

Bolton Clarke New Farm –updated design (selection of images from community information sessions)

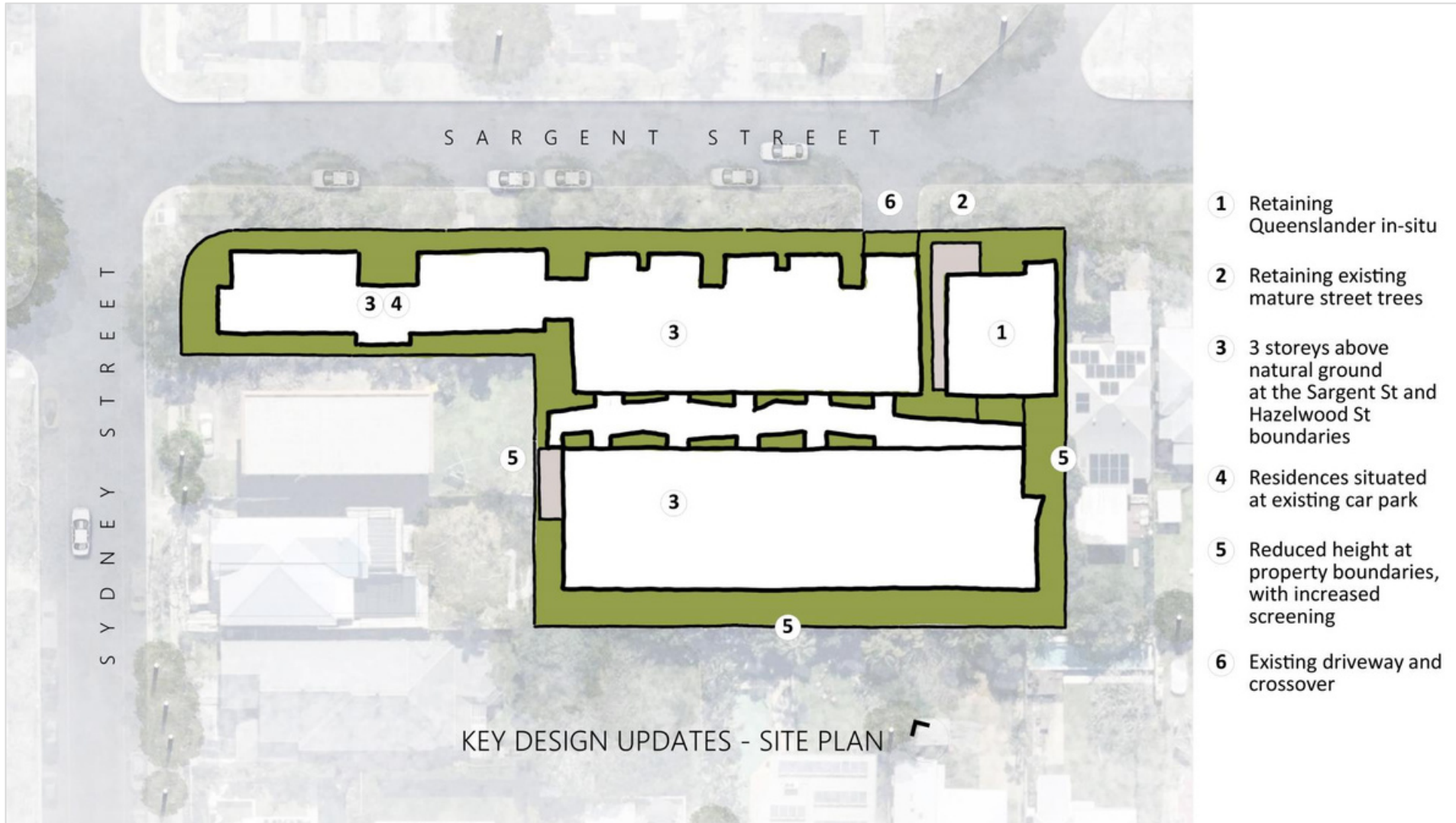
Illustrative for discussion purposes
UPDATED 15 DECEMBER 2022



December 2022

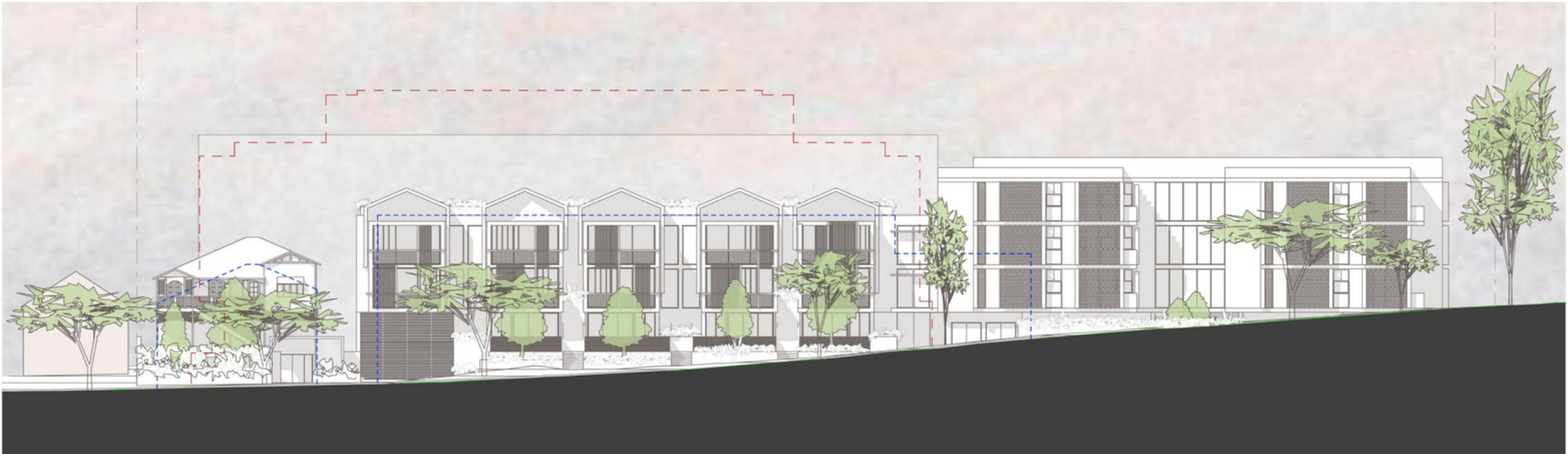


Design outcomes –site plan



- 39 apartments
- 2 levels of basement car parking
- 66 car parks
- 1 x driveway

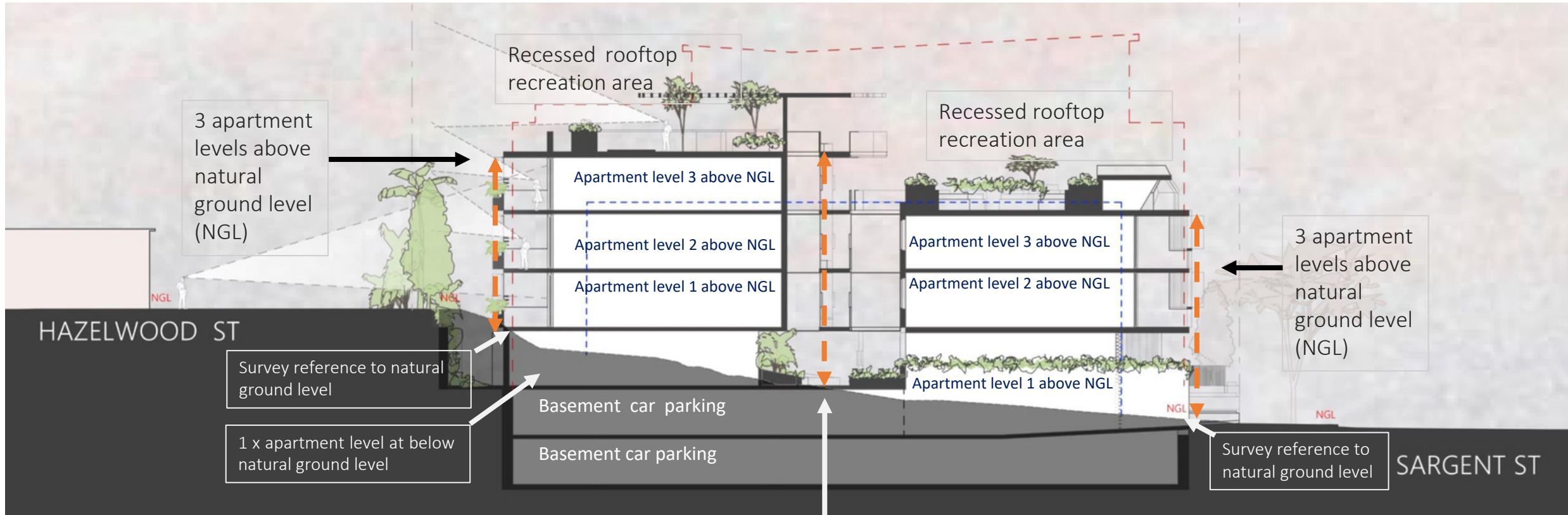
Design outcomes –Sargent Street



- Red line –former design roofline
- Blue line –existing aged care home roofline



Design outcomes – Cross section from ‘lower’ Sargent Street



- Red line –former design roofline
- Blue line –existing aged care home roofline
- NGL –Natural Ground Level

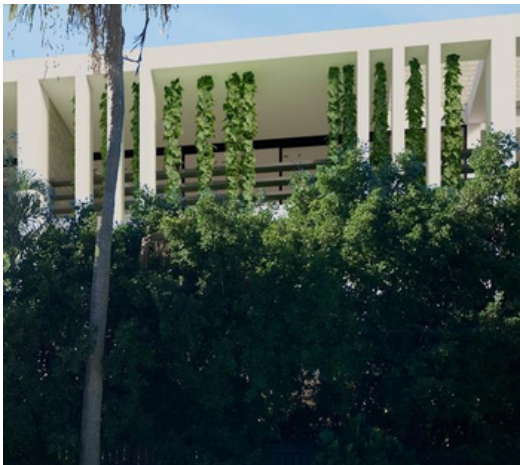
Mid-section of site which becomes 4 apartment levels above natural ground



Design outcomes –view to Hazelwood Street



- Red line – former design roofline
- Blue line – existing roofline



Avoiding over-looking

- Reduced building height
- Balcony depth + balcony planter boxes
- Increased screening + rooftop recessed

