

TEMPELHOF

NO. 1 HOLROYD COURT, ST KILDA EAST
PROJECT NO. 2101
TOWN PLANNING ISSUE: 10/11/2021

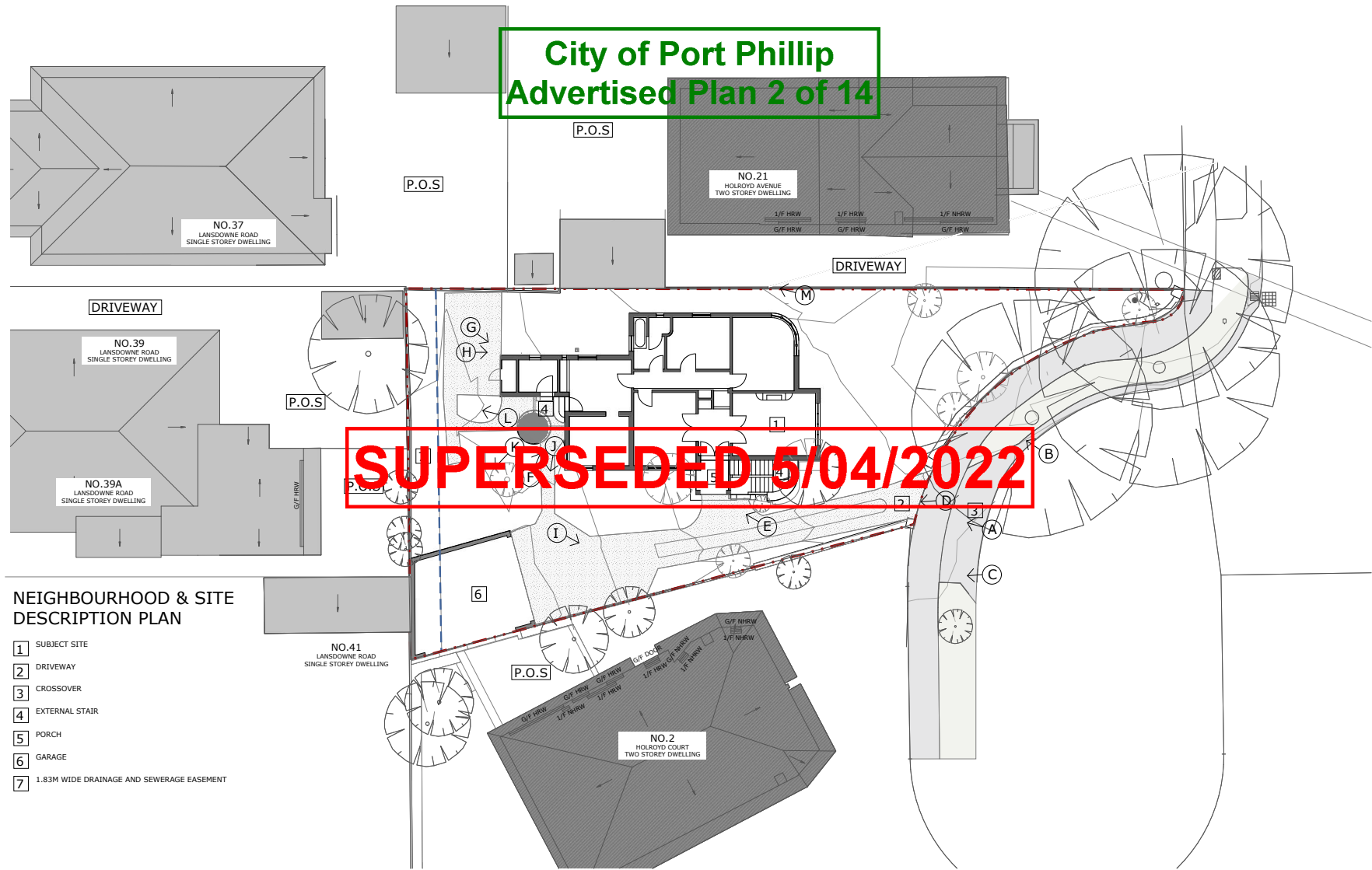
**City of Port Phillip
Advertised Plan 1 of 14**

PORT PHILLIP PLANNING DEPARTMENT Date Received: 10/11/2021

DRAWING NO.	DRAWING NAME	SCALE
TP001	NEIGHBOURHOOD AND SITE DESCRIPTION PLAN	1:200
TP002A	SITE PHOTOS - SHEET 01	-
TP002B	SITE PHOTOS - SHEET 02	-
TP003	DESIGN RESPONSE PLAN	1:200
TP100	DEMOLITION PLAN - GROUND FLOOR	1:100
TP101	DEMOLITION PLAN - FIRST FLOOR	1:100
TP102	GROUND FLOOR PLAN	1:100
TP103	FIRST FLOOR PLAN	1:100
TP104	ROOF / STORM CALCULATIONS PLAN	1:100
TP200	EXISTING ELEVATIONS - SHEET 1	1:100
TP201	EXISTING ELEVATIONS - SHEET 2	1:100
TP202	ELEVATIONS - SHEET 1	1:100
TP203	ELEVATIONS - SHEET 2	1:100



SUPERSEDED 5/04/2022



NEIGHBOURHOOD & SITE DESCRIPTION PLAN

- 1 SUBJECT SITE
- 2 DRIVEWAY
- 3 CROSSOVER
- 4 EXTERNAL STAIR
- 5 PORCH
- 6 GARAGE
- 7 1.83M WIDE DRAINAGE AND SEWERAGE EASEMENT

TOWN PLANNING

THIS DRAWING MUST BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT CONTRACT DOCUMENTATION. DO NOT SCALE OFF DRAWINGS. CHECK AND VERIFY ALL DIMENSIONS ON SITE PRIOR TO CONSTRUCTION. ALL CONSTRUCTION MUST BE IN ACCORDANCE WITH THE BUILDING CODE OF AUSTRALIA. BUILDING ACT 1993 AND RELATED LOCAL AUTHORITY REQUIREMENTS AND RELEVANT AUSTRALIAN STANDARDS.	REV	DATE	NOTES
MATYAS ARCHITECTS			
MATYAS ARCHITECTS PTY LTD 17A ARMSTRONG STREET MIDDLE PARK VICTORIA 3206 TEL: (03) 9559 4652 EMAIL: architects@matyasarchitects.com.au			
DRAWING TITLE: NEIGHBOURHOOD & SITE DESCRIPTION PLAN		SCALE: 1:200@A3	APPROVED: JM
ADDRESS: 1 HOLROYD COURT, ST KILDA EAST		DRAWN: HP	DATE: 26.07.21
		JOB NO: 2101	PROJECT: TEMPELHOF
		DRAWING NO: TP001	REVISION: -



(A) SUBJECT SITE STREET VIEW



(B) 21 HOLROYD AVENUE STREET VIEW



(C) 2 HOLROYD COURT STREET VIEW



(D) DRIVEWAY VIEW 01



(E) FRONT PORCH



(F) REAR EXTERNAL SPIRAL STAIRCASE



(G) REAR VIEW 01



(H) REAR VIEW 02



(I) DRIVEWAY VIEW 02



(J) GARAGE VIEW



(K) VIEW OF 39A LANSLOWNE ROAD



(L) VIEW OF 39 LANSLOWNE ROAD



(M) 21 HOLROYD AVENUE GARAGE AND DRIVEWAY VIEW

City of Port Phillip
Advertised Plan 3 of 14

SUPERSEDED 5/04/2022

PORT PHILLIP PLANNING DEPARTMENT Date Received: 10/11/2021

TOWN PLANNING

REV	DATE	NOTES



MATYAS ARCHITECTS PTY LTD
17A ARMSTRONG STREET
MIDDLE PARK VICTORIA 3206
TEL: 03 9606 4052
EMAIL: architects@matyasarchitects.com.au

DRAWING TITLE: SITE PHOTOS - SHEET 01	SCALE: -	APPROVED: JM	DATE: 26.07.21	PROJECT: TEMPELHOF
ADDRESS: 1 HOLROYD COURT, ST KILDA EAST	DRAWN: HP	JOB NO: 2101	DRAWING NO: TP002A	REVISION: -



PHOTO OF CORRODED CONCRETE BEAM WITH EXPOSED STEEL REINFORCEMENT



CLOSEUP PHOTO OF CORRODED CONCRETE BEAM WITH EXPOSED STEEL REINFORCEMENT

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REV	DATE	NOTES	

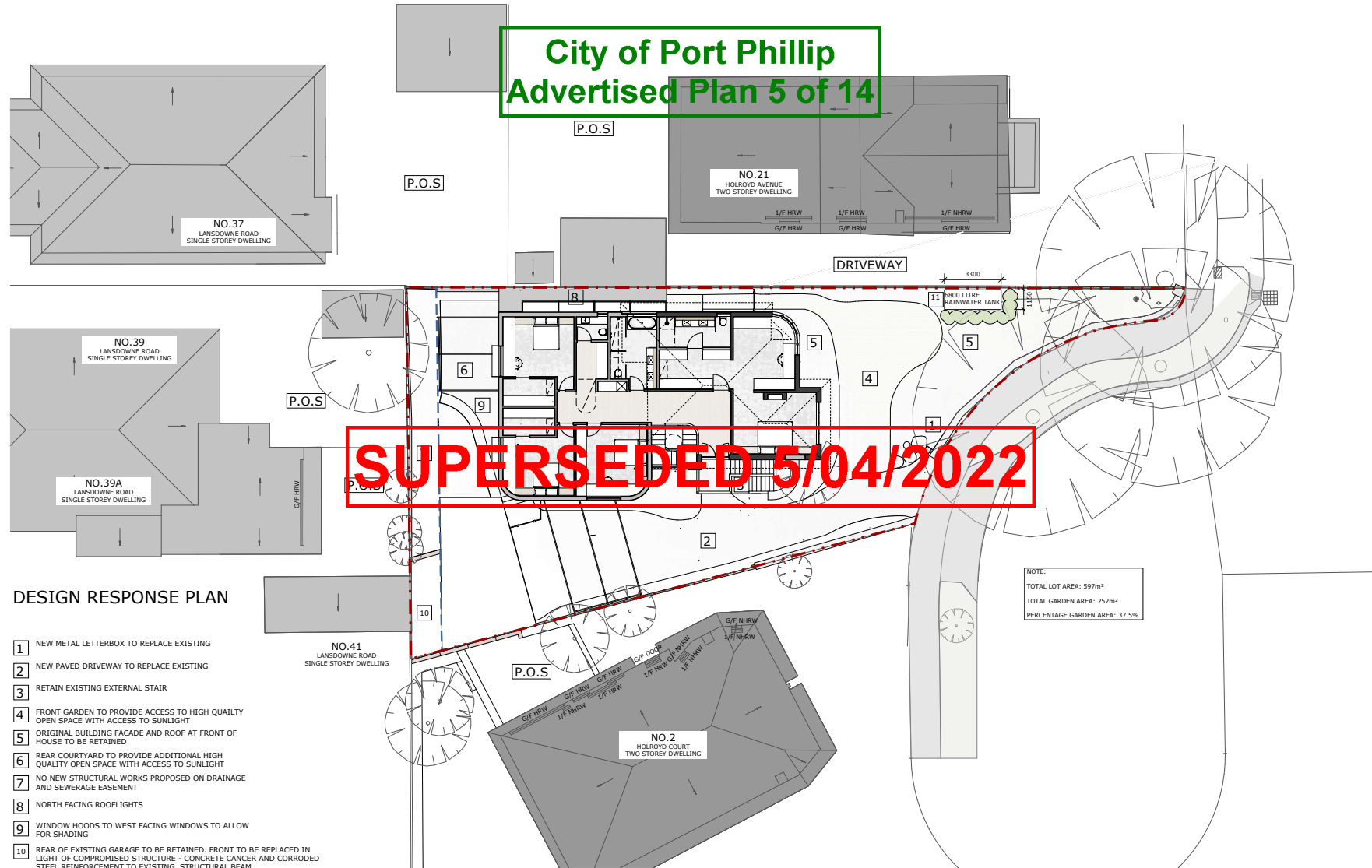


MATYAS ARCHITECTS PTY LTD
17A ARMSTRONG STREET
MIDDLE PARK VICTORIA 3206
TEL: 03 9696 4662
EMAIL: architects@matyasarchitects.com.au

DRAWING TITLE:	SCALE:	APPROVED:	DATE:	PROJECT:
SITE PHOTOS - SHEET 02	-	JM	26.10.21	TEMPELHOF
ADDRESS:	DRAWN:	JOB NO:	DRAWING NO:	REVISION:
1 HOLROYD COURT, ST KILDA EAST	HP	2101	TP002B	A

TOWN PLANNING

City of Port Phillip
Advertised Plan 5 of 14



DESIGN RESPONSE PLAN

- 1 NEW METAL LETTERBOX TO REPLACE EXISTING
- 2 NEW PAVED DRIVEWAY TO REPLACE EXISTING
- 3 RETAIN EXISTING EXTERNAL STAIR
- 4 FRONT GARDEN TO PROVIDE ACCESS TO HIGH QUALITY OPEN SPACE WITH ACCESS TO SUNLIGHT
- 5 ORIGINAL BUILDING FACADE AND ROOF AT FRONT OF HOUSE TO BE RETAINED
- 6 REAR COURTYARD TO PROVIDE ADDITIONAL HIGH QUALITY OPEN SPACE WITH ACCESS TO SUNLIGHT
- 7 NO NEW STRUCTURAL WORKS PROPOSED ON DRAINAGE AND SEWERAGE EASEMENT
- 8 NORTH FACING ROOFLIGHTS
- 9 WINDOW HOODS TO WEST FACING WINDOWS TO ALLOW FOR SHADING
- 10 REAR OF EXISTING GARAGE TO BE RETAINED, FRONT TO BE REPLACED IN LIGHT OF COMPROMISED STRUCTURE - CONCRETE CANCEL AND CORRODED STEEL REINFORCEMENT TO EXISTING STRUCTURAL BEAM
- 11 6800L RAINWATER TANK LOCATED AGAINST EXISTING FENCE, PAINTED BLACK TO MATCH FENCE AND FULLY SCREENED BY PROPOSED SCREENING PLANTS

REV	DATE	NOTES
A	26.10.21	Updated design in response to Heritage comments
B	10.11.21	Updated location of rainwater tank



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TEL: 03 9606 4662
EMAIL: architects@matyasarcs.com.au

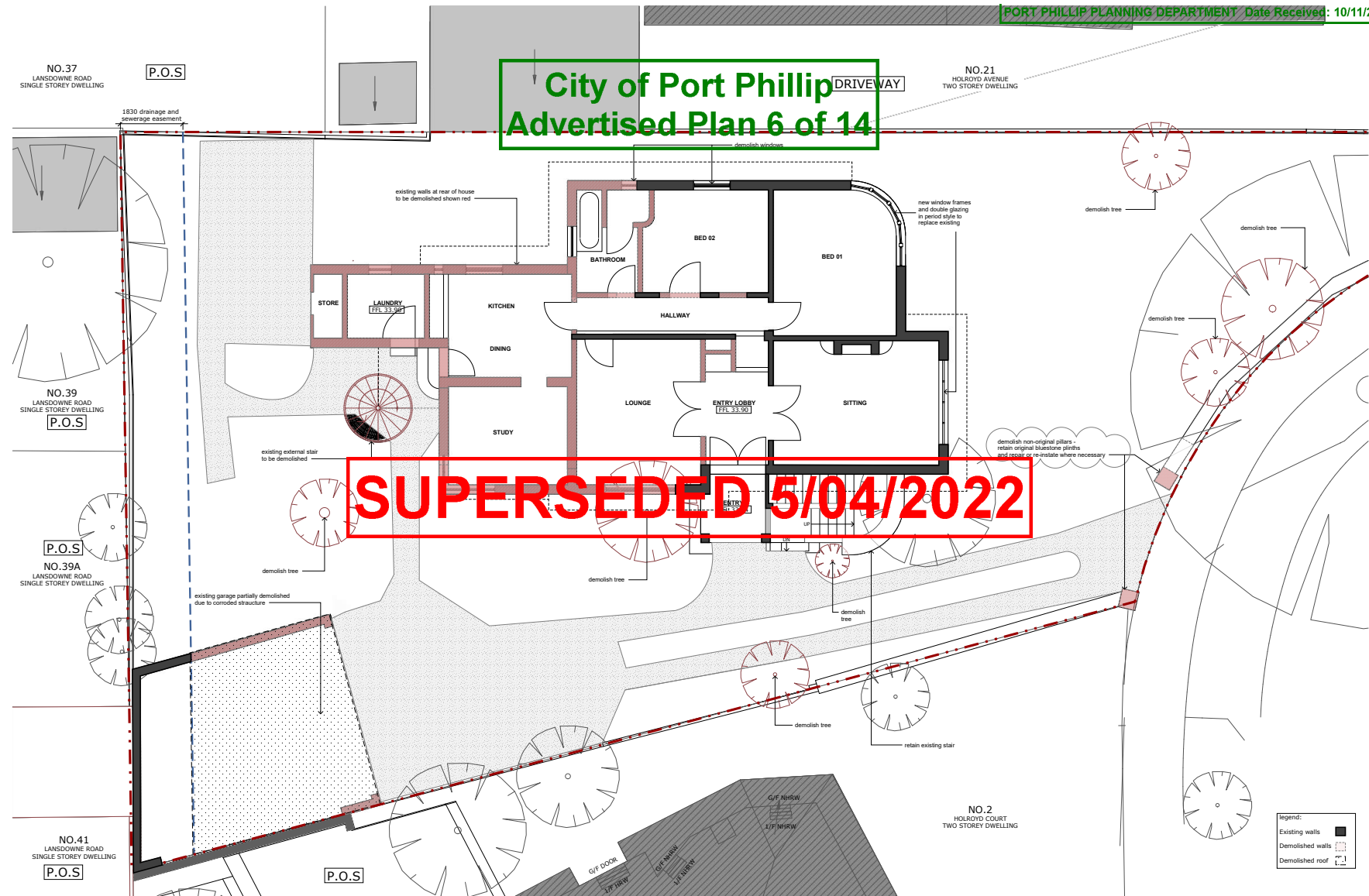


DRAWING TITLE: DESIGN RESPONSE PLAN	SCALE: 1:200@A3	APPROVED: JM	DATE: 10.11.21	PROJECT: TEMPELHOF
ADDRESS: 1 HOLROYD COURT, ST KILDA EAST	DRAWN: HP	JOB NO: 2101	DRAWING NO: TP003	REVISION: B

TOWN PLANNING

City of Port Phillip DRIVE
Advertised Plan 6 of 14

SUPERSEDED 5/04/2022



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REV	DATE	NOTES	
A	20.10.21	Updated design in response to Heritage comments	
B	10.11.21	Updated notes to original shoreline plan/ fence as requested by Council	



MATYAS ARCHITECTS

MATYAS ARCHITECTS PTY LTD
17A ARMSTRONG STREET
MIDDLE PARK VICTORIA 3206
TEL: 03 9690 4662
EMAIL: architects@matyasarchitects.com.au



DRAWING TITLE:	SCALE:
GROUND FLOOR DEMOLITION PLAN	1:100@A3
ADDRESS:	
1 HOLROYD COURT, ST KILDA EAST	

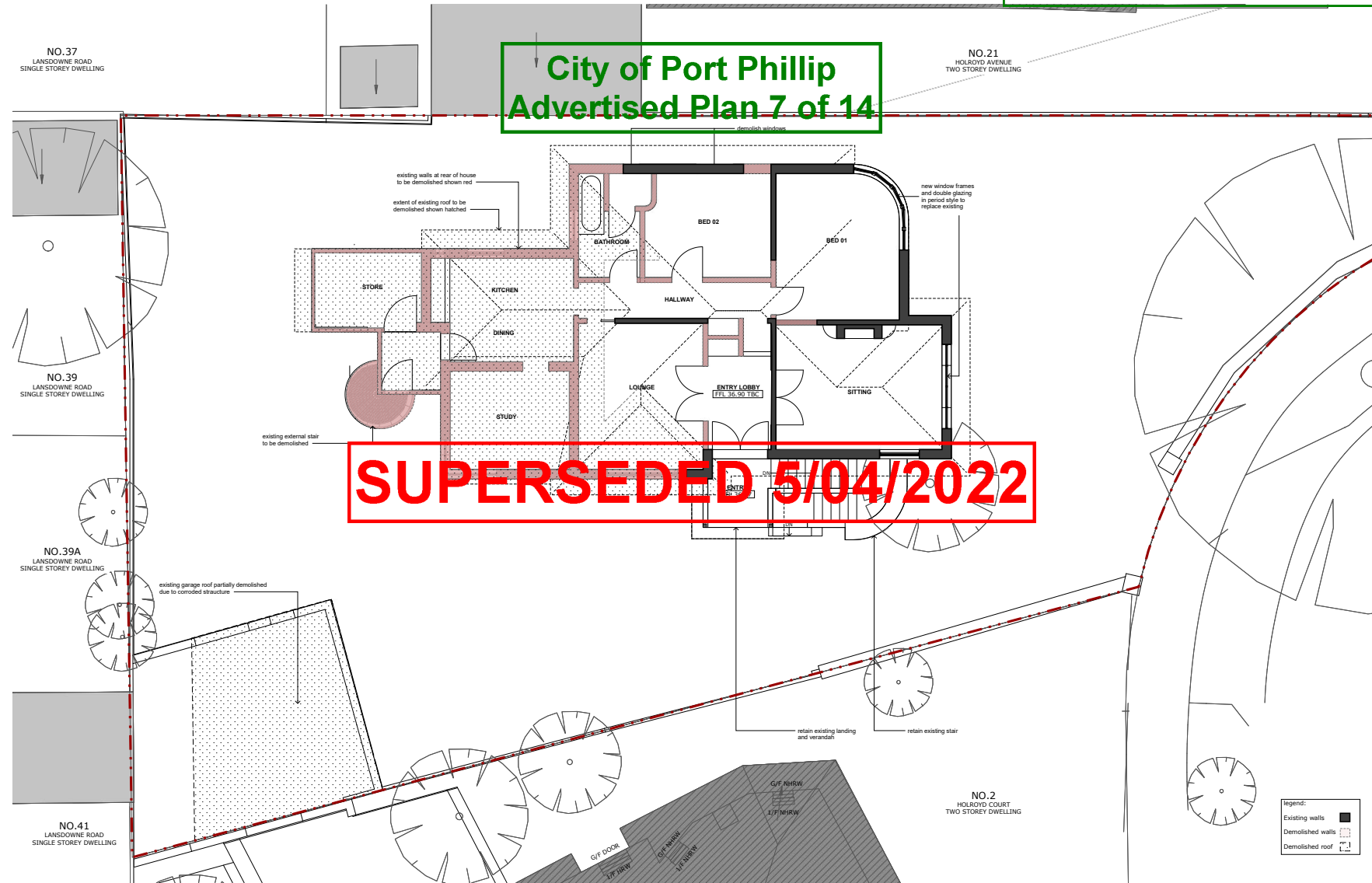
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	APPROVED:	DATE:
A3	JM	10.11.21

PROJECT:	TEMPELHOF
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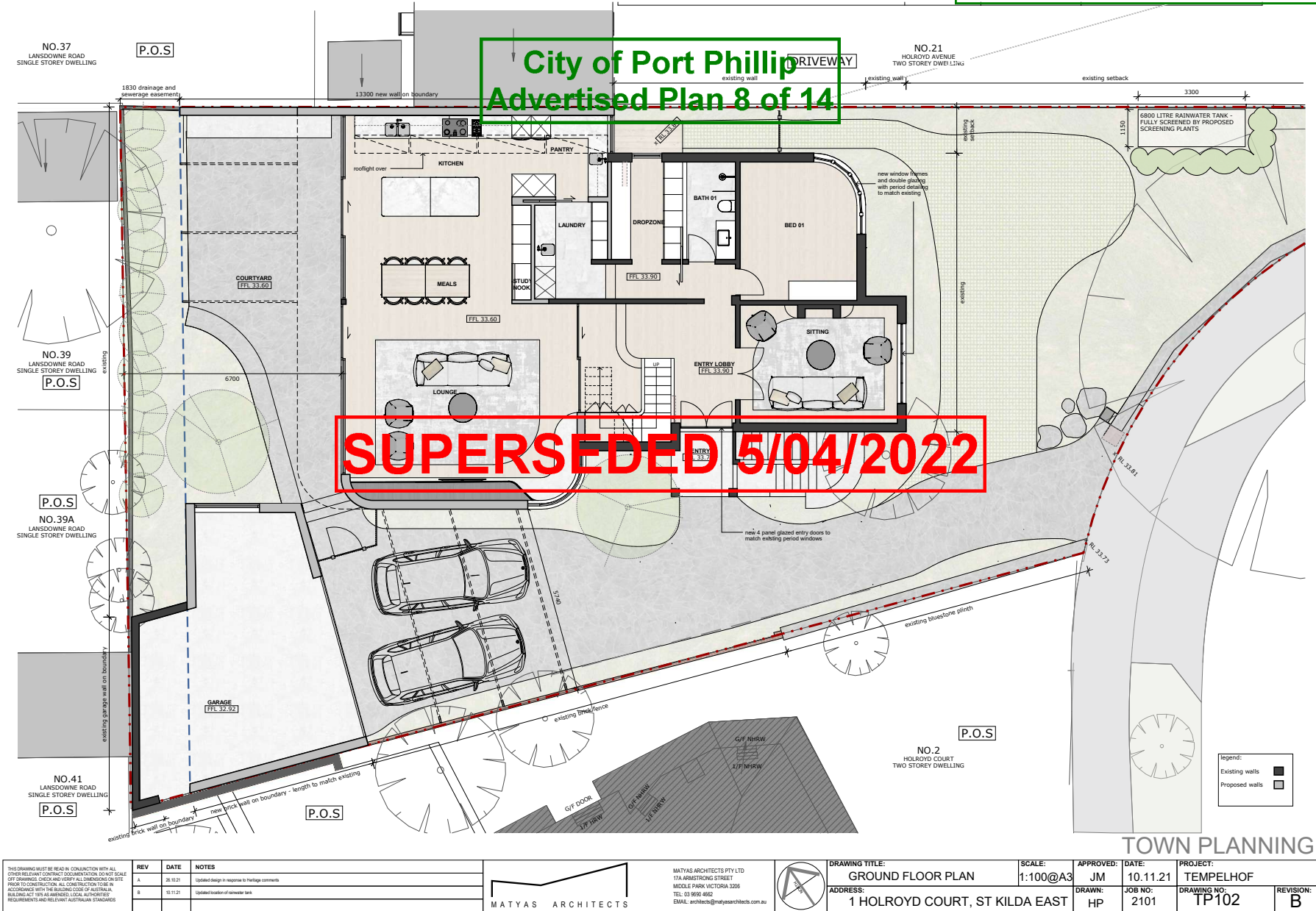
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TP100	B

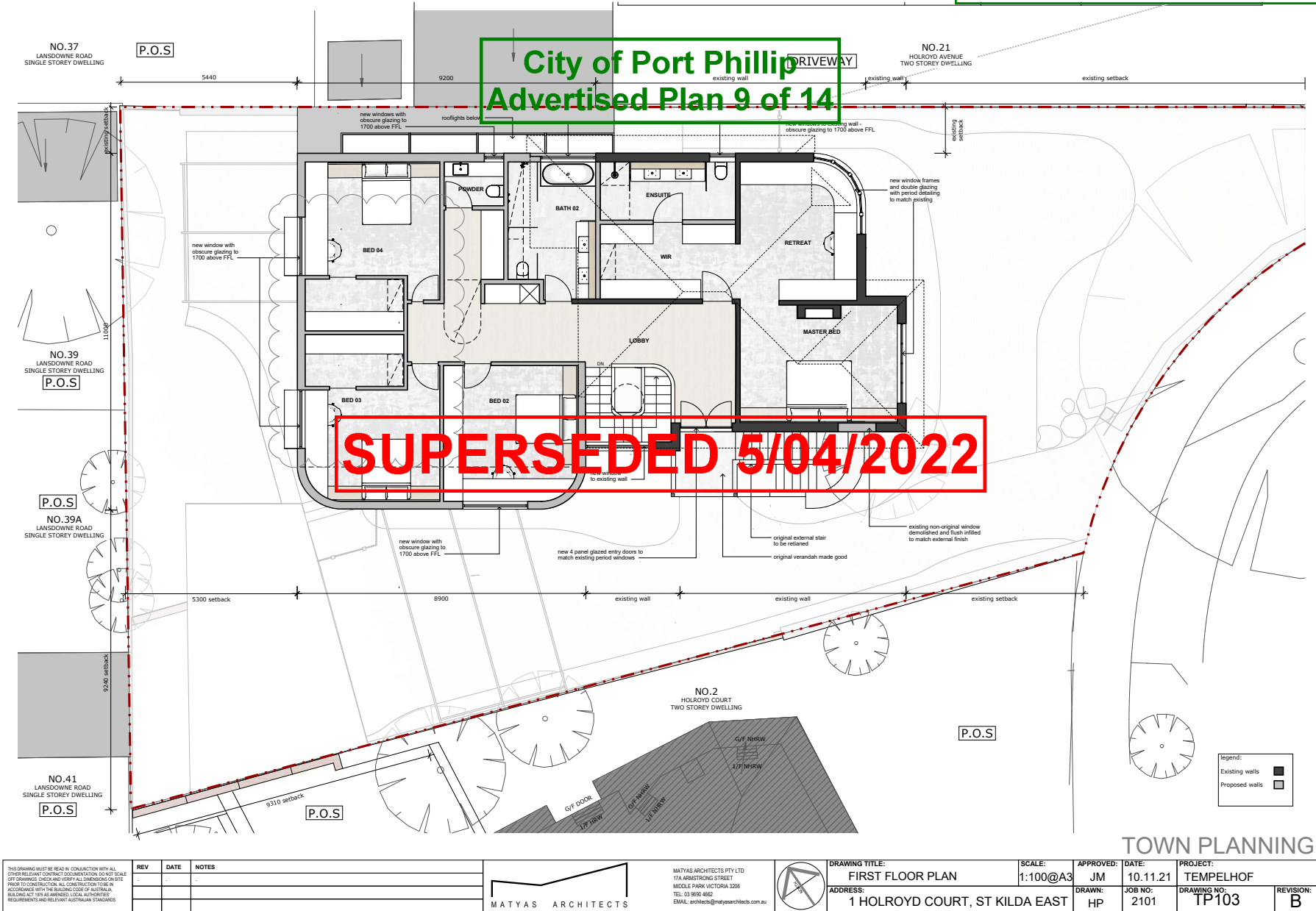
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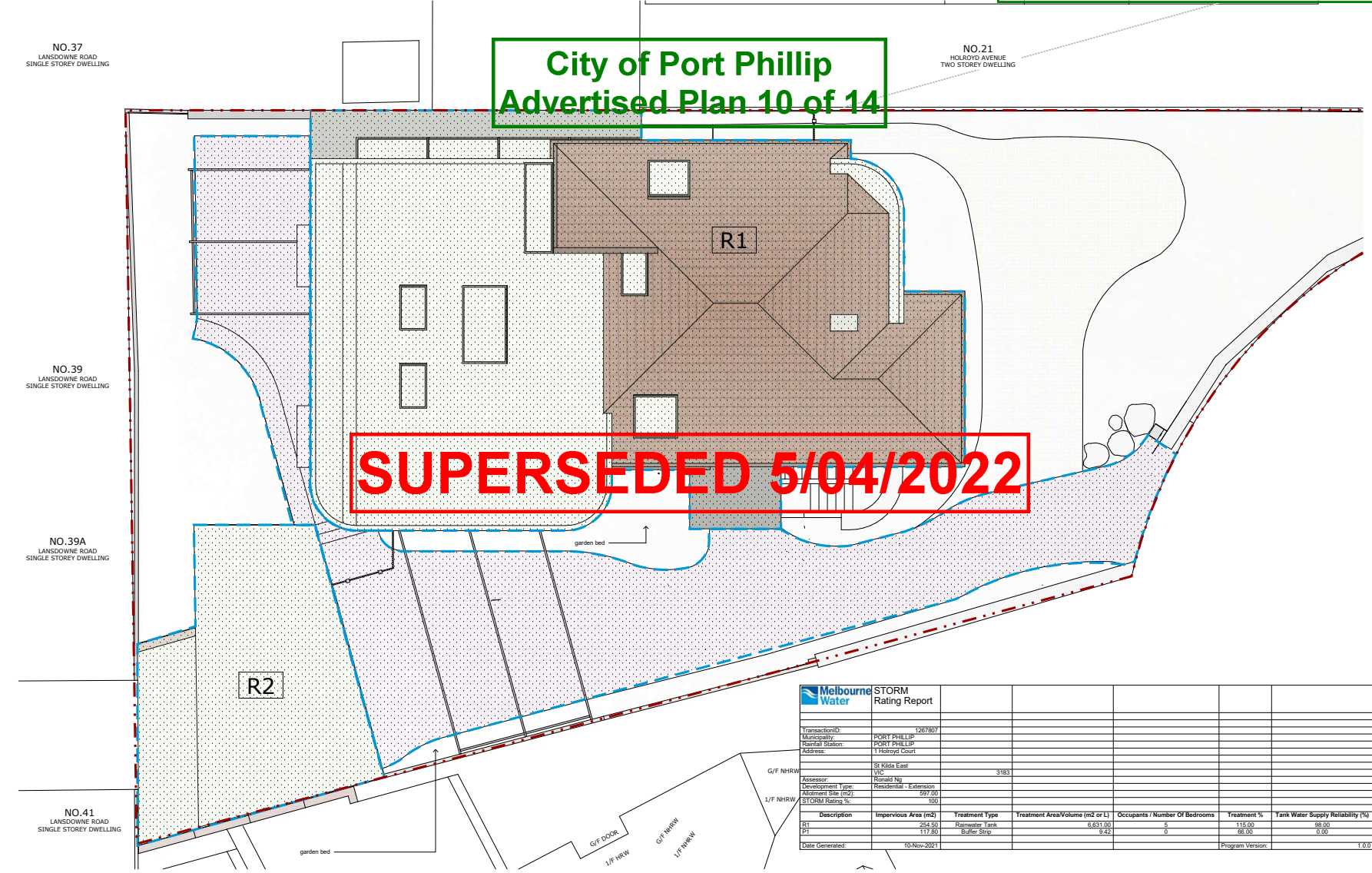


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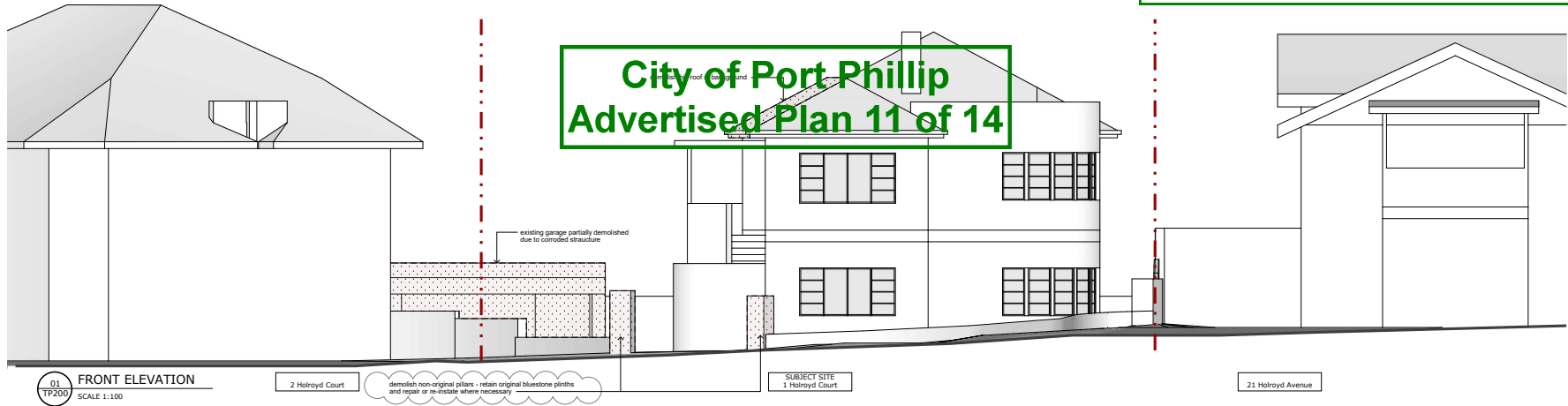
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	A	26.10.21	Updated design in response to Heritage comments				ADDRESS: 1 HOLROYD COURT, ST KILDA EAST		DRAWN: HP	JOB NO: 2101	DRAWING NO: TP101



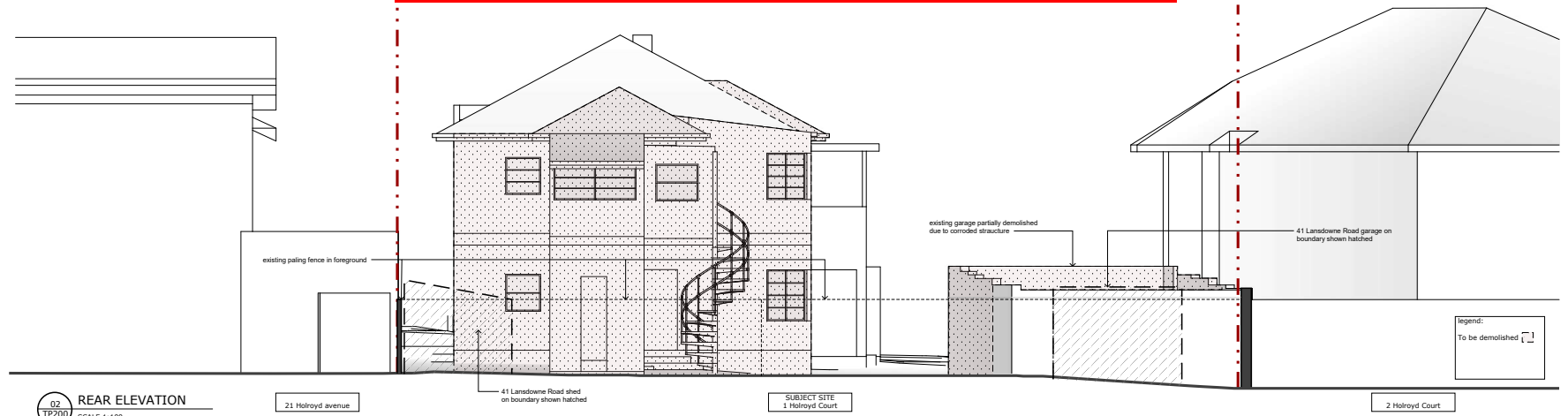




Melbourne Water STORM Rating Report						
Transaction ID:	1267807					
Municipality:	PORT PHILLIP					
Rainfall Station:	PORT PHILLIP					
Address:	1 Holroyd Court					
	St Kilda East	3183				
Assessment:	VIC					
Development Type:	Residential - Extension					
Allocated Site (m2):	597.00					
STORM Rating %:	100					
Description	Impervious Area (m2)	Treatment Type	Treatment Area/Volume (m2 or L)	Occupants / Number Of Bedrooms	Treatment %	Tank Water Supply Reliability (%)
R1	254.50	Retention Tank	6.631.00	3	115.00	60.00
P1	117.80	Buffer Strip	9.42	0	66.00	0.00
Date Generated:	10-Nov-2021				Program Version:	1.0.0



SUPERSEDED 5/04/2022



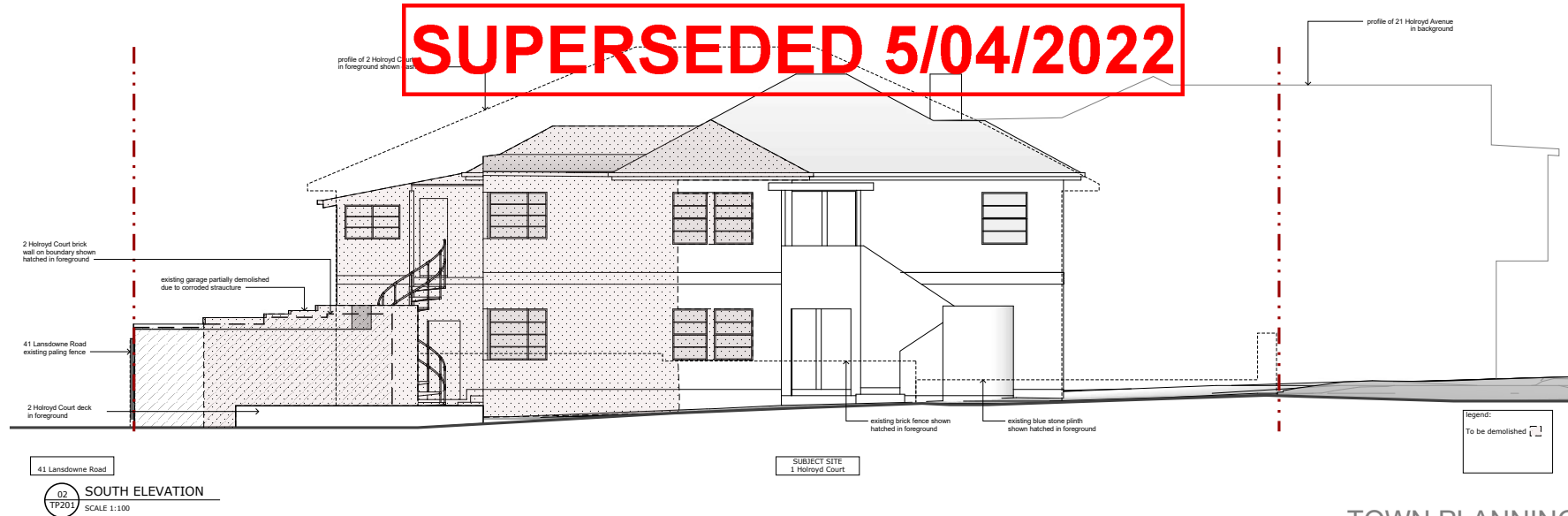
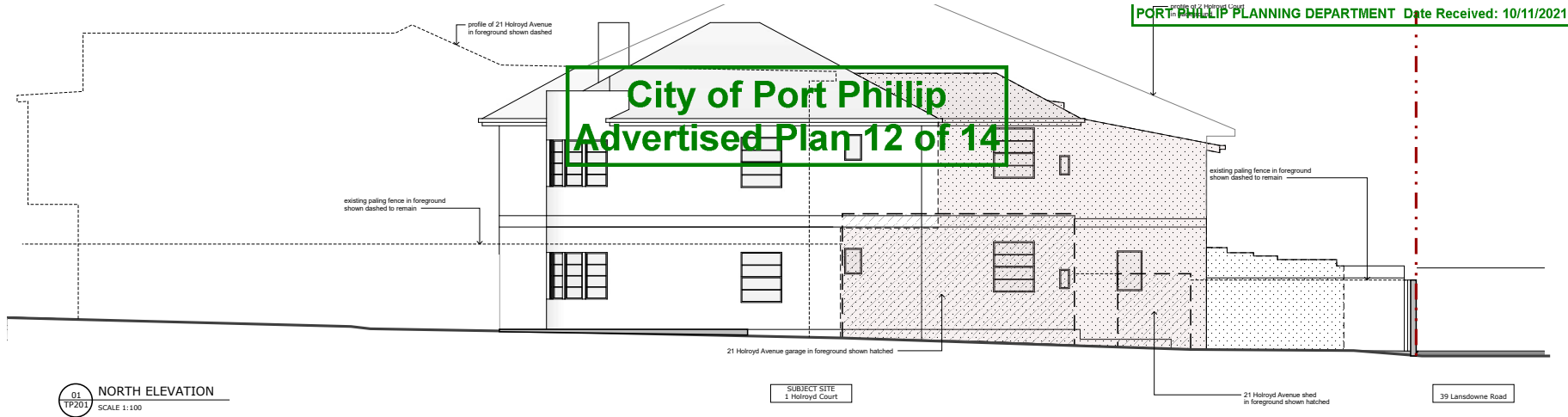
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			A	26.10.21	Updated design in response to Heritage comments
			B	10.11.21	Updated note to original bluestone pilinths as requested by Council



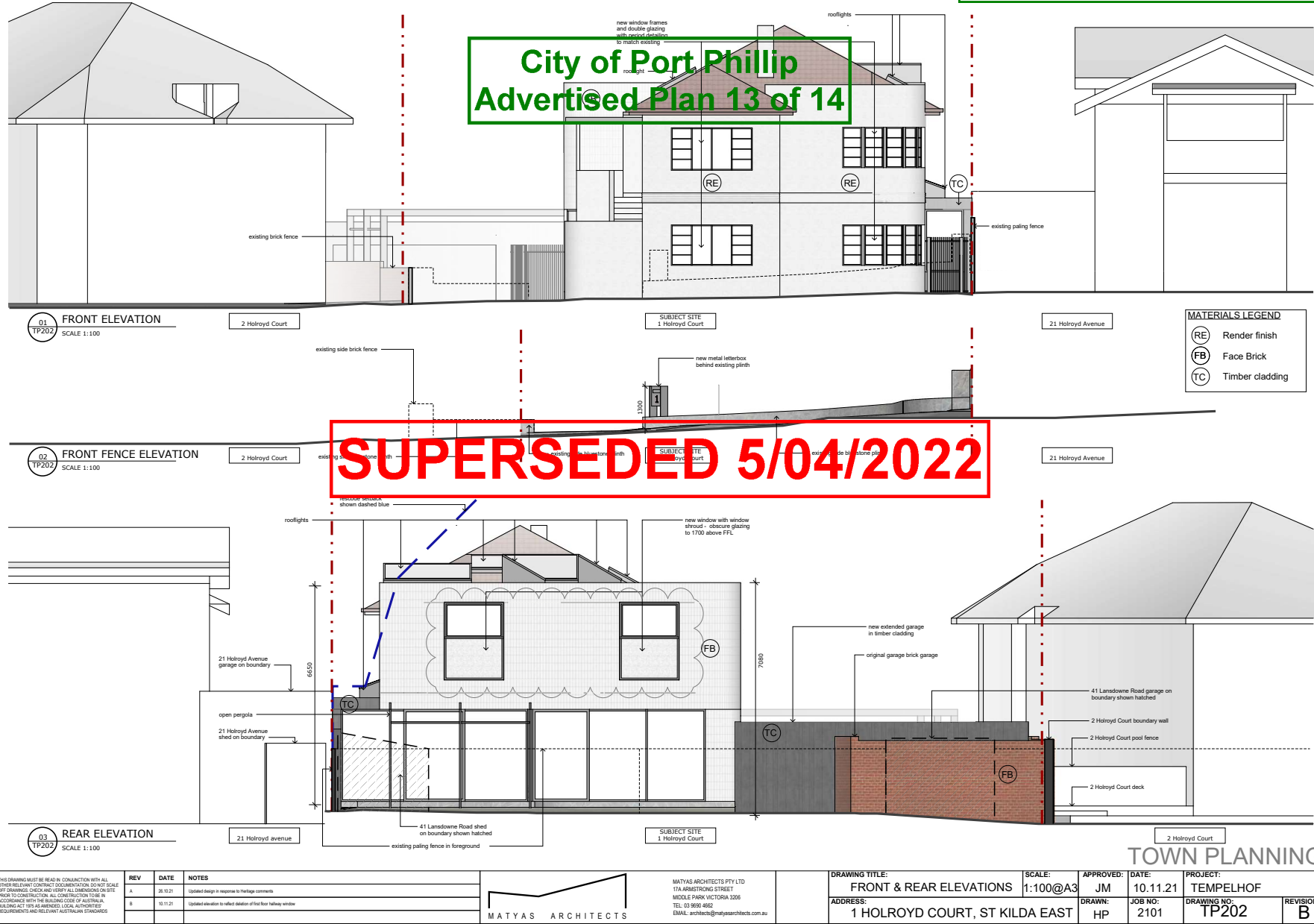
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MIDDLE PARK VICTORIA 3206
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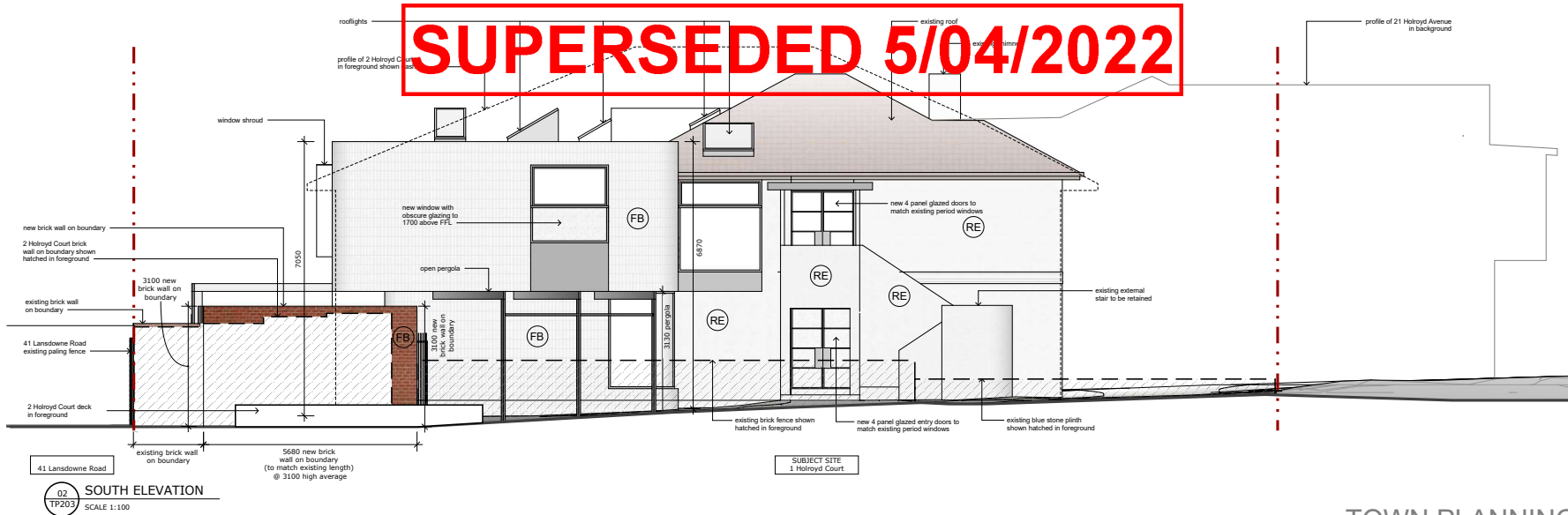
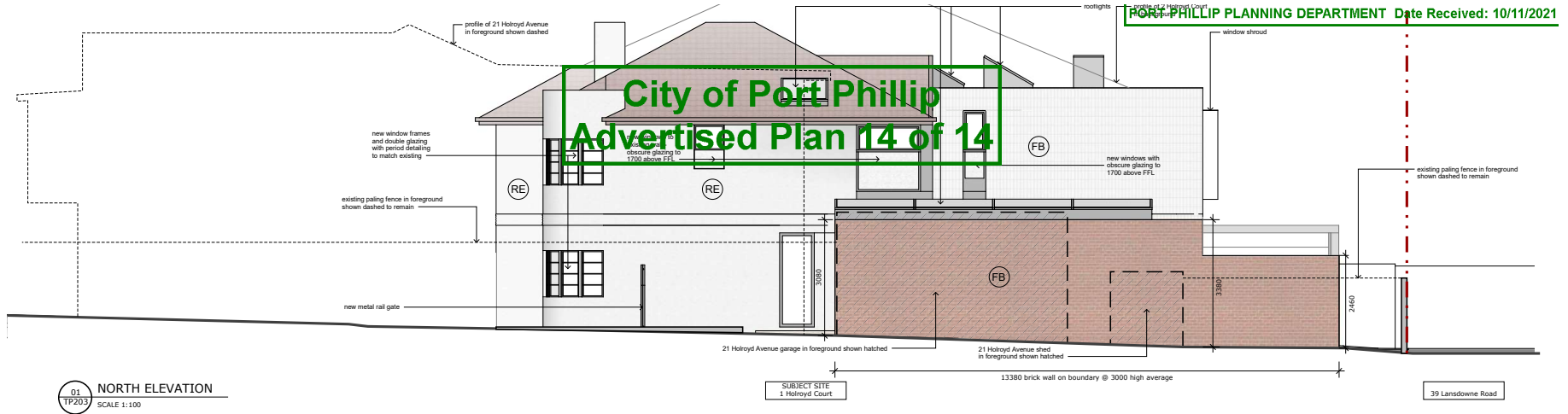
DRAWING TITLE: EXISTING FRONT & REAR ELEVATIONS	SCALE: 1:100@A3	APPROVED: JM	DATE: 26.10.21	PROJECT: TEMPELHOF
ADDRESS: 1 HOLROYD COURT, ST KILDA EAST	DRAWN: HP	JOB NO: 2101	DRAWING NO: TP200	REVISION: B



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						SIDE ELEVATIONS		1:100@A3	JM	26.10.21	TEMPELHOF	
						ADDRESS:			DRAWN:	JOB NO:	DRAWING NO:	REVISION
						1 HOLROYD COURT, ST KILDA EAST			HP	2101	TP203	A