

# **Attachment B1**

**Selected Drawings**



SJB Architects  
 Level 2, 490 Crown Street  
 Surry Hills NSW  
 2010 Australia  
 T 61 2 9380 9911  
 F 61 2 9380 9922

Project Number: 6304  
 Date: 2023.04.21  
 Client: Stangcorp Pty Ltd

ISSUE FOR SECTION 4.55

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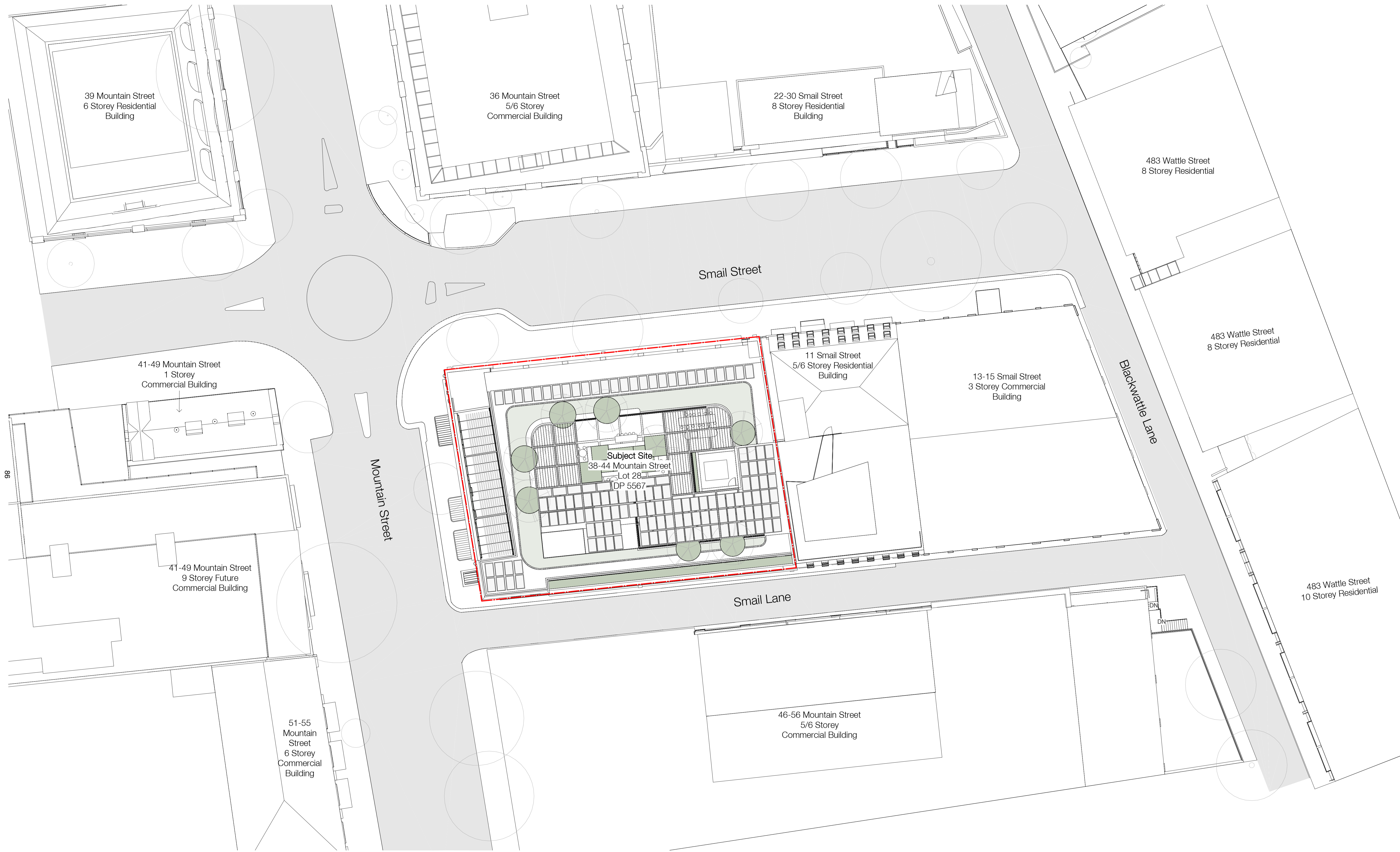
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S4.55 - Schedule of amendments

1. Reconfiguration of retail tenancies.
2. Relocation of fire exit to Small Lane as per BCA advice.
3. Relocation of fire exit to Small Street.
4. Revised bicycle parking numbers, reflecting changes to GFA.
5. Reconfiguration of end of trip facility reflecting changes to bicycle parking numbers.
6. Revised parking numbers.
7. Rearrangement of bin rooms.
8. Revised lift and stair core arrangement.
9. Revised amenities and services arrangement.
10. Revised rooftop terrace landscape layout.
11. Reconfigured plant room, cooling tower with acoustic louvres added.
13. Lift overrun raised to accommodate equipment selection.
14. PV panel layout updated.
15. Colourback glass spandrel panel added.
16. Revised material palette.
17. Louvres added to facilitate mechanical and carpark ventilation.
18. Revised hydrant booster and meter locations on Small Street.
19. Awning design and locations amended for DCP compliance.
20. Level 1 and 2 void extents revised.
21. Level 3 west terrace extents revised, green wall added.
22. Ground level window arrangement to Small Lane revised.
23. GFA calculation updated.
24. Tree canopy coverage noted.
25. Fire pump room FFL revised.
26. Switch and comms room FFL noted.
27. Service vehicle parking allocated.

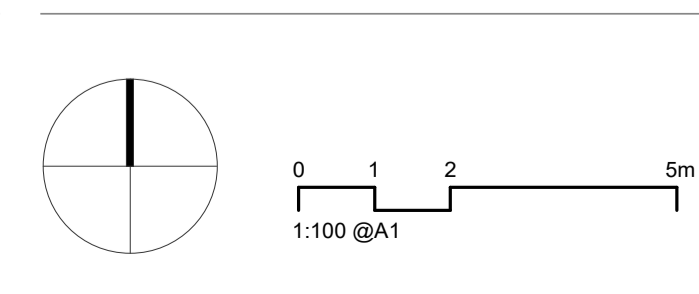






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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
1	12.10.2020	Draft Issue to Consultants	PB	SH
2	28.10.2020	Draft Issue to Consultants	PB	SH
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8	25.08.2021	Revised DA Issue to Council	PB	SC
9	2022.11.10	Issue for S4.55	JS	SC/SH

Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**Site Plan**

Date  
**2022.11.10**

Scale  
**1 : 200**

Sheet Size  
**@ A1**

Drawn  
**PB**

Chk.  
**SH**

Job No.  
**6304**

Drawing No.  
**DA-0101**

Revision  
**/ 9**

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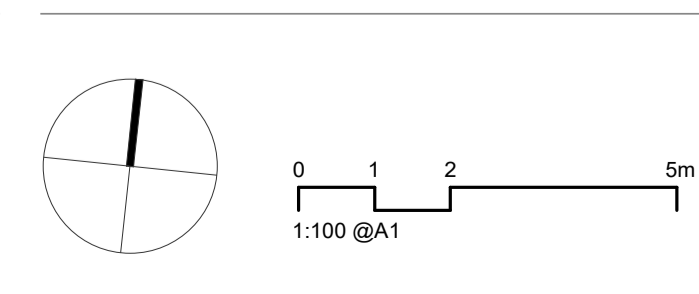
NOTE:  
ALL MECHANICAL & ELECTRICAL EQUIPMENT  
TO BE LOCATED ABOVE FL 6.09 AHD.



Parking Summary	
<b>Car Parking</b>	
Standard Space 2400x5400	8
Small Space 2300x5400	1
Accessible 2400x5400	2
<b>Total</b>	<b>11</b>
<b>Motorcycle Parking</b>	
Total	1
<b>Bike Parking</b>	
Total	34

Refer to schedule of S4.55 amendments on cover page.

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9	28.05.2021	Revised DA Issue to Council	PB	SH
10	25.08.2021	Revised DA Issue to Council	PB	SC
11	10.05.2022	Electrical Switch Room Added	PB	SC
12	2022.11.10	Issue for S4.55	JS	SC/SH
13	2023.02.10	Issue for S4.55 RFI	JS	SC/SH
14	2023.04.21	Issue for S4.55 RFI	JS	SC/SH

Client
Stangcorp Pty Ltd

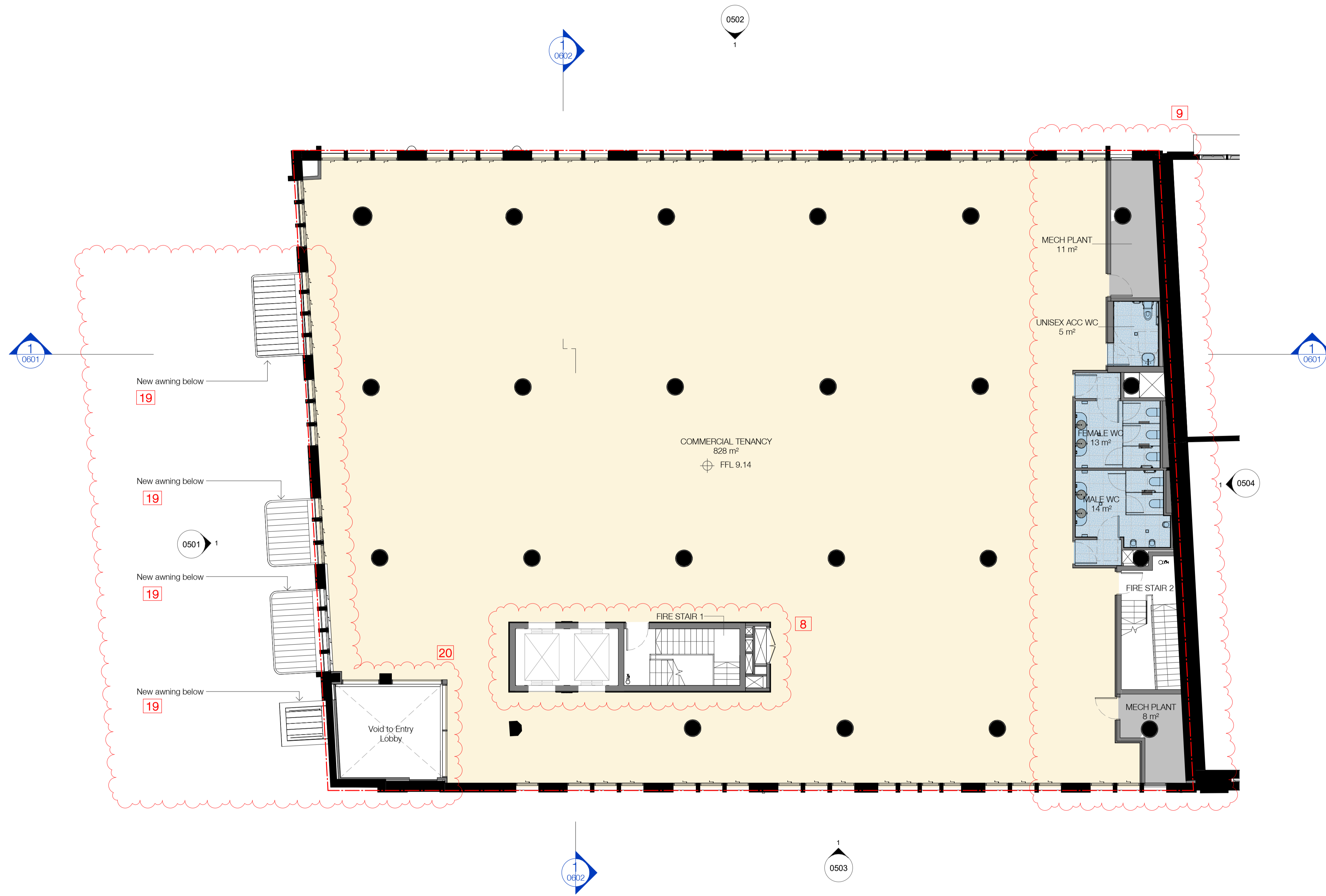
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38-44 Mountain Street Ultimo NSW 2007
Drawing Name
Floor Plan - Ground

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Drawn	Chk.	Job No.
JS	SC/SH	6304
Drawing No.	Revision	
DA-0201	/ 14	

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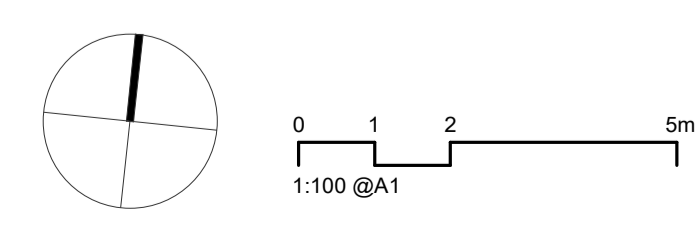
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Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
 Ultimo NSW 2007**

Drawing Name  
**Floor Plan - Level 1**

Date  
**2022.11.10**

Scale  
**1 : 100**

Sheet Size  
**@ A1**

Drawn  
**JS**

Chk.  
**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0202**

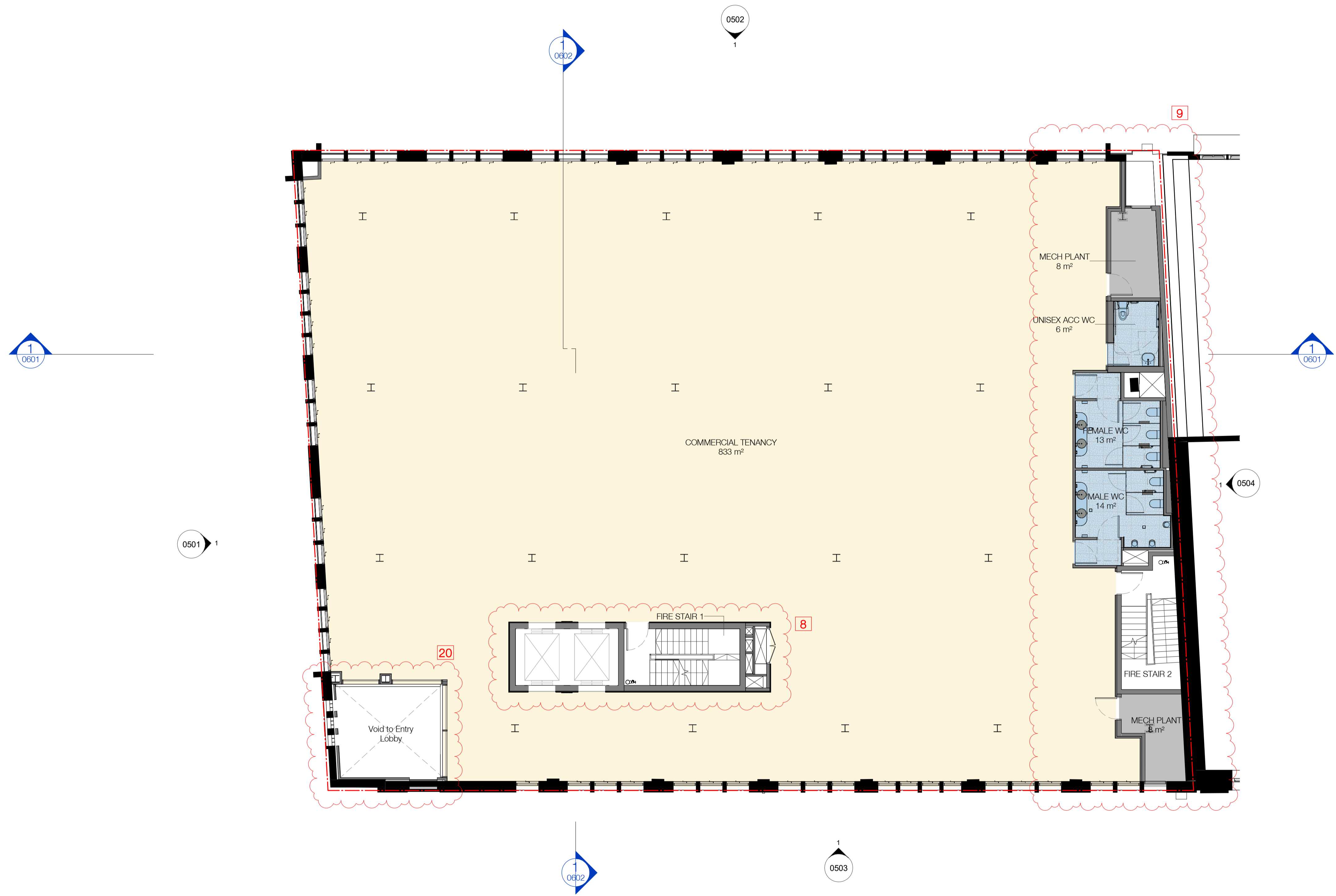
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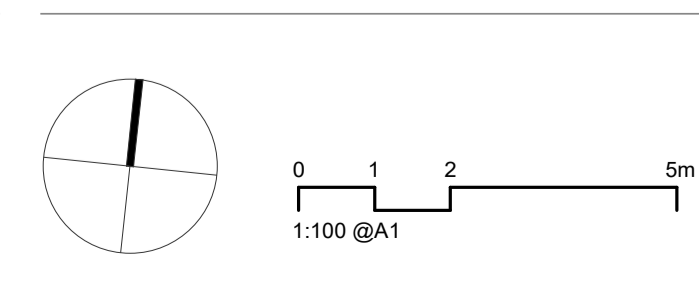






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9	25.08.2021	Revised DA Issue to Council	PB	SC
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Client
Stangcorp Pty Ltd

Project
38-44 Mountain Street Ultimo NSW 2007
Drawing Name
Floor Plan - Level 2

Date	Scale	Sheet Size
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Drawn	Chk.	Job No.
JS	SC/SH	6304
Drawing No.	Revision	
DA-0203	/ 10	

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Green wall to western face of column, recessed from boundary  
Refer to Landscape drawings for details

Shade awnings above shown dashed

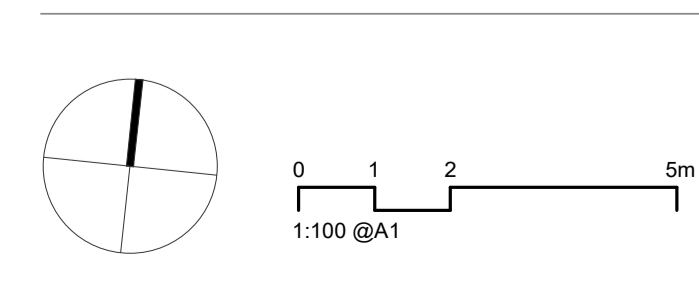
Green wall to back of existing parapet wall  
Refer to Landscape drawings for details

New outdoor terrace behind existing building  
facade with manually operable louvres overhead

Recessed floor tracks to all sliding doors  
on all new floor levels

Refer to schedule of S4.55 amendments on cover page.

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Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**Floor Plan - Level 3**

Date  
**2022.11.10**

Scale  
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Sheet Size  
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**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0204**

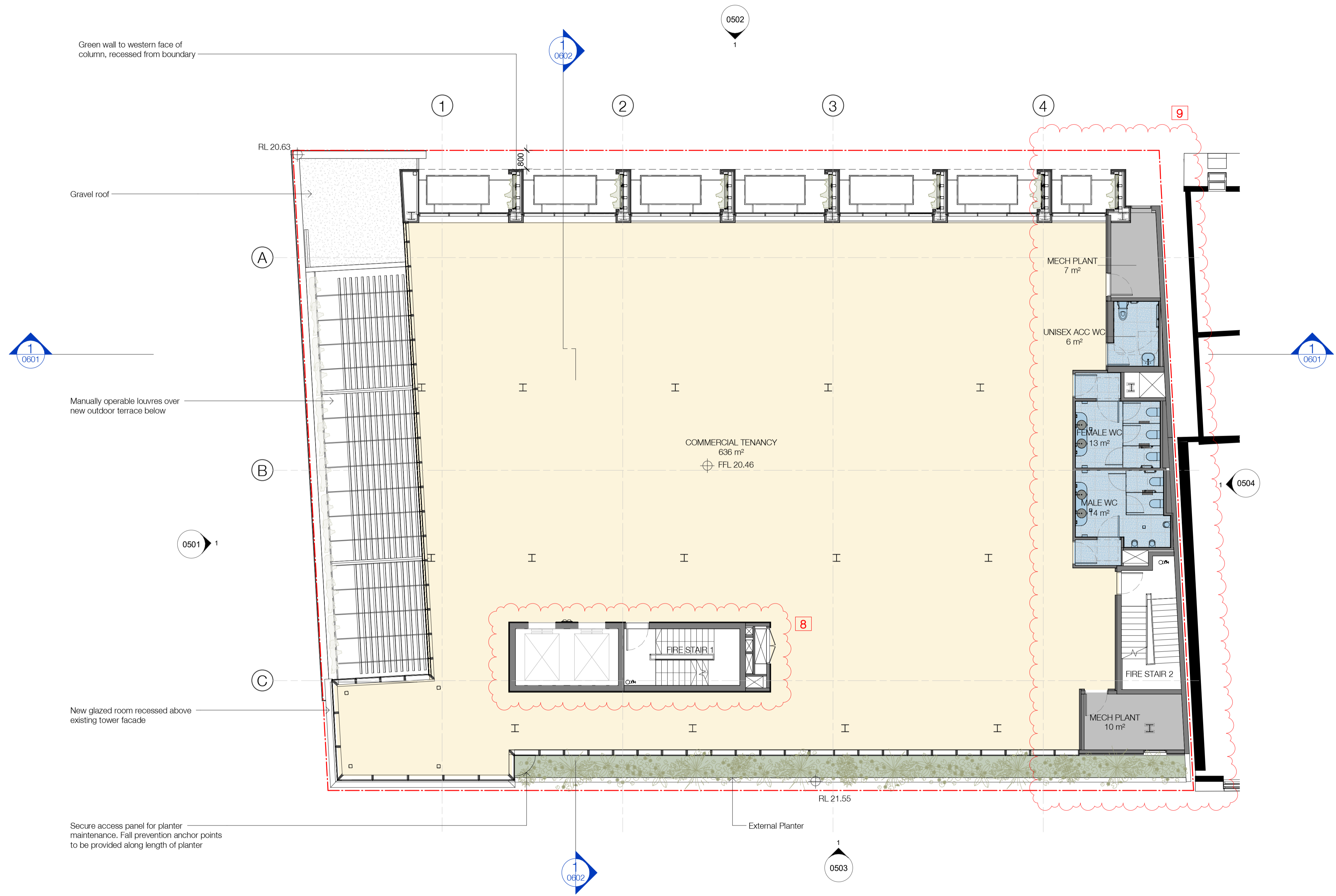
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**/ 10**

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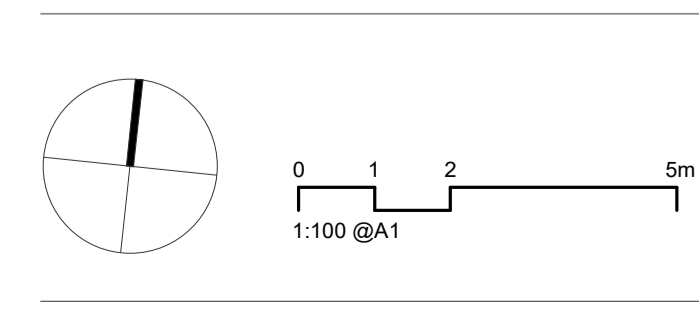






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11	2022.12.14	Issue for S4.55	JS	SC/SH

Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
 Ultimo NSW 2007**  
 Drawing Name  
**Floor Plan - Level 4**

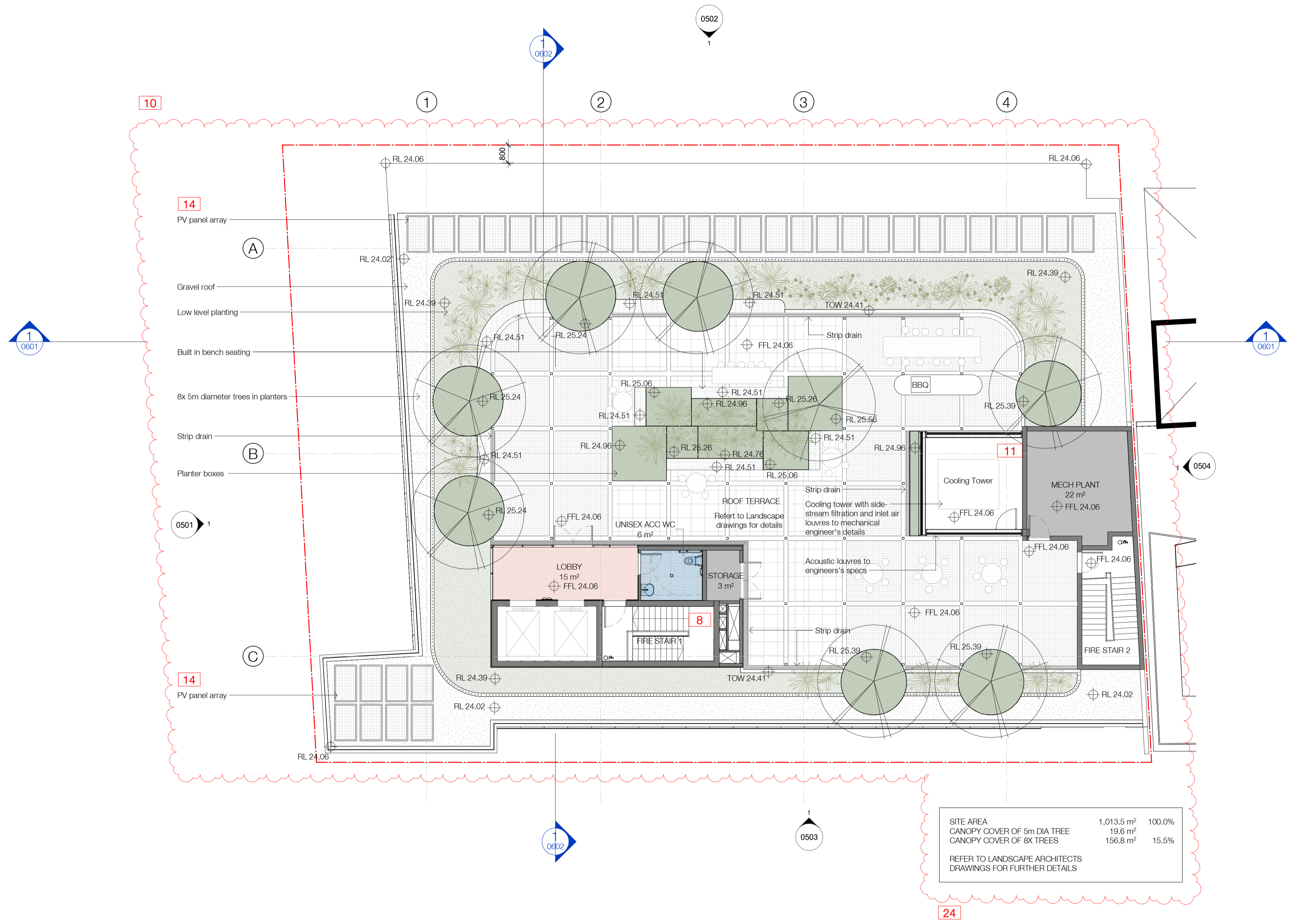
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JS	SC/SH	6304
Drawing No.		Revision
DA-0205		/ 11

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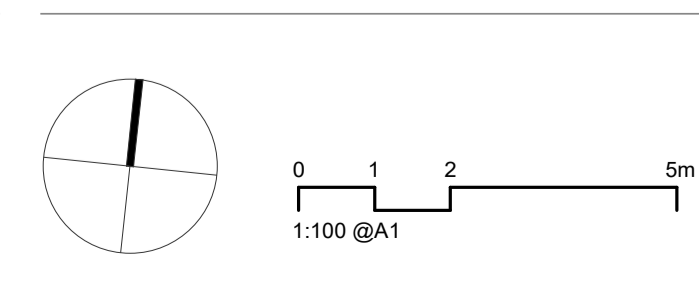






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Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
 Ultimo NSW 2007**  
 Drawing Name  
**Floor Plan - Level 5**

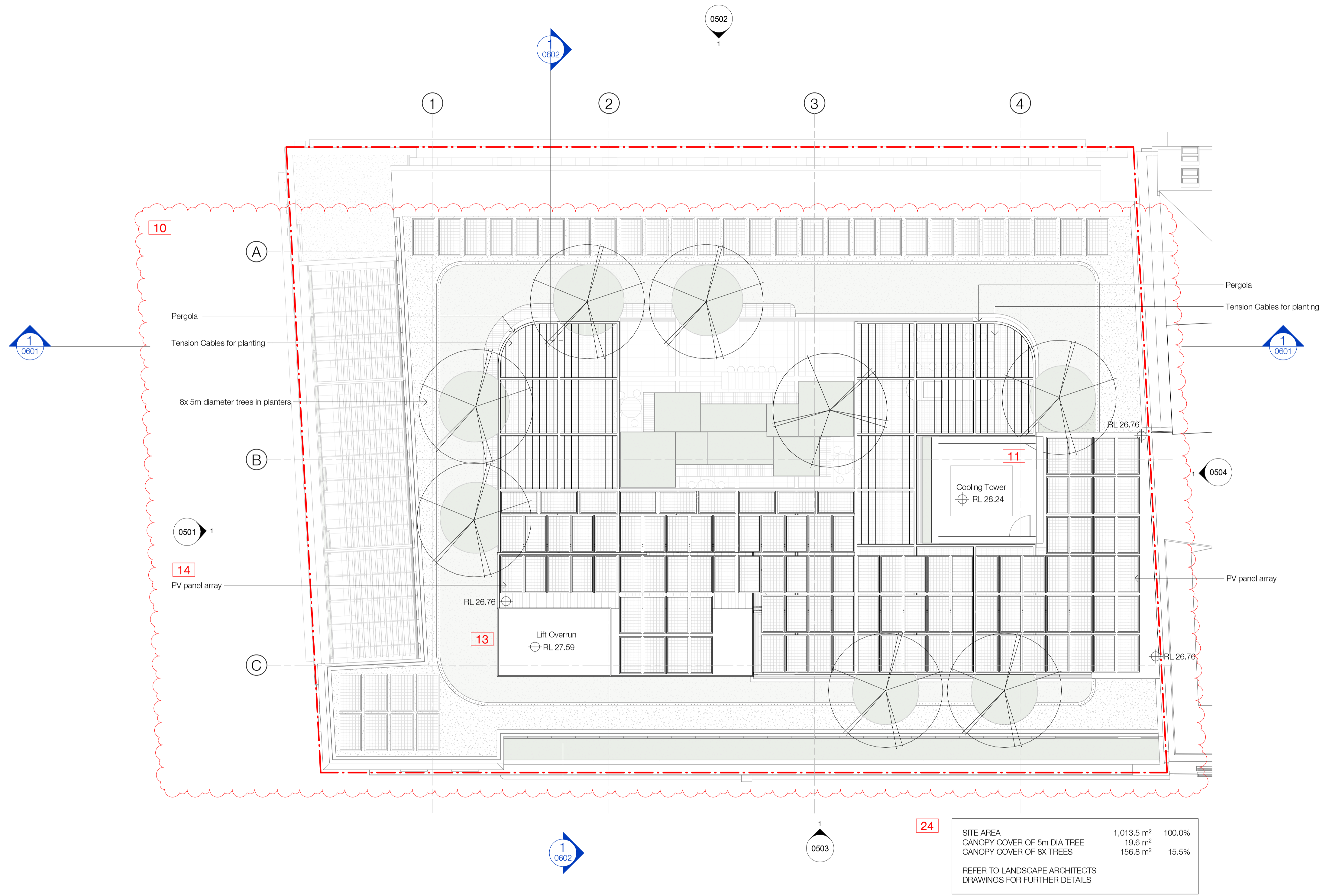
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**JS**  
 Chk.  
**SC/SH**  
 Job No.  
**6304**  
 Drawing No.  
**DA-0206**  
 Revision  
**/ 12**

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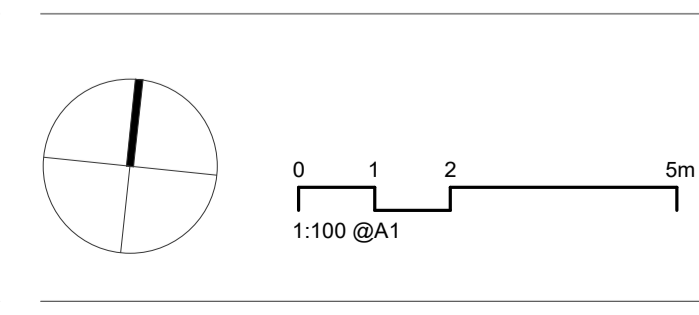


SITE AREA	1,013.5 m <sup>2</sup>	100.0%
CANOPY COVER OF 5m DIA TREE	19.6 m <sup>2</sup>	
CANOPY COVER OF 8X TREES	156.8 m <sup>2</sup>	15.5%

REFER TO LANDSCAPE ARCHITECTS DRAWINGS FOR FURTHER DETAILS

Refer to schedule of S4.55 amendments on cover page.

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Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
 Ultimo NSW 2007**

Drawing Name  
**Floor Plan - Roof**

Date  
**2023.02.24**

Scale  
**1 : 100**

Sheet Size  
**@ A1**

Drawn  
**JS**

Chk.  
**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0207**

Revision  
**/ 11**

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MATERIAL FINISHES

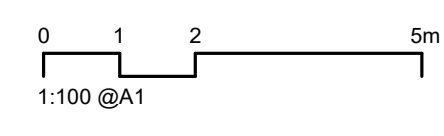
GL1	Clear Glass	P1	Paint Finish 01
GLC	Colourback Glass	P2	Paint Finish 02
GLF	Fritted Glass	P3	Paint Finish 03
GLL	Clear double glazing with integrated louvres	P4	Paint Finish 04
GW	Green Wall	T1	Tile Finish 01
M1	Metal Finish 01	T2	Tile Finish 02
M2	Metal Finish 02	T3	Tile Finish 03
MB	Metal Balustrade		



Refer to schedule of S4.55 amendments on cover page.

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Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**West Elevation**

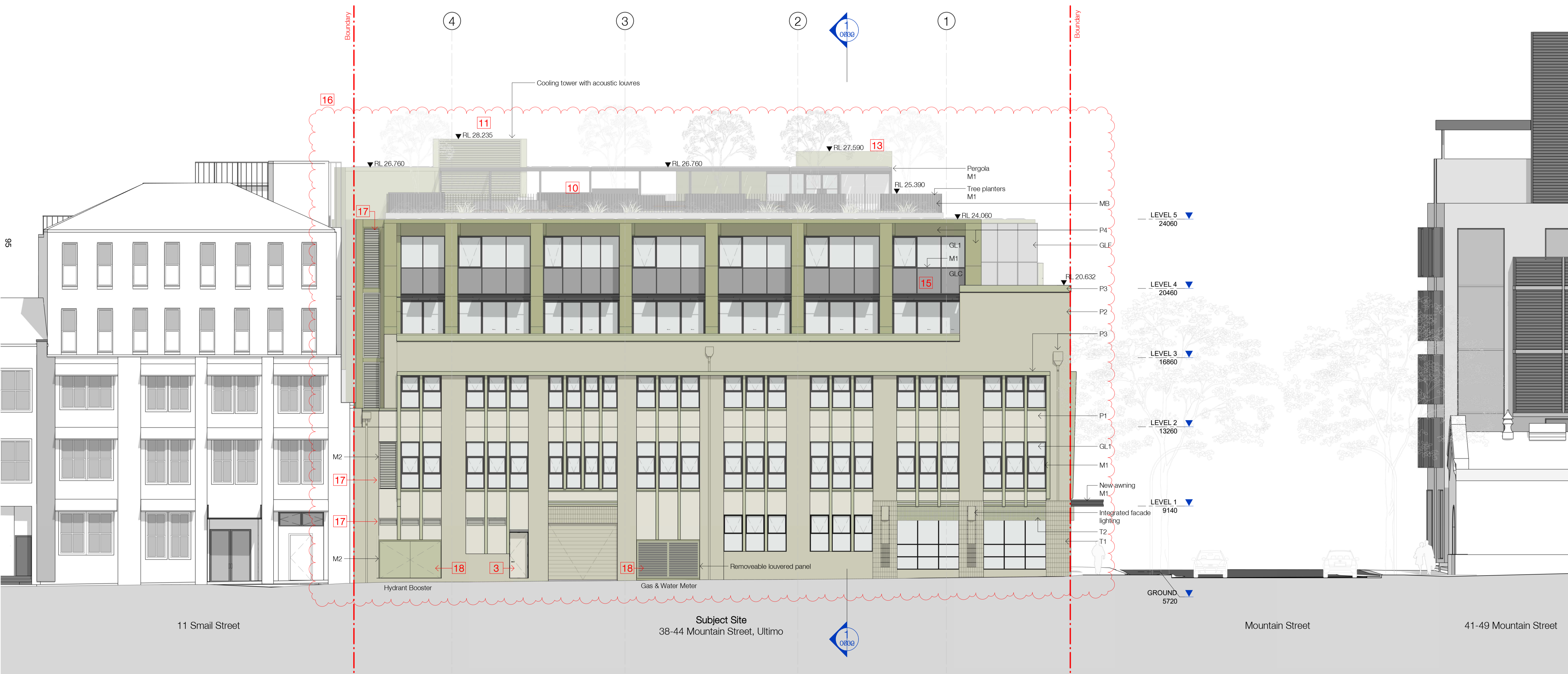
Date	Scale	Sheet Size
2023.04.21	1 : 100	@ A1
Drawn	Chk.	Job No.
JS	SC/SH	6304
Drawing No.		Revision
DA-0501		/ 12

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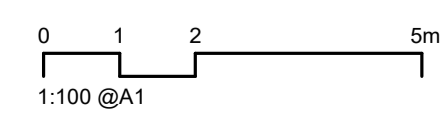


MATERIAL FINISHES			
GL1	Clear Glass	P1	Paint Finish 01
GLC	Colourback Glass	P2	Paint Finish 02
GLF	Fritted Glass	P3	Paint Finish 03
GLL	Clear double glazing with integrated louvres	P4	Paint Finish 04
GW	Green Wall	T1	Tile Finish 01
M1	Metal Finish 01	T2	Tile Finish 02
M2	Metal Finish 02	T3	Tile Finish 03
MB	Metal Balustrade		



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 Nominated Architects: Adam Haddow-7188 | John Pradel-7004



Rev	Date	Revision	By	Chk.
2	28.10.2020	Draft Issue to Consultants	PB	SH
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7	16.04.2021	Revised DA Issue to Council	PB	SH
8	29.05.2021	Revised DA Issue to Council	PB	SH
9	25.08.2021	Revised DA Issue to Council	PB	SC
10	2022.11.10	Issue for S4.55	JS	SC/SH
11	2023.02.24	Issue for S4.55 RFI	JS	SC/SH

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Project  
**38-44 Mountain Street  
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Drawing Name  
**North Elevation**

Date  
**2023.02.24**

Scale  
**1 : 100**

Sheet Size  
**@ A1**

Drawn  
**JS**

Chk.  
**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0502**

Revision  
**/ 11**

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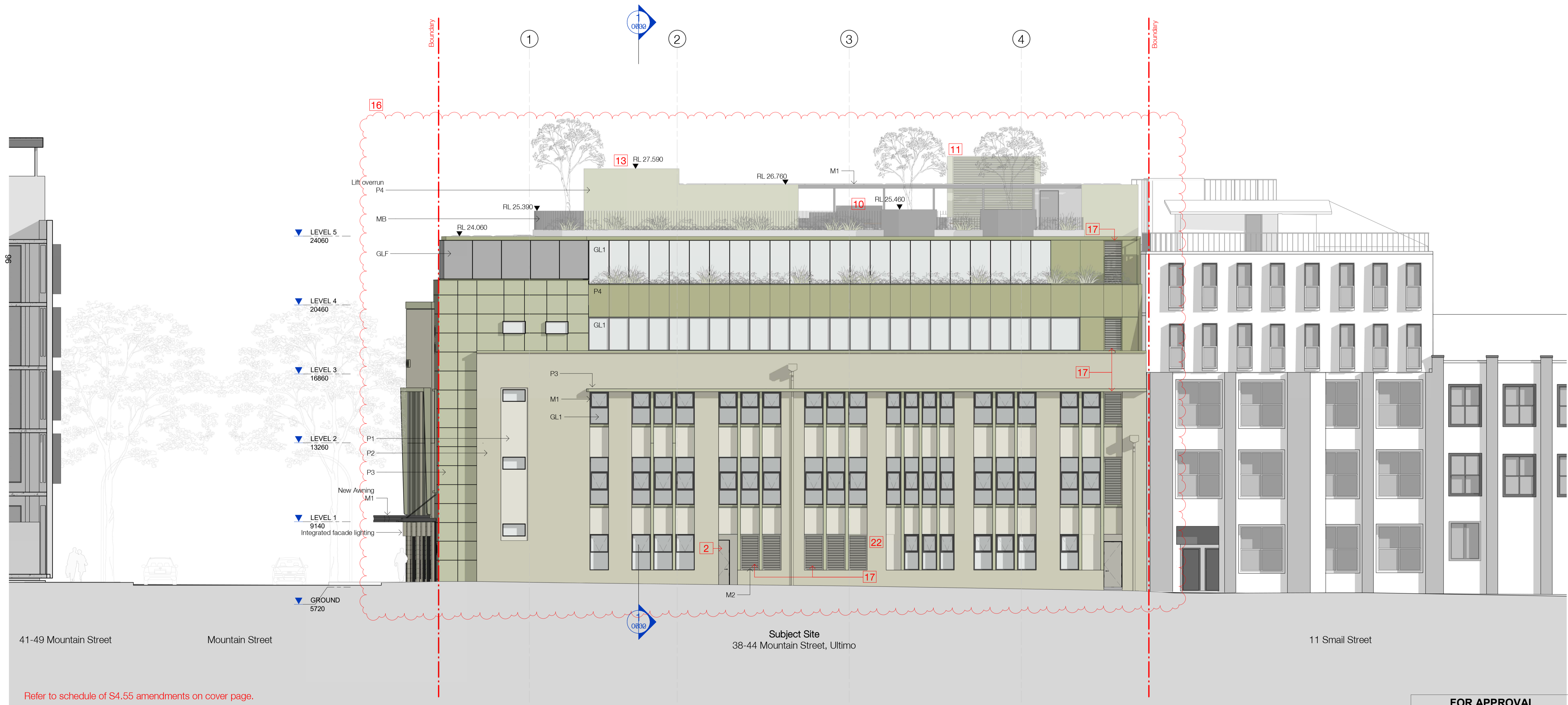
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16

### MATERIAL FINISHES

GL1	Clear Glass	P1	Paint Finish 01
GLC	Colourback Glass	P2	Paint Finish 02
GLF	Fritted Glass	P3	Paint Finish 03
GLL	Clear double glazing with integrated louvres	P4	Paint Finish 04
GW	Green Wall	T1	Tile Finish 01
M1	Metal Finish 01	T2	Tile Finish 02
M2	Metal Finish 02	T3	Tile Finish 03
MB	Metal Balustrade		

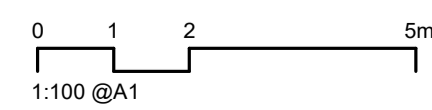


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Nominated Architects: Adam Haddow-7188 | John Pradel-7004



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9	2022.11.10	Issue for S4.55	JS	SC/SH
10	2023.02.24	Issue for S4.55 RFI	JS	SC/SH

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Drawing Name  
**South Elevation**

Date  
**2023.02.24**

Scale  
**1 : 100**

Sheet Size  
**@ A1**

Drawn  
**JS**

Chk.  
**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0503**

Revision  
**/ 10**

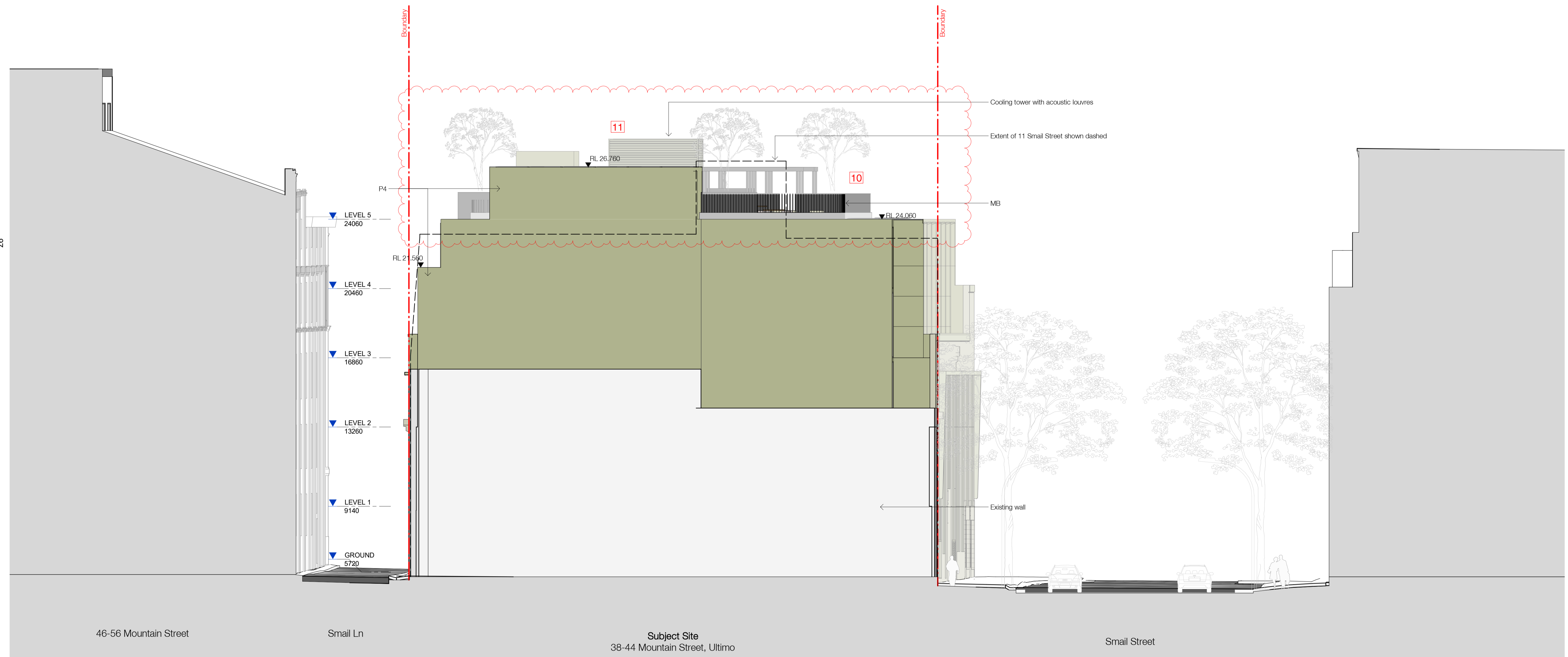
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MATERIAL FINISHES

GL1	Clear Glass	P1	Paint Finish 01
GLC	Colourback Glass	P2	Paint Finish 02
GLF	Fritted Glass	P3	Paint Finish 03
GLL	Clear double glazing with integrated louvres	P4	Paint Finish 04
GW	Green Wall	T1	Tile Finish 01
M1	Metal Finish 01	T2	Tile Finish 02
M2	Metal Finish 02	T3	Tile Finish 03
MB	Metal Balustrade		

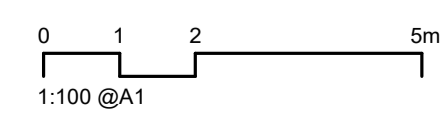


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10	2023.02.24	Issue for S4.55 RFI	JS	SC/SH

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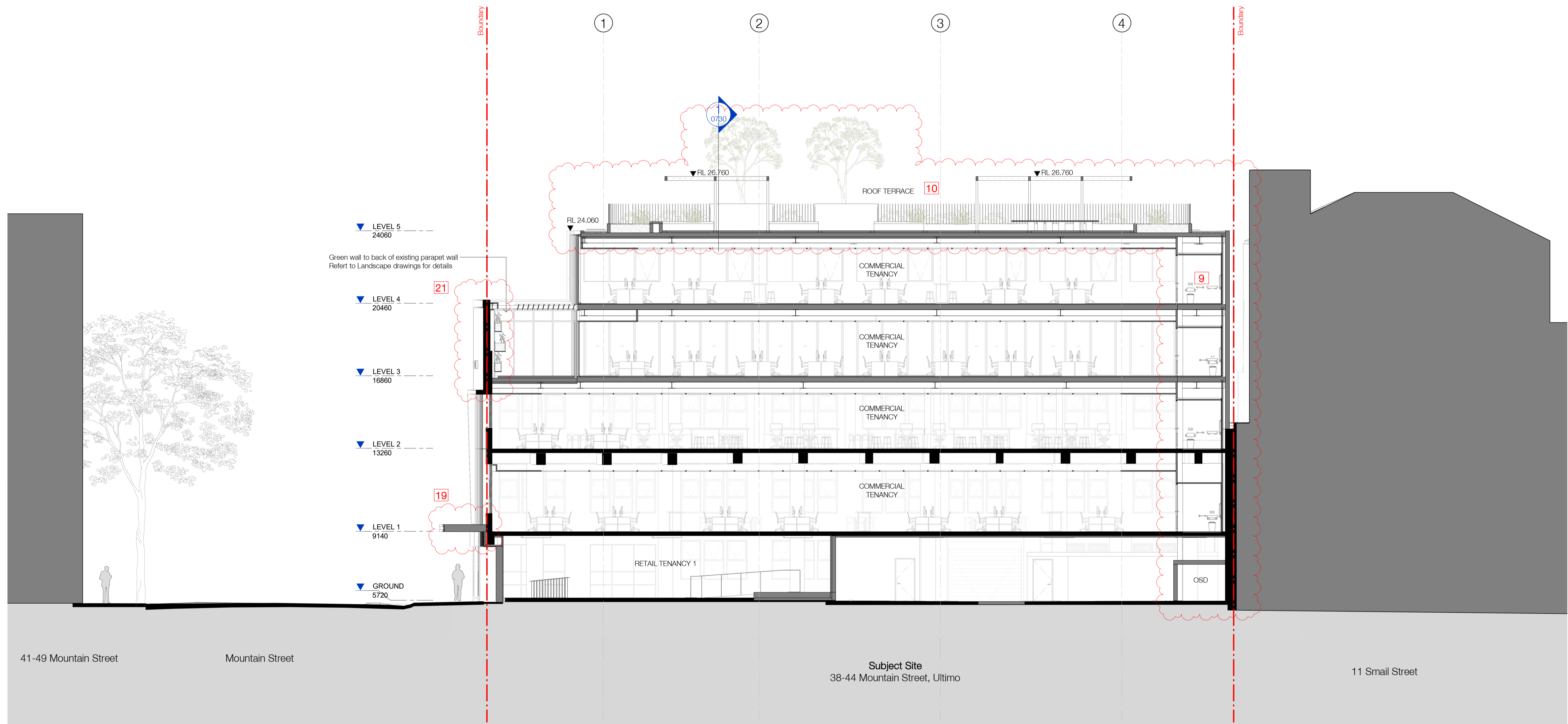
Drawing Name  
**East Elevation**

Date	Scale	Sheet Size
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Drawn	Chk.	Job No.
JS	SC/SH	6304
Drawing No.		Revision
DA-0504		/ 10

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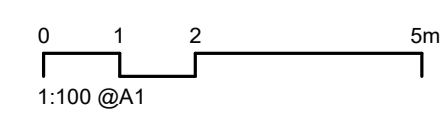




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**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**Section A**

Date  
**2023.04.21**

Scale  
**1 : 100**

Sheet Size  
**@ A1**

Drawn  
**JS**

Chk.  
**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0601**

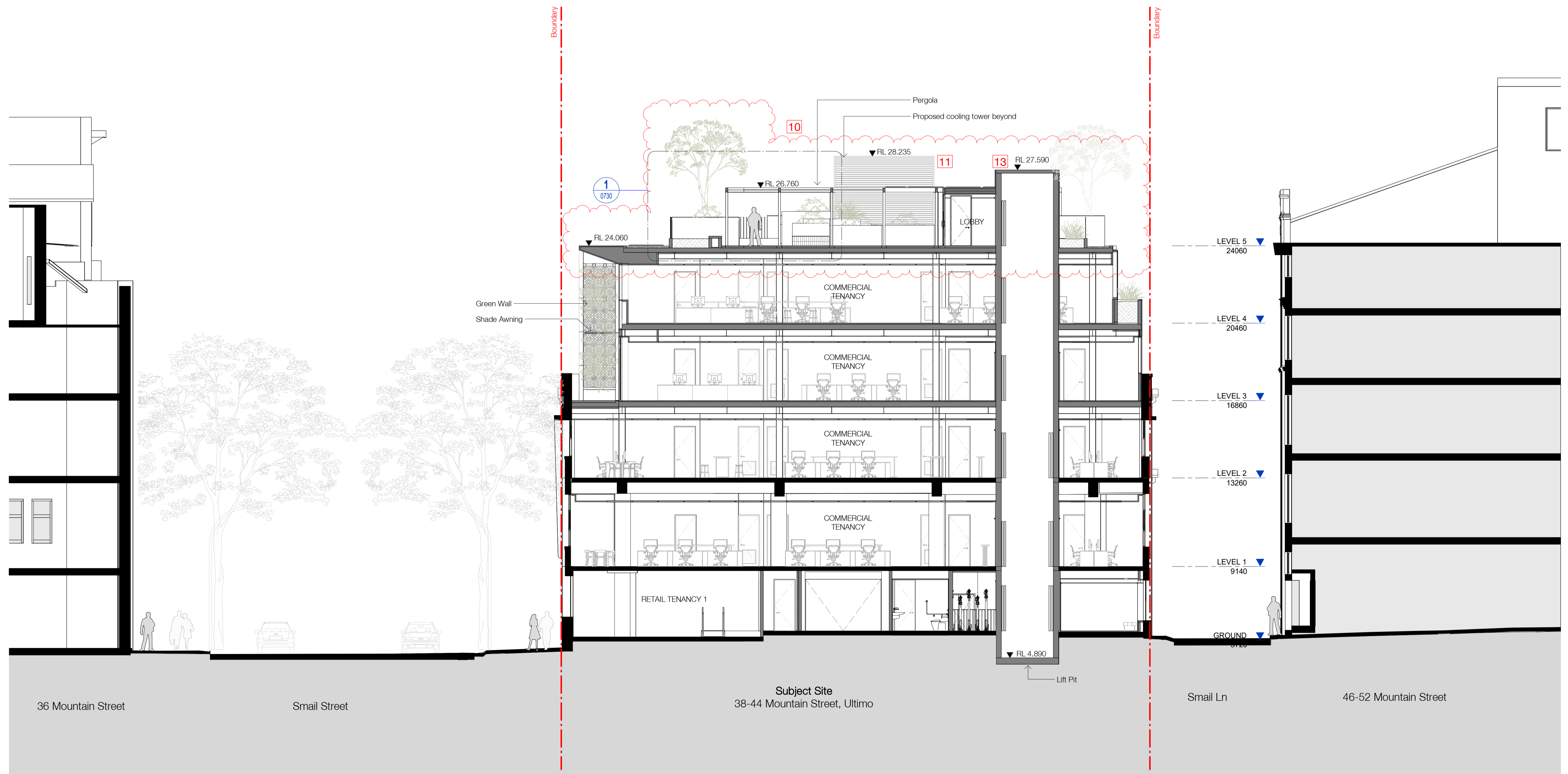
Revision  
**/ 11**

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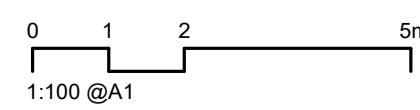






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8	29.05.2021	Revised DA Issue to Council	PB	SH
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10	2022.11.10	Issue for S4.55	JS	SC/SH
11	2023.04.21	Issue for S4.55 RFI	JS	SC/SH

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Project  
**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**Section B**

Date  
**2023.04.21**

Scale  
**1 : 100**

Sheet Size  
**@ A1**

Drawn  
**JS**

Chk.  
**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0602**

Revision  
**/ 11**

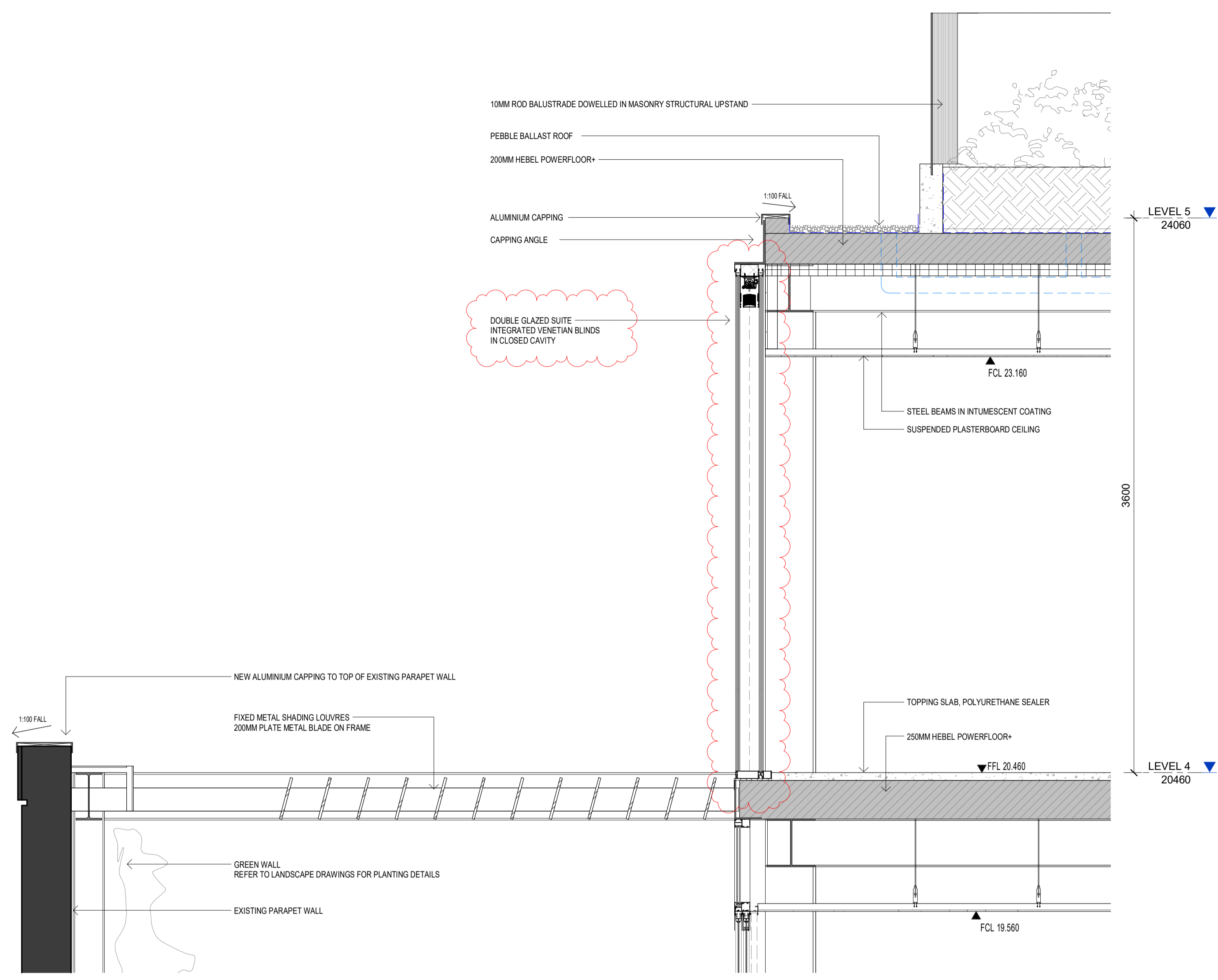
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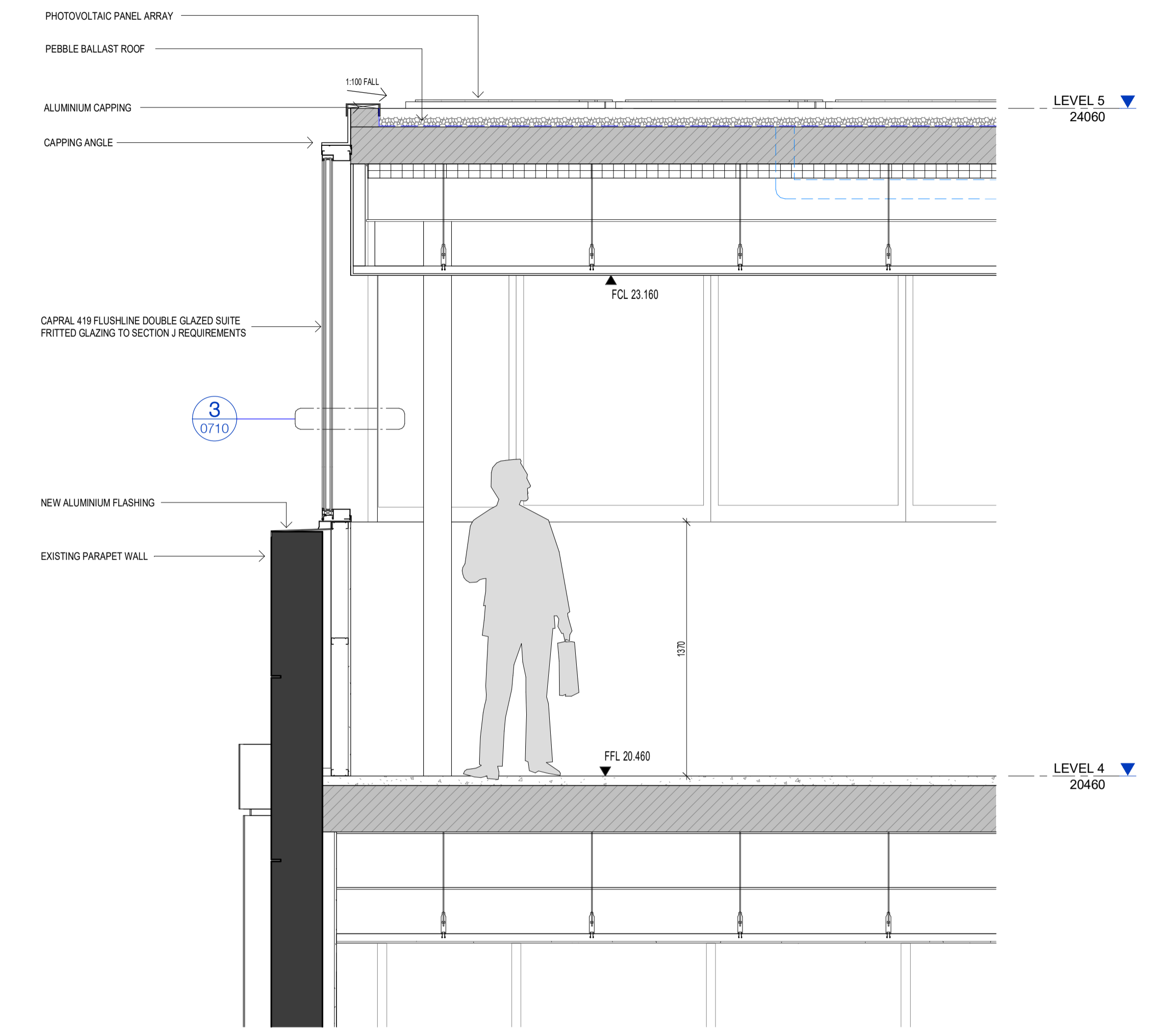




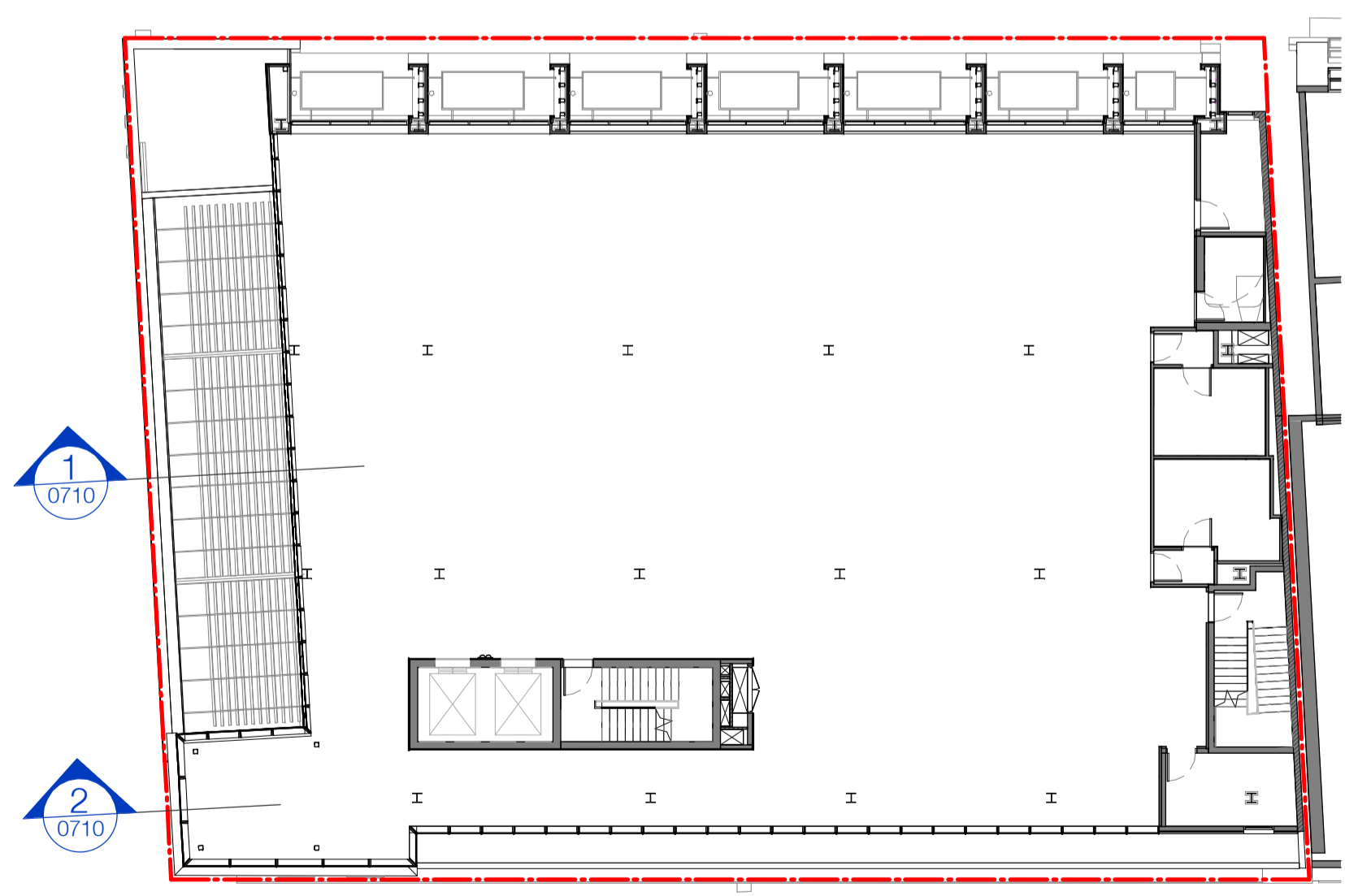
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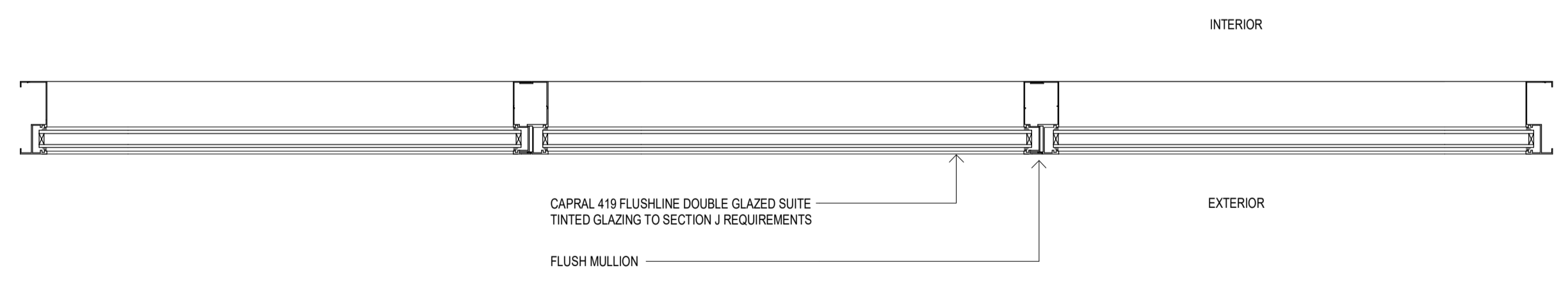
**1 SECTION**  
Glass Box Detail 01  
SCALE 1 : 20



**2 SECTION**  
Glass Box Detail 02  
SCALE 1 : 20



**3 PLAN**  
Glass Box Key Plan - Level 4  
SCALE 1 : 200



**3 PLAN**  
Glass Box Detail 03 - Typical Detail Plan  
SCALE 1 : 10

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Rev	Date	Revision	By	Chk.
1	2022.12.19	Issue for Information	JS	SC/SH
2	2023.02.10	Issue for S4.55 RFI	JS	SC/SH
3	2023.04.21	Issue for S4.55 RFI	JS	SC/SH

Client  
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Project  
**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**Glass Box Detail**

Date  
**2023.04.21**

Scale  
**As indicated**

Sheet Size  
**@ A1**

Drawn  
**JS**

Chk.  
**SC/SH**

Job No.  
**6304**

Drawing No.  
**DA-0710**

Revision  
**/ 3**

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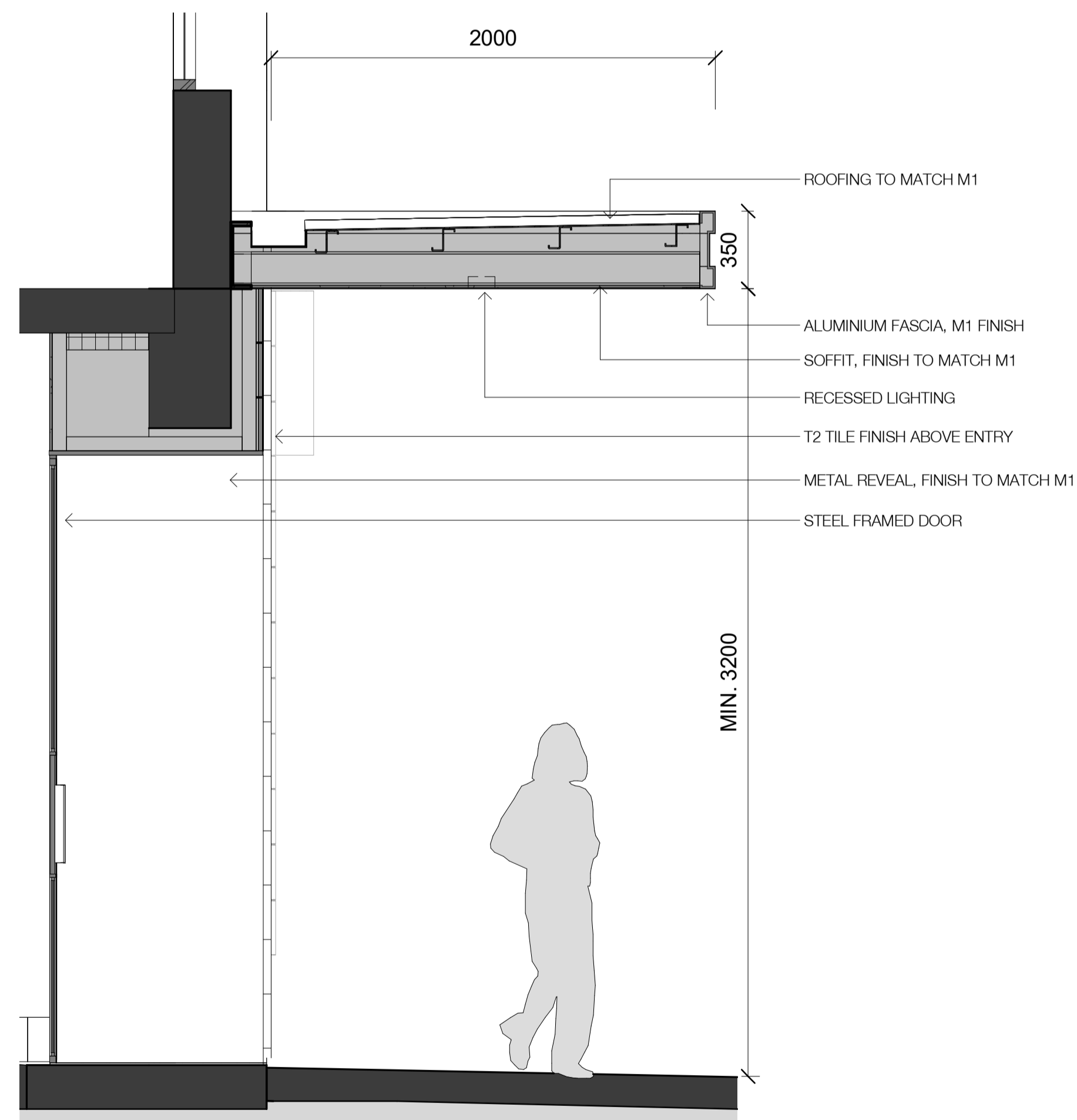
LEVEL 2  
13260

LEVEL 1  
9140

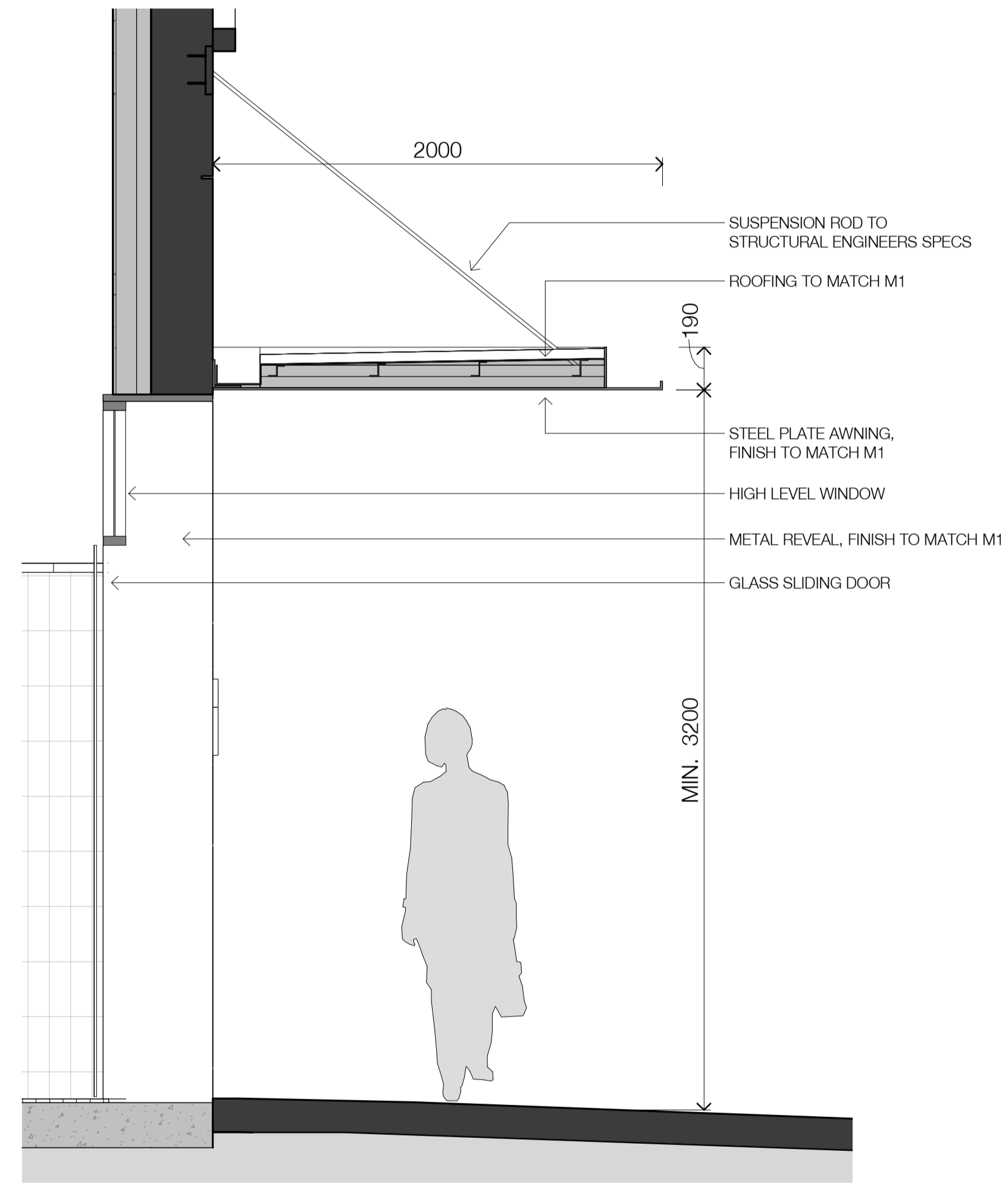
GROUND  
5720



1 ELEVATION  
West Elevation - Awnings  
SCALE 1:50



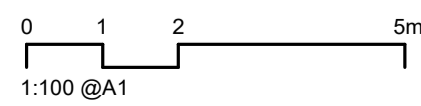
2 SECTION  
Retail Entry Awning - Typical  
SCALE 1:20



3 SECTION  
Lobby Entry Awning  
SCALE 1:20

101

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Rev	Date	Revision	By	Chk.
1	2023.02.10	Issue for S4.55 RFI	JS	SC/SH

Client  
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Project  
**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**Awning Detail**

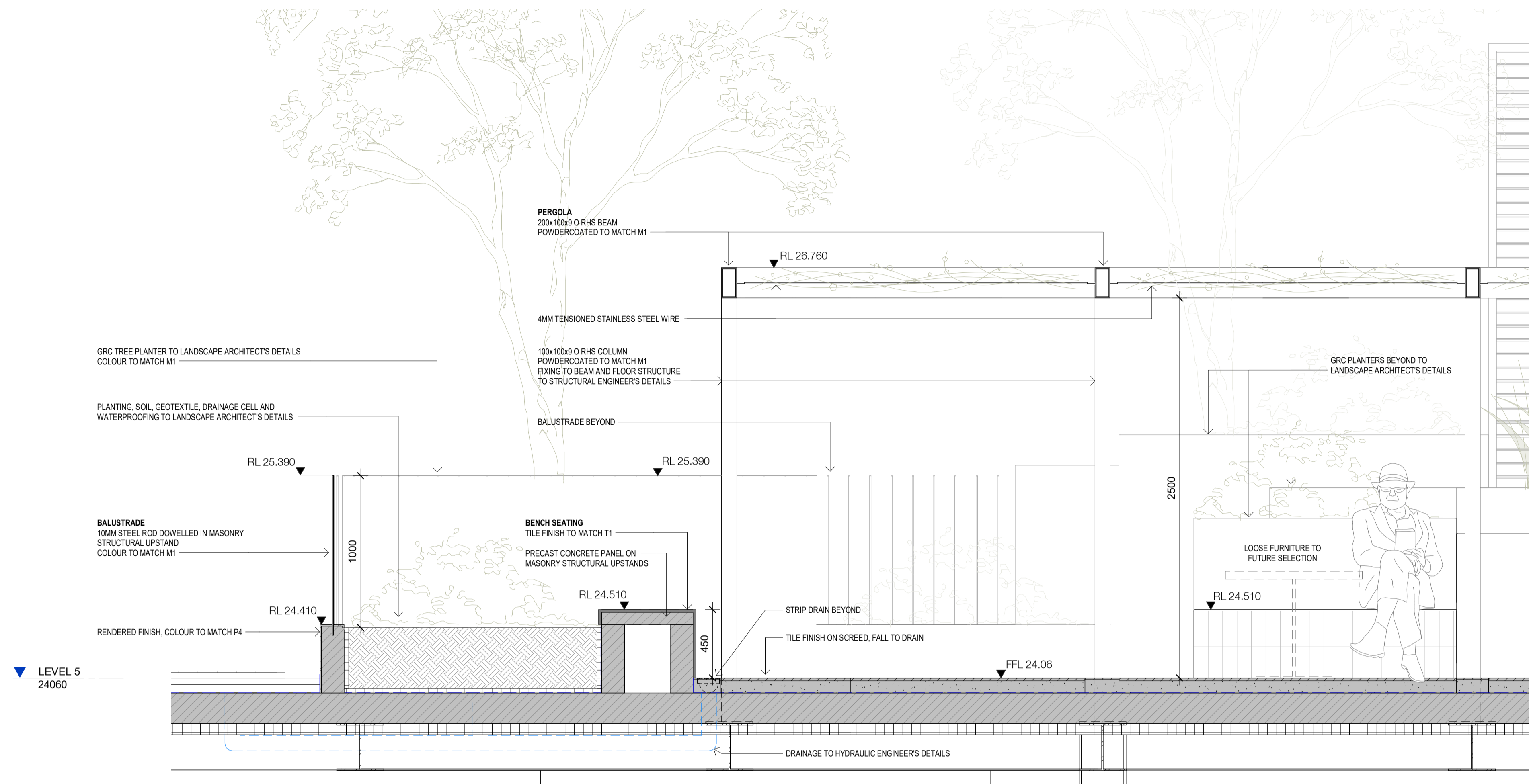
Date	Scale	Sheet Size
2023.02.10	As indicated	@ A1
Author	Checker	6304
Drawing No.	Revision	
DA-0720	/ 1	

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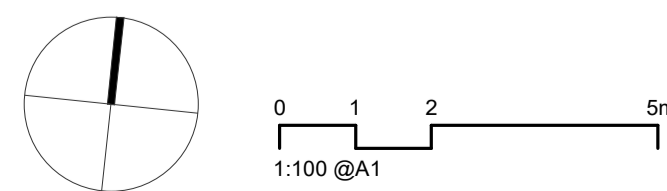




**SECTION**  
**Roof Terrace - Detail Section**  
 SCALE 1 : 20

102

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 Ultimo NSW 2007**

Drawing Name  
**Roof Terrace Details**

Date	Scale	Sheet Size
2023.04.21	1 : 20	@ A1
Drawn	Chk.	Job No.
JS	SC/SH	6304
Drawing No.		Revision
DA-0730		/ 1

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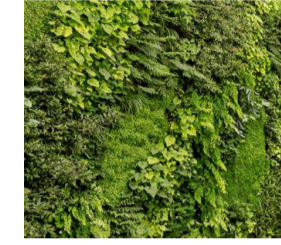
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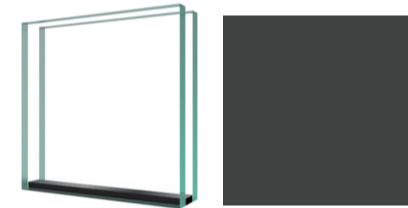
**P4**  
COMPRESSED FIBRE CEMENT CLADDING  
WITH EXPRESSED JOINTS  
MANUFACTURER : GENESIS  
COLOUR: JADE



**GW**  
GREEN WALL



**GL1**  
CLEAR GLASS TO SECTION J U-VALUE AND  
SHGC REQUIREMENTS  
**GLC**  
COLOURBACK GLASS  
**M1**  
METAL FINISH TO DOOR, WINDOW AND  
SHADING FRAMES  
COLOUR: DULUX MONUMENT



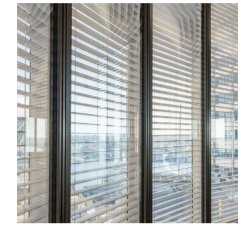
**GL1**  
CLEAR GLASS TO SECTION J U-VALUE  
AND SHGC REQUIREMENTS  
**M1**  
METAL FINISH TO WINDOW FRAMES  
COLOUR: DULUX MONUMENT



**M2**  
PAINTED METAL FINISH  
COLOUR: TO MATCH P3



**MB**  
METAL VERTICAL ROD BALUSTRADE  
COLOUR TO MATCH M1



**GLL**  
CLEAR DOUBLE GLAZING TO SECTION J  
REQUIREMENTS WITH INTEGRATED  
LOUVRES IN CLOSED CAVITY



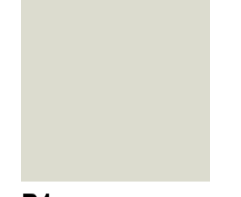
**GLF**  
FRITTED GLASS TO SECTION J U-VALUE AND  
SHGC REQUIREMENTS  
DARK GREY ALUMINIUM FRAME TO MATCH M1



**P3**  
PAINTED FINISH ON EXISTING WALL  
COLOUR: DULUX STILL



**P2**  
PAINTED FINISH ON EXISTING WALL  
AND FACADE ELEMENTS  
COLOUR: DULUX SERENA



**P1**  
PAINTED FINISH ON EXISTING WALL  
COLOUR: DULUX SERENA HALF



**M1**  
METAL FINISH TO AWNING  
COLOUR: DULUX MONUMENT



**T1**  
GLAZED GREEN  
RECTANGULAR TILE  
240mm X 90mm



**T2**  
CONVEX GLAZED  
GREEN TILE  
240mm X 60mm



**T3**  
CONVEX GLAZED  
GREEN TILE  
240mm X 40mm

**MATERIAL FINISHES**

GL1	Clear Glass	P1	Paint Finish 01
GLC	Colourback Glass	P2	Paint Finish 02
GLF	Fritted Glass	P3	Paint Finish 03
GLL	Clear double glazing with integrated louvres	P4	Paint Finish 04
GW	Green Wall	T1	Tile Finish 01
M1	Metal Finish 01	T2	Tile Finish 02
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MB	Metal Balustrade		

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Client  
**Stangcorp Pty Ltd**

Project  
**38-44 Mountain Street  
Ultimo NSW 2007**

Drawing Name  
**External Finishes**

Date	Scale	Sheet Size
2023.04.21	As indicated	@ A1
JS	SC/SH	6304
DA-3301		/ 5

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