ROOF PLAN

PROPOSED MIXED USE DEVELOPMENT AT 170–174 HIBURBY ROAD, MOUNT WAVERLEY

HATCHED AREA DESIGNATES ZONE FOR FUTURE MECHANICAL EQUIPMENT AND EXHAUST FLUES

SURROUNDING 1.2M HIGH METAL FENCE WITH POWDERCOAT PAINT FINISH

LEVEL TO TOP OF PARAPET RL 77.20

LEVEL TO TOP OF FENCE RL 78.40

36.27m 90 09’ 30”

53.34m 270 19’

53.34m 270 19’
<table>
<thead>
<tr>
<th>Floor</th>
<th>Area</th>
</tr>
</thead>
<tbody>
<tr>
<td>Ground Floor</td>
<td>66000</td>
</tr>
<tr>
<td>Basement Level 1</td>
<td>62500</td>
</tr>
<tr>
<td>First Floor</td>
<td>69800</td>
</tr>
<tr>
<td>Second Floor</td>
<td>73600</td>
</tr>
<tr>
<td>Ceiling Level</td>
<td>76600</td>
</tr>
</tbody>
</table>

FINISHES SCHEDULE

- **ACRYLIC RENDER FINISH TYPE 1**
  - Colour: Dulux White on White

- **STONE CLADDING - POLISHED MARBLE OR BLUESTONE SLAB OR SIMILAR**

- **COLOURED FIBRE CEMENT SHEET**
  - "VITRAPANEL" OR SIMILAR HIGH QUALITY EXTERNAL CLADDING MATERIAL
  - Colour: Bright Red R200

- **METAL CLADDING TYPE 1 - COLOURBOND**
  - Colour: Colourbond Metallic Steel Range "FAÇADE"

- **METAL WALL CLADDING WITH STANDING SEAM JOINTS NOM. 32MM HIGH. PANEL WIDTH NOM. 350MM. COLOUR: COLOURBOND "SHALE GREY"**

- **COLOURED GLASS - DIGITAL IMAGE LANDSCAPE THEME**

- **CLEAR GLASS BALUSTRADE WITH STAINLESS STEEL HANDRAIL**

- **STAINLESS STEEL HANDRAIL**

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- **CLEAR GLASS BALUSTRADE WITH STAINLESS STEEL HANDRAIL**

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Attachment 2: 170-174 Highbury Road, Mount Waverley
Attachment 3: 170-174 Highbury Road, Mount Waverley

Planning Overlays and Zones

Address
170-174 Highbury Road MOUNT WAVERLEY VIC 3149

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Objector Map
Subject land shaded light red. Objector properties shaded dark green and pinpointed

1:2000