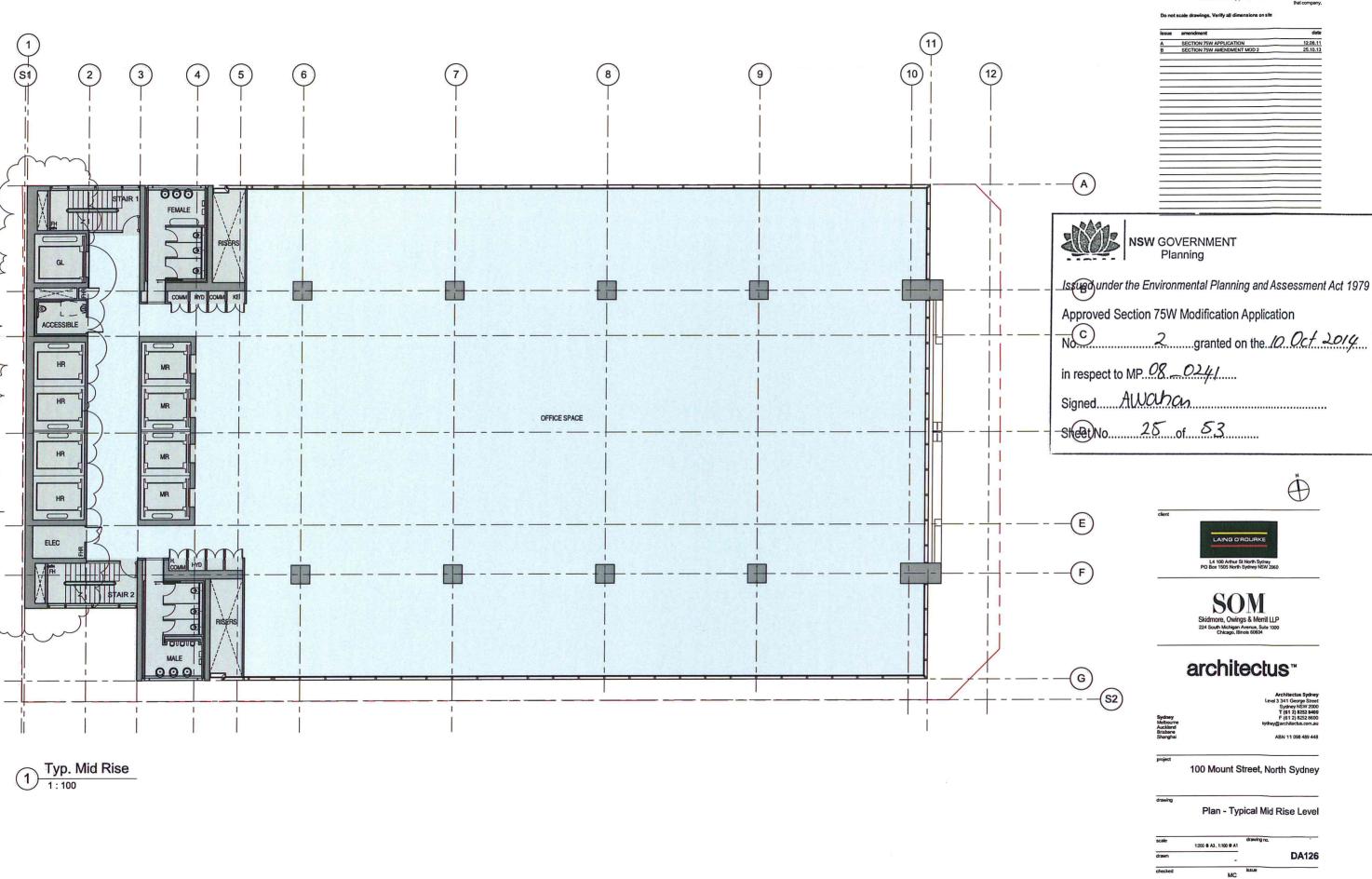
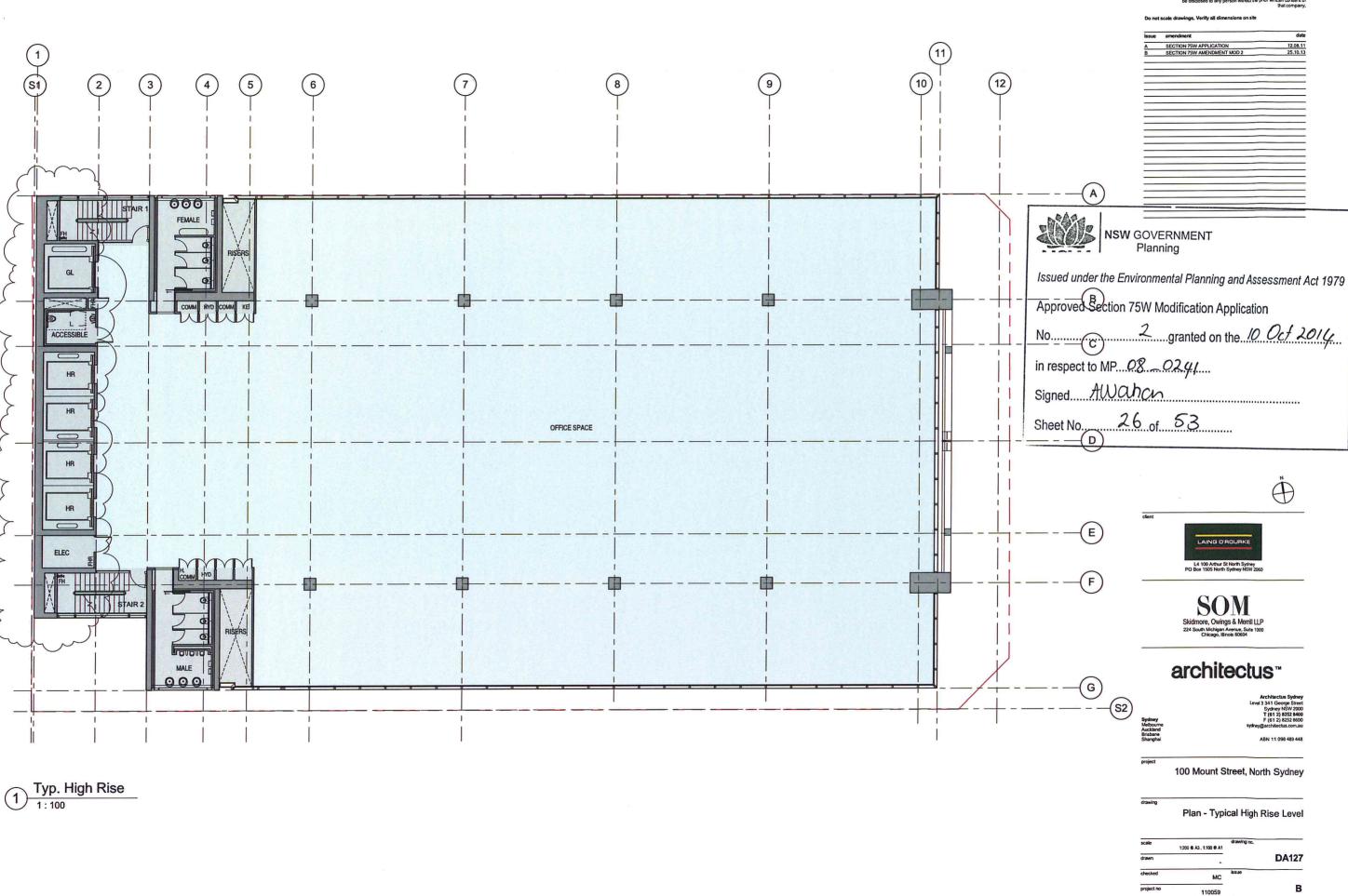
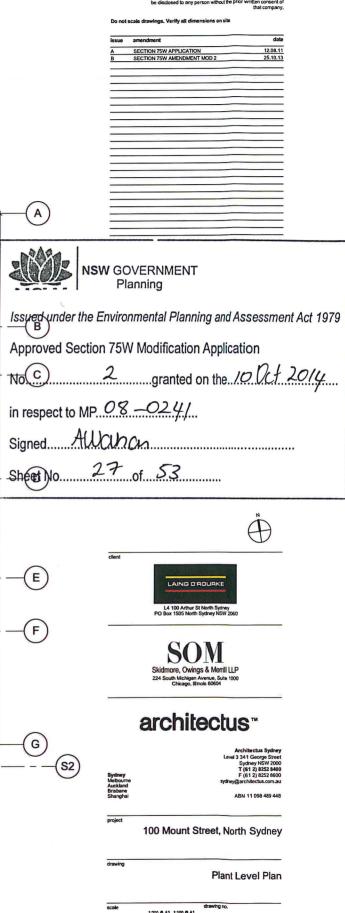
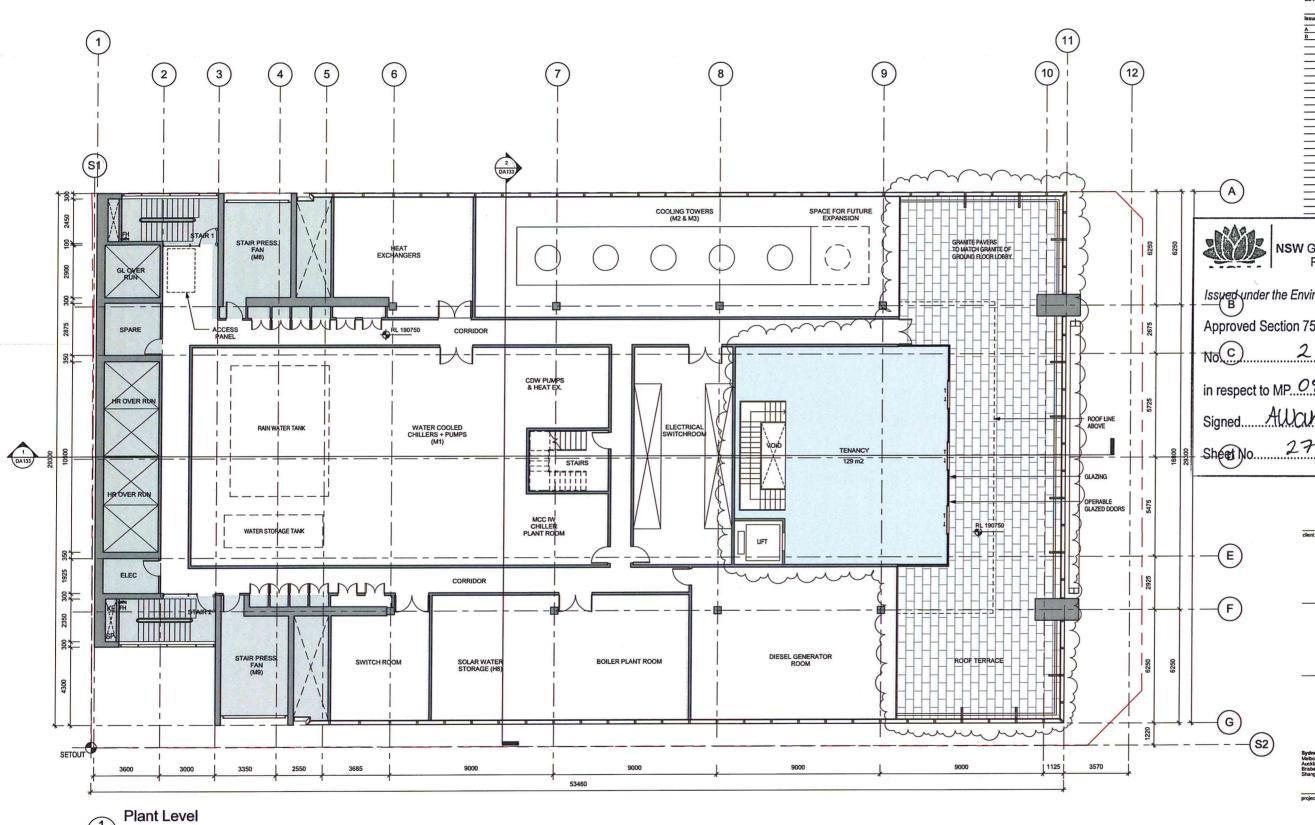
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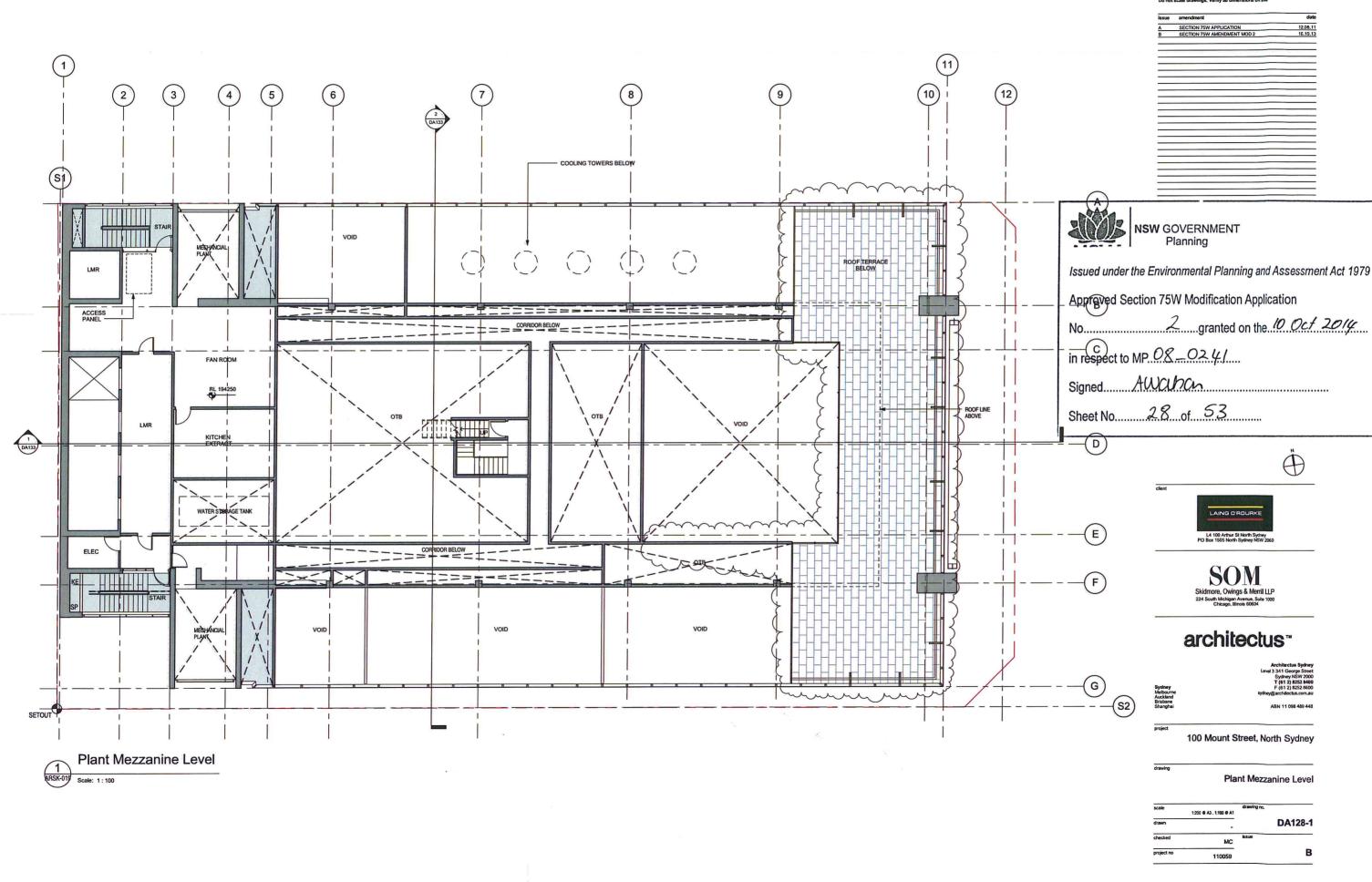


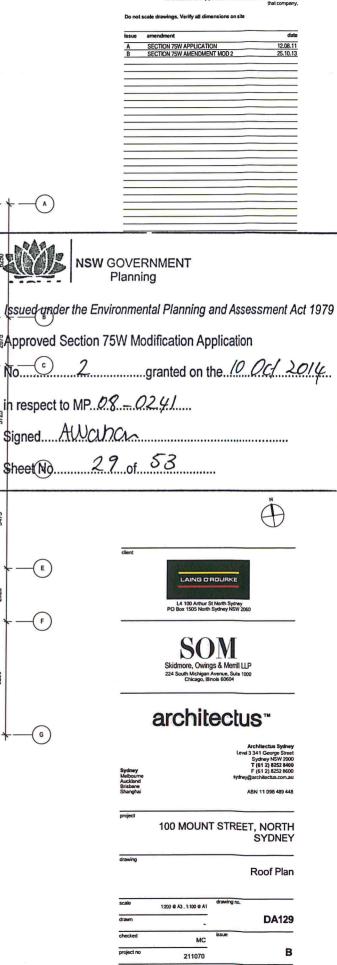


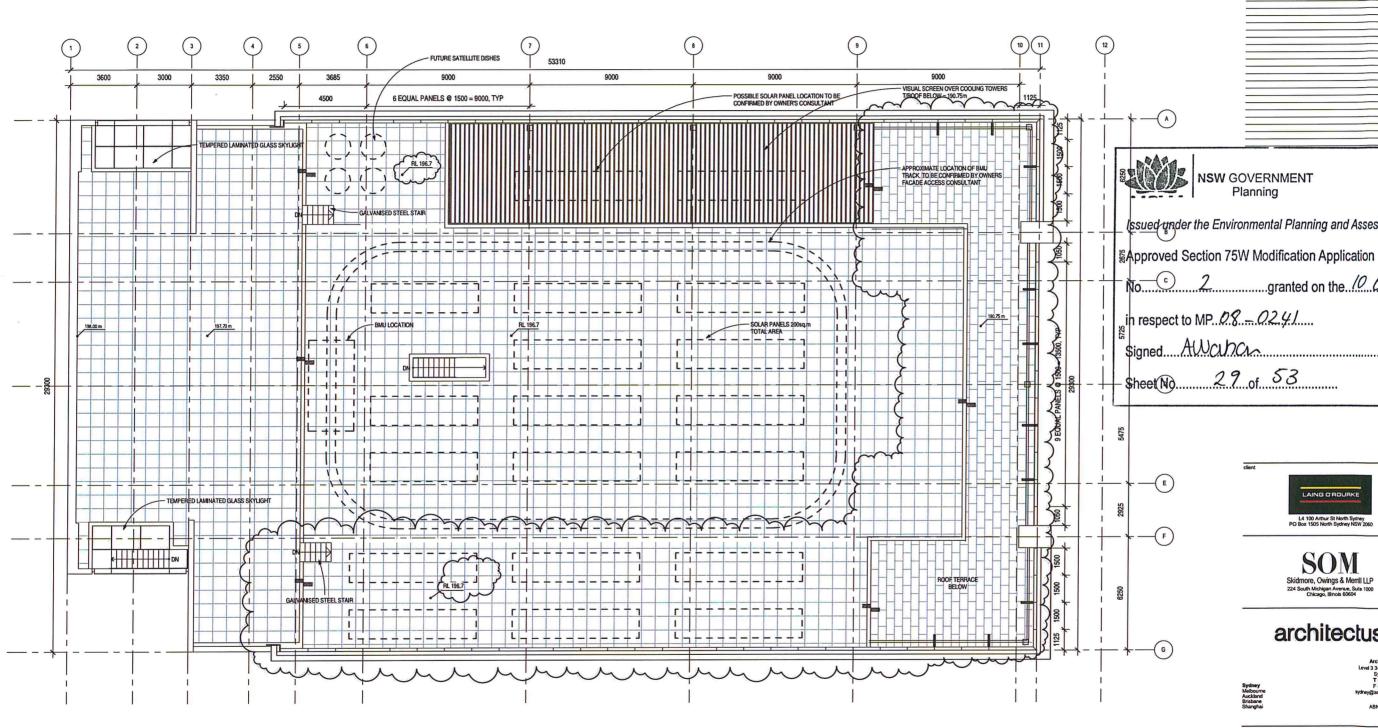
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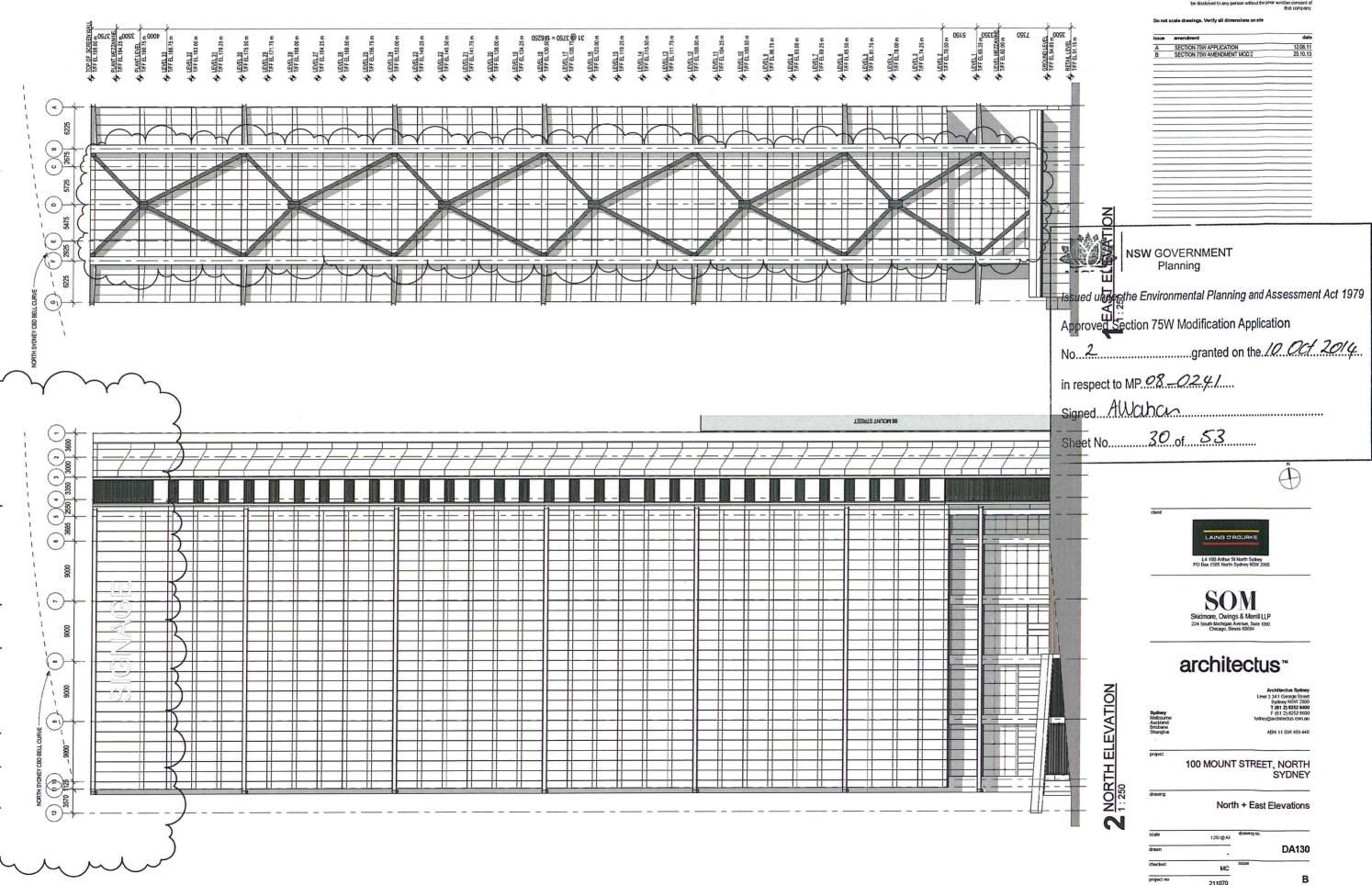
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NSW GOVERNMENT Planning Issued under the Environmental Planning and Assessment Act 1979 Approved Section 75W Modification Application 2 granted on the 10 OCF 2014 in respect to MP_08_0241 Signed....AWWhan

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100 Mount Street, North Sydney

Contextual Elevation - Walker Street
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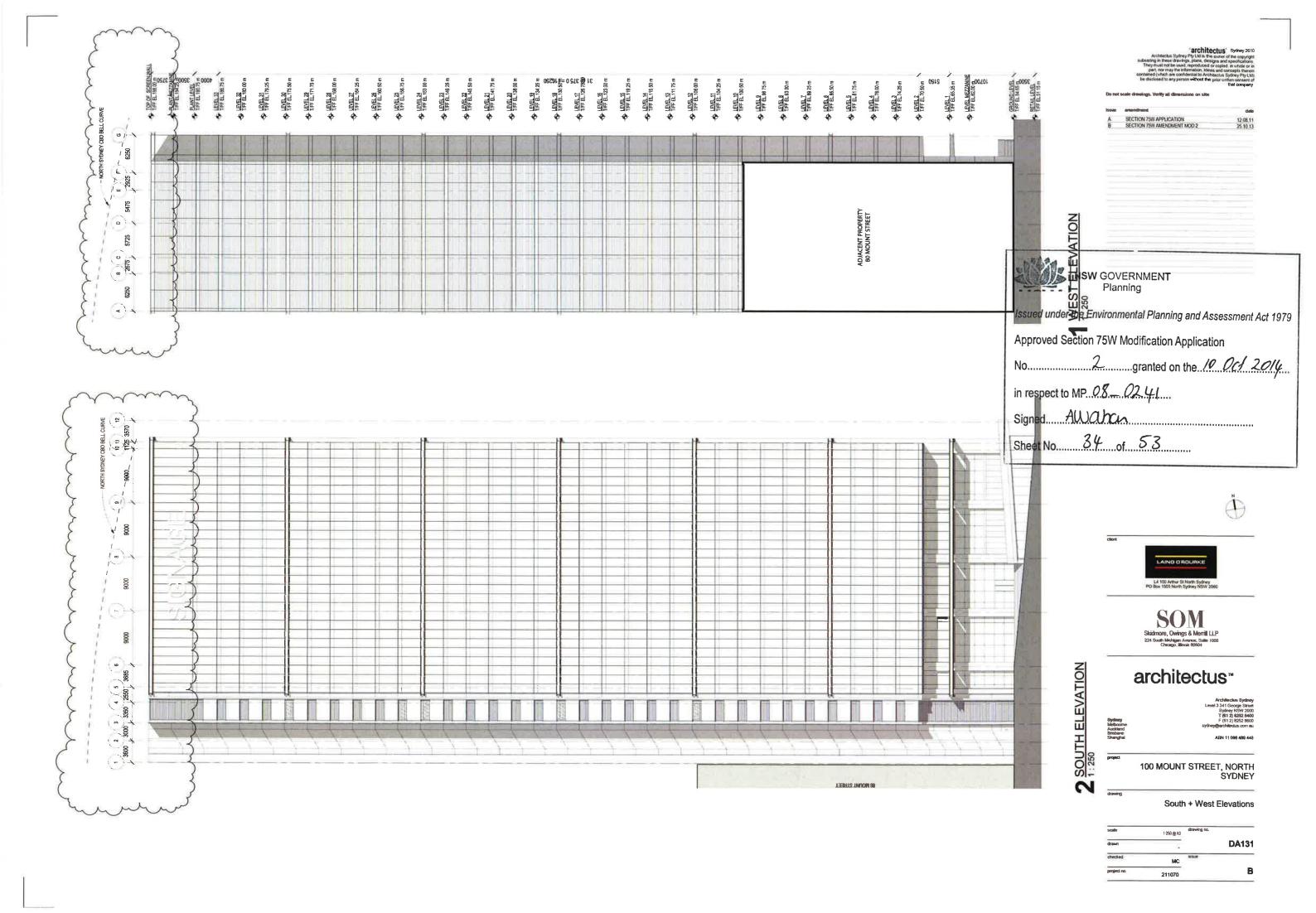
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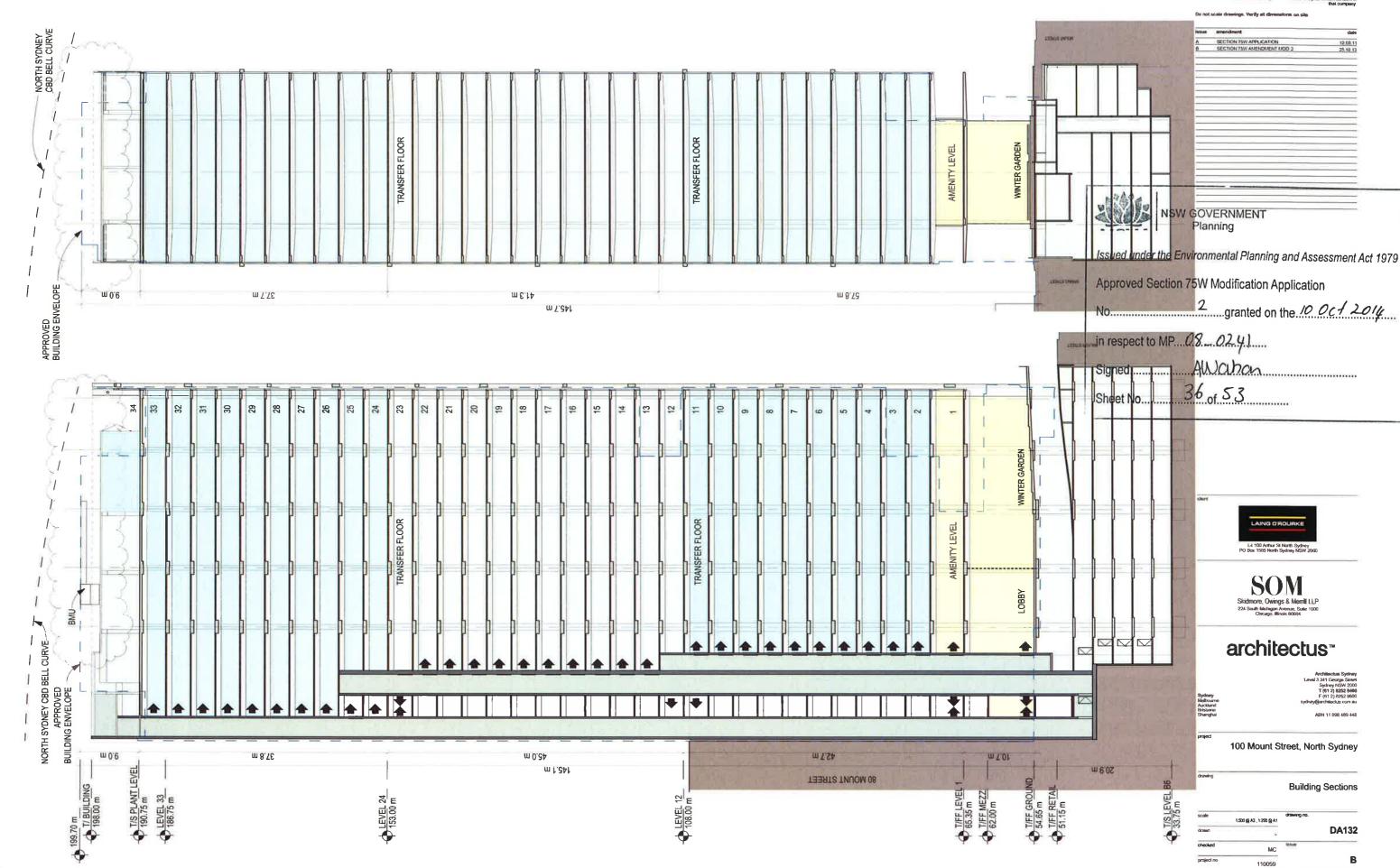
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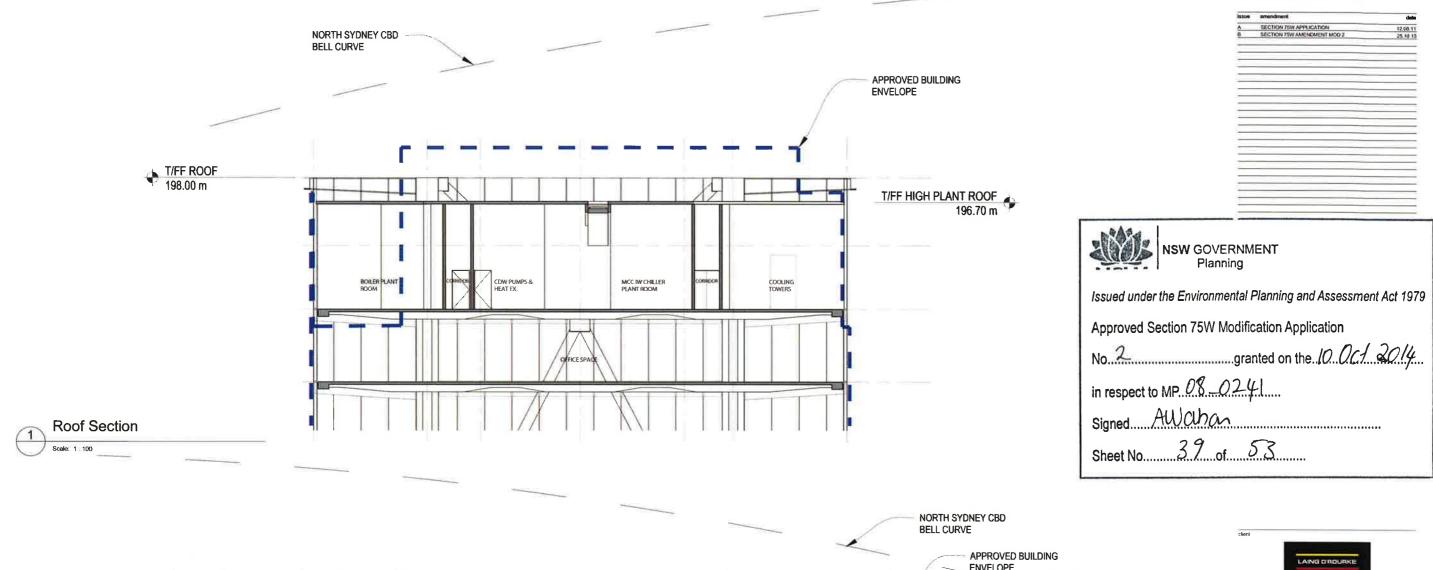
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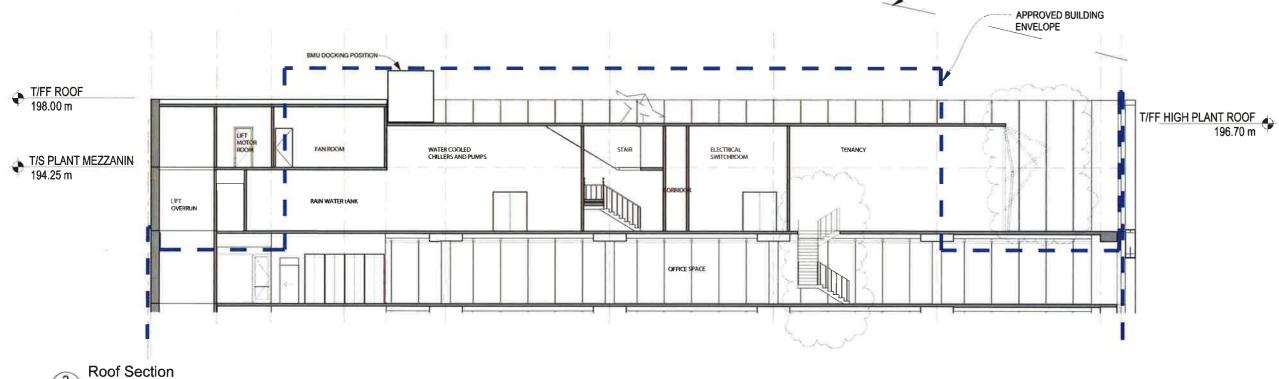
NSW GOVERNMENT Planning Issued under the Environmental Planning and Assessment Act 1979 Approved Section 75W Modification Applicationgranted on the 10 Oct 2014 in respect to MP.08.....0.2.41..... Awahan 38 of 53 NORTH SYDNEY CBD BELL CURVE—
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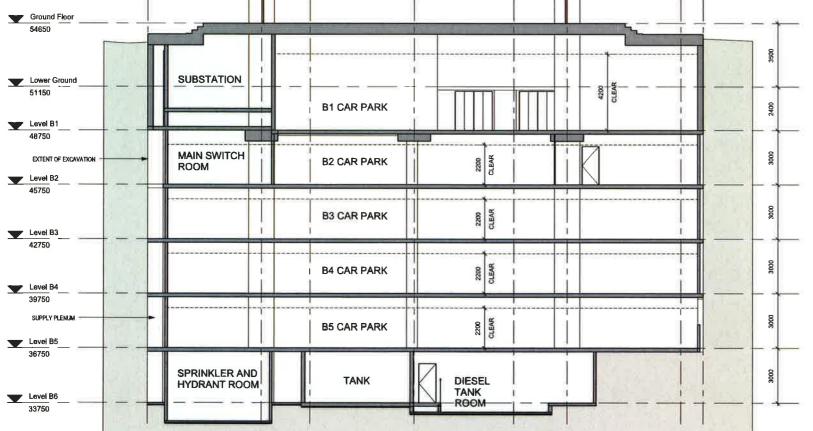
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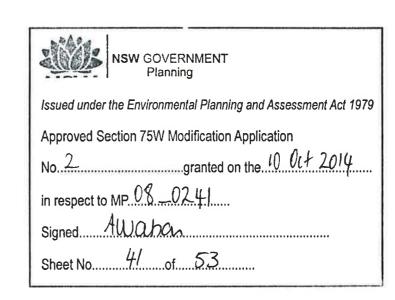
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224 South Michigan Avenue, Suite 1000
Chicago, Illinois 50504

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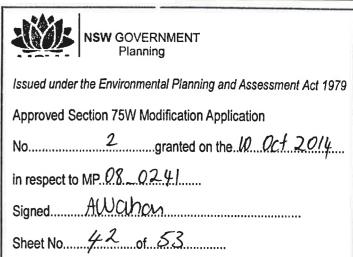


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Approved Section 75W Modification Application

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in respect to MP. 08_0241

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Sheet No. 4.3 of 53





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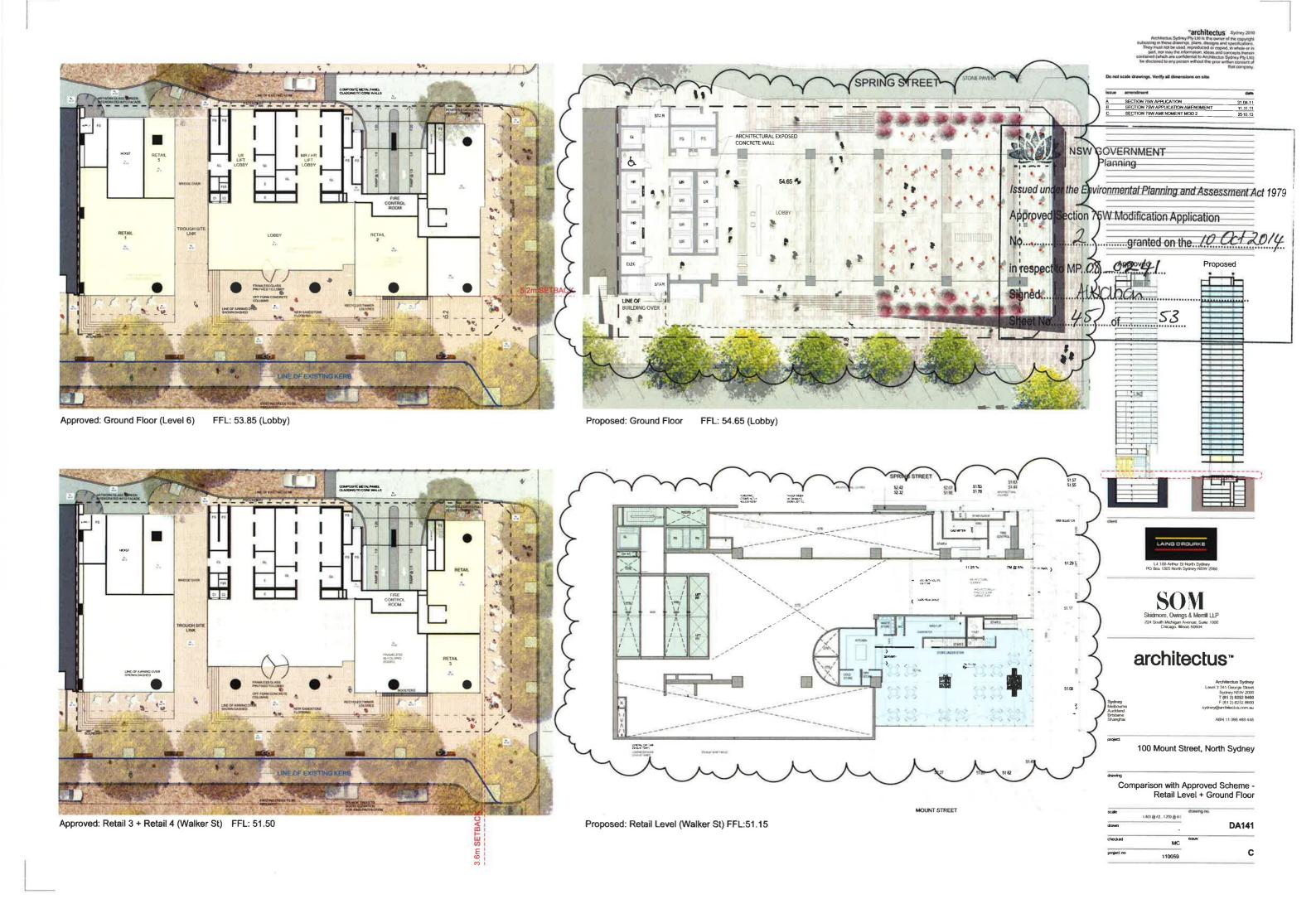
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			Sydney NSW 2000 T (61 2) 8252 8404
		Lev	Architectus Sydney rel 3 341 George Stree

Approved Scheme

Level	FFL (Finish Floor Level - RL m)	GBA (Gross Building Area m ²)	GFA * (Gross Floor Area m²)	NLA (Net Lettable Area m 2)
Top of Building	199.700			
Roof	198.500			
Level 43 - High Plant Level 42 - High Plant	194.100 189.700	563 821	0	0
Level 41 Level 40 Level 39 Level 38 Level 37 Level 36 Level 35 Level 34 Level 33 - LMR Level 32 - LOR	186.000 182.300 178.600 174.900 171.200 167.500 163.800 160.100 156.400 152.700	1427 1427 1427 1427 1427 1427 1427 1427	1314 1314 1314 1314 1314 1314 1314 1314	1198 1198 1198 1198 1198 1198 1167 1167 1167
Level 31 - Transfer Level 30 Level 29 Level 28 Level 27 Level 26 Level 25 Level 24 Level 23 Level 23	149.000 145.300 141.600 137.900 134.200 130.500 126.800 123.100 119.400 115.700	1427 1427 1427 1427 1427 1427 1427 1427	1278 1278 1278 1278 1278 1278 1278 1278	1167 1167 1167 1167 1167 1167 1167 1167
Level 21 - Mid Plant	111.950	840	0	0
Level 20 - Transfer Level 19 Level 18 Level 17 Level 16 Level 15 Level 14 Level 13 Level 12	108.200 104.450 100.700 96.950 93.200 89.450 85.700 81.950 78.200	1198 1447 1447 1447 1447 1447 1447 1447	1036 1275 1275 1275 1275 1275 1275 1275 1275	870 1145 1145 1145 1145 1145 1145 1145 114
Level 11 - Low Plant Level 10 - Low Plant	74.450 70.700	880 880	0	0 0
Level 9 - Void Level 8 - Retail Roof Level 7 Level 6 - Ground	66.480 62.260 57.150 53.850	0 36 900 1118	0 18 686 824	0 0 650 410
Level 5 - B1 Level 4 - B2 Level 3 - B3 Level 2 - B4 Level 1 - B5	48.950 45.150 42.150 39.150 36.150	1757 1757 1757 1757 1757	0 169 0 0	0 0 0 0
Total Area		47 352m2 (Basement Levels Excluded) 8 785m2 (Basement Levels Total)	38 733m2	34 568m2

^{*} GFA (Gross Floor Area) is calculated under Draft L.E.P 2009.

Area Schedule		Approved S	S75W MOD 1	Proposed S	75W MOD 2	The state of the s
.evel	FFL (Finish Floor Level - RL m)	GFA * (Gross Floor Area m²)	NLA (Nel Lettable Area m²)	GFA * (Gross Floor Area m²)	NLA (Net Lettable Area m²)	Issue amendment date SECTION 29W APPLICATION 12 08 11
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op of Roof	198.000				ļ	5
Plant Mezzanine	194.250	0	0	0	0	NSW GOVERNMENT
Plant/Level 34	190.750	0	0	126	126	Planning
evel 33	186.750	1399	1321	1390	1303,	
evel 32	183.000	1399	1321	1390	13 ₀₃ Issued under	he Environmental Planning and Assessment Ac
evel 31	179.250	1399	1321	1390	1303.	
evel 30	175.500	1399	1321	1390	Approved Se	ction ₹5W Modification Application
evel 29	171.750	1399	1321	1390		100000
evel 28					1303No2	Approved granted on the 10 UCT 201
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evel 27	164.250	1399	1321	1390	1303	MP 68 024/
evel 26	160.500	1399	1321	1390	130311 Tespect to	W. 2
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.evel 24 - LOR	153.000	1368	1209	1333	1169 1169Signed	/lugica xv
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evel 23 - Transfer	149.250	1368	1209	1360	1207Sheet No	442 of 53
evel 22					The second secon	
	145.500	1368	1270	1360	1265	
evel 21	141.750	1368	1270	1360	1265	
evel 20	138.000	1368	1270	1360	1265)
evel 19	134.250	1368	1270	1360	1265	
evel 18	130.500	1368	1270	1360	1265	
evel 17	126.750	1368	1270	1360	1265	
evel 16	123.000	1368	1270	1360	1265	
evel 15	119.250	1368	1270	1360	1265	
evel 14						
	115.500	1368	1270	1360	1265	
evel 13	111.750	1368	1270	1360	1265	
evel 12 - LOR	108.000	1342	1170	1334	1169	
evel 11 - Transfer	104.250	1342	1170	1334	1169	
evel 10	100.500	1342	1236	1334	1237	
evel 9	96.750	1342	1236	1334	1237)
evel 8	93.000	1342	1236			LAING DROUBKE
				1334	1237	L4 100 Arthur St North Swiney
evel 7	89.250	1342	1236	1334	1237	L4 100 Arthur St North Sydney PO Box, 1505 North Sydney NSW 2060
evel 6	85.500	1342	1236	1334	1237	—————————————————————————————————————
evel 5	81.750	1342	1236	1334	1237) COM
evel 4	78.000	1342	1236	1334	1237) SUM
evel 3	74.250	1342	1236	1334	1237	Skidmore, Owings & Merrill LLP 224 South Michigan Average, Suite 1000 Chicago, Minois 600604
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evel 1	65.350	787	318	762	289	architectus™
Fround Mezzanine	62.000	1121		115	0	
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ower Ground	51.150	216	216	305	305	T (61 2) 8252 8400 F (61 2) 6252 8600 Sydney@ardvilectus com au
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evel B1	48.750	0	0	41	0	\(\frac{1}{2}\)
evel B2	45.750	0	0	0	0	project
evel B3	42.750	0	0	0	0	100 Mount Street, North Sydney
evel B4	39.750	0	0	0	0	1 4
evel B5	36.750	0	0	0	0	quing
evel B6	33.750	0	0	0	0	Area Schedule
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otal Area		45067m ²	40893m ²	45539 m ²	411 06 m ²	drawn DA139





NSW GOVERNMENT Planning

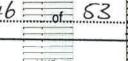
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Approved Section 75W Modification Application No. 2

granted on the 10 Oct 2014 in respect to MP. 08 0241

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Sheet No. 46 of 63









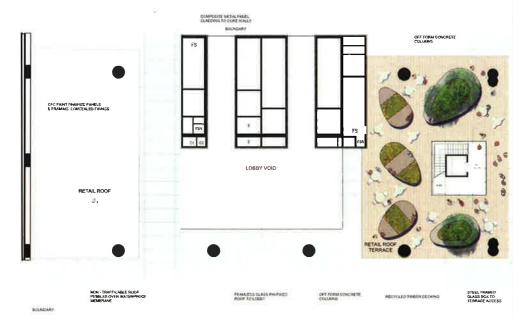


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100 Mount Street, North Sydney

Comparison with Approved Scheme -Void Above Ground Floor

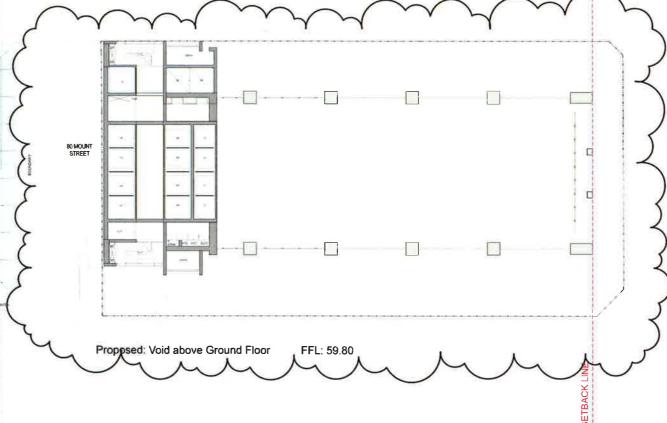
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Approved: Level 7- Upper Retail FFL: 59.80 (West) and 57.15 (East)

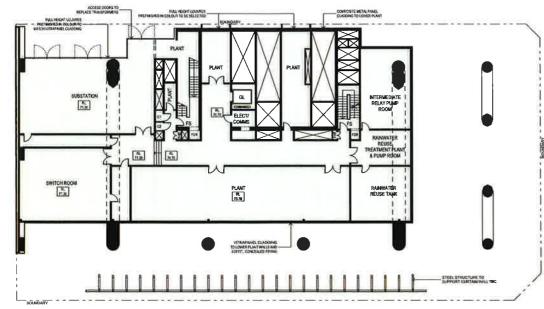


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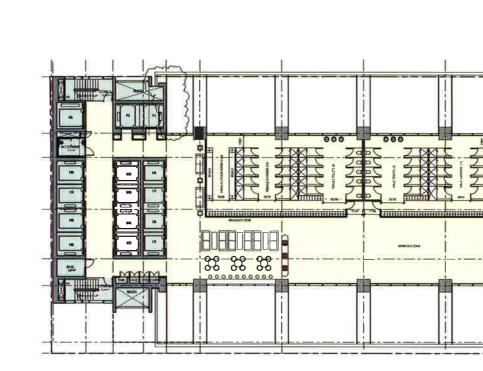
Proposed: Ground Mezzanine

NSW GOVERNMENT Planning-

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Ā	SECTION 75W APPLICATION	31.08.11
8	SECTION 75W AMENDMENT MOD 2	25.10.13



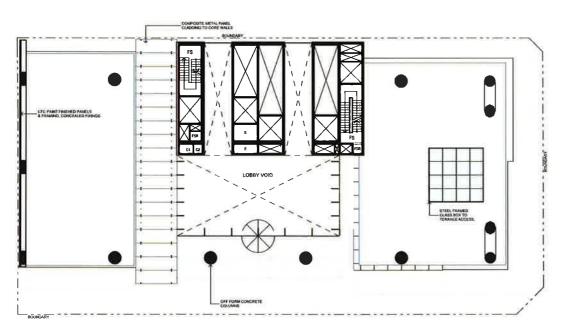
Approved: Level 10-11 - Plant Levels L10: FFL 70.70 L11 FFL 74.45



Proposed: Level 1 - Amenity FFL 63.35

Proposed: Level 2-3 - Low Rise Levels

L2: FFL 70.50 L3: FFL 74.25



Approved: Level 9 - Void

under the Environmental Planning and Assessment Act 1979 Approved Section 75W Modification Application In respect to MP.O.S.

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100 Mount Street, North Sydney

Comparison with Approved Scheme -Level 1 + Level 2-3

DA143 110059

granted on the 10 Oct 2014

issued under the Environmental Planning and Assessment Act 1979

NSW GOVERNMENT Planning

Approved Section 75W Modification Application

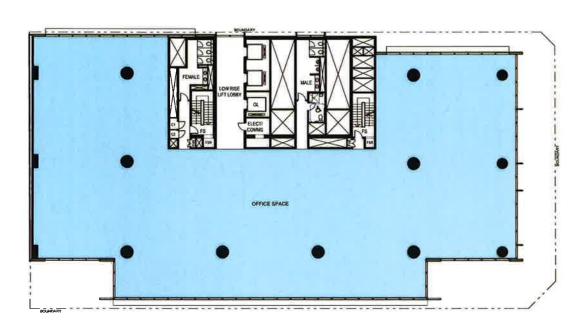
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1.2m SETBACK LINE

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Ā	SECTION 75W APPLICATION	31.08,11
В	SECTION 75W AMENDMENT MOD 2	25,1D,13

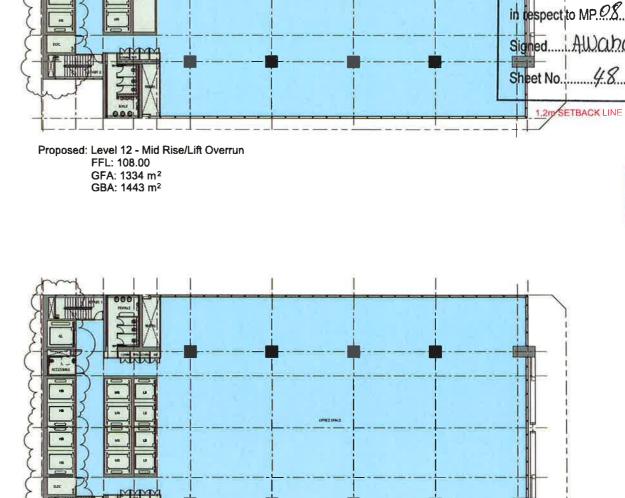
Approved: Level 20 - Low Rise Transfer Level

FFL: 108.20 GFA: 1036 m² GBA: 1198 m²



Approved: Level 12-19 - Low Rise Levels

L12 FFL: 78.20 8 Floor @ 3.75m GFA: 1275 m² GBA: 1414 m²



Proposed: Level 4-10 - Low Rise Levels Level 11 - Low Rise Transfer Level (Plan Similar)

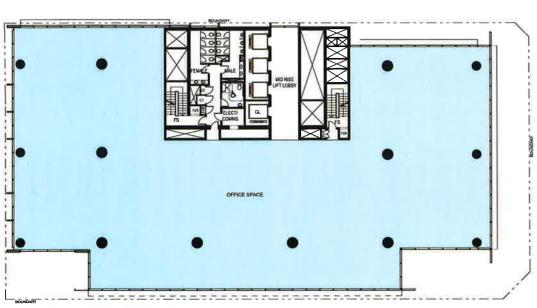
L4 FFL: 78.00 8 Floor @ 3.75m GFA: 1334 m² GBA: 1443 m² SETBACK LINE 100 Mount Street, North Sydney

Comparison with Approved Scheme -Level 4-11 + Level 12

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1.400 @ A3 , 1:200 @ A1 **DA144** 110059

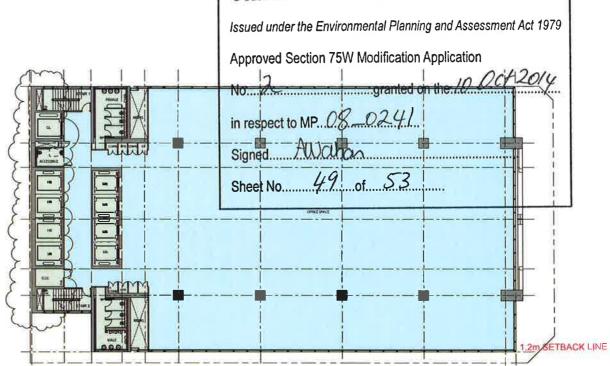


Approved: Level 22-30 - Mid Rise Levels Level 31 - Mid Rise/Transfer Level (Plan Similar)

L22 FFL: 115.70 10 Floor @ 3.70m GFA: 1278 m² GBA: 1400 m

PLANT BMU]

Approved: Level 21 - Mid Plant/Lift Overrun FFL: 111.950 GBA: 840 m²

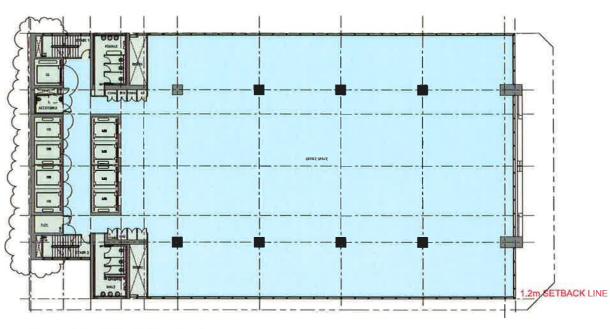


NSW GOVERNMENT Planning

Proposed: Level 14-22 - Mid Rise Levels

Level 23 - Mid Rise/Transfer Level (Plan Similar)

L14 FFL: 115.500 10 Floor @ 3.75m GFA: 1360 m² GBA: 1469 m



Proposed: Level 13 - Mid Rise Level

FFL: 111.750 GFA: 1360 m² GBA: 1469 m²

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Melbourne Auckland Brisbene	sydney@architectus.com.u
Sydney	F (61 2) 8252 860
	T (61 2) 8252 846
	Level 3 341 George Stre Sydney NSW 200
	Architectus Systra

Comparison with Approved Scheme -Level 13 + Level 14-23

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Do not scale drawings. Verify all dimensions on site

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ABN 11 098 489 4

100 Mount Street, North Sydney

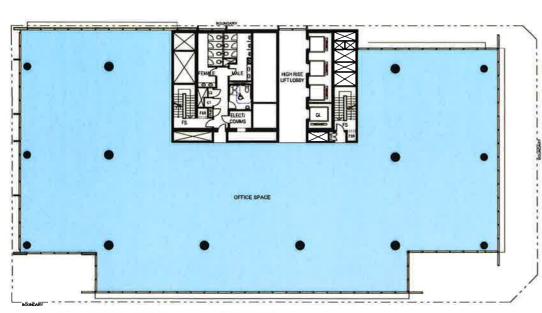
Comparison with Approved Scheme -Level 24-25 + Level 26-33

scale	1,400 @ A3 , 1:200 @ A1	orawing no.	
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OFFICE SPACE

Approved: Level 34-41 - High Rise Levels L34 FFL: 160.10

L34 FFL: 160.10 8 Floor @ 3.70m GFA: 1314 m² GBA: 1400 m²



Approved: Level 32-33 - High Rise Levels (LOR/LMR)

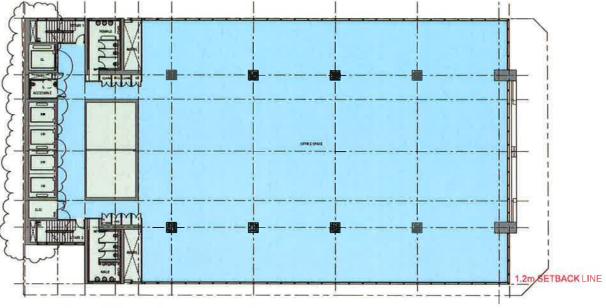
L32 FFL: 152.70 L33 FFL: 156.40 GFA: 1278 m² GBA: 1400 m² NSW GOVERNMENT
Planning

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Approved Section 75W Modification Application 2m SETBACK LINE

Proposed: Level 26-33 - High Rise Levels
L26 FFL: 160.50
8 Floor @ 3.75m
GFA: 1390 m²
GBA: 1499 m²

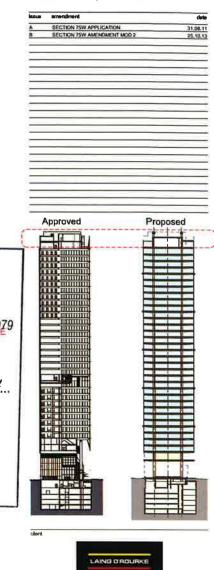
In respect to MP. \(\textit{L38} \) \(\textit{L38} \) \(\textit{L39} \) \(\text



Proposed: Level 24-25 - High Rise Levels (LOR/LMR) L24 FFL: 153.00

L24 FFL: 153.00 L25 FFL: 156.75 GFA: 1333 m² GBA: 1469 m²

Do not scale drawings, Verify all dimensions on site





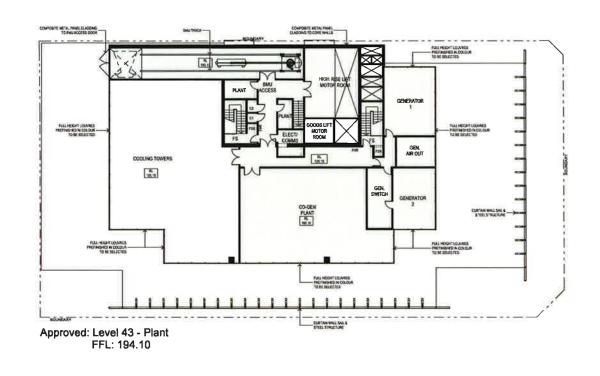
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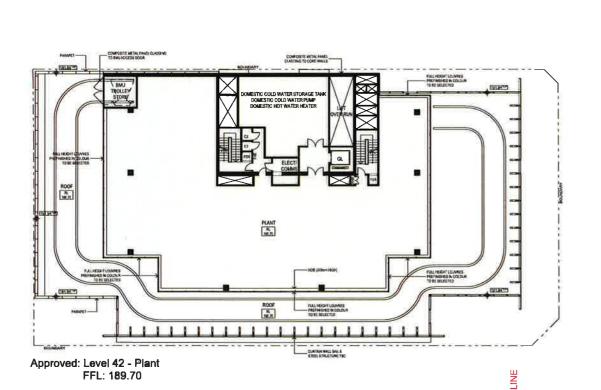
project	100 Mount Street	North Sydn
Brisbane Shanghai		ABN 11 096 489 4
Sydney Melbourne Auditland		Sydney NSW 21 T (61 2) 8252 8 F (61 2) 8252 8 sydney@archilectus.com
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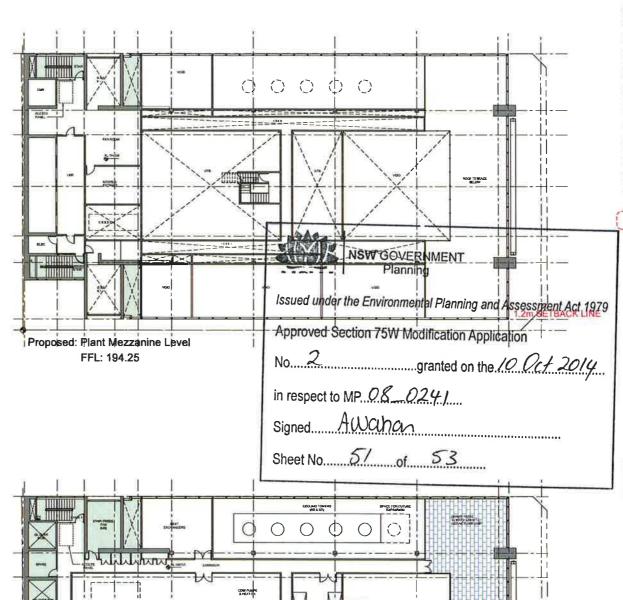
100 Mount Street, North Sydney

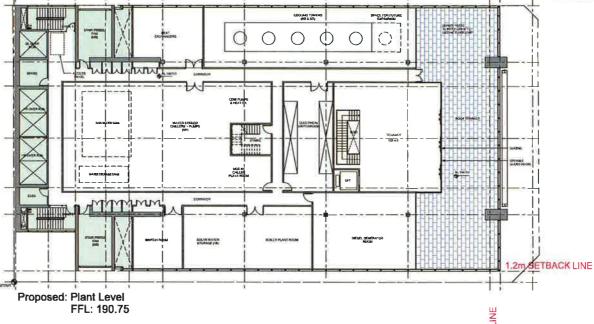
Comparison with Approved Scheme -Plant Levels

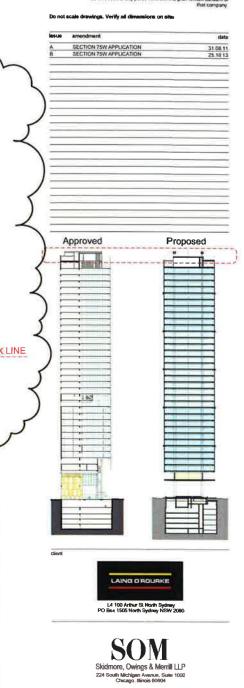
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drawn			DA147
checked	MC	issue	
project no	110059		В













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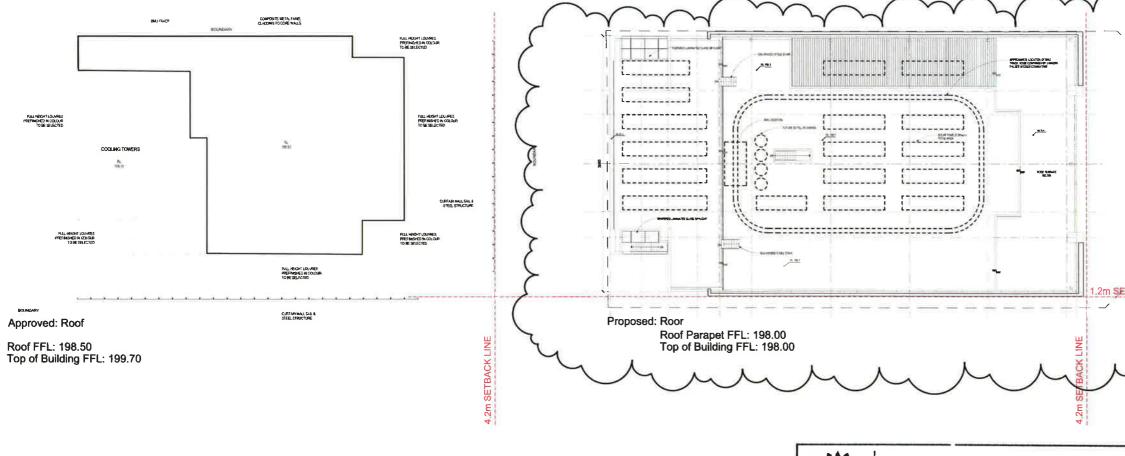
Sydrary Melbourne Auckland Brisbane Shanghai

ABN 11 098 489 4

100 Mount Street, North Sydney

Comparison with Approved Scheme -

scale	1:400 @ A3 _ 1:200 @ A1	drawing no	DA14
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project no	110059		



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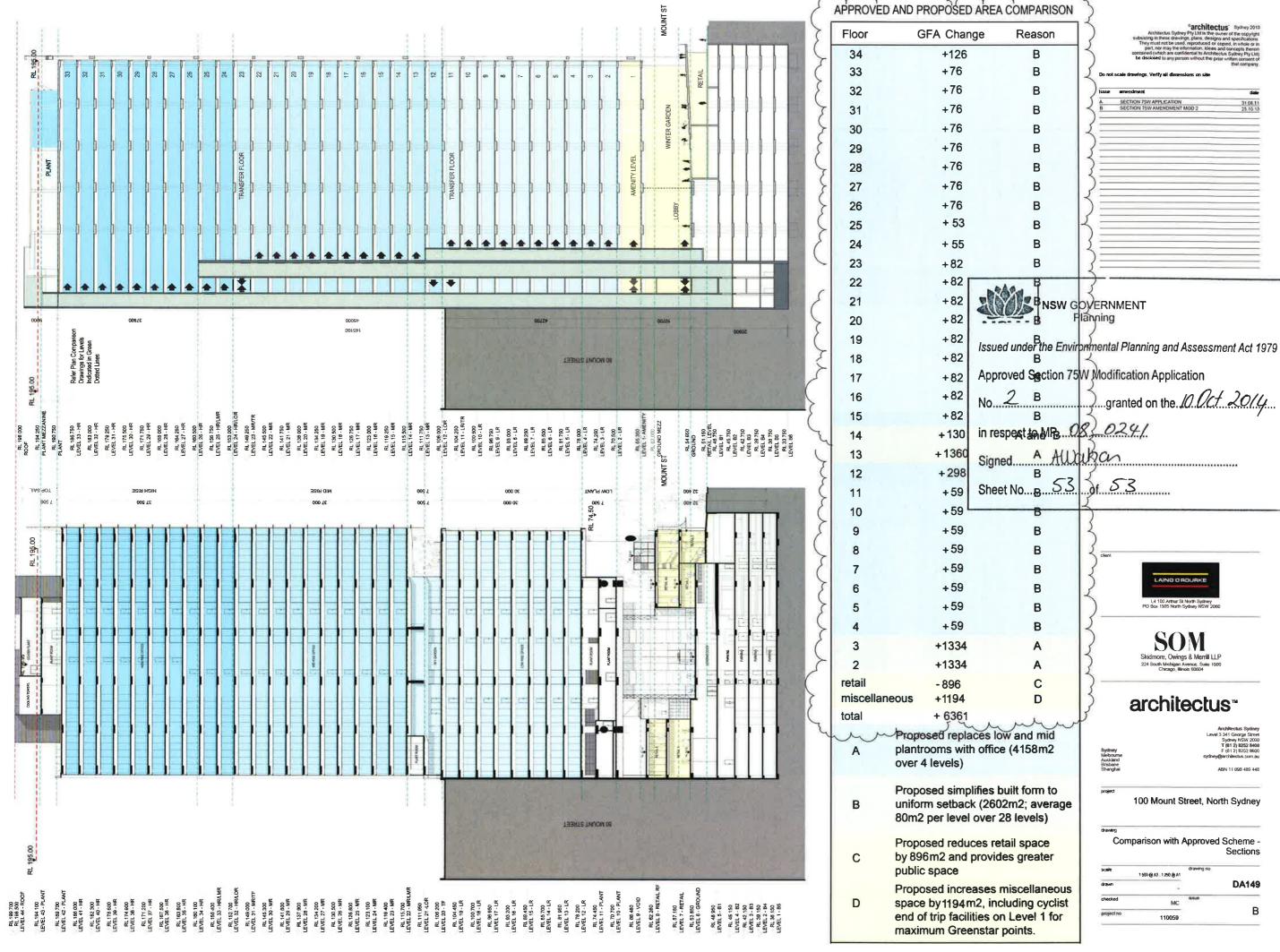
Approved Section 75W Modification Application

No. 2 granted on the 10 Oct 2014

in respect to MP. 08 0241...

Signed All about

Sheet No. 52 of 53



SECTION 75W APPLICATION SECTION 75W AMENDMENT MOD :

Approved Section 75W Modification Application .granted on the 10.0cf 2014 in respect to MR 08 024/

SOM
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Chicago, Illinois 50504

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100 Mount Street, North Sydney

Comparison with Approved Scheme -Sections

1500 @ A3_1250 @ A1 **DA149** В 110059