

VICTORIA CROSS

INTERGATED STATION DEVELOPMENT

DESIGN REVIEW PANEL PRESENTATION
MILLER STREET ARTICULATION ZONE
FEBRUARY 18TH 2020



DPIE QUERY: MILLER STREET ARTICULATION ZONE...

DPIE Query

The design of the tower within the articulation zone and how specific design criteria in the approved Design Guidelines have been addressed

Design Guidelines, Clause 5.3, Part 3:

The building form within the 'articulation zone' of the Miller Street frontage of the building envelope (as illustrated in Figure 5) may utilise some (not all) of the nominated zone. The future built form within this articulation zone is to achieve design excellence ...

Victoria Cross DRP

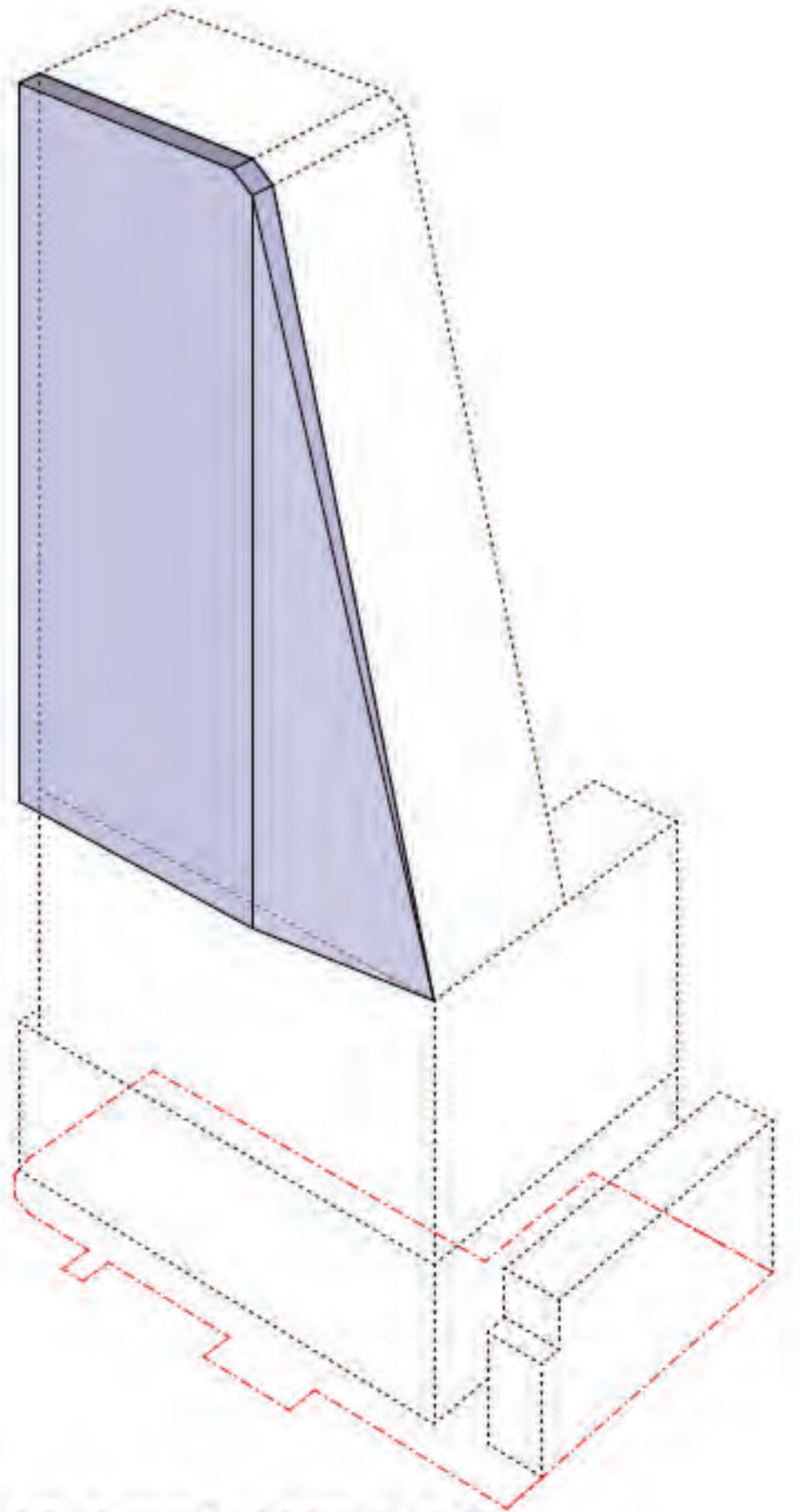
The Panel endorsed that the design achieves design excellence appropriate for a Detailed DA submission (15/10/2019).

INTRODUCTION

Approved Envelope

/28,950 m³ envelope in Miller Street articulation zone

The approved envelope contains an articulation zone of 28,950 cubic metres.



INTRODUCTION

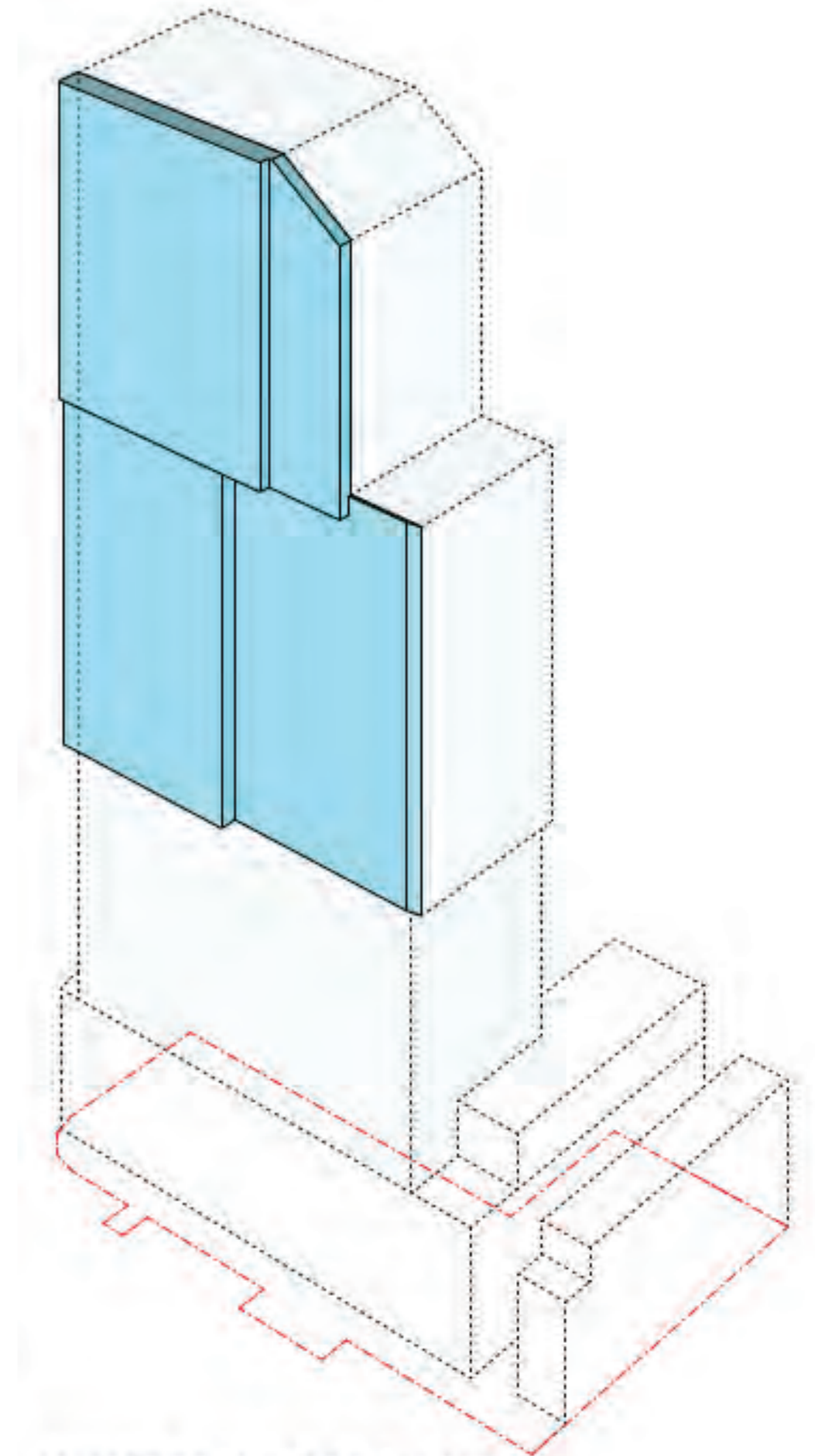
Modified Envelope

/ 19,385 m³ envelope in miller street articulation zone

*/ 9,565 m³ **reduction** between approved and modified articulation zone*

The modified envelope, proposed by Lendlease reduces the articulation zone by 9,565 cubic metres to 19,385 cubic metres.

The modified envelope articulation zone is not only smaller than the approved articulation zone, but is also wholly contained within it.



INTRODUCTION

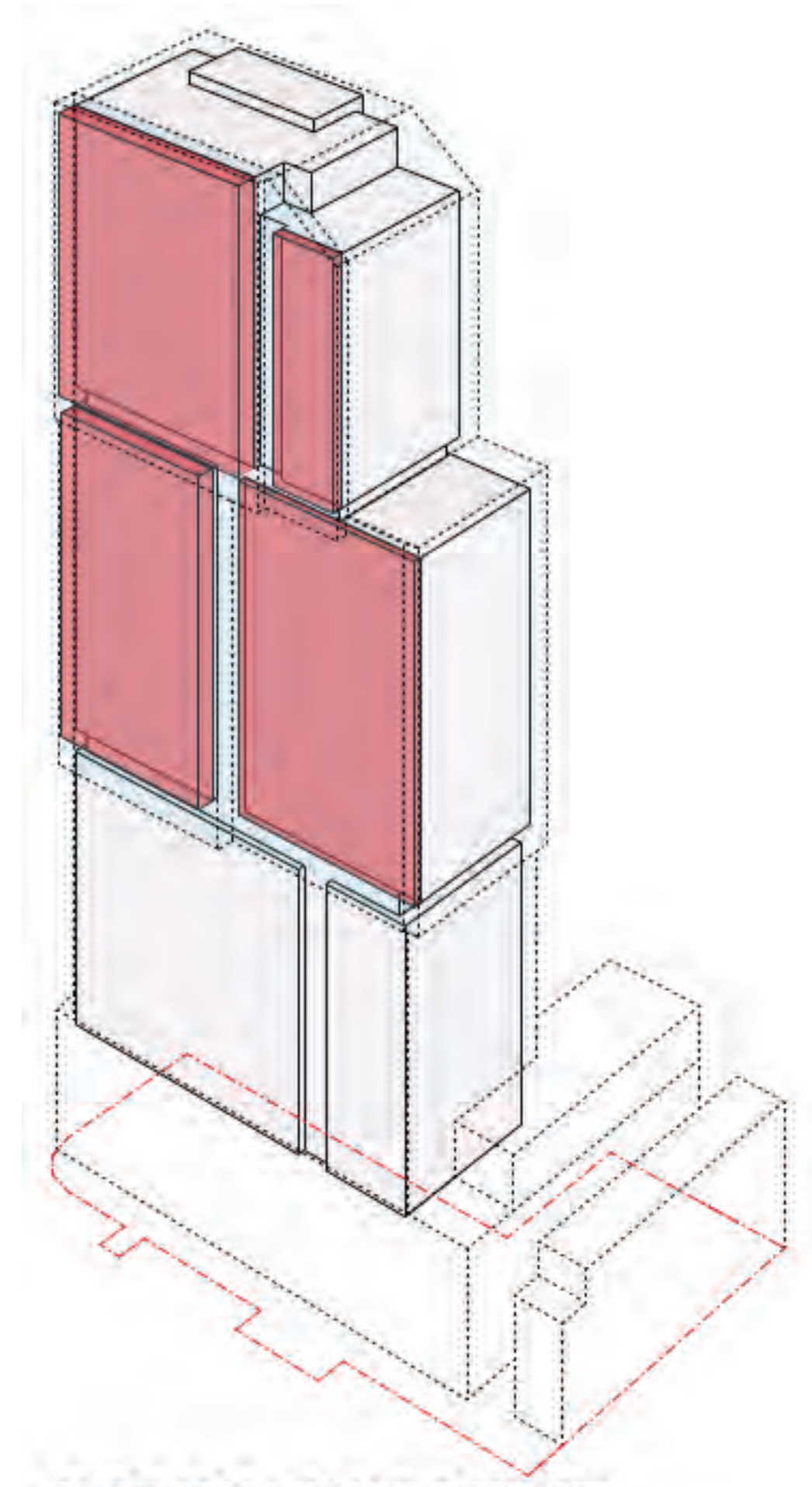
Built Form

/ 14,875 m³ built form in modified articulation zone (19,385 m³)

/ Therefore 4,510 m³ of modified envelope is not utilised

The proposed development utilises approximately 77% of the modified envelope articulation zone, and 50% of the approved envelope articulation zone.

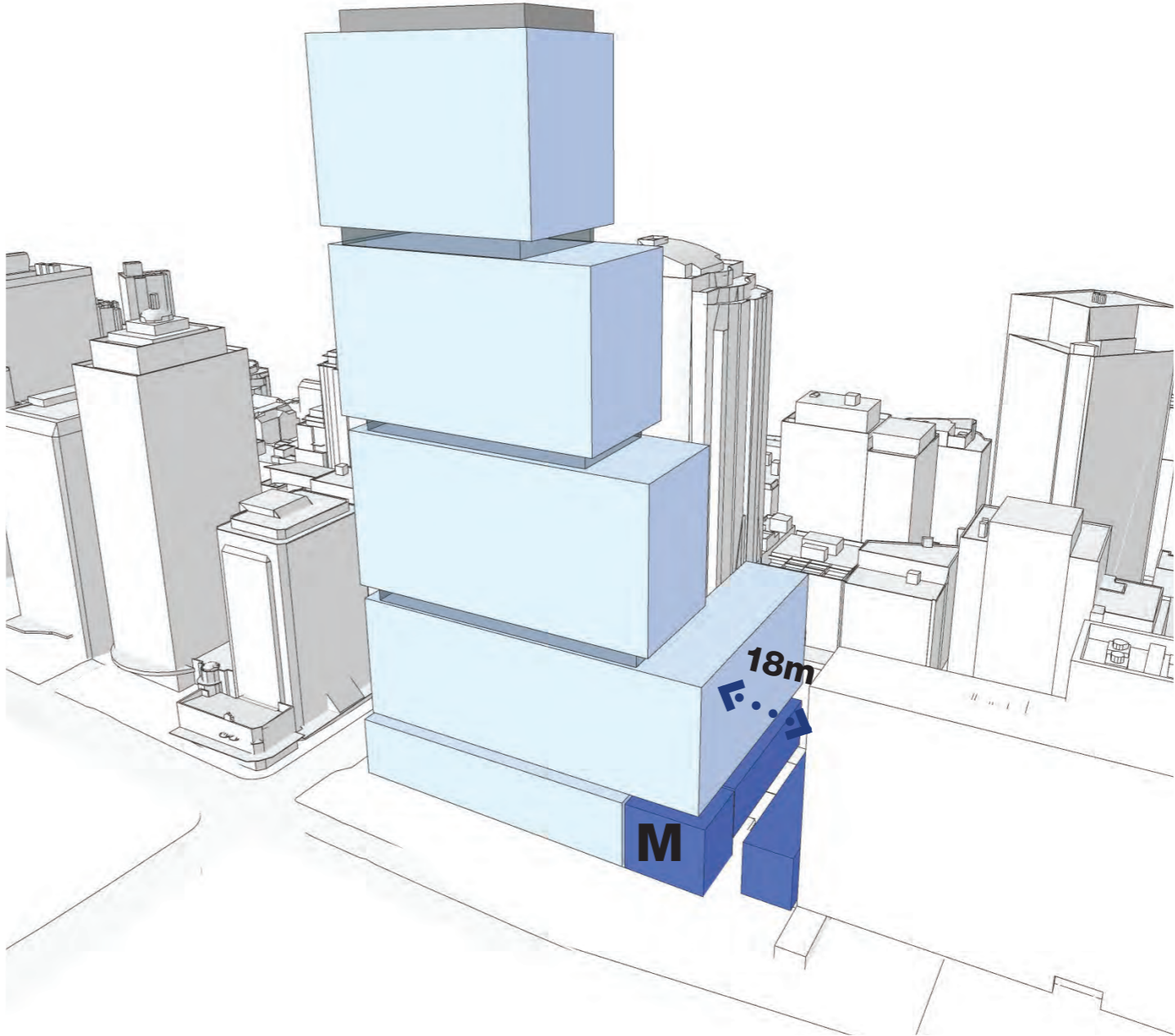
The modified envelope articulation zone is not only smaller than the approved articulation zone, but is also wholly contained within it.



DESIGN APPROACH

STAGE 1 REFERENCE DESIGN

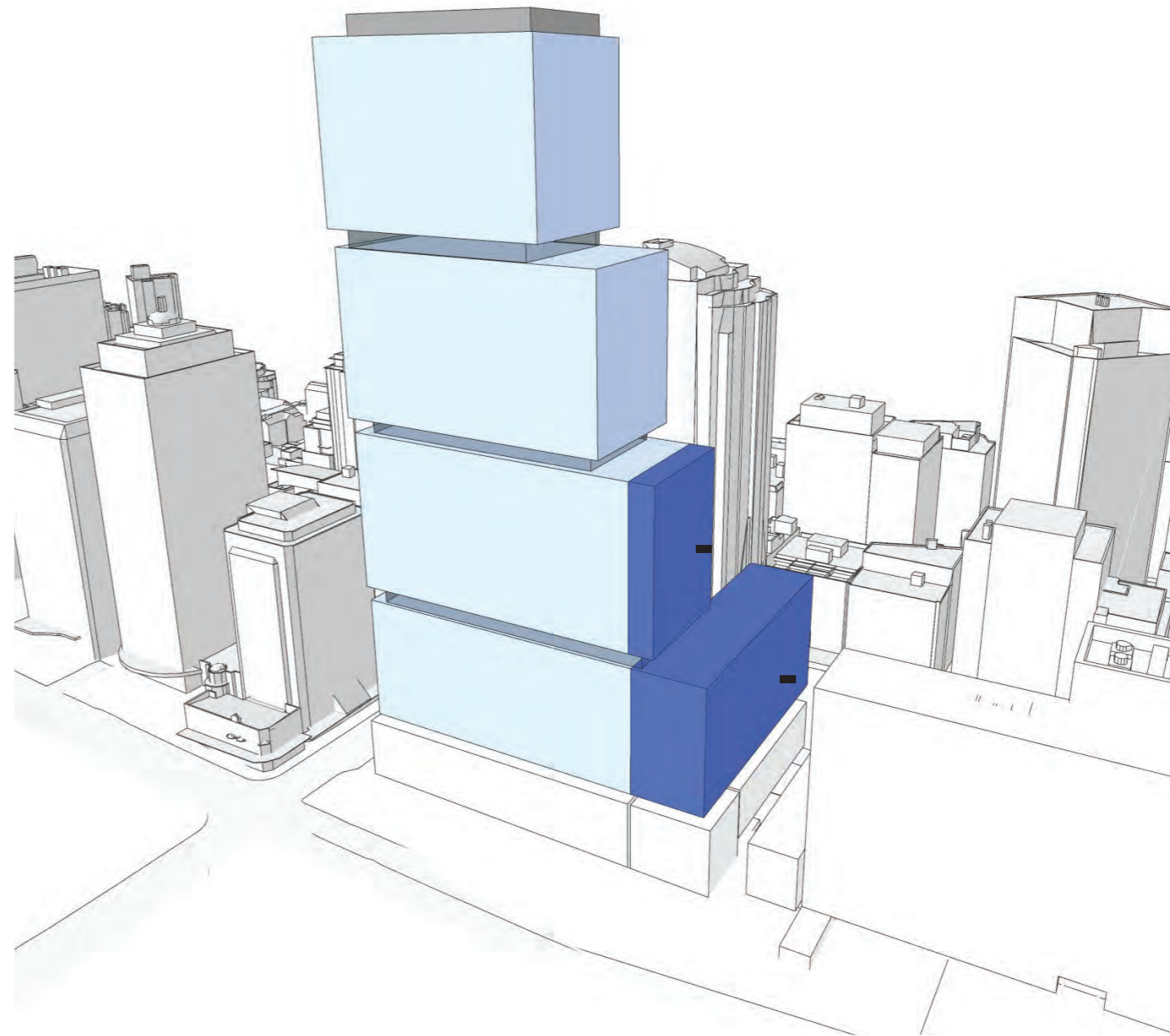
METRO AND LANEWAY BENEATH TOWER



DESIGN APPROACH

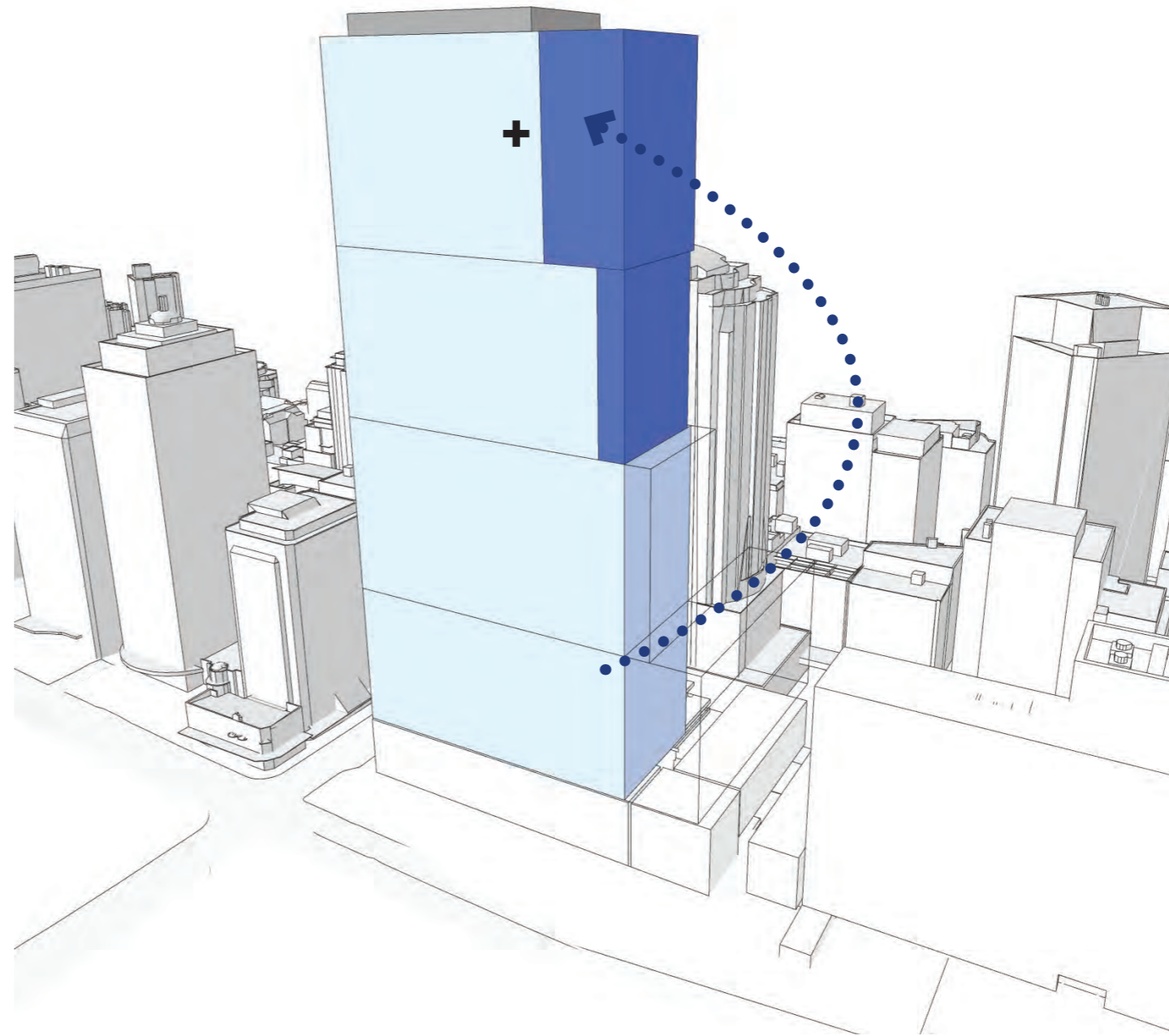
STAGE 1 REFERENCE DESIGN

LOW VALUE COMMERCIAL FLOORSPACE



DESIGN APPROACH

HIGH VALUE COMMERCIAL FLOORSPACE

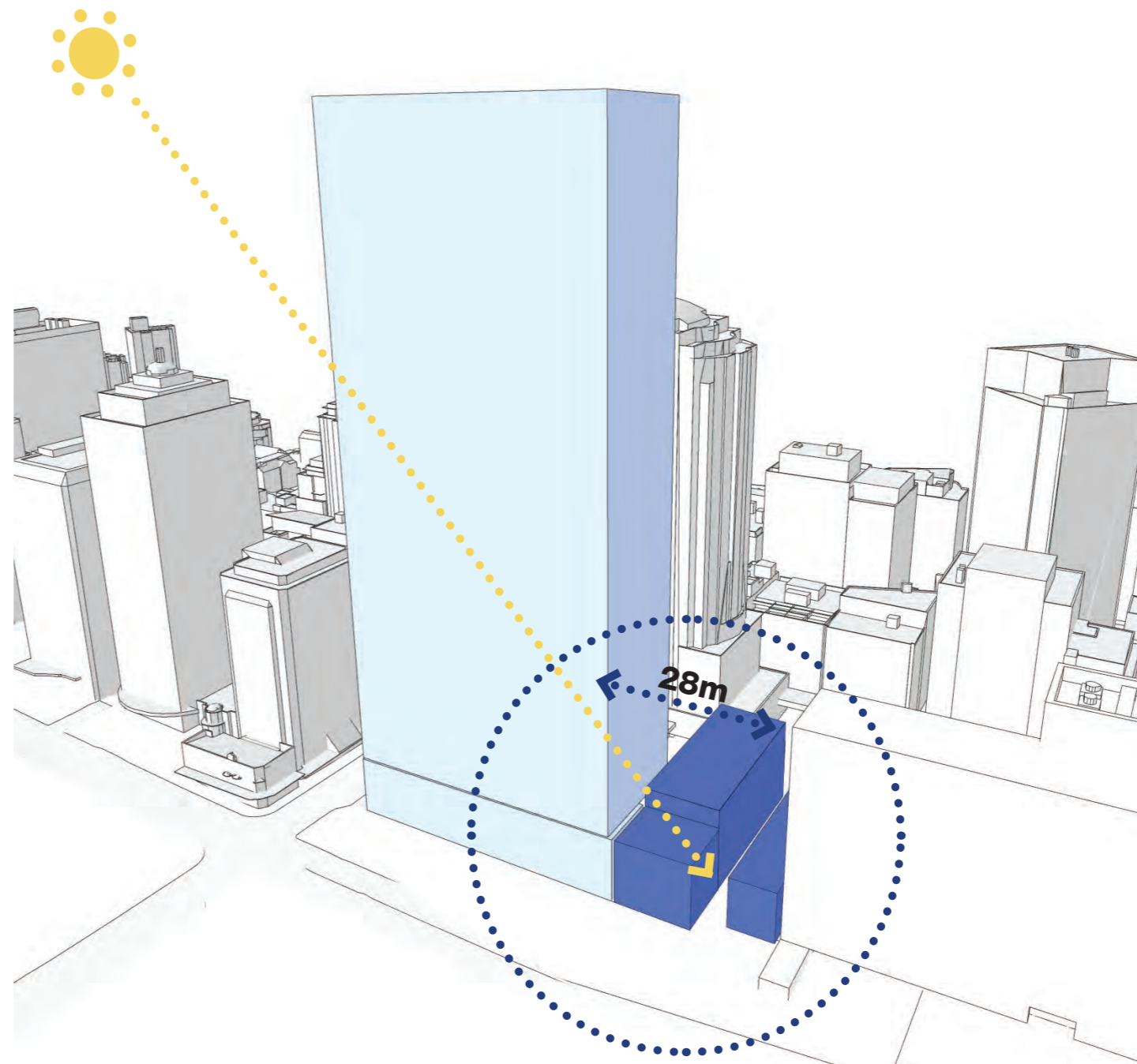


DESIGN APPROACH

IMPROVED LEGIBILITY FOR METRO AND LANEWAY

IMPROVED SUN VIEW

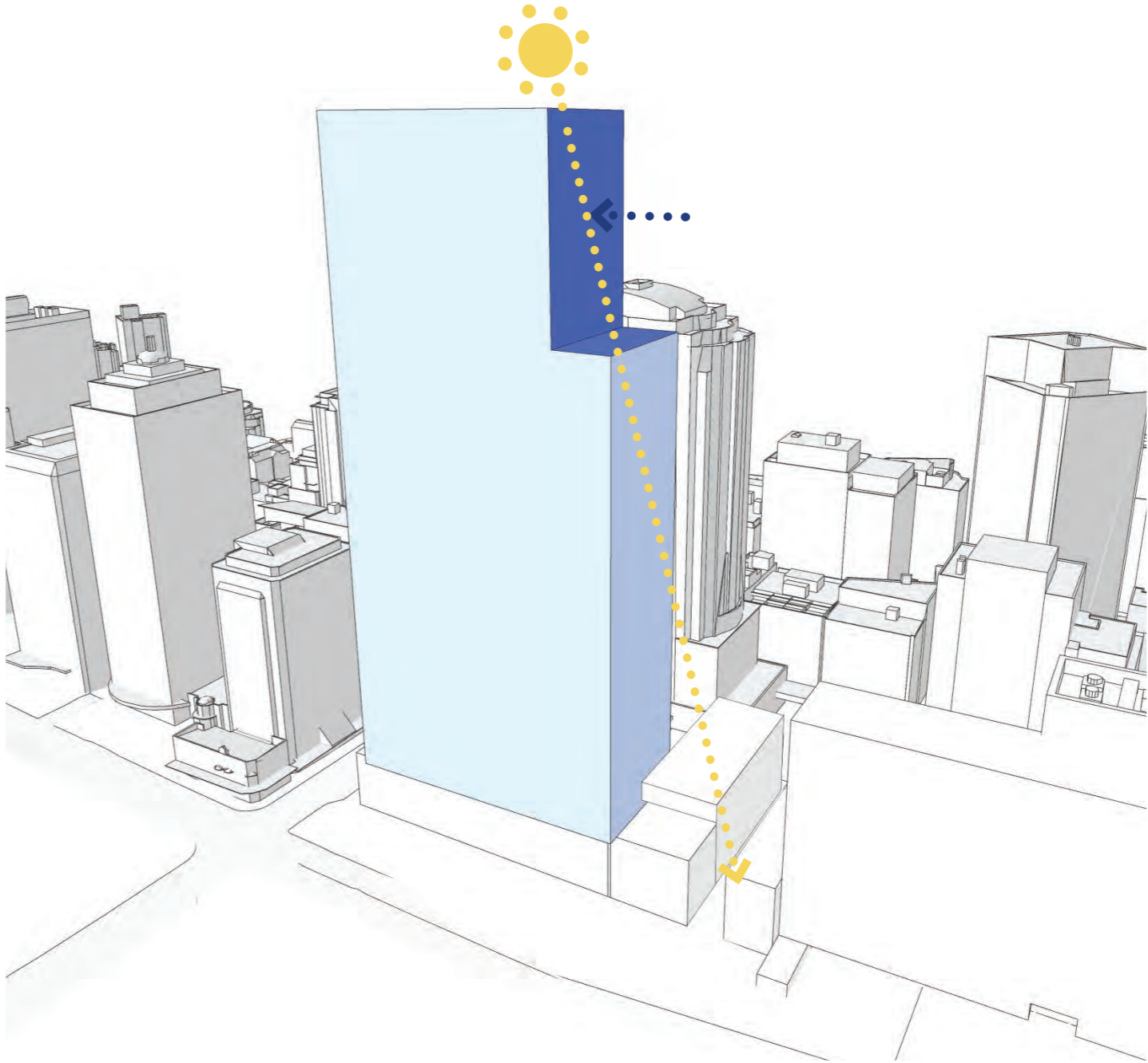
INCREASED BUILDING SEPARATION



DESIGN APPROACH

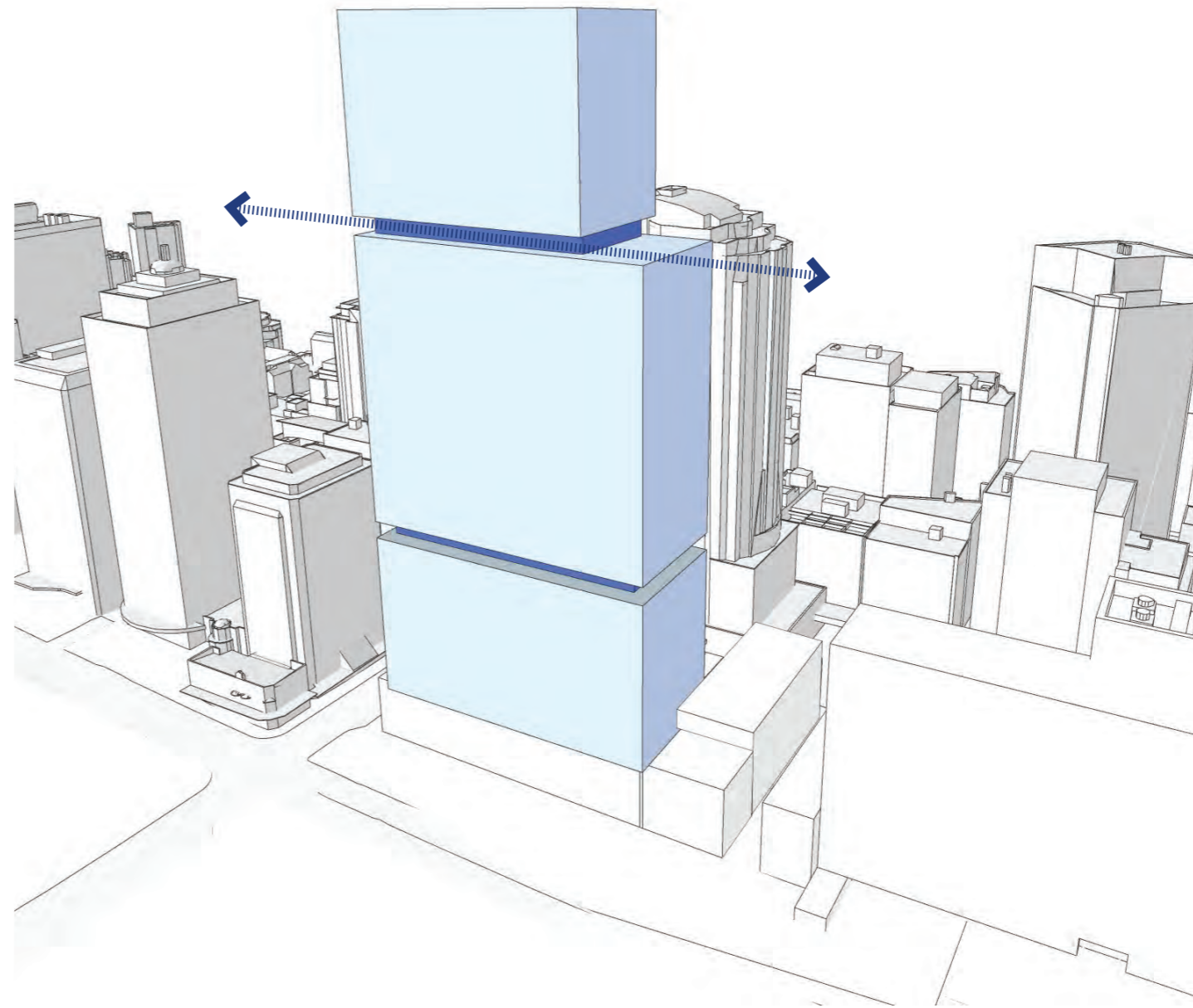
FACILITATE SUN PLANE TO GREENWOOD PLAZA

IMPROVE SOLAR ACCESS TO LANEWAY & SUN VIEW



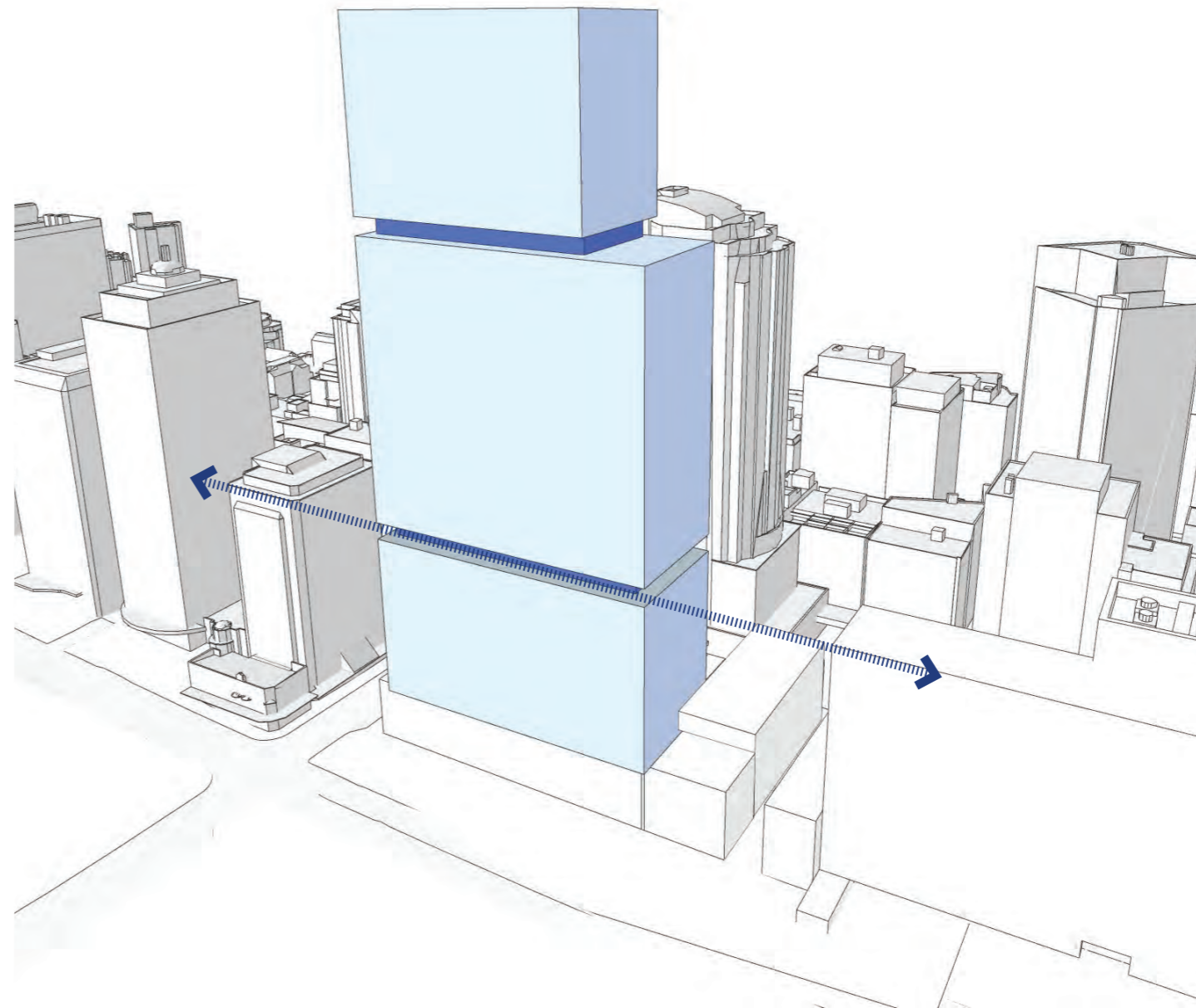
DESIGN APPROACH

CREATE HIGH RISE TERRACE LEVEL



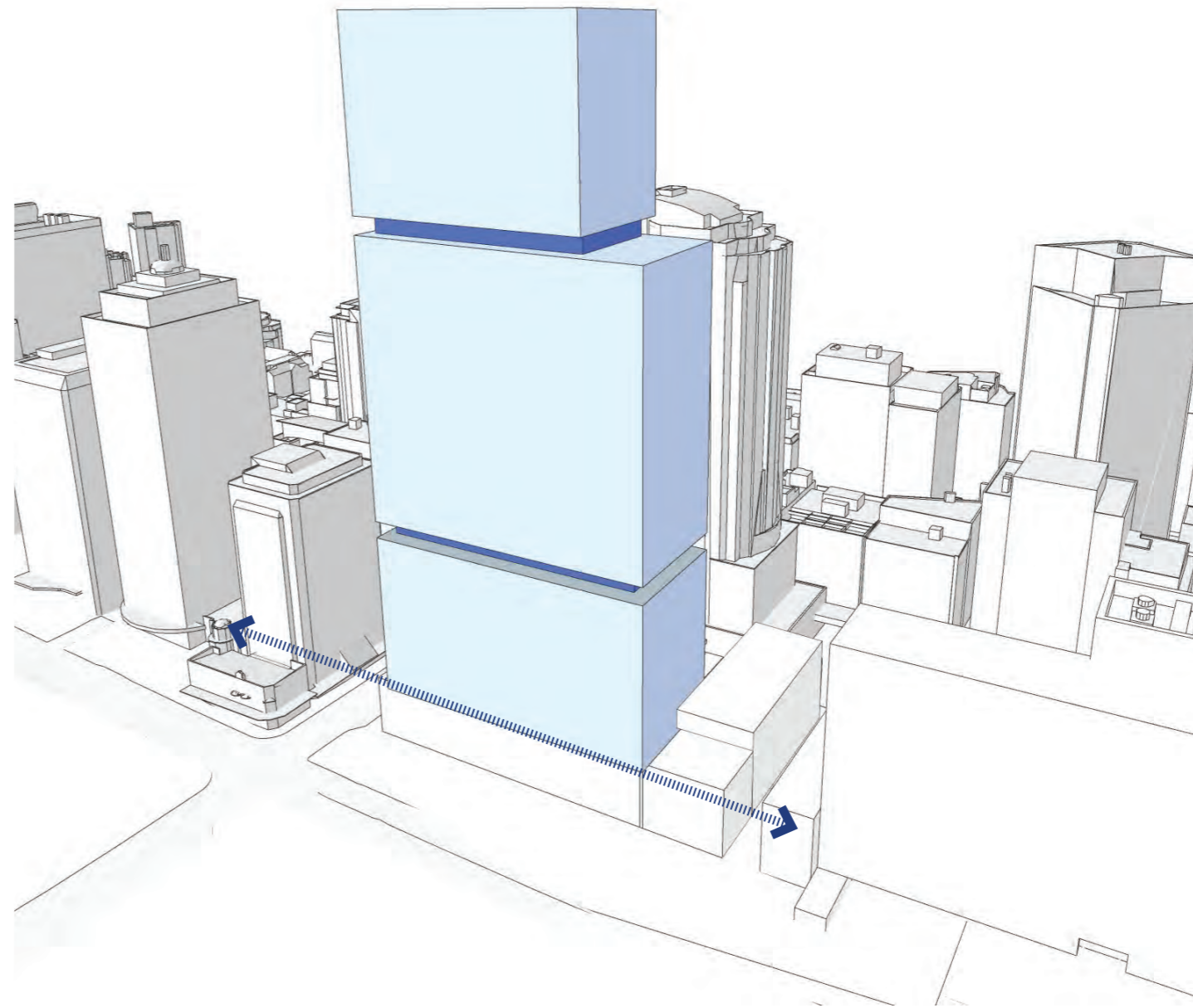
DESIGN APPROACH

**CREATE MID RISE TERRACE
LEVEL RESPONDING TO SCALE
OF MLC ADJACENT**



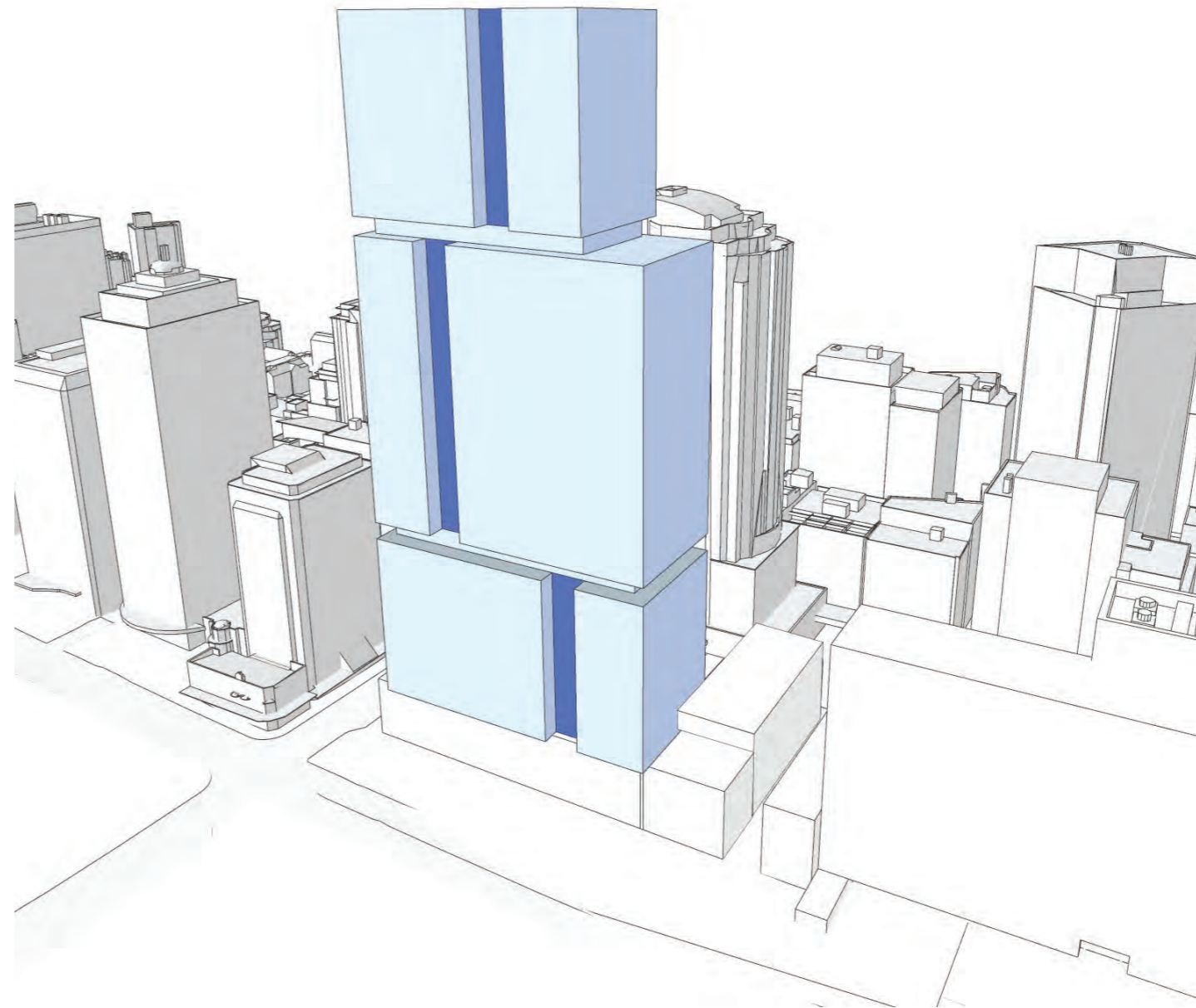
DESIGN APPROACH

**CREATE LOWER TERRACE
LEVEL REFERENCING RAG &
FAMISH**



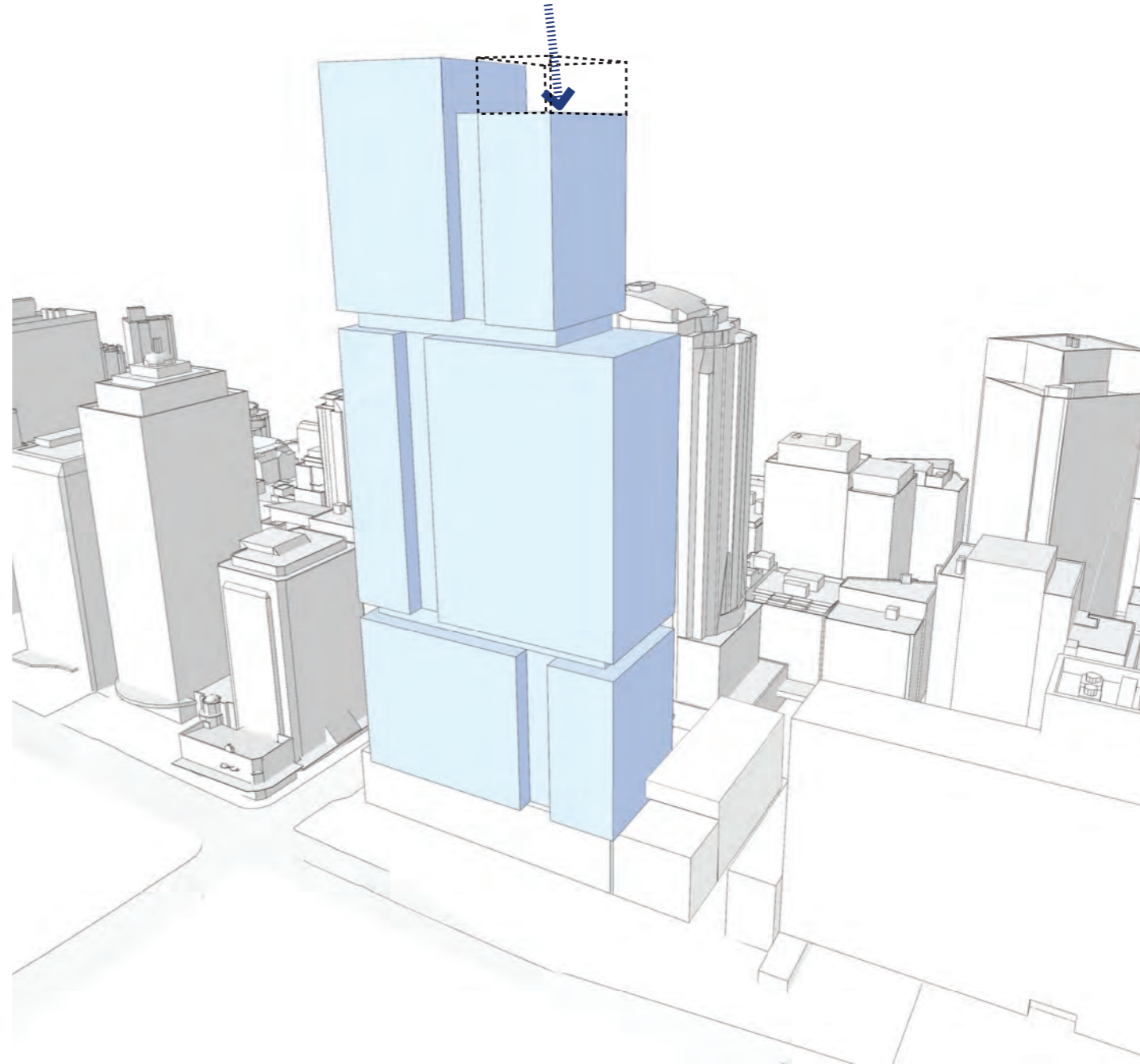
DESIGN APPROACH

**INTRODUCE VERTICAL
CONNECTIVITY**



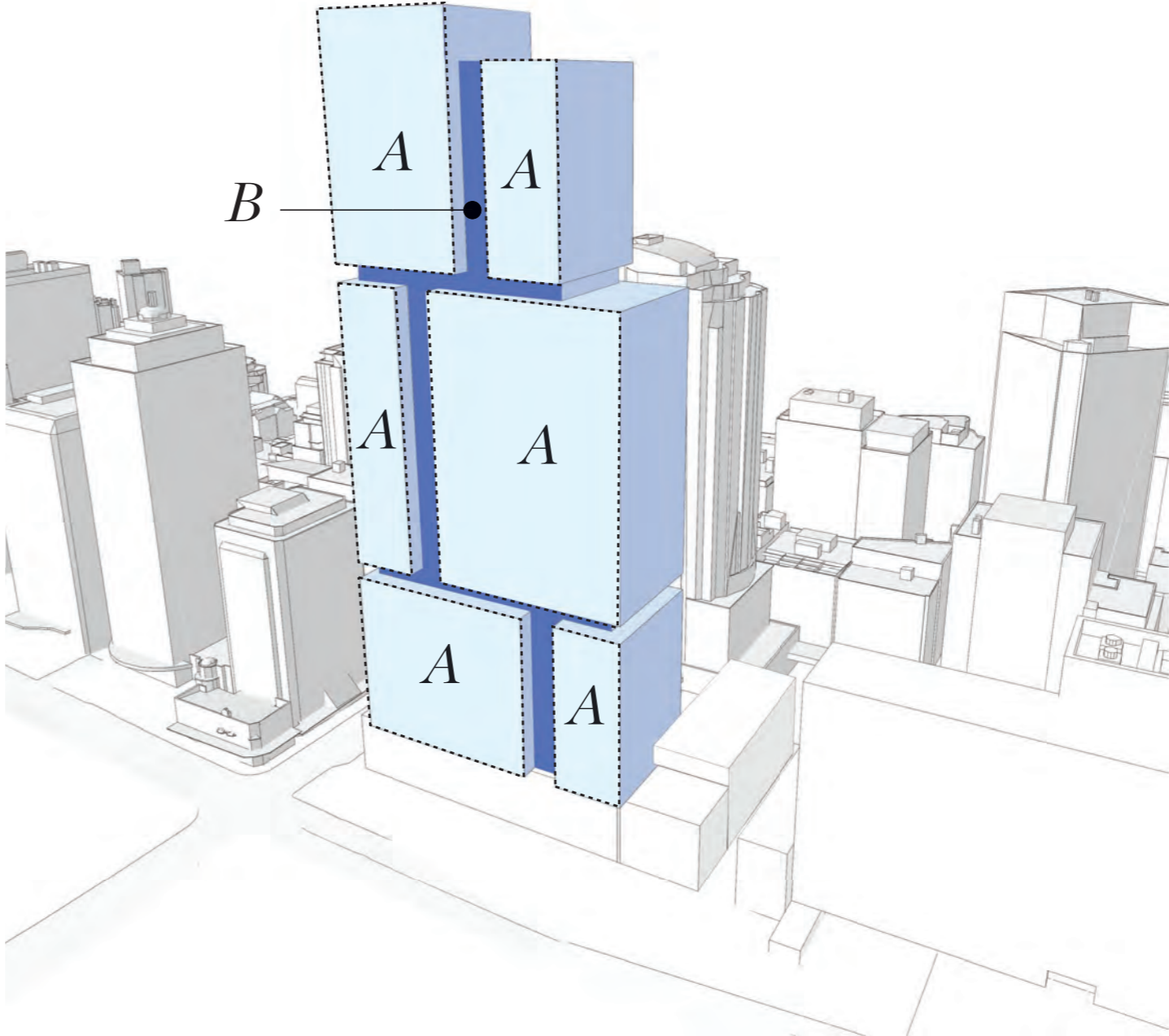
DESIGN APPROACH

INTERGATE ROOF PLANT

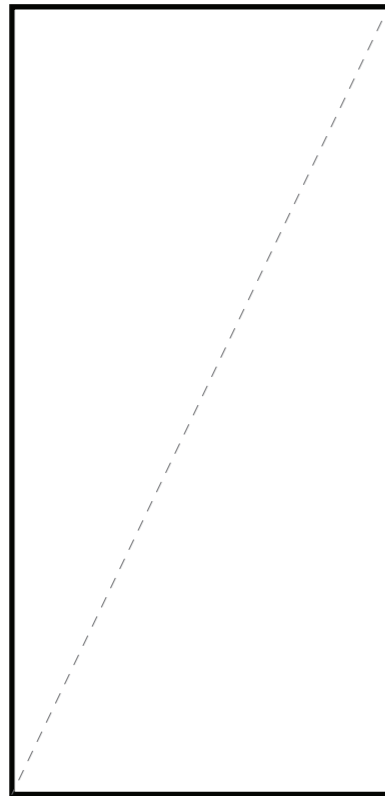


DESIGN APPROACH

EXPRESSED CANTILIVERED VOLUMES

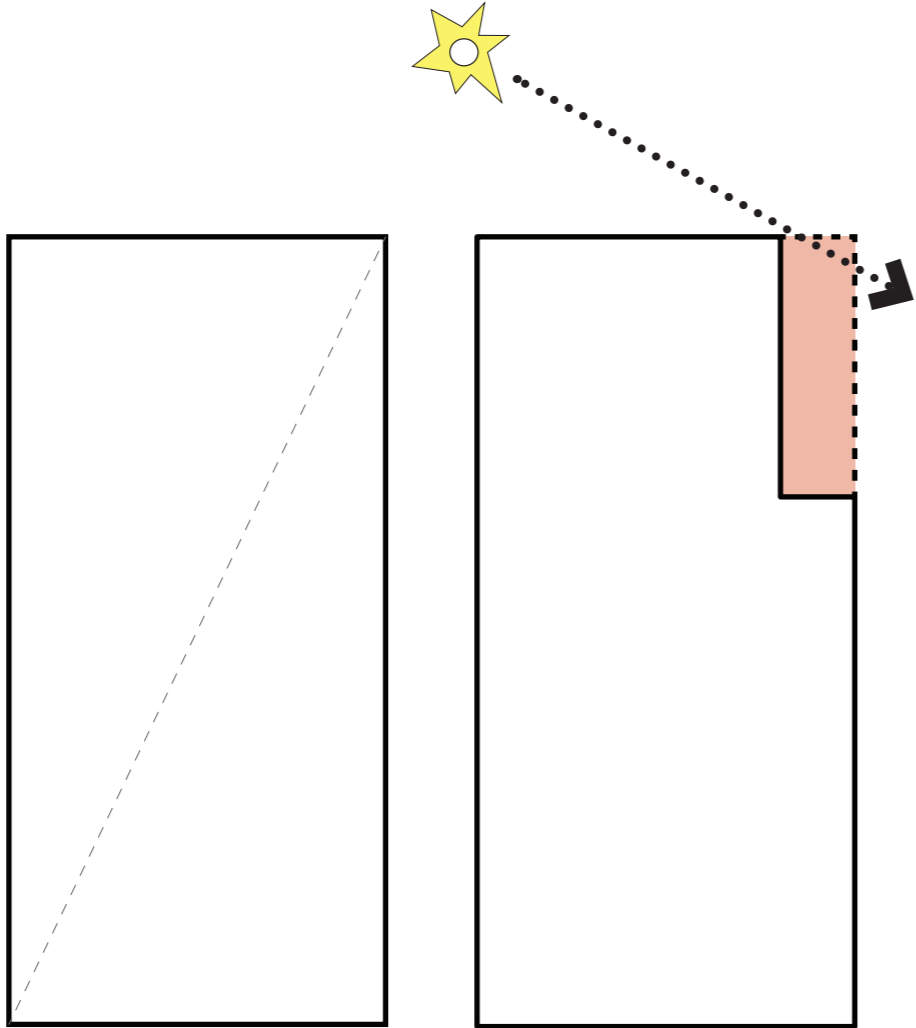


DESIGN APPROACH



Simple rectangular tower proportion

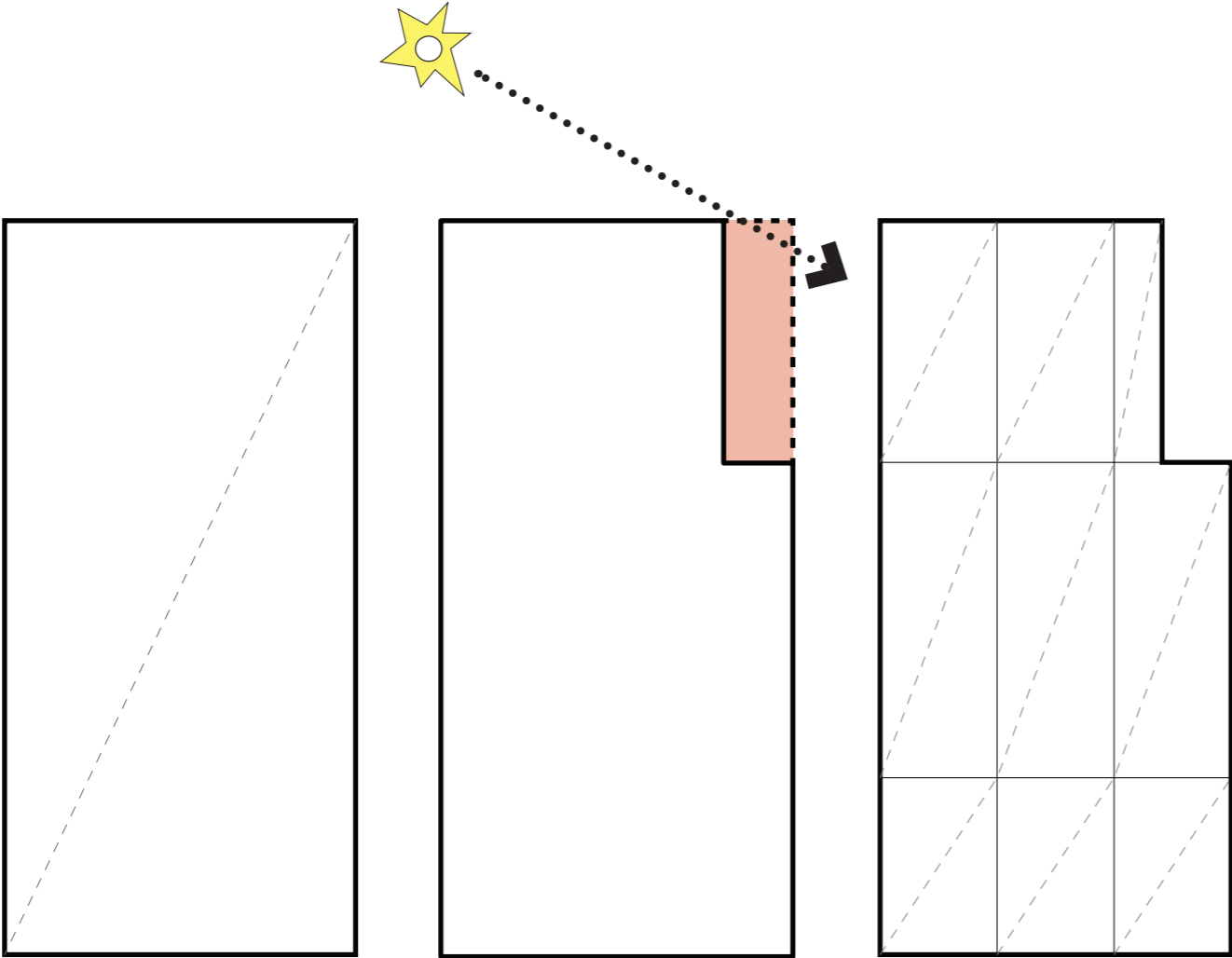
DESIGN APPROACH



Simple rectangular tower proportion

Corner removed

DESIGN APPROACH

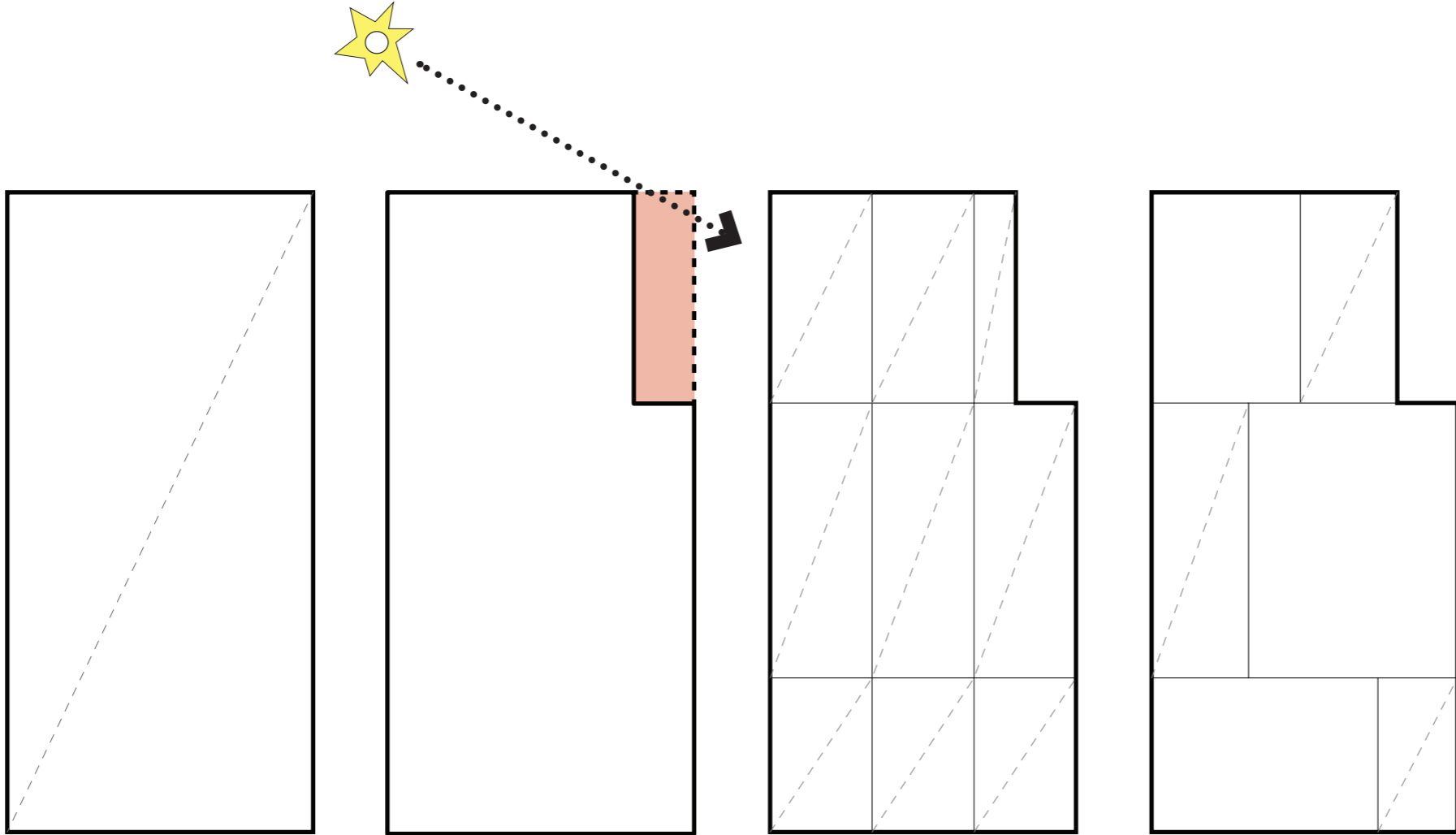


Simple rectangular tower proportion

Corner removed

Multiple simple proportions

DESIGN APPROACH



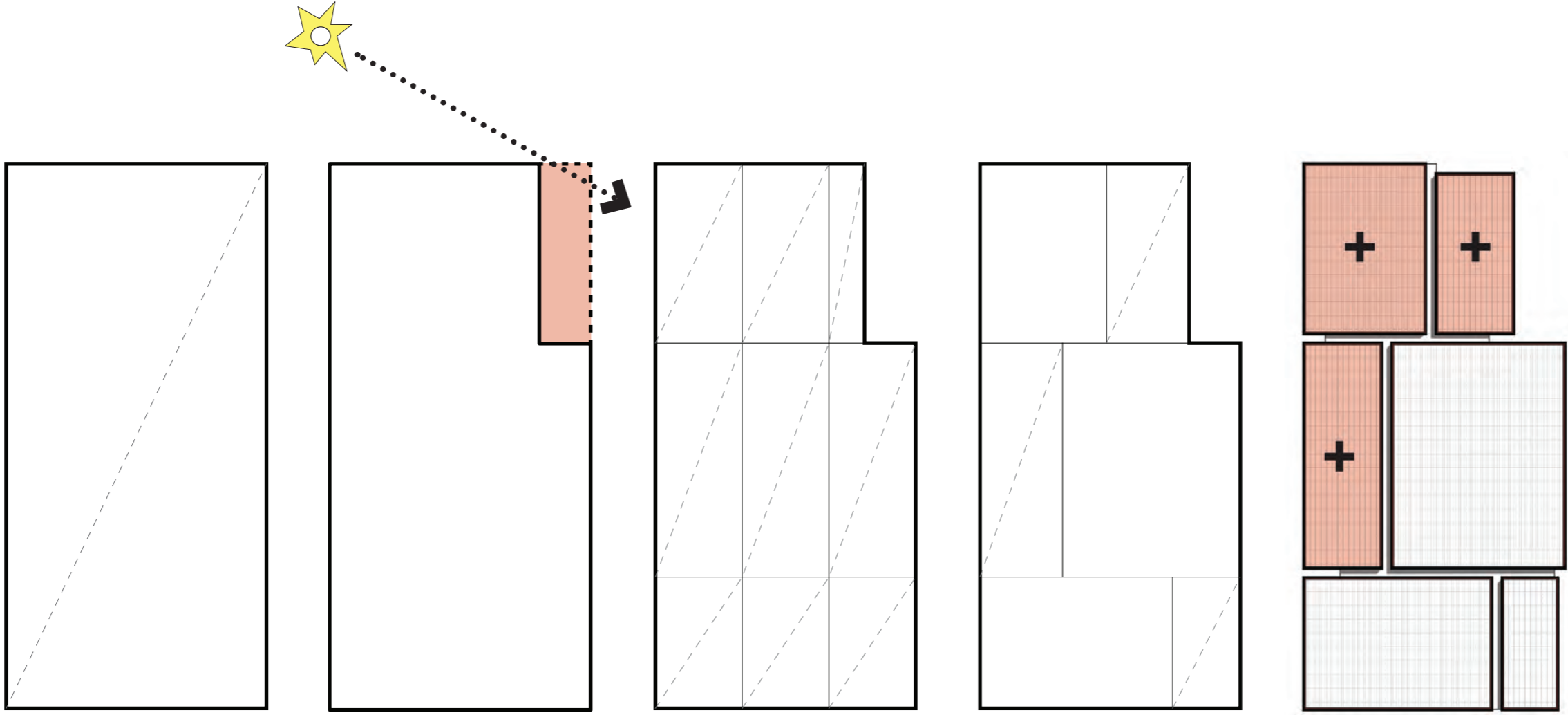
Simple rectangular tower proportion

Corner removed

Multiple simple proportions

Composition

DESIGN APPROACH



Simple rectangular tower proportion

Corner removed

Multiple simple proportions

Composition

Composition of positives and negatives

DESIGN APPROACH



DESIGN APPROACH



DESIGN APPROACH





Sydney Metro Design Review Panel

Victoria Cross ISD

Advice and Actions Record – 18 February 2020

Date:	18 February 2020
Venue:	Level 43, 680 George St
Panel:	Abbie Galvin (Chair), Tony Caro, Yvonne von Hartel AM, Bob Nation AM, Peter Philips
Independent Secretariat:	Gabrielle Pelletier
Design Team Presenters:	
Bates Smart	Peter Dhurich, Philip Vivian
Lend Lease	Greta King, Matt Kirkwood, Michelle Mason, Graeme Collins, Paul Elkington
Cox	David Holm, Susanne Jensen, Matthew Roberts, Satvir Mand
Sydney Metro	Anthony Perrau
Sydney Metro	Stephen Spacey, Jason Hammond, Alex Nicholson
Observers/ Invitees:	
DPIE	Russell Hand
North Sydney Council	Marcelo Occhiuzzi,
Apologies:	Kim Crestani, Heritage Council, Olivia Hyde

Project status: Date of last presentation: 15 October 2019

The Victoria Cross ISD project team presented the OSD façade articulation seeking panel support followed by station design updates seeking panel comment on materiality.

Design Integrity Tracker:

Please refer to the DRP Pitt St Design Integrity Tracker for the status of all actions past and present. DRP actions and advice are sorted via their geographic location first, and then via their theme:

Advice is sorted first by their geographic location:

- ISD - General
- Services Building North
- OSD South
- Precinct/ Public Domain North
- Through Site Link
- Precinct/ Public Domain South
- Station
- Station Entry North
- Station Entry South

Advice is then also sorted by its theme:

- Customer experience and wayfinding
- Sustainability
- Public art & heritage interpretation
- Services
- Planning and passenger movement
- Access and Maintenance
- Built form
- Materials and finishes

DRP Advice:

OSD

Built form and setbacks

- The DRP endorse the western elevation of the Victoria Cross OSD.

Station

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