



General Notes

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Nominated Architects: Graeme Dix 6256 | Kiong Lee 7407 | Matthew Morel 9044 |
Matthew Howard 8784 | Matteo Salval 9536
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WA-A-W-0000-0000
17/12/2025
4:55:32 PM

Status

FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor	Landscape Architect
Construction Control Unit 124 Level 1, 24 Lonsdale Street Braidon ACT 2612 T +61 2 6257 4775	Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949

Structural Engineer	Civil Engineer
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Services	ESD Consultant
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Facade Consultant	Traffic Consultant
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BCA Consultant	Fire Engineer
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Project



Drawing Title	Documentation Stage
40 LONDON CIRCUIT WORKS APPROVAL DOCUMENT LIST	WORKS APPROVAL
Project Number	Revision
23053	01
Drawing Number	
WA-A-W-0000	

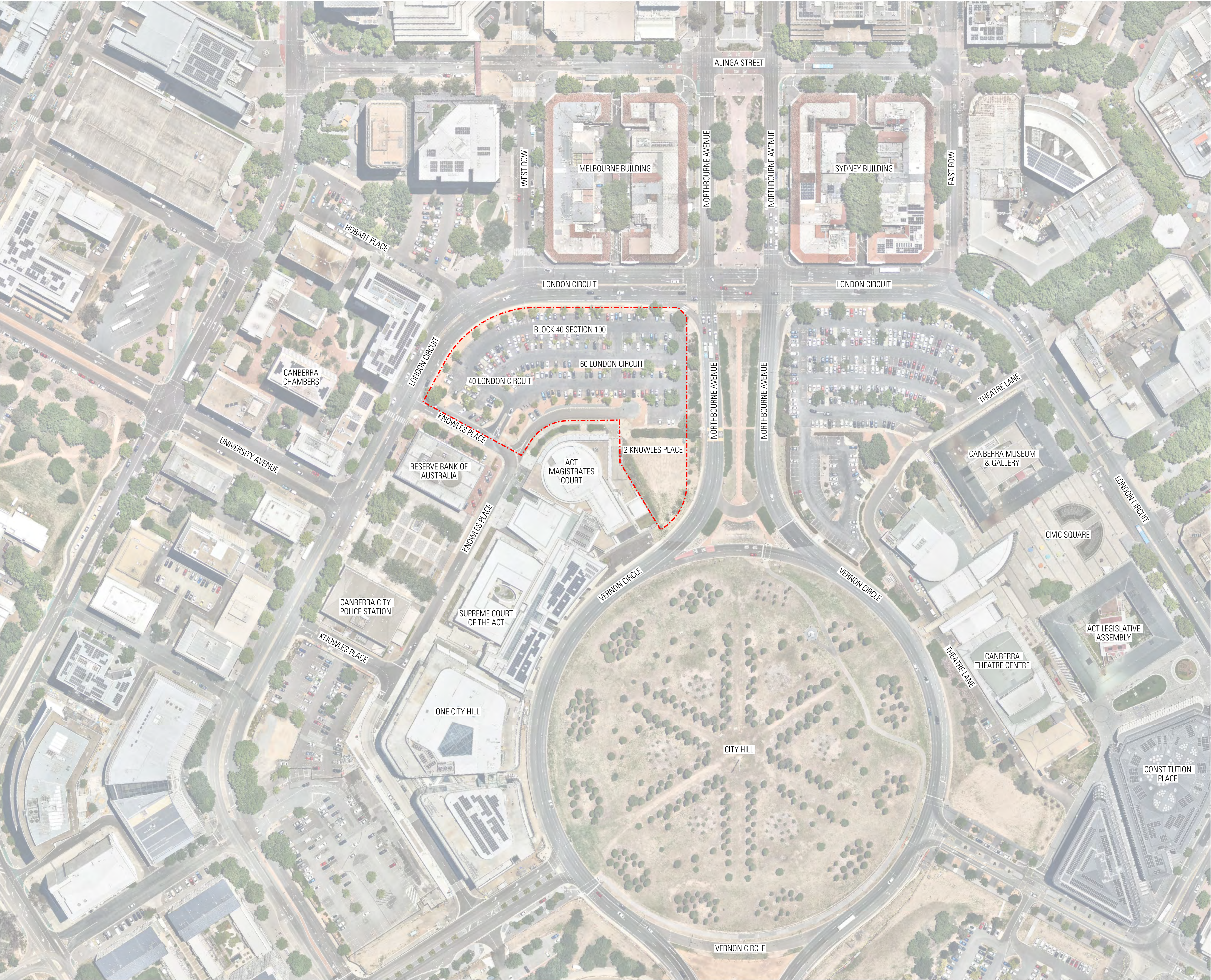
ARCHITECTURAL DOCUMENT LIST

General		
Drawing List	NTS	Rev
WA-A-W-0000	40 London Circuit - Works Approval Document List	01
Context	1:250 @ A1	Rev
WA-A-0060	Locality Plan	07
WA-A-0065	Precinct Masterplan - Ground Level	04
WA-A-0066	Precinct Masterplan - Roof	04

General Arrangement Drawings			
Plans	1:250 @ A1	Rev	
WA-A-1003	Basement Level 03	03	
WA-A-1004	Basement Level 02	03	
WA-A-1005	Basement Level 01	03	
WA-A-W-1010	40 London Circuit - Ground Level	01	
WA-A-W-1011	40 London Circuit - Level 01	01	
WA-A-W-1012	40 London Circuit - Level 02	01	
WA-A-W-1013	40 London Circuit - Level 03-06 (Typical)	01	
WA-A-W-1017	40 London Circuit - Level 07	01	
WA-A-W-1018	40 London Circuit - Level 08-11 (Typical)	01	
WA-A-W-1030	40 London Circuit - Roof	01	

Elevations	1:250 @ A1	Rev
WA-A-W-2000	40 London Circuit - North Elevation	01
WA-A-W-2001	40 London Circuit - West Elevation	01
WA-A-W-2002	40 London Circuit - South Elevation	01
WA-A-W-2003	40 London Circuit - East Elevation	01
Sections	1:250 @ A1	Rev
WA-A-W-3011	40 London Circuit - XRN Section	01
WA-A-W-3012	40 London Circuit - X16S Section	01

Area		
Area	1:1500 @ A1	Rev
WA-A-W-9702	40 London Circuit - Gross Floor Area	01



General Notes

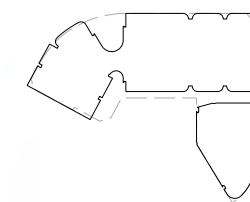
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Matthew Howard 8784 | Matteo Salvai 9536
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Key Plan



Scale / North Point

1:1000 @ A1
1:2000 @ A3

0 10 20 30 50M

Status

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00	MH	RC	Issued for Works Approval	04-11-24
01	MH	RC	Issued for Works Approval	13-11-24
02	MH	RC	Issued for Works Approval	07-03-25
03	MH	RC	Issued for Works Approval	04-04-25
04	MH	RC	Issued for Works Approval	30-06-25
05	MH	RC	Issued for Works Approval	12-09-25
06	MH	RC	Issued for Works Approval	28-11-25
07	MH	RC	Issued for Works Approval	17-12-25

Contractor Construction Control Unit 124 Level 1, 24 Lonsdale Street Bridgton ACT 2612 T +61 2 6257 4775	Landscape Architect Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949
--	---

Structural Engineer Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6195 1591	Civil Engineer Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765
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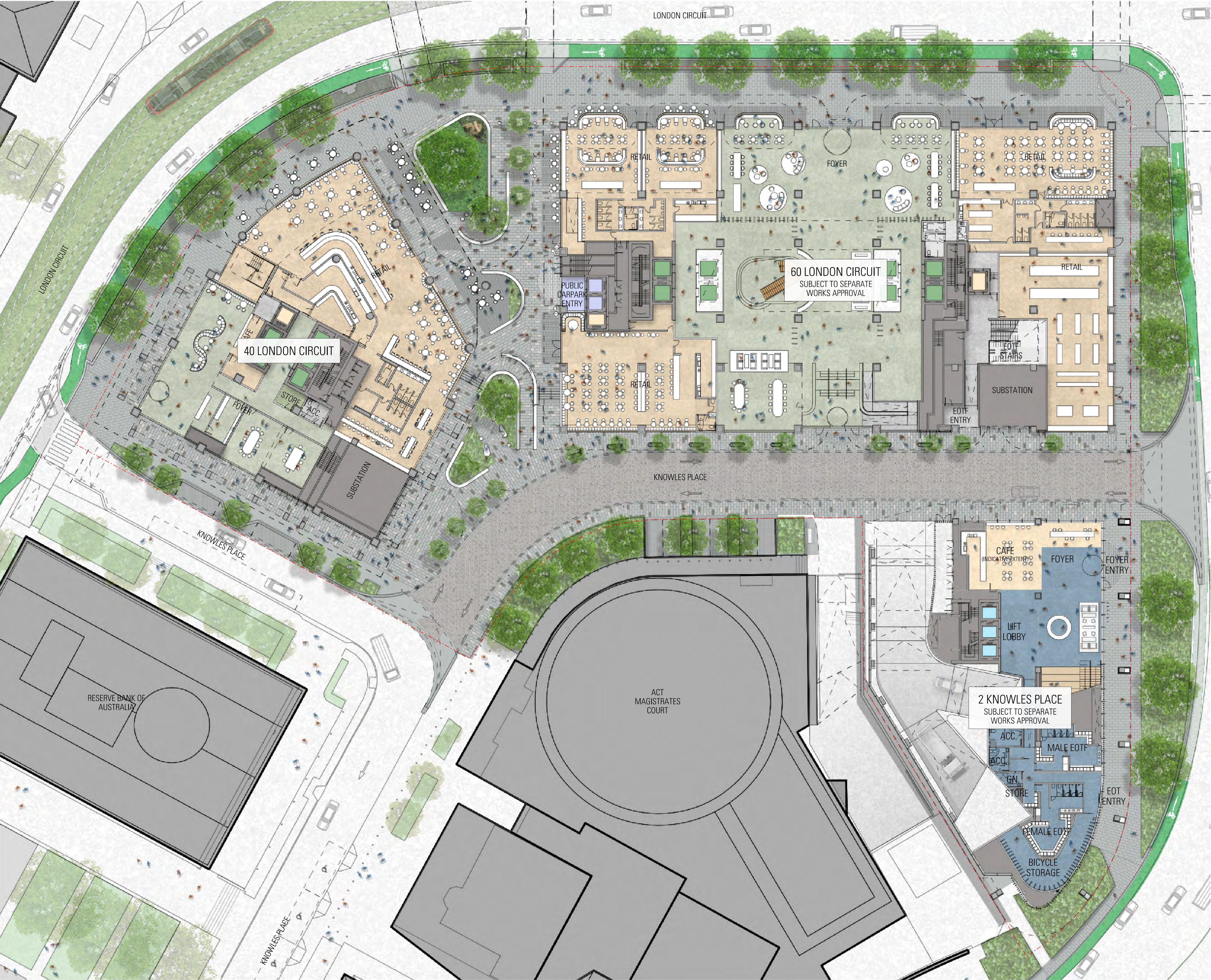
Project



London Central

Drawing Title
LOCALITY PLAN

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-0060	Revision 07



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**INDICATIVE MASTERPLAN
FOR CONTEXT ONLY**

Key Plan

Scale / North Point

1:250 @ A1
1:500 @ A3

0 2.5 5 7.5 12.5M

Status

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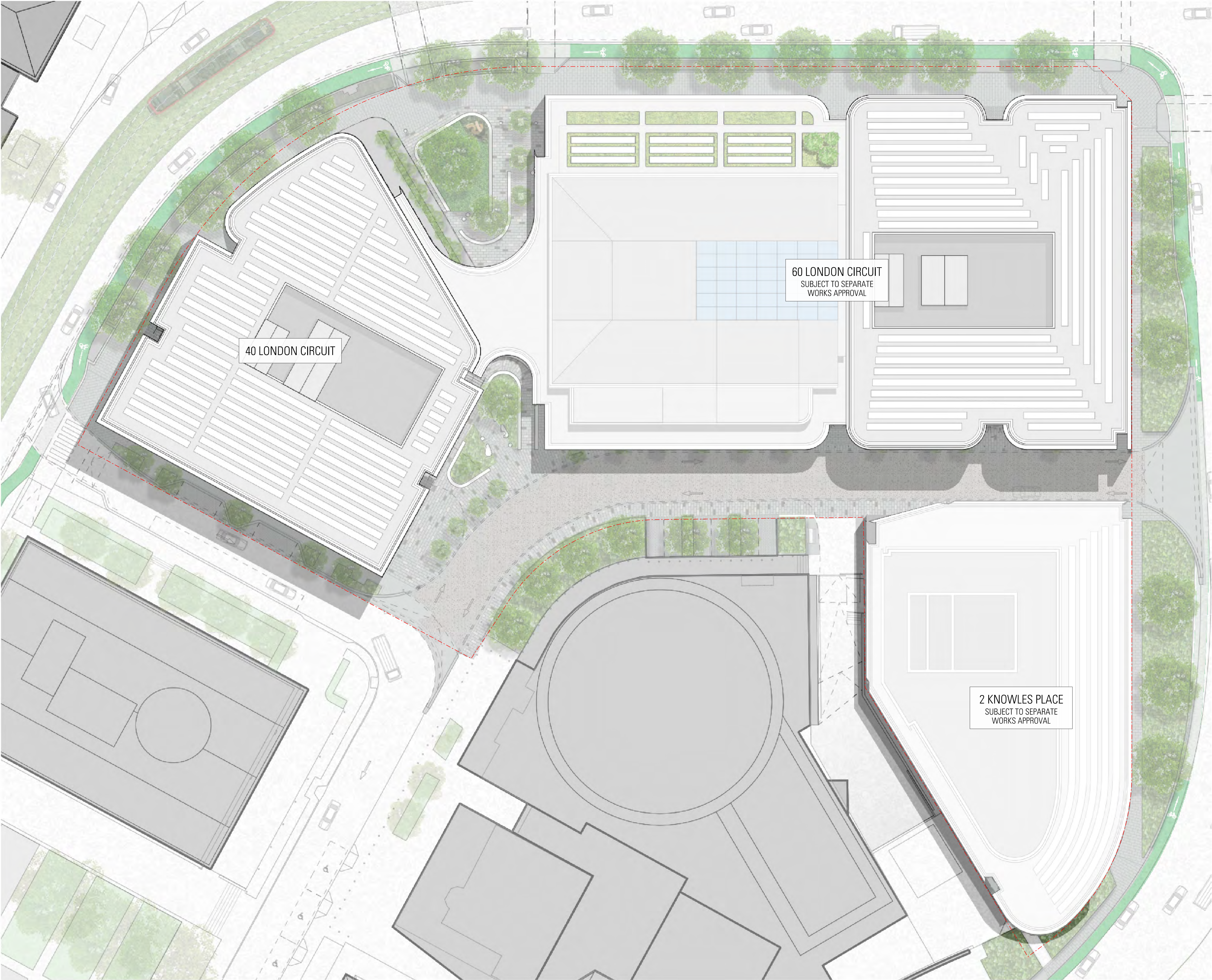
Project

**London
Central**

Drawing Title

**PRECINCT MASTERPLAN
GROUND LEVEL**

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-0065	Revision 04



General Notes

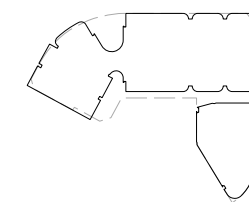
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FOR CONTEXT ONLY

Key Plan



Scale / North Point

1:250 @ A1
1:500 @ A3

0 2.5 5 7.5 12.5M

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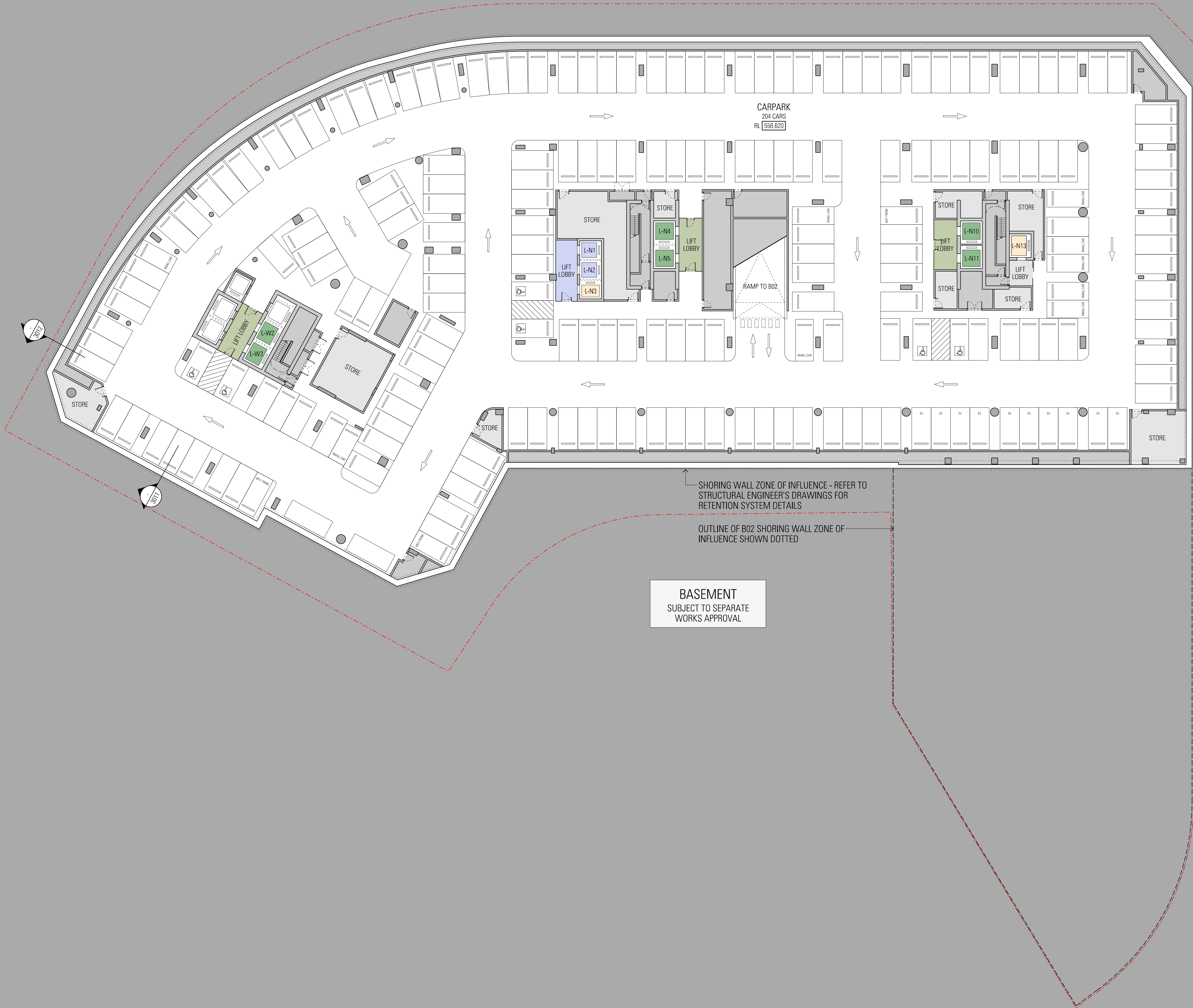
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Project

**London
Central**

Drawing Title
**PRECINCT MASTERPLAN
ROOF**

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-0066	Revision 04



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Mathew Howard 8784 | Matteo Salval 9536
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Key Plan

Scale / North Point

1:250 @ A1
1:500 @ A3

0 2.5 5 7.5 12.5M

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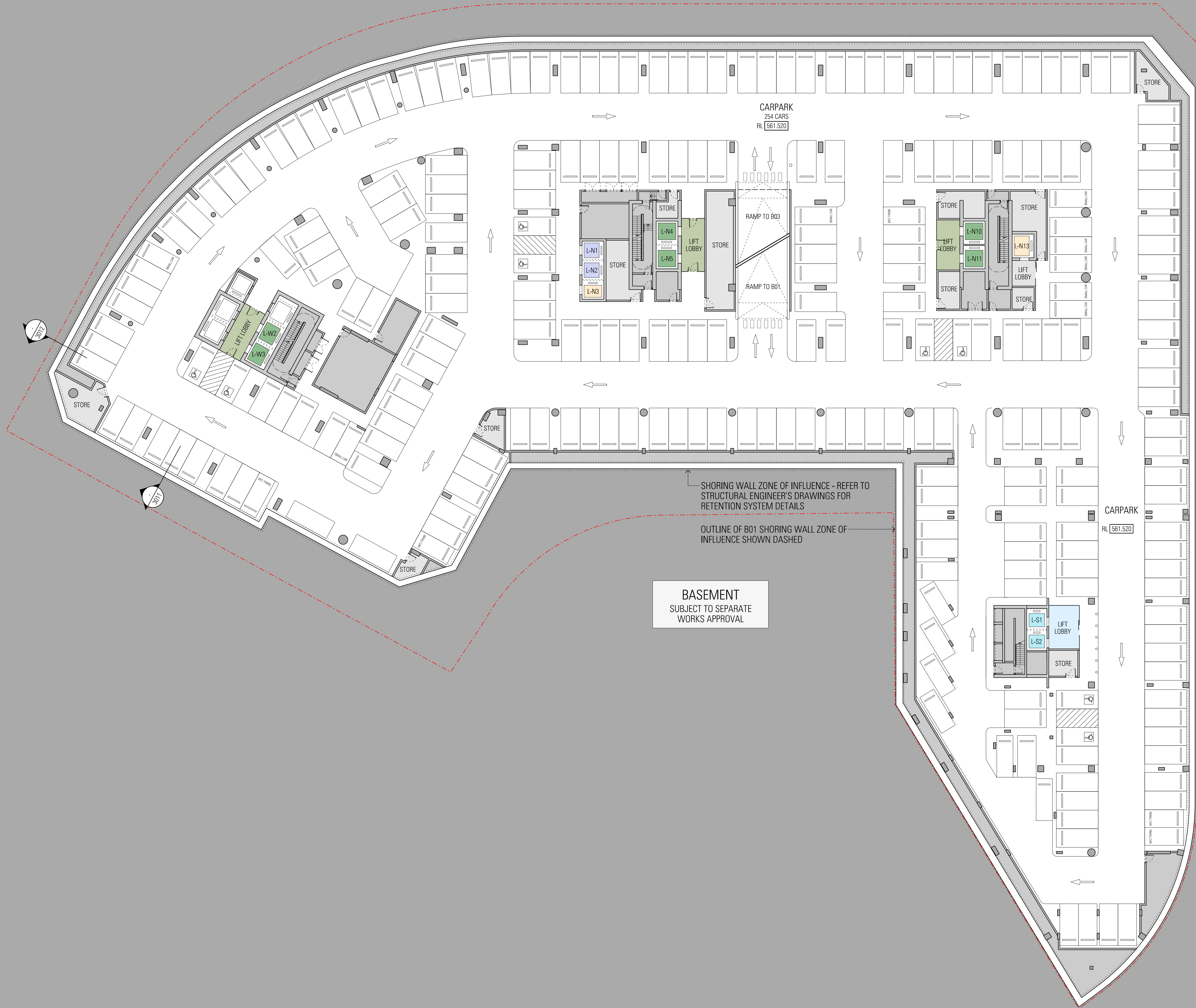
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Project

London Central

Drawing Title
**GENERAL ARRANGEMENT PLAN
BASEMENT LEVEL 03**

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-1003	Revision 03



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Key Plan

Scale / North Point

1:250 @ A1
1:500 @ A3

0 2.5 5 7.5 12.5M

Status

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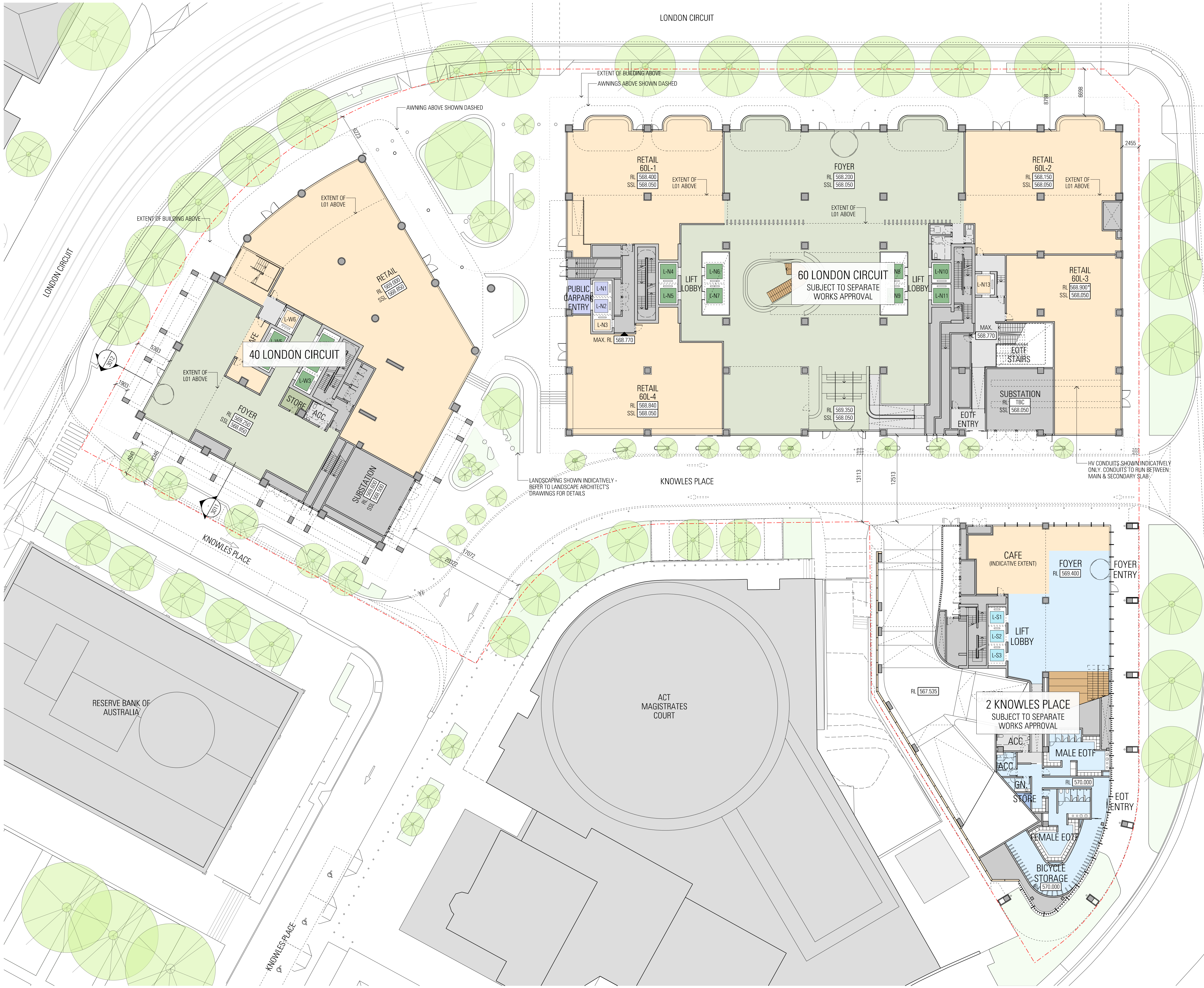
Project

London Central

Drawing Title

GENERAL ARRANGEMENT PLAN BASEMENT LEVEL 02

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-1004	Revision 03



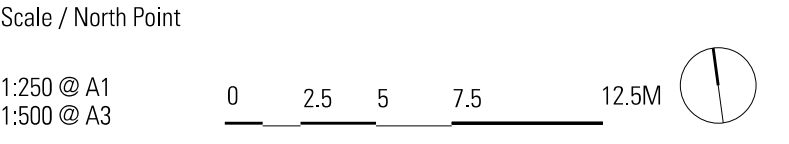
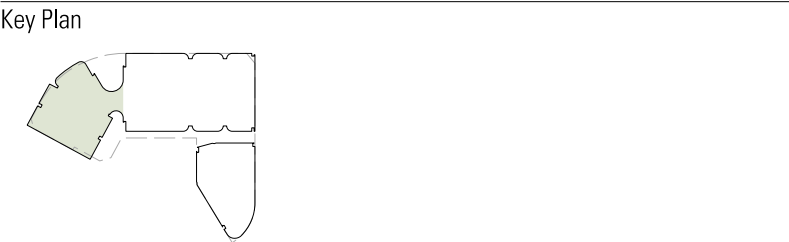
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Project

**London
Central**

Drawing Title

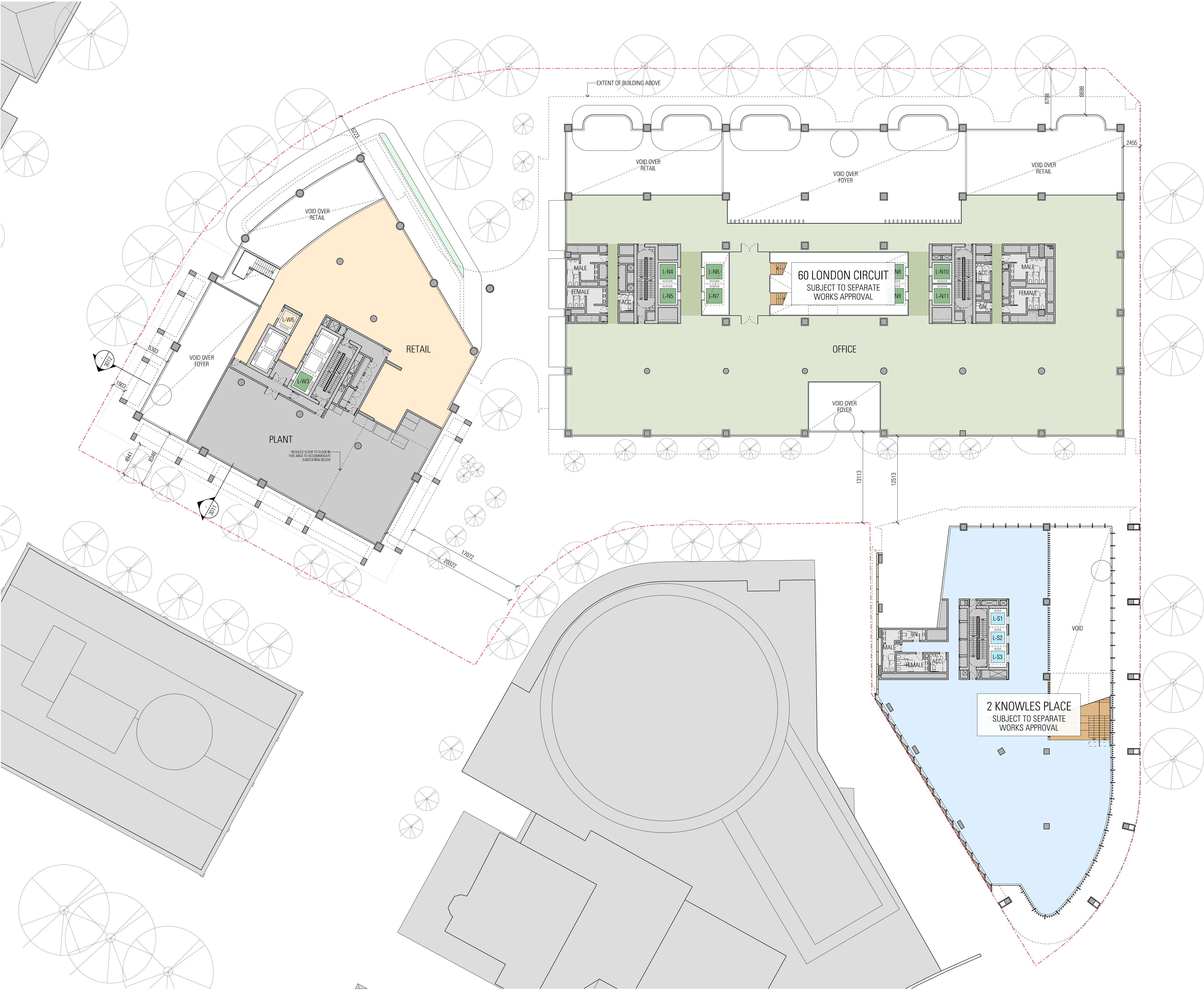
**GENERAL ARRANGEMENT PLAN
40 LONDON CIRCUIT
GROUND LEVEL**

Project Number
23053

Documentation Stage
WORKS APPROVAL

Drawing Number
WA-A-W-1010

Revision
01



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Scale / North Point

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1:500 @ A3

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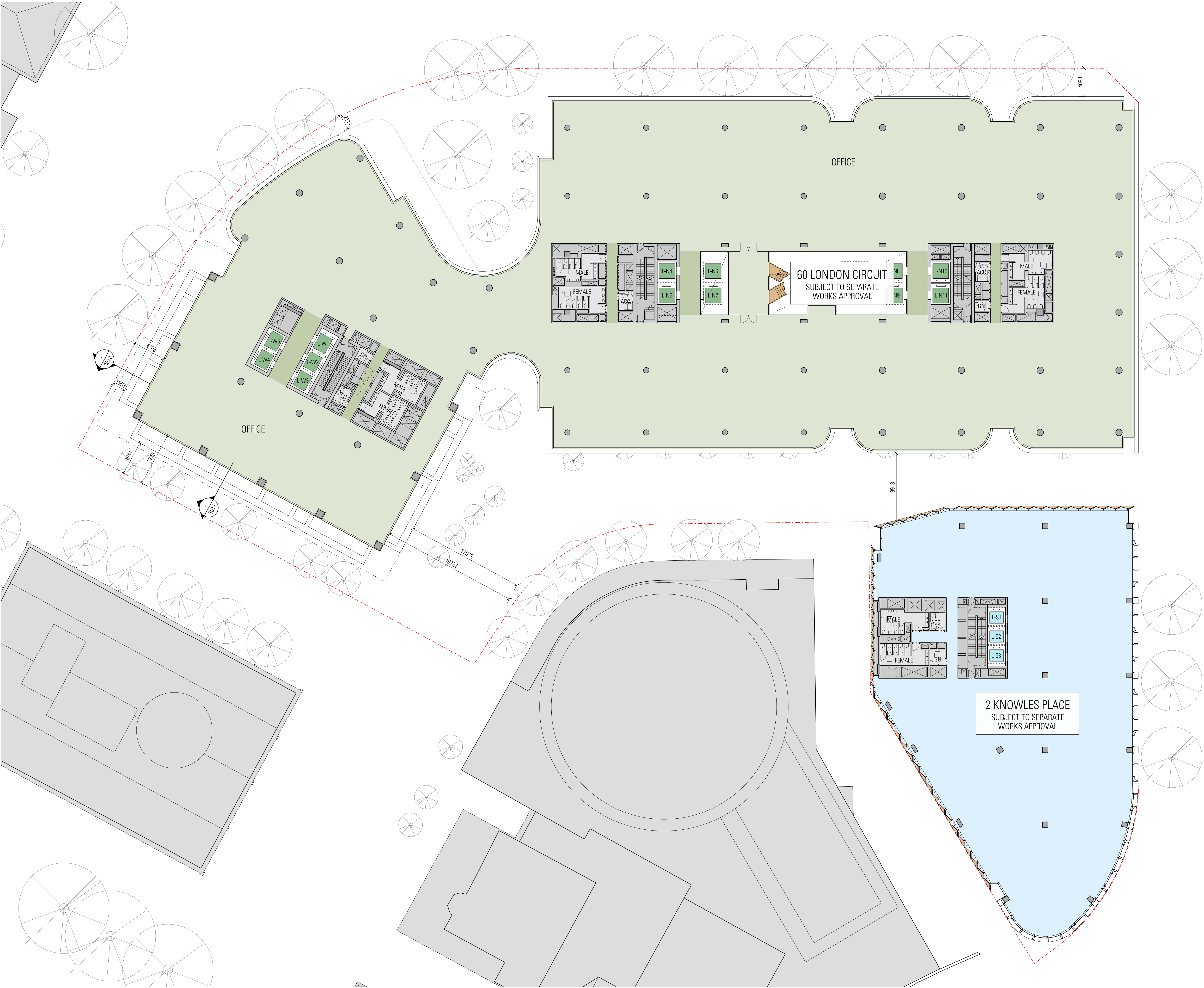
GENERAL ARRANGEMENT PLAN
40 LONDON CIRCUIT
LEVEL 01

Project Number
23053

Documentation Stage
WORKS APPROVAL

Drawing Number
WA-A-W-1011

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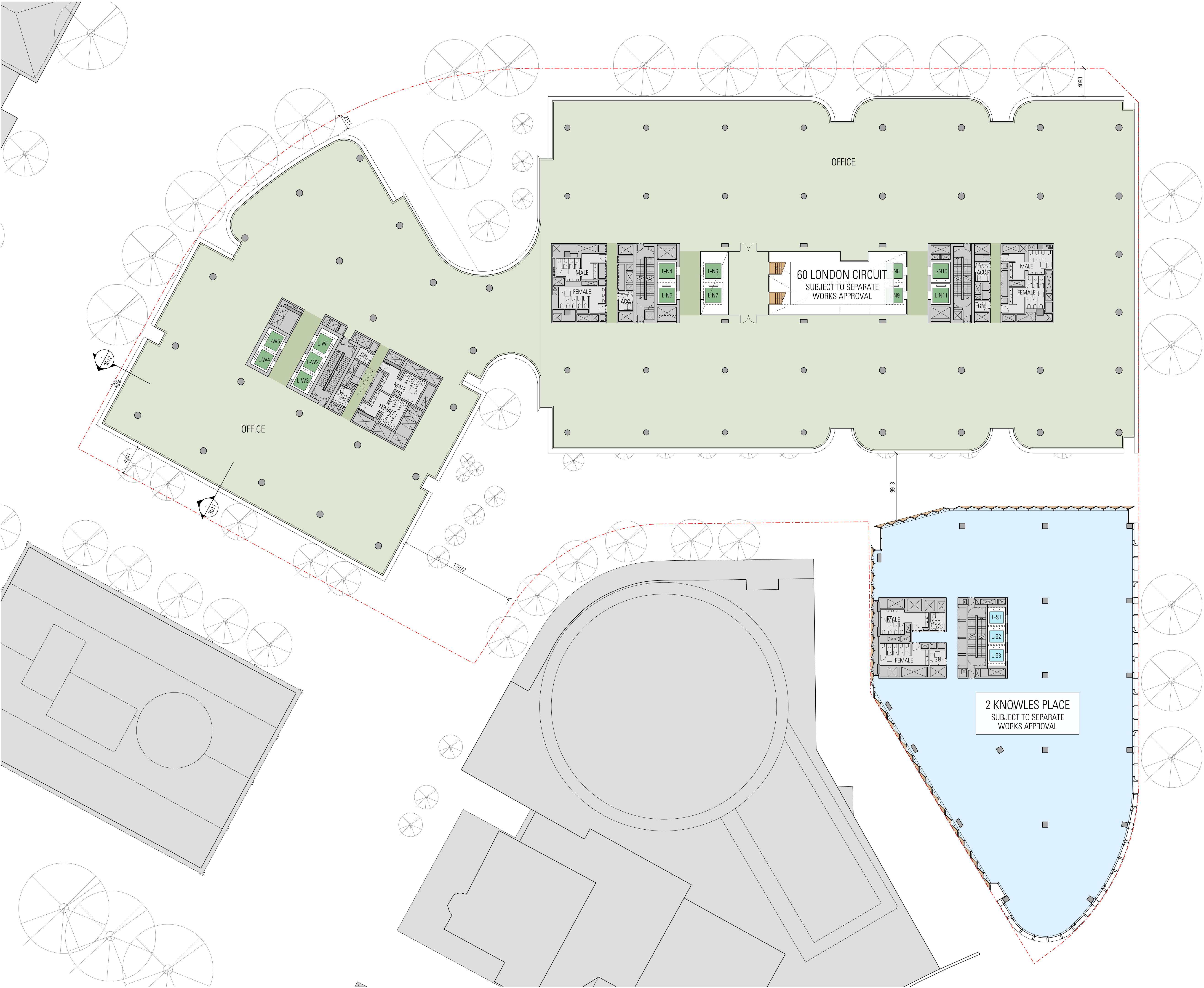
Project

London Central

Drawing Title

GENERAL ARRANGEMENT PLAN
40 LONDON CIRCUIT
LEVEL 02

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-W-1012	Revision 01



General Notes

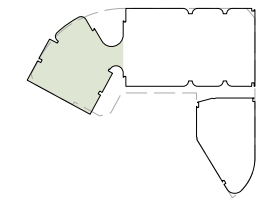
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Nominated Architects: Graeme Dix 6256 | Kiong Lee 7407 | Matthew Morel 18944 |
Matthew Howard 8784 | Matteo Salval 9536
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Key Plan



Scale / North Point

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1:500 @ A3

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Status

FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor	Landscape Architect
Construction Control Unit 124 Level 1, 24 Lonsdale Street Braddon ACT 2612 T +61 2 6257 4775	Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949

Structural Engineer	Civil Engineer
Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6185 1591	Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765

Services	ESD Consultant
NDY Level 1, 29 Bougainville Street Manuka ACT 2603 T +61 2 6295 1788	E-Lab Level 1, 678 Victoria Street Richmond VIC 3121 T +61 450 311 660

Facade Consultant	Traffic Consultant
Apex FC Suite 3, 789 Botany Road Rosebery NSW 2018 T +61 2 8526 6484	Egis Group Level 6, 121 Marcus Clarke Street Canberra ACT 2601 T +61 2 6211 7100

BCA Consultant	Fire Engineer
McKenzie Group Level 1, 50 Gellie Court Deakin ACT 2600 T +61 2 8298 6888	The Fire Engineer Co. T +61 1300 244 243

Architect

JPW

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Client



Capital Property Group

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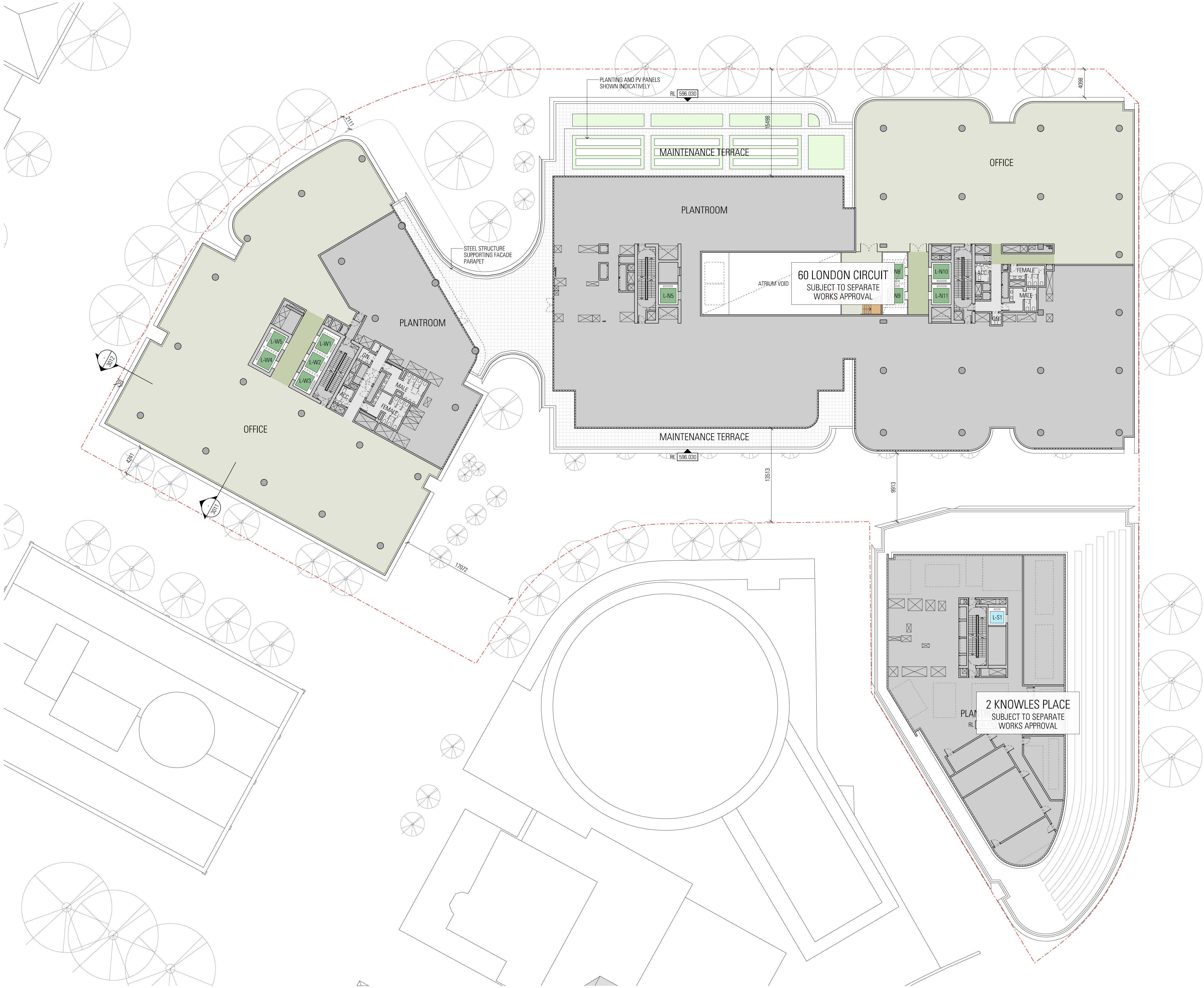
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Drawing Title

**GENERAL ARRANGEMENT PLAN
40 LONDON CIRCUIT
LEVEL 03**

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-W-1013	Revision 01



General Notes

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Key Plan

Scale / North Point

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Status

FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor
Construction Control
Unit 124 Level 1, 24 Lonsdale Street
Braddon ACT 2612
T +61 2 6257 4775

Landscape Architect
Redbox Design Group
35 Kennedy Street
Kingston ACT 2604
T +61 2 6280 4949

Structural Engineer
Hera Engineering
Level 1, 108 Rokeby Road
Subiaco WA 6008
T +61 8 6195 1591

Civil Engineer
Vital Design Solutions
Ground Floor, 20 Spongolite Street
Beard ACT 2620
T +61 2 6297 2765

Services
NDY
Level 1, 29 Bougainville Street
Manuka ACT 2603
T +61 2 6295 1788

ESD Consultant
E-Lab
Level 1, 678 Victoria Street
Richmond VIC 3121
T +61 450 311 660

Facade Consultant
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Suite 3, 789 Botany Road
Rosebery NSW 2018
T +61 2 8526 6484

Traffic Consultant
Egis Group
Level 6, 121 Marcus Clarke Street
Canberra ACT 2601
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BCA Consultant
McKenzie Group
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Deakin ACT 2600
T +61 2 8298 6888

Fire Engineer
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Architect

JPW

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Client

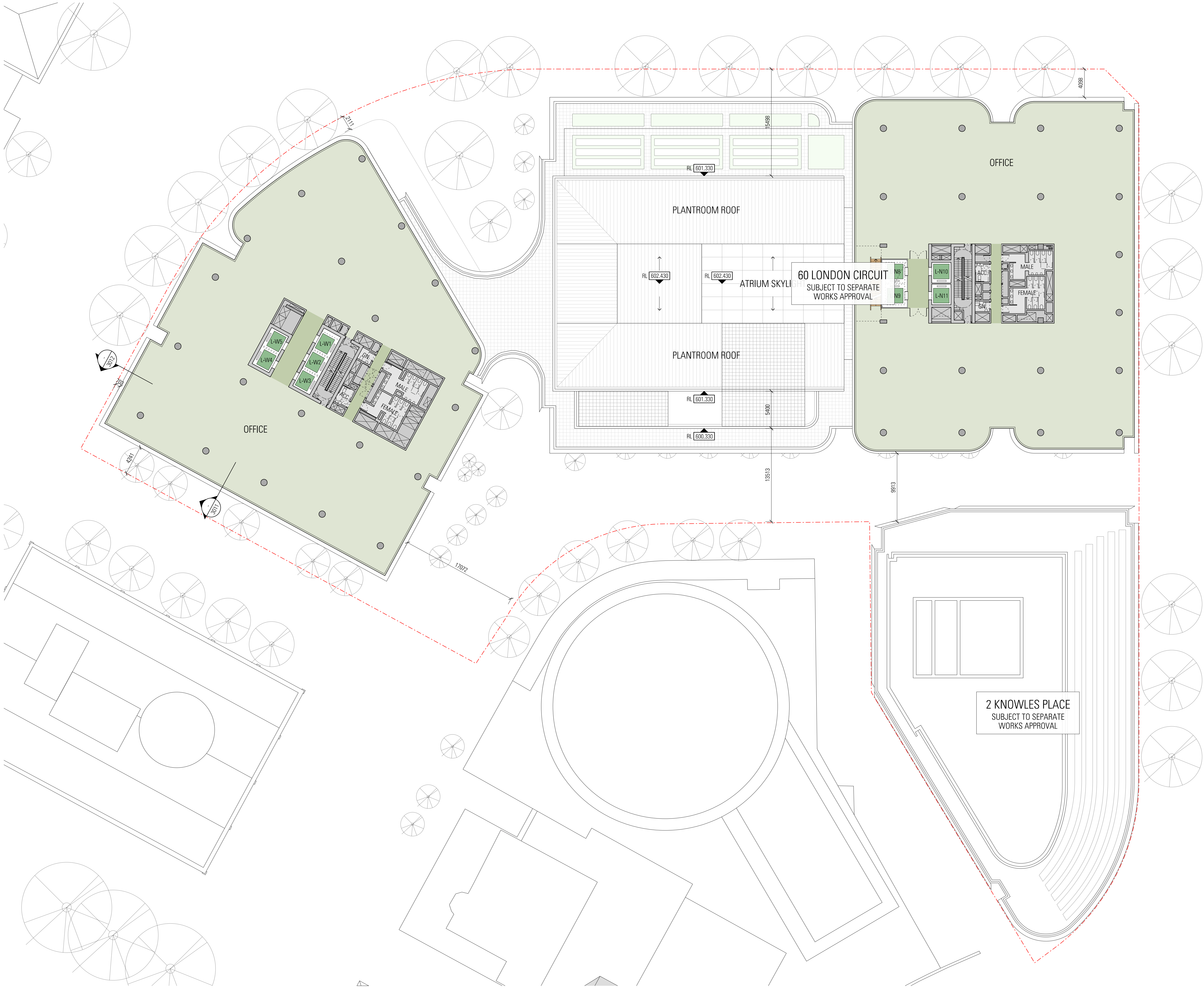
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Project

London Central

Drawing Title	Documentation Stage
GENERAL ARRANGEMENT PLAN 40 LONDON CIRCUIT LEVEL 07	WORKS APPROVAL
Project Number	Revision
23053	01
Drawing Number	
WA-A-W-1017	



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Key Plan

Scale / North Point

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Status

FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor
Construction Control
Unit 124 Level 1, 24 Lonsdale Street
Braddon ACT 2612
T +61 2 6257 4775

Landscape Architect
Redbox Design Group
35 Kennedy Street
Kingston ACT 2604
T +61 2 6280 4949

Structural Engineer
Hera Engineering
Level 1, 108 Rokeby Road
Subiaco WA 6008
T +61 8 6195 1591

Civil Engineer
Vital Design Solutions
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Services
NDY
Level 1, 29 Bougainville Street
Manuka ACT 2603
T +61 2 6295 1788

ESD Consultant
E-Lab
Level 1, 678 Victoria Street
Richmond VIC 3121
T +61 450 311 660

Facade Consultant
Apex FC
Suite 3, 789 Botany Road
Rosebery NSW 2018
T +61 2 8526 6484

Traffic Consultant
Egis Group
Level 6, 121 Marcus Clarke Street
Canberra ACT 2601
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BCA Consultant
McKenzie Group
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Deakin ACT 2600
T +61 2 8298 6888

Fire Engineer
The Fire Engineer Co.
T +61 1300 244 243

Architect

JPW

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Client

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Project

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Drawing Title

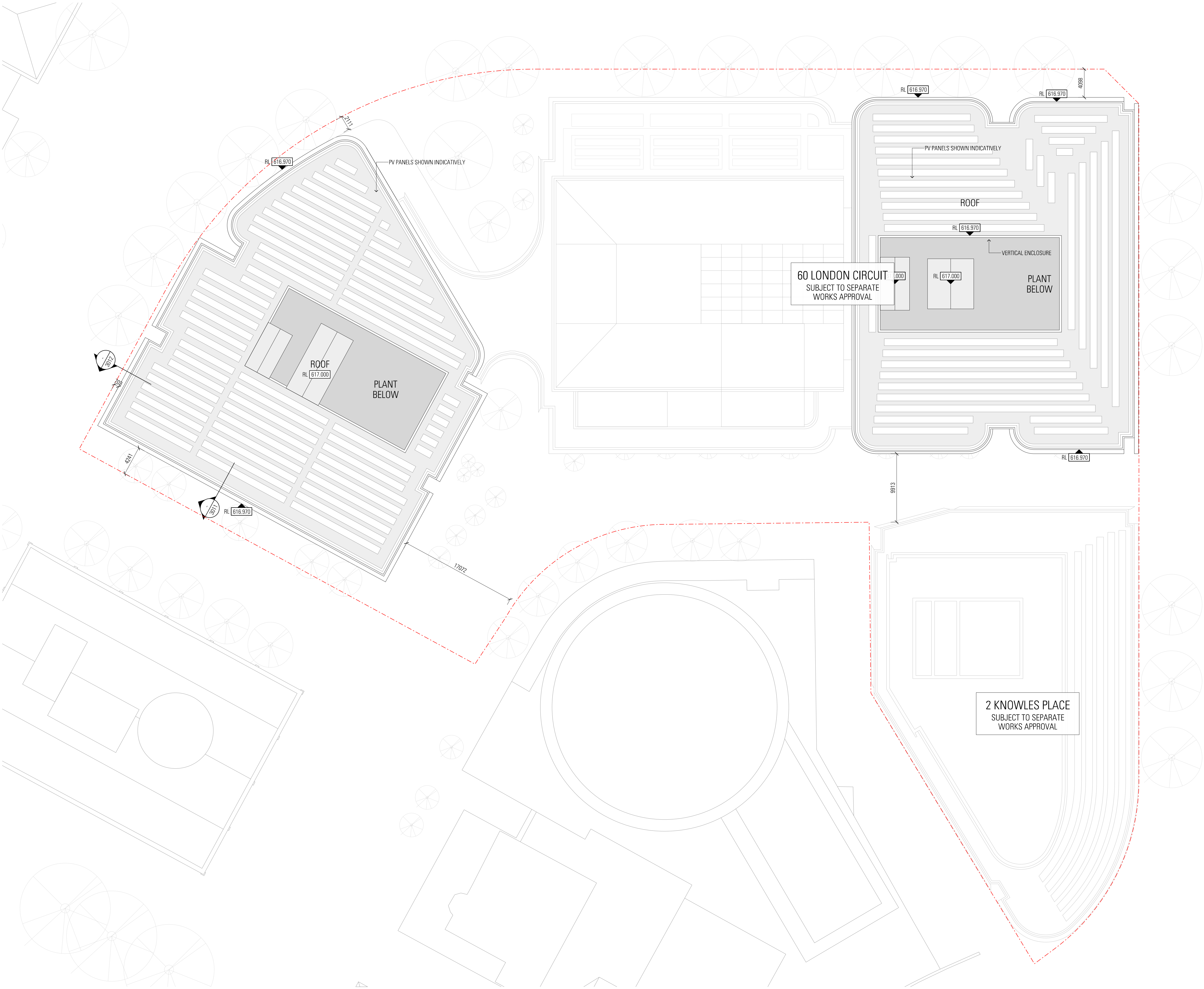
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40 LONDON CIRCUIT
LEVEL 08-11 (TYPICAL)

Project Number
23053

Documentation Stage
WORKS APPROVAL

Drawing Number
WA-A-W-1018

Revision
01



General Notes

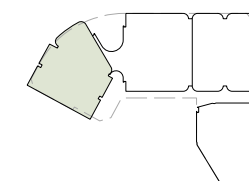
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Key Plan



Scale / North Point

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Status

FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor
Construction Control
Unit 124 Level 1, 24 Lonsdale Street
Braddon ACT 2612
T +61 2 6257 4775

Landscape Architect
Redbox Design Group
35 Kennedy Street
Kingston ACT 2604
T +61 2 6280 4949

Structural Engineer
Hera Engineering
Level 1, 108 Rokeby Road
Subiaco WA 6008
T +61 8 6185 1591

Civil Engineer
Vital Design Solutions
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Beard ACT 2620
T +61 2 6297 2765

Services
NDY
Level 1, 29 Bougainville Street
Manuka ACT 2603
T +61 2 6295 1788

ESD Consultant
E-Lab
Level 1, 678 Victoria Street
Richmond VIC 3121
T +61 450 311 660

Facade Consultant
Apex FC
Suite 3, 789 Botany Road
Rosebery NSW 2018
T +61 2 8526 6484

Traffic Consultant
Egis Group
Level 6, 121 Marcus Clarke Street
Canberra ACT 2601
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BCA Consultant
McKenzie Group
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Architect

JPW

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PROPERTY GROUP

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Project



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Drawing Title	
GENERAL ARRANGEMENT PLAN	
40 LONDON CIRCUIT	
ROOF	
Project Number	Documentation Stage
23053	WORKS APPROVAL
Drawing Number	Revision
WA-A-W-1030	01



General Notes

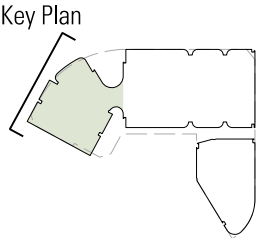
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FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor	Landscape Architect
Construction Control Unit 124 Level 1, 24 Lonsdale Street Braddon ACT 2612 T +61 2 6257 4775	Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949

Structural Engineer	Civil Engineer
Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6185 1591	Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765

Services	ESD Consultant
NDY Level 1, 29 Bougainville Street Manuka ACT 2603 T +61 2 6295 1788	E-Lab Level 1, 678 Victoria Street Richmond VIC 3121 T +61 450 311 660

Facade Consultant	Traffic Consultant
Apex FC Suite 3, 789 Botany Road Rosebery NSW 2018 T +61 2 8526 6484	Egis Group Level 6, 121 Marcus Clarke Street Canberra ACT 2601 T +61 2 6211 7100

BCA Consultant	Fire Engineer
McKenzie Group Level 1, 50 Gellie Court Deakin ACT 2600 T +61 2 6298 6888	The Fire Engineer Co. T +61 1300 244 243

Architect

JPW

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Project

London Central

Drawing Title
**GENERAL ARRANGEMENT ELEVATION
40 LONDON CIRCUIT
NORTH**

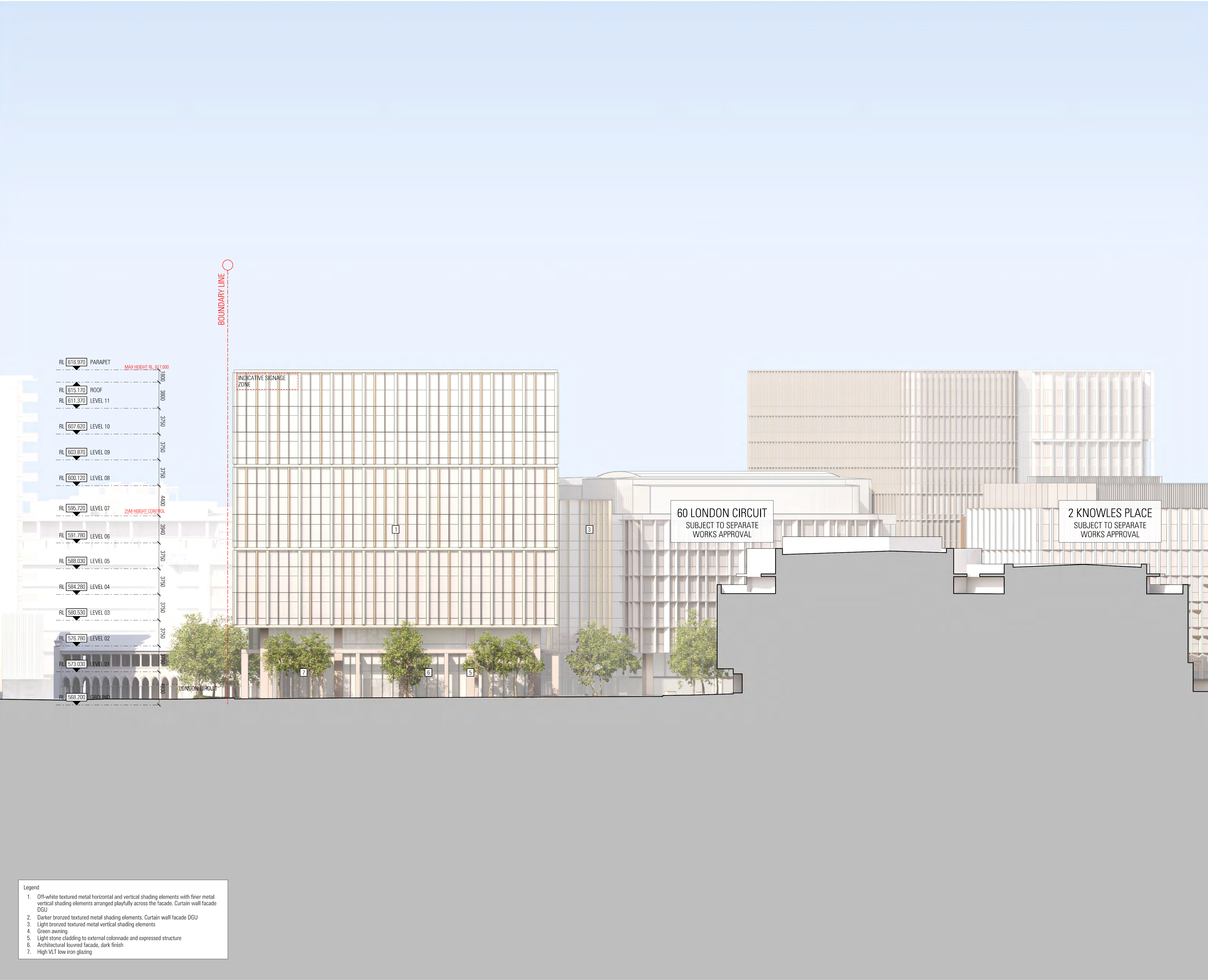
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Documentation Stage
WORKS APPROVAL

Drawing Number
WA-A-W-2000

Revision
01

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 - Darker bronzed textured metal shading elements. Curtain wall facade DGU
 - Light bronzed textured metal vertical shading elements
 - Green awning
 - Light stone cladding to external colonnade and expressed structure
 - Architectural louvred facade, dark finish
 - High VLT low iron glazing



- Legend
- Off-white textured metal horizontal and vertical shading elements with finer metal vertical shading elements arranged playfully across the facade. Curtain wall facade DGU
 - Darker bronzed textured metal shading elements. Curtain wall facade DGU
 - Light bronzed textured metal vertical shading elements
 - Green awning
 - Light stone cladding to external colonnade and expressed structure
 - Architectural louvred facade, dark finish
 - High VLT low iron glazing

General Notes

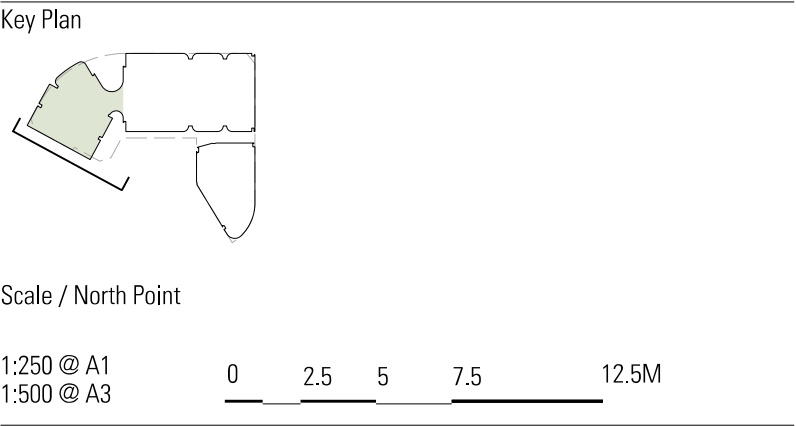
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17/12/2025
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Status

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00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor Construction Control Unit 124 Level 1, 24 Lonsdale Street Braidon ACT 2612 T +61 2 6257 4775	Landscape Architect Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949
Structural Engineer Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6185 1591	Civil Engineer Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765
Services NDY Level 1, 29 Bougainville Street Manuka ACT 2603 T +61 2 6295 1788	ESD Consultant E-Lab Level 1, 678 Victoria Street Richmond VIC 3121 T +61 450 311 660
Facade Consultant Apex FC Suite 3, 789 Botany Road Rosebery NSW 2018 T +61 2 8526 4484	Traffic Consultant Egis Group Level 6, 121 Marcus Clarke Street Canberra ACT 2601 T +61 2 6211 7100
BCA Consultant McKenzie Group Level 1, 50 Galle Court Deakin ACT 2600 T +61 2 9298 6888	Fire Engineer The Fire Engineer Co. T +61 1300 244 243

Architect

JPW

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Client

Capital Property Group

Capital Property Group
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Project

London Central

Drawing Title

GENERAL ARRANGEMENT ELEVATION 40 LONDON CIRCUIT WEST

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-W-2001	Revision 01



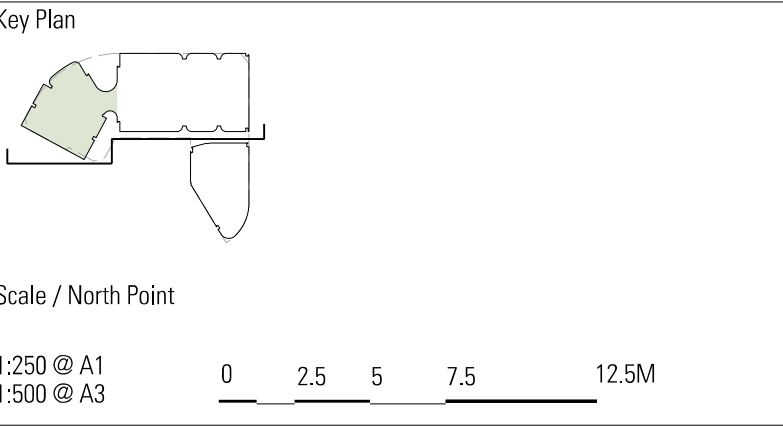
General Notes

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Matthew Howard 8784 | Matteo Salval 9536
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Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor Construction Control Unit 124 Level 1, 24 Lonsdale Street Braddon ACT 2612 T +61 2 6257 4775	Landscape Architect Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949
Structural Engineer Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6195 1591	Civil Engineer Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765
Services NDY Level 1, 29 Bougainville Street Manuka ACT 2603 T +61 2 6295 1788	ESD Consultant E-Lab Level 1, 678 Victoria Street Richmond VIC 3121 T +61 450 311 660
Facade Consultant Apex FC Suite 3, 789 Botany Road Rosebery NSW 2018 T +61 2 8526 6484	Traffic Consultant Egis Group Level 6, 121 Marcus Clarke Street Canberra ACT 2601 T +61 2 6211 7100
BCA Consultant McKenzie Group Level 1, 50 Gellie Court Deakin ACT 2600 T +61 2 8298 6888	Fire Engineer The Fire Engineer Co. T +61 1300 244 243

Architect

JPW

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Client

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Project

Drawing Title

GENERAL ARRANGEMENT ELEVATION 40 LONDON CIRCUIT SOUTH

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-W-2002	Revision 01

- Legend
- Off-white textured metal horizontal and vertical shading elements with finer metal vertical shading elements arranged playfully across the facade. Curtain wall facade DGU
 - Darker bronzed textured metal shading elements. Curtain wall facade DGU
 - Light bronzed textured metal vertical shading elements
 - Green awning
 - Light stone cladding to external colonnade and expressed structure
 - Architectural louvred facade, dark finish
 - High VLT low iron glazing



General Notes

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WA-A-W-2003944
17/12/2025
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Key Plan

Scale / North Point

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Status

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

FOR WORKS APPROVAL

Contractor Construction Control Unit 124 Level 1, 24 Lonsdale Street Braddon ACT 2612 T +61 2 6252 4775	Landscape Architect Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949
Structural Engineer Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6195 1591	Civil Engineer Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765
Services NDY Level 1, 29 Bougainville Street Manuka ACT 2603 T +61 2 6295 1788	ESD Consultant E-Lab Level 1, 678 Victoria Street Richmond VIC 3121 T +61 450 311 660
Facade Consultant Apex FC Suite 3, 789 Botany Road Rosebery NSW 2018 T +61 2 8526 6484	Traffic Consultant Egis Group Level 6, 121 Marcus Clarke Street Canberra ACT 2601 T +61 2 6211 7100
BCA Consultant McKenzie Group Level 1, 50 Gellie Court Deakin ACT 2600 T +61 2 8298 6888	Fire Engineer The Fire Engineer Co. T +61 1300 244 243

Architect

JPW

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Client

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Project

London Central

Drawing Title

GENERAL ARRANGEMENT ELEVATION 40 LONDON CIRCUIT EAST

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-W-2003	Revision 01

- Legend
- Off-white textured metal horizontal and vertical shading elements with finer metal vertical shading elements arranged playfully across the facade. Curtain wall facade DGU
 - Darker bronzed textured metal shading elements. Curtain wall facade DGU
 - Light bronzed textured metal vertical shading elements
 - Green awning
 - Light stone cladding to external colonnade and expressed structure
 - Architectural louvred facade, dark finish
 - High VLT low iron glazing

General Notes

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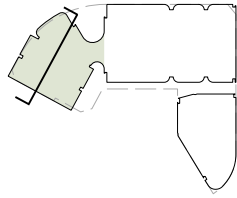
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WA-A-W-3011
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Key Plan



Scale / North Point

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Status

FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor Construction Control Unit 124 Level 1, 24 Lonsdale Street Braddon ACT 2612 T +61 2 6257 4775	Landscape Architect Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949
---	---

Structural Engineer Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6195 1591	Civil Engineer Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765
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Services NDY Level 1, 29 Bougainville Street Manuka ACT 2603 T +61 2 6295 1788	ESD Consultant E-Lab Level 1, 678 Victoria Street Richmond VIC 3121 T +61 450 311 660
--	---

Facade Consultant Apex FC Suite 3, 789 Botany Road Rosebery NSW 2018 T +61 2 8526 6484	Traffic Consultant Egis Group Level 6, 121 Marcus Clarke Street Canberra ACT 2601 T +61 2 6211 7100
--	---

BCA Consultant McKenzie Group Level 1, 50 Gellie Court Deakin ACT 2600 T +61 2 8298 6888	Fire Engineer The Fire Engineer Co. T +61 1300 244 243
--	--

Architect

JPW

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Project

London
Central

Drawing Title

GENERAL ARRANGEMENT SECTION
40 LONDON CIRCUIT
XRN

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-W-3011	Revision 01

General Notes

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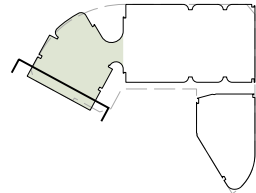
2 Knowles Place and 40 London Circuit shown indicatively for masterplanning strategy only, subject to separate Works Approval.

Subject to further development and input from structural engineer and services consultants.

Nominated Architects: Graeme Dix 6256 | Kiong Lee 7407 | Matthew Morel 2844 |
Matthew Howard 8784 | Matteo Salval 9536
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WA-A-W-3012
17/12/2025
5:34 PM

Key Plan



Scale / North Point

1:250 @ A1
1:500 @ A3
0 2.5 5 7.5 12.5M

Status

FOR WORKS APPROVAL

Rev	App	Ckd	Revision or reason for issue	Date
00	MH	RC	Issued for Works Approval	28-11-25
01	MH	RC	Issued for Works Approval	17-12-25

Contractor Construction Control Unit 124 Level 1, 24 Lonsdale Street Braddon ACT 2612 T +61 2 6257 4775	Landscape Architect Redbox Design Group 35 Kennedy Street Kingston ACT 2604 T +61 2 6280 4949
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Structural Engineer Hera Engineering Level 1, 108 Rokeby Road Subiaco WA 6008 T +61 8 6185 1591	Civil Engineer Vital Design Solutions Ground Floor, 20 Spongolite Street Beard ACT 2620 T +61 2 6297 2765
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Services NDY Level 1, 29 Bougainville Street Manuka ACT 2603 T +61 2 6295 1788	ESD Consultant E-Lab Level 1, 678 Victoria Street Richmond VIC 3121 T +61 450 311 660
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Facade Consultant Apex FC Suite 3, 789 Botany Road Rosebery NSW 2018 T +61 2 8526 6484	Traffic Consultant Egis Group Level 6, 121 Marcus Clarke Street Canberra ACT 2601 T +61 2 6211 7100
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BCA Consultant McKenzie Group Level 1, 50 Gellie Court Deakin ACT 2600 T +61 2 8298 6888	Fire Engineer The Fire Engineer Co. T +61 1300 244 243
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Project

London Central

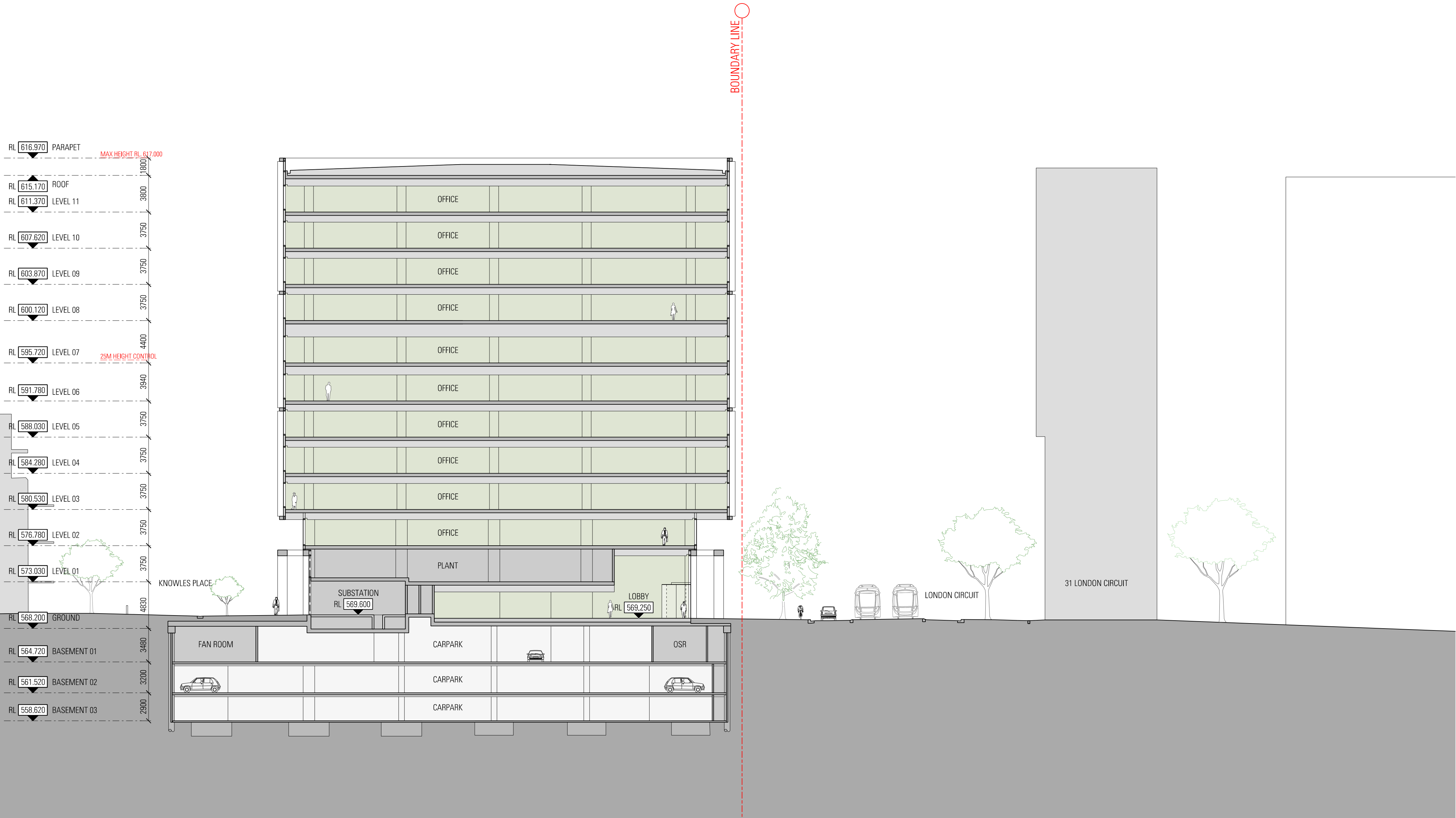
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40 LONDON CIRCUIT
X16S**

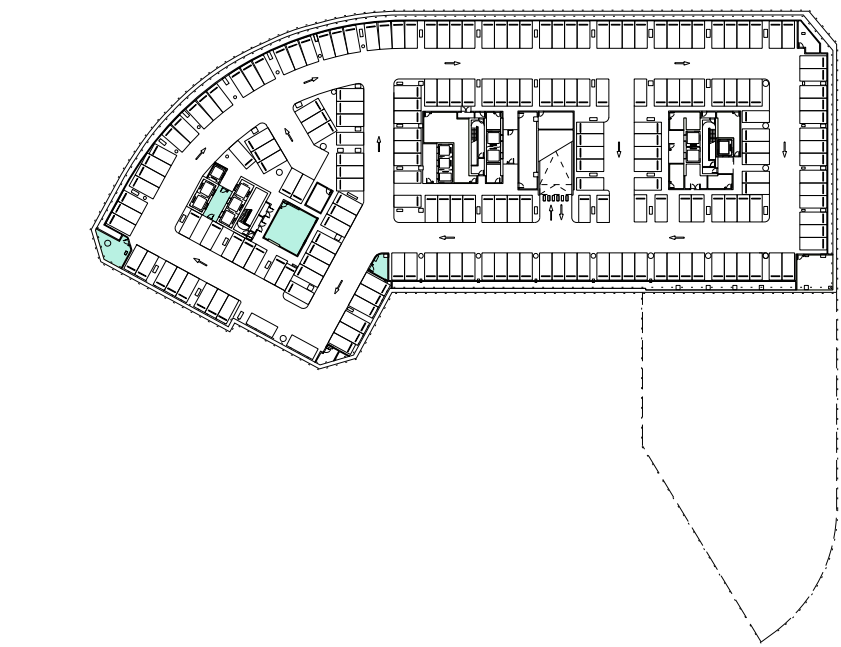
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Documentation Stage
WORKS APPROVAL

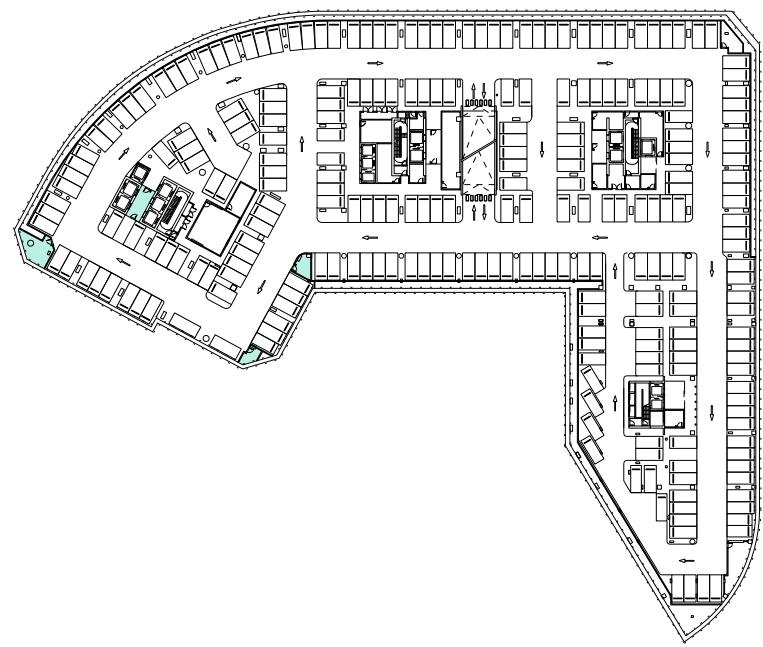
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Revision
01

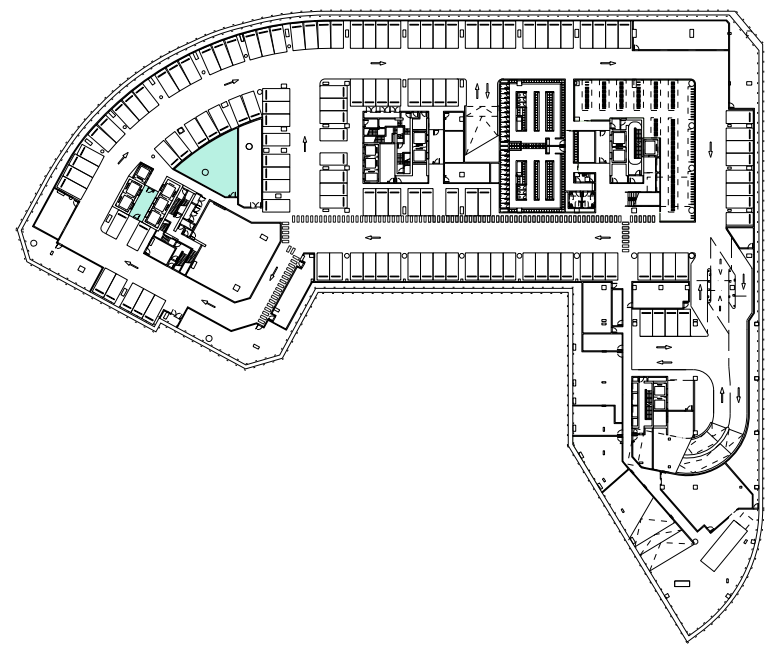




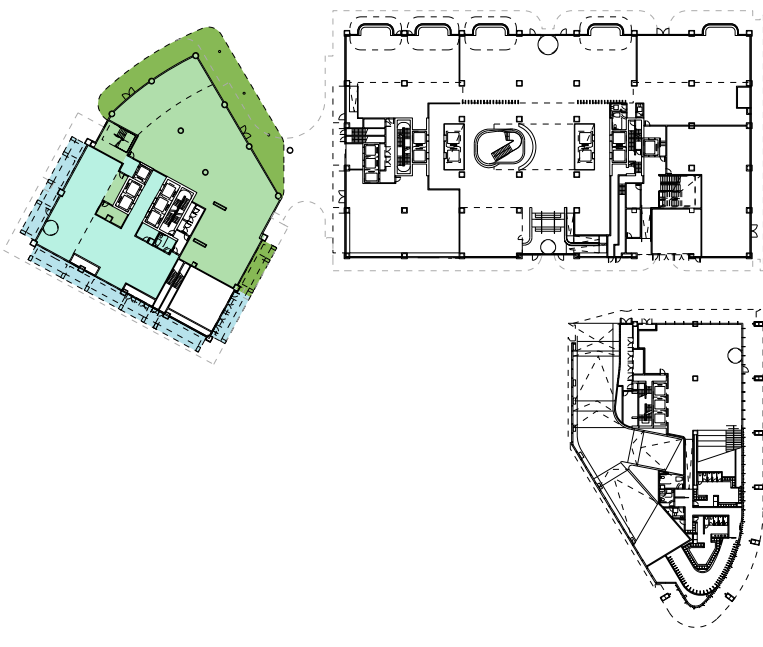
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SCALE 1:1500



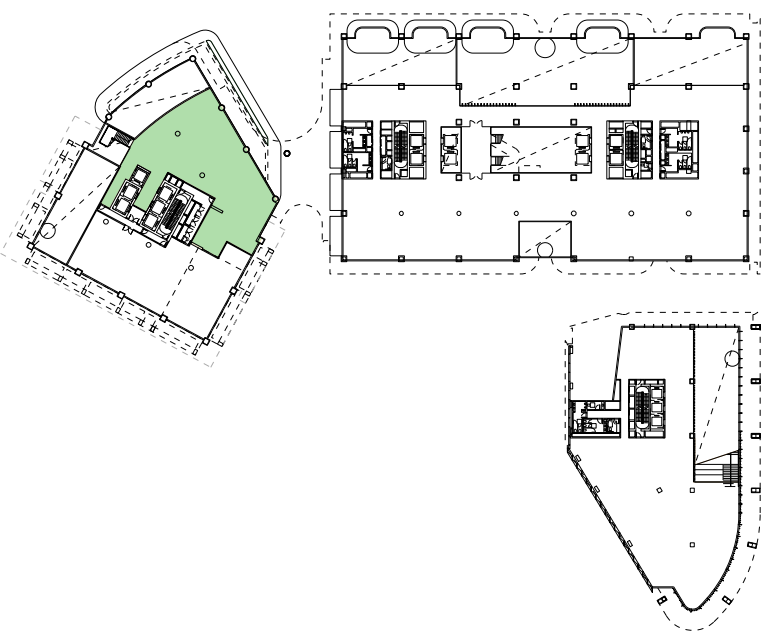
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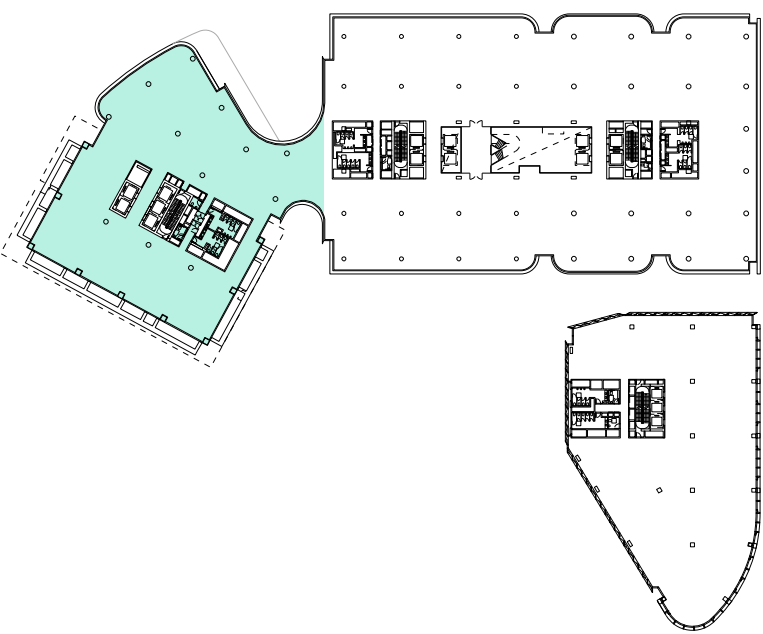
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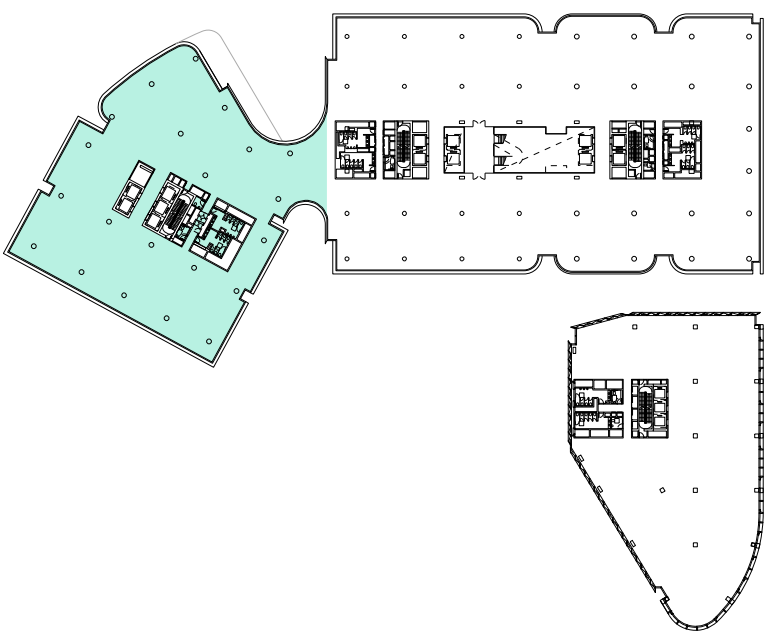
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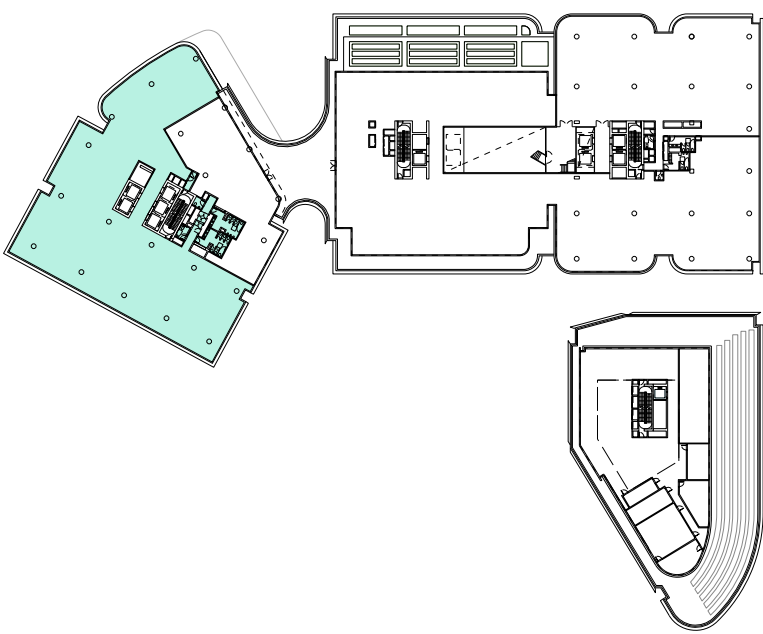
05 LEVEL 01
SCALE 1:1500



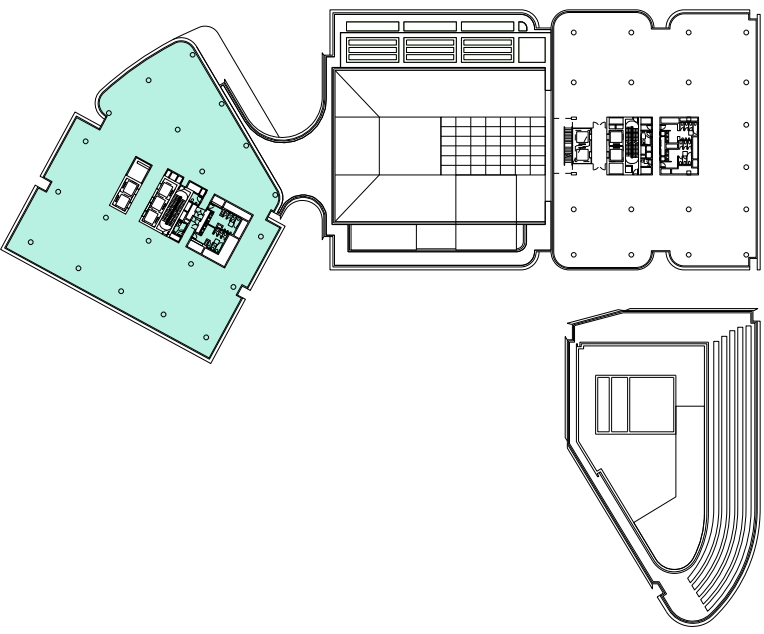
06 LEVEL 02
SCALE 1:1500



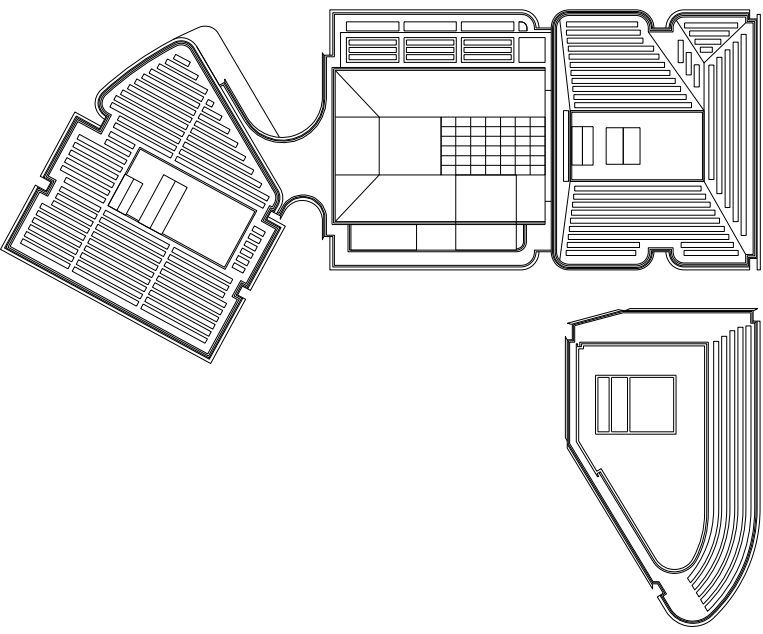
07 LEVEL 03-06 (TYPICAL)
SCALE 1:1500



08 LEVEL 07
SCALE 1:1500



09 LEVEL 08-11 (TYPICAL)
SCALE 1:1500



10 ROOF
SCALE 1:1500

DEFINITIONS
National Capital Plan Appendix 3

GROSS FLOOR AREA
With respect to detached houses, is the sum of the gross areas of the floor or floors of a building or buildings, measured from the external faces of exterior walls or form the centre lines of walls separating two buildings. Without attempting to be exhaustive, gross floor area includes garages and any area capable of being adapted for use as anything other than the storage of goods, and floor space in interior balconies or mezzanines and external balconies which are used as corridors. In the event of no garage or carport being shown on the plan, there will be included in the calculation of the floor space, 15 square metres floor space for the first 150 square meters of gross floor space shown on the plan and 1 square metre of floor space for every 10 square metres of floor space for every 10 square metres over 150 square metres. In the case of a commercial, multi-unit residential, industrial or business building floor space does not include any areas used for elevator shafts or stairwells, fixed mechanical plant or car parking.

GENERAL NOTES
2 Knowles Place and 60 London Circuit subject to separate approval.

			USE	40 LONDON CIRCUIT				
FLOOR	FLR HT	RL		FECA (Office)	UCA (Office)	FECA (Retail)	UCA (Retail)	Total GFA
Roof	-	615.170						
Level 11	3800	611.370	Office	1,782	-	-	-	1,782
Level 10	3750	607.620	Office	1,782	-	-	-	1,782
Level 9	3750	603.870	Office	1,782	-	-	-	1,782
Level 8	3750	600.120	Office	1,782	-	-	-	1,782
Level 7	4400	595.720	Office / Plant	1,410	-	-	-	1,410
Level 6	3940	591.780	Office	1,967	-	-	-	1,967
Level 5	3750	588.030	Office	1,967	-	-	-	1,967
Level 4	3750	584.280	Office	1,967	-	-	-	1,967
Level 3	3750	580.530	Office	1,967	-	-	-	1,967
Level 2	3750	576.780	Office	1,684	-	-	-	1,684
Level 1	3750	573.030	Retail/Office/Plant	-	-	527	-	527
TOWER TOTAL				18,092	-	527	-	18,619
Ground	4830	568.200	Retail/Foyer	428	238	808	334	1,809
PODIUM TOTAL				428	238	808	334	1,809
Basement 01	3400	564.720	Ancillary/EoTF	119	-	-	-	119
Basement 02	3200	561.520	Ancillary	72	-	-	-	72
Basement 03	2900	558.620	Ancillary	125	-	-	-	125
BASEMENT TOTAL				316	-	-	-	316
SUBTOTAL				18,836	238	1,335	334	20,743

General Notes

Do not scale from drawing. Use marked dimensions.
To be read in conjunction with all other Consultant's drawings.
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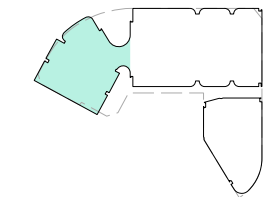
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WA-A-W-9702
17/12/2025
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Key Plan



Legend

- Fully Enclosed Covered Area
- Unenclosed Covered Area
- Fully Enclosed Covered Area - Retail
- Unenclosed Covered Area - Retail

Scale / North Point

1:1500 @ A1
1:3000 @ A3
0 15 30 45 75M

Status

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Project

London
Central

Drawing Title
AREA DIAGRAM
40 LONDON CIRCUIT
GROSS FLOOR AREA

Project Number 23053	Documentation Stage WORKS APPROVAL
Drawing Number WA-A-W-9702	Revision 01