

# Green Star

## Credit Cover Sheet

### Round 2

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## Green Star - Office Interiors v1.1

### IEQ-7 External Views

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Points available: 2      Points claimed: 2      CIR or TC Used: N

#### Round 1 Assessment Comments

In order for the points to be awarded please provide evidence that the external view is uninterrupted externally for at least 8m. Additionally, please demonstrate that meeting rooms 1 and 2 have glazed partitions (i.e. provide internal elevations or photos) as per the Technical Manual requirement to demonstrate "heights and materials" of partitions.

#### Compliance with Credit Criteria

In the Round 2 submission, we have provided photographic evidence and a Google Map image demonstrating that the external view is uninterrupted externally for at least 8m. In addition, we have provided specifications and as built partition drawings referencing the materials used in meeting room partitions. We have also provided photographic evidence that the external views from within the meeting rooms are unimpeded.

#### Documents Provided

- [2] Balcony photograph and Google image demonstrating external views extend for 8m on East and West Facades.
- [3] For construction specification referencing material used for meeting room partitions.
- [5] As-built partition drawing demonstrating location of glazed meeting room partitions.
- [6] Photographs from within meeting rooms to demonstrate availability of external views.
- [7] Round 1 Submission is provided in its entirety.

#### Discussion

Pages quote above are pdf page numbers.

Greenhouse, Level 15, 179 Elizabeth St, Sydney, NSW 2000



Balcony on East façade demonstrating that no buildings encroach upon view within 8m



Google Map shows proximity to other buildings on East and West facades where views are claimed.

|   |
|---|
| <b>0522 PARTITIONS – FRAMED AND LINED</b> |
|---|

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**1 GENERAL**

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**1.1 AIMS****Responsibilities**

General: Provide internal lining systems to the **Selections**.

**1.2 GREEN STAR REQUIREMENTS**

The following documentation is required to demonstrate compliance:

**TO ACCOMPANY PRICING:****Good Environmental Choice Label**

- Good Environmental Choice Label (GECA Certification) – if available for the specified product. If this is available then no additional documentation is required with pricing.

If no GECA Certification is available for the specified product provide:

**Eco Preferred Content**

- Provide written confirmation that the tender price makes allowance for the materials specified – alternates will not be accepted.

**Modularity**

- A statement confirming that the items will be built as designed to ensure modularity – alternates will not be accepted.

## 4 SELECTIONS

| Code       | Height                  | Framing                | Lining                                  | Skirting                                      | Door  | Insulation  | Finish   |
|------------|-------------------------|------------------------|---|---|---|---|--|
| <b>PT1</b> | 2700mm                  | Schiavello MK10 System | Type FG Full Height Glass single glazed | Proprietary finish: 040 Absolute Silver Satin | Proprietary full height glazed where indicated, finish as per skirting  | NA  | Framing Absolute Silver Satin  |
| <b>PT2</b> | 2700mm                  | Schiavello MK10 System | Type A - Plasterboard                   | Proprietary finish: 040 Absolute Silver Satin | Full height, floor mounted, hollow core sliding door where indicated with painted finish (lockable) track to run full length of room. | Maximise insulation using Tontine – alternates not accepted | Paint Finish (to be supplied free of charge by Oikos – allow labour only) colour TBA |
| <b>PT3</b> | 2700mm                  | Schiavello MK10 System | Type FG Full Height Glass single glazed |   | Proprietary full height glazed 180° swing doors where indicated, finish as per skirting (lockable)                                    | NA  | Framing finish 040 Absolute Silver Satin   |
| <b>PT4</b> | Details to be confirmed |                        |   |   |   |   |  |

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| ISSUE | DATE     | FOR                             |
|-------|----------|---------------------------------|
| 01    | 11.10.07 | PRICING                         |
| 02    | 17.10.07 | APPROVAL                        |
| 03    | 17.10.07 | APPROVAL                        |
| 04    | 05.11.07 | ADDED P4. UPDATED FINISH TO DR1 |
| A     | 09.11.07 | FOR CONSTRUCTION                |
| B     | 11.12.07 | DOOR HARDWARE ADDED             |

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**CLIENT**

**GBCA**  
**L15, 179 ELIZABETH STREET**  
**SYDNEY NSW 2000**  
**CLIENT PROJECT No.**

PROJECT

**GREEN BUILDING COUNCIL  
OF AUSTRALIA**

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**BVN PROJECT NUMBER**

M0709010

TRUE NORTH                      PROJECT NORTH

GRAPHIC SCALE

SCALE

1:100 at A2 DO NOT SCALE

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STATUS

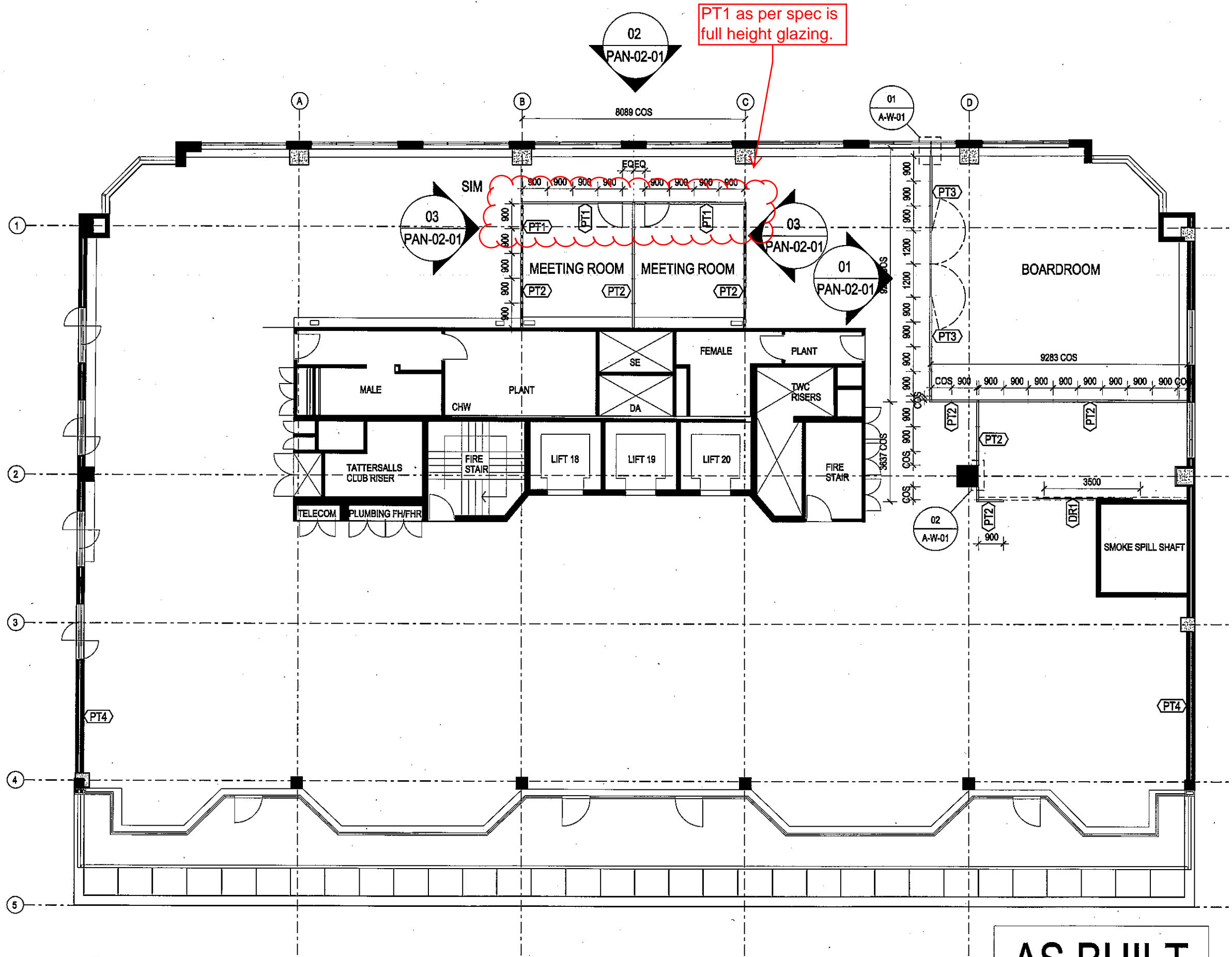
**FOR CONSTRUCTION**  
**DRAWING**

## PARTITION PLAN

|                |       |
|----------------|-------|
| DRAWING NUMBER | ISSUE |
|----------------|-------|

A-M-01

B



## AS BUILT

Greenhouse, Level 15, 179 Elizabeth Street, Sydney NSW 2000



Meeting Room 1 showing full height glazing – external view



Meeting Room 2 showing full height glazing – external view

## Green Star – Office Interiors v1.1

### Indoor Environment Quality IEQ-7 External Views

| Points Available | Points Claimed | CIR Submitted |
|------------------|----------------|---------------|
| 2                | 2              | N             |

#### Credit Criteria

Up to two points are awarded where it is demonstrated that a percentage of work settings have a direct line of sight through vision glazing, either externally or to an adequately sized and naturally lit internal atrium, as follows:

- 1 point = 60% of work settings;
- 2 points = 90% of work settings.

The distance to the nearest vision glazing is to be no more than eight metres.

#### Documents Provided

|   |  |
|---|--|
| ✓ | Calculations that show that the NLA that is within eight metres of vision glazing, as a fraction of the total number of work settings (Shown in discussion below)  |
| ✓ | As-built drawings that show the floor layout, the location of internal walls and partitions and their heights and materials, sight lines and the area which meets the Credit Criteria. Sight lines must take into account the thickness of external wall |

#### Discussion

- Below are calculations that show that the NLA that is within eight metres of vision glazing, as a fraction of the total NLA:

**Total no. of work settings = 89**

Number of work settings (within 8m of glazing) =

Workstations = 55

Meeting Rooms = 8

Board Room = 10

Informal meeting rooms = 5

Bay meeting areas = 10

**Total no. of work settings (within 8m of glazing) = 88**

Number of work settings (within 8m of glazing) as a fraction of the total number of work settings) =

Total no. of work settings (within 8m of glazing) = 88

Total no. of work settings = 88

% of compliant work settings as a fraction of total no. of work settings =

=  $\frac{88}{88} \times 100$

= 88

= **100%**

Therefore, eligible for 2 points since >90% of work settings are compliant.

GLAZED PARTITIONS 2100MM HIGH

IEQ-7: 1



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| ISSUE | DATE     | FOR                   |
|-------|----------|-----------------------|
| 01    | 03.10.07 | INFORMATION           |
| 02    | 09.10.07 | INFORMATION           |
| 03    | 11.10.07 | INFORMATION           |
| 04    | 17.10.07 | APPROVAL              |
| 05    | 22.10.07 | APPROVAL              |
| 06    | 22.10.07 | CURTAIN RAILS DELETED |
| A     | 08.11.07 | FOR CONSTRUCTION      |

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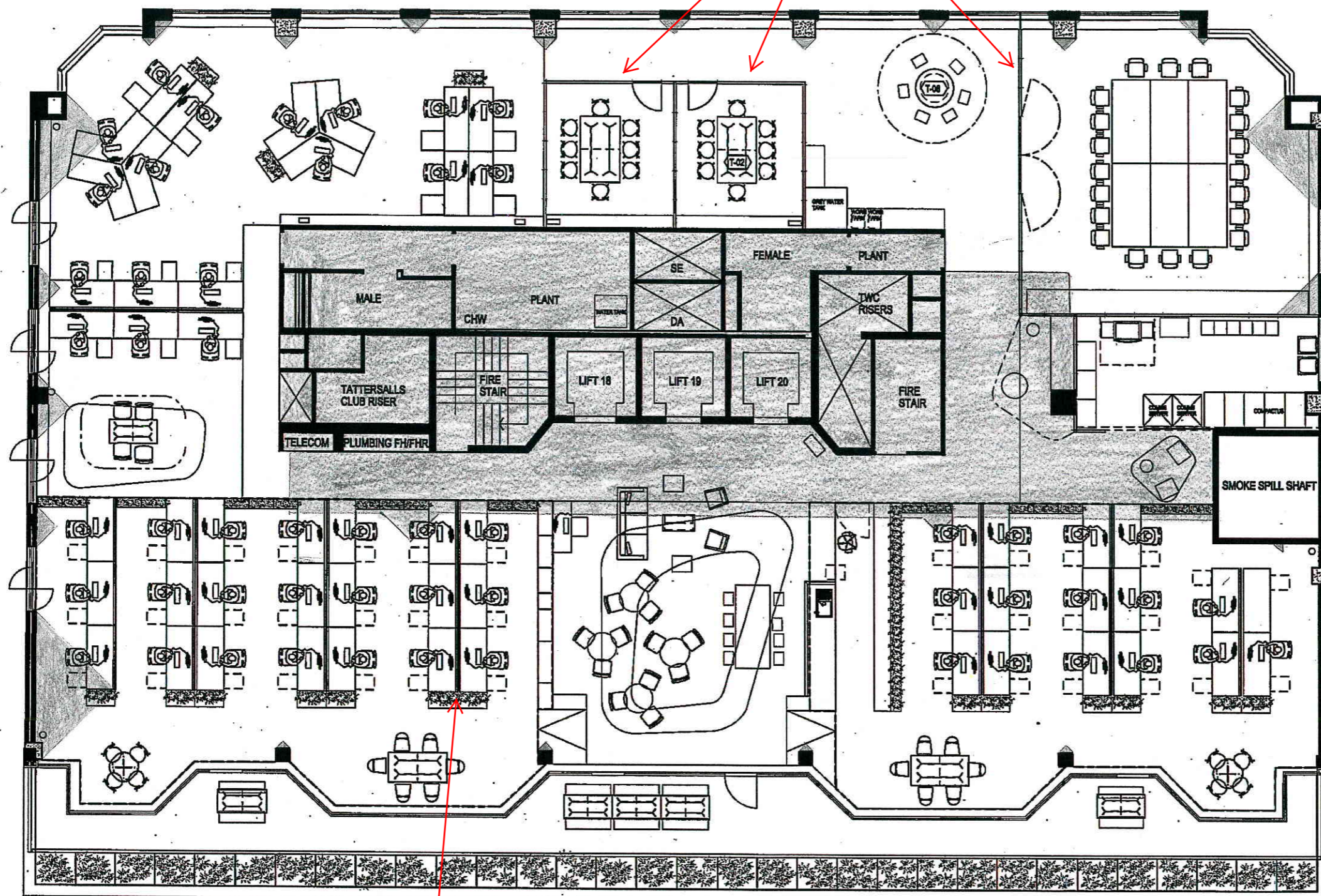
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0 2000 5000  
**SCALE**

1:100 at A2 DO NOT SCALE  
**STATUS**

**FOR CONSTRUCTION**  
DRAWING

**GENERAL ARRANGEMENT  
FLOOR PLAN**

DRAWING NUMBER ISSUE  
A-D-01 A



WORKSTATION  
PARTITIONS  
1200MM HIGH

ELIZABETH STREET

AS BUILT

*[Signature]*

P:\07\m0709010\gbc\Cast\_Arch\plot\CD-D-01\_Floor\_Plan.dgn

15/08/2008