ARCHITECTURAL DRAWING SCHEDULE

NUMBER	NAME
00001	ARCHITECTURAL COVER SHEET (AMENDED)
SITE SURVEY - BY OTHERS	
00002	SURVEY - BY OTHERS - SHEET 1
00003	SURVEY - BY OTHERS - SHEET 2
PROPOSED ENVELOPE DRAWINGS (AMENDED)	
10500	AMENDED PROPOSED ENVELOPE - BASEMENT
10501	AMENDED PROPOSED ENVELOPE - PLAN GROUND
10502	AMENDED PROPOSED ENVELOPE - PLAN PODIUM
10503	AMENDED PROPOSED ENVELOPE - PLAN ROOF
10504	AMENDED PROPOSED ENVELOPE - ELEVATION - SOUTH AND EAST
10505	AMENDED PROPOSED ENVELOPE - ELEVATION - NORTH AND WEST
10506	AMENDED PROPOSED ENVELOPE - ELEVATION - SECTION
10507	AMENDED PROPOSED ENVELOPE - SOLAR ANALYSIS - WINTER
10508	AMENDED PROPOSED ENVELOPE - SOLAR ANALYSIS - EQUINOX
REFERENCE DESIGN DRAWINGS (AMENDED)	
11500	AMENDED REFERENCE DESIGN - SITE PLAN
11502	AMENDED REFERENCE DESIGN - B2
11503	AMENDED REFERENCE DESIGN - B1
11504	AMENDED REFERENCE DESIGN - GROUND FLOOR
11505	AMENDED REFERENCE DESIGN - LEVEL 1
11508	AMENDED REFERENCE DESIGN - LOW RISE
11509	AMENDED REFERENCE DESIGN - MID RISE
11510	AMENDED REFERENCE DESIGN - HIGH RISE
31501	AMENDED REFERENCE DESIGN - SECTION
80503	AMENDED REFERENCE DESIGN - SCHEDULE SHEET 1
80504	AMENDED REFERENCE DESIGN - SCHEDULE SHEET 2
80505	AMENDED REFERENCE DESIGN - SCHEDULE SHEET 3
80506	AMENDED REFERENCE DESIGN - SOLAR ANALYSIS - WESTERN PLAZA

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
ARCHITECTURAL COVER SHEET (AMENDED)

DRAWING NUMBER
A-DA-00001

REVISION
C

REV	DATE	NOTE

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

SCALE 1: @A3

NORTH

A3

FILE LOCATION: \\crystal\ftdata_crone\ca\CA_3865 110 George St, Parramatta\BIM_PRODUCTION\ABS\ABS-2021\010_After Jury Comments\PDF\A-DA-00001

ISSUE	DATE	AMENDMENT	BY

TYPICAL NOTES:

1. ORIGIN OF LEVELS PM 46884, R.L.7.904 (A.H.D.)
2. BEARINGS ARE ON MGA NORTH.
3. NO BOUNDARY SURVEY WAS BEEN UNDERTAKEN.
4. BEARINGS & DISTANCES HAVE BEEN COMPILED FROM TITLE AND/OR DEED INFORMATION SUPPLIED BY DEPARTMENT OF LANDS NSW.
5. RELATIONSHIP OF IMPROVEMENTS AND DETAIL TO BOUNDARIES IS DIAGRAMMATIC ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
6. SERVICES SHOWN ARE BASED ON VISIBLE SURFACE INDICATORS EVIDENT AT THE DATE OF SURVEY AND THE RELEVANT SERVICE DIAGRAMS OF THE VARIOUS AUTHORITIES. ALL SERVICE MUST BE VERIFIED ON SITE PRIOR TO ANY WORK BEING UNDERTAKEN. VERIS AUSTRALIA PTY LTD BEAR NO RESPONSIBILITY FOR THE ACCURACY OR COMPLETENESS OF THE SERVICES SHOWN HEREON.
7. ROOF, EAVE & GUTTER HEIGHTS HAVE BEEN OBTAINED BY AN INDIRECT METHOD AND ARE ACCURATE FOR PLANNING PURPOSES ONLY.
8. ADJOINING BUILDINGS AND DWELLINGS HAVE BEEN PLOTTED FOR DIAGRAMMATIC PURPOSES ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
9. THE DIAMETER (X), SPREAD (S) & HEIGHT (H) OF EACH TREE IS INDICATIVE ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
10. CONTOURS ARE AN INDICATION OF THE TOPOGRAPHY ONLY. SPOT LEVELS SHOULD BE USED IF DETAILED DESIGN IS TO BE UNDERTAKEN.
11. CONTOUR INTERVAL0.00 METRE.

LEGEND OF TYPICAL CODES

AC	– ARCHITECTURAL EMBELLISHMENT	MUD	– METAL LID
AP	– ALIGNMENT PIN	NS	– NATURAL SURFACE
AWN	– AWNING	OCC	– STRUCTURE
BALC	– BALCONY	OPT	– OPTUS PIT
BANK	– BOTTOM OF AWNING	PC	– PRAM CROSSING
BB	– BOTTOM OF BANK	PED	– PEDESTRIAN CROSSING
BCH	– BOTTOM OF CHIMNEY	PERG	– PERGOLA
BD	– BOTTOM OF DOOR	PM	– PERMANENT MARK
BDY	– BOUNDARY	PP	– POWER POLE
BF	– BOTTOM OF FENCE	ROK	– ROCK
BHR	– BOTTOM OF HANDRAIL	RLWY	– RAILWAY
BT	– BITUMEN	RM	– REFERENCE MARK
BK	– BOTTOM OF KERB	RR	– ROOF RIDGE
BLD	– BUILDING	RON	– CONCRETE NAIL
BM	– BENCH MARK	SEW	– SEWER
BOL	– BOLLARD	SHR	– SHRUB
BR	– BOTTOM OF ROOK	SIP	– SEWER INSPECTION PIT
BRK	– BRICK	SLH	– SEWER LAMP HOLE
BRW	– BOTTOM OF RETAINING WALL	SMH	– SEWER MANHOLE
BS	– BOTTOM OF STEPS	SP	– SIGN POST
BW	– BOTTOM OF WALL	SSM	– STATE SURVEY MARK
BWN	– BOTTOM OF WINDOW	SV	– STOP VALVE
CHIM	– CHIMNEY	SW	– STORM WATER
CL	– CENTRELINE	TARCH	– TOP OF ARCH
CLD	– CONCRETE LID	TAWN	– TOP OF AWNING
COL	– COLUMN	TB	– TOP OF BANK
COM	– COMMUNICATIONS PIT	TBX	– TELSTRA BOX
CONC	– CONCRETE	TCH	– TOP OF CHIMNEY
CPT	– CARPORT	TD	– TOP OF DOOR
D	– DOOR	TEL	– TELSTRA PIT
DD	– DISH DRAIN	TELP	– TELSTRA PILLAR
DH	– DRILL HOLE	TF	– TOP OF FENCE
DHW	– DRILL HOLE & WINGS	TG	– TOP OF GUTTER
DWY	– DRIVEWAY	THR	– TOP OF HANDRAIL
ED	– EDGE OF BITUMEN	TI	– TRAFFIC ISLAND
EBOX	– ELECTRICITY BOX	TK	– TOP OF KERB
EC	– EDGE OF CONCRETE	TL	– TRAFFIC LIGHT
ED	– EDGE OF DOOR	TP	– TOP OF PARAPET
EG	– EDGE OF GARDEN	TR	– TREE
ELEC	– ELECTRICITY PIT	TRF	– TOP OF ROOF
EP	– EDGE OF PATH	TRK	– TOP OF ROOK
ER	– EDGE OF ROAD	TRW	– TOP OF RETAINING WALL
FCE	– FENCE	TS	– TOP OF STEPS
FL	– FLOOR LEVEL	TW	– TOP OF WALL
FFL	– FINISHED FLOOR LEVEL	TWN	– TOP OF WINDOW
FP	– FENCE POST	US	– UNDERSIDE
GA	– GARAGE	USAW	– UNDERSIDE OF AWNING
GL	– GROUND LEVEL	UNKS	– UNKNOWN SERVICE
GM	– GAS METER	USB	– UNDERSIDE OF BEAM
HPG	– HIGH POWERED GAS	USC	– UNDERSIDE OF COLUMN
HR	– HANDRAIL	USE	– UNDERSIDE OF EAVE
HYD	– HYDRANT	USG	– UNDERSIDE OF GUTTER
IL	– INVERT LEVEL	V	– VENT
K	– KERB	VER	– VERANDAH
LIN	– LINTEL	VC	– VEHICLE CROSSING
LP	– LAMP POST	W	– WINDOW
MH	– MANHOLE	WM	– WATER METER

LEGEND OF TYPICAL SERVICES

—— C ——	COMMUNICATIONS CABLE	—— RW ——	RECYCLED WATER
—CSWP—	CERAMIC STORMWATER PIPE	—— RM ——	RISING MAIN
—— E ——	UNDERGROUND ELECTRICITY CABLES	—RMS—	ROADS & MARITIME SERVICES
—HC—AC—	UNDERGROUND ELECTRICITY & OPTUS CABLES	—— S ——	SEWER
—— FS ——	FIRE SERVICE	—— SO ——	SEWER OUTFALL
—— G ——	GAS LINE	—— ST ——	SHARED TRENCH
—— GE ——	GAS LINE & ELECTRICITY CABLES	—— SW ——	STORM WATER
—— NBN ——	NATIONAL BROAD BAND CABLES	—SW—CK—	STORMWATER CREEK
—— NG ——	NATURAL GAS LINE	—— T ——	TELSTRA CABLES
—— OH ——	OVERHEAD CABLES	—— TG ——	TELSTRA & GAS CABLES
—OPT—OPT—	OPTUS CABLE	—— U ——	UNKNOWN SERVICE
—— PE ——	PRIVATE ELECTRICITY	—— VO ——	VICOS CABLES
—— PS ——	PRIVATE SEWER	—— VR ——	VERIZON CABLES
—— PW ——	PRIVATE WATER	—— W ——	WATER SUPPLY
		—— WM ——	WATER MAIN

1. ALL UNDERGROUND SERVICE INFORMATION INCLUDING OF GENERAL POSITION AND SURFACE COVER DEPTHS NOTED ON THE PLAN ARE APPROXIMATELY ONLY.
2. ALL UNDERGROUND SERVICE INFORMATION HAS BEEN COMPILED FROM SERVICE AUTHORITY PLANS PROVIDED BY THE AUTHORITIES.
3. THE LOCATION OF SERVICES BETWEEN SURVEYED POINTS (IN INDICATED) HAVE BEEN SHOWN DIAGRAMMATICALLY ONLY USING THE SERVICE DIAGRAMS AS PROVIDED. THE EXACT LOCATION OF THESE SERVICES BETWEEN THE SURVEYED POINTS MUST BE VERIFIED PRIOR TO ANY EXCAVATION OR PILING. NO WARRANTY IS GIVEN AGAINST THE POSSIBILITY OF THE EXISTENCE OF FURTHER UNSURVEYED SERVICES.
4. ALL CONTRACTORS, PROJECTMERS, BUILDING & PROJECT CONSULTANTS MUST CONTACT THE VARIOUS AUTHORITIES, IN ACCORDANCE WITH STANDARD "DIAL BEFORE YOU DIG" PROCEDURES PRIOR TO UNDERTAKING ANY WORKS WITHIN THE VICINITY OF THE SERVICE LINES TO VERIFY THE POSITION OF THE SERVICE LINES.

Liability limited by a scheme approved under Professional Standards Legislation

REDUCTION RATIO 1 : 100

0 1 2 3 4 5 6 7 8 9 10

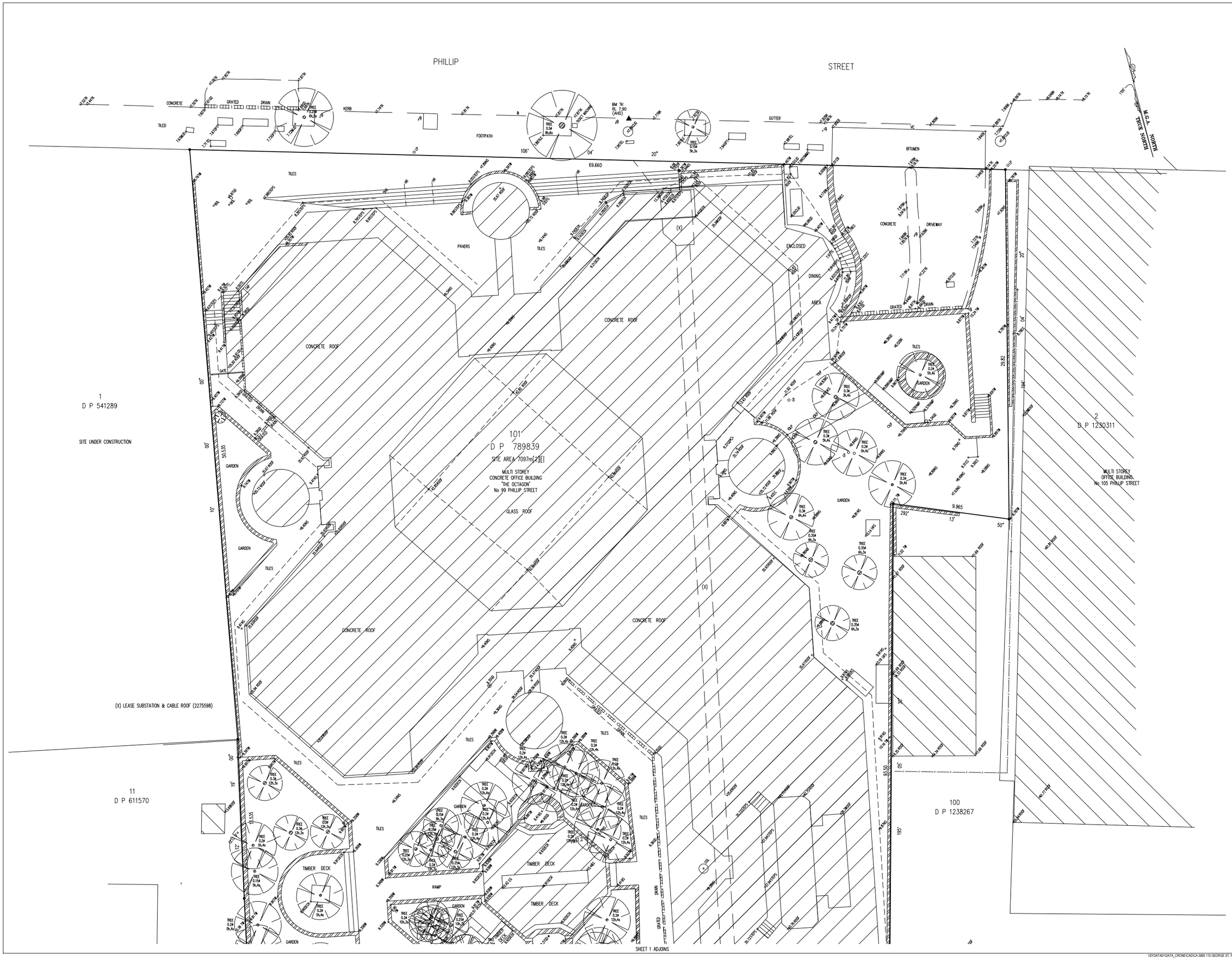
LENGTHS ARE IN METRES

CLIENT: LONGBOW ASSET MANAGEMENT

TITLE No: 101/789839	REF:200816
DATUM: A.H.D.	ISSUE:1
DATE OF SURVEY: SEP.18	ISSUE DATE:21.09.18
SURVEYOR: SZ	SHEET SIZE:A0
DRAFTER: PH	SHEET 1 OF 4 SHEETS

PLAN OF DETAIL & LEVELS AT No 110 GEORGE STREET PARRAMATTA 'THE OCTAGON'

Veris Australia Pty Ltd
Suite 301, Level 3, 55 Holt Street
Surry Hills NSW 2012
PO Box 1807
Strawberry Hills NSW 2012
t: (02) 92124655
email: surryhills@veris.com.au
web site: www.veris.com.au



ISSUE	DATE	AMENDMENT	BY

TYPICAL NOTES:

1. ORIGIN OF LEVELS PM 46884, R.L.7.924 (A.H.D.)
2. BEARINGS ARE ON MGA NORTH.
3. NO BOUNDARY SURVEY WAS BEEN UNDERTAKEN.
4. BEARINGS & DISTANCES HAVE BEEN COMPILED FROM TITLE AND/OR DEED INFORMATION SUPPLIED BY DEPARTMENT OF LANDS NSW.
5. RELATIONSHIP OF IMPROVEMENTS AND DETAIL TO BOUNDARIES IS DIAGRAMMATIC ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
6. SERVICES SHOWN ARE BASED ON VISIBLE SURFACE INDICATORS EVIDENT AT THE DATE OF SURVEY AND THE RELEVANT SERVICE DIAGRAMS OF THE VARIOUS AUTHORITIES. ALL SERVICE MUST BE VERIFIED ON SITE PRIOR TO ANY WORK BEING UNDERTAKEN. VERIS AUSTRALIA PTY LTD BEAR NO RESPONSIBILITY FOR THE ACCURACY OR COMPLETENESS OF THE SERVICES SHOWN HEREON.
7. ROOF, EAVE & GUTTER HEIGHTS HAVE BEEN OBTAINED BY AN INDIRECT METHOD AND ARE ACCURATE FOR PLANNING PURPOSES ONLY.
8. ADJOINING BUILDINGS AND DWELLINGS HAVE BEEN PLOTTED FOR DIAGRAMMATIC PURPOSES ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
9. THE DIAMETER (X), SPREAD (S) & HEIGHT (H) OF EACH TREE IS INDICATIVE ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
10. CONTOURS ARE AN INDICATION OF THE TOPOGRAPHY ONLY. SPOT LEVELS SHOULD BE USED IF DETAILED DESIGN IS TO BE UNDERTAKEN.
11. CONTOUR INTERVAL0.00 METRE.

LEGEND OF TYPICAL CODES

AC	– ARCHITECTURAL EMBELLISHMENT	MLID	– METAL LID
AP	– ALIGNMENT PIN	NS	– NATURAL SURFACE
AWN	– AWNING	OCC	– STRUCTURE
BALC	– BALCONY	OPT	– OPTUS PIT
BAWN	– BOTTOM OF AWNING	PC	– PRAM CROSSING
BB	– BOTTOM OF BANK	PED	– PEDESTRIAN CROSSING
BCH	– BOTTOM OF CHIMNEY	PERG	– PERGOLA
BD	– BOTTOM OF DOOR	PM	– PERMANENT MARK
BDY	– BOUNDARY	PP	– POWER POLE
BF	– BOTTOM OF FENCE	ROC	– ROCK
BHR	– BOTTOM OF HANDRAIL	RLWY	– RAILWAY
BT	– BITUMEN	RM	– REFERENCE MARK
BK	– BOTTOM OF KERB	RR	– ROOF RIDGE
BLD	– BUILDING	RON	– CONCRETE NAIL
BM	– BENCH MARK	SEW	– SEWER
BOL	– BOLLARD	SHR	– SHRUB
BR	– BOTTOM OF ROCK	SIP	– SEWER INSPECTION PIT
BRK	– BRICK	SLH	– SEWER LAMP HOLE
BRW	– BOTTOM OF RETAINING WALL	SMH	– SEWER MANHOLE
BS	– BOTTOM OF STEPS	SP	– SIGN POST
BW	– BOTTOM OF WALL	SSM	– STATE SURVEY MARK
BWIN	– BOTTOM OF WINDOW	SV	– STOP VALVE
CHIM	– CHIMNEY	SW	– STORM WATER
CL	– CENTRELINE	TARCH	– TOP OF ARCH
CLD	– CONCRETE LID	TAWN	– TOP OF AWNING
COL	– COLUMN	TB	– TOP OF BANK
COM	– COMMUNICATIONS PIT	TBX	– TELSTRA BOX
CONC	– CONCRETE	TCH	– TOP OF CHIMNEY
CPT	– CARPORT	TD	– TOP OF DOOR
D	– DOOR	TEL	– TELSTRA PIT
DD	– DISH DRAIN	TELP	– TELSTRA PILLAR
DH	– DRILL HOLE	TF	– TOP OF FENCE
DHW	– DRILL HOLE & WINGS	TG	– TOP OF GUTTER
DWY	– DRIVEWAY	THR	– TOP OF HANDRAIL
EB	– EDGE OF BITUMEN	TI	– TRAFFIC ISLAND
EBOX	– ELECTRICITY BOX	TK	– TOP OF KERB
EC	– EDGE OF CONCRETE	TL	– TRAFFIC LIGHT
ED	– EDGE OF DOOR	TP	– TOP OF PARAPET
EG	– EDGE OF GARDEN	TR	– TREE
ELEC	– ELECTRICITY PIT	TRF	– TOP OF ROOF
EP	– EDGE OF PATH	TRK	– TOP OF ROCK
ER	– EDGE OF ROAD	TRW	– TOP OF RETAINING WALL
FCE	– FENCE	TS	– TOP OF STEPS
FL	– FLOOR LEVEL	TW	– TOP OF WALL
FFL	– FINISHED FLOOR LEVEL	TWIN	– TOP OF WINDOW
FP	– FENCE POST	US	– UNDERSIDE
GD	– GLASS DOOR	UAWN	– UNDERSIDE OF AWNING
GL	– GROUND LEVEL	UKS	– UNKNOWN SERVICE
GM	– GAS METER	USB	– UNDERSIDE OF BEAM
HPG	– HIGH POWERED GAS	USC	– UNDERSIDE OF CEILING
HR	– HANDRAIL	USE	– UNDERSIDE OF EAVE
HYD	– HYDRANT	USG	– UNDERSIDE OF GUTTER
IL	– INVERT LEVEL	V	– VENT
K	– KERB	VER	– VERANDAH
LIN	– LINTEL	VC	– VEHICLE CROSSING
LP	– LAMP POST	W	– WINDOW
MH	– MANHOLE	WM	– WATER METER

LEGEND OF TYPICAL SERVICES

—— C ——	COMMUNICATIONS CABLE	—— RW ——	RECYCLED WATER
—CWP—	CERAMIC STORMWATER PIPE	—— RG ——	RISING MAIN
—— E ——	UNDERGROUND ELECTRICITY CABLES	—— RMS ——	ROADS & MARITIME SERVICES
—XE—XO—	UNDERGROUND ELECTRICITY & OPTICS CABLES	—— S ——	SEWER
		—— SO ——	SEWER OUTFALL
		—— ST ——	SHARED TRENCH
—— FS ——	FIRE SERVICE	—— SW ——	STORM WATER
—— G ——	GAS LINE	—SW—CK—	STORMWATER CREEK
—— GE ——	GAS LINE & ELECTRICITY CABLES	—— T ——	TELSTRA CABLES
—— NBN ——	NATIONAL BROAD BAND CABLES	—— TG ——	TELSTRA & GAS CABLES
—— NG ——	NATURAL GAS LINE	—— U ——	UNKNOWN SERVICE
—— OH ——	OVERHEAD CABLES	—— VO ——	VOCUS CABLES
—— OPT ——	OPTICS CABLE	—— VR ——	VERIZON CABLES
—— PE ——	PRIVATE ELECTRICITY	—— W ——	WATER SUPPLY
—— PS ——	PRIVATE SEWER	—— WM ——	WATER MAIN
—— PW ——	PRIVATE WATER		

1. ALL UNDERGROUND SERVICE INFORMATION INCLUDING OF GENERAL POSITION AND SURFACE COVER DEPTHS NOTED ON THE PLAN ARE APPROXIMATELY ONLY.
2. ALL UNDERGROUND SERVICE INFORMATION HAS BEEN COMPILED FROM SERVICE AUTHORITY PLANS PROVIDED BY THE AUTHORITIES.
3. THE LOCATION OF SERVICES BETWEEN SURVEYED POINTS (AS INDICATED) HAVE BEEN SHOWN DIAGRAMMATICALLY ONLY USING THE SERVICE DIAGRAMS AS PROVIDED. THE EXACT LOCATION OF THESE SERVICES BETWEEN THE SURVEYED POINTS MUST BE VERIFIED PRIOR TO ANY EXCAVATION OR PLANS. NO WARRANTY IS GIVEN AGAINST THE POSSIBILITY OF THE EXISTENCE OF FURTHER UNSURVEYED SERVICES.
4. ALL CONTRACTORS, TRADESMEN, BUILDING & PROJECT CONSULTANTS MUST CONTACT THE VARIOUS AUTHORITIES, IN ACCORDANCE WITH STANDARD "DAA, BEFORE YOU DIG" PROCEDURES PRIOR TO UNDERTAKING ANY WORKS WITHIN THE VICINITY OF THE SERVICE LINES TO VERIFY THE POSITION OF THE SERVICE LINES.

Liability limited by a scheme approved under Professional Standards Legislation

BYDA BEFORE YOU DIG The Australian Call Out Group

REDUCTION RATIO 1 : 100

0 1 2 3 4 5 6 7 8 9 10

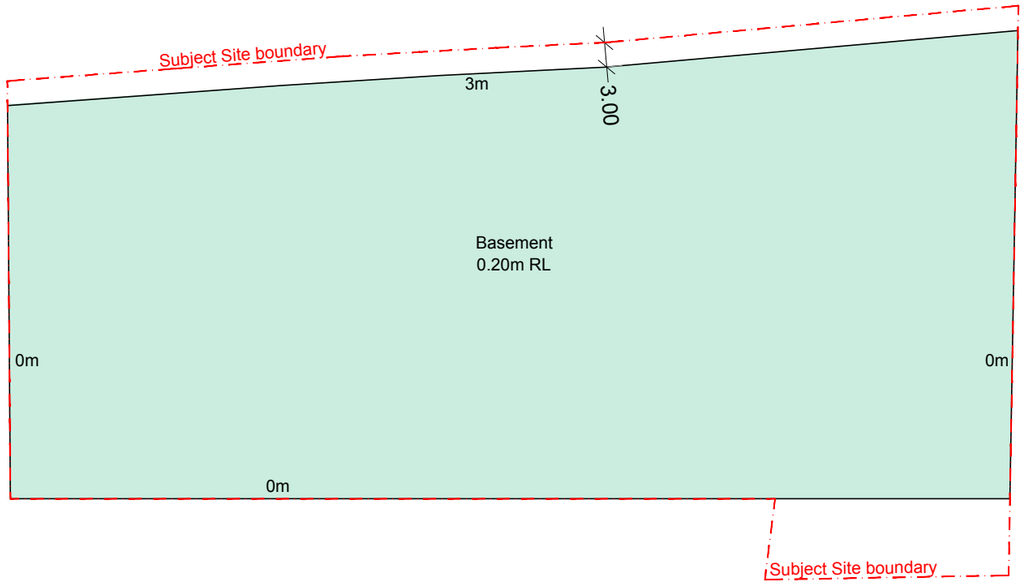
LENGTHS ARE IN METRES

CLIENT: LONGBOW ASSET MANAGEMENT

TITLE No: 101/789839	REF:200816
DATUM: A.H.D.	ISSUE:1
DATE OF SURVEY: SEP.18	ISSUE DATE:21.09.18
SURVEYOR: SZ	SHEET SIZE: A0
DRAFTER: PH	SHEET 2 OF 4 SHEETS

PLAN OF DETAIL & LEVELS AT No 110 GEORGE STREET PARRAMATTA 'THE OCTAGON'

Veris Australia Pty Ltd
Suite 301, Level 3, 55 Holt Street
Surry Hills NSW 2012
PO Box 1807
Strawberry Hills NSW 2012
t: (02) 92124655
email: surryhills@veris.com.au
web site: www.veris.com.au



CRONE
ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
PROPOSED ENVELOPE
BASEMENT

DRAWING NUMBER

A-DA-10500

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

FOR APPROVAL

REV	DATE	NOTE

0 10 20M

SCALE 1:750 @A3

NORTH

A3

FILE LOCATION: \\sydstator1\data_crone\ca\CA_3865 110 George St Parramatta_PRODUCTION\A4\Ca-ca2E1D3D_After Jury Comments\PDF\A-DA-10500

i) Zone of open to air plaza, to be a minimum of 600 m2
ii) 3m, open to air through site link
iii) 6m wide pedestrian link

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED PROPOSED ENVELOPE GROUND FLOOR PLAN

DRAWING NUMBER
A-DA-10501

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

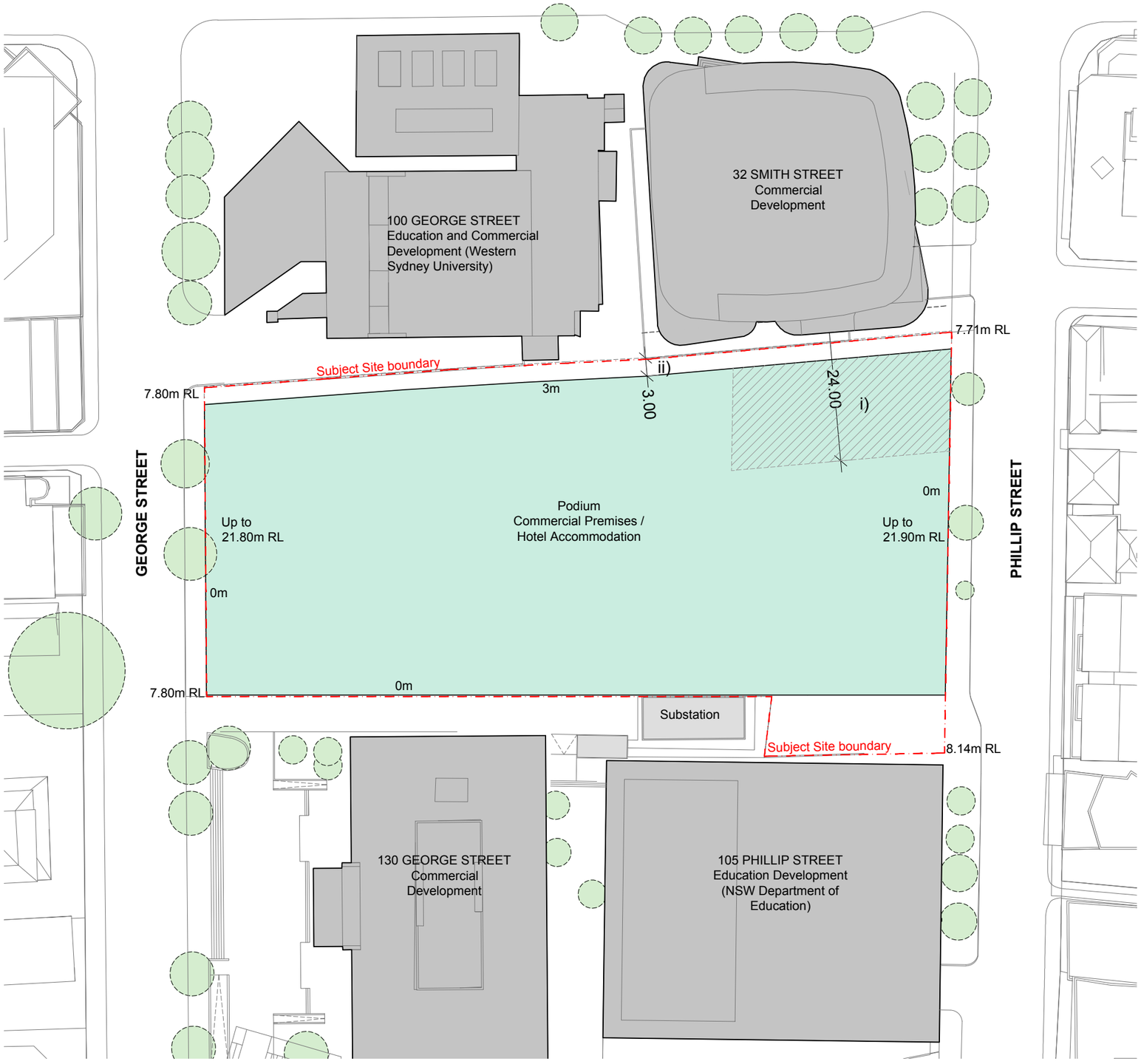
REVISION
B REV DATE
FOR APPROVAL NOTE

0 10 20M
SCALE 1:750 @A3

NORTH

A3

FILE LOCATION: \\crystal\d1\data_crone\cad\CA_3865 110 George St, Parramatta_PRODUCTION\Auto\Cad\210310_After Jury Comments\PDF\A-DA-10501



i) Zone of open to air plaza, to be a minimum of 600 m2
ii) 3m, open to air through site link

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED
PROPOSED ENVELOPE
PODIUM

DRAWING NUMBER
A-DA-10502

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

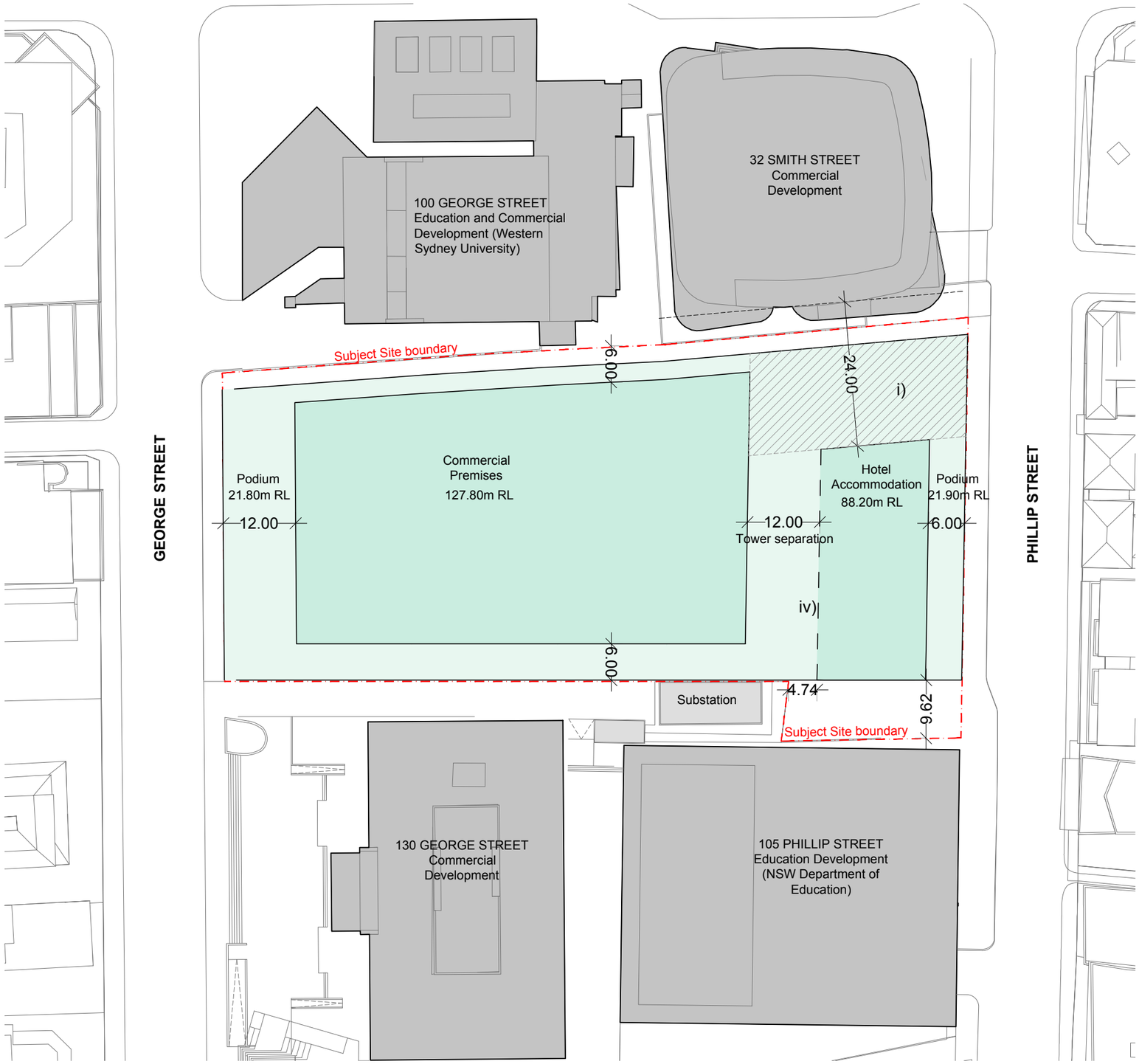
REVISION
B
REV DATE NOTE
FOR APPROVAL

0 10 20M
SCALE 1:750 @A3

NORTH

FILE LOCATION: \\gyratator\data_crone\cad\CA 3865 110 George St\Parramatta_PRODUCTION\AMDCad\CA3865D10_After Jury Comments\PDF\A-DA-10502

A3



i) Zone of open to air plaza, to be a minimum of 600 m2

iv) Future hotel building can extend south beyond envelope but must maintain a building separation of at least 12m from future southern building

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED PROPOSED ENVELOPE ROOF

DRAWING NUMBER
A-DA-10503

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION
B
REV DATE NOTE
FOR APPROVAL

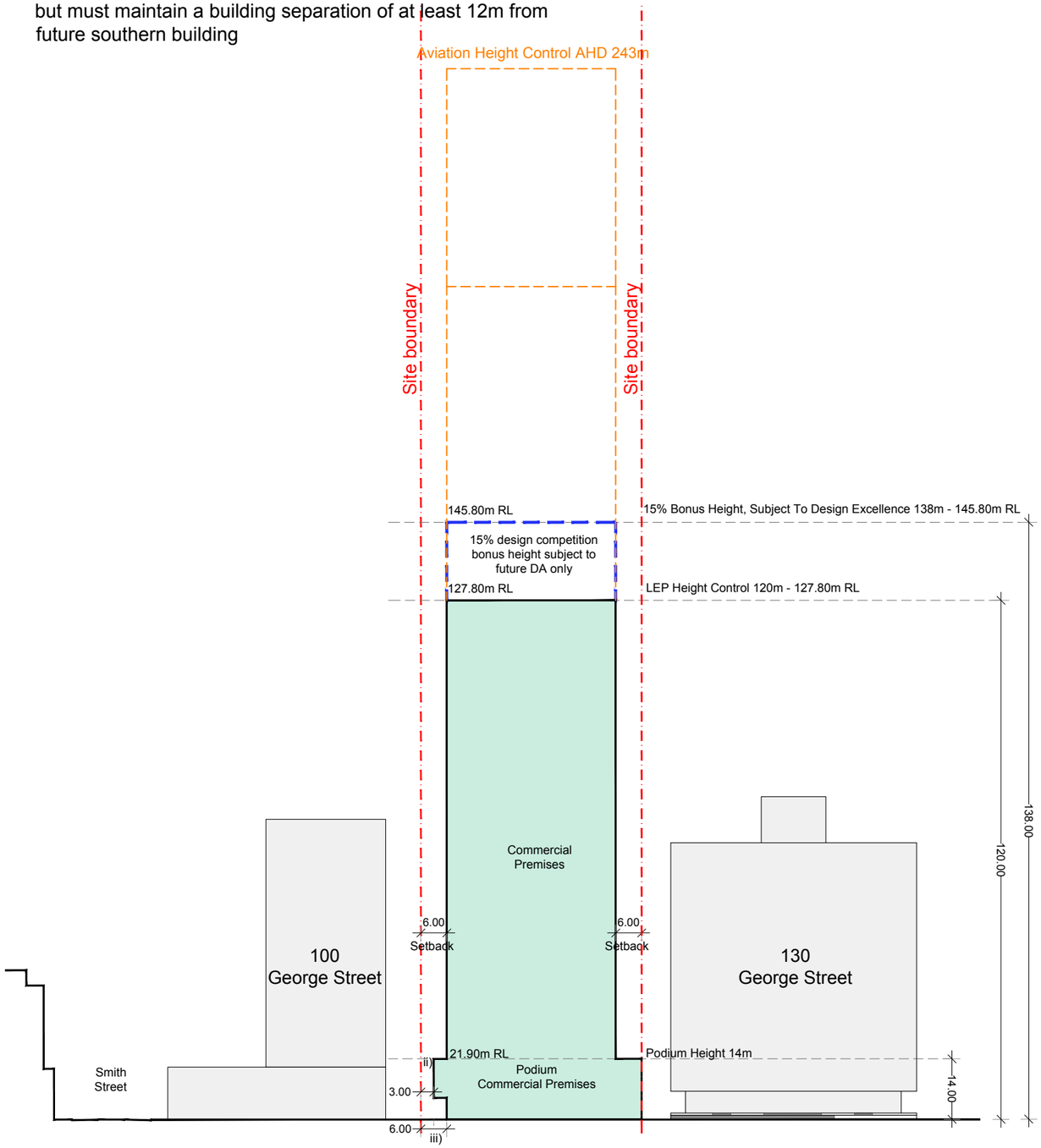
0 10 20M
SCALE 1:750 @A3

NORTH

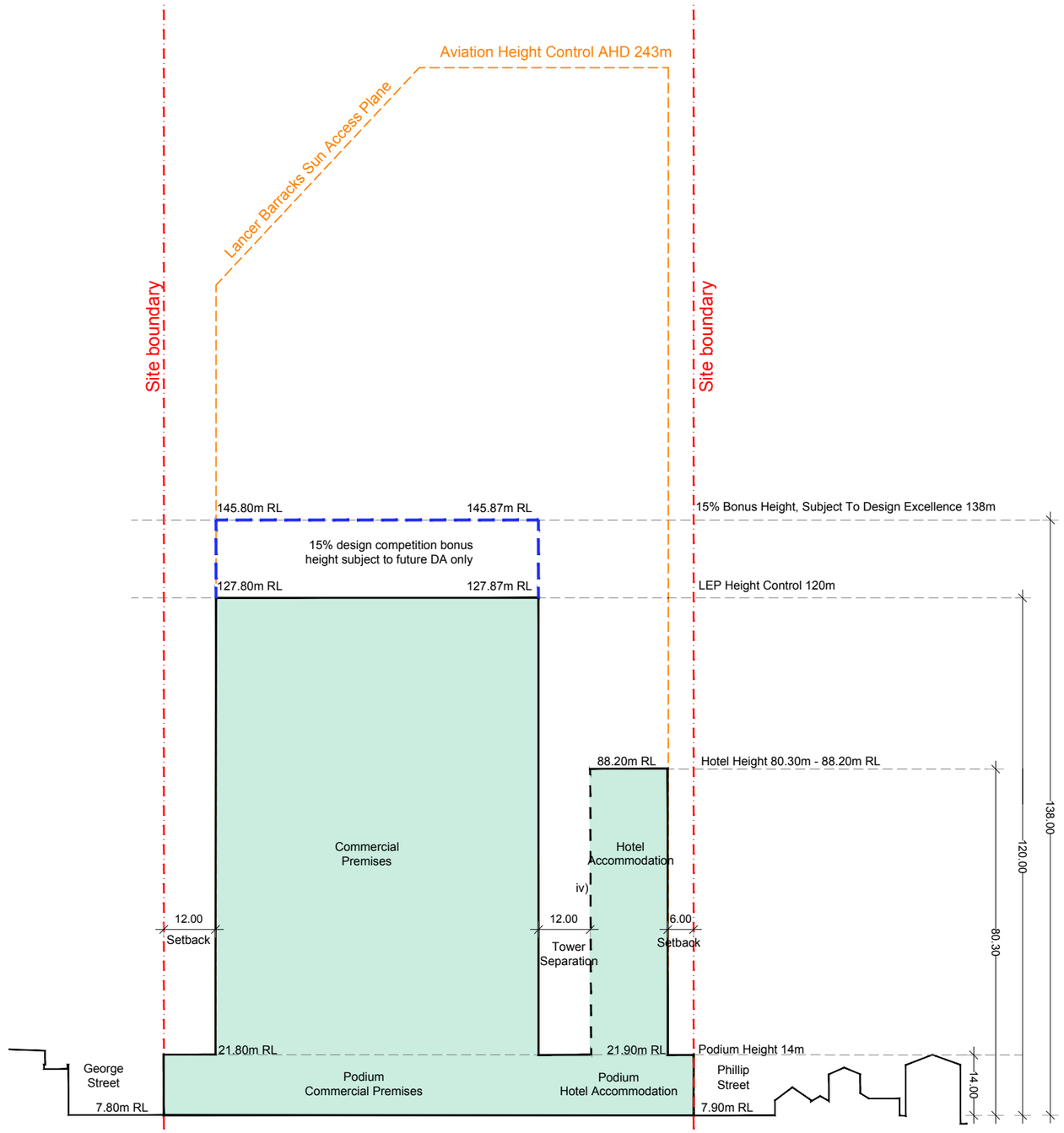
A3

FILE LOCATION: \\gyatator\data_crone\cad\CA 3865 110 George St\Parramatta_PROJECT\DWG\Cad\CA3865D10_After Jury Comments\PDF\A-DA-10503

ii) 3m, open to air through site link
iii) 6m wide pedestrian link
iv) Future hotel building can extend south beyond envelope but must maintain a building separation of at least 12m from future southern building



South elevation



East elevation

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone - NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED PROPOSED ENVELOPE ELEVATION SOUTH AND EAST

DRAWING NUMBER
A-DA-10504

REVISION
C **FOR APPROVAL**
REV DATE NOTE

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

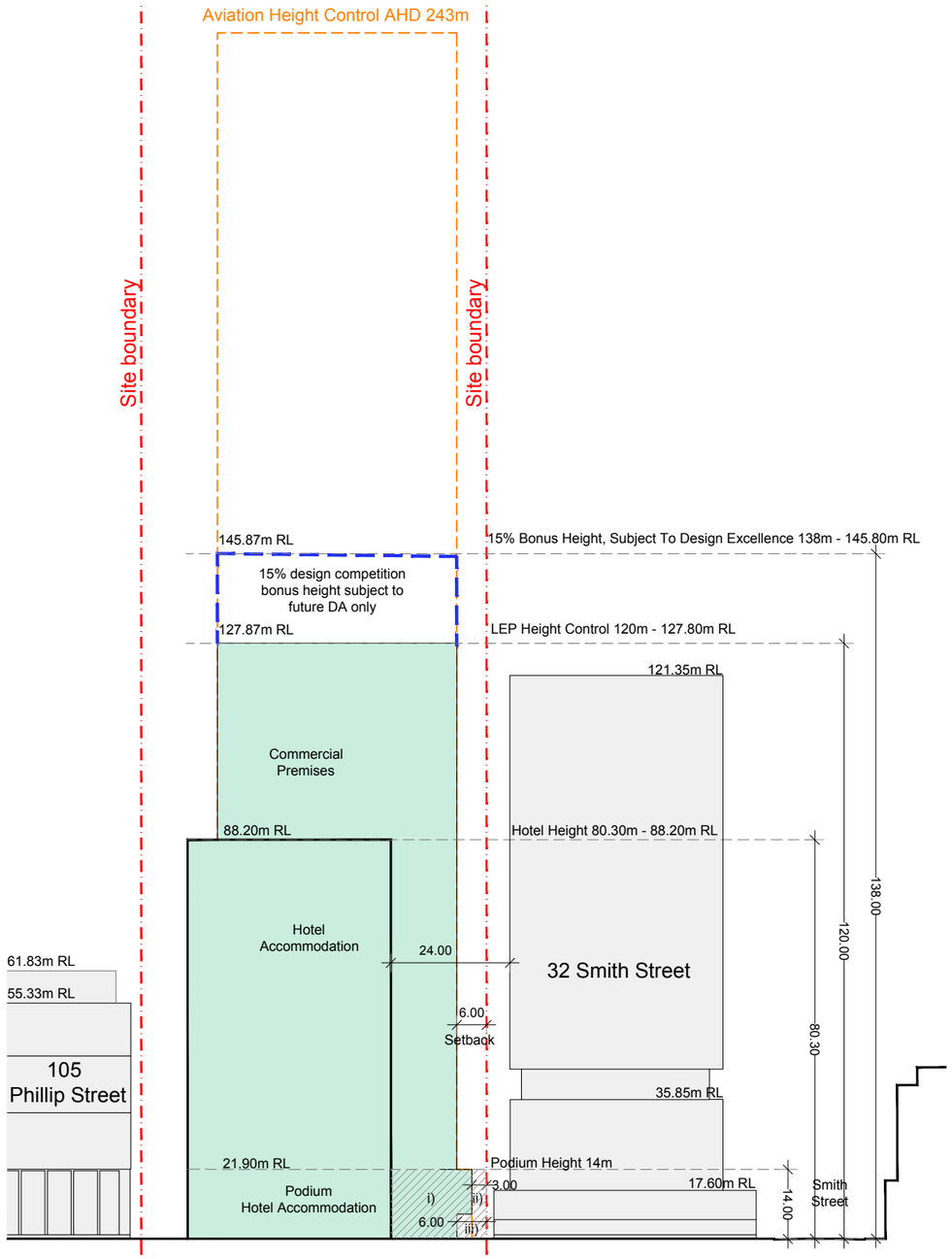
SCALE 1:1200 @A3

NORTH

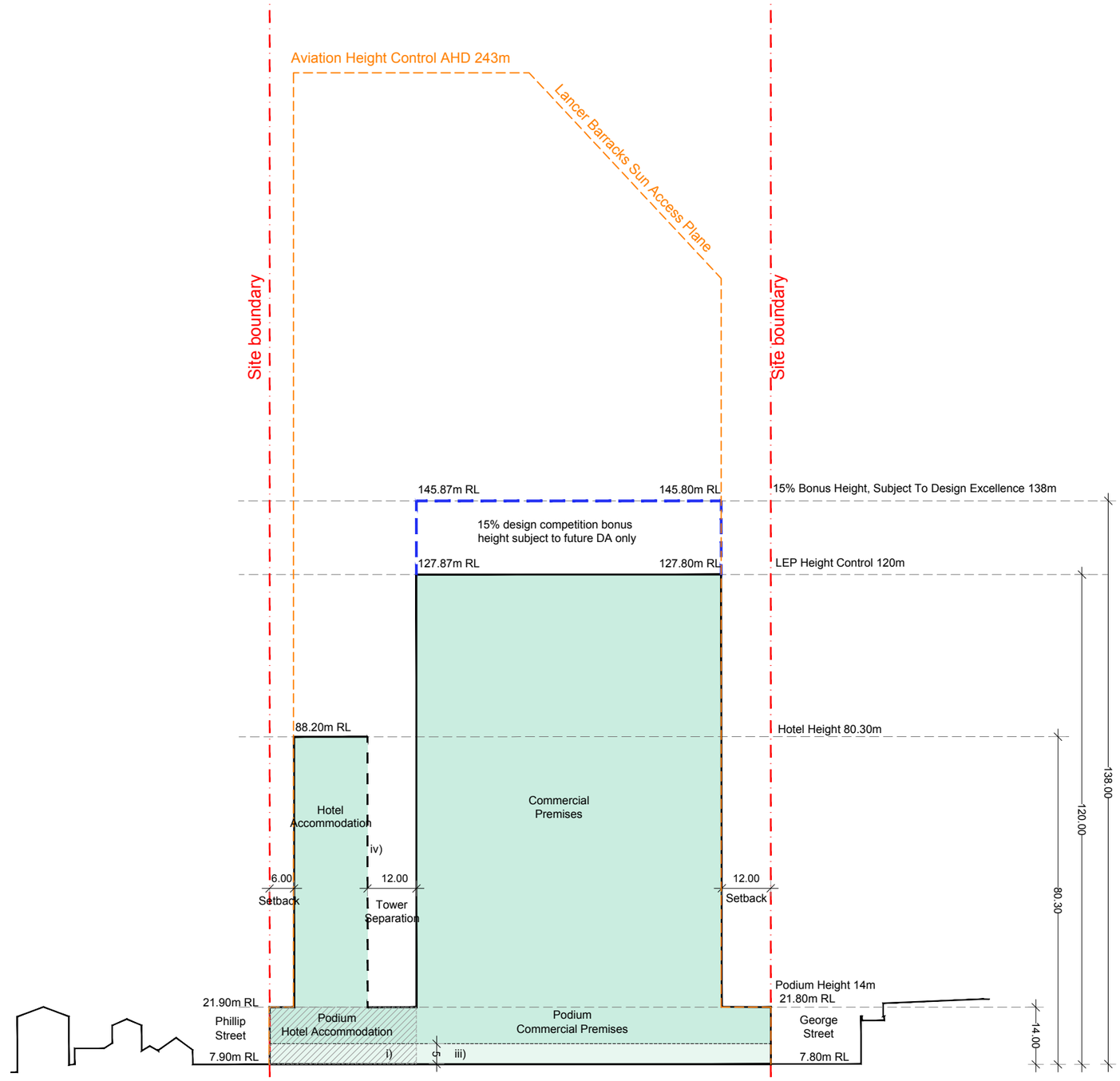
A3

FILE LOCATION: \\sydfile01\data_crone\cad\CA 3865 110 George St\Parramatta\5_PRODUCTION\Auto Cad\210310_After Jury Comments\PDF\A-DA-10504

i) Zone of open to air plaza, to be a minimum of 600 m2
ii) 3m, open to air through site link
iii) 6m wide pedestrian link
iv) Future hotel building can extend south beyond envelope but must maintain a building separation of at least 12m from future southern building



North elevation



West elevation

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED PROPOSED ENVELOPE ELEVATION NORTH AND WEST

DRAWING NUMBER
A-DA-10505

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION
C
REV DATE NOTE
FOR APPROVAL

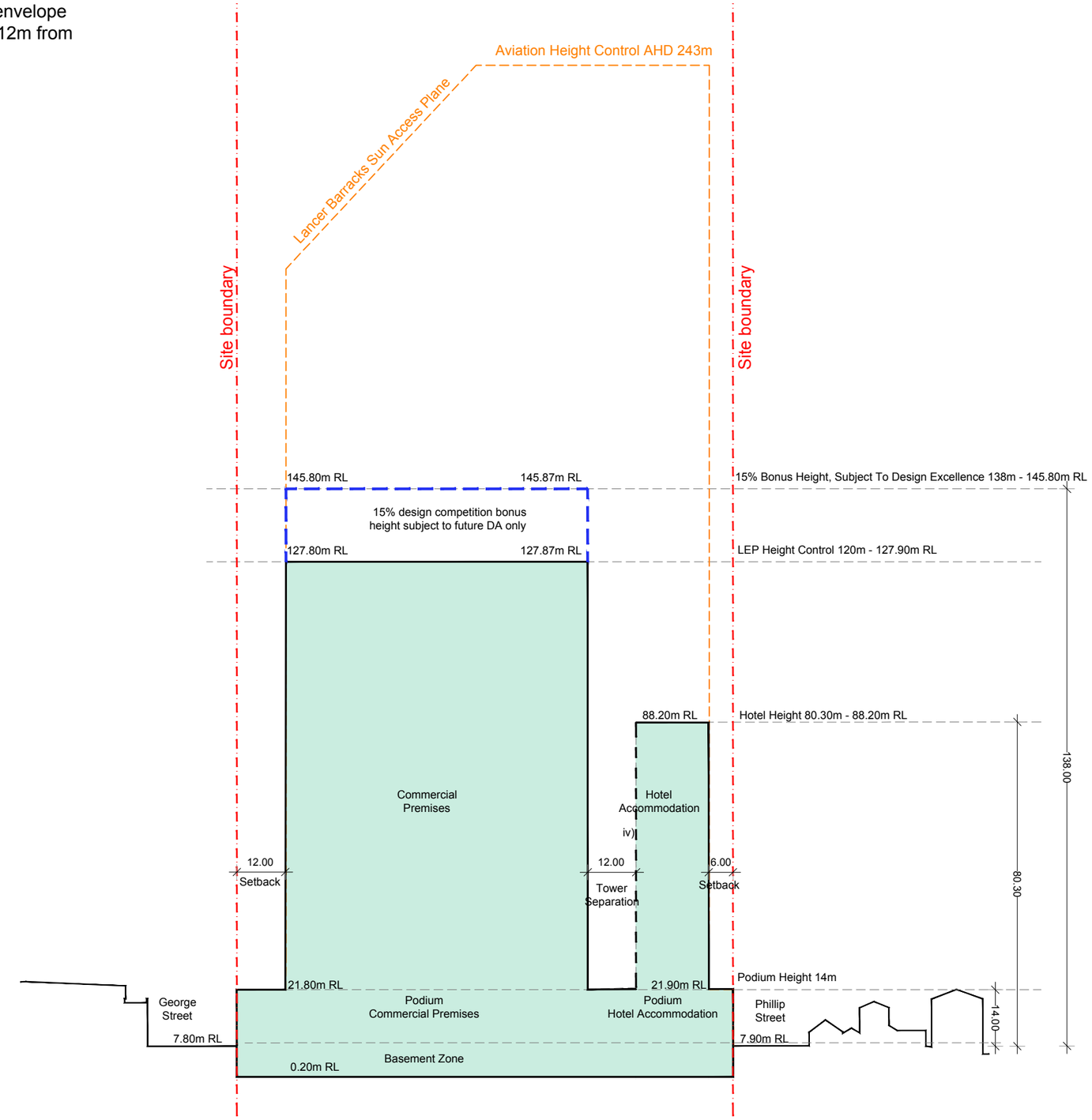
SCALE 1:1200 @A3

NORTH

A3

FILE LOCATION: \\sydstor1\data_crone\cad\CA_3865_110 George St, Parramatta_PRODUCTION\A-Models\CA3865D10.0_After Jury Comments\PDF\A-DA-10505

iv) Future hotel building can extend south beyond envelope but must maintain a building separation of at least 12m from future southern building



CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone - NSW Reg. No. 3929

CLIENT
RF CorVAL Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED PROPOSED ENVELOPE SECTION

DRAWING NUMBER
A-DA-10506

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

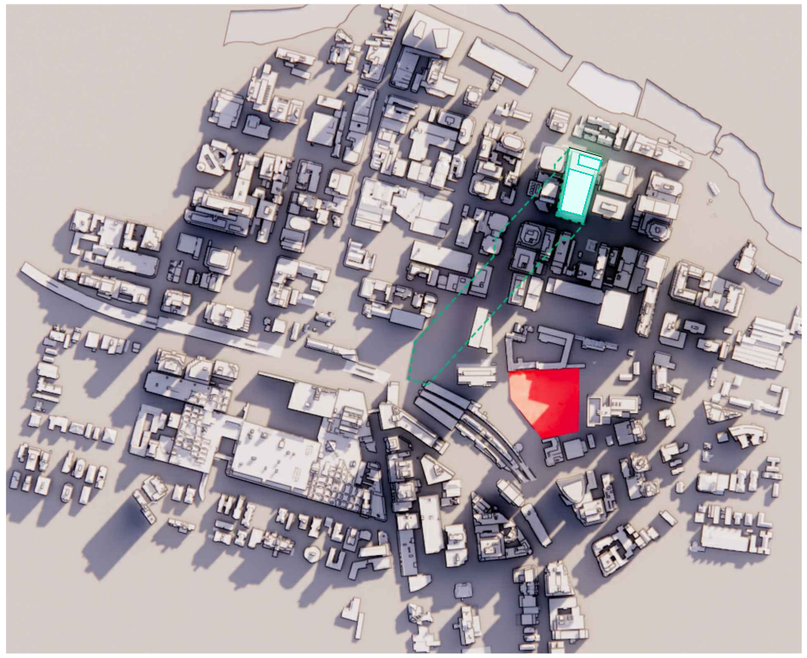
REVISION
C
REV DATE NOTE
FOR APPROVAL

SCALE 1:1200 @A3

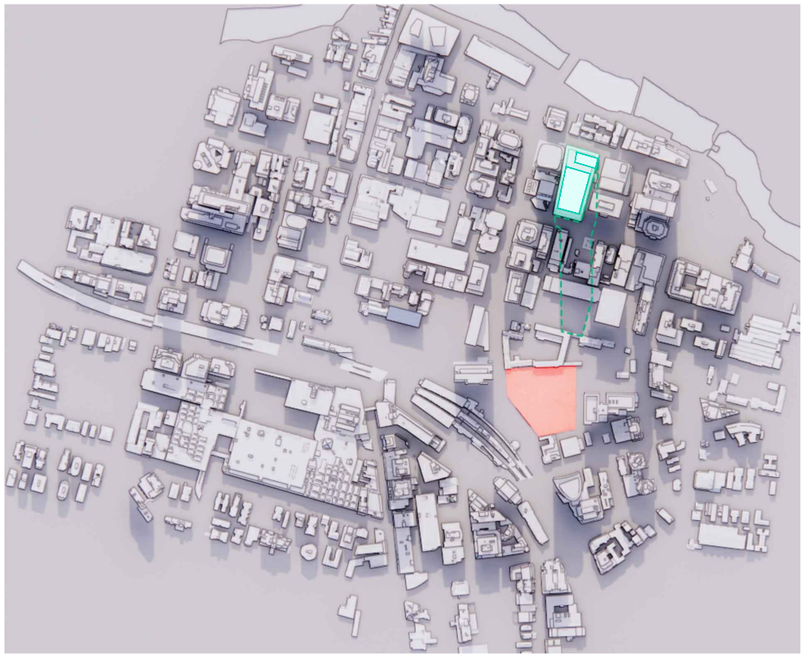
NORTH

A3

FILE LOCATION: \\gyrstat01\data_crone\cad\CA 3865 110 George St Parramatta_PROJECT\DWG\acad\ca3865\10_After Jury Comments\PDF\A-DA-10506



9:00 AM - JUNE 21



12:00 PM - JUNE 21

15:00 PM - JUNE 21

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED PROPOSED ENVELOPE
SOLAR ANALYSIS
WINTER

DRAWING NUMBER

A-DA-10507

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

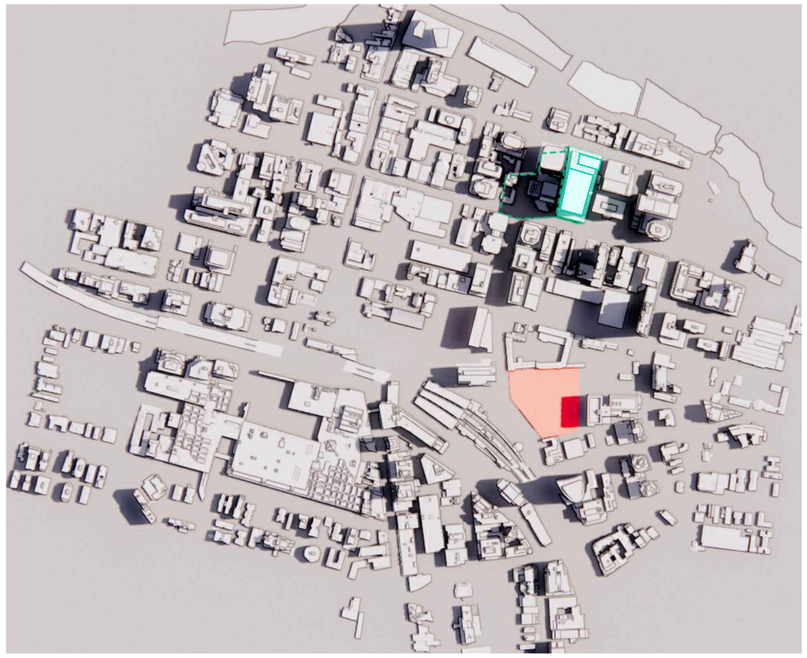
REV	DATE	NOTE
B		**FOR APPROVAL**

SCALE 1: @A3

NORTH

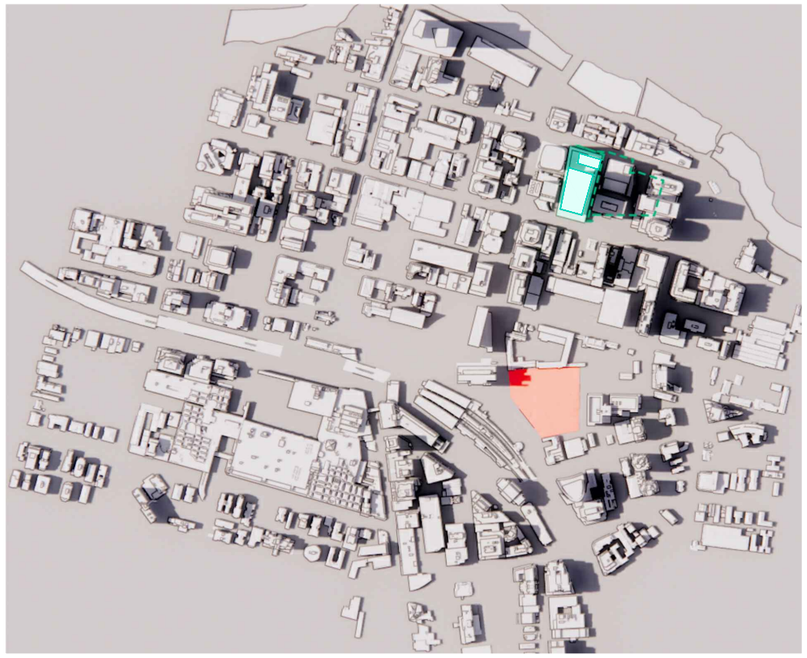
A3

FILE LOCATION: \\gyatabn\1\data_crone\cad\CA 3865 110 George St Parramatta_PRODUCTION\AMD\ca3865110_After Jury Comments\PDF\A-DA-10507



9:00 AM - DECEMBER 21

12:00 PM - DECEMBER 21



15:00 PM - DECEMBER 21

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED PROPOSED ENVELOPE
SOLAR ANALYSIS
EQUINOX

DRAWING NUMBER

A-DA-10508

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

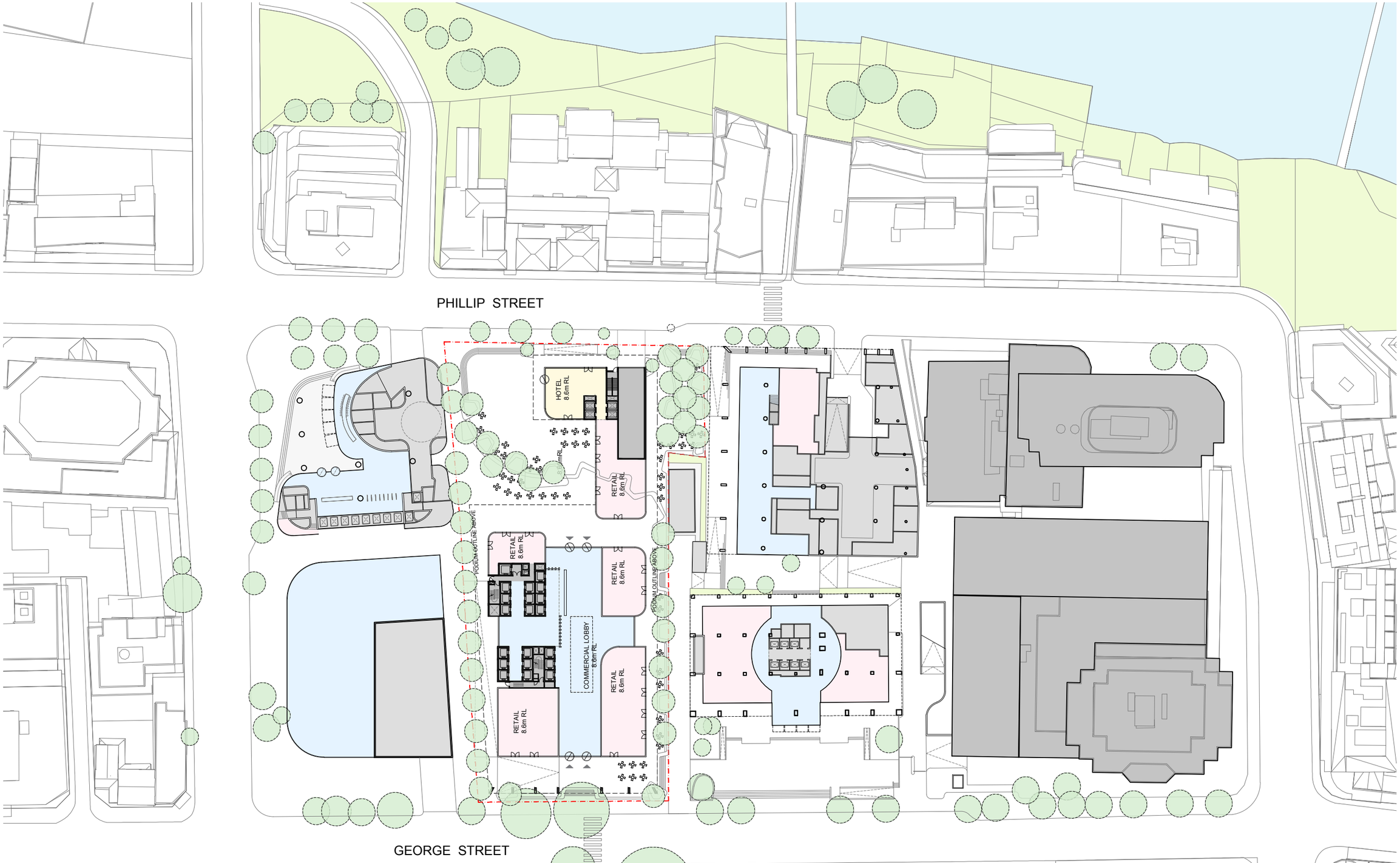
REV	DATE	NOTE
B		**FOR APPROVAL**

SCALE 1: @A3

NORTH

A3

FILE LOCATION: \\gystatar\1\data_crone\cad\CA 3865 110 George St Parramatta_PRODUCTION\AMEND\CA3865-110 GS_After Jury Comments\PDF\A-DA-10508



CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
SITE PLAN

DRAWING NUMBER

A-DA-11500

REVISION

B

REV DATE NOTE

NOT FOR APPROVAL

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

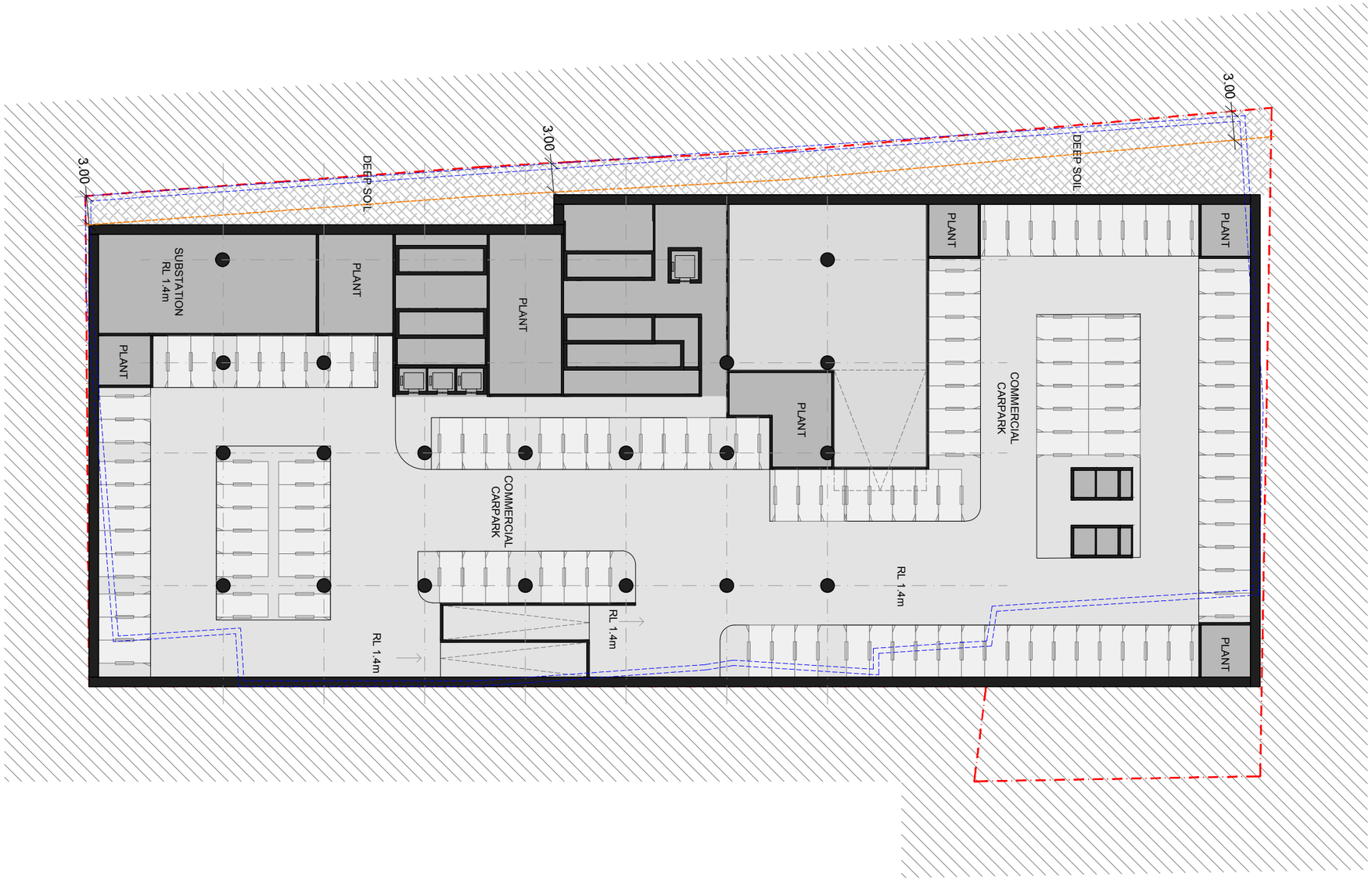
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

SCALE 1:1000 @A3

NORTH

A3

FILE LOCATION: \\sydstaff1\data_crone\cad\CA_3865 110 George St, Parramatta\01_PRODUCTION\Arch\Cad\210310_Jury Comments\PDF\A-DA-11500



CRONE
ARCHI
TECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
BASEMENT 2

DRAWING NUMBER

A-DA-11502

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

B

REV DATE NOTE

NOT FOR APPROVAL

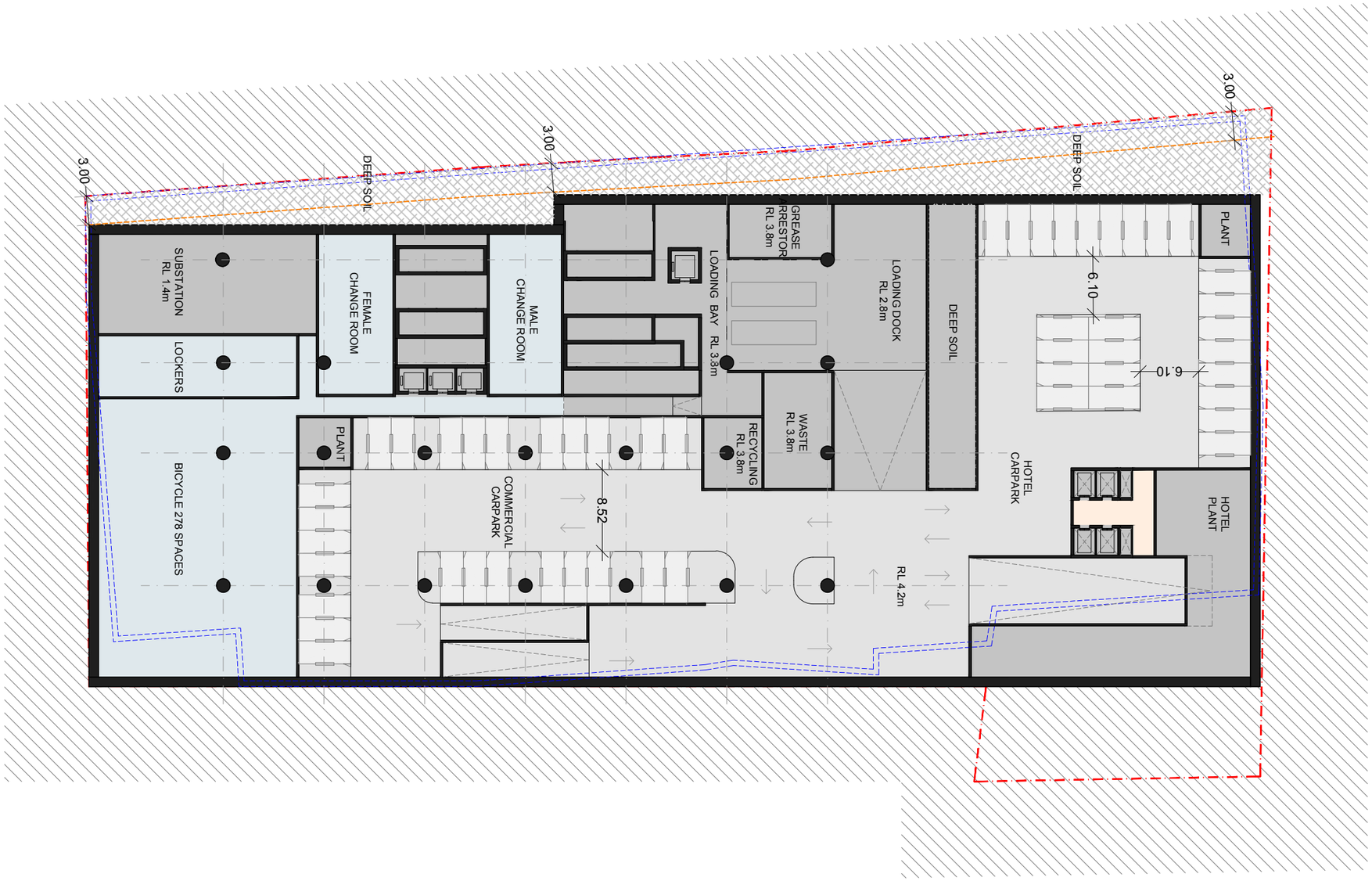
0 5 10M

SCALE 1:500 @A3

NORTH

FILE LOCATION \\ryslstat01\data_crone\cad\CA 3865 110 George St, Parramatta\S_PRODUCTION\AD\Cad\210310_Jeff - Jury Comments\PDF\A-DA-11502

A3



CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
BASEMENT 1

DRAWING NUMBER

A-DA-11503

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

B
REV DATE NOTE

NOT FOR APPROVAL

0 5 10M
SCALE 1:500 @A3

NORTH

A3

FILE LOCATION: \\sydfile01\data_crone\cad\CA 3865 110 George St Parramatta_PRODUCTION\Archicad\210110_After Jury Comments\PKPFA-DA-11503

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED
REFERENCE DESIGN
GROUND FLOOR

DRAWING NUMBER
A-DA-11504

REVISION
B
REV DATE NOTE

NOT FOR APPROVAL

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

0 5 10M
SCALE 1:500 @A3

NORTH

A3

FILE LOCATION: \\vydata01\data_crone\cad\CA 3865 110 George St, Parramatta\5_PRODUCTION\Arch\Cad\210310_Arch - Jury Comments\PDF\A-DA-11504

CRONE
ARCHI
TECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
PODIUM. LEVEL 01-02

DRAWING NUMBER

A-DA-11505

REVISION

B

REV DATE NOTE

NOT FOR APPROVAL

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

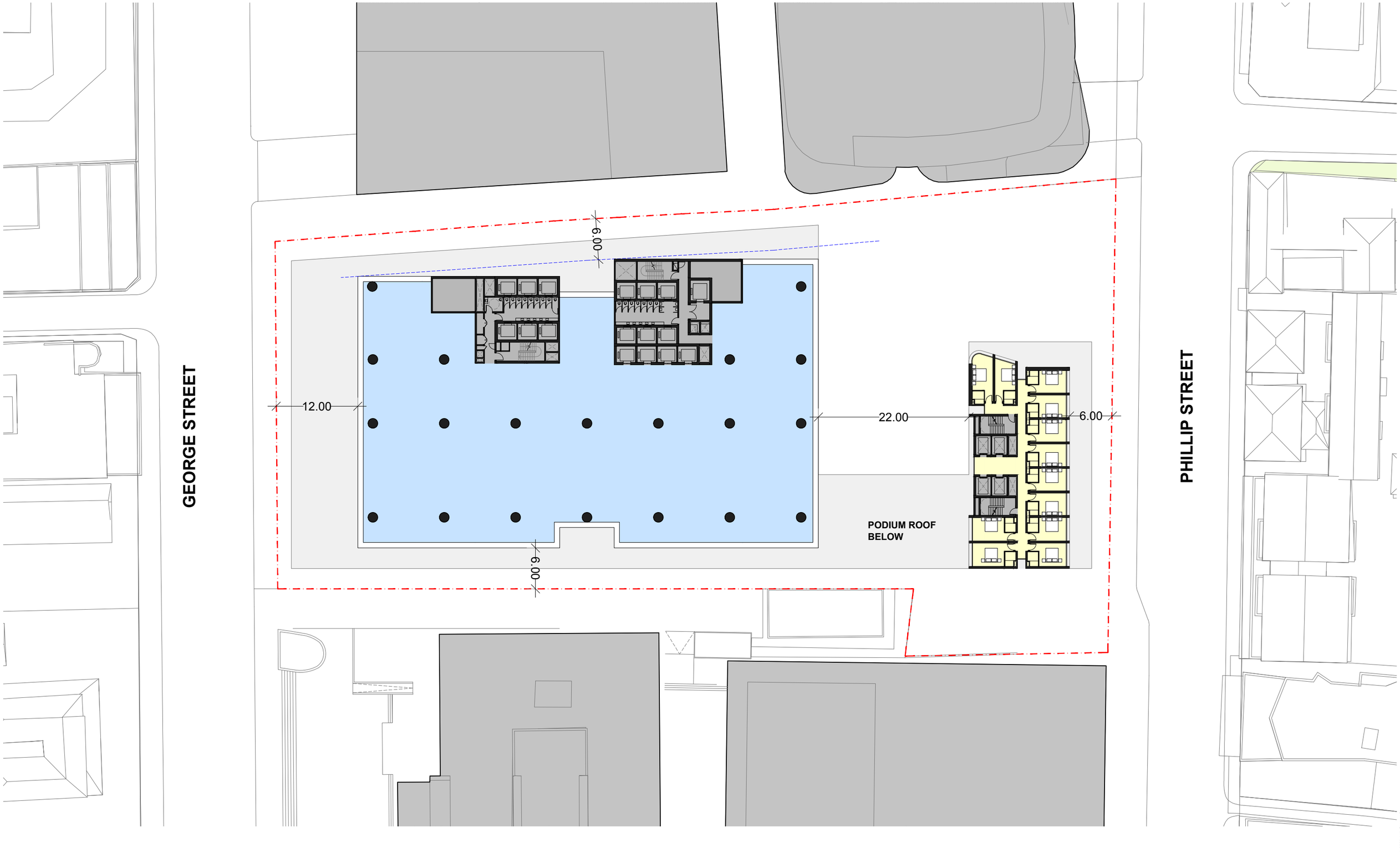
0 5 10M

SCALE 1:500 @A3

NORTH

FILE LOCATION: \\sydstor01\data_crone\cad\CA 3865 110 George St\Parramatta\5_PRODUCTION\Models\ca3865210110_After Jury Comments\PKPFA-DA-11505

A3



CRONE
ARCHI
TECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
LOW RISE

DRAWING NUMBER

A-DA-11508

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

REV DATE NOTE

NOT FOR APPROVAL

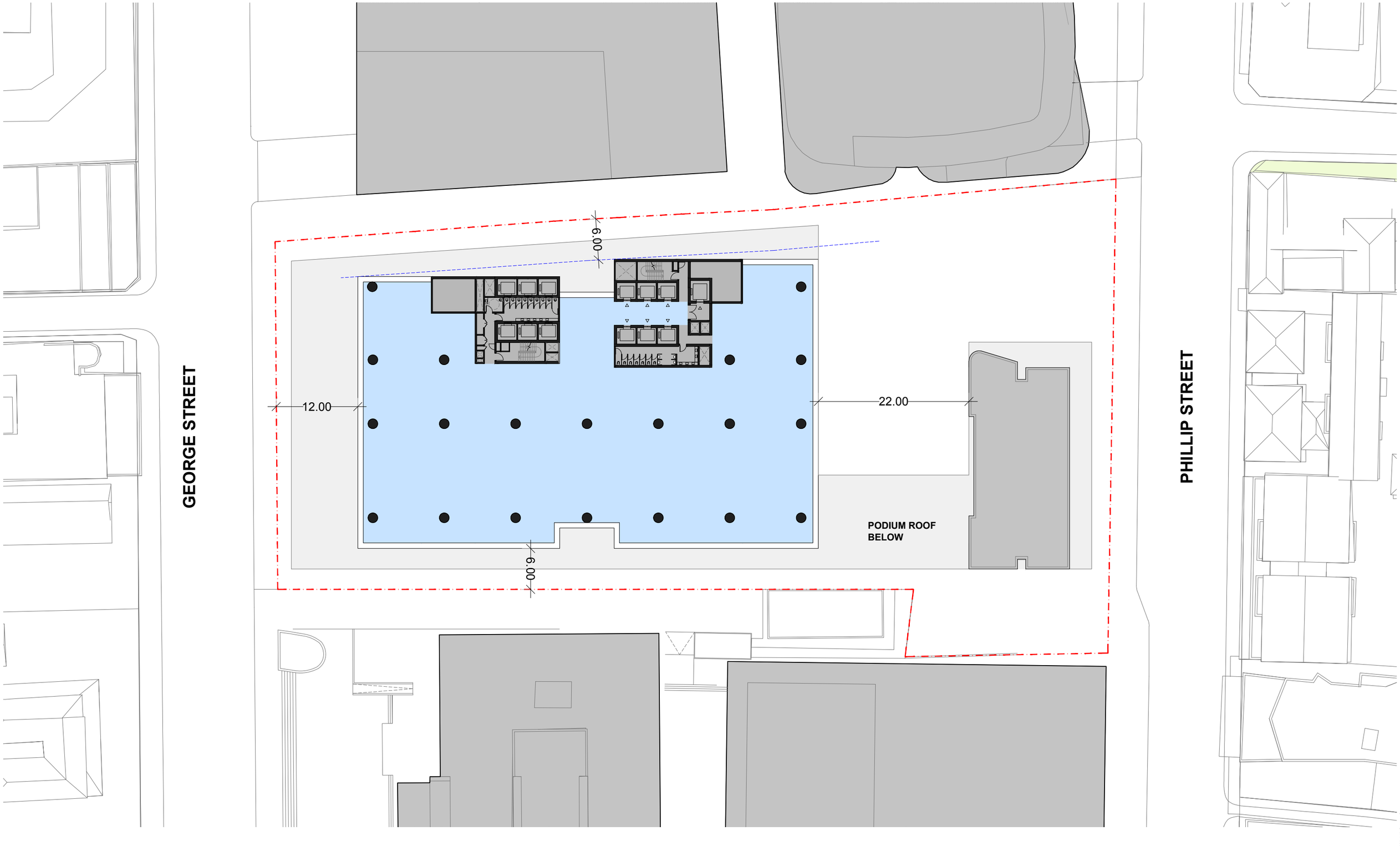
0 5 10M

SCALE 1:500 @A3

NORTH

A3

FILE LOCATION: \\sydstor1\data_crone\cad\CA_3865 110 George St_Parramatta_PRODUCTION\A-DA\CA3865D_After Jury Comments\PDF\A-DA-11508



CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
MID RISE

DRAWING NUMBER

A-DA-11509

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

B
REV DATE NOTE

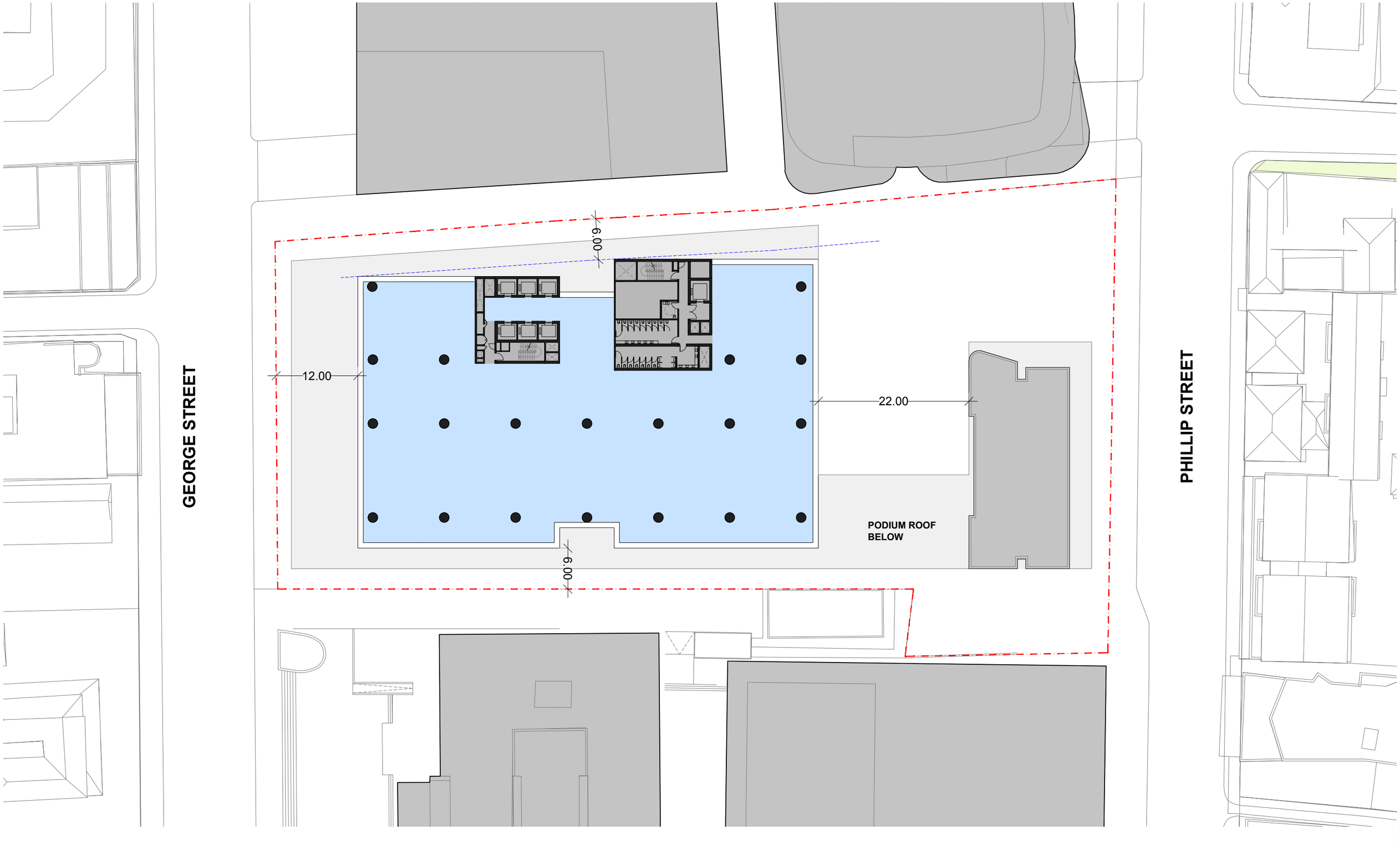
NOT FOR APPROVAL

0 5 10M
SCALE 1:500 @A3

NORTH

A3

FILE LOCATION: \\sydstat01\data_crone\cad\CA 3865 110 George St.
Parramatta\5_PRODUCTION\Arch\Jun 2021\01_Arch Jury Comments\PDF\A-DA-11509



CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
HIGH RISE

DRAWING NUMBER

A-DA-11510

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

B
REV DATE NOTE

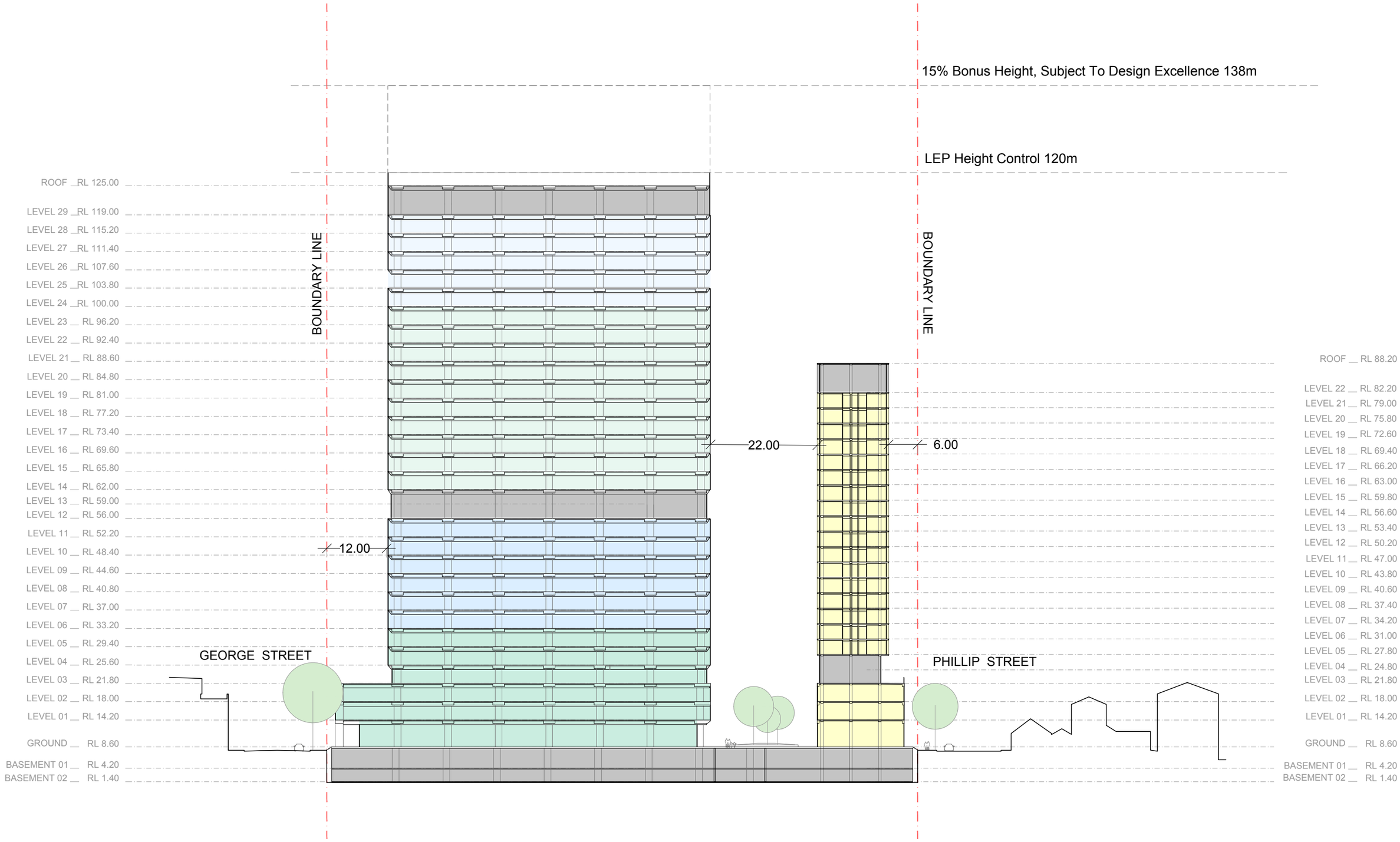
NOT FOR APPROVAL

0 5 10M
SCALE 1:500 @A3

NORTH

A3

FILE LOCATION: \\sydstat01\data_crone\cad\CA 3865 110 George St.
Parramatta\5_PRODUCTION\Autocad\2020\D_Ate Jury Comments\PDF\A-DA-1510



CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED
REFERENCE DESIGN
SECTION

DRAWING NUMBER
A-DA-31501

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION
B
REV DATE NOTE
NOT FOR APPROVAL

0 10 20M
SCALE 1:750 @A3
NORTH
A3

FILE LOCATION: \\sydstor01\data_crone\cad\CA 3865 110 George St, Parramatta\5_PRODUCTION\Archicad\210310_Post Jury Comments.pln

Site Area

Lots	Site Area m²
Total	7,097

FSR Allowances

Use Type	FSR allowed for Use	
LEP 2016 FSR	10.0	:1
Total Base FSR	10.0	:1

Max. Height Allowances

	Height m
LEP 2016 Height	120.0
Total Height	120.0

Overview

Project	Total Site Area m²	Target GFA m²	Target FSR	Max Height
CA 3457 - 110 George St	7,097	70,970	10.0	120.00

Tower A	Total GFA m²	Total FSR	Total Height	Commercial NLA m	Retail NLA m²
	64,000	9.0	117.20	59,220	965

Tower B	Total GFA m²	Total FSR	Total Height	Commercial NLA m	Retail NLA m²	Hotel NSA m²
	6,650	0.9	80.30	-	265	6175

Tower A + Tower B + Basement	Total GFA m²	Total FSR	Max Height	Commercial NLA m	Retail NLA m²	Hotel NSA m²
	70,970	10.0	117.20	59,220	1,230	6,175

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED REFERENCE DESIGN SCHEDULE - SHEET 1

DRAWING NUMBER
A-DA-80503

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION
B
REV DATE NOTE
NOT FOR APPROVAL

SCALE 1: @A3 NORTH A3

FILE LOCATION: \\gyndallo1\data_crone\cad\CA 3865 110 George St\Parramatta_PROJECT\DWG\Cad\CA3865110 George St\Amendments\Amendments_Jury Comments\PDF\A-DA-80503

Distribution

Tower A - George Street

GBA / GFA / NSA / NLA

Program	Floors	Floor to Floor Heig	Total Height m	Relative Level m	GBA m²	Efficiency GFA-NLA	GFA m² Commercial	GFA m² Retail	GFA m² Total	Efficiency GBA-NLA	NLA m² Commercial	NLA m² Retail	NLA m² Total
	Roof		117.20	125.00									
Plant	Level 30	3.00	114.20	122.00									
Plant	Level 29	3.00	111.20	119.00	2,740		-				-		
Commercial	Level 28	3.80	107.40	115.20	2,740	93%	2,365		2,365	80%	2,190		2,190
Commercial	Level 27	3.80	103.60	111.40	2,740	93%	2,365		2,365	80%	2,190		2,190
Commercial	Level 26	3.80	99.80	107.60	2,740	93%	2,365		2,365	80%	2,190		2,190
Commercial	Level 25	3.80	96.00	103.80	2,740	93%	2,365		2,365	80%	2,190		2,190
Commercial	Level 24	3.80	92.20	100.00	2,740	93%	2,365		2,365	80%	2,190		2,190
Commercial	Level 23	3.80	88.40	96.20	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 22	3.80	84.60	92.40	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 21	3.80	80.80	88.60	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 20	3.80	77.00	84.80	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 19	3.80	73.20	81.00	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 18	3.80	69.40	77.20	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 17	3.80	65.60	73.40	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 16	3.80	61.80	69.60	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 15	3.80	58.00	65.80	2,740	93%	2,310		2,310	78%	2,140		2,140
Commercial	Level 14	3.80	54.20	62.00	2,740	93%	2,310		2,310	78%	2,140		2,140
Plant	Level 13	3.00	51.20	59.00									
Plant	Level 12	3.00	48.20	56.00	2,740								
Commercial	Level 11	3.80	44.40	52.20	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 10	3.80	40.60	48.40	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 09	3.80	36.80	44.60	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 08	3.80	33.00	40.80	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 07	3.80	29.20	37.00	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 06	3.80	25.40	33.20	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 05	3.80	21.60	29.40	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 04	3.80	17.80	25.60	2,740	94%	2,280		2,280	78%	2,145		2,145
Commercial	Level 03	3.80	14.00	21.80	2,740	94%	2,255		2,255	77%	2,115		2,115
Commercial	Level 02	3.80	10.20	18.00	4,090	105%	3,280		3,280	84%	3,435		3,435
Commercial	Level 01	3.80	6.40	14.20	4,090	105%	3,280		3,280	84%	3,435		3,435
Lobby & Retail	Ground	5.60	0.80	8.60	2,325		2,020		2,020		725	965	1,690
	All LevelsTotal		117.20	125.00	81,745	94%	64,000	-	64,000	72%	59,220	965	60,185
		Floor to Floor Heig	Total Height m	Relative Level m	GBA m²		Commercial	Retail	Total		Commercial	Retail	Total

* NLA includes commercial lobby at Ground level

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT
RF CorVAL
Terraform Capital
FOR STAGE 1DA ONLY

PROJECT INFORMATION:
CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE
AMENDED REFERENCE DESIGN SCHEDULE - SHEET 2

DRAWING NUMBER
A-DA-80504

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.
COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION
B
REV DATE NOTE
NOT FOR APPROVAL

SCALE 1: @A3

NORTH

A3

FILE LOCATION: /nystatd1/data_crone/cad/CA 3865 110 George St Parramatta/_PRODUCTION/AB-Cad/2101/_After Jury Comments/PDF/A-DA-80504

Tower B - Phillip Street

GBA / GFA / NSA / NLA

Program	Floors	Floor to Floor Heig	Total Height m	Relative Level m	GBA m²	Efficiency GFA-NLA	GFA m² Commercial	Hotel	Retail	Total	Efficiency GBA-NSA	NSA m² Commercial	Hotel	Retail	Total	keys
	Roof		80.30	88.20												
Plant	Level 23	3.00	77.30	85.20												
Plant	Level 22	3.00	74.30	82.20	485											
Hotel	Level 21	3.20	71.10	79.00	485	96%		225	-	225	44%		215		215	8
Hotel	Level 20	3.20	67.90	75.80	485	97%		320	-	320	64%		310		310	12
Hotel	Level 19	3.20	64.70	72.60	485	97%		320	-	320	64%		310		310	12
Hotel	Level 18	3.20	61.50	69.40	485	97%		320	-	320	64%		310		310	12
Hotel	Level 17	3.20	58.30	66.20	485	97%		320	-	320	64%		310		310	12
Hotel	Level 16	3.20	55.10	63.00	485	97%		320	-	320	64%		310		310	12
Hotel	Level 15	3.20	51.90	59.80	485	97%		320	-	320	64%		310		310	12
Hotel	Level 14	3.20	48.70	56.60	485	97%		320	-	320	64%		310		310	12
Hotel	Level 13	3.20	45.50	53.40	485	97%		320	-	320	64%		310		310	12
Hotel	Level 12	3.20	42.30	50.20	485	97%		320	-	320	64%		310		310	12
Hotel	Level 11	3.20	39.10	47.00	485	97%		320	-	320	64%		310		310	12
Hotel	Level 10	3.20	35.90	43.80	485	97%		320	-	320	64%		310		310	12
Hotel	Level 09	3.20	32.70	40.60	485	97%		320	-	320	64%		310		310	12
Hotel	Level 08	3.20	29.50	37.40	485	97%		320	-	320	64%		310		310	12
Hotel	Level 07	3.20	26.30	34.20	485	97%		320	-	320	64%		310		310	12
Hotel	Level 06	3.20	23.10	31.00	485	97%		320	-	320	64%		310		310	12
Hotel	Level 05	3.20	19.90	27.80	485	97%		320	-	320	64%		310		310	12
Plant	Level 04	3.00	16.90	24.80												
Plant	Level 03	3.00	13.90	21.80	485											
Amenities	Level 02	3.80	10.10	18.00	652	96%		370	-	370	54%		355		355	
Amenities	Level 01	3.80	6.30	14.20	652	97%		460	-	460	68%		445		445	
Lobby & Retail	Ground	5.60	0.70	8.60	600	98%		210	265	475	78%		200	265	465	
	All LevelsTotal		80.30	88.20	11,119			6,385	265	6,650	58%	-	6,175	265	6,440	200
		Floor to Floor Heig	Total Height m	Relative Level m	GBA m²		Commercial	Hotel	Retail	Total		Commercial	Hotel	Retail	Total	Total

Program	Floors	Floor to Floor Heig	Total Height m	Relative Level m	GBA m²	Efficiency GFA-NLA	GFA m² Commercial	Hotel	Retail	Total	Efficiency GBA-NLA	NLA m² Commercial	Hotel	Retail	Total
Parking, Loading & EOT	Basement 01	4.40	-3.70	4.20	6,150		320			320		-			-
Parking	Basement 02	2.80	-6.50	1.40	6,150					-					
	All LevelsTotal		-6.50	1.40	12,300		320			320		-			-
		Floor to Floor Heig	Total Height m	Relative Level m	GBA m²		Commercial	Hotel	Retail	Total		Commercial	Hotel	Retail	Total

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 90 095 095 272
Nominated Architect: Greg Crone
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED REFERENCE DESIGN SCHEDULE - SHEET 3

DRAWING NUMBER

A-DA-80505

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners (nsw) pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

B

REV DATE NOTE

NOT FOR APPROVAL

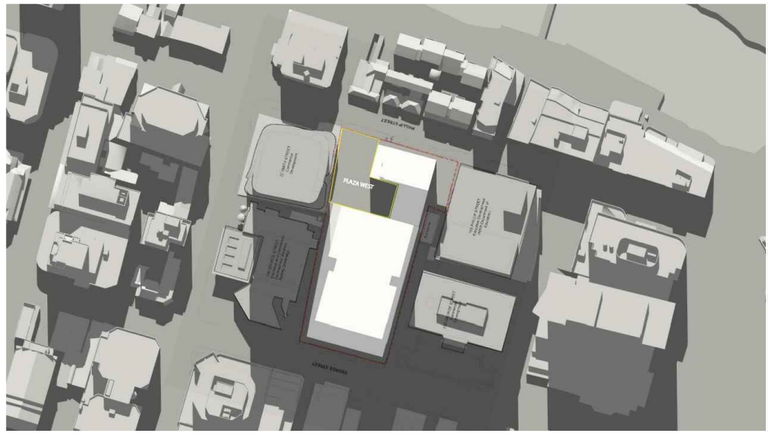
SCALE 1: @A3

NORTH

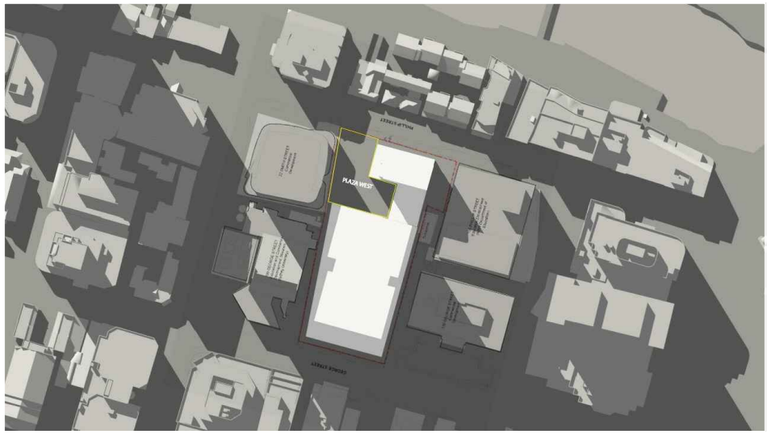
A3

FILE LOCATION: \\gystad01\data_corecad\CA 3865 110 George St Parramatta_PROJECT\DWG\Sec\210310_Jdev Jury Comments\PDF\A-DA-80505

9 am - Mid Winter (21 June)



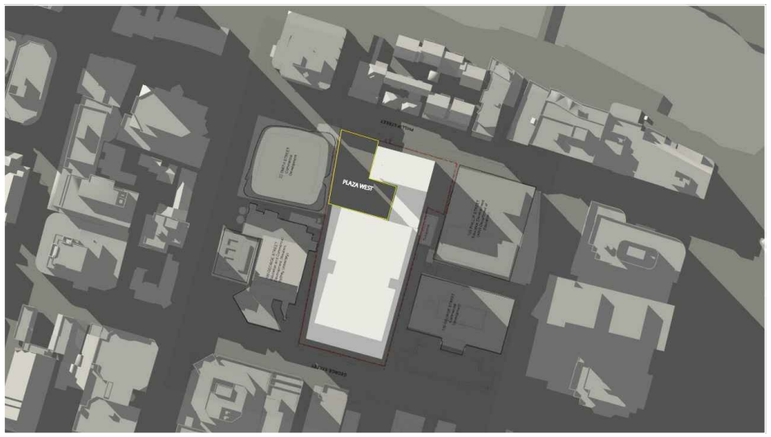
12 pm - Mid Winter (21 June)



14 pm - Mid Winter (21 June)

10 am - Mid Winter (21 June)

13 pm - Mid Winter (21 June)



15 pm - Mid Winter (21 June)

11 am - Mid Winter (21 June)

CRONE ARCHITECTS

Crone Partners Pty Ltd
Level 18, 680 George Street,
Sydney, NSW 2000, Australia
Ph: +61 2 8295 5300
Fax:+61 2 8295 5301
ABN: 80 095 989 272
Nominated Architect: Greg Crone -
NSW Reg. No. 3929

CLIENT

RF CorVAL
Terraform Capital

FOR STAGE 1DA ONLY

PROJECT INFORMATION:

CA3865
110 GEORGE STREET
110 GEORGE STREET
PARRAMATTA NSW 2150

DRAWING TITLE

AMENDED
REFERENCE DESIGN
SOLAR ANALYSIS OF
WESTERN PLAZA - WINTER

DRAWING NUMBER

A-DA-80506

DISCLAIMER: All dimensions and setouts to be verified prior to commencement, omissions or discrepancies to be notified to the architect. Do not scale from drawings.

COPYRIGHT: The copyright of this drawing together with any other documents prepared by crone partners architecture studios. pty ltd (cp) remains the property of cp. crone partners grants licence for the use of this document for the purpose for which they are intended. The licence is not transferable without the permission of cp.

REVISION

NOT FOR APPROVAL

REV DATE NOTE

SCALE 1: @A3

NORTH

A3

FILE LOCATION: \\gyrdatar1\data_crone\cad\CA 3865 110 George St Parramatta_PRODUCTION\Models\CA3865_110 George St_Jury Comments.pln