

GROSS FLOOR AREA

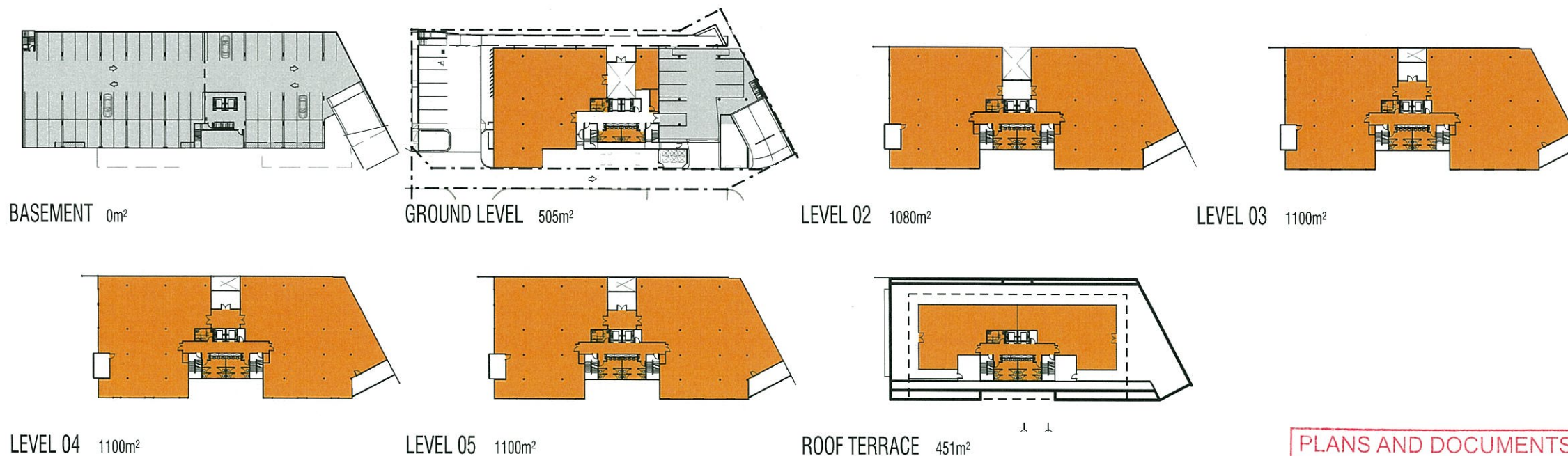
Gross Floor Area calculated as per Brisbane City Council definition:
Gross Floor Area the total floor area of all storeys of the building (measured from the outside of the external walls or the centre of a common wall), other than areas used for the following:
(a) building services, plant and equipment;
(b) access between levels;
(c) ground floor public lobby;
(d) a mall;
(e) the parking, loading or manoeuvring of motor vehicles;
(f) unenclosed private balconies, whether roofed or not.

Title: Development Summary

URBAN DESIGN
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INTERIOR DESIGN
LANDSCAPE
GRAPHIC DESIGN

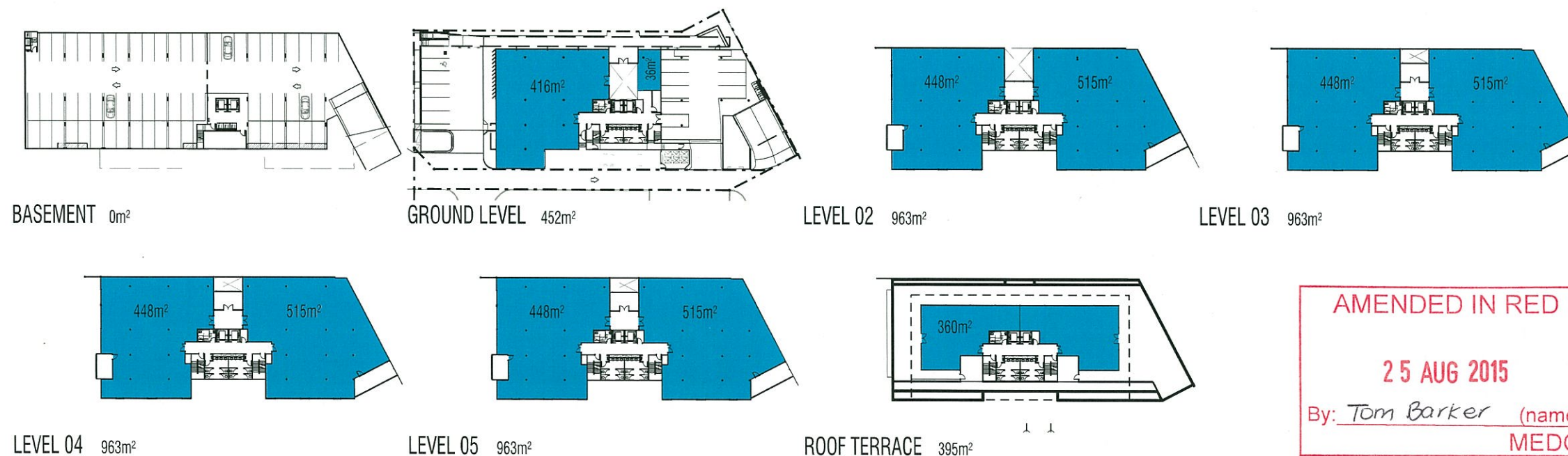
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NET LETTABLE AREA

Net lettable area calculated as per Property Council of Australia Method of Measurement for Lettable Area: Net Lettable Area Office Buildings - (NLA)
Net Lettable Areas are approximate only and are subject to further planning and final building survey



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6 2 SEP 2015

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AMENDED IN RED

2 5 AUG 2015

By: Tom Barker (name)
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SCHEDULE OF TENANCY AREAS

LEVEL	TENANCY (NLA)	TOTAL AREAS	AREA (m ²)
GROUND LEVEL	SHOWROOM 0.1 TENANCY		445
			36
		NET LETTABLE AREA	452
		GROSS FLOOR AREA	505
OFFICE LEVEL 02	OFFICE TENANCY 1.1 OFFICE TENANCY 1.2		90%
		NET LETTABLE AREA	963
		GROSS FLOOR AREA	1080
OFFICE LEVEL 03	OFFICE TENANCY 2.1 OFFICE TENANCY 2.2		89%
		NET LETTABLE AREA	963
		GROSS FLOOR AREA	1100
OFFICE LEVEL 04	OFFICE TENANCY 3.1 OFFICE TENANCY 3.2		87%
		NET LETTABLE AREA	963
		GROSS FLOOR AREA	1100
OFFICE LEVEL 05	OFFICE TENANCY 4.1 OFFICE TENANCY 4.2		87%
		NET LETTABLE AREA	963
		GROSS FLOOR AREA	1100
ROOF TERRACE	OFFICE TENANCY 4.1		87%
		NET LETTABLE AREA	360
		GROSS FLOOR AREA	451
TOTAL BUILDING			80%
		NET LETTABLE AREA	4667
		GROSS FLOOR AREA	5335

CAR PARKING SCHEDULE

LEVEL	CAR PARK FLOOR AREA (m ²)	CAR PARKING SPACES	BICYCLE SPACES
GROUND LEVEL	-	5	3
GROUND LEVEL (UNDERCOVER)	298	8	28
BASEMENT LEVEL	1381	62	-
TOTAL	1981	75	31

PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM SITE PLAN

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PROJECT No: 09378BNE
DATE: 22/06/15
SCALE: 1:500 @ A3
DRAWING No: DD002_C

PRELIMINARY





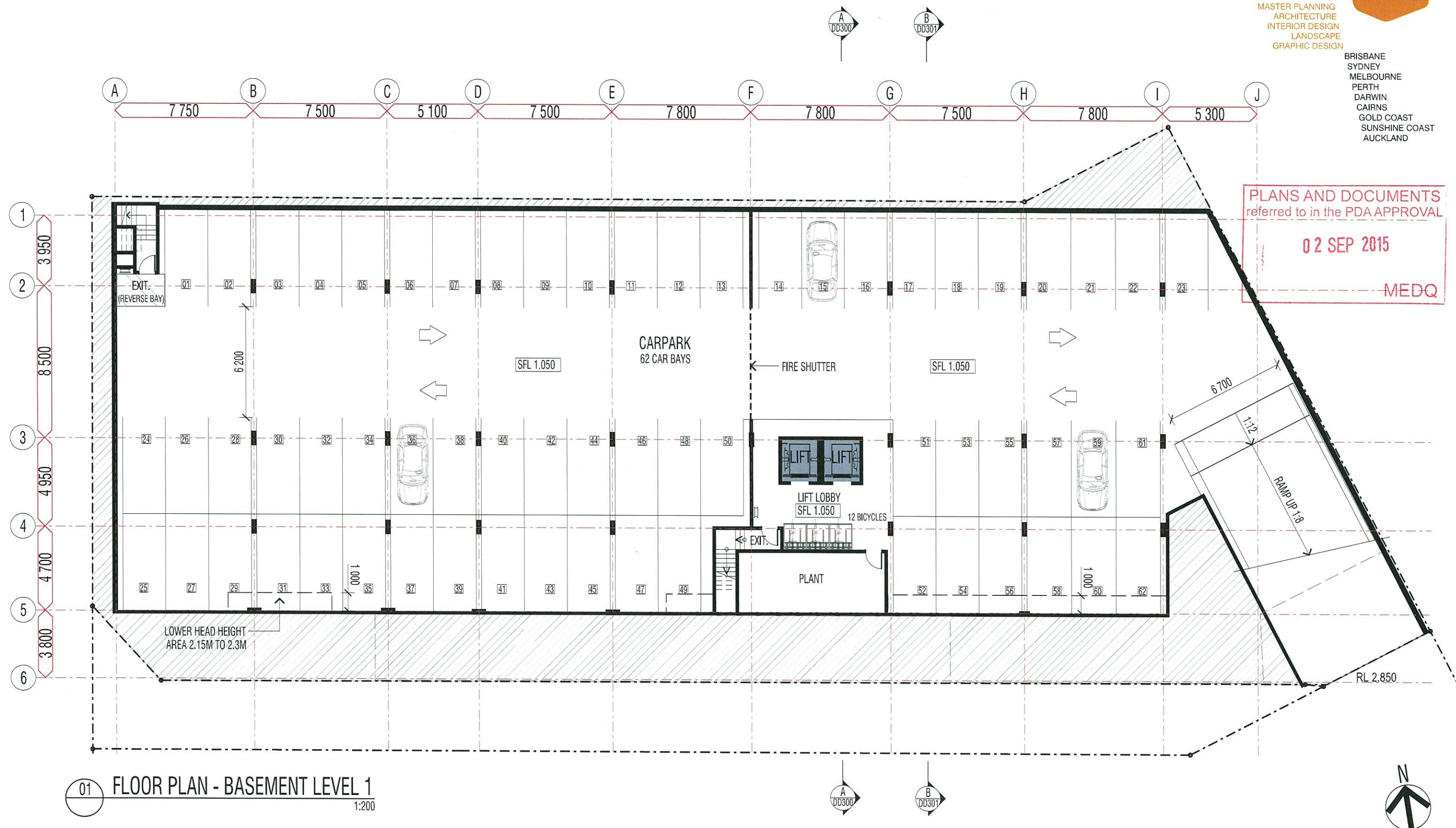
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01 FLOOR PLAN - BASEMENT LEVEL 1
1:200

PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
FLOOR PLAN - BASEMENT LEVEL

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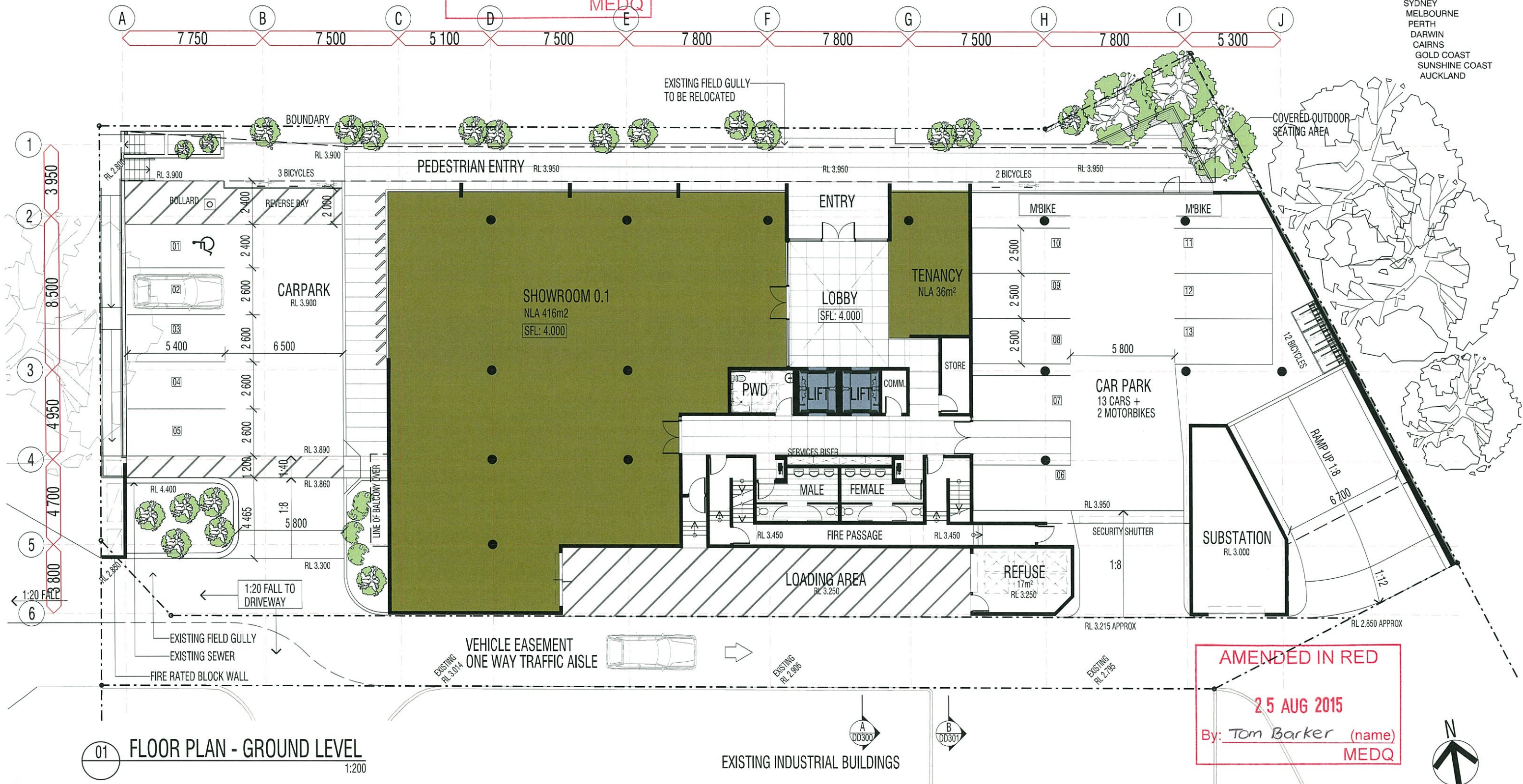
LEGEND

- NEW TREE
EXISTING TREE

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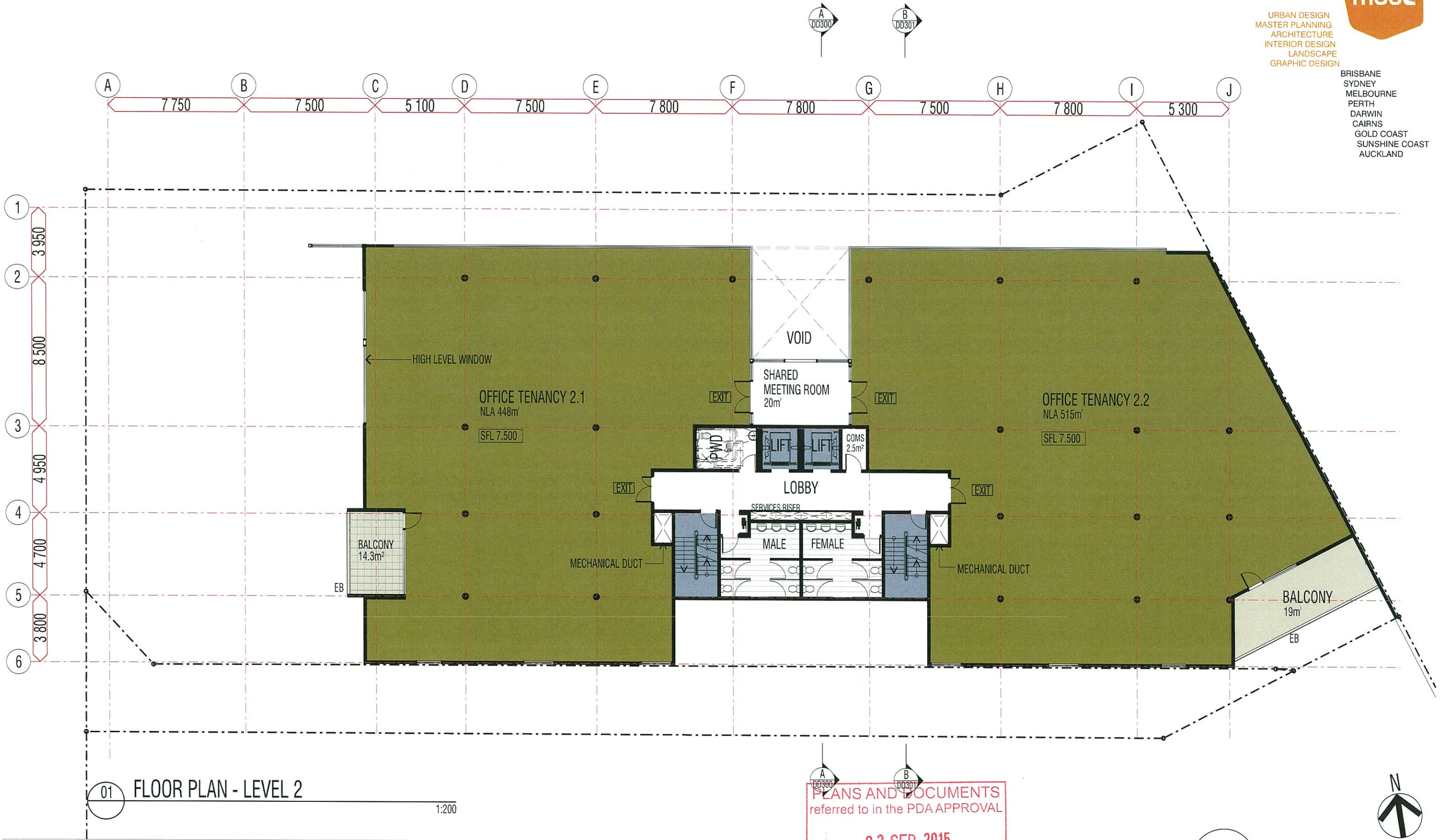


■ PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
FLOOR PLAN - GROUND LEVEL



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01 FLOOR PLAN - LEVEL 2

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PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
FLOOR PLAN - LEVEL 2

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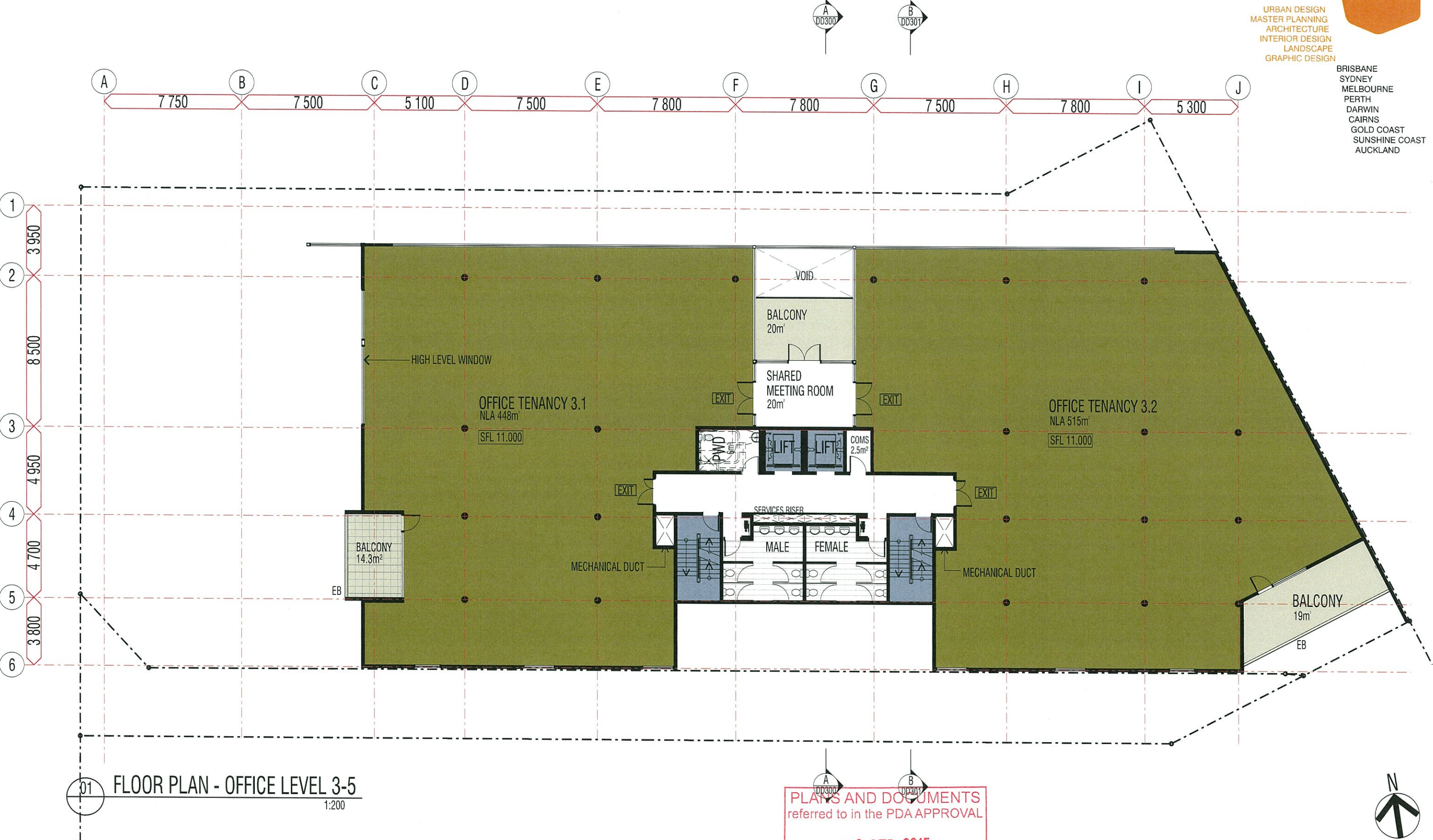
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FLOOR PLAN - OFFICE LEVEL 3-5
1:200

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PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
TYPICAL FLOOR PLAN - OFFICE LEVEL 3-5

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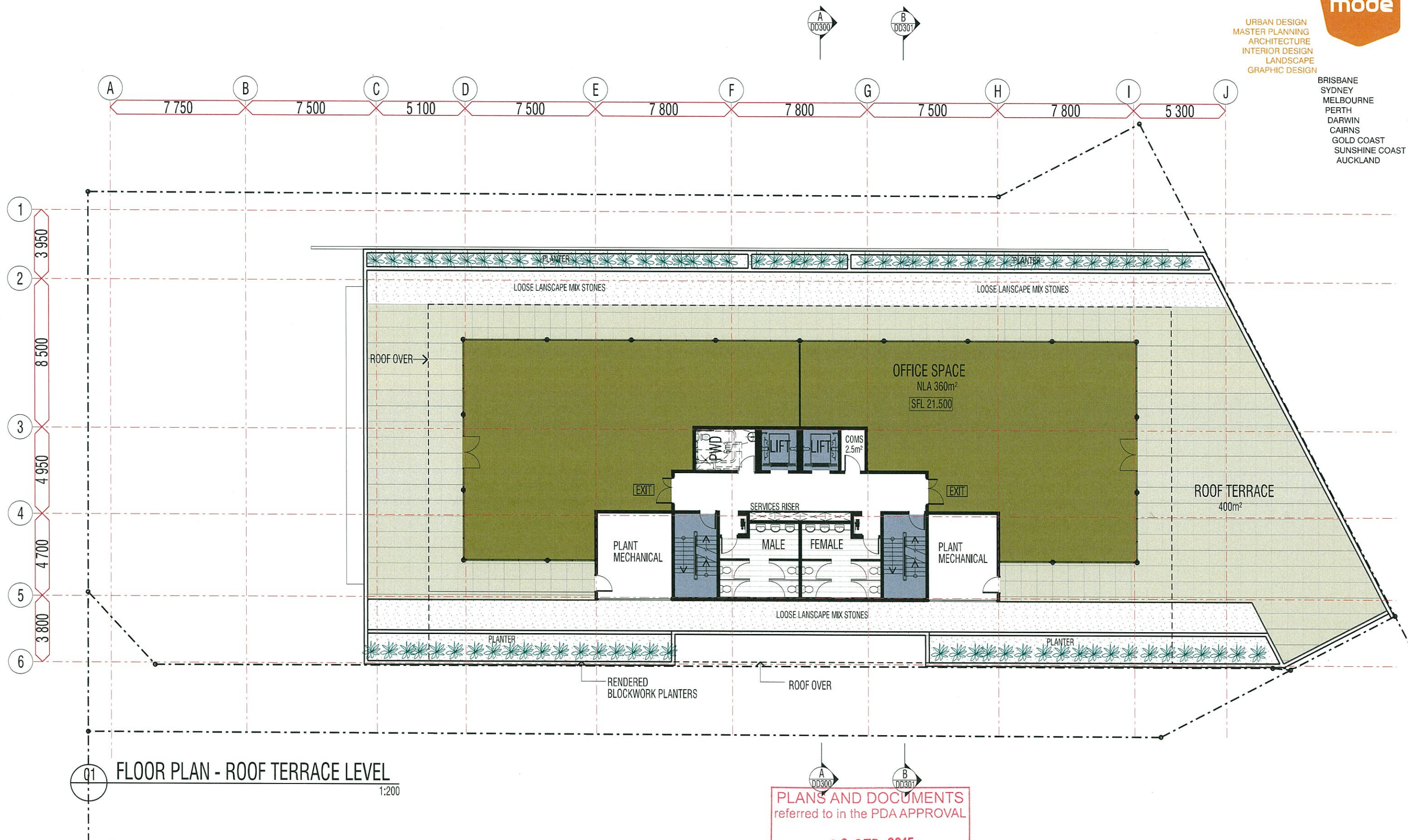
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FLOOR PLAN - ROOF TERRACE LEVEL

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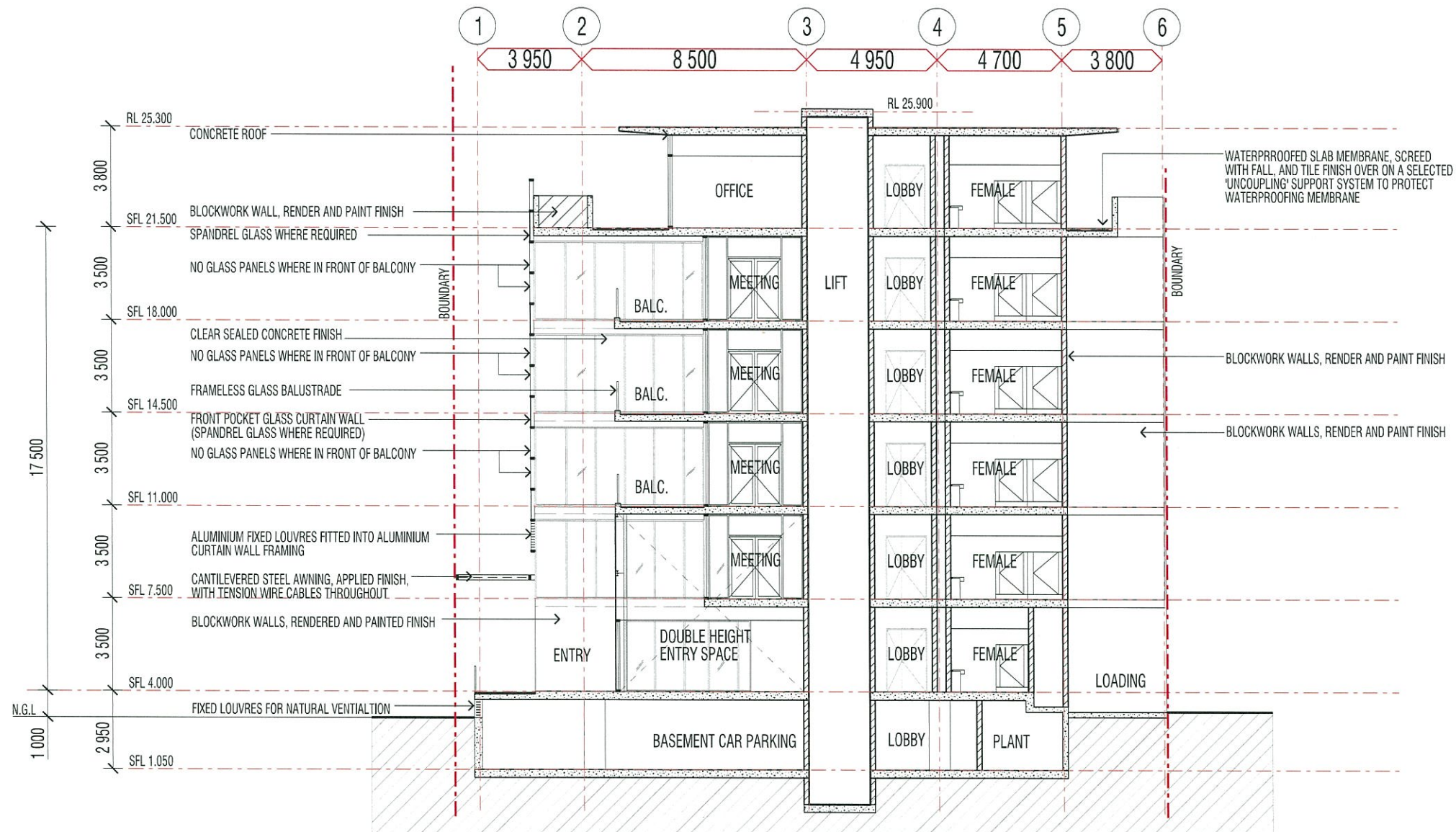
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SECTION A

1:200

■ PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
FLOOR PLAN - BASEMENT LEVEL

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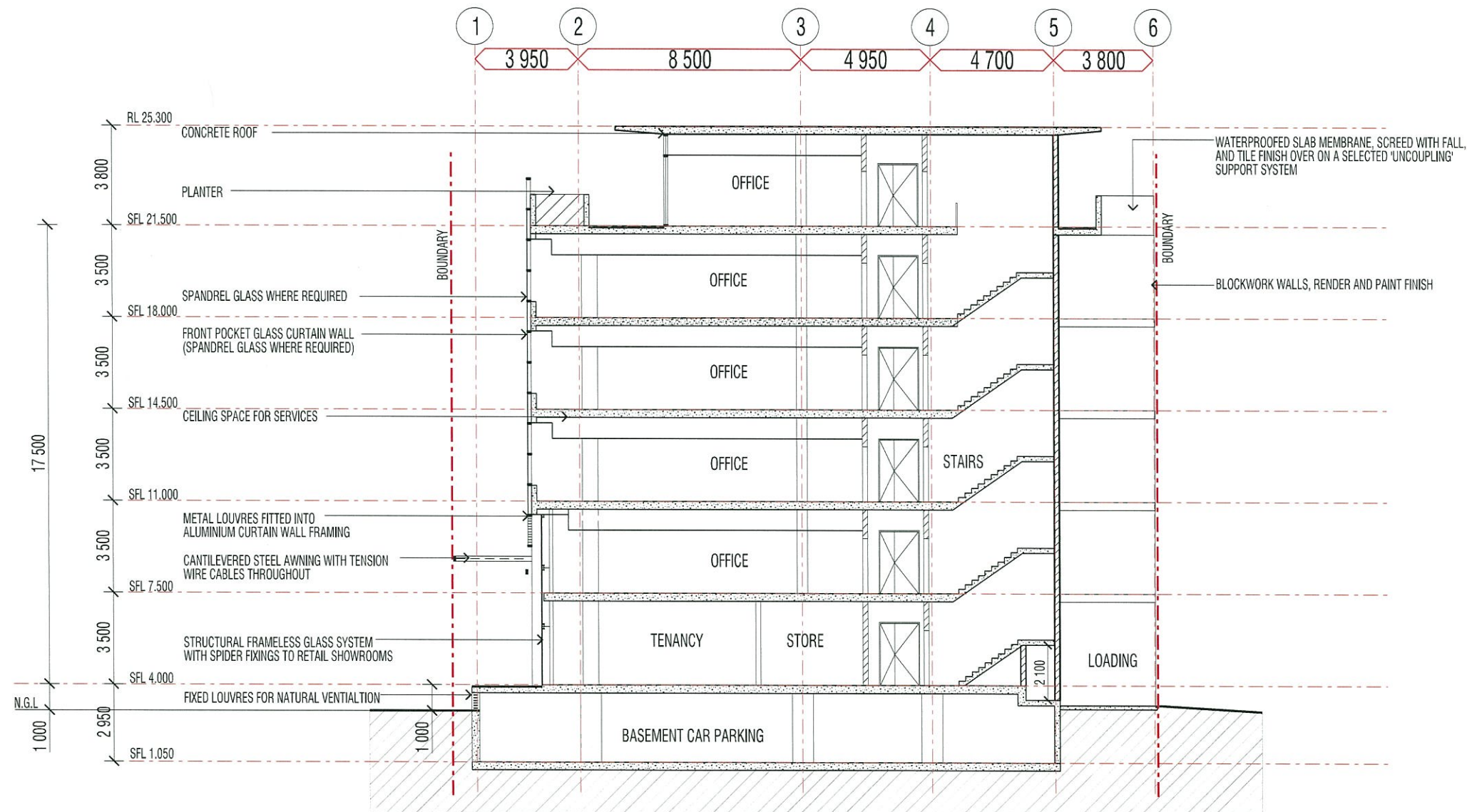
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01 SECTION B

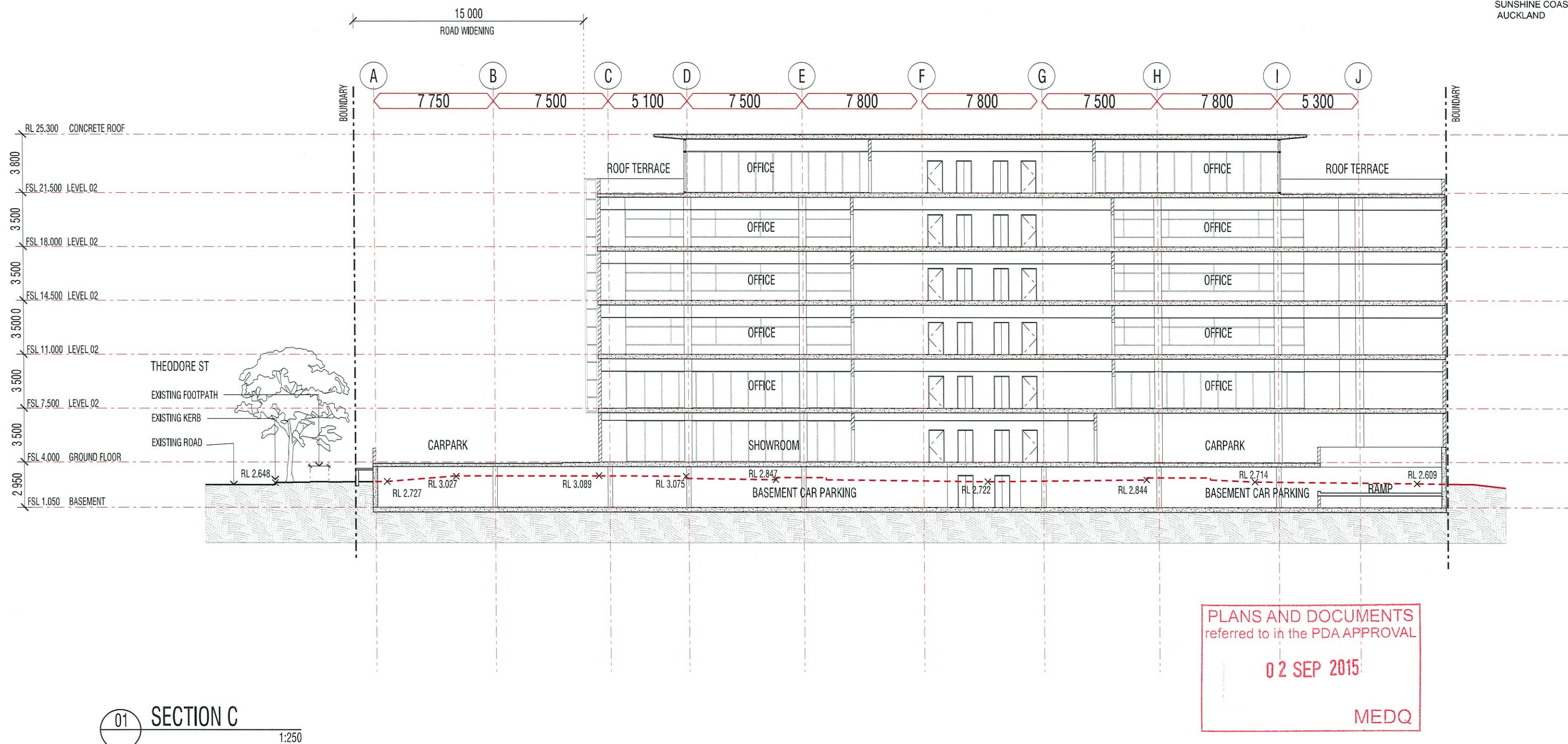
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■ PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
FLOOR PLAN - BASEMENT LEVEL



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PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
SECTION WEST / EAST

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SCALE: 1:250 @ A3
DRAWING No: DD302

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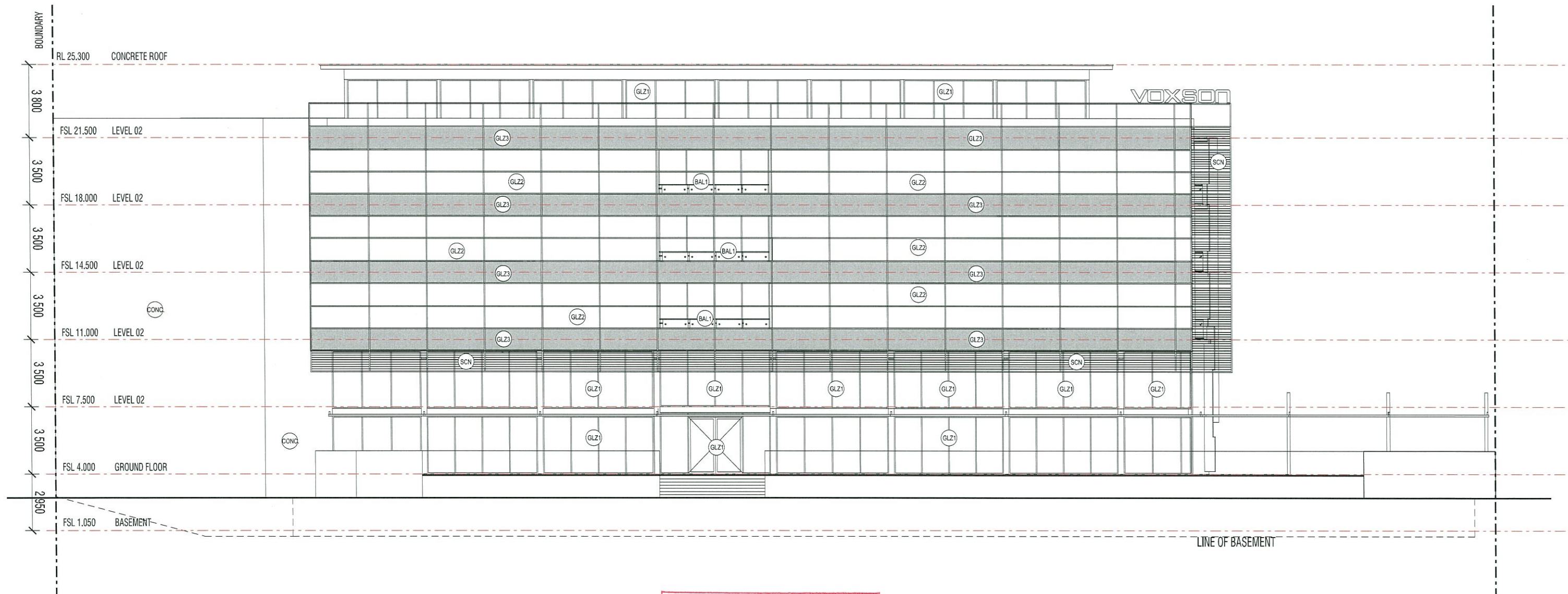
ELEVATION LEGEND

BAL1 CLEAR GLASS BALUSTRADE
CONC PRECAST CONCRETE - CLEAR FINISH
GLZ1 SHOPFRONT GLAZING
GLZ2 GLAZING
GLZ3 SPANDREL GLAZING
MWC METAL WALL CLADDING
AWN AWNING BLADE
SCN SCREENING

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01 NORTH ELEVATION
1:200

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25 AUG 2015

By: Tom Barker (name)
MEDQ

Date: 25 August 2015

PROPOSED SHOWROOM AND OFFICES: 10 THEODORE STREET-EAGLE FARM
FLOOR PLAN - BASEMENT LEVEL

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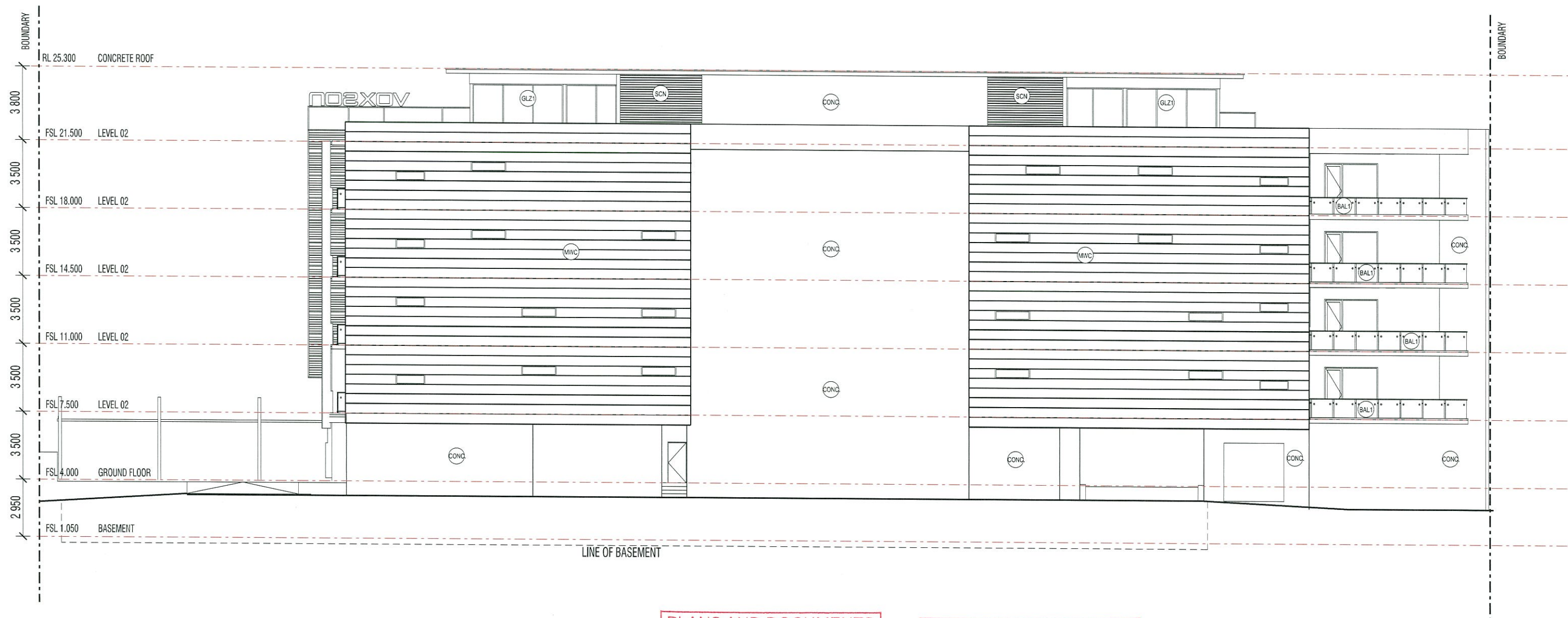
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SCALE: 1:200 @ A3
DRAWING No: DD200_A

ELEVATION LEGEND
 BAL1 CLEAR GLASS BALUSTRADE
 CONC PRECAST CONCRETE - CLEAR FINISH
 GLZ1 SHOPFRONT GLAZING
 GLZ2 GLAZING
 GLZ3 SPANDREL GLAZING
 MWC METAL WALL CLADDING
 AWIN AWNING BLADE
 SCN SCREENING

URBAN DESIGN
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01 SOUTH ELEVATION
 1:200

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 25 AUG 2015
 By: Tom Barker (name)
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Date: 25 August 2015

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 FLOOR PLAN - BASEMENT LEVEL

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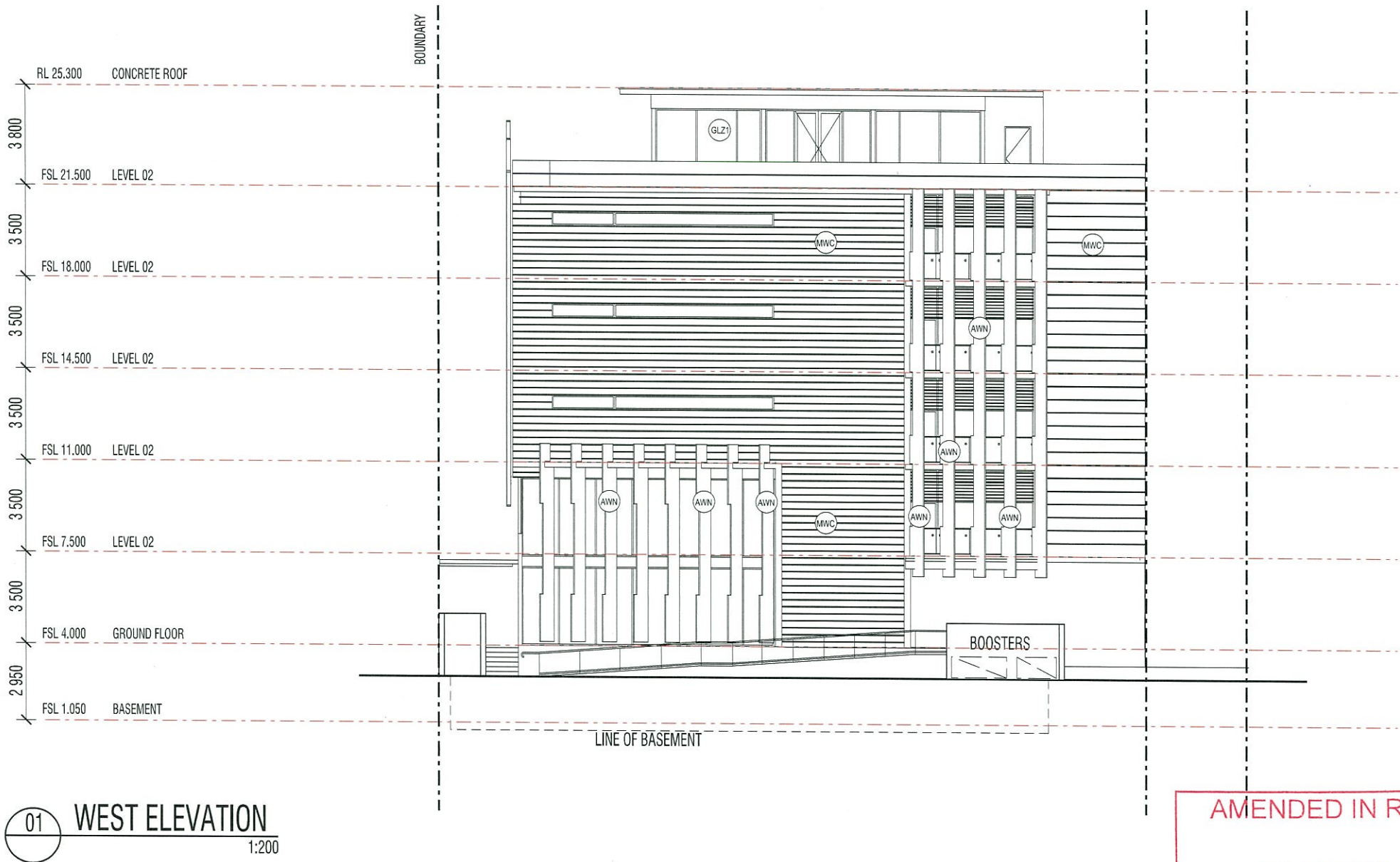


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ELEVATION LEGEND

BAL1 CLEAR GLASS BALUSTRADE
CONC PRECAST CONCRETE - CLEAR FINISH
GLZ1 SHOPFRONT GLAZING
GLZ2 GLAZING
GLZ3 SPANDREL GLAZING
MWC METAL WALL CLADDING
AWN AWNING BLADE
SCN SCREENING



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FLOOR PLAN - BASEMENT LEVEL

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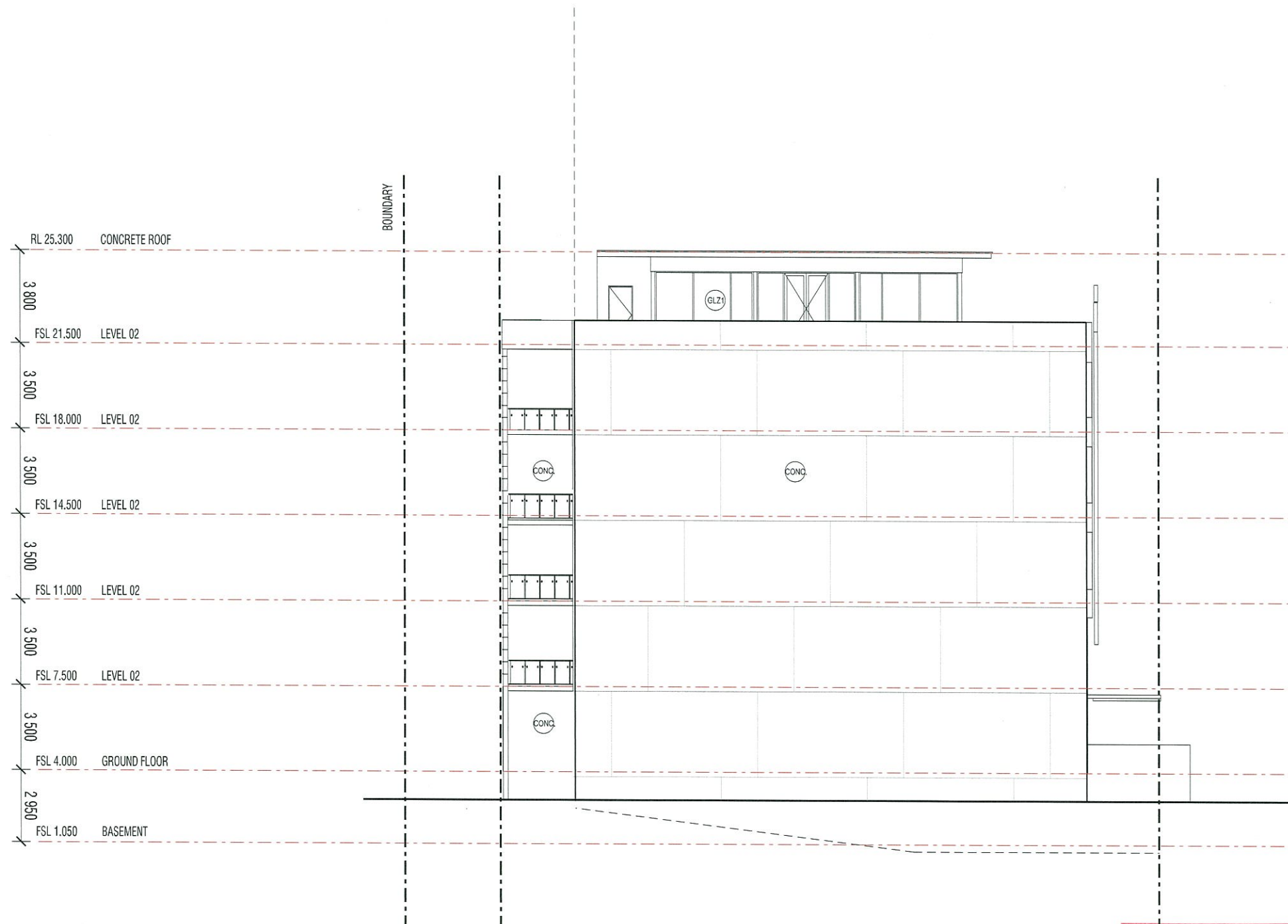
ELEVATION LEGEND

BAL1	CLEAR GLASS BALUSTRADE
CONC	PRECAST CONCRETE - CLEAR FINISH
GLZ1	SHOPFRONT GLAZING
GLZ2	GLAZING
GLZ3	SPANDREL GLAZING
MWC	METAL WALL CLADDING
AWN	AWNING BLADE
SCN	SCREENING

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01 EAST ELEVATION
1:200

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FLOOR PLAN - BASEMENT LEVEL

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