

DISCLAIMER:
Lot boundaries drawn on survey are based on landgate plan only. Survey does not include title search and as such may not show easements or other interests not shown on plan. Title should be checked to verify all lot details and for any easements or other interests which may affect building on the property.

DISCLAIMER:
Survey does not include verification of cadastral boundaries. All features and levels shown are based on orientation to existing pegs and fences only which may not be on correct cadastral alignment. Any designs based or dependent on the location of existing features should have those features' location verified in relation to the true boundary.

DISCLAIMER:
Survey shows visible features only and will not show locations of underground pipes or conduits for internal or mains services. Verification of the location of all internal and mains services should be confirmed prior to finalisation of any design work.

DISCLAIMER:
Cottage & Engineering surveys accept no responsibility for any physical on site changes to the parcel or portion of the parcel of land shown on this survey including any adjoining neighbours levels and features that have occurred after the date on this survey. All Sewer details plotted from information supplied by Water Corporation.

LOT MISCLOSE
0.005 m

STANDARD BCA NOTE:
- DWELLING TO BE CONSTRUCTED IN ACCORDANCE WITH BCA & A.S.
- SMOKE ALARMS INTERCONNECTED & HARWIRED AS PER AS3786-2014.
- STORMWATER AND SURFACE WATER DRAINAGE TO COMPLY WITH CLAUSE 3.1.2.1 BCA VOL 2, 3.1.2.5 BCA VOL 2 AND LOCAL AUTHORITY REQUIREMENTS.

TERMITE TREATMENT NOTE: TERMITE TREATMENT WILL BE IN ACCORDANCE WITH THE NATIONAL CONSTRUCTION CODE 2016 PART 3.1.3, PART 2.1.1 & PART 1.0.7

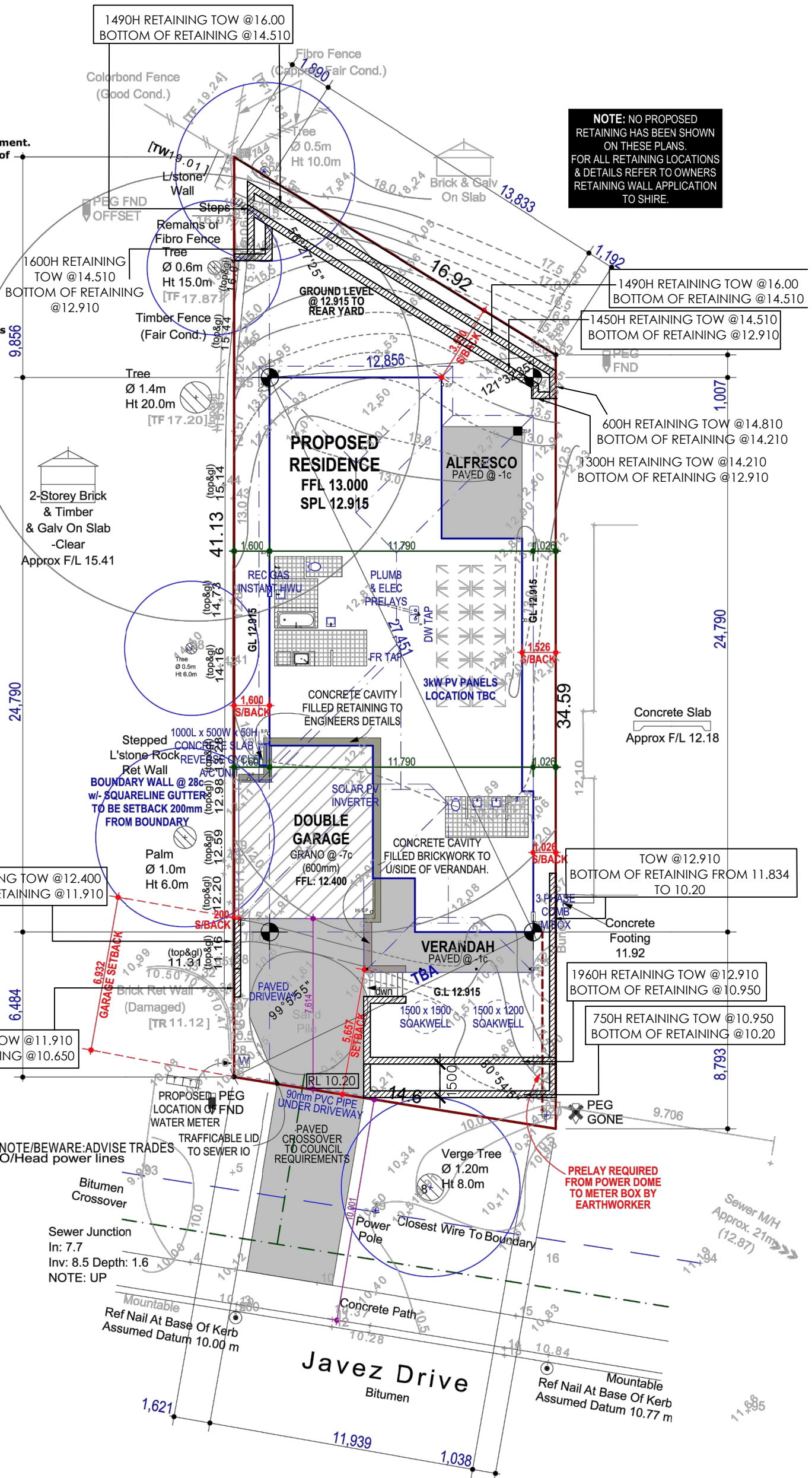
PRELAY NOTE:
PLUMBING & ELECTRICAL PRELAYS REQUIRED FOR ISLAND CUPBOARD REFER TO FLOOR PLAN

STORMWATER NOTE:
STORMWATER DISPOSAL BY BUILDER TO COUNCIL REQUIREMENTS

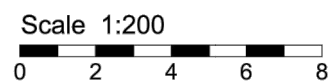
EATHWORKS NOTE: EATHWORKS & RETAINING BY OWNERS CONTRACTOR.
BUILDING PERMIT FOR EATHWORKS & RETAINING TO BE SUBMITTED TO SHIRE BY EARTHWORKER

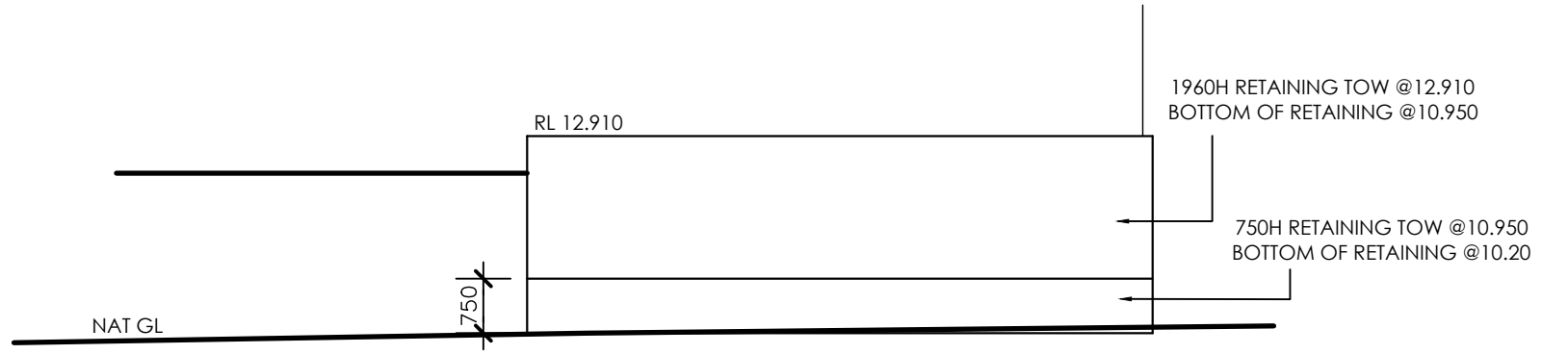
SITE CLASSIFICATION : A
FOOTING DETAIL : D10
WIND CATEGORY : N2
COASTAL CONDITIONS : CAT 1

BUSHFIRE ATTACK LEVEL (BAL) 19 NOTE:
CONSTRUCTION AS PER A.S. 3959-2018 REFER TO FLOOR PLAN FOR CONSTRUCTION REQUIREMENTS.

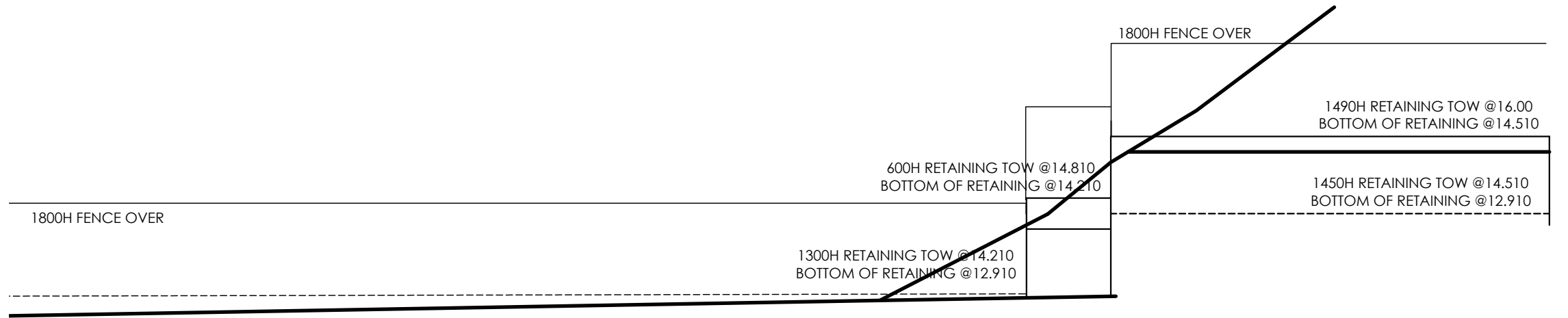
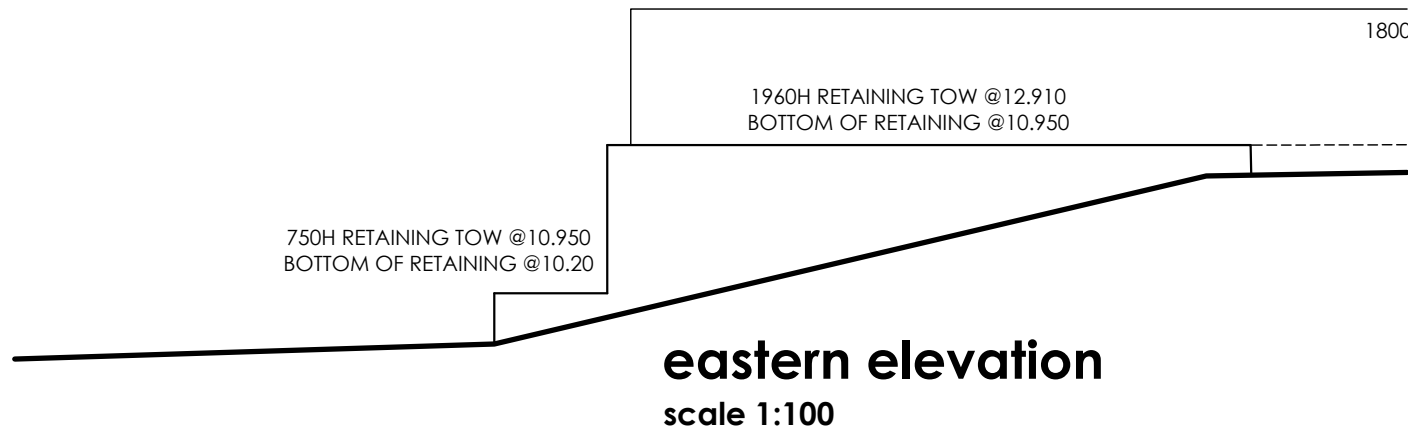


NOTE: NO PROPOSED RETAINING HAS BEEN SHOWN ON THESE PLANS. FOR ALL RETAINING LOCATIONS & DETAILS REFER TO OWNERS RETAINING WALL APPLICATION TO SHIRE.

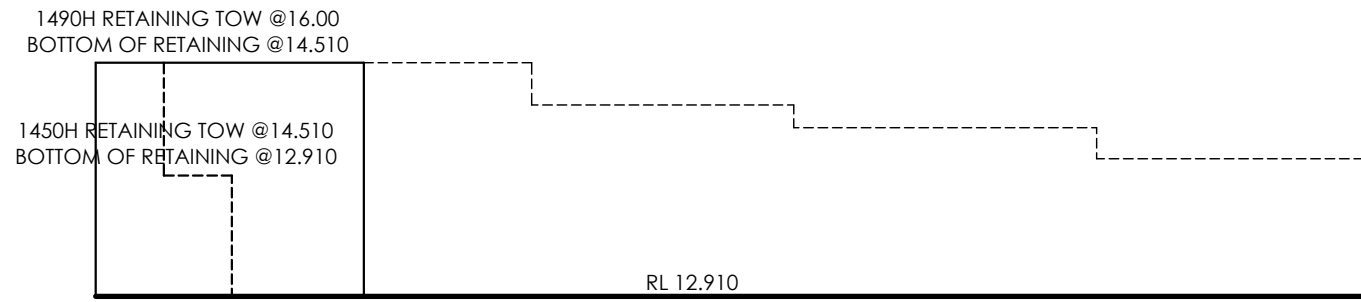




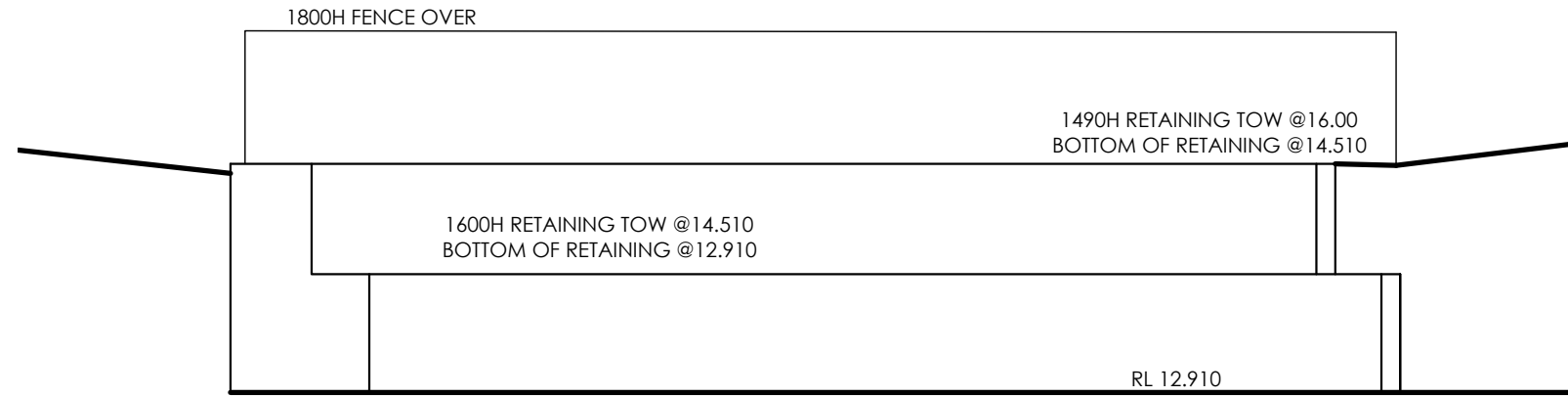
southern elevation
scale 1:100



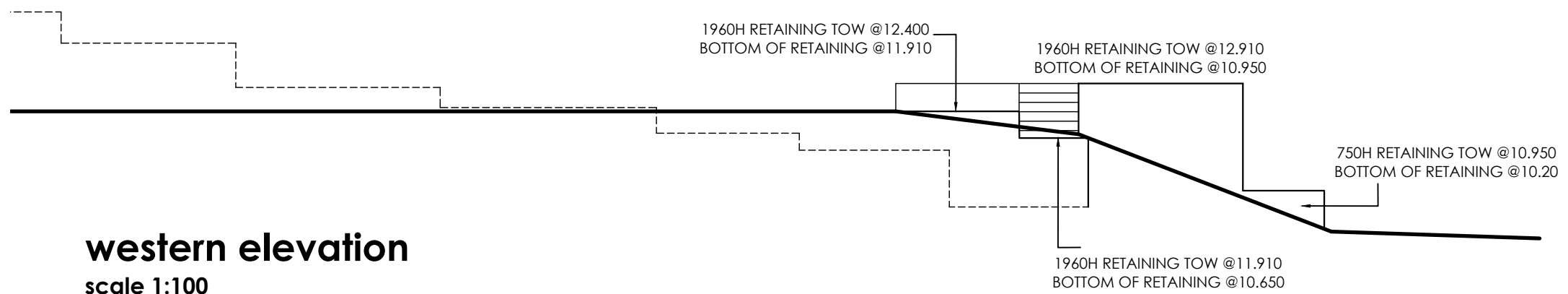
eastern elevation
scale 1:100



western elevation
scale 1:100



northern elevation
scale 1:100



western elevation
scale 1:100

