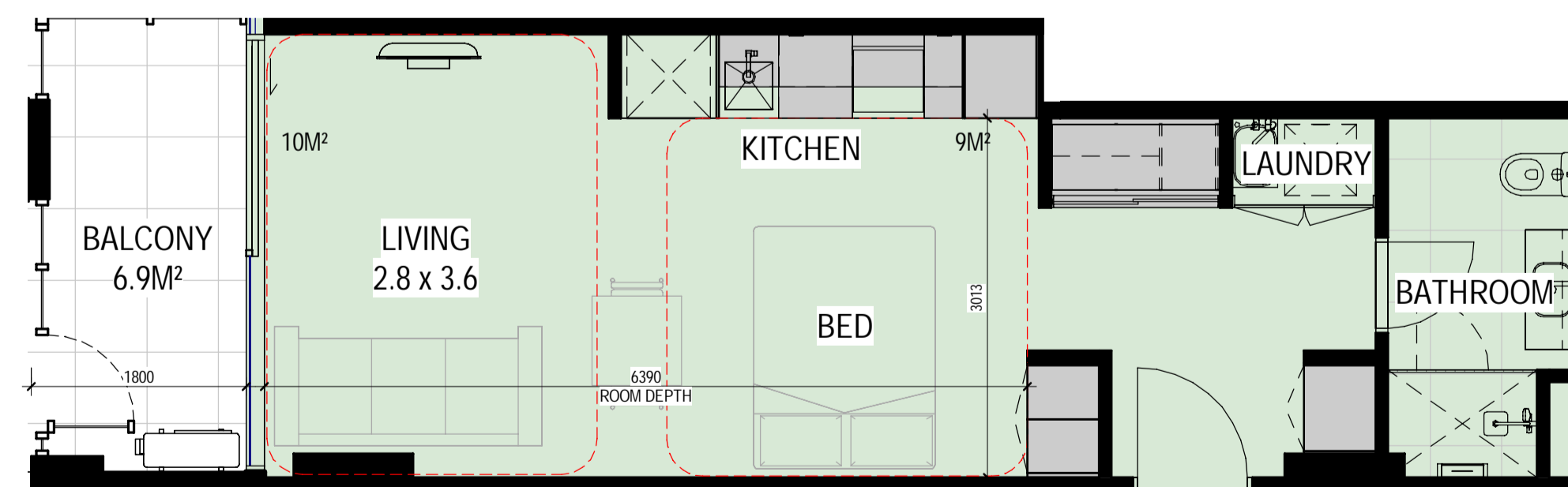
G01
2 BEDROOM APARTMENT + OFFICE
INTERNAL AREA - 85.8M²
BALCONY - 8.7M²

INTERNAL STORAGE - 14.5M³



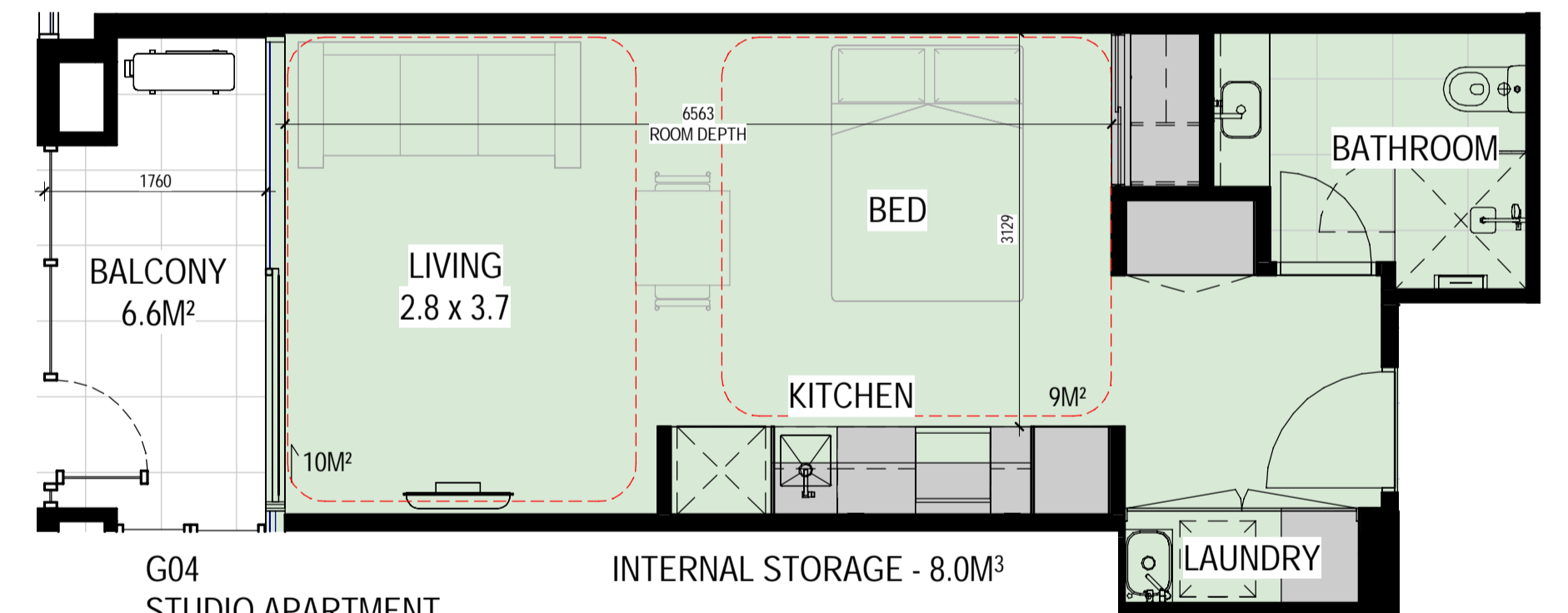
G03
STUDIO APARTMENT
INTERNAL AREA - 44.6M²
BALCONY - 6.9M²

INTERNAL STORAGE - 9.6M³



G02
STUDIO APARTMENT
INTERNAL AREA - 41.6M²
BALCONY - 6.9M²

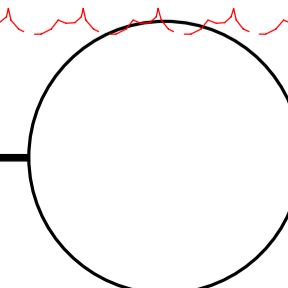
INTERNAL STORAGE - 8.1M³

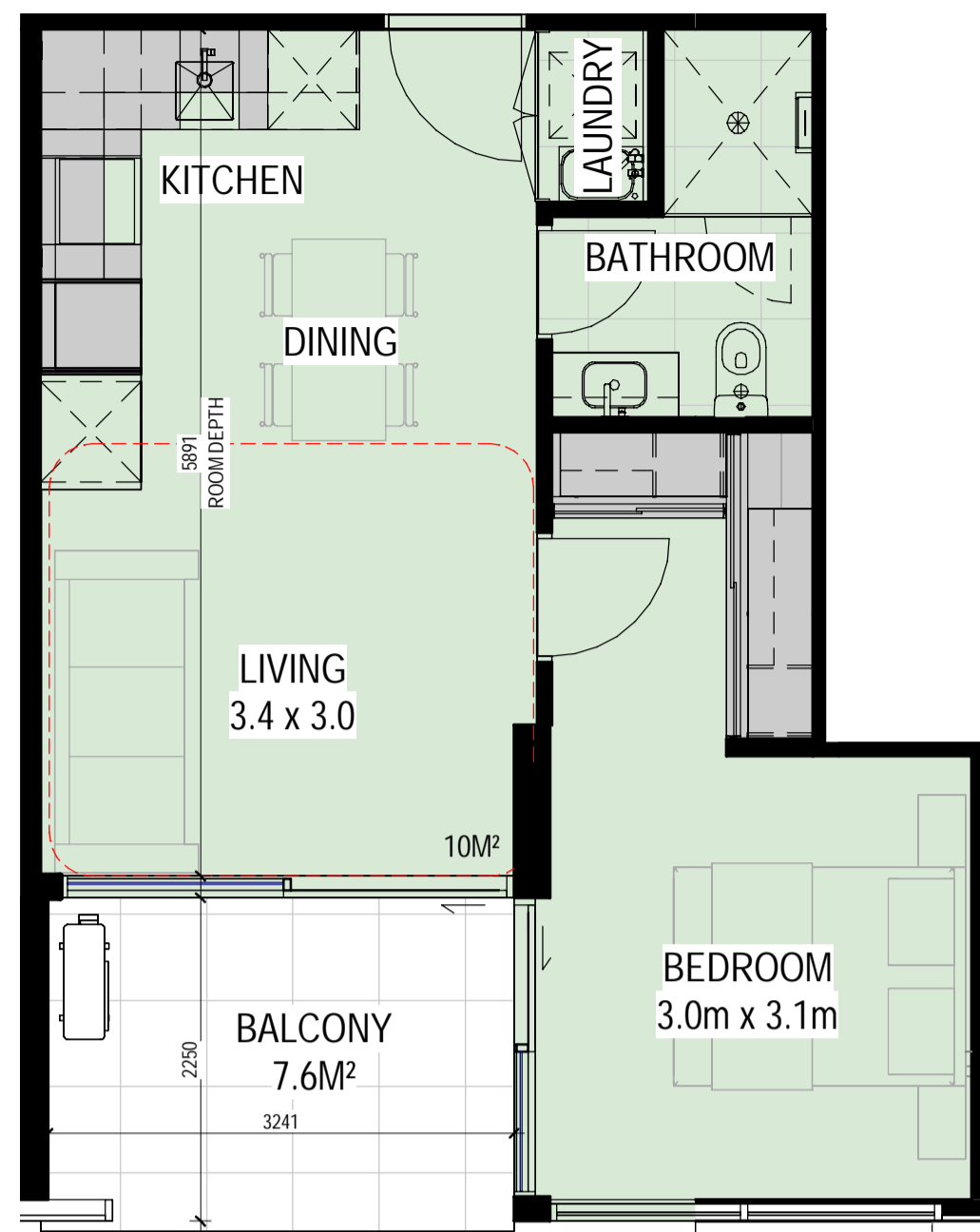


G04
STUDIO APARTMENT
INTERNAL AREA - 41.4M²
BALCONY - 6.6M²

INTERNAL STORAGE - 8.0M³

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



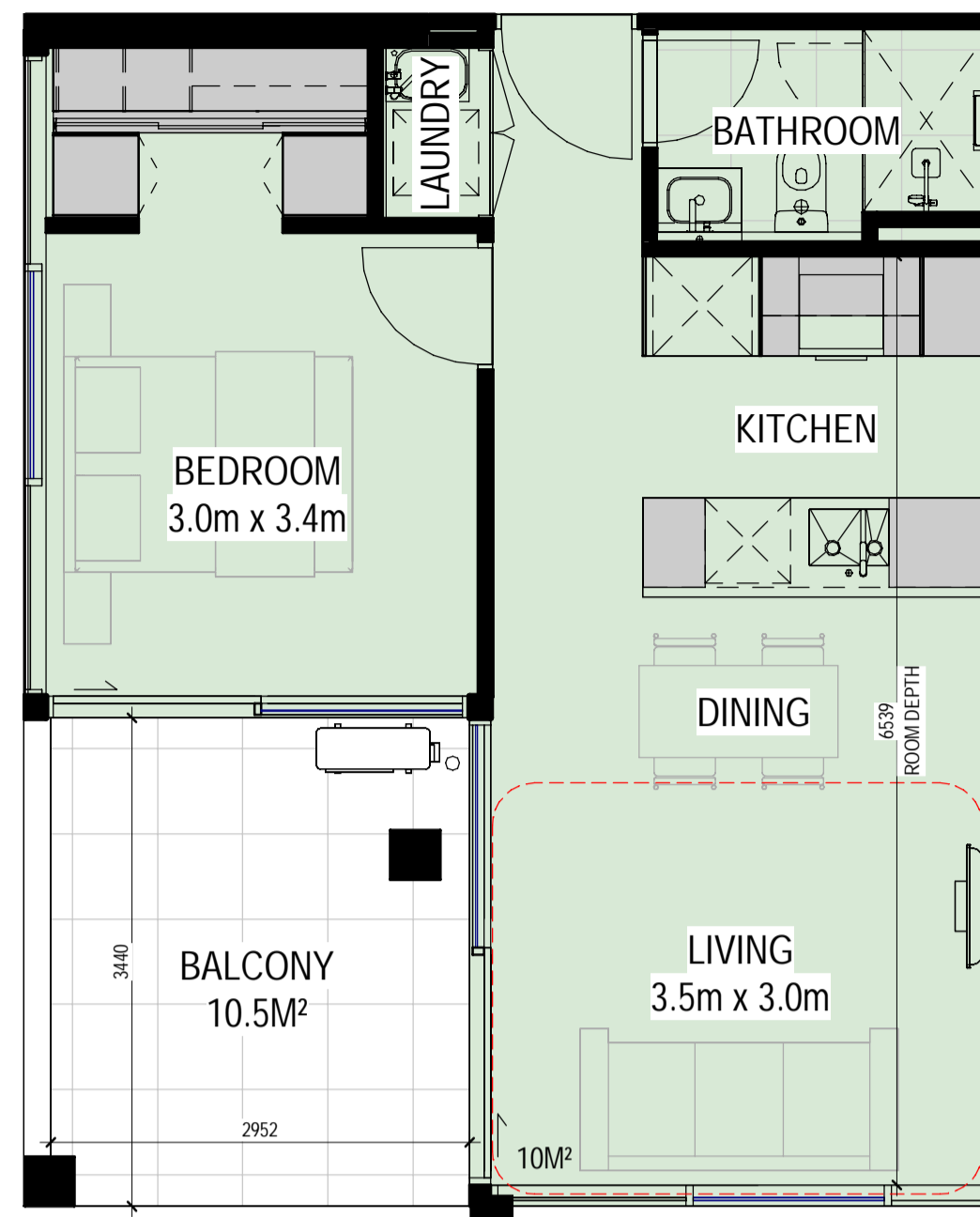


APT 105
1 BEDROOM APARTMENT
INTERNAL AREA - 43.0M²
BALCONY - 7.6M²

1 INSTANCES

INTERNAL STORAGE - 8.2M³
INTERNAL STORAGE - 10.7M³

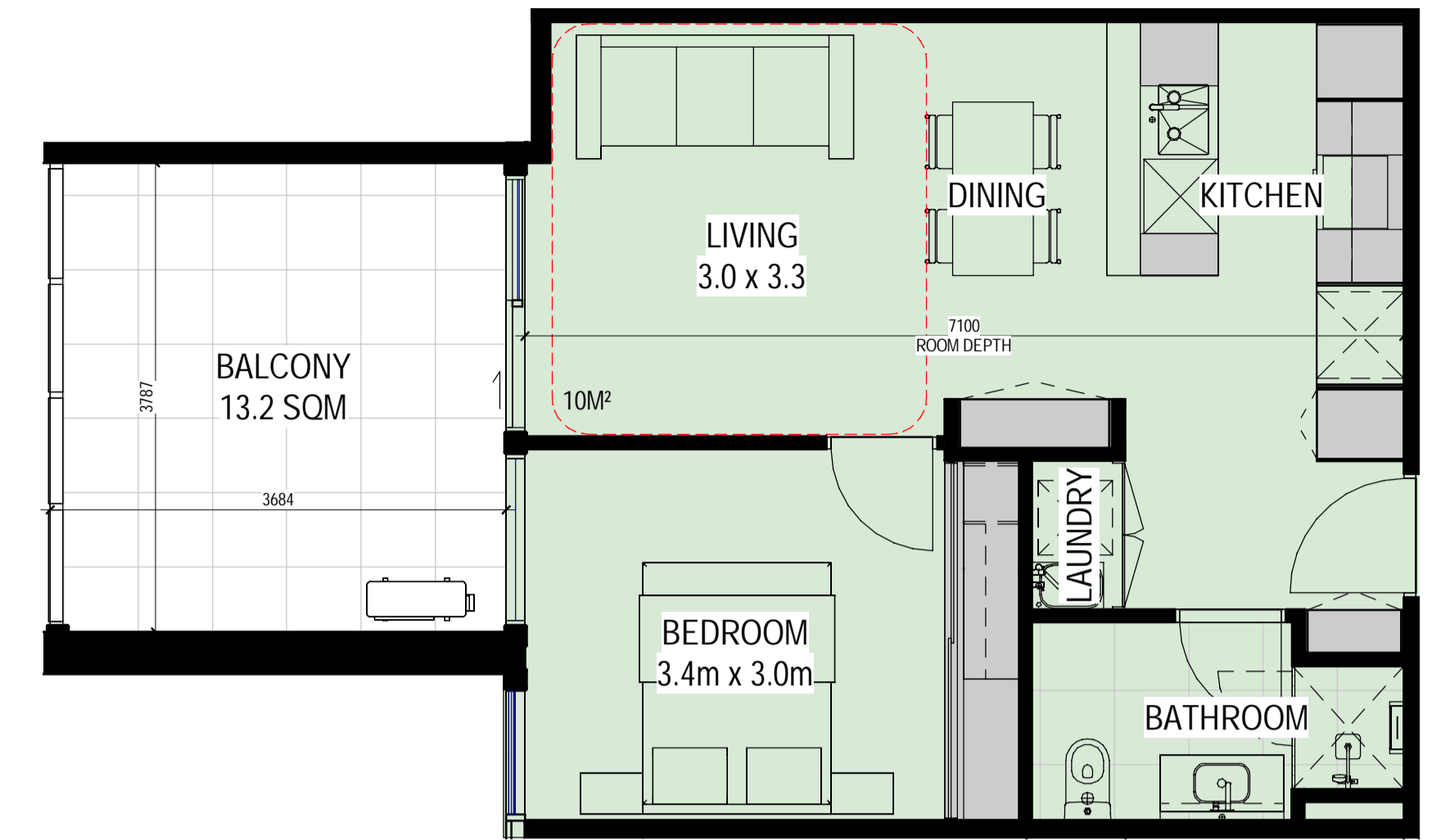
This copied document to be made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach any copyright



APT 106
1 BEDROOM APARTMENT
INTERNAL AREA - 48.7M²
BALCONY - 10.5M²

1 INSTANCES

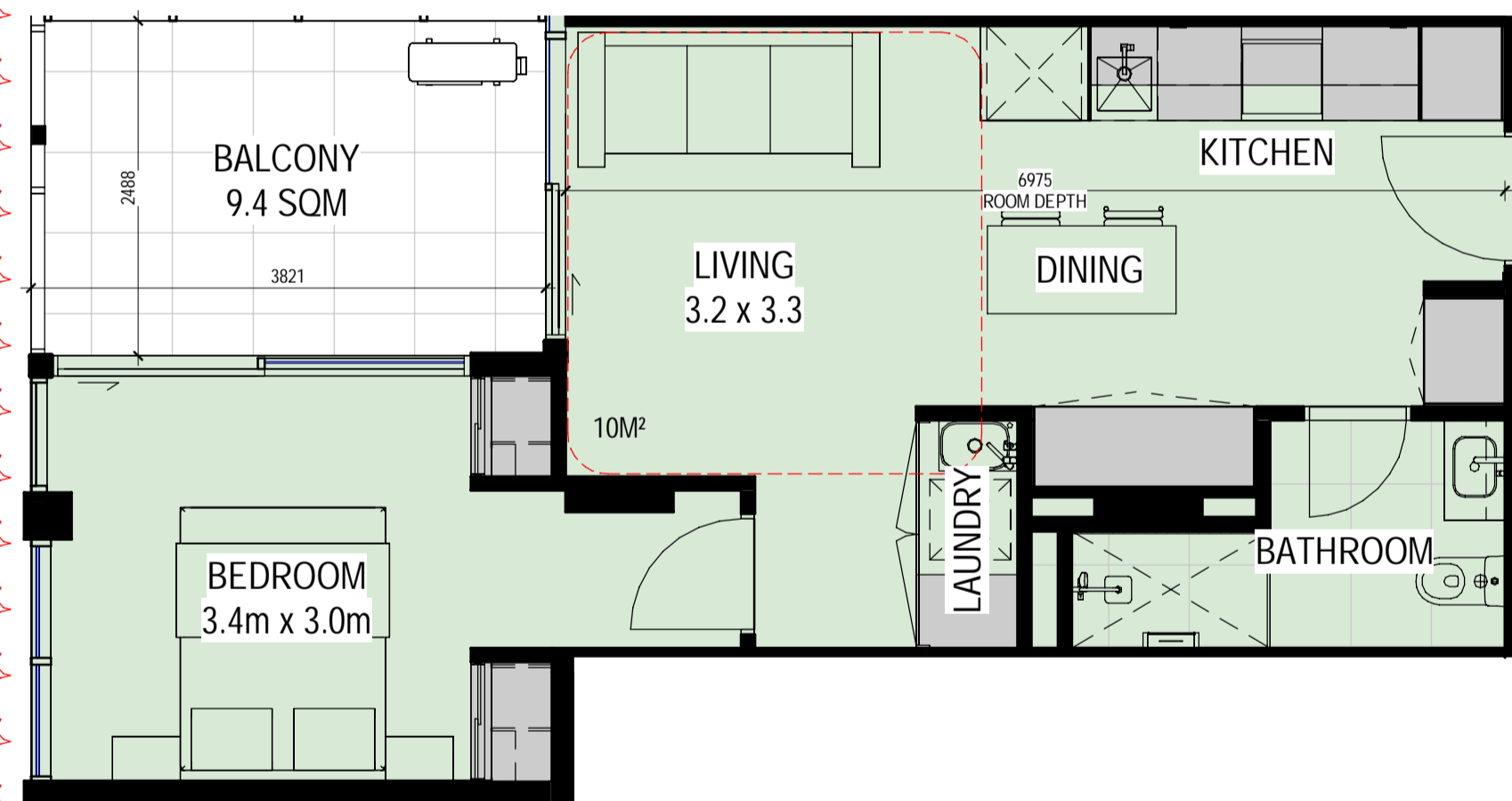
INTERNAL STORAGE - 7.5M³
OVERALL STORAGE - 10.0M³



APT 513/610
1 BEDROOM APARTMENT
INTERNAL AREA - 50.0M²
BALCONY - 13.2M²

2 INSTANCES

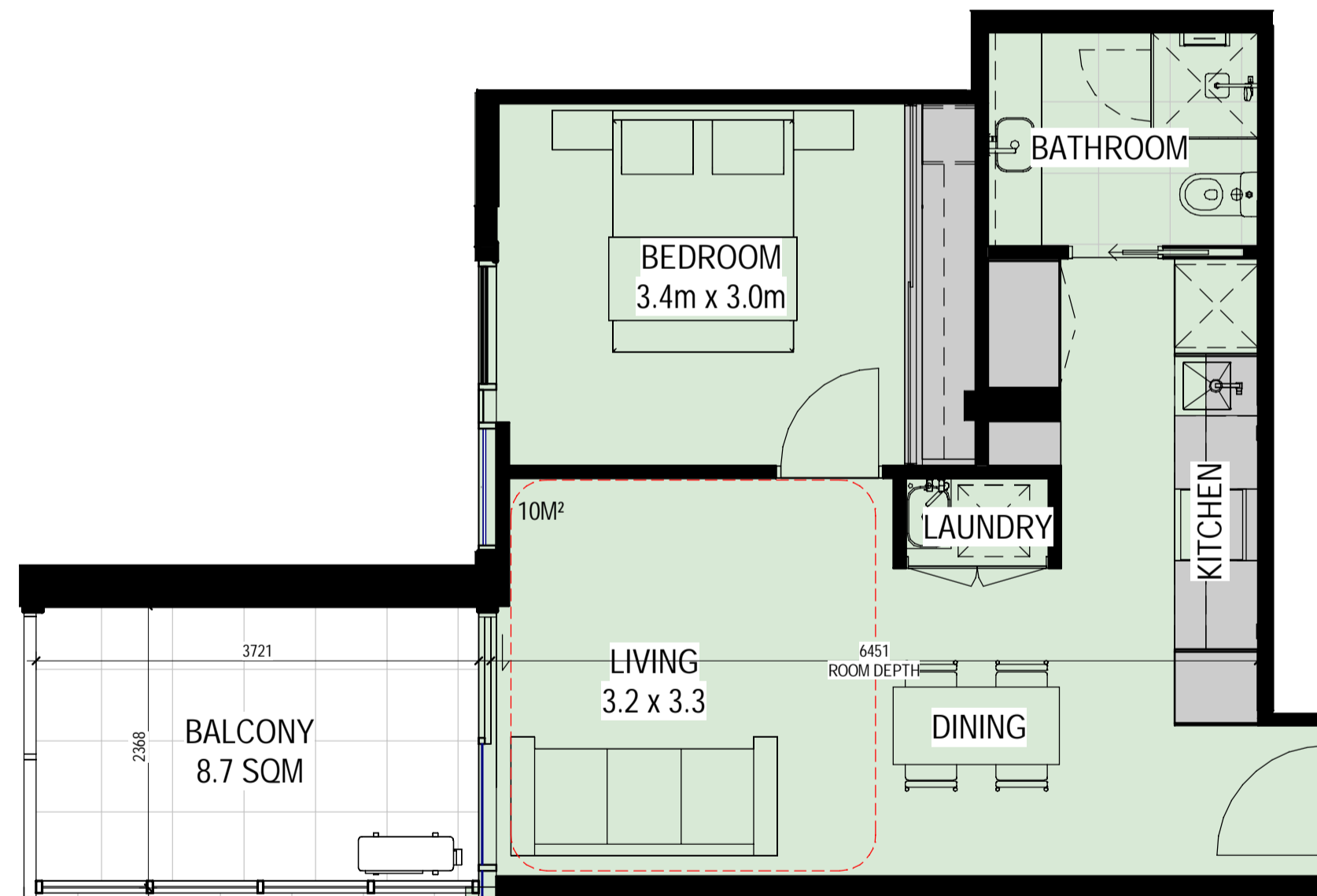
INTERNAL STORAGE - 10.6M³



APT 514/611
1 BEDROOM APARTMENT
INTERNAL AREA - 48.9M²
BALCONY - 9.4M²

2 INSTANCES

INTERNAL STORAGE - 10.2M³



APT 515/612
1 BEDROOM APARTMENT
INTERNAL AREA - 47.2M²
BALCONY - 8.7M²

2 INSTANCES

INTERNAL STORAGE - 10.1M³

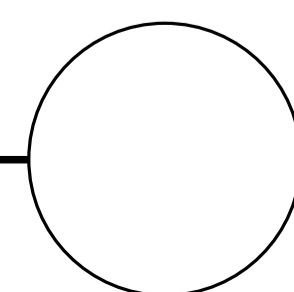


APT 524/617
1 BEDROOM APARTMENT
INTERNAL AREA - 52.3M²
BALCONY - 9.7M²

2 INSTANCES

INTERNAL STORAGE - 11.2M³

ADVERTISED PLAN



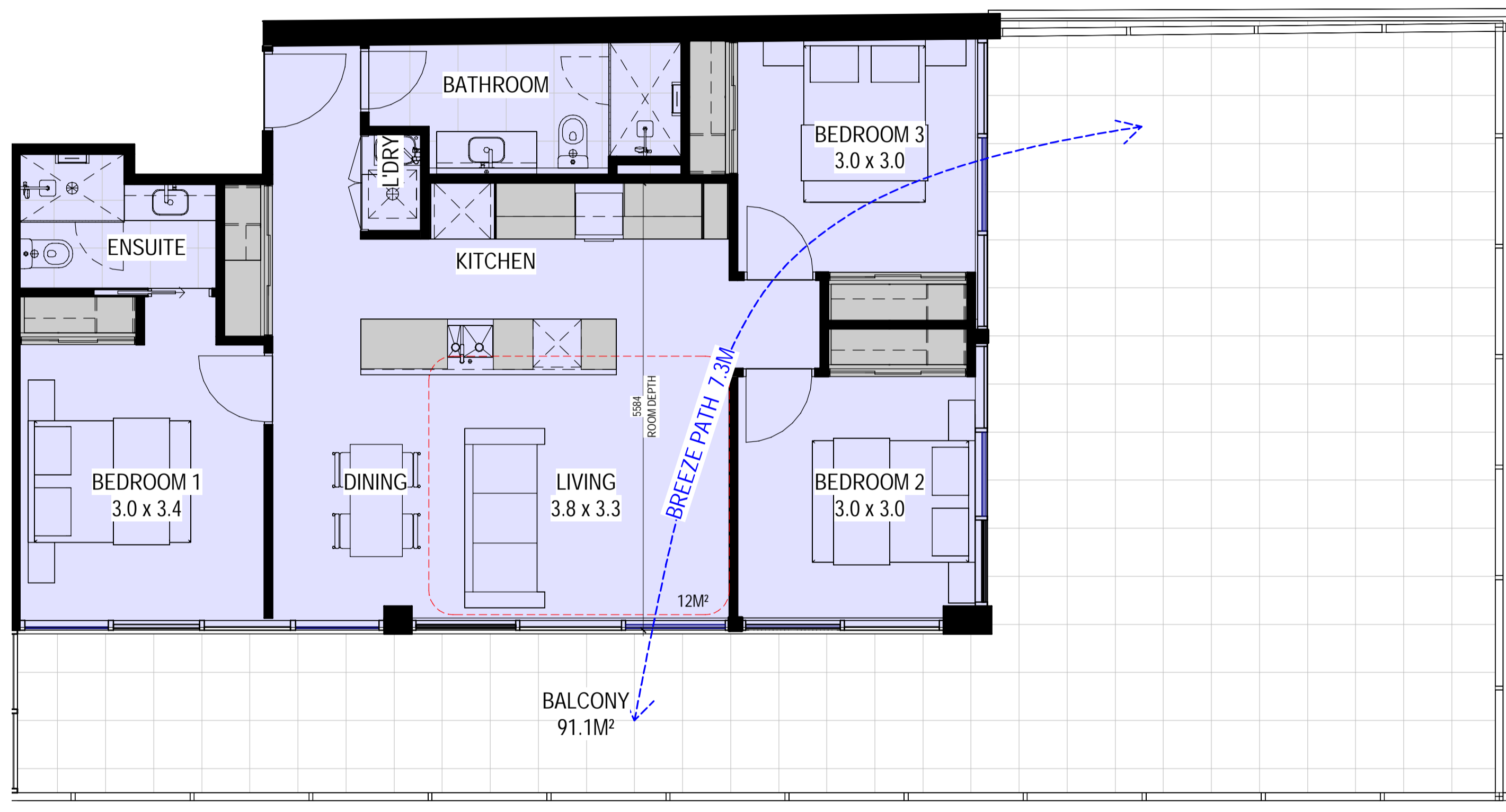
TOWN PLANNING

PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
77-83 SUTTON STREET NORTH MELBOURNE VIC 3051	TYPICAL FLOOR PLANS	SD	1 : 50 @ A1	03/09/24	1015

DWG No. REVISION
TP156 P3

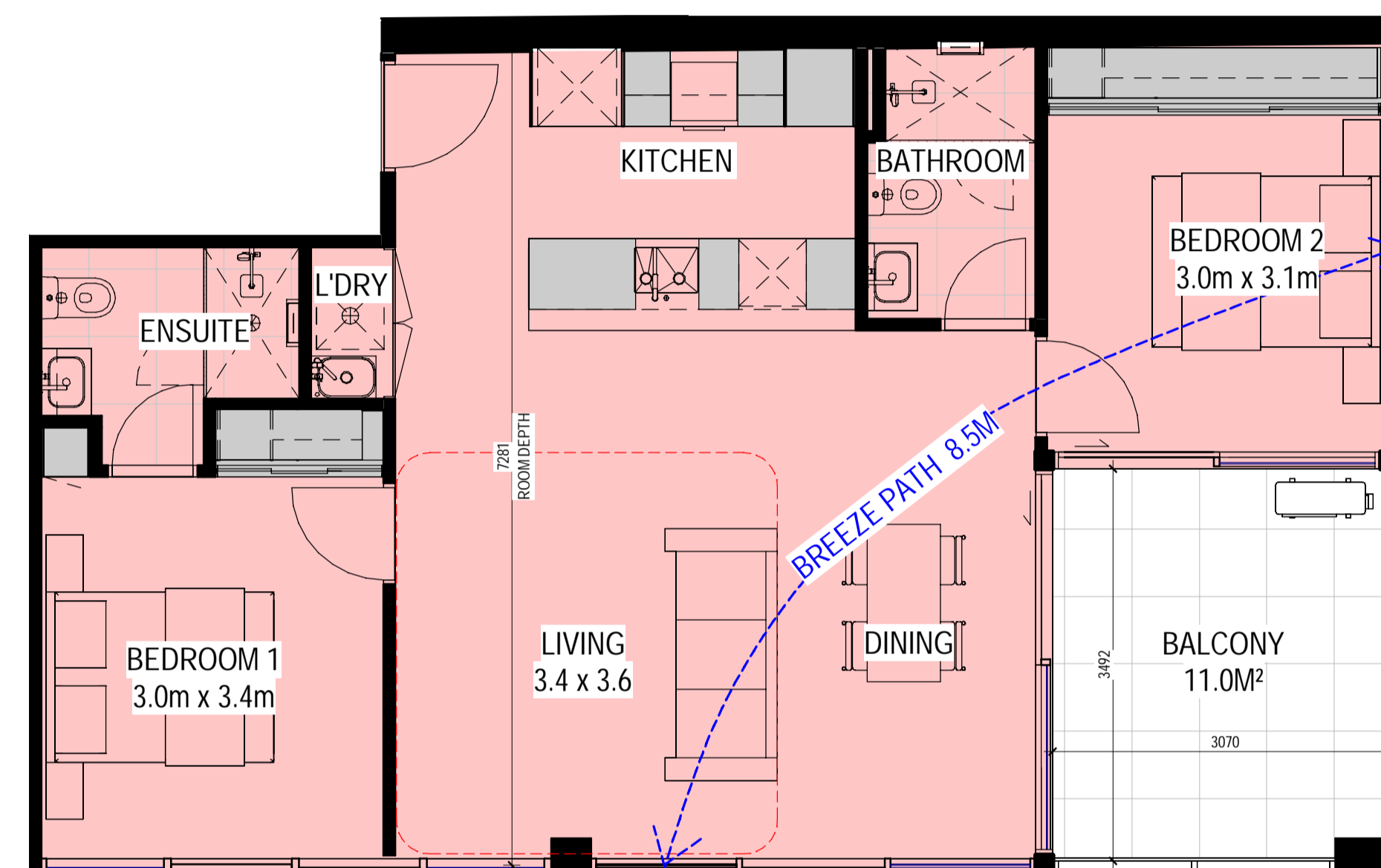
REV	DESCRIPTION	DRN	CHK	DATE
P1	RSA RECOMMENDATIONS			21/03/2024
P2	PERMIT AMENDMENT			28/03/2024
P3	RESPONSE TO COUNCIL RF1			09/03/2024

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



APT 605
3 BEDROOM APARTMENT
INTERNAL AREA - 87.2M²
BALCONY - 91.1M²

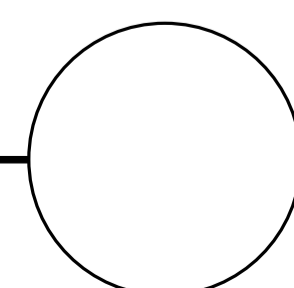
1 INSTANCES
INTERNAL STORAGE - 16.2M³



APT 705, 805, 905
2 BEDROOM APARTMENT
INTERNAL AREA - 75.6M²
BALCONY - 11.0M²

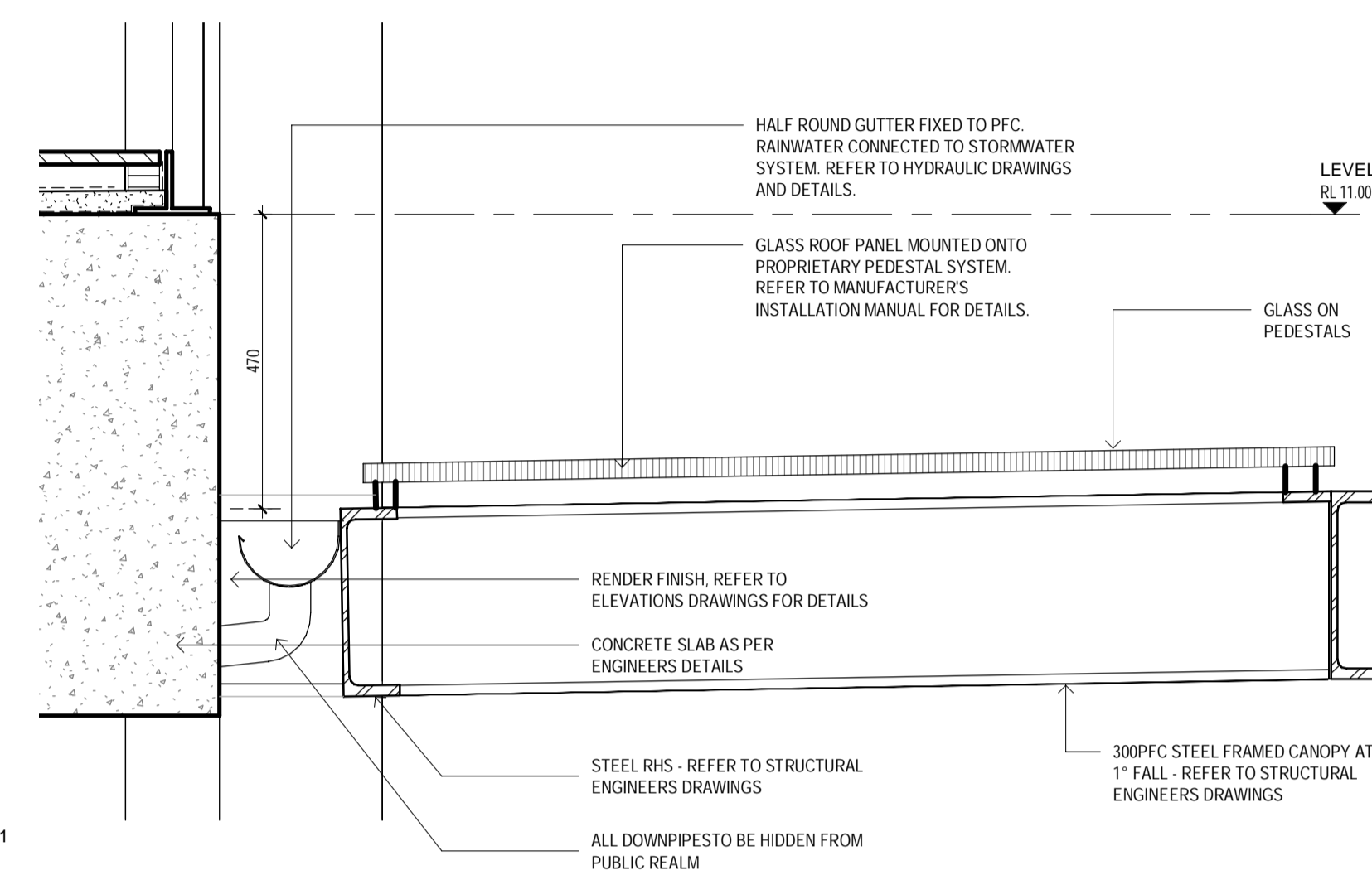
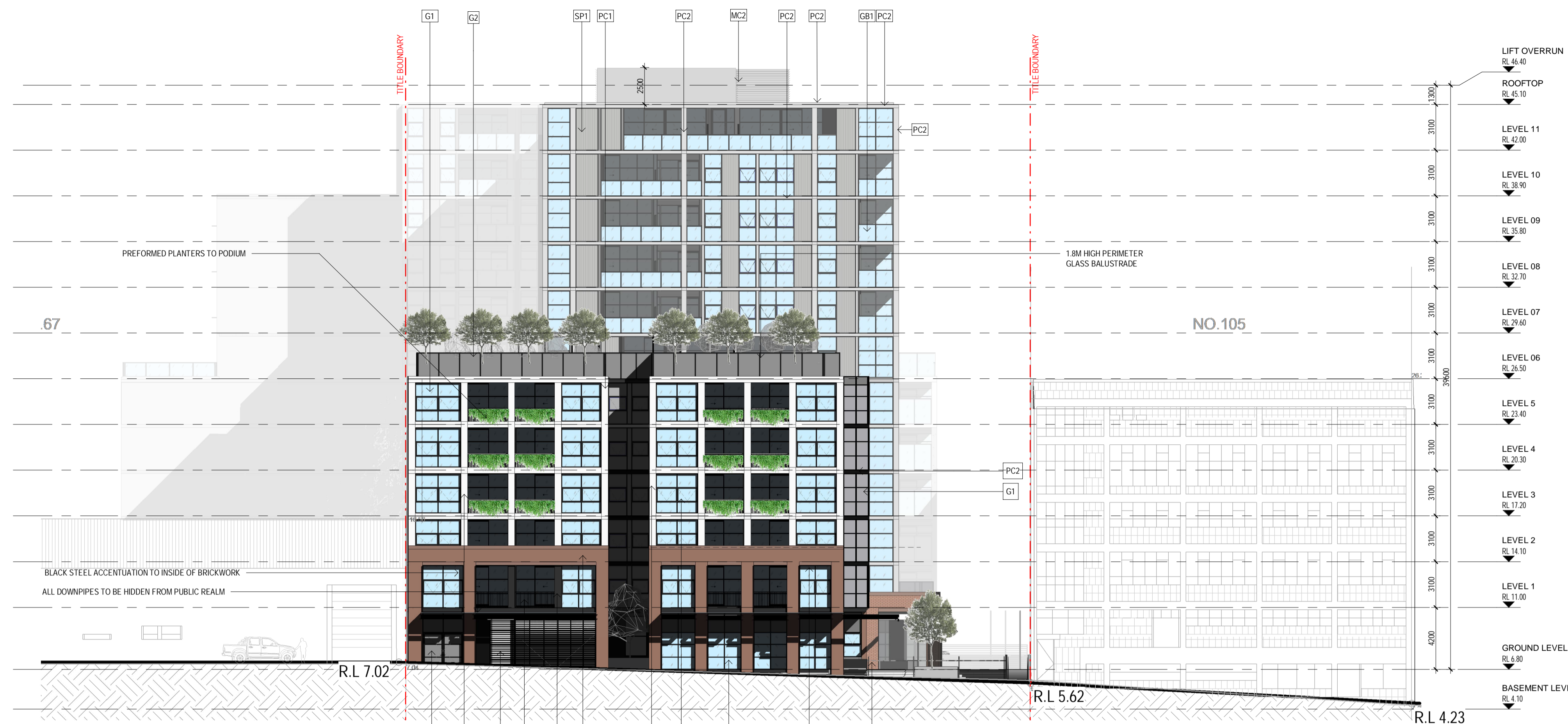
3 INSTANCES
INTERNAL STORAGE - 11.0M³
OVERALL STORAGE - 13.5M³

ADVERTISED
PLAN



AVERAGE 6.5 STAR NatHERS RATED AS PER CONDITION 1(c)

LIGHT REFLECTIVITY FROM EXTERNAL MATERIALS AND FINISHES MUST NOT REFLECT MORE THAN 20% OF SPECULAR VISABLE LIGHT, TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY AS PER CONDITION 5



01 NORTH ELEVATION (SUTTON ST)
TP200 SCALE 1 : 200

3 CANOPY SECTION DETAIL
TP200 SCALE 1 : 10

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



02 SOUTH ELEVATION
TP200 SCALE 1 : 200

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



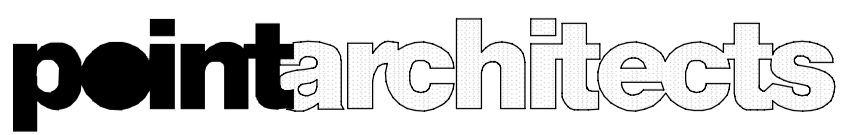
AVERAGE 6.5 STAR NatHERS RATED AS PER CONDITION 1(c)
 LIGHT REFLECTIVITY FROM EXTERNAL MATERIALS AND FINISHES MUST NOT REFLECT MORE THAN 20% OF SPECULAR VISABLE LIGHT, TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY AS PER CONDITION 5

ADVERTISED PLAN
 02 WEST ELEVATION
 TP201 SCALE 1 : 200



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

01 EAST ELEVATION
 TP201 SCALE 1 : 200



545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au
 © THIS DRAWING IS COPYRIGHT AND REMAINS THE PROPERTY OF POINT ARCHITECTS. THIS DRAWING IS ONLY TO BE USED TO PRODUCE THE PROJECT FOR WHICH THEY WERE INTENDED, ON THE SITE, OR PART OF THE SITE TO WHICH THE DESIGN RELATES.

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

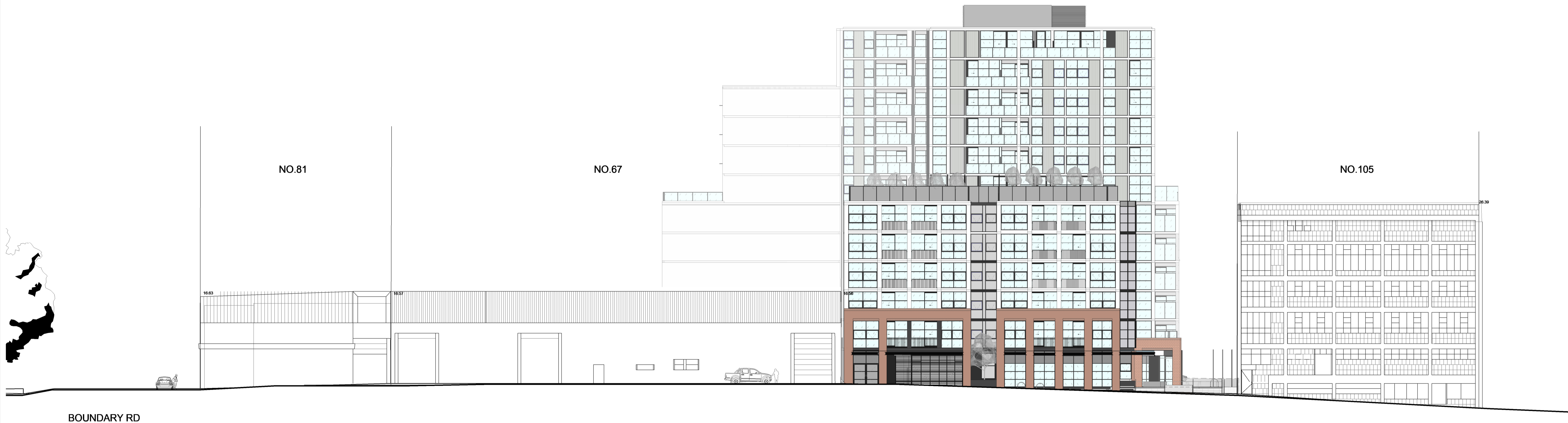


PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
77-83 SUTTON STREET NORTH MELBOURNE VIC 3051	PROPOSED ELEVATIONS SHEET 2	SD	1 : 200 @ A1	03/09/24	1015
				DWG No.	REVISION
				TP201 P10	

AVERAGE 6.5 STAR NatHERS RATED AS PER CONDITION 1(c)

LIGHT REFLECTIVITY FROM EXTERNAL MATERIALS AND FINISHES MUST NOT REFLECT MORE THAN 20% OF SPECULAR VISABLE LIGHT, TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY AS PER CONDITION 5

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



SUTTON STREET

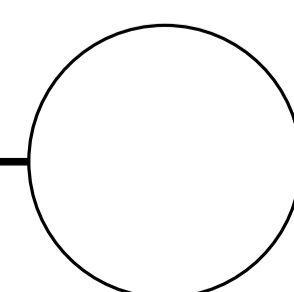
ADVERTISED PLAN

1 STREET ELEVATION (SUTTON ST)
TP202 SCALE 1 : 200

pointarchitects

545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au
© THIS DRAWING IS COPYRIGHT AND REMAINS THE PROPERTY OF POINT ARCHITECTS. THIS DRAWING IS ONLY TO BE USED TO PRODUCE THE PROJECT FOR WHICH THEY WERE INTENDED, ON THE SITE, OR PART OF THE SITE TO WHICH THE DESIGN RELATES.

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

PROJECT

77-83 SUTTON STREET
NORTH MELBOURNE VIC 3051

TITLE

STREETSCAPE
ELEVATIONS

DRAWN

SD

SCALE

1 : 200
@ A1

PLOT DATE

03/09/24

JOB No.

1015

DWG No. REVISION

TP202 P10

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

AVERAGE 6.5 STAR NatHERS RATED AS PER CONDITION 1(c)

LIGHT REFLECTIVITY FROM EXTERNAL MATERIALS AND FINISHES MUST NOT REFLECT MORE THAN 20% OF SPECULAR VISABLE LIGHT, TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY AS PER CONDITION 5

VERTICAL BLACK METAL BALUSTRADING TO LEVEL 1

BLACK STEEL ACCENTUATION TO INSIDE OF BRICKWORK

G1 MC1



BLACK GLASSBACKED DOORS TO SUBSTATION
 SECURITY GATE
 PEDESTRIAN ENTRY TO CARPARK
 BLACK SECTIONAL BAR PANEL GARAGE DOOR

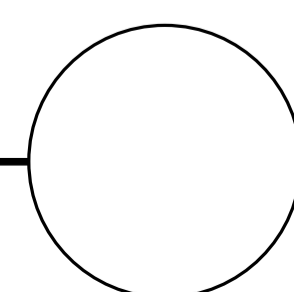
FEATURE TREE
 PUBLIC BIKE PARKING ON FOOTPATH

EXPOSED FIRE BOOSTER, GLASS ON BOTH SIDES WITH VISUAL LINK THROUGH TO FOOD AND DRINKS PREMISE BEHIND.

CANOPY TO SUTTON ST
 MAIN APARTMENT ENTRY FROM LANEWAY

1 STREETScape - NORTH ELEVATION (SUTTON ST)
 TP203 SCALE 1 : 50

ADVERTISED PLAN



TOWN PLANNING

PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
77-83 SUTTON STREET NORTH MELBOURNE VIC 3051	STREETSCAPE ELEVATIONS	SD	1 : 50 @ A1	03/09/24	1015
				DWG No.	REVISION
				TP203 P10	

pointarchitects

545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



1 STREETScape - WEST ELEVATION
TP204 SCALE 1 : 50

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



2 STREETScape - WEST ELEVATION - 1
TP204 SCALE 1 : 50

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



AVERAGE 6.5 STAR NatHERS RATED AS PER CONDITION 1(c)
 LIGHT REFLECTIVITY FROM EXTERNAL MATERIALS AND FINISHES MUST NOT REFLECT MORE THAN 20% OF SPECULAR VISABLE LIGHT, TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY AS PER CONDITION 5

1 STREETScape - SOUTH ELEVATION
 TP205 SCALE 1 : 50

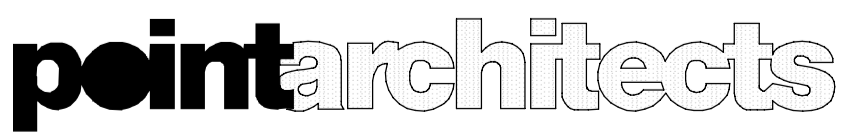
BLACK STEEL ACCENTUATION TO INSIDE OF BRICKWORK
 1700MM HIGH PRIVACY SCREEN
 ACCESS THROUGH TO CORE
 ENTRY TO HOME OFFICE

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



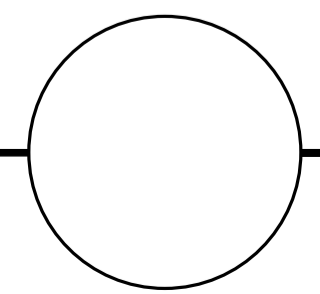
2 STREETScape - SOUTH ELEVATION - 1
 TP205 SCALE 1 : 50

ADVERTISED PLAN



545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

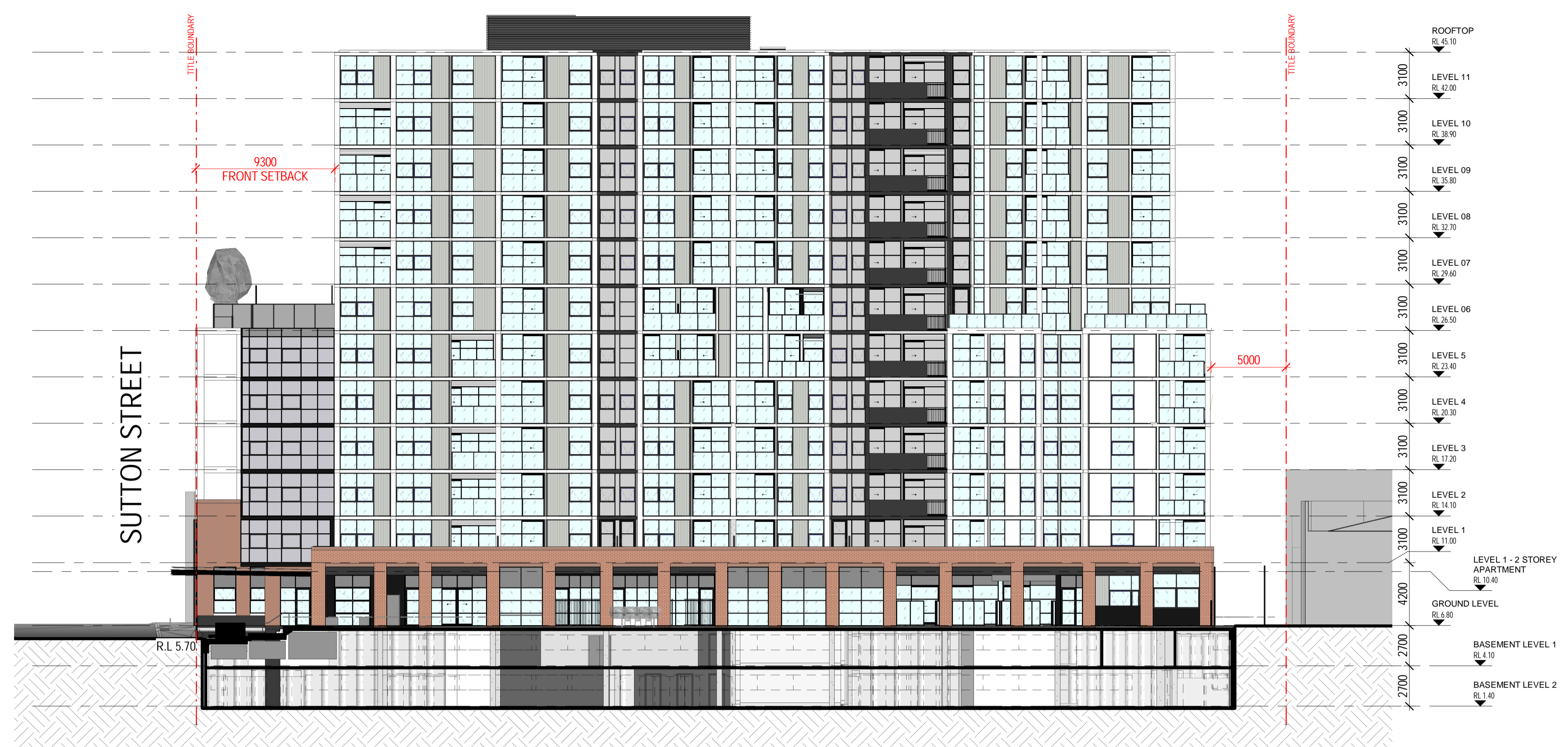
PROJECT
 77-83 SUTTON STREET
 NORTH MELBOURNE VIC 3051

TITLE
 STREETScape
 ELEVATIONS

DRAWN SD SCALE 1 : 50 @ A1 PLOT DATE 03/09/24 JOB No. 1015

DWG No. REVISION
 TP205 P10

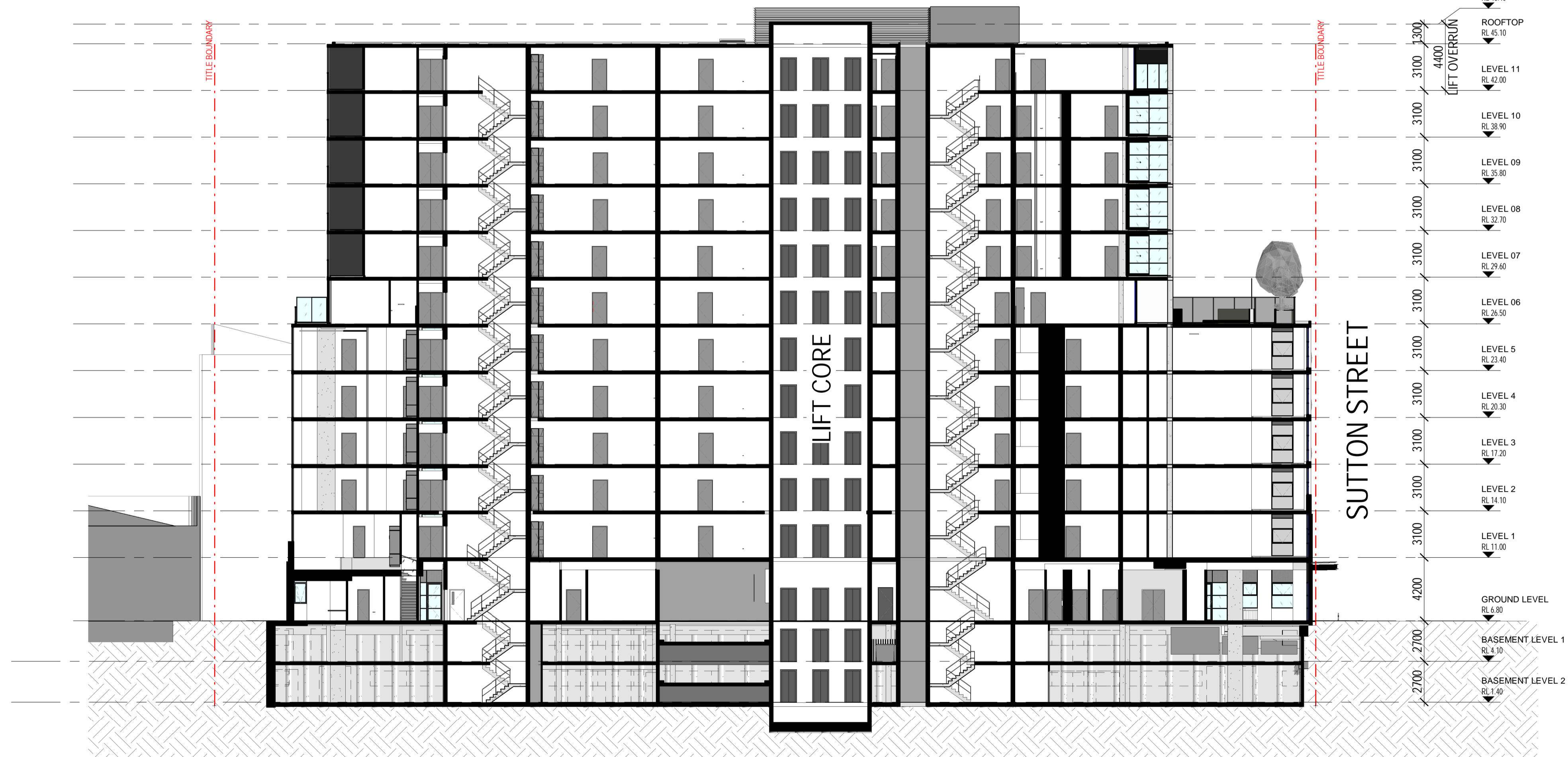
© THIS DRAWING IS COPYRIGHT AND REMAINS THE PROPERTY OF POINT ARCHITECTS. THIS DRAWING IS ONLY TO BE USED TO PRODUCE THE PROJECT FOR WHICH THEY WERE INTENDED, ON THE SITE, OR PART OF THE SITE TO WHICH THE DESIGN RELATES.



1 NORTH-SOUTH LANE SECTION
TP300 SCALE 1 : 200

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

ADVERTISED PLAN

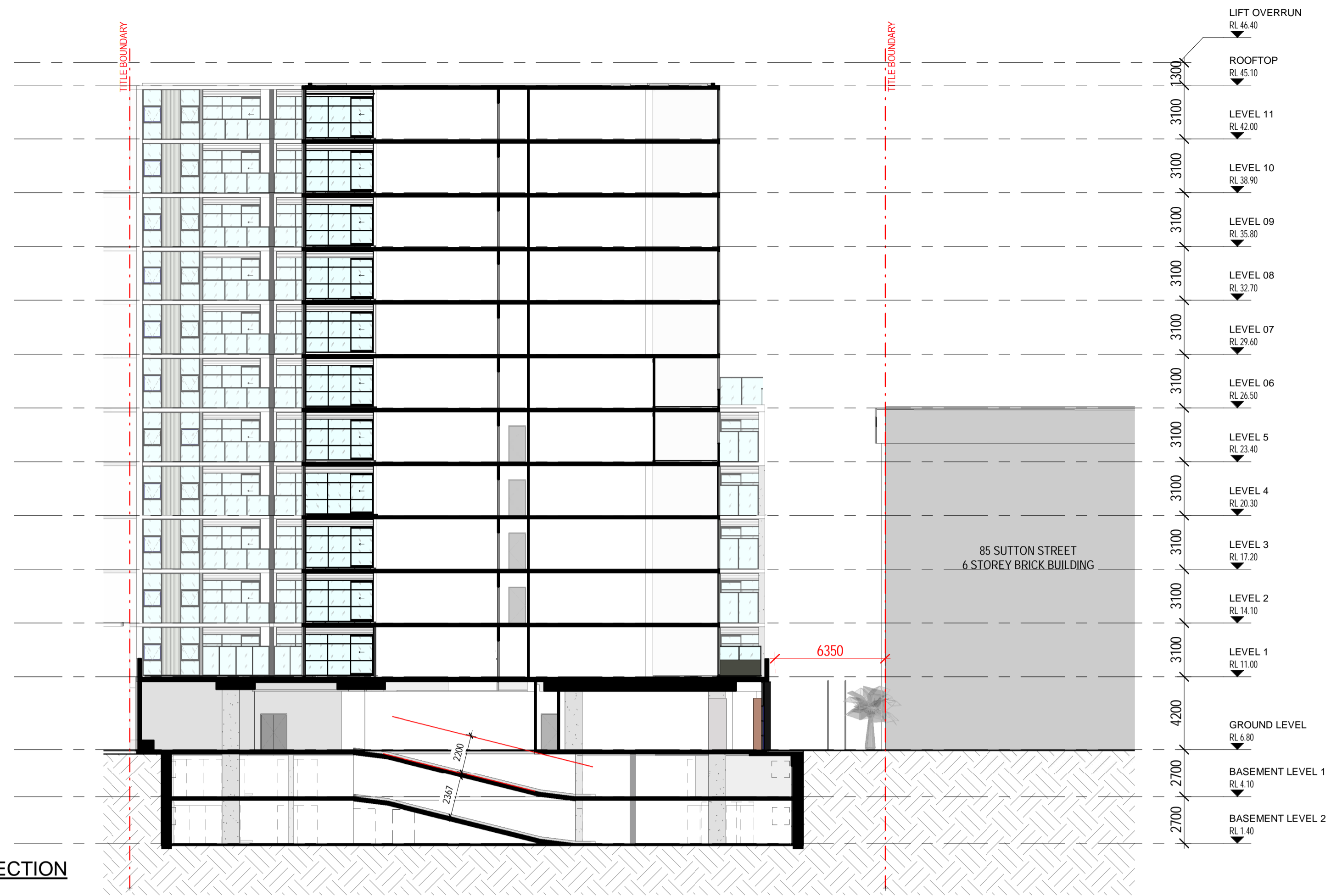


2 NORTH-SOUTH SECTION
TP300 SCALE 1 : 200

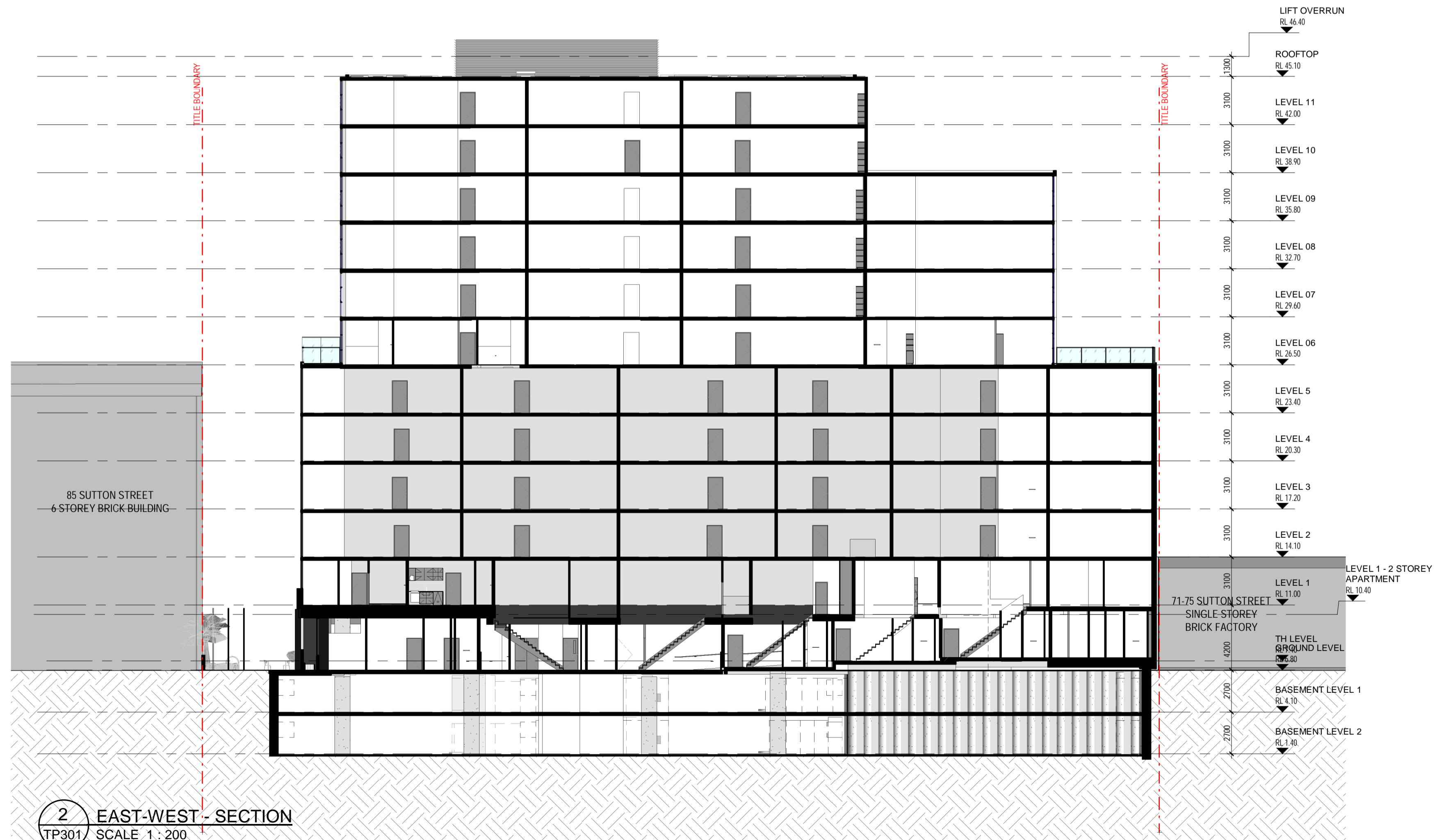
REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024

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

1 EAST-WEST SECTION
TP301 SCALE 1 : 200

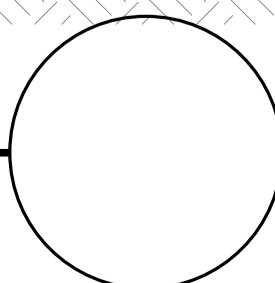


2 EAST-WEST - SECTION
TP301 SCALE 1 : 200



ADVERTISED PLAN

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



ADVERTISED PLAN

TITLE BOUNDARY

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

19700 STREETWALL

PASSIVE SURVEILLANCE TO SUTTON ST

SUTTON STREET

GLAZING TO STREET

BICYCLE PARKING

FOOTPATH R.L. 6.10

FOOD AND DRINK PREMISES

PLANTER

OUTDOOR COMMUNAL SPACE

BALCONY

BALCONY

BALCONY

BALCONY

BALCONY

LEVEL 06
RL 26.50

LEVEL 5
RL 23.40

LEVEL 4
RL 20.30

LEVEL 3
RL 17.20

LEVEL 2
RL 14.10

LEVEL 1
RL 11.00

GROUND LEVEL
RL 6.80

3100

3100

3100

3100

3100

4200

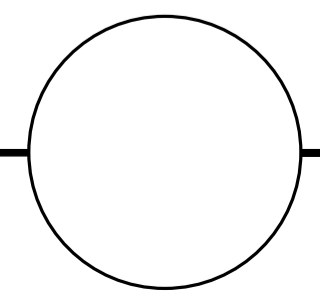
1 STREETScape SECTION
TP302 SCALE 1 : 50

pointarchitects

545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

© THIS DRAWING IS COPYRIGHT AND REMAINS THE PROPERTY OF POINT ARCHITECTS. THIS DRAWING IS ONLY TO BE USED TO PRODUCE THE PROJECT FOR WHICH THEY WERE INTENDED, ON THE SITE, OR PART OF THE SITE TO WHICH THE DESIGN RELATES.

REV	DESCRIPTION	DRN	CHK	DATE
P5	RFI RESPONSE			14/07/2023
P6	INTERNAL REFERRAL RESPONSE			17/10/2024
P7	INTERNAL REFERRAL RESPONSE			22/02/2024
P8	RSA RECOMMENDATIONS			21/03/2024
P9	PERMIT AMENDMENT			28/03/2024
P10	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

PROJECT
77-83 SUTTON STREET
NORTH MELBOURNE VIC 3051

TITLE
STREETScape SECTION

DRAWN SCALE PLOT DATE JOB No.
SD 1 : 50 03/09/24 1015

DWG No. REVISION
TP302 P10

64-90 SUTTON STREET DOUBLE STOREY BRICK BUILDING

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

EXISTING NEIGHBOURING BUILDING SHADOW
 APPROVED BUILDING SHADOW
 AMENDED BUILDING SHADOW

ADVERTISED PLAN

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

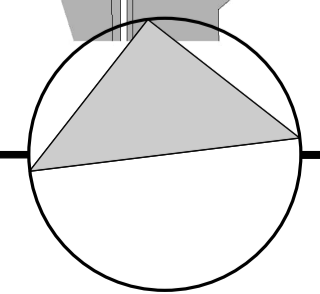
63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

01 SHADOWS - 22 SEPTEMBER - 9AM
 TP400 SCALE 1 : 250

pointarchitects

545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

REV	DESCRIPTION	DRN	CHK	DATE
P4	RFI RESPONSE			14/07/2023
P5	INTERNAL REFERRAL RESPONSE			17/10/2024
P6	INTERNAL REFERRAL RESPONSE			22/02/2024
P7	RSA RECOMMENDATIONS			21/03/2024
P8	PERMIT AMENDMENT			28/03/2024
P9	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

PROJECT
 77-83 SUTTON STREET
 NORTH MELBOURNE VIC 3051

TITLE
 SHADOW DIAGRAMS 9AM

DRAWN
 SCALE
 PLOT DATE
 JOB No.

SD
 As indicated
 @ A1
 03/09/24
 1015
 REVISION
 TP400 P9

64-90 SUTTON STREET DOUBLE STOREY BRICK BUILDING

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

EXISTING NEIGHBOURING BUILDING SHADOW
 APPROVED BUILDING SHADOW
 AMENDED BUILDING SHADOW

ADVERTISED PLAN

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

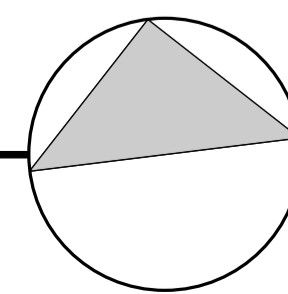
63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

1 SHADOWS - 22 SEPTEMBER - 12NOON
 TP401 SCALE 1 : 250

pointarchitects

545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

REV	DESCRIPTION	DRN	CHK	DATE
P4	RFI RESPONSE			14/07/2023
P5	INTERNAL REFERRAL RESPONSE			17/10/2024
P6	INTERNAL REFERRAL RESPONSE			22/02/2024
P7	RSA RECOMMENDATIONS			21/03/2024
P8	PERMIT AMENDMENT			28/03/2024
P9	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

PROJECT
 77-83 SUTTON STREET
 NORTH MELBOURNE VIC 3051

TITLE
 SHADOW DIAGRAM 12PM

DRAWN
 SCALE
 PLOT DATE
 JOB No.

SD
 As indicated @ A1
 03/09/24
 1015

REVISION
 TP401 P9

64-90 SUTTON STREET DOUBLE STOREY BRICK BUILDING

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

EXISTING NEIGHBOURING BUILDING SHADOW
 APPROVED BUILDING SHADOW
 AMENDED BUILDING SHADOW

ADVERTISED PLAN

89 SUTTON STREET VACANT SITE

85 SUTTON STREET 6 STOREY BRICK BUILDING

71-75 SUTTON STREET SINGLE STOREY BRICK FACTORY

67-69 SUTTON STREET SINGLE STOREY BRICK FACTORY

81 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

73 BOUNDARY ROAD SINGLE STOREY BRICK FACTORY

74-88 MARK STREET SINGLE STOREY BRICK FACTORY

62-72 MARK STREET TRIPLE STOREY RENDERED FACTORY

CARPARK

DOUBLE STOREY BRICK FACTORY

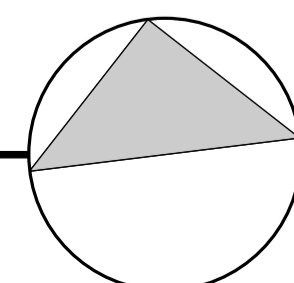
63-71 BOUNDARY ROAD SINGLE STOREY CONCRETE FACTORY

1 SHADOWS - 22 SEPTEMBER - 3PM
 TP402 SCALE 1 : 250

pointarchitects

545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

REV	DESCRIPTION	DRN	CHK	DATE
P4	RFI RESPONSE			14/07/2023
P5	INTERNAL REFERRAL RESPONSE			17/10/2024
P6	INTERNAL REFERRAL RESPONSE			22/02/2024
P7	RSA RECOMMENDATIONS			21/03/2024
P8	PERMIT AMENDMENT			28/03/2024
P9	RESPONSE TO COUNCIL RFI			09/03/2024



TOWN PLANNING

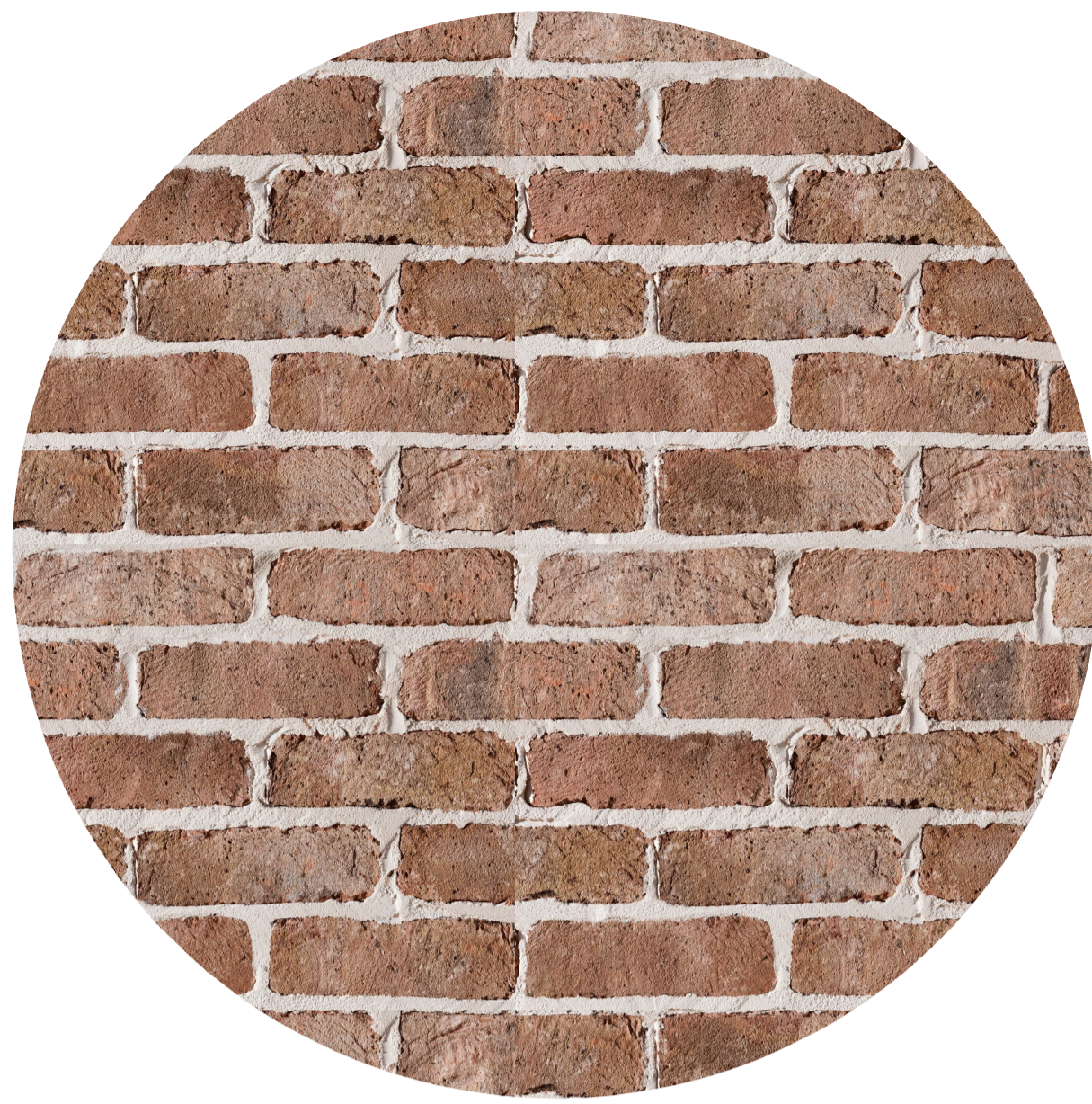
PROJECT
 77-83 SUTTON STREET
 NORTH MELBOURNE VIC 3051

TITLE
 SHADOW DIAGRAM 3PM

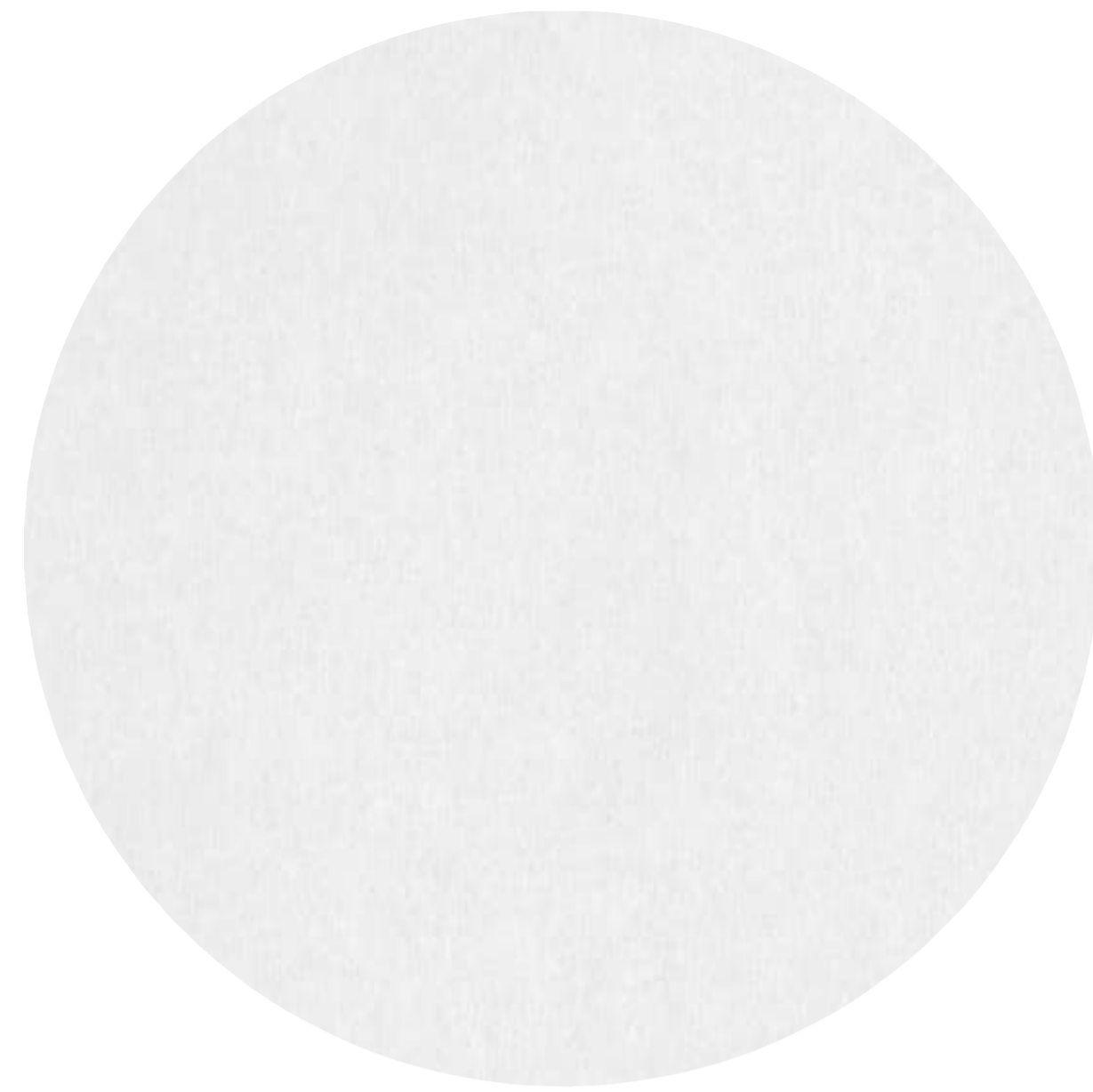
DRAWN
 SCALE
 PLOT DATE
 JOB No.

REVISION

TP402 P9



B1 BRICK FINISH
ROBERTSONS RUSTIC RED OR SIMILAR BRICK TILES



PC1 CONCRETE FINISH
LIGHT GREY PIGMENTED PRECAST
CONCRETE



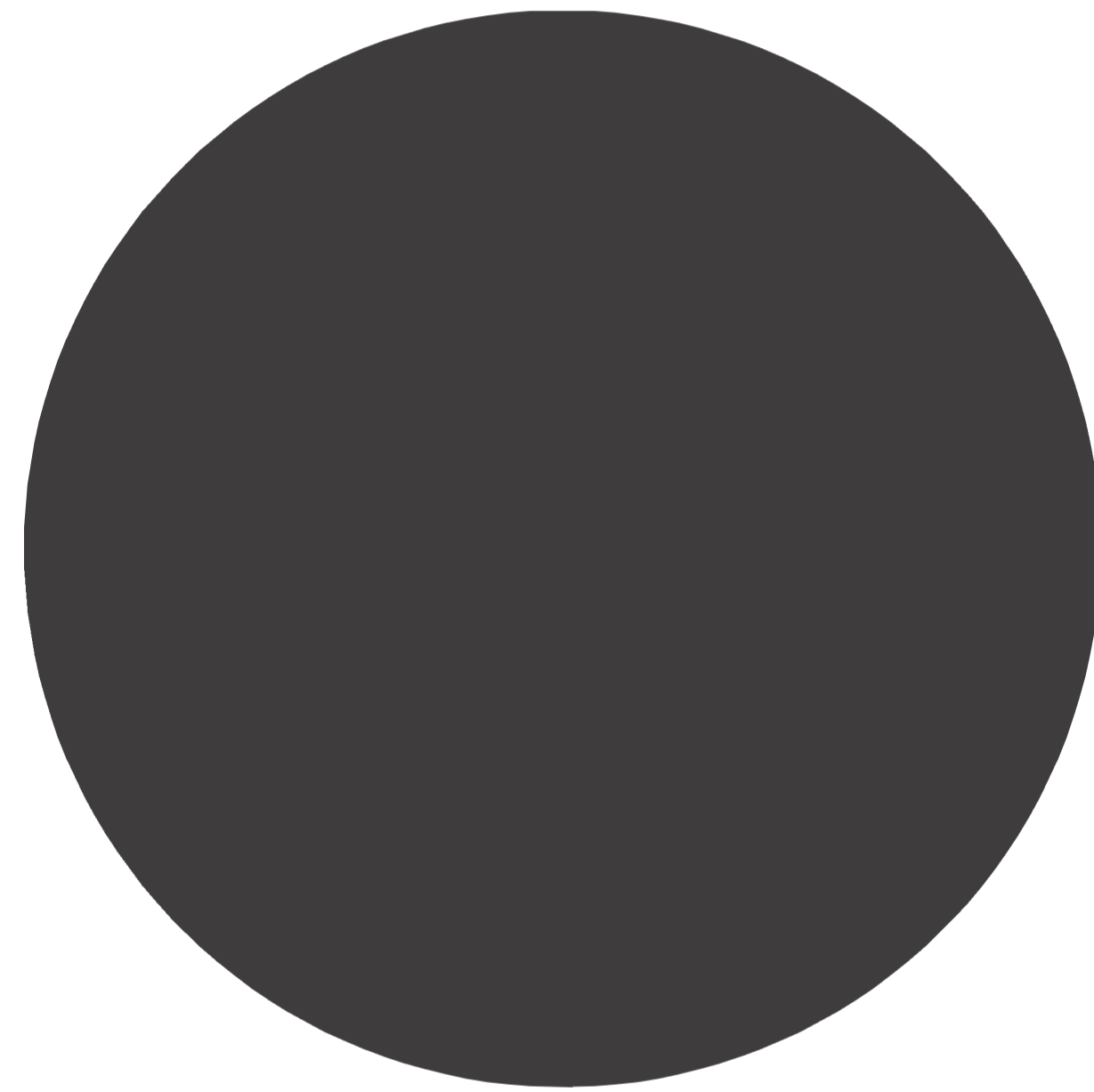
PC2 PRECAST CONCRETE
CONCRETE NATURAL FINISH OR SIMILAR



PC3 DARK GREY PIGMENTED CONCRETE



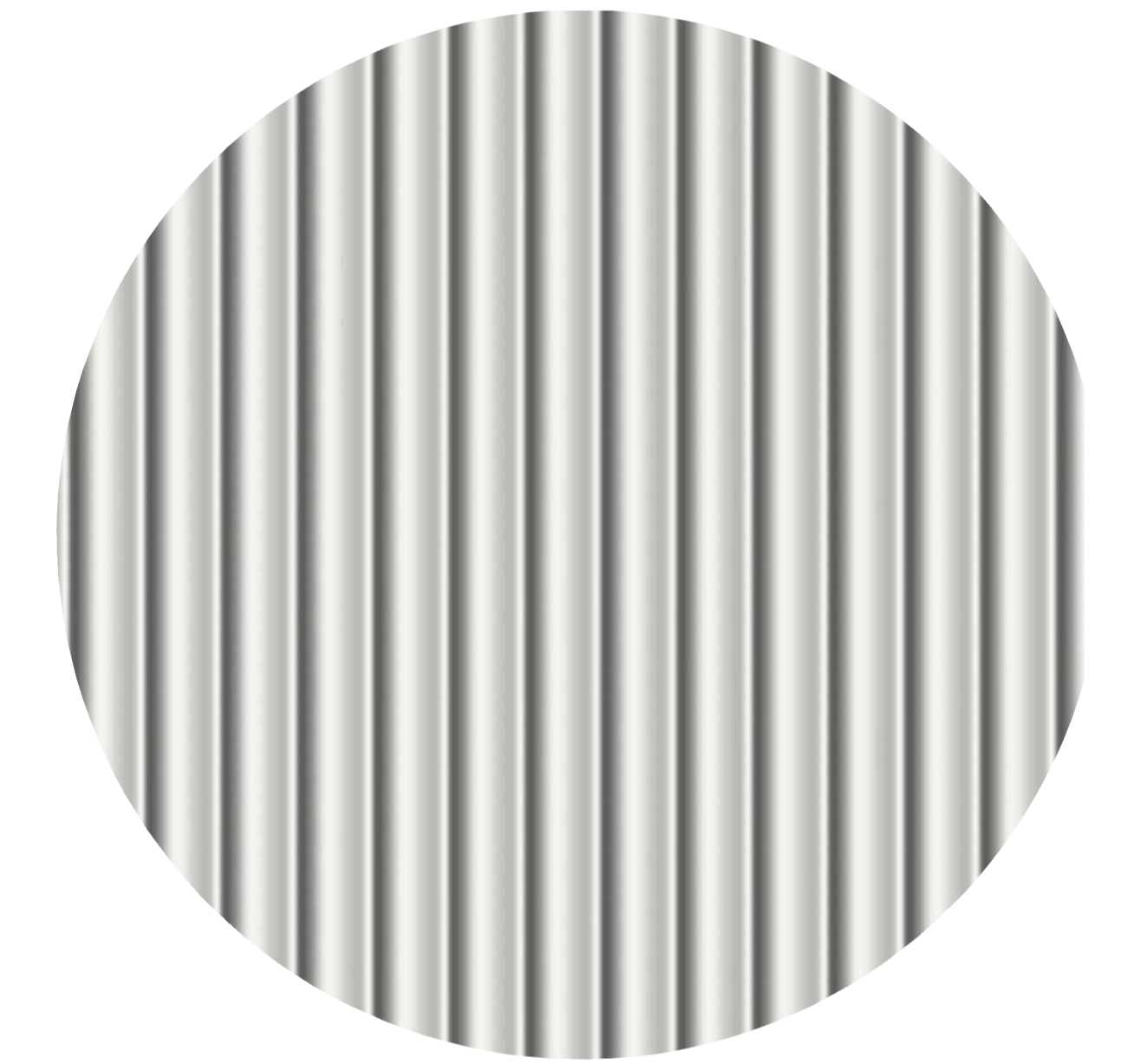
B2 BRICK FINISH
RECYCLED RED FACE BRICK OR SIMILAR



MC1 METAL CLADDING
COLORBOND 'MONUMENT FINISH'



MC2 METAL CLADDING
COLORBOND DOVER WHITE OR SIMILAR



SP1 SPANDREL PANEL
CORRUGATED STEEL - LYSAGHT MINI ORB
POWDERCOATED SOUTHERLY OR SIMILAR



G1
GLAZED WINDOW
FINISH_CLEAR



G2
GLAZED WINDOW
FINISH_GREY TINT



OP
GLAZED WINDOW
FINISH_OPAQUE



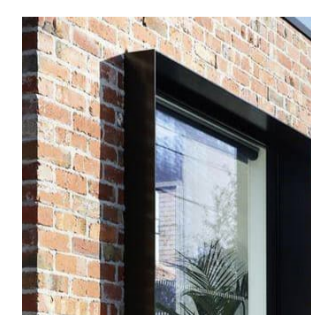
BG1
COLOUR BACKED GLASS
FINISH_BLACK



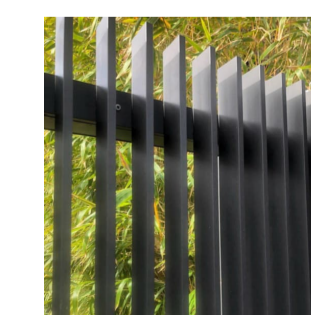
WIN
ALUMINIUM WINDOW
FRAME_MONUMENT OR SIMILAR



GB
GLASS BALUSTRADE
FRAME_MONUMENT OR
SIMILAR



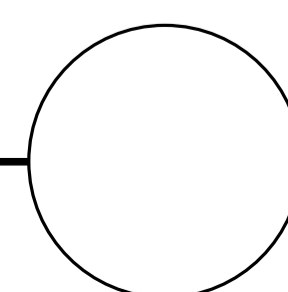
MF
METAL FRAMING
COLOUR 'MONUMENT'
OR SIMILAR



MB1
METAL BALUSTRADE
COLOUR 'MONUMENT'
OR SIMILAR

**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



DEVELOPMENT SUMMARY

SITE AREA:	3439.06 SQM APPROX
<p>GROUND FLOOR: 6 X 2 STOREY, 2 BEDROOM +OFFICE 3 X STUDIO APARTMENT 1 X 2 BEDROOM APARTMENT + OFFICE</p> <p>LEVEL 1: 8 X 1 BEDROOM APARTMENTS 11 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 2: 8 X 1 BEDROOM APARTMENTS 15 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 3: 8 X 1 BEDROOM APARTMENTS 15 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 4: 8 X 1 BEDROOM APARTMENTS 15 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 5: 12 X 1 BEDROOM APARTMENTS 12 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 6: 11 X 1 BEDROOM APARTMENTS 4 X 2 BEDROOM APARTMENTS 3 X 3 BEDROOM APARTMENTS</p> <p>LEVEL 7: 7 X 1 BEDROOM APARTMENTS 11 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 8: 7 X 1 BEDROOM APARTMENTS 11 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 9: 7 X 1 BEDROOM APARTMENTS 11 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 10: 7 X 1 BEDROOM APARTMENTS 10 X 2 BEDROOM APARTMENTS</p> <p>LEVEL 11: 7 X 1 BEDROOM APARTMENTS 7 X 2 BEDROOM APARTMENTS 2 X 3 BEDROOM APARTMENTS</p>	
OVERALL 227 APARTMENTS	6 X 2 BEDROOM + OFFICE 3 X STUDIO APARTMENT 90 X 1 BEDROOM APARTMENTS 123 X 2 BEDROOM APARTMENTS 5 X 3 BEDROOM APARTMENTS

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

AREA ANALYSIS

LEVEL	N.S.A	G.F.A (EX BALCONY)	BALCONY
BASEMENT 2		2858.5 SQM	
BASEMENT 1		2858.5 SQM	
GROUND FLOOR:	563.3 SQM	2468.3 SQM	
LEVEL 1:	1549.7 SQM	1797.4 SQM	412.3 SQM
LEVEL 2:	1540.6 SQM	1806.2 SQM	257.8 SQM
LEVEL 3:	1540.6 SQM	1806.2 SQM	257.8 SQM
LEVEL 4:	1540.6 SQM	1806.2 SQM	257.8 SQM
LEVEL 5:	1529.5 SQM	1795.7 SQM	271.8 SQM
LEVEL 6:	1168.7 SQM	1367.7 SQM	377.8 SQM
LEVEL 7:	1147.6 SQM	1343.7 SQM	194.1 SQM
LEVEL 8:	1147.6 SQM	1343.7 SQM	194.1 SQM
LEVEL 9:	1147.6 SQM	1343.7 SQM	194.1 SQM
LEVEL 10:	1071.9 SQM	1262.3 SQM	182.6 SQM
LEVEL 11:	1064.1 SQM	1258.1 SQM	186.9 SQM
TOTAL (EX BASEMENT):	15011.8 SQM	19399.2 SQM	2787.1 SQM
TOTAL (INC BASEMENT):		25116.2 SQM	

ACCESSIBILITY

TYPE	INSTANCES
TYPE B	37
TYPE D	5
TYPE E	22
TYPE F	11
TYPE G	10
TYPE J	18
TYPE K	5
TYPE M	5
TYPE U	5
TOTAL:	118 (52.0%)

CROSS VENTILATION

TYPE	INSTANCES
TYPE A.	5
TYPE B	37
TYPE C	5
TYPE J	18
TYPE K	5
TYPE M	5
TYPE P	2
TYPE Q	2
TYPE T	6
TYPE U	5
TYPE W	4
TYPE X	4
TYPE Y	4
APT G01	1
APT106	1
APT 605	1
APT 705-905	3
TOTAL:	108 (47.6%)

ADVERTISED PLAN

PARKING/STORAGE ANALYSIS

LEVEL	CAR SPACES	BIKES	STORAGE	
			2.0M ³ MIN	2.4M ³ -3.0M ³ (OVERBONNET)
GROUND FLOOR	19	188	0	16
BASEMENT 1	85		57	84
BASEMENT 2	90		115	89
TOTAL:	194	188 + 20 VISITOR EXTERNAL SPACES	172	189

