

245-247 Canterbury Road, Blackburn

Place of Worship

5 September 2018
Project No: 170140

Clarke
Hopkins
Extraco



SITE INFORMATION

- AERIAL PLAN / 02
- PLANNING ZONES & OVERLAYS / 03
- SITE SURROUNDINGS / 04

DRAWINGS

- SITE ANALYSIS / TP01
- DESIGN RESPONSE / TP02a
- STREET ELEVATIONS / TP03a
- BASEMENT PLAN / TP04a
- GROUND FLOOR PLAN / TP05a
- FIRST FLOOR PLAN / TP06a
- ELEVATIONS 01 / TP07a
- ELEVATIONS 02 / TP08a
- SECTIONS / TP09a
- SHADOWS - 9AM / TP10a
- SHADOWS - 12PM / TP11a
- SHADOWS - 3PM / TP12a
- EXTERIOR FINISHES / TP13

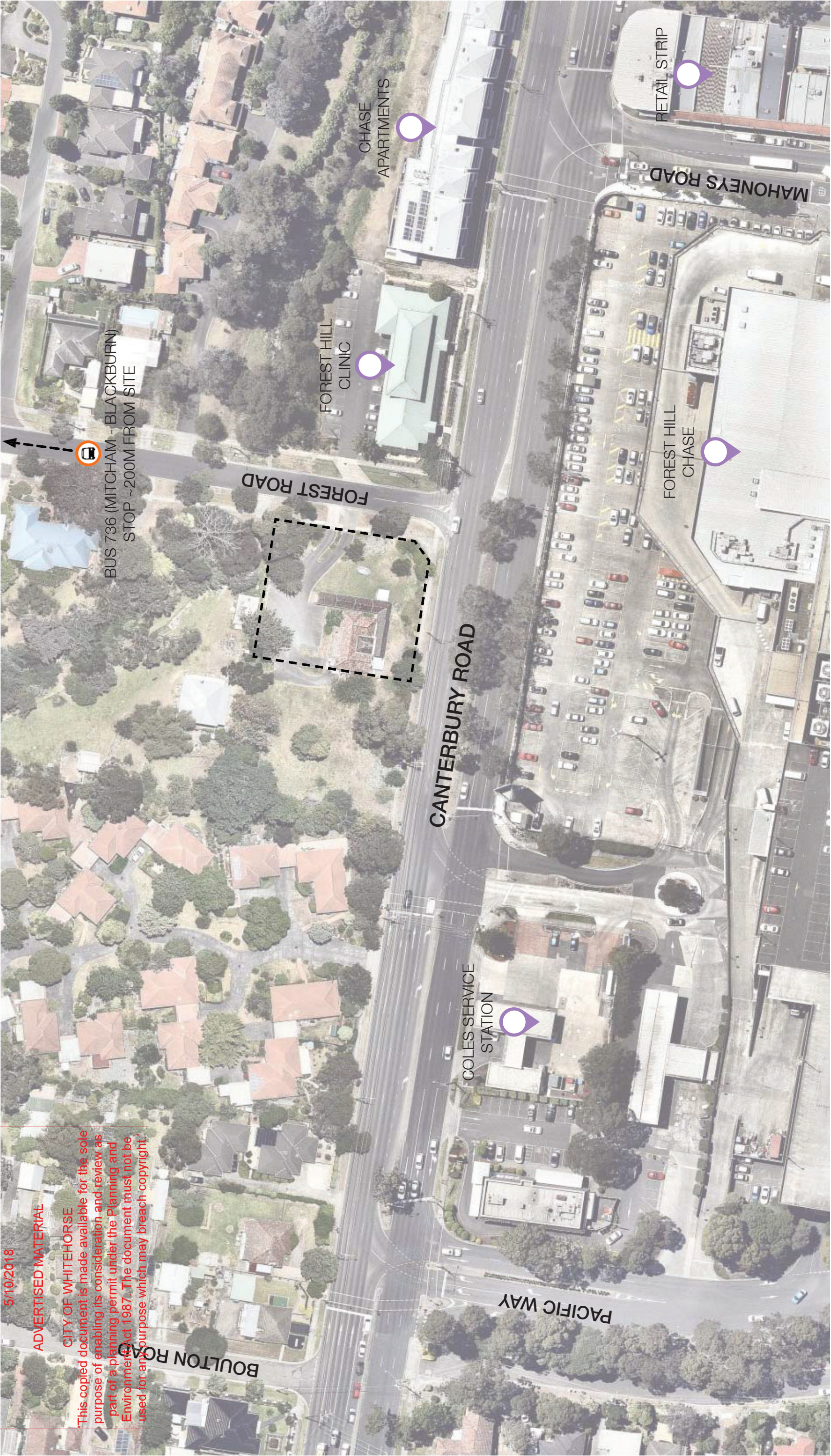
3D VIEWS

- IM01a / 06
- IM02b / 07
- IM03a / 08
- IM04a / 09
- IM05 / 10

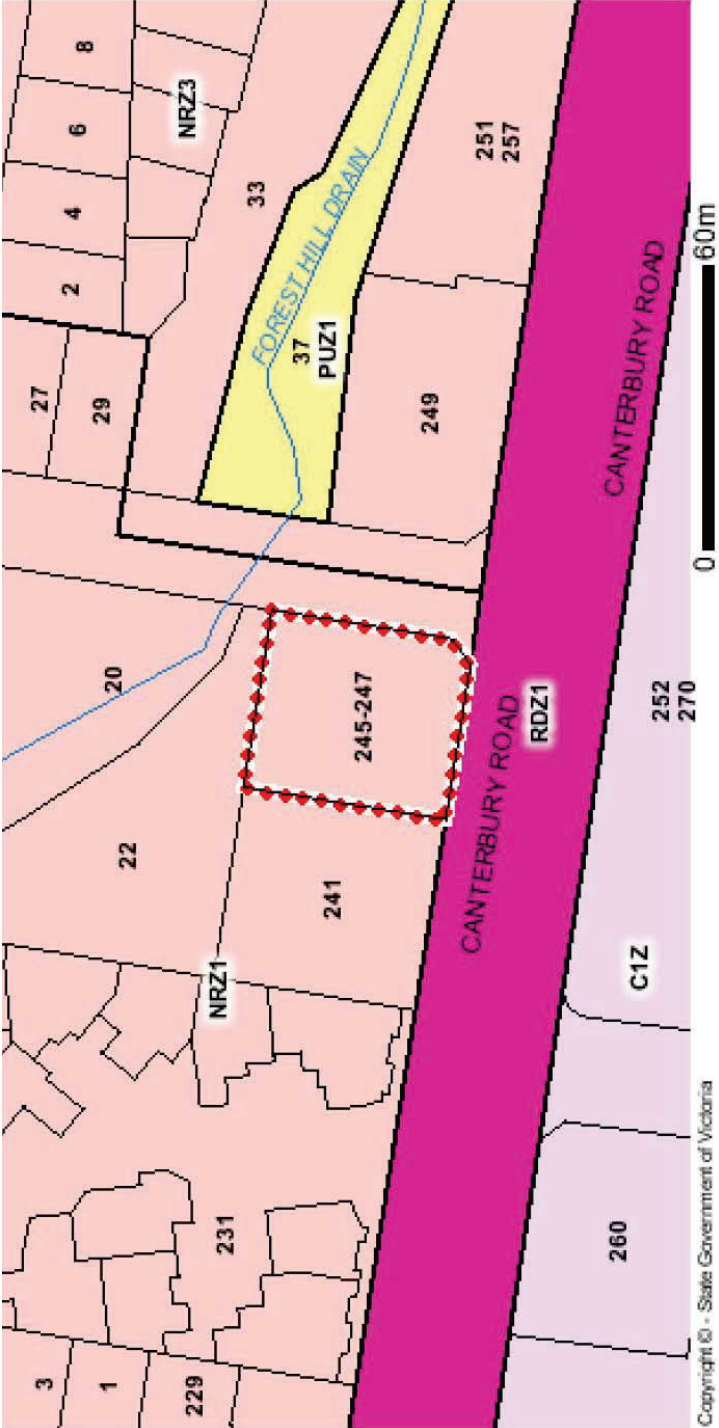
5/10/2018

ADVERTISED MATERIAL

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



PLANNING ZONE



Neighbourhood Residential Zone - Schedule 1 (NRZ1)

PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME

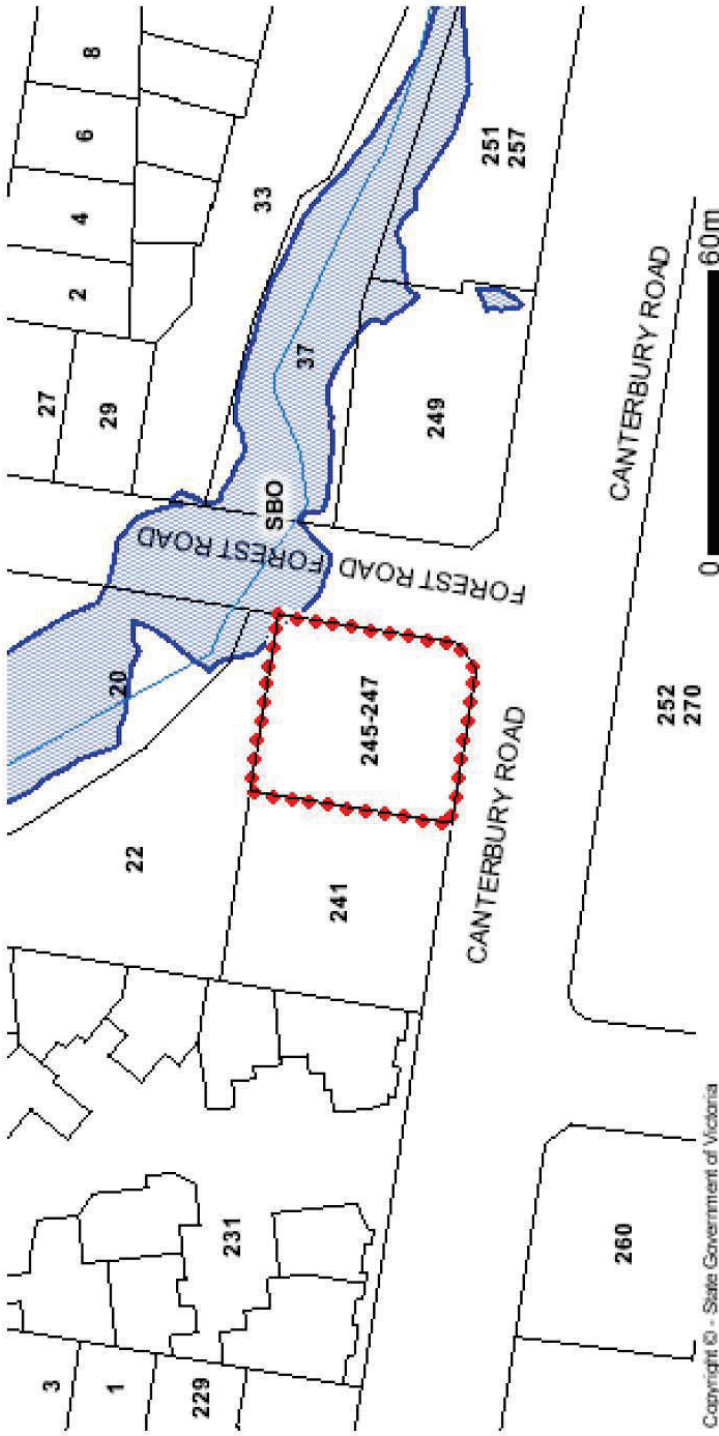
5/10/2018

ADVERTISED MATERIAL

CITY OF WHITEHORSE

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

PLANNING OVERLAYS



Special Building Overlay (SBO)

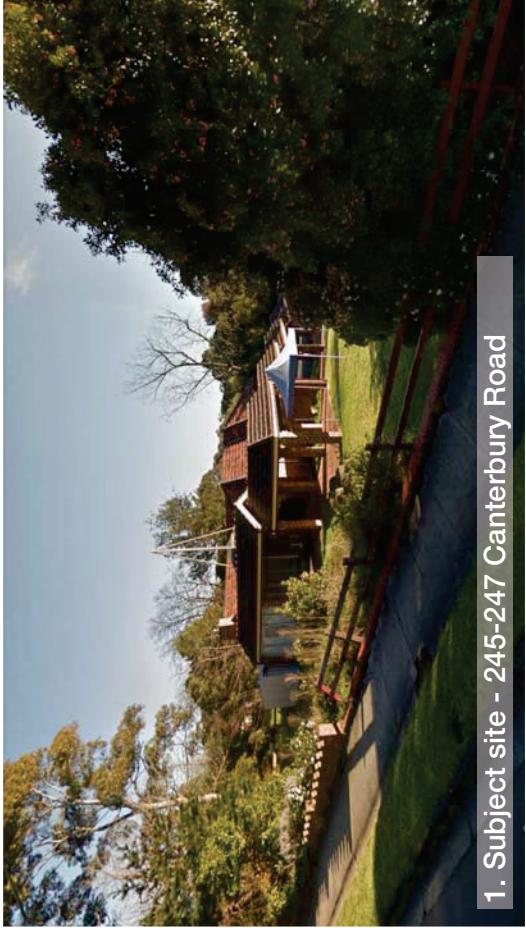
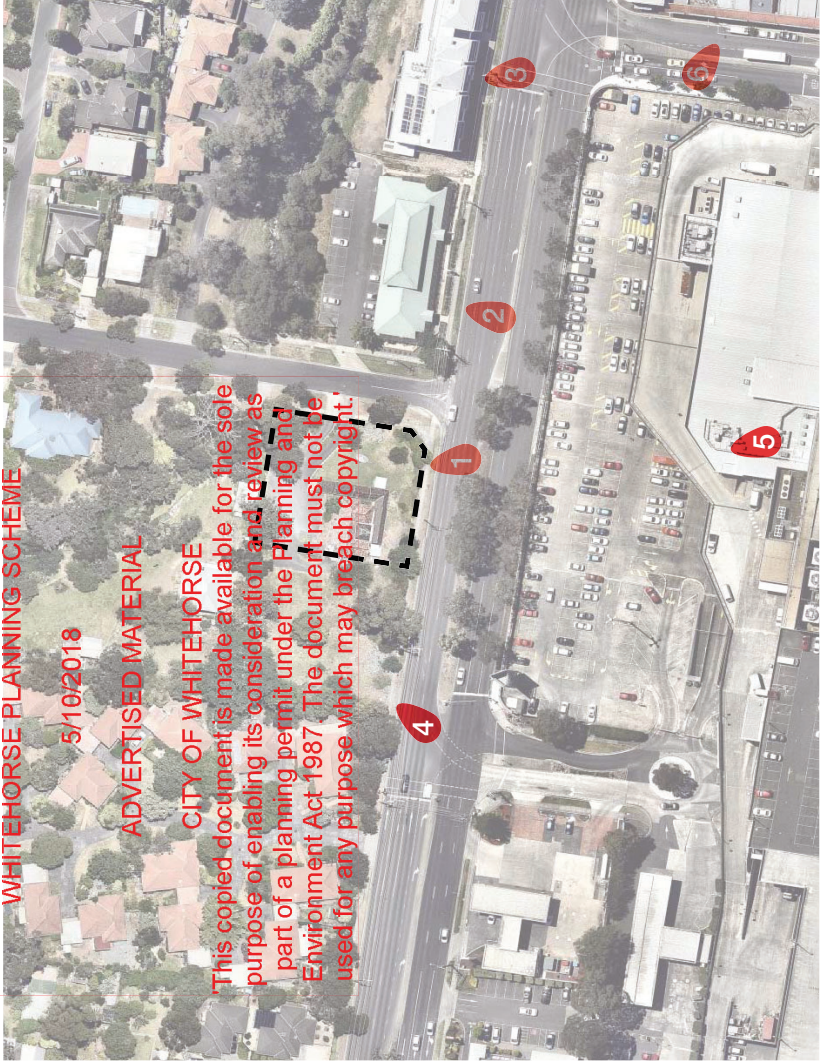


Significant Landscape Overlay (SLO)

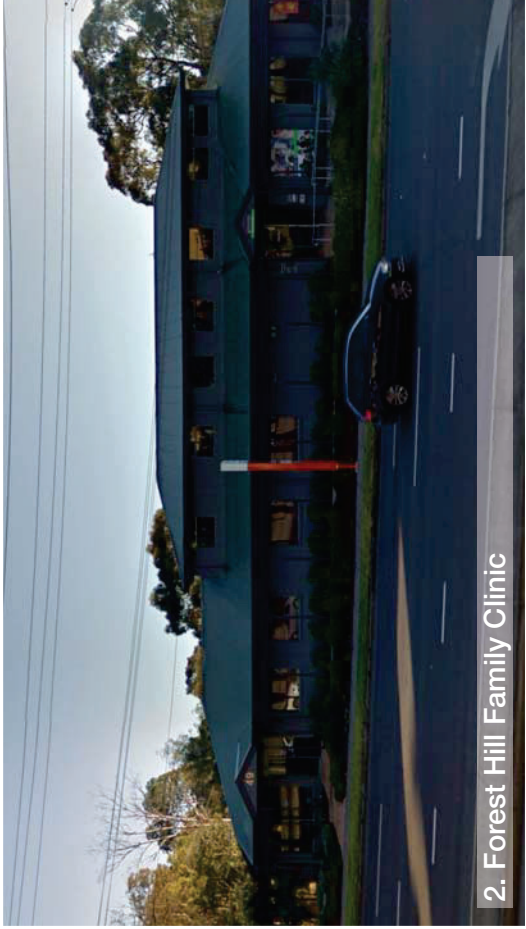
5/10/2018

ADVERTISED MATERIAL

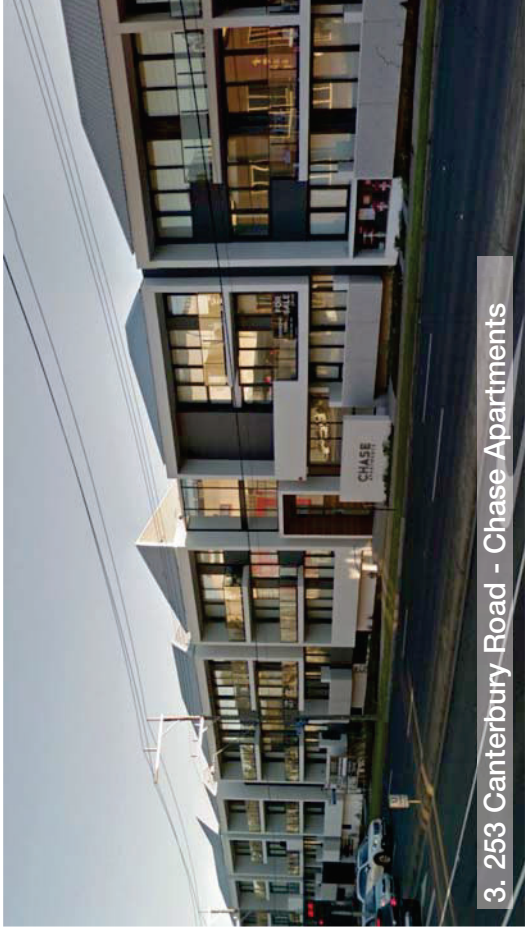
CITY OF WHITEHORSE
This copied document is made available for the sole purpose of enabling its consideration and review as part of a planning permit under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach copyright.



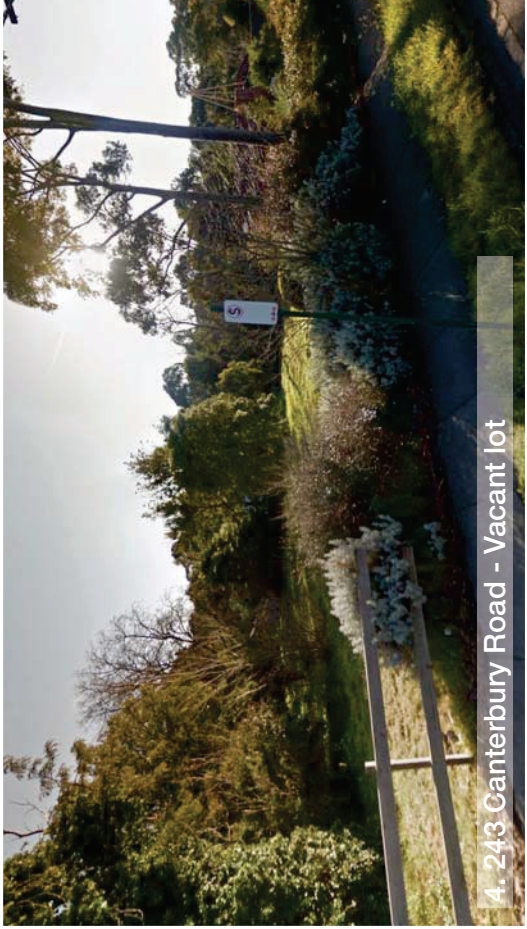
1. Subject site - 245-247 Canterbury Road



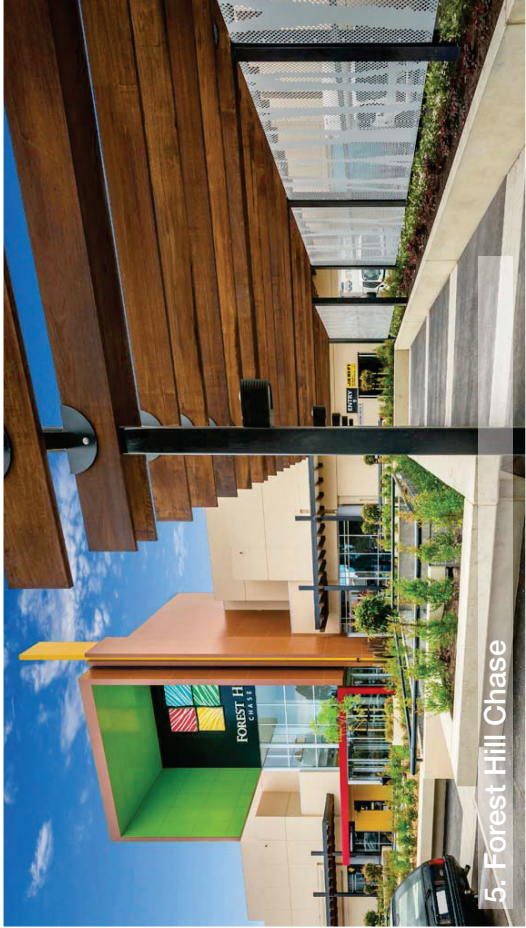
2. Forest Hill Family Clinic



3. 253 Canterbury Road - Chase Apartments



4. 243 Canterbury Road - Vacant lot



5. Forest Hill Chase



6. Mahoneys Road Retail Strip

PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME

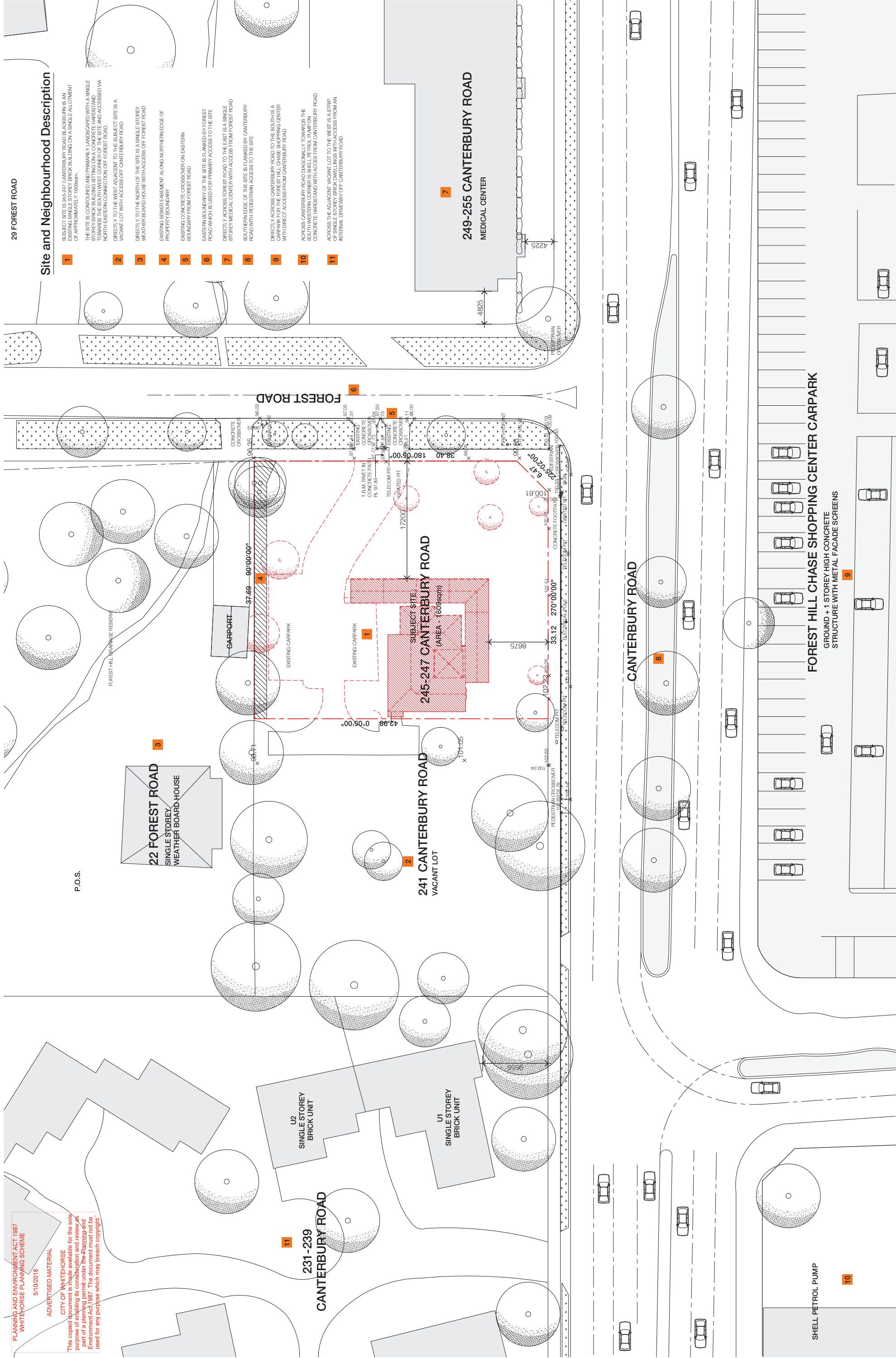
5/10/2018

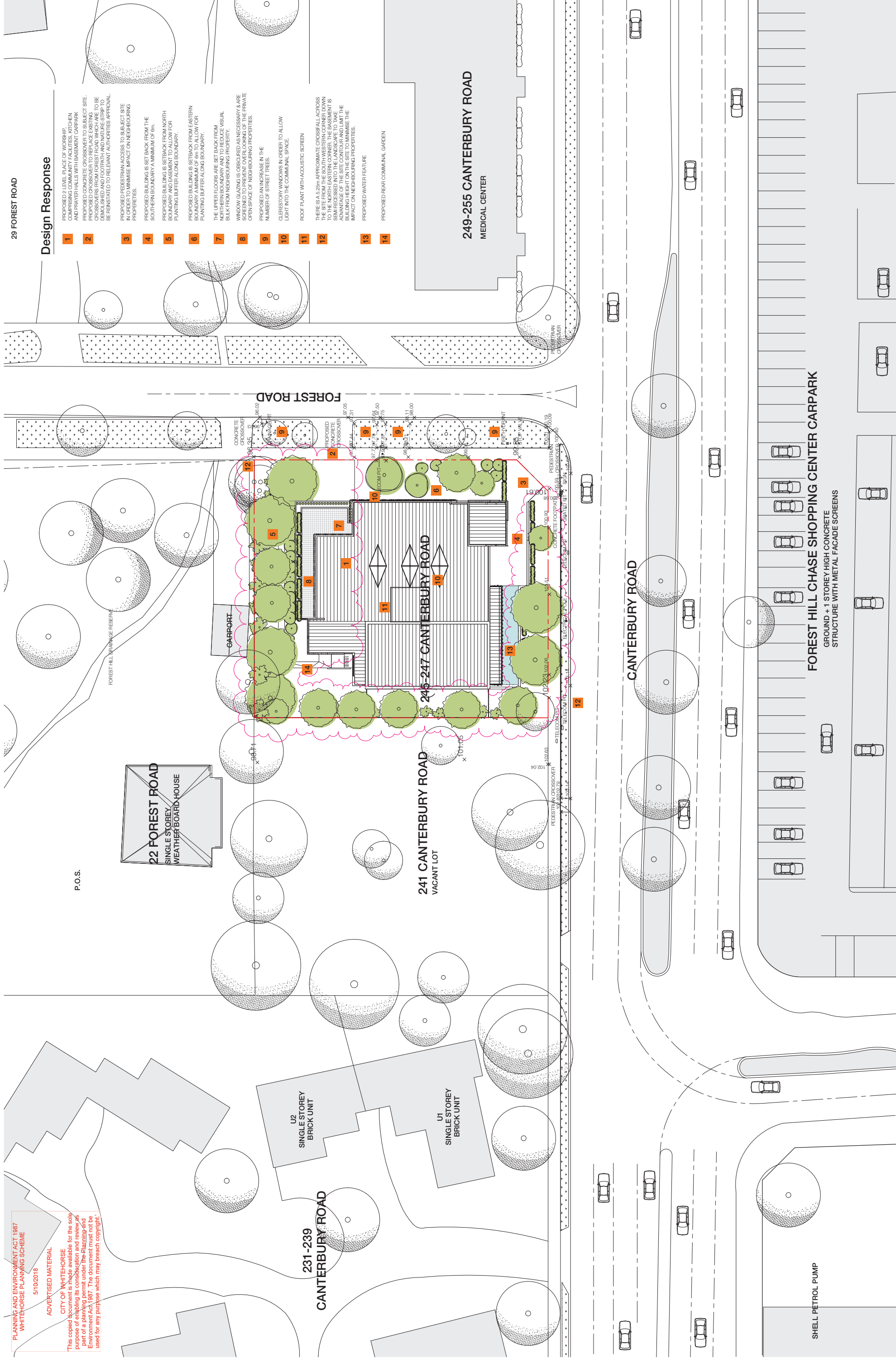
ADVERTISED MATERIAL

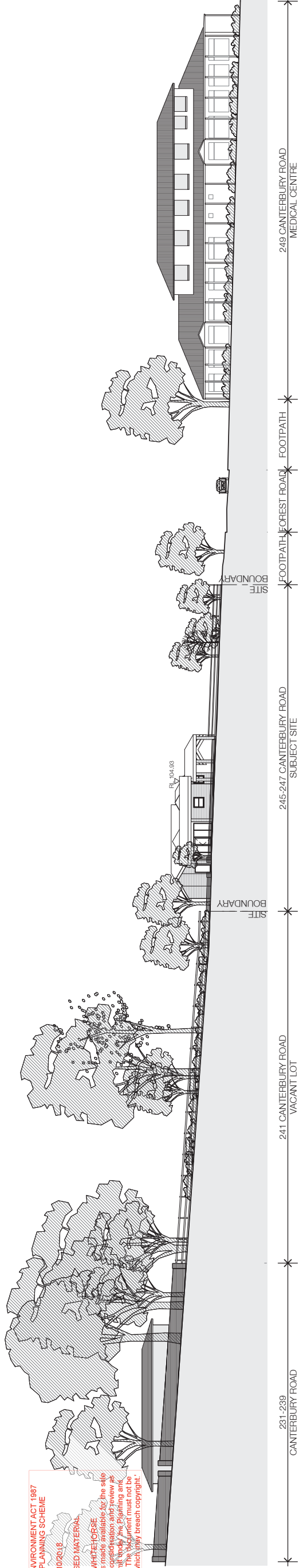
CITY OF WHITEHORSE

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

DRAWINGS

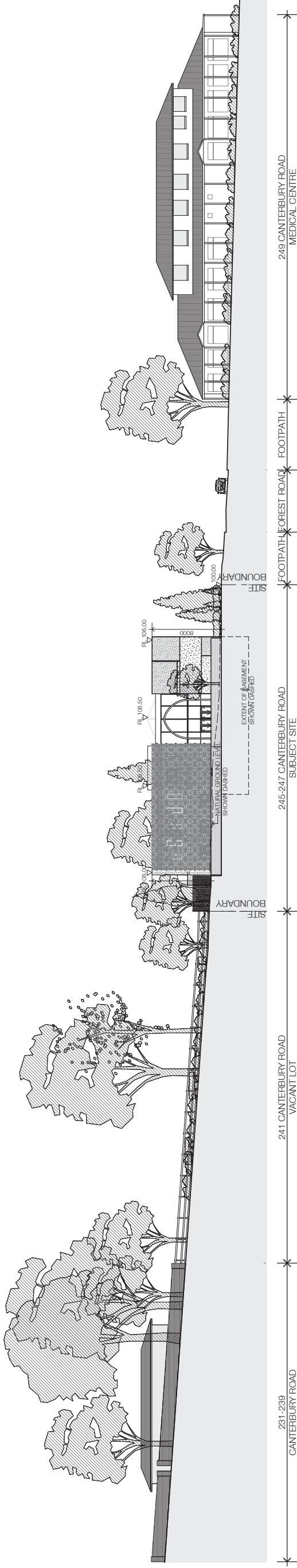






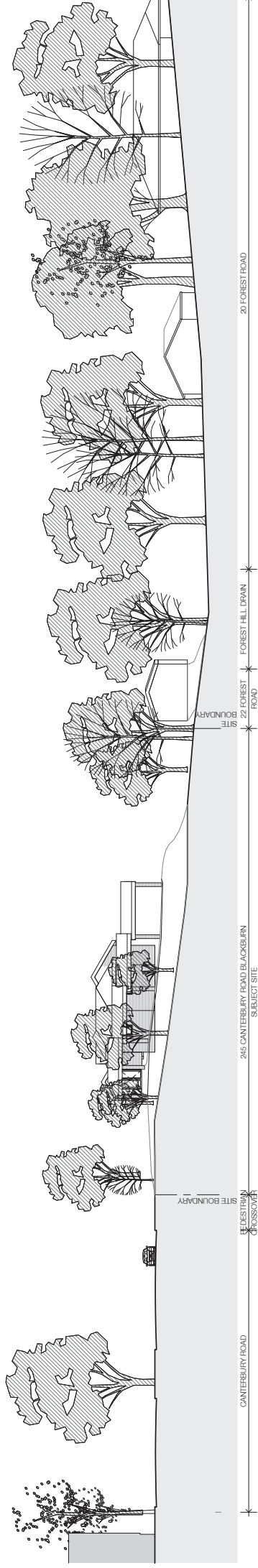
South Elevation (Canterbury Road) - Existing

Scale 1 : 250



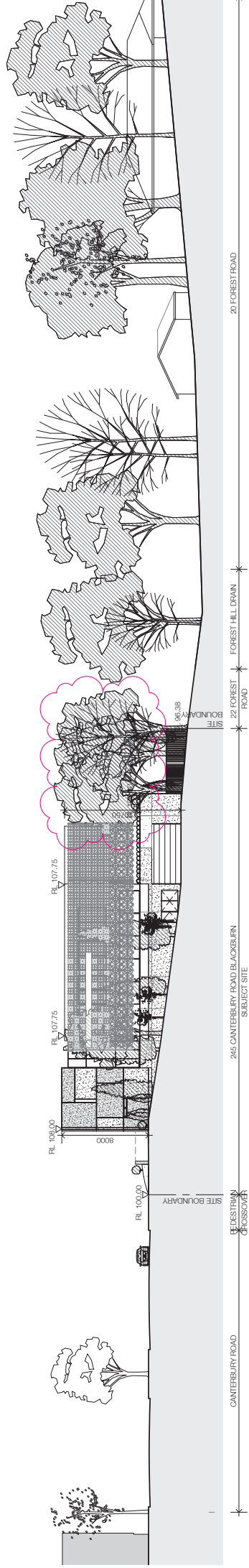
South Elevation (Canterbury Road) - Proposed

Scale 1 : 250



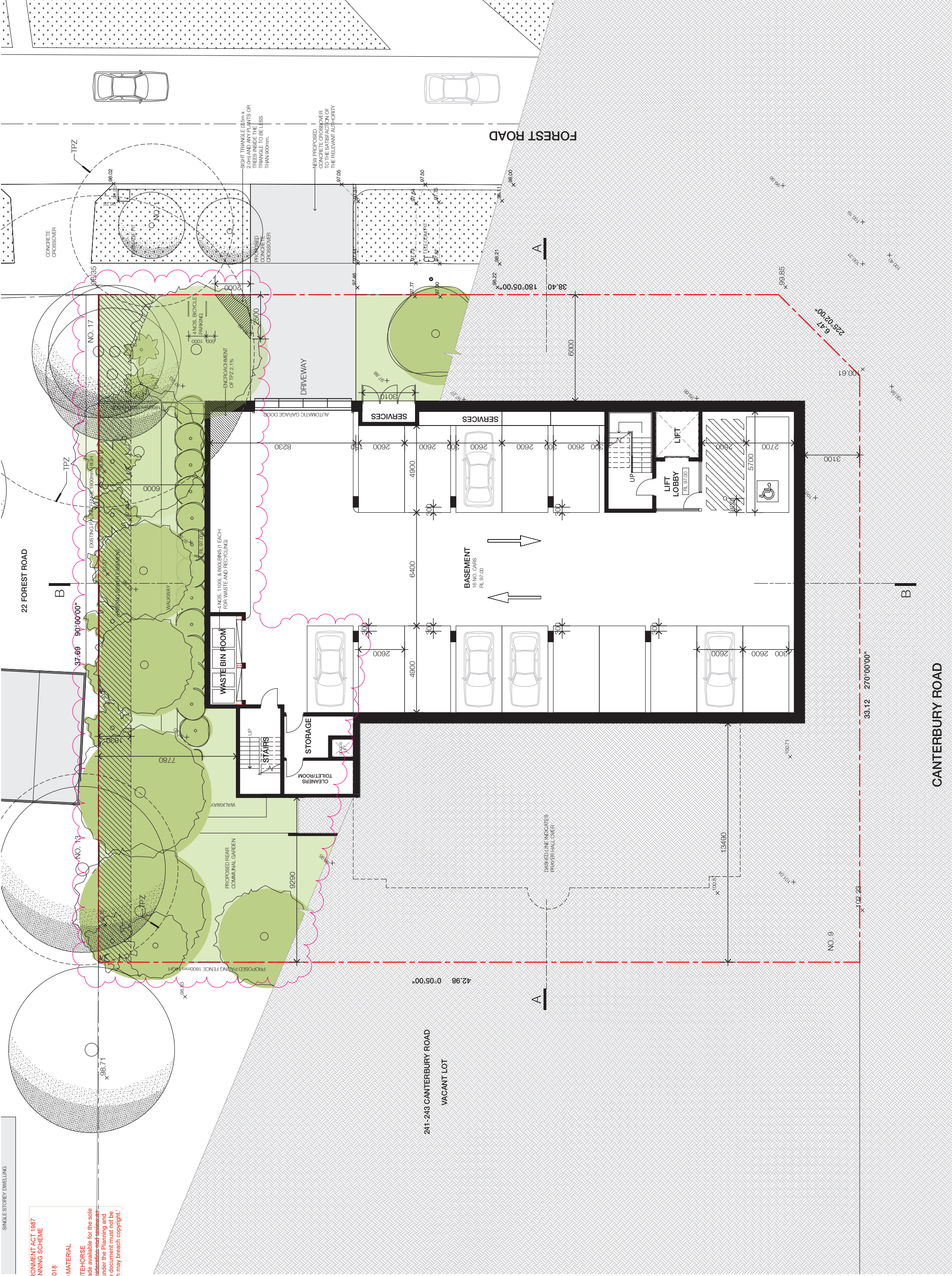
East Elevation (Forest Road) - Existing

Scale 1 : 250



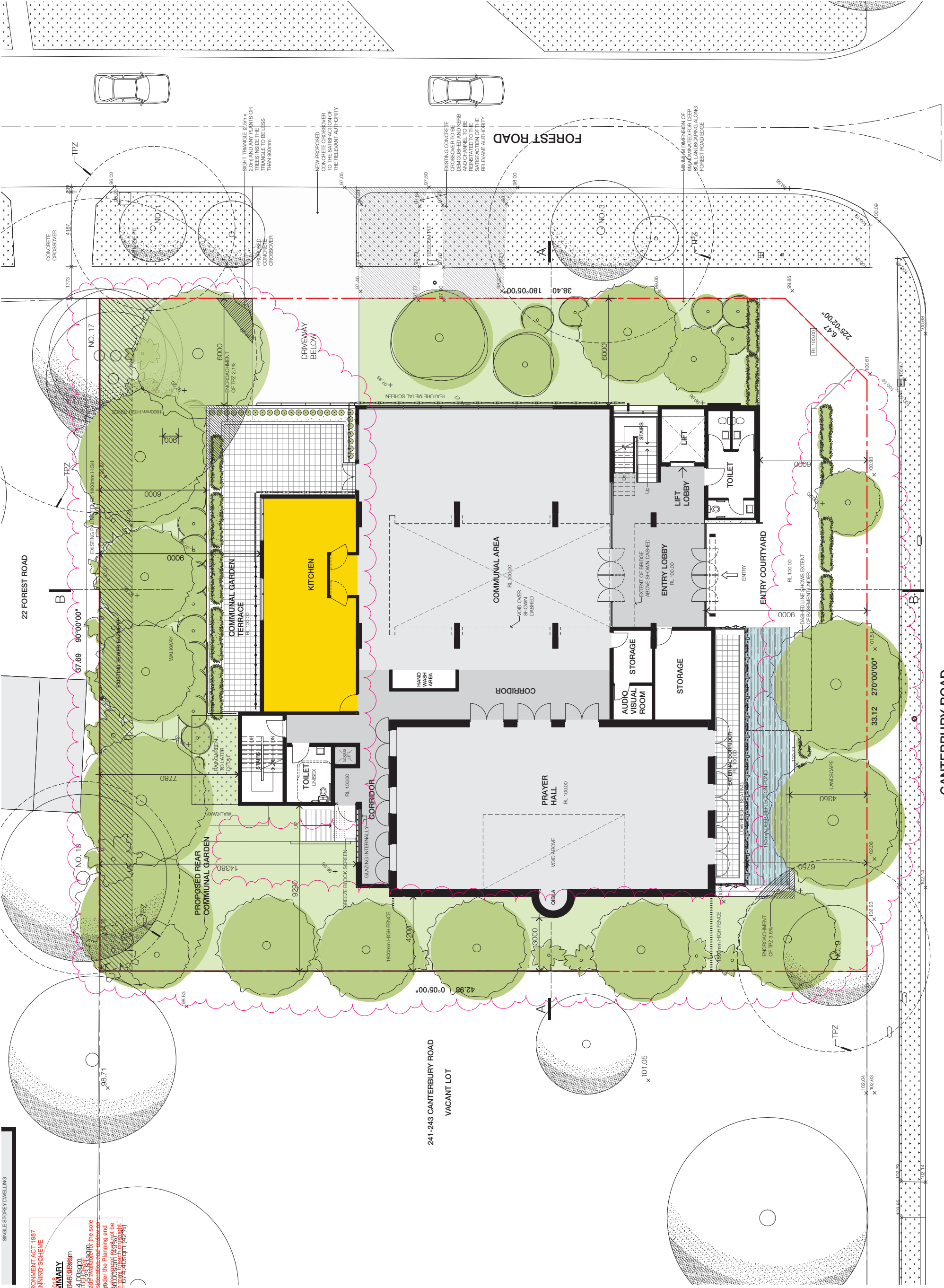
East Elevation (Forest Road) - Proposed

Scale 1 : 250



DEVELOPMENT SUMMARY

2/20/2019
BASEMENT/LEVELLED 646185sqm
GROUND LEVEL - 694.00sqm
FIRST FLOOR LEVEL - 533.81sqm
THE TOPPER COACHBARN SHED IS A SEPARATE DEVELOPMENT
SITE AREA 694sqm under the Planning and Environment Act 1987. The 694sqm PMS not be used to calculate the 674.40sqm (92%)
SITE PERMEABILITY - 674.40sqm (92%)

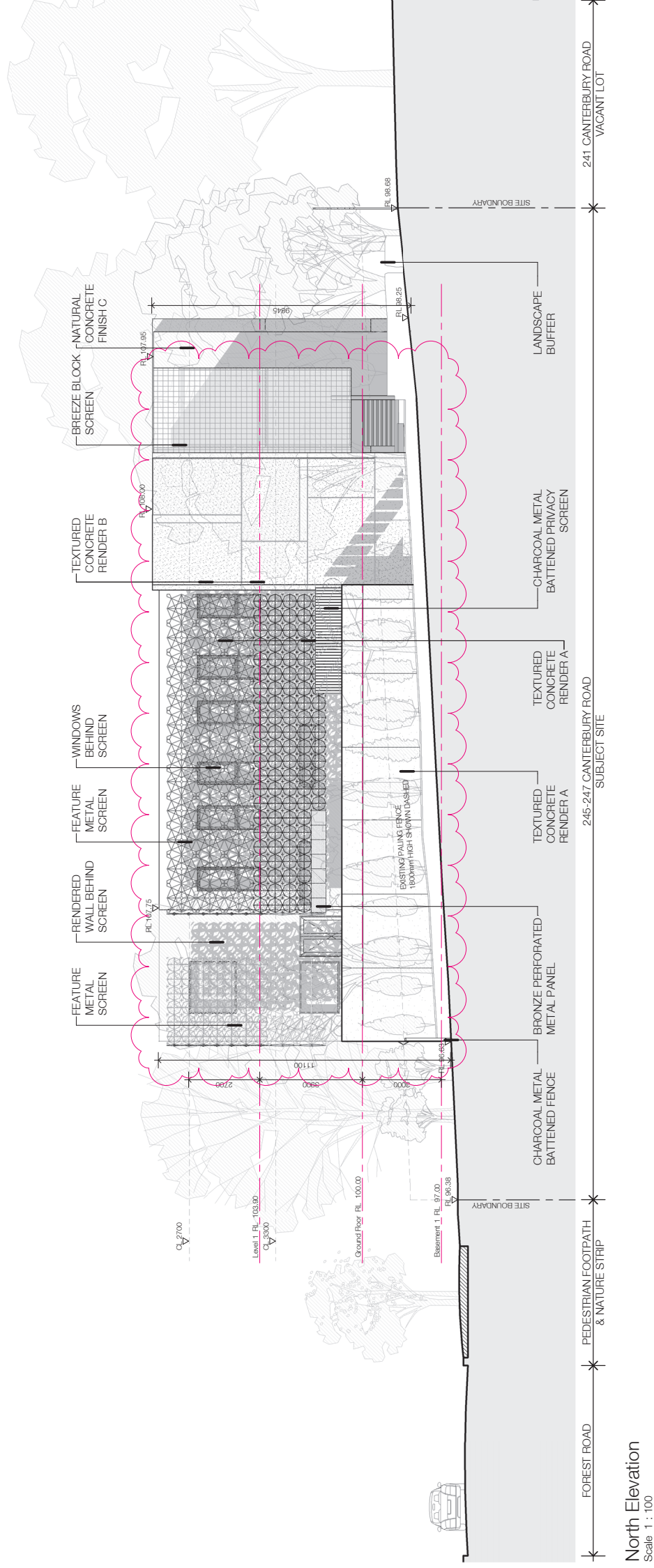


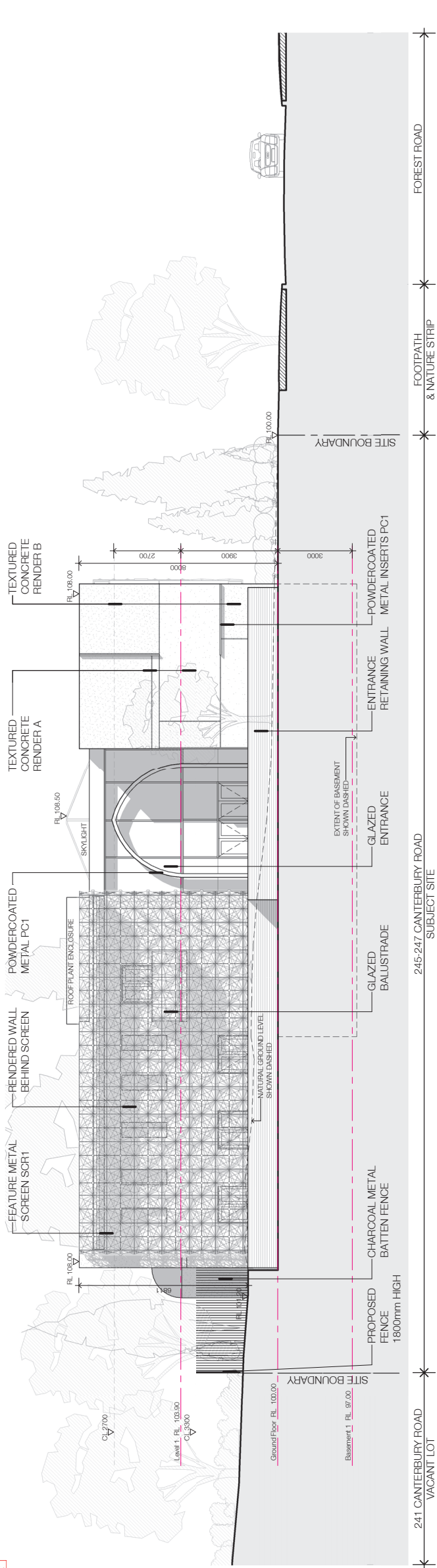
22 FOREST ROAD

241-243 CANTERBURY ROAD
VACANT LOT

CANTERBURY ROAD

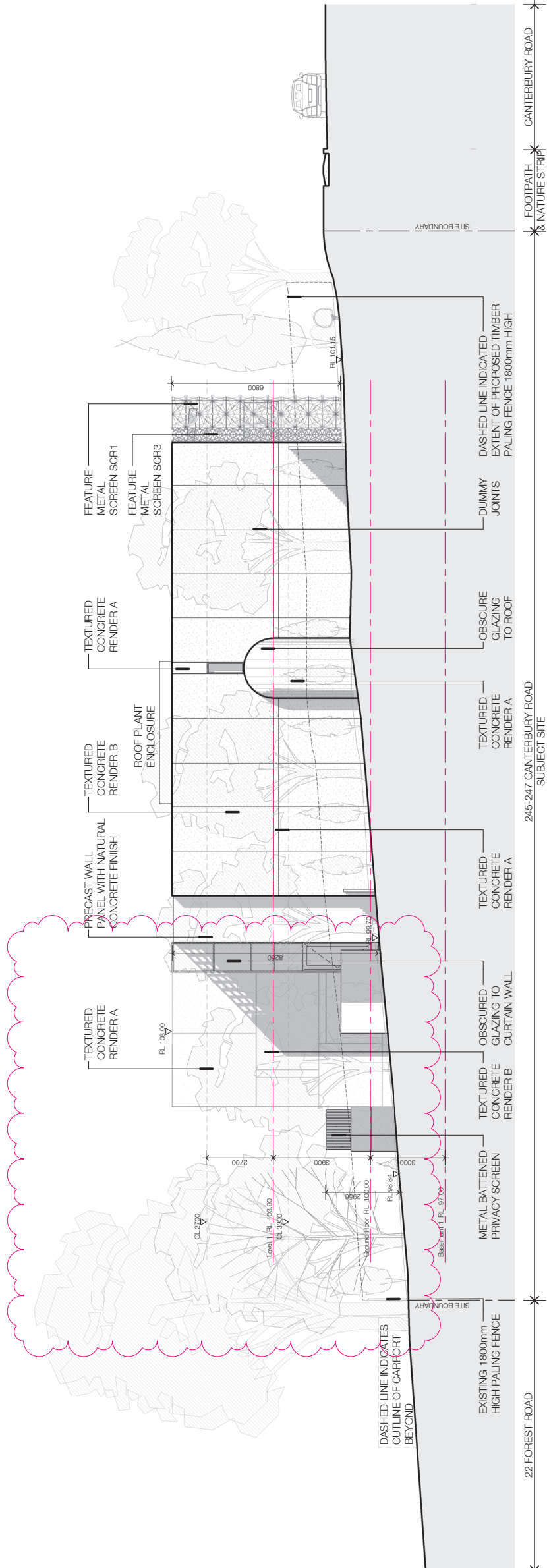
FOREST ROAD





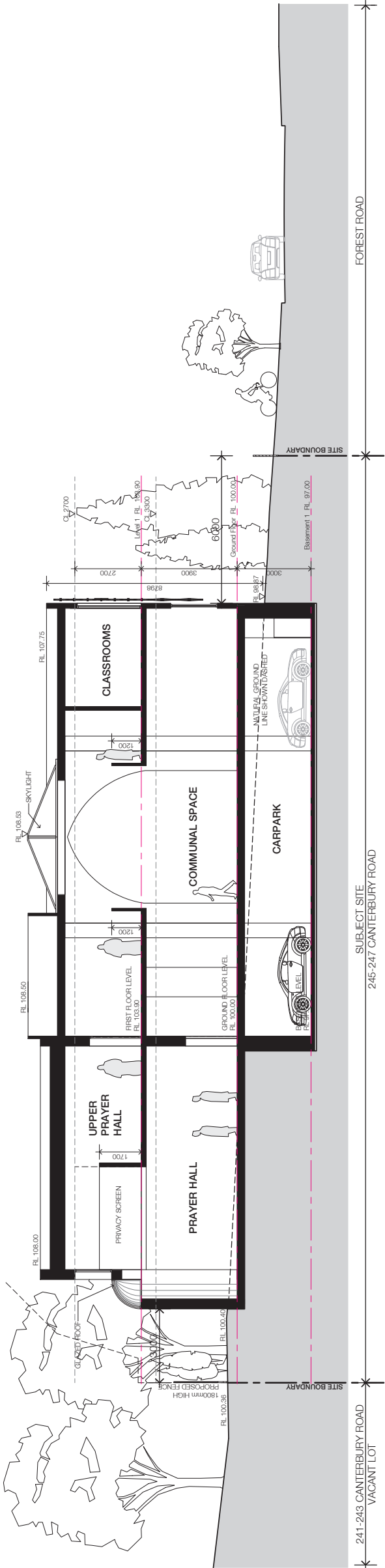
South Elevation (Canterbury Road)

Scale 1 : 100

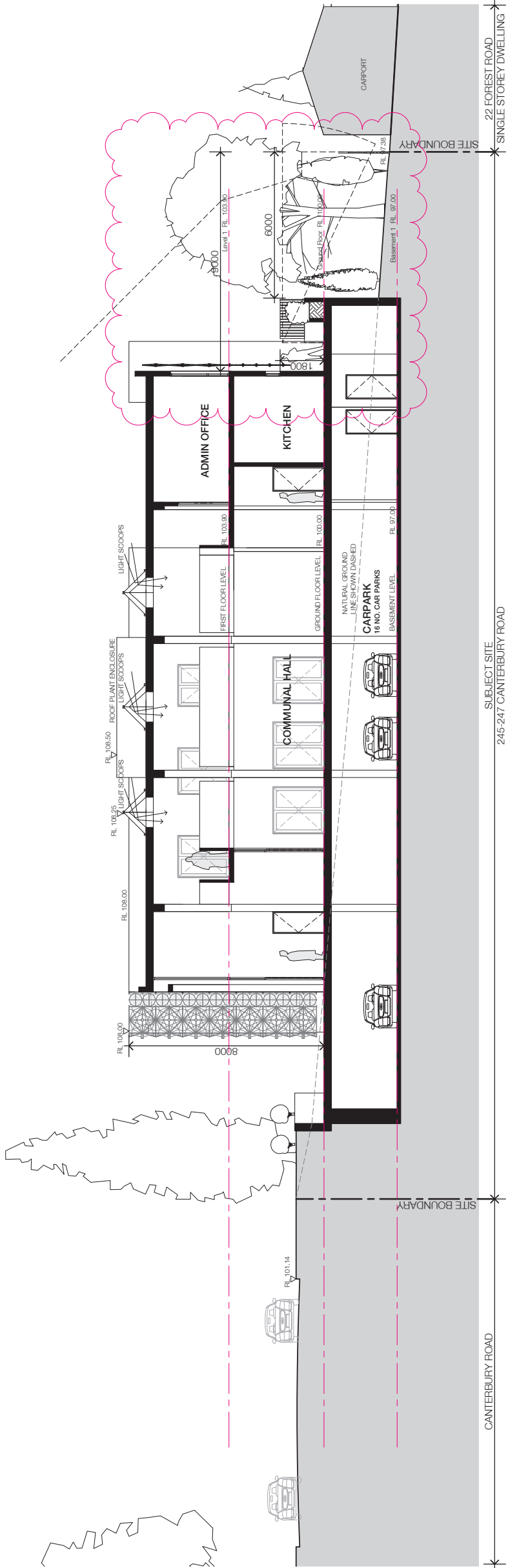


West Elevation

Scale 1 : 100



Section A



Section B

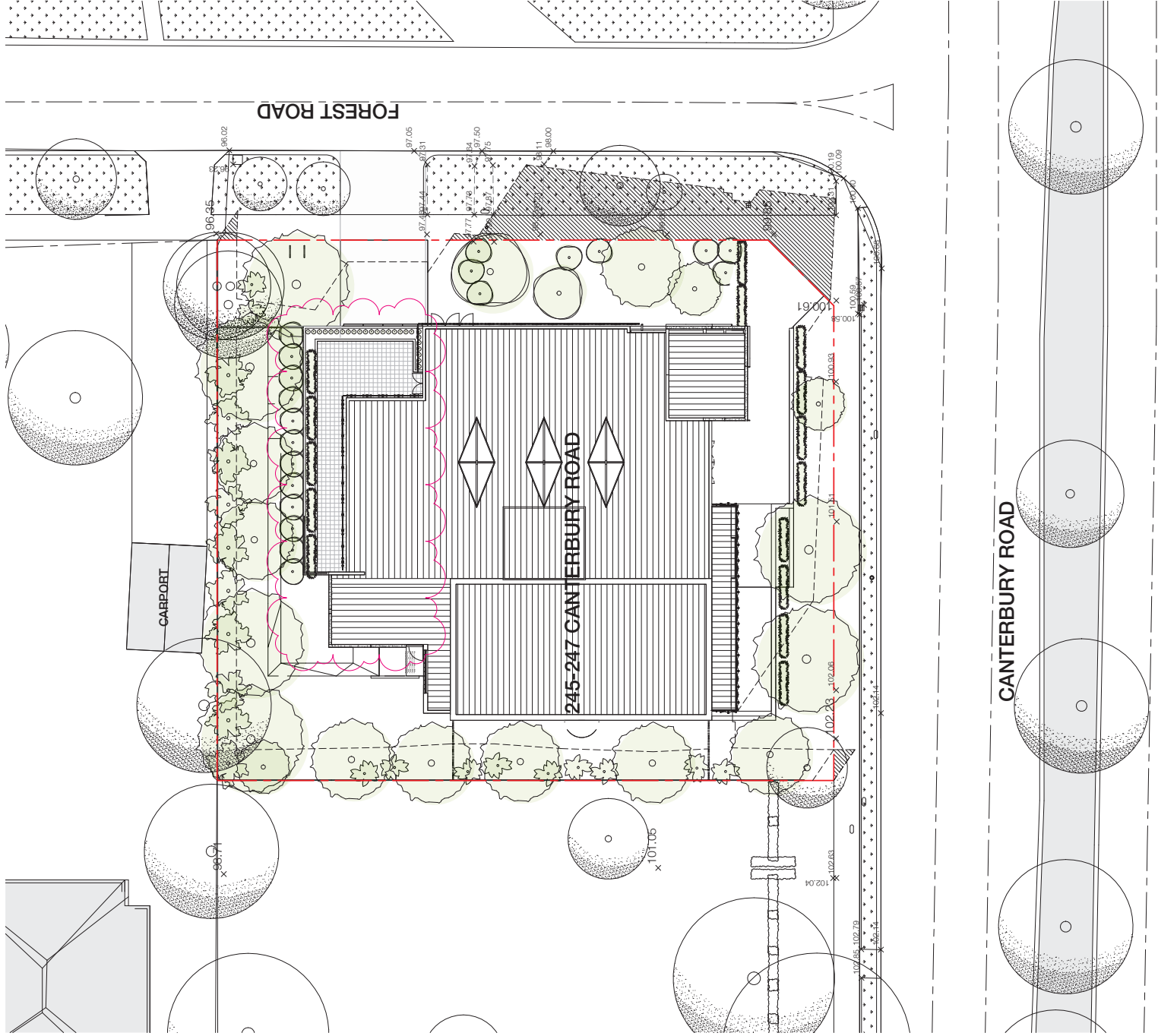


EXTENT OF SHADOWS ON
NEIGHBOURING PROPERTIES CAST BY
EXISTING STRUCTURES

EXTENT OF ADDITIONAL SHADOWS ON
NEIGHBOURING PROPERTIES CAST BY
PROPOSED STRUCTURES. NOTE:
EXTENT OF SHADOW SHOWN IS AT
GROUND LEVEL.



	EXTENT OF SHADOWS ON NEIGHBOURING PROPERTIES CAST BY EXISTING STRUCTURES
	EXTENT OF ADDITIONAL SHADOWS ON NEIGHBOURING PROPERTIES CAST BY PROPOSED STRUCTURES. NOTE: EXTENT OF SHADOW SHOWN IS AT GROUND LEVEL



Legend - Shadow

- EXTENT OF SHADOWS ON EXISTING PROPERTIES CAST BY EXISTING STRUCTURES
- EXTENT OF ADDITIONAL SHADOWS ON NEIGHBOURING PROPERTIES CAST BY PROPOSED STRUCTURES. NOTE: EXTENT OF SHADOW SHOWN IS AT GROUND LEVEL



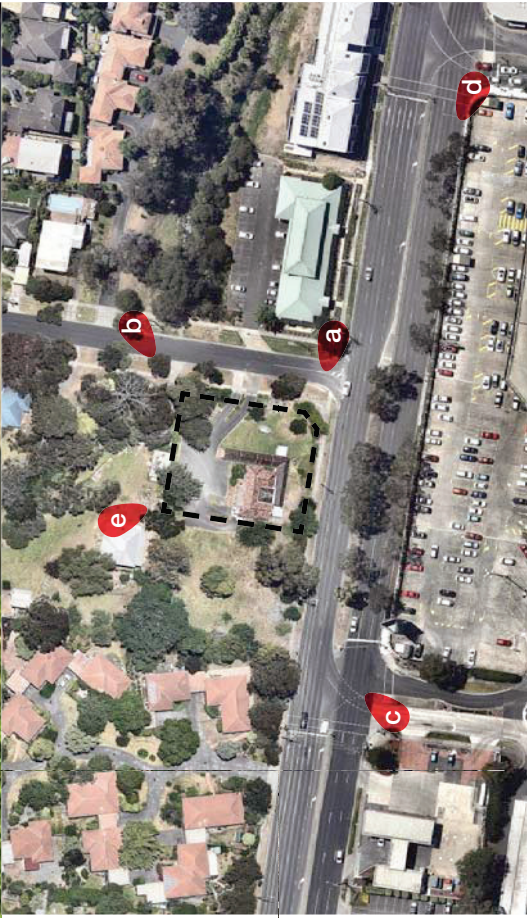
ITEM / LOCATION	MATERIAL / FINISH
01 - Textured Render A	Light Grey
02 - Textured Render B	Mid Grey
03 - Finish C	Natural, Concrete
04 - Feature Screen SCR1	Bronze, Metal
05 - Feature Screen SCR2	Bronze, Metal
06 - Feature Screen SCR3	Bronze, Metal
07 - Screen SCR4	Bronze, Perforated Metal
08 - Inserts And Trims	Bronze, Metal
09 - Fence And Screening	Charcoal, Metal
10 - Glazing	Dark Grey, Obscured
11 - Glazing	Clear Glass
12 - Balustrade	Glass, Obscured
13 - Screening	Light Grey, Breeze Blocks

3D VIEWS

PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME
5/10/2018
ADVERTISED MATERIAL
CITY OF WHITEHORSE
This copied document is made available for the sole purpose of enabling its consideration and review as part of a planning permit under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach copyright.



Forest Hill Family Clinic
9875 6222
UNDER NEW MANAGEMENT
* GP opportunities available
* Rooms available for rent
Please call
Cass Quilty
0421 057 266
PATIENT'S PARKING
↓



PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME

5/10/2018

ADVERTISED MATERIAL

CITY OF WHITEHORSE

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



VIEW b FROM FOOTPATH ADJACENT
TO NO.29 LOOKING SOUTH WEST
TOWARDS SUBJECT SITE

245-247 Canterbury Road, Blackburn
Community Place of Worship

ClarkeHopkinsClarke
115 Sackville Street
Collingwood VIC Australia 3066
Telephone (03) 9419 4340
Facsimile (03) 9419 4345
Email studio@chc.com.au
www.clarkehopkins.com.au





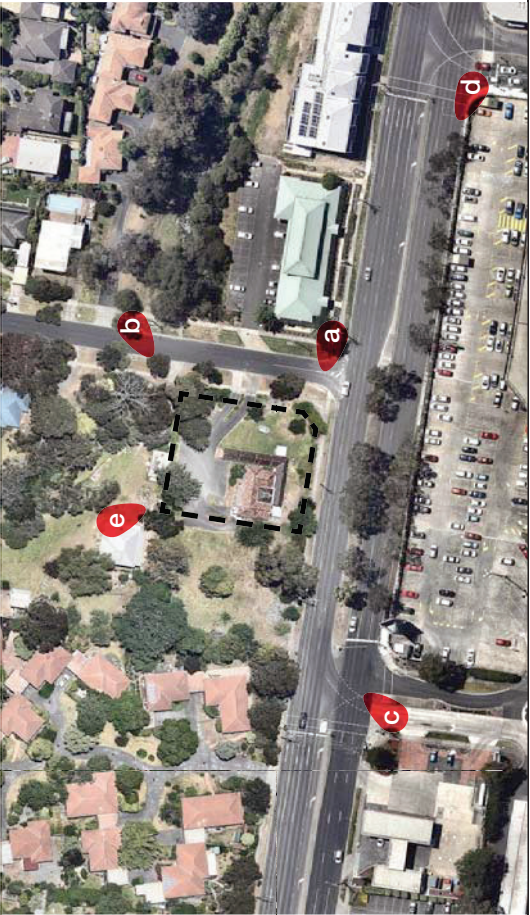
PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME

5/10/2018

ADVERTISED MATERIAL

CITY OF WHITEHORSE

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



VIEW c FROM SOUTHERN SIDE OF
CANTERBURY ROAD AT THE INTERSECTION
WITH GLEBE STREET

245-247 Canterbury Road, Blackburn
Community Place of Worship



PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME

5/10/2018

ADVERTISED MATERIAL

CITY OF WHITEHORSE

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



VIEW d FROM THE FOOTPATH ON SOUTHERN
SIDE OF CANTERBURY ROAD AT THE
INTERSECTION WITH MAHONEYS ROAD
LOOKING NORTH WEST TOWARDS SUBJECT

ClarkeHopkinsClarke

**Clarke
Hopkins
Clarke**

115 Seckville Street
Collingwood VIC Australia 3066
Telephone (03) 9419 4340
Facsimile (03) 9419 4345
Email studio@che.com.au
www.che.com.au

245-247 Canterbury Road, Blackburn
Community Place of Worship

170140 / IM04a



PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME

5/10/2018

ADVERTISED MATERIAL

CITY OF WHITEHORSE

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



VIEW e FROM EASTERN EDGE OF DWELLING
ON LOT NO. 22 LOOKING SOUTH EAST
ACROSS SUBJECT SITE

245-247 Canterbury Road, Blackburn
Community Place of Worship

PLANNING AND ENVIRONMENT ACT 1987
WHITEHORSE PLANNING SCHEME

5/10/2018

ADVERTISED MATERIAL

CITY OF WHITEHORSE

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



