



**ACT**  
Government

Chief Minister, Treasury and  
Economic Development

## Freedom of Information Publication Coversheet

The following information is provided pursuant to section 28 of the *Freedom of Information Act 2016*.

FOI Reference: CMTEDDFOI 2019-0157

Information to be published	Status
1. Access application	Published
2. Decision notice	Published
3. Documents and schedule	Published
4. Additional information identified	No
5. Fees	Waived
6. Processing time (in working days)	9
7. Decision made by Ombudsman	N/A
8. Additional information identified by Ombudsman	N/A
9. Decision made by ACAT	N/A
10. Additional information identified by ACAT	N/A

**From:** [REDACTED]  
**To:** [CMTEDD FOI](#)  
**Subject:** Fwd: RE: Request for Information : [REDACTED] City [SEC=UNCLASSIFIED]  
**Date:** Sunday, 7 July 2019 6:06:03 PM

---

The FOI Information Officer  
Chief Minister, TEDD

Dear Sir,

I wish to apply for access under the FOI Act for the information listed below with regard to a residential building currently under construction in which I have purchased a unit "off-the-plan". The building is located at [REDACTED] City. The real property description is Section 3, Block 40 (formerly Blocks 3, 5 & 13). The development received planning approval under DA 201629852.

Please refer to the attached email trail and the advice that the information requested be sought through FOI. Information sought is:-

1. A copy of Access Canberra's Building Approval Conditions,
2. A copy of the dimensioned architectural plan for Level 10 as submitted by the Applicant,
3. A copy of the Electrical, Mechanical and Hydraulics Services Drawings for Level 10 as submitted by the Applicant,
4. A copy of the Schedule of External and Internal Finishes as submitted by the Applicant,
5. The identity of the Private Certifier for this project.

I would appreciate that any queries, and your response, be made by email. I would request that if the developer, Crafted, is to be contacted, that I be advised first so as not to prejudice our commercial relationship.

Yours Sincerely,

[REDACTED]

[REDACTED]




**ACT**  
Government

Chief Minister, Treasury and  
Economic Development

Our ref: CMTEDDFOI 2019-157



via email: 

Dear 

### **FREEDOM OF INFORMATION REQUEST**

I refer to your application under section 30 of the *Freedom of Information Act 2016* (the Act), received by the Chief Minister, Treasury and Economic Development Directorate (CMTEDD) on 8 July 2019.

Specifically, you are seeking: "...section 3, Block 40 (formerly Blocks 3, 5 & 13). The development received planning approval under DA 201629852.

1. A copy of Access Canberra's Building Approval Conditions,
2. A copy of the dimensioned architectural plan for Level 10 as submitted by the Applicant,
3. A copy of the Electrical, Mechanical and Hydraulic Services Drawings for Level 10 as submitted by the Applicant,
4. A copy of the Schedule of External and Internal Finishes as submitted by the Applicant,
5. The identity of the Private Certifier for this project."

### **Authority**

I am an Information Officer appointed by the Director-General under section 18 of the Act to deal with access applications made under Part 5 of the Act.

### **Timeframes**

In accordance of section 40 of the Act, CMTEDD was required to provide a decision on your access application by 5 August 2019.

### **Decision on access**

Searches were completed for relevant documents and ten documents were identified that fall within the scope of your request.

I have included as **Attachment A** to this decision the schedule of relevant documents. This provides a description of each document that falls within the scope of your request and the access decision for each of those documents.

I have decided to grant full access to all relevant documents. The documents released to you are provided as **Attachment B** to this letter.

#### **Additional information**

No documents were found in relation to point one of your request. Building approval codes and legislation can be found in the *Building Act 2004* by following this link: <https://www.legislation.act.gov.au/View/a/2004-11/current/PDF/2004-11.PDF>.

The certifier for the project is ACT Metropolitan Building Certifiers PTY LTD.

#### **Charges**

Pursuant to *Freedom of Information (Fees) Determination 2017 (No 2)* processing charges are applicable for this request because the total number of pages to be released to you exceeds the charging threshold of 50 pages. However, the charges have been waived in accordance with section 107(2)(e) of the Act.

#### **Online publishing – Disclosure Log**

Under section 28 of the Act, CMTEDD maintains an online record of access applications called a disclosure log. Your original access application, my decision and documents released to you in response to your access application will be published in the CMTEDD disclosure log three days after the date of my decision. Your personal contact details will not be published. You may view CMTEDD disclosure log at <https://www.cmtedd.act.gov.au/functions/foi/disclosure-log>.

#### **Ombudsman Review**

My decision on your access request is a reviewable decision as identified in Schedule 3 of the Act. You have the right to seek Ombudsman review of this outcome under section 73 of the Act within 20 working days from the day that my decision is published in CMTEDD disclosure log, or a longer period allowed by the Ombudsman.

If you wish to request a review of my decision you may write to the Ombudsman at:

The ACT Ombudsman  
GPO Box 442  
CANBERRA ACT 2601

Via email: [actfoi@ombudsman.gov.au](mailto:actfoi@ombudsman.gov.au)

#### **ACT Civil and Administrative Tribunal (ACAT) Review**

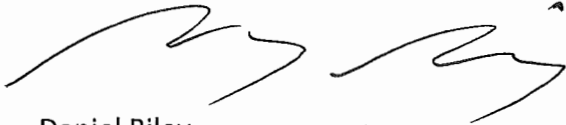
Under section 84 of the Act, if a decision is made under section 82(1) on an Ombudsman review, you may apply to the ACAT for review of the Ombudsman decision. Further information may be obtained from the ACAT at:

ACT Civil and Administrative Tribunal  
Level 4, 1 Moore St  
GPO Box 370  
Canberra City ACT 2601  
Telephone: (02) 6207 1740  
<http://www.acat.act.gov.au/>



Should you have any queries in relation to your request please contact me by telephone on (02) 6207 7754 or email [CMTEDDFOI@act.gov.au](mailto:CMTEDDFOI@act.gov.au).

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Daniel Riley', written over a horizontal line.

Daniel Riley  
Information Officer  
Information Access Team  
Chief Minister, Treasury and Economic Development Directorate

19 July 2019



**ACT**  
Government

Chief Minister, Treasury and  
Economic Development

## FREEDOM OF INFORMATION REQUEST SCHEDULE

NAME	WHAT ARE THE PARAMETERS OF THE REQUEST	Reference NO.
	<p>The development received planning approval under DA 201629852.</p> <ol style="list-style-type: none"> <li>1. A copy of Access Canberra's Building Approval Conditions,</li> <li>2. A copy of the dimensioned architectural plan for Level 10 as submitted by the Applicant,</li> <li>3. A copy of the Electrical, Mechanical and Hydraulics Services Drawings for Level 10 as submitted by the Applicant,</li> <li>4. A copy of the Schedule of External and Internal Finishes as submitted by the Applicant,</li> <li>5. The identity of the Private Certifier for this project.</li> </ol>	<p>CMTEDDFOI 2019-157</p>

Ref No	Page number	Description	Date	Status	Reason for Exemption	Online Release Status
1	1	Electrical services- Cable tray	3-Dec-2018	Full release	N/A	Yes
2	2	Plan	22-Dec-2017	Full release	N/A	Yes
3	3	NBN pathway layout	3-Dec-2018	Full release	N/A	Yes
4	4	Electrical services – Power layout	17-Dec-2018	Full release	N/A	Yes
5	5	Hydraulic services – Drainage	Unknown	Full release	N/A	Yes
6	6	Hydraulic services – Drainage	Unknown	Full release	N/A	Yes
7	7	Marking plan	Unknown	Full release	N/A	Yes
8	8	Perspective view	Unknown	Full release	N/A	Yes
9	9	Loading plan	Unknown	Full release	N/A	Yes
10	10-23	Window schedule	24-Jan-2019	Full release	N/A	Yes
<b>Total No of Docs</b>						
9						



David McCulloch Lic No. 200428123  
Accompanying document  
24/01/2019  
DMcCulloch

REV	DATE	DRN	DESCRIPTION	APP
01	11.09.18	KD	FOR APPROVAL	MH
A	03.12.18	KD	FOR CONSTRUCTION	MH

DO NOT SCALE

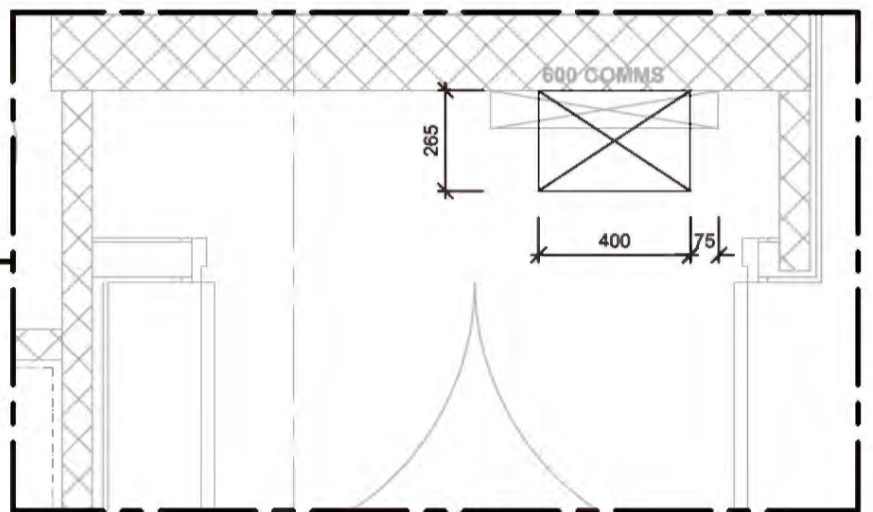
LEGEND

CABLE TRAY COLOURS:

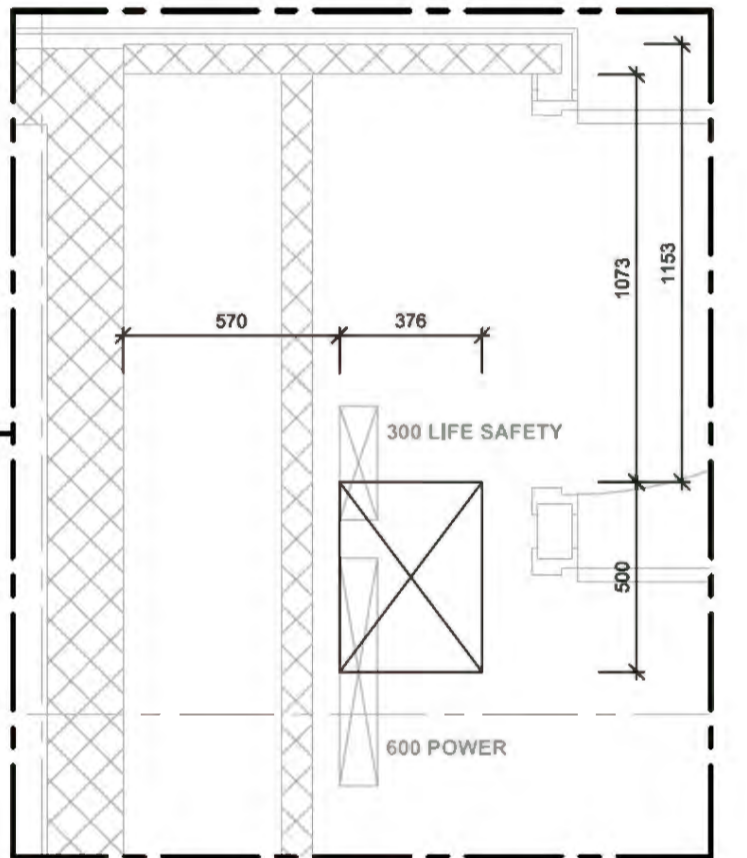
GENERAL POWER IS ORANGE

LIFE SAFETY IS RED

COMMS IS GREEN



PENO LAYOUT - COMMS



PENO LAYOUT - ELEC

CLIENT:

Bloc (ACT) Pty Ltd  
Address: Unit 9, 18 National Circuit, Barton, ACT. 2600  
Phone: 02 6260 6362

**Heyday Group**  
Electrical | Communication | Service

192 Gladstone Street  
Fyshwick ACT 2609  
Telephone (02) 6280 0400  
Facsimile (02) 6280 0411  
Email: act.info@heyday5.com.au

PROJECT:

**THE CAPITOL**

TITLE:

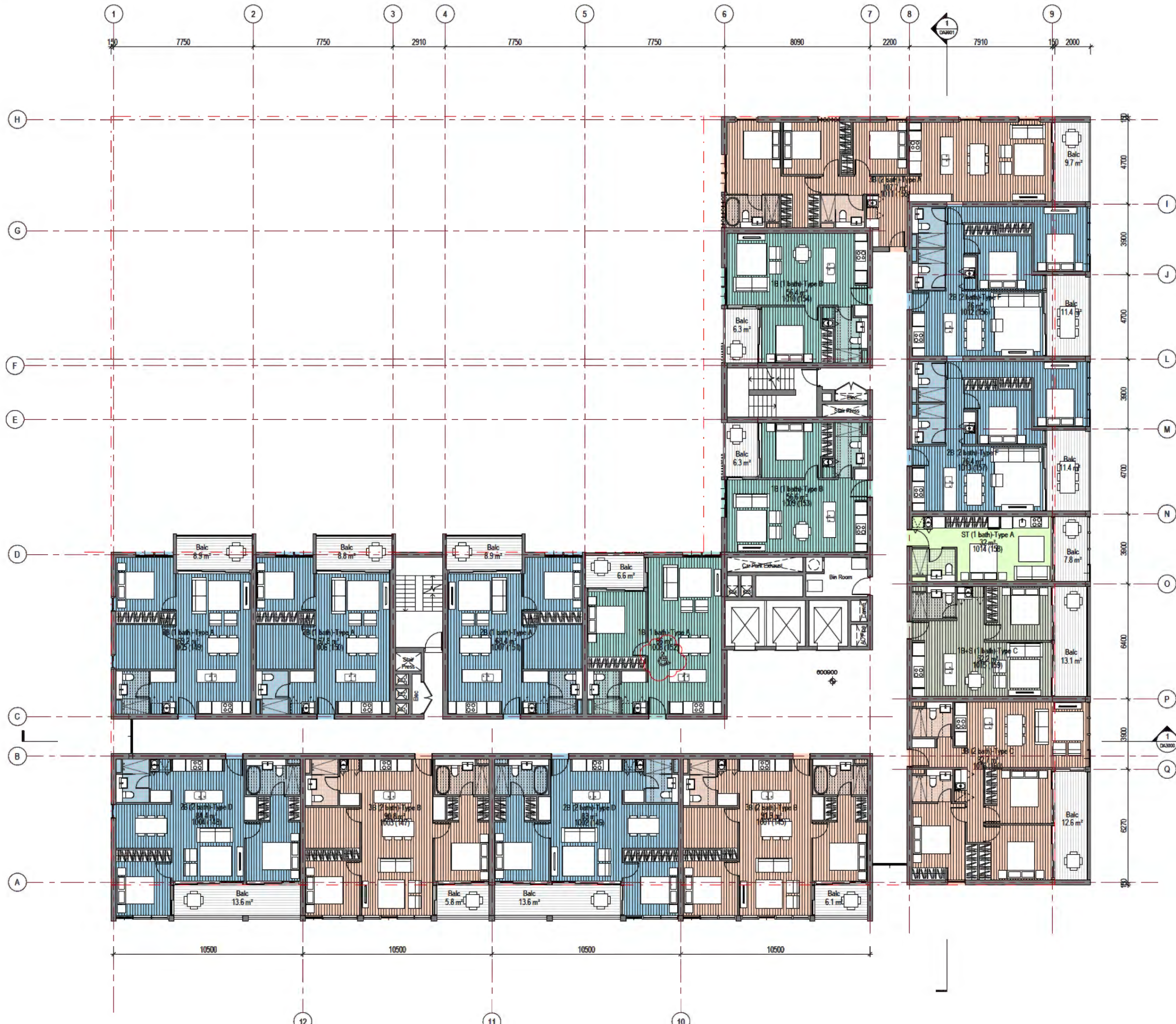
**ELECTRICAL SERVICES  
CABLE TRAY  
LEVEL 10**

DRAWN DL	DATE: 03.12.18	APPROVED:	DATE:
CHECKED:	DATE:	SCALE: 1:100 @ A1	

CEC-00050-E-4-L-10-01

Dec 03, 2018 - 4:06pm P:\Heyday5 ACT\ACT Projects\CC 00050 - Capitol Apartments\AT - Drawings\00-CAD\4-110.dwg





**architectus**

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Do not scale drawings. Verify all dimensions on site.

Issue	Amendment	Date
A	DA ISSUE	29/06/20 6
B	REV DA ISSUE	06/09/20 8
C	DA REVISION	27/02/21 7

- LEGEND - APARTMENT TYPES**
- Studio (1 bath) - Type A
  - 1 Bed (1 bath) - Type A
  - 1 Bed (1 bath) - Type B
  - 1 Bed (1 bath) - Type C
  - 1 Bed (1 bath) - Type D
  - 1 Bed +S (1 bath) - Type A
  - 1 Bed +S (1 bath) - Type B
  - 1 Bed +S (1 bath) - Type C
  - 2 Bed (1 bath) - Type A
  - 2 Bed (1 bath) - Type B
  - 2 Bed (1.5 bath) - Type A
  - 2 Bed (1.5 bath) - Type B
  - 2 Bed (2 bath) - Type A
  - 2 Bed (2 bath) - Type B
  - 2 Bed (2 bath) - Type C
  - 2 Bed (2 bath) - Type D
  - 2 Bed (2 bath) - Type E
  - 2 Bed (2 bath) - Type F
  - 3 Bed (2 bath) - Type A
  - 3 Bed (2 bath) - Type B
  - 3 Bed (2 bath) - Type C
  - 3 Bed (2 bath) - Type D
  - 3 Bed (2 bath) - Type E
  - 3 Bed (2 bath) - Type F
- LEGEND - LOFT APARTMENT TYPES**
- 1 Bed+S (1 bath) Loft - Type A
  - 1 Bed+S (1.5 bath) Loft - Type A
  - 2 Bed (1.5 bath) Loft - Type A
  - 2 Bed (2 bath) Loft - Type A
  - 2 Bed (2 bath) Loft - Type B
  - 2 Bed (2 bath) Loft - Type C
  - 2 Bed (2 bath) Loft - Type D
  - 2 Bed (2.5 bath) Loft - Type A
  - 2 Bed (2.5 bath) Loft - Type B
  - 2 Bed (2.5 bath) Loft - Type C

**architectus**

Architectus Sydney  
Level 10 MLC Centre  
19 Martin Place  
Sydney NSW 2000  
T (61 2) 8252 8400  
F (61 2) 8252 8500  
sydney@architectus.com.au  
ABN 90 131 265 894

**PRELIMINARY**

Level 10 P an

scale 1:100 @ A1

drawn TEAM

checked CO

project no 150605.00

DA1014

C








REV	DATE	DRN	DESCRIPTION	Page 11 of 23	APP
01	25.07.18	KD	FOR APPROVAL		MH
02	19.11.18	KD	FOR APPROVAL		MH
A	03.12.18	KD	FOR CONSTRUCTION		MH
B	17.12.18	KD	FOR CONSTRUCTION		MH

DO NOT SCALE

NOTES


1. ALLOW 1xDGPO FOR HYDRAULIC METERING EVERY 2ND FLOOR. LOCATION TBC.
2. ALLOW 1xDGPO EVERY 2ND FLOOR FOR COMMS CUPBOARD. LOCATION TBC.
3.  = ISLAND BENCH REQUIRES INSLAB CONDUIT. REFER TO ASSOCIATED TYPICAL UNIT LAYOUT FOR KITCHEN DETAILS.



CLIENT:



Bloc (ACT) Pty Ltd  
Address: Unit 9, 18 National Circuit, Barton, ACT. 2600  
Phone: 02 6160 6362



**Heyday Group**  
Electrical | Communication | Service

192 Gladstone Street  
Fyshwick ACT 2609  
Telephone (02) 6280 0400  
Facsimile (02) 6280 0411  
Email act.info@heyday5.com.au

PROJECT:

**THE CAPITOL**

TITLE:

**ELECTRICAL SERVICES  
LEVEL 10  
POWER LAYOUT**

DRAWN: <b>KD</b>	DATE: <b>17.12.18</b>	APPROVED:	DATE:
CHECKED:	DATE:	SCALE: <b>1:100</b>	
DRAWING NO: <b>CEC-00050-E-2-L10-01</b>		REV: <b>B</b>	<b>A1</b>

Dec 18, 2018 - 8:07 am C:\Users\A1\My Desktop\Act\Projects\U10 - Capitol Apartments\Drawings\U10-L10-P2-11.dwg





REV	ISSUE	CHK'D	APP'D	DATE
1	FOR COORDINATION	A.Q.	D.M.	25/05/18
2	FOR COORDINATION	A.Q.	D.M.	19/06/18
3	FOR COORDINATION	A.Q.	D.M.	13/07/18
4	FOR COORDINATION	A.Q.	D.M.	31/07/18
5	FOR COORDINATION	A.Q.	D.M.	19/10/18
6	FOR COORDINATION	A.Q.	D.M.	02/11/18
7	FOR COORDINATION	A.Q.	D.M.	09/11/18

FOR CERTIFIERS USE	
<b>NEW WORKS</b>	
<b>PLUMBING PLAN APPROVAL</b>	
ALL WORK MUST BE CARRIED OUT IN CONFORMITY WITH THE WATER AND SEWERAGE ACT 2000 AND THE WATER AND SEWERAGE REGULATIONS 2001.	
CERTIFIER NAME	
REGISTRATION No.	
SIGNATURE	
No. OF DRAINAGE POINTS	
No. OF FIXTURE POINTS	
DATE	


 Tel 02 6297 7765  
 Fax 02 6299 2316  
 Email admin@vdsol.com.au  
 13 Bedford Street  
 Queanbeyan NSW 2620  
 vdsol.com.au  
 ABN 45 151 340 788  
 ACN 151 340 798

CLIENT

**ONEILL & BROWN**  
PLUMBING

ARCHITECT

ARCHITECTURAL DOCUMENTATION  
**dezignteam**  
ARCHITECTURAL PROJECTS

ABN 32 085 578 061  
 PO Box 3006, Manly NSW 1588  
 ph. 02 61637444  
 fax 02 63507244  
 email wawick@dezignteam.com.au

PROJECT

**CAPITOL APARTMENTS  
BLOCK 40, SECTION 3  
CANNBERRA CITY**

DRAWING TITLE

**HYDRAULIC SERVICES  
LEVEL 10 DRAINAGE**

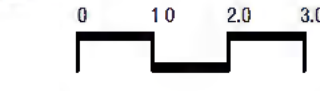
ALL DIMENSIONS ARE TO BE VERIFIED ON SITE PRIOR TO COMMENCEMENT OF WORKS, ORDERING MATERIAL OR PRODUCING SHOP DRAWINGS.

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JOB REFERENCE	DRAWING NUMBER
<b>VS17032</b>	<b>H.114</b>

DESIGNED	D.M./M.G.	DRAFTED	A.Q.
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SCALE



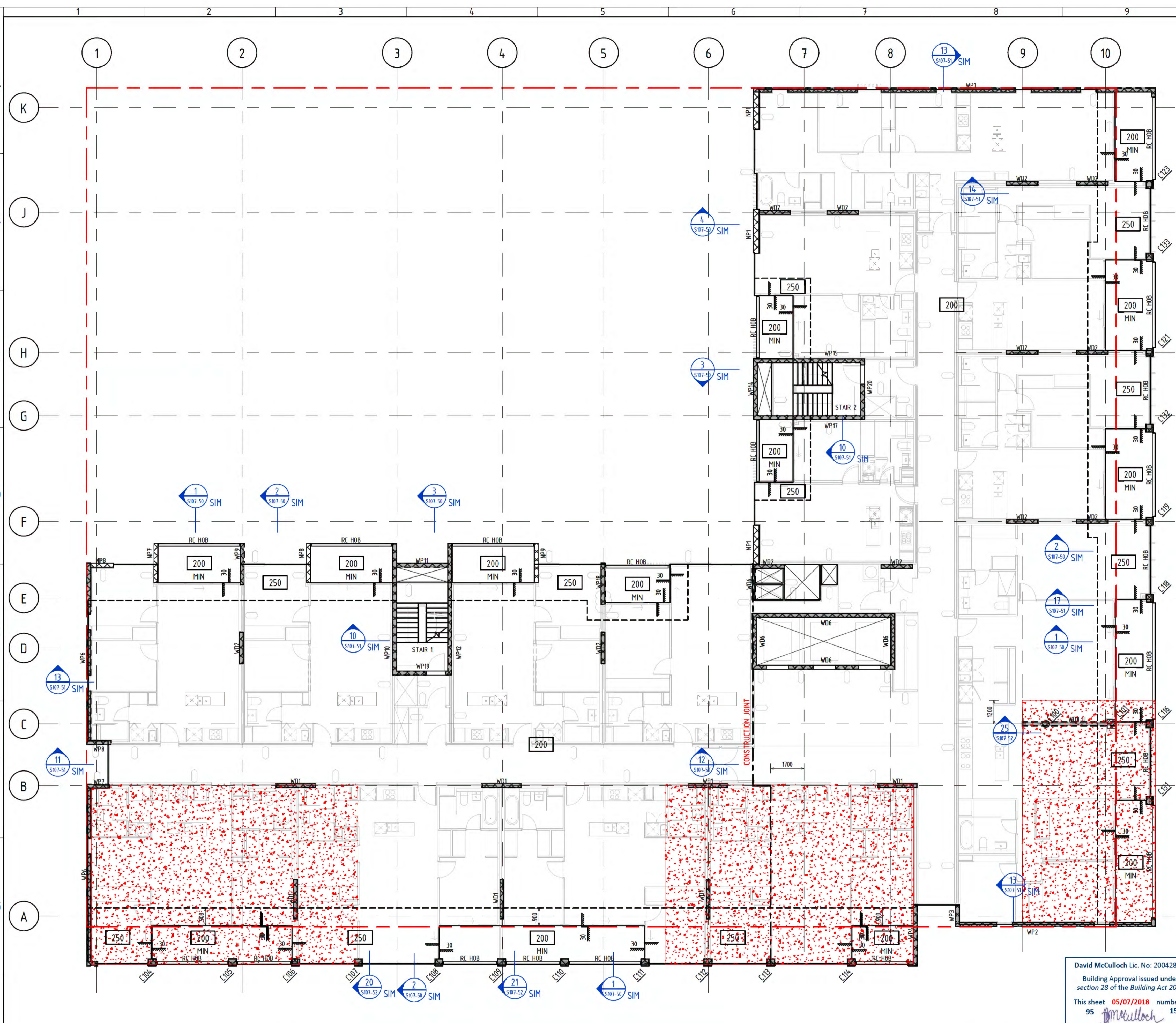
SCALE 1:100    SIZE A1

ISSUE	FOR COORDINATION	REVISION	7
	Page 16 of 67		









### GENERAL ARRANGEMENT LEGEND

F'c = 32MPa U.N.O

- : INDICATES COLUMN NUMBER
- : INDICATES COLUMN NUMBER UNDER
- : INDICATES LOADBEARING WALL OR COLUMN OVER
- : INDICATES LOADBEARING WALL OR COLUMN UNDER
- : INDICATES LOADBEARING WALL OR COLUMN UNDER & OVER
- : INDICATES SLAB/BAND BEAM THICKNESS OVERALL U.N.O.
- : INDICATES STEP IN SLAB
- : INDICATES FLOOR PENETRATION LOCATION IN SLAB
- : INDICATES HYDRAULIC CAST-IN SLEEVE ZONE
- : INDICATES 40MPa CONCRETE HEAD AROUND COLUMN (2400x2400)
- : INDICATES EXTENT AND SPAN DIRECTION OF 0.75BMT METAL FORMWORK SHEETING
- : INDICATES CONCRETE TO ACHIEVE 40MPa IN 28 DAYS

NOTES:  
 REFER TO DRAWING No. S001-01 & S001-02 FOR CONSTRUCTION NOTES  
 REFER TO ARCHITECTS DRAWINGS FOR LOCATION & SETOUT OF ALL SLAB EDGES, COLUMNS, WALLS, HOBBS, SETDOWNS ETC.

### WALL SCHEDULE

MARK	THICKNESS	VERT. REINF'T	HORIZ. REINF'T	CONCRETE STRENGTH	LEVEL
LC1	150mm	REFER TO DETAIL ON DRAWING S105-90		32MPa	GR
WC1	400mm	N16-200 EACH FACE	N12-300 EACH FACE	50MPa	L1-L2
WD1	200W x 2000L	REFER TO DETAIL ON DRAWING S260-80		65MPa 50MPa 40MPa	L1-L9 L9-L11 L11-ROOF
WD2	200W x 1600L	REFER TO DETAIL ON DRAWING S260-80		65MPa 50MPa 40MPa	L1-L9 L9-L11 L11-ROOF
WD3	200W x 3700L	REFER TO DETAIL ON DRAWING S260-80		65MPa	L12-L13
WD4	200W x 1000L	REFER TO DETAIL ON DRAWING S260-80		65MPa	L14-ROOF
WD5	110mm	N12-300	N12-333	32MPa	L13-L14
WD6	155mm	N12-300	N12-333	32MPa	GR-ROOF
WD6	200mm	N20-333 EACH FACE N16-333 EACH FACE N16-333 EACH FACE	N16-150 EACH FACE N12-150 EACH FACE N12-300 EACH FACE	65MPa 50MPa 40MPa	B4-L2 L2-L7 L7-ROOF
WD7	200W x 2500L	REFER TO DETAIL ON DRAWING S260-80		65MPa 50MPa 40MPa	L1-L9 L9-L11 L11-ROOF
WD8	200mm	REFER TO DETAIL ON DRAWING S260-80		65MPa	L1-L12
WP1-WP20	REFER TO WALL ELEVATIONS ON DRAWING S260 SERIES				
NP1-NP3	REFER TO WALL ELEVATIONS ON DRAWING S260 SERIES				
UP1-UP4	REFER TO DETAILS & SCHEDULE ON DRAWING S260-51				

A = AFS B = BLOCKWORK C = CONCRETE IN-SITU D = DINCEL/REDIWALL P = PRECAST  
 W = WALL U = UPSTAND N = NON LOABEARING





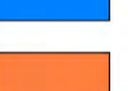

David McCulloch Lic. No: 200428123  
 Building Approval issued under section 28 of the Building Act 2004  
 This sheet 05/07/2018 numbered of 95

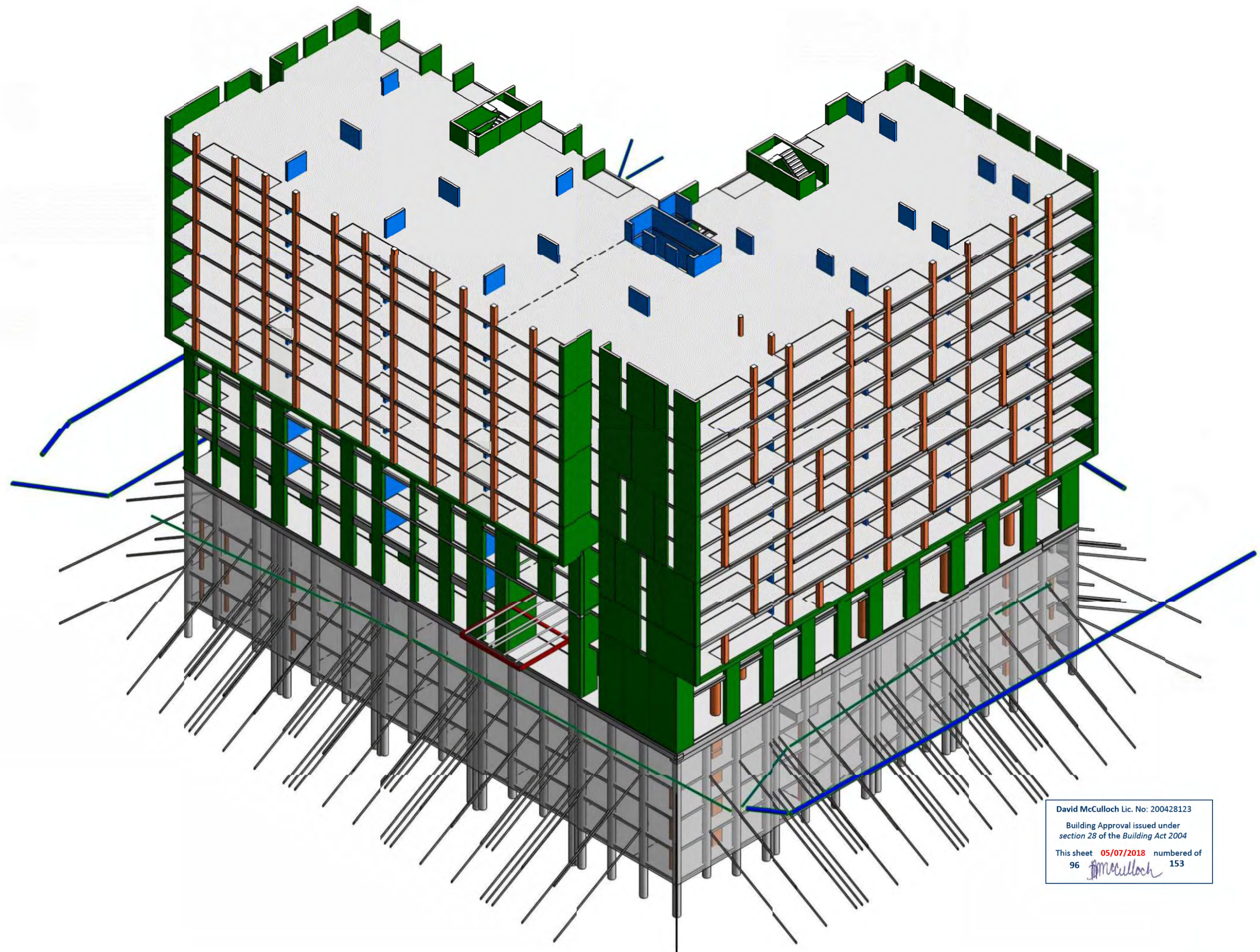
D ISSUE FOR PRE CONSTRUCTION REVIEW Minor Amendments generally 12.06.2018 GS CLIENT	DESIGN ARCHITECT <b>crafted architectus™</b>	DOCUMENTING ARCHITECT <b>dezignteam</b> ARCHITECTURAL PROJECTS	BUILDER <b>BLOC</b>	PROJECT TITLE <b>LONDON CIRCUIT</b>	DESIGNED BY CHECKED BY AUTHORISED BY DATE	DRAWING TITLE <b>LEVEL 10 MARKING PLAN</b>	SCALE 1 : 100 @ A1
C ISSUE FOR TENDER Wall blades sizes amended & 40MPa concrete zones added 18.01.18 GS	PROJECT LOCATION <b>LONDON CIRCUIT</b>	JOB NO <b>160002</b>	DRAWING NO <b>S115-01</b>	REV <b>D</b>	DO NOT SCALE OFF DRAWINGS VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING Copyright: The concepts and information contained in this document are copyright of Sellick Consultants. Use or copying of this document in whole or in part without written permission constitutes an infringement of copyright.		
B ISSUE FOR TENDER Minor amendments generally 08.11.17 GS					PROJECT LOCATION <b>LONDON CIRCUIT</b>	JOB NO <b>160002</b>	DRAWING NO <b>S115-01</b>
A ISSUE FOR TENDER Minor amendments generally 25.07.17 GC	PROJECT LOCATION <b>LONDON CIRCUIT</b>						

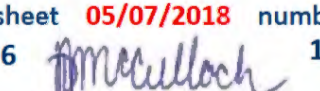
12/06/2018 4:00:28 PM



**WALL LEGEND**

	AFS
	BLOCKWORK
	BRICKWORK
	DINCEL
	IN-SITU
	PRECAST




David McCulloch Lic. No: 200428123  
 Building Approval issued under section 28 of the Building Act 2004  
 This sheet 05/07/2018 numbered of 96 153  



12/06/2018 3:42:53 PM

ISSUE	DESCRIPTION	DATE	DRAWN
C	ISSUE FOR PRE CONSTRUCTION REVIEW Minor Amendments generally	12.06.2018	GS
B	ISSUE FOR TENDER Minor amendments generally	08.11.17	GS
A	ISSUE FOR TENDER PRE-TENDER REVIEW	25.07.17	GC
1		27.06.17	GS

CLIENT  


DESIGN ARCHITECT  


DOCUMENTING ARCHITECT  


BUILDER  


sellick consultants  
 STRUCTURAL CIVIL HYDRAULIC  
 canberra | sydney | brisbane  
 02 6201 0200 www.sellickconsultants.com.au

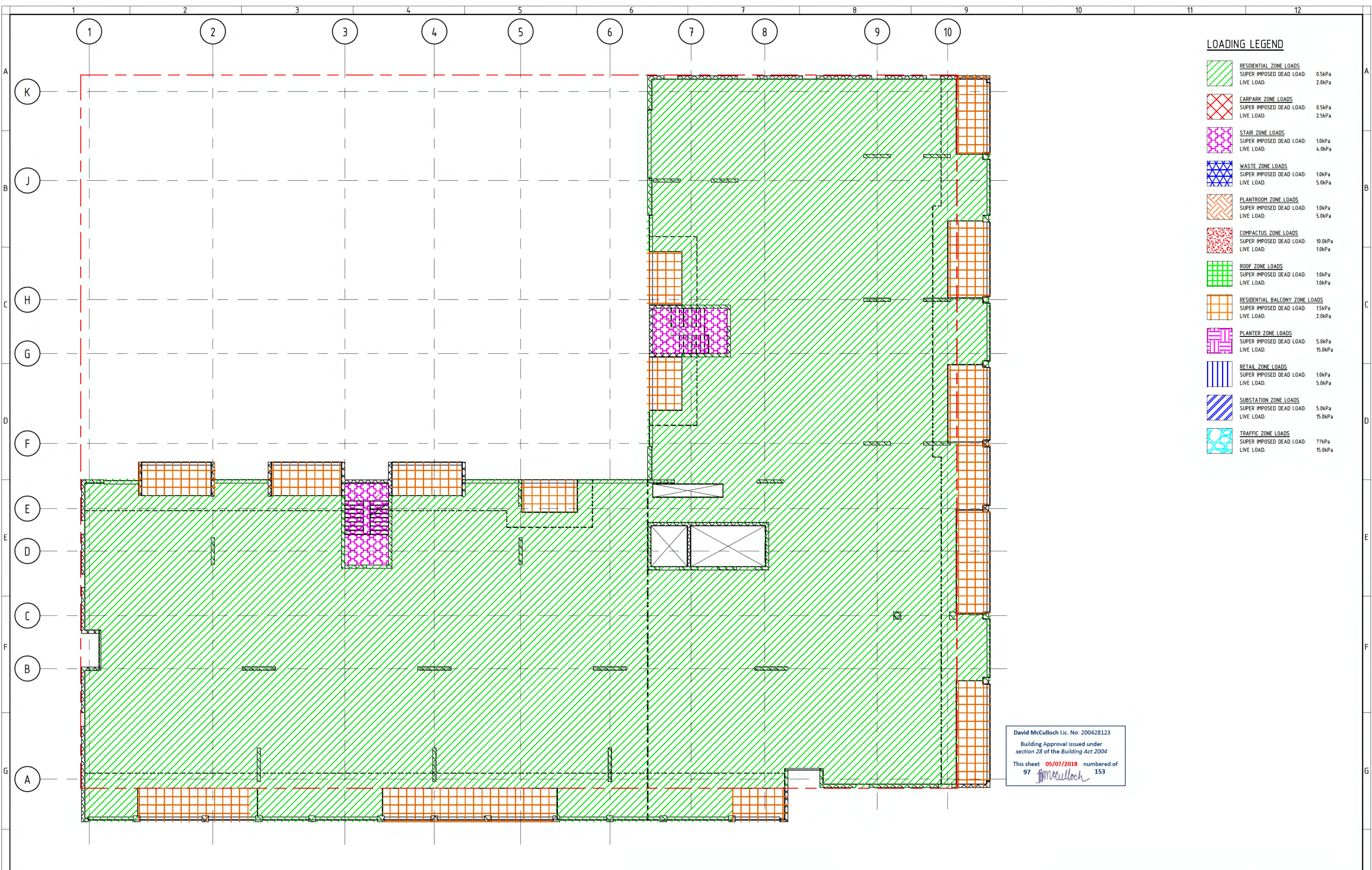
PROJECT TITLE  
**LONDON CIRCUIT**  
 DO NOT SCALE OFF DRAWINGS  
 VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING  
 Copyright: The concepts and information contained in this document are copyright of Sellick Consultants. Use or copying of this document in whole or in part without written permission constitutes an infringement of copyright.

DESIGNED BY  
 CHECKED BY  
 AUTHORISED BY  
 DATE

DRAWING TITLE  
**LEVEL 10 PERSPECTIVE VIEW**  
 PROJECT LOCATION  
**LONDON CIRCUIT**

SCALE  
 @ A1  
 JOB NO  
 160002  
 DRAWING NO  
 S115-10  
 REV  
 C



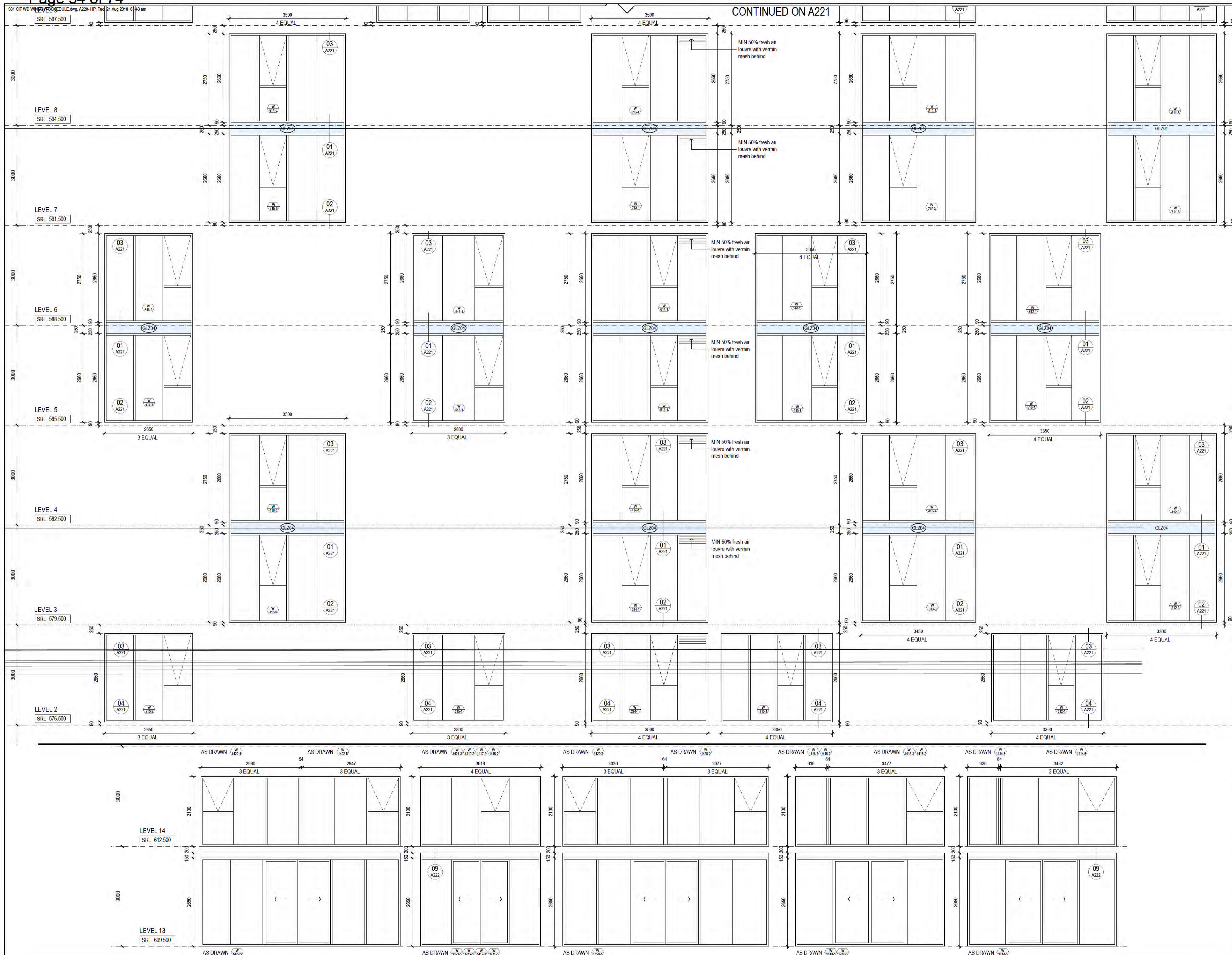


**LOADING LEGEND**

	<b>RESIDENTIAL ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 0.5kPa LIVE LOAD: 2.0kPa
	<b>CARPARK ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 0.5kPa LIVE LOAD: 2.5kPa
	<b>STAIR ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 1.0kPa LIVE LOAD: 4.0kPa
	<b>WASTE ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 1.0kPa LIVE LOAD: 5.0kPa
	<b>PLANTROOM ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 1.0kPa LIVE LOAD: 5.0kPa
	<b>COMPACTUS ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 10.0kPa LIVE LOAD: 1.0kPa
	<b>ROOF ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 1.0kPa LIVE LOAD: 1.0kPa
	<b>RESIDENTIAL BALCONY ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 1.5kPa LIVE LOAD: 2.0kPa
	<b>PLANTER ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 5.0kPa LIVE LOAD: 15.0kPa
	<b>RETAIL ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 1.0kPa LIVE LOAD: 5.0kPa
	<b>SUBSTATION ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 5.0kPa LIVE LOAD: 15.0kPa
	<b>TRAFFIC ZONE LOADS</b> SUPER IMPOSED DEAD LOAD: 77kPa LIVE LOAD: 15.0kPa

David McCulloch Lic. No: 200428123  
 Building Approval issued under section 28 of the Building Act 2004  
 This sheet 05/07/2018 numbered of 97 153





CONTINUED ON A221

David McCulloch Lic. No: 200428123

Building Approval issued under section 28 of the Building Act 2004

24/01/2019

McCulloch

AMENDMENTS

01	31.05.18	ISSUED FOR REVIEW
02	21.08.18	ISSUED FOR TENDER / SHOP DRAWINGS

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ARCHITECTURAL DOCUMENTATION  
**dezignteam**  
 ARCHITECTURAL PROJECTS  
 ABN 33 085 578 061  
 PO Box 3060, Manuka ACT 2603  
 ph: 02 62622444  
 fax: 02 62622444  
 email: [www@dezignteam.com.au](mailto:www@dezignteam.com.au)



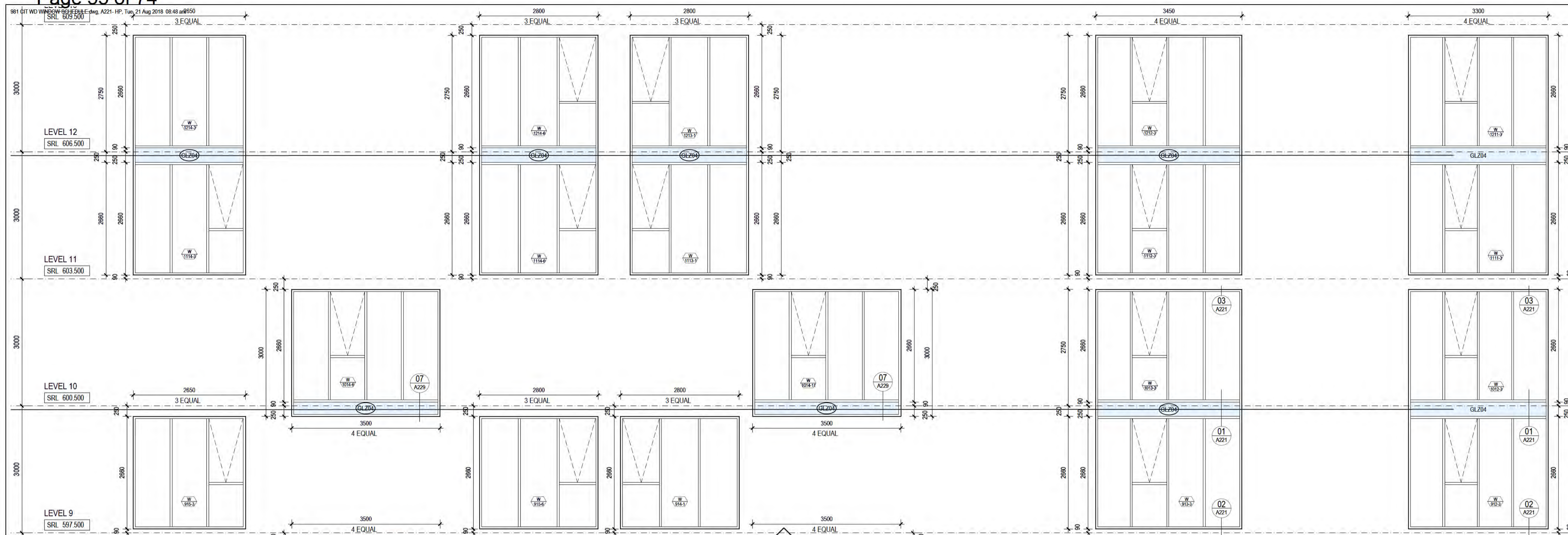
PROJECT  
**'THE CAPITOL' APARTMENTS**  
 LONDON CIRCUIT  
 BLOCK 3.5 & 13 SECTION 3  
 CANBERRA ACT

DRAWING TITLE  
**WINDOW SCHEDULE**  
 HOBART PLACE 01

date: JAN '18 job no: 981.CIT / A / 220 02  
 scale: 1:100 @ A1

REVIEW  TENDER  
 BA  FOR CONSTRUCTION

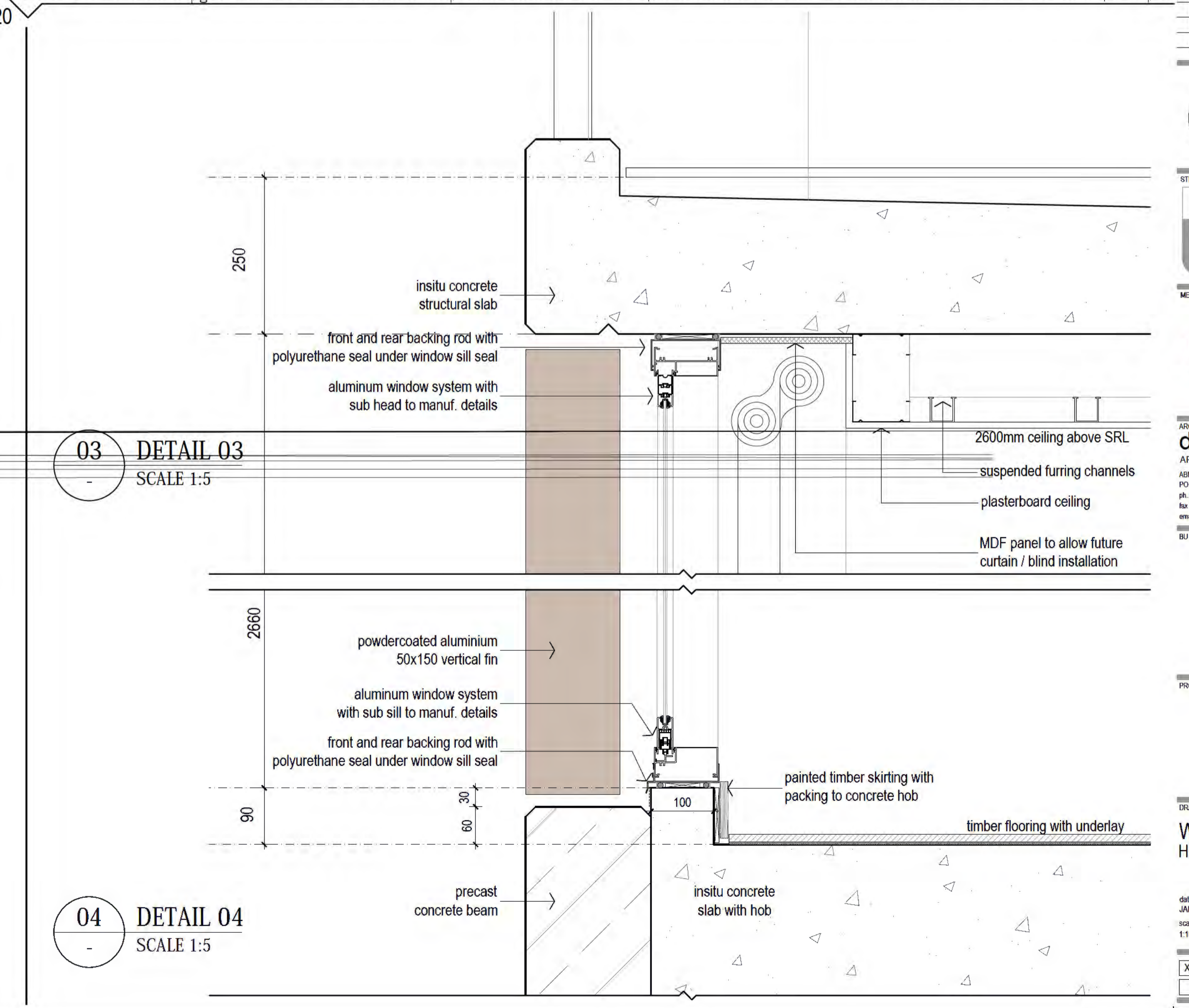
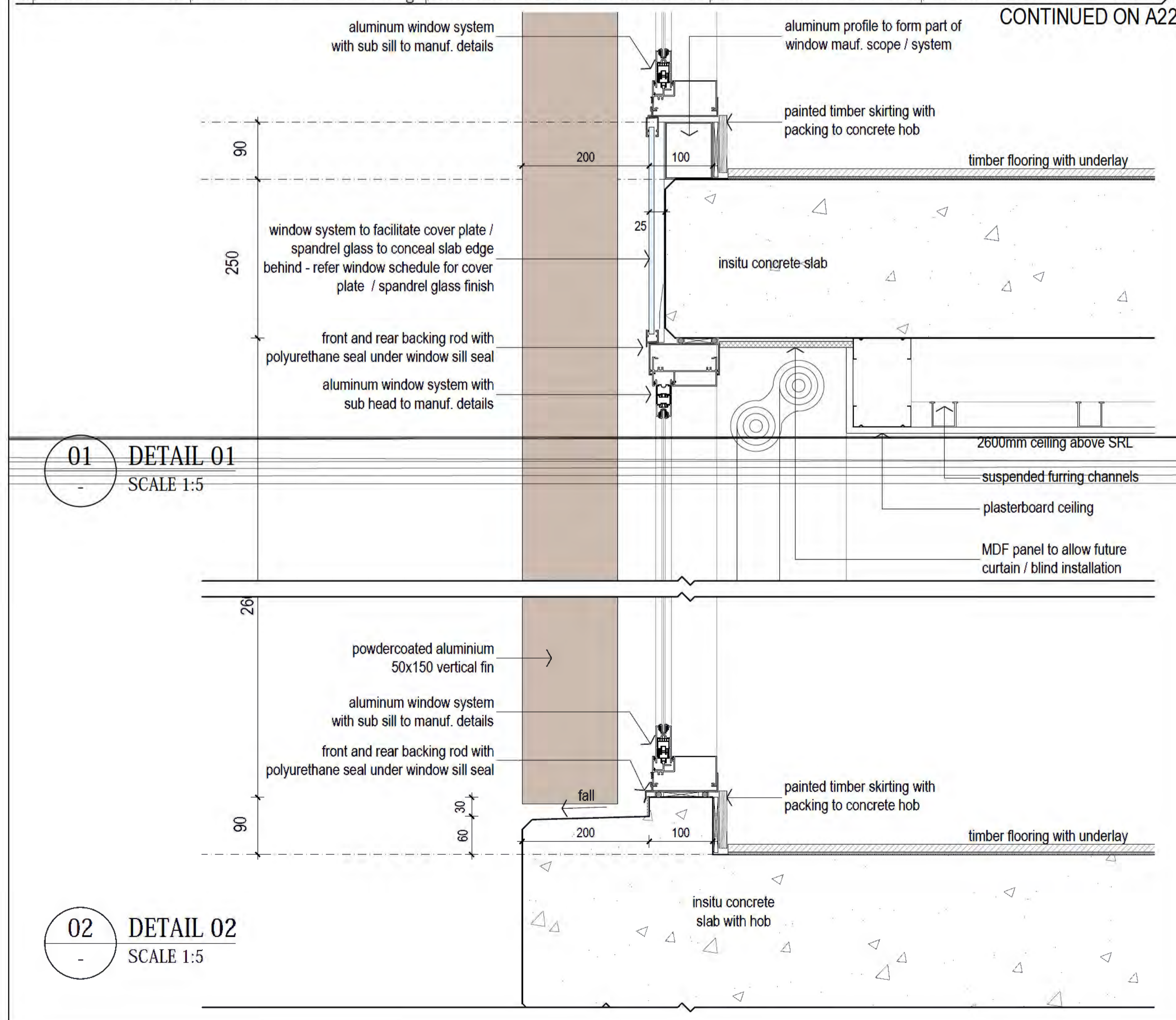




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 section 28 of the Building Act 2004  
 24/01/2019

AMENDMENTS

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PROJECT  
 'THE CAPITOL' APARTMENTS  
 LONDON CIRCUIT  
 BLOCK 3.5 & 13 SECTION 3  
 CANBERRA ACT

DRAWING TITLE  
 WINDOW SCHEDULE  
 HOBART PLACE 02

date: JAN '18 job no: 981.CIT / A / 221 02  
 scale: 1:100 @ A1

- REVIEW
- TENDER
- BA
- FOR CONSTRUCTION









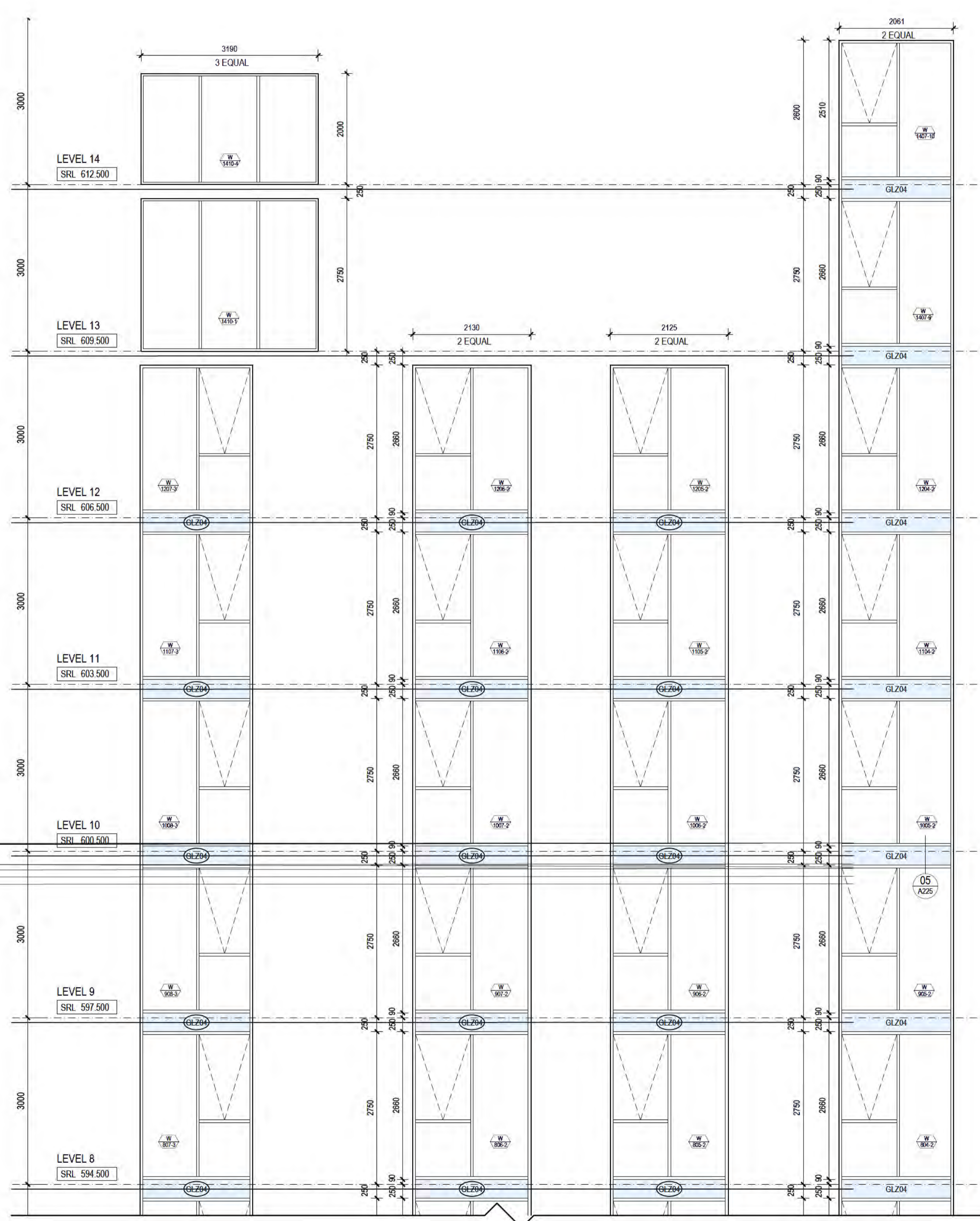
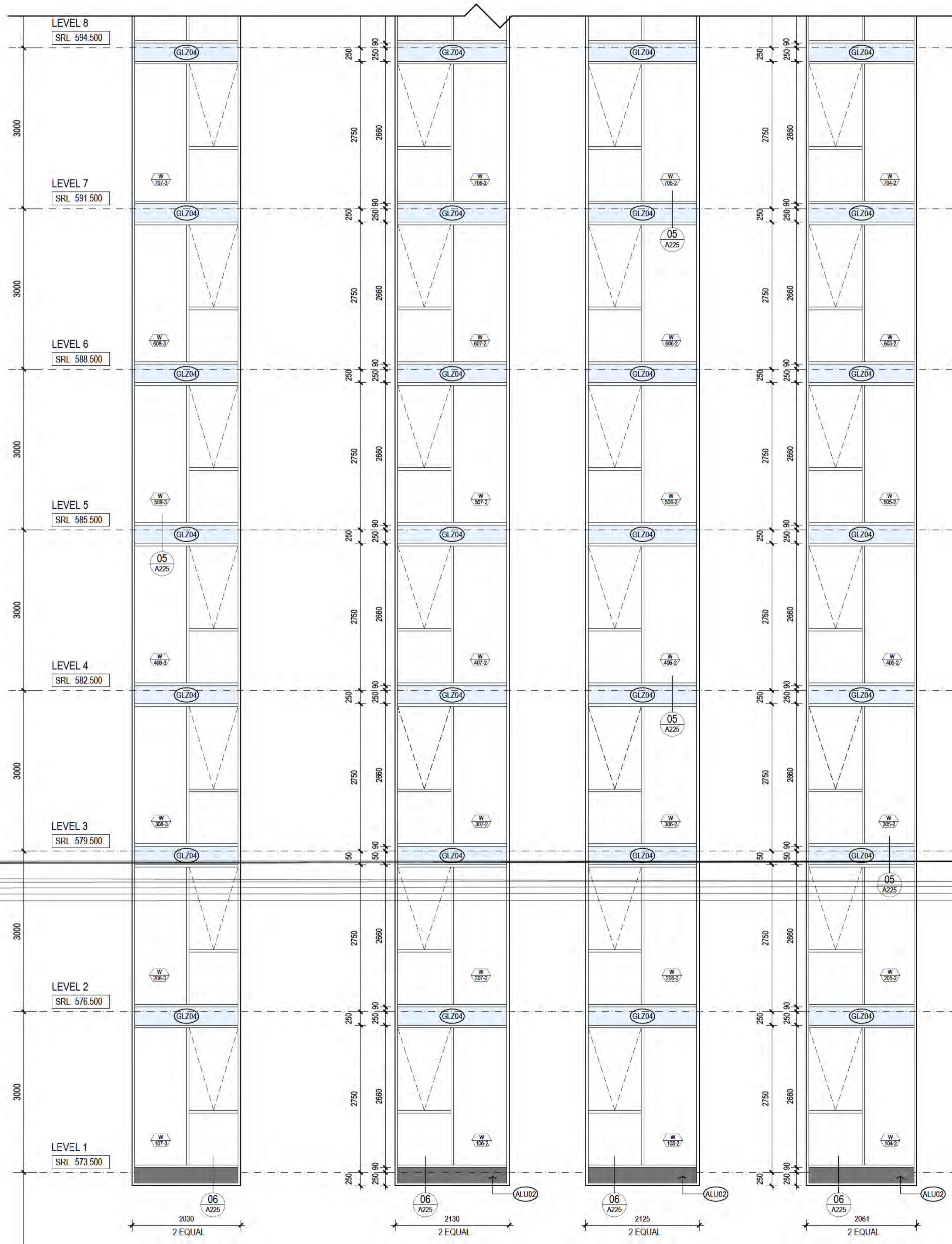


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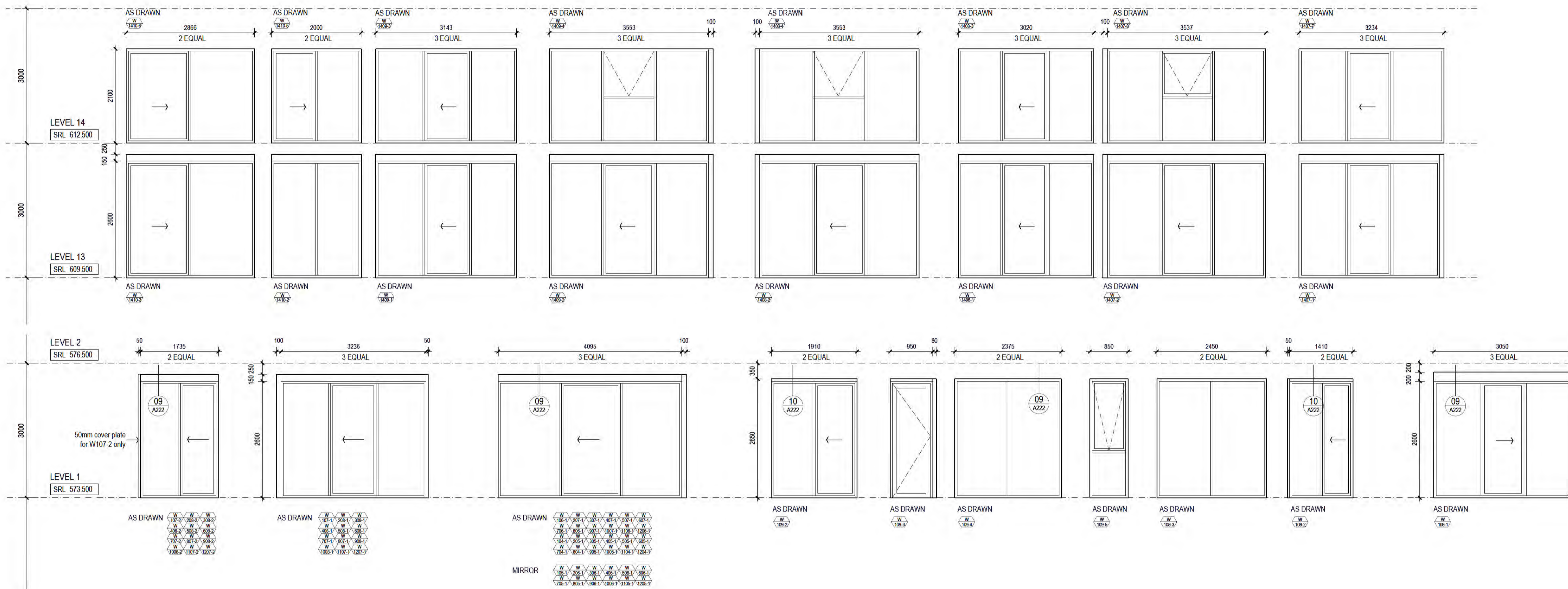
PROJECT  
**'THE CAPITOL' APARTMENTS**  
 LONDON CIRCUIT  
 BLOCK 3.5 & 13 SECTION 3  
 CANBERRA ACT

DRAWING TITLE  
**WINDOW SCHEDULE WEST FACADE 02**

date: JAN '18  
 scale: 1:100 @ A1  
 job no: 981.CIT / A / 224  
 dwg no: 02  
 issue

<input checked="" type="checkbox"/>	REVIEW	<input type="checkbox"/>	TENDER
<input type="checkbox"/>	BA	<input type="checkbox"/>	FOR CONSTRUCTION





AMENDMENTS

01	31.05.18	ISSUED FOR REVIEW
02	21.08.18	ISSUED FOR TENDER / SHOP DRAWINGS

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STRUCTURAL ENGINEERS

sellick consultants  
ARCHITECTURAL PROJECTS

MECHANICAL ENGINEERS

MNS consulting

ARCHITECTURAL DOCUMENTATION

dezignteam  
ARCHITECTURAL PROJECTS  
AEN 33 085 578 061  
PO Box 3060, Manuka ACT 2603  
ph: 02 62627444  
fax: 02 62627444  
email: warrick@dezignteam.com.au

BLOC

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'THE CAPITOL' APARTMENTS  
LONDON CIRCUIT  
BLOCK 3.5 & 13 SECTION 3  
CANBERRA ACT

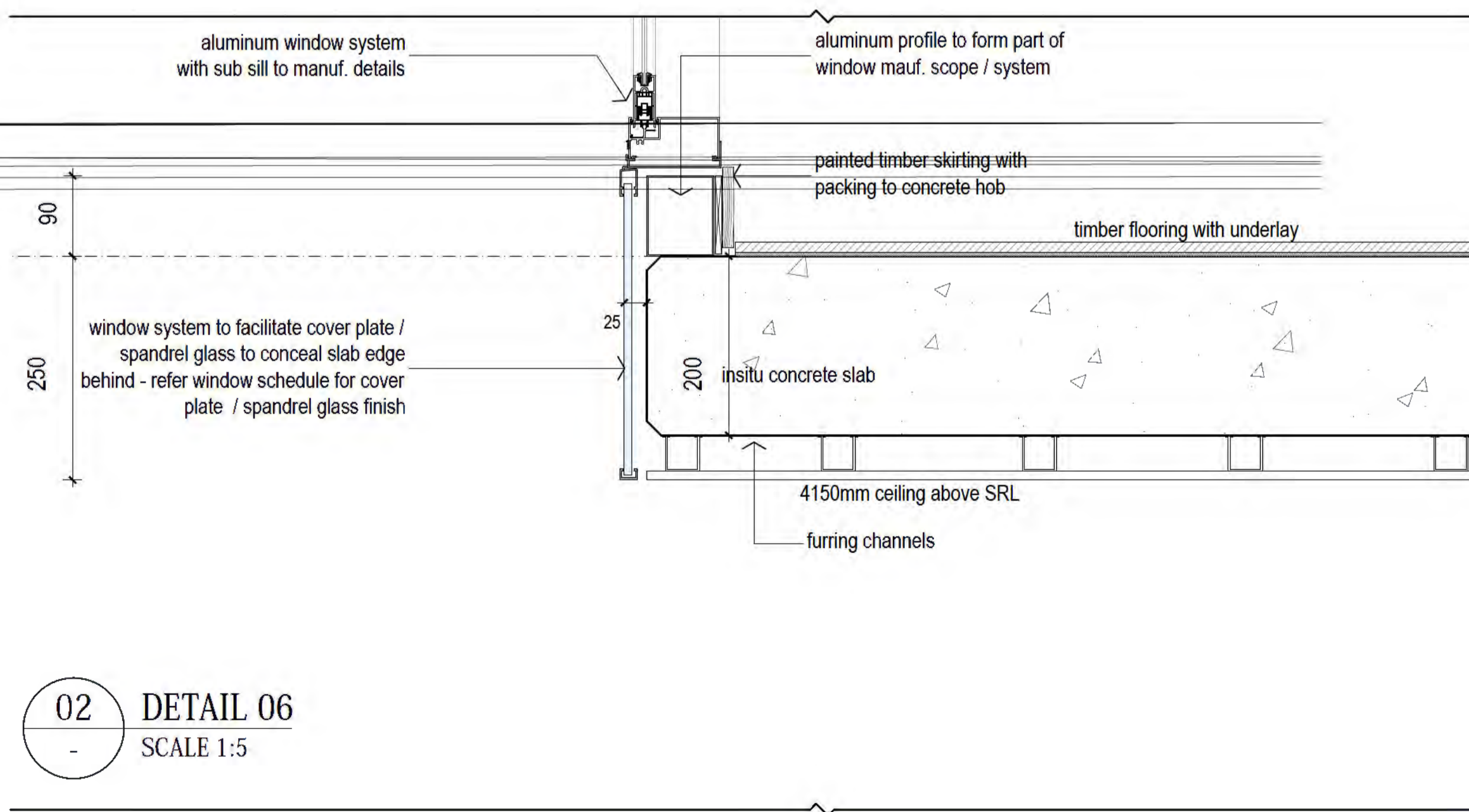
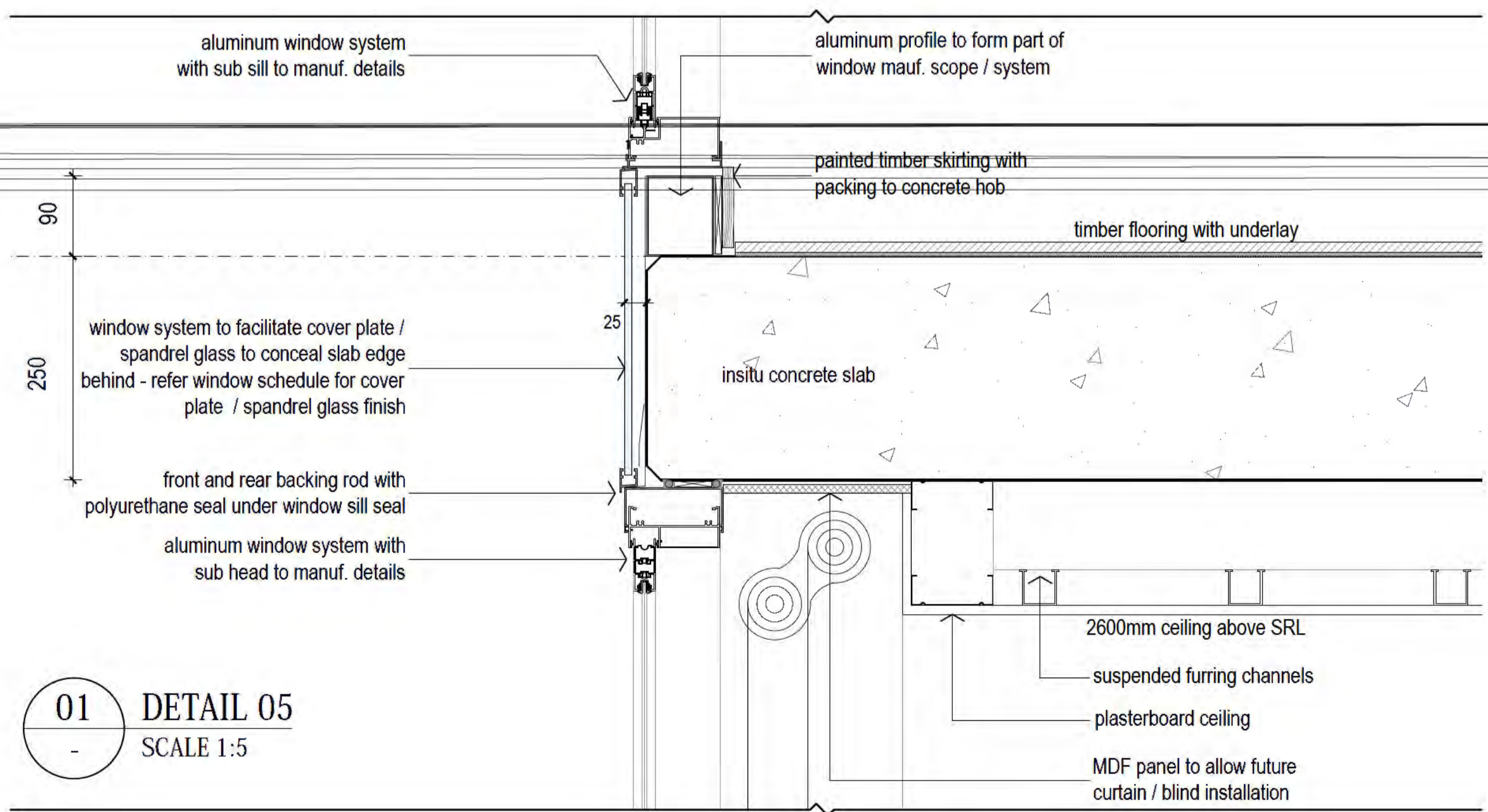
DRAWING TITLE

WINDOW SCHEDULE  
WEST FACADE 03

date: JAN '18  
scale: 1:100 @ A1

job no: 981.CIT / A / 225  
dwg no: 02

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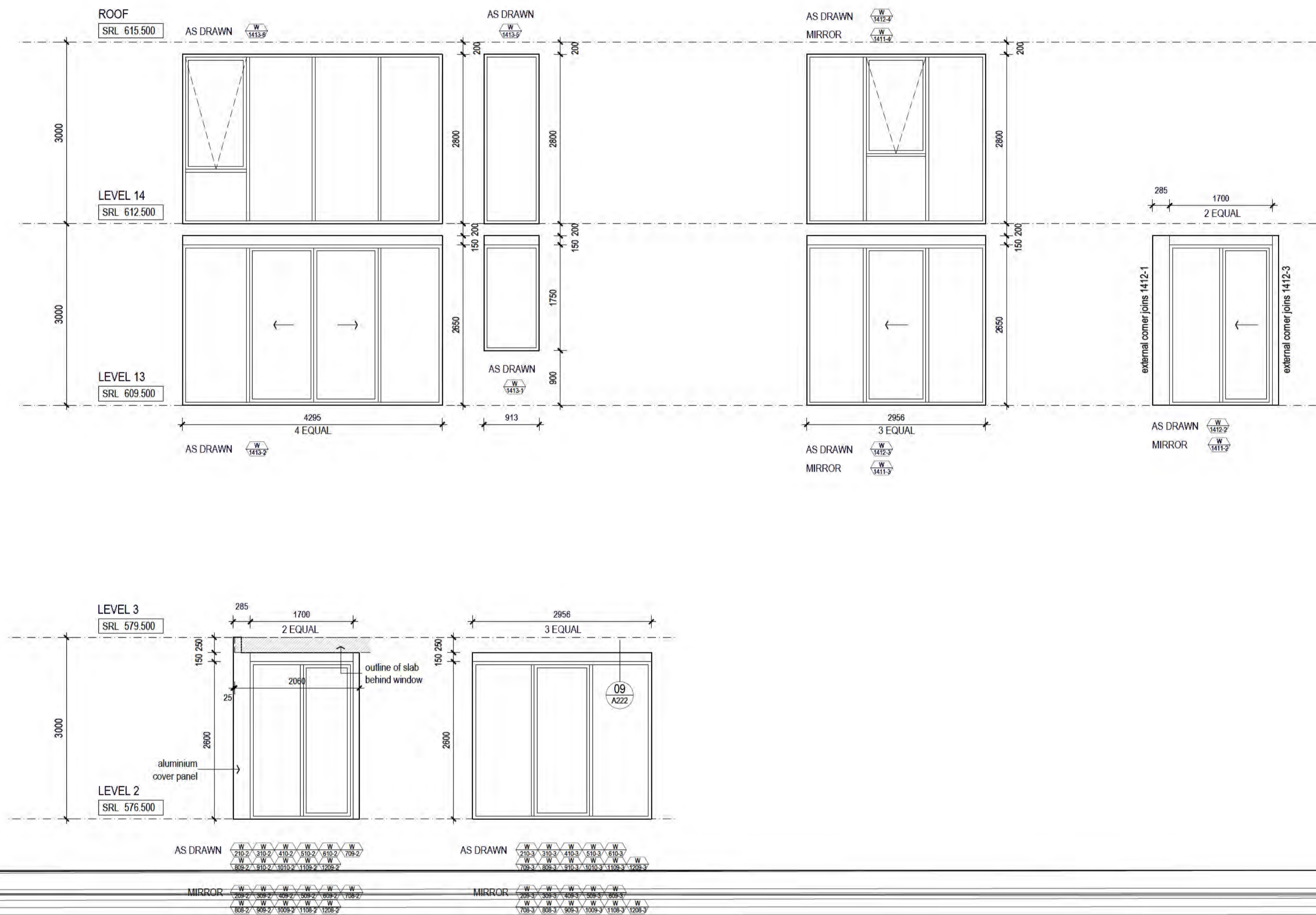


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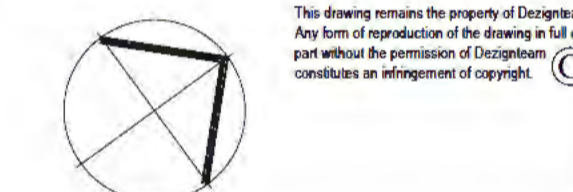
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AMENDMENTS

01	31.05.18	ISSUED FOR REVIEW
02	21.08.18	ISSUED FOR TENDER / SHOP DRAWINGS



PROJECT  
**'THE CAPITOL' APARTMENTS**  
LONDON CIRCUIT  
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CANBERRA ACT

DRAWING TITLE  
**WINDOW SCHEDULE SOUTH FACADE 03**

date: JAN '18  
scale: 1:100 @ A1  
job no: 981.CIT / A / 228  
dwg no: 02  
issue: 02

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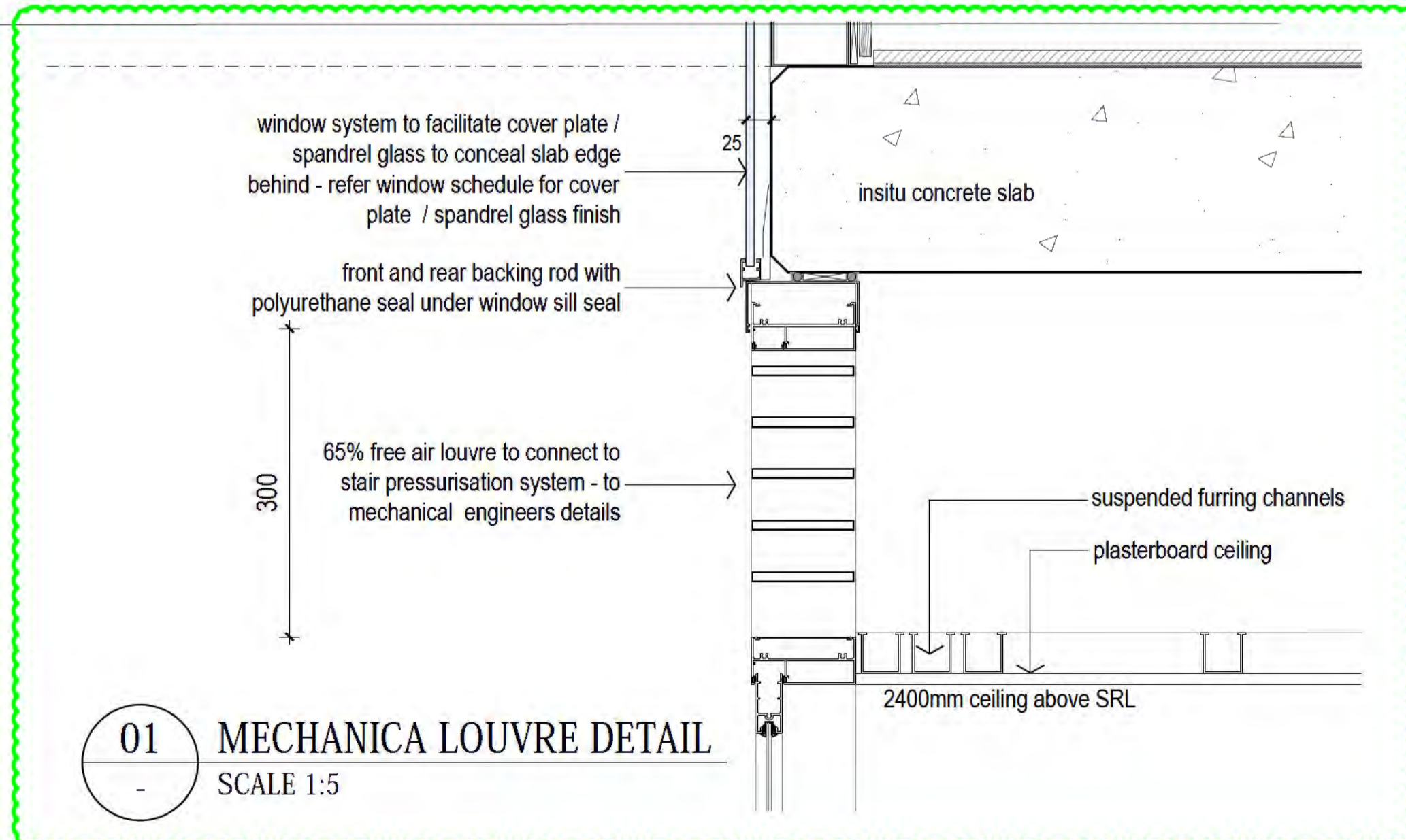
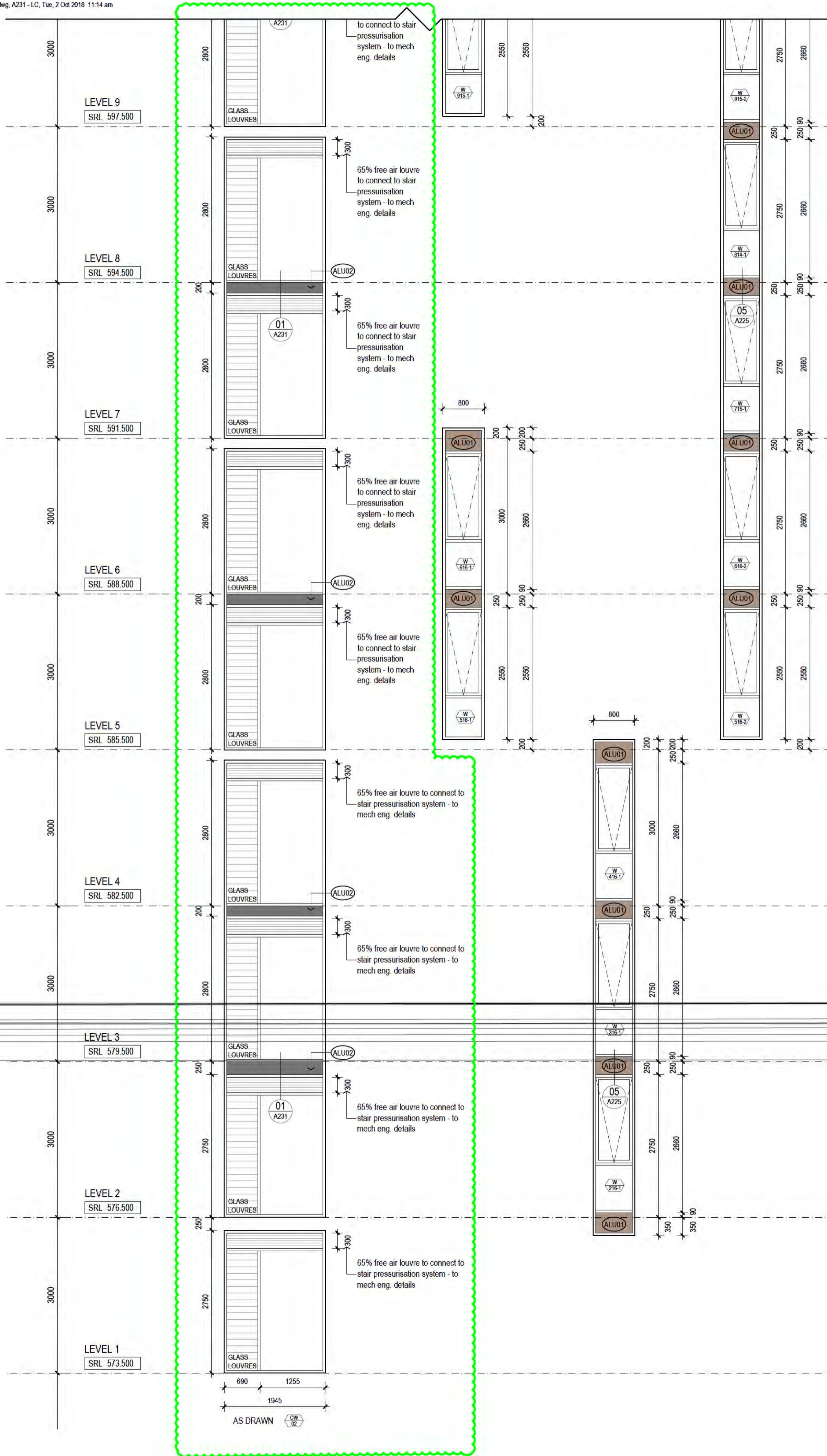












01 MECHANICA LOUVRE DETAIL  
SCALE 1:5

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AMENDMENTS

01	31.05.18	ISSUED FOR REVIEW
02	21.08.18	ISSUED FOR TENDER / SHOP DRAWINGS
03	02.10.18	ISSUED FOR TENDER / SHOP DRAWINGS
1. LOUVRE DETAIL ADDED		

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**dezignteam**  
ARCHITECTURAL PROJECTS  
ABN 33 085 578 061  
PO Box 3060, Manuka ACT 2603  
ph: 02 62627444  
fax: 02 62627444  
email: [www@dezignteam.com.au](mailto:www@dezignteam.com.au)



PROJECT  
**'THE CAPITOL' APARTMENTS**  
LONDON CIRCUIT  
BLOCK 3.5 & 13 SECTION 3  
CANBERRA ACT

DRAWING TITLE  
**WINDOW SCHEDULE**  
LONDON CIRCUIT 03

date: JAN '18 job no: 981.CIT / A / 231 dwg no: 03  
scale: 1:100 @ A1

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<input type="checkbox"/> BA	<input type="checkbox"/> FOR CONSTRUCTION



981 CIT WD WINDOW SCHEDULE.dwg, A232 - LC, Tue, 21 Aug 2018 11:43 am

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LONDON CIRCUIT  
BLOCK 3.5 & 13 SECTION 3  
CANBERRA ACT

DRAWING TITLE  
**WINDOW SCHEDULE**  
LONDON CIRCUIT 04

date: JAN '18 job no: 981.CIT / A / 232 issue: 02  
scale: 1:100 @ A1

REVIEW  TENDER  
 BA  FOR CONSTRUCTION

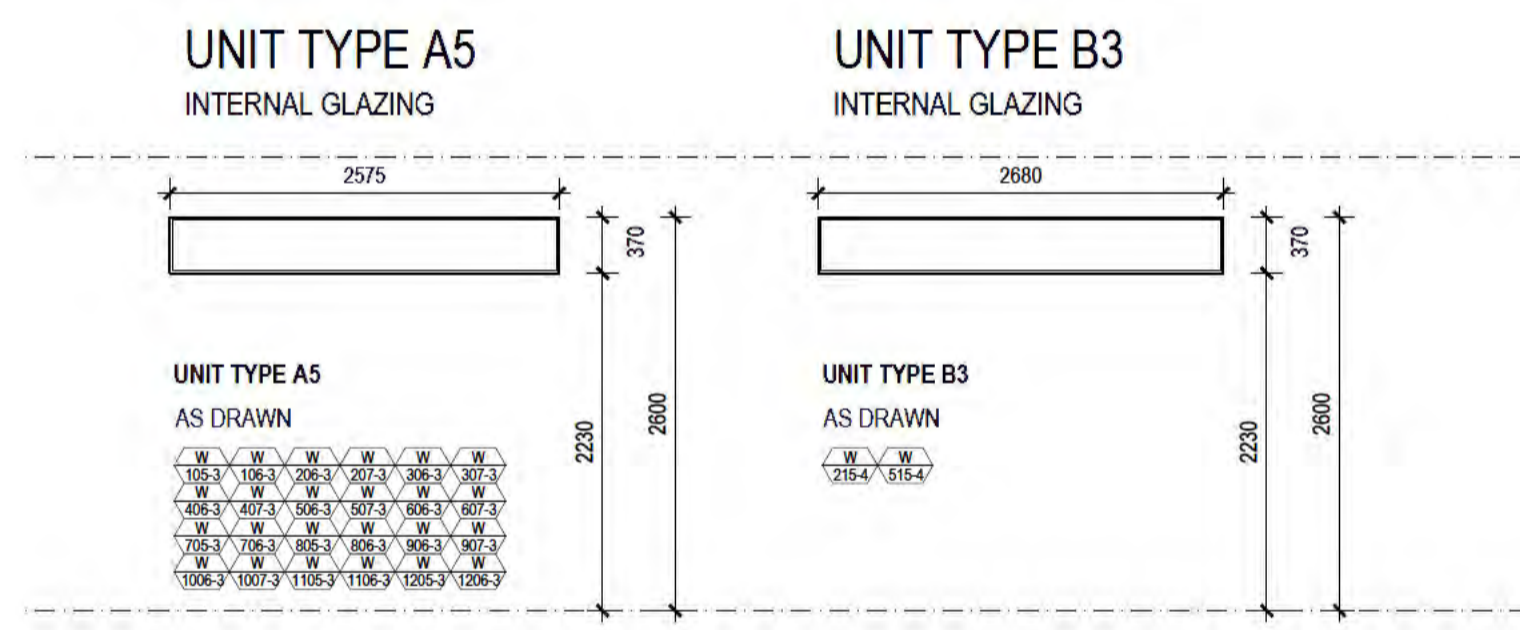
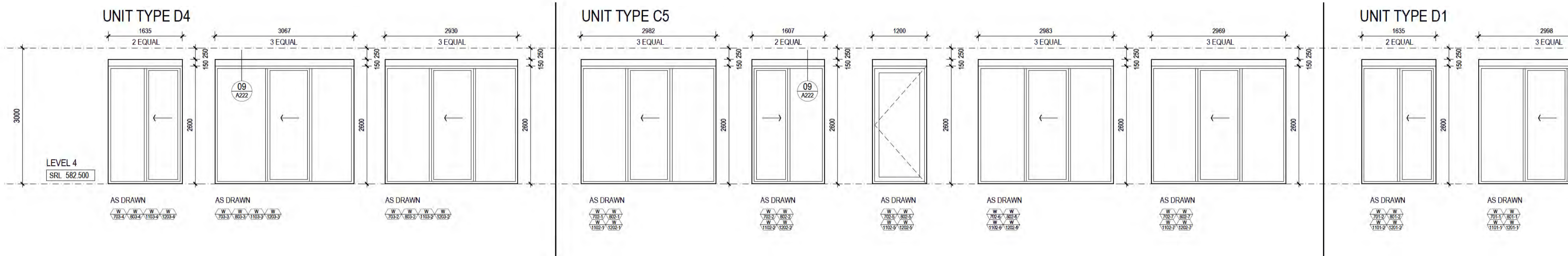
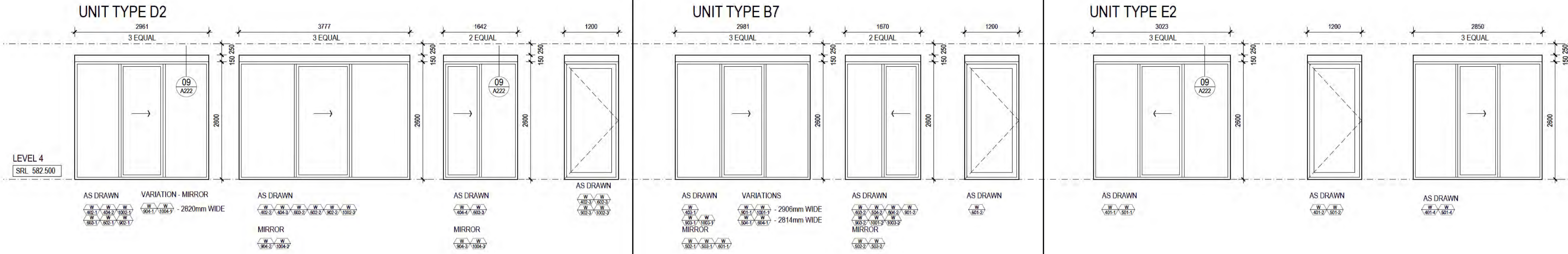


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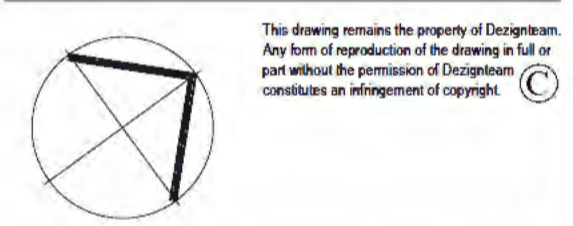
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AMENDMENTS

01	31.05.18	ISSUED FOR REVIEW
02	17.07.18	ISSUED FOR TENDER
03	08.08.18	ISSUED FOR TENDER
04	21.08.18	ISSUED FOR TENDER / SHOP DRAWINGS



**Residential Window Specifications**

All windows to comply with AS2047, AS4055 & AS1288 along with BCA PART J2 & CLAUSE J2.4.  
 Provide sub-head & sub-sill to all windows.  
 Provide backing rod & sealant to all internal & external edges.  
 Provide storm mould angles and allow for external aluminium trim as required to ensure water tightness to AS2047.  
 Provide folded aluminium capping and feature infill between windows in accordance with architectural details.  
 Refer to 'External Finishes Schedule' for aluminium window frame finishes, 100x50 nominal middle pocket glazed.  
 Mechanical penetrations in sub head to be provided by window manufacturers with locations to be taken from mechanical documentation - Window manufacturer to provide vermin proof mesh to openings.

Window Specification:  
 DOUBLE GLAZED  
 U Value - 4.8  
 SHGC - 0.59

FG - FIXED GLAZING  
 SD - SLIDING DOOR  
 CBG - COLOUR BACK GLASS  
 AW - AWNING WINDOW

Framework and meeting points to be free of gaps and finished to Builder's approval.  
 Total system U-values and SHGC must be calculated in accordance with National Fenestration Rating Council (NFRC) conditions

- Window Notes**
1. Refer to window manufacturers literature for accurate sizing allowing for clearances and tolerances in openings.
  2. Builder to allow tolerance in stud framing for reveals according to window manufacturers requirements.
  3. All windows viewed from outside.
  4. Confirm sliding direction off floor plans
  5. All sizes and dimensions supplied to be confirmed on site (COS) after structural work is complete
  6. Provide adhesive safety mottis to glazing where required by Aust. Standards
  7. All door handles to be at 1000mm high to centre from FFL to comply with AS1428.1 & AS4299.
  8. Door handles to be selected from Manuf. range - provide range for selection
  9. Provide flyscreens to all opening
  10. Translucent glazing to be provided to windows in Bathrooms and Ensuites
  11. Awning windows to be provided with internal lockable winder assembly

PROJECT  
**'THE CAPITOL' APARTMENTS**  
 LONDON CIRCUIT  
 BLOCK 3.5 & 13 SECTION 3  
 CANBERRA ACT

DRAWING TITLE  
**WINDOW SCHEDULE**  
 LONDON CIRCUIT 05

date: JAN '18  
 scale: 1:100 @ A1  
 job no: 981.CIT / A / 233  
 dwg no: 04  
 issue:

<input checked="" type="checkbox"/> REVIEW	<input type="checkbox"/> TENDER
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