

Novel building method for Torbreck

LIFT Slab, a revolutionary construction method, is to be used for the first time in Queensland on the first section of the Torbreck building at Highgate Hill.

Work now has begun on pouring foundations for the eight-storey Garden block.

Lift Slab, an American technique introduced to Australia last year, will mean a substantial reduction in construction time for Torbreck.

Structural engineers Alexander and Browne, who designed the frame, estimate the saving at eight weeks. The block should be ready for occupation within six months.

The Lift Slab method involves casting concrete floors on the ground and raising them, complete, into position by means of powerful hydraulic jacks.

Here, briefly, is the technique: Steel columns are

BUILDING FEATURE

first erected and hydraulic jacks placed on top of them.

Concrete floors are then poured on the ground one on top of the other and separated only by a liquid silicone compound which prevents the slabs sticking together.

Each floor slab is made in two sections, with a connecting pour strip and shear walls poured later. Cast steel collars are buried in the slabs for lifting and fastening them, when in position, to the framework.

After the floors are cured on the ground, the jacks lift the slabs into position.

On experience in America since the method was introduced in 1950, savings by the use of lift slabs are one third in time and up to 10 percent in overall cost.

Among the main advantages are:

- Costly concrete formwork is almost completely eliminated.

LESS RISK

- Concrete reinforcement steel and other items can be placed twice as fast at ground floor level and the accident rate has been reduced by 80 percent.

- Hoisting of concrete and other items is eliminated and slabs may be loaded with material before they are lifted.

- As the roof slab is lifted first, the job is under cover and work can continue in bad weather.

- The surface of each slab is steel trowelled to a smooth finish which is imparted to the underside of the slab poured immediately on top, thus avoiding the necessity of rendering ceilings before painting.

- There is a considerable saving in labor.



Here the building's floors have been lifted on fasteners in position. These photos are of the recently completed 10-story Gibb and Beeman House in Sydney.

a crew of only four being needed when a slab is raised.

- The position of walls can be marked with a grease crayon on the surface of each slab and is automatically reproduced on the ceiling when the slabs are lifted, thus saving much time in layout.

- Each of the seven floors and the roof of Torbreck's Garden

block will be 3½ in. thick and 5500 sq. ft. in area.

Sixteen columns will be erected and each floor will be raised in two sections.

Lift Slab Australia Pty. Ltd. will carry on the lift to the Torbreck job.

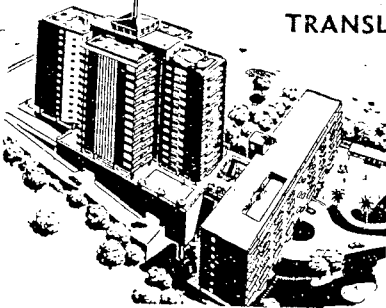
Contractors N. A. Kratzmann Pty. Ltd. will prepare the floor on the ground.

JOHN OXLEY LIBRARY



This picture, with the one at far right, shows the operation of the Lift Slab construction method. Here one floor has been lifted on the steel girders while the remaining floors are stacked together waiting to be lifted.

STEEL AND CONCRETE ARE NOW TRANSLATING TORBRECK FROM A DREAM TO A REALITY!



TORBRECK

has been acclaimed by Unit Holders, who have lived in Home Units Overseas and in Southern States, to be the

Finest Block of Home Units in the World

105 Units have now been sold, paid to 6/8 in the £ and shares allotted. There are still units available to enable

32 more Family Units to Enjoy the Gracious Living of TORBRECK

Every one of these units is as magnificent in every respect as those units which have already been sold

CONSIDER THIS OUTSTANDING INVESTMENT OPPORTUNITY!

TORBRECK IS AN EVER INCREASING ASSET

Home units in Melbourne which were originally sold at £3500 are now worth £17,500. In Sydney one group of units has risen from £6000 to £18,500 while another group which started at £6000 have recently been resold at many times the original price. Already the same trend has been seen regarding TORBRECK. Owners have been offered £500 profit on their investment (even before the project is completed) and one owner who paid £7500 for a particular unit could to-day sell it for £10,000. In the course of a few years there will be a fabulous increase in TORBRECK values.

TORBRECK HAS NO MAINTENANCE COSTS

A home worth £8000 in a good class Brisbane Suburb would have the following approximate maintenance costs:

Rates	£62 0 0
Insurance	£13 0 0
Gardener	£65 0 0
Repairs	£50 0 0
Maintenance	£50 0 0
Painting	£50 0 0
Depreciation	£400 0 0

A TOTAL EXPENDITURE OF £685 PER ANNUM

There will be no depreciation of TORBRECK while the estimated 15/- per week maintenance costs will be more than offset by ground Floor Rentals.

Your First Cost is Your Only Cost— it costs you nothing to Live at TORBRECK

Phone 2-2789 for Details.

A CORDIAL INVITATION

You are cordially invited to see the Building TORBRECK in actual erection. A special "lookout" balcony has been erected so that you can in comfort actually look down on the building construction. This is open to you at any time. Watch for further announcements when the date is set for the Lift Slab Method of floor erection is to take place. A Scale Model of TORBRECK is on the site for your inspection.

TORBRECK

REAL ESTATE BROKERS
165 Elizabeth St., Brisbane.

LIFT SLAB

OF AUSTRALIA PTY. LTD.

Congratulate

TORBRECK

PTY. LTD.

On the commencement of their outstanding project

with modern flat plate design by

AUBREY H. JOB & R. P. FROUD

Architects

and

W. C. ALEXANDER & H. V. BROWNE

Architectural and Structural Engineers

N. A. KRATZMANN Pty. Ltd. W. J. GRACE

Builders

Quantity Surveyor

A large number of other projects, ranging from 1 to 17 floors in height and 10,000 to 200,000 square feet in area employing the time and cost saving Lift Slab Method of Construction, are at present being erected in Sydney, Melbourne and Adelaide.