CHILDCARE CENTRE

199 CANTERBURY ROAD, BLACKBURN

"TOWN PLANNING"

SHEET NO.	SHEET NAME
CS000	COVER SHEET + STREET PERSPECTIVE
SA01	SITE ANALYSIS
SA02	DESIGN RESPONSE
TP01	PROPOSED GROUND FLOOR PLAN
TP02	PROPOSED BASEMENT PLAN
TP02A	PROPOSED ROOF LEVEL
TP03	PROPOSED ELEVATIONS
TP03A	FINISHES SCHEDULE
TP04	SECTIONS
TP05	BOUNDARY WALL
TP06	SHADOW DIAGRAMS
TP07	SHADOW DIAGRAMS

6 FRONT VIEW 1

1 VIEW 2
CS000 SCALE

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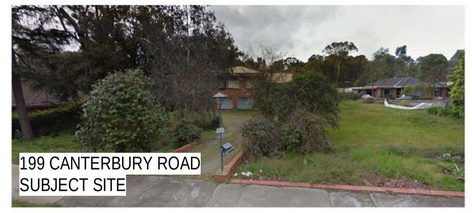
B	AMENDED BASED ON ESD/SMP REPORT	DJ	EG	07.04.2017
C	REVISED TOWN PLANNING SUBMISSION BASED ON COUNCIL FEEDBACK	DJ	SS	02.08.2017

TOWN PLANNING

PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	COVER SHEET + STREET PERSPECTIVE	DRN	@ A1	8/08/2017 11:39:44 AM	781

DWG No CS000 REVISION C

2 SA01 SITE ANALYSIS_CAD
SCALE 1 : 200



LOCALITY GUIDE:

·	WIRREANDA COURT RESERVE	330m	·	BLACKBURN RAILWAY STATION	1.6km
·	VERNON STREET RESERVE	400m	·	BURWOOD HIGHWAY/ BLACKBURN RD (75 TRAM STOP)	2.3km
·	ANJAYA COURT RESERVE	360m	·	BUS STOP ROUTE 703 & 765	70m
·	FLOOD BASIN	100m	·	ORCHARD GROVE PRIMARY SCHOOL	1.3km
·	WOOLWORTHS BLACKBURN SOUTH	1.1km	·	STARFISH EARLY LEARNING CENTRE	500m
·	FOREST HILL SHOPPING CENTRE	400m	·	BOX HILL HIGH SCHOOL	2.3km
·	ANASSIS SEAFOOD MARKET	1.5km	·	HOLBURY CHILDREN'S CENTRE	700m
·	IGA BLACKBURN	1.6km	·	BLACKBURN LAKE PRIMARY SCHOOL	840m
·	WOOLWORTHS VERMONT	2.1km			

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CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	SITE ANALYSIS	Author	As indicated @ A1	8/08/2017 11:39:48 AM	781

DWG No SA01 REVISION C

1 SA02 DESIGN RESPONSE PLAN
SCALE 1 : 200

DESIGN RESPONSE

1. Approach to the centre easily identifiable and safe for arrival and departure of parents and children.
2. See through security fence with childproof opening device to the main entry.
3. Easy and direct access between indoor and sufficient outdoor play spaces.
4. Children's room located with direct access from each room to outdoor play areas.
5. Children's room directly accessible from corridor.
6. Outdoor space is enclosed by fence barrier.
7. Quality outdoor play space providing opportunities for children to explore and develop a relationship with the natural environment.
8. Staff and support facilities conveniently located next to one another
9. Service areas with convenient access to the street.
10. Service yard in close proximity to the laundry and kitchen.

AREA ANALYSIS

CHILD CARE CENTRE
SITE AREA :2537M²

GROUND FLOOR AREA :888.1M²
SITE COVERAGE :35.0%

PERMEABLE AREA :1353.02M² = 53.3%

IMPERMEABLE AREA
[incl building, service yard,
ramp, pathways and storage sheds] :1183.98M² = 46.7%

TOTAL 130 CHILDREN

CLEAR ROOM AREA: EXCLUSIVE OF:
STORE/TOILET/PREP.AREA/STORAGE/LOCKERS

OUTDOOR PLAY AREA 918M²

OUTDOOR PLAY AREA: EXCLUSIVE OF STORE AREA

CAR SPACES PROVIDED : 28

CHILDCARE CENTRE ROOM AREAS

Number	Comments	Name	Area
ROOM 1	12 CHILDREN	(0-1YEARS)	40 m²
ROOM 2	12 CHILDREN	(1-2 YEARS)	40 m²
ROOM 3	20 CHILDREN	(2-3 YEARS)	65 m²
ROOM 4	20 CHILDREN	(2-3 YEARS)	65 m²
ROOM 5	22 CHILDREN	(4-5 YEARS)	75 m²
ROOM 6	22 CHILDREN	(3-4YEARS)	72 m²
ROOM 7	22 CHILDREN	(3-4YEARS)	73 m²

OUTDOOR PLAY AREA

Number	Comments	Name	Area
OUTDOOR PLAY AREA	130 CHILDREN	(0-5 YEARS)	918 m²

TREES TO BE REMOVED

TPZ OF TREES TO BE RETAINED

INDICATIVE 4M AROUND TREE

NOTE:
- 100% ROOF AREA DRAINS TO THE RAINWATER TANK WHERE IT WILL BE USED FOR TOILET FLUSHING AS PER SMP REPORT
- SINGLE GLAZED WINDOWS WITH U VALUE AS PER ESD REPORT
- FOR ALL LANDSCAPE/OUTDOOR PLAY AREA, REFER TO LANDSCAPE DRAWINGS

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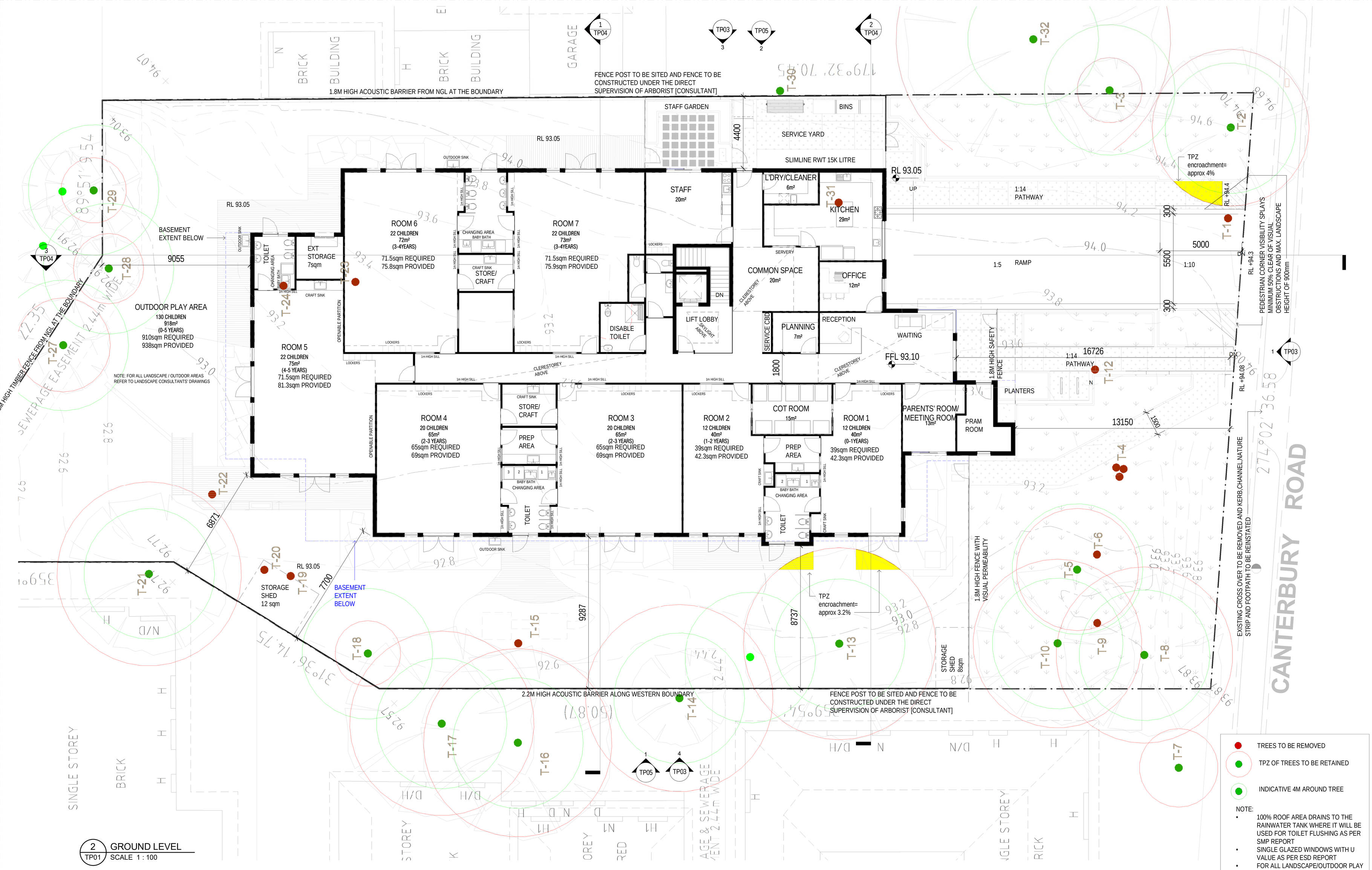
PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	DESIGN RESPONSE	DJ	As indicated @ A1	8/08/2017 11:39:52 AM	781

DWG No SA02 REVISION C



2 TP01 GROUND LEVEL
SCALE 1 : 100

- TREES TO BE REMOVED
- TPZ OF TREES TO BE RETAINED
- INDICATIVE 4M AROUND TREE

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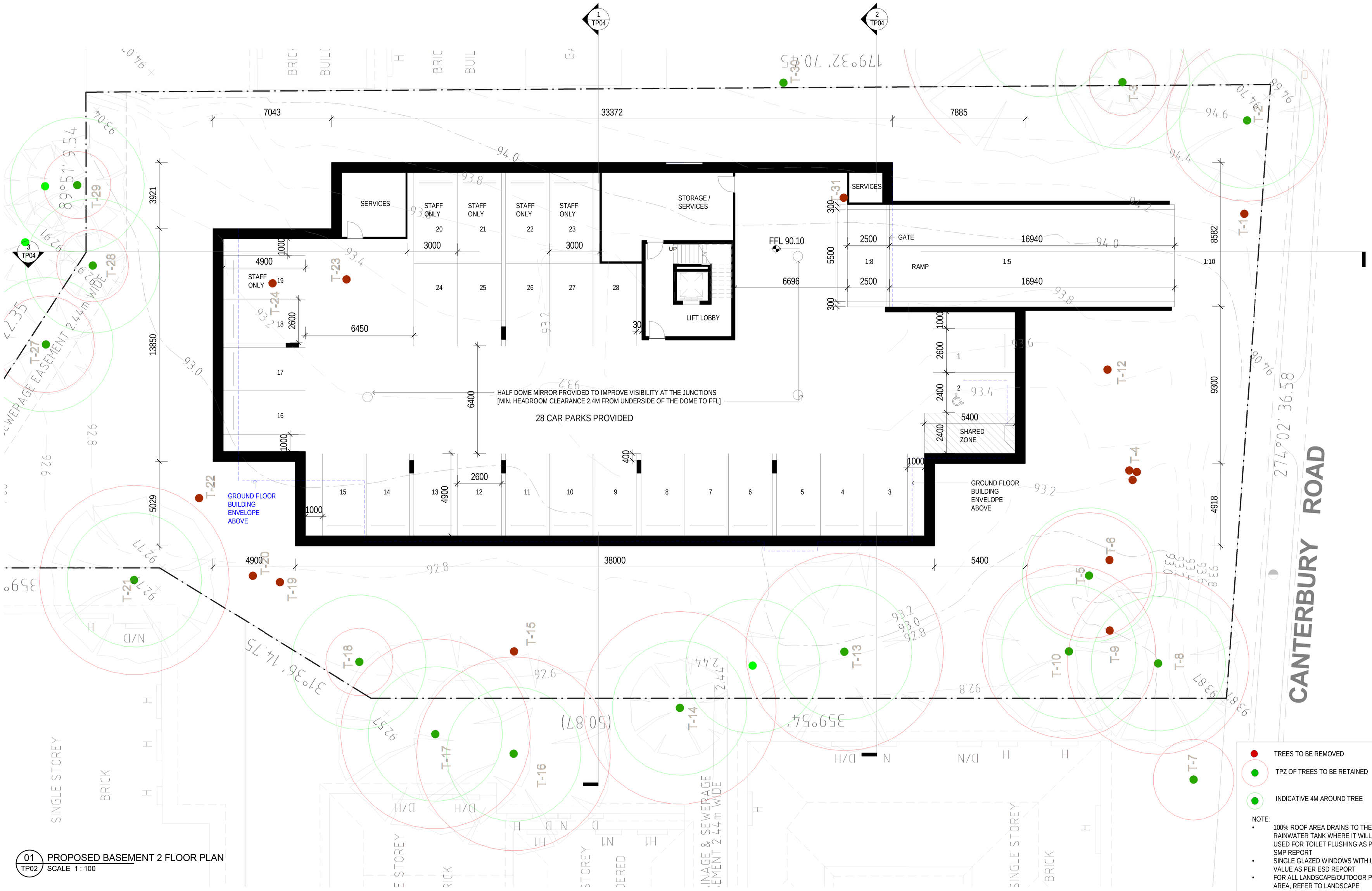
TOWN PLANNING

PROJECT
CHILDCARE CENTRE
199 CANTERBURY ROAD,
BLACKBURN

TITLE
PROPOSED GROUND FLOOR PLAN

DRAWN	SCALE	PLOT DATE	JOB No.
DRN	1 : 100 @ A1	8/08/2017 11:39:57 AM	781

DWG No TP01
REVISION C



NOTE:

- 100% ROOF AREA DRAINS TO THE RAINWATER TANK WHERE IT WILL BE USED FOR TOILET FLUSHING AS PER SMP REPORT
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01 TP02 PROPOSED BASEMENT 2 FLOOR PLAN
SCALE 1 : 100

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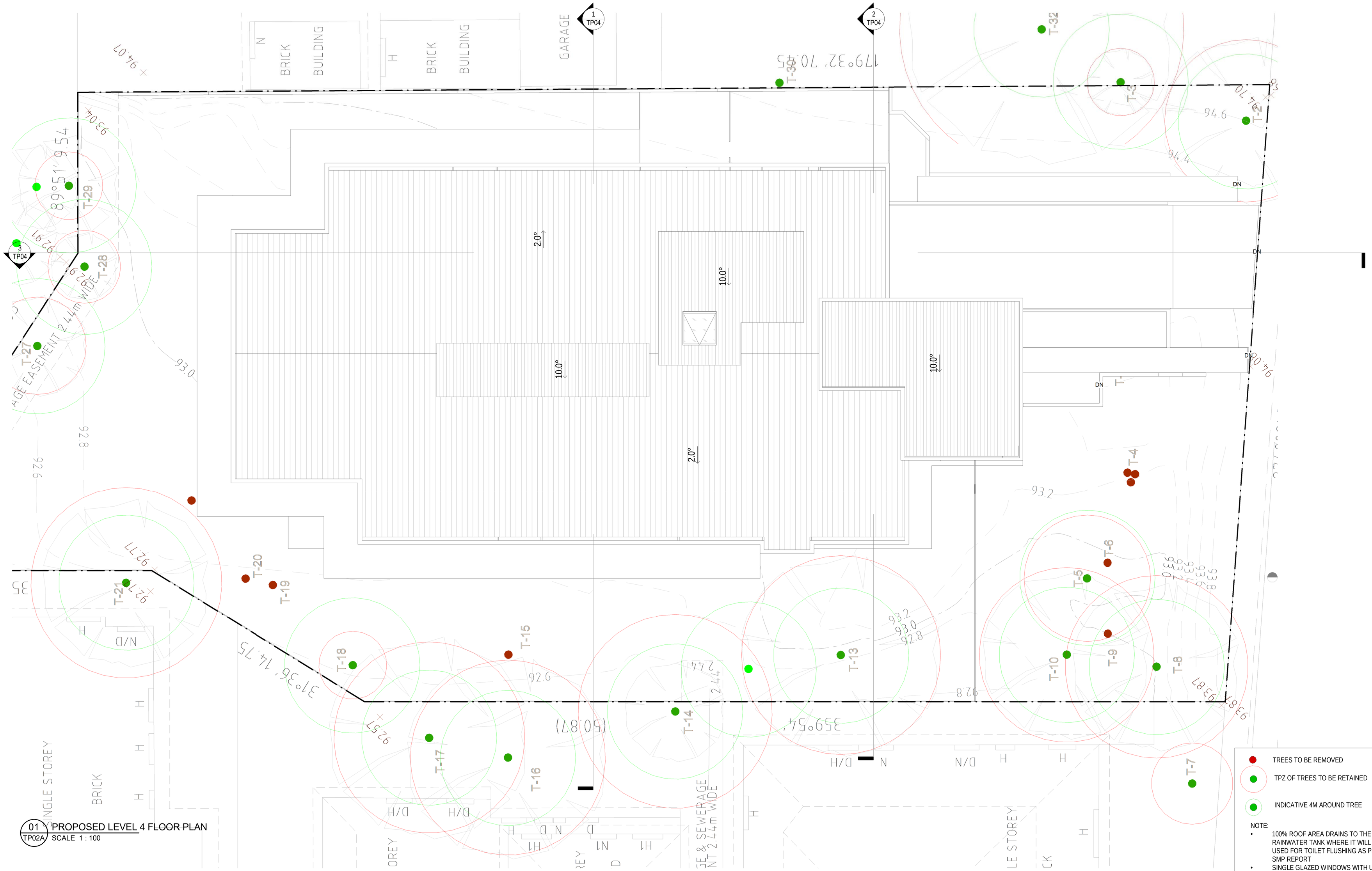
PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	PROPOSED BASEMENT PLAN	Author	1 : 100 @ A1	8/08/2017 11:40:01 AM	781

DWG No TP02 REVISION C



01 PROPOSED LEVEL 4 FLOOR PLAN
TP02A SCALE 1 : 100

TREES TO BE REMOVED

TPZ OF TREES TO BE RETAINED

INDICATIVE 4M AROUND TREE

NOTE:

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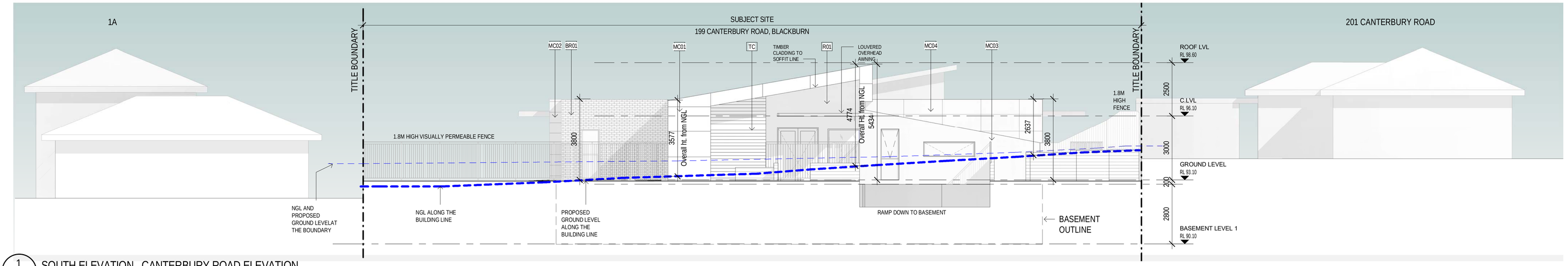
TOWN PLANNING

PROJECT
CHILDCARE CENTRE
199 CANTERBURY ROAD,
BLACKBURN

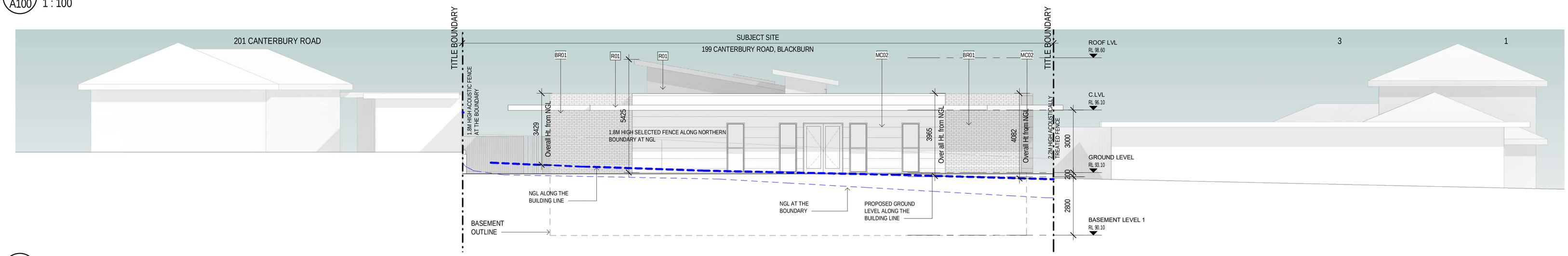
TITLE
PROPOSED ROOF LEVEL

DRAWN	SCALE	PLOT DATE	JOB No.
Author	1 : 100 @ A1	8/08/2017 11:40:05 AM	781

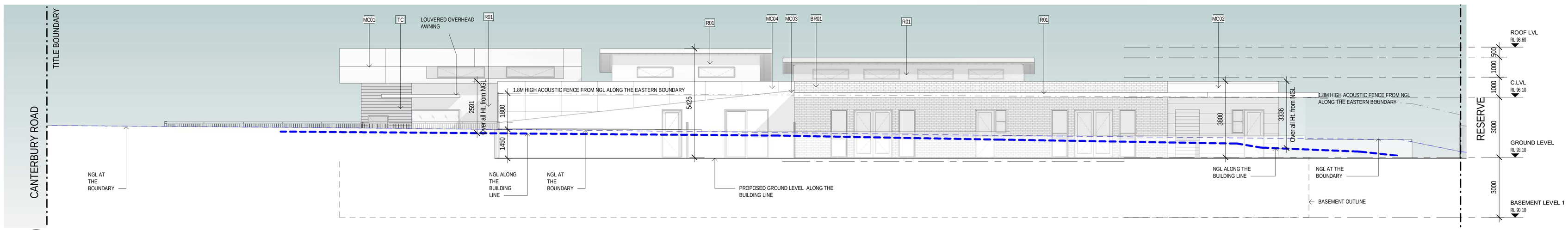
DWG No TP02A
REVISION C



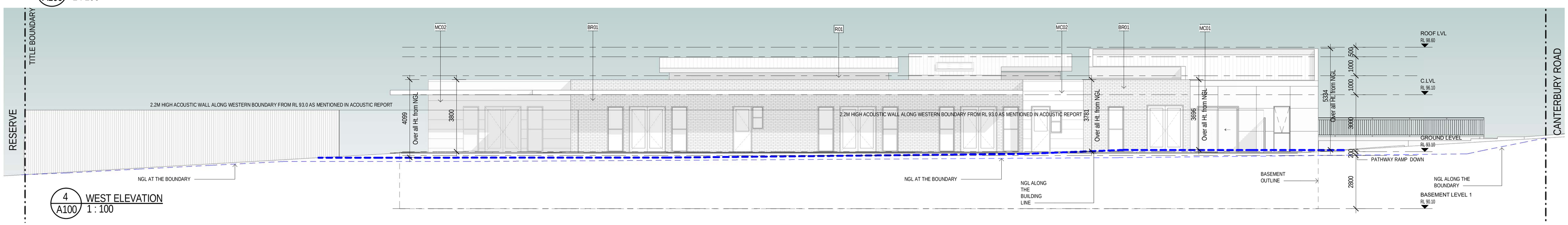
1 / A100 SOUTH ELEVATION CANTERBURY ROAD ELEVATION
1 : 100



2 / A100 NORTH ELEVATION
1 : 100



3 / A100 EAST ELEVATION
1 : 100



4 / A100 WEST ELEVATION
1 : 100

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0 1 5 10m

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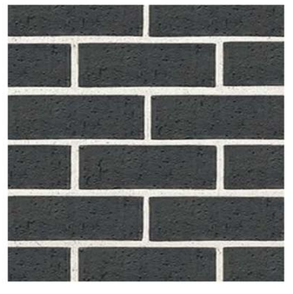
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	PROPOSED ELEVATIONS	DRN	1 : 100 @ A1	8/08/2017 11:40:16 AM	781

DWG No TP03 REVISION C

EXTERNAL FINISHES

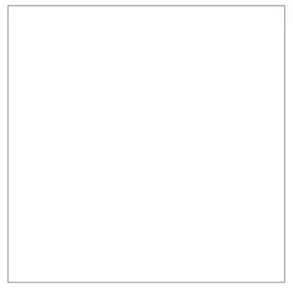


BR01

SELECTED BRICK FINISH
AUSTRAL GRAPHITE OR SIMILAR

MC04

MATRIX CLADDING
[HORIZONTAL & VERTICAL SCRIBES]
COLOUR_COLORBOND 'WINDSPRAY' OR SIMILAR



MC01

MATRIX CLADDING
[HORIZONTAL AND VERTICAL SCRIBES BASED ON STANDARD PANELS]
COLOUR_ WHITE OR SIMILAR

MC02

MATRIX CLADDING
[HORIZONTAL SCRIBES]
COLOUR_DULUX 'RED SYMPHONY' OR SIMILAR

R01

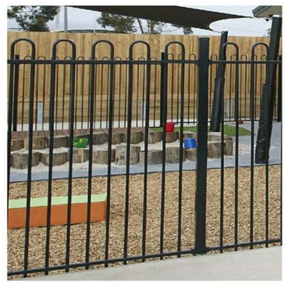
RENDER FINISH
COLOUR_'MONUMENT' OR SIMILAR

MC03

MATRIX CLADDING
[PLAIN]
COLOUR_DULUX 'RED SYMPHONY' OR SIMILAR

TC

TIMBER LOOK CLADDING



1.8M HIGH VISUALLY PERMEABLE FENCE

ALUMINIUM WINDOW FRAME_BLACK

1.8M HIGH TIMBER PALING FENCE

LOUVERED OVERHEAD AWNING

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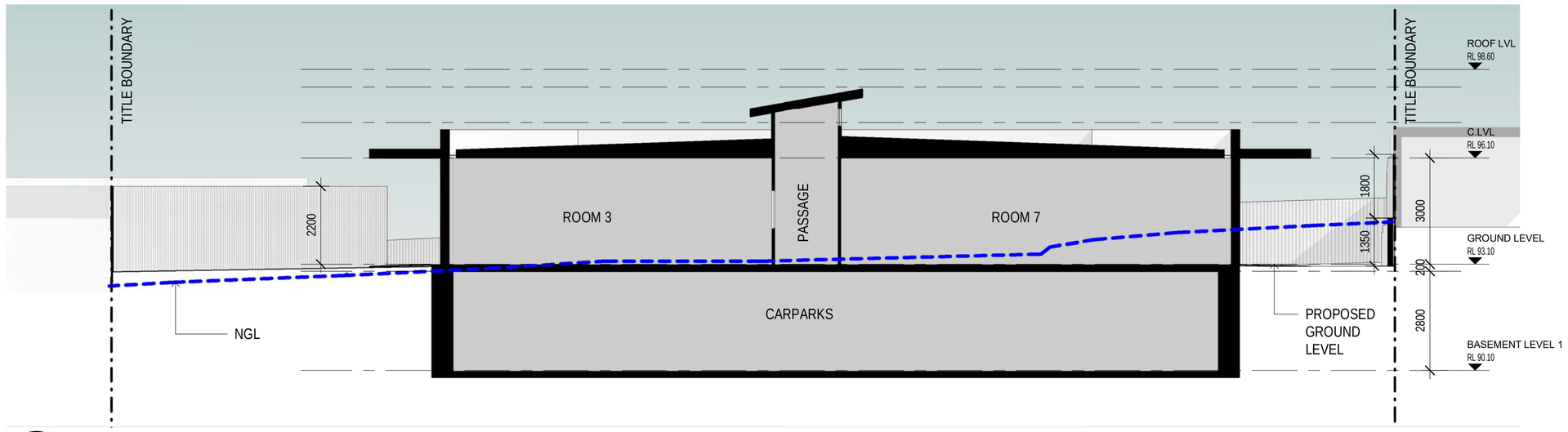
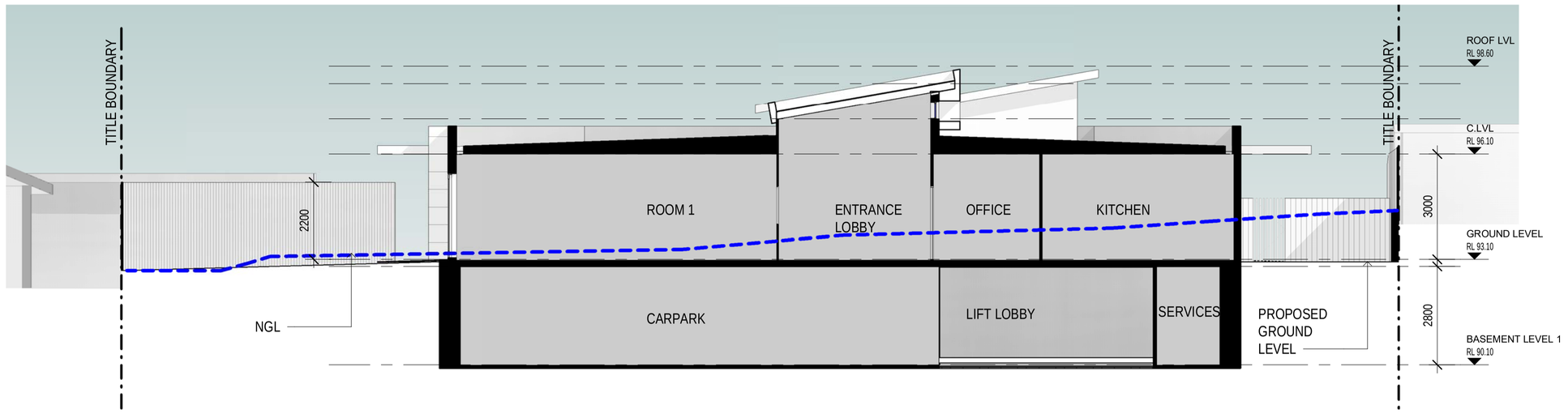
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	FINISHES SCHEDULE	Author	1 : 100 @ A1	8/08/2017 11:40:19 AM	781

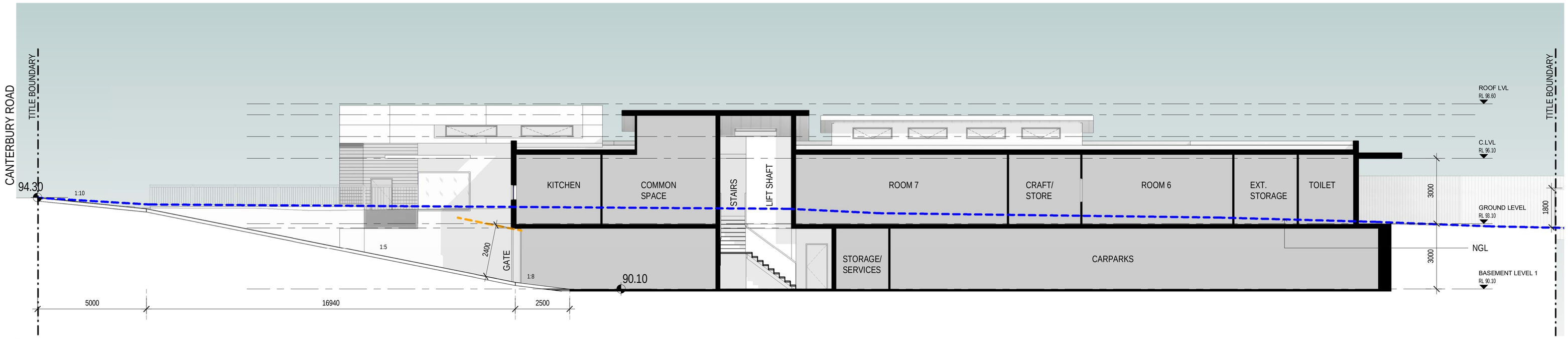
DWG No TP03A REVISION C



1 TP04 Section 1
SCALE 1 : 100



2 TP04 Section 2
SCALE 1 : 100



3 TP04 Section 3
SCALE 1 : 100

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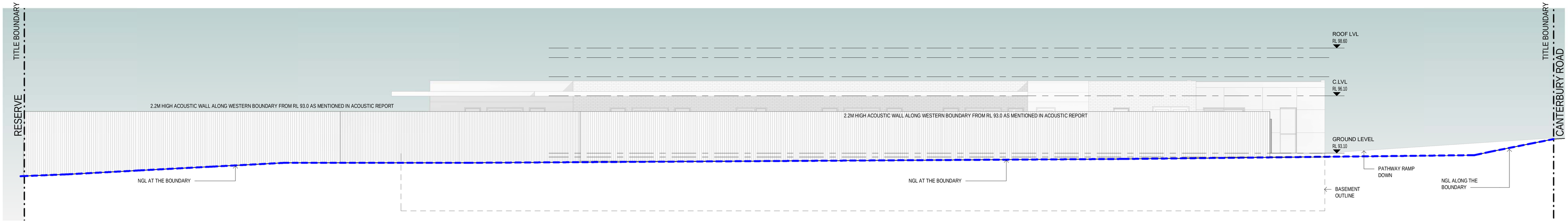
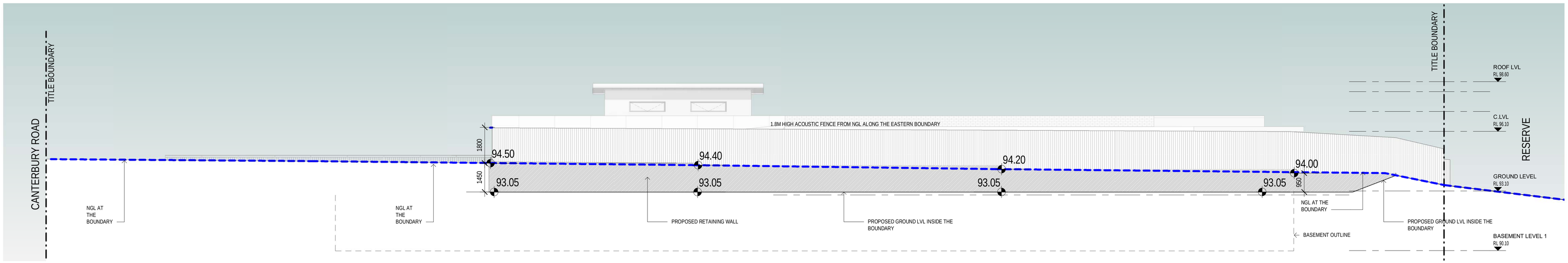
PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	SECTIONS	DRN	1 : 100 @ A1	8/08/2017 11:40:27 AM	781

DWG No TP04 REVISION C



1 / A100 WESTERN BOUNDARY WALL ELEVATION FROM ADJOINING PROPERTY
1 : 100



2 / A100 EAST BOUNDARY WALL ELEVATION FROM ADJOINING PROPERTY
1 : 100

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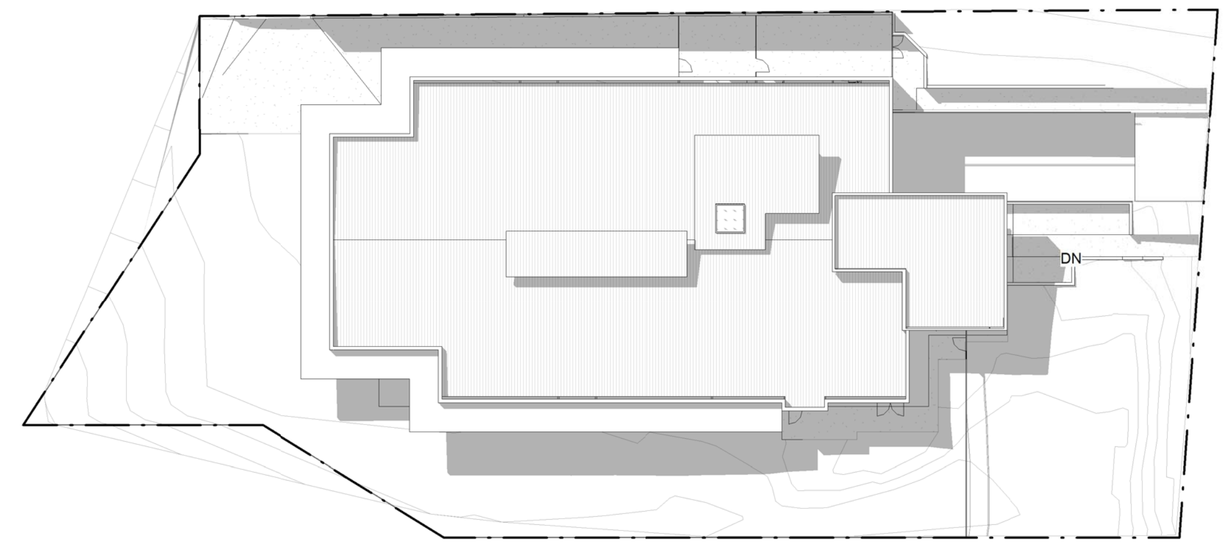
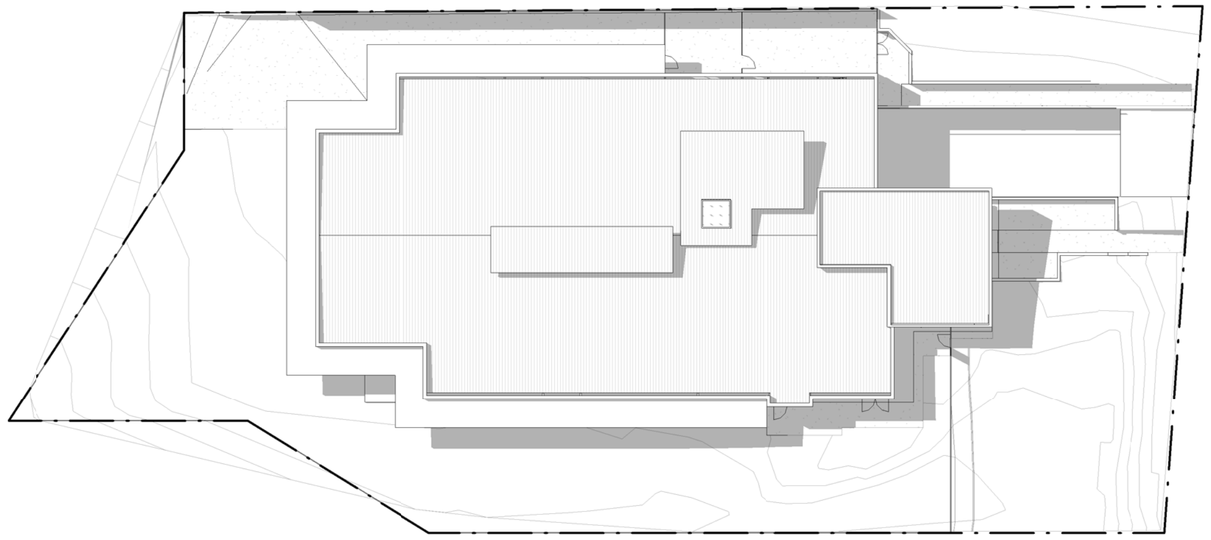
PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	BOUNDARY WALL	Author	1 : 100 @ A1	8/08/2017 11:40:33 AM	781

DWG No TP05 REVISION C

01 TP06 SHADOWS - 22 SEPTEMBER - 9AM
SCALE 1 : 300



2 TP06 SHADOWS - 22 SEPTEMBER -10AM
SCALE 1 : 300



3 TP06 SHADOWS - 22 SEPTEMBER -11AM
SCALE 1 : 300

4 TP06 SHADOWS - 22 SEPTEMBER -12 NOON
SCALE 1 : 300

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CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	SHADOW DIAGRAMS	DRN	1 : 300 @ A1	8/08/2017 11:40:38 AM	781

DWG No TP06 REVISION C

1 TP07 SHADOWS - 22 SEPTEMBER -1PM
SCALE 1 : 300

2 TP07 SHADOWS - 22 SEPTEMBER -2PM
SCALE 1 : 300

3 TP07 SHADOWS - 22 SEPTEMBER -3PM
SCALE 1 : 300

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REV	DESCRIPTION	DRN	CHK	DATE
A	TOWN PLANNING SUBMISSION	DJ	EG	19.12.2016
B	AMENDED BASED ON ESD/SMP REPORT	DJ	EG	07.04.2017
C	REVISED TOWN PLANNING SUBMISSION BASED ON COUNCIL FEEDBACK	DJ	SS	02.08.2017

TOWN PLANNING

PROJECT	TITLE	DRAWN	SCALE	PLOT DATE	JOB No.
CHILDCARE CENTRE 199 CANTERBURY ROAD, BLACKBURN	SHADOW DIAGRAMS	Author	1 : 300 @ A1	8/08/2017 11:40:42 AM	781

DWG No TP07
REVISION C