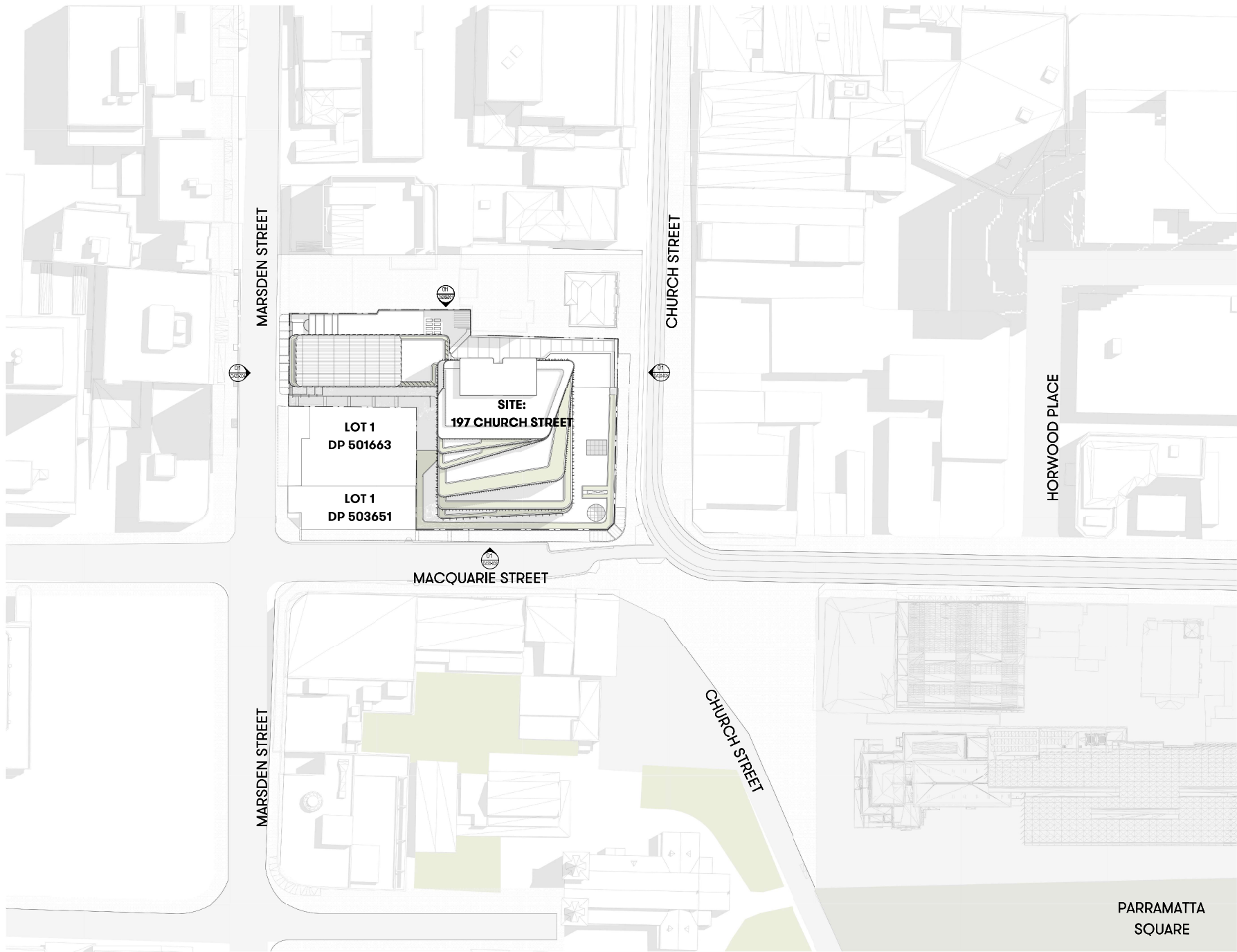




[Status]	Development Application	
[Name/Architect]	Thomas Hansen /9527	
[File#]	20210015-AB-DA001	
[Print Date]	26/11/2025 2:37:53 PM	
History		
[Rev#]	[Description]	[Date]
1	DEVELOPMENT APPLICATION	17.12.2021
2	DEVELOPMENT APPLICATION	26.11.2022

NOT FOR CONSTRUCTION

Studio.SC
formerly Scott Carver

Suite 2.02, Level 2, 155 Clarence Street, Sydney NSW 2000
www.scottcarver.com.au +61 2 9957 3988

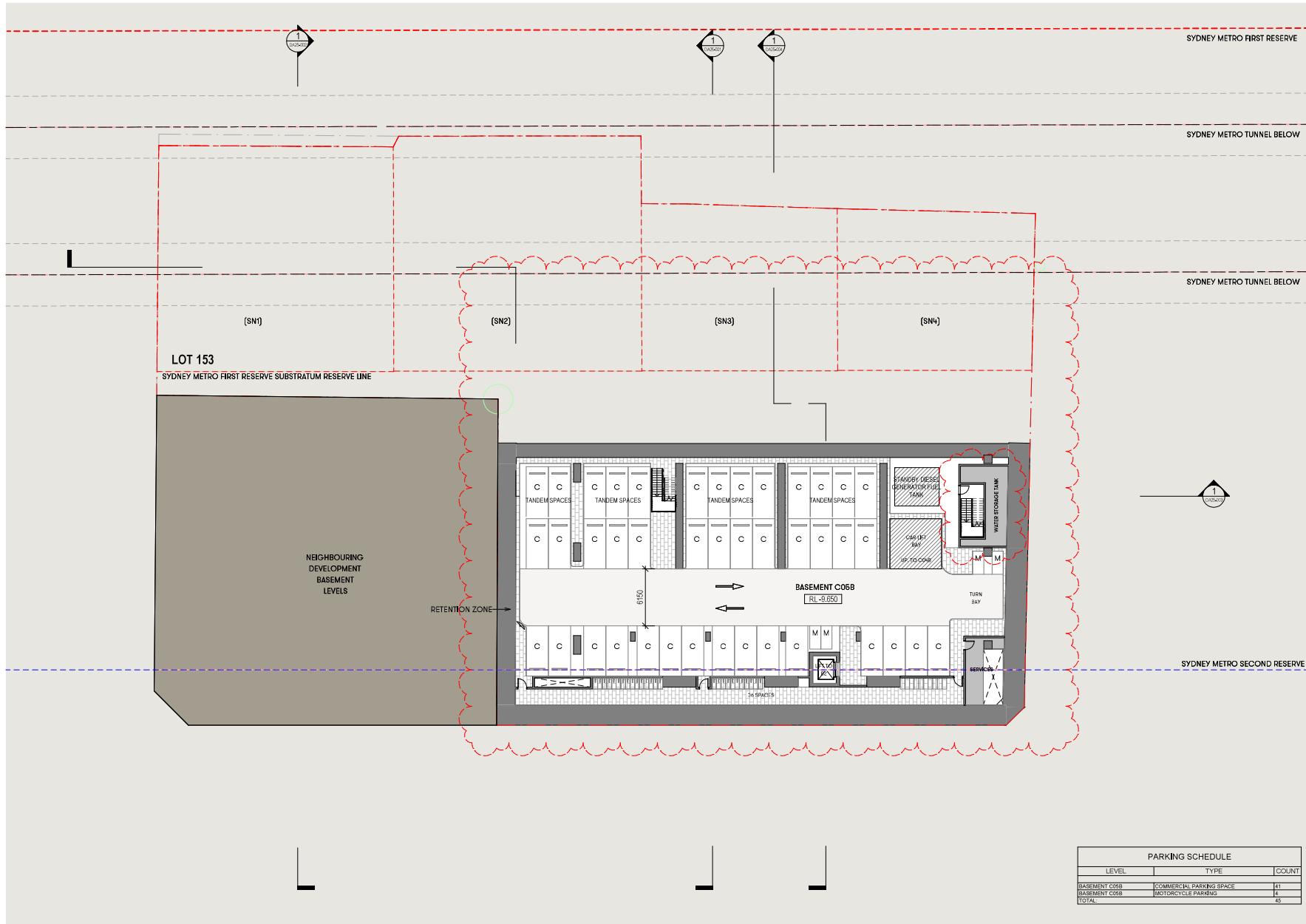
[Project] 197, 207, CHURCH STREET & 89 MARSDEN STREET, PARRAMATTA
[Client] 197 MCM Development Pty Ltd

[Scale] As indicated @ A1



[File#] 20210015 [Drawing No.] ARC-DRW-DA03-002 [Sheet] 2

PROPOSED SITE PLAN



(Status)	Development Application
(Name/Architect)	Thomas Hansen /9527
(File#)	20210015-AB-DA001
(Print Date)	26/11/2025 2:38:44 PM

(Rev#)	(Description)	(Date)
1	DEVELOPMENT APPLICATION	19.12.2022
2	DEVELOPMENT APPLICATION	07.07.2023
3	DEVELOPMENT APPLICATION	19.08.2023
4	DEVELOPMENT APPLICATION	30.03.2025
5	DEVELOPMENT APPLICATION	13.05.2025
6	DEVELOPMENT APPLICATION	28.11.2025

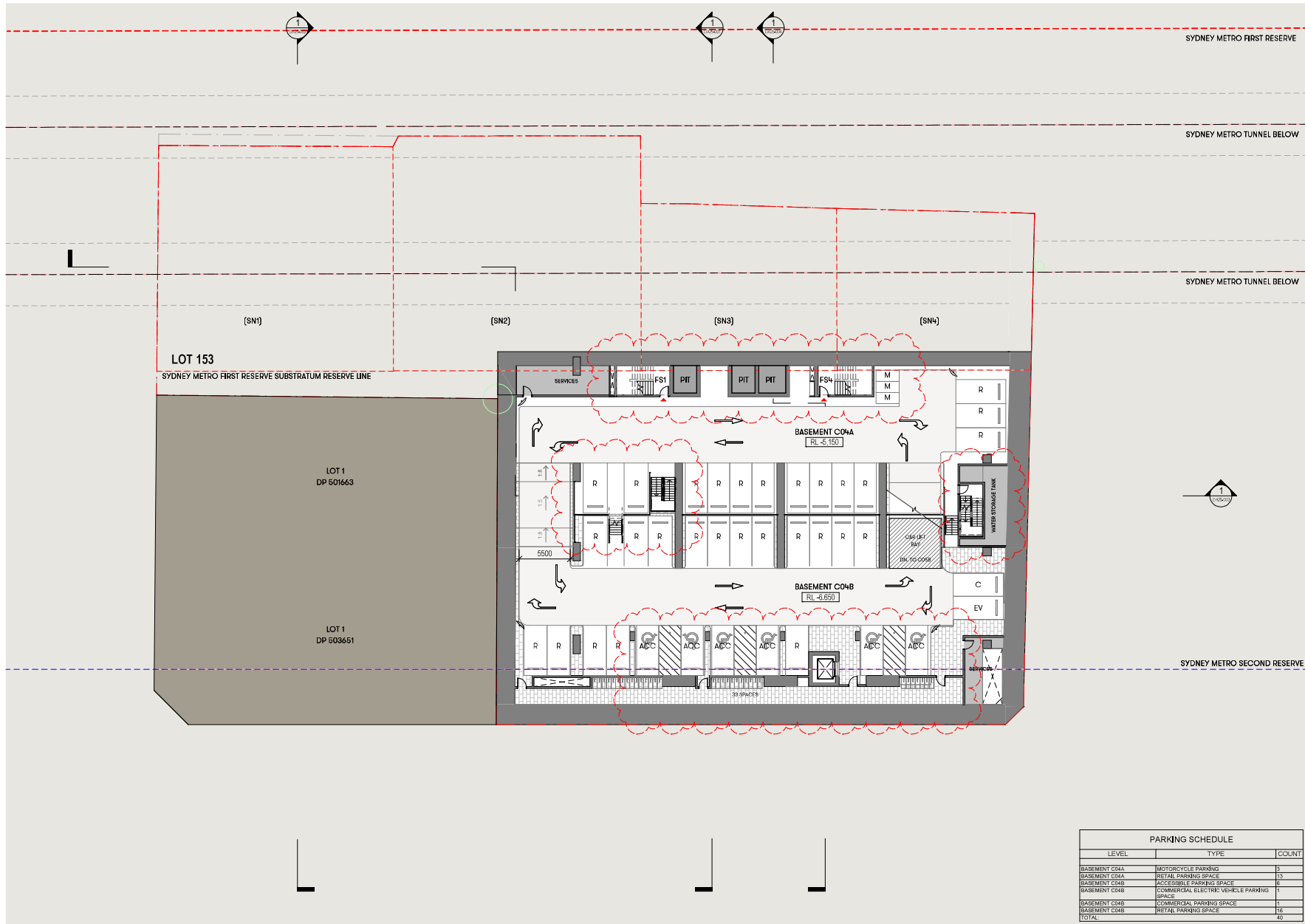
NOT FOR CONSTRUCTION

- Commercial
- Hotel
- Retail
- BOH
- Services
- HR High Rise Lift
- LR Low Rise Lift
- GL Goods Lift
- R1 Retail Lift
- P1 Public Lift
- O/R Lift Overrun

- Traffic Convex Mirror
- C Commercial Parking
- R Retail Parking
- H Hotel Parking
- M Motorbike Parking
- EV Electric Vehicle Parking
- CS Car Share Parking

- RL Proposed Level
- EX Existing Level

PARKING SCHEDULE		
LEVEL	TYPE	COUNT
BASEMENT C06B	COMMERCIAL PARKING SPACE	41
BASEMENT C06B	MOTORCYCLE PARKING	4
TOTAL		45



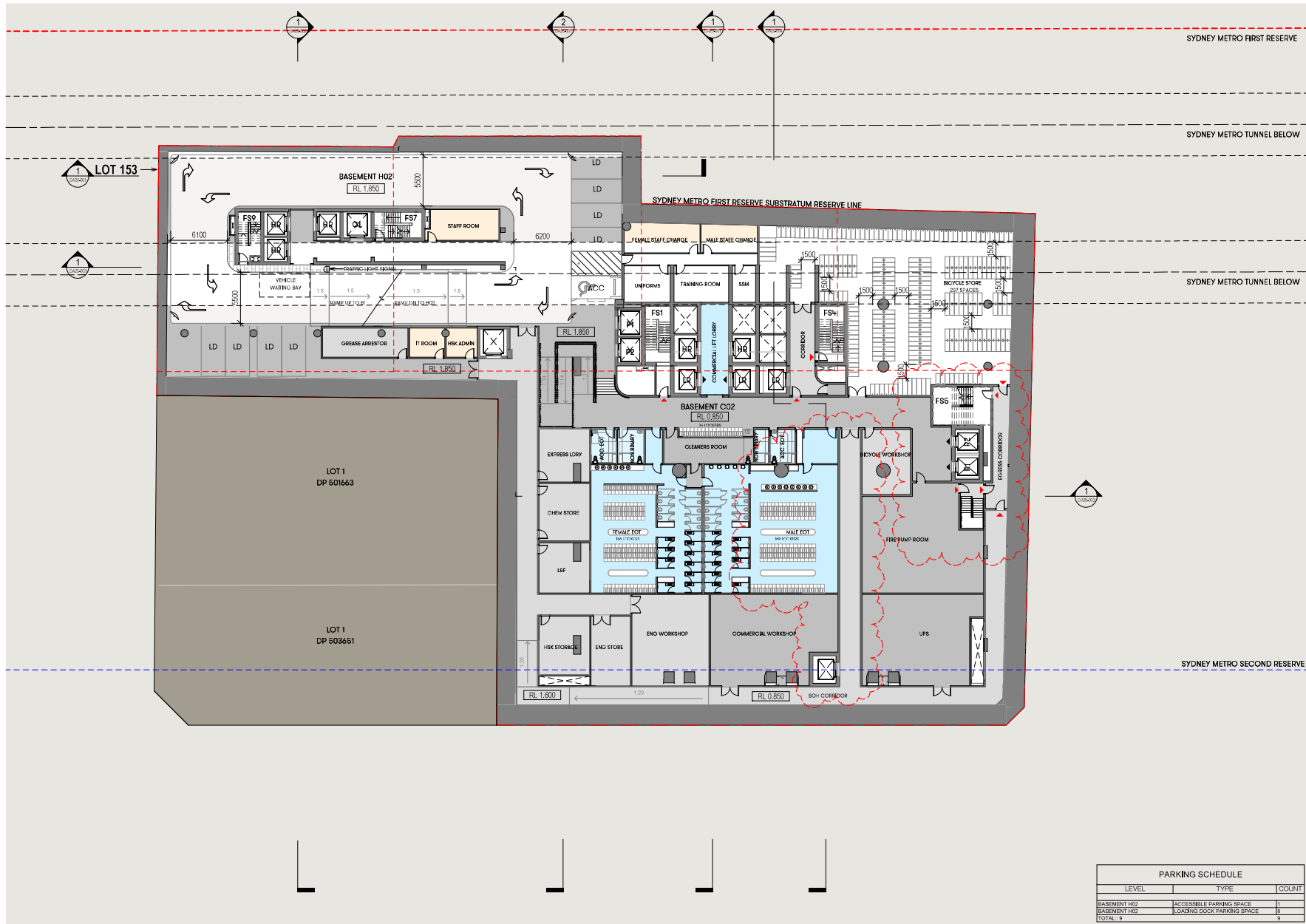
(Status) Development Application
(Name/Architect) Thomas Hansen /9527
(File#) 20210015-AB-DA001
(Print Date) 26/11/2025 2:34:18 PM

History

Rev#	Description	Date
1	DEVELOPMENT APPLICATION	17.12.2021
2	DEVELOPMENT APPLICATION	18.12.2022
3	DEVELOPMENT APPLICATION	07.01.2023
4	DEVELOPMENT APPLICATION	15.06.2023
5	DEVELOPMENT APPLICATION	30.03.2025
6	DEVELOPMENT APPLICATION	13.05.2025
7	DEVELOPMENT APPLICATION	28.11.2025

NOT FOR CONSTRUCTION

- Commercial
- Hotel
- Retail
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- Services
- HR High Rise Lift
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- C Commercial Parking
- R Retail Parking
- H Hotel Parking
- M Motorbike Parking
- EV Electric Vehicle Parking
- CS Car Share Parking
- RL Proposed Level
- EX Existing Level



[Status]	Development Application
[Name Architect]	Thomas Hansen /9527
[File]	20210015-AB-DA001
[Print Date]	26/11/2025 2:25:27 PM
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1	DEVELOPMENT APPLICATION	17.12.2021
2	DEVELOPMENT APPLICATION	18.12.2022
3	DEVELOPMENT APPLICATION	07.01.2023
4	DEVELOPMENT APPLICATION	15.06.2023
5	DEVELOPMENT APPLICATION	30.03.2025
6	DEVELOPMENT APPLICATION	13.05.2025
7	DEVELOPMENT APPLICATION	28.11.2025

NOT FOR CONSTRUCTION

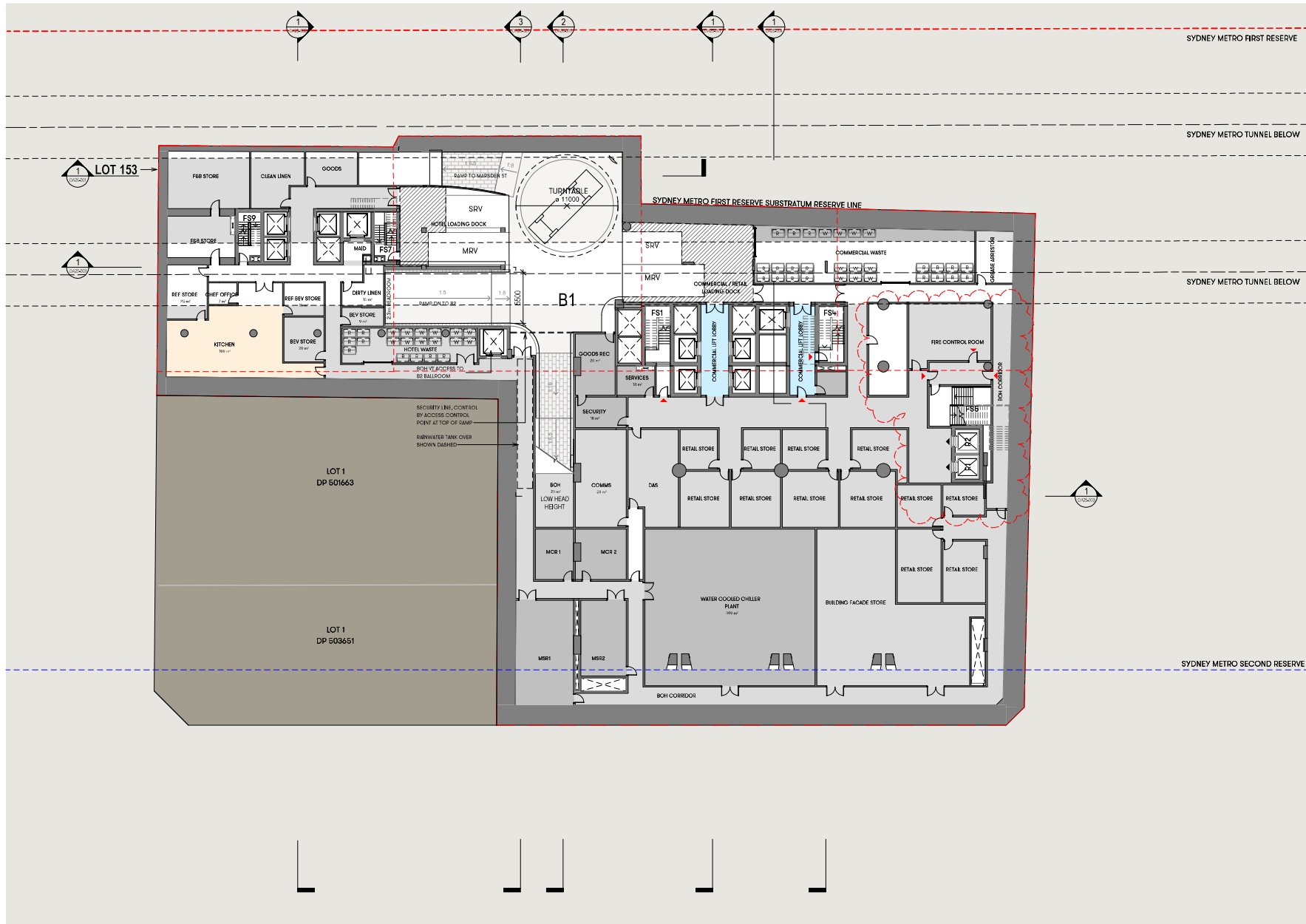
- Commercial
- Hotel
- Retail
- BOH
- Services

- HR High Rise Lift
- LR Low Rise Lift
- GL Goods Lift
- R1 Retail Lift
- P1 Public Lift
- O/R Lift Overrun

- Traffic Convex Mirror
- C Commercial Parking
- R Retail Parking
- H Hotel Parking
- M Motorbike Parking
- EV Electric Vehicle Parking
- CS Car Share Parking

- RL Proposed Level
- EX Existing Level



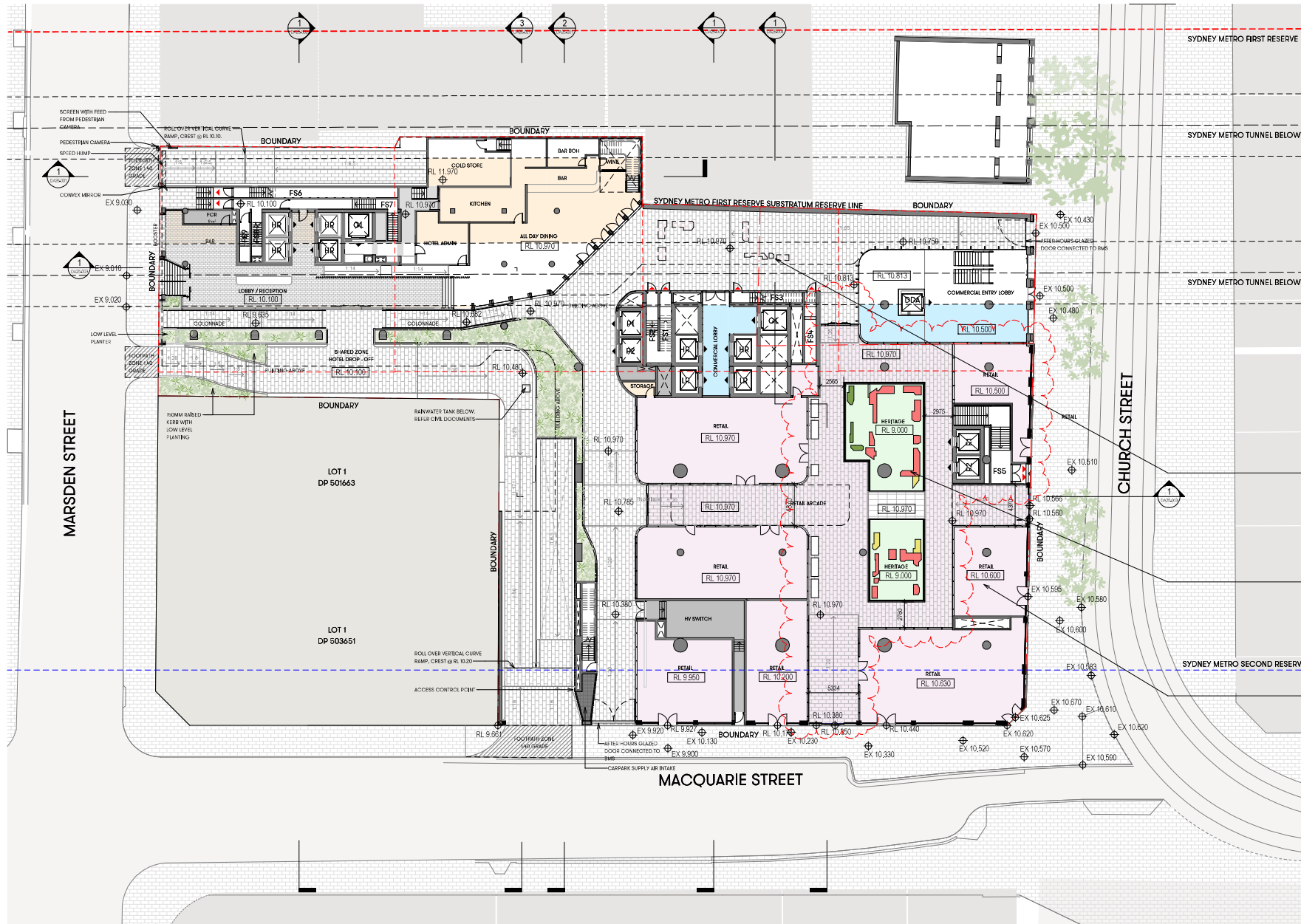


(Status)	Development Application
(Name/Architect)	Thomas Hansen /9527
(File)	20210015-AB-DA001
(Print Date)	26/11/2025 2:25:38 PM
History	

(Rev#)	(Description)	(Date)
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2	DEVELOPMENT APPLICATION	28.12.2022
3	DEVELOPMENT APPLICATION	07.01.2023
4	DEVELOPMENT APPLICATION	15.06.2023
5	DEVELOPMENT APPLICATION	30.03.2025
6	DEVELOPMENT APPLICATION	28.11.2025

NOT FOR CONSTRUCTION

- Commercial
- Hotel
- Retail
- BOH
- Services
- HR High Rise Lift
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- Traffic Convex Mirror
- C Commercial Parking
- R Retail Parking
- H Hotel Parking
- M Motorbike Parking
- EV Electric Vehicle Parking
- CS Car Share Parking
- RL Proposed Level
- EX Existing Level



(Status)	Development Application	
(Item Author)	Thomas Hansen /9527	
(File)	20210015-AB-DA001	
(Print Date)	28/11/2025 10:59:40 AM	
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(Rev#)	(Description)	(Date)
1	DEVELOPMENT APPLICATION	17.12.2021
2	DEVELOPMENT APPLICATION	28.12.2022
3	DEVELOPMENT APPLICATION	03.03.2023
4	DEVELOPMENT APPLICATION	07.07.2023
5	DEVELOPMENT APPLICATION	15.08.2023
6	DEVELOPMENT APPLICATION	08.11.2023
7	DEVELOPMENT APPLICATION	30.03.2025
8	DEVELOPMENT APPLICATION	28.11.2025

NOT FOR CONSTRUCTION

Commercial	Commercial
Hotel	Hotel
Retail	Retail
BOH	BOH
Services	Services
HR	High Rise Lift
LR	Low Rise Lift
GL	Goods Lift
R1	Retail Lift
P1	Public Lift
O/R	Lift Overrun
RL	Proposed Level
EX	Existing Level

Archaeological findings - both artefacts and structural features - that cannot be reinstated within the retail colonnades will be integrated into the Ngara Nura Way site link, forming part of the Heritage Interpretation Strategy and Designing with Country response.

This will be thoughtfully designed in close consultation with key stakeholders to ensure a sensitive, authentic and world-class expression of both heritage and Indigenous cultural values.

Archaeological structural features will be carefully excavated, stored and reinstated within the retail ground plane in their original coordinates and configurations. To meet structural and flood requirements, they will be elevated and integrated appropriately into the new design.

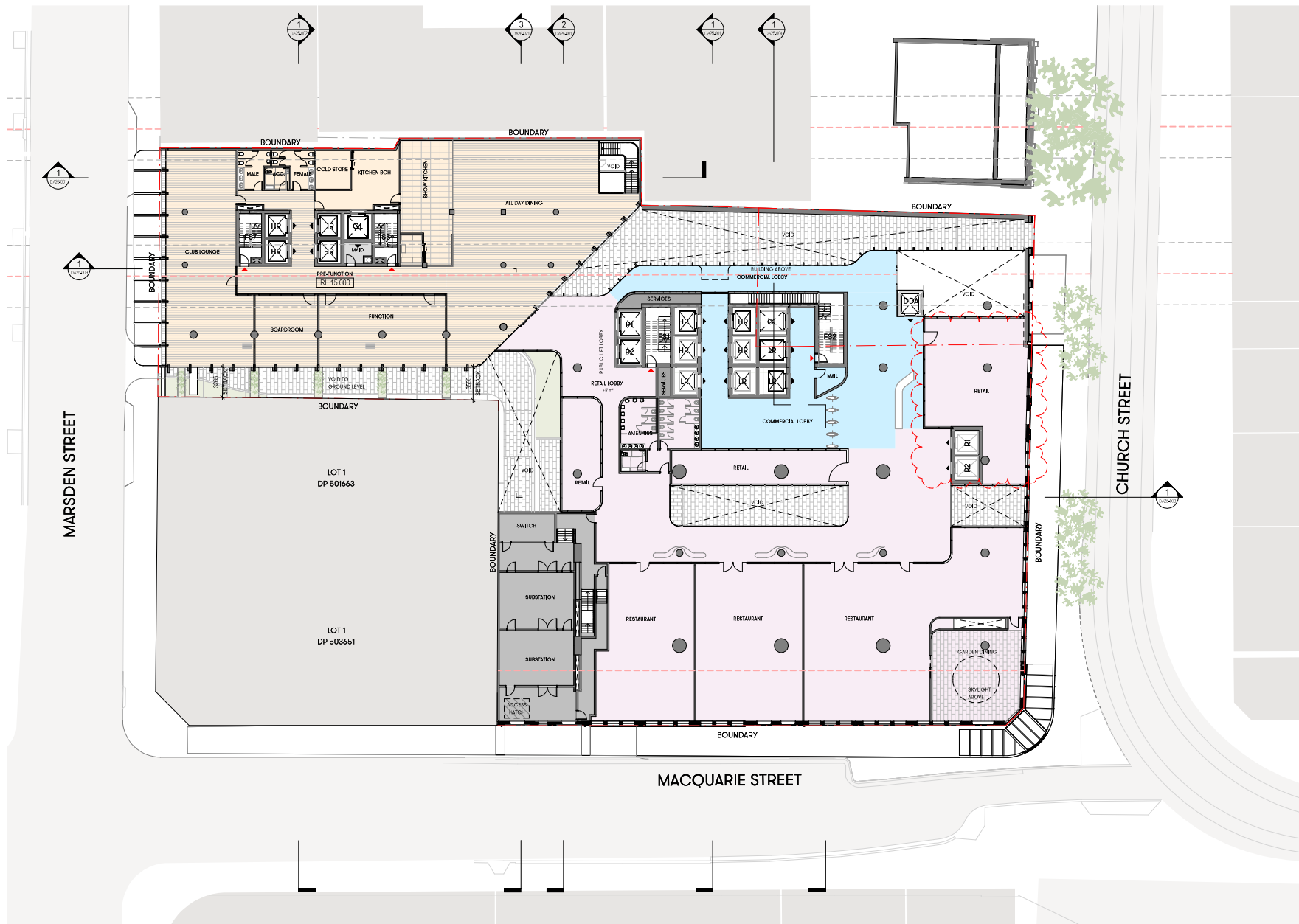
The Heritage Interpretation Strategy will ensure these elements are sensitively protected and presented to enable public engagement with the site's unique historical narrative.

Internal retail shopfronts and colonnade layouts will be reconfigured to showcase archaeological features, while supporting 15-40 purpose retail tenancies that activate the ground plane and enhance the visibility and value of the heritage elements on display.

ARCHAEOLOGICAL KEY	
Original Building	Original Building
1st Extension	1st Extension
2nd Extension	2nd Extension

ALL FINAL HERITAGE AND ARCHAEOLOGICAL FINAL DETAILS WILL BE TO THE SATISFACTION OF HERITAGE NSW AND CDP2





(Status)	Development Application
(Name Architect)	Thomas Hansen /9527
(File)	20210015-AB-DA001
(Print Date)	26/11/2025 2:26:07 PM
History	

(Rev#)	(Description)	(Date)
1	DEVELOPMENT APPLICATION	17.12.2021
2	DEVELOPMENT APPLICATION	18.12.2022
3	DEVELOPMENT APPLICATION	07.01.2023
4	DEVELOPMENT APPLICATION	15.06.2023
5	DEVELOPMENT APPLICATION	28.11.2025

NOT FOR CONSTRUCTION

- Commercial
- Hotel
- Retail
- BOH
- Services

- HR High Rise Lift
- LR Low Rise Lift
- GL Goods Lift
- R1 Retail Lift
- P1 Public Lift
- O/R Lift Overrun

- RL Proposed Level
- EX Existing Level



Rev#	Description	Date
1	DEVELOPMENT APPLICATION	17.12.2021
2	DEVELOPMENT APPLICATION	18.12.2022
3	DEVELOPMENT APPLICATION	07.01.2023
4	DEVELOPMENT APPLICATION	15.09.2023

NOT FOR CONSTRUCTION

- Commercial
- Hotel
- Retail
- BOH
- Services

- HR High Rise Lift
- LR Low Rise Lift
- GL Goods Lift
- R1 Retail Lift
- P1 Public Lift
- O/R Lift Overrun

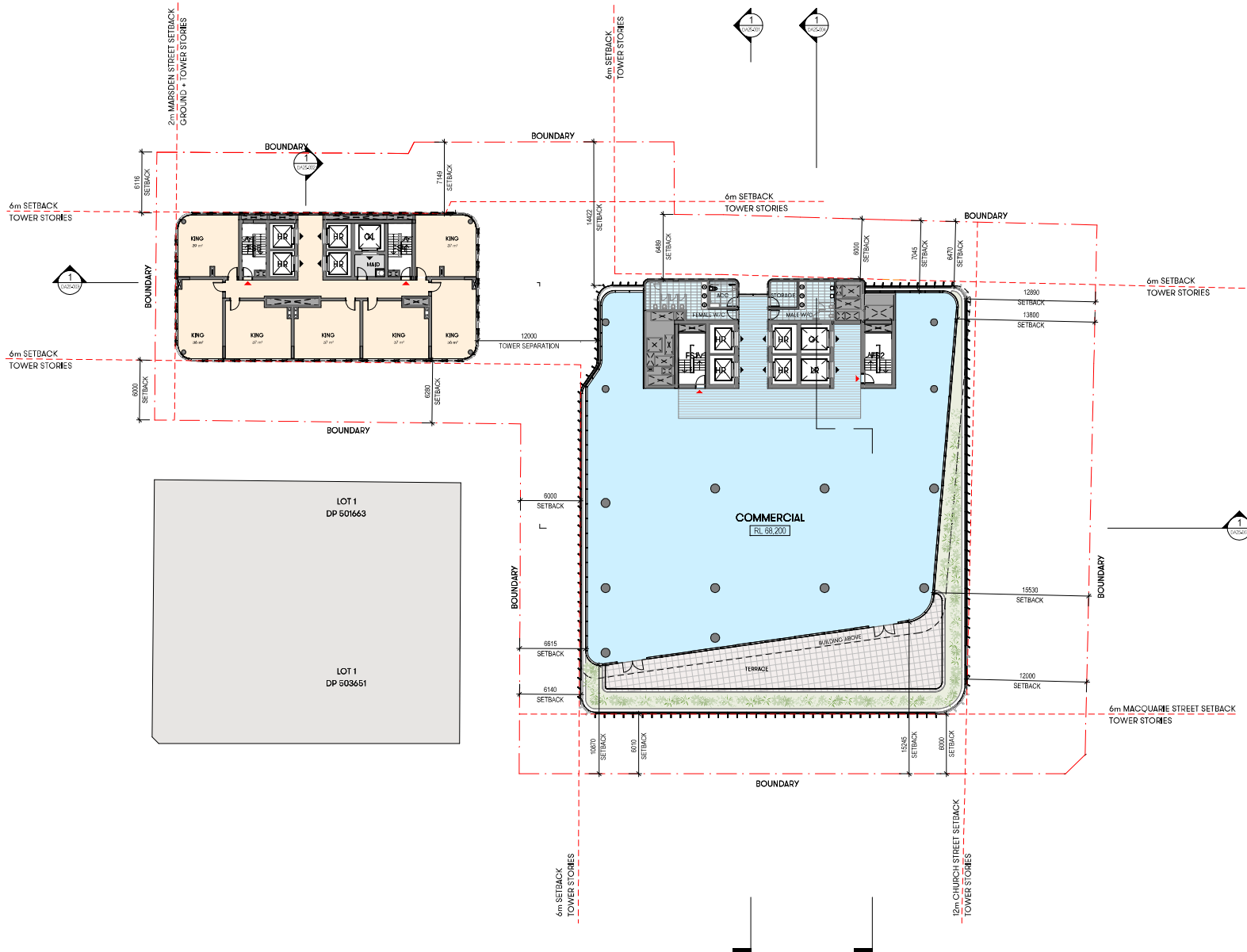
- RL Proposed Level
- EX Existing Level



(Status)	Development Application	
(Name/Architect)	Thomas Hansen /9527	
(File#)	20210015-AB-DA001	
(Print Date)	26/11/2025 2:28:17 PM	
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2	DEVELOPMENT APPLICATION	19.12.2022
3	DEVELOPMENT APPLICATION	07.01.2023

NOT FOR CONSTRUCTION

- Commercial
- Hotel
- Retail
- BOH
- Services
- HR High Rise Lift
- LR Low Rise Lift
- GL Goods Lift
- R1 Retail Lift
- P1 Public Lift
- O/R Lift Overrun
- RL Proposed Level
- EX Existing Level



 RL Proposed Level
 EX Existing Level



197, 207, CHURCH STREET & 89 MARSDEN STREET, PARRAMATTA
197 MCM Development Pty Ltd

[Doc No] ARC-DRW- DA10-120 [Rev] 3

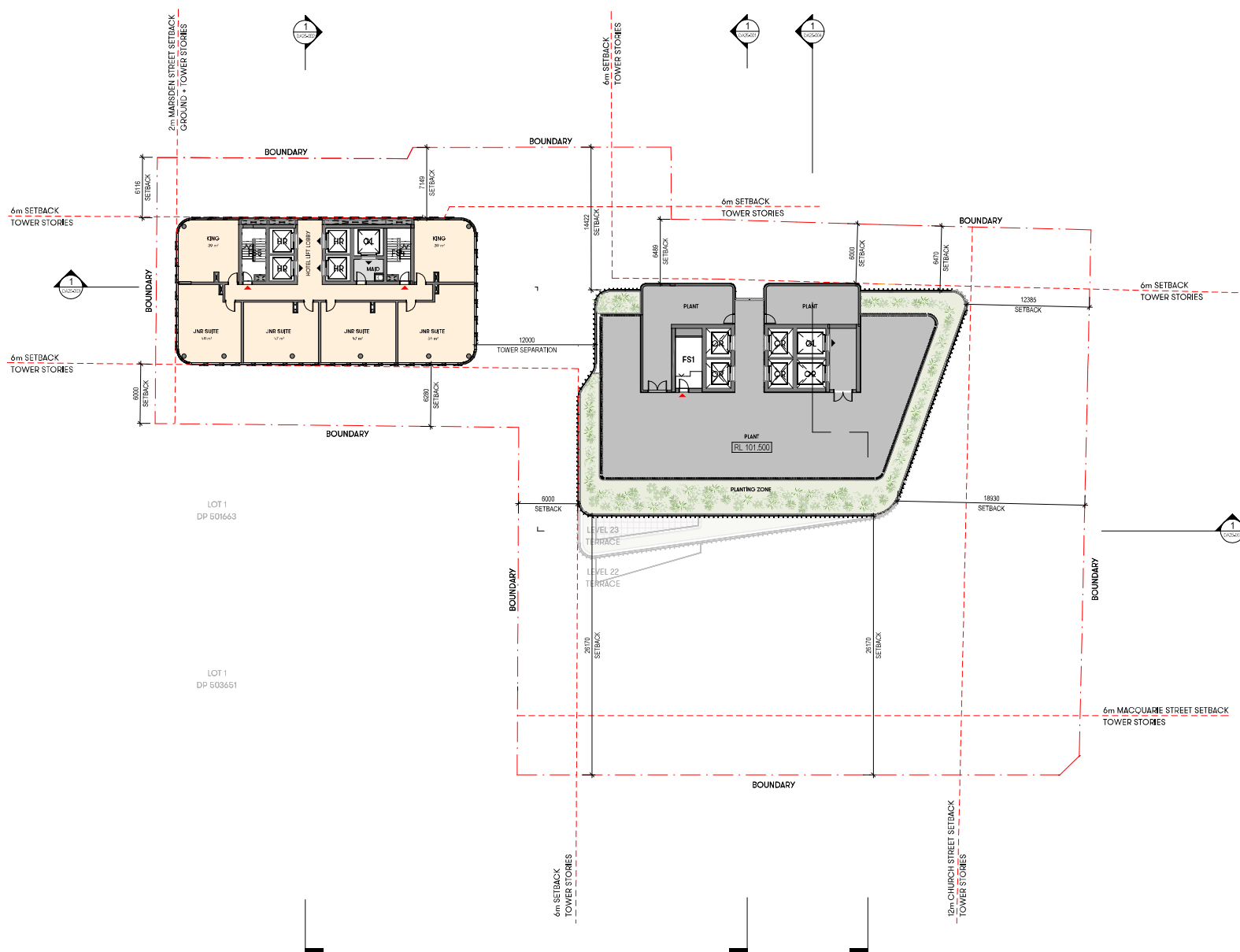
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(Name/Architect)	Thomas Hansen /9527		
(File)	20210015-AB-DA001		
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3	DEVELOPMENT APPLICATION	07.01.2023	

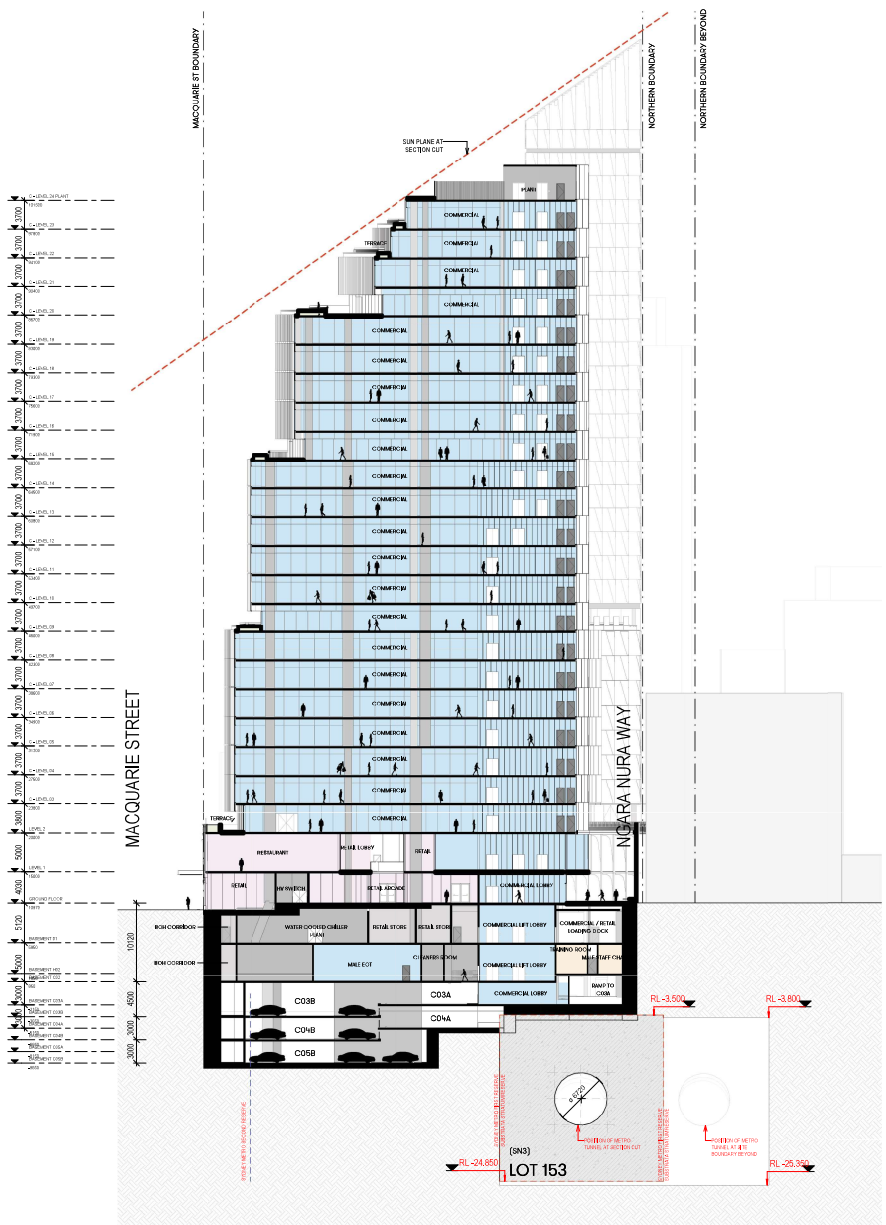
NOT FOR CONSTRUCTION

- Commercial
- Hotel
- Retail
- BOH
- Services

- HR High Rise Lift
- LR Low Rise Lift
- GL Goods Lift
- R1 Retail Lift
- P1 Public Lift
- O/R Lift Overrun

- RL Proposed Level
- EX Existing Level

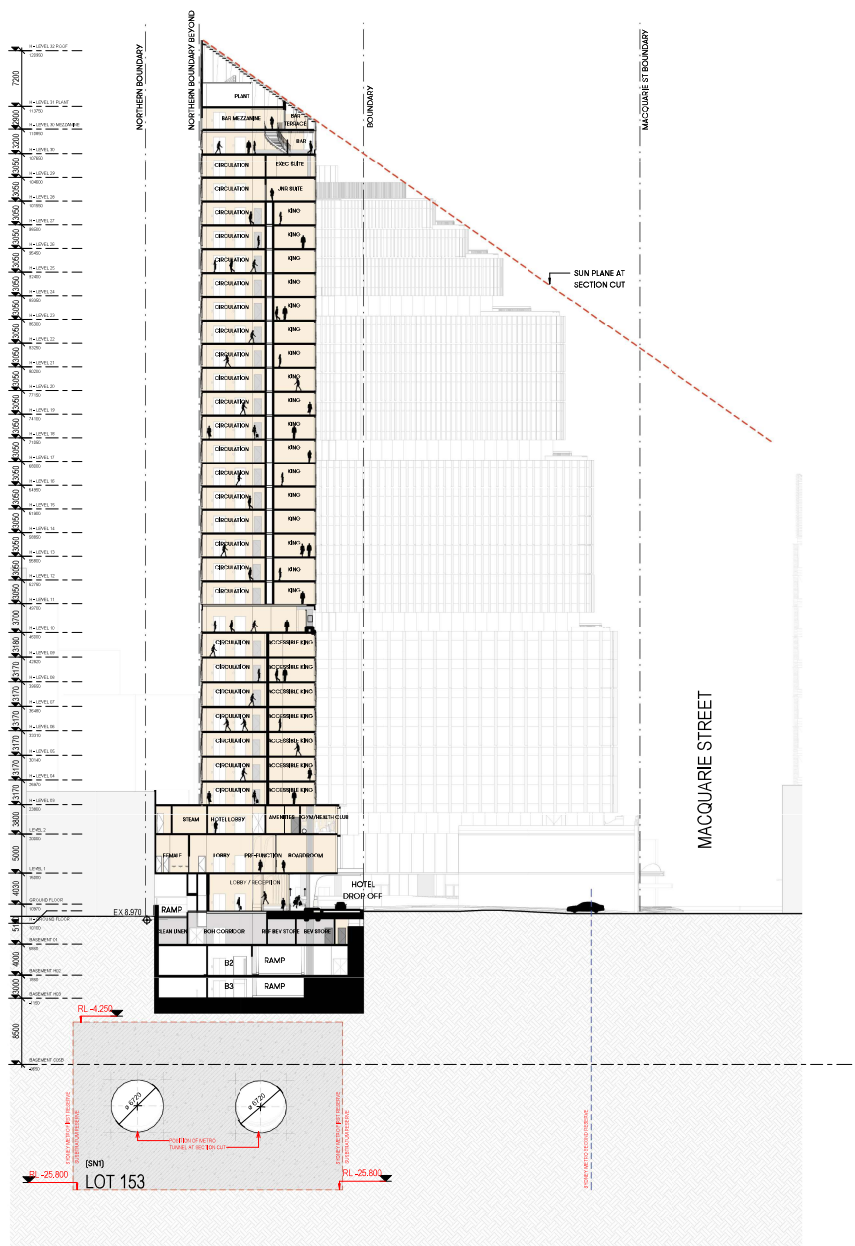




NOT FOR CONSTRUCTION

- Commercial
Hotel
Retail
BOH
Services

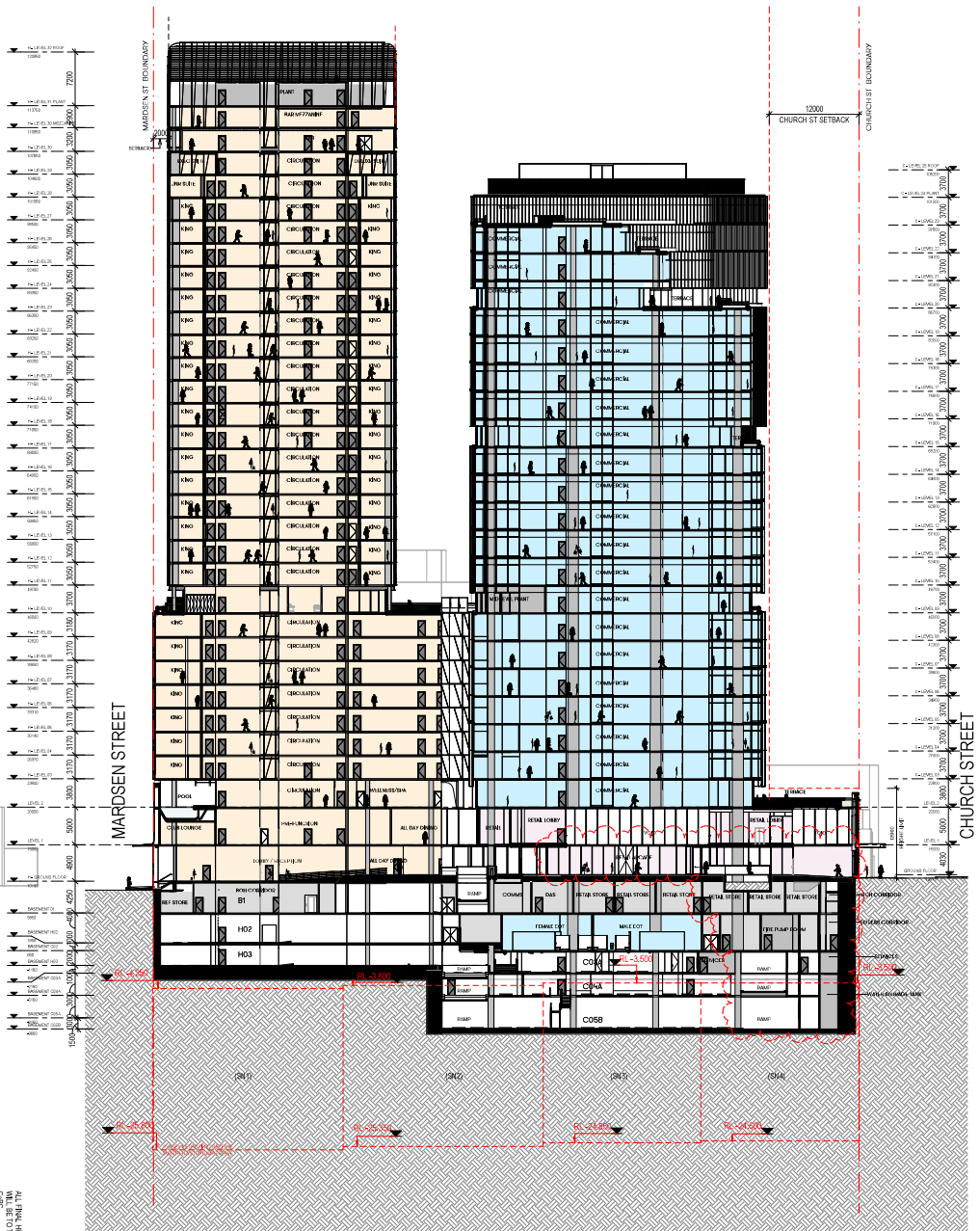
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[Author]	Thomas Hansen 19527		
[File]	20210015-AB-D-0101		
[Print Date]	2021112025 3:59:31 PM		
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2	DE-EL DRAFT FOR E-1-20	26-02-2021	
3	DE-EL DRAFT FOR E-1-20	26-02-2021	
4	DE-EL DRAFT FOR E-1-20	30-03-2021	



NOT FOR CONSTRUCTION

- Commercial
Hotel
Retail
BOH
Services

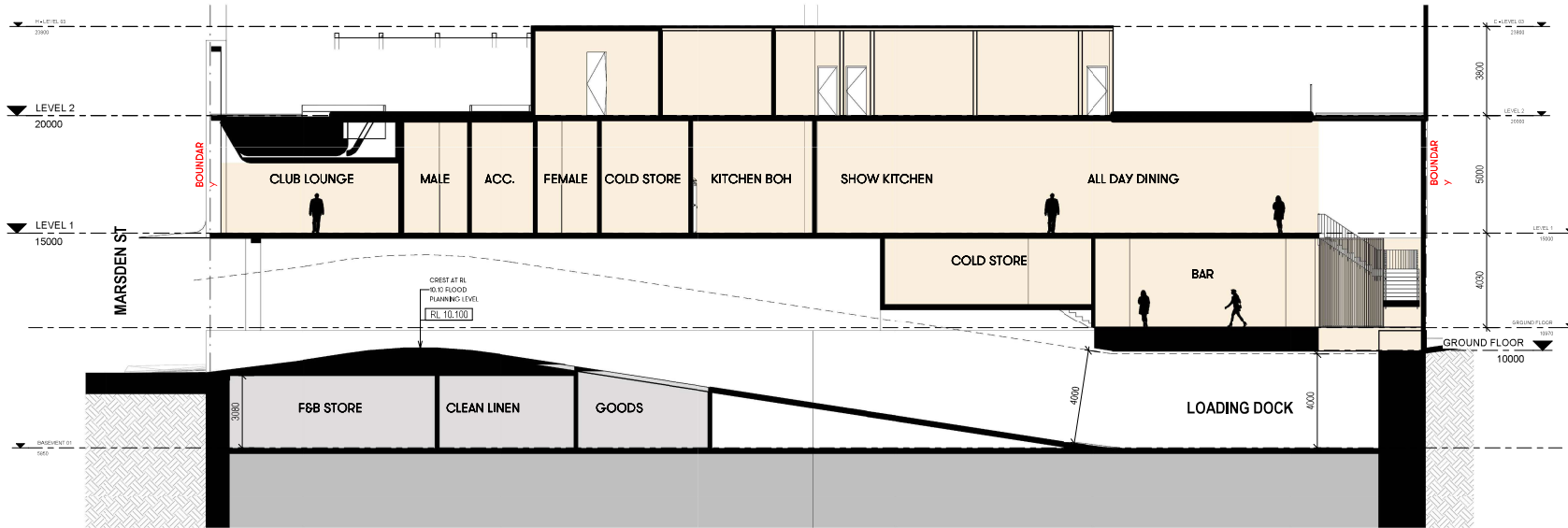
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[H#]		20210015-ABD-A001	
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3	DEVELOPMENT APPLICATION	17.06.2025	
4	DEVELOPMENT APPLICATION	18.06.2025	



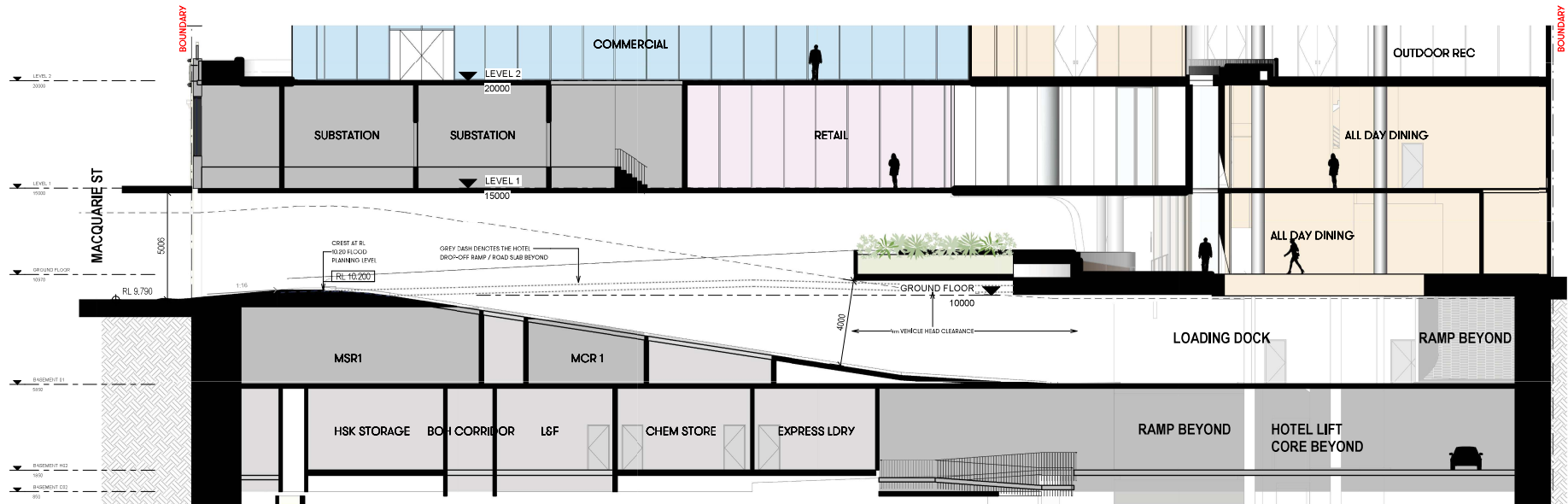
NOT FOR CONSTRUCTION

- Commercial
Hotel
Retail
BOH
Services

Development Application		
Project	Thomas Hansen 09/9/27	
Phase	20210015-AB-D-0101	
Phase	202110205 10:38 AM	
Phase	History	
Phase	Phase	
1	DEVELOPMENT PLAN	10/6/2021
2	DEVELOPMENT PLAN	10/6/2021
3	DEVELOPMENT PLAN	07/27/2022
4	DEVELOPMENT PLAN	10/30/2023
5	DEVELOPMENT PLAN	26/11/2023



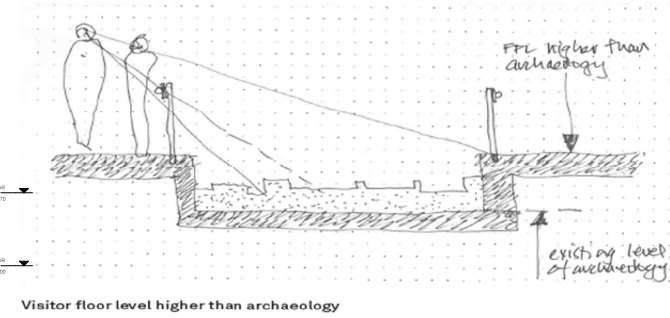
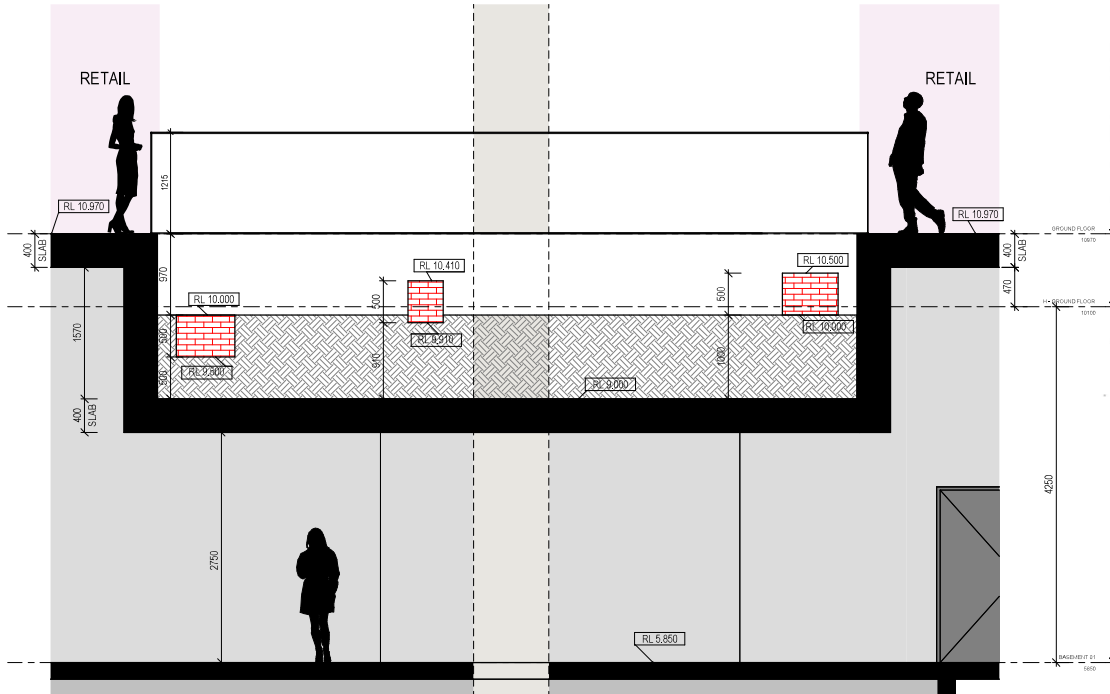
1 DA-SECTION-MARSDEN STREET
VEHICLE RAMP
1:100



2 DA-SECTION-MACQUARIE STREET
VEHICLE RAMP
1:100

(Status)	Development Application	
(Des. Architect)	Thomas Hansen /9527	
(File)	20210015-AB-DA001	
(Print Date)	26/11/2025 4:08:21 PM	
History		
(Rev#)	(Description)	(Date)
1	DEVELOPMENT APPLICATION	17.12.2021
2	DEVELOPMENT APPLICATION	20.12.2022

NOT FOR CONSTRUCTION

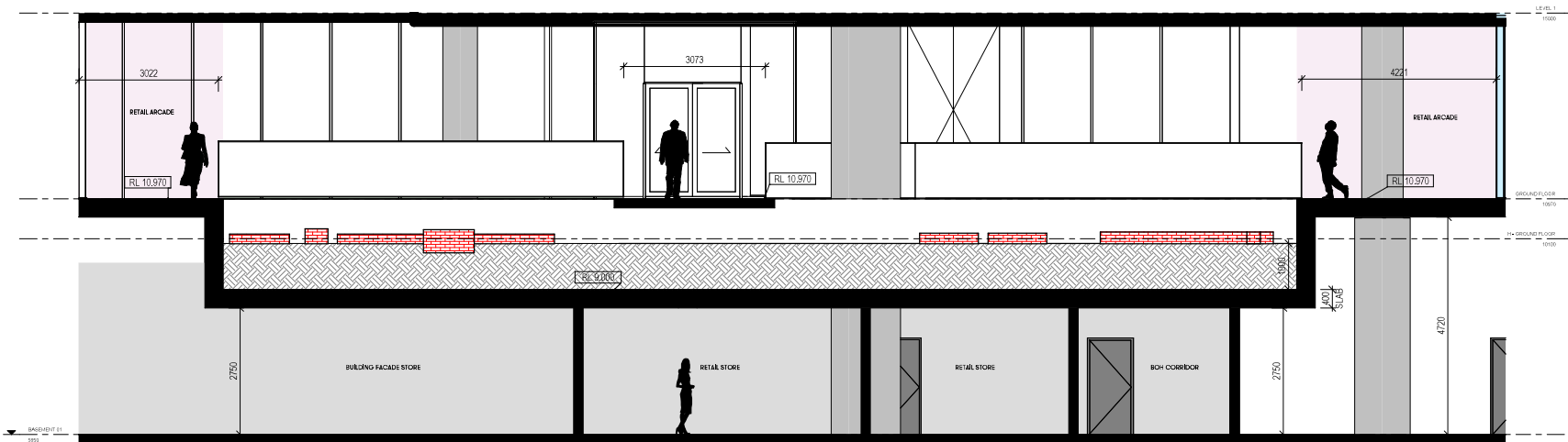


[Status]	Development Application	
[Name/Architect]	Thomas Hansen /9527	
[File#]	20210015-AB-DA001	
[Print Date]	28/11/2025 10:54:12 AM	
History		
[Rev#]	[Description]	[Date]
1	DEVELOPMENT APPLICATION	28.11.2025

ALL FINAL HERITAGE AND ARCHAEOLOGICAL FINAL DETAILS WILL BE TO THE SATISFACTION OF HERITAGE NSW AND CoPC

1 IN-SITU DETAIL SHORT SECTION

1 : 30



2 IN-SITU DETAIL LONG SECTION

1 : 50

Studio.SC
Formerly Scott Carver

Suite 2.02, Level 2, 155 Clarence Street, Sydney NSW 2000
www.scottcarver.com.au +61 2 9957 3988

(Project) 197, 207, CHURCH STREET & 89 MARSDEN STREET, PARRAMATTA

(Client) 197 MCM Development Pty Ltd

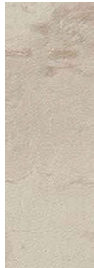
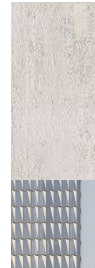
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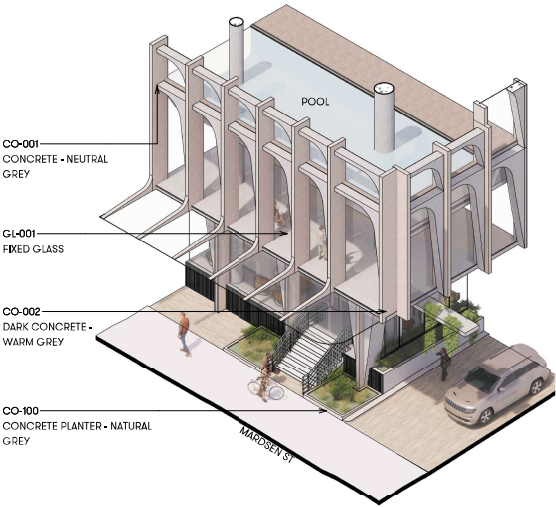
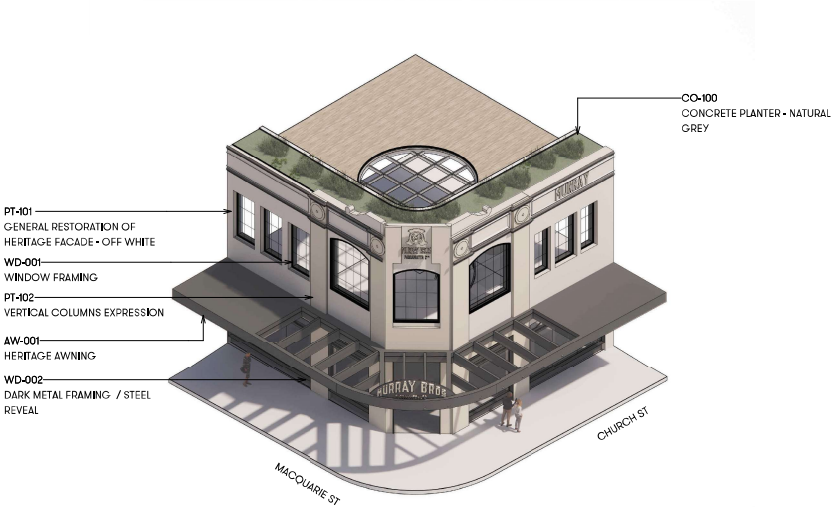
(Scale) As indicated @ A1

ARCHAEOLOGICAL SECTIONS

(File) 20210015 (Draw No) ARC-DRW-DA26-002 (Rev) 1

MATERIALS LEGEND

																
1. CO-001 FAIR FACED CONCRETE NEUTRAL GREY	2. CO-002 FAIR FACED CONCRETE WARM GREY	3. GL-001 COOL GREY VISION GLAZING	4. EW-101 GLAZED CURTAIN WALL WITH OFF-WHITE TERRACOTTA FACADE SHADING FIN	5. EW-102 GLAZED CURTAIN WALL WITH OFF-WHITE TAPERED TEXTURED ALUMINIUM SPANDREL	6. WD-001 DARK GREY METAL WINDOW FRAMING	7. PT-101 LIGHT NEUTRAL PAINT FINISH TO MATCH ORIGINAL HERITAGE	8. AW-001 DARK GREY METAL AWNING FASCIA TO MATCH ORIGINAL HERITAGE AWNING	9. AM-001 DARK POWDERCOATED EXPRESSED METAL CHANNEL	11. SC-001 VERTICAL DARK METAL PLANT SCREENING	12. BA-001 CLEAR GLASS BALUSTRADE	13. BA-101 VERTICAL METAL BALUSTRADE	14. PT-102 MID NEUTRAL PAINT FINISH TO MATCH ORIGINAL HERITAGE	15. AM-201 OFF-WHITE POWDERCOATED ALUMINIUM	16. AM-202 GREY POWDERCOATED ALUMINIUM	17. GL-200 FIXED GLASS ARTWORK	18. CO-100 CONCRETE PLANTER NATURAL GREY



(Status)	Development Application	
(Rev. Architect)	Thomas Hansen /9527	
(File)	20210015-AB-DA001	
(Print Date)	26/11/2025 3:15:04 PM	
History		
(Rev#)	(Description)	(Date)
1	DEVELOPMENT APPLICATION	19.12.2022

MATERIALS LEGEND

1. CO-001
FAIR FACED
CONCRETE
NEUTRAL GREY

2. CO-002
FAIR FACED
CONCRETE
WARM GREY

3. GL-001
COOL GREY
VISION GLAZING

4. EW-101
GLAZED CURTAIN
WALL WITH
OFF-WHITE
TERRACOTTA
FACADE SHADING
FIN

5. EW-102
GLAZED CURTAIN
WALL WITH
OFF-WHITE
TAPERED
TEXTURED
ALUMINIUM
SPANDREL

6. WD-001
DARK GREY METAL
WINDOW
FRAMING

7. PT-101
LIGHT NEUTRAL
PAINT FINISH TO
MATCH ORIGINAL
HERITAGE

8. AW-001
DARK GREY METAL
AWNING FASCIA
TO MATCH
ORIGINAL
HERITAGE
AWNING

9. AM-001
DARK
POWDERCOATED
EXPRESSED
METAL CHANNEL

10. WD-002
DARK GREY FINE
METAL FRAMED
HERITAGE
SHOPFRONTS

11. SC-001
VERTICAL DARK
METAL PLANT
SCREENING

12. BA-001
CLEAR GLASS
BALUSTRADE

13. BA-101
VERTICAL METAL
BALUSTRADE

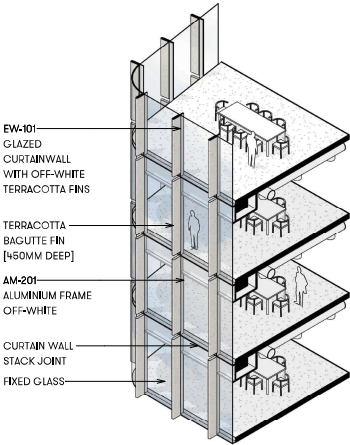
14. PT-102
MID NEUTRAL
PAINT FINISH TO
MATCH ORIGINAL
HERITAGE

15. AM-201
OFF-WHITE
POWDERCOATED
ALUMINIUM

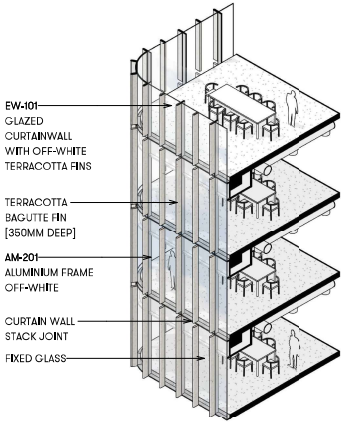
16. AM-202
GREY
POWDERCOATED
ALUMINIUM

17. GL-200
FIXED GLASS
ARTWORK

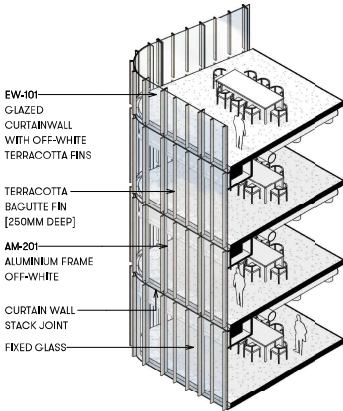
18. CO-100
CONCRETE
PLANTER NATURAL
GREY



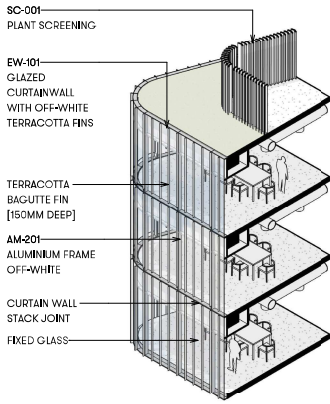
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2000 mm SPACING



COMMERCIAL FACADE TYPE 02
1000 mm SPACING

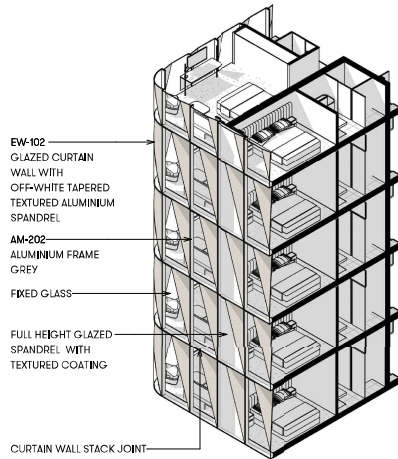


COMMERCIAL FACADE TYPE 02
750 mm SPACING

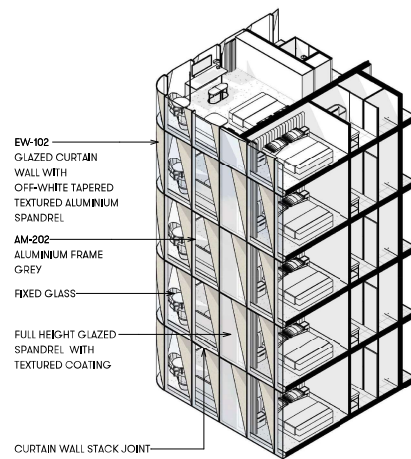


COMMERCIAL FACADE TYPE 02
500 mm SPACING

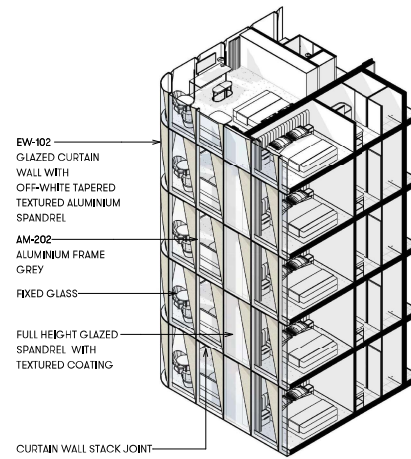
MATERIALS LEGEND



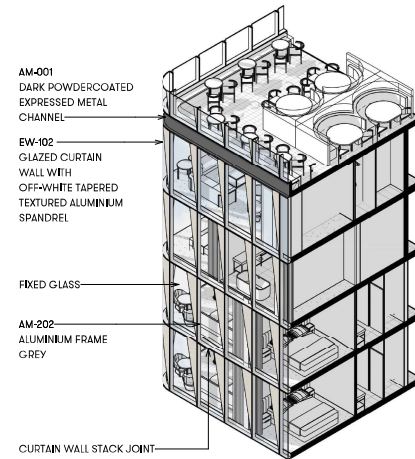
HOTEL FACADE - TYPE 01



HOTEL FACADE - TYPE 02



HOTEL FACADE - TYPE 03



HOTEL FACADE - TYPE 04 & 5

A black and white photograph of the Murray Bros. building, a large, ornate structure with a prominent sign reading "MURRAY BROS." and "ESTD 1888". The building features a central arched window and is flanked by tall, narrow windows. The sign is mounted on a dark, curved structure in front of the building. The photograph is framed by a white border.

[illegible]

ELEVATION

SECTION

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