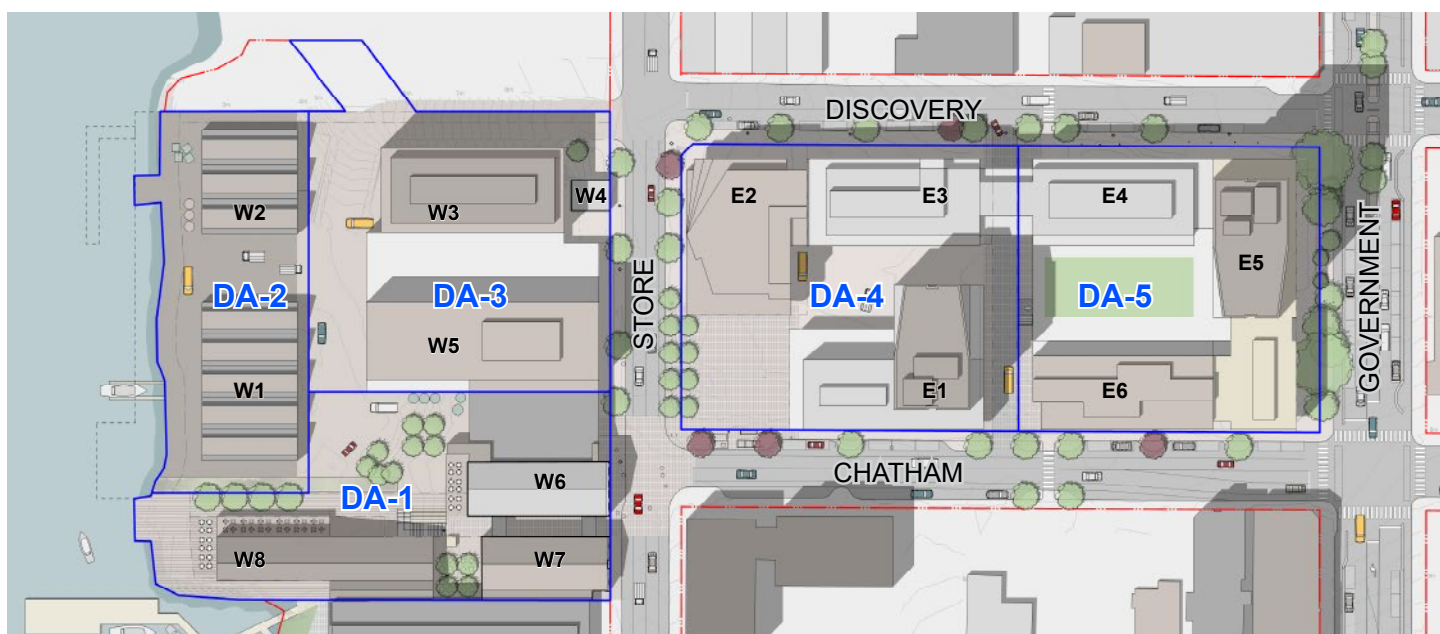


Development Area (DA)	Site Area (sqft)	Total Floor Area	FSR	Maximum Residential Gross Floor Area (sqft)	Maximum Residential Gross Floor Area (sqft)	Residential Tenure
DA-1	57,031	84,265	1.48 :1	n/a	n/a	n/a
DA-2	40,956	53,150	1.30 :1	n/a	n/a	n/a
DA-3	64,344	183,899	2.86 :1	80,400	81,600	W5 = strata
DA-4	68,957	239,374	3.47 :1	118,400	120,000	E1 = market rental; live/work; (a portion to be affordable rental subject to outcome of land lift analysis)
DA-5	61,606	317,991	5.16 :1	207,800	210,000	E5 = strata E6 = strata
West Block DA-1, DA-2, DA-3	162,331	321,314	1.98 :1			
East Block DA-4, DA-5	130,563	557,365	4.27 :1			
Combined	292,894	878,679	3.00 :1			

Note: The illustrated design and data are based on preliminary programming of use, functional area and height. The buildings and data are conceptual in nature and do not constitute detailed design for each building. Site architecture and servicing programming, and design parameters must be determined as the basis for a full design process for each building.



Development Areas