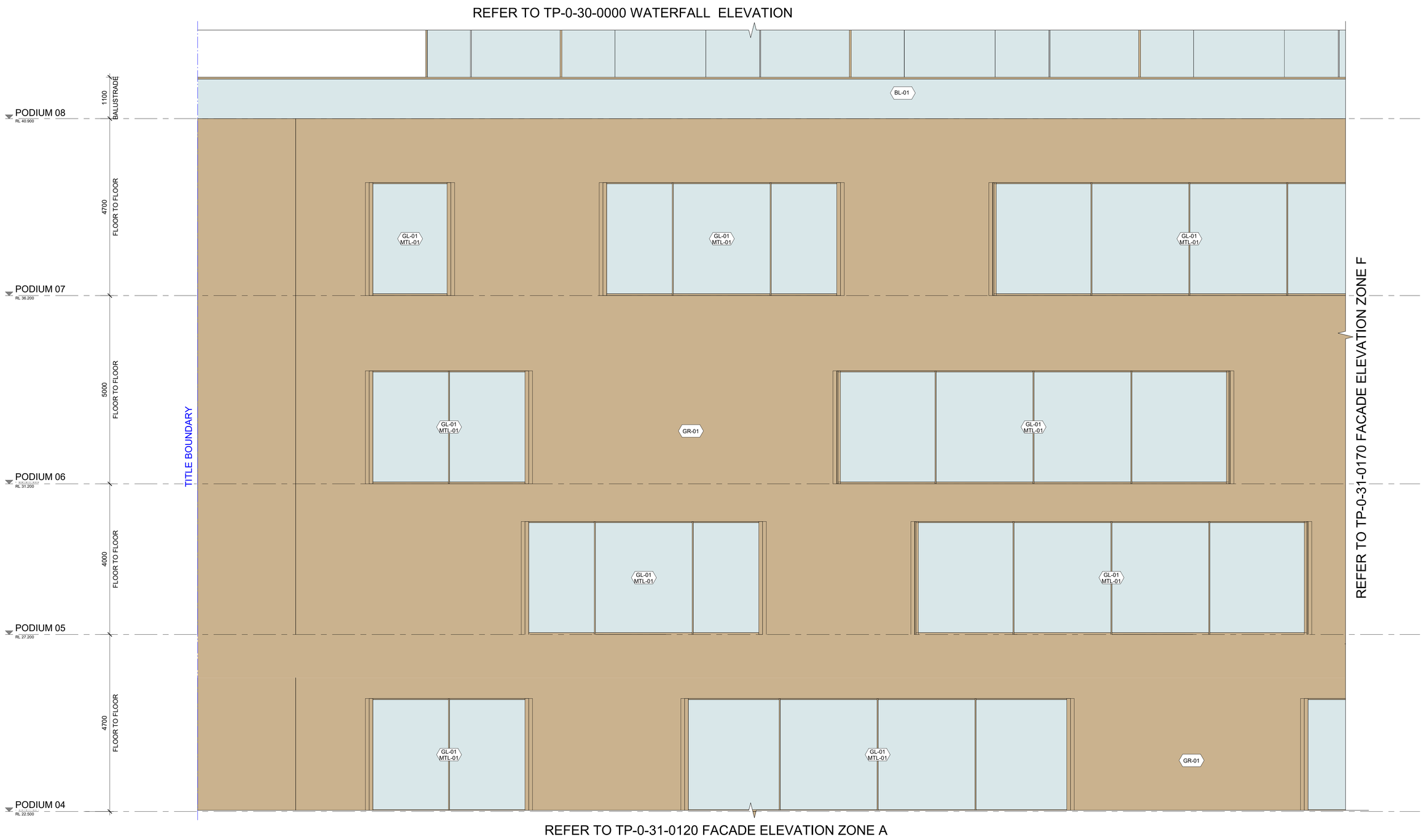
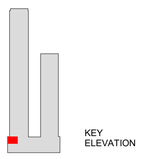
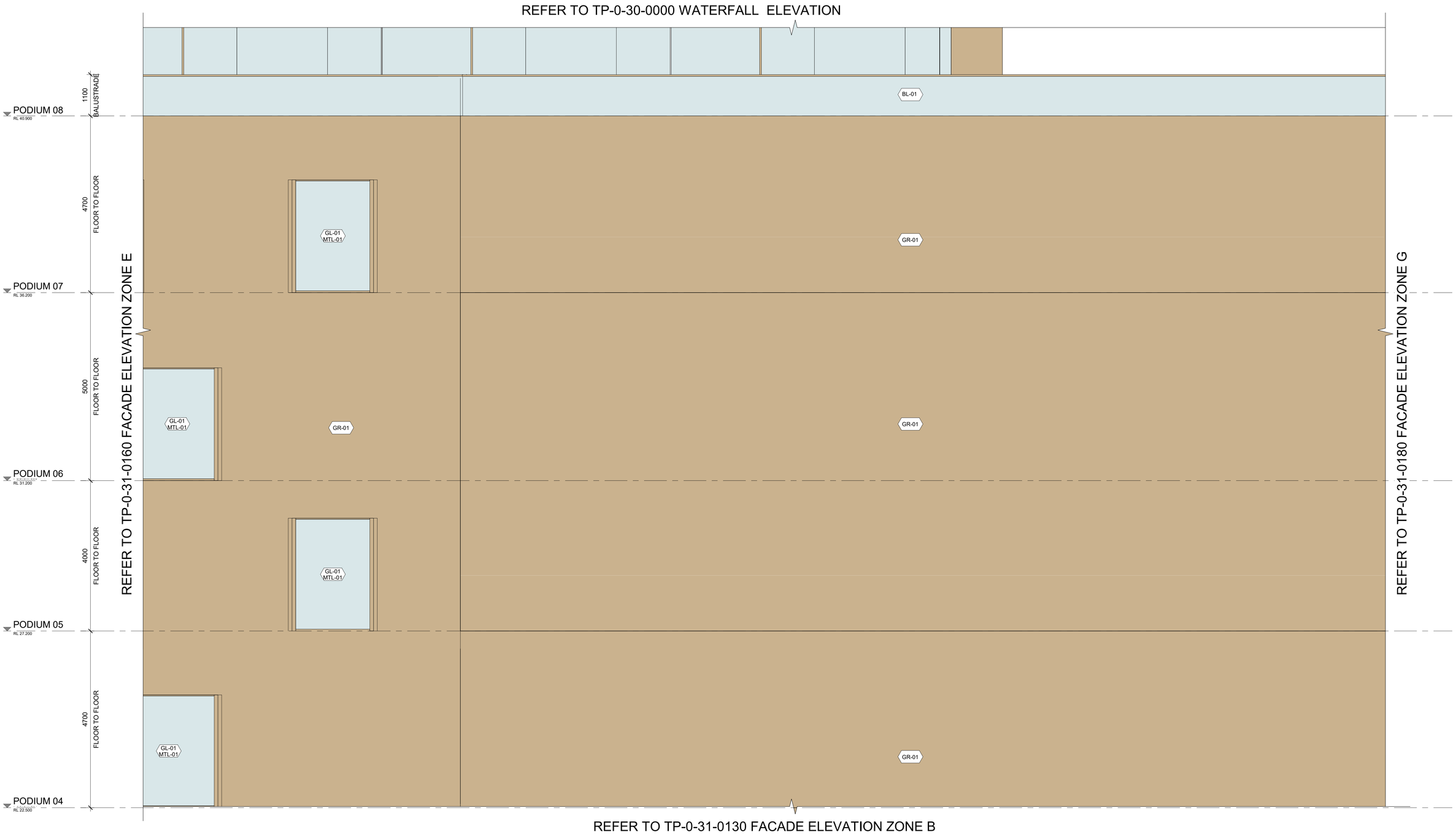


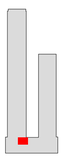


GL-01	LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-02	LOW-E SILVER TINTED FACADE SYSTEM DOUBLE GLAZING / INSULATED PANEL
GL-03	CONCERTINA DOUBLE GLAZED FACADE
GL-04	DOUBLE GLAZED LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-05	COLORBACK GLAZING & DOORS MATCHED WITH GL-01
FC-01	ALUMINIUM FINS - LIGHT WARM COLOUR COMPOSITE
MTL-01	ALUMINIUM MULLIONS - LIGHT WARM COLOUR
MTL-02	ALUMINIUM LOUVERS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-03	ALUMINIUM SCREENS & LAMELLAS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-04	ALUMINIUM TILT DOOR - LIGHT WARM COLOR
CT-01	TERRACOTA TILES / CERAMIC - SPINE INNER FRAME CLADDING
GR-01	SOLID ALUMINIUM PANELS - SPINE OUTER FRAME
GR-02	GREEN WALL - SOLID ALUMINIUM PANELS BEYOND
BL-01	GLASS BALUSTRADE

Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
118 CITY ROAD	**FACADE ELEVATIONS ZONE E - WATERFALL LANE**	**TP-0-31-0160**	**2**	**21/11/19**	**1 : 50 @ A1**

UNS / COX



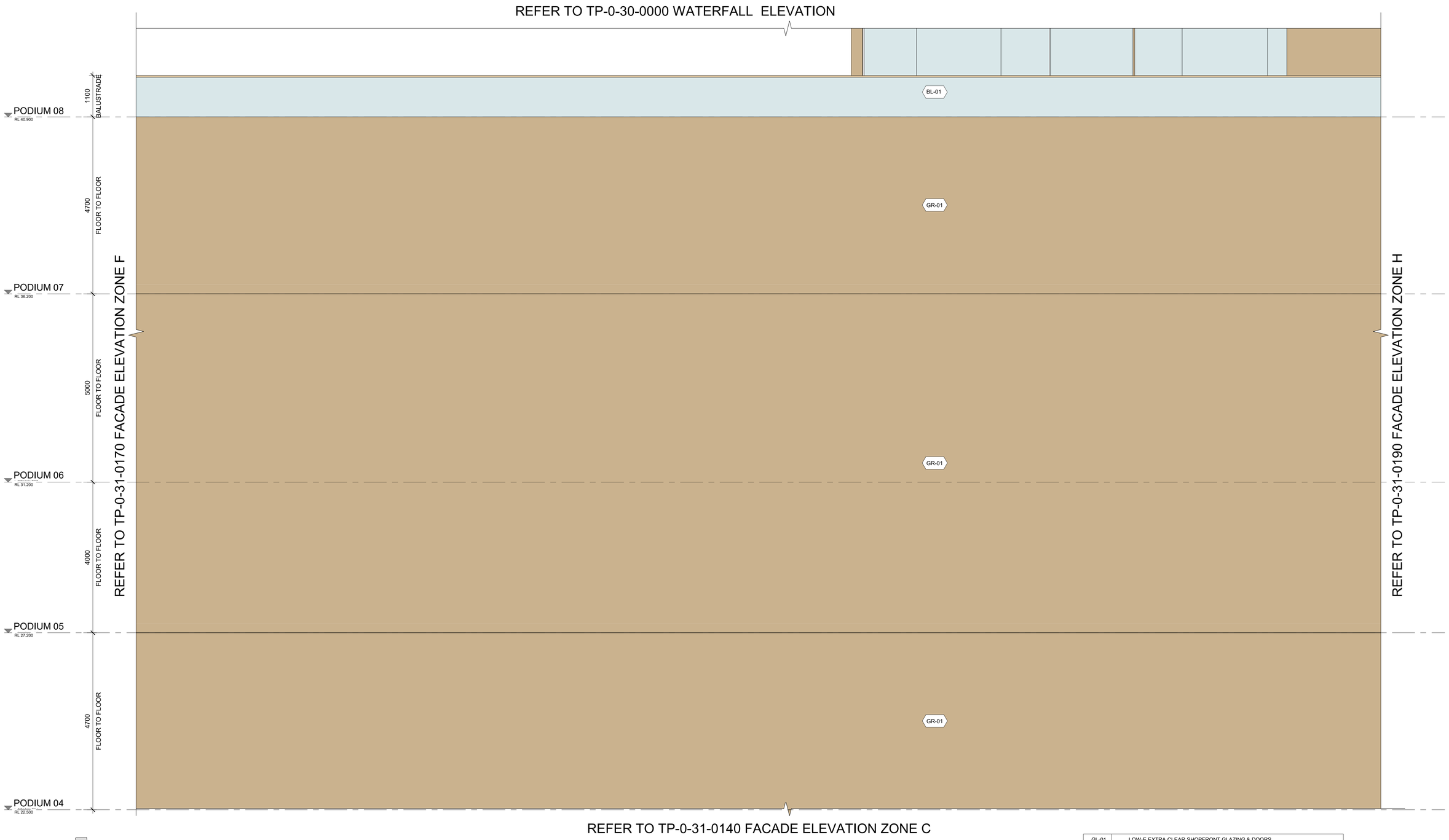


KEY
ELEVATION

GL-01	LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-02	LOW-E SILVER TINTED FACADE SYSTEM DOUBLE GLAZING / INSULATED PANEL
GL-03	CONCERTINA DOUBLE GLAZED FACADE
GL-04	DOUBLE GLAZED LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-05	COLORBACK GLAZING & DOORS MATCHED WITH GL-01
FC-01	ALUMINIUM FINS - LIGHT WARM COLOUR COMPOSITE
MTL-01	ALUMINIUM MULLIONS - LIGHT WARM COLOUR
MTL-02	ALUMINIUM LOUVERS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-03	ALUMINIUM SCREENS & LAMELLAS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-04	ALUMINIUM TILT DOOR - LIGHT WARM COLOR
CT-01	TERRACOTA TILES / CERAMIC - SPINE INNER FRAME CLADDING
GR-01	SOLID ALUMINIUM PANELS - SPINE OUTER FRAME
GR-02	GREEN WALL - SOLID ALUMINIUM PANELS BEYOND
BL-01	GLASS BALUSTRADE

Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
118 CITY ROAD	**FACADE ELEVATIONS ZONE F - WATERFALL LANE**	**TP-0-31-0170**	**2**	**21/11/19**	**1 : 50 @ A1**

uns / cox

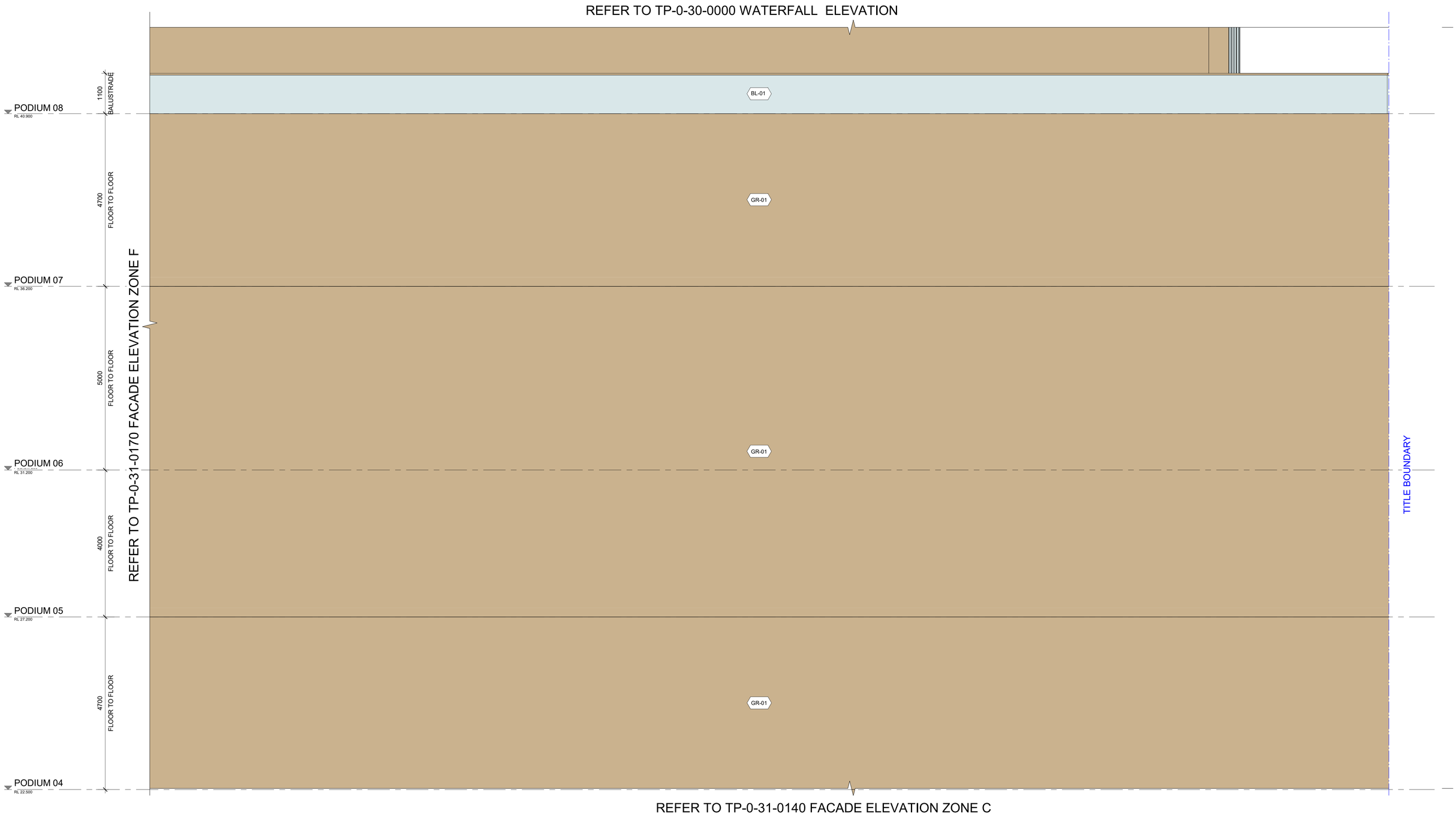


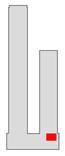
KEY
ELEVATION

GL-01	LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-02	LOW-E SILVER TINTED FACADE SYSTEM DOUBLE GLAZING / INSULATED PANEL
GL-03	CONCERTINA DOUBLE GLAZED FACADE
GL-04	DOUBLE GLAZED LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-05	COLORBACK GLAZING & DOORS MATCHED WITH GL-01
FC-01	ALUMINIUM FINS - LIGHT WARM COLOUR COMPOSITE
MTL-01	ALUMINIUM MULLIONS - LIGHT WARM COLOUR
MTL-02	ALUMINIUM LOUVERS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-03	ALUMINIUM SCREENS & LAMELLAS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-04	ALUMINIUM TILT DOOR - LIGHT WARM COLOR
CT-01	TERRACOTA TILES / CERAMIC - SPINE INNER FRAME CLADDING
GR-01	SOLID ALUMINIUM PANELS - SPINE OUTER FRAME
GR-02	GREEN WALL - SOLID ALUMINIUM PANELS BEYOND
BL-01	GLASS BALUSTRADE

Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
118 CITY ROAD	**FACADE ELEVATIONS ZONE G - WATERFALL LANE**	**TP-0-31-0180**	**2**	**21/11/19**	**1 : 50 @ A1**

uns / cox

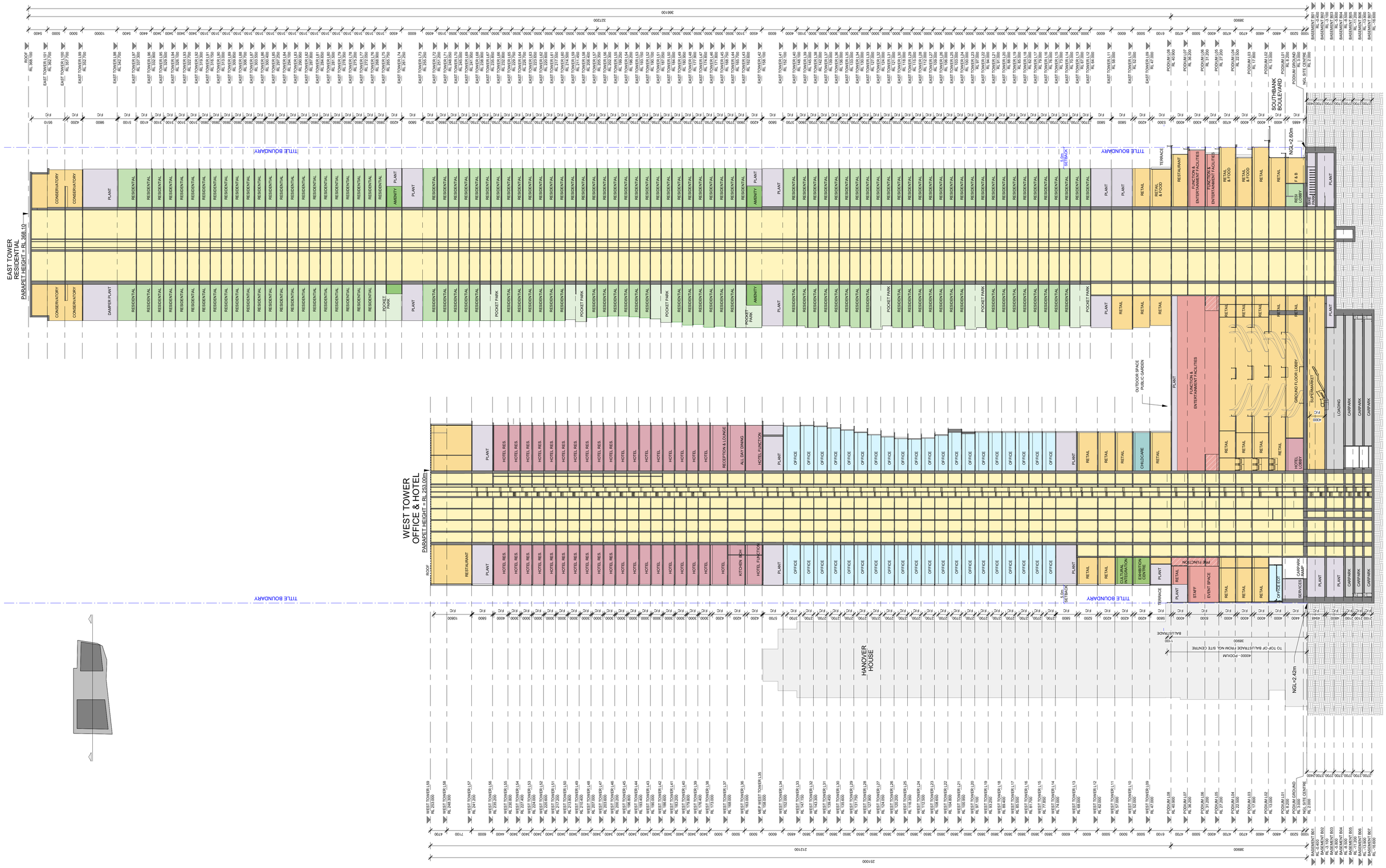




GL-01	LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-02	LOW-E SILVER TINTED FACADE SYSTEM DOUBLE GLAZING / INSULATED PANEL
GL-03	CONCERTINA DOUBLE GLAZED FACADE
GL-04	DOUBLE GLAZED LOW-E EXTRA CLEAR SHOPFRONT GLAZING & DOORS
GL-05	COLORBACK GLAZING & DOORS MATCHED WITH GL-01
FC-01	ALUMINIUM FINS - LIGHT WARM COLOUR COMPOSITE
MTL-01	ALUMINIUM MULLIONS - LIGHT WARM COLOUR
MTL-02	ALUMINIUM LOUVERS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-03	ALUMINIUM SCREENS & LAMELLAS - LIGHT WARM COLOUR SOLID COMPOSITE
MTL-04	ALUMINIUM TILT DOOR - LIGHT WARM COLOR
CT-01	TERRACOTA TILES / CERAMIC - SPINE INNER FRAME CLADDING
GR-01	SOLID ALUMINIUM PANELS - SPINE OUTER FRAME
GR-02	GREEN WALL - SOLID ALUMINIUM PANELS BEYOND
BL-01	GLASS BALUSTRADE

Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
118 CITY ROAD	**FACADE ELEVATIONS ZONE H - WATERFALL LANE**	**TP-0-31-0190**	**2**	**21/11/19**	**1 : 50 @ A1**

UNS / COX



Project:

118 CITY ROAD

Drawing Title:

SECTION AA

Drawing Number:

TP-0-40-0000

Revision:

5

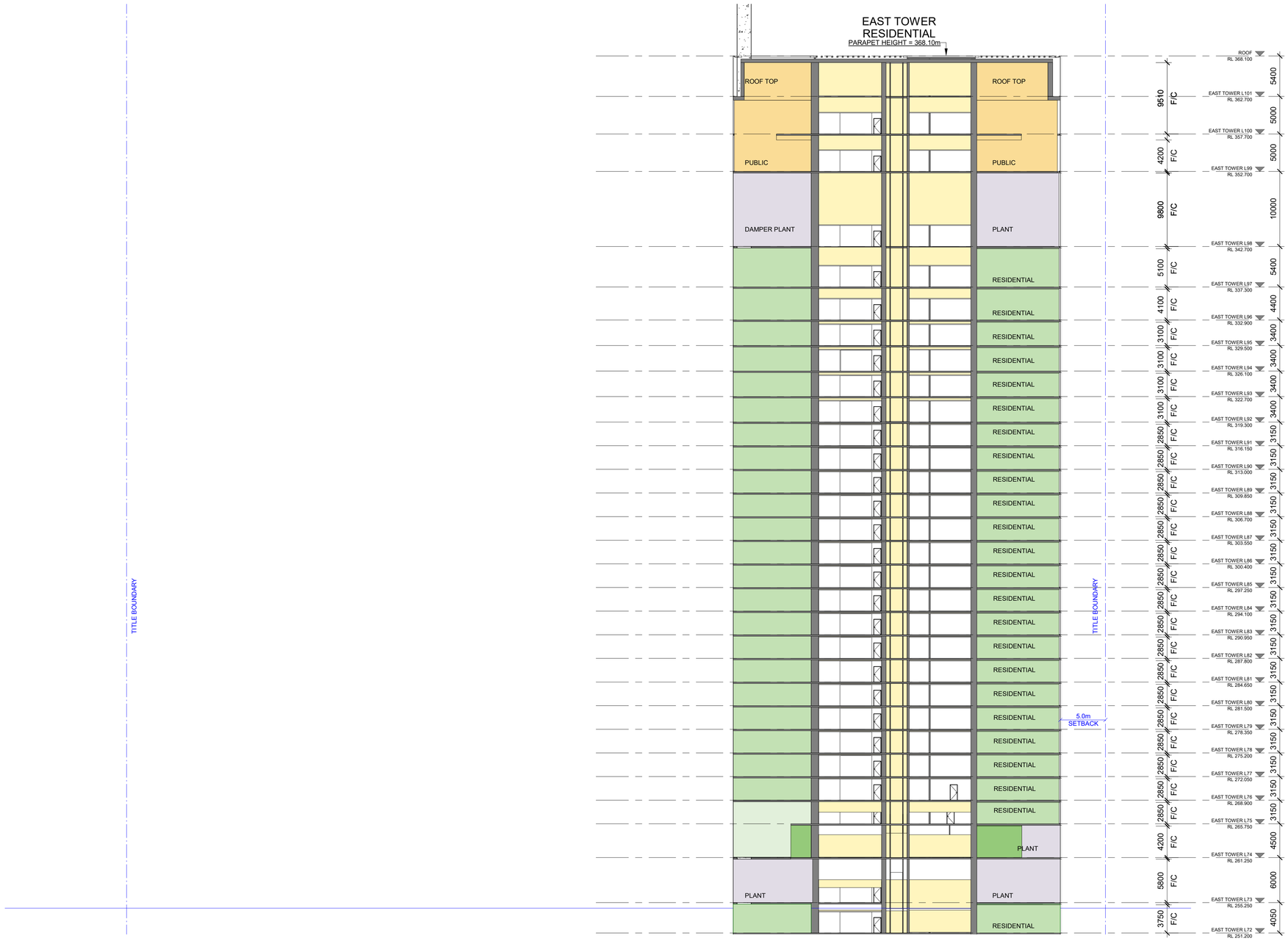
Date:

21/11/19

Scale:

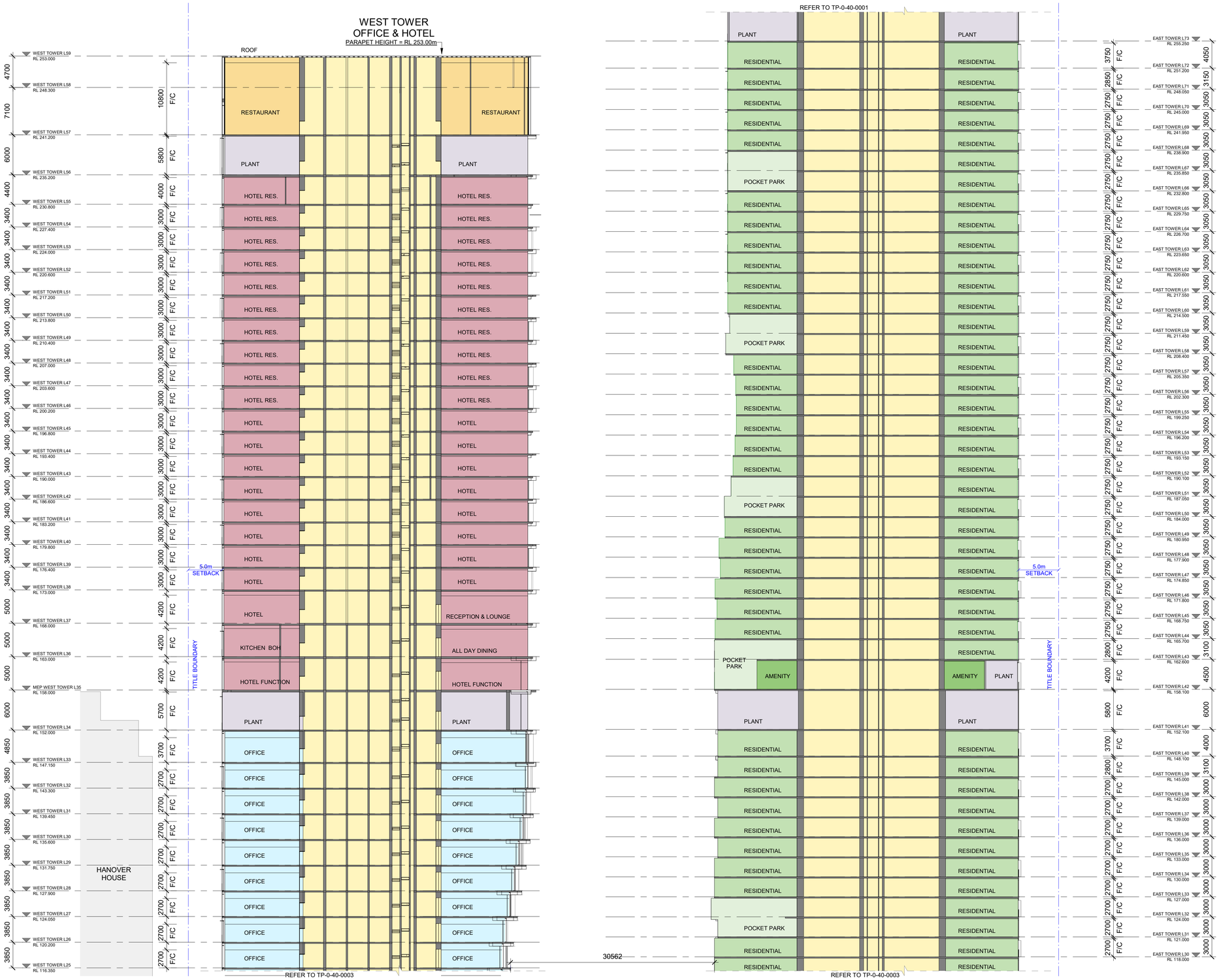
1 : 500 @ A1

uns / cox



Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
118 CITY ROAD	**SECTION AA - PT1**	**TP-0-40-0001**	**4**	**21/11/19**	**1 : 300 @ A1**

UNS / COX



Project:

118 CITY ROAD

Drawing Title:

SECTION AA - PT2

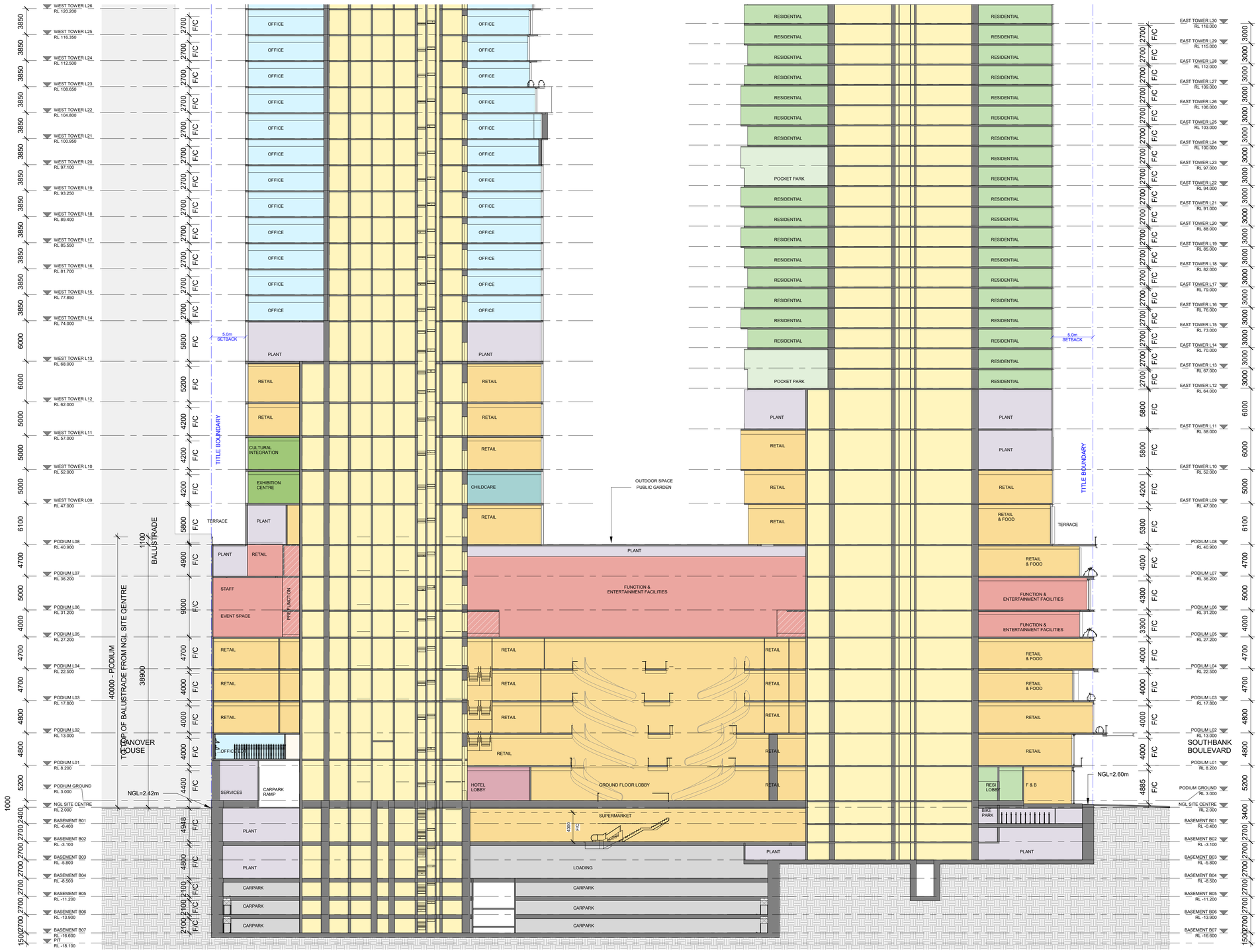
Drawing Number: **TP-0-40-0002**

Revision: **4**

Date: **21/11/19**

Scale: **1 : 300 @ A1**

uns / cox



Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
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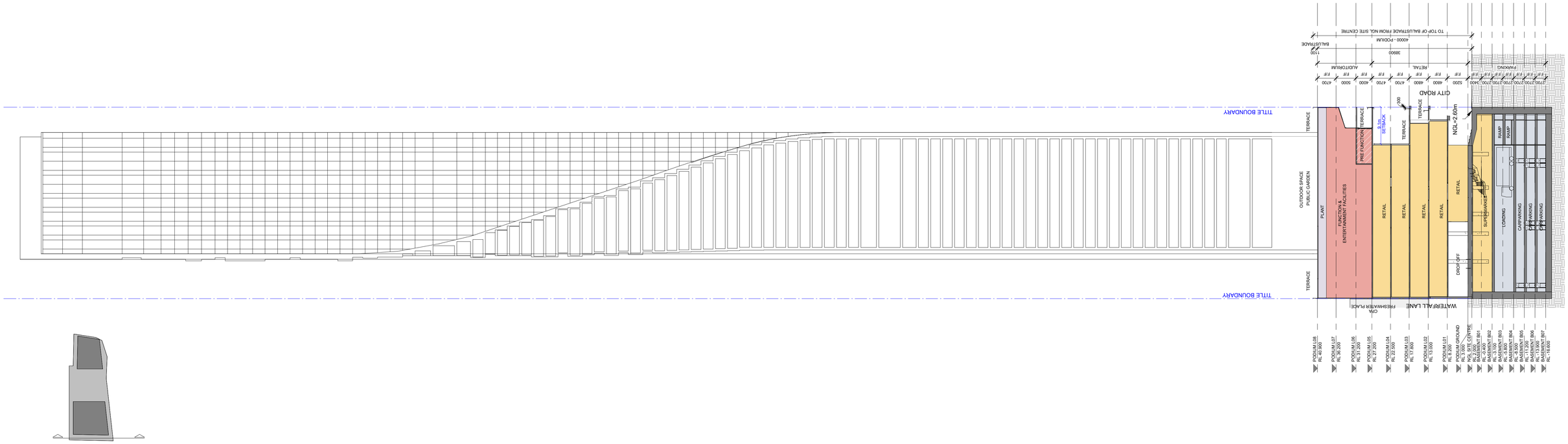
uns / cox



Project:
118 CITY ROAD

Drawing Title:
SECTION BB

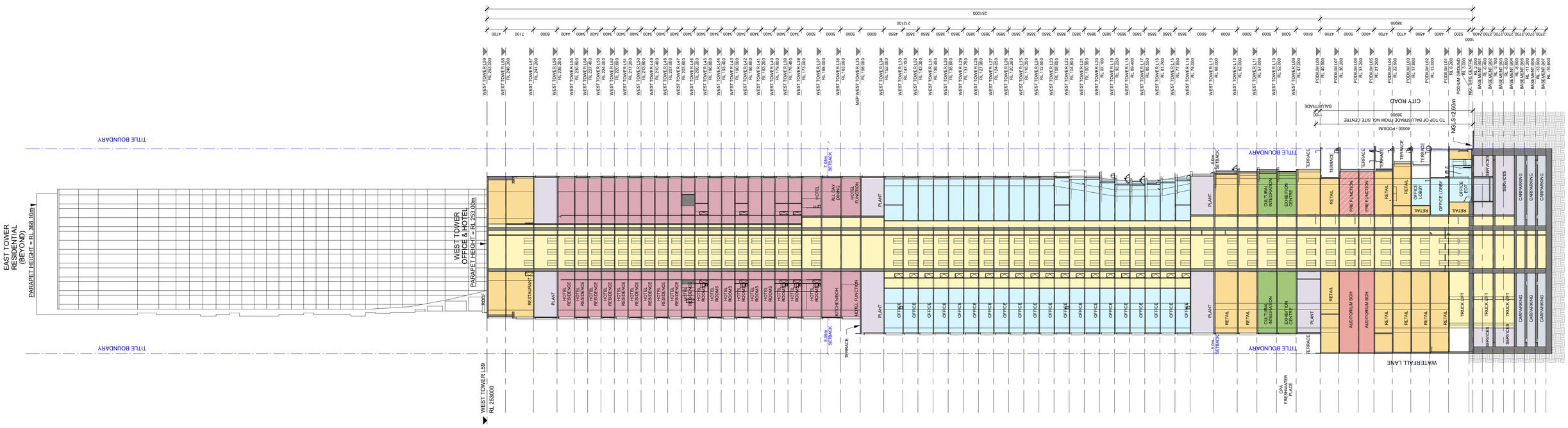
Drawing Number:
TP-0-40-0010

Revision:
5

Date:
21/11/19

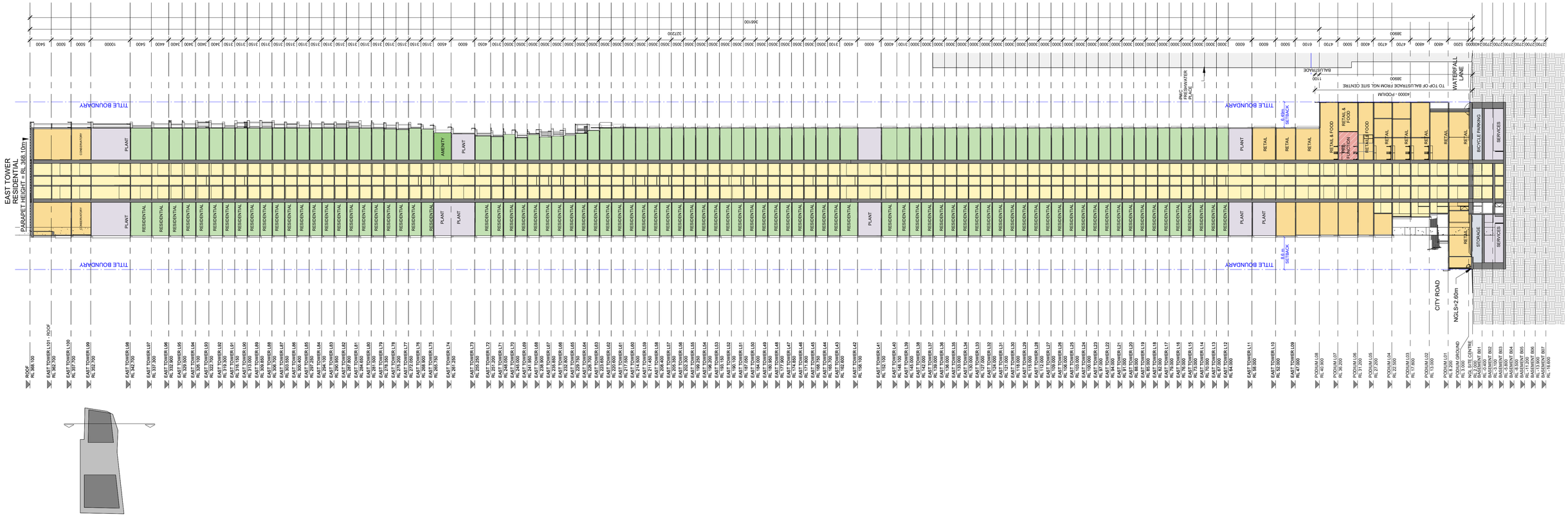
Scale:
1 : 500 @ A1

uns / cox



Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
118 CITY ROAD	SECTION CC	TP-0-40-0020	5	21/11/19	1 : 500 @ A1

uns / cox



Project:
118 CITY ROAD

Drawing Title:
SECTION DD

Drawing Number:
TP-0-40-0030

Revision:
5

Date:
21/11/19

Scale:
1 : 500 @ A1

UNS / COX

Project:
118 CITY ROAD

Drawing Title:
DETAIL SECTIONS - CITY ROAD 01

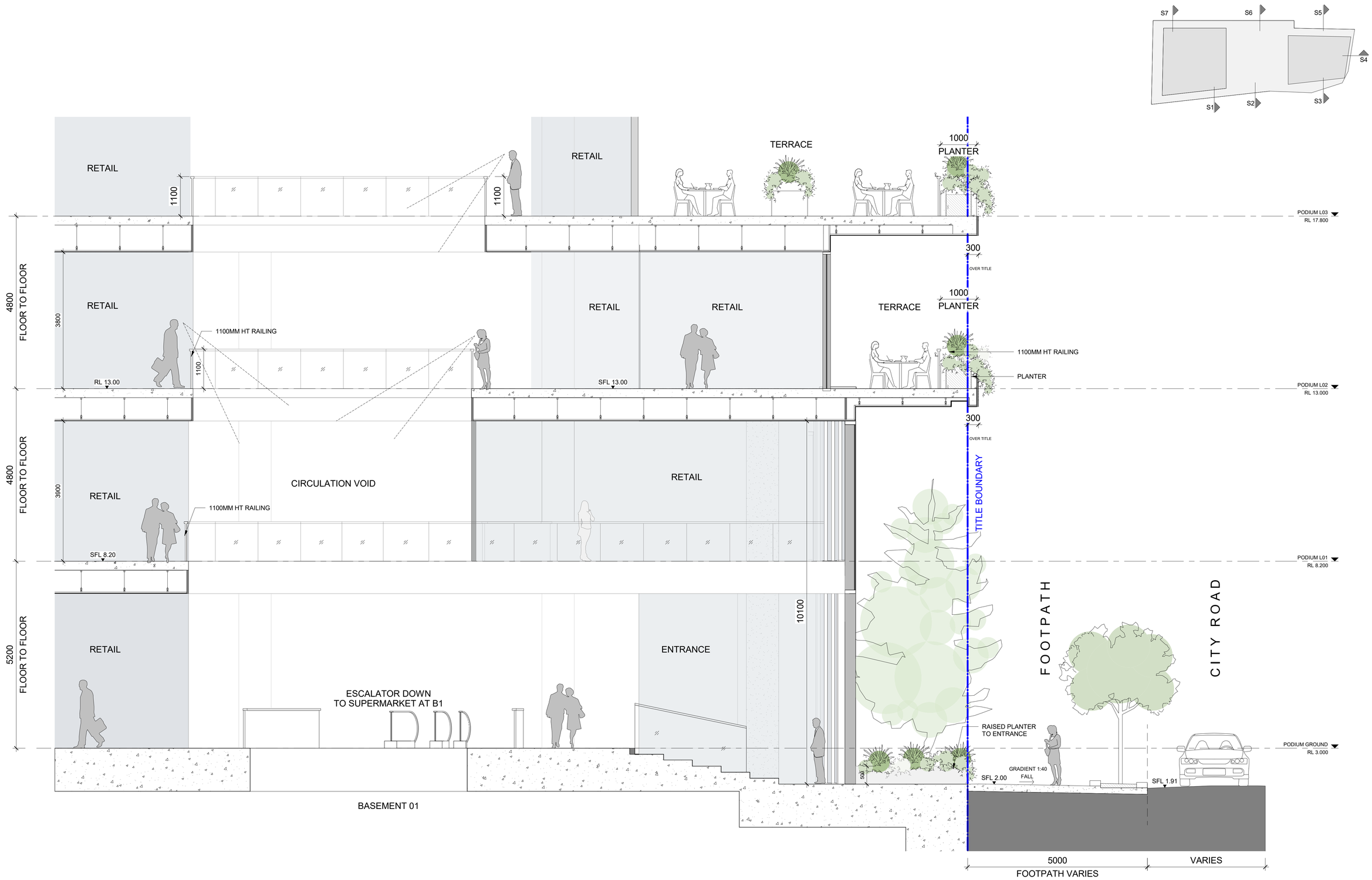
Drawing Number: **TP-0-45-0000**

Revision: **3**

Date: **21/11/19**

Scale: **1 : 50 @ A1**

uns / cox



Project:
118 CITY ROAD

Drawing Title:
DETAIL SECTIONS - CITY ROAD 02

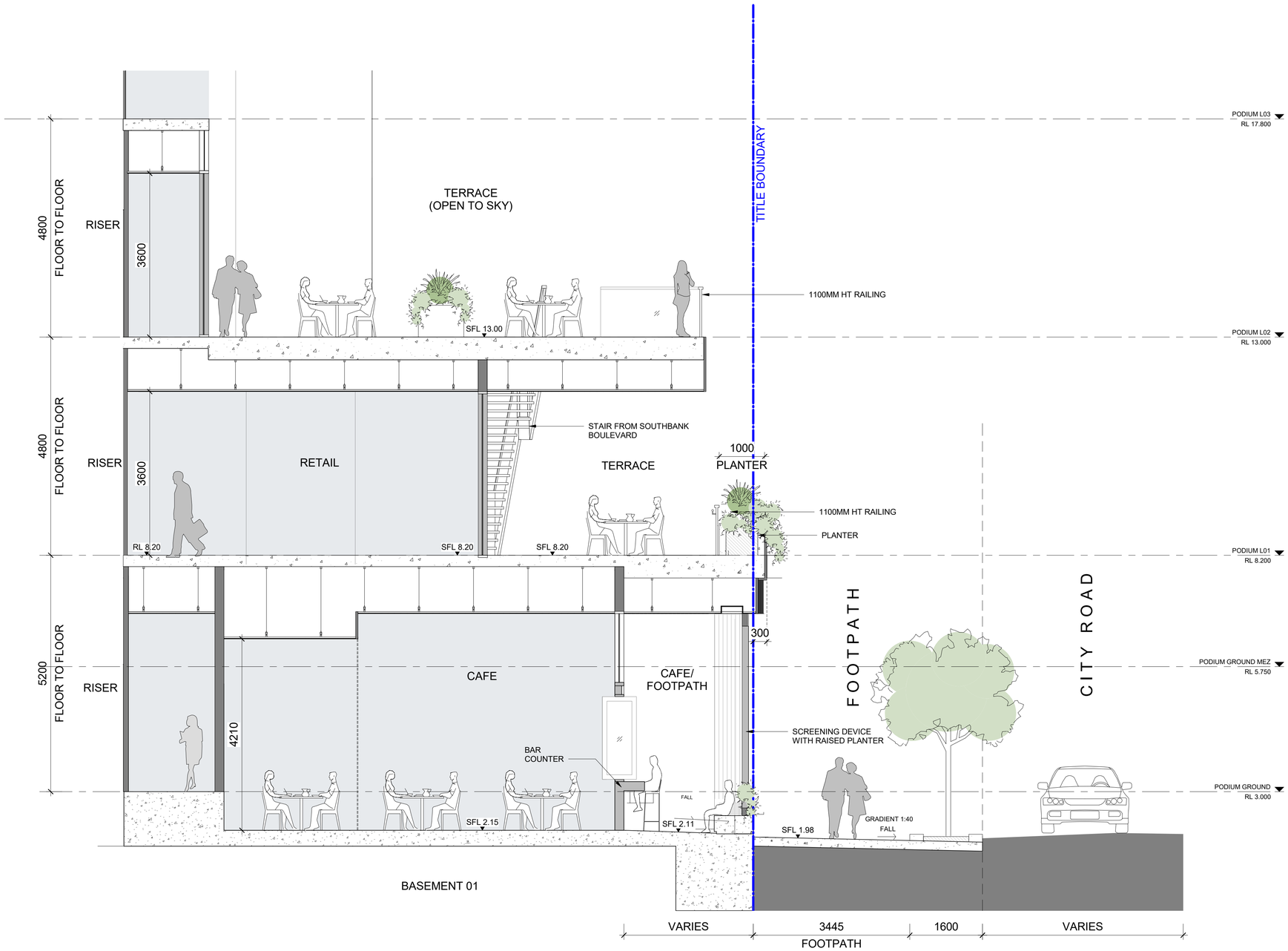
Drawing Number: **TP-0-45-0010**

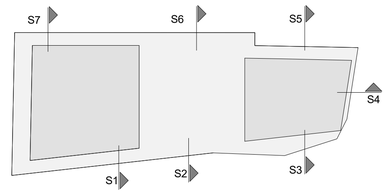
Revision: **2**

Date: **21/11/19**

Scale: **1 : 50 @ A1**

uns / cox





Project:
118 CITY ROAD

Drawing Title:
DETAIL SECTIONS - CITY ROAD 03

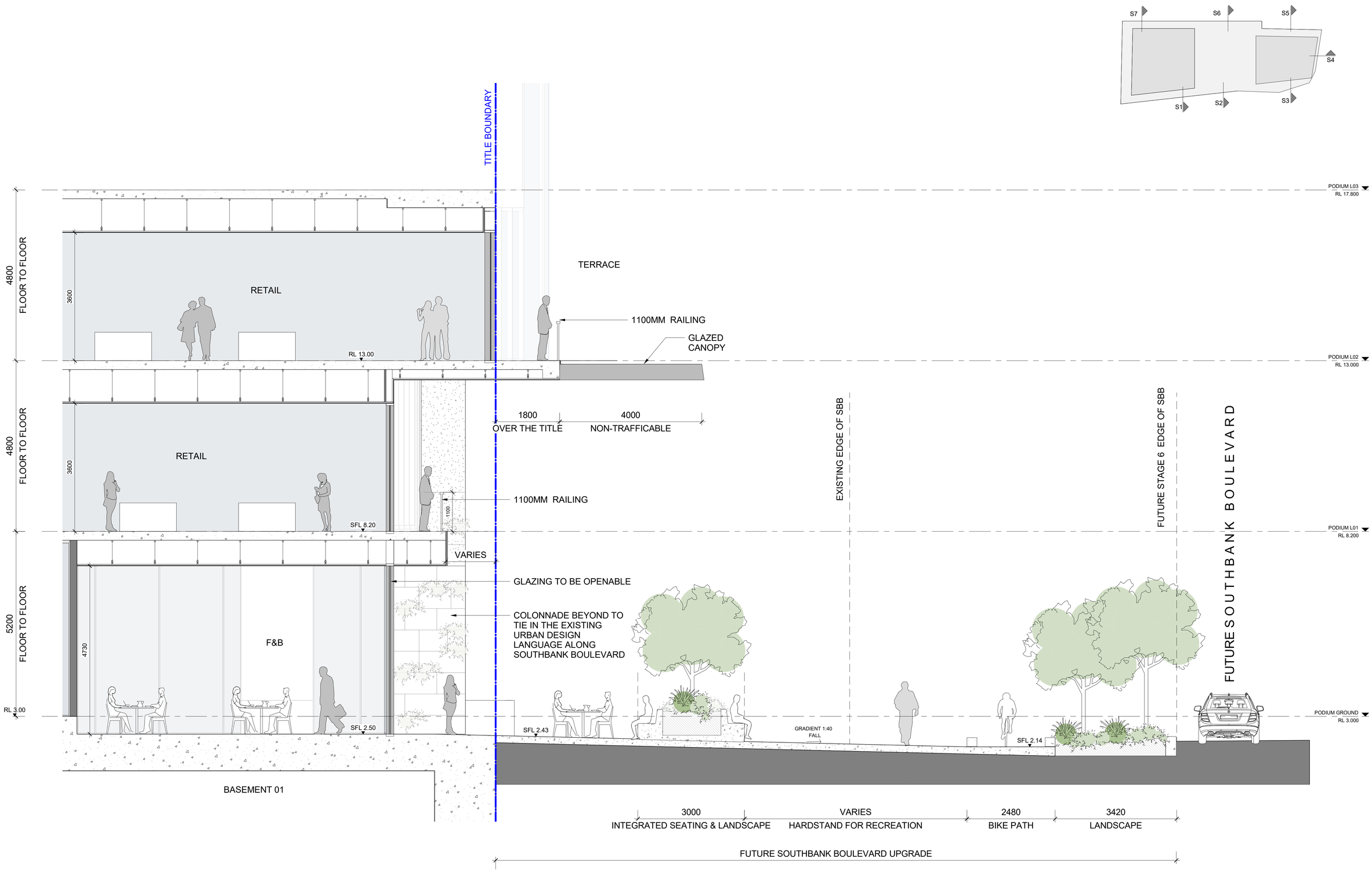
Drawing Number: **TP-0-45-0020**

Revision: **2**

Date: **21/11/19**

Scale: **1 : 50 @ A1**

uns / cox



Project:	Drawing Title:	Drawing Number:	Revision:	Date:	Scale:
118 CITY ROAD	**DETAIL SECTION - SOUTHBANK BLVD. 04**	**TP-0-45-0030**	**2**	**21/11/19**	**1 : 50 @ A1**

UNS / COX

Project:
118 CITY ROAD

Drawing Title:
DETAIL SECTION - WATERFALL LANE 05

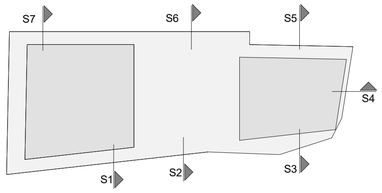
Drawing Number: **TP-0-45-0040**

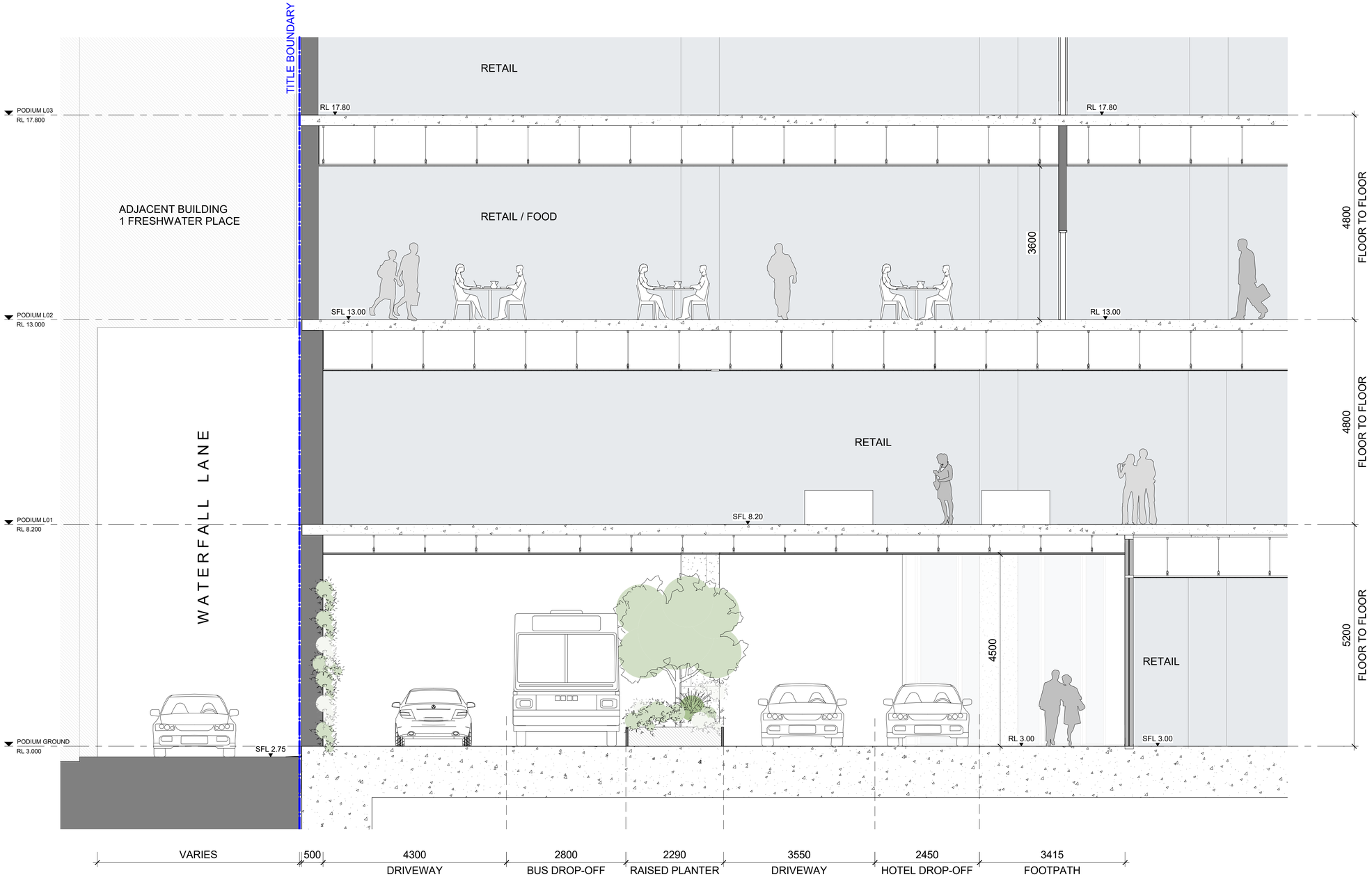
Revision: **2**

Date: **21/11/19**

Scale: **1 : 50 @ A1**

uns / cox





Project:
118 CITY ROAD

Drawing Title:
DETAIL SECTION - WATERFALL LANE 06

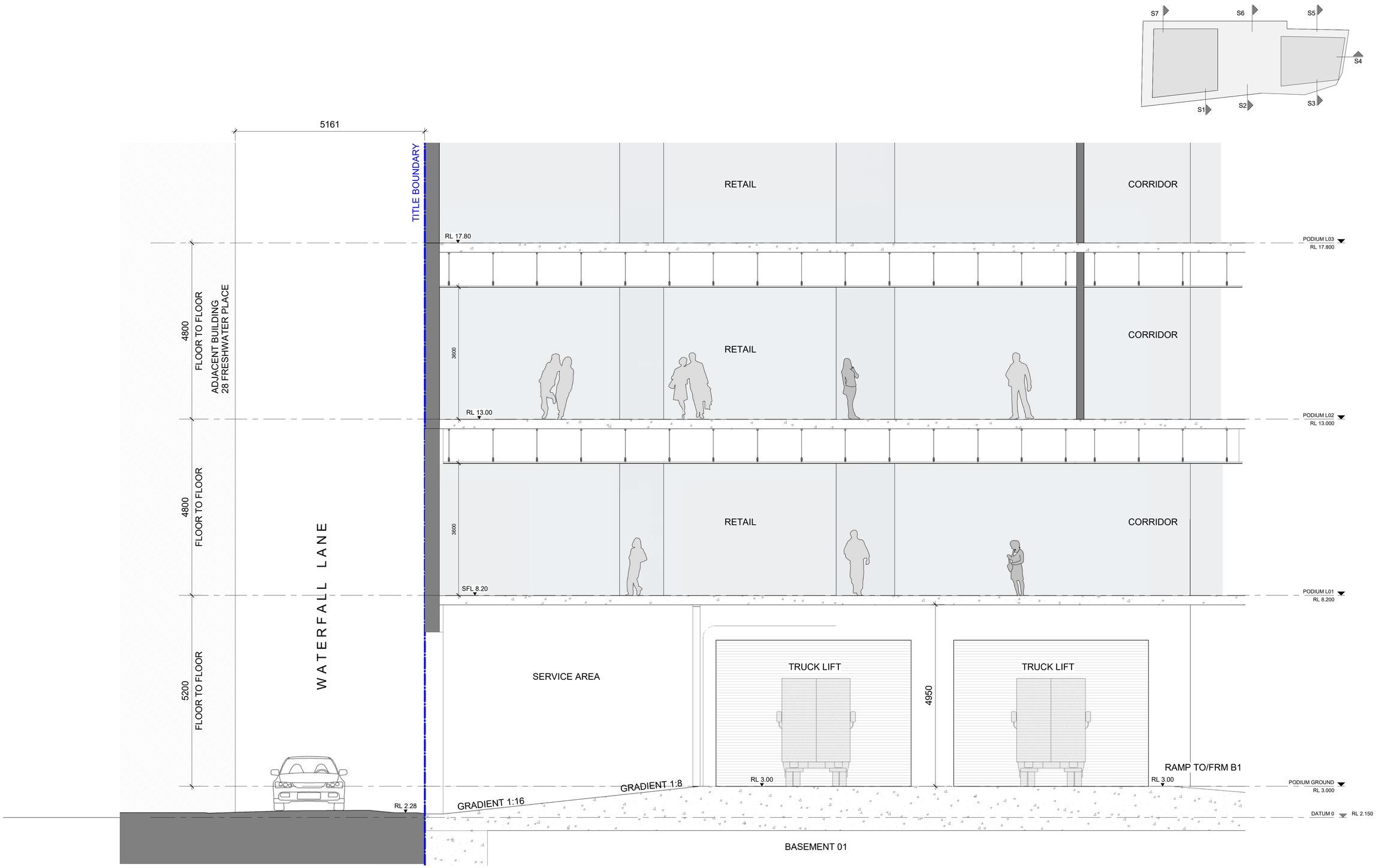
Drawing Number: **TP-0-45-0050**

Revision: **2**

Date: **21/11/19**

Scale: **1 : 50 @ A1**

uns / cox



Project:
118 CITY ROAD

Drawing Title:
DETAIL SECTION - WATERFALL LANE 07

Drawing Number:
TP-0-45-0060

Revision:
2

Date:
21/11/19

Scale:
1 : 50 @ A1

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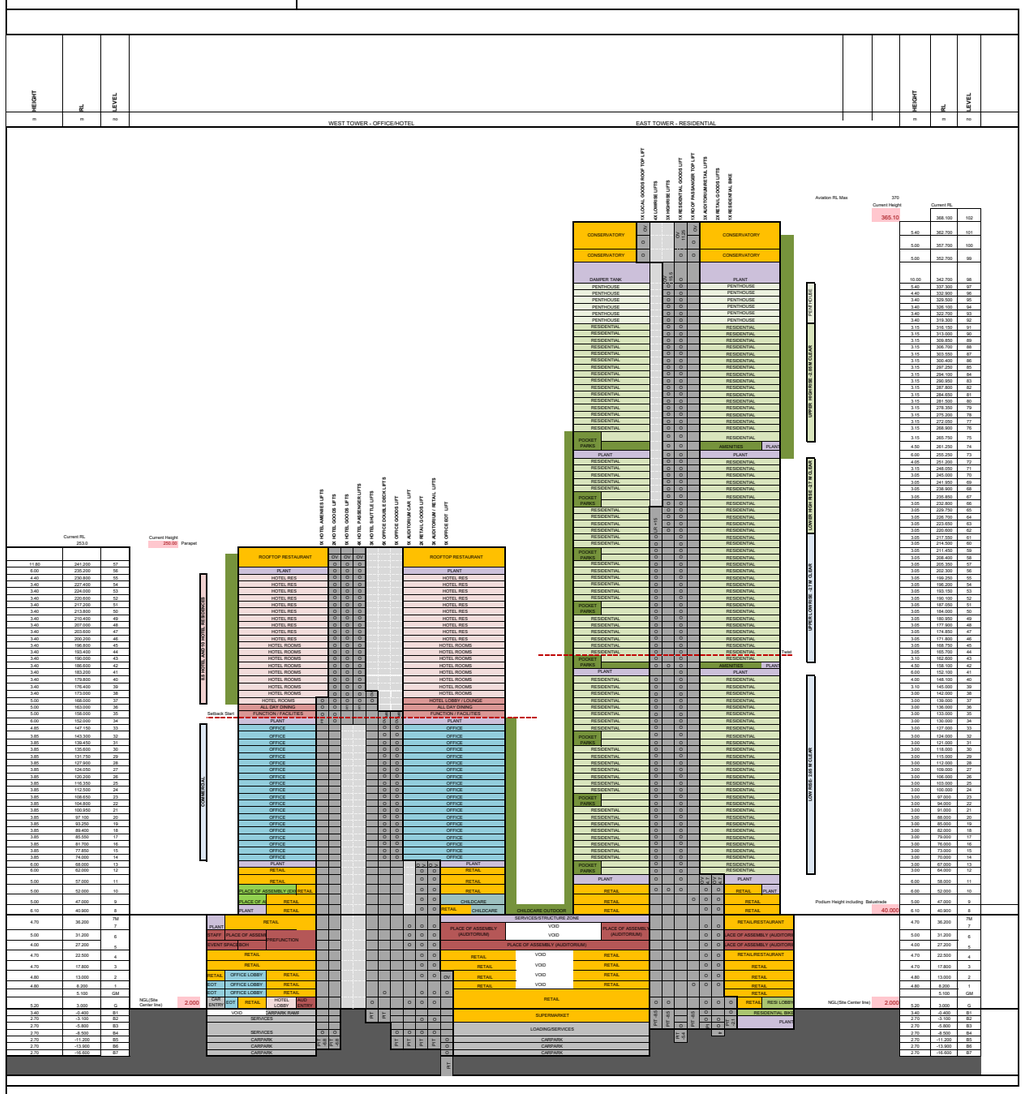
uns / cox

Development Summary Schedule
Southbank
21/11/2019

REV SK -RFI (03)



Definitions:

- NSA Apartment areas have been measured according to the Property Council of Australia method of measurement.
- GFA has been measured to the external face of the external walls, including areas for vertical circulation, lift, stair and plant rooms. Green spine facade excluded from GFA and stated separately in the schedule.
- Basement GFA has been measured to the external face of all shoring walls, including services, plant rooms, vertical circulation, and lifts.

GFA				GFA																NSA		NSA					NLA			GLAR			RESIDENTIAL MIX		RESIDENTIAL MIX								
WEST TOWER	EAST TOWER	PODIUM	BASEMENT	TOTAL	PODIUM/OUTDOOR AREA	WEST TOWER EXTERNAL FACADE	EAST TOWER EXTERNAL FACADE	WEST TOWER INTERNAL AMENITIES	WEST TOWER EXTERNAL AMENITIES	EAST TOWER EXTERNAL AMENITIES	EAST TOWER INTERNAL AMENITIES	CARPARK (RESIDENTIAL)	CARPARK (COMMERCIAL)	MOTORBIKE	STOR AGE CAGES	BICYCLE (OFFICE / RETAIL)	BICYCLE (RESIDENTIAL)	RESIDENTIAL	HOTEL	HOTEL FOH	HOTEL BOH	RESIDENTIAL FOH	RESIDENTIAL BOH	OFFICE LOBBY	OFFICE	CONFERENCE & FUNCTIONS FACILITIES	CHILD-CARE	RETAIL	CONSERVATORY	PLCE OF ASSEMB L Y(EXHIBITION SPACE)	HOTEL ROOMS	HOTEL RESIDENCES	PENTHOUSE	4B+3B	3B+2B+S	3B+2B	2B+2B+S	2B+1B	1B+1B+S	1B+1B	1B+1B STUDY	1B+1B	UNITS
sqm	sqm	sqm	sqm		sqm	sqm	sqm	sqm	sqm	sqm	sqm	#	#	#	#	#	#	sqm	sqm	sqm	sqm	sqm	sqm	sqm	sqm	sqm	sqm	sqm	sqm	sqm	sqm	#	#	#	#	#	#	#	#	#	#	#	#
	823.0		823.0				63.0																						680.0														
	1221.0		1221.0				63.0																						1078.0														
	1221.0		1221.0				45.0											998.5														3											3
	1221.0		1221.0				43.0											998.5														3											3
	1221.0		1221.0				61.0											998.5														3											3
	1201.0		1201.0				45.0											978.5														3											3
	1201.0		1201.0				68.0											978.5															3	1									4
	1200.0		1200.0				45.0											977.5															3	1									4
	1200.0		1200.0				43.0											977.5															3	1									4
	1220.0		1220.0				61.0											979.5															1	3			4						8
	1220.0		1220.0				43.0											979.5															1	3			4						8
	1221.0		1221.0				43.0											980.5															1	3			4						8
	1221.0		1221.0				43.0											980.5															1	3			4						8
	1221.0		1221.0				61.0											972.5															1	3			4						8
	1200.0		1200.0				63.0											951.5															1	3			4						8
	1201.0		1201.0				45.0											952.5															1	3			4						8
	1221.0		1221.0				43.0											971.5															1	3			4						8
	1200.0		1200.0				45.0											951.5															1	3			4						8
	1218.3		1218.3				60.7											969.8															1	3			4						8
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	1205.2		1205.2				41.8											956.7															1	3			4						8
	1181.7		1181.7				65.3											933.2															1	3			4						8
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	1097.0		1097.0				46.0											851.1															1	2		1		3					7
	1151.0		1151.0				64.0			76.0	670.0																																
	1133.0		1133.0				63.0																											4	2								6
	1106.8		1106.8				52.2											867.3																4	2								6
	1093.0		1093.0				51.0											852.5																4	2								6
	1086.0		1086.0				42.0											841.5																4	2								6
	1067.6		1067.6				45.4											827.1																4	2								6
	1069.0		1069.0				31.0											828.5																4	2								6
	924.6		924.6				45.4											676.1																2		3		1					6
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	1024.8		1024.8				50.2											735.3																2	1	3		1					7
	1013.3		1013.3				40.7											728.8																2	1	3		1					7
	1034.5		1034.5				32.5											752.0																2	1	3		1					7
	1031.0		1031.0				43.0											748.5																2	1	3		1					7
	1024.3		1024.3				27.2											742.3																2	1	3		1					7
	1004.3		1004.3				35.7											722.3																1	1	3		2					7
	984.2		984.2				35.8											692.7																2		3		2					7
	1074.1		1074.1				38.9			69.7								712.6																2		3		2					7
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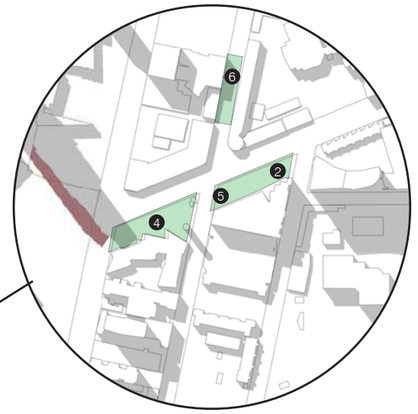
1654.8	1074.2		2729.0		33.9		26.8											785.7																2	1	3		2					8
1654.8	1082.9		2737.7		18.0		27.1											793.4		1221.0													12	2		3		2					8
1654.8	1094.4		2749.2		33.9		27.6											805.9		1221.0													12	2	1	3		2					8
1654.8	1106.0		2760.8		18.0		27.0											820.3		1221.0													12			3		2					8
1654.8	1118.6		2773.4		33.9		29.4											833.9		1221.0													12	2		3		2					8
1654.8	1072.0		2726.8		18.0		30.0											787.3		1221.0													12	2		3		3					8
1654.8	1174.1		2828.9		33.9		44.9			90.9								798.4		1221.0													12	2		3		3					8
1654.8	1170.9		2825.7		33.9		33.1											884.4		1221.0													12	2	1	3		3					9
1654.8	1183.3		2838.1		18.0		47.7											897.8		1221.0													12	2	1	3		3					9
1654.8	1193.9		2848.7		33.9		35.1											908.4		1221.0													12	3		3		3					9
1654.8	1202.2		2857.0		33.9		49.8											916.7		1221.0													12	3		3		3					9
1654.8	1190.6		2845.4		18.0		56.4											905.1		1237.0														3		3		3					9
1654.8	1196.2		2851.0		33.9		56.8											910.7		1184.0													20	3		3		3					9
1654.8	1121.7		2776.5		33.9		51.3											833.2		1184.0													24	1	1	3		4					9
1654.8	1215.9		2870.7		33.9		57.1			109.0	624.2									1184.0													24										
1654.8	1220.0		2874.8		18.0		42.0													1184.0													24										
1654.8	1200.9		2855.7		33.9		57.1											878.0		1184.0													24				4		4		6		14
1654.8	1201.0		2855.8		33.9		42.0											878.1		1184.0													24				4		4		6		14
1654.8	1200.9		2855.7		18.0		57.1											879.4		1162.0													24				4		4		6		14
1654.8	1201.0		2855.8		33.9		42.0											879.5	739.0		475.0												14				4		4		6		14
1654.8	1200.9		2855.7		33.9		57.1	923.0										879.4				413.0															4		4		6		14
1654.8	1201.0		2855.8		18.0		42.0	805.0	174.0									879.5				436.0															4		4		6		14
1829.6	1200.9		3030.5		17.0		57.1											879.4									1472.6										4		4		6		14
1829.6	1200.9		3030.5		31.0		57.1											879.4									1473.0										4		4		6		14
1830.0	1159.6		2989.6		38.0		51.4											839.1									1466.1										4		4		5		13
1823.1	1220.0		3043.1		34.0		42.0			72.9								826.5									1449.0										4		4		5		13
1806.0	1200.9		3006.9		33.0		57.1											879.4									1430.0										2		6		7		15
1787.0	1200.9		2987.9		32.0		57.1											893.7									1406.3										2		6		7		15
1763.3	1215.2		2978.5		32.0		42.8											879.4									1381.0										2		6		7		15
1738.0	1200.9		2938.9		31.0		57.1											898.1									1357.0										2		6		7		15
1714.0	1218.6		2932.6		30.0		51.4											898.1									1333.0										2		6		7		15
1690.0	1218.6		2908.6		28.5		51.4											879.5									1312.0										2		6		7		15
1669.0	1201.0		2870.0		29.0		42.0											839.1									1296.0										2		5		7		14
1653.0	1180.6		2833.6		29.0		51.4											840.7									1286.0										2		5		7		14
1643.0	1234.2		2877.2		29.0		42.8			72.9								905.2									1285.0										2		6		7		15
1642.0	1220.0		2862.0		30.0		42.8											906.7									1284.0										2		6		7		15
1651.0	1218.6		2869.6		32.0		51.4											879.4									1333.0										2		6		7		15
1660.0	1200.9		2860.9		33.0		57.1											879.4									1318.0										2		6		7		15
1675.0	1201.0		2876.0		34.0		42.0											879.5									1338.0										2		6		7		15
1695.0	1200.9		2895.9		35.8		57.1											898.1									1362.0										2		6		7		15
1719.0	1218.6		2937.6		38.0		51.4											879.5									1388.0										2		6		7		15
1745.0	1201.0		2946.0		40.0		43.0											840.7																			2		5		7		14
1784.5	1161.2		2945.7		41.9		42.8											826.5												1490.0							2		5		7		14
1806.0	1220.0		3026.0		43.0		57.1			73.0																				1512.0													
1828.0	1221.0		3049.0		33.0		42.8																			0.0				1071.0		1062.0											
1822.0	1221.0		3043.0		35.6																					653.0				1373.0		376.0											
1829.0	1216.0		3045.0																							551.0				1784.0													
	1100.0		1100.0		0.0																									0.0													
	3630.0		3931.0		301.0																						3494.0			2242.0													
	4186.0		4448.0		262.0																						3305.0			0.0													
	5124.0		5458.0		334.0																									1124.0													
	5136.0		5381.0		245.0																									4439.0													
	5068.0		5410.0		342.0																									4356.0													
	4727.0		5239.0		512.0															203.0										3784.0													
	5195.0		5498.0		303.0							119								693.0										3808.0													
	469.0		469.0		0.0							124								469.0										0.0													
	5166.0		6038.0		872.0							86																		1912.0													
		3026.0	3026.0											162		713														2054.0													
		4985.0	4985.0																																								
		3488.0	3488.0																																								
		4261.0	4261.0																																								
		4261.0	4261.0								42	20	2	46																													
		4261.0	4261.0								92		2	105																													
		4261.0	4261.0								95		2	117																													
85161.5	108111.7	39801.0	28523	264768	6317	1472	4260	1828	174	668	1294	229	20	6	430	329	713	71683	22452	623	849	93	1179	1773	27233	6799	1204	32261.0	1758	1438													

HOTE L ROOMS	HOTE L RESIDENCE S	PENT	4B+3B	3B+2B+S	3B+2B	2B+2B+S	2B+1B	1B+1B+S	1B+1B	TOTAL APT. #
		2%	3%	19%	3%	17%	16%	19%	24%	
202	120	15	24	122	24	134	129	150	191	789

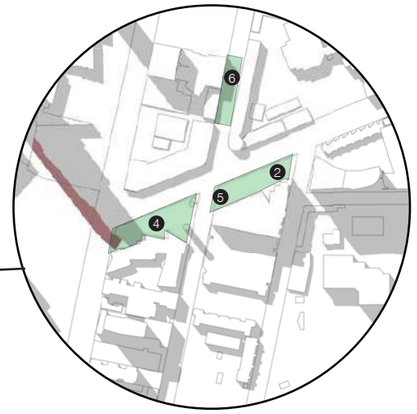
FAR Calc	
TOTAL GFA ABOVE GROUND (INCLUDING PODIUM PUBLIC OUTDOOR SPACE)	236,988
Site Area	6,181
Plot Ratio (Terraces included in the calculation)	38.32
WEST TOWER HEIGHT	250.00
EAST TOWER HEIGHT	365.19

22nd APRIL_2PM

Shaded: 333m2



22 APRIL _1:50PM
Shaded: 0m2



22 APRIL _1:55PM
Shaded: 120m2

- Shrine of Remembrance
- Yarra River
- Additional shadows through building volume
- Shadow impact on green spaces
- 118 City Road Subject Site

1. Cook Street Reserve
2. Grant Street Reserve
3. Richard Pratt Gardens
4. Australian Centre for Contemporary Art Forecourt.
5. South side of Grant Street between Sturt Street & Wells Street.
6. Dodds Street between Grant Street & Southbank Blvd.
7. Miles Street Reserve
8. Strurt Street Reserve
9. All gardens on east side of St Kilda Road

pwc
OLIVER HUME
CROWN

CPA

HIGH VEHICLES
DETOUR
ALL
VEHICLES
OTHER
TRAFFIC
P
POST
POST

HERALD SUN
HERALD SUN
THE AUSTRALIAN BALLET
PREPARE TO STOP

BOTTEG
NETA

ECOPI