

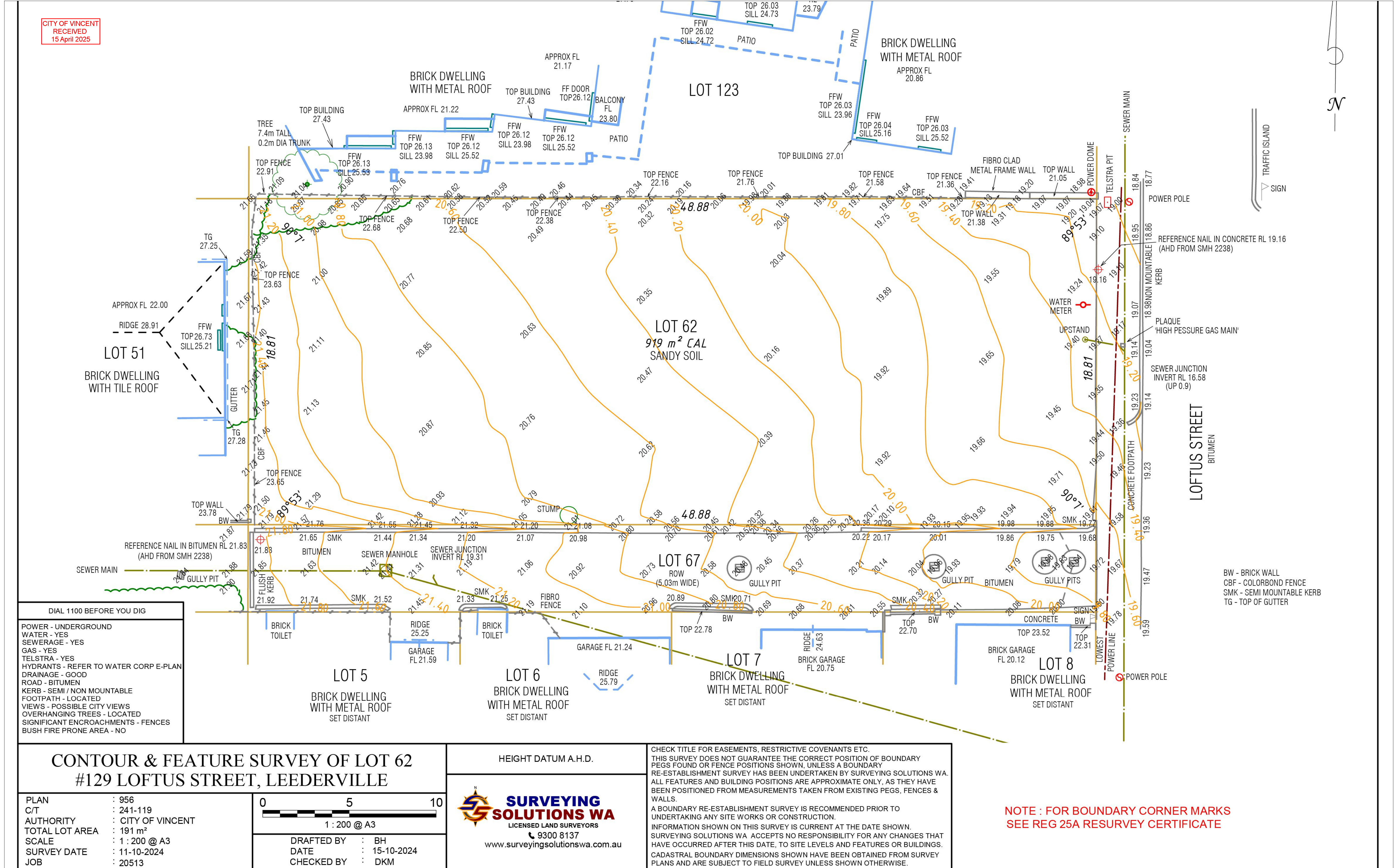


CITY OF VINCENT

ATTACHMENT 2

DEVELOPMENT ASSESSMENT PANEL MEETING

Development Plans



REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS

PROJECT

LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST LEEDERVILLE
PROJECT STATUS
DEVELOPMENT APPLICATION

PROJECT NUMBER	NORTH
24022	
SCALE	

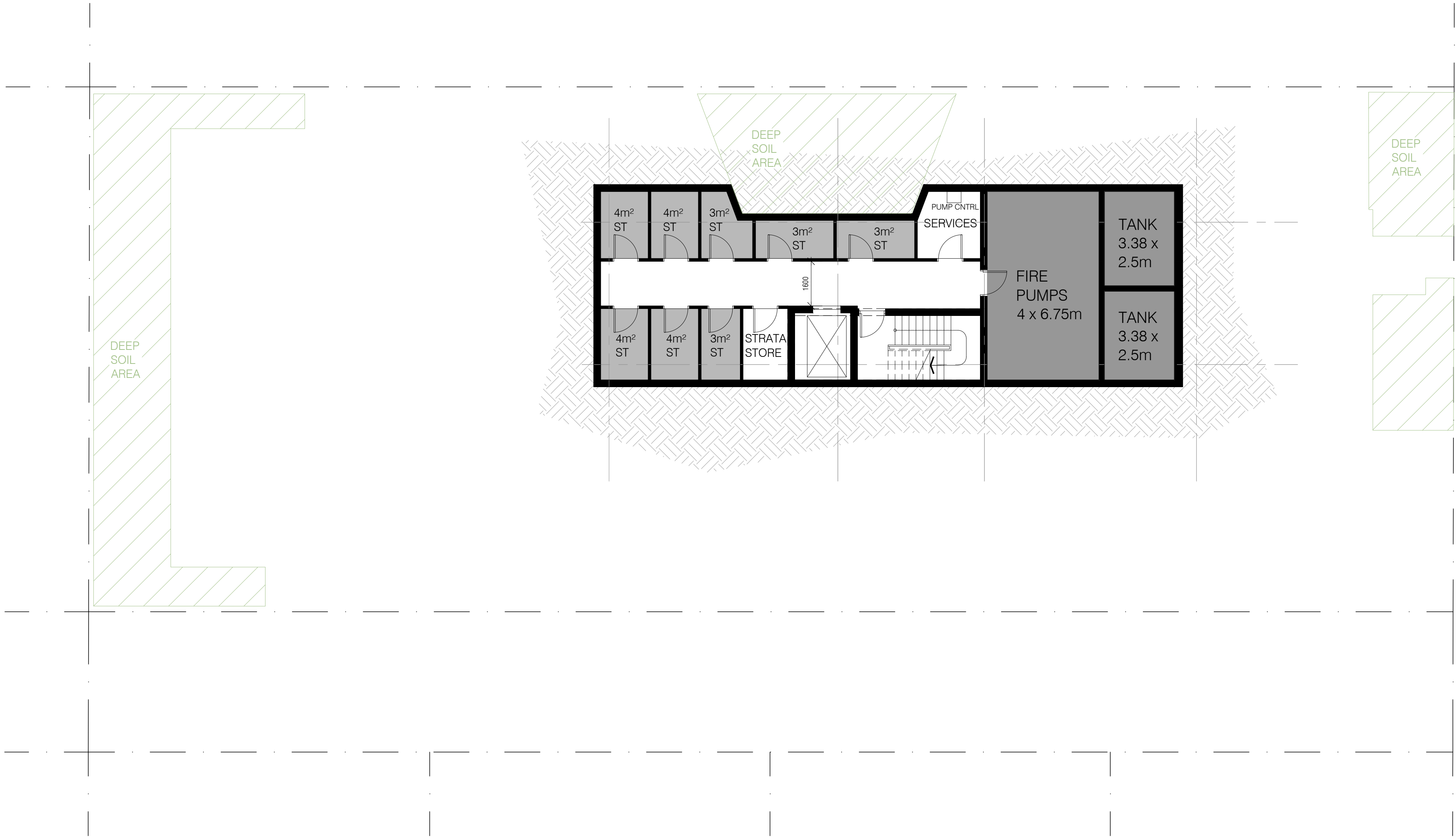
DRAWING			
SURVEY			
DRAWING NO.	DRAFTER	CHECKED	REV.
A1.00			H

129 LOFTUS ST
16 APARTMENTS

	A	B	C	D	E	F	
	STUDIO (SMALL DWELLING)	1x1 (SMALL DWELLING)	1x1 (SMALL DWELLING)	2x2 (LHA GOLD DWELLING)	2x2 (LHA GOLD DWELLING)	3x2 (LHA GOLD DWELLING)	TOTAL
	37	51	50	80	92	118	
GROUND	1	1					2
L01		2	1	1	2		6
L02		2	1	1	2		6
L03						2	2
TOTAL	1	5	2	2	4	2	16
TOTAL STRATA	37	255	100	160	368	236	1156

MIX		%
STUDIO	1	6
1BED	7	44
2 BED	6	38
3 BED	2	12
TOTAL	16	100

CARS	BAYS PROVIDED
RESIDENTS	11 (0.69 RATIO)
VISITOR	2
TOTAL	13 BAYS



BASEMENT

REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS

PROJECT

LOFTUS ST

PROJECT ADDRESS

129 LOFTUS ST
LEEDERVILLE

PROJECT STATUS

DEVELOPMENT APPLICATION

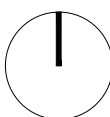
PROJECT NUMBER

24022

SCALE

1:100 @ A1

NORTH



0 1 2 5

DRAWING

PLANS
AS SHOWN

DRAWING NO.

A1.01

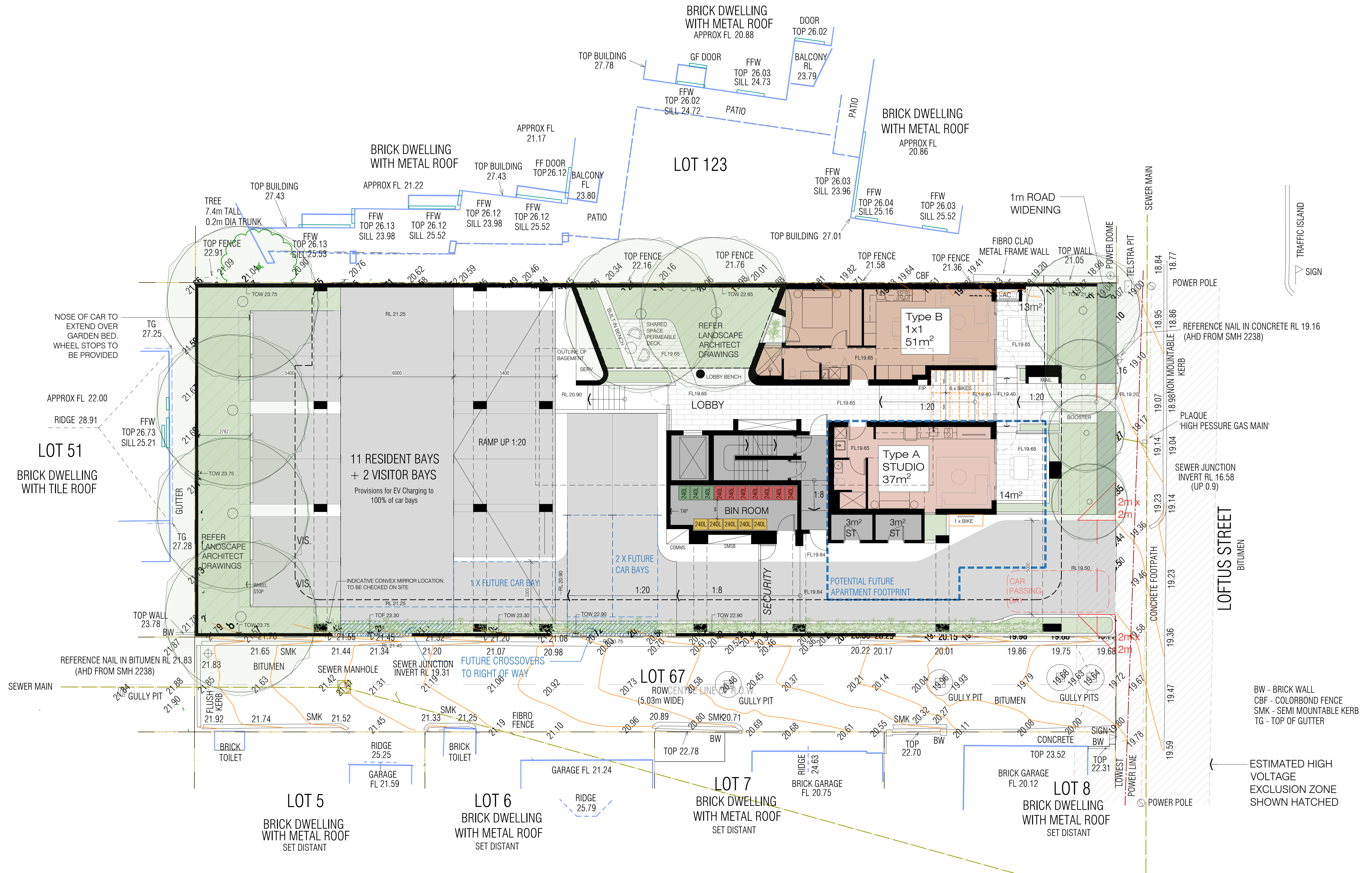
DRAFTER

SA

CHECKED

H

REV.



REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS

PROJECT

LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST
LEEDERVILLE

PROJECT STATUS

DEVELOPMENT APPLICATION

PROJECT NUMBER

24022

SCALE

1:100 @ A1



2 5

DRAWING
PLANS
AS SHOWN

DRAWING NO.	DRAFTER	CHECKED	REV.
-------------	---------	---------	------

A1.02 SA H



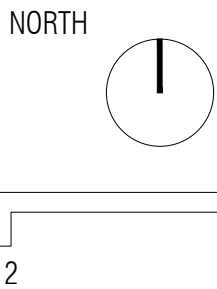
REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT
M. SPARTALIS
PROJECT
LOFTUS ST

PROJECT ADDRESS
**129 LOFTUS ST
LEEDERVILLE**
PROJECT STATUS
DEVELOPMENT APPLICATION

PROJECT NUMBER
24022
SCALE
1:100 @ A1



DRAWING
**PLANS
AS SHOWN**
DRAWING NO. DRAFTER CHECKED REV.
A1.03 SA H



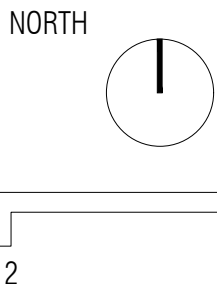
REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT
M. SPARTALIS
PROJECT
LOFTUS ST

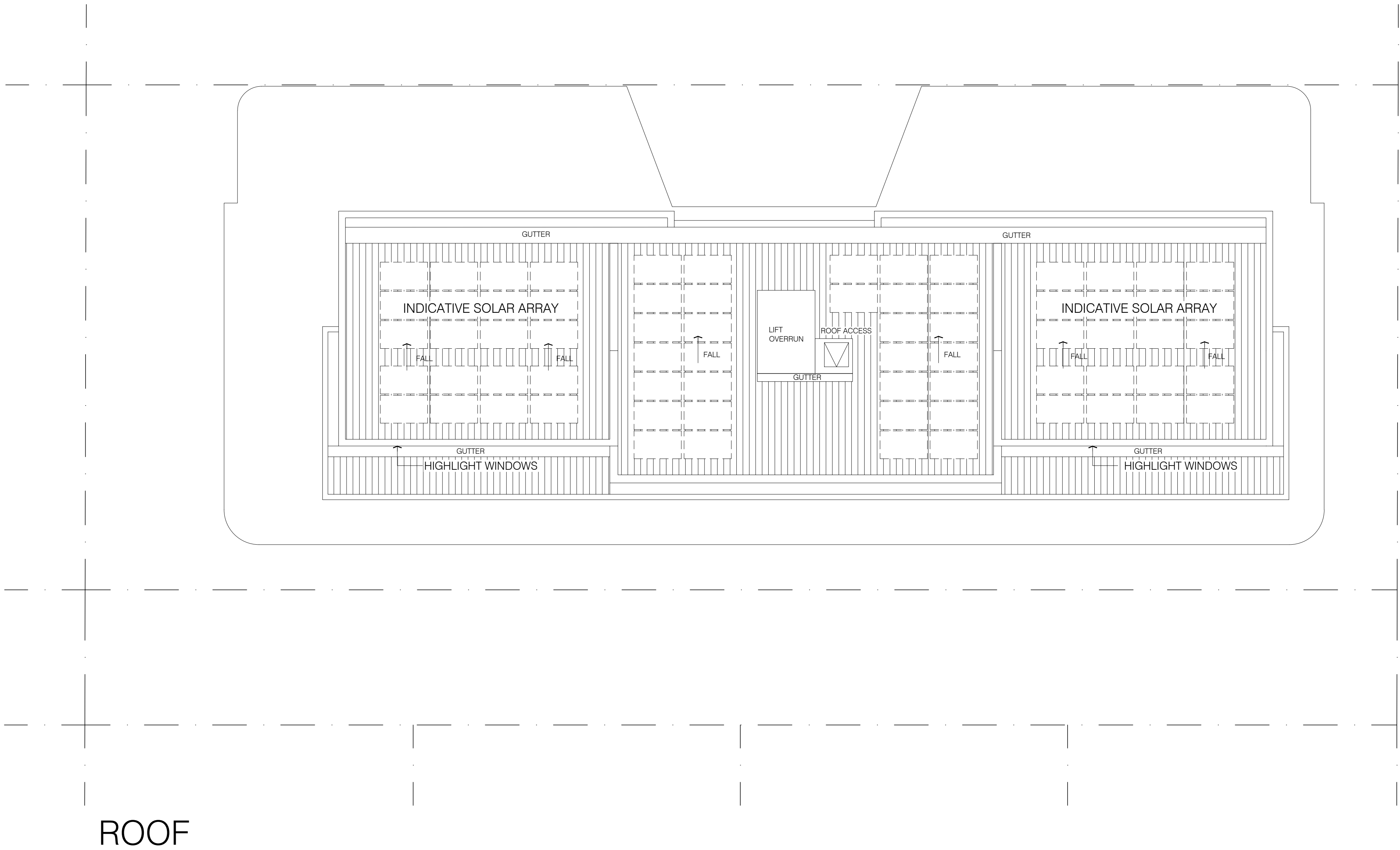
PROJECT ADDRESS
**129 LOFTUS ST
LEEDERVILLE**
PROJECT STATUS
DEVELOPMENT APPLICATION

PROJECT NUMBER
24022
SCALE
1:100 @ A1



DRAWING
**PLANS
AS SHOWN**
DRAWING NO. DRAFTER CHECKED REV.
A1.04 SA H

A1.05 SA H



REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS

PROJECT

LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST
LEEDERVILLE

PROJECT STATUS
DEVELOPMENT APPLICATION

PROJECT NUMBER
24022

SCALE
0 1 2 5

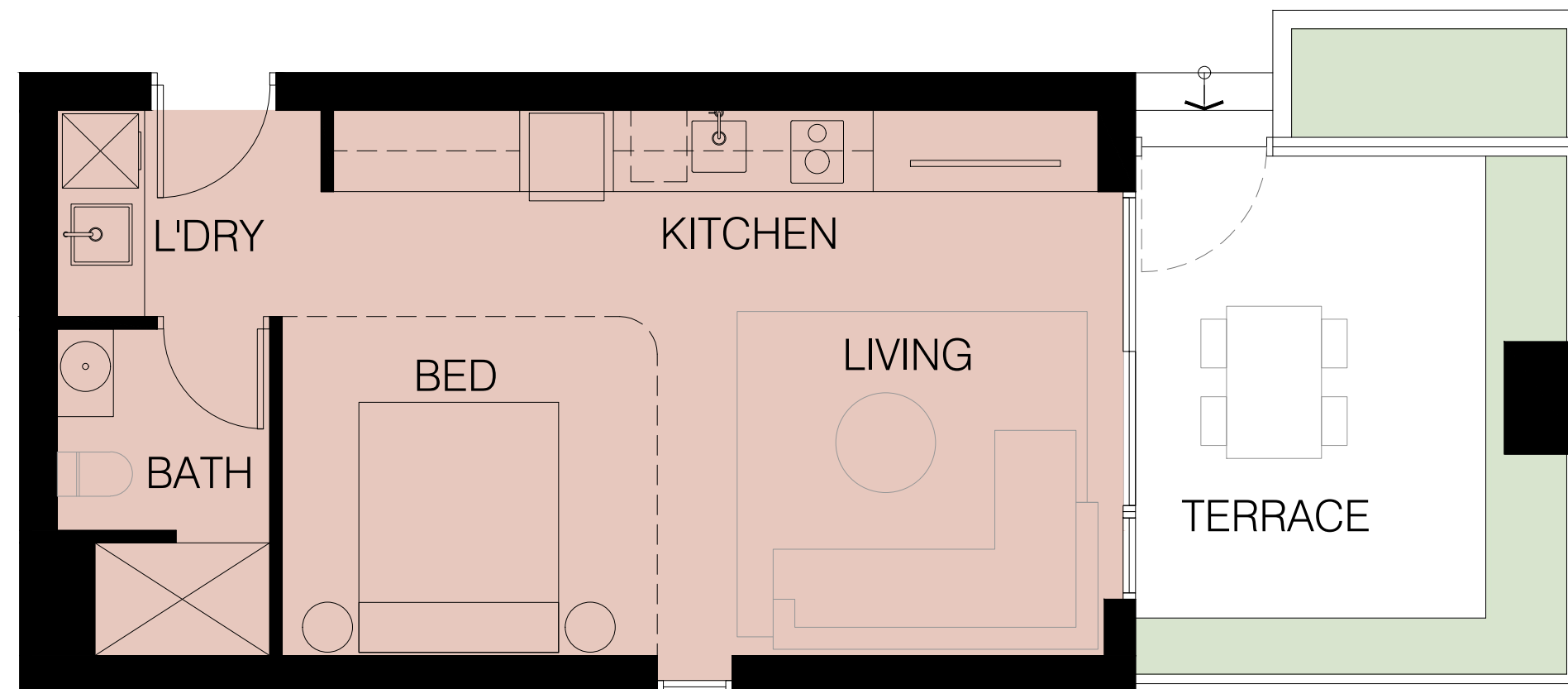
NORTH

1:100 @ A1

DRAWING
PLANS
AS SHOWN

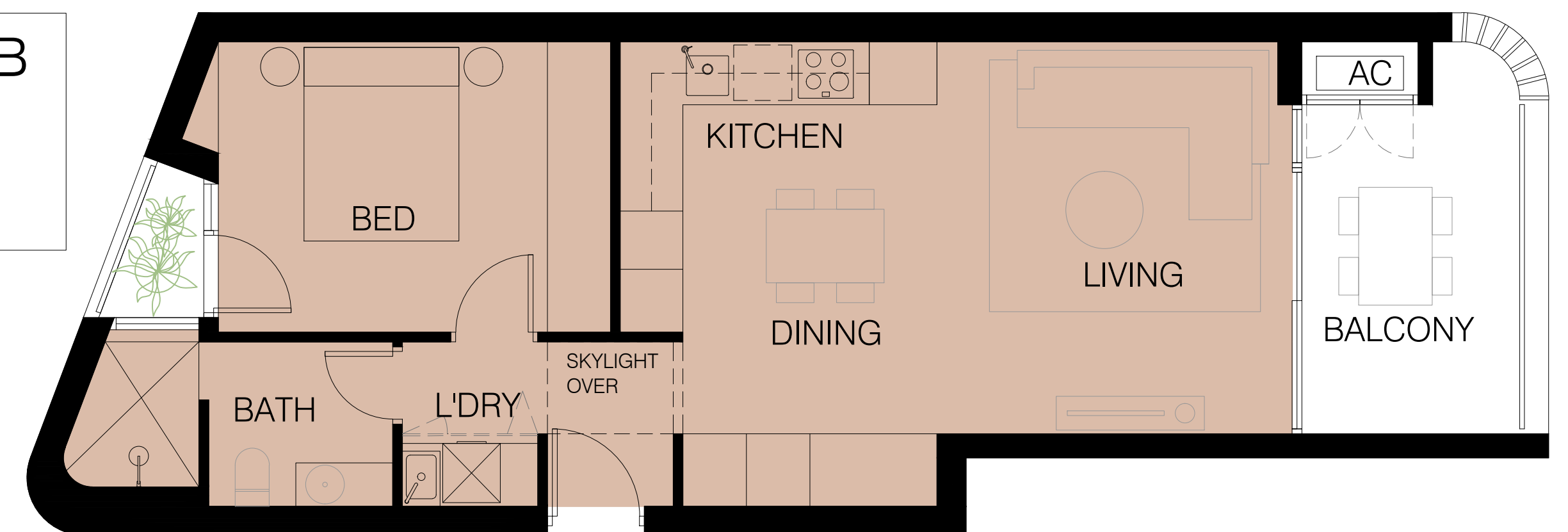
DRAWING NO. DRAFTER CHECKED REV.
A1.06 SA H

Type A
STUDIO
37m²



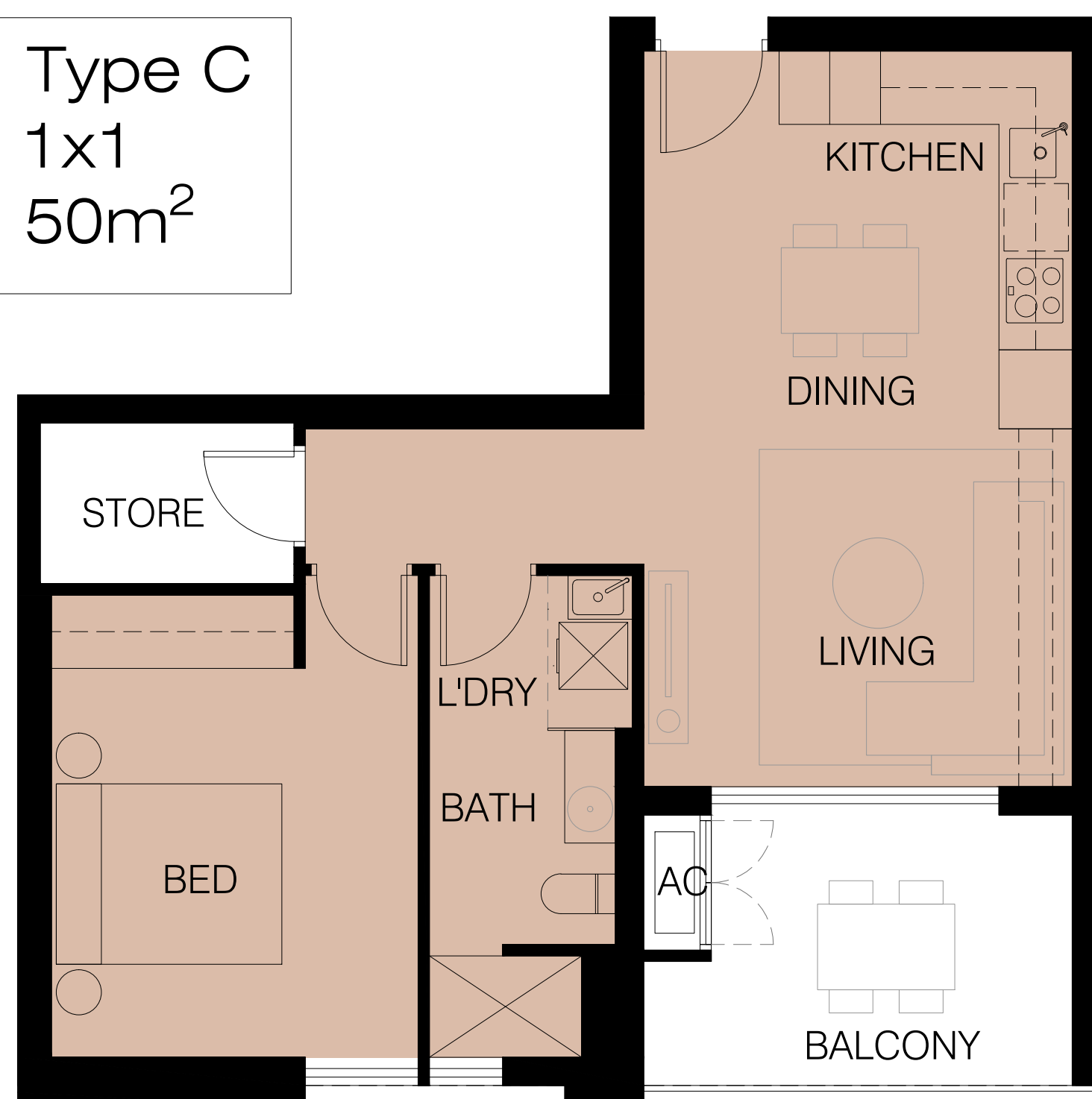
SMALL DWELLING

Type B
1x1
51m²



SMALL DWELLING

Type C
1x1
50m²



SMALL DWELLING

Type D
2x2
80m²



LHA GOLD
STANDARD
DWELLING

REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS

PROJECT

LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST
LEEDERVILLE

PROJECT STATUS

DEVELOPMENT APPLICATION

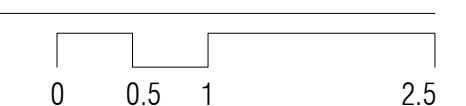
PROJECT NUMBER

24022

SCALE

1:50 @ A1

NORTH



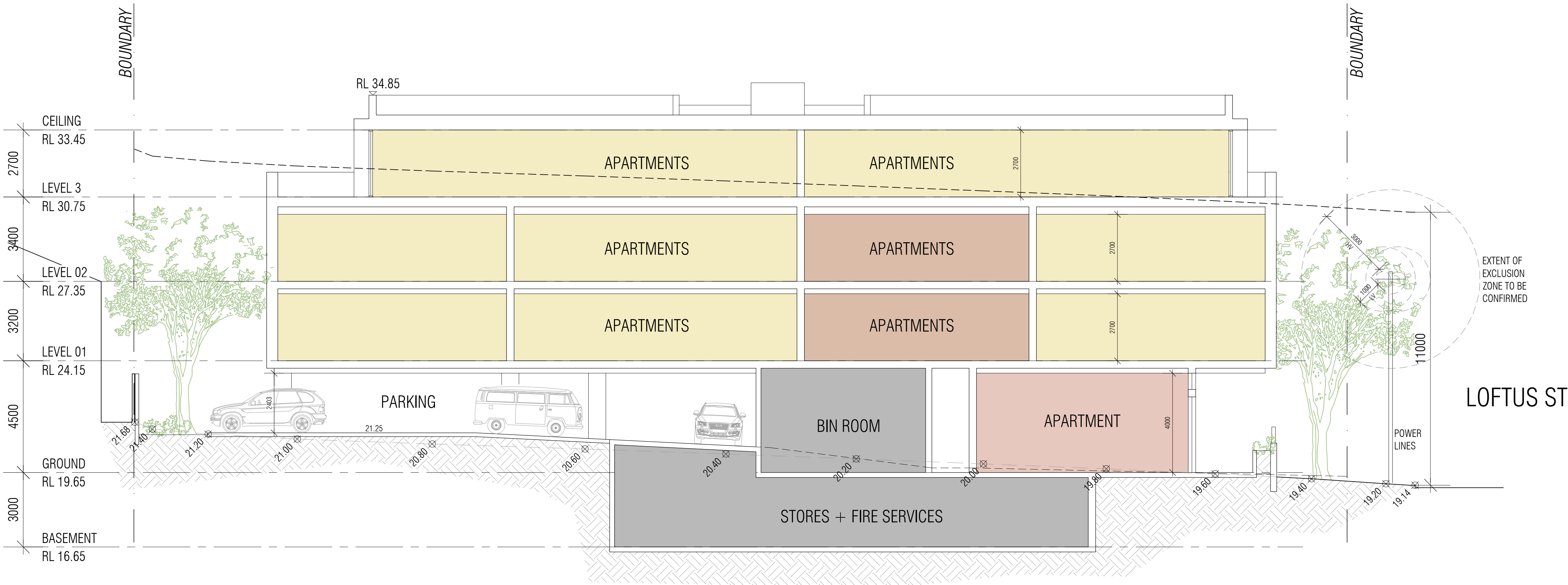
DRAWING

APARTMENT PLANS

DRAWING NO.	DRAFTER	CHECKED	REV.
-------------	---------	---------	------

A1.07 SA H

A1.08 SA H



DESIGN SECTION

REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS

PROJECT

LOFTUS ST

PROJECT ADDRESS

129 LOFTUS ST
LEEDERVILLE

PROJECT STATUS

DEVELOPMENT APPLICATION

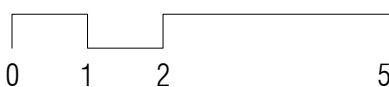
PROJECT NUMBER

24022

SCALE

1:100 @ A1

NORTH



DRAWING

DESIGN SECTION

DRAWING NO. DRAFTER CHECKED REV.

A2.01 SA H



REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT
M. SPARTALIS
PROJECT
LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST
LEEDERVILLE
PROJECT STATUS
DEVELOPMENT APPLICATION

PROJECT NUMBER
24022
SCALE
0 1 2 5
1:100 @ A1

DRAWING
EAST ELEVATION
DRAWING NO.
A3.01
DRAFTER
SA
CHECKED
REV.
H



REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS

PROJECT

LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST
LEEDERVILLE

PROJECT STATUS

DEVELOPMENT APPLICATION

PROJECT NUMBER
24022

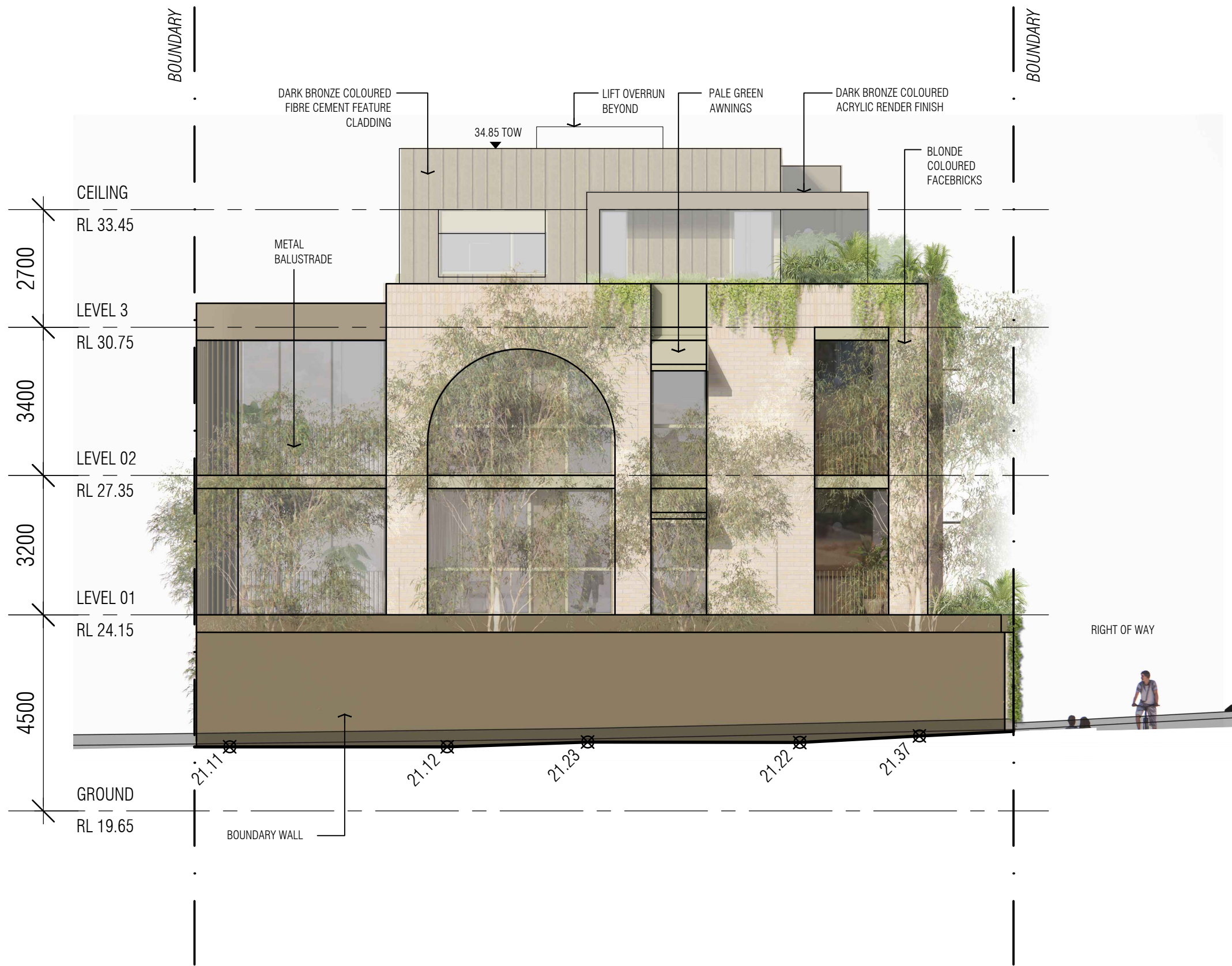
SCALE
1:100 @ A1

NORTH
0 1 2 5

DRAWING

SOUTH ELEVATION

DRAWING NO. A3.02
DRAFTER SA
CHECKED
REV. H



REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT

M. SPARTALIS
PROJECT

LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST
LEEDERVILLE
PROJECT STATUS

DEVELOPMENT APPLICATION

PROJECT NUMBER
24022
SCALE
0 1 2 5
1:100 @ A1

DRAWING
WEST ELEVATION
DRAWING NO. A3.03
DRAFTER SA
CHECKED
REV. H



REV.	DATE	AMENDMENT
F	06.12.24	DA PRELIMINARY ISSUE
G	19.12.24	DA ISSUE
H	09.04.25	PLANNING RFI

BCA COMPLIANCE:
STRUCTURAL:
HYDRAULIC:
ELECTRICAL:
MECHANICAL:
ENERGY:
FIRE:

CLIENT
M. SPARTALIS
PROJECT
LOFTUS ST

PROJECT ADDRESS
129 LOFTUS ST
LEEDERVILLE
PROJECT STATUS
DEVELOPMENT APPLICATION

PROJECT NUMBER	NORTH
24022	
SCALE	
	0 1 2 5
1:100 @ A1	

DRAWING			
NORTH ELEVATION			
DRAWING NO.	DRAFTER	CHECKED	REV.
A3.04	SA		H