

MOD 1 SSD6746 - UTS BLACKFRIARS INDUSTRY HUB



COMPETITION STAGE DESIGN: PERSPECTIVE VIEW

DRAWING LIST- DA STAGE 1

STAGE 1 DA MODIFICATION			Scale @ A1	UTS DRW No
A01	COVER PAGE			70001
A01-1	APPROVED ENVELOPE PLAN			70024
A01-2	APPROVED ENVELOPE SECTIONS			70025
A02	PROPOSED BUILDING ENVELOPE PLAN	1:250		70002
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A04	SHADOW DIAGRAMS - PLANS (EXISTING) 1	1:1000		70004
A05	SHADOW DIAGRAMS - PLANS (EXISTING) 2	1:1000		70005
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A08	SHADOW DIAGRAMS - AXO (PROPOSED) AM			70008
A09	ST BENEDICT'S COURTYARD SHADOW STUDY	1:250		70009
A10	BUILDING ENVELOPE EVOLUTION 1			70010
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A12	GROSS FLOOR AREA DIAGRAMS			70012
A13	DESIGN REFINEMENT FROM COMPETITION 1	1:250		70013
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A15	BUILDING SETBACKS - FIGURE/GROUND DIAGRAM	1:1000		70015
A16	DETAILED SHADOW ANALYSIS - 1			70016
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A18	ELEVATIONAL SHADOW ANALYSIS			70026
A19	3D VIEW - BUCKLAND ST LOOKING EAST			70118
A20	3D VIEW - GRAFTON ST LOOKING EAST			70119
A21	3D VIEW - SOUTHERN ELEVATION PUBLIC DOMAIN VIEW			70120
A22	3D VIEW - FROM NOTRE DAME COURTYARD LOOKING WEST			70121
A23	3D VIEW - FROM ABERCROMBIE STREET			70122
A24	3D VIEW - BROADWAY LOOKING SOUTH-WEST			70123

CONTACTS LIST

17014: UTS BLACKFRIARS INDUSTRY HUB

Discipline	Company	Address	Contact Person	Phone	Mobile	Email Address
Client	University of Technology Sydney	PO Box 123, Broadway NSW 2007	Angie Clements	9514 9220	N/A	angie.clements@uts.edu.au
	University of Technology Sydney	PO Box 123, Broadway NSW 2007	Sumi Thambyrajah	9514 4462	0490 438 980	sumi.thambyrajah@uts.edu.au
	University of Technology Sydney	PO Box 123, Broadway NSW 2007	Glenn Rabbitt	9514 2811	0418 254 512	Glen.Rabbitt@uts.edu.au
	University of Technology Sydney	PO Box 123, Broadway NSW 2007	Geneene Rheinberger	9514 2816	N/A	Geneene.Rheinberger@uts.edu.au
Architect	Tonkin Zulaikha Greer	117 Reservoir Street, Surry Hills NSW 2010	Tim Greer	9215 4900	N/A	tim@tzg.com.au
	Tonkin Zulaikha Greer	117 Reservoir Street, Surry Hills NSW 2010	Sujata Bajracharya	9215 4900	N/A	sujata@tzg.com.au
	Tonkin Zulaikha Greer	117 Reservoir Street, Surry Hills NSW 2010	Kevin Lee	9215 4900	N/A	kevin@tzg.com.au
	Tonkin Zulaikha Greer	117 Reservoir Street, Surry Hills NSW 2010	Johann Bohmer	9215 4900	N/A	johann@tzg.com.au
Perspective Artist	Mogamma	Unit 2, 93 Pittwater Road, Manly NSW 2095	Peter Letten	N/A	0430 394 645	peter@mogamma.com.au
Planner	Urbanac	Unit 4, 18-20 Homsey Street, Rozelle NSW 2039	Alan Cadogan	N/A	0400 906 383	info@urbanac.com.au
Quantity Surveyor	MBM	Level 7, 68 Pitt Street, Sydney NSW 2000	Ian Berson	9270 1000	0413 266 413	ian.berson@mbmpl.com.au
Structural Engineer	Northrop	Level 1, 57 Kambia Street, Wollongong NSW 2500	Rodney Pratt	4226 3333	N/A	rpratt@northrop.com.au
	Northrop	Level 1, 57 Kambia Street, Wollongong NSW 2500	Ali Habibi	9241 4188	0458 500 632	ahabibi@northrop.com.au
Civil Engineer	Northrop	Level 1, 57 Kambia Street, Wollongong NSW 2500	Steve Avasalo	4226 3333	0415 315 868	savasalo@northrop.com.au
	Northrop	Level 1, 57 Kambia Street, Wollongong NSW 2500	Steven Naumoski	4226 3333	0414 996 945	snaumoski@northrop.com.au
Geotech	Alliance Geotechnics (by Northrop)	10 Welder Rd, Seven Hills NSW 2147	Tom Dale	N/A	0499 773 079	tom@allgeo.com.au
Facade Engineer	Prism	Level 1, 156 Clarence Street, Sydney NSW 2000	Toby Miller	N/A	0416 623 241	toby.miller@prismfacades.com.au
	Prism	Level 1, 156 Clarence Street, Sydney NSW 2000	Heather Webster	N/A		heather.webster@prismfacades.com.au
ESD	Arup	Level 10, 201 Kent Street, Sydney NSW 2000	Alex Hespe	9320 9673	N/A	alexander.hespe@arup.com
Acoustic	Arup	Level 10, 201 Kent Street, Sydney NSW 2000	Mathew Simon	9320 9736	N/A	mathew.simon@arup.com
Landscape Architect	JMD	190 James St, Redfern NSW 2016	Anton James	9310 5644	0416 244 679	anton@jmdsdesign.com.au
	JMD	190 James St, Redfern NSW 2016	Jana Hyskova	9564 1186	N/A	janah@jmdsdesign.com.au
Arbortst	Earthscape (by JMD)	PO Box 364, Berowra NSW 2081	Andrew Morton	9456 4787	0402 947 296	earthscope@inet.net.au
Flooding	Northrop	Level 1, 57 Kambia Street, Wollongong NSW 2500	Steven Naumoski	4226 3333	0414 996 945	snaumoski@northrop.com.au
Mechanical	Evolved Engineering	Suite 305, Level 3, 64 Kippax Street, Surry Hills NSW 2010	Nick Crace	N/A	0403 530 168	nick@evolvedengineering.com.au
	Evolved Engineering	Suite 305, Level 3, 64 Kippax Street, Surry Hills NSW 2010	Andres Byrne	N/A	0413 396 398	andres@evolvedengineering.com.au
Electrical/Communications	Evolved Engineering	Suite 305, Level 3, 64 Kippax Street, Surry Hills NSW 2010	Henry Dessens	N/A	0409 398 832	henry@evolvedengineering.com.au
	Arup	Level 10, 201 Kent Street, Sydney NSW 2000	Tim Carr	9320 9552	0434 851 266	tim.carr@arup.com
AVIT	Evolved Engineering	Suite 305, Level 3, 64 Kippax Street, Surry Hills NSW 2010	Henry Dessens	N/A	0409 398 832	henry@evolvedengineering.com.au
Hydraulics	Evolved Engineering	Suite 305, Level 3, 64 Kippax Street, Surry Hills NSW 2010	Brett Cluley	N/A	0412 515 897	brett@evolvedengineering.com.au
Fire Services	Evolved Engineering	Suite 305, Level 3, 64 Kippax Street, Surry Hills NSW 2010	Brett Cluley	N/A	0412 515 897	brett@evolvedengineering.com.au
Lift	Norman Disney & Young	Level 1, 60 Miller Street, North Sydney NSW 2060	Brendan Byrne	9628 6910	0434 960 028	b.byrne@ndy.com
BCARCA	Blackett Maguire + Goldsmith	Suite 2 01, 22-36 Mountain Street, Ultimo NSW 2007	Tony Heslop	9211 7777	0400 300 126	tony@mhysug.com.au
Fire Engineer	Arup	Level 10, 201 Kent Street, Sydney NSW 2000	Neil McPhail	9320 8903	N/A	neil.mcphail@arup.com
	Arup	Level 10, 201 Kent Street, Sydney NSW 2000	Andrew Pettit	9320 8903	N/A	andrew.pettit@arup.com
Accessibility	Morris Goding	Suite 106, 56 Bowman Road, Pyrmont NSW 2009	David Goding	9692 9322	N/A	david@mgac.com.au
	Morris Goding	Suite 106, 56 Bowman Road, Pyrmont NSW 2009	John La Scala	9692 9322	N/A	john@mgac.com.au
Heritage	Paul Davies	180 Darling Street, Balmain NSW 2041	Paul Davies	9818 5941	N/A	pauld@heritage-architects.com.au
	Paul Davies	180 Darling Street, Balmain NSW 2041	Hannah Evans	9818 5941	N/A	hannah@heritage-architects.com.au
Archaeology	Paul Davies	180 Darling Street, Balmain NSW 2041	Chery Kemp	9818 5941	N/A	cheryk@heritage-architects.com.au
	ANMAC	122c Percival Rd, Stanmore NSW 2048	Jaki Baloh	9568 6093	N/A	jakibaloh@archaeological.com.au
Signage	Christian Williams	33 Albert Street, Erskineville 2043	Christian Williams	N/A	0430 102 332	cc@molow.com.au
HAZMAT	Douglas Partners	96 Hermitage Road, West Ryde NSW 1685	Paul Gorman	9878 0632	0427 949 878	paul.gorman@douglaspartners.com.au
Waste Management	SMEC	Level 5, 20 Berry Street, North Sydney NSW 2060	Daniel Saunders	9625 5650	0423 068 956	daniel.saunders@smec.com
Traffic Engineer	Parking & Traffic Consultants	Suite 102, 506 Miller Street, Cammeray NSW 2062	Steve Wellman	9620 0800	N/A	steve.wellman@ptcconsultants.co
	Parking & Traffic Consultants	Suite 102, 506 Miller Street, Cammeray NSW 2062	Andrew Morse	9620 0800	0414 618 002	andrew.morse@ptcconsultants.co
Surveyor	Rygate	Level 9, 89 York Street, Sydney NSW 2000	Mick Brown	9262 6800	N/A	mick.brown@rygate.com.au
Public Art	Turpin + Crawford Studio	17-19 O'Connor Street, Chippendale NSW 2008	Jennifer Turpin	9399 2774	0411 043 444	jennifer@turpinrcrawford.com
	Turpin + Crawford Studio	17-19 O'Connor Street, Chippendale NSW 2008	Michaelle Crawford	9399 2774	0413 950 112	michaelle@turpinrcrawford.com
Research	Making Culture	PO Box 123, Broadway NSW 2007	Chris Bamborough	N/A	0414 224 933	chris.bamborough@uts.edu.au
Reflectivity & Wind Consultant	VIPAC	279 Normanby Road, Port Melbourne VIC 3207	Sophie Lamande	+61 3 9647 9827	+61 4 0198 3286	sophie@vipac.com.au
	Waterforms	406-408 West Botany Street, Rockdale, NSW 2216	Dirk Slotboom	9558 1579	N/A	dirk@waterforms.com.au

RESPONSE TO SUBMISSIONS REQUESTED BY DEPARTMENT OF PLANNING FOR SSD 6746 MOD 1, DATED 12 FEBRUARY 2019

Schedule 1

Plans

- Condition A7 of SSD 6746 requires the submission of revised building envelope plans. You are requested to provide plans and sections of the revised building envelope and plans clearly identifying the changes sought to the approved envelope as part of the current modification.
- Show the proposed RL's on the building envelope plan. The RL is to identify the maximum proposed height of the eastern side of the building (i.e. include provision for any future balustrade).
- Identify the gross building area and gross floor area that can be achieved in the envelope as approved by the conditions of consent.
- Provide 3D images of the proposed building envelope in the context of the site and surrounding buildings, including the southern elevation, Buckland Street views and the view from University of Notre Dame courtyard.

Setbacks

- Identify on plan the southern setback of the sloped facade/ roof to the existing buildings on the site.
- Identify on plan the setback of the proposed retaining walls/ lightwell to Buckland Street.
- Identify any low height retaining walls within the setback to Buckland Street and provide the dimensions from the boundary.

Heritage fence

- Condition A7a requires the retention of the palisade fence adjacent to Buckland Street in its entirety. Clarification is sought how the proposed salvage, temporary removal and re-use (as annotated on the plans) is consistent with this condition.
- The RIS advises Stage 2 will seek to relocate gate pillars and redistribute fence panels along the line of the fence. Further information is required to understand how this is consistent with condition A7a
- Clarify why works to the heritage fence are shown outside building CB22.

Eastern edge building height

- As acknowledged in the RIS, the use of the roof on the eastern side of level 3 is subject to Stage 2 detailed design. As such any reference to the balustrade should be removed from the plans.
- Identify the total height increase on the eastern edge from the 9m (RL 20.27m) approved under SSD 6746.
- Provide a shadow diagram at 3pm, June 21, of the University of Notre Dame courtyard, comparing the impact from the eastern edge height of the approved concept plan (as modified by the conditions of consent) and the proposed modification.
- Provide views of the skyline from Abercrombie Street and Broadway, showing the additional height proposed to the building envelope in relation to the St Benedict's Church.

Shadow diagrams

- Provide elevational shadow diagrams identifying the existing, approved concept plan and proposed modification, solar access to 23 Buckland Street/ 2 Grafton Street.
- Provide an internal floor plan for unit 29/23 Buckland Street.

Rev.	Description	Issue Date
1	MOD 1 SSD6746	20.08.2018
2	MOD 1 SSD6746 - COS Response	28.11.2018
3	MOD 1 SSD6746 - DPE Response	28.02.2019

Consultants
For all consultants contact details, Please refer to Page Coverpage

Notes
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Project Name
UTS BLACKFRIARS
INDUSTRY HUB



UNIVERSITY OF TECHNOLOGY, SYDNEY
FACILITIES MANAGEMENT OPERATIONS

Tower, Building 1, Level 19, 15 Broadway
Broadway NSW 2007
Ph: 9514-2000 Fax: 9514-4690

Drawing Title
UTS BLACKFRIARS CAMPUS CB23

A01 - COVER PAGE

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