

Attachment B

<h2>Selected Drawings</h2>

George Street Commercial

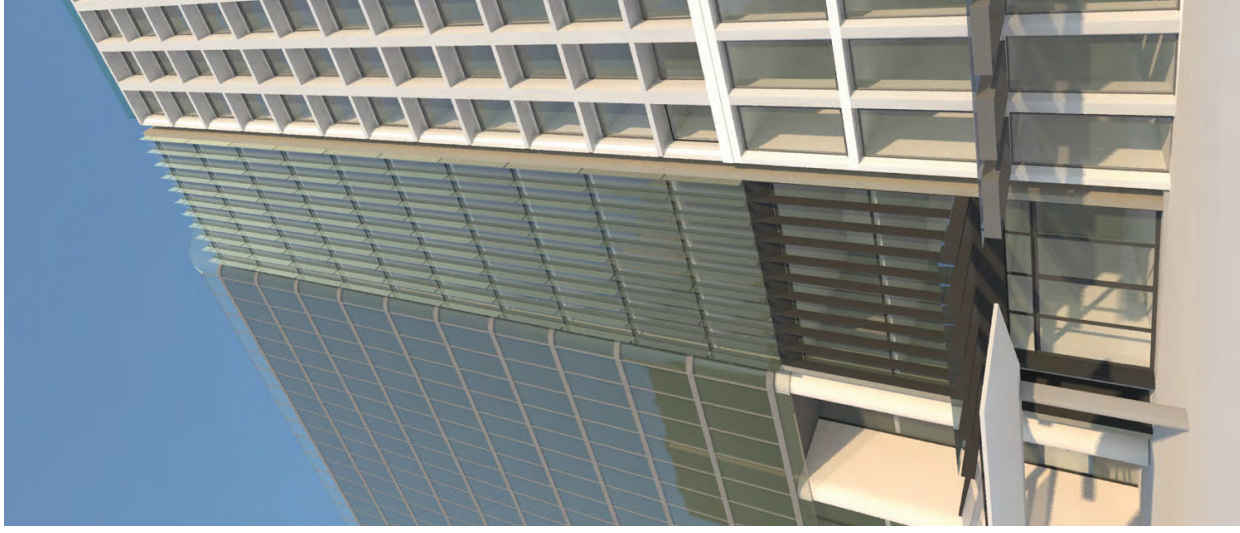
327-329 George St, Sydney



drawing list

architectural

Number	Title
1707-D-000	Title Page
1707-D-001	Context Photographs
1707-D-002	Context Photographs
1707-D-003	Reference Images
1707-D-004	Site analysis
1707-D-005	Context + Concept
1707-D-006	Street view 3D's
1707-D-007	Street level 3D's
1707-D-101	Site Plan
1707-D-102	Basement / Level B1.5 Plan
1707-D-103	Ground Floor - Retail
1707-D-104	Level 1 - Retail
1707-D-105	Level 2 - Office
1707-D-106	Level 3-12 - Office levels typical
1707-D-107	Level 13 - Office
1707-D-108	Level 14 - Office
1707-D-109	Level 15 - Plant
1707-D-120	Roof Plan
1707-D-131	Elevation George St
1707-D-132	Elevation Wynyard Lane
1707-D-133	Elevation South and North
1707-D-141	Section
1707-D-142	Section
1707-D-143	Section
1707-D-200	East Elevation detail
1707-D-201	Facade details
1707-D-210	Materials and finishes
1707-D-801	Shadow diagrams 1
1707-D-802	Shadow diagrams 2
1707-D-802	Shadow diagrams 3
1707-D-901	Area Schedule - GFA
1707-D-902	Area Schedule - Lettable Area



PROJECT New Development
 ADDRESS 327-329 George Street Sydney
 CLIENT Ledorli Holdings
 DWG Coverpage

PROJECT NO 1707
 STATUS D
 DIVG NO + REVISION 000 L

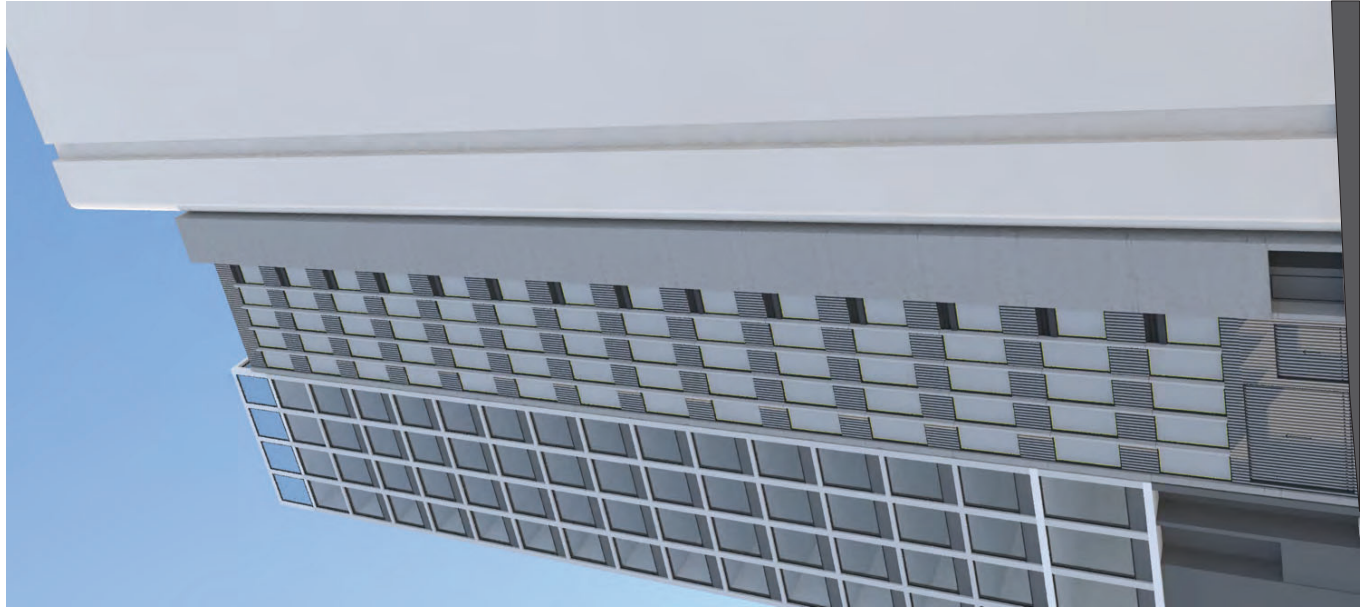
SCALE 1:100 @ A3 DRAWN CK CHKG DM

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22/5/20 ck
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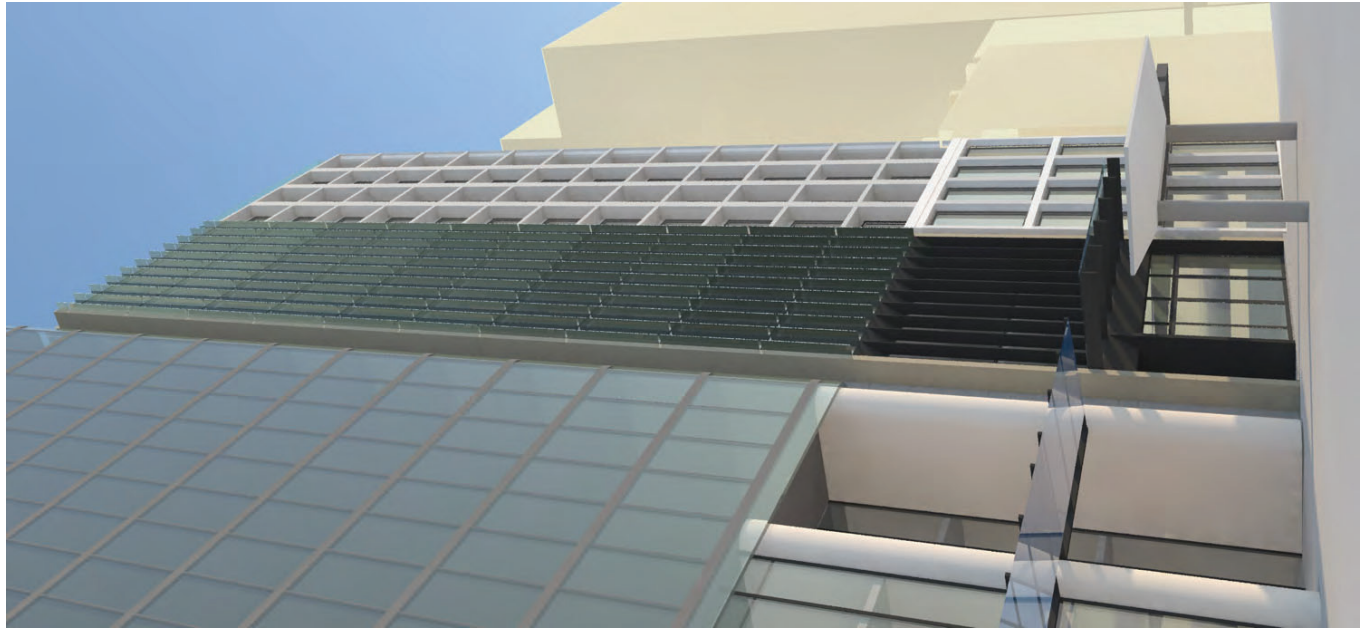
Verify all dimensions and levels on site prior to the commencement of work. Do not scale from the drawings.



Wynyard Lane
(Westside building on Wynyard Lane reserved for clarity)



Footpath view (East side of George Street)



Footpath view (East side of George Street)

PROJECT	New Development
ADDRESS	327-329 George Street Sydney
CLIENT	Ledorti Holdings
DWG	Street View 3D's
SCALE	1:400 @ A3
PROJECT NO.	1707
DWG NO. + REVISION	D 006 I

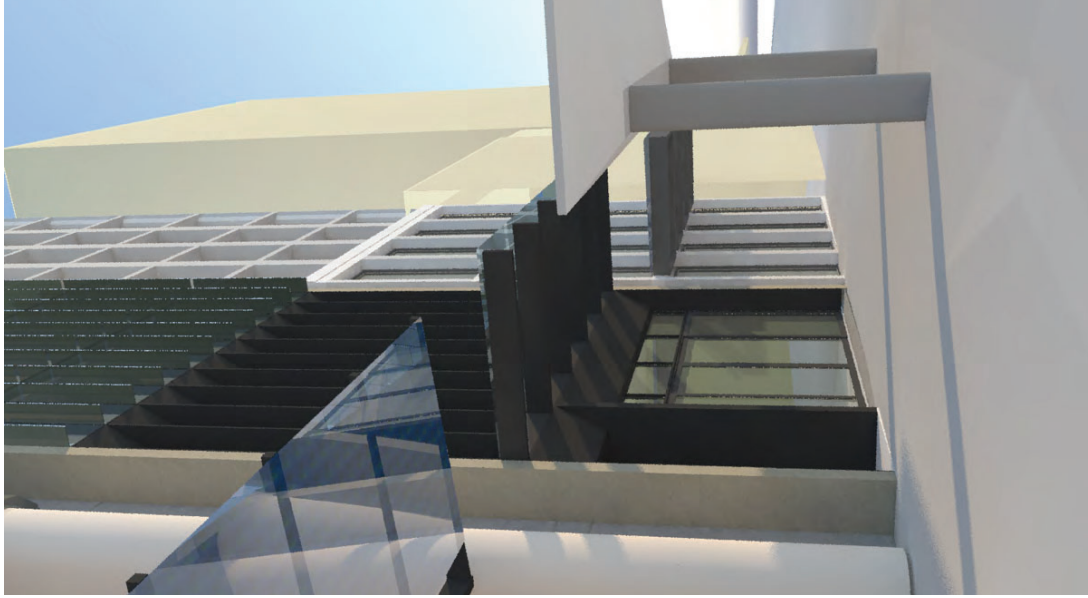
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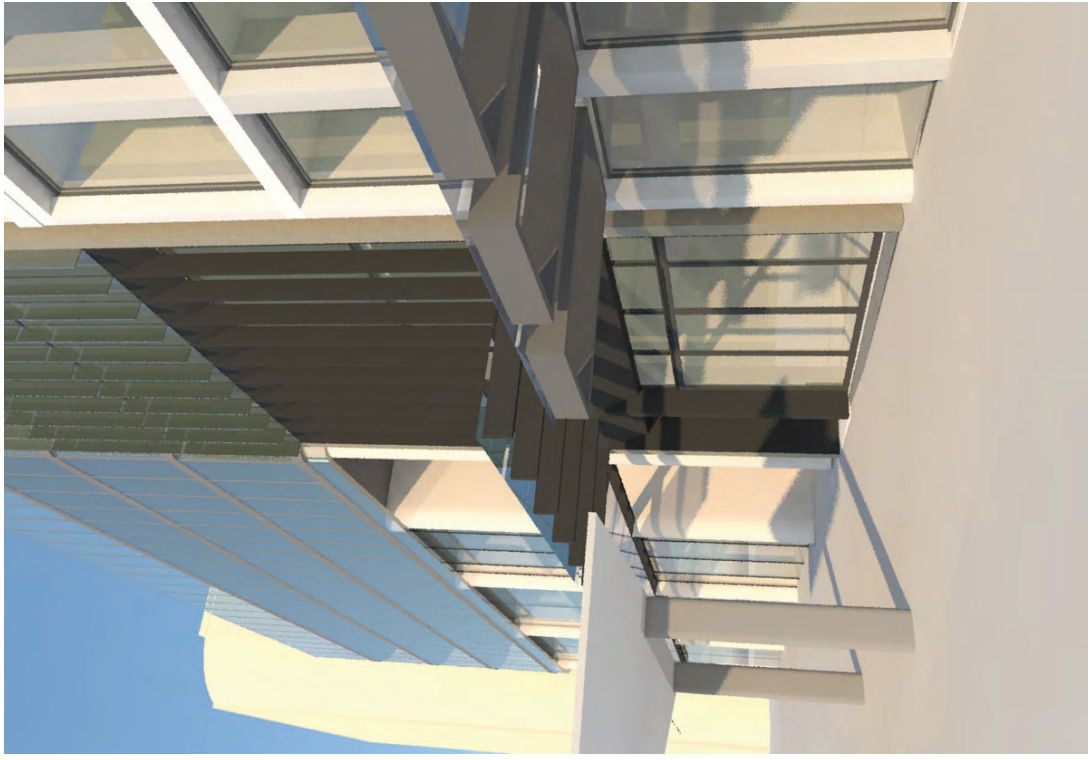
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Street Level view



Street Level view (West side of George Street looking North)



Street Level view (West side of George Street looking South)

PROJECT **New Development**
 ADDRESS **327-329 George Street Sydney**

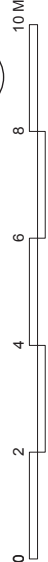
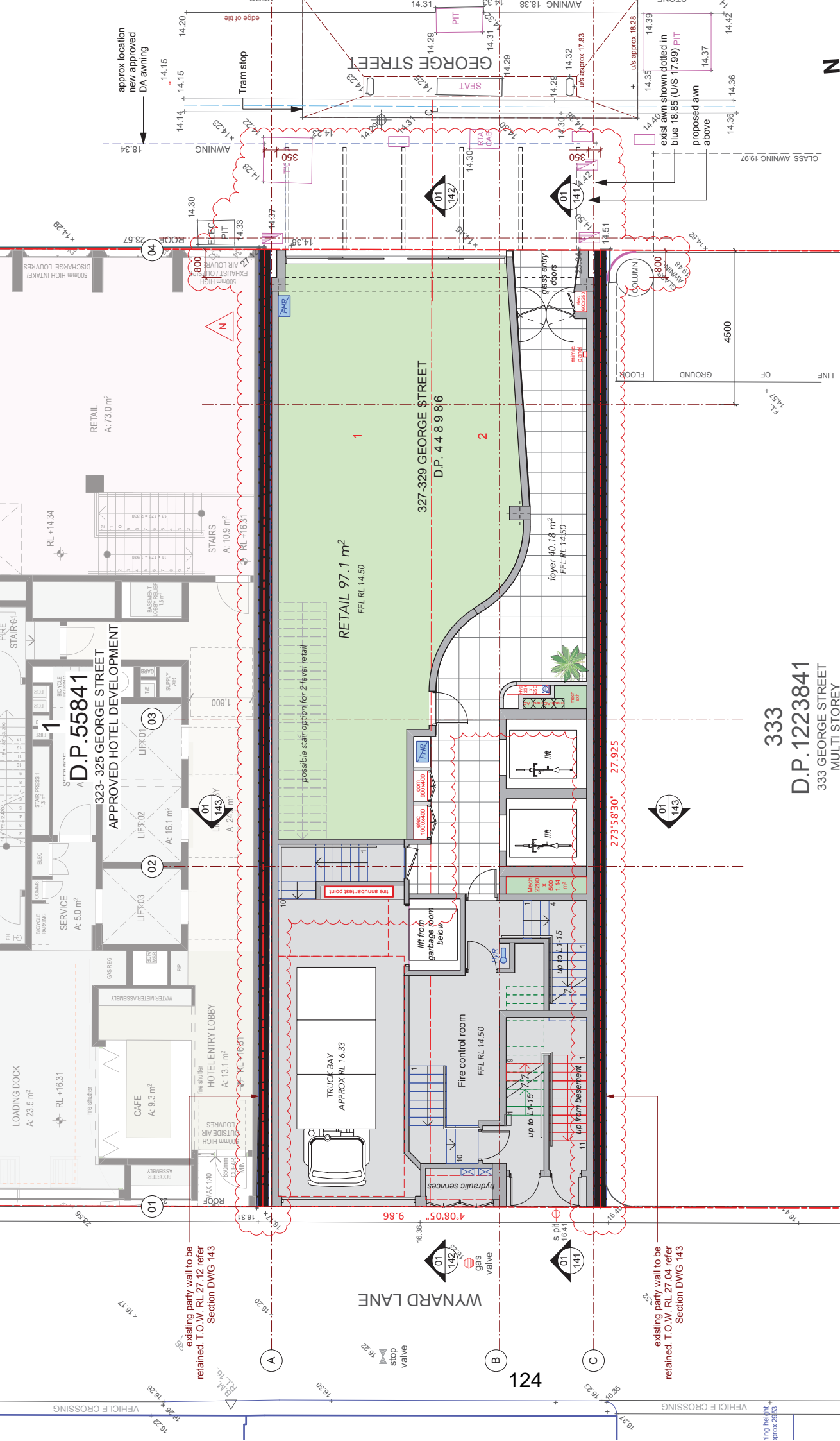
CLIENT **Ledorti Holdings**
 DWG **Street Level 3D's**

SCALE 1:400 @ A3 DRAWN CK CHG DM
 PROJECT NO 1707 STATUS D DIVG NO + REVISION 007 D
 PROJECT NO 1707 STATUS D DIVG NO + REVISION 007 D

ISSUE	DATE	BY	REVISION
D	22/5/20	ck	Amended DA
C	04/20	ck	AMENDED DA - Issued for client information

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333
D.P. 1223841
333 GEORGE STREET
MULTI STOREY

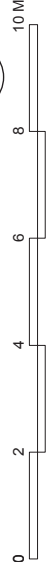
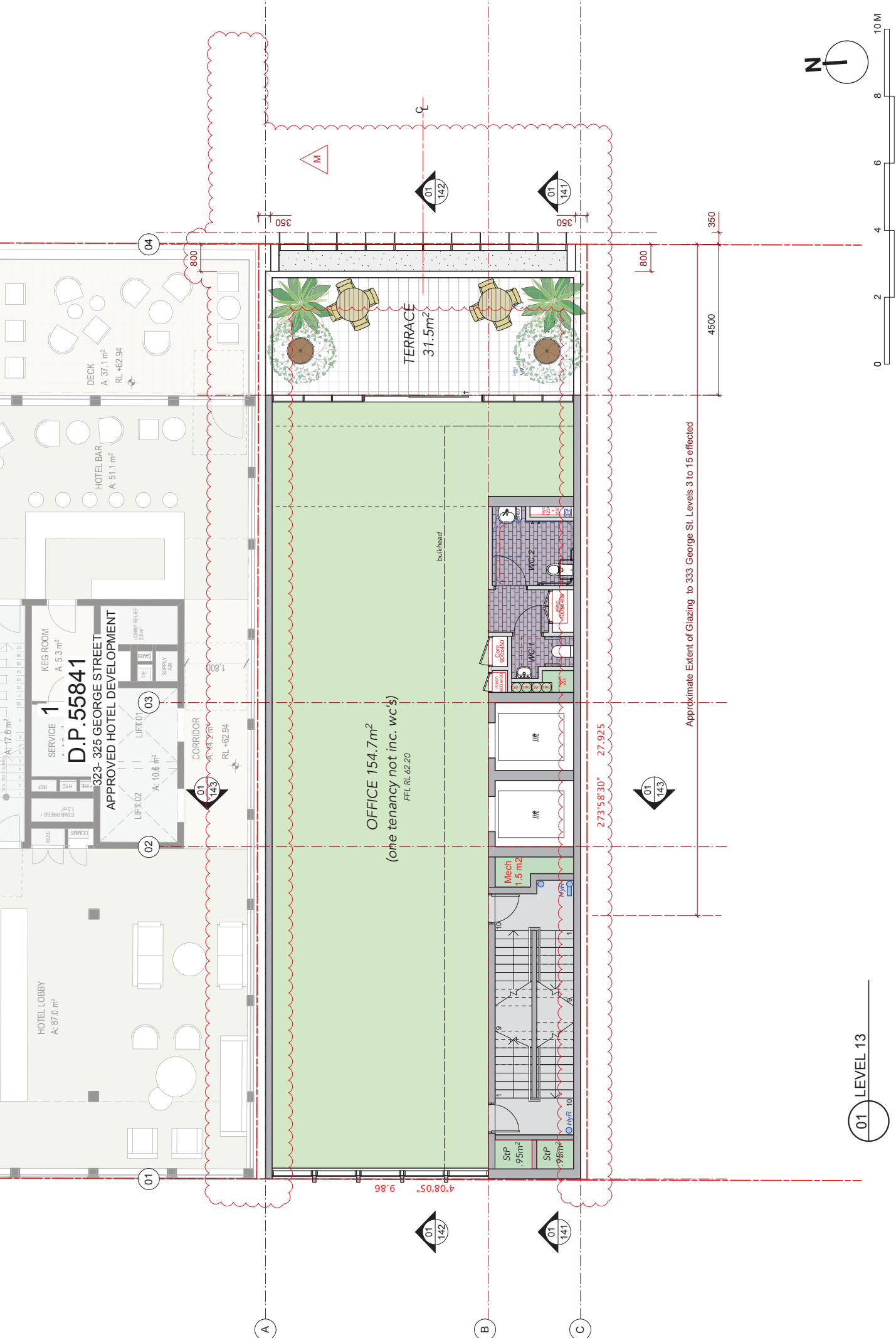
01 GROUND FLOOR

PROJECT	New Development	SCALE	1:100 @ A3	DRAWN BY	CHRG DM
ADDRESS	327-329 George Street Sydney	PROJECT NO.	STATUS	DWG NO.	REVISION
CLIENT	Ledorli Holdings	1707	D	103 N	
DWG	Ground Floor Retail				

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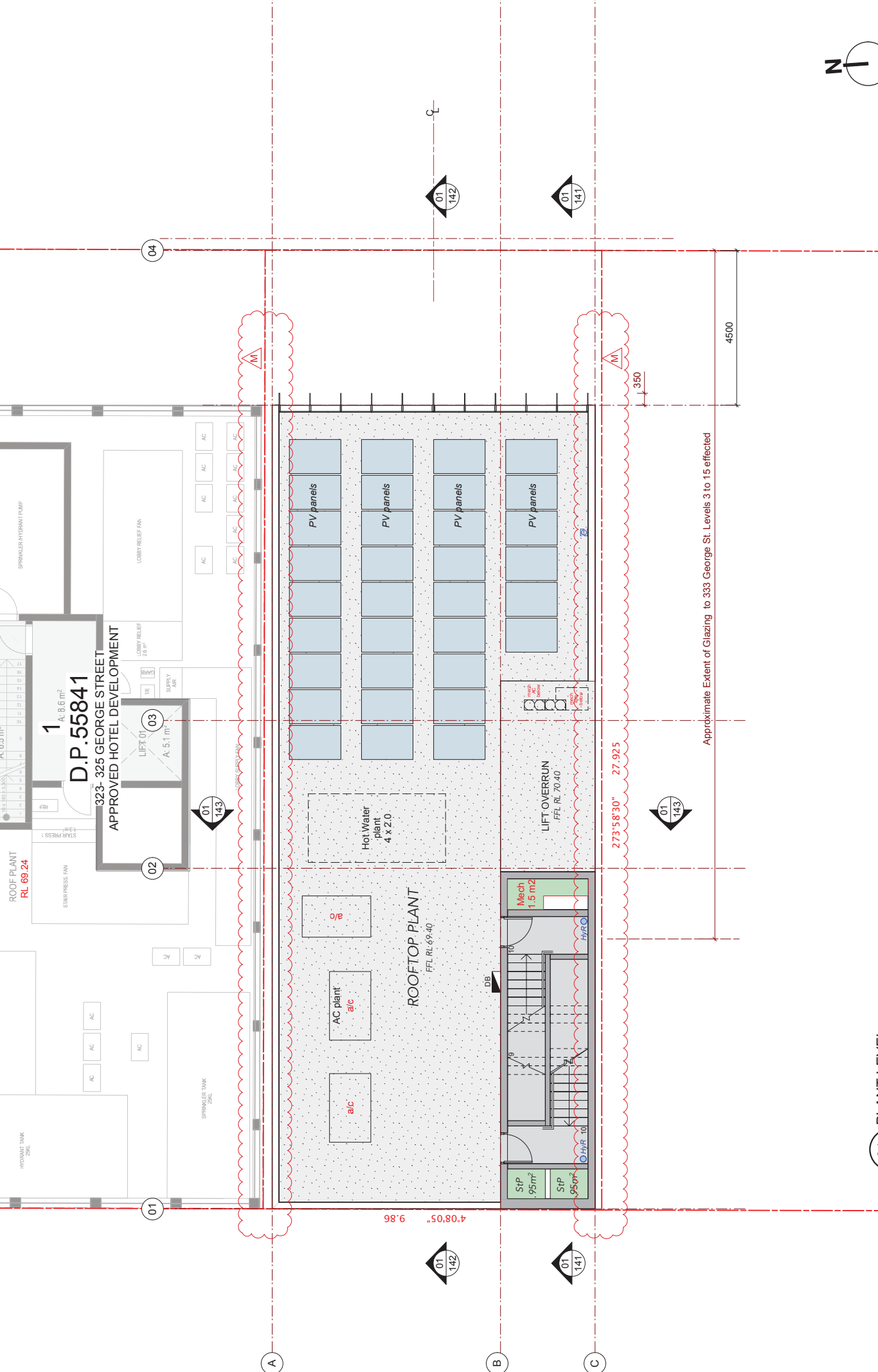
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M	04/2/20	ck	AMENDED DA - Issued for client information	REVISION



01 LEVEL 13

M	22/5/20	ck	Amended DA	AMENDED DA - Issued for client information	BY	REVISION
L	9/4/20	ck				
ISSUE	DATE	BY	REVISION			
<p>PROJECT: New Development ADDRESS: 327-329 George Street Sydney CLIENT: Ledorli Holdings DWG: Level 13 - Office</p>						
<p>SCALE 1:100 @ A3 DRAWN BY CHG DM PROJECT NO. STATUS DIVG NO + REVISION 1707 D 107 M</p>						
<p>melocco moore Melocco and Moore Architects Level 2, Suite 204 100 Pitt Street Redfern NSW 2016 Australia Nominated Architect - Philip Moore #5472 T +612 9212 6111 W www.meloccomore.com.au</p>						
<p>Approximate Extent of Glazing to 333 George St. Levels 3 to 15 effected</p>						
<p>Verify all dimensions and levels on site prior to the commencement of work. Do not scale from the drawings.</p>						



01 PLANT LEVEL

M	22/5/20	ck	Amended DA	AMENDED DA - Issued for client information	BY	REVISION
L	9/4/20	ck	AMENDED DA - Issued for client information	AMENDED DA - Issued for client information	BY	REVISION
ISSUE	DATE	BY	REVISION	REVISION	BY	REVISION

PROJECT	New Development
ADDRESS	327-329 George Street Sydney
CLIENT	Ledori Holdings
DWG	Level 15 - Plant

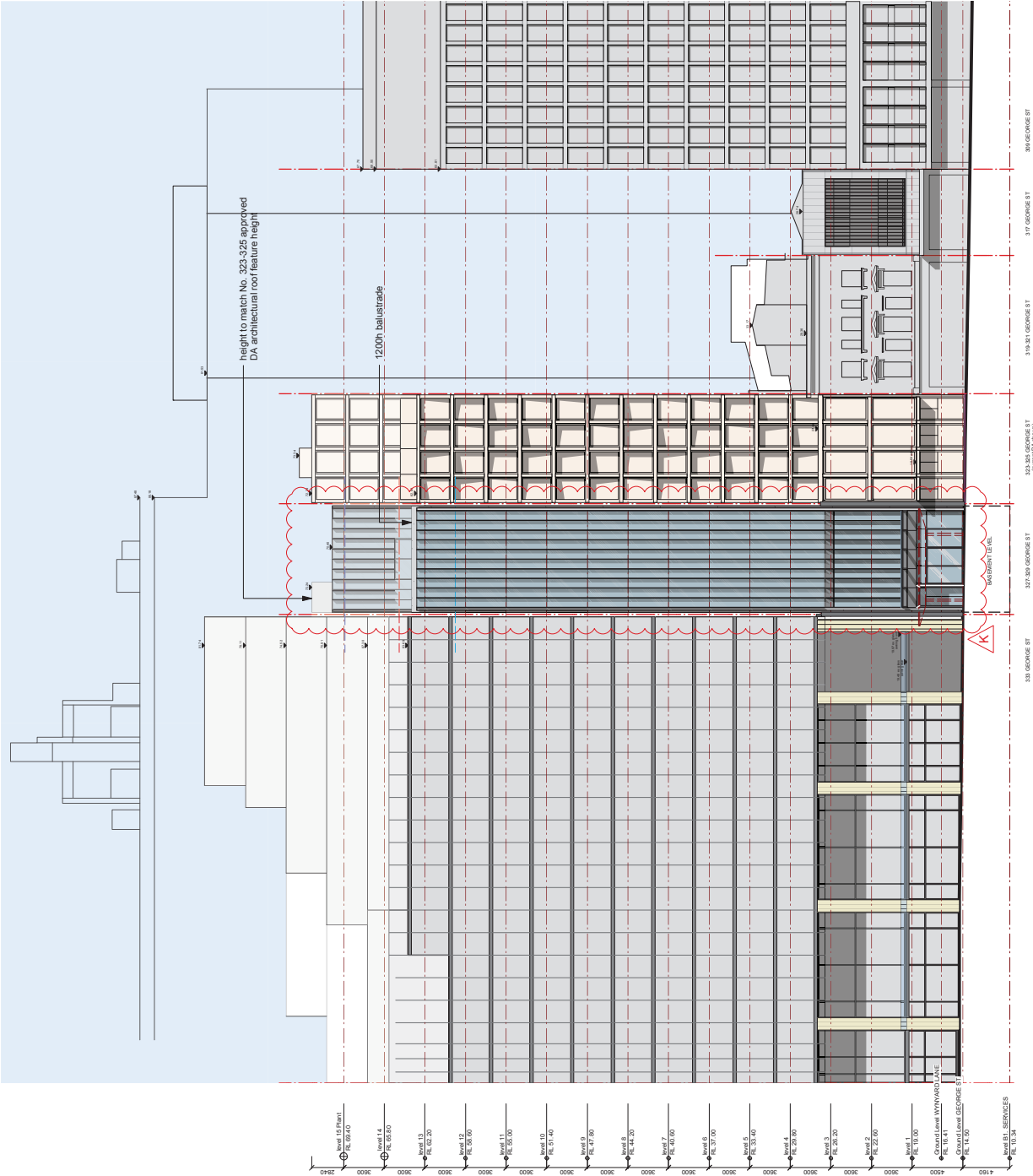
SCALE	1:100 @ A3	DRAWN BY	CHG DM
PROJECT NO.	1707	DWG NO. + REVISION	109 M
PROJECT NO.	1707	DWG NO.	109 M
PROJECT NO.	1707	DWG NO.	109 M

PROJECT: New Development
 ADDRESS: 327-329 George Street Sydney
 CLIENT: Ledori Holdings
 DWG: Level 15 - Plant

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PROJECT NO. 1707
 DWG NO. 109 M

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Proposed facade
 fine grain thin vertical glazed projecting elements
 create a bridge between 333 George 'glass box'
 with horizontal banding and 325 George st 'egg
 crate' grid design

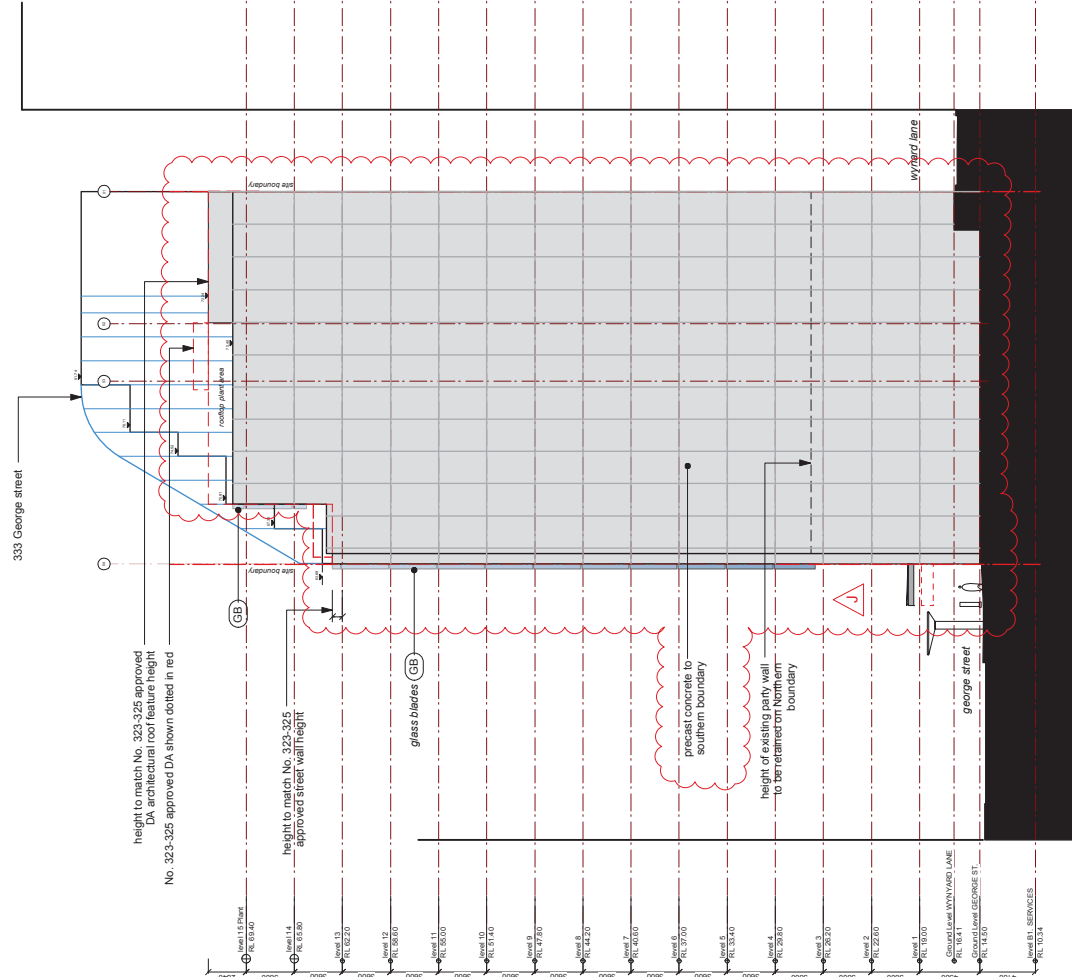
NOTES:
 Refer Drawing 210 for East
 elevation Detail

01 EAST (GEORGE STREET) ELEVATION

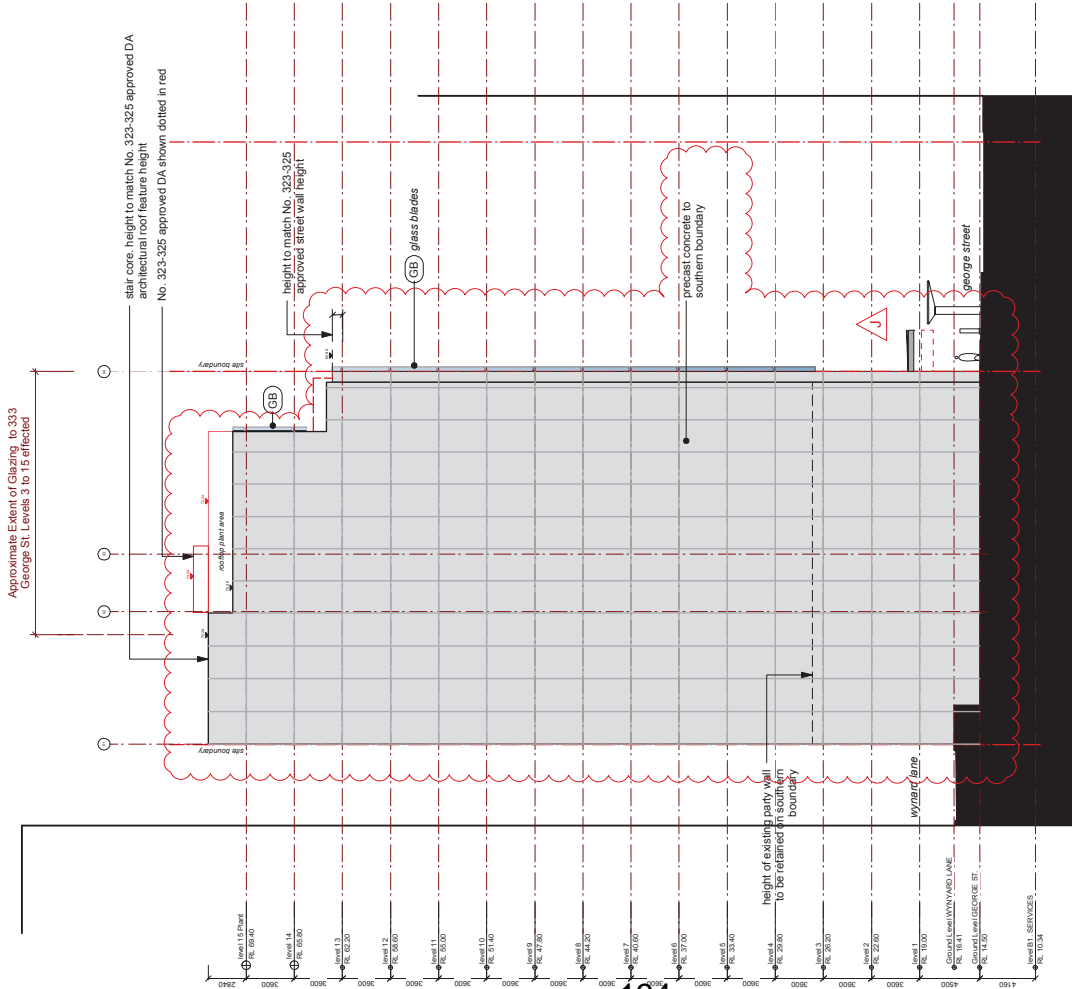
22/5/20	ck	Amended DA	PROJECT	New Development	SCALE 1:400 @ A3	DRAWN CK	CHKG DM
9/4/20	ck	AMENDED DA - Issued for client information	ADDRESS	327-329 George Street Sydney	PROJECT NO.	STATUS	DWG NO + REVISION
	BY		CLIENT	Ledorti Holdings	1707	D	131 K
	DATE		DWG	elevation - George St.			


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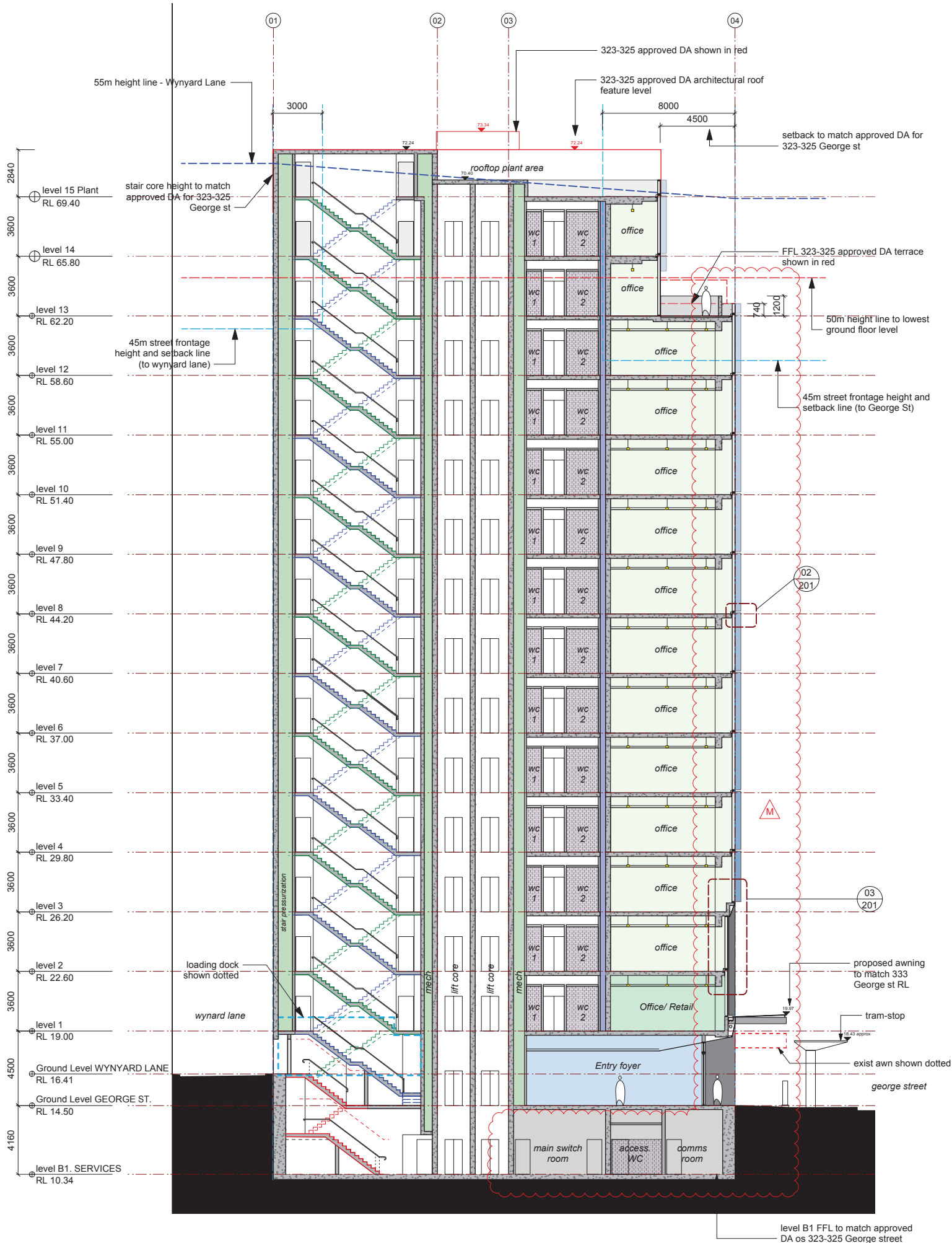
0 2 4 6 8 10 M
 1:400 @ A3 / 1:200 @ A1
 Verify all dimensions and levels on site prior to the commencement of work. Do not scale from the drawings.



02 NORTH ELEVATION



01 SOUTH ELEVATION



M 22/5/20 ck Amended DA
 L 9/4/20 ck AMENDED DA - issued for client information

ISSUE DATE BY REVISION
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PROJECT New Development

ADDRESS 327-329 George Street Sydney

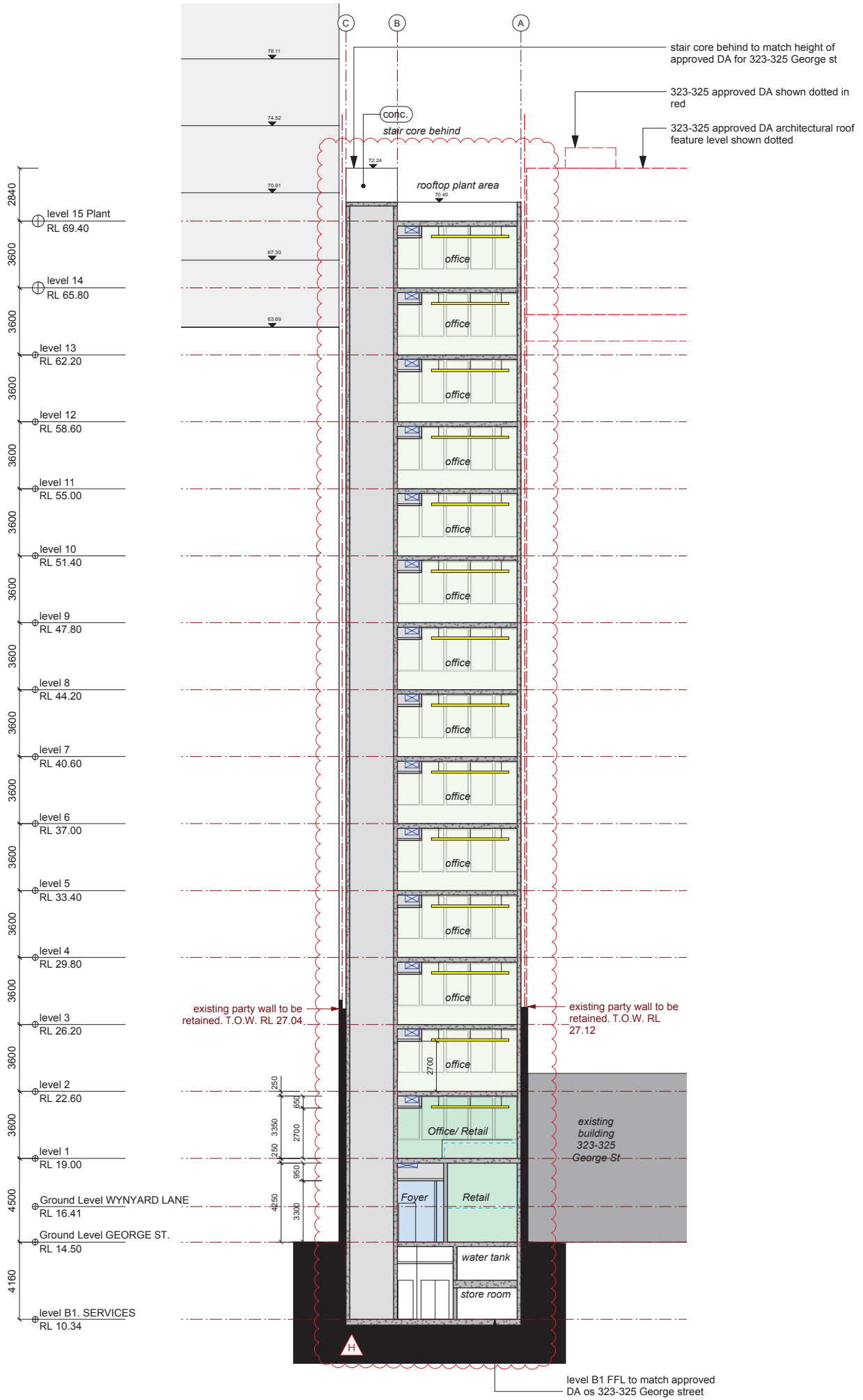
CLIENT Ledorli Holdings

DWG Section

SCALE 1:200@A3 DRAWN CK CHKDM

PROJECT NO STATUS DWG NO + REVISION

1707 D 141 M



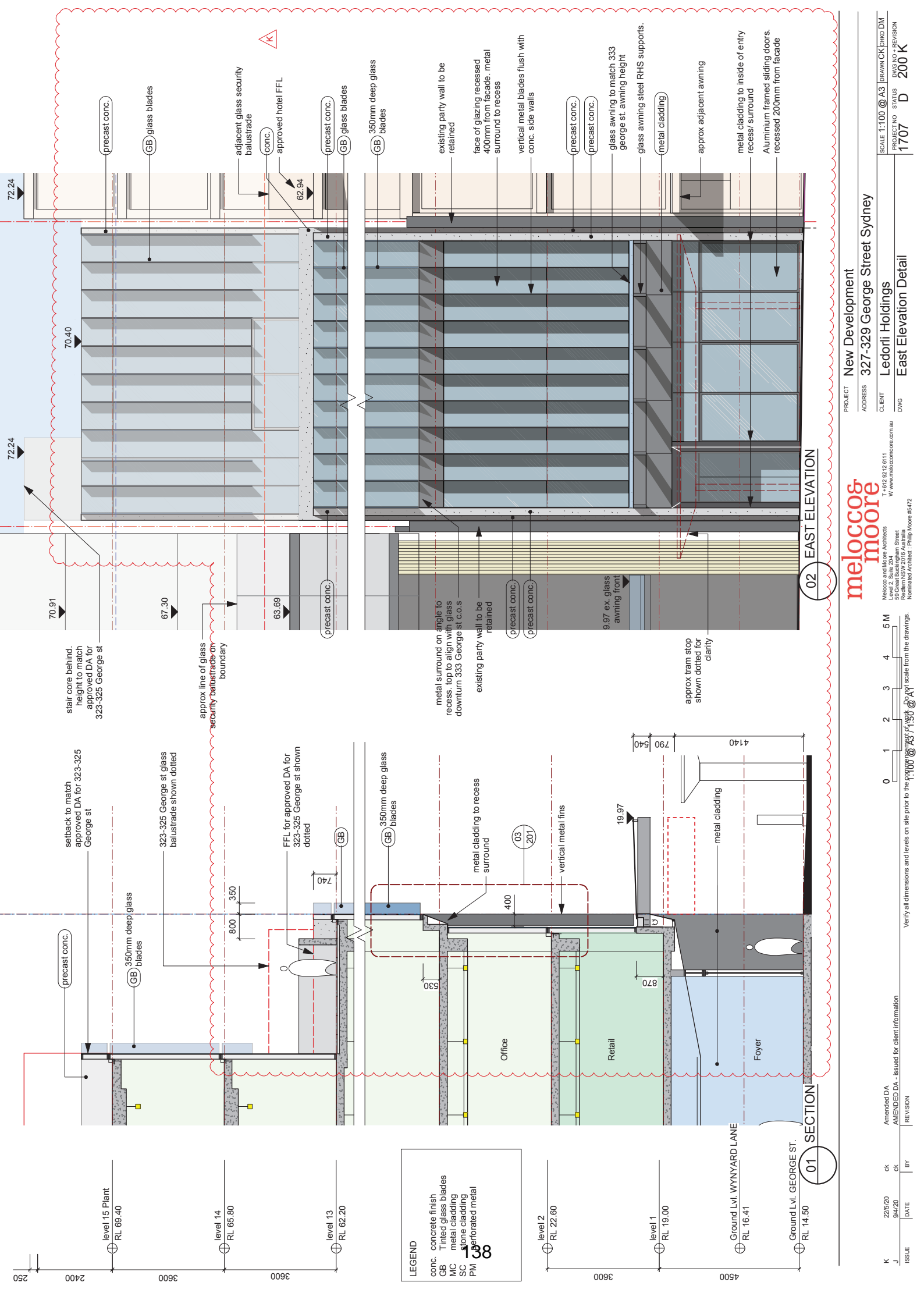
ISSUE	DATE	BY	REVISION
H	22/5/20	ck	Amended DA
G	9/4/20	ck	AMENDED DA - issued for client information

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PROJECT **New Development**
 ADDRESS **327-329 George Street Sydney**
 CLIENT **Ledorli Holdings**
 DWG **Section**

SCALE	PROJECT NO	STATUS	DRAWN CK	CHKD DM
1:200@A3	1707 D			
DWG NO + REVISION			143 H	

Verify all dimensions and levels on site prior to the commencement of work. Do not scale from the drawings.



level 15 Plant
RL 69.40

level 14
RL 65.80

level 13
RL 62.20

LEGEND

concrete finish
GB Tinted glass blades
MC metal cladding
SC stone cladding
PM perforated metal

level 2
RL 22.80

level 1
RL 19.00

Ground Lvl. WYNYARD LANE
RL 16.41

Ground Lvl. GEORGE ST.
RL 14.50

01 SECTION

02 EAST ELEVATION

Amended DA 22/5/20 ck
AMENDED DA - issued for client information 9/4/20 ck

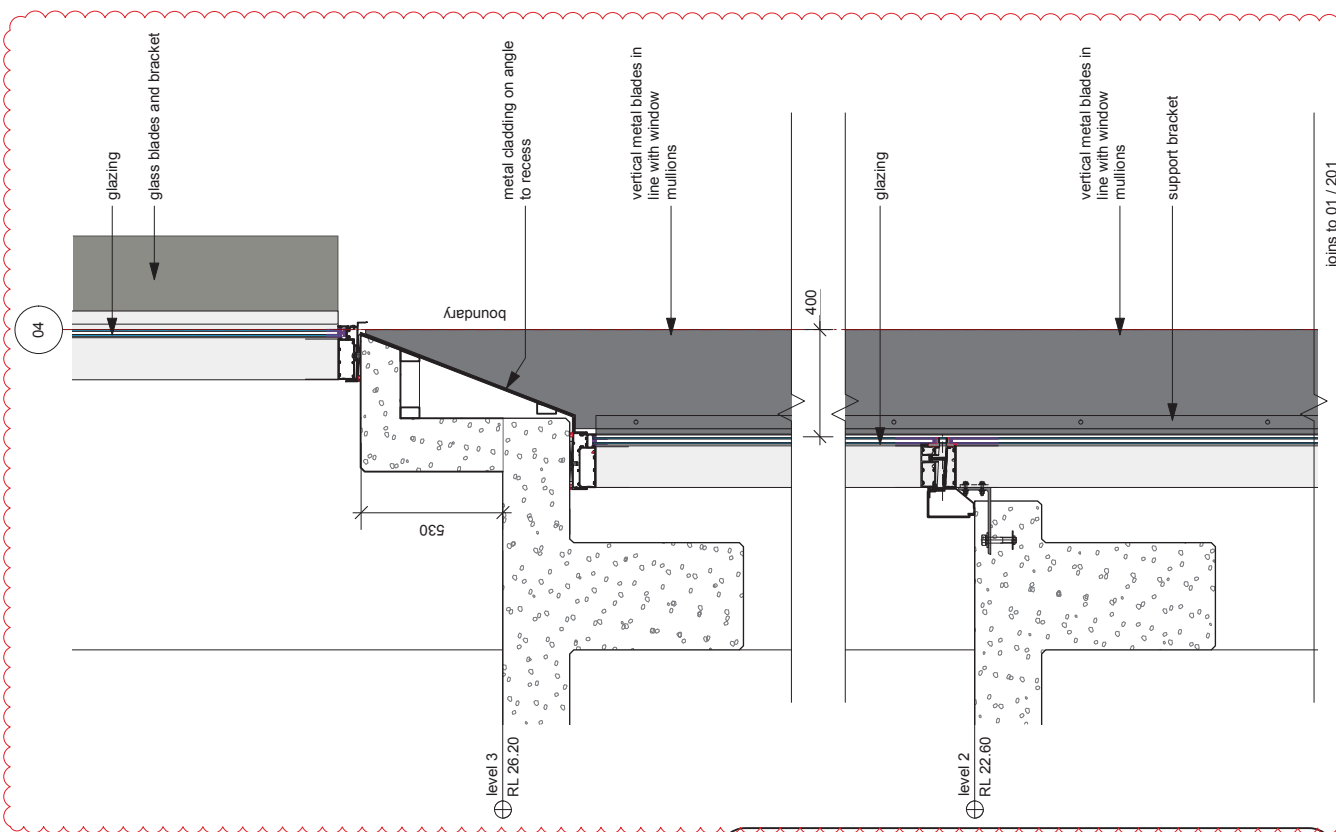
ISSUE [] DATE [] BY []

PROJECT New Development
ADDRESS 327-329 George Street Sydney
CLIENT Ledorli Holdings
DWG 1707 D

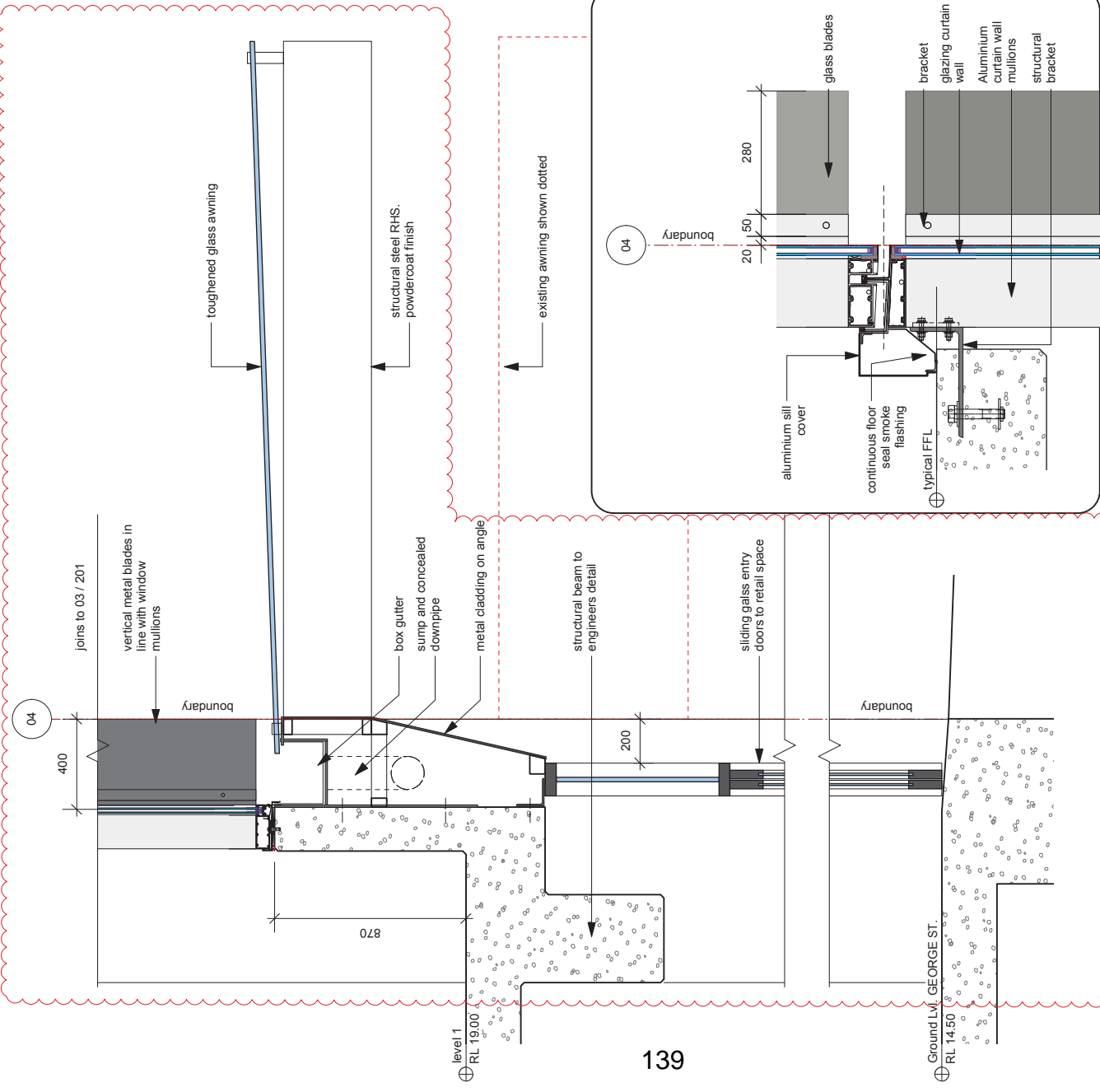
SCALE 1:100 @ A3 DRAWN CK CHG DM
PROJECT NO STATUS DIVS NO + REVISION
1707 D 200 K

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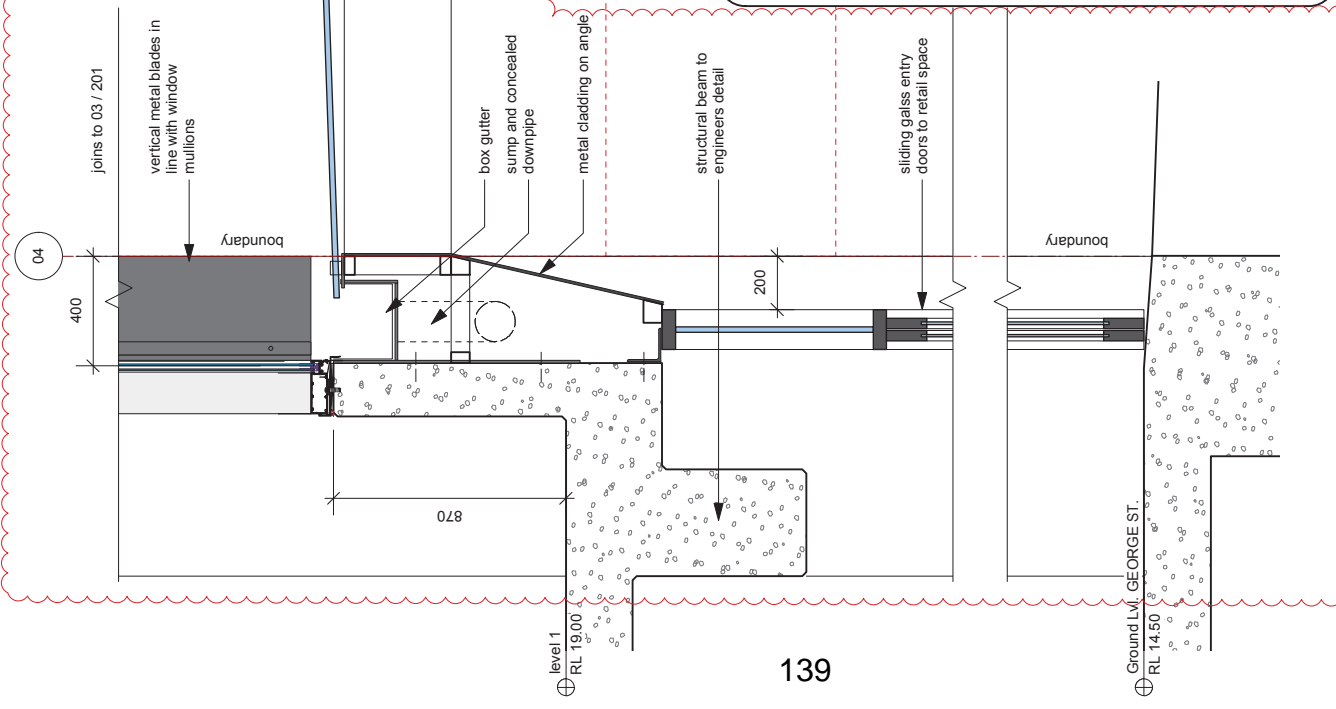
Verify all dimensions and levels on site prior to the start of construction. Do not scale from the drawings.



03 AWNING SECTION CONTINUED
scale 1:20 @ A3



02 SECTION- TYPICAL SLAB EDGE L4-L12
scale 1:10 @A3



01 AWNING SECTION
scale 1:20 @ A3

PROJECT: New Development
ADDRESS: 327-329 George Street Sydney
CLIENT: Ledorli Holdings
DWG: Facade Details

PROJECT NO: 1707
STATUS: D
SCALE: 1:10/1:20
DRAWN CK/CHG DM
DIVS NO + REVISION: 201 I

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Nominated Architect: Philip Moore #5-572

Verify all dimensions and levels on site prior to the commencement of work. Do not scale from the drawings.

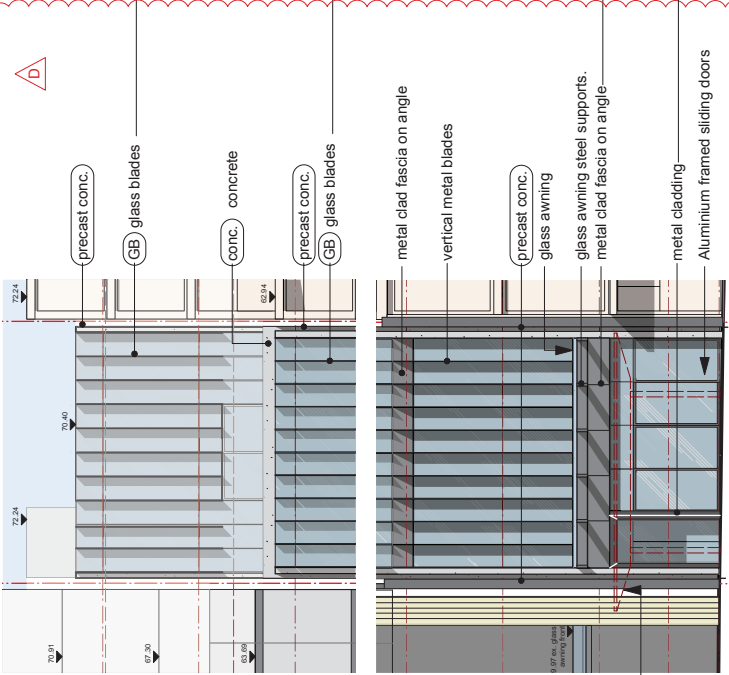
ISSUE	DATE	BY	REVISION
I	22/5/20	ck	Amended DA
H	9/4/20	ck	AMENDED DA - Issued for client information



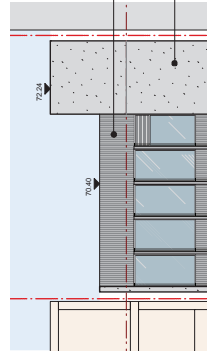
note: photo shows design intent.



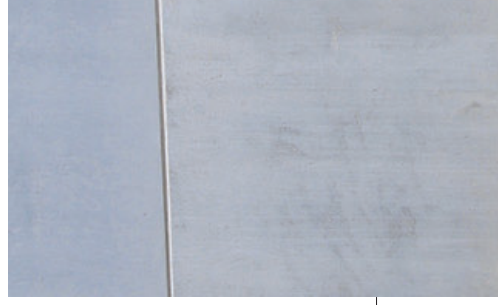
(GB) Glass blades on East facade and window glass units.



GEORGE STREET ELEVATION



WYNYARD LANE ELEVATION



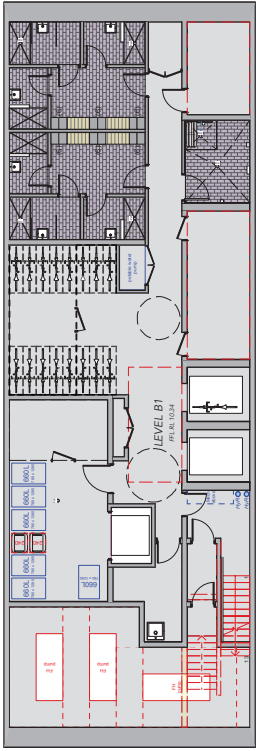
high finish precast concrete

WINDOWS TO EAST AND WEST FACADE (refer section J report)
Tinted Low-e double glazed. - grey tint

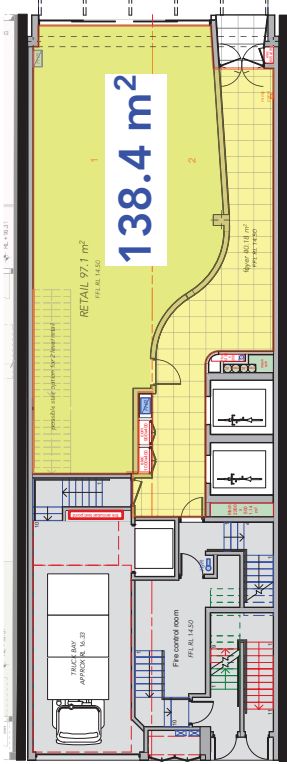
Proposed Clazing Total System: Frame & Glass, U-Value and SHGC

Level & Orientation	Option 1		Option 2	
	U-Value	SHGC	U-Value	SHGC
Ground floor - East	5.0 (equal to or less than)	0.60 (equal to or less than)	5.0 (equal to or less than)	0.60 (equal to or less than)
Level 1 to Level 14 - East	3.5 (equal to or less than)	0.25 (equal to or less than)	3.0 (equal to or less than)	0.30 (equal to or less than)
Level 1 to Level 12 - West	3.5 (equal to or less than)	0.60 (equal to or less than)	3.0 (equal to or less than)	0.60 (equal to or less than)
Level 12 to Level 14 - West	3.5 (equal to or less than)	0.25 (equal to or less than)	3.0 (equal to or less than)	0.30 (equal to or less than)

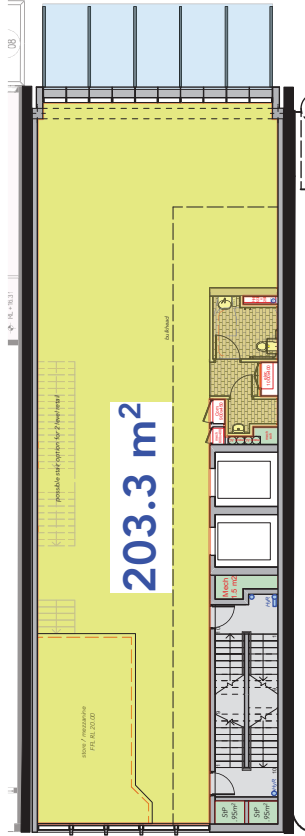
The above values are total system performance values, including the glass and the frame. The glazing and framing systems installed throughout the development must perform equal to, or better than the values stated in the tables above in order to comply with Section 3.1.



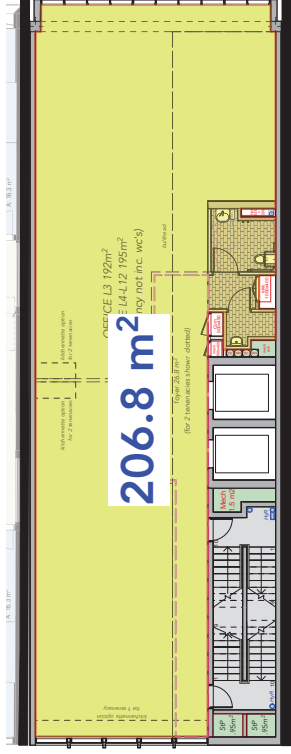
LEVEL B1



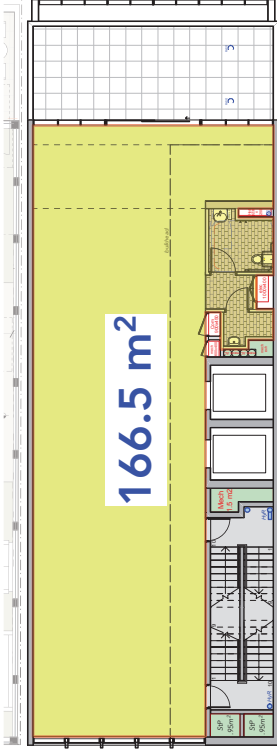
LEVEL GROUND



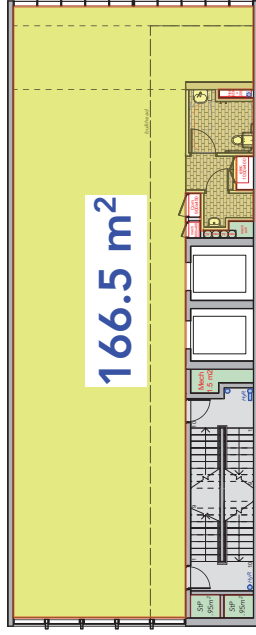
LEVEL 1 + LEVEL 2



LEVEL 3-12



LEVEL 13



LEVEL 14

site area	274.5 m ²	proposed
basement- B01	0 m ²	
Ground level	138.4 m ²	
level 01	203.3 m ²	
level 02	203.3 m ²	
level 03	206.8 m ²	
level 04	206.8 m ²	
level 05	206.8 m ²	
level 06	206.8 m ²	
level 07	206.8 m ²	
level 08	206.8 m ²	
level 09	206.8 m ²	
level 10	206.8 m ²	
level 11	206.8 m ²	
level 12	206.8 m ²	
level 13	166.5 m ²	
level 14	166.5 m ²	
total area	2946 m ²	
FSR bonus	4.5	
Total FSR (8.1 + 4.5)	12.6	10.732

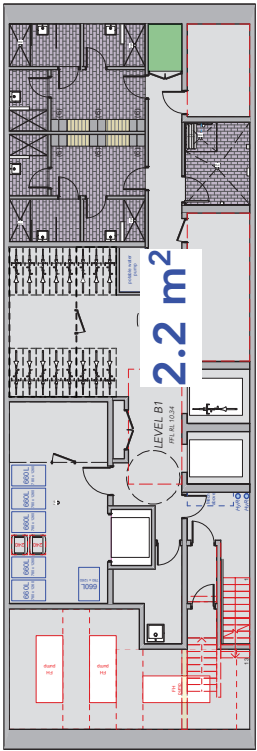
PROJECT New Development
 ADDRESS 327-329 George Street Sydney
 CLIENT Ledorli Holdings
 DWG Area Schedule - GFA

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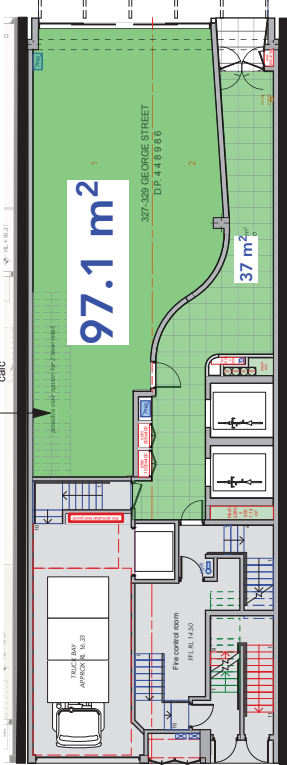
SCALE	NTS	DRAWN BY	CHKD BY
PROJECT NO	STATUS	DWG NO + REVISION	
1707	D	901 M	

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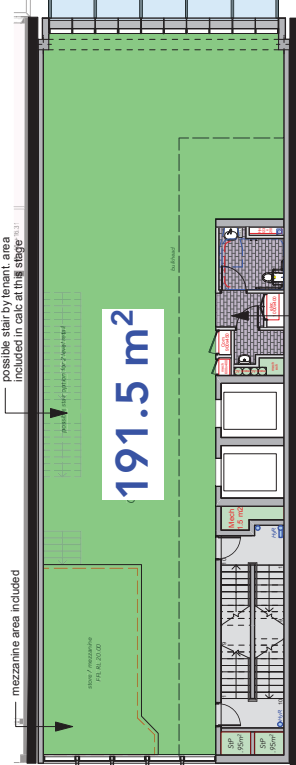
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M	22/5/20	ck	Amended DA
L	9/4/20	ck	AMENDED DA - Issued for client information



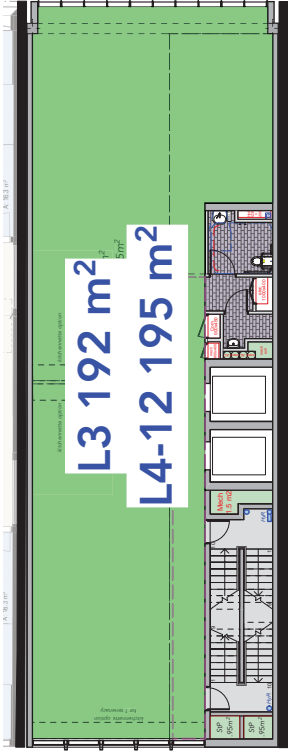
LEVEL B1 (option 1)



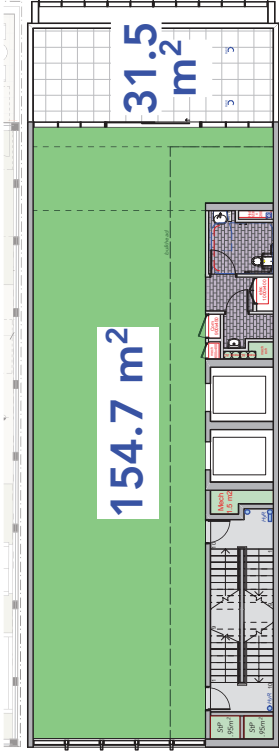
LEVEL GROUND



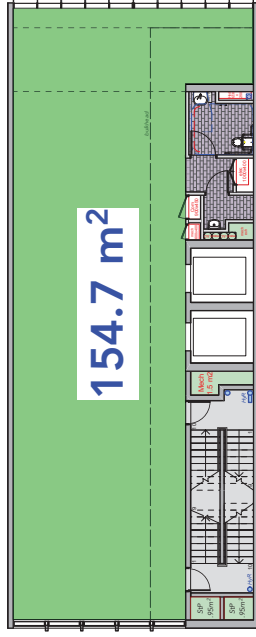
LEVEL 1 + LEVEL 2



LEVEL 3-12



LEVEL 13



LEVEL 14

	lettable area
level B01	2.2 m ²
Ground level retail / commercial	97.1 m ²
Ground level foyer	37 m ²
level 01 retail / commercial	191.5 m ²
level 02	191.5 m ²
level 03	192 m ²
level 04	195 m ²
level 05	195 m ²
level 06	195 m ²
level 07	195 m ²
level 08	195 m ²
level 09	195 m ²
level 10	195 m ²
level 11	195 m ²
level 12	195 m ²
level 13	154.7 m ²
level 14	154.7 m ²
total lettable area	2738.7 m ²
retail / commercial component	288.6 m ²
office component + foyer	2484.9 m ²

PROJECT New Development
 ADDRESS 327-329 George Street Sydney
 CLIENT Ledorli Holdings
 DWG Area Schedule - Lettable Area

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SCALE N.T.S.
 PROJECT NO. STATUS 1707 D
 DIVG NO. + REVISION 902 M

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 DATE BY

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