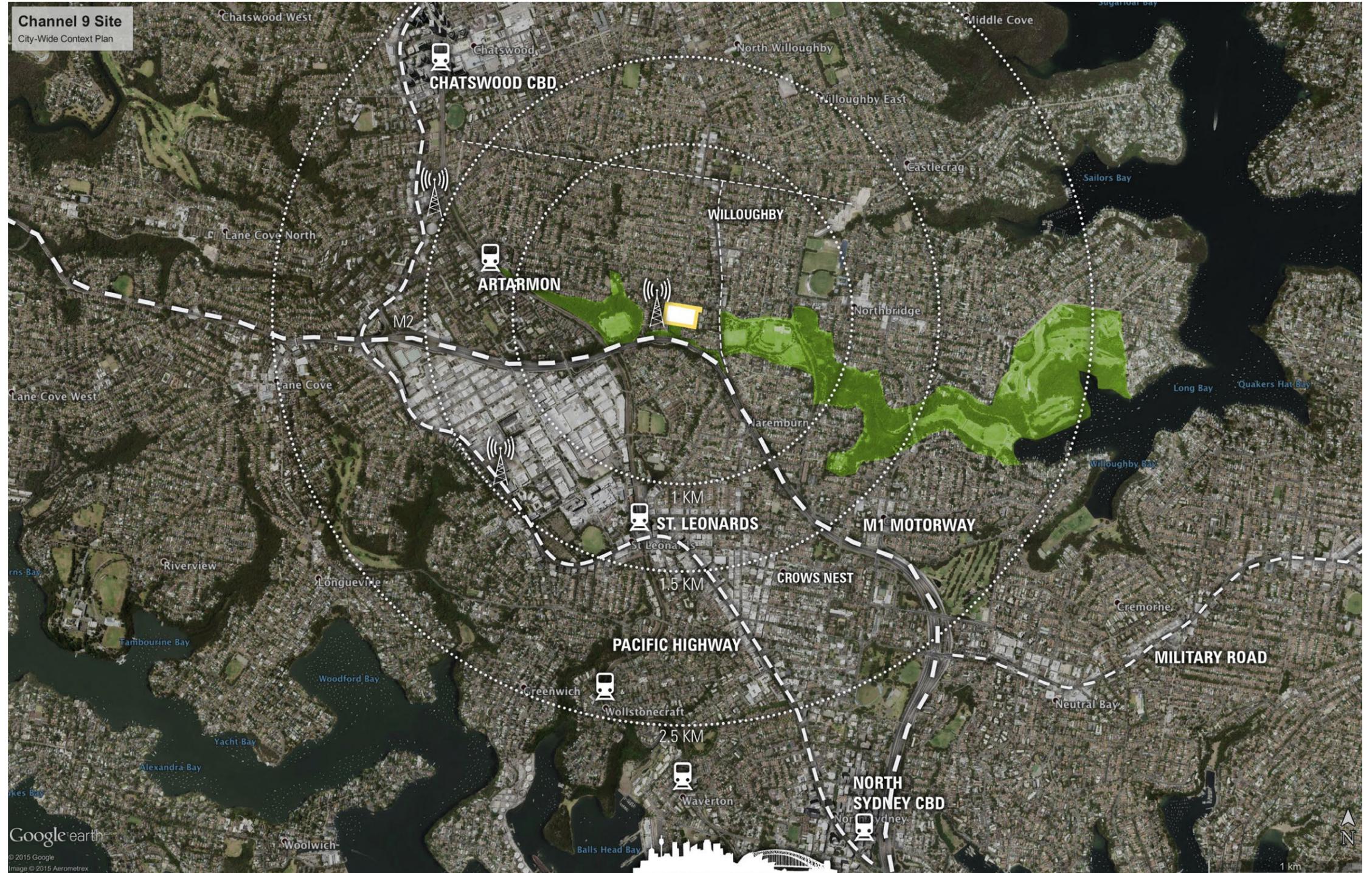




02 SITE ANALYSIS

2.1 STRATEGIC CONTEXT



ON A HILL TOP WITH VIEWS TO CHATSWOOD, ST LEONARDS AND THE CITY

WHILE HAVING CONNECTION WITH A REGIONAL GREEN BELT

2.2 LOCAL CONTEXT

-  EXISTING CYCLE WAY
-  EXISTING PEDESTRIAN ROUTE
-  POSSIBLE NEW CONNECTIONS FOR CYCLE OR PEDESTRIAN

A SITE ON THE THRESHOLD BETWEEN ESTABLISHED RESIDENTIAL SUBURBAN STREETS AND THE LARGER SCALE LANDFORMS OF THE ESCARPMENT, GREEN BELT AND FREEWAY TO THE SOUTH



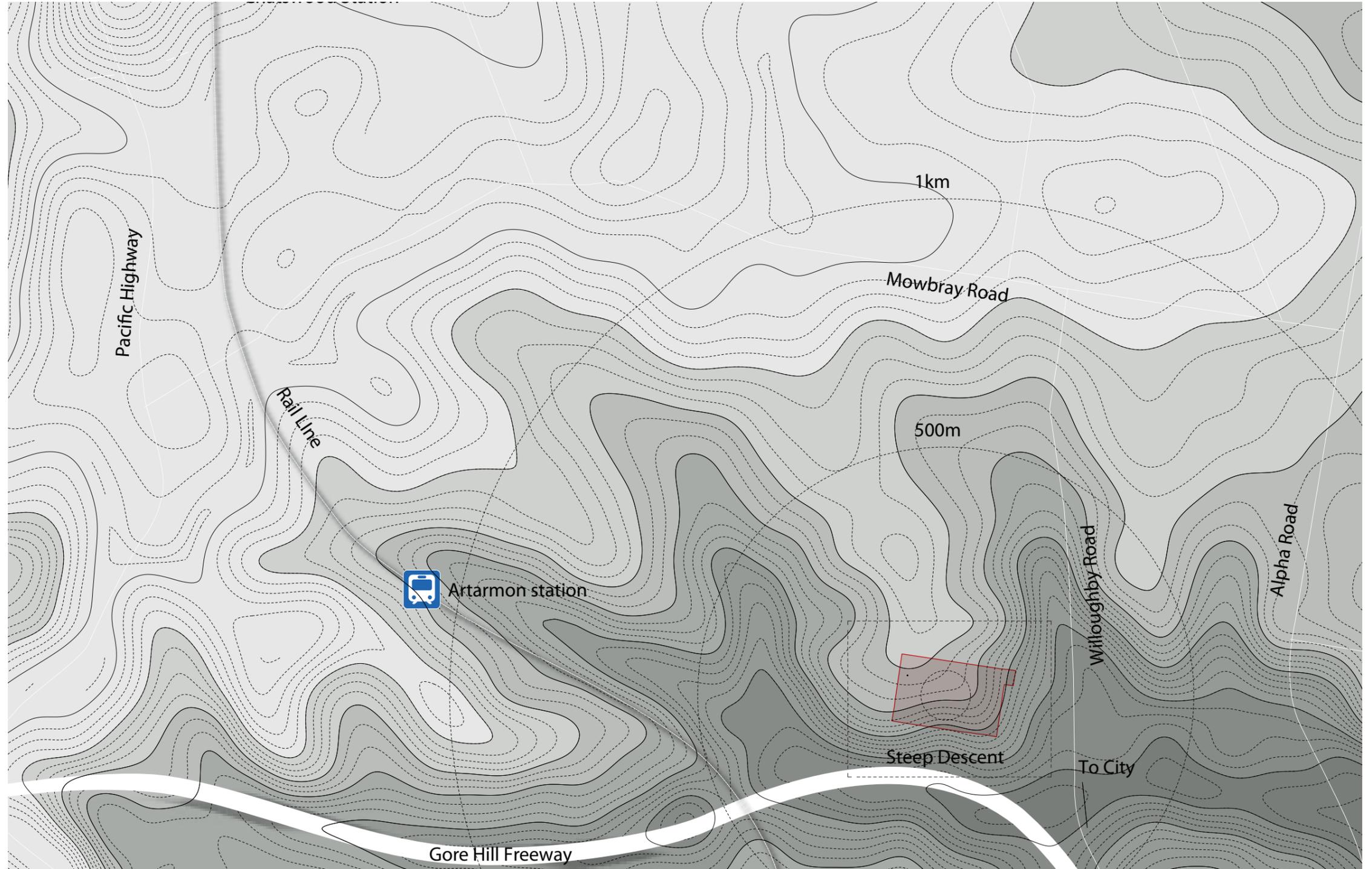
2.3 IMMEDIATE CONTEXT

THE 30, 644M² SITE IS BOUNDED BY ARTARMON RD TO THE NORTH, RICHMOND AVE TO THE WEST, THE CASTLE VALE DEVELOPMENT AND WILLOUGHBY ROAD TO THE EAST AND THE GORE HILL FREEWAY AND WALTER STREET RESERVE TO THE SOUTH. THE SITE INCLUDES SCOTT STREET AND A BUILDING KNOWN AS 'THE LOFT' TO THE EAST. IN THE SOUTH WEST CORNER OF THE SITE THE TELECOMMUNICATION TOWER TXT SITS STANDING AT A HEIGHT OF 233M.

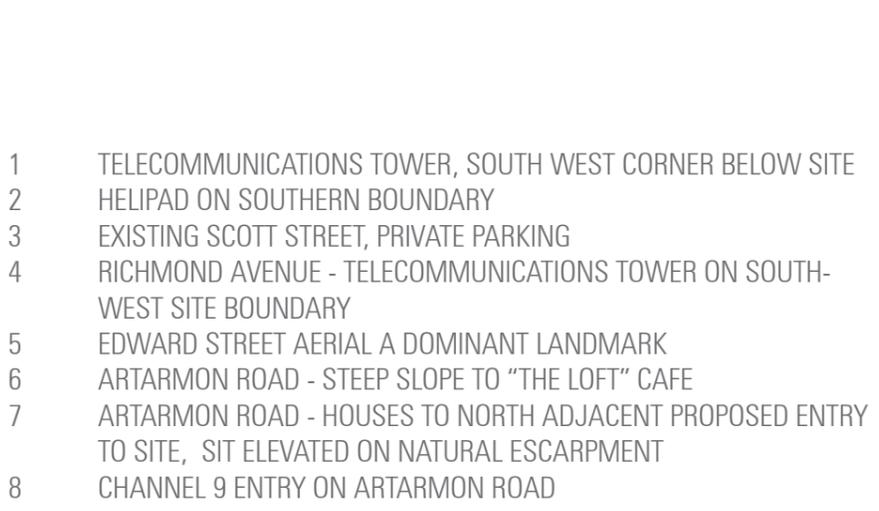


2.4 TOPOGRAPHY

THE SITE SITS ON A UNIQUE HEADLAND RIDGE WITH A STEEP DESCENT TO THE SOUTH AND THE GORE HILL FREEWAY. THE ELEVATED POSITION OFFERS DISTRICT VIEWS TO ST LEONARDS, THE CITY AND CHATSWOOD.



2.5 PHOTOGRAPHIC SITE SUMMARY



- 1 TELECOMMUNICATIONS TOWER, SOUTH WEST CORNER BELOW SITE
- 2 HELIPAD ON SOUTHERN BOUNDARY
- 3 EXISTING SCOTT STREET, PRIVATE PARKING
- 4 RICHMOND AVENUE - TELECOMMUNICATIONS TOWER ON SOUTH-WEST SITE BOUNDARY
- 5 EDWARD STREET AERIAL A DOMINANT LANDMARK
- 6 ARTARMON ROAD - STEEP SLOPE TO "THE LOFT" CAFE
- 7 ARTARMON ROAD - HOUSES TO NORTH ADJACENT PROPOSED ENTRY TO SITE, SIT ELEVATED ON NATURAL ESCARPMENT
- 8 CHANNEL 9 ENTRY ON ARTARMON ROAD