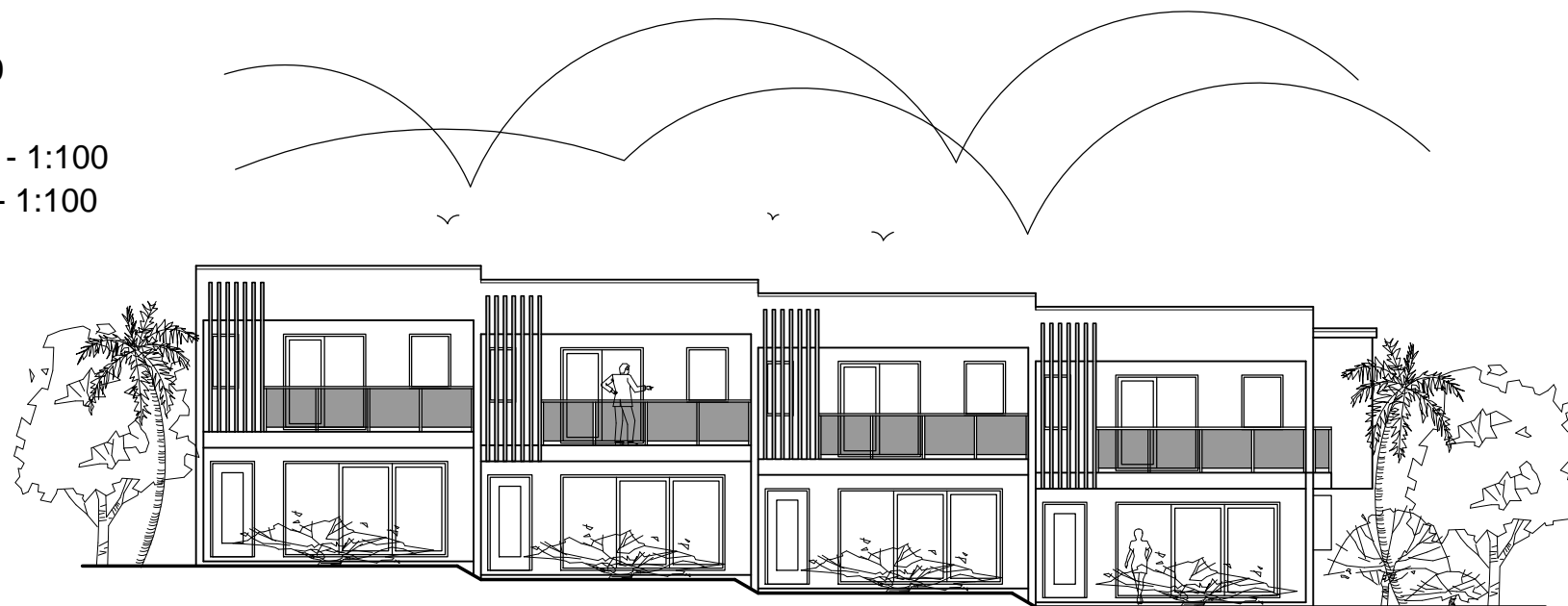


# Proposed 4 Townhouses 67 North Road Woodridge. Qld. For - SMITHRD PTY. LTD.

LOGAN CITY COUNCIL  
APPROVED PLAN OF DEVELOPMENT  
This is the approved plan of development for Development Application  
MCUC/129/2022

## Drawings :

- 01 SITE PLAN - 1:200
- 02 GROUND FLOOR PLAN - 1:100
- 03 FIRST FLOOR PLAN - 1:100
- 04 ELEVATIONS NORTH & WEST - 1:100
- 05 ELEVATIONS SOUTH & EAST - 1:100
- 06 FINISHES - 1:125



Lot 1 on RP 156544

Site Area = 958 sq.m

Site Covered = 403 sq.m = 42%

**John McDonald**  
Building Designer  
QBCC Lic.No. 65953  
m 0424 275 650  
e macatak8403@gmail.com

**Jerome Fang**  
Registered Planner  
RPIA. 48043  
m 0430 113 189  
enquiry@oasistownplanning.com.au

---

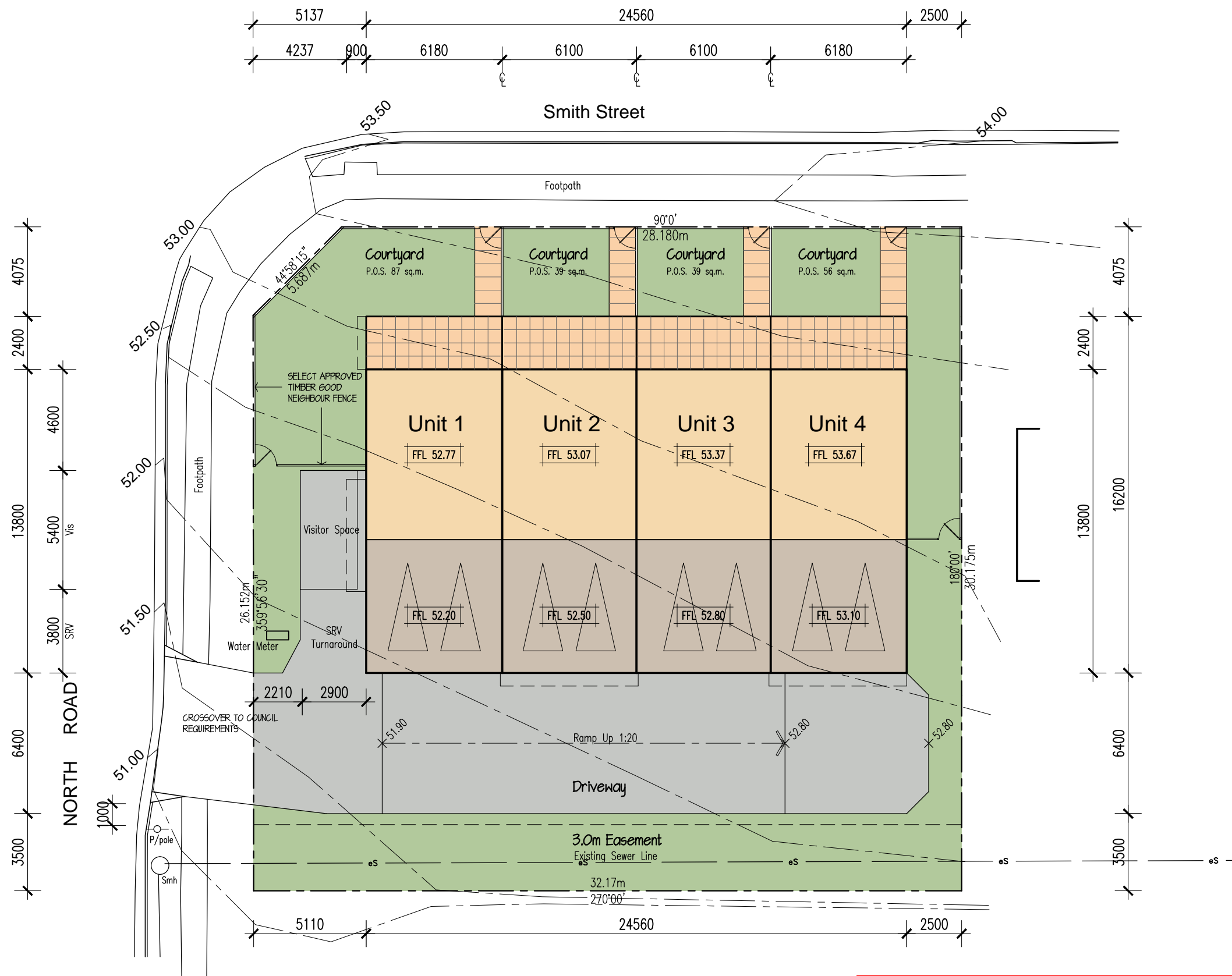
## DEVELOPMENT APPLICATION

Issue date: D 09.12.2022



O A S I S  
TOWN PLANNING

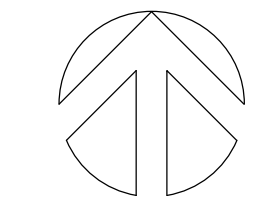
REV	DATE	AMENDMENT
A	05.08.22	Development Application
B	06.10.22	Council Information Request
C	09.11.22	Council Information Request
D	09.12.22	Visitor Space Relocated



**SITE FLOOR**

RPD Lot 1 on RP 156544  
 Site Area = 958 sq.m.  
 Site Covered = 403 sq.m. = 42%

**LOGAN CITY COUNCIL**  
**APPROVED PLAN OF DEVELOPMENT**  
 This is the approved plan of development for Development Application  
**MCUC/129/2022**



**OASIS**  
TOWN PLANNING

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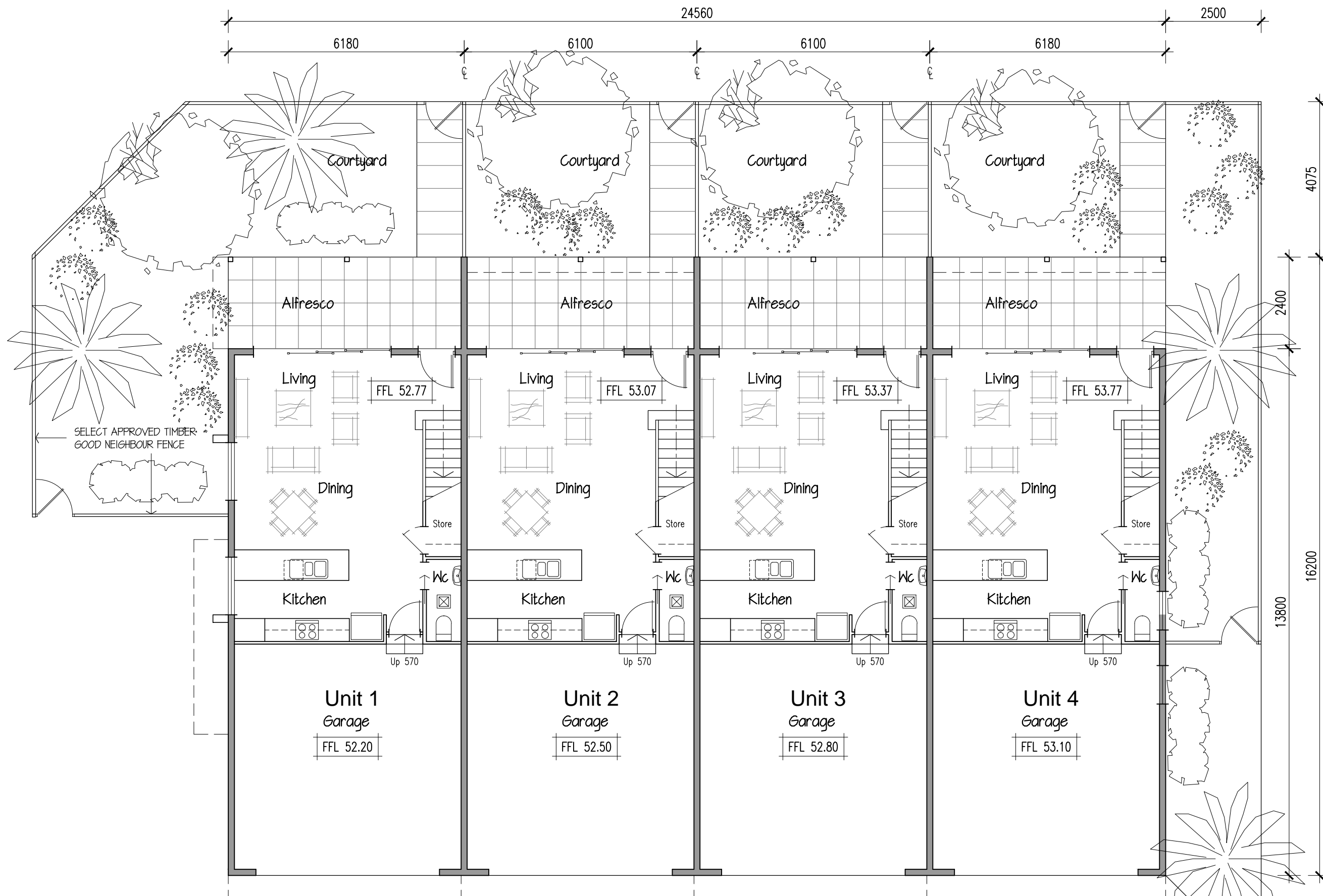
Project  
**Proposed Townhouse**  
**67 North Road.**  
**Woodridge. Qld.**  
**Lot 1 on RP 156544**

Client  
**SMITHRD PTY LTD**

Title  
**Site Plan**

Project No.	220505
scale @ A3	1:200
drawn	JMcD
sheet no.	revision
<b>01</b>	<b>D</b>

REV	DATE	AMENDMENT
A	05.08.22	Development Application
B	06.10.22	Council Information Request
C	09.11.22	Council Information Request



**GROUND FLOOR PLAN**

TYPICAL UNIT AREAS

LIVING	=	84.2 sq.m
ALFRESCO	=	14.6 sq.m
TOTAL	=	98.8 sq.m

FLOOR LINE  
CANTILEVERED OVER.

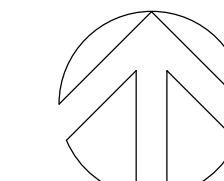
**LOGAN CITY COUNCIL**

**APPROVED PLAN OF DEVELOPMENT**

This is the approved plan of development for Development Application

MCUC/129/2022

written dimensions shall take preference over scaled measurement – all contractors to verify dimensions prior to commencing work – this design and drawings are copyright



**OASIS**  
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Project  
**Proposed Townhosuse**  
**67 North Road.**  
**Woodridge. Qld.**  
**Lot 1 on RP 156544**

Client  
**SMITHRD PTY LTD**

Title  
**Ground Floor Plan**

Project No. **220505**

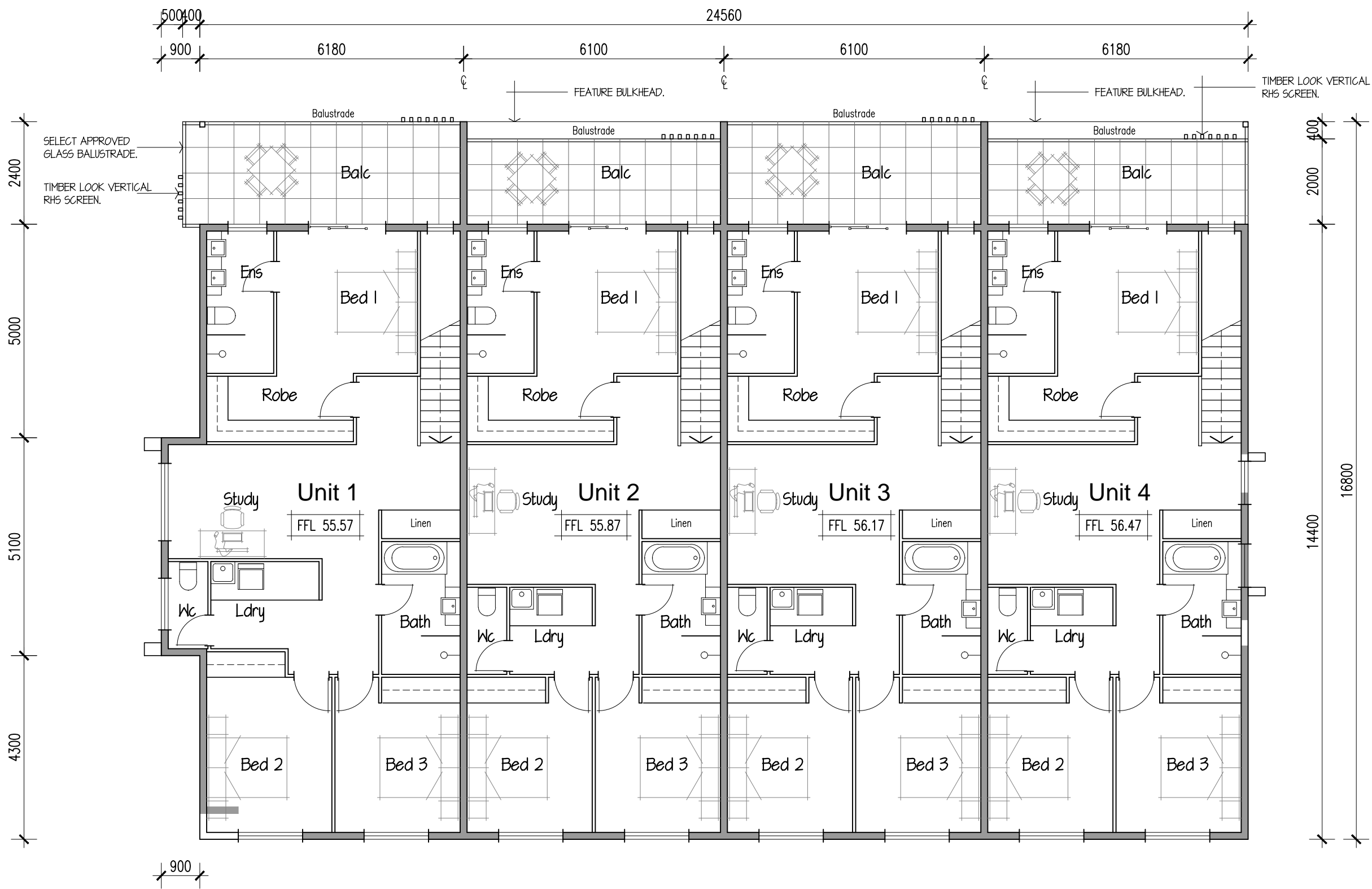
scale @ A3 **1:100**

drawn **JMcD**

sheet no. **revision**

**02** **C**

REV	DATE	AMENDMENT
A	05.08.22	Development Application
B	06.10.22	Council Information Request
C	09.11.22	Council Information Request



**FIRST FLOOR PLAN**

**UNIT 1 AREAS**  
 LIVING = 93.0 sq.m  
 ALFRESCO = 15.8 sq.m  
 TOTAL = 108.8 sq.m

**UNIT 3 AREAS**  
 LIVING = 87.8 sq.m  
 ALFRESCO = 14.6 sq.m  
 TOTAL = 102.4 sq.m

**UNIT 2 & 4 AREAS**  
 LIVING = 87.8 sq.m  
 ALFRESCO = 12.3 sq.m  
 TOTAL = 100.1 sq.m

**LOGAN CITY COUNCIL**  
**APPROVED PLAN OF DEVELOPMENT**  
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**MCUC/129/2022**



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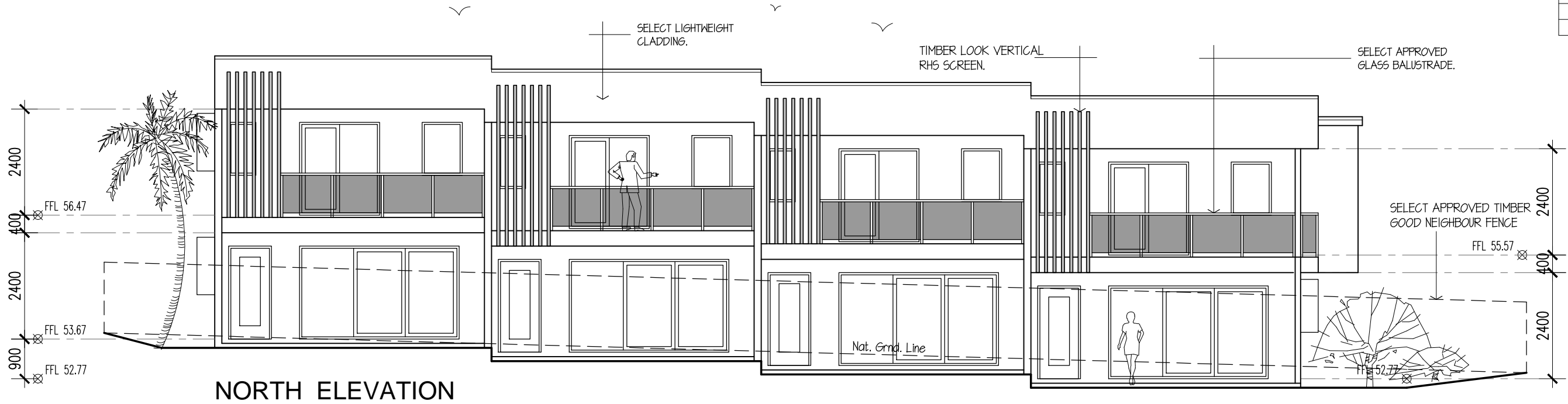
Project  
**Proposed Townhosuse**  
**67 North Road.**  
**Woodridge. Qld.**  
**Lot 1 on RP 156544**

Client  
**SMITHRD PTY LTD**

Title  
**First Floor Plan**

Project No.	220505
scale @ A3	1:100
drawn	JMcD
sheet no.	revision
<b>03</b>	<b>C</b>

REV	DATE	AMENDMENT
A	05.08.22	Development Application
B	06.10.22	Council Information Request
C	09.11.22	Council Information Request



**NORTH ELEVATION**

**LOGAN CITY COUNCIL**  
**APPROVED PLAN OF DEVELOPMENT**  
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**MCUC/129/2022**



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TOWN PLANNING

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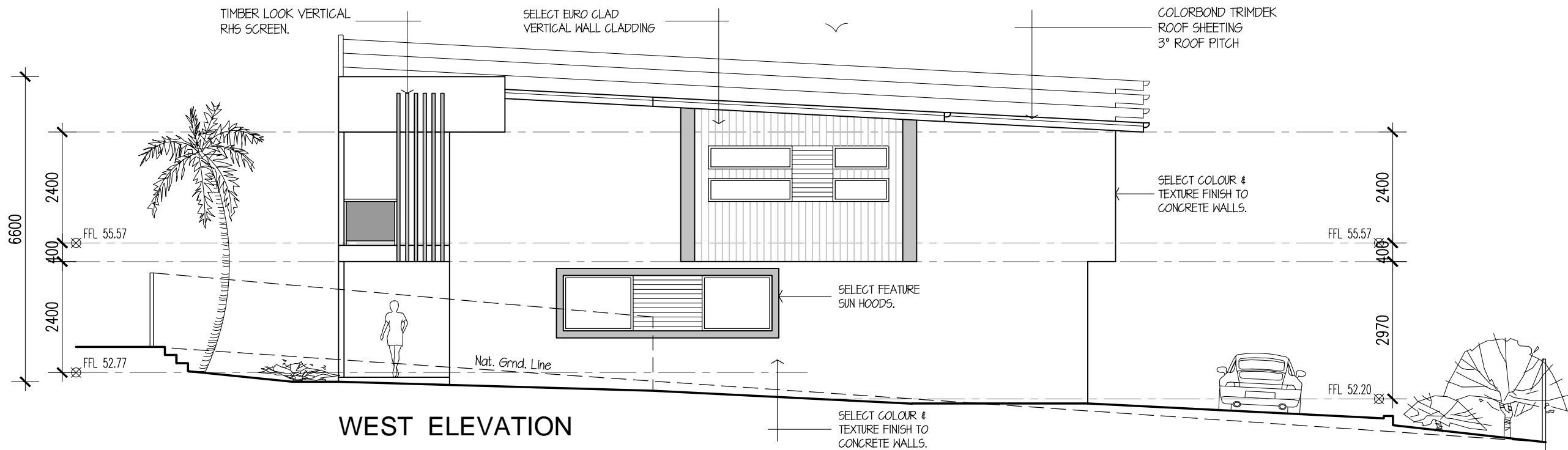
**John McDonald**  
 Building Designer  
 QBCC Lic.No. 65953  
 m 0424 275 650  
 e macatak8403@gmail.com

Project  
**Proposed Townhouse**  
**67 North Road.**  
**Woodridge, Qld.**  
**Lot 1 on RP 156544**

Client  
**SMITHRD PTY LTD**

Title  
**Elevations North & West**

Project No. **220505**  
 scale @ A3 **1:100**  
 drawn **JMcD**  
 sheet no. **04** revision **C**

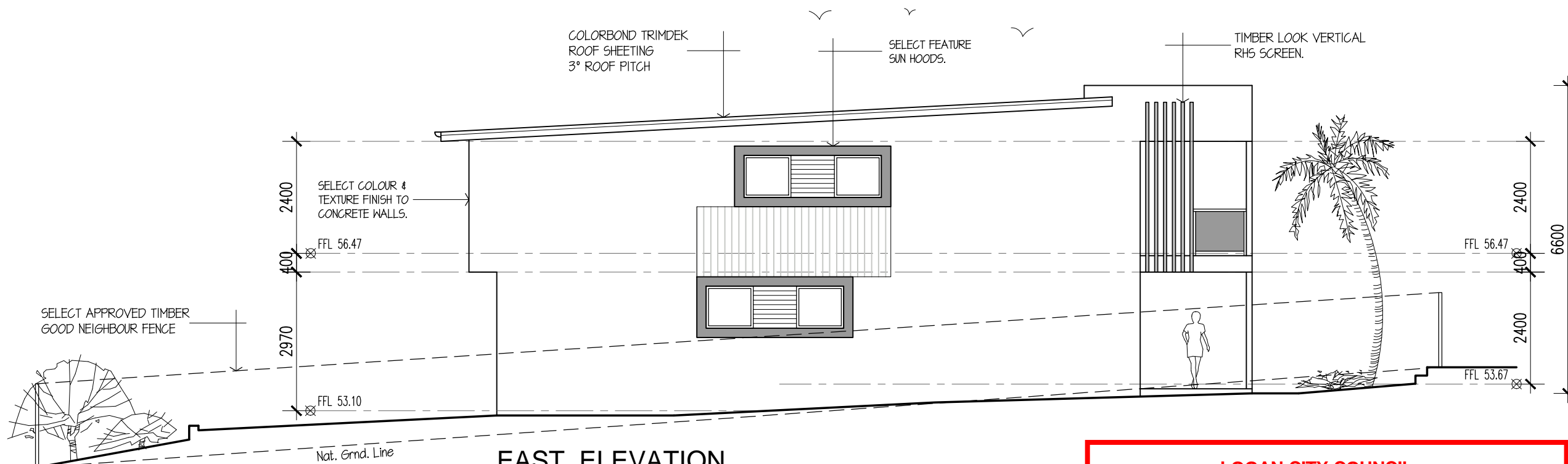


**WEST ELEVATION**

REV	DATE	AMENDMENT
A	05.08.22	Development Application
B	06.10.22	Council Information Request
C	09.11.22	Council Information Request



**SOUTH ELEVATION**



**EAST ELEVATION**



**OASIS**  
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e macatak8403@gmail.com

Project  
**Proposed Townhouse**  
**67 North Road.**  
**Woodridge, Qld.**  
**Lot 1 on RP 156544**

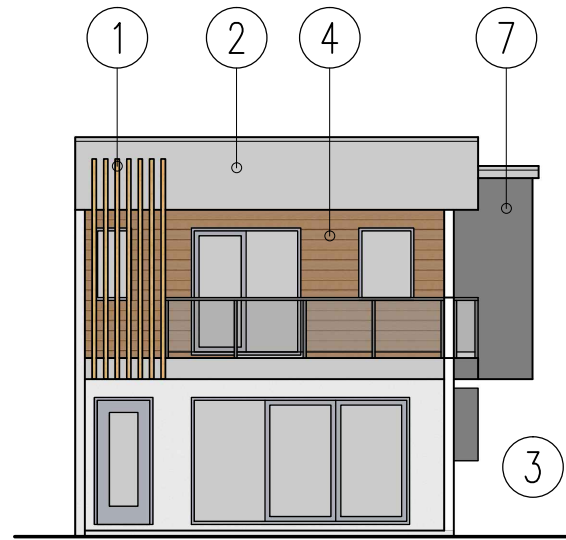
Client  
**SMITHRD PTY LTD**

Title  
**Elevations South & East**

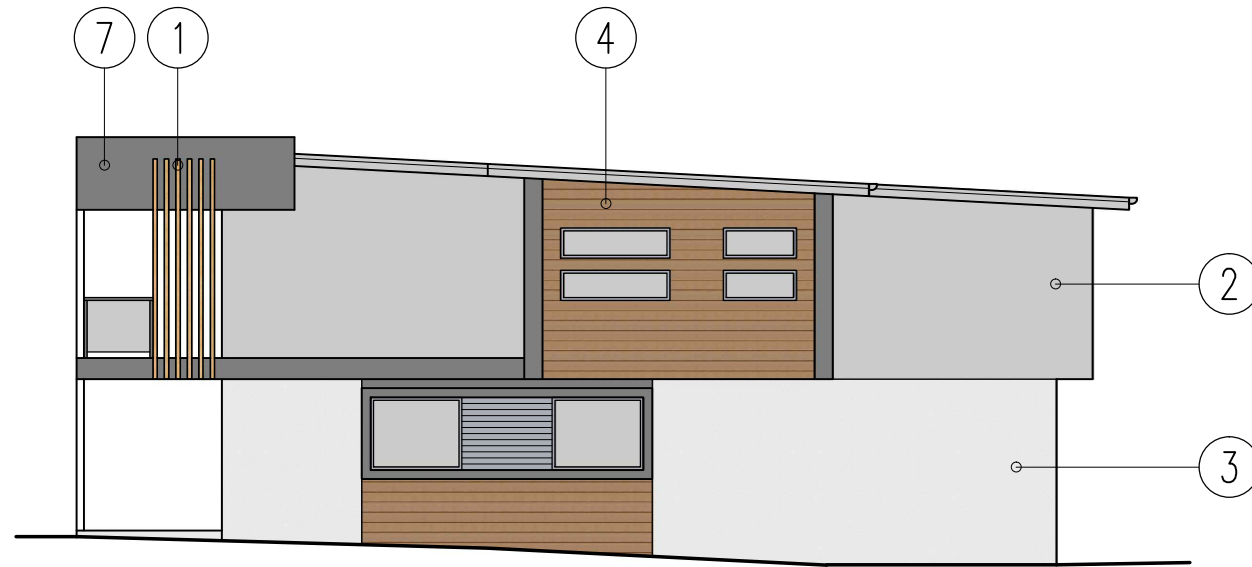
Project No. **220505**  
scale @ A3 **1:100**  
drawn **JMcD**  
sheet no. **revision**  
**05** **C**

**LOGAN CITY COUNCIL**  
**APPROVED PLAN OF DEVELOPMENT**  
This is the approved plan of development for Development Application  
**MCUC/129/2022**

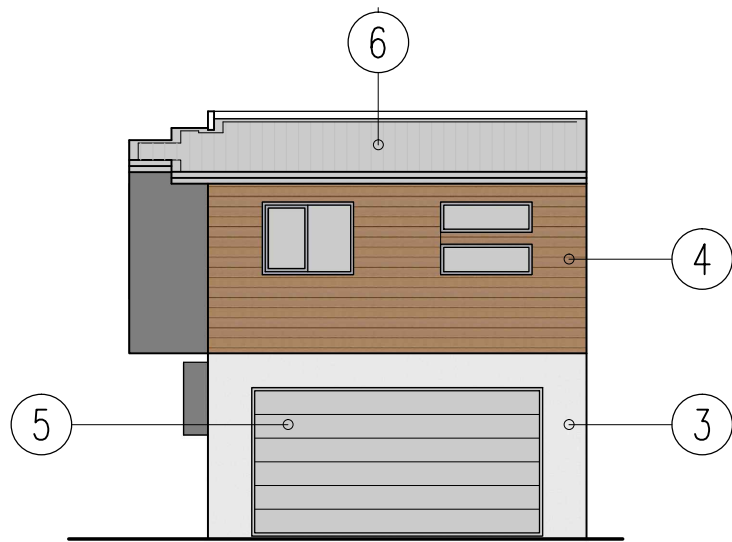
REV	DATE	AMENDMENT
A	21.11.22	Development Application



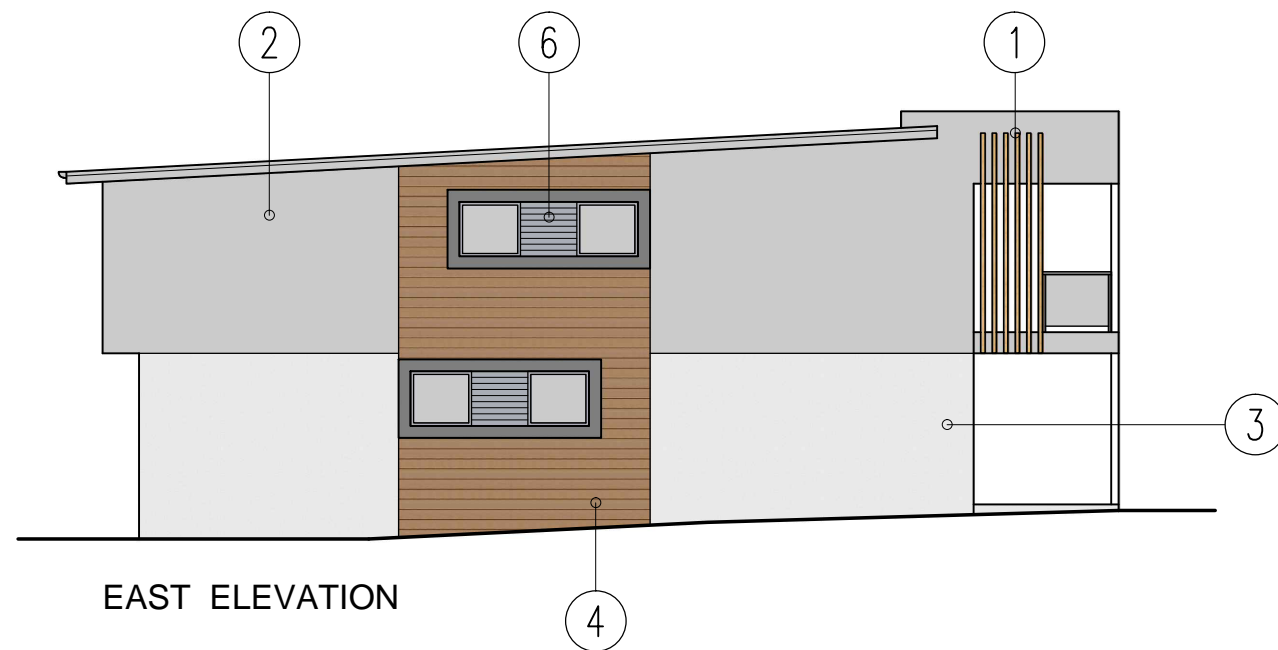
NORTH ELEVATION



WEST ELEVATION



SOUTH ELEVATION



EAST ELEVATION

- ① Aluminium Battens 'Timber Look'
- ② Render Cladding 'Dulux-Surfmist'
- ③ Blockwork Wall 'Textured Dulux-Quarter Lexicon'
- ④ James Hardie Linear Cladding 'Dulux-Muted Gold'
- ⑤ Sectional Garage Door 'Inspiration Aluminium-Face Fixed'
- ⑥ Trimdek Roof 'Colorbond- Surfmist'
- ⑦ Render Cladding 'Dulux-Endless Dusk'



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Project  
**Proposed Townhosuse**  
**67 North Road.**  
**Woodridge. Qld.**  
**Lot 1 on RP 156544**

Client  
**SMITHRD PTY LTD**

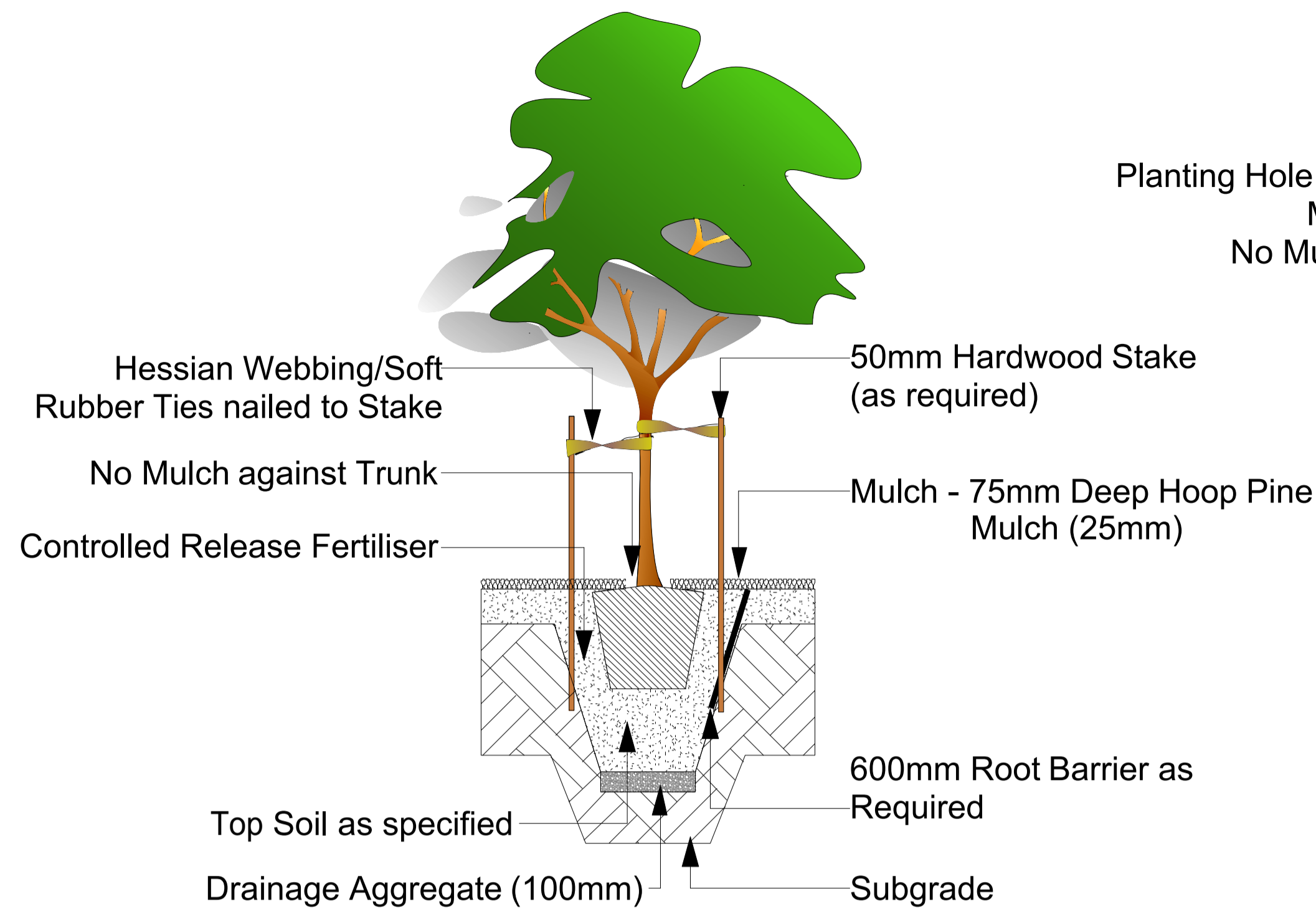
Title  
**Finishes**

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drawn	JMcD
sheet no.	revision
<b>06</b>	<b>A</b>

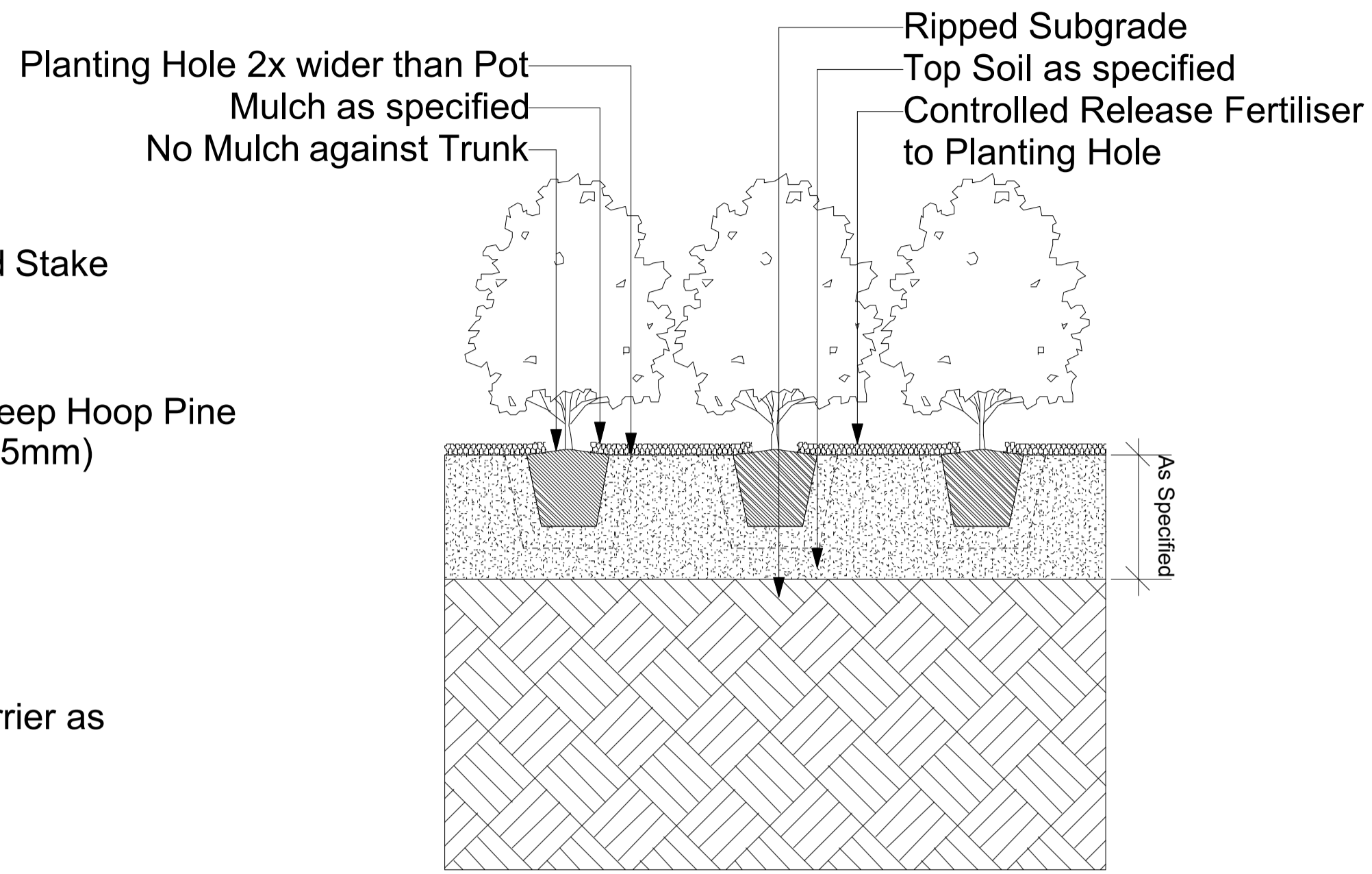
**LOGAN CITY COUNCIL**  
**APPROVED PLAN OF DEVELOPMENT**  
 This is the approved plan of development for Development Application  
**MCUC/129/2022**



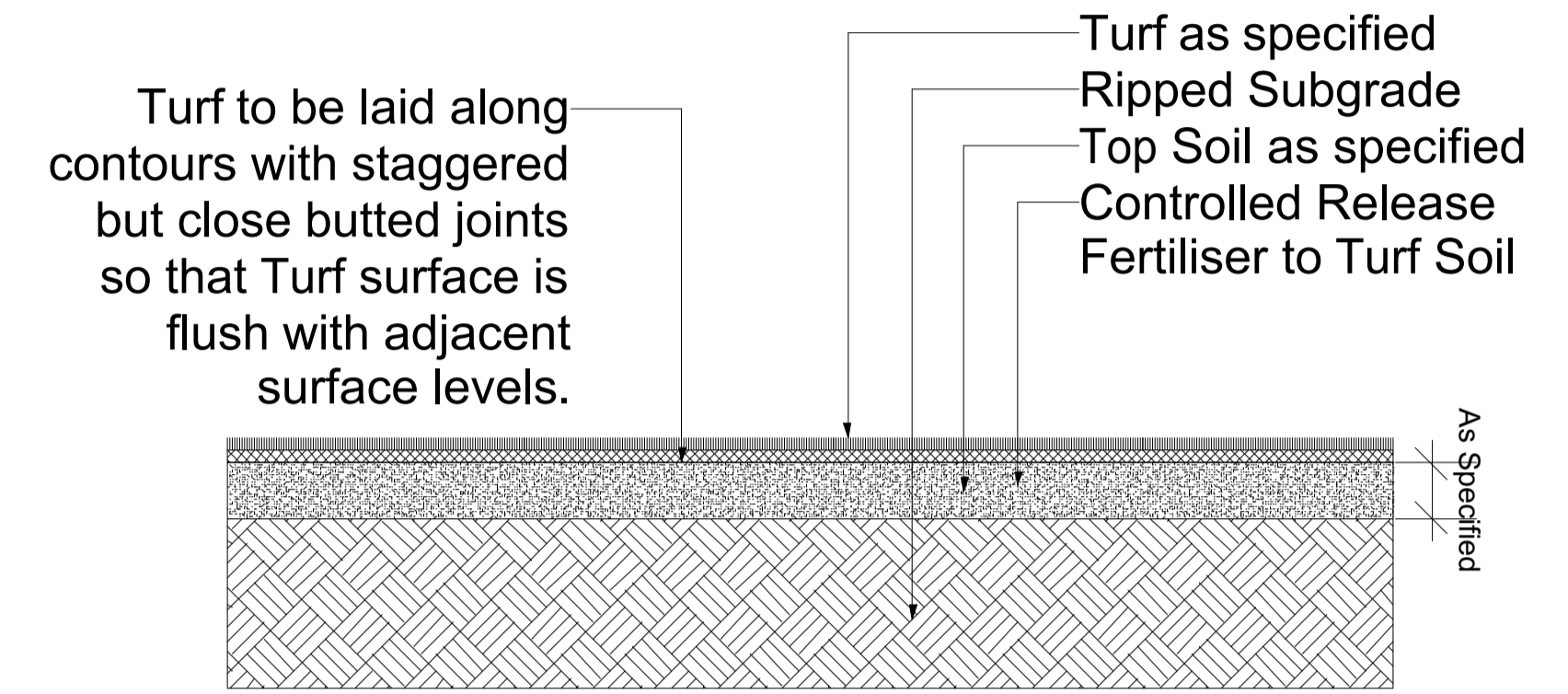




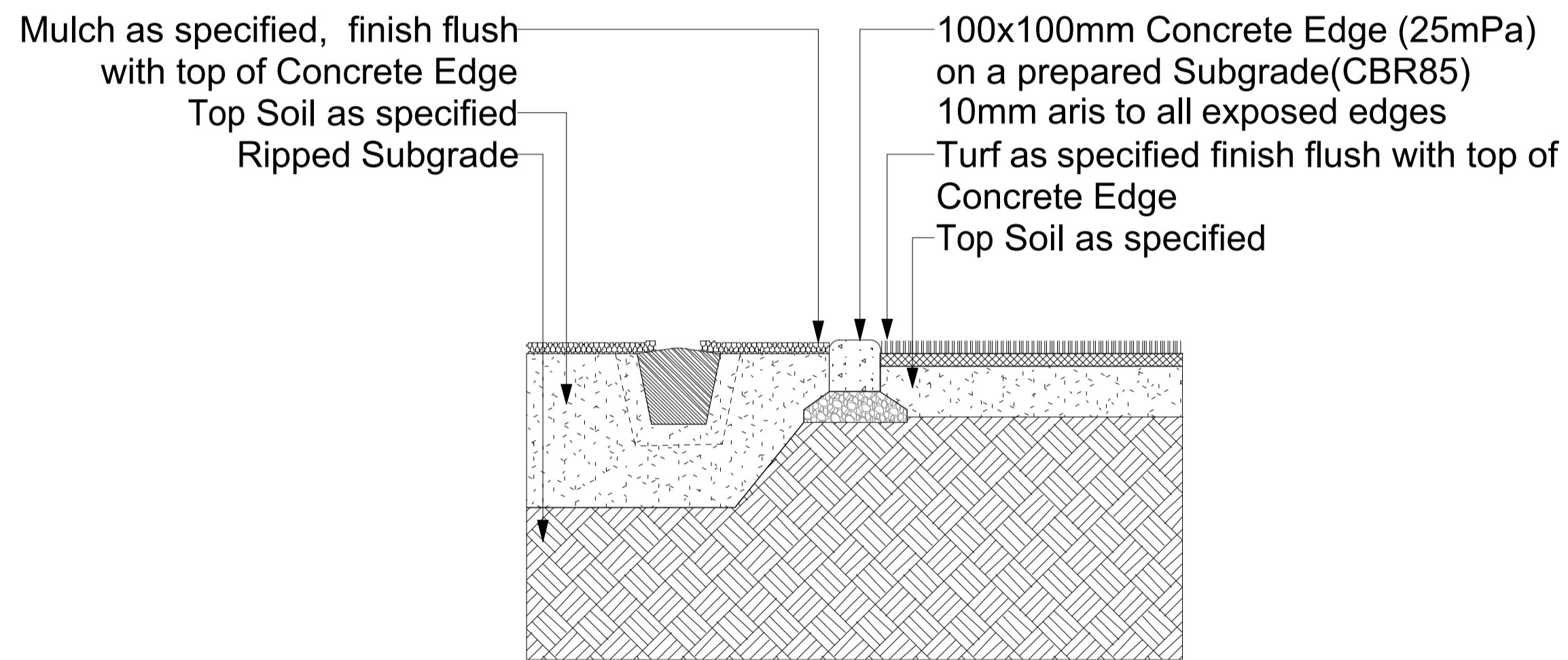
**A** LANDSCAPE WORKS - Bio-Retention Basin  
1:25(A1) 1:50(A3)



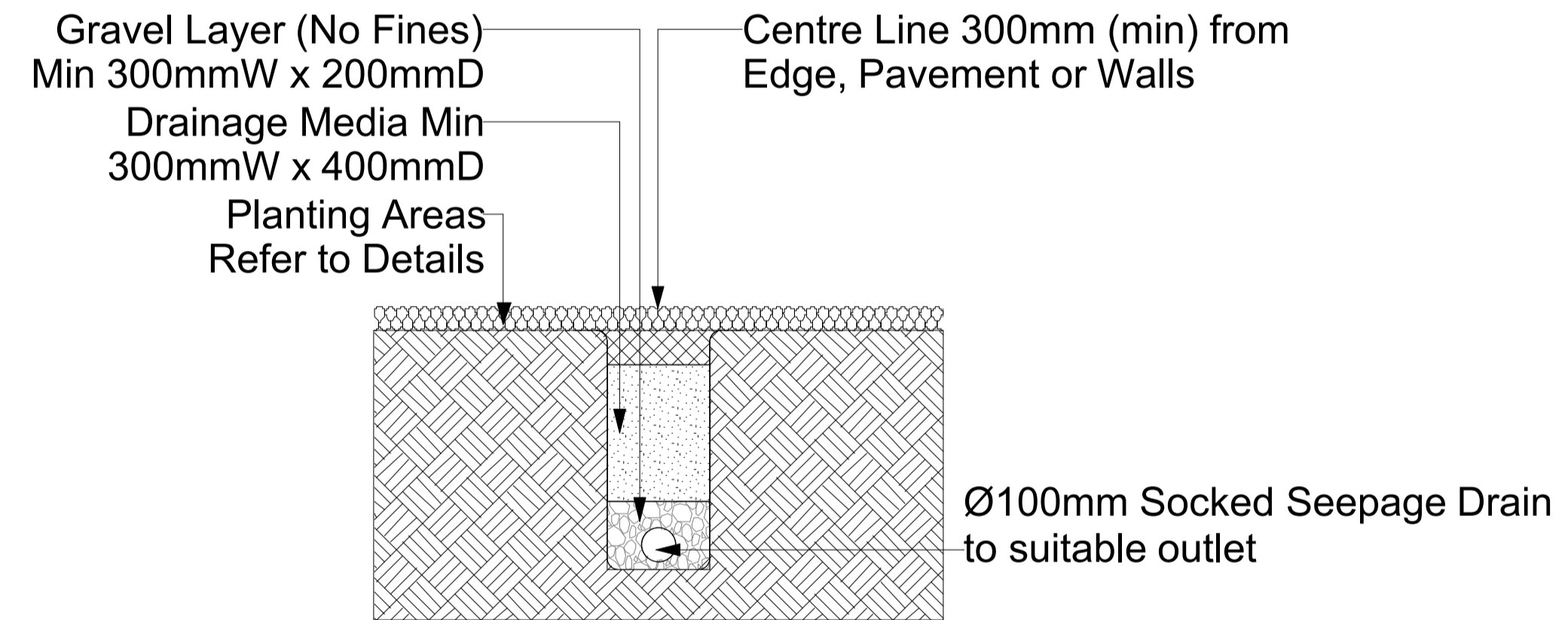
**B** LANDSCAPE WORKS - General Planting Detail  
1:12.5(A1) 1:25(A3)



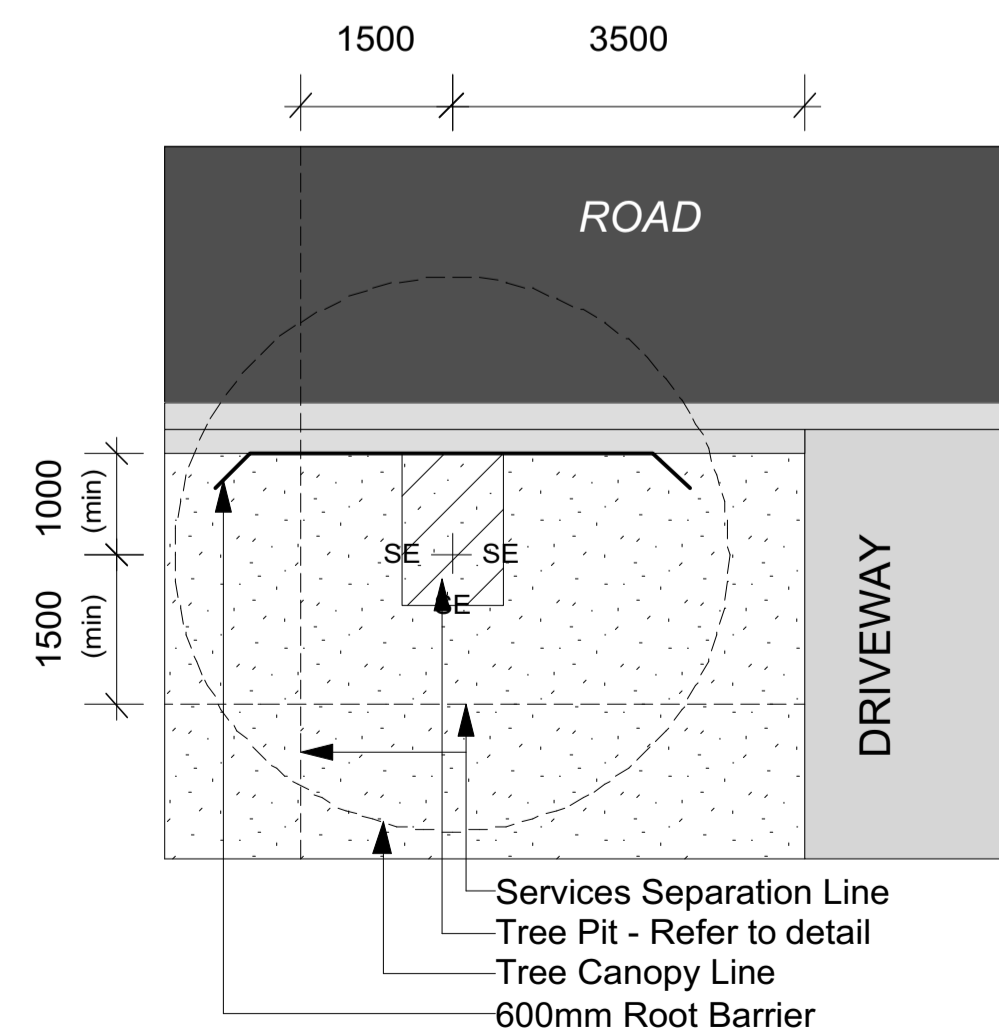
**C** LANDSCAPE WORKS - Turf Detail  
1:12.5(A1) 1:25(A3)



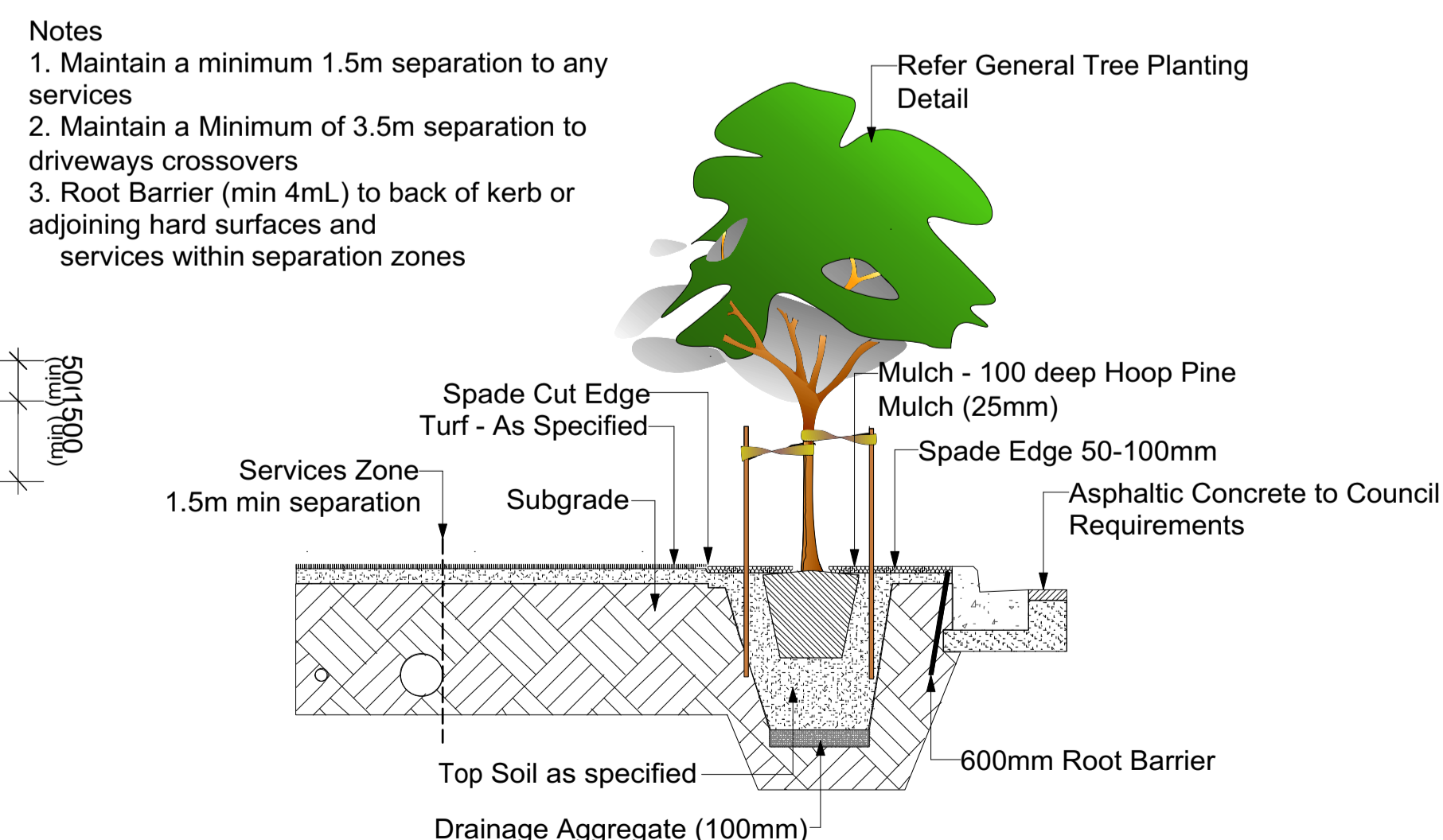
**D** LANDSCAPE WORKS - Concrete Edge  
1:10(A1) 1:20(A3)



**E** LANDSCAPE WORKS - Sub-Surface Drainage (SSD)  
1:10(A1) 1:20(A3)



**F** LANDSCAPE WORKS - Street Tree Planting  
1:75(A1) 1:150(A3)



- Notes**
- Maintain a minimum 1.5m separation to any services
  - Maintain a Minimum of 3.5m separation to driveways crossovers
  - Root Barrier (min 4mL) to back of kerb or adjoining hard surfaces and services within separation zones

**LOGAN CITY COUNCIL**  
**APPROVED PLAN OF DEVELOPMENT**  
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**MCUC/129/2022**

NO. DATE NOTE

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Client  
**SMITHRD PTY LTD**

Address  
67 NORTH RD  
WOODRIDGE

Project  
**PROPOSED RESIDENTIAL UNITS**

Drawing  
Details

**Deep Rainforest** co.  
www.deeprainforest.com.au  
e. john@deeprainforest.com.au  
T: 07 55 330211

Scale  
As Shown

Date  
24.08.22

North	Job No. LP22-35	Dwg No. DT1
	Issue.	

LOGAN CITY COUNCIL

APPROVED PLAN OF DEVELOPMENT

This is the approved plan of development for Development Application

MCUC/129/2022

SMITH STREET

KEY		
SYMBOL	ITEM	FINISHES/SPECIFICATION
[Symbol]	GARDEN BEDS ON NATURAL GROUND	75mm deep Hoop Pine Mulch to 200mm deep Imported Topsoil, ameliorated as per schedule & soil specifications
[Symbol]	GARDEN BEDS ON PODIUM	100mm deep Hoop Pine Mulch to Light Weight Podium Mix to depths indicated
[Symbol]	EXISTING GARDEN BEDS	Existing Garden Beds - Retain, Protect & Reinststate as Required
T1	TURF TO NATURAL GROUND	'A Grade' Green Couch (Cynodon dactylon) to 75mm deep Imported Topsoil over 300mm deep Rippled & Cultivated Subgrade
PT	TURF TO PODIUM	'A Grade' Green Couch (Cynodon dactylon) 100mm deep Imported Light Weight Podium Mix.
AT	ARTIFICIAL TURF TO NATURAL GROUND	Artificial Turf (Tiger Turf or Approved Similar) install to manufacturers Specification/Requirements
T2	TURF TO RETENTION / DETENTION BASIN	'B Grade' Green Couch (Cynodon dactylon) to 75mm deep Imported Topsoil over 300mm deep Rippled & Cultivated Subgrade
[Symbol]	BIO-RETENTION BASIN	Planting refer to drawing and details, construction refer to engineers drawings and details
[Symbol]	PAVEMENT TYPE 1	Refer to Architects/Engineers Details
[Symbol]	PAVEMENT TYPE 2	Refer to Architects/Engineers Details
[Symbol]	PAVEMENT TYPE 3	GCCC Standard 1200mm Wide Concrete Path (Existing, Protect & Retain)
[Symbol]	STEPPERS	Concrete 400x400mm (Precast) on concrete haunch
[Symbol]	GRAVEL	Washed Local River Gravel 20-40mm @50mm deep over Weed Mat
[Symbol]	TACTILES	20mm Stainless Steel (316) Tactile Studs
[Symbol]	CONCRETE EDGE	100x100mm Extruded Concrete Edge in Plain Grey 25MPa Concrete on prepared base
[Symbol]	TIMBER EDGE	75x25mm Treated HWD, pegs @ 3m C's or change of direction
[Symbol]	SPADE EDGE	50mm Spade Cut Edge
[Symbol]	IRRIGATION CONDUIT	100mm uPVC conduit with 2x Telstra style draw cords. Minimum 100mm cover

RPD Lot 1 on RP 156544  
 Site Area = 958m<sup>2</sup>  
 Site Covered = 398m<sup>2</sup> = 42%  
 Garden beds = 217m<sup>2</sup>  
 Turf (internal) = 216m<sup>2</sup>

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Client  
**SMITHRD PTY LTD**

Address  
**67 NORTH RD  
 WOODRIDGE**

Project  
**PROPOSED  
 RESIDENTIAL UNITS**

Drawing  
**Surface Treatment**

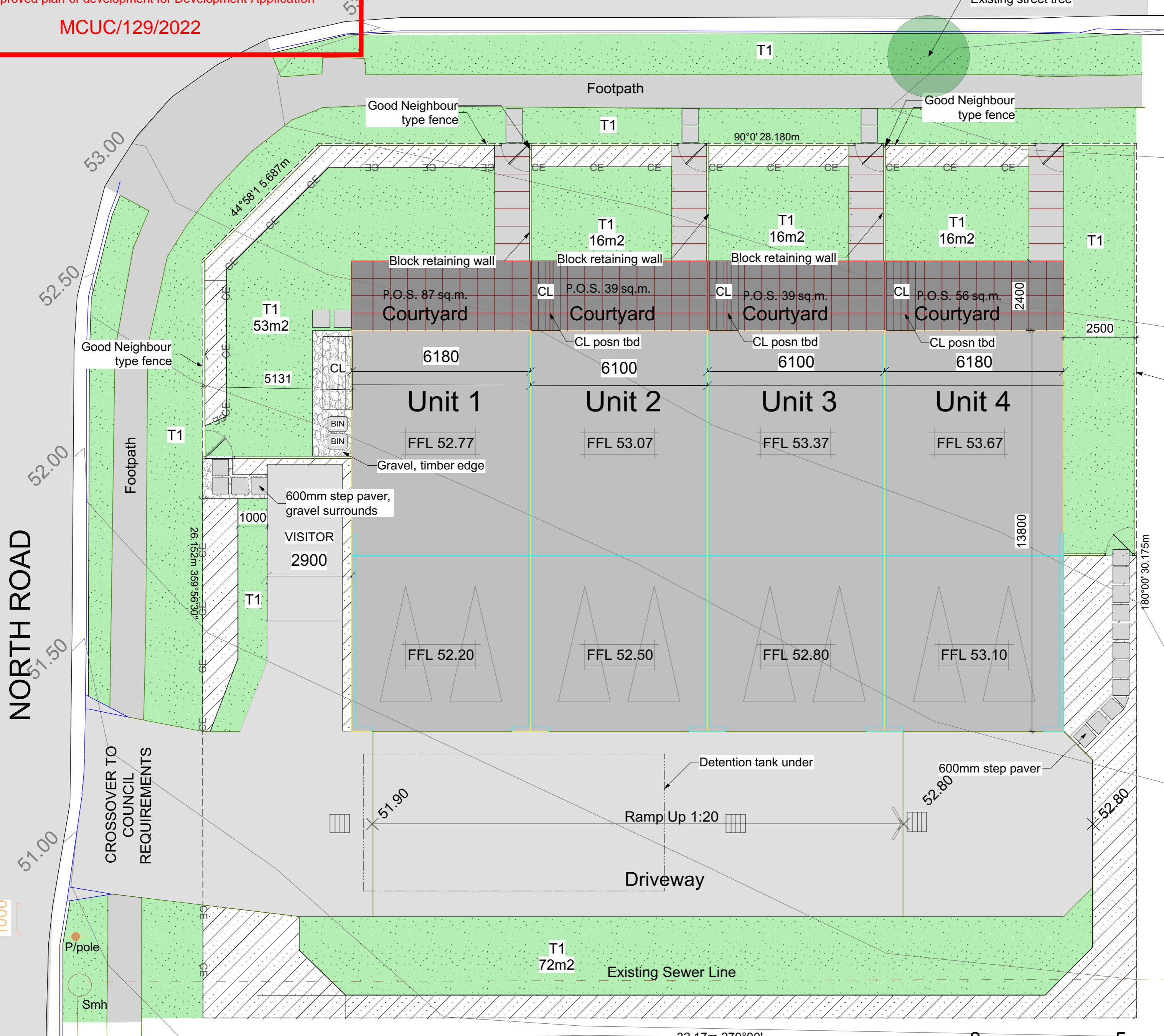


www.deeprainforest.com.au  
 e. john@deeprainforest.com.au  
 T: 07 55 330211

Scale  
**1:100 A2**

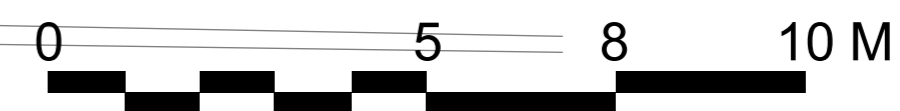
Date  
**24.08.22**

North ↑	Job No. <b>LP22-35</b>	Dwg No. <b>ST</b>
	Issue.	



5400  
3800  
6000  
3900

NORTH ROAD



32.17m 270°00'

5110

24560

2500

LOGAN CITY COUNCIL

APPROVED PLAN OF DEVELOPMENT

This is the approved plan of development for Development Application

MCUC/129/2022

SMITH STREET

Existing street tree

PLANT LIST

ID	Qty	Botanical Name	Scheduled Size	Mature Height	Mature Spread
<b>Trees</b>					
LAGnat	6	Lagerstroemia indica 'Natchez'	100Lt	5-8m	3.5-6m
SYZstr	25	Syzygium australe 'Straight & Narrow'	100lt	4-5m	1.5-2m
TABpal	1	Tabebuia palmeri	100lt	10m	6 - 10m
<b>Shrubs</b>					
ACMall	15	Acmena 'Allyn Magic'	200mm	1m	1m
ACMche	18	Acmena 'Cherry Surprise'	200mm	3-5m	1-2m
CASdes	7	Carissa macrocarpa 'Desert Star'	200mm	1-2m	1-2m
<b>Ground Covers</b>					
<b>Grasses</b>					
LIRgnt	82	Liriope muscari 'Evergreen Giant'	140mm	0.5m	0.3-0.6m
LOMtil	29	Lomandra conf. 'Tilga'	140mm	0.7m	1m
<b>Total</b>	<b>183</b>				

All plant species to be true species and meet the minimum size requirements indicated in this schedule. Should there be any discrepancy between the quantity of plants indicated in this schedule and the planting plans, the quantities indicated in the plant

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Client SMITHRD PTY LTD

Address 67 NORTH RD WOODRIDGE

Project PROPOSED RESIDENTIAL UNITS

Drawing Planting plan



www.deeprainforest.com.au  
e. john@deeprainforest.com.au  
T: 07 55 330211

Scale 1:100 A2

Date 24.08.22

North	Job No. LP22-35	Dwg No. PP
	Issue.	

NORTH ROAD

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