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NORTH SYDNEY, NSW 2060
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Date: 28/02/2024
Our Reference: 210369

MIRVAC
Level 28, 200
George Street,
Sydney,
NSW 2000

ATTENTION: ANNE NG

RE: HARBOURSIDE REDEVELOPMENT_SSDA2 S4.55 SUBMISSION

Dear Anne,

This letter provides a summary of the results and inclusions for the proposed Harbourside Redevelopment, specifically pertaining to the SSDA2 S4.55 application.

The SSDA2 S4.55 submission focuses on the design changes undertaken for the apartment units from **L9 to L45 only**. The assessment aimed to evaluate the thermal comfort, water usage, and energy consumption of the proposed development concerning the following design changes. The modifications for L9 to L45 captured in this assessment include:

- Architectural layout changes
- Façade procurement advice change

The ESD performance outcomes are consistent with the previous conditions as outlined in the SSDA2 RTS submission dated 13/07/2023. The documents attached for the SSDA2 S4.55 submission include:

- Stamped drawings of updated apartments
- Updated NatHERS and BASIX Certificates

It is imperative that SOUs achieve satisfactory thermal comfort targets using NatHERS software. Additionally, the project is required to demonstrate BASIX 'scores' of at least 40% reduction for water and 25% reduction for energy, along with meeting thermal comfort heating and cooling caps equivalent to approximately 5.5 Stars as a minimum for each SOU and 7 Stars on average across all SOUs.

The results obtained from the S4.55 submission indicate a rating of **7.8 Stars** for the area-weighted average of the Single Occupancy Units (SOUs). Each of the updated SOU apartments (L9-L45) attains a minimum targeted rating exceeding 5.5 stars. Furthermore, the project successfully achieves the BASIX energy score target, with water usage scoring 49 out of 40, thermal comfort being compliant, and energy efficiency scoring 25 out of 25.

Yours Faithfully,

Matt Wiliams ,
Principal ESD, LCI Consultants

efficient LIVING

NatHERS and BASIX Assessment

LCI Consultants
Proposed Residential Development

To be built at **2 – 10 Darling Street Sydney NSW 2000**

Issue	File Ref	Description	Author	Date
A	22-3242	DRAFT: NatHERS and BASIX Assessment	HE/AA/L	12/08/2022
B	22-3242	FINAL DRAFT: NatHERS and BASIX Assessment Option 1: PV	HE/AA/L	18/10/2022
C	22-3242	FINAL DRAFT: NatHERS and BASIX Assessment Option 2: Appliances	HE	01/11/2022
D	22-3242	NatHERS and BASIX Assessment	HE/AA/L	08/12/2022
E	-	Update to NatHERS and BASIX inclusions	HE/LP	14/06/2023
F	23-4764	NatHERS and BASIX Assessment Update	LP/MF	13/07/2023
G	23-5173R	NatHERS and BASIX Assessment Update – revised units and glazing	LP/MF	27/02/2024

This report has been prepared by Efficient Living Pty Ltd on behalf of our client LCI Consultants. Efficient Living prepares all reports in accordance with the BASIX Thermal Comfort Protocol and is backed by professional indemnity insurance. This report takes into account our Client's instructions and preferred building inclusions.

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efficient LIVING

27 February 2024

LCI Consultants
Harbourside

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Accreditation Number: HERA10035

Prepared For:

LCI Consultants
Matt Williams
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Introduction

Efficient Living has investigated the estimated thermal comfort, water and energy usage of the proposed development to be built at 2-10 Darling Street, Sydney NSW 2000.

Heating and cooling loads for the development have been determined using Hero v3.1 thermal comfort simulation software. The report is based on the architectural drawings provided by LCI Consulting. For further details refer to the individual BASIX Certificate(s) and Efficient Living's inclusions summary respectively.

This report is based on the following plans prepared by Snohetta and provided by LCI Consultants.

AR-SSDA2- 0100_00	AR-SSDA2- 1129_00	AR-SSDA2- 1118_01	AR-SSDA2- 1138_01	
AR-SSDA2- 1095_B5	AR-SSDA2- 1140_00	AR-SSDA2- 1119_01	AR-SSDA2- 1139_01	
AR-SSDA2- 1096_B4	AR-SSDA2- 1146_00	AR-SSDA2- 1120_01	AR-SSDA2- 1140_01	
AR-SSDA2- 1097_B3	AR-SSDA2- 1147_00	AR-SSDA2- 1121_01	AR-SSDA2- 1141_01	
AR-SSDA2- 1098_B2	AR-SSDA2- 1148_00	AR-SSDA2- 1122_01	AR-SSDA2- 1142_01	
AR-SSDA2- 1099_B1	AR-SSDA2- 1148M_0(	AR-SSDA2- 1123_01	AR-SSDA2- 1143_01	
AR-SSDA2- 1100_00	AR-SSDA2- 1149_00	AR-SSDA2- 1124_01	AR-SSDA2- 1144_01	
AR-SSDA2- 1101_00		AR-SSDA2- 1125_01	AR-SSDA2- 1145_01	
AR-SSDA2- 1102_00	AR-SSDA2- 1106_01	AR-SSDA2- 1126_01	AR-SSDA2- 1146_01	
AR-SSDA2- 1103_00	AR-SSDA2- 1107_01	AR-SSDA2- 1127_01	AR-SSDA2- 1147_01	
AR-SSDA2- 1104_00	AR-SSDA2- 1108_01	AR-SSDA2- 1128_01	AR-SSDA2- 1148_01	
AR-SSDA2- 1105_00	AR-SSDA2- 1109_01	AR-SSDA2- 1129_01	AR-SSDA2- 1148M_01	
AR-SSDA2- 1106_00	AR-SSDA2- 1110_01	AR-SSDA2- 1130_01	AR-SSDA2- 1149_01	
AR-SSDA2- 1107_00	AR-SSDA2- 1111_01	AR-SSDA2- 1131_01	AR-SSDA2- 1900_00	
AR-SSDA2- 1108_00	AR-SSDA2- 1112_01	AR-SSDA2- 1132_01		AR-SSDA2- 2000_02
AR-SSDA2- 1109_00	AR-SSDA2- 1113_01	AR-SSDA2- 1133_01	AR-SSDA2- 2000_00	AR-SSDA2- 2001_01
AR-SSDA2- 1124_00	AR-SSDA2- 1114_01	AR-SSDA2- 1134_01	AR-SSDA2- 2001_00	AR-SSDA2- 2001_02
AR-SSDA2- 1127_00	AR-SSDA2- 1115_01	AR-SSDA2- 1135_01	AR-SSDA2- 2002_00	AR-SSDA2- 2002_01
AR-SSDA2- 1128_00	AR-SSDA2- 1116_01	AR-SSDA2- 1136_01	AR-SSDA2- 2003_00	AR-SSDA2- 2002_02
AR-SSDA2- 1129_00	AR-SSDA2- 1117_01	AR-SSDA2- 1137_01	AR-SSDA2- 2000_01	AR-SSDA2- 2002_03

Analysis

The BASIX Assessment is divided into three sections; Water, Thermal Comfort and Energy, each independently measuring the efficiency of the development.

BASIX requires a minimum target of 40% for the water section, a pass or fail for the thermal comfort section, and a minimum required target of 25% for the energy section.

Water

The proposed Development has achieved the BASIX Water Target of 40%.

The water usage of the development is calculated based on the number and efficiency of permanent fixtures and appliances such as taps, showerheads and toilet, the dish washer and clothes washing machine.
A rainwater reuse system has not been included in the development. Analysis considering a range of tank sizes combined with the available roof capture area showed no impact on the BASIX water score.

Thermal Comfort

Thermal Comfort targets are set by the Department of Planning in the form of heating and cooling caps. The buildings thermal physics are measured using Hero v3.1 Thermal Comfort Simulation Software. This calculates the expected level of energy required to heat and cool each dwelling per annum, expressed in megajoules per square metre of floor area (MJ/m^2).

Each unit has individual heating and cooling caps applied. Accompanying these individual caps are average heating and cooling caps applied to the whole development. The average caps are lower, or harder to comply with than the individual unit caps.

Energy

The proposed development has achieved the Energy target of 25% to pass this section.

The energy usage of the development is calculated based on the efficiency of fixed appliances that will be used. This includes the air-conditioning system, hot water system, lighting, exhaust fans, cook top, oven, and clothes drying facilities.

Inclusions Summary

The inclusions as outlined below have been incorporated in each unit to allow them to reach their environmental sustainability targets.

Thermal Comfort Scores

Glazing Doors/Windows

Custom windows modelled

Fixed façade:	U-value: 3.7 (equal to or lower than)	SHGC: 0.25 (±5%)
Awning windows:	U-value: 3.1 (equal to or lower than)	SHGC: 0.25 (±5%)
Sliding doors:	U-value: 3.76 (equal to or lower than)	SHGC: 0.28 (±5%)

Roof and ceiling

250mm Concrete with plasterboard with R2.0 insulation (insulation only value) where balconies are above (

250mm Concrete with plasterboard ceiling with R3.5 insulation (insulation only value) to soffit of concrete where roof is over

R3.5 insulation upgrade to Level 47 where balcony above conditioned areas

250mm Concrete with plasterboard ceiling, no insulation where neighbouring units are above

External Colour

Medium (0.475 < SA < 0.7)

Ceiling Penetrations

Sealed downlights: 1 per 5 m^2, ceiling penetration 100mm diameter with 50mm clearance

Sealed exhaust fans: laundry, bathroom and laundry, ceiling penetration 250mm diameter with 50mm clearance

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External Wall

Curtain wall modelling proxy R0.22 modelled with an R2.0 insulation

Concrete with R1.5 insulation and plasterboard lining

External Colour

medium colour modelled

Inter-tenancy walls

75mm Hebel Power Panel to walls adjacent to neighbours, R1.5 insulation

75mm Hebel Power Panel to walls adjacent to hallways with R1.5 insulation

Minimum 400mm concrete with furring channel and plasterboard lining as per plans

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Walls within dwellings

Plasterboard on studs – no insulation

Average 400mm concrete with plasterboard lining both sides NOTE: concrete thickness will be update at CC to reflect correct thickness once it is known.

Floors

250mm Concrete with a minimum R1.0 insulation (insulation only value) required where part open subfloor is below

250mm Concrete between levels, no insulation required where conditioned below

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Floor coverings

Carpet to bedrooms, tiles to bathrooms and laundry, timber elsewhere

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External Shading

Shading as per stamped documentation

BASIX water inclusions

Score 49/40

Fixtures within units

Showerheads: Mid flow (>6L but <=7.5L/min)

Toilets: 4.0 star

Kitchen taps: 6.0 star

Bathroom vanity taps: 6.0 star

Fixtures within common areas

Showerheads: Mid flow (>6L but <=7.5L/min)

Toilets: 4.0 star

Taps: 6.0 star

Appliances within units

Clothes washers: 4.5 star

Dishwashers: 5.5 star

Central rainwater storage

Not required

Fire sprinkler test water

Fire sprinkler test water must be contained in a closed loop system

Indigenous and low-water use species

0m^2 lawn and 1,540.8m^2 garden

1,540.8m^2 low-water use species

Common area swimming pools and spas

Indoor pool 150kL

Outdoor pool 145kL
Not shaded

Indoor spa 31kL
No cover

Central cooling system

Conductivity controller to be installed

BASIX Energy Inclusions

Score 25/25

Hot water system

Central system: Electric heat pump – air sourced, with R0.75 (~32mm) insulation to ring main and supply risers.

Heating and cooling

Central cooling system: System type: water source packaged units
Heat rejection method: cooling tower
Unit efficiency: COP 3.5 – 4.5

Central heating system: System type: water source packaged units + heated water
Energy source: electric heat pump
Unit efficiency: COP 3.5 – 4.5

Lift motors

All lifts to have gearless traction with VVVF motor and regenerative drive

Assumed 3 lifts x 25 levels and 3 lifts x 27 levels

Appliances and other efficiency measures within units

Induction cooktop & electric oven

Refrigerators: 4.0 star

Ventilated fridge space

Dishwashers: 4.0 star

Clothes washers: 4.5 star

Clothes dryers: 10 star

Heating and cooling within units

Central cooling and heating systems as per above

Day and night zoning required

Artificial lighting within units

All light fittings within each room are to have sealed LED fixtures installed

Ventilation within units

Bathroom: individual fan into central duct + VSD – manual on/off switch

Laundry: individual fan into central duct + VSD – manual on/off switch

Kitchen range hood: individual fan into central duct + VSD – manual on/off switch

Ventilation to common areas

Basement car park– Supply and exhaust air with a carbon monoxide monitor & VSD fan

Waste and recycling – Exhaust only, running continuously

Residential common rooms – Air conditioning, time clock or BMS controlled

Kitchen – Exhaust only, time clock or BMS controlled

Bathrooms – Exhaust only, interlocked to light

Substation – Supply only, thermostatically controlled

Plant / services – Supply and exhaust, interlocked to light

Plant / services on roof top – Naturally ventilated

Residential storage and bike parking – Supply only, interlocked to light

Lobbies and corridors – Supply only, time clock or BMS controlled

Artificial lighting to common areas

Lighting control system or BMS required

Basement car park – Light emitting diodes (LEDs) with zoned switching and motion sensors

Lifts - Light emitting diodes (LEDs) connected to lift call button

Waste and recycling – Light emitting diodes (LEDs) with motion sensor

Residential common rooms – Light emitting diodes (LEDs) with manual on / manual off switch

Kitchen – Light emitting diodes (LEDs) with manual on / manual off switch

Bathrooms – Light emitting diodes (LEDs) with motion sensors

Plant / services – Light emitting diodes (LEDs) with motion sensors

Plant / services on roof top – Light emitting diodes (LEDs) with motion sensors

Residential storage and bike parking – Light emitting diodes (LEDs) with motion sensors

Lobbies and corridors – Light emitting diodes (LEDs) with time clock and motion sensors

Alternative Energy

Photovoltaic system 17 peak kW

Common area swimming pools and spas

Heating: Electric heat pumps

All pumps controlled by timers

Common area sauna

Heating: electric infrared with manual on / timer off

Other

Building management system (BMS) to be installed

Active power factor correction (PFC) to be installed

Thermal Comfort Upgrades
Proposed Residential Development

Harbourside

Certificate # HR-AHCGRB-01							Accreditation # HERA10035
Thermal performance specifications							
Unit number	**Number of Bedrooms**	**Floor area** (m^2)		**Predict. loads** (MJ/m²/y)		**Star Rating**	**Thermal Comfort Upgrades**
		Con.	**Uncon.**	**Heat**	**Cool** (Sens & Lat)		
6001	1	56.3	0	21.0	11.5	6.7	
6002	2	90.3	0	15.0	23.9	6.0	
6003	3	171.6	0	2.8	21.6	7.7	
6005	3	183.0	0	0.2	6.6	9.9	
6006	3	170.0	0	2.7	11.3	8.9	
6007	3	156.6	0	16.9	12.8	7.0	
7001	1	56.3	0	17.1	11.3	7.2	
7002	2	86.4	0	13.2	23.1	6.3	
7003	3	157.3	0	5.0	28.6	6.6	
7005	3	173.2	0	0.5	13.7	8.9	
7006	3	159.0	0	2.0	24.1	7.4	
7007	3	141.9	0	20.3	16.4	6.3	
8001	1	56.3	0	15.8	8.6	7.7	
8002	2	86.4	0	14.7	18.9	6.6	
8003	2	93.6	0	5.2	17.7	7.9	
8005	2	92.5	0	1.0	8.4	9.4	
8006	3	141.6	0	0.8	9.4	9.3	
8007	3	159.0	0	2.2	12.5	8.8	
8008	2	83.1	0	19.0	17.3	6.3	
8009	1	52.2	0	14.0	9.1	7.9	
9001	1	56.7	0	20.7	13.1	6.6	
9002	2	87.5	0	18.7	16.7	6.4	
9003	2	92.6	0	7.0	20.2	7.3	
9005	2	92.4	0	0.9	10.1	9.3	
9006	3	143.8	0	0.8	7.7	9.6	
9007	3	159.4	0	2.9	13.8	8.5	
9008	2	82.9	0	19.8	20.4	5.9	
9009	1	53.5	0	17.1	12.9	6.9	
10001	1	56.7	0	17.5	10.0	7.3	
10002	2	87.5	0	18.2	16.6	6.5	
10003	2	92.6	0	5.2	17.6	7.9	
10005	2	92.4	0	0.9	9.7	9.3	
10006	3	143.8	0	0.8	9.0	9.4	

Certificate # HR-AHCGRB-01 **Accreditation # HERA10035**

Thermal performance specifications

Unit number	Number of Bedrooms	Floor area (m^2)		Predict. loads (MJ/m²/y)		Star Rating	Thermal Comfort Upgrades
		Con.	Uncon.	Heat	Cool (Sens & Lat)		
10007	3	159.4	0	2.8	12.5	8.7	
10008	2	82.9	0	20.0	19.4	5.9	
10009	1	53.5	0	15.7	11.6	7.3	
11001	1	56.7	0	21.0	12.8	6.6	
11002	2	87.5	0	18.6	17.2	6.4	
11003	2	92.6	0	7.1	22.7	7.0	
11005	2	92.4	0	0.9	10.0	9.3	
11006	3	143.8	0	0.9	7.5	9.6	
11007	3	159.4	0	3.0	13.4	8.6	
11008	2	82.9	0	20.2	19.8	5.9	
11009	1	53.5	0	17.4	12.6	6.9	
12001	1	56.7	0	17.8	9.8	7.3	
12002	2	87.5	0	18.2	16.8	6.4	
12003	2	92.6	0	5.2	18.5	7.8	
12005	2	92.4	0	1.0	9.4	9.3	
12006	3	143.8	0	0.9	8.8	9.4	
12007	3	159.4	0	2.9	12.5	8.7	
12008	2	82.9	0	20.5	19.2	5.9	
12009	1	53.5	0	16.0	11.9	7.3	
13001	1	56.7	0	21.3	12.7	6.6	
13002	2	87.5	0	18.6	17.8	6.3	
13003	2	92.6	0	7.1	23.5	6.9	
13005	2	92.4	0	1.0	9.5	9.3	
13006	3	143.8	0	0.9	7.6	9.6	
13007	3	159.4	0	3.1	13.2	8.6	
13008	2	82.9	0	20.3	19.5	5.9	
13009	1	53.5	0	17.6	12.3	7.0	
14001	1	56.7	0	18.0	9.6	7.3	
14002	2	87.5	0	18.1	17.2	6.4	
14003	2	92.6	0	5.3	19.5	7.7	
14005	2	92.4	0	1.0	9.2	9.4	
14006	3	143.8	0	0.9	8.7	9.4	
14007	3	159.4	0	3.0	12.4	8.7	

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Thermal performance specifications

Unit number	Number of Bedrooms	Floor area (m^2)		Predict. loads (MJ/m²/y)		Star Rating	Thermal Comfort Upgrades
		Con.	Uncon.	Heat	Cool (Sens & Lat)		
14008	2	82.9	0	20.7	19.0	5.9	
14009	1	53.5	0	16.2	12.1	7.2	
15001	1	56.7	0	21.5	12.3	6.6	
15002	2	87.5	0	18.3	17.8	6.4	
15003	2	92.6	0	7.2	25.2	6.8	
15005	2	92.4	0	1.0	9.4	9.3	
15006	3	143.8	0	1.0	7.4	9.6	
15007	3	159.4	0	3.1	13.2	8.6	
15008	2	82.9	0	20.6	19.4	5.9	
15009	1	53.5	0	17.8	12.3	6.9	
16001	1	56.7	0	18.0	9.4	7.3	
16002	2	87.5	0	17.7	17.0	6.5	
16003	2	92.6	0	5.1	19.5	7.7	
16005	2	92.4	0	1.0	8.9	9.4	
16006	3	143.8	0	0.9	8.4	9.4	
16007	3	159.4	0	3.2	12.1	8.7	
16008	2	82.9	0	23.1	18.9	5.7	
16009	1	53.5	0	16.3	11.5	7.3	
17001	1	56.7	0	22.0	9.3	6.9	
17002	2	87.3	0	18.2	19.4	6.2	
17003	2	93.2	0	7.6	25.1	6.7	
17005	2	94.7	0	0.9	9.1	9.4	
17006	3	147.3	0	0.7	8.7	9.4	
17007	3	159.9	0	2.9	18.9	8.0	
17008	3	144.1	0	21.2	13.2	6.6	
18001	1	56.7	0	18.0	7.6	7.5	
18002	2	87.3	0	17.8	23.9	5.7	
18003	2	93.2	0	6.3	19.0	7.6	
18005	2	94.7	0	1.1	8.3	9.4	
18006	3	147.3	0	0.7	9.9	9.3	
18007	3	159.9	0	2.8	16.7	8.3	
18008	3	144.1	0	22.1	13.7	6.4	
19001	1	56.7	0	22.3	9.2	6.9	

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Thermal performance specifications

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		Con.	Uncon.	Heat	Cool (Sens & Lat)		
19002	2	87.3	0	18.1	18.8	6.3	
19003	2	93.2	0	7.7	24.3	6.8	
19005	2	94.7	0	1.0	9.0	9.4	
19006	3	147.3	0	0.7	8.5	9.4	
19007	3	159.9	0	2.9	18.7	8.0	
19008	3	144.1	0	20.5	13.1	6.6	
20001	1	56.7	0	18.2	7.3	7.6	
20002	2	87.3	0	18.1	23.5	5.7	
20003	2	93.2	0	6.3	18.9	7.6	
20005	2	94.7	0	1.1	8.1	9.4	
20006	3	147.3	0	0.7	9.9	9.3	
20007	3	159.9	0	2.9	16.2	8.3	
20008	3	144.1	0	22.4	13.6	6.4	
21001	1	56.7	0	22.5	9.3	6.8	
21002	2	87.3	0	18.4	18.5	6.3	
21003	2	93.2	0	7.8	24.0	6.8	
21005	2	94.7	0	1.0	8.0	9.5	
21006	3	147.3	0	0.8	8.4	9.4	
21007	3	159.9	0	3.0	18.5	8.0	
21008	3	144.1	0	20.7	13.1	6.6	
22001	1	56.7	0	18.4	7.3	7.5	
22002	2	87.3	0	18.3	23.2	5.7	
22003	2	93.2	0	6.5	18.8	7.6	
22005	2	94.7	0	1.2	6.9	9.7	
22006	3	147.3	0	0.7	10.1	9.3	
22007	3	159.9	0	3.0	16.3	8.3	
22008	3	144.1	0	22.6	13.5	6.4	
23001	1	56.7	0	22.7	9.0	6.8	
23002	2	87.3	0	18.6	17.9	6.3	
23003	2	93.2	0	8.0	23.8	6.8	
23005	2	94.7	0	1.1	8.2	9.4	
23006	3	147.3	0	0.8	8.4	9.4	
23007	3	159.9	0	3.1	18.6	8.0	

Certificate # HR-AHCGRB-01 **Accreditation # HERA10035**

Thermal performance specifications

Unit number	Number of Bedrooms	Floor area (m^2)		Predict. loads (MJ/m²/y)		Star Rating	Thermal Comfort Upgrades
		Con.	Uncon.	Heat	Cool (Sens & Lat)		
23008	3	144.1	0	21.2	12.9	6.6	
24001	1	56.7	0	18.5	7.1	7.5	
24002	2	87.3	0	18.8	23.2	5.7	
24003	2	93.2	0	6.3	16.4	7.9	
24005	2	94.7	0	1.3	6.9	9.6	
24006	3	147.3	0	0.7	9.6	9.3	
24007	3	159.9	0	3.0	16.2	8.3	
24008	3	144.1	0	22.7	13.4	6.4	
25001	1	56.7	0	22.9	8.9	6.8	
25002	2	87.3	0	18.6	18.1	6.3	
25003	2	93.2	0	7.8	20.7	7.2	
25005	2	94.7	0	1.0	7.4	9.6	
25006	3	147.3	0	0.7	8.2	9.5	
25007	3	159.9	0	3.0	18.1	8.1	
25008	3	144.1	0	21.1	12.8	6.6	
26001	1	56.7	0	18.9	8.3	7.3	
26002	2	87.3	0	19.2	22.7	5.7	
26003	2	93.2	0	6.7	18.4	7.6	
26005	2	94.7	0	1.2	6.4	9.7	
26006	3	147.3	0	0.7	9.5	9.3	
26007	3	159.9	0	3.0	15.9	8.3	
26008	3	144.1	0	23.1	13.4	6.3	
27001	2	119.2	0	18.8	24.4	5.6	
27002	2	93.2	0	8.5	23.9	6.8	
27003	2	94.7	0	1.2	6.7	9.7	
27005	3	147.3	0	0.8	7.5	9.6	
27006	3	159.9	0	3.2	18.1	8.1	
27007	2	105.0	0	22.5	18.1	5.8	
28001	3	150.7	0	19.1	11.8	6.9	
28002	2	93.2	0	7.5	19.1	7.4	
28003	2	94.7	0	1.2	6.2	9.8	
28005	3	147.3	0	0.9	9.7	9.3	
28006	3	159.9	0	3.2	15.7	8.3	

Certificate # HR-AHCGRB-01 **Accreditation # HERA10035**

Thermal performance specifications

Unit number	Number of Bedrooms	Floor area (m^2)		Predict. loads (MJ/m²/y)		Star Rating	Thermal Comfort Upgrades
		Con.	Uncon.	Heat	Cool (Sens & Lat)		
28007	3	144.1	0	23.7	13.5	6.2	
29001	3	150.8	0	19.6	12.3	6.8	
29002	3	141.3	0	6.2	16.4	7.9	
29003	2	103.7	0	1.8	8.0	9.4	
29005	2	111.5	0	4.7	8.0	9.0	
29006	3	159.1	0	4.4	17.5	8.0	
29007	4	165.5	0	16.5	11.1	7.3	
30001	3	150.6	0	19.4	14.0	6.7	
30002	3	141.2	0	6.3	15.0	8.1	
30003	2	103.7	0	1.6	6.9	9.6	
30005	2	111.5	0	2.3	6.8	9.4	
30006	3	159.1	0	4.0	15.7	8.2	
30007	4	165.5	0	20.1	11.7	6.8	
31001	3	150.6	0	20.3	14.4	6.5	
31002	3	141.2	0	6.7	16.4	7.9	
31003	2	103.9	0	1.5	7.5	9.4	
31005	2	111.5	0	3.5	8.3	9.2	
31006	3	159.1	0	4.2	17.6	8.0	
31007	4	165.5	0	16.6	11.0	7.3	
32001	3	150.1	0	19.0	13.6	6.7	
32002	3	141.2	0	6.3	14.3	8.1	
32003	2	104.0	0	1.5	6.2	9.7	
32005	2	111.5	0	2.3	6.7	9.5	
32006	3	159.1	0	4.1	15.8	8.2	
32007	4	165.5	0	20.6	11.7	6.8	
33001	3	150.0	0	20.4	14.2	6.5	
33002	3	141.2	0	6.8	16.3	7.9	
33003	2	104.1	0	1.5	6.6	9.7	
33005	2	111.6	0	3.5	8.3	9.2	
33006	3	159.1	0	4.3	17.4	8.0	
33007	4	164.9	0	16.7	10.9	7.3	
34001	3	149.8	0	19.5	13.4	6.7	
34002	3	141.2	0	6.3	14.0	8.2	

Certificate # HR-AHCGRB-01 **Accreditation # HERA10035**

Thermal performance specifications

Unit number	Number of Bedrooms	Floor area (m^2)		Predict. loads (MJ/m²/y)		Star Rating	Thermal Comfort Upgrades
		Con.	Uncon.	Heat	Cool (Sens & Lat)		
34003	2	104.2	0	1.5	6.1	9.7	
34005	2	111.5	0	2.3	6.7	9.4	
34006	3	159.1	0	4.2	15.6	8.2	
34007	4	164.9	0	20.4	11.7	6.8	
35001	3	149.7	0	20.7	13.8	6.6	
35002	3	141.2	0	7.0	16.1	7.9	
35003	2	104.4	0	1.4	6.5	9.7	
35005	2	111.5	0	3.5	8.1	9.2	
35006	3	159.1	0	4.4	17.6	8.0	
35007	4	164.9	0	16.8	11.3	7.2	
36001	3	148.8	0	18.4	12.3	6.9	
36002	3	141.2	0	6.6	14.0	8.1	
36003	2	104.6	0	1.4	5.9	9.8	
36005	2	111.5	0	2.2	6.9	9.4	
36006	3	159.1	0	4.2	15.5	8.2	
36007	4	164.6	0	21.6	11.9	6.7	
37001	3	148.2	0	20.6	13.2	6.6	
37002	3	141.2	0	7.0	16.3	7.8	
37003	2	104.6	0	1.2	7.4	9.6	
37005	2	111.5	0	3.7	8.2	9.1	
37006	3	159.1	0	4.8	17.5	7.9	
37007	4	163.4	0	17.0	11.3	7.2	
38001	3	146.4	0	19.0	12.7	6.8	
38002	3	173.9	0	3.5	9.8	8.9	
38003	3	150.8	0	1.2	6.9	9.6	
38005	4	199.3	0	3.3	17.2	8.1	
38006	4	162.3	0	21.9	11.0	6.7	
39001	3	146.4	0	20.7	12.9	6.6	
39002	3	173.9	0	4.0	10.8	8.8	
39003	3	150.8	0	1.2	7.9	9.4	
39005	4	199.3	0	4.0	16.0	8.2	
39006	4	161.2	0	19.8	10.9	6.9	
40001	3	145.3	0	19.4	13.0	6.8	

Certificate # HR-AHCGRB-01 **Accreditation # HERA10035**

Thermal performance specifications

Unit number	Number of Bedrooms	Floor area (m^2)		Predict. loads (MJ/m²/y)		Star Rating	Thermal Comfort Upgrades
		Con.	Uncon.	Heat	Cool (Sens & Lat)		
40002	3	174.4	0	4.1	10.6	8.8	
40003	3	150.8	0	1.1	6.3	9.8	
40005	4	199.3	0	3.4	16.9	8.2	
40006	4	160.8	0	21.8	11.3	6.7	
41001	3	144.4	0	22.9	12.2	6.4	
41002	3	174.4	0	4.0	11.5	8.7	
41003	3	150.8	0	1.2	7.6	9.5	
41005	4	199.3	0	4.3	16.4	8.1	
41006	4	160.2	0	20.1	10.8	6.9	
42001	3	143.9	0	21.2	12.1	6.7	
42002	3	174.5	0	4.2	10.6	8.8	
42003	3	150.8	0	1.1	6.3	9.8	
42005	4	199.3	0	3.5	17.1	8.1	
42006	3	159.5	0	21.9	11.0	6.7	
43001	3	143.9	0	22.9	12.2	6.4	
43002	3	174.3	0	3.9	11.5	8.7	
43003	3	151.6	0	1.2	7.5	9.5	
43005	4	199.3	0	4.0	16.2	8.2	
43006	4	158.8	0	20.1	10.8	6.9	
44001	3	143.0	0	21.1	10.8	6.8	
44002	3	174.6	0	4.1	10.6	8.8	
44003	3	151.6	0	1.2	6.9	9.7	
44005	4	199.3	0	3.4	17.2	8.1	
44006	4	158.4	0	22.0	11.6	6.6	
45001	3	142.8	0	22.4	12.4	6.5	
45002	3	174.3	0	5.6	12.2	8.4	
45003	3	151.6	0	1.8	10.7	9.1	
45005	4	199.3	0	5.4	16.5	8.0	
45006	4	157.8	0	20.3	10.8	6.9	
46001	4	271.2	0	12.7	24.1	6.3	
46002	4	266.7	0	1.0	9.0	9.4	
46003	4	277.5	0	12.7	20.4	6.7	
47001	4	439.4	0	12.5	23.8	6.3	

Certificate # HR-AHCGRB-01							Accreditation # HERA10035
Thermal performance specifications							
Unit number	**Number of Bedrooms**	**Floor area** (m^2)		**Predict. loads** ($MJ/m^2/y$)		**Star Rating**	**Thermal Comfort Upgrades**
		Con.	**Uncon.**	**Heat**	**Cool** (Sens & Lat)		
47002	4	607.9	0	21.4	27.7	5.1	

Nationwide House Energy Rating Scheme — Class 2 Summary
NatHERS Certificate No. #HR-AHCGRB-01

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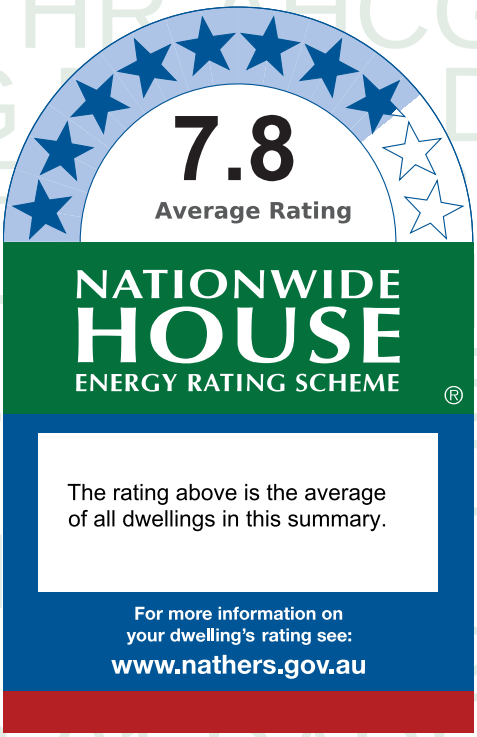

Property

Address Darling Drive, Darling Harbour, NSW, 2000

Lot/DP

NatHERS climate zone 17 - Sydney RO

Accredited assessor

Stefanie Simpson
Efficient Living
stefanie@efficientliving.com.au
+61 299706181

Accreditation No. 10035

Assessor Accrediting Organisation HERA

Verification

To verify this certificate, scan the QR code or visit http://www.hero-software.com.au/pdf/HR-AHCGRB-01. When using either link, ensure you are visiting http://www.hero-software.com.au

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-CMW6SB-01	10001	17.5	10.0	27.4	7.3
HR-AX9W4K-01	10002	18.2	16.6	34.8	6.5
HR-SC0KL5-01	10003	5.2	17.6	22.8	7.9
HR-YGBSEQ-01	10005	0.9	9.7	10.6	9.3

National Construction Code (NCC) requirements

The NCC's requirements for NatHERS-rated houses are detailed in 3.12.0(a)(i) and 3.12.5 of the NCC Volume Two. For apartments the requirements are detailed in J0.2 and J5 to J8 of the NCC Volume One.

In NCC 2019, these requirements include minimum star ratings and separate heating and cooling load limits that need to be met by buildings and apartments through the NatHERS assessment. Requirements additional to the NatHERS assessment that must also be satisfied include, but are not limited to: insulation installation methods, thermal breaks, building sealing, water heating and pumping, and artificial lighting requirements. The NCC and NatHERS Heating and Cooling Load Limits (Australian Building Codes Board Standard) are available at www.abcb.gov.au.

State and territory variations and additions to the NCC may also apply

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-21XSN3-01	10006	0.8	9.0	9.8	9.4
HR-Q6K4NG-01	10007	2.8	12.5	15.3	8.7
HR-PX224N-01	10008	20.0	19.4	39.4	5.9
HR-H56D6L-01	10009	15.7	11.6	27.3	7.3
HR-YOGER5-01	11001	21.0	12.8	33.9	6.6
HR-36M3HU-01	11002	18.6	17.2	35.9	6.4
HR-MN2KQR-01	11003	7.1	22.7	29.8	7.0
HR-SH9JH4-01	11005	0.9	10.0	10.9	9.3
HR-JYCUE4-01	11006	0.9	7.5	8.4	9.6
HR-ZR7XK7-01	11007	3.0	13.4	16.4	8.6
HR-BMJOOU-01	11008	20.2	19.8	40.0	5.9
HR-7388QY-01	11009	17.4	12.6	30.0	6.9
HR-ZJ0BZC-01	12001	17.8	9.8	27.6	7.3
HR-LAQHKX-01	12002	18.2	16.8	35.0	6.4
HR-JEVPKD-01	12003	5.2	18.5	23.8	7.8
HR-O0T7KB-01	12005	1.0	9.4	10.4	9.3
HR-F7HYVY-01	12006	0.9	8.8	9.7	9.4
HR-L93Y86-01	12007	2.9	12.5	15.4	8.7
HR-ZCLNQ7-01	12008	20.5	19.2	39.7	5.9
HR-RLLT9C-01	12009	16.0	11.9	27.9	7.3
HR-7V3NDB-01	13001	21.3	12.7	34.0	6.6
HR-QLD8HJ-01	13002	18.6	17.8	36.4	6.3
HR-EKZY2P-01	13003	7.1	23.5	30.6	6.9
HR-QNWMDD-01	13005	1.0	9.5	10.5	9.3
HR-XXM4ZB-01	13006	0.9	7.6	8.6	9.6
HR-M3WXIQ-01	13007	3.1	13.2	16.3	8.6
HR-4Q71OM-01	13008	20.3	19.5	39.8	5.9
HR-BD6JSO-01	13009	17.6	12.3	30.0	7.0
HR-7AGN9A-01	14001	18.0	9.6	27.6	7.3

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-LRZA2N-01	14002	18.1	17.2	35.3	6.4
HR-SFS6TJ-01	14003	5.3	19.5	24.8	7.7
HR-SPVAVD-01	14005	1.0	9.2	10.1	9.4
HR-O7U5QM-01	14006	0.9	8.7	9.6	9.4
HR-GRJ0QB-01	14007	3.0	12.4	15.4	8.7
HR-PAE0V1-01	14008	20.7	19.0	39.7	5.9
HR-ZM44S7-01	14009	16.2	12.1	28.3	7.2
HR-5EPSEZ-01	15001	21.5	12.3	33.8	6.6
HR-75PQ8O-01	15002	18.3	17.8	36.2	6.4
HR-KMMBDC-01	15003	7.2	25.2	32.4	6.8
HR-YJVOTK-01	15005	1.0	9.4	10.4	9.3
HR-T7CQOM-01	15006	1.0	7.4	8.4	9.6
HR-2CT2JK-01	15007	3.1	13.2	16.3	8.6
HR-Y4VCB9-01	15008	20.6	19.4	39.9	5.9
HR-XO9V99-01	15009	17.8	12.3	30.1	6.9
HR-P64YNW-01	16001	18.0	9.4	27.4	7.3
HR-L5F8TA-01	16002	17.7	17.0	34.7	6.5
HR-95Z0ZJ-01	16003	5.1	19.5	24.7	7.7
HR-GWHG9R-01	16005	1.0	8.9	9.9	9.4
HR-3P1NDL-01	16006	0.9	8.4	9.3	9.4
HR-VGLS12-01	16007	3.2	12.1	15.2	8.7
HR-2VVU5B-01	16008	23.1	18.9	42.0	5.7
HR-6381J2-01	16009	16.3	11.5	27.8	7.3
HR-MWXVYS-01	17001	22.0	9.3	31.3	6.9
HR-QAIQZI-01	17002	18.2	19.4	37.6	6.2
HR-XR89LZ-01	17003	7.6	25.1	32.7	6.7
HR-GU5KA6-01	17005	0.9	9.1	10.0	9.4
HR-3R87XR-01	17006	0.7	8.7	9.4	9.4
HR-OO3NS6-01	17007	2.9	18.9	21.8	8.0

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-8DA3VA-01	17008	21.2	13.2	34.4	6.6
HR-NVXM16-01	18001	18.0	7.6	25.6	7.5
HR-T5VV3G-01	18002	17.8	23.9	41.7	5.7
HR-1AYOOV-01	18003	6.3	19.0	25.3	7.6
HR-LUHP2Y-01	18005	1.1	8.3	9.4	9.4
HR-APYVV6-01	18006	0.7	9.9	10.6	9.3
HR-44A1EI-01	18007	2.8	16.7	19.5	8.3
HR-NBQBRT-01	18008	22.1	13.7	35.8	6.4
HR-CSC9O7-01	19001	22.3	9.2	31.4	6.9
HR-MKX60X-01	19002	18.1	18.8	36.9	6.3
HR-46K4BU-01	19003	7.7	24.3	32.0	6.8
HR-LGGS2L-01	19005	1.0	9.0	9.9	9.4
HR-O2E3IV-01	19006	0.7	8.5	9.2	9.4
HR-R7X3IH-01	19007	2.9	18.7	21.6	8.0
HR-CCNM8W-01	19008	20.5	13.1	33.6	6.6
HR-JFU1L8-01	20001	18.2	7.3	25.5	7.6
HR-O3Z047-01	20002	18.1	23.5	41.6	5.7
HR-5Y5259-01	20003	6.3	18.9	25.2	7.6
HR-3ASTJI-01	20005	1.1	8.1	9.2	9.4
HR-F4AQWM-01	20006	0.7	9.9	10.6	9.3
HR-JPQ4G2-01	20007	2.9	16.2	19.1	8.3
HR-UVPQD2-01	20008	22.4	13.6	36.0	6.4
HR-T8LJQ1-01	21001	22.5	9.3	31.8	6.8
HR-B6KQMM-01	21002	18.4	18.5	36.8	6.3
HR-DKG559-01	21003	7.8	24.0	31.8	6.8
HR-V0A37C-01	21005	1.0	8.0	9.0	9.5
HR-19XR9Y-01	21006	0.8	8.4	9.2	9.4
HR-KFSPFM-01	21007	3.0	18.5	21.5	8.0
HR-WBJBBX-01	21008	20.7	13.1	33.8	6.6

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-UQDWXJ-01	22001	18.4	7.3	25.7	7.5
HR-500Q0E-01	22002	18.3	23.2	41.5	5.7
HR-GOY0QQ-01	22003	6.5	18.8	25.3	7.6
HR-XC8YG6-01	22005	1.2	6.9	8.1	9.7
HR-VXO7I6-01	22006	0.7	10.1	10.8	9.3
HR-3WPXQX-01	22007	3.0	16.3	19.3	8.3
HR-3PYL73-01	22008	22.6	13.5	36.1	6.4
HR-TYBK4K-01	23001	22.7	9.0	31.7	6.8
HR-B13ZR6-01	23002	18.6	17.9	36.5	6.3
HR-8OA6K9-01	23003	8.0	23.8	31.8	6.8
HR-EYUAPZ-01	23005	1.1	8.2	9.3	9.4
HR-7ZJYY4-01	23006	0.8	8.4	9.2	9.4
HR-1USZPQ-01	23007	3.1	18.6	21.7	8.0
HR-CJOUC1-01	23008	21.2	12.9	34.1	6.6
HR-46L3OF-01	24001	18.5	7.1	25.7	7.5
HR-0IOF24-01	24002	18.8	23.2	42.0	5.7
HR-WWGW7X-01	24003	6.3	16.4	22.8	7.9
HR-YQCDRM-01	24005	1.3	6.9	8.2	9.6
HR-5LY8UU-01	24006	0.7	9.6	10.4	9.3
HR-PUU1Q0-01	24007	3.0	16.2	19.3	8.3
HR-N3O7KF-01	24008	22.7	13.4	36.1	6.4
HR-7U06SX-01	25001	22.9	8.9	31.7	6.8
HR-NERGMG-01	25002	18.6	18.1	36.8	6.3
HR-HR535D-01	25003	7.8	20.7	28.5	7.2
HR-O5N2ST-01	25005	1.0	7.4	8.4	9.6
HR-MFC1K8-01	25006	0.7	8.2	8.9	9.5
HR-U8OKAM-01	25007	3.0	18.1	21.2	8.1
HR-YLD1U4-01	25008	21.1	12.8	33.8	6.6
HR-20IFS8-01	26001	18.9	8.3	27.3	7.3

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-NZJWH6-01	26002	19.2	22.7	41.9	5.7
HR-762G03-01	26003	6.7	18.4	25.1	7.6
HR-0HOLKJ-01	26005	1.2	6.4	7.6	9.7
HR-XTA6YD-01	26006	0.7	9.5	10.2	9.3
HR-74C09Z-01	26007	3.0	15.9	18.9	8.3
HR-0LKY2J-01	26008	23.1	13.4	36.5	6.3
HR-BKIGQS-01	27001	18.8	24.4	43.2	5.6
HR-26IT3Z-01	27002	8.5	23.9	32.4	6.8
HR-SBTEAO-01	27003	1.2	6.7	7.8	9.7
HR-EVHN63-01	27005	0.8	7.5	8.3	9.6
HR-CQJYC8-01	27006	3.2	18.1	21.3	8.1
HR-LTJ3WZ-01	27007	22.5	18.1	40.6	5.8
HR-THJ069-01	28001	19.1	11.8	30.9	6.9
HR-VZG8YI-01	28002	7.5	19.1	26.6	7.4
HR-E9NVM9-01	28003	1.2	6.2	7.4	9.8
HR-COH5DY-01	28005	0.9	9.7	10.6	9.3
HR-HQEZOF-01	28006	3.2	15.7	18.8	8.3
HR-XIASLM-01	28007	23.7	13.5	37.2	6.2
HR-UUZA5A-01	29001	19.6	12.3	31.9	6.8
HR-Z4W4RW-01	29002	6.2	16.4	22.6	7.9
HR-ILNMB4-01	29003	1.8	8.0	9.8	9.4
HR-OO0IL4-01	29005	4.7	8.0	12.6	9.0
HR-GMG8PU-01	29006	4.4	17.5	21.9	8.0
HR-K5D1WV-01	29007	16.5	11.1	27.6	7.3
HR-PZ6U5P-01	30001	19.4	14.0	33.4	6.7
HR-THP67S-01	30002	6.3	15.0	21.2	8.1
HR-RZA0BY-01	30003	1.6	6.9	8.4	9.6
HR-I0J38L-01	30005	2.3	6.8	9.1	9.4
HR-QR8X52-01	30006	4.0	15.7	19.8	8.2

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-PL7XDE-01	30007	20.1	11.7	31.8	6.8
HR-CZIRNU-01	31001	20.3	14.4	34.7	6.5
HR-MUYSHN-01	31002	6.7	16.4	23.2	7.9
HR-JCLLT3-01	31003	1.5	7.5	9.0	9.4
HR-C01GL6-01	31005	3.5	8.3	11.8	9.2
HR-6D2IBG-01	31006	4.2	17.6	21.8	8.0
HR-330DGD-01	31007	16.6	11.0	27.6	7.3
HR-PHFT6I-01	32001	19.0	13.6	32.6	6.7
HR-WSJ37D-01	32002	6.3	14.3	20.6	8.1
HR-UZ99WP-01	32003	1.5	6.2	7.8	9.7
HR-74BNWI-01	32005	2.3	6.7	9.0	9.5
HR-4CNGJ5-01	32006	4.1	15.8	19.9	8.2
HR-MAXVBZ-01	32007	20.6	11.7	32.3	6.8
HR-AZU12K-01	33001	20.4	14.2	34.5	6.5
HR-QL8K7V-01	33002	6.8	16.3	23.1	7.9
HR-C3BXVB-01	33003	1.5	6.6	8.0	9.7
HR-0JDGH8-01	33005	3.5	8.3	11.7	9.2
HR-EJAC9I-01	33006	4.3	17.4	21.7	8.0
HR-675DQP-01	33007	16.7	10.9	27.6	7.3
HR-YJVP3W-01	34001	19.5	13.4	32.9	6.7
HR-W2THBP-01	34002	6.3	14.0	20.3	8.2
HR-3ERCZV-01	34003	1.5	6.1	7.7	9.7
HR-JHFASR-01	34005	2.3	6.7	9.1	9.4
HR-ZDZZUS-01	34006	4.2	15.6	19.8	8.2
HR-GLDWYL-01	34007	20.4	11.7	32.1	6.8
HR-OJ1SZC-01	35001	20.7	13.8	34.5	6.6
HR-6C2C85-01	35002	7.0	16.1	23.0	7.9
HR-9CE0B1-01	35003	1.4	6.5	7.9	9.7
HR-V7UG1R-01	35005	3.5	8.1	11.6	9.2

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-PKVWT9-01	35006	4.4	17.6	22.0	8.0
HR-JDG9NY-01	35007	16.8	11.3	28.1	7.2
HR-B6JNB7-01	36001	18.4	12.3	30.7	6.9
HR-SP7UDZ-01	36002	6.6	14.0	20.6	8.1
HR-INVO8K-01	36003	1.4	5.9	7.3	9.8
HR-NGIFRF-01	36005	2.2	6.9	9.1	9.4
HR-J5HRDP-01	36006	4.2	15.5	19.7	8.2
HR-MS14DQ-01	36007	21.6	11.9	33.5	6.7
HR-SSFNMP-01	37001	20.6	13.2	33.8	6.6
HR-YZH8PO-01	37002	7.0	16.3	23.3	7.8
HR-Q4EXN7-01	37003	1.2	7.4	8.6	9.6
HR-VV3VX6-01	37005	3.7	8.2	11.9	9.1
HR-J1ROSO-01	37006	4.8	17.5	22.3	7.9
HR-M0J0SH-01	37007	17.0	11.3	28.3	7.2
HR-6RFAK5-01	38001	19.0	12.7	31.7	6.8
HR-HUGR3M-01	38002	3.5	9.8	13.3	8.9
HR-RSFASA-01	38003	1.2	6.9	8.1	9.6
HR-Y4BNPM-01	38005	3.3	17.2	20.5	8.1
HR-AD63YN-01	38006	21.9	11.0	32.9	6.7
HR-WLELB3-01	39001	20.7	12.9	33.7	6.6
HR-SOYHCC-01	39002	4.0	10.8	14.8	8.8
HR-KZJT9Y-01	39003	1.2	7.9	9.1	9.4
HR-OAN4EM-01	39005	4.0	16.0	20.1	8.2
HR-DWJADY-01	39006	19.8	10.9	30.7	6.9
HR-1D5VJR-01	40001	19.4	13.0	32.5	6.8
HR-N8ULM8-01	40002	4.1	10.6	14.7	8.8
HR-JP69AC-01	40003	1.1	6.3	7.4	9.8
HR-VLC9BV-01	40005	3.4	16.9	20.3	8.2
HR-3CZ3VQ-01	40006	21.8	11.3	33.2	6.7

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-O4TK5L-01	41001	22.9	12.2	35.2	6.4
HR-5TB9PZ-01	41002	4.0	11.5	15.5	8.7
HR-P2Q9OX-01	41003	1.2	7.6	8.8	9.5
HR-8TEAM1-01	41005	4.3	16.4	20.6	8.1
HR-85EGL8-01	41006	20.1	10.8	31.0	6.9
HR-CQ9SG2-01	42001	21.2	12.1	33.3	6.7
HR-H9YDYH-01	42002	4.2	10.6	14.8	8.8
HR-STAVE6-01	42003	1.1	6.3	7.4	9.8
HR-I45YVD-01	42005	3.5	17.1	20.6	8.1
HR-SR4YKM-01	42006	21.9	11.0	32.9	6.7
HR-RKT82M-01	43001	22.9	12.2	35.2	6.4
HR-CTHTMP-01	43002	3.9	11.5	15.4	8.7
HR-KTP36L-01	43003	1.2	7.5	8.7	9.5
HR-MDC9UJ-01	43005	4.0	16.2	20.2	8.2
HR-UNYID0-01	43006	20.1	10.8	30.9	6.9
HR-WDHFUI-01	44001	21.1	10.8	31.9	6.8
HR-RGA72B-01	44002	4.1	10.6	14.7	8.8
HR-8CX36J-01	44003	1.2	6.9	8.1	9.7
HR-LLYBFX-01	44005	3.4	17.2	20.6	8.1
HR-XJG7Z3-01	44006	22.0	11.6	33.6	6.6
HR-1T4RGB-01	45001	22.4	12.4	34.8	6.5
HR-XTADNB-01	45002	5.6	12.2	17.8	8.4
HR-MIL0KK-01	45003	1.8	10.7	12.5	9.1
HR-52MWFJ-01	45005	5.4	16.5	21.8	8.0
HR-P112OW-01	45006	20.3	10.8	31.1	6.9
HR-CCJF8Z-01	46001	12.7	24.1	36.8	6.3
HR-0VWO17-01	46002	1.0	9.0	10.0	9.4
HR-Z2IBSX-01	46003	12.7	20.4	33.1	6.7
HR-VVL4OZ-01	47001	12.5	23.8	36.3	6.3

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
HR-RH8PY6-01	47002	21.4	27.7	49.1	5.1
HR-UE8GA6-01	6001	21.0	11.5	32.6	6.7
HR-VX83YN-01	6002	15.0	23.9	38.9	6.0
HR-PGG2Z8-01	6003	2.8	21.6	24.5	7.7
HR-RXUPMT-01	6005	0.2	6.6	6.8	9.9
HR-N4WO3V-01	6006	2.7	11.3	14.1	8.9
HR-GX0HG7-01	6007	16.9	12.8	29.7	7.0
HR-R0A1W0-01	7001	17.1	11.3	28.4	7.2
HR-FQ43W9-01	7002	13.2	23.1	36.3	6.3
HR-U8BGCM-01	7003	5.0	28.6	33.6	6.6
HR-IKLZZA-01	7005	0.5	13.7	14.2	8.9
HR-3BQ6RP-01	7006	2.0	24.1	26.0	7.4
HR-MTUSLU-01	7007	20.3	16.4	36.7	6.3
HR-ZAVBM4-01	8001	15.8	8.6	24.4	7.7
HR-TT0LB3-01	8002	14.7	18.9	33.6	6.6
HR-WRRGCD-01	8003	5.2	17.7	22.9	7.9
HR-VG0FCF-01	8005	1.0	8.4	9.4	9.4
HR-ASY815-01	8006	0.8	9.4	10.2	9.3
HR-GT6IQP-01	8007	2.2	12.5	14.7	8.8
HR-43265F-01	8008	19.0	17.3	36.4	6.3
HR-JC4ASJ-01	8009	14.0	9.1	23.2	7.9
HR-9L7O21-01	9001	20.7	13.1	33.8	6.6
HR-ULULY1-01	9002	18.7	16.7	35.4	6.4
HR-WZGAUN-01	9003	7.0	20.2	27.2	7.3
HR-TW9W2K-01	9005	0.9	10.1	11.0	9.3
HR-SYCX06-01	9006	0.8	7.7	8.5	9.6
HR-DIESKO-01	9007	2.9	13.8	16.6	8.5
HR-NP1YND-01	9008	19.8	20.4	40.2	5.9
HR-NQH8Y4-01	9009	17.1	12.9	30.1	6.9

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (MJ/m²)	Cooling load (MJ/m²)	Total load (MJ/m²)	Star rating
Average	265x (Total)	10.1	13.5	23.5	7.8

Explanatory Notes

About this report

This summary rating is the average rating of all NCC Class 2 dwellings in a development. The individual dwellings' ratings are a comprehensive, dynamic computer modelling evaluation of a home, using the floorplans, elevations and specifications to estimate the energy load. It addresses the building layout, orientation and fabric (i.e. walls, windows, floors, roofs and ceilings), but does not cover the water or energy use of appliances, or energy production of solar panels. For more details about an individual dwelling's assessment, refer to the individual dwelling's NatHERS Certificate (accessible via link).

Accredited Assessors

To ensure the NatHERS Certificate is of a high quality, always use an accredited or licenced assessor. NatHERS accredited assessors are members of a professional body called an Assessor Accrediting Organisation (AAO). AAOs have specific quality assurance processes in place, and continuing professional development requirements, to maintain a high and consistent standard of assessments across the country.

Any questions or concerns about this report should be directed to the assessor in the first instance. If the assessor is unable to address these questions or concerns, the AAO specified on the front of this certificate should be contacted.

Disclaimer

The format of the NatHERS Certificate was developed by the NatHERS Administrator. However the content, input and creation of the NatHERS Certificate is by the assessor. It is the responsibility of the assessor who prepared this certificate to use NatHERS accredited software correctly and follow the NatHERS Technical Notes to produce a NatHERS Certificate.

BASIX® Certificate

Building Sustainability Index www.basix.nsw.gov.au

Multi Dwelling

Certificate number: 1329072M_05

This certificate confirms that the proposed development will meet the NSW government's requirements for sustainability, if it is built in accordance with the commitments set out below. Terms used in this certificate, or in the commitments, have the meaning given by the document entitled "BASIX Definitions" dated 10/09/2020 published by the Department. This document is available at www.basix.nsw.gov.au

This certificate is a revision of certificate number 1329072M lodged with the consent authority or certifier on 16 December 2022 with application SSD-49295711.

It is the responsibility of the applicant to verify with the consent authority that the original, or any revised certificate, complies with the requirements of Schedule 1 Clause 2A, 4A or 6A of the Environment Planning and Assessment Regulation 2000

Secretary
Date of issue: Tuesday, 27 February 2024
To be valid, this certificate must be lodged within 3 months of the date of issue.

NSW GOVERNMENT

Project summary	
Project name	Harbourside 2-10 Darling Drive, Sydn_05
Street address	2-10 DARLING DRIVE SYDNEY 2000
Local Government Area	SYDNEY
Plan type and plan number	Deposited Plan 121212
Lot no.	2
Section no.	-
No. of residential flat buildings	1
No. of units in residential flat buildings	265
No. of multi-dwelling houses	0
No. of single dwelling houses	0

Project score		
Water	✔ 49	Target 40
Thermal Comfort	✔ Pass	Target Pass
Energy	✔ 25	Target 25

Certificate Prepared by
Name / Company Name: Efficient Living Pty Ltd
ABN (if applicable): 82623289976

Description of project

Project address	
Project name	Harbourside 2-10 Darling Drive, Sydn_05
Street address	2-10 DARLING DRIVE SYDNEY 2000
Local Government Area	SYDNEY
Plan type and plan number	Deposited Plan 121212
Lot no.	2
Section no.	-

Project type	
No. of residential flat buildings	1
No. of units in residential flat buildings	265
No. of multi-dwelling houses	0
No. of single dwelling houses	0

Site details	
Site area (m²)	19700
Roof area (m²)	413
Non-residential floor area (m²)	44500.00
Residential car spaces	247
Non-residential car spaces	30

Common area landscape	
Common area lawn (m²)	0.00
Common area garden (m²)	1540.80
Area of indigenous or low water use species (m²)	1540.80

Assessor details and thermal loads	
Assessor number	HERA10035
Certificate number	HR-AHCGRB-01
Climate zone	17
Ceiling fan in at least one bedroom	No
Ceiling fan in at least one living room orother conditioned area	No

Project score			
Water	✔	49	Target 40
Thermal Comfort	✔	Pass	Target Pass
Energy	✔	25	Target 25

Description of project

The tables below describe the dwellings and common areas within the project

Residential flat buildings - Building1, 265 dwellings, 49 storeys above ground

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
10001	1	56.7	0	0	0
10006	3	143.8	0	0	0
11001	1	56.7	0	0	0
11006	3	143.8	0	0	0
12001	1	56.7	0	0	0
12006	3	143.8	0	0	0
13001	1	56.7	0	0	0
13006	3	143.8	0	0	0
14001	1	56.7	0	0	0
14006	3	143.8	0	0	0
15001	1	56.7	0	0	0
15006	3	143.8	0	0	0
16001	1	56.7	0	0	0
16006	3	143.8	0	0	0
17001	1	56.7	0	0	0
17006	3	147.3	0	0	0
18002	2	87.3	0	0	0
18007	3	159.9	0	0	0
19003	2	93.2	0	0	0
19008	3	144.1	0	0	0
20005	2	94.7	0	0	0
10002	2	87.5	0	0	0
10007	3	159.4	0	0	0
11002	2	87.5	0	0	0
11007	3	159.4	0	0	0
12002	2	87.5	0	0	0
12007	3	159.4	0	0	0
13002	2	87.5	0	0	0
13007	3	159.4	0	0	0
14002	2	87.5	0	0	0
14007	3	159.4	0	0	0
15002	2	87.5	0	0	0
15007	3	159.4	0	0	0
16002	2	87.5	0	0	0
16007	3	159.4	0	0	0
17002	2	87.3	0	0	0
17007	3	159.9	0	0	0
18003	2	93.2	0	0	0
18008	3	144.1	0	0	0
19005	2	94.7	0	0	0
20001	1	56.7	0	0	0
20006	3	147.3	0	0	0
10003	2	92.6	0	0	0
10008	2	82.9	0	0	0
11003	2	92.6	0	0	0
11008	2	82.9	0	0	0
12003	2	92.6	0	0	0
12008	2	82.9	0	0	0
13003	2	92.6	0	0	0
13008	2	82.9	0	0	0
14003	2	92.6	0	0	0
14008	2	82.9	0	0	0
15003	2	92.6	0	0	0
15008	2	82.9	0	0	0
16003	2	92.6	0	0	0
16008	2	82.9	0	0	0
17003	2	93.2	0	0	0
17008	3	144.1	0	0	0
18005	2	94.7	0	0	0
19001	1	56.7	0	0	0
19006	3	147.3	0	0	0
20002	2	87.3	0	0	0
20007	3	159.9	0	0	0
10005	2	92.4	0	0	0
10009	1	53.5	0	0	0
11005	2	92.4	0	0	0
11009	1	53.5	0	0	0
12005	2	92.4	0	0	0
12009	1	53.5	0	0	0
13005	2	92.4	0	0	0
13009	1	53.5	0	0	0
14005	2	92.4	0	0	0
14009	1	53.5	0	0	0
15005	2	92.4	0	0	0
15009	1	53.5	0	0	0
16005	2	92.4	0	0	0
16009	1	53.5	0	0	0
17005	2	94.7	0	0	0
18001	1	56.7	0	0	0
18006	3	147.3	0	0	0
19002	2	87.3	0	0	0
19007	3	159.9	0	0	0
20003	2	93.2	0	0	0
20008	3	144.1	0	0	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
21001	1	56.7	0	0	0
21006	3	147.3	0	0	0
22002	2	87.3	0	0	0
22007	3	159.9	0	0	0
23003	2	93.2	0	0	0
23008	3	144.1	0	0	0
24005	2	94.7	0	0	0
25001	1	56.7	0	0	0
25006	3	147.3	0	0	0
26002	2	87.3	0	0	0
26007	3	159.9	0	0	0
27003	2	94.7	0	0	0
28001	3	150.7	0	0	0
28006	3	159.9	0	0	0
29003	2	103.7	0	0	0
30001	3	150.6	0	0	0
30006	3	159.1	0	0	0
31003	2	103.9	0	0	0
32001	3	150.1	0	0	0
32006	3	159.1	0	0	0
33003	2	104.1	0	0	0
34001	3	149.8	0	0	0
34006	3	159.1	0	0	0
35003	2	104.4	0	0	0
36001	3	148.8	0	0	0
36006	3	159.1	0	0	0
21002	2	87.3	0	0	0
21007	3	159.9	0	0	0
22003	2	93.2	0	0	0
22008	3	144.1	0	0	0
23005	2	94.7	0	0	0
24001	1	56.7	0	0	0
24006	3	147.3	0	0	0
25002	2	87.3	0	0	0
25007	3	159.9	0	0	0
26003	2	93.2	0	0	0
26008	3	144.1	0	0	0
27005	3	147.3	0	0	0
28002	2	93.2	0	0	0
28007	3	144.1	0	0	0
29005	2	111.5	0	0	0
30002	3	141.2	0	0	0
30007	4+	165.5	0	0	0
31005	2	111.5	0	0	0
32002	3	141.2	0	0	0
32007	4+	165.5	0	0	0
33005	2	111.6	0	0	0
34002	3	141.2	0	0	0
34007	4+	164.9	0	0	0
35005	2	111.5	0	0	0
36002	3	141.2	0	0	0
36007	4+	164.6	0	0	0
21003	2	93.2	0	0	0
21008	3	144.1	0	0	0
22005	2	94.7	0	0	0
23001	1	56.7	0	0	0
23006	3	147.3	0	0	0
24002	2	87.3	0	0	0
24007	3	159.9	0	0	0
25003	2	93.2	0	0	0
25008	3	144.1	0	0	0
26005	2	94.7	0	0	0
27001	2	119.2	0	0	0
27006	3	159.9	0	0	0
28003	2	94.7	0	0	0
29001	3	150.8	0	0	0
29006	3	159.1	0	0	0
30003	2	103.7	0	0	0
31001	3	150.6	0	0	0
31006	3	159.1	0	0	0
32003	2	104	0	0	0
33001	3	150	0	0	0
33006	3	159.1	0	0	0
34003	2	104.2	0	0	0
35001	3	149.7	0	0	0
35006	3	159.1	0	0	0
36003	2	104.6	0	0	0
37001	3	148.2	0	0	0
21005	2	94.7	0	0	0
22001	1	56.7	0	0	0
22006	3	147.3	0	0	0
23002	2	87.3	0	0	0
23007	3	159.9	0	0	0
24003	2	93.2	0	0	0
24008	3	144.1	0	0	0
25005	2	94.7	0	0	0
26001	1	56.7	0	0	0
26006	3	147.3	0	0	0
27002	2	93.2	0	0	0
27007	2	105	0	0	0
28005	3	147.3	0	0	0
29002	3	141.3	0	0	0
29007	4+	165.5	0	0	0
30005	2	111.5	0	0	0
31002	3	141.2	0	0	0
31007	4+	165.5	0	0	0
32005	2	111.5	0	0	0
33002	3	141.2	0	0	0
33007	4+	164.9	0	0	0
34005	2	111.5	0	0	0
35002	3	141.2	0	0	0
35007	4+	164.9	0	0	0
36005	2	111.5	0	0	0
37002	3	141.2	0	0	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
37003	2	104.6	0	0	0
38001	3	146.4	0	0	0
38006	4+	162.3	0	0	0
39005	4+	199.3	0	0	0
40003	3	150.8	0	0	0
41002	3	174.4	0	0	0
42001	3	143.9	0	0	0
42006	3	159.5	0	0	0
43005	4+	199.3	0	0	0
44003	3	151.6	0	0	0
45002	3	174.3	0	0	0
46001	4+	271.2	0	0	0
47002	4+	607.9	0	0	0
6005	3	183	0	0	0
7002	2	86.4	0	0	0
7007	3	141.9	0	0	0
8005	2	92.5	0	0	0
8009	1	52.2	0	0	0
9005	2	92.4	0	0	0
9009	1	53.5	0	0	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
37005	2	111.5	0	0	0
38002	3	173.9	0	0	0
39001	3	146.4	0	0	0
39006	4+	161.2	0	0	0
40005	4+	199.3	0	0	0
41003	3	150.8	0	0	0
42002	3	174.5	0	0	0
43001	3	143.9	0	0	0
43006	4+	158.8	0	0	0
44005	4+	199.3	0	0	0
45003	3	151.6	0	0	0
46002	4+	266.7	0	0	0
6001	1	56.3	0	0	0
6006	3	170	0	0	0
7003	3	157.3	0	0	0
8001	1	56.3	0	0	0
8006	3	141.6	0	0	0
9001	1	56.7	0	0	0
9006	3	143.8	0	0	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
37006	3	159.1	0	0	0
38003	3	150.8	0	0	0
39002	3	173.9	0	0	0
40001	3	145.3	0	0	0
40006	4+	160.8	0	0	0
41005	4+	199.3	0	0	0
42003	3	150.8	0	0	0
43002	3	174.3	0	0	0
44001	3	143	0	0	0
44006	4+	158.4	0	0	0
45005	4+	199.3	0	0	0
46003	4+	277.5	0	0	0
6002	2	90.3	0	0	0
6007	3	156.6	0	0	0
7005	3	173.2	0	0	0
8002	2	86.4	0	0	0
8007	3	159	0	0	0
9002	2	87.5	0	0	0
9007	3	159.4	0	0	0

Dwelling no.	No. of bedrooms	Conditioned floor area (m²)	Unconditioned floor area (m²)	Area of garden & lawn (m²)	Indigenous species (min area m²)
37007	4+	163.4	0	0	0
38005	4+	199.3	0	0	0
39003	3	150.8	0	0	0
40002	3	174.4	0	0	0
41001	3	144.4	0	0	0
41006	4+	160.2	0	0	0
42005	4+	199.3	0	0	0
43003	3	151.6	0	0	0
44002	3	174.6	0	0	0
45001	3	142.8	0	0	0
45006	4+	157.8	0	0	0
47001	4+	439.4	0	0	0
6003	3	171.6	0	0	0
7001	1	56.3	0	0	0
7006	3	159	0	0	0
8003	2	93.6	0	0	0
8008	2	83.1	0	0	0
9003	2	92.6	0	0	0
9008	2	82.9	0	0	0

Description of project

The tables below describe the dwellings and common areas within the project

Common areas of unit building - Building1

Common area	Floor area (m²)
Residential common rooms	1430.00
Shared driveways and loading area	2294.00
Lift car (No. 4)	0.00
Substation	82.70
Bathrooms	41.00
Plant / services - resi only	876.00

Common area	Floor area (m²)
Basement carpark	10240.00
Lift car (No. 2)	0.00
Lift car (No. 5)	0.00
Waste and recycling	365.00
Residential storage / bike parking	320.00
Plant / services - shared resi / non-res	970.60

Common area	Floor area (m²)
Lift car (No. 1)	0.00
Lift car (No. 3)	0.00
Lift car (No. 6)	0.00
Kitchen	13.00
Plant / services roof top	480.00
Lobbies and corridors	3836.00

Schedule of BASIX commitments

1. Commitments for Residential flat buildings - Building1
    - (a) Dwellings
        - (i) Water
        - (ii) Energy
        - (iii) Thermal Comfort
    - (b) Common areas and central systems/facilities
        - (i) Water
        - (ii) Energy

2. Commitments for single dwelling houses

3. Commitments for multi-dwelling houses

4. Commitments for common areas and central systems/facilities for the development (non-building specific)
    - (a) Common areas and central systems/facilities
        - (i) Water
        - (ii) Energy

Schedule of BASIX commitments

The commitments set out below regulate how the proposed development is to be carriedout. It is a condition of any development consent granted, or complying development certificate issued, for the proposed development, that BASIX commitments be complied with.

1. Commitments for Residential flat buildings - Building1

(a) Dwellings

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must comply with the commitments listed below in carrying out the development of a dwelling listed in a table below.			
(b) The applicant must plant indigenous or low water use species of vegetation throughout the area of land specified for the dwelling in the "Indigenous species" column of the table below, as private landscaping for that dwelling. (This area of indigenous vegetation is to be contained within the "Area of garden and lawn" for the dwelling specified in the "Description of Project" table).	✔	✔	
(c) If a rating is specified in the table below for a fixture or appliance to be installed in the dwelling, the applicant must ensure that each such fixture and appliance meets the rating specified for it.		✔	✔
(d) The applicant must install an on demand hot water recirculation system which regulates all hot water use throughout the dwelling, where indicated for a dwelling in the "HW recirculation or diversion" column of the table below.		✔	✔
(e) The applicant must install:			
(aa) a hot water diversion system to all showers, kitchen sinks and all basins in the dwelling, where indicated for a dwelling in the "HW recirculation or diversion" column of the table below; and		✔	✔
(bb) a separate diversion tank (or tanks) connected to the hot water diversion systems of at least 100 litres. The applicant must connect the hot water diversion tank to all toilets in the dwelling.		✔	✔
(e) The applicant must not install a private swimming pool or spa for the dwelling, with a volume exceeding that specified for it in the table below.	✔	✔	
(f) If specified in the table, that pool or spa (or both) must have a pool cover or shading (or both).		✔	
(g) The pool or spa must be located as specified in the table.	✔	✔	
(h) The applicant must install, for the dwelling, each alternative water supply system, with the specified size, listed for that dwelling in the table below. Each system must be configured to collect run-off from the areas specified (excluding any area which supplies any other alternative water supply system), and to divert overflow as specified. Each system must be connected as specified.	✔	✔	✔

	Fixtures					Appliances		Individual pool				Individual spa		
Dwelling no.	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
All dwellings	4 star (> 6 but <= 7.5 L/min)	4 star	6 star	6 star	-	4.5 star	5.5 star	-	-	-	-	-	-	-

	Alternative water source						
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up
All dwellings	No alternative water supply	-	-	-	-	-	-	-
All dwellings	No alternative water supply	-	-	-	-	-	-	-

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must comply with the commitments listed below in carrying out the development of a dwelling listed in a table below.			
(b) The applicant must install each hot water system specified for the dwelling in the table below, so that the dwelling's hot water is supplied by that system. If the table specifies a central hot water system for the dwelling, then the applicant must connect that central system to the dwelling, so that the dwelling's hot water is supplied by that central system.	✔	✔	✔
(c) The applicant must install, in each bathroom, kitchen and laundry of the dwelling, the ventilation system specified for that room in the table below. Each such ventilation system must have the operation control specified for it in the table.		✔	✔
(d) The applicant must install the cooling and heating system/s specified for the dwelling under the "Living areas" and "Bedroom areas" headings of the "Cooling" and "Heating" columns in the table below, in/for at least 1 living/bedroom area of the dwelling. If no cooling or heating system is specified in the table for "Living areas" or "Bedroom areas", then no systems may be installed in any such areas. If the term "zoned" is specified beside an air conditioning system, then the system must provide for day/night zoning between living areas and bedrooms.		✔	✔
(e) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Artificial lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that the "primary type of artificial lighting" for each such room in the dwelling is fluorescent lighting or light emitting diode (LED) lighting. If the term "dedicated" is specified for a particular room or area, then the light fittings in that room or area must only be capable of being used for fluorescent lighting or light emitting diode (LED) lighting.		✔	✔

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(f) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Natural lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that each such room or area is fitted with a window and/or skylight.	✔	✔	✔
(g) This commitment applies if the applicant installs a water heating system for the dwelling's pool or spa. The applicant must:			
(aa) install the system specified for the pool in the "Individual Pool" column of the table below (or alternatively must not install any system for the pool). If specified, the applicant must install a timer, to control the pool's pump; and		✔	
(bb) install the system specified for the spa in the "Individual Spa" column of the table below (or alternatively must not install any system for the spa). If specified, the applicant must install a timer to control the spa's pump.		✔	
(h) The applicant must install in the dwelling:			
(aa) the kitchen cook-top and oven specified for that dwelling in the "Appliances & other efficiency measures" column of the table below;		✔	
(bb) each appliance for which a rating is specified for that dwelling in the "Appliances & other efficiency measures" column of the table, and ensure that the appliance has that minimum rating; and		✔	✔
(cc) any clothes drying line specified for the dwelling in the "Appliances & other efficiency measures" column of the table.		✔	
(i) If specified in the table, the applicant must carry out the development so that each refrigerator space in the dwelling is "well ventilated".		✔	

	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
Dwelling no.	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
All dwellings	Central hot water system (No. 1)	individual fan into central duct + VSD	manual switch on/off	individual fan into central duct + VSD	manual switch on/off	individual fan into central duct + VSD	manual switch on/off

	Cooling		Heating		Artificial lighting						Natural lighting	
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or diningroom	Each kitchen	All bathrooms/ toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
35007	Central cooling system (No. 1)(zoned)	Central cooling system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	4(dedicated)	3(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	1	no

	Cooling		Heating		Artificial lighting						Natural lighting	
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or diningroom	Each kitchen	All bathrooms/ toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
36001	Central cooling system (No. 1)(zoned)	Central cooling system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	4(dedicated)	3(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	3	no
35003, 35005, 35006	Central cooling system (No. 1)(zoned)	Central cooling system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	4(dedicated)	3(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	0	no
29002, 30001, 30002, 30007, 31006, 32005, 33003, 34002, 35001	Central cooling system (No. 1)(zoned)	Central cooling system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	4(dedicated)	2(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	0	no
10001, 10009, 11008, 12007, 13006, 14005, 15003, 16002, 17001, 18001, 36002, 37002, 38002, 39005, 39006, 41002, 41003, 42006, 43001, 44003,	Central cooling system (No. 1)(zoned)	Central cooling system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	1(dedicated)	2(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	0	no

	Cooling		Heating		Artificial lighting						Natural lighting	
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or diningroom	Each kitchen	All bathrooms/ toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
44005, 46001, 46002, 6005, 6006, 7007, 8001, 8009, 9001, 9009												
10002, 10003, 10005, 11001, 11002, 11003, 11009, 12001, 12002, 12008, 12009, 13001, 13007, 13008, 13009, 14006, 14007, 14008, 15005, 15006, 15007, 16003, 16005, 16006, 17002, 17003, 17005, 18002,	Central cooling system (No. 1)(zoned)	Central cooling system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	2(dedicated)	2(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	0	no

	Cooling		Heating		Artificial lighting						Natural lighting	
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or diningroom	Each kitchen	All bathrooms/ toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
18003, 18005, 19001, 19002, 19003, 19007, 20001, 20002, 21001, 21002, 21008, 22001, 22007, 22008, 23006, 23007, 24005, 24006, 25003, 25005, 26002, 26003, 27001, 27002, 28001, 28002, 36003, 37003, 38003, 38005, 38006, 39003, 40001, 40002, 40003, 41001, 41005, 41006, 42001,												

	Cooling		Heating		Artificial lighting						Natural lighting	
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or diningroom	Each kitchen	All bathrooms/ toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
42005, 43002, 43003, 43005, 44002, 44006, 45001, 45002, 45006, 46003, 47001, 47002, 6003, 6007, 7001, 7002, 7006, 8002, 8003, 8005, 8008, 9002, 9003, 9005, 9008												

	Cooling		Heating		Artificial lighting						Natural lighting	
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or diningroom	Each kitchen	All bathrooms/ toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
All other dwellings	Central cooling system (No. 1)(zoned)	Central cooling system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	Central heating system (No. 1)(zoned)	3(dedicated)	2(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	yes(dedicated)	0	no

	Individual pool		Individual spa		Appliances & other efficiency measures							
Dwelling no.	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/ oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
All dwellings	-	-	-	-	induction cooktop & electric oven	4 star (new rating)	yes	4 star	4.5 star	10.0 star	no	no

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must attach the certificate referred to under "Assessor details" on the front page of this BASIX certificate (the "Assessor Certificate") to the development application and construction certificate application for the proposed development (or, if the applicant is applying for a complying development certificate for the proposed development, to that application). The applicant must also attach the Assessor Certificate to the application for a final occupation certificate for the proposed development.			
(b) The Assessor Certificate must have been issued by an Accredited Assessor in accordance with the Thermal Comfort Protocol.			
(c) The details of the proposed development on the Assessor Certificate must be consistent with the details shown in this BASIX Certificate, including the details shown in the "Thermal Loads" table below.			
(d) The applicant must show on the plans accompanying the development application for the proposed development, all matters which the Thermal Comfort Protocol requires to be shown on those plans. Those plans must bear a stamp of endorsement from the Accredited Assessor, to certify that this is the case.	✔		
(e) The applicant must show on the plans accompanying the application for a construction certificate (or complying development certificate, if applicable), all thermal performance specifications set out in the Assessor Certificate, and all aspects of the proposed development which were used to calculate those specifications.		✔	

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(f) The applicant must construct the development in accordance with all thermal performance specifications set out in the Assessor Certificate, and in accordance with those aspects of the development application or application for a complying development certificate which were used to calculate those specifications.		✔	✔
(g) Where there is an in-slab heating or cooling system, the applicant must: (aa) Install insulation with an R-value of not less than 1.0 around the vertical edges of the perimeter of the slab; or (bb) On a suspended floor, install insulation with an R-value of not less than 1.0 underneath the slab and around the vertical edges of the perimeter of the slab.	✔	✔	✔
(h) The applicant must construct the floors and walls of the development in accordance with the specifications listed in the table below.	✔	✔	✔

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
10001	17.5	10
10002	18.2	16.6
10003	5.2	17.6
10005	0.9	9.7
10006	0.8	9
10007	2.8	12.5
10008	20	19.4
10009	15.7	11.6
11001	21	12.8
11002	18.60	17.2
11003	7.1	22.7
11005	0.9	10
11006	0.9	7.5
11007	3	13.4
11008	20.2	19.8
11009	17.4	12.6
12001	17.8	9.8
12002	18.20	16.8
12006	0.90	8.8

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
12007	2.90	12.5
12008	20.50	19.2
12009	16.00	11.9
13001	21.30	12.7
13002	18.60	17.8
13003	7.10	23.5
13005	1	9.5
13006	0.90	7.6
13008	20.30	19.5
13009	17.60	12.3
14001	18.00	9.6
14002	18.10	17.2
14003	5.30	19.5
14005	1	9.2
14006	0.90	8.7
14007	3	12.4
14009	16.20	12.1
15001	21.50	12.3
15002	18.30	17.8
15003	7.20	25.2
15008	20.60	19.4
15009	17.8	12.3
16001	18	9.4
16002	17.7	17
16003	5.1	19.5
16005	1	8.9
16006	0.9	8.4
16007	3.2	12.1
16008	23.1	18.9
16009	16.3	11.5
17001	22	9.3

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
17002	18.2	19.4
17003	7.60	25.1
17005	0.90	9.1
17006	0.70	8.7
17007	2.90	18.9
17008	21.20	13.2
18001	18.00	7.6
18002	17.80	23.9
18003	6.30	19
18005	1.10	8.3
18007	2.80	16.7
18008	22.10	13.7
19001	22.30	9.2
19002	18.10	18.8
19003	7.70	24.3
19006	0.70	8.5
19007	2.90	18.7
19008	20.50	13.1
20001	18.20	7.3
20002	18.10	23.5
20003	6.30	18.9
20005	1.10	8.1
20007	2.90	16.2
20008	22.40	13.6
21001	22.50	9.3
21002	18.40	18.5
21003	7.80	24
21005	1	8
21007	3	18.5
22001	18.40	7.3
22002	18.30	23.2

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
22003	6.50	18.8
22006	0.70	10.1
22007	3	16.3
22008	22.60	13.5
23001	22.70	9
23002	18.60	17.9
23003	8	23.8
23005	1.10	8.2
23007	3.10	18.6
23008	21.20	12.9
24001	18.50	7.1
24002	18.80	23.2
24003	6.30	16.4
24005	1.30	6.9
24006	0.70	9.6
24007	3	16.2
24008	22.70	13.4
25001	22.90	8.9
25002	18.60	18.1
25003	7.80	20.7
25006	0.70	8.2
25007	3	18.1
25008	21.10	12.8
26001	18.90	8.3
26002	19.20	22.7
26003	6.70	18.4
26005	1.20	6.4
26006	0.70	9.5
26007	3	15.9
26008	23.10	13.4
27001	18.80	24.4

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
27002	8.50	23.9
27003	1.20	6.7
27005	0.80	7.5
27006	3.20	18.1
27007	22.50	18.1
28001	19.10	11.8
28002	7.50	19.1
28003	1.20	6.2
28005	0.90	9.7
28006	3.20	15.7
28007	23.70	13.5
29001	19.6	12.3
29002	6.2	16.4
29003	1.8	8
29005	4.7	8
29006	4.4	17.5
29007	16.5	11.1
30001	19.4	14
30002	6.3	15
30003	1.6	6.9
30005	2.3	6.8
30006	4	15.7
30007	20.1	11.7
31001	20.3	14.4
31002	6.7	16.4
31003	1.5	7.5
31005	3.5	8.3
31006	4.2	17.6
31007	16.6	11
32001	19.00	13.6
32002	6.30	14.3

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
32003	1.50	6.2
32006	4.10	15.8
32007	20.60	11.7
33001	20.40	14.2
33002	6.80	16.3
33003	1.50	6.6
33005	3.50	8.3
33006	4.30	17.4
33007	16.70	10.9
34001	19.50	13.4
34002	6.30	14
34003	1.50	6.1
34006	4.20	15.6
34007	20.40	11.7
35001	20.70	13.8
35002	7	16.1
35003	1.40	6.5
35005	3.50	8.1
35006	4.40	17.6
35007	16.80	11.3
36001	18.40	12.3
36002	6.60	14
36003	1.40	5.9
36005	2.20	6.9
36006	4.20	15.5
36007	21.60	11.9
37001	20.60	13.2
37002	7	16.3
37003	1.20	7.4
37005	3.70	8.2
37006	4.80	17.5

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
37007	17.00	11.3
38001	19.00	12.7
38002	3.50	9.8
38005	3.30	17.2
39001	20.70	12.9
39002	4	10.8
39003	1.20	7.9
39005	4	16
39006	19.80	10.9
40001	19.40	13
40005	3.40	16.9
40006	21.80	11.3
41002	4	11.5
41003	1.20	7.6
41005	4.30	16.40
42001	21.20	12.1
42002	4.20	10.6
42005	3.50	17.1
43002	3.90	11.5
43003	1.20	7.5
43005	4	16.2
44001	21.10	10.8
44005	3.40	17.2
44006	22.00	11.6
45001	22.40	12.4
45002	5.60	12.2
45003	1.80	10.7
45005	5.40	16.5
45006	20.30	10.8
46001	12.70	24.1
46003	12.70	20.4

	Thermal loads	
Dwelling no.	Area adjusted heating load (in MJ/m²/yr)	Area adjusted cooling load (in MJ/m²/yr)
47001	12.50	23.8
47002	21.40	27.7
6001	21.00	11.5
6002	15.00	23.9
6003	2.80	21.6
6005	0.20	6.6
6006	2.70	11.3
6007	16.90	12.8
7001	17.10	11.3
7002	13.20	23.1
7003	5	28.6
7005	0.50	13.7
7006	2	24.1
7007	20.30	16.4
8001	15.80	8.6
8002	14.70	18.9
8003	5.20	17.7
8005	1	8.4
8006	0.80	9.4
8007	2.20	12.5
8008	19.00	17.3
8009	14.00	9.1
9002	18.70	16.7
9003	7	20.2
9005	0.90	10.1
9006	0.8	7.7
9007	2.9	13.8
9008	19.8	20.4
9009	17.1	12.9
12003, 14008	20.70	19
12005, 15005	1	9.4

	Thermal loads	
Dwelling no.	**Area adjusted heating load (in MJ/m²/yr)**	**Area adjusted cooling load (in MJ/m²/yr)**
13007, 15007	3.10	13.2
15006, 25005	1	7.4
18006, 20006	0.70	9.9
19005, 46002	1	9
21006, 23006	0.80	8.4
21008, 9001	20.70	13.1
32005, 34005	2.30	6.7
38006, 42006	21.90	11
40002, 44002	4.10	10.6
40003, 42003	1.10	6.3
41001, 43001	22.90	12.2
41006, 43006	20.10	10.8
All other dwellings	1.20	6.9

(b) Common areas and central systems/facilities

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a showerhead, toilet, tap or clothes washer into a common area, then that item must meet the specifications listed for it in the table.		✔	✔
(b) The applicant must install (or ensure that the development is serviced by) the alternative water supply system(s) specified in the "Central systems" column of the table below. In each case, the system must be sized, be configured, and be connected, as specified in the table.	✔	✔	✔
(c) A swimming pool or spa listed in the table must not have a volume (in kLs) greater than that specified for the pool or spa in the table.	✔	✔	
(d) A pool or spa listed in the table must have a cover or shading if specified for the pool or spa in the table.		✔	
(e) The applicant must install each fire sprinkler system listed in the table so that the system is configured as specified in the table.		✔	✔
(f) The applicant must ensure that the central cooling system for a cooling tower is configured as specified in the table.		✔	✔

Common area	Showerheads rating	Toilets rating	Taps rating	Clothes washers rating
All common areas	4 star (> 6 but <= 7.5 L/min)	4 star	6 star	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Swimming pool (No. 1)	Volume: 150.00 kLs	Location: Residential common rooms	-
Swimming pool (No. 2)	Volume: 145.00 kLs	Location: Building1 Pool shaded: no	-
Spa (No. 1)	Volume: 31.00 kLs	Location: Residential common rooms Spa cover: no	-
Fire sprinkler system (No. 1)	-	So that fire sprinkler test water is contained within the fire sprinkler system for re-use, rather than disposed.	-
Fire sprinkler system (No. 2)	-	So that fire sprinkler test water is contained within the fire sprinkler system for re-use, rather than disposed.	-

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a ventilation system to service a common area specified in the table below, then that ventilation system must be of the type specified for that common area, and must meet the efficiency measure specified.		✔	✔
(b) In carrying out the development, the applicant must install, as the "primary type of artificial lighting" for each common area specified in the table below, the lighting specified for that common area. This lighting must meet the efficiency measure specified. The applicant must also install a centralised lighting control system or Building Management System (BMS) for the common area, where specified.		✔	✔
(c) The applicant must install the systems and fixtures specified in the "Central energy systems" column of the table below. In each case, the system or fixture must be of the type, and meet the specifications, listed for it in the table.	✔	✔	✔

	Common area ventilation system		Common area lighting		
Common area	Ventilation system type	Ventilation efficiency measure	Primary type of artificial lighting	Lighting efficiency measure	Lighting control system/ BMS
Residential common rooms	air conditioning system	time clock or BMS controlled	light-emitting diode	manual on / manual off	yes
Basement carpark	ventilation (supply + exhaust)	carbon monoxide monitor + VSD fan	light-emitting diode	zoned switching with motion sensor	yes
Lift car (No. 1)	-	-	light-emitting diode	connected to lift call button	yes
Shared driveways and loading area	ventilation (supply + exhaust)	carbon monoxide monitor + VSD fan	light-emitting diode	zoned switching with motion sensor	yes
Lift car (No. 2)	-	-	light-emitting diode	connected to lift call button	yes
Lift car (No. 3)	-	-	light-emitting diode	connected to lift call button	yes
Lift car (No. 4)	-	-	light-emitting diode	connected to lift call button	yes
Lift car (No. 5)	-	-	light-emitting diode	connected to lift call button	yes
Lift car (No. 6)	-	-	light-emitting diode	connected to lift call button	yes
Substation	ventilation supply only	thermostatically controlled	light-emitting diode	motion sensors	yes
Waste and recycling	ventilation exhaust only	-	light-emitting diode	motion sensors	yes
Kitchen	ventilation exhaust only	time clock or BMS controlled	light-emitting diode	manual on / manual off	yes
Bathrooms	ventilation exhaust only	interlocked to light	light-emitting diode	motion sensors	yes
Residential storage / bike parking	ventilation supply only	interlocked to light	light-emitting diode	motion sensors	no
Plant / services roof top	no mechanical ventilation	-	light-emitting diode	motion sensors	no
Plant / services - resi only	ventilation (supply + exhaust)	interlocked to light	light-emitting diode	motion sensors	no
Plant / services - shared resi / non-res	ventilation (supply + exhaust)	interlocked to light	light-emitting diode	motion sensors	no

	Common area ventilation system		Common area lighting		
Common area	**Ventilation system type**	**Ventilation efficiency measure**	**Primary type of artificial lighting**	**Lighting efficiency measure**	**Lighting control system/ BMS**
Lobbies and corridors	ventilation supply only	time clock or BMS controlled	light-emitting diode	time clock and motion sensors	yes

Central energy systems	Type	Specification
Swimming pool (No. 1)	Heating source: electric heat pump	Pump controlled by timer: yes
Swimming pool (No. 2)	Heating source: electric heat pump	Pump controlled by timer: yes
Spa (No. 1)	Heating system: electric heat pump	Pump controlled by timer: yes
Sauna (No. 1)	Heating source: electric infrared	Efficiency measure: manual on / timer off
Lift (No. 1)	gearless traction with V V V F motor	Number of levels (including basement): 25
Lift (No. 2)	gearless traction with V V V F motor	Number of levels (including basement): 25
Lift (No. 3)	gearless traction with V V V F motor	Number of levels (including basement): 25
Lift (No. 4)	gearless traction with V V V F motor	Number of levels (including basement): 27
Lift (No. 5)	gearless traction with V V V F motor	Number of levels (including basement): 27
Lift (No. 6)	gearless traction with V V V F motor	Number of levels (including basement): 27
Central hot water system (No. 1)	electric heat pump – air sourced	Piping insulation (ringmain & supply risers): (a) Piping external to building: R0.75 (~32 mm); (b) Piping internal to building: R0.75 (~32 mm)
Central heating system (No. 1)	water source packaged units + heated water	Energy source: electric heat pump Unit efficiency medium – COP 3.5 – 4.5
Central cooling system (No. 1)	water source packaged units	Heat rejection method: cooling tower Unit efficiency (min): medium – COP 3.5 – 4.5

4. Commitments for common areas and central systems/facilities for the development (non-building specific)

(a) Common areas and central systems/facilities

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a showerhead, toilet, tap or clothes washer into a common area, then that item must meet the specifications listed for it in the table.		✔	✔
(b) The applicant must install (or ensure that the development is serviced by) the alternative water supply system(s) specified in the "Central systems" column of the table below. In each case, the system must be sized, be configured, and be connected, as specified in the table.	✔	✔	✔
(c) A swimming pool or spa listed in the table must not have a volume (in kLs) greater than that specified for the pool or spa in the table.	✔	✔	
(d) A pool or spa listed in the table must have a cover or shading if specified for the pool or spa in the table.		✔	
(e) The applicant must install each fire sprinkler system listed in the table so that the system is configured as specified in the table.		✔	✔
(f) The applicant must ensure that the central cooling system for a cooling tower is configured as specified in the table.		✔	✔

Common area	Showerheads rating	Toilets rating	Taps rating	Clothes washers rating
All common areas	4 star (> 6 but <= 7.5 L/min)	4 star	6 star	no common laundry facility

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a ventilation system to service a common area specified in the table below, then that ventilation system must be of the type specified for that common area, and must meet the efficiency measure specified.		✔	✔
(b) In carrying out the development, the applicant must install, as the "primary type of artificial lighting" for each common area specified in the table below, the lighting specified for that common area. This lighting must meet the efficiency measure specified. The applicant must also install a centralised lighting control system or Building Management System (BMS) for the common area, where specified.		✔	✔
(c) The applicant must install the systems and fixtures specified in the "Central energy systems" column of the table below. In each case, the system or fixture must be of the type, and meet the specifications, listed for it in the table.	✔	✔	✔

Central energy systems	Type	Specification
Alternative energy supply	Photovoltaic system	Rated electrical output (min): 17 peak kW
Other	Building management system installed?: yes Active power factor correction installed?: yes	-

Notes

1. In these commitments, "applicant" means the person carrying out the development.
2. The applicant must identify each dwelling, building and common area listed in this certificate, on the plans accompanying any development application, and on the plans and specifications accompanying the application for a construction certificate / complying development certificate, for the proposed development, using the same identifying letter or reference as is given to that dwelling, building or common area in this certificate.
3. This note applies if the proposed development involves the erection of a building for both residential and non-residential purposes (or the change of use of a building for both residential and non-residential purposes). Commitments in this certificate which are specified to apply to a "common area" of a building or the development, apply only to that part of the building or development to be used for residential purposes.
4. If this certificate lists a central system as a commitment for a dwelling or building, and that system will also service any other dwelling or building within the development, then that system need only be installed once (even if it is separately listed as a commitment for that other dwelling or building).
5. If a star or other rating is specified in a commitment, this is a minimum rating.
6. All alternative water systems to be installed under these commitments (if any), must be installed in accordance with the requirements of all applicable regulatory authorities. NOTE: NSW Health does not recommend that stormwater, recycled water or private dam water be used to irrigate edible plants which are consumed raw, or that rainwater be used for human consumption in areas with potable water supply.

Legend

1. Commitments identified with a "✔" in the "Show on DA plans" column must be shown on the plans accompanying the development application for the proposed development (if a development application is to be lodged for the proposed development).
2. Commitments identified with a "✔" in the "Show on CC/CDC plans and specs" column must be shown in the plans and specifications accompanying the application for a construction certificate / complying development certificate for the proposed development.
3. Commitments identified with a "✔" in the "Certifier check" column must be certified by a certifying authority as having been fulfilled. (Note: a certifying authority must not issue an occupation certificate (either interim or final) for a building listed in this certificate, or for any part of such a building, unless it is satisfied that each of the commitments whose fulfilment it is required to monitor in relation to the building or part, has been fulfilled).

MIRVAC HARBOURSIDE - SSDA2 PACKAGE

2-10 DARLING DRIVE SYDNEY NSW 2000

SSDA2 DRAWING SCHEDULE

SHEET NUMBER	DRAWING TITLE
AR-SSDA2- 0000_00	Cover Sheet
AR-SSDA2- 0100_00	Site Plan
AR-SSDA2- 1095_B5	General Arrangement - Basement 5 Plan
AR-SSDA2- 1096_B4	General Arrangement - Basement 4 Plan
AR-SSDA2- 1097_B3	General Arrangement - Basement 3 Plan
AR-SSDA2- 1098_B2	General Arrangement - Basement 2 Plan
AR-SSDA2- 1099_B1	General Arrangement - Basement 1 Plan
AR-SSDA2- 1100_00	General Arrangement - L00 Ground Plan
AR-SSDA2- 1101_00	General Arrangement - L01 Plan
AR-SSDA2- 1102_00	General Arrangement - L02 Plan
AR-SSDA2- 1103_00	General Arrangement - L03 Plan
AR-SSDA2- 1104_00	General Arrangement - L04 Plan
AR-SSDA2- 1105_00	General Arrangement - L05 Plan
AR-SSDA2- 1106_00	General Arrangement - L06 Plan - CV
AR-SSDA2- 1106_00	General Arrangement - L06 Plan - CV
AR-SSDA2- 1107_00	General Arrangement - L07 Plan - CV
AR-SSDA2- 1107_00	General Arrangement - L07 Plan - CV
AR-SSDA2- 1108_00	General Arrangement - L08 Plan - CV
AR-SSDA2- 1108_00	General Arrangement - L08 Plan - LR-A
AR-SSDA2- 1109_00	General Arrangement - L09 - L16 Plan - LR
AR-SSDA2- 1109_00	General Arrangement - L09 - L16 Plan - LR-A
AR-SSDA2- 1117_00	General Arrangement - L17-L26 Plan - LR
AR-SSDA2- 1117_00	General Arrangement - L17-L26 Plan - LR-B
AR-SSDA2- 1127_00	General Arrangement - L27 Plan Mid Plant
AR-SSDA2- 1127_00	General Arrangement - L27 Plan Mid Plant
AR-SSDA2- 1128_00	General Arrangement - L28 Plan Stair Transfer
AR-SSDA2- 1128_00	General Arrangement - L28 Plan Stair Transfer
AR-SSDA2- 1129_00	General Arrangement - L29 - L37 Plan - MR
AR-SSDA2- 1129_00	General Arrangement - L29 - L37 Plan - MR
AR-SSDA2- 1138_00	General Arrangement - L38 - L45 Plan - HR
AR-SSDA2- 1140_00	General Arrangement - L38 - L45 Plan - HR
AR-SSDA2- 1146_00	General Arrangement - L46 Plan - Subpenthouse
AR-SSDA2- 1146_00	General Arrangement - L46 Plan - Subpenthouse
AR-SSDA2- 1147_00	General Arrangement - L47 Plan - Penthouse
AR-SSDA2- 1147_00	General Arrangement - L47 Plan - Penthouse
AR-SSDA2- 1148_00	General Arrangement - L48 Plan - Penthouse/Plant
AR-SSDA2- 1148_00	General Arrangement - L48 Plan - Penthouse/Plant
AR-SSDA2- 1148M_00	General Arrangement - L48 Mezzanine Plant
AR-SSDA2- 1148M_00	General Arrangement - L48 Mezzanine Plant
AR-SSDA2- 1149_00	General Arrangement - L49 Roof Plan
AR-SSDA2- 1149_00	General Arrangement - L49 Roof Plan
AR-SSDA2- 1106_01	General Arrangement - L06 Plan - CV
AR-SSDA2- 1106_01	General Arrangement - L06 Plan - CV
AR-SSDA2- 1107_01	General Arrangement - L07 Plan - CV
AR-SSDA2- 1107_01	General Arrangement - L07 Plan - CV
AR-SSDA2- 1108_01	General Arrangement - L08 Plan - CV
AR-SSDA2- 1108_01	General Arrangement - L08 Plan - LR-A
AR-SSDA2- 1109_01	General Arrangement - L09 Plan - LR
AR-SSDA2- 1109_01	General Arrangement - L09 Plan - LR-A
AR-SSDA2- 1110_01	General Arrangement - L10 Plan - LR
AR-SSDA2- 1110_01	General Arrangement - L10 Plan - LR-A
AR-SSDA2- 1111_01	General Arrangement - L11 Plan - LR
AR-SSDA2- 1111_01	General Arrangement - L11 Plan - LR-A
AR-SSDA2- 1112_01	General Arrangement - L12 Plan - LR
AR-SSDA2- 1112_01	General Arrangement - L12 Plan - LR-A
AR-SSDA2- 1113_01	General Arrangement - L13 Plan - LR
AR-SSDA2- 1113_01	General Arrangement - L13 Plan - LR-A
AR-SSDA2- 1114_01	General Arrangement - L14 Plan - LR
AR-SSDA2- 1114_01	General Arrangement - L14 Plan - LR-A
AR-SSDA2- 1115_01	General Arrangement - L15 Plan - LR
AR-SSDA2- 1115_01	General Arrangement - L15 Plan - LR-A
AR-SSDA2- 1116_01	General Arrangement - L16 Plan - LR
AR-SSDA2- 1116_01	General Arrangement - L16 Plan - LR-A
AR-SSDA2- 1117_01	General Arrangement - L17 Plan - LR
AR-SSDA2- 1117_01	General Arrangement - L17 Plan - LR-B
AR-SSDA2- 1118_01	General Arrangement - L18 Plan - LR
AR-SSDA2- 1118_01	General Arrangement - L18 Plan - LR-B
AR-SSDA2- 1119_01	General Arrangement - L19 Plan - LR
AR-SSDA2- 1119_01	General Arrangement - L19 Plan - LR-B
AR-SSDA2- 1120_01	General Arrangement - L20 Plan - LR
AR-SSDA2- 1120_01	General Arrangement - L20 Plan - LR-B
AR-SSDA2- 1121_01	General Arrangement - L21 Plan - LR
AR-SSDA2- 1121_01	General Arrangement - L21 Plan - LR-B
AR-SSDA2- 1122_01	General Arrangement - L22 Plan - LR
AR-SSDA2- 1122_01	General Arrangement - L22 Plan - LR-B
AR-SSDA2- 1123_01	General Arrangement - L23 Plan - LR
AR-SSDA2- 1123_01	General Arrangement - L23 Plan - LR-B
AR-SSDA2- 1124_01	General Arrangement - L24 Plan - LR
AR-SSDA2- 1124_01	General Arrangement - L24 Plan - LR-B
AR-SSDA2- 1125_01	General Arrangement - L25 Plan - LR
AR-SSDA2- 1125_01	General Arrangement - L25 Plan - LR-B
AR-SSDA2- 1126_01	General Arrangement - L26 Plan - LR
AR-SSDA2- 1126_01	General Arrangement - L26 Plan - LR-B
AR-SSDA2- 1127_01	General Arrangement - L27 Plan Mid Plant
AR-SSDA2- 1127_01	General Arrangement - L27 Plan Mid Plant

SSDA2 DRAWING SCHEDULE

SHEET NUMBER	DRAWING TITLE
AR-SSDA2- 1128_01	General Arrangement - L28 Plan Stair Transfer
AR-SSDA2- 1128_01	General Arrangement - L28 Plan Stair Transfer
AR-SSDA2- 1129_01	General Arrangement - L29 Plan - MR
AR-SSDA2- 1129_01	General Arrangement - L29 Plan - MR
AR-SSDA2- 1130_01	General Arrangement - L30 Plan -MR
AR-SSDA2- 1130_01	General Arrangement - L30 Plan - MR
AR-SSDA2- 1131_01	General Arrangement - L31 Plan -MR
AR-SSDA2- 1131_01	General Arrangement - L31 Plan - MR
AR-SSDA2- 1132_01	General Arrangement - L32 Plan -MR
AR-SSDA2- 1132_01	General Arrangement - L32 Plan -MR
AR-SSDA2- 1133_01	General Arrangement - L33 Plan -MR
AR-SSDA2- 1133_01	General Arrangement - L33 Plan - MR
AR-SSDA2- 1134_01	General Arrangement - L34 Plan -MR
AR-SSDA2- 1134_01	General Arrangement - L34 Plan - MR
AR-SSDA2- 1135_01	General Arrangement - L35 Plan -MR
AR-SSDA2- 1135_01	General Arrangement - L35 Plan - MR
AR-SSDA2- 1136_01	General Arrangement - L36 Plan -MR
AR-SSDA2- 1136_01	General Arrangement - L36 Plan - MR
AR-SSDA2- 1137_01	General Arrangement - L37 Plan -MR
AR-SSDA2- 1137_01	General Arrangement - L37 Plan - MR
AR-SSDA2- 1138_01	General Arrangement - L38 Plan -MR
AR-SSDA2- 1138_01	General Arrangement - L38 Plan - HR
AR-SSDA2- 1139_01	General Arrangement - L39 Plan -MR
AR-SSDA2- 1139_01	General Arrangement - L39 Plan - HR
AR-SSDA2- 1140_01	General Arrangement - L40 Plan - HR
AR-SSDA2- 1140_01	General Arrangement - L40 Plan - HR
AR-SSDA2- 1141_01	General Arrangement - L41 Plan - HR
AR-SSDA2- 1141_01	General Arrangement - L41 Plan - HR
AR-SSDA2- 1142_01	General Arrangement - L42 Plan - HR
AR-SSDA2- 1142_01	General Arrangement - L42 Plan - HR
AR-SSDA2- 1143_01	General Arrangement - L43 Plan - HR
AR-SSDA2- 1143_01	General Arrangement - L43 Plan - HR
AR-SSDA2- 1144_01	General Arrangement - L44 Plan - HR
AR-SSDA2- 1144_01	General Arrangement - L44 Plan - HR
AR-SSDA2- 1145_01	General Arrangement - L45 Plan - HR
AR-SSDA2- 1145_01	General Arrangement - L45 Plan - HR
AR-SSDA2- 1146_01	General Arrangement - L46 Plan - Subpenthouse
AR-SSDA2- 1146_01	General Arrangement - L46 Plan - Subpenthouse
AR-SSDA2- 1147_01	General Arrangement - L47 Plan - Penthouse
AR-SSDA2- 1147_01	General Arrangement - L47 Plan - Penthouse
AR-SSDA2- 1148_01	General Arrangement - L48 Plan - Penthouse/Plant
AR-SSDA2- 1148_01	General Arrangement - L48 Plan - Penthouse/Plant
AR-SSDA2- 1148M_01	General Arrangement - L48 Mezzanine Plant
AR-SSDA2- 1148M_01	General Arrangement - L48 Mezzanine Plant
AR-SSDA2- 1149_01	General Arrangement - L49 Roof Plan
AR-SSDA2- 1149_01	General Arrangement - L49 Roof Plan
AR-SSDA2- 1900_00	Adaptable Apartments
AR-SSDA2- 1900_00	Adaptable Apartments
AR-SSDA2- 2000_00	General Arrangement - North Elevation
AR-SSDA2- 2001_00	General Arrangement - South Elevation
AR-SSDA2- 2002_00	General Arrangement - East Elevation
AR-SSDA2- 2003_00	General Arrangement - West Elevation
AR-SSDA2- 2000_01	General Arrangement - North Elevation - Part 1
AR-SSDA2- 2000_02	General Arrangement - North Elevation - Part 2
AR-SSDA2- 2001_01	General Arrangement - South Elevation - Part 1
AR-SSDA2- 2001_02	General Arrangement - South Elevation - Part 2
AR-SSDA2- 2002_01	General Arrangement - East Elevation - Part 1
AR-SSDA2- 2002_02	General Arrangement - East Elevation - Part 2
AR-SSDA2- 2002_03	General Arrangement - East Elevation - Part 3
AR-SSDA2- 2003_01	General Arrangement - West Elevation - Part 1 & 2
AR-SSDA2- 2003_02	General Arrangement - West Elevation - Part 3
AR-SSDA2- 3000_00	Section A & B
AR-SSDA2- 3001_00	Section C
AR-SSDA2- 3002_00	Section D
AR-SSDA2- 3001_01	Section C - Part 1
AR-SSDA2- 3001_02	Section C - Part 2
AR-SSDA2- 3003_00	Section E & F
AR-SSDA2- 3004_00	Section G & H
AR-SSDA2- 4000_00	Typical Facade Details - Podium
AR-SSDA2- 4050_00	Typical Facade Details - Tower
AR-SSDA2- 4050_00	Typical Facade Details - Tower
AR-SSDA2- 9000_00	Material Board

NATHERS & BASIX SPECIFICATION

NATHERS THERMAL INCLUSIONS SUMMARY
Glazing Doors/Windows
Custom windows modelled
Fixed façade U-value: 3.7 and SHGC: 0.25
Awning windows U-value: 3.1 and SHGC: 0.25
Sliding doors U-value: 3.76 and SHGC: 0.28

Roof and ceiling
250mm Concrete with plasterboard with R2.0 insulation (insulation only value) where balconies are above
250mm Concrete with plasterboard ceiling with R3.5 insulation (insulation only value) to soffit of concrete where roof is over
R3.5 insulation upgrade to Level 47 where balcony above conditioned areas
200mm Concrete with plasterboard ceiling, no insulation where neighbouring units are above
External Colour: Medium (0.475 < SA < 0.7)

Ceiling Penetrations
Sealed downlights: 1 per 5 m^2, ceiling penetration 100mm diameter with 50mm clearance
Sealed exhaust fans: laundry, bathroom and laundry, ceiling penetration 250mm diameter with 50mm clearance

External Wall
Curtain wall modelling proxy R0.22 modelled with an R2.0 insulation
Concrete with R1.5 insulation and plasterboard lining
External Colour: medium colour modelled

Inter-tenancy walls
75mm Hebel Power Panel to walls adjacent to neighbours, R1.5 insulation
75mm Hebel Power Panel to walls adjacent to hallways with R1.5 insulation
Minimum 400mm concrete with furring channel and plasterboard lining as per plans

Walls within dwellings
Plasterboard on studs – no insulation
Average 400mm concrete with plasterboard lining both sides NOTE: concrete thickness will be update at CC to reflect correct thickness once it is known.

Floors
250mm Concrete with a minimum R1.0 insulation (insulation only value) required where part open subfloor is below
250mm Concrete between levels, no insulation required where conditioned below

Floor coverings
Carpet to bedrooms, tiles to bathrooms and laundry, timber elsewhere

External Shading
Shading as per stamped documentation

BASIX WATER INCLUSIONS
Central rainwater storage
Not required

Fire sprinkler test water
Fire sprinkler test water must be contained in a closed loop system

Landscape
0m^2 lawn and 1,540.8m^2 garden
1,540.8m^2 low-water use species

Common area swimming pools and spas
Indoor pool 150kL
Outdoor pool 145kL – Not shaded
Indoor spa 31kL – No cover

BASIX ENERGY REQUIREMENTS
Hot water system
Central system: Electric heat pump – air sourced, with R0.75 (~32mm) insulation to ring main and supply risers.

Alternative Energy
Photovoltaic system 25 peak kW

Common area swimming pools and spas
Heating: Electric heat pumps
All pumps controlled by timers

Common area sauna
Heating: electric infrared with manual on / timer off

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A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	29/06/23
C	FOR SSDA2 RTS	12/07/23
D	S4.55 MODIFICATION 1	22/02/2024

NORTH

SCALE

CLIENT

50 mirvac

PROJECT
MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE
Cover Sheet

REVIEWED
MI

SCALE @ A1
1 : 1

APPROVED
KK

PROJECT NO.
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REV NO.
D

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- SSDA EXTENT
- AREA SUBJECT TO FUTURE SSDA APPLICATION

NORTH

SCALE

CLIENT

50 mirvac

PROJECT

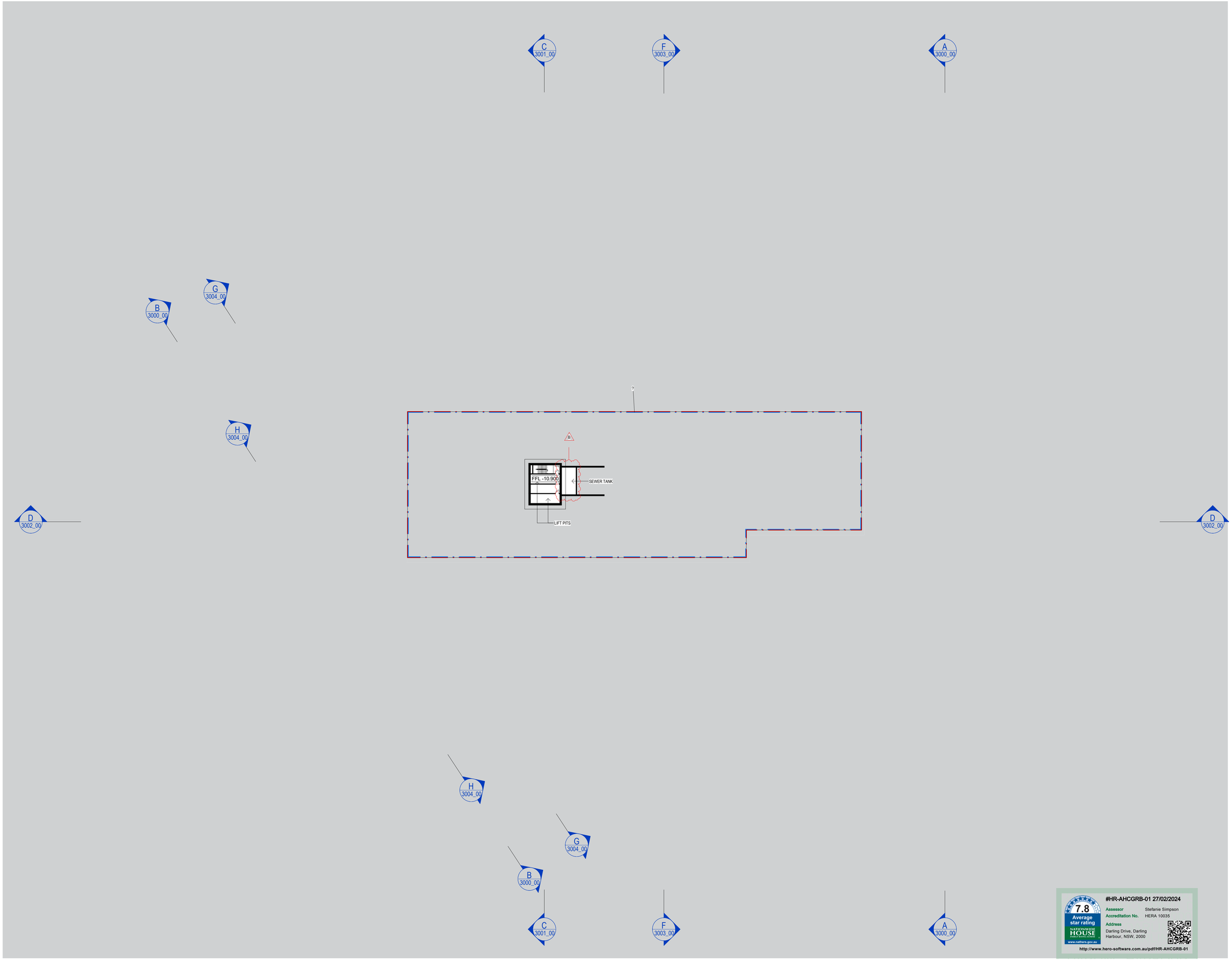
MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

Site Plan

REVIEWED	**SCALE @ A1**
MI	1 : 1000
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 0100_00	B



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A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

BOH / PLANT

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 m | 10m | 20m | 30m | 40m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - Basement 5 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1095_B5

REV NO.
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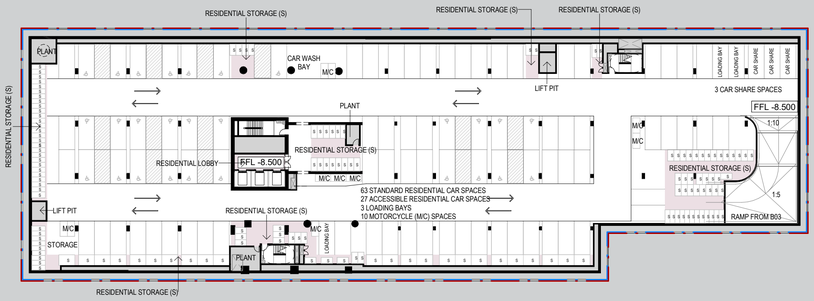

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A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- RESIDENTIAL COMMON AREAS

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 m 10m 20m 30m 40m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - Basement 4 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1096_B4

REV NO.
B

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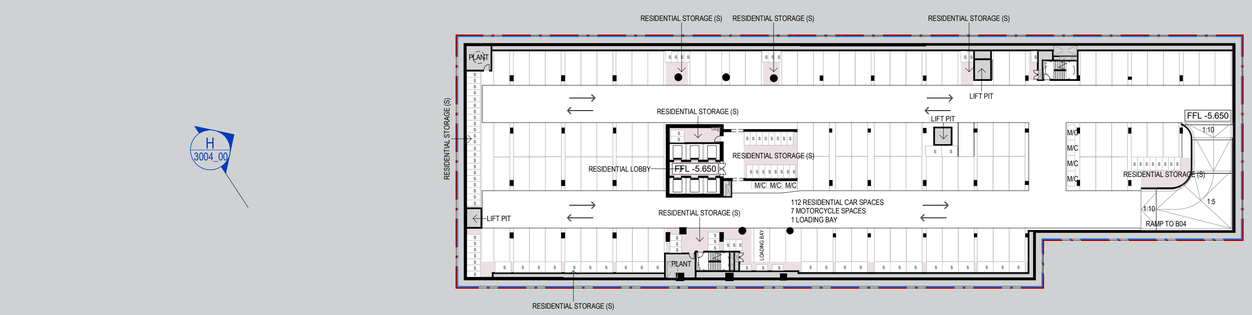

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A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- RESIDENTIAL COMMON AREAS

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - Basement 3 Plan

REVIEWED	SCALE @ A1
MI	1 : 500
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 1097_B3	B

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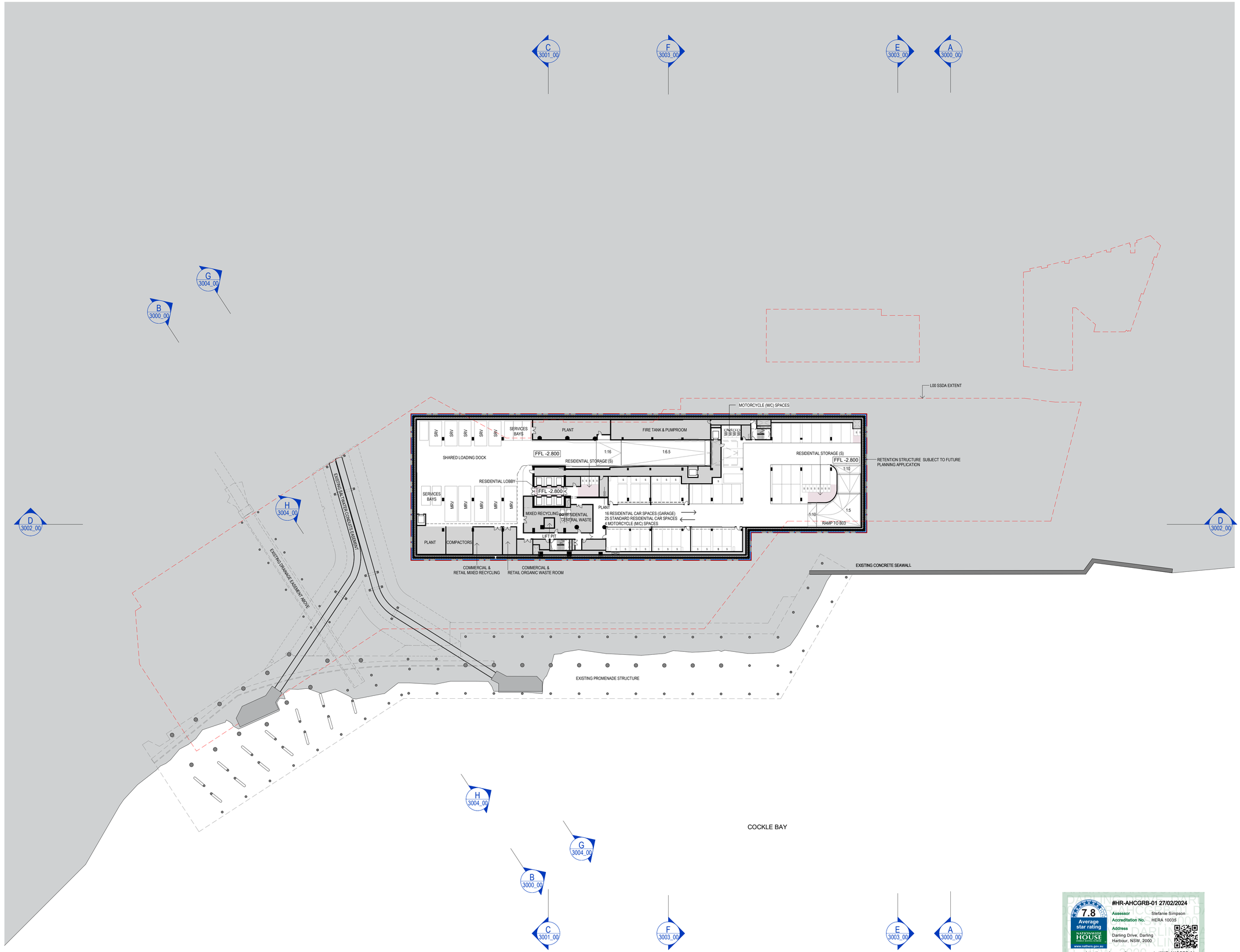

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A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- RESIDENTIAL COMMON AREAS

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 m | 10m | 20m | 30m | 40m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - Basement 2 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1098_B2

REV NO.
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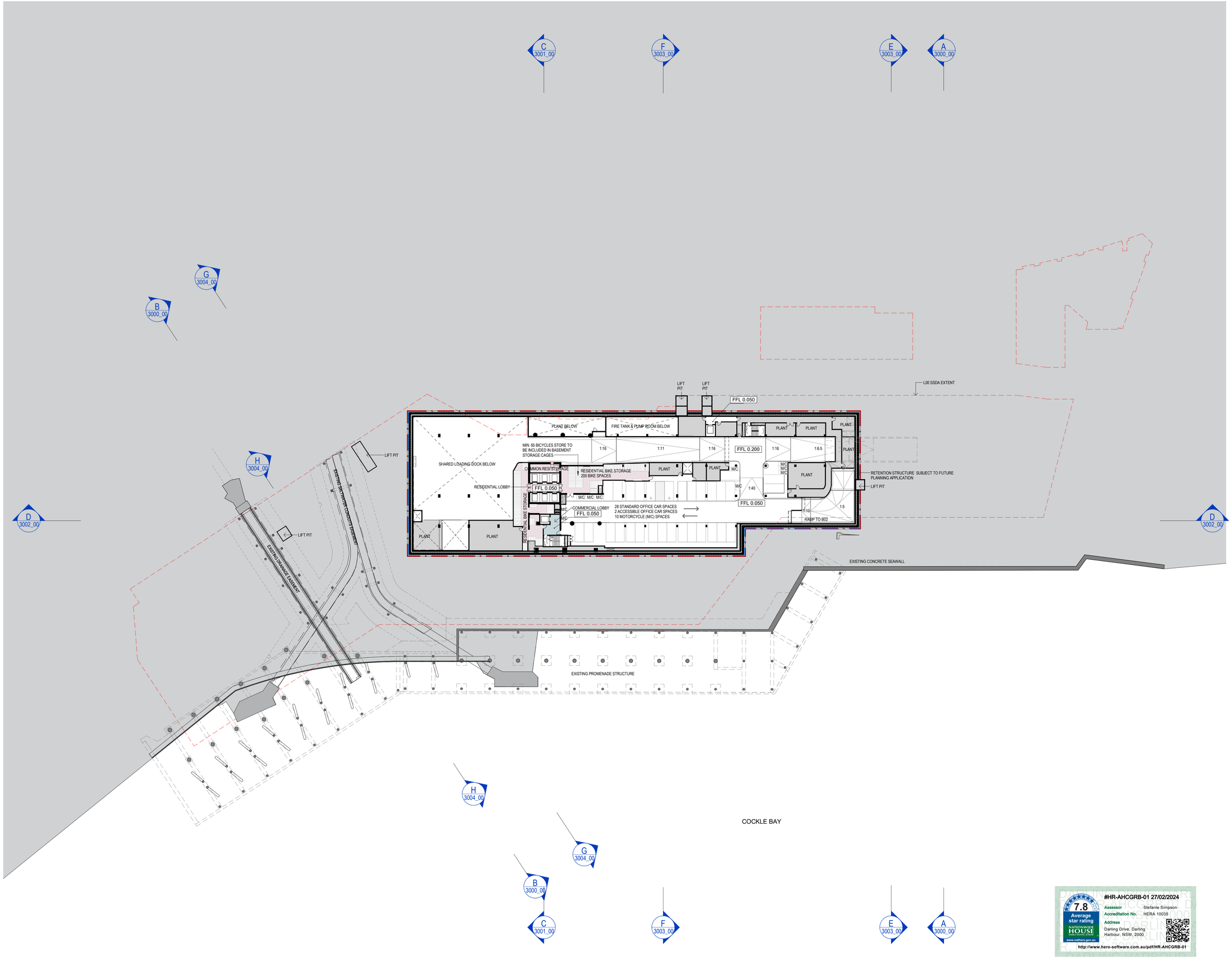

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- OFFICE
- RESIDENTIAL COMMON AREAS

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 m | 10m | 20m | 30m | 40m

CLIENT

mirvac

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - Basement 1 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

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KK

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016152-61A-P

DRAWING NO.
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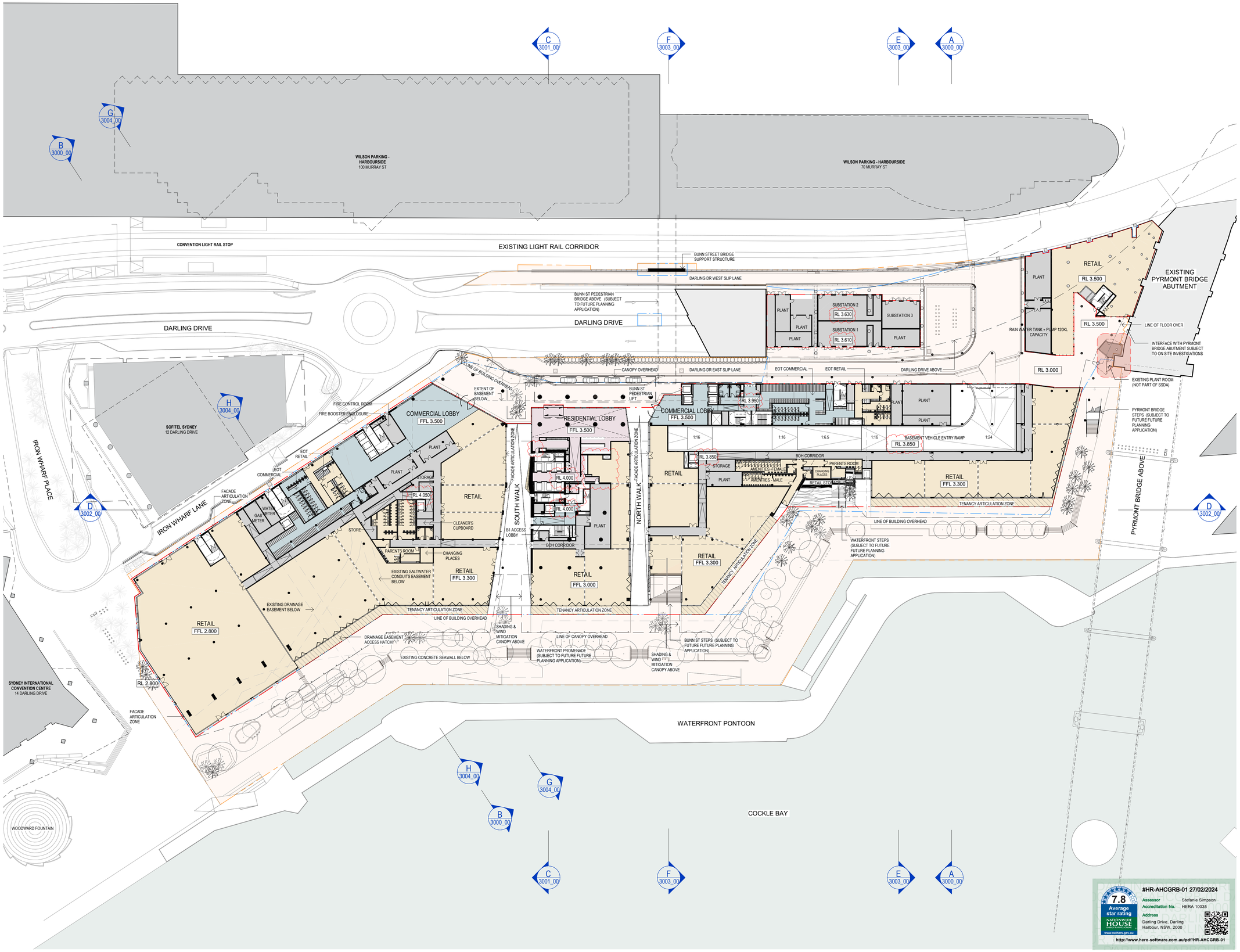

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH
- BOH / PLANT
- COMMERCIAL
- OFFICE
- PLANT
- RESIDENTIAL COMMON AREAS
- RETAIL

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- 500MM ZONE – TENANCY 'KIT OF PARTS' OPTION FOR SHOPFRONT FAÇADE ALIGNMENT & OPERABILITY*
- 2500MM ZONE – TENANCY 'KIT OF PARTS' OPTION FOR SHOPFRONT FAÇADE ALIGNMENT & OPERABILITY*
- *SUBJECT TO TENANT SHOPFRONT GUIDELINES
- INDICATIVE INTER-TENANCY WALLS
- EXISTING STRUCTURES

NORTH

SCALE

0 10m 20m 30m 40m

CLIENT

50 mirvac

PROJECT

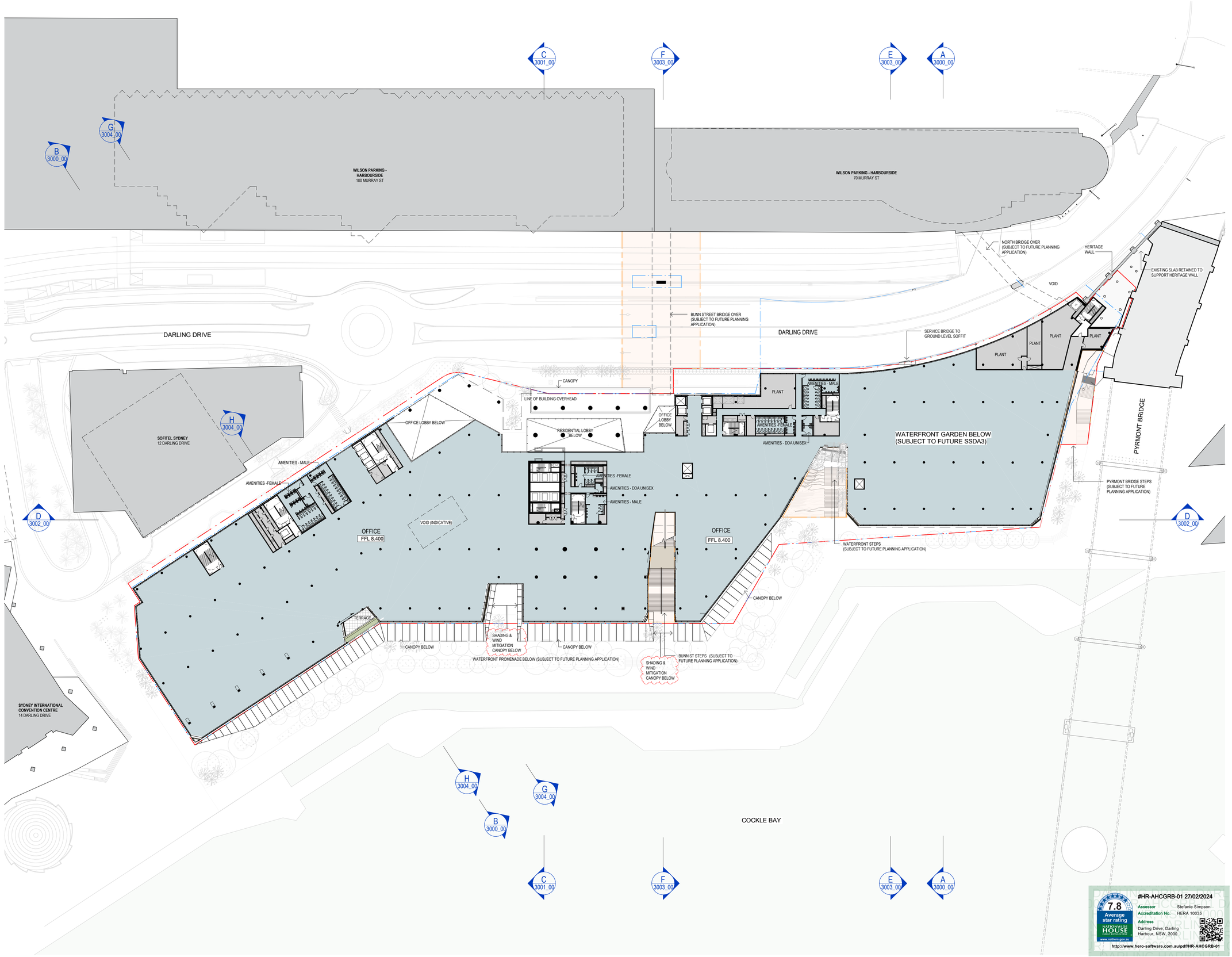
MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - L00 Ground Plan

REVIEWED	**SCALE @ A1**
MI	1 : 500
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 1100_00	B



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- OFFICE
- TERRACE

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 10m 20m 30m 40m
m

CLIENT

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - L01 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1101_00

REV NO.
B

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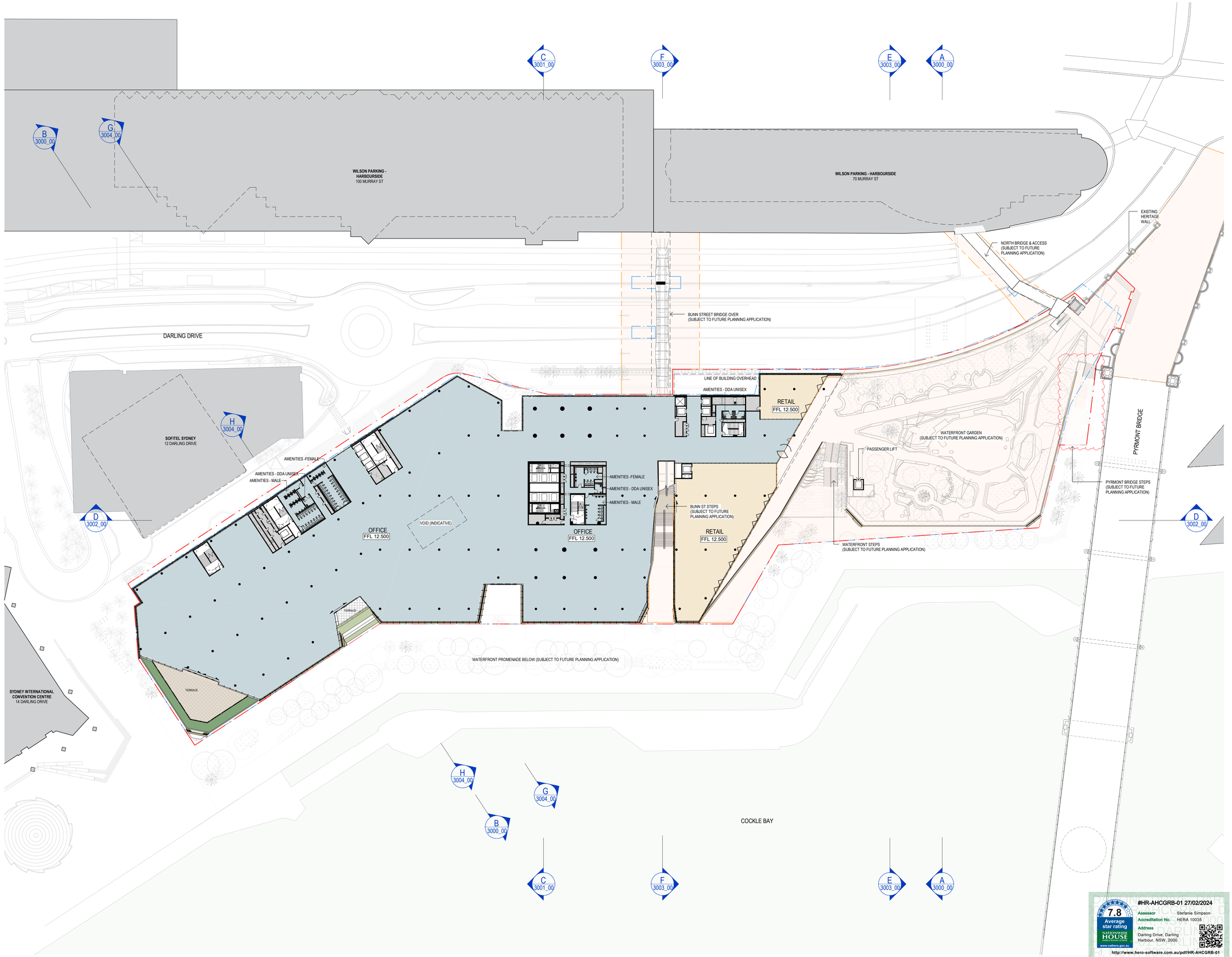

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- OFFICE
- RETAIL
- TERRACE

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 m | 10m | 20m | 30m | 40m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - L02 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1102_00

REV NO.
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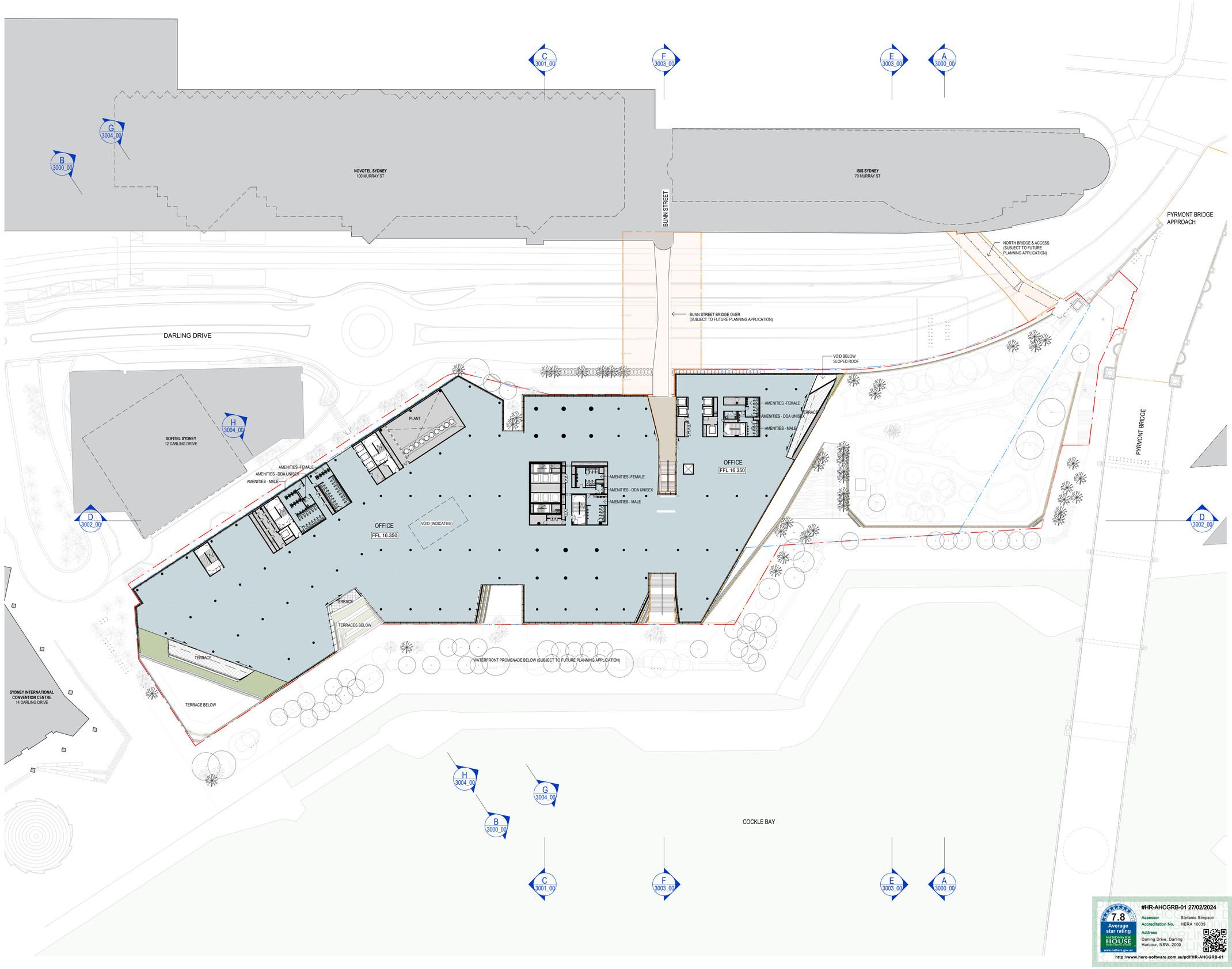

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH
- BOH / PLANT
- OFFICE
- TERRACE

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 m 10m 20m 30m 40m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - L03 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1103_00

REV NO.
B

#HR-AHCGRB-01 27/02/2024
7.8 Average star rating
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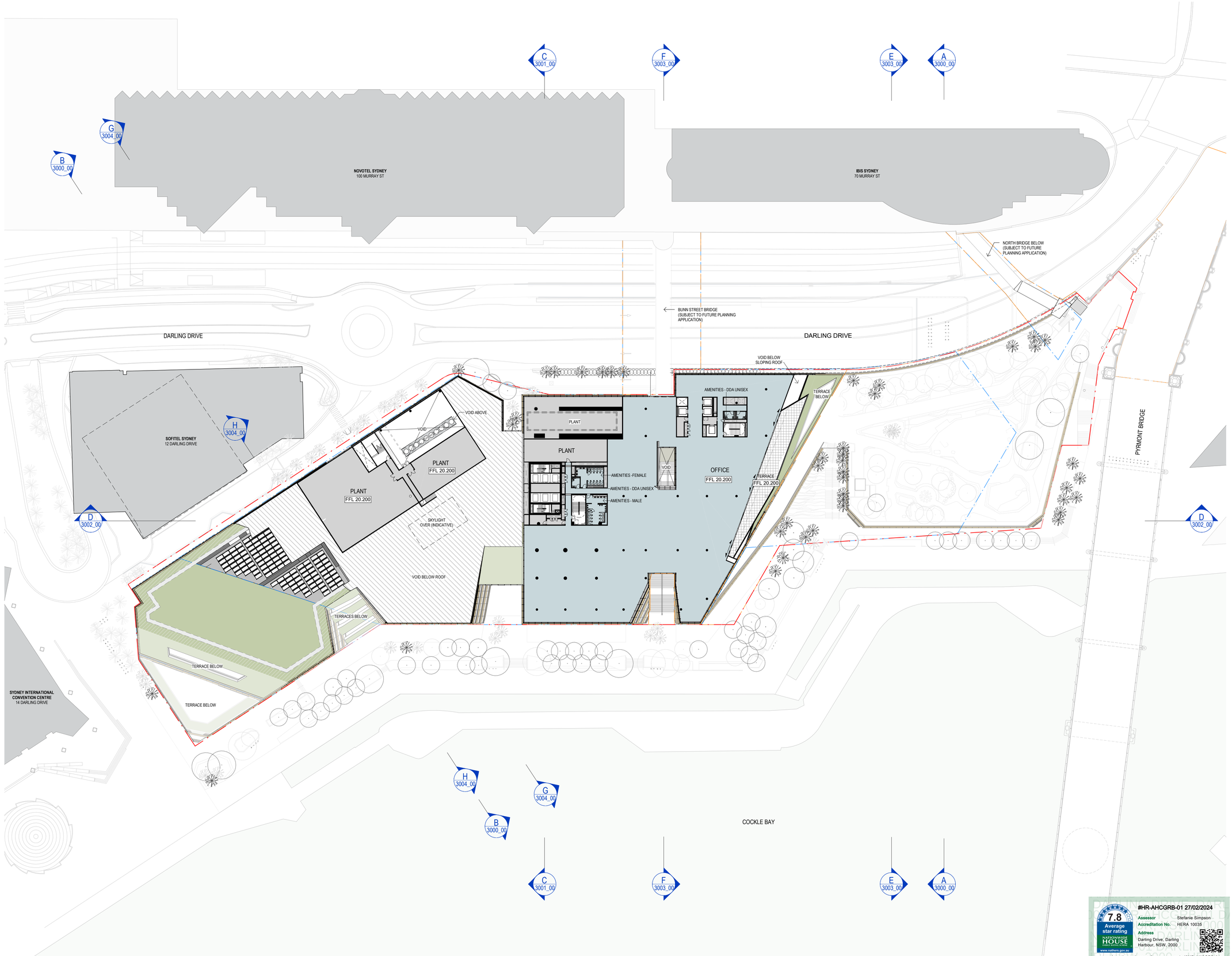

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- OFFICE
- TERRACE

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 m 10m 20m 30m 40m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - L04 Plan

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1104_00

REV NO.
B

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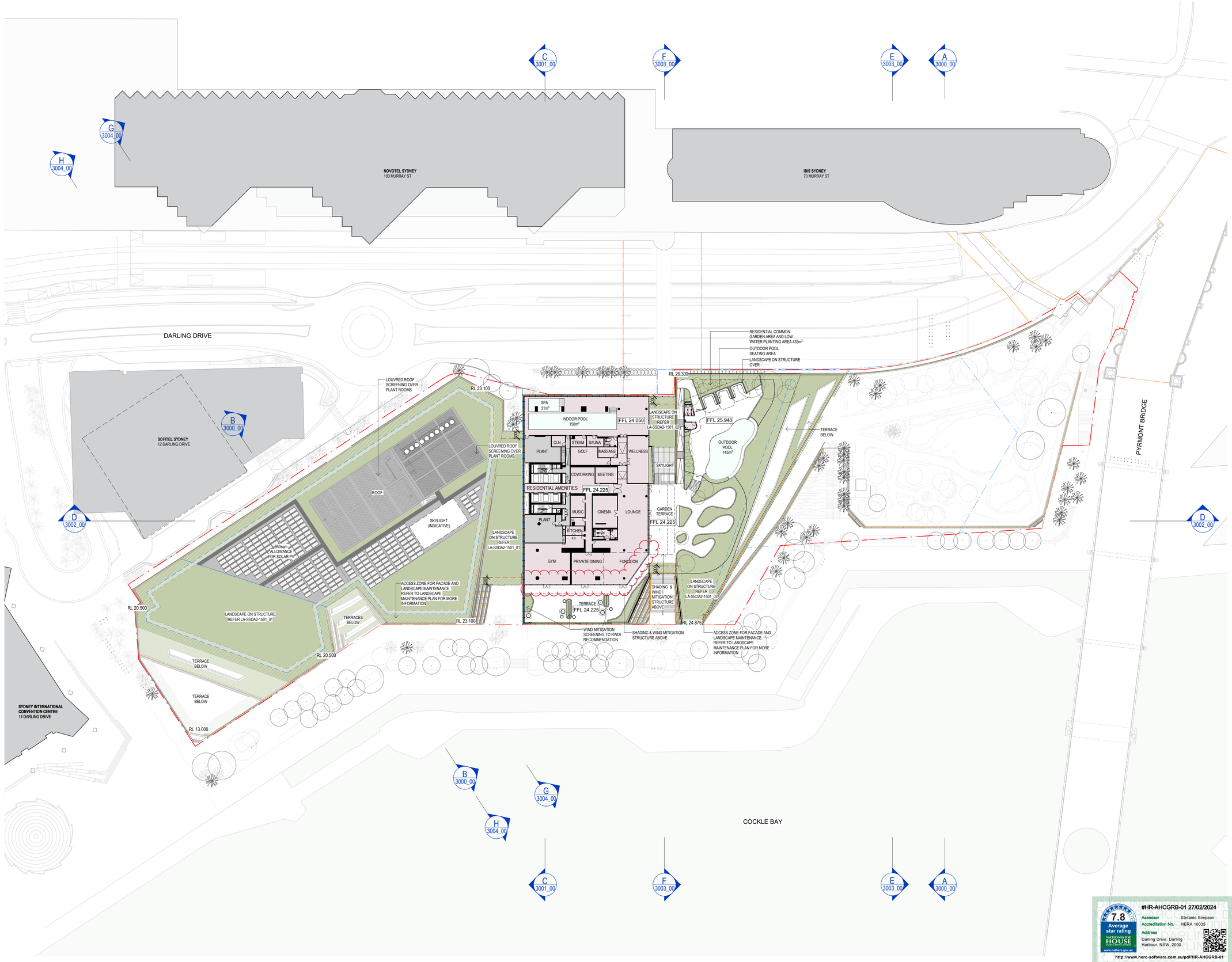

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

LEGEND

- BOH / PLANT
- RESIDENTIAL COMMON AREAS

LEGEND

- SSDA EXTENT
- SSDA STAGE 1 ENVELOPE
- AREA SUBJECT TO FUTURE SSDA APPLICATION
- EXISTING STRUCTURES

NORTH

SCALE

0 10m 20m 30m 40m
m

CLIENT

50 mirvac

PROJECT

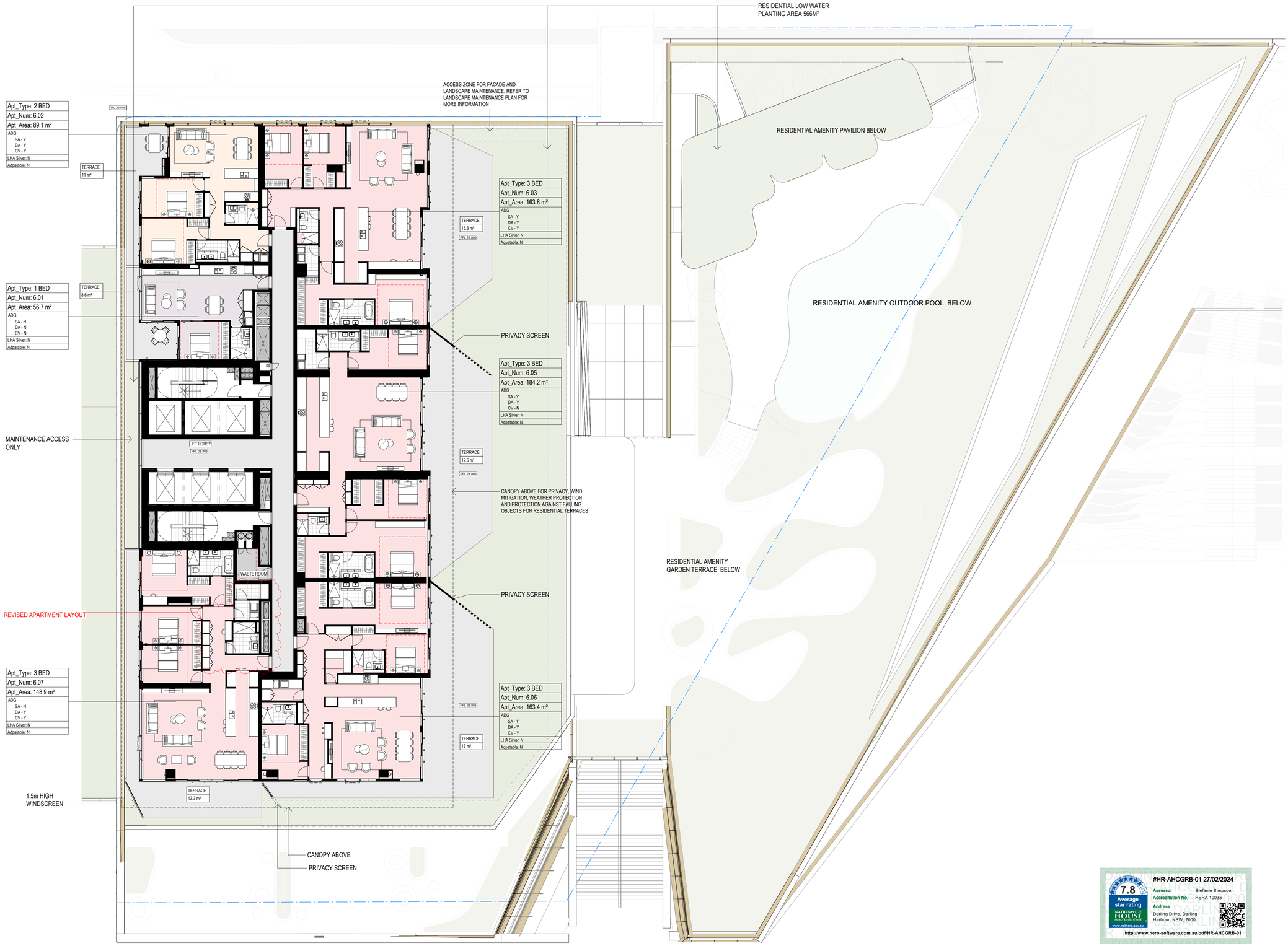
MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

General Arrangement - L05 Plan

REVIEWED	SCALE @ A1
MI	1 : 500
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 1105_00	B



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L06 Plan - CV

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1106_01

REV NO.
B

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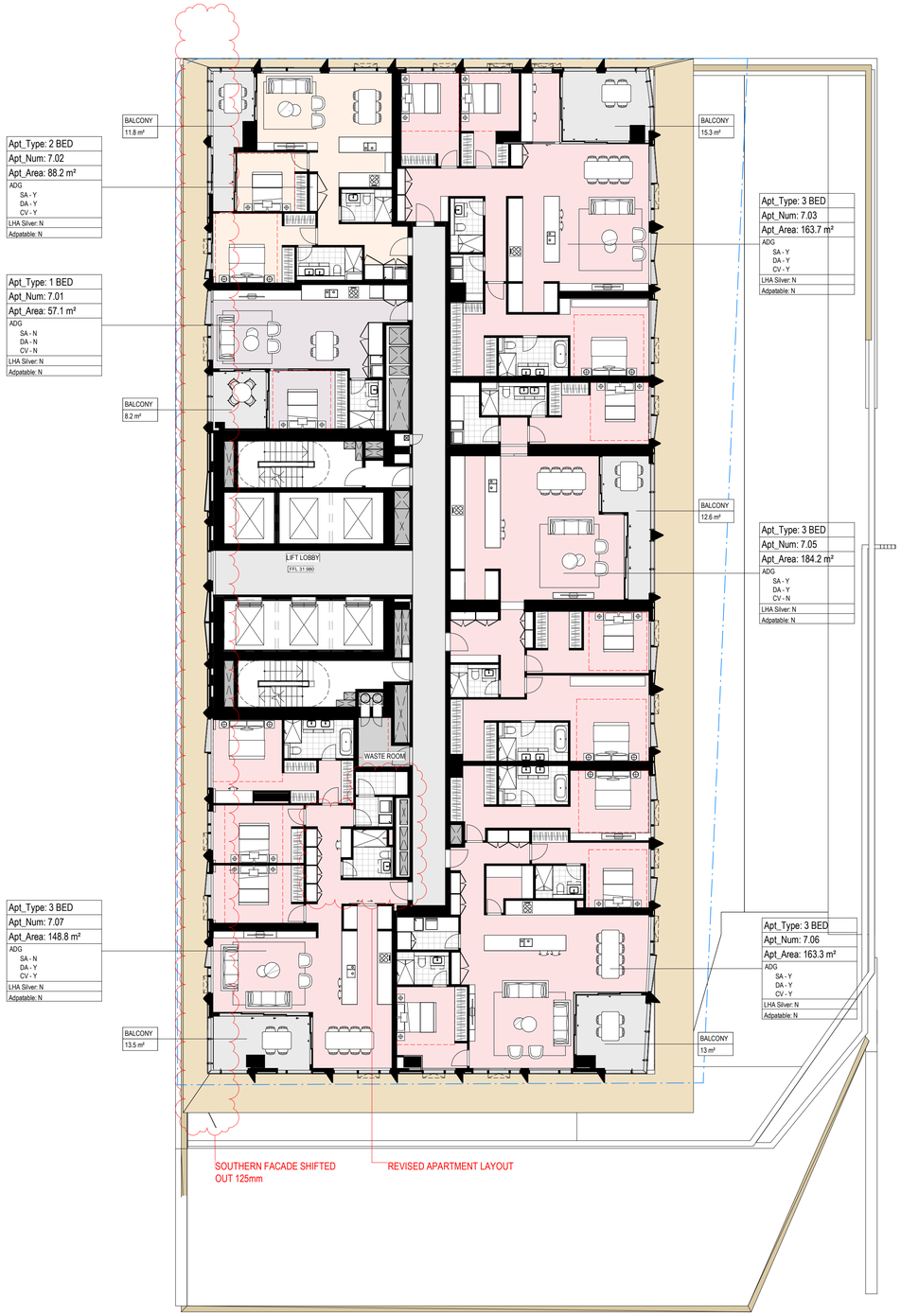

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L07 Plan - CV

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1107_01

REV NO.
B

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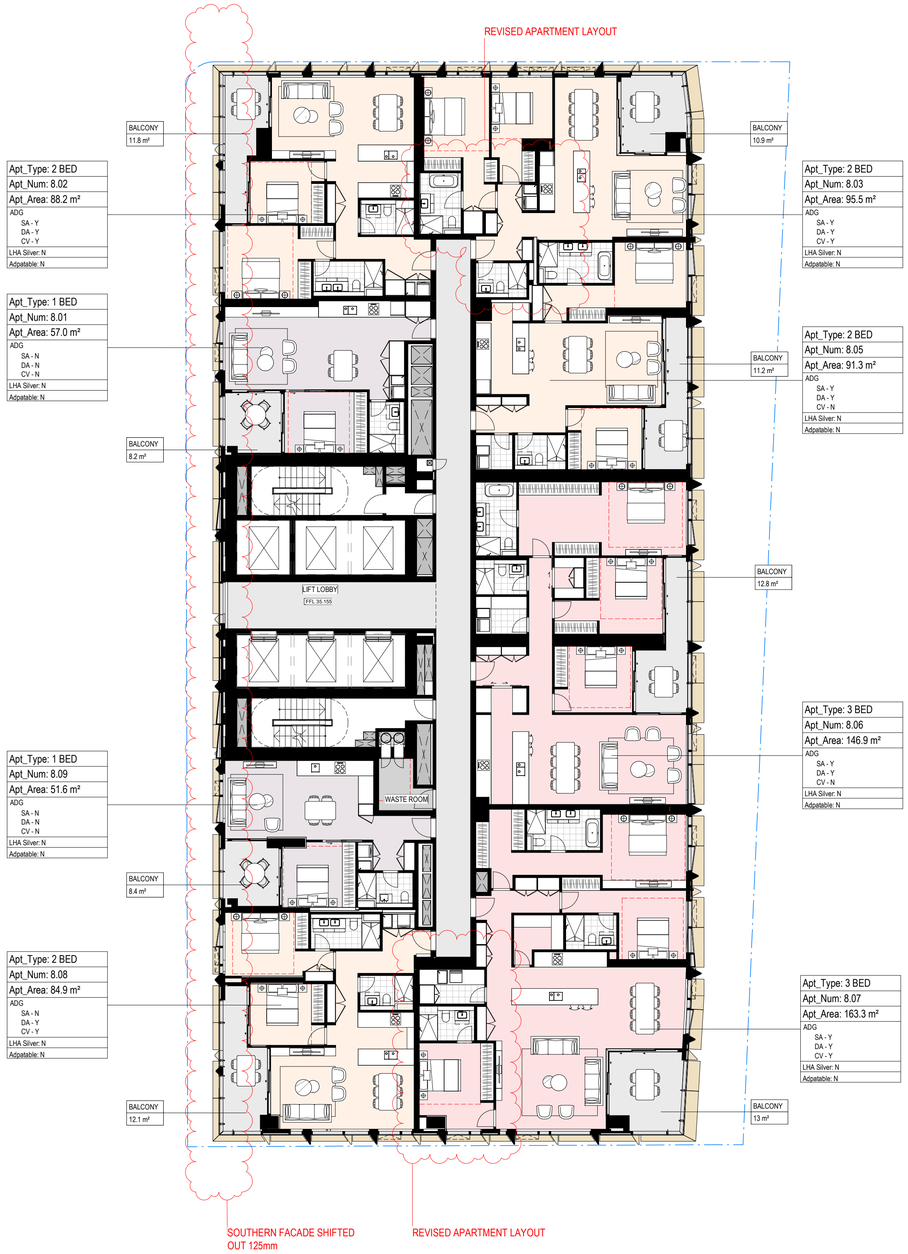

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L08 Plan - LR-A

REVIEWED	SCALE @ A1
KT	1 : 150
APPROVED	**PROJECT NO.**
LW	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 1108_01	B

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L09 Plan - LR-A

REVIEWED KT

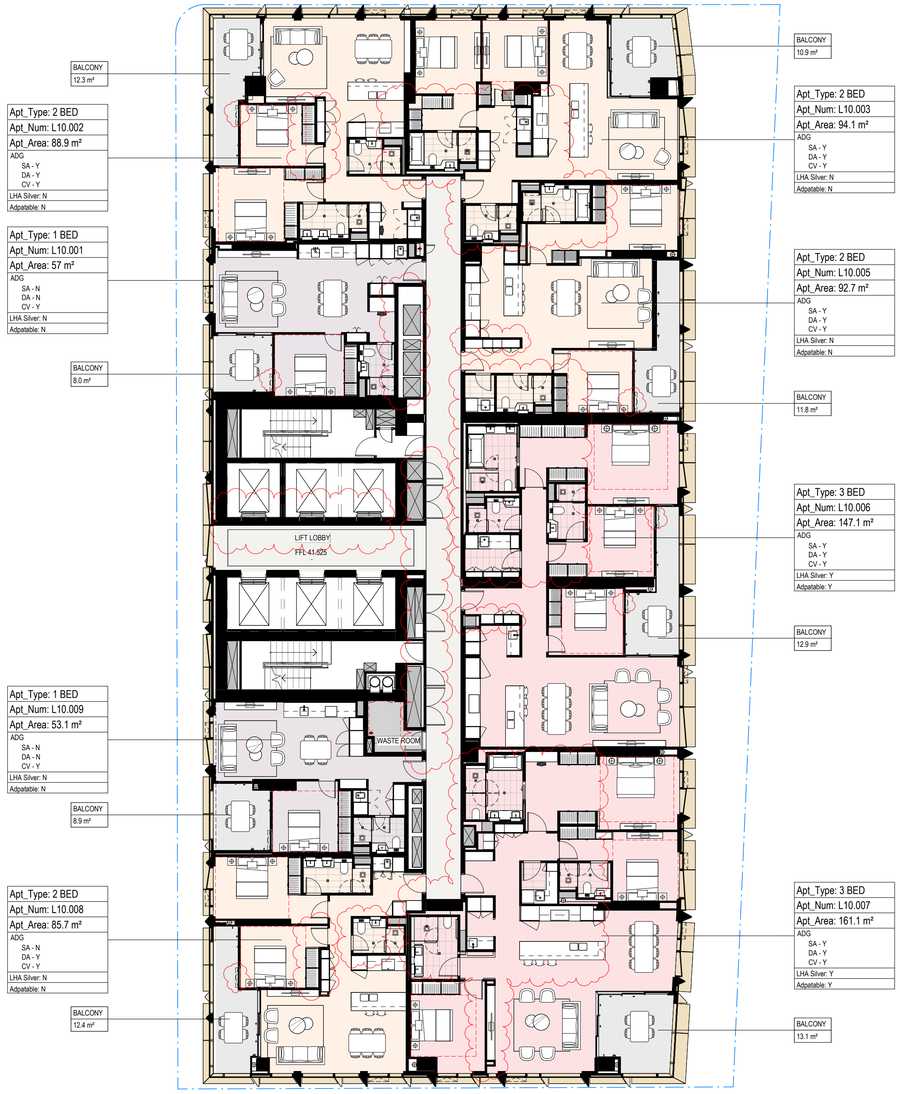
APPROVED LW

DRAWING NO. AR-SSDA2- 1109_01

SCALE @ A1 1 : 150

PROJECT NO. 016152-61A-P

REV NO. C



LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

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A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L10 Plan - LR-A

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L11 Plan - LR-A

REVIEWED
KT

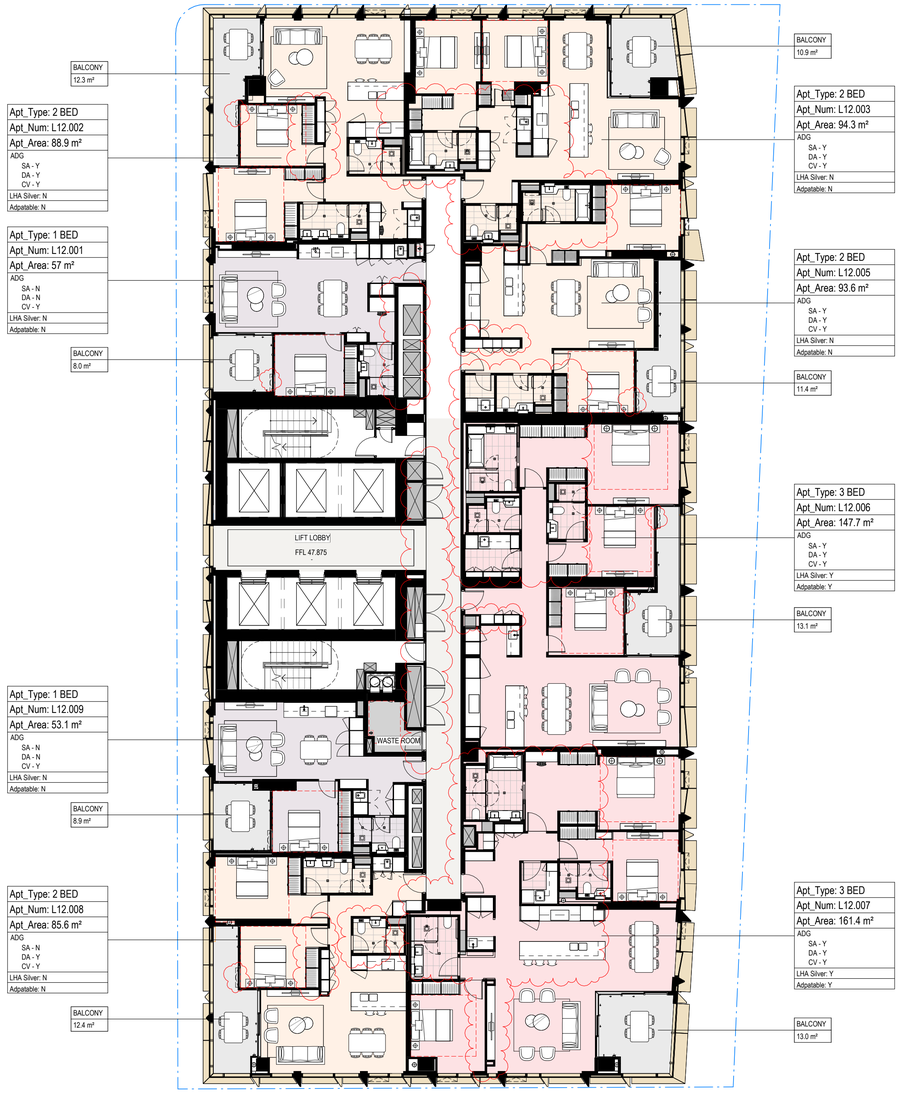
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1111_01

REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L12 Plan - LR-A

REVIEWED KT

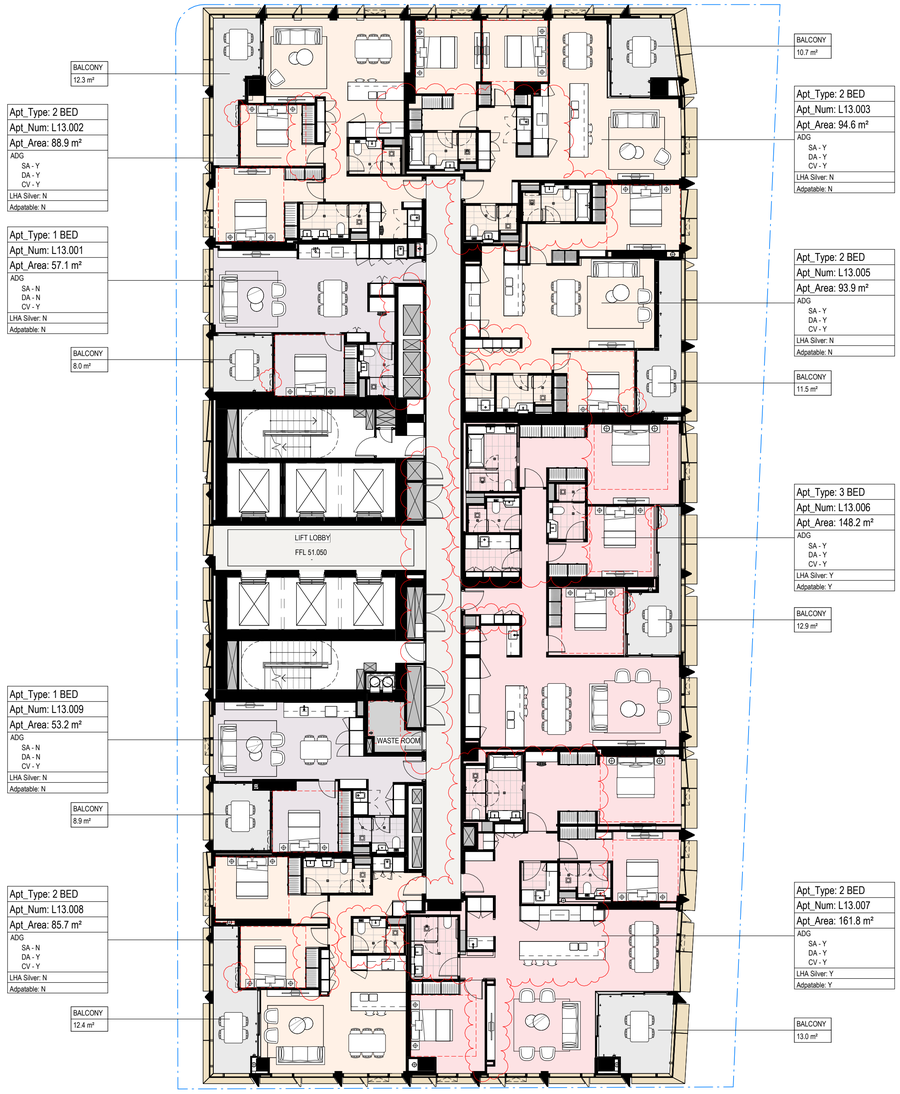
APPROVED LW

DRAWING NO. AR-SSDA2- 1112_01

SCALE @ A1 1 : 150

PROJECT NO. 016152-61A-P

REV NO. C



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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L13 Plan - LR-A

REVIEWED
KT

APPROVED
LW

DRAWING NO.
AR-SSDA2- 1113_01

SCALE @ A1
1 : 150

PROJECT NO.
016152-61A-P

REV NO.
C

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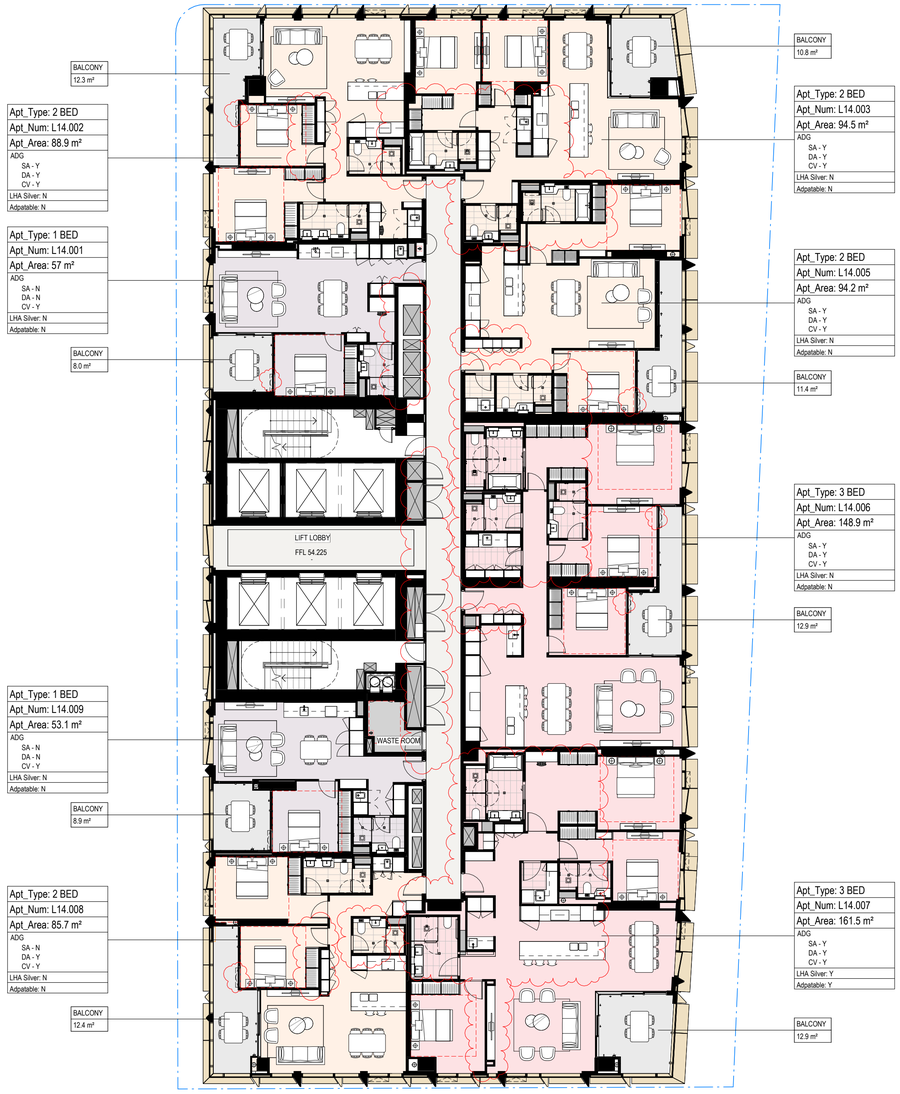

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C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L14 Plan - LR-A

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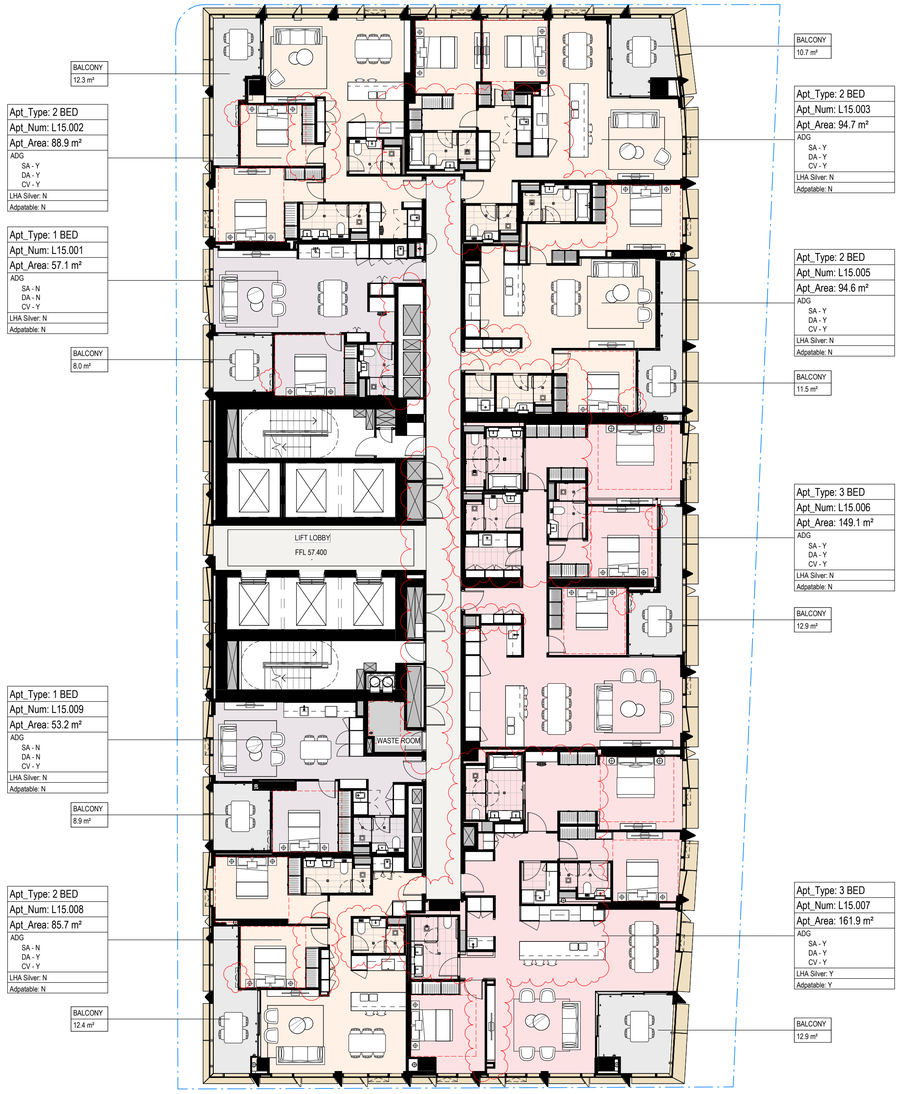
REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L15 Plan - LR-A

REVIEWED KT

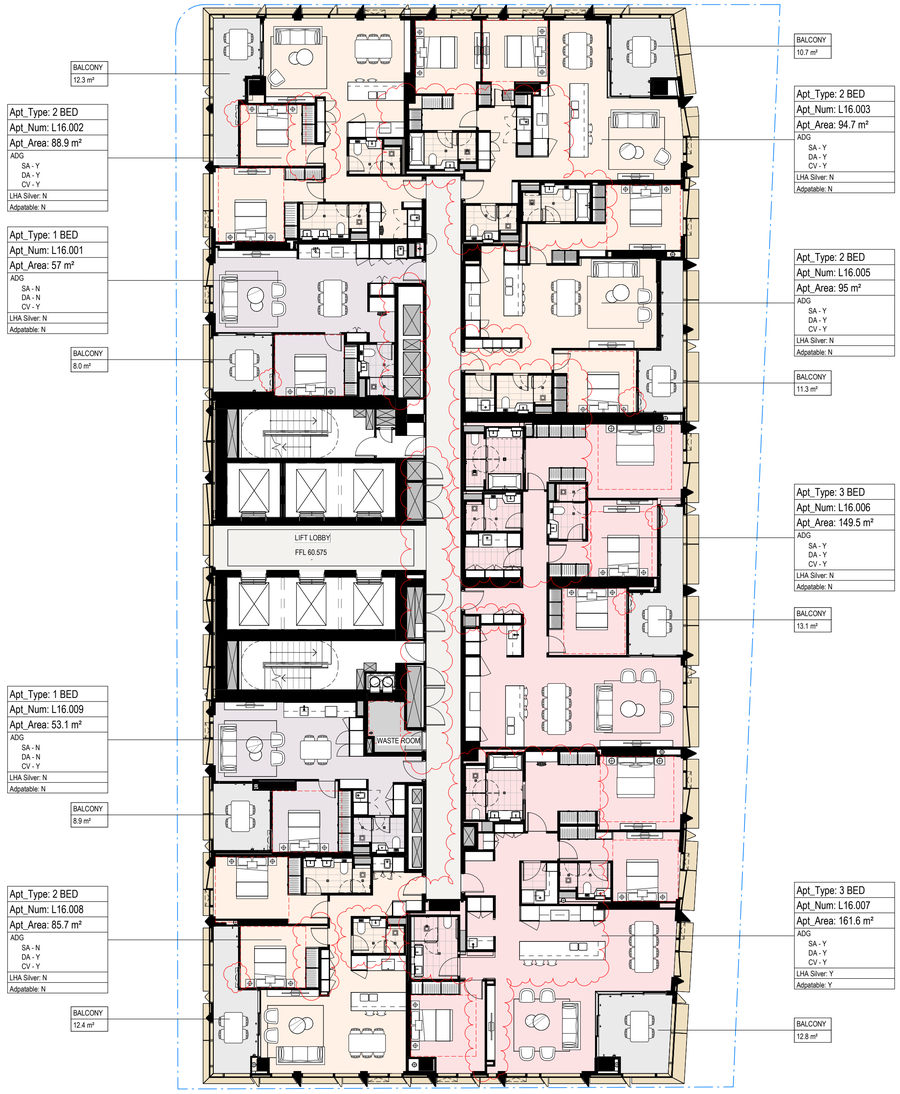
APPROVED LW

DRAWING NO. AR-SSDA2- 1115_01

SCALE @ A1 1 : 150

PROJECT NO. 016152-61A-P

REV NO. C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L16 Plan - LR-A

REVIEWED KT

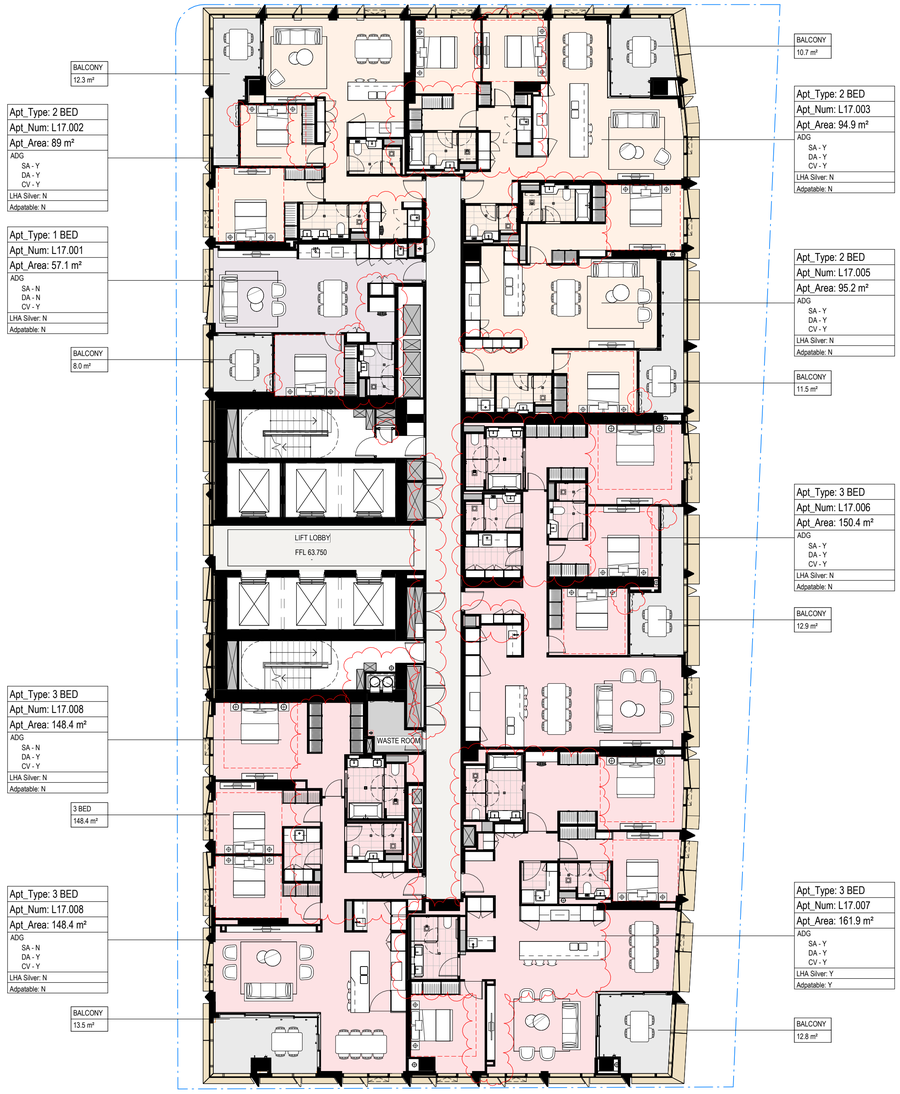
APPROVED LW

DRAWING NO. AR-SSDA2- 1116_01

SCALE @ A1 1 : 150

PROJECT NO. 016152-61A-P

REV NO. C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L17 Plan - LR-B

REVIEWED
KT

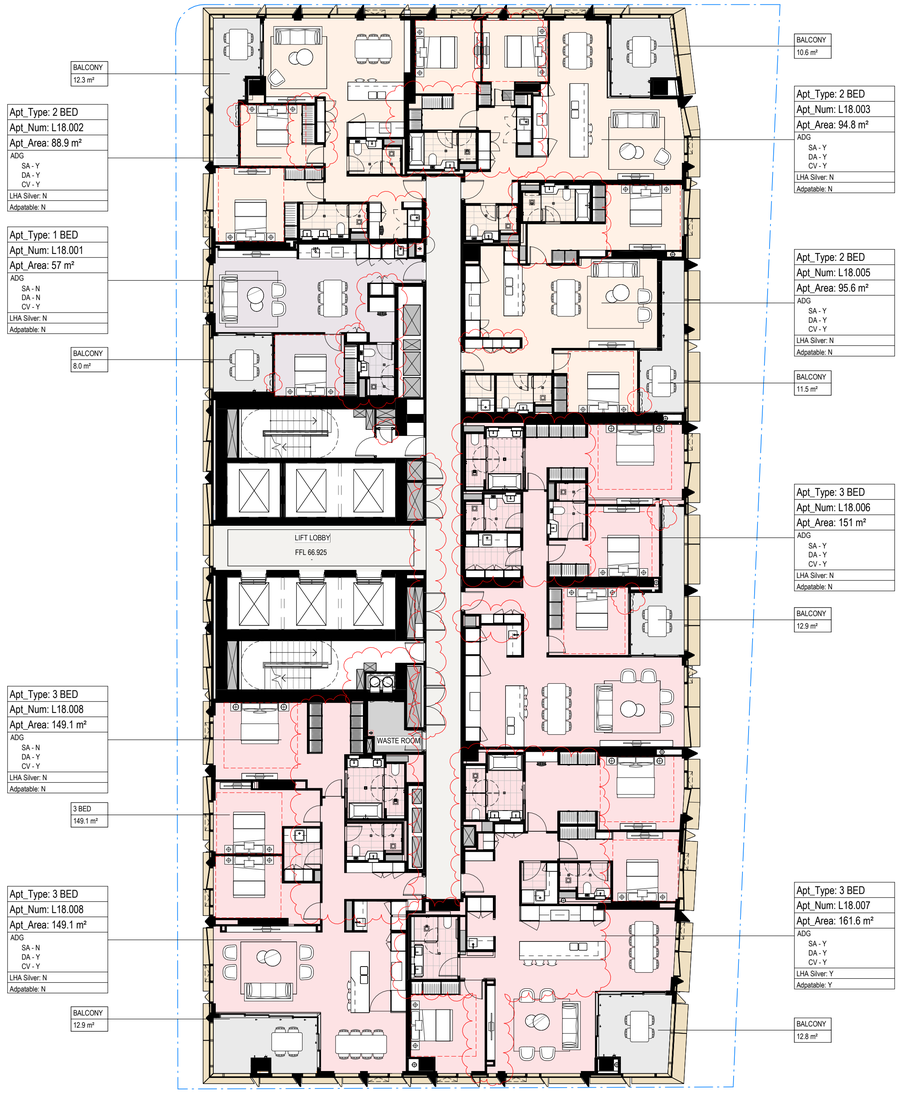
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1117_01

REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L18 Plan - LR-B

REVIEWED
KT

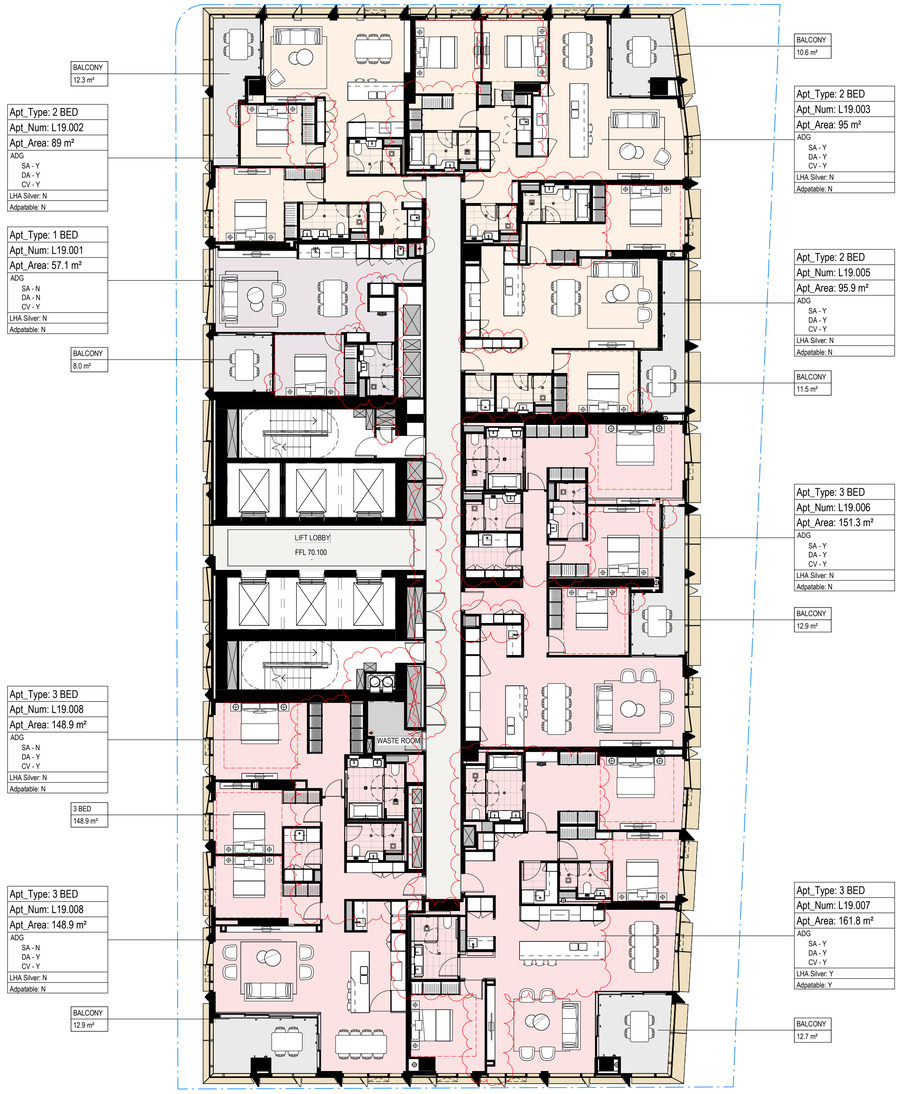
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1118_01

REV NO.
C



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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L19 Plan - LR-B

REVIEWED
KT

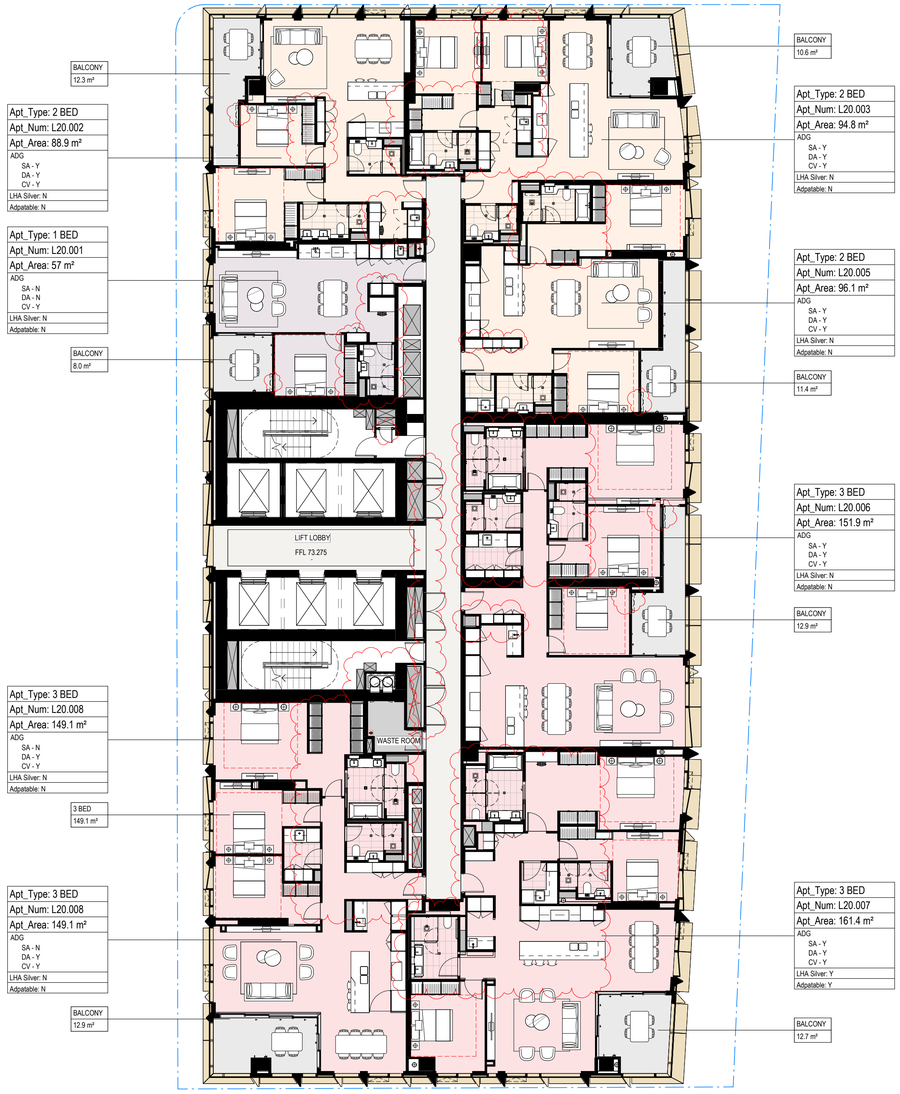
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1119_01

REV NO.
C



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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

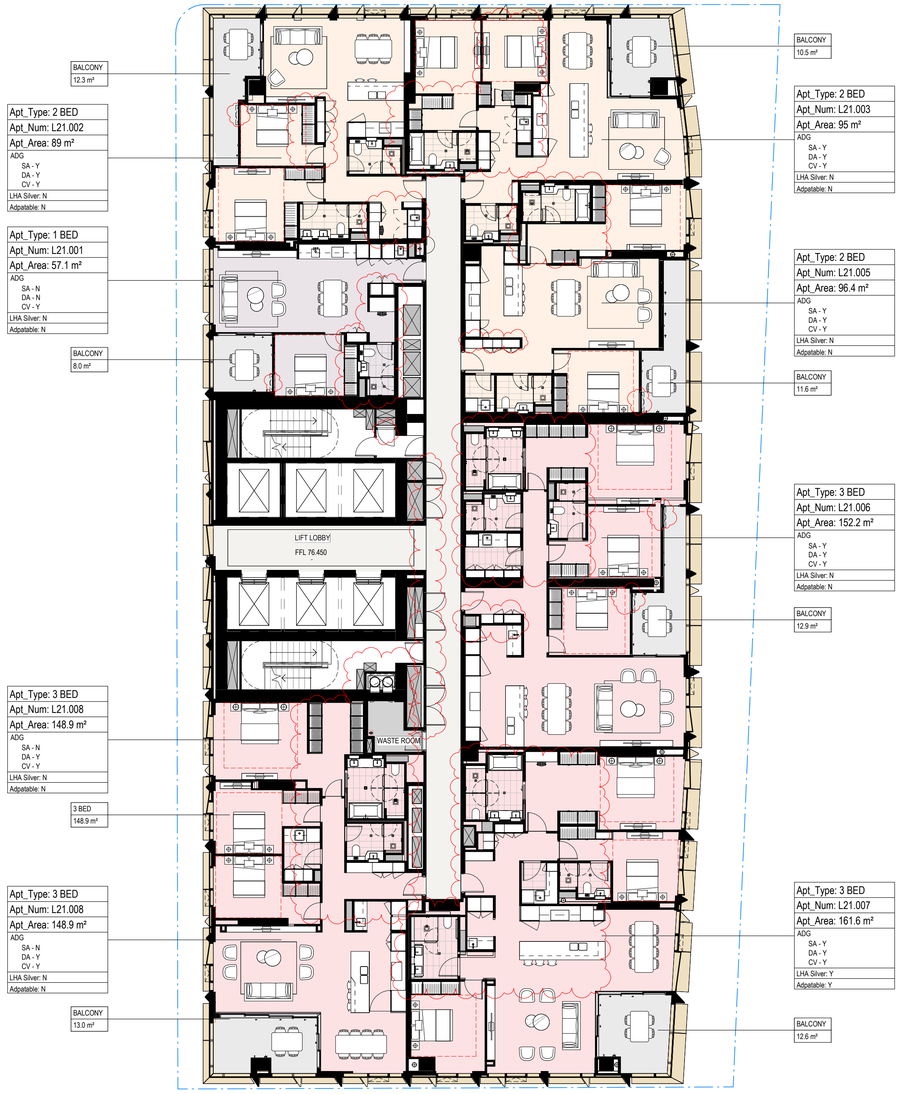
MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L20 Plan - LR-B

REVIEWED	**SCALE @ A1**
KT	1 : 150
APPROVED	**PROJECT NO.**
LW	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 1120_01	C



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A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L21 Plan - LR-B

REVIEWED
KT

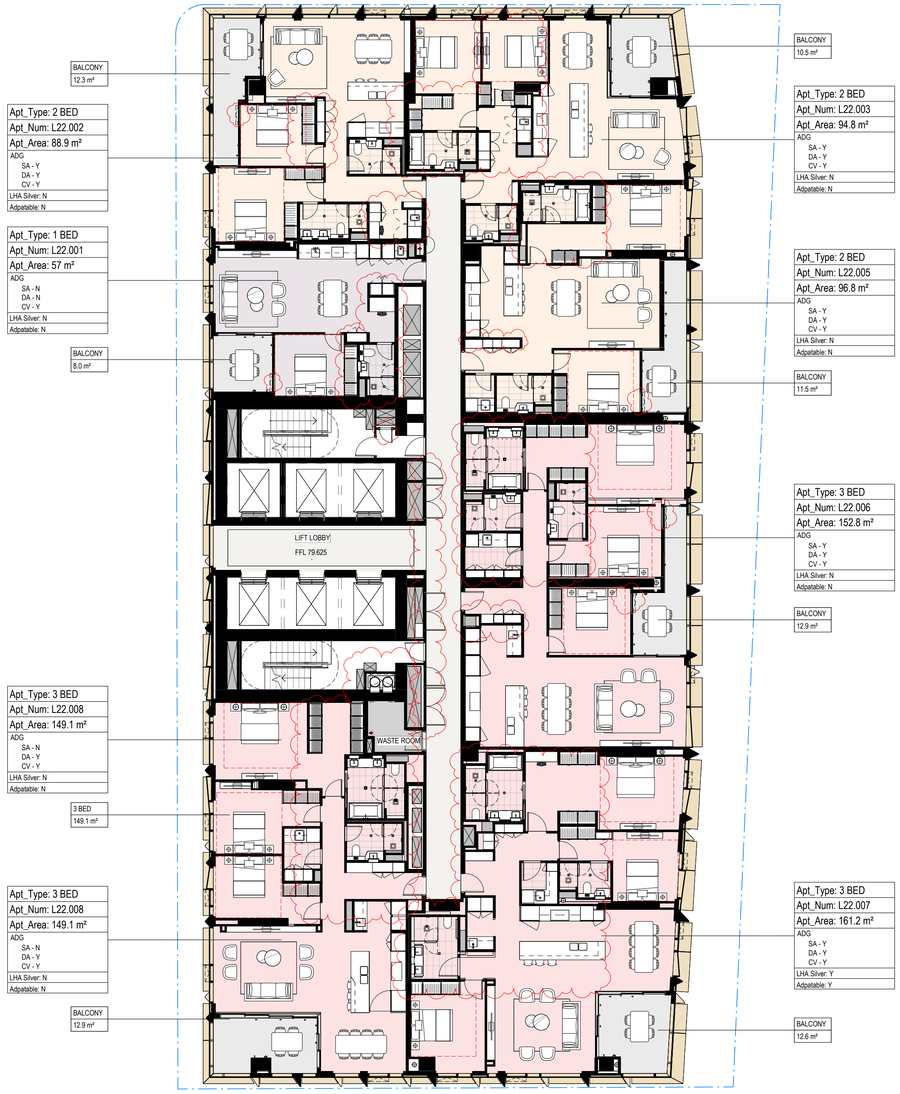
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1121_01

REV NO.
C



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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L22 Plan - LR-B

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1122_01

REV NO.
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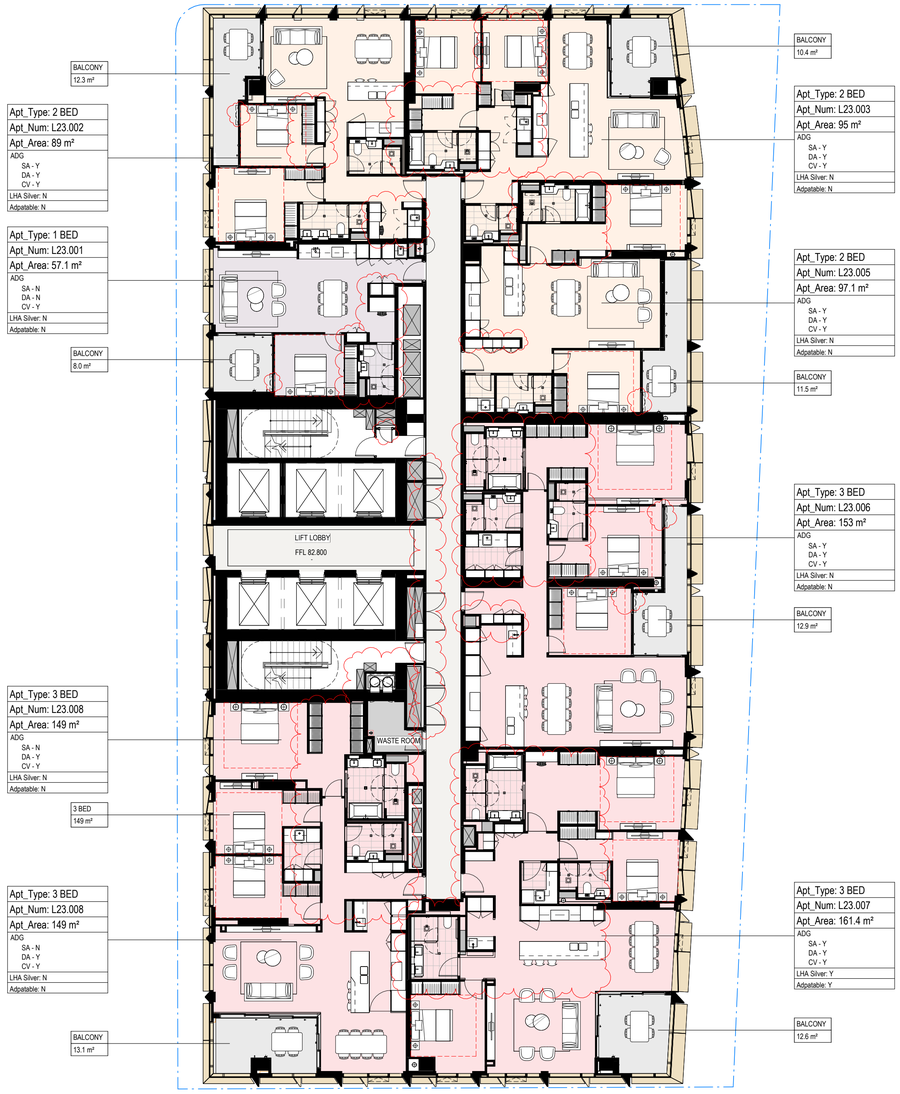

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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L23 Plan - LR-B

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1123_01

REV NO.
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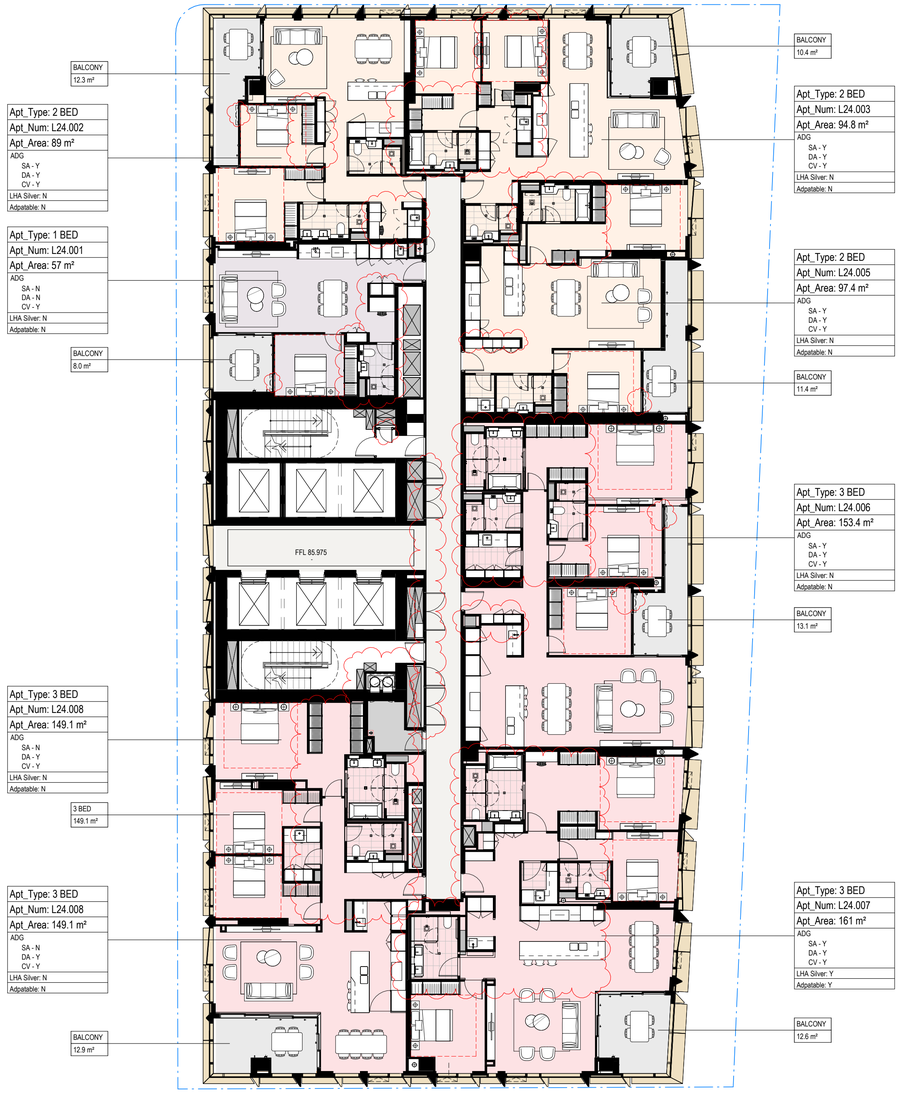

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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L24 Plan - LR-B

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1124_01

REV NO.
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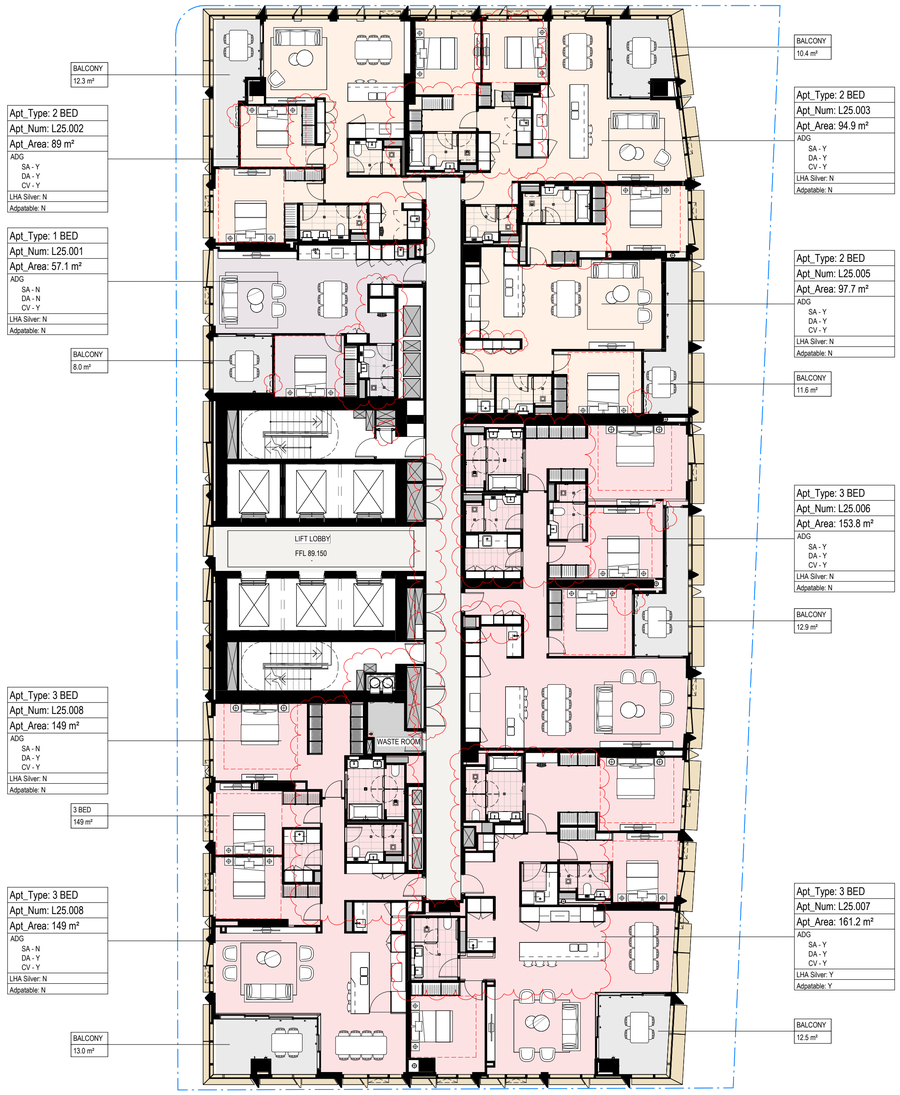

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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L25 Plan - LR-B

REVIEWED
KT

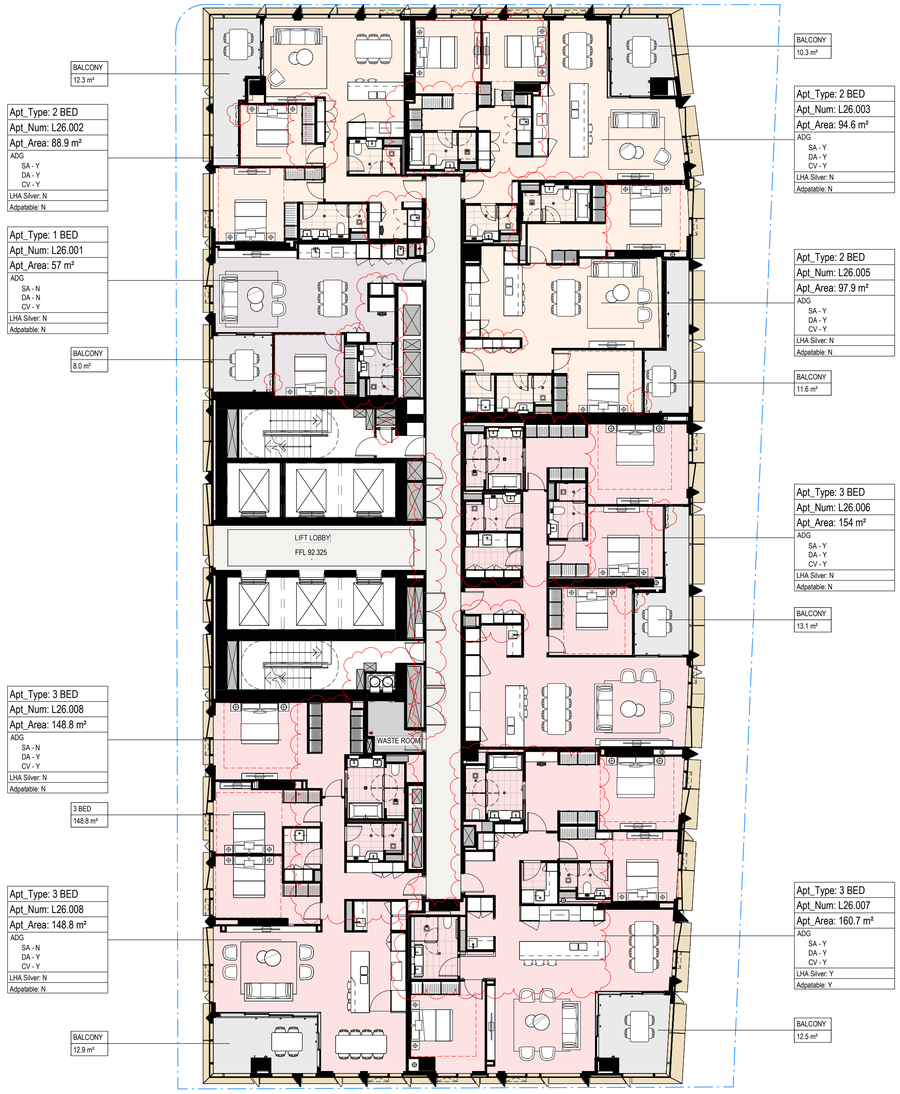
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1125_01

REV NO.
C



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REV	DESCRIPTION	DATE
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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L26 Plan - LR-B

REVIEWED
KT

APPROVED
LW

DRAWING NO.
AR-SSDA2- 1126_01

SCALE @ A1
1 : 150

PROJECT NO.
016152-61A-P

REV NO.
C

7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING SCHEME www.nathers.gov.au

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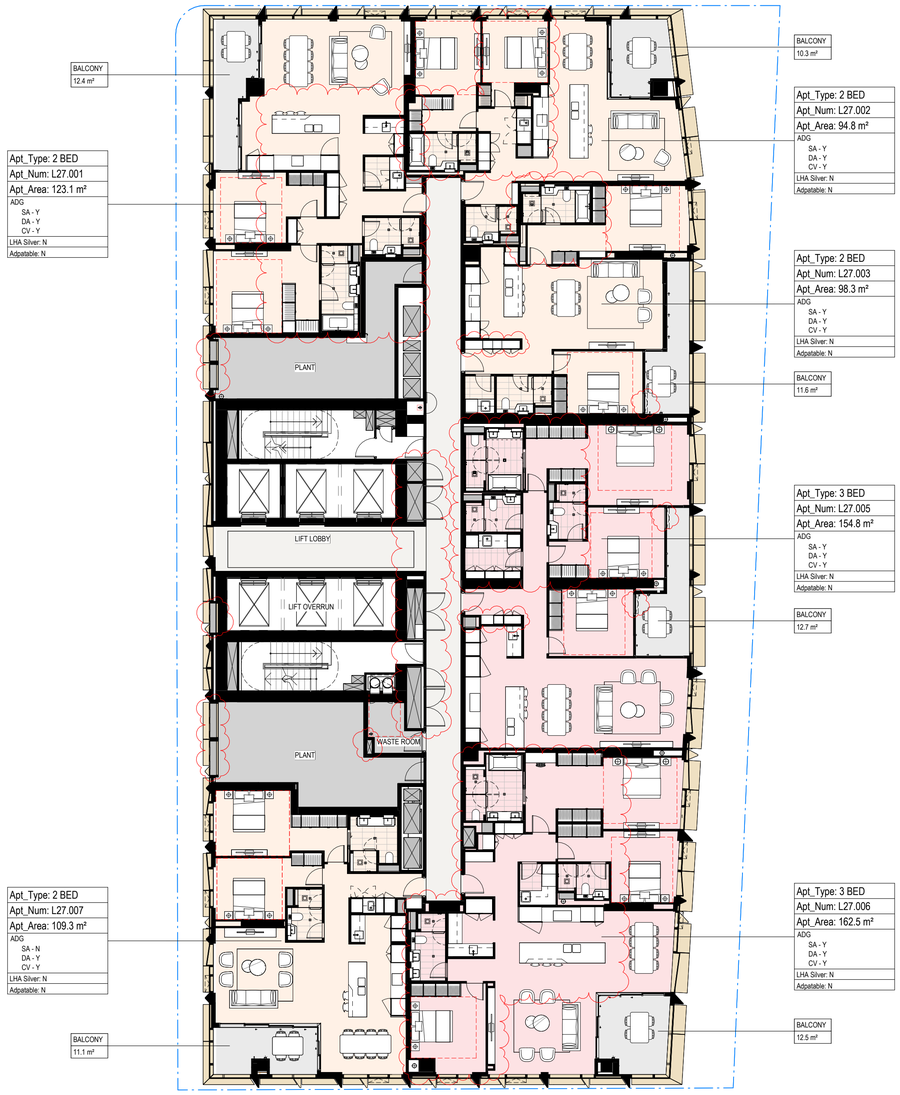

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Glenn Scott 6842
Ross de la Motte 7398

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L27 Plan Mid Plant

REVIEWED
KT

APPROVED
LW

DRAWING NO.
AR-SSDA2- 1127_01

SCALE @ A1
1 : 150

PROJECT NO.
016152-61A-P

REV NO.
C

#HR-AHCGRB-01 27/02/2024
7.8 Average star rating NATIONWIDE HOUSE ENERGY
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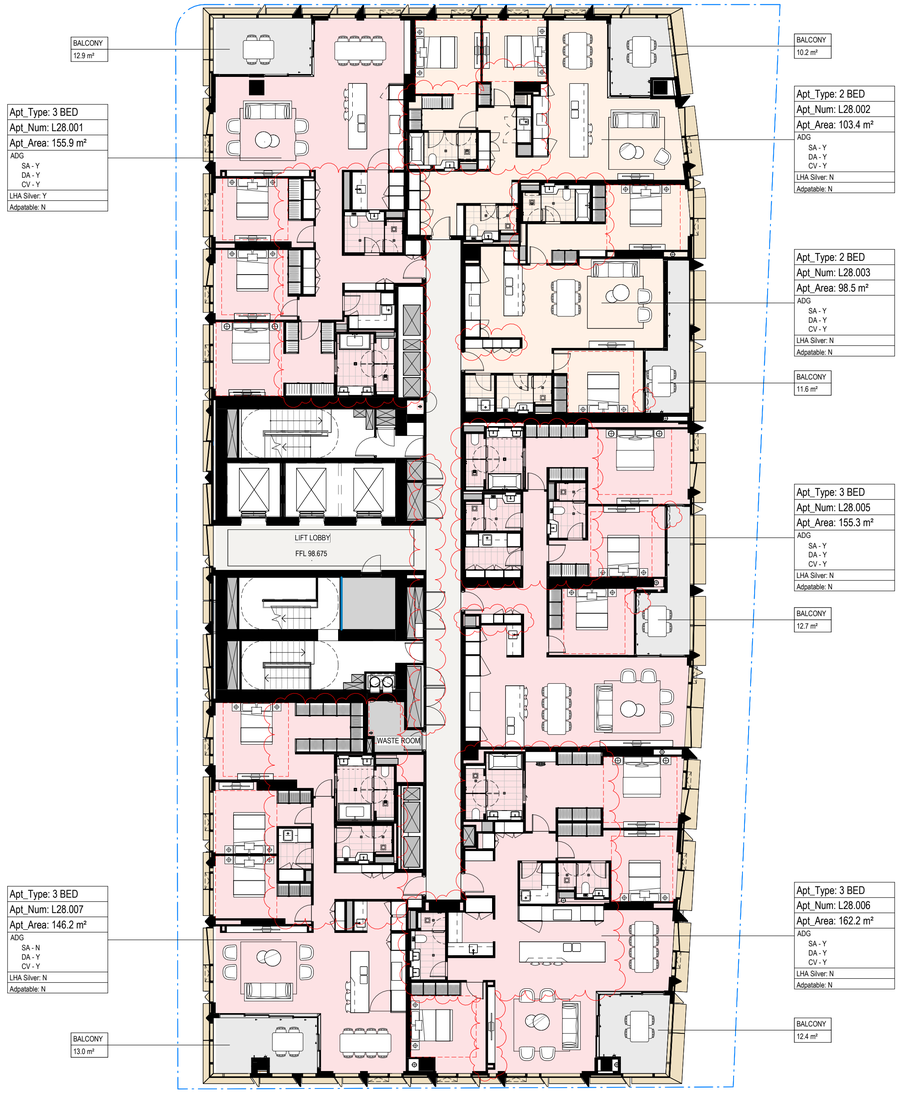

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A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

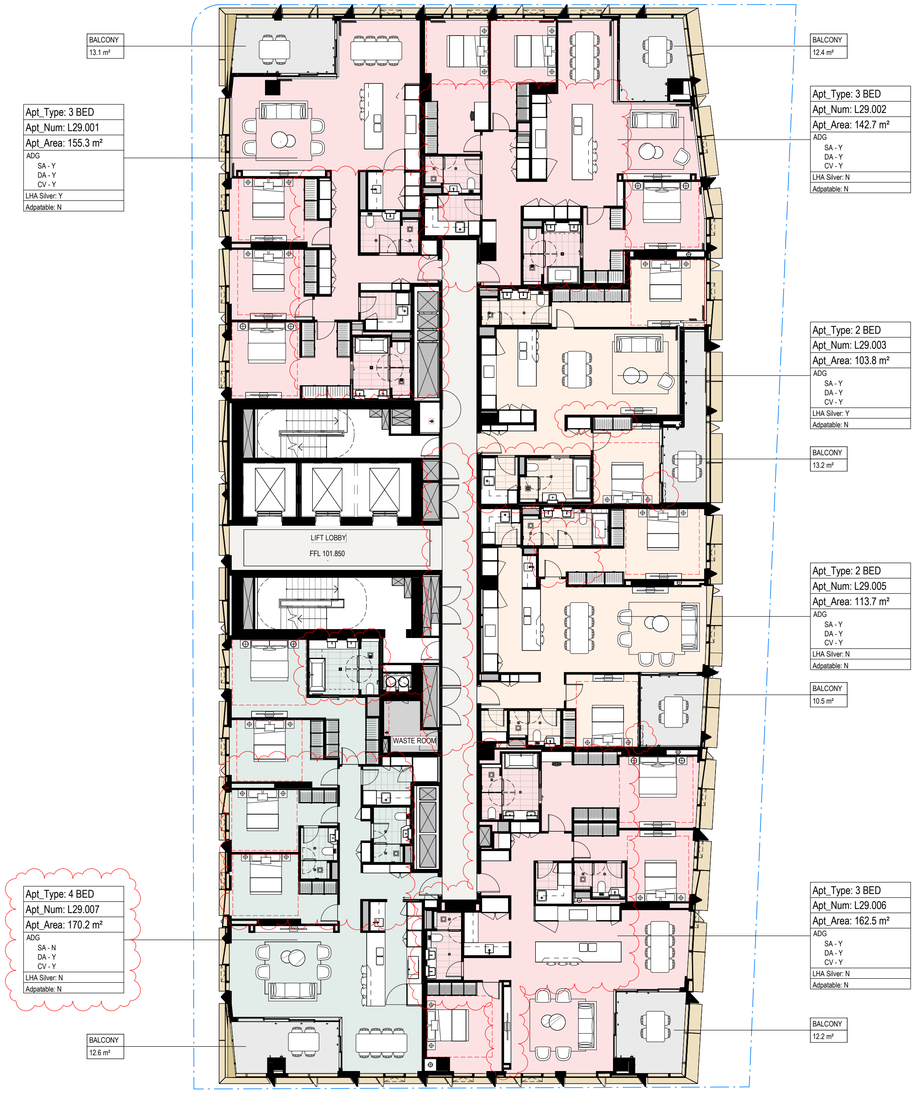
MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L28 Plan Stair Transfer

REVIEWED	SCALE @ A1
KT	1 : 150
APPROVED	**PROJECT NO.**
LW	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 1128_01	C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L29 Plan - MR

REVIEWED
KT

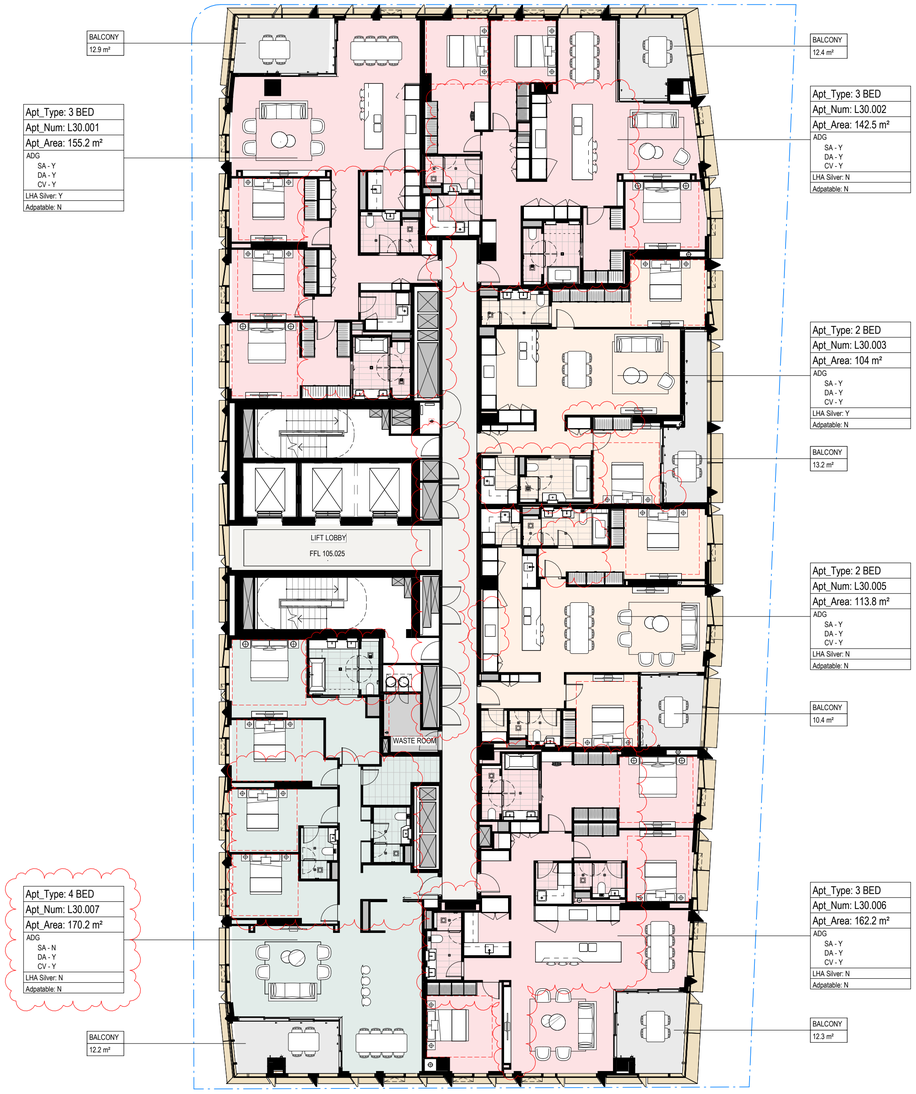
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1129_01

REV NO.
C



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A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

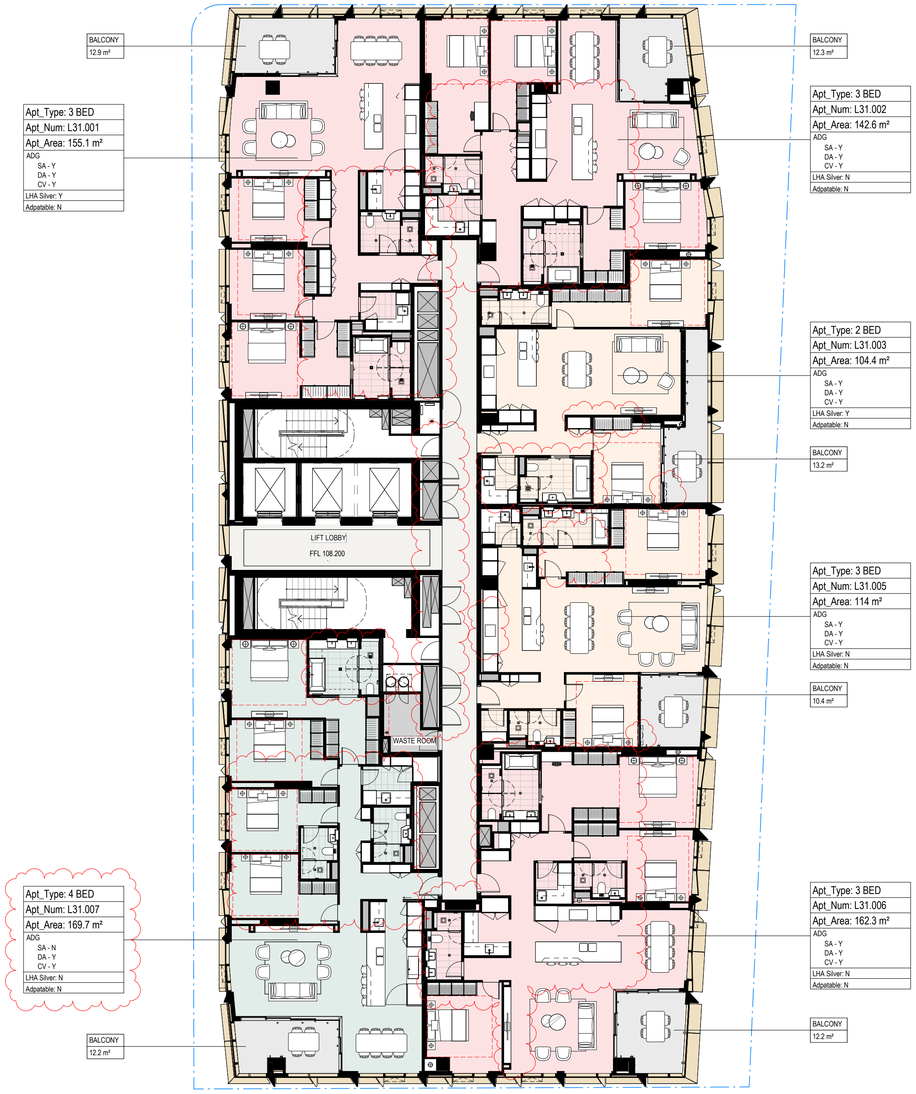
MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L30 Plan - MR

REVIEWED	SCALE @ A1
KT	1 : 150
APPROVED	**PROJECT NO.**
LW	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 1130_01	C



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A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L31 Plan - MR

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1131_01

REV NO.
C

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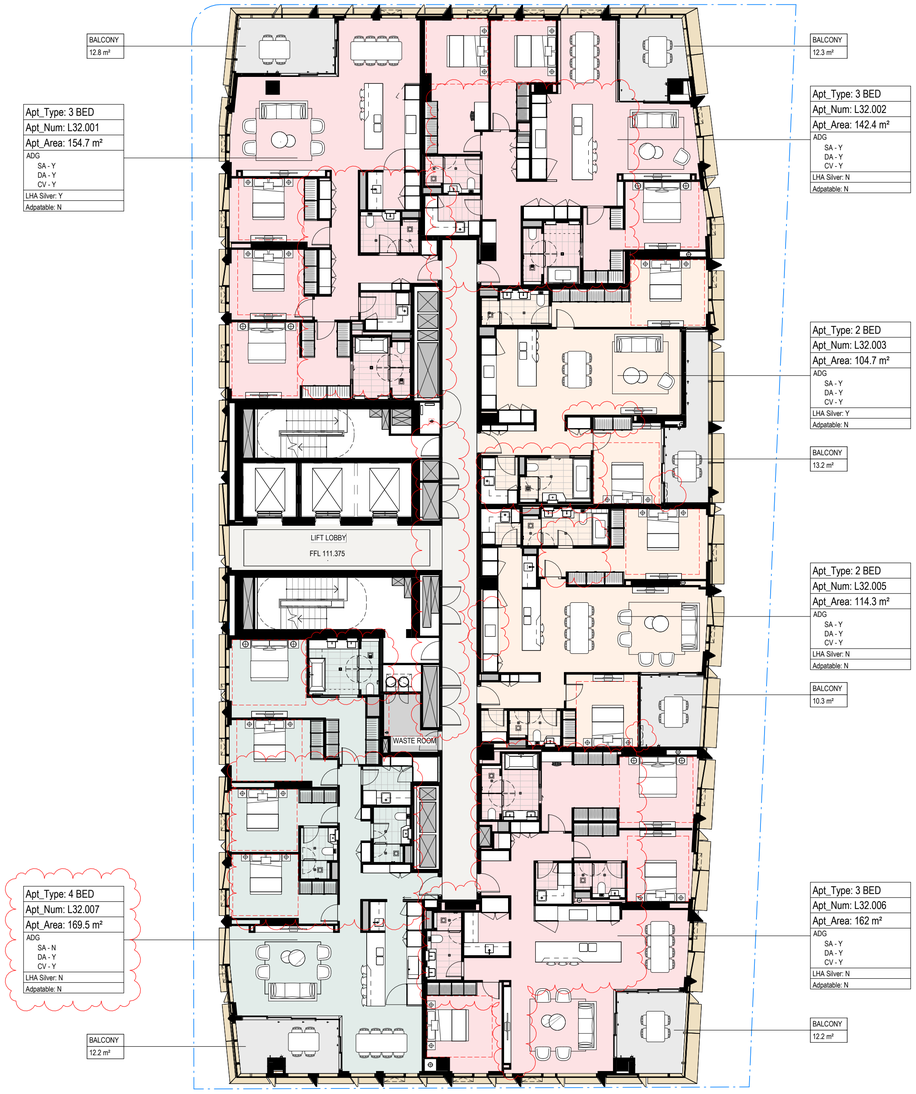

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L32 Plan -MR

REVIEWED
KT

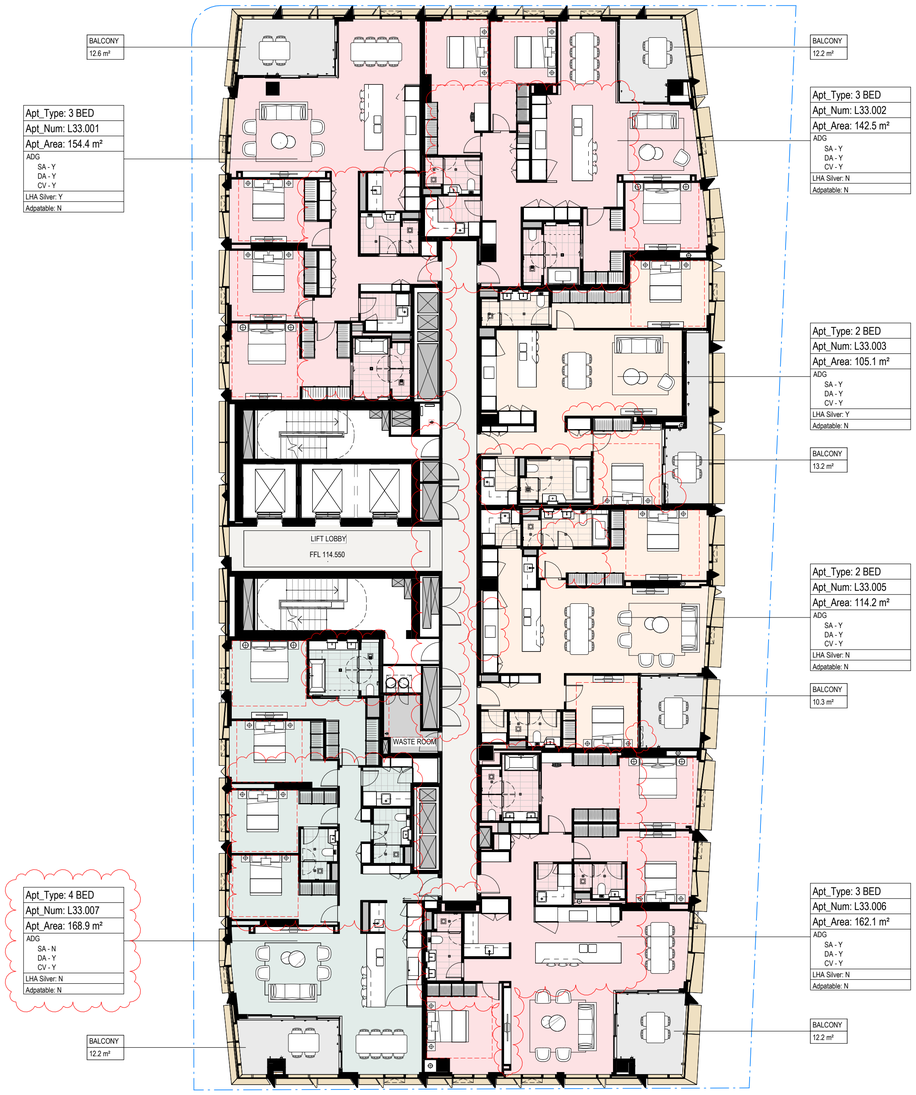
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1132_01

REV NO.
C



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A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L33 Plan - MR

REVIEWED
KT

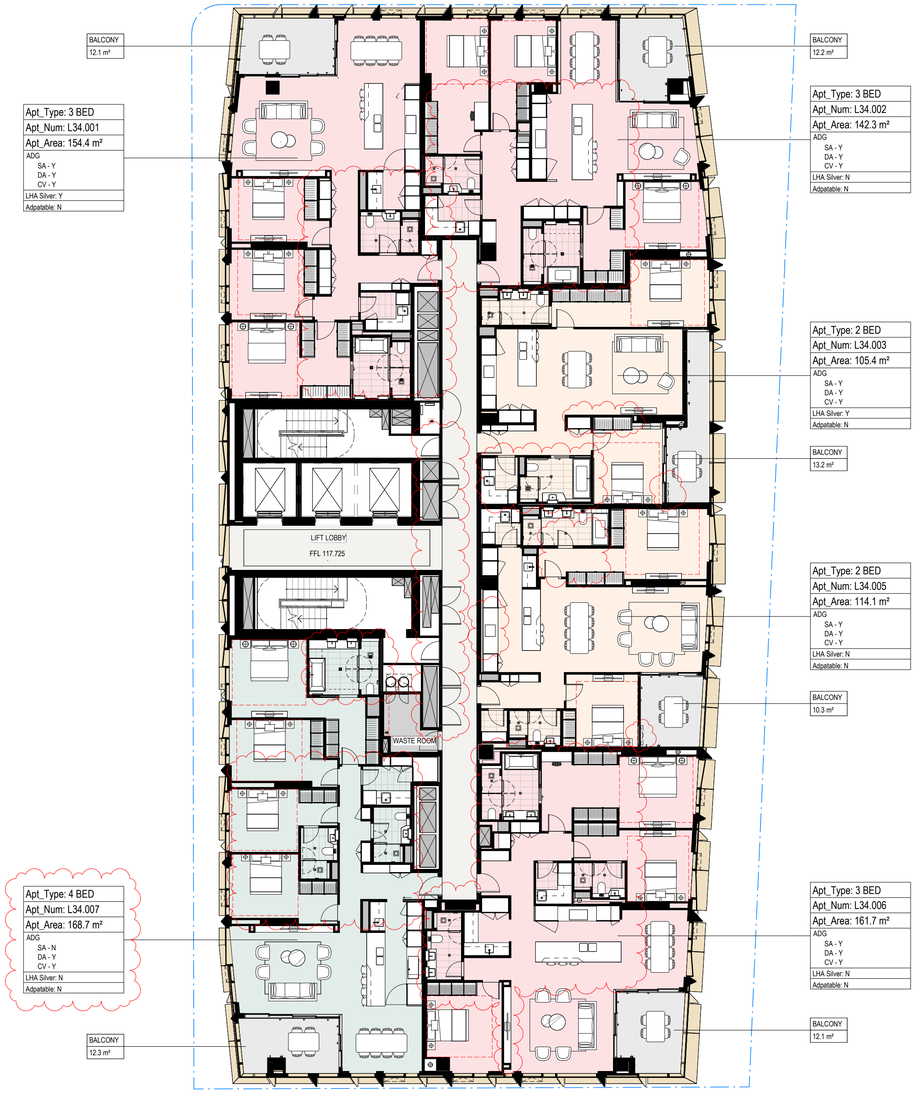
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1133_01

REV NO.
C



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C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L34 Plan - MR

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1134_01

REV NO.
C

7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING SCHEME www.nathers.gov.au

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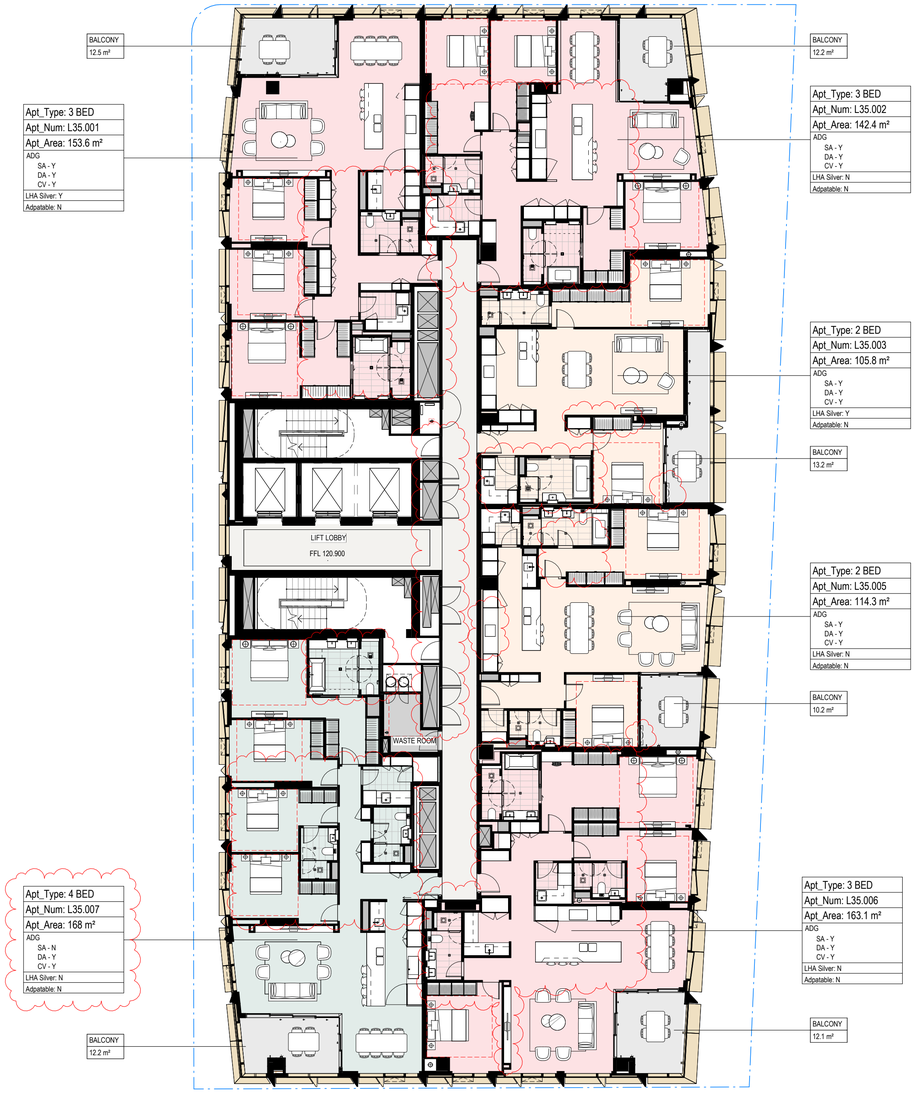

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L35 Plan - MR

REVIEWED KT

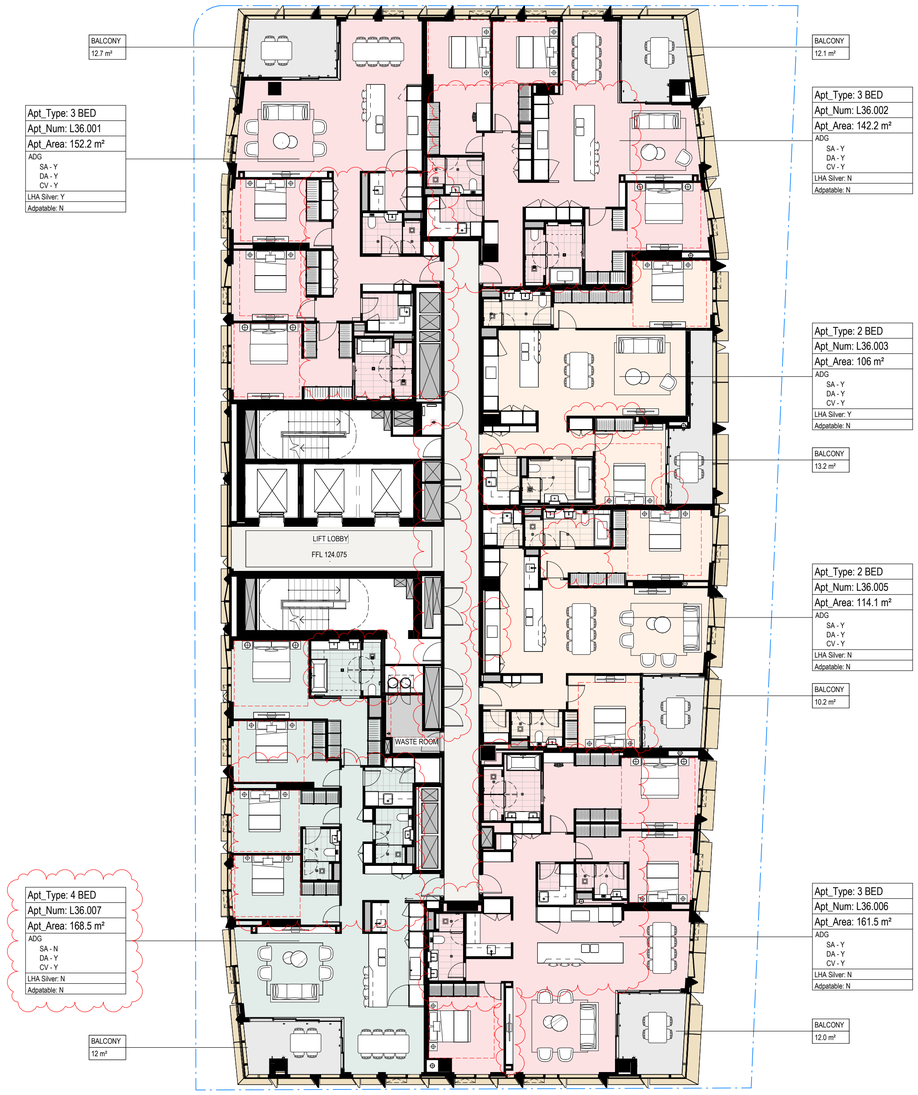
APPROVED LW

DRAWING NO. AR-SSDA2- 1135_01

SCALE @ A1 1 : 150

PROJECT NO. 016152-61A-P

REV NO. C



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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L36 Plan - MR

REVIEWED
KT

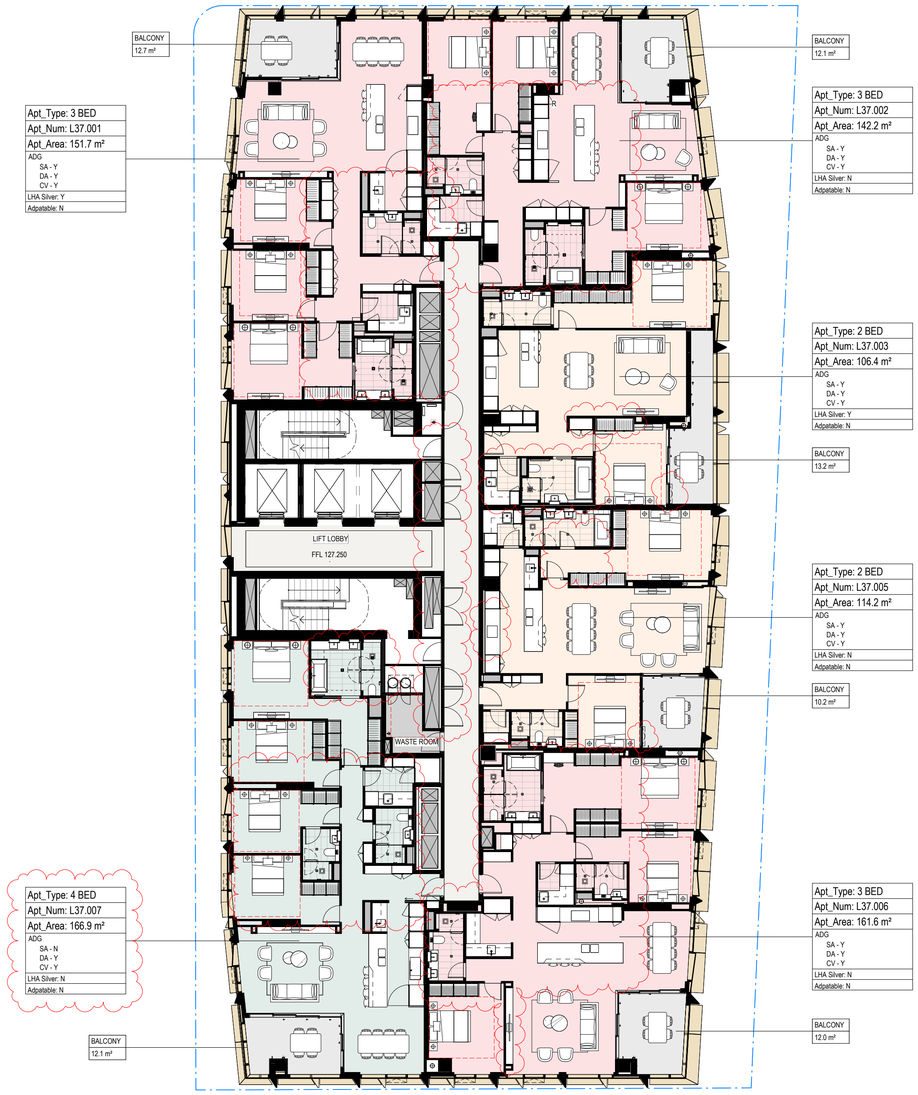
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1136_01

REV NO.
C



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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L37 Plan - MR

REVIEWED
KT

APPROVED
LW

DRAWING NO.
AR-SSDA2- 1137_01

SCALE @ A1
1 : 150

PROJECT NO.
016152-61A-P

REV NO.
C

7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING www.nathers.gov.au

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Accreditation No. HERA 10035
Address Darling Drive, Darling Harbour, NSW, 2000
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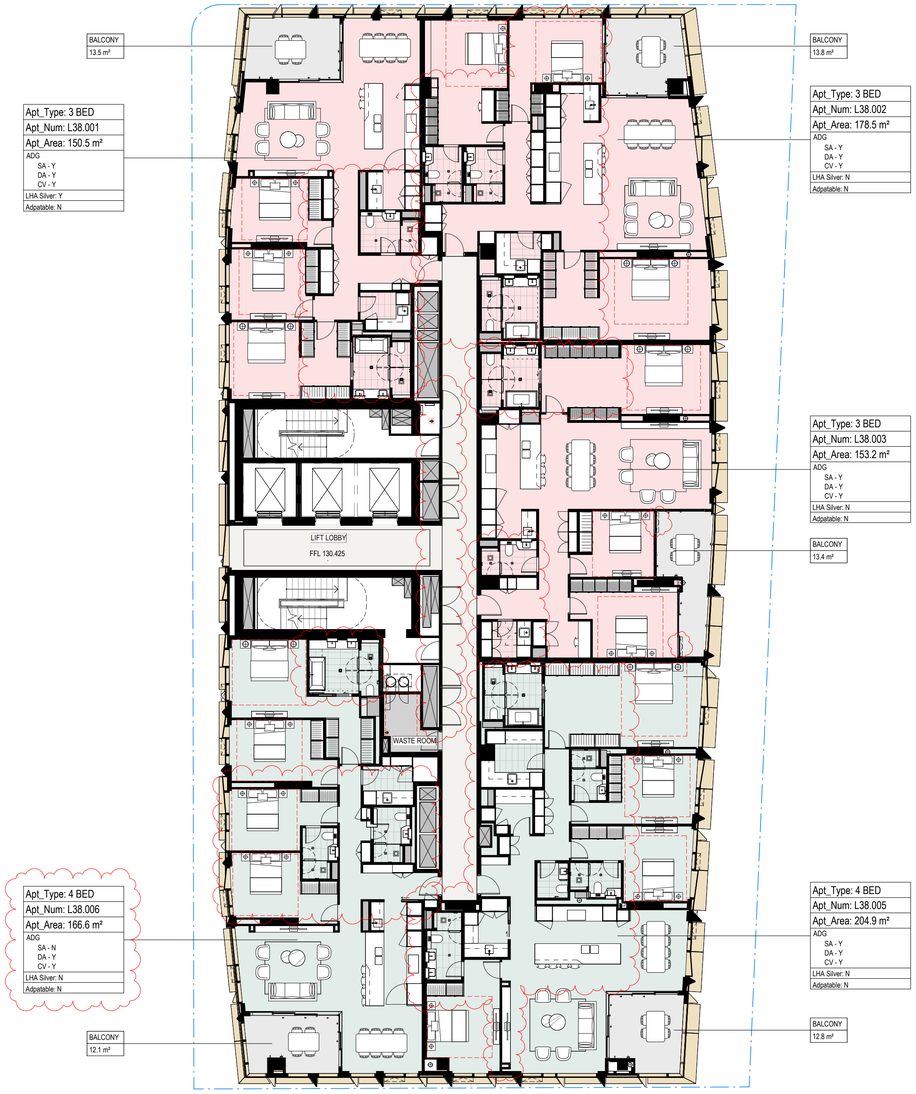

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Nominated Architects NSW:
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Glenn Scott 6842
Ross de la Motte 7398

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L38 Plan - HR

REVIEWED
KT

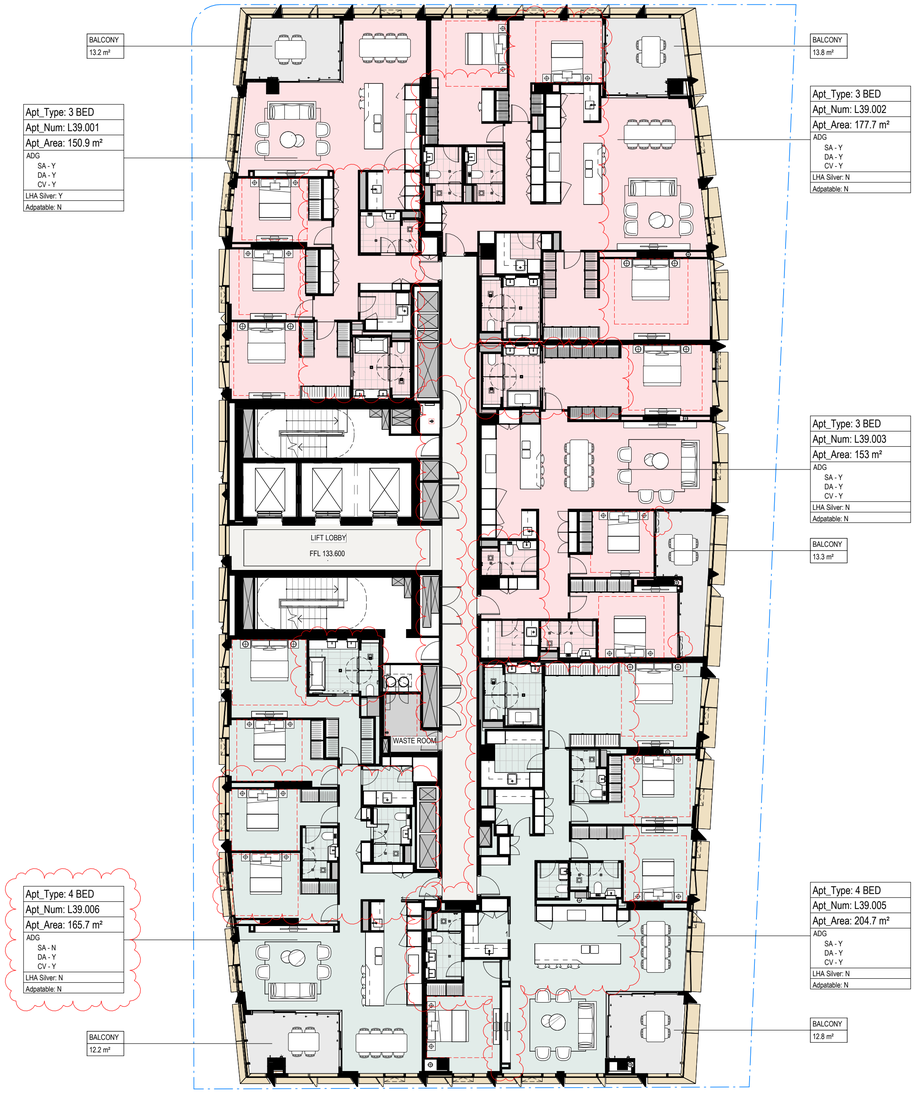
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1138_01

REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L39 Plan - HR

REVIEWED
KT

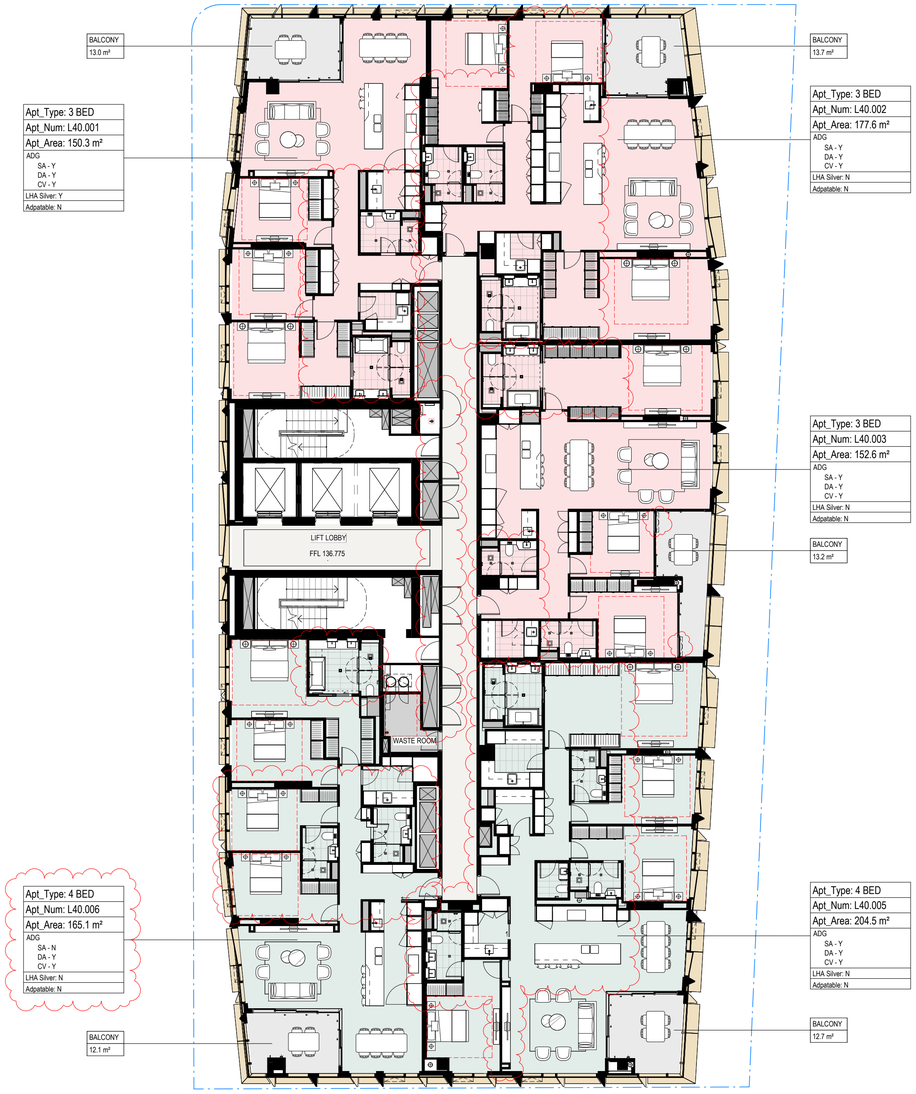
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1139_01

REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

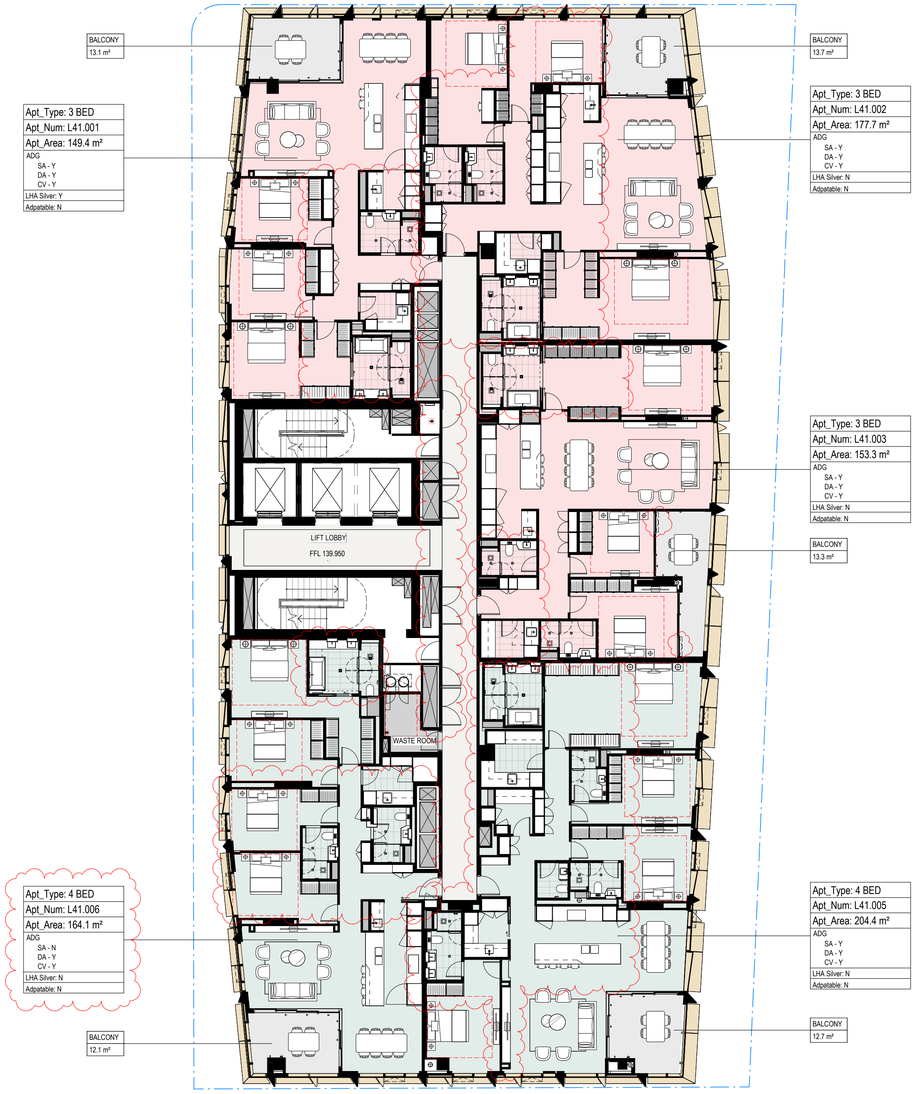
MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L40 Plan - HR

REVIEWED KT	**SCALE @ A1** 1 : 150
APPROVED LW	**PROJECT NO.** 016152-61A-P
DRAWING NO. AR-SSDA2- 1140_01	**REV NO.** C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L41 Plan - HR

REVIEWED
KT

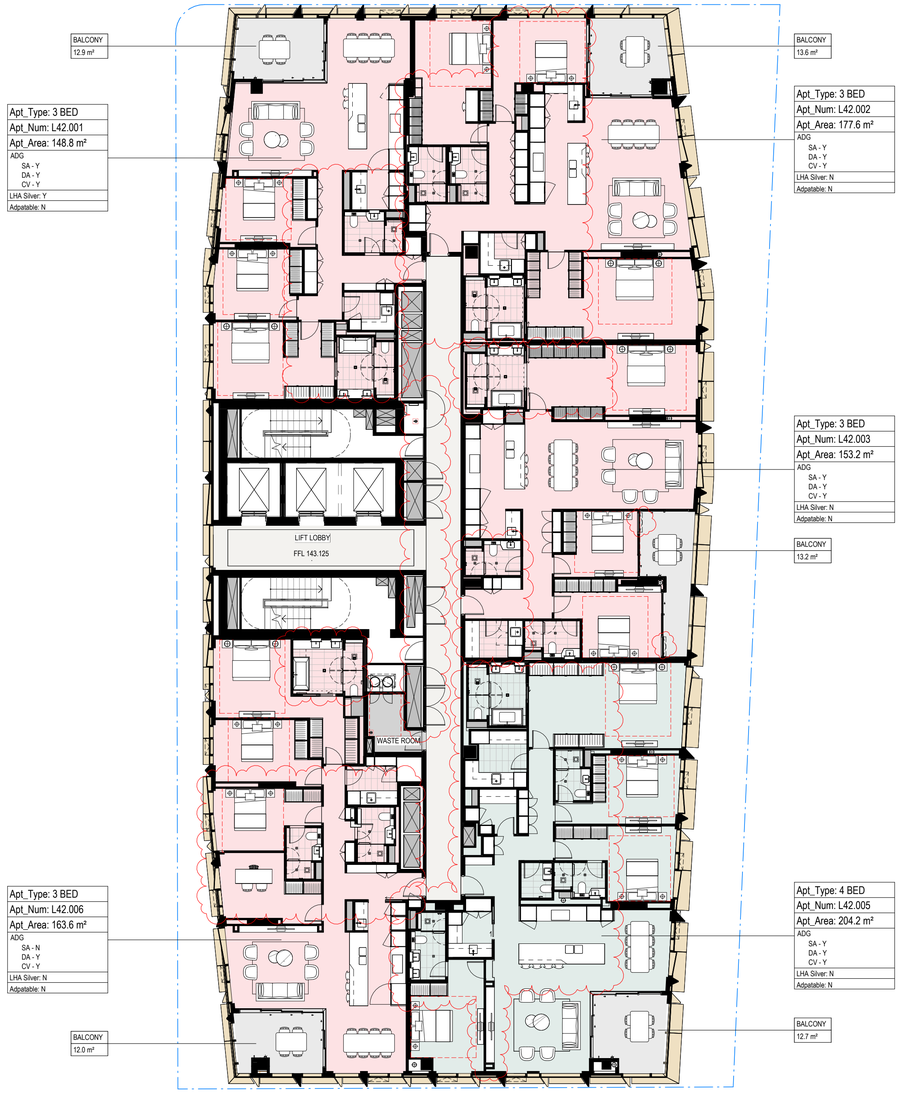
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1141_01

REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L42 Plan - HR

REVIEWED
KT

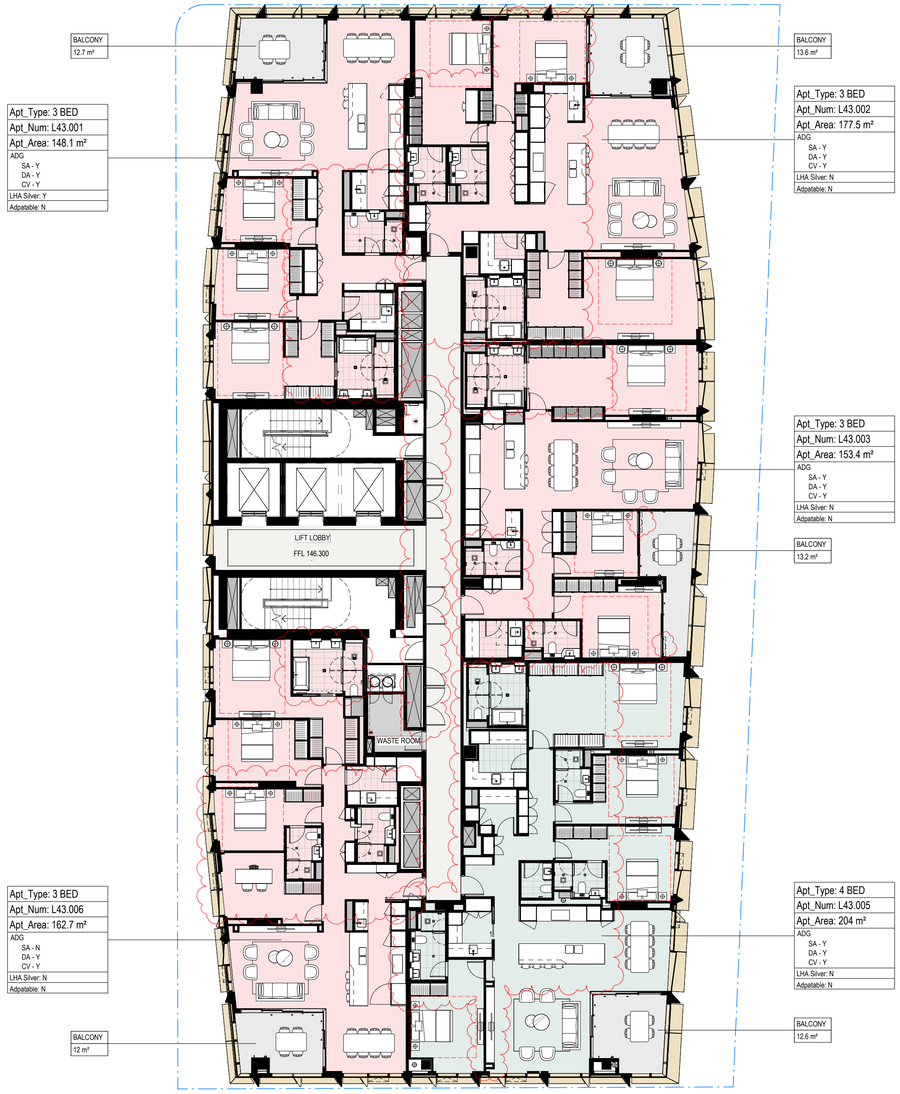
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1142_01

REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L43 Plan - HR

REVIEWED
KT

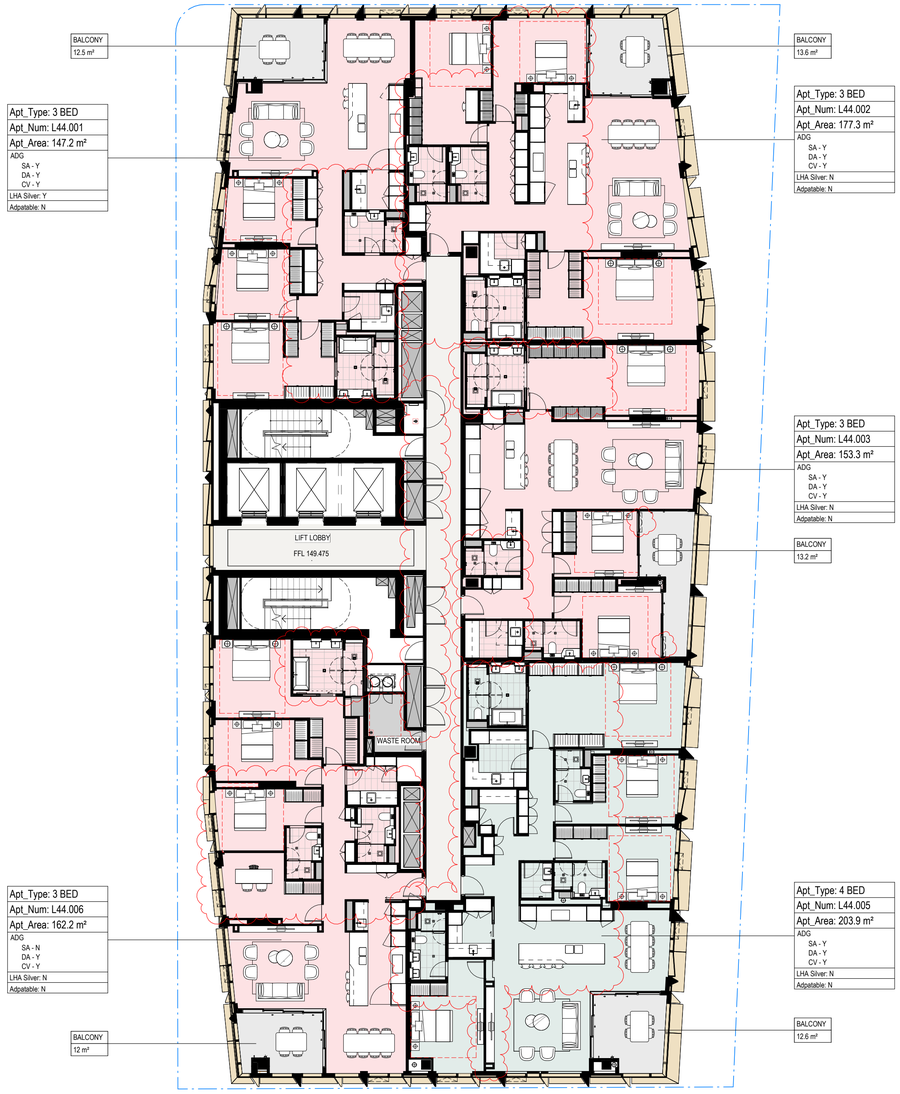
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1143_01

REV NO.
C



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REV	DESCRIPTION	DATE
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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L44 Plan - HR

REVIEWED
KT

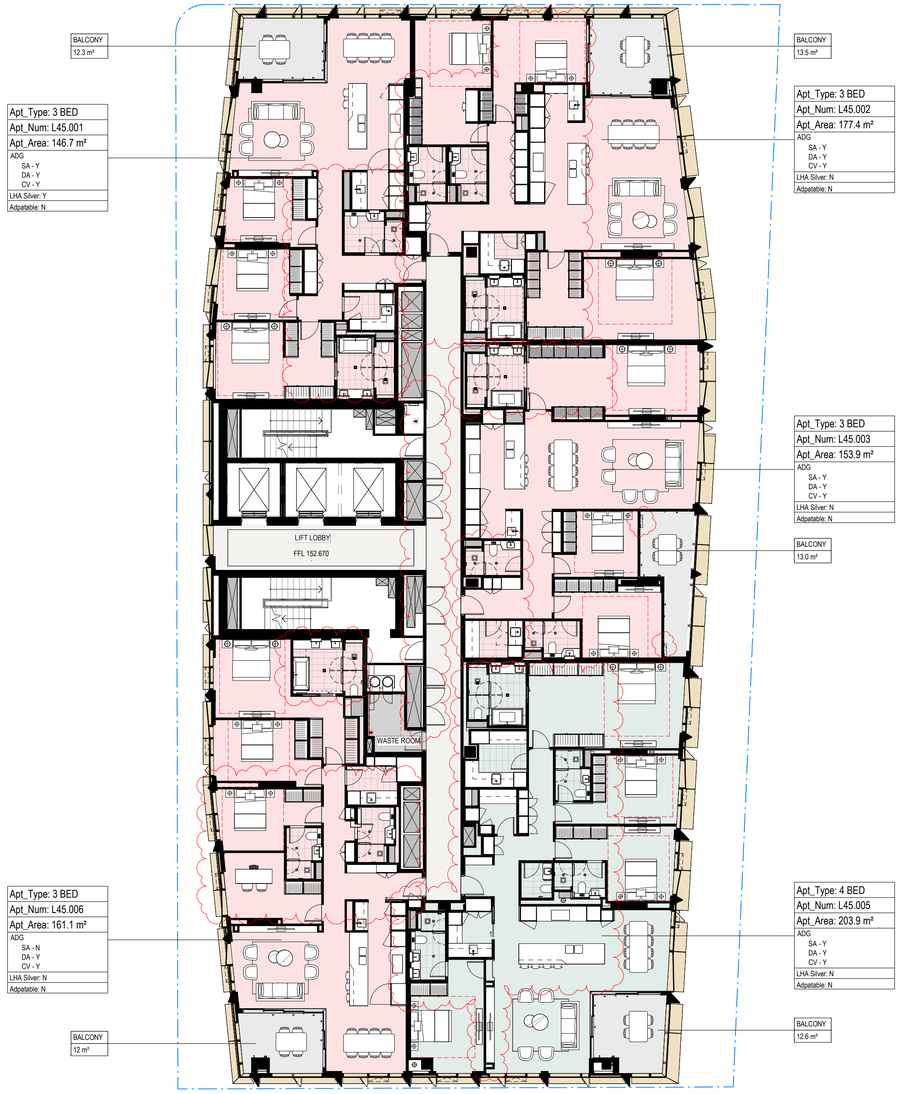
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1144_01

REV NO.
C



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B	FOR SSDA2 RTS	29/06/2023
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

- RESIDENTIAL COMMON AREA
- LIFT LOBBY
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY
- PLANT
- WASTE ROOM

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L45 Plan - HR

REVIEWED
KT

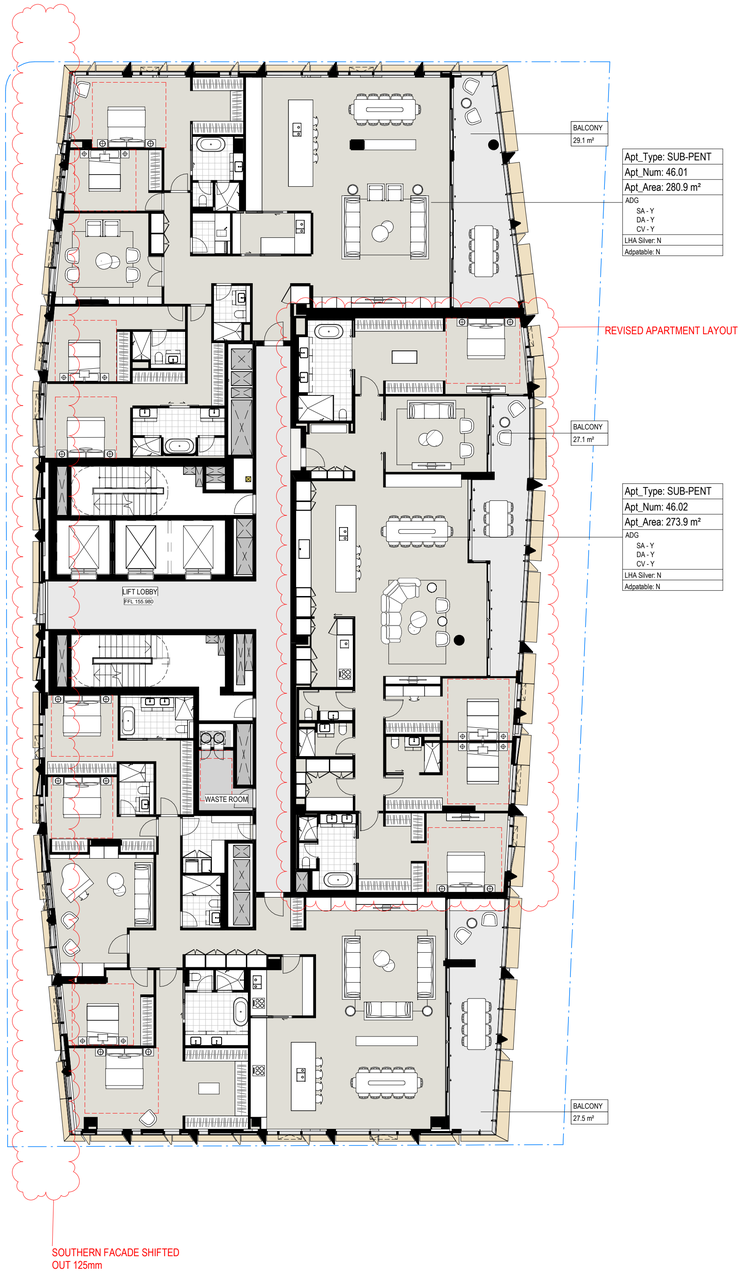
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1145_01

REV NO.
C



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L46 Plan - Subpenthouse

REVIEWED
KT

SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1146_01

REV NO.
B

7.8 Average star rating NATIONWIDE HOUSE www.nathers.gov.au

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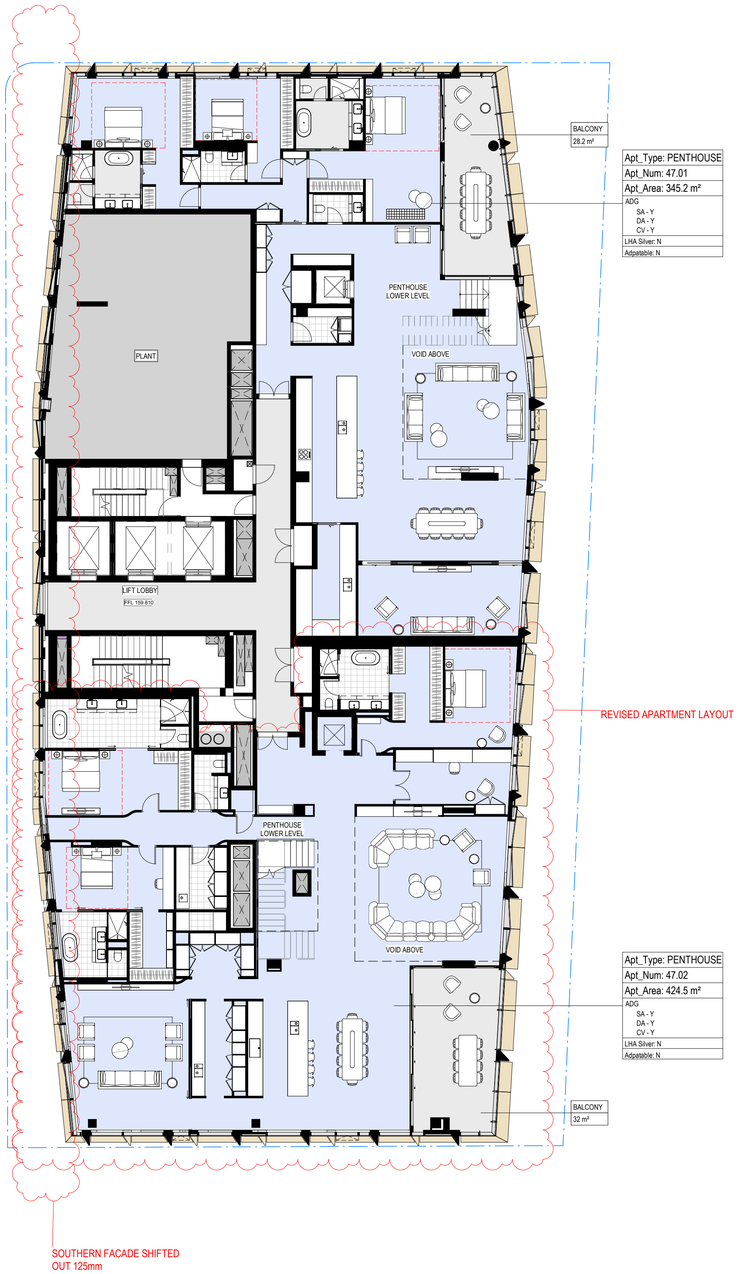
Assessor Stefanie Simpson
Accreditation No. HERA 10035
Address Darling Drive, Darling Harbour, NSW, 2000
http://www.hero-software.com.au/pdf/HR-AHCGRB-01



LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

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Assessor Stefanie Simpson
Accreditation No. HERA 10035
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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L47 Plan - Penthouse

REVIEWED
KT

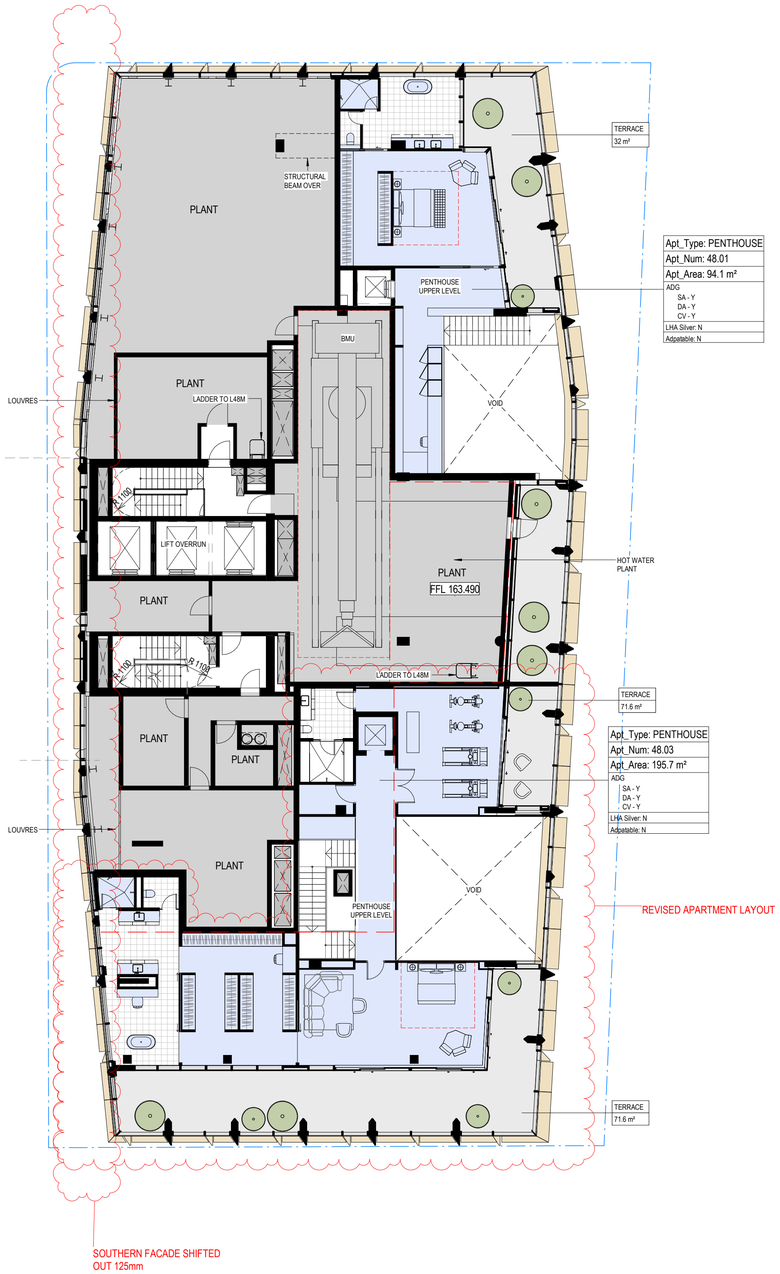
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1147_01

REV NO.
B



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L48 Plan - Penthouse/Plant

REVIEWED
KT

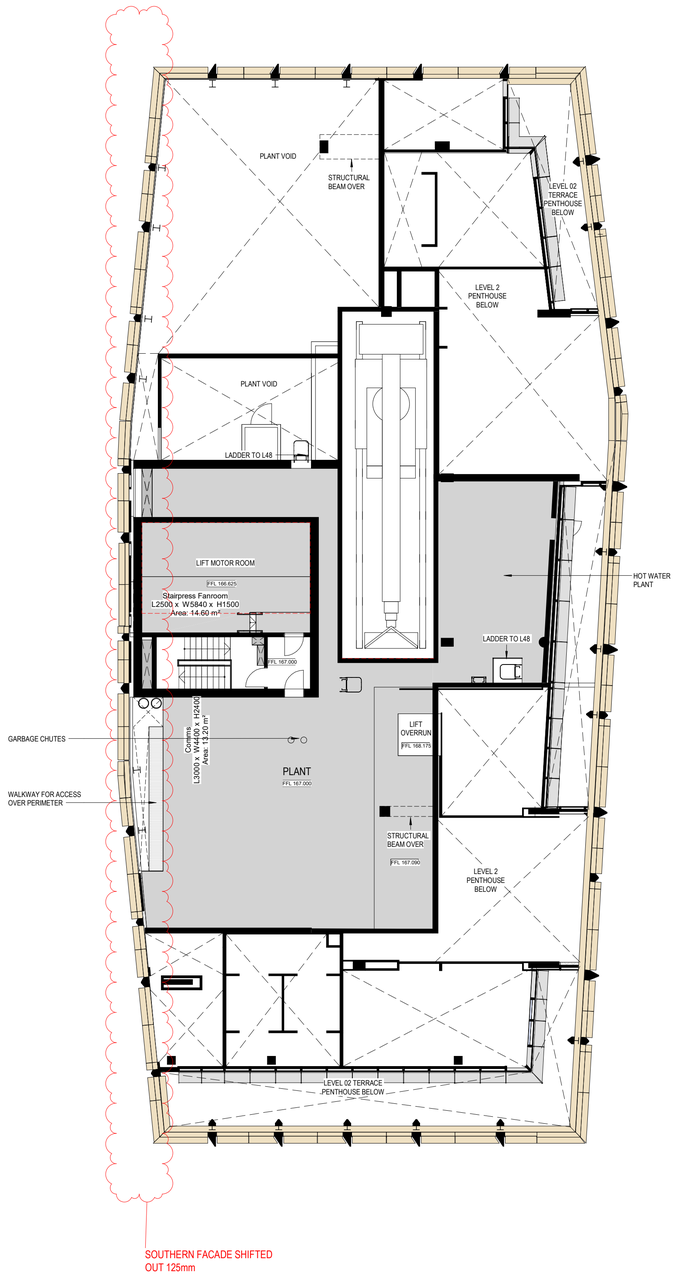
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1148_01

REV NO.
B



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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L48 Mezzanine Plant

REVIEWED
KT

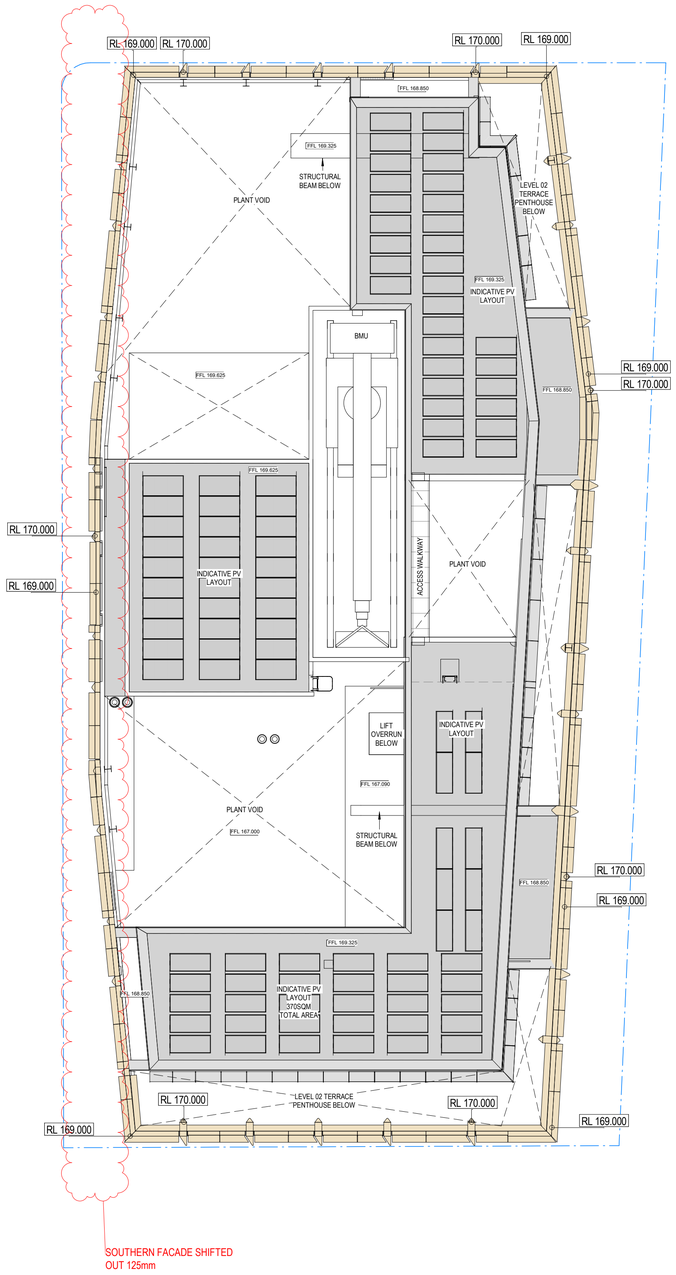
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1148M_01

REV NO.
B



LEGEND

- RESIDENTIAL COMMON AREA
- 1 BED
- 2 BED
- 3 BED
- 4 BED
- SUB-PENT
- PENTHOUSE
- BALCONY/TERRACE
- BOH

LEGEND

- SSDA2 EXTENT
- SSDA STAGE 1 ENVELOPE

#HR-AHCGRB-01 27/02/2024
7.8 Average star rating
Assessor Stefanie Simpson
Accreditation No. HERA 10035
Address Darling Drive, Darling Harbour, NSW, 2000
http://www.hero-software.com.au/pdf/HR-AHCGRB-01

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178 Sturt St | Adelaide | Australasia | SA 5000

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Glenn Scott 6842
Ross de la Motte 7398

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/2022
B	FOR SSDA2 RTS	29/06/2023

NORTH

SCALE

0m 2m 4m 6m 8m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 DARLING DRIVE. SYDNEY. NSW. 2000

DRAWING TITLE

General Arrangement - L49 Roof Plan

REVIEWED
KT

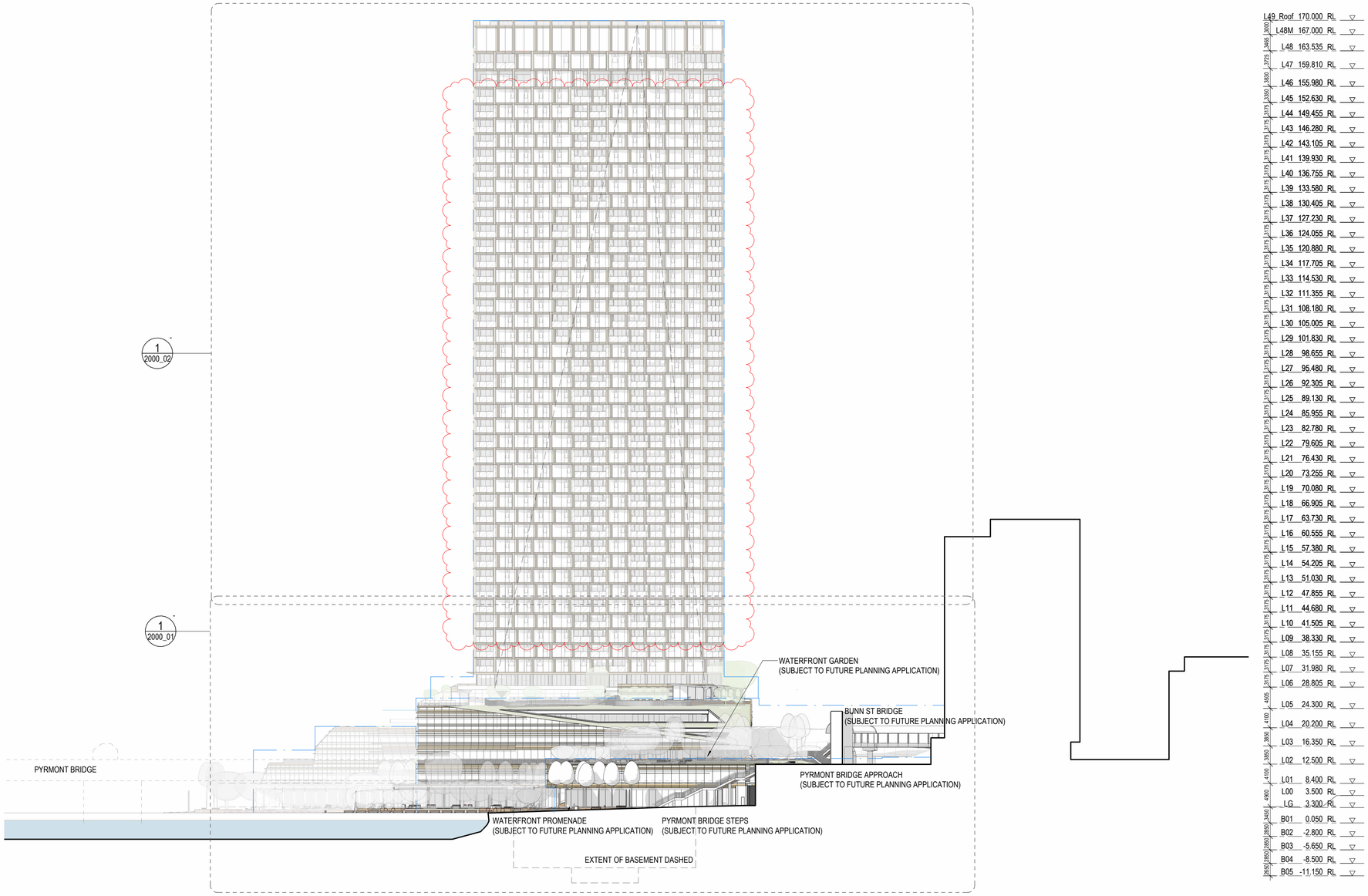
SCALE @ A1
1 : 150

APPROVED
LW

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 1149_01

REV NO.
B



1 GA - North Elevation
1 : 500

#HR-AHCGRB-01 27/02/2024
7.8 Average star rating
NATIONWIDE HOUSE ENERGY RATING SCHEME
www.nathers.gov.au
Assessor Stefanie Simpson
Accreditation No. HERA 10035
Address Darling Drive, Darling Harbour, NSW, 2000
http://www.hero-software.com.au/pdf/HR-AHCGRB-01

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

GENERAL INFROMATION

TOWER FACADE MATERIALITY
1. The tower facade system includes curtain wall aluminium framing, fixed clear vision glass, clear vision glass awning windows, colour back glass spandrel panels, clear glass balustrades, and integral vertical and horizontal shading fins.

PODIUM FACADE MATERIALITY
1. The podium curtain wall modules are composed of glazing with spandrel panels comprised of GRC (or similar) and colourback glazing with fritting.

2.The facade is shaded with GRC or similar sunshades which vary in depth based on solar orientation.

3.Ground floor facades are comprised of operable shopfront glazing with varying finishes to individual tennancies.

NORTH

SCALE

0m 10m 20m 30m 40m

CLIENT

50 mirvac

PROJECT
MIRVAC HARBOURSIDE
2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE
General Arrangement - North Elevation

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

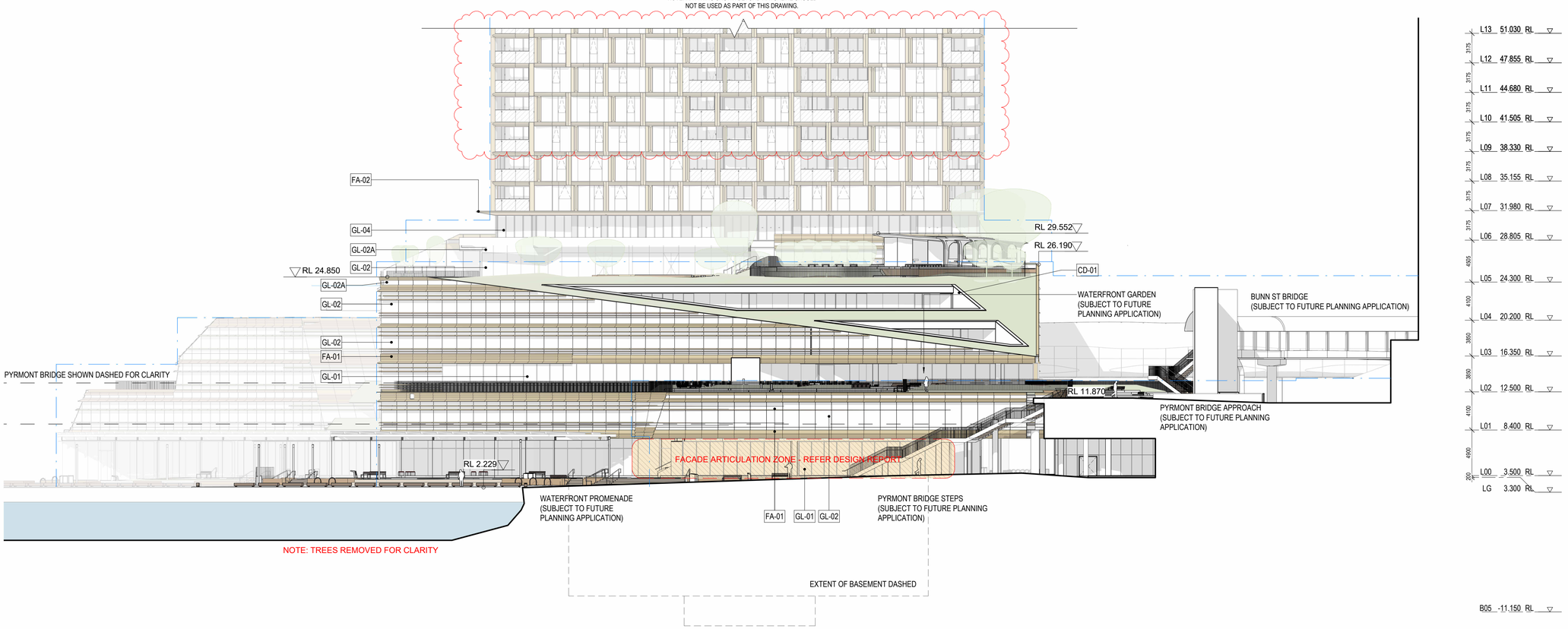
PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 2000_00

REV NO.
C

FOR CONTINUATION REFER TO DRAWING No. 2000_02

NOTE: ANYTHING SHOWN BEYOND MATCHLINE SHOULD NOT BE USED AS PART OF THIS DRAWING.



1 GA - North Elevation_Part 1
1 : 250

Snøhetta

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

NOTE: REFER MATERIAL SCHEDULE FOR DEFINITIONS OF MATERIAL TAGS

NORTH

SCALE

0m 5m 10m 15m 20m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE

General Arrangement - North Elevation - Part 1

REVIEWED
MI

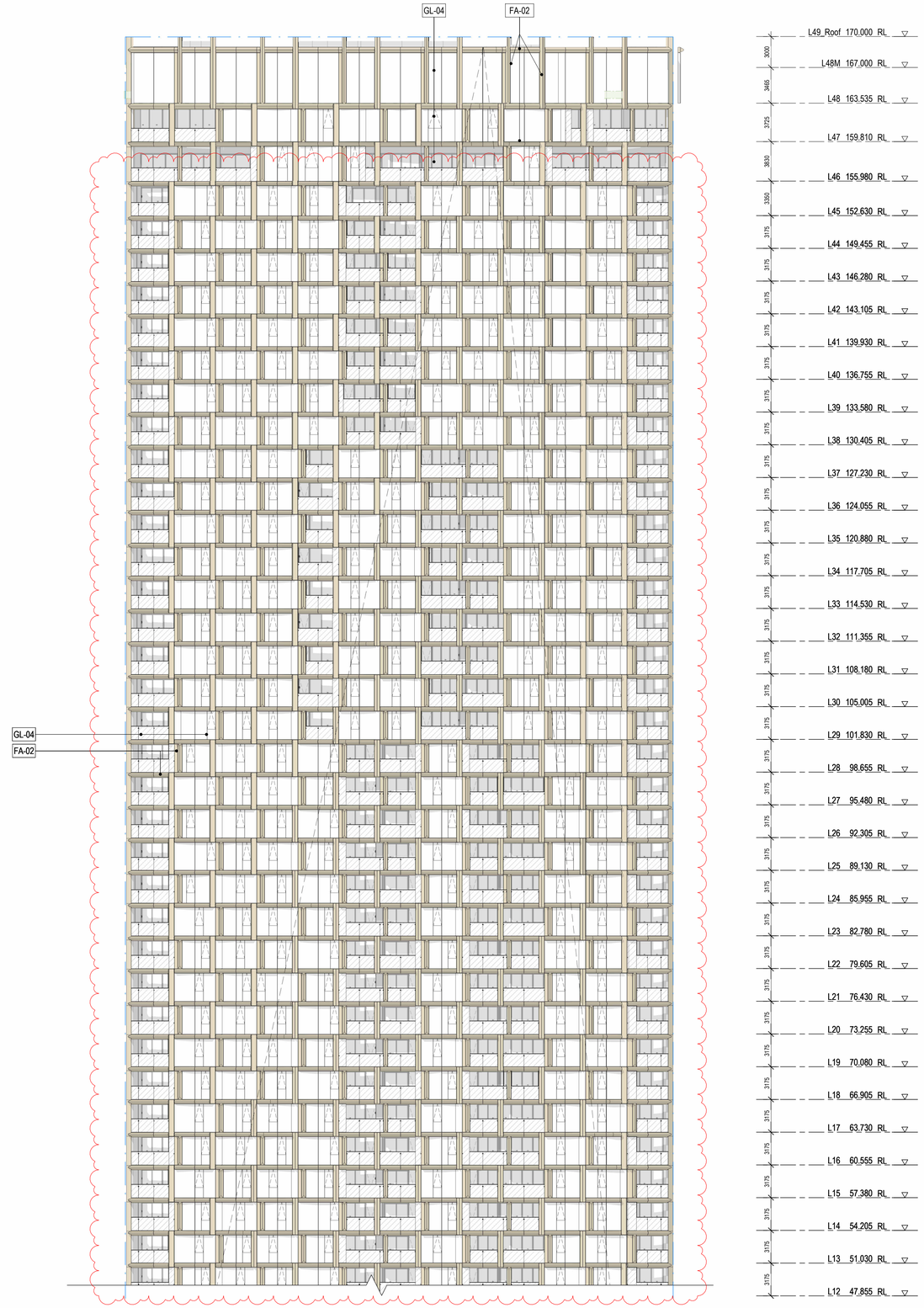
SCALE @ A1
1 : 250

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 2000_01

REV NO.
C


GL-04
FA-02
L49_Roof 170,000 RL
L48M 167,000 RL
L48 163,535 RL
L47 159,810 RL
L46 155,980 RL
L45 152,630 RL
L44 149,455 RL
L43 146,280 RL
L42 143,105 RL
L41 139,930 RL
L40 136,755 RL
L39 133,580 RL
L38 130,405 RL
L37 127,230 RL
L36 124,055 RL
L35 120,880 RL
L34 117,705 RL
L33 114,530 RL
L32 111,355 RL
L31 108,180 RL
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L28 98,655 RL
L27 95,480 RL
L26 92,305 RL
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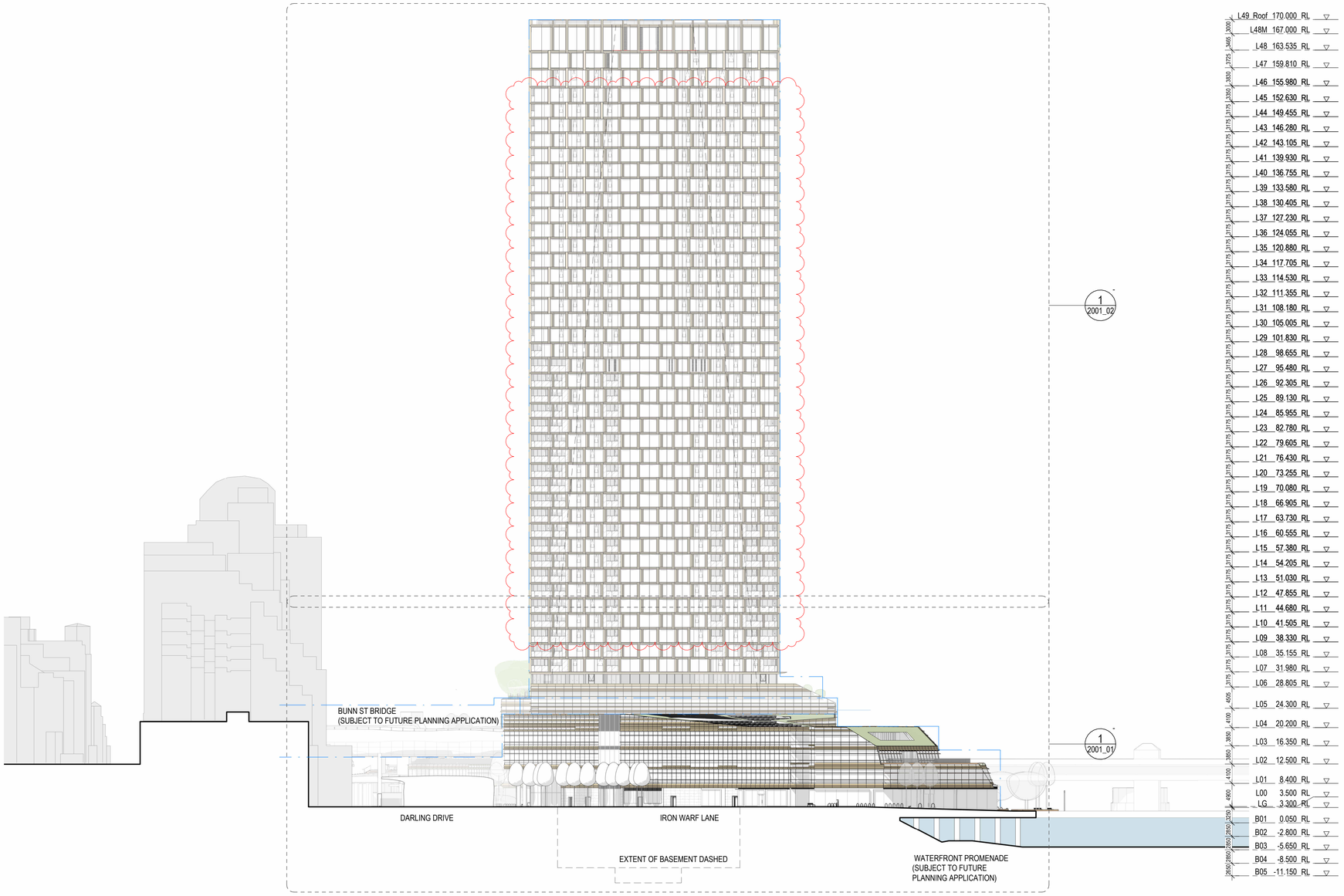

1 GA - South Elevation
1 : 500

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

GENERAL INFROMATION

TOWER FACADE MATERIALITY
1. The tower facade system includes curtain wall aluminium framing, fixed clear vision glass, clear vision glass awning windows, colour back glass spandrel panels, clear glass balustrades, and integral vertical and horizontal shading fins.

PODIUM FACADE MATERIALITY
1. The podium curtain wall modules are composed of glazing with spandrel panels comprised of GRC (or similar) and colourback glazing with fritting.

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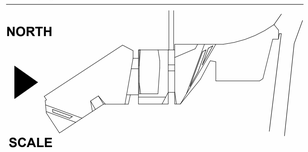
3.Ground floor facades are comprised of operable shopfront glazing with varying finishes to individual tennancies.

NORTH



SCALE

0m 10m 20m 30m 40m

CLIENT

50 mirvac

PROJECT
MIRVAC HARBOURSIDE
2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE
General Arrangement - South Elevation

REVIEWED	SCALE @ A1
MI	1 : 500
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 2001_00	C

FOR CONTINUATION REFER TO DRAWING No. 2001_02

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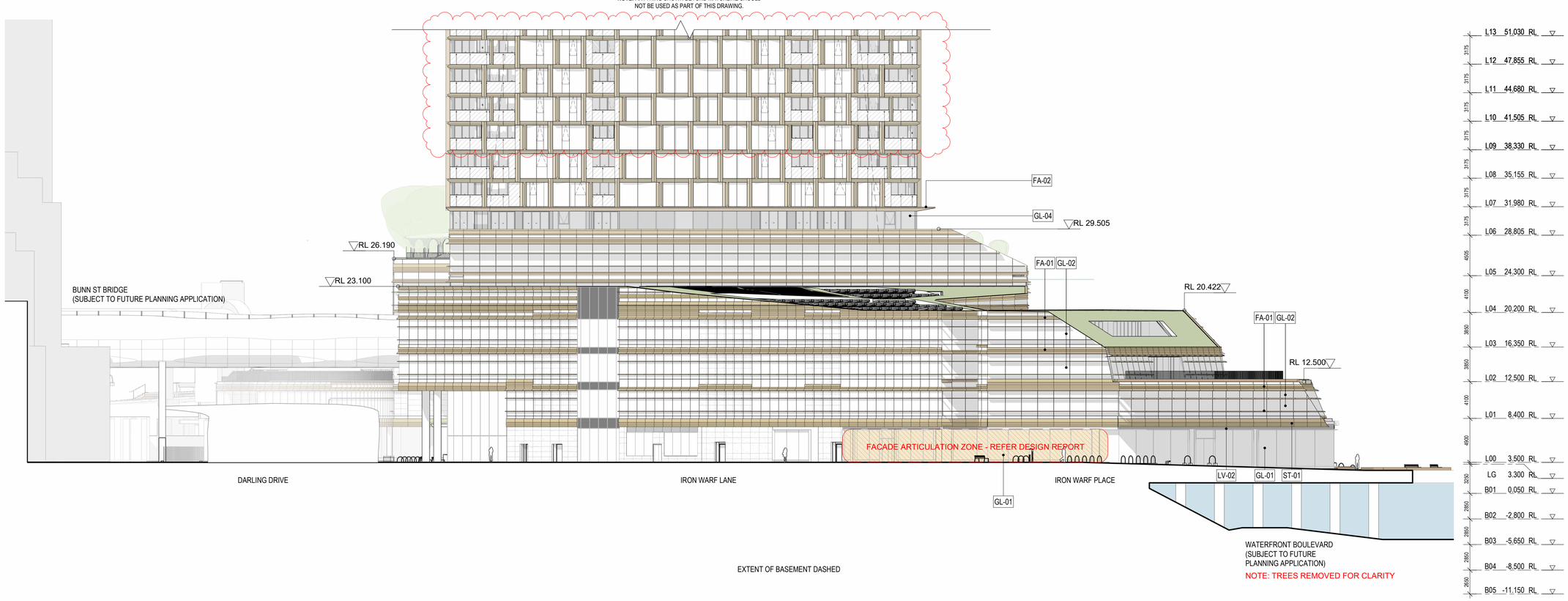

1 GA - South Elevation_Part 1
1 : 250

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

NOTE: REFER MATERIAL SCHEDULE FOR DEFINITIONS OF MATERIAL TAGS

NORTH

SCALE

0m 5m 10m 15m 20m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE

General Arrangement - South Elevation - Part 1

REVIEWED
MI

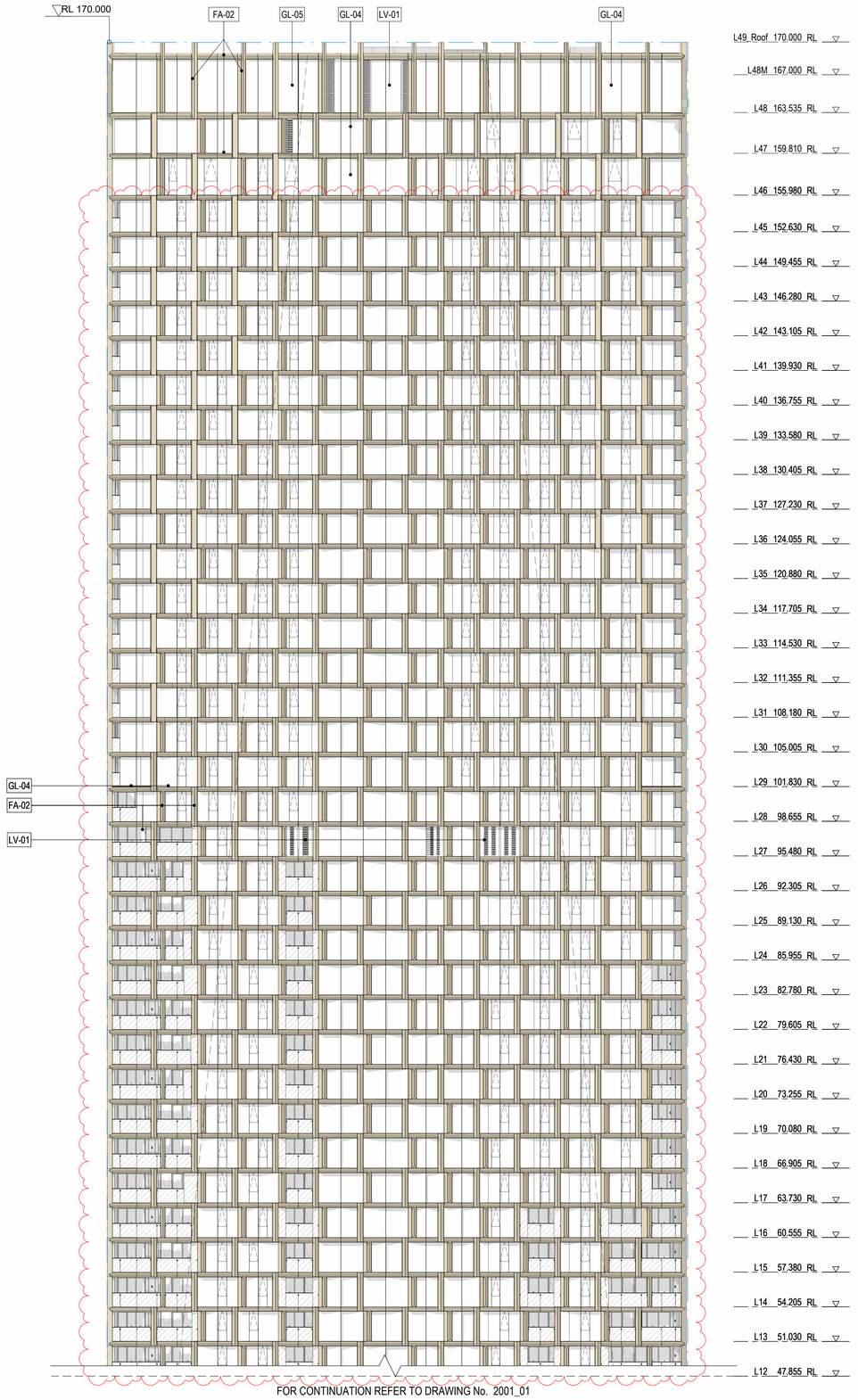
SCALE @ A1
1 : 250

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 2001_01

REV NO.
C



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1 GA - South Elevation_Part 2
1 : 250

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

NOTE: REFER MATERIAL SCHEDULE FOR DEFINITIONS OF MATERIAL TAGS

NORTH

SCALE

0m 5m 10m 15m 20m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE

General Arrangement - South Elevation - Part 2

REVIEWED
MI

SCALE @ A1
1 : 250

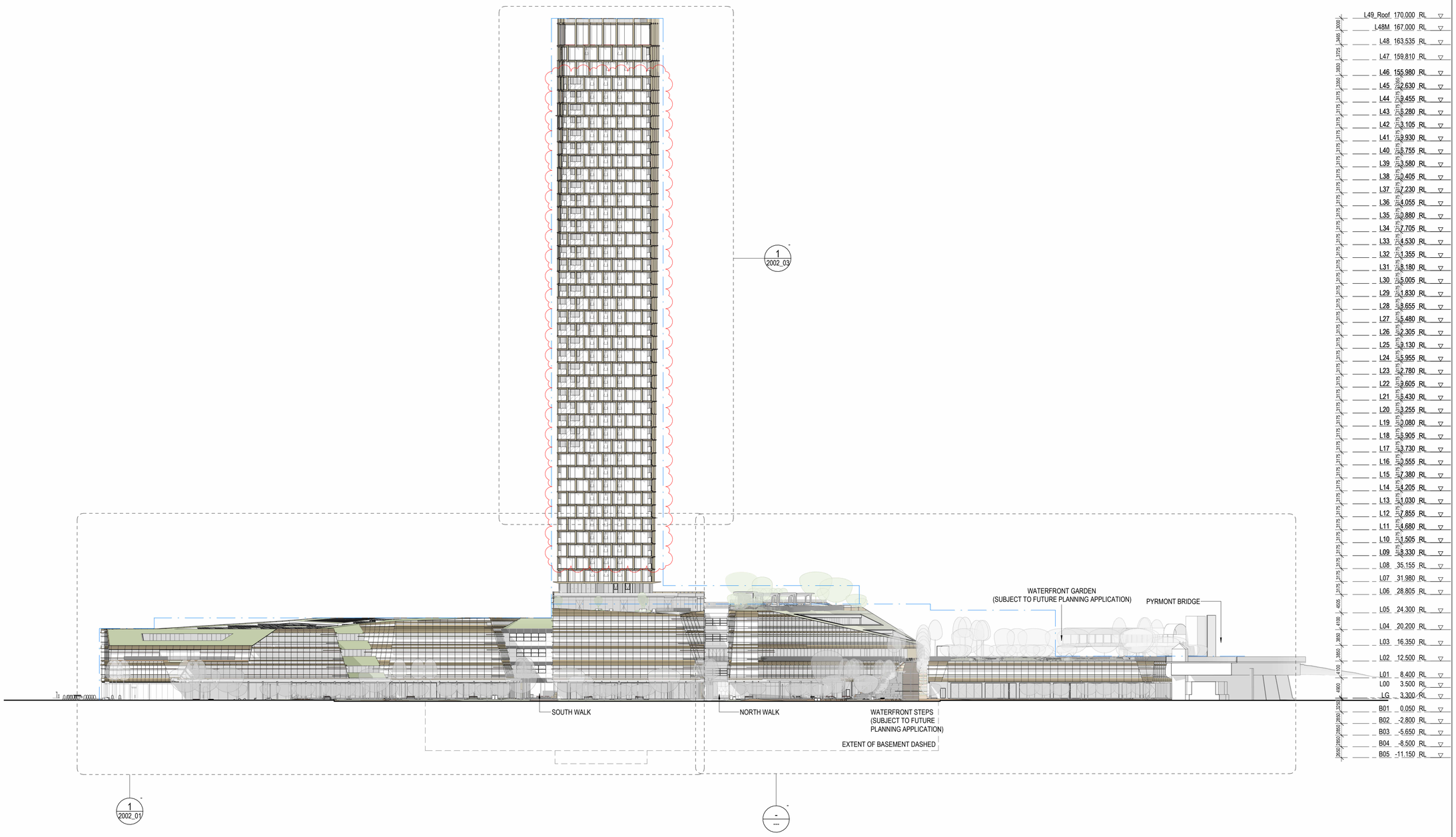
APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 2001_02

REV NO.
C

7.8 Average star rating NATIONWIDE HOUSE www.nathers.gov.au
#HR-AHCGRB-01 27/02/2024
Assessor Stefanie Simpson
Accreditation No. HERA 10035
Address Darling Drive, Darling Harbour, NSW, 2000
http://www.hero-software.com.au/pdf/HR-AHCGRB-01



L49_Roof	170.000	RL	3000
L48M	167.000	RL	3465
L48	163.535	RL	3325
L47	159.810	RL	3800
L46	155.980	RL	3800
L45	152.630	RL	3350
L44	149.455	RL	3175
L43	146.280	RL	3175
L42	143.105	RL	3175
L41	139.930	RL	3175
L40	136.755	RL	3175
L39	133.580	RL	3175
L38	130.405	RL	3175
L37	127.230	RL	3175
L36	124.055	RL	3175
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L34	117.705	RL	3175
L33	114.530	RL	3175
L32	111.355	RL	3175
L31	108.180	RL	3175
L30	105.005	RL	3175
L29	101.830	RL	3175
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L27	95.480	RL	3175
L26	92.305	RL	3175
L25	89.130	RL	3175
L24	85.955	RL	3175
L23	82.780	RL	3175
L22	79.605	RL	3175
L21	76.430	RL	3175
L20	73.255	RL	3175
L19	70.080	RL	3175
L18	66.905	RL	3175
L17	63.730	RL	3175
L16	60.555	RL	3175
L15	57.380	RL	3175
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L13	51.030	RL	3175
L12	47.855	RL	3175
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L09	38.330	RL	3175
L08	35.155	RL	3175
L07	31.980	RL	3175
L06	28.805	RL	3175
L05	24.300	RL	4505
L04	20.200	RL	4100
L03	16.350	RL	3850
L02	12.500	RL	3850
L01	8.400	RL	4100
L00	3.500	RL	4900
LG	3.300	RL	200
B01	0.050	RL	2850
B02	-2.800	RL	2850
B03	-5.650	RL	2850
B04	-8.500	RL	2850
B05	-11.150	RL	

1 GA -East Elevation
1 : 500

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

GENERAL INFROMATION

TOWER FACADE MATERIALITY
1. The tower facade system includes curtain wall aluminium framing, fixed clear vision glass, clear vision glass awning windows, colour back glass spandrel panels, clear glass balustrades, and integral vertical and horizontal shading fins.

PODIUM FACADE MATERIALITY
1. The podium curtain wall modules are composed of glazing with spandrel panels comprised of GRC (or similar) and colourback glazing with fritting.

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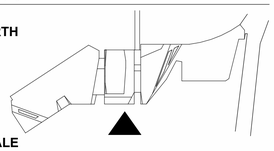
NORTH



SCALE

0m 10m 20m 30m 40m

CLIENT

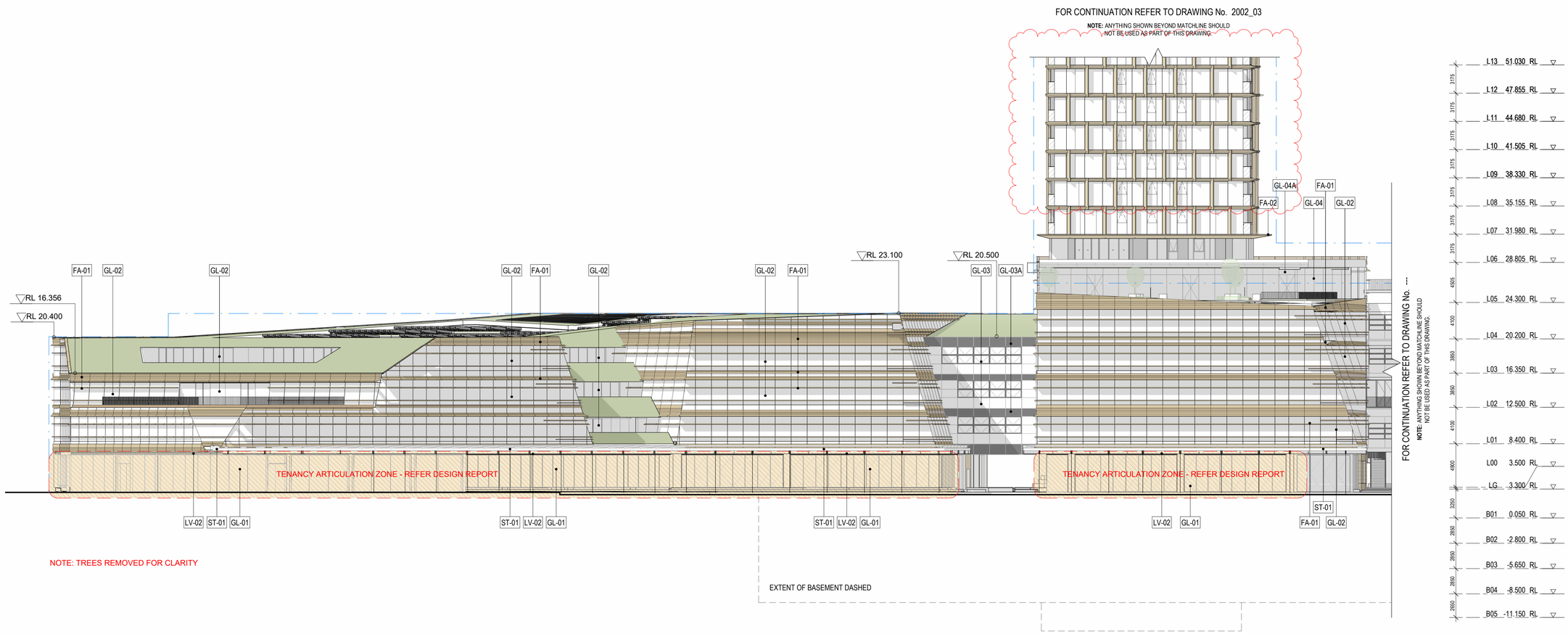
50 mirvac

PROJECT
MIRVAC HARBOURSIDE
2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE
General Arrangement - East Elevation

7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING SCHEME www.nathers.gov.au
#HR-AHCGRB-01 27/02/2024
Assessor Stefanie Simpson
Accreditation No. HERA 10036
Address Darling Drive, Darling Harbour, NSW, 2000
http://www.hero-software.com.au/pdf/HR-AHCGRB-01

REVIEWED	**SCALE @ A1**
MI	1 : 500
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 2002_00	C



1 GA -East Elevation - Part 1
1 : 250

Snøhetta
178 Sturt St | Adelaide | Australasia | SA 5000

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND
- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

NOTE: REFER MATERIAL SCHEDULE FOR DEFINITIONS OF MATERIAL TAGS

NORTH

SCALE
0m 5m 10m 15m 20m

CLIENT
50 mirvac

PROJECT
MIRVAC HARBOURSIDE
2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE
General Arrangement - East Elevation - Part 1

REVIEWED
MI

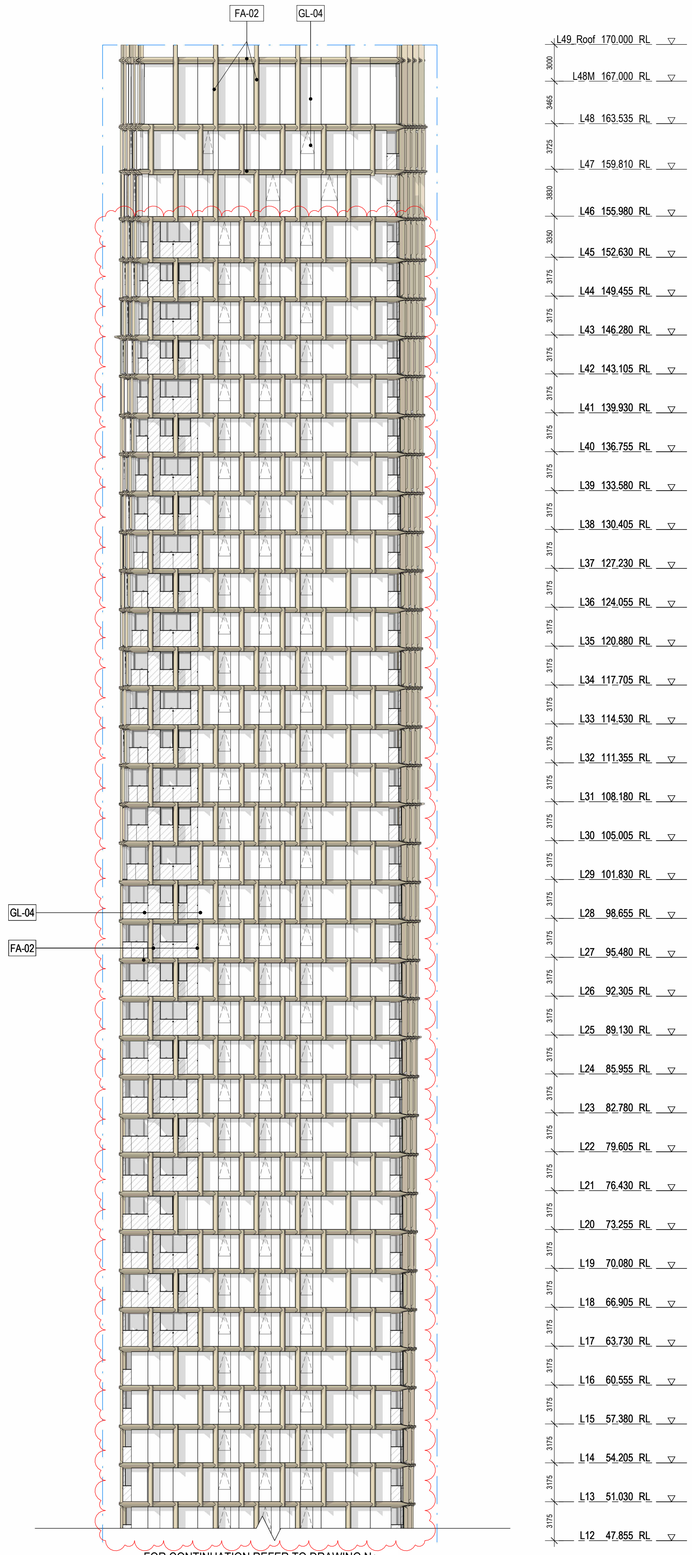
SCALE @ A1
1 : 250

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 2002_01

REV NO.
C



NOTE: ANYTHING SHOWN BEYOND MATCHLINE SHOULD NOT BE USED AS PART OF THIS DRAWING.

1 GA -East Elevation - Part 3
1 : 250

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178 Sturt St | Adelaide | Australasia | SA 5000

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sydney@hassellstudio.com
Nominated Architects NSW:
Tony Grist 5350
Glenn Scott 6842
Ross de la Motte 7398

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

NOTE: REFER MATERIAL SCHEDULE FOR DEFINITIONS OF MATERIAL TAGS

NORTH

SCALE

0m 5m 10m 15m 20m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE

General Arrangement - East Elevation - Part 3

7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING SCHEME www.nathers.gov.au

#HR-AHCGRB-01 27/02/2024
Assessor Stefanie Simpson
Accreditation No. HERA 10035
Address Darling Drive, Darling Harbour, NSW, 2000
http://www.hero-software.com.au/pdf/HR-AHCGRB-01

REVIEWED MI

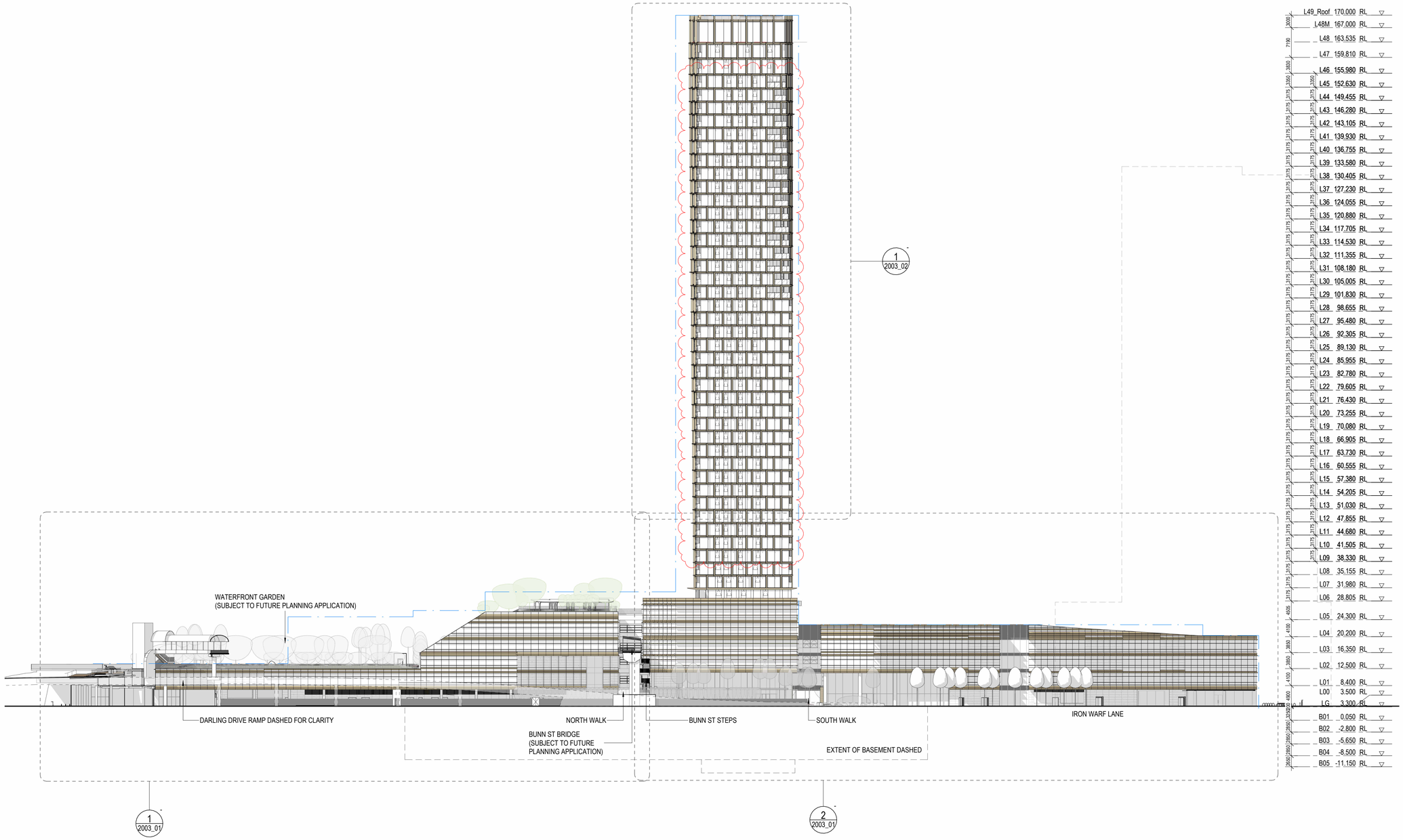
APPROVED KK

DRAWING NO. AR-SSDA2- 2002_03

SCALE @ A1 1 : 250

PROJECT NO. 016152-61A-P

REV NO. C



1 GA - West Elevation
1 : 500

#HR-AHCGRB-01 27/02/2024
Assessor Stefanie Simpson
Accreditation No. HERA 10036
Address Darling Drive, Darling Harbour, NSW, 2000
7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING SCHEME www.nathers.gov.au
http://www.hero-software.com.au/pdf/HR-AHCGRB-01

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

GENERAL INFROMATION

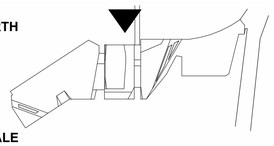
TOWER FACADE MATERIALITY
1. The tower facade system includes curtain wall aluminium framing, fixed clear vision glass, clear vision glass awning windows, colour back glass spandrel panels, clear glass balustrades, and integral vertical and horizontal shading fins.

PODIUM FACADE MATERIALITY
1. The podium curtain wall modules are composed of glazing with spandrel panels comprised of GRC (or similar) and colourback glazing with fritting.

2.The facade is shaded with GRC or similar sunshades which vary in depth based on solar orientation.

3.Ground floor facades are comprised of operable shopfront glazing with varying finishes to individual tennancies.

NORTH



SCALE

0m 10m 20m 30m 40m

CLIENT

50 mirvac

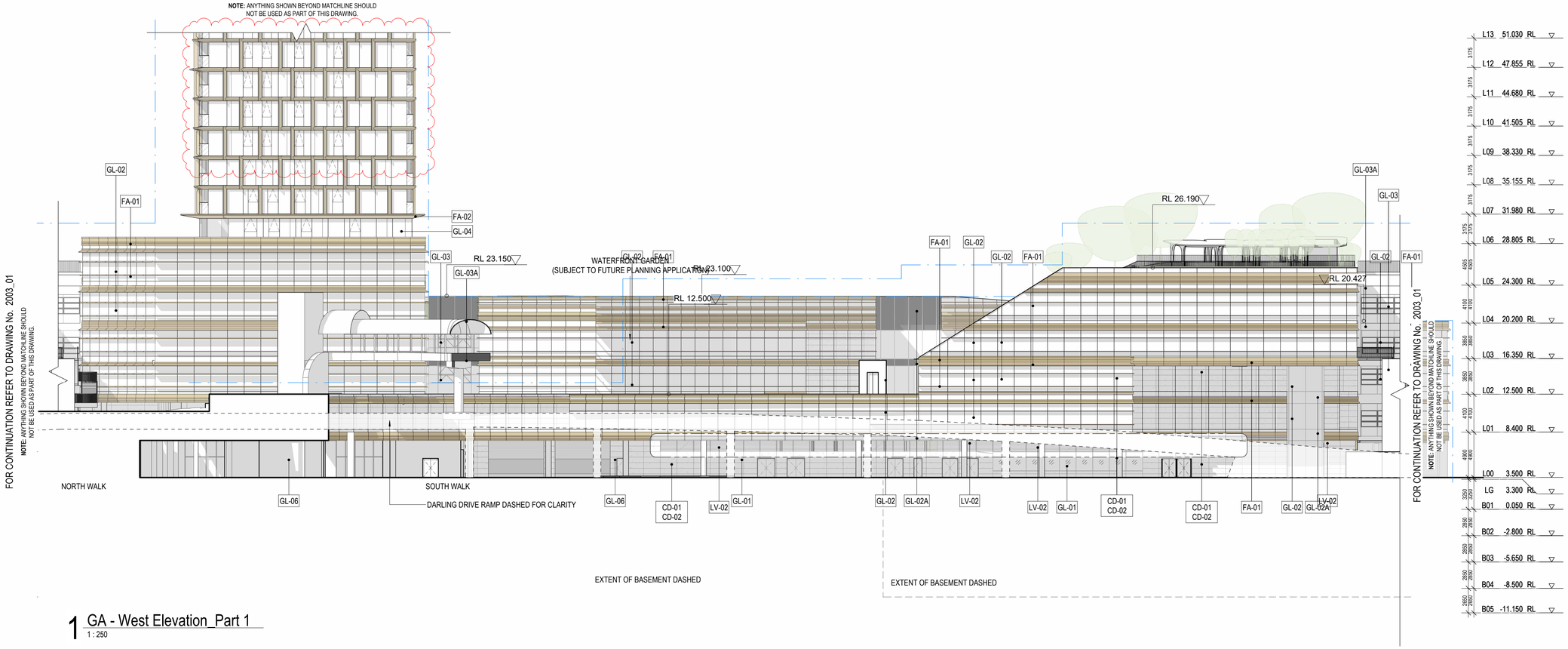
PROJECT
MIRVAC HARBOURSIDE
2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE
General Arrangement - West Elevation

REVIEWED	SCALE @ A1
MI	1 : 500
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 2003_00	C

FOR CONTINUATION REFER TO DRAWING No. 2003_02

NOTE: ANYTHING SHOWN BEYOND MATCHLINE SHOULD NOT BE USED AS PART OF THIS DRAWING.



FOR CONTINUATION REFER TO DRAWING No. 2003_01

NOTE: ANYTHING SHOWN BEYOND MATCHLINE SHOULD NOT BE USED AS PART OF THIS DRAWING.

FOR CONTINUATION REFER TO DRAWING No. 2003_01

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1 GA - West Elevation_Part 1

1 : 250

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

#HR-AHCGRB-01 27/02/2024

7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING SCHEME www.nathers.gov.au

Assessor Stefanie Simpson
Accreditation No. HERA 10035
Address Darling Drive, Darling Harbour, NSW, 2000

http://www.hero-software.com.au/pdf/HR-AHCGRB-01

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

NOTE: REFER MATERIAL SCHEDULE FOR DEFINITIONS OF MATERIAL TAGS

NORTH

SCALE

0m 5m 10m 15m 20m

CLIENT

50 mirvac

PROJECT

MIRVAC HARBOURSIDE

2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE

General Arrangement - West Elevation - Part 1 & 2

REVIEWED	**SCALE @ A1**
MI	1 : 250
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 2003_01	C

FOR CONTINUATION REFER TO DRAWING No. 2003_01

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1 GA - West Elevation_Part 3
1 : 250

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23
C	S4.55 MODIFICATION 1	22/02/24

LEGEND

- ENVELOPE
- SSDA EXTENTS
- OPERABLE AWNING WINDOW
- BALCONY

NOTE: REFER MATERIAL SCHEDULE FOR DEFINITIONS OF MATERIAL TAGS

NORTH

SCALE

0m 5m 10m 15m 20m

CLIENT

50 mirvac

PROJECT

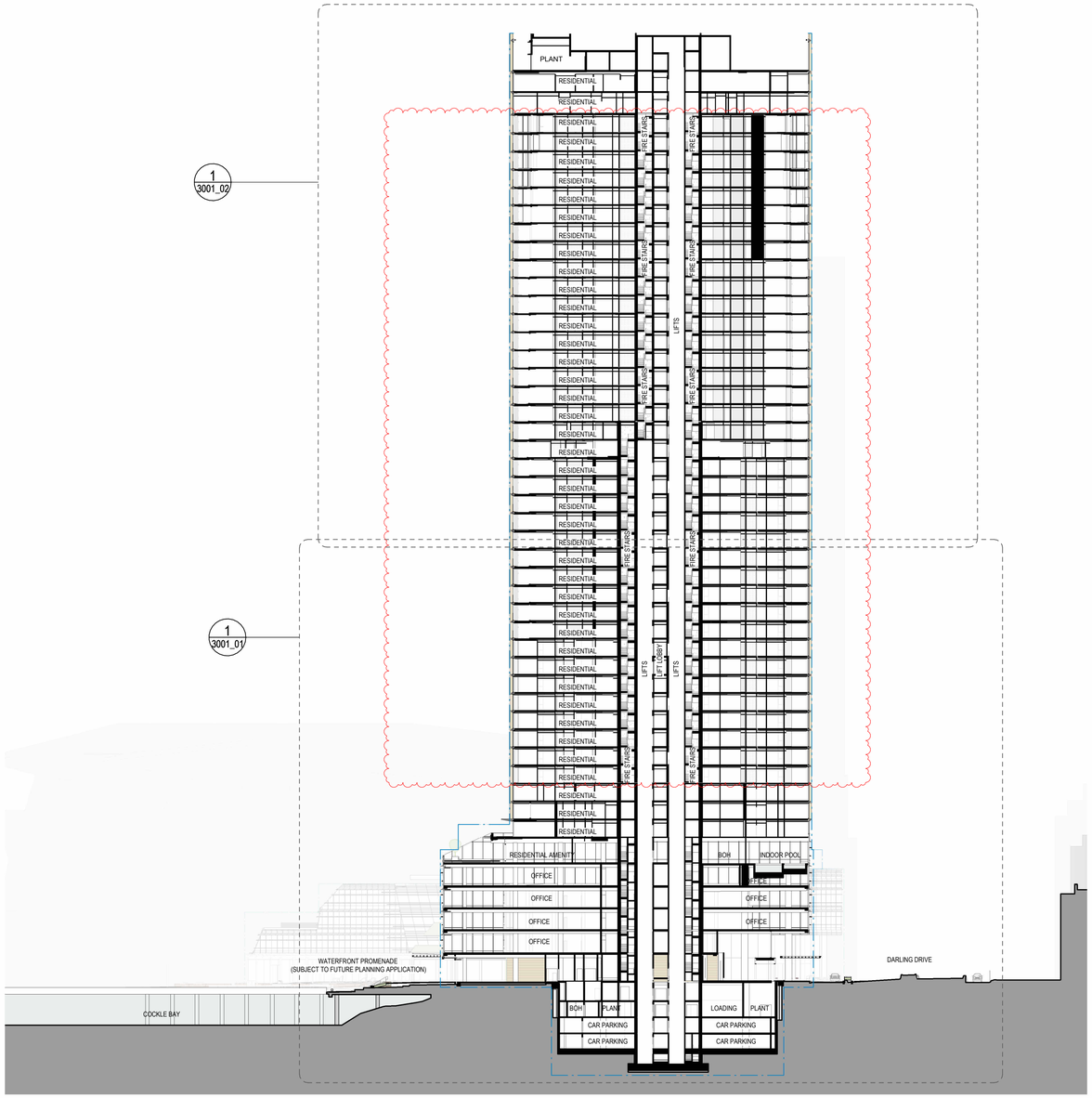
MIRVAC HARBOURSIDE

2-10 Darling Drive. Sydney. NSW. 2000

DRAWING TITLE

General Arrangement - West Elevation - Part 3

REVIEWED	SCALE @ A1
MI	1 : 250
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 2003_02	C



C
1095_B5
SECTION C
1 : 500

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2950	3000	L48M	167.000 RL
4240		L48	164.050 RL
		L47	159.810 RL
3800		L46	155.980 RL
3350		L45	152.630 RL
3175		L44	149.455 RL
3175		L43	146.280 RL
3175		L42	143.105 RL
3175		L41	139.930 RL
3175		L40	136.755 RL
3175		L39	133.580 RL
3175		L38	130.405 RL
3175		L37	127.230 RL
3175		L36	124.055 RL
3175		L35	120.880 RL
3175		L34	117.705 RL
3175		L33	114.530 RL
3175		L32	111.355 RL
3175		L31	108.180 RL
3175		L30	105.005 RL
3175		L29	101.830 RL
3175		L28	98.655 RL
3175		L27	95.480 RL
3175		L26	92.305 RL
3175		L25	89.130 RL
3175		L24	85.955 RL
3175		L23	82.780 RL
3175		L22	79.605 RL
3175		L21	76.430 RL
3175		L20	73.255 RL
3175		L19	70.080 RL
3175		L18	66.905 RL
3175		L17	63.730 RL
3175		L16	60.555 RL
3175		L15	57.380 RL
3175		L14	54.205 RL
3175		L13	51.030 RL
3175		L12	47.855 RL
3175		L11	44.680 RL
3175		L10	41.505 RL
3175		L09	38.330 RL
3175		L08	35.155 RL
3175		L07	31.980 RL
3175		L06	28.805 RL
4580		L05	24.225 RL
4025		L04	20.200 RL
3850		L03	16.350 RL
3850		L02	12.500 RL
4100		L01	8.400 RL
4900		L00	3.500 RL
2850	3450	B01	0.050 RL
2850		B02	-2.800 RL
2850		B03	-5.650 RL
2850		B04	-8.500 RL
2850		B05	-11.150 RL

#HR-AHCGRB-01 27/02/2024
7.8 Average star rating
NATIONWIDE HOUSE ENERGY RATING SCHEME
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Assessor Stefanie Simpson
Accreditation No. HERA 10035
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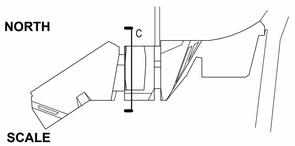
REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	29/06/23
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

SSDA STAGE 1 AMENDED ENVELOPE

NORTH



SCALE

0m 10m 20m 30m 40m

CLIENT

mirvac

PROJECT
MIRVAC HARBOURSIDE
2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE
Section C

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 3001_00

REV NO.
C

FOR CONTINUATION REFER TO DRAWING No. 3001_02

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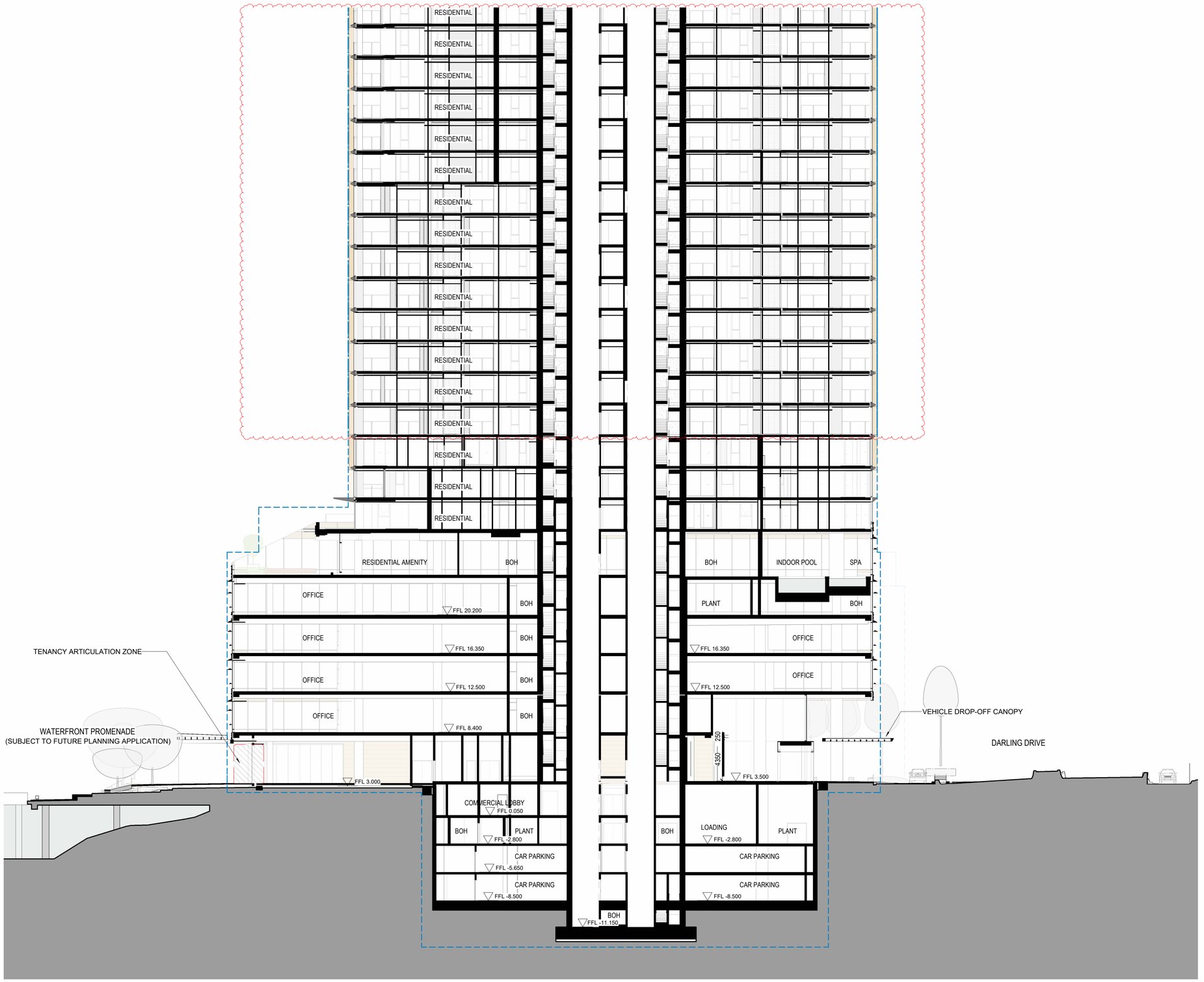

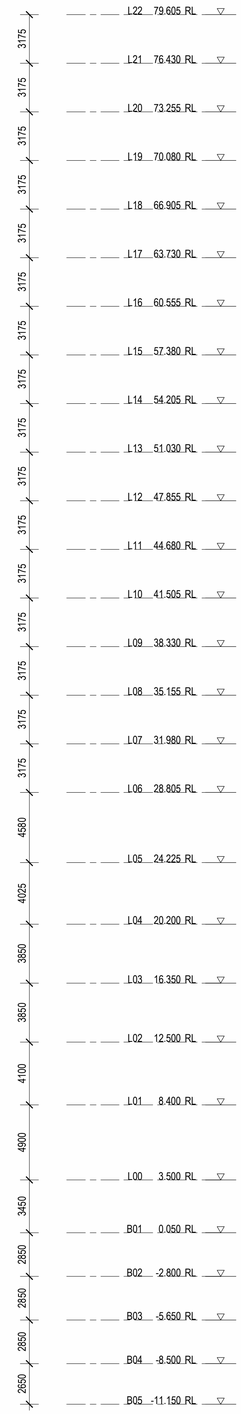

1 / 3001_00 SECTION C - PART 1

1 : 200

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	29/06/23
C	S4.55 MODIFICATION 1	22/02/2024

7.8 Average star rating NATIONWIDE HOUSE ENERGY RATING SCHEME www.nathers.gov.au

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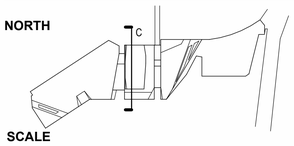
LEGEND

SSDA STAGE 1 AMENDED ENVELOPE

NORTH



SCALE

0m 4m 8m 12m 16m

CLIENT

50 mirvac

PROJECT

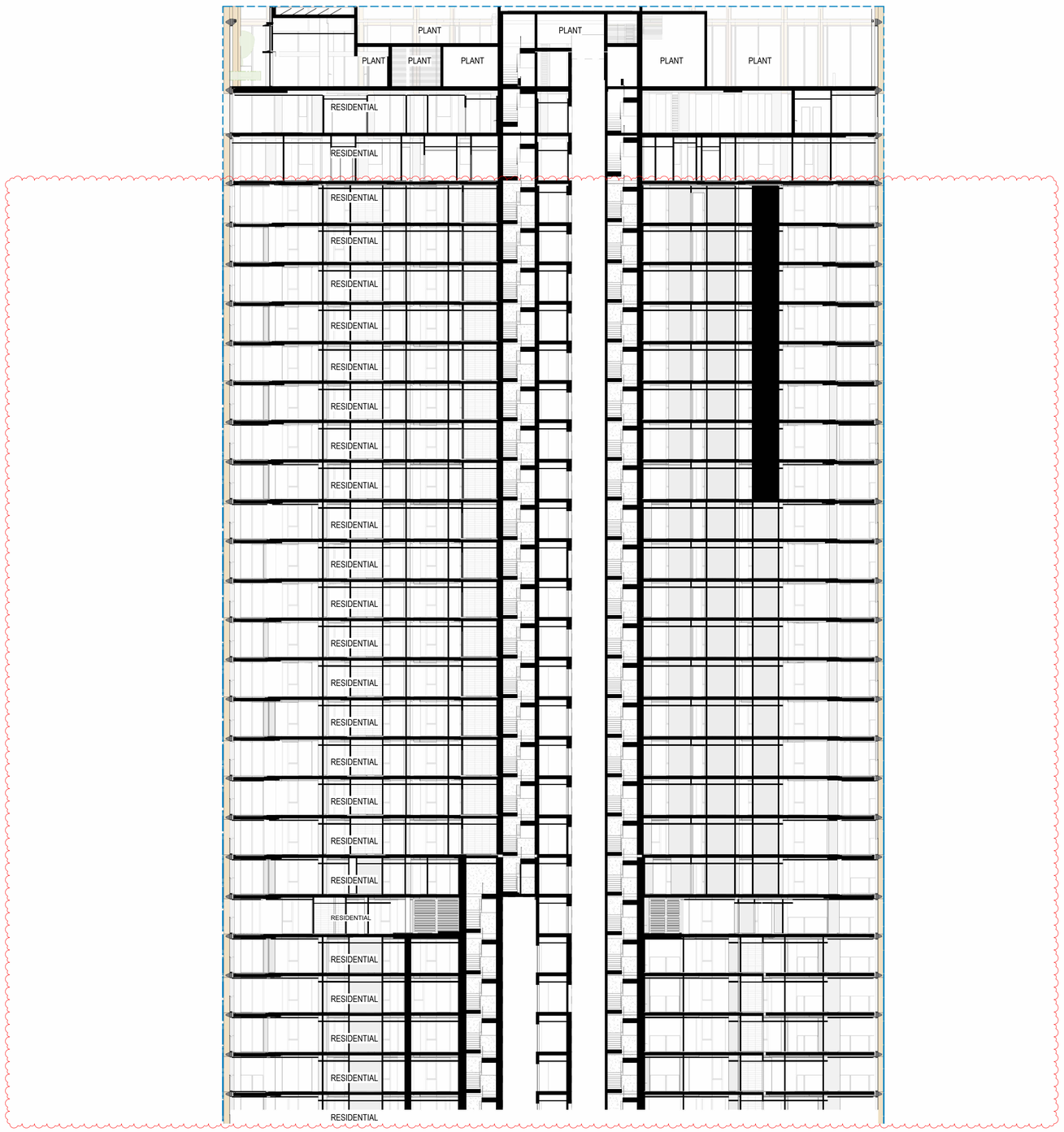
MIRVAC HARBOURSIDE

2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE

Section C - Part 1

REVIEWED	SCALE @ A1
MI	1 : 200
APPROVED	**PROJECT NO.**
KK	016152-61A-P
DRAWING NO.	**REV NO.**
AR-SSDA2- 3001_01	C



FOR CONTINUATION REFER TO DRAWING No. 3001_01

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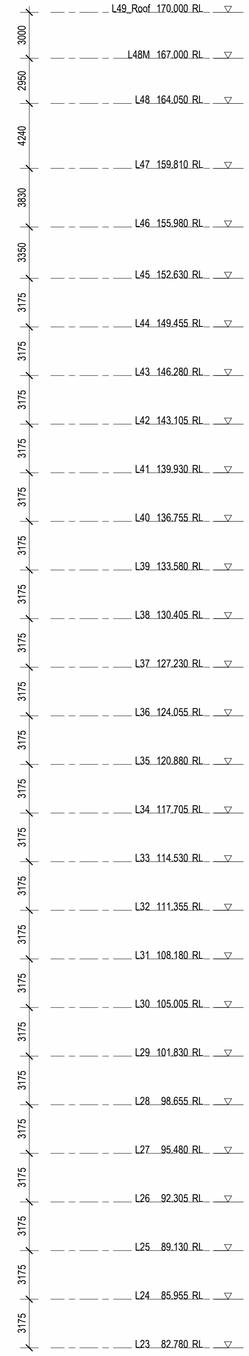

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#HR-AHCGRB-01 27/02/2024
Assessor Stefanie Simpson
Accreditation No. HERA 10035
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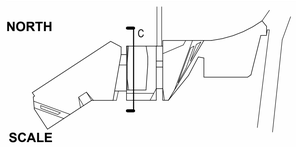
REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	29/06/23
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

SSDA STAGE 1 AMENDED ENVELOPE

NORTH



SCALE

0m 4m 8m 12m 16m

CLIENT

50 mirvac

PROJECT
MIRVAC HARBOURSIDE
2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE
Section C - Part 2

REVIEWED
MI

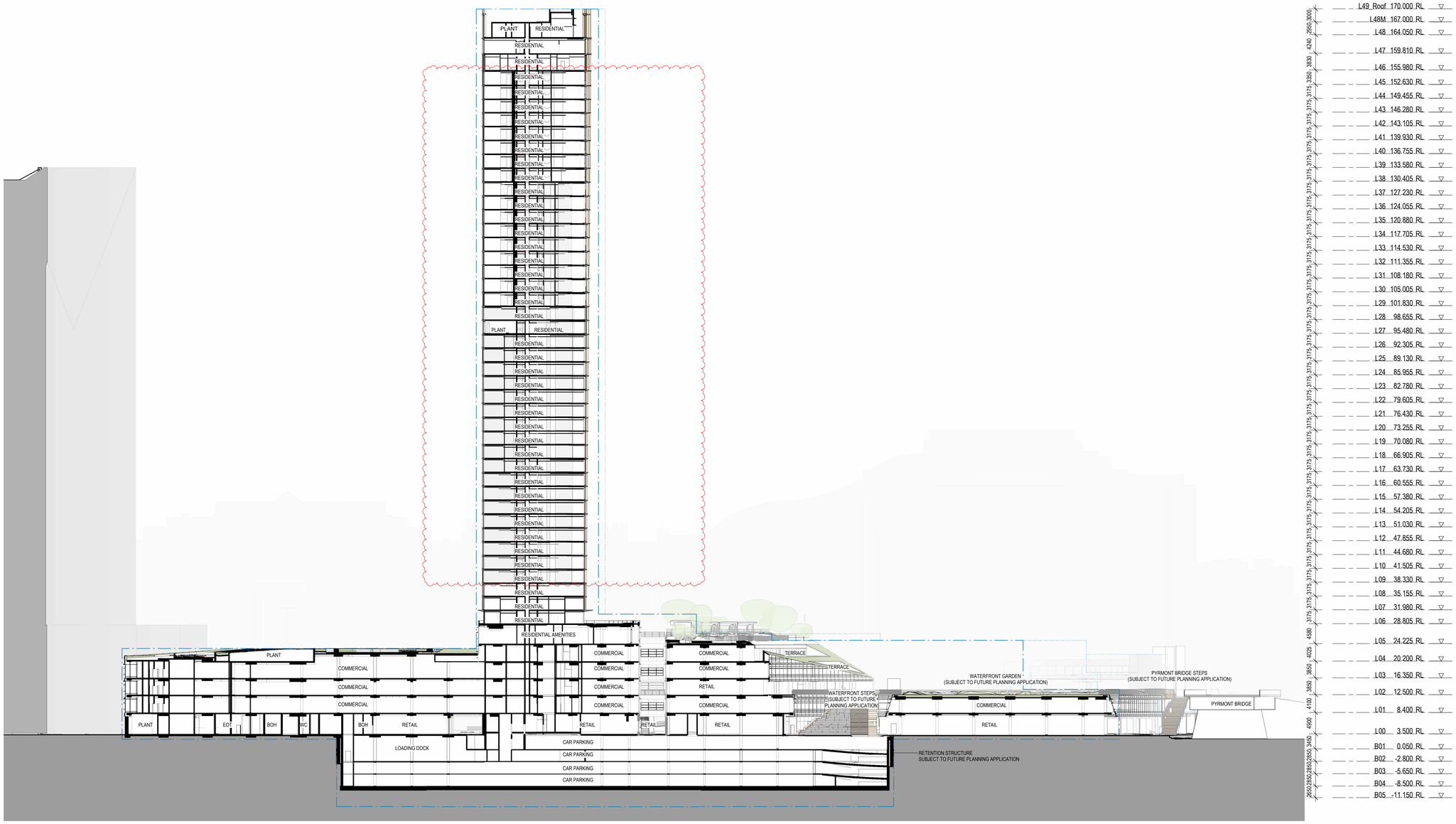
SCALE @ A1
1 : 200

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 3001_02

REV NO.
C



D 1095_B5 SECTION D
1 : 500

#HR-AHCGRB-01 27/02/2024
7.8 Average star rating
NATIONWIDE HOUSE ENERGY RATING SCHEME
www.nathers.gov.au
Assessor Stefanie Simpson
Accreditation No. HERA 10035
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http://www.hero-software.com.au/pdf/HR-AHCGRB-01

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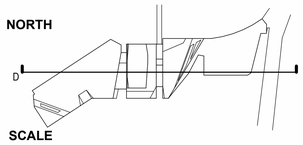
B	FOR SSDA2 RTS	29/06/23
C	S4.55 MODIFICATION 1	22/02/2024

LEGEND

SSDA STAGE 1 AMENDED ENVELOPE

NORTH



SCALE

0m 10m 20m 30m 40m

CLIENT

mirvac

PROJECT
MIRVAC HARBOURSIDE
2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE
Section D

REVIEWED
MI

SCALE @ A1
1 : 500

APPROVED
KK

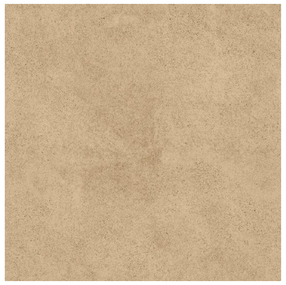
PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 3002_00

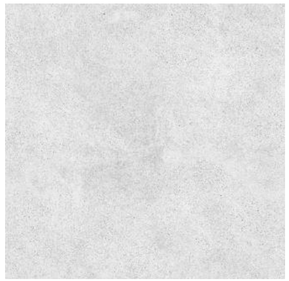
REV NO.
C

FA-01
PROFILED GRC OR SIMILAR ELEMENTS - MATTE FINISH

FA-02
PROFILED ALUMINIUM OR SIMILAR ELEMENTS. TEXTURED MATTE FINISH. GRADIENT EFFECT.



COLOUR 1 - BASE OF TOWER



COLOUR 2 - TOP OF TOWER

NOTE: A RANGE OF COLOURS ARE BLENDED TO ACHIEVE COLOUR GRADIENT EFFECT ACROSS TOWER HEIGHT

CD-01
CEMENTITIOUS CLADDING SYSTEM COLOUR 3, MATTE FINISH

CD-02
CEMENTITIOUS CLADDING SYSTEM COLOUR 4, MATTE FINISH

CD-03
STONE LIKE -SOLID RETAIL

CD-05
METAL

GL-01
CLEAR VISION GLAZING

GL-02
CLEAR / NEUTRAL PERFORMANCE VISION GLAZING. FRITTING TO UPPER AND LOWER

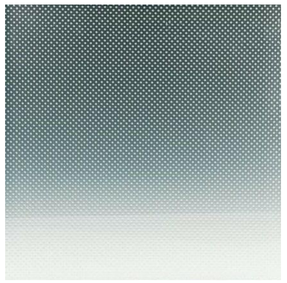
GL-02a
COLOUR BACK GLASS TO MATCH GL-02. VARIED FRIT.

GL-03
CLEAR / NEUTRAL PERFORMANCE VISION GLAZING

GL-03a
COLOUR BACK GLASS TO MATCH GL-03

GL-04
CLEAR / NEUTRAL PERFORMANCE VISION GLAZING

GL-04a
COLOUR BACK GLASS



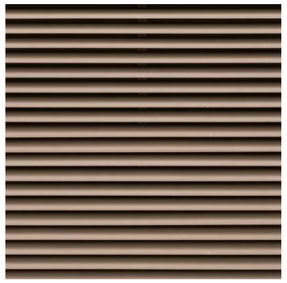
GL-05
FRITTED GLASS

GL-06
CLEAR VISION GLAZING

ST-01
TIMBER

ST-02
TIMBER BATTEN - SOFFIT

LV-01
LOUVRES



LV-02
LOUVRES

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NOTES

1. Do not scale drawing. Written dimensions govern
2. All dimensions are in millimeters unless noted otherwise
3. All dimensions shall be verified on site before proceeding with the work. Snoheta + Hassell shall be notified in writing of any discrepancies.
4. This drawing must be read in conjunction with all relevant contracts, specifications and drawings

This drawing is an uncontrolled copy. Unless noted otherwise

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REV	DESCRIPTION	DATE
A	FOR SSDA2 APPROVAL	02/11/22
B	FOR SSDA2 RTS	16/06/23

NORTH

SCALE

CLIENT
50 mirvac

PROJECT
MIRVAC HARBOURSIDE
2 - 10 DARLING DRIVE SYDNEY NSW 2000

DRAWING TITLE
Material Board

REVIEWED
MI

SCALE @ A1
N/A

APPROVED
KK

PROJECT NO.
016152-61A-P

DRAWING NO.
AR-SSDA2- 9000_00

REV NO.
B