




VIEW FROM INTERSECTION SMITH STREET & PACKARD PLACE

DRAWING SCHEDULE

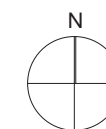
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- PR 03 SITE PLAN - LEVEL 1
- PR 04 APARTMENT MIX DIAGRAMS
- PR 05 SITE PLAN - ROOF
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	PROPOSED ASTI REDEVELOPMENT	
	FOR JOONDANNA INVESTMENTS LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT	
15 Quarry Crescent, Stuart Park NT 0820 T: +(61) 8 8981 9585 E: darwin@troppo.com.au		DRAWING SCHEDULE
		29.08.2023 DWG NO: PR 01



- SUPERMARKET
- HARRIET PLACE
- HARRIET PLACE PARK

TO DOCTORS GULLY



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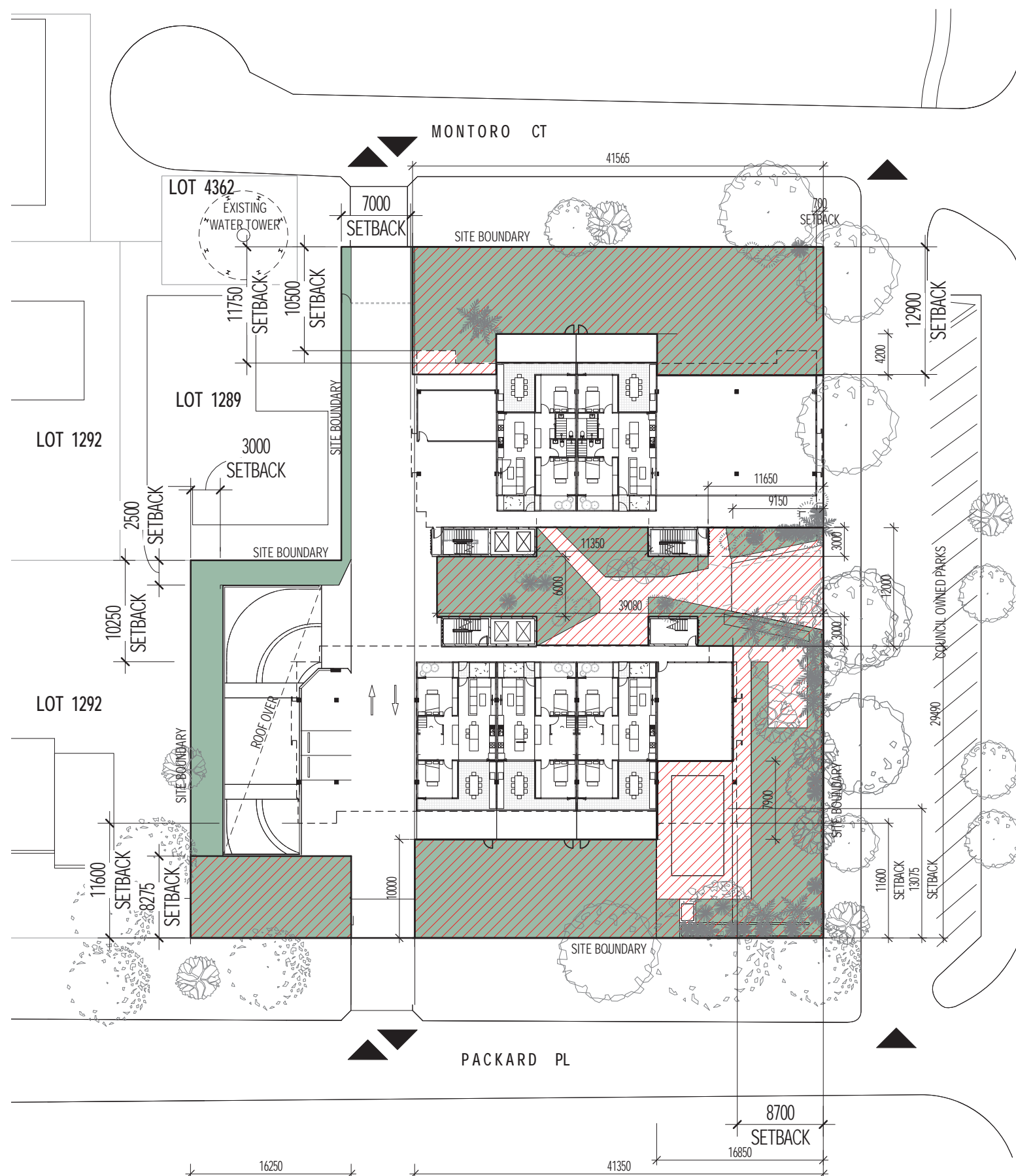
PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
 LOTS 1287, 1288, 1295, 1296 (7) PACKARD PL, DARWIN NT
SITE CONTEXT PLAN

29.08.2023

DWG NO:

PR 02



SITE AREA	3990m ²
GROSS ENCLOSED FLOOR AREA = 8,866m² (EXCL. CARPARKS)	

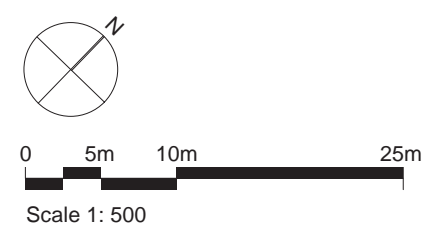
CARPARKS	
GROUND FLOOR 1F	2
BASEMENT -1F	78
BASEMENT -2F	84
BASEMENT -3F	84
TOTAL	248
INC. DISABLED PARKS	18
MOTORBIKE PARKS	6
VISITOR CARPARKS (SMITH ST)	19
BICYCLE PARKS	31
BASEMENT -1F - -3F TOTAL:	9,540m ²
OFFICE / RECEPTION	196m ²
GYM	80m ²

NEW UNITS	
BUILDING 1 1 - 10 STOREYS OF UNITS	
ENCLOSED FLOOR AREA TOTAL: 3,844m²	
BUILDING 2 1 - 11 STOREYS OF UNITS	
ENCLOSED FLOOR AREA TOTAL: 4,791m²	

53% SERVICED APARTMENTS
47% MULTIPLE DWELLINGS

 COMMUNAL OPEN SPACE AREA = 1,630m²

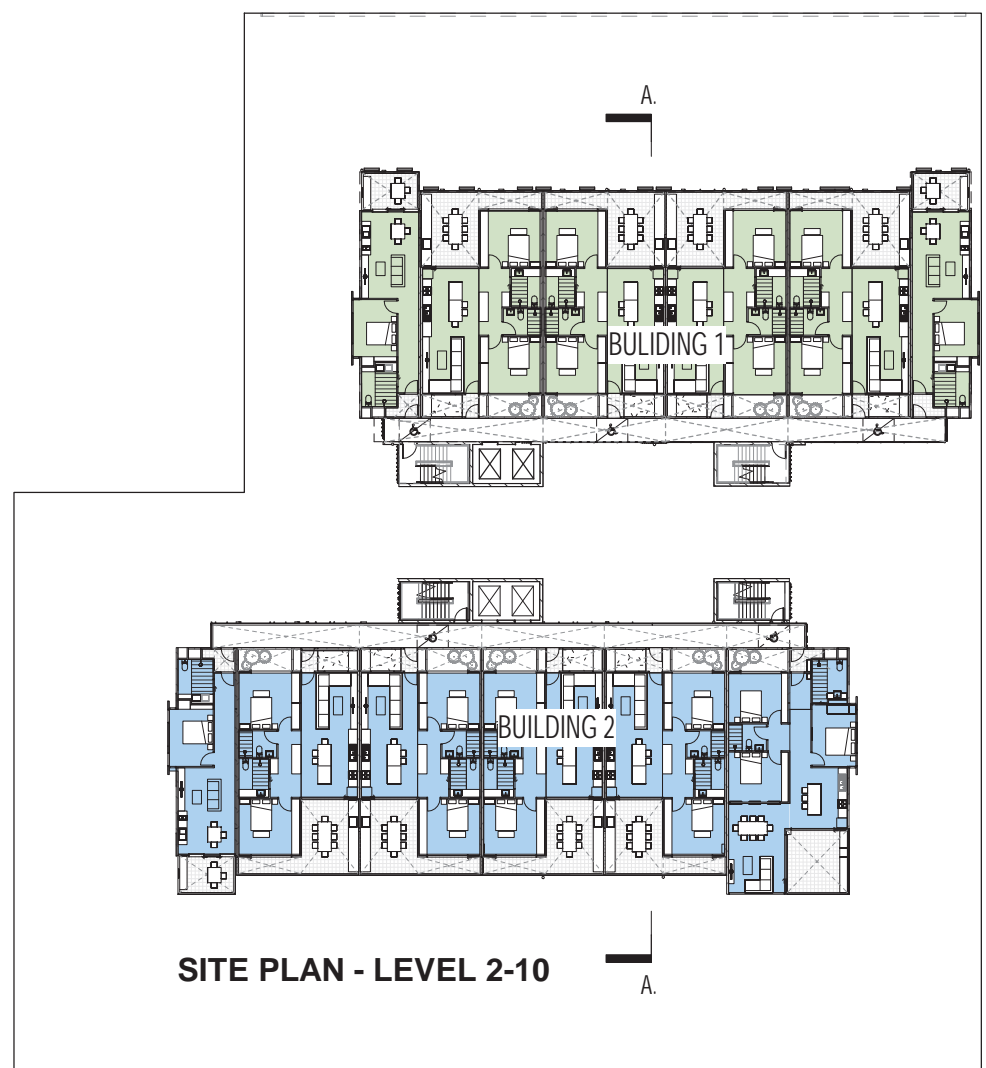
SITE PLAN - LEVEL 1
1 : 500



	PROPOSED ASTI REDEVELOPMENT
	FOR JOONDANNA INVESTMENTS LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT
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29.08.2023	DWG NO: PR 03



SITE PLAN - GROUND LEVEL (L1)



SITE PLAN - LEVEL 2-10

BUILDING 1 (10 STOREYS ABOVE GROUND)

- MIXED RESI APARTMENTS**
- 2 x 2BEDROOM MIXED RESI APARTMENTS / PER STOREY FROM LEVEL 1
 - 2 x 1BEDROOM MIXED RESI APARTMENTS / PER STOREY FROM LEVEL 2 - 10
 - 4 x 2BEDROOM MIXED RESI APARTMENTS / PER STOREY FROM LEVEL 2 - 10
 - 18 1BEDROOM MIXED RESI APARTMENTS
 - 38 2BEDROOM MIXED RESI APARTMENTS
 - TOTAL 56 MIXED RESI APARTMENTS

BUILDING 2 (11 STOREYS ABOVE GROUND)

- SERVICED APARTMENTS**
- 3 x 2BEDROOM SERVICED APARTMENTS / PER STOREY FROM LEVEL 1 - EQUAL ACCESS
 - 1 x 1 BEDROOM SERVICED APARTMENTS / PER STOREY FROM LEVEL 2 - 11
 - 4 x 2 BEDROOM SERVICED APARTMENTS / PER STOREY FROM LEVEL 2 - 11
 - 1 x 3 BEDROOM SERVICED APARTMENTS / PER STOREY FROM LEVEL 2 - 11
 - 10 x 1BEDROOM SERVICED APARTMENTS
 - 43 x 2BEDROOM SERVICED APARTMENTS
 - 10 x 3BEDROOM SERVICED APARTMENTS
 - TOTAL = 63 SERVICED APARTMENTS

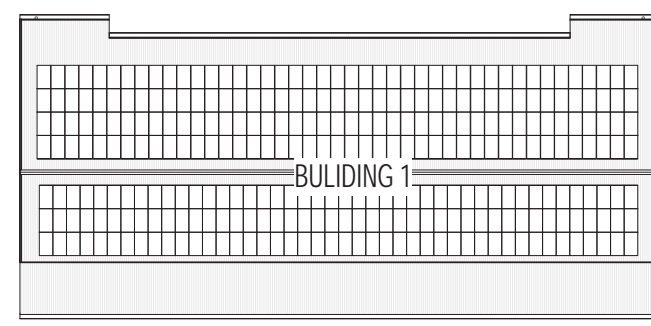
TOTAL APARTMENTS: 119 APARTMENTS INCL

- 28 x 1 BEDROOM APARTMENTS
- 81 x 2 BEDROOM APARTMENTS
- 10 x 3 BEDROOM APARTMENTS

63 SERVICED APARTMENTS BEDROOMS (53%)
56 MIXED RESI BEDROOMS (47%)

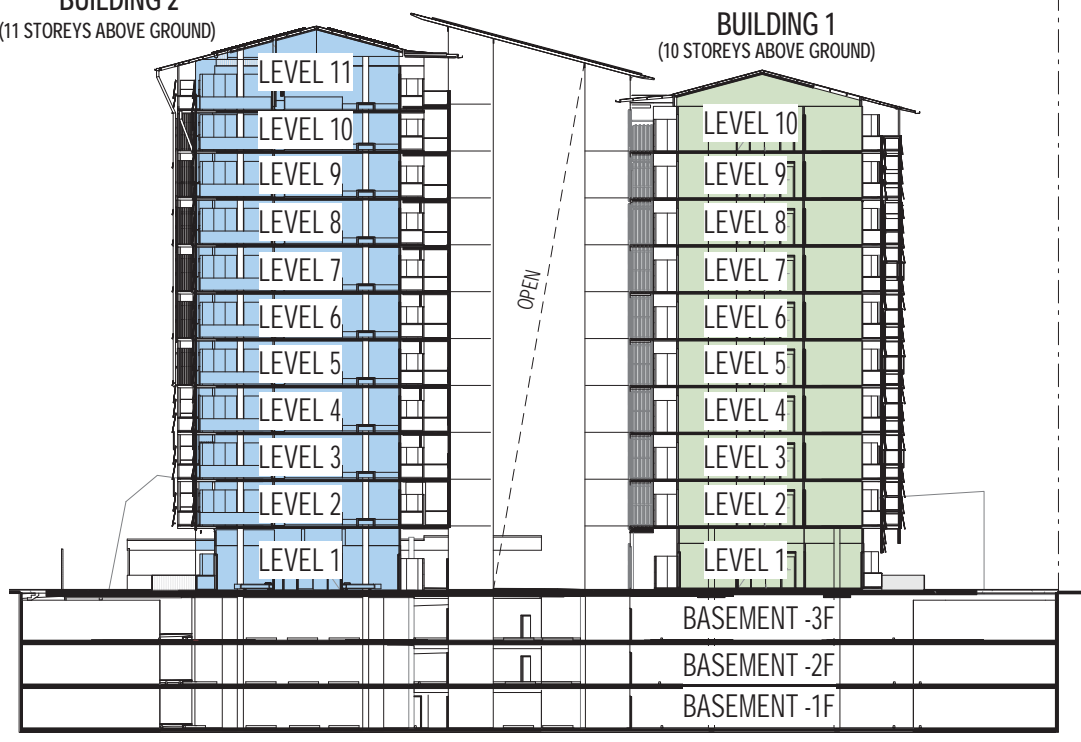
LEGEND

- SERVICED APARTMENTS
- MIXED RESI APARTMENTS



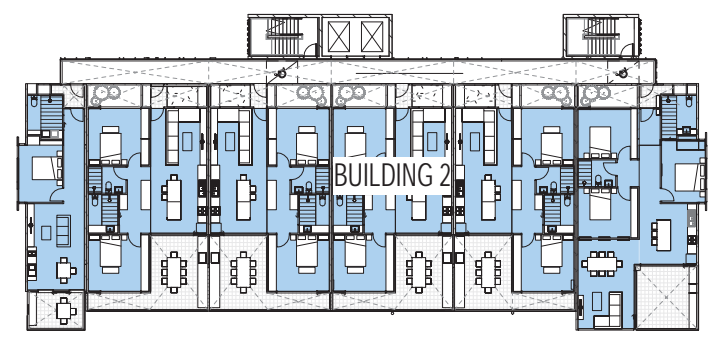
BUILDING 2
(11 STOREYS ABOVE GROUND)

BUILDING 1
(10 STOREYS ABOVE GROUND)



SECTION A DIAGRAM BUILDING 1 & 2

1 : 500



SITE PLAN - LEVEL 11

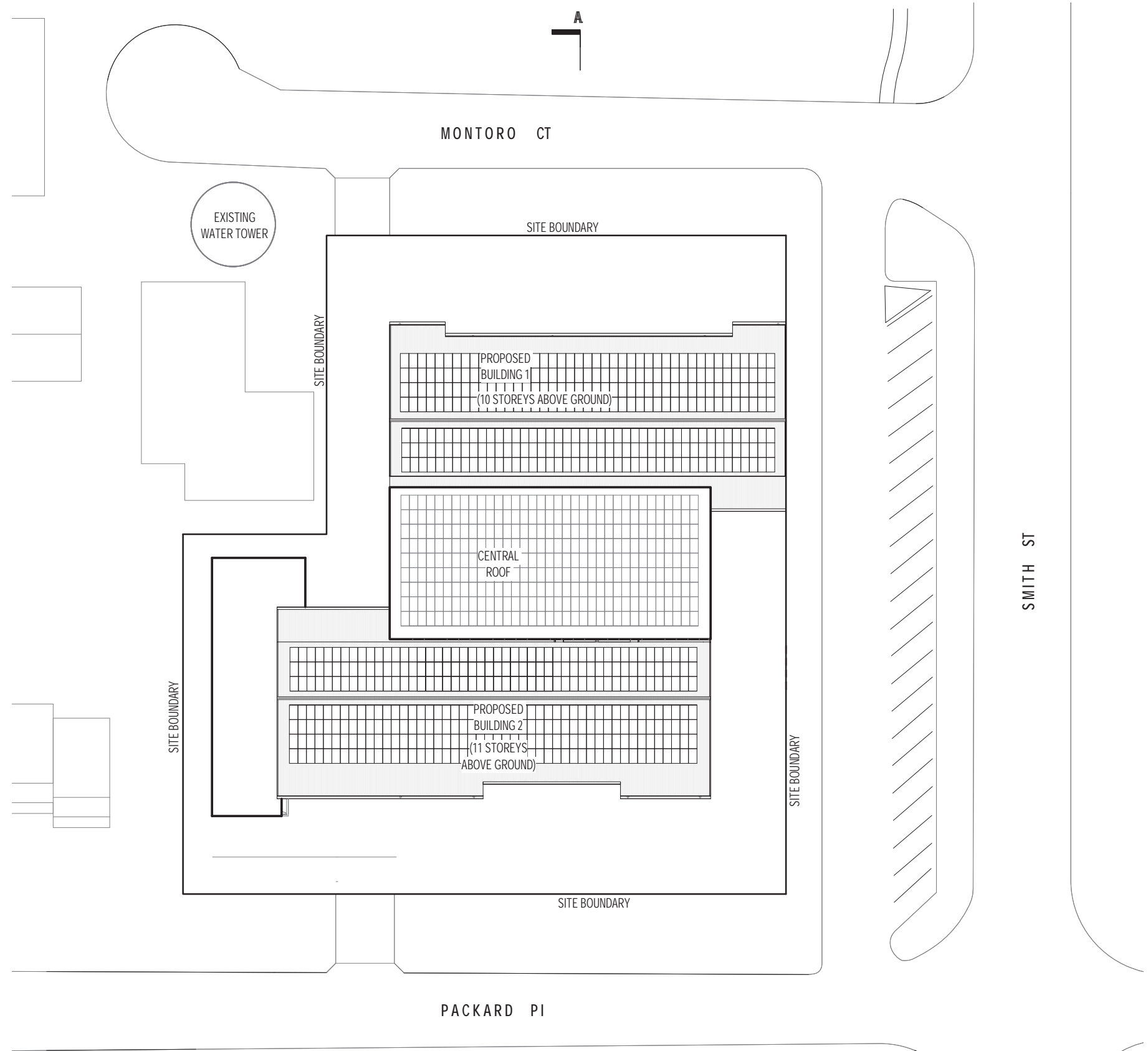


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PROPOSED
ASTI REDEVELOPMENT

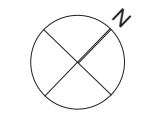
FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

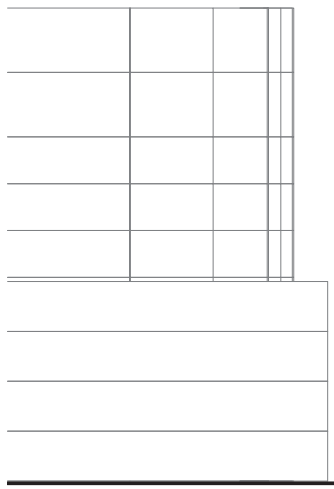
APARTMENT MIX DIAGRAMS



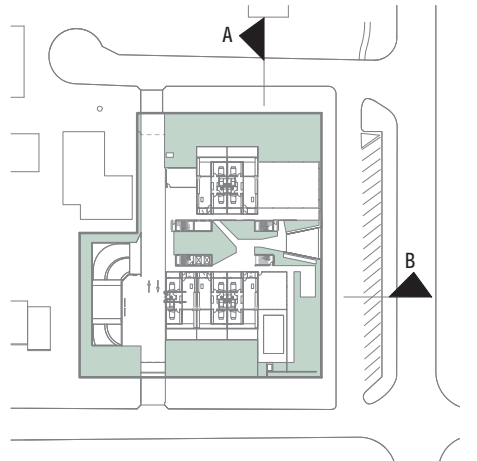
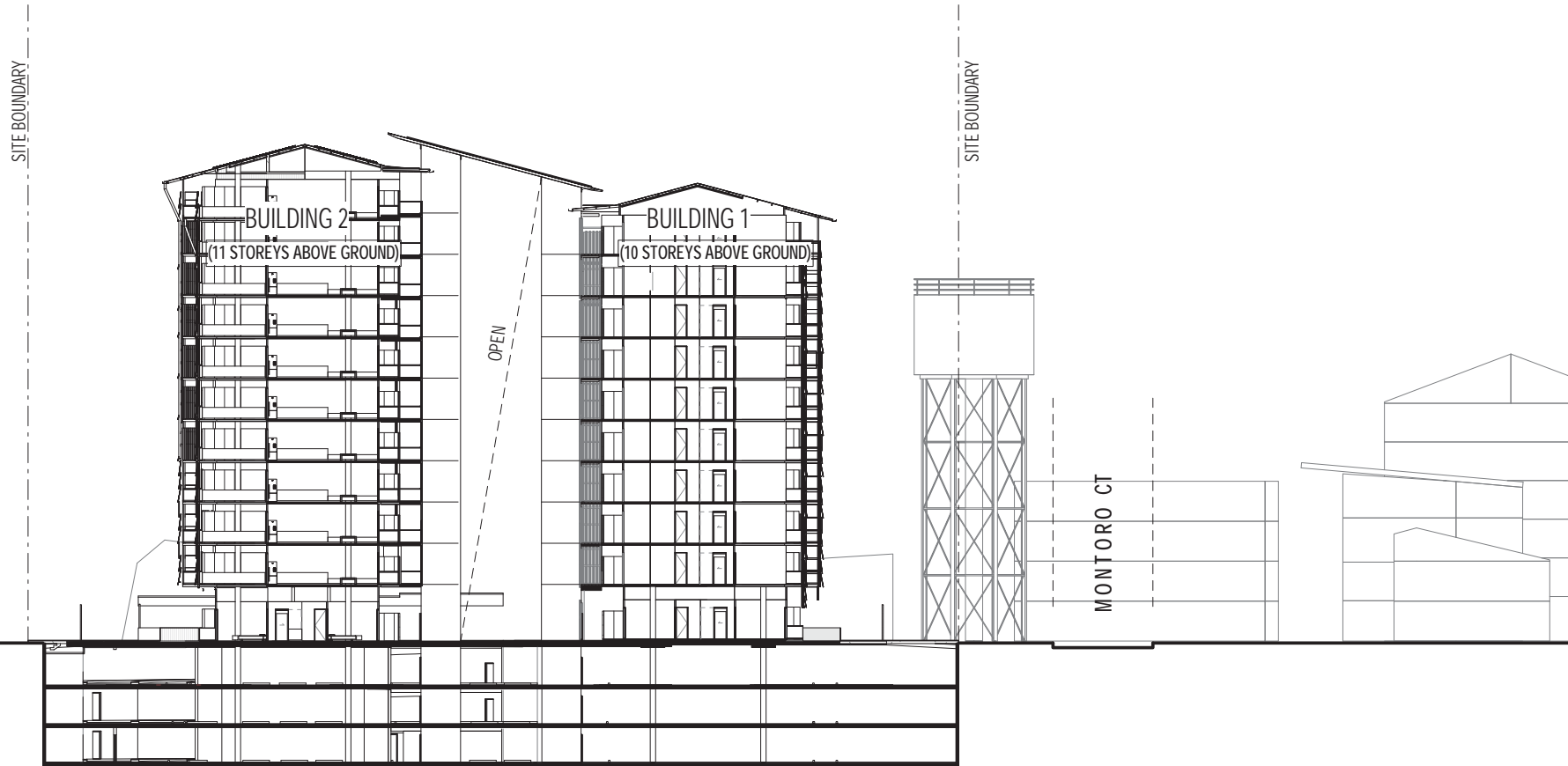
SITE PLAN - ROOF
1 : 500

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29.08.2023	DWG NO: PR 05

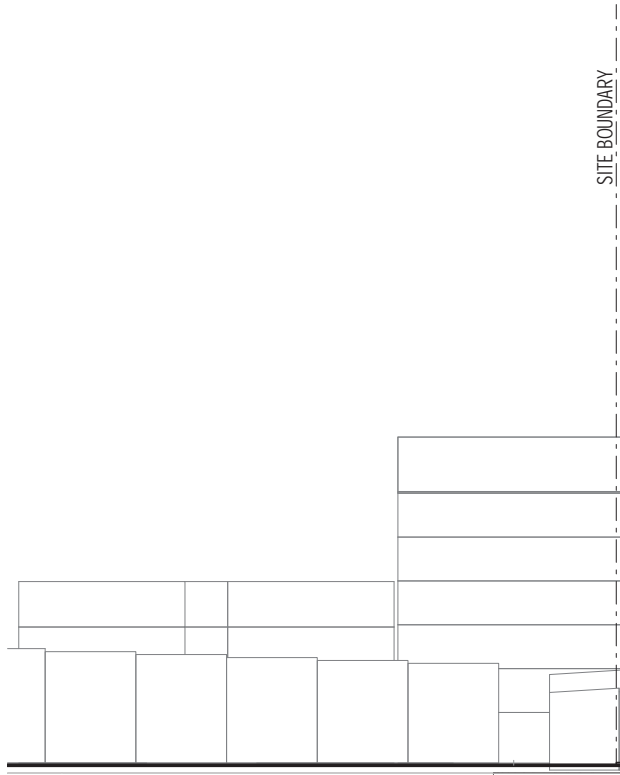




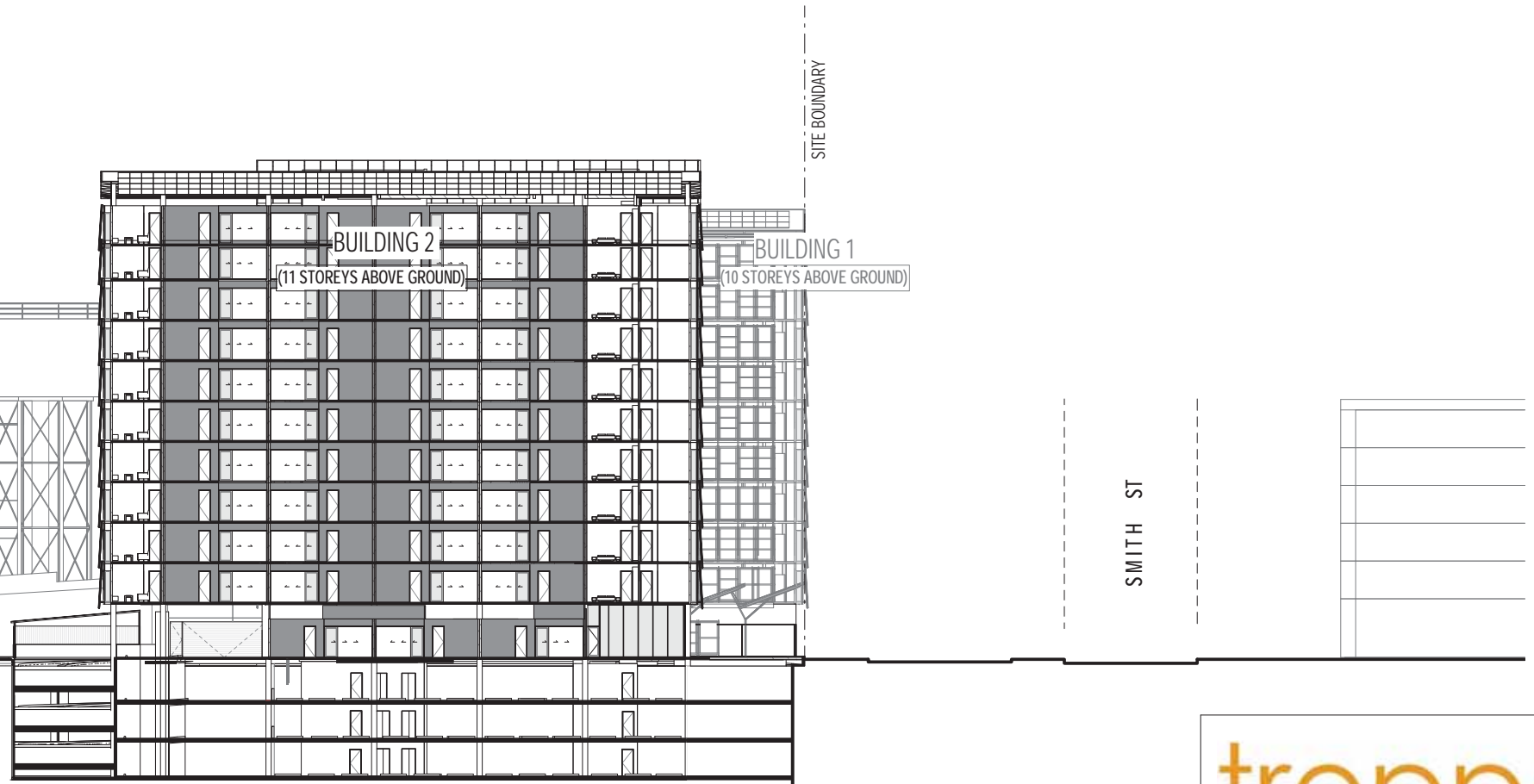
SITE SECTION A
1 : 500



KEY PLAN - SITE
1 : 2000



SITE SECTION B
1 : 500



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PROPOSED
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LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

SITE SECTIONS

29.08.2023

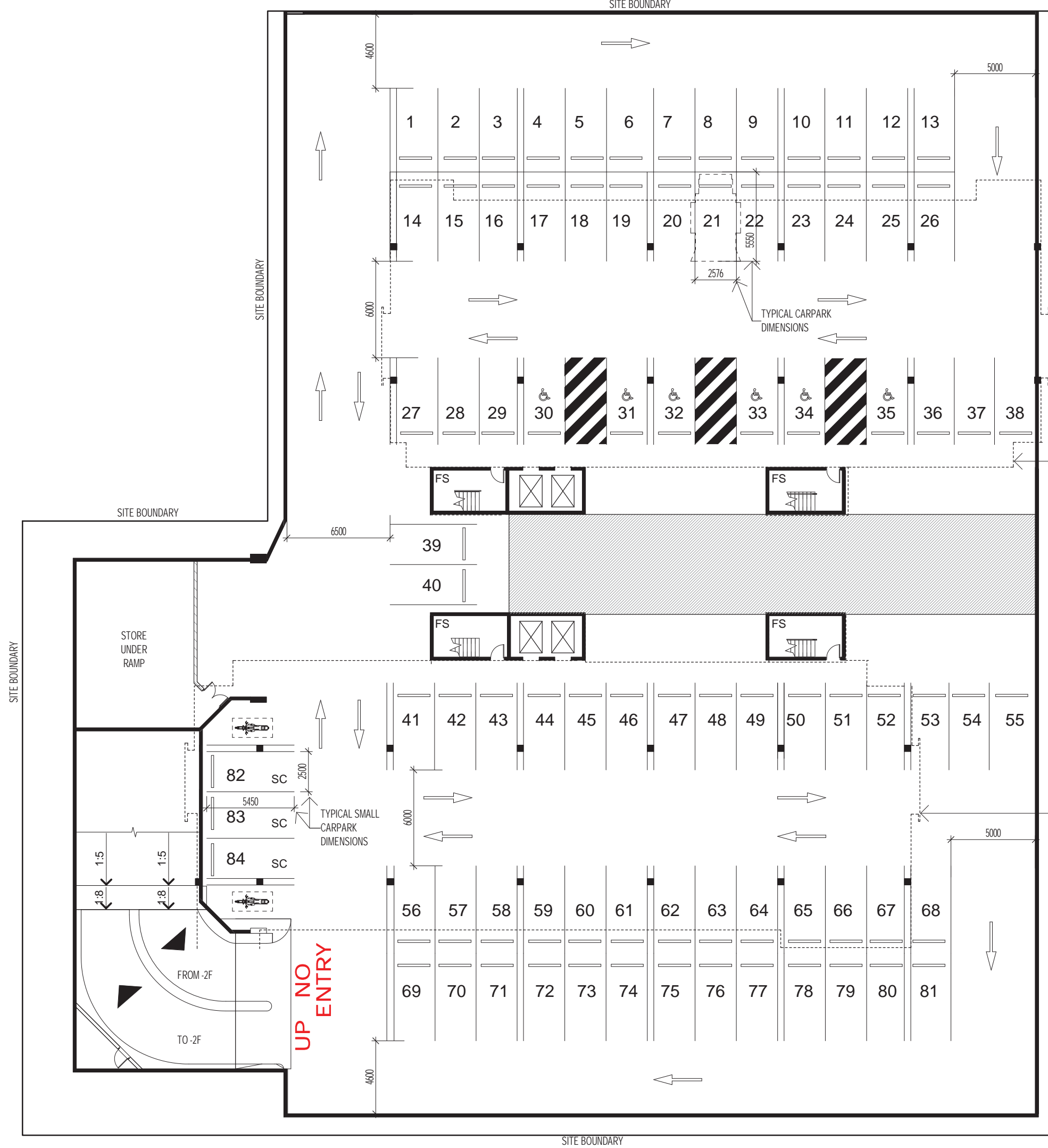
DWG NO:

PR 06

SITE BOUNDARY

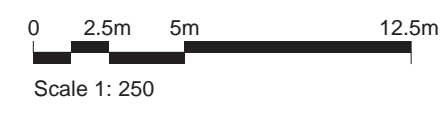
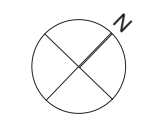
GENERAL KEYS_DA

FS FIRE STAIRS
SC SMALL CAR



DASHED EXTENT OF LEVELS ABOVE

DASHED EXTENT OF LEVELS ABOVE



PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

BASEMENT CARPARKING -3F

29.08.2023

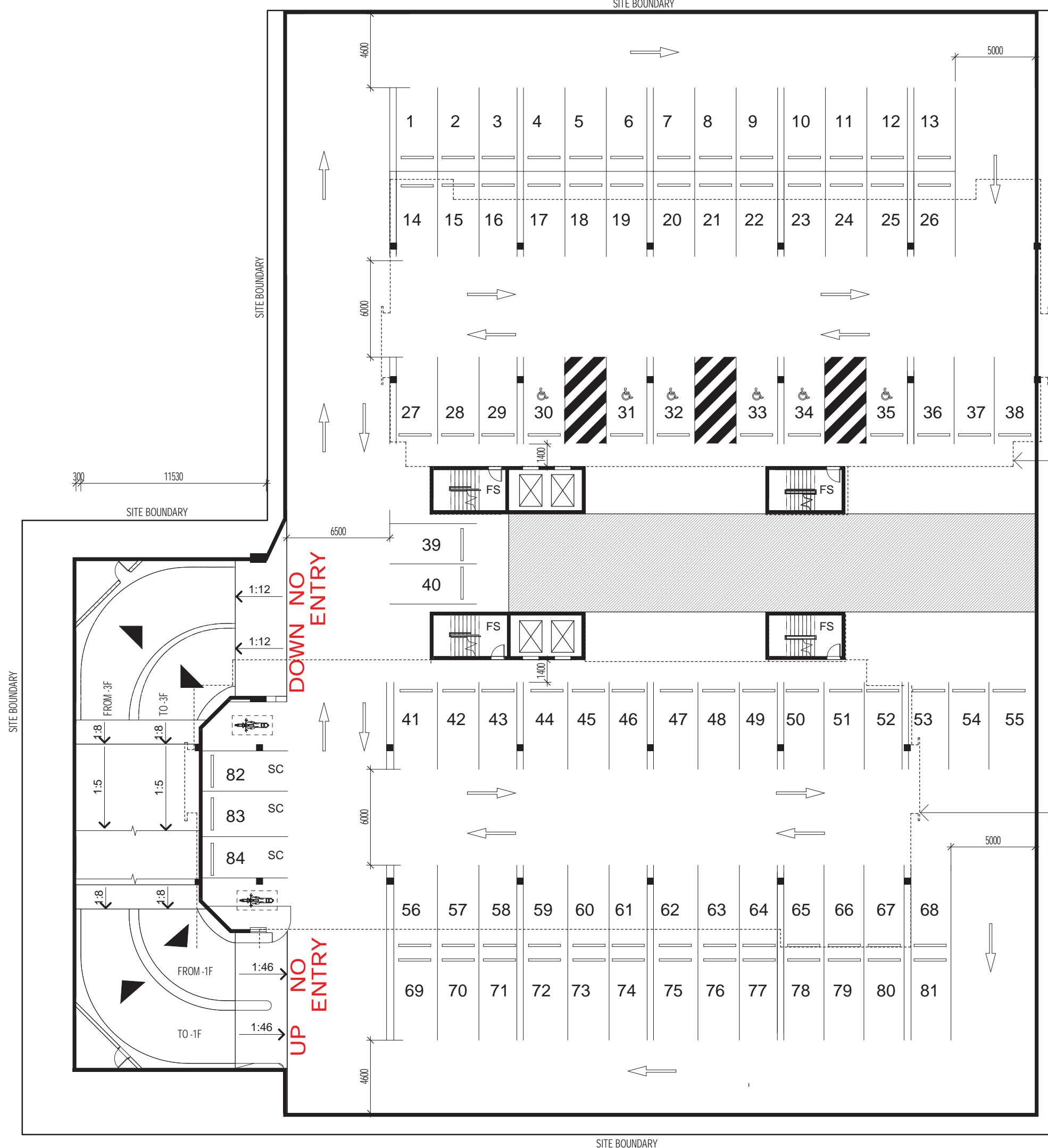
DWG NO: **PR 07**

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SITE BOUNDARY

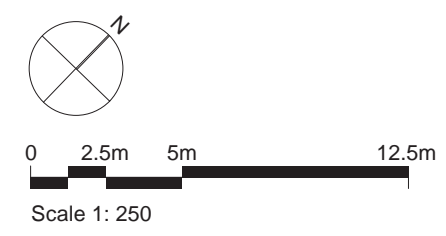
GENERAL KEYS_DA

FS FIRE STAIRS
SC SMALL CAR



DASHED EXTENT OF LEVELS ABOVE

DASHED EXTENT OF LEVELS ABOVE



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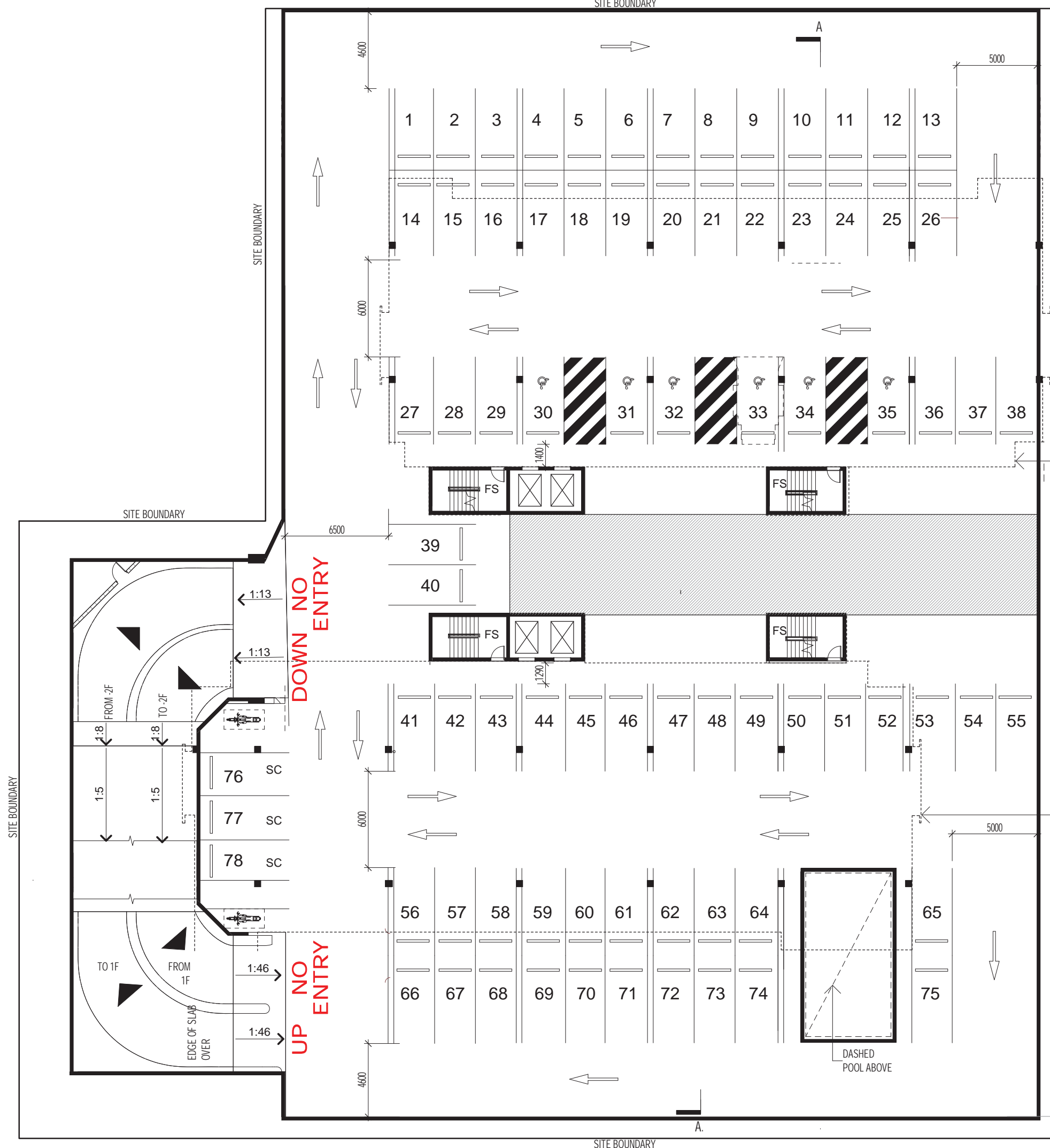
PROPOSED
ASTI REDEVELOPMENT
 FOR
JOONDANNA INVESTMENTS
 LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT
PROPOSED BASEMENT CARPARKING -2F

29.08.2023 DWG NO: PR 08

SITE BOUNDARY

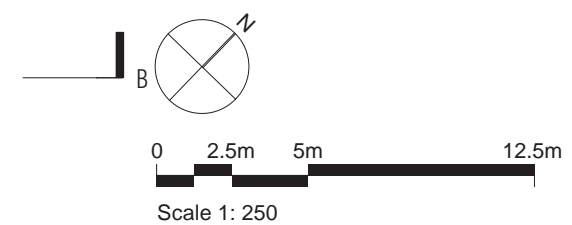
GENERAL KEYS_DA

FS FIRE STAIRS
SC SMALL CAR



DASHED EXTENT OF LEVELS ABOVE

DASHED EXTENT OF LEVELS ABOVE



PROPOSED
ASTI REDEVELOPMENT

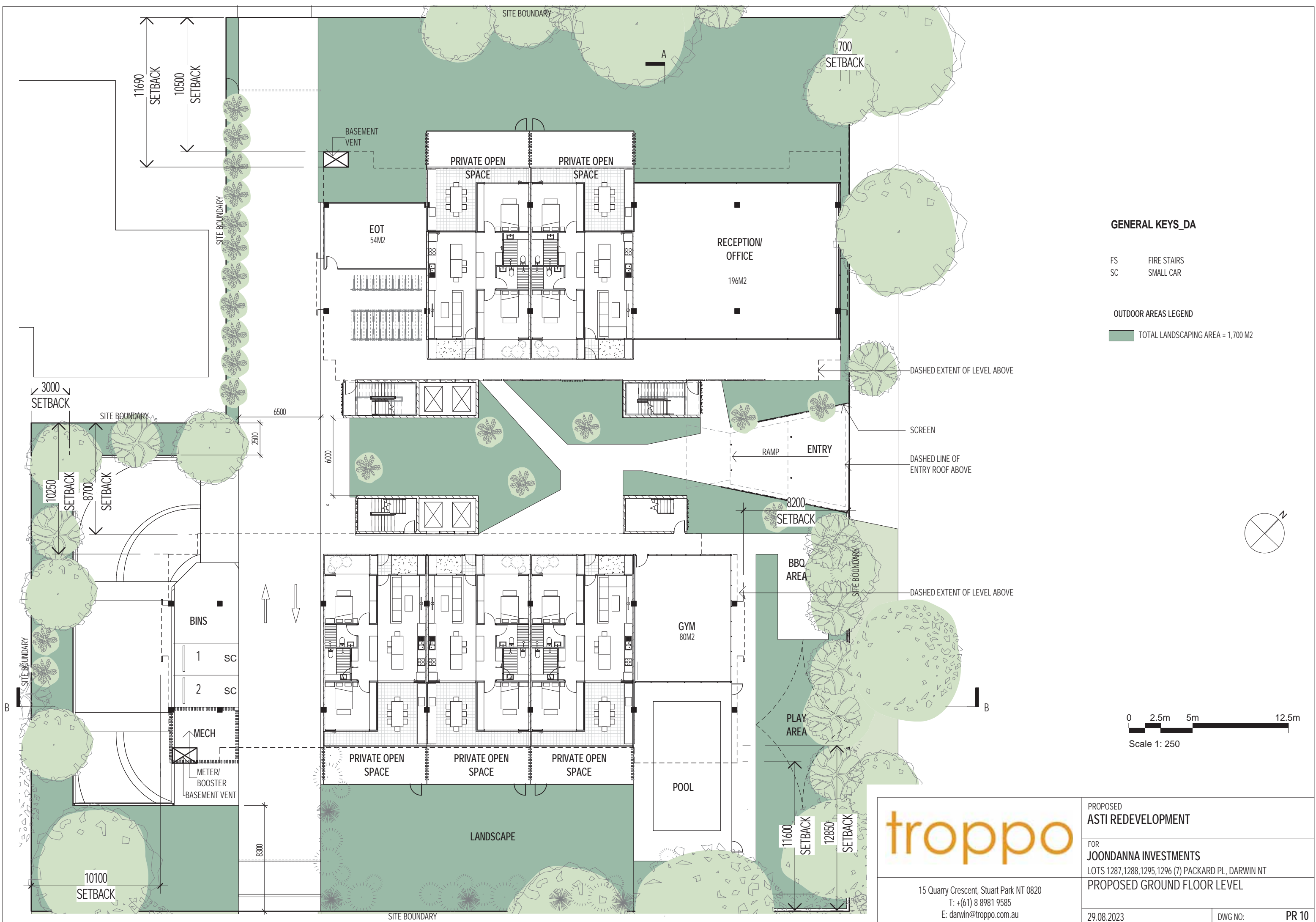
FOR
JOONDANNA INVESTMENTS

LOTS 1287, 1288, 1295, 1296 (7) PACKARD PL, DARWIN NT

PROPOSED BASEMENT CARPARKING -1F

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29.08.2023 DWG NO: PR 09



GENERAL KEYS_DA

- FS FIRE STAIRS
- SC SMALL CAR

OUTDOOR AREAS LEGEND

TOTAL LANDSCAPING AREA = 1,700 M2

DASHED EXTENT OF LEVEL ABOVE

SCREEN

DASHED LINE OF ENTRY ROOF ABOVE

DASHED EXTENT OF LEVEL ABOVE

B

0 2.5m 5m 12.5m

Scale 1: 250



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PROPOSED
ASTI REDEVELOPMENT

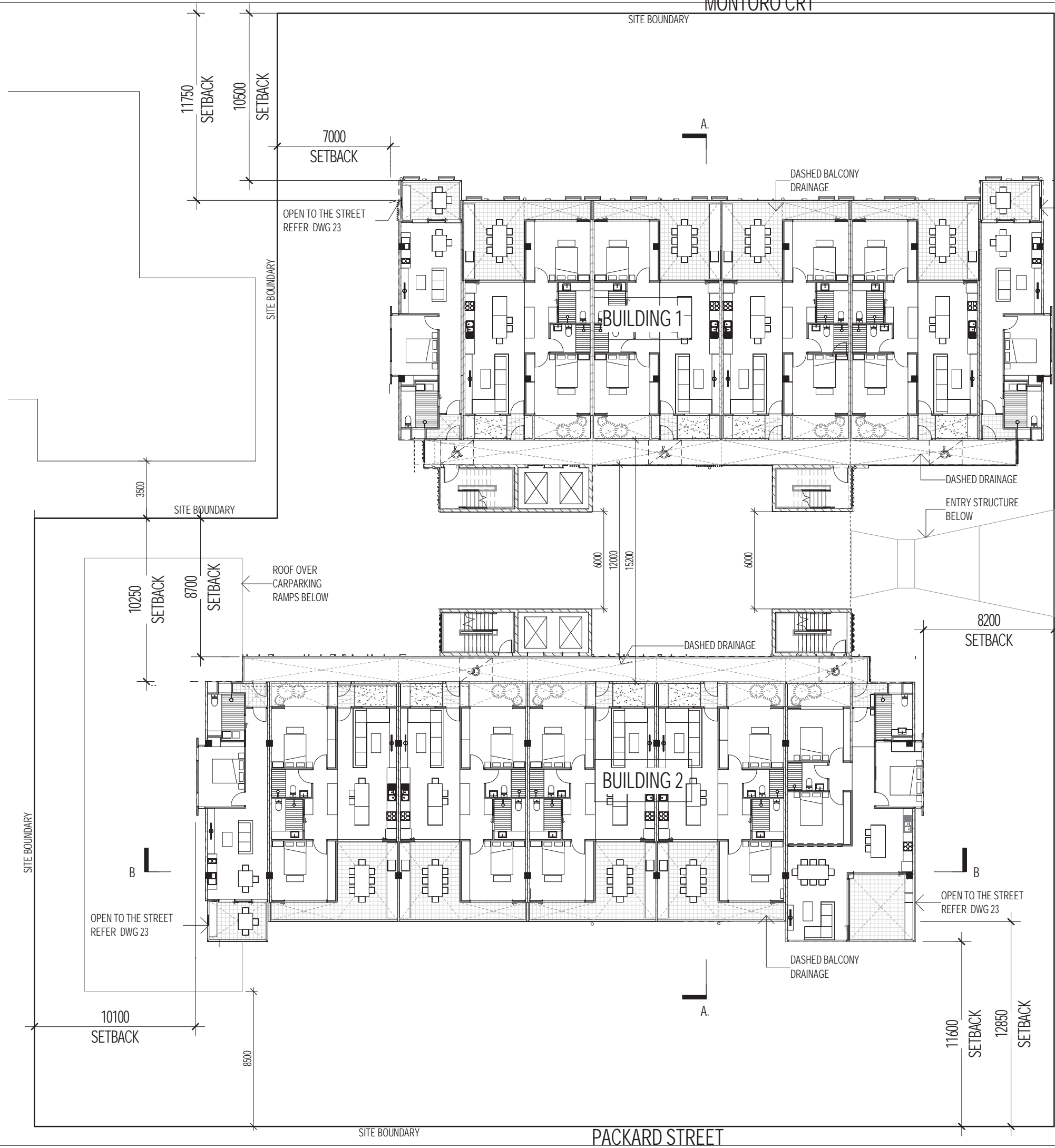
FOR
JOONDANNA INVESTMENTS
 LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

PROPOSED GROUND FLOOR LEVEL

29.08.2023

DWG NO: **PR 10**

MONTORO CRT



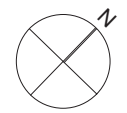
OPEN TO THE STREET
REFER DWG 23

SMITH STREET

SITE BOUNDARY

APARTMENT TYPE LEGEND

- 1 BEDROOM APARTMENT
51m² (NETT INTERNAL)
8.5 m² BALCONY AREA
- 2 BEDROOM APARTMENT
77m² (NETT INTERNAL)
23 m² BALCONY AREA
- 3 BEDROOM STUDIO APARTMENT
97m² (NETT INTERNAL)
16.5 m² BALCONY AREA



Scale 1: 250



PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

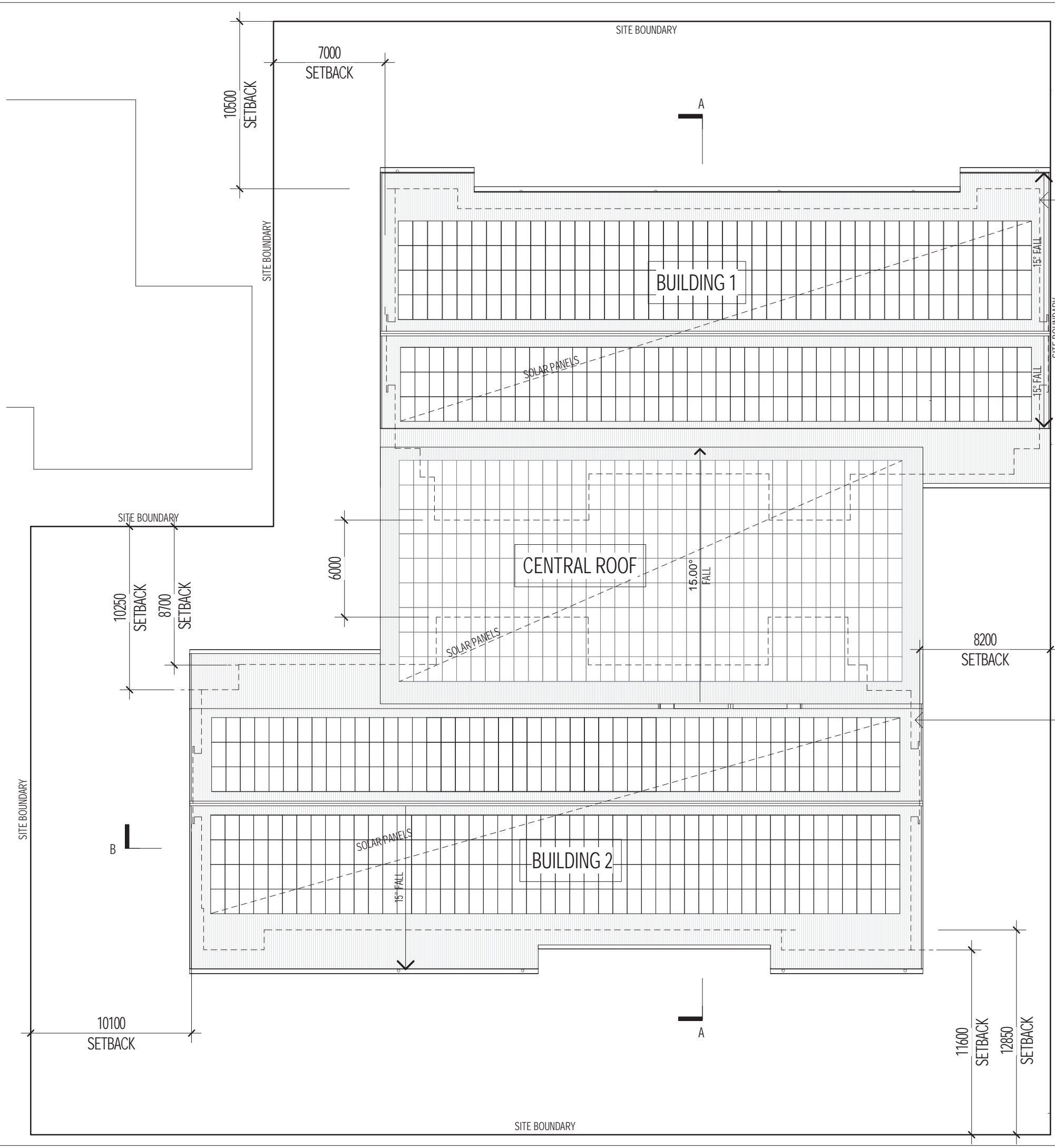
PROPOSED - LEVELS 1-10 PLAN

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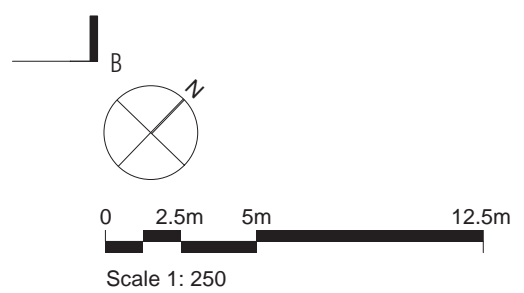
DWG NO: PR 11


PACKARD STREET



DASHED EXTENT OF LEVEL BELOW

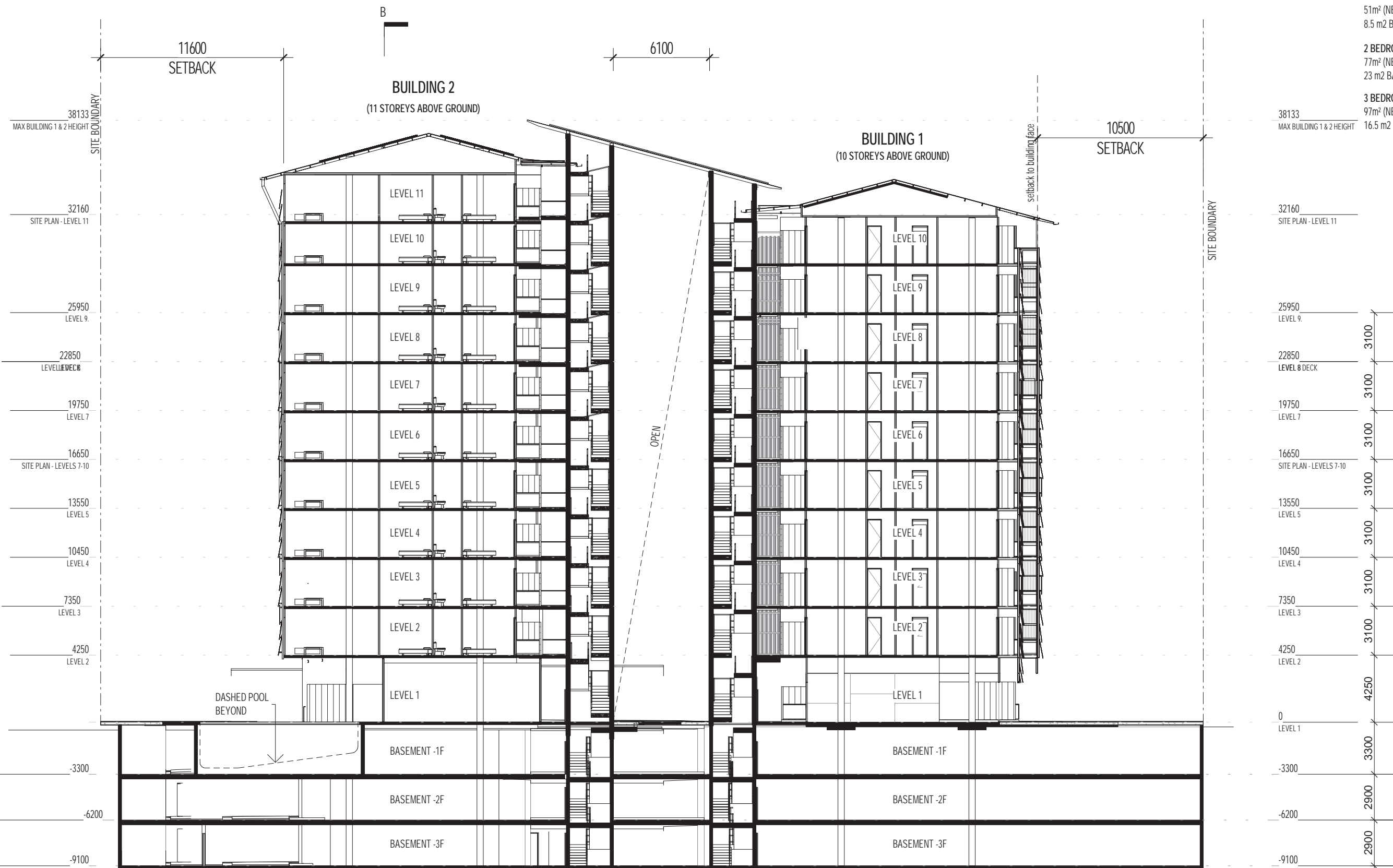
DASHED EXTENT OF LEVEL BELOW



	PROPOSED ASTI REDEVELOPMENT
	FOR JOONDANNA INVESTMENTS LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT
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29.08.2023	DWG NO: PR 12

APARTMENT TYPE LEGEND

- 1 BEDROOM APARTMENT
51m² (NETT INTERNAL)
8.5 m² BALCONY AREA
- 2 BEDROOM APARTMENT
77m² (NETT INTERNAL)
23 m² BALCONY AREA
- 3 BEDROOM STUDIO APARTMENT
97m² (NETT INTERNAL)
16.5 m² BALCONY AREA



PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

SECTION A

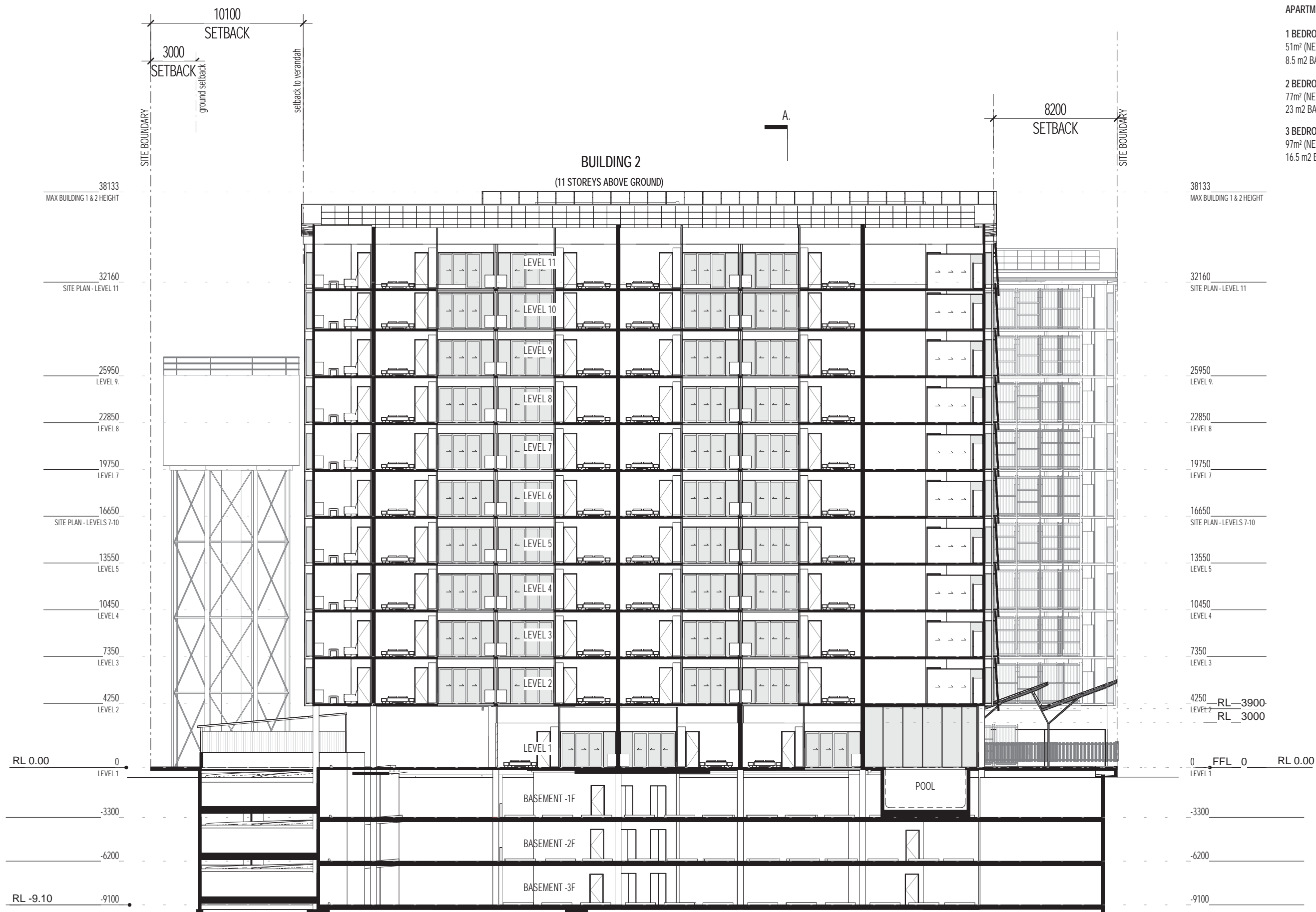
29.08.2023

DWG NO: **PR 13**

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APARTMENT TYPE LEGEND

- 1 BEDROOM APARTMENT
51m² (NETT INTERNAL)
8.5 m² BALCONY AREA
- 2 BEDROOM APARTMENT
77m² (NETT INTERNAL)
23 m² BALCONY AREA
- 3 BEDROOM STUDIO APARTMENT
97m² (NETT INTERNAL)
16.5 m² BALCONY AREA



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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT
SECTION B

29.08.2023

DWG NO:

PR 14



NORTH-WEST ELEVATION

1 : 250



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PROPOSED
ASTI REDEVELOPMENT

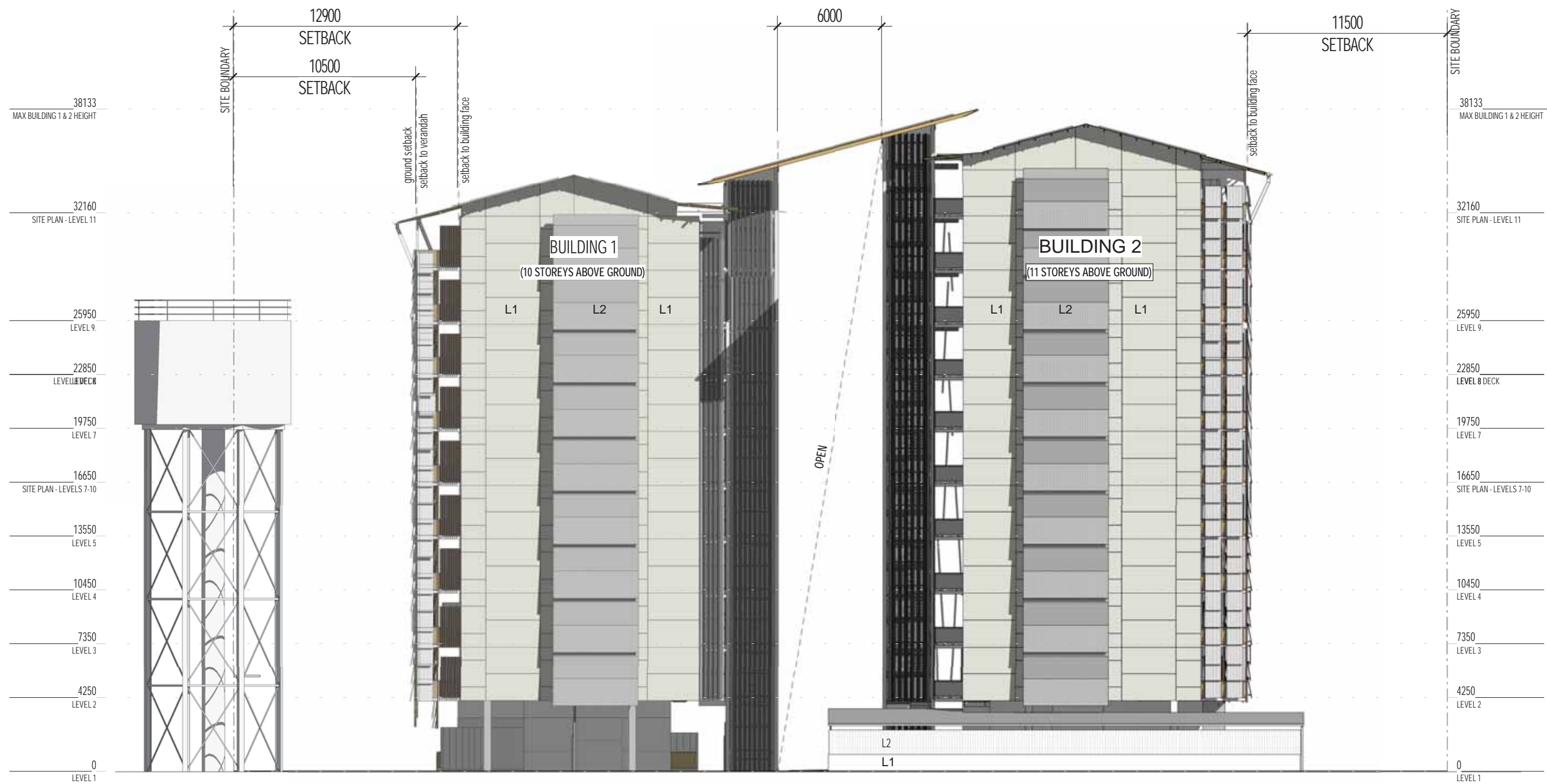
FOR
JOONDANNA INVESTMENTS
 LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

NORTH - WEST ELEVATION

29.08.2023

DWG NO:

PR 15



SOUTH-WEST ELEVATION

1 : 250

troppo

PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

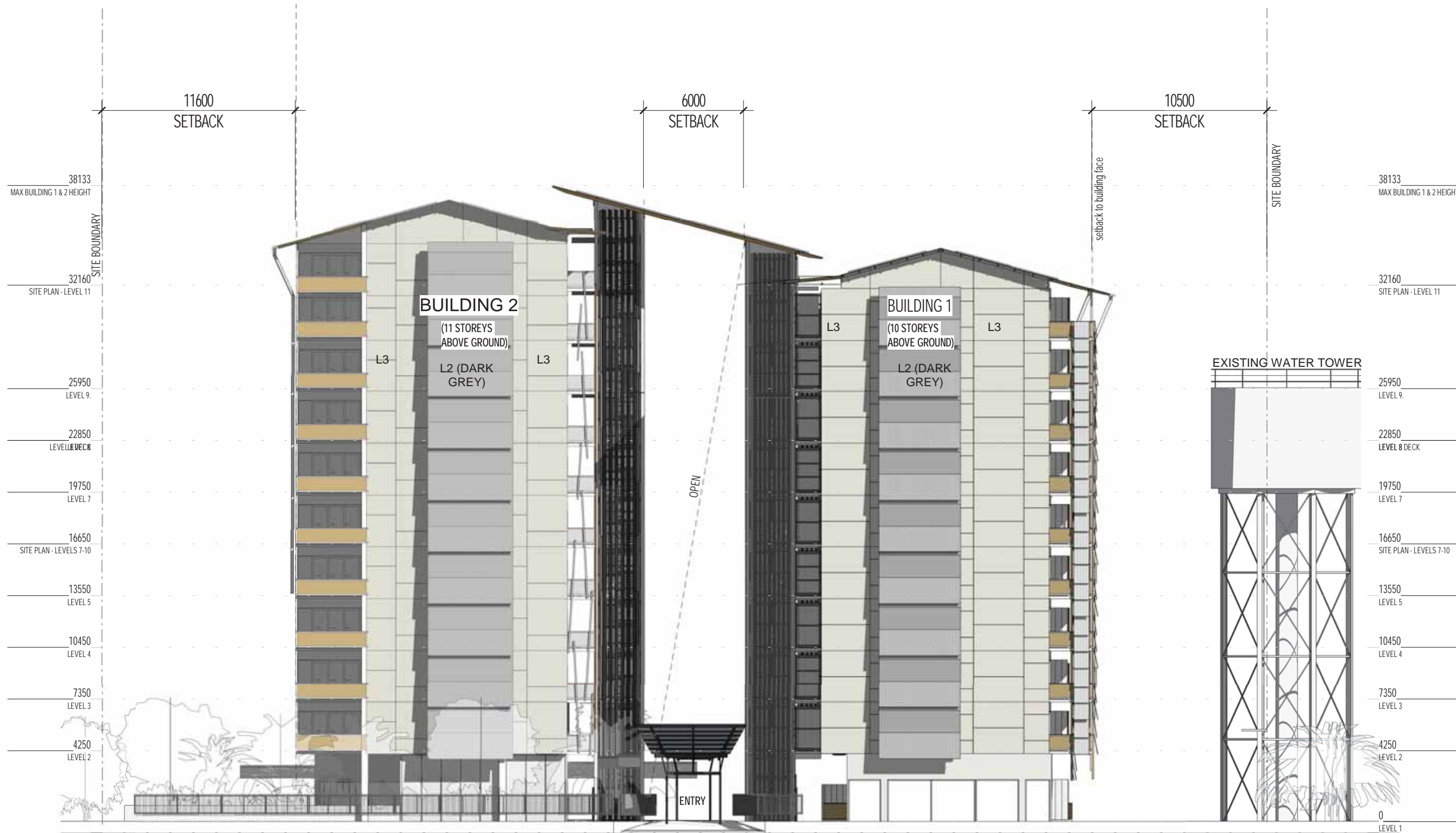
SOUTH - WEST ELEVATION

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29.08.2023

DWG NO:

PR 16



NORTH-EAST ELEVATION

1 : 250

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287, 1288, 1295, 1296 (7) PACKARD PL, DARWIN NT

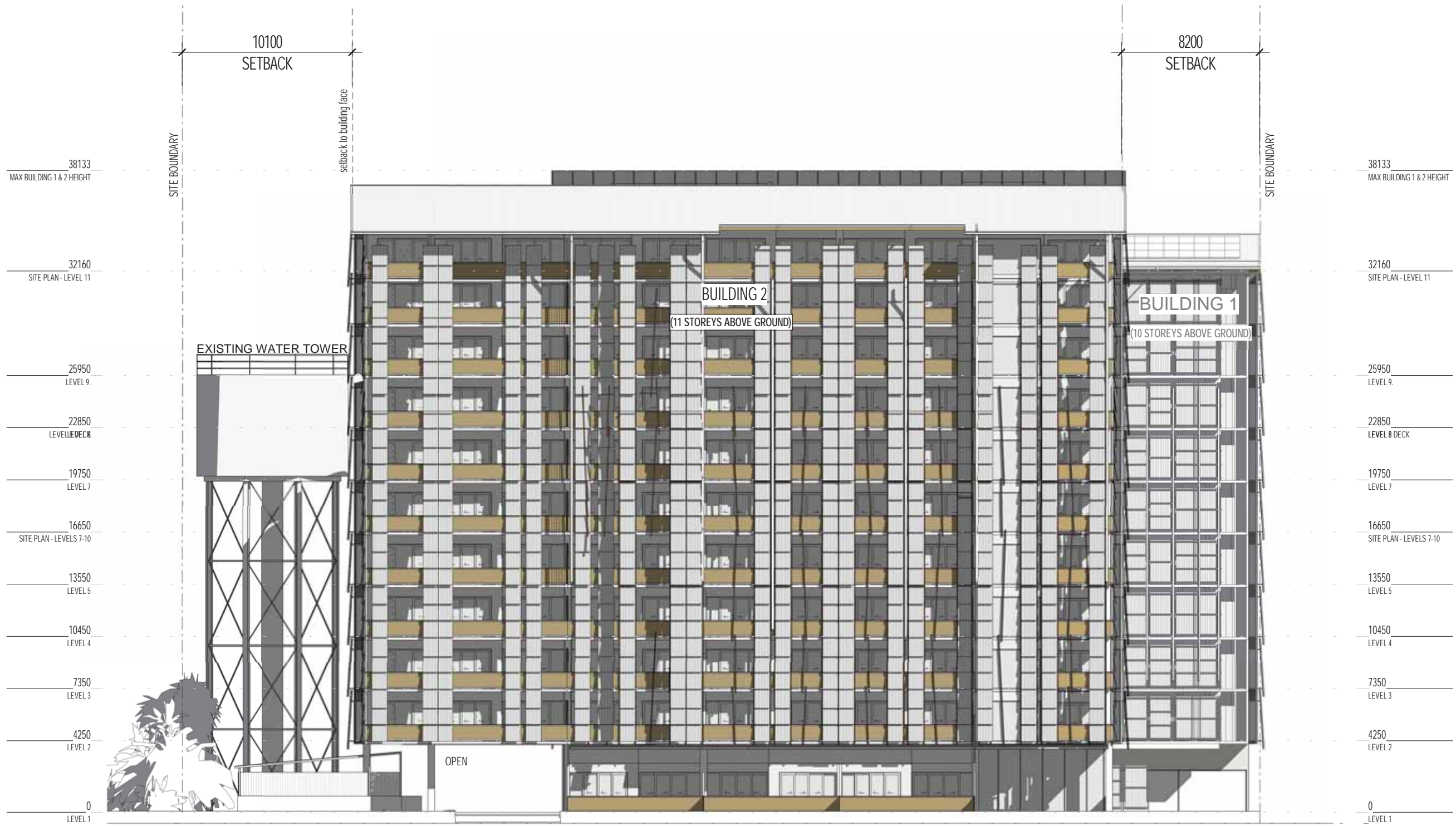
NORTH - EAST ELEVATION

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DWG NO:

PR 17



SOUTH-EAST ELEVATION

1 : 250

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287, 1288, 1295, 1296 (7) PACKARD PL, DARWIN NT

SOUTH - EAST ELEVATION

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29.08.2023

DWG NO:

PR 18



ARIAL VIEW FROM SMITH STREET



PERSPECTIVE - NORTH - BUILDING 1

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

PERSPECTIVE 1

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29.08.2023

DWG NO:

PR 19



PERSPECTIVE - SOUTH BUILDING 2

	PROPOSED ASTI REDEVELOPMENT	
	FOR JOONDANNA INVESTMENTS LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT PERSPECTIVE 2	
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PERSPECTIVE - SOUTH - WEST

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT
PERSPECTIVE 3

29.08.2023

DWG NO: PR 21



PERSPECTIVE VIEW TOWARDS POOL AREA

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287, 1288, 1295, 1296 (7) PACKARD PL, DARWIN NT
PERSPECTIVE 4

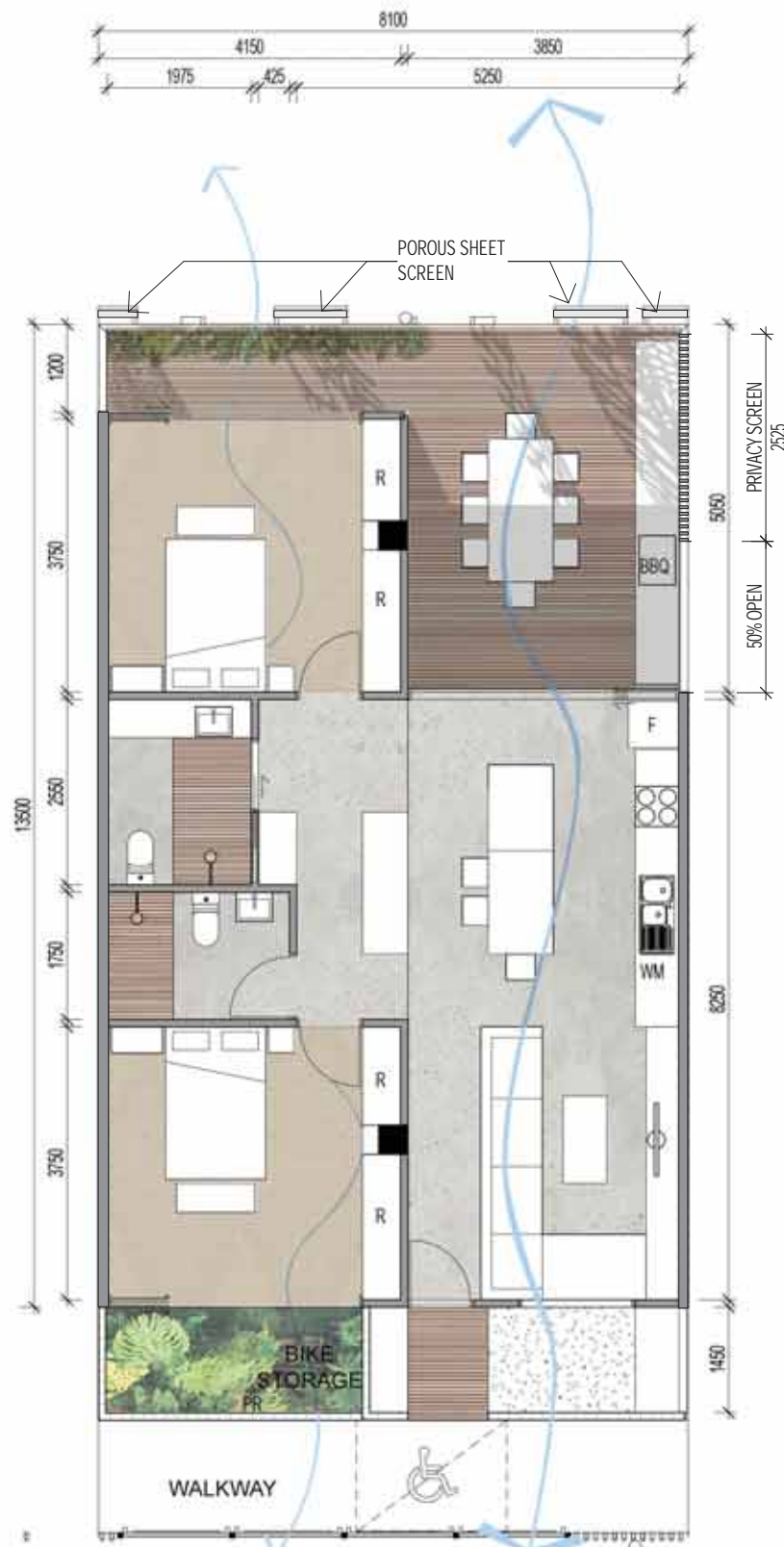
29.08.2023

DWG NO:

PR 22



**1 BED UNIT -
51M2 (NET INTERNAL)**



**2 BED UNIT -
77M2 (NET INTERNAL)**



**3 BED STUDIO UNIT -
97M2 (NET INTERNAL)**

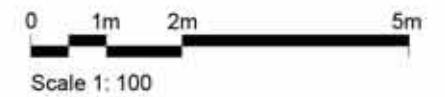
SHADING TO BE LESS THAN 25%
OF LENGH FACING THE STREET

APARTMENT TYPE LEGENDS

- 1 BEDROOM APARTMENT**
51m² (NETT INTERNAL)
10m² BALCONY AREA
- 2 BEDROOM APARTMENT**
78m² (NETT INTERNAL)
23 m² BALCONY AREA
- 3 BEDROOM STUDIO APARTMENT**
97m² (NETT INTERNAL)
16.5 m² BALCONY AREA

KEYS - JOINERY

- BAG PARK
- DESK
- FRIDGE
- PANTRY
- ROBE
- PRIVACY SCREEN
- WASHING MACHINE



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PROPOSED
ASTI REDEVELOPMENT

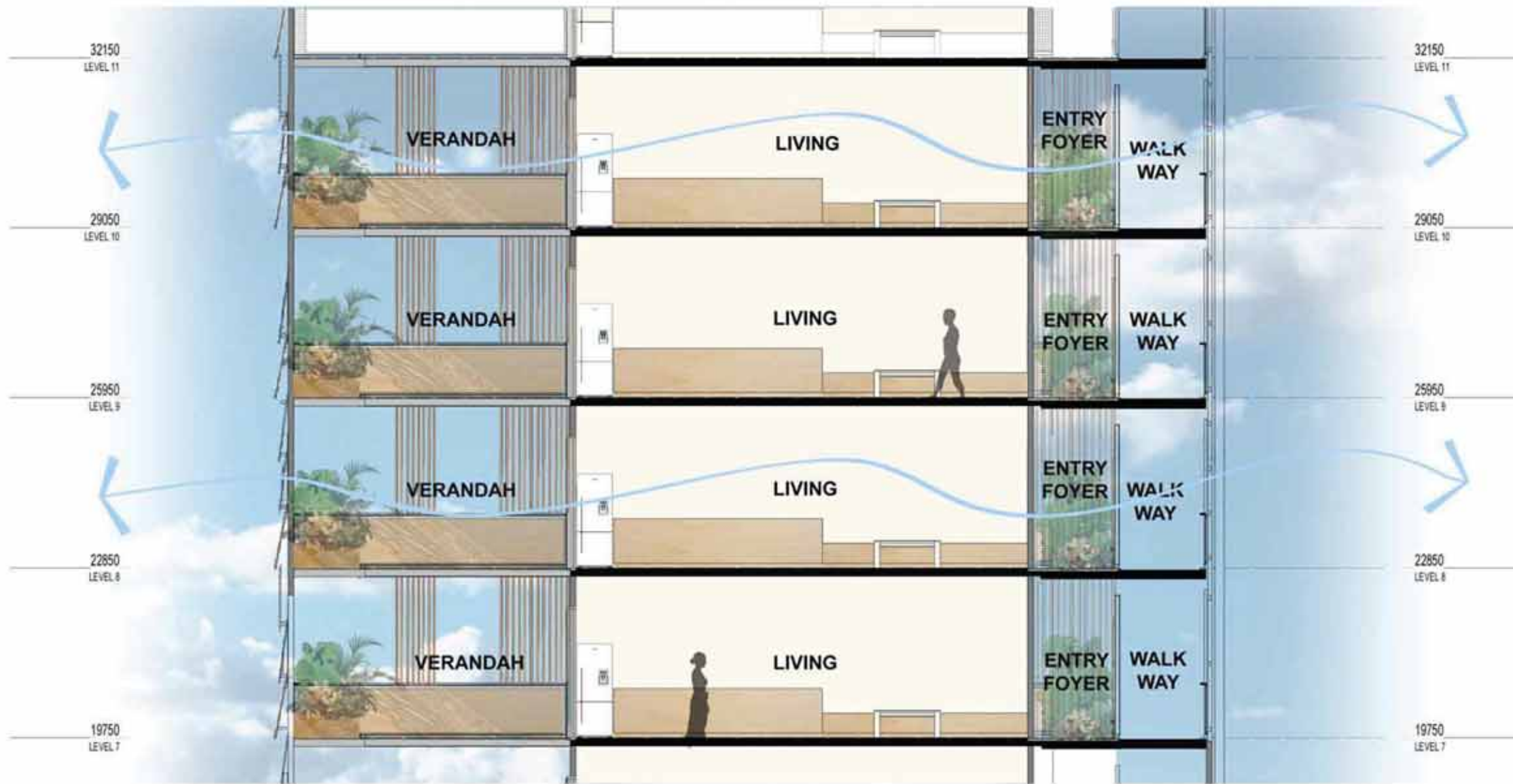
FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

UNIT TYPES

29.08.2023

DWG NO:

PR 23



UNIT TYPE SECTION

1:100

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

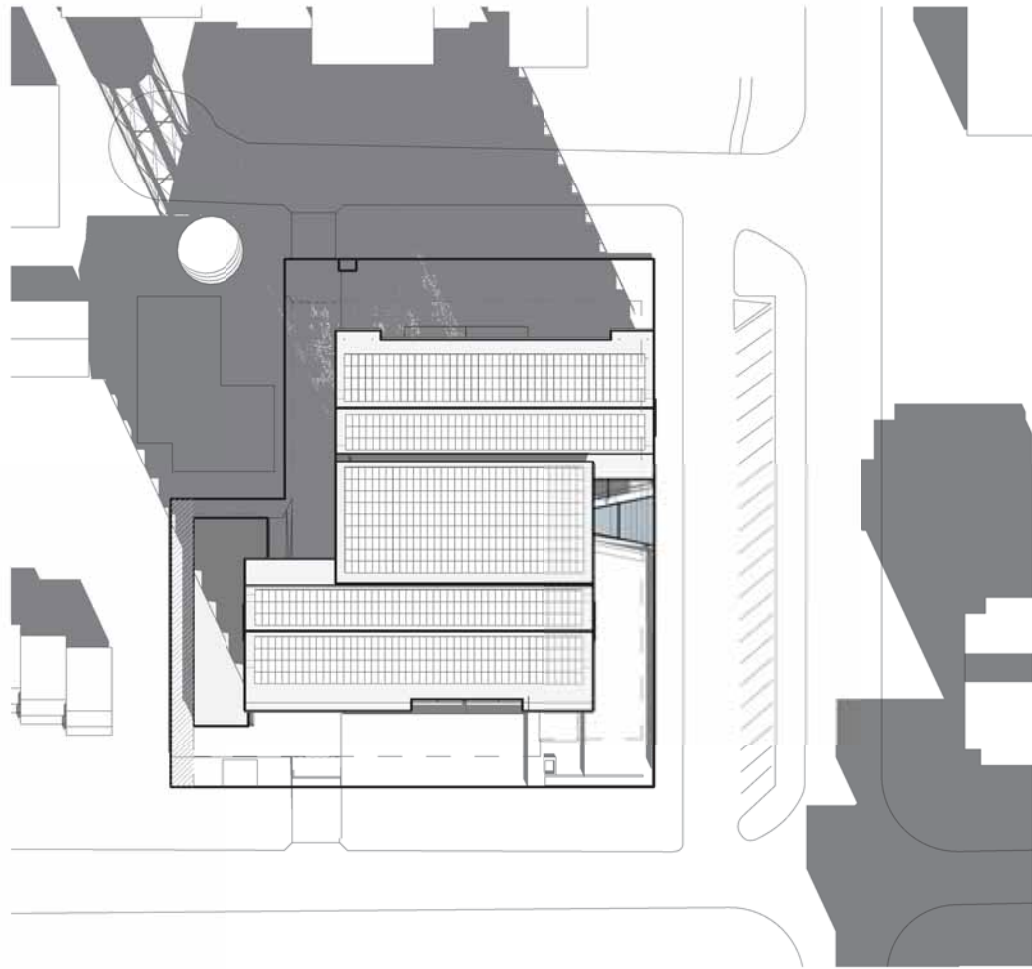
UNIT TYPE SECTIONS

15 Quarry Crescent, Stuart Park NT 0820
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E: darwin@tropo.com.au

29.08.2023

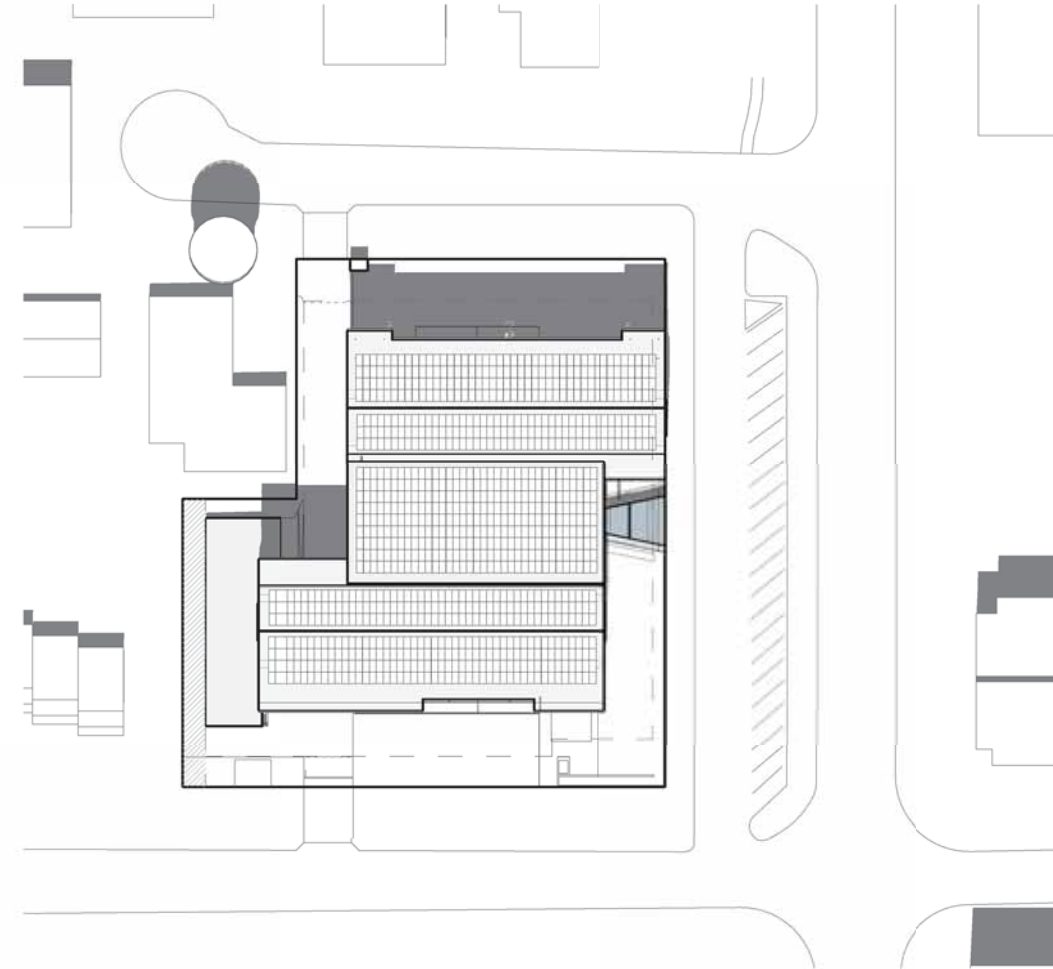
DWG NO:

PR 24



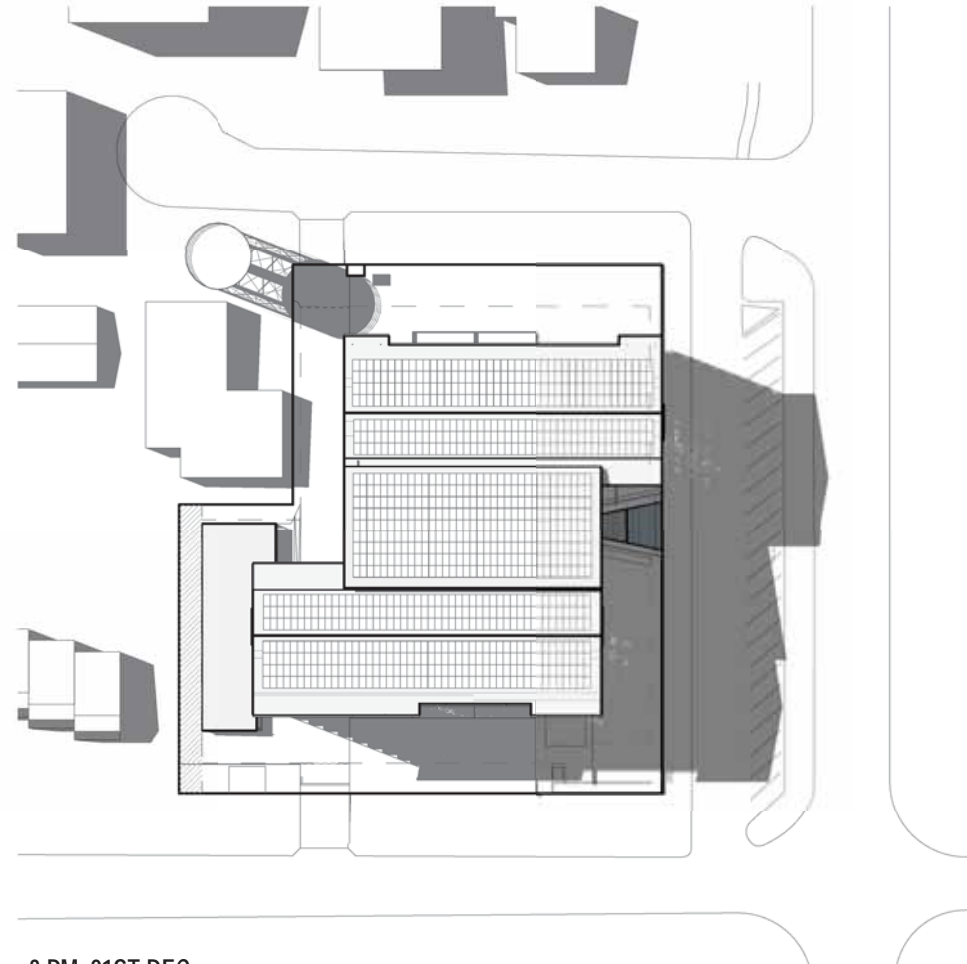
9 AM, 21ST DEC

1 : 1000



12 PM, 21ST DEC

1 : 1000



3 PM, 21ST DEC

1 : 1000

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PROPOSED
ASTI REDEVELOPMENT

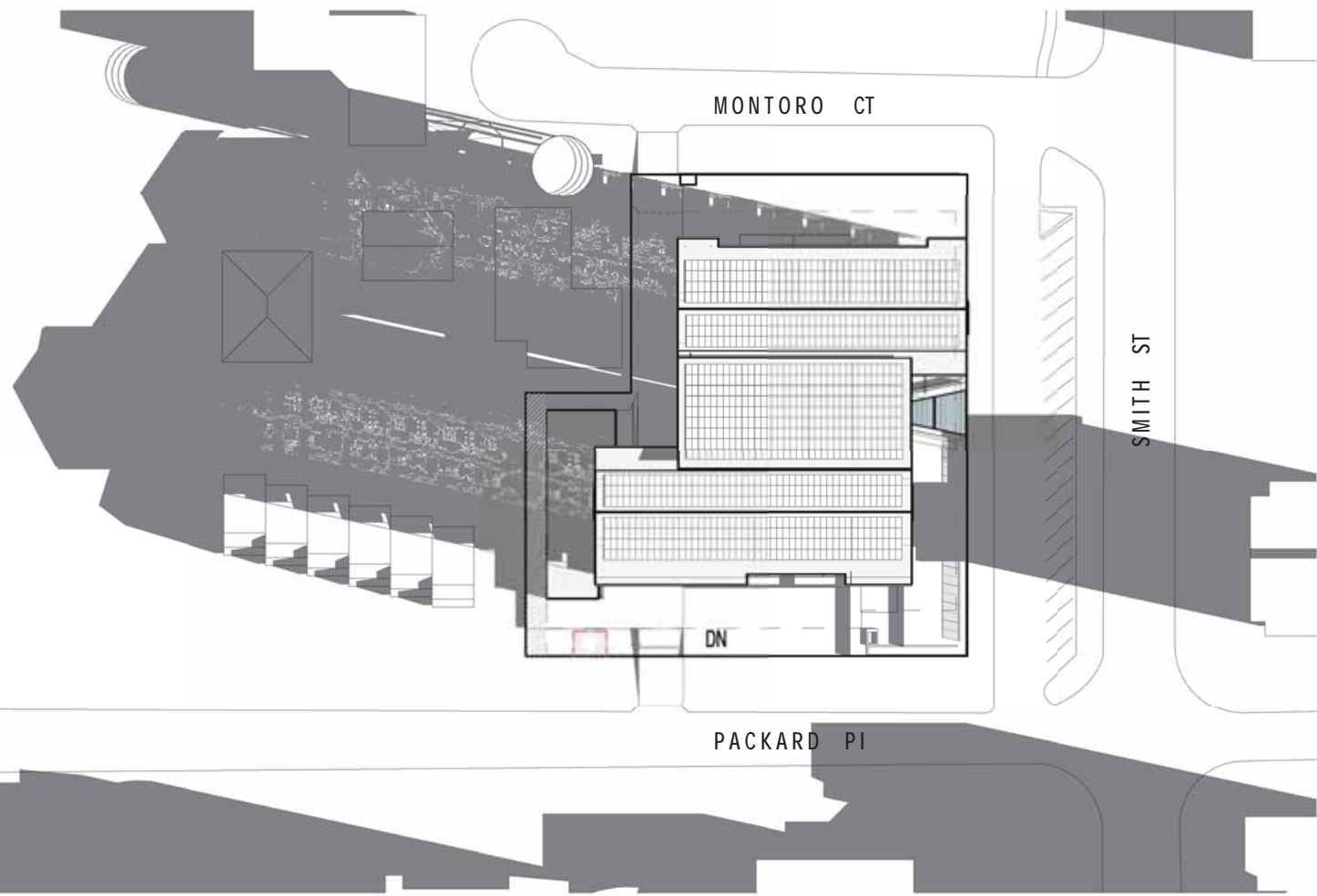
FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT

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29.08.2023

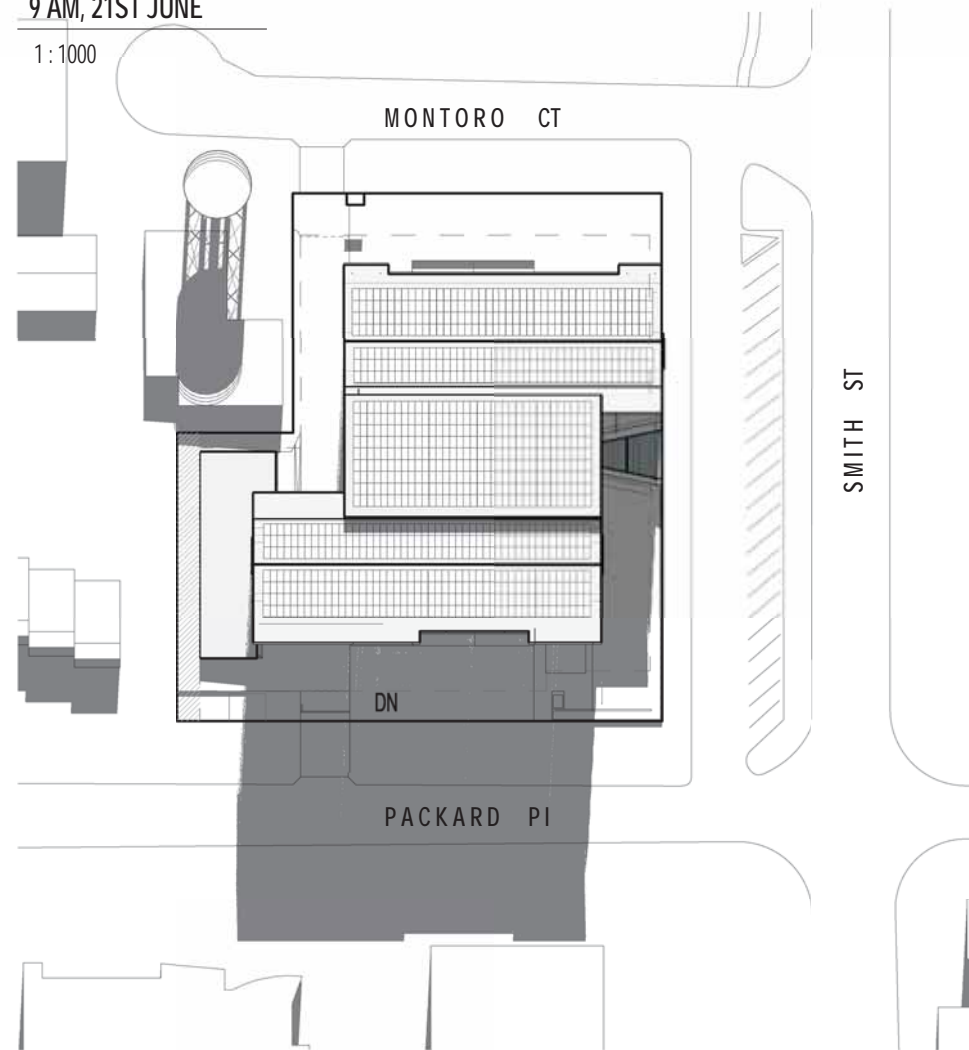
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PR 25



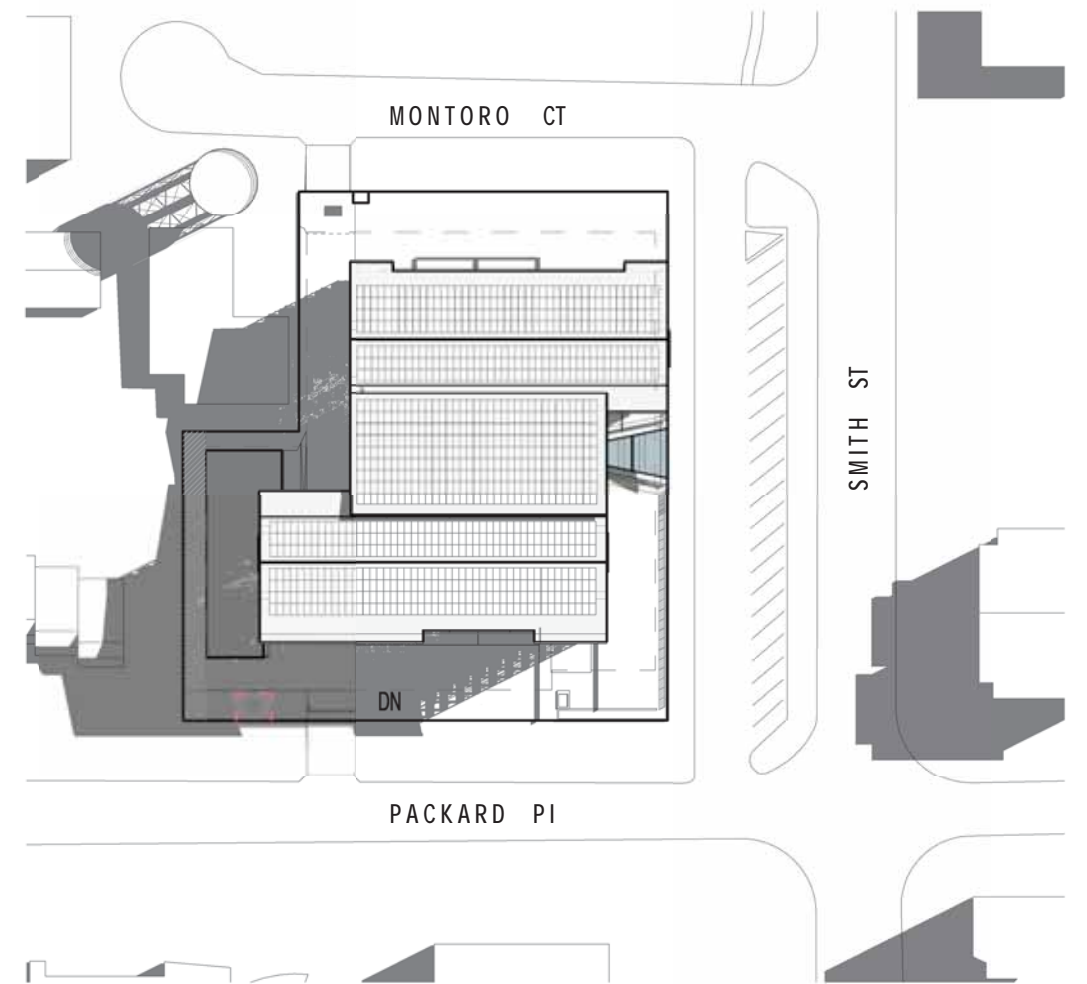
9 AM, 21ST JUNE

1:1000



3 PM, 21ST JUNE

1:1000



12 PM, 21ST JUNE

1:1000

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
 LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT
SHADOW DIAGRAMS - JUNE

29.08.2023

DWG NO:

PR 26



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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287, 1288, 1295, 1296 (7) PACKARD PL, DARWIN NT

LANDSCAPE PLAN SITE

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29.08.2023

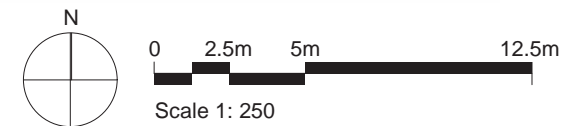
DWG NO:

PR 27



KEY

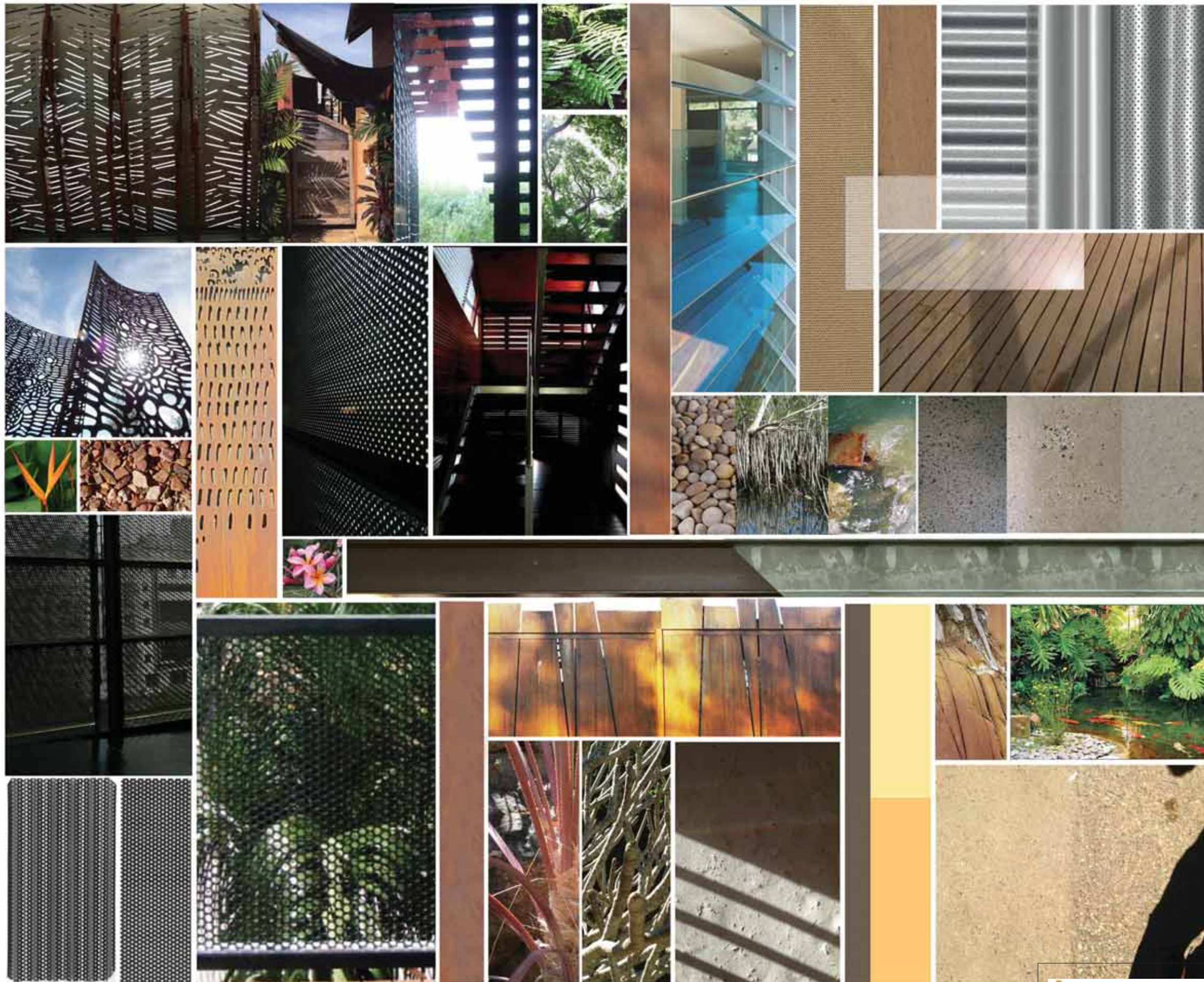
-  EXISTING BANYAN TREE
-  FLOWERING SHADE TREE SAMANEA SAMAN
-  STREET SHADE TREE ALLOSYNCARPIA TERNATA
-  STREET SHADE TREE EUCALYPTUS ALBA
-  CARPENTARIA PALM
-  BIG LEAF TROPICAL PLANTS
-  TROPICAL BORDER PLANTS



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PROPOSED ASTI REDEVELOPMENT	
FOR JOONDANNA INVESTMENTS	
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT	
LANDSCAPE PLAN - LEVEL 1	
29.08.2023	DWG NO: PR 28

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PROPOSED
ASTI REDEVELOPMENT

FOR
JOONDANNA INVESTMENTS
LOTS 1287,1288,1295,1296 (7) PACKARD PL, DARWIN NT
MATERIAL BOARD

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29.08.2023

DWG NO:

PR 29