

ITEM 5.9

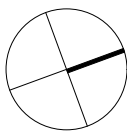
Issue/ Objection:
GFA Plans and Calculations

Description:
Plans and calculations for each level illustrating which areas of each building have been included in the GFA calculations plus a breakdown of the GFA for each unit/level/building

ADG Objective:

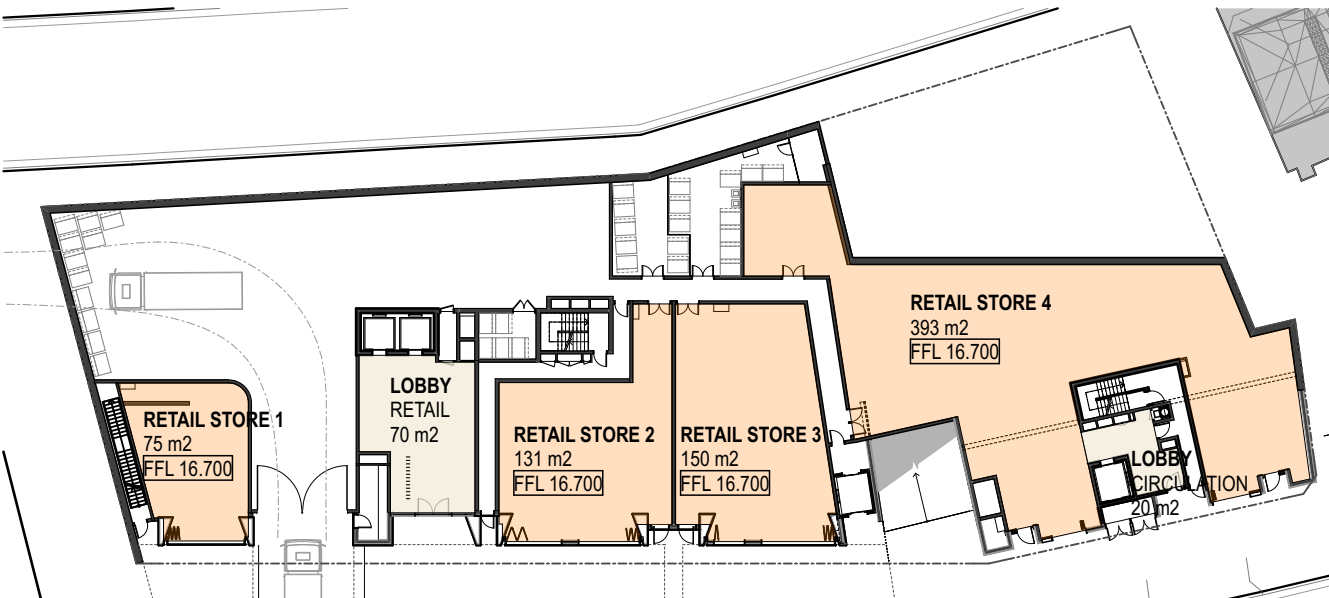
Response
Further drawings illustrating the measured area with numerical tables have been provided.

Complies? Yes

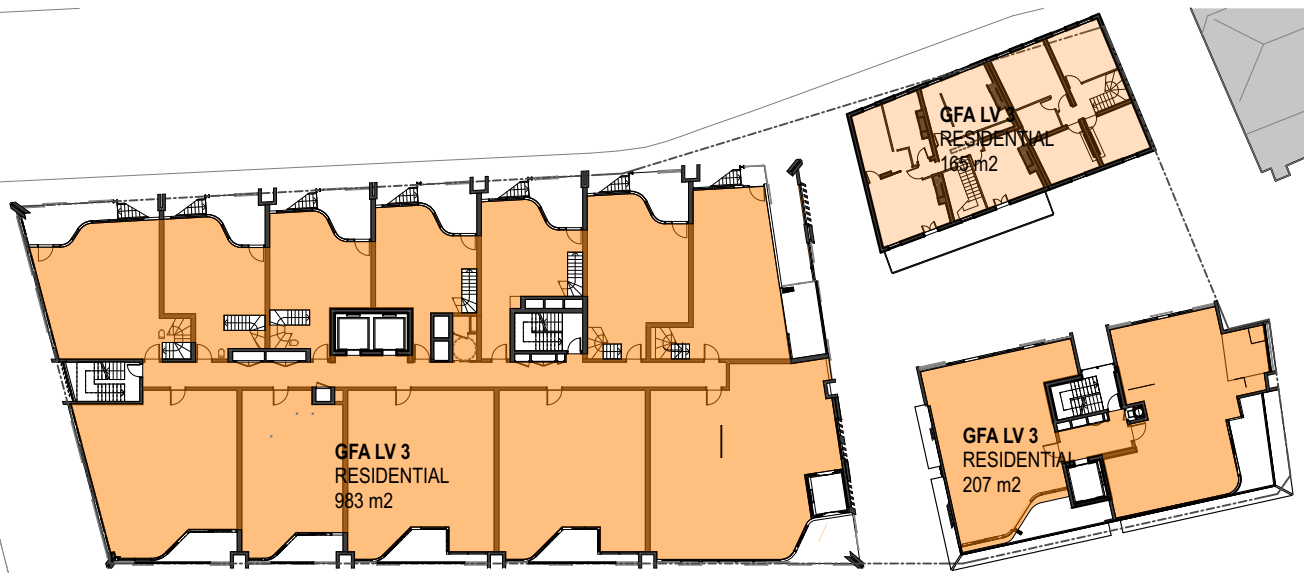


- GENERAL NOTES
- ALL DIMENSIONS AND EXISTING CONDITIONS SHALL BE CHECKED AND VERIFIED BY THE CONTRACTOR BEFORE PROCEEDING WITH THE WORK
 - ALL LEVELS RELATIVE TO 'AUSTRALIAN HEIGHT DATUM'
 - DO NOT SCALE DRAWINGS. USE FIGURED DIMENSIONS ONLY

LEGEND



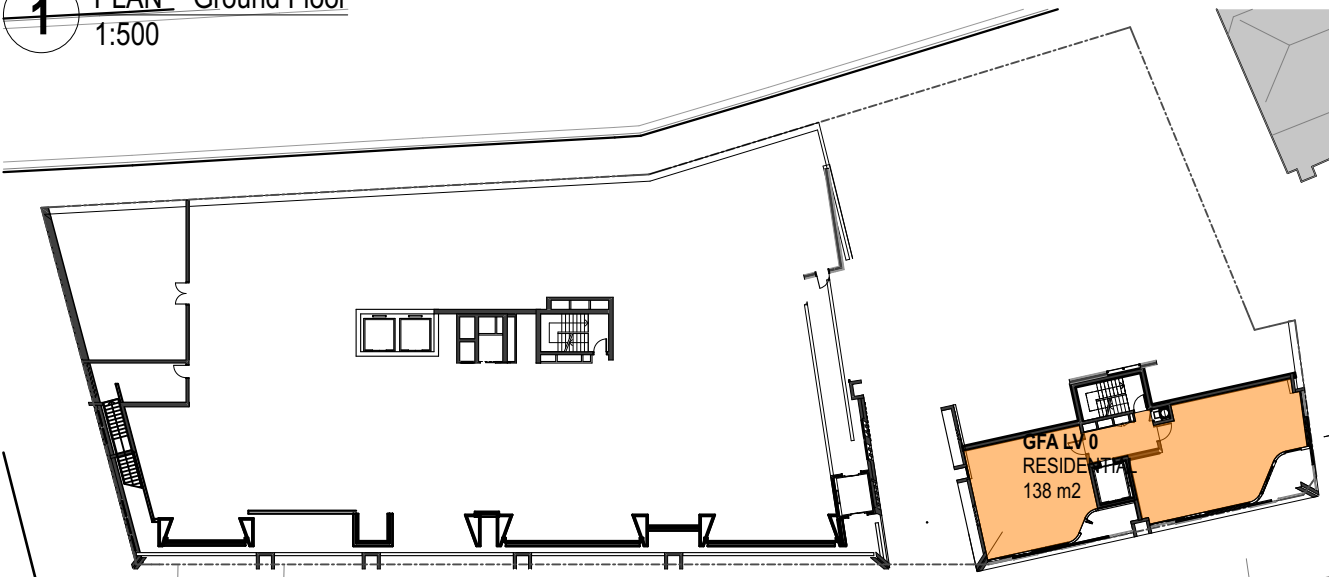
1 PLAN Ground Floor
1:500



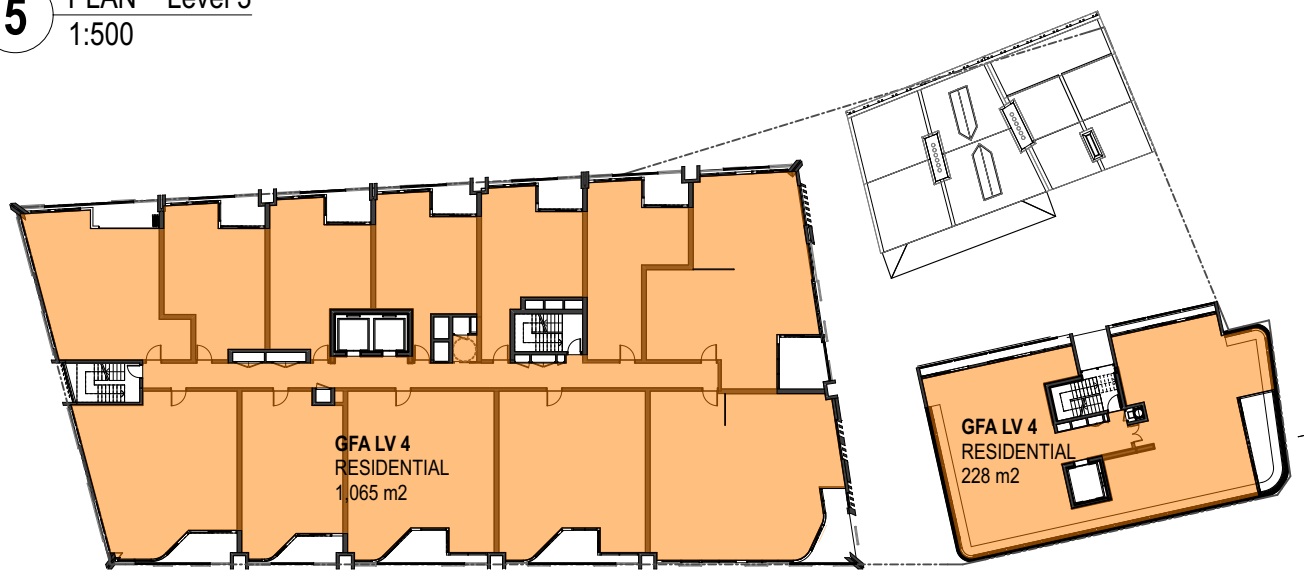
5 PLAN Level 3
1:500



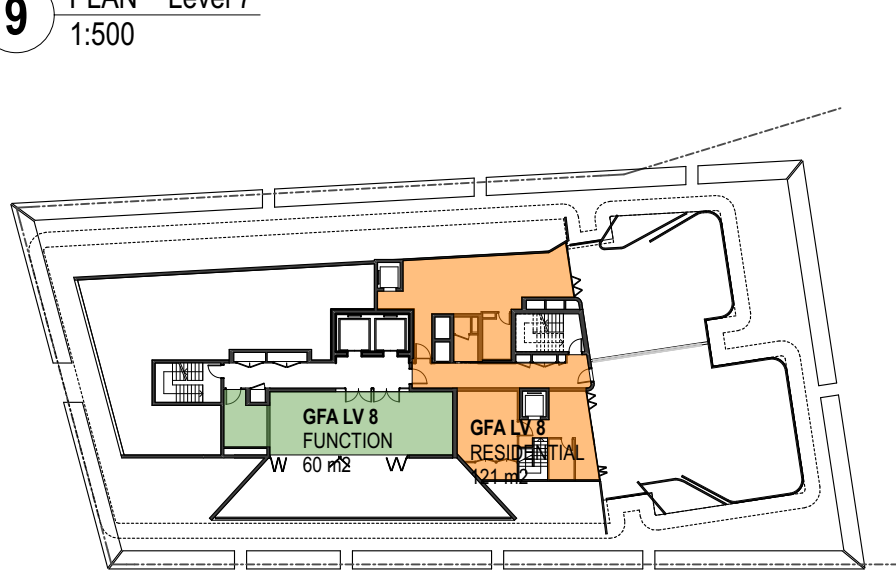
9 PLAN Level 7
1:500



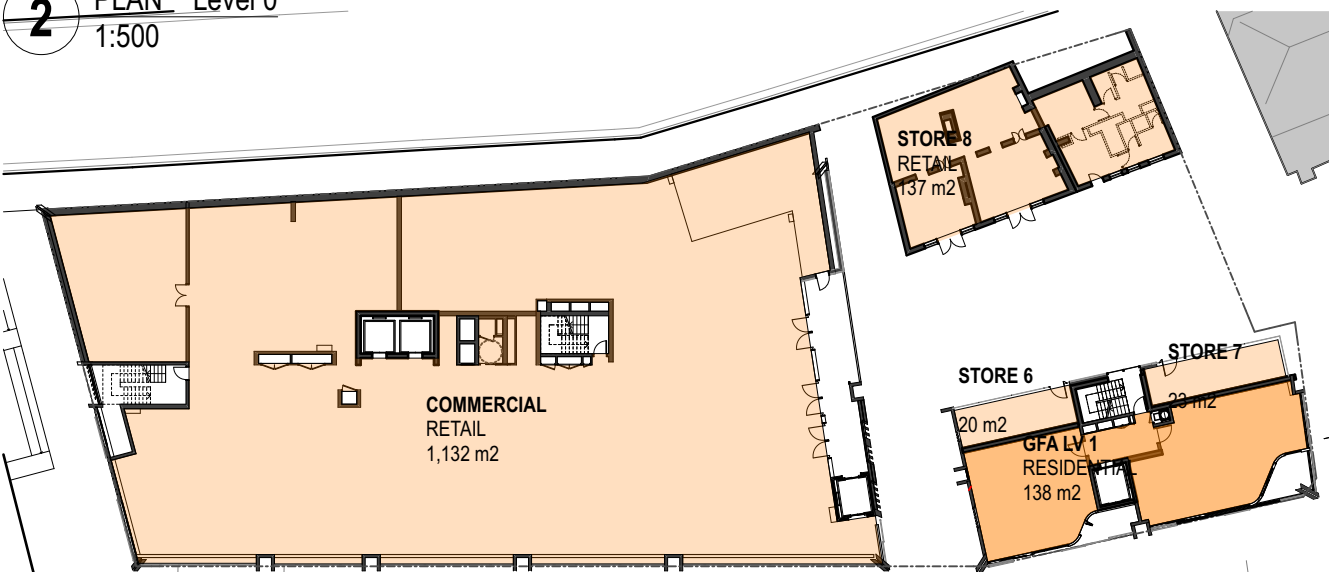
2 PLAN Level 0
1:500



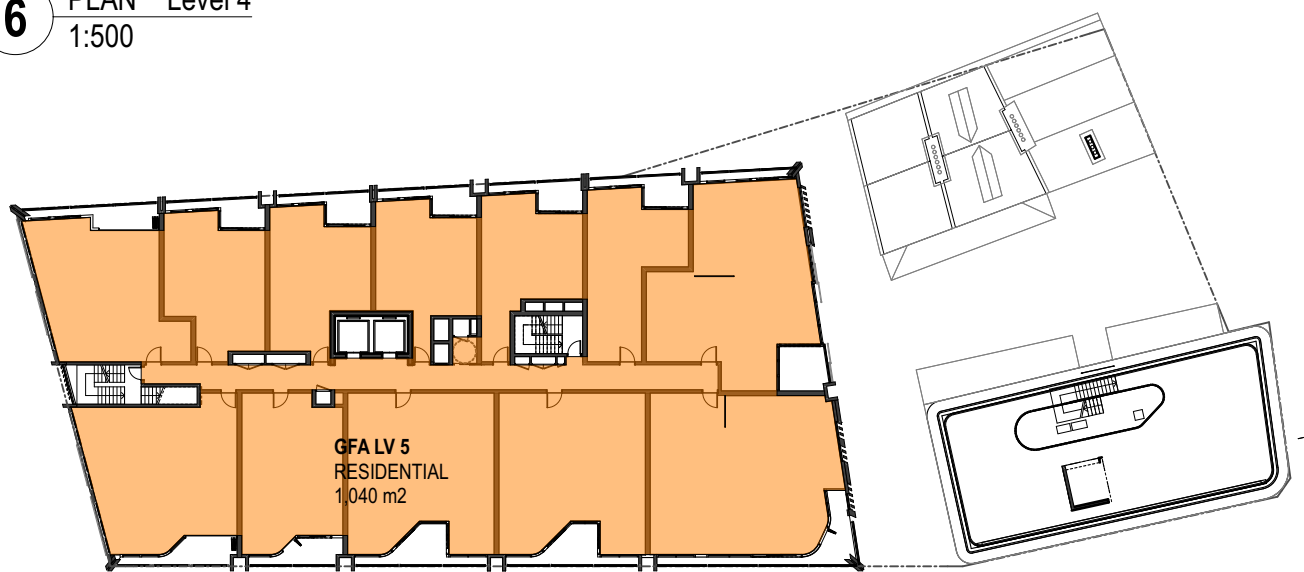
6 PLAN Level 4
1:500



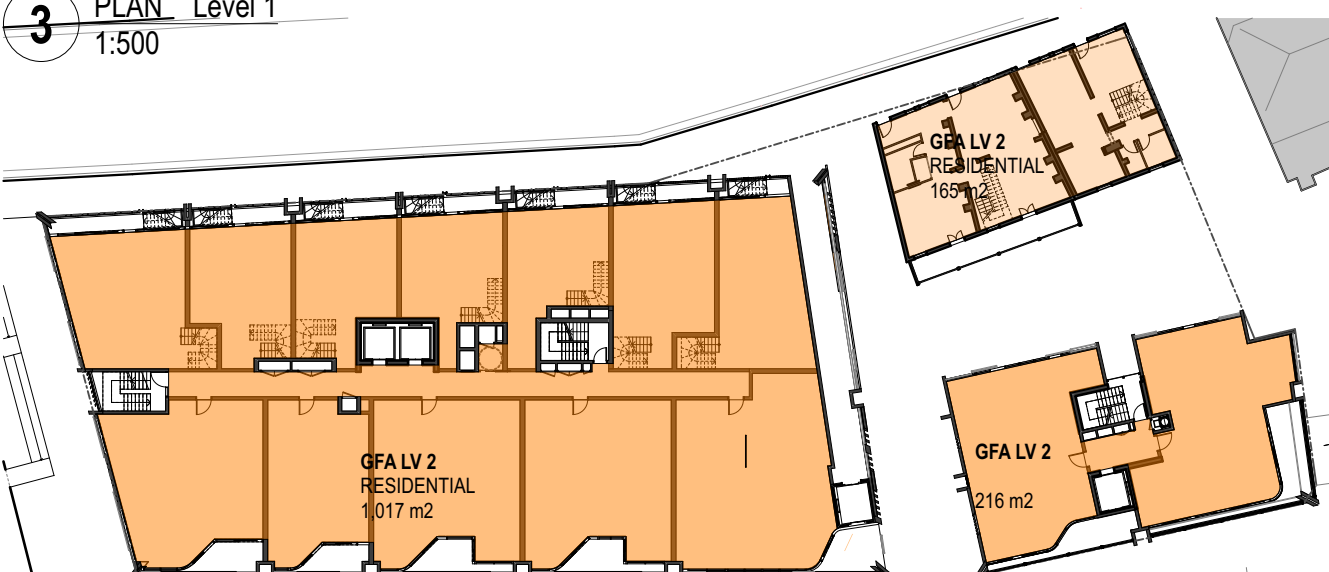
10 PLAN Level 8
1:500



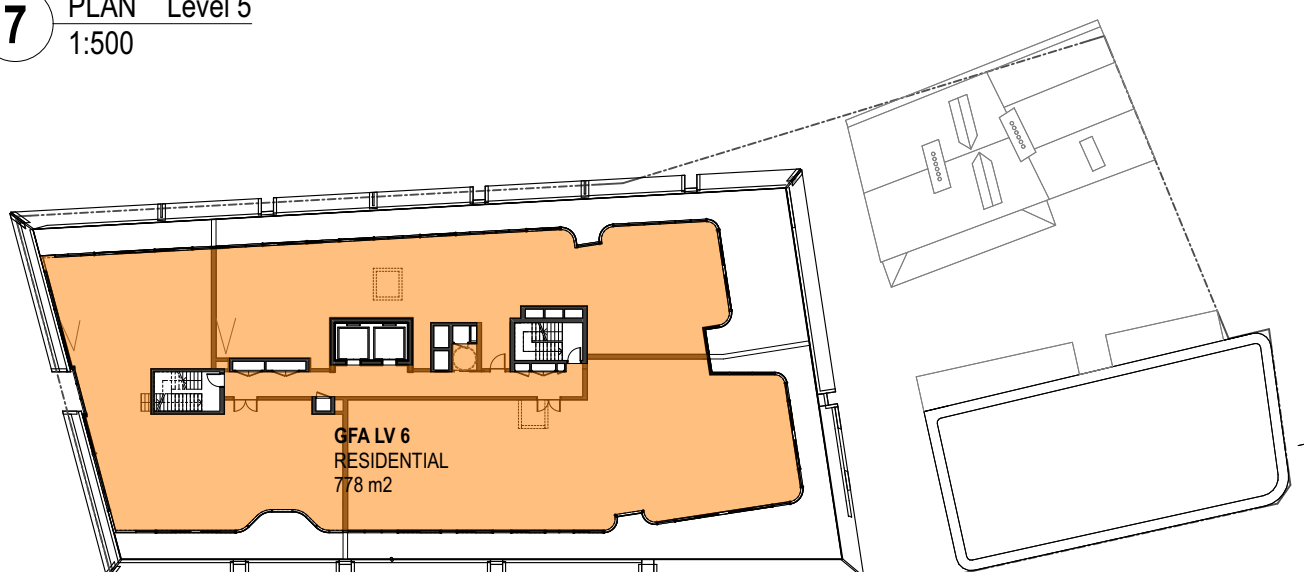
3 PLAN Level 1
1:500



7 PLAN Level 5
1:500



4 PLAN Level 2
1:500



8 PLAN Level 6
1:500

Total Gross Floor Area			
Level	Zone Category	Zone Name	Area
Ground Floor	CIRCULATION	LOBBY	20
	CIRCULATION	LOBBY	70
	RETAIL	RETAIL STORE 1	75
	RETAIL	RETAIL STORE 2	130
	RETAIL	RETAIL STORE 3	149
	RETAIL	RETAIL STORE 4	393
Level 0	RESIDENTIAL	GFA LV 0	138
Level 1	RETAIL	COMMERCIAL	1,132
	RESIDENTIAL	GFA LV 1	138
	RETAIL	STORE 6	20
	RETAIL	STORE 7	23
Level 2	RESIDENTIAL	GFA LV 2	216
	RESIDENTIAL	GFA LV 2	1,017
	RESIDENTIAL	GFA LV 2	165
Level 3	RESIDENTIAL	GFA LV 3	207
	RESIDENTIAL	GFA LV 3	983
	RESIDENTIAL	GFA LV 3	165
Level 4	RESIDENTIAL	GFA LV 4	228
	RESIDENTIAL	GFA LV 4	1,065
Level 5	RESIDENTIAL	GFA LV 5	1,040
Level 6	RESIDENTIAL	GFA LV 6	778
Level 7	RESIDENTIAL	GFA LV 7	838
Level 8	RESIDENTIAL	GFA LV 8	121
	FUNCTION	GFA LV 8	60
			9,308 m ²

GFA SCHEDULE
RESIDENTIAL KEY

- BLOCK 1
RESIDENTIAL
- BLOCK 2
RESIDENTIAL
- BAKER'S
TERRACE
RESIDENTIAL

- RESIDENTIAL
- LOBBY
- RETAIL
- INTERNAL COMMUNAL SPACE

REVISION	DATE	DESCRIPTION	BY
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NOMINATED ARCHITECT: RICHARD FRANCIS-JONES (REG NO 5301)

PROJECT

85 Harrington Street
The Rocks
GOLDEN AGE & HANNAS THE ROCKS

TITLE
RESPONSE TO DoPE
ITEM 5.9

SCALE	1:200 @ A2	PROJECT CODE
DATE	18/10/2017	GA85H
SHEET NO.	049	REVISION

For Review