

PLANNING

Rev	Amendment	Date
-	-	-

SITE DATA	
SITE AREA	1452sqm
BUILDING AREAS (GFA)	
• Ground	522sqm
• First	320sqm
TOTAL	842sqm
PROPOSED CHILD CARE PLACES	109
PROPOSED CARPARKING	14 Carparks

FENCE TYPE LEGEND

- FT.01**
1800mm OPEN RAILING FENCE WITH TOP BAR
- FT.02**
1800mm - 2000mm TAPERED ACOUSTIC PAINTED TIMBER PALING BOUNDARY FENCE, REFER ELEVATIONS
- FT.03**
2000mm WHITE BRICK FEATURE FENCE
- FT.04**
2000mm ACOUSTIC PAINTED TIMBER PALING BOUNDARY FENCE
- FT.05**
2500mm ACOUSTIC PAINTED TIMBER PALING BOUNDARY FENCE
- FT.06**
2600mm ACOUSTIC PAINTED TIMBER PALING BOUNDARY FENCE
- FT.07**
2300mm OPEN RAILING FENCE WITH TOP BAR
- FT.08**
1800mm ALUMINIUM BATT FENCE PAINTED WHITE
- FT.09**
1800mm WHITE ALUMINIUM FRAME, GLASS INFILL BALUSTRADE
- FT.10**
2000mm WHITE ALUMINIUM FRAME, GLASS INFILL BALUSTRADE
- FT.11**
2200mm TIMBER FEATURE FENCE

NOTES:
IMPACT RATED FENCING TO ALL STREET FACING FENCES

ALL NOISE BARRIERS MUST BE DESIGNED & CONSTRUCTED IN COMPLIANCE WITH ACOUSTIC REPORT. NOISE BARRIERS MUST ACHIEVE THE HEIGHT SPECIFIED ABOVE OUTDOOR PLAY FFL.



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Project
109 PLACE CHILD CARE
 143 VINES ROAD, HAMLIN HEIGHTS, VIC

DRAWING
 SITE PLAN

Scale As indicated Drawn LO

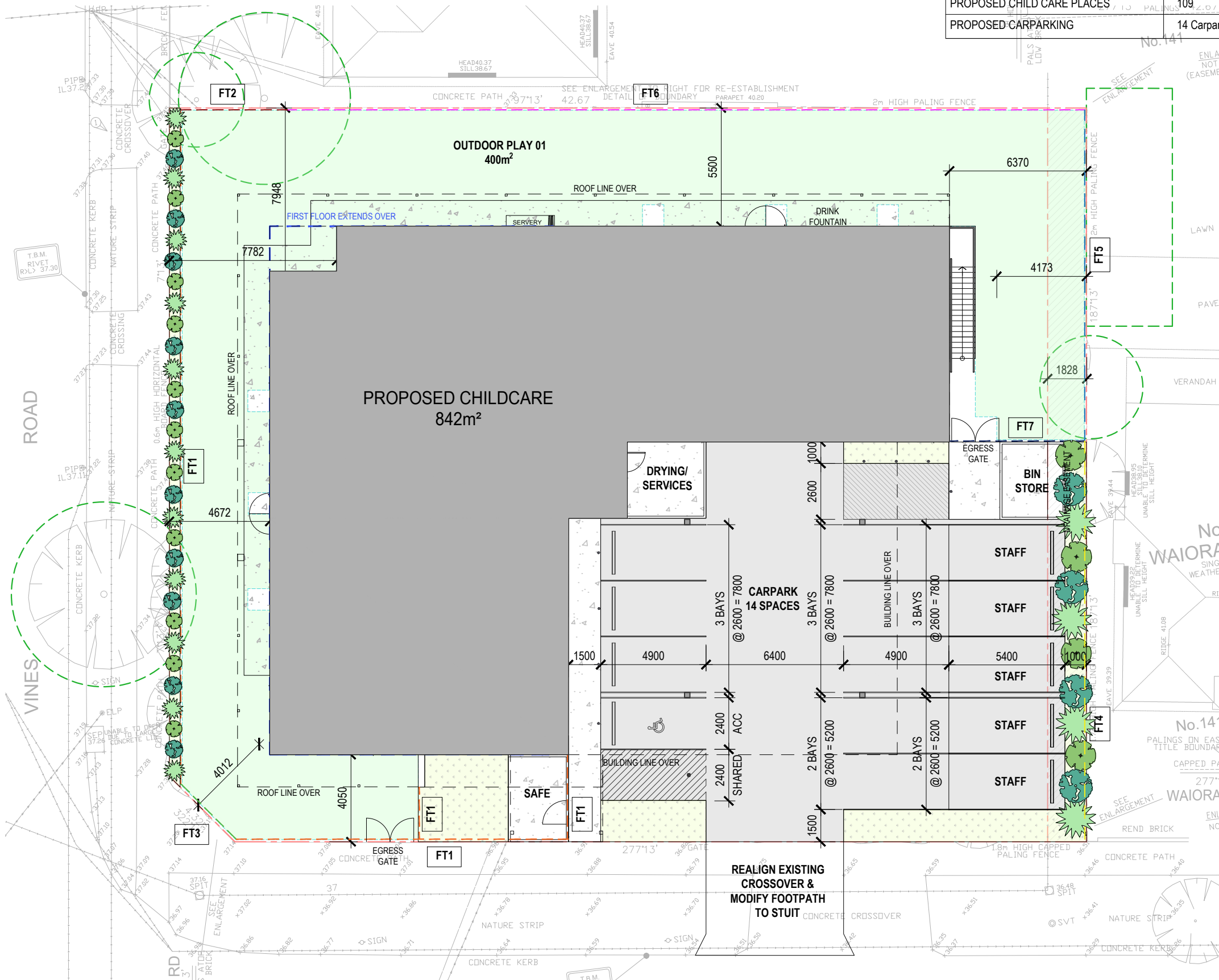
Client

Date 22/04/2026

Job No. 202500052

Dwg No. **DA02**

Rev. - A3 SHEET



SITE PLAN

1:200

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ACTIVITY AREA SCHEDULE									OUTDOOR PLAY AREA SCHEDULE					SITE DATA		
ROOM	PLACES	AGE	STAFF RATIO	STAFF No.	AREA REQ	UNENCUMBERED AREA	ENCUMBERED AREA	TOTAL AREA PROVIDED	ROOMS	PLACES	AREA REQ	UNENCUMBERED AREA	ENCUMBERED AREA	TOTAL AREA PROVIDED	SITE AREA	1452sqm
ROOM 1	12	0-2	1:4	3	39	39sqm	7sqm	46sqm	ROOM 1	12	378	400sqm	12sqm	412sqm	BUILDING AREAS (GFA)	522sqm
ROOM 2	12	0-2	1:4	3	39	39sqm	7sqm	46sqm	ROOM 2	12					• Ground	320sqm
ROOM 3	15	2-3	1:4	4	48.75	49sqm	8sqm	57sqm	ROOM 3	15					• First	842sqm
ROOM 4	15	2-3	1:4	4	48.75	49sqm	8sqm	57sqm	ROOM 4	15					TOTAL	
ROOM 5	22	4-5	1:11	2	71.5	72sqm	8sqm	80sqm	ROOM 5	22	385	385sqm	5sqm - Doors	400sqm	PROPOSED CHILD CARE PLACES	109
ROOM 6	33	4-5	1:11	3	107.25	108sqm	8sqm	116sqm	ROOM 6	33			6sqm - Circulation		PROPOSED CARPARKING	14 Carparks
									TOTALS	109	763	785sqm	4sqm - Shed	812sqm		
TOTALS	109			22	354.25	356sqm	46sqm	402sqm								

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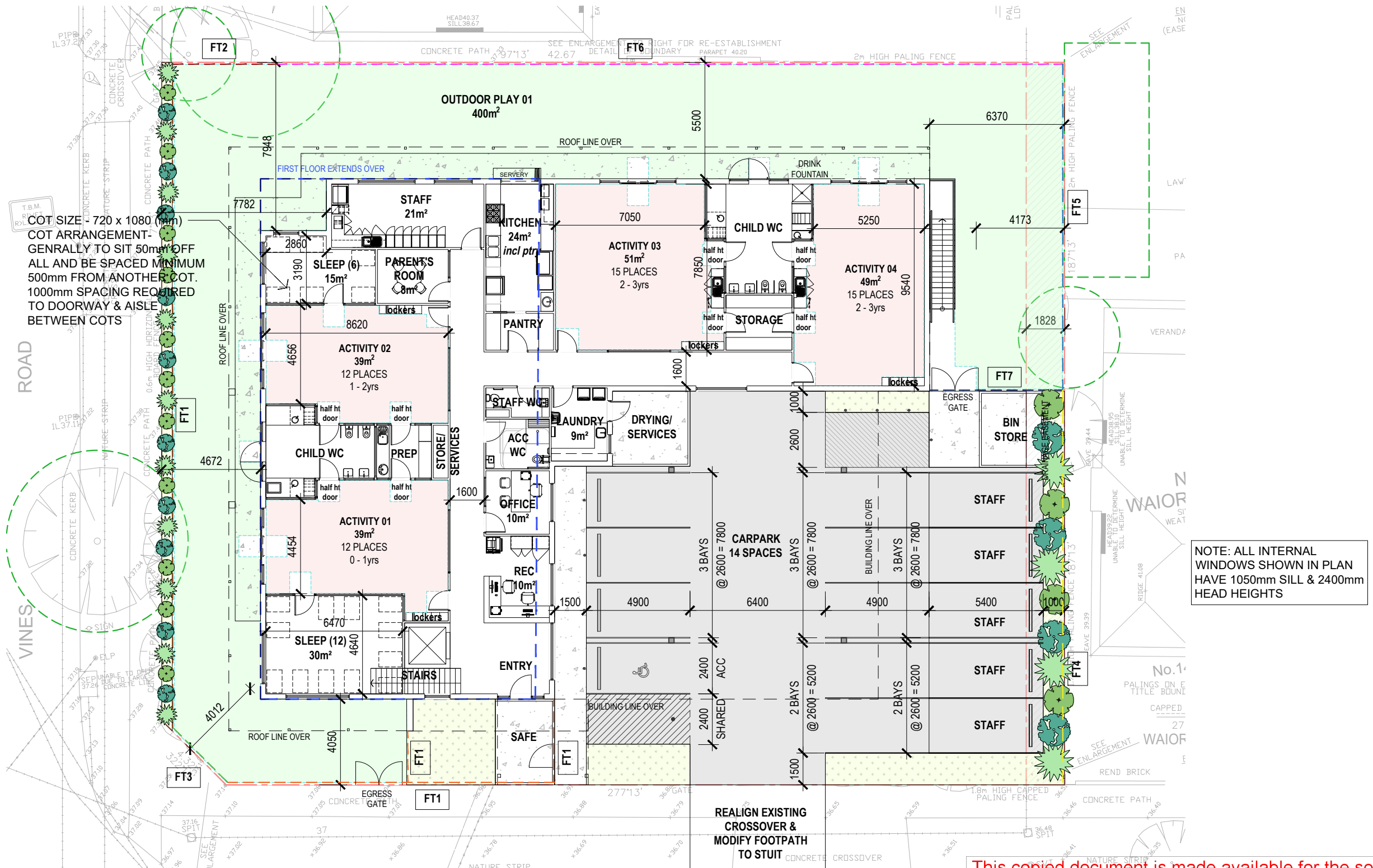
Project
109 PLACE CHILD CARE
143 VINES ROAD, HAMLIN HEIGHTS, VIC

DRAWING
GROUND FLOOR PLAN

Scale As indicated Drawn LO

Client Date 22/04/2026
Project No. 202500052
Dwg No. **DA03**

Rev: A3 SHEET



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GROUND FLOOR PLAN

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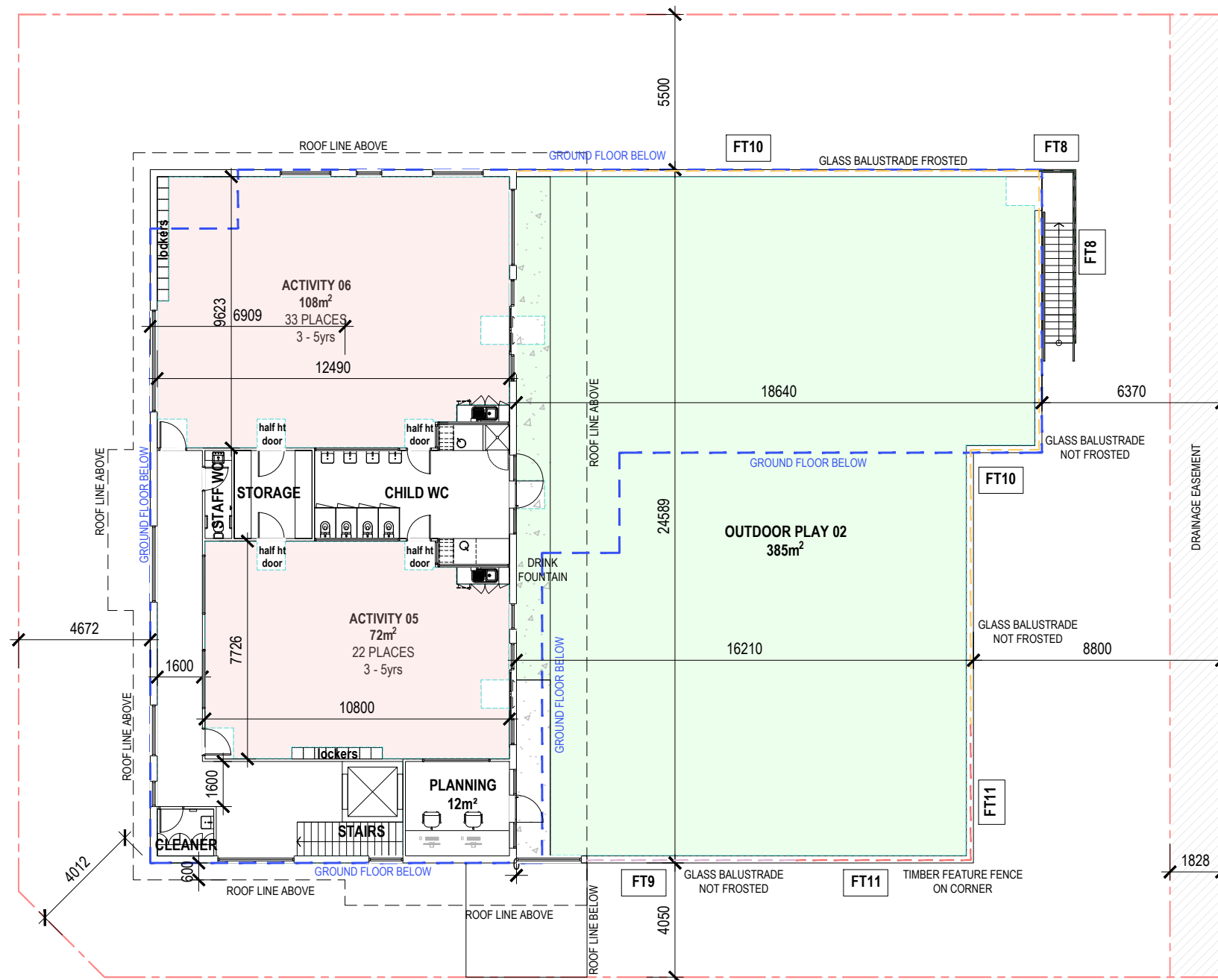
ACTIVITY AREA SCHEDULE									OUTDOOR PLAY AREA SCHEDULE					
ROOM	PLACES	AGE	STAFF RATIO	STAFF No.	AREA REQ	UNENCUMBERED AREA	ENCUMBERED AREA	TOTAL AREA PROVIDED	ROOMS	PLACES	AREA REQ	UNENCUMBERED AREA	ENCUMBERED AREA	TOTAL AREA PROVIDED
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NOTE: ALL INTERNAL WINDOWS SHOWN IN PLAN HAVE 1050mm SILL & 2400mm HEAD HEIGHTS

FIRST FLOOR PLAN

1:200

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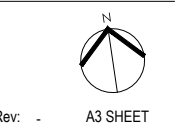
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109 PLACE CHILD CARE
143 VINES ROAD, HAMLIN HEIGHTS, VIC

DRAWING
FIRST FLOOR PLAN

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Client
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Job No. 202500052
Dwg No. **DA04**

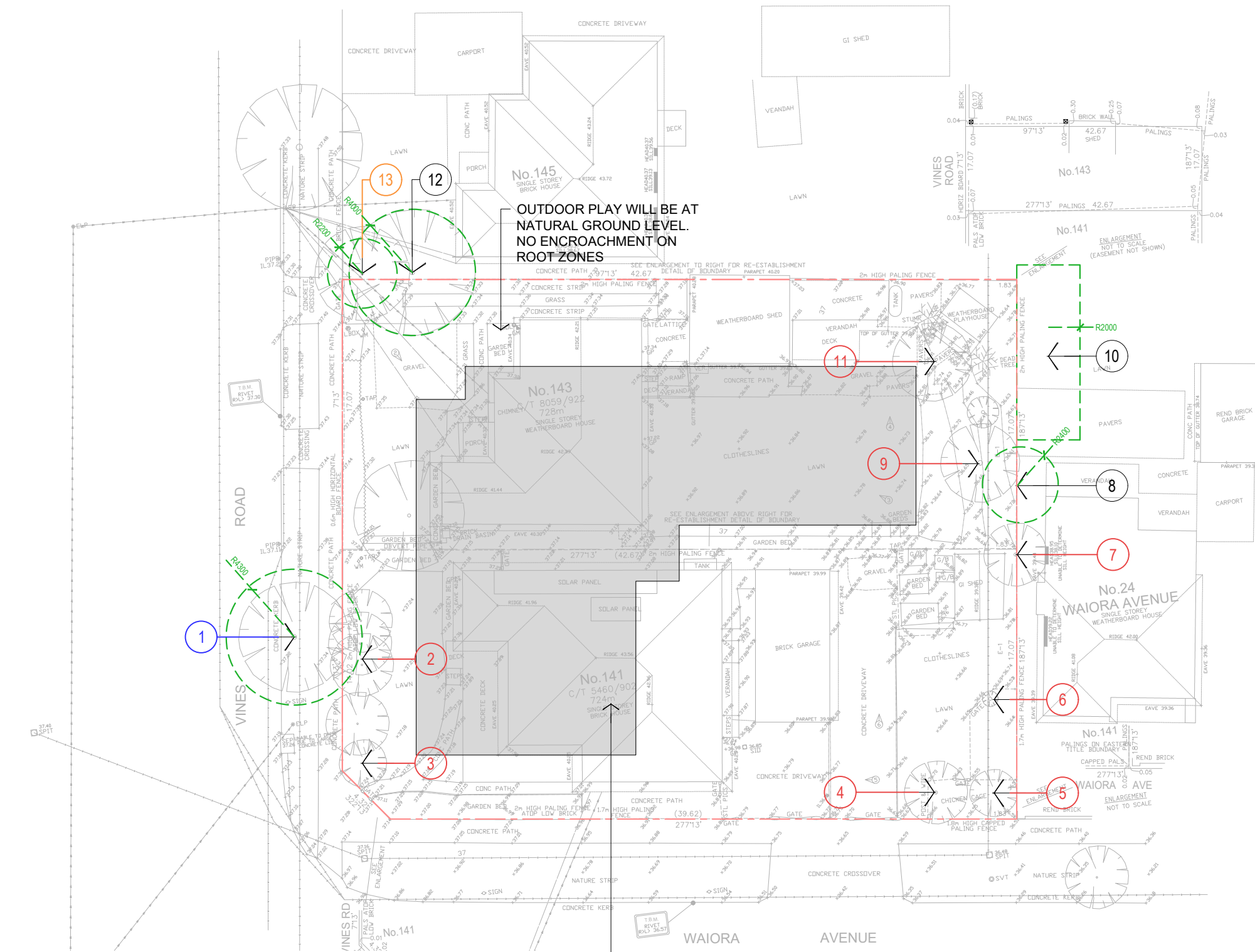


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BUILDING AREAS (GFA)	522sqm • Ground • First
TOTAL	842sqm
PROPOSED CHILD CARE PLACES	109
PROPOSED CARPARKING	14 Carparks

PLANNING

Rev	Amendment	Date
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TREE No.	TREE PRO. ZONE RADIUS (mm)	PROPOSED NEW ENCROACH. AREA: (m ²)
1	4300	NIL
2	2000	DEMOLISH
3	2000	DEMOLISH
4	3800	DEMOLISH
5	2000	DEMOLISH
6	2800	DEMOLISH
7	3600	DEMOLISH
8	2400	NIL
9	3000	DEMOLISH
10	2000	NIL
11	2000	DEMOLISH
12	4000	NIL
13	2200	NIL



TREE PROTECTION ZONE PLAN

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PROPOSED BUILDING FOOTPRINT

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Project
109 PLACE CHILD CARE
143 VINES ROAD, HAMLYN HEIGHTS, VIC

DRAWING
TREE PROTECTION ZONE PLAN

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 Client
 Date 22/04/2026
 Job No. 202500052
 Dwg No. **DA10** Rev. - A3 SHEET

