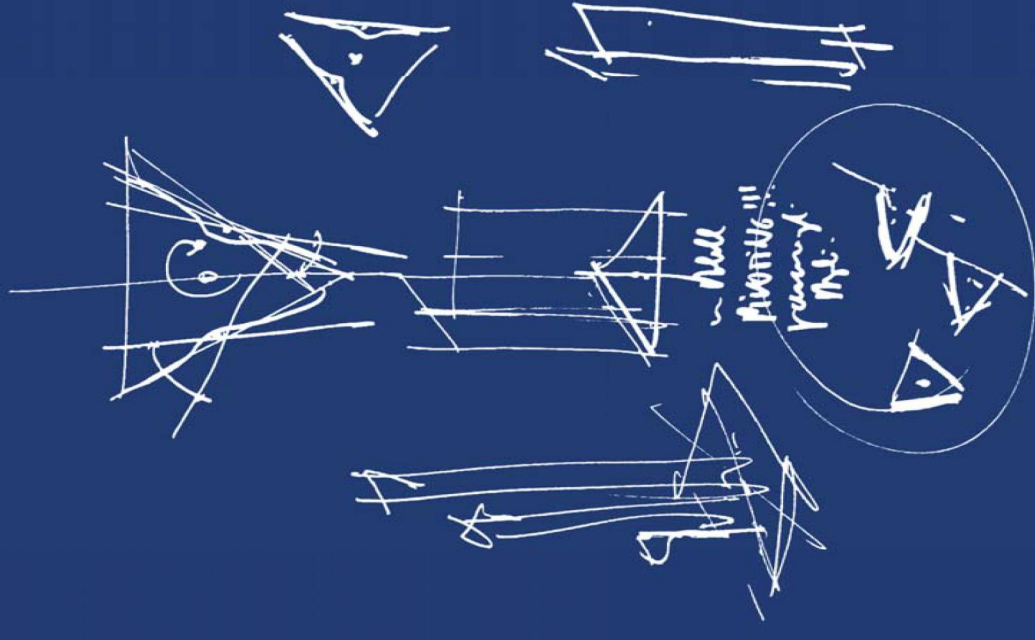


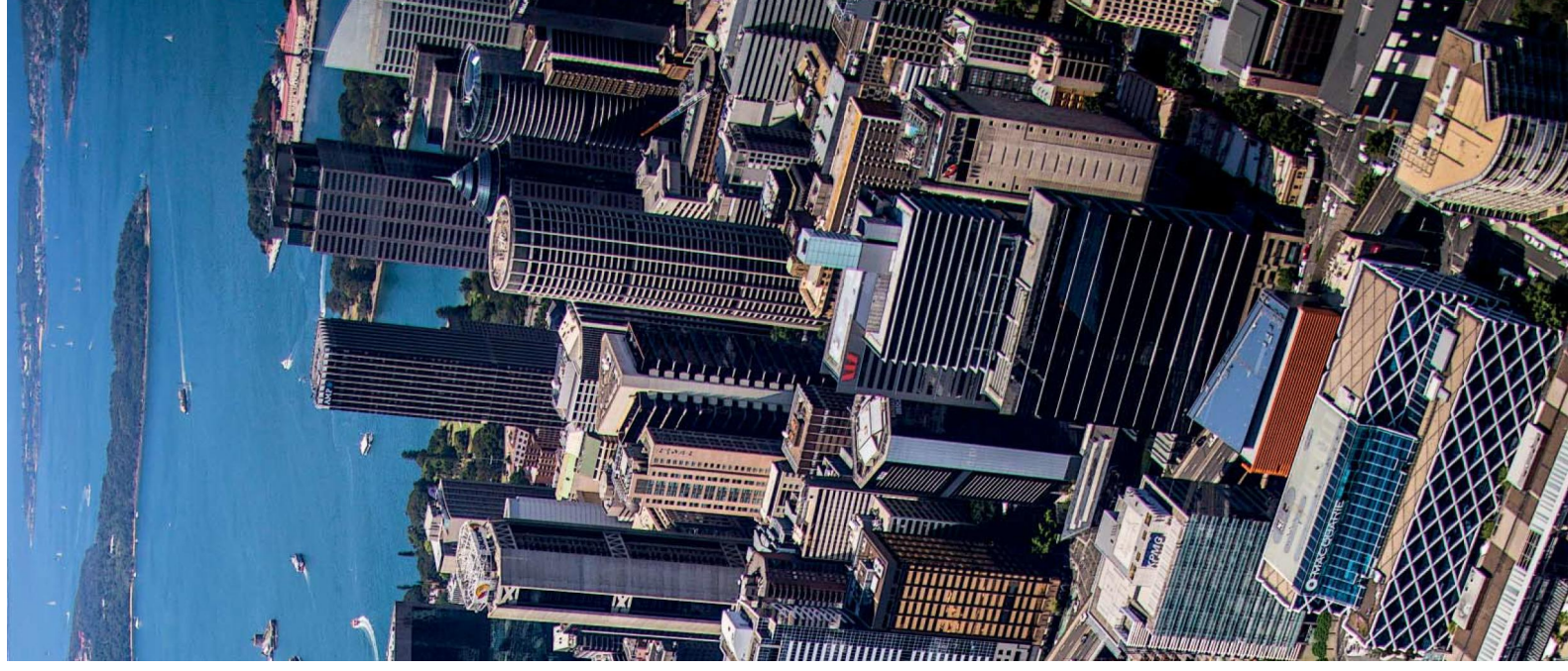
SYDNEY





RENZO PIANO BUILDING WORKSHOP

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ONE SYDNEY HARBOUR

BARANGAROO

ARCHITECTURAL DESIGN STATEMENT

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Introduction

The Renzo Piano Building Workshop (RPBW) has been appointed following an international design excellence process to create a new residential precinct within the next stage of the Barangaroo South development. This precinct, to be known as One Sydney Harbour, has been composed by the RPBW as a cluster of three buildings with staggered heights which will form an elegant addition to the Sydney skyline.

This architectural design statement illustrates the design vision and process of the RPBW team, and details the scheme proposed under three State Significant Development Applications (SSD 6964, 6965, 6966) submitted to the Minister for Planning pursuant to Part 4 of the Environmental Planning and Assessment Act 1979 (EP&A Act). The Development Applications (DA) seek approval for construction of three residential flat buildings known as R4A, R4B and R5 and associated works at Barangaroo South.

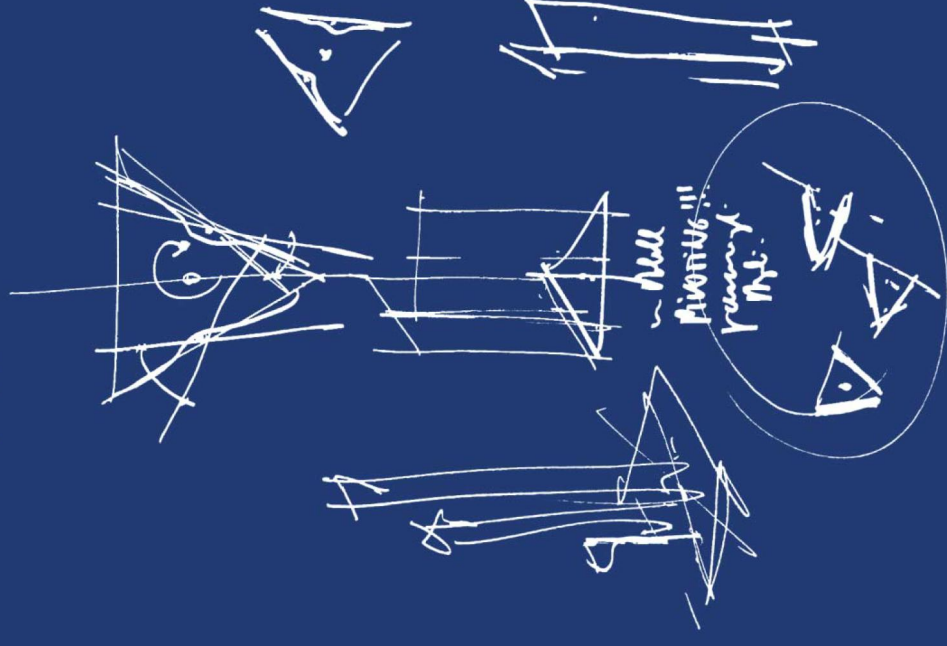
The project builds on the intent of the Concept Plan to provide residential buildings with retail uses of a high architectural calibre, that are well integrated into the public realm of the development as well as to the broader Barangaroo development context.



1.0

DESIGN EXCELLENCE

SYDNEY



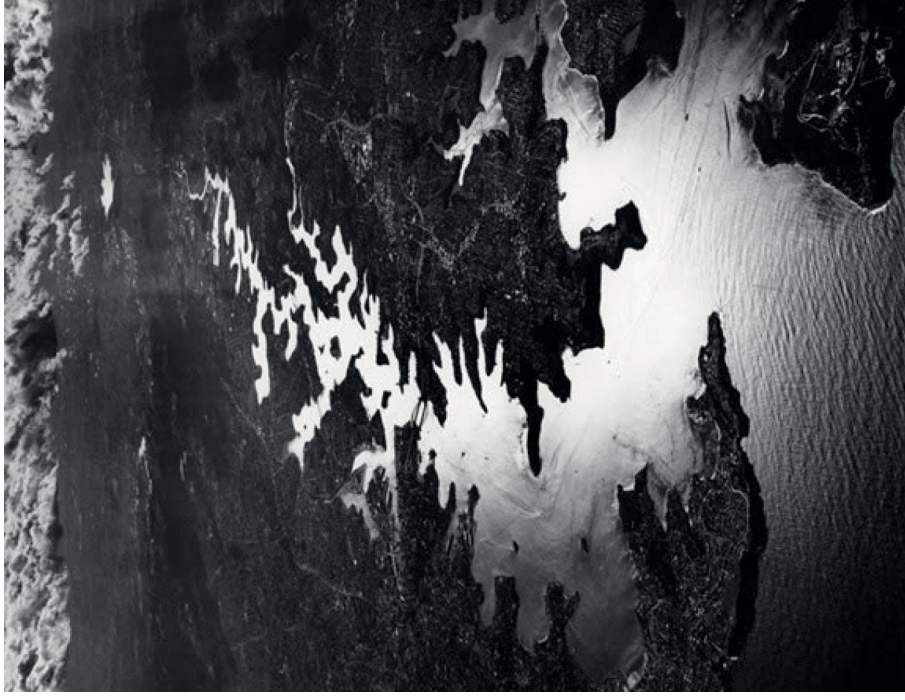
1.1 Design Vision

Sydney Harbour, captured in the famous David Moore photo, is a unique and beautiful example of an expansive water forged by nature. It is captivating in a constant kaleidoscopic motion of colour and sparkle, and has an extraordinary beauty that Sydneysiders gravitate to.

The harbour is at the foundation of Sydney's culture and commerce and the stage of its social and leisure life; it is part of Sydney's DNA. For One Sydney Harbour, the objective is to design a building with a gentle presence in the cityscape and in dialogue with the harbour waters and the Barangaroo waterfront. A project that Sydneysiders will embrace and see as a worthy addition to their great city.

A city development of three premium residential towers in such a location is a rare and unique opportunity. The aspiration is to create three, refined and enduring residential buildings that contain comfortable, spacious residences that make the most of the magnificent views of Sydney Harbour and its icons: the Harbour Bridge, the Sydney Opera House and the Sydney Heads.

Looking up, the proposed six kinetic north, west and eastern facing facades, across the three buildings, play with the light, alluring from every angle. The brightness of the sky will be captured, refracting the glittering Sydney light, right to the top of the buildings where the penthouse apartments and gardens merge into the sky. The result is a graceful functional design that captures and plays with light like harbour waters in the morning sun.



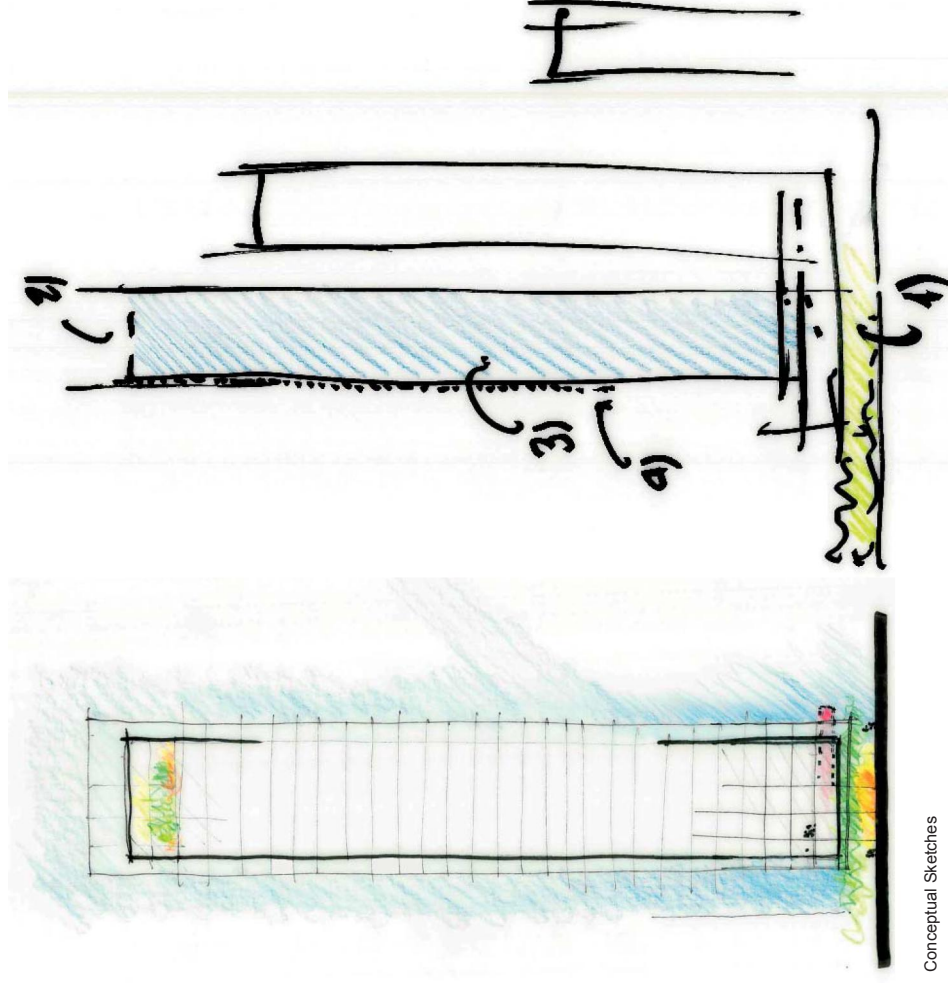
Sydney Harbour from 20,000 feet – 1992 Photograph by David Moore © Estate of David Moore



Crystalline Forms

"In our project, the objective is to design a building with a gentle presence in the cityscape and in dialogue with the harbour waters and the Barangaroo waterfront."

Renzo Piano Building Workshop



Conceptual Sketches

Deeply rooted in the architectural vision for the project is an abiding sense of responsibility towards environmental sustainability. For the common future, the objective was to maximise the use of advanced technology to underpin the sustainability initiatives. There is a careful focus on promoting natural ventilation, access to natural light, the use of photovoltaic cells and the design of high performance double-skin façades to moderate the internal environment. All of these measures are designed to reduce energy consumption and to improve the quality of life of the residents.

This precinct is vitally important for the success of the Barangaroo development. It will act as a point of transition from the intensity of the commercial centre in the south to the refreshing and generous parklands in the north, and provide a strong visual connection to Sydney Harbour and the CBD.

The three residential towers and the proposed surrounding urban context, will be a place for people that is warm, casual and inviting.

RPBW believe the vision for One Sydney Harbour will serve to inspire a more modern, responsible and poetic Sydney for all to enjoy.

1.2 Design Excellence Process

As part of the design excellence strategy for Barangaroo a worldwide search for an architectural firm with the creativity and skills to enhance Sydney's role on the global stage was conducted. The vision was to create the most desirable premium high rise apartments ever built in Australia.

RPBW was one of six of the world's leading architectural firms chosen from an original list of 25. Each firm was advised that part of the evaluation criteria for their submissions included "bold, intelligent and beautiful architecture that will stand the test of time" and "architecture that is suited to and takes advantage of its location." Significantly, these landmark apartments would share the city skyline with such icons as the Sydney Harbour Bridge and the Sydney Opera House.

The firms were issued with a formal Request for Proposal (RFP) document, which included a Project Brief and a package of information related to the project.

Preliminary design submissions were developed and workshops were held at the studios of each of the architects where initial ideas were presented and evaluated against the Project Brief.

All architects successfully submitted on or before the deadline. Their schemes were reviewed technically and a cost plan and area analysis prepared of the precinct.



Design Workshops at the Punta Nave Office in Genova





The submissions were judged upon their response to:

- Urban Planning and Design
- Residential Apartment Design
- Overall Project Vision
- Technical Response

The Selection Panel, consisting of representatives from Lendlease and the Barangaroo Delivery Authority, focused on how the architects examined the individual elements of the Project Brief and importantly how they wove them together to produce a coherent urban planning and design outcome.

The deliberations were unanimous that the submission from RPBW was a leader both architecturally and in its urban response.

The panel agreed that the submission from RPBW was the most extensive and thorough in its analysis of the Project Brief and the site context. RPBW's submission put forward ideas such as cutting through the podium profile, an important civic urban gesture, linking Watermans Cove to Hickson Park for pedestrians. Hence the team was approved to create One Sydney Harbour.

1.3 Design Excellence RPBW

“The work of the Renzo Piano Building Workshop is characterised by its sensitive and resonant responses to genius loci and local tradition as well as by its uncontrived mix of traditional materials and techniques with those from the leading edge of technology.”

Peter Buchanan - Author

RPBW is an international architectural practice with offices in Paris, Genoa and New York City. The Workshop is led by 14 partners, including founder and Pritzker Prize laureate, architect Renzo Piano. The company permanently employs nearly 130 people from all around the world. Each is selected for their experience, enthusiasm and calibre.

The company's staff has the expertise to provide full architectural design services, from concept design stage to construction supervision. The design skills also include interior design, town planning and urban design, landscape design and exhibition design services.



THE SHARD
London



NEW YORK TIMES BUILDING
New York



KIMBELL ART MUSEUM
Fort Worth



VILLETTE CITY GATE
Malta



KANSAI INTERNATIONAL AIRPORT
Osaka



KANSAI INTERNATIONAL AIRPORT
Osaka



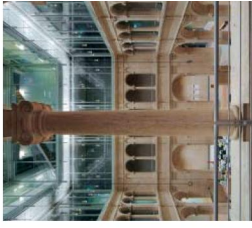
CENTRE POMPIDOU BEAUBOURG
Paris



FONDATION BEYELER
Basel



CENTRE POMPIDOU BEAUBOURG
Paris



HARVARD ART MUSEUM
Cambridge



RUE DE MEAUX HOUSING
Paris



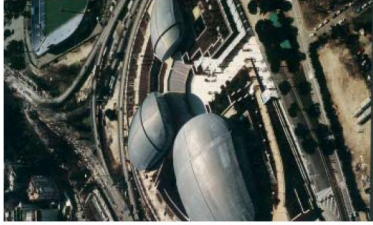
FONDATION BEYELER
Basel



AURORA PLACE
Sydney



ACADEMY OF SCIENCE
San Francisco



PARCO DELLA MUSICA
Rome



CHICAGO ART INSTITUTE
Chicago



AURORA PLACE
Sydney



JEAN-MARIE TJIBAO CULTURAL CENTRE
Nouméa



CHICAGO ART INSTITUTE
Chicago

RPBW's work aims to address specific features and potential of a particular situation, embracing them into the project while responding to the requirements of the program. RPBW continuously pushes the limits of building technology – innovating, refining and experimenting – to come up with the very best solution for each situation.

This method of working is highly participatory, with clients, engineers and specialist consultants all contributing from the beginning of a project and throughout the design process.

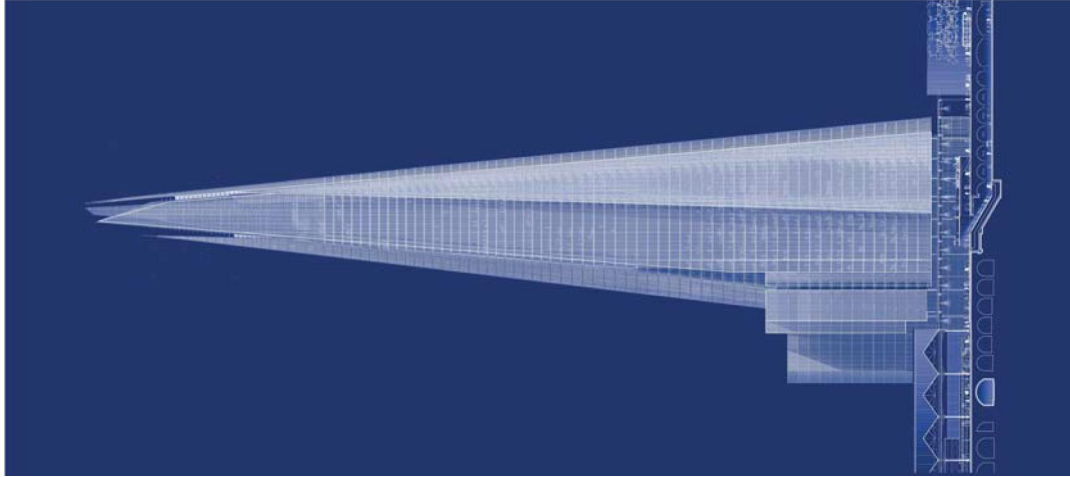
RPBW's approach to design is not strictly conventional and involves the use of physical models and full scale mock-ups to help test and develop our proposed design concepts. The team strongly believes that the design process is not linear and that it requires architects to think and draw on different scales at the same time, considering each finished detail in the development of the overall design.

Individuals within the Workshop share a common focus on technical excellence and a spirit of inquiry and experimentation. During the development of each of the Workshop's projects, emerging ideas achieve expression and refinement through a cyclical process of exploration and reflection where traditional boundaries between disciplines are minimised. This rigorous and innovative approach pervades the design process, from preliminary sketches through to final construction.

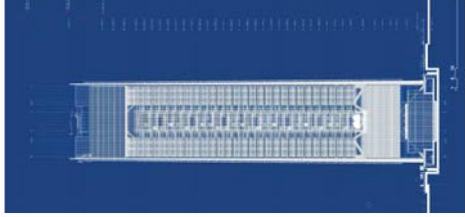
RPBW, established in 1981, is an interactive partnership that has its origins in the creative insight of the Genoese architect, Renzo Piano.

The work strives for bold solutions that are achieved through inventive use of technology, reverence for traditional materials and craftsmanship, and a deep respect for the building's specific cultural and environmental context. The Workshop aims to blend these diverse and occasionally dissonant themes in an enduring search for a new architectural voice that pays homage to the urbanity and humanity of space and form within a broader context that seeks elegance and balance while eschewing the conventional constraints of formalism.

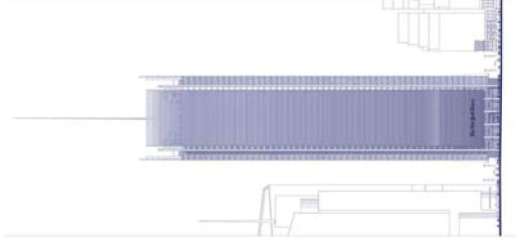
Another of the most strongly held Workshop tenets is the crucial contribution of the link between the collective demands of the public and the personal needs of the client. The team aspires to strengthen this relationship by forging equilibrium between a particular building and its environmental context – in essence, capturing the spirit of place. Recognising and respecting the “Genius Loci” has always been one of the strongest attributes of projects completed by RPBW.



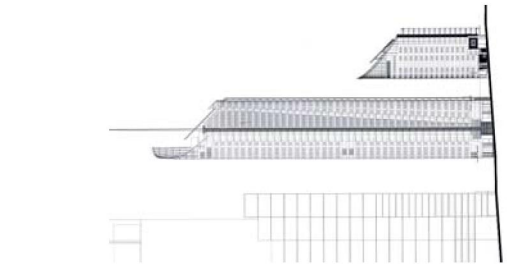
THE SHARD, London



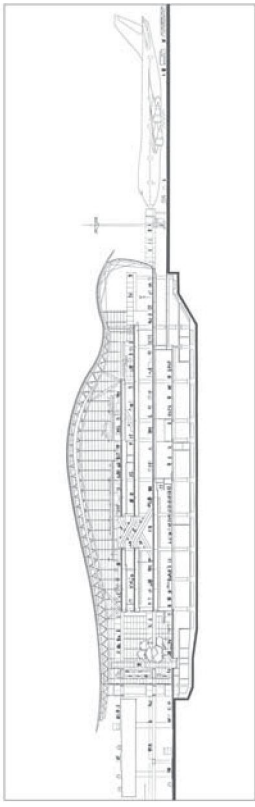
SAN PAOLO TOWER
Turin



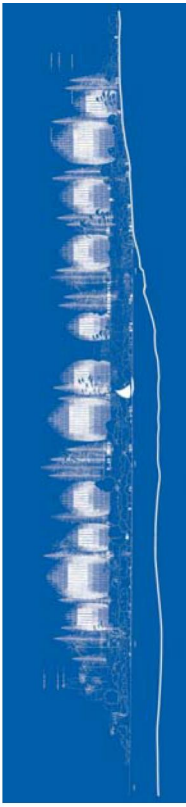
NEW YORK TIMES BUILDING
New York



AURORA PLACE
Sydney

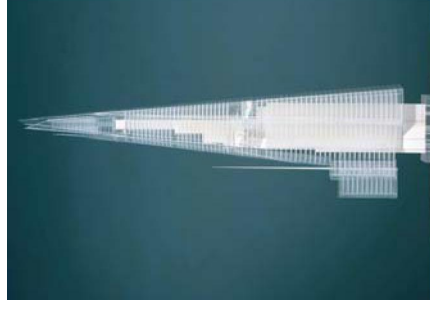


KANSAI INTERNATIONAL AIRPORT TERMINAL, Kansai

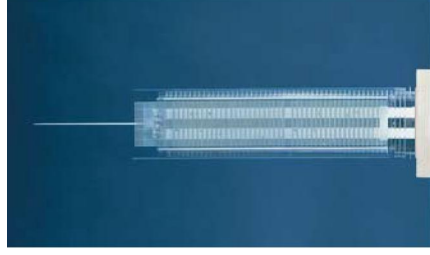


JEAN-MARIE TJIBAOU CULTURAL CENTRE, Nouméa

- 1981**
Compasso d'Oro Award, Milan, Italy
AIA Honorary Fellowship, USA
- 1985**
Legion d'Honneur Paris, France
RIBA Honorary Fellowship London, UK
- 1989**
RIBA Royal Gold Medal for Architecture, London, UK
- 1990**
Honorary Doctorate, Stuttgart University, Stuttgart, Germany
Kyoto Prize, Inamori Foundation, Kyoto, Japan
- 1992**
Honorary Doctorate, Delft University, The Netherlands
- 1994**
Goodwill Ambassador of UNESCO for Architecture
- 1995**
Art Prize of the Akademie der Künste, Berlin, Germany
Praemium Imperiale, Tokyo, Japan
Erasmus Prize, Amsterdam, The Netherlands
- 1998**
The Pritzker Architecture Prize
- 2000**
Officer, Ordre National de la Legion d'Honneur Paris, France
Golden Lion for Lifetime Achievement, Venice, Italy
- 2002**
Honorary Doctorate of Fine Arts, Pratt Institute New York, USA
Medaille d'or UIA (International Union of Architects) Berlin, Germany
- 2003**
Gold Medal for Italian Architecture, Triennale of Milan, Italy
- 2006**
Gold Medal for Italian Architecture for the High Museum of Art in Atlanta, Triennale of Milan, Italy
- 2008**
Gold Medal, American Institute of Architects (AIA) Sonning Prize, University of Copenhagen
- 2011**
Nonino Prize 2011 "Master of Our Time" 36th edition, Parco di Udine, Italy
- 2013**
Senator for Life, Rome, Italy



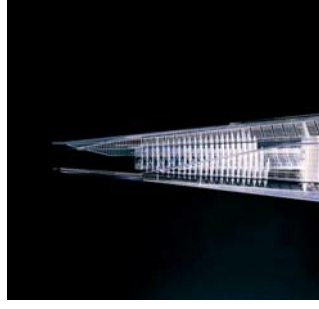
THE SHARD, London



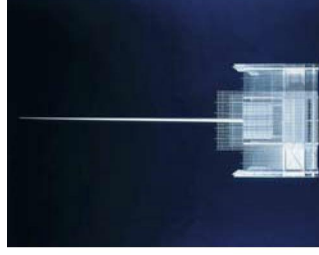
NEW YORK TIMES BUILDING



AURORA PLACE, Sydney



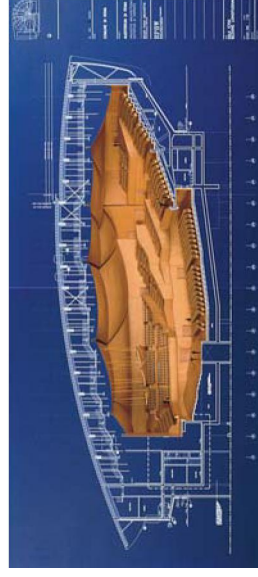
THE SHARD, London



NEW YORK TIMES BUILDING



AURORA PLACE, Sydney



PARCO DELLA MUSICA, Rome



JEAN-MARIE TJIBAOU CULTURAL CENTRE, Nouméa

The quality of the Workshop's projects has been recognised by over 70 design awards, including major distinctions from the American Institute of Architects (AIA) and the Royal Institute of British Architects (RIBA).

The Workshop has undertaken and realised over 120 projects across the world, including Europe, North America, Australasia and East Asia.

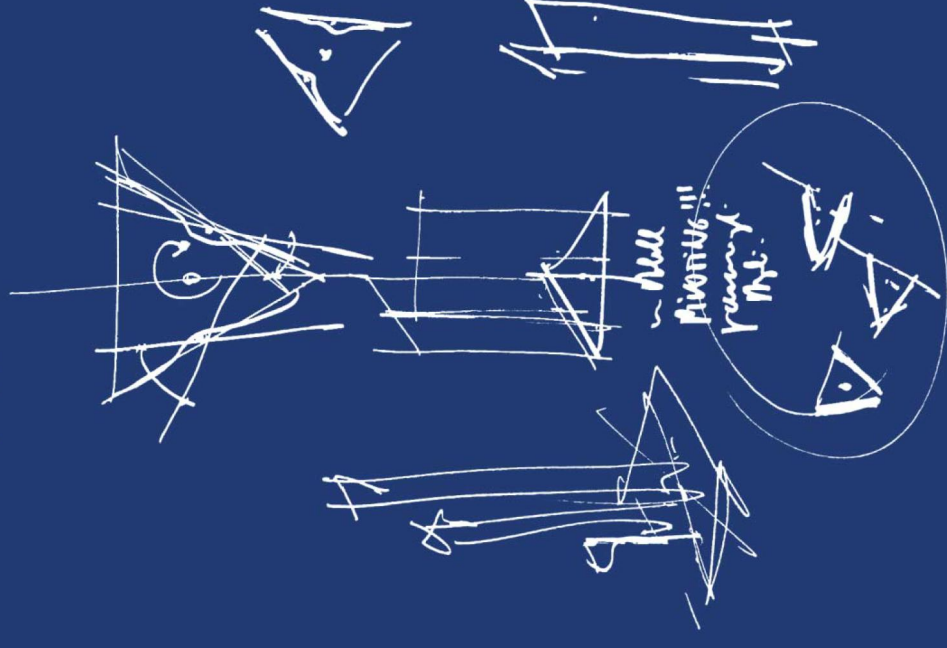
Major projects include: the Centre Georges Pompidou in Paris; the Beyeler Foundation Museum in Basel; the Rome Auditorium; the Potsdamer Platz reconstruction in Berlin, Germany; the Menil Collection in Houston, Texas; the New York Times Building in New York; the Kansai International Airport in Osaka, Japan; the Kanak Cultural Center in Nouméa, New Caledonia; the California Academy of Sciences in San Francisco; the Chicago Art Institute expansion Chicago, Illinois; the Isabella Gardner Museum in Boston; the London Bridge Tower; the Kimbell Art Museum expansion in Fort Worth, Texas and, more recently, the Harvard Art Museums renovation and expansion in Cambridge, Massachusetts as well as the new Whitney Museum of American Art in New York.

Some of the main projects in progress are: the Columbia University's Manhattanville Campus in New York City; the Stavros Niarchos Cultural Centre in Athens, the re-qualification of the ex-Falck area in Milan, the new Courthouse in Paris, the JNBY headquarters in Hangzhou in China.

2.0

CONTEXT

SYDNEY



2.1 Barangaroo

Barangaroo is a vital new development of Sydney's central business district and will provide extraordinary benefits for the city, the State and Australia. It is a once in a 200 year opportunity to create a bold new place to live, work and visit. It provides room for the city to grow - creating new jobs, stimulating growth and boosting our economy. It also returns this previously private industrial space to the community, including a new naturalistic harbour park.

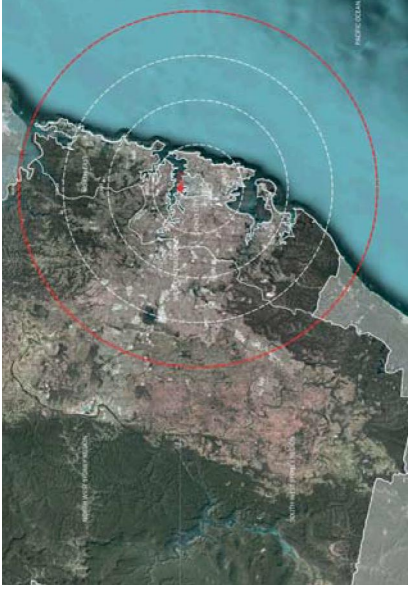
Barangaroo will enhance Sydney's position as one of the world's most spectacular harbour cities and a must-see destination.

The site has been divided into three distinct redevelopment areas – Barangaroo Point, Central Barangaroo and Barangaroo South.

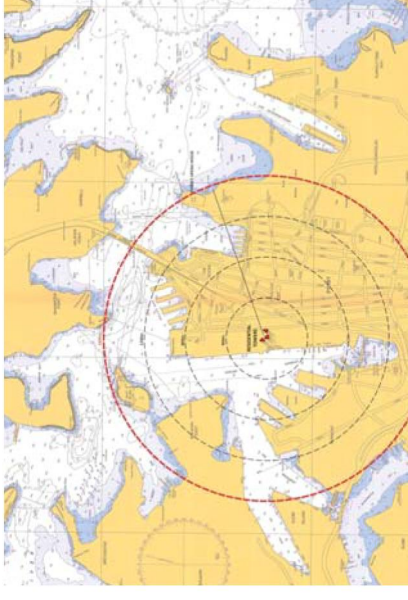
Barangaroo South - the southern 7.5 hectares of the 22 hectare former container port on the western side of the CBD - will become the greenest global residential, leisure and business precinct in the world.

The precinct will have a mix of uses, with commercial and residential buildings as well as shopping, dining, hospitality and public places. It will be a dynamic and authentic part of Sydney with Barangaroo South also aiming to be Australia's first large-scale carbon neutral community.

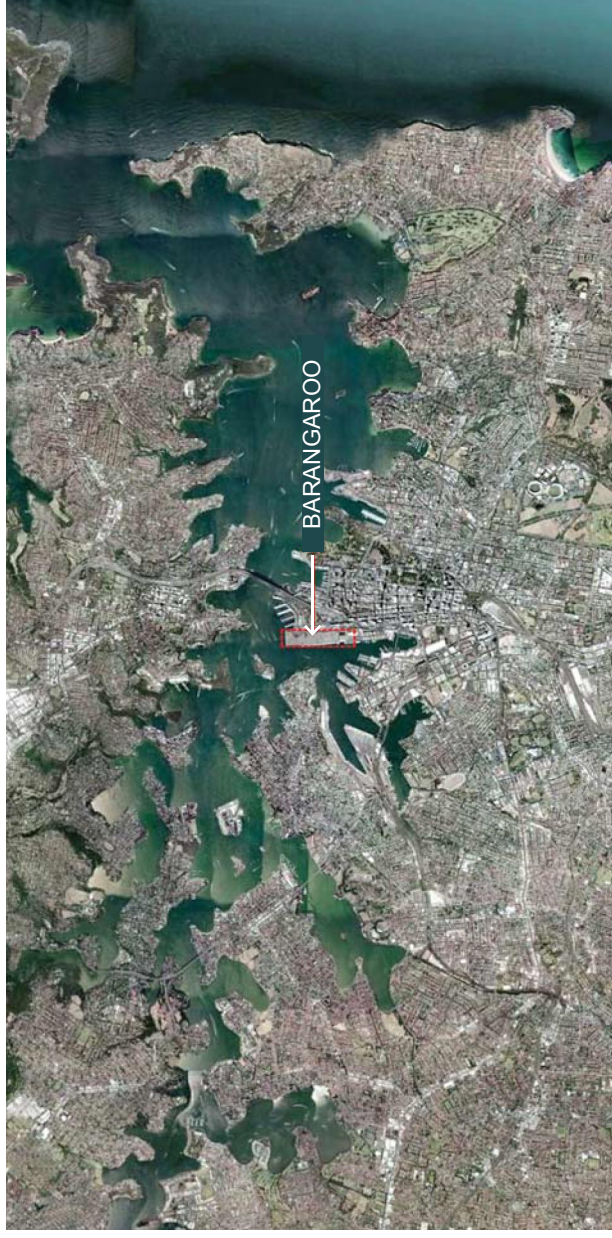
One Sydney Harbour is the next stage of Barangaroo South consisting of three high rise residential towers to the north of International Tower 1 (approved as "Commercial Building C3"), and to the East of the proposed Crown Sydney Hotel Resort. The One Sydney Harbour development is located on land identified in the approved Concept Plan as Block 4A and 4B.



Regional Location - The City of Sydney



The Three Towers on CBD Western fringe



Precinct Location