

**SUPERVISOR NOTE**

WIND CLASS ► N1

ALL STRUCTURAL BEAMS TO BE IN ACCORDANCE WITH BCA REQUIREMENTS

**CONCRETOR NOTE**  
CONDUIT TO BE PLACED IN FOOTING UNDER METER BOX TO CENTRELINE OF CAVITY

ALL EXTERNAL WALLS TO BE 250mm CAVITY BRICKWORK (UNLESS NOTED OTHERWISE)

**BRICK LAYER NOTE**  
6mm RODS & 3c OF LONGREACH INDICATED X TO X

TILED ROOF TO BE ANCHORED DOWN WITH 25mm x 1.2mm GALVANISED STRAPS @ 1800 MAX CENTRES. STRAPS TO EXTEND DOWN 12c MINIMUM

PAINTED CEMENT RENDER TO GATEHOUSE ONLY. EXTENT SHOWN DASHED ON PLAN

ATTACHED BRICK PIERS TO HAVE 32 x 0.8mm GALV. STRIPS FROM FOOTINGS TO TOP OF PIERS

230 x 350 BRICK PIERS TO HAVE 10mm ROD COGGED FROM TOP OF FOOTING TO TOP OF PIER

CONDUIT/S REQUIRED TO CARPORT FOR WALL LIGHTS REFER TO ELECTRICAL PLAN FOR DETAILS

**FIXING CARPENTER NOTE**  
450mm WIDE SHELF & RAIL 1800mm HIGH TO BED 1 CL OF RAIL TO BE 250mm OFF WALL

TOWEL RAIL TO BE FIXED 900mm ABOVE FFL

4 x 450mm WIDE SHELVES TO CEILING. SEE SHEET 4 FOR SPACING

**CEILING FIXER NOTE**  
CEILING VENT TO BE INSTALLED TO LAUNDRY

BOTH CORNICES TO RUN THRU 100mm SOFFIT BETWEEN AS SHOWN ON PLAN

**ROOF CARPENTER NOTE**  
MANHOLE TO BE TRIMMED OUT TO 560mm x 660mm

ALL EXTERNAL FIXING NAILS MUST BE GALVANIZED AS PER AUSTRALIAN STANDARDS. BARGE BOARD NAILING TO BE COUNTERSUNK

ALL TILED ROOFS ARE TO BE CONSTRUCTED ALLOWING FOR A 63mm TILT DUE TO 38mm TILE BATTENS

**ROOF PLUMBER NOTE**  
DOWNPIPES MUST BE FIXED WITHIN 1.2LM OF A VALLEY AS PER THE BCA

100mm ROUND DOWNPIPES WHERE NOTED.

**INSULATION NOTE**  
BRADFORD R3.0 BATTS TO HOUSE AREA ONLY

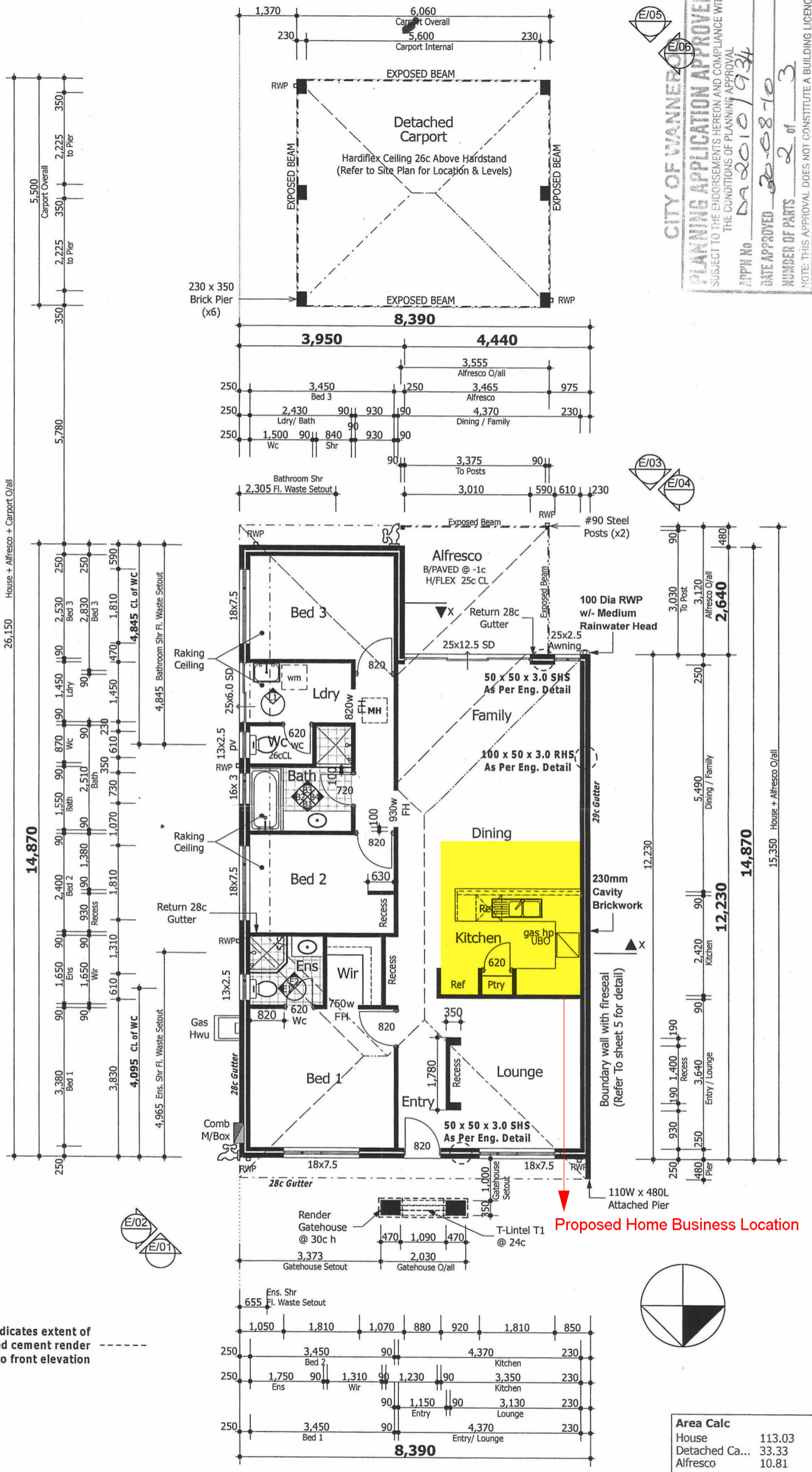
**CLIENT NOTE**  
ALL DIMENSIONS TAKE PREFERENCE TO SCALE

DIMENSIONS SHOWN ON PLAN ARE BRICK SIZES. PLEASE ALLOW AN EXTRA 10mm TO EACH WALL FOR PLASTER. THIS ALLOWANCE SHOULD BE CONSIDERED WHEN CALCULATING CLEARANCES FOR FUTURE FITTINGS

No & PLACING OF RWPs IS APPROX AND GOVERNED BY ROOF STRUCTURE AND AT PLUMBERS DISCRETION

THE HOMEBUYERS CENTRE RESERVE THE RIGHT TO VARY ANY DIMENSIONS & MATERIALS FROM THOSE ON DISPLAY PLEASE CHECK SPECIFICATIONS & ADDENDA CAREFULLY

**FILE COPY**



**CITY OF WANNEROO**

**PLANNING APPLICATION APPROVAL**

SUBJECT TO THE ENDORSEMENTS HEREON AND COMPLIANCE WITH THE CONDITIONS OF PLANNING APPROVAL

APP No 202010/1934

DATE APPROVED 20-08-10

NUMBER OF PARTS 2 of 3

NOTE: THIS APPROVAL DOES NOT CONSTITUTE A BUILDING LICENCE

**Floor Plan**

1:100  
**DIAMOND**

Indicates extent of painted cement render to front elevation

Area Calc		
House	113.03	( 46.520m)
Detached Ca...	33.33	
Alfresco	10.81	
<b>Total</b>	<b>157.17</b>	<b>m<sup>2</sup></b>

**FINAL CONTRACT DRAWINGS - NO FURTHER STRUCTURAL CHANGES TO BE MADE**

**Homebuyers Centre**

7 Delawney Street  
Balcatta 6021  
PO Box 1444  
Osborne Park 6017  
Telephone: 9240 1111  
Fax: 9240 2221  
A.C.N 051 346 591

PROPOSED RESIDENCE TO BE ERCTED ON:  
**Lot 1124 Splendens Avenue**  
**BANSKIA GROVE**

**S Dass**

DATE	AMENDMENTS	JOB No. 41572
14/06/10	Finance Drawings LB	
15/06/10	VO #1 LB	
25/06/10	Preliminary Drawings LB	
21/07/10	Roof Beam Amendments LB	



Proposed Customer Parking
  Subject Property