



SITE CRITERIA

1. Site Area	20,040m²
2. Landscaping	
a. Required 10% of Site Area	2,004m²
b. Provided	3,644m²
Soft	154m²
Hard	3,798m²
Total	3,798m²
3. Floor Area (GFA)	
a. Warehouse	9,000m²
b. Office	400m²
Total	9,400m²
4. Carparking	
i. Cars Provided	68 Cars

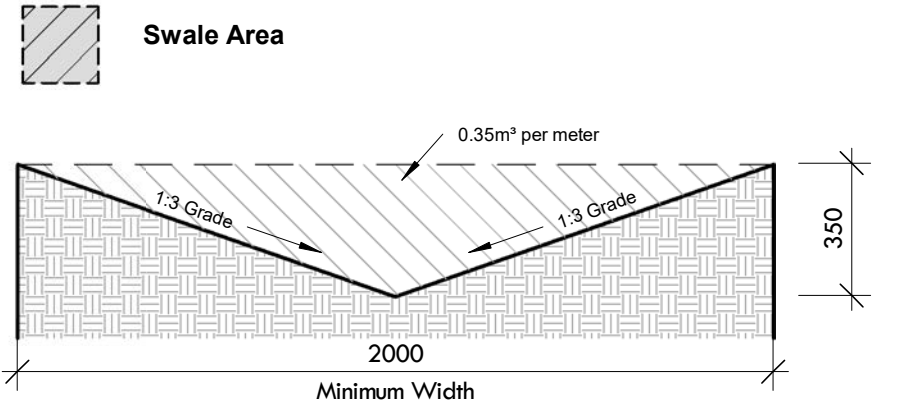
Landscaping
A. Hard Landscaping
Defined as paved walkways either open or covered.
B. Soft Landscaping
Defined as vegetative landscaping.

Gross Floor Area - GFA
A. All Floor Areas on this plan are shown as GROSS FLOOR AREA.
Unless otherwise noted as Net Floor Area
B. Definition of Gross Floor Area is defined as:
i. GROSS FLOOR AREA OF TENANCY
Gross Floor Area of an individual Tenancy is defined as the area contained between the centre line of common tenancy walls and the outside edge of external walls.
ii. GROSS FLOOR AREA OF A BUILDING
Gross Floor Area of a Building is defined as the total area contained between the outside edge of external walls.

Net Floor Area - NFA
A. Net Floor Area of a Tenancy on this plan is defined as the area between external or tenancy dividing walls.
B. This area is inclusive of toilets if the toilets are exclusive to the Tenancy.

SWALE CALCULATIONS

1. Site Area	20,040m²
2. Paved Area	8,794m²
3. Swale Area Required (2% of Paved)	174m²
4. Swale Area Provided	174m² (2.0%)



Typical Minimum Swale Section

SCALE: 1 : 20

