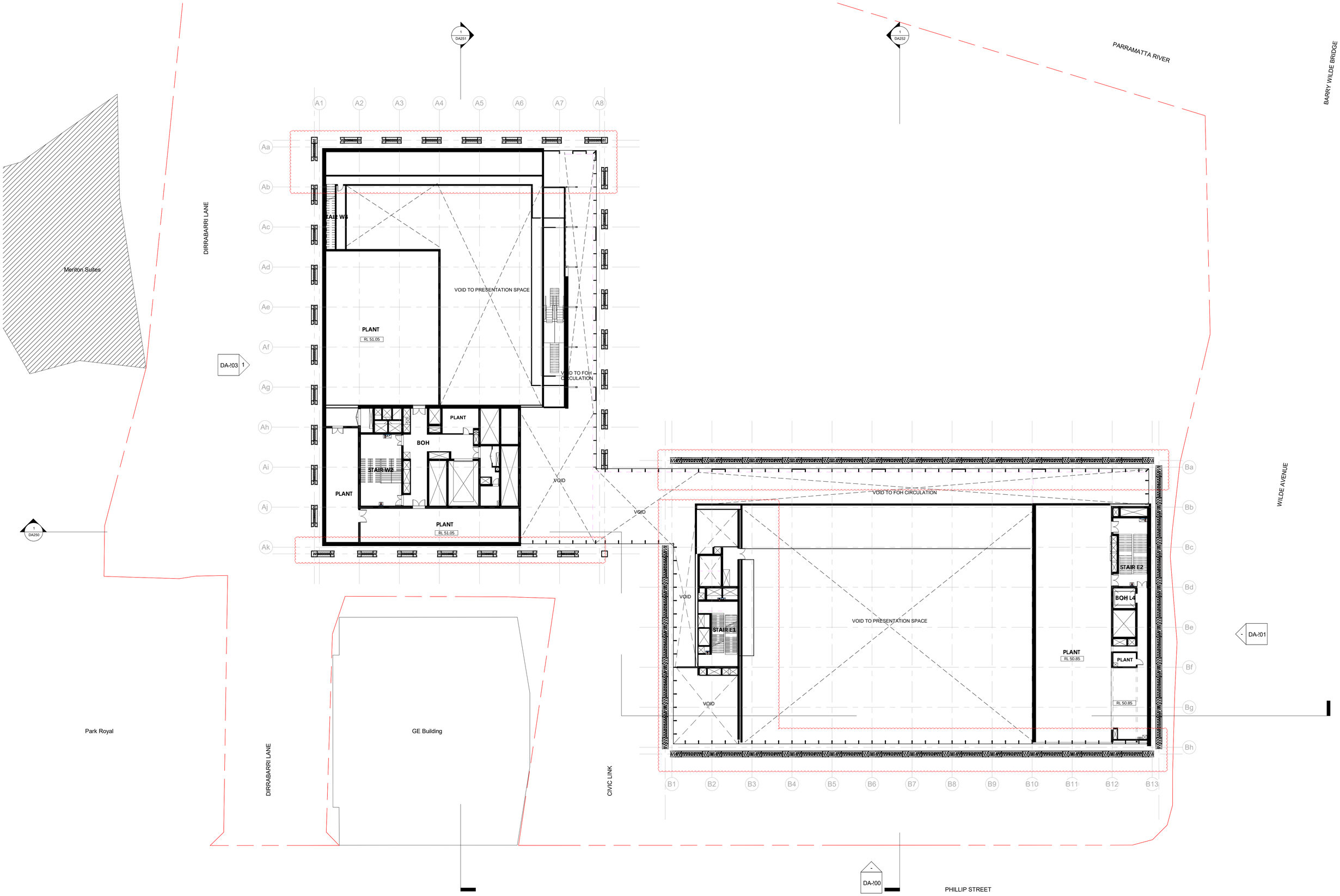
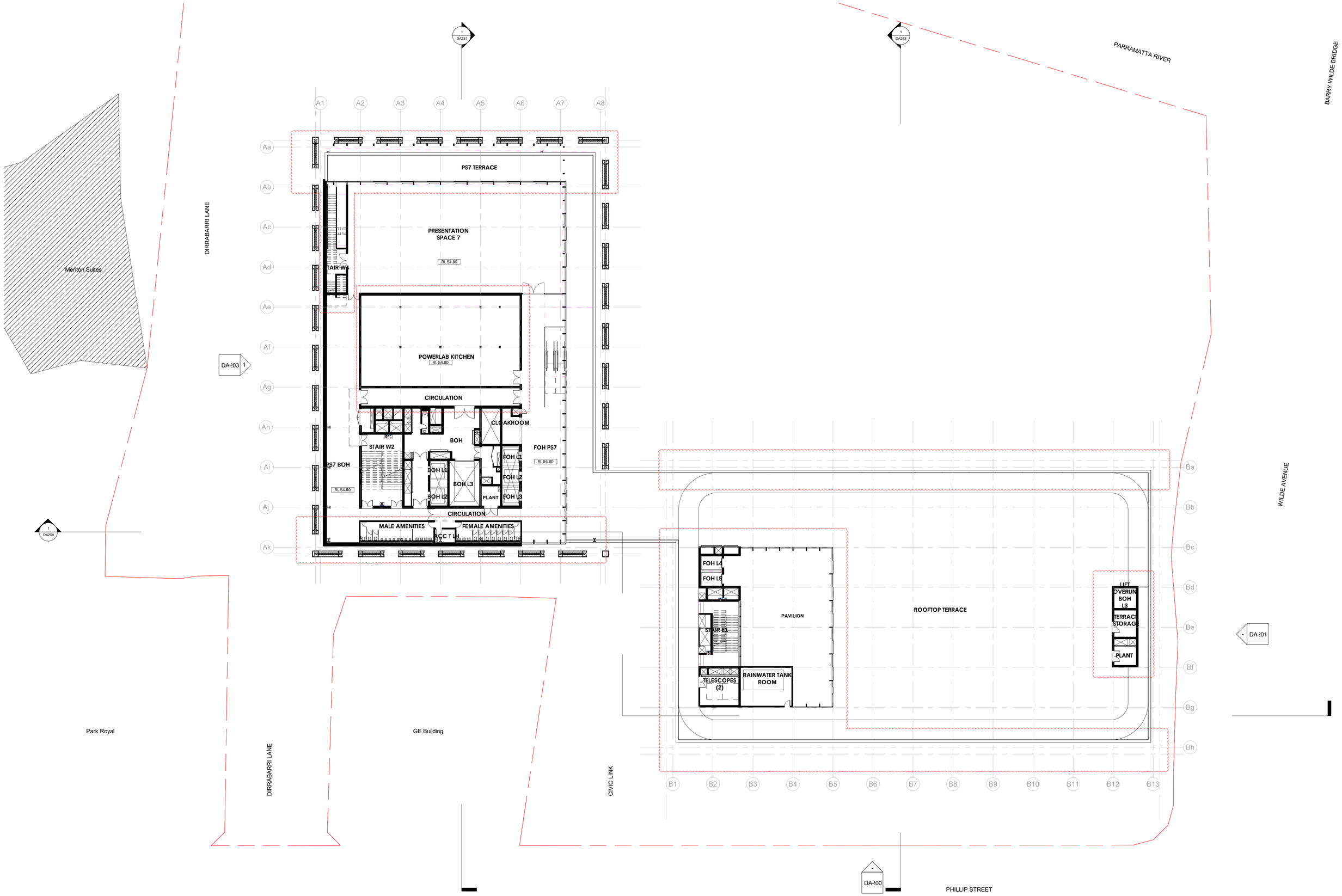
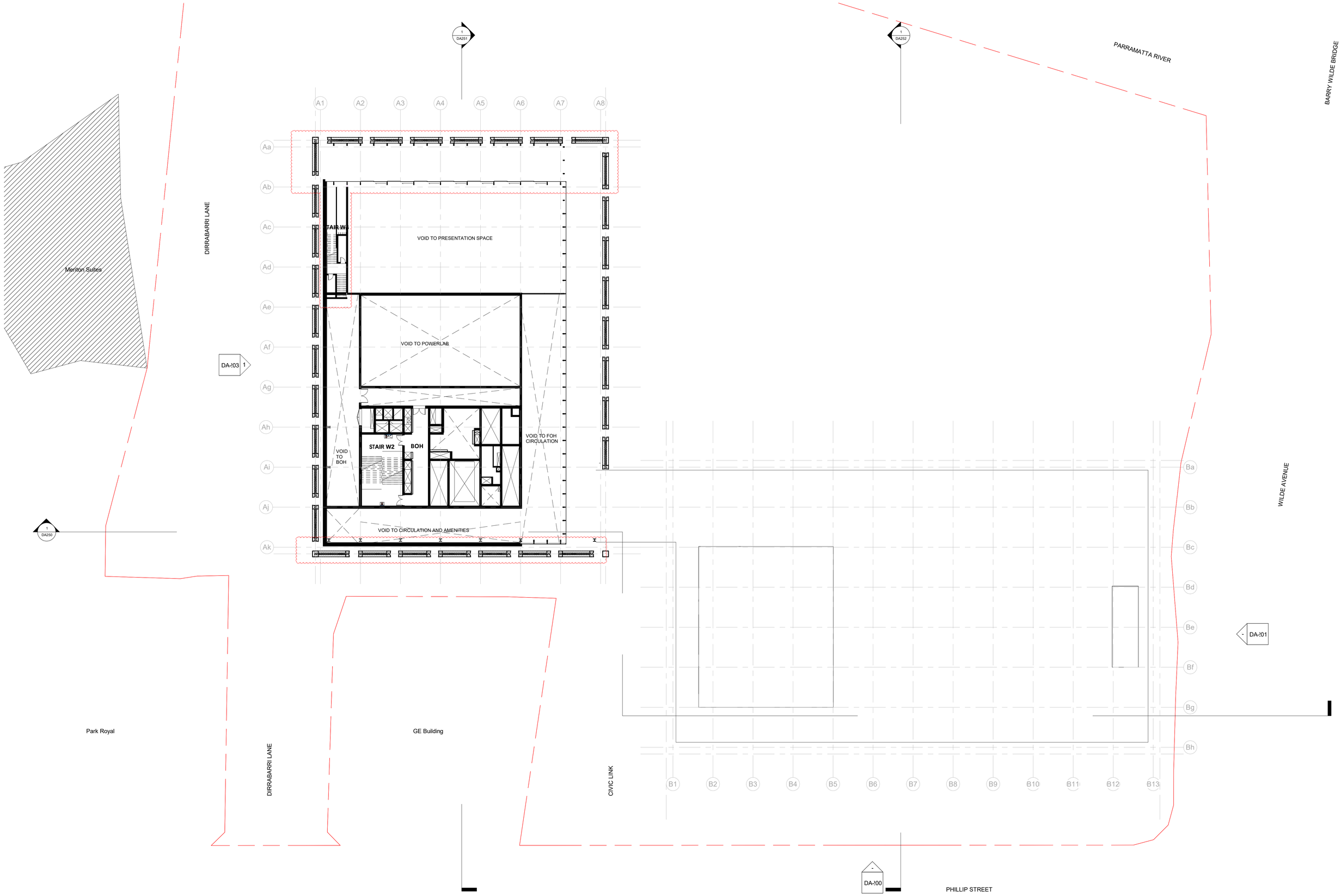


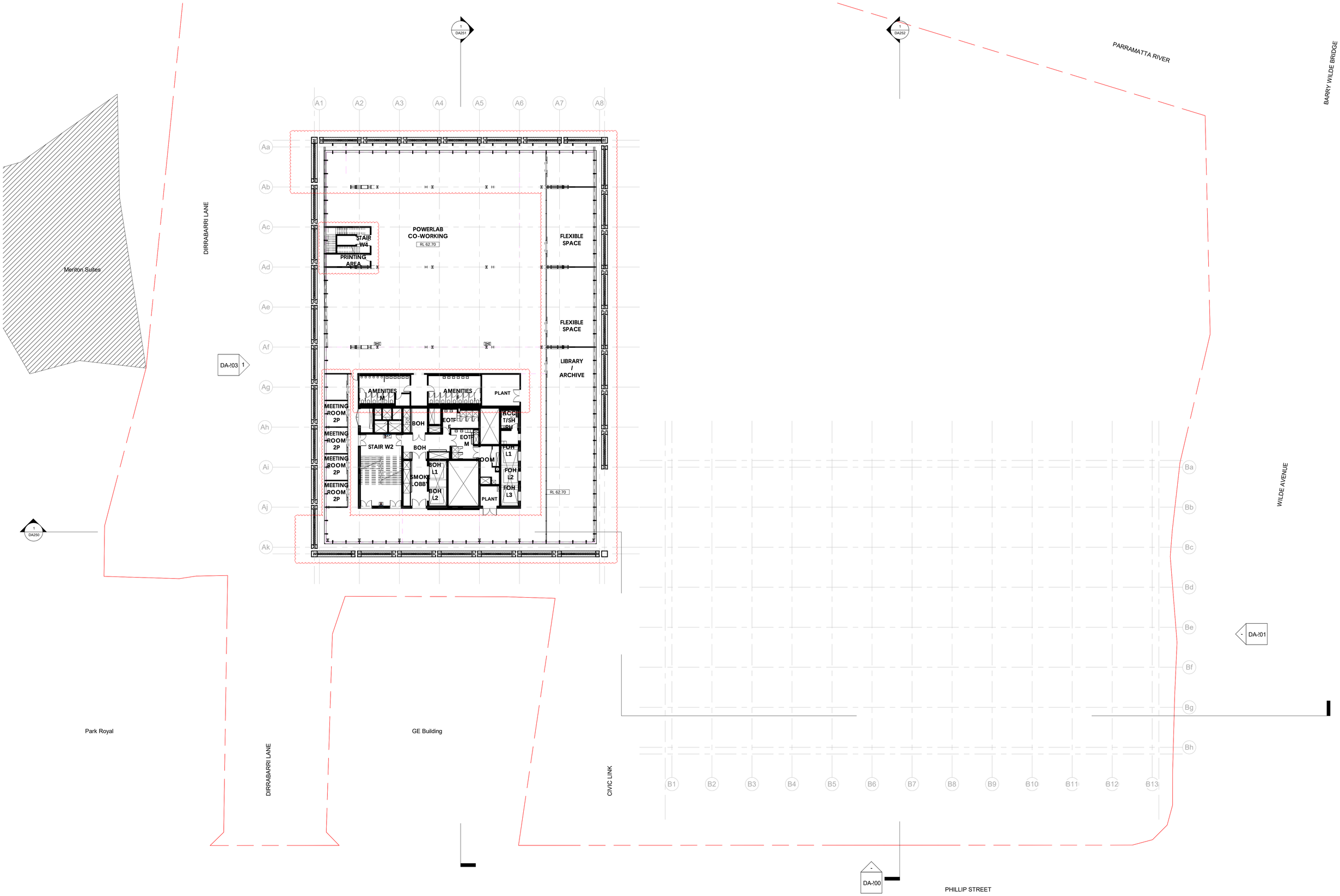
ARCHITECTS		PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**LEVEL 3.2 PLAN**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA132**	**12**



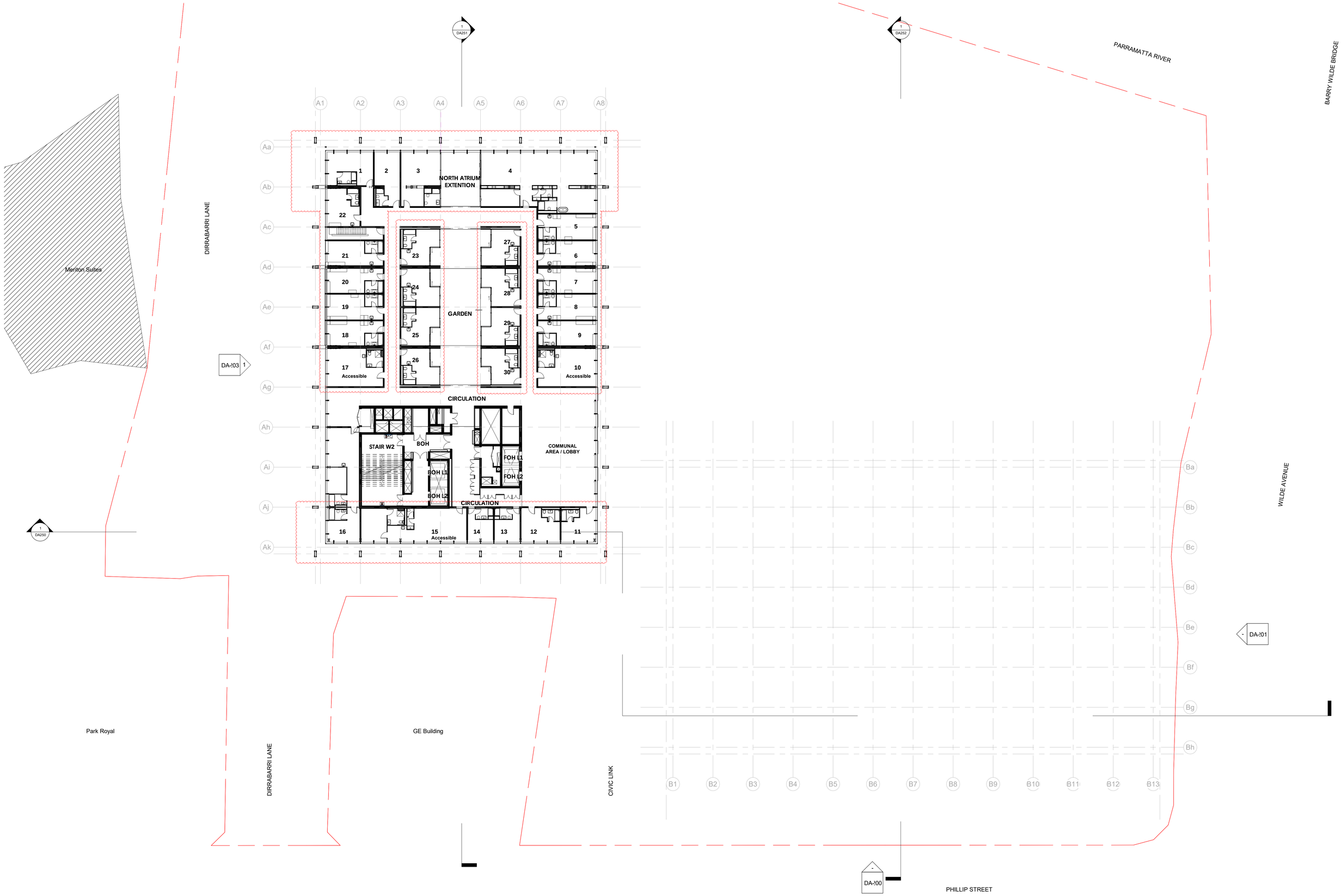
ARCHITECTS		PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**LEVEL 4 PLAN**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA140**	**12**



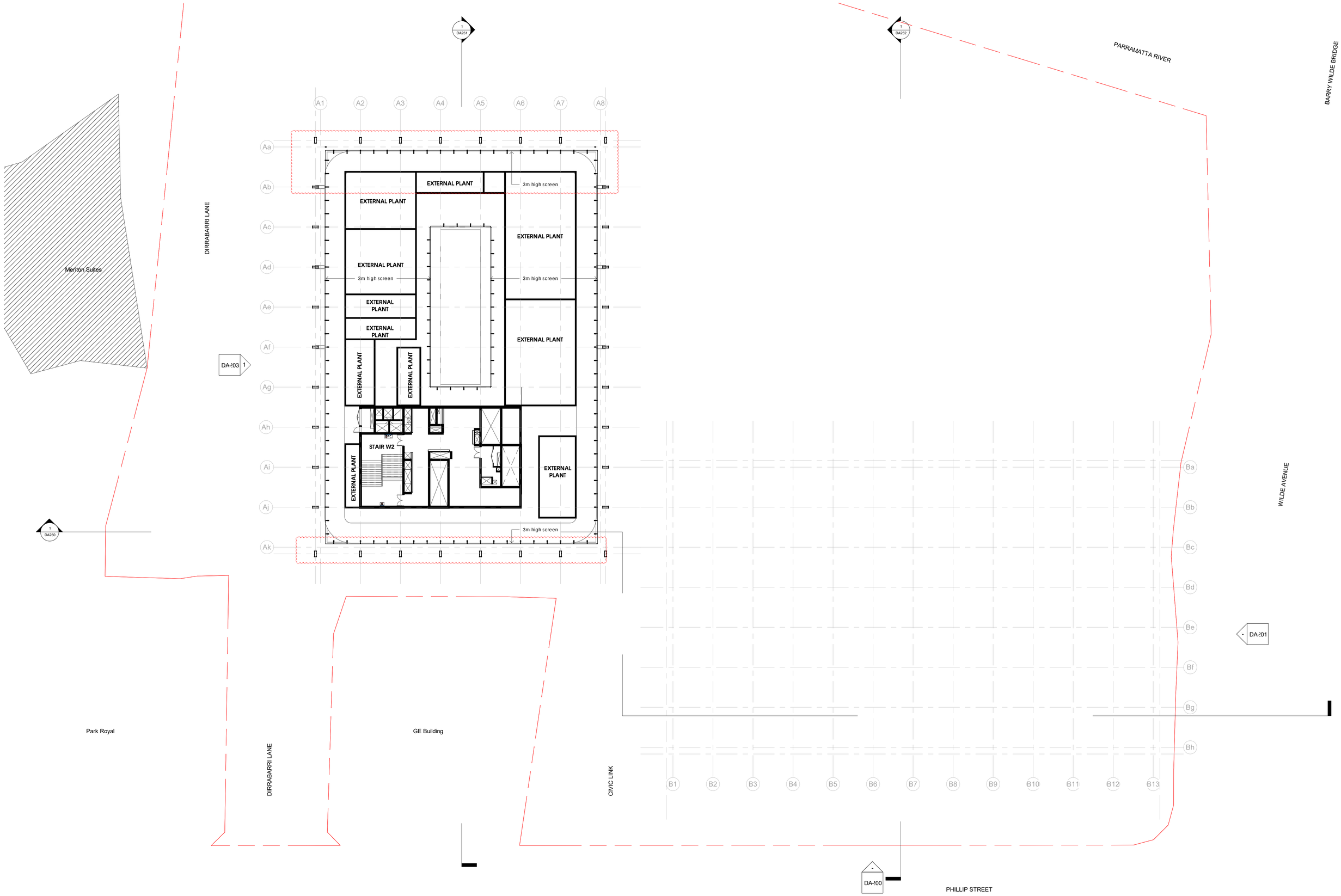
ARCHITECTS		PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**LEVEL 4.1 PLAN**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA141**	**12**



ARCHITECTS		PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**LEVEL 5 PLAN**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA150**	**12**



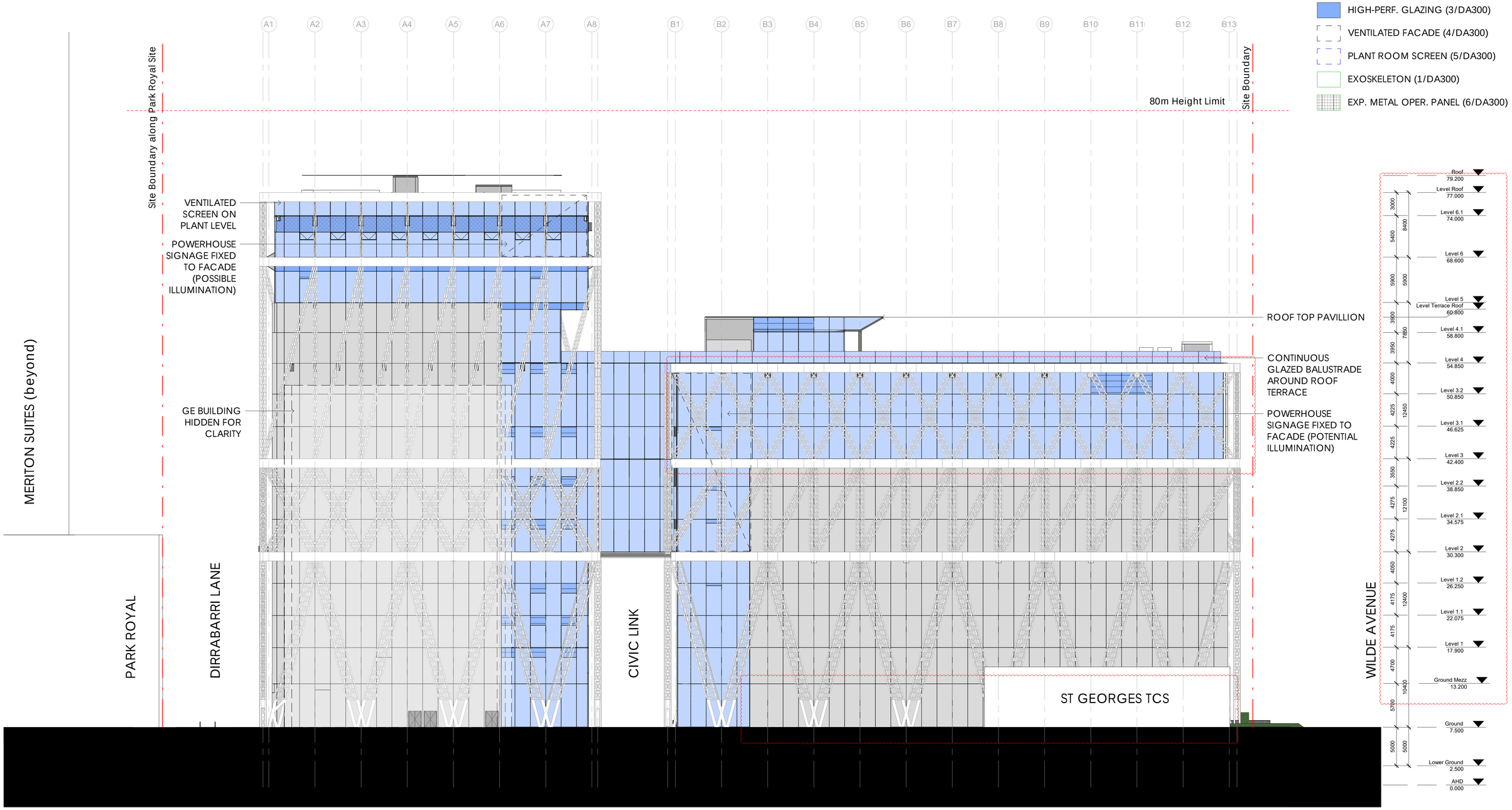
ARCHITECTS		PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**LEVEL 6 PLAN**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA160**	**12**



ARCHITECTS		PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**LEVEL 6.1 PLAN**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA161**	**12**

FACADE LEGEND

- CEMENTITIOUS PANEL (4/DA300)
- GLAZED(3/DA300)
- HIGH-PERF. GLAZING (3/DA300)
- VENTILATED FACADE (4/DA300)
- PLANT ROOM SCREEN (5/DA300)
- EXOSKELETON (1/DA300)
- EXP. METAL OPER. PANEL (6/DA300)

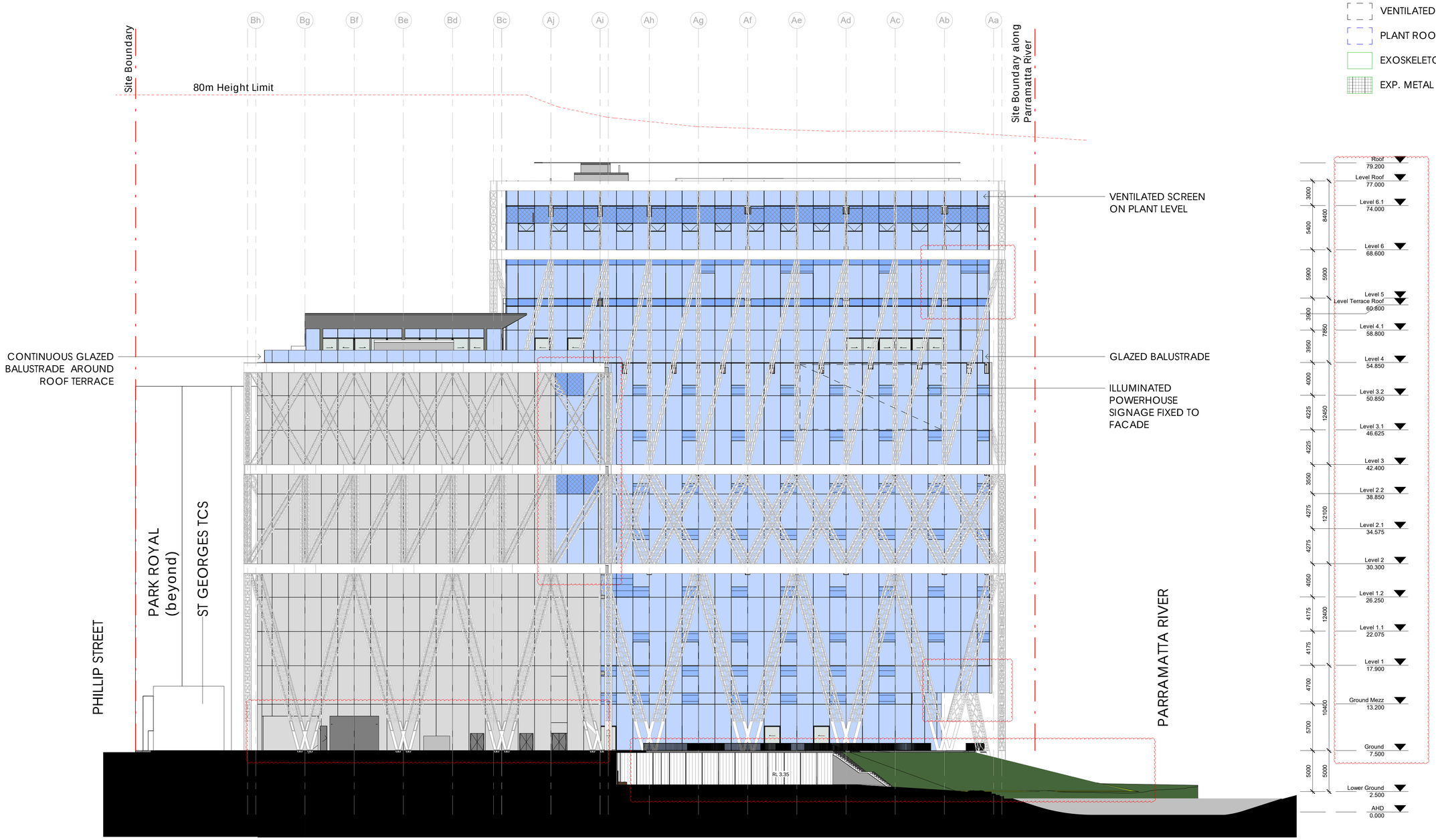


Note: Site Boundary (shown at entry from Phillip Street)

ARCHITECTS		PROJECT	TITLE	SCALE	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**EXTERNAL ELEVATION SOUTH**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250	No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA200**	**12**

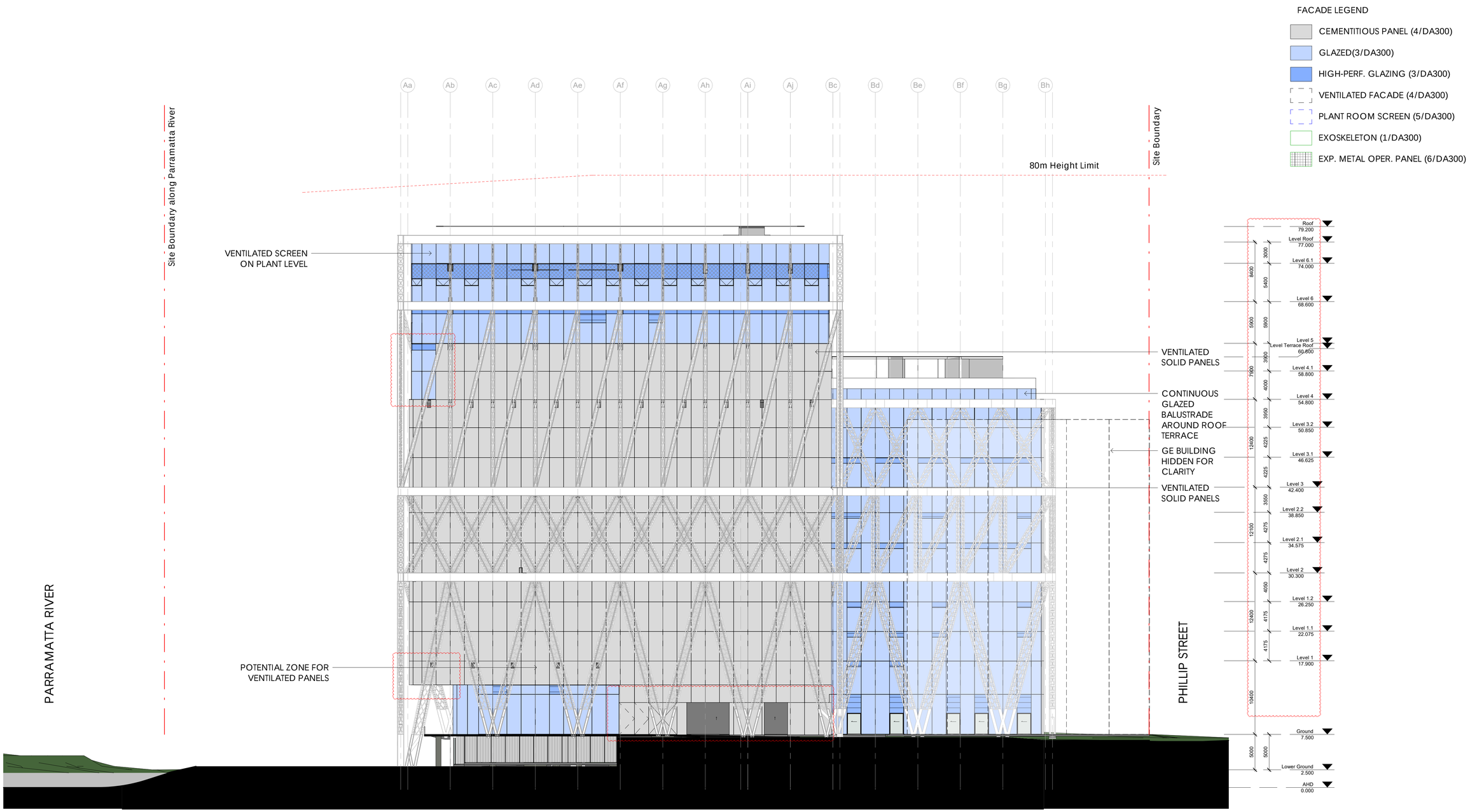
FACADE LEGEND

- CEMENTITIOUS PANEL (4/DA300)
- GLAZED(3/DA300)
- HIGH-PERF. GLAZING (3/DA300)
- VENTILATED FACADE (4/DA300)
- PLANT ROOM SCREEN (5/DA300)
- EXOSKELETON (1/DA300)
- EXP. METAL OPER. PANEL (6/DA300)

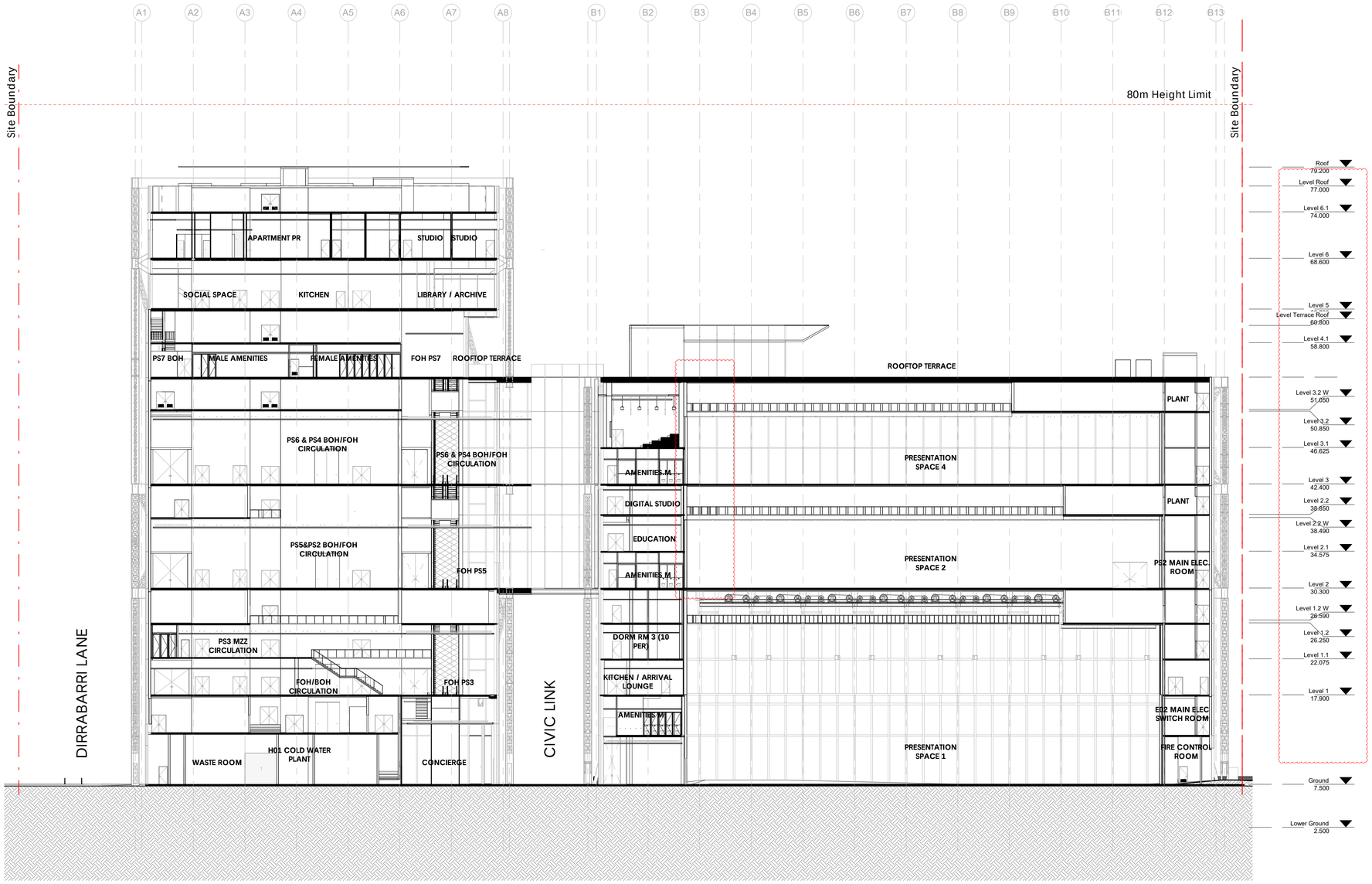


ARCHITECTS		PROJECT	TITLE	SCALE	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**EXTERNAL ELEVATION EAST**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250	No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA201**	**12**

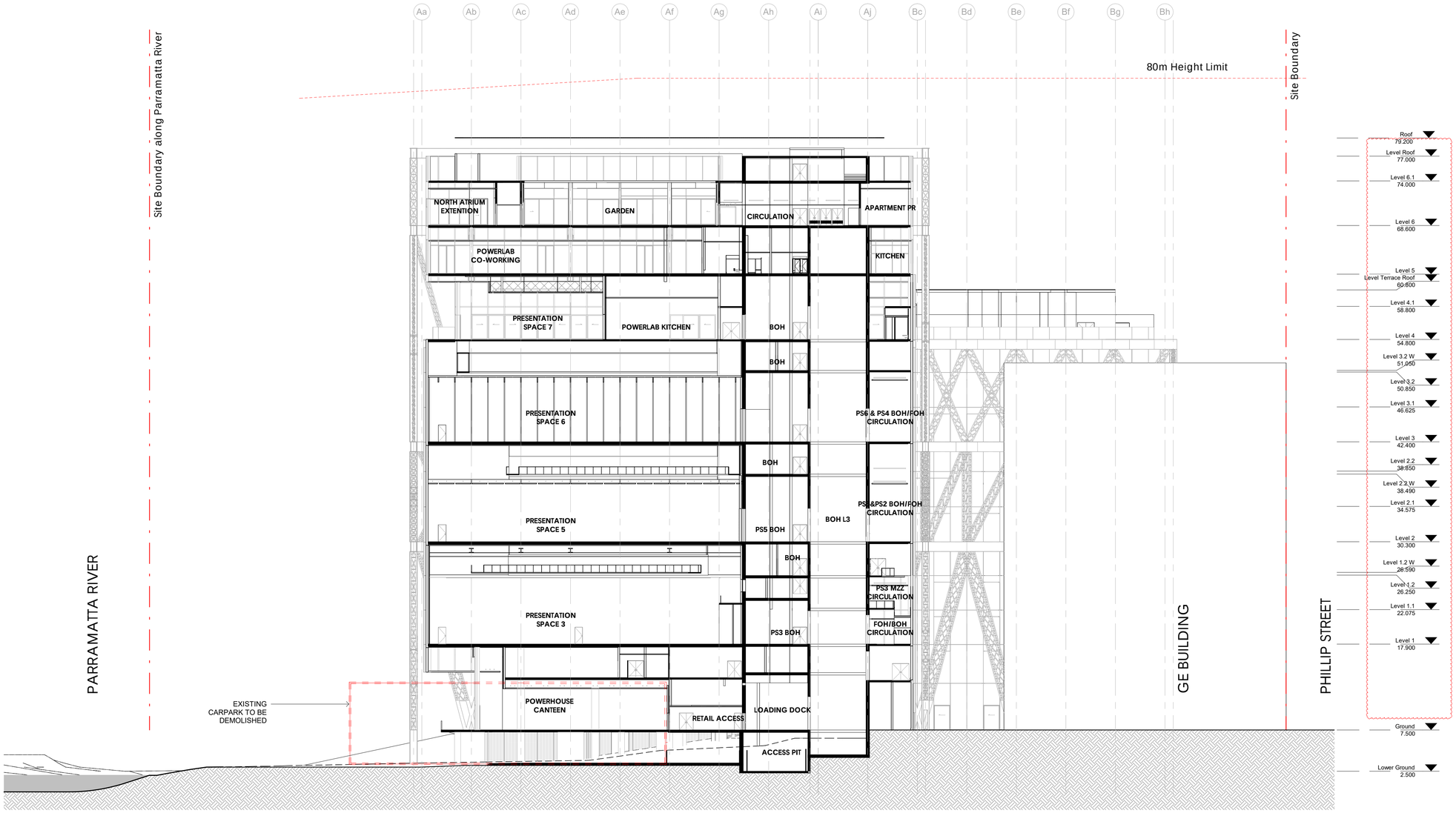
ARCHITECTS	PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE **GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**EXTERNAL ELEVATION NORTH**	**NTS** @ A1 1 : 250		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA202**	**12**



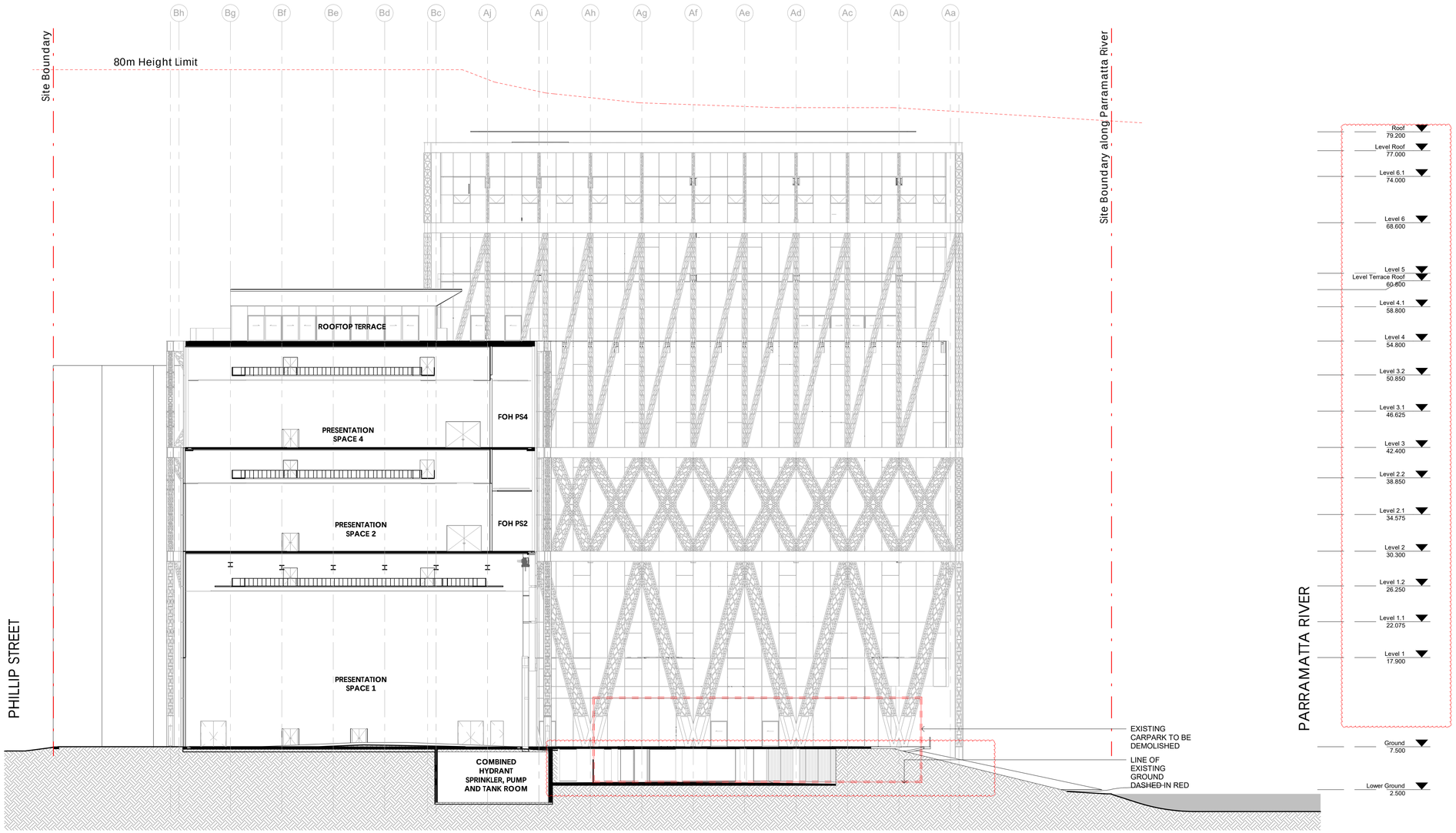
ARCHITECTS		PROJECT	TITLE	SCALE	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**EXTERNAL ELEVATION WEST**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250	No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA203**	**12**



ARCHITECTS		PROJECT	TITLE	SCALE	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**SECTION A**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250	No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA250**	**12**



ARCHITECTS	PROJECT	TITLE	SCALE	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE **GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**SECTION B**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250	No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA251**	**12**



ARCHITECTS		PROJECT	TITLE	SCALE	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE	**GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**SECTION C**	1 : 250 @ A1 0 2.5 5 7.5 10 12.5 m 1 : 250	No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA252**	**12**

MATERIALS + FINISHES SCHEDULE

LATTICE STRUCTURE - EXOSKELETON	Intumescent paint Color : Dulux Australian Standard AS2700: N14 White (1)
EXTERIOR GROUND WALKWAY	Fine concrete, light grey tones (2)
GROUND LEVEL 01 - 07	(Glazing) Glazed curtain wall facade: aluminum framing (RAL 7038), clear performance glass - DGU (SHGC 0.25 - VLT 70%) (3) (Opaque) GRC facade, quartz concrete with depth and grit to aggregate (non-smooth surface) (4)
PLANT LEVEL	Aluminum expanded metal mesh, powder coated. Color: Dulux Powders Satin Fluorescent Xtreme White (5)

1

2

3

4

5

ARCHITECTS

MOREAU KUSUNOKI
5 RUE DE NEMOURS 75011 PARIS FRANCE

GENTON
71 YORK ST SYDNEY NSW 2000 AUSTRALIA

PROJECT
POWERHOUSE PARRAMATTA

TITLE
MATERIALS AND FINISHES

SCALE
NTS @ A1

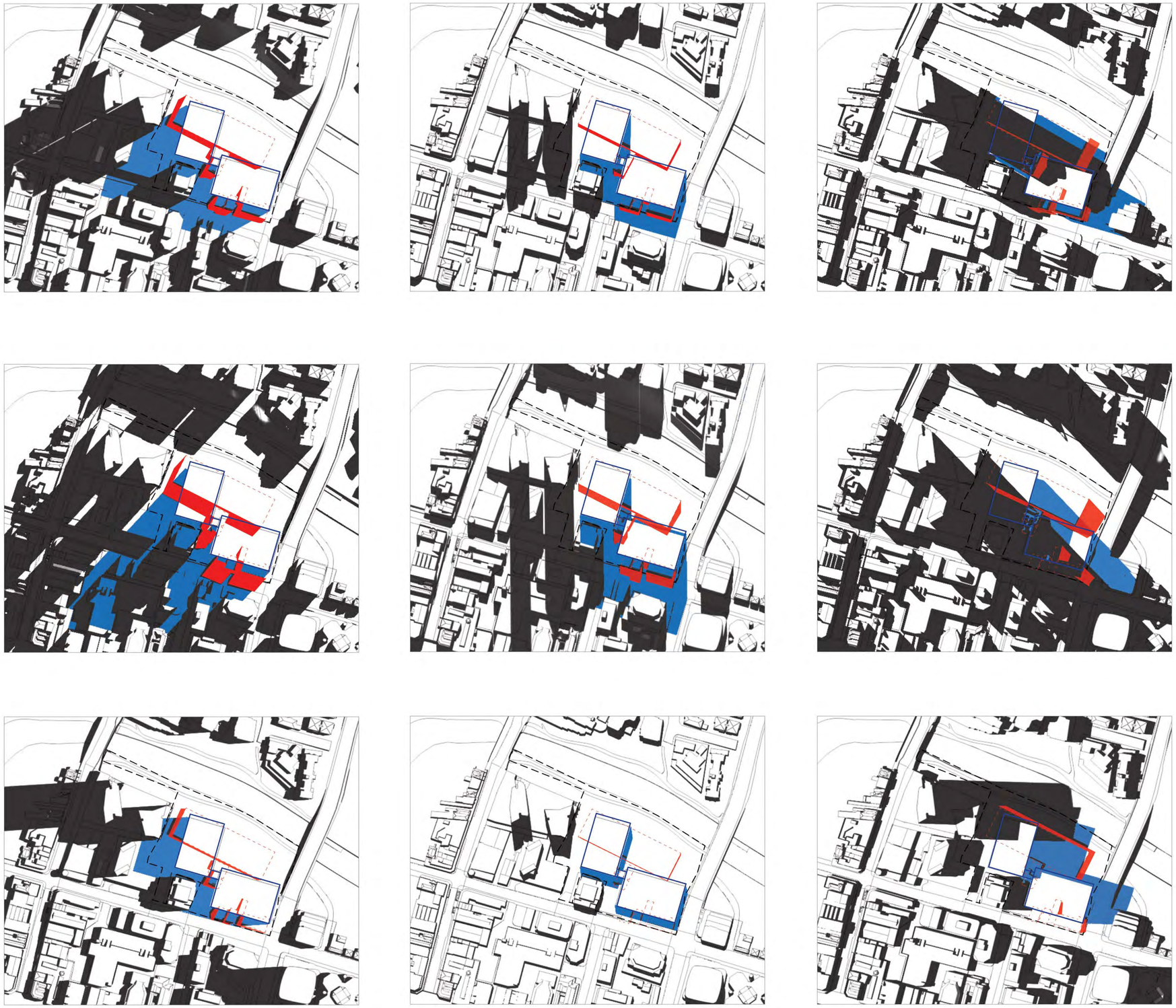
REVISION HISTORY

No	Date	Description
12	08/10/2020	SSDA RTS Drawing Set

DATE
08/10/2020

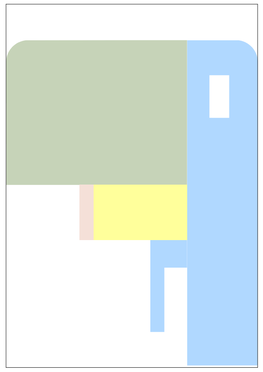
NUMBER
DA300

REVISION
12



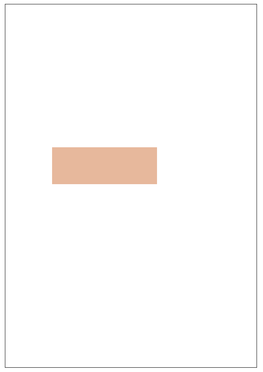
- site boundary
- proposed building
- shadow of proposed building
- shadow of existing building
- demolished building
- shadow of demolished building

ARCHITECTS	PROJECT	TITLE	SCALE	NORTH	REVISION HISTORY	DATE	NUMBER	REVISION
MOREAU KUSUNOKI 5 RUE DE NEMOURS 75011 PARIS FRANCE **GENTON** 71 YORK ST SYDNEY NSW 2000 AUSTRALIA	**POWERHOUSE PARRAMATTA**	**SHADOW DIAGRAMS**	**NTS** @ A1		No Date Description 12 08/10/2020 SSDA RTS Drawing Set	08/10/2020	**DA400**	**12**



Ground

Ground Mezz



Ground Mezz 02

Level 1

GFA Areas

Ground

PRESENTATION SPACE	2192 m²
BOH	28 m²
FOH CIRCULATION	184 m²
RETAIL	108 m²
AMENITIES	138 m²
RETAIL	694 m²
FOH OTHER	51 m²
FOH OTHER	587 m²
BOH	21 m²
	4004 m²

Ground Mezz

AMENITIES	100 m²
BOH	51 m²
FOH CIRCULATION	86 m²
AMENITIES	83 m²
STAFF AREA	103 m²
	422 m²

Ground Mezz 02

BOH	Not Enclosed
BOH	39 m²
	39 m²

Level 1

EDUCATION	294 m²
PRESENTATION SPACE	1224 m²
BOH	203 m²
BOH	68 m²
FOH CIRCULATION	463 m²
BOH	19 m²
BOH	45 m²
BOH	17 m²
	2332 m²

GFA Area Legend

- ACCOMMODATION
- AMENITIES
- BOH
- EDUCATION
- FOH CIRCULATION
- FOH OTHER
- PRESENTATION SPACE
- RETAIL
- STAFF AREA

*BOH - BACK OF HOUSE
**FOH - FRONT OF HOUSE

ARCHITECTS

MOREAU KUSUNOKI
5 RUE DE NEMOURS 75011 PARIS FRANCE

GENTON
71 YORK ST SYDNEY NSW 2000 AUSTRALIA

PROJECT
POWERHOUSE PARRAMATTA

TITLE
GFA DIAGRAM AND SCHEDULE

SCALE
1 : 500 @ A1
0 5 10 15 20 25 m 1 : 500

NORTH

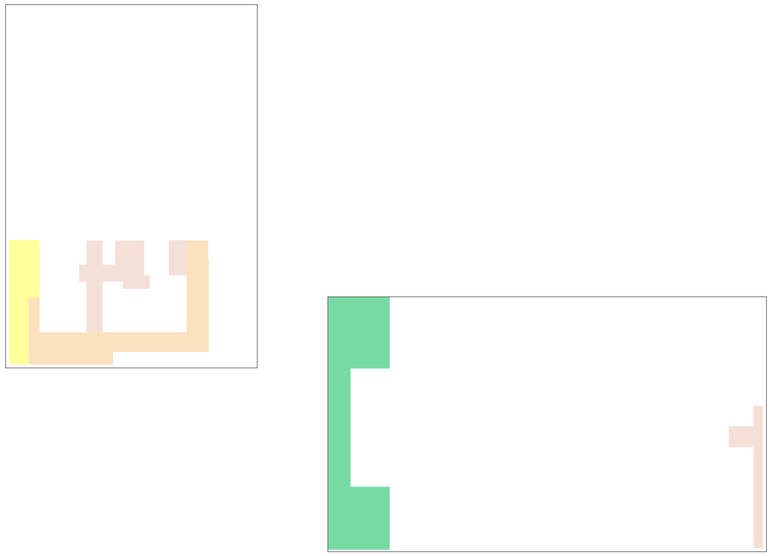
REVISION HISTORY

No	Date	Description
12	08/10/2020	SSDA RTS Drawing Set

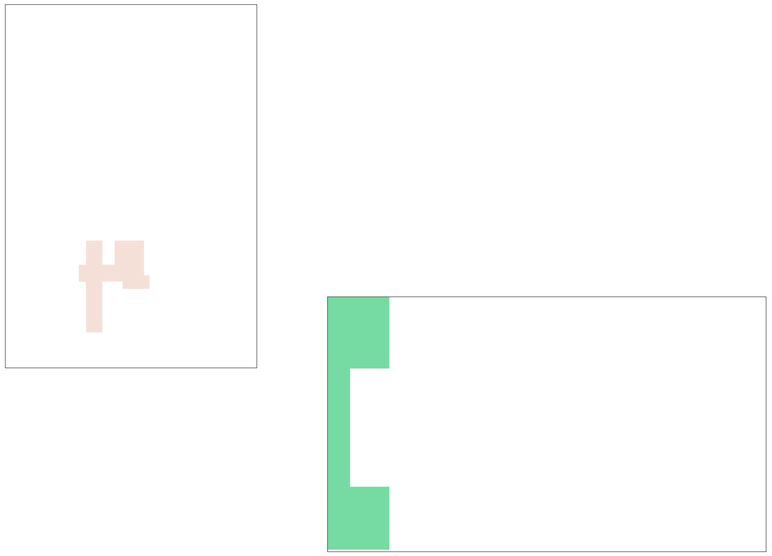
DATE
08/10/2020

NUMBER
DA500

REVISION
12



Level 1.1



Level 1.2

GFA Areas

Level 1.1

EDUCATION	292 m²
FOH CIRCULATION	187 m²
AMENITIES	82 m²
BOH	17 m²
BOH	87 m²
BOH	51 m²
	715 m²

Level 1.2

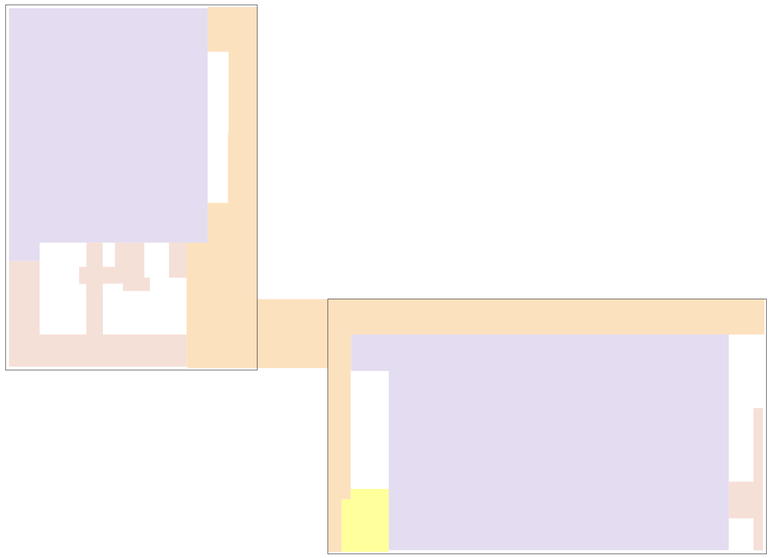
EDUCATION	292 m²
BOH	87 m²
	379 m²

Level 2

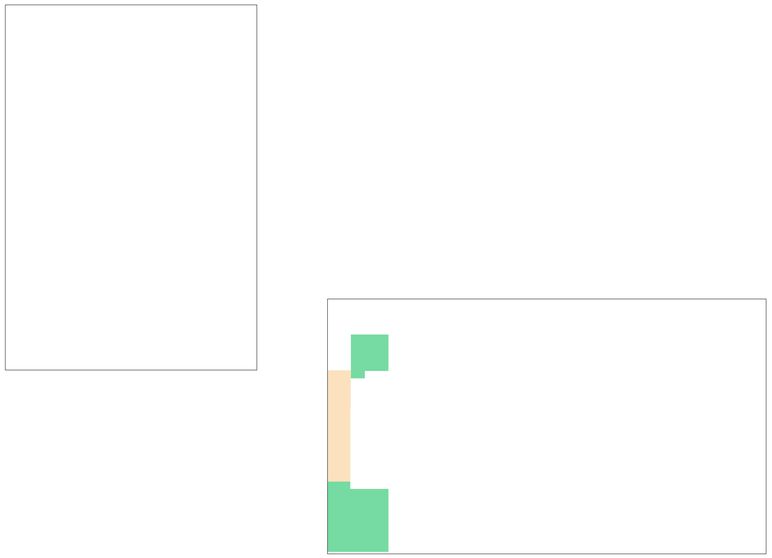
FOH CIRCULATION	1123 m²
PRESENTATION SPACE	1990 m²
PRESENTATION SPACE	1255 m²
BOH	212 m²
BOH	68 m²
AMENITIES	77 m²
BOH	61 m²
BOH	19 m²
BOH	17 m²
	4822 m²

Level 2.1

EDUCATION	39 m²
FOH CIRCULATION	68 m²
EDUCATION	106 m²
	213 m²



Level 2



Level 2.1

GFA Area Legend

- ACCOMMODATION
- AMENITIES
- BOH
- EDUCATION
- FOH CIRCULATION
- FOH OTHER
- PRESENTATION SPACE
- RETAIL
- STAFF AREA

*BOH - BACK OF HOUSE
**FOH - FRONT OF HOUSE

ARCHITECTS

MOREAU KUSUNOKI
5 RUE DE NEMOURS 75011 PARIS FRANCE

GENTON
71 YORK ST SYDNEY NSW 2000 AUSTRALIA

PROJECT

POWERHOUSE PARRAMATTA

TITLE

GFA DIAGRAM AND SCHEDULE

SCALE

1 : 500 @ A1

0 5 10 15 20 25 m 1 : 500

NORTH

REVISION HISTORY

No	Date	Description
12	08/10/2020	SSDA RTS Drawing Set

DATE

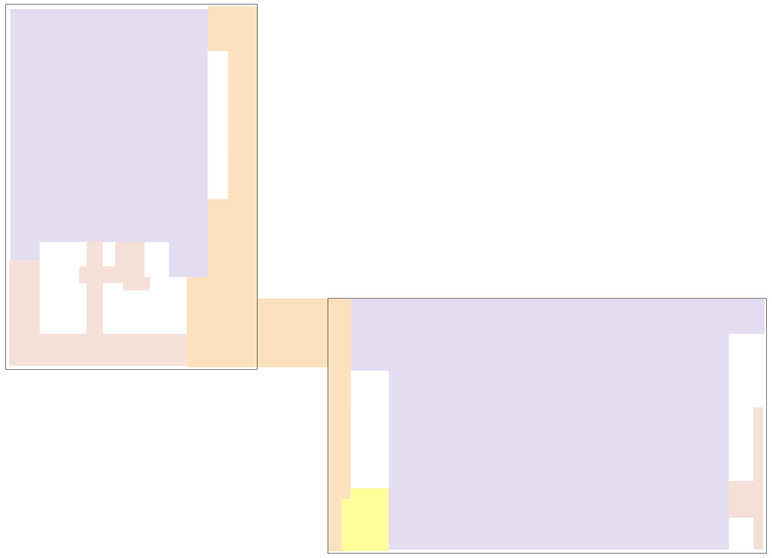
08/10/2020

NUMBER

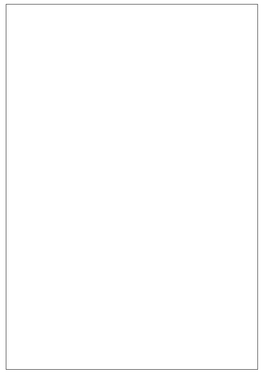
DA501

REVISION

12



Level 3



Level 3.1

GFA Areas

Level 3

FOH CIRCULATION	719 m²
PRESENTATION SPACE	2380 m²
PRESENTATION SPACE	1273 m²
BOH	212 m²
BOH	68 m²
AMENITIES	77 m²
BOH	61 m²
BOH	19 m²
	4809 m²

Level 3.1

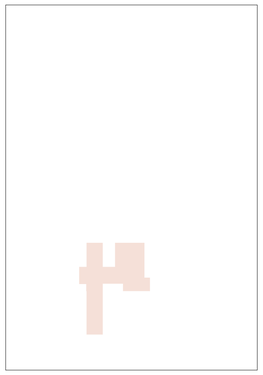
FOH CIRCULATION	69 m²
FOH OTHER	106 m²
FOH OTHER	39 m²
	215 m²

Level 3.2

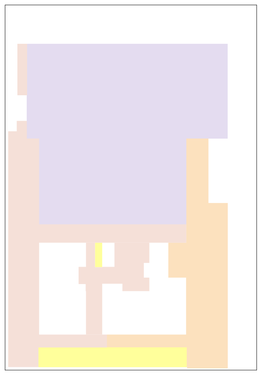
BOH	87 m²
	87 m²

Level 4

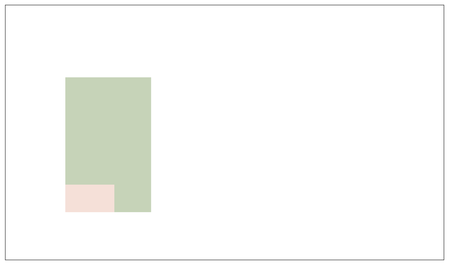
PRESENTATION SPACE	507 m²
FOH CIRCULATION	265 m²
AMENITIES	77 m²
AMENITIES	5 m²
PRESENTATION SPACE	336 m²
BOH	290 m²
BOH	85 m²
BOH	13 m²
RETAIL	272 m²
BOH	36 m²
	1887 m²



Level 3.2



Level 4



GFA Area Legend

- ACCOMMODATION
- AMENITIES
- BOH
- EDUCATION
- FOH CIRCULATION
- FOH OTHER
- PRESENTATION SPACE
- RETAIL
- STAFF AREA

*BOH - BACK OF HOUSE
**FOH - FRONT OF HOUSE

ARCHITECTS

MOREAU KUSUNOKI
5 RUE DE NEMOURS 75011 PARIS FRANCE

GENTON
71 YORK ST SYDNEY NSW 2000 AUSTRALIA

PROJECT

POWERHOUSE PARRAMATTA

TITLE

GFA DIAGRAM AND SCHEDULE

SCALE

1 : 500 @ A1

0 5 10 15 20 25 m 1 : 500

NORTH

REVISION HISTORY

No	Date	Description
12	08/10/2020	SSDA RTS Drawing Set

DATE

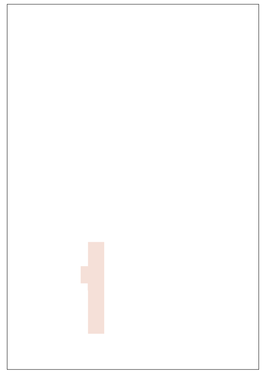
08/10/2020

NUMBER

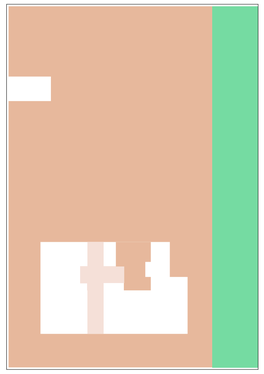
DA502

REVISION

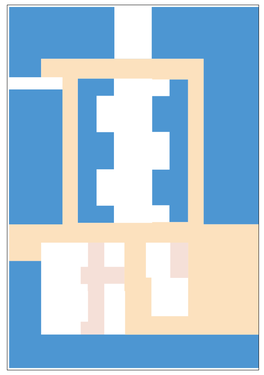
12



Level 4.1



Level 5



Level 6

GFA Areas

Level 4.1

BOH	43 m²
	43 m²

Level 5

STAFF AREA	1590 m²
BOH	52 m²
STAFF AREA	38 m²
EDUCATION	440 m²
	2120 m²

Level 6

ACCOMMODATION	552 m²
BOH	17 m²
BOH	55 m²
ACCOMMODATION	285 m²
ACCOMMODATION	192 m²
ACCOMMODATION	105 m²
ACCOMMODATION	103 m²
FOH CIRCULATION	599 m²
	1908 m²

GFA Area Legend

- ACCOMMODATION
- AMENITIES
- BOH
- EDUCATION
- FOH CIRCULATION
- FOH OTHER
- PRESENTATION SPACE
- RETAIL
- STAFF AREA

*BOH - BACK OF HOUSE
**FOH - FRONT OF HOUSE

ARCHITECTS

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PROJECT

POWERHOUSE PARRAMATTA

TITLE

GFA DIAGRAM AND SCHEDULE

SCALE

1 : 500 @ A1

0 5 10 15 20 25 m 1 : 500

NORTH

REVISION HISTORY

No	Date	Description
12	08/10/2020	SSDA RTS Drawing Set

DATE

08/10/2020

NUMBER

DA503

REVISION

12

Gross Floor Area

Ground

AMENITIES	138 m²
BOH	49 m²
FOH CIRCULATION	184 m²
FOH OTHER	639 m²
PRESENTATION SPACE	2192 m²
RETAIL	802 m²
	4004 m²

Ground Mezz

AMENITIES	183 m²
BOH	51 m²
FOH CIRCULATION	86 m²
STAFF AREA	103 m²
	422 m²

Ground Mezz 02

BOH	39 m²
	39 m²

Level 1

BOH	352 m²
EDUCATION	294 m²
FOH CIRCULATION	463 m²
PRESENTATION SPACE	1224 m²
	2332 m²

Level 1.1

AMENITIES	82 m²
BOH	154 m²
EDUCATION	292 m²
FOH CIRCULATION	187 m²
	715 m²

Level 1.2

BOH	87 m²
EDUCATION	292 m²
	379 m²

Level 2

AMENITIES	77 m²
BOH	377 m²
FOH CIRCULATION	1123 m²
PRESENTATION SPACE	3246 m²
	4822 m²

Level 2.1

EDUCATION	146 m²
FOH CIRCULATION	68 m²
	213 m²

Level 2.2

AMENITIES	54 m²
BOH	133 m²
EDUCATION	263 m²
FOH CIRCULATION	70 m²
	521 m²

Level 3

AMENITIES	77 m²
BOH	361 m²
FOH CIRCULATION	719 m²
PRESENTATION SPACE	3653 m²
	4809 m²

Level 3.1

FOH CIRCULATION	69 m²
FOH OTHER	146 m²
	215 m²

Level 3.2

BOH	87 m²
	87 m²

Level 4

AMENITIES	82 m²
BOH	424 m²
FOH CIRCULATION	265 m²
PRESENTATION SPACE	844 m²
RETAIL	272 m²
	1887 m²

Level 4.1

BOH	43 m²
	43 m²

Level 5

BOH	52 m²
EDUCATION	440 m²
STAFF AREA	1627 m²
	2120 m²

Level 6

ACCOMMODATION	1238 m²
BOH	71 m²
FOH CIRCULATION	599 m²
	1908 m²
	24516 m²

Floor Space Ratio

Site Area	19 438 sqm
Gross Floor Area	24 516 sqm
Floor Space Ratio	1.25 :1

The definition of Gross Floor Area is set out in Parramatta LEP 2011 as:

Gross Floor Area means the sum of the floor area of each floor of a building measured from the internal face of external walls, or from the internal face of walls separating the building from any other building, measured at a height of 1.4 metres above the floor, and includes—
(a) the area of a mezzanine, and
(b) habitable rooms in a basement or an attic, and
(c) any shop, auditorium, cinema, and the like, in a basement or attic,
but excludes—
(d) any area for common vertical circulation, such as lifts and stairs, and
(e) any basement—
(i) storage, and
(ii) vehicular access, loading areas, garbage and services, and
(f) plant rooms, lift towers and other areas used exclusively for mechanical services or ducting, and
(g) car parking to meet any requirements of the consent authority (including access to that car parking), and
(h) any space used for the loading or unloading of goods (including access to it), and
(i) terraces and balconies with outer walls less than 1.4 metres high, and
(j) voids above a floor at the level of a storey or storey above.

The definition of Floor Space Ratio is set out in Parramatta LEP 2011 as:

(2) The floor space ratio of buildings on a site is the ratio of the gross floor area of all buildings within the site to the site area.

The definition of Site Area is set out in Parramatta LEP 2011 as:

(3) In determining the site area of proposed development for the purpose of applying a floor space ratio, the site area is taken to be—
(a) if the proposed development is to be carried out on only one lot, the area of that lot, or
(b) if the proposed development is to be carried out on 2 or more lots, the area of any lot on which the development is proposed to be carried out that has at least one common boundary with another lot on which the development is being carried out.

In addition, subclauses (4)–(7) apply to the calculation of site area for the purposes of applying a floor space ratio to proposed development.
(4) Exclusions from site area The following land must be excluded from the site area—
(a) land on which the proposed development is prohibited, whether under this Plan or any other law,
(b) community land or a public place (except as provided by subclause (7)).
(5) Strata subdivisions The area of a lot that is wholly or partly on top of another or others in a strata subdivision is to be included in the calculation of the site area only to the extent that it does not overlap with another lot already included in the site area calculation.
(6) Only significant development to be included The site area for proposed development must not include a lot additional to a lot or lots on which the development is being carried out unless the proposed development includes significant development on that additional lot.
(7) Certain public land to be separately considered For the purpose of applying a floor space ratio to any proposed development on, above or below community land or a public place, the site area must only include an area that is on, above or below that community land or public place, and is occupied or physically affected by the proposed development, and may not include any other area on which the proposed development is to be carried out.