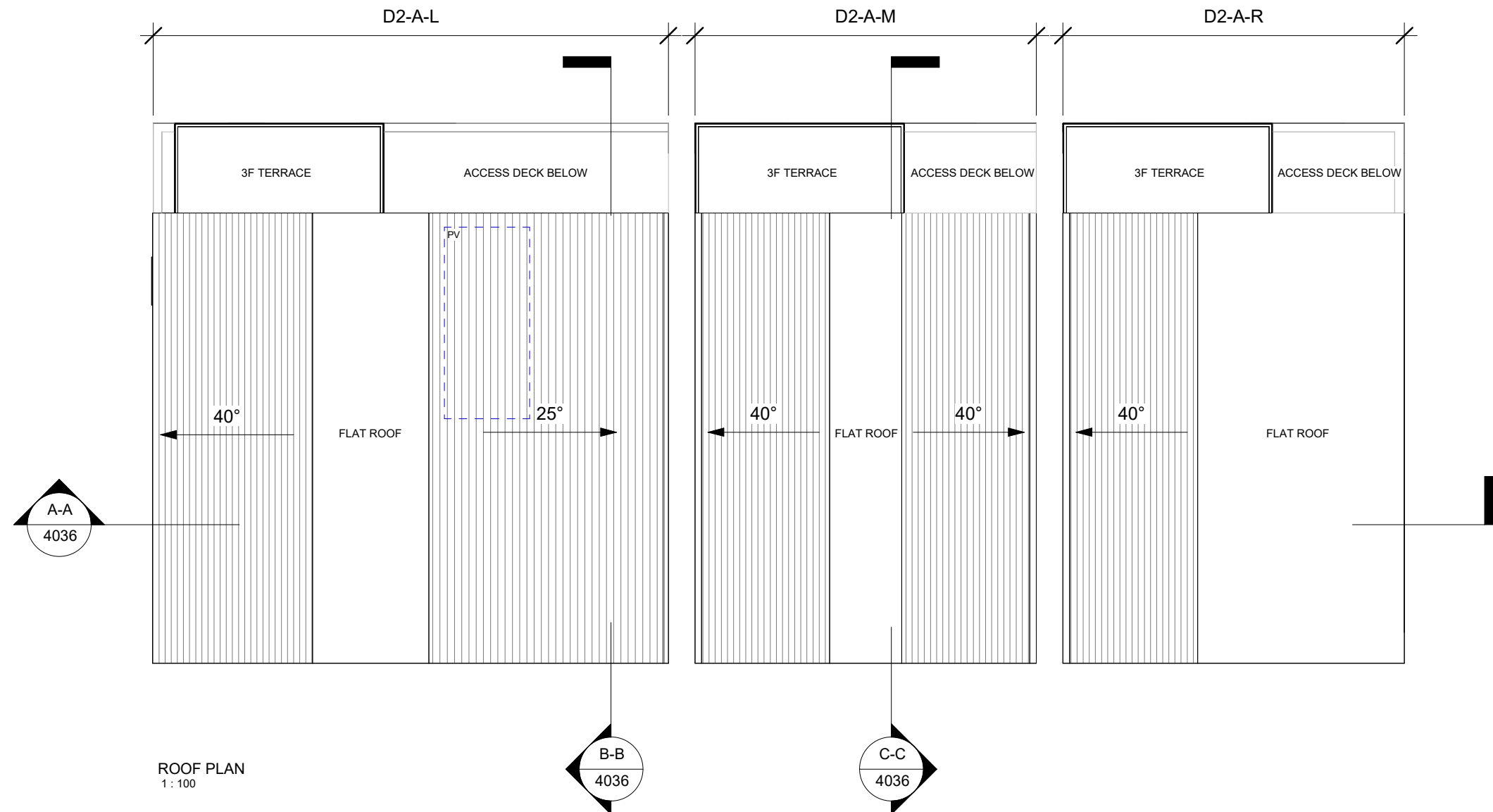


LOWER DUPLEX APARTMENT - SOCIAL PURCHASE HOUSING				
QUANTITATIVE STANDARDS COMPLIANCE MATRIX				
	STANDARDS	PROVIDED	PROVIDED	
	QUALITY HOUSING APARTMENT GUIDELINES	D2-A-L	D2-A-M/R	
MIN. FLOOR AREA	90.0 m ²	105.6 m ²	105.3 m ²	
AGG. LIVING ROOM AREA	34.0 m ²	34.3 m ²	34.0 m ²	
MIN. LIVING ROOM WIDTH	3.6 m	3.9 m	3.9 m	
MIN. STORAGE AREA	9.0 m ²	9.0 m ²	9.0 m ²	
AGG. BEDROOM AREA	31.5 m ²	31.7 m ²	31.6 m ²	
MIN. TWIN BEDROOM AREA	13.0 m ²	13.1 m ²	13.1 m ²	
MIN. TWIN BED. WIDTH	2.8 m	2.9 m	2.9 m	
MIN. DOUBLE BEDROOM AREA	11.4 m ²	11.4 m ²	11.4 m ²	
MIN. DOUBLE BED. WIDTH	2.8 m	3.3 m	3.3 m	
MIN. SINGLE BEDROOM AREA	7.1 m ²	7.2 m ²	7.1 m ²	
MIN. SINGLE BED. WIDTH	2.1 m	2.5 m	2.5 m	
MIN. PRIVATE AMENITY AREA	9.0 m ²	47.1 m ²		* VARIED MINIMUM BY HOA AGREEMENT
* NOTE: COMMUNAL AMENITY AREA IS PROVIDED THROUGH OVERPROVISION OF PRIVATE AMENITY AREA. THIS APPROACH ENHANCES RESIDENT AMENITY AND MEETS THE AREA STANDARDS WHEN CONSIDERING BOTH PRIVATE AND COMMUNAL SPACE TOGETHER.				

UPPER (2F) DUPLEX APARTMENT - SOCIAL PURCHASE HOUSING				
QUANTITATIVE STANDARDS COMPLIANCE MATRIX				
	STANDARDS	PROVIDED	PROVIDED	
	QUALITY HOUSING APARTMENT GUIDELINES	D2-A-L	D2-A-M/R	
MIN. FLOOR AREA	73.0 m ²	81.4 m ²	81.2 m ²	
AGG. LIVING ROOM AREA	30.0 m ²	31.2 m ²	31.2 m ²	
MIN. LIVING ROOM WIDTH	3.6 m	3.6 m	3.6 m	
MIN. STORAGE AREA	6.0 m ²	6.1 m ²	6.1 m ²	
AGG. BEDROOM AREA	24.4 m ²	24.7 m ²	24.3 m ²	
MIN. TWIN BEDROOM AREA	13.0 m ²	13.2 m ²	13.1 m ²	
MIN. TWIN BED. WIDTH	2.8 m	3.4 m	3.4 m	
MIN. DOUBLE BEDROOM AREA	11.4 m ²	11.5 m ²	11.4 m ²	
MIN. DOUBLE BED. WIDTH	2.8 m	2.9 m	2.9 m	
MIN. PRIVATE AMENITY AREA	7.0 m ²	8.8 m ²	8.8 m ²	
NOTE: COMMUNAL AMENITY AREA IS PROVIDED BY COMMUNAL GARDEN OF CLUSTER J APARTMENTS				



GENERAL NOTES:

DRAWING TO BE READ WITH REFERENCE TO THE FOLLOWING ASSOCIATED DRAWINGS AND INFORMATION:

- 0000 SERIES DRAWINGS: EXISTING SITE INFO.
- 1000 SERIES DRAWINGS: PROPOSED SITE LAYOUT INFO.
- 2000 SERIES DRAWINGS: PROPOSED ELEVATIONS INFO.
- 3000 SERIES DRAWINGS: PROPOSED SITE/ LONGITUDINAL SECTIONS
- 4000 SERIES DRAWINGS: UNIT TYPES INFO.
- 5000 SERIES DRAWINGS: PROPOSED MATERIALITY.
- 8000 SERIES DRAWINGS: HOA AND ASSOCIATED SCHEDULE OF INFO.
- ARCHITECTURAL DESIGN STATEMENT

PV PROVISION FOR DUPLEX TYPE
D2A APARTMENTS IF REQUIRED
ON SOUTH FACING ROOF

NOTE: NORTH POINT SHOWN WHERE TYPEICAL
TYPE HAS NO VARIED ORIENTATION

REVISION	DATE	NOTES	REVISION	DATE	NOTES	DRG NO:	KSG4	DTA	D2A	ZZ	DR	A	4035	-	SCALE:	As Indicated @ A1
A			F												JOB NO:	2301-KSG
B			G												SERIES:	PLANNING APPLICATION
C			H												DATE:	28/03/25
D			I												DRAWN:	DC
E			J												CHECKED:	CF

THIS DRAWING TO BE READ IN CONJUNCTION WITH RELEVANT CONSULTANTS' DRAWINGS - NOTIFY ARCHITECTS OF ANY DISCREPANCIES - CHECK DIMENSIONS ON SITE - DO NOT SCALE - USE FIGURED DIMENSIONS ONLY - COPYRIGHT RESERVED FOR DEREK TYNAN ASSOCIATES LTD. | T/A DTA ARCHITECTS

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