

GFA (WLEP) - total area by Level & Use	
Name	Area
Ex. Basement Lower	
CORE/VOID	92
PLANT	741
RES	50
Ex. Basement Upper	
CORE/VOID	148
HOTEL	375
PLANT	763
RES	17
STORE	34
Ex. Basement Mezzanine	
PLANT	17
Ground Floor.	
CORE/VOID	279
HOTEL	207
PLANT	34
RES	77
RESTAURANT	280
RETAIL	1231
Level 1 HOTEL/RES	
CORE/VOID	191
HOTEL	1234
RES	894
Level 2 (N-E RES)	
CORE/VOID	191
HOTEL	1234
RES	894
Level 3 (N-E RES)	
CORE/VOID	202
HOTEL	1238
PLANT	165
RES	468
Level 4 HOTEL	
CORE/VOID	152
HOTEL	741
RES	485
Level 5 RES	
CORE/VOID	131
RES	917
Level 6 RES	
CORE/VOID	82
RES	742
Level 7 RES	
CORE/VOID	82
RES	742
Level 8 RES	
CORE/VOID	82
RES	742
Level 9 RES	
CORE/VOID	82
RES	742
Level 10 RES	
CORE/VOID	82
RES	742
Level 11 RES / PLANT	
BALC RES (INCL.)	68
CORE/VOID	81
PLANT	109
RES	478
Level 12 RES	
CORE/VOID	42
RES	435
Level 13 RES	
CORE/VOID	42
RES	435
Level 14 PLANT	
CORE/VOID	45
PLANT	159
RES	48
	19545

GFA (WLEP) - total area by Level	
Level	GFA
Ex. Basement Lower	883
Ex. Basement Upper	1336
Ex. Basement Mezzanine	17
Ground Floor.	2108
Level 1 HOTEL/RES	2319
Level 2 (N-E RES)	2319
Level 3 (N-E RES)	2073
Level 4 HOTEL	1379
Level 5 RES	1048
Level 6 RES	824
Level 7 RES	824
Level 8 RES	824
Level 9 RES	824
Level 10 RES	824
Level 11 RES / PLANT	736
Level 12 RES	477
Level 13 RES	477
Level 14 PLANT	252
	19545

GFA (WLEP) - total area by Use	
Name	Area
BALC RES (INCL.)	68
CORE/VOID	2005
HOTEL	5031
PLANT	1988
RES	8909
RESTAURANT	280
RETAIL	1231
STORE	34
	19545

GFA (WLEP) - excl. area by Level & Use	
Name	Area
Ex. Basement Lower	
CARPARK (EXCL.)	2550
Ex. Basement Upper	
CARPARK (EXCL.)	2162
Ex. Basement Mezzanine	
CARPARK (EXCL.)	247
Level 1 HOTEL/RES	
BALC HOTEL (EXCL.)	43
BALC RES (EXCL.)	92
Level 2 (N-E RES)	
BALC HOTEL (EXCL.)	43
BALC RES (EXCL.)	92
Level 3 (N-E RES)	
BALC HOTEL (EXCL.)	43
BALC RES (EXCL.)	44
Level 4 HOTEL	
BALC HOTEL (EXCL.)	125
BALC RES (EXCL.)	40
URC (EXCL.)	175
Level 5 RES	
BALC RES (EXCL.)	59
URC (EXCL.)	99
Level 6 RES	
BALC RES (EXCL.)	61
Level 7 RES	
BALC RES (EXCL.)	61
Level 8 RES	
BALC RES (EXCL.)	61
Level 9 RES	
BALC RES (EXCL.)	61
Level 10 RES	
BALC RES (EXCL.)	61
Level 11 RES / PLANT	
BALC RES (EXCL.)	41
Level 12 RES	
BALC RES (EXCL.)	41
Level 13 RES	
BALC RES (EXCL.)	41
Level 14 PLANT	
URC (EXCL.)	95
	6334

GFA (WLEP) - excl. area by Use	
Name	Area
BALC HOTEL (EXCL.)	253
BALC RES (EXCL.)	753
CARPARK (EXCL.)	4960
URC (EXCL.)	369
	6334

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Do not scale drawings. Verify all dimensions on site

issue	amendment	date
A	ISSUE FOR INFORMATION	12.08.09
B	ISSUE FOR PREFERRED PROJECT REPORT	21.08.09

GFA DEFINITION (WLEP 1996)

GFA in relation to a building, means the sum of the areas of each level of the building, including:

- (a) the thickness of all external walls, and
 - (b) the area of voids, staircases and lift shafts, counted at each level, and
 - (c) that part of the area of balconies and verandahs which is in excess of 20m² per dwelling in the case of a building used or intended for use for residential purposes, or in excess of 10% of the site area in the case of a building used or intended for use for non-residential purposes, and
- NOTE**
 Site area = 3674sqm
 Hotel balcony area = 252.67sqm
 Hotel balcony area < 10% site area (367.4sqm)
- (d) any other areas of the building where the height of those areas exceeds 1.5 metres above ground level, and excluding:
 - (e) car parking to meet the requirements of the Council and any access to the car park, and
 - (f) any area used or intended for use as a car parking station, and
 - (g) uncovered roof terraces, and
 - (h) any area used or intended for use as an arcade.

LEGEND

- HOTEL USE
- RESIDENTIAL USE
- RETAIL USE
- PLANT (INCL. PLANT, GARBAGE, SUBSTATION & ACCESS TO PLANT)
- CORE/VOID (INCL. LIFT SHAFTS, CORES, RISER & VOIDS)
- BALCONY
- URC = UNCOVERED ROOF TERRACE
- CARPARK



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Sydney
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project
33 CROSS STREET, DOUBLE BAY

drawing
**GROSS FLOOR AREA SUMMARY
 (Woolhara LEP)**

scale at A1 1 : 500 drawing no.
 drawn Author **DA13-12**
 checked Checker issue
 project no 070068 **B**