

State Significant Development Application

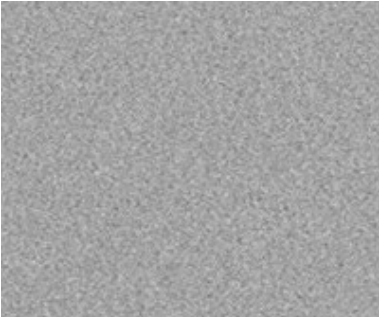
for alterations & additions to The Mercantile Hotel
25-27 George Street, The Rocks, NSW, 2000

April 2018

FINISHES SCHEDULE



mr + mc
Zinc Standing Seam Roofing + Cladding



st
Mild Steel with Micaceous Oxide Paint



pv
Pavers

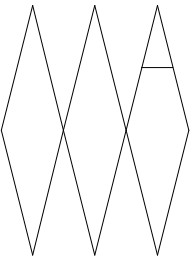
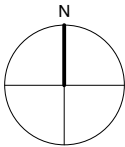


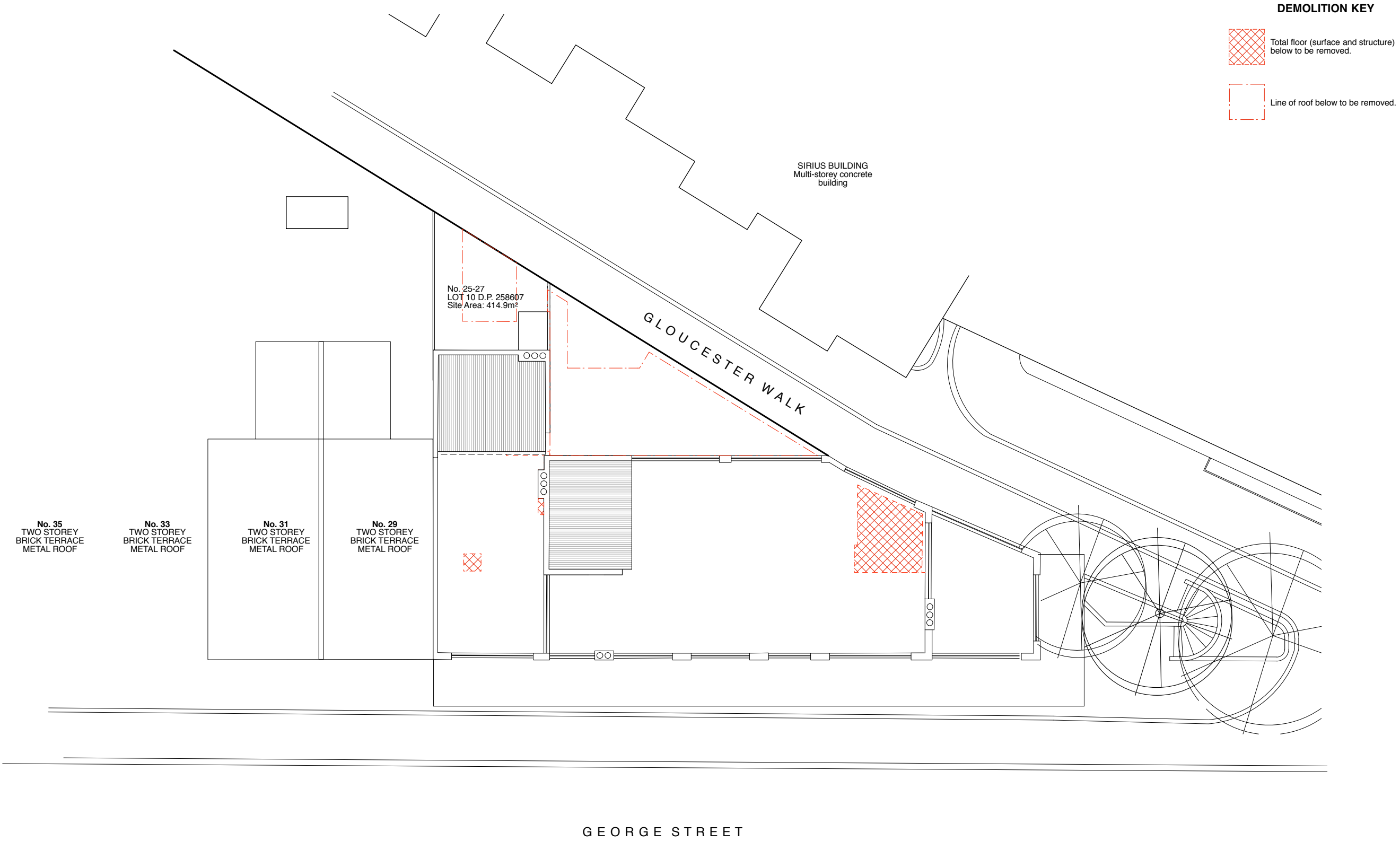
fg
Steel Framed Fixed Glass



1

Location Plan
NTS





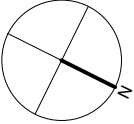
Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application


0	2	4	6	8	10	12m
---	---	---	---	---	----	-----

Issue / Amendments:
- SSDA

Date:
21.12.17

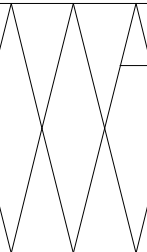


Legend:

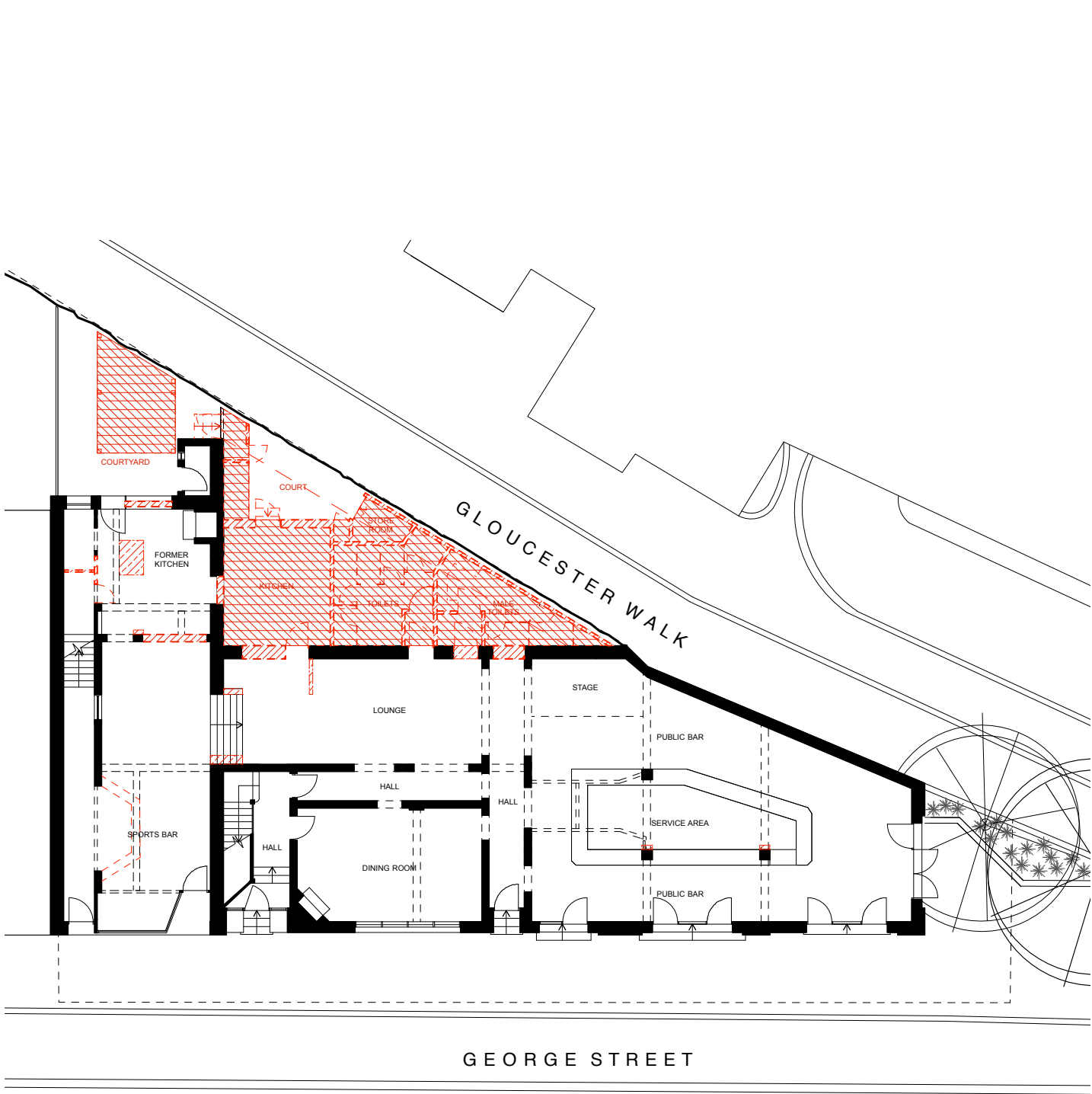
c car con cp ct d dp ex fc fg gl mc	column carpet concrete concrete pavers ceramic tiles door downpipe existing fibre cement fixed glass glass louvre metal cladding	mr pb pbr pp rm sl tb td tf tt tm w	metal roofing plasterboard painted brick permeable paving rendered masonry skylight timber boards timber deck timber floor terracotta tile timber window	- - - - Line of structure over / under	 Existing structure
--	---	--	---	--	---

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

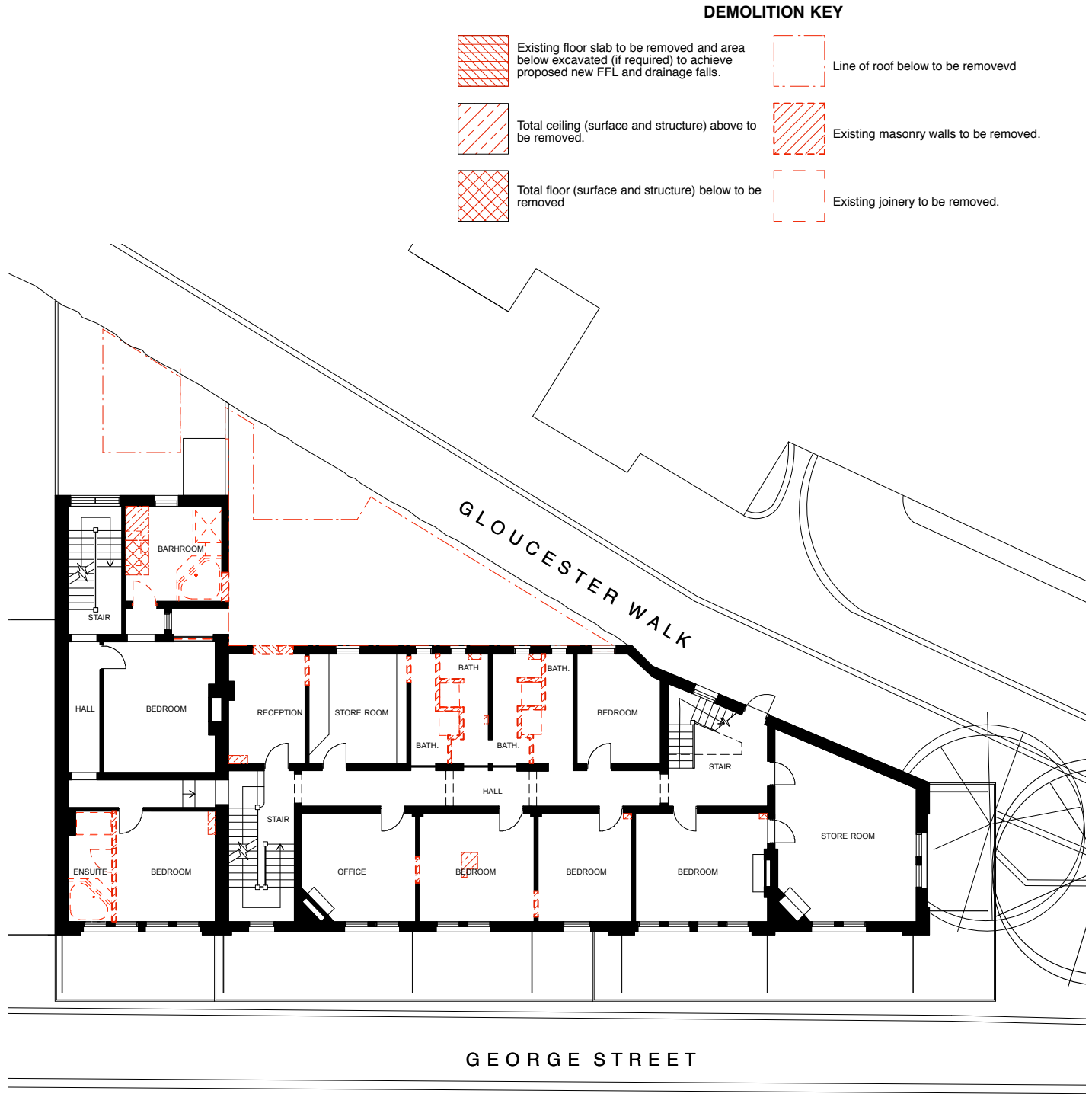
Welsh+Major



Project		Project Ref. No.		
The Mercantile Hotel		1505		
25-27 George Street, The Rocks, 2000				
Drawing Title		Drawing. No.		
Existing Site Plan		EX.101		
Scale:	Date:	Drawn:	Checked:	Issue:
1:200	November 2017	MD	CM	-



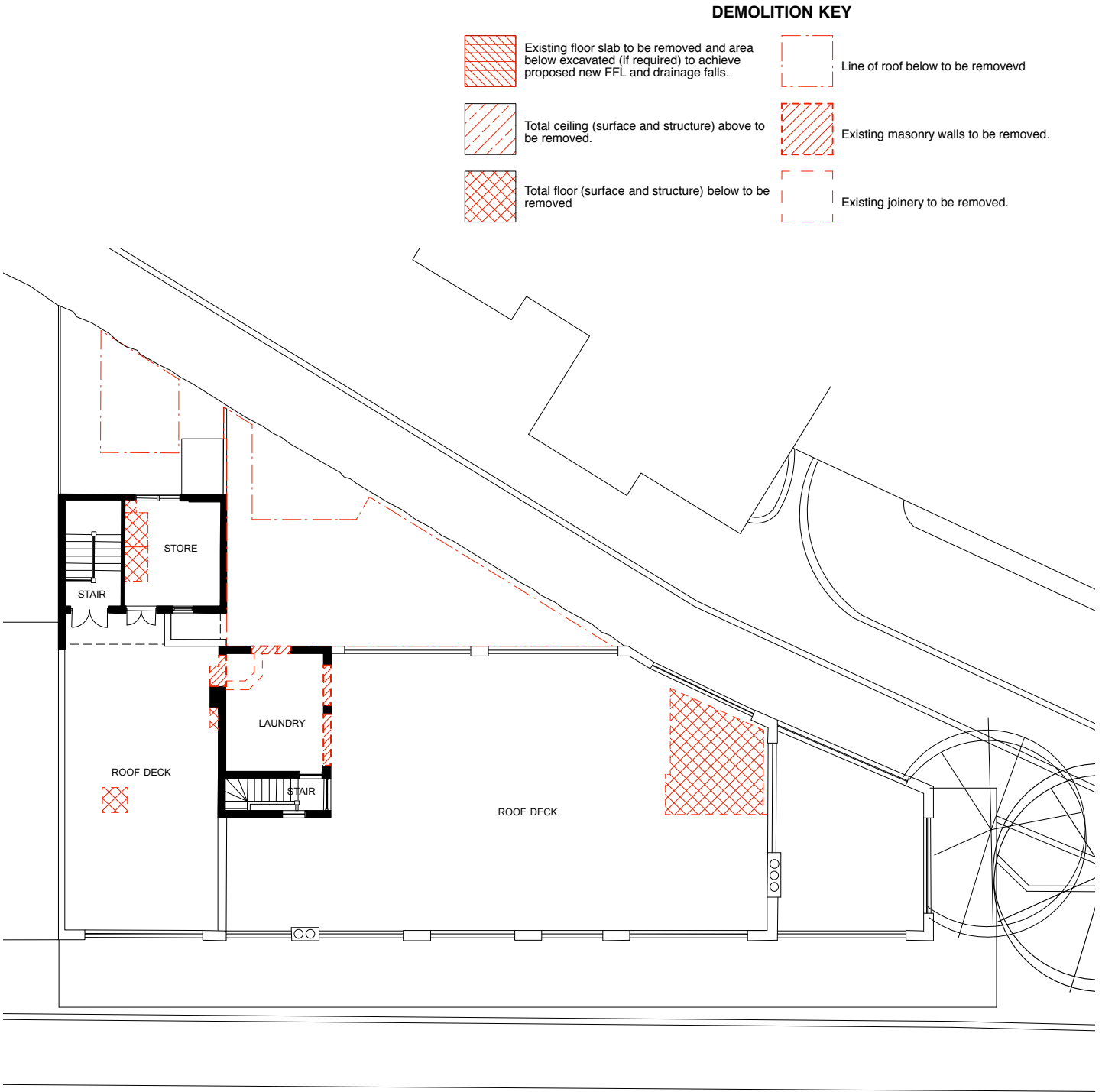
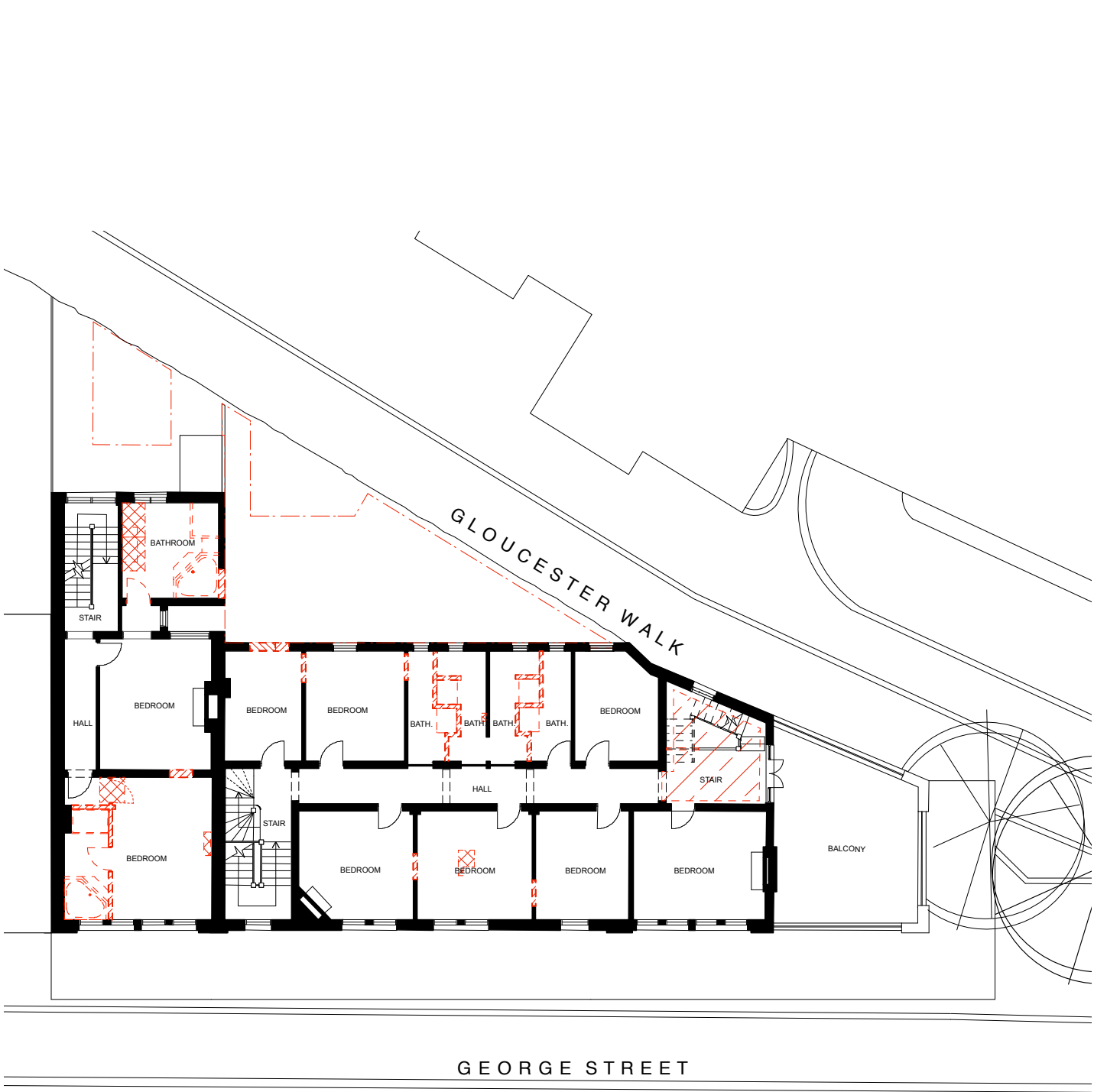
1 Existing Ground Floor Plan



2 Existing First Floor Plan

DEMOLITION KEY

	Existing floor slab to be removed and area below excavated (if required) to achieve proposed new FFL and drainage falls.		Line of roof below to be removed
	Total ceiling (surface and structure) above to be removed.		Existing masonry walls to be removed.
	Total floor (surface and structure) below to be removed		Existing joinery to be removed.



1 Existing Second Floor Plan

2 Existing Roof Terrace Plan

DEMOLITION KEY

- Existing masonry walls to be removed.
- Existing redundant services to be removed.

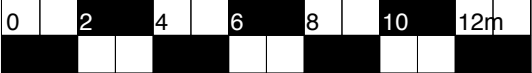


1

Existing George Street Elevation

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application



Issue / Amendments:
- SSDA

Date:
21.12.17

- Legend:
- | | | | | | |
|-----|-----------------|-----|------------------|-----|--------------------------------|
| c | column | mr | metal roofing | --- | Line of structure over / under |
| car | carpet | pb | plasterboard | — | Existing structure |
| con | concrete | pbr | plasterboard | | |
| cp | concrete pavers | pp | permeable paving | | |
| ct | ceramic tiles | rm | rendered masonry | | |
| d | door | sl | skylight | | |
| dp | downpipe | tb | timber boards | | |
| ex | existing | td | timber deck | | |
| fc | fibre cement | tf | timber floor | | |
| fg | fixed glass | tt | terracotta tile | | |
| gl | glass louvre | tm | timber | | |
| mc | metal cladding | w | window | | |

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Project Ref. No.



1505

Drawing Title
Existing George Street Elevation

Drawing No.
EX.104

Scale:	Date:	Drawn:	Checked:	Issue:
1:200	November 2017	MD	CM	-

DEMOLITION KEY

-  Existing masonry walls to be removed.
-  Existing redundant services to be removed.
-  Existing Roof (in section) to be removed.

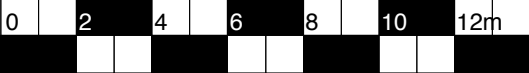


1

Existing Gloucester Walk Elevation

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application



Issue / Amendments:
- SSDA

Date:
21.12.17

Legend:					
c	column	mr	metal roofing	---	Line of structure over / under
car	carpet	pb	plasterboard	---	Line of structure over / under
con	concrete	pbr	painted brick	---	Line of structure over / under
cp	concrete pavers	pp	permeable paving	---	Line of structure over / under
ct	ceramic tiles	rm	rendered masonry	---	Line of structure over / under
d	door	sl	skylight	---	Line of structure over / under
dp	downpipe	tb	timber boards	---	Line of structure over / under
ex	existing	td	timber deck	---	Line of structure over / under
fc	fibre cement	tf	timber floor	---	Line of structure over / under
fg	fixed glass	tt	terracotta tile	---	Line of structure over / under
gl	glass louvre	tm	timber	---	Line of structure over / under
mc	metal cladding	w	window	---	Line of structure over / under
				---	Line of structure over / under
				---	Line of structure over / under

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

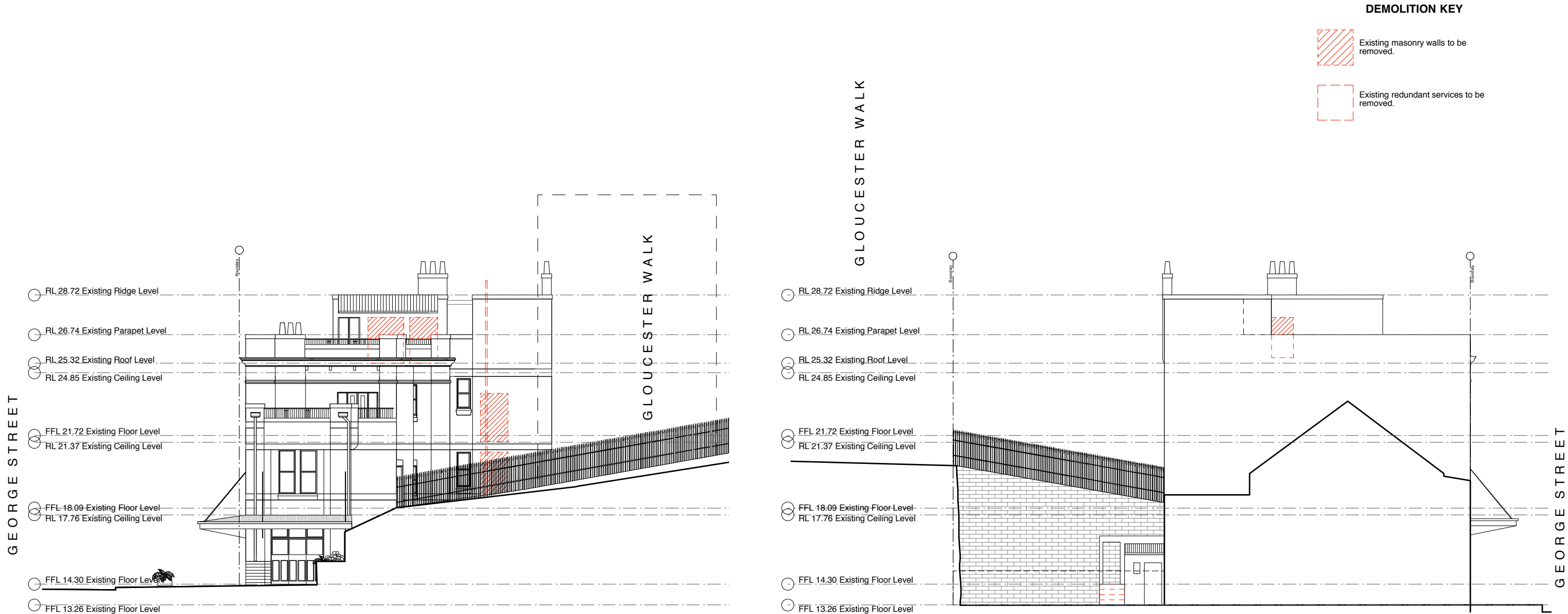
Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Project Ref. No.
1505

Drawing Title
Existing Gloucester Walk Elevation

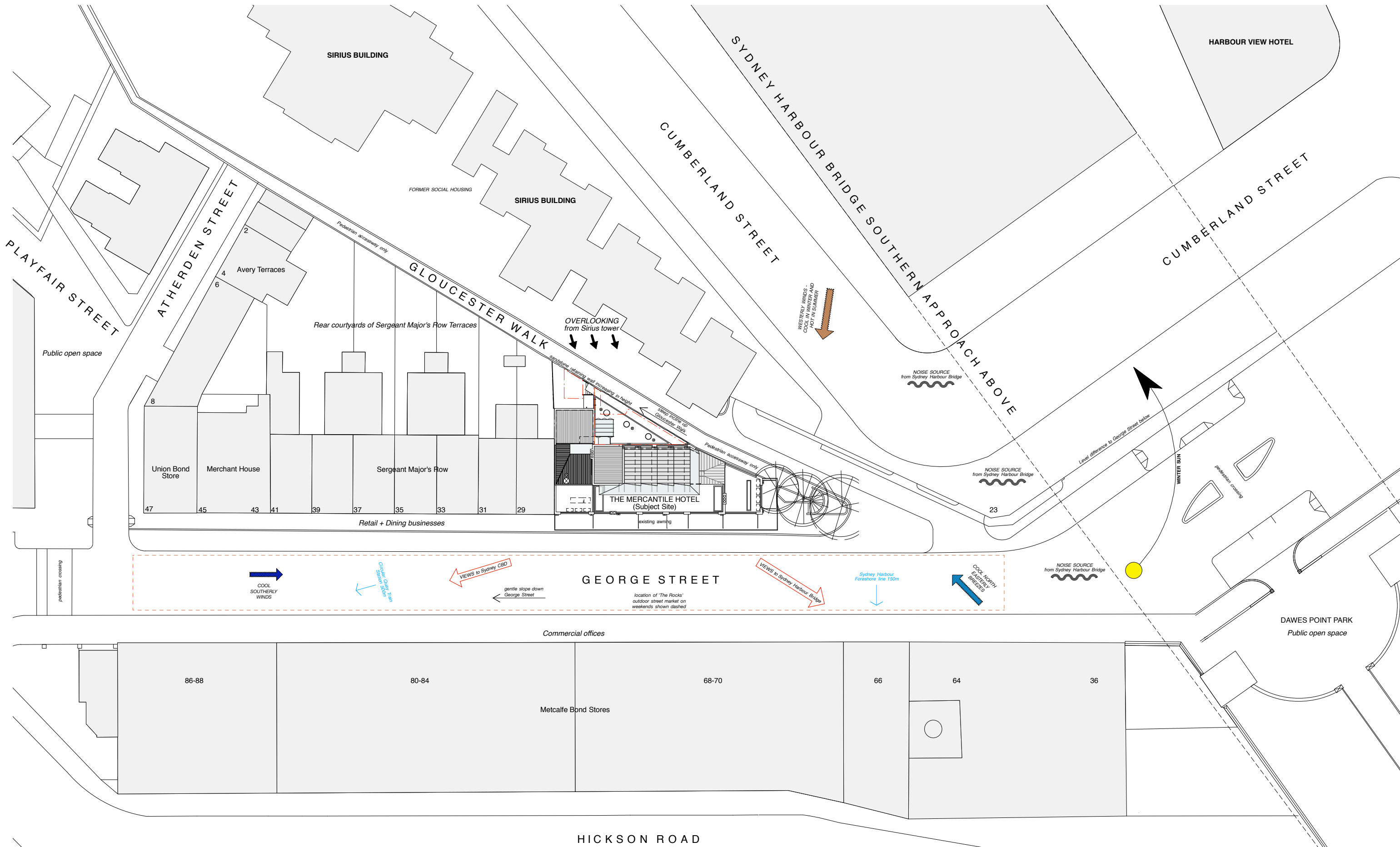
Drawing No.
EX.105

Scale:	Date:	Drawn:	Checked:	Issue:
1:200	November 2017	MD	CM	-



1 Existing North Elevation

2 Existing South Elevation



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:
- Final for SSDA

Date:
12.04.18

Legend:

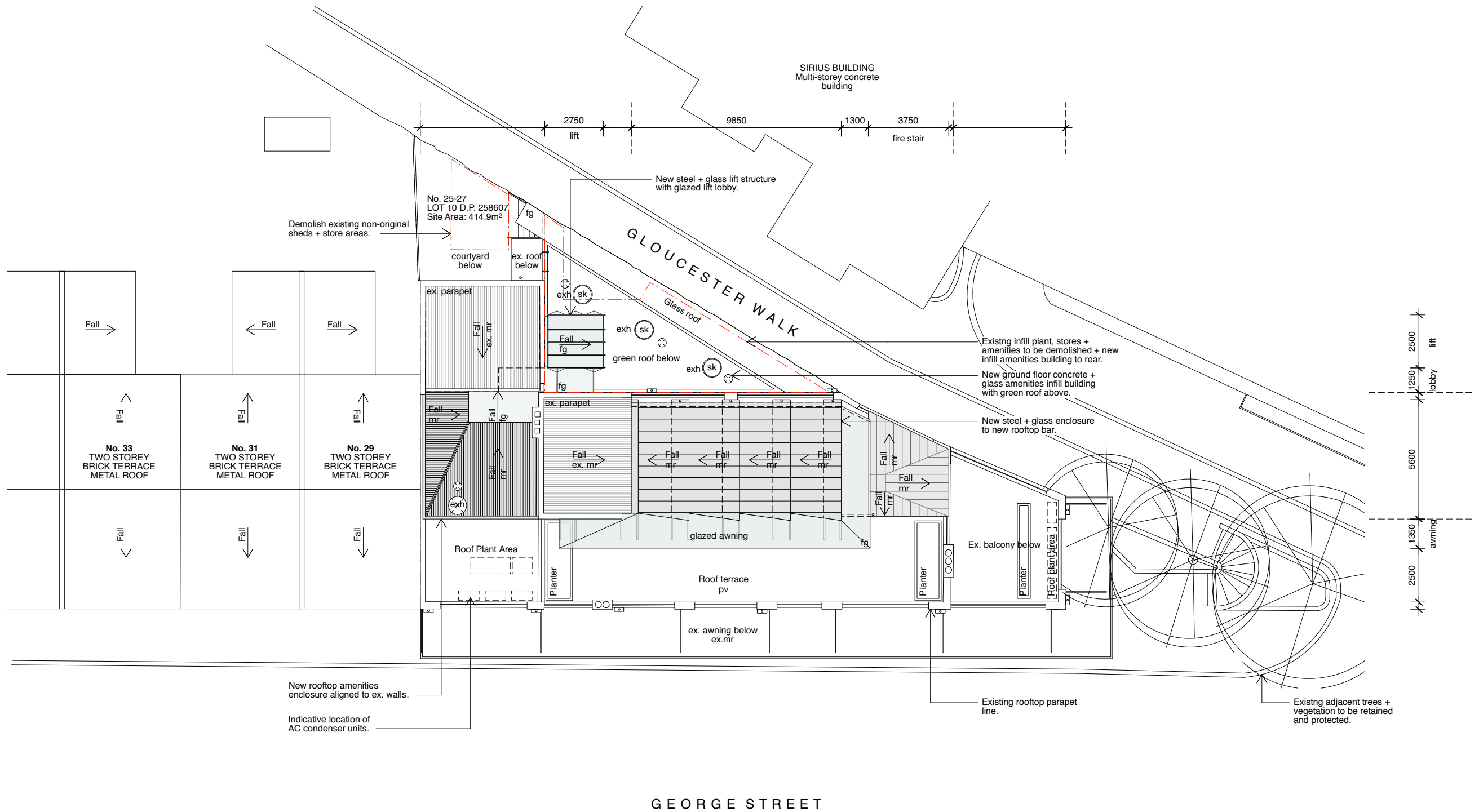
AC	air-conditioning	ms	mild steel
c	column	mr	metal roofing
cpt	carpet	pb	plasterboard
con	concrete	pbr	painted brick
ct	ceramic tiles	pm	pressed metal
d	door	pp	permeable paving
db	distribution board	rf	resilient flooring
dp	downpipe	rm	rendered masonry
ex	existing	rwh	rain water head
fb	face brick	sk	skylight
fc	fibre cement	st	steel
fg	fixed glass	td	timber boards
fl	flue	tm	timber deck
hws	hot water system	w	window
mc	metal cladding		

--- Line of structure over / under
- - - To be demolished
Existing structure
New masonry structure
New concrete structure
New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archts: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project		Project Ref. No.		
The Mercantile Hotel		1505		
25-27 George Street, The Rocks, 2000				
Drawing Title		Drawing. No.		
Locality Context Plan		SSDA.100		
Scale:	Date:	Drawn:	Checked:	Issue:
1:500	December 2017	DRW	CM	-



GEORGE STREET

METCALFE BOND
STORES

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

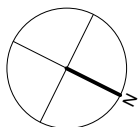
State Significant Development Application

Issue / Amendments:

- For SSDA
A Final for SSDA
B Final for SSDA - updated
C Final for SSDA - updated
D For SSDA Submission - removal of dining room gas insert

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18



Legend:

AC	air-conditioning	ms	mild steel	---	Line of structure over / under
c	column	mr	metal roofing	- - - -	To be demolished
cpt	carpet	pb	plasterboard	---	Existing structure
con	concrete	pbr	painted brick	---	New masonry structure
ct	ceramic tiles	pm	pressed metal	---	New concrete structure
d	door	pp	permeable paving	---	New lightweight structure
db	distribution board	rf	resilient flooring	---	
dp	downpipe	rm	rendered masonry	---	
ex	existing	rwh	rain water head	---	
fb	face brick	sk	skylight	---	
fc	fibre cement	st	steel	---	
fg	fixed glass	tb	timber boards	---	
fl	flue	td	timber deck	---	
hws	hot water system	tm	timber window	---	
mc	metal cladding	w	window	---	

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Drawing Title
Proposed Site Plan

Scale:
1:200

Date:
December 2017

Drawn:
DRW

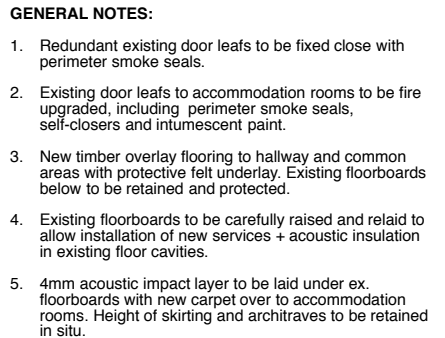
Checked:
CM

Issue:
D

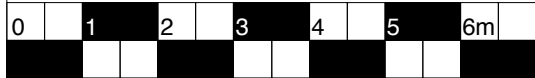
Project Ref. No.

1505

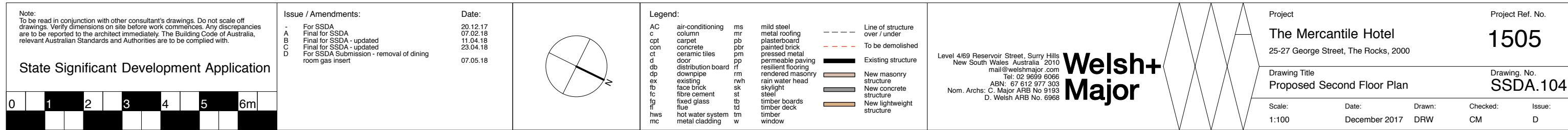
Drawing No.
SSDA.101

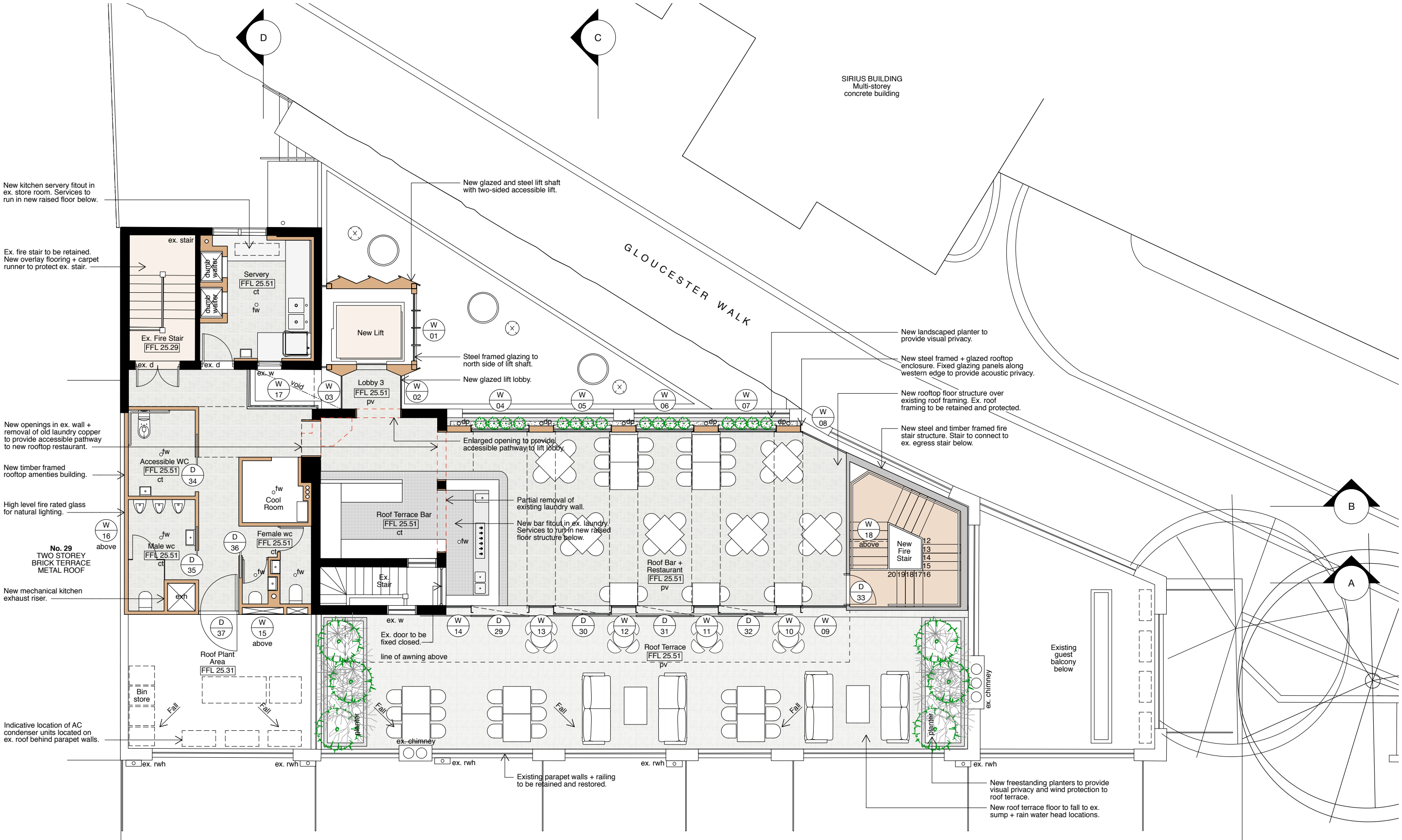


Checked:
CM



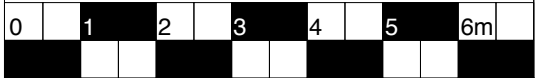
1. Redundant existing door leafs to be fixed close with perimeter smoke seals.
2. Existing door leafs to accommodation rooms to be fire upgraded, including perimeter smoke seals, self-closers and intumescent paint.
3. New timber overlay flooring to hallway and common areas with protective felt underlay. Existing floorboards below to be retained and protected.
4. Existing floorboards to be carefully raised and relaid to allow installation of new services + acoustic insulation in existing floor cavities.
5. 4mm acoustic impact layer to be laid under ex. floorboards with new carpet over to accommodation rooms. Height of skirting and architraves to be retained in situ.





Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

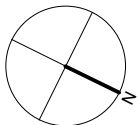


Issue / Amendments:

- For SSDA
A Final for SSDA
B Final for SSDA - updated
C Final for SSDA - updated
D For SSDA Submission - removal of dining room gas insert

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18



Legend:

AC	air-conditioning	ms	mild steel	---	Line of structure over / under
c	column	mr	metal roofing	- - - -	To be demolished
cpt	carpet	pb	plasterboard	---	Existing structure
con	concrete	pbr	painted brick	---	New masonry structure
ct	ceramic tiles	pm	pressed metal	---	New concrete structure
d	door	pp	permeable paving	---	New lightweight structure
db	distribution board	rf	resilient flooring	---	
dp	downpipe	rm	rendered masonry	---	
ex	existing	rwh	rain water head	---	
fb	face brick	sk	skylight	---	
fc	fibre cement	st	steel	---	
fg	fixed glass	td	timber boards	---	
fl	flue	td	timber deck	---	
hws	hot water system	tm	timber window	---	
mc	metal cladding	w	window	---	

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Drawing Title
Proposed Roof Terrace Plan

Scale:

1:100

Date:

December 2017

Drawn:

DRW

Checked:

CM

Issue:

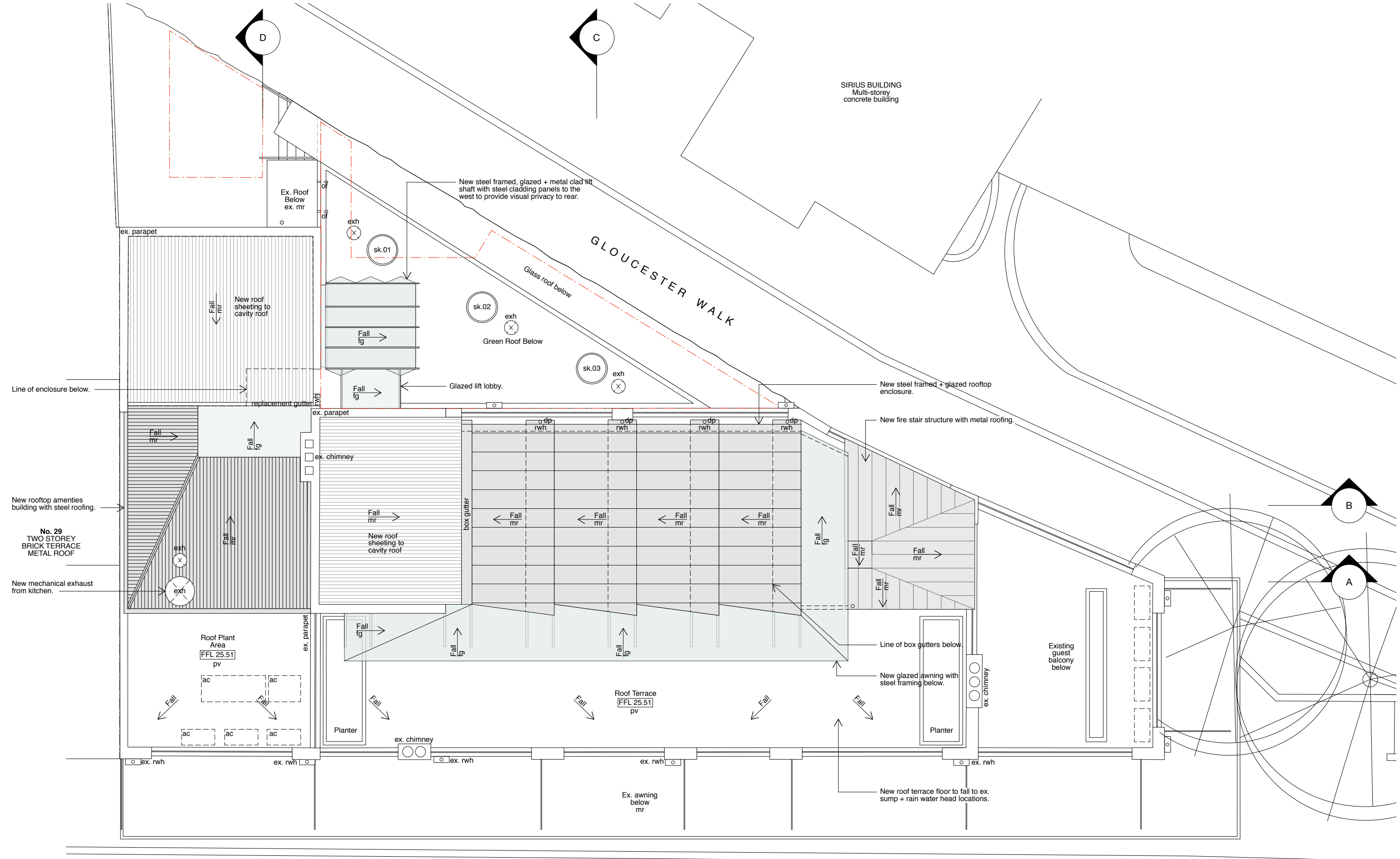
D

Project Ref. No.

1505

Drawing No.

SSDA.105



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:

-	For SSDA
A	Final for SSDA
B	Final for SSDA - updated
C	Final for SSDA - updated
D	For SSDA Submission - removal of dining room gas insert

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18

Legend:

AC	air-conditioning	ms	mild steel
c	column	mr	metal roofing
cpt	carpet	pb	plasterboard
con	concrete	pbr	painted brick
ct	ceramic tiles	pm	pressed metal
d	door	pp	permeable paving
db	distribution board	rf	resilient flooring
dp	downpipe	rm	rendered masonry
ex	existing	rwh	rain water head
fb	face brick	sk	skylight
fc	fibre cement	st	steel
fg	fixed glass	tb	timber boards
fl	flue	td	timber deck
hws	hot water system	tm	timber window
mc	metal cladding	w	window

--- Line of structure over / under

- - - To be demolished

Existing structure

New masonry structure

New concrete structure

New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel

25-27 George Street, The Rocks, 2000

Project Ref. No.

1505

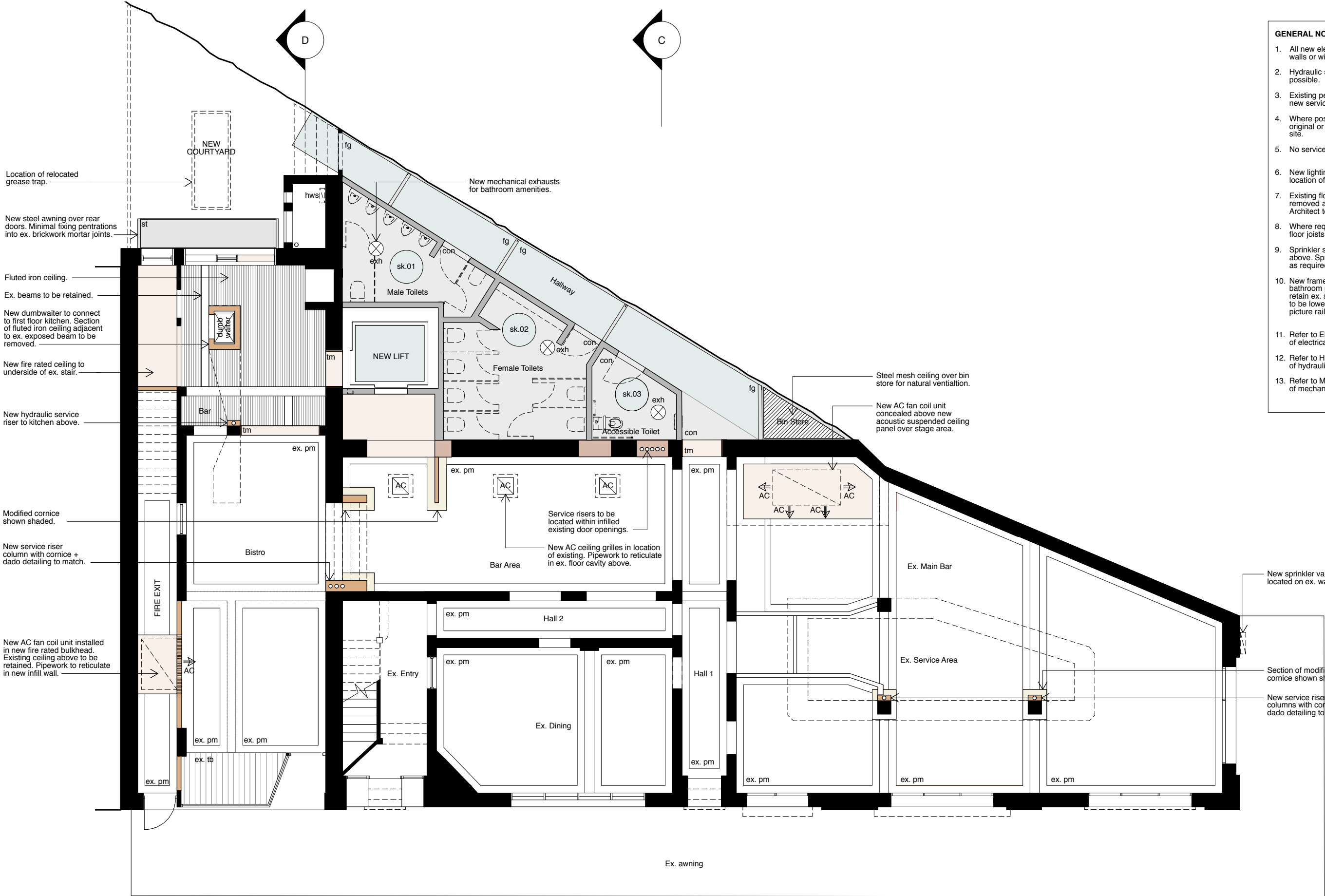
Drawing Title

Proposed Roof Plan

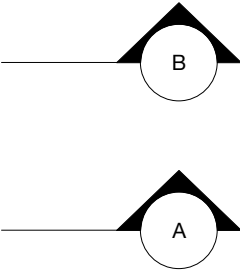
Drawing No.

SSDA.106

Scale:	Date:	Drawn:	Checked:	Issue:
1:100	December 2017	DRW	CM	D



- GENERAL NOTES - SERVICES:**
1. All new electrical services to be installed in new framed walls or within new or existing floor cavity.
 2. Hydraulic services to run in new floor structure where possible.
 3. Existing penetrations/fixing locations to be re-used for new services.
 4. Where possible, new services are to be fixed to non original or new fabric. Heritage Architect to review on site.
 5. No services to be chased in existing masonry walls.
 6. New lighting fixtures + switches to generally use location of existing.
 7. Existing floorboards of floors above to be carefully removed and relaid to install new services. Heritage Architect to review on site.
 8. Where required, only minimum notching or drilling of floor joists to be done to allow installation of services.
 9. Sprinkler services to be installed within ex. floor cavity above. Sprinkler heads to locally penetrate ex. ceilings as required for compliant coverage.
 10. New framed walls, floors and ceilings for kitchen and bathroom pods to be set-off ex. walls by min. 35mm to retain ex. skirting boards, dado rails etc. New ceilings to be lower than ex. to retain decorative cornice and picture rails. Heritage Architect to review on site.
 11. Refer to Electrical Engineer's drawings for locations of electrical services.
 12. Refer to Hydraulic Engineer's drawings for locations of hydraulic services.
 13. Refer to Mechanical Engineer's drawings for locations of mechanical services.



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

0	1	2	3	4	5	6m
---	---	---	---	---	---	----

Issue / Amendments:

-	For SSDA	20.12.17
A	Final for SSDA	07.02.18
B	Final for SSDA - updated	11.04.18
C	Final for SSDA - updated	23.04.18
D	For SSDA Submission - removal of dining room gas insert	07.05.18

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18

Legend:

AC	air-conditioning	ms	mild steel	---	Line of structure over / under
c	column	mr	metal roofing	- - - -	To be demolished
cpt	carpet	pb	plasterboard	---	Existing structure
con	concrete	pbr	plasterboard	---	New masonry structure
ct	ceramic tiles	pp	pressed metal	---	New concrete structure
d	door	rf	permeable paving	---	New lightweight structure
db	distribution board	rr	resilient flooring	---	
dp	downpipe	rm	rendered masonry	---	
ex	existing	rwh	rain water head	---	
fb	face brick	sk	skylight	---	
fc	fibre cement	st	steel	---	
fg	fixed glass	td	timber boards	---	
fl	flue	tm	timber deck	---	
hws	hot water system	w	window	---	
mc	metal cladding			---	

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Project Ref. No.

1505

Drawing Title

Proposed Ground Floor RCP

Drawing No.

SSDA.107

Scale:

1:100

Date:

December 2017

Drawn:

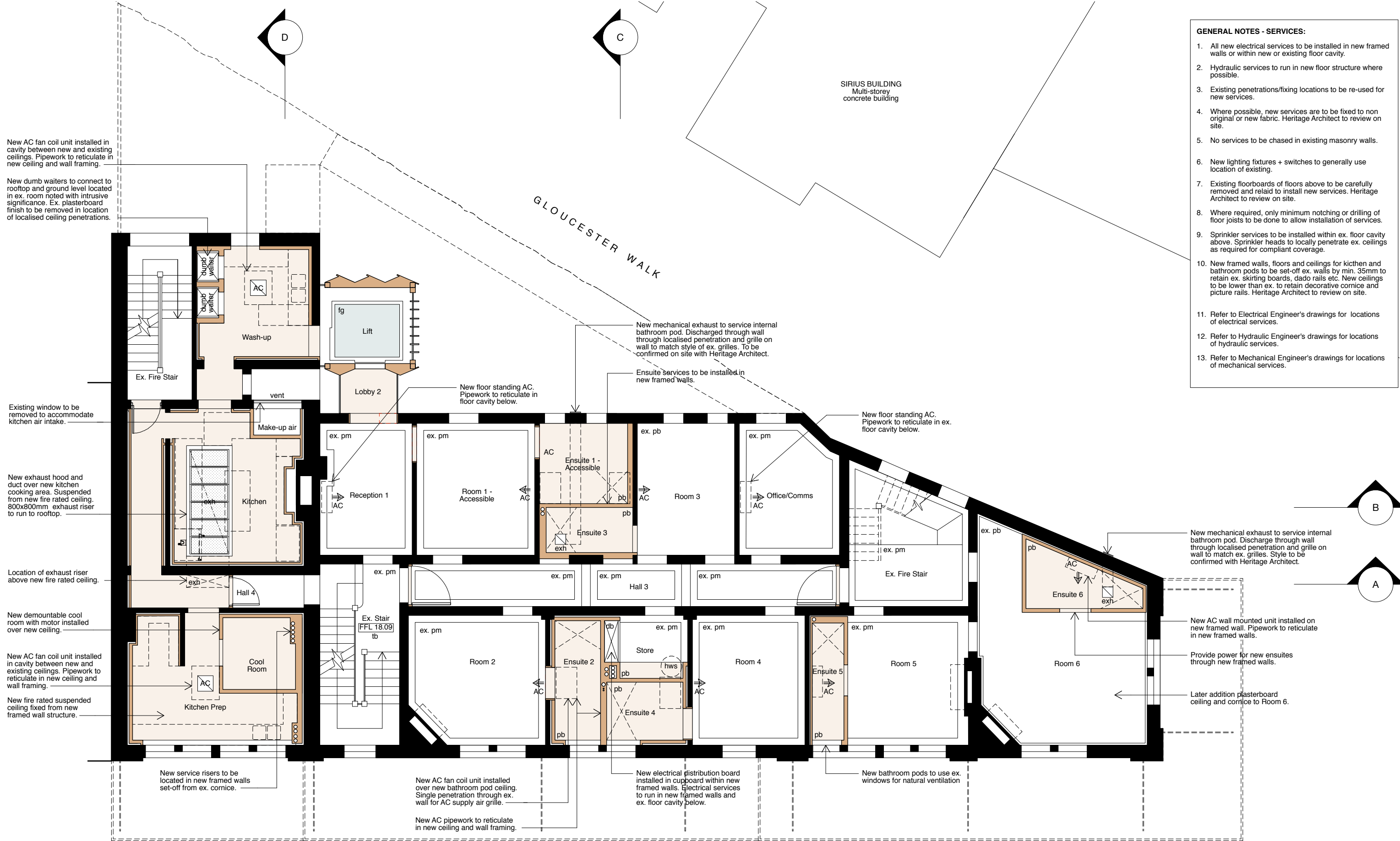
DRW

Checked:

CM

Issue:

D



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

0

1

2

3

4

5

6m

Issue / Amendments:

-	For SSDA	20.12.17
A	Final for SSDA	07.02.18
B	Final for SSDA - updated	11.04.18
C	Final for SSDA - updated	23.04.18
D	For SSDA Submission - removal of dining room gas insert	07.05.18

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18

Legend:

AC	air-conditioning	ms	mild steel
c	column	mr	metal roofing
cpt	carpet	pb	plasterboard
con	concrete	pbr	painted brick
ct	ceramic tiles	pm	pressed metal
d	door	pp	permeable paving
db	distribution board	rf	resilient flooring
dp	downpipe	rm	rendered masonry
ex	existing	rwh	rain water head
fb	face brick	sk	skylight
fc	fibre cement	st	steel
fg	fixed glass	td	timber boards
fl	flue	tm	timber deck
hws	hot water system	w	window
mc	metal cladding		

Line of structure over / under

To be demolished

Existing structure

New masonry structure

New concrete structure

New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Project Ref. No.
1505

Drawing Title
Proposed First Floor RCP

Drawing No.
SSDA.108

Scale:	Date:	Drawn:	Checked:	Issue:
1:100	December 2017	DRW	CM	D

New AC split system unit installed on new dumbwaiter wall framing. Pipework to reticulate in new walls.

New dumb waiters to from kitchen located in ex. room noted with intrusive significance. Ex. plasterboard finish to be removed in location of localised ceiling penetrations.

New -/60/30 fire door fitted within ex. arched opening.

New exhaust riser from kitchen below. Detailing of new shaft to match ex. cornice, skirting boards and picture rails.

New service risers to be located in new framed walls set-off from ex. cornice.

Modified cornice shown shaded in zone of demolished bathroom.

SIRIUS BUILDING
Multi-storey
concrete building

GLOUCESTER WALK

New mechanical exhaust to service internal bathroom pod. Discharged through wall through localised penetration External wall grille to match style of existing. grilles. Confirm on site with Heritage Architect.

Ensuite services to be installed in new framed walls.

New floor standing AC. Pipework to reticulate in floor cavity below.

New fire egress stair set-off ex. walls to retain ceiling cornice.

Indicative location of AC condenser units located behind prapet of ex. balcony.

GENERAL NOTES - SERVICES:

1. All new electrical services to be installed in new framed walls or within new or existing floor cavity.
2. Hydraulic services to run in new floor structure where possible.
3. Existing penetrations/fixing locations to be re-used for new services.
4. Where possible, new services are to be fixed to non original or new fabric. Heritage Architect to review on site.
5. No services to be chased in existing masonry walls.
6. New lighting fixtures + switches to generally use location of existing.
7. Existing floorboards of floors above to be carefully removed and relaid to install new services. Heritage Architect to review on site.
8. Where required, only minimum notching or drilling of floor joists to be done to allow installation of services.
9. Sprinkler services to be installed within ex. floor cavity above. Sprinkler heads to locally penetrate ex. ceilings as required for compliant coverage.
10. New framed walls, floors and ceilings for kitchen and bathroom pods to be set-off ex. walls by min. 35mm to retain ex. skirting boards, dado rails etc. New ceilings to be lower than ex. to retain decorative cornice and picture rails. Heritage Architect to review on site.
11. Refer to Electrical Engineer's drawings for locations of electrical services.
12. Refer to Hydraulic Engineer's drawings for locations of hydraulic services.
13. Refer to Mechanical Engineer's drawings for locations of mechanical services.

B

A

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:

- For SSDA
A Final for SSDA
B Final for SSDA - updated
C Final for SSDA - updated
D For SSDA Submission - removal of dining room gas insert

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18

Legend:

AC	air-conditioning	ms	mild steel	---	Line of structure over / under
c	column	mr	metal roofing	- - - -	To be demolished
cpt	carpet	pb	plasterboard	▬	Existing structure
con	concrete	pbr	pointed brick	▬	New masonry structure
ct	ceramic tiles	pm	pressed metal	▬	New concrete structure
d	door	pp	permeable paving	▬	New lightweight structure
db	distribution board	rf	resilient flooring		
dp	downpipe	rm	rendered masonry		
ex	existing	rw	rain water head		
fb	face brick	sk	skylight		
fc	fibre cement	st	steel		
fg	fixed glass	td	timber boards		
fl	flue	tm	timber deck		
hws	hot water system	w	window		
mc	metal cladding				

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Project Ref. No.

1505

Drawing Title

Proposed Second Floor RCP

Drawing No.

SSDA.109

Scale:

1:100

Date:

December 2017

Drawn:

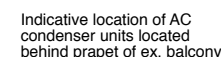
DRW

Checked:

CM

Issue:

D

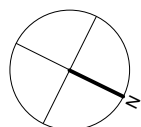





C

1. All new electrical services to be installed in new framed walls or within new or existing floor cavity.
2. Hydraulic services to run in new floor structure where possible.
3. Existing penetrations/fixing locations to be re-used for new services.
4. Where possible, new services are to be fixed to non original or new fabric. Heritage Architect to review on site.
5. No services to be chased in existing masonry walls.
6. New lighting fixtures + switches to generally use location of existing.
7. Existing floorboards of floors above to be carefully removed and relaid to install new services. Heritage Architect to review on site.
8. Where required, only minimum notching or drilling of floor joists to be done to allow installation of services.
9. Sprinkler services to be installed within ex. floor cavity above. Sprinkler heads to locally penetrate ex. ceilings as required for compliant coverage.
10. New framed walls, floors and ceilings for kitchen and bathroom pods to be set-off ex. walls by min. 35mm to retain ex. skirting boards, dado rails etc. New ceilings to be lower than ex. to retain decorative cornice and picture rails. Heritage Architect to review on site.
11. Refer to Electrical Engineer's drawings for locations of electrical services.
12. Refer to Hydraulic Engineer's drawings for locations of hydraulic services.
13. Refer to Mechanical Engineer's drawings for locations of mechanical services.

[illegible]

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18



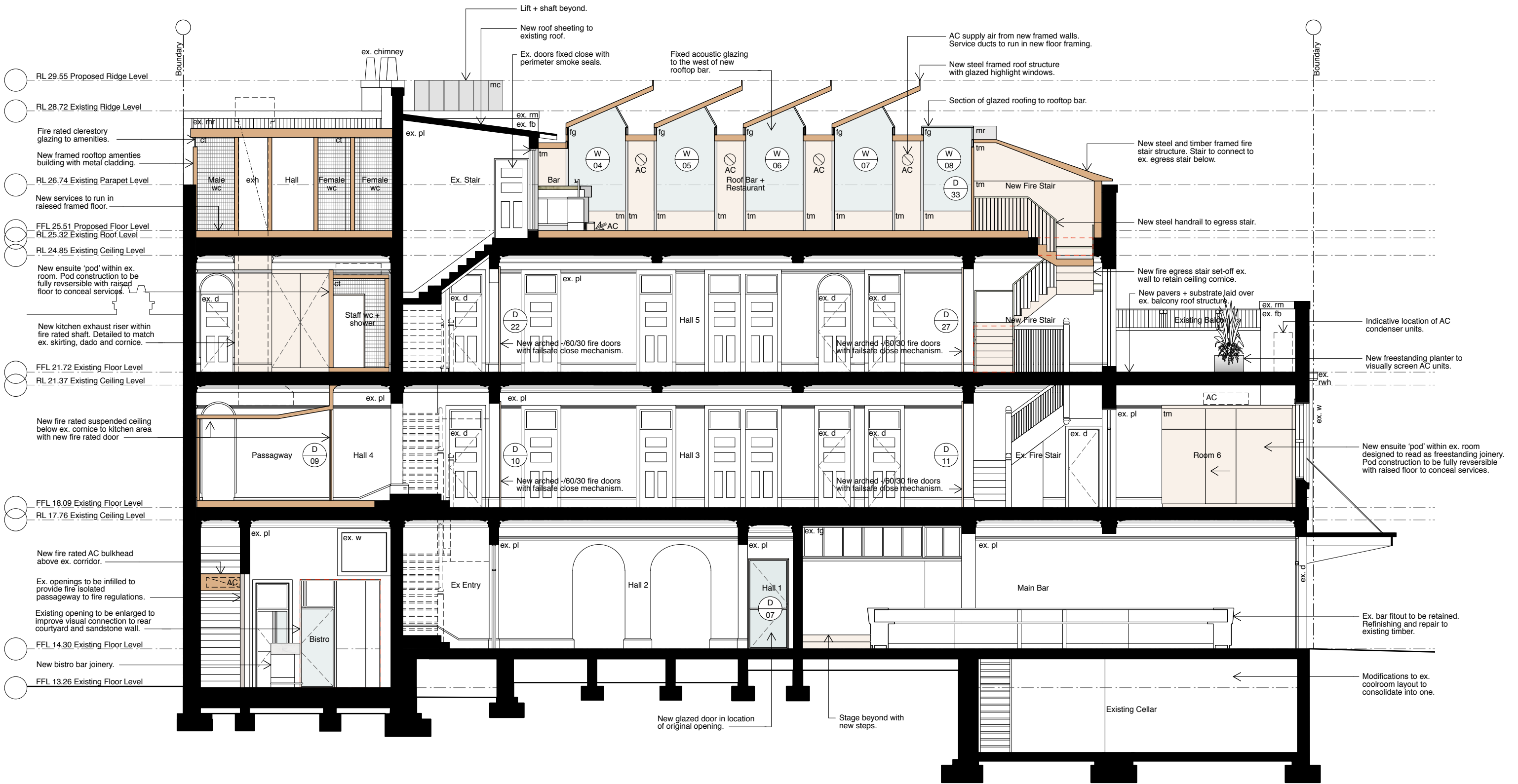
---	Line of structure over / under
- - -	To be demolished
█	Existing structure
	New masonry structure
	New concrete structure
	New lightweight structure

Welsh+
Major

Issue:
D

1505

Drawing. No.
SSDA.110



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

0

1

2

3

4

5

6m

Issue / Amendments:

-

For SSDA

A

Final for SSDA

B

Final for SSDA - updated

C

Final for SSDA - updated

D

For SSDA Submission - removal of dining room gas insert

Date:

20.12.17

07.02.18

11.04.18

23.04.18

07.05.18

Legend:

AC

air-conditioning

c

column

cpt

carpet

con

concrete

ct

ceramic tiles

d

door

db

distribution board

dp

downpipe

ex

existing

fb

face brick

fc

fibre cement

fg

fixed glass

fl

flue

hws

hot water system

mc

metal cladding

ms

mild steel

mr

metal roofing

pb

plasterboard

pbr

pointed brick

pm

pressed metal

pp

permeable paving

rf

resilient flooring

rm

rendered masonry

rw

rain water head

sk

skylight

st

steel

tb

timber boards

td

timber deck

tm

timber window

w

window

Line of structure over / under

- - - -

To be demolished

Existing structure

New masonry structure

New concrete structure

New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel

25-27 George Street, The Rocks, 2000

Project Ref. No.

1505

Drawing Title

Proposed Section A

Drawing No.

SSDA.201

Scale:

1:100

Date:

December 2017

Drawn:

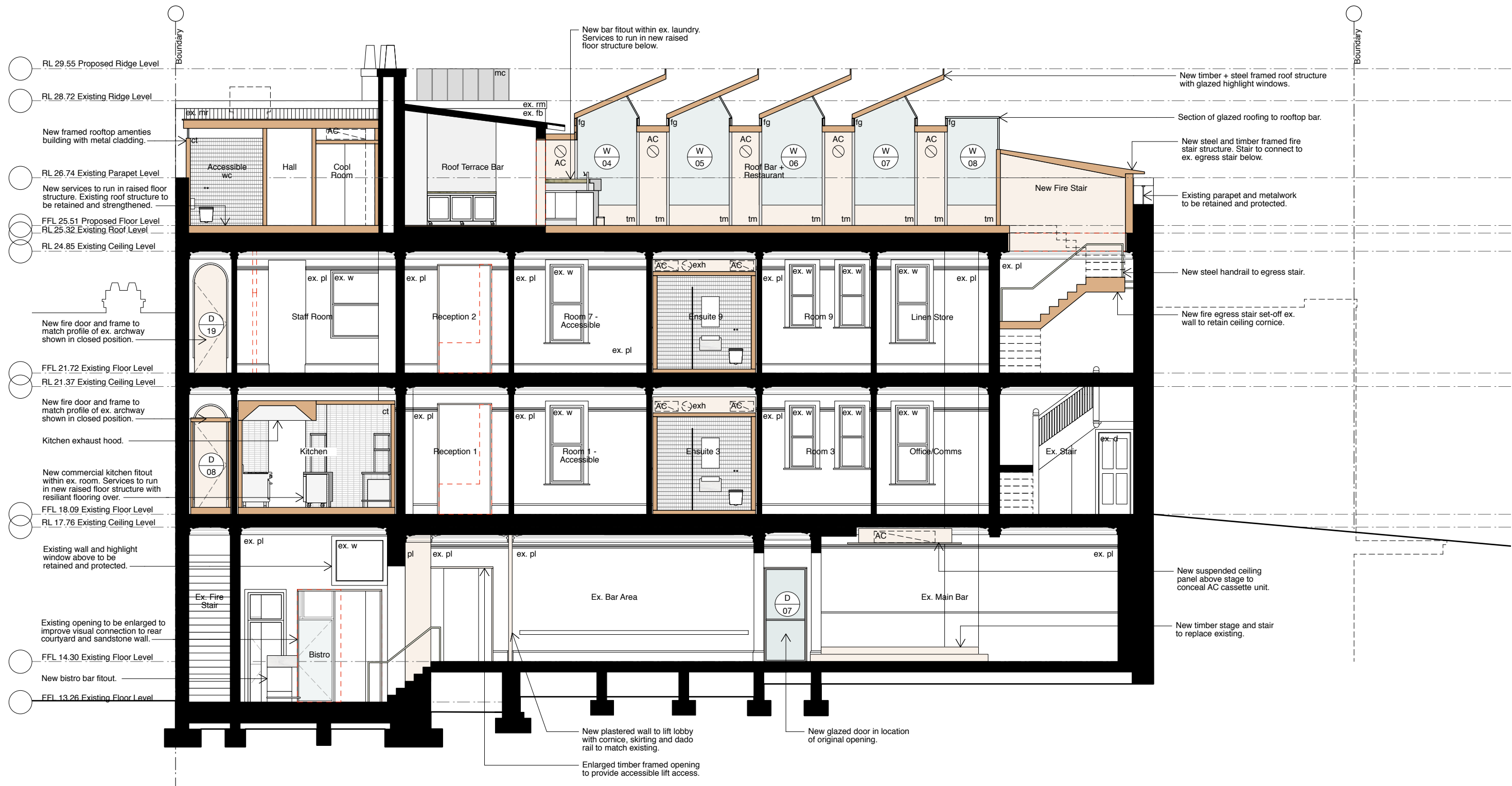
DRW

Checked:

CM

Issue:

D



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:		Date:
-	For SSDA	20.12.17
A	Final for SSDA	07.02.18
B	Final for SSDA - updated	11.04.18
C	Final for SSDA - updated	23.04.18
D	For SSDA Submission - removal of dining room gas insert	07.05.18

Legend:	
AC	air-conditioning
c	column
cpt	carpet
con	concrete
ct	ceramic tiles
d	door
db	distribution board
dp	downpipe
ex	existing
fb	face brick
fc	fibre cement
fg	fixed glass
fl	flue
hws	hot water system
mc	metal cladding
ms	mild steel
mr	metal roofing
pb	plasterboard
pbr	pointed brick
pm	pressed metal
pp	permeable paving
rf	resilient flooring
rm	rendered masonry
rwh	rain water head
sk	skylight
st	steel
tb	timber boards
td	timber deck
tm	timber window
w	window
---	Line of structure over / under
- - - -	To be demolished
---	Existing structure
---	New masonry structure
---	New concrete structure
---	New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6068
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Project Ref. No.
1505

Drawing Title
Proposed Section B

Drawing No.
SSDA.202

Scale: 1:100	Date: December 2017	Drawn: DRW	Checked: CM	Issue: D
-----------------	------------------------	---------------	----------------	-------------

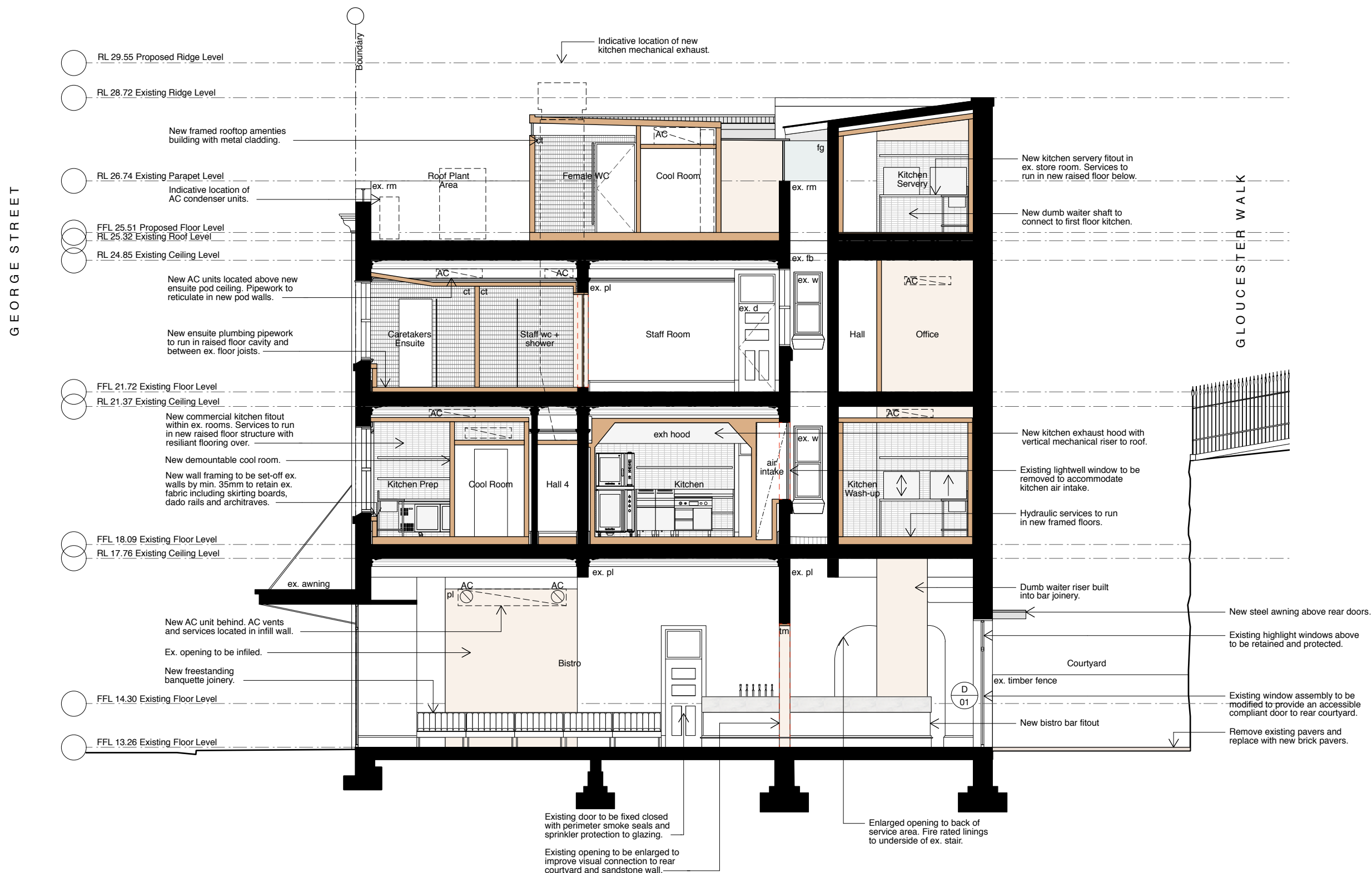
[illegible]

0		1	2	3	4	5	6m

Legend:					
AC	air-conditioning column	ms	mild steel		Line of structure over / under
cpt	carpet	mr	metal roofing	---	
ct	ceramic tiles	pb	plasterboard	- - - - -	To be demolished
cl	cl	pbr	painted brick	----	
d	door	pm	pressed metal		Existing structure
db	distribution board	pp	permeable paving	█	
dp	downpipe	rf	resilient flooring		New masonry structure
ex	existing	rh	rendered masonry	█	
fb	face brick	sk	skylight		New concrete structure
fc	fibre cement	st	steel	█	
fg	fixed glass	tb	timber boards		New lightweight structure
fl	flue	td	timber deck	█	
hws	hot water system	tm	timber		
mc	metal cladding	w	window		

Welsh+ Major

Checked:	Issue:
CM	D



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

0	1	2	3	4	5	6m
---	---	---	---	---	---	----

Issue / Amendments:

-	For SSDA	20.12.17
A	Final for SSDA	07.02.18
B	Final for SSDA - updated	11.04.18
C	Final for SSDA - updated	23.04.18
D	For SSDA Submission - removal of dining room gas insert	07.05.18

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18

Legend:

AC	air-conditioning	ms	mild steel
c	column	mr	metal roofing
cpt	carpet	pb	plasterboard
con	concrete	pbr	painted brick
ct	ceramic tiles	pm	pressed metal
d	door	pp	permeable paving
db	distribution board	rf	resilient flooring
dp	downpipe	rm	rendered masonry
ex	existing	rwh	rain water head
fb	face brick	sk	skylight
fc	fibre cement	st	steel
fg	fixed glass	tb	timber boards
fl	flue	td	timber deck
hws	hot water system	tm	timber window
mc	metal cladding	w	window

--- Line of structure over / under
- - - To be demolished
Existing structure
New masonry structure
New concrete structure
New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Project Ref. No.
1505

Drawing Title
Proposed Section D

Drawing No.
SSDA.204

Scale:	Date:	Drawn:	Checked:	Issue:
1:100	December 2017	DRW	CM	D



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:

- For SSDA
A Final for SSDA
B Final for SSDA - updated
C Final for SSDA - updated
D For SSDA Submission - removal of dining room gas insert

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18

Legend:

AC	air-conditioning	ms	mild steel	---	Line of structure over / under
c	column	mr	metal roofing	- - -	To be demolished
cpt	carpet	pb	plasterboard	---	Existing structure
con	concrete	pbr	plasterboard	---	New masonry structure
ct	ceramic tiles	pm	pressed metal	---	New concrete structure
d	door	pp	permeable paving	---	New lightweight structure
db	distribution board	rf	resilient flooring	---	
dp	downpipe	rm	rendered masonry	---	
ex	existing	rwh	rain water head	---	
fb	face brick	sk	skylight	---	
fc	fibre cement	st	steel	---	
fg	fixed glass	td	timber boards	---	
fl	flue	tm	timber deck	---	
hws	hot water system	w	window	---	
mc	metal cladding			---	

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Drawing Title
Proposed East Elevation - George Street

Scale:

1:100

Date:

December 2017

Drawn:

DRW

Checked:

CM

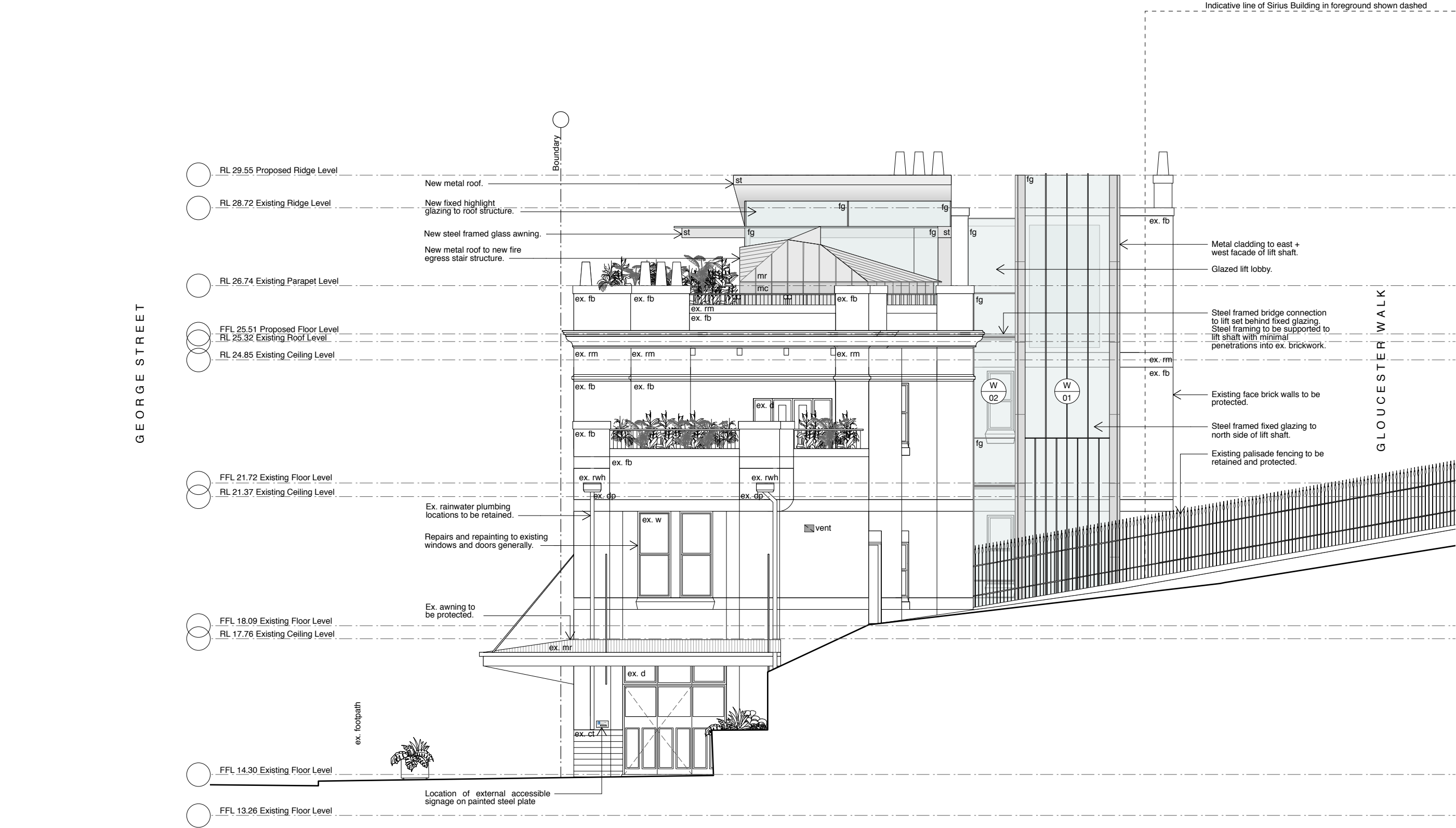
Issue:

D

Project Ref. No.

1505

Drawing No.
SSDA.301



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

0	1	2	3	4	5	6m
---	---	---	---	---	---	----

Issue / Amendments:

-	For SSDA	20.12.17
A	Final for SSDA	07.02.18
B	Final for SSDA - updated	11.04.18
C	Final for SSDA - updated	23.04.18
D	For SSDA Submission - removal of dining room gas insert	07.05.18

Legend:

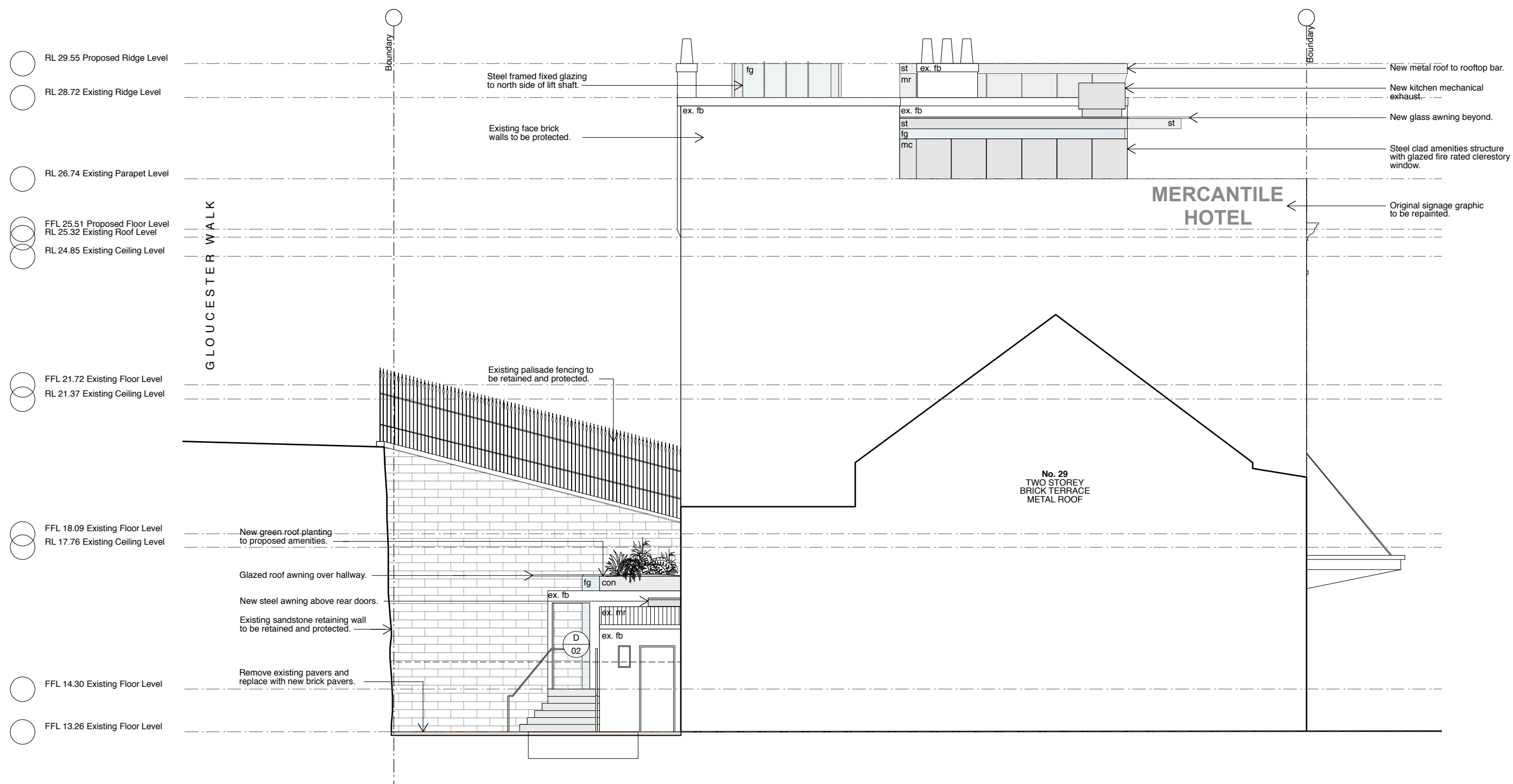
AC	air-conditioning	ms	mild steel
c	column	mr	metal roofing
cpt	carpet	pb	plasterboard
con	concrete	pbr	pressed brick
ct	ceramic tiles	pm	permeable paving
d	door	pp	resilient flooring
db	distribution board	rf	rendered masonry
dp	downpipe	rm	rain water head
ex	existing	rwh	skylight
fb	face brick	sk	steel
fc	fibre cement	st	timber boards
fg	fixed glass	td	timber deck
fl	flue	tm	timber window
hws	hot water system	w	
mc	metal cladding		

--- Line of structure over / under
- - - To be demolished
Existing structure
New masonry structure
New concrete structure
New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project		Project Ref. No.		
The Mercantile Hotel		1505		
25-27 George Street, The Rocks, 2000				
Drawing Title		Drawing. No.		
Proposed North Elevation		SSDA 302		
Scale:	Date:	Drawn:	Checked:	Issue:
1:100	December 2017	DRW	CM	D



Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:

- For SSDA
- A Final for SSDA
- B Final for SSDA - updated
- C Final for SSDA - updated
- D For SSDA Submission - removal of dining room gas insert

Date:

20.12.17
07.02.18
11.04.18
23.04.18
07.05.18

Legend:

AC	air-conditioning	ms	mild steel
al	aluminum	mr	metal roofing
cap	carpet	pb	plasterboard
con	concrete	pbr	painted brick
ct	ceramic tiles	pm	pressed metal
cd	door	pp	permeable pa-
db	distribution board	rf	resilient floor-
dp	downpipe	rm	rendered mas-
ex	existing	rw	rain water hea-
fb	fasten brick	sk	skirting
fc	flexible cement	sl	steel
fg	fixed glass	tb	timber boards
fl	flue	td	timber deck
hws	hot water system	tm	timber
mc	metal cladding	w	window

---	Line of structure over / under
- - -	To be demolished
█	Existing structure
▤	New masonry structure
▥	New concrete structure
▦	New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+ Major

Project

The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Drawing Title
South Elevation

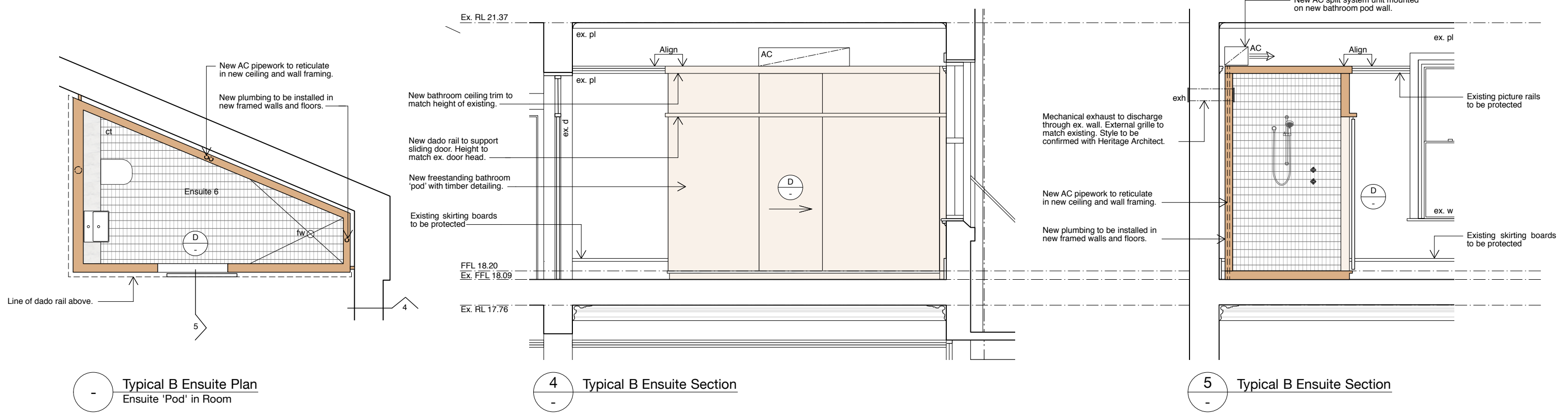
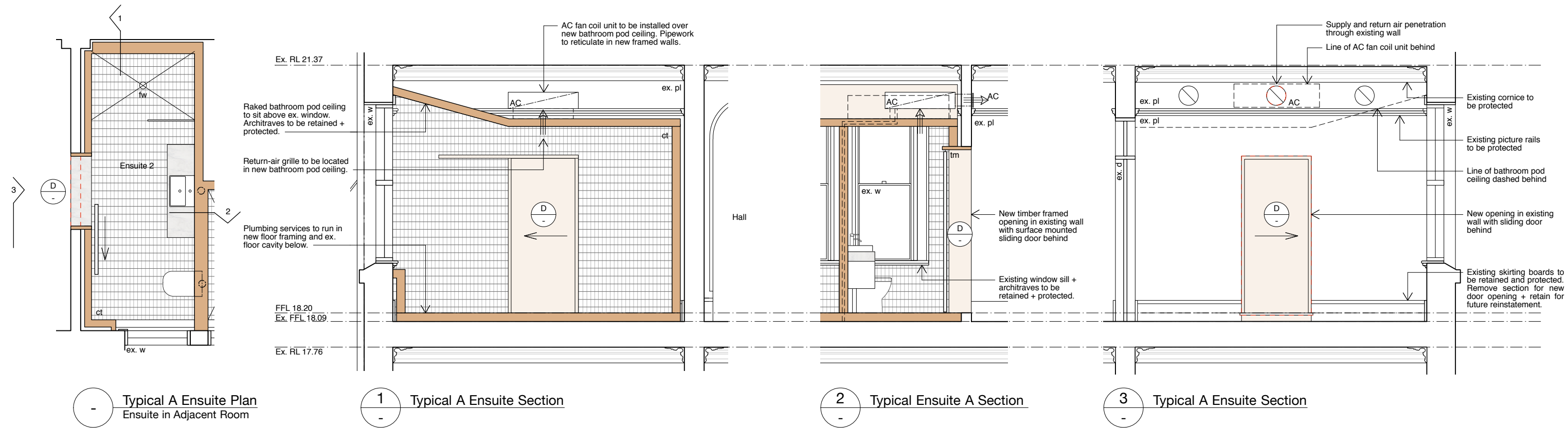
Scale:
1:100

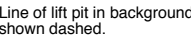
Date:
Dece

Drawn
DRW

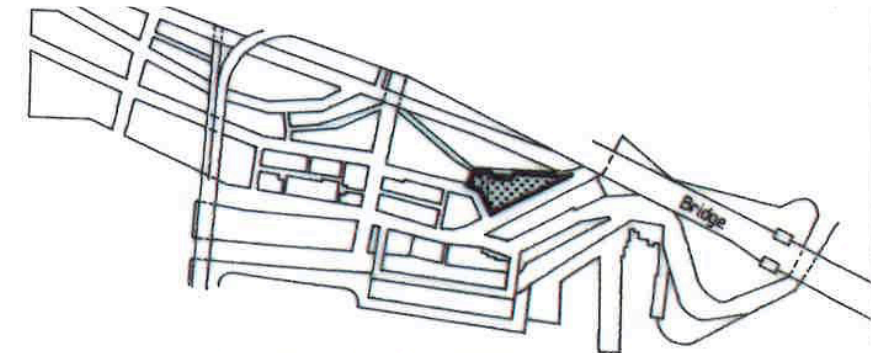
Drawing. No.
SSDA 304

Checked: CM Issue: D



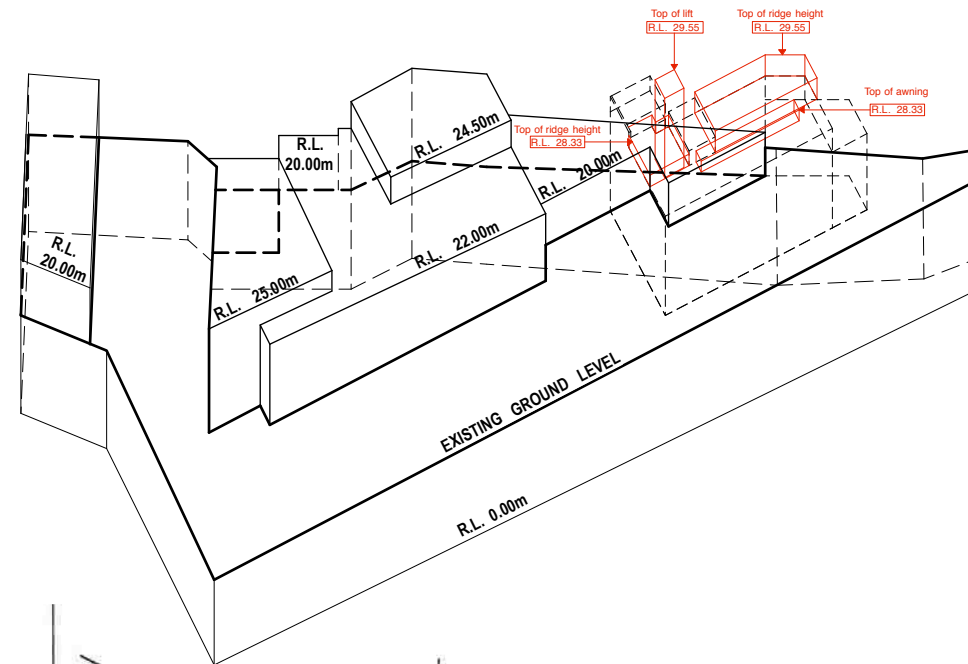


Scale:	Date:	Drawn:	Checked:	Issue:
1:50	December 2017	DRW	CM	D



This drawing refers to the land shaded

BUILDING ENVELOPE
AXONOMETRIC DRAWING



LEGEND

SITE BOUNDARY

EASEMENT

HISTORIC BUILDINGS

PEDESTRIAN ROUTE

VEHICLE ROUTE



PERMITTED USES

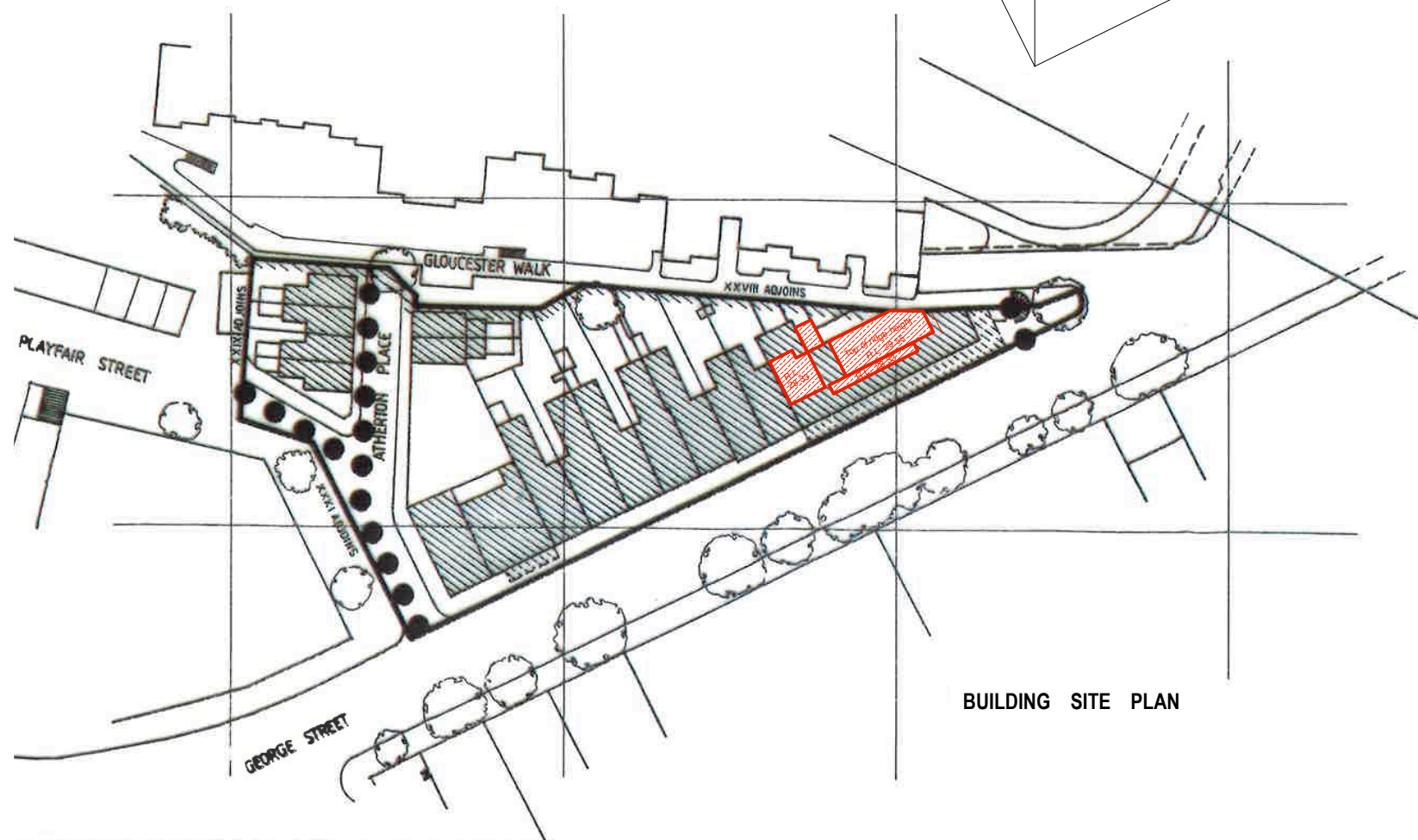
COMMERCIAL

RESIDENTIAL

SPECIAL

WEEKEND MARKET - RETAIL

STALLS AND THE LIKE



BUILDING SITE PLAN

As delegate of the Minister of Planning, under delegation dated 28 February 2016, pursuant to clause 9 of the *Environmental Planning And Assessment (Sydney Cove) Savings and Transitional Regulation 1999*, under the *Environmental Planning and Assessment Act 1979*, approve the variation to the Prescribed scheme, described by the control drawing

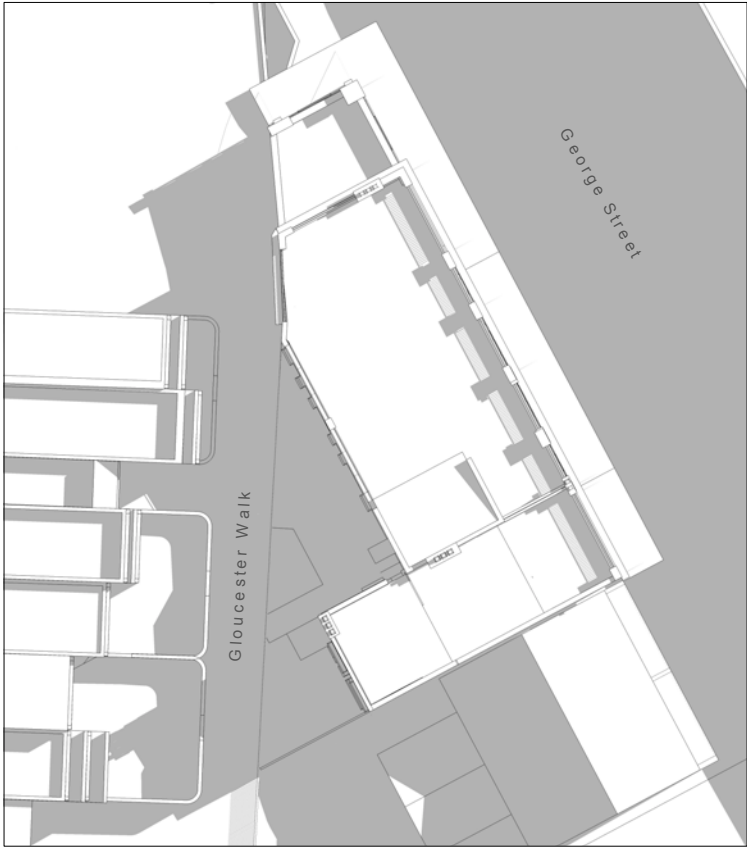
Anthea Sargeant
Executive Director
Key Sites and Industry Assessments

The general controls as shown on this drawing are subject to the refinement of detailing relation to dimensions, easements, usages, open spaces and means of circulation and the sites shall be subject to such further conditions in relation to architectural details, financial considerations, staging and timing an system of approval as the Authority may deem necessary and make known prior to the sites being offered for development.

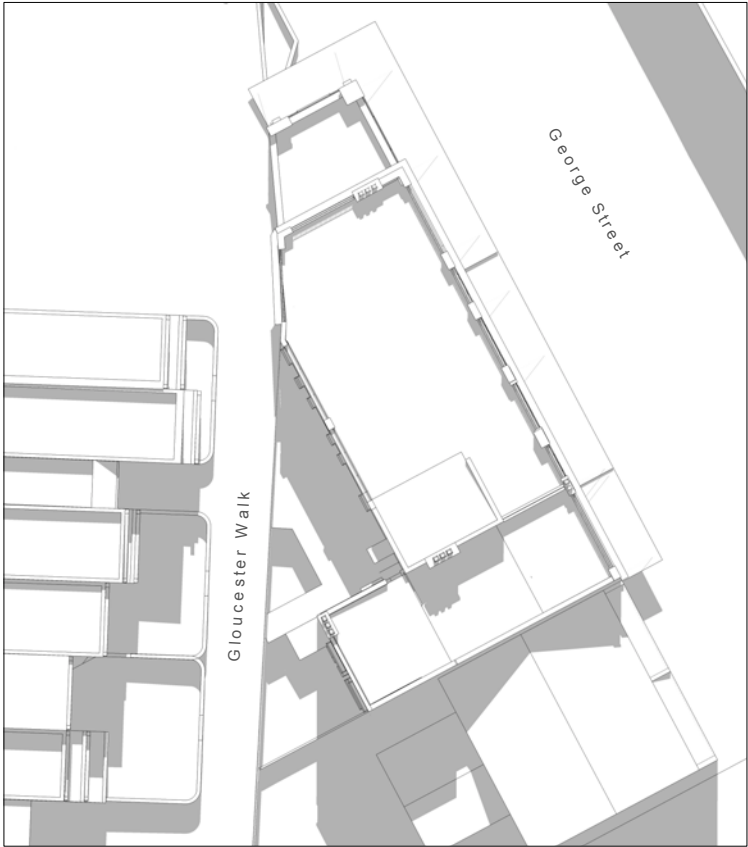
BUILDING SITE CONTROL DRAWING

XXX (2)

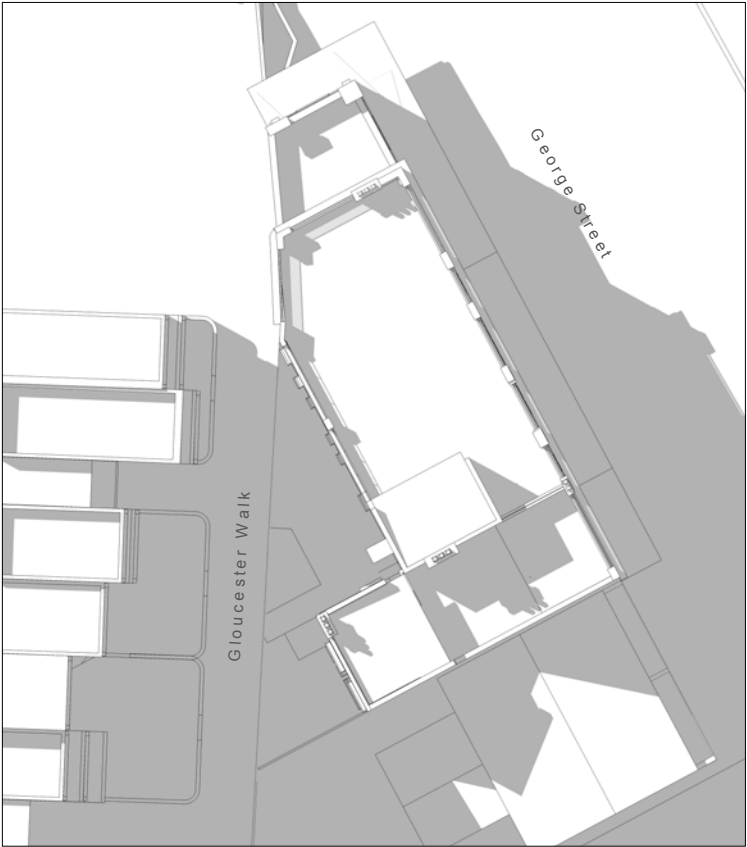
DEPARTMENT OF PLANNING AND ENVIRONMENT



21 March - 9:00 am
EXISTING

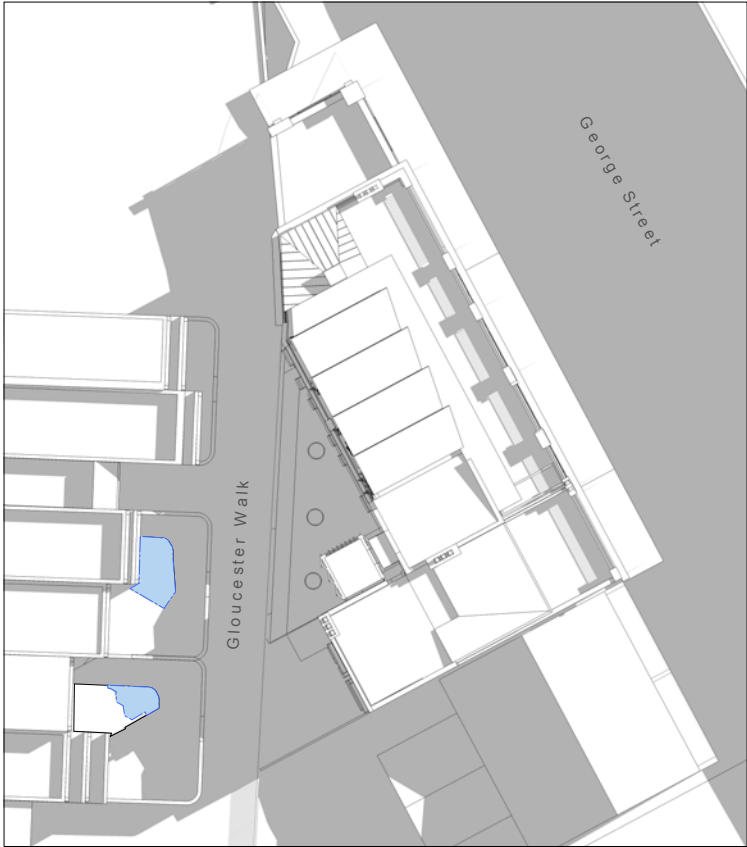


21 March - 12:00 pm
EXISTING

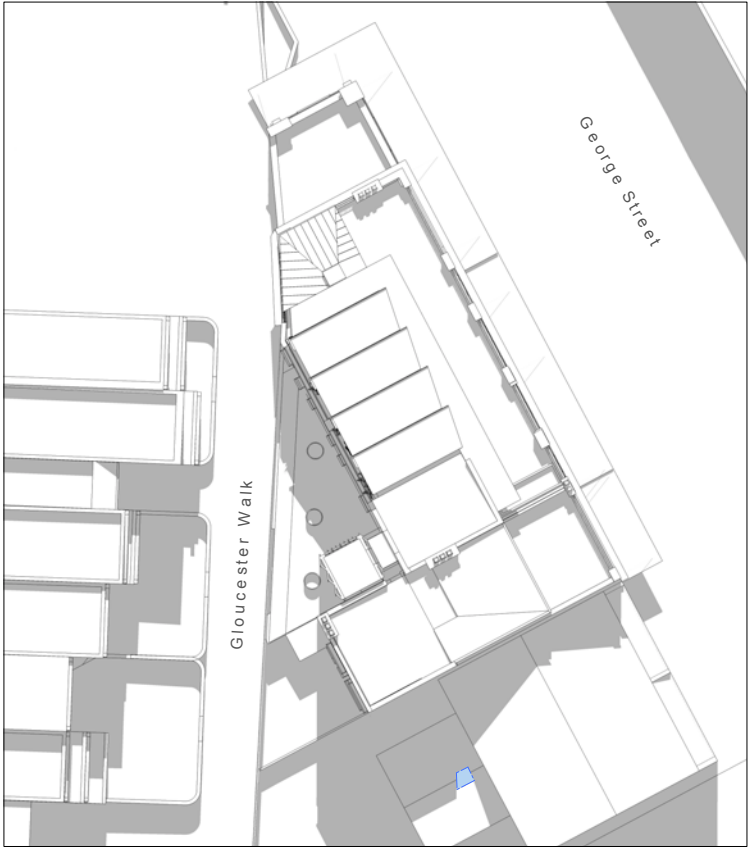


21 March - 3:00 pm
EXISTING

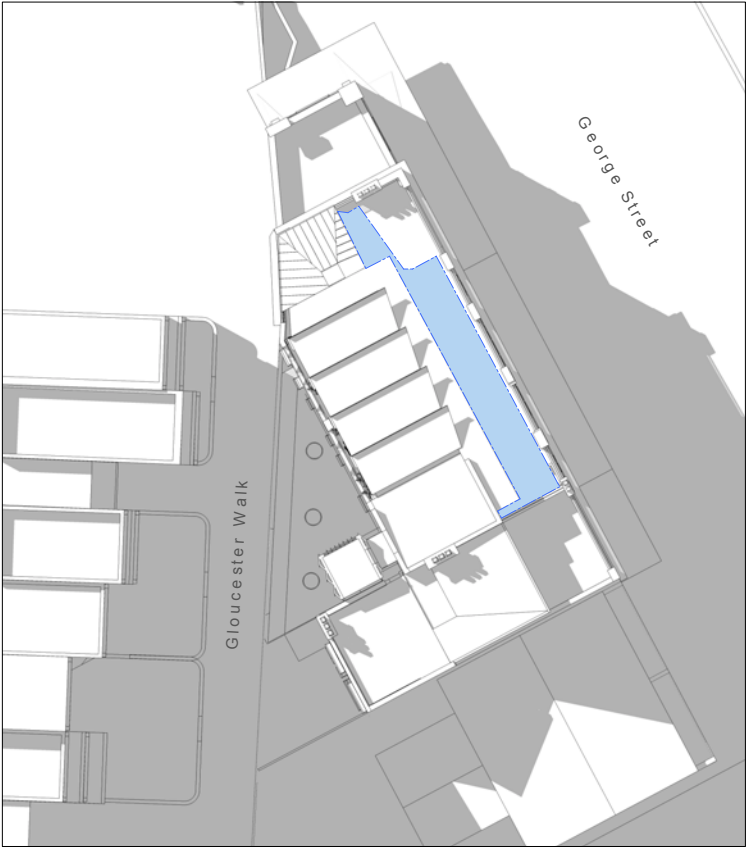
Areas of additional overshadowing shown hatched other than on roofs and non-habitable surfaces



21 March - 9:00 am
PROPOSED



21 March - 12:00 pm
PROPOSED



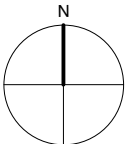
21 March - 3:00 pm
PROPOSED

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:
- For SSDA
A Final for SSDA

Date:
20.12.17
07.02.18



Legend:			
AC	air-conditioning	mr	metal roofing
c	column	pb	plasterboard
cpt	carpet	pbr	plastered brick
con	concrete	pm	pressed metal
ct	ceramic tiles	pp	permeable paving
d	door	rf	resilient flooring
db	distribution board	rm	rendered masonry
dp	downpipe	rwh	rain water head
ex	existing	sk	skylight
fb	face brick	st	steel
fc	fibre cement	tb	timber boards
fg	fixed glass	td	timber deck
hws	hot water system	tm	timber
mc	metal cladding	w	window
ms	mild steel		
		---	Line of structure over / under
		- - -	To be demolished
		█	Existing structure
		█	New masonry structure
		█	New concrete structure
		█	New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

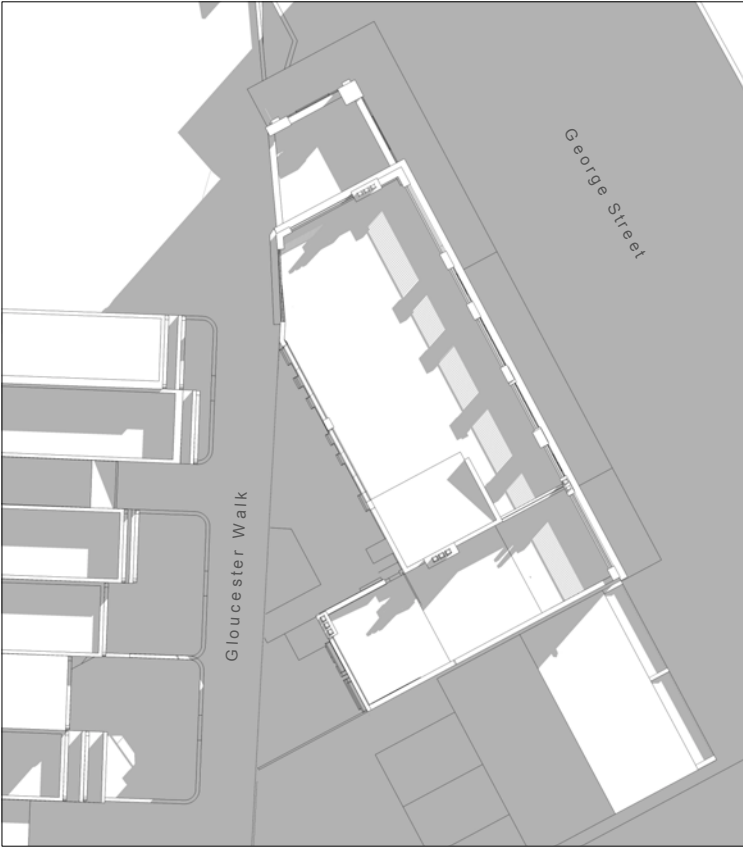
Project Ref. No.

1505

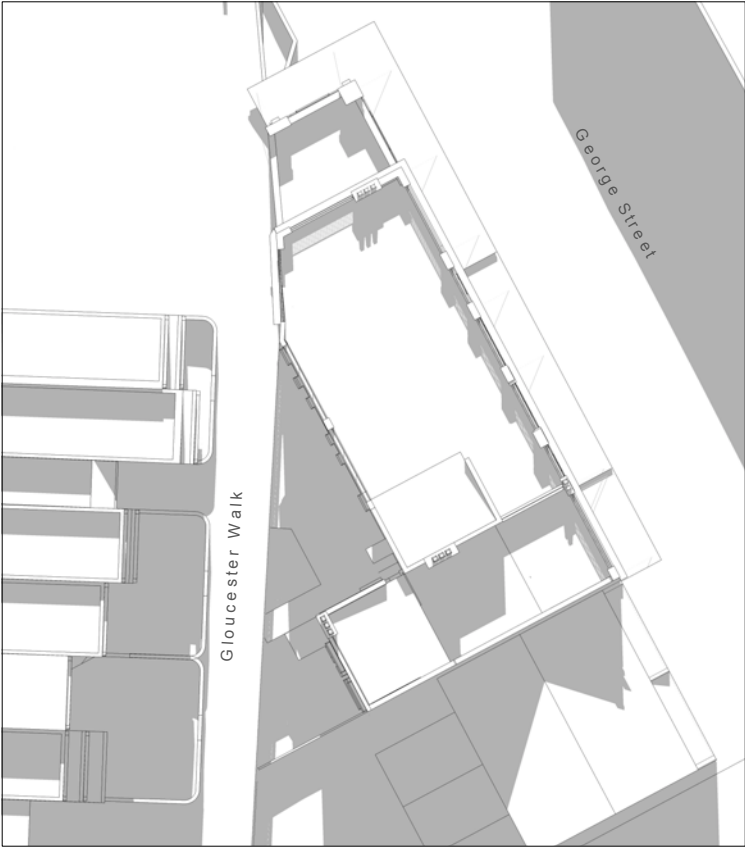
Drawing Title
Shadow Diagrams - 21st March

Drawing No.
SSDA.405

Scale:	Date:	Drawn:	Checked:	Issue:
nts	December 2017	DRW	CM	A



21 June - 9:00 am
EXISTING

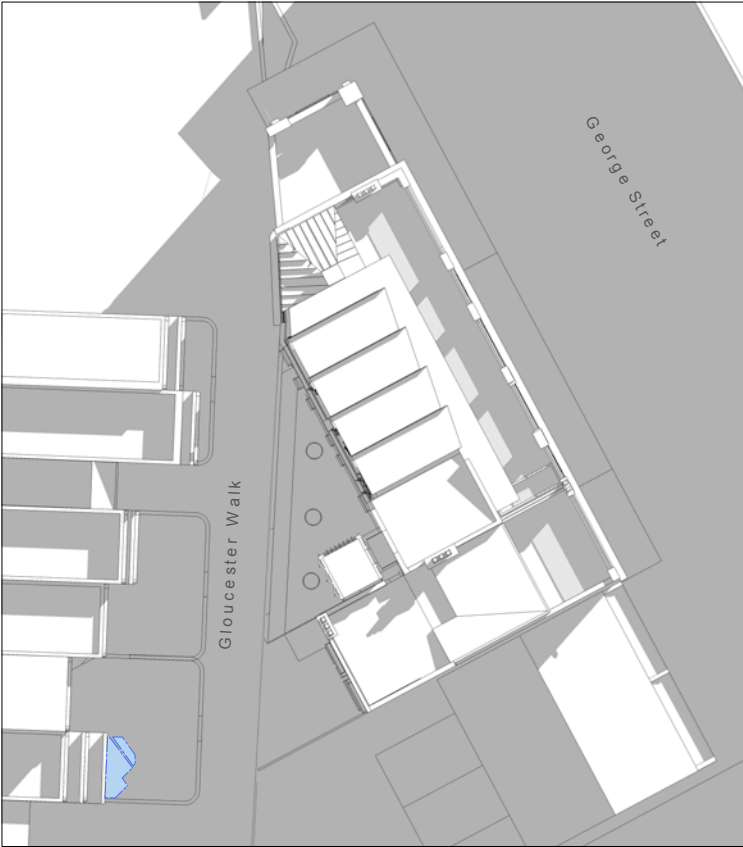


21 June - 12:00 pm
EXISTING

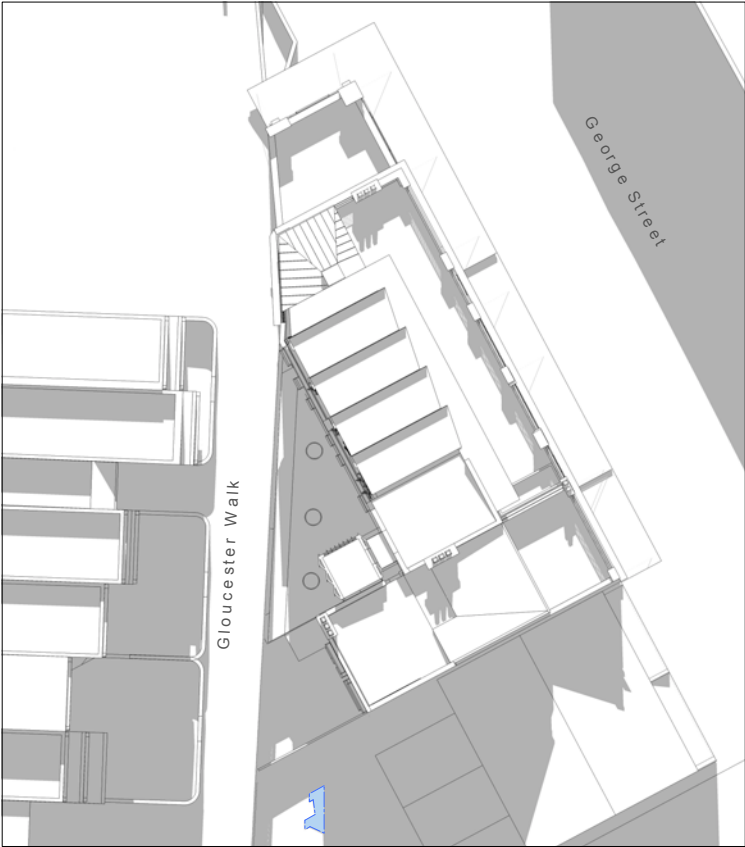


21 June - 3:00 pm
EXISTING

Areas of additional overshadowing shown hatched other than on roofs and non-habitable surfaces



21 June - 9:00 am
PROPOSED



21 June - 12:00 pm
PROPOSED



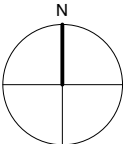
21 June - 3:00 pm
PROPOSED

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:
- For SSDA
A Final for SSDA

Date:
20.12.17
07.02.18



- Legend:
- | | | | |
|-----|--------------------|-----|--------------------|
| AC | air-conditioning | mr | metal roofing |
| c | column | pb | plasterboard |
| cpt | carpet | pbr | plastered brick |
| con | concrete | pm | pressed metal |
| ct | ceramic tiles | pp | permeable paving |
| d | door | rf | resilient flooring |
| db | distribution board | rm | rendered masonry |
| dp | downpipe | rwh | rain water head |
| ex | existing | sk | skylight |
| fb | face brick | st | steel |
| fc | fibre cement | tb | timber boards |
| fg | fixed glass | td | timber deck |
| hws | hot water system | tm | timber |
| mc | metal cladding | w | window |
| ms | mild steel | | |
- Line of structure over / under
--- To be demolished
Existing structure
New masonry structure
New concrete structure
New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

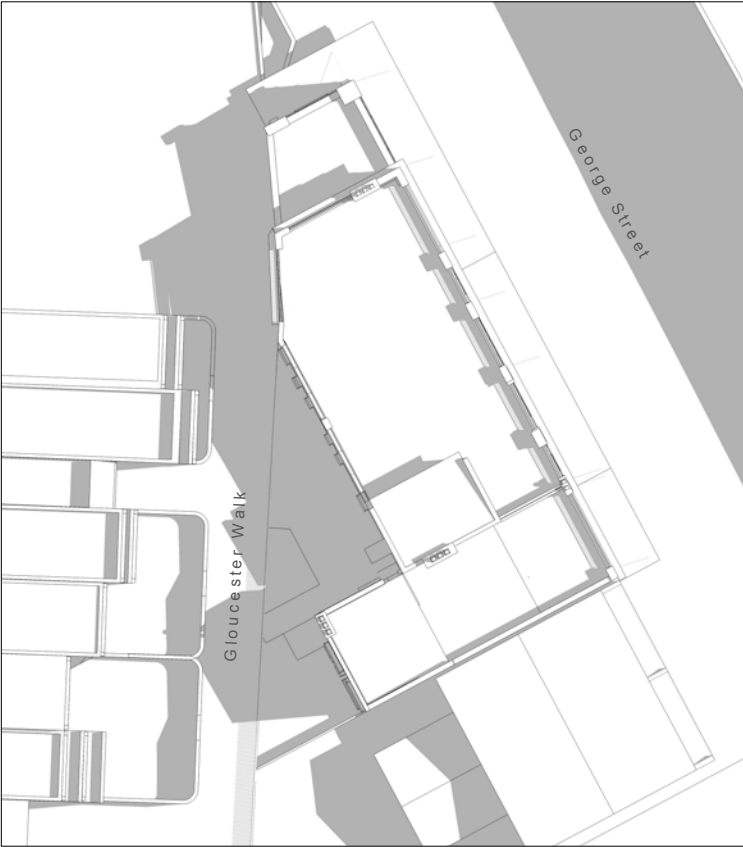
Project Ref. No.

1505

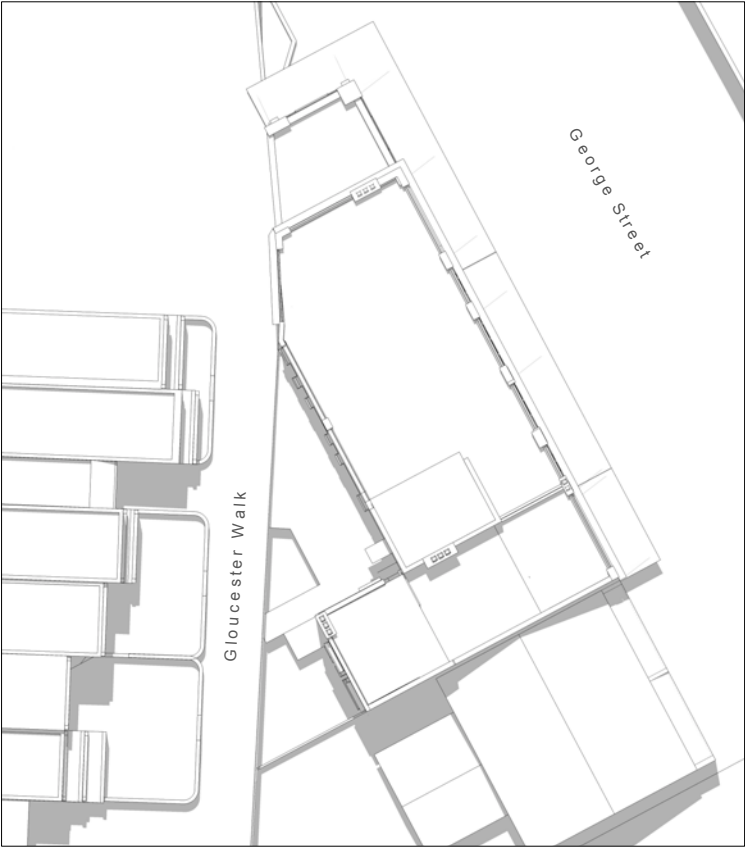
Drawing Title
Shadow Diagrams - 21st June

Drawing No.
SSDA.406

Scale:	Date:	Drawn:	Checked:	Issue:
nts	December 2017	DRW	CM	A



21 December - 9:00 am
EXISTING

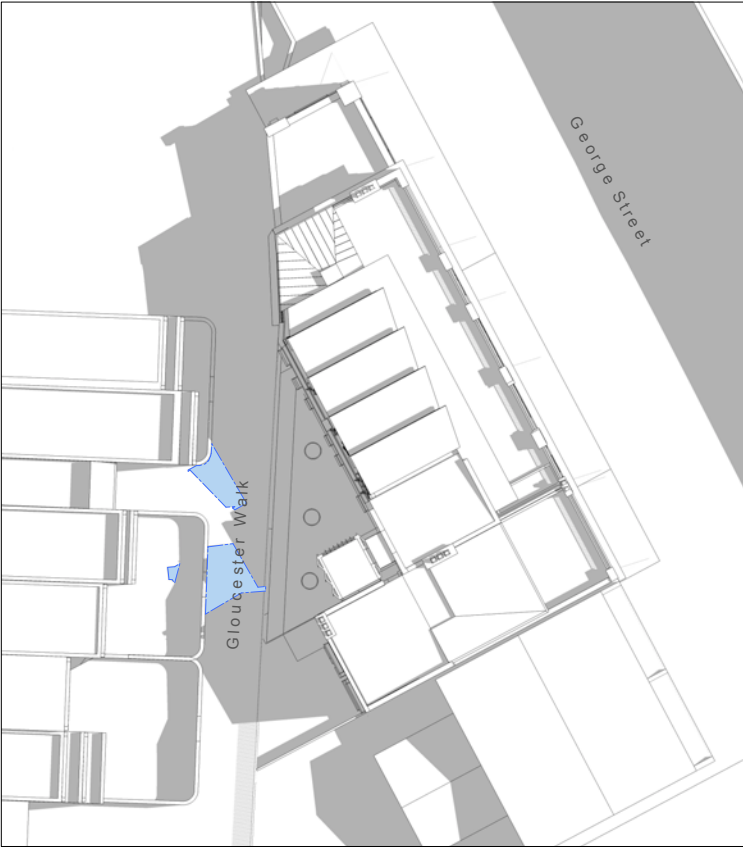


21 December - 12:00 pm
EXISTING

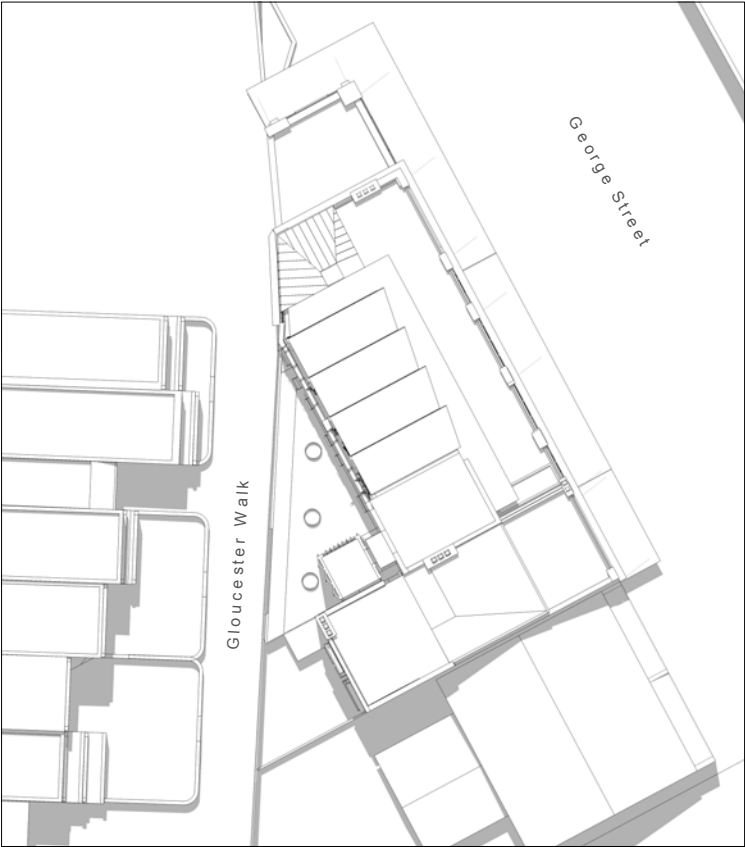


21 December - 3:00 pm
EXISTING

Areas of additional overshadowing shown hatched other than on roofs and non-habitable surfaces



21 December - 9:00 am
PROPOSED



21 December - 12:00 pm
PROPOSED



21 December - 3:00 pm
PROPOSED

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

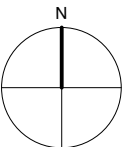
State Significant Development Application

Issue / Amendments:

- For SSDA
A Final for SSDA

Date:

20.12.17
07.02.18



Legend:

AC	air-conditioning	mr	metal roofing
c	column	pb	plasterboard
cpt	carpet	pbr	printed brick
con	concrete	pm	pressed metal
ct	ceramic tiles	pp	permeable paving
d	door	rf	resilient flooring
db	distribution board	rm	rendered masonry
dp	downpipe	rwh	rain water head
ex	existing	sk	skylight
fb	face brick	st	steel
fc	fibre cement	tb	timber boards
fg	fixed glass	td	timber deck
hws	hot water system	tm	timber
mc	metal cladding	w	window
ms	mild steel		

---	Line of structure over / under
- - -	To be demolished
▬	Existing structure
▬	New masonry structure
▬	New concrete structure
▬	New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project

The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Drawing Title
Shadow Diagrams - 21st December

Scale:

nts

Date:

December 2017

Drawn:

DRW

Checked:

CM

Issue:

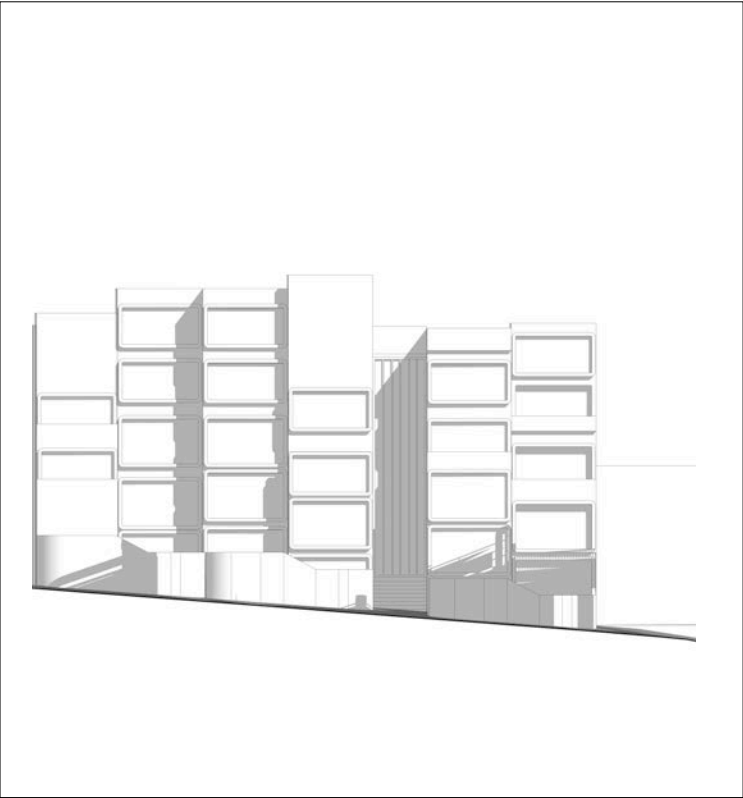
A

Project Ref. No.

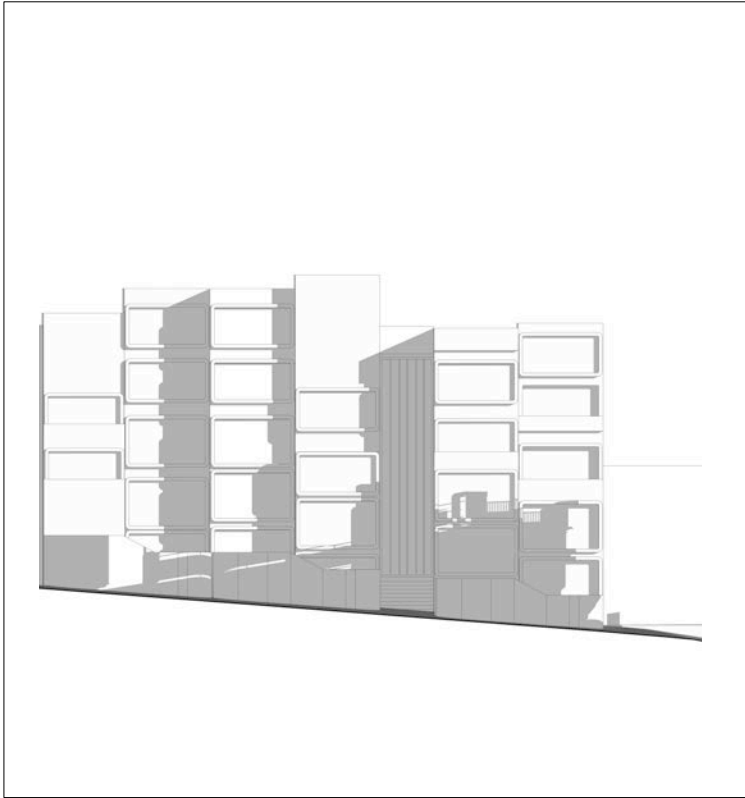
1505

Drawing No.

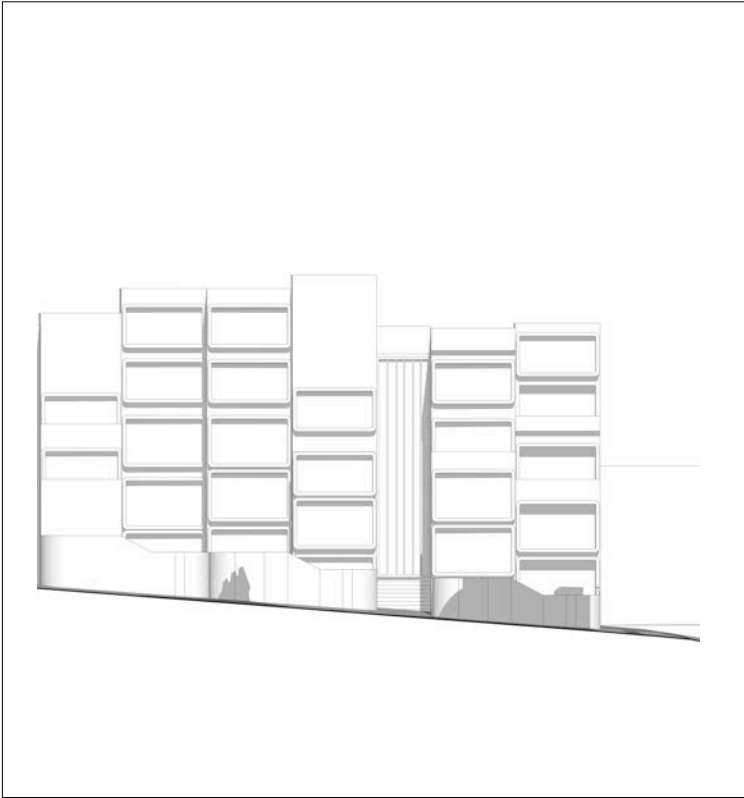
SSDA.407



21 March - 9:00 am
EXISTING

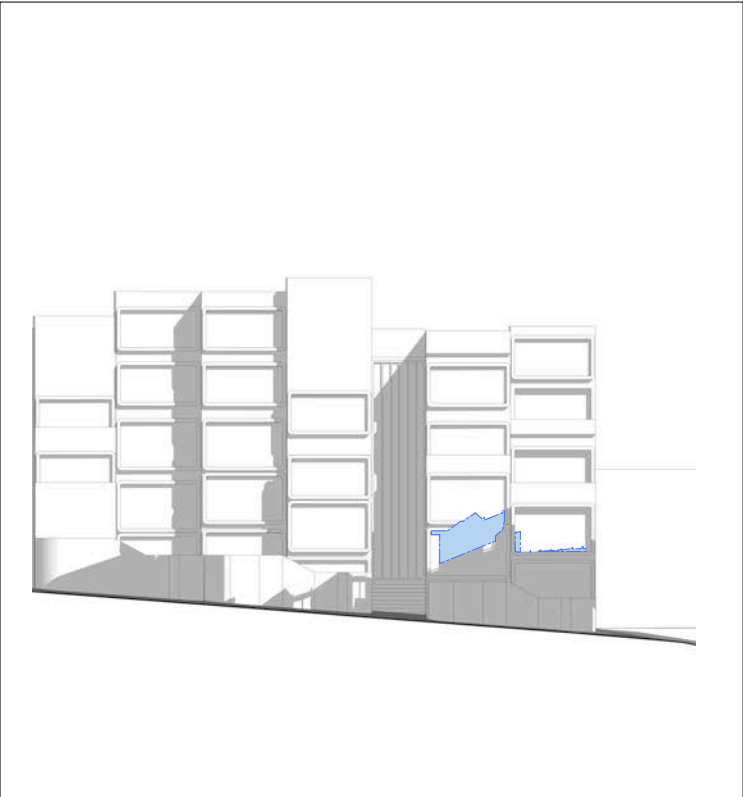


21 June - 9:00 am
EXISTING

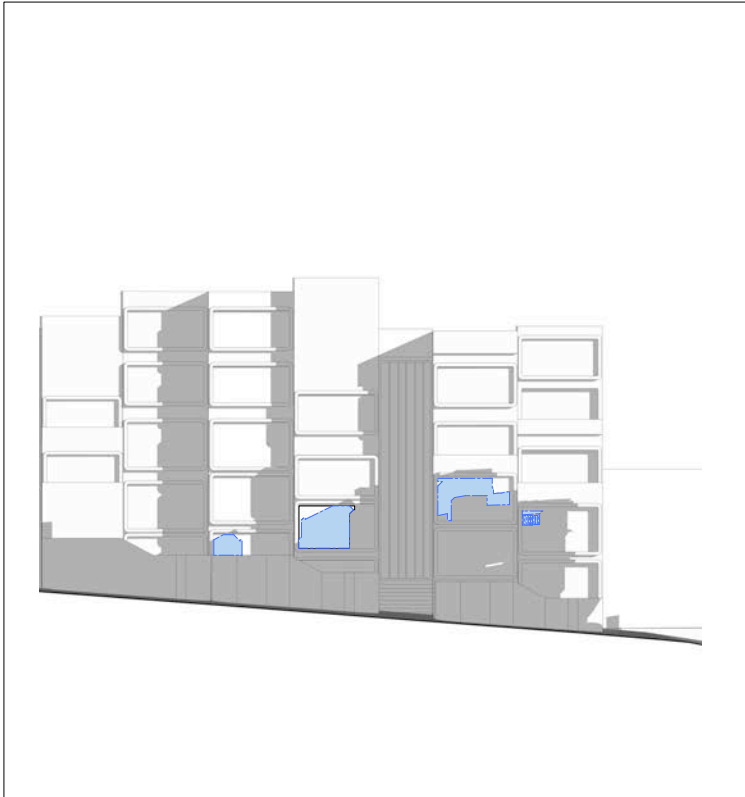


21 December - 9:00 am
EXISTING

Areas of additional overshadowing to glazing shown hatched



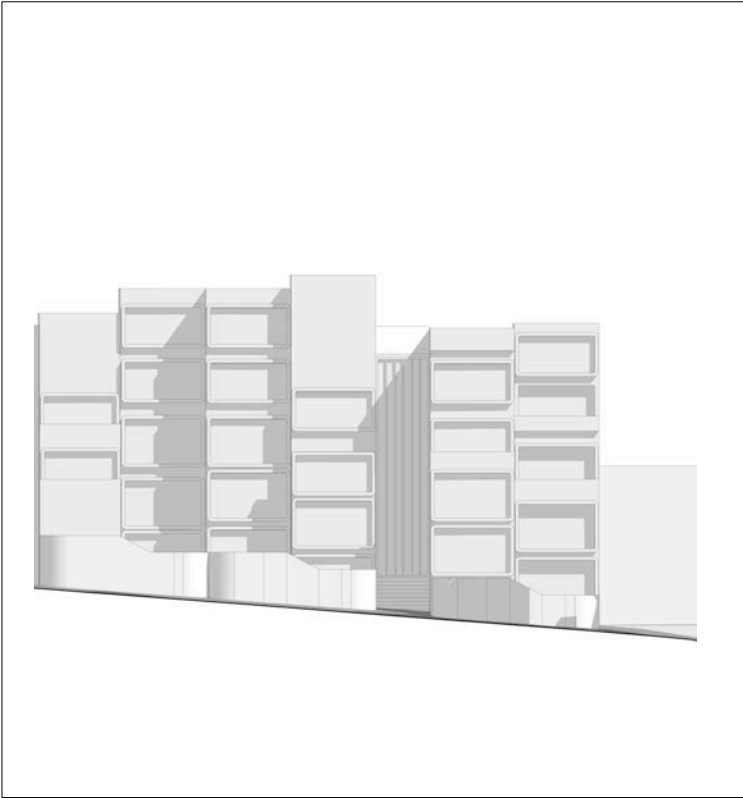
21 March - 9:00 am
PROPOSED



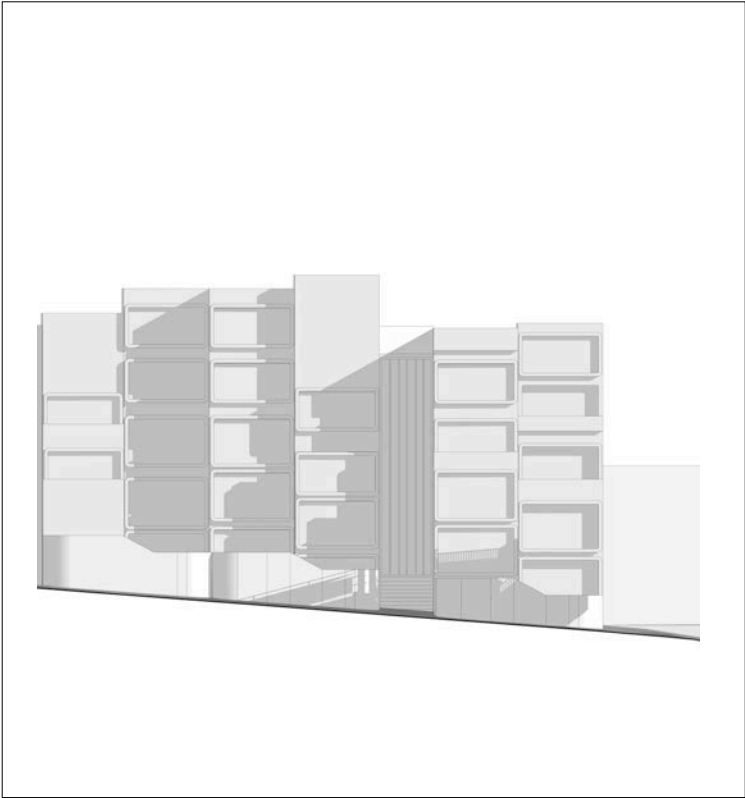
21 June - 9:00 am
PROPOSED



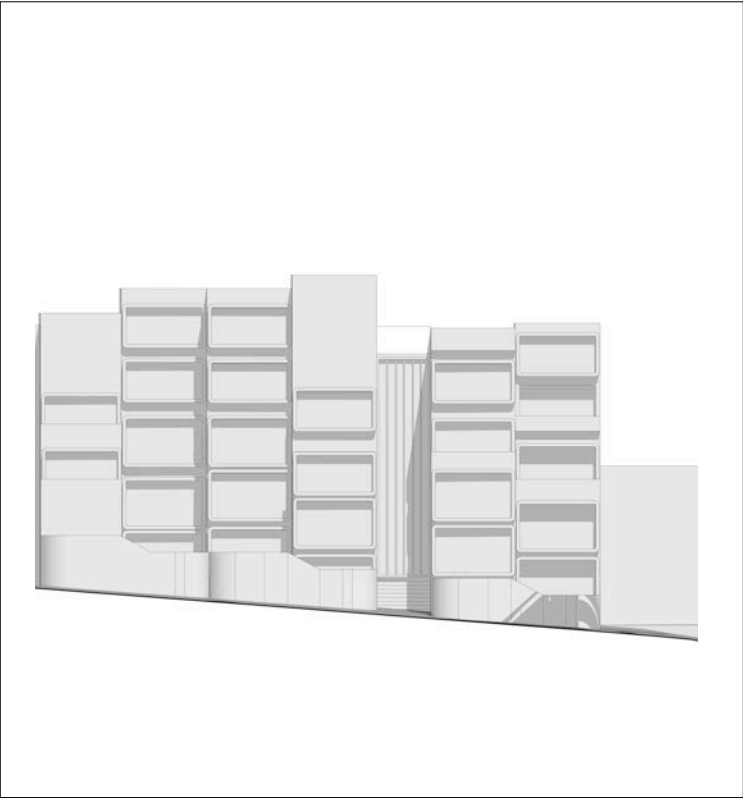
21 December- 9:00 am
PROPOSED



21 March - 10:00 am
EXISTING

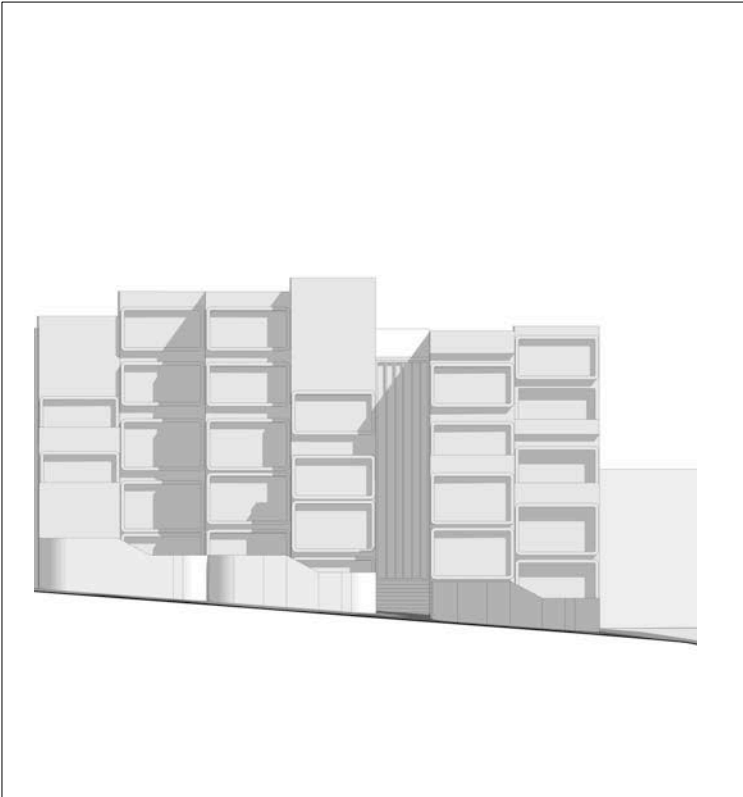


21 June - 10:00 am
EXISTING

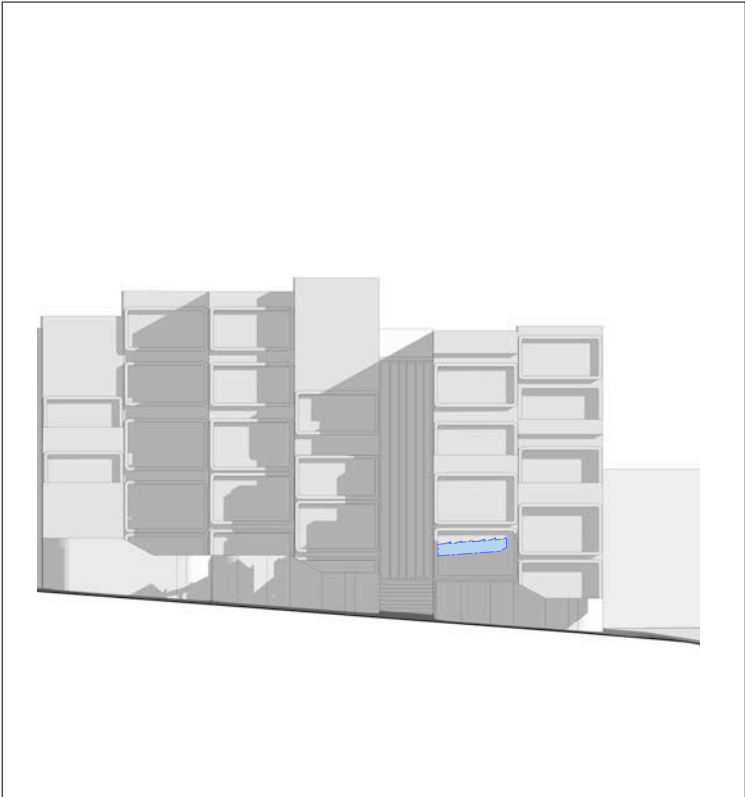


21 December - 10:00 am
EXISTING

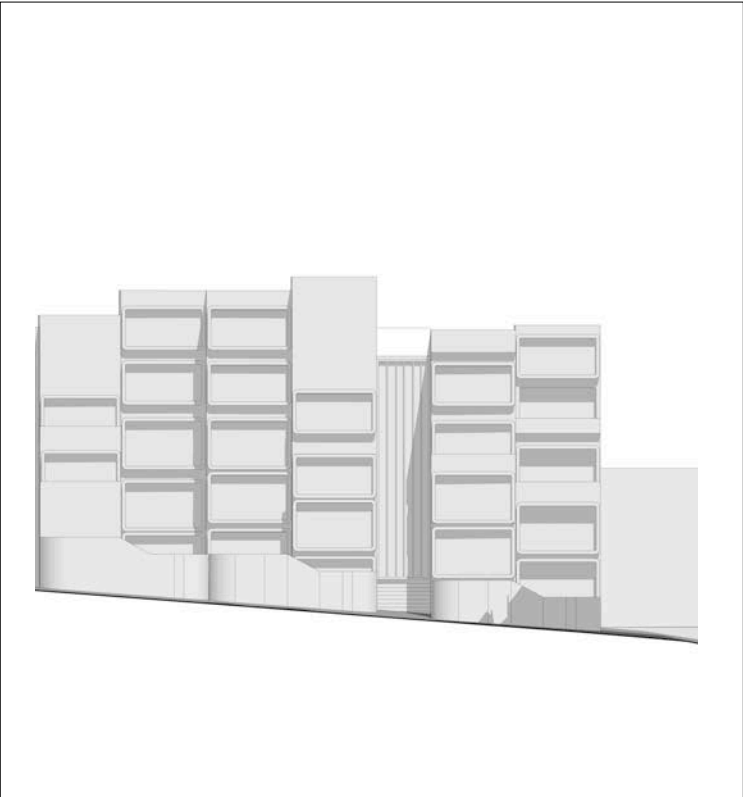
Areas of
additional
overshadowing
to glazing shown
hatched



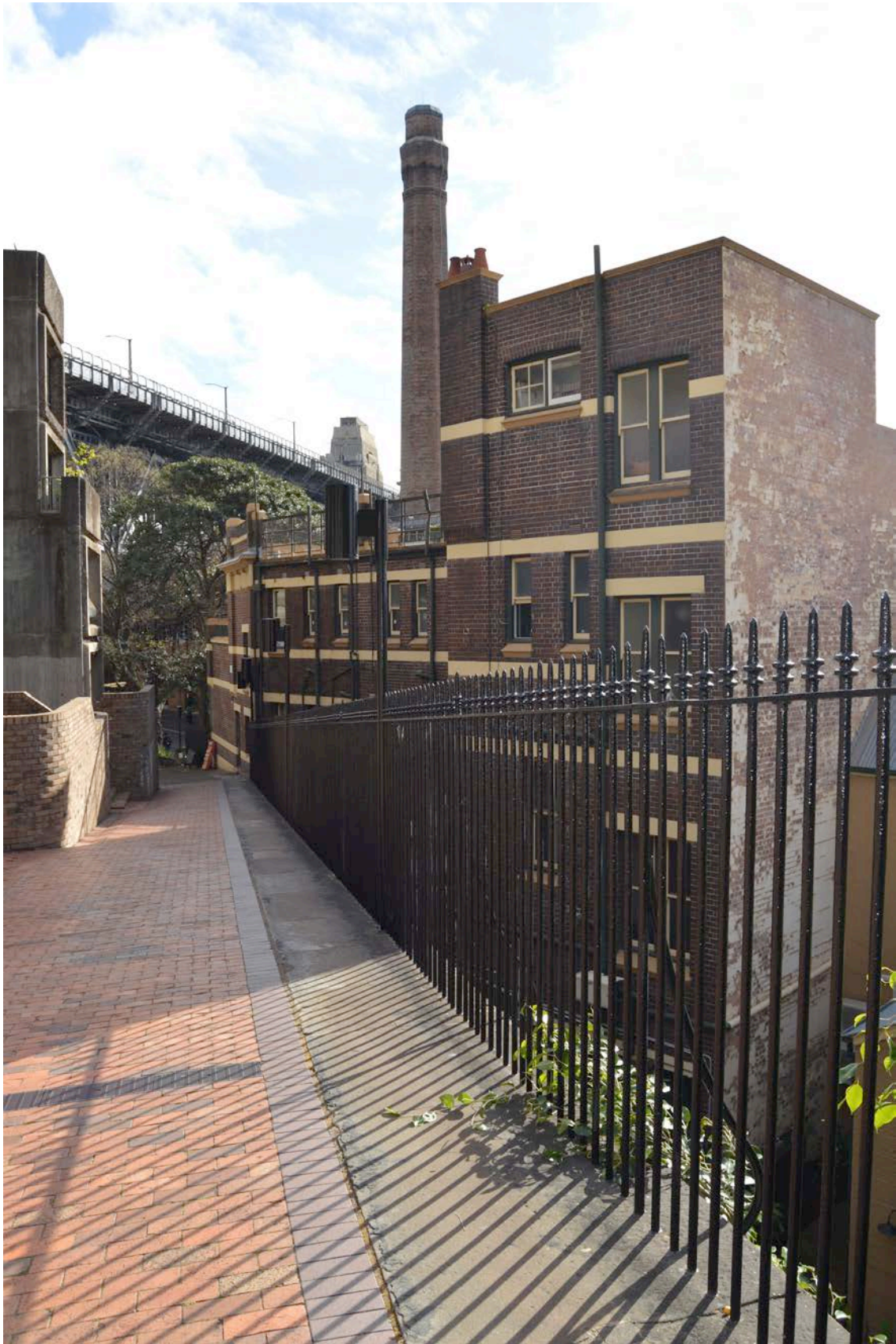
21 March - 10:00 am
PROPOSED



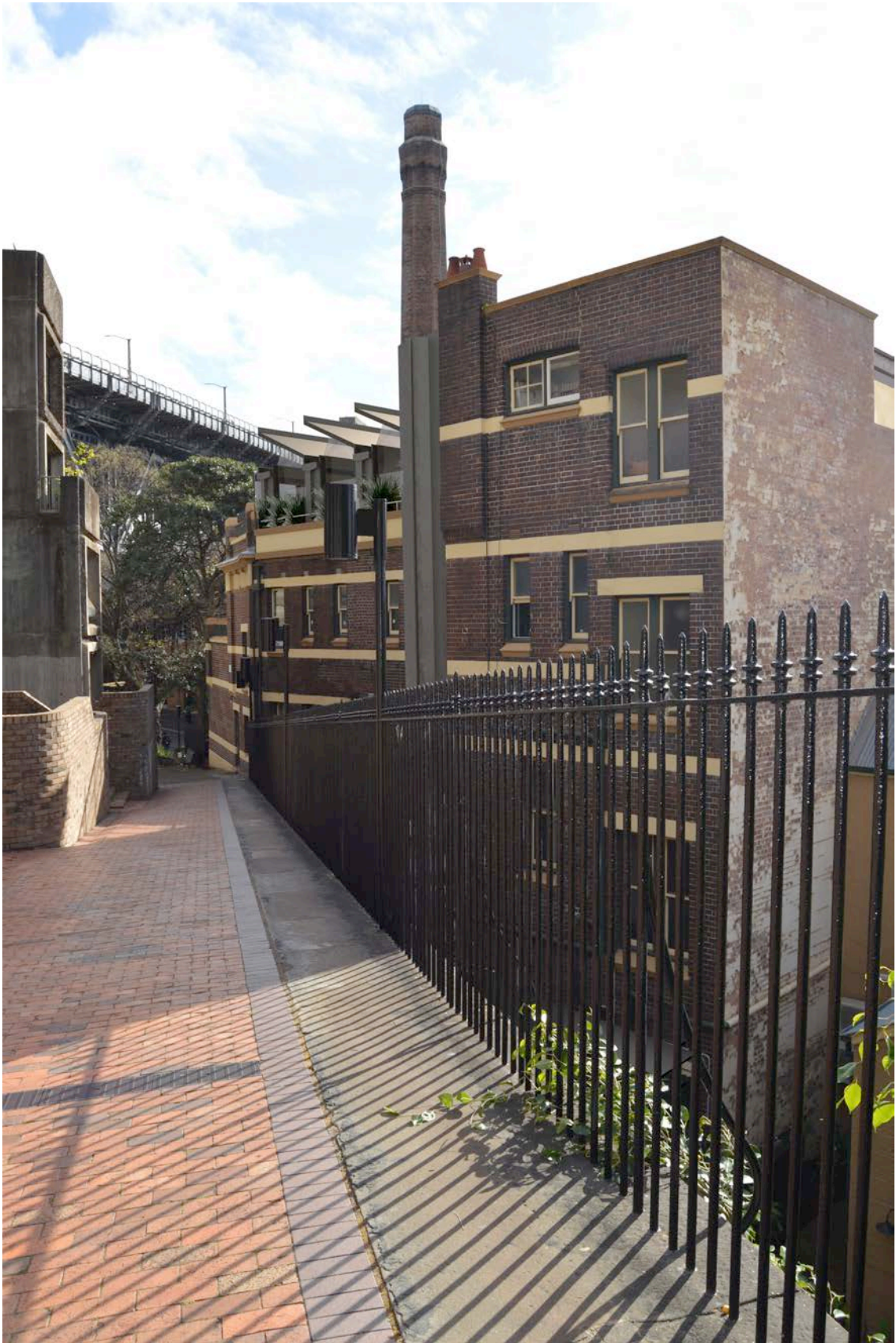
21 June - 10:00 am
PROPOSED



21 December- 10:00 am
PROPOSED



EXISTING



PROPOSED

<div>Note: To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.</div> <div>State Significant Development Application</div>	Issue / Amendments:		Date:		<div>Legend:</div> <div><div>AC</div>c</div> <div><div>cpt</div>c</div> <div><div>con</div>c</div> <div><div>ct</div>c</div> <div><div>d</div>c</div> <div><div>db</div>c</div> <div><div>dp</div>c</div> <div><div>ex</div>c</div> <div><div>fb</div>c</div> <div><div>fg</div>c</div> <div><div>hws</div>c</div> <div><div>mc</div>c</div> <div><div>ms</div>c</div>
---	---------------------	--	-------	--	--

air-conditioning

c

column

c

carpet

c

concrete

c

ceramic tiles

c

distribution board

c

downpipe

c

existing

c

face brick

c

fire cement

c

fixed glass

c

hot water system

c

metal cladding

c

mild steel

c

mr

c

pb

c

pbr

c

pm

c

pp

c

rf

c

rwh

c

sk

c

st

c

tb

c

td

c

tm

c

w

c

metal roofing

c

plasterboard

c

painted brick

c

pressed metal

c

permeable paving

c

resilient flooring

c

rendered masonry

c

rain water head

c

skylight

c

steel

c

timber boards

c

timber deck

c

timber window

c



EXISTING



PROPOSED

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:

- For SSDA
A Final for SSDA

Date:
20.12.17
07.02.18

Legend:

AC	air-conditioning	mr	metal roofing
c	column	pb	plasterboard
cpt	carpet	pbr	painted brick
con	concrete	pm	pressed metal
ct	ceramic tiles	pp	permeable paving
d	door	rf	resilient flooring
db	distribution board	rm	rendered masonry
dp	downpipe	rwh	rain water head
ex	existing	sk	skylight
fb	face brick	st	steel
fc	fibre cement	tb	timber boards
fg	fixed glass	td	timber deck
hws	hot water system	tm	timber
mc	metal cladding	w	window
ms	mild steel		

--- Line of structure over / under
- - - To be demolished
Existing structure
New masonry structure
New concrete structure
New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9699 6066
ABN: 67 612 977 303
Nom. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project		Project Ref. No.		
The Mercantile Hotel		1505		
25-27 George Street, The Rocks, 2000				
Drawing Title		Drawing. No.		
View from Sydney Harbour Bridge North-West		SSDA.411		
Scale:	Date:	Drawn:	Checked:	Issue:
nts	December 2017	DRW	CM	A



EXISTING



PROPOSED

Note:
To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.

State Significant Development Application

Issue / Amendments:
- For SSDA
A Final for SSDA

Date:
20.12.17
07.02.18

Legend:

AC	air-conditioning	mr	metal roofing
c	column	pb	plasterboard
cpt	carpet	pbr	painted brick
con	concrete	pm	pressed metal
ct	ceramic tiles	pp	permeable paving
d	door	rf	resilient flooring
dib	distribution board	rm	rendered masonry
dp	downpipe	rwh	rain water head
ex	existing	sk	skylight
fb	face brick	st	steel
fc	fibre cement	tb	timber boards
fg	fixed glass	td	timber deck
hws	hot water system	tm	timber
mc	metal cladding	w	window
ms	mild steel		

--- Line of structure over / under
--- To be demolished
Existing structure
New masonry structure
New concrete structure
New lightweight structure

Level 4/69 Reservoir Street, Surry Hills
New South Wales Australia 2010
mail@welshmajor.com
Tel: 02 9639 6066
ABN: 67 612 977 303
Norm. Archs: C. Major ARB No 9193
D. Welsh ARB No. 6968

Welsh+Major

Project
The Mercantile Hotel
25-27 George Street, The Rocks, 2000

Drawing Title
View from George Street South

Scale: nts Date: December 2017 Drawn: DRW Checked: CM Issue: A

Project Ref. No.
1505

Drawing. No.
SSDA.412



EXISTING



PROPOSED

<div>Note: To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.</div> <div>State Significant Development Application</div>	Issue / Amendments:		Date:		Legend:		<div>Level 4/69 Reservoir Street, Surry Hills New South Wales Australia 2010 mail@welshmajor.com Tel: 02 9699 6066 ABN: 67 612 977 303 Norm. Archds: C. Major ARB No 9193 D. Welsh ARB No. 6968</div> <div><div>Welsh+Major</div></div>		Project		Project Ref. No.									
	- For SSDA		20.12.17		AC air-conditioning c column cpt carpet con concrete ct ceramic tiles d door db distribution board dp downpipe ex existing fb face brick fc fibre cement fg fixed glass hws hot water system mc metal cladding ms mild steel				mr metal roofing pb plasterboard pbr painted brick pm pressed metal pp permeable paving rf resilient flooring rm rendered masonry rwh rain water head sk skylight st steel tb timber boards td timber deck tm timber w window		The Mercantile Hotel		1505							
	A Final for SSDA		07.02.18		--- Line of structure over / under - - - To be demolished Existing structure New masonry structure New concrete structure New lightweight structure				25-27 George Street, The Rocks, 2000		Drawing. No.		SSDA.413							
									View from George Street North		Scale:		Date:		Drawn:		Checked:		Issue:	
											nts		December 2017		DRW		CM		A	

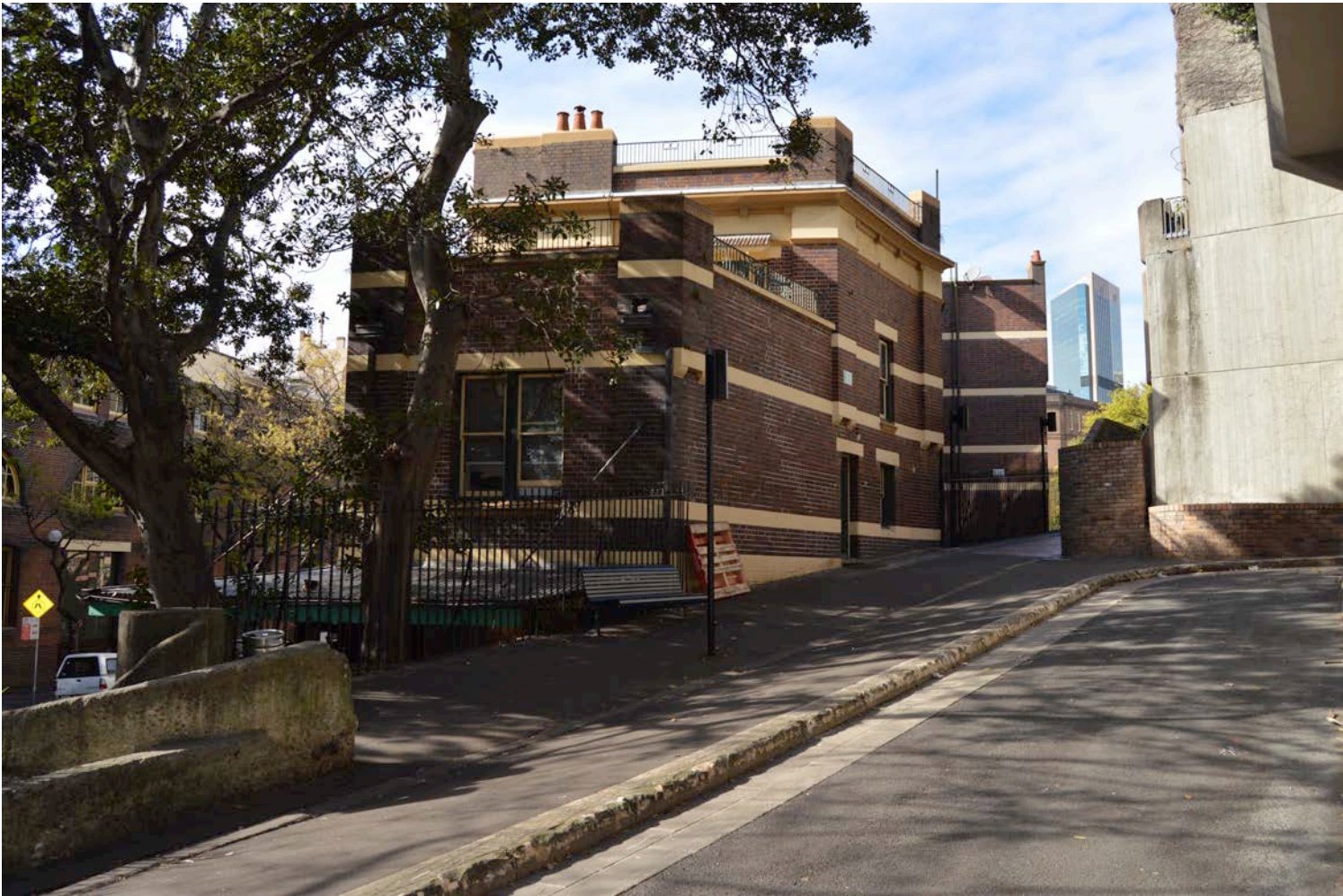


EXISTING

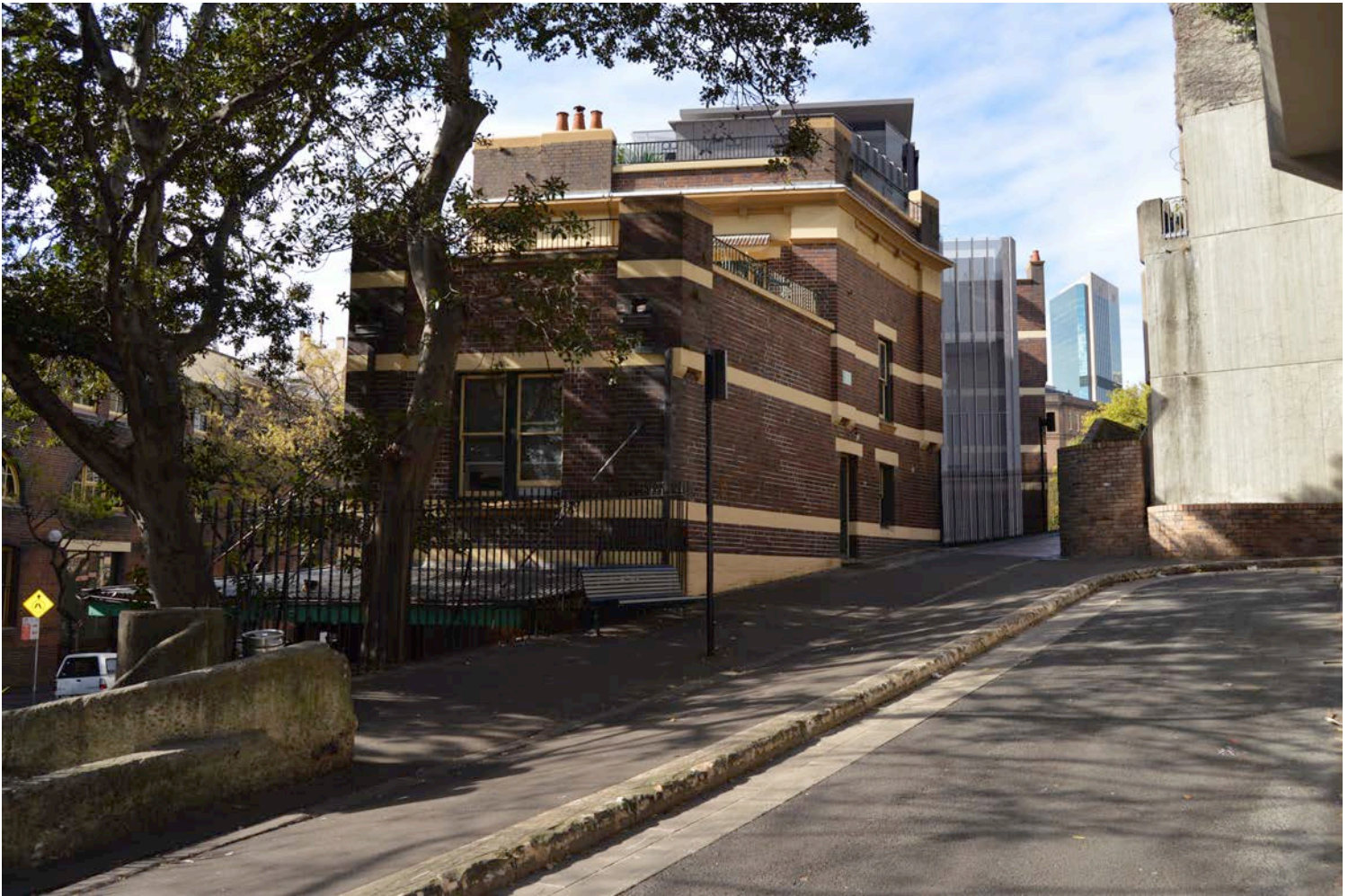


PROPOSED

<div>Note:</div> <div>To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.</div> <div>State Significant Development Application</div>	Issue / Amendments:		Date:		<div>Legend:</div> <div><div><div>AC</div><div>c</div><div>cpt</div><div>con</div><div>ct</div><div>d</div><div>db</div><div>dp</div><div>ex</div><div>fb</div><div>fg</div><div>hws</div><div>mc</div><div>ms</div></div><div><div>air-conditioning</div><div>column</div><div>carpet</div><div>concrete</div><div>ceramic tiles</div><div>door</div><div>distribution board</div><div>downpipe</div><div>existing</div><div>face brick</div><div>fibre cement</div><div>fixed glass</div><div>hot water system</div><div>metal cladding</div><div>mild steel</div></div><div><div>mr</div><div>pb</div><div>pbr</div><div>pm</div><div>pp</div><div>rf</div><div>rm</div><div>rwh</div><div>sk</div><div>st</div><div>tb</div><div>td</div><div>tm</div><div>w</div></div><div><div>metal roofing</div><div>plasterboard</div><div>painted brick</div><div>pressed metal</div><div>permeable paving</div><div>resilient flooring</div><div>rendered masonry</div><div>rain water head</div><div>skylight</div><div>steel</div><div>timber boards</div><div>timber deck</div><div>timber</div><div>window</div></div></div> <div><div><div>----</div><div>Line of structure over / under</div></div><div><div>----</div><div>To be demolished</div></div><div><div><div></div><div>Existing structure</div></div><div><div></div><div>New masonry structure</div></div><div><div></div><div>New concrete structure</div></div><div><div></div><div>New lightweight structure</div></div></div></div> <td colspan="2">Level 4/69 Reservoir Street, Surry Hills New South Wales Australia 2010 mail@welshmajor.com Tel: 02 9699 6066 ABN: 67 612 977 303 Nom. Archts: C. Major ARB No 9193 D. Welsh ARB No. 6968</td> <td colspan="2"><div>Welsh+Major</div></td> <td colspan="2">Project</td> <td colspan="2">Project Ref. No.</td>	Level 4/69 Reservoir Street, Surry Hills New South Wales Australia 2010 mail@welshmajor.com Tel: 02 9699 6066 ABN: 67 612 977 303 Nom. Archts: C. Major ARB No 9193 D. Welsh ARB No. 6968		<div>Welsh+Major</div>		Project		Project Ref. No.	
	- For SSDA A Final for SSDA		20.12.17 07.02.18			The Mercantile Hotel 25-27 George Street, The Rocks, 2000		1505					
						Drawing Title View from Sirius building courtyard		Drawing. No. SSDA.414					
						Scale:	Date:	Drawn:	Checked:	Issue:			
						nts	December 2017	DRW	CM	A			

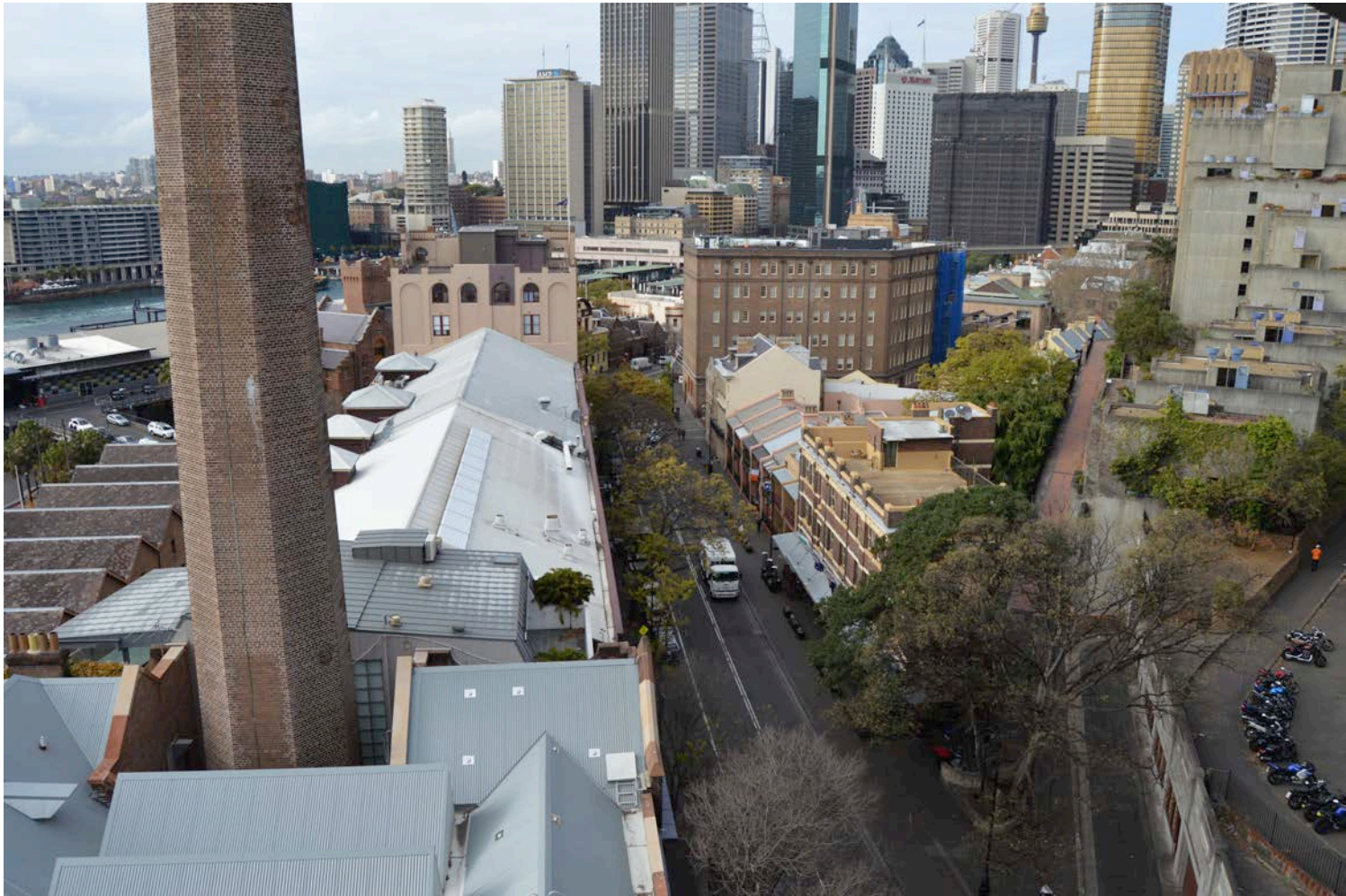


EXISTING

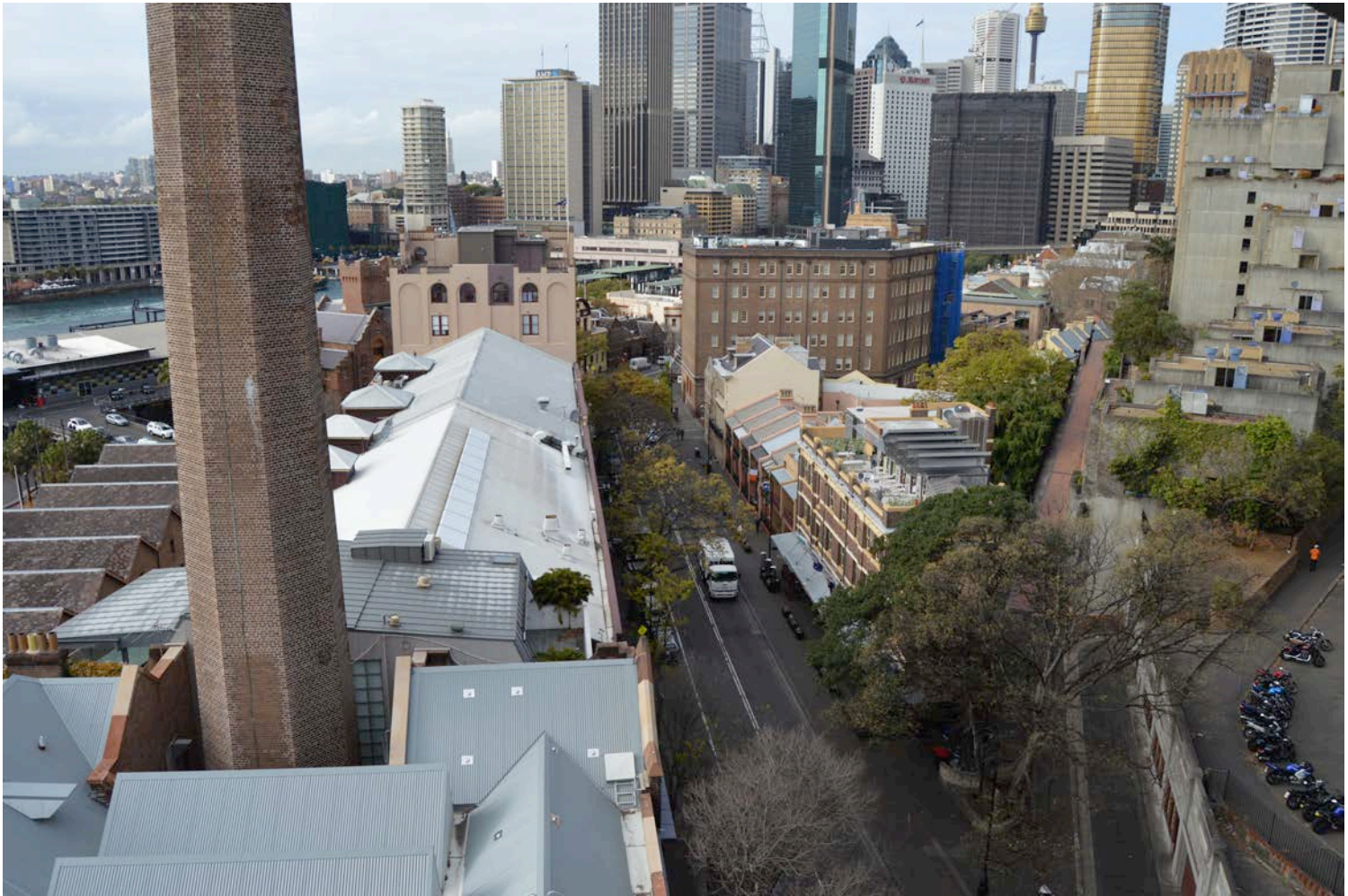


PROPOSED

<div>Note: To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.</div> <div>State Significant Development Application</div>	Issue / Amendments:		Date:		<div>Legend:</div> <div><div><div>AC</div><div>c</div><div>cpt</div><div>con</div><div>ct</div><div>d</div><div>db</div><div>dp</div><div>ex</div><div>fb</div><div>fc</div><div>fg</div><div>hws</div><div>mc</div><div>ms</div></div><div><div>air-conditioning</div><div>column</div><div>carpet</div><div>concrete</div><div>ceramic tiles</div><div>door</div><div>distribution board</div><div>downpipe</div><div>existing</div><div>face brick</div><div>fibre cement</div><div>fixed glass</div><div>hot water system</div><div>metal cladding</div><div>mild steel</div></div><div><div>mr</div><div>pb</div><div>pbr</div><div>pm</div><div>pp</div><div>rf</div><div>rm</div><div>rwh</div><div>sk</div><div>st</div><div>tb</div><div>td</div><div>tm</div><div>w</div><div>metal roofing</div><div>plasterboard</div><div>painted brick</div><div>pressed metal</div><div>permeable paving</div><div>resilient flooring</div><div>rendered masonry</div><div>rain water head</div><div>skylight</div><div>steel</div><div>timber boards</div><div>timber deck</div><div>timber window</div></div><div><div><div>---</div><div>Line of structure over / under</div></div><div><div>---</div><div>To be demolished</div></div><div><div></div><div>Existing structure</div></div><div><div></div><div>New masonry structure</div></div><div><div></div><div>New concrete structure</div></div><div><div></div><div>New lightweight structure</div></div></div></div>				<div>Level 4/69 Reservoir Street, Surry Hills New South Wales Australia 2010 mail@welshmajor.com Tel: 02 9639 6066 ABN: 67 612 977 303 Norm. Archs: C. Major ARB No 9193 D. Welsh ARB No. 6968</div> <div>Welsh+Major</div> <div></div>	Project		Project Ref. No.	
	- For SSDA A Final for SSDA		20.12.17 07.02.18						The Mercantile Hotel		1505		
					25-27 George Street, The Rocks, 2000		Drawing Title		Drawing. No.				
					View from Gloucester Walk North		SSDA.415						
				Scale:		Date:		Drawn:					
				nts		December 2017		DRW					
								Checked:					
								CM					
								Issue:					
								A					



EXISTING



PROPOSED

<div>Note: To be read in conjunction with other consultant's drawings. Do not scale off drawings. Verify dimensions on site before work commences. Any discrepancies are to be reported to the architect immediately. The Building Code of Australia, relevant Australian Standards and Authorities are to be complied with.</div> <div>State Significant Development Application</div>	Issue / Amendments:		Date:		<div>Legend:</div> <div><div>ACair-conditioning</div><div>ccolumn</div><div>cptcarpet</div><div>conconcrete</div><div>ctceramic tiles</div><div>ddoor</div><div>dbdistribution board</div><div>dpdownpipe</div><div>exexisting</div><div>fbface brick</div><div>fcfibre cement</div><div>fgfixed glass</div><div>hws hot water system</div><div>mcmetal cladding</div><div>msmild steel</div><div>mrmetal roofing</div><div>pbpb plasterboard</div><div>pbrpainted brick</div><div>pmpressed metal</div><div>pppermeable paving</div><div>rfrain water head</div><div>rnrain water head</div><div>skskylight</div><div>ststeel</div><div>tbtimber boards</div><div>tdtimber deck</div><div>tmtimber</div><div>wwindow</div><div>Line of structure over / under</div><div>To be demolished</div><div>Existing structure</div><div>New masonry structure</div><div>New concrete structure</div><div>New lightweight structure</div></div>	Project		Project Ref. No.	
	- For SSDA		20.12.17			The Mercantile Hotel		1505	
	A Final for SSDA		07.02.18			25-27 George Street, The Rocks, 2000		Drawing No.	
						View from Sydney Harbour Bridge North-East		SSDA.416	
	Scale:		Date:			Drawn:		Checked:	
nts		December 2017		DRW		CM		A	