

CLIENT NOTE

-DIMENSIONS RELATE TO BRICKWORK SETOUT ONLY.
NO ALLOWANCE IS MADE FOR PLASTER OR WALL FINISH
WHERE THESE APPLY. INCLUDE SUCH ALLOWANCES
FOR CLEARANCE REQUIRED FOR FUTURE FITTINGS
-FIXTURES ARE DIAGRAMMATIC, SIZE MAY VARY
DUE TO MANUFACTURERS SPECIFICATIONS.
-REFER TO ADDENDA FOR OWNER SUPPLIED
AND/OR INSTALLED ITEMS

CONCRETOR/BK LAYER NOTE

-TOP OF ISOLATED PIER FOOTINGS AT -3c U.O.N.

CONCRETOR/ TILER NOTE

-NO HOB SHR TO ENS - STEP DOWN TILE

BRICKLAYER/
WINDOW SUPPLIER NOTE

-ALUMINIUM DOOR FRAMES MARKED 'AF'

BRICKLAYER NOTE

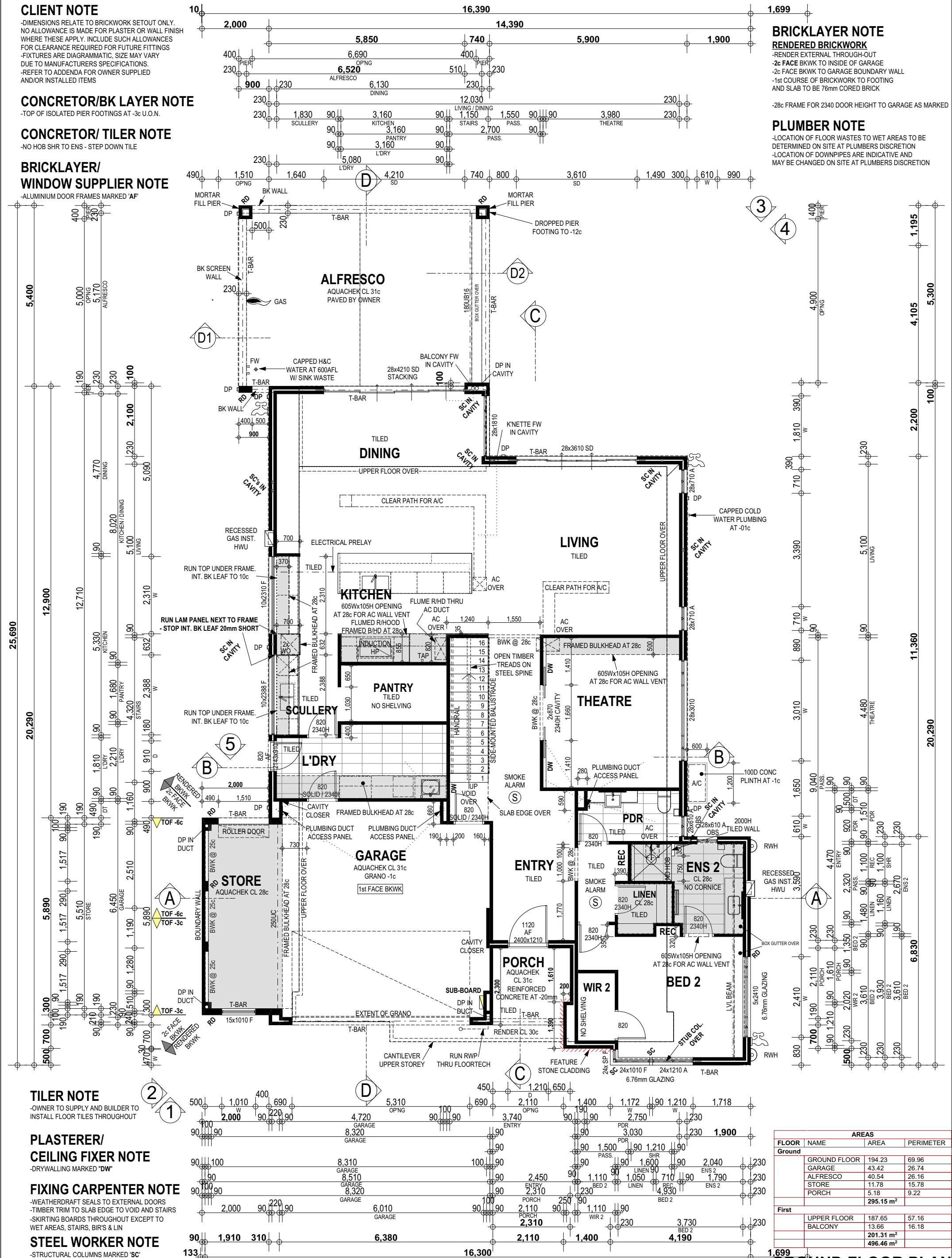
RENDERED BRICKWORK

-RENDER EXTERNAL THROUGH-OUT
-2c FACE BKWK TO INSIDE OF GARAGE
-2c FACE BKWK TO GARAGE BOUNDARY WALL
-1st COURSE OF BRICKWORK TO FOOTING
AND SLAB TO BE 76mm CORED BRICK

-28c FRAME FOR 2340 DOOR HEIGHT TO GARAGE AS MARKED

PLUMBER NOTE

-LOCATION OF FLOOR WASTES TO WET AREAS TO BE
DETERMINED ON SITE AT PLUMBERS DISCRETION
-LOCATION OF DOWNPIPES ARE INDICATIVE AND
MAY BE CHANGED ON SITE AT PLUMBERS DISCRETION



TILER NOTE

-OWNER TO SUPPLY AND BUILDER TO
INSTALL FLOOR TILES THROUGHOUT

PLASTERER/
CEILING FIXER NOTE

-DRYWALLING MARKED 'DW'

FIXING CARPENTER NOTE

-WEATHERDRAFT SEALS TO EXTERNAL DOORS
-TIMBER TRIM TO SLAB EDGE TO VOID AND STAIRS
-SKIRTING BOARDS THROUGHOUT EXCEPT TO
WET AREAS, STAIRS, BIR'S & LIN

STEEL WORKER NOTE

-STRUCTURAL COLUMNS MARKED 'SC'
-RODS MARKED 'RD'
-TIE-DOWNS MARKED 'TD'



CLIENT
TUCKER & LEGO
PROPOSED RESIDENCE
LOT 94 (126)
CHARLES RILEY ROAD, TRIGG
HOUSE TYPE: **ASTAIRE LTD**

THESE ARE THE PLANS REFERRED
TO IN THE BUILDING CONTRACT
DATE.....
OWNER.....
OWNER.....
BUILDER.....

DRAWN / AMENDMENTS
16/10/19 WORKING AGM 26/03/20 VO 40932 AS
09/12/19 VO 40494 AGM 05/06/20 VO 41252 AGM
13/01/20 VO50534 & 40552 AGM 21/07/20 VO 41512 AGM
15/01/20 NEW SURVEY AGM 22/10/20 VO 41652 & 42153 NR
21/01/20 STRUCT AMDT AGM 05/11/20 VO 42353 NR
24/01/20 SHIRE AMDT AGM
17/02/20 PRESTART AS
12/03/20 VO 40853 AS

WORKING DRAWINGS
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Dimensions take preference
over scaling & to be
checked on site prior to
commencing construction

JOB NO: **B19009**
SCALE: 1:100
(C) (2019)
SHEET: **2 of 16**

GROUND FLOOR PLAN

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DUE TO MANUFACTURERS SPECIFICATIONS.
- REFER TO ADDENDA FOR OWNER SUPPLIED
AND/OR INSTALLED ITEMS
- FOR WATERPROOFING, THERE WILL
BE A TILED SKIRTING ON BALCONIES

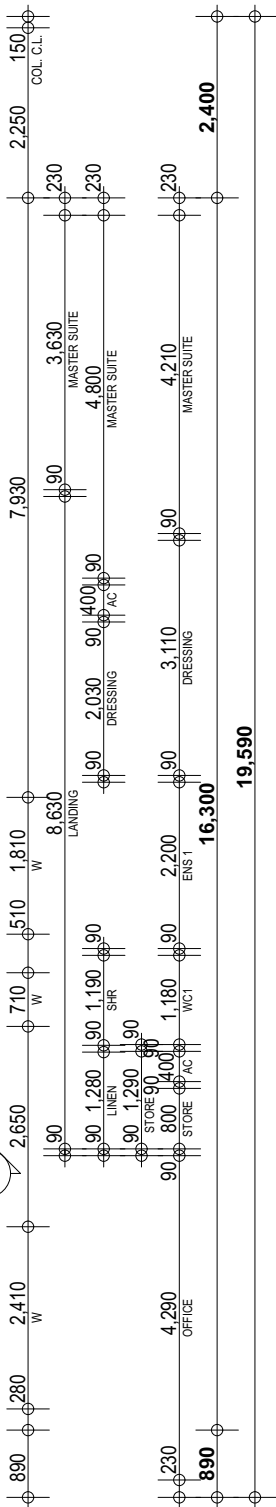
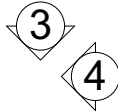
-SET-BACK SLAB 100 FROM FRONT OF
BALCONY PIER SO BKWK CAN RUN THROUGH

-NO HOB SHR TO ENS - STEP DOWN TILE

-RENDER EXTERNAL THROUGH-OUT
-2c FACE BKWK TO INSIDE OF GARAGE
-2c FACE BKWK TO GARAGE BOUNDARY WALL
-1st COURSE OF BRICKWORK TO FOOTING
AND SLAB TO BE 76mm CORED BRICK

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-LOCATION OF DOWNPIPES ARE INDICATIVE AND MAY BE CHANGED ON SITE AT PLUMBERS DISCRETION

-DRYWALLING MARKED "DW"



-TIMBER TRIM TO SLAB EDGE TO VOID AND STAIRS
-SKIRTING BOARDS THROUGHOUT EXCEPT TO
WET AREAS, STAIRS, BIR'S & LIN. TO BE PACKED UP
TO SUIT OWNERS CARPET

-PLATE OVER BIR'S &/OR LIN RECESSES TO
FIX CORNICE SOFFIT & SLDG DOOR FRAMES

-STRUCTURAL COLUMNS MARKED 'SC'

-UPPER FLOOR BEDROOM WINDOWS TO BE PROTECTED
IN ACCORDANCE WITH BCA PART 3.9.2.5



<div>IN ACCORDANCE WITH BCA PART 3.9.2.5</div> <div><div>BHI</div><div>BROADWAY</div><div>HOMES</div></div> <div>14 LUISINI ROAD WANGARA 6065 PH: 6200 2071</div>	CLIENT	THESE ARE THE PLANS REFERRED TO IN THE BUILDING CONTRACT		DRAWN / AMENDMENTS		WORKING DRAWINGS	JOB NO:	B19009
	TUCKER & LEGO	DATE..... OWNER..... OWNER..... BUILDER.....	16/10/19 WORKING AGM	26/03/20 VO 40932 AS	<div>COPYRIGHT</div> <div><i>This plan shall remain the sole property of the builder and must not be given, copied or resold without the permission of BROADWAY HOMES</i></div> <div>Dimensions take preference over scaling & to be checked on site prior to commencing construction</div>	<div>SCALE:</div> <div>1:100</div> <div>C 2019</div>		
	PROPOSED RESIDENCE		09/12/19 VO 40494 AGM	05/06/20 VO 41252 AGM				
	LOT 94 (126)		13/01/20 VO50534 & 40552 AGM	21/07/20 VO 41512 AGM				
	CHARLES RILEY ROAD, TRIGG		15/01/20 NEW SURVEY AGM	22/10/20 VO 41652 & 42153 NR				
HOUSE TYPE:	ASTAIRE LTD	21/01/20 STRUCT AMDT AGM	05/11/20 VO 42353 NR		SHEET:	3 of 16		
		24/01/20 SHIRE AMDT AGM	17/02/20 PRESTART AS					
		12/03/20 VO 40853 AS						