

4-6 Bligh Street, Sydney

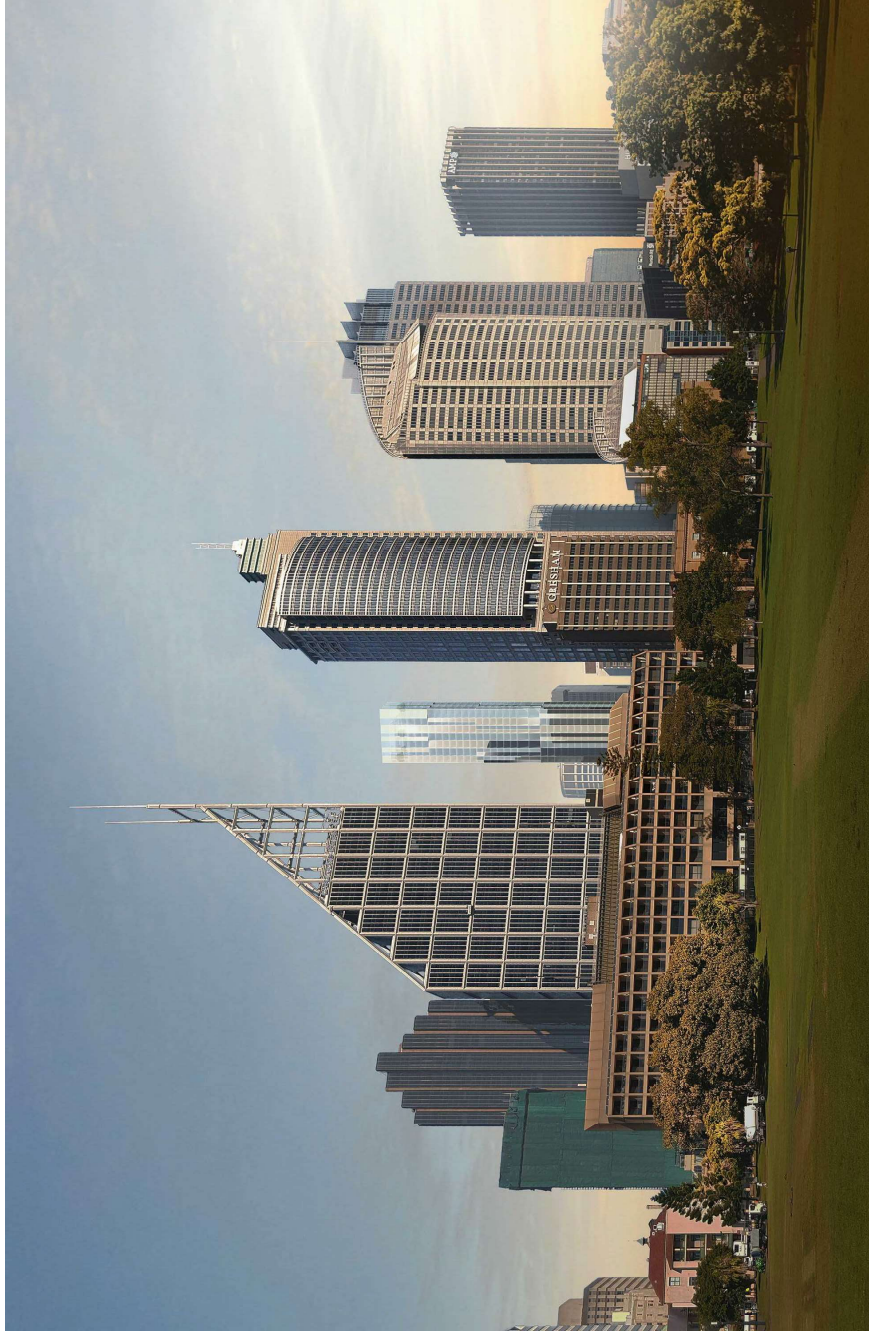
Building Envelope and Urban Design Study

Sheet Number	Sheet Name	Current Revision Date
--------------	------------	-----------------------

- | | | |
|--------|------------------------------------|----------|
| PP0000 | Cover Sheet | 01/08/17 |
| PP0001 | Location Plan | 20/07/17 |
| PP0002 | Site Plan | 31/07/17 |
| PP0003 | Residential Impact Analysis | 31/07/17 |
| PP0004 | No Overshadowing Height Limit | 20/07/17 |
| PP0005 | Controls DCSPS - Setbacks | 20/07/17 |
| PP0006 | Controls DCSPS - Building Envelope | 01/08/17 |
| PP1000 | Building Envelope - Basement | 20/07/17 |
| PP1001 | Building Envelope - Ground Plan | 31/07/17 |
| PP1002 | Building Envelope - Podium Levels | 20/07/17 |
| PP1003 | Building Envelope - Tower Levels | 31/07/17 |
| PP1004 | Building Envelope - Massing | 01/08/17 |
| PP1005 | Building Envelope - Visual Impact | 01/08/17 |
| PP2000 | Building Envelope - Sections | 31/07/17 |
| PP3000 | Photomontage - The Domain | 20/07/17 |
| PP3001 | Photomontage - Bligh Street | 20/07/17 |
| PP3002 | Shadow Analysis - Winter Solstice | 01/08/17 |
| PP3003 | Shadow Analysis - Equinox | 01/08/17 |
| PP3004 | Shadow Analysis - Summer Solstice | 01/08/17 |
| PP3005 | Shadow Analysis - Chifley Square | 01/08/17 |

4-6 Bligh Street, Sydney

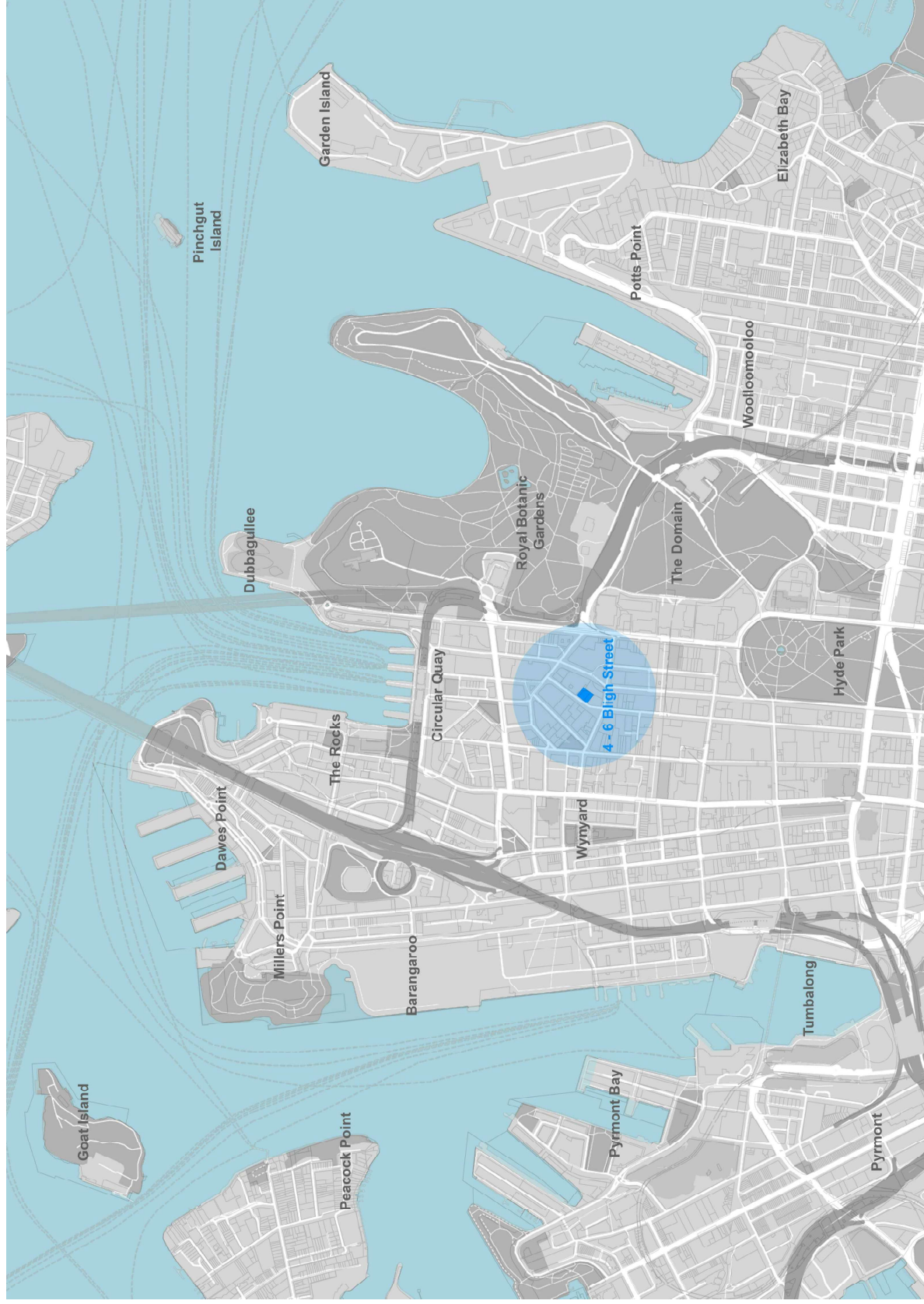
Drawing: **Cover Sheet**
Drawing no: **PP0000**
Issue: **01/08/17**
Scale @ A1:
Date



Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

Location Plan



4-6 Bligh Street, Sydney

Drawing:
Drawing no:
Issue:
Scale @ A1:
Date

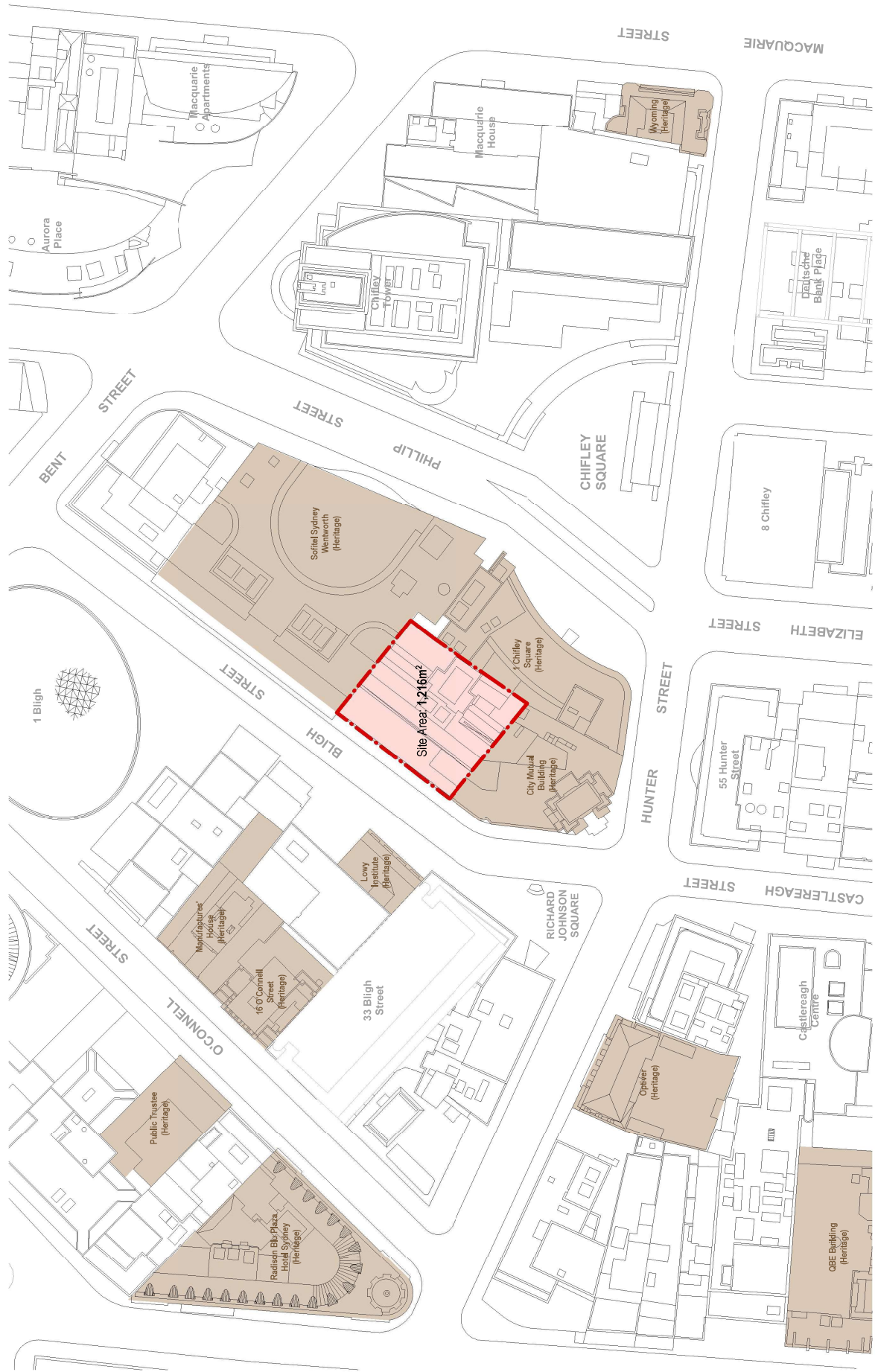
Location Plan
PP0001
20/07/17



Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

Site Plan



4-6 Bligh Street, Sydney

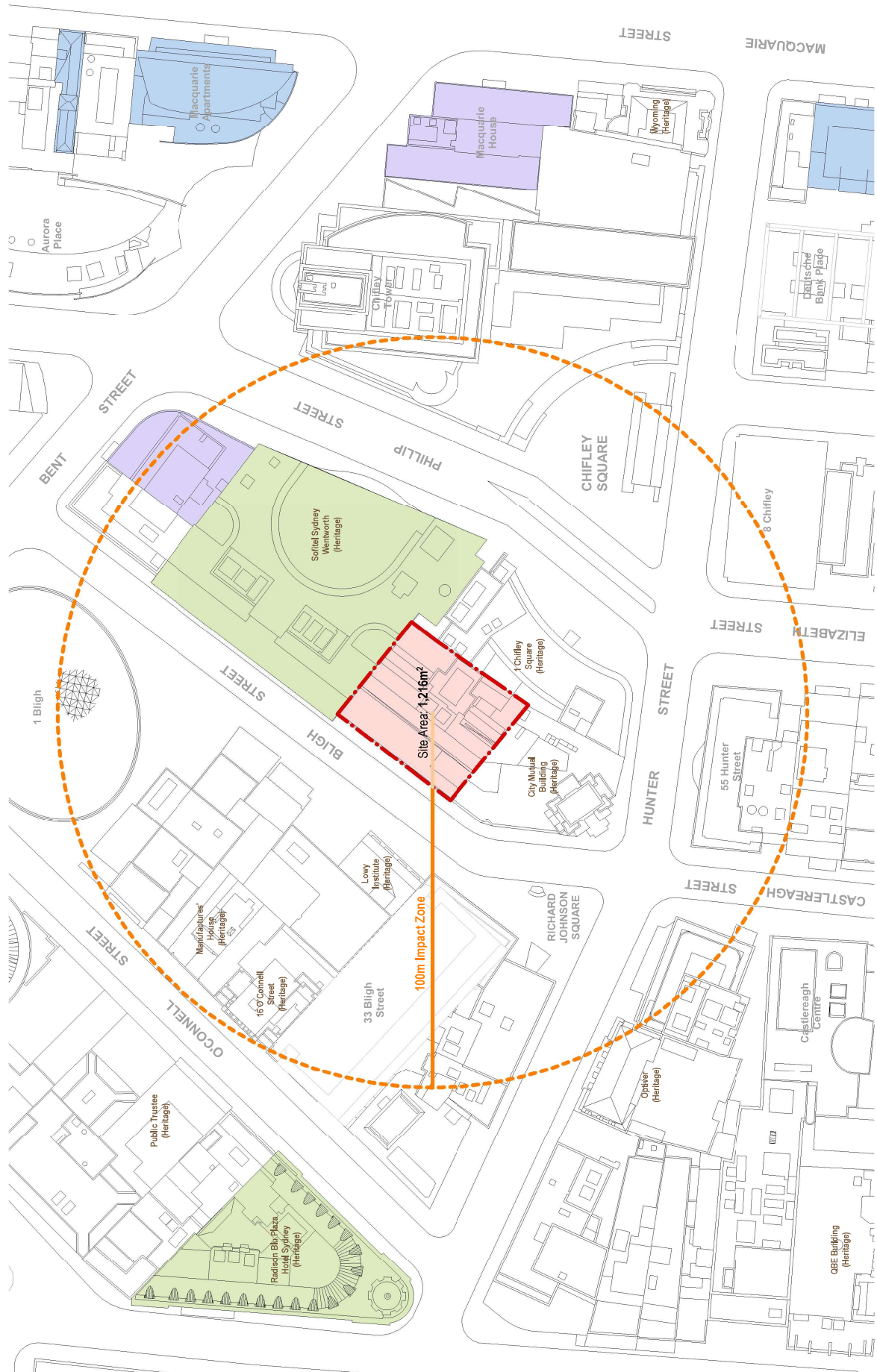
Drawing:
Drawing no:
Issue:
Scale @ A1:
Date

Site Plan
PP0002
1:500
31/07/17

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

Residential, Hotel & Private Clubs Impact Analysis



4-6 Bligh Street, Sydney

Drawing:
Drawing no:
Issue:
Scale @ A1:
Date

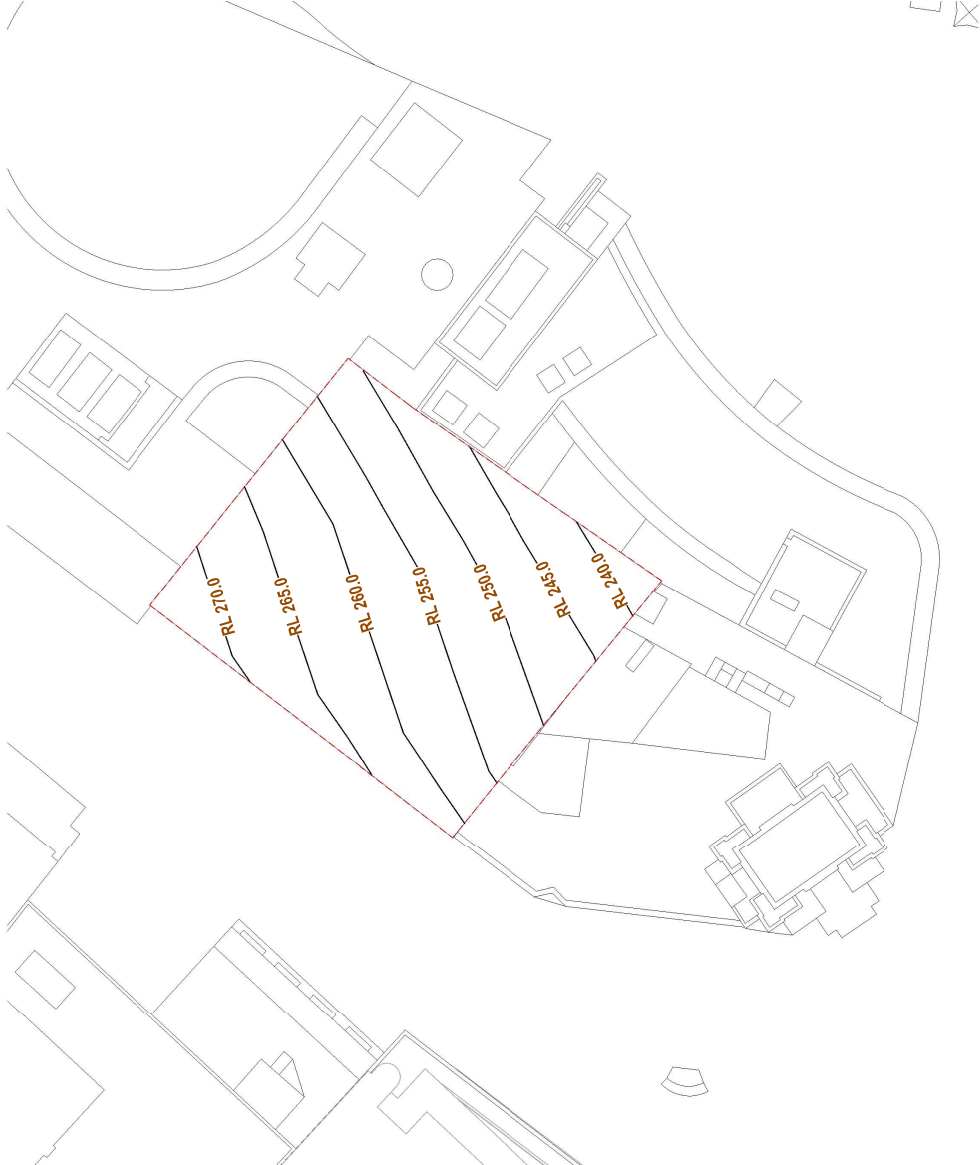
Residential Impact Analysis
PP0003
1: 500
31/07/17

Legend
Residential
Hotel
Private Clubs

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

No Overshadowing Height Limit - Pitt Street Mall



4-6 Bligh Street, Sydney

Drawing:
Drawing no:
Issue:
Scale @ A1:
Date

No Overshadowing Height Limit
PP0004
1 : 250
20/07/17



Sydney DCP 2012 – Central Sydney Planning Review Amendment



Figure 5.37: Pitt Street Mall No Additional Overshadowing

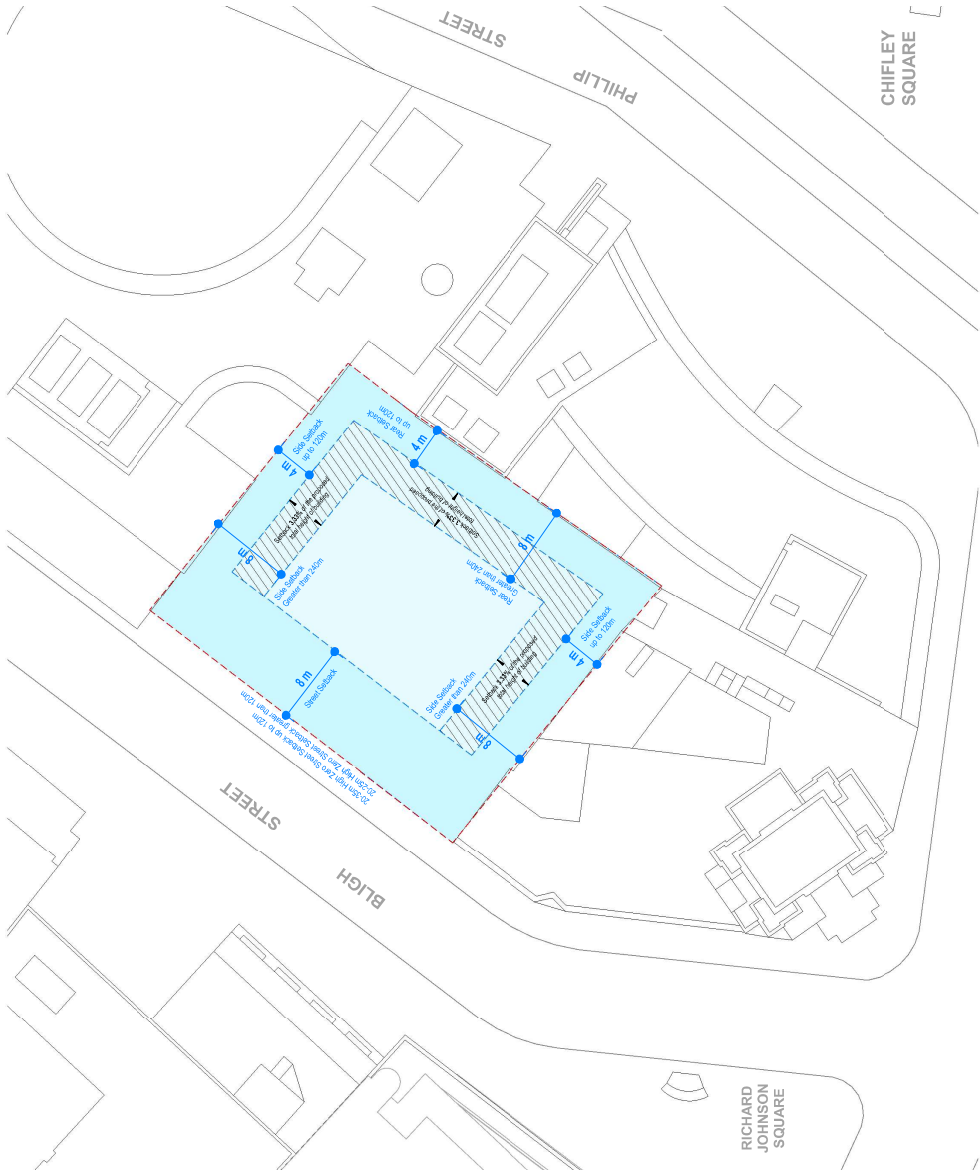
Draft April 2013

89

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

Draft Central Sydney Planning Strategy - Tower Setbacks



4-6 Bligh Street, Sydney

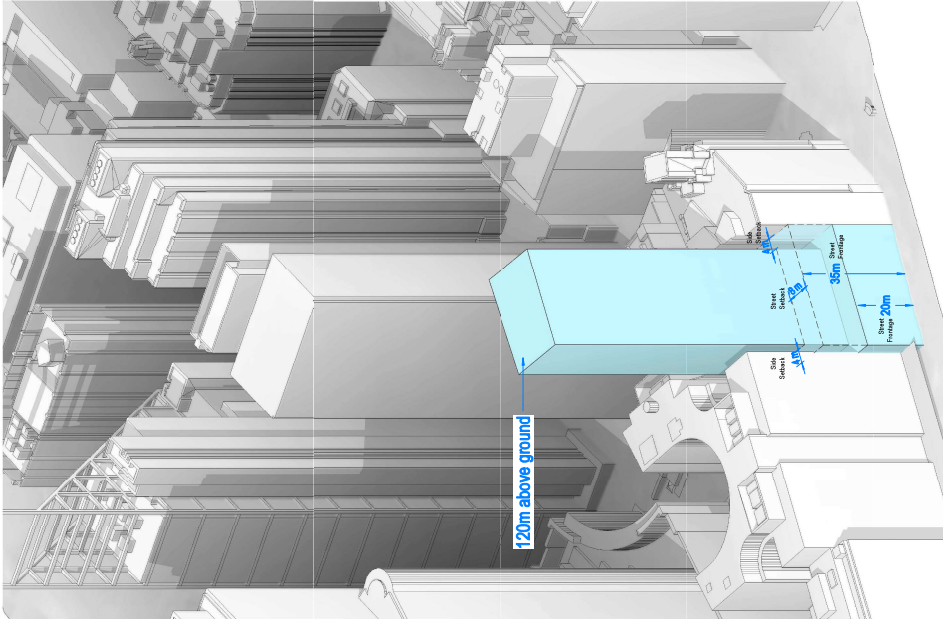
Drawing: Controls DCSPS - Setbacks
Drawing no: PP0005
Issue: 1
Scale @ A1: 1:250
Date: 20/07/17



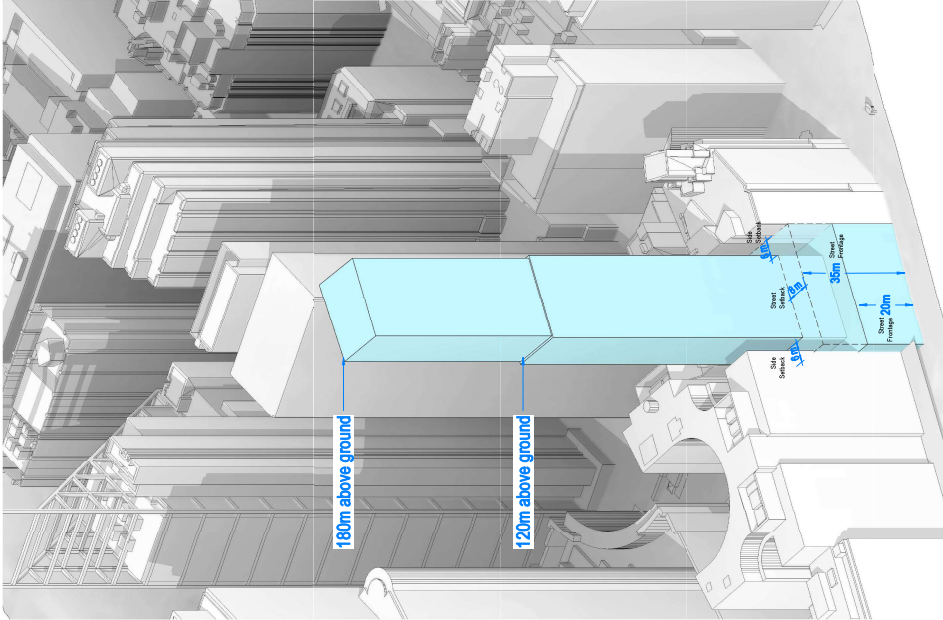
Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

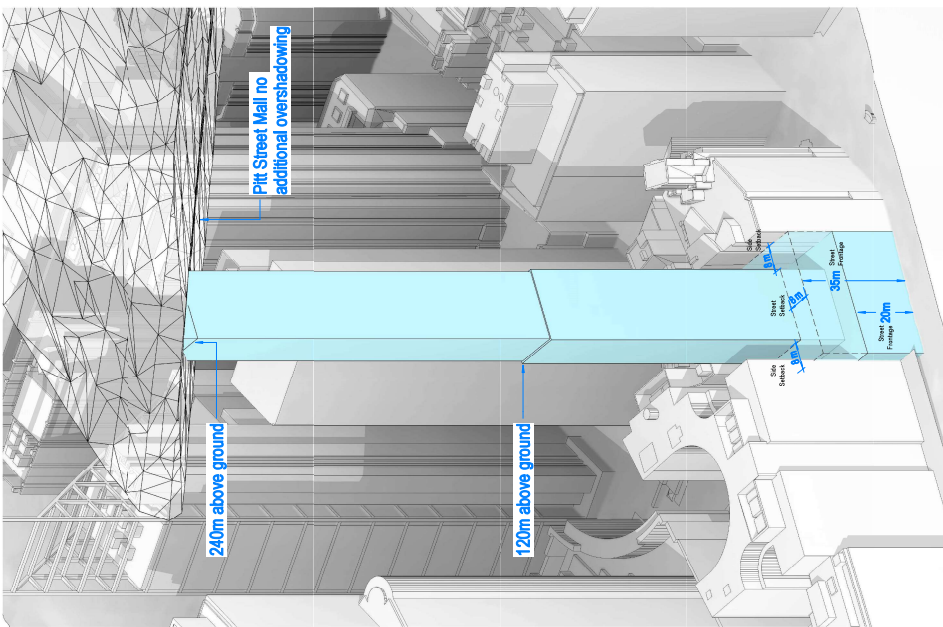
Draft Central Sydney Planning Strategy - Building Envelope



120m Above Ground

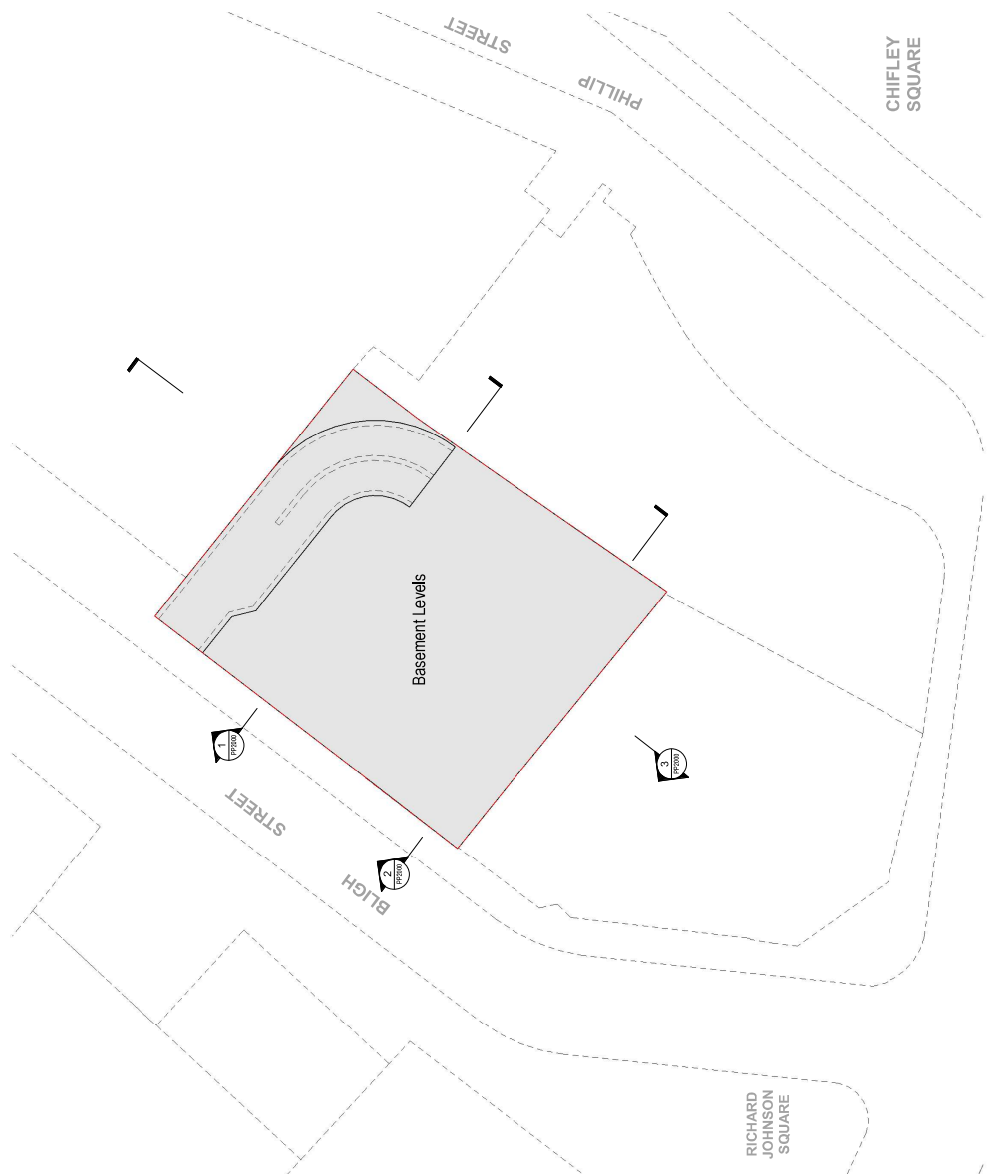


180m Above Ground



Maximum Permissible Building Height

Building Envelope - Basement Levels



4-6 Bligh Street, Sydney

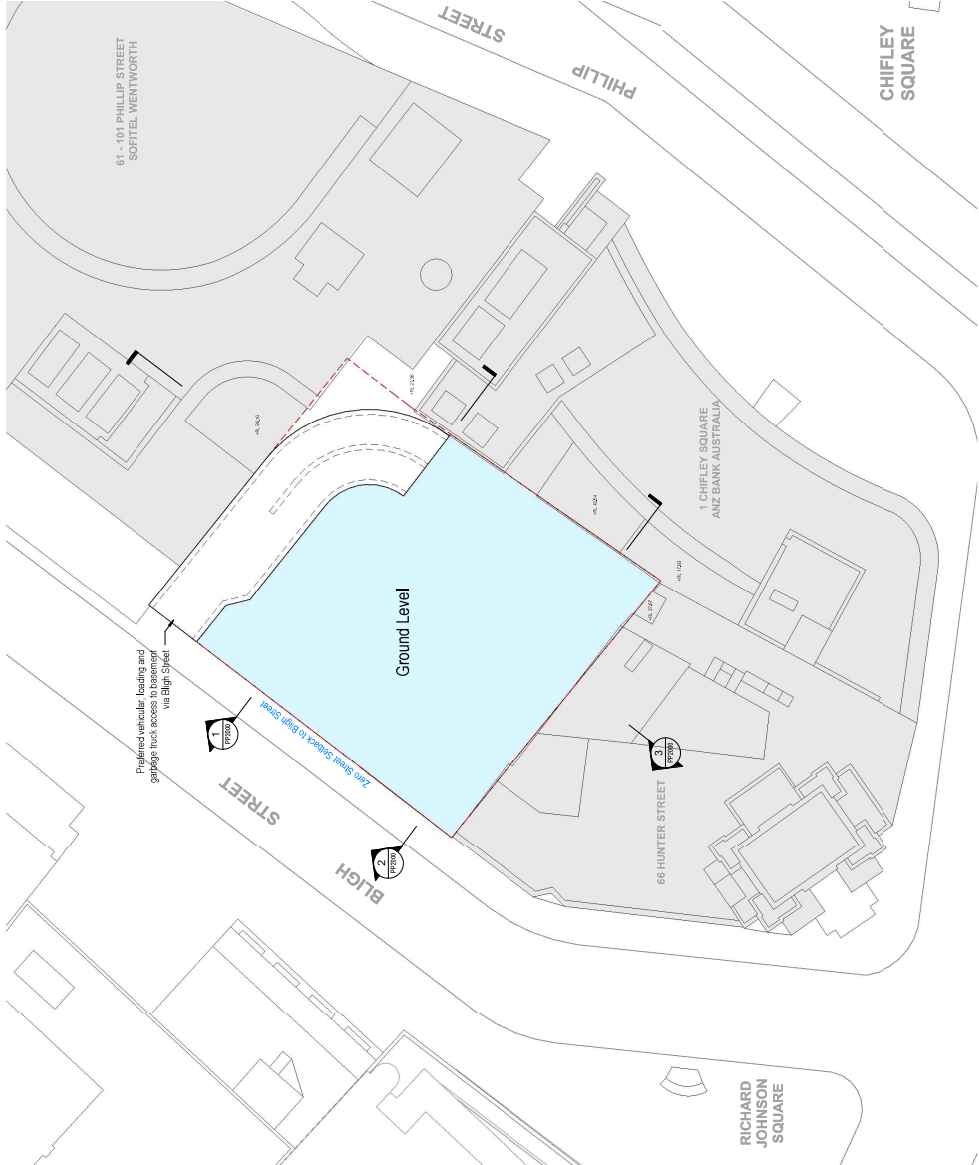
Drawing: Building Envelope - Basement
Drawing no: PP1000
Issue: 1 : 250
Scale @ A1: 20/07/17
Date



Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

Building Envelope - Ground Level



4-6 Bligh Street, Sydney

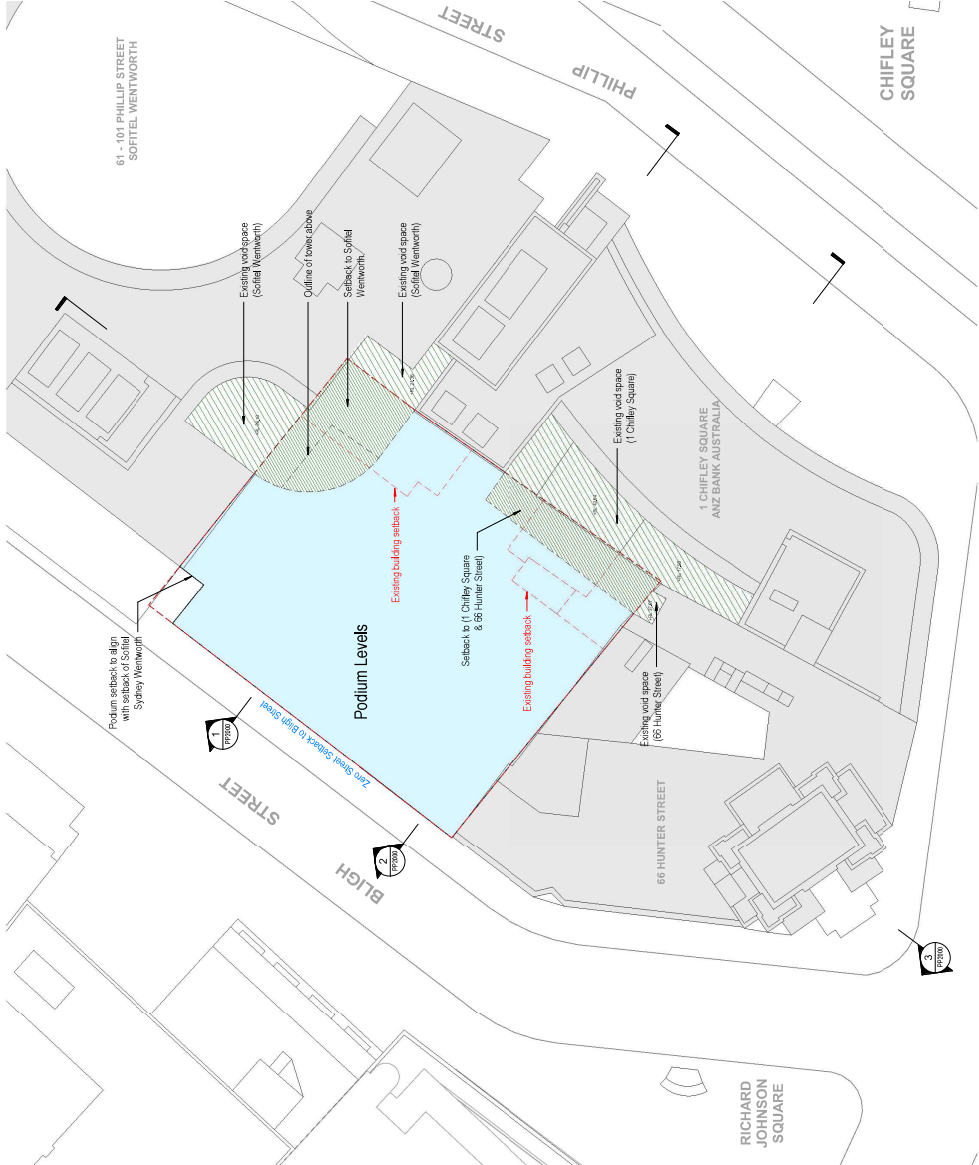
Drawing:
Drawing no:
Issue:
Scale @ A1:
Date

Building Envelope - Ground Plan
PP1001
1 : 250
31/07/17

Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™

Building Envelope - Podium Levels



4-6 Bligh Street, Sydney

Drawing:
Drawing no:
Issue:
Scale @ A1:
Date

Building Envelope - Podium Levels
PP1002
1 : 250
20/07/17



Architectus Sydney
Level 18 MLC Centre
19 Martin Place
Sydney NSW 2000
sydney@architectus.com.au

architectus™