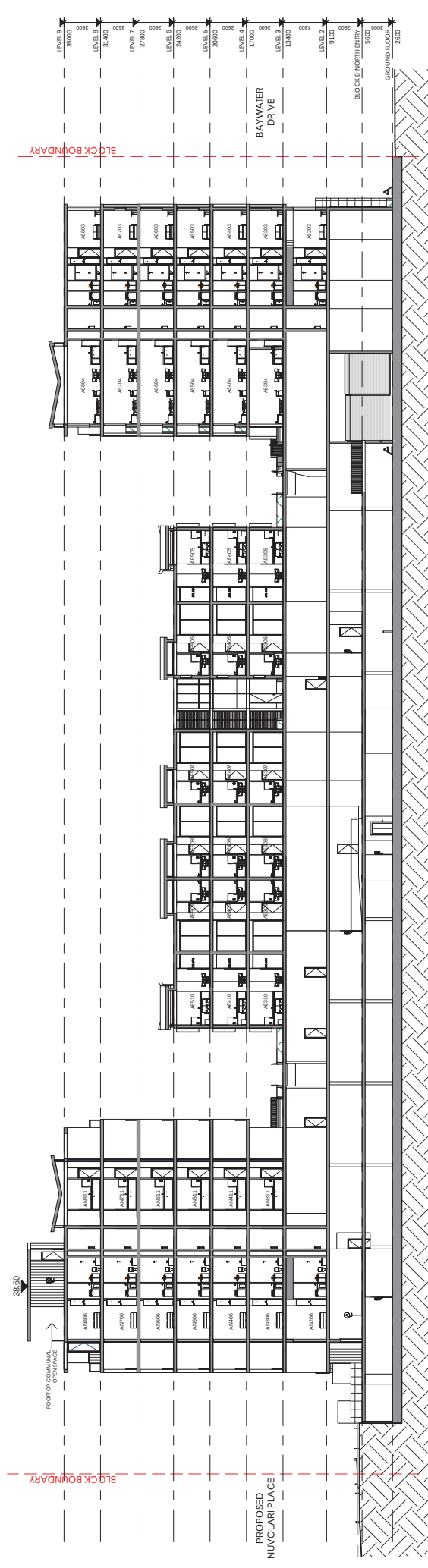
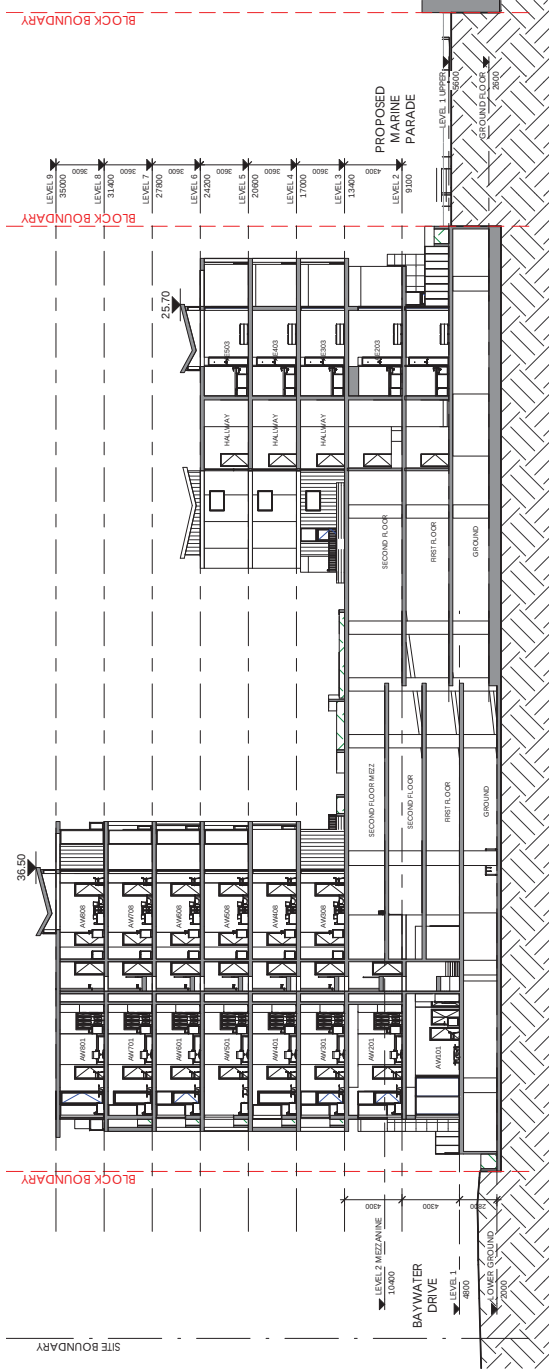
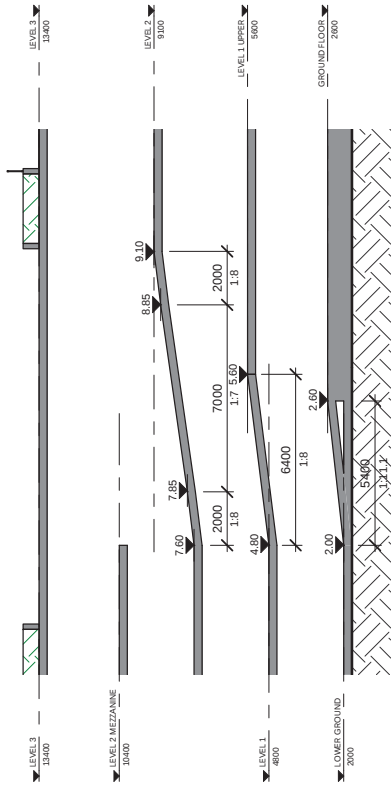




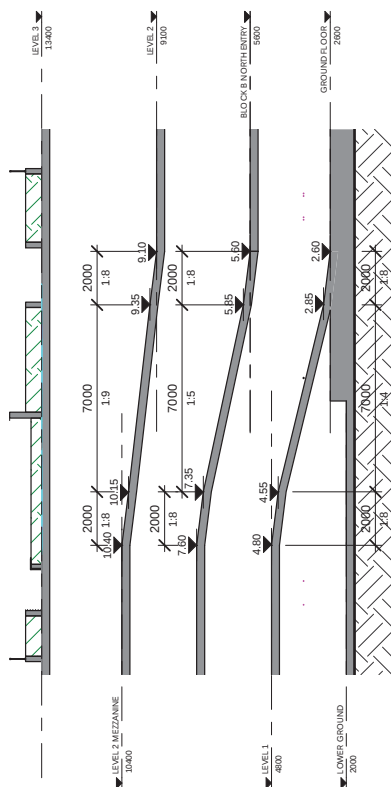






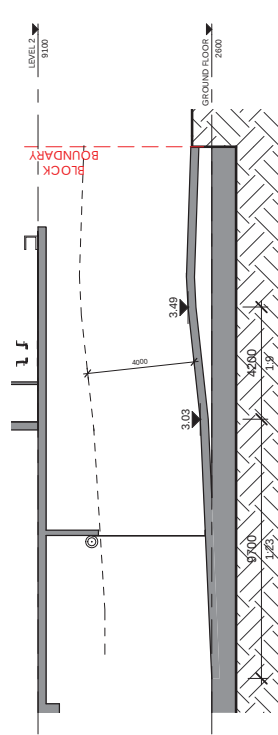
1 DRIVEWAY SECTION 1

1 : 200



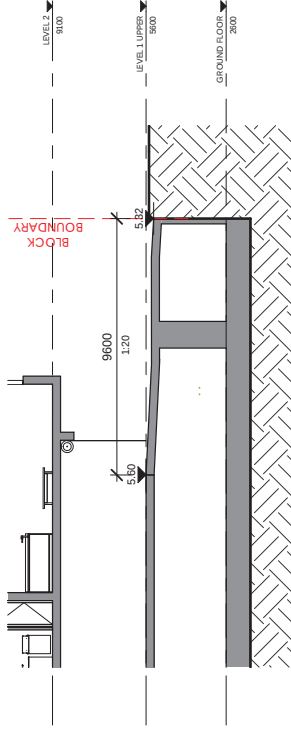
2 DRIVEWAY SECTION 2

1 : 200



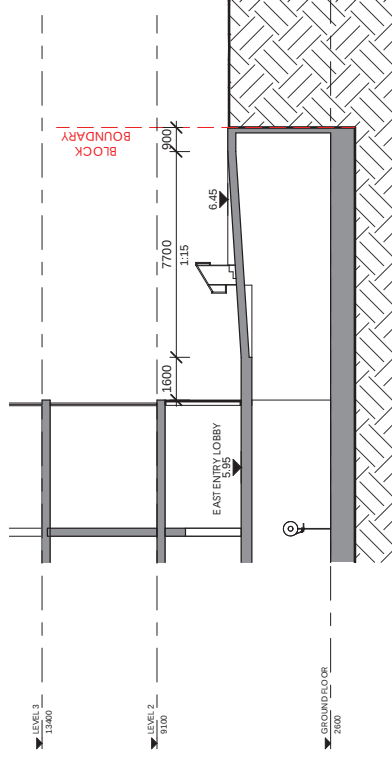
3 DRIVEWAY SECTION 3

1 : 200



4 DRIVEWAY SECTION 4

1 : 200

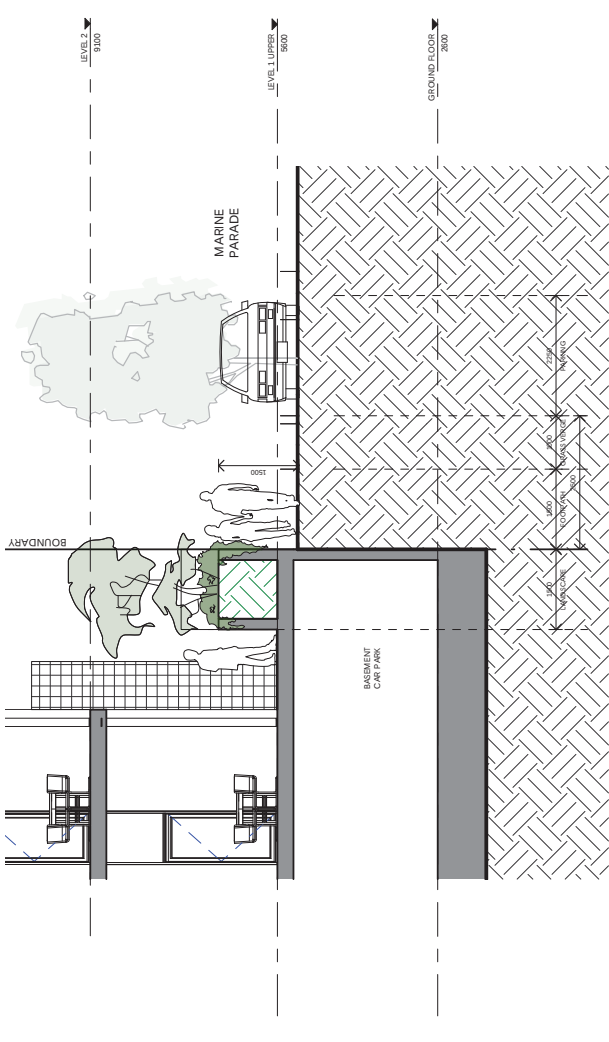
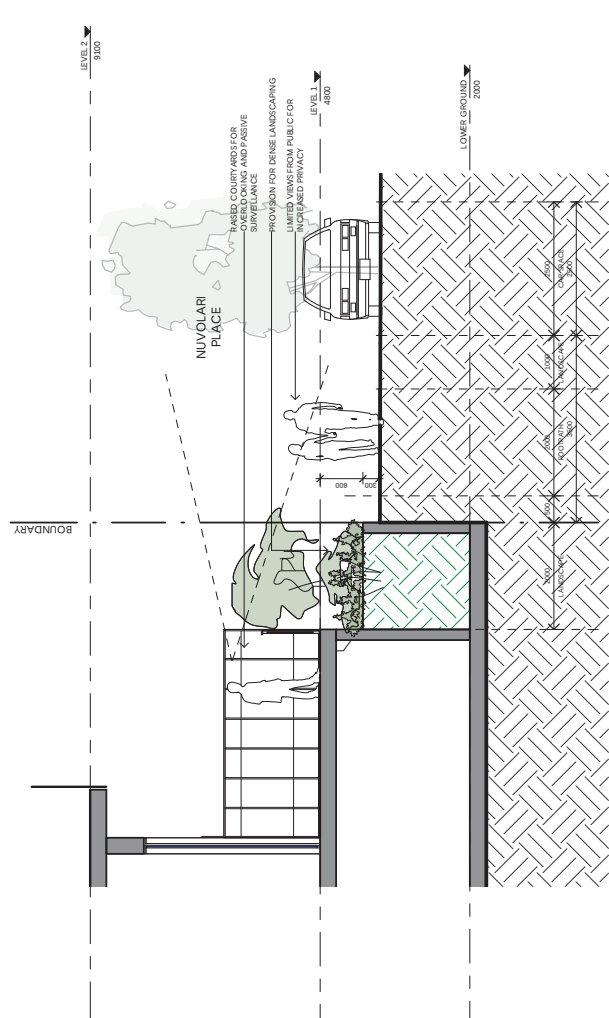
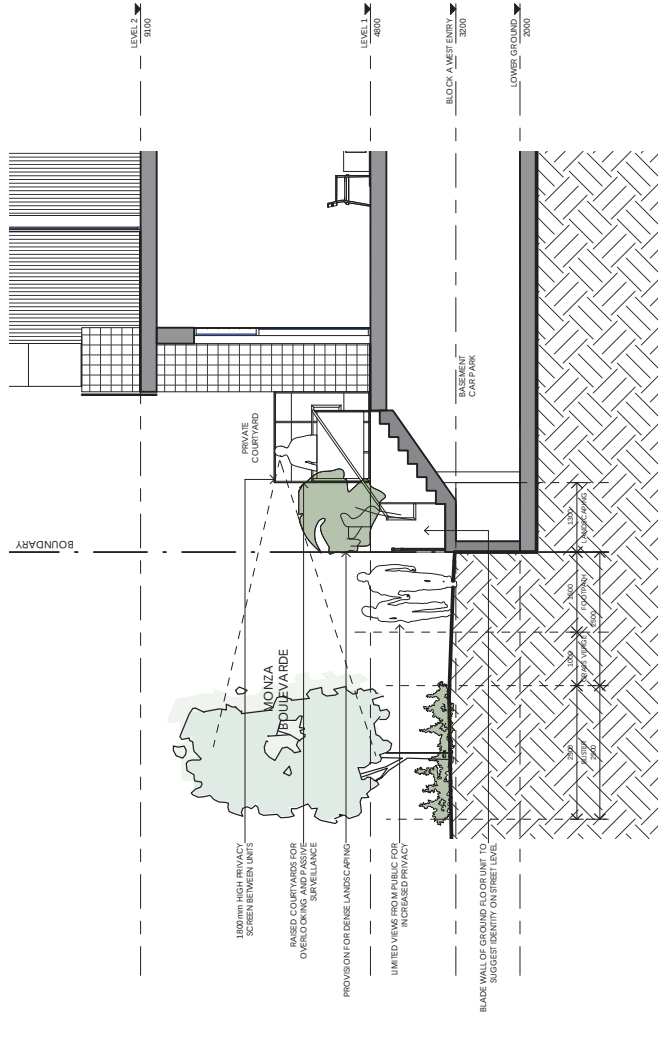
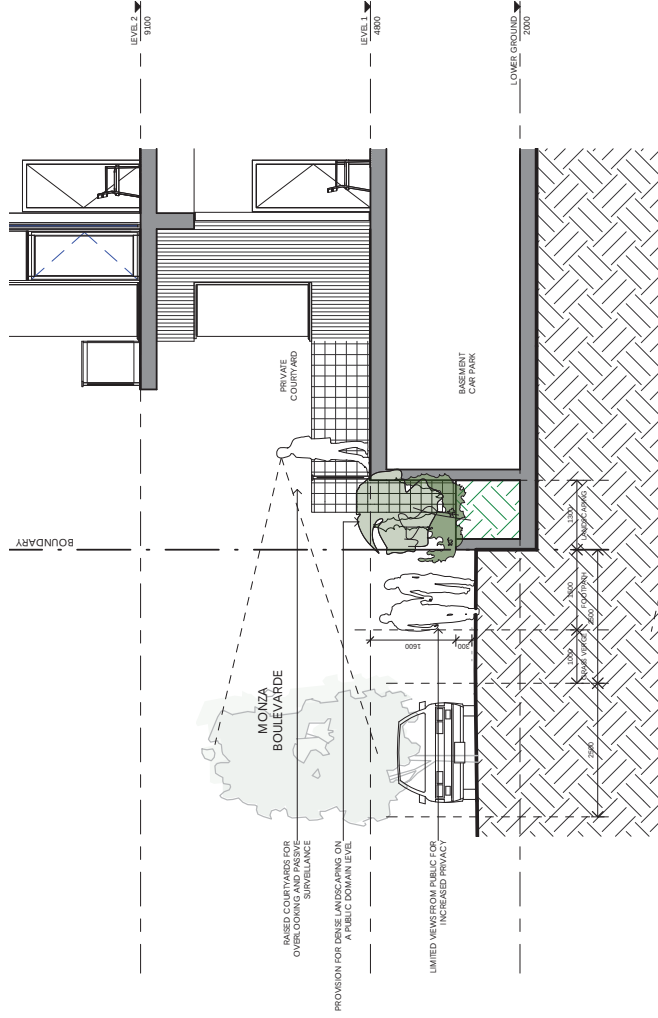


5 EAST ENTRY SECTION

1 : 200



CLIENT	HOME BUSH BAY HOLDINGS PTY LTD	DATE	08/11/2016	SCALE	AS 1:1, 200
PROJECT	6-8 BAYWATER DR. WENTWORTH POINT	DRAWN	DM	CHECKED	DM
TITLE	DRIVEWAY SECTIONS	DWG NO	403	DATE	2016/03
DESIGNED BY	DM	CHECKED BY	DM	DATE	2016/03
COPYRIGHT: ALL RIGHTS RESERVED. CANNOT BE REPRODUCED OR COPIED IN ANY FORM WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT. ANY LOAN, REPRODUCTION OR IMPRINT, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS STRICTLY TO BE FORWARDED TO THE ARCHITECT IMMEDIATELY UPON REQUEST FOR THE DOCUMENT.					



Window Schedule				
Number	Width	Height	Description	Count
01	400	3300	AWNING WINDOW	13
02	900	2200	AWNING WINDOW	1
03	900	3300	AWNING WINDOW	19
04	1000	2200	AWNING WINDOW	36
05	1000	3300	AWNING WINDOW	296
06	1100	1100	FIXED CORNER WINDOW	22
07	1100	2200		99
08	1100	3300	AWNING WINDOW	74
09	1200	2200	FIXED CORNER WINDOW	8
11	1200	3300	FIXED LOBBY WINDOW	24
12	1250	3300	AWNING WINDOW	6
13	1280	3300	AWNING WINDOW	1
01	1400	2200	AWNING WINDOW	2
02	1400	3300	AWNING WINDOW	23
03	1500	1100	FIXED WINDOW	54
04	1500	2850		1
05	1580	2900	AWNING WINDOW	2
06	1600	3300	AWNING WINDOW	3
07	1680	3300	AWNING WINDOW	6
08	1700	3300	AWNING WINDOW	2
09	1700	6200		1
10	1800	2200	AWNING WINDOW	18
11	1800	3300	LOUVRE VENTILATION WINDOW	10
12	1800	3600		5
13	1800	4300	LOUVRE VENTILATION WINDOW	1
14	1900	3300	AWNING WINDOW	2
15	2000	2200	FIXED WINDOW	22
16	2000	3300	AWNING WINDOW	33
17	2100	1100	AWNING WINDOW	1
18	2100	2200	AWNING WINDOW	4

Parking Schedule	
Count	Comments
2	
1	A-CAR SHARE
4	A-CAR WASH BAY
4	A-COMMERCIAL STAFF
21	A-COMMERCIAL VISITOR
46	A-MOTORCYCLE
51	A-RESI ACCESSIBLE
370	A-RESI VISITOR
	A-RESIDENTIAL

Window Schedule				
Number	Width	Height	Description	Count
19	2200	2200	AWNING WINDOW	19
20	2200	3100		2
21	2200	3300	FIXED LOBBY WINDOW	20
22	2300	2200	AWNING WINDOW	1
23	2300	3000		19
24	2300	3300		1
25	2300	3600		4
26	2300	5400		1
27	2400	3300	AWNING WINDOW	1
28	2480	3300	AWNING WINDOW	2
29	2500	1100	AWNING WINDOW	26
30	2500	2200	AWNING WINDOW	119
31	2500	3300	AWNING WINDOW	8
32	2545	4000		1
33	2600	1200	BASEMENT VENTILATION GRILL	3
34	2600	2200	AWNING WINDOW	1
35	2700	3300	FIXED LOBBY WINDOW	14
36	2700	4300		1
37	2800	6200	FIXED LOBBY WINDOW	1
38	3000	950		8
39	3300	950		12
40	3300	2200	AWNING WINDOW	24
41	3300	3300	AWNING WINDOW	6
42	3300	4000	AWNING WINDOW	1
43	3400	950	FIXED LOBBY WINDOW	16
44	3755	3300		6
45	3755	4000	FIXED LOBBY WINDOW	1
46	3800	3300	AWNING WINDOW	9
47	3800	4000	AWNING WINDOW	2
48	3900	950		2
49	4900	950		6

Grand total: 1126

Door Schedule				
Number	Width	Height	Description	Count
	850	2035		1
	850	2075		2
	850	3275		1
01	0	0	Elevator	125
02	920	2900	Single Glazed Door + Fanlight	2
03	920	3300	Single Glazed Door + Fanlight	15
04	1000	2850	Single Glazed Door + Fanlight	2
05	1000	2900	Single Glazed Door	6
06	1000	3300	Single Glazed Door	31
07	1000	3300	Single Glazed Door + Fanlight	167
08	1000	5400	Single Glazed Door + Fanlight	1
09	1000	6200	Single Glazed Door + Fanlight	2
10	1200	6200	Single Glazed Door + Fanlight	2
11	1210	4000	Single Glazed Door + Fanlight	1
12	1600	3300	Sliding Door 2 Panel	1
13	1800	3300	Sliding Door 2 Panel	7
14	1900	3300	Sliding Door 2 Panel	19
15	2100	2900	Sliding Door 2 Panel	2
16	2100	3300	Sliding Door 2 Panel	16
17	2200	3300	Sliding Door 2 Panel	1
18	2410	3300	Double Glazed Door	2
19	2500	3300	Sliding Door 2 Panel	11
20	2600	3300	Sliding Door 2 Panel	1
21	2700	3300	Sliding Door 2 Panel	42
22	2800	3300	Sliding Door 2 Panel	15
23	2900	3300	Sliding Door 2 Panel	1
24	3000	3300	Sliding Door 3 Panel	224
25	3200	3300	Sliding Door 3 Panel	21
	3300	3300	Sliding Door 3 Panel	13
27	3400	3300	Sliding Door 3 Panel	66
28	3500	3300	Sliding Door 3 Panel	22
29	3700	3300	Sliding Door 3 Panel	15
	3900	3300	Sliding Door 3 Panel	15
31	4700	3300	Sliding Door 4 Panel	5

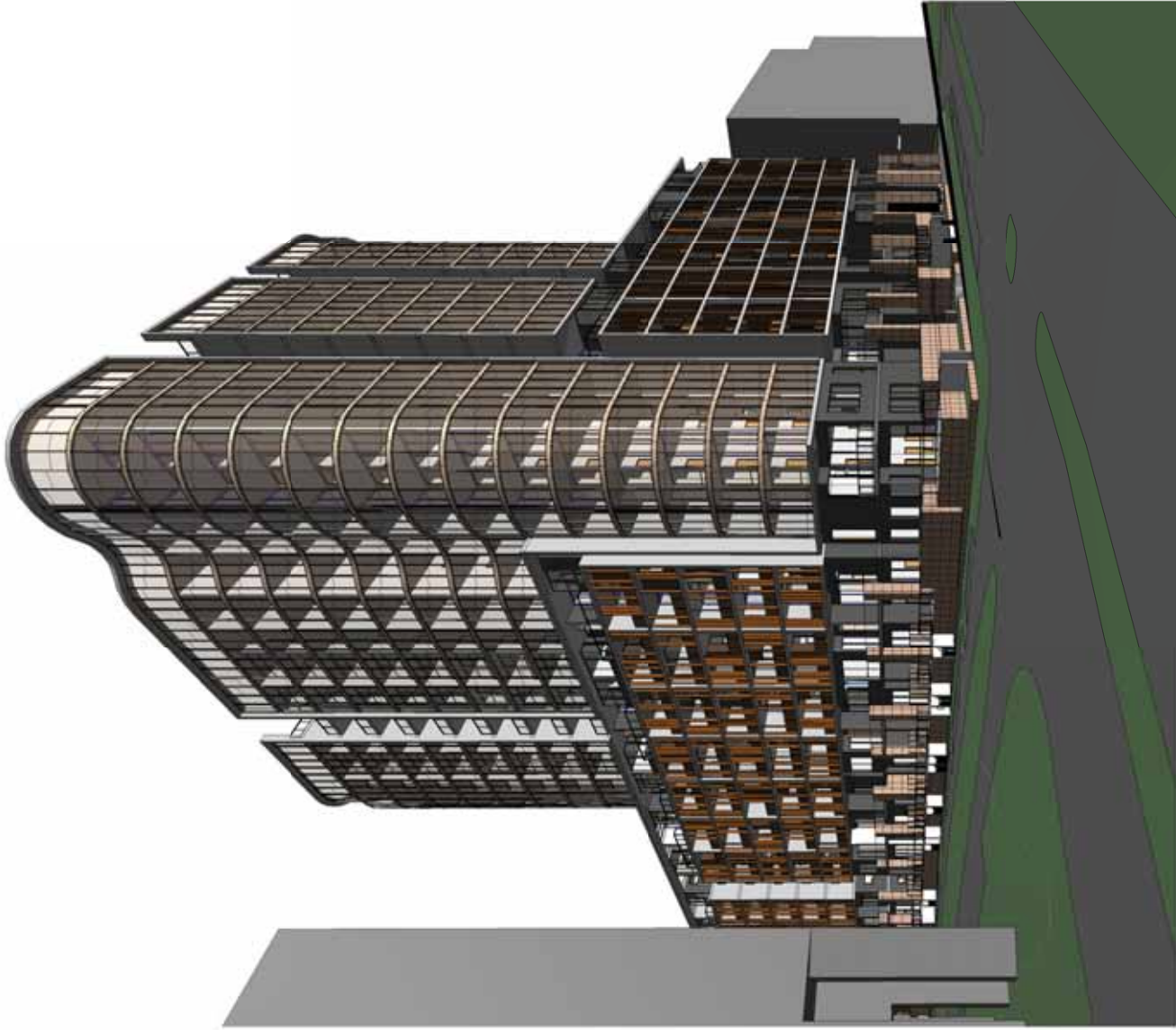
Grand total: 857



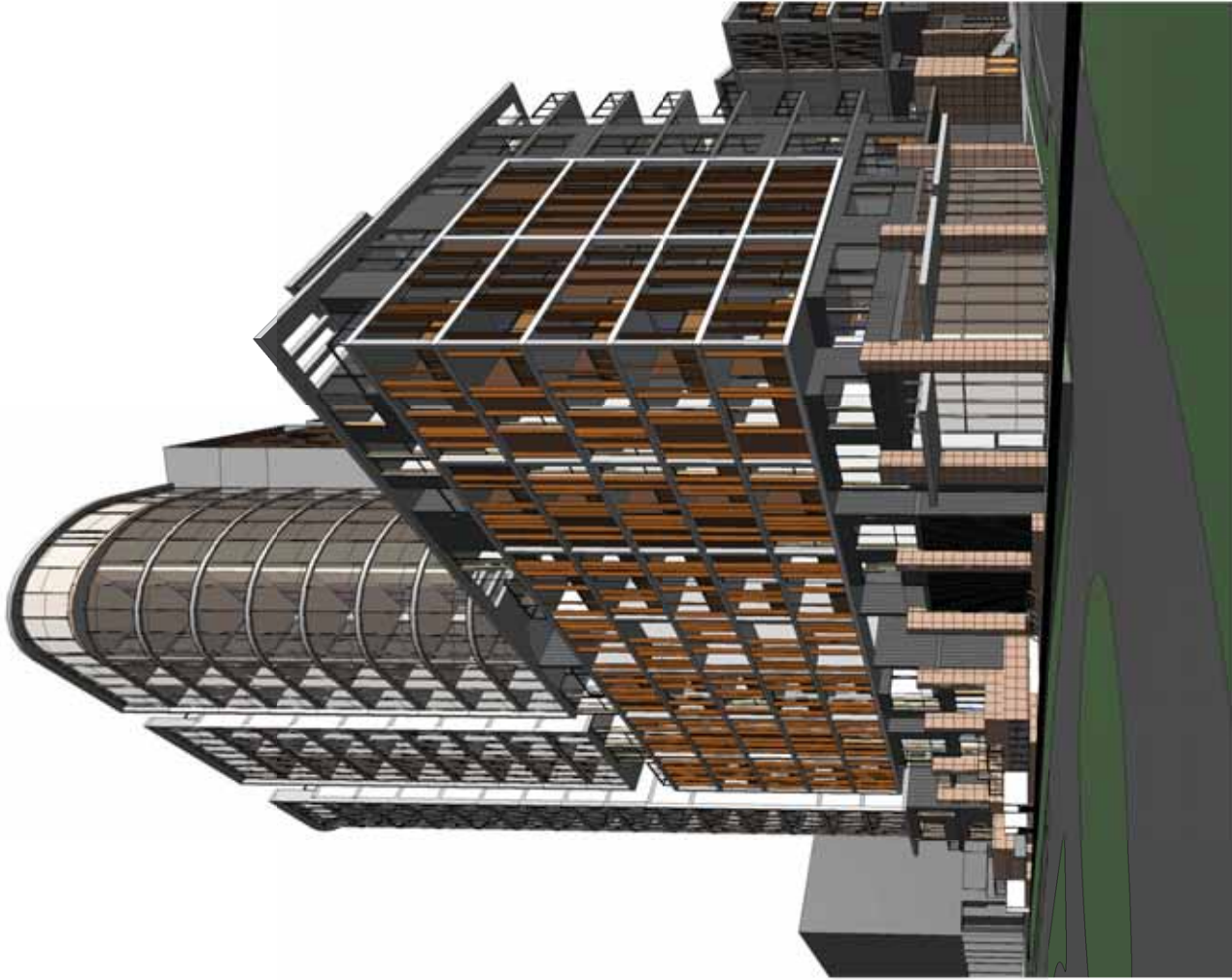
WINDOW DOOR SCHEDULE



DEVELOPMENT APPLICATION			
CLIENT	HOMEBSH BAY HOLDINGS PTY LTD	DATE	SCALE
PROJECT	6-8 BAYWATER DR. WENTWORTH POINT	DRAWN BY	CREATED BY
TITLE	WINDOW DOOR SCHEDULE	DWG No	500
REVISIONS			
COPYRIGHT: ALL RIGHTS RESERVED. CANNOT BE REPRODUCED OR COPIED IN ANY FORM WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT. ANY LOANER OR REPRODUCED OR REPRODUCED TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS STRICTLY TO BE FORWARDED TO THE ARCHITECT IMMEDIATELY UPON REQUEST FOR THE DOCUMENT.			



1 PERSPECTIVE VIEW 3



2 PERSPECTIVE VIEW 2

PERSPECTIVES

ISSUE	DATE	DESCRIPTION
C	21/11/2018	COUNCIL AMENDMENTS
B	09/11/2018	COUNCIL AMENDMENTS
A	09/11/2018	COUNCIL AMENDMENTS



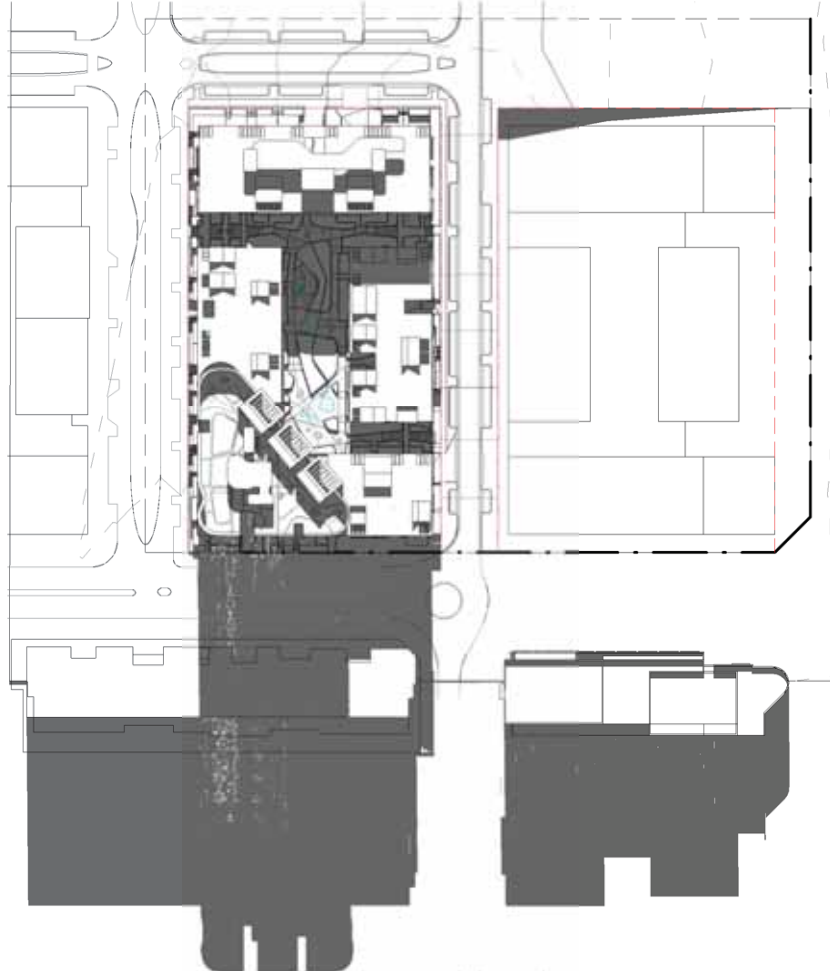
DEVELOPMENT APPLICATION

CLIENT	HOMEBSH BAY HOLDINGS PTY LTD	DATE	21/11/2018
PROJECT	6-8 BAYWATER DR, WENTWORTH POINT	DRAWN BY	CHADWICK
TITLE	PERSPECTIVES	CHECKED BY	CHADWICK
SCALE	1:100	DWG NO	600

THIS DOCUMENT IS THE PROPERTY OF TIER ARCHITECTS. IT IS TO BE USED FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED. IT IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF TIER ARCHITECTS. ALL RIGHTS RESERVED. CANNOT BE REPRODUCED OR COMB IN ANY FORM WITHOUT THE WRITTEN PERMISSION OF TIER ARCHITECTS. ANY LONER EXPRESSED OR IMPLIED, TO USE THIS DOCUMENT FOR ANY PURPOSES WHATSOEVER IS STRICTLY TO BE FORWARDED TO TIER ARCHITECTS FOR FURTHER ACTION. TIER ARCHITECTS IS NOT RESPONSIBLE FOR ANY DAMAGE TO ANYTHING OR PERSONS.

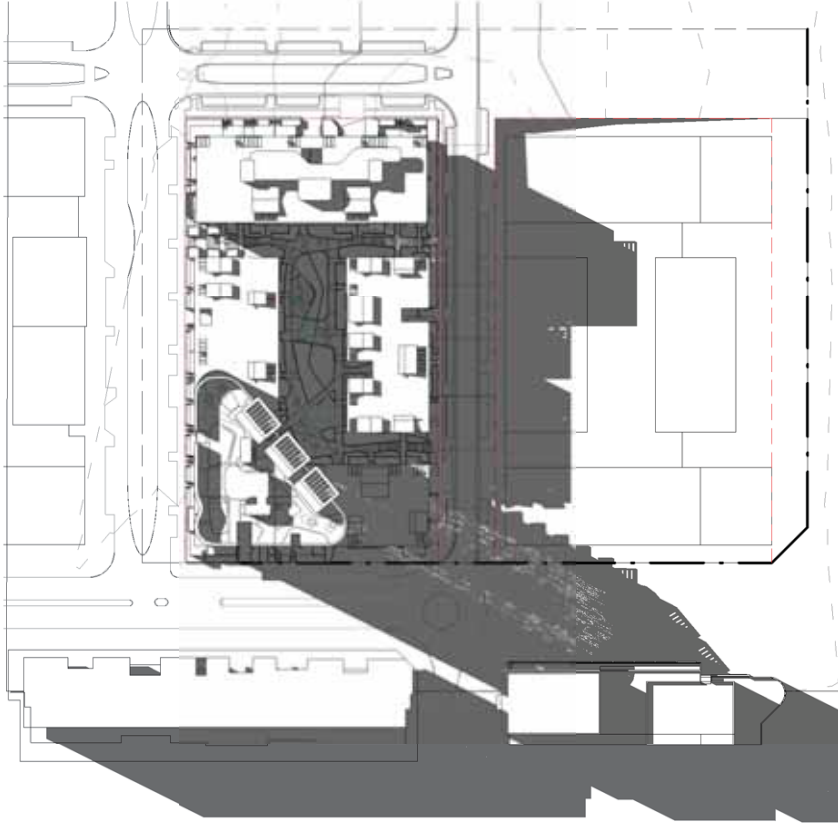
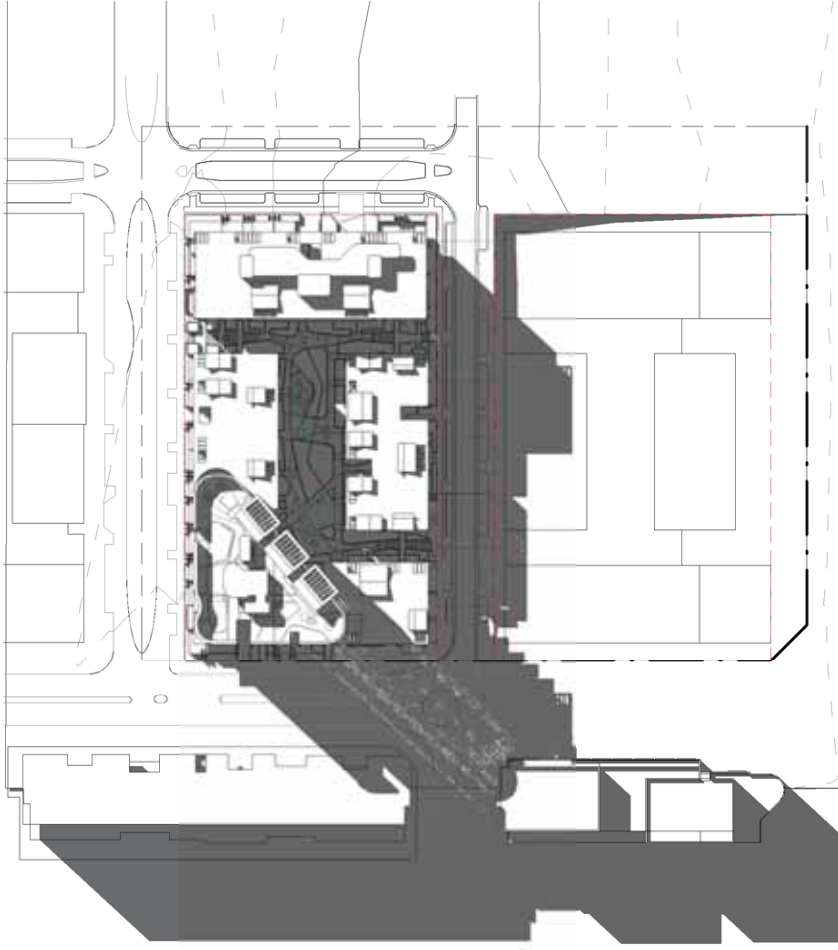


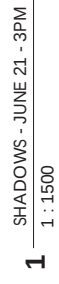
1 SHADOWS - JUNE 21 - 9AM
1:1500

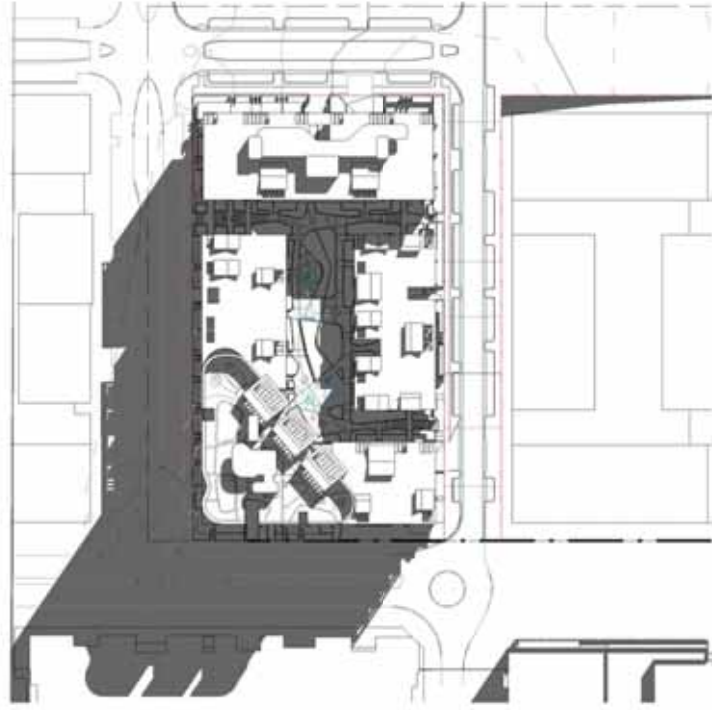


SHADOWS - JUNE 21 - 10AM
1:1500



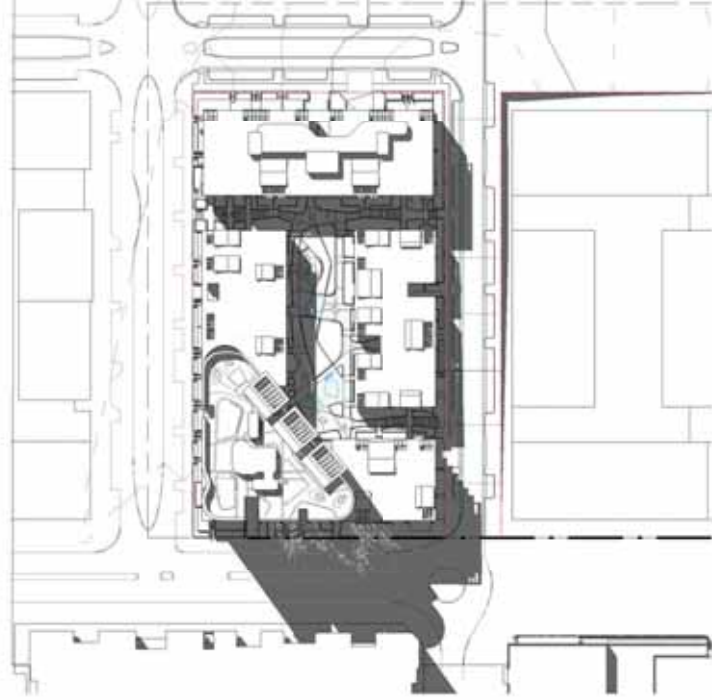






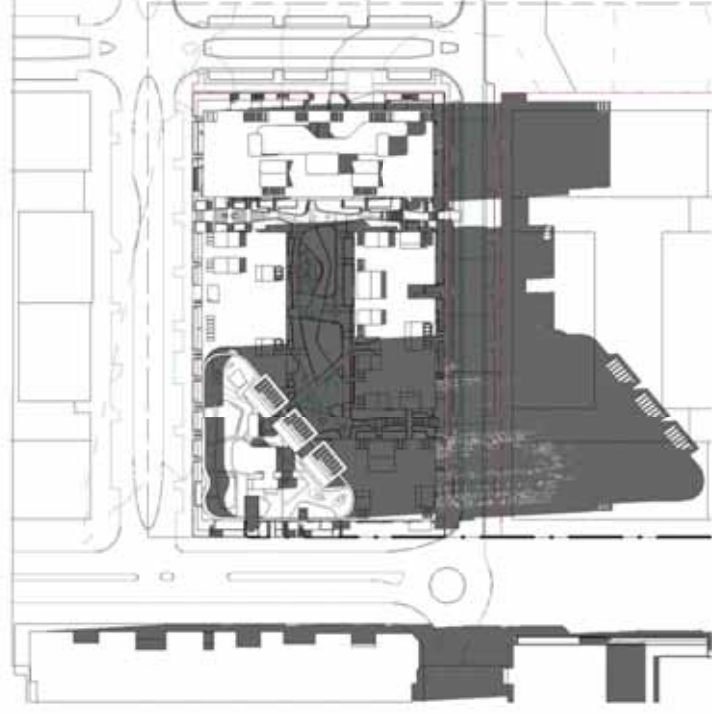
1 SHADOWS - MAR/SEP 21 - 9AM

1 : 1500



2 SHADOWS - MAR/SEP 21 - 12PM

1 : 1500

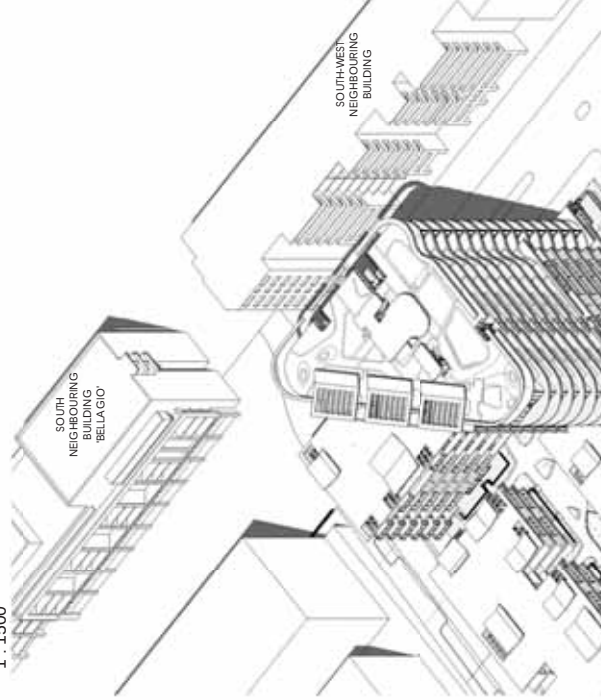


3 SHADOWS - MAR/SEP 21 - 3PM

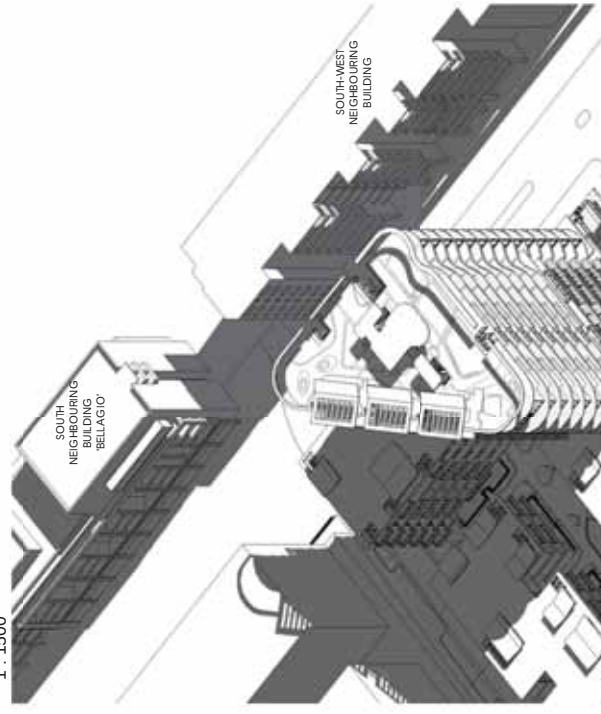
1 : 1500



4 NEIGHBOURING SHADOWS - MAR/SEP 21 - 9AM



5 NEIGHBOURING SHADOWS - MAR/SEP 21 - 12PM



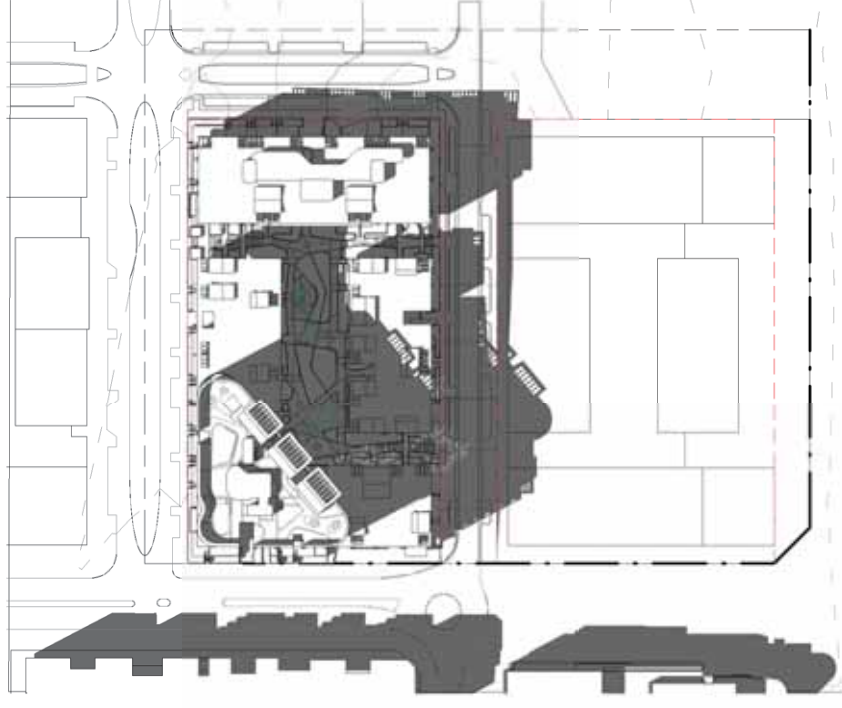
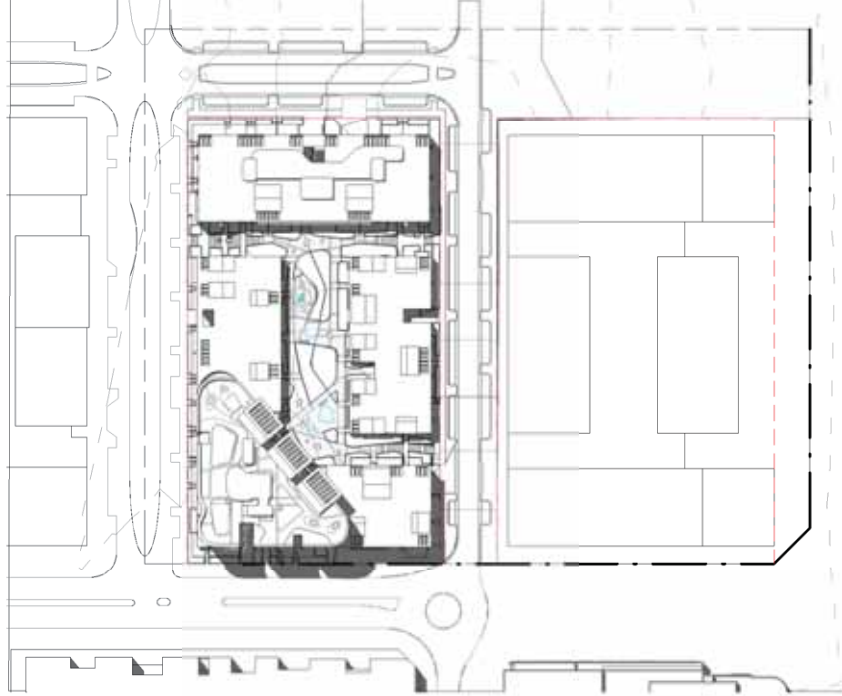
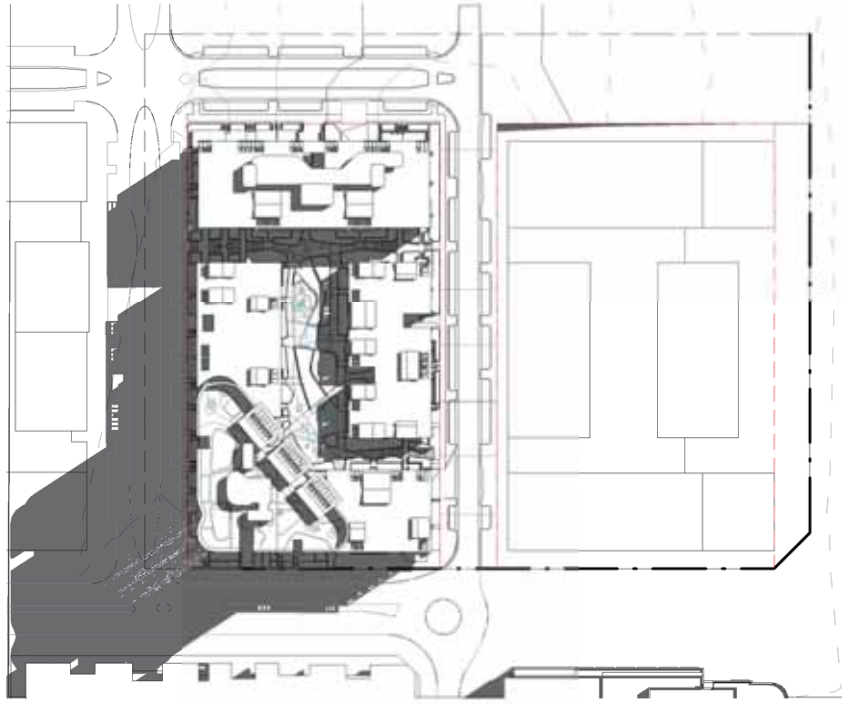
6 NEIGHBOURING SHADOWS - MAR/SEP 21 - 3PM

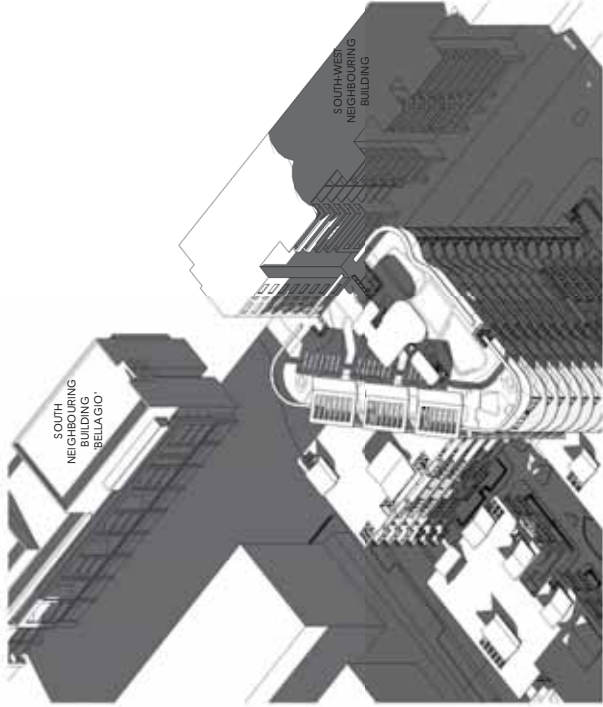


ISSUE	DATE	DESCRIPTION
C	21/01/2018	COUNCIL AMENDMENTS
B	09/12/2016	COUNCIL AMENDMENTS
A		

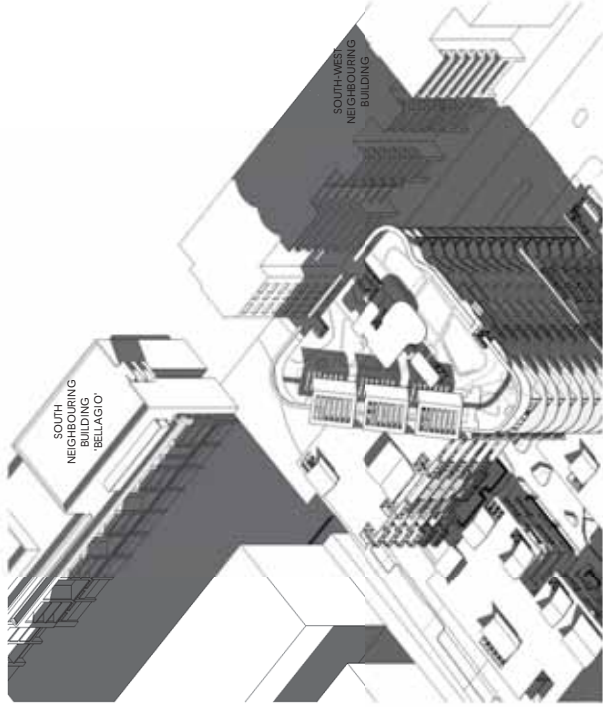


CLIENT	HOMEBSH BAY HOLDINGS PTY LTD	DATE	08/11/2016	AS 1:1500
PROJECT	6-8 BAYWATER DR. WENTWORTH POINT	DRAWN BY	CHAD IN	
TITLE	SHADOWS - MARCH/SEPTEMBER 21	DWG NO	704	
REVISIONS		DATE	20/10/2016	

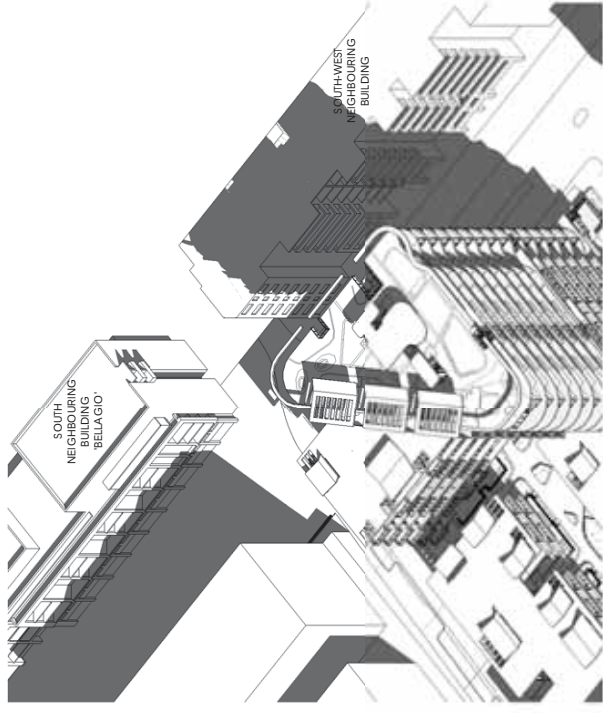




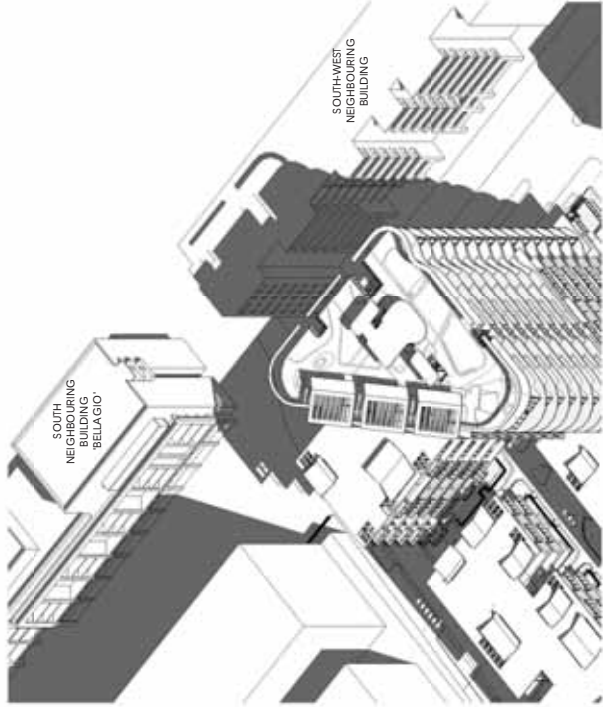
1 NEIGHBOURING SHADOWS - 9AM



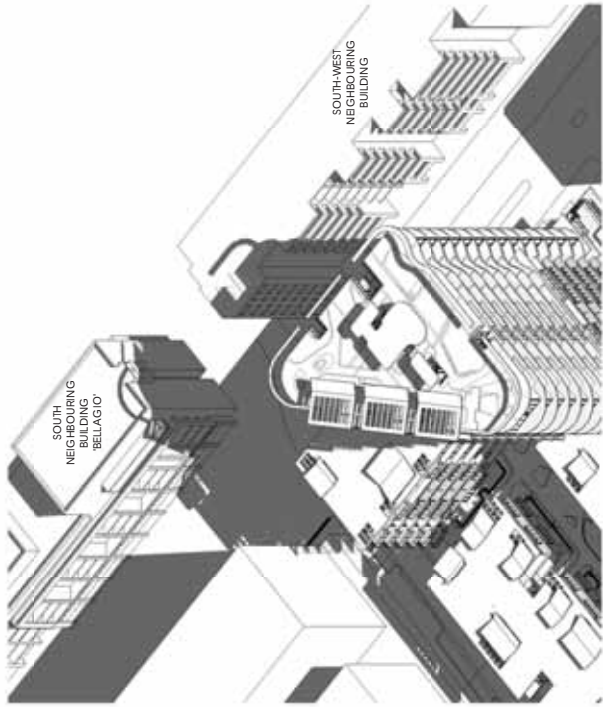
2 NEIGHBOURING SHADOWS - 10AM



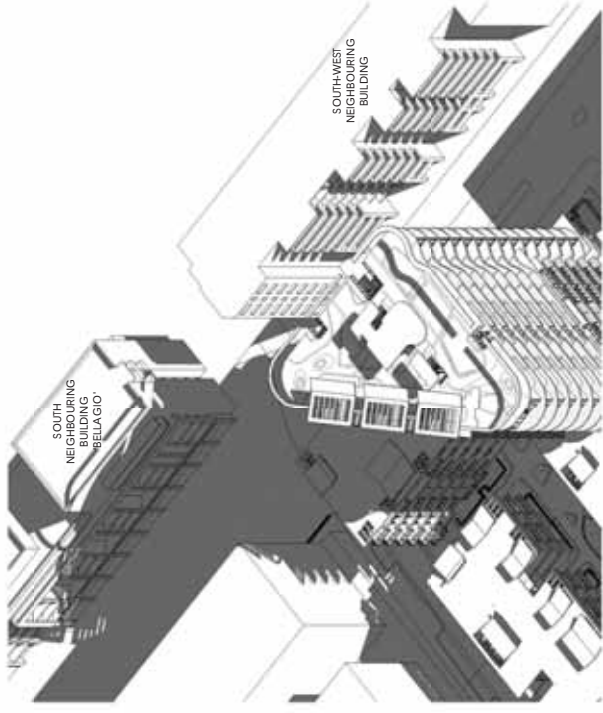
3 NEIGHBOURING SHADOWS - 11AM



4 NEIGHBOURING SHADOWS - 12PM



5 NEIGHBOURING SHADOWS - 1PM



6 NEIGHBOURING SHADOWS - 2PM

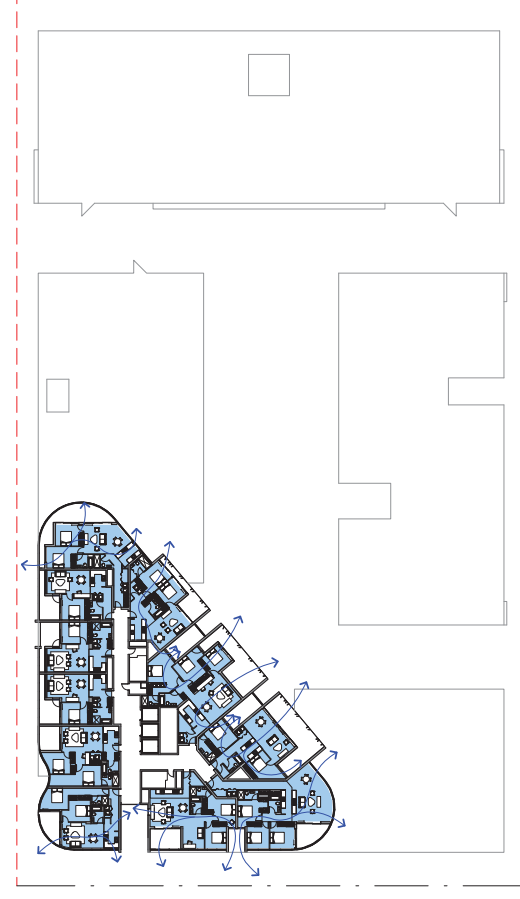
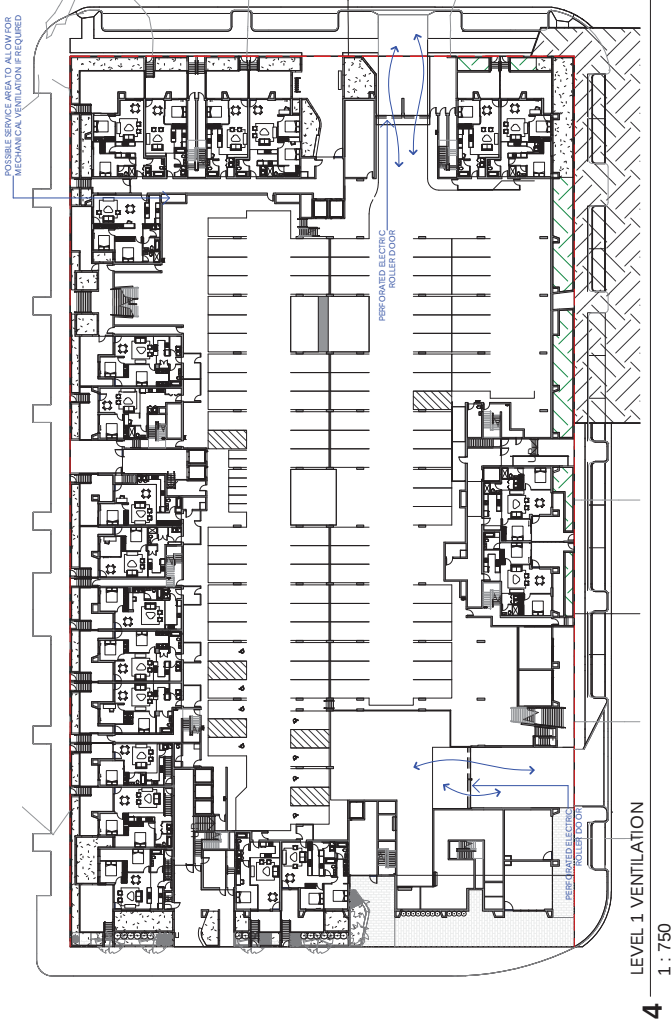
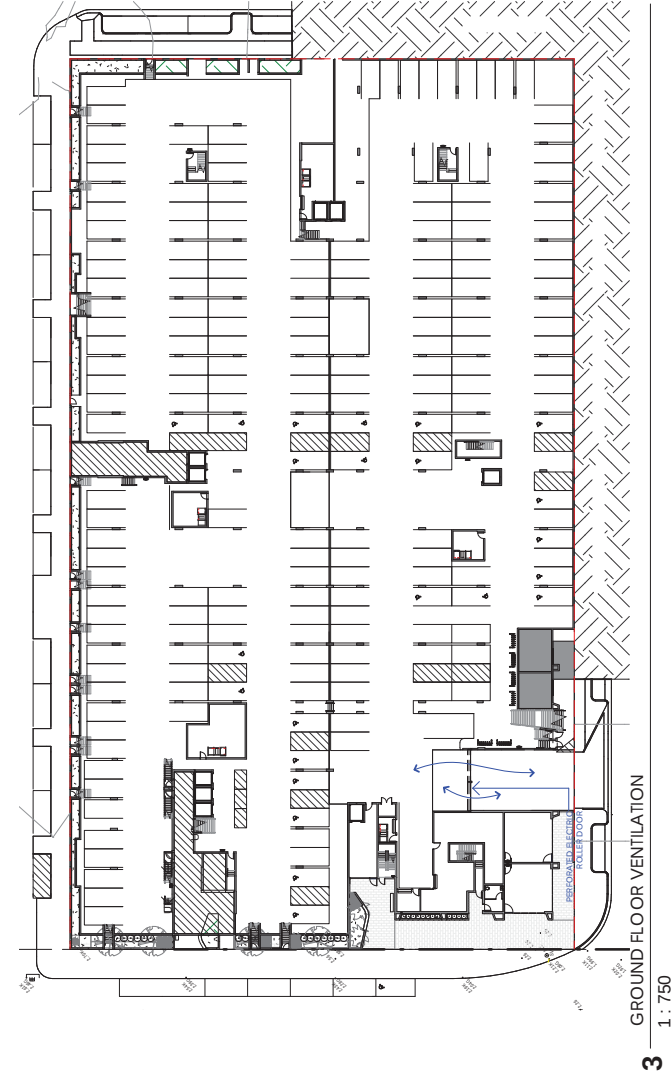
NEIGHBOURING SHADOWS

ISSUE	DATE	DESCRIPTION
C	21/11/2018	COUNCIL AMENDMENTS
B	09/11/2018	COUNCIL AMENDMENTS
A		



CLIENT	HOMEBSH BAY HOLDINGS PTY LTD	DATE	14/04/20
PROJECT	6-8 BAYWATER DR. WENTWORTH POINT	DRAWN BY	CHADWIN
TITLE	NEIGHBOURING SHADOWS	CHECKED BY	CHADWIN
DESIGNED BY	CHADWIN	DWG NO	706
DATE	2018/03		

THIS DOCUMENT IS THE PROPERTY OF TIER ARCHITECTS. IT IS TO BE USED FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED. IT IS NOT TO BE REPRODUCED OR COPIED IN ANY FORM WITHOUT THE WRITTEN PERMISSION OF TIER ARCHITECTS. ANY LONGER EXPIRATION OF THIS DOCUMENT IS NOT TO BE USED FOR ANY OTHER PROJECTS WITHOUT THE WRITTEN PERMISSION OF TIER ARCHITECTS.



VENTILATION DETAILS

CLIENT	HOME BUSH BAY HOLDINGS PTY LTD	DATE	08/11/2016	SQA	100%
PROJECT	6-8 BAYWATER DR, WENTWORTH POINT	DRAWN	DAVID	CREATED	DAVID
TITLE	VENTILATION DETAILS	DWG NO	2016/003	800	
DESIGNED BY	DAVID	CHECKED BY	DAVID	DATE	2016/003
ALL RIGHTS RESERVED. CANNOT BE REPRODUCED OR COPIED IN ANY FORM WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT. ANY LORNE EXPRESSED OR IMPLIED. TO USE THIS DOCUMENT FOR ANY PURPOSE OTHER THAN THAT FOR WHICH IT WAS DESIGNED IS STRICTLY PROHIBITED.					



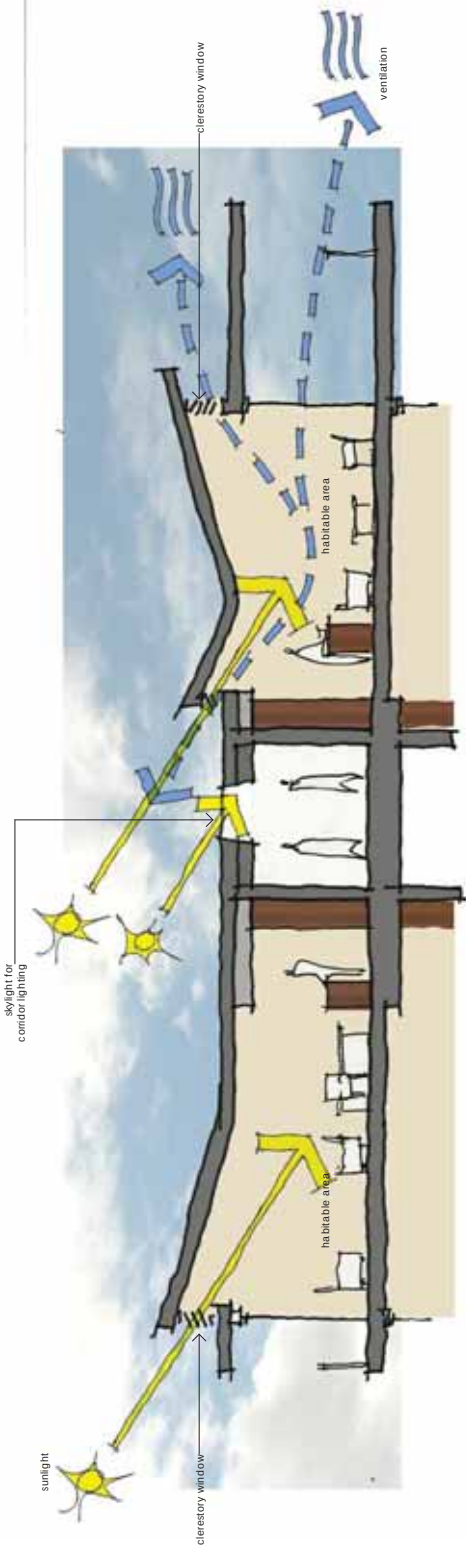
COUNCIL APPROVEMENTS
COUNCIL APPROVEMENTS
COUNCIL APPROVEMENTS

ISSUE DATE DESCRIPTION

DEVELOPMENT APPLICATION

TOP FLOOR UNIT ROOF DESIGN

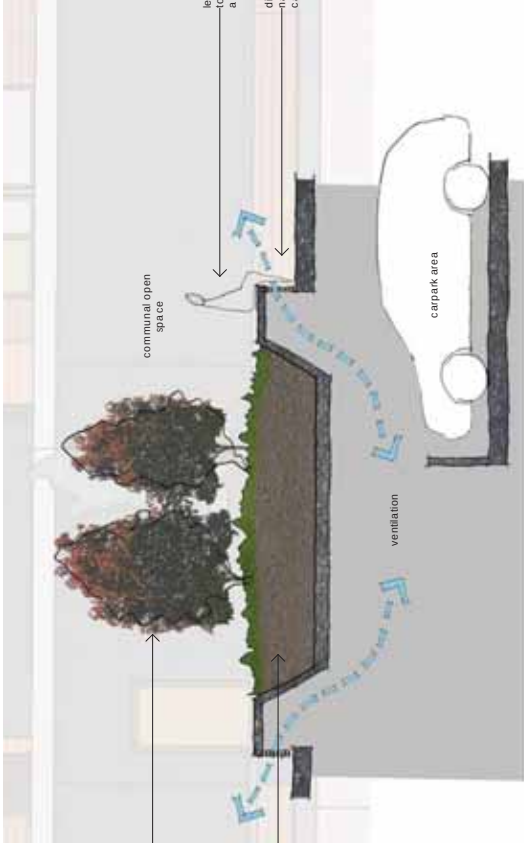
- An articulated ceiling will be used to gain the benefits of solar and ventilation on the uppermost units. In this diagram, the left unit (north facing) gets larger openings and allows sunlight to penetrate deeper into the apartment. Glazing on the ceiling will allow for sunlight to enter into the corridor. The unit on the right (south facing) gain solar access into the habitable space and also allow for cross ventilation through the unit.



TOP FLOOR UNIT ROOF DESIGN

BASEMENT PARKING VENTILATION

- Raised planter boxes in the communal open space allow for natural ventilation in the basement. When designed appropriately, it can also be used as a seating ledge and also a raised planter garden.



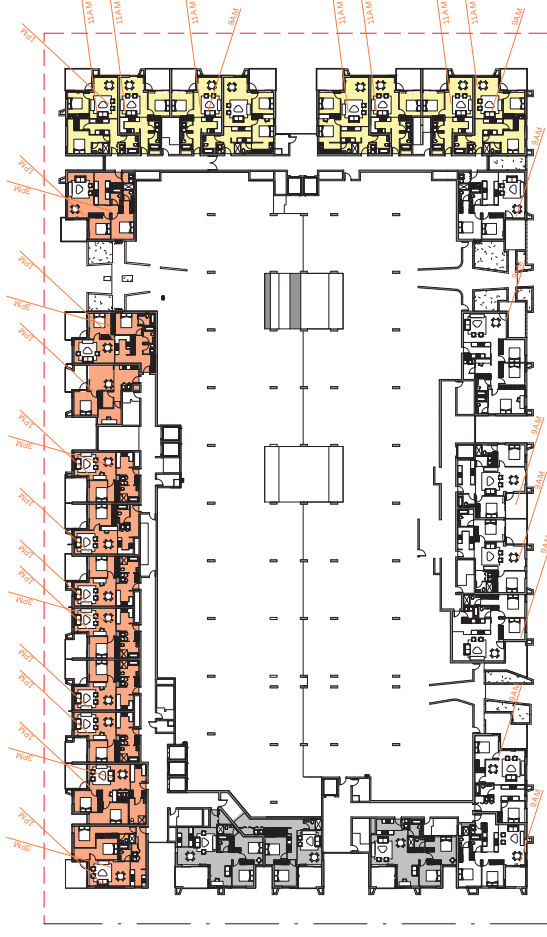
PODIUM / COMMUNAL OPEN SPACE



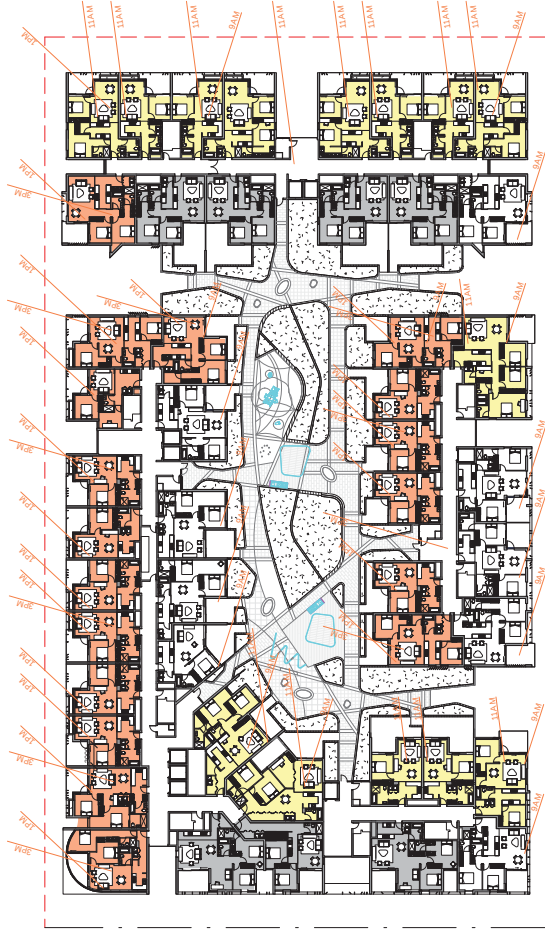
DEVELOPMENT APPLICATION			
CLIENT	HOME BUSH BAY HOLDINGS PTY LTD	DATE	SCALE
PROJECT	6-8 BAYWATER DR. WENTWORTH POINT	08/11/2016	
TITLE	VENTILATION DETAILS 2	DRAWN BY	CHANGING
DESIGNED BY	2016/001	DWG NO	801
COUNCIL AMENDMENTS C 21/11/2016 B 08/11/2016 A 08/11/2016			
DESCRIPTION THE ARCHITECT HAS ADVISED THAT THE DESIGN OF THE BUILDING IS SUBJECT TO THE DECISION OF THE LOCAL COUNCIL. THE ARCHITECT HAS ADVISED THAT THE DESIGN OF THE BUILDING IS SUBJECT TO THE DECISION OF THE LOCAL COUNCIL.			



1 SOLAR ACCESS LEVEL 1
1 : 750



2 SOLAR ACCESS LEVEL 2
1 : 750



3 SOLAR ACCESS LEVEL 3-4
1 : 750



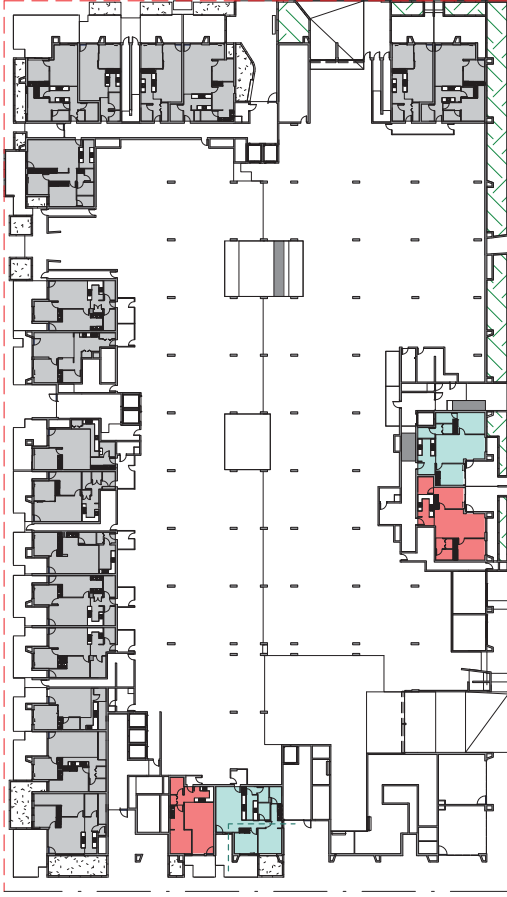
4 SOLAR ACCESS LEVEL 5
1 : 750



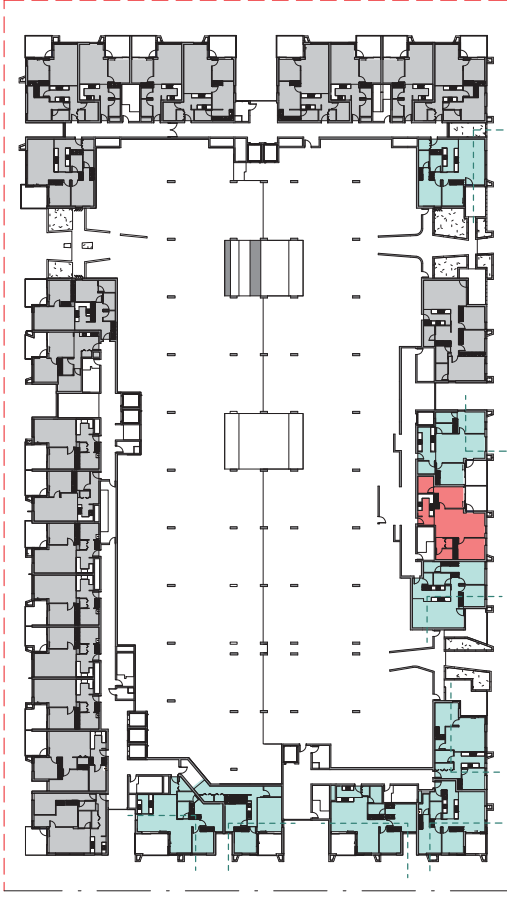
SOLAR ACCESS



ALL RIGHTS RESERVED. CANNOT BE REPRODUCED OR COPIED IN ANY FORM WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT. ANY LICENSE GRANTED OR IMPLIED, TO USE THIS DOCUMENT FOR ANY PURPOSE OTHER THAN THAT SPECIFIED IN THE CONTRACT DOCUMENTS, IS EXPRESSLY FORBIDDEN. THE ARCHITECT'S LIABILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE BUILDING AND ITS FITTINGS AND FINISHES.



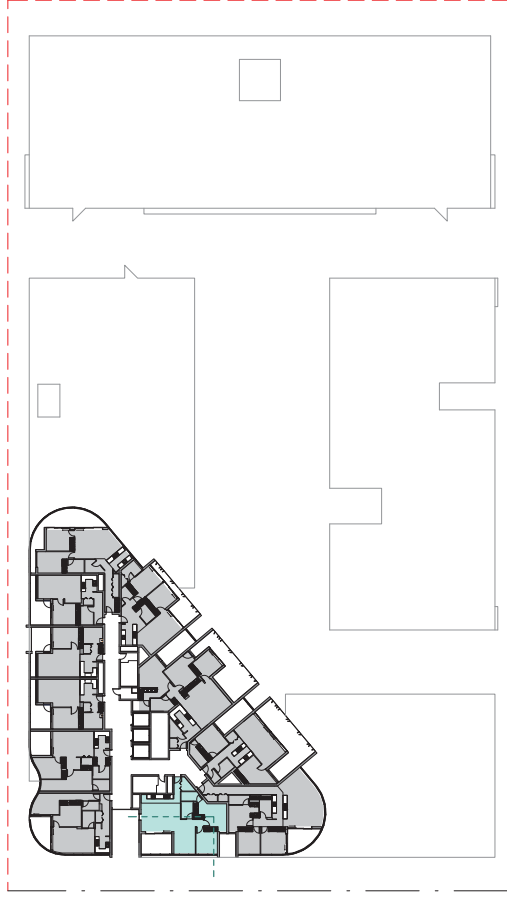
2 SINGLE ASPECT LEVEL 1
1 : 750



3 SINGLE ASPECT LEVEL 2
1 : 750



4 SINGLE ASPECT TYPICAL LEVELS 3-8
1 : 750



1 SINGLE ASPECT LEVELS 9-16
1 : 750



NOT APPLICABLE
SOUTH FACING DUAL ASPECT

SINGLE ASPECT SOUTH FACING

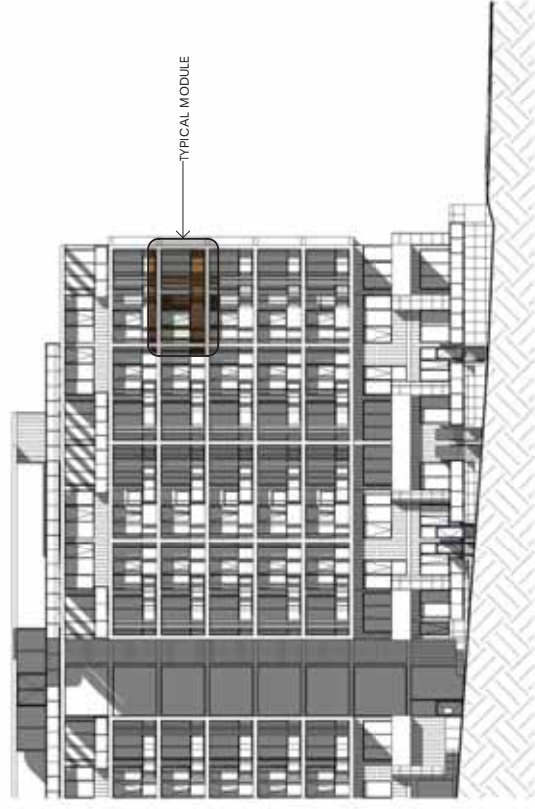
DEVELOPMENT APPLICATION

CLIENT	HOME BUSH BAY HOLDINGS PTY LTD	DATE	21/11/2018	ASAP
PROJECT	6-8 BAYWATER DR, WENTWORTH POINT	DRAWN BY	DAVID JAY	CREATED
TITLE	SINGLE ASPECT SOUTH FACING	DWG NO	806	NO
DESIGNED BY	ARCHITECTS	DATE	20/11/2018	NO
THE ARCHITECTS' LIABILITY IS LIMITED TO THE DESIGN OF THE BUILDING. THE ARCHITECTS' LIABILITY IS LIMITED TO THE DESIGN OF THE BUILDING. THE ARCHITECTS' LIABILITY IS LIMITED TO THE DESIGN OF THE BUILDING.				



TIER
ARCHITECTS
ARCHITECTS

ISSUE	DATE	DESCRIPTION
C	21/11/2018	COUNCIL AMENDMENTS
B	08/11/2018	COUNCIL AMENDMENTS

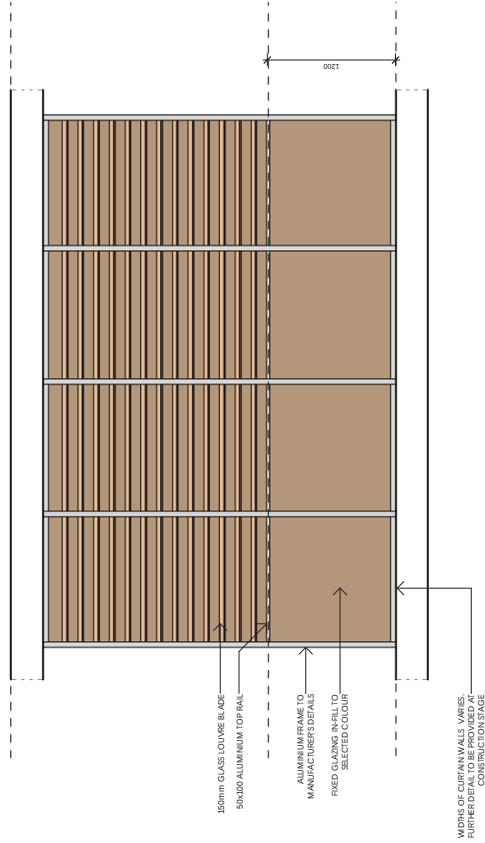


MODULE FACADE DETAIL

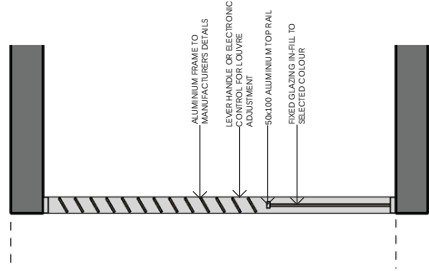


DEVELOPMENT APPLICATION				
CLIENT	HOMEPLUS BAY HOLDINGS PTY LTD	DATE	00/11/2015	SCALE
PROJECT	6-8 BAYWATER DR, WENTWORTH POINT	DRAWN BY		CHECKED BY
TITLE	DOUBLE FACADE DETAIL	DWG NO	807	

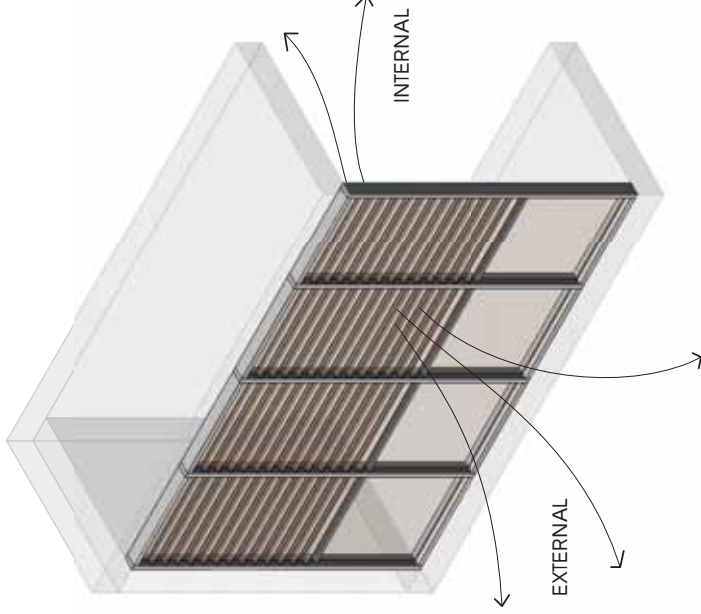
DO NOT SCALE. USE DIMENSIONS IN INSET/DETAIL. CHECK ALL DIMENSIONS ON THE RELEVANT FABRIC/CLADDING.
 COPYRIGHT: ALL RIGHTS RESERVED. A MAXIMUM OF 10 COPIES MAY BE REPRODUCED FOR PERSONAL USE ONLY. ANY FURTHER REPRODUCTION OF THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT, ANY LICENSEE OR SUBSIDIARY, IS STRICTLY PROHIBITED. THIS DOCUMENT AND ITS CONTENTS ARE THE PROPERTY OF THE ARCHITECT. ANY REUSE OR REPRODUCTION OF THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT, ANY LICENSEE OR SUBSIDIARY, IS STRICTLY PROHIBITED.



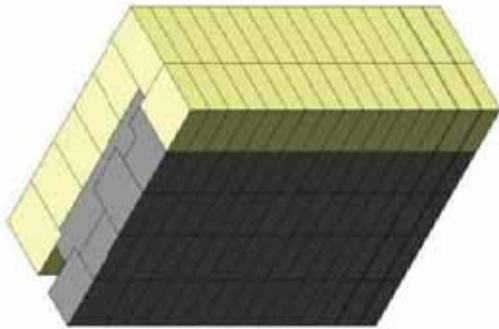
1 CURTAIN WALL ELEVATION 1 : 50



2 CURTAIN WALL SECTION 1 : 50

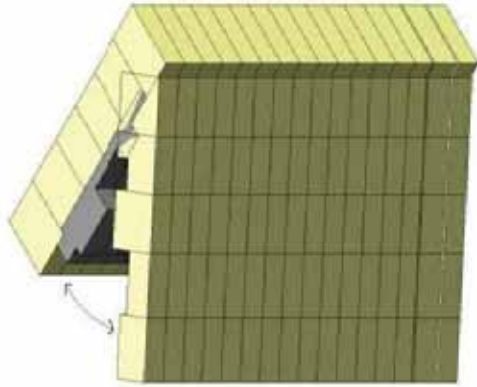


3 CURTAIN WALL AXONOMETRIC



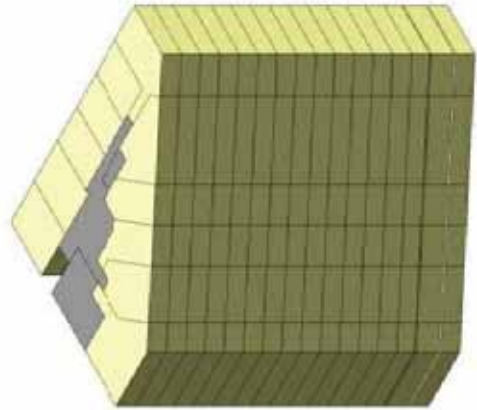
1. PRESCRIBED ENVELOPE

- as outlined in the Homebush Bay West DCP
- does not take advantage of solar access and cross ventilation due to site being off-axis to north
- lacks any context with the overall form of the building



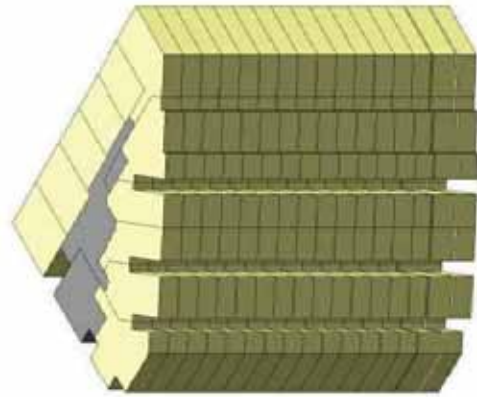
2. ROTATION OF EASTERN UNITS

- rotating these units 40 degrees allows for more units to gain solar access
- building is orientated towards the Wentworth Point Bridge as it becomes the focal point in Homebush Bay



1. ENSURE BUILDING FUNCTIONS WELL

- as outlined in the Homebush Bay West DCP
- does not take advantage of solar access and cross ventilation due to site being off-axis to north



1. BUILDING ARTICULATION

- Extrude and intrude the building forms will allow for better articulation of the building facade. Recessed openings will allow for better ventilation performance within the unit
- 11/12 units per floor (91.5%) will achieve 2 hours of solar access between 9am and 3pm
- 8/12 units per floor (66.6%) will achieve natural ventilation in the residential units

DEVELOPMENT APPLICATION

CLIENT	HOMEBSH BAY HOLDINGS PTY LTD	DATE	21/11/2018
PROJECT	6-8 BAYWATER DR. WENTWORTH POINT	DRAWN BY	AV
TITLE	TOWER FORM JUSTIFICATION	CHECKED BY	AV
DWG NO	808	DATE	20/11/2018

C	21/11/2018	COUNCIL AMENDMENTS
B	09/11/2018	COUNCIL AMENDMENTS
A	09/11/2018	COUNCIL AMENDMENTS
ISSUE	DATE	DESCRIPTION



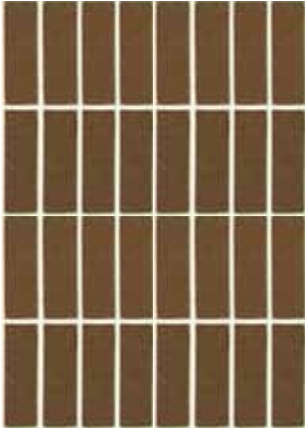
PRECAST CONCRETE PARTITION WALLS
AND EXTERNAL CEILING
(LARGE SURFACES TO BE BROKEN WITH
CUSTOM PATTERN)



VERTICAL TIMBER LOUVRES



BORAL CHOC TAN SMOOTH IN
STACKER BOND PATTERN



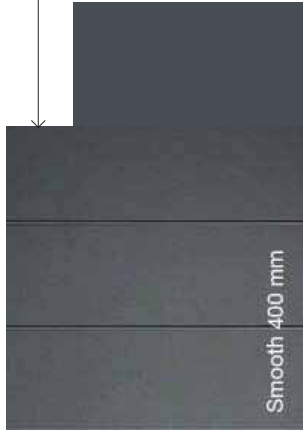
TOWER CURTAIN WALL GLAZING



BALCONY GLAZING



PLANTER BOX AND VISIBLE
EXTERNALS OF CAR PARK AREAS
TIMBER SIDING



VERTICAL CLADDING TEXTURE
JAMES HARDIE AXON SMOOTH 400MM

DULUX - DOMINO



Smooth 400 mm

DEVELOPMENT APPLICATION

CLIENT	HOME BUSH BAY HOLDINGS PTY LTD	DATE	SCALE
PROJECT	6-8 BAYWATER DR. WENTWORTH POINT	08/11/2016	
TITLE	MATERIALS AND FINISHES	DRAWN BY	CREATED BY
		2016/03	900

