Breakers Yard

DINTON STREET

CORNBROOK ROAD

DROP OFF & SERVICE LAYBY

Generator
9.2m (L) x 2.4m (W)
x 3.8m (H)

7m Electronic Sliding Gate

PED GATE

SUB STN

TOTAL CAR PARKING SPACES: 13

RESIDENTIAL (R): 4 STANDARD SPACES,
2 ACCESSIBLE (6 ELECTRIC VEHICLE
CHARGING SPACES ((EVC))

APARTHOTEL (H): 5 STANDARD SPACES,
2 ACCESSIBLE SPACES

Accessible H2

Accessible H1

H3

H4

H5

H6

H7

R3
EVC

R4
EVC

R5
EVC

R6
EVC

Accessible
R1
EVC

Accessible
R2
EVC

CONDENSER COMPOUND

LV SWITCH

ELS SWITCH

HOTEL REFUSE

LAUNDRY

PLANT

External Bin Enclosure A

Staff Cycle
Shelter

Visitor
Cycle Shelter

RESI REFUSE

LOADING
AREA

BIKE STORE

BOH
LOBBY

M1
M2
M3
M4

ST1
HOTEL

ST1
RESI

EV BIKE & ELEC.
WHEELCHAIR
CHARGING ROOM

COMBINED RESI &
HOTEL COMMS

POST

ACCESSIBLE
SHOWER

OFFICE /
KITCHENETTE

VENTED
LOBBY

ACCESS
LOBBY

POTENTIAL STORE

ST2
HOTEL

ST2
RESI

CAFE / COFFEE BOH

CAFE / COFFEE 02
(BY INTERIOR DESIGNER)

CAFE / COFFEE 01
(BY INTERIOR DESIGNER)

ACCESSIBLE
WC

UNISEX
WC

LUGGAGE

STAFF LOCKERS
& KITCHENETTE

ACCESSIBLE
WC

MEETING RM

MEETING RM

APARTHOTEL FOYER
(BY INTERIOR DESIGNER)

LOUNGE / CO-WORKING / MEETING
(BY INTERIOR DESIGNER)

RESIDENTIAL FOYER
(BY INTERIOR DESIGNER)

+28.250

+28.700

+29.000

Utility Boxes
Retained

29.25
29.25

LeachRhodesWalker©
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8353 CORNBROOK RESIDENTIAL: Proposed Ground Floor Plan (Colour)

Scale: **1:250@A3** Auth By: **DL** Drawn By: **NC** Date: **27.03.25** Dwg No: **8353-LRW-ZZ-00-DR-A-00-678_P02**