



James Markham  
Director  
Rozelle Bay Pty Ltd T/A  
Sydney Boathouse  
GPO Box 1573  
SYDNEY NSW 2001

W09/2169/4  
PTL: 1460

Dear Mr Markham

**Premises:** Lots 29 & 30 James Craig Road ROZELLE  
**Proposal:** 75W – MP06\_0210 – Modification to major project; design amendments to the boat store buildings  
**Applicant:** Rozelle Bay Pty Ltd – T/A Sydney Boathouse.

I refer to your Application, dated 25 May 2012, for Land Owner's Consent to make an Application to Modify a Development Consent

Your application has been assessed by reference to Roads and Maritime Services' (RMS) "Obtaining Permission to Lodge Policy", consent is granted to the lodgement of your DA. The DA must be in accordance with the attached plans prepared by Michael Fountain Architects Pty Ltd (numbered MP-200-DA/G, MO-012-DA/Q, A-200-DA/G, A-201-DA/G, B-100-DA/G, B-101-DA/G, B-200-DA/G, B-201-DA/G, B-210-DA/G and B-211-DA/G), dated March 2012 and stamped as approved.

A copy of this letter and the attached plan/s must be submitted with your DA to the relevant consent authority as evidence of land owners consent – pursuant to clause 8f of the *Environmental Planning and Assessment Regulations 2000*.

This consent is valid for 12 months from the date of this letter. However, should the nature, extent or specific location of your proposal change in this time, you must re-apply to RMS in order to lodge the DA. This consent cannot be transferred to another applicant.

Please be aware that, in granting this consent, RMS is **not endorsing** the proposal **nor approving the development itself**. We are simply **giving permission for you to lodge a DA**. As such, the DA could still be refused, even if RMS is the consent authority.

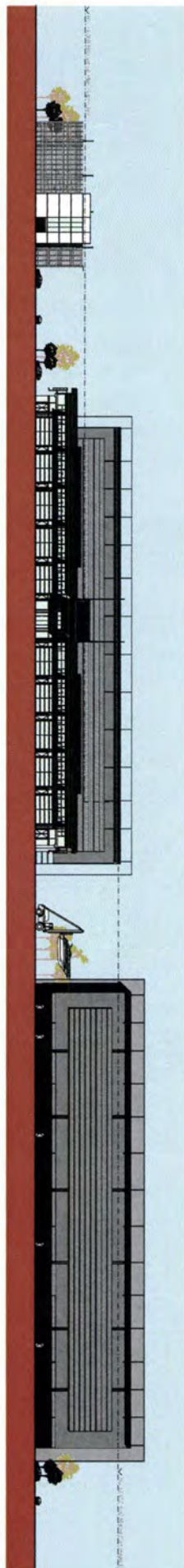
You also need to note that this letter does not, in itself, authorise a person to enter RMS' land or act on any planning permission subsequently granted. Access to, and occupation of, RMS' land must be in accordance with an appropriate tenure arrangement. I would encourage you to contact Terry Tyler (9563 8606) to discuss tenure arrangements as soon as possible as this will need to be established **before any construction can commence**.

If you have any questions about this letter, please contact RMS' Approvals Co-ordinator, Ms Myriam Mendez on 9563 8662.

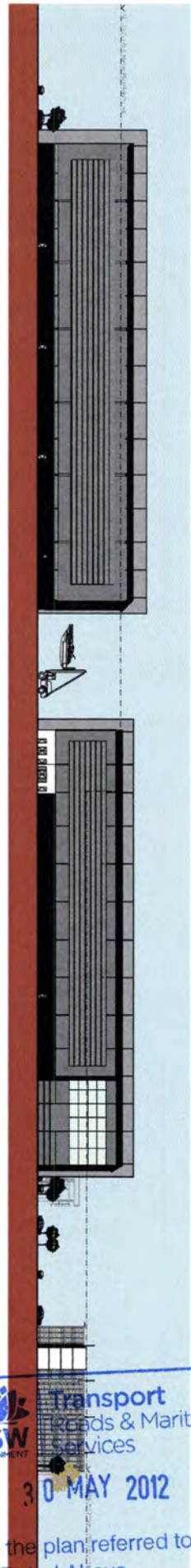
Yours sincerely

30 May 2012

Dennis Buttigieg  
Manager  
Commercial/Domestic Property & Survey



01 South Elevation  
1:500



02 North Elevation  
1:500



03 East Elevation  
1:500



04 West Elevation  
1:500

Transport  
Roads & Maritime  
Services  
30 MAY 2012  
This is the plan referred to in the  
Letter Dated Above

Finishes Schedule

- 1 Precastadium concrete
- 2 Concrete withadium finish
- 3 Metal sheet with Calabond finish
- 4 Metal sheet siding with Calabond finish or steel
- 5 Glass reinforced polyester wall system - grey
- 6 Galvanizing
- 7 Glass reinforced polyester wall fabric - steel
- 8 Transparent fireproof roof system



MICHAEL FOURMAN ARCHITECTS PTY LTD  
2/20 BALMAIN RD SYDNEY NSW 2006  
PH: (02) 9550 7750  
WWW.MFA.COM.AU

PROJECT: Rozelle Bay Marine Centre  
PROPERTY: ROZELLE BAY MARINE CENTRE  
DRAWING: 01 - ELEVATIONS  
DATE: 10/03/2012

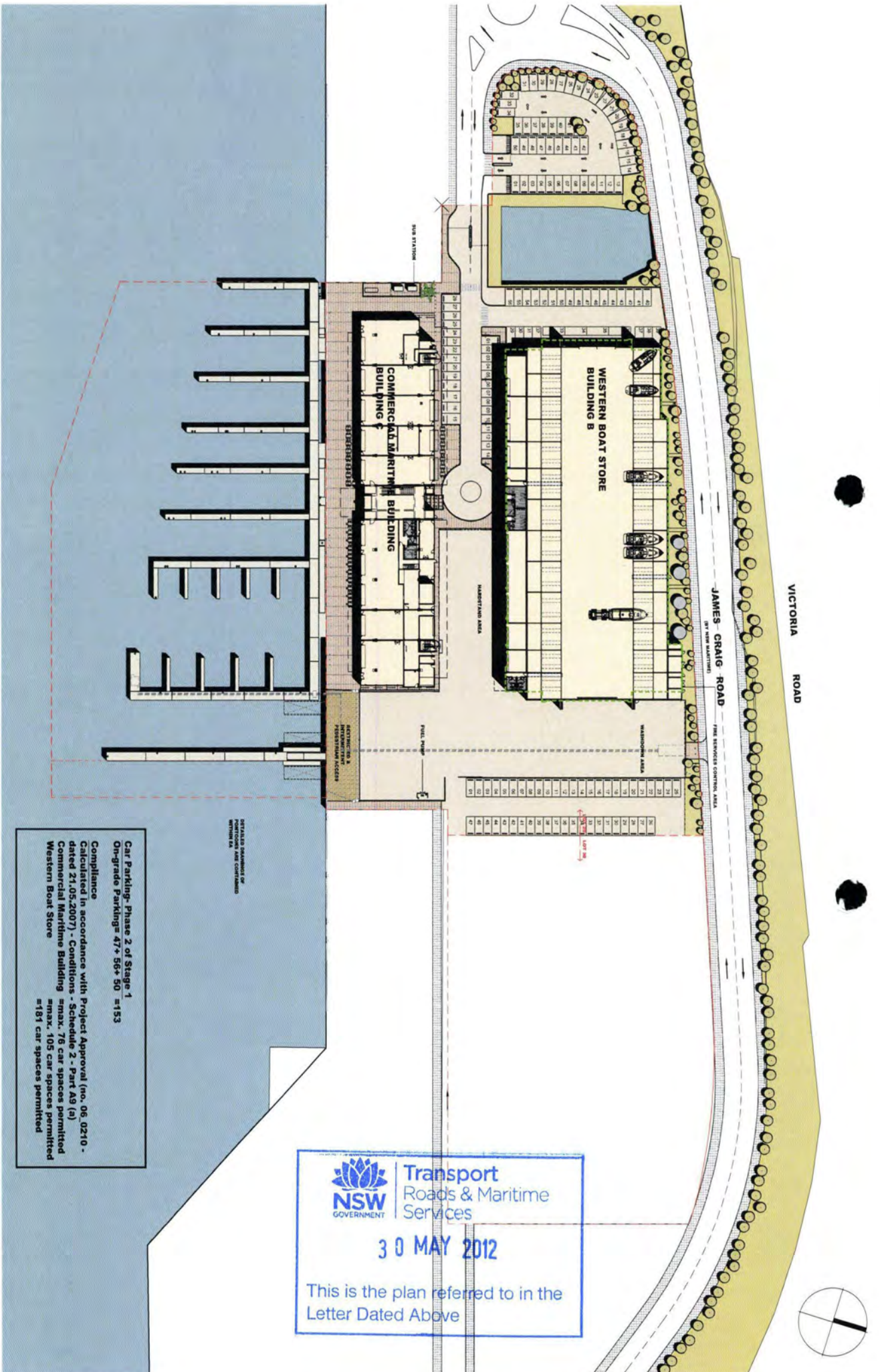


Rozelle Bay Marine Centre  
James Craig Road,  
Rozelle Bay, NSW

Site  
Combined Elevations

1:500	MP-200-DA
March 12	G





**Car Parking- Phase 2 of Stage 1**  
 On-grade Parking= 47+ 56+ 50 =153

**Compliance**  
 Calculated in accordance with Project Approval (no. 06.0210 - dated 21.05.2007) - Conditions - Schedule 2 - Part A9 (a)  
 Commercial Maritime Building =max. 76 car spaces permitted  
 Western Boat Store =181 car spaces permitted

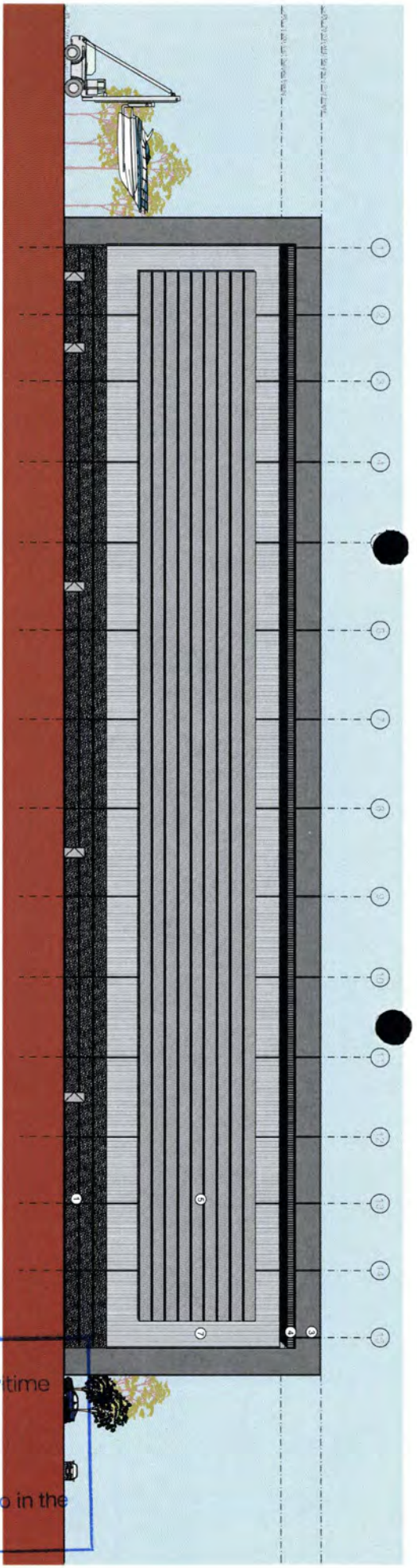
**Transport**  
 Roads & Maritime  
 Services

**30 MAY 2012**

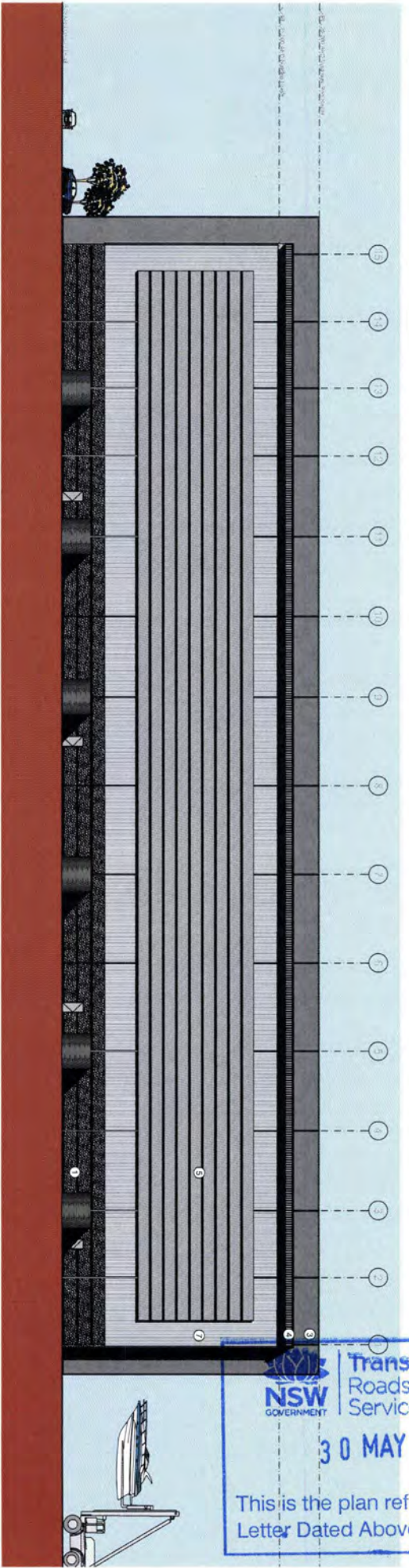
This is the plan referred to in the  
 Letter Dated Above



01 South Elevation  
1:200



02 North Elevation  
1:200



NSW GOVERNMENT  
Transport Roads & Maritime Services  
30 MAY 2012  
This is the plan referred to in the Letter Dated Above

Finishes Schedule

- 1 Rendered exterior concrete
- 2 Concrete with oil-soluble finish
- 3 Metal sheet with Calceolus finish
- 4 Metal sheet with Calceolus finish or similar
- 5 Glass reinforced polymer wall sheet - grey
- 6 Cladding
- 7 Glass reinforced polymer wall sheet - clear
- 8 Translucent flyscreen roof sheet



**MICHAEL FOUNTAIN ARCHITECTS PTY LTD**  
1/7 MARLBOROUGH WAY, SYDNEY NSW 2008  
TEL: (02) 9550 7777 FAX: (02) 9550 7778  
www.mfa.com.au

PROJECT: Rozelle Bay Marine Centre  
DRAWING: 1:200  
DATE: 30 MAY 2012  
BY: [Signature]  
CHECKED: [Signature]  
APPROVED: [Signature]

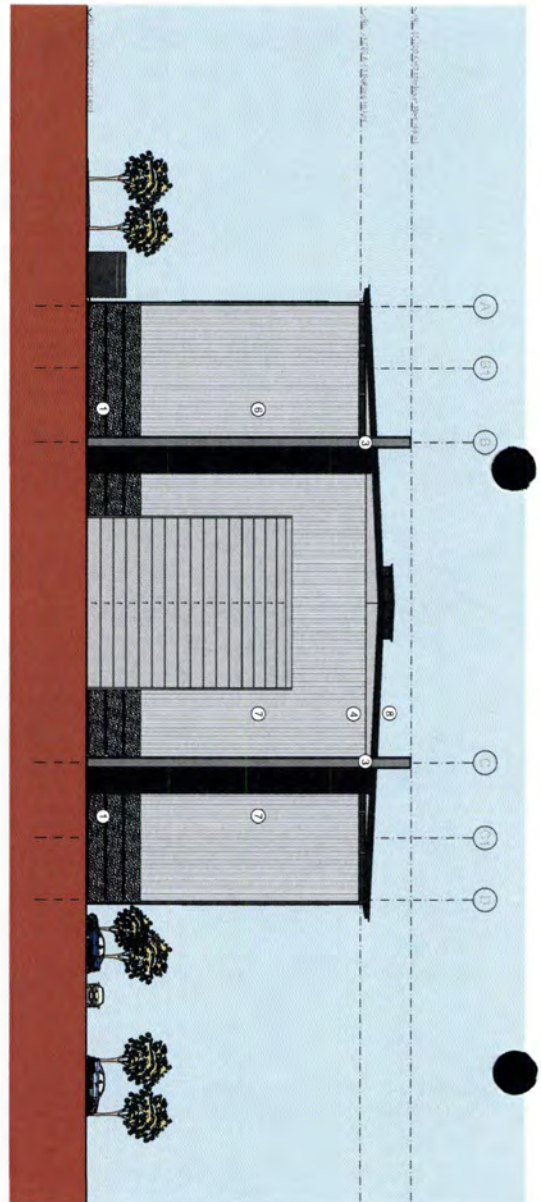


**Rozelle Bay Marine Centre**  
James Craig Road,  
Rozelle Bay, NSW

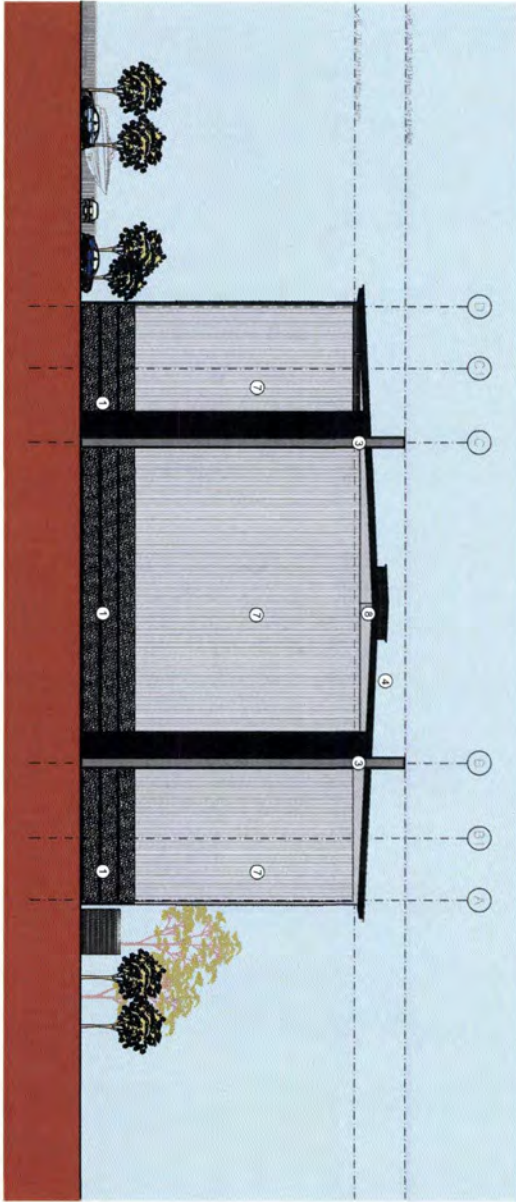
**Eastern Boat Store Elevations**

1:200 @ A1	A-200-DA
March 12	G





01 West Elevation  
1:200



02 East Elevation  
1:200

# Finishes Schedule



Transport  
Roads & Maritime  
Services

30 MAY 2012

This is the plan referred to in the  
Letter Dated Above



MICHAEL FOUNTAIN ARCHITECTS PTY LTD  
7/7 Macquarie Street, Sydney NSW 2000  
Tel: (02) 9239 1234  
www.mfa.com.au

PROJECT: Rozelle Bay Marine Centre  
DRAWING: Eastern Boat Store Elevations  
DATE: 30 May 2012

PROJECT: Rozelle Bay Marine Centre  
DRAWING: Eastern Boat Store Elevations  
DATE: 30 May 2012

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DRAWING: Eastern Boat Store Elevations  
DATE: 30 May 2012

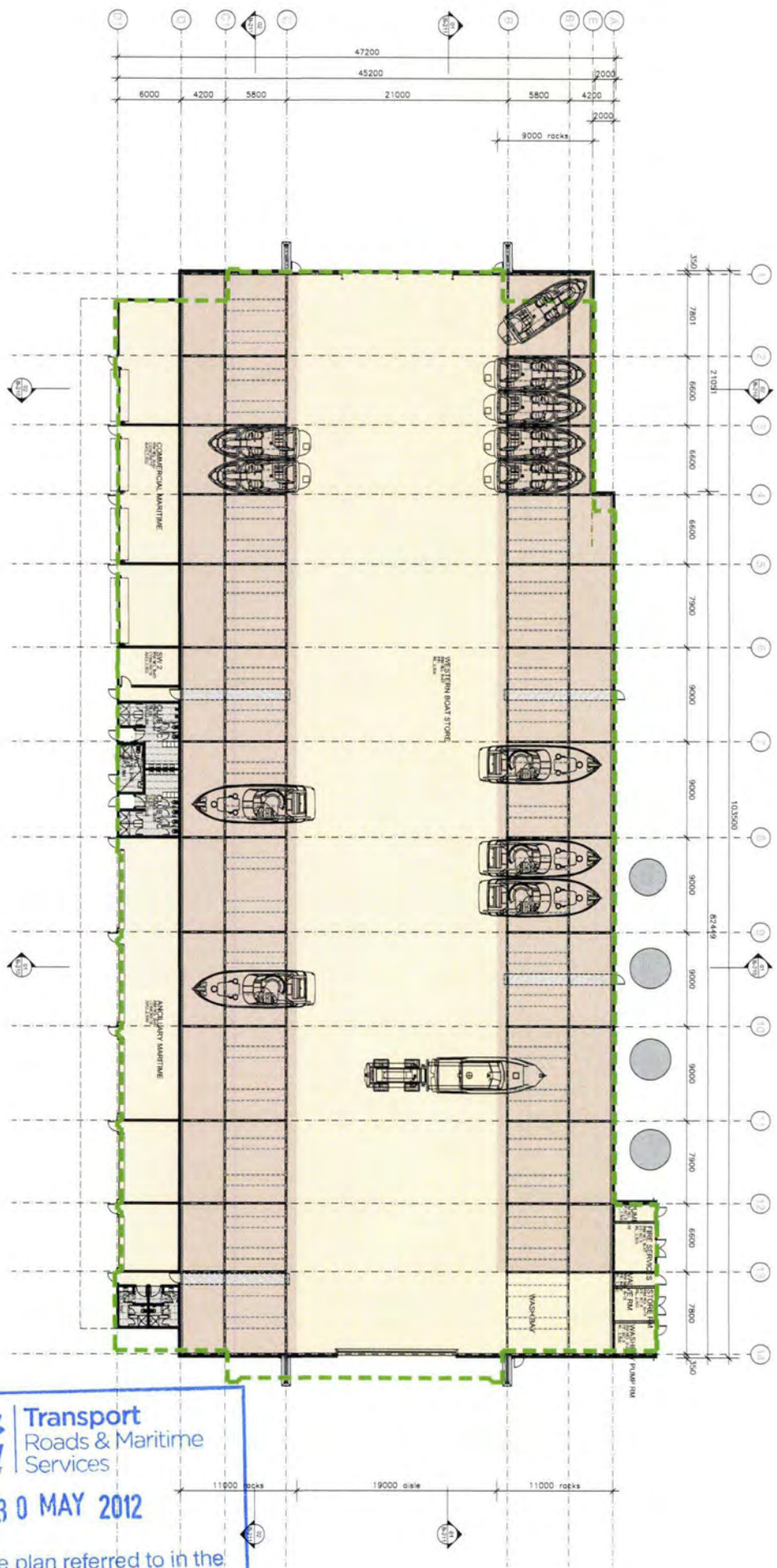
PROJECT: Rozelle Bay Marine Centre  
DRAWING: Eastern Boat Store Elevations  
DATE: 30 May 2012

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DRAWING: Eastern Boat Store Elevations  
DATE: 30 May 2012

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DRAWING: Eastern Boat Store Elevations  
DATE: 30 May 2012

PROJECT: Rozelle Bay Marine Centre  
DRAWING: Eastern Boat Store Elevations  
DATE: 30 May 2012



01 Floor Plan  
1:200

Finishes Schedule

- 1. Painted alkali concrete
- 2. Concrete with alkali finish
- 3. Painted alkali concrete
- 4. Painted alkali concrete with alkali finish
- 5. Glass reinforced polyester wall
- 6. Cladding
- 7. Glass reinforced polyester wall finish
- 8. Transparent fireproof roof



**MICHAEL FOUNTAIN ARCHITECTS PTY LTD**  
2/7 LAWRENCE AVE SUITE 200  
SYDNEY NSW 2000  
PH: (02) 9550 7790  
WWW.MFA.COM.AU

PROJECT: Rozelle Bay Marine Centre  
PROJECT NO: 100-DA  
DATE: 10/03/12  
DRAWN BY: J. HARRIS  
CHECKED BY: J. HARRIS  
APPROVED BY: J. HARRIS



**Rozelle Bay Marine Centre**  
James Craig Road,  
Rozelle Bay, NSW

**Western Boat Store**  
Floor Plan

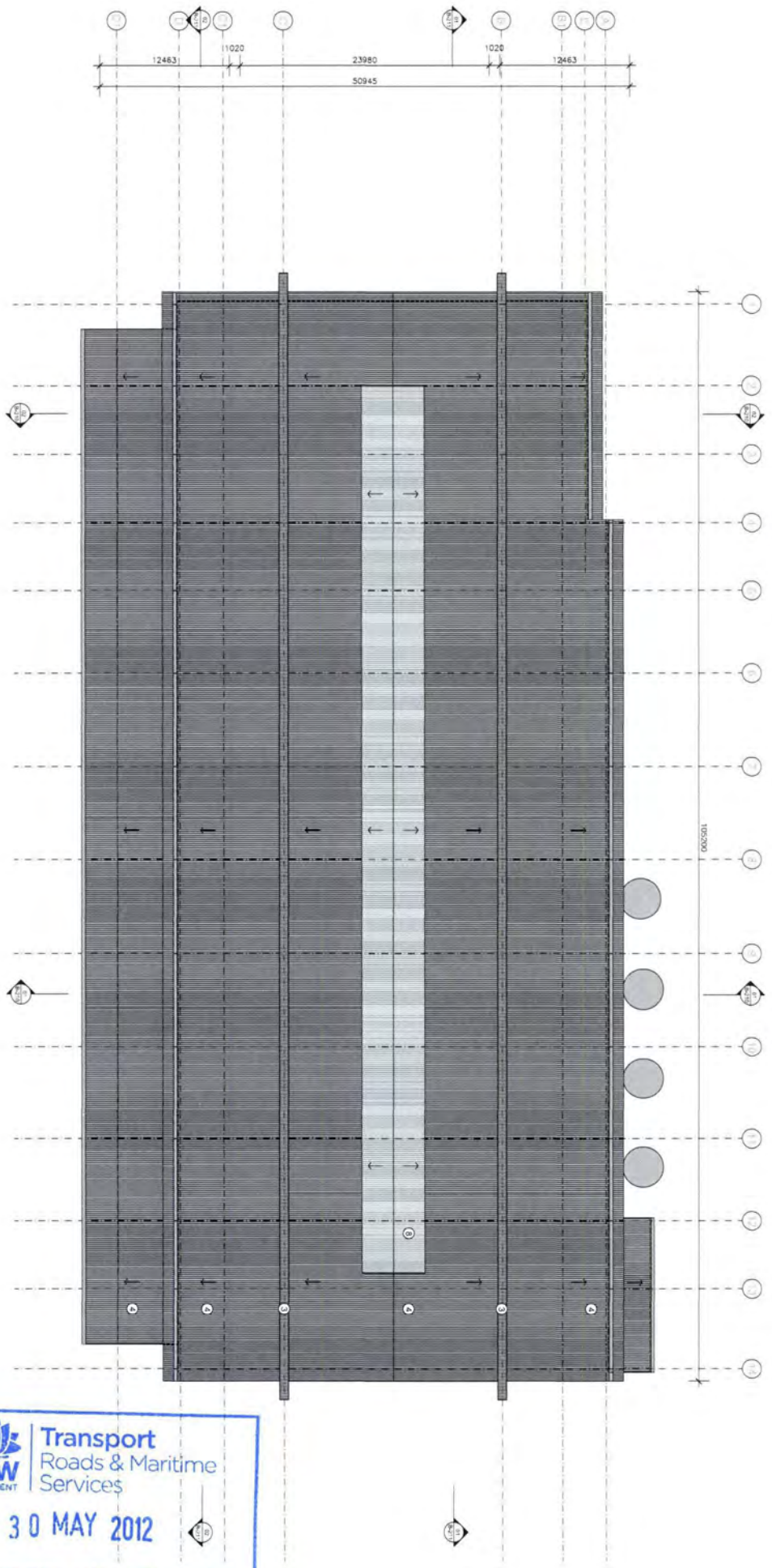
1:200  
March 12  
G  
B-100-DA

**Transport  
Roads & Maritime  
Services**

30 MAY 2012

This is the plan referred to in the  
Letter Dated Above





01  
Roof Plan  
1:200

Finishes Schedule

- 1 Precast hollow concrete (over)
- 2 Concrete with sodium flash
- 3 Metal sheet with Caladone
- 4 Metal sheet roofing with Caladone 'Coconut' flash or similar
- 5 Glass reinforced polyester with sheet - grey
- 6 Cladding
- 7 Glass reinforced polyester with sheet - clear
- 8 Translucent fiberglass roof sheet



**MICHAEL FOUNTAIN ARCHITECTS PTY LTD**  
1/2 KADILLAC WAY, RUSSELLSBAY NSW 2083  
TEL: 02 9390 1000 FAX: 02 9390 1001  
WWW.MFA.COM.AU

PROJECT: May 11, 2012, 500mm  
PROJECT: May 11, 2012, 500mm  
PROJECT: May 11, 2012, 500mm



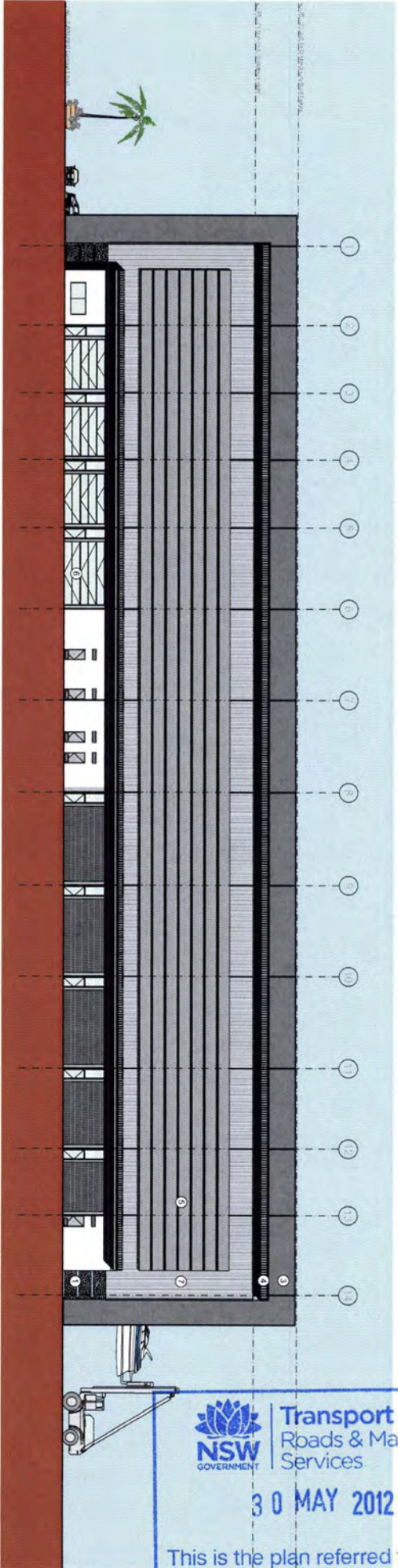
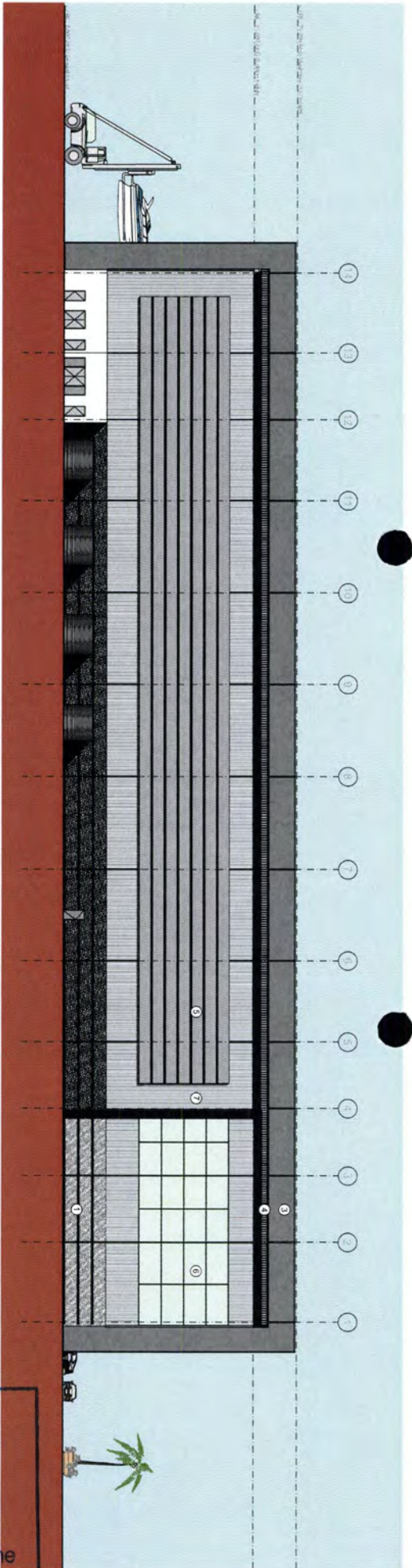
Rozelle Bay Marine Centre  
James Craig Road,  
Rozelle Bay, NSW

Western Boat Store  
Roof Plan

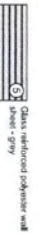
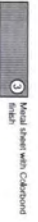
1:200  
March 12  
B-101-DA  
G

**Transport Roads & Maritime Services**  
**30 MAY 2012**  
This is the plan referred to in the Letter Dated Above





# Finishes Schedule



Transport  
Roads & Maritime  
Services

30 MAY 2012

This is the plan referred to in the  
Letter Dated Above



MICHAEL FOUNTAIN ARCHITECTS PTY LTD  
10/107 MAJOR ROAD  
TEL: (02) 9460 2079 FAX: (02) 9460 2707  
www.mfa.com.au

PROJECT: May 10, 2012 - 2012

PROJECT: ROZELLE BAY MARINE CENTRE - 2012/13



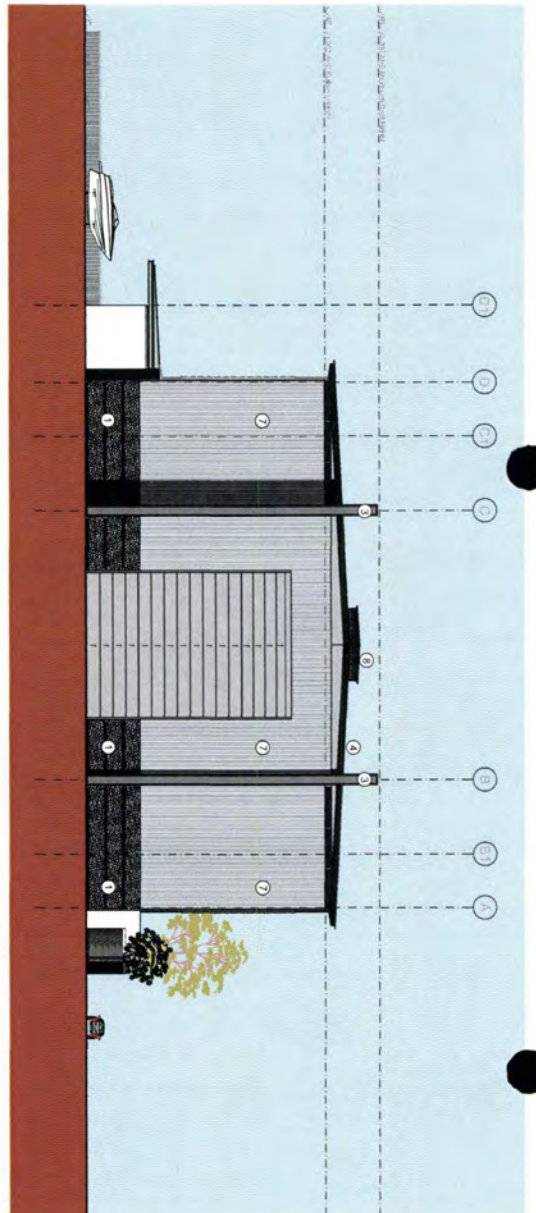
Rozelle Bay Marine Centre  
James Craig Road,  
Rozelle Bay, NSW

Western Boat Store  
Elevations

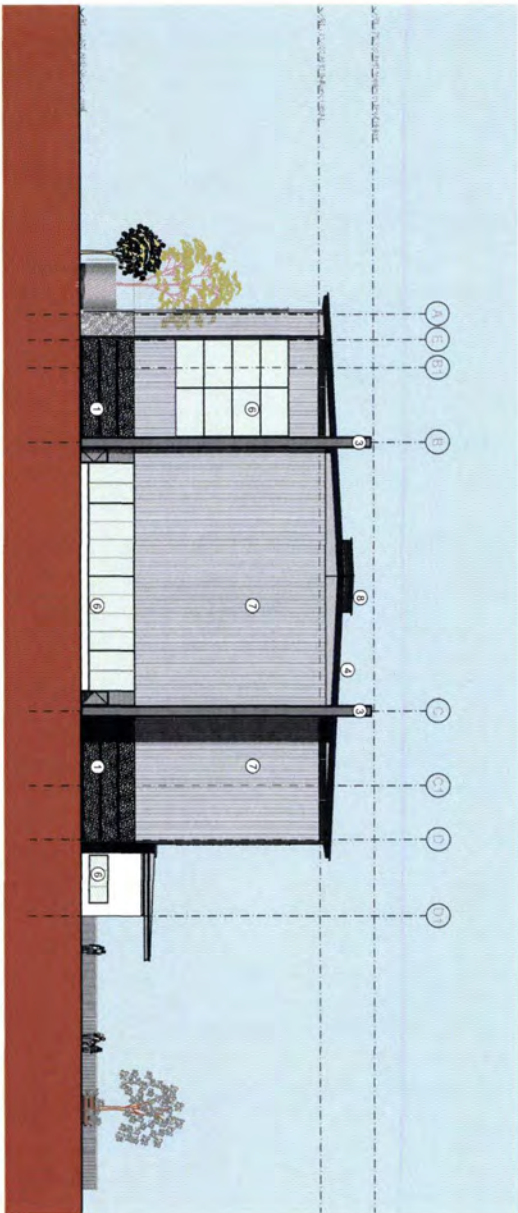
1:200 @ A1  
March 12

B-200-DA  
G





01 East Elevation  
1:200



02 West Elevation  
1:200

# Finishes Schedule

1 Powder effluent concrete  
(Grey)

2 Concrete with silicon finish

3 Metal sheet with Calibrated finish

4 Metal sheet with Calibrated finish or similar

5 Glass reinforced polycarbonate sheet - grey

6 Cladding

7 Glass reinforced polycarbonate sheet - clear

8 Translucent fiberglass roof sheet



**MICHAEL FOUNTAIN ARCHITECTS PTY LTD**  
1/7 MARLBOROUGH ROAD, SYDNEY, NSW 2008  
TEL: (02) 9550 7777  
WWW.MFA.COM.AU

PROJECT: Rozelle Bay Marine Centre  
DRAWING: Western Boat Store Elevations  
DATE: 12/03/2012  
BY: [Signature]



**Rozelle Bay Marine Centre**  
James Craig Road,  
Rozelle Bay, NSW

**Western Boat Store**  
Elevations

1:200  
March 12

B-201-DA  
G

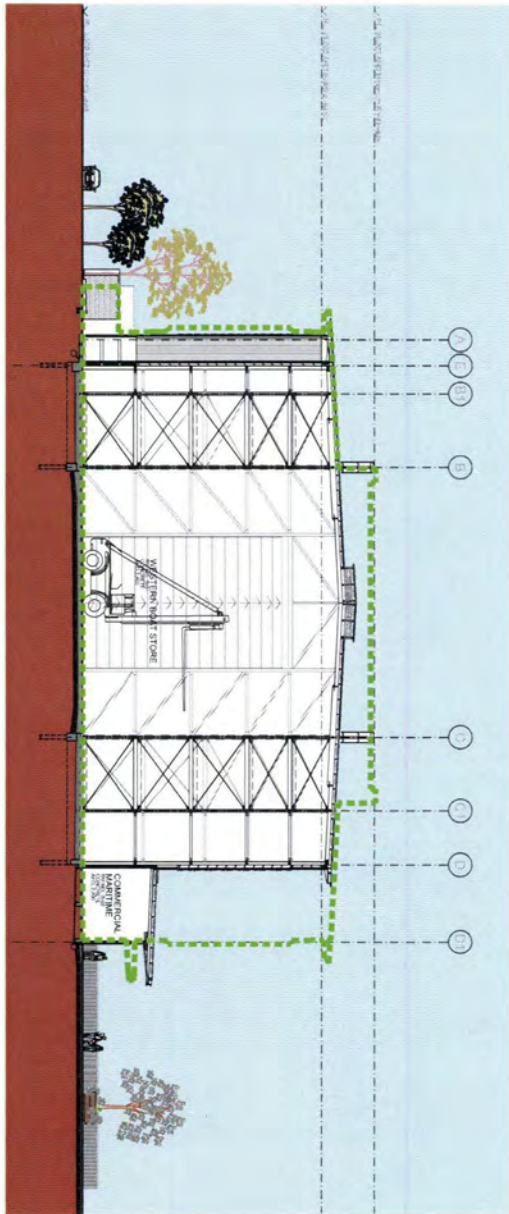
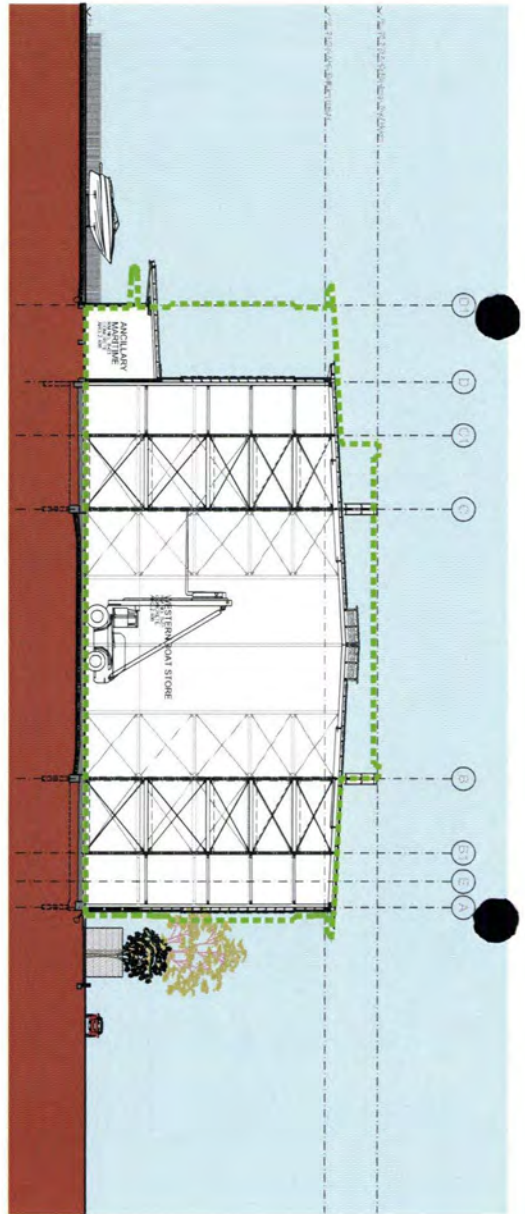


**Transport**  
Roads & Maritime  
Services

30 MAY 2012

This is the plan referred to in the  
Letter Dated Above





**Finishes Schedule**

	1 Precast hollow concrete (Grey)
	2 Concrete with uniform finish
	3 Metal sheet with Calibrated finish
	4 Metal sheet with 'Calibrated' finish or similar
	5 Glass reinforced polyester with sheet - grey
	6 Cladding
	7 Glass reinforced polyester with sheet - clear
	8 Translucent fibreglass roof panel

**MICHAEL FOUNTAIN ARCHITECTS PTY LTD**  
 17/2 MARLBOROUGH WAY, SYDNEY NSW 2008  
 TEL: 02 9550 1234 FAX: 02 9550 1235  
 WWW.MFA.COM.AU

PROJECT: Rozelle Bay Marine Centre  
 DRAWING: Section  
 DATE: 10/03/12  
 PROJECT BY: Michael Fountain Architects Pty Ltd  
 PROJECT FOR: Transport Roads & Maritime Services



**Rozelle Bay Marine Centre**  
 James Craig Road,  
 Rozelle Bay, NSW

**Western Boat Store**  
 Sections

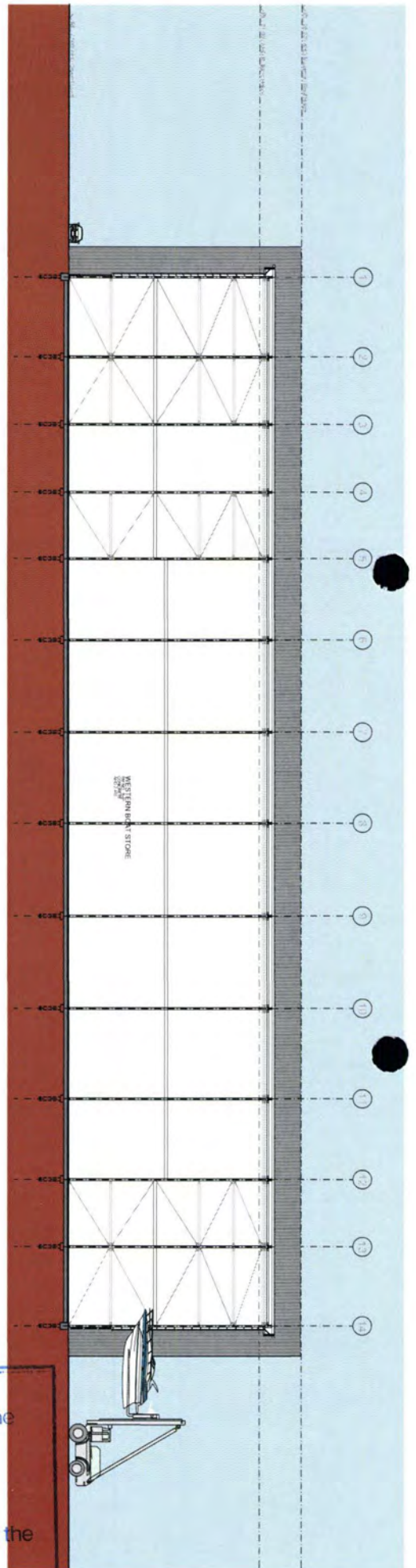
1:200	B-210-DA
March 12	G

**Transport Roads & Maritime Services**

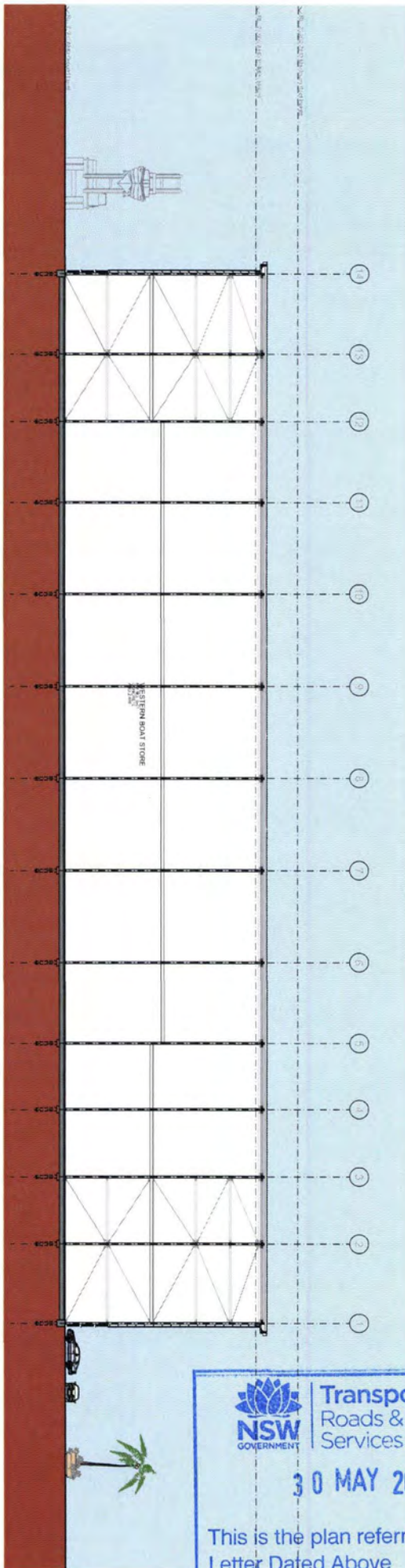
**30 MAY 2012**

This is the plan referred to in the Letter Dated Above





01 Section  
1:200



02 Section  
1:200

# Finishes Schedule



**MICHAEL FOUNTAIN ARCHITECTS PTY LTD**  
2/2 Macquarie St Building, New South  
Wales 2000, Australia  
Tel: (02) 9231 2000  
Fax: (02) 9231 2001

**PROJECT:** Rozelle Bay Marine Centre  
**CLIENT:** Transport for NSW  
**DESIGNER:** Michael Fountain Architects Pty Ltd  
**DATE:** 30 May 2012



**Rozelle Bay Marine Centre**  
James Craig Road,  
Rozelle Bay, NSW

**Western Boat Store**  
Sections

**1:200**  
**March 12**  
**G**



**Transport**  
Roads & Maritime  
Services

**30 MAY 2012**

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Letter Dated Above