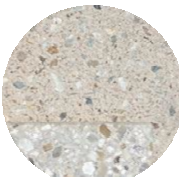


CONCRETE

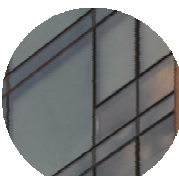


PC01
TEXTURED PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH



PC02
SMOOTH PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH

GLAZING



GL01
CLEAR VISION GLAZING



GL02
GLASS BALUSTRADE



GL03
BACKPAN SPANDREL GLAZING

BRICK



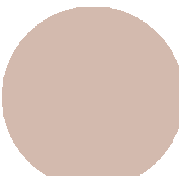
BR01
LONG FORMAT BRICK - SAND

METALWORK



M01
METAL PALISADE BALUSTRADE -
PINK SAND

AL01
POWDERCOATED ALUMINUM FIN -
MATT LINEN YY28PA



AL02
POWDERCOATED ALUMINUM -
PINK SAND

AL03
POWDERCOATED ALUMINUM -
SURFMIST



LV01
LOUVRES/PLANT SCREEN -
POWDERCOATED ALUMINUM -
PINK SAND

The drawing shows two towers, Tower A and Tower B, with their respective floor levels and elevations. Tower B is on the left, and Tower A is on the right. The drawing includes a list of floor levels and elevations on the left side, and a list of floor levels and elevations on the right side. The drawing also includes a list of floor levels and elevations on the bottom side, and a list of floor levels and elevations on the top side.

TOWER B

- ▼ TOWER B - ROOF 137000
- ▼ TOWER B - LEVEL 31 (PENTHOUSE) 133200
- ▼ TOWER B - LEVEL 30 (SUB-PENTHOUSE) 129800
- ▼ TOWER B - LEVEL 29 126600
- ▼ TOWER B - LEVEL 28 123400
- ▼ TOWER B - LEVEL 27 120200
- ▼ TOWER B - LEVEL 26 117000
- ▼ TOWER B - LEVEL 25 113800
- ▼ TOWER B - LEVEL 24 110600
- ▼ TOWER B - LEVEL 23 107400
- ▼ TOWER B - LEVEL 22 104000
- ▼ TOWER B - LEVEL 21 100800
- ▼ TOWER B - LEVEL 20 97600
- ▼ TOWER B - LEVEL 19 94400
- ▼ TOWER B - LEVEL 18 91200
- ▼ TOWER B - LEVEL 17 88000
- ▼ TOWER B - LEVEL 16 84800
- ▼ TOWER B - LEVEL 15 81400
- ▼ TOWER B - LEVEL 14 78200
- ▼ TOWER B - LEVEL 13 75000
- ▼ TOWER B - LEVEL 12 71800
- ▼ TOWER B - LEVEL 11 68600
- ▼ TOWER B - LEVEL 10 65400
- ▼ TOWER B - LEVEL 09 62200
- ▼ TOWER B - LEVEL 08 59000
- ▼ TOWER B - LEVEL 07 55800
- ▼ TOWER B - LEVEL 06 52400
- ▼ TOWER B - LEVEL 05 49200
- ▼ LEVEL 04 46000
- ▼ LEVEL 03 42600
- ▼ LEVEL 02 39400
- ▼ LEVEL 01 36200
- ▼ GROUND 33000

TOWER A

- ▼ RL 141.10
- ▼ RL 138.80
- ▼ RL 112.50
- ▼ RL 110.80
- ▼ RL 53.50
- ▼ RL 50.30
- ▼ RL 47.30

Labels and Callouts:

- GL02, GL03, GL01, AL03, AL01 (Tower B)
- GL03, AL01, GL01, AL03, AL01, AL01 (Tower A)
- PC02, GL01, PC02, PC01 (Tower B)
- BR01, M01, GL01, AL02 (Tower A)

Streets:

- LAVENDER STREET
- RESIDENTIAL LOBBY
- A RESIDENTIAL LOBBY
- MIDDLEMISS STREET

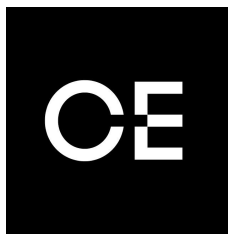
In accepting and using this document the recipient agrees that SJB Architects (NSW) Pty. Ltd. ACN 081 094 724 T/A SJB Architects, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use; to waive all claims against SJB Architects resulting from unauthorised changes; or to reuse the document on other projects without prior written consent from SJB Architects. Under no circumstances shall transfer of this document be deemed a sale. SJB Architects makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Use figured dimensions only. Do not scale drawings.

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision		By	Chk.
1	28.01.2026	FOR INFORMATION		WG	SC
2	06.02.2026	FOR APPROVAL		WG	SC
3	12.02.2026	FOR APPROVAL		WG	SC
4	03.03.2026	FOR APPROVAL		WG	SC

NOTE: MINOR CHANGES TO FORM AND CONFIGURATION MAY BE REQUIRED WHEN DRAWINGS ARE SUBSEQUENTLY PREPARED FOR CONSTRUCTION PURPOSES AFTER THE GRANT OF DEVELOPMENT CONSENT.

Client



Central Element

Projec

LAVENDER BAY
3-7 Middlemiss St
64-66 Lavender St

Drawing Name

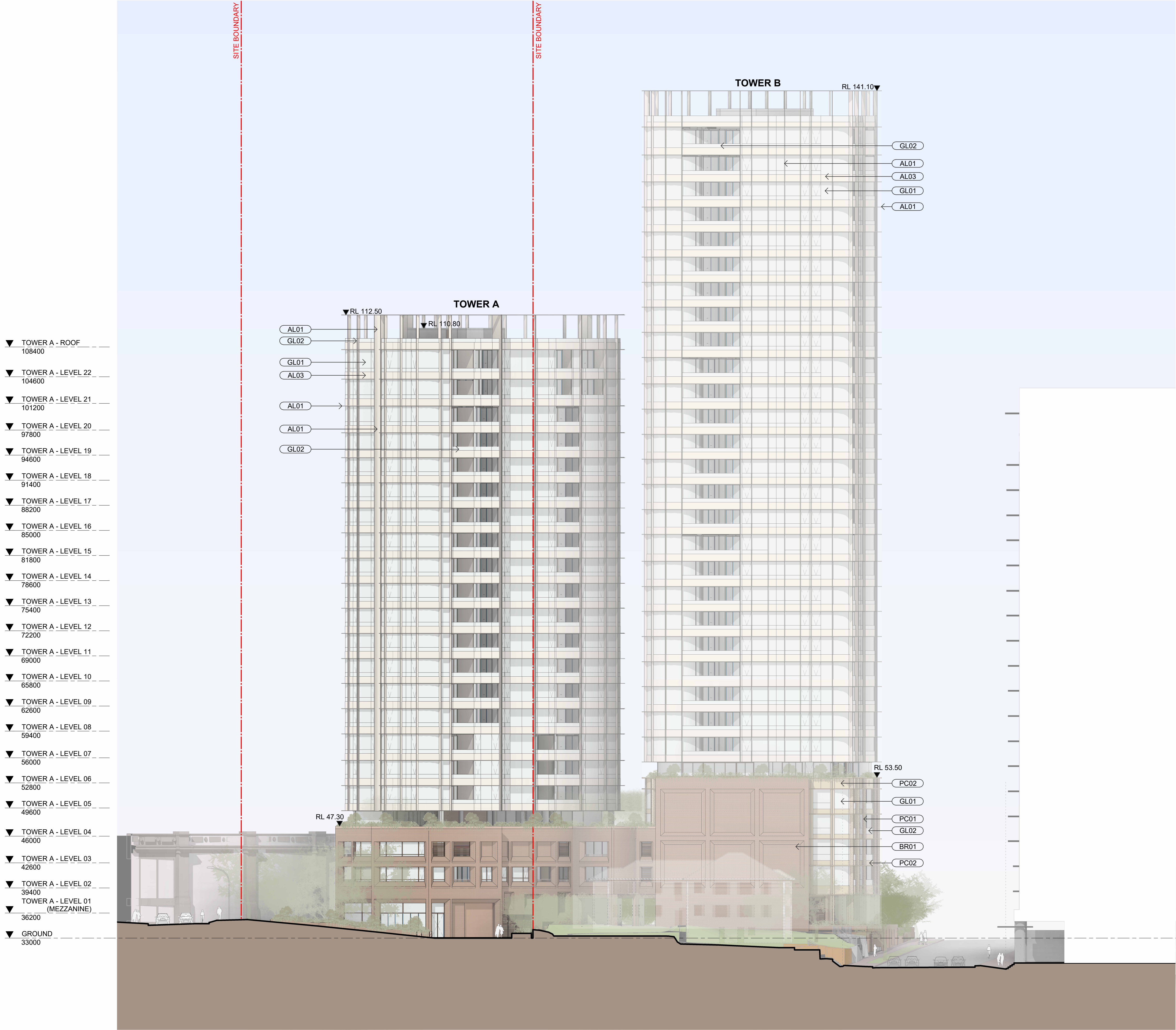
ELEVATIONS - EAST

Date	Scale	Sheet Size
03.03.2026	1 : 250	A1
Drawn	Chk.	Job No.
SC	WG	6419
Drawing No.	Revision	
DA-1403	/ 4	

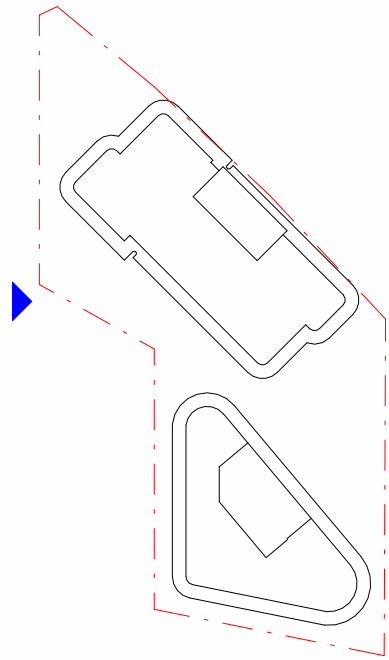
SJB Architects
Level 2, 490 Crown Street
Surry Hills NSW 2010

T 61 2 9380 991
www.sjb.com.au



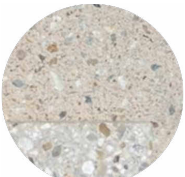


KEY PLAN



MATERIALS LEGEND

CONCRETE

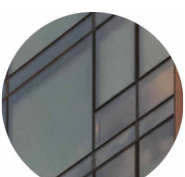


PC01
TEXTURED PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH



PC02
SMOOTH PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH

GLAZING



GL01
CLEAR VISION GLAZING

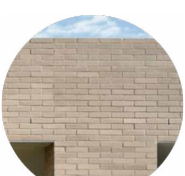


GL02
GLASS BALUSTRADE



GL03
BACKPAN SPANDREL GLAZING

BRICK



BR01
LONG FORMAT BRICK - SAND

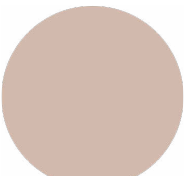
METALWORK



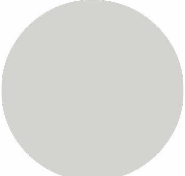
M01
METAL PALISADE BALUSTRADE -
PINK SAND



AL01
POWDERCOATED ALUMINUM FIN -
MATT LINEN YY28PA



AL02
POWDERCOATED ALUMINUM -
PINK SAND



AL03
POWDERCOATED ALUMINUM -
SURFMIST



LV01
LOUVRES/PLANT SCREEN -
POWDERCOATED ALUMINUM -
PINK SAND

NOT FOR CONSTRUCTION

In accepting and utilising this document the recipient agrees that SJB Architecture (NSW) Pty. Ltd. ACN 081 094 724 T/A SJB Architects, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against SJB Architects resulting from unauthorised changes or to reuse the document on other projects without prior written consent from SJB Architects. Under no circumstances shall transfer of this document be deemed a sale. SJB Architects makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Use figured dimensions only. Do not scale drawings.

FOR APPROVAL

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision	By	Chk.
1	28.01.2028	FOR INFORMATION	WG	SC
2	06.02.2028	FOR APPROVAL	WG	SC
3	12.02.2028	FOR APPROVAL	WG	SC
4	03.03.2028	FOR APPROVAL	WG	SC

NOTE: MINOR CHANGES TO FORM AND CONFIGURATION MAY BE REQUIRED WHEN DRAWINGS ARE SUBSEQUENTLY PREPARED FOR CONSTRUCTION PURPOSES AFTER THE GRANT OF DEVELOPMENT CONSENT.

Client



Central
Element

Project

LAVENDER BAY
3-7 Middlemiss St
64-66 Lavender St

Drawing Name

ELEVATIONS - WEST

Date

03.03.2026

Scale

1 : 250

Sheet Size

A1

Drawn

SC

Chk.

WG

Job No.

6419

Drawing No.

DA-1404

Revision

/ 4

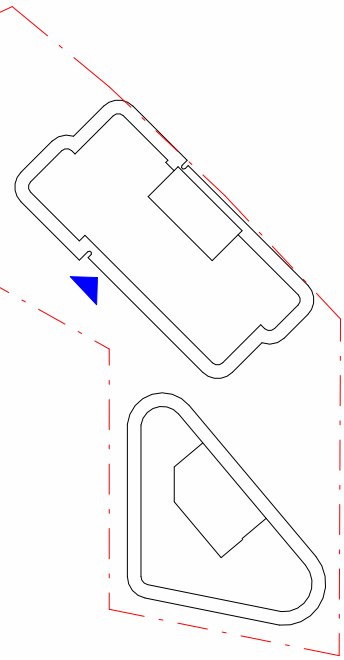
SJB Architects
Level 2, 490 Crown Street
Sunny Hills NSW 2010

T 61 2 9380 9911

www.sjb.com.au

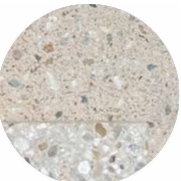


KEY PLAN



MATERIALS LEGEND

CONCRETE



PC01
TEXTURED PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH



PC02
SMOOTH PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH

GLAZING



GL01
CLEAR VISION GLAZING



GL02
GLASS BALUSTRADE



GL03
BACKPAN SPANDREL GLAZING

BRICK



BR01
LONG FORMAT BRICK - SAND

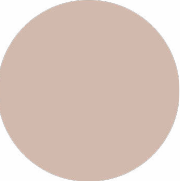
METALWORK



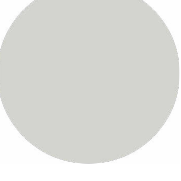
M01
METAL PALISADE BALUSTRADE -
PINK SAND



AL01
POWDERCOATED ALUMINUM FIN -
MATT LINEN YY28PA



AL02
POWDERCOATED ALUMINUM -
PINK SAND



AL03
POWDERCOATED ALUMINUM -
SURFMIST



LV01
LOUVRES/PLANT SCREEN -
POWDERCOATED ALUMINUM -
PINK SAND

NOT FOR CONSTRUCTION

- ▼ TOWER A - ROOF 108400
- ▼ TOWER A - LEVEL 22 104600
- ▼ TOWER A - LEVEL 21 101200
- ▼ TOWER A - LEVEL 20 97800
- ▼ TOWER A - LEVEL 19 94600
- ▼ TOWER A - LEVEL 18 91400
- ▼ TOWER A - LEVEL 17 88200
- ▼ TOWER A - LEVEL 16 85000
- ▼ TOWER A - LEVEL 15 81800
- ▼ TOWER A - LEVEL 14 78600
- ▼ TOWER A - LEVEL 13 75400
- ▼ TOWER A - LEVEL 12 72200
- ▼ TOWER A - LEVEL 11 69000
- ▼ TOWER A - LEVEL 10 65800
- ▼ TOWER A - LEVEL 09 62600
- ▼ TOWER A - LEVEL 08 59400
- ▼ TOWER A - LEVEL 07 56000
- ▼ TOWER A - LEVEL 06 52800
- ▼ TOWER A - LEVEL 05 49600
- ▼ TOWER A - LEVEL 04 46000
- ▼ TOWER A - LEVEL 03 42600
- ▼ TOWER A - LEVEL 02 39400
- ▼ TOWER A - LEVEL 01 (MEZZANINE) 36200
- ▼ GROUND 33000

- GL01
- AL03
- AL01
- AL01
- GL02
- BR01
- LV01
- GL01

BRIDGE NOT SHOWN

27-29 ARTHUR LANE

ARTHUR LANE

LOADING

A RESIDENTIAL LOBBY

1 MIDDLEMISS STREET

In accepting and utilising this document the recipient agrees that SJB Architecture (NSW) Pty. Ltd. ACN 081 094 724 T/A SJB Architects, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use; to waive all claims against SJB Architects resulting from unauthorised changes; or to reuse the document on other projects without prior written consent from SJB Architects. Under no circumstances shall transfer of this document be deemed a sale. SJB Architects makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Use figured dimensions only. Do not scale drawings.

FOR APPROVAL

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision	By	Chk.
1	28.01.2026	FOR INFORMATION	WG	SC
2	06.02.2026	FOR APPROVAL	WG	SC
3	12.02.2026	FOR APPROVAL	WG	SC
4	03.03.2026	FOR APPROVAL	WG	SC

NOTE: MINOR CHANGES TO FORM AND CONFIGURATION MAY BE REQUIRED WHEN DRAWINGS ARE SUBSEQUENTLY PREPARED FOR CONSTRUCTION PURPOSES AFTER THE GRANT OF DEVELOPMENT CONSENT.

Client



Central
Element

Project

LAVENDER BAY
3-7 Middlemiss St
64-66 Lavender St

Drawing No.

ELEVATIONS - SOUTH (BUILDING A)

Date Scale Sheet Size

03.03.2026 1 : 250 A1

Drawn

Chk.

Job No.

SC

WG

6419

Drawing No.

DA-1405

Revision

/ 4

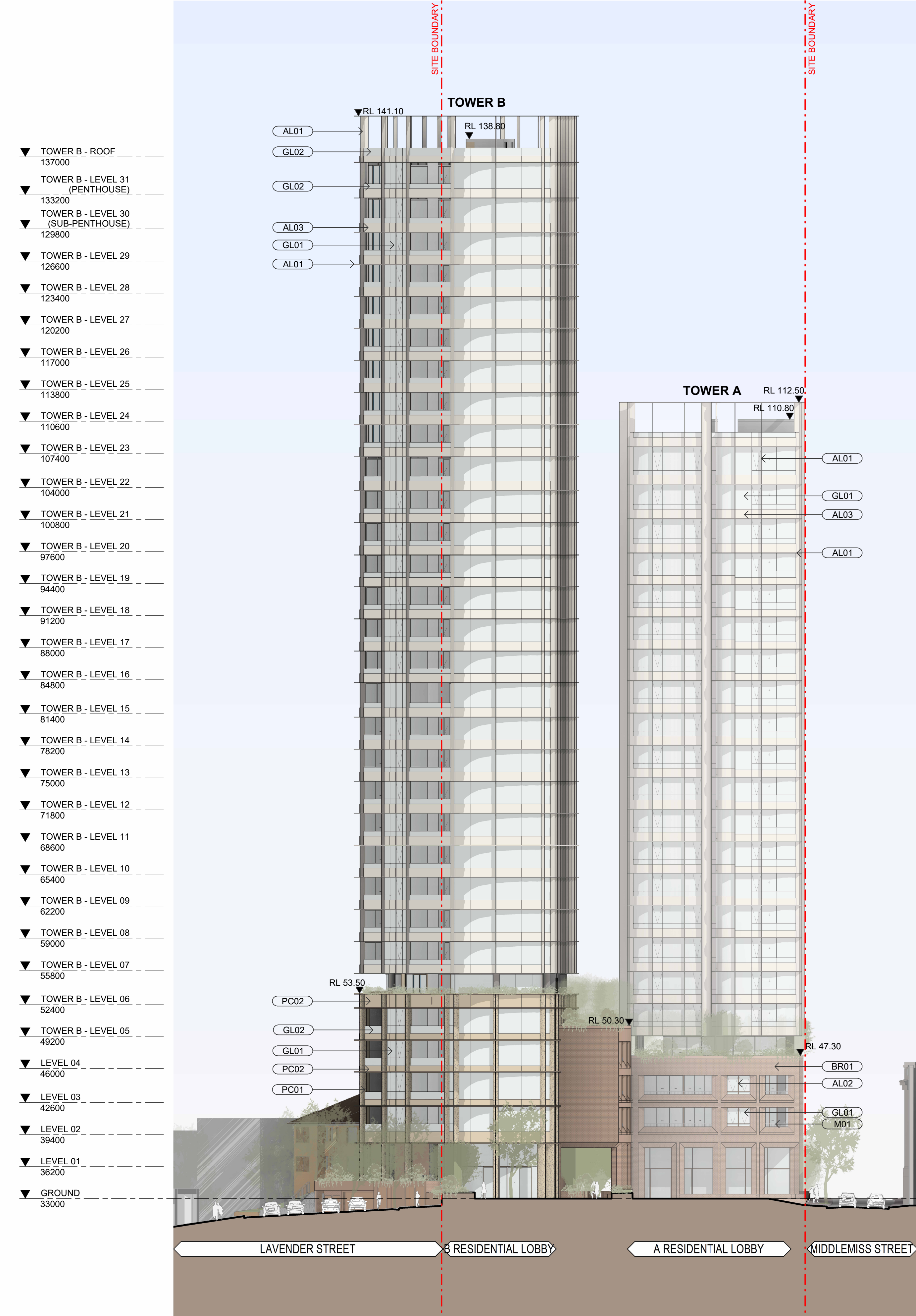
SJB Architects

Level 2, 490 Crown Street
Surry Hills NSW 2010

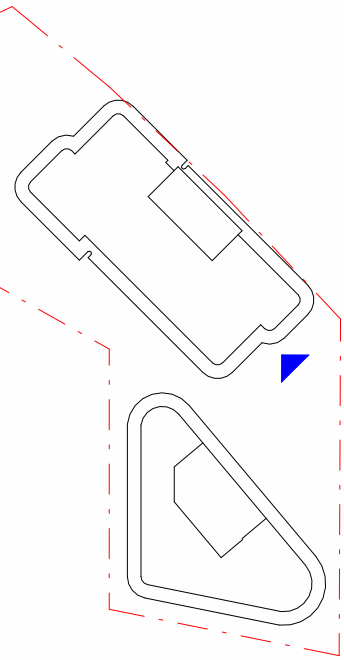
T 61 2 9380 9911

www.sjb.com.au



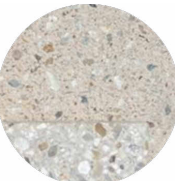


KEY PLAN



MATERIALS LEGEND

CONCRETE



PC01
TEXTURED PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH



PC02
SMOOTH PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH

GLAZING



GL01
CLEAR VISION GLAZING



GL02
GLASS BALUSTRADE



GL03
BACKPAN SPANDREL GLAZING

BRICK



BR01
LONG FORMAT BRICK - SAND

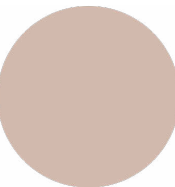
METALWORK



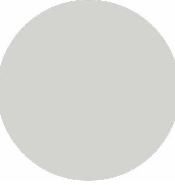
M01
METAL PALISADE BALUSTRADE -
PINK SAND



AL01
POWDERCOATED ALUMINUM FIN -
MATT LINEN YY28PA



AL02
POWDERCOATED ALUMINUM -
PINK SAND



AL03
POWDERCOATED ALUMINUM -
SURFMIST



LV01
LOUVRES/PLANT SCREEN -
POWDERCOATED ALUMINUM -
PINK SAND

NOT FOR CONSTRUCTION

In accepting and utilising this document the recipient agrees that SJB Architecture (NSW) Pty. Ltd. ACN 081 094 724 T/A SJB Architects, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use; to waive all claims against SJB Architects resulting from unauthorised changes; or to reuse the document on other projects without prior written consent from SJB Architects. Under no circumstances shall transfer of this document be deemed a sale. SJB Architects makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Use figured dimensions only. Do not scale drawings.

FOR APPROVAL

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision	By	Chk.
1	28.01.2026	FOR INFORMATION	WG	SC
2	06.02.2026	FOR APPROVAL	WG	SC
3	12.02.2026	FOR APPROVAL	WG	SC
4	03.03.2026	FOR APPROVAL	WG	SC

NOTE: MINOR CHANGES TO FORM AND CONFIGURATION MAY BE REQUIRED WHEN DRAWINGS ARE SUBSEQUENTLY PREPARED FOR CONSTRUCTION PURPOSES AFTER THE GRANT OF DEVELOPMENT CONSENT.

Client



Central
Element

Project

LAVENDER BAY
3-7 Middlemiss St
64-66 Lavender St

Drawing Name

ELEVATIONS - EAST (BUILDING A)

Date

03.03.2026

Scale

1 : 250

Sheet Size

A1

Drawn

SC

Chk.

WG

Job No.

6419

Drawing No.

DA-1406

Revision

/ 4

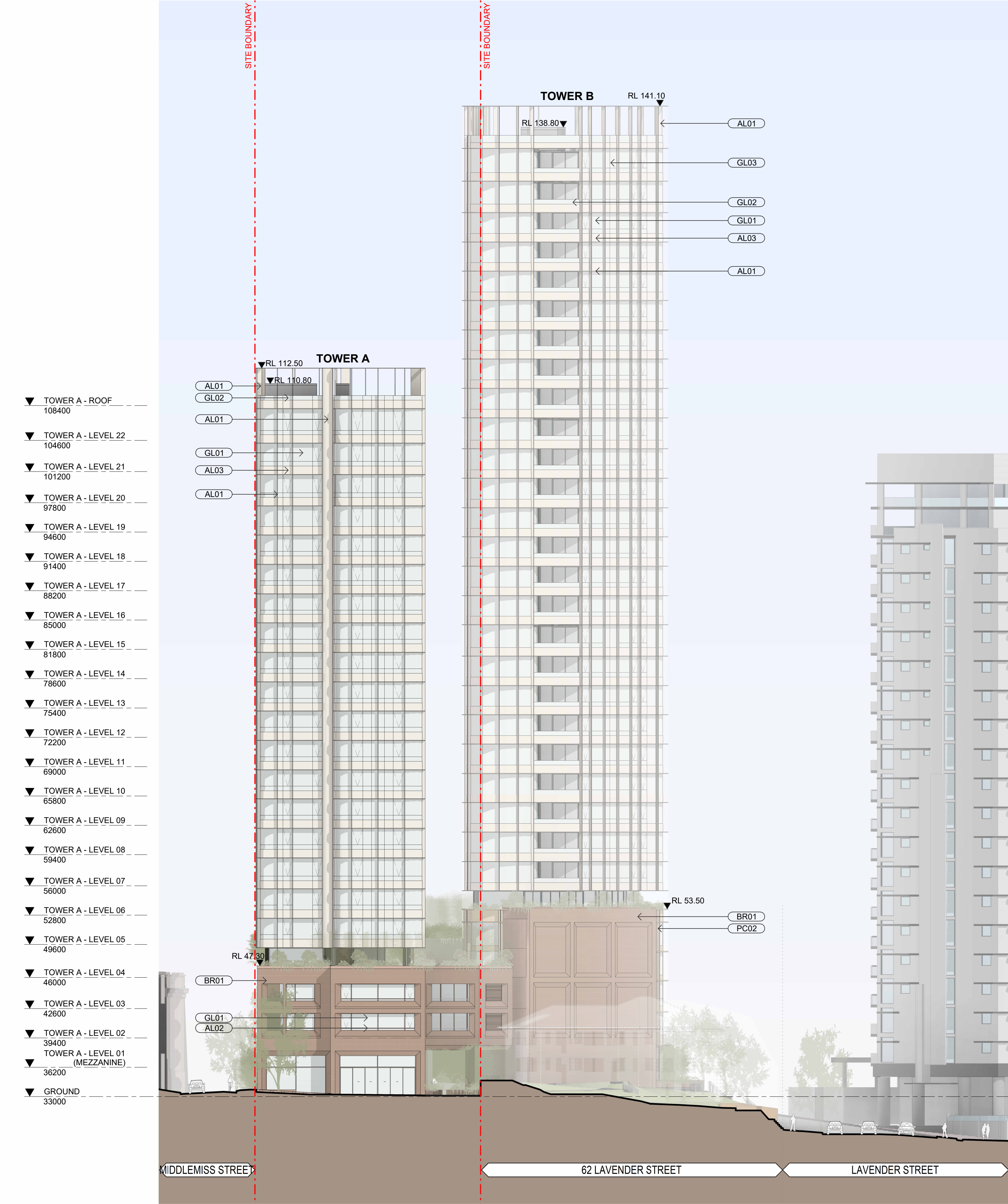
SJB Architects

Level 2, 490 Crown Street
Surry Hills NSW 2010

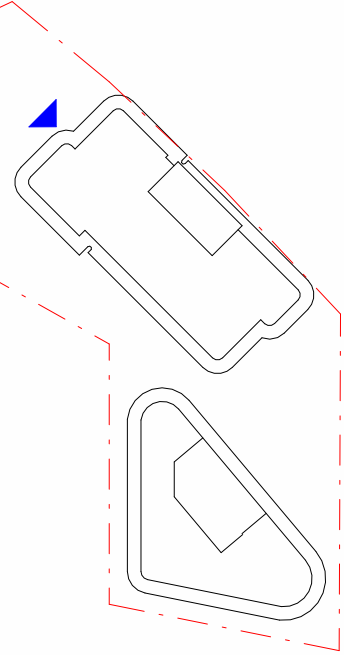
T 61 2 9380 9911

www.sjb.com.au



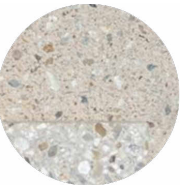


KEY PLAN



MATERIALS LEGEND

CONCRETE



PC01
TEXTURED PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH



PC02
SMOOTH PRECAST CONCRETE
(VISIBLE AGGREGATES) -
WARM FINISH

GLAZING



GL01
CLEAR VISION GLAZING



GL02
GLASS BALUSTRADE



GL03
BACKPAN SPANDREL GLAZING

BRICK



BR01
LONG FORMAT BRICK - SAND

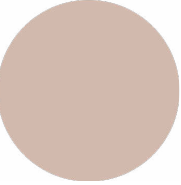
METALWORK



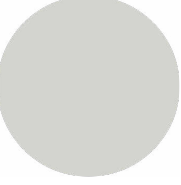
M01
METAL PALISADE BALUSTRADE -
PINK SAND



AL01
POWDERCOATED ALUMINUM FIN -
MATT LINEN YY28PA



AL02
POWDERCOATED ALUMINUM -
PINK SAND



AL03
POWDERCOATED ALUMINUM -
SURFMIST



LV01
LOUVRES/PLANT SCREEN -
POWDERCOATED ALUMINUM -
PINK SAND

NOT FOR CONSTRUCTION

In accepting and utilising this document the recipient agrees that SJB Architecture (NSW) Pty Ltd, ACN 081 094 724 T/A SJB Architects, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use; to waive all claims against SJB Architects resulting from unauthorised changes or to reuse the document on other projects without prior written consent from SJB Architects. Under no circumstances shall transfer of this document be deemed a sale. SJB Architects makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Use figured dimensions only. Do not scale drawings.

FOR APPROVAL

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision	By	Chk.
1	28.01.2026	FOR INFORMATION	WG	SC
2	06.02.2026	FOR APPROVAL	WG	SC
3	12.02.2026	FOR APPROVAL	WG	SC
4	03.03.2026	FOR APPROVAL	WG	SC

NOTE: MINOR CHANGES TO FORM AND CONFIGURATION MAY BE REQUIRED WHEN DRAWINGS ARE SUBSEQUENTLY PREPARED FOR CONSTRUCTION PURPOSES AFTER THE GRANT OF DEVELOPMENT CONSENT.

Client



Central
Element

Project

LAVENDER BAY
3-7 Middlemiss St
64-66 Lavender St

Drawing Name

ELEVATIONS - WEST (BUILDING A)

Date

03.03.2026

Scale

1 : 250

Sheet Size

A1

Drawn

SC

Chk.

WG

Job No.

6419

Drawing No.

DA-1407

Revision

/ 4

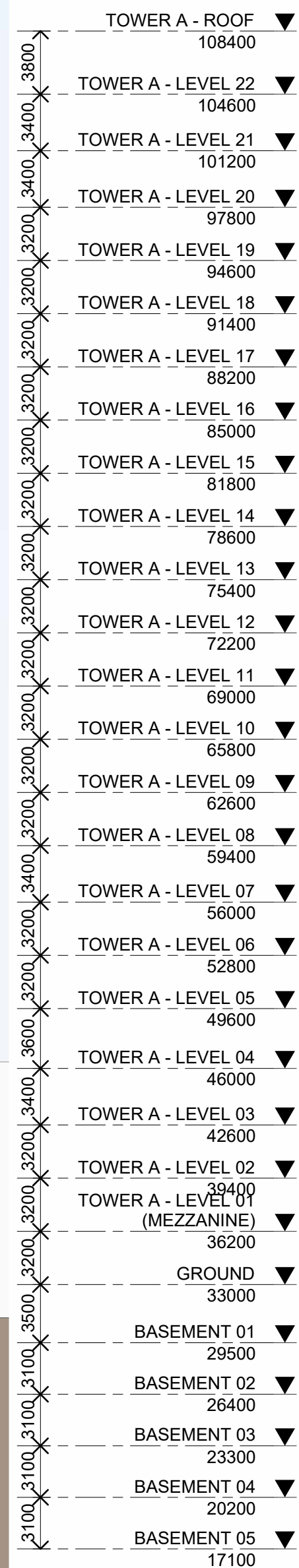
SJB Architects

Level 2, 490 Crown Street
Sunny Hills NSW 2010

T 61 2 9380 9911

www.sjb.com.au





NOT FOR CONSTRUCTION

FOR APPROVAL

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Clien



Project

Drawing Name

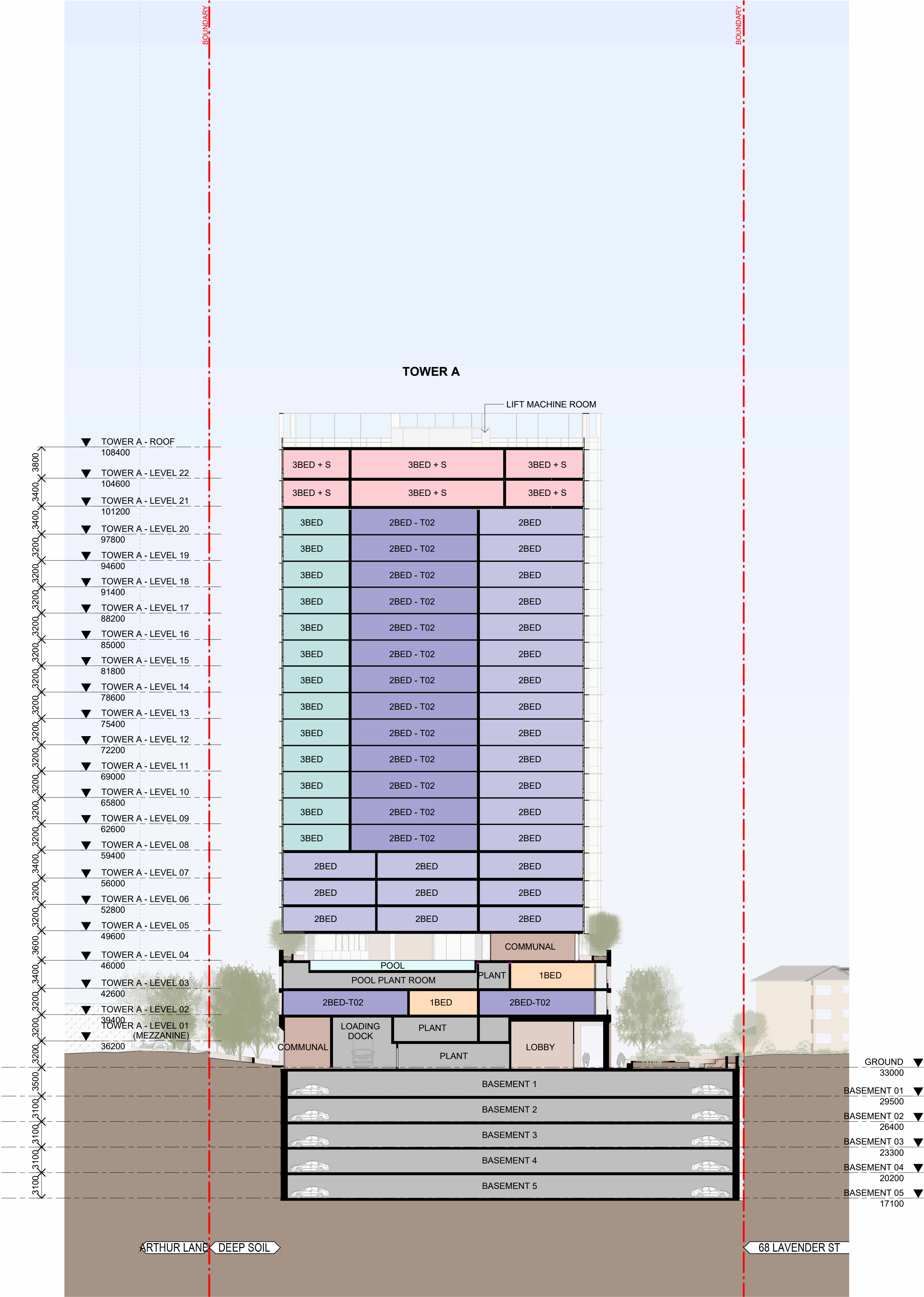
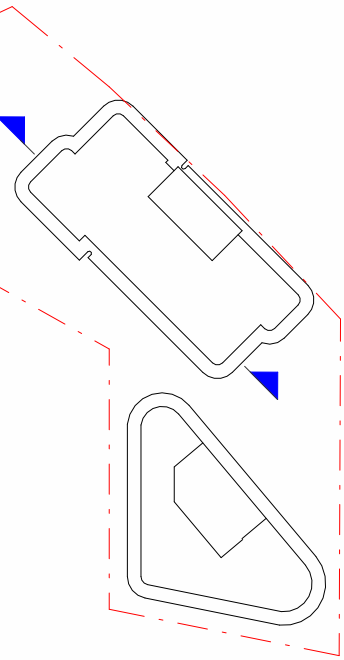
BUILDING SECTION A

Drawing No.	Revision
DA-1501	/ 3

T 61 2 9380 991
www.sjb.com.au



KEY PLAN



LEGEND	
[Red dashed line]	SITE BOUNDARY
[Blue dashed line]	SETBACKS
[Light blue hatched]	HERITAGE CONSERVATION ZONE
[Light orange hatched]	HERITAGE ITEM
[Orange box]	1 BED
[Orange box with +]	1 BED + ST
[Purple box]	2 BED
[Purple box with +]	2 BED + ST
[Teal box]	3 BED
[Teal box with +]	3 BED + ST
[Pink box]	3 BED + ST
[Brown box]	LOBBY / COMMON
[Light grey box]	BALCONY
[Dark grey box]	CAR PARK
[Dark grey box]	SERVICES
[Dark green box]	DEEP SOIL

NOT FOR CONSTRUCTION

In accepting and utilising this document the recipient agrees that SJB Architecture (NSW) Pty. Ltd. ACN 081 094 724 T/A SJB Architects, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use, to waive all claims against SJB Architects resulting from unauthorised changes or to reuse the document on other projects without prior written consent from SJB Architects. Under no circumstances shall transfer of this document be deemed a sale. SJB Architects makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Use figured dimensions only. Do not scale drawings.

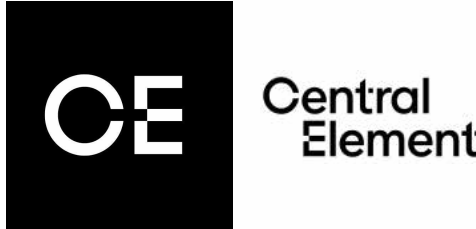
FOR APPROVAL

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision	By	Chk.
1	06.02.2026	FOR APPROVAL	WG	SC
2	12.02.2026	FOR APPROVAL	WG	SC
3	03.03.2026	FOR APPROVAL	WG	SC

NOTE: MINOR CHANGES TO FORM AND CONFIGURATION MAY BE REQUIRED WHEN DRAWINGS ARE SUBSEQUENTLY PREPARED FOR CONSTRUCTION PURPOSES AFTER THE GRANT OF DEVELOPMENT CONSENT.

Client



Project

LAVENDER BAY
3-7 Middlemiss St
64-66 Lavender St

Drawing Name

BUILDING SECTION B

Date

03.03.2026 1 : 300

Sheet Size

A1

Drawn

SC

Chk.

WG

Job No.

6419

Drawing No.

DA-1502

Revision

/ 3

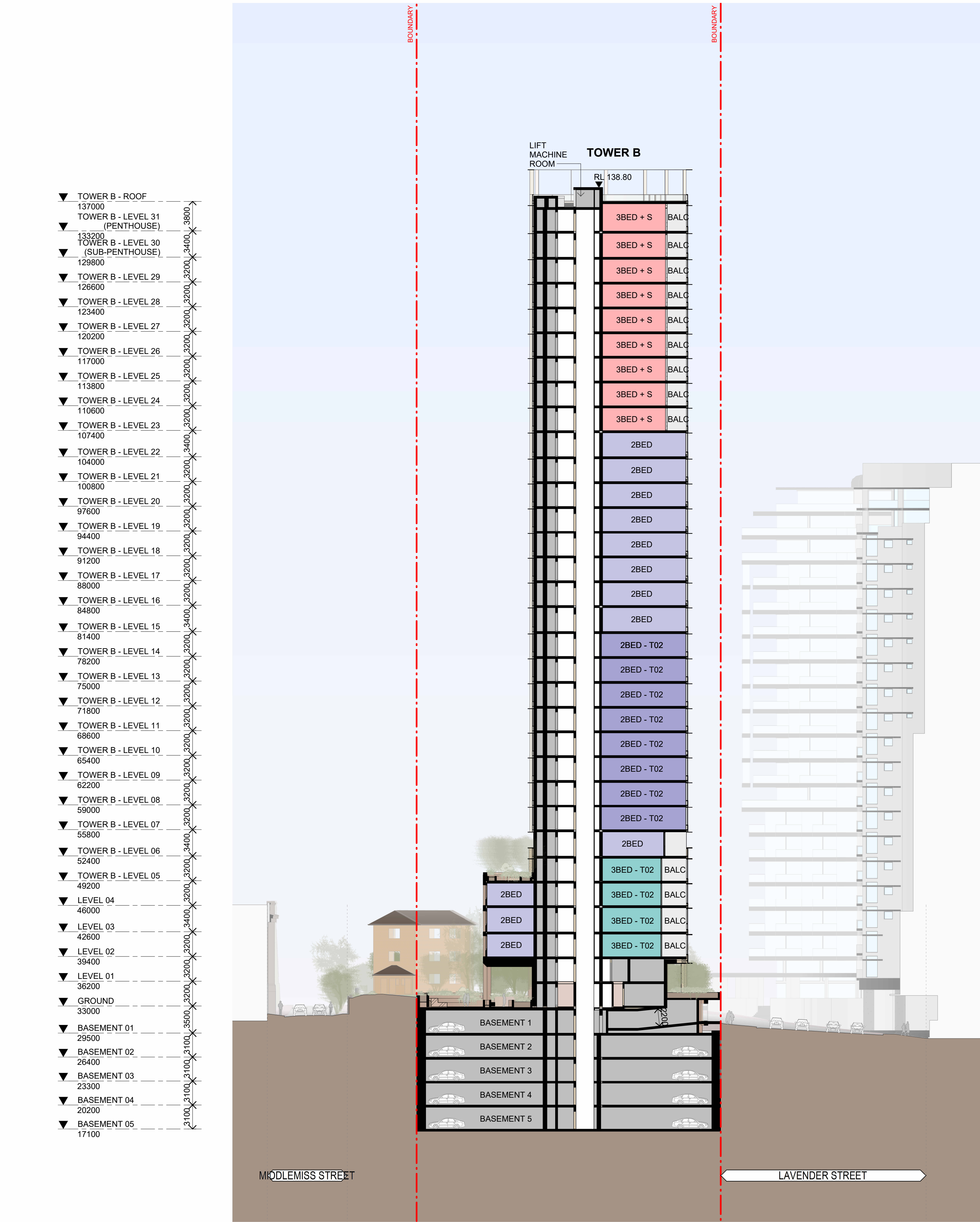
SJB Architects

Level 2, 490 Crown Street
Surry Hills NSW 2010

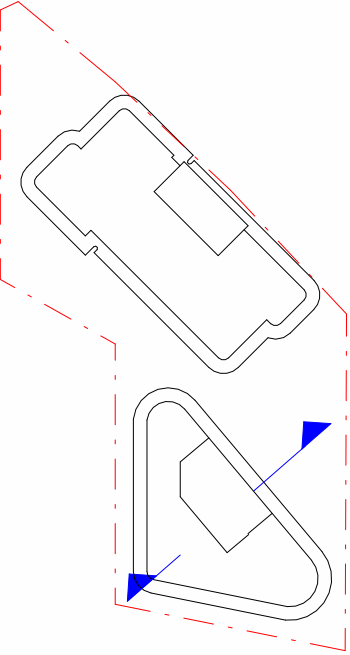
T 61 2 9380 9911

www.sjb.com.au





KEY PLAN



LEGEND

- SITE BOUNDARY
- SETBACKS
- HERITAGE CONSERVATION ZONE
- HERITAGE ITEM
- 1 BED
- 1 BED + ST
- 2 BED
- 2 BED + ST
- 3 BED
- 3 BED + ST
- 3 BED + ST
- LOBBY / COMMON
- BALCONY
- CAR PARK
- SERVICES
- DEEP SOIL

NOT FOR CONSTRUCTION

In accepting and utilising this document the recipient agrees that SJB Architecture (NSW) Pty. Ltd. ACN 081 094 724 T/A SJB Architects, retain all common law, statutory law and other rights including copyright and intellectual property rights. The recipient agrees not to use this document for any purpose other than its intended use; to waive all claims against SJB Architects resulting from unauthorised changes; or to reuse the document on other projects without prior written consent from SJB Architects. Under no circumstances shall transfer of this document be deemed a sale. SJB Architects makes no warranties of fitness for any purpose. The Builder/Contractor shall verify job dimensions prior to any work commencing. Use figured dimensions only. Do not scale drawings.

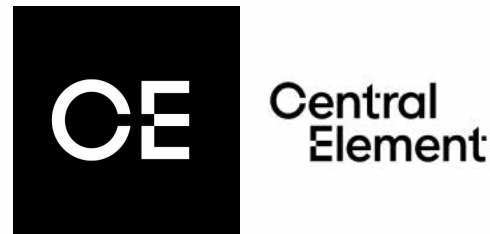
FOR APPROVAL

Nominated Architects: Adam Haddow-7188 | John Pradel-7004

Rev	Date	Revision	By	Chk.
1	06.02.2026	FOR APPROVAL	WG	SC
2	12.02.2026	FOR APPROVAL	WG	SC
3	03.03.2026	FOR APPROVAL	WG	SC

NOTE: MINOR CHANGES TO FORM AND CONFIGURATION MAY BE REQUIRED WHEN DRAWINGS ARE SUBSEQUENTLY PREPARED FOR CONSTRUCTION PURPOSES AFTER THE GRANT OF DEVELOPMENT CONSENT.

Client



Project

LAVENDER BAY
3-7 Middlemiss St
64-66 Lavender St

Drawing Name

BUILDING SECTION C

Date

03.03.2026

Scale

1 : 300

Sheet Size

A1

Drawn

SC

Chk.

WG

Job No.

6419

Drawing No.

DA-1503

Revision

/ 3

SJB Architects

Level 2, 490 Crown Street
Surry Hills NSW 2010

T 61 2 9380 9911

www.sjb.com.au

