BASIX	COMMITMENTS					
CERTIFICATE NO. A254006						
	JRES AND SYSTEMS					
LIGHTING	MIN 40% OF NEW OR ALTERED LIGHT FIXTURES TO BE FITTED WITH FLUORESCENT, COMPACT FLUORESCENT OR LIGHT-EMITTING-DIODE (LED) LAMPS					
WET AREAS: NEW OR ALTERED	SHOWER HEADS 3 STAR RATED TOILETS 3 STAR RATED TAPS 3 STAR RATED					
INSU	LATION REQUIREMENTS					
FLOOR ABOVE EXISTING DWELLING OR BUILDING	NIL					
SUSPENDED FLOOR WITH ENCLOSED SUBFLOOR FRAMED (RO.7)	RO.60 (DOWN)(or R1.30 INCLUDING CONSTRUCTION)					
EXTERNAL WALL: BRICK VENEER	R1.16 (or R1.70 INCLUDING CONSTRUCTION)					
EXTERNAL WALL: FRAMED (WEATHERBOARD, FIBRO, METAL CLAD)	R1.30 (or R1.70 INCLUDING CONSTRUCTION)					
FLAT CEILING, PITCHED ROOF	CEILING: R 3.00 (UP) ROOF: FOIL/ SARKING DARK (SOLAR ABSORPTANCE >0.70)					
GLAZI	ING REQUIREMENTS					
WINDOWS						
W2, W4, W5, \$ W6,	TIMBER or uPVC, SINGLE CLEAR, (U-VALUE: 5.71, SHGC: 0.66)					
WI, W3, W7, W8, \$ W9,	TIMBER or uPVC, SINGLE PYROLYTIC LOW-E, (U-VALUE: 3.99, SHGC: 0.4)					
SHAD	DING DEVICES					
WINDOWS						
WI, W2, W3, W4, W5, W6, W7, W8, \$ W9,	EAVE / VERANDAH / PERGOLA / BALCONY >= GOOMM					
	1					

FINAL CONSTRUCTION.

MEASURE DURING CONSTRUCTION.

NO ALLOWANCE HAS BEEN MADE FOR SHRINKAGE OR MILLING.

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SPFCI	FICATION SUMMARY	SPECIAL NOTES							
	JCTURAL TIMBER - All to ASA 684.2		ROVIDE TWO (2) SMOKE DETECTORS AS SHOWN S		TO CHECK				
WALLS: F5 SOFTWOOD ROOF: ROOF TRUSSES 90 X 35 EXT. STUDS @ .600 CTS TO MANUFACTURERS 70 X 35 INT. STUDS @ .600 CTS DETAILS @ .600 CTS			REUSE EXISTING SMOKE DETECTORS IF POSSIBLE- ELECTRICIAN TO CHECK FOR COMPLIANCE WITH NCC AS PER THE NCC - ALL WET AREA WINDOWS TO HAVE TOUGHENED GLASS. REMOVE THE EXISTING HOT WATER UNIT FROM ROOF SPACE. CONNECT/INSTALL THREE (3) CEILING SWEEP FANS (AS SUPPLIED BY THE						
FLOOR: REFER TO STRU	CTURAL LAYOUTS WIND LOAD W 33 N	• C	OWNER). CUT 900mm SQUARE OPENING IN EXISTING FRONT PA						
FINISHES		• 5	ITAIR CUPBOARD AREA. SUPPLY & INSTALL LOUVRE VENT TO LOWER PORTION	OF NEW UN	IDER STAIR				
BRICKWORK	FACE BRICKWORK TO MATCH EXISTING AS CLOSE AS POSSIBLE WHERE SHOWN	CUPBOARD DOOR. SUPPLY/INSTALL 'LEAF-SCREENER' FIBREGLASS MESH TO NEW GUTTERS BRICK WINDOW SILL TREATMENTS TO MATCH EXISTING PROVIDE SPACE WITHIN ROOF TRUSSES FOR AIR CONDITIONING FAN COIL UNIT. PROVIDE NEW TV OUTLET IN FIRST FLOOR LIVING ROOM. RUN CABLE TO							
FLOORING	19MM STRUCTURAL PARTICLEBOARD								
CLADDING	I 70mm CEMINTEL "HEADLAND" CLADDING FIXED TO 20MM BATTENS OVER POLASTIC INSULATION BLANKET	• C	NEW ROOF SPACE FOR CONNECTION BY OWNER. • CONNECT/INSTALL ONE (I) FAN/LIGHT/HEATER UNIT.						
WINDOWS - STEGBAR KEYED LOCKS (TERRAIN: 3)	FRAME: WESTERN RED CEDAR	-							
INSECT SCREENS: TO ALL NEW OPERABLE	FRAME: PREFINISHED ALUMINIUM MESH: FIBREGLASS	WORKS BY OWNED							
WINDOW SASHES	INSECT SCREENS TO WINDOWS W2, W4, W5, W,7 W8 + W9 TO BE BE SCREW FIXED TO WINDOW FRAMES	_	DRKS BY OWNER	PED & CONN	IECTION TO				
ROOF COVERING	TERRA COTTA ROOF TILES TO MATCH EXISTING AS CLOSE AS POSSIBLE, REUSE EXISTING TILES WHERE SHOWN.	• C	 REMOVAL & INSTALLATION OF T.V ANTENNA IF REQUIRED & CONNECTION NEW AND EXISTING TV POINTS. CONNECTION OF NEW COAXIAL CABLE "T.V.POINT" TO EXISTING AND/ONEW T.V. AERIAL PHONE AND/OR DATA CABLING IF REQUIRED ALL WORK ASSOCIATED WITH THE REMOVAL/RELOCATION/ALTERATION 						
ROOF SARKING	FLAME RETARDANT DOUBLE SIDED ALUMINIUM FOIL	• A							
INSULATION	R3.0 HIGGINS REAL WOOL INSULATION BATTS TO FIRST FLOOR ADDITION CEILING AREA R I .5 FIBREGLASS BATTS TO FIRST FLOOR EXTERNAL WALL FRAMES I 2mm POLASTIC INSULATION BLANKET TO FIRST FLOOR EXTERNAL WALL FRAMES	• A TI C	THE EXISTING DUCTED AIR CONDITIONING SYSTEM INCLUDING PATCHIN CEILING WHERE OUTLETS/ RETURN AIR GRILLE REMOVED. • ALL WORK ASSOCIATED WITH THE REMOVAL/RELOCATION/ALTERATION OF THE EXISTING/NEW KITCHEN CUPBOARDS AND APPLIANCES INCLUDING CONNECTION TO THE PLUMBING AND DRAINAGE AND SUPPLY/INSTALLATOF ANY SPLASHBACKS. • SUPPLY THREE (3) CEILING SWEEP FANS. • ALL WORK ASSOCIATED WITH THE SUPPLY AND INSTALLATION OF INSECURITY SCREEN TO ENTRY DOOR. • ALL WORK ASSOCIATED WITH THE SUPPLY AND INSTALLATION OF THE N DOORS, SHELVES \$ HANGING RAILS TO THE BUILT IN WARDROBE.						
INTERNAL FIXINGS	DAR: FINGER JOINTED PINE SKIRTING: Ex. 75x25 BULLNOSE ARCHITRAVE: Ex. 75x25 BULLNOSE	• A S • A							
INTERNAL DOORS	PRIMED HARDBOARD SOLID CORE "FLUSH"		ILL WORK ASSOCIATED WITH SUPPLY + INSTALLATIO CONDITIONING SYSTEM	N OF NEW D)UCTED AIR				
STAIRCASE MAPLE TREADS \$ RISERS	TYPE: CLOSED TIMBER	1	FINAL CONSTRUCTION	B.P.	02-02-17				
WAFLE IRLADS & RISERS	WIDTH: 925mm	Н	TO CONTRACTS	S.C.	21-10-16				
	RISE: 18 @ 184mm	G	CHECK PLAN	J.E.	16-09-16				
	GOING: 240mm (260mm TREAD)	F	AMENDED FOR COUNCIL	N.E.	16-08-16				
EVTERNAL	DAD WESTERN DED SERAD	E	BASIX ADDED \$ TO COUNCIL	N.E.	05-07-16				
EXTERNAL ARCHITRAVES	DAR: WESTERN RED CEDAR SIZE: Ex. 75x25	D	POV 18205 \$ CONSULTANT/CLIENT MARK UP	J.M.	24-06-16				
	GUTTER TYPE: NU-LINE	С	POV 17984 \$ 18089	S.C.	06-06-16				
	DOWNPIPE TYPE: 90mm ROUND MATERIAL: PREFINISHED ZINCALUME	В	TO CLIENT	N.L.	29-04-16				
	GUTTER COLOUR: WHITE DOWNPIPE COLOUR: OFF WHITE x 3 OFF		TECHNICAL	C.W.	08-04-16				
	UNPAINTED ZINCALUME x 1 OFF	No.	ISSUE	DRAWN	DATE				
HOT WATER UNIT	CONNECT TO EXISTING	DESI							
PAINTING - REFER TO SPECIFICATION FOR THE EXTENT OF WORK	GROUND & FIRST FLOOR EXTERNAL: BY CAPE COD GROUND & FIRST FLOOR INTERNAL: BY OWNER		PROPOSED ADDITIONS \$ ALTERATIONS						
	PAINTING TO ALTERATION AND RENOVATION WORK TO BE BY THE OWNER	FOR MR R SPEED							
CONDITIONS.	LS SHOWN ON PLAN ARE SUBJECT TO SITE	AT 9 WATSON AVENUE NORTH WAHROONGA NSW 2076							
	N ARE THEORETICAL ONLY AND ARE SUBJECT TO SITE	COUNCIL: Ku-Ring-Gai							
MEASURE DURING CONS	STRUCTION	1							

A.B.N. 54 000 605 407

JOB NO: 7757/16

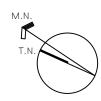
Cape Cod SUITE 41, 410 CHURCH STREET, NORTH PARRAMATTA 2151 PHONE: (02) 9849 4444 BUILDERS LICENCE NO. 5519

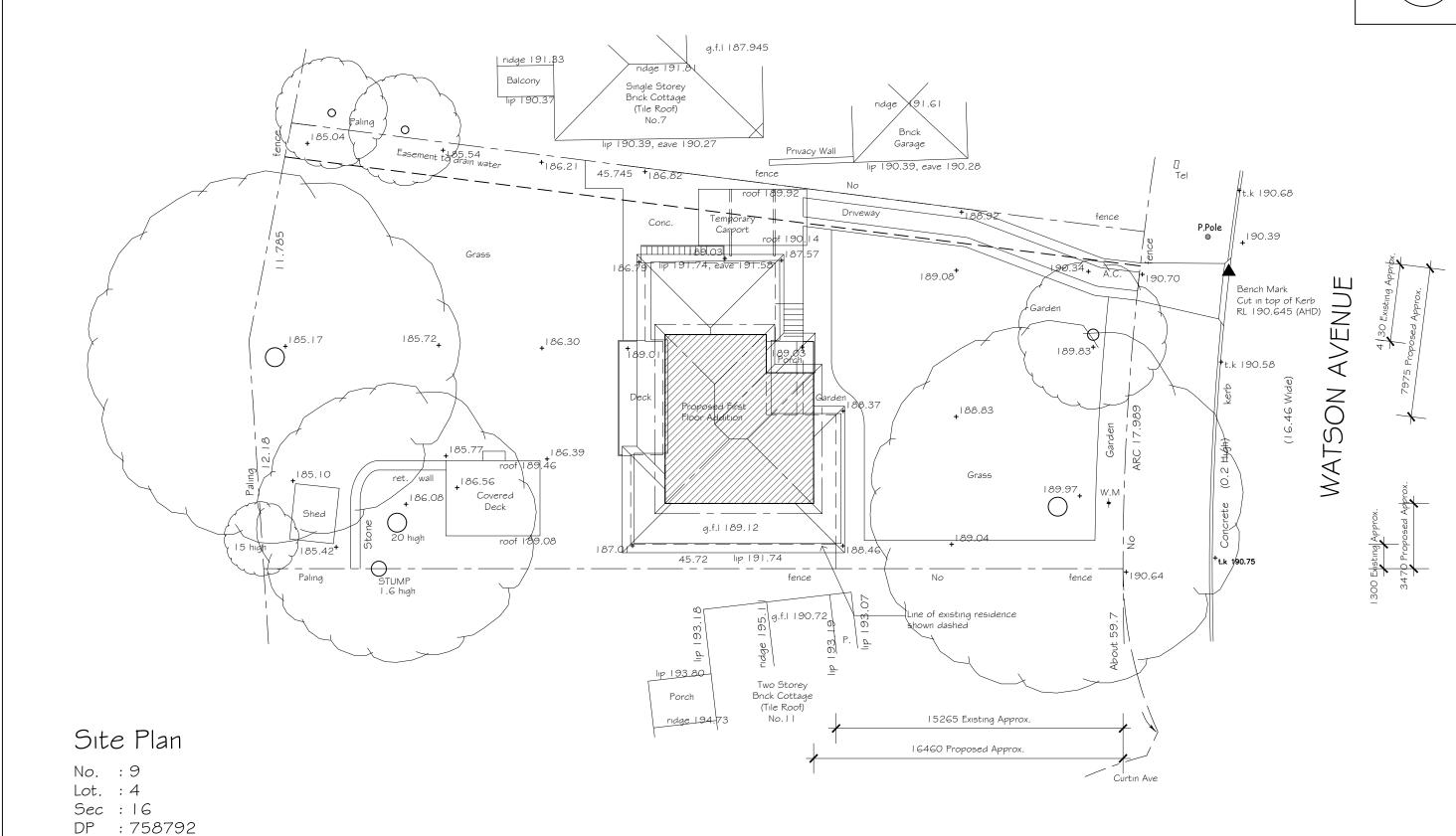
AUSTRALIA

SHEET: 1 OF 8

EXTERNAL PAINT SCHEDULE

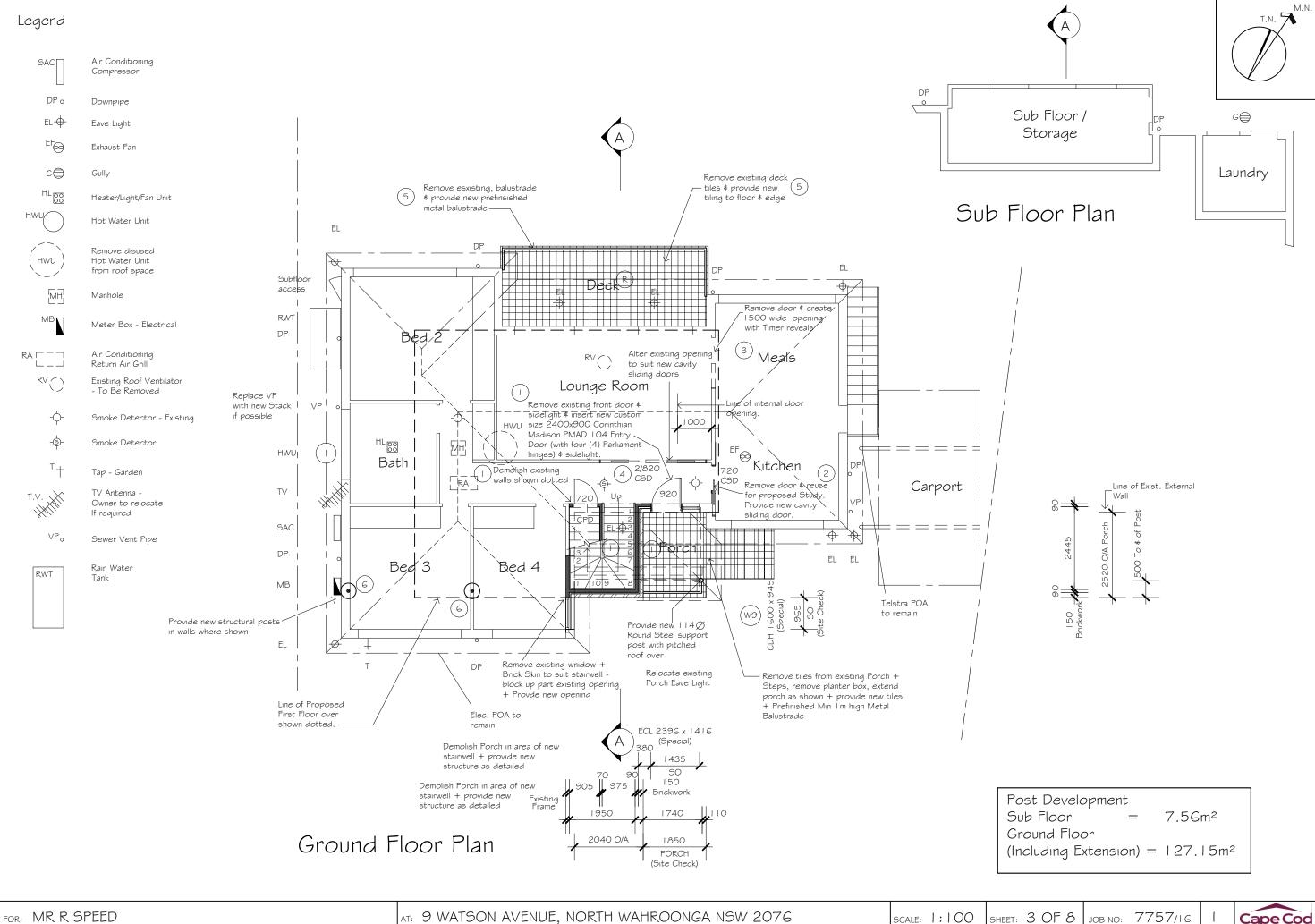
ITEM	BRAND eg. WATTYL	CODE	COLOUR
Window Hardware	Stegbar		SATIN CHROME
Insect Screen	Stegbar		PEARL WHITE
Window Frame	Haymes		MARBLE MIST
Window Architrave	Haymes		MARBLE MIST
Soffit Lining	Haymes		MARBLE MIST
Downpipe* (East side as noted on plan)			TO MATCH EXISTING PVC DP
Wall Cladding	Haymes		IMAGINE
Handrail Frame	Colorbond		WHITE
Balcony Post			MARBLE MIST

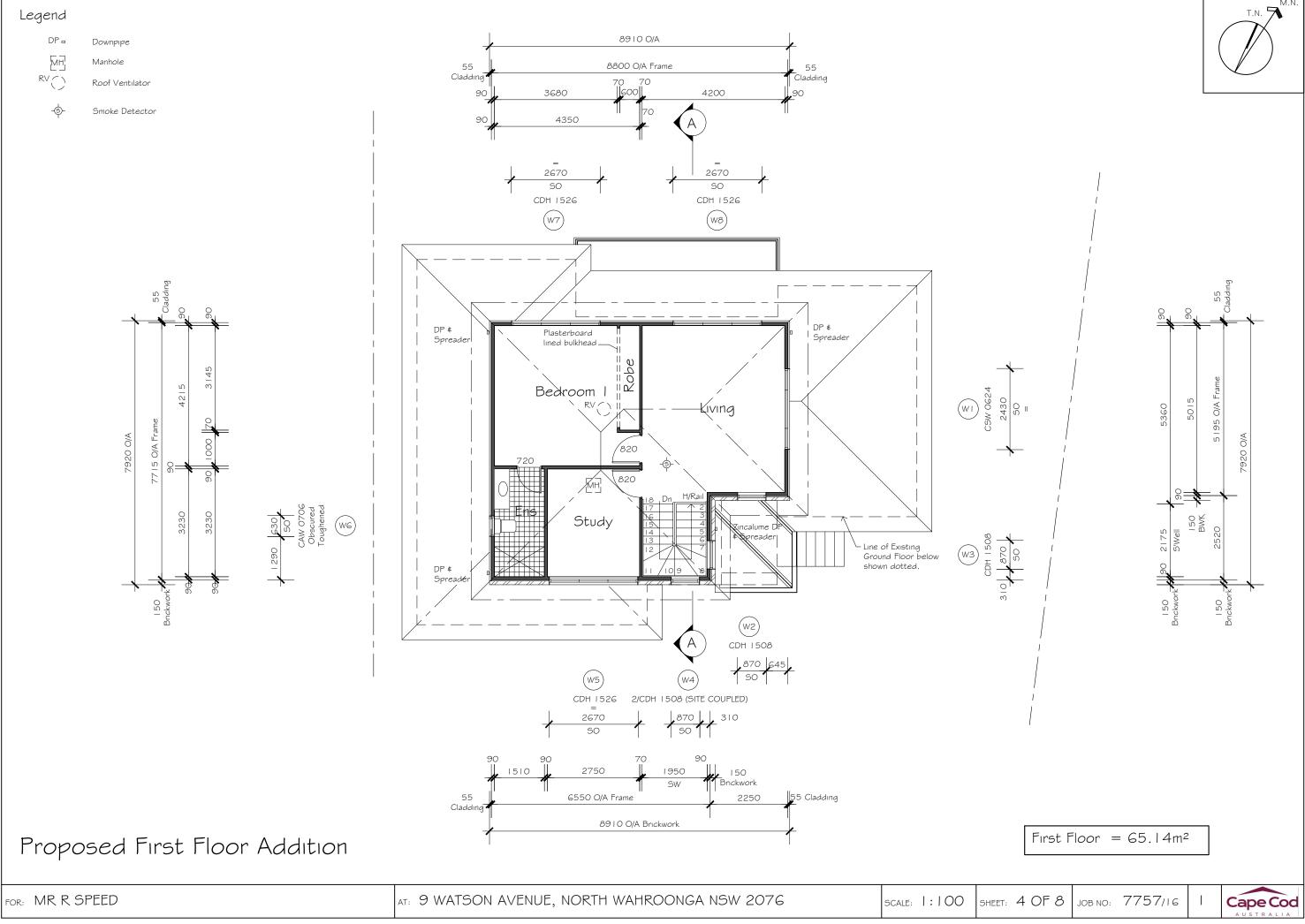


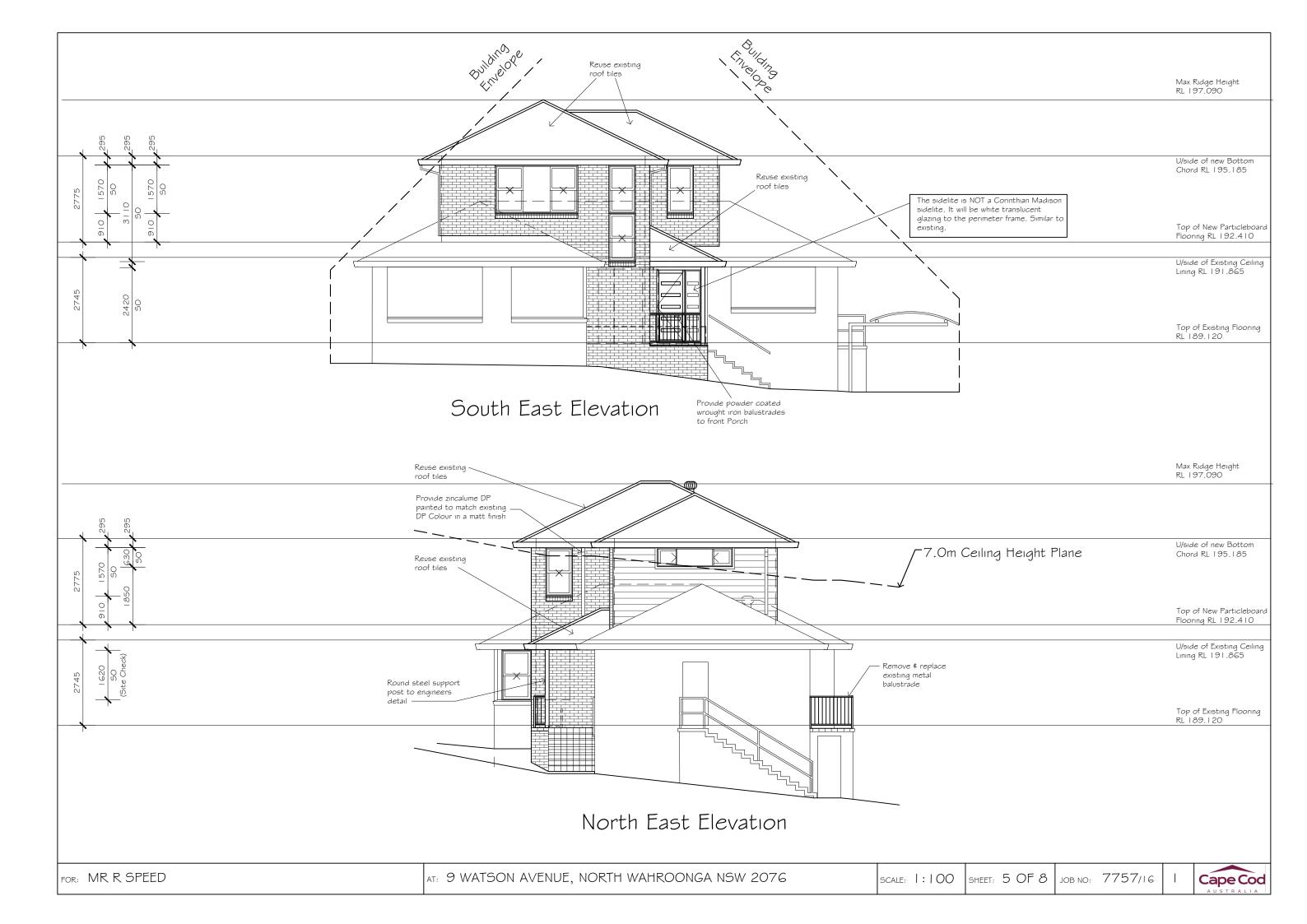


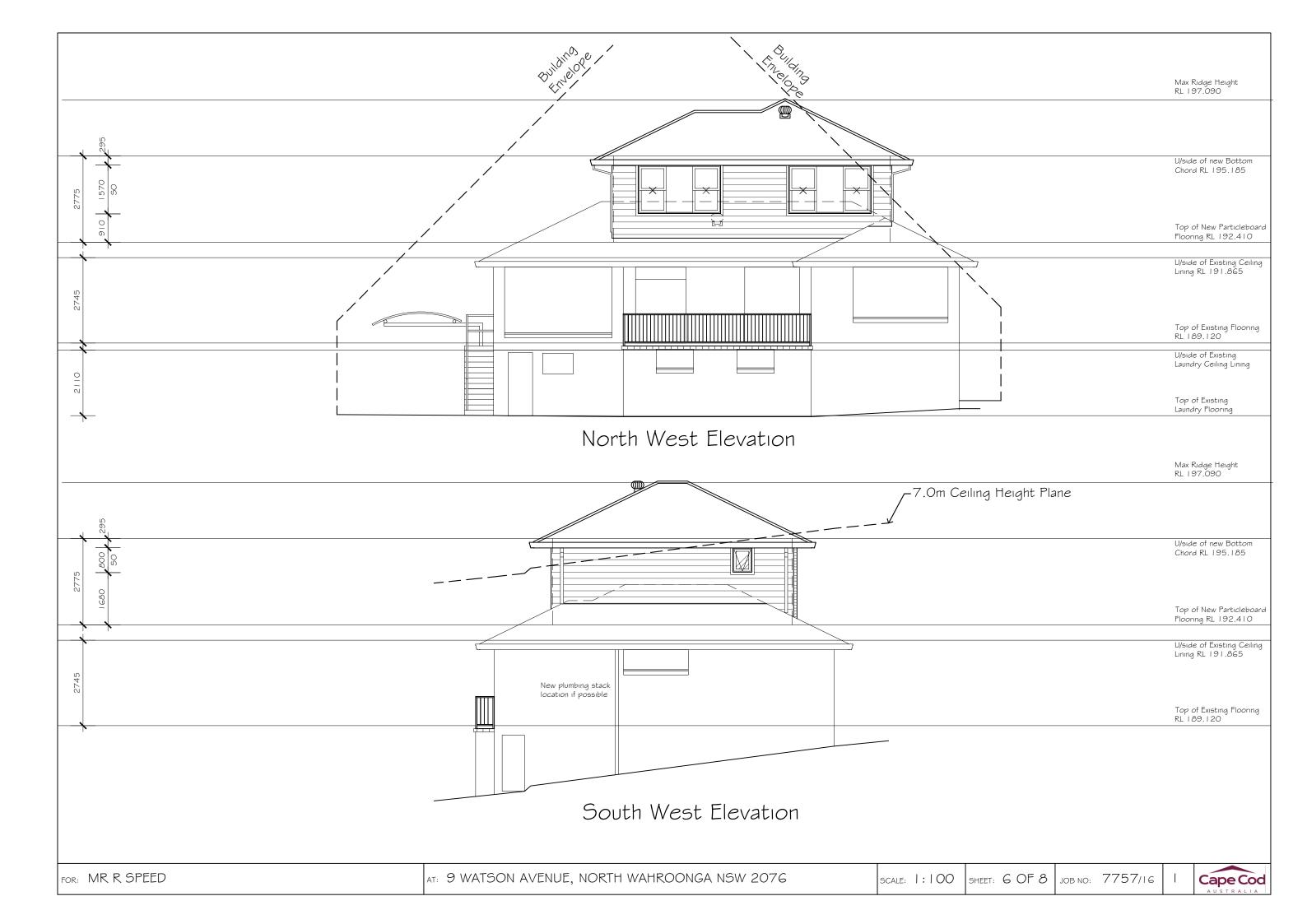
AREA:961.1m2 (By Title)

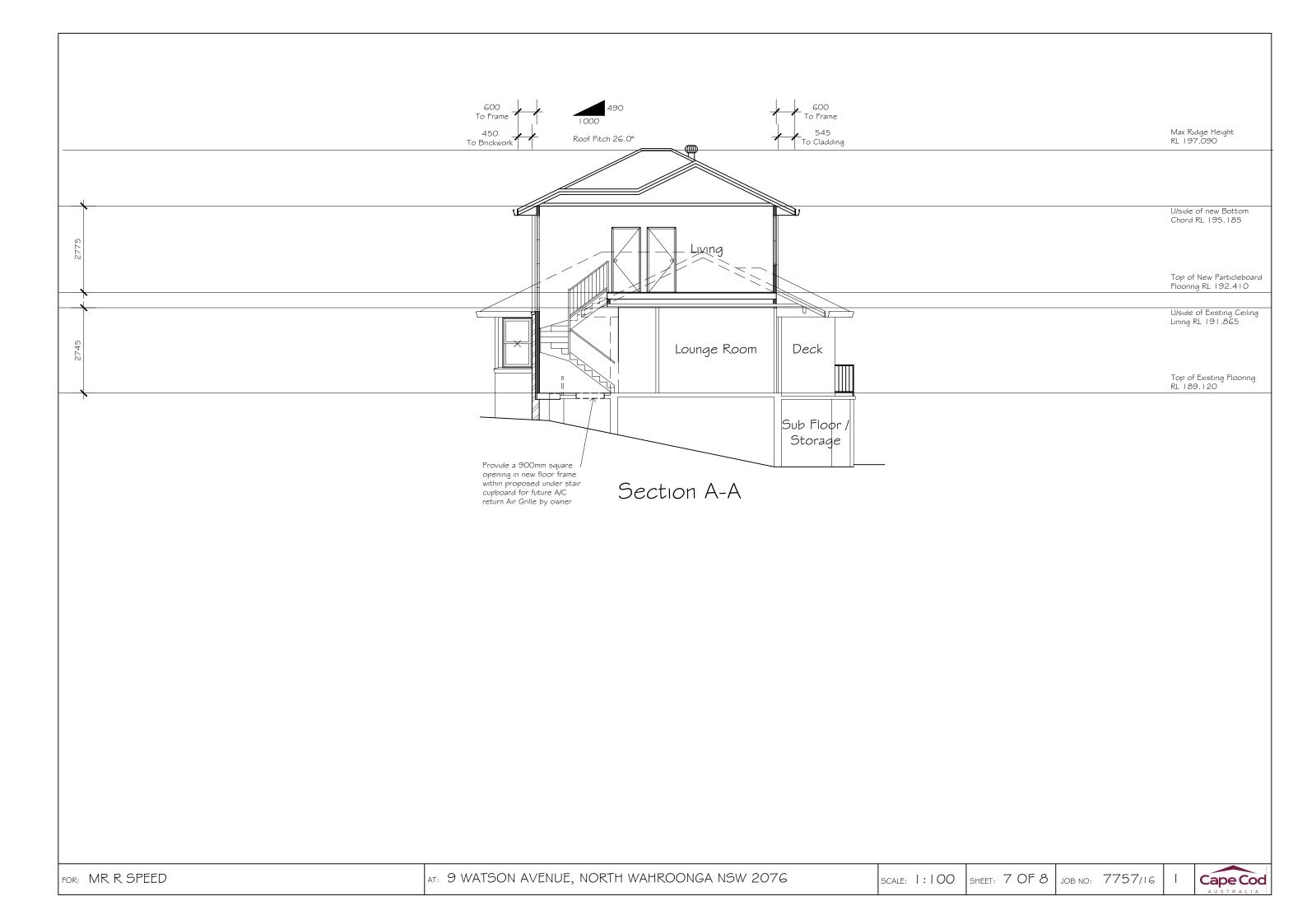
:967.4m² (By Calc)











WINDOW SCHED	ULE (BASIX A2540	006)		CLIENT					TIMBER WINDOWS	<u>:</u>			
STANDARD NOTES:		,		LIENI:					TIMBER WINDOWS CLEAR PRIMED INS				
	ARE DRAWN AS VIEWED FROM	OUTSIDE		CLIENT:									
ALL WINDOWS COME WITH "KEYED ALIKE" LOCKS WINDOW OPENINGS NOTED "R" HAVE RESTRICTED OPENINGS TO COMPLY WITH THE		H THE F	BUILDER:DATE:					STANDARD HARDW BRONZE \$ WHITE.	VARE COLOUR	<u>(5</u> : SATIN CHRO	ME, GOLD,	, MAHOGANY	
NCC 3.9.2.5	TED IN TIME INCOMED OF E	MINOS TO COMILET WITH		JUILDLIN,	DAIL				TERRAIN: 3	WIND LOAD:	W 33 N		
	(WI) CSW 0624	COLOUR	GLAZING		SPECIAL NOTES								
	(WI) CSW 0624	MARBLE MIST	SINGLE PYRO LOW-E, (OR	DLYTIC									
F	NE ELEVATION / LIVING	INSECT SCREEN	U-VALUE: 3.9	99,									
	WESTERN RED CEDAR	ALUMINIUM	SHGC: 0.4)										
	SLIDING	FIBREGLASS MESH PEARL WHITE	REVEAL										
	OPEN / FIXED / OPEN												
	(W2) CDH 1508	COLOUR MARBLE MIST	GLAZING		SPECIAL NOTES								
		- IVIARDEL IVIIST	SINGLE CLEAU-VALUE: 5.7					_					
	SE ELEVATION / LIVING	INSECT SCREEN	SHGC: 0.66)										
	WESTERN RED CEDAR	ALUMINIUM FIBREGLASS MESH	REVEAL										
	DOUBLE HUNG OPEN	PEARL WHITE	KLVLAL		_								
		COLOUR	GLAZING		SPECIAL NOTES								
	(W3) CDH 1508	MARBLE MIST	SINGLE PYRC	DLYTIC	NO SCREEN REQUIRED TO WINDOW								
	NE ELEVATION / STAIR		LOW-E, (OR U-VALUE: 3.9	99									
	WESTERN RED CEDAR	INSECT SCREEN	SHGC: 0.4)	<i>JJ</i> ,									
	DOUBLE HUNG		REVEAL		-								
	OPEN												
	(W4) 2/CDH 1508	COLOUR	GLAZING		SPECIAL NOTES								
	(CDH (3008)	MARBLE MIST	SINGLE CLEA										
	SE ELEVATION / STAIR	INSECT SCREEN	U-VALUE: 5.7 SHGC: 0.66										
	WESTERN RED CEDAR	ALUMINIUM											
	DOUBLE HUNG	FIBREGLASS MESH PEARL WHITE	REVEAL										
	OPEN												
	(W5) CDH 1526	COLOUR MARBLE MIST	GLAZING		SPECIAL NOTES								
F		- IVIARDLL IVIIST	SINGLE CLEAU-VALUE: 5.7					_					
	SE ELEVATION / STUDY	INSECT SCREEN	SHGC: 0.66;										
	WESTERN RED CEDAR	ALUMINIUM AMPLIMESH MESH	REVEAL		_								
	DOUBLE HUNG OPEN / FIXED / OPEN	PEARL WHITE	RLVLAL		-								
		COLOUR	GLAZING		SPECIAL NOTES								
	(W6) CAW 0706	MARBLE MIST	OBSCURED,		OT EGINE HOTES								
	SW ELEVATION / ENSUITE		TOUGHENED	, (OR									
	WESTERN RED CEDAR	INSECT SCREEN ALUMINIUM	U-VALUE: 5.7 SHGC: 0.66	/ I ,)									
	AWNING	FIBREGLASS MESH	REVEAL										
	OPEN	PEARL WHITE											
	(W7) CDH 1526	COLOUR	GLAZING		SPECIAL NOTES								
F	W7) CDIT 1326	MARBLE MIST	SINGLE PYRO LOW-E, (OR	DLYTIC	INSECT SCREEN TO BE SCREW FIXED TO WINDOW FRAME								
	NW ELEVATION / BED I	INSECT SCREEN	U-VALUE: 3.9	99,	THIS FLYSCREEN COMPLIES WITH								
	WESTERN RED CEDAR	ALUMINIUM	SHGC: 0.4)		FALL PREVENTION								
	DOUBLE HUNG OPEN / FIXED / OPEN	AMPLIMESH MESH PEARL WHITE	REVEAL		_								
	OF LIN / TIXLD / OF LIN												
	(W8) CDH 1526	COLOUR MARBLE MIST	GLAZING SINGLE PYRO	DISTIC	SPECIAL NOTES								
F	NW ELEVATION / LIVING		LOW-E, (OR					_					
	WESTERN RED CEDAR	INSECT SCREEN	U-VALUE: 3.9 SHGC: 0.4)	99,									
		ALUMINIUM AMPLIMESH MESH	REVEAL		-			_					
	DOUBLE HUNG OPEN / FIXED / OPEN	PEARL WHITE	. \L \ L / \L							\dashv			
	+	COLOUR	GLAZING		SPECIAL NOTES								
	(Special)	MARBLE MIST	SINGLE PYRC	DLYTIC	SITE CHECK, SIZE								
	NE ELEVATION / BED 4	INSECT SCREEN	LOW-E, (OR U-VALUE: 3.9	99.									
	WESTERN RED CEDAR	ALUMINIUM SAFETY	SHGC: 0.4)	2									
	DOUBLE HUNG	GRILLE	REVEAL										
	OPEN	FIBREGLASS MESH PEARL WHITE											
FOR: MR R SPEED)			AT 0	WATSON AVENUE, NORTH WAHR	OONGA NISW/ 201	7 <i>G</i>	COME L. NITG	SHEET: 8 OF 8	100.115	775746		
IUK: IVII\ I\ UI LLL	•			AI: J	WALLANDE, NORTH WALL	CONGA NOW ZO	, _U	SCALE: 1: NTS	DITELI: O OI O	JOR NO:	1 1 0 1 / 16	, ' '	Cape Cod