

ONE SYDNEY HARBOUR

BARANGAROO SOUTH



STAGE 1B - Building R4B

SECTION 4.55

ARCHITECTURAL DRAWINGS

BR4B	_ASD_	PA2_	0000	TITLE SHEET AND DRAWING LIST
BR4B	_ASD_	PA2_	1002	SETOUT PLAN BASEMENT LEVEL B3
BR4B	_ASD_	PA2_	1004	SETOUT PLAN BASEMENT LEVEL B1
BR4B	_ASD_	PA1_	2000	PLAN GROUND FLOOR LEVEL 00
BR4B	_ASD_	PA2_	3059	PLAN UPPER PLATE LEVEL 59
BR4B	_ASD_	PA2_	9000	GFA CALCULATION



KEY PLAN



LEGEND

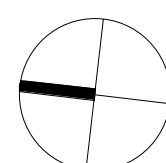
- VOID
- CONCRETE IN-SITU STRUCTURAL WALL
- CARS
- KWH BICYCLE STORE
- RESIDENTIAL STORAGE (FITOUT AND USE)
- RETAIL STORAGE (FITOUT AND USE)
- EXTENT OF SHARED BASEMENT FACILITIES
- EXTENT OF RESIDENTIAL TOWER FACILITIES (FITOUT AND USE)
- PERIMETER RETAINING WALL COVERED UNDER SSD5897

NOTES
BASEMENT CONSTRUCTION UNDER
SEPARATE DEVELOPMENT
APPLICATION SSD 6960

AMENDMENTS ON THIS DRAWING
RELATE TO THE KEY AND COLOURING.

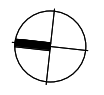
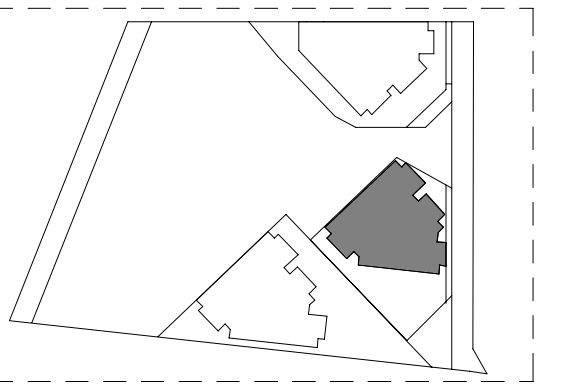
CLOUDING REFLECTS CHANGES
WHICH IMPACTS R4B

1. REALLOCATION OF ONE CAR
PARKING SPACE FROM BUILDING R4A
TO BUILDING R4B





KEY PLAN



LEGEND

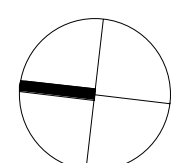
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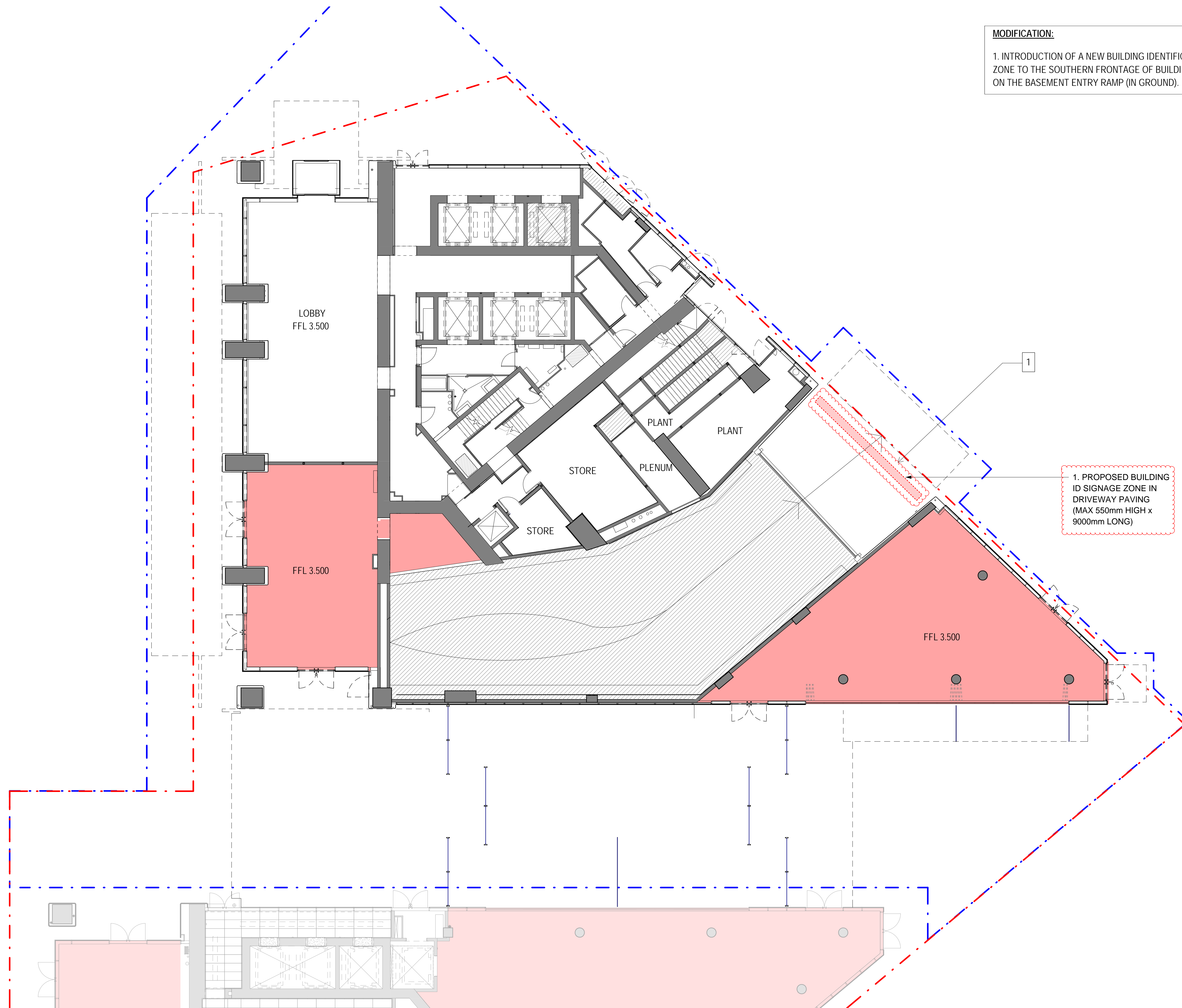
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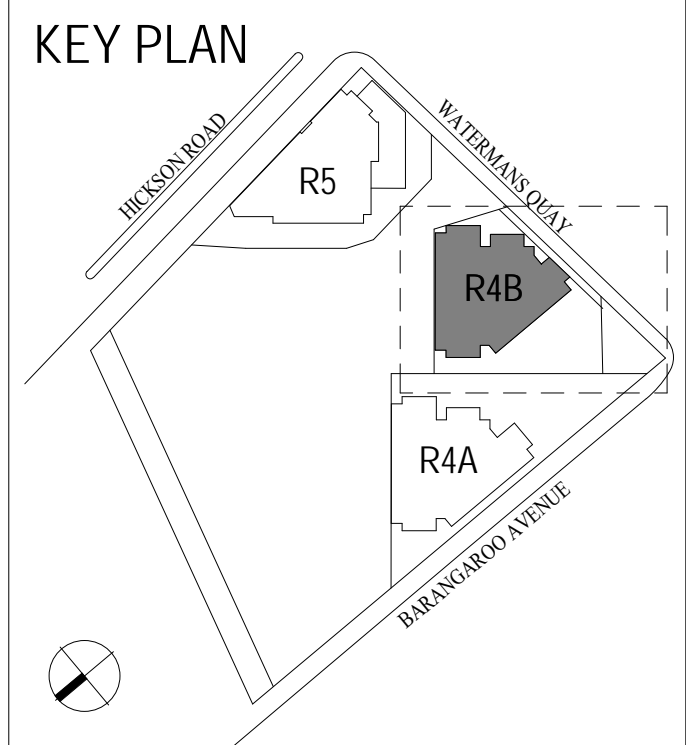
1. RECONFIGURATION OF THE
SERVICE BAY DESIGN ON BASEMENT
LEVEL B1, RESULTING IN THE
DELETION OF ONE CAR PARKING
SPACE AND ONE STORAGE CAGE.





MODIFICATION:

1. INTRODUCTION OF A NEW BUILDING IDENTIFICATION SIGNAGE ZONE TO THE SOUTHERN FRONTAGE OF BUILDING R4B, LOCATED ON THE BASEMENT ENTRY RAMP (IN GROUND).



- LEGEND**
- ELEMENTS COVERED BY SEPARATE DEVELOPMENT APPLICATION
 - 1-BEDROOM
 - 2-BEDROOM
 - 3-BEDROOM
 - 4-BEDROOM
 - 5-BEDROOM
 - PENTHOUSE
 - SKYHOME
 - BALCONY
 - WINTERGARDEN
 - RETAIL
 - TERRACE
 - BUILDING ENVELOPE BOUNDARY
 - DEVELOPMENT APPLICATION BOUNDARY
 - LINE OF BUILDING OVER

NOTES

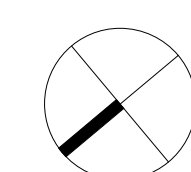
SLIDING DOORS TO BALCONIES AND WINTERGARDENS TO HAVE MINIMUM 45% OPENING AREA.

GROUND FLOOR FACADE INDICATIVE ONLY. REFER TO GROUND FLOOR FACADE TYPOLOGY DRAWINGS IN DESIGN STATEMENT.

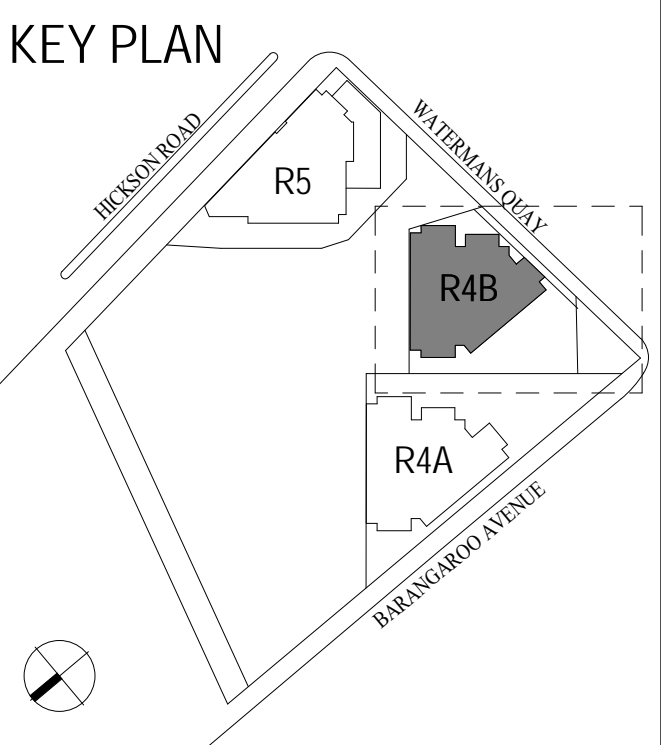
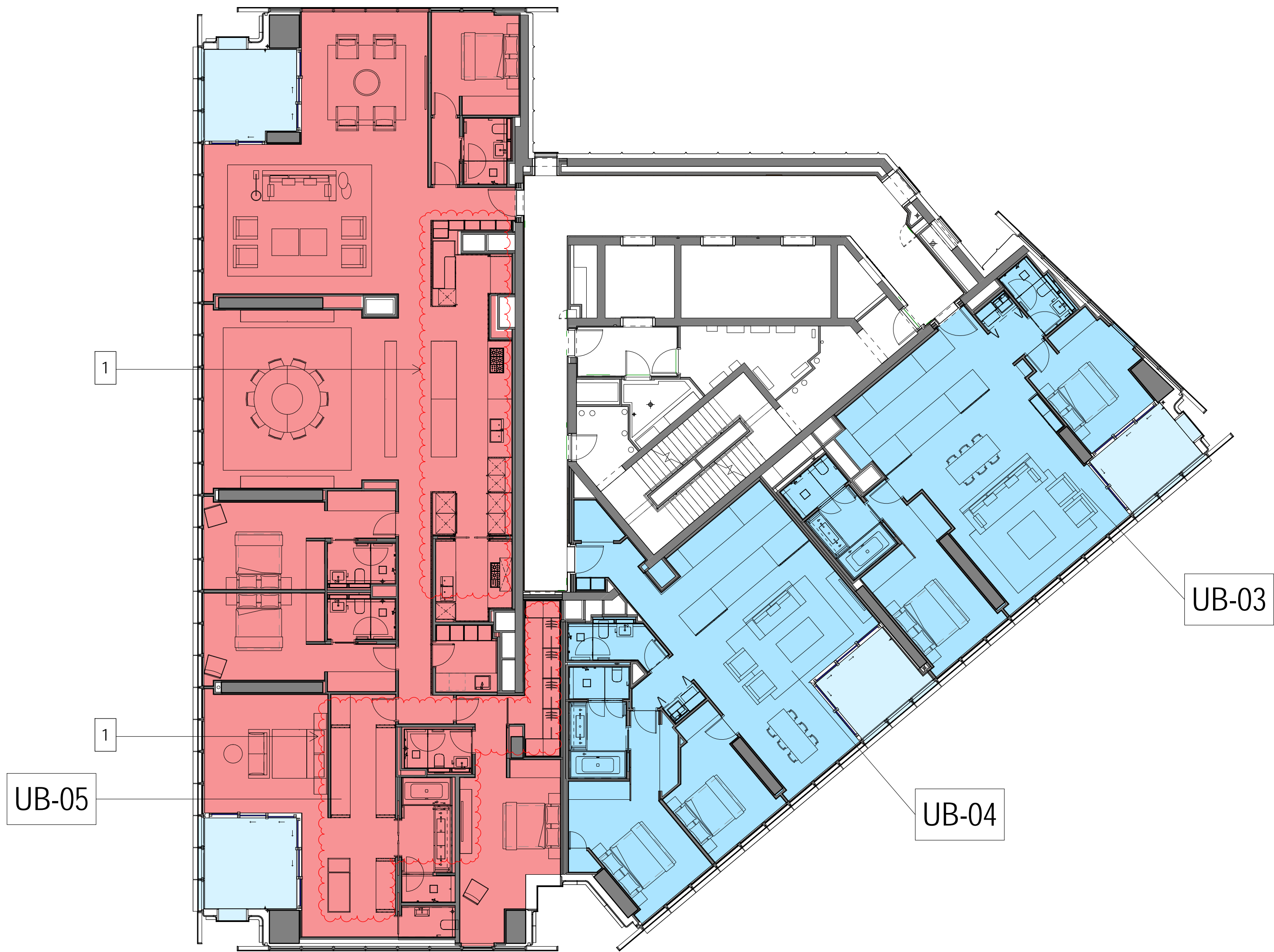
REFER TO LANDSCAPE DRAWINGS FOR DETAILS OF EXTERNAL LANDSCAPING.

SERVICES LAYOUTS IN PLANT ROOMS SUBJECT TO DETAIL DESIGN.

LEVEL	RL
Ground Floor	3.500



MODIFICATION:
1. INTERNAL LAYOUT CHANGED, NO GFA CHANGE.

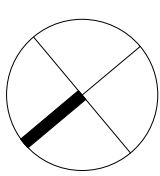


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NOTES

SLIDING DOORS TO BALCONIES AND WINTERGARDENS TO HAVE MINIMUM 45% OPENING AREA.

LEVEL	RL
R4B L59	205.165



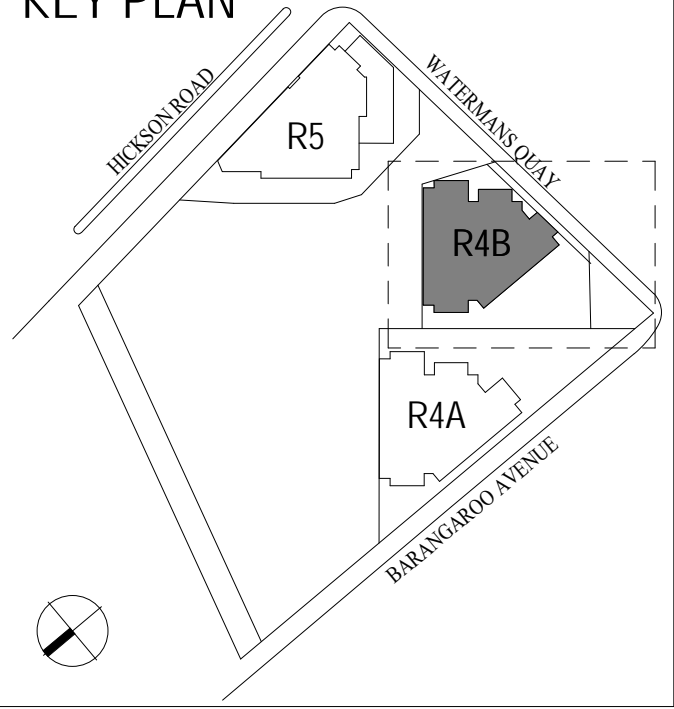
R4B DA AREA SCHEDULE

LEVEL	RESIDENTIAL GFA (EXC WINTERGARDENS) m2	TOTAL BALCONY OR WINTERGARDEN AREA m2	WINTERGARDEN GFA OVER 15% of UNITS GFA m2	TOTAL RESIDENTIAL GFA m2	RETAIL GFA m2	R4B TOTAL GFA m2
Fringe Height Roof Level						
Level 65	587.8	154.2	0.0	587.8		
Level 64	717.0	0.0	0.0	717.0		
Level 63	695.9	35.3	0.0	695.9		
Level 62	695.9	35.3	0.0	695.9		
Level 61	695.9	35.3	0.0	695.9		
Level 60	695.9	35.3	0.0	695.9		
Level 59	695.7	35.3	0.0	695.7		
Level 58	695.9	35.3	0.0	695.9		
Level 57	695.9	35.3	0.0	695.9		
Level 56	695.9	35.3	0.0	695.9		
Level 55	695.9	35.3	0.0	695.9		
Level 54	695.9	35.3	0.0	695.9		
Level 53	695.9	35.3	0.0	695.9		
Level 52	695.9	35.3	0.0	695.9		
Level 51	695.9	35.3	0.0	695.9		
Level 50	695.9	35.3	0.0	695.9		
Level 49	695.9	35.3	0.0	695.9		
Level 48	695.9	35.3	0.0	695.9		
Level 47	0.0	0.0	0.0	0.0		
Level 46	687.8	50.0	0.0	687.8		
Level 45	687.8	50.0	0.0	687.8		
Level 44	687.8	50.0	0.0	687.8		
Level 43	687.8	50.0	0.0	687.8		
Level 42	687.8	50.0	0.0	687.8		
Level 41	687.8	50.0	0.0	687.8		
Level 40	687.8	50.0	0.0	687.8		
Level 39	687.8	50.0	0.0	687.8		
Level 38	687.8	50.0	0.0	687.8		
Level 37	687.8	50.0	0.0	687.8		
Level 36	687.8	50.0	0.0	687.8		
Level 35	687.8	50.0	0.0	687.8		
Level 34	687.8	50.0	0.0	687.8		
Level 33	687.8	50.0	0.0	687.8		
Level 32	669.8	59.2	0.0	669.8		
Level 31	669.8	59.2	0.0	669.8		
Level 30	669.8	59.2	0.0	669.8		
Level 29	669.8	59.2	0.0	669.8		
Level 28	669.8	59.2	0.0	669.8		
Level 27	669.8	59.2	0.0	669.8		
Level 26	669.8	59.2	0.0	669.8		
Level 25	669.8	59.2	0.0	669.8		
Level 24	669.8	59.2	0.0	669.8		
Level 23	669.8	59.2	0.0	669.8		
Level 22	669.8	59.2	0.0	669.8		
Level 21	669.8	59.2	0.0	669.8		
Level 20	0	0.0	0.0	0.0		
Level 19	669.8	59.2	0.0	669.8		
Level 18	669.8	59.2	0.0	669.8		
Level 17	669.8	59.2	0.0	669.8		
Level 16	669.8	59.2	0.0	669.8		
Level 15	669.8	59.2	0.0	669.8		
Level 14	669.8	59.2	0.0	669.8		
Level 13	669.8	59.2	0.0	669.8		
Level 12	669.8	59.2	0.0	669.8		
Level 11	669.8	59.2	0.0	669.8		
Level 10	669.8	59.2	0.0	669.8		
Level 9	669.8	59.2	0.0	669.8		
Level 8	669.8	59.2	0.0	669.8		
Level 7	669.8	59.2	0.0	669.8		
Level 6	669.8	59.2	0.0	669.8		
Level 5	669.8	59.2	0.0	669.8		
Level 4	669.8	59.2	0.0	669.8		
Level 3	669.8	59.2	0.0	669.8		
Level 2	669.8	59.2	0.0	669.8		
Level 1	669.8	59.2	0.0	669.8		
Podium 2	543.9			543.9		
Podium 1	505.5			505.5		
Ground Floor	370.7				309.0	
Basement 1	0.0			0.0		
Basement 0	0.0			0.0		
TOTAL (m2)	44,252	3,252	0	44,252	309	44,561

NOTE:

GFA HAS NOT CHANGED, ONLY REPOSITIONED WITHIN APARTMENT

KEY PLAN



R4B DA UNIT TYPE GFA

APARTMENT TYPE	BED Numbers	AREA m²	BALCONY m²	WINTERGARDEN m²	WINTERGARDEN GFA 15% of UNIT GFA	WINTERGARDEN GFA OVER 15% of UNIT GFA	QUANTITY OF APARTMENTS	TOTAL RESI GFA m²
LEVELS 1 - 19				Number of Levels = 19				
LB-01	3 Bed	156.0		10.4	23.4	0.0	19	2963.1
LB-02	1 Bed	72.9		9.3	10.9	0.0	19	1385.3
LB-03	1 Bed	71.5		9.3	10.7	0.0	19	1357.6
LB-04	2 Bed	120.7		10.4	18.1	0.0	19	2293.3
LB-05	2 Bed	100.1		10.4	15.0	0.0	19	1902.3
LB-06	1 Bed	70.8		9.4	10.6	0.0	19	1345.4
LEVEL 20 - Plant Room								
LEVELS 21 - 32				Number of Levels = 12				
LB-01	3 Bed	156.0		10.4	23.4	0.0	12	1871.4
LB-02	1 Bed	72.9		9.3	10.9	0.0	12	874.9
LB-03	1 Bed	71.5		9.3	10.7	0.0	12	857.4
LB-04	2 Bed	120.7		10.4	18.1	0.0	12	1448.4
LB-05	2 Bed	100.1		10.4	15.0	0.0	12	1201.4
LB-06	1 Bed	70.8		9.4	10.6	0.0	12	849.7
LEVELS 33 - 46				Number of Levels = 14				
MB-01	3 Bed	198.6		10.4	29.8	0.0	14	2780.1
MB-02	2 Bed	114.8		9.5	17.2	0.0	14	1607.3
MB-03	2 Bed	122.0		10.4	18.3	0.0	14	1708.1
MB-04	2 Bed	102.9		10.4	15.4	0.0	14	1440.2
MB-05	1 Bed	72.5		9.4	10.9	0.0	14	1014.4
LEVEL 47 - Plant Room								
LEVELS 48 - 58 / 60 - 63				Number of Levels = 15				
UB-01	3 Bed	195.90		13.05	29.39	0.00	15	2938.50
UB-02	3 Bed	191.02		12.64	28.65	0.00	15	2865.30
UB-03	2 Bed	115.06		9.58	17.26	0.00	15	1725.90
UB-04	2 Bed	125.50		9.73	18.83	0.00	15	1882.50
LEVELS 59				Number of Levels = 1				
UB-05	5 Bed	386.69		25.69	58.00	0.00	1	386.69
UB-03	2 Bed	115.06		9.58	17.26	0.00	1	115.06
UB-04	2 Bed	125.50		9.73	18.83	0.00	1	125.50
LEVELS 64 - 65 (Penthouse & Skyhome)				1				
PH_L64-65	4 Bed	657.8		95.2	98.7	0.0	1	657.8
SH_L64-65	4 Bed	591.9		59.0	88.8	0.0	1	591.9
				Total Penthouse & Skyhome GFA				
				1249.8				

