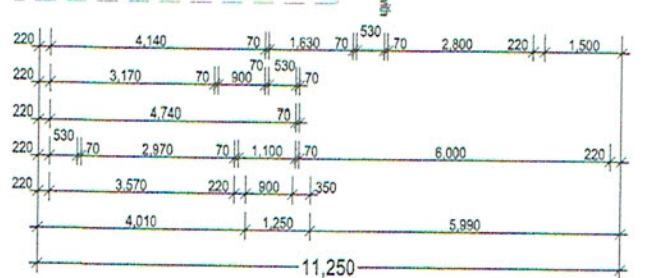
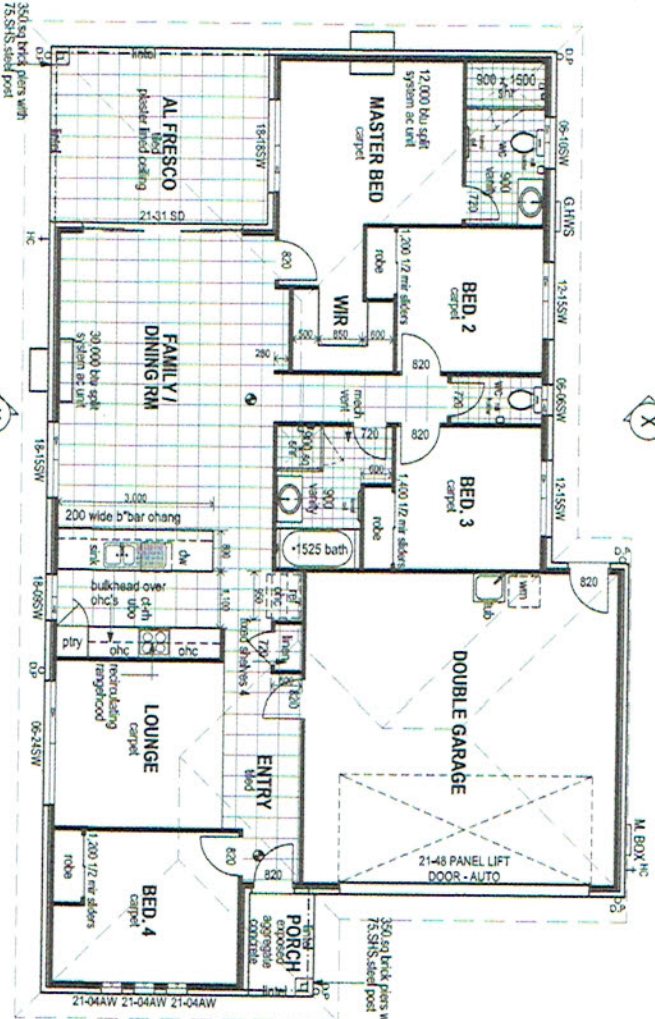
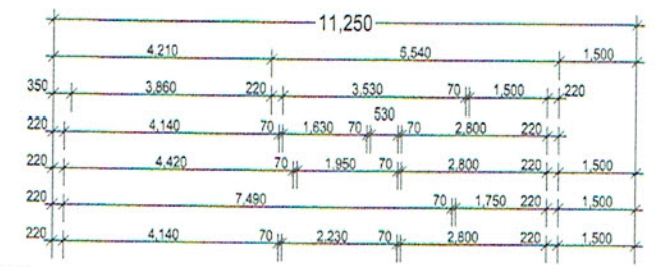
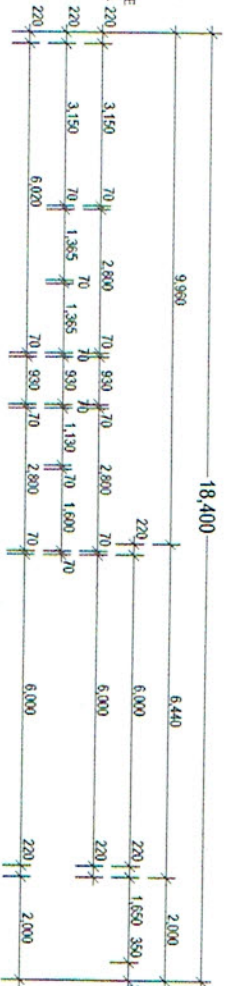


**CONSTRUCTION NOTES:**

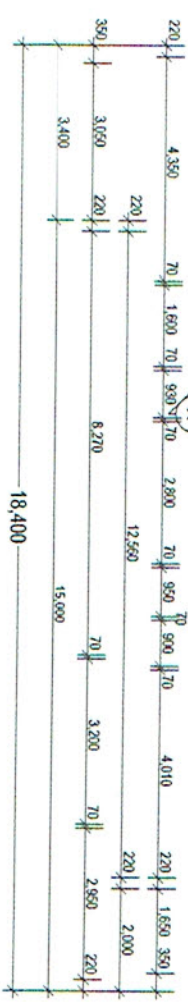
1. EXTERNAL WALLS = 220mm (10mm BRICK 40mm CAVITY - 70mm FRAME)
2. NZ WIND DESIGN SPEED NOMINATED
3. WC DOOR TO HAVE EXTERNAL REMOVABLE HINGES IN ACCORDANCE WITH BOC4-8.3.3 220

**GENERAL NOTES**

1. PROVIDE COLD WATER CONNECTION & G.P.O. TO DSH-WASHER SPACE.
2. VENTILATION TO WC TO BE AGAINST FAN IN ACCORDANCE WITH BOC4-F1.5 & AS-1888.2



**FLOOR PLAN**  
SCALE 1:100



AREAS:	SQ METRES:
LIVING	124.2
GARAGE	39.0
PORCH	2.5
ALFRESCO	14.3
<b>TOTAL =</b>	<b>180.0 m<sup>2</sup></b>

**NOTES**

1. When dimensions take precedence over scale.
2. Builder to verify all dimensions and levels prior to commencement of construction.
3. All external dimensions stated are finish size - excluding finish.
4. The building has been designed in accordance with AS 1984.2 - 2008 Residential Structure Standard.
5. All structural steel to be fixed in accordance with structural engineers drawings & details.
6. All structural steel to comply with AS 1313 BSA V12.
7. All structural steel to comply with AS 15.5 BSA V12.
8. Structural steel to comply with AS 15.5 BSA V12.
9. Structural steel to comply with AS 15.5 BSA V12.
10. Structural steel to comply with AS 15.5 BSA V12.
11. Structural steel to comply with AS 15.5 BSA V12.
12. Structural steel to comply with AS 15.5 BSA V12.
13. Structural steel to comply with AS 15.5 BSA V12.
14. Structural steel to comply with AS 15.5 BSA V12.
15. Structural steel to comply with AS 15.5 BSA V12.

**PLAN LEGEND**

- at = above floor level
- bl = below floor level
- ce = ceiling
- cl = ceiling
- co = concrete
- cu = concrete
- dc = downpipe
- dp = downpipe
- dr = drainage
- dw = downpipe
- ex = external
- fl = finished
- fr = finished
- gr = garden
- hd = head
- ht = height
- in = in
- is = in situ
- lt = level
- me = measure
- ml = measure
- ms = measure
- nc = not connected
- of = over
- on = on
- or = or
- pl = plaster
- pr = plaster
- ps = plaster
- pt = plaster
- ra = render
- rd = render
- re = render
- rf = render
- rl = render
- ro = render
- rs = render
- rt = render
- ru = render
- rv = render
- rw = render
- rx = render
- ry = render
- rz = render
- sa = sand
- sb = sand
- sc = sand
- sd = sand
- se = sand
- sf = sand
- sg = sand
- sh = sand
- si = sand
- sj = sand
- sk = sand
- sl = sand
- sm = sand
- sn = sand
- so = sand
- sp = sand
- sq = sand
- sr = sand
- ss = sand
- st = sand
- su = sand
- sv = sand
- sw = sand
- sx = sand
- sy = sand
- sz = sand
- ta = tile
- tb = tile
- tc = tile
- td = tile
- te = tile
- tf = tile
- tg = tile
- th = tile
- ti = tile
- tj = tile
- tk = tile
- tl = tile
- tm = tile
- tn = tile
- to = tile
- tp = tile
- tr = tile
- ts = tile
- tt = tile
- tu = tile
- tv = tile
- tw = tile
- tx = tile
- ty = tile
- tz = tile
- ua = unit
- ub = unit
- uc = unit
- ud = unit
- ue = unit
- uf = unit
- ug = unit
- uh = unit
- ui = unit
- uj = unit
- uk = unit
- ul = unit
- um = unit
- un = unit
- uo = unit
- up = unit
- uq = unit
- ur = unit
- us = unit
- ut = unit
- uu = unit
- uv = unit
- uw = unit
- ux = unit
- uy = unit
- uz = unit
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- vb = valve
- vc = valve
- vd = valve
- ve = valve
- vf = valve
- vg = valve
- vh = valve
- vi = valve
- vj = valve
- vk = valve
- vl = valve
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- wb = wall
- wc = wall
- wd = wall
- we = wall
- wf = wall
- wg = wall
- wh = wall
- wi = wall
- wj = wall
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- wl = wall
- wm = wall
- wn = wall
- wo = wall
- wp = wall
- wq = wall
- wr = wall
- ws = wall
- wt = wall
- wu = wall
- wv = wall
- ww = wall
- wx = wall
- wy = wall
- wz = wall
- xa = window
- xb = window
- xc = window
- xd = window
- xe = window
- xf = window
- yg = window
- yh = window
- yi = window
- yj = window
- yk = window
- yl = window
- ym = window
- yn = window
- yo = window
- yp = window
- yq = window
- yr = window
- ys = window
- yt = window
- yu = window
- yv = window
- yw = window
- yx = window
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- yz = window
- za = zone
- zb = zone
- zc = zone
- zd = zone
- ze = zone
- zf = zone
- zg = zone
- zh = zone
- zi = zone
- zj = zone
- zk = zone
- zl = zone
- zm = zone
- zn = zone
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- zq = zone
- zr = zone
- zs = zone
- zt = zone
- zu = zone
- zv = zone
- zw = zone
- zx = zone
- zy = zone
- zz = zone

**PLEASE READ CAREFULLY**

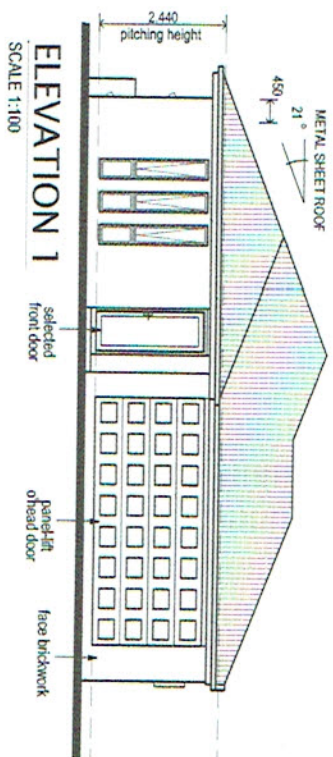
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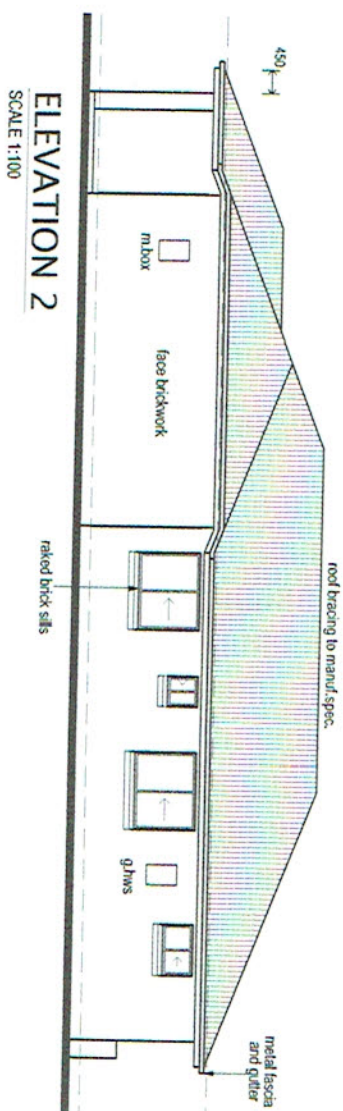
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15/3160HIA  
2 of 04

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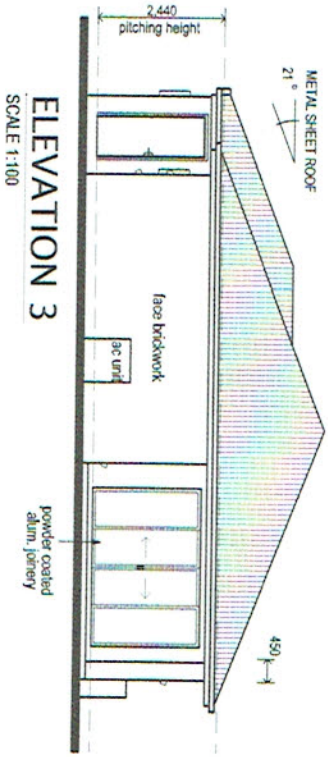
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JOB NO: 15/3160HIA  
SHEET: 2 of 04  
PRELIM ISSUE 3 - 02/04/15



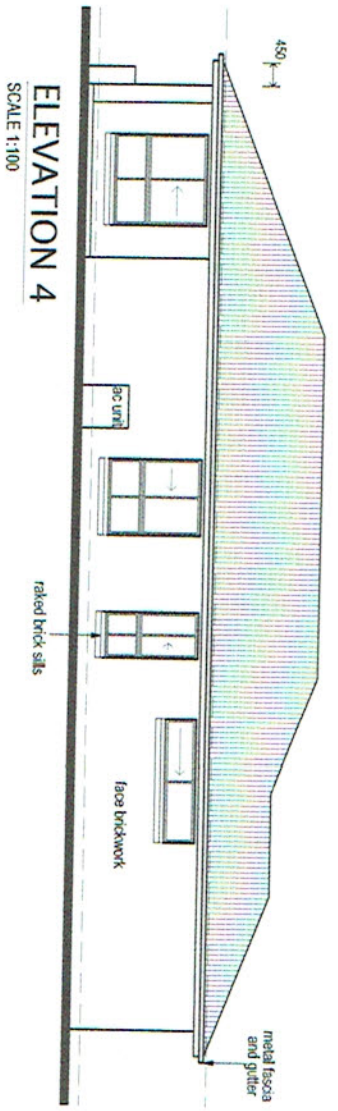
ELEVATION 1  
SCALE 1:100



ELEVATION 2  
SCALE 1:100



ELEVATION 3  
SCALE 1:100



ELEVATION 4  
SCALE 1:100



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www.21stcenturygroup.com.au

NOTES

1. Verify dimensions take precedence over scale.
2. Refer to every detail for construction details.
3. All work to be done in accordance with the current code of construction.
4. This set of drawings is based on the site plan - including topography.
5. This set of drawings is based on the site plan - including topography.
6. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
7. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
8. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
9. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
10. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
11. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
12. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
13. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
14. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).
15. All work to be done in accordance with AS 1984.2 - 2006 (Preventive fire protection).

MAIN LEGEND

- al = aluminium
- br = brick
- ca = concrete
- cl = cladding
- co = concrete
- cs = concrete
- dc = drainage
- ds = drainage
- gl = glazing
- gr = gutter
- hd = handrail
- hc = handrail
- hl = handrail
- hr = handrail
- hw = handrail
- is = insulation
- jc = joint
- js = joint
- ks = kerf
- lc = lintel
- li = lintel
- ls = lintel
- lt = lintel
- lu = lintel
- lv = lintel
- lw = lintel
- lx = lintel
- ly = lintel
- lz = lintel

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