

19 July 2013

**John Holland Pty Ltd  
Level 3, 65 Pirrama Road  
Pyrmont NSW 2009  
Australia**

**Attention: Mr. Diego Ascui  
Senior Development Manager**

**Re: Abercrombie Precinct Redevelopment  
Section 75W submission - Architectural Design Statement**

Dear Diego,

Further to recent discussions regarding the design modifications to be incorporated into the Section 75W drawings, please find attached a detailed schedule of modifications for each drawing/level.

The drawings have also been 'clouded' to identify changes between the approved DA drawings and the S75W drawings.

There is essentially no substantive change in the overall architectural design intent, building form or facade treatment. Most of the changes are in response to requests from the University of Sydney or the DA conditions.

The key design changes are as follows;

- relocation of the 550 seat lecture theatre (so that it is closer to the main entry)
- relocation of two of the 300 seat lecture theatres (location swapped with 550 seat theatre)
- re-orientation of the pods A & B (to avoid partial demolition of building H69)
- increased setbacks to southern boundary and Mandelbaum House
- reduced building height (Dean's unit relocated from level 5 to level 4)
- car park entry relocated (in accordance with DA conditions)
- provision for wheelchair access directly from Darlington Lane
- rationalisation of the car park areas onto a single level

In our opinion the proposed design changes are relatively minor, will reduce the potential impact on existing adjoining properties and maintain the design intent of the original development approval.

Yours faithfully,  
Kann Finch Group



**Stephen Jamison  
Principal**

(encl.)



**Table 1 – Proposed modifications**

Level	Description of proposed modification	Drawing No.
Basement Level	▪ Detention tanks added below blocks B & C.	A2210 Issue E
	▪ Plant added adjacent modified 550 Seat Theatre.	
	▪ Stair No. 9 relocated.	
	▪ 2 X 300 Seat Theatres deleted.	
	▪ 1 X 550 Seat Theatre added in lieu.	
	▪ Plant added below block A	
Lower Ground Level	▪ Air intake plenum added below blocks B & C.	A2200 Issue E
	▪ Kerb and site edge detail added to south east corner.	
	▪ Size of Fire Services Room rationalised and reduced.	
	▪ Kitchen deleted.	
	▪ Café dry store added.	
	▪ Unallocated store added	
	▪ Air Handling plant added	
	▪ Loading Dock Office added	
	▪ Lift 8 service extended to RL 24.50	
	▪ Vehicle access ramp to Abercrombie Street reorientated to the west.	
	▪ Lower car park area deleted.	
	▪ Showers and bicycle parking relocated to upper parking level.	
	▪ Store added west of vehicle turning area	
	▪ Loading Bay relocated.	
	▪ Switch Room added.	
	▪ Chiller Room relocated.	
	▪ Stair No. 10 relocated	
	▪ 2 X 300 Seat Theatres deleted.	
	▪ 1 X 550 Seat Theatre added in lieu.	
	▪ Reduced excavation to north west corner of site.	
	▪ Stair No. 9 relocated.	
	▪ Courtyard detail and access added from level above.	
	▪ Orientation of Block A & Block B modified.	
	▪ Block A Student Services Centre layout modified	
	▪ External works detail added.	
	▪ Main entry modified.	
	▪ Stair No. 3 modified.	
Upper Car Park Level	▪ Kerb and site edge detail added to south east corner.	A2201 Issue E
	▪ Vehicle entry/exit ramp to Abercrombie Street deleted.	
	▪ Re-orientated vehicle ramp added south and west of Block G.	
	▪ 1 X 550 Seat Theatre deleted in south west corner	

Level	Description of proposed modification	Drawing No.
	<ul style="list-style-type: none"> <li>▪ Bicycle parking added.</li> <li>▪ 2 X 300 Seat Theatres added below Blocks H &amp; J.</li> <li>▪ Modified extent of excavation to north west corner of site below Blocks H &amp; J.</li> <li>▪ Car park area increased to accommodate deleted lower parking level.</li> <li>▪ Showers/Lockers added.</li> <li>▪ Stair No. 10 relocated.</li> <li>▪ 2 X 300 Seat Theatres deleted.</li> <li>▪ 1 X 550 Seat Theatre added in lieu.</li> <li>▪ Stair No. 9 relocated.</li> <li>▪ Courtyard detail and access added from level above.</li> <li>▪ Orientation of Block A &amp; Block B modified.</li> <li>▪ Entry modified.</li> <li>▪ Stair No. 3 modified.</li> </ul>	
Ground Floor Level	<ul style="list-style-type: none"> <li>▪ Block C relocated.</li> <li>▪ Block D ICT Service Centre layout modified</li> <li>▪ Block D Stair No. 20 added.</li> <li>▪ Stair No. 4 modified.</li> <li>▪ External form of Block E Case study Room modified.</li> <li>▪ Location of Block E modified to align with south edge of Blocks D &amp; F.</li> <li>▪ Block G 550 Seat Theatre deleted.</li> <li>▪ Block G 100 Seat Case Study Room added in lieu.</li> <li>▪ Block G Computer Lab added.</li> <li>▪ Vehicle entry/exit ramp to Lower Ground added to west side of Block G.</li> <li>▪ Block H 100 Seat Case Study Room relocated to Block K</li> <li>▪ Blocks J &amp; K Seminar rooms relocated.</li> <li>▪ Sub-Station relocated to Level 1.</li> <li>▪ Blocks H &amp; J 2 X 300 Seat Theatres added.</li> <li>▪ Block L relocated.</li> <li>▪ Stair No. 9 relocated.</li> <li>▪ Stair No. 8 modified.</li> <li>▪ Block K Seminar Rooms added.</li> <li>▪ H69 Economics and Business Building retained as operational during construction phase.</li> <li>▪ Orientation of Block A &amp; Block B modified.</li> <li>▪ Entry modified.</li> <li>▪ Stair No. 3 modified.</li> </ul>	A2202 Issue E

Level	Description of proposed modification	Drawing No.
Mezzanine Level	▪ Block C relocated.	A2203 Issue E
	▪ Block D Stair No. 20 added.	
	▪ Block D Plant added.	
	▪ Stair No. 4 modified.	
	▪ External form of Block E Case study Room modified.	
	▪ Location of Block E modified to align with south edge of Blocks D & F.	
	▪ Block G 550 Seat Theatre deleted.	
	▪ Block G 100 Seat Case Study Room added in lieu.	
	▪ External form of Block G modified.	
	▪ Block L relocated.	
	▪ Stair No. 6 modified.	
	▪ External form of Blocks H, J & K modified.	
	▪ Stair No. 8 modified.	
	▪ Stair No. 9 relocated.	
	▪ H69 Economics and Business Building retained as operational during construction phase.	
	▪ Orientation of Block A & Block B modified.	
	▪ Stair No. 3 modified.	
Level 01	▪ Block C relocated.	A2204 Issue E
	▪ Block B Club Room added.	
	▪ Block D minor layout modification.	
	▪ Stair No. 4 modified.	
	▪ Block E 100 Seat Case Study Room modified to align with south edge of Blocks D & F.	
	▪ Block F Toilets and Lifts relocated to Block J.	
	▪ Block G 90 Seat Seminar Room added in lieu of 100 Seat Case Study Room.	
	▪ Vehicle Ramp entry/exit added south of Block H.	
	▪ Stair No. 6 modified.	
	▪ Sub-Station relocated from Ground level.	
	▪ Stair No. 8 modified.	
	▪ Stair No. 9 relocated.	
	▪ Block K Seminar relocated. 100 Seat Case Study Room added in lieu.	
	▪ Locations of Blocks H, J & K modified and aligned with adjacent Blocks.	
	▪ Block L relocated.	
	▪ H69 Economics and Business Building retained as operational during construction phase.	
	▪ Orientation of Block A & Block B modified.	
	▪ Stair No. 3 modified.	

Level	Description of proposed modification	Drawing No.
Level 02	▪ Block B Master's Students Space added.	A2205 Issue E
	▪ Block B Interactive Lounge and Store deleted.	
	▪ Block C relocated.	
	▪ Block D Terrace deleted.	
	▪ Block D Voids deleted in Area 2.	
	▪ Block E modified to align with south edge of Blocks D & F.	
	▪ Block E Seminar rooms minor layout modification.	
	▪ Block E Store deleted.	
	▪ Block F Toilets and Lifts relocated to Block J.	
	▪ Block F Small Seminar room added in lieu of Toilets and Lifts.	
	▪ Block G Store deleted and Small seminar room modified to 30 seat capacity.	
	▪ Stair No. 6 deleted.	
	▪ Locations of Blocks H, J & K modified and aligned with adjacent Blocks.	
	▪ Block L relocated.	
	▪ Stair No. 8 modified.	
	▪ Stair No. 9 relocated.	
	▪ H69 Economics and Business Building retained as operational during construction phase.	
	▪ Orientation of Block A & Block B modified.	
	▪ Stair No. 3 modified.	
Level 3	▪ Block B minor layout modifications.	A2206 Issue E
	▪ Block C relocated.	
	▪ Block C minor layout modifications.	
	▪ Block D voids to Area 2 deleted.	
	▪ Block E modified to align with south edge of Blocks D & F.	
	▪ Blocks F & G – Kitchenette added in area between blocks.	
	▪ Stair No. 6 deleted.	
	▪ Block J – Kitchenette, Print Room and Large Meeting room added.	
	▪ Locations of Blocks H, J & K modified and aligned with adjacent Blocks.	
	▪ Block K – Kitchenette added.	
	▪ Block L relocated.	
	▪ Block M minor layout modifications.	
	▪ Stair No. 9 relocated.	
	▪ H69 Economics and Business Building retained as operational during construction phase.	
	▪ Orientation of Block A & Block B modified.	
	▪ Stair No. 3 and void modified.	

Level	Description of proposed modification	Drawing No.
Level 4	<ul style="list-style-type: none"> <li>Level 5 Block A accommodation relocated to Block B.</li> </ul>	A2207 Issue E
	<ul style="list-style-type: none"> <li>Block C relocated.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block C – Terrace modified, Dining Seating relocated from Block B, Kitchenette and Store added.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block D – Plant added, Toilets and Small Meeting Room relocated to Area 1 adjacent. Large Meeting Rooms and Staff Common deleted.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block E modified to align with south edge of Blocks D &amp; F.</li> </ul>	
	<ul style="list-style-type: none"> <li>Skylight deleted over Area 3.</li> </ul>	
	<ul style="list-style-type: none"> <li>Plants spaces over Blocks E, F, G, H, J &amp; K amalgamated.</li> </ul>	
	<ul style="list-style-type: none"> <li>Locations of Blocks H, J &amp; K modified and aligned with adjacent Blocks.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block L relocated.</li> </ul>	
	<ul style="list-style-type: none"> <li>Stair No. 9 relocated.</li> </ul>	
	<ul style="list-style-type: none"> <li>H69 Economics and Business Building retained as operational during construction phase.</li> </ul>	
	<ul style="list-style-type: none"> <li>Orientation of Block A &amp; Block B modified.</li> </ul>	
	<ul style="list-style-type: none"> <li>Stair No. 3 and void modified.</li> </ul>	
Level 5	<ul style="list-style-type: none"> <li>Block L relocated.</li> </ul>	A2208 Issue E
	<ul style="list-style-type: none"> <li>H69 Economics and Business Building retained as operational during construction phase.</li> </ul>	
	<ul style="list-style-type: none"> <li>Orientation of Block A &amp; Block B modified.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block A office accommodation deleted, Roof Terrace and Plant added.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block C relocated.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block D/Area 2 Plant modified.</li> </ul>	
Roof	<ul style="list-style-type: none"> <li>Block C relocated.</li> </ul>	A2209 Issue E
	<ul style="list-style-type: none"> <li>Block E modified to align with south edge of Blocks D &amp; F.</li> </ul>	
	<ul style="list-style-type: none"> <li>Area 3 - Hipped roof added over amalgamated plant.</li> </ul>	
	<ul style="list-style-type: none"> <li>Locations of Blocks H, J &amp; K modified and aligned with adjacent Blocks.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block L relocated.</li> </ul>	
	<ul style="list-style-type: none"> <li>Stair No. 9 relocated.</li> </ul>	
	<ul style="list-style-type: none"> <li>Area 2 - hipped roof added over plant.</li> </ul>	
	<ul style="list-style-type: none"> <li>Block M - hipped roof added over plant.</li> </ul>	
	<ul style="list-style-type: none"> <li>Orientation of Block A &amp; Block B modified and hipped roof added.</li> </ul>	
	<ul style="list-style-type: none"> <li>Skylight enclosure over entry void modified.</li> </ul>	
	<ul style="list-style-type: none"> <li>Terrace added to Block A Level 5</li> </ul>	
Abercrombie Elevation	<ul style="list-style-type: none"> <li>External finish to Ground Level walls added.</li> </ul>	A3000 Issue E
	<ul style="list-style-type: none"> <li>Height of glazing wall showered.</li> </ul>	
	<ul style="list-style-type: none"> <li>Level 1 Terrace added.</li> </ul>	

Level	Description of proposed modification	Drawing No.
	<ul style="list-style-type: none"> <li>Level 04 plant areas amalgamated and roof design modified.</li> <li>Level 05 plant areas amalgamated and roof design modified.</li> <li>Entry void skylight design modified</li> <li>Lift and stair access extended to Level 05</li> <li>Blocks A and B orientation modified.</li> </ul>	
East Elevation	<ul style="list-style-type: none"> <li>Block A orientation modified.</li> <li>Block B orientation modified.</li> <li>Building setback to southern boundary increased.</li> <li>Entry void skylight design modified.</li> <li>Level 05 plant areas amalgamated and roof design modified.</li> <li>Lift and stair access extended to Level 05</li> <li>Building setback to southern boundary increased.</li> </ul>	A3001 Issue E
North Elevation	<ul style="list-style-type: none"> <li>Eastern section of H69 to be retained.</li> <li>Lift and stair access extended to Level 05</li> <li>Level 05 plant areas amalgamated and roof design modified.</li> <li>Skylight added above voids to circulation areas.</li> <li>Level 04 plant areas amalgamated and roof design modified.</li> <li>Vehicle entry/exit ramp added to west end.</li> </ul>	
West Elevation	<ul style="list-style-type: none"> <li>Width of circulation areas modified</li> <li>Fire stair added</li> <li>Vehicle entry/exit to Darl Lane added.</li> <li>Building setback to southern boundary increased.</li> <li>Level 04 plant areas amalgamated and roof design modified.</li> <li>Level 05 plant areas amalgamated and roof design modified.</li> <li>Entry void skylight design modified.</li> <li>Building setback to southern boundary increased.</li> </ul>	A3002 Issue E
Section A	<ul style="list-style-type: none"> <li>Car park level layout modified and bicycle parking added below 300 Seat Lecture Theatre.</li> <li>Car park level vehicle ramp layout modified.</li> <li>Car parking and Ground level north extent of excavation reduced.</li> <li>Ground level south 550 Seat Lecture Theatre relocated.</li> <li>Ground level north Case study Rooms relocated and 300 Seat Lecture Theatre added in lieu.</li> <li>Level 1 layout modified.</li> <li>Level 2 layout modified.</li> <li>Level 3 layout modified.</li> <li>Level 1, 2 &amp; 3 width of Circulation Area modified.</li> <li>Level 4 Plant areas amalgamated and roof design modified.</li> <li>Building setback to northern site boundary increased.</li> </ul>	A3100 Issue E

Level	Description of proposed modification	Drawing No.
Section B	▪ Basement level vehicle area modified.	
	▪ Basement level car parking deleted and store added.	
	▪ Car park level – all parking amalgamated	
	▪ Car park level switch room added.	
	▪ Building setback to southern boundary increased.	
	▪ Level 1 layout modified.	
	▪ Level 1 & Level 2 width of Circulation area modified.	
	▪ Level 3 layout modified.	
	▪ Level 4 Plant areas amalgamated and roof design modified.	
	▪	
Section C	▪ Basement level added.	A3101 Issue E
	▪ Car park level vehicle turning area modified.	
	▪ Level 1, 2 & 3 width of Circulation Area modified.	
	▪ Level 2 layout modified.	
	▪ Level 3 layout modified.	
	▪ Level 5 Plant areas amalgamated and roof design modified.	
	▪ All level Stair 9 relocated and toilet layouts modified	
Section D	▪ Building setback to northern boundary increased	
	▪ Lower ground level east 550 Seat Lecture Theatre added in lieu of 2 X 300 Seat Lecture Theatres.	
	▪ Ground level west Computer Lab added in lieu of 550 Seat Lecture Theatre.	
	▪ Ground level west vehicle entry/exit relocated.	
	▪ Orientation of Block B modified.	
	▪ Level 1, 2 & 3 east voids to circulation areas deleted.	
	▪ Level 1, 2 & 3 west voids to circulation areas relocated and skylight added to roof over.	
	▪ Level 1, 2 & 3 west voids between Grids A and B relocated.	
	▪ Level 4 west Plant areas amalgamated and roof design modified.	
	▪ Level 1, 2, 3 & 4 Entry void and stair design modified.	
	▪ Level 5 skylight over entry void design modified.	
	▪ Level 5 Plant areas amalgamated and roof design modified.	