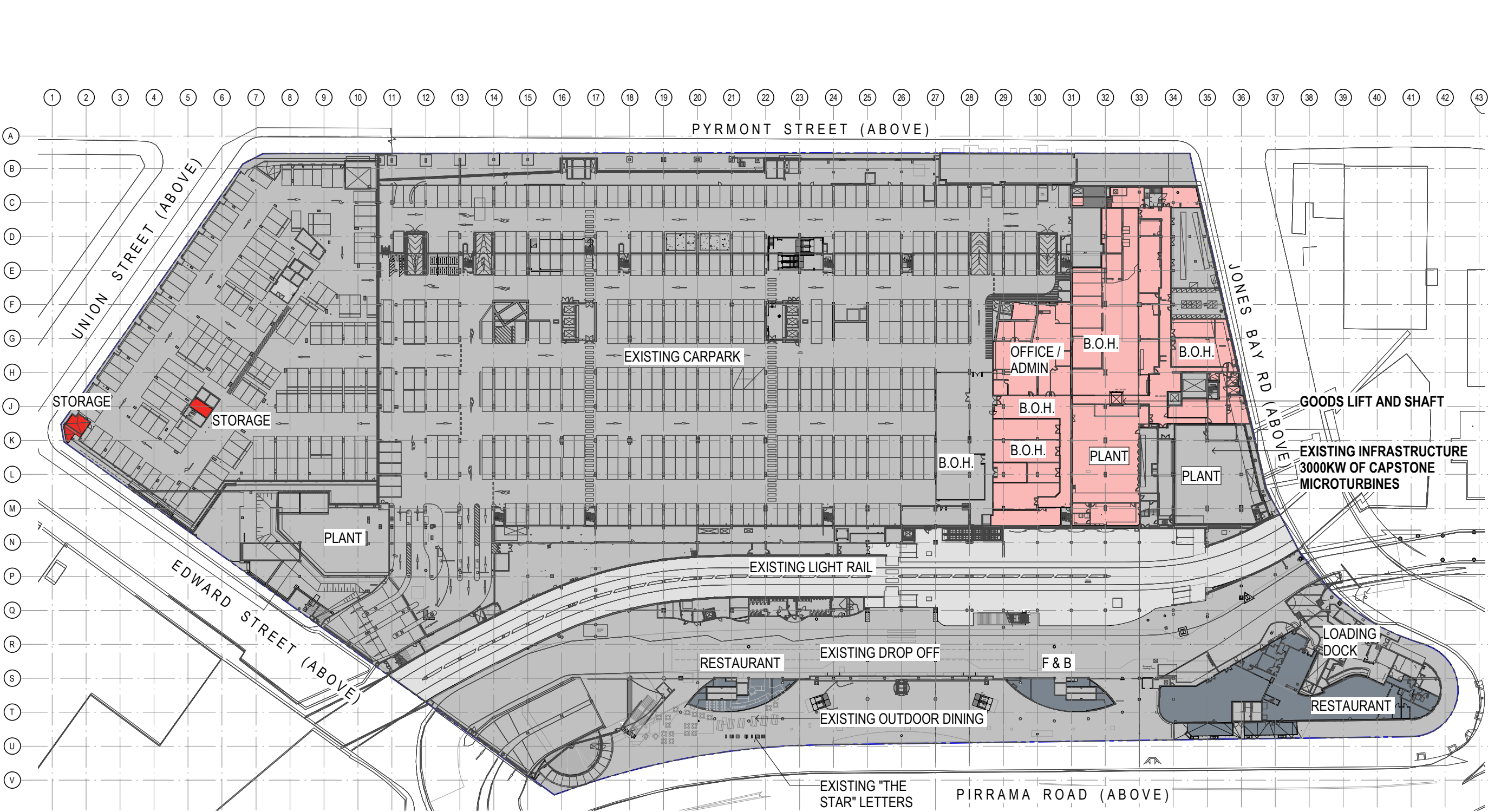


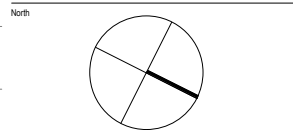


EXISTING AREA	EXISTING PATRONS PER m ²
B.O.H. (3124m ²)	@ 10 m ² / PERSON = 312 PAX
STORAGE (37m ²) (NON GFA)	NA
F+B (972m ²)	@ 1 m ² / PERSON = 972 PAX
LIGHT RAIL	NA
EXISTING CARPARK & PLANT	NA
TOTAL GFA: 4096 m ²	TOTAL EX PATRONS: 1284 PAX

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URBIS
Structural & Civil Engineer
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TTW
Structural, Mechanical & Fire
Protection Engineer
WSP
PARSONS
BRINCKERHOFF
Electrical, Communications &
Hydraulic Engineer
UMBOW LAI
BCA Consultant
McKenzie Group
mckenzie
group

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(AUSTRALIAN HEIGHT DATUM).



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D MOD13 SUBMISSION 11.08.2017
C DRAFT ISSUE 23.06.2017
B DRAFT ISSUE 24.05.2017
A DRAFT ISSUE 26.02.2017
Issue Description Date Chk Auth
Architect
dwp
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Project
THE STAR - MODIFICATION 13

Location
80 PYRMONT STREET
PYRMONT NSW 2009

Client
THE STAR ENTERTAINMENT GROUP

THE STAR
ENTERTAINMENT GROUP

周大福企業有限公司
Chow Tai Fook Enterprises Limited

遠東發展有限公司
Far East Consortium International Limited

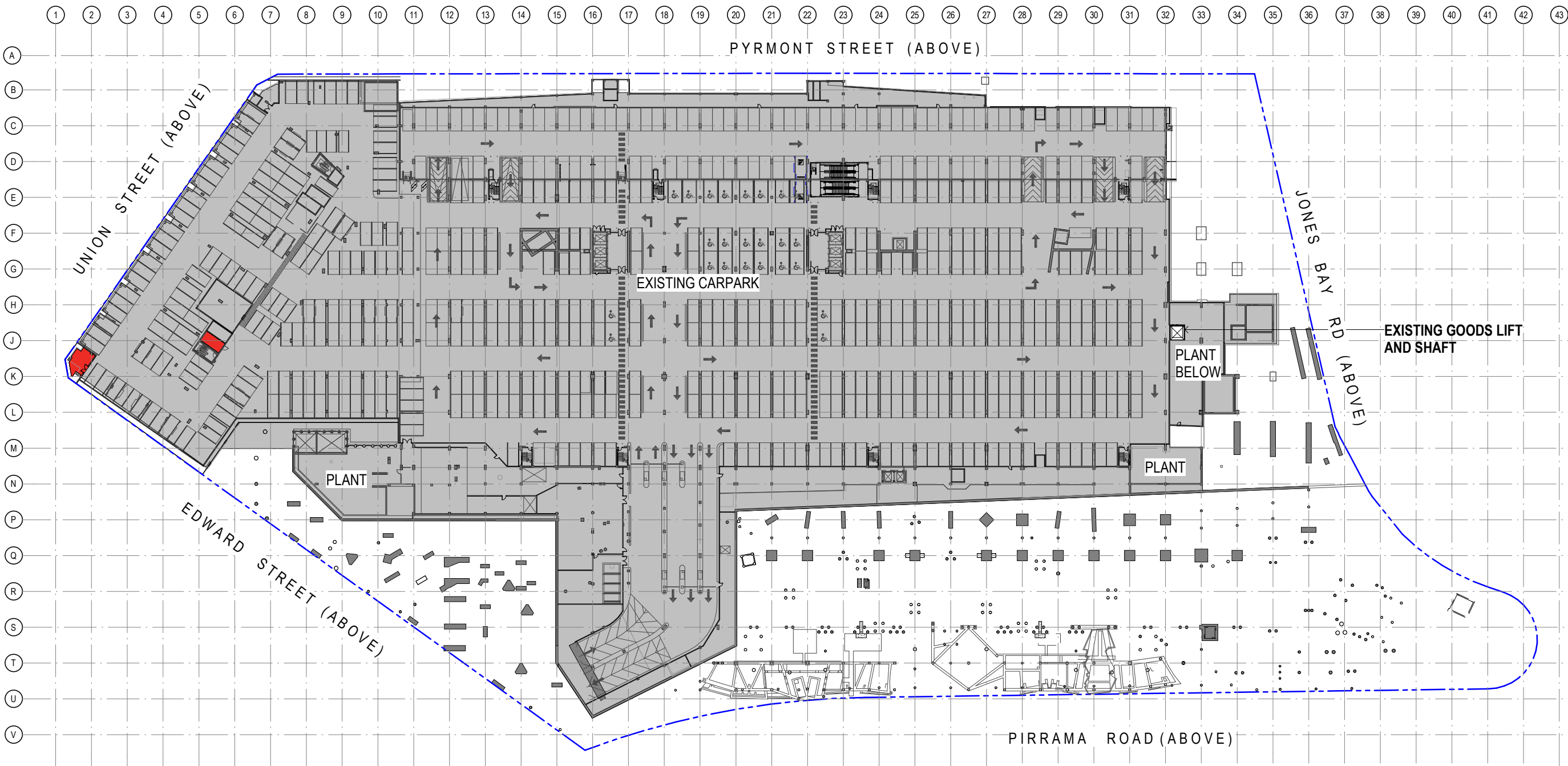
Drawing
EXISTING SITE PLAN & GFA DIAGRAM -
LEVEL B2

Scale 1: 500 @ A1 Date Printed 11/6/2018 12:23:15 PM
Project Number Drawing Number Issue

AUSYD160165 MOD13-AS90B2 E



File Name C:\projects\REVIT build\2017\160165_THE STAR_MOD13_CENTRAL_2017.dwg



EXISTING AREA	EXISTING PATRONS PER m²
STORAGE (37m²) (NON GFA)	NA
EXISTING CARPARK & PLANT	NA

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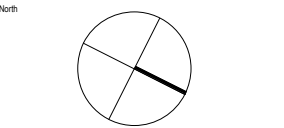
Structural & Civil Engineer
TAYLOR THOMSON WHITTING

Structural, Mechanical & Fire
Protection Engineer
WSP
BRINCKERHOFF

Electrical, Communications &
Hydraulic Engineer
UMBOW LAI

BCA Consultant
McKenzie Group

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D	MOD13 SUBMISSION	11.08.2017
C	DRAFT ISSUE	23.06.2017
B	DRAFT ISSUE	24.05.2017
A	DRAFT ISSUE	26.02.2017

Architect
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Project
THE STAR - MODIFICATION 13

Location
80 PYRMONT STREET
PYRMONT NSW 2009

Client

THE STAR ENTERTAINMENT GROUP

THE STAR
ENTERTAINMENT GROUP

周大福企業有限公司
Chow Tai Fook Enterprises Limited

遠東發展有限公司
Far East Consortium International Limited

Drawing
EXISTING SITE PLAN & GFA DIAGRAM -
LEVEL B3

Scale
1: 500 @A1

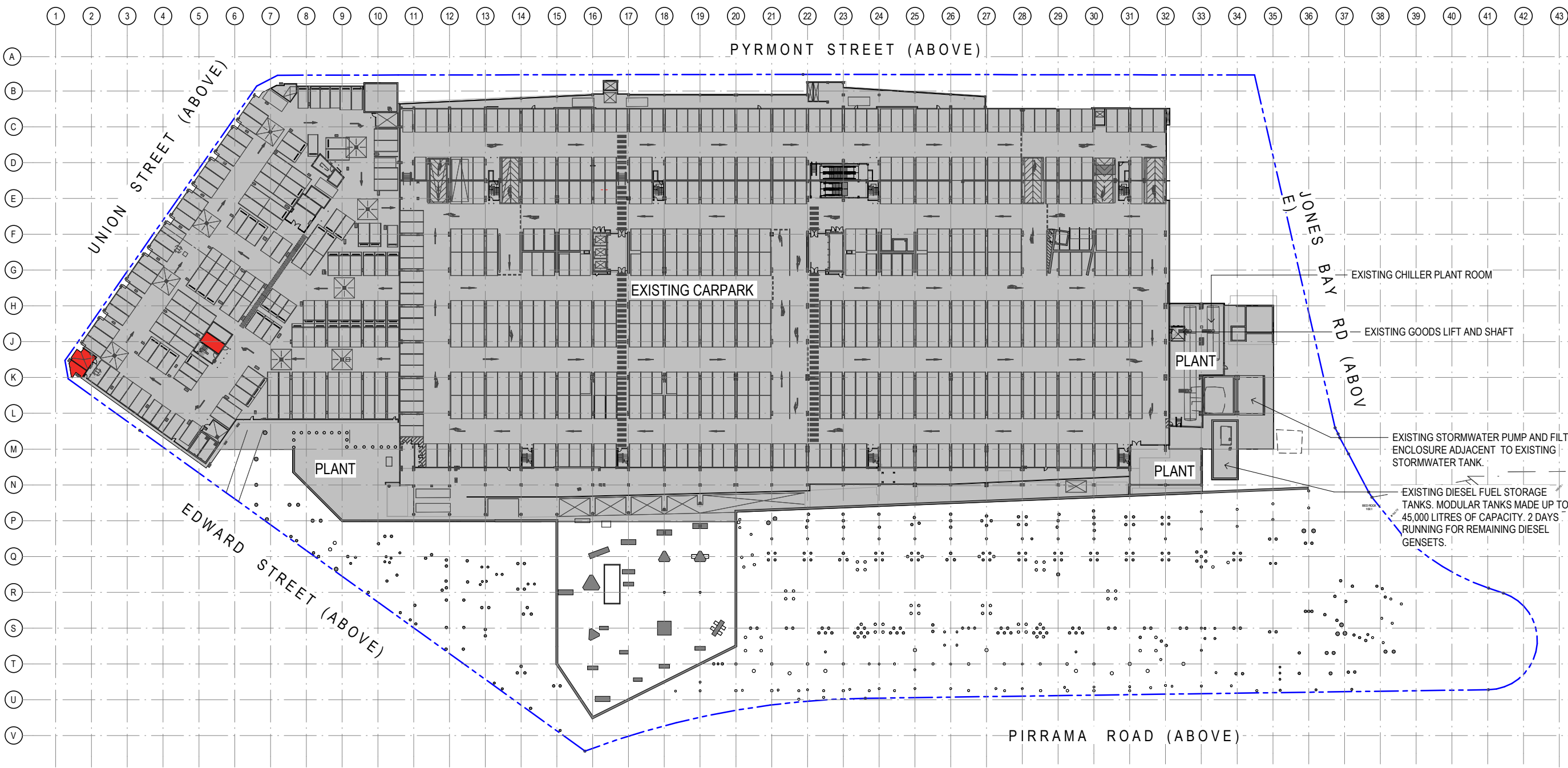
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Project Number
AUSYD160165 MOD13-AS90B3

Drawing Number
E



File Name C:\projects\REVIT\local\2017\16-0165_THE STAR_MOD13_CENTRAL_2017.dwg



EXISTING AREA		EXISTING PATRONS PER m²
	STORAGE (37m²) (NON GFA)	NA
	EXISTING CARPARK & PLANT	NA

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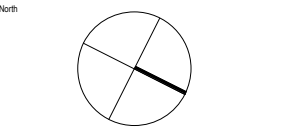
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TAYLOR THOMSON WHITTING

Structural, Mechanical & Fire
Protection Engineer
WSP
PARSONS
BRINCKERHOFF

Electrical, Communications &
Hydraulic Engineer
UMBOW LAI

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D	MOD13 SUBMISSION	11.08.2017
C	DRAFT ISSUE	23.06.2017
B	DRAFT ISSUE	24.05.2017
A	DRAFT ISSUE	26.02.2017

Issue Description Date Chk Auth
Architect
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Project
THE STAR - MODIFICATION 13

Location
80 PYRMONT STREET
PYRMONT NSW 2009

Client

THE STAR ENTERTAINMENT GROUP
THE STAR
ENTERTAINMENT GROUP
周大福企業有限公司
Chow Tai Fook Enterprises Limited

遠東發展有限公司
Far East Consortium International Limited

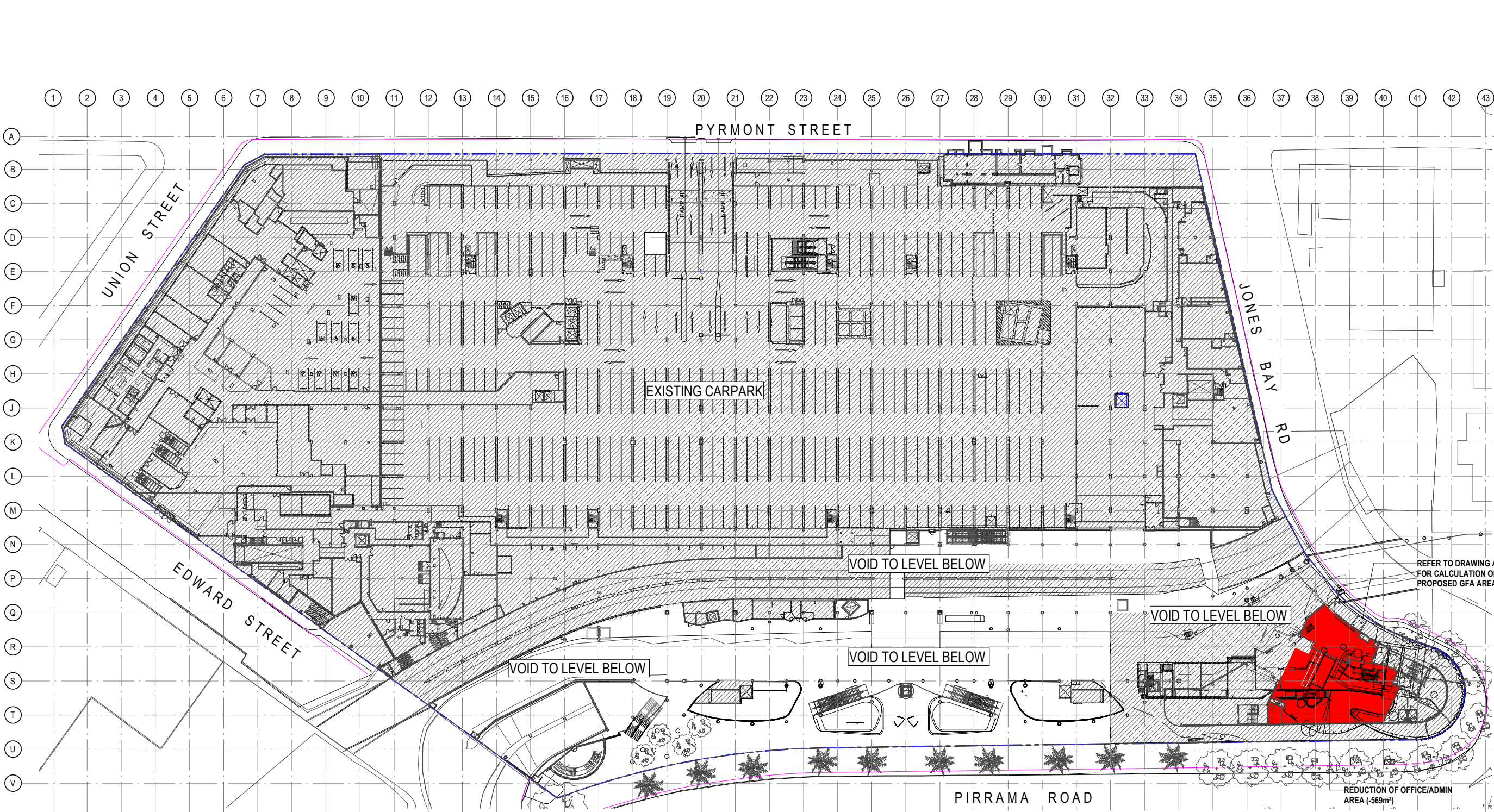
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EXISTING SITE PLAN & GFA DIAGRAM -
LEVEL B4

Scale Date Printed
1: 500 @A1 11/6/2018 12:24:45 PM
Project Number Drawing Number Issue

AUSYD160165 MOD13-AS90B4 E



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Structural & Civil Engineer
TAYLOR THOMSON WHITTING **TTW** Taylor Thomson Whitting

Structural, Mechanical & Fire Protection Engineer
WSP PARSONS BRINCKERHOFF **WSP** PARSONS BRINCKERHOFF

Electrical, Communications & Hydraulic Engineer
UMBW LAI **UMBW LAI**

BCA Consultant
McKenzie Group **mckenzie group**

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LEGEND

- ADDITIONAL GFA
- REDUCED GFA
- CHANGE OF USE
- OUT OF SCOPE

North

DA - RESPONSE TO SUBMISSION
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F	RESPONSE TO SUBMISSIONS	02.11.2018
E	MOD13 SUBMISSION	11.08.2017
D	DRAFT ISSUE	23.06.2017
C	DRAFT ISSUE	31.05.2017
B	DRAFT ISSUE	24.05.2017
A	DRAFT ISSUE	26.02.2017
Issue Description	Date	Chk Auth
Architect		
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Project
THE STAR - MODIFICATION 13

Location
80 PYRMONT STREET
PYRMONT NSW 2009

Client
THE STAR ENTERTAINMENT GROUP
THE STAR
ENTERTAINMENT GROUP
周大福企業有限公司
Chow Tai Fook Enterprises Limited
遠東發展有限公司
Far East Consortium International Limited

Drawing
PROPOSED SITE PLAN & GFA DIAGRAM - LEVEL B1

Scale
1: 500 @ A1

Date Printed
11/6/2018 3:56:05 PM

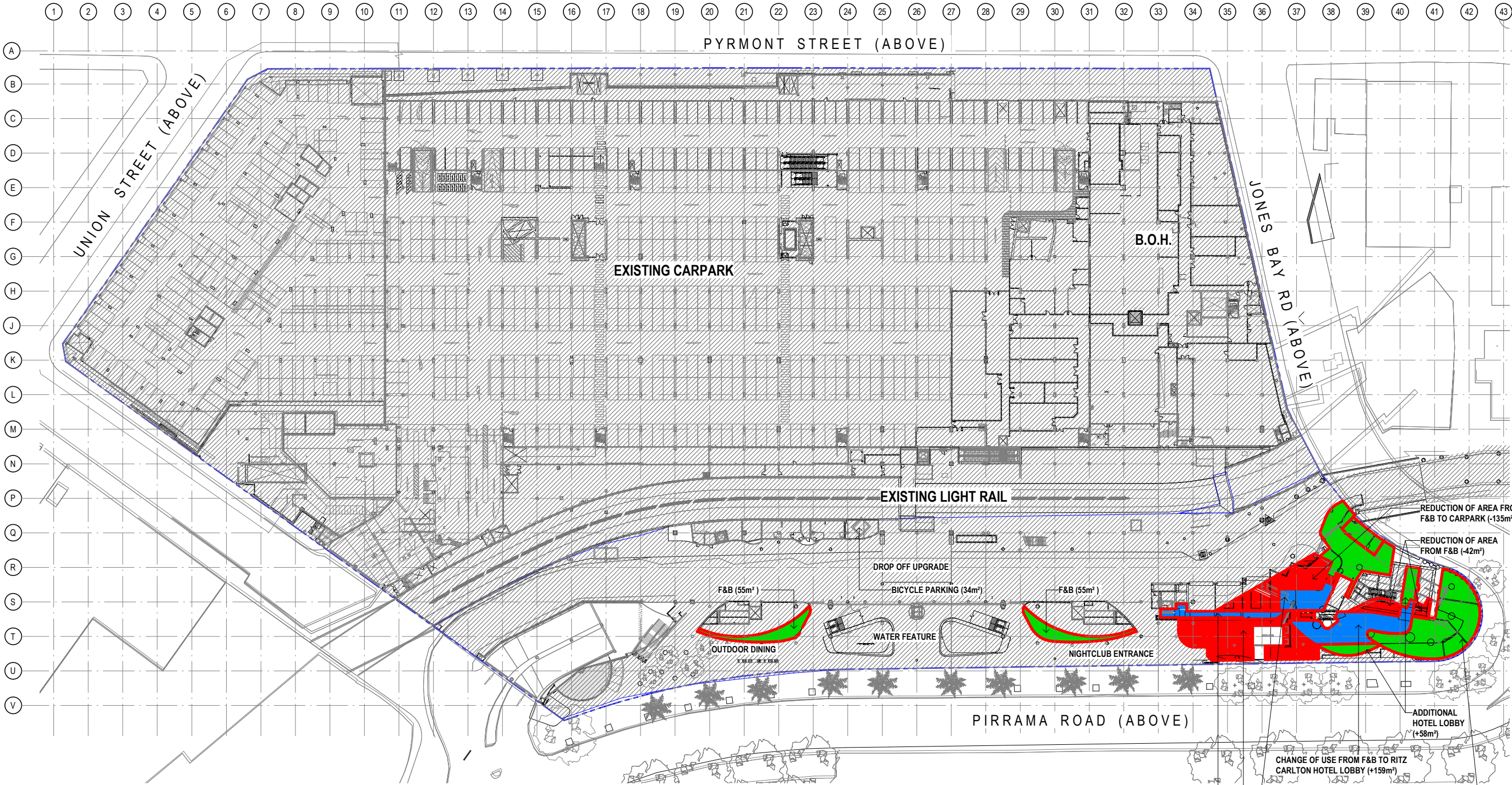
Project Number
AUSYD160165

Drawing Number
MOD13-AS91B1

Issue
F

EXISTING AREA	EXISTING PATRONS PER m²	PROPOSED AREA	PROPOSED PATRONS PER m²
BACK OF HOUSE (812m²)	@ 1 m² / PERSON = 812 PAX	UNCHANGED (812m²)	@ 1m² / PERSON = 812 PAX (UNCHANGED)
STORAGE (127m²) (NON GFA)	NA	UNCHANGED (127m²) (NON GFA)	NA
EXISTING CARPARK & PLANT	NA	-	NA
OFFICE/ ADMIN (569m²)	@ 10 m² / PERSON = 57 PAX	-569m² = -569m² (0m²)	@ 10 m² / PERSON = -57 PAX (0 PAX)
TOTAL EX GFA: 1381m²	TOTAL EX PATRONS: 869 PAX	TOTAL PROPOSED GFA: -569m² (812m²)	TOTAL PROPOSED PATRONS: -57 PAX (812 PAX)

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Structural & Civil Engineer
TAYLOR THOMSON WHITTING
TTW

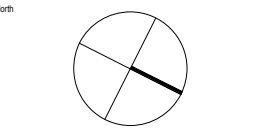
Structural, Mechanical & Fire
Protection Engineer
WSP
WSP PARSONS
BRINCKERHOFF

Electrical, Communications &
Hydraulic Engineer
UMBOW LAI

BCA Consultant
McKenzie Group
mckenzie group

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LEGEND
[Green Box] ADDITIONAL GFA
[Red Box] REDUCED GFA
[Blue Box] CHANGE OF USE
[Hatched Box] OUT OF SCOPE



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G	RESPONSE TO SUBMISSIONS	02.11.2018
F	MOD13 SUBMISSION	11.08.2017
E	DRAFT ISSUE	23.06.2017
D	DRAFT ISSUE	31.05.2017
C	DRAFT ISSUE	24.05.2017
B	DRAFT ISSUE	10.03.2017
A	DRAFT ISSUE	26.02.2017
Issue	Description	Date
Architect		
dwp		
www.dwp.com		

Project
THE STAR - MODIFICATION 13

Location
80 PYRMONT STREET
PYRMONT NSW 2009

Client
THE STAR ENTERTAINMENT GROUP

THE STAR
ENTERTAINMENT GROUP
周大福企業有限公司
Chow Tai Fook Enterprises Limited

遠東發展有限公司
Far East Consortium International Limited

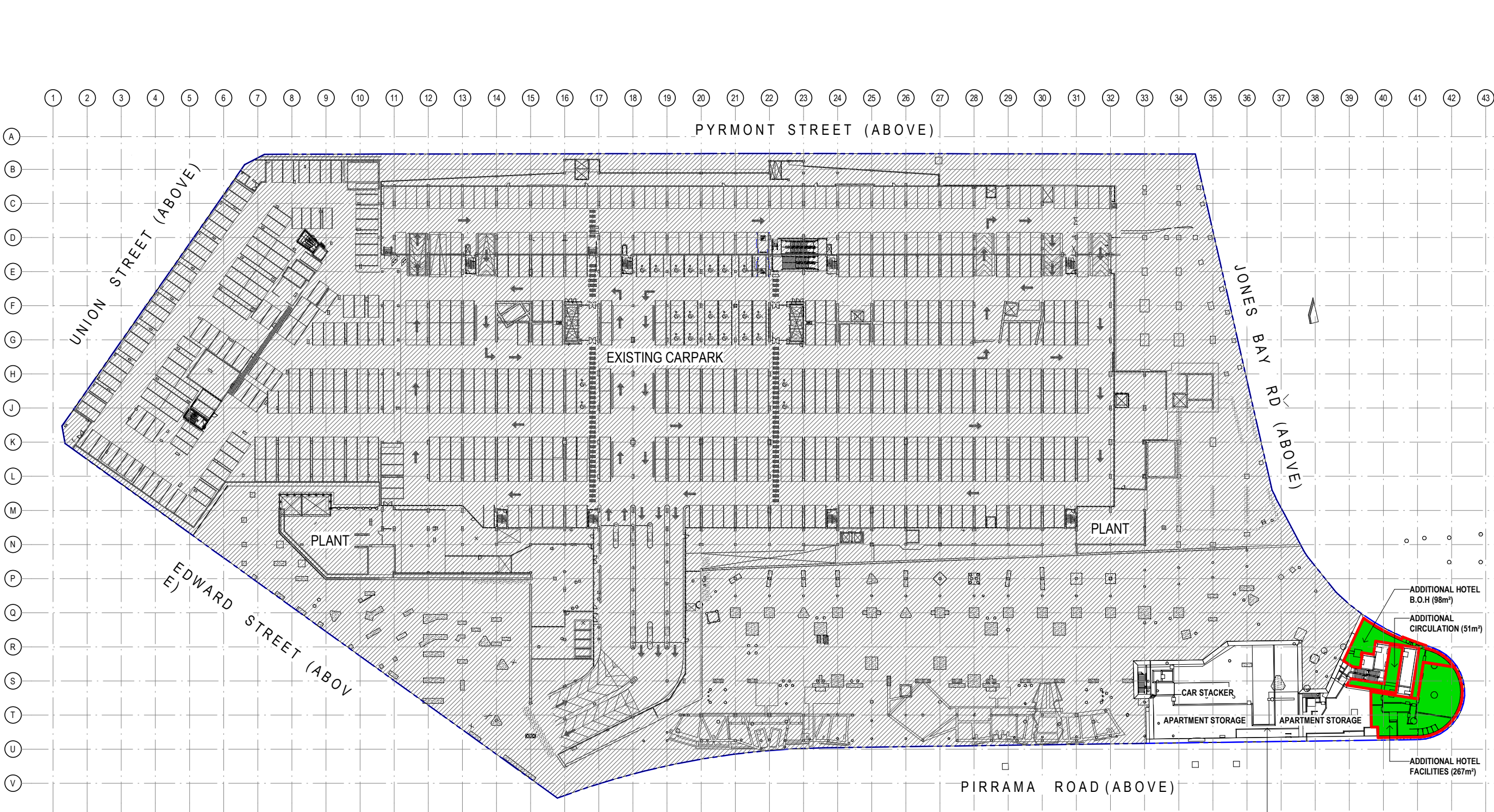
Drawing
PROPOSED SITE PLAN & GFA DIAGRAM -
LEVEL B2

Scale
1: 500 @ A1
Date Printed
11/6/2018 3:57:05 PM

Project Number
AUSYD160165
Drawing Number
MOD13-AS91B2
Issue
G



EXISTING AREA	EXISTING PATRONS PER m²	PROPOSED AREA	PROPOSED PATRONS PER m²
☐ BACK OF HOUSE (3124m²)	@ 10 m² / PERSON = 312 PAX	UNCHANGED (3124m²)	@ 10m² / PERSON = 312 PAX (UNCHANGED)
☐ STORAGE (37m²) (NON GFA)	NA	+34m² = +71m² (+71m²) (NON GFA)	NA
☐ F+B (972m²)	@ 1 m² / PERSON = 972 PAX	+55 +55 -159 -376 -54 -135 -64 -42m² = -720m² (252m²)	@ 1 m² / PERSON = -720 PAX (252 PAX)
☐ LIGHT RAIL	NA	NA	NA
☐ EXISTING CARPARK & PLANT	NA	NA	NA
☐ RITZ CARLTON HOTEL LOBBY	NA	+58 +159m² = +217m² (217m²)	@ 15 m² / PERSON = +14 PAX (14 PAX)
☐ RITZ CARLTON B.O.H.	NA	+310 +64 +171 +135m² = +680m² (680m²)	@ 15 m² / PERSON = +45 PAX (45 PAX)
☐ RESIDENTIAL	NA	+54m² = +54m² (54m²)	@ 15 m² / PERSON = +4 PAX (4 PAX)
TOTAL EX GFA: 4096m²	TOTAL EX PATRONS: 1284 PAX	TOTAL PROPOSED GFA: 231m² (4327m²)	TOTAL PROPOSED PATRONS: -657 PAX (627 PAX)



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URBIS

Structural & Civil Engineer
TAYLOR THOMSON WHITTING
TTW Taylor Thomson Whitting

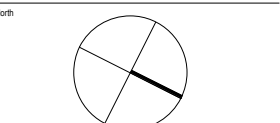
Structural, Mechanical & Fire
Protection Engineer
WSP PARSONS BRINCKERHOFF
WSP PARSONS BRINCKERHOFF

Electrical, Communications &
Hydraulic Engineer
UMOW LAI
UMOW LAI

BCA Consultant
McKenzie Group
mckenzie group

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LEGEND
[Red Box] ADDITIONAL GFA
[Red Box] REDUCED GFA
[Blue Box] CHANGE OF USE
[Hatched Box] OUT OF SCOPE



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F	RESPONSE TO SUBMISSIONS	02.11.2018
E	MOD13 SUBMISSION	11.08.2017
D	DRAFT ISSUE	23.06.2017
C	DRAFT ISSUE	31.05.2017
B	DRAFT ISSUE	24.05.2017
A	DRAFT ISSUE	26.02.2017
Issue	Description	Date
Architect		
dwp		
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Project
THE STAR - MODIFICATION 13

Location
80 PYRMONT STREET
PYRMONT NSW 2009

Client
THE STAR ENTERTAINMENT GROUP

THE STAR
ENTERTAINMENT GROUP

周大福企業有限公司
Chow Tai Fook Enterprises Limited

 遠東發展有限公司
Far East Consortium International Limited

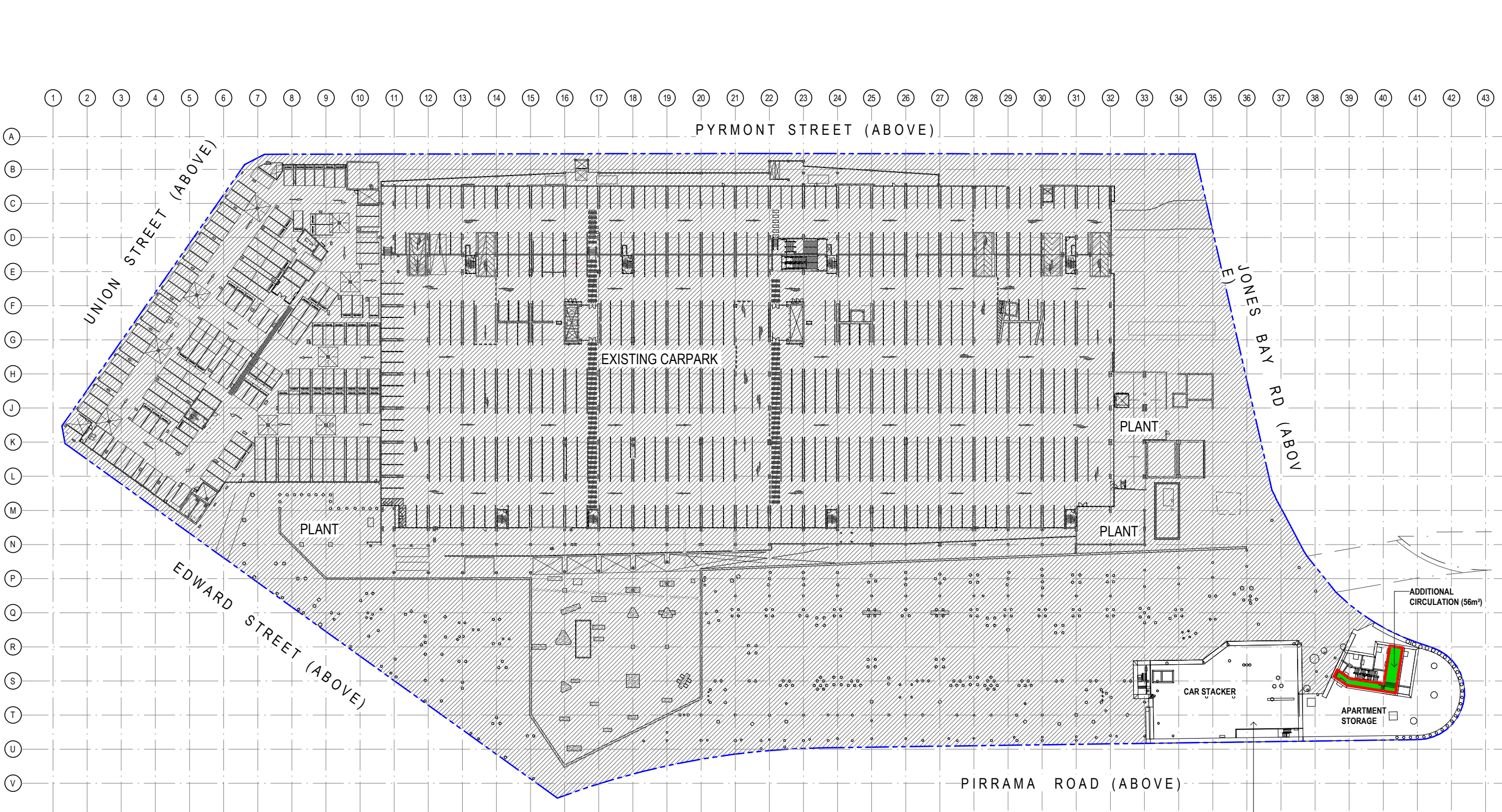
Drawing
PROPOSED SITE PLAN & GFA DIAGRAM -
LEVEL B3

Scale
1: 500 @A1
Date Printed
11/6/2018 3:57:41 PM

Project Number
AUSYD160165
Drawing Number
MOD13-AS91B3
Issue
F

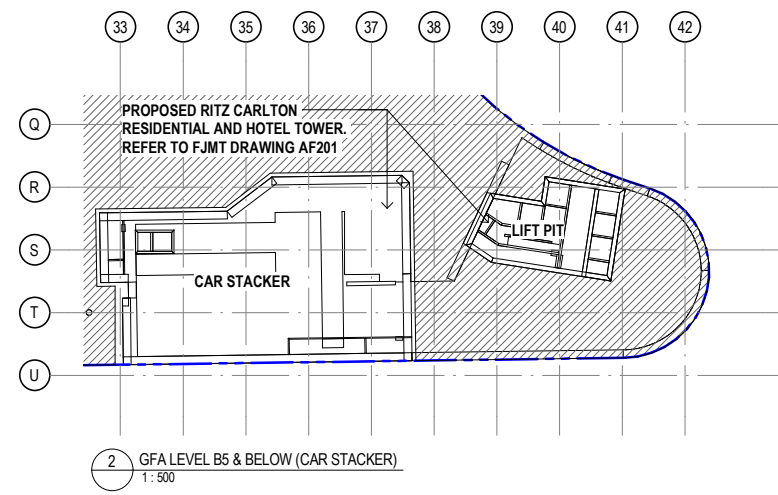


EXISTING AREA	EXISTING PATRONS PER m ²	PROPOSED AREA	PROPOSED PATRONS PER m ²
STORAGE (37m ²) (NON GFA)	NA	REFER TO DRAWING AS9110	NA
EXISTING CARPARK & PLANT	NA	NA	NA
 CIRCULATION	-	+51m ² = +51m ² (51m ²)	NA
 RITZ CARLTON B.O.H.	-	+98m ² = +98m ² (98m ²)	@1m ² / PERSON = +98 PAX (112 PAX)
 RITZ CARLTON FACILITIES	-	+267m ² = +267m ² (267m ²)	@1m ² / PERSON = +267 PAX (267 PAX)
TOTAL EX GFA: 0m ²	TOTAL EX PATRONS: NA	TOTAL PROPOSED GFA: +416m ² (416m ²)	TOTAL PROPOSED PATRONS: +365 PAX (365 PAX)



1 GFA LEVEL B4 PROPOSED PLAN
1:500

EXISTING AREA	EXISTING PATRONS PER m²	PROPOSED AREA	PROPOSED PATRONS PER m²
STORAGE (37m²) (NON GFA)	NA	REFER TO DRAWING AS9110	NA
EXISTING CARPARK & PLANT	NA	NA	NA
CIRCULATION	NA	+56m² = +56m² (56m²)	NA
TOTAL EX GFA: 0m²	TOTAL EX PATRONS: NA	TOTAL PROPOSED GFA: +56m² (56m²)	TOTAL PROPOSED PATRONS: NA



2 GFA LEVEL B5 & BELOW (CAR STACKER)
1:500

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Structural & Civil Engineer TAYLOR THOMSON WHITTING TTW
Structural, Mechanical & Fire Protection Engineer WSP
Electrical, Communications & Hydraulic Engineer UNGOW LAI
BCA Consultant Mckenzie Group

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LEGEND
■ ADDITIONAL GFA
■ REDUCED GFA
■ CHANGE OF USE
▨ OUT OF SCOPE

North

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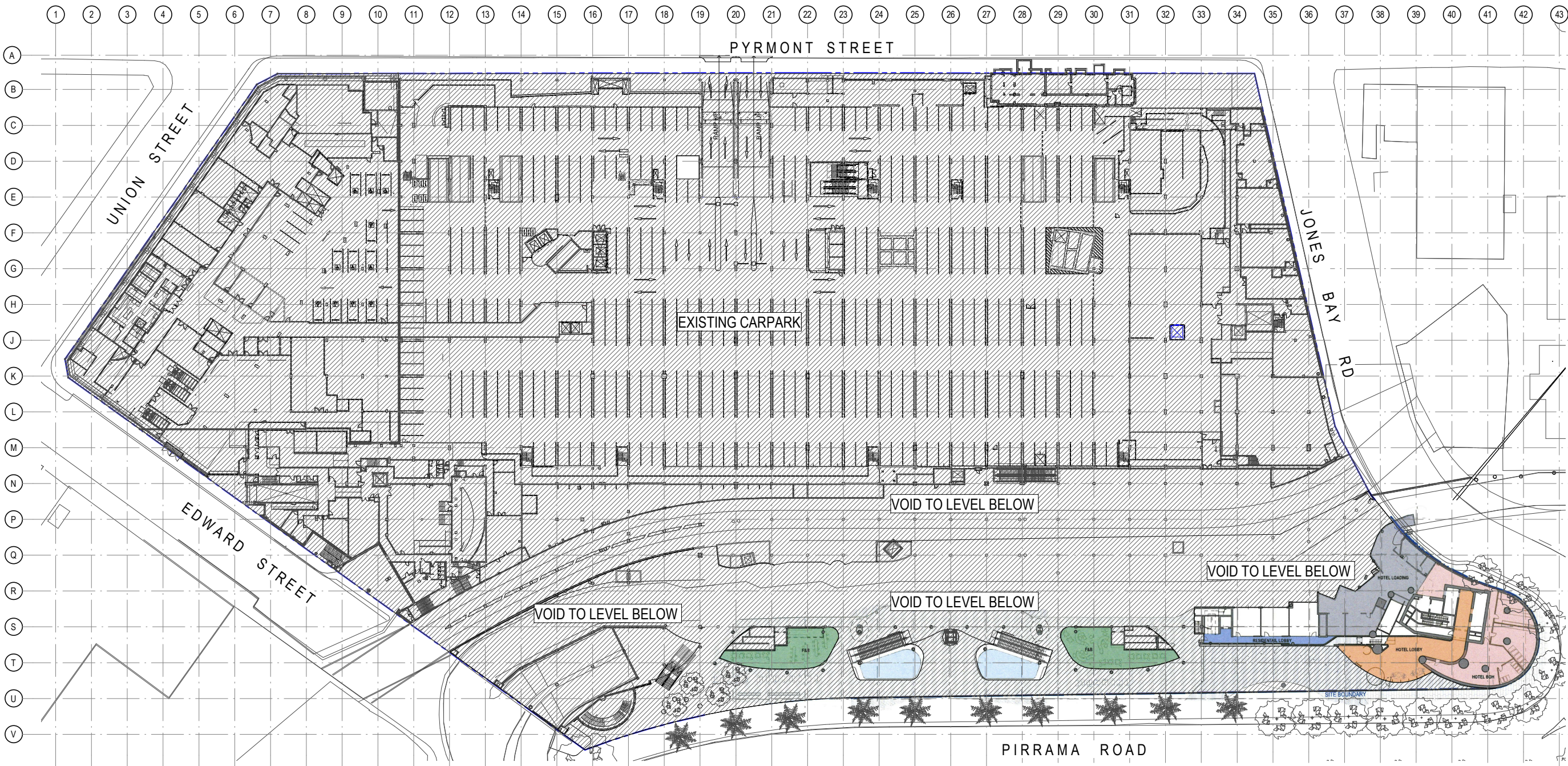
F	RESPONSE TO SUBMISSIONS	02.11.2018
E	MOD13 SUBMISSION	11.08.2017
D	DRAFT ISSUE	23.06.2017
C	DRAFT ISSUE	31.05.2017
B	DRAFT ISSUE	24.05.2017
A	DRAFT ISSUE	26.02.2017

Issue Description Date Chk Auth
Architect
dwp
www.dwp.com
Project
THE STAR - MODIFICATION 13
Location
80 PYRMONT STREET
PYRMONT NSW 2009
Client
THE STAR ENTERTAINMENT GROUP
THE STAR
ENTERTAINMENT GROUP
周大福企業有限公司
Chow Tai Fook Enterprises Limited

Drawing
PROPOSED SITE PLAN & GFA DIAGRAM - LEVEL B4 & B5 & BELOW (CAR STACKER)
Scale
1:500 @A1
Date Printed
11/6/2018 3:58:27 PM
Project Number
Drawing Number
Issue
AUSYD160165 MOD13-AS91B4 F

File Name C:\projects\REVIT\local\2017\160165_THE STAR_MOD13_CENTRAL_2017.dwg





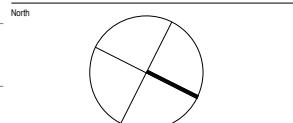
1 LEVEL B1 FLOOR PLAN - PROPOSED USE
1:500

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- Structural, Mechanical & Fire
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BRINCKERHOFF
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UMBOW LAI
- BCA Consultant
McKenzie Group
- URBIS
- Taylor Thomson Whitting
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- PARSONS BRINCKERHOFF
- UMBOW LAI
- McKENZIE GROUP

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- PROPOSED GFA**
- HOTEL GFA
 - HOTEL BOH GFA
 - HOTEL FACILITIES GFA
 - NEIGHBOURHOOD CENTRE GFA
 - RETAIL F&B GFA
 - CIRCULATION GFA
 - RESIDENTIAL GFA
 - RESIDENTIAL FACILITIES GFA



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A RESPONSE TO SUBMISSIONS		02.11.2018	
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THE STAR
ENTERTAINMENT GROUP
周大福企業有限公司
Chow Tai Fook Enterprises Limited
遠東發展有限公司
Far East Consortium International Limited

Drawing
PROPOSED SITE PLAN & FUNCTION USE -
LEVEL B1
Scale
1:500 @ A1
Date Printed
11/6/2018 4:17:43 PM
Project Number
Drawing Number
Issue

AUSYD160165 MOD13-AS95B1 A

