

PROJECT NAME

600 Lonsdale Street
Melbourne, Victoria
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V-LEADER
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Victoria, Australia

SCALE & SIGNATURE

KEY PLAN

NOTES

LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (VDN) WITH A STATED VALUE OF 16.15M
TREE PROTECTION METHODS TO BE IMPLEMENTED SUCH THAT DEMOLITION CONTROLS, SHIELDING, SCAFFOLDING, BRACING, AND CHANGING TOBER ARE DESIGNED AND MANAGED TO MAINTAIN LONG-TERM STABILITY OF COUNCIL STREET TREES. TREE 18, TREE 2, AND TREE LOGIC REPORTS REFERRED TO IN

600 LONSDALE STREET

ARCHITECTURAL DRAWINGS

GENERAL

- TP 00-01 DRAWING INDEX
- TP 00-02 DEVELOPMENT SCHEDULE
- TP 00-03 MATERIALS & FINISHES

SITE PLANS

- TP 01-01 SITE PLAN
- TP 01-02 SITE SURVEY
- TP 01-03 EXISTING CONDITIONS / DEMOLITION PLAN

PLANS

- TP 02-003 BASEMENT LEVEL 3 PLAN
- TP 02-002 BASEMENT LEVEL 2 PLAN
- TP 02-001 BASEMENT LEVEL 1 PLAN
- TP 02-00 GROUND FLOOR PLAN
- TP 02-01 FLOOR PLAN - L01
- TP 02-02 FLOOR PLAN - L02-03
- TP 02-04 FLOOR PLAN - L04
- TP 02-05 FLOOR PLAN - L05-09
- TP 02-10 FLOOR PLAN - L10
- TP 02-11 FLOOR PLAN - L11
- TP 02-18 FLOOR PLAN - L18
- TP 02-19 FLOOR PLAN - L19
- TP 02-20 FLOOR PLAN - L20
- TP 02-21 FLOOR PLAN - L21-27
- TP 02-28 FLOOR PLAN - L28
- TP 02-29 FLOOR PLAN - L29
- TP 02-41 ROOF FLOOR PLAN
- TP 02-RF ROOF PLAN

ELEVATIONS

- TP 03-01 SOUTH ELEVATION
- TP 03-02 EAST ELEVATION
- TP 03-03 NORTH ELEVATION
- TP 03-04 WEST ELEVATION
- TP 03-05 STOREFRONT ELEVATIONS

SECTIONS

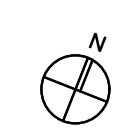
- TP 04-01 SECTION AA
- TP 04-02 SECTION BB

DETAILS

- TP 05-01 FACADE SYSTEM SHEET

NO	DATE	DESCRIPTION
1	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

DRAWING INDEX



DATE	2019 09 16	DRAWING NUMBER	TP 00-01
PROJECT NO	218702		
SCALE	AS NOTED		

600 LONSDALE STREET, MELBOURNE, VICTORIA

DEVELOPMENT SUMMARY

Site Area	1,923	m ²
Office NLA	17,792	m ²
GFA	52,976	m ²
GFA Above Ground	47,342	m ²
Hotel Guestrooms	288	keys

Notes:
NLA Net Leasable Area is all commercial/retail areas measured to the inside face of all enclosing walls.
GFA Gross Floor Area for all covered built areas including basement carparks measured to the outside face of exterior walls.
Above Grade GFA Gross Floor Area above ground excludes basement GFA

Levels	Public GFA (m ²)	Office GFA (m ²)	Hotel GFA (m ²)	TOTAL GFA (m ²)	TOTAL GFA (m ²) (above grade)	Retail NLA (m ²)	Office NLA (m ²)	Hotel Guestrooms	Balcony / Terrace (m ²)
Basement 3	1878			1878					
Basement 2	1878			1878					
Basement 1	1878			1878		1028			
Ground Floor	1917			1917	1917	349			
Level 01		1737		1737	1737				164
Level 02		1745		1745	1745		1489		19
Level 03		1745		1745	1745		1489		19
Level 04		1496		1496	1496		897		607
Level 05		1496		1496	1496		1242		12
Level 06		1496		1496	1496		1242		12
Level 07		1496		1496	1496		1242		12
Level 08		1496		1496	1496		1242		12
Level 09		1496		1496	1496		1242		12
Level 10		1252		1252	1252		700		553
Level 11		1251		1251	1251		1001		10
Level 12		1251		1251	1251		1001		10
Level 13		1251		1251	1251		1001		10
Level 14		1251		1251	1251		1001		10
Level 15		1251		1251	1251		1001		10
Level 16		1251		1251	1251		1001		10
Level 17		1251		1251	1251		1001		10
Level 18		624	625	1249	1249				10
Level 19			1250	1250	1250				10
Level 20			870	870	870				532
Level 21			870	870	870			14	0
Level 22			870	870	870			14	0
Level 23			870	870	870			14	0
Level 24			870	870	870			14	0
Level 25			870	870	870			14	0
Level 26			870	870	870			14	0
Level 27			870	870	870			14	0
Level 28			870	870	870			10	223
Level 29			869	869	869			15	0
Level 30			869	869	869			15	0
Level 31			869	869	869			15	0
Level 32			869	869	869			15	0
Level 33			869	869	869			15	0
Level 34			869	869	869			15	0
Level 35			869	869	869			15	0
Level 36			869	869	869			15	0
Level 37			869	869	869			15	0
Level 38			869	869	869			15	0
Level 39			869	869	869			15	0
Level 40			869	869	869			15	0
Roof			456	456	456				
TOTAL	7,551	24,836	20,589	52,976	47,342	1,377	17,792	288	2,267

	CARSPACES	BICYCLES	LOCKERS	SHOWERS
Basement 1				
Basement 2		118	126	10
Basement 3	42			
TOTAL	42	118	126	10

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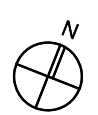
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NOTES:
LEVELS ARE TO AUSTRALIAN HEIGHT DATUM VINE PINE WITH A STATED VALUE OF 40.14M
TREE PROTECTION METHODS TO BE IMPLEMENTED SUCH THAT DEMOLITION, CONSTRUCTION, EXCAVATION, STAGING AREAS AND LOADING ZONES ARE EXCLUDED AND PROTECTED TO MAINTAIN PROPOSED CANOPY OF CANOPY STREET TREES. TREE 1 & TREE 2 - PER VEGETATION PROTECTION REPORT 6/14

NO.	DATE	DESCRIPTION
1	2019 OCT 04	TOWN PLANNING RFI RESPONSE
1	2019 SEPT 18	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

DEVELOPMENT SCHEDULE

DATE: 2019.10.04
 PROJECT NO: 218702
 DRAWING NO: TP 00-02
 SHEET NO: 5/59/02



TP 00-02

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M2
TC
G1

M1
G2
S1

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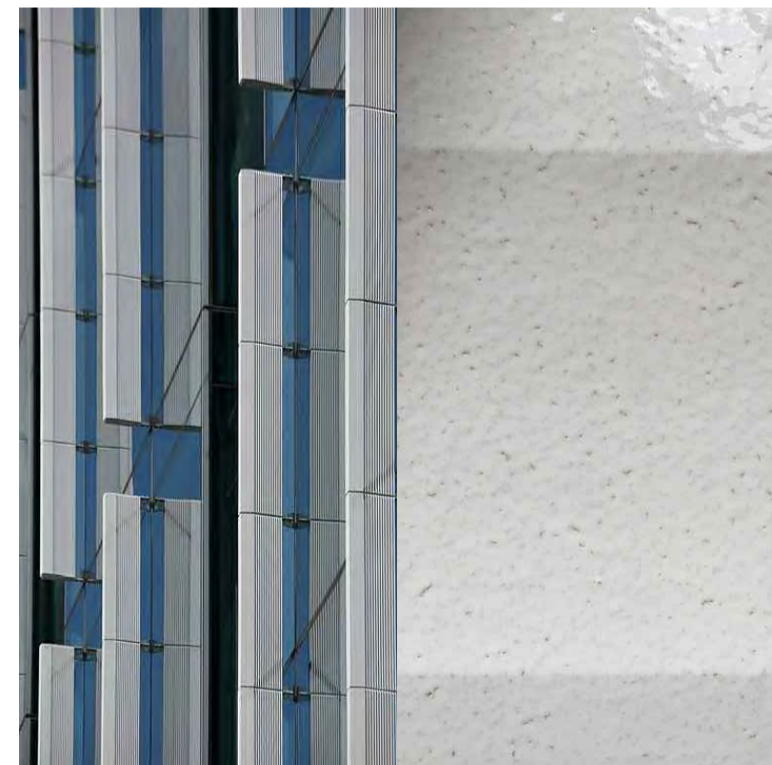
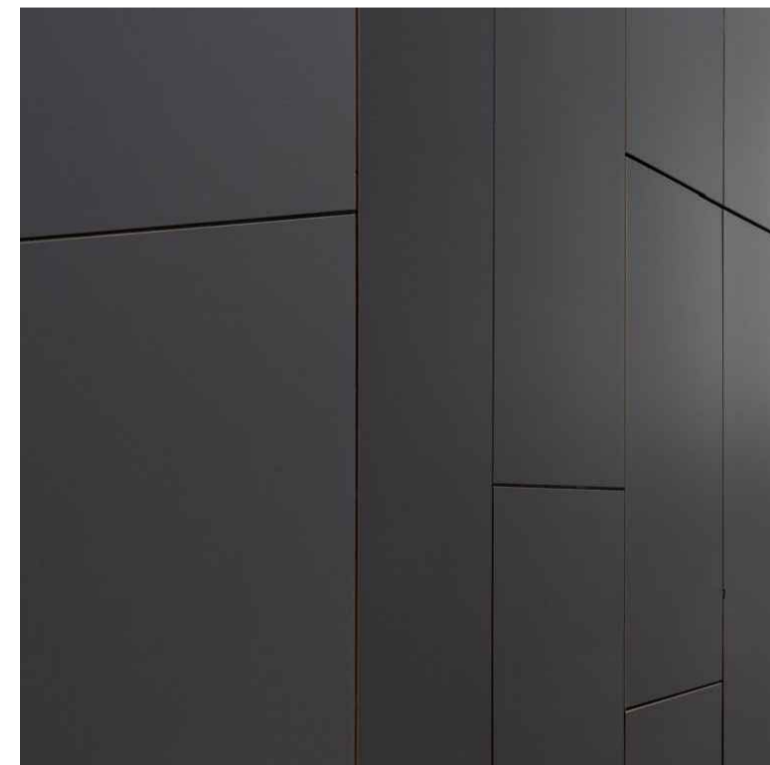
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SCALE & SIGNATURE

REV PLAN

NOTES
LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (VDN) WITH A STATED VALUE OF 10.15M
THESE PROTECTION METHODS TO BE IMPLEMENTED SUCH THAT DEMOLITION
CONTROLLED, SAFETY, SCAFFOLDING, SIGNAGE, AND LIFTING TOBES ARE
DESIGNED AND MANAGED TO MAINTAIN ONGOING SAFETY OF COLONIA STREET
TRAFFIC. SEE 1A, 1B, 2, AND 3 FOR PHOTOLOGICAL REPORT E.10

RENDER REFERENCE



G1
HIGH PERFORMANCE INSULATED
GLAZING WITH LOW-E COATING,
LIGHT SILVER GREY TINT
(MAXIMUM REFLECTIVITY, 20%)

G2
HIGH PERFORMANCE INSULATED
GLAZING WITH LOW-E COATING,
CLEAR, LOW IRON
(MAXIMUM REFLECTIVITY, 20%)

M1
PRE-FINISHED PAINTED METAL -
CHARCOAL GREY COLOUR

M2
PRE-FINISHED PERFORATED
METAL - CHARCOAL GREY COLOUR

TC
GLAZED TERRACOTTA FINES -
3 COLOURS (LIGHT-MEDIUM GREY)

S1
BLUESTONE CLADDING -
FLAMED FINISH

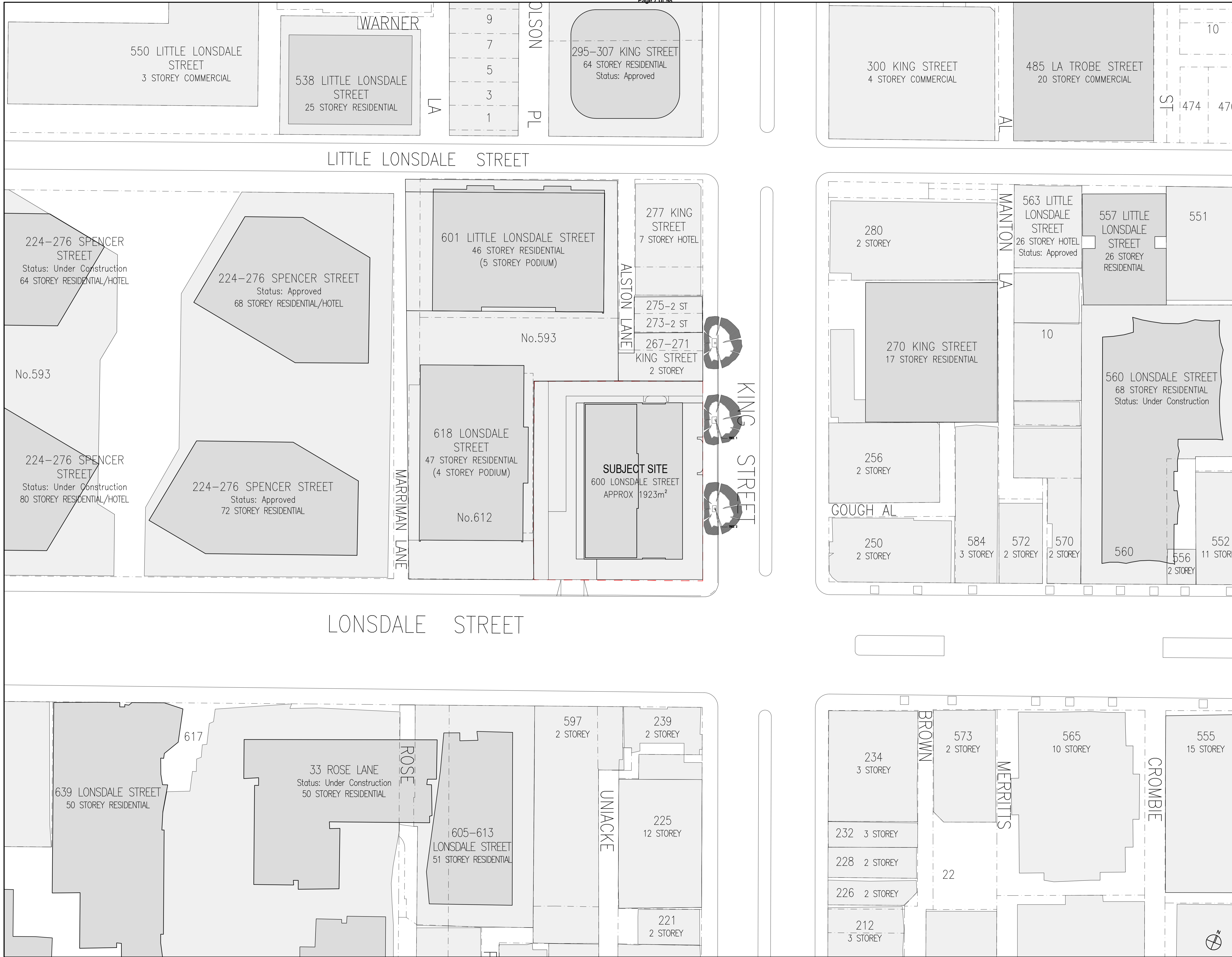
MATERIALS / FINISHES

NO	DATE	DESCRIPTION
1	2019 SEPT 16	TOWN PLANNING R1 RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

PROJECT NAME

MATERIALS &
FINISHES
(INFORMATION PURPOSES ONLY)

DATE: 2019.09.16
PROJECT NO: 218702
SCALE: AS SHOWN
DRAWING NUMBER: TP 00-03
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NOTES:
LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (SEA LEVEL) WITH A STATED VALUE OF 16.14 M
BRIEF PROJECTIONS ARE TO BE SUPPLEMENTED WITH THE RELEVANT CONSTRUCTION CONTRACTS, CONTRACTS, SPECIFICATIONS, STATING APPLICABLE AND LATEST FORMS ARE REQUIRED AND MANAGED TO MAINTAIN PROGRESS QUALITY OF PLANNING STREET DESIGN, TABLE 1 & TABLE 2 - FOR THE LOGIC AND REPORT 6 & 19

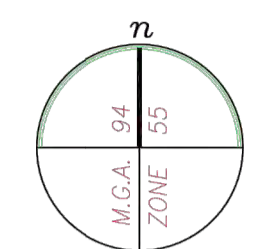
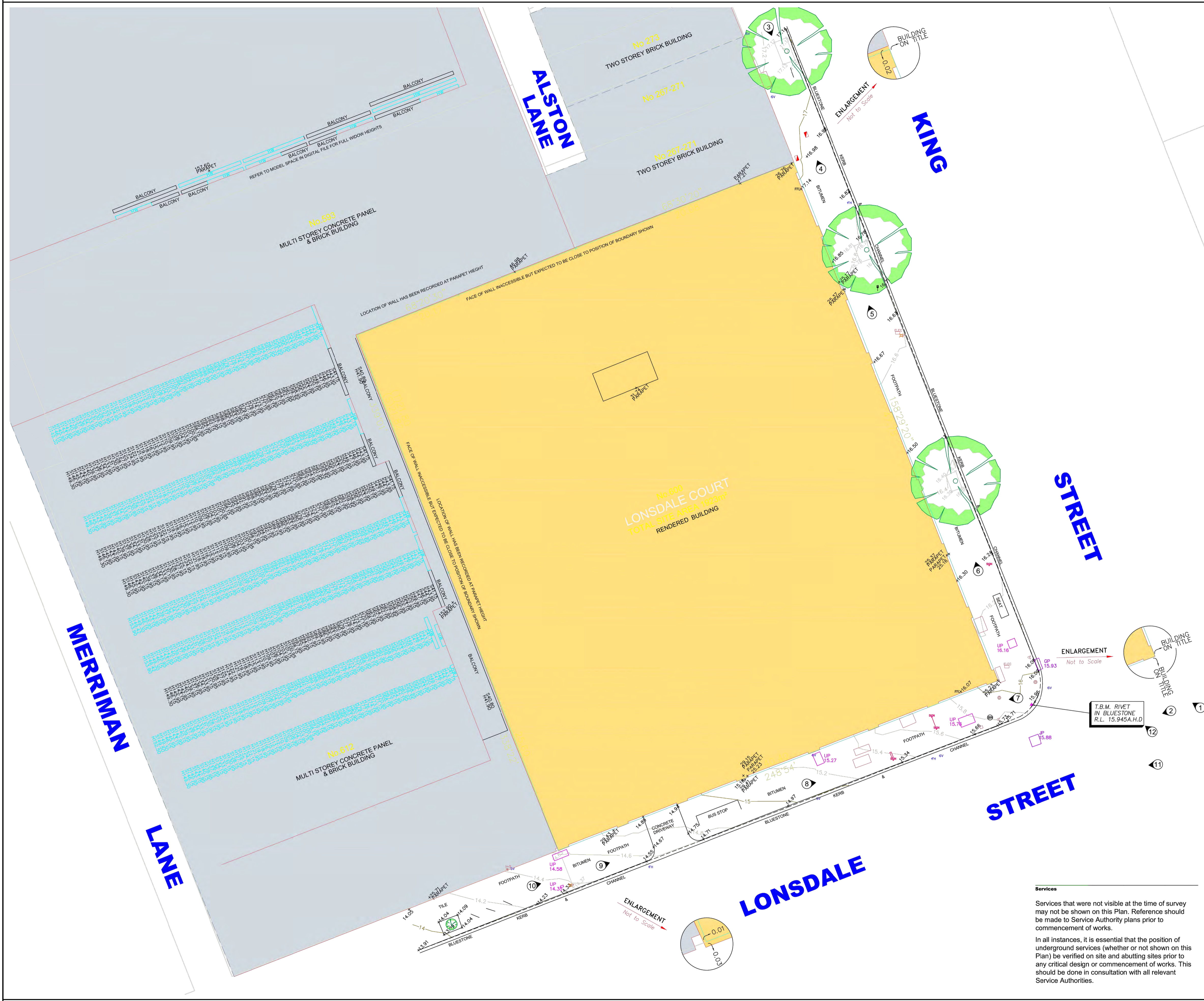
NO.	DATE	DESCRIPTION
1	2019 SEPT 16	TOWN PLANNING RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

SHEET NAME:
SITE PLAN

DATE: 2019.09.16
PROJECT NO: 218702
SCALE: 1:480

ISSUE NUMBER:
TP 01-01

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Legend

5	Temporary Bench Mark	▲
104	Existing Surface	x
107	Floor Level	FTX
201	Tree > 2m	⊕
309	Grated Pit	⊕
310	Junction Pit	⊕
403	Edge of Bitumen	—
406	Lip of Kerb/Channel	—
407	Invert of Kerb/Channel	—
409	Top of Kerb/Channel	—
421	Edge of Paving	—
503	Sign	—
505	Traffic Signal Pole	—
507	Traffic Signal Pit	—
522	Rubbish Bin	—
523	Seat	—
524	Bike Rack	—
527	Ticket Machine	—
603	Building	—
604	Balcony	—
605	Window	—
633	Parapet	x
641	Aerial Photo linework	—
711	Light Pole	—
716	Electricity Pit	—
721	Telecom Pit	—
729	Telecom Pit	—
747	Inspection Shaft Cap	—
751	Stop Valve	—
753	Fire Hydrant	—
762	Unclassified Pit	—
810	Bus/Tram Shelter	—
950	Title	—
998	Digital Cadastral Map Base	—

Notations
 Date of Survey August 2018
 Land Subject to Easement - Nil
 This Plan is to be read in conjunction with the attached Surveyors Report.
 Subtract 6"54' for Title datum
 The location of buildings beyond site boundaries are indicative only.
 Information relating to abutting properties has only been shown where visible or accessible.
 Aerial photograph linework (Layer 641) is approximate only (derived from an aerial photograph).
 The Digital Cadastral Map Base linework (Layer 998) is indicative only and should not be used for design purposes.

Notes
 Windows on neighbouring properties have been located remotely and categorised by visual interpretation only.
 HW - Habitable Window
 NHW - Non-habitable Window
 H - Window head
 S - Window sill
 Refer to Plan Ref:300584-BA for site photographs.
 Direction of photographs shown thus ①

All dimensions and survey marks shown on this Plan should be verified/confirmed by all contractors and consultants prior to any future construction & site works.
 Levels shown thus ② are to Australian Height Datum vide PM51 with a stated value of RL 14.945
 Refer to frozen layers with a suffix of -L for levels.
 Refer to frozen layers with a suffix of -C for crosses.
 Refer to frozen layer "TRIANGLE" for 3D Triangles.
 Contour Interval 0.2 metres.

Scale 1:150
 Certified Chris Powell Licensed Surveyor
 Drawn TD
 Date 29/08/18
 Survey Data 30058404.see
 CAD drawing number 300584-AA
 Original sheet size A1
 Client Argo Group
 Project 600 Lonsdale Street Melbourne Lonsdale Court
 Details Boundary Re-establishment Feature and Level Survey
 Sheet 1 of 1
 Job Number 300584

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 DEVELOP WITH CONFIDENCE
 Formerly Bosco Janson



Services
 Services that were not visible at the time of survey may not be shown on this Plan. Reference should be made to Service Authority plans prior to commencement of works.
 In all instances, it is essential that the position of underground services (whether or not shown on this Plan) be verified on site and abutting sites prior to any critical design or commencement of works. This should be done in consultation with all relevant Service Authorities.

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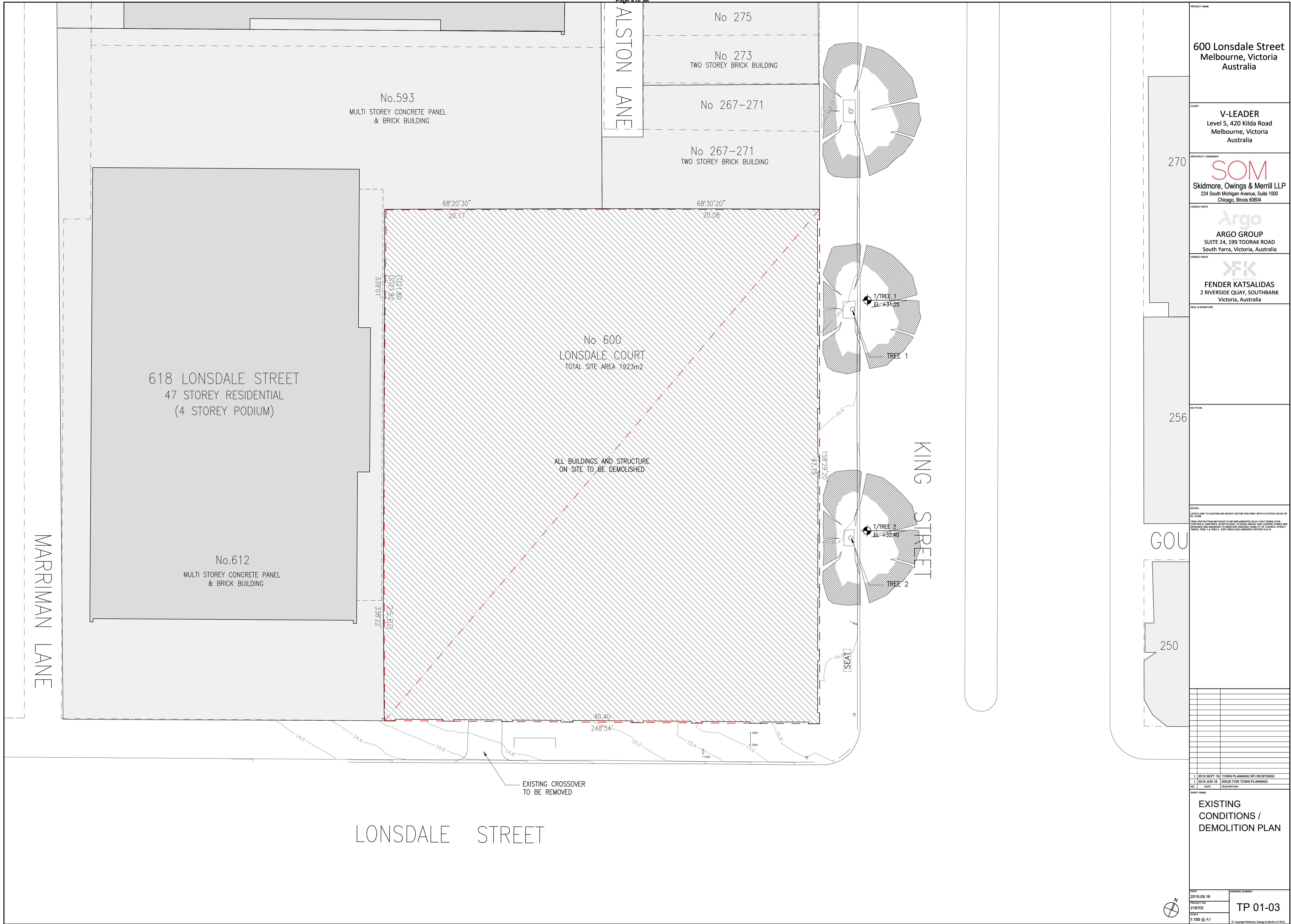
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DATE
 2019.09.16

PROJECT NO.
 218702

ISSUE FOR TOWN PLANNING
 TP 01-02

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KEY PLAN
 256

NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS NOTED OTHERWISE WITH A STATED VALUE OF RL TO AHD
 TREE PROTECTION METHODOLOGY TO BE DETERMINED BY TREE SURVEYOR
 CONTROLLED ZONES, SIGNAGE, STAKING, STAKING AREAS AND LANDING ZONES ARE TO BE MAINTAINED TO MAINTAIN PROTECTIVE VALUE OF PLANTING STREET TREES, TREE 1 & TREE 2 - FOR TREELOGIC ARBORIST REPORT 6 & 19

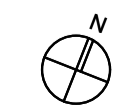
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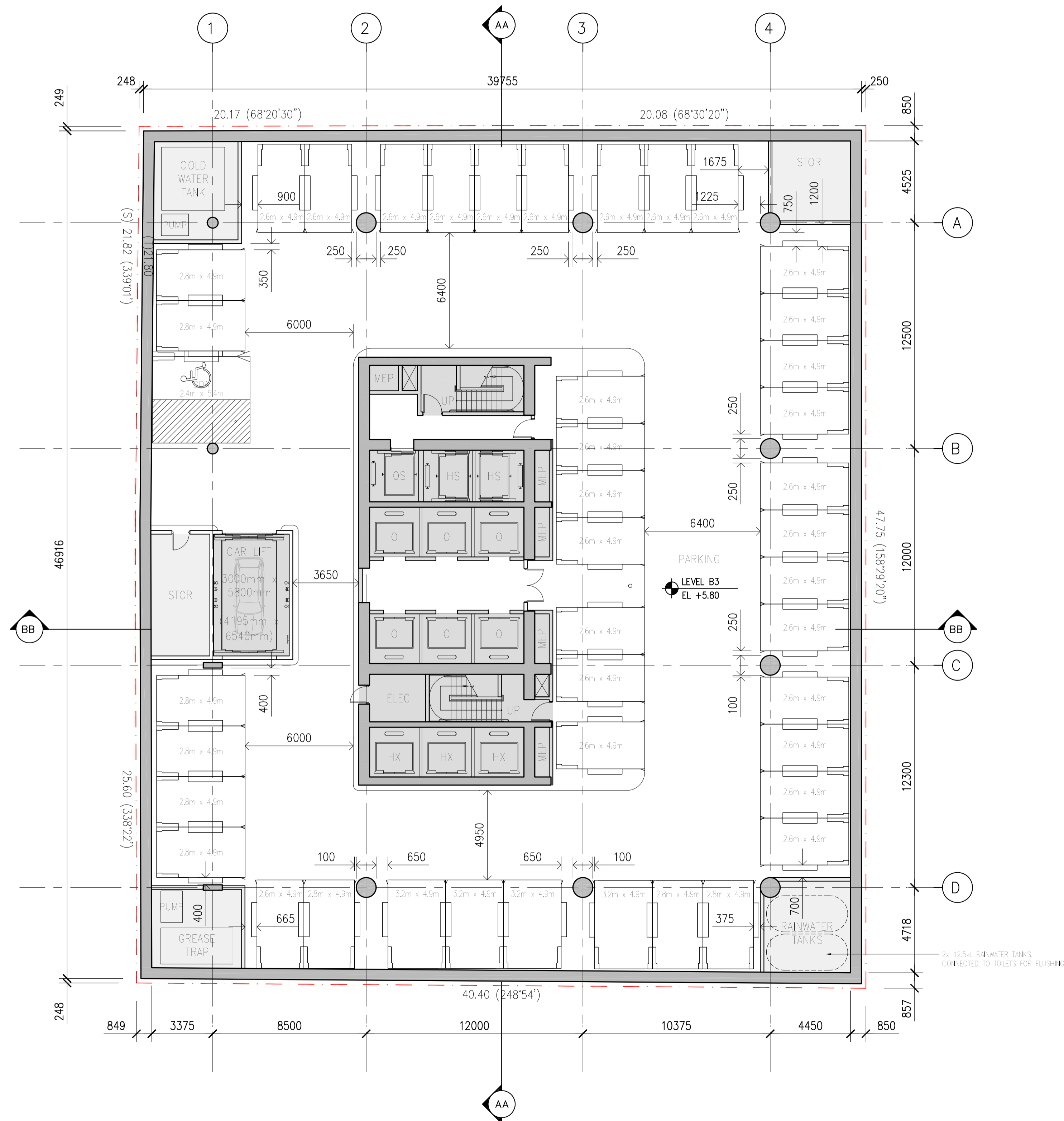
NO.	DATE	DESCRIPTION
1	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

SHEET NAME:
EXISTING CONDITIONS / DEMOLITION PLAN

DATE
 2019.09.16
 PROJECT NO.
 218702
 DRAWING NUMBER
TP 01-03

SCALE
 1:150 @ A1
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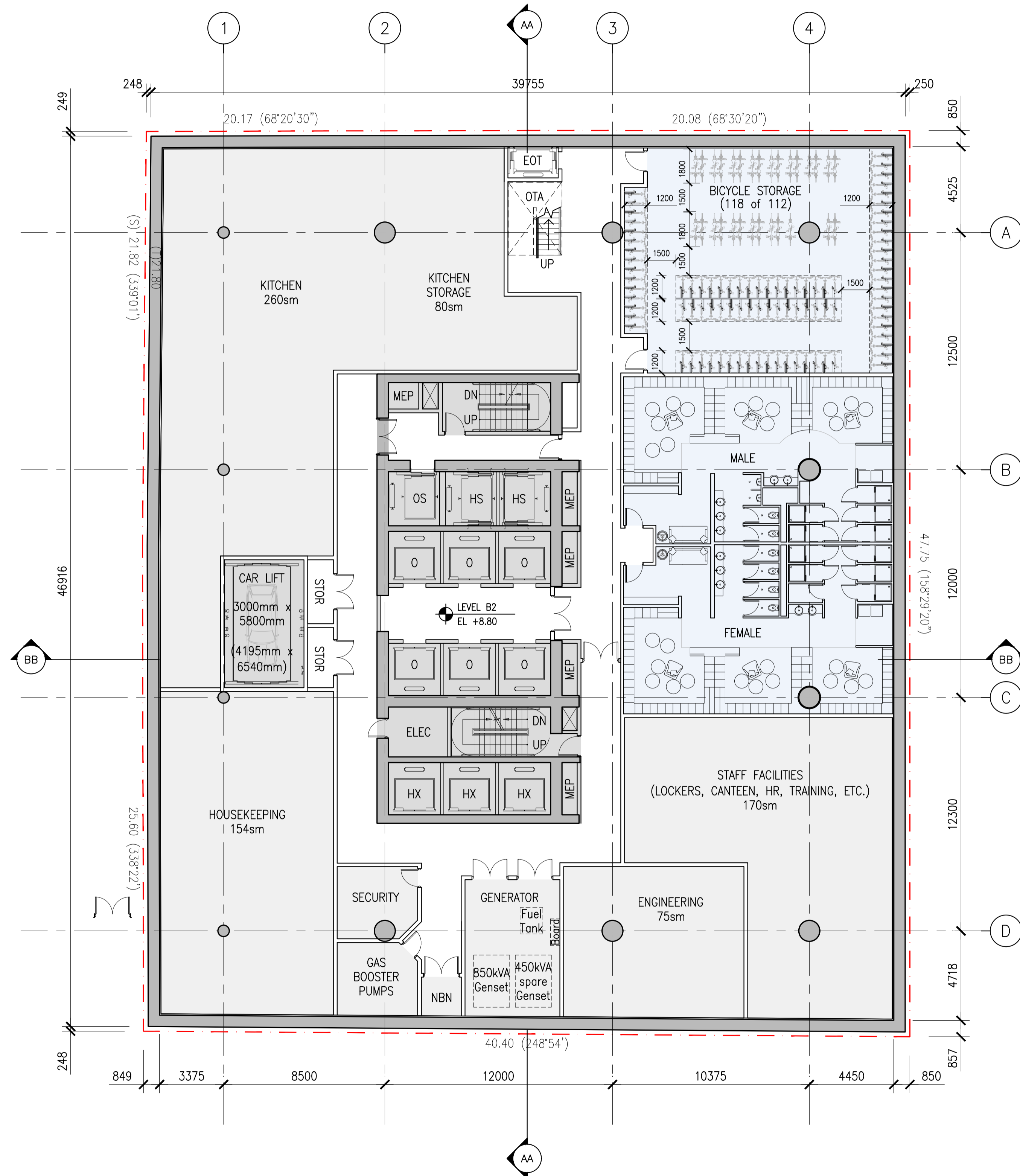
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Victoria, Australia

NOTES:
LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (MSL) UNLESS STATED OTHERWISE.
FROM PROJECTIONS METHODS TO BE IMPLEMENTED SUCH THAT SEPARATION
CONTROLS, QUALITIES, SCHEDULING, FINISHING AREAS, AND LOADING ZONES ARE
RESERVED AND MANAGED TO MAINTAIN PROTECTIVE ABILITY OF COLONIA STREET
TREES, TREE 1 & TREE 3, 408 TREELOGIC ARCHITECT REPORT 6/19

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

**BASEMENT LEVEL 3
PLAN**

DATE: 2019.09.16
PROJECT NO.: 218702
SHEET NO.: TP 02-003
SCALE: 1:150 @ A1
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SCALE & SIGNATURE

KEY PLAN

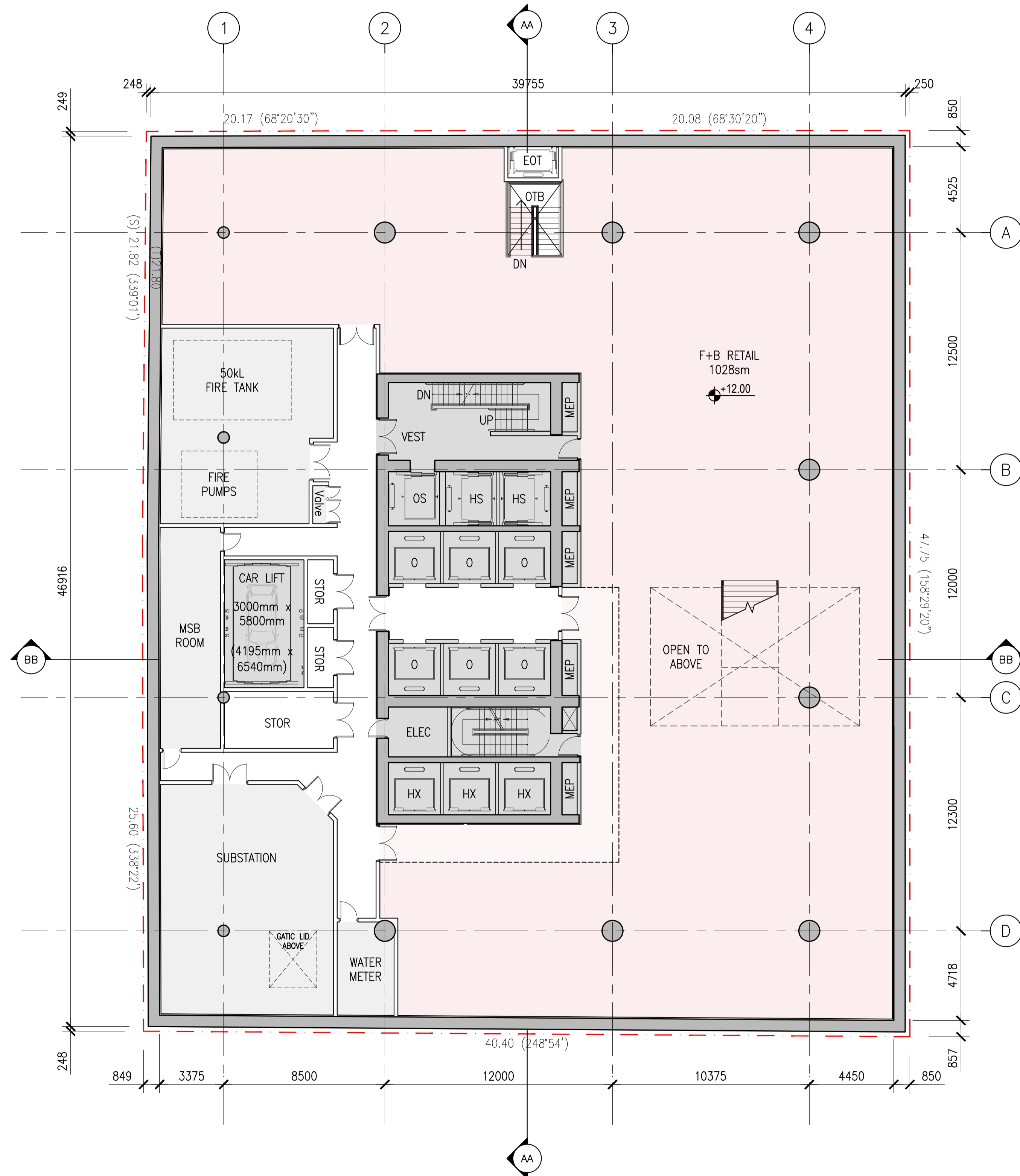
NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (ADE) WITH A STATED VALUE OF 16.14 MGD
 TREE PROTECTION METHCLOS TO BE IMPLEMENTED SUCH THAT PROTECTION CONTROLS, GATES, SIGNS, BARRIERS, STAKING, AND LANDING ZONES ARE DESIGNATED AND MANAGED TO MAINTAIN PROTECTIVE QUALITY OF PLANTED STREET TREES, TREE 1 & TREE 2 - FOR TREELOGIC, ARBORIST REPORT 6 & 19

NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RESPONSE

SHEET NAME

BASEMENT LEVEL 2 PLAN

DATE
 2019.09.16
 PROJECT NO.
 218702
 SHEET NO.
 1:150 @ A1
 DRAWING NUMBER
TP 02-002
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SEAL & SIGNATURE

KEY PLAN

NOTES
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 TREE PROTECTION METHUENS TO BE IMPLEMENTED SUCH THAT PROTECTION CONTROLS, SIGNAGES, SCAFFOLDING, STAKING AREAL AND LANDING ZONES ARE DESIGNER AND MANAGED TO MAINTAIN PROTECTIVE QUALITY OF PLANT AND STREET TREES. TREE 1 & TREE 2 - FOR TREELOGIC ARBORIST REPORT 6 & 9

NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RESPONSE

SHEET NAME

BASEMENT LEVEL 1 PLAN

DATE
 2019.09.16

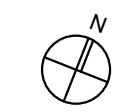
PROJECT NO.
 218702

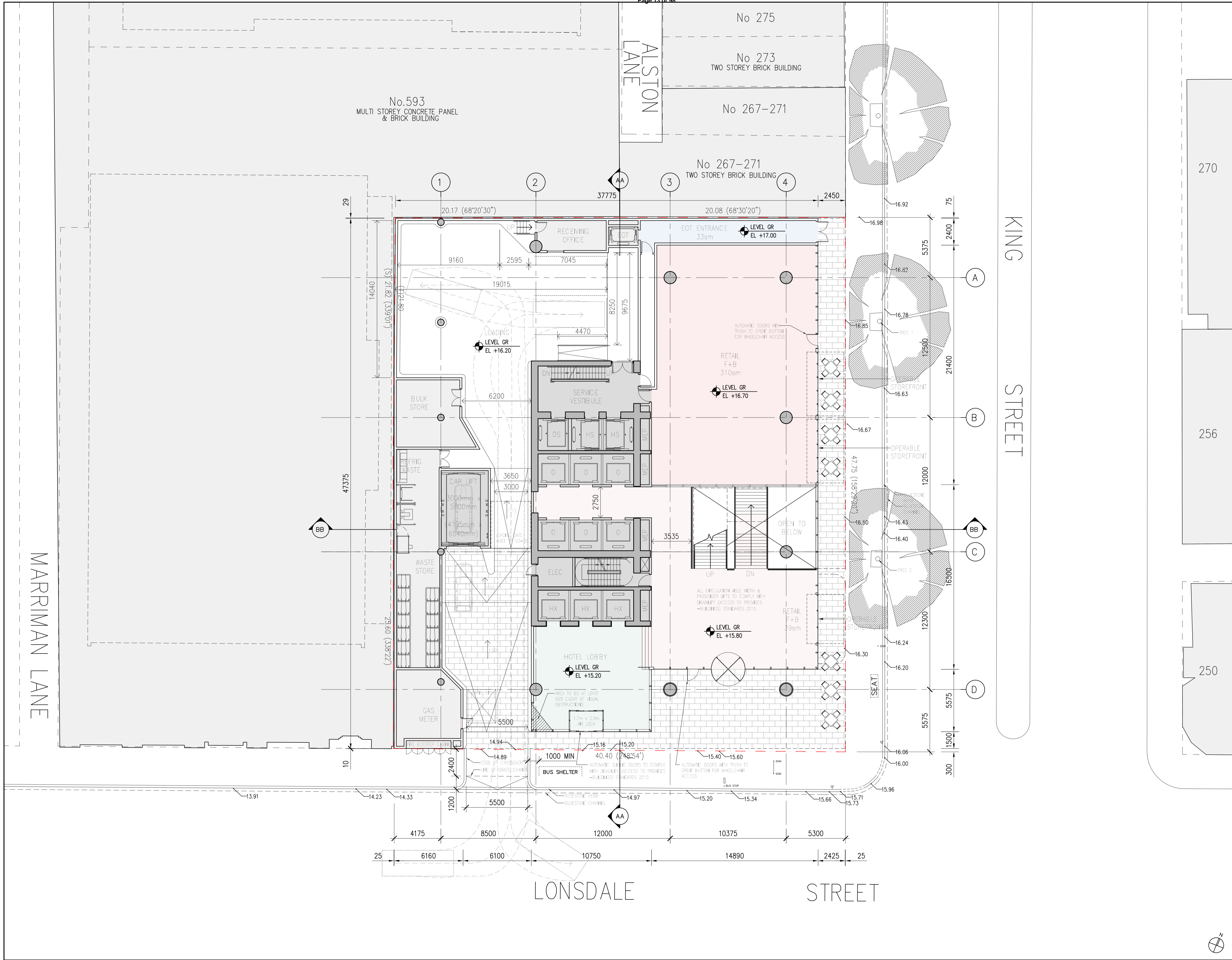
ISSUE NO.
 1

SCALE
 1:150 @ A1

DRAWING NUMBER
TP 02-001

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NOTES:
LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (AHD) WITH A STATED VALUE OF 0.00 M.

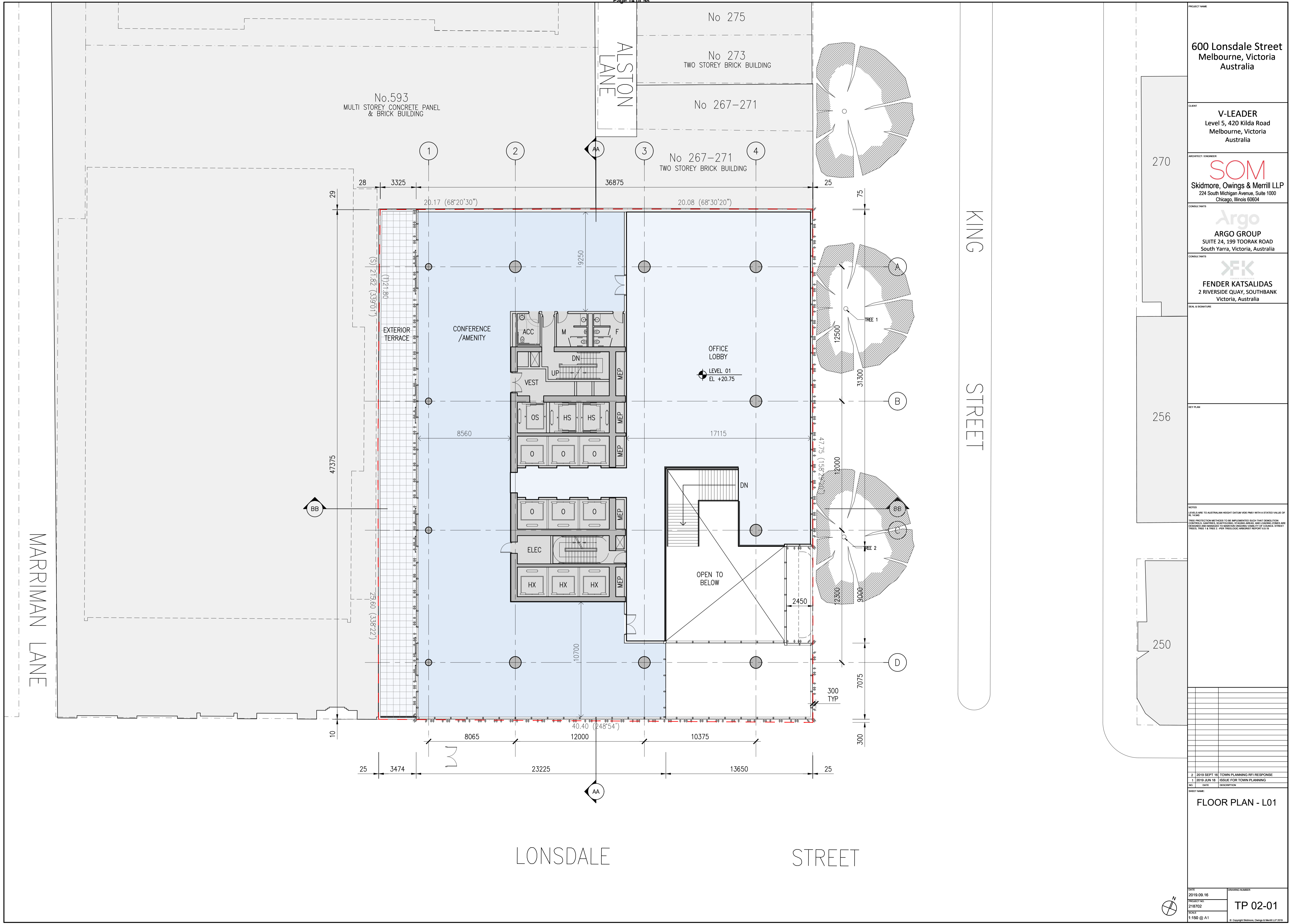
REVISIONS:

NO.	DATE	DESCRIPTION
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1	2019 JUN 18	ISSUE FOR TOWN PLANNING

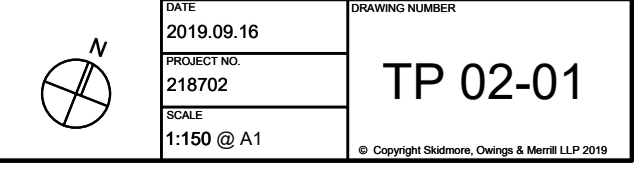
GROUND FLOOR PLAN

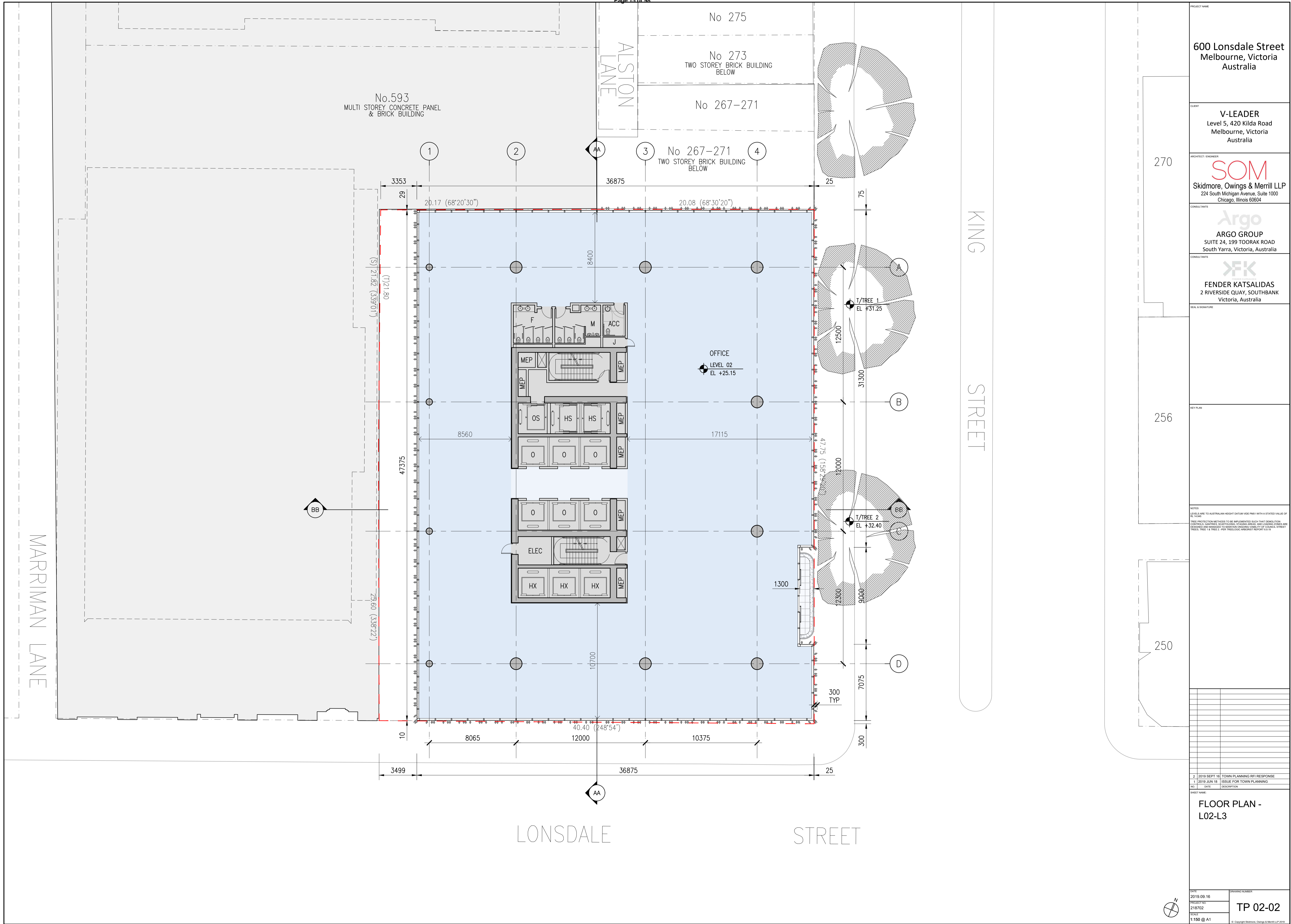
TP 02-00

DATE: 2019.09.16
PROJECT NO.: 218702
SCALE: 1:150 @ A1



PROJECT NAME	600 Lonsdale Street Melbourne, Victoria Australia									
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CONSULTANTS	FK FENDER KATSALIDAS 2 RIVERSIDE QUAY, SOUTHBANK Victoria, Australia									
DATE & SIGNATURE										
KEY PLAN										
NOTES	<p>LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (SEA LEVEL) WITH A STATED VALUE OF 0.0000</p> <p>FOR PROJECTIONS REFER TO BE IMPLEMENTED WITH THE STATED VALUE OF 0.0000</p> <p>CONCRETE, GYPSUM, SCOFFLING, STAIRING, BRICK AND LAMINATE ARE TO BE USED AND MANAGED TO MAINTAIN PROPER QUALITY OF FINISH STREET TREES, TREE 1 & TREE 2 - FOR TREELOGIC ARBORIST REPORT 6 & 19</p>									
REVISIONS	<table border="1"> <thead> <tr> <th>NO.</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>2019 JUN 18</td> <td>ISSUE FOR TOWN PLANNING</td> </tr> <tr> <td>2</td> <td>2019 SEPT 16</td> <td>TOWN PLANNING RFI RESPONSE</td> </tr> </tbody> </table>	NO.	DATE	DESCRIPTION	1	2019 JUN 18	ISSUE FOR TOWN PLANNING	2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
NO.	DATE	DESCRIPTION								
1	2019 JUN 18	ISSUE FOR TOWN PLANNING								
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE								
SHEET NAME	FLOOR PLAN - L01									
DATE	2019.09.16									
PROJECT NO.	218702									
ISSUE	TP 02-01									
SCALE	1:150 @ A1									
DRAWING NUMBER	TP 02-01									





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2019.09.16

PROJECT NO.
218702

ISSUE FOR TOWN PLANNING

SHEET NAME
FLOOR PLAN - L02-L3

DRAWING NUMBER
TP 02-02

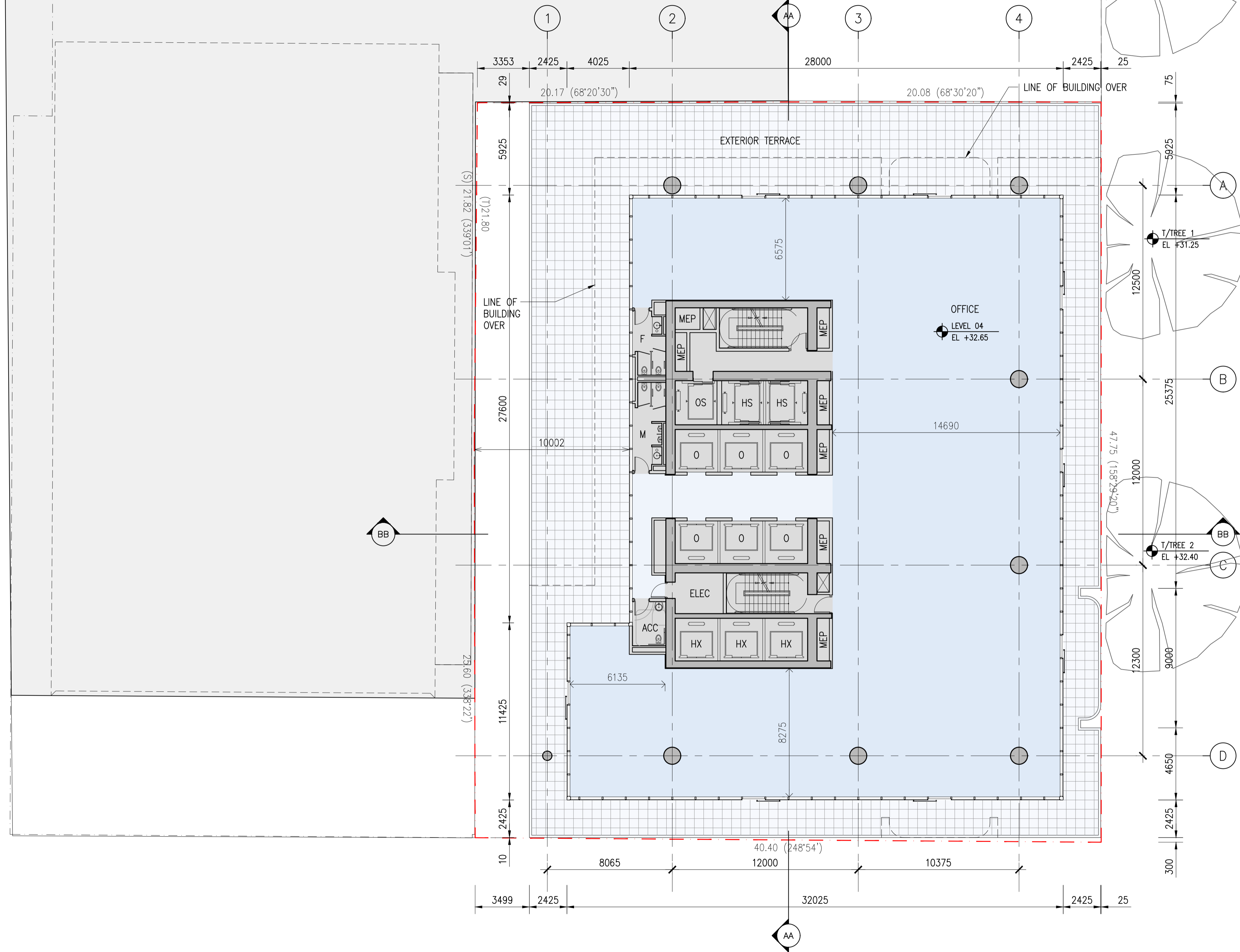
SCALE
1:150 @ A1

NOTES
LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (ADE) WITH A STATED VALUE OF 16.14 M
FOR PROTECTION PURPOSES TO BE IMPLEMENTED SUCH THAT SENSITIVE CONTROLS, SIGNAGES, SCYFOLDING, STAGING AREAS AND LOADING ZONES ARE PROTECTED AND MANAGED TO MAINTAIN PROTECTIVE QUALITY OF PLANT STREET TREES: TREE 1 & TREE 2 - FOR TREELOGIC AND/OR REPORT 6 & 19

REVISIONS

NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE

No.593
MULTI STOREY CONCRETE PANEL
& BRICK BUILDING



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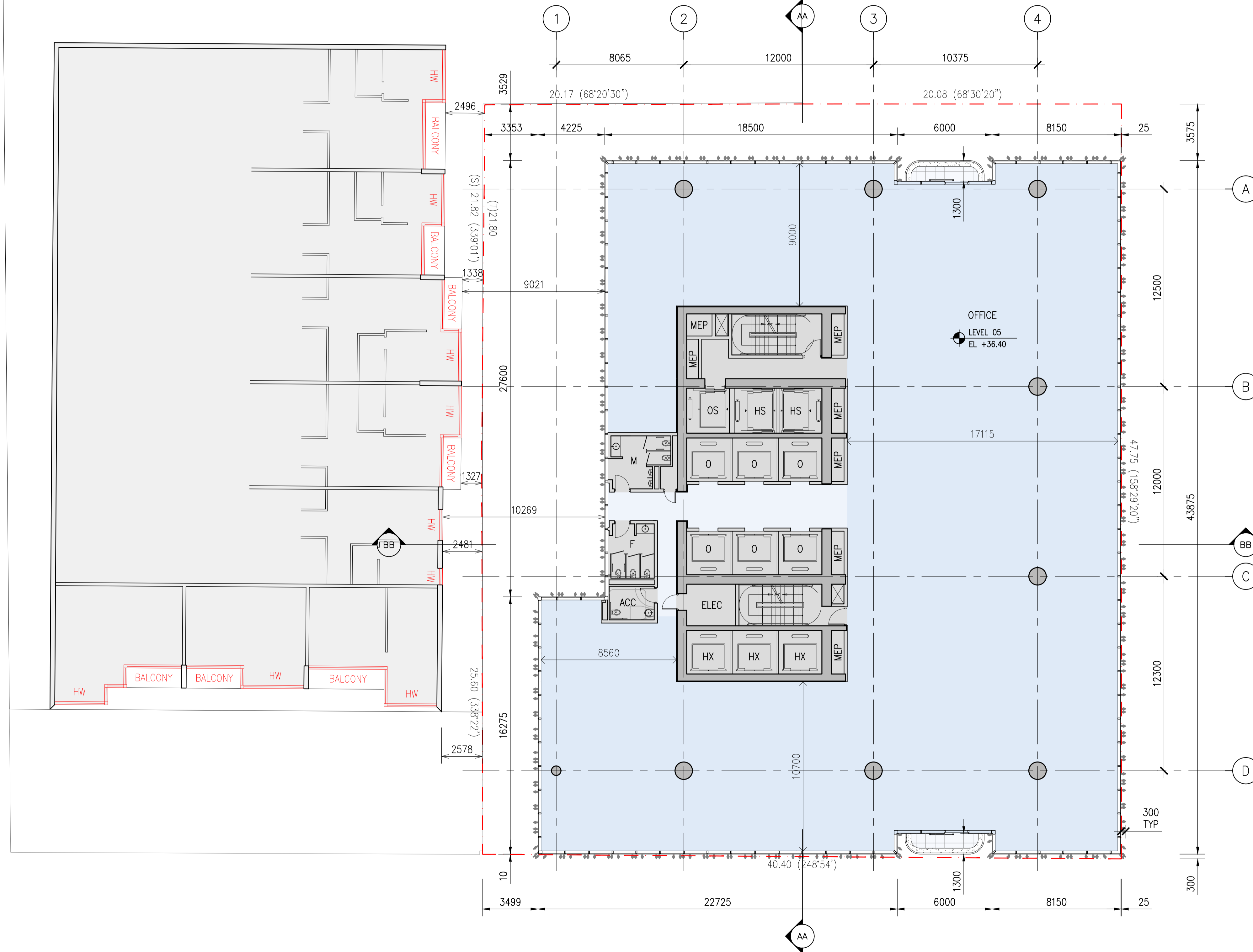
KEY PLAN

NOTES
LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED. VALUES OF 0.15 M AND ABOVE ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED. VALUES OF 0.15 M AND ABOVE ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED. VALUES OF 0.15 M AND ABOVE ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED.

NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RESPONSE

SHEET NAME:
FLOOR PLAN - L04

DATE: 2019.09.16
PROJECT NO: 218702
SCALE: 1:150 @ A1
DRAWING NUMBER: **TP 02-04**
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NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED WITH A STATED VALUE OF RL TO AHD
 TREE PROTECTION METHCROS TO BE IMPLEMENTED IN ACCORDANCE WITH TREE PROTECTION
 CONTROLS, GUIDELINES, SCHEDULING, STAKING, AREAS AND LOCATIONS TO BE
 IDENTIFIED AND MANAGED TO MAINTAIN PROTECTIVE VALUE OF PLANT AND STREET
 TREES, TREE 1 & TREE 2 - FOR TREELOGIC, ARBORIST REPORT 6 & 9

NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RESPONSE

SHEET NAME
FLOOR PLAN - L05-09

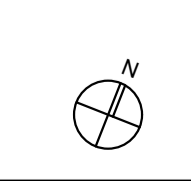
DATE
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PROJECT NO.
 218702

ISSUE NO.
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SCALE
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DRAWING NUMBER
TP 02-05



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SCALE & SIGNATURE

NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED WITH A STATED VALUE OF RL TO AHD
 TREE PROTECTION METHCROS TO BE IMPLEMENTED FROM TREE REMOVAL CONTROL ZONES, SCOFFOLDING, STAKING AREAS AND LACING ZONES ARE DESIGNATED AND MANAGED TO MAINTAIN PROTECTIVE QUALITY OF PLANT STREET TREES. TREE 1 & TREE 2 - FOR TREELOGIC ARBORIST REPORT 6 & 9

KEY PLAN

NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RESPONSE

SHEET NAME:
FLOOR PLAN - L10

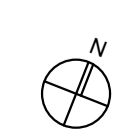
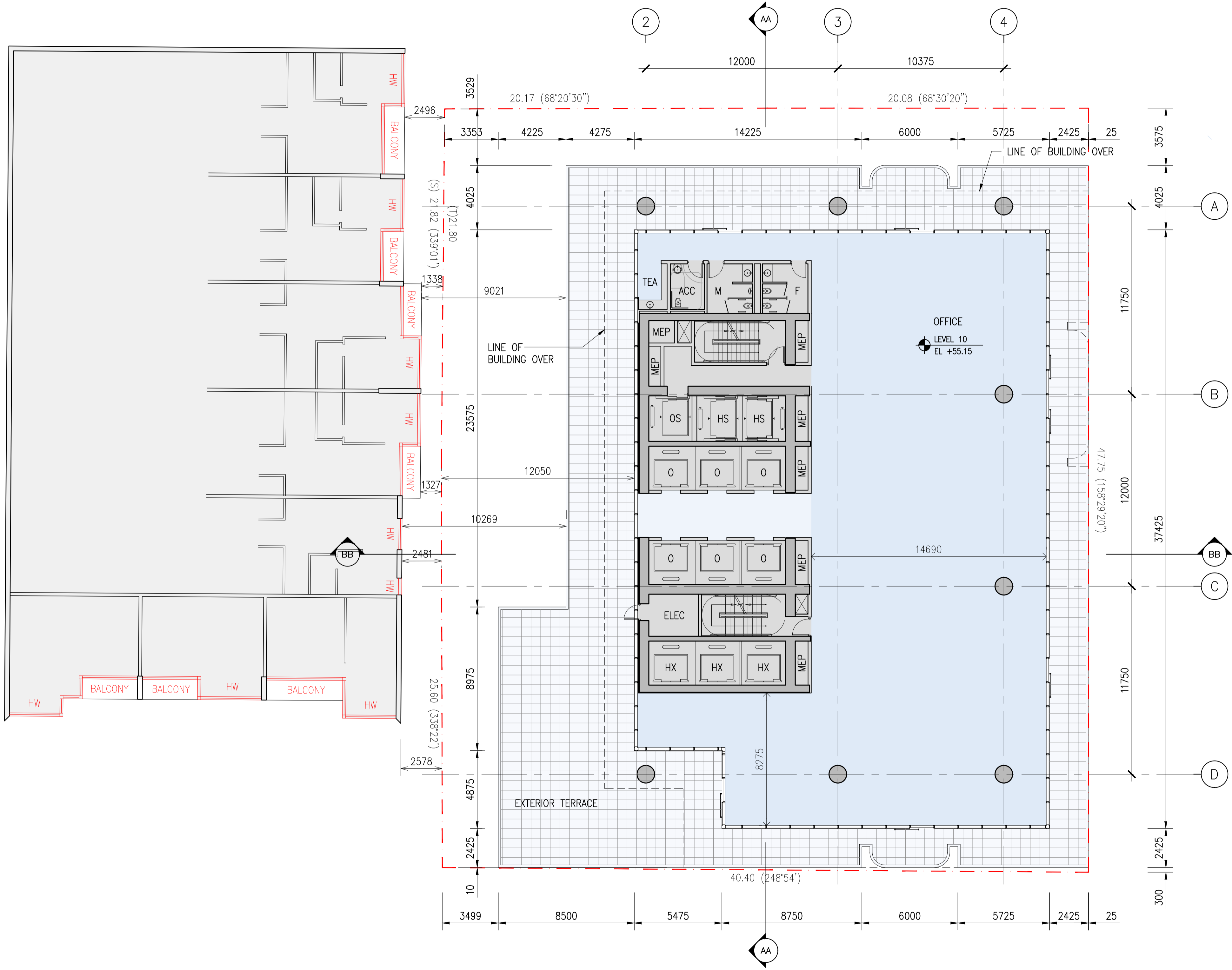
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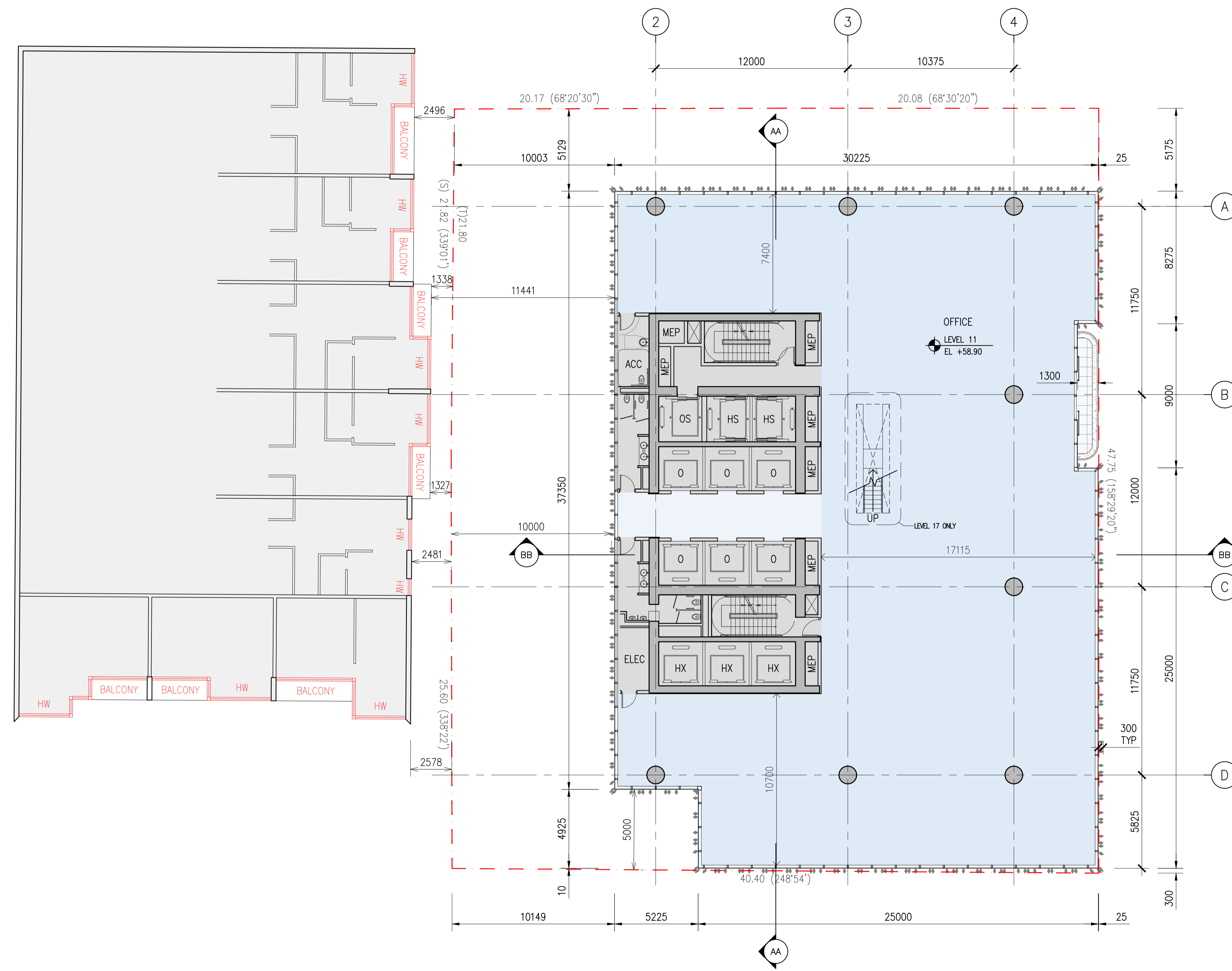
PROJECT NO.
 218702

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DRAWING NUMBER
TP 02-10

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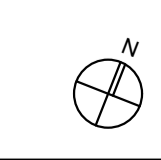
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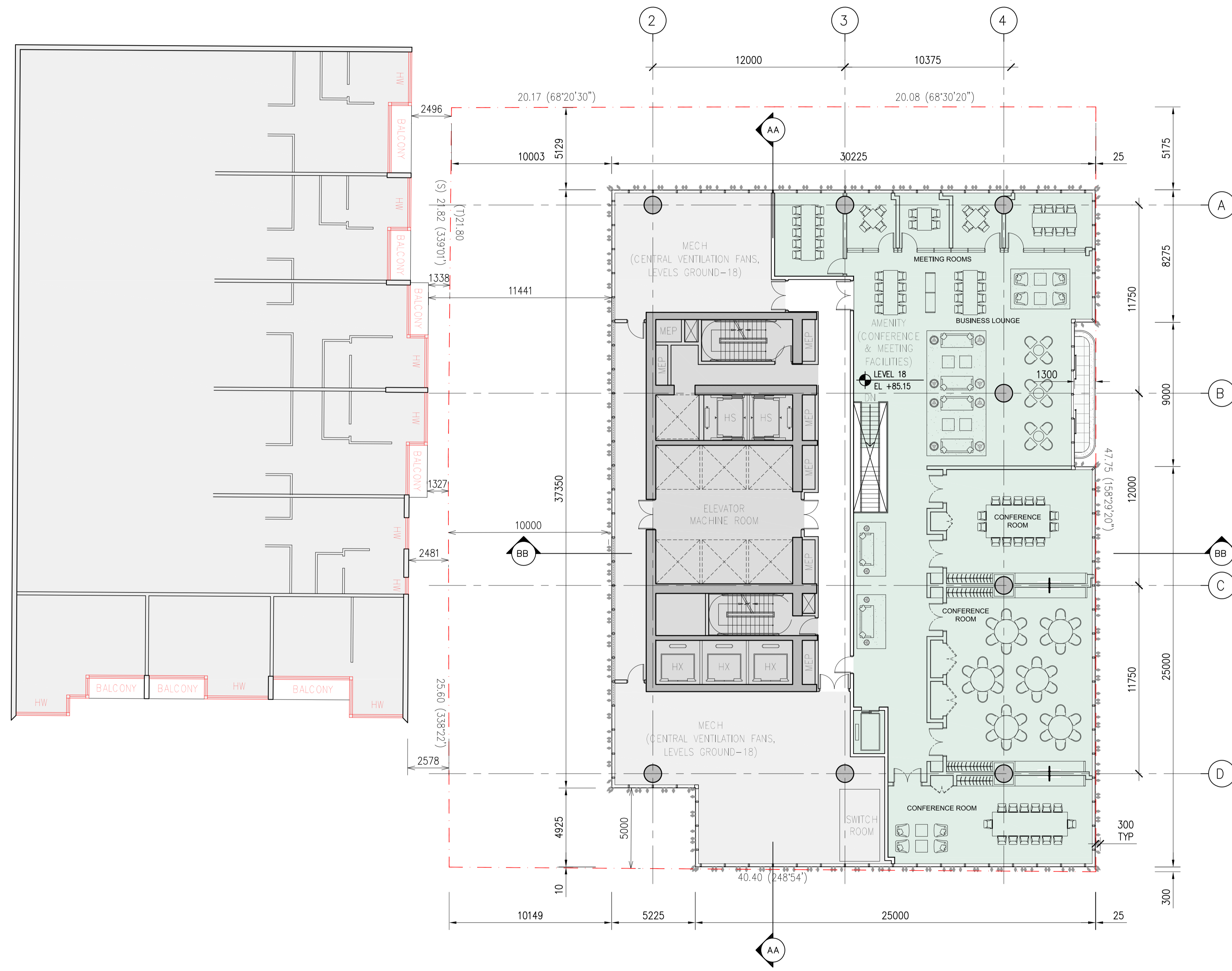
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NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RESPONSE

SHEET NAME:
FLOOR PLAN - L11-17

DATE: 2019.09.16
 PROJECT NO: 218702
 SHEET NO: TP 02-11
 SCALE: 1:150 @ A1
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KEY PLAN

NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED WITH A STATED VALUE OF MSL.
 THESE PROTECTION METHODS TO BE IMPLEMENTED SUCH THAT DESCRIPTION, CONTROLS, GUARDRAILS, SCAFFOLDING, STAGING AREAS, AND LOADING ZONES ARE SECURED AND PROTECTED TO PREVENT COLLISION AND IMPACT OF COLLISION WITH THESE TRUCKS. THESE ARE TO BE PERFORMED IN ACCORDANCE WITH THE REPORT DATED 15/06/19.

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING REF RESPONSE
1	2019 JUN 15	ISSUE FOR TOWN PLANNING

SHEET NAME
FLOOR PLAN - L18

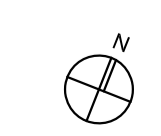
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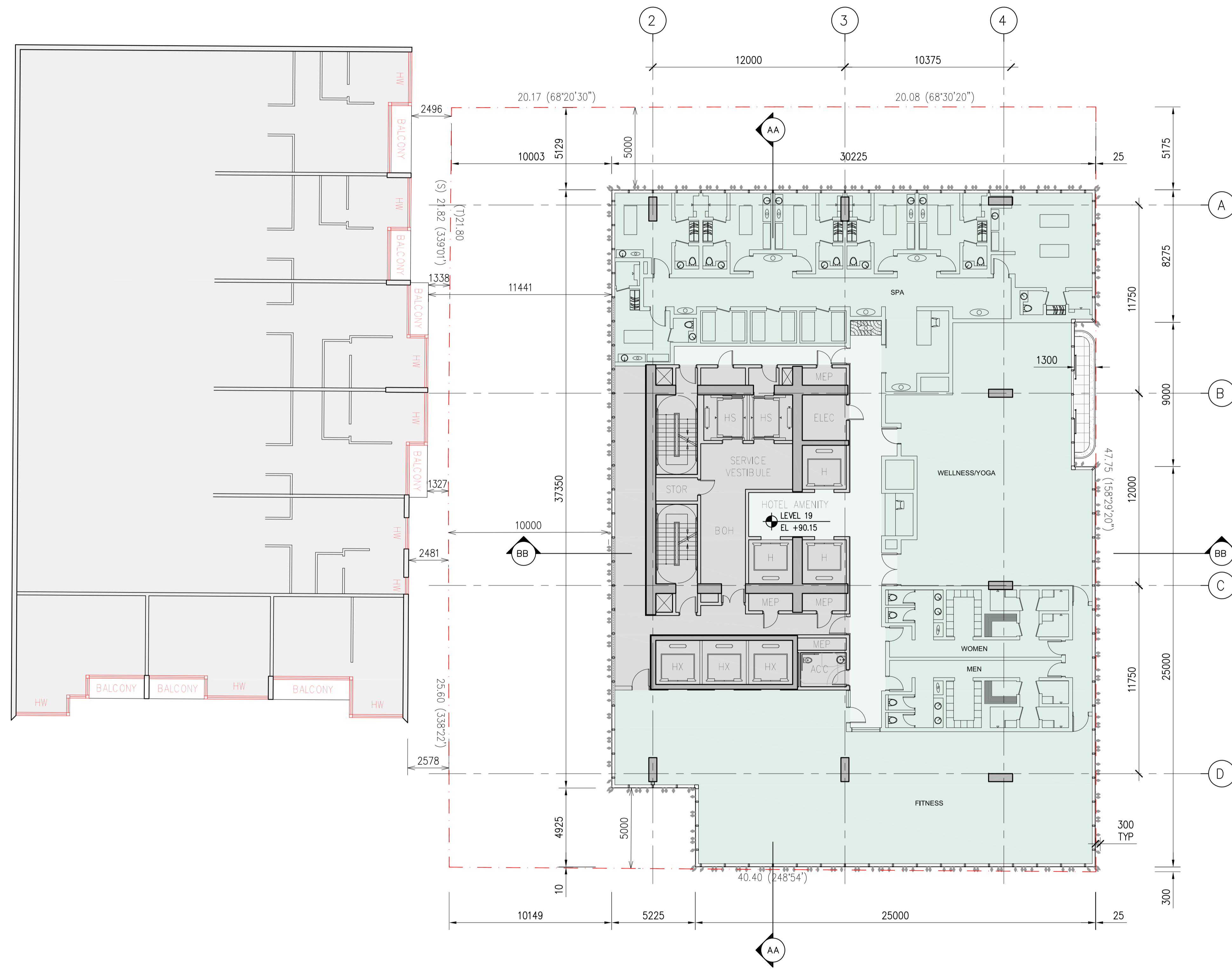
PROJECT NO.
 218702

DATE
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CONTRACT NUMBER
TP 02-18

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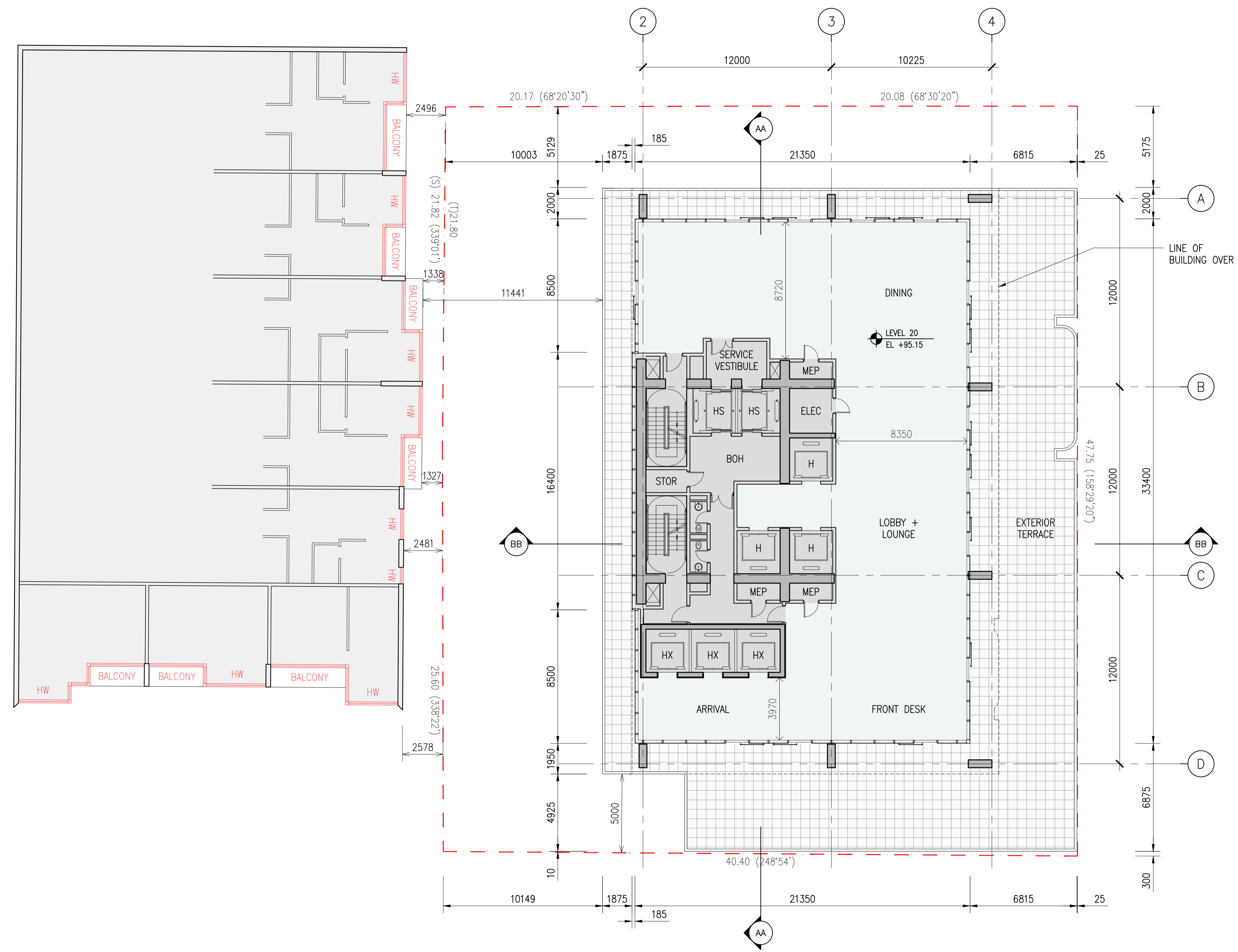
KEY PLAN

NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED
 ALL PROTECTION METHODS TO BE IMPLEMENTED SUCH THAT DEMOLITION
 CONTRACTOR'S CUSTOMER, EQUIPMENT, STORAGE AREAS, AND LOADING ZONES ARE
 PROTECTED AND REMAIN TO MAINTAIN ORIGINAL AMPLITUDE OF CURB AND STREET
 PAVEMENT. SEE 1 & 2 FOR TRAFFIC CONTROL REPORTS.

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING REF RESPONSE
1	2019 JUN 15	ISSUE FOR TOWN PLANNING

SHEET NAME:
FLOOR PLAN - L19

DATE: 2019.09.16
 PROJECT NO: 218702
 DRAWING NO: TP 02-19
 SCALE: 1:150 @ A1
 DRAWING NUMBER: TP 02-19
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SCALE & SIGNATURE

KEY PLAN

NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED WITH A STATED VALUE OF RL TO AHD
 TREE PROTECTION METHUENS TO BE IMPLEMENTED SUCH THAT PROTECTION CONTROLS, SIGNAGES, SCAFFOLDING, STAKING AREAL AND LACING ZONES ARE DESIGNER AND MANAGED TO MAINTAIN PROTECTIVE QUALITY OF PLANT AND STREET TREES. TREE 1 & TREE 2 - FOR TREELOGIC ARBORIST REPORT 6 & 9

NO.	DATE	DESCRIPTION
1	2019 JUN 18	ISSUE FOR TOWN PLANNING
2	2019 SEPT 16	TOWN PLANNING RESPONSE

SHEET NAME:
FLOOR PLAN - L20

DATE
 2019.09.16
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 218702
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TP 02-20
 SCALE
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NOTES

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IF ANY PROJECTIONS ARE TO BE IMPLEMENTED SUCH THAT OBSTRUCTION CONTROL, SHADING, SCREENING, STUNNING AREAS AND LOADING ZONES ARE IDENTIFIED AND MANAGED TO MAINTAIN EXISTING QUALITY OF CALANEA STREET TREES, TREE 1 & TREE 3, 408 TREELOGIC ARCHITECT REPORT 6/19

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

SHEET NAME:
FLOOR PLAN - L21-27

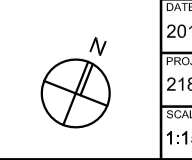
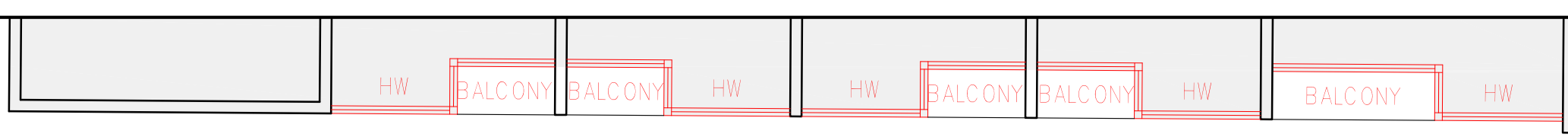
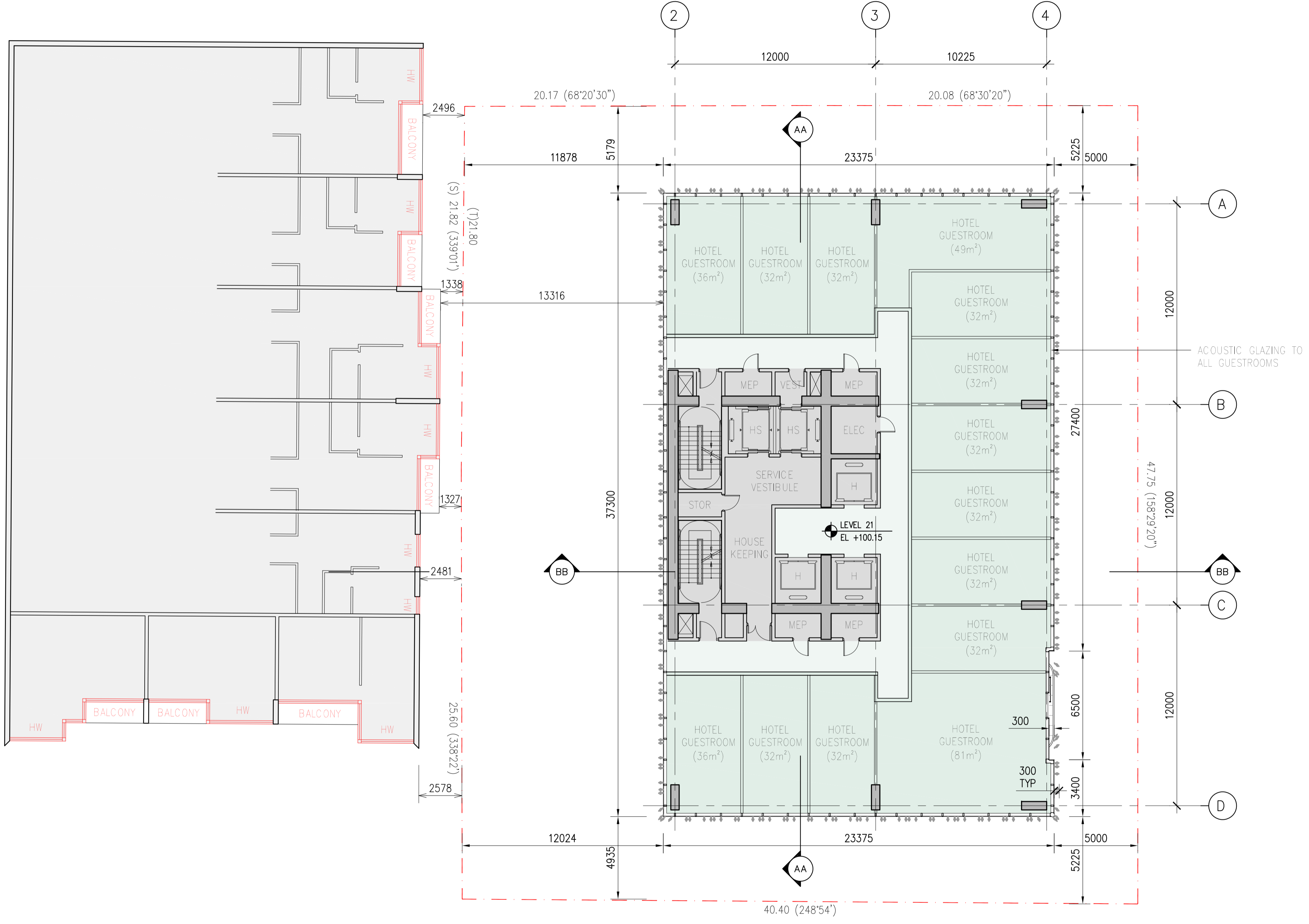
DATE
 2019.09.16

PROJECT NO.
 218702

SCALE
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REVISION NUMBER
TP 02-21

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NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (AHD) WITH A STATED VALUE OF 0.0000
 THIS PROJECTION METHOD IS TO BE IMPLEMENTED SUCH THAT DEVIATION
 CONTROLS, DIMENSIONS, SCALING, STAKING AREAS, AND LOCATIONS ARE
 REFERENCED AND MANAGED TO THE BEST PRACTICE ABILITY OF CALICIA STREET
 TREES, TREE 1 & TREE 3, 408 TREELOGIC ASSOCIATE REPORT 6/19

KEY PLAN

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

SHEET NAME:
FLOOR PLAN - L28

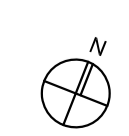
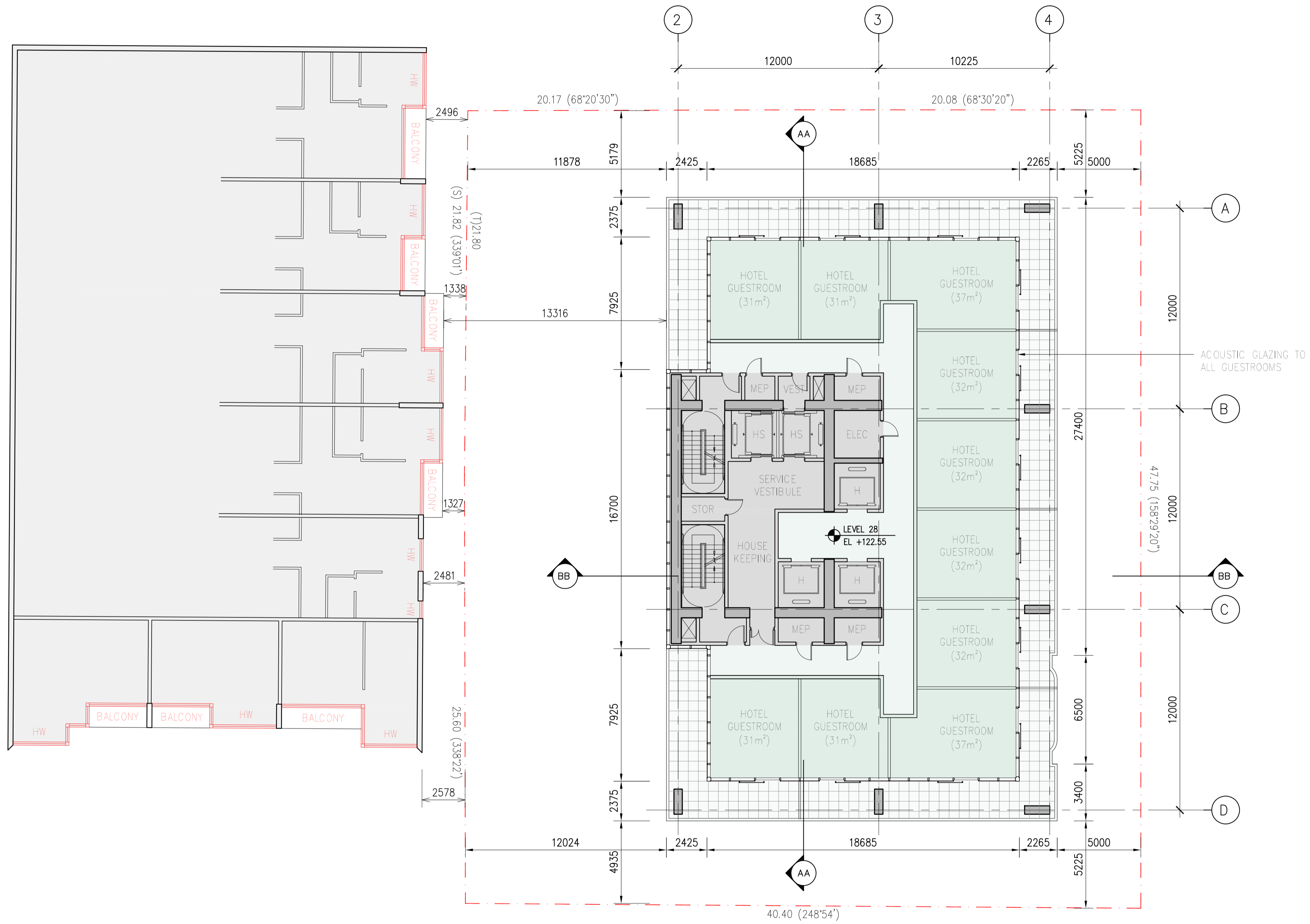
DATE
 2019.09.16

PROJECT NO.
 218702

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DRAWING NUMBER
TP 02-28

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NOTES

LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (AHD) WITH A STATED VALUE OF 0.0000

IF ANY PROJECTIONS ARE TO BE IMPLEMENTED SUCH THAT SHADOWS, CONTROLS, SHIELDS, SIGNAGE, STAIRING AREAS AND LOADING ZONES ARE IDENTIFIED AND MANAGED TO MAINTAIN EXISTING QUALITY OF CALADRA STREET TREES, TREE 1 & TREE 3, 400 TREELOGIC ARCHITECT REPORT 6/19

KEY PLAN

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

SHEET NAME:

FLOOR PLAN -
L29-40

DATE
 2019.09.16

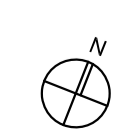
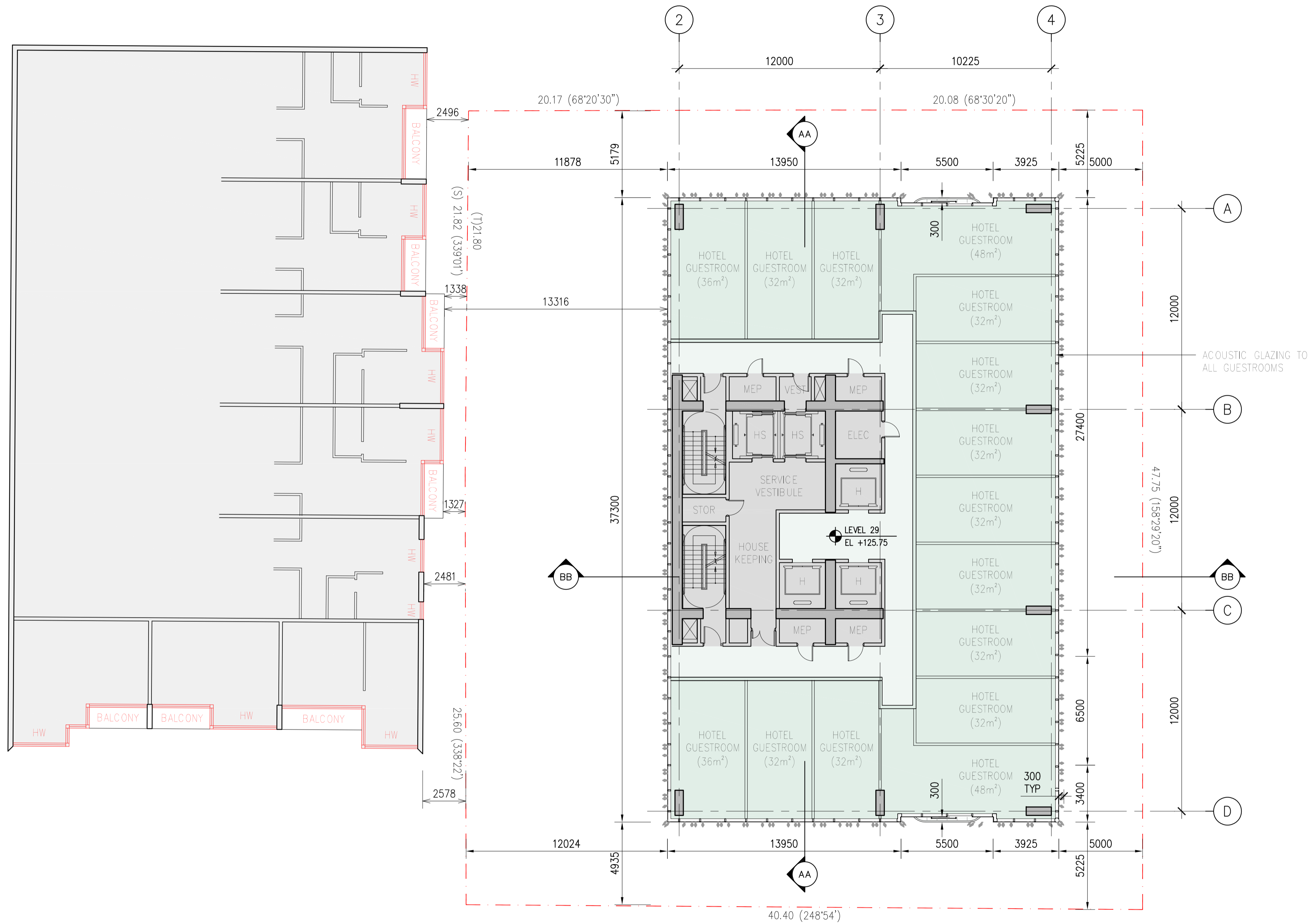
PROJECT NO.
 218702

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1:150 @ A1

REVISION NUMBER
TP 02-29

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SCALE & SIGNATURE

KEY PLAN

NOTES
 LEVELS ARE TO AUSTRALIAN HEIGHT DATUM UNLESS OTHERWISE STATED.
 ALL DIMENSIONS UNLESS OTHERWISE STATED ARE IN METERS.
 THIS PROJECT HAS BEEN DESIGNED TO BE IMPLEMENTED WITH THE FOLLOWING CONDITIONS:
 CONTROLLED CONSTRUCTION, SITEWORK, STAGING, AND LANDING ZONES ARE
 DESIGNATED AND MANAGED TO MAINTAIN PROTECTIVE VEGETATION OF PLANCH STREET
 TREES, TREE 1 & TREE 2. FOR TREE LOGIC AND REPORT 6 & 9

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

SHEET NAME
ROOF FLOOR PLAN

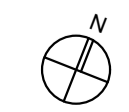
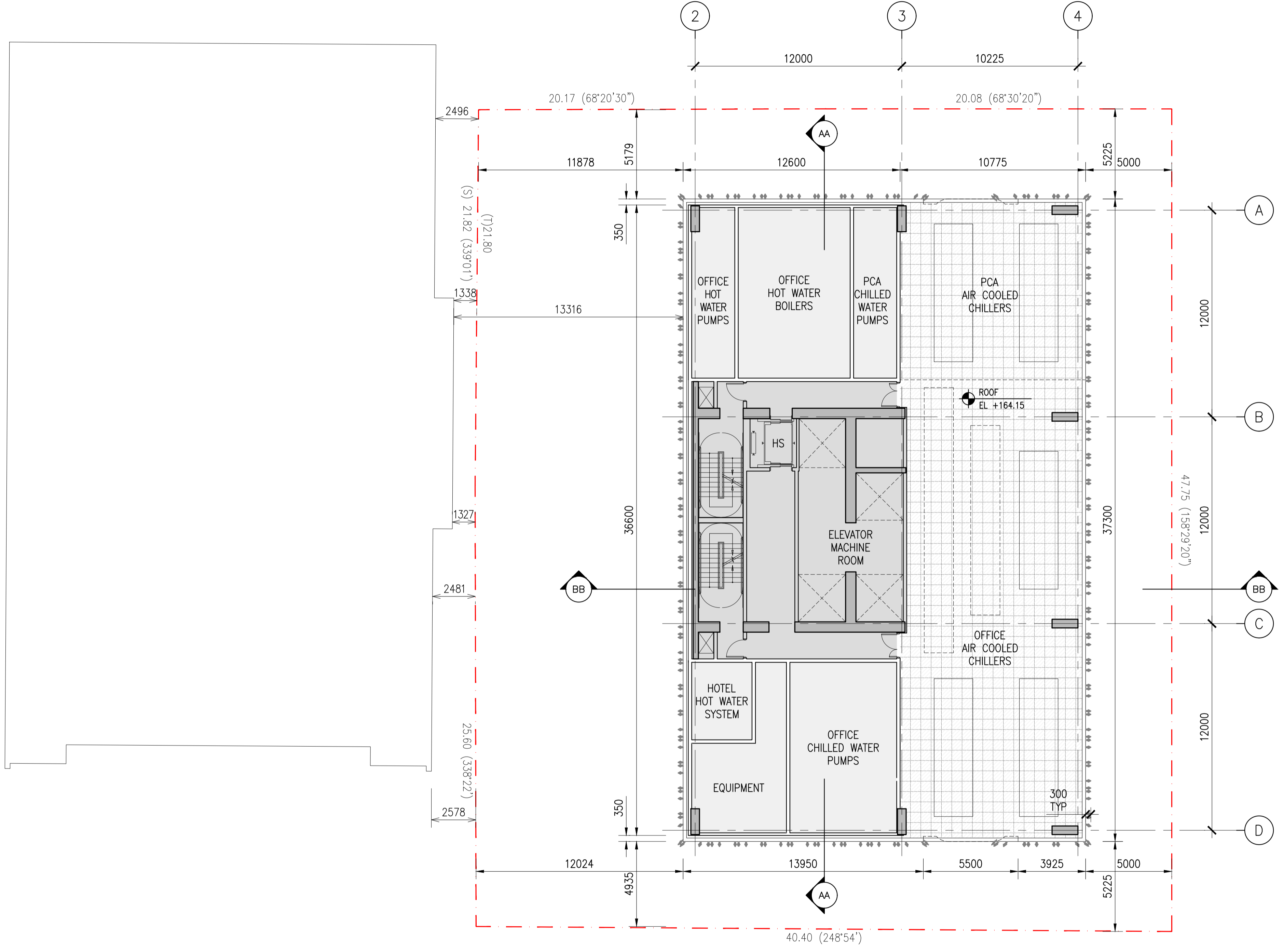
DATE
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PROJECT NO.
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TP 02-41

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SCALE & SIGNATURE

KEY PLAN

NOTES

LEVELS ARE TO AUSTRALIAN HEIGHT DATUM (AHD) WITH A STATED VALUE OF RL (M)

THE PROTECTION METHODS TO BE IMPLEMENTED SUCH THAT DRAINAGE CONTROL, GUTTERS, SCOFFINGS, STUNNING AREAS AND LANDING ZONES ARE DESIGNED AND MANAGED TO MAINTAIN PROTECTIVE ABILITY OF COLONIA STREET TREES, TREE 1 & TREE 2, FOR TREELOGIC ARCHITECTURE REPORT 6/19

NO.	DATE	DESCRIPTION
2	2019 SEPT 16	TOWN PLANNING RFI RESPONSE
1	2019 JUN 18	ISSUE FOR TOWN PLANNING

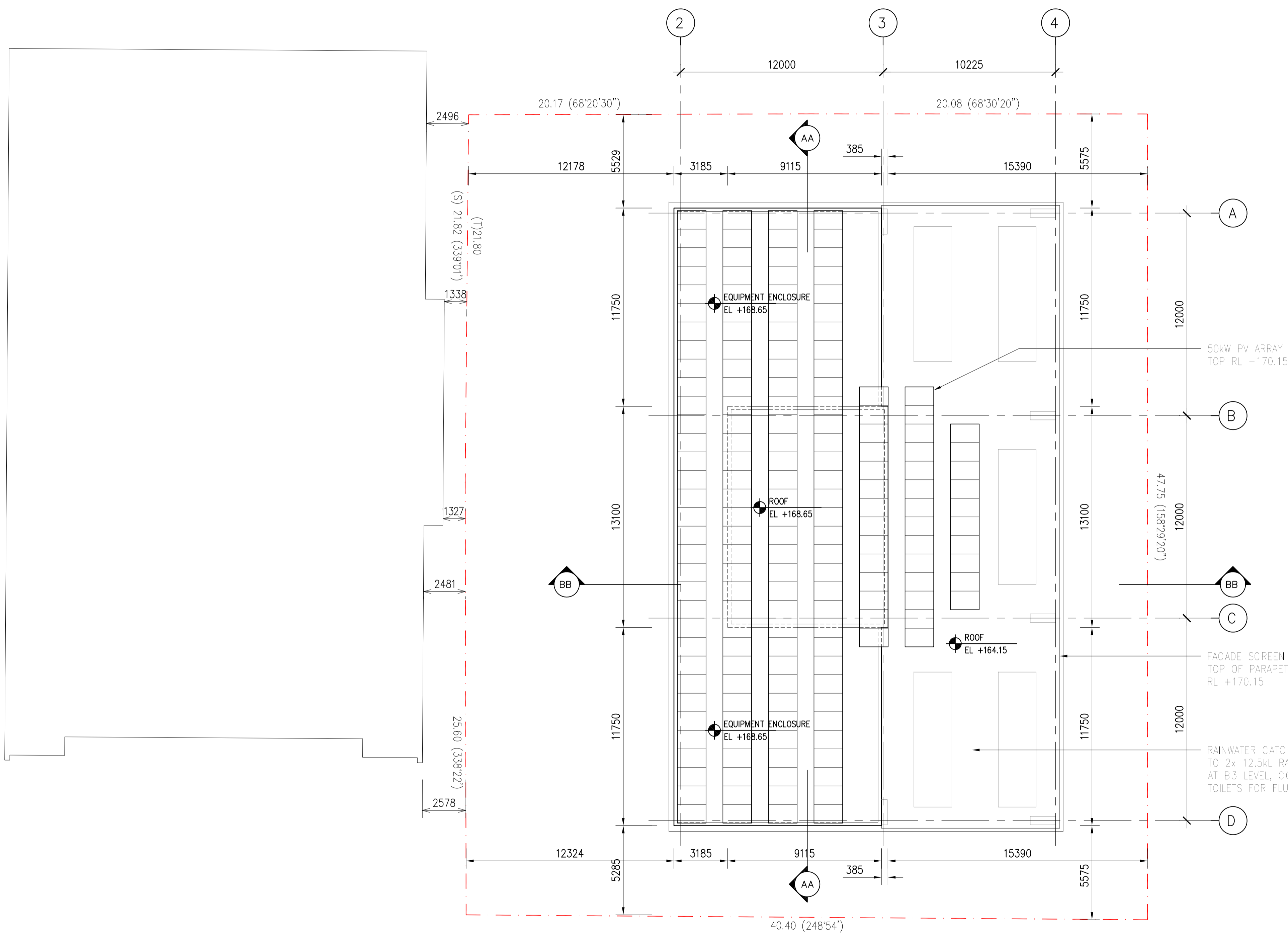
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ROOF PLAN

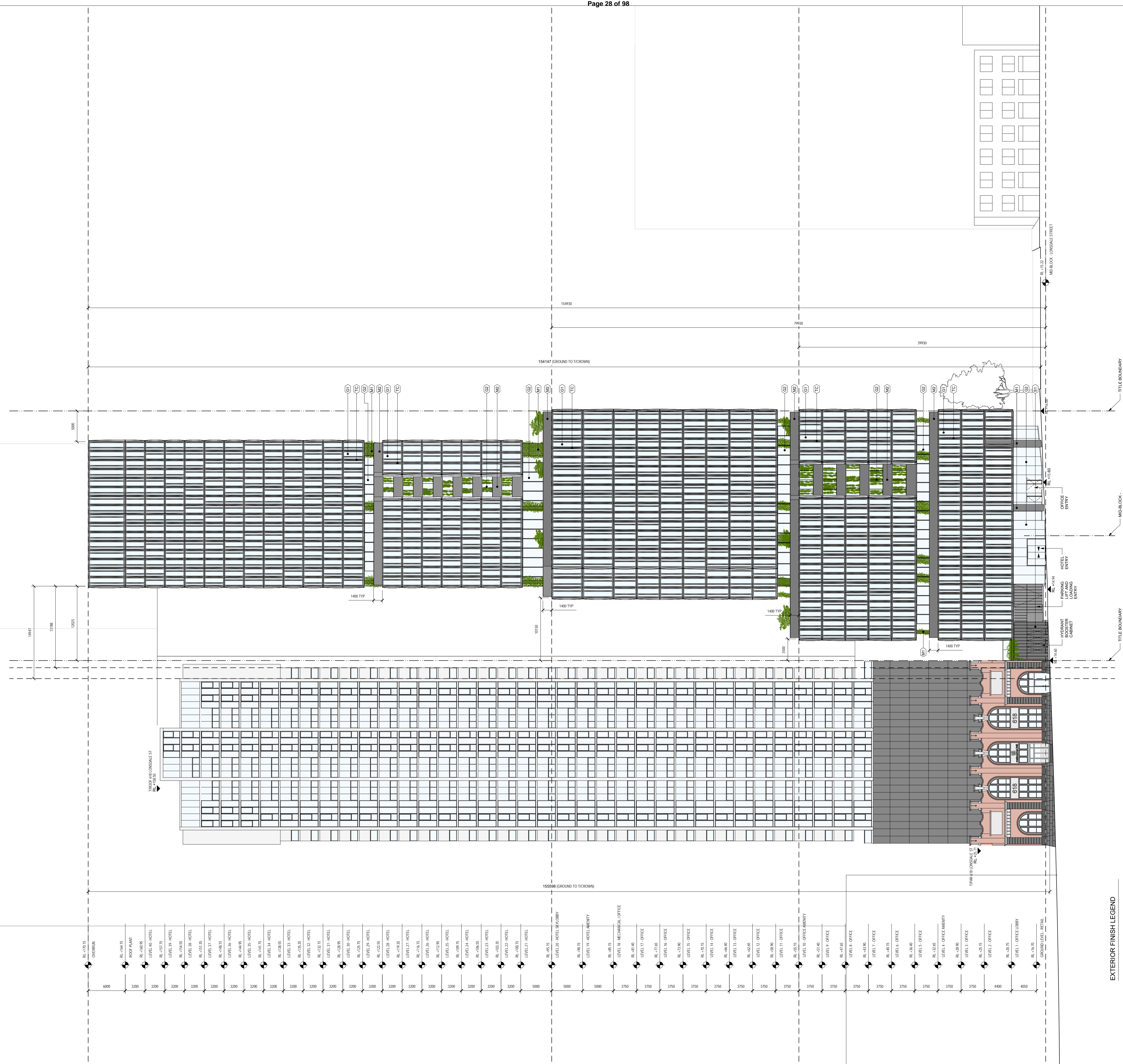
DATE
 2019.09.16

PROJECT NO.
 218702

SCALE
 1:150 @ A1

DRAWING NUMBER
TP 02-RF





EXTERIOR FINISH LEGEND

- (T5) TERRACOTTA FIN. 3 COLOURS (LIGHT/MED GREY)
- (G7) HIGH PERFORMANCE INSULATED GLAZING WITH LOW E COATING - LIGHT SILVER GREY TINT (MAXIMUM REFLECTIVITY, 20%)
- (G8) HIGH PERFORMANCE INSULATED GLAZING WITH LOW E COATING - CLEAR LOW IRON (MAXIMUM REFLECTIVITY, 20%)
- (G9) OPERABLE GLASS STOREFRONT TO MATCH G2
- (M1) PRE-FINISHED PAINTED METAL - CHARCOAL GREY COLOUR
- (M2) PRE-FINISHED PERFORATED METAL - CHARCOAL GREY COLOUR
- (S1) BLUESTONE CLADDING - FLAMED FINISH
- (S2) BLUESTONE PAVERS

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SEAL & SIGNATURE

KEY PLAN

NOTES
LEVELS SHOWN ARE TO AUSTRALIAN HEIGHT DATUM
VICE VERSA WITH A STATED VALUE IN 14.4M
THESE PROJECTIONS ARE INTENDED TO BE APPROXIMATE SUCH THAT CONSTRUCTION
CONTROLS, GARNETTES, SCOFFING, STAINING APPEAR AND LOCATIONS SHOULD
BE DETERMINED AND MANAGED TO MAINTAIN PROVISIONALITY OF CORNER
STREET WALLS, TREES & TREES 2 - PER TRAFFIC AND REPORT 03.19

NO.	DATE	DESCRIPTION
2	2019 June 18	TOWN PLANNING KEY RESPONSE
1	2019 June 18	ISSUE FOR TOWN PLANNING

SHEET NAME:
SOUTH ELEVATION

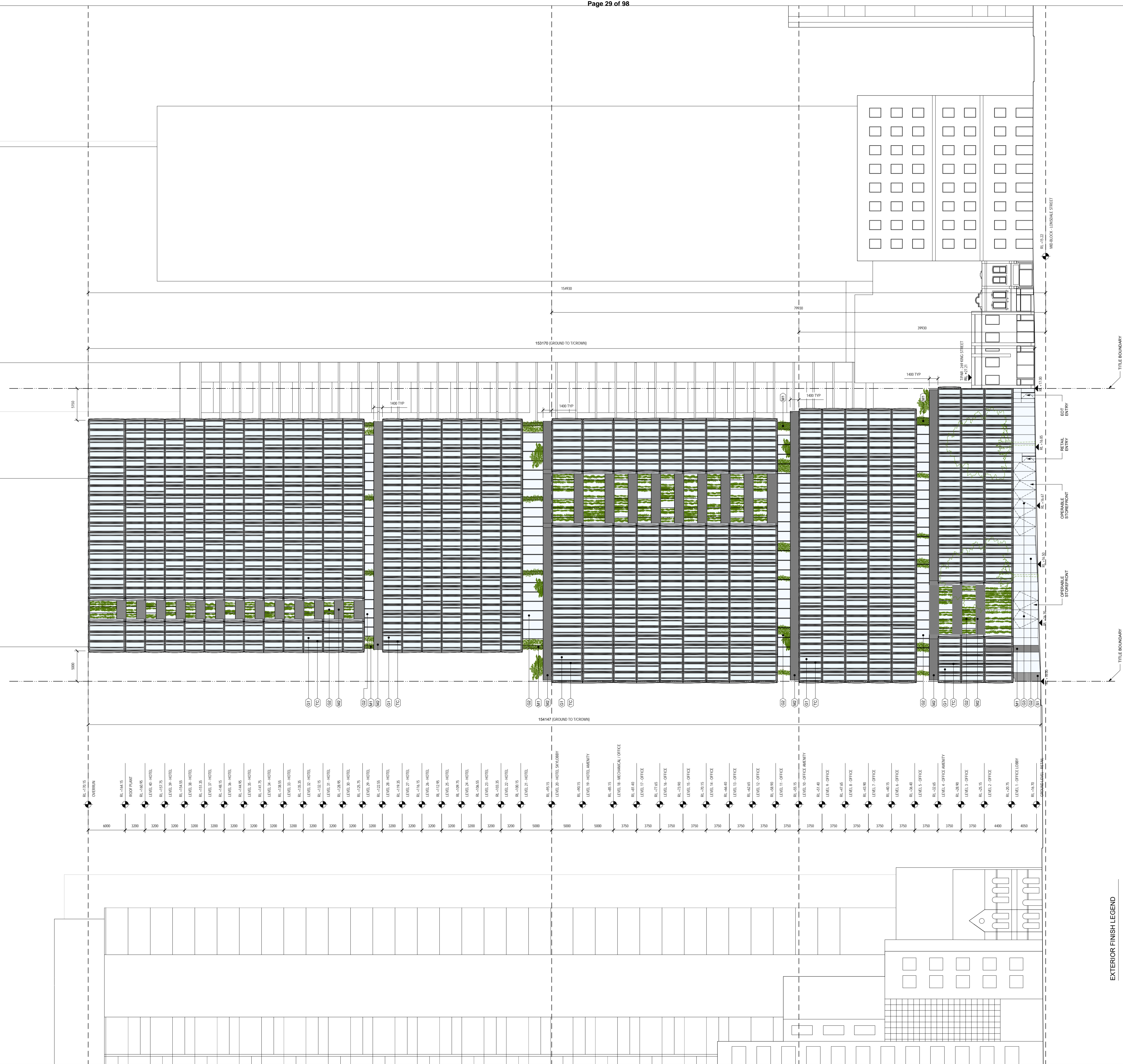
DATE
2019.09.16

PROJECT NO.
218702

SCALE
1:300

DRAWING NUMBER
TP 03-01

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EXTERIOR FINISH LEGEND

- (T5) TERRAZZOTA FIN. 3 COLOURS (LIGHT/MED GREY)
- (G7) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - LIGHT SILVER GREY TINT (MAXIMUM REFLECTIVITY, 20%)
- (G2) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - CLEAR, LOW IRON (MAXIMUM REFLECTIVITY, 20%)
- (G3) OPERABLE GLASS STOREFRONT TO MATCH G2
- (M1) PRE-FINISHED PAINTED METAL - CHARCOAL GREY COLOUR
- (M2) PRE-FINISHED PERFORATED METAL - CHARCOAL GREY COLOUR
- (S1) BLUESTONE CLADDING - FLAMED FINISH
- (S2) BLUESTONE PAVERS

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KEY PLAN

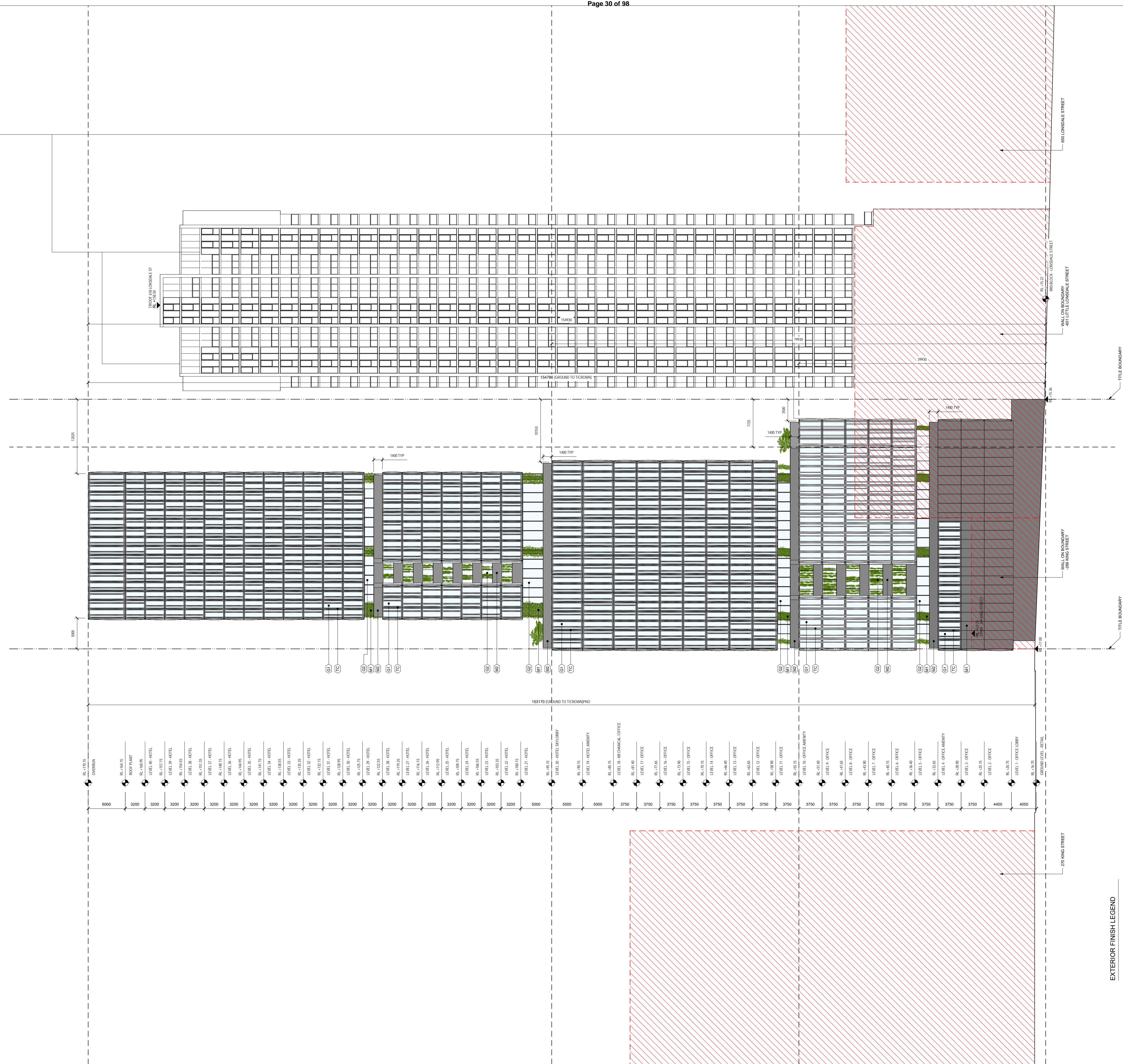
NOTES
LEVELS SHOWN ARE TO AUSTRALIAN HEIGHT DATUM
FACE FINISH WITH A STATED VALUE IN 14.445
THIS PROJECT HAS BEEN TO BE SUBMITTED SUCH THAT DEMOLITION
CONTROL, GATES, SCAFFOLDING, STAGING AREAS AND LOADING ZONES
ARE DELETED AND INSTEAD TO MAINTAIN PROPOSED ABILITY OF CORNER
STREET TREES, TREE 1 & TREE 2 - PER TRUSSLOGIC ARBORIST REPORT 03.19

NO.	DATE	DESCRIPTION
2	2019 June 18	TOWN PLANNING KEY RESPONSE
1	2019 June 18	ISSUE FOR TOWN PLANNING

SHEET NAME: **EAST ELEVATION**

DATE: 2019.09.16
PROJECT NO: 2181702
SCALE: 1:300

Drawing Number: **TP 03-02**
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EXTERIOR FINISH LEGEND

- (TE) TERRACOTTA FIN. - 3 COLOURS (LIGHT/MED GREY)
- (G1) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - LIGHT SILVER GREY TINT (MAXIMUM REFLECTIVITY, 20%)
- (G2) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - CLEAR, LOW IRON (MAXIMUM REFLECTIVITY, 20%)
- (G3) OPERABLE GLASS STOREFRONT TO MATCH G2
- (M1) PRE-FINISHED PAINTED METAL - CHARCOAL GREY COLOUR
- (M2) PRE-FINISHED PERFORATED METAL - CHARCOAL GREY COLOUR
- (S1) BLUESTONE CLADDING - FLAMED FINISH
- (S2) BLUESTONE PAVERS

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SEAL & SIGNATURE

KEY PLAN

NOTES
LEVELS SHOWN ARE TO AUSTRALIAN HEIGHT DATUM
LEVEL FINISH WITH A FINISHED VALUE IN 14.4M
THESE PROJECTIONS ARE TO BE MAINTAINED SUCH THAT OBSTRUCTION CONTROLLED, GARAGES, SCAFFOLDING, STAGING AREAS AND LOADING ZONES ARE DELETED AND TRANSFERRED TO MAINTAIN PROPOSED LEVELS OF CORNER STREET TREES, TREE 1 & TREE 2 - PER TREELOGIC REPORT 03-19

NO.	DATE	DESCRIPTION
2	2019 June 18	TOWN PLANNING KEY RESPONSE
1	2019 June 18	ISSUE FOR TOWN PLANNING

SHEET NAME:
NORTH ELEVATION

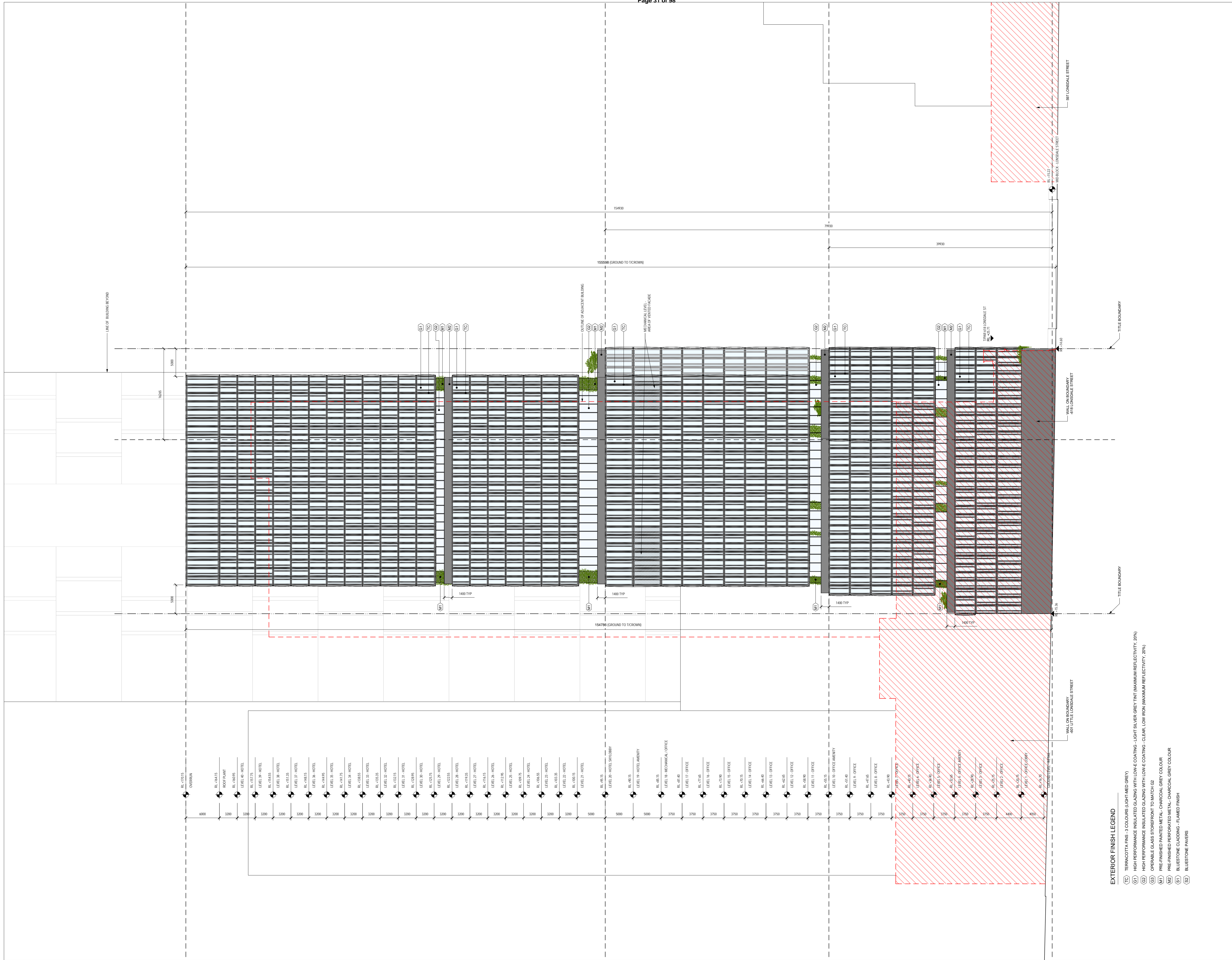
DATE
2019.09.16

PROJECT NO.
218702

SCALE
1:300

DRAWING NUMBER
TP 03-03

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SCALE & SIGNATURE

KEY PLAN

NOTES
LEVELS SHOWN ARE TO AUSTRALIAN HEIGHT DATUM
VECE PMS WITH A STIPED VALUE IN 14.14.14
THESE PROJECTIONS ARE TO BE MANAGED SUCH THAT OBSTRUCTION
CONTROLLED, GATED, SCAFFOLDING, STAGING AREAS AND LOADING ZONES
ARE DELETED AND TRANSFERRED TO MAINTAIN PROPOSED VISIBILITY OF CORNER
STREET TREES. TREE 1 & TREE 2 - PER TREELOGIC REPORT 15.19

NO.	DATE	DESCRIPTION
2	2019 June 18	TOWN PLANNING KEY RESPONSE
1	2019 June 18	ISSUE FOR TOWN PLANNING

SHEET NAME:

WEST ELEVATION

DATE
2019.09.16

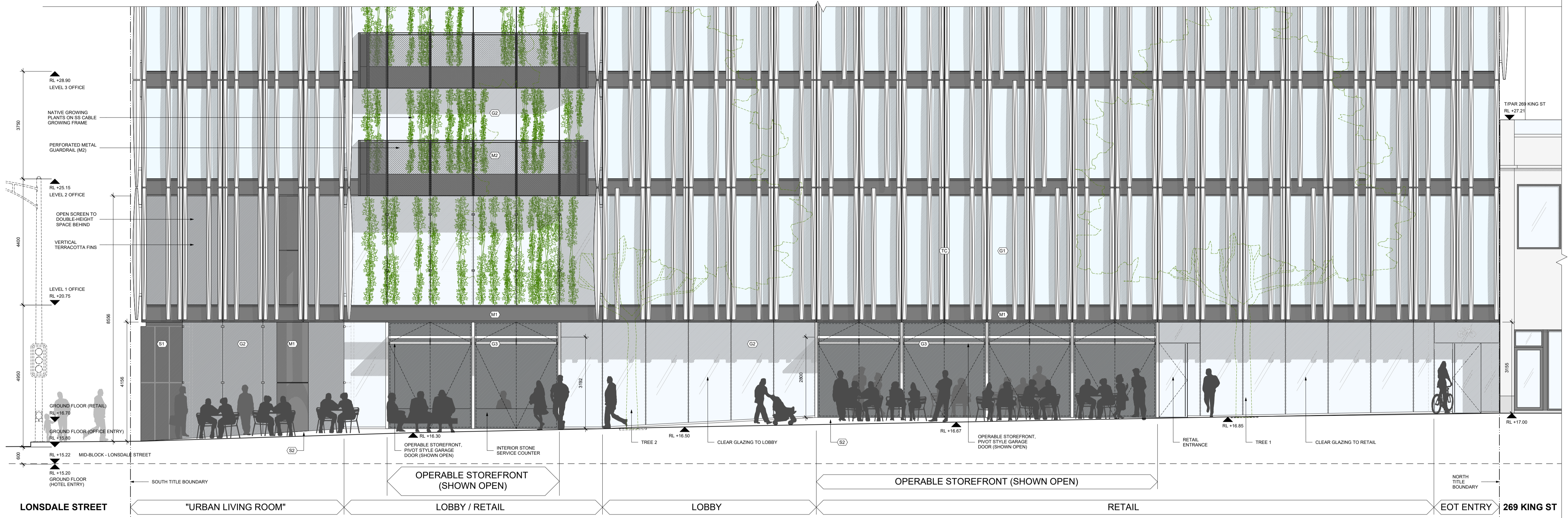
PROJECT NO.
218702

SCALE
1:300

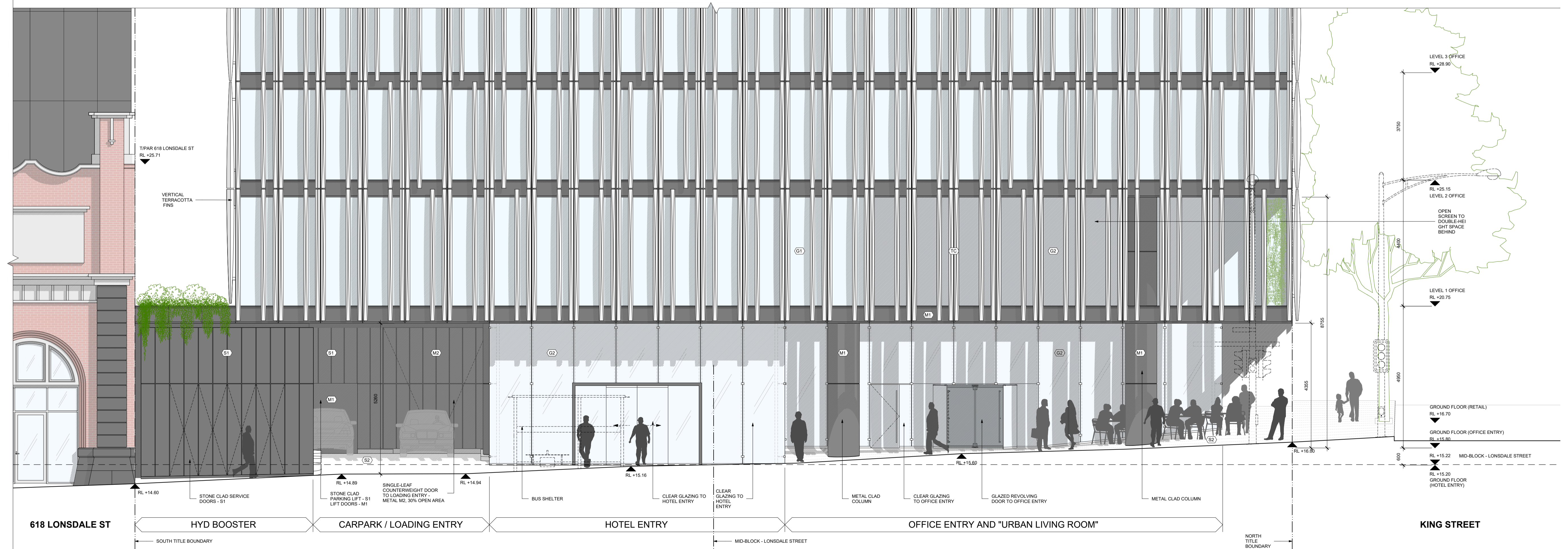
CLIENT NUMBER
TP 03-04

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- EXTERIOR FINISH LEGEND**
- (T1) TERRACOTTA FIN. - 3 COLOURS (LIGHT, MED, GREY)
 - (G1) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - LIGHT SILVER GREY TINT (MAXIMUM REFLECTIVITY, 20%)
 - (G2) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - CLEAR, LOW IRON (MAXIMUM REFLECTIVITY, 20%)
 - (G3) OPERABLE GLASS STOREFRONT TO MATCH G2
 - (M1) PRE-FINISHED PAINTED METAL - CHARCOAL GREY COLOUR
 - (M2) PRE-FINISHED PERFORATED METAL - CHARCOAL GREY COLOUR
 - (S1) BLUESTONE CLADDING - FLAMED FINISH
 - (S2) BLUESTONE PAVERS



1 EAST STOREFRONT ELEVATION
SCALE: 1:75



2 SOUTH STOREFRONT ELEVATION
SCALE: 1:75

KING STREET FRONTAGE

TOTAL FRONTAGE AREA: 166 SM
WINDOWS & OPENINGS: 90%

LONSDALE STREET FRONTAGE

TOTAL FRONTAGE AREA: 148 SM
WINDOWS & OPENINGS: 76%

EXTERIOR FINISH LEGEND

- (M1) PRE-FINISHED PAINTED METAL - CHARCOAL GREY COLOUR
- (M2) PRE-FINISHED PERFORATED METAL - CHARCOAL GREY COLOUR
- (S1) BLUESTONE CLADDING - FLAMED FINISH
- (S2) BLUESTONE PAVERS
- (T1) TERRACOTTA FINS - 3 COLOURS (LIGHT-MED GREY)
- (G1) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - LIGHT SILVER GREY TINT (MAXIMUM REFLECTIVITY, 20%)
- (G2) HIGH PERFORMANCE INSULATED GLAZING WITH LOW-E COATING - CLEAR, LOW IRON (MAXIMUM REFLECTIVITY, 20%)
- (O2) OPERABLE GLASS STOREFRONT TO MATCH G2

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SCALE & SIGNATURE

NOTES
LEVELS SHOWN ARE TO AUSTRALIAN HEIGHT DATUM
VERTICAL FINISH WITH A FINISH VALUE RL 14.40
THIS PROJECT HAS BEEN DESIGNED TO BE MANAGED SUCH THAT DEMOLITION
CONTROL, GARDENS, SCAFFOLDING, STAGING AREAS AND LOADING ZONES
ARE DEMONSTRATED AND MANAGED TO MAINTAIN PROVISIONALITY OF CORNER
STREET TREES: TREE 1 & TREE 2 - PER TREELOGIC ARBORIST REPORT 03-19

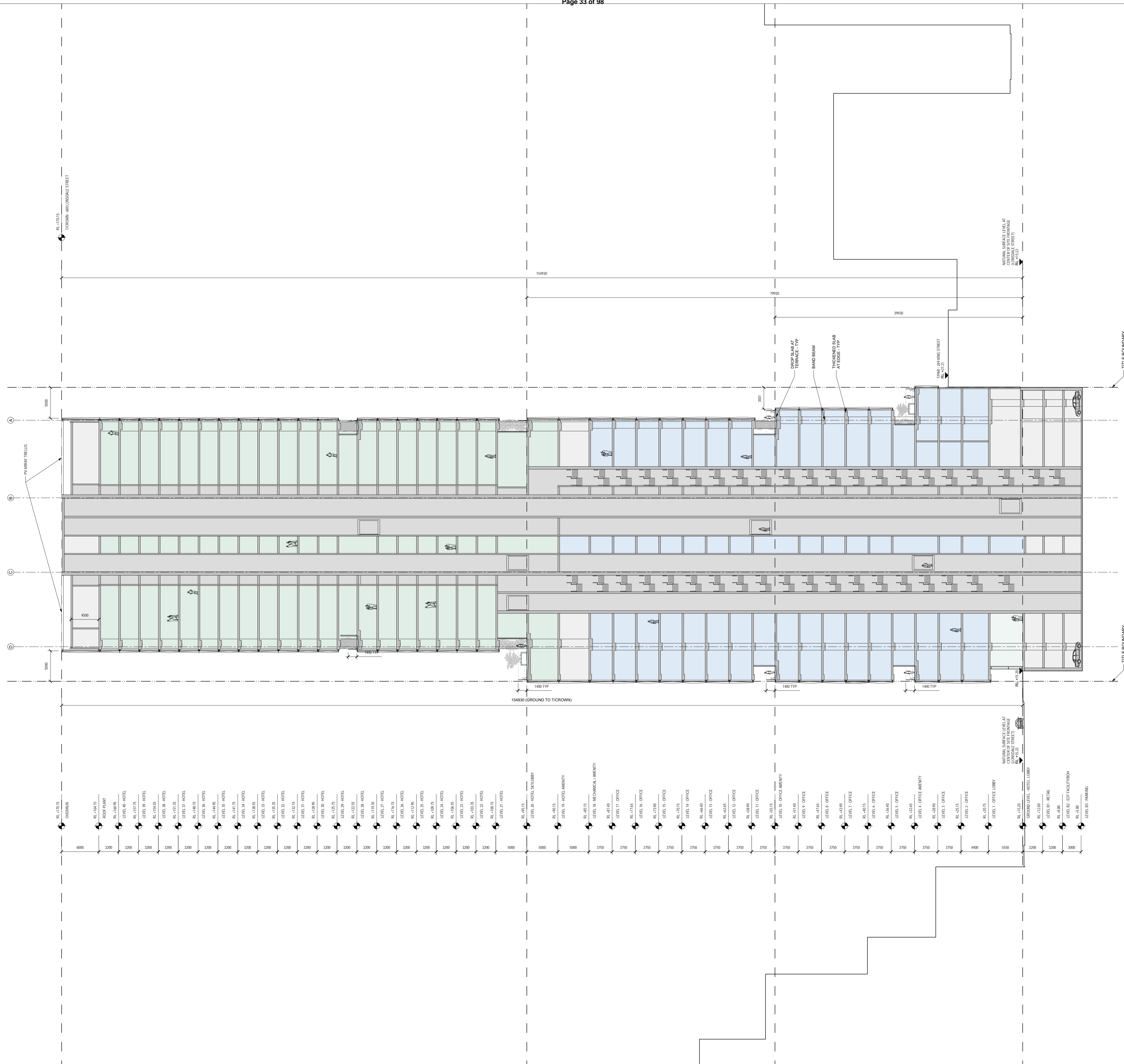
NO.	DATE	DESCRIPTION
1	2019 SEPT 16	TOWN PLANNING RR RESPONSE

STOREFRONT ELEVATIONS

DATE: 2019.09.16
PROJECT NO: 218702
SCALE: 1:75

DESIGN NUMBER: TP 03-05

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KEY PLAN

NOTES
 LEVELS SHOWN ARE TO AUSTRALIAN HEIGHT DATUM
 VICE VERSA WITH A STATED VALUE RL 14.445
 THESE PROJECTIONS ARE TO BE MAINTAINED SUCH THAT DEDUCTION
 CONTROLS, GATES, SCAFFOLDING, STAGING AREAS AND LOADING ZONES
 ARE OBSERVED AND MANAGED TO MAINTAIN PROPOSED ABILITY OF CORNER
 STREET TREES, TREE 1 & TREE 2 - PER TRAFFIC LOGIC ARCHITECT REPORT 03-19

NO.	DATE	DESCRIPTION
2	2019 OCT 04	TOWN PLANNING RFI RESPONSE
2	2019 SEP 18	TOWN PLANNING RFI RESPONSE
1	2019 JUNE 18	ISSUE FOR TOWN PLANNING

SHEET NAME
SECTION AA

DATE
 2019.10.04

PROJECT NO.
 2181702

SCALE
 1:300

DRAWING NUMBER
TP 04-01

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