

## **Architectural Standards for the Elizabeth SP 62661**

### **Jacksons Landing Pyrmont**

#### **Introduction**

Under by-law 1 of the Jacksons Landing Community Management Statement ("CMS"), a Subsidiary Body may prescribe Architectural Standards for a Subsidiary Scheme. Once served on the Community Association, the Community Association is responsible for the Architectural Standards. This document is the Architectural Standards for the Elizabeth, being Strata Scheme 62661. These Standards must be read in conjunction with the Architectural Standards for the Community Association and set out the Standards which apply to owners and occupiers of Strata Lots in Strata Scheme SP 62661.

Refer to by-law 1 of the CMS for further information on these standards.

#### **Design Concept**

The Elizabeth was designed by Robin Dyke of Jackson Dyke. The northern facade of the original building has been maintained.

#### **General**

##### **(a) Security Grilles**

Security grilles are permitted on ground floor doors and windows in and shall match the colour of door or window, and equal to "Crimsafe"™ (ph) 02-9536-1555.

##### **(b) Light Fittings**

The light fittings on external balconies cannot be replaced.

##### **(c) Satellite Dishes**

Satellite dishes if installed shall be located upon the western lift motor room roof.

##### **(d) Real Estate Signs**

Only one sign "For Sale" or "For Lease" sign is permitted in the building at any one time. This sign:

- must not exceed 1 metre by 1 metre in size;
- must not be attached to balconies; and
- must be affixed to the inside of a window.

## **Particular requirements for the Elizabeth**

### **Window Treatment**

Generally all windows Elizabeth shall have silver backed curtains or blinds. Western Red Cedar blinds are permitted in the square openings in the eastern, southern and western elevation of the building. No window treatment is permitted to the L1 to L6 on the external glazed windows to the North Elevation

### **(h) Rum Store**

#### **Window Treatment**

Silver curtain lining or Western Red Cedar Blinds are required to all window openings as this is considered more sympathetic to the colour of the brickwork.