

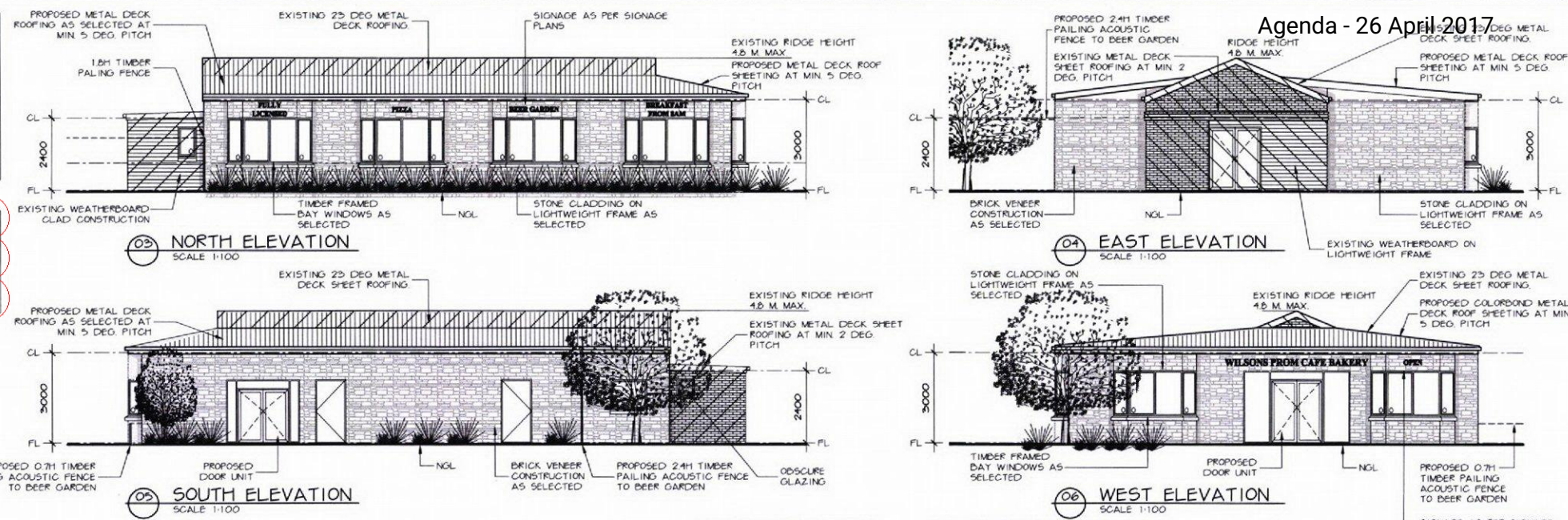
Attachment 5.3.3
SITE ANALYSIS

TOTAL SITE AREA:	2782.0 SQ.M
EXISTING SHOP:	104.2 SQ.M
PROP. EXTENSION:	24.9 SQ.M
TOTAL AT GROUND:	128.2 SQ.M 4.6%
VERANDAH:	124.0 SQ.M 4.5%
HARD SURFACE AREA (DRIVE AND PAVING TOTAL):	934.9 SQ.M 33.6%
TOTAL BUILDINGS, VERANDAH AND HARD SURFACE AREA:	1187.1 SQ.M 42.7%

CARPARKING	- 16 (ONE DISABLED CARSPACE)
CUSTOMER CARPARKS	- 5
STAFF CARPARKS	- 23
TOTAL CARPARKS	- 28
PARKING DIMENSIONS	
REGULAR CARSPACE	- 5.4M X 2.4M
PARALLEL CARSPACE	- 6.7M X 2.2M
ACCESSIBLE CARSPACE	- 5.4M X 2.4M
SHARED SPACE	- 5.4M X 2.4M
DICYCLE PARKING	- 3.0M X 2.0M
SEATING	
TOTAL SEATING	- 100 PATRONS (50 MALE & 50 FEMALE)

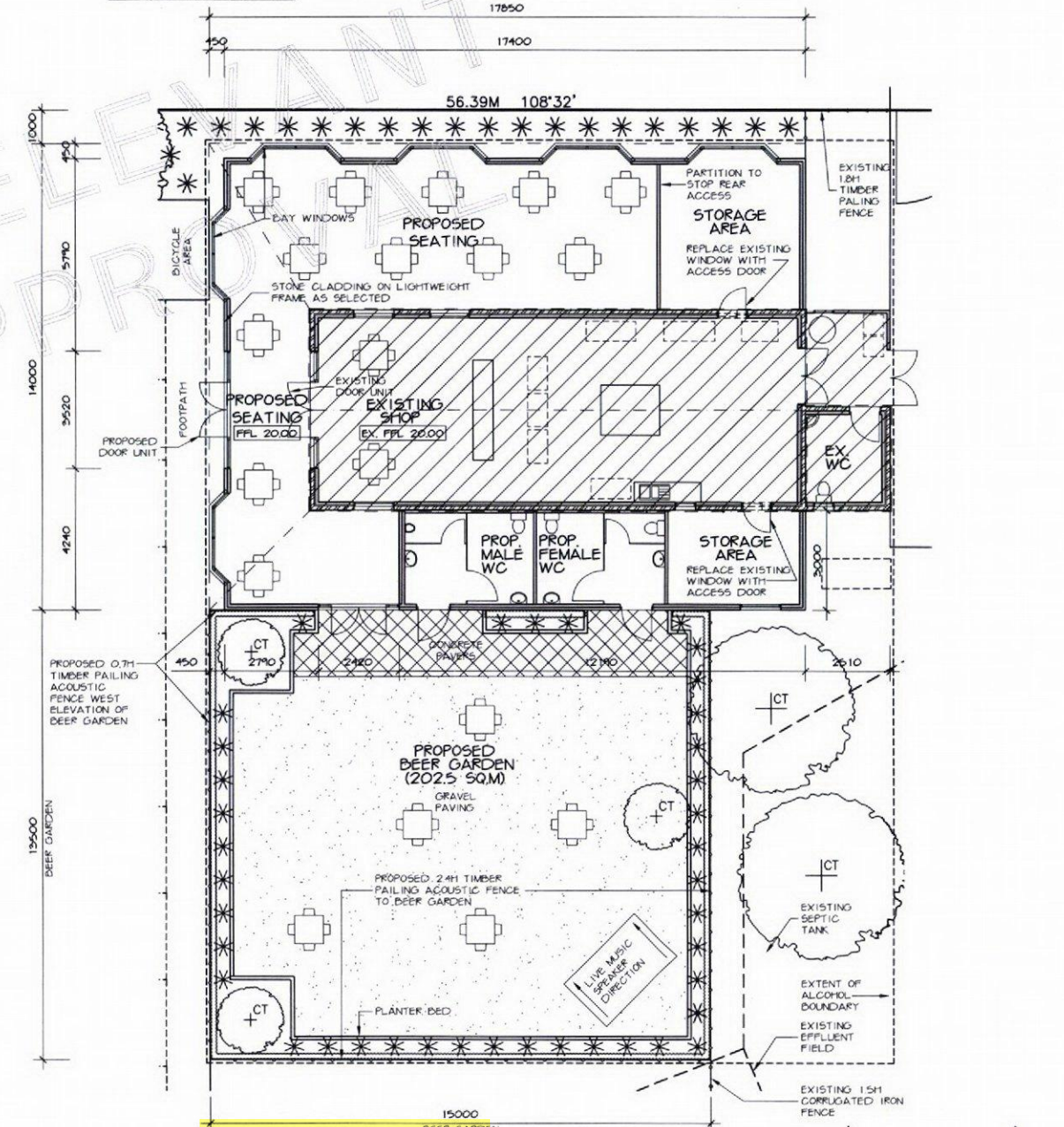
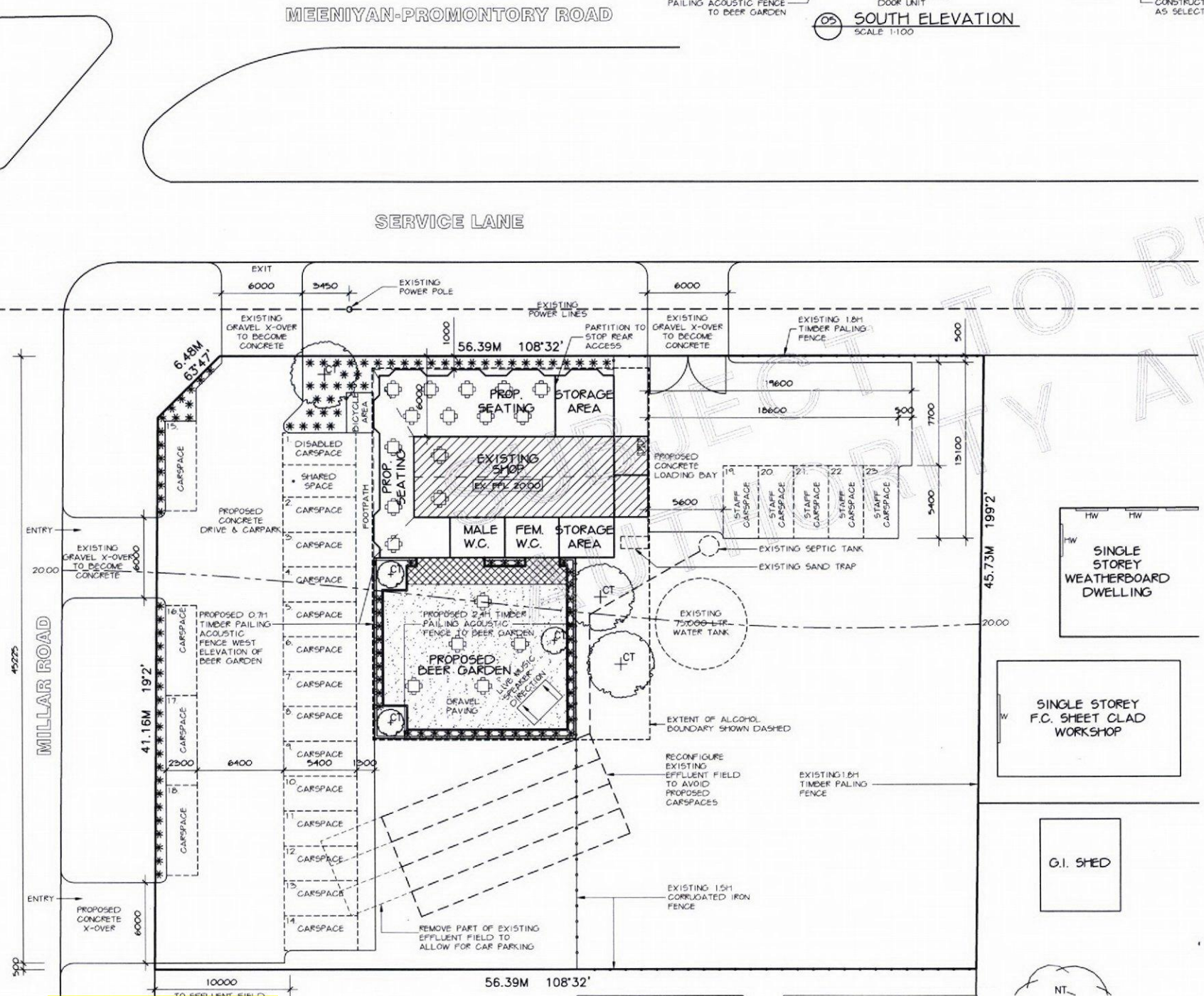
HOURS OF OPERATION
OPEN 7 DAYS - 08:00 TO 22:00
LIVE MUSIC PERFORMERS OF LIVE MUSIC PERFORMANCE
FARM PERFORMERS SEE EMAIL
3/17/17: D1648017
LONG WEEKENDS & HOLIDAY PEAK PERIODS - 15:00 - 22:00

- NEIGHBOURING TREE
- NEW CANOPY TREE OPPORTUNITY
- EXISTING TREE TO REMAIN
- STREET TREE



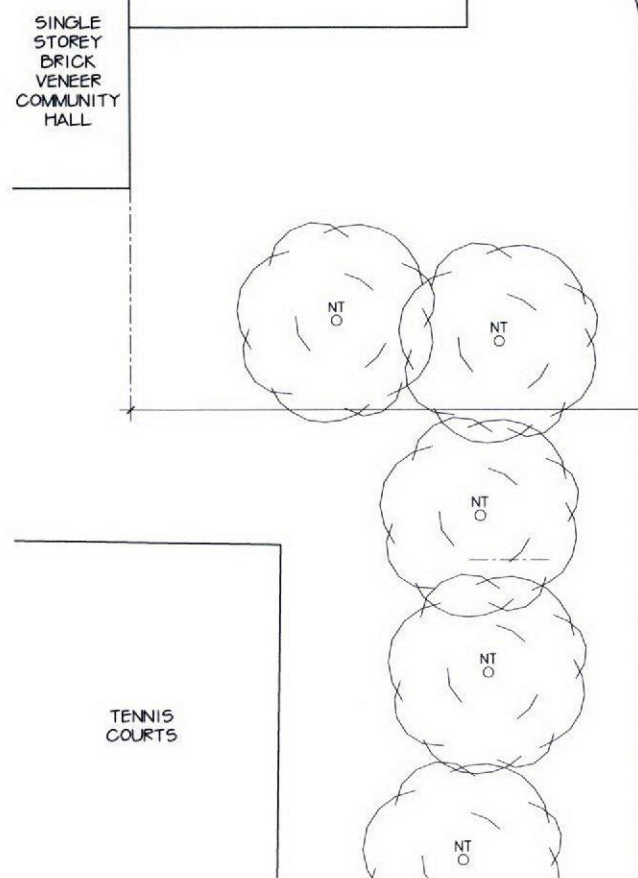
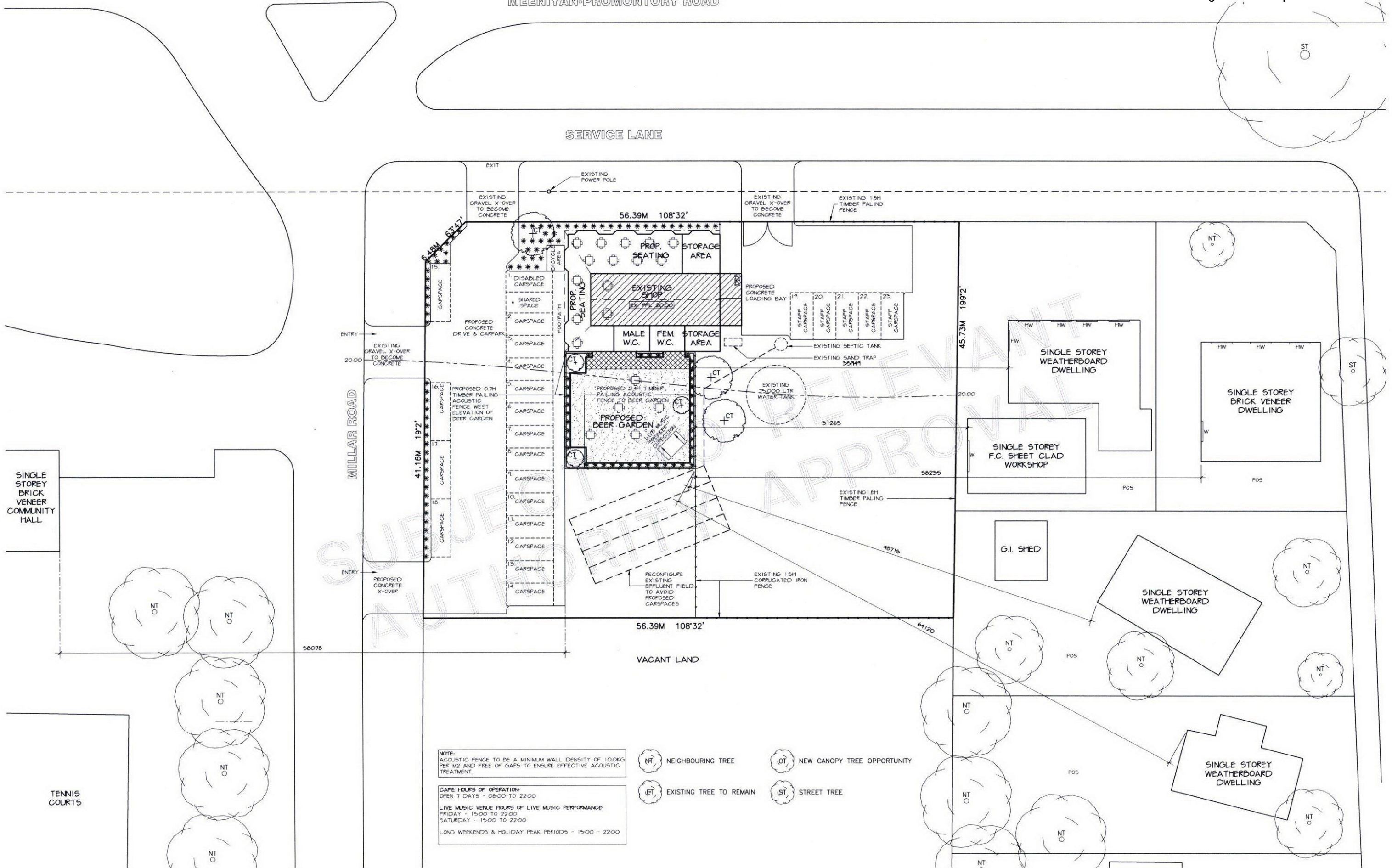
NOTE: GROUND LINE SHOWN AS INDICATIVE ONLY

NOTE: WINDOWS SHOWN ARE INDICATIVE ONLY. ACTUAL ELEVATIONS MAY VARY WITH MANUFACTURER'S DESIGN.



NOTE: FLOOR LEVEL SHOWN AS APPROXIMATE ONLY

NOTE: TRENCHING TO THE WASTE WATER SYSTEM IS NOT TO BE IMPACTED BY BUILDING WORKS.



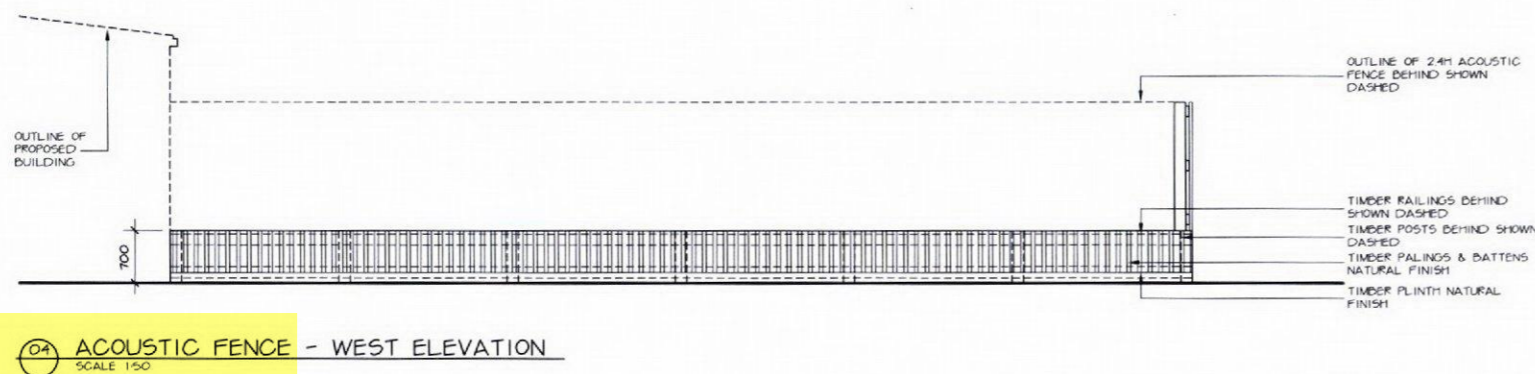
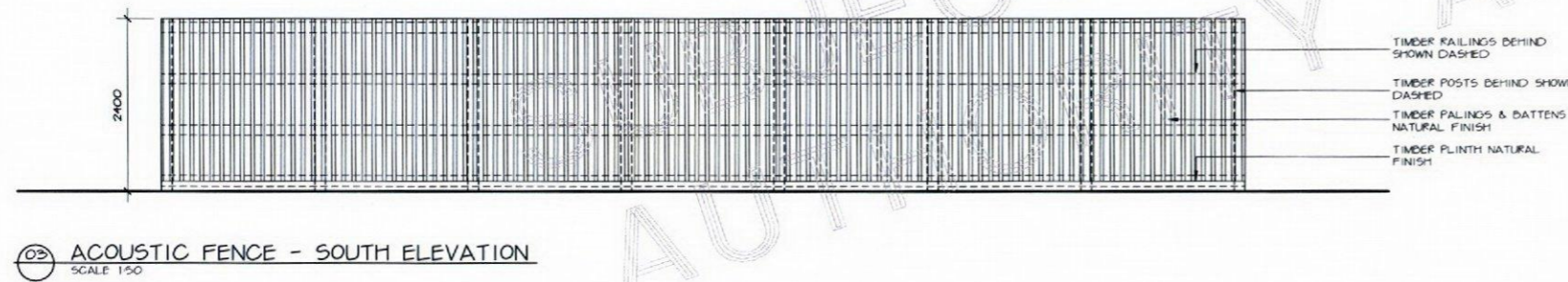
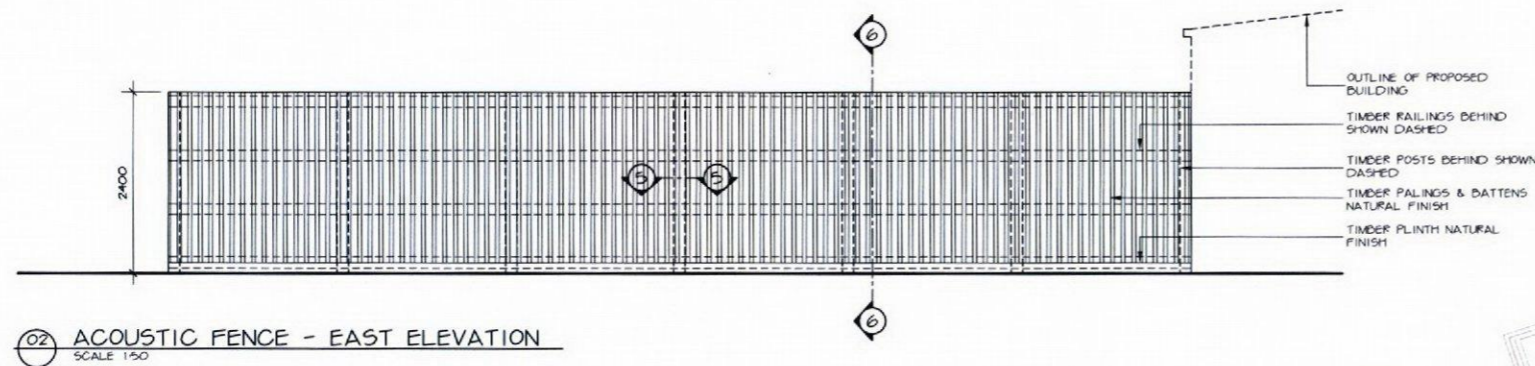
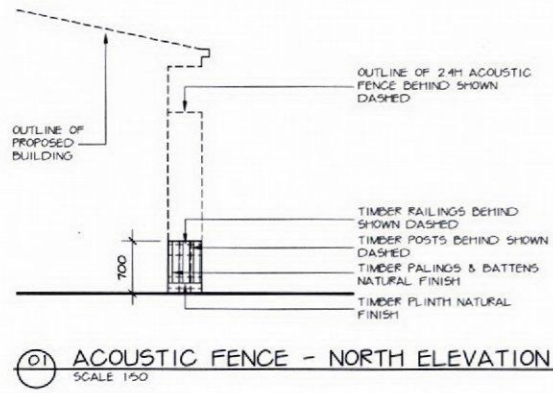
NOTE:
ACOUSTIC FENCE TO BE A MINIMUM WALL DENSITY OF 100KG PER M2 AND FREE OF GAPS TO ENSURE EFFECTIVE ACOUSTIC TREATMENT.

CAPE HOURS OF OPERATION:
OPEN 7 DAYS - 08:00 TO 22:00

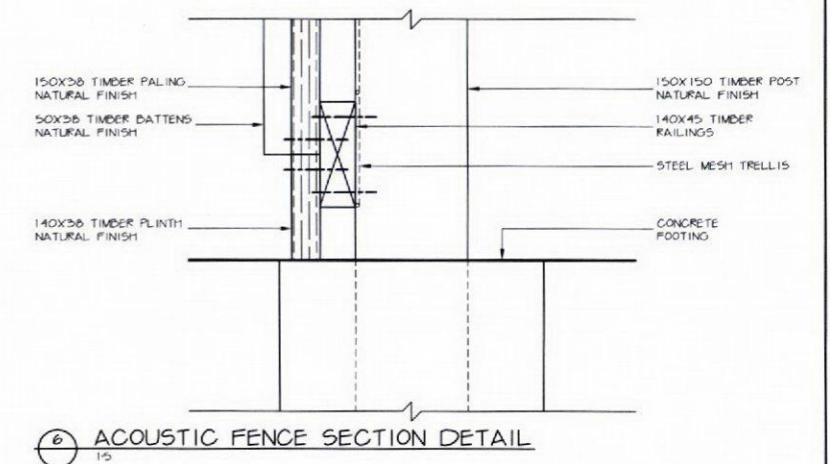
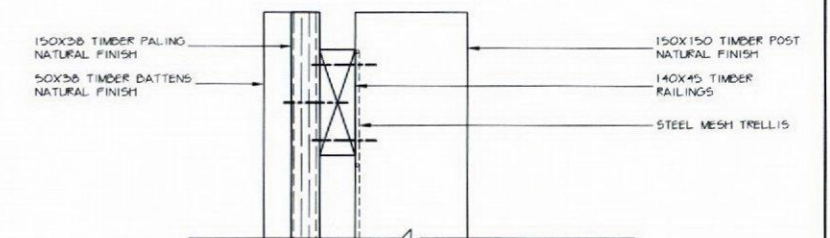
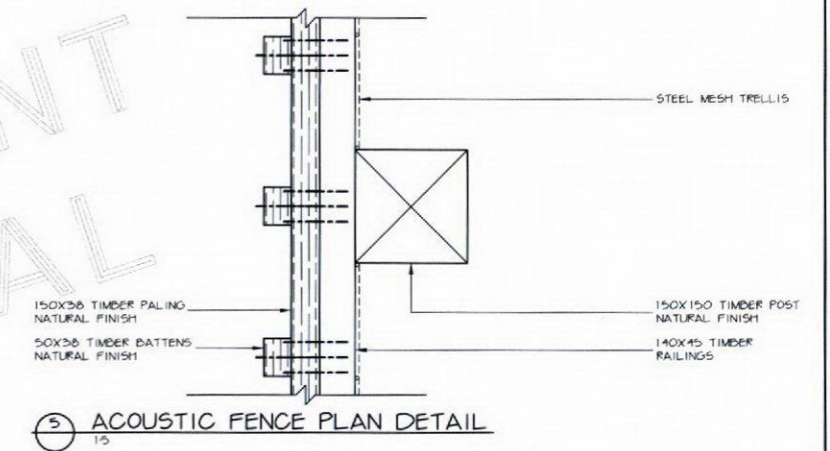
LIVE MUSIC VENUE HOURS OF LIVE MUSIC PERFORMANCE:
FRIDAY - 15:00 TO 22:00
SATURDAY - 15:00 TO 22:00
LONG WEEKENDS & HOLIDAY PEAK PERIODS - 15:00 - 22:00

- (NT) NEIGHBOURING TREE
- (ET) EXISTING TREE TO REMAIN
- (NT) NEW CANOPY TREE OPPORTUNITY
- (ST) STREET TREE

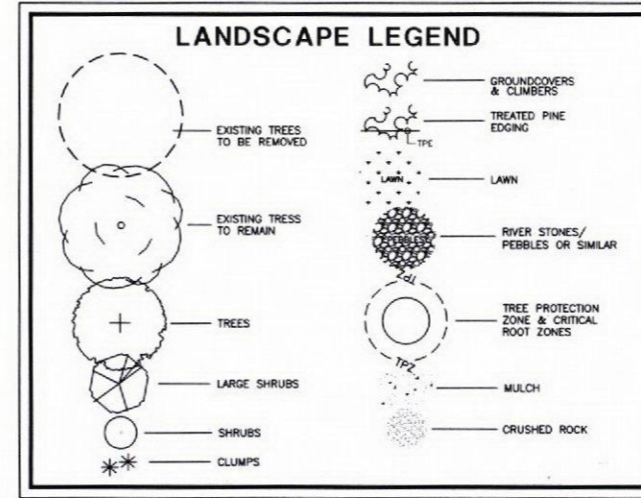
01 ACOUSTIC TREATMENT SITE PLAN
SCALE 1:200



NOTE: TIMBER PALING ACOUSTIC FENCE IS TO BE CONSTRUCTED FREE OF GAPS TO ENSURE MAXIMUM REDUCTION OF NOISE.



SUBJECT TO RELEVANT AUTHORITY APPROVAL



LANDSCAPE NOTES

BUILDER TO CONFIRM LOCATION AND DEPTH OF ALL EXISTING SERVICES PRIOR TO COMMENCEMENT OF WORKS. A CURRENT DIAL BEFORE YOU DIG REPORT SHOULD BE SORT.

TOPSOIL:
IN AREAS WHERE BUILDINGS, DRIVEWAYS AND PATHS ARE TO BE BUILT, THE TOPSOIL SHOULD BE REMOVED AND STOCKPILED ON SITE UNTIL NEEDED FOR GARDEN BEDS. ANY NEW TOPSOIL SHOULD BE OF A POTTING SOIL CONSISTENCY. THIS SHOULD BE THOROUGHLY DUG INTO THE LOCAL SOIL THEN WATERED WELL, AND LEFT TO SUBSIDE SEVERAL DAYS BEFORE PLANTING.

LAWN AREAS:
ALL NEW LAWN AREAS SHOULD BE SOWN WITH LAWN SEED ON 100MM (MIN) FINE GRADE TOPSOIL FOR WATER USE EFFICIENCY. LAWN SPECIES THAT CAN BE USED ARE: DICANTHEM SERICEUM, BOTRICHLOLA MACRA, MICROLAENA STIPOIDES, POA PRATENSIS, AGROSTIS STOLONIFERA AND FETUCA ARUNDINACEA

PLANTING:
ALL GARDEN BEDS SHOULD BE THOROUGHLY DUG OVER AND ALL BUILDING DEBRIS AND WEEDS REMOVED, INCLUDING SHRUBS THAT ARE WEED SPECIES. THE FINAL LEVEL OF TOPSOIL SHOULD BE LEVEL WITH THE DRIVEWAY AND PATHWAYS. BLOOD 'N' BONE FERTILISER SHOULD BE DUG INTO THE SOIL AT THE RATE OF 5 HANDFULS PER SQUARE METRE. THIS SHOULD BE THOROUGHLY DUG INTO THE SOIL BEFORE ANY PLANTING BEGINS. THE PLANTING HOLE SHOULD BE DEEPER AND WIDER THAN THE PLANT POT. ALL TREES SHOULD HAVE WOODEN TREE STAKES AND TREE TIES. THE POT SIZE SUGGESTED IN THE PLANT SCHEDULE IS THE MINIMUM POT SIZE RECOMMENDED FOR THE PARTICULAR PLANT.

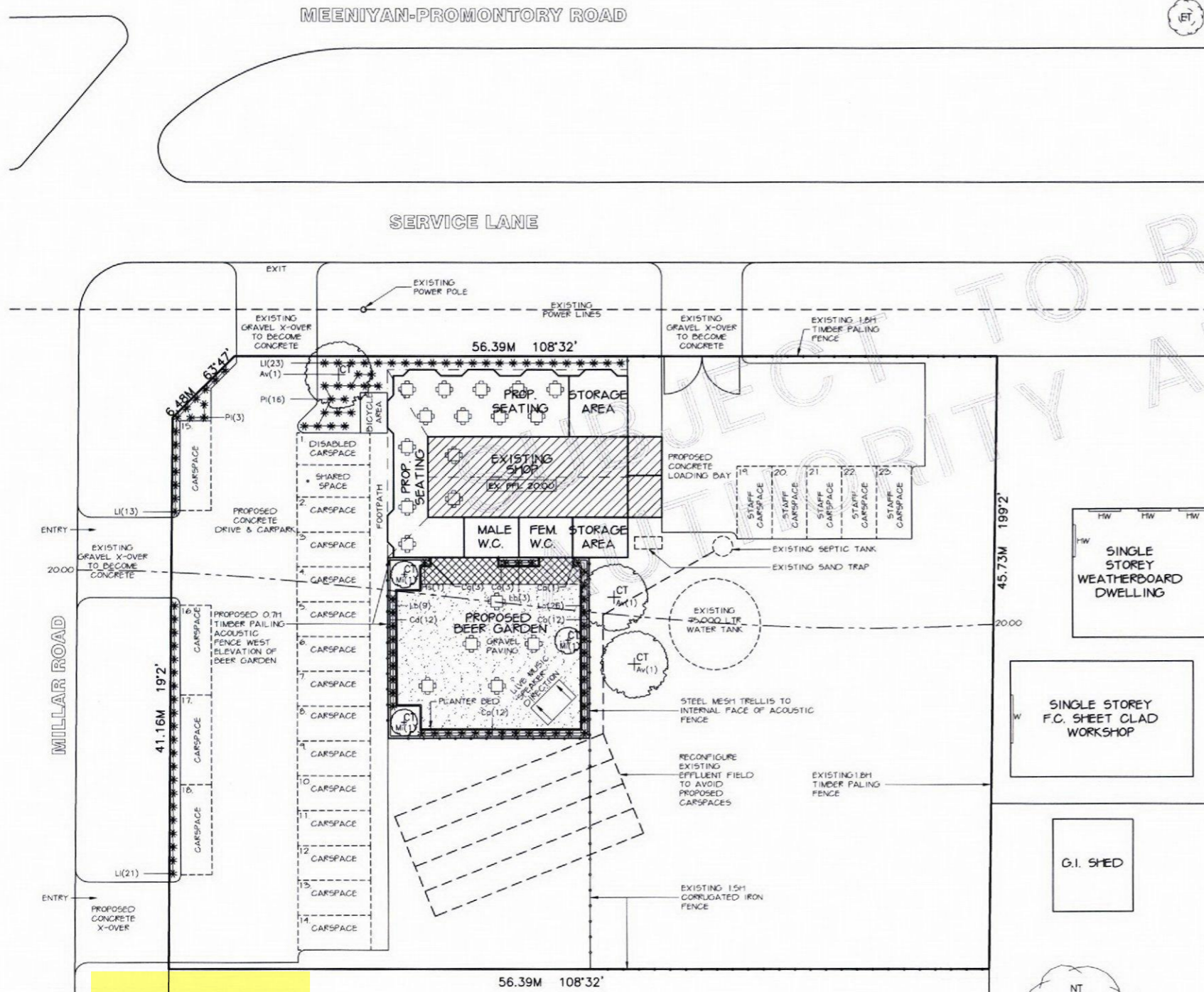
MULCH:
ALL BEDS SHOULD BE THOROUGHLY MULCHED WITH 6MM WELL WEATHERED PINE MULCH TO BE SPREAD 100MM DEEP THROUGHOUT THE GARDEN.

IRRIGATION:
ALL BEDS, INCLUDING LAWN AREAS, SHOULD BE IRRIGATED WITH EITHER A SPRAY SYSTEM, IN-GROUND SYSTEM OR AN AQUA HOSE SYSTEM, TO BE OPERATED BY A TIMING DEVICE - MANUAL OR AUTOMATIC.

NURSERIES:
MOST PLANTS CAN BE OBTAINED FROM WHOLESALE NURSERIES OR FROM SPECIALISED NURSERIES.

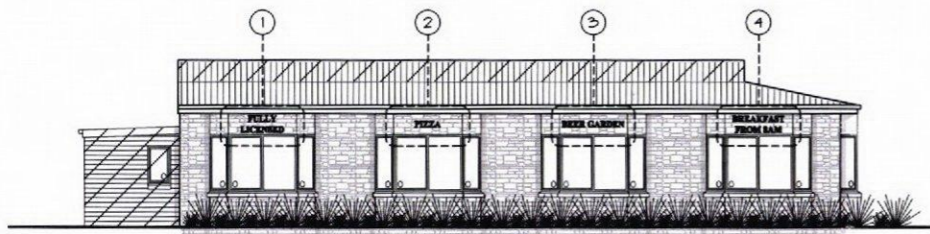
GARDEN EDGING:
GARDEN EDGING TO BE MADE FROM TREATED PINE, SUGAR GUM, RECYCLED PLASTIC SLEEPERS, LOCAL ROCK OR BRICKS

MAINTENANCE:
ALL BEDS SHOULD BE KEPT IN A NEAT AND TIDY MANNER. WEEDS REMOVED, SHRUBS PRUNED. ANY PLANTS THAT MAY HAVE DIED, SHOULD BE REPLACED. LAWNS SHOULD BE REGULARLY MOWN. THIS SHOULD BE DONE REGULARLY DURING THE MAINTENANCE PERIOD, UP TO 2 YEARS BY THE OWNER OR BODY CORPORATE.



PLANT SCHEDULE						
	BOTANICAL NAME	QTY	H x W	P/S	COMMON NAME	NOTES
TREES	Av ALLOCASUARINA VERTICILLATA	3	10.0 x 5.0	45L	DROOPING SHEOAK	INDIGENOUS
	Me MYOPORUM INSULARE	3	5.0 x 2.0	14	COMMON BOOBIALLIA	INDIGENOUS
GRASSES & GROUNDCOVERS	Pi POA LABILLARDIERI	19	0.7 x 0.5	14	COMMON TUSSOCK-GRASS	INDIGENOUS
	Li LOMANDRA LONGIFOLIA	57	1.0 x 1.2	14	SPINY-HEADED MAT-RUSH	INDIGENOUS
HERBS, LILIES & ORCHIDS	Lb LOPHOMYRTUS 'BLACK STALLION'	38	1.5 x 0.7	14	BLACK STALLION	
CREEPERS & VINES	Ca CLEMATIS ARISTATA	40	1.0 x 1.0	14	MOUNTAIN CLEMATIS	INDIGENOUS

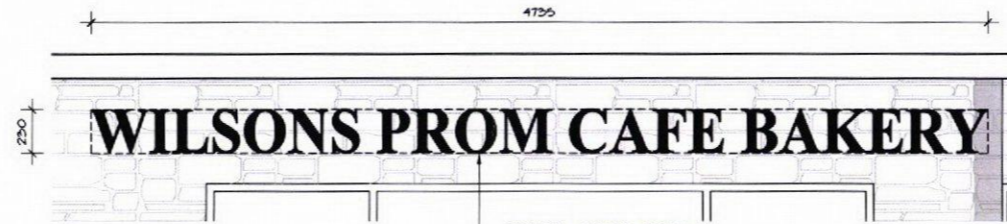
01 LANDSCAPE PLAN
SCALE 1:200



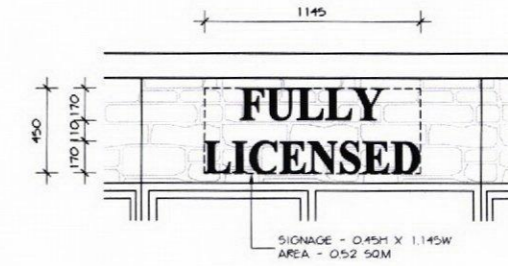
07 NORTH ELEVATION - SIGNAGE
SCALE 1:100



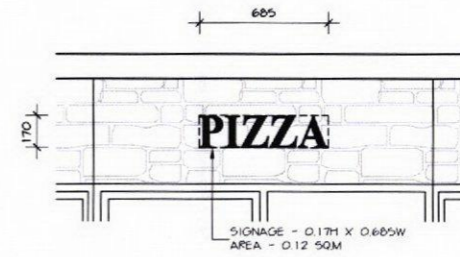
08 WEST ELEVATION - SIGNAGE
SCALE 1:100



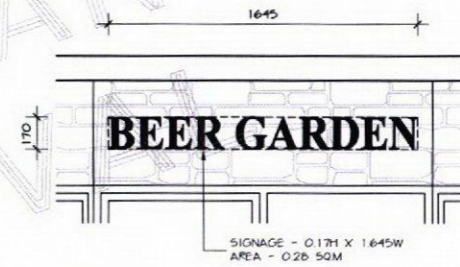
06 SIGN 6
SCALE 1:20



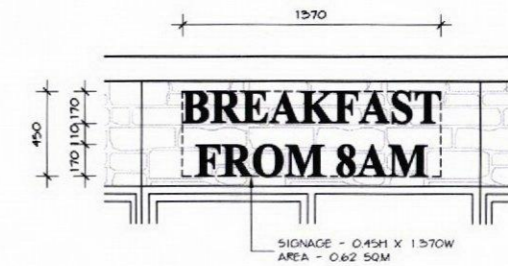
01 SIGN 1
SCALE 1:20



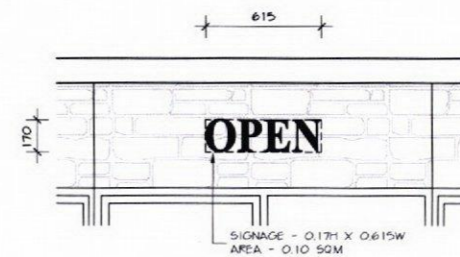
02 SIGN 2
SCALE 1:20



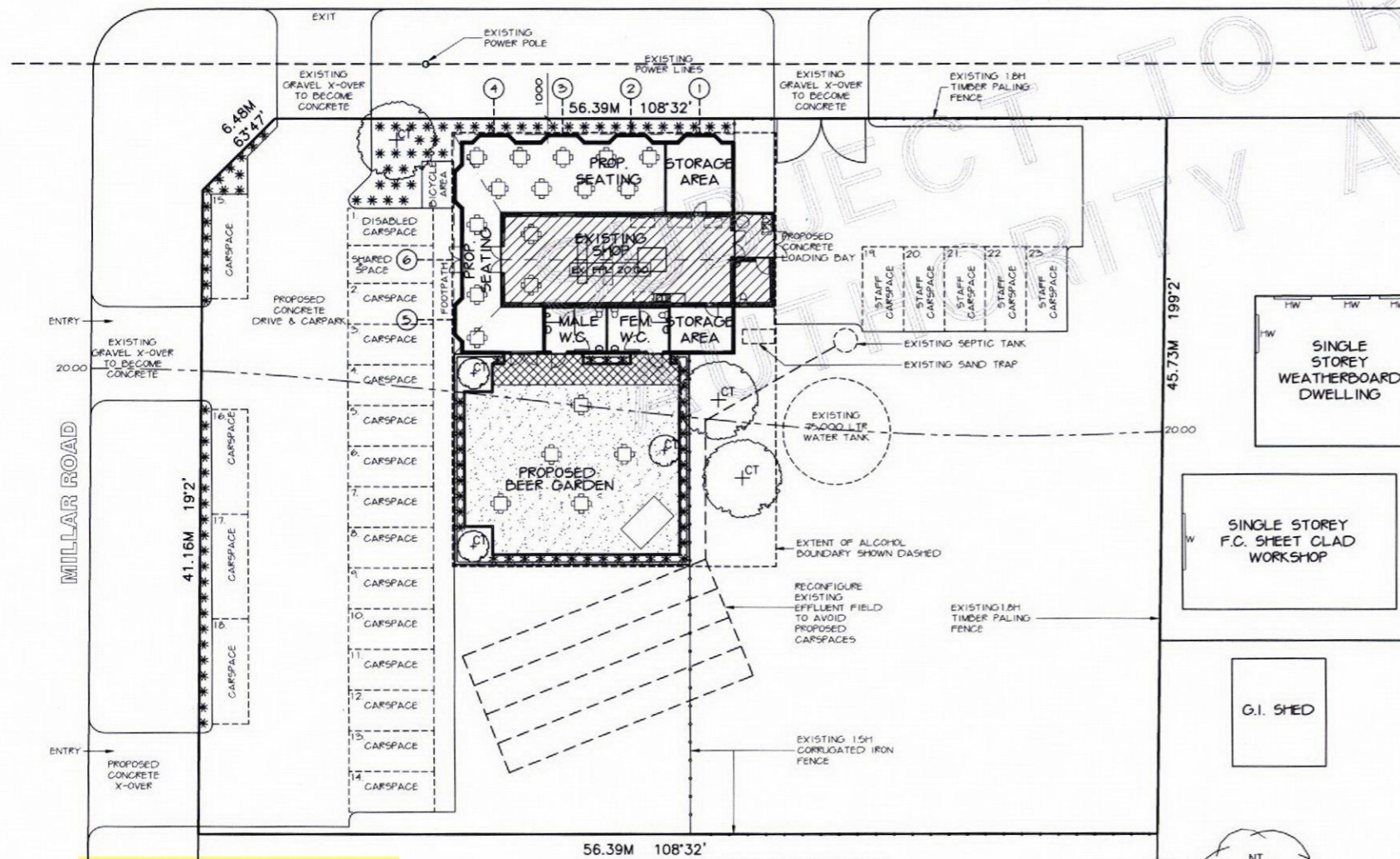
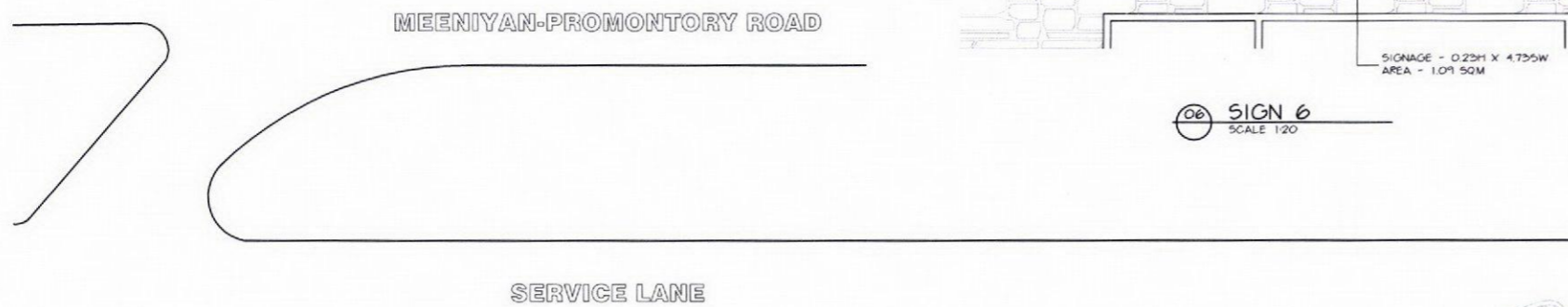
03 SIGN 3
SCALE 1:20



04 SIGN 4
SCALE 1:20

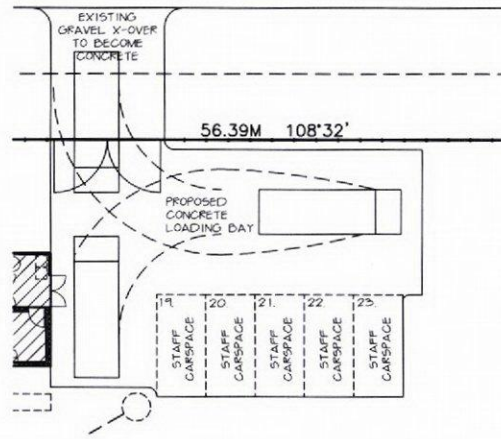


05 SIGN 5
SCALE 1:20

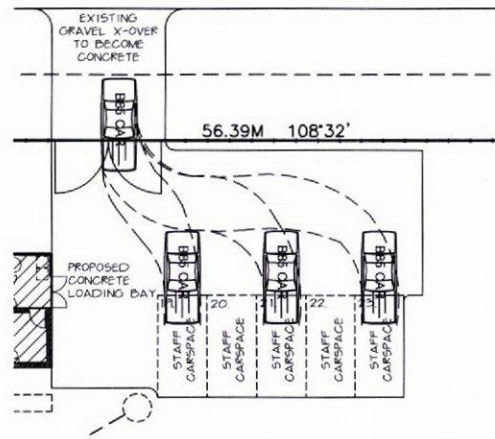


06 SITE PLAN - SIGNAGE
SCALE 1:200

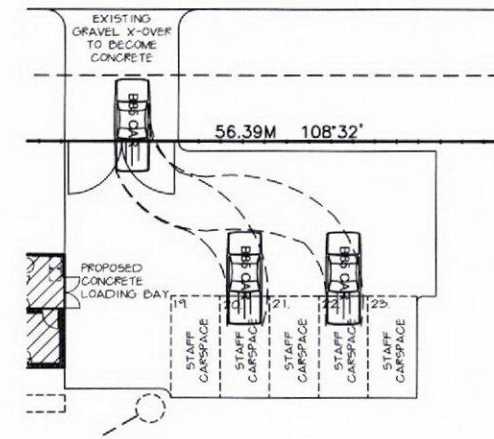
NOTE:
FLOOR LEVEL SHOWN
AS APPROXIMATE ONLY



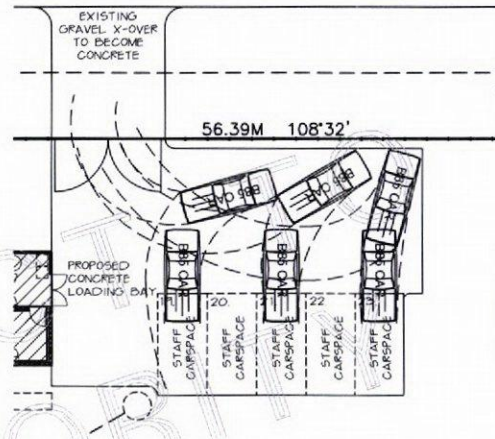
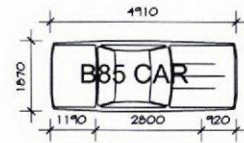
01 VEHICLE ACCESS & MOVEMENT - TRUCK
SCALE 1:200 ENTERING & EXISTING SITE



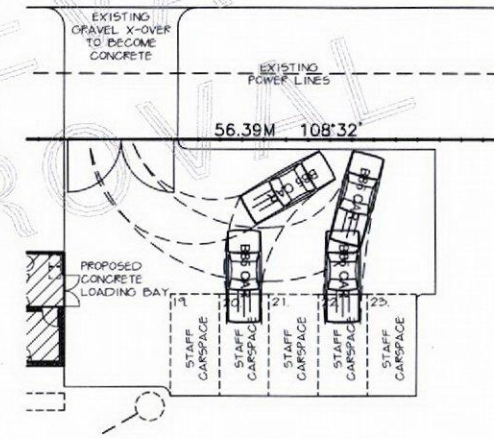
01 VEHICLE ACCESS & MOVEMENT - CAR SPACES 19, 21 & 23
SCALE 1:200 ENTERING SITE



01 VEHICLE ACCESS & MOVEMENT - CAR SPACES 20 & 22
SCALE 1:200 ENTERING SITE



01 VEHICLE ACCESS & MOVEMENT - CAR SPACES 19, 21 & 23
SCALE 1:200 EXITING SITE



01 VEHICLE ACCESS & MOVEMENT - CAR SPACES 20 & 22
SCALE 1:200 EXITING SITE

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