

124 - 126 BULL STREET  
NEWCASTLE WEST 2302  
Project no:22104

RFI2 AMENDMENTS

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02 SITE CONTEXT		
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DA032	14	URBAN PLANING
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DA003	15	GROUND LEVEL FLOOR PLAN
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DA123	04	TOWER B - APARTMENT TYPES 2C
DA124	04	TOWER B - APARTMENT TYPES 2D
DA125	04	TOWER B - APARTMENT TYPES 2E
DA126	04	TOWER B - APARTMENT TYPES 2F
DA127	04	TOWER B - APARTMENT TYPES 3A & 3B
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DA141	10	TOWER A - APARTMENT TYPES 2A & 2B
DA142	10	TOWER A - APARTMENT TYPES 2C & 2D

RFI2 AMENDMENTS

Sheet Number	Current Revision	Sheet Name
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DA102	14	SOUTH ELEVATION
DA103	15	WEST ELEVATION
DA104	19	EAST ELEVATION
DA105	18	WEST 2 ELEVATION
DA106	15	EAST 2 ELEVATION
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Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
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10. Lift Clarification by GWH & GYDE
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18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

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REVISION

-	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
-	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
01	DEVELOPMENT APPLICATION	FK	29.08.2018
02	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
03	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
04	SECTION 4.55 RFI SUBMISSION	FK	30.11.2023
05	DEVELOPMENT APPLICATION	FK	16.10.2024
06	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
07	COUNCIL RFI 2	FK	24.04.2025
08	COUNCIL RFI 2 - UPDATED	FK	01.05.2025

REVISION

QUALITY ASSURANCE

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- ☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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DRAWN

TA

DATE

01.05.2025

CHECKED

TF

PLOT DATE

21/03/2025

JOB NO.

22104

SCALE

PROJECT

ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT

GWH

ISSUE PURPOSE

DEVELOPMENT APPLICATION

REV.

08

DRAWING NO.

DA000



#### Amendments Schedule

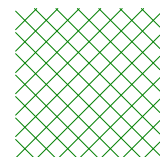
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21. Tower A internal corner apartment balcony size increased

1 BASEMENT 02 FLOOR PLAN - DA  
SCALE 1 : 200

#### CAR PARK LEGEND

- RESIDENT VISITOR CARPARK
- RESIDENT CARPARK
- RETAIL CARPARK
- MOTORCYCLE

#### DEEP SOIL ZONE



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PLOT DATE  
21/03/2025

JOB NO.  
22104

SCALE  
1 : 200 @A1

DRAWING TITLE  
BASEMENT LEVEL 2 FLOOR PLAN

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

REV.  
18

DRAWING NO.  
DA001

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REVISION		REVISION	
08	ISSUE FOR REVIEW	FK	06.04.2023
09	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
10	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
11	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
12	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
13	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
14	DRAFT ISSUE	FK	10.03.2025
15	UDRP ISSUE	FK	12.03.2025
16	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
17	COUNCIL RFI 2	FK	24.04.2025
18	COUNCIL RFI 2_UPDATED	FK	01.05.2025

#### QUALITY ASSURANCE

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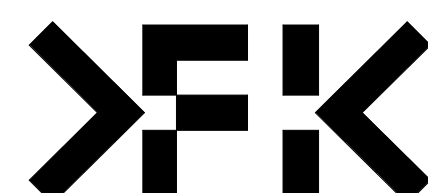
- ☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE  
DEVELOPMENT APPLICATION

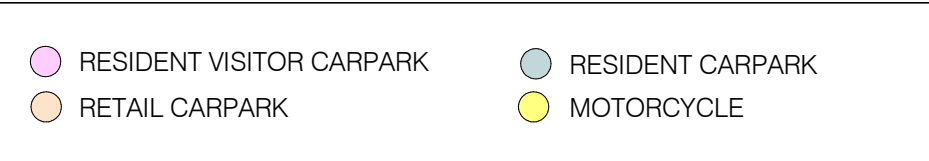


Amendments Schedule

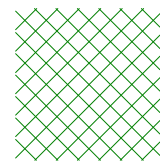
01. Project address updated
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20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 BASEMENT 01 FLOOR PLAN - DA  
SCALE 1 : 200

CAR PARK LEGEND



DEEP SOIL ZONE



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PLOT DATE  
21/03/2025

JOB NO.  
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SCALE  
1 : 200 @A1

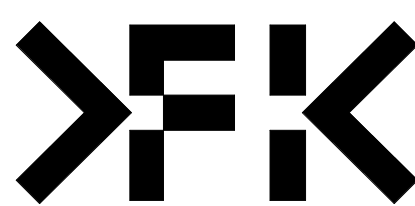
PROJECT  
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124 - 126 BULL STREET, NEWCASTLE  
WEST

DRAWING TITLE  
BASEMENT LEVEL 1 FLOOR PLAN

CLIENT  
GWH

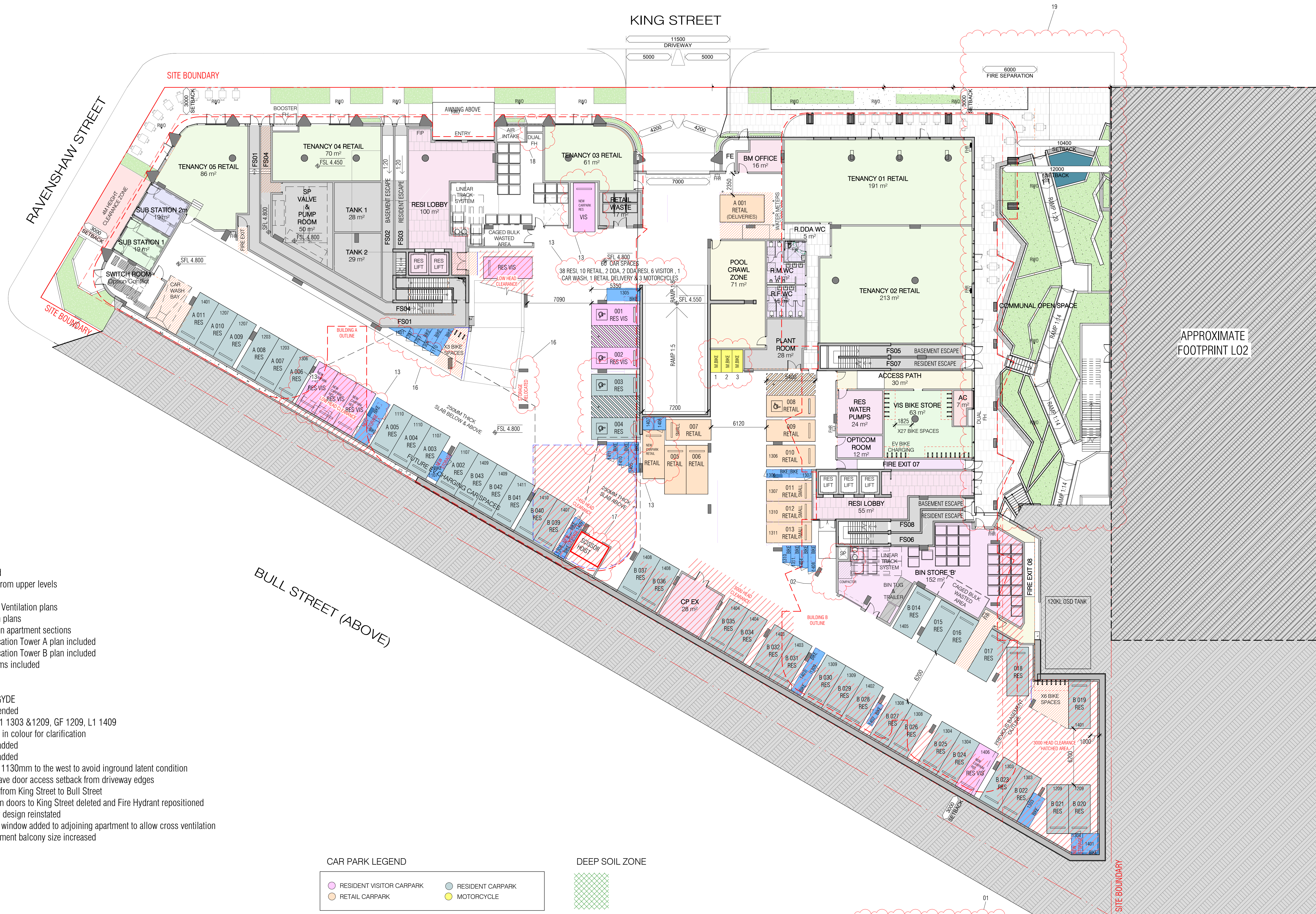
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NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 15  
DRAWING NO.  
DA002





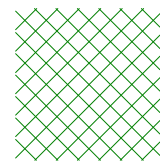
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  20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  21. Tower A internal corner apartment balcony size increased

1 GROUND FLOOR PLAN - DA  
SCALE 1 : 200

CAR PARK LEGEND

	RESIDENT VISITOR CARPARK		RESIDENT CARPARK
	RETAIL CARPARK		MOTORCYCLE

DEEP SOIL ZONE



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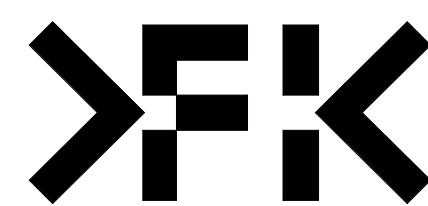
DRAWN CL DATE 01.05.2025 CHECKED TF PLOT DATE 21/03/2025 JOB NO. 22104 SCALE 1 : 200@A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
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NEW SOUTH WALES 2000 AUSTRALIA  
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FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 15 DRAWING NO. DA003



KING STREET

RAVENSHAW STREET

SITE BOUNDARY

BULL STREET

APPROXIMATE  
FOOTPRINT

COMMON  
COMMUNAL OPEN SPACE PLAN  
1 134SQ.M.

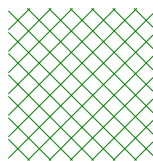
Amendments Schedule

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21. Tower A internal corner apartment balcony size increased

CAR PARK LEGEND

	RESIDENT VISITOR CARPARK		RESIDENT CARPARK
	RETAIL CARPARK		MOTORCYCLE

DEEP SOIL ZONE



1 LEVEL 1 FLOOR PLAN  
SCALE 1 : 200

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REVISION		
05	FOR COUNCIL DISCUSSION	FK 28.11.2022
06	CONCEPT DESIGN ISSUE	FK 03.02.2023
07	TOWER B - SCHEMATIC DESIGN	FK 03.03.2023
08	ISSUE FOR REVIEW	FK 06.04.2023
09	SECTION 4.55 RFI SUBMISSION	FK 30.11.2023
10	SECTION 4.55 RFI SUBMISSION	FK 19.08.2019
11	DEVELOPMENT APPLICATION	FK 16.10.2024
12	UDRP ISSUE	FK 12.03.2025
13	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
14	COUNCIL RFI 2	FK 24.04.2025
15	COUNCIL RFI 2 - UPDATED	FK 01.05.2025

REVISION

QUALITY ASSURANCE

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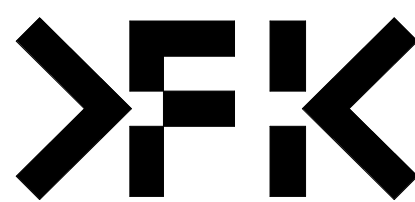
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	01.05.2025	TF	21/03/2025	22104	1 : 200 @ A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
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CLIENT  
GWH

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TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 15  
DRAWING NO.  
DA004







- Amendments Schedule
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1 LEVEL 3 FLOOR PLAN  
SCALE 1 : 200

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REVISION		REVISION	
01	PRE DEVELOPMENT APPLICATION	FK	19.04.2018
02	DEVELOPMENT APPLICATION	FK	29.08.2019
03	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
04	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
05	ISSUE FOR REVIEW	FK	06.04.2023
06	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
07	DEVELOPMENT APPLICATION	FK	16.10.2024
08	UDRP ISSUE	FK	12.03.2025
09	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
10	COUNCIL RFI 2	FK	24.04.2025
11	COUNCIL RFI 2_UPDATED	FK	01.05.2025

QUALITY ASSURANCE (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

THIS PROJECT IS SUBJECT TO THE FK QUALITY ASSURANCE SYSTEM

- ☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	01.05.2025	TF	21/03/2025	22104	1 : 200 @A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 250 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

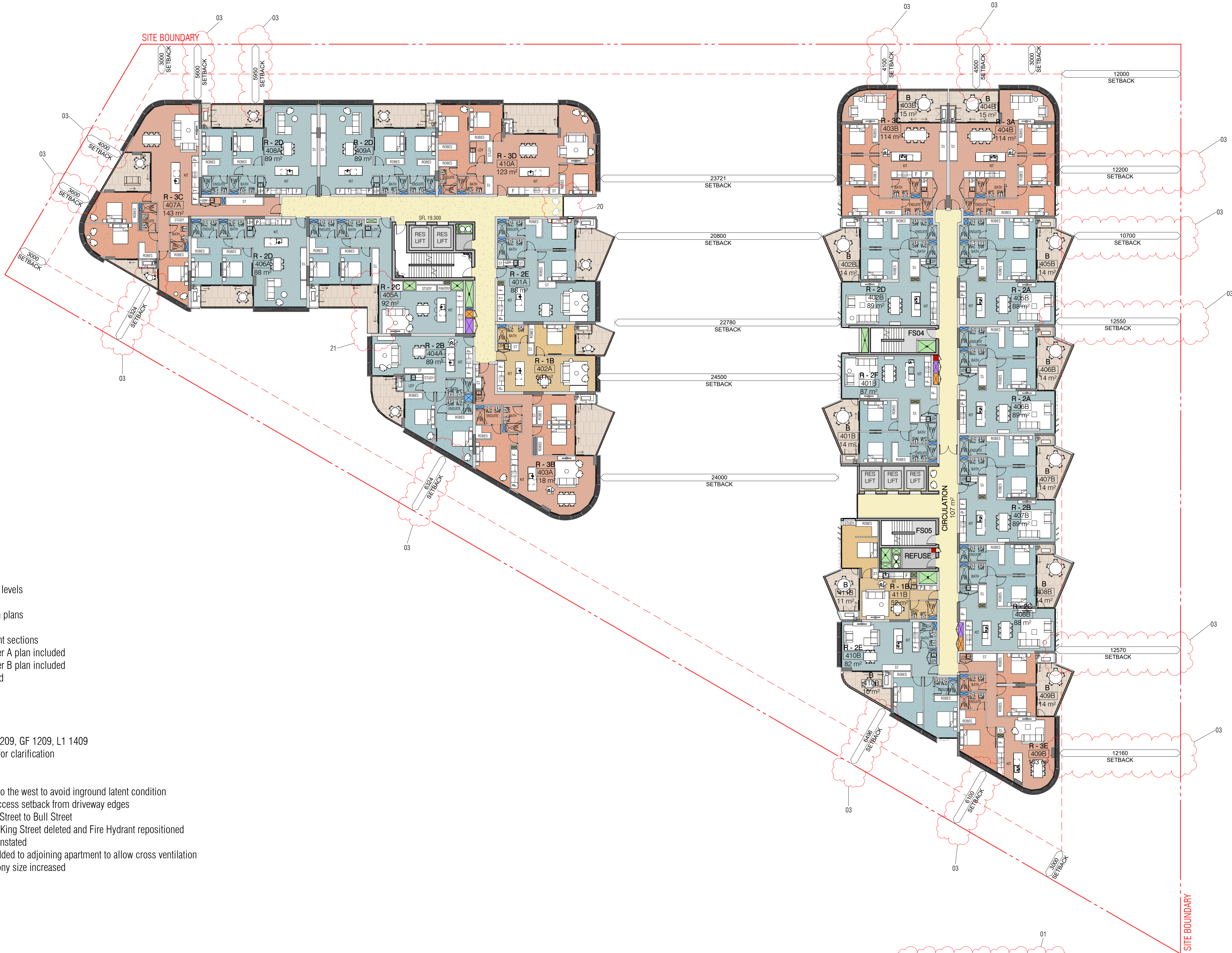
REV. 11  
DRAWING NO. DA006



Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified
10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 &1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 LEVEL 4 FLOOR PLAN



Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.vit

REVISION		REVISION	
07	ISSUE FOR REVIEW	FK	06.04.2023
08	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
09	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
10	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
11	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
12	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
13	DEVELOPMENT APPLICATION	FK	16.10.2024
14	UDRP ISSUE	FK	12.03.2025
15	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
16	COUNCIL RFI 2	FK	24.04.2025
17	COUNCIL RFI 2_UPDATED	FK	01.05.2025

**QUALITY ASSURANCE** (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

THIS PROJECT IS SUBJECT TO THE FK QUALITY ASSURANCE SYSTEM

- ☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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- ☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	01.05.2025	TF	21/03/2025	22104	1 : 200 @A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUSTRALIA) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

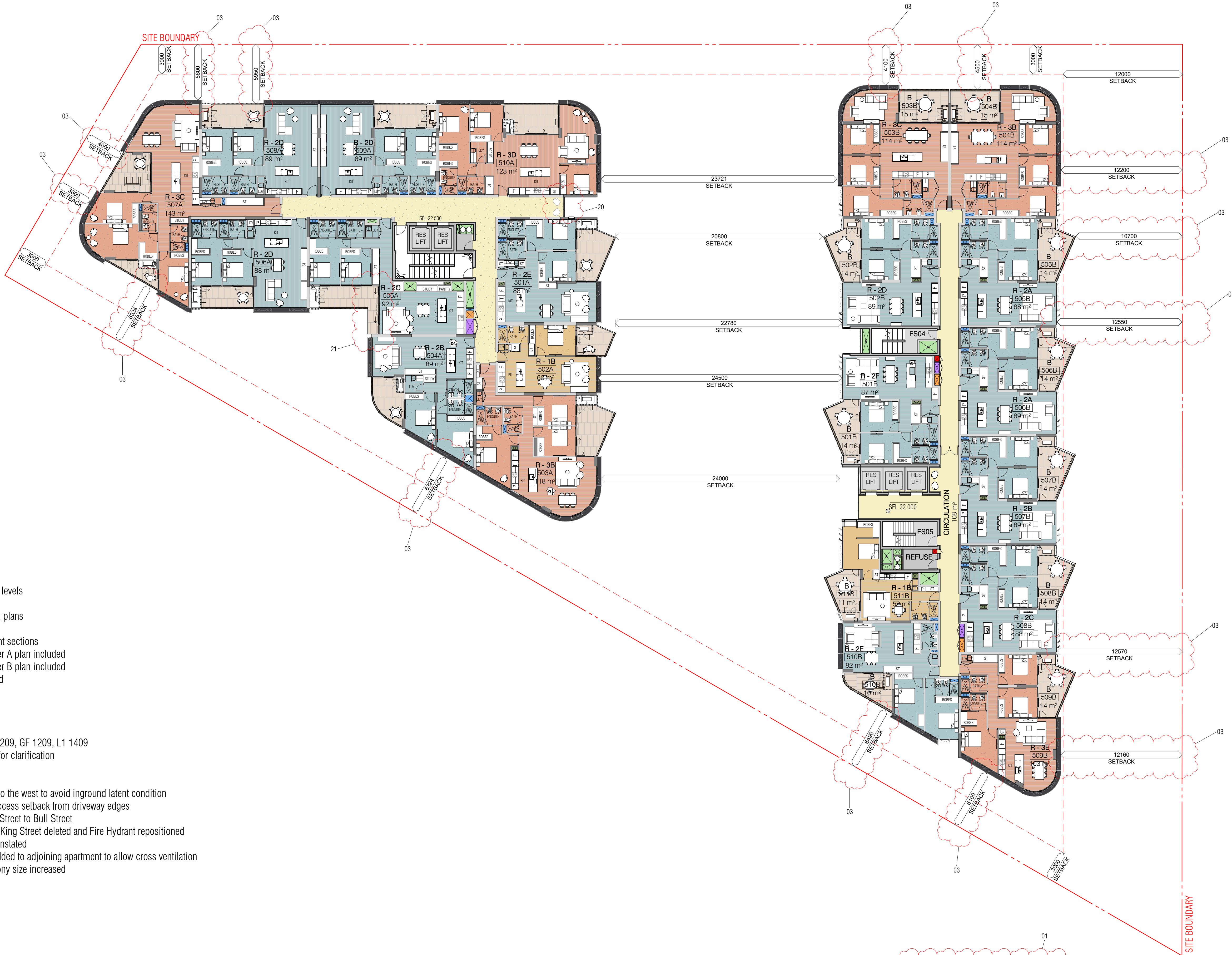
REV. 17  
DRAWING NO. DA007



Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified
10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 LEVEL 5 FLOOR PLAN

















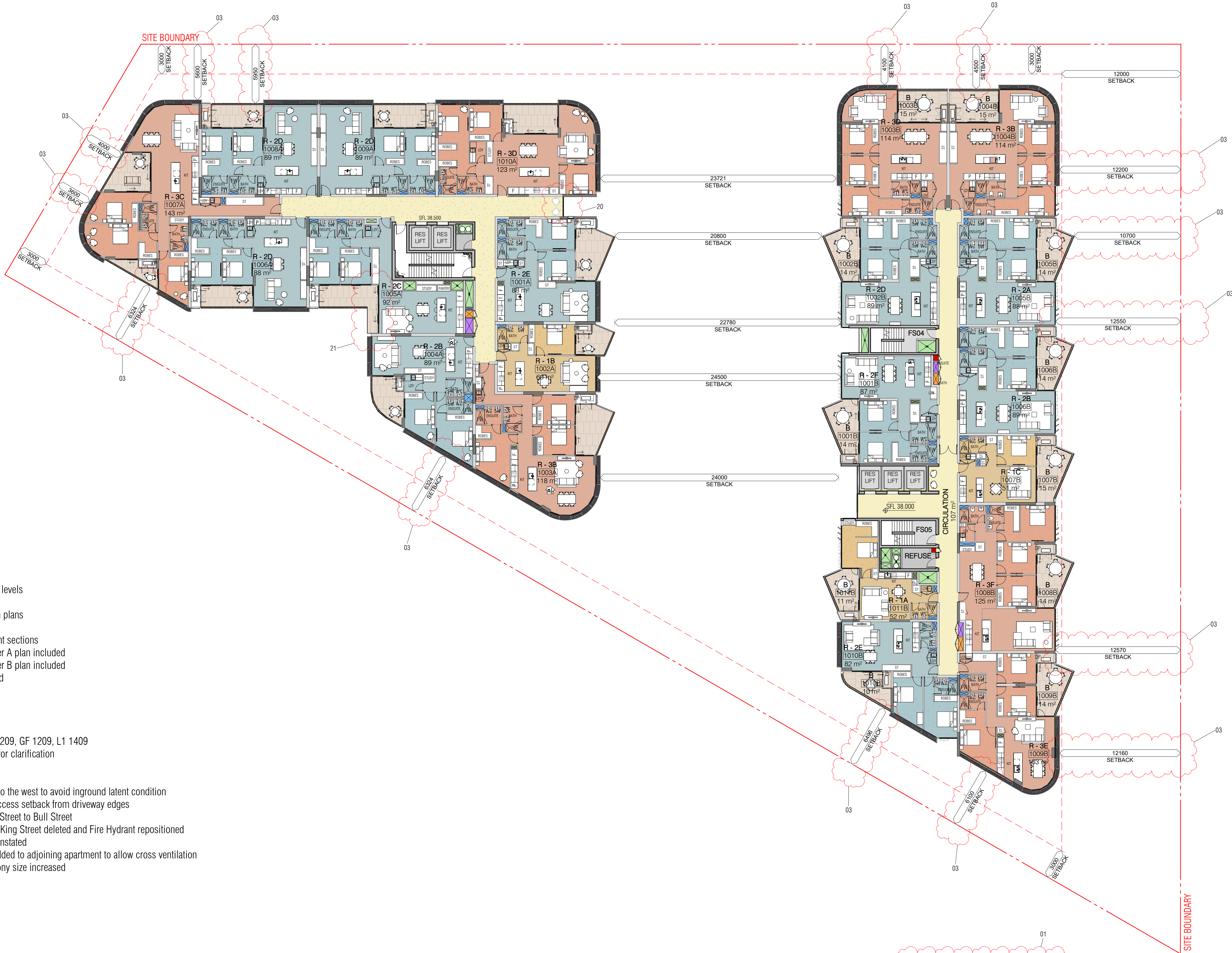




Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified
10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 LEVEL 10 FLOOR PLAN



Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.vit

REVISION		REVISION	
03	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
04	CONCEPT DESIGN ISSUE	FK	03.02.2023
05	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
06	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
07	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
08	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
09	DEVELOPMENT APPLICATION	FK	16.10.2024
10	UDRP ISSUE	FK	12.03.2025
11	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
12	COUNCIL RFI 2	FK	24.04.2025
13	COUNCIL RFI 2_UPDATED	FK	01.05.2025

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- ☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.

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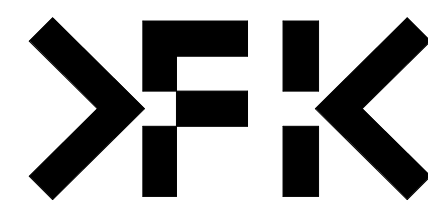
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	01.05.2025	TF	21/03/2025	22104	1 : 200 @ A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUSTRALIA) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



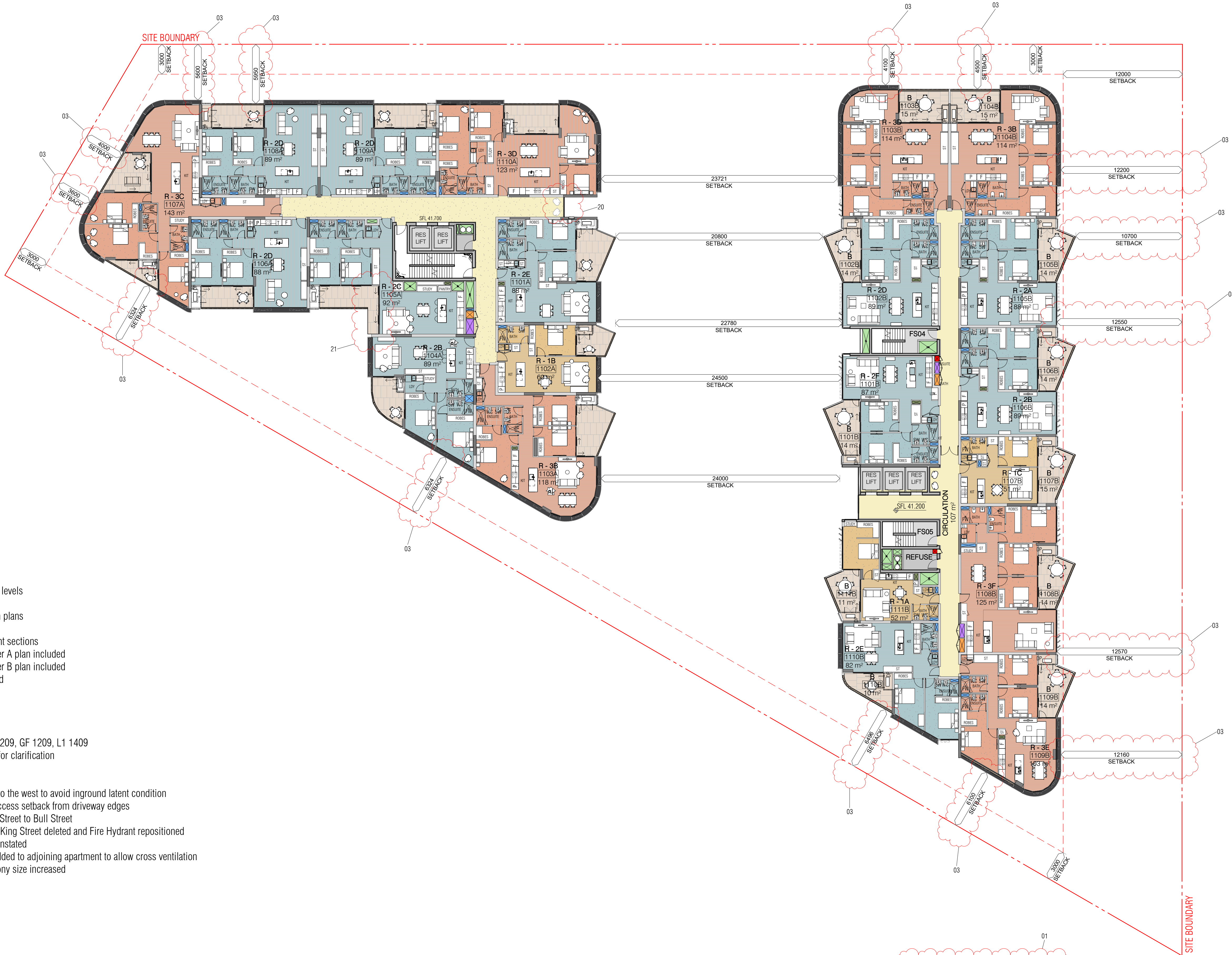
REV. 13  
DRAWING NO. DA013



Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified
10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 LEVEL 11 FLOOR PLAN



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REVISION		REVISION
02	DEVELOPMENT APPLICATION	FK 29.08.2019
03	DEVELOPMENT APPLICATION FOR COUNCIL	FK 19.08.2019
04	CONCEPT DESIGN ISSUE	FK 03.02.2023
05	TOWER B - SCHEMATIC DESIGN	FK 03.03.2023
06	SECTION 4.55 APPLICATION SUBMISSION	FK 06.06.2023
07	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK 04.10.2023
08	DEVELOPMENT APPLICATION	FK 16.10.2024
09	UDRP ISSUE	FK 12.03.2025
10	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
11	COUNCIL RFI 2	FK 24.04.2025
12	COUNCIL RFI 2_UPDATED	FK 01.05.2025

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	01.05.2025	TF	21/03/2025	22104	1 : 200 @A1

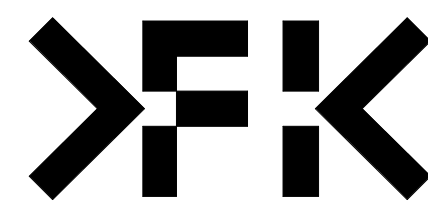
PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

DRAWING TITLE  
LEVEL 11 FLOOR PLAN

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUSTRALIA) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 12  
DRAWING NO. DA014



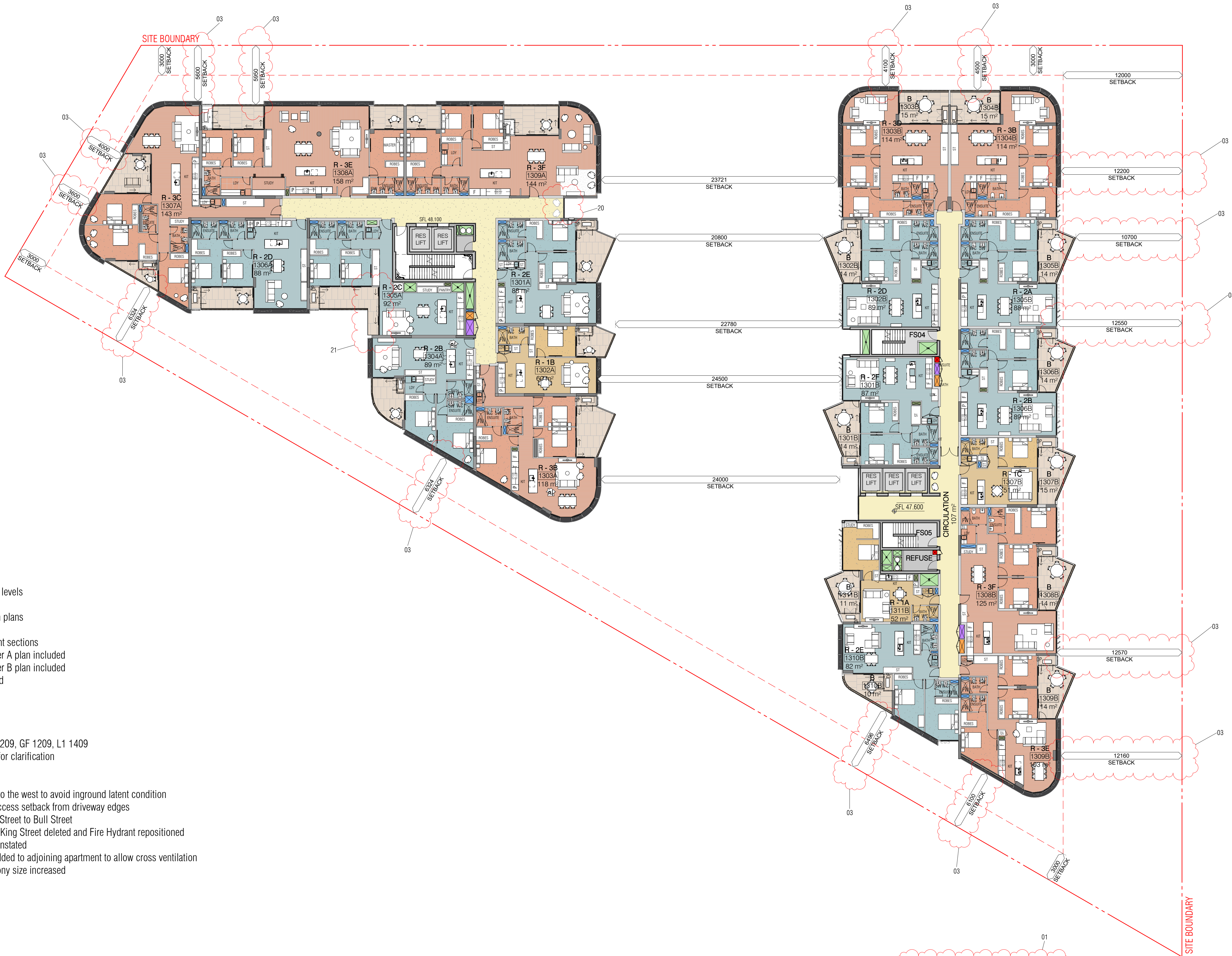




Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified
10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 LEVEL 13 FLOOR PLAN



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REVISION

06	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
07	ISSUE FOR REVIEW	FK	06.04.2023
08	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
09	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
10	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
11	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
12	DEVELOPMENT APPLICATION	FK	16.10.2024
13	UDRP ISSUE	FK	12.03.2025
14	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
15	COUNCIL RFI 2	FK	24.04.2025
16	COUNCIL RFI 2, UPDATED	FK	01.05.2025

REVISION

03	Setback annotations included
----	------------------------------

QUALITY ASSURANCE

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DRAWN

CL

DATE

01.05.2025

CHECKED

TF

PLOT DATE

21/03/2025

JOB NO.

22104

SCALE

1 : 200 @A1

PROJECT

ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT

GWH

FK

WWW.FKAUSTRALIA.COM  
L21, 250 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUSTRALIA) PTY LTD ACN 092 943 032

ISSUE PURPOSE

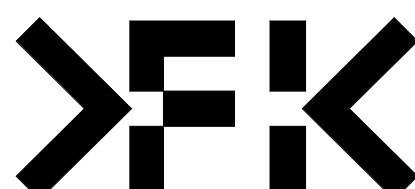
DEVELOPMENT APPLICATION

REV.

16

DRAWING NO.

DA016





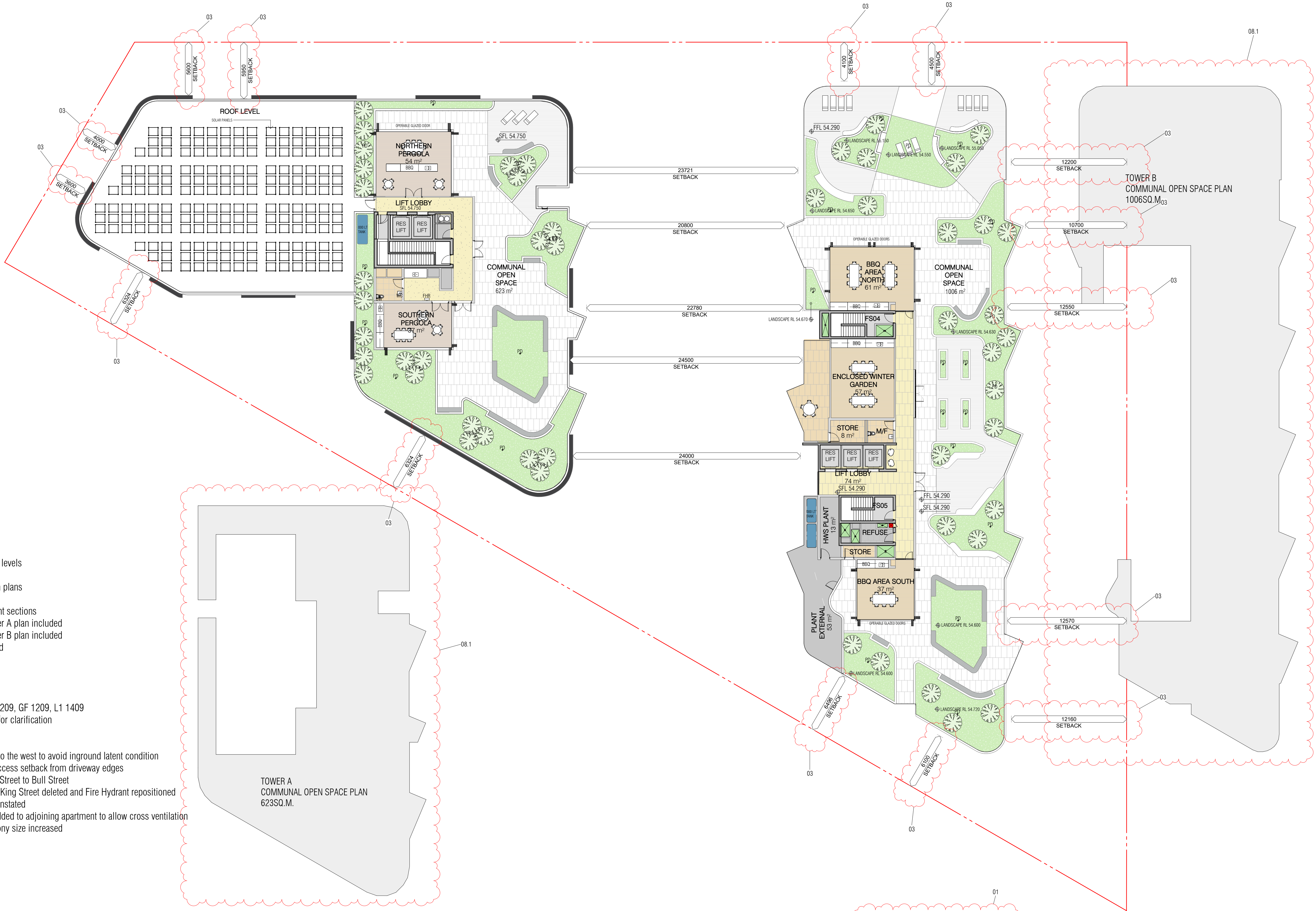




Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified
10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 LEVEL 15 FLOOR PLAN



Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.vit

REVISION

06	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
07	ISSUE FOR REVIEW	FK	06.04.2023
08	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
09	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
10	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
11	RFI AMENDMENTS SHOWN CLOUDED	FK	03.11.2023
12	DEVELOPMENT APPLICATION	FK	16.10.2024
13	UDRP ISSUE	FK	12.03.2025
14	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
15	COUNCIL RFI 2	FK	24.04.2025
16	COUNCIL RFI 2, UPDATED	FK	01.05.2025

REVISION

06	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
07	ISSUE FOR REVIEW	FK	06.04.2023
08	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
09	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
10	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
11	RFI AMENDMENTS SHOWN CLOUDED	FK	03.11.2023
12	DEVELOPMENT APPLICATION	FK	16.10.2024
13	UDRP ISSUE	FK	12.03.2025
14	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
15	COUNCIL RFI 2	FK	24.04.2025
16	COUNCIL RFI 2, UPDATED	FK	01.05.2025

QUALITY ASSURANCE

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- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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- ☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.

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DATE  
01.05.2025

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TF

PLOT DATE  
21/03/2025

JOB NO.  
22104

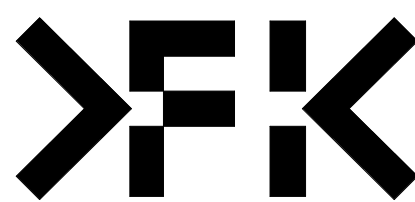
SCALE  
1 : 200 @A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 250 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

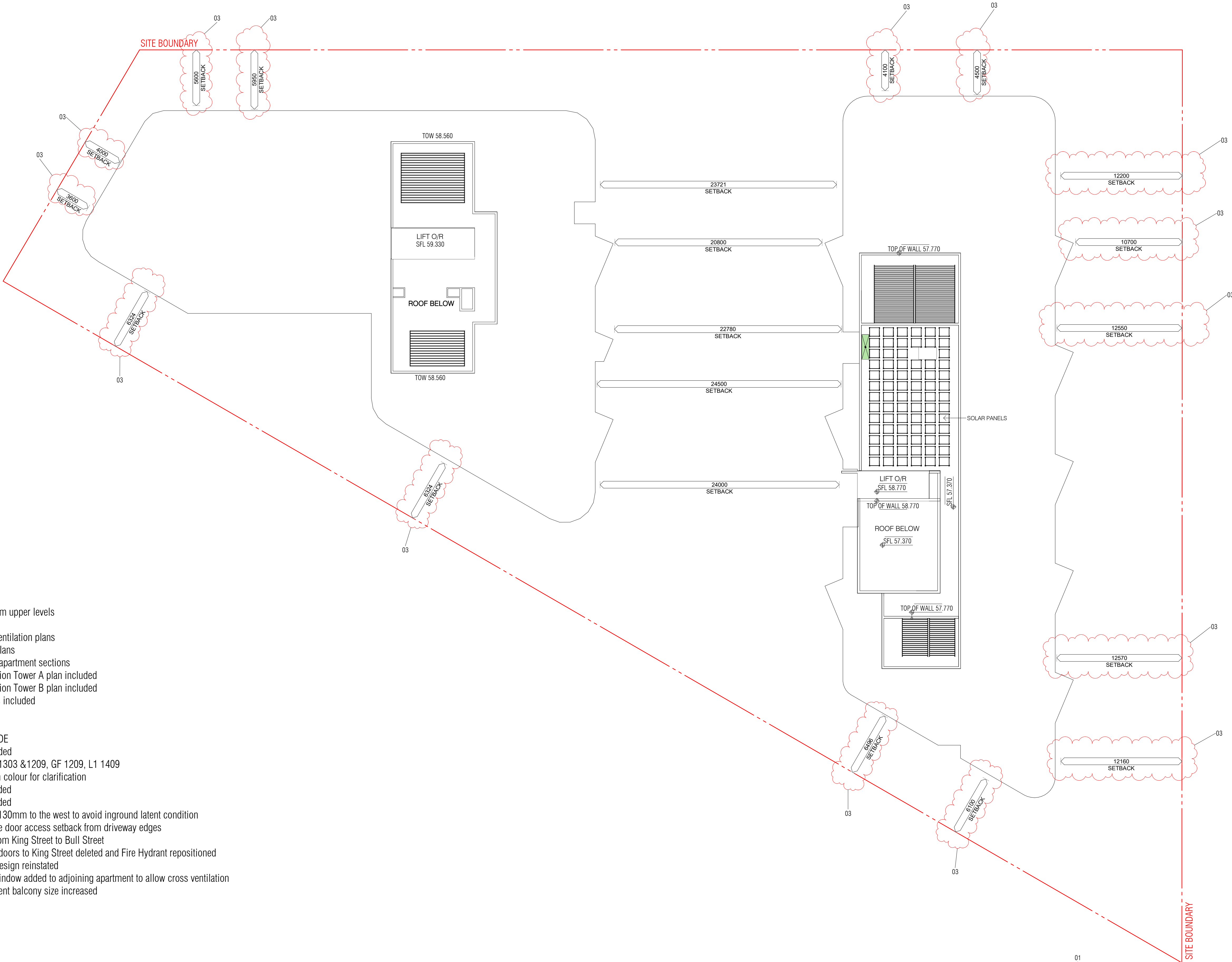
ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV.  
16

DRAWING NO.  
DA018





Amendments Schedule

01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified
10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased

1 ROOF PLAN

Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.vit

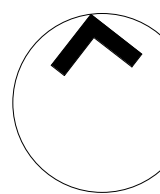
REVISION		REVISION	
08	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
09	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
10	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
11	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
12	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
13	DEVELOPMENT APPLICATION	FK	16.10.2024
14	DRAFT ISSUE	FK	10.03.2025
15	UDRP ISSUE	FK	12.03.2025
16	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
17	COUNCIL RFI 2	FK	24.04.2025
18	COUNCIL RFI 2_UPDATED	FK	01.05.2025

QUALITY ASSURANCE	(FK IS A CERTIFIED COMPANY TO ISO 9001:2015)
THIS PROJECT IS SUBJECT TO THE FK QUALITY ASSURANCE SYSTEM	
<input checked="" type="checkbox"/>	SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
<input type="checkbox"/>	DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
<input type="checkbox"/>	TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
<input type="checkbox"/>	CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	01.05.2025	TF	21/03/2025	22104	1 : 200 @A1

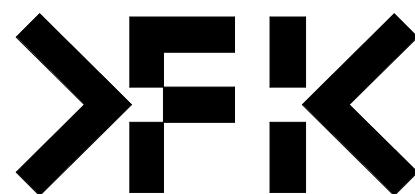


PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

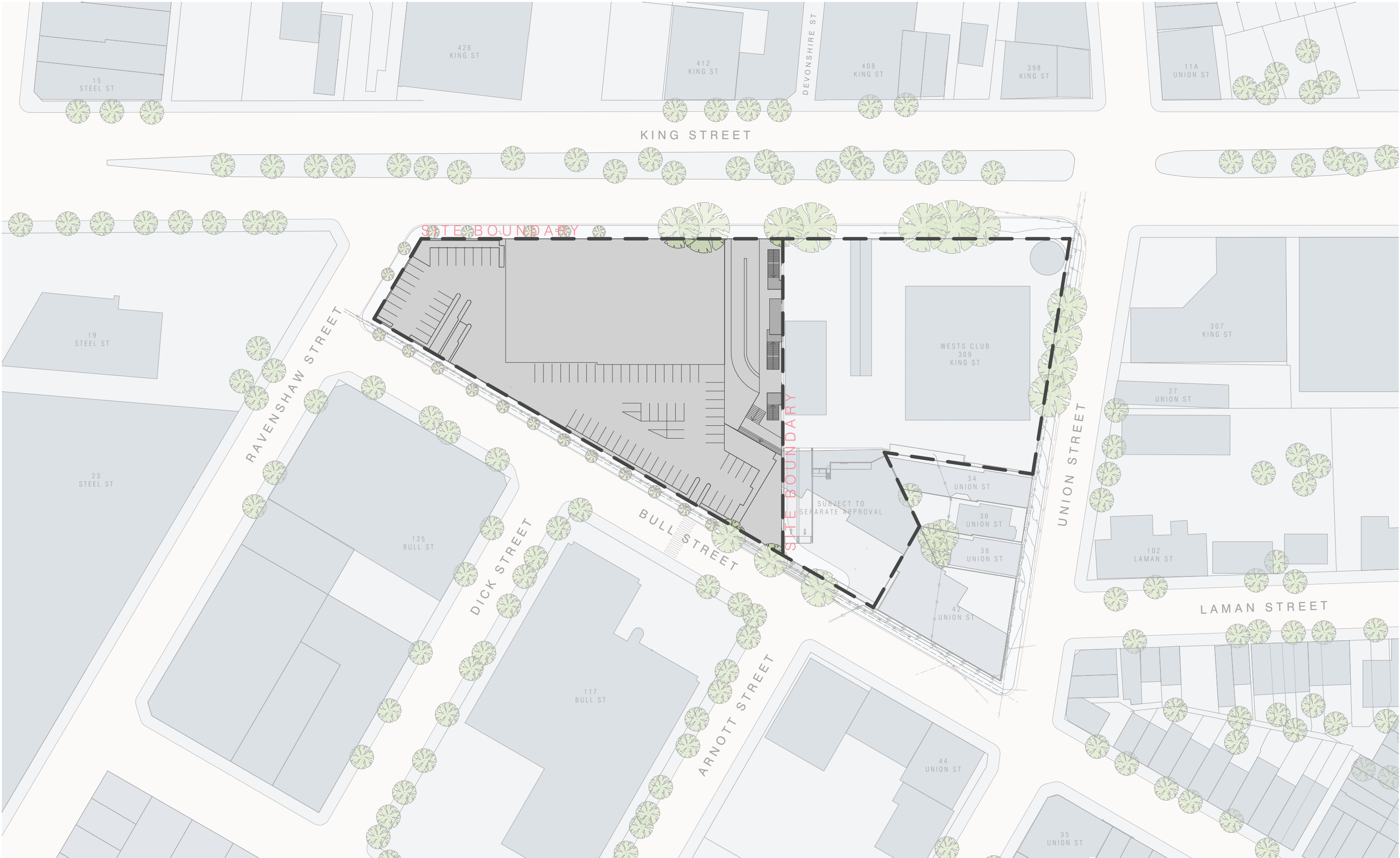
FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUSTRALIA) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 18  
DRAWING NO. DA019





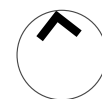
BIMcloud: kaspdrbim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODELS/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION				REVISION			
01	PRE DEVELOPMENT APPLICATION	IM	19.04.2018	09	COUNCIL RFI 2	FK	24.04.2025
02	DEVELOPMENT APPLICATION	MP	29.08.2018				
03	DEVELOPMENT APPLICATION FOR COUNCIL	BB	19.08.2019				
04	FOR COUNCIL DISCUSSION	PM	28.11.2022				
05	TOWER B - SCHEMATIC DESIGN	AR	03.03.2023				
06	SECTION 4.55 APPLICATION SUBMISSION	TF	06.06.2023				
07	DEVELOPMENT APPLICATION	TA	16.10.2024				
08	UDRP AND COUNCIL RFI AMENDMENT ISSUE	TF	21.03.2025				

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☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE	DRAWING TITLE
TA	21.03.2025	RM	23.04.2025	22104	1:1000@A3	EXISTING SITE PLAN



**PROJECT**  
**ERA NEWCASTLE**  
**124 - 126 BULL STREET, NEWCASTLE**  
**WEST**

**FENDER KATSALIDIS**  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

**ISSUE PURPOSE**  
DEVELOPMENT APPLICATION



**REV.**  
**09**  
**DRAWING NO.**  
**DA030**





BIMcloud: kaspdrbim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODELS/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION					
01	PRE DEVELOPMENT APPLICATION	IM	19.04.2018	09	ISSUE FOR REVIEW
02	DEVELOPMENT APPLICATION	MP	29.08.2018	10	TOWER A AND B SCHEMATIC DESIGN
03	DEVELOPMENT APPLICATION FOR COUNCIL	BB	19.08.2019	11	SECTION 4.55 APPLICATION SUBMISSION
04	DEVELOPMENT APPLICATION, AMENDED	NZ	22.05.2020	12	DEVELOPMENT APPLICATION
05	FOR HUNTER AND CENTRAL COAST REGIONAL PLANNING PANEL SUBMISSION	NZ	26.02.2021	13	UDRP AND COUNCIL RFI AMENDMENT ISSUE
06	FOR COUNCIL DISCUSSION	PM	28.11.2022	14	COUNCIL RFI 2
07	CONCEPT DESIGN ISSUE	RAS	03.02.2023		
08	TOWER B - SCHEMATIC DESIGN	AR	03.03.2023		

QUALITY ASSURANCE	(FK IS A CERTIFIED COMPANY TO ISO 9001:2015)
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<input checked="" type="checkbox"/> SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	21.03.2025	RM	23.04.2025	22104	1:1000@A3

**PROJECT**  
**ERA NEWCASTLE**  
**124 - 126 BULL STREET, NEWCASTLE**  
**WEST**

**DRAWING TITLE**  
**PROPOSED SITE PLAN**

**FENDER KATSALIDIS**  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

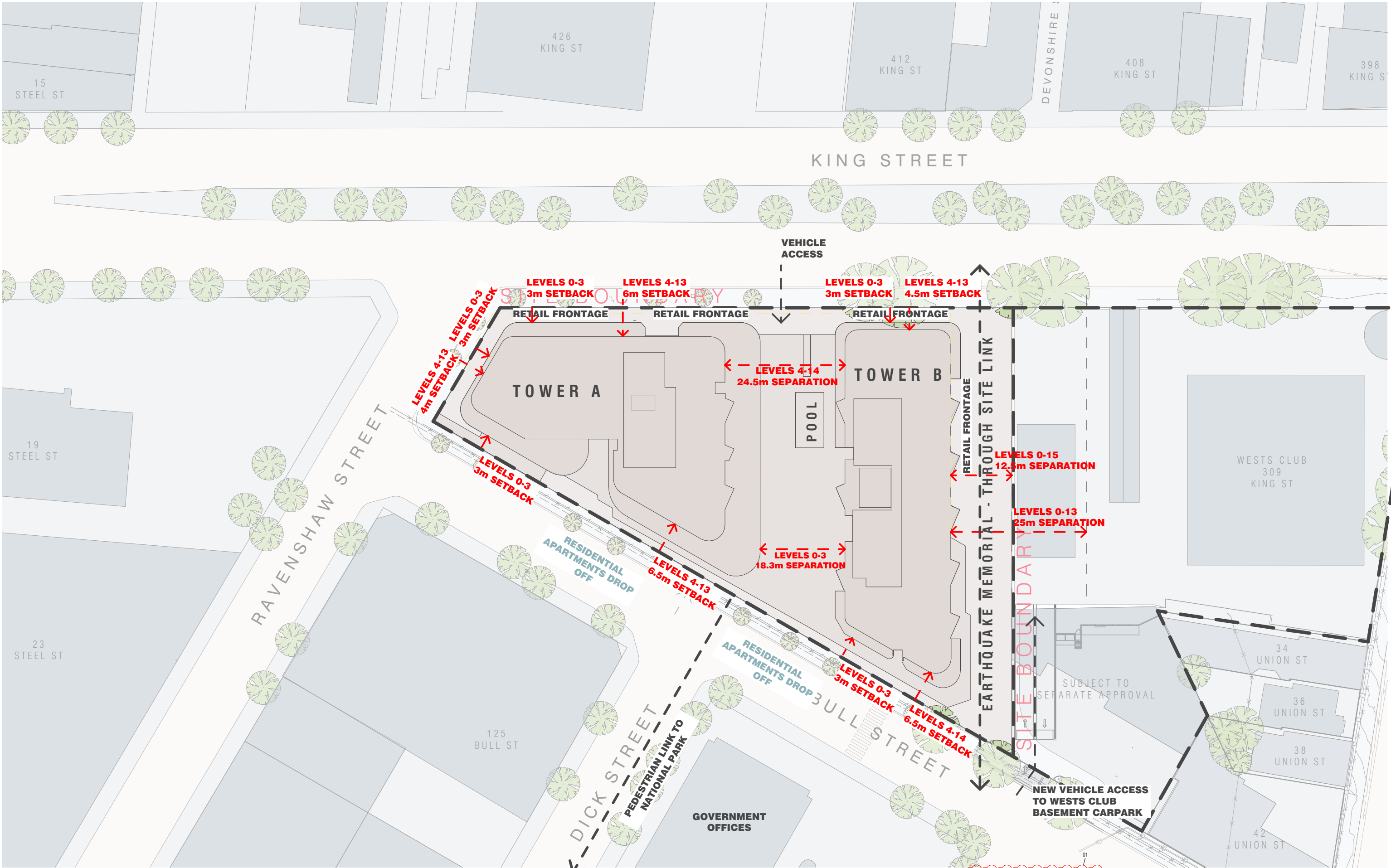
**ISSUE PURPOSE**  
**DEVELOPMENT APPLICATION**



**REV.**  
**14**

**DRAWING NO.**  
**DA031**





BIMcloud: kaspdrbim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODELS/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION	MP	11.04.2018	09	ISSUE FOR REVIEW	RAS	06.04.2023
01	PRE DEVELOPMENT APPLICATION	MP	10	TOWER A AND B SCHEMATIC DESIGN	TF	17.05.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	NZ	11	SECTION 4.55 APPLICATION SUBMISSION	TF	06.06.2023
03	DEVELOPMENT APPLICATION - AMENDED	NZ	12	DEVELOPMENT APPLICATION	TA	16.10.2024
04	FOR HUNTER AND CENTRAL COAST REGIONAL PLANNING PANEL SUBMISSION	NZ	13	UDRP AND COUNCIL RFI AMENDMENT ISSUE	TF	21.03.2025
05	FOR COUNCIL DISCUSSION	PM	14	COUNCIL RFI 2	FK	24.04.2025
06	FOR COUNCIL DISCUSSION	PM				
07	CONCEPT DESIGN ISSUE	RAS				
08	TOWER B - SCHEMATIC DESIGN	AR				

REVISION	MP	11.04.2018	09	ISSUE FOR REVIEW	RAS	06.04.2023
01	PRE DEVELOPMENT APPLICATION	MP	10	TOWER A AND B SCHEMATIC DESIGN	TF	17.05.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	NZ	11	SECTION 4.55 APPLICATION SUBMISSION	TF	06.06.2023
03	DEVELOPMENT APPLICATION - AMENDED	NZ	12	DEVELOPMENT APPLICATION	TA	16.10.2024
04	FOR HUNTER AND CENTRAL COAST REGIONAL PLANNING PANEL SUBMISSION	NZ	13	UDRP AND COUNCIL RFI AMENDMENT ISSUE	TF	21.03.2025
05	FOR COUNCIL DISCUSSION	PM	14	COUNCIL RFI 2	FK	24.04.2025
06	FOR COUNCIL DISCUSSION	PM				
07	CONCEPT DESIGN ISSUE	RAS				
08	TOWER B - SCHEMATIC DESIGN	AR				

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☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.

☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.

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**DRAWN** TA

**DATE** 21.03.2025

**CHECKED** RM

**PLOT DATE** 23.04.2025

**JOB NO.** 22104

**SCALE** N.T.S.@A3

**PROJECT**

ERA NEWCASTLE

124 - 126 BULL STREET, NEWCASTLE

WEST

**DRAWING TITLE**

URBAN PLANNING - PROPOSED

**ISSUE PURPOSE**

DEVELOPMENT APPLICATION

**FENDER KATSAIDIS**

WWW.FKAUSTRALIA.COM

L21, 259 GEORGE STREET, SYDNEY

NEW SOUTH WALES 2000 AUSTRALIA

TELEPHONE: +61 2 8216 3500

FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

**REV.** 14

**DRAWING NO.** DA032



- Amendments Schedule
- 01. Project address updated
  - 02. Revision clouds identified
  - 03. Setback annotations included
  - 04. Easement location removed from upper levels
  - 05. Building Height clarifications
  - 06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
  - 08.1. Rooftop C.O.S. area clarification Tower A plan included
  - 08.2. Rooftop C.O.S. area clarification Tower B plan included
  - 09.1. Views from the Sun diagrams included
  - 09.2. Shadow Diagrams clarified
  - 09.3. Shadow Diagrams clarified

- Amendments Schedule
- 10. Lift Clarification by GWH & GYDE
  - 11. Storage Cages Schedule amended
  - 12. Storage Cages clarified for B1 1303 &1209, GF 1209, L1 1409
  - 13. Carparking Space use shown in colour for clarification
  - 14.1. Bicycle Parking Schedule added
  - 14.2. Bicycle Parking Schedule added
  - 15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
  - 16. Storage cages amended to have door access setback from driveway edges
  - 17. Bin Holding Room relocated from King Street to Bull Street
  - 18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
  - 19. Approved Memorial Walkway design reinstated
  - 20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  - 21. Tower A internal corner apartment balcony size increased

MATERIAL LEGENDS

- C1

NATURAL IN-SITU CONCRETE
- C2

POLISHED PRECAST CONCRETE WITH LIGHT AND DARK AGGREGATE
- C3

PRECAST CONCRETE BALUSTRADE WITH VERTICAL RIB PATTERN
- C4

PRECAST CONCRETE LIGHT GREY PAINT FINISH
- G1

SINGLE AND DOUBLE GLAZING
- G2

METAL BACK GLASS PANELS
- G3

CLEAR GLASS BALUSTRADE
- G4

CLEAR GLASS LOUVRES
- M1

BRONZE POWDERCOAT ALUMINIUM PANELS
- M2

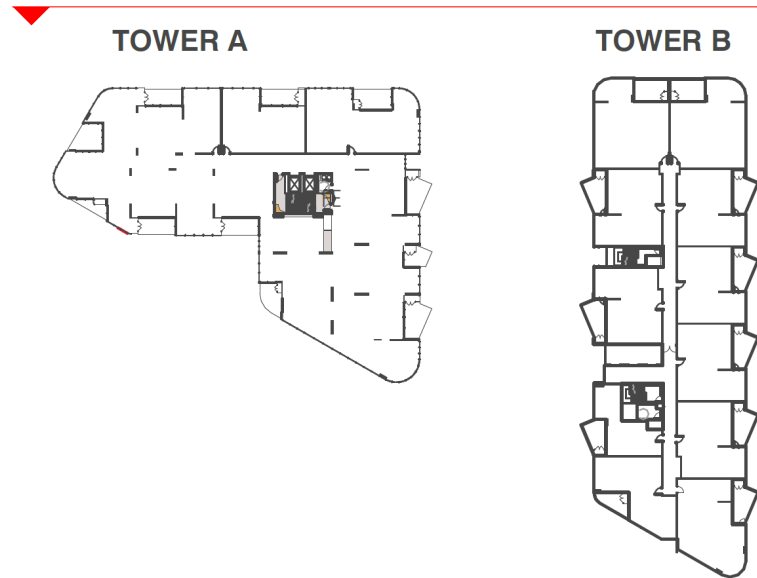
GREY POWDERCOAT ALUMINIUM MULLIONS AND FRAMES
- L1

CHARCOAL GREY POWDERCOAT ALUMINIUM HORIZONTAL AND VERTICAL LOUVRES
- L2

BRONZE POWDERCOAT ALUMINIUM HORIZONTAL AND VERTICAL LOUVRES



1 NORTH ELEVATION  
SCALE 1 : 200



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REVISION		REVISION
08	TOWER B - SCHEMATIC DESIGN	FK 03.03.2023
09	ISSUE FOR REVIEW	FK 06.04.2023
10	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK 04.10.2023
11	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK 06.10.2023
12	SECTION 4.55 RFI SUBMISSION	FK 30.11.2023
13	DEVELOPMENT APPLICATION	FK 16.10.2024
14	DRAFT ISSUE	FK 10.03.2025
15	UDRP ISSUE	FK 12.03.2025
16	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
17	COUNCIL RFI 2	FK 24.04.2025

QUALITY ASSURANCE (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

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- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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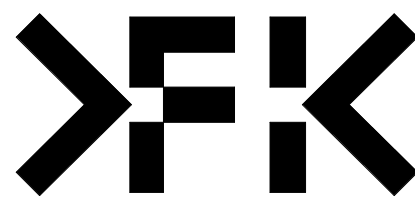
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200@A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAUDIS (AUSTRALIA) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 17  
DRAWING NO. DA101



- Amendments Schedule
- 01. Project address updated
  - 02. Revision clouds identified
  - 03. Setback annotations included
  - 04. Easement location removed from upper levels
  - 05. Building Height clarifications
  - 06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
  - 08.1. Rooftop C.O.S. area clarification Tower A plan included
  - 08.2. Rooftop C.O.S. area clarification Tower B plan included
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  - 21. Tower A internal corner apartment balcony size increased

MATERIAL LEGENDS

- C1

NATURAL IN-SITU CONCRETE
- C2

POLISHED PRECAST CONCRETE WITH LIGHT AND DARK AGGREGATE
- C3

PRECAST CONCRETE BALUSTRADE WITH VERTICAL RIB PATTERN
- C4

PRECAST CONCRETE LIGHT GREY PAINT FINISH
- G1

SINGLE AND DOUBLE GLAZING
- G2

METAL BACK GLASS PANELS
- G3

CLEAR GLASS BALUSTRADE
- G4

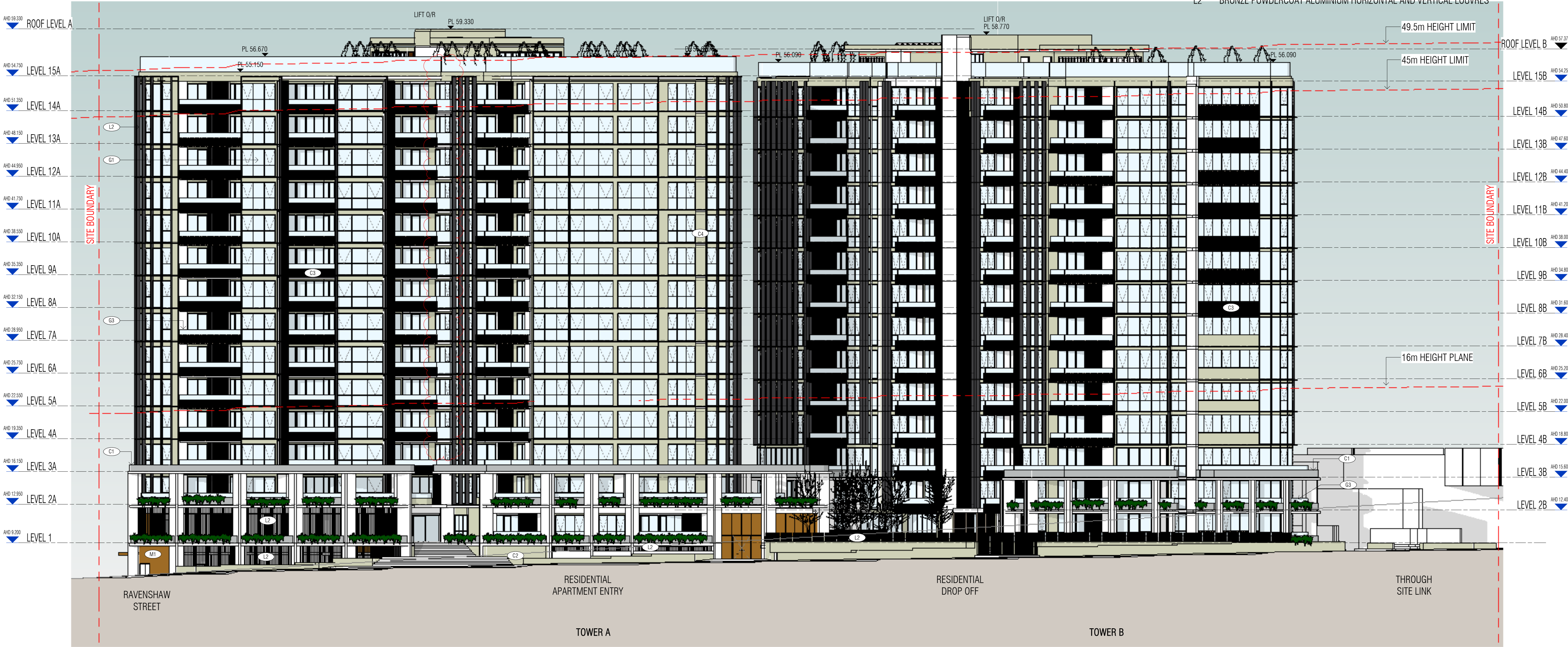
CLEAR GLASS LOUVRES
- M1

BRONZE POWDERCOAT ALUMINIUM PANELS
- M2

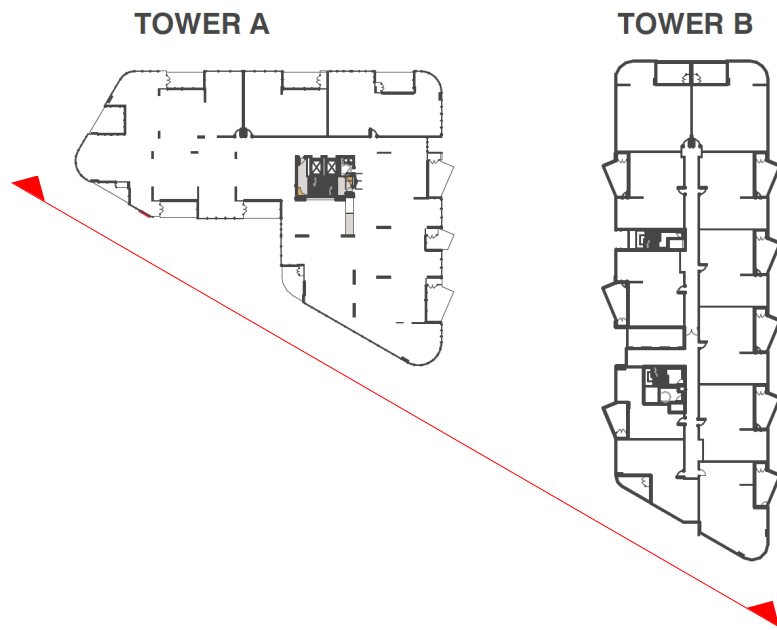
GREY POWDERCOAT ALUMINIUM MULLIONS AND FRAMES
- L1

CHARCOAL GREY POWDERCOAT ALUMINIUM HORIZONTAL AND VERTICAL LOUVRES
- L2

BRONZE POWDERCOAT ALUMINIUM HORIZONTAL AND VERTICAL LOUVRES



1 SOUTH ELEVATION - DA



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REVISION			
05	CONCEPT DESIGN ISSUE	FK	03.02.2023
06	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
07	ISSUE FOR REVIEW	FK	06.04.2023
08	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
09	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
10	DEVELOPMENT APPLICATION	FK	16.10.2024
11	DRAFT ISSUE	FK	10.03.2025
12	UDRP ISSUE	FK	12.03.2025
13	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
14	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE

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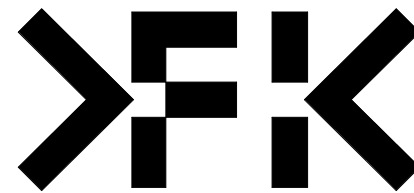
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200 @A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

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TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 14  
DRAWING NO. DA102



- Amendments Schedule
01. Project address updated
  02. Revision clouds identified
  03. Setback annotations included
  04. Easement location removed from upper levels
  05. Building Height clarifications
  06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
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  - 09.1. Views from the Sun diagrams included
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  - 09.3. Shadow Diagrams clarified

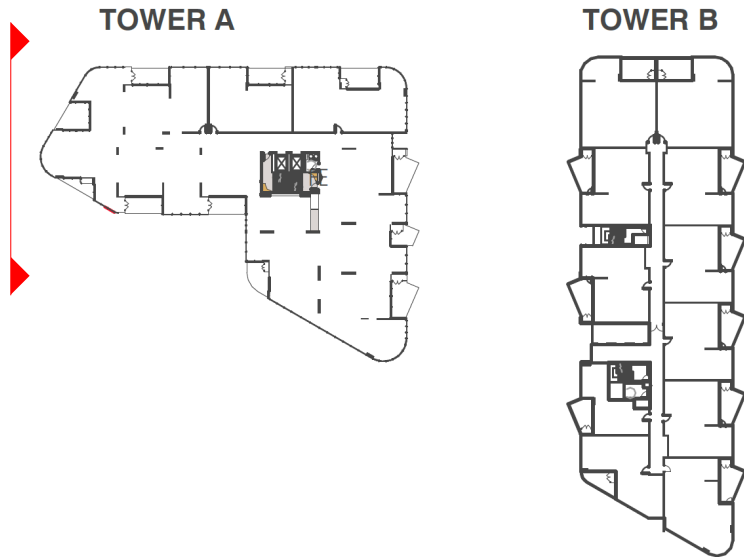
- Amendments Schedule
10. Lift Clarification by GWH & GYDE
  11. Storage Cages Schedule amended
  12. Storage Cages clarified for B1 1303 &1209, GF 1209, L1 1409
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  - 14.1. Bicycle Parking Schedule added
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  18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
  19. Approved Memorial Walkway design reinstated
  20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  21. Tower A internal corner apartment balcony size increased

MATERIAL LEGENDS

- |    |  |
|----|--|
| C1 | NATURAL IN-SITU CONCRETE   |
| C2 | POLISHED PRECAST CONCRETE WITH LIGHT AND DARK AGGREGATE            |
| C3 | PRECAST CONCRETE BALUSTRADE WITH VERTICAL RIB PATTERN              |
| C4 | PRECAST CONCRETE LIGHT GREY PAINT FINISH                           |
| G1 | SINGLE AND DOUBLE GLAZING  |
| G2 | METAL BACK GLASS PANELS  |
| G3 | CLEAR GLASS BALUSTRADE   |
| G4 | CLEAR GLASS LOUVRES  |
| M1 | BRONZE POWDERCOAT ALUMINIUM PANELS                                 |
| M2 | GREY POWDERCOAT ALUMINIUM MULLIONS AND FRAMES                      |
| L1 | CHARCOAL GREY POWDERCOAT ALUMINIUM HORIZONTAL AND VERTICAL LOUVRES |
| L2 | BRONZE POWDERCOAT ALUMINIUM HORIZONTAL AND VERTICAL LOUVRES        |



1 WEST ELEVATION - DA



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REVISION			REVISION
06	ISSUE FOR REVIEW	FK	06.04.2023
07	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
08	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
09	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
10	RFI AMENDMENTS SHOWN CLOUDED	FK	03.11.2023
11	DEVELOPMENT APPLICATION	FK	16.10.2024
12	DRAFT ISSUE	FK	10.03.2025
13	UDRP ISSUE	FK	12.03.2025
14	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
15	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE

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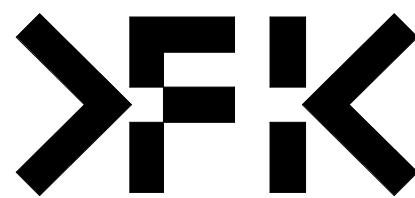
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200@A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 15  
DRAWING NO. DA103

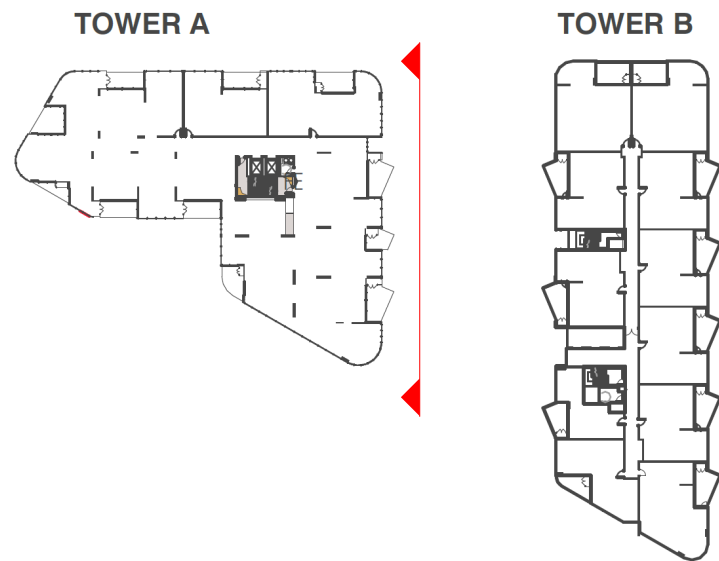
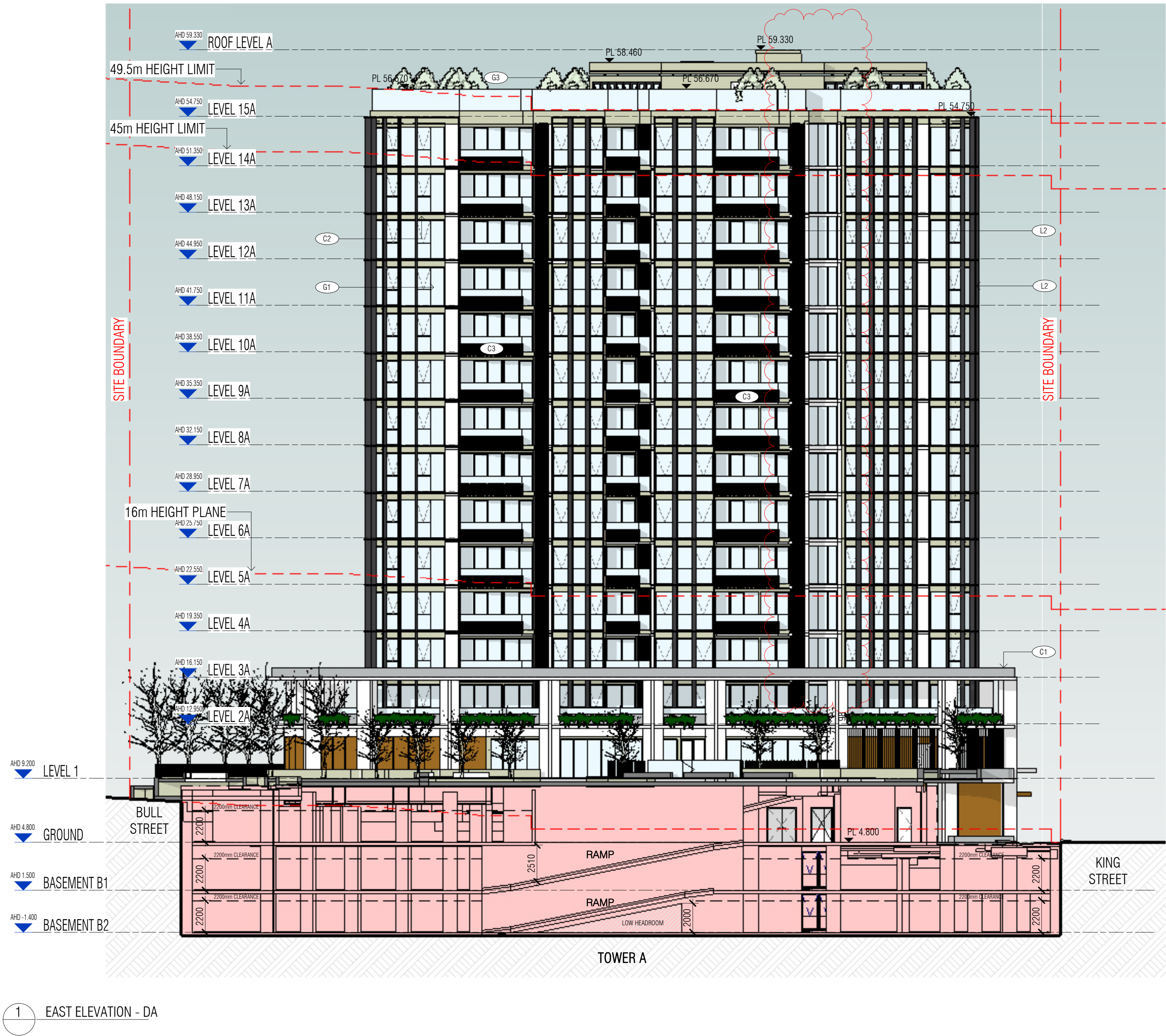


- Amendments Schedule
01. Project address updated
  02. Revision clouds identified
  03. Setback annotations included
  04. Easement location removed from upper levels
  05. Building Height clarifications
  06. Labelling updated on Natural Ventilation plans
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MATERIAL LEGENDS

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|----|--|
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| G4 | CLEAR GLASS LOUVRES  |
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REVISION			REVISION
10	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
11	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
12	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
13	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
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16	DRAFT ISSUE	FK	10.03.2025
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REVISION

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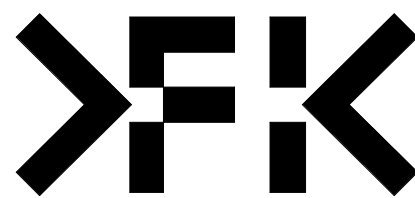
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200@A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV.  
19

DRAWING NO.  
DA104

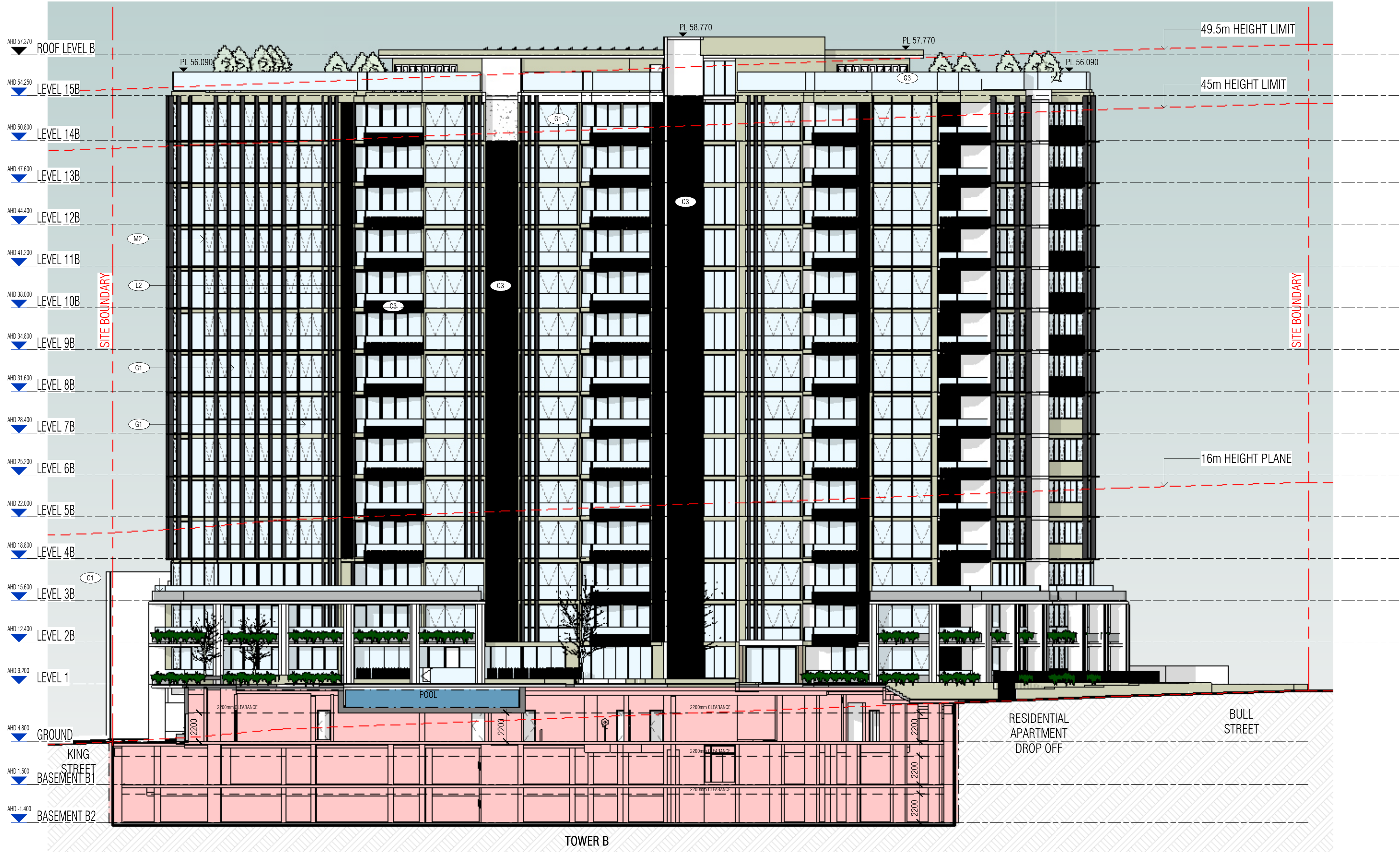


- Amendments Schedule
01. Project address updated
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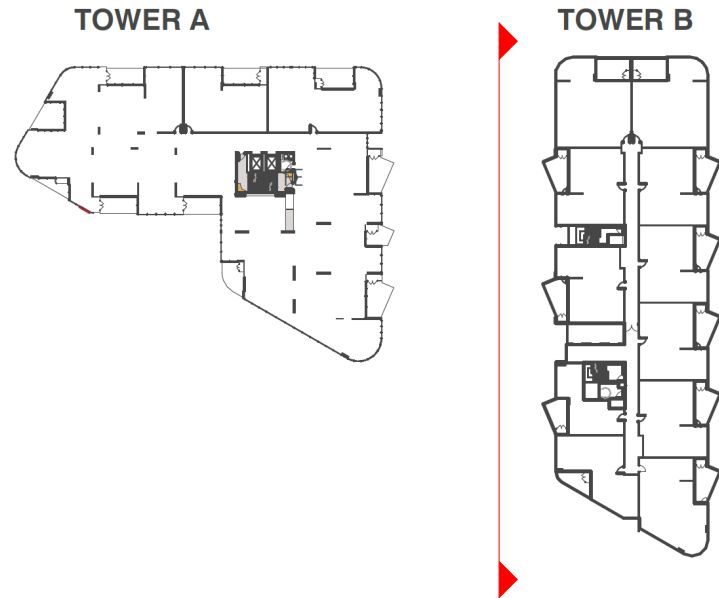
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1 WEST 2 ELEVATION - DA



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REVISION			REVISION
09	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
10	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
11	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
12	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
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15	DRAFT ISSUE	FK	10.03.2025
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17	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
18	COUNCIL RFI 2	FK	24.04.2025

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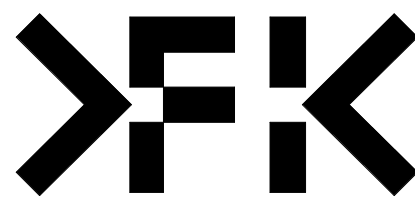
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200@A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 250 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 18  
DRAWING NO. DA105

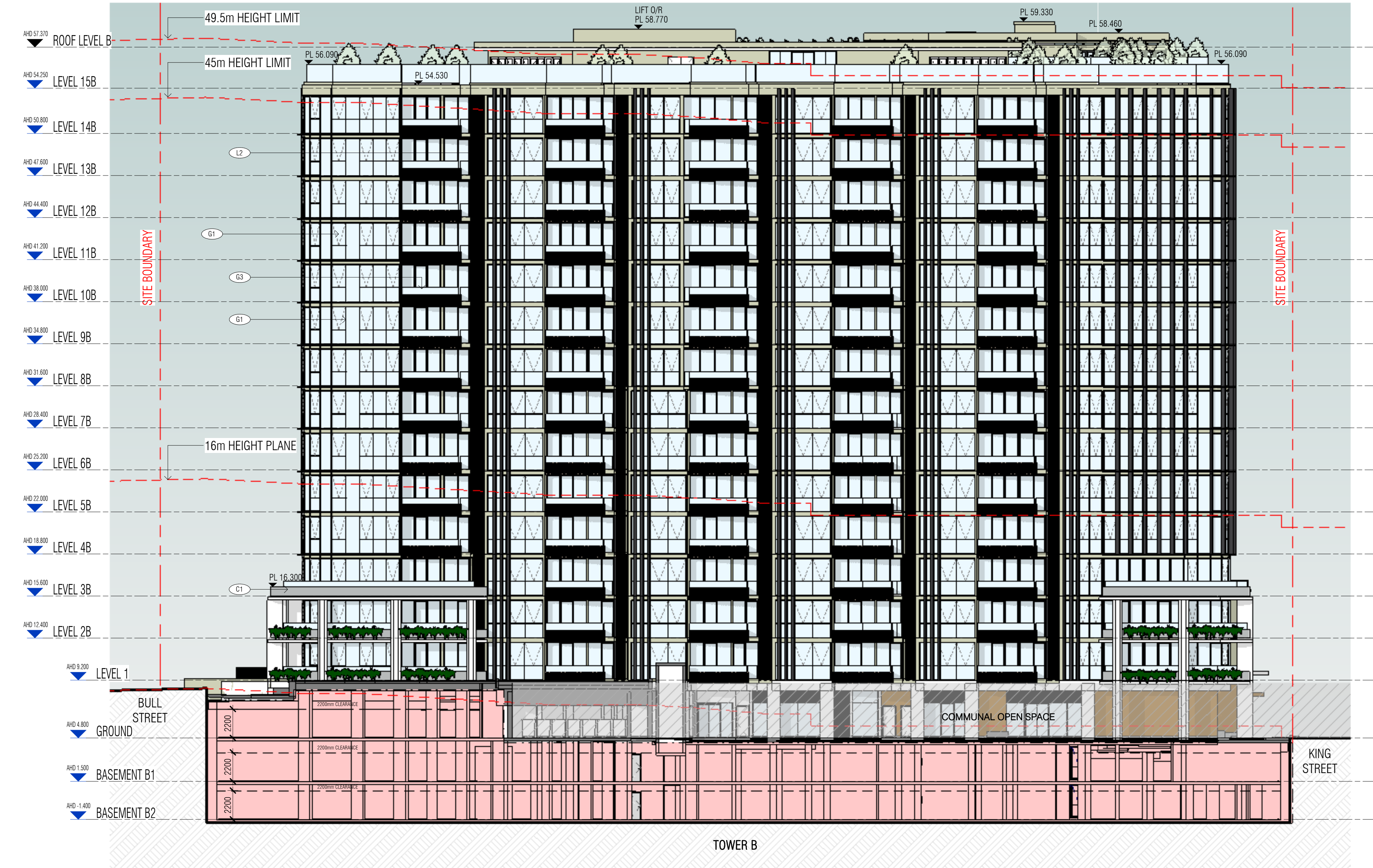


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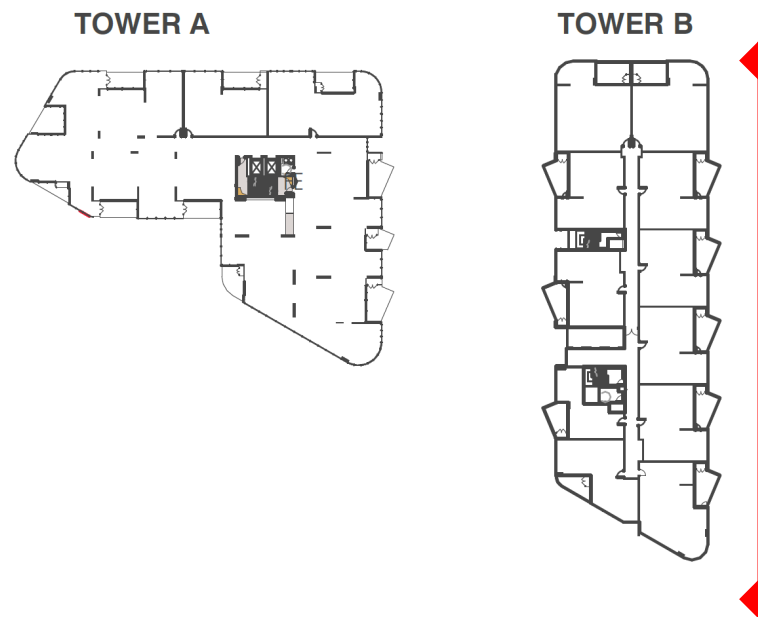
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- |    |  |
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1 EAST 2 ELEVATION - DA



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REVISION			
06	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
07	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
08	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
09	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
10	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
11	DEVELOPMENT APPLICATION	FK	16.10.2024
12	DRAFT ISSUE	FK	10.03.2025
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REVISION

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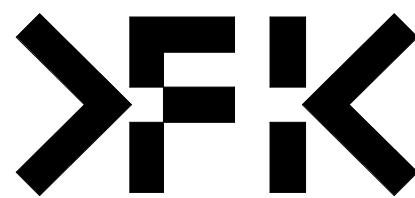
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200@A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

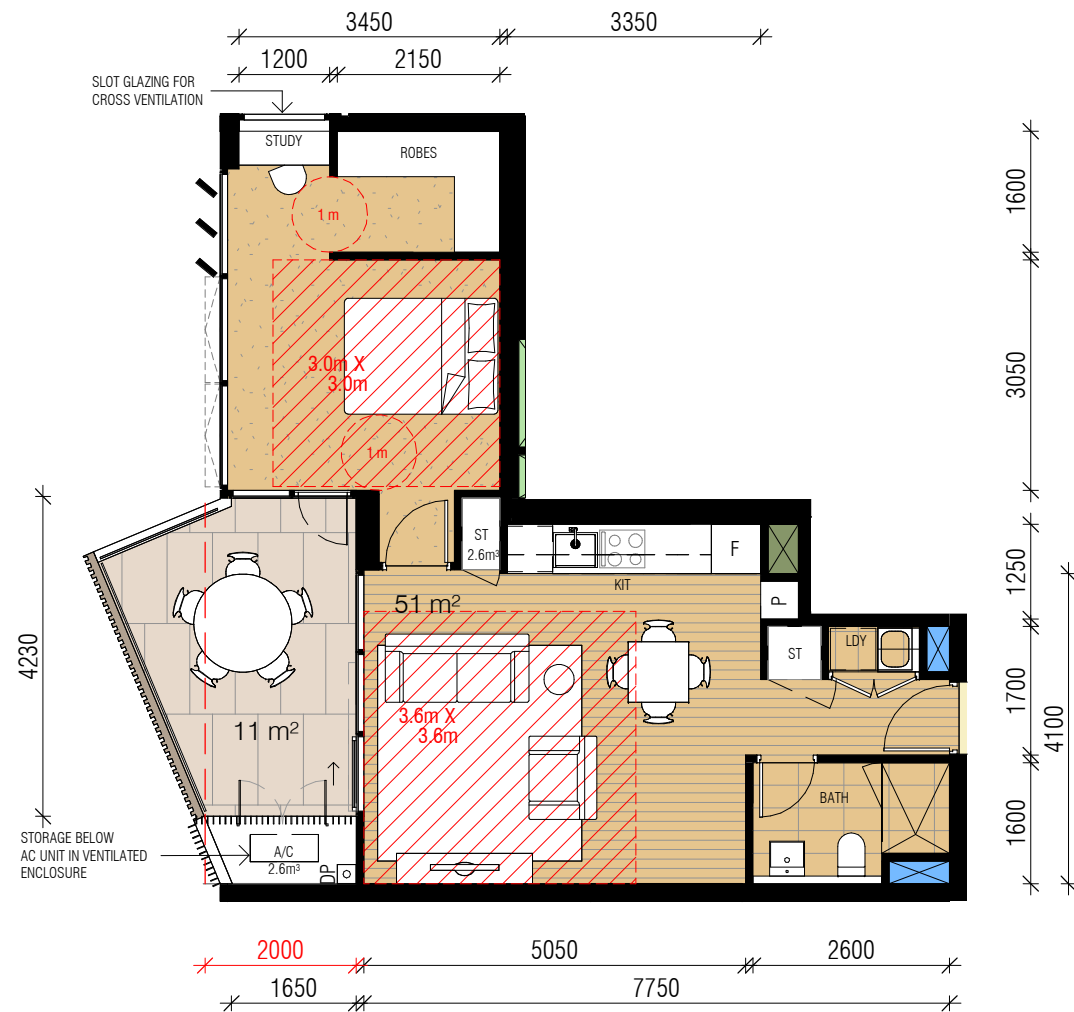
FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 15  
DRAWING NO. DA106

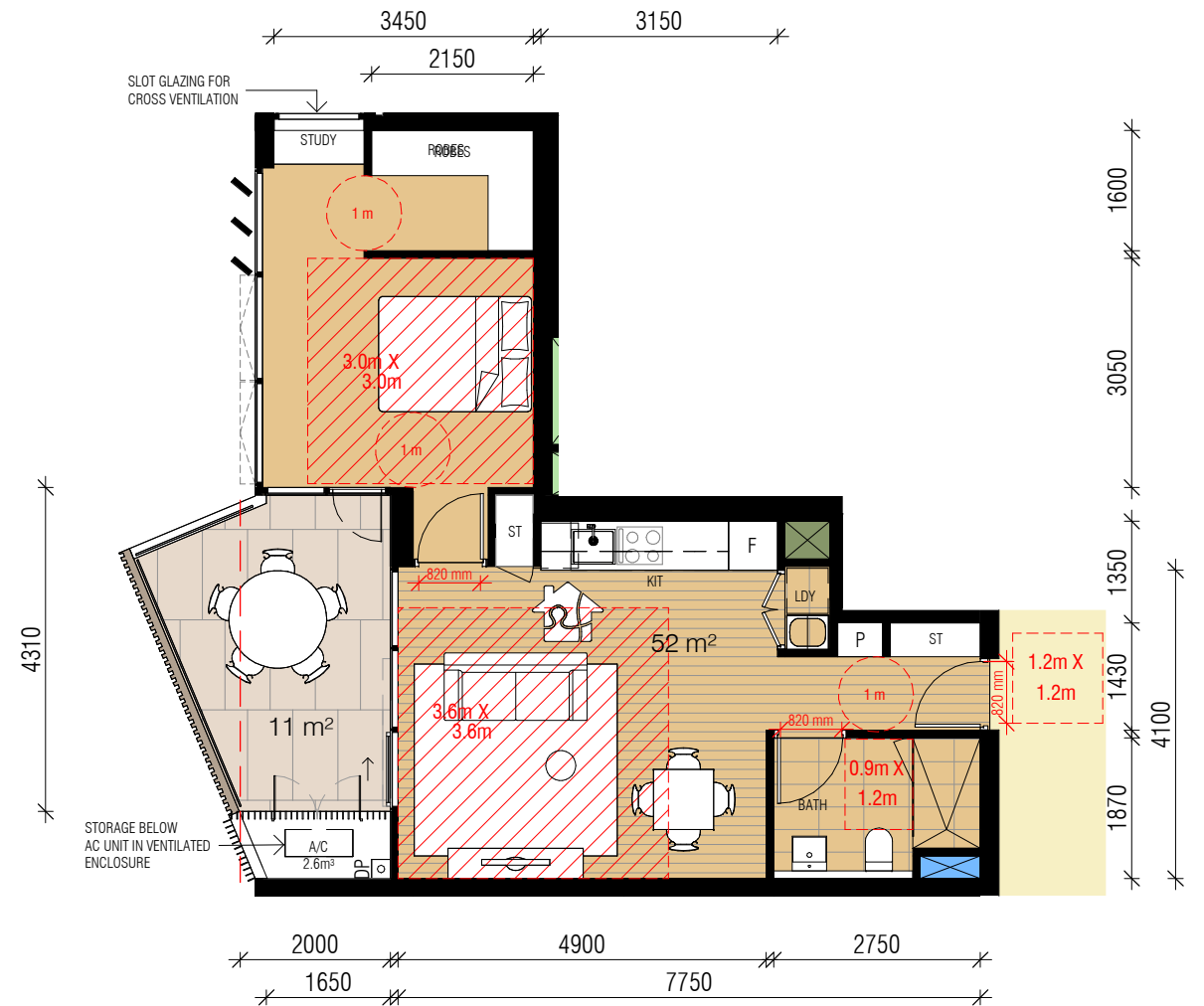
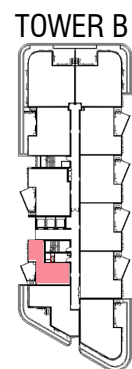
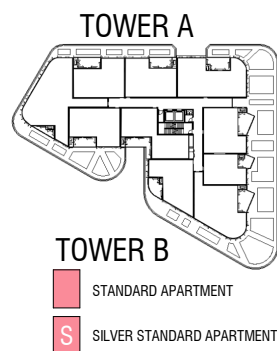




## APARTMENT TYPE 1A

TYPICAL ONE BED APARTMENT

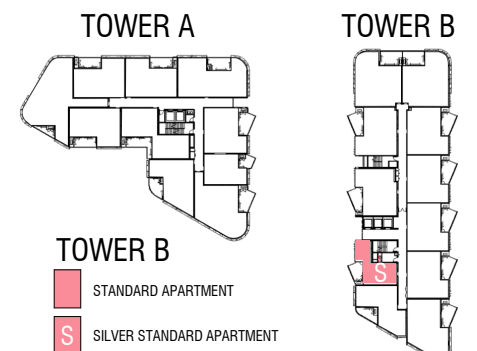
LOCATION : WEST FACADE  
QUANTITY : 10  
LEVELS : 2,3,7 - 14



## APARTMENT TYPE 1B - SILVER LIVABLE

TYPICAL ONE BED APARTMENT

LOCATION : WEST FACADE  
QUANTITY : 3  
LEVELS : 4,5,6



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REVISION		REVISION
01	ISSUE FOR REVIEW	FK 19.08.2019
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK 19.08.2019
03	DEVELOPMENT APPLICATION	FK 16.10.2024
04	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
05	COUNCIL RFI 2	FK 24.04.2025

REVISION

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
TOWER B - APARTMENT TYPES 1A & 1B

FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION



REV.	DRAWING NO.
05	DA120

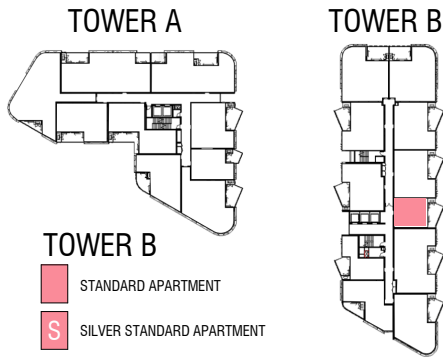




APARTMENT TYPE 1C

TYPICAL ONE BED APARTMENT

LOCATION : EAST FACADE  
QUANTITY : 7  
LEVELS : 8 - 14



Autodesk Docs/22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.rvt

REVISION

01	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
02	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
03	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
04	TOWER A SCHEMATIC DESIGN RAC	FK	18.04.2023
05	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
06	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
07	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
08	DEVELOPMENT APPLICATION	FK	16.10.2024
09	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
10	COUNCIL RFI 2	FK	24.04.2025

REVISION

01	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
02	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
03	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
04	TOWER A SCHEMATIC DESIGN RAC	FK	18.04.2023
05	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
06	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
07	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
08	DEVELOPMENT APPLICATION	FK	16.10.2024
09	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
10	COUNCIL RFI 2	FK	24.04.2025

QUALITY ASSURANCE

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☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT

ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
TOWER B - APARTMENT TYPES 1C

FENDER KATSALIDIS

WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTHBANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION



REV.	DRAWING NO.
10	DA121

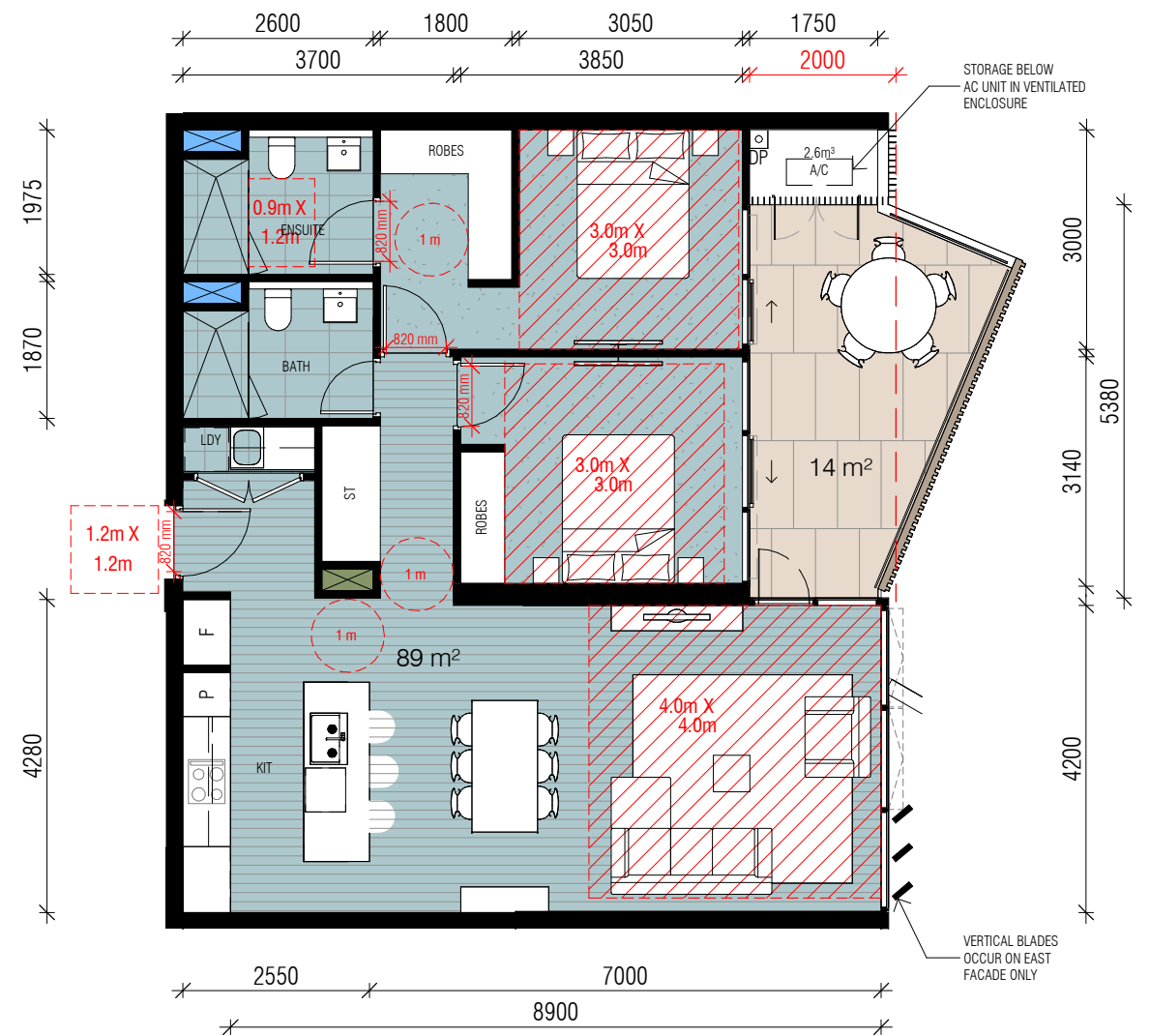




## APARTMENT TYPE 2A

TYPICAL TWO BED APARTMENT

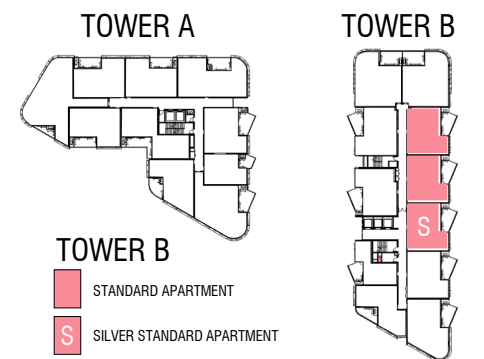
LOCATION: EAST FACADE  
QUANTITY: 22  
LEVELS: 1 -14



## APARTMENT TYPE 2B - SILVER LIVEABLE

TYPICAL TWO BED APARTMENT

LOCATION: EAST FACADE  
QUANTITY: 13  
LEVELS: 1-11



Autodesk Docs://21104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.rvt

### REVISION

REVISION	DATE	BY	REVISION
01	17.05.2023	FK	TOWER B - APARTMENT TYPE 1C
02	19.08.2019	FK	DEVELOPMENT APPLICATION FOR COUNCIL
03	03.03.2023	FK	TOWER B - SCHEMATIC DESIGN
04	17.05.2023	FK	TOWER A AND B SCHEMATIC DESIGN
05	03.03.2023	FK	TOWER A AND B SCHEMATIC DESIGN
06	06.06.2023	FK	SECTION 4.55 RFI APPLICATION SUBMISSION
07	19.08.2019	FK	SECTION 4.55 RFI SUBMISSION
08	16.10.2024	FK	DEVELOPMENT APPLICATION
09	21.03.2025	FK	UDRP AND COUNCIL RFI AMENDMENT ISSUE
	24.04.2025	FK	COUNCIL RFI 2

### QUALITY ASSURANCE

QUALITY ASSURANCE	(FK IS A CERTIFIED COMPANY TO ISO 9001:2015)
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<input checked="" type="checkbox"/> SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.	
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

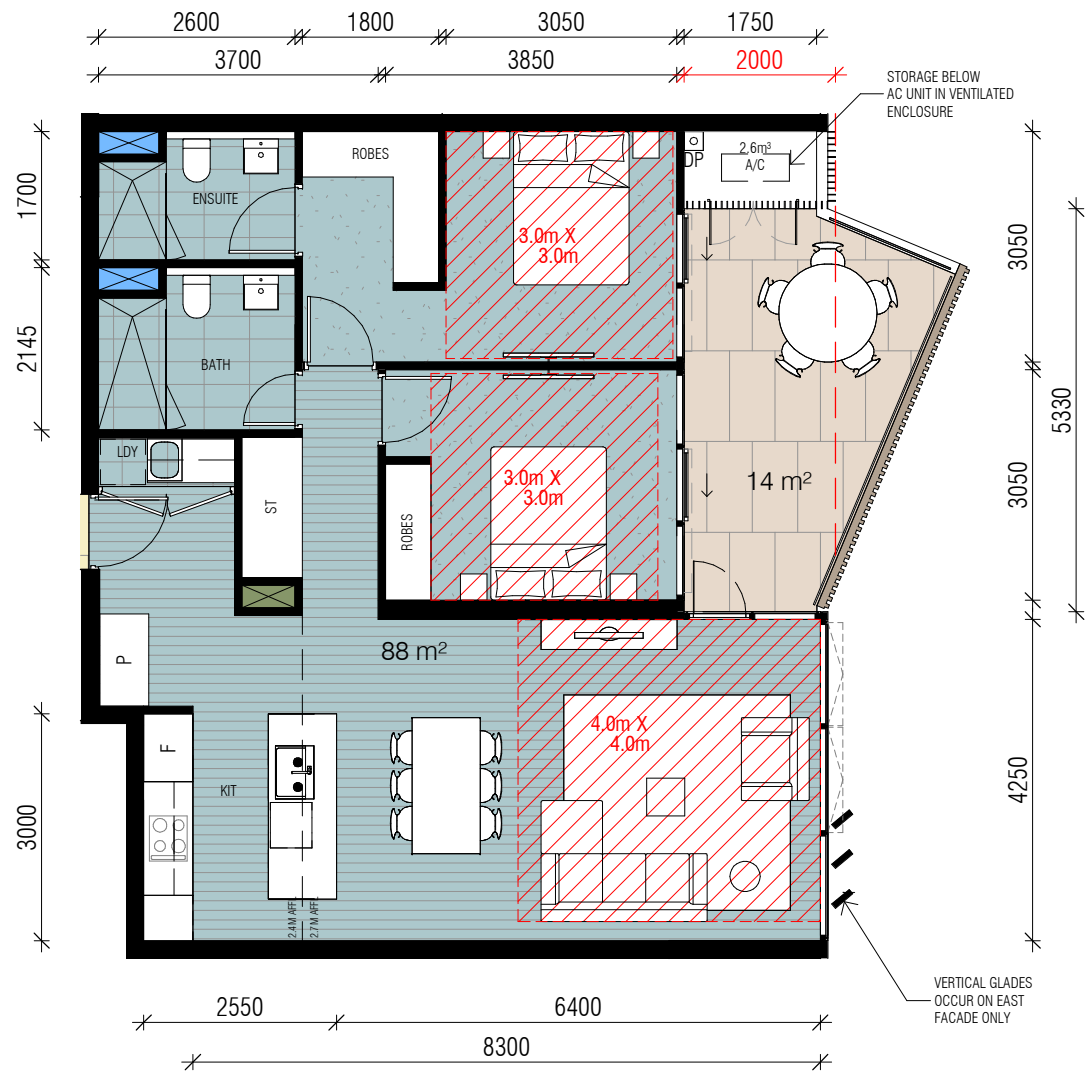
DRAWING TITLE
TOWER B - APARTMENT TYPES 2A & 2B

FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION

REV. 09  
DRAWING NO. DA122

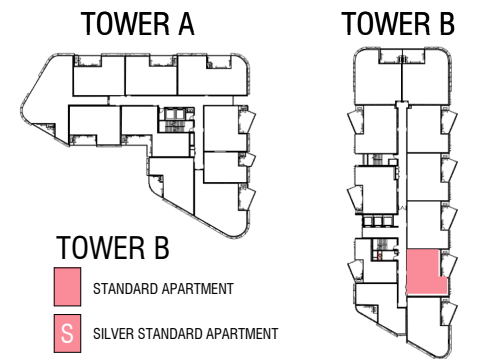




## APARTMENT TYPE 2C

TYPICAL TWO BED APARTMENT  
WITH SERVICE RISERS TO CORRIDOR AT REAR

LOCATION: EAST FACADE  
QUANTITY: 7  
LEVELS: 1-7



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### REVISION

REVISION	DATE	BY	REVISION
01	19.08.2019	FK	SECTION 4.55 RFI SUBMISSION
02	16.10.2024	FK	DEVELOPMENT APPLICATION
03	21.03.2025	FK	UDRP AND COUNCIL RFI AMENDMENT ISSUE
04	24.04.2025	FK	COUNCIL RFI 2

### QUALITY ASSURANCE

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☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

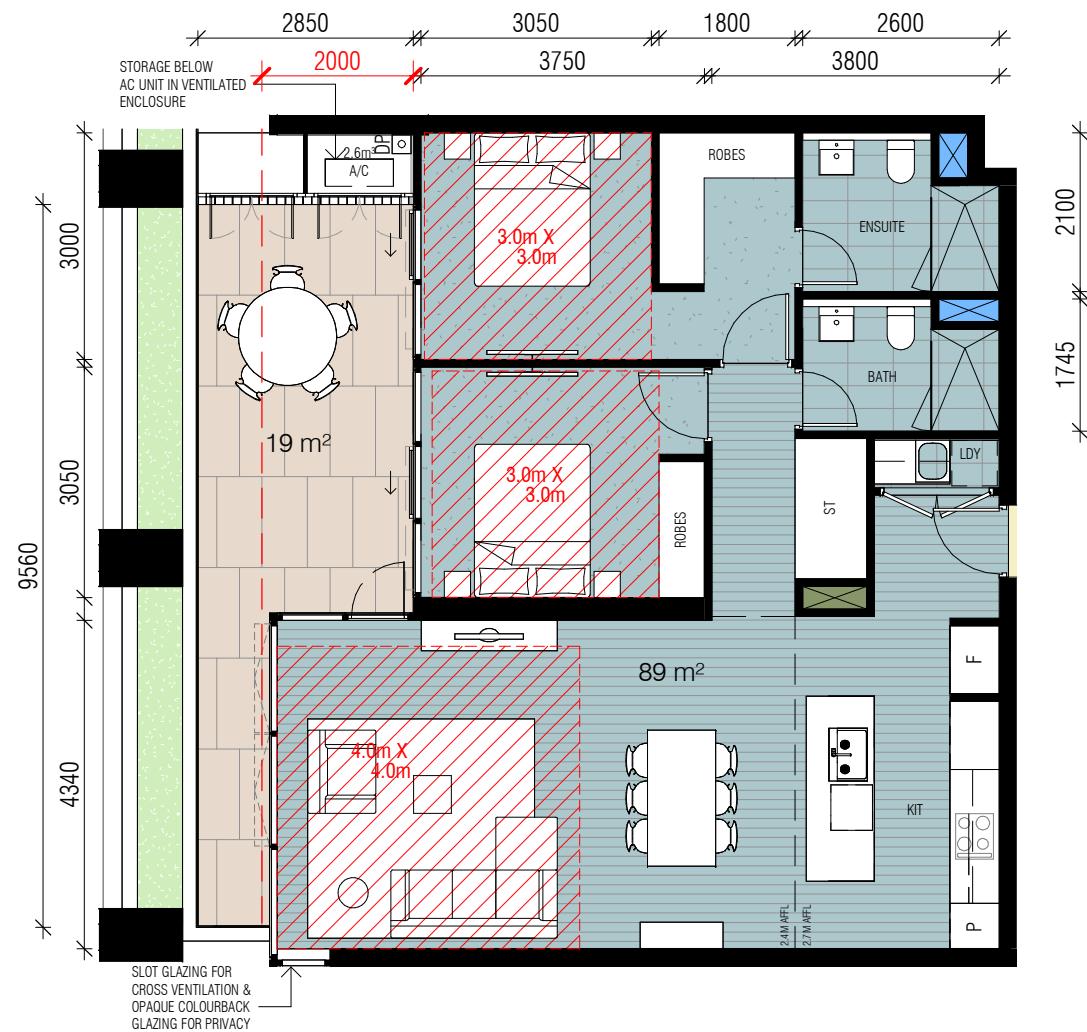
DRAWING TITLE
TOWER B - APARTMENT TYPES 2C

FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION

REV. 04  
DRAWING NO. DA123

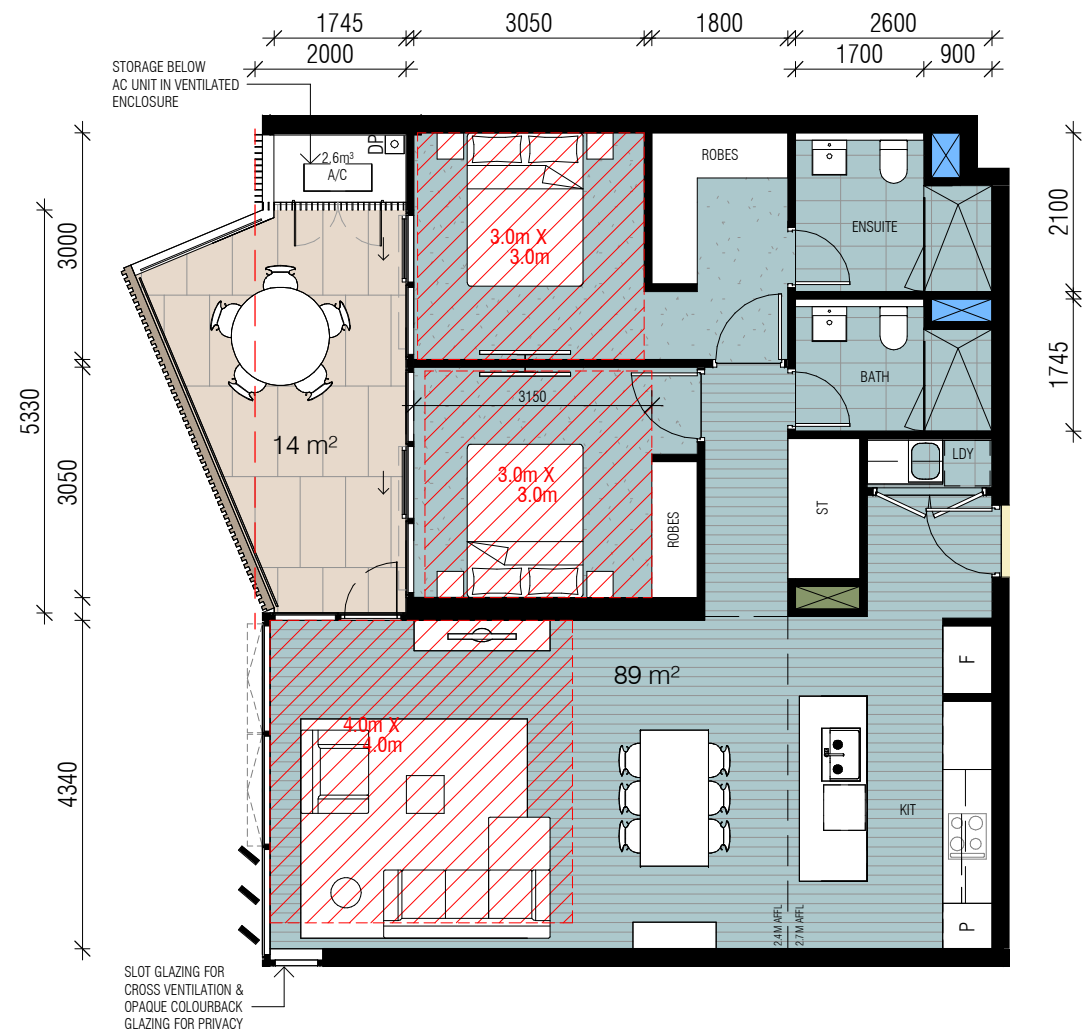
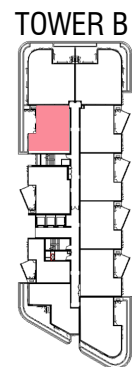
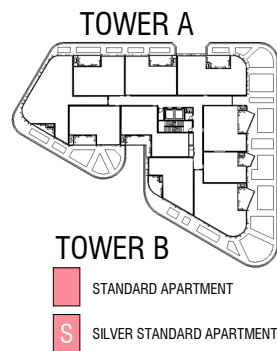




APARTMENT TYPE 2D LOWER

TYPICAL PODIUM TWO BED APARTMENT WITH TERRACE

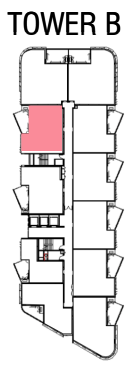
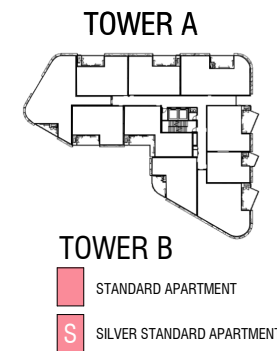
LOCATION: WEST FACADE  
QUANTITY: 3  
LEVELS: 2-3



APARTMENT TYPE 2D UPPER

TYPICAL TOWER TWO BED APARTMENT

LOCATION: WEST FACADE  
QUANTITY: 11  
LEVELS: 4-14



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REVISION			
01	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
03	DEVELOPMENT APPLICATION	FK	16.10.2024
04	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
05	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
TOWER B - APARTMENT TYPES 2D

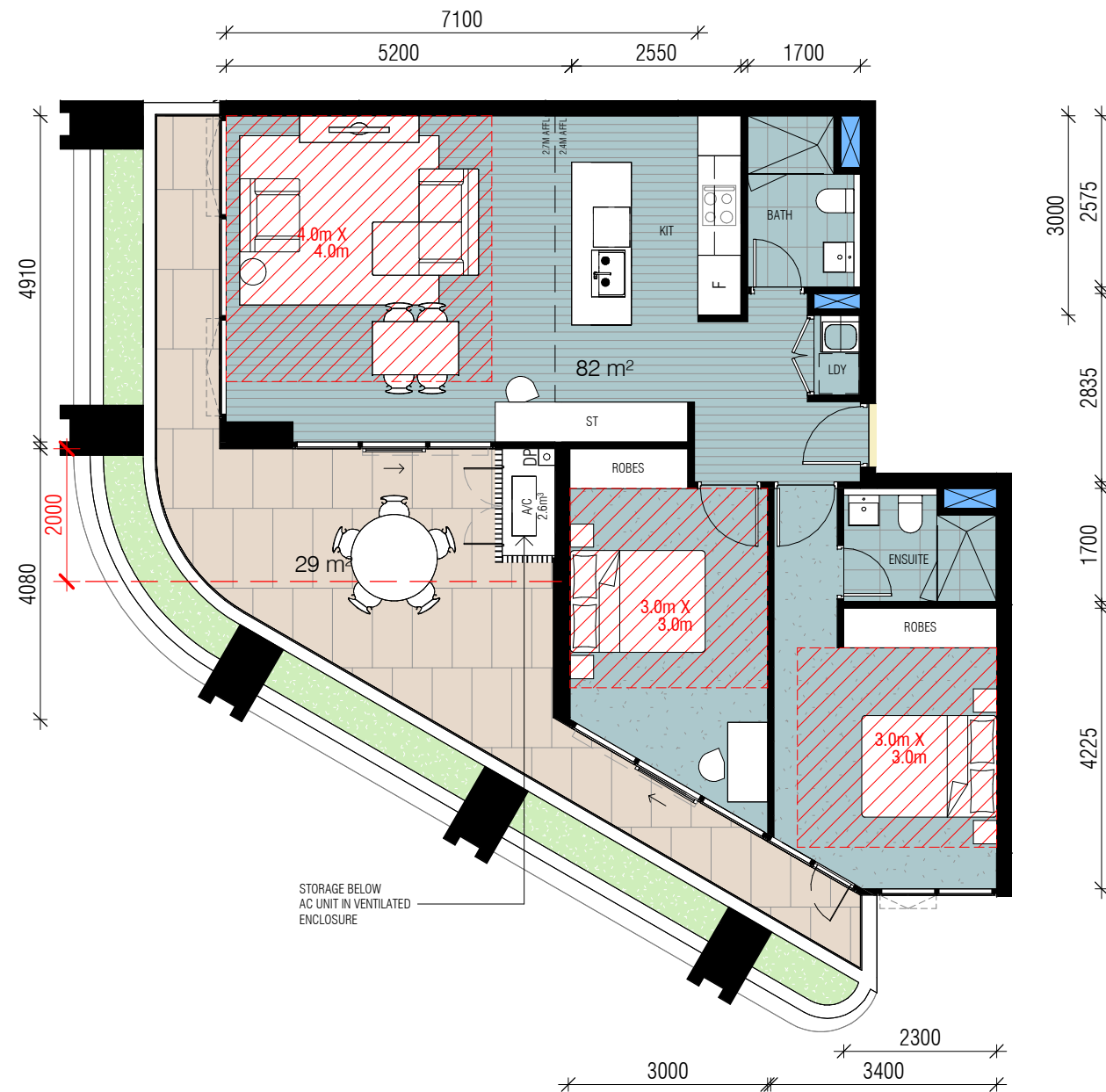
FENDER KATSALIDIS  
 WWW.FKAUSTRALIA.COM  
 2 RIVERSIDE QUAY, SOUTH BANK  
 VICTORIA 3006 AUSTRALIA  
 TELEPHONE: +61 3 8696 3888  
 FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION



REV.	DRAWING NO.
04	DA124

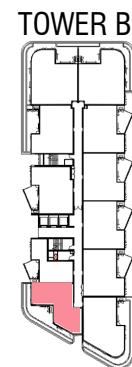
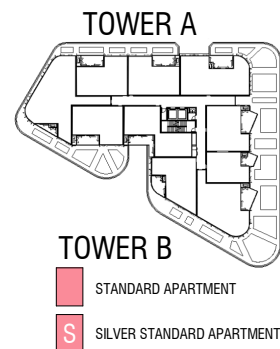




## APARTMENT TYPE 2E LOWER

TYPICAL PODIUM TWO BED APARTMENT

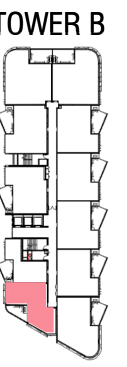
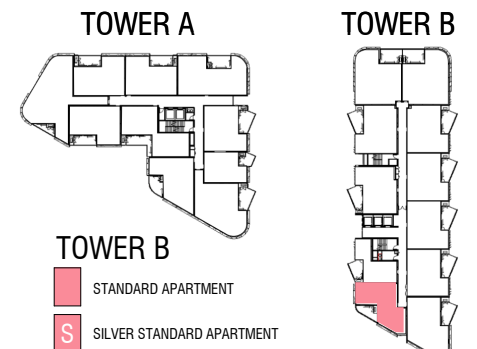
LOCATION: SOUTH WEST CORNER  
QUANTITY: 2  
LEVELS: 2-3



## APARTMENT TYPE 2E UPPER

TYPICAL TOWER TWO BED APARTMENT

LOCATION: SOUTH WEST CORNER  
QUANTITY: 11  
LEVELS: 4-14



Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.rvt

### REVISION

01	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
02	DEVELOPMENT APPLICATION	FK	16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
04	COUNCIL RFI 2	FK	24.04.2025

### REVISION

### QUALITY ASSURANCE

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
TOWER B - APARTMENT TYPES 2E

FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION

REV. 04  
DRAWING NO. DA125





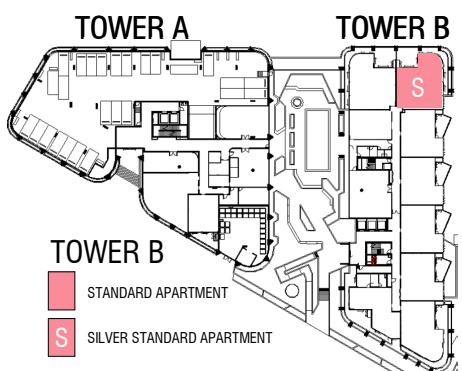




### APARTMENT TYPE 3A - SILVER LIVEABLE

TYPICAL PODIUM THREE BED APARTMENT WITH TERRACE

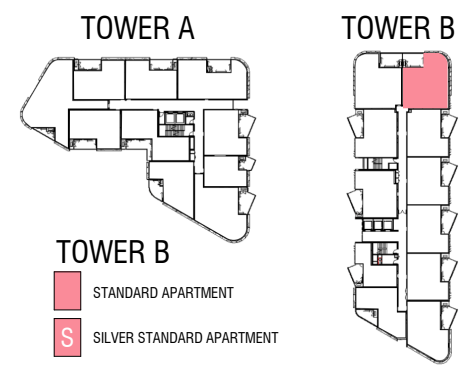
LOCATION: PODIUM NORTH EAST CORNER  
QUANTITY: 4  
LEVELS: 1-4



### APARTMENT TYPE 3B

TYPICAL TOWER THREE BED APARTMENT

LOCATION: NORTH EAST CORNER  
QUANTITY: 10  
LEVELS: 5-14



Autodesk Docs/22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.rvt

REVISION		REVISION
01	DEVELOPMENT APPLICATION FOR COUNCIL	FK 19.08.2019
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK 16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
04	COUNCIL RFI 2	FK 24.04.2025

REVISION		REVISION
01	DEVELOPMENT APPLICATION FOR COUNCIL	FK 19.08.2019
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK 16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
04	COUNCIL RFI 2	FK 24.04.2025

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

01  
PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
TOWER B - APARTMENT TYPES 3A & 3B

**FENDER KATSLIDIS**  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTHBANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION

**FK**  
REV. 04  
DRAWING NO. DA127

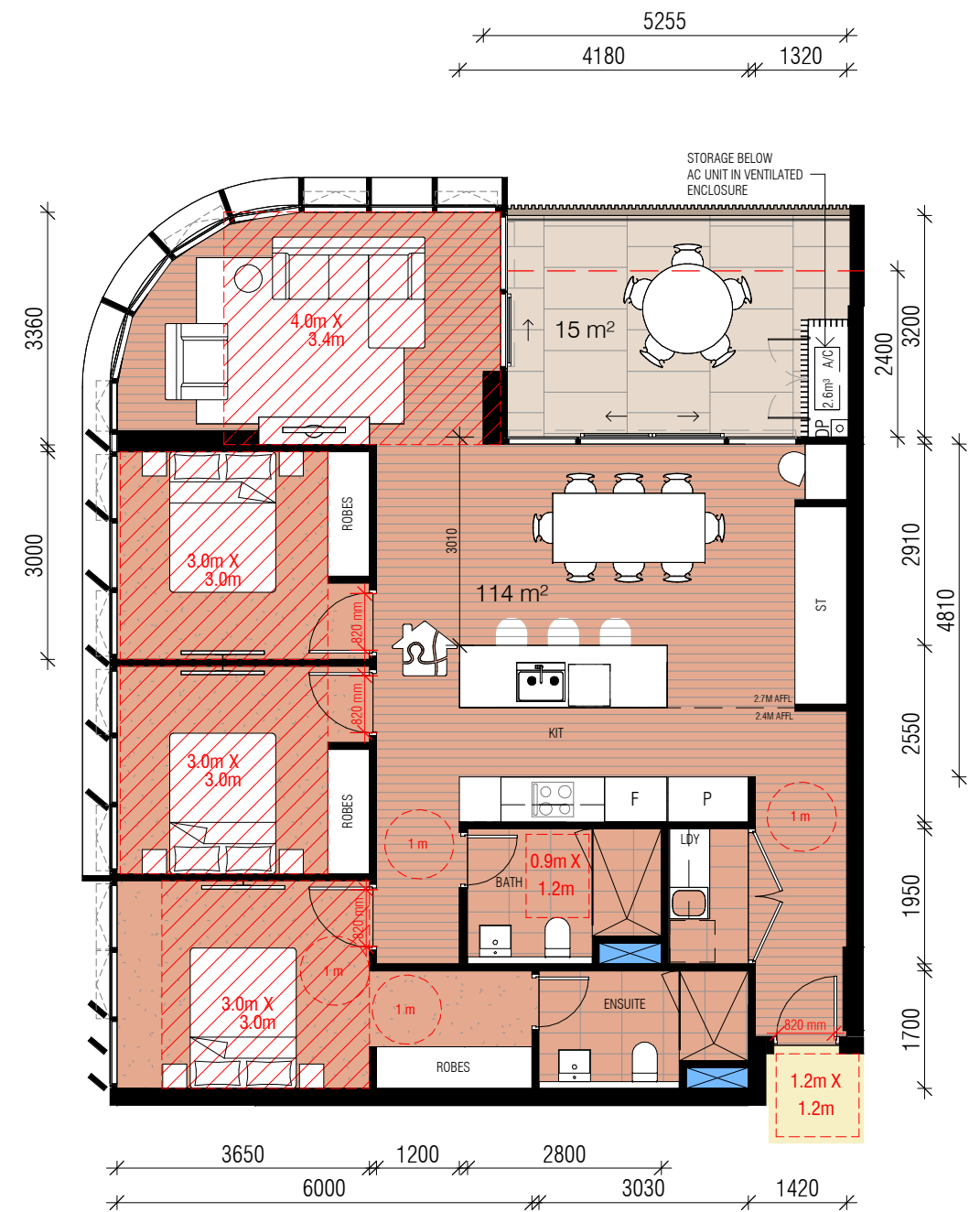
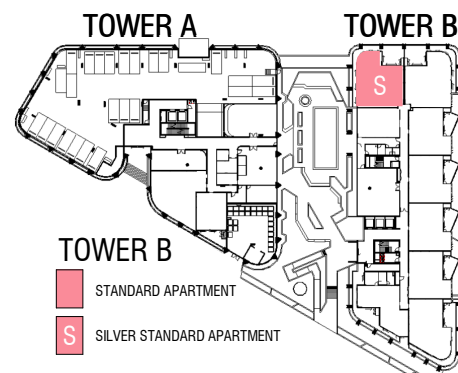




## APARTMENT TYPE 3C - SILVER LIVEABLE

TYPICAL PODIUM THREE BED APARTMENT

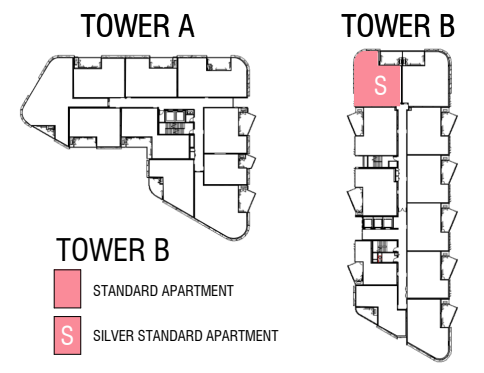
LOCATION: PODIUM NORTH WEST CORNER  
QUANTITY: 3  
LEVELS: 1-3



## APARTMENT TYPE 3C - SILVER LIVEABLE

TYPICAL TOWER THREE BED APARTMENT

LOCATION: NORTH WEST CORNER  
QUANTITY: 5  
LEVELS: 4-8



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### REVISION

REVISION	DATE	DESCRIPTION
01	19.08.2019	DEVELOPMENT APPLICATION FOR COUNCIL
02	16.10.2024	DEVELOPMENT APPLICATION
03	21.03.2025	UDRP AND COUNCIL RFI AMENDMENT ISSUE
04	24.04.2025	COUNCIL RFI 2

### REVISION

REVISION	DATE	DESCRIPTION
01	19.08.2019	DEVELOPMENT APPLICATION FOR COUNCIL
02	16.10.2024	DEVELOPMENT APPLICATION
03	21.03.2025	UDRP AND COUNCIL RFI AMENDMENT ISSUE
04	24.04.2025	COUNCIL RFI 2

### QUALITY ASSURANCE

QUALITY ASSURANCE	(FK IS A CERTIFIED COMPANY TO ISO 9001:2015)
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<input type="checkbox"/> SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.	
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

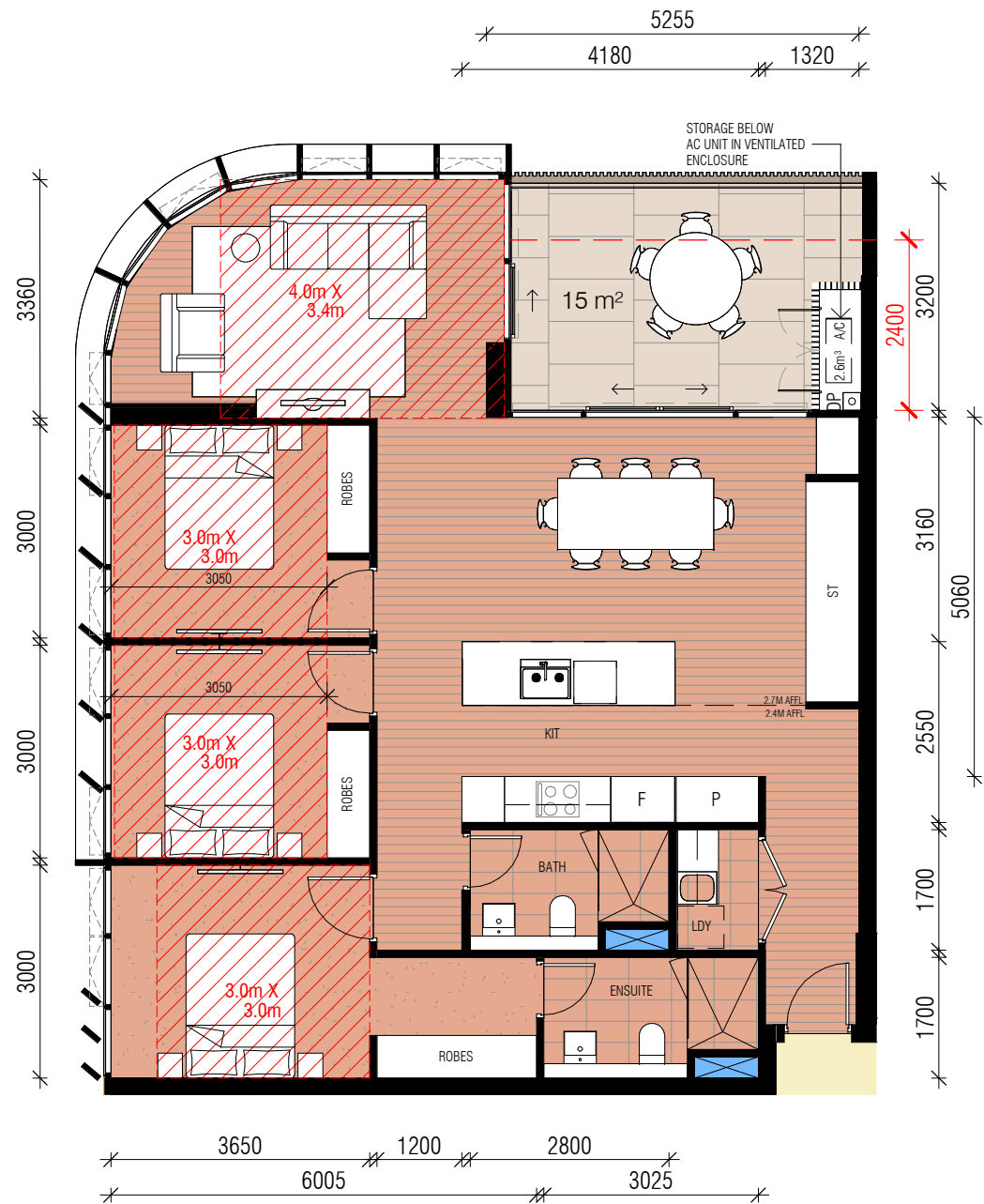
DRAWING TITLE
TOWER B - APARTMENT TYPES 3C

FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTHBANK  
VICTORIA 3008 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION

REV. 04  
DRAWING NO. DA128

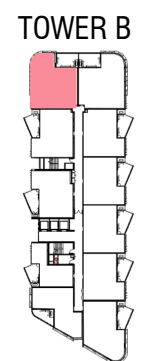
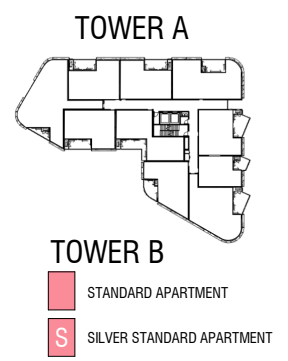




### APARTMENT TYPE 3D

TYPICAL TOWER THREE BED APARTMENT

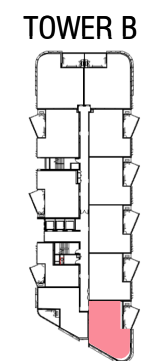
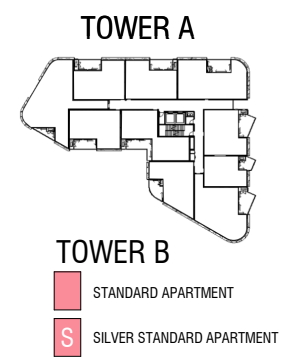
LOCATION: NORTH WEST CORNER  
QUANTITY: 6  
LEVELS: 9-14



### APARTMENT TYPE 3E

TYPICAL PODIUM THREE BED APARTMENT

LOCATION: SOUTH EAST CORNER  
QUANTITY: 3  
LEVELS: 1-3



Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.rvt

REVISION			
01	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
04	COUNCIL RFI 2	FK	24.04.2025

REVISION			
01	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
04	COUNCIL RFI 2	FK	24.04.2025

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☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

01  
PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE  
TOWER B - APARTMENT TYPES 3D & 3E

**FENDER KATSAIDIS**  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 04  
DRAWING NO.  
DA129

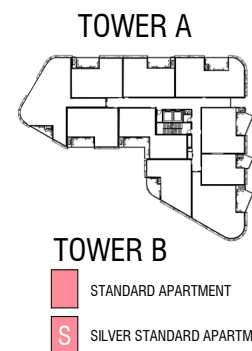




## APARTMENT TYPE 3E

TYPICAL TOWER THREE BED APARTMENT

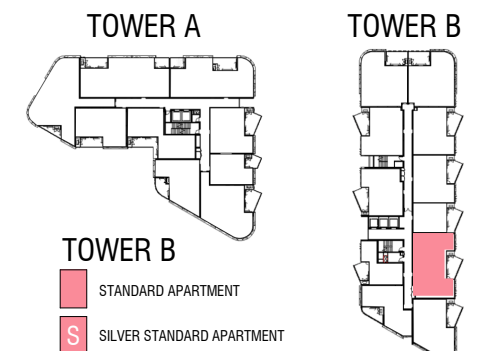
LOCATION: SOUTH EAST CORNER  
QUANTITY: 11  
LEVELS: 4-14



## APARTMENT TYPE 3F

TYPICAL TOWER THREE BED APARTMENT

LOCATION: EAST FACADE  
QUANTITY: 7  
LEVELS: 8-14



Autodesk Docs/22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.rvt

### REVISION

REVISION			
01	ISSUE FOR REVIEW	FK	15.02.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
03	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
04	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
05	TOWER A AND B SCHEMATIC DESIGN	FK	18.04.2023
06	SECTION 4.55 RFI SUBMISSION	FK	03.03.2023
07	SECTION 4.55 RFI SUBMISSION	FK	06.06.2023
08	DEVELOPMENT APPLICATION	FK	19.08.2019
09	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	16.10.2024
10	COUNCIL RFI 2	FK	21.03.2025
		FK	24.04.2025

### REVISION

REVISION			
01	ISSUE FOR REVIEW	FK	15.02.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
03	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
04	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
05	TOWER A AND B SCHEMATIC DESIGN	FK	18.04.2023
06	SECTION 4.55 RFI SUBMISSION	FK	03.03.2023
07	SECTION 4.55 RFI SUBMISSION	FK	06.06.2023
08	DEVELOPMENT APPLICATION	FK	19.08.2019
09	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	16.10.2024
10	COUNCIL RFI 2	FK	21.03.2025
		FK	24.04.2025

### QUALITY ASSURANCE

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☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.

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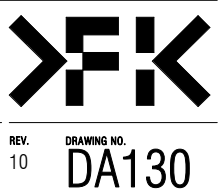
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

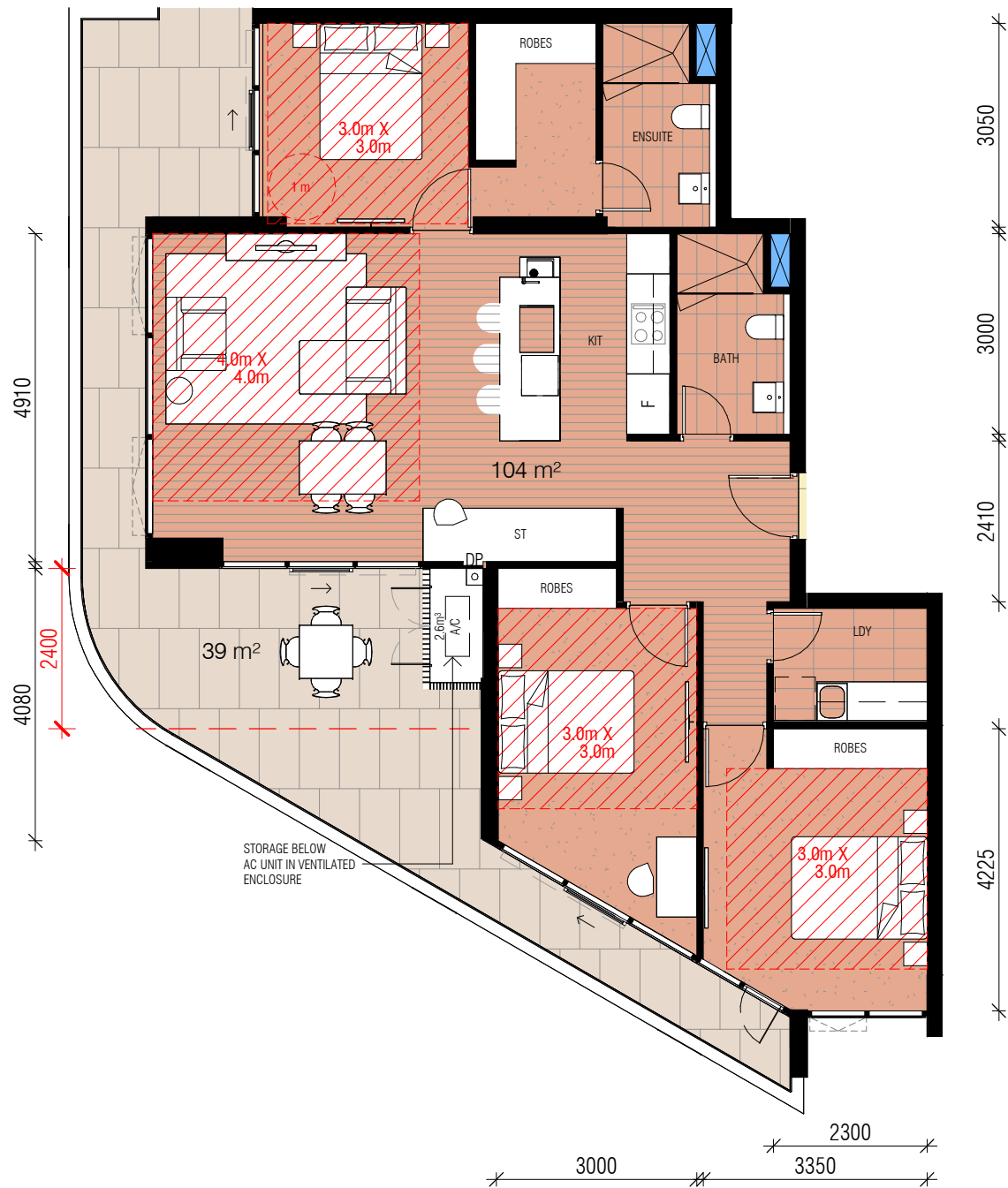
DRAWING TITLE
TOWER B - APARTMENT TYPES 3E & 3F

FENDER KATSLIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTHBANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION



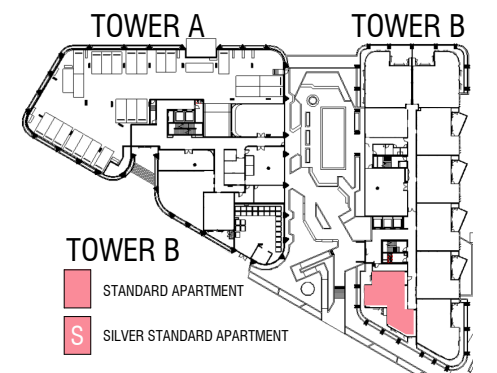




## APARTMENT TYPE 3G

UNIQUE PODIUM THREE BED APARTMENT

LOCATION: WEST FACADE  
QUANTITY: 1  
LEVELS: 1



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### REVISION

REVISION	DATE	BY
01	15.02.2023	FK
02	19.08.2019	FK
03	03.03.2023	FK
04	18.04.2023	FK
05	18.04.2023	FK
06	19.08.2019	FK
07	16.10.2024	FK
08	21.03.2025	FK
09	24.04.2025	FK

### REVISION

REVISION	DATE	BY
01	15.02.2023	FK
02	19.08.2019	FK
03	03.03.2023	FK
04	18.04.2023	FK
05	18.04.2023	FK
06	19.08.2019	FK
07	16.10.2024	FK
08	21.03.2025	FK
09	24.04.2025	FK

### QUALITY ASSURANCE

QUALITY ASSURANCE	DATE	BY
01	15.02.2023	FK
02	19.08.2019	FK
03	03.03.2023	FK
04	18.04.2023	FK
05	18.04.2023	FK
06	19.08.2019	FK
07	16.10.2024	FK
08	21.03.2025	FK
09	24.04.2025	FK

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
TOWER B - APARTMENT TYPES 3G

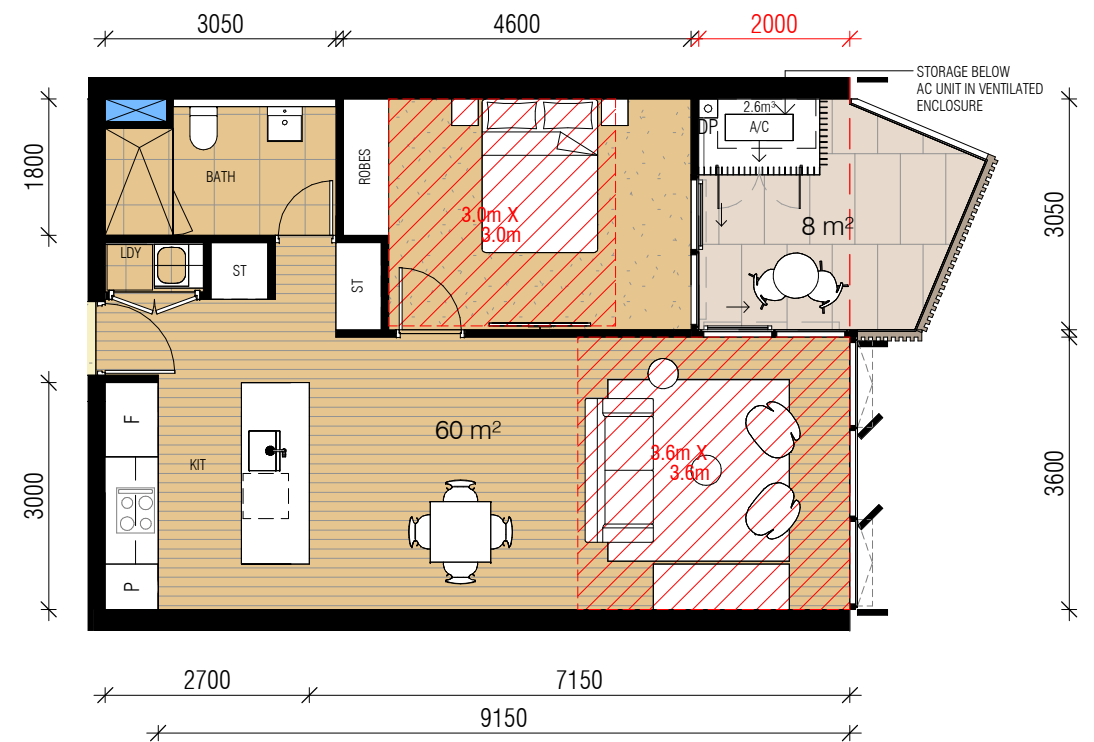
FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION



REV.	DRAWING NO.
08	DA131

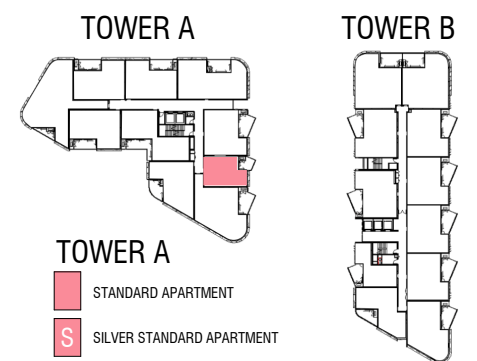
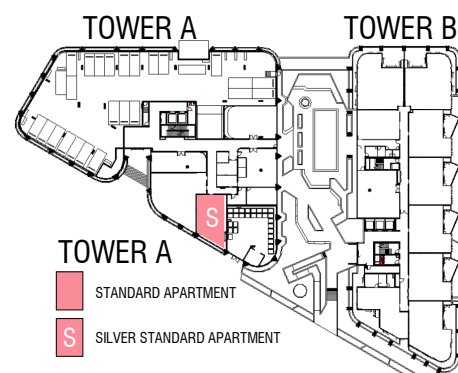




## APARTMENT TYPE 1B

### TYPICAL ONE BED APARTMENT

LOCATION: EAST FACADE  
QUANTITY: 13  
LEVELS: 2-14



REVISION			
	ISSUE FOR REVIEW	FK	15.02.2023
01	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
03	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
04	TOWER A SCHEMATIC DESIGN RAC	FK	18.04.2023
	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
06	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
07	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
08	DEVELOPMENT APPLICATION	FK	16.10.2014
09	UORP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2023
10	COUNCIL RFI 2	FK	24.04.2023

REVISION

FK	15.02.2023
FK	19.08.2019
FK	03.03.2023
FK	18.04.2023
FK	18.04.2023
FK	03.03.2023
FK	06.06.2023
FK	19.08.2019
FK	16.10.2024
FK	21.03.2025
FK	24.04.2025

**QUALITY ASSURANCE** (FK IS A CERTIFIED COMPANY TO ISO 9001-2015)

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<b>DRAWN</b>	<b>DATE</b>	<b>CHECKED</b>	<b>PLOT DATE</b>	<b>JOB NO.</b>	<b>SCALE</b>
BB	24.04.2025	TF	21/03/2025	22104	1 : 100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

**DRAWING TITLE**  
TOWER A - APARTMENT TYPES 1A & 1B

**FENDER KATSALIDIS**  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

**FK**

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EV. 0      DRAWING NO. DA140





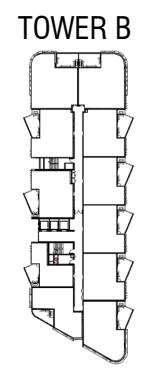
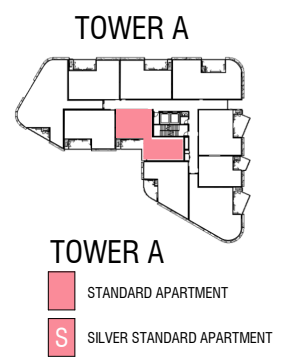




### APARTMENT TYPE 2C

TYPICAL TWO BED APARTMENT

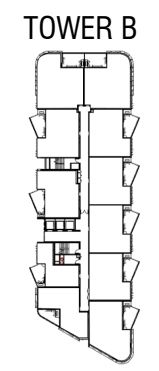
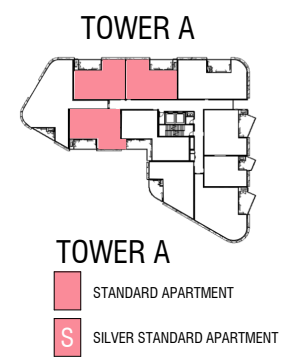
LOCATION: SOUTH FACING ELBOW LEVELS 2 -14  
QUANTITY: 13



### APARTMENT TYPE 2D

TYPICAL TWO BED APARTMENT

LOCATION: SEE KEY PLAN LEVELS 2-14  
QUANTITY: 33



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REVISION			
01	ISSUE FOR REVIEW	FK	15.02.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
03	TOWER B- SCHEMATIC DESIGN	FK	03.03.2023
04	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
05	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
06	SECTION 4.55 RFI APPLICATION SUBMISSION	FK	06.06.2023
07	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
08	DEVELOPMENT APPLICATION	FK	16.10.2024
09	UDPP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
10	COUNCIL RFI 2	FK	24.04.2025

REVISION			
01	ISSUE FOR REVIEW	FK	15.02.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
03	TOWER B- SCHEMATIC DESIGN	FK	03.03.2023
04	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
05	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
06	SECTION 4.55 RFI APPLICATION SUBMISSION	FK	06.06.2023
07	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
08	DEVELOPMENT APPLICATION	FK	16.10.2024
09	UDPP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
10	COUNCIL RFI 2	FK	24.04.2025

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

**PROJECT**

ERA NEWCASTLE

124 - 126 BULL STREET, NEWCASTLE WEST

**DRAWING TITLE**

TOWER A - APARTMENT TYPES 2C & 2D

**FENDER KATSLIDIS**

WWW.FKAUSTRALIA.COM

2 RIVERSIDE QUAY, SOUTHBANK

VICTORIA 3008 AUSTRALIA

TELEPHONE: +61 3 8696 3888

FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

**ISSUE PURPOSE**

DEVELOPMENT APPLICATION

**REV.** 10

**DRAWING NO.** DA142

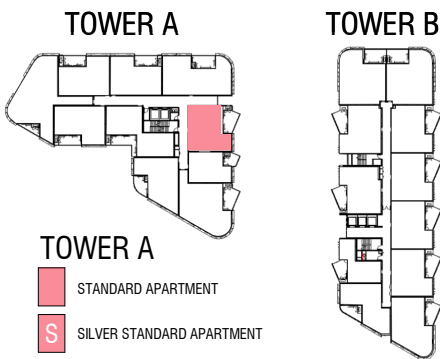




APARTMENT TYPE 2E

TYPICAL TWO BED APARTMENT

LOCATION: EAST FACING FACADE LEVELS 2 -14  
QUANTITY: 13



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REVISION		
01	TOWER B - APARTMENT TYPE 3G	FK 17.05.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK 19.08.2019
03	TOWER B - SCHEMATIC DESIGN	FK 03.03.2023
04	TOWER A AND B SCHEMATIC DESIGN	FK 17.05.2023
05	SECTION 4.55 APPLICATION SUBMISSION	FK 03.03.2023
06	SECTION 4.55 RFI SUBMISSION	FK 06.06.2023
07	DEVELOPMENT APPLICATION	FK 19.08.2019
08	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 16.10.2024
09	COUNCIL RFI 2	FK 21.03.2025

REVISION		
01	TOWER B - APARTMENT TYPE 3G	FK 17.05.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK 19.08.2019
03	TOWER B - SCHEMATIC DESIGN	FK 03.03.2023
04	TOWER A AND B SCHEMATIC DESIGN	FK 17.05.2023
05	SECTION 4.55 APPLICATION SUBMISSION	FK 03.03.2023
06	SECTION 4.55 RFI SUBMISSION	FK 06.06.2023
07	DEVELOPMENT APPLICATION	FK 19.08.2019
08	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 16.10.2024
09	COUNCIL RFI 2	FK 21.03.2025

QUALITY ASSURANCE	(FK IS A CERTIFIED COMPANY TO ISO 9001:2015)
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<input checked="" type="checkbox"/> SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.	
<input type="checkbox"/> CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.	
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT
ERA NEWCASTLE
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
TOWER A - APARTMENT TYPES 2E

FENDER KATSALIDIS
WWW.FKAUSTRALIA.COM
2 RIVERSIDE QUAY, SOUTHBANK
VICTORIA 3006 AUSTRALIA
TELEPHONE: +61 3 8696 3888
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
DEVELOPMENT APPLICATION

REV.	DRAWING NO.
09	DA143

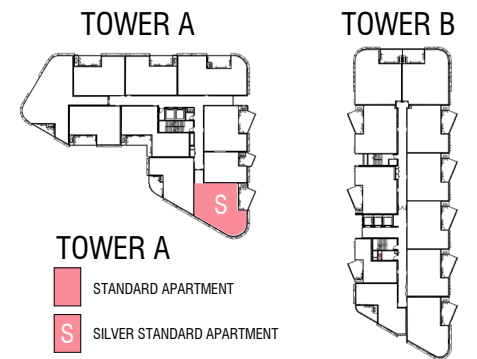




## APARTMENT TYPE 3B - SILVER LIVABLE

TYPICAL THREE BED APARTMENT  
TO LIVING HOUSING GUIDELINES SILVER STANDARD

LOCATION: SOUTH EAST CORNER  
QUANTITY: 13  
LEVELS: 2-14



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REVISION		
-	SECTION 4.55 RFI SUBMISSION	FK 19.08.2019
01	DEVELOPMENT APPLICATION FOR COUNCIL	FK 19.08.2019
02	DEVELOPMENT APPLICATION	FK 16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
04	COUNCIL RFI 2	FK 24.04.2025

### REVISION

### QUALITY ASSURANCE

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THIS PROJECT IS SUBJECT TO THE FK QUALITY ASSURANCE SYSTEM  
☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.  
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DIMENSIONS ONLY. SEEK CLARIFICATION OF INCONSISTENCIES / CONFLICTS.

DRAWN BB DATE 24.04.2025 CHECKED TF PLOT DATE 21/03/2025 JOB NO. 22104 SCALE 1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

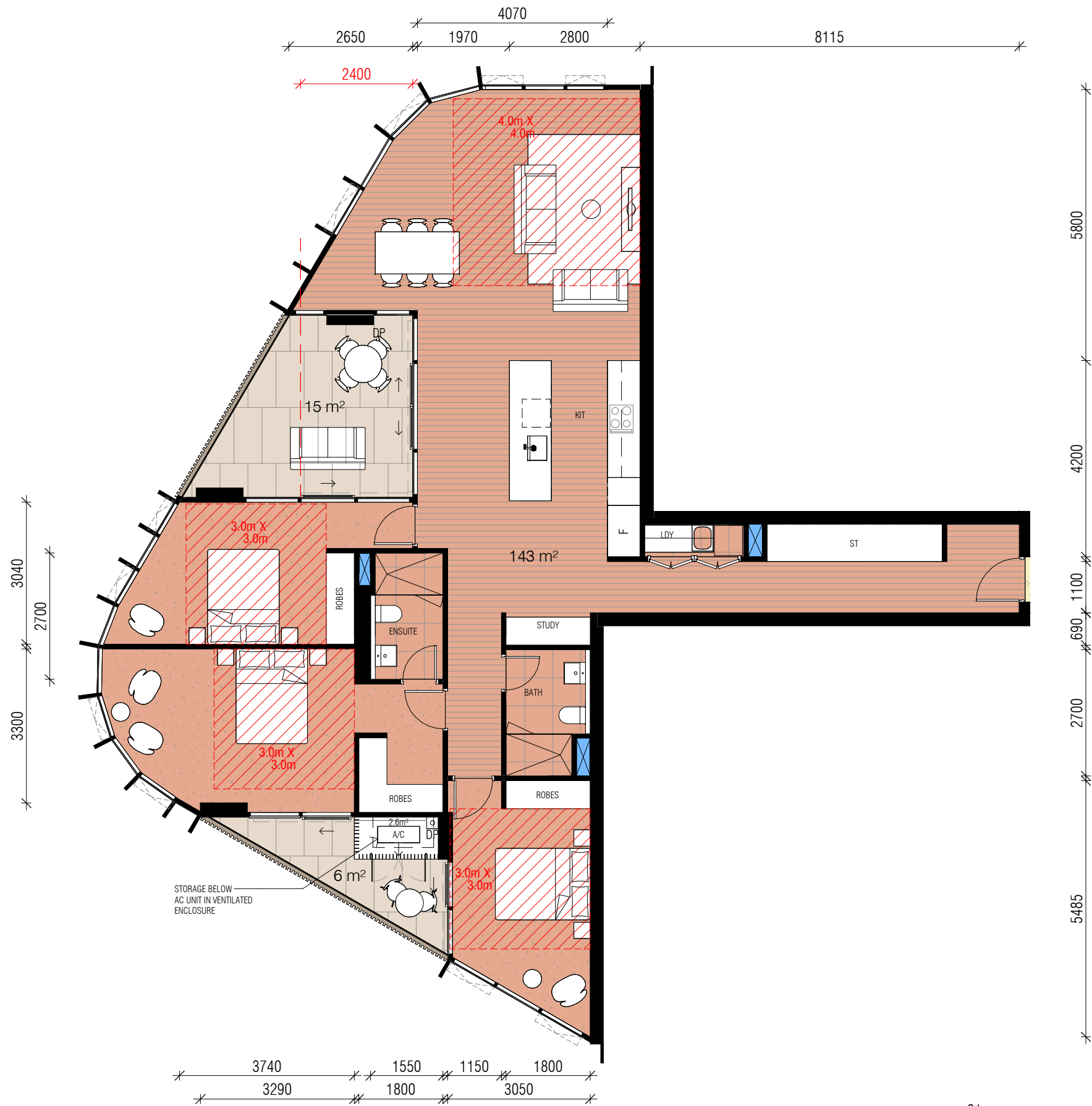
DRAWING TITLE  
TOWER A - APARTMENT TYPES 3B

FENDER KATSLIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTHBANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

REV. 04 DRAWING NO. DA144

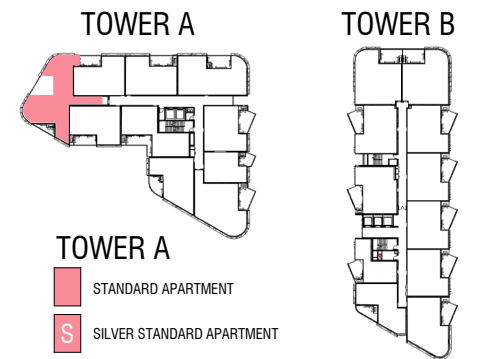




## APARTMENT TYPE 3C

TYPICAL THREE BED APARTMENT

LOCATION: WEST CORNER LEVELS 2-14  
QUANTITY: 13



Autodesk Docs://21104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.rvt

REVISION		REVISION	
-	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
01	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
02	DEVELOPMENT APPLICATION	FK	16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
04	COUNCIL RFI 2	FK	24.04.2025

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☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.  
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DRAWN BB DATE 24.04.2025 CHECKED TF PLOT DATE 21/03/2025 JOB NO. 22104 SCALE 1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE  
TOWER A - APARTMENT TYPES 3C

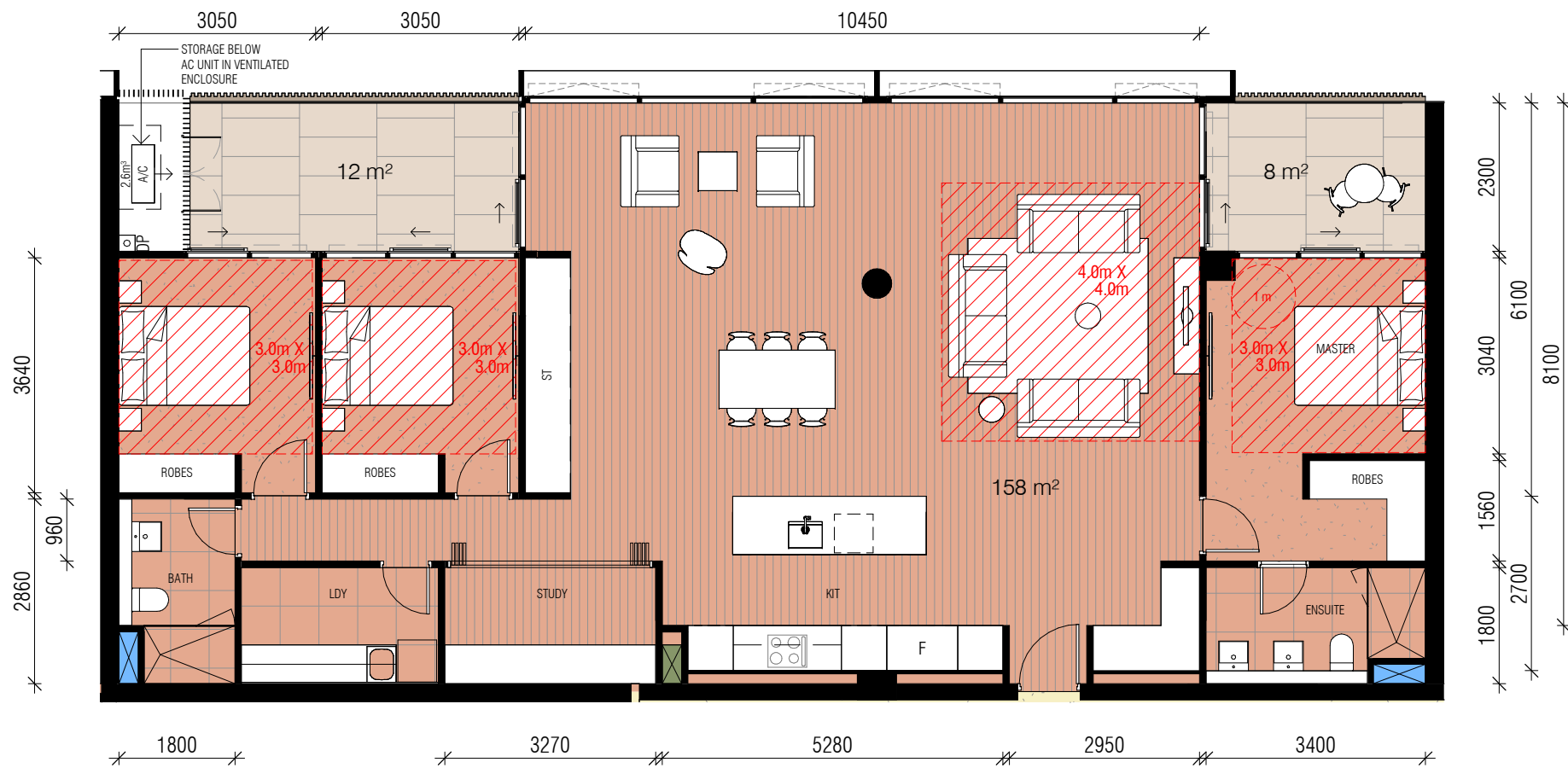
FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTHBANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 04 DRAWING NO. DA145

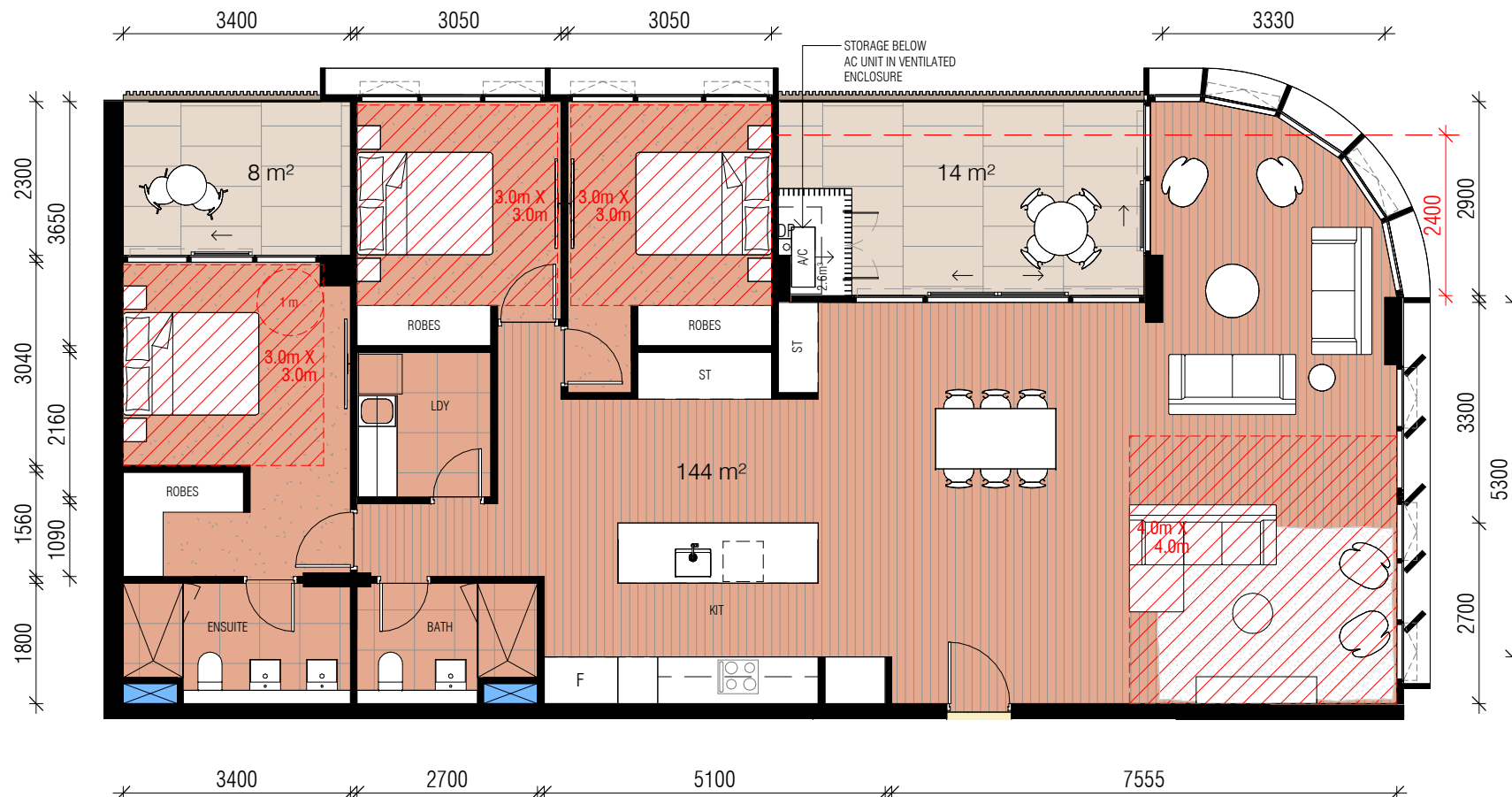




## APARTMENT TYPE 3E

TYPICAL THREE BED APARTMENT

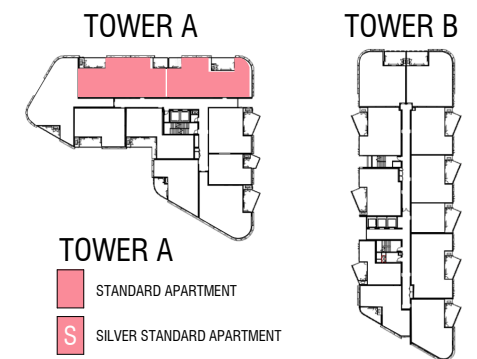
LOCATION: NORTH FACADE LEVELS 12-14  
QUANTITY: 3



## APARTMENT TYPE 3F

TYPICAL THREE BED APARTMENT

LOCATION: NORTH EAST CORNER LEVELS 12-14  
QUANTITY: 3



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REVISION			
01	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
04	COUNCIL RFI 2	FK	24.04.2025

### REVISION

### QUALITY ASSURANCE

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TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.  
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

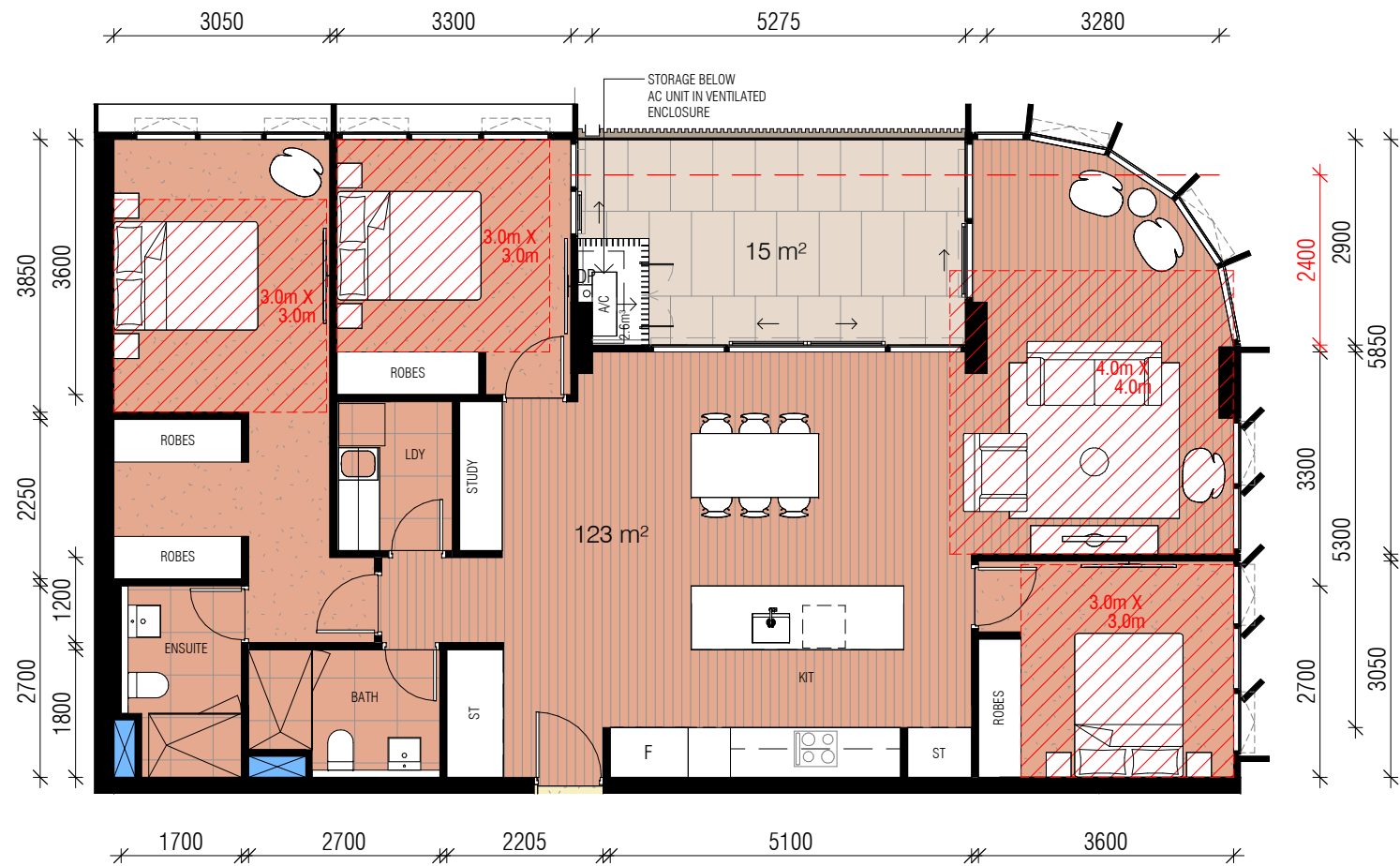
DRAWING TITLE  
TOWER A - APARTMENT TYPES 3E & 3F

FENDER KATSLIDIS  
WWW.FKAUSTRALIA.COM  
2 RIVERSIDE QUAY, SOUTH BANK  
VICTORIA 3006 AUSTRALIA  
TELEPHONE: +61 3 8696 3888  
FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

REV. 04  
DRAWING NO.  
DA146

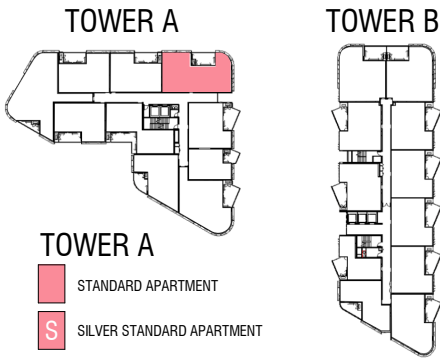




APARTMENT TYPE 3D

TYPICAL THREE BED APARTMENT

LOCATION: NORTH EAST CORNER LEVELS 2-11  
QUANTITY: 10



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REVISION

01	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
02	DEVELOPMENT APPLICATION	FK	16.10.2024
03	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
04	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

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- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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- ☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
BB	24.04.2025	TF	21/03/2025	22104	1:100@A3

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE  
TOWER A - APARTMENT TYPES 3D

FENDER KATSALIDIS  
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TELEPHONE: +61 3 8696 3888  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

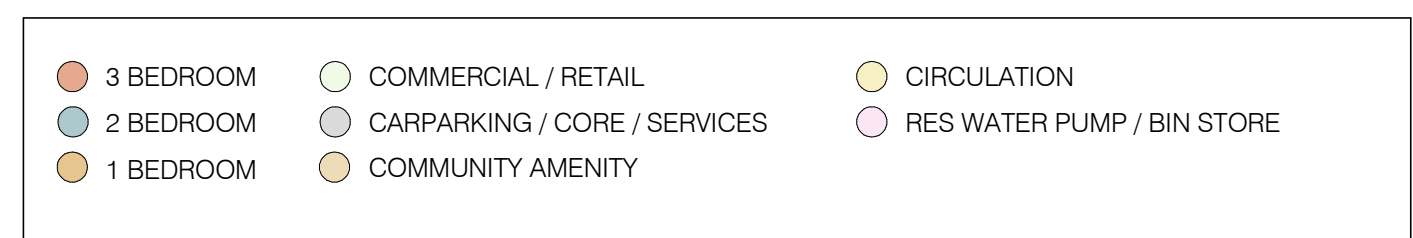


REV. 03  
DRAWING NO. DA147

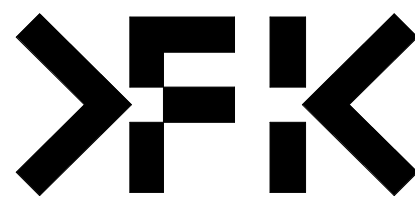


01. Project address updated
02. Revision clouds identified
03. Setback annotations included
04. Easement location removed from upper levels
05. Building Height clarifications
06. Labelling updated on Natural Ventilation plans
- 07.1. Deep Soil Zone clarified on plans
- 07.2. Deep Soil Zone amended on apartment sections
- 08.1. Rooftop C.O.S. area clarification Tower A plan included
- 08.2. Rooftop C.O.S. area clarification Tower B plan included
- 09.1. Views from the Sun diagrams included
- 09.2. Shadow Diagrams clarified
- 09.3. Shadow Diagrams clarified

10. Lift Clarification by GWH & GYDE
11. Storage Cages Schedule amended
12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
13. Carparking Space use shown in colour for clarification
- 14.1. Bicycle Parking Schedule added
- 14.2. Bicycle Parking Schedule added
15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
16. Storage cages amended to have door access setback from driveway edges
17. Bin Holding Room relocated from King Street to Bull Street
18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
19. Approved Memorial Walkway design reinstated
20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
21. Tower A internal corner apartment balcony size increased



**FK**  
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NEW SOUTH WALES 2000 AUSTRALIA  
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FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE

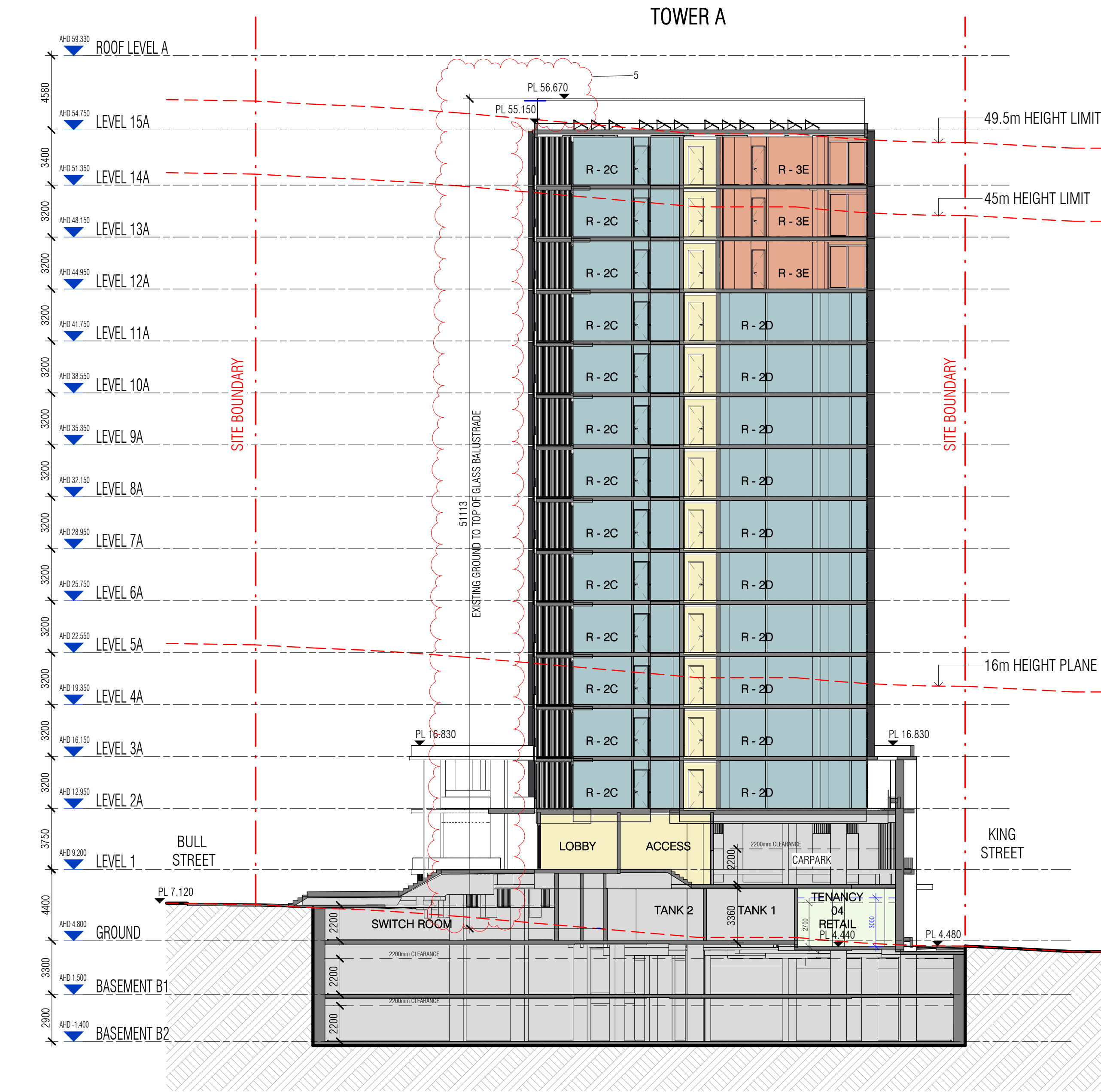
DEVELOPMENT APPLICATION

REV. 19 DRAWING NO. DA501



- Amendments Schedule
01. Project address updated
  02. Revision clouds identified
  03. Setback annotations included
  04. Easement location removed from upper levels
  05. Building Height clarifications
  06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
  - 08.1. Rooftop C.O.S. area clarification Tower A plan included
  - 08.2. Rooftop C.O.S. area clarification Tower B plan included
  - 09.1. Views from the Sun diagrams included
  - 09.2. Shadow Diagrams clarified
  - 09.3. Shadow Diagrams clarified

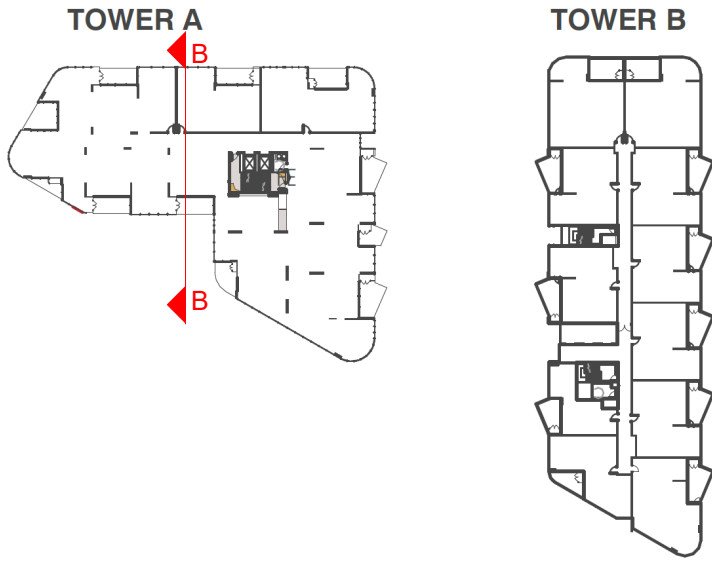
- Amendments Schedule
10. Lift Clarification by GWH & GYDE
  11. Storage Cages Schedule amended
  12. Storage Cages clarified for B1 1303 &1209, GF 1209, L1 1409
  13. Carparking Space use shown in colour for clarification
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  17. Bin Holding Room relocated from King Street to Bull Street
  18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
  19. Approved Memorial Walkway design reinstated
  20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  21. Tower A internal corner apartment balcony size increased



1 SECTION BB - DA

LEGEND

3 BEDROOM	COMMERCIAL / RETAIL	CIRCULATION
2 BEDROOM	CARPARKING / CORE / SERVICES	RES WATER PUMP / BIN STORE
1 BEDROOM	COMMUNITY AMENITY	



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REVISION			REVISION
05	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
06	ISSUE FOR REVIEW	FK	06.04.2023
07	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
08	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
09	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
10	DEVELOPMENT APPLICATION	FK	16.10.2024
11	DRAFT ISSUE	FK	10.03.2025
12	UDRP ISSUE	FK	12.03.2025
13	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
14	COUNCIL RFI 2	FK	24.04.2025

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<input type="checkbox"/>	DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
<input type="checkbox"/>	TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
<input type="checkbox"/>	CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.
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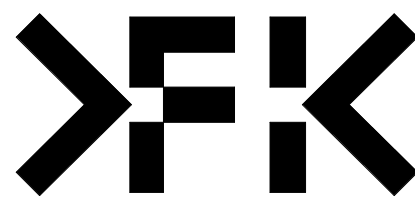
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200@A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



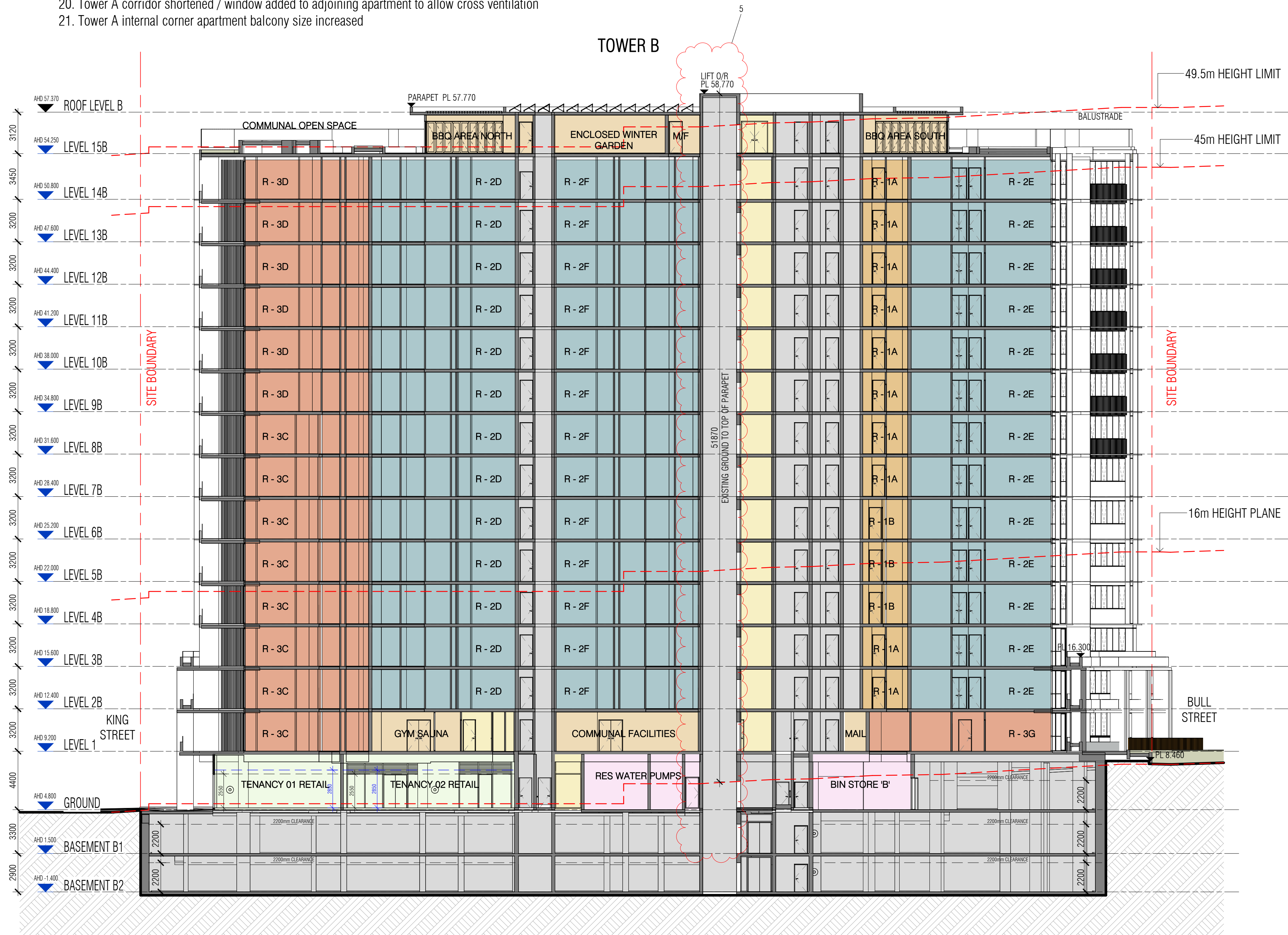
REV.  
14

DRAWING NO.  
DA502



- Amendments Schedule
01. Project address updated
  02. Revision clouds identified
  03. Setback annotations included
  04. Easement location removed from upper levels
  05. Building Height clarifications
  06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
  - 08.1. Rooftop C.O.S. area clarification Tower A plan included
  - 08.2. Rooftop C.O.S. area clarification Tower B plan included
  - 09.1. Views from the Sun diagrams included
  - 09.2. Shadow Diagrams clarified
  - 09.3. Shadow Diagrams clarified

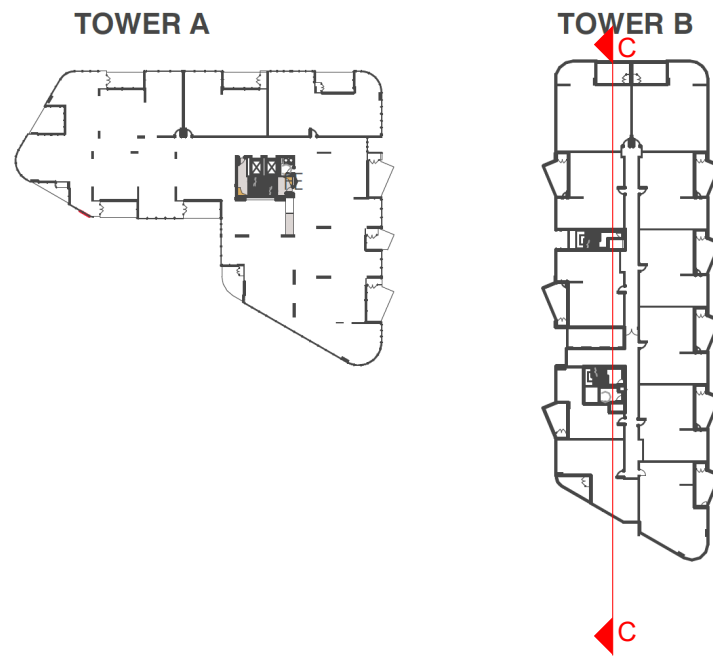
- Amendments Schedule
10. Lift Clarification by GWH & GYDE
  11. Storage Cages Schedule amended
  12. Storage Cages clarified for B1 1303 &1209, GF 1209, L1 1409
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  18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
  19. Approved Memorial Walkway design reinstated
  20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  21. Tower A internal corner apartment balcony size increased



2 SECTION CC - DA

LEGEND

- 3 BEDROOM
- 2 BEDROOM
- 1 BEDROOM
- COMMERCIAL / RETAIL
- CARPARKING / CORE / SERVICES
- COMMUNITY AMENITY
- CIRCULATION
- RES WATER PUMP / BIN STORE



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REVISION		REVISION	
07	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023
08	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
09	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	04.10.2023
10	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
11	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
12	DEVELOPMENT APPLICATION	FK	16.10.2024
13	DRAFT ISSUE	FK	10.03.2025
14	UDRP ISSUE	FK	12.03.2025
15	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
16	COUNCIL RFI 2	FK	24.04.2025

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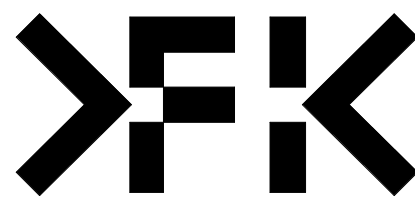
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	1 : 200 @A1

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L2/1, 25/9 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION

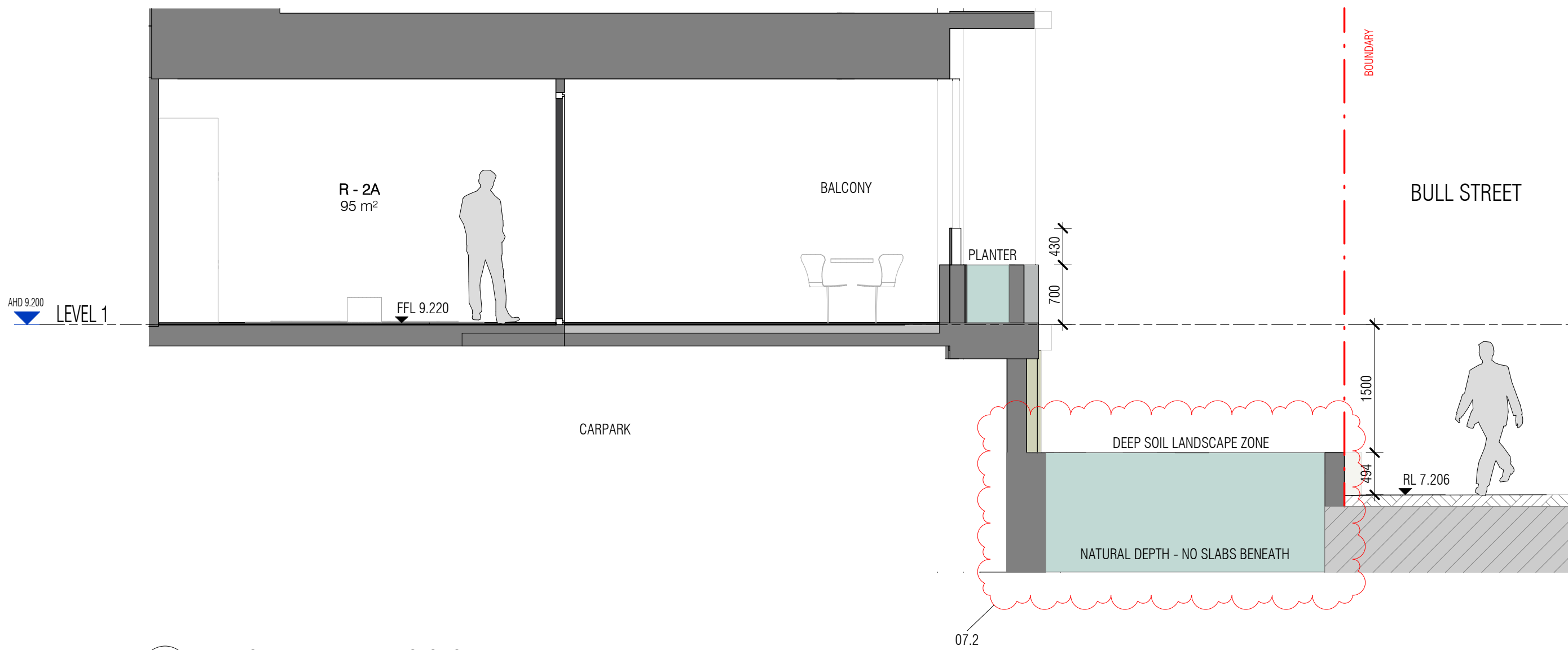


REV. 16  
DRAWING NO. DA503

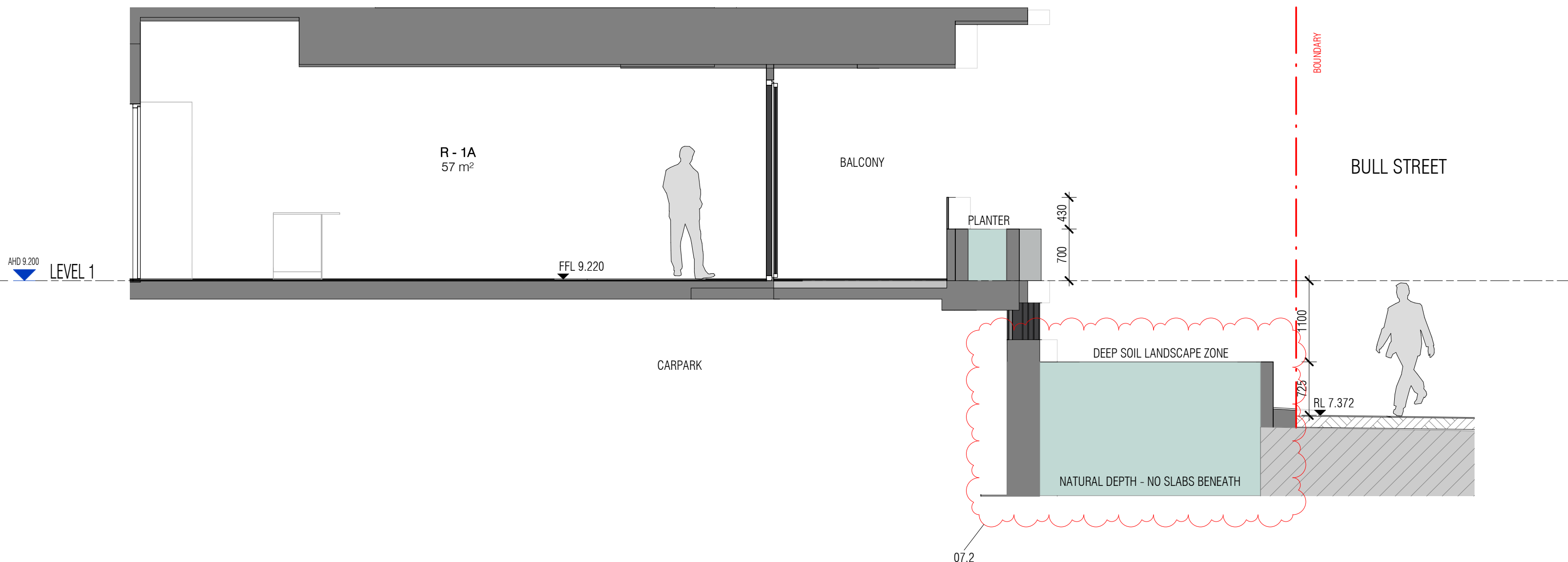


- Amendments Schedule
01. Project address updated
  02. Revision clouds identified
  03. Setback annotations included
  04. Easement location removed from upper levels
  05. Building Height clarifications
  06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
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  - 08.2. Rooftop C.O.S. area clarification Tower B plan included
  - 09.1. Views from the Sun diagrams included
  - 09.2. Shadow Diagrams clarified
  - 09.3. Shadow Diagrams clarified

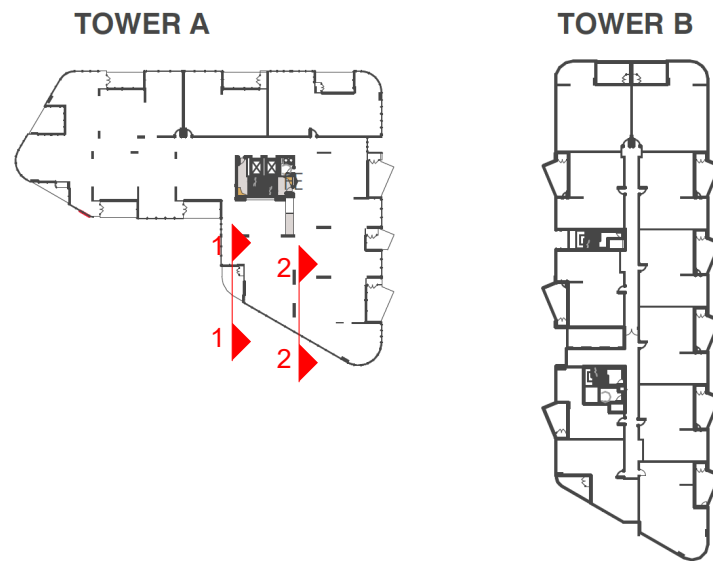
- Amendments Schedule
10. Lift Clarification by GWH & GYDE
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  12. Storage Cages clarified for B1 1303 &1209, GF 1209, L1 1409
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  19. Approved Memorial Walkway design reinstated
  20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  21. Tower A internal corner apartment balcony size increased



1 BULL STREET APARTMENT SECTION 1  
SCALE 1 : 50



2 BULL STREET APARTMENT SECTION 2  
SCALE 1 : 50



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REVISION			REVISION
01	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
02	COUNCIL RFI 2	FK	24.04.2025

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- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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- ☐ CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.

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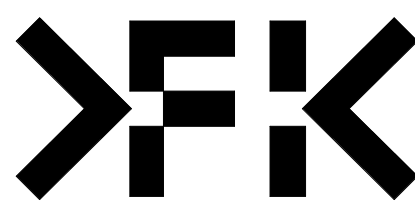
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
CL	24.04.2025	TF	21/03/2025	22104	As indicated

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 02  
DRAWING NO. DA504

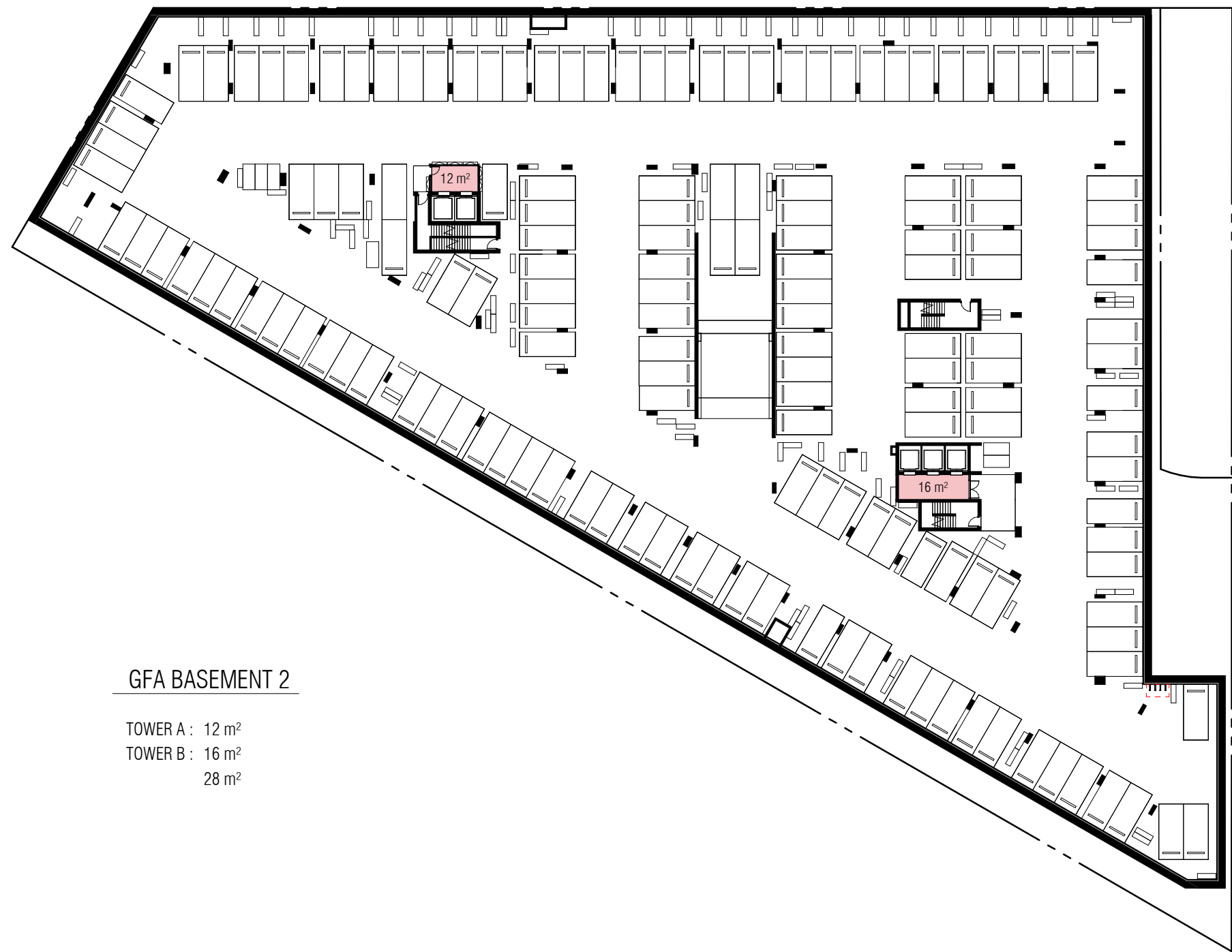






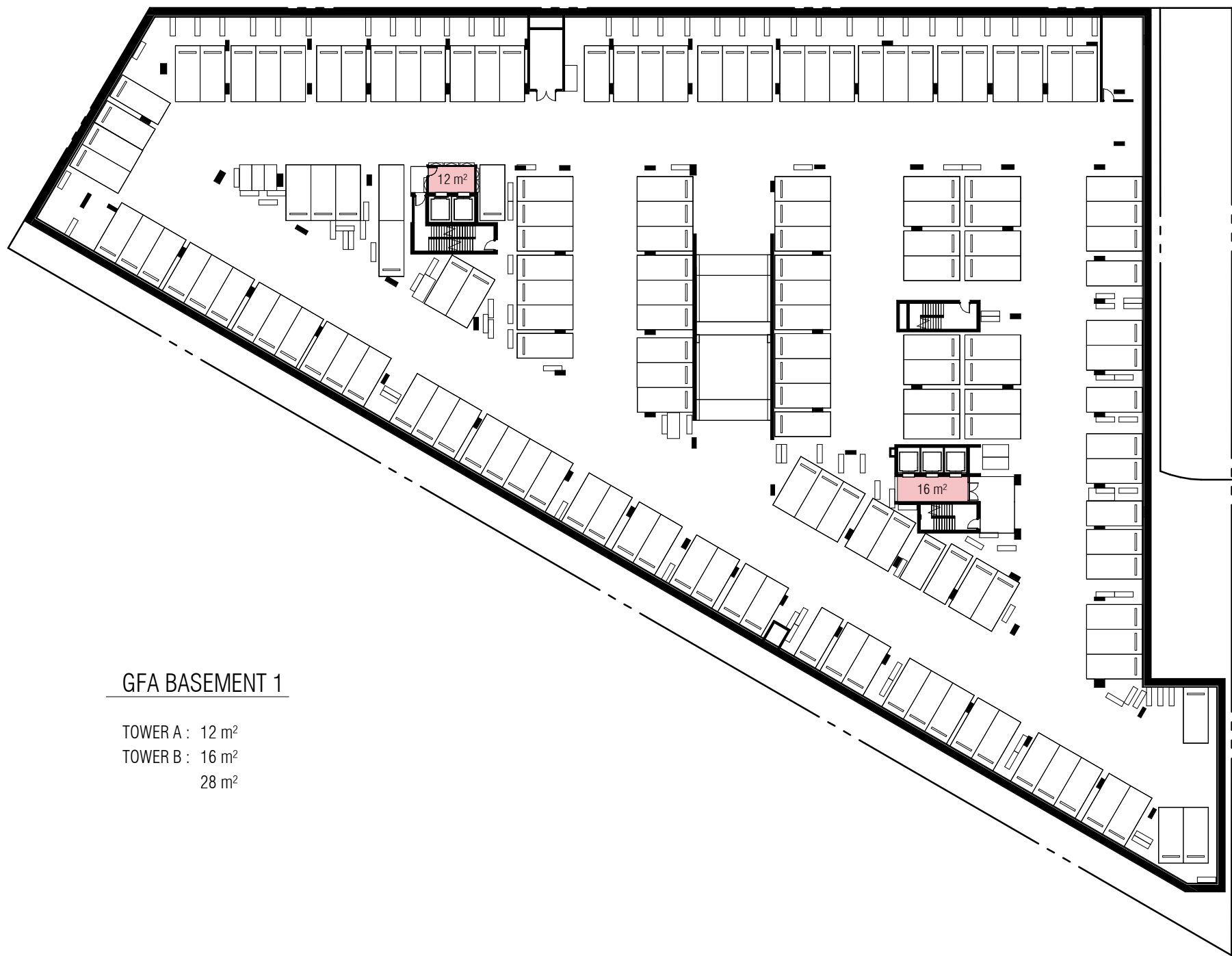
REV. 03  
DRAWING NO. DA501





GFA BASEMENT 2

TOWER A : 12 m<sup>2</sup>  
TOWER B : 16 m<sup>2</sup>  
28 m<sup>2</sup>



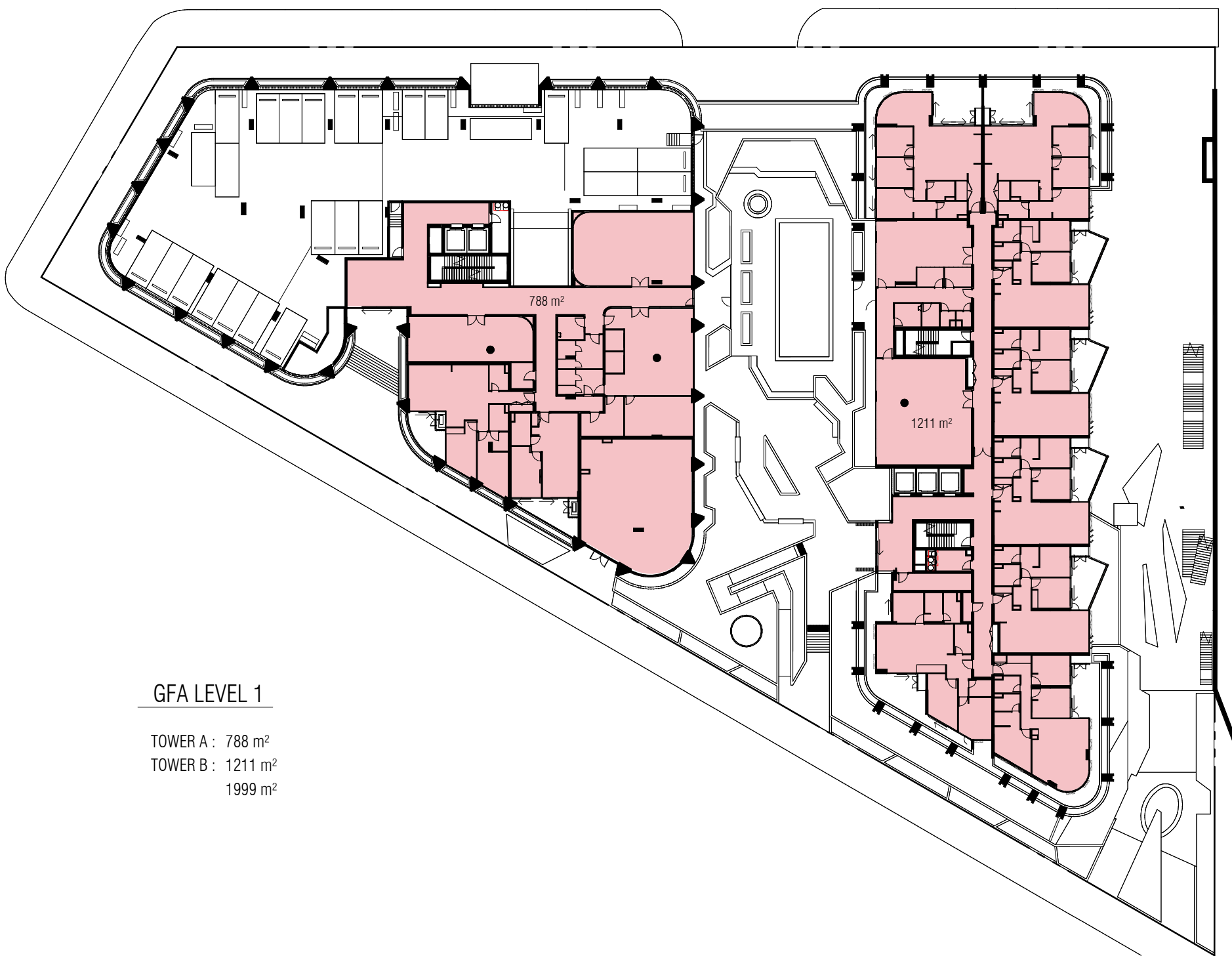
GFA BASEMENT 1

TOWER A : 12 m<sup>2</sup>  
TOWER B : 16 m<sup>2</sup>  
28 m<sup>2</sup>



GFA GROUND FLOOR

TOWER A : 70 m<sup>2</sup>  
TOWER A : 86 m<sup>2</sup>  
TOWER A : 273 m<sup>2</sup>  
TOWER B : 50 m<sup>2</sup>  
TOWER B : 95 m<sup>2</sup>  
TOWER B : 150 m<sup>2</sup>  
TOWER B : 494 m<sup>2</sup>  
1219 m<sup>2</sup>



GFA LEVEL 1

TOWER A : 788 m<sup>2</sup>  
TOWER B : 1211 m<sup>2</sup>  
1999 m<sup>2</sup>



GFA LEVEL 2

TOWER A : 1139 m<sup>2</sup>  
TOWER B : 1180 m<sup>2</sup>  
2319 m<sup>2</sup>



GFA LEVEL 3

TOWER A : 1136 m<sup>2</sup>  
TOWER B : 1181 m<sup>2</sup>  
2317 m<sup>2</sup>

Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.vit

REVISION			
01	DEVELOPMENT APPLICATION	FK	29.08.2018
02	DEVELOPMENT APPLICATION FOR COUNCIL	FK	19.08.2019
03	DEVELOPMENT APPLICATION	FK	16.10.2024
04	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
05	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

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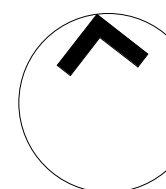
- ☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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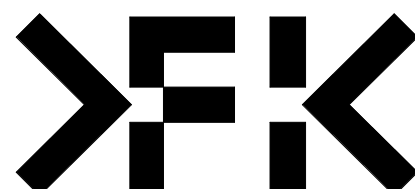


PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

FK  
WWW.FKAUSTRALIA.COM  
L2/1, 25/9 GEORGE STREET, SYDNEY  
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FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV.  
05  
DRAWING NO.  
DA510





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REVISION			REVISION		
04	FOR COUNCIL DISCUSSION	FK	28.11.2022		
05	CONCEPT DESIGN ISSUE	FK	03.02.2023		
06	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023		
07	ISSUE FOR REVIEW	FK	06.04.2023		
08	TOWER A AND B SCHEMATIC DESIGN	FK	17.05.2023		
09	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023		
10	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023		
11	DEVELOPMENT APPLICATION	FK	16.10.2024		
12	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025		
13	COUNCIL RFI 2	FK	24.04.2025		

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TA	24.04.2025	TF	21/03/2025	22104	1 : 500@A1

PROJECT

ERA NEWCASTLE

124 - 126 BULL STREET, NEWCASTLE

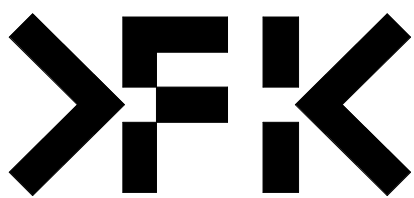
WEST

CLIENT

GW

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NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 13  
DRAWING NO. DA511



GFA SCHEDULE	
LEVEL	GFA
TOWER A :	
Not Placed	0 m²
BASEMENT B2	12 m²
BASEMENT B1	12 m²
GROUND	430 m²
LEVEL 1	788 m²
LEVEL 2A	1139 m²
LEVEL 3A	1136 m²
LEVEL 4A	1136 m²
LEVEL 5A	1136 m²
LEVEL 6A	1136 m²
LEVEL 7A	1136 m²
LEVEL 8A	1136 m²
LEVEL 9A	1136 m²
LEVEL 10A	1136 m²
LEVEL 11A	1136 m²
LEVEL 12A	1136 m²
LEVEL 13A	1136 m²
LEVEL 14A	1136 m²
LEVEL 15A	166 m²
	16181 m²
TOWER B :	
BASEMENT B2	16 m²
BASEMENT B1	16 m²
GROUND	789 m²
LEVEL 1	1211 m²
LEVEL 2A	1180 m²
LEVEL 3A	1181 m²
LEVEL 4A	1181 m²
LEVEL 5A	1181 m²
LEVEL 6A	1181 m²
LEVEL 7A	1181 m²
LEVEL 8A	1181 m²
LEVEL 9A	1181 m²
LEVEL 10A	1181 m²
LEVEL 11A	1181 m²
LEVEL 12A	1179 m²
LEVEL 13A	1179 m²
LEVEL 14A	1179 m²
LEVEL 15A	255 m²
	17634 m²
TOTAL	33815 m²

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REVISION			REVISION
03	FOR COUNCIL DISCUSSION	FK	28.11.2022
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TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

01

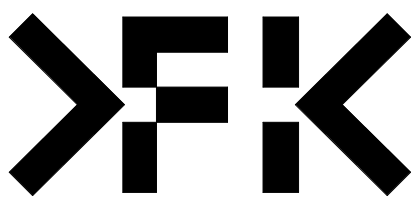
PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

DRAWING TITLE  
PROPOSED GFA CALCULATIONS

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FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV.  
12

DRAWING NO.  
DA512



- Amendments Schedule
- 01. Project address updated
  - 02. Revision clouds identified
  - 03. Setback annotations included
  - 04. Easement location removed from upper levels
  - 05. Building Height clarifications
  - 06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
  - 08.1. Rooftop C.O.S. area clarification Tower A plan included
  - 08.2. Rooftop C.O.S. area clarification Tower B plan included
  - 09.1. Views from the Sun diagrams included
  - 09.2. Shadow Diagrams clarified
  - 09.3. Shadow Diagrams clarified
  - 10. Lift Clarification by GWH & GYDE
  - 11. Storage Cages Schedule amended
  - 12. Storage Cages clarified for B1 1303 & 1209, GF 1209, L1 1409
  - 13. Carparking Space use shown in colour for clarification
  - 14.1. Bicycle Parking Schedule added
  - 14.2. Bicycle Parking Schedule added
  - 15. Shoring wall position moved 1130mm to the west to avoid inground latent condition
  - 16. Storage cages amended to have door access setback from driveway edges
  - 17. Bin Holding Room relocated from King Street to Bull Street
  - 18. King Street Bin Holding Room doors to King Street deleted and Fire Hydrant repositioned
  - 19. Approved Memorial Walkway design reinstated
  - 20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  - 21. Tower A internal corner apartment balcony size increased



- LEVEL 1**
- TOWER A - 2 RESIDENTIAL APARTMENTS**
- 1 Apartments Cross Ventilated
  - 1 Apartments Not Cross Ventilated
- TOWER B - 8 RESIDENTIAL APARTMENTS**
- 4 Apartments Cross Ventilated
  - 4 Apartments Not Cross Ventilated



- LEVEL 2**
- TOWER A - 10 RESIDENTIAL APARTMENTS**
- 5 Apartments Cross Ventilated
  - 5 Apartments Not Cross Ventilated
- TOWER B - 11 RESIDENTIAL APARTMENTS**
- 7 Apartments Cross Ventilated
  - 4 Apartments Not Cross Ventilated



- LEVEL 3**
- TOWER A - 10 RESIDENTIAL APARTMENTS**
- 5 Apartments Cross Ventilated
  - 5 Apartments Not Cross Ventilated
- TOWER B - 11 RESIDENTIAL APARTMENTS**
- 7 Apartments Cross Ventilated
  - 4 Apartments Not Cross Ventilated



- LEVEL 4**
- TOWER A - 10 RESIDENTIAL APARTMENTS**
- 5 Apartments Cross Ventilated
  - 5 Apartments Not Cross Ventilated
- TOWER B - 11 RESIDENTIAL APARTMENTS**
- 7 Apartments Cross Ventilated
  - 4 Apartments Not Cross Ventilated



- LEVEL 5**
- TOWER A - 10 RESIDENTIAL APARTMENTS**
- 5 Apartments Cross Ventilated
  - 5 Apartments Not Cross Ventilated
- TOWER B - 11 RESIDENTIAL APARTMENTS**
- 7 Apartments Cross Ventilated
  - 4 Apartments Not Cross Ventilated

BIMcloud: kaspdrim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODEL/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION					
01	DEVELOPMENT APPLICATION	MP	29.08.2018	09	TOWER A AND B SCHEMATIC DESIGN
02	DEVELOPMENT APPLICATION FOR COUNCIL	BB	19.08.2019	10	SECTION 4.55 APPLICATION SUBMISSION
03	DEVELOPMENT APPLICATION_AMENDED	NZ	22.05.2020	11	DEVELOPMENT APPLICATION
04	FOR COUNCIL DISCUSSION	PM	28.11.2022	12	UDRP AND COUNCIL RFI AMENDMENT ISSUE
05	CONCEPT DESIGN ISSUE	RAS	03.02.2023	13	COUNCIL RFI 2
06	TOWER B - SCHEMATIC DESIGN	AR	03.03.2023		
07	ISSUE FOR REVIEW	RAS	06.04.2023		
08	TOWER A AND B SCHEMATIC DESIGN	PM	17.05.2023		

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	21.03.2025	TF	16.04.2025	22104	1:1000@A3



**PROJECT**

ERA NEWCASTLE

124 - 126 BULL STREET, NEWCASTLE

WEST

**DRAWING TITLE**

PROPOSED CROSS VENTILATION DIAGRAMS

**FENDER KATSALIDIS**

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FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

**ISSUE PURPOSE**

DEVELOPMENT APPLICATION



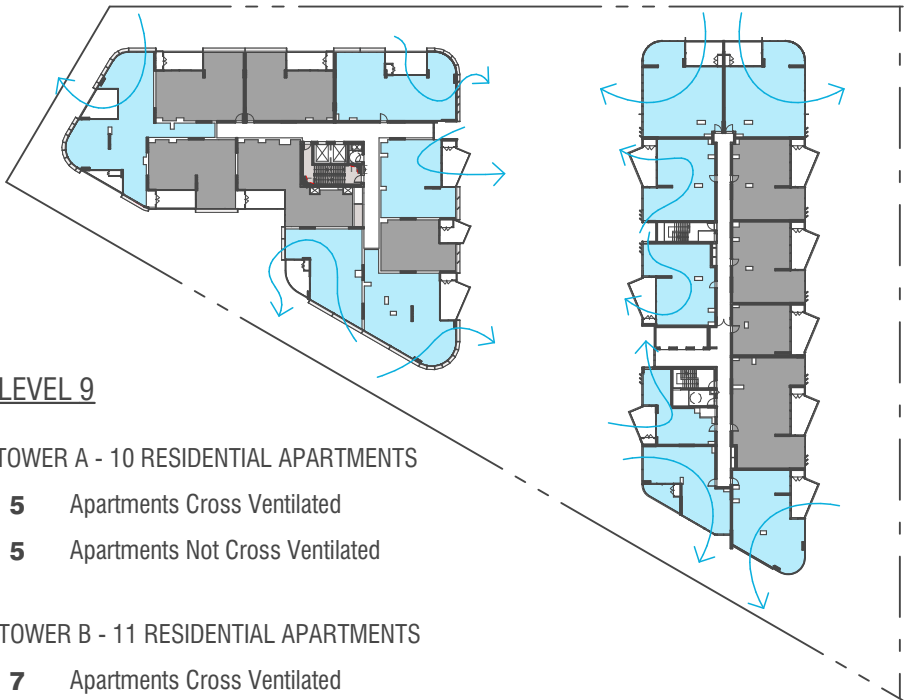
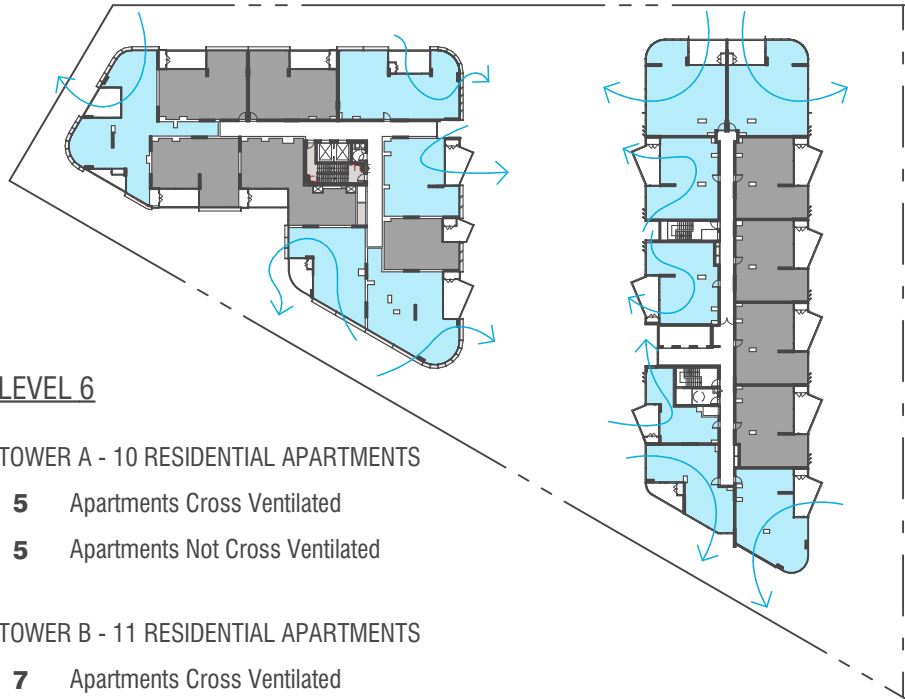
**REV.**

13

**DRAWING NO.**

DA513





BIMcloud: kaspdrbim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODELS/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION				REVISION			
01	GFA CALCULATIONS	BB	29.08.2018	09	SECTION 4.55 APPLICATION SUBMISSION	RL	06.06.2023
02	DEVELOPMENT APPLICATION FOR COUNCIL	BB	19.08.2019	10	SECTION 4.55 RFI SUBMISSION	TA	19.08.2019
03	FOR COUNCIL DISCUSSION	PM	28.11.2022	11	DEVELOPMENT APPLICATION	TA	16.10.2024
04	CONCEPT DESIGN ISSUE	RAS	03.02.2023	12	UDRP AND COUNCIL RFI AMENDMENT ISSUE	TF	21.03.2025
05	TOWER B - SCHEMATIC DESIGN	AR	03.03.2023	13	COUNCIL RFI 2	FK	24.04.2025
06	ISSUE FOR REVIEW	RAS	06.04.2023				
07	TOWER A AND B SCHEMATIC DESIGN	PM	17.05.2023				
08	TOWER A AND B SCHEMATIC DESIGN	TF	03.03.2023				

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	21.03.2025	TF	16.04.2025	22104	1:1000@A3

**PROJECT**  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

**DRAWING TITLE**  
PROPOSED CROSS VENTILATION DIAGRAMS

**FENDER KATSAIDIS**  
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TELEPHONE: +61 2 8216 3500  
FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

**ISSUE PURPOSE**  
DEVELOPMENT APPLICATION

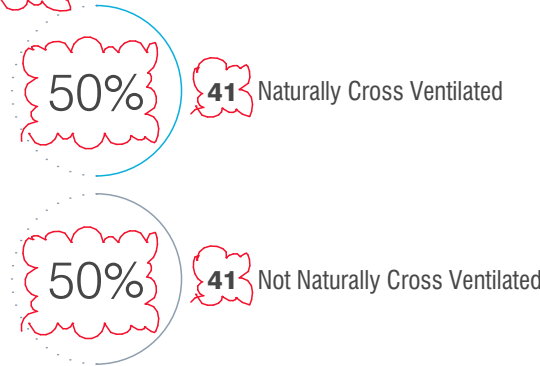


**REV.**  
13  
**DRAWING NO.**  
DA514

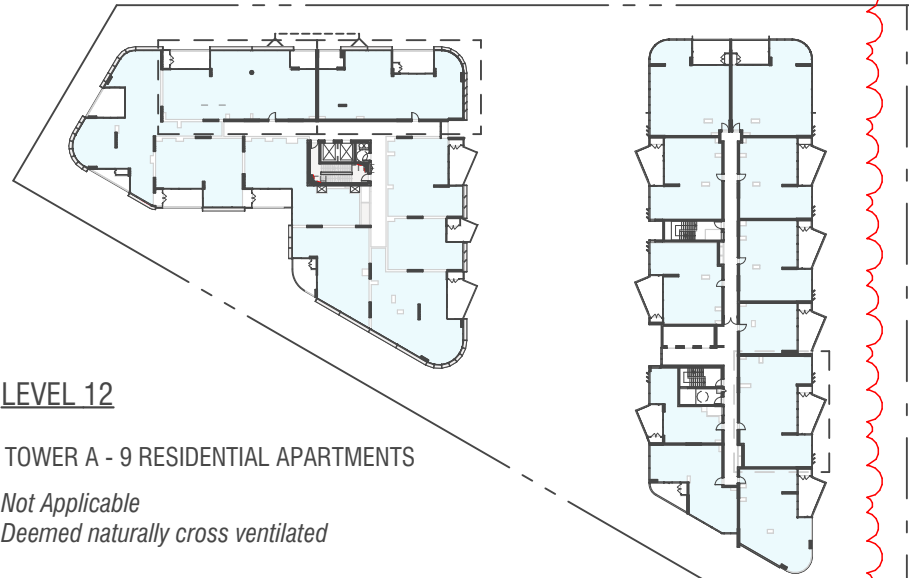
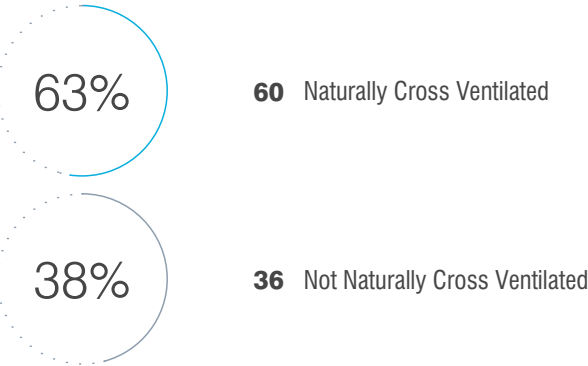


S U M M A R Y

TOWER A NATURAL CROSS VENTILATION  
82 RESIDENTIAL APARTMENTS ON LEVELS 1 - 9



TOWER B NATURAL CROSS VENTILATION  
96 RESIDENTIAL APARTMENTS ON LEVELS 1 - 9



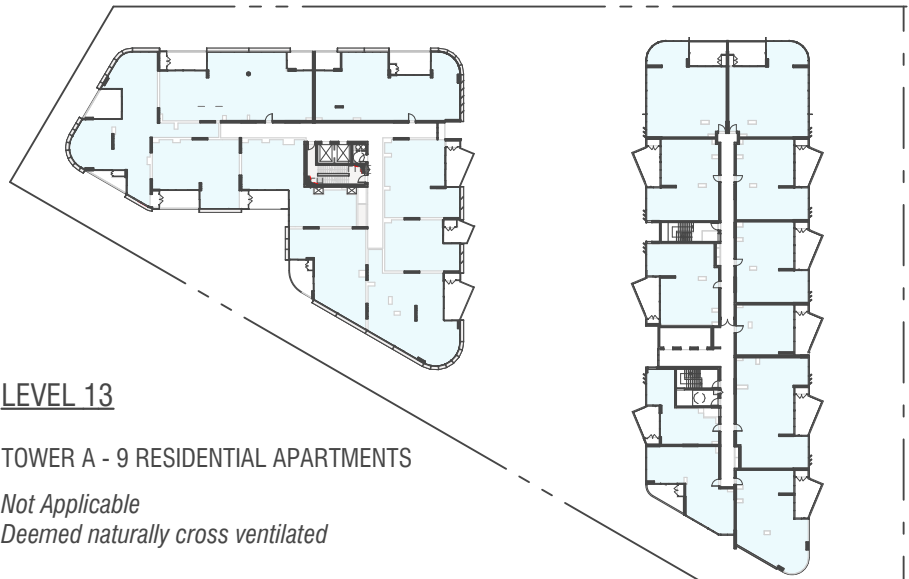
LEVEL 12

TOWER A - 9 RESIDENTIAL APARTMENTS

Not Applicable  
Deemed naturally cross ventilated

TOWER B - 11 RESIDENTIAL APARTMENTS

Not Applicable  
Deemed naturally cross ventilated



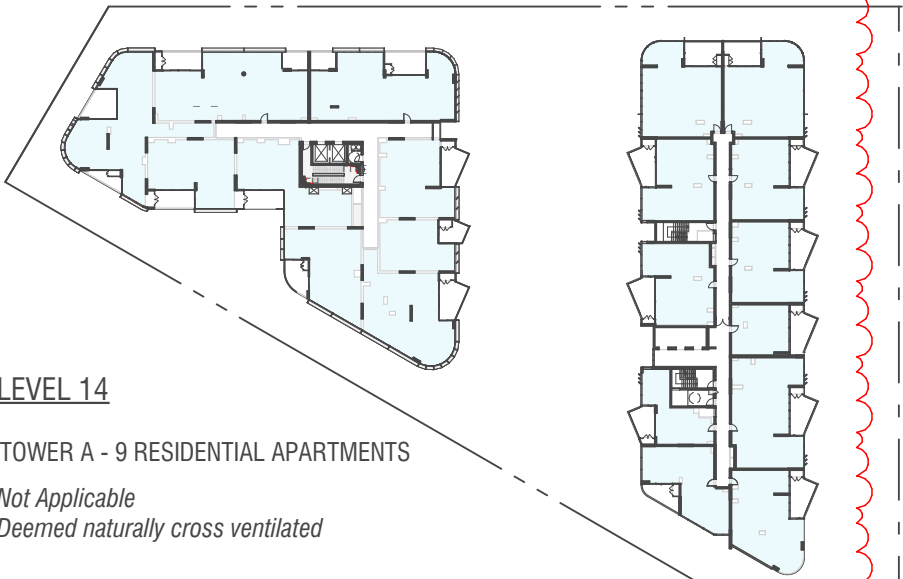
LEVEL 13

TOWER A - 9 RESIDENTIAL APARTMENTS

Not Applicable  
Deemed naturally cross ventilated

TOWER B - 11 RESIDENTIAL APARTMENTS

Not Applicable  
Deemed naturally cross ventilated



LEVEL 14

TOWER A - 9 RESIDENTIAL APARTMENTS

Not Applicable  
Deemed naturally cross ventilated

TOWER B - 11 RESIDENTIAL APARTMENTS

Not Applicable  
Deemed naturally cross ventilated

06

- Amendments Schedule
- 01. Project address updated
  - 02. Revision clouds identified
  - 03. Setback annotations included
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  - 05. Building Height clarifications
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  - 21. Tower A internal corner apartment balcony size increased

01

BIMcloud: kaspdrim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODELS/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION			REVISION		
01	GFA CALCULATIONS	BB	09	SECTION 4.55 APPLICATION SUBMISSION	RL
02	DEVELOPMENT APPLICATION FOR COUNCIL	BB	10	DEVELOPMENT APPLICATION	TA
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	21.03.2025	TF	16.04.2025	22104	1:1000@A3



PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

DRAWING TITLE  
PROPOSED CROSS VENTILATION DIAGRAMS

FENDER KATSALIDIS  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 12  
DRAWING NO. DA515





1 SOLAR ACCESS DIAGRAM - LEVEL 1



2 SOLAR ACCESS DIAGRAM - LEVEL 2

LEGENDS  
Yellow > 2 hrs Solar Access  
Orange < 2 hrs Solar Access  
Red 0 hrs Solar Access



3 SOLAR ACCESS DIAGRAM - LEVEL 3



4 SOLAR ACCESS DIAGRAM - LEVEL 4



5 SOLAR ACCESS DIAGRAM - LEVEL 5

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REVISION			
04	CONCEPT DESIGN ISSUE	FK	03.02.2023
05	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
06	ISSUE FOR REVIEW	FK	06.04.2023
07	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
08	TOWER A SCHEMATIC DESIGN RAC	FK	18.04.2023
09	SECTION 4.55 RFI SUBMISSION	FK	30.11.2023
10	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
11	DEVELOPMENT APPLICATION	FK	16.10.2024
12	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
13	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

THIS PROJECT IS SUBJECT TO THE FK QUALITY ASSURANCE SYSTEM

☒ SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.

☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.

☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.

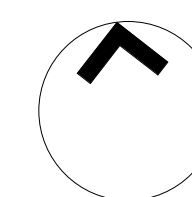
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	24.04.2025	TF	21/03/2025	22104	N.T.S.



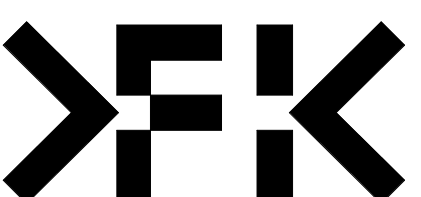
PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

DRAWING TITLE  
PROPOSED SOLAR ACCESS DIAGRAMS

FK  
WWW.FKAUSTRALIA.COM  
L21, 259 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 13  
DRAWING NO. DA517





1 SOLAR ACCESS DIAGRAM - LEVEL 6



2 SOLAR ACCESS DIAGRAM - LEVEL 7



3 SOLAR ACCESS DIAGRAM - LEVEL 8

**LEGENDS**

> 2 hrs Solar Access  
< 2 hrs Solar Access  
0 hrs Solar Access



4 SOLAR ACCESS DIAGRAM - LEVEL 9



5 SOLAR ACCESS DIAGRAM - LEVEL 10



6 SOLAR ACCESS DIAGRAM - LEVEL 11

Autodesk Docs://22104 309 King St Newcastle/22104\_309 KING ST\_AR\_PODIUM\_R24.vit

REVISION			REVISION
04	CONCEPT DESIGN ISSUE	FK	03.02.2023
05	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
06	ISSUE FOR REVIEW	FK	06.04.2023
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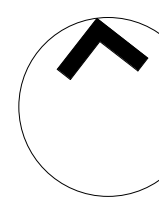
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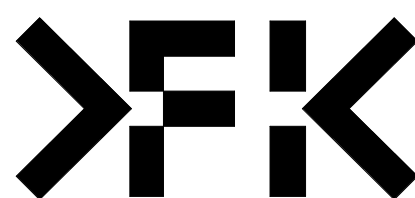
PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

DRAWING TITLE  
PROPOSED SOLAR ACCESS DIAGRAMS

FK  
WWW.FKAUSTRALIA.COM  
L2/1, 25/9 GEORGE STREET, SYDNEY  
NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 13  
DRAWING NO. DA518





LEVEL 5

TOWER A - 10 RESIDENTIAL APARTMENTS

7 > 2 hrs Solar Access  
0 < 2 hrs Solar Access  
3 0 hrs Solar Access

TOWER B - 11 RESIDENTIAL APARTMENTS

8 > 2 hrs Solar Access  
3 < 2 hrs Solar Access  
0 0 hrs Solar Access



LEVEL 5

TOWER A - 10 RESIDENTIAL APARTMENTS

7 > 2 hrs Solar Access  
0 < 2 hrs Solar Access  
3 0 hrs Solar Access

TOWER B - 11 RESIDENTIAL APARTMENTS

8 > 2 hrs Solar Access  
3 < 2 hrs Solar Access  
0 0 hrs Solar Access



LEVEL 5

TOWER A - 10 RESIDENTIAL APARTMENTS

7 > 2 hrs Solar Access  
0 < 2 hrs Solar Access  
3 0 hrs Solar Access

TOWER B - 11 RESIDENTIAL APARTMENTS

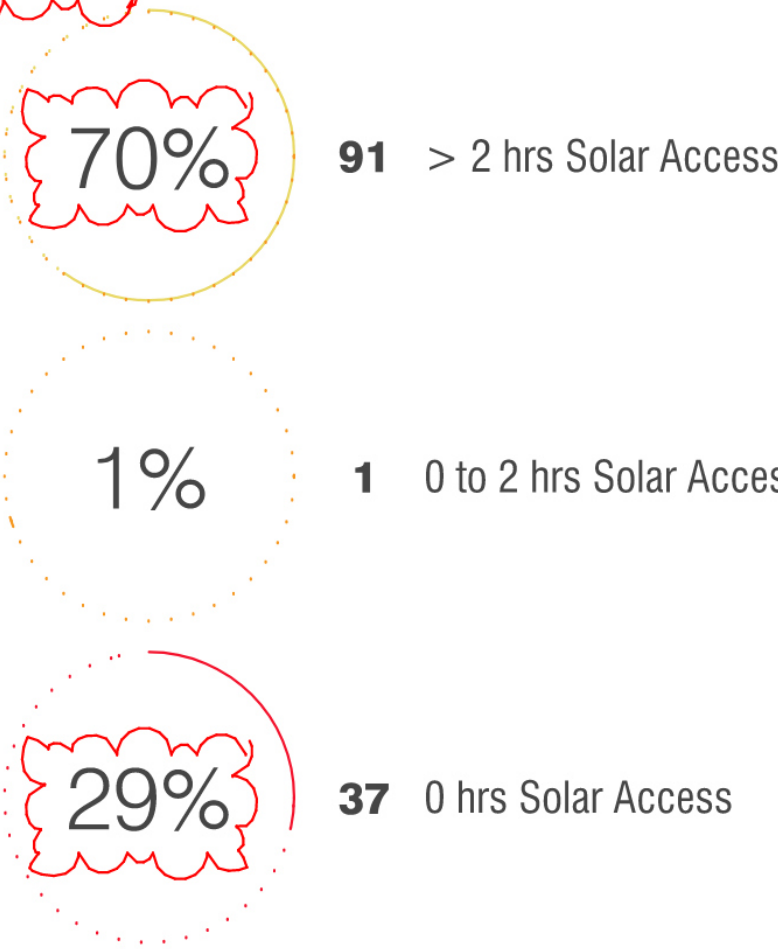
11 > 2 hrs Solar Access  
0 < 2 hrs Solar Access  
0 0 hrs Solar Access

LEGENDS

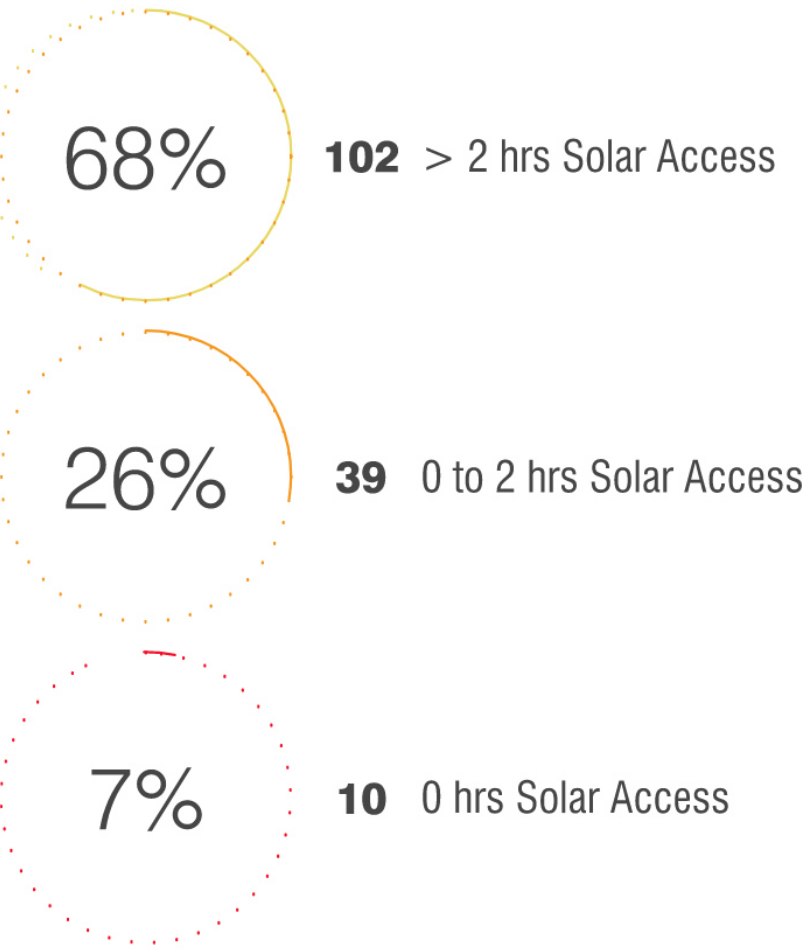
> 2 hrs Solar Access  
< 2 hrs Solar Access  
0 hrs Solar Access

## SUMMARY

### TOWER A SOLAR ACCESS 129 RESIDENTIAL APARTMENTS



### TOWER B SOLAR ACCESS 151 RESIDENTIAL APARTMENTS



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REVISION			REVISION
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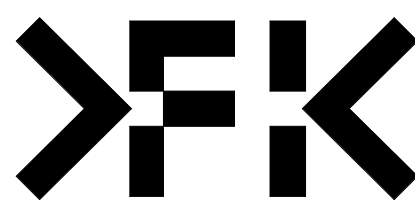
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

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FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV. 13  
DRAWING NO. DA519

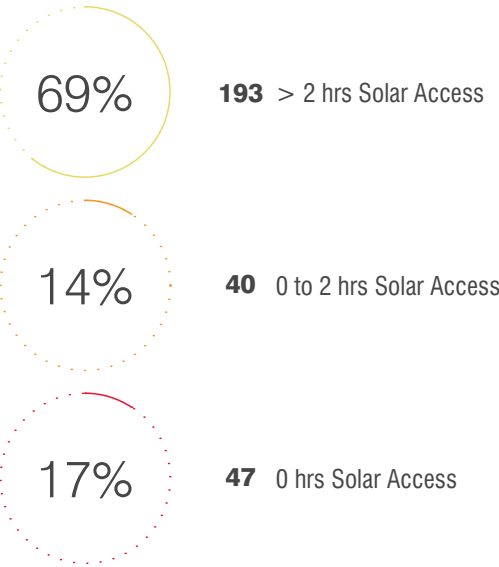


November 2024	BSA Reference: 13436
Building Sustainability Assessments enquiries@buildingsustainability.net.au	Ph: (02) 4962 3439 www. buildingsustainability.net.au
<div>Important Note</div> <div>The following specification was used to achieve the thermal performance values indicated on the Assessor Certificate. If the proposed construction varies to those detailed below than the Assessor and NatHERS certificates will no longer be valid. Assessments assume that the BCA provisions for building sealing &amp; ventilation are complied with at construction.</div> <div>In NSW both BASIX &amp; the BCA variations must be complied with, in particular the following:</div> <div>- Thermal construction in accordance with Vol 1 Section J1.2 or Vol 2 Part 3.12.1.1</div> <div>- Thermal breaks for Class 1 dwellings in accordance with Part 3.12.1.2(c) &amp; 3.12.1.4(d)</div> <div>- Floor insulation for Class 1 dwellings as per Part 3.12.1.5(a)(ii), (iii) &amp; (e) or (c), (d) &amp; (e)</div> <div>- Building sealing in accordance with Section J3 or Part 3.12.3.1 to 3.12.3.6.</div>	
Thermal Performance Specifications (sole occupancy units only)	
External Wall Construction	
Concrete + Plasterboard	R2.5
Lightweight & Colour backed glazing	R2.5
Concrete columns + Plasterboard	R1.0
Internal Wall Construction	
Plasterboard on studs & Concrete (internal to units)	None
Plasterboard on studs (adjacent to common lobbies)	R2.5
Concrete + Plasterboard (adjacent to lift/stair cores & columns)	R1.0
Plasterboard on double studs (party walls between units)	R2.0 + R2.0
Ceiling Construction	
Plasterboard	None (see roof) + Air gap above
Roof Construction	
Concrete	Concrete (SA0.50) R1.0 under concrete decks above to Level 1 units
Concrete	Concrete (SA0.50) R3.35 under concrete roof decks to Level 14 units
Floor Construction	
Concrete	As drawn (if not noted default values used) R1.4 to unit B0202 lobby below
Concrete	As drawn (if not noted default values used) R1.4 to units with carpark below
Concrete	As drawn (if not noted default values used) None to all other units
Windows	
Glass and frame type	U value SHGC Range Area sq m
Performance glazing Type A	4.50 0.45 - 0.55 As drawn
Performance glazing Type B	4.50 0.55 - 0.67 As drawn
Type A windows are awning windows, bifolds, casements, tilt 'n 'turn' windows, entry doors, french doors	
Type B windows are double hung windows, sliding windows & doors, fixed windows, stacker doors, louvres	
Skylights	
Glass and frame type	U SHGC Area sq m Detail
U and SHGC values are according to AFRC. Alternate products may be used if the U value is lower & the SHGC is within the range specified	
Shade elements	
(eaves, verandahs, awnings etc)	
All shade elements modelled as drawn	
Ceiling Penetrations	
(downlights, exhaust fans, flues etc)	
Modelled as drawn and/or to comply with the ventilation and sealing requirements of the BCA	
Ducting is modelled at 150mm. No insulation losses from downlighting have been modelled.	
Additional Notes	
Nil	

# ADG COMPLIANCE

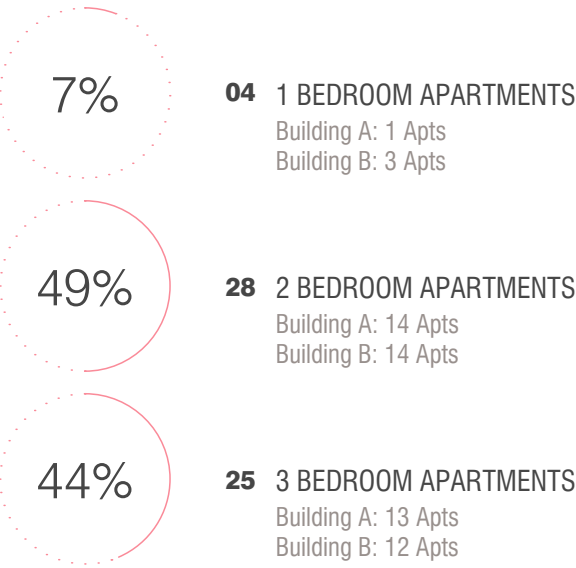
## SOLAR ACCESS

ACROSS BOTH TOWERS - 280 APARTMENTS



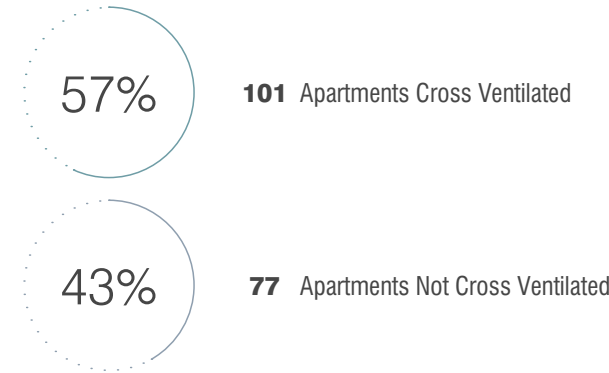
## DDA & SILVER LHG APARTMENTS

ACROSS BOTH TOWERS - 57 APARTMENTS (20%)



## CROSS VENTILATION

ACROSS BOTH TOWERS - 178 APARTMENTS ON LEVELS 1 - 9



- Amendments Schedule
01. Project address updated
  02. Revision clouds identified
  03. Setback annotations included
  04. Easement location removed from upper levels
  05. Building Height clarifications
  06. Labelling updated on Natural Ventilation plans
  - 07.1. Deep Soil Zone clarified on plans
  - 07.2. Deep Soil Zone amended on apartment sections
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  19. Approved Memorial Walkway design reinstated
  20. Tower A corridor shortened / window added to adjoining apartment to allow cross ventilation
  21. Tower A internal corner apartment balcony size increased

## COMMUNAL AREAS (OTHER)

Tower A Residential Amenity= 57 sq.m.  
Tower A Communal Facilities= 82 sq.m.  
Tower A Gym= 118 sq.m.

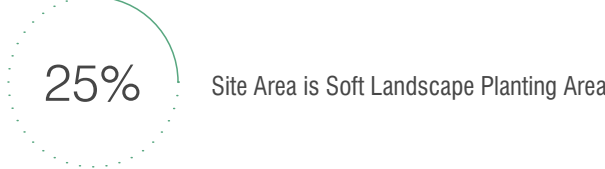
Tower B Communal Facilities= 100 sq.m.  
Tower B Gym= 63 sq.m.

## LANDSCAPE

ACROSS THE WHOLE SITE (EXCLUDES L2 BALCONY PLANTER BOXES)

Refer to Oculus Landscape Plans

Total Area= 1 634 sq.m.



## COMMUNAL OPEN SPACE

INCLUDES MEMORIAL WALKWAY

Site Area = 6 631sq.m.  
Level 1 = 1 134 sq.m.  
Rooftop Tower A = 623 sq.m.  
Rooftop Tower B = 1 006 sq.m.  
Memorial Walkway = 1 033 sq.m.  
TOTAL = 3 796 sq.m.



## BICYCLE PARKING

	RES CAGED BIKES	RES RACKED BIKES	VIS BIKE STORE
B2	117	4	-
B1	113	-	-
G	25	9	27
L1	15	-	-
TOTAL	270	13	27

BIMcloud: Rkaprdbim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODEL/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION			REVISION		
01	DEVELOPMENT APPLICATION	MP	29.08.2018	09	SECTION 4.55 APPLICATION SUBMISSION
02	DEVELOPMENT APPLICATION FOR COUNCIL	BB	19.08.2019	10	SECTION 4.55 RFI SUBMISSION
03	DEVELOPMENT APPLICATION_AMENDED	NZ	22.05.2020	11	SECTION 4.55 RFI SUBMISSION
04	FOR COUNCIL DISCUSSION	PM	28.11.2022	12	DEVELOPMENT APPLICATION
05	TOWER B - SCHEMATIC DESIGN	AR	03.03.2023	13	DEVELOPMENT APPLICATION
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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	21.03.2025	TF	22.04.2025	22104	N.T.S.@A3

PROJECT

ERA NEWCASTLE

124 - 126 BULL STREET, NEWCASTLE WEST

DRAWING TITLE
COMPLIANCE SUMMARY

FENDER KATSALEDIS

WWW.FKAUSTRALIA.COM

L21, 259 GEORGE STREET, SYDNEY

NEW SOUTH WALES 2000 AUSTRALIA

TELEPHONE: +61 2 8216 3500

FENDER KATSALEDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE
DEVELOPMENT APPLICATION

REV.	DRAWING NO.
15	DA524



APARTMENT MIX SCHEDULE			
		QTY	AREA
TOWER A			
	R - 1A	1	57
	R - 1B	13	780
	R - 2A	1	96
	R - 2B	13	1 170
	R - 2C	13	1 235
	R - 2D	33	2 925
	R - 2E	13	1 157
	R - 3B	13	1 534
	R - 3C	13	1 859
	R - 3D	10	1 240
	R - 3E	3	474
	R - 3F	3	435
		1 2 9	1 2,9 6 2 m 2
TOWER B			
	R - 1A	10	509
	R - 1B	3	153
	R - 1C	7	350
	R - 2A	22	1 936
	R - 2B	13	1 153
	R - 2C	7	609
	R - 2D	13	1 157
	R - 2E	13	1 066
	R - 2F	13	1 131
	R - 3A	4	452
	R - 3B	10	1 130
	R - 3C	8	904
	R - 3D	6	678
	R - 3F	14	1 429
	R - 3G	7	868
	R - 3H	1	103
		151	13 628 m²
		2 8 0	2 6,5 9 0 m 2

01

Apartment Mix Schedule

GFA SCHEDULE	
LEVEL	GFA
TOWER A :	
Not Placed	0 m²
BASEMENT B2	12 m²
BASEMENT B1	12 m²
GROUND	430 m²
LEVEL 1	788 m²
LEVEL 2A	1139 m²
LEVEL 3A	1136 m²
LEVEL 4A	1136 m²
LEVEL 5A	1136 m²
LEVEL 6A	1136 m²
LEVEL 7A	1136 m²
LEVEL 8A	1136 m²
LEVEL 9A	1136 m²
LEVEL 10A	1136 m²
LEVEL 11A	1136 m²
LEVEL 12A	1136 m²
LEVEL 13A	1136 m²
LEVEL 14A	1136 m²
LEVEL 15A	166 m²
	16181 m²
TOWER B :	
BASEMENT B2	16 m²
BASEMENT B1	16 m²
GROUND	789 m²
LEVEL 1	1211 m²
LEVEL 2A	1180 m²
LEVEL 3A	1181 m²
LEVEL 4A	1181 m²
LEVEL 5A	1181 m²
LEVEL 6A	1181 m²
LEVEL 7A	1181 m²
LEVEL 8A	1181 m²
LEVEL 9A	1181 m²
LEVEL 10A	1181 m²
LEVEL 11A	1181 m²
LEVEL 12A	1179 m²
LEVEL 13A	1179 m²
LEVEL 14A	1179 m²
LEVEL 15A	255 m²
	17634 m²
TOTAL	33815 m²

CARPARKING SCHEDULE

LEVEL 01

24 RESIDENTIAL

2 RESIDENTIAL VISITORS

TOTAL: 26 CAR BAYS

GROUND FLOOR

2 DDA RESIDENTIAL VISITOR

2 DDA RESIDENTIAL

10 RETAIL / COMMERCIAL

1 CAR WASH BAY

1 RETAIL DELIVERY BAY

38 RESIDENTIAL

6 RESIDENTIAL VISITOR

(3 MOTORCYCLES)

TOTAL: 60 CAR BAYS

BASEMENT 01

152 RESIDENTIAL

1 RESIDENTIAL VISITOR

(8 MOTORCYCLES)

TOTAL: 153 CAR BAYS

BASEMENT 02

158 RESIDENTIAL

1 RESIDENTIAL VISITOR

(6 MOTORCYCLES)

TOTAL: 159 CAR BAYS

OVERALL TOTAL VEHICLE SPACES: 398

TOTAL RESIDENTIAL: 372 BAYS (372 REQ.)

TOTAL MOTORCYCLES: 17 BAYS

TOTAL BICYCLES: 283 RES BAYS ( + 27 VIS )

G F A & F S R

S I T E   A R E A

6 , 6 3 1 m ²

G F A

3 3 , 8 1 5 m ²

F S R

5 : 1

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BIMcloud: fkaasprdbim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODELS/SD TP-DA/CENTRAL MODELS/22104 SA.55 Tower B


REVISION				REVISION				QUALITY ASSURANCE				NOTES				PROJECT			
02	DEVELOPMENT APPLICATION	MP	29.08.2018	10	SECTION 4.55 APPLICATION SUBMISSION	TF	06.06.2023	(FK IS A CERTIFIED COMPANY TO ISO 9001:2015)				THIS DRAWING IS COPYRIGHT AND SHALL REMAIN THE PROPERTY OF FENDER KATSALEDIS (AUST) PTY LTD				309 King Street			
03	DEVELOPMENT APPLICATION FOR COUNCIL	BB	19.08.2019	11	DEVELOPMENT APPLICATION	TA	16.10.2024	THIS PROJECT IS SUBJECT TO THE FK QUALITY ASSURANCE SYSTEM				CHECK AND VERIFY ALL DIMENSIONS ON SITE PRIOR TO COMMENCING WORK. DRAWING TO BE READ				NEW SOUTH WALES 2000 AUSTRALIA			
04	DEVELOPMENT APPLICATION_AMENDED	NZ	22.05.2020	12	UDRP AND COUNCIL RFI AMENDMENT ISSUE	TF	21.03.2025	<input type="checkbox"/> SCHEMATIC DESIGN REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.				IN CONJUNCTION WITH ALL OTHER CONTRACT DOCUMENTS. DO NOT SCALE DRAWINGS. USE FIGURED				TELEPHONE: +61 2 8216 3500			
05	FOR COUNCIL DISCUSSION	PM	28.11.2022	13	COUNCIL RFI 2	FK	24.04.2025	<input type="checkbox"/> DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.				TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.				FENDER KATSALEDIS (AUST) PTY LTD ACN 092 943 032			
06	TOWER B - SCHEMATIC DESIGN	AR	03.03.2023	14	COUNCIL RFI 2 - UPDATE	FK	02.05.2025	<input type="checkbox"/> CONSTRUCTION DOCUMENTATION REVIEW FOR THIS DRAWING IS YET TO BE COMPLETED.				DIMENSIONS ONLY. SEEK CLARIFICATION OF INCONSISTENCIES / CONFLICTS.				DRAWING TITLE			
07	ISSUE FOR REVIEW	RAS	06.04.2023					IF THIS DRAWING IS STAMPED UNCONTROLLED COPY THEN IT IS TO BE CONSIDERED A				YIELD SUMMARY				ISSUE PURPOSE			
08	TOWER A AND B SCHEMATIC DESIGN	PM	17.05.2023					DRAFT. SUBJECT TO REVISION WITHOUT NOTICE								DEVELOPMENT APPLICATION			
09	TOWER A AND B SCHEMATIC DESIGN	TF	03.03.2023																



REV. 14

DRAWING NO. DA525



	APARTMENT NUMBER	APARTMENT TYPE	APARTMENT M <sup>2</sup>	BALCONY M <sup>2</sup>	INTERNAL STORAGE M <sup>3</sup>	EXTERNAL STORAGE M <sup>3</sup>	TOTAL STORAGE M <sup>3</sup>	SOLAR	VENTILATION	LIVABLE	ADAPTABLE
TOWER A	101	R - 2A	96	12	7.15	16.0	23.1	0HRS	YES	NO	N/A
TOWER A	102	R - 1A	57	13	3.27	13.9	17.1	0HRS	NO	NO	N/A
TOWER A	201	R - 2E	89	15	4.59	17.2	21.8	2HRS	NO	NO	N/A
TOWER A	202	R - 1B	60	8	3	13.9	16.9	2HRS	NO	NO	N/A
TOWER A	203	R - 3B	118	15	4.23	31.0	35.2	2HRS	YES	SILVER	N/A
TOWER A	204	R - 2B	89	12	4	17.2	21.2	0HRS	YES	NO	N/A
TOWER A	205	R - 2C	92	16	8.4	13.9	22.3	0HRS	NO	NO	N/A
TOWER A	206	R - 2D	88	11	4.32	13.9	18.2	0HRS	NO	NO	N/A
TOWER A	207	R - 3C	143	22	7.2	6.0	13.2	2HRS	YES	SILVER	N/A
TOWER A	208	R - 2D	88	11	4.32	16.2	20.5	2HRS	NO	NO	N/A
TOWER A	209	R - 2D	88	11	4.6	13.9	18.5	2HRS	NO	NO	N/A
TOWER A	210	R - 3D	123	15	4.38	7.7	12.1	2HRS	YES	SILVER	N/A
TOWER A	301	R - 2E	89	15	4.59	13.9	18.5	2HRS	NO	NO	N/A
TOWER A	302	R - 1B	60	8	3	15.9	18.9	2HRS	NO	NO	N/A
TOWER A	303	R - 3B	118	15	4.23	5.8	10.0	2HRS	YES	SILVER	N/A
TOWER A	304	R - 2B	89	12	4	11.7	15.7	0HRS	YES	NO	N/A
TOWER A	305	R - 2C	92	16	8.4	15.0	23.4	0HRS	NO	NO	N/A
TOWER A	306	R - 2D	88	11	4.32	13.9	18.2	0HRS	NO	NO	N/A
TOWER A	307	R - 3C	143	22	7.2	11.9	19.1	2HRS	YES	SILVER	N/A
TOWER A	308	R - 2D	88	11	4.32	15.0	19.3	2HRS	NO	NO	N/A
TOWER A	309	R - 2D	88	11	4.6	3.5	8.1	2HRS	NO	NO	N/A
TOWER A	310	R - 3D	123	15	4.38	9.7	14.0	2HRS	YES	SILVER	N/A
TOWER A	401	R - 2E	88	15	4.59	4.6	9.2	2HRS	NO	NO	N/A
TOWER A	402	R - 1B	60	8	3	3.6	6.6	2HRS	NO	NO	N/A
TOWER A	403	R - 3B	118	15	4.23	9.1	13.3	2HRS	YES	SILVER	N/A
TOWER A	404	R - 2B	90	12	4	4.2	8.2	0HRS	YES	NO	N/A
TOWER A	405	R - 2C	92	12	8.4	2.8	11.2	0HRS	NO	NO	N/A
TOWER A	406	R - 2D	88	12	4.32	4.1	8.4	0HRS	NO	NO	N/A
TOWER A	407	R - 3C	143	16	7.2	33.2	40.4	2HRS	YES	SILVER	N/A
TOWER A	408	R - 2D	88	11	4.32	7.5	11.8	2HRS	NO	NO	N/A
TOWER A	409	R - 2D	88	12	4.6	3.6	8.2	2HRS	NO	NO	N/A
TOWER A	410	R - 3D	123	15	4.38	29.4	33.8	2HRS	YES	SILVER	N/A
TOWER A	501	R - 2E	88	15	4.59	4.3	8.8	2HRS	NO	NO	N/A
TOWER A	502	R - 1B	60	8	3	5.3	8.3	2HRS	NO	NO	N/A
TOWER A	503	R - 3B	118	15	4.23	33.8	38.1	2HRS	YES	SILVER	N/A
TOWER A	504	R - 2B	89	12	4	5.4	9.4	0HRS	YES	NO	N/A
TOWER A	505	R - 2C	92	12	8.4	7.3	15.7	0HRS	NO	NO	N/A
TOWER A	506	R - 2D	88	12	4.32	3.7	8.0	0HRS	NO	NO	N/A
TOWER A	507	R - 3C	143	16	7.2	6.8	14.0	2HRS	YES	SILVER	N/A
TOWER A	508	R - 2D	89	11	4.32	4.1	8.4	2HRS	NO	NO	N/A
TOWER A	509	R - 2D	89	12	4.6	5.8	10.4	2HRS	NO	NO	N/A
TOWER A	510	R - 3D	123	15	4.38	9.1	13.5	2HRS	YES	SILVER	N/A
TOWER A	601	R - 2E	88	15	4.59	3.4	8.0	2HRS	NO	NO	N/A

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REVISION

01	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
02	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
03	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
04	DEVELOPMENT APPLICATION	FK	16.10.2024
05	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE

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21/03/2025

JOB NO.

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PROJECT

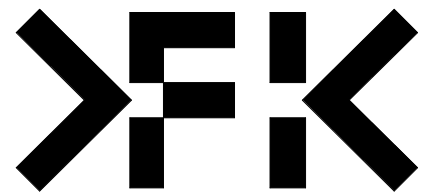
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NEW SOUTH WALES 2000 AUSTRALIA  
TELEPHONE: +61 2 8216 3500  
FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE

DEVELOPMENT APPLICATION


REV.

05

DRAWING NO.

DA550



	APARTMENT NUMBER	APARTMENT TYPE	APARTMENT M <sup>2</sup>	BALCONY M <sup>2</sup>	INTERNAL STORAGE M <sup>3</sup>	EXTERNAL STORAGE M <sup>3</sup>	TOTAL STORAGE M <sup>3</sup>	SOLAR	VENTILATION	LIVABLE	ADAPTABLE
TOWER A	602	R - 1B	60	8	3	5.2	8.2	2HRS	NO	NO	N/A
TOWER A	603	R - 3B	118	15	4.23	9.1	13.3	2HRS	YES	SILVER	N/A
TOWER A	604	R - 2B	89	12	4	25.1	29.1	0HRS	YES	NO	N/A
TOWER A	605	R - 2C	92	12	8.4	6.5	14.9	0HRS	NO	NO	N/A
TOWER A	606	R - 2D	88	12	4.32	13.6	17.9	0HRS	NO	NO	N/A
TOWER A	607	R - 3C	143	16	7.2	4.6	11.8	2HRS	YES	SILVER	N/A
TOWER A	608	R - 2D	88	11	4.32	4.5	8.9	2HRS	NO	NO	N/A
TOWER A	609	R - 2D	88	11	4.6	6.5	11.1	2HRS	NO	NO	N/A
TOWER A	610	R - 3D	123	15	4.38	33.2	37.6	2HRS	YES	SILVER	N/A
TOWER A	701	R - 2E	88	15	4.59	4.5	9.1	2HRS	NO	NO	N/A
TOWER A	702	R - 1B	60	8	3	3.4	6.4	2HRS	NO	NO	N/A
TOWER A	703	R - 3B	118	15	4.23	6.0	10.2	2HRS	YES	SILVER	N/A
TOWER A	704	R - 2B	89	12	4	5.7	9.7	0HRS	YES	NO	N/A
TOWER A	705	R - 2C	92	12	8.4	13.9	22.3	0HRS	NO	NO	N/A
TOWER A	706	R - 2D	88	12	4.32	13.9	18.2	0HRS	NO	NO	N/A
TOWER A	707	R - 3C	143	16	7.2	5.2	12.4	2HRS	YES	SILVER	N/A
TOWER A	708	R - 2D	88	11	4.32	17.2	21.5	2HRS	NO	NO	N/A
TOWER A	709	R - 2D	88	11	4.6	13.9	18.5	2HRS	NO	NO	N/A
TOWER A	710	R - 3D	123	15	4.38	7.7	12.1	2HRS	YES	SILVER	N/A
TOWER A	801	R - 2E	88	15	4.59	17.2	21.8	2HRS	NO	NO	N/A
TOWER A	802	R - 1B	60	8	3	13.9	16.9	2HRS	NO	NO	N/A
TOWER A	803	R - 3B	118	15	4.23	7.0	11.2	2HRS	YES	SILVER	N/A
TOWER A	804	R - 2B	89	12	4	13.9	17.9	0HRS	YES	NO	N/A
TOWER A	805	R - 2C	92	12	8.4	16.2	24.6	0HRS	NO	NO	N/A
TOWER A	806	R - 2D	88	12	4.32	13.9	18.2	0HRS	NO	NO	N/A
TOWER A	807	R - 3C	143	16	7.2	11.9	19.1	2HRS	YES	SILVER	N/A
TOWER A	808	R - 2D	88	11	4.32	13.9	18.2	2HRS	NO	NO	N/A
TOWER A	809	R - 2D	88	11	4.6	14.7	19.3	2HRS	NO	NO	N/A
TOWER A	810	R - 3D	123	15	4.38	11.3	15.7	2HRS	YES	SILVER	N/A
TOWER A	901	R - 2E	88	14	4.59	17.9	22.5	2HRS	NO	NO	N/A
TOWER A	902	R - 1B	60	8	3	15.0	18.0	2HRS	NO	NO	N/A
TOWER A	903	R - 3B	118	15	4.23	5.0	9.2	2HRS	YES	SILVER	N/A
TOWER A	904	R - 2B	89	12	4	13.9	17.9	0HRS	YES	NO	N/A
TOWER A	905	R - 2C	92	12	8.4	15.0	23.4	0HRS	NO	NO	N/A
TOWER A	906	R - 2D	88	12	4.32	8.1	12.4	0HRS	NO	NO	N/A
TOWER A	907	R - 3C	143	16	7.2	27.2	34.4	2HRS	YES	SILVER	N/A
TOWER A	908	R - 2D	88	11	4.32	3.8	8.1	2HRS	NO	NO	N/A
TOWER A	909	R - 2D	88	11	4.6	4.6	9.2	2HRS	NO	NO	N/A
TOWER A	910	R - 3D	123	15	4.38	34.6	39.0	2HRS	YES	SILVER	N/A
TOWER A	1001	R - 2E	88	15	4.59	4.9	9.5	2HRS	NO	NO	N/A
TOWER A	1002	R - 1B	60	8	3	4.0	7.0	2HRS	NO	NO	N/A
TOWER A	1003	R - 3B	118	15	4.23	5.0	9.2	2HRS	YES	SILVER	N/A
TOWER A	1004	R - 2B	89	12	4	10.3	14.3	0HRS	YES	NO	N/A
TOWER A	1005	R - 2C	92	12	8.4	2.8	11.2	0HRS	NO	NO	N/A

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REVISION

01	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
02	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
03	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
04	DEVELOPMENT APPLICATION	FK	16.10.2024
05	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE

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PROJECT

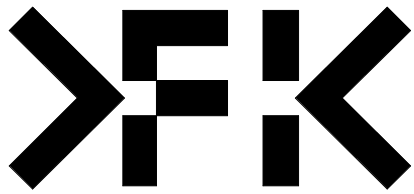
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FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE

DEVELOPMENT APPLICATION


REV.

05

DRAWING NO.

DA551



	APARTMENT NUMBER	APARTMENT TYPE	APARTMENT M <sup>2</sup>	BALCONY M <sup>2</sup>	INTERNAL STORAGE M <sup>3</sup>	EXTERNAL STORAGE M <sup>3</sup>	TOTAL STORAGE M <sup>3</sup>	SOLAR	VENTILATION	LIVABLE	ADAPTABLE
TOWER A	1006	R - 2D	88	12	4.32	7.5	11.8	0HRS	NO	NO	N/A
TOWER A	1007	R - 3C	143	22	7.2	9.1	16.3	2HRS	YES	SILVER	N/A
TOWER A	1008	R - 2D	88	12	4.32	3.8	8.1	2HRS	NO	NO	N/A
TOWER A	1009	R - 2D	88	12	4.6	5.9	10.5	2HRS	NO	NO	N/A
TOWER A	1010	R - 3D	123	15	4.38	9.1	13.5	2HRS	YES	SILVER	N/A
TOWER A	1101	R - 2E	88	15	4.59	11.2	15.8	2HRS	NO	NO	N/A
TOWER A	1102	R - 1B	60	8	3	0.5	3.5	2HRS	NO	NO	N/A
TOWER A	1103	R - 3B	118	15	4.23	4.5	8.7	2HRS	YES	SILVER	N/A
TOWER A	1104	R - 2B	89	12	4	4.3	8.3	0HRS	YES	NO	N/A
TOWER A	1105	R - 2C	92	12	8.4	3.4	11.8	0HRS	NO	NO	N/A
TOWER A	1106	R - 2D	88	12	4.32	4.7	9.0	0HRS	NO	NO	N/A
TOWER A	1107	R - 3C	143	22	7.2	8.4	15.6	2HRS	YES	SILVER	N/A
TOWER A	1108	R - 3F	144	12	4.32	4.2	8.5	2HRS	NO	NO	N/A
TOWER A	1109	R - 3E	158	12	4.6	4.3	8.9	2HRS	NO	NO	N/A
TOWER A	1110	R - 3D	123	15	4.38	6.4	10.8	2HRS	YES	SILVER	N/A
TOWER A	1201	R - 2E	88	15	4.59	12.1	16.7	2HRS	NO	NO	N/A
TOWER A	1202	R - 1B	60	8	3	5.0	8.0	2HRS	NO	NO	N/A
TOWER A	1203	R - 3B	118	15	4.23	3.8	8.0	2HRS	YES	SILVER	N/A
TOWER A	1204	R - 2B	89	12	4	13.6	17.6	0HRS	YES	NO	N/A
TOWER A	1205	R - 2C	92	16	8.4	4.5	12.9	0HRS	NO	NO	N/A
TOWER A	1206	R - 2D	88	11	4.32	6.5	10.8	0HRS	NO	NO	N/A
TOWER A	1207	R - 3C	143	22	7.2	2.5	9.7	2HRS	YES	SILVER	N/A
TOWER A	1208	R - 3F	144	14	6.1	9.7	15.8	2HRS	NO	SILVER	N/A
TOWER A	1209	R - 3E	158	20	5.3	12.7	18.0	2HRS	YES	SILVER	N/A
TOWER A	1301	R - 2E	89	15	4.59	4.5	9.1	2HRS	NO	NO	N/A
TOWER A	1302	R - 1B	60	8	3	3.4	6.4	2HRS	NO	NO	N/A
TOWER A	1303	R - 3B	118	15	4.23	5.8	10.0	2HRS	YES	SILVER	N/A
TOWER A	1304	R - 2B	89	12	4	6.8	10.8	<2HRS	YES	NO	N/A
TOWER A	1305	R - 2C	92	16	8.4	11.1	19.5	0HRS	NO	NO	N/A
TOWER A	1306	R - 2D	88	11	4.32	5.1	9.4	0HRS	NO	NO	N/A
TOWER A	1307	R - 3C	143	22	7.2	18.9	26.1	2HRS	YES	SILVER	N/A
TOWER A	1308	R - 3E	158	20	6.1	18.9	25.0	2HRS	NO	SILVER	N/A
TOWER A	1309	R - 3F	144	14	5.3	18.9	24.2	2HRS	YES	SILVER	N/A
TOWER A	1401	R - 2E	88	15	4.59	5.1	9.7	2HRS	NO	NO	N/A
TOWER A	1402	R - 1B	3d3	8	3	8.3	11.3	2HRS	NO	NO	N/A
TOWER A	1403	R - 3B	118	15	4.23	15.3	19.5	2HRS	YES	SILVER	N/A
TOWER A	1404	R - 2B	89	12	4	5.8	9.8	2HRS	YES	NO	N/A
TOWER A	1405	R - 2C	92	16	8.4	12.3	20.7	0HRS	NO	NO	N/A
TOWER A	1406	R - 2D	88	11	4.32	6.7	11.0	0HRS	NO	NO	N/A
TOWER A	1407	R - 3C	143	22	7.2	5.3	12.5	2HRS	YES	SILVER	N/A
TOWER A	1408	R - 3E	158	20	6.1	5.4	11.5	2HRS	YES	SILVER	N/A
TOWER A	1409	R - 3F	144	14	5.3	9.1	14.4	2HRS	YES	SILVER	N/A

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REVISION

01	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
02	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
03	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
04	DEVELOPMENT APPLICATION	FK	16.10.2024
05	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE

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21/03/2025

JOB NO.

22104

SCALE

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PROJECT

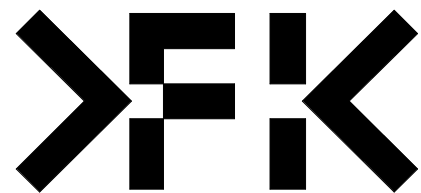
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
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FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE

DEVELOPMENT APPLICATION


REV.

05

DRAWING NO.

DA552



	APARTMENT NUMBER	APARTMENT TYPE	APARTMENT M <sup>2</sup>	BALCONY M <sup>2</sup>	INTERNAL STORAGE M <sup>3</sup>	EXTERNAL STORAGE M <sup>3</sup>	TOTAL STORAGE M <sup>3</sup>	SOLAR	VENTILATION	LIVABLE	ADAPTABLE
TOWER B	101	R - 3C	144	35	5.13	6.5	11.6	2HRS	YES	SILVER	N/A
TOWER B	102	R - 3A	144	35	5.13	15.0	20.2	2HRS	YES	NO	N/A
TOWER B	103	R - 2A	89	14	4.36	16.8	21.1	<2HRS	NO	NO	N/A
TOWER B	104	R - 2B	88	14	4.36	13.9	18.2	<2HRS	NO	NO	N/A
TOWER B	105	R - 2B	89	14	4.36	13.9	18.2	<2HRS	NO	SILVER	N/A
TOWER B	106	R - 2C	88	14	4.36	15.0	19.4	<2HRS	NO	NO	N/A
TOWER B	107	R - 3E	104	35	5.48	6.9	12.4	<2HRS	YES	NO	N/A
TOWER B	108	R - 3G	104	39	5.55	12.6	18.1	<2HRS	YES	NO	N/A
TOWER B	201	R - 2F	87	14	4.22	13.9	18.1	<2HRS	YES	NO	N/A
TOWER B	202	R - 2D	89	19	4.22	17.3	21.5	<2HRS	YES	NO	N/A
TOWER B	203	R - 3C	114	38	5.13	5.2	10.3	2HRS	YES	SILVER	N/A
TOWER B	204	R - 3A	114	35	5.13	6.4	11.5	2HRS	YES	NO	N/A
TOWER B	205	R - 2A	89	14	4.36	17.3	21.7	2HRS	NO	NO	N/A
TOWER B	206	R - 2B	89	14	4.36	13.9	18.2	2HRS	NO	NO	N/A
TOWER B	207	R - 2B	89	14	4.36	15.0	19.4	2HRS	NO	SILVER	N/A
TOWER B	208	R - 2C	88	14	4.36	15.3	19.7	2HRS	NO	NO	N/A
TOWER B	209	R - 3E	103	35	5.48	5.7	11.2	2HRS	YES	NO	N/A
TOWER B	210	R - 2E	82	29	4.17	15.3	19.5	<2HRS	YES	NO	N/A
TOWER B	211	R - 1A	51	11	3.47	15.6	19.1	0HRS	YES	NO	N/A
TOWER B	301	R - 2F	87	14	4.22	15.6	19.8	<2HRS	YES	NO	N/A
TOWER B	302	R - 2D	89	19	4.22	14.9	19.1	<2HRS	YES	NO	N/A
TOWER B	303	R - 3C	114	38	5.13	8.2	13.4	2HRS	YES	SILVER	N/A
TOWER B	304	R - 3A	114	35	5.13	8.2	13.4	2HRS	YES	NO	N/A
TOWER B	305	R - 2A	89	14	4.36	14.0	18.4	2HRS	NO	NO	N/A
TOWER B	306	R - 2B	89	14	4.36	4.5	8.9	2HRS	NO	SILVER	N/A
TOWER B	307	R - 2B	89	14	4.36	5.1	9.4	2HRS	NO	SILVER	N/A
TOWER B	308	R - 2C	88	14	4.36	6.9	11.3	2HRS	NO	NO	N/A
TOWER B	309	R - 3E	103	35	5.48	10.2	15.7	2HRS	YES	NO	N/A
TOWER B	310	R - 2E	82	29	4.17	6.8	10.9	<2HRS	YES	NO	N/A
TOWER B	311	R - 1A	51	11	3.47	5.2	8.7	0HRS	YES	NO	N/A
TOWER B	401	R - 2F	87	14	4.22	5.4	9.6	<2HRS	YES	NO	N/A
TOWER B	402	R - 2D	89	14	4.22	7.0	11.3	<2HRS	YES	NO	N/A
TOWER B	403	R - 3C	113	15	5.13	8.1	13.2	2HRS	YES	SILVER	N/A
TOWER B	404	R - 3A	113	15	5.13	5.1	10.2	2HRS	YES	NO	N/A
TOWER B	405	R - 2A	89	14	4.36	9.7	14.1	2HRS	NO	NO	N/A
TOWER B	406	R - 2B	89	14	4.36	12.2	16.6	2HRS	NO	SILVER	N/A
TOWER B	407	R - 2B	89	14	4.36	7.0	11.4	2HRS	NO	SILVER	N/A
TOWER B	408	R - 2C	88	14	4.36	7.0	11.4	2HRS	NO	NO	N/A
TOWER B	409	R - 3E	103	14	5.48	5.1	10.6	2HRS	YES	NO	N/A
TOWER B	410	R - 2E	82	10	4.17	4.9	9.1	<2HRS	YES	NO	N/A
TOWER B	411	R - 1B	51	11	3.89	6.8	10.7	0HRS	YES	SILVER	N/A
TOWER B	501	R - 2F	87	14	4.22	3.9	8.1	<2HRS	YES	NO	N/A
TOWER B	502	R - 2D	89	14	4.22	3.8	8.0	2HRS	YES	NO	N/A
TOWER B	503	R - 3C	113	15	5.13	3.6	8.7	2HRS	YES	SILVER	N/A

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REVISION

4.55 APPLICATION SUBMISSION	TF	17.05.2023
01 TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
02 SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
03 SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
04 DEVELOPMENT APPLICATION	FK	16.10.2024
05 COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE

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- ☐ DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
- ☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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21/03/2025

JOB NO.

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ISSUE PURPOSE

DEVELOPMENT APPLICATION


REV.

05

DRAWING NO.

DA553



	APARTMENT NUMBER	APARTMENT TYPE	APARTMENT M <sup>2</sup>	BALCONY M <sup>2</sup>	INTERNAL STORAGE M <sup>3</sup>	EXTERNAL STORAGE M <sup>3</sup>	TOTAL STORAGE M <sup>3</sup>	SOLAR	VENTILATION	LIVABLE	ADAPTABLE
TOWER B	504	R - 3B	113	15	5.58	6.8	12.4	2HRS	YES	NO	N/A
TOWER B	505	R - 2A	89	14	4.36	5.1	9.4	2HRS	NO	NO	N/A
TOWER B	506	R - 2B	89	14	4.36	5.1	9.4	2HRS	NO	NO	N/A
TOWER B	507	R - 2B	89	14	4.36	5.1	9.4	2HRS	NO	SILVER	N/A
TOWER B	508	R - 2C	88	14	4.36	5.1	9.4	2HRS	NO	NO	N/A
TOWER B	509	R - 3E	103	14	5.48	12.1	17.5	2HRS	YES	NO	N/A
TOWER B	510	R - 2E	82	10	4.17	11.4	15.6	<2HRS	YES	NO	N/A
TOWER B	511	R - 1B	51	11	3.89	5.1	9.0	0HRS	YES	SILVER	N/A
TOWER B	601	R - 2F	87	14	4.22	5.1	9.3	<2HRS	YES	NO	N/A
TOWER B	602	R - 2D	89	14	4.22	18.6	22.8	2HRS	YES	NO	N/A
TOWER B	603	R - 3C	113	15	5.13	12.1	17.2	2HRS	YES	SILVER	N/A
TOWER B	604	R - 3B	113	15	5.58	17.4	23.0	2HRS	YES	NO	N/A
TOWER B	605	R - 2A	89	14	4.36	5.0	9.4	2HRS	NO	NO	N/A
TOWER B	606	R - 2B	89	14	4.36	5.0	9.4	2HRS	NO	NO	N/A
TOWER B	607	R - 2B	89	14	4.36	6.2	10.6	2HRS	NO	SILVER	N/A
TOWER B	608	R - 2C	88	14	4.36	13.1	17.4	2HRS	NO	NO	N/A
TOWER B	609	R - 3F	103	14	5.04	9.1	14.2	2HRS	YES	NO	N/A
TOWER B	610	R - 2E	82	10	4.17	6.8	11.0	<2HRS	YES	NO	N/A
TOWER B	611	R - 1B	51	11	3.89	6.7	10.6	0HRS	YES	SILVER	N/A
TOWER B	701	R - 2F	87	14	4.22	4.7	8.9	<2HRS	YES	NO	N/A
TOWER B	702	R - 2D	89	14	4.22	4.6	8.8	2HRS	YES	NO	N/A
TOWER B	703	R - 3C	113	15	5.13	11.5	16.6	2HRS	YES	SILVER	N/A
TOWER B	704	R - 3B	113	15	5.58	4.5	10.1	2HRS	YES	NO	N/A
TOWER B	705	R - 2A	89	14	4.36	6.5	10.9	2HRS	NO	NO	N/A
TOWER B	706	R - 2B	89	14	4.53	4.6	9.1	2HRS	NO	NO	N/A
TOWER B	707	R - 2B	89	14	4.53	16.8	21.3	2HRS	NO	SILVER	N/A
TOWER B	708	R - 2C	88	14	4.36	13.9	18.2	2HRS	NO	NO	N/A
TOWER B	709	R - 3E	103	14	5.48	6.5	12.0	2HRS	YES	NO	N/A
TOWER B	710	R - 2E	82	10	4.17	13.9	18.0	<2HRS	YES	NO	N/A
TOWER B	711	R - 1A	51	11	3.47	15.0	18.5	0HRS	YES	NO	N/A
TOWER B	801	R - 2F	87	14	4.22	13.9	18.1	<2HRS	YES	NO	N/A
TOWER B	802	R - 2D	89	14	4.22	17.3	21.6	2HRS	YES	NO	N/A
TOWER B	803	R - 3C	113	15	5.13	7.5	12.6	2HRS	YES	SILVER	N/A
TOWER B	804	R - 3B	113	15	5.58	8.1	13.7	2HRS	YES	NO	N/A
TOWER B	805	R - 2A	89	14	4.36	17.3	21.7	2HRS	NO	NO	N/A
TOWER B	806	R - 2B	89	14	4.53	13.9	18.4	2HRS	NO	SILVER	N/A
TOWER B	807	R - 1C	50	15	3.72	15.0	18.7	<2HRS	NO	NO	N/A
TOWER B	808	R - 3F	124	14	5.04	11.5	16.5	2HRS	NO	NO	N/A
TOWER B	809	R - 3E	102	14	5.48	4.8	10.2	2HRS	YES	NO	N/A
TOWER B	810	R - 2E	82	10	4.17	15.3	19.5	<2HRS	YES	NO	N/A
TOWER B	811	R - 1A	51	11	3.47	15.3	18.8	0HRS	YES	NO	N/A
TOWER B	901	R - 2F	87	14	4.22	15.7	19.9	<2HRS	YES	NO	N/A
TOWER B	902	R - 2D	89	14	4.22	15.5	19.7	2HRS	YES	NO	N/A
TOWER B	903	R - 3D	114	15	5.58	5.6	11.2	2HRS	YES	NO	N/A

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REVISION

01	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
02	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
03	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
04	DEVELOPMENT APPLICATION	FK	16.10.2024
05	COUNCIL RFI 2	FK	24.04.2025

REVISION

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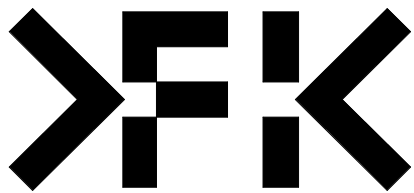
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FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE

DEVELOPMENT APPLICATION


REV.

05

DRAWING NO.

DA554



	APARTMENT NUMBER	APARTMENT TYPE	APARTMENT M <sup>2</sup>	BALCONY M <sup>2</sup>	INTERNAL STORAGE M <sup>3</sup>	EXTERNAL STORAGE M <sup>3</sup>	TOTAL STORAGE M <sup>3</sup>	SOLAR	VENTILATION	LIVABLE	ADAPTABLE
TOWER B	904	R - 3B	114	15	5.58	5.7	11.3	2HRS	YES	NO	N/A
TOWER B	905	R - 2A	89	14	4.36	14.9	19.2	2HRS	NO	NO	N/A
TOWER B	906	R - 2B	89	14	4.53	13.9	18.4	2HRS	NO	SILVER	N/A
TOWER B	907	R - 1C	51	15	3.72	6.9	10.7	<2HRS	NO	NO	N/A
TOWER B	908	R - 3F	125	14	5.04	8.2	13.3	2HRS	NO	NO	N/A
TOWER B	909	R - 3E	103	14	5.48	8.2	13.7	2HRS	YES	NO	N/A
TOWER B	910	R - 2E	82	10	4.17	6.7	10.9	<2HRS	YES	NO	N/A
TOWER B	911	R - 1A	51	11	3.47	4.5	7.9	<2HRS	YES	NO	N/A
TOWER B	1001	R - 2F	87	14	4.22	5.4	9.6	<2HRS	N/A	NO	N/A
TOWER B	1002	R - 2D	89	14	4.22	5.8	10.1	2HRS	N/A	NO	N/A
TOWER B	1003	R - 3D	114	15	5.58	10.2	15.8	2HRS	N/A	NO	N/A
TOWER B	1004	R - 3B	114	15	5.58	9.1	14.7	2HRS	N/A	NO	N/A
TOWER B	1005	R - 2A	89	14	4.36	8.8	13.2	2HRS	N/A	NO	N/A
TOWER B	1006	R - 2B	89	14	4.53	12.2	16.8	2HRS	N/A	SILVER	N/A
TOWER B	1007	R - 1C	51	15	3.72	7.0	10.7	<2HRS	NO	NO	N/A
TOWER B	1008	R - 3F	125	14	5.04	7.3	12.4	2HRS	N/A	NO	N/A
TOWER B	1009	R - 3E	103	14	5.48	11.4	16.9	2HRS	N/A	NO	N/A
TOWER B	1010	R - 2E	82	10	4.17	6.7	10.9	<2HRS	YES	NO	N/A
TOWER B	1011	R - 1A	51	11	3.47	4.9	8.4	<2HRS	YES	NO	N/A
TOWER B	1101	R - 2F	87	14	4.22	6.8	11.0	<2HRS	N/A	NO	N/A
TOWER B	1102	R - 2D	89	14	4.22	5.2	9.4	2HRS	N/A	NO	N/A
TOWER B	1103	R - 3D	114	15	5.58	6.8	12.4	2HRS	N/A	NO	N/A
TOWER B	1104	R - 3B	114	15	5.58	6.2	11.8	2HRS	N/A	NO	N/A
TOWER B	1105	R - 2A	89	14	4.36	5.2	9.5	2HRS	N/A	NO	N/A
TOWER B	1106	R - 2B	89	14	4.53	5.2	9.7	2HRS	N/A	SILVER	N/A
TOWER B	1107	R - 1C	51	15	3.72	4.6	8.3	<2HRS	NO	NO	N/A
TOWER B	1108	R - 3F	125	14	5.04	12.1	17.1	2HRS	N/A	NO	N/A
TOWER B	1109	R - 3E	103	14	5.48	12.1	17.5	2HRS	N/A	NO	N/A
TOWER B	1110	R - 2E	82	10	4.17	3.6	7.8	<2HRS	YES	NO	N/A
TOWER B	1111	R - 1A	51	11	3.47	5.1	8.5	<2HRS	YES	NO	N/A
TOWER B	1201	R - 2F	87	14	4.22	6.9	11.2	2HRS	N/A	NO	N/A
TOWER B	1202	R - 2D	89	14	4.22	6.7	10.9	2HRS	N/A	NO	N/A
TOWER B	1203	R - 3D	114	15	5.58	10.6	16.2	2HRS	N/A	NO	N/A
TOWER B	1204	R - 3B	114	15	5.58	3.1	8.6	2HRS	N/A	NO	N/A
TOWER B	1205	R - 2A	89	14	4.36	8.0	12.4	2HRS	N/A	NO	N/A
TOWER B	1206	R - 2B	89	14	4.53	13.1	17.6	2HRS	N/A	NO	N/A
TOWER B	1207	R - 1C	51	15	3.72	6.8	10.5	<2HRS	NO	NO	N/A
TOWER B	1208	R - 3F	125	14	5.04	11.5	16.5	2HRS	N/A	NO	N/A
TOWER B	1209	R - 3E	103	14	5.48	4.8	10.3	2HRS	N/A	NO	N/A
TOWER B	1210	R - 2E	82	10	4.17	4.6	8.8	<2HRS	YES	NO	N/A
TOWER B	1211	R - 1A	51	11	3.47	6.6	10.1	<2HRS	YES	NO	N/A
TOWER B	1301	R - 2F	87	14	4.22	8.2	12.5	2HRS	N/A	NO	N/A
TOWER B	1302	R - 2D	89	14	4.22	7.4	11.6	2HRS	N/A	NO	N/A
TOWER B	1303	R - 3D	114	15	5.58	5.4	10.9	2HRS	N/A	NO	N/A

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REVISION

01	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
02	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
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REVISION

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DESIGN DEVELOPMENT REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.

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21/03/2025

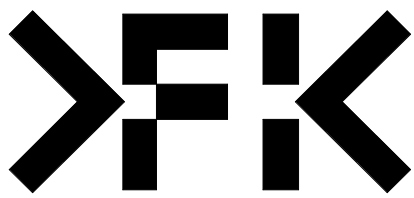
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FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032



ISSUE PURPOSE  
DEVELOPMENT APPLICATION

REV.  
05  
DRAWING NO.  
DA555



	APARTMENT NUMBER	APARTMENT TYPE	APARTMENT M <sup>2</sup>	BALCONY M <sup>2</sup>	INTERNAL STORAGE M <sup>3</sup>	EXTERNAL STORAGE M <sup>3</sup>	TOTAL STORAGE M <sup>3</sup>	SOLAR	VENTILATION	LIVABLE	ADAPTABLE
TOWER B	1304	R - 3B	114	15	5.58	6.2	11.7	2HRS	N/A	NO	N/A
TOWER B	1305	R - 2A	89	14	4.36	5.3	9.7	2HRS	N/A	NO	N/A
TOWER B	1306	R - 2B	89	14	4.53	4.7	9.3	2HRS	N/A	NO	N/A
TOWER B	1307	R - 1C	51	15	3.72	4.7	8.5	<2HRS	NO	NO	N/A
TOWER B	1308	R - 3F	125	14	5.04	6.0	11.0	2HRS	N/A	NO	N/A
TOWER B	1309	R - 3E	103	14	5.48	6.8	12.3	2HRS	N/A	NO	N/A
TOWER B	1310	R - 2E	82	10	4.17	3.8	8.0	<2HRS	YES	NO	N/A
TOWER B	1311	R - 1A	51	11	3.47	4.5	8.0	<2HRS	YES	NO	N/A
TOWER B	1401	R - 2F	87	14	4.22	9.0	13.2	2HRS	N/A	NO	N/A
TOWER B	1402	R - 2D	89	14	4.22	4.1	8.3	2HRS	N/A	NO	N/A
TOWER B	1403	R - 3D	114	15	5.58	6.8	12.4	2HRS	N/A	NO	N/A
TOWER B	1404	R - 3B	114	15	5.58	4.9	10.5	2HRS	N/A	NO	N/A
TOWER B	1405	R - 2A	89	14	4.36	8.1	12.5	2HRS	N/A	NO	N/A
TOWER B	1406	R - 2B	89	14	4.53	4.0	8.5	2HRS	N/A	NO	N/A
TOWER B	1407	R - 1C	51	15	3.72	3.8	7.6	2HRS	NO	NO	N/A
TOWER B	1408	R - 3F	125	14	5.04	5.0	10.0	2HRS	N/A	NO	N/A
TOWER B	1409	R - 3E	103	14	5.48	6.1	11.5	2HRS	N/A	NO	N/A
TOWER B	1410	R - 2E	82	10	4.17	6.5	10.7	2HRS	YES	NO	N/A

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REVISION

01	TOWER A AND B SCHEMATIC DESIGN	FK	03.03.2023
02	SECTION 4.55 APPLICATION SUBMISSION	FK	06.06.2023
03	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
04	DEVELOPMENT APPLICATION	FK	16.10.2024
05	COUNCIL RFI 2	FK	24.04.2025

REVISION

QUALITY ASSURANCE

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

01

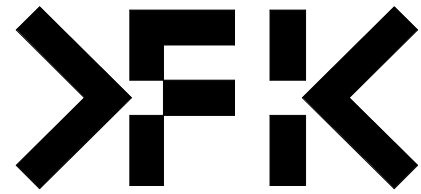
PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT

GWH

FK

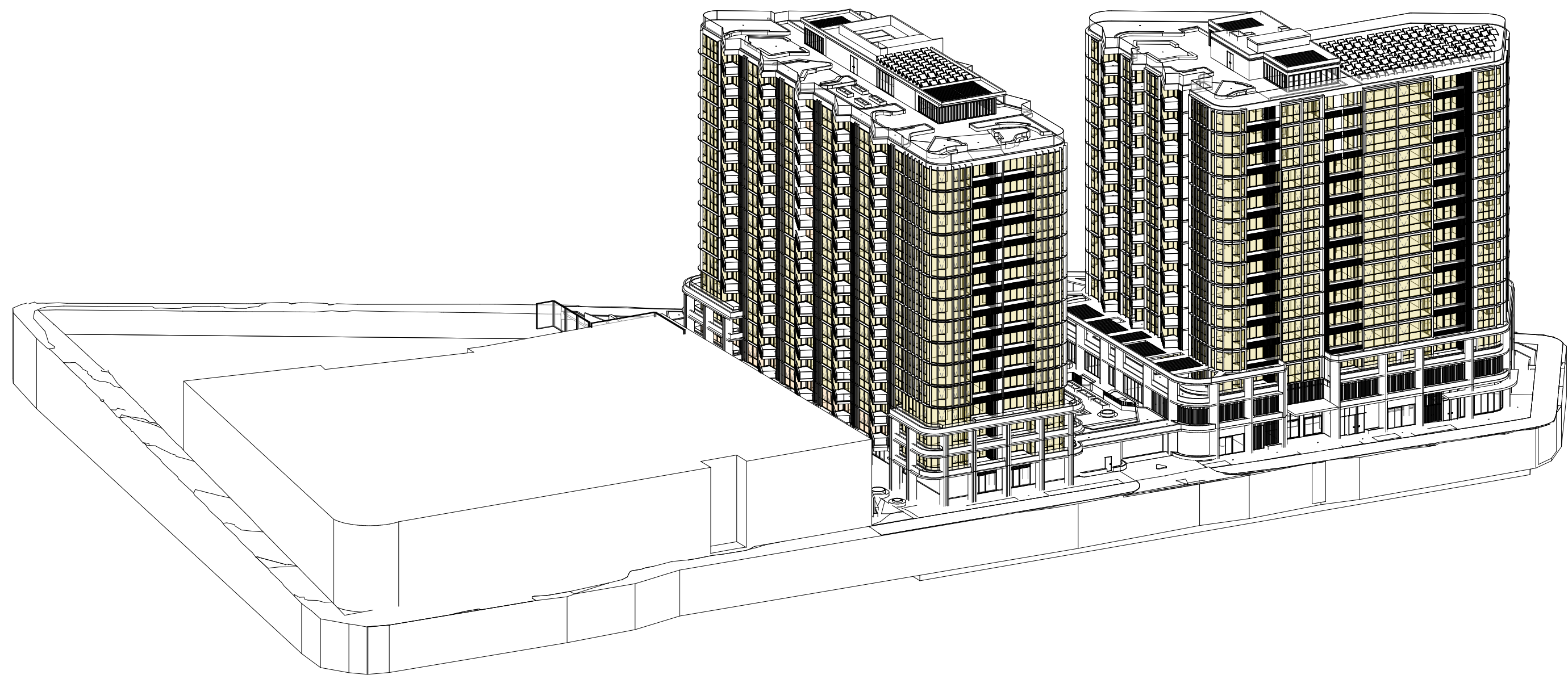
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ISSUE PURPOSE  
DEVELOPMENT APPLICATION

REV.  
05  
DRAWING NO.  
DA556

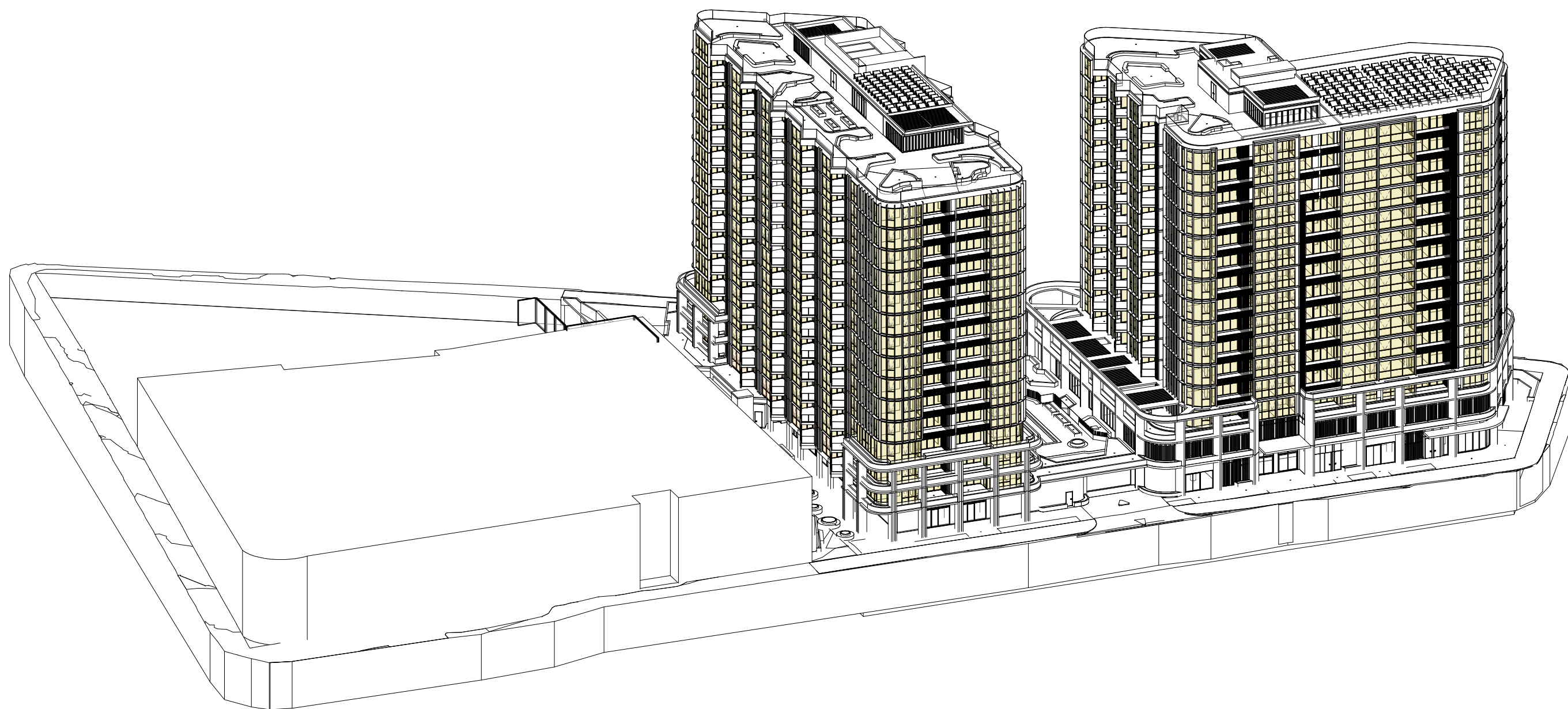




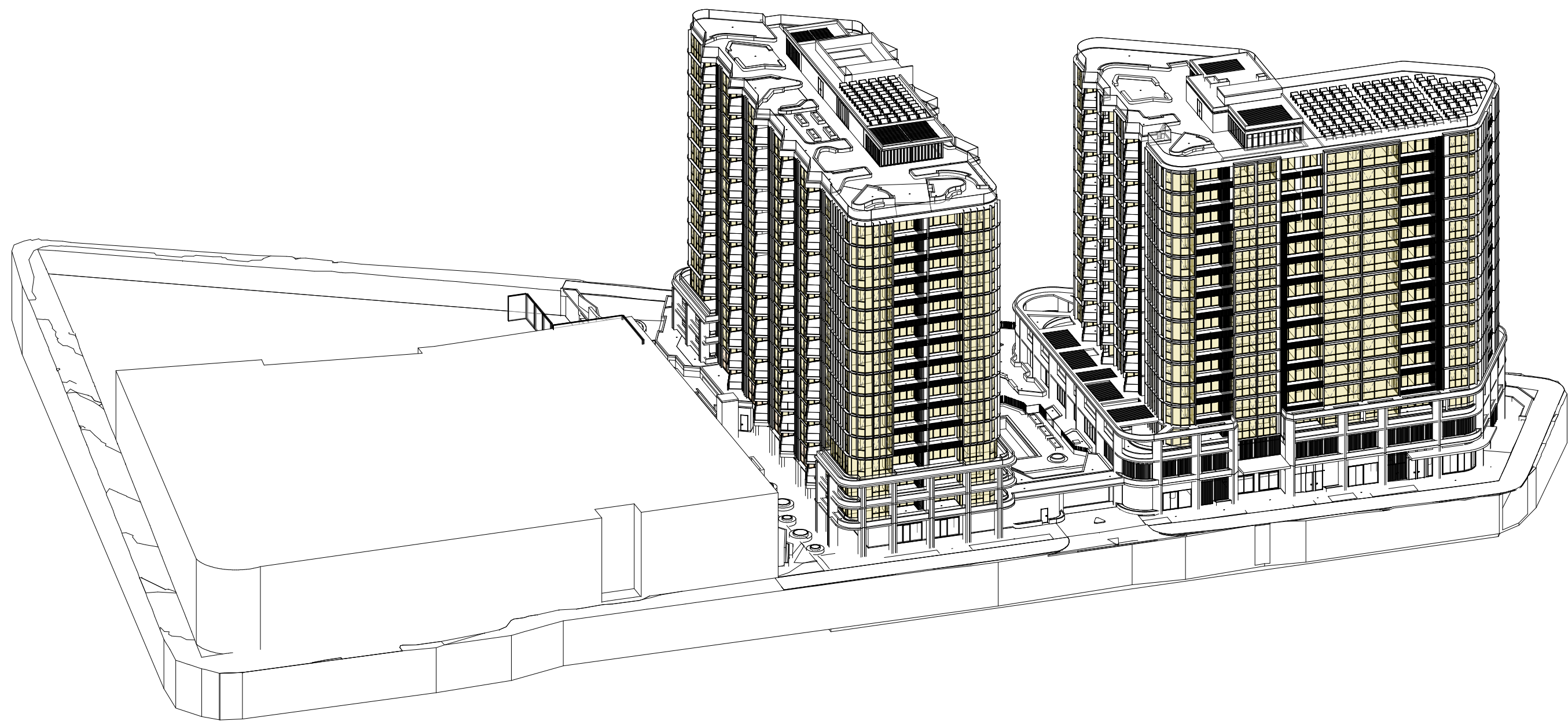
1 SUN VIEW - 0900



2 SUN VIEW - 0915



3 SUN VIEW - 0930



4 SUN VIEW - 0945

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REVISION		
04	CONCEPT DESIGN ISSUE	FK 03.02.2023
05	TOWER B - SCHEMATIC DESIGN	FK 03.03.2023
06	ISSUE FOR REVIEW	FK 06.04.2023
07	TOWER A SCHEMATIC DESIGN	FK 18.04.2023
08	TOWER A SCHEMATIC DESIGN RAC	FK 18.04.2023
09	SECTION 4.55 RFI SUBMISSION	FK 30.11.2023
10	SECTION 4.55 RFI SUBMISSION	FK 19.08.2019
11	DEVELOPMENT APPLICATION	FK 16.10.2024
12	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
13	COUNCIL RFI 2	FK 24.04.2025

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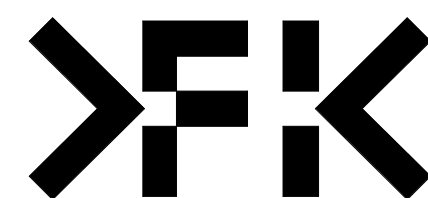
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
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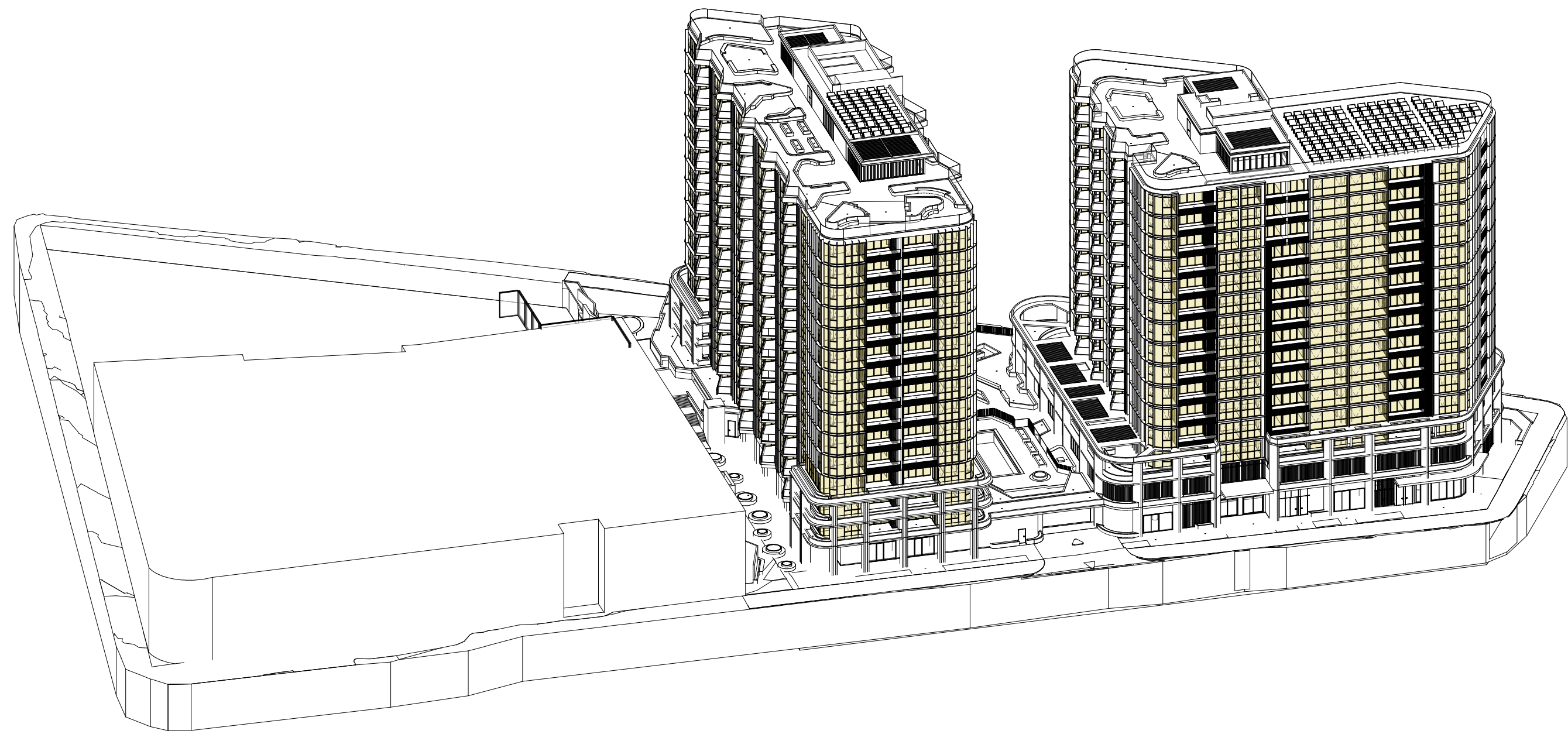
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ISSUE PURPOSE  
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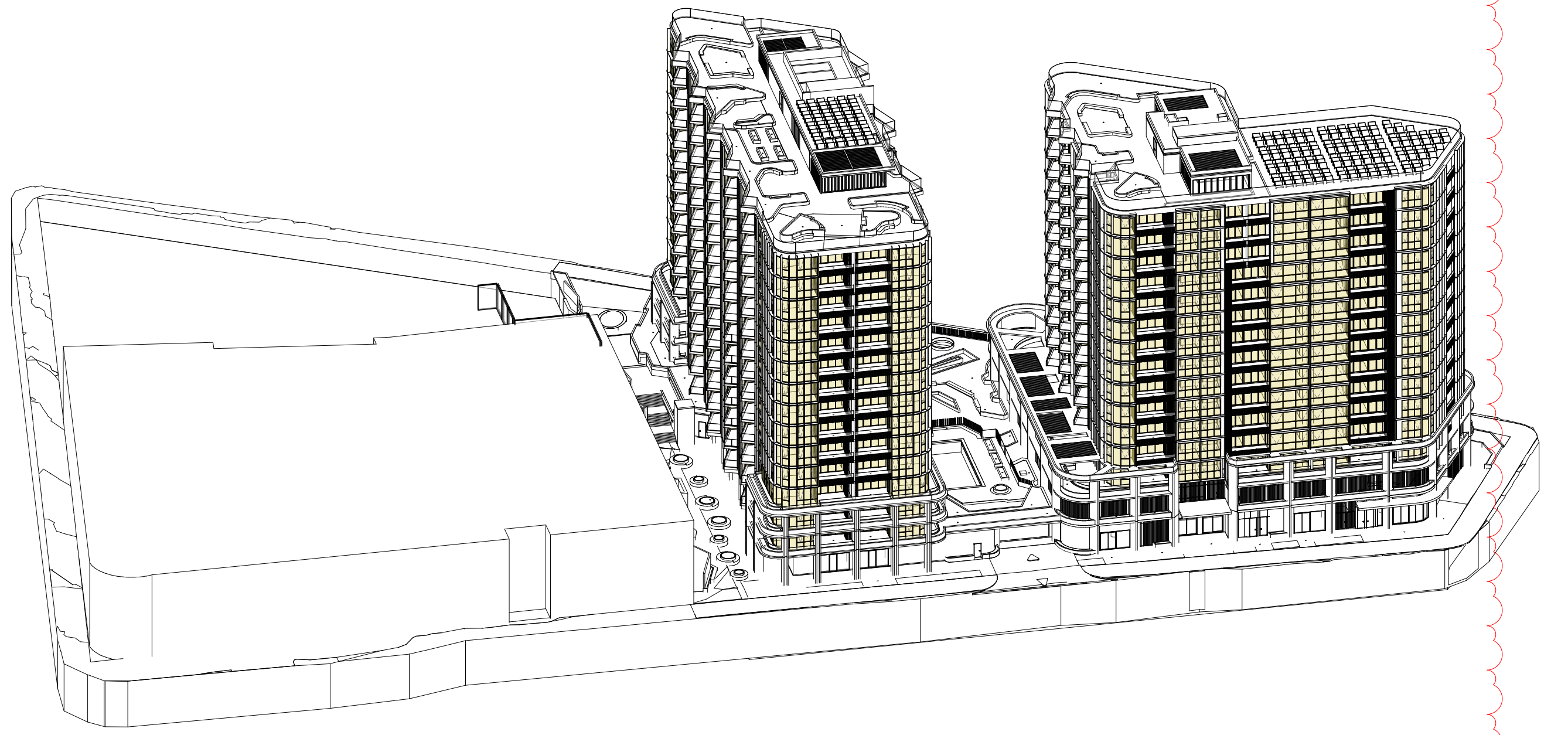


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DRAWING NO. DA557

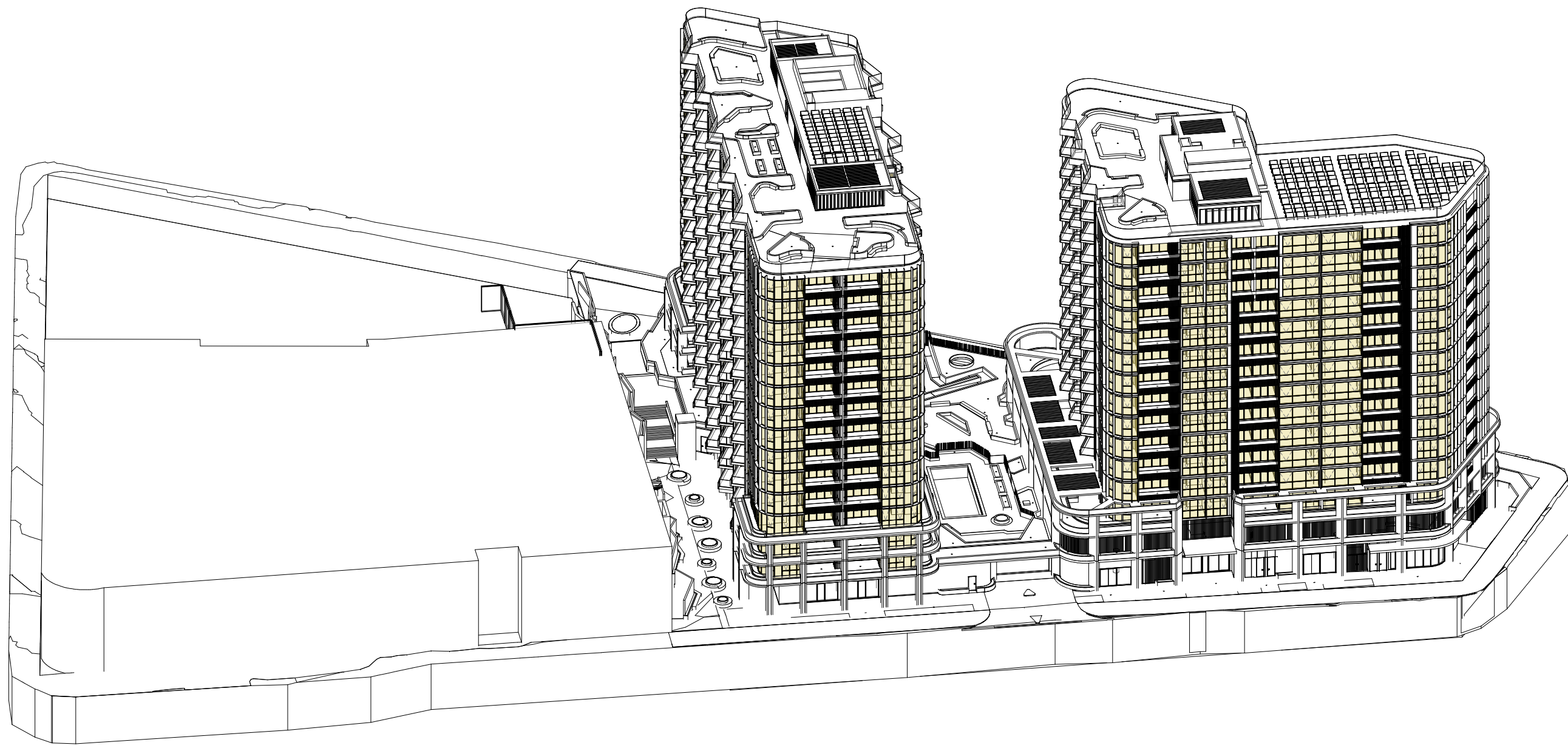




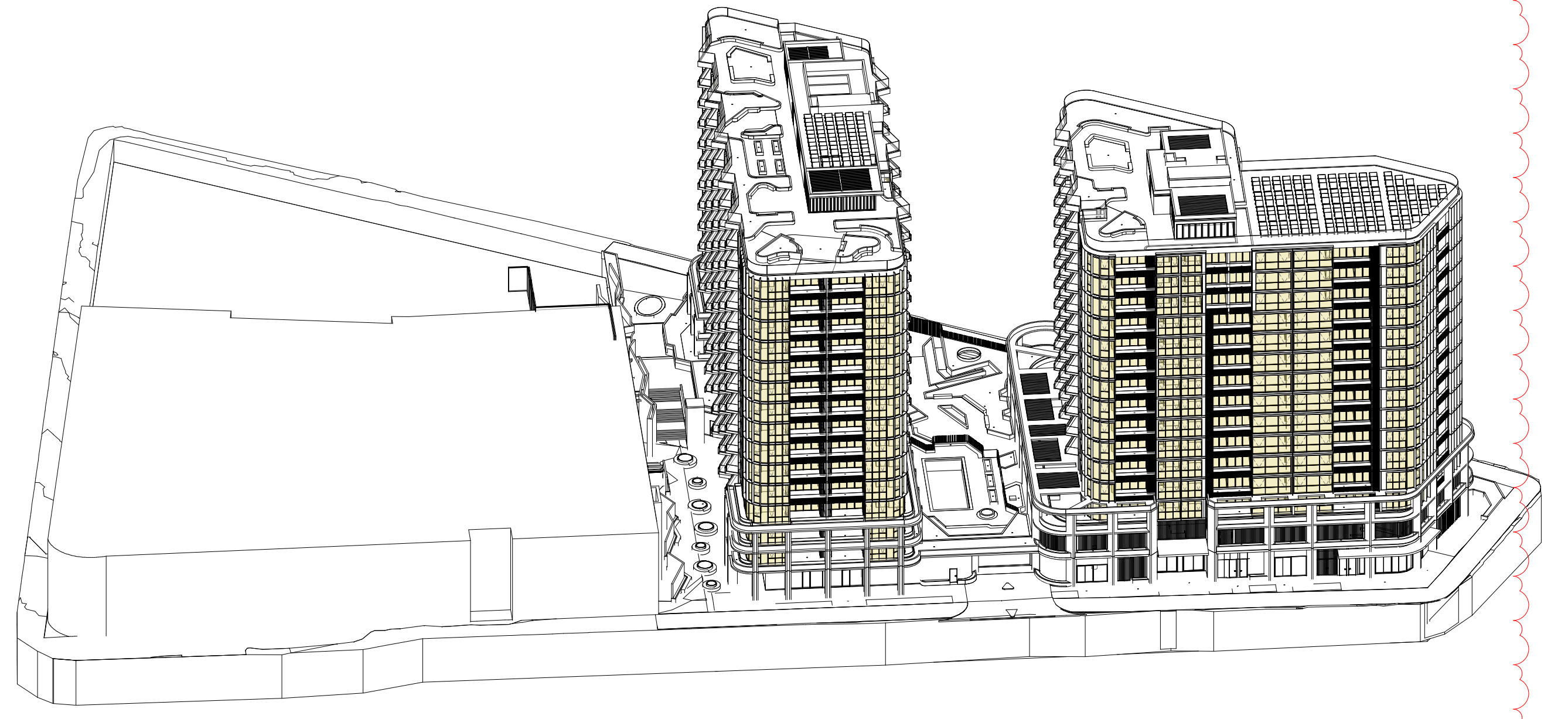
1 SUN VIEW - 1000



2 SUN VIEW - 1015



3 SUN VIEW - 1030



4 SUN VIEW - 1045

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REVISION			
05	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
06	ISSUE FOR REVIEW	FK	06.04.2023
07	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
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14	COUNCIL RFI 2	FK	24.04.2025

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TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

PROJECT  
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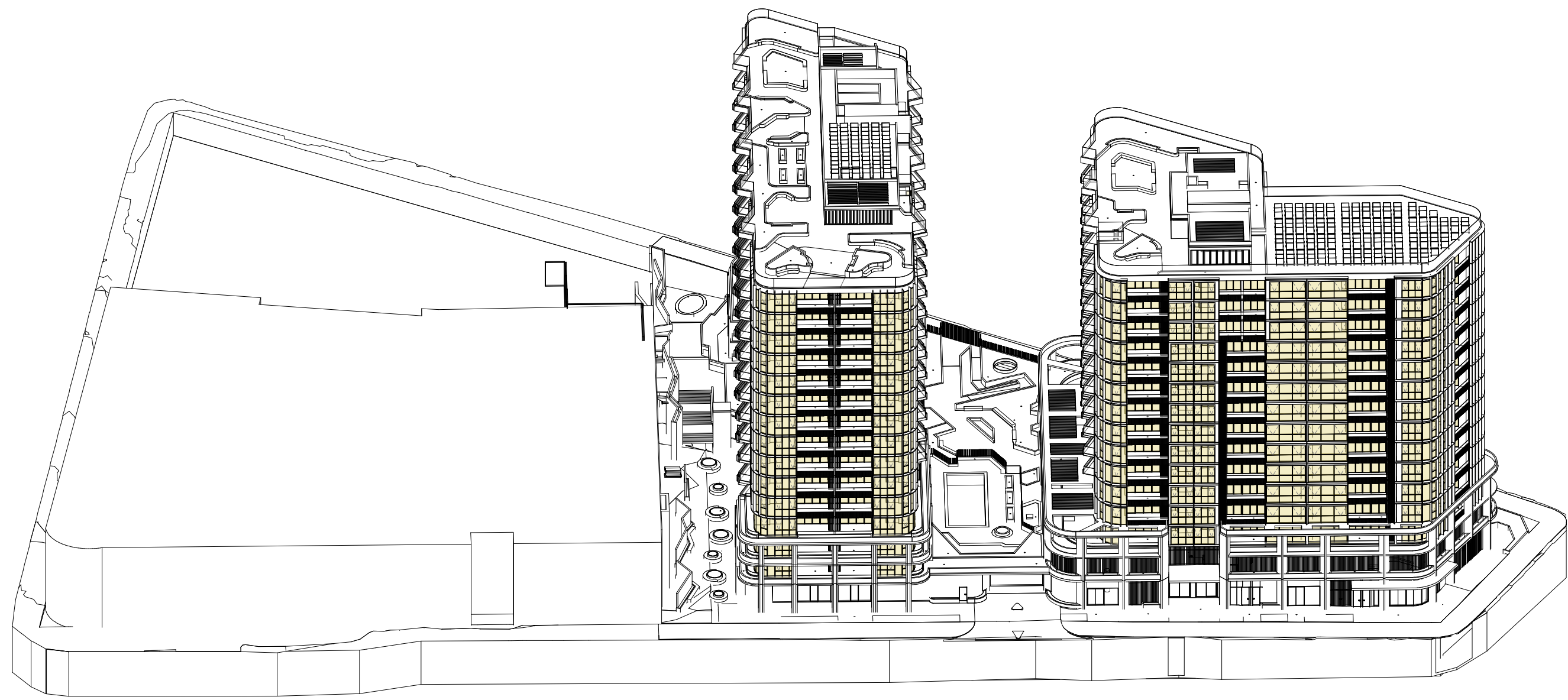
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ISSUE PURPOSE  
DEVELOPMENT APPLICATION

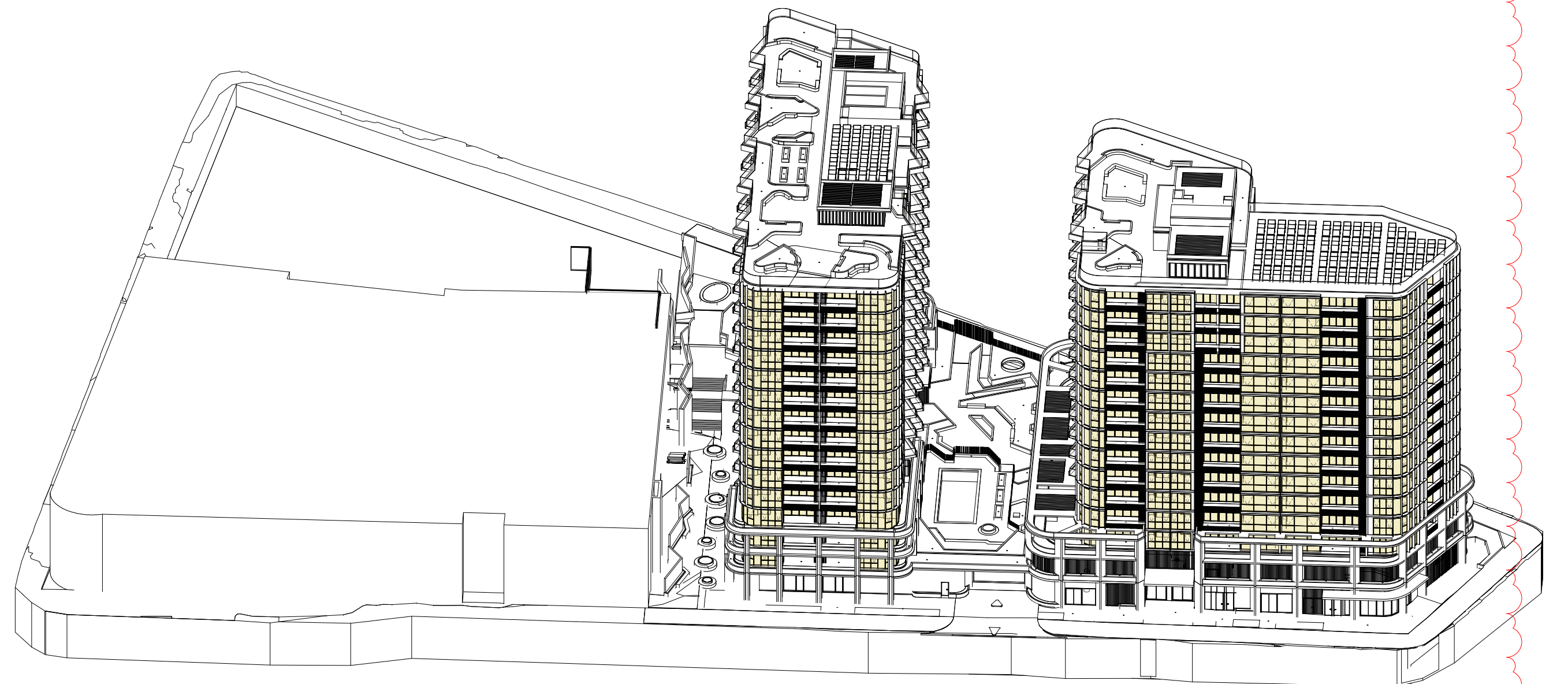


REV. 14  
DRAWING NO. DA5558

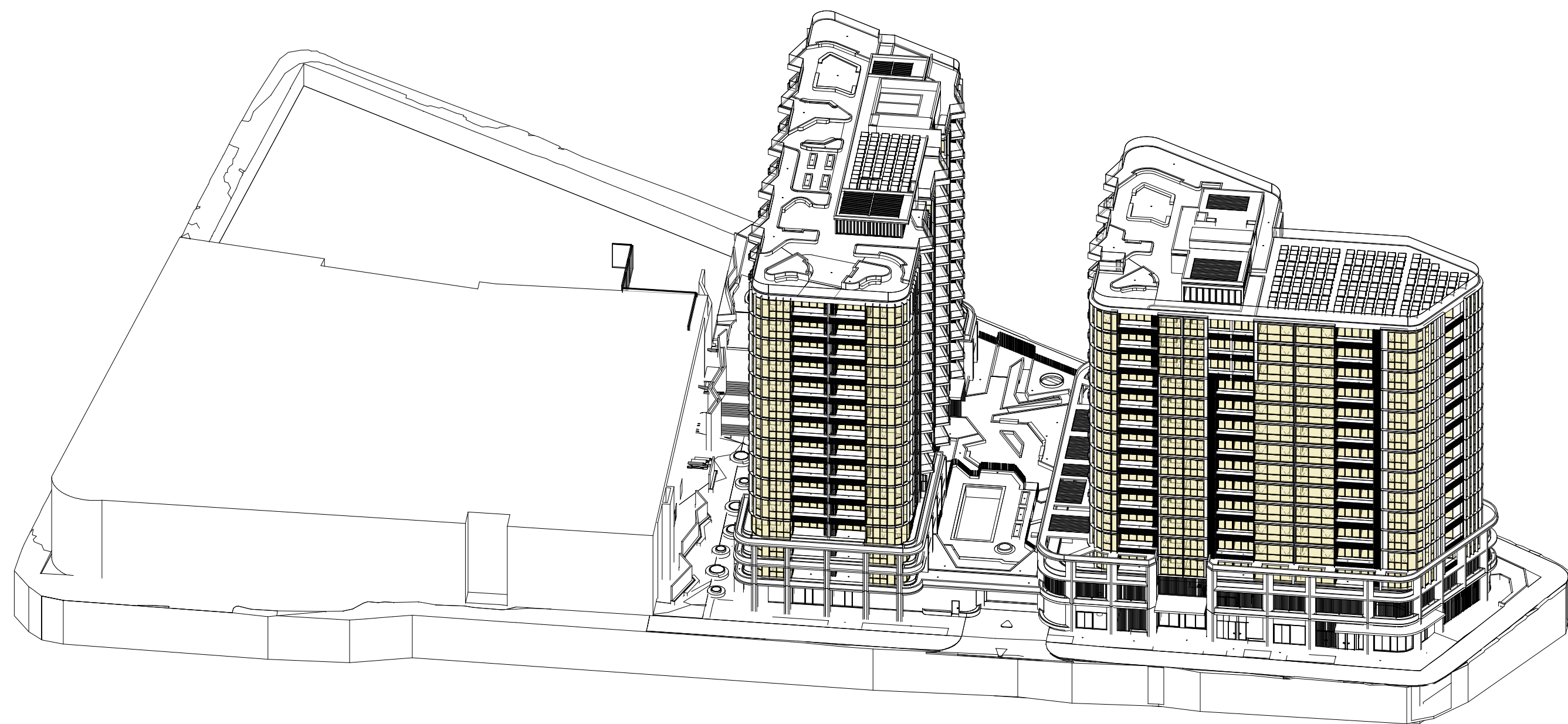




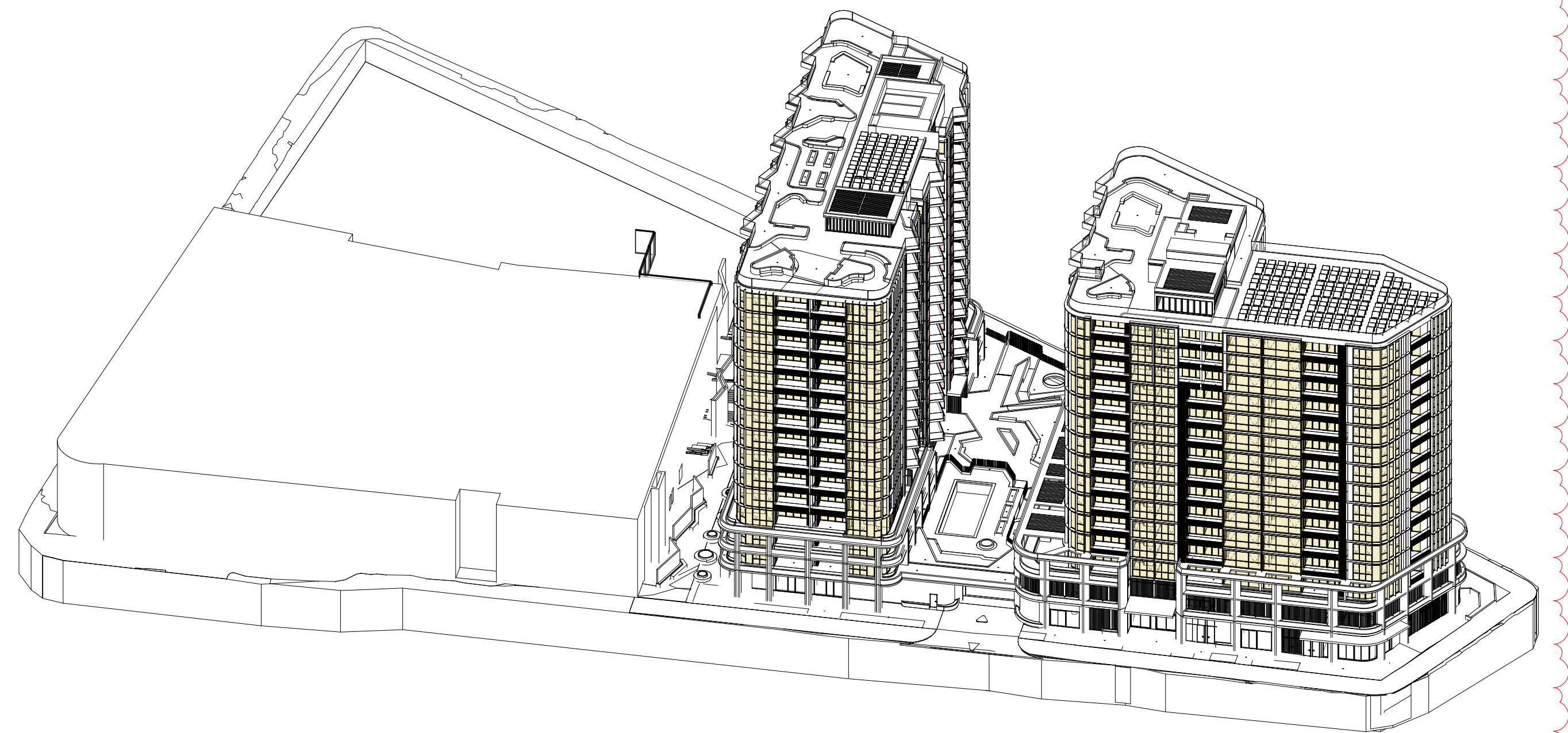
1 SUN VIEW - 1100



2 SUN VIEW - 1115



3 SUN VIEW - 1130



4 SUN VIEW - 1145

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REVISION		REVISION	
05	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
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TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

PROJECT  
ERA NEWCASTLE  
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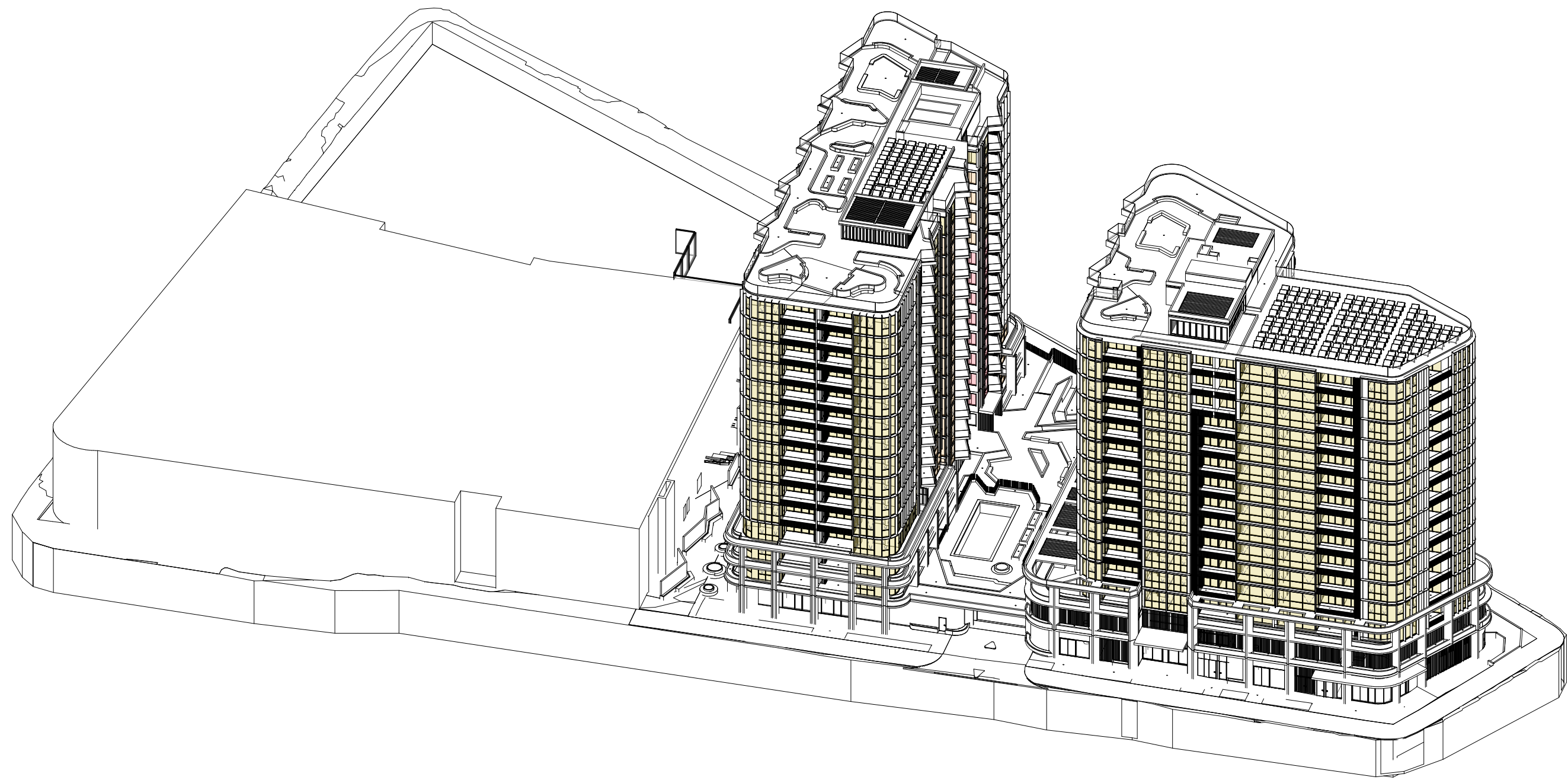
ISSUE PURPOSE  
DEVELOPMENT APPLICATION



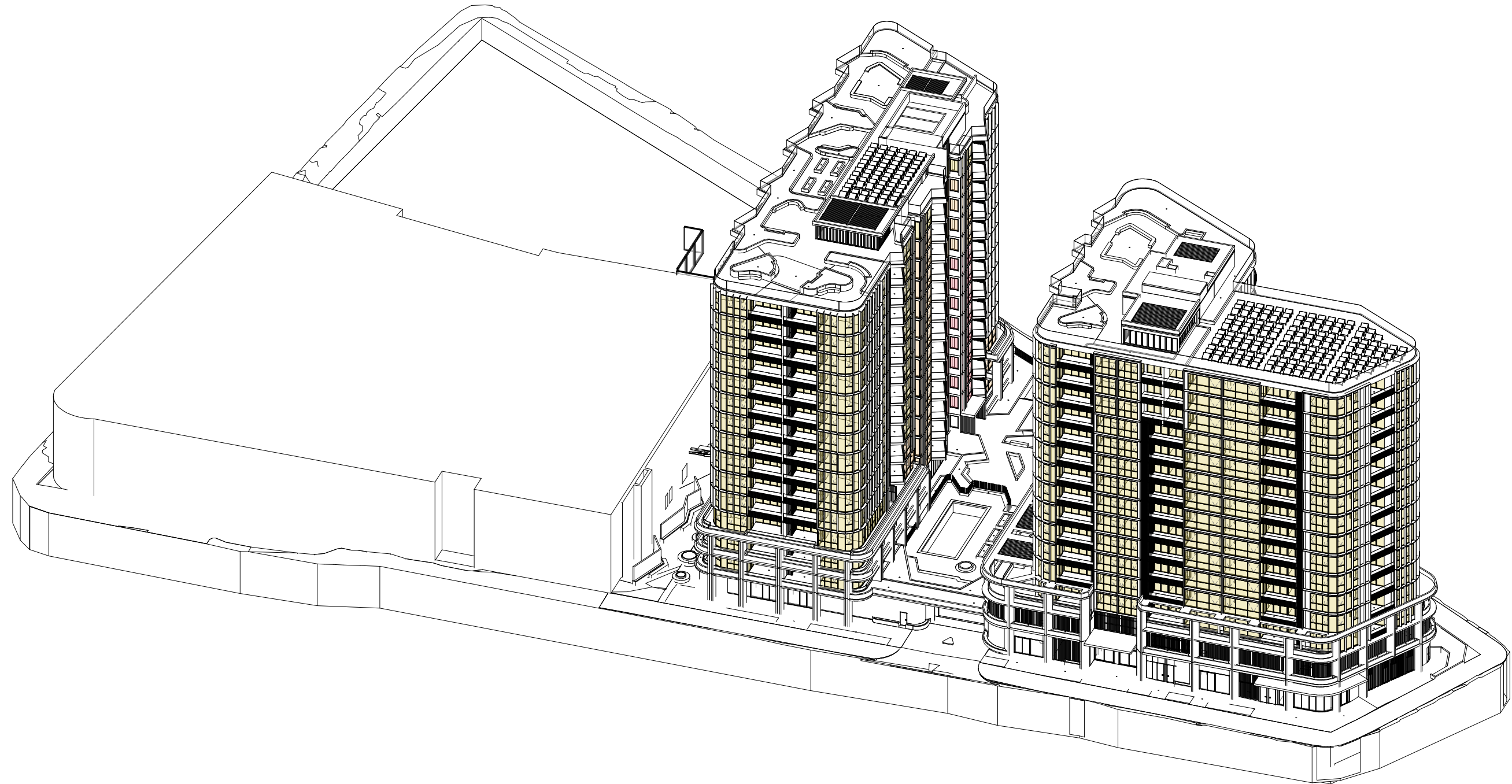
REV.  
14

DRAWING NO.  
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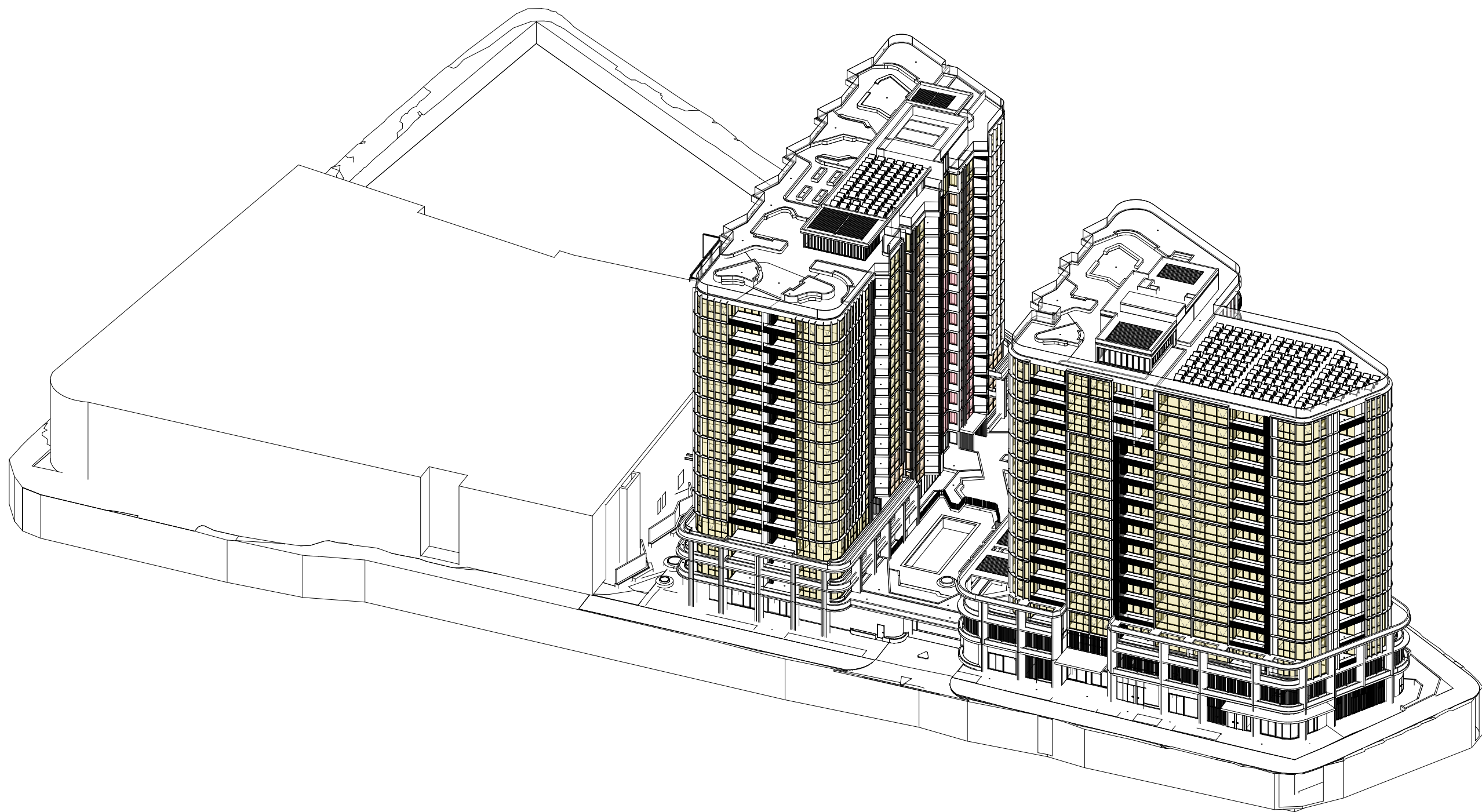




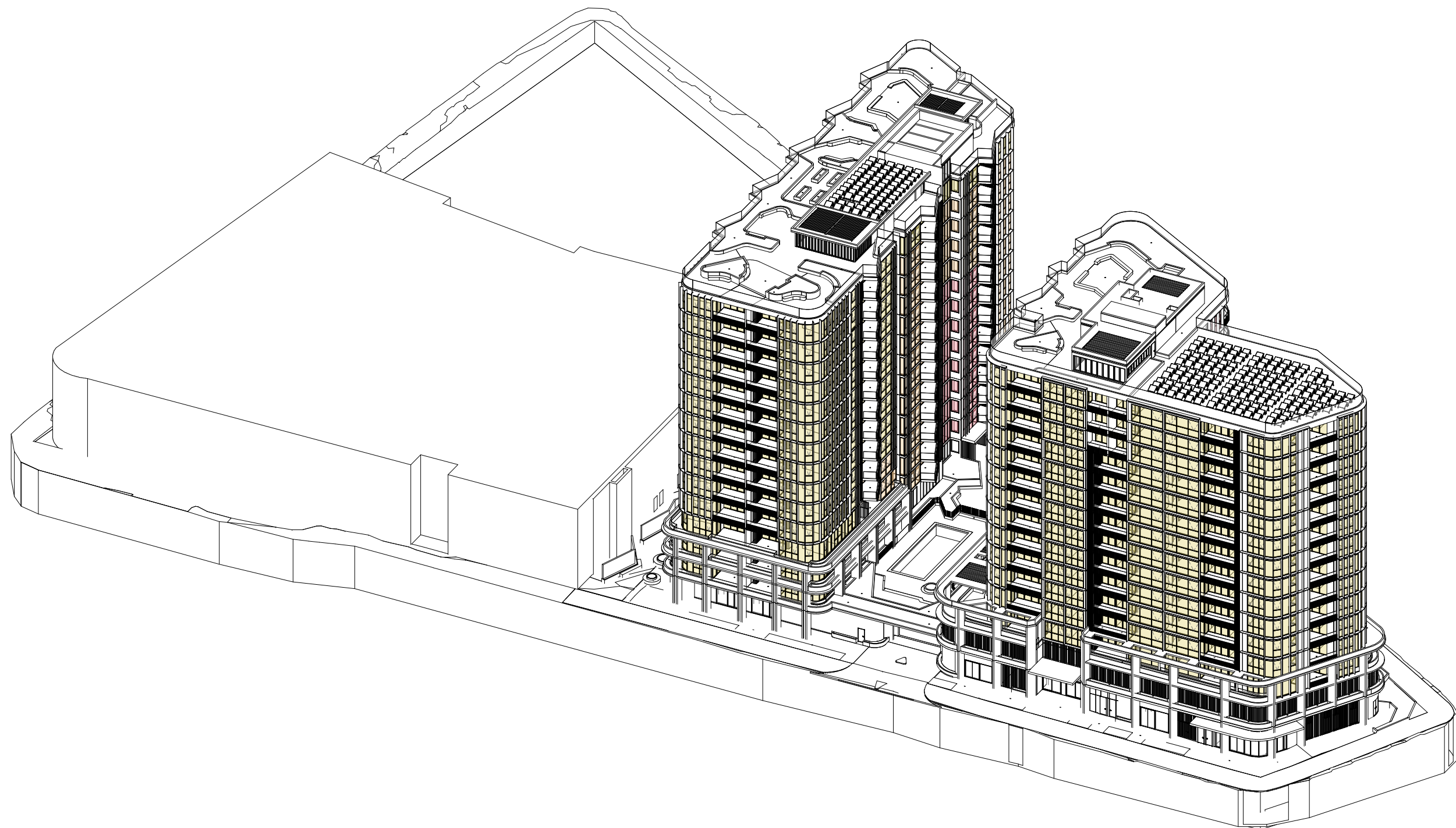
1 SUN VIEW - 1200



2 SUN VIEW - 1215



3 SUN VIEW - 1230



4 SUN VIEW - 1245

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REVISION			REVISION
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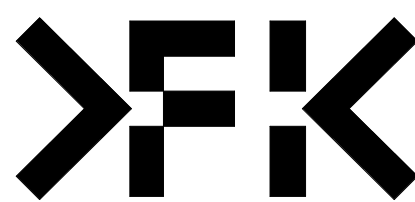
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
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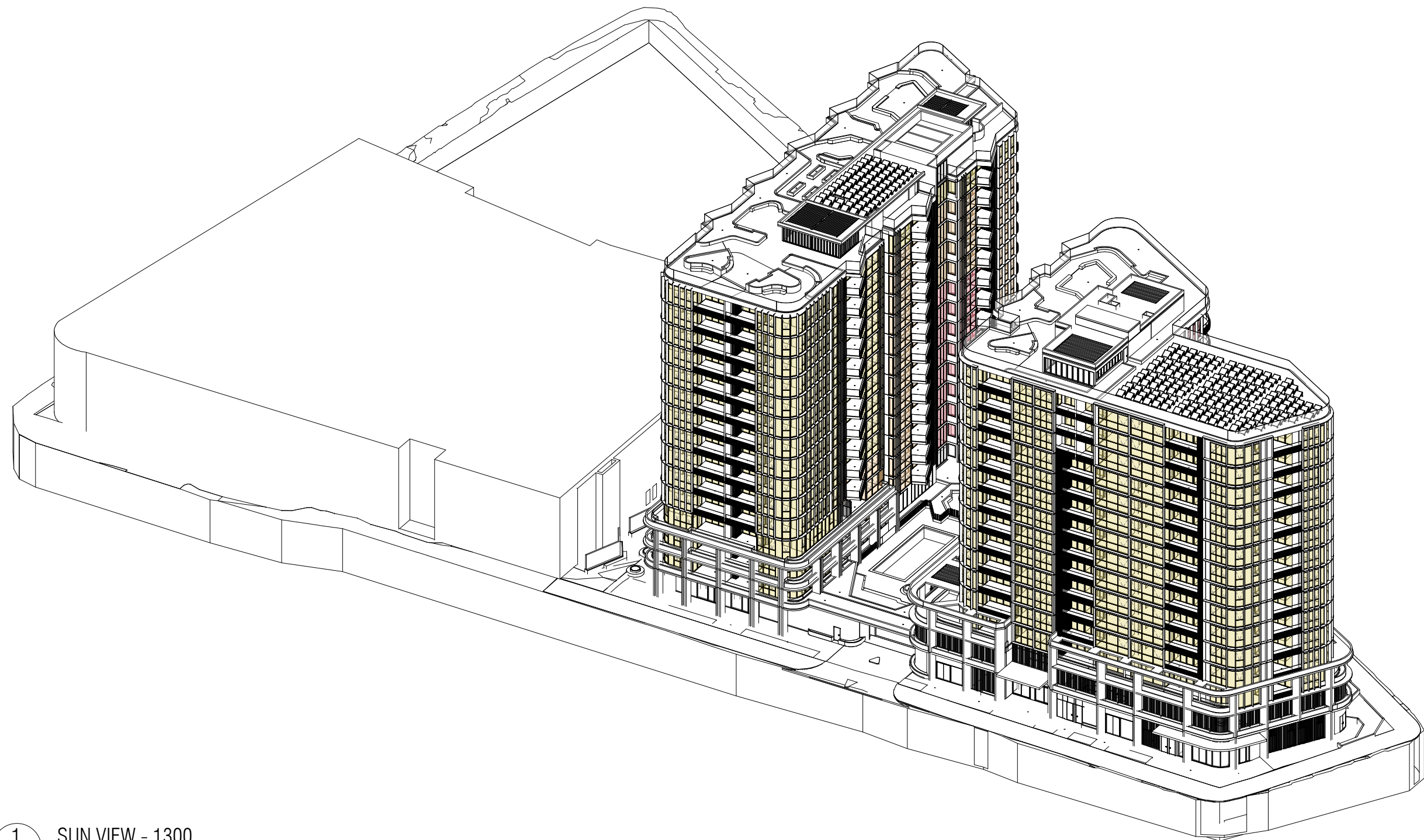
ISSUE PURPOSE  
DEVELOPMENT APPLICATION



REV.  
14

DRAWING NO.  
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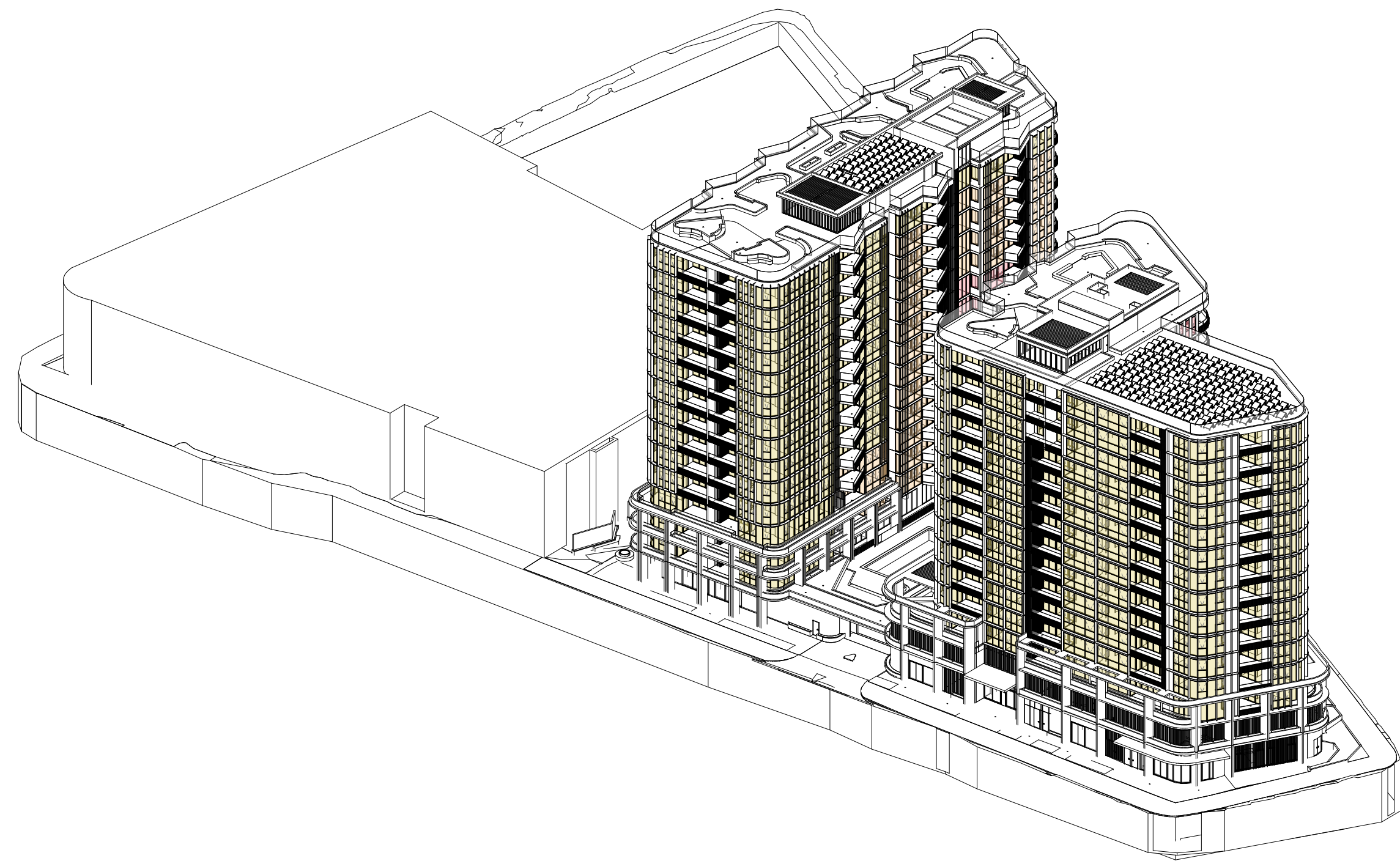




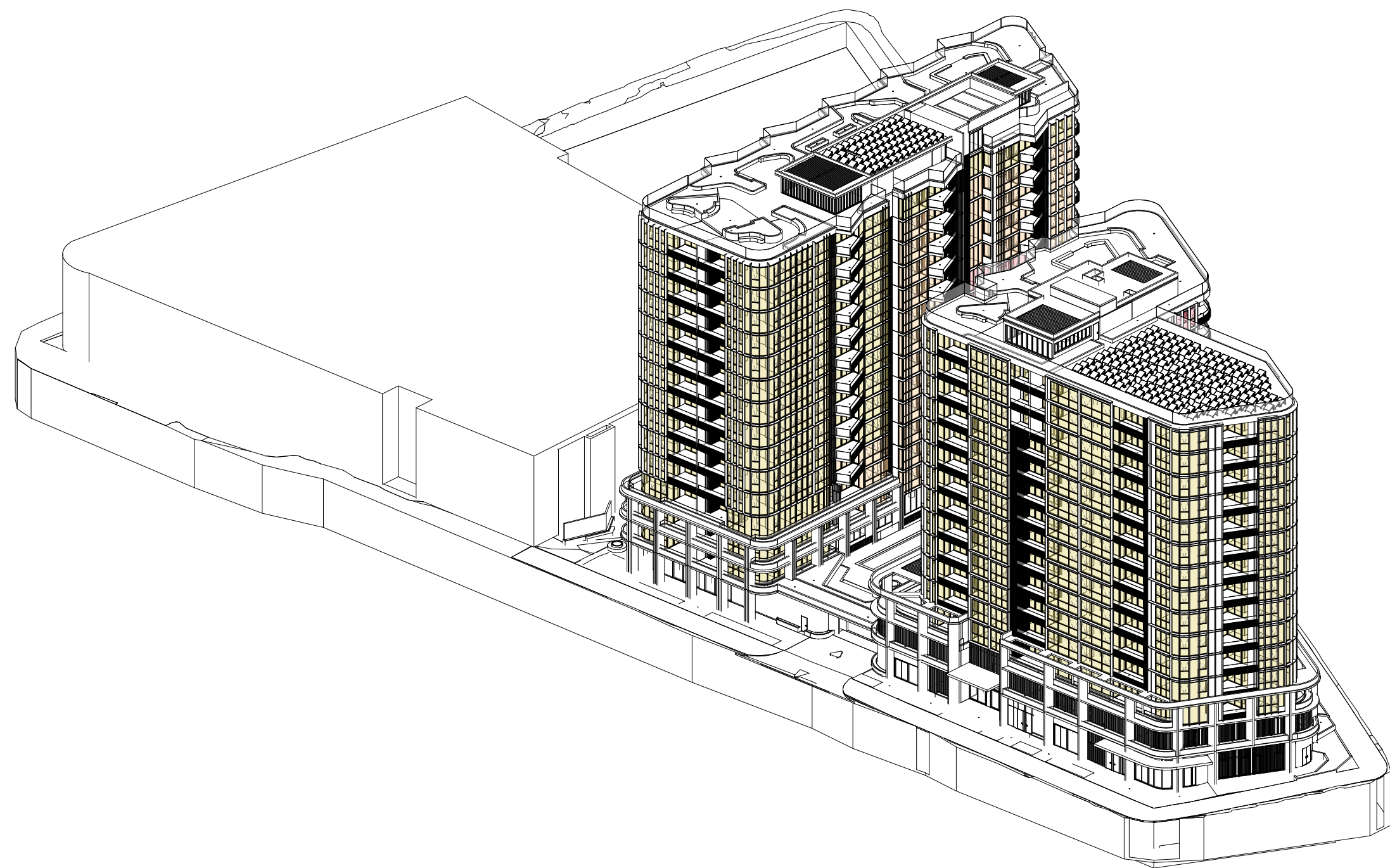
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2 SUN VIEW - 1315



3 SUN VIEW - 1330



4 SUN VIEW - 1345

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REVISION			REVISION
05	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
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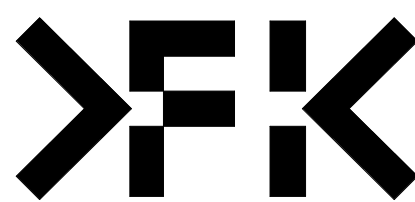
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
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GWH

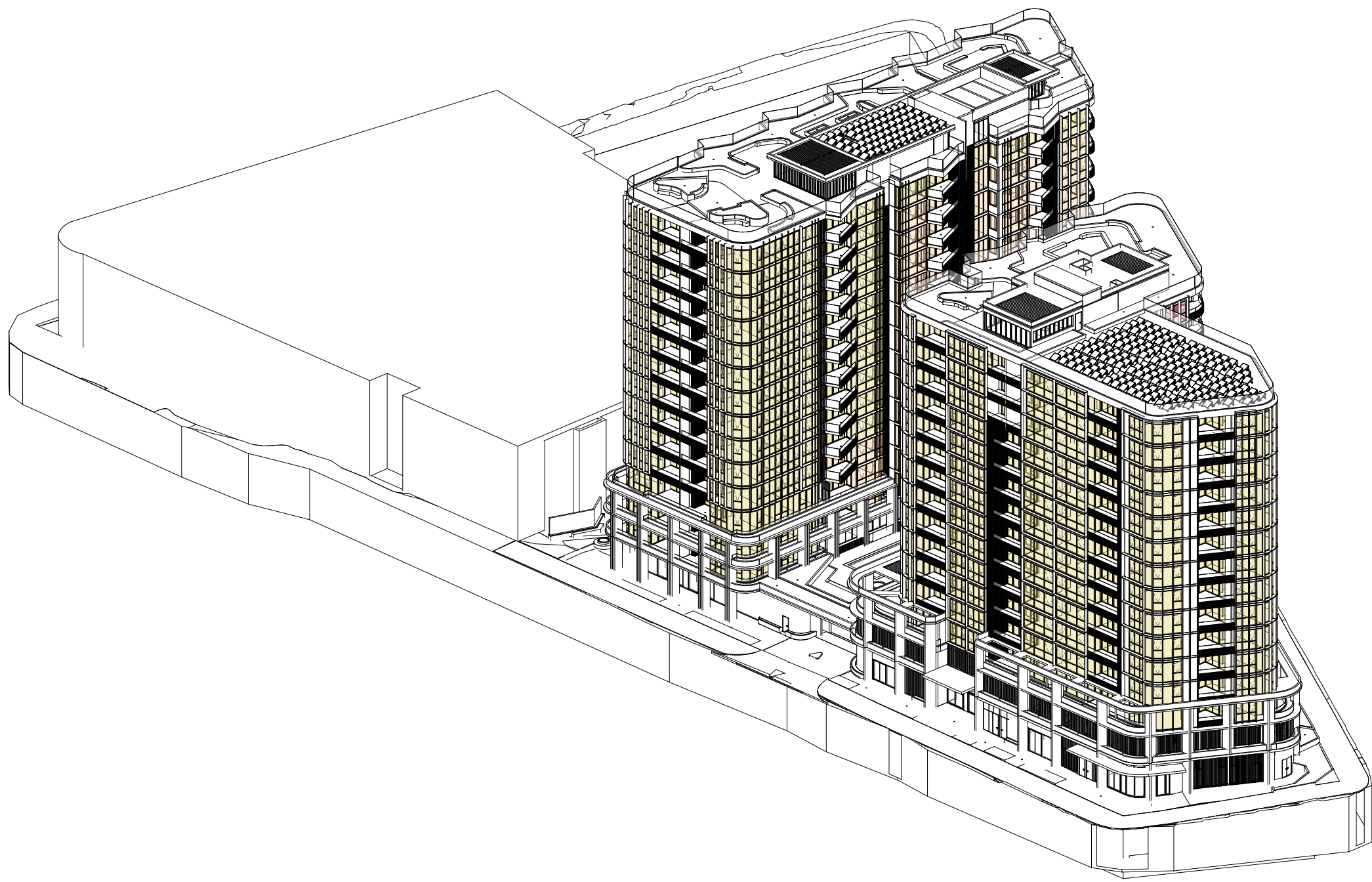
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ISSUE PURPOSE  
DEVELOPMENT APPLICATION

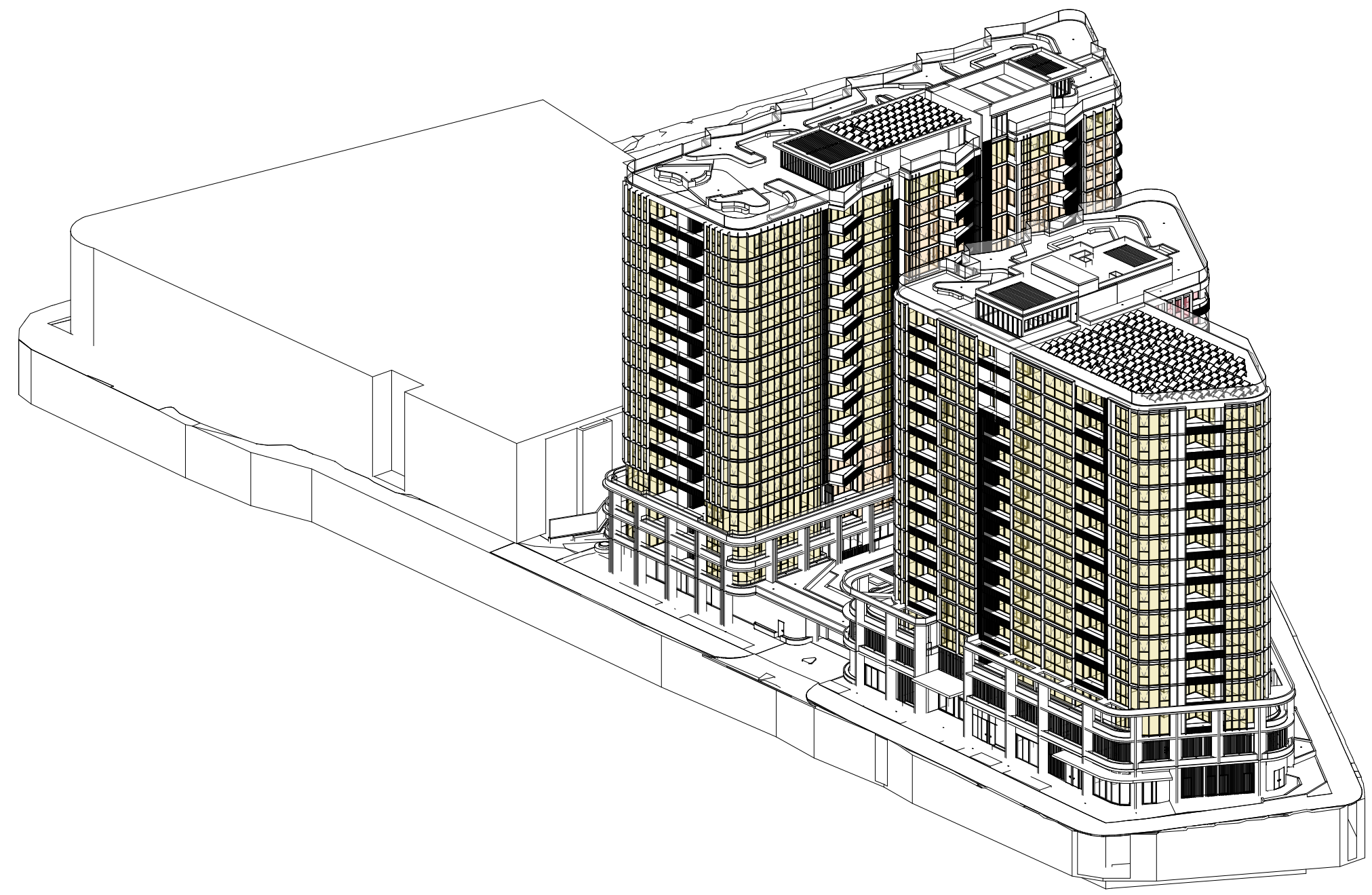


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DRAWING NO. DA561

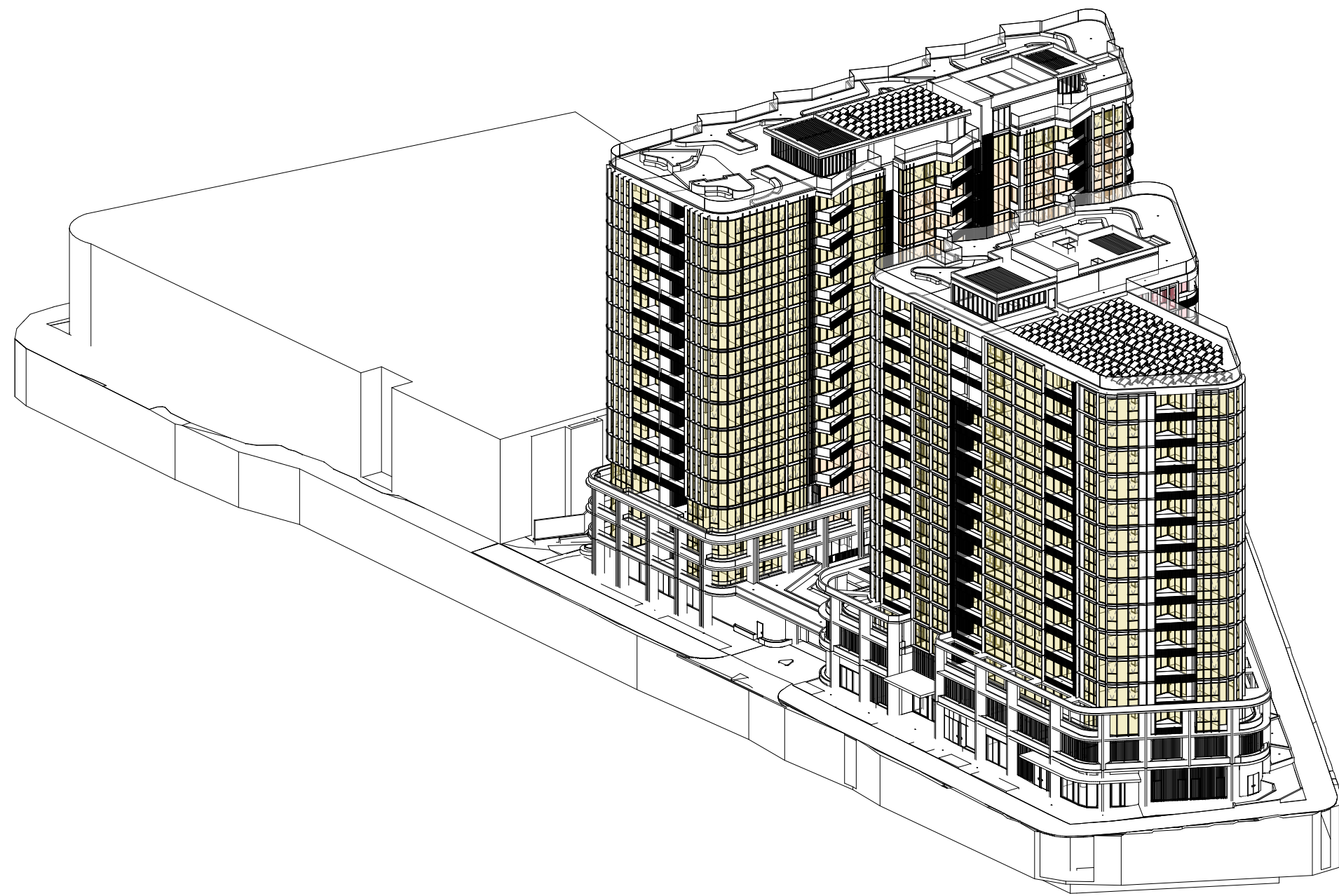




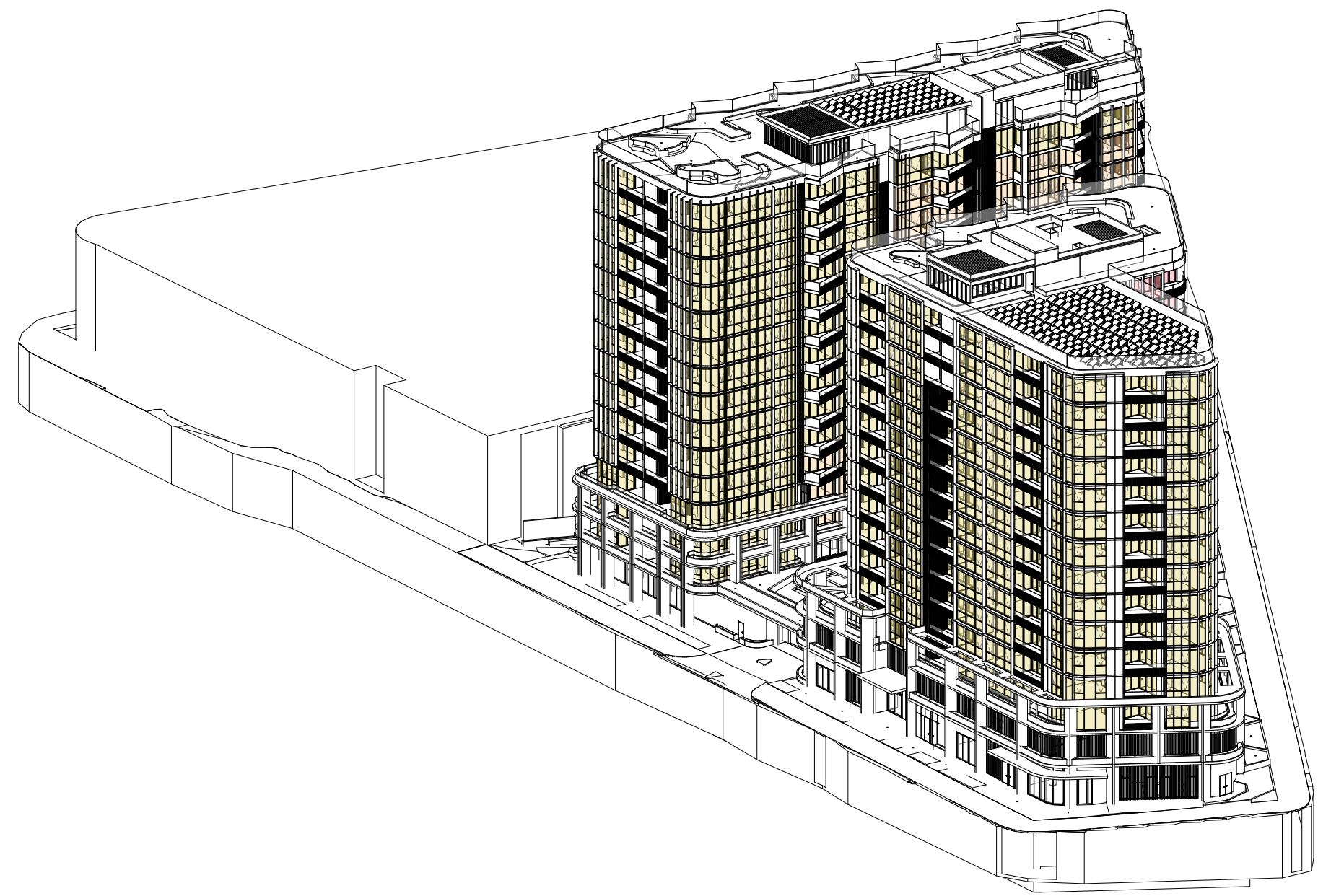
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2 SUN VIEW - 1415



3 SUN VIEW - 1430



4 SUN VIEW - 1445

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REVISION		
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10	SECTION 4.55 RFI SUBMISSION	FK 30.11.2023
11	SECTION 4.55 RFI SUBMISSION	FK 19.08.2019
12	DEVELOPMENT APPLICATION	FK 16.10.2024
13	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK 21.03.2025
14	COUNCIL RFI 2	FK 24.04.2025

#### REVISION

#### QUALITY ASSURANCE (FK IS A CERTIFIED COMPANY TO ISO 9001:2015)

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- ☐ TENDER DOCUMENTATION REVIEW FOR THIS PROJECT IS YET TO BE COMPLETED.
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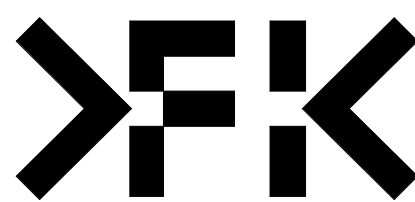
DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	24.04.2025	TF	21/03/2025	22104	N.T.S.

PROJECT  
ERA NEWCASTLE  
124 - 126 BULL STREET, NEWCASTLE  
WEST

CLIENT  
GWH

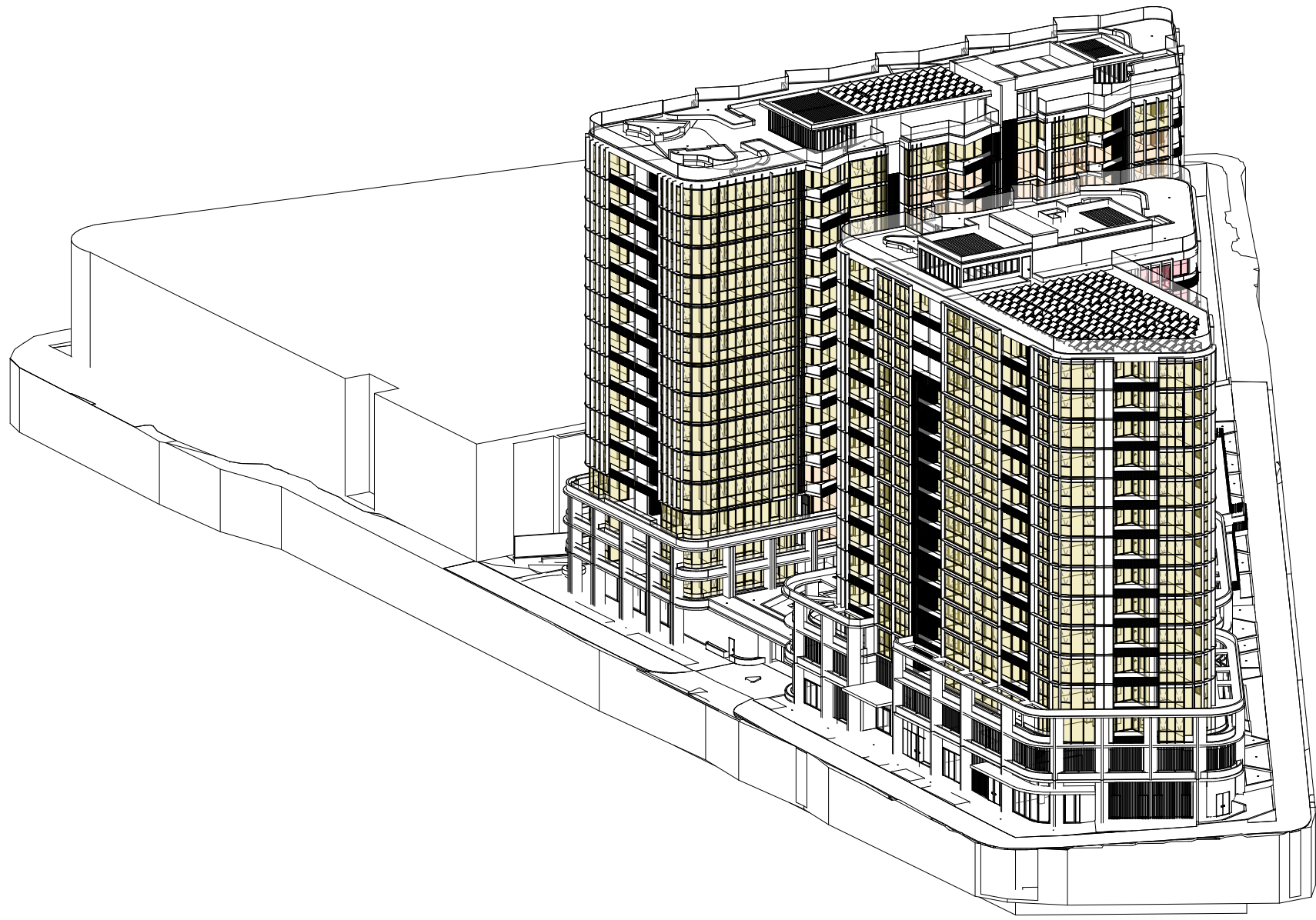
FK  
WWW.FKAUSTRALIA.COM  
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FENDER KATSAUDIS (AUST) PTY LTD ACN 092 943 032

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DEVELOPMENT APPLICATION



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14  
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1 SUN VIEW - 1500

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REVISION

05	TOWER B - SCHEMATIC DESIGN	FK	03.03.2023
06	ISSUE FOR REVIEW	FK	06.04.2023
07	TOWER A SCHEMATIC DESIGN	FK	18.04.2023
08	TOWER A SCHEMATIC DESIGN RAC	FK	18.04.2023
09	AMENDED SECTION 4.55 APPLICATION SUBMISSION	FK	06.10.2023
10	SECTION 4.55 RFI SUBMISSION	FK	30.11.2023
11	SECTION 4.55 RFI SUBMISSION	FK	19.08.2019
12	DEVELOPMENT APPLICATION	FK	16.10.2024
13	UDRP AND COUNCIL RFI AMENDMENT ISSUE	FK	21.03.2025
14	COUNCIL RFI 2	FK	24.04.2025

REVISION

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DRAWN

TA

DATE

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CHECKED

TF

PLOT DATE

21/03/2025

JOB NO.

22104

SCALE

N.T.S.

PROJECT

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124 - 126 BULL STREET, NEWCASTLE  
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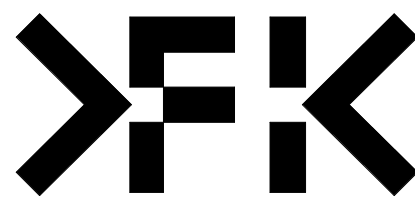
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ISSUE PURPOSE

DEVELOPMENT APPLICATION



REV.

14

DRAWING NO.

DA563





APPROVED DA 9am - JUNE 21



PROPOSED DA 9am - JUNE 21

LEGEND

APPROVED DA

PROPOSED DA

SHARED OVERSHADOWING

BIMcloud: kaspdrdim01 - BIMcloud/22104 309 King Street Newcastle (GWH)/00 BIM MODELS/SD TP-DA/CENTRAL MODELS/22104 S4.55 Tower B

REVISION		REVISION	
-	DEVELOPMENT APPLICATION	TA	17.10.2024
01	UDRP AND COUNCIL RFI AMENDMENT ISSUE	TF	21.03.2025

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
TA	21.03.2025	TF	24.04.2025	22104	N.T.S.@A3

01

PROJECT

ERA NEWCASTLE

124 - 126 BULL STREET, NEWCASTLE

WEST

DRAWING TITLE

COMPARISON SHADOW DIAGRAMS

FENDER KATSALIDIS

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FENDER KATSALIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE

DEVELOPMENT APPLICATION

REV. 01

DRAWING NO.

DA748





APPROVED DA 12pm - JUNE 21



APPROVED DA 3pm - JUNE 21



PROPOSED 12pm - JUNE 21



PROPOSED 3pm - JUNE 21

**LEGEND**

APPROVED DA

PROPOSED DA

SHARED OVERSHADOWING