

1 PROPOSED SITE PLAN
1:200

NOTE:
THIS FEASIBILITY STUDY IS SUBJECT TO THE FOLLOWING:
- FEATURE SITE SURVEY (TO BE CONFIRMED)
- PLANNING ADVICE (TO BE CONFIRMED)
- TRAFFIC ADVICE (TO BE CONFIRMED)
- SITE SERVICES, EASEMENTS, ETC TO BE CONFIRMED
- SETBACKS TO BOUNDARY TO BE CONFIRMED BY PLANNER

OCCUPATION SCHEDULE - 92 CHILDREN			
AGE GROUP	NO. OF CHILDREN	NO. OF STAFF	RATIO
NURSERY - BIRTH TO 2 YRS	12 CHILDREN	3 STAFF	1:4
TODDLERS - 2-3 YRS	20 CHILDREN	4 STAFF	1:5
KINDY - 3-4 YRS	30 CHILDREN	3 STAFF	1:10
KINDY - 4-5 YRS	30 CHILDREN	3 STAFF	1:10
TOTAL	92 CHILDREN	13 STAFF	
CAR BAYS - 9 BAYS UP TO 54 PLACES + 1 PER 8 OVER = 14 CAR BAYS REQ'D CAR BAYS - 1 PER 1 STAFF = 13 CAR BAYS REQ'D TOTAL CAR BAYS = 27 BAYS (21 BAYS PROVIDED, 6 BAY SHORTFALL)			
CHILDREN NUMBERS AND AREAS TO BE VERIFIED IN DESIGN LAYOUT COUNCIL DISCUSSIONS REQUIRED TO REVIEW PLANNING REQUIREMENTS			

NOTE:
- PRELIMINARY PLAN ONLY
- SUBJECT TO PLANNING, TRAFFIC, ACOUSTIC, SURVEY AND SPECIALIST ASSESSMENT.
- LEVELS AND FUNCTIONALITY WITH SITE TOPOGRAPHY SUBJECT TO SURVEY
- CROSSOVERS TO BE ASSESSED
- LOCAL AUTHORITY: CITY OF WANNEROO

SITE PLAN LEGEND	
	CONCRETE PAVING. REFER CIVIL ENGINEER'S DRAWINGS FOR CUTS / THICKNESS
	EXTERNAL PLAY
	FRONT LANDSCAPING AREA
	DECKING AREA

3	ISSUED FOR REVIEW	LD	DM	25.08.2022
2	ISSUED FOR REVIEW	LD	DM	15.08.200
1	ISSUED FOR DEVELOPMENT APPROVAL	LD	DM	02.08.2022
revision/ issue	description	drawn by	check by	date
project	LD	description	PROPOSED OVERALL SITE PLAN	
location	DM	checked	39 KING DAVID BVD / 67 KINGSWAY RD	
scale	As indicated	date	25.08.2022	project no
Hodge Collard Preston ARCHITECTS		scale	62.22	dwg no A001
Third Floor, 38 Richardson Street, West Perth, WA 6005 PO Box 743, West Perth, WA 6872 Ph: (08) 9322 5144 Fax: (08) 9322 5140 Email: admin@hccparch.com		rev	3	



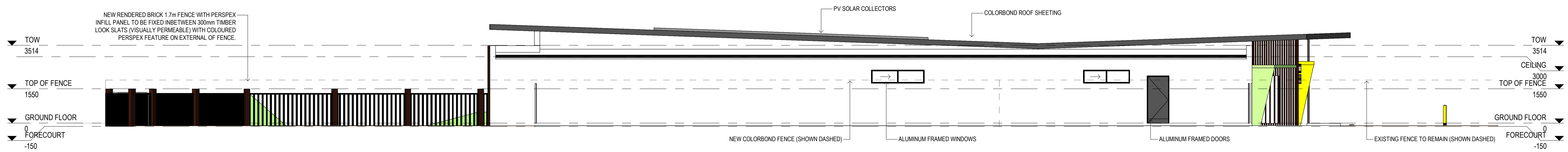
Childcare Room Schedule		
Name	Provided Area	Required area
AAT	4 m²	
AAT	4 m²	
AMENITIES	15 m²	
AMENITIES	13 m²	
CIRCULATION	48 m²	
COTTS	15 m²	
FOYER	12 m²	
KINDY	102 m²	97.5 sqm
KINDY	101 m²	97.5 sqm
KITCHEN	14 m²	
L'DRY	8 m²	
NURSERY	43 m²	39 sqm
OFFICE	9 m²	
PREP/STORE	11 m²	
RECEPTION	7 m²	
STAFF ROOM	10 m²	
STORE	11 m²	
STORE	9 m²	
STORE	11 m²	
TODDLERS	72 m²	65 sqm
UAT	8 m²	

- LEGEND:**
- CONCRETE PAVING
 - EXTERNAL PLAY
 - FRONT LANDSCAPING AREA AS PER CONSULTANTS DRAWINGS
 - DECKING AREA

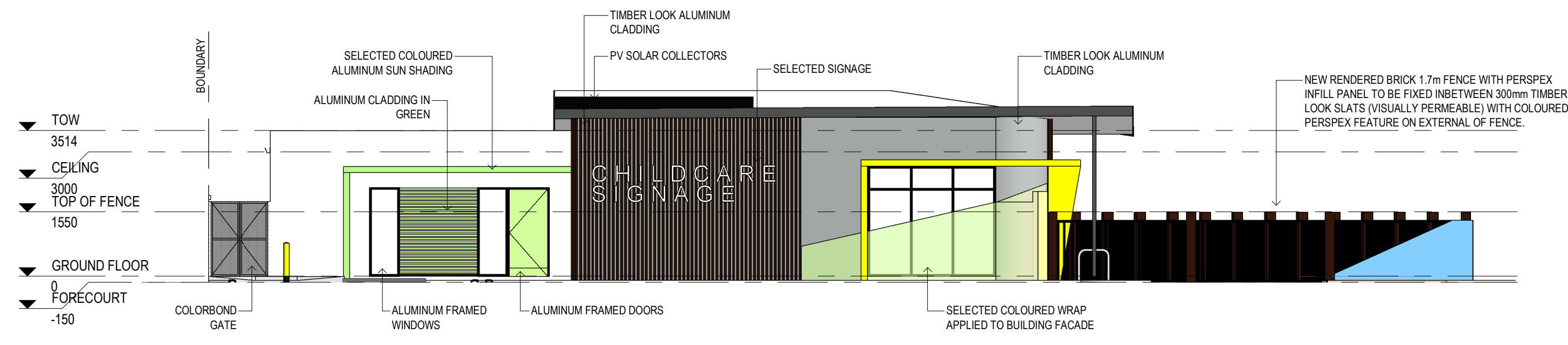
1 GROUND FLOOR PLAN
1 : 100

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revision/ issue	description	drawn by	check by	date
project	LD	LD	DM	PROPOSED GROUND FLOOR PLAN
location	39 KING DAVID BVD / 67 KINGSWAY RD			
scale	1 : 100	date	25.08.2022	project no
Hodge Collard Preston		100	62.22	dwg no A100
ARCHITECTS		rev 3		

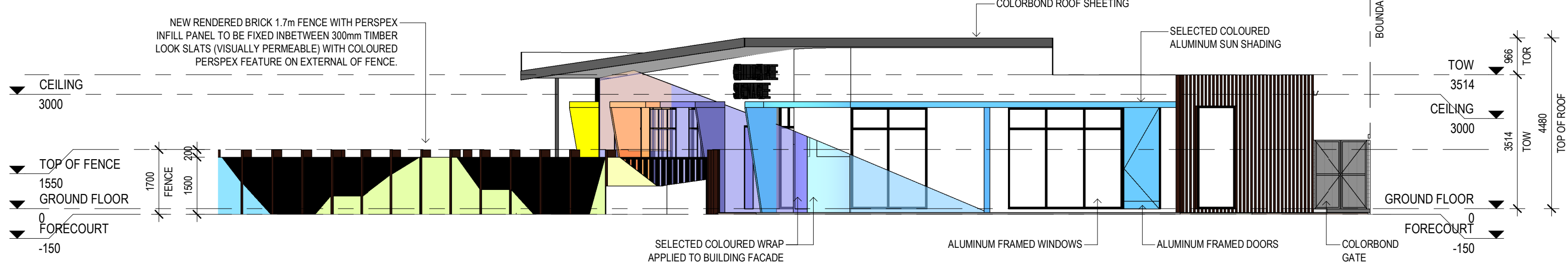
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1 EAST ELEVATION
1 : 100



2 NORTH ELEVATION
1 : 100



3 SOUTH ELEVATION
1 : 100



4 WEST ELEVATION
1 : 100



FENCE - SIDE VIEW
SCALE: NTS



FENCE - FRONT VIEW
SCALE: NTS



FENCE - BACK VIEW
SCALE: NTS

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revision/ issue	description	drawn by	check by	date
project	LD	description	PROPOSED ELEVATIONS	
location	DM	checked		
PROPOSED MADELEY CHILDCARE CENTRE		scale	date	25.08.2022
39 KING DAVID BVD / 67 KINGSWAY RD		1 : 100	project no	62.22
Hodge Collard Preston ARCHITECTS		Third Floor, 38 Richardson Street, West Perth, WA 6005 PO Box 743, West Perth, WA 6872 Ph: (08) 9322 5144 Fax: (08) 9322 5140 Email: admin@hccparch.com		dwg no A200
				rev 3



FRONT ENTRANCE



SIDE VIEW



OUTDOOR PLAY AREA



OUTDOOR PLAY AREA

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revision/ issue	description	drawn by	check by	date
project	LD	description	RENDERS	
location	DM	checked	DM	
PROPOSED MADELEY CHILDCARE CENTRE		scale	date	25.08.2022
39 KING DAVID BVD / 67 KINGSWAY RD		project no	62.22	dwg no A300
Hodge Collard Preston		ARCHITECTS		rev 3
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FRONT ENTRANCE

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revision/ issue	description	drawn by	check by	date
project		drawn LD	description	COVER PAGE
location		checked DM		
39 KING DAVID BVD / 67 KINGSWAY RD		scale	date 25.08.2022	
<div>HodgeCollardPreston</div> <div>ARCHITECTS</div> <div>Third Floor, 38 Richardson Street, West Perth, WA 6005 PO Box 743, West Perth, WA 6872 Ph: (08) 9322 5144 Fax: (08) 9322 5140 Email: admin@hccparch.com</div>		project no	dwg no	
		62.22	A000	
		rev	3	