



Issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W APPLICATION AMENDMENT	11.11.11
C	SECTION 75W AMENDMENT MOD 2	25.10.13
D	SECTION 75W AMENDMENT MOD 4	16.12.15
E	SECTION 75W AMENDMENT MOD 5	18.05.16

Is for the Environmental Planning and Assessment Act 1979
 App. Section 15W Modification Application
 No 5 granted on the 13/1/2017
 in 04-0241
 Sig AR
26



A horizontal number line with tick marks at 0, 1, 2.5, and 5m.

LAING DROURKE

L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

SOM
dmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

Sydney
Melbourne
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

100 Mount Street, North Sydney

Ground Plane

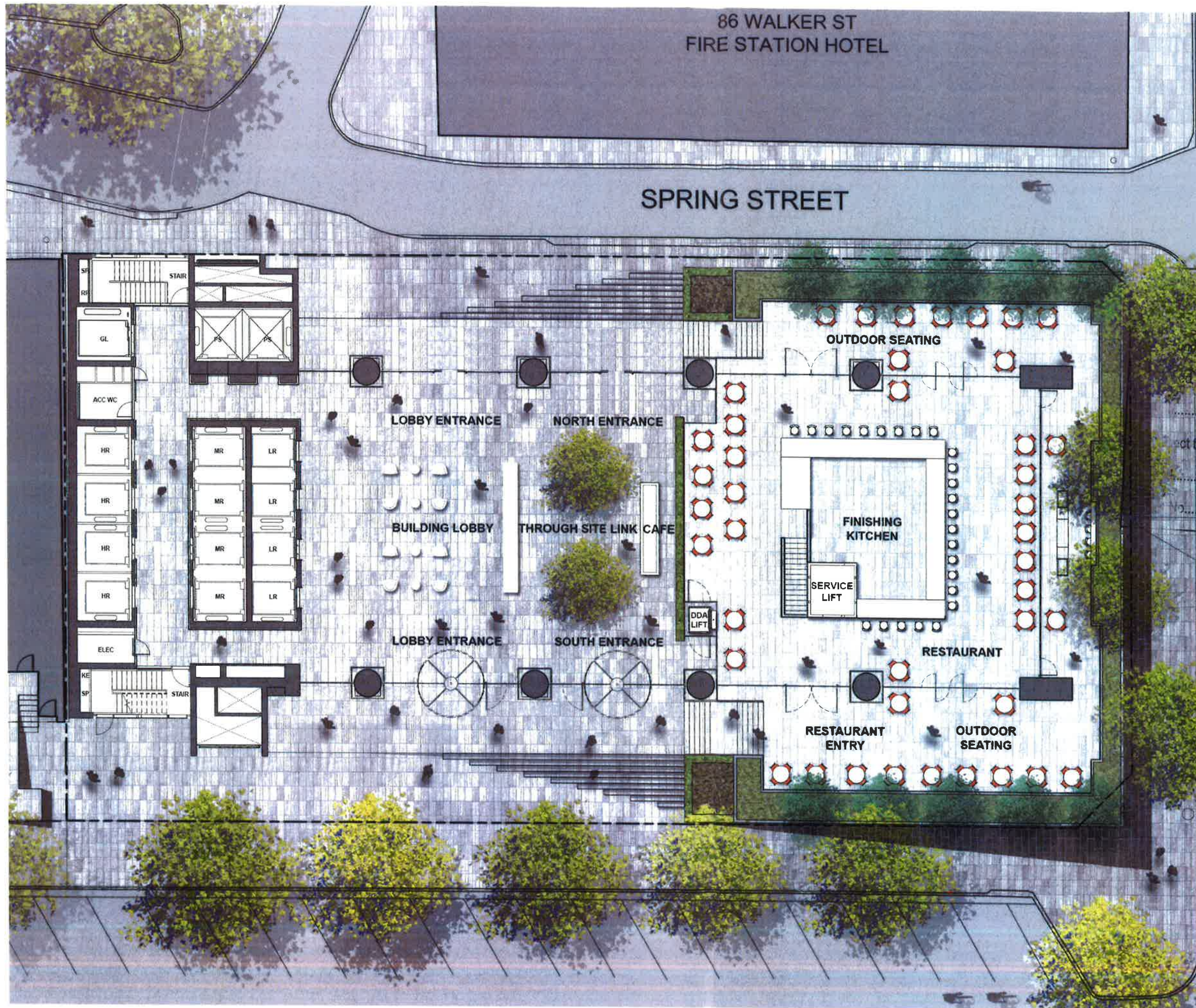
DA107

→

E

Age Group	Percentage of Respondents
18-29	85%
30-49	80%
50-69	75%
70+	70%

18/05/2016 12:18:29 PM



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NSW GOVERNMENT
Planning

under the Environmental Planning and Assessment Act 1979

Section 75W Modification Application

5

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act to MP 08-0241

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2

of 26

0 1 2.5 5 m

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LA 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM

Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 99 131 245 684

project

100 Mount Street, North Sydney

drawing

Plan - Site

scale 1 : 100 @ A1

drawing no

drawn

DA109

checked

MC

issue

project no

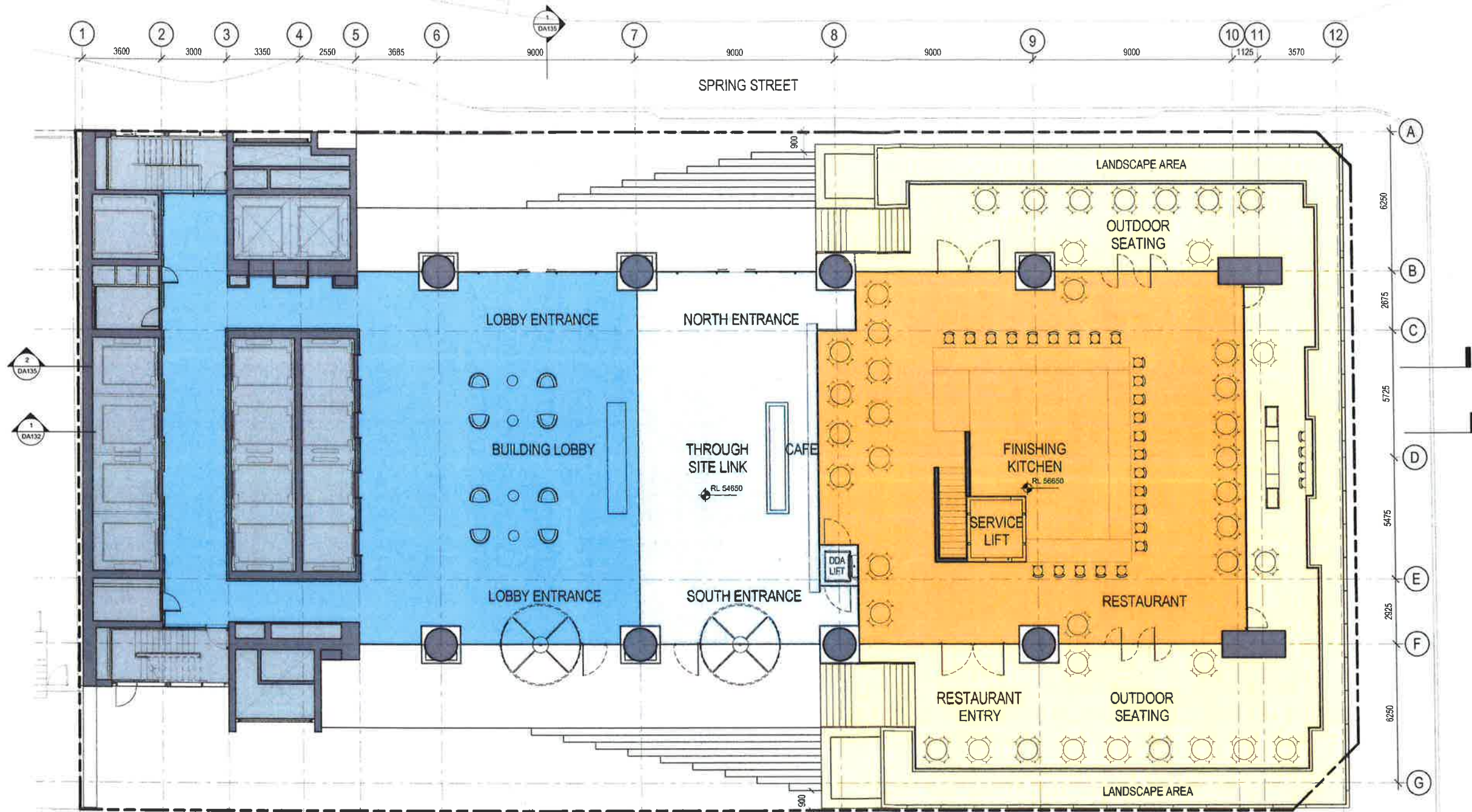
110059

D

06-Jun-16 2:56:06 PM



issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
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client
LAND DROUKE
L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant
SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Architectus Sydney
Level 19 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 80 131 245 684

project
100 Mount Street, North Sydney

drawing

Plan - Ground Floor

scale 1 : 100@A1 drawing no

drawn Author DA116

checked Checker issue

project no 110059 E



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Approved Section 75W Modification Application

No. 5 granted on the 13/1/2017

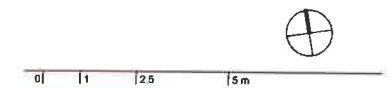
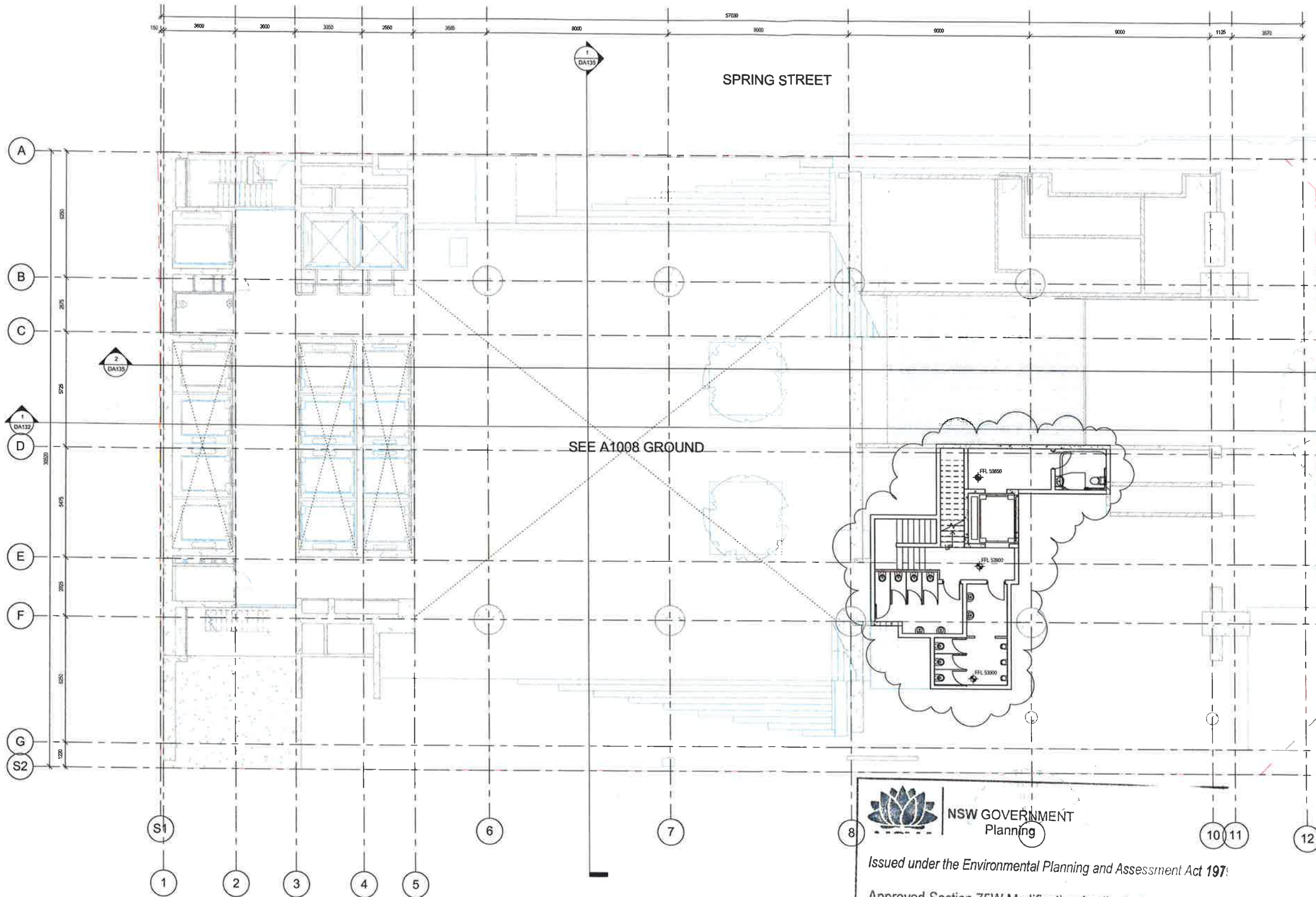
in respect to MP 08-0241

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Sheet No. 3 of 26



Issue	amendment	date
A	SECTION 75W AMENDMENT MOD 4	16.12.15
B	SECTION 75W AMENDMENT MOD 5	18.05.16



client
LAING O'DRISKE
100 Arthur St North Sydney
105 North Sydney NSW 2060

design consultant
WALKER STREET
SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
10 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8800
sydney@architectus.com.au
ABN 90 131 245 884

project 100 Mount Street, North Sydney

drawing

scale	1 : 100@A1	drawing no	DA116-1
drawn	Author	checked	Checker
checked	Checker	issue	
project no	110059		B

1 Retail Mezzanine
SCALE: 1 : 100



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Approved Section 75W Modification Application

No. 5 granted on the 13/1/2017

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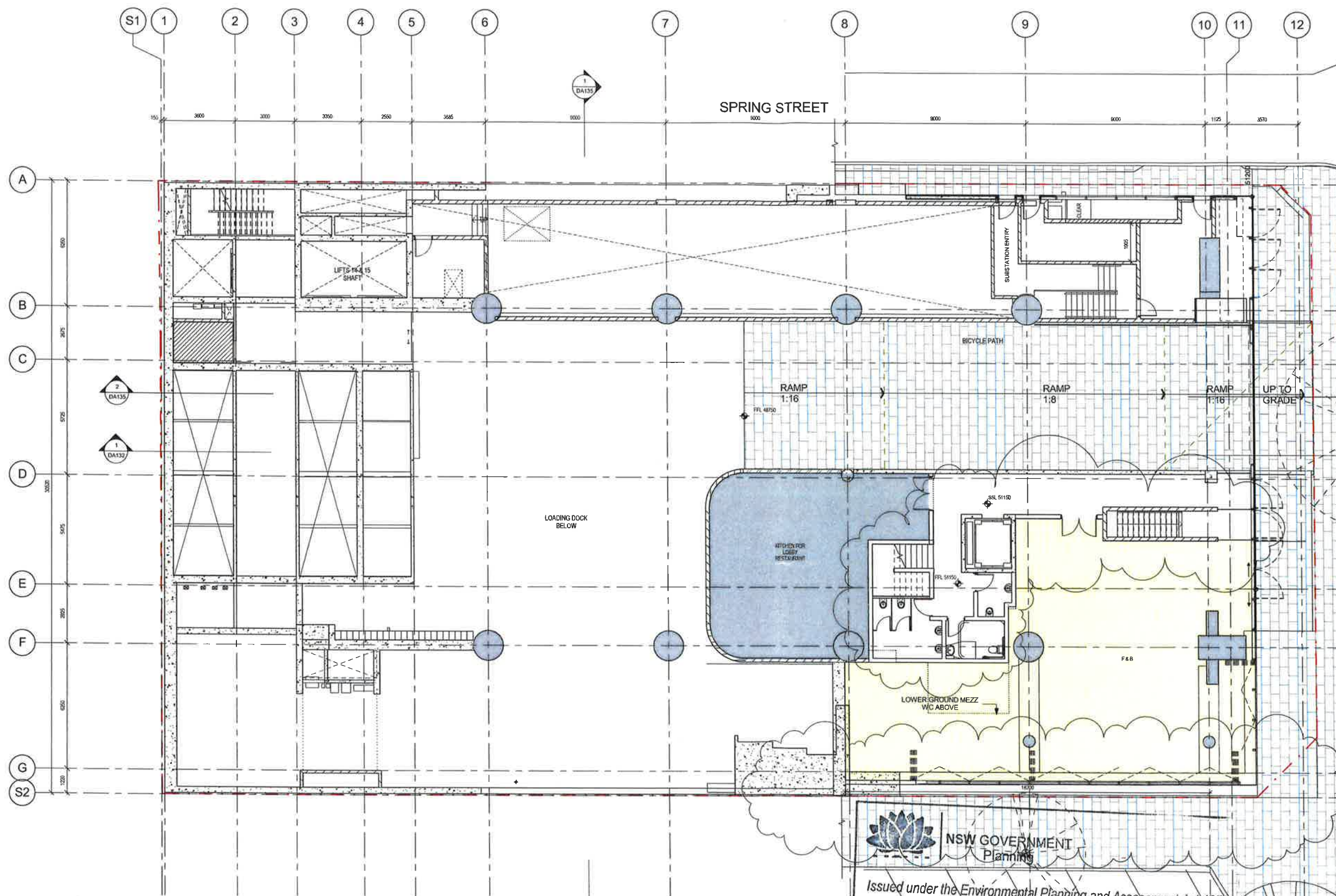
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client:



L4 100 Arthur St North Sydney
PO Box 1969 North Sydney NSW 2060

design consultant:

SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

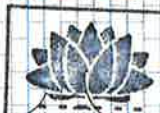
project: 100 Mount Street, North Sydney

drawing:

Plan - Retail Level

scale	1 : 100@A1	drawing no.	DA117
drawn		checked	MC
project no.	110059	issued	E

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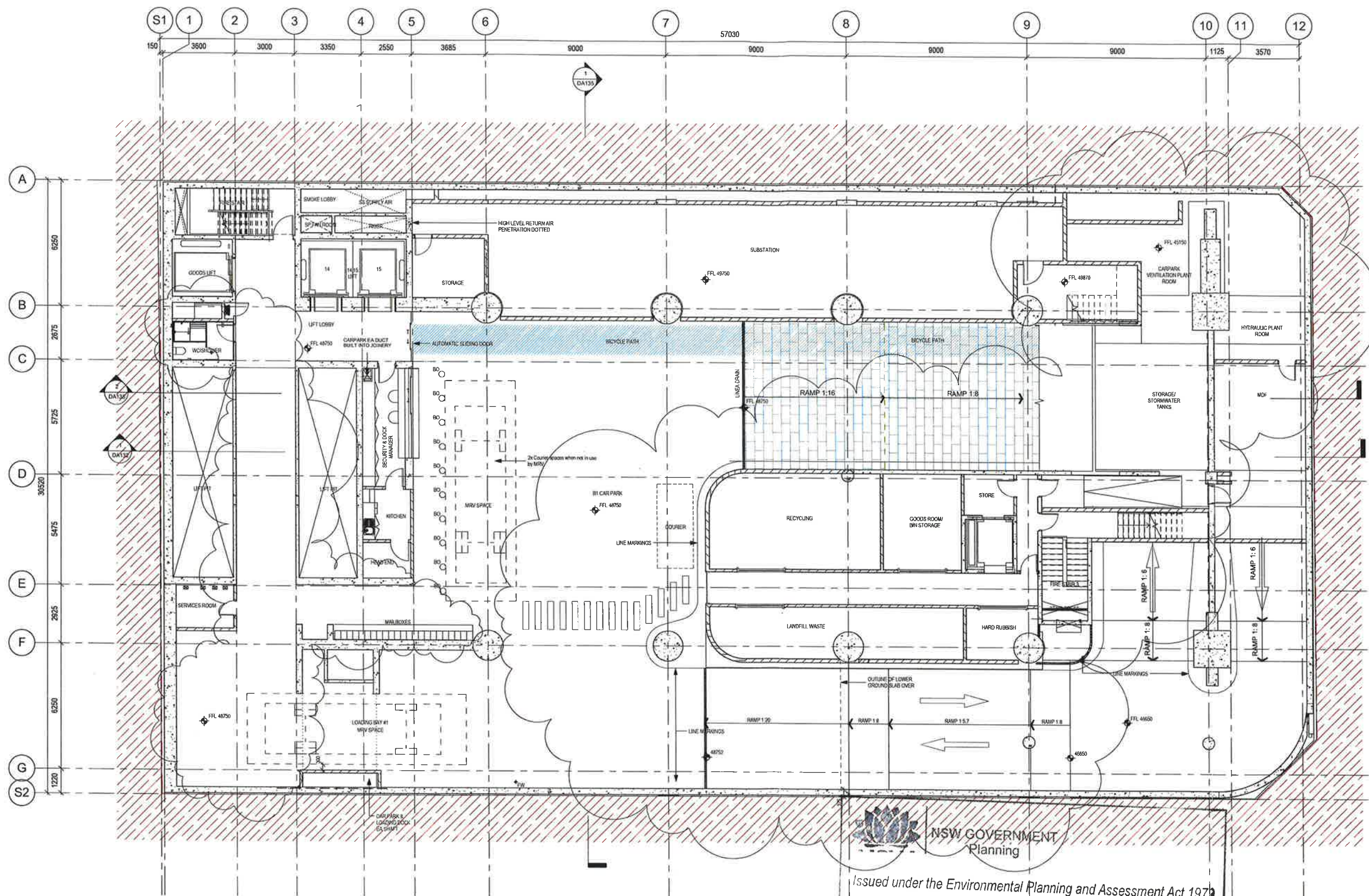
Sheet No. 5 of 26

MOUNT STREET

SPRING STREET



Issue	Amendment	Date
A	SECTION 75W APPLICATION	12.08.11
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LA 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Sydney
Melbourne
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8522 8400
F (61 2) 8522 8600
sydney@architectus.com.au
ABN 99 131 245 684

project 100 Mount Street, North Sydney

drawing

Plan - B1 Level

scale	1 : 100 @ A1	drawing no
drawn	SZ / NH	DA118
checked	RO	issue
project no	110059	D

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Planning

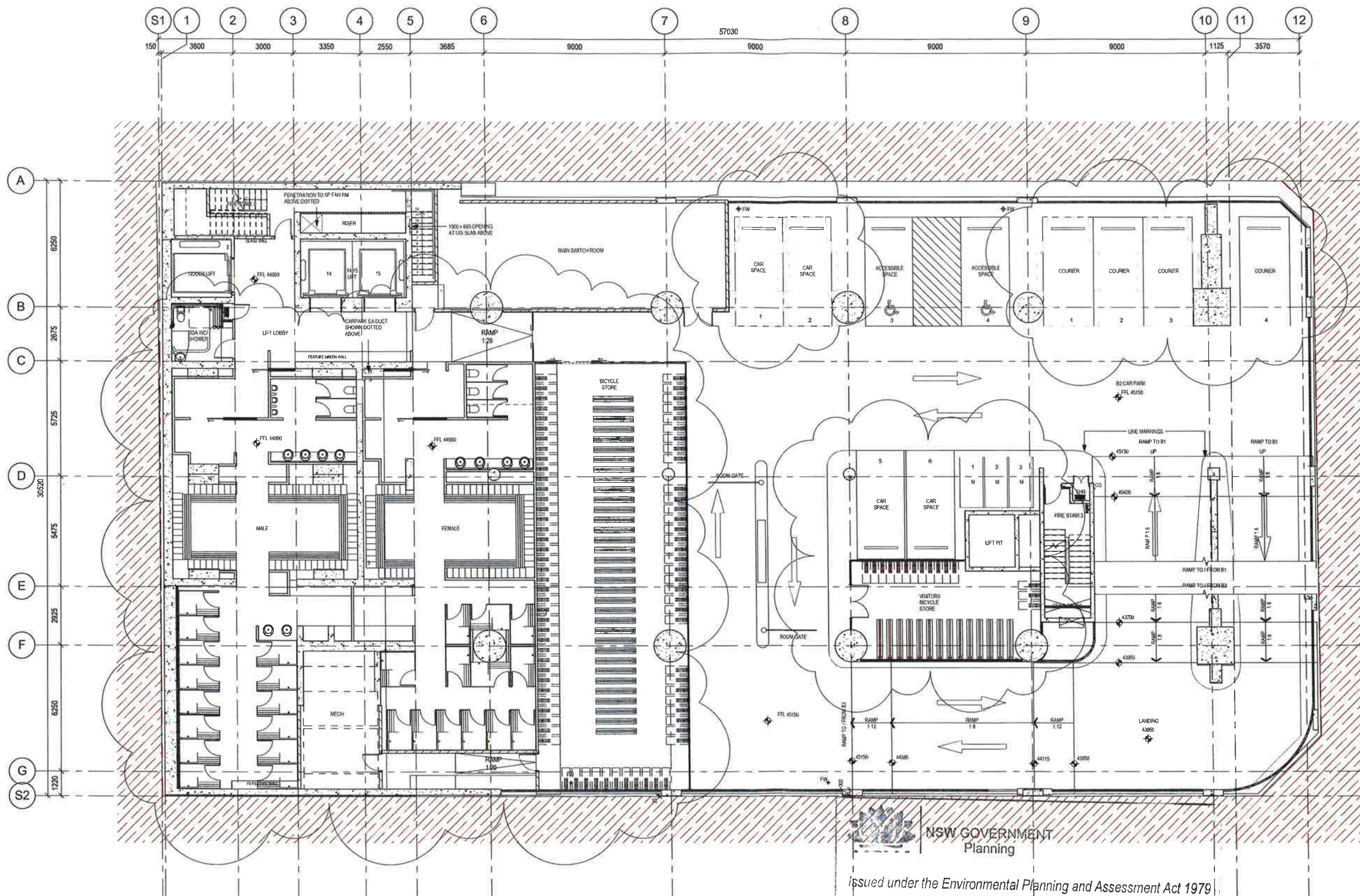
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No. **5** granted on the **13/11/2017**
in respect to MP **08-0241**
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Sheet No. **6** of **26**

1 LEVEL B1
SCALE: 1 : 100



Issue	amendment	date
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client
LAING O'DRISKE
L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

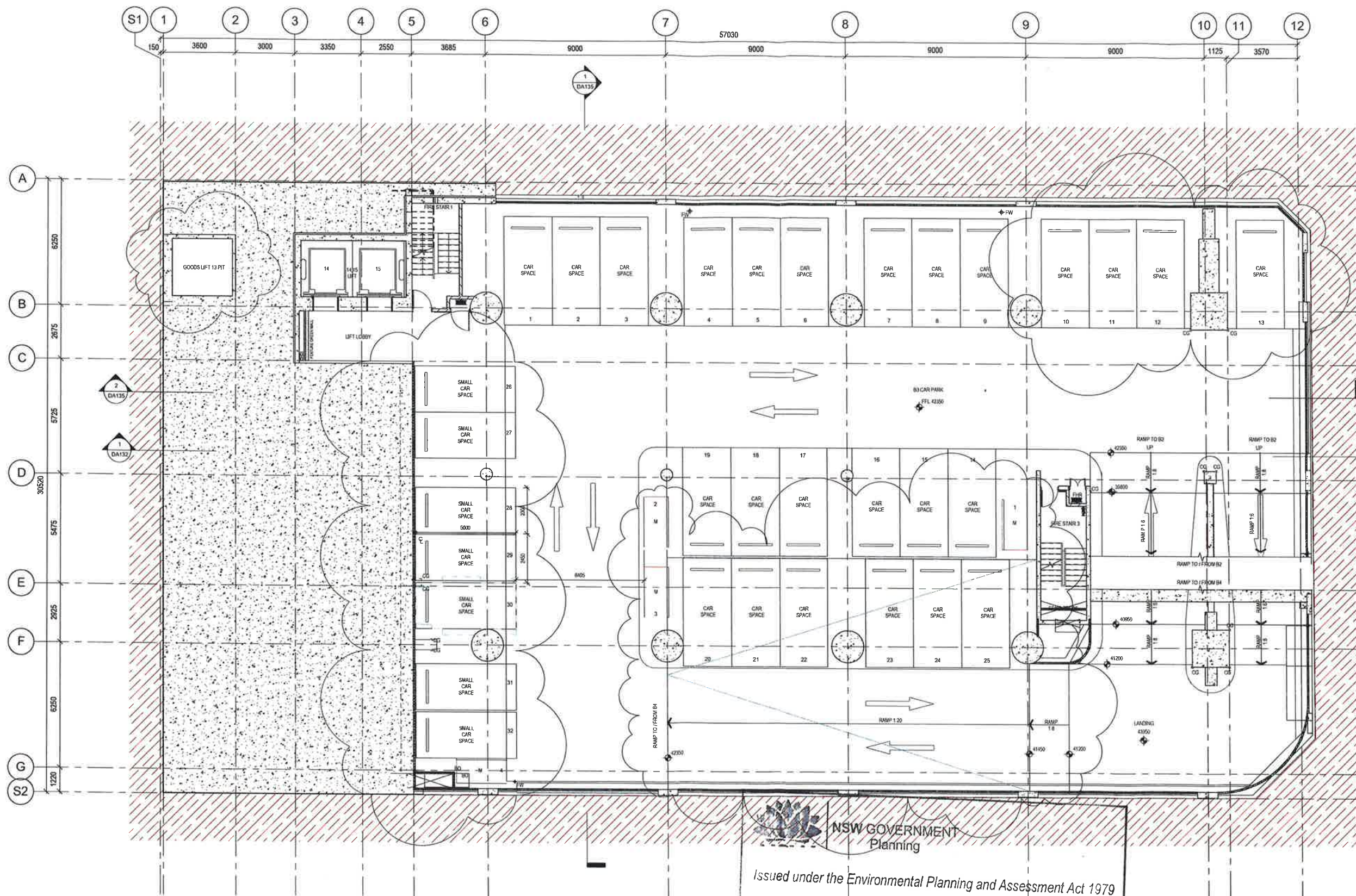
design consultant
SOM
Skidmore, Owings & Merrill LLP
274 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectusTM
Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai
Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 9252 8400
F (61 2) 9252 8600
sydney@architectus.com.au
ABN 90 131 245 684
project
100 Mount Street, North Sydney

2 Level B2
SCALE: 1:100

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No. 5 granted on the 13/1/2017
in respect to MP 08-0241
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Sheet No. 7 of 26

drawing
Plan - B2 Level
scale
1:100@A1
drawn
SZ / NH
checked
RO
project no
110059
drawing no
DA119
issue
D



1 Level B3
SCALE: 1 : 100

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client

LAND ORANGE
LA 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Sydney
Melbourne
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
AEN 90 131 245 684

project 100 Mount Street, North Sydney

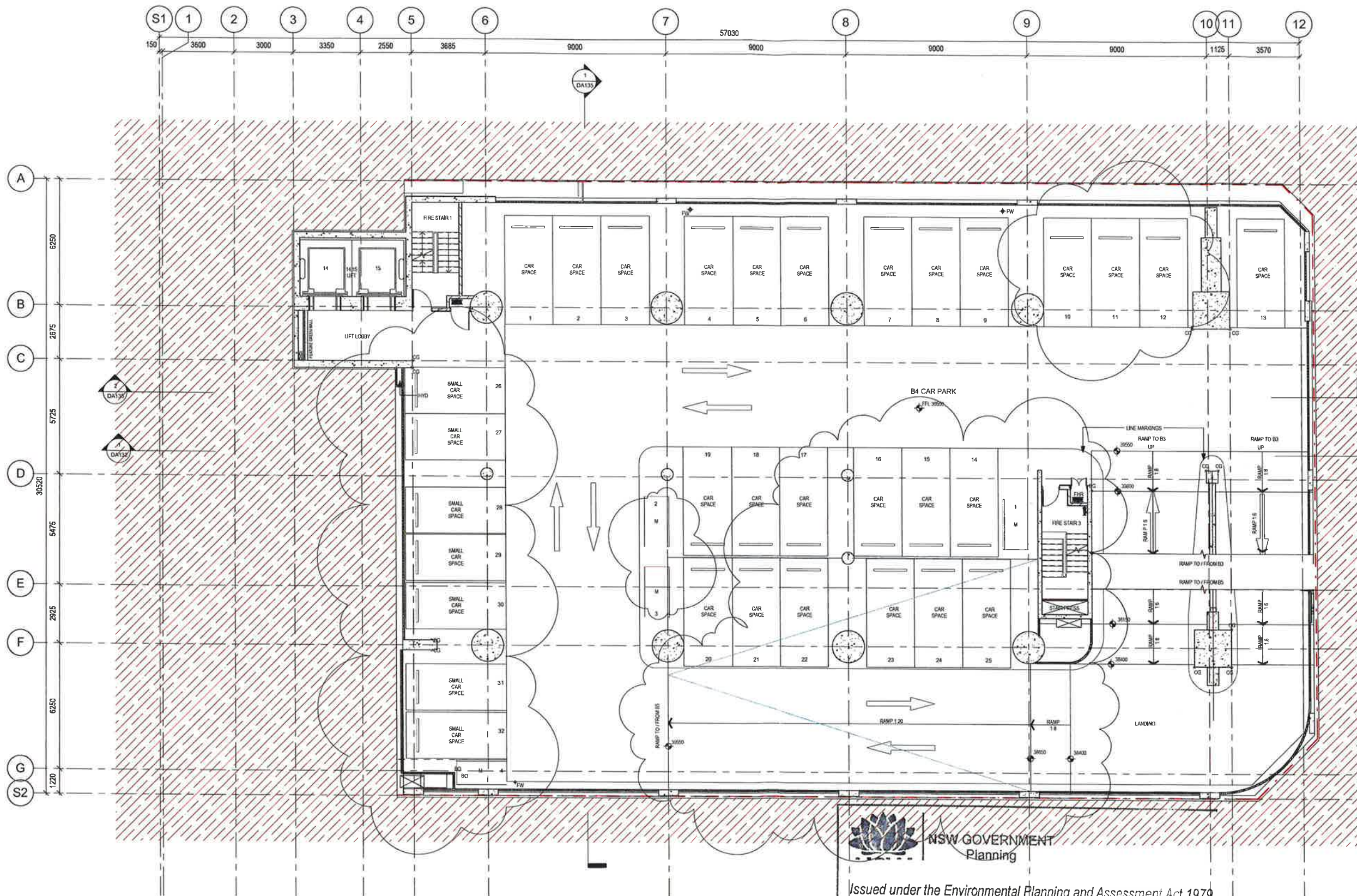
drawing

Plan - B3 Level

scale	1 : 100@A1	drawing no.	DA120
drawn	SZ / NH		
checked	RO	issue	
project no.	110059		D



Issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
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1 Level B4
SCALE: 1 : 100



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Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project 100 Mount Street, North Sydney

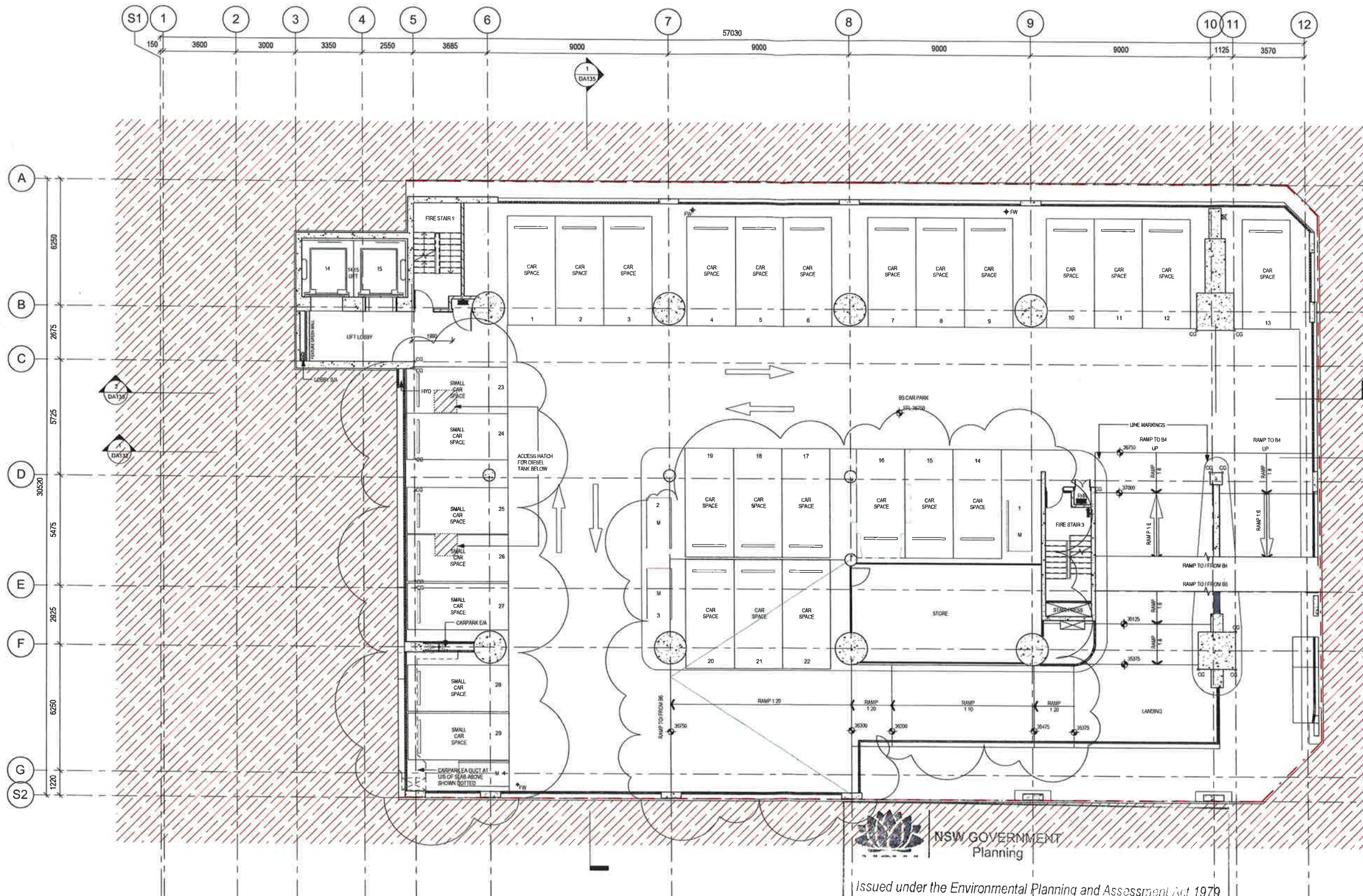
drawing

Plan - B4 Level

scale	1 : 100@A1	drawing no	DA121
drawn	SZ / NH	issue	
checked	RO	project no	110059
project no	110059		D



issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	SECTION 75W AMENDMENT MOD 4	16.12.15
D	FOR REVIEW	24.02.16
E	SECTION 75W AMENDMENT MOD 5	18.05.16



1 Level B5
SCALE: 1 : 100

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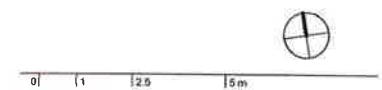
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No. 5 granted on the 13/11/2017

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design consultant:

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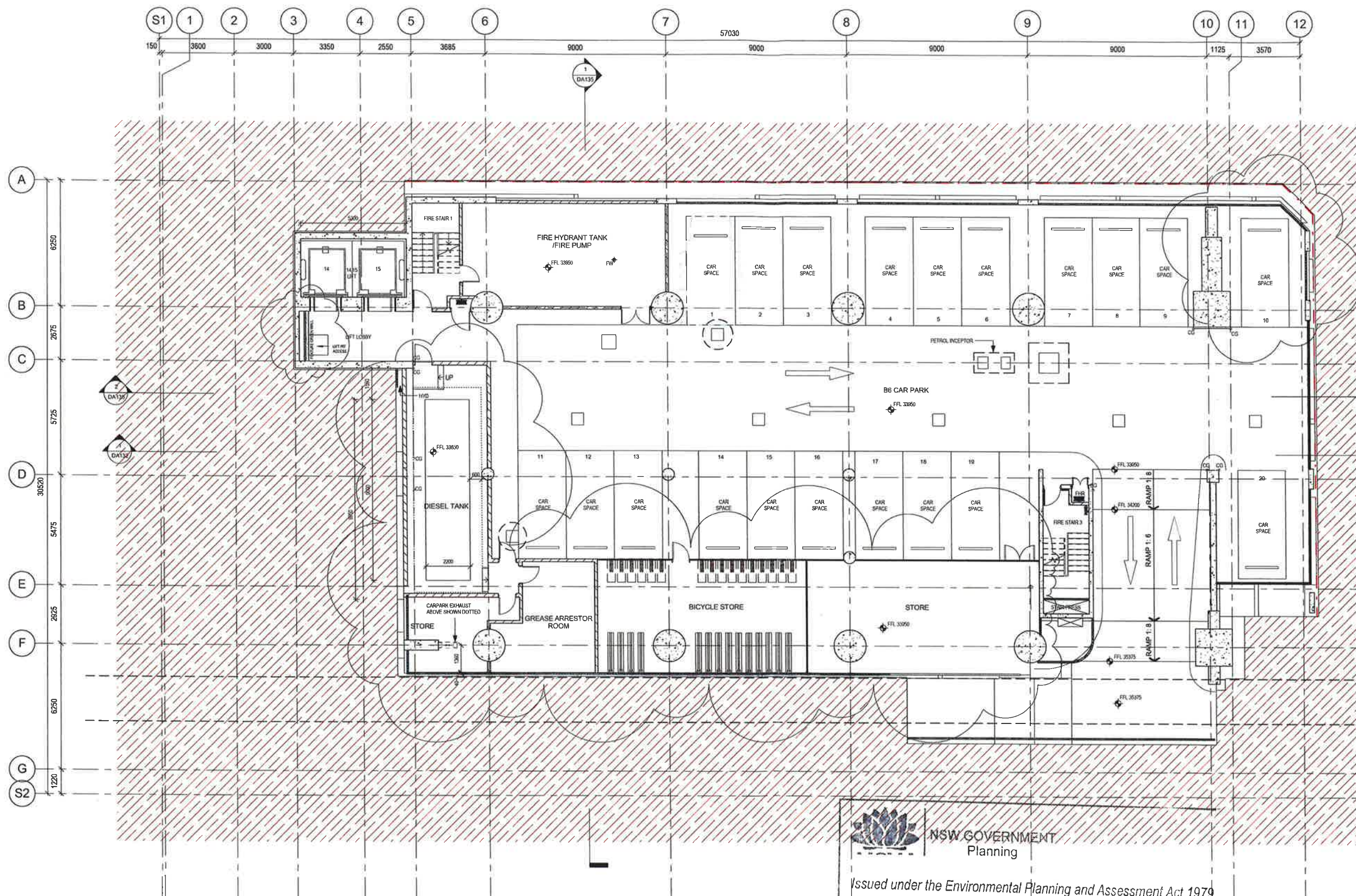
Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400 F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project: 100 Mount Street, North Sydney

drawing	Plan - B5 Level
scale	1 : 100 @ A1
drawn	SZ / NH
checked	RO
project no	110059
issue	DA122
date	18/05/2016 2:22:08 PM



Issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	SECTION 75W AMENDMENT MOD 4	16.12.15
D	FOR REVIEW	24.02.16
E	SECTION 75W AMENDMENT MOD 5	16.05.16



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L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 99 131 245 684

project 100 Mount Street, North Sydney

drawing

Plan - B6 Level

scale	1 : 100@A1	drawing no.	DA123
drawn	SZ / NH	checked	RO
checked	RO	project no.	110059
project no.	110059		E

18/05/2016 2:22:10 PM



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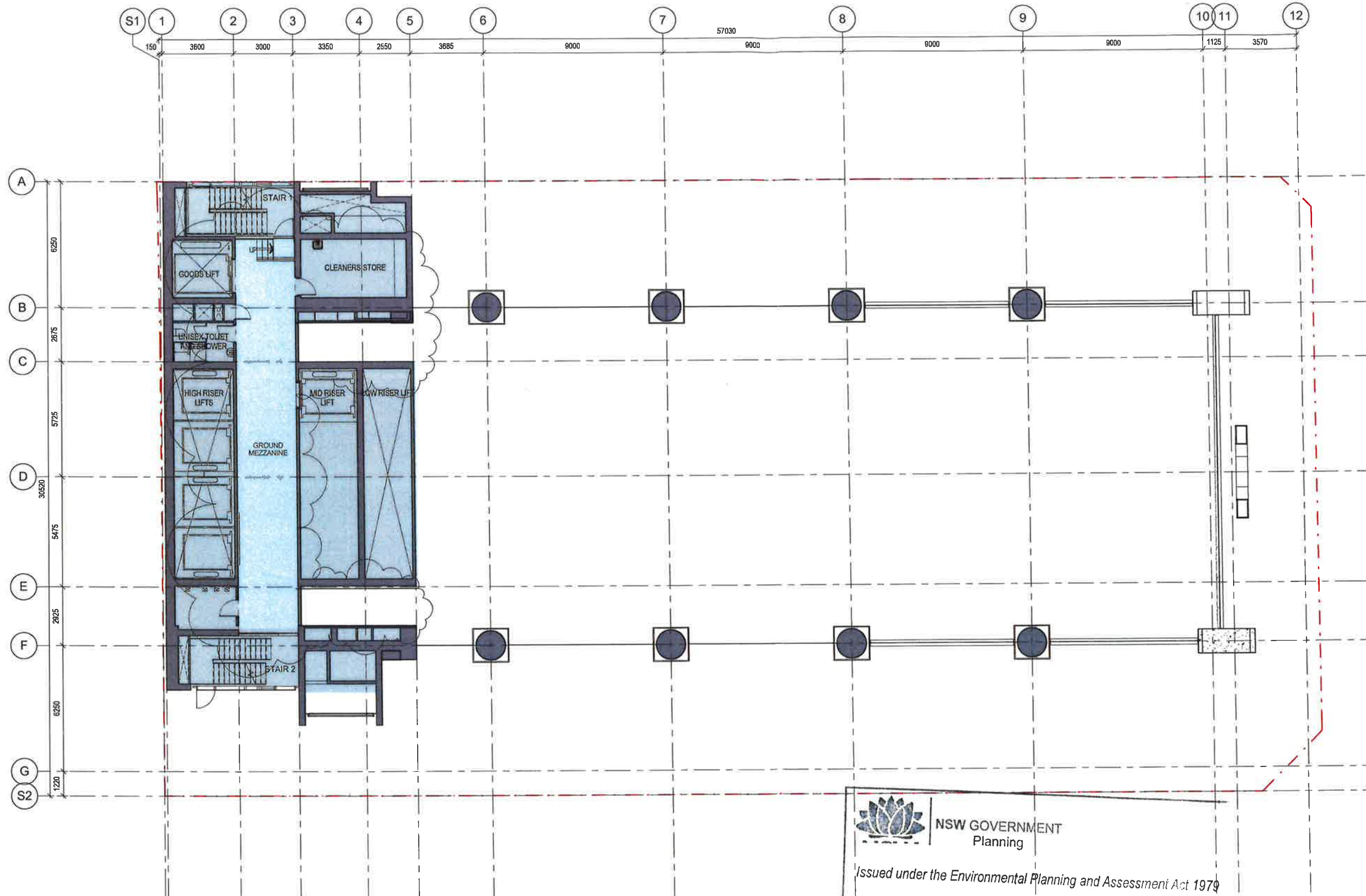
1 Level B6

SCALE: 1 : 100

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Issue	amendment	date
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D	SECTION 75W AMENDMENT MOD 5	18.05.16



1 Ground Mezzanine
SCALE: 1 : 100



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LA 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Architectus Sydney
Level 18 MLC Centre
10 Market Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8800
sydney@architectus.com.au
ABN 90 131 245 684

project 100 Mount Street, North Sydney

drawing

Plan - Ground Mezzanine

scale	1 : 100@A1	drawing no	DA124
drawn	SZ	checked	MC
checked	MC	project no	110059
project no	110059	issue	D

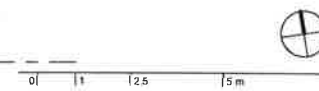
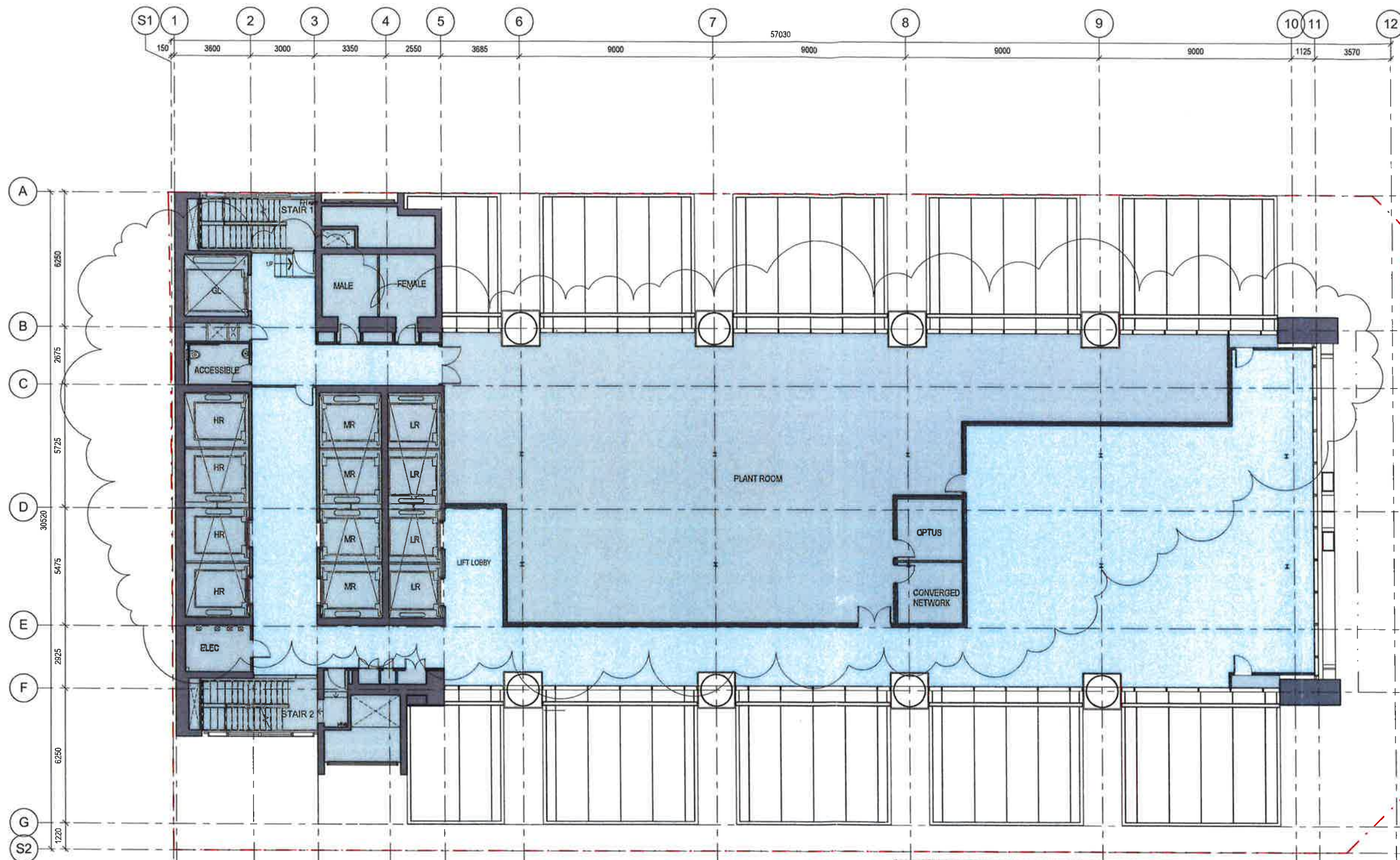
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LAING DORRIDGE
L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project: 100 Mount Street, North Sydney

drawing

scale	1 : 100 @ A1	drawing no	DA124-1
drawn	SZ / RIC	checked	MC
checked	MC	project no	110059

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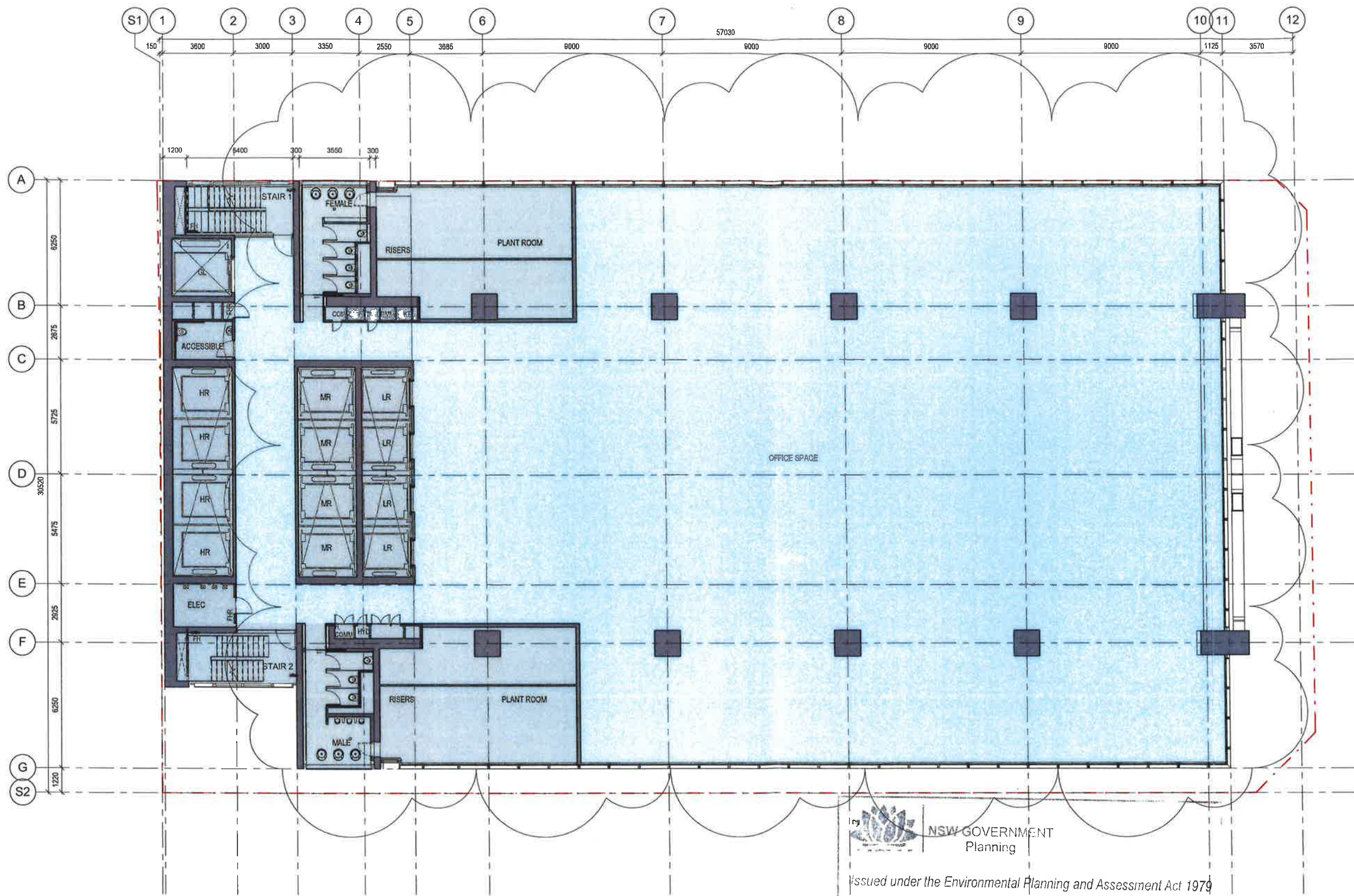
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1 Level 1 Plan
SCALE: 1 : 100



1 Level 2
SCALE: 1 : 100



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L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant



Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Architectus Sydney
Level 18 MLC Centre
10 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project

100 Mount Street, North Sydney

drawing

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drawn	SZ / RIC	checked	MC
checked	MC	project no.	110059
project no.	110059		B

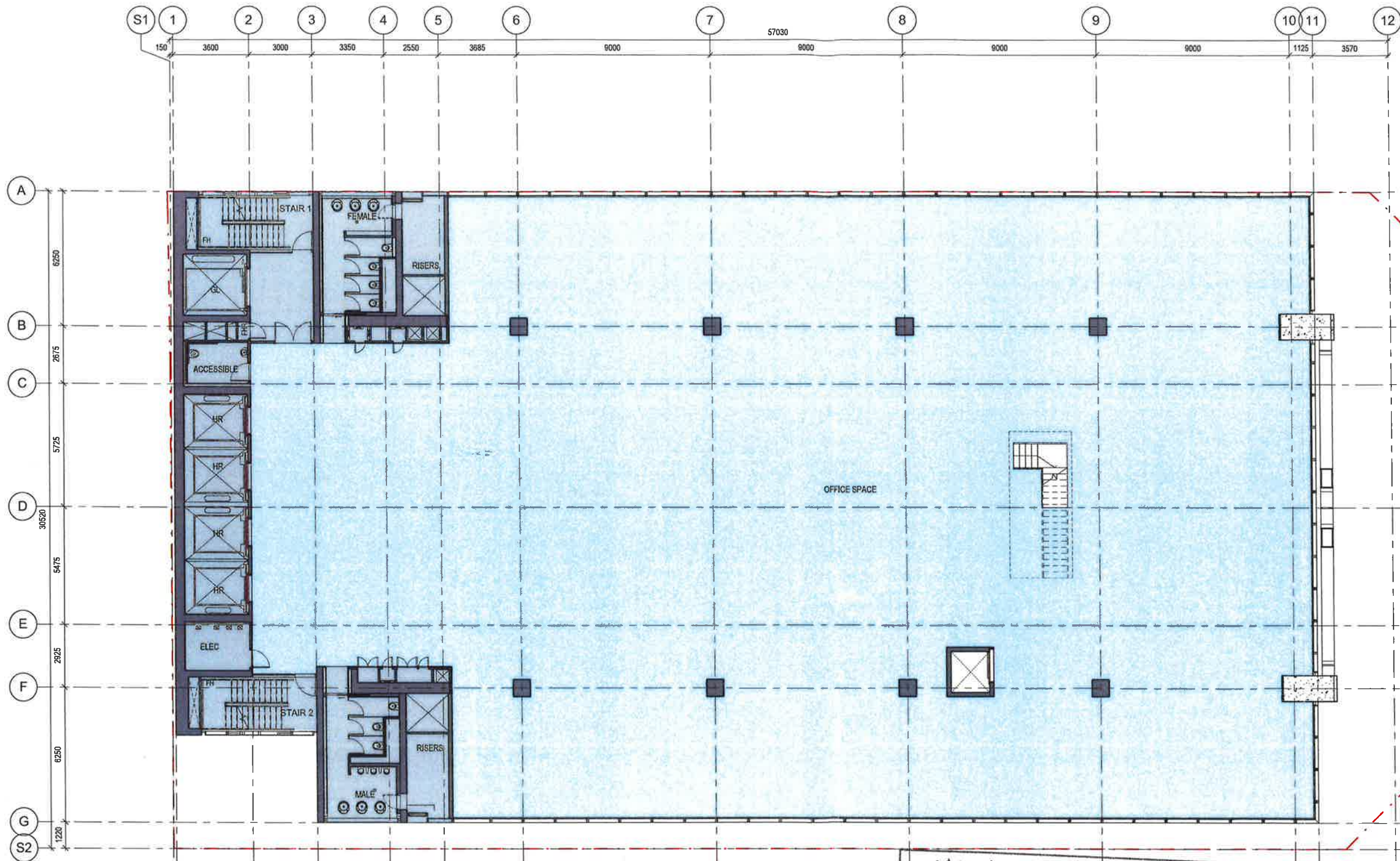
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L4 100 Arthur St North Sydney
PO Box 1558 North Sydney NSW 2060

design consultant



Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project

100 Mount Street, North Sydney

drawing

Plan - Level 34

scale 1:100@A1

drawing no

drawn SZ / RIC

DA127-1

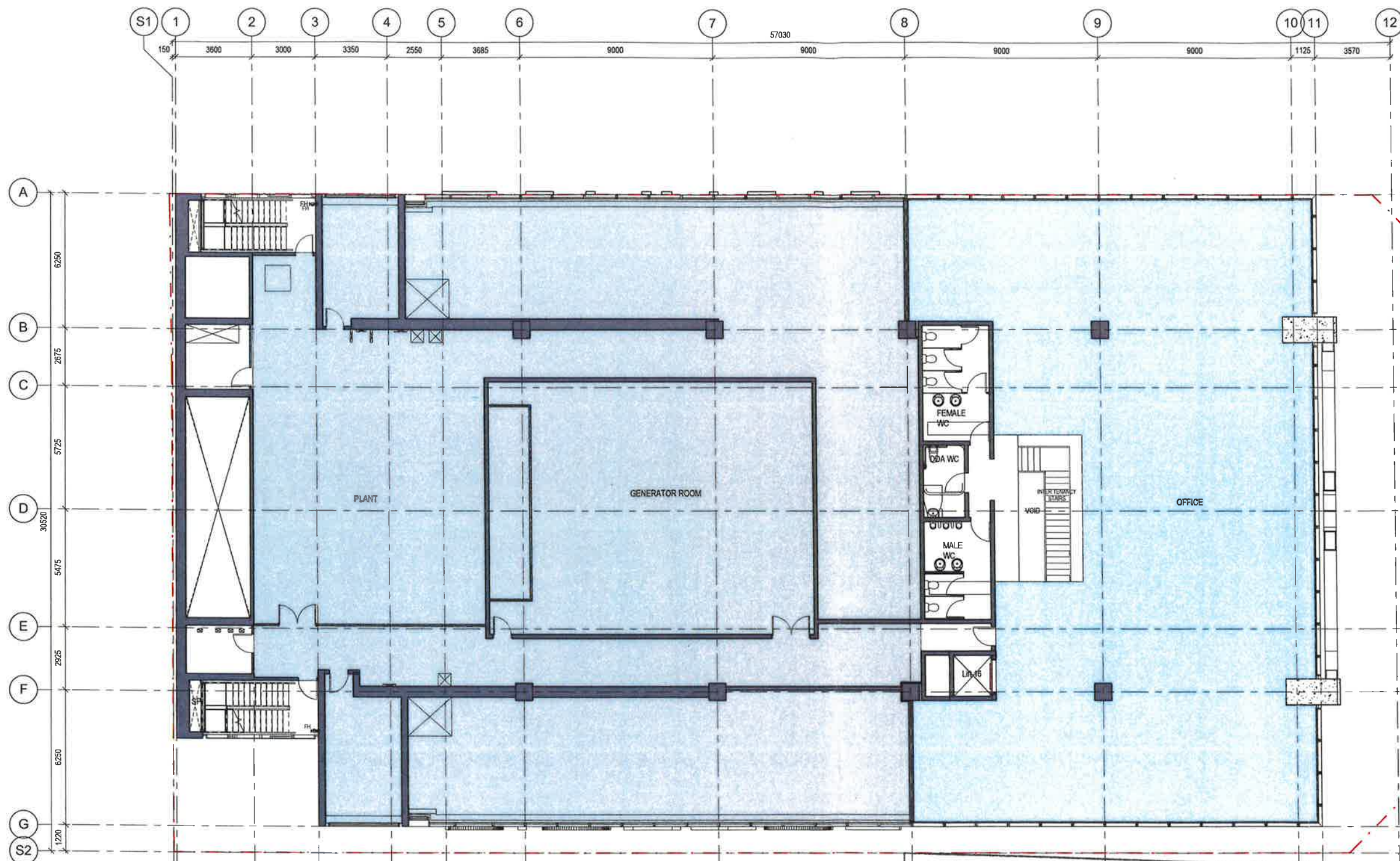
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client



L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM

Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Sydney
Melbourne
Adelaide
Auckland
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Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
18 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project

100 Mount Street, North Sydney

drawing

Plan - Level 35

scale 1 : 100@A1

drawing no

drawn NF

DA128

checked MC

issue

project no 110059

D



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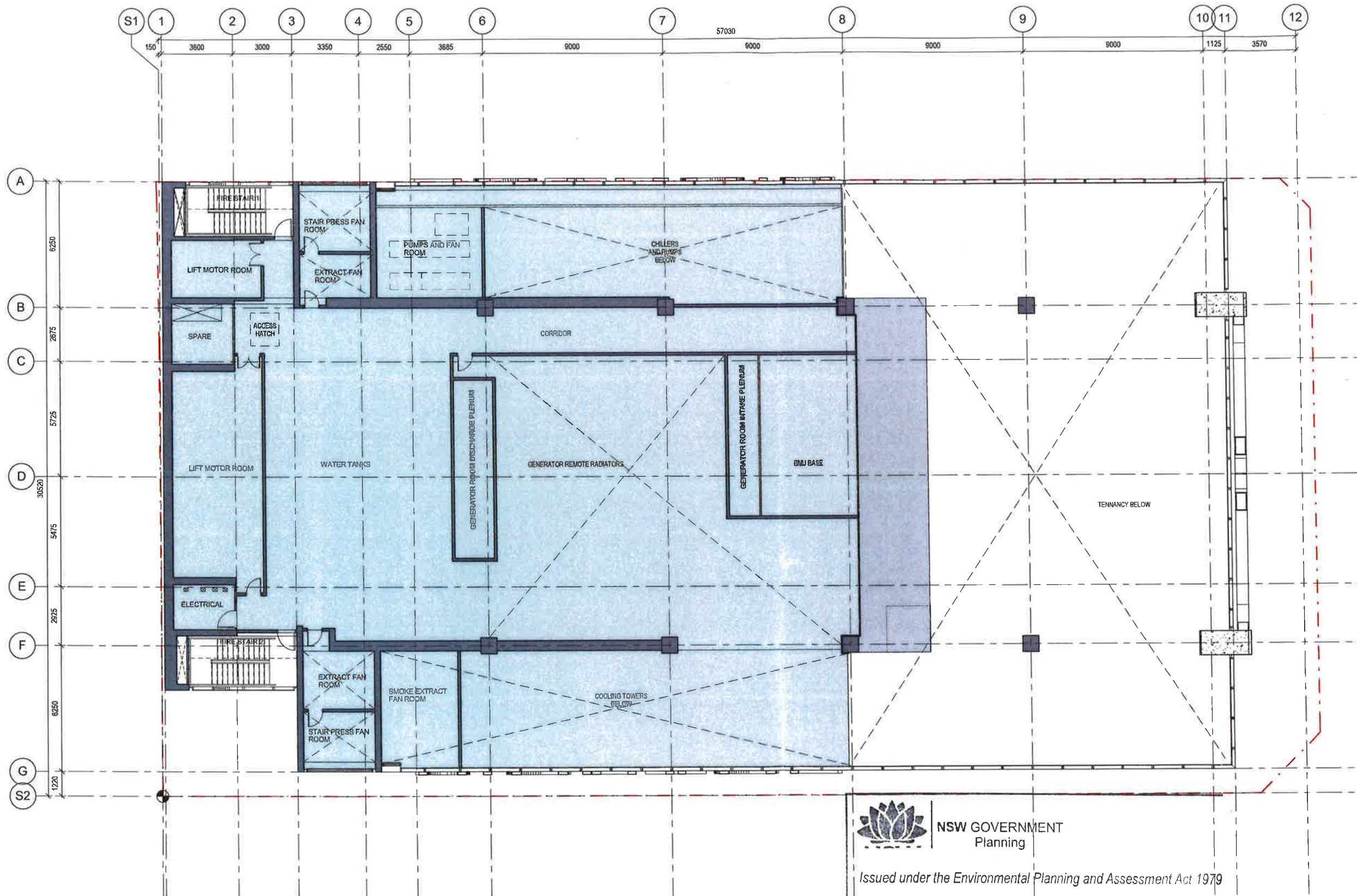
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No. 5 granted on the 13/1/2017

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Sheet No. 16 of 26



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Issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	SECTION 75W AMENDMENT MOD 4	16.12.15
D	SECTION 75W AMENDMENT MOD 5	16.05.16



client



L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant



Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 19 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 99 131 245 684

project 100 Mount Street, North Sydney

drawing

Plan - Level 36

scale 1 : 100@A1 drawing no.

drawn NF DA128-1

checked MC issue

project no 110059 D

23-May-16 6:30:13 PM



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Approved Section 75W Modification Application

No. 5 granted on the 13/11/2017

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Sheet No. 17 of 26

NORTH SYDNEY CBD BELL CURVE

TI Building
199700
Level 35
192450
Level 34
188450

Level 25
154450

Level 13
109450

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Planning

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Sheet No. 18 of 26

Ground Floor
54650
Level Ground
51300

1 North Elevation
SCALE: 1 : 250

0 1 2.5 5 m

client



L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM

Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1600
Chicago, Illinois 60604

architectus™

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 16 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 9252 8400
F (61 2) 6252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project

100 Mount Street, North Sydney

drawing

North + East Elevations

scale	1 : 250 @ A1	drawing no	DA130
drawn	Author	checked	Checker
checked	Checker	issue	
project no	110059		D

08-Jun-16 4:05:37 PM

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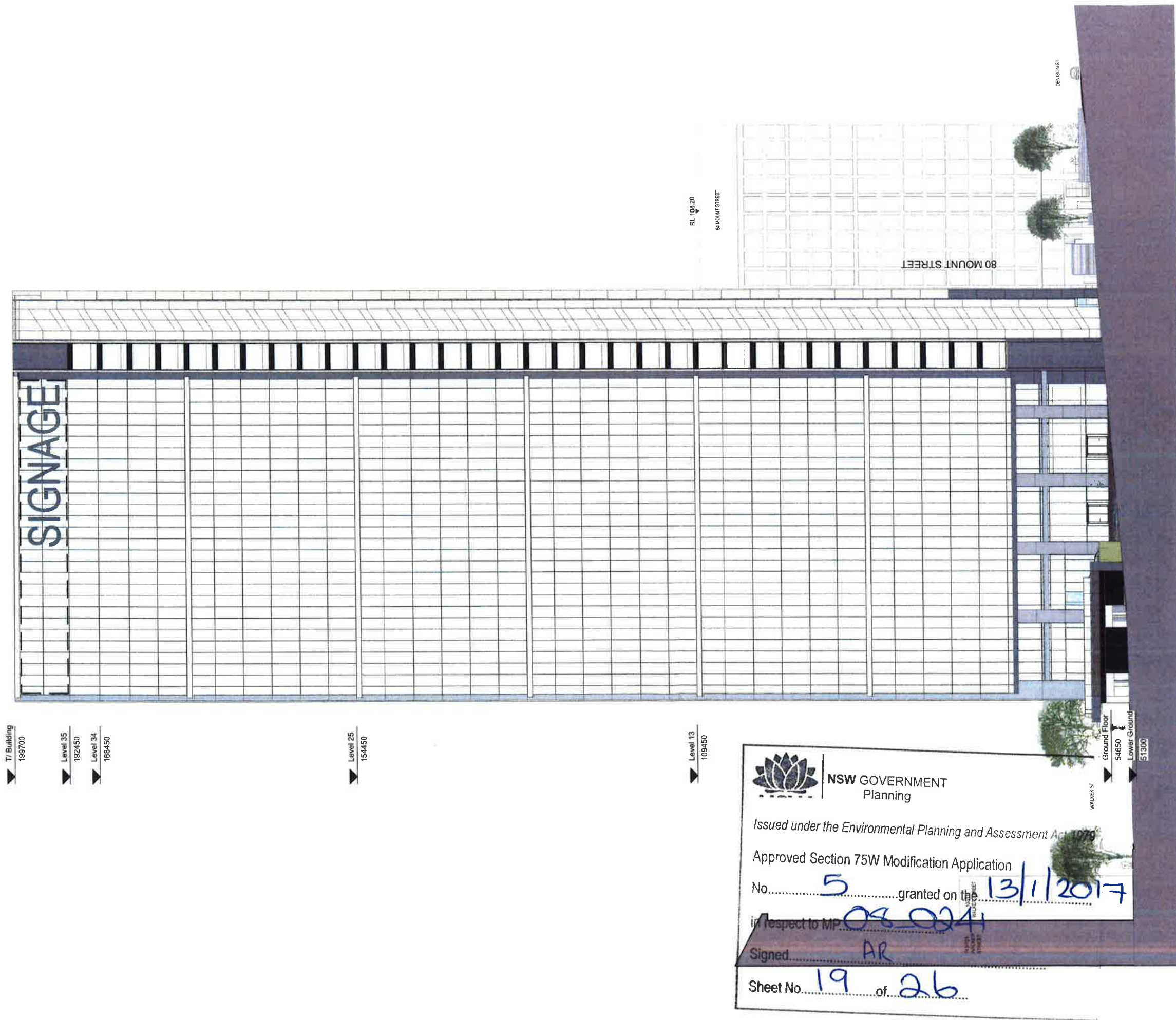
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issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
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C	SECTION 75W AMENDMENT MOD 4	16.12.15
D	SECTION 75W AMENDMENT MOD 5	18.05.16

2 East Elevation
SCALE: 1 : 250



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Issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	75W MOD4	16.12.15
D	SECTION 75W AMENDMENT MOD 5	18.05.16

0 1 2.5 5 m

client



L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM

Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 6400
F (61 2) 8252 6600
sydney@architectus.com.au
ABN 90 131 245 624

project 100 Mount Street, North Sydney

drawing

Contextual Elevation - North

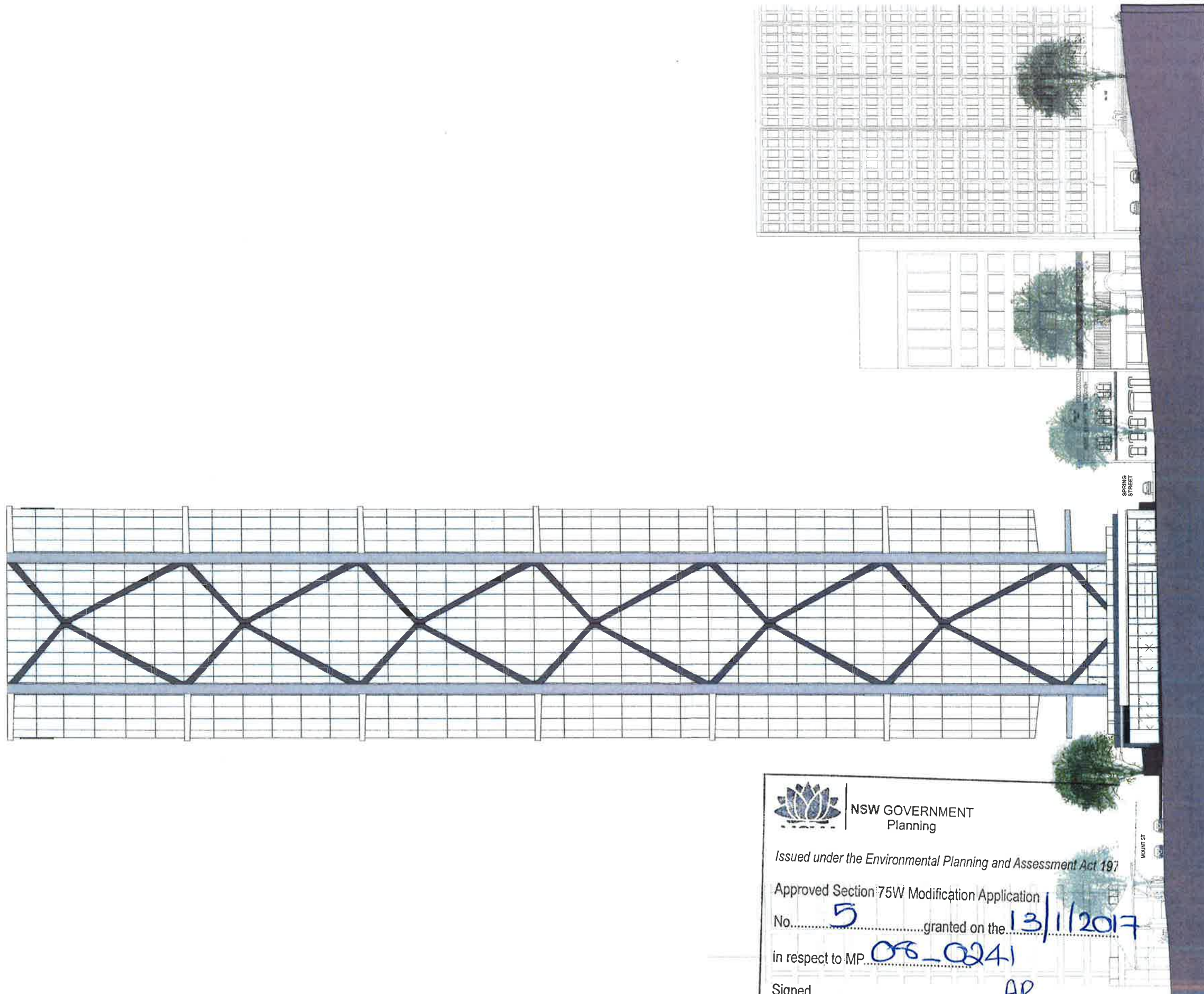
scale 1 : 250@A1 drawing no.

drawn DA130-1

checked SZ issue

project no 110059 D

06-Jun-16 4:06:30 PM



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issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	75W MOD4	16.12.15
D	SECTION 75W AMENDMENT MOD 5	18.05.16

0 1 2.5 5 m

client



L4 100 Arthur St North Sydney
PO Box 1595 North Sydney NSW 2060

design consultant



Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project 100 Mount Street, North Sydney

drawing

Contextual Elevation - East

scale 1 : 250 @ A1 drawing no.

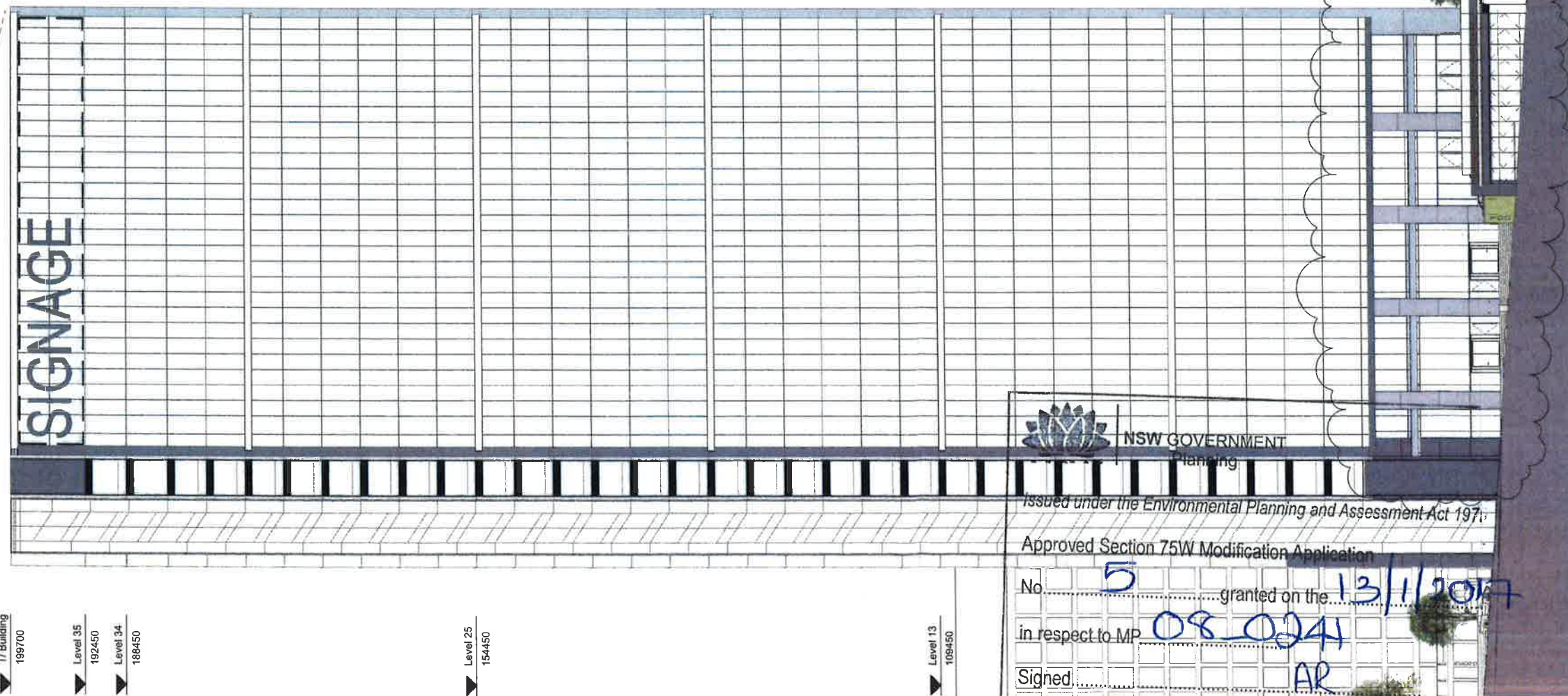
drawn DA130-2

checked SZ issue

project no 110059 D

08-Jun-16 4:07:10 PM

NORTH SYDNEY CBD BELL
CURVE



Level 35
192450

Level 34
188450

Level 25
154450

Level 13
109450

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Planning

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1 South Elevation
SCALE 1 : 250

2 West Elevation
SCALE 1 : 250

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A	SECTION 75W APPLICATION	13.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	575W MOD4	18.12.15
D	SECTION 75W AMENDMENT MOD 5	18.05.16

0 1 2.5 5 m

client



LA 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM

Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project

100 Mount Street, North Sydney

drawing

South + West Elevations

scale 1 : 250@A1

drawing no

drawn

DA131

checked

SZ

issue

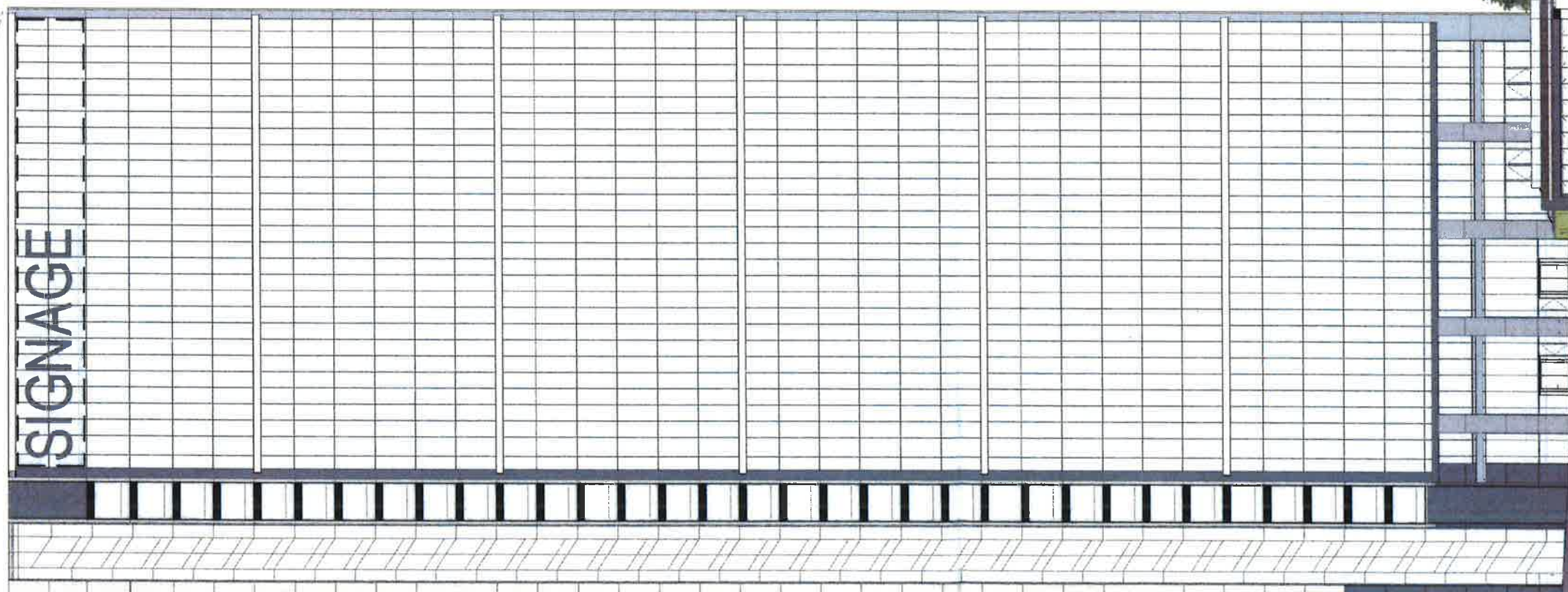
project no

110059

D

08-Jun-16 4:08:33 PM

NORTH SYDNEY CBD BELL
CURVE



T/ Building
199700

Level 35
192450

Level 34
188450

Level 25
154450

Level 13
109450



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15815 INNOW 08

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issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	75W MOD4	18.12.15
D	SECTION 75W AMENDMENT MOD 5	18.05.16

0 | 1 | 2.5 | 5m

client



L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM

Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Sydney
Melbourne
Adelaide
Auckland
Christchurch
Brisbane
Shanghai

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 5400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 99 131 245 684

project 100 Mount Street, North Sydney

drawing

Contextual Elevation - South

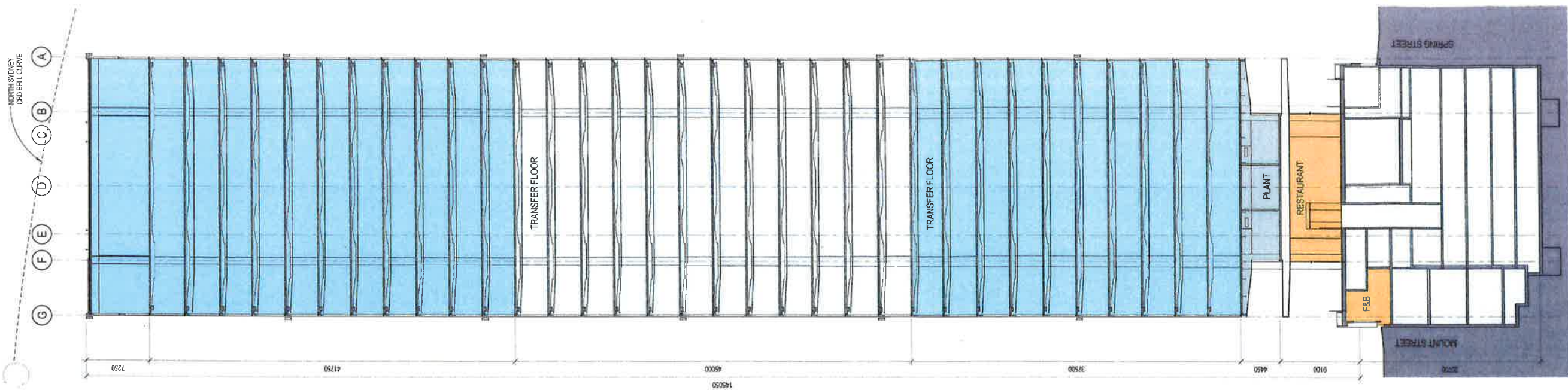
scale 1 : 250@A1 drawing no

drawn DA131-1

checked SZ issue

project no 110059 D

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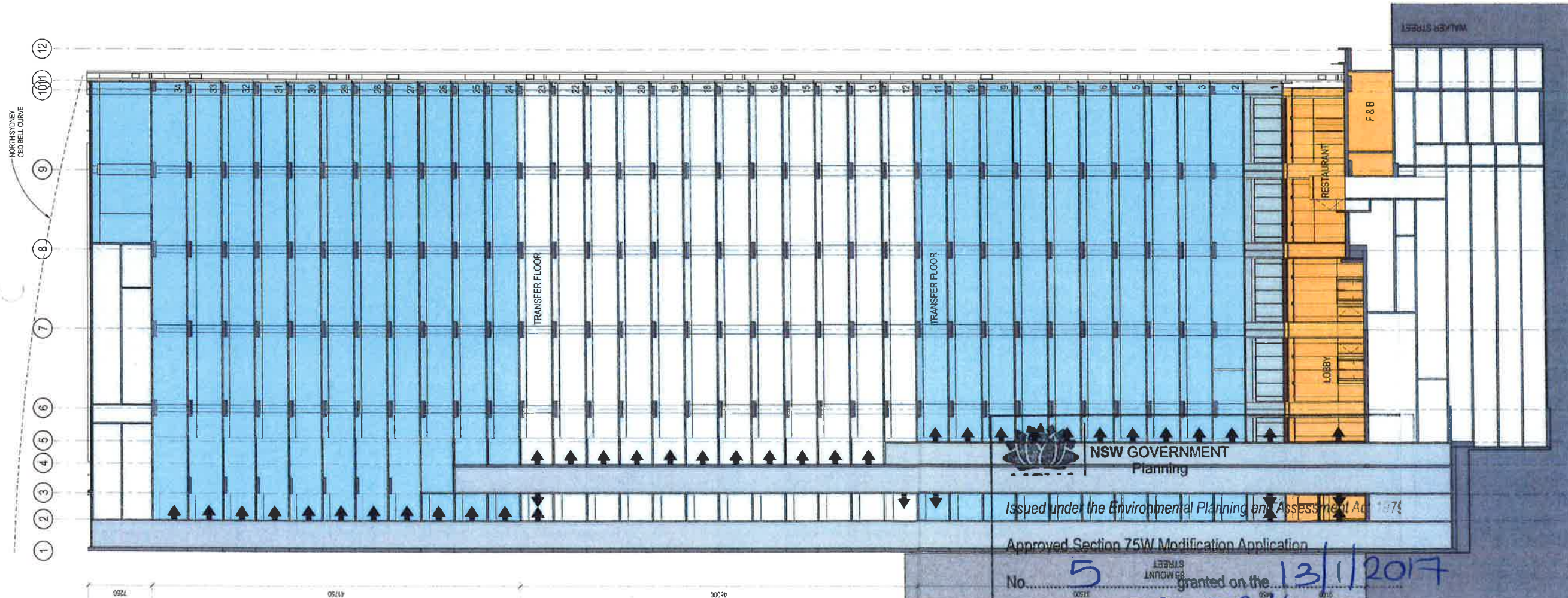


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A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W APPLICATION AMENDMENT	11.11.11
C	SECTION 75W AMENDMENT MOD 2	25.10.13
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E	SECTION 75W AMENDMENT MOD 5	13.05.16



client

LAING O'DRURKE
 L4 100 Arthur St North Sydney
 PO Box 1505 North Sydney NSW 2060

design consultant

SOM
 Skidmore, Owings & Merrill LLP
 224 South Michigan Avenue, Suite 1000
 Chicago, Illinois 60604

architectus

Sydney Melbourne Adelaide Auckland Christchurch Brisbane Shanghai

Architectus Sydney
 Level 16 MLC Centre
 19 Martin Place
 Sydney NSW 2000
 T (61 2) 8252 8400
 F (61 2) 8252 8600
 sydney@architectus.com.au
 ABN 90 131 245 684

project 100 Mount Street, North Sydney

drawing

Building Sections

scale 1 : 250@A1

drawn Author

checked Checker

project no 110059

13/05/2016 5:44:17 PM

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No. **5** granted on the **13/11/2017**

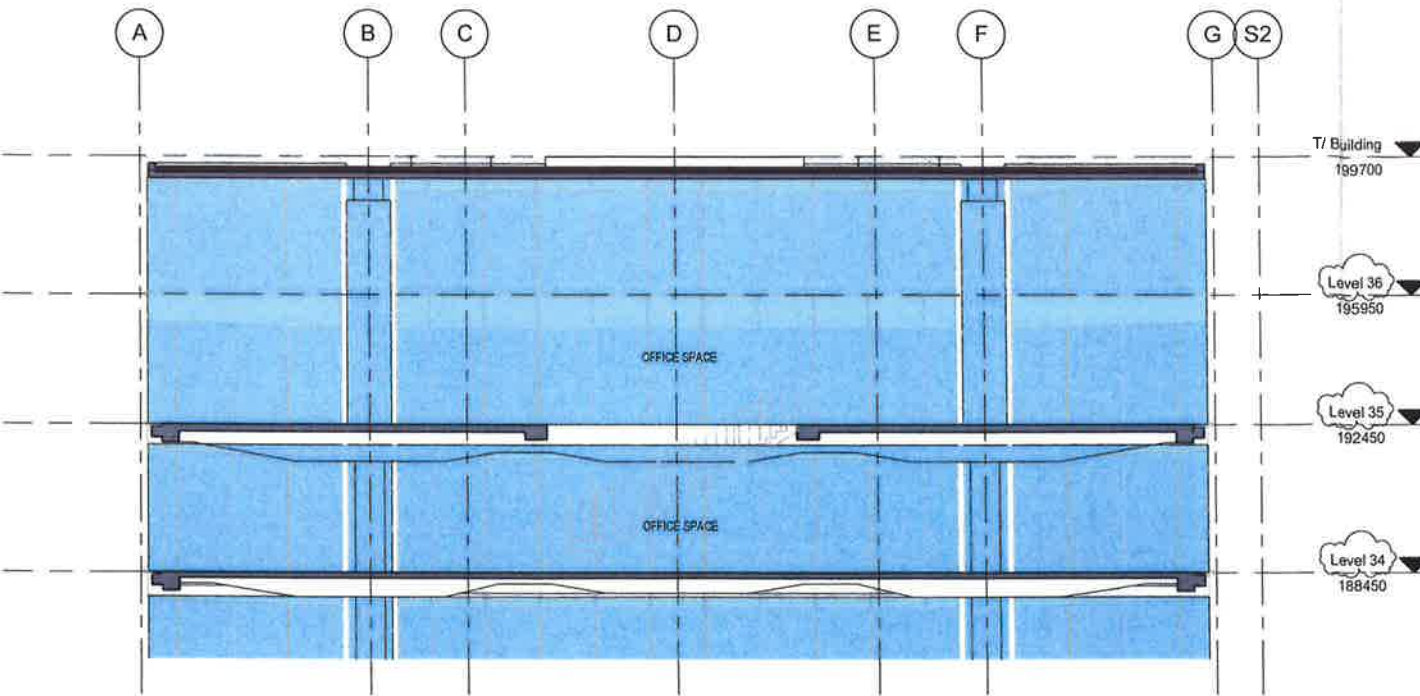
in respect to MP **08-0241**

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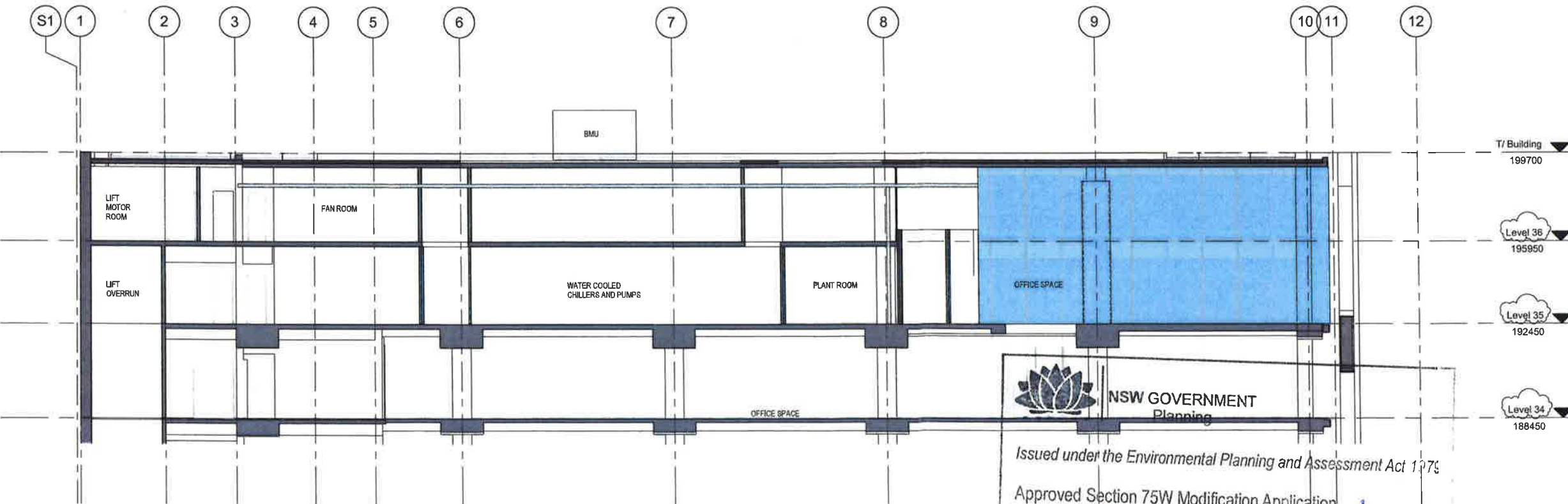
Sheet No. **23** of **26**



issue	amendment	date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	SECTION 75W AMENDMENT MOD 4	16.12.15
D	SECTION 75W AMENDMENT MOD 5	18.05.16



2 North-South Roof Section
SCALE: 1 : 100



1 East-West Roof Section
SCALE: 1 : 100

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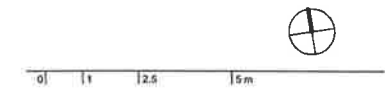
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No. 5 granted on the 13/1/2017

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Sheet No. 24 of 26



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L4 100 Arthur St North Sydney
PO Box 1552 North Sydney NSW 2060

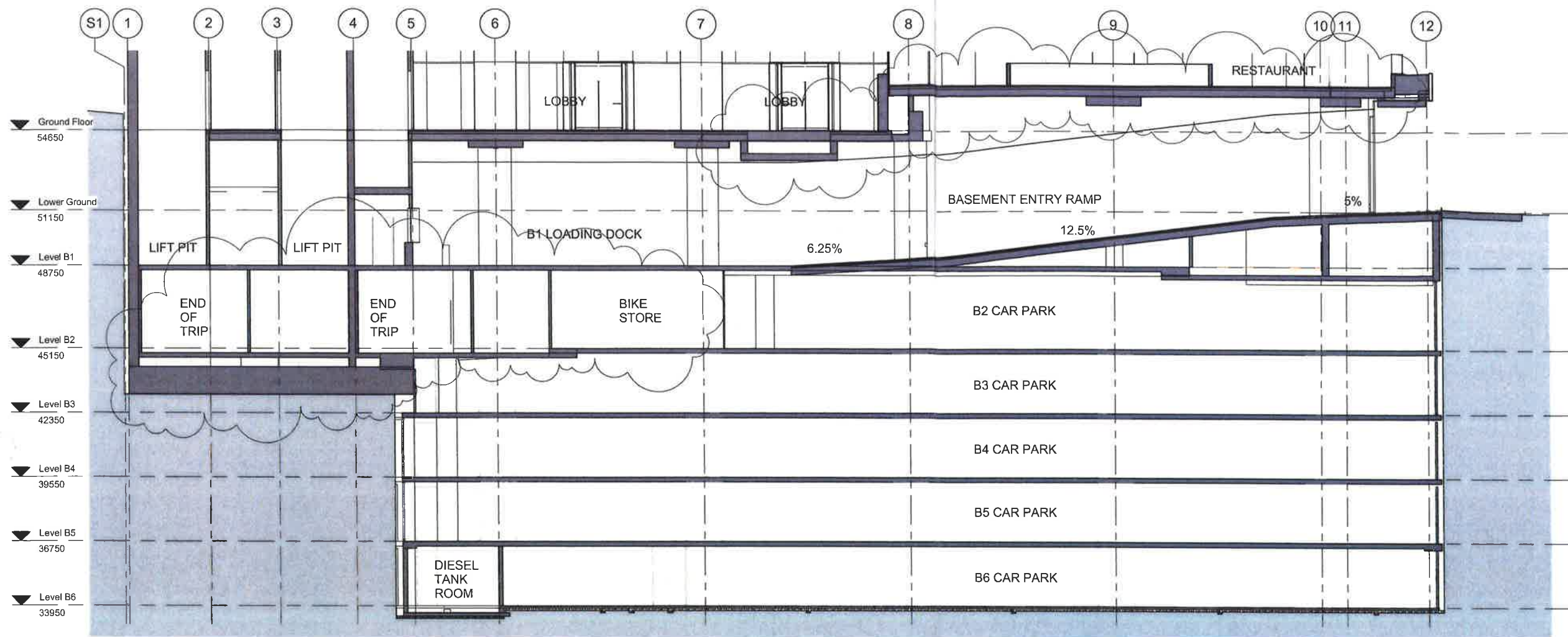
design consultant
SOM
Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus™
Sydney Melbourne Adelaide Auckland Christchurch Brisbane Shanghai
Architectus Sydney Level 18 MLC Centre 19 Martin Place Sydney NSW 2000
T (61 2) 8252 8400 F (61 2) 8252 8600
sydney@architectus.com.au ABN 90 131 245 884

project 100 Mount Street, North Sydney

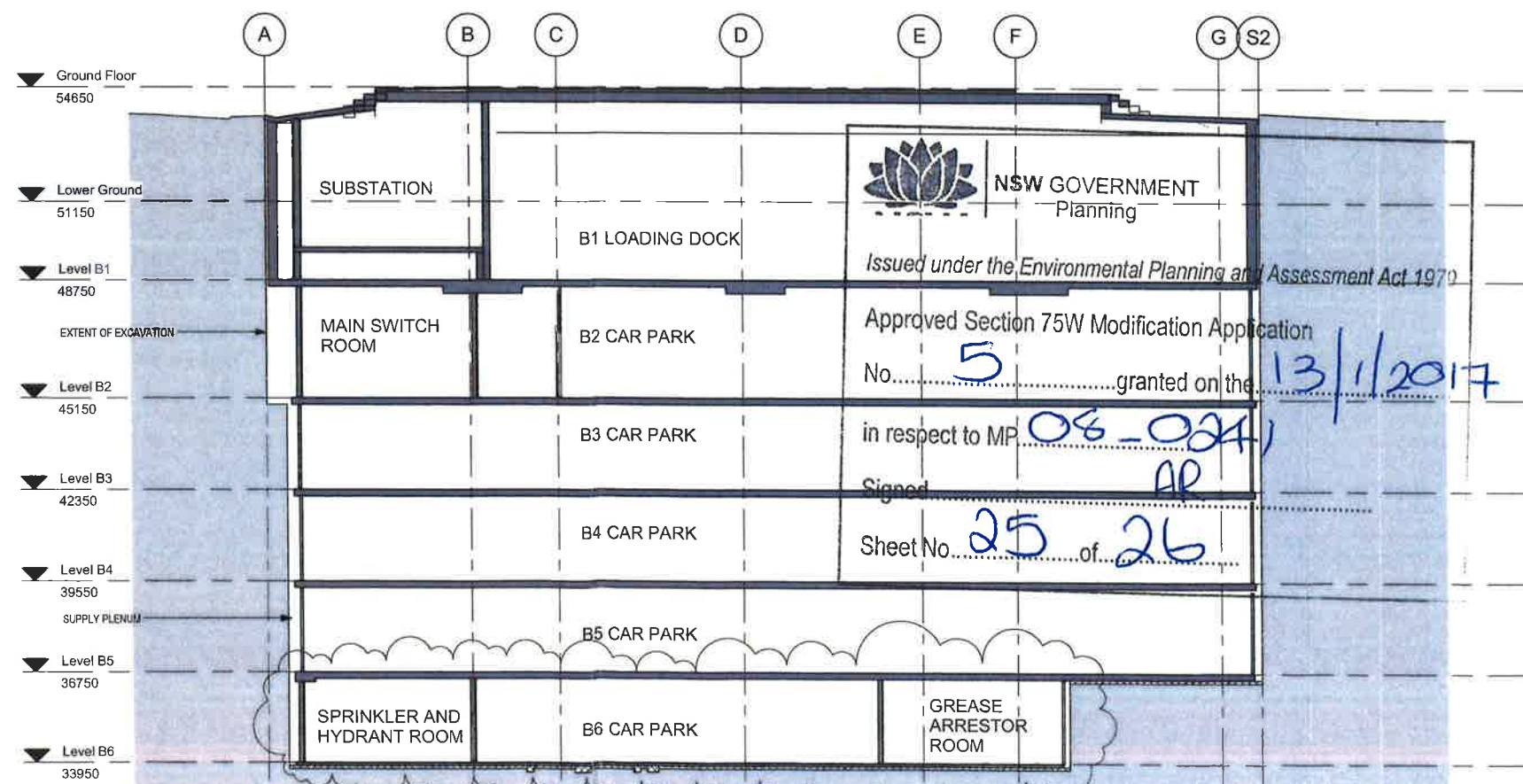
drawing

Roof Sections
scale 1 : 100@A1 drawing no DA133
author Author
checked Checker
project no 110059



2 Basement Section - East West

SCALE: 1 : 100



1 Basement Section - North South

SCALE: 1 : 100

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Issue	amendment	date
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Sydney
Melbourne
Auckland
Christchurch
Shanghai
Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
T (61 2) 8252 8400
F (61 2) 8252 8600
sydney@architectus.com.au
ABN 90 131 245 684

project 100 Mount Street, North Sydney

drawing

Basement Sections

scale: 1 : 100@A1 drawing no.

drawn Author DA135

checked Checker issue

project no. 110059 D

18/05/2016 6:06:54 PM

Approved Scheme

Level	FFL (Finish Floor Level - RL m)	GBA (Gross Building Area m)	GFA * (Gross Floor Area m)	NLA (Net Lettable Area m)
Top of Building	199.700			
Roof	198.500			
Level 43 - High Plant	194.100	563	0	0
Level 42 - High Plant	189.700	821	0	0
Level 41	186.000	1427	1314	1198
Level 40	182.300	1427	1314	1198
Level 39	178.600	1427	1314	1198
Level 38	174.900	1427	1314	1198
Level 37	171.200	1427	1314	1198
Level 36	167.500	1427	1314	1198
Level 35	163.800	1427	1314	1167
Level 34	160.100	1427	1314	1167
Level 33 - LMR	156.400	1427	1278	1167
Level 32 - LOR	152.700	1427	1278	1167
Level 31 - Transfer	149.000	1427	1278	1167
Level 30	145.300	1427	1278	1167
Level 29	141.600	1427	1278	1167
Level 28	137.900	1427	1278	1167
Level 27	134.200	1427	1278	1167
Level 26	130.500	1427	1278	1167
Level 25	126.800	1427	1278	1167
Level 24	123.100	1427	1278	1167
Level 23	119.400	1427	1278	1167
Level 22 - LMR	115.700	1427	1230	1119
Level 21 - Mid Plant	111.950	840	0	0
Level 20 - Transfer	108.200	1198	1036	870
Level 19	104.450	1447	1275	1145
Level 18	100.700	1447	1275	1145
Level 17	96.950	1447	1275	1145
Level 16	93.200	1447	1275	1145
Level 15	89.450	1447	1275	1145
Level 14	85.700	1447	1275	1145
Level 13	81.950	1447	1275	1145
Level 12	78.200	1447	1275	1145
Level 11 - Low Plant	74.450	880	0	0
Level 10 - Low Plant	70.700	880	0	0
Level 9 - Void	66.480	0	0	0
Level 8 - Retail Roof	62.260	36	18	0
Level 7	57.150	900	686	650
Level 6 - Ground	53.850	1118	824	410
Level 5 - B1	48.950	1757	0	0
Level 4 - B2	45.150	1757	169	0
Level 3 - B3	42.150	1757	0	0
Level 2 - B4	39.150	1757	0	0
Level 1 - B5	36.150	1757	0	0
Total Area		56 137m²	38 733m²	34 568m²

* GFA (Gross Floor Area) is calculated under Draft L.E.P 2009.

Proposed Scheme

Level	FFL (Finish Floor Level - RL m)	GBA (Gross Building Area m)	GFA * (Gross Floor Area m)	NLA (Net Lettable Area m)
Top of Building	199.700			
Plant/ L36	195.950	161	0	0
Plant/ L35	192.450	1042	506	441
Level 34	188.450	1536	1390	1298
Level 33	184.450	1536	1390	1303
Level 32	180.700	1536	1390	1303
Level 31	176.95	1536	1390	1303
Level 30	173.20	1536	1390	1303
Level 29	169.45	1536	1390	1303
Level 28	165.70	1536	1390	1303
Level 27	161.95	1536	1390	1303
Level 26 - LMR	158.20	1536	1331	1185
Level 25 - LOR	154.45	1536	1333	1207
Level 24 - Transfer	150.70	1536	1360	1207
Level 23	146.95	1536	1360	1241
Level 22	143.20	1536	1360	1241
Level 21	139.45	1536	1360	1241
Level 20	135.70	1536	1360	1241
Level 19	131.95	1536	1360	1241
Level 18	128.20	1536	1360	1241
Level 17	124.45	1536	1360	1241
Level 16	120.70	1536	1360	1241
Level 15	116.95	1536	1360	1241
Level 14	113.20	1536	1360	1207
Level 13 - LOR	109.45	1536	1334	1169
Level 12 - Transfer	105.70	1536	1334	1163
Level 11	101.95	1536	1334	1202
Level 10	98.20	1536	1334	1202
Level 9	94.45	1536	1334	1202
Level 8	90.70	1536	1334	1202
Level 7	86.95	1536	1334	1202
Level 6	83.20	1536	1334	1202
Level 5	79.45	1536	1334	1202
Level 4	75.70	1536	1334	1202
Level 3	71.95	1536	1334	1202
Level 2	68.20	TBC	1223	1092
Level 1	63.75	993	417	266
Ground Floor Mezz	60.00	TBC	92	-
Upper Ground Floor	56.65	TBC	282	296
Ground Floor	54.65	529	488	33
Lower Ground Mezz	53.90	TBC	48	39
Lower Ground	51.15	TBC	344	318
Level B1	48.75	1757	30	0
Level B2	45.15	1757	338	0
Level B3	42.35	1757	0	0
Level B4	39.55	1757	0	0
Level B5	36.75	1757	0	0
Level B6	33.95	1191	0	0
Total Area		TBC	47 186m²	42 029m²

* GFA (Gross Floor Area) is calculated under Draft L.E.P 2009.

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Issue	Amendment	Date
A	SECTION 75W APPLICATION	12.08.11
B	SECTION 75W AMENDMENT MOD 2	25.10.13
C	SECTION 75W AMENDMENT MOD 4	18.12.15
D	FOR COORDINATION	29.01.16
E	FOR REVIEW	06.02.16
F	FOR REVIEW	15.02.16
G	SECTION 75W AMENDMENT MOD 5	18.05.16

NSW GOVERNMENT
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Approved Section 75W Modification Application
No. 1241 5 granted on the 13/1/2017
in respect to MP. 08.024
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Sheet No. 26 of 26

0 1 2.5 5 m

client

LAING O'ROURKE

L4 100 Arthur St North Sydney
PO Box 1505 North Sydney NSW 2060

design consultant

SOM

Skidmore, Owings & Merrill LLP
224 South Michigan Avenue, Suite 1000
Chicago, Illinois 60604

architectus

Architectus Sydney
Level 18 MLC Centre
19 Market Place
Sydney NSW 2000
T (61 2) 8252 6400
F (61 2) 8252 6600
sydney@architectus.com.au
ABN 90 131 245 684

project

100 Mount Street, North Sydney

drawing

Area Schedule

scale 1:1@A1 drawing no.

drawn NH DA139

checked -

project no 110059

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