

DEVELOPMENT SUMMARY	
SITE AREA:	3868m ²
SITE COVERAGE:	1334m ² (34%)
PERMEABLE AREA:	1297m ² (33%)
GARDEN AREA:	1411m ² (36%)
NUMBER OF DWELLINGS:	17 Townhouses
CARSPACES:	34
PERMITS:	2000 L.T. RAINWATER TANK: INSPECTED DWELLINGS SHALL HAVE STORMWATER COLLECTION TANKS FOR SYSTEM WATER RE-USE (MIN: 2000 LITRES)
AREA SCHEDULE:	
DWELLING 1:	GROUND FLOOR (INC GARAGE): 94m ² FIRST FLOOR: 85m ² TOTAL = 179m ² (19.25Q)
COURTYARD (SPOS): 33m ² PRIVATE OPEN SPACE: 57m ²	
DWELLING 2:	GROUND FLOOR (INC GARAGE): 71m ² FIRST FLOOR: 66m ² TOTAL = 137m ² (14.75Q)
COURTYARD (SPOS): 34m ² PRIVATE OPEN SPACE: 79m ²	
DWELLING 3:	GROUND FLOOR (INC GARAGE): 103m ² FIRST FLOOR: 85m ² TOTAL = 188m ² (20.25Q)
COURTYARD (SPOS): 30m ² PRIVATE OPEN SPACE: 139m ²	
DWELLING 4:	GROUND FLOOR (INC GARAGE): 80m ² FIRST FLOOR: 79m ² TOTAL = 159m ² (16.45Q)
COURTYARD (SPOS): 36m ² PRIVATE OPEN SPACE: 129m ²	
DWELLING 5:	GROUND FLOOR (INC GARAGE): 87m ² FIRST FLOOR: 76m ² TOTAL = 163m ² (17.55Q)
COURTYARD (SPOS): 41m ² PRIVATE OPEN SPACE: 45m ²	
DWELLING 6:	GROUND FLOOR (INC GARAGE): 88m ² FIRST FLOOR: 74m ² TOTAL = 162m ² (17.25Q)
COURTYARD (SPOS): 42m ² PRIVATE OPEN SPACE: 46m ²	
DWELLING 7:	GROUND FLOOR (INC GARAGE): 88m ² FIRST FLOOR: 78m ² TOTAL = 166m ² (17.65Q)
COURTYARD (SPOS): 46m ² PRIVATE OPEN SPACE: 50m ²	
DWELLING 8:	GROUND FLOOR (INC GARAGE): 88m ² FIRST FLOOR: 76m ² TOTAL = 164m ² (17.65Q)
COURTYARD (SPOS): 50m ² PRIVATE OPEN SPACE: 55m ²	
DWELLING 9:	GROUND FLOOR (INC GARAGE): 88m ² FIRST FLOOR: 79m ² TOTAL = 167m ² (17.85Q)
COURTYARD (SPOS): 54m ² PRIVATE OPEN SPACE: 59m ²	
DWELLING 10:	GROUND FLOOR (INC GARAGE): 88m ² FIRST FLOOR: 75m ² TOTAL = 163m ² (17.55Q)
COURTYARD (SPOS): 58m ² PRIVATE OPEN SPACE: 100m ²	
DWELLING 11:	GROUND FLOOR (INC GARAGE): 65m ² FIRST FLOOR: 59m ² TOTAL = 124m ² (13.35Q)
COURTYARD (SPOS): 35m ²	
DWELLING 12:	GROUND FLOOR (INC GARAGE): 79m ² FIRST FLOOR: 72m ² TOTAL = 151m ² (16.25Q)
COURTYARD (SPOS): 42m ²	
DWELLING 13:	GROUND FLOOR (INC GARAGE): 99m ² FIRST FLOOR: 80m ² TOTAL = 179m ² (19.25Q)
COURTYARD (SPOS): 40m ²	
DWELLING 14:	GROUND FLOOR (INC GARAGE): 99m ² FIRST FLOOR: 82m ² TOTAL = 181m ² (19.45Q)
COURTYARD (SPOS): 40m ²	
DWELLING 15:	GROUND FLOOR (INC GARAGE): 87m ² FIRST FLOOR: 72m ² TOTAL = 159m ² (17.15Q)
COURTYARD (SPOS): 40m ² PRIVATE OPEN SPACE: 63m ²	
DWELLING 16:	GROUND FLOOR (INC GARAGE): 87m ² FIRST FLOOR: 72m ² TOTAL = 159m ² (17.15Q)
COURTYARD (SPOS): 66m ² PRIVATE OPEN SPACE: 80m ²	
DWELLING 17:	GROUND FLOOR (INC GARAGE): 118m ² FIRST FLOOR: 81m ² TOTAL = 199m ² (21.45Q)
COURTYARD (SPOS): 140m ² PRIVATE OPEN SPACE: 159m ²	

DOUBLE GLAZING NOTE:
DOUBLE GLAZING TO BE PROVIDED TO ALL HABITABLE ROOMS AS OUTLINED IN THE ACCOMPANIED BESS ASSESSMENT

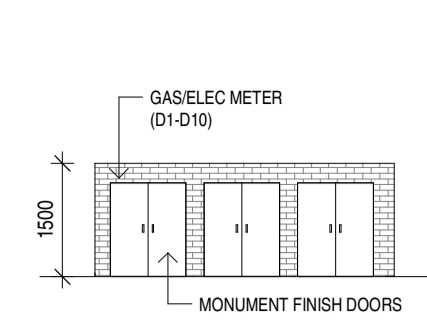
NOTE:
THE BUILDER TO COMPLETE ALL FIBRE CABLE ENTRY WORK IN ACCORDANCE WITH OPTICOMM GUIDELINES

NOTE:
INTERNAL BEDROOM NOISE LEVELS WILL NOT EXCEED 65 dB L_{max} AND 40 dB L_{avg} 9h FOR THE NIGHT PERIOD FROM 10PM TO 6AM

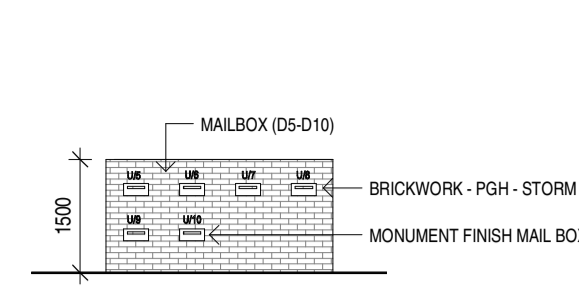
NOTE:
BUILDER TO CHECK ALL SURFACE LEVELS TO SECONDARY STREET SIDE BETWEEN HOUSE AND FENCE/FOOTPATH TO MAKE SURE THAT THERE IS NO OVERLOOKING, OR ACCESS ISSUES FOR CUSTOMERS

NOTE:
BL - BOLLARD LIGHTING

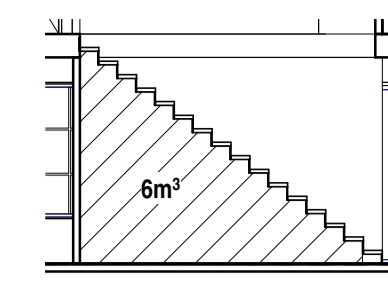
NOTE:
INTERNAL FENCE: NEW 2.0M HIGH PALINGS



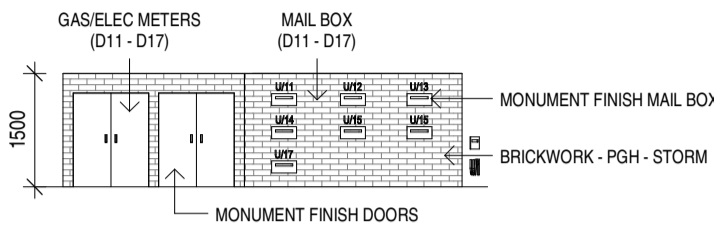
GAS/ELEC METER DETAILS (D1-D10)
SCALE: 1 : 100



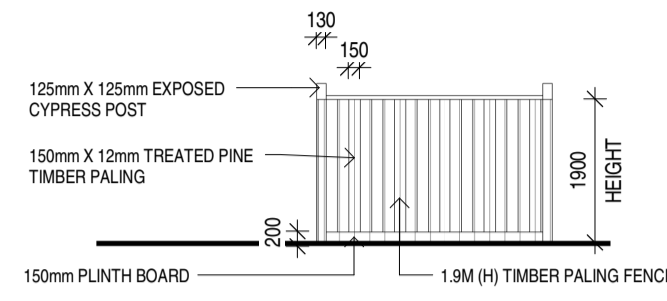
MAIL BOX DETAIL (D5-D10)
SCALE: 1 : 100



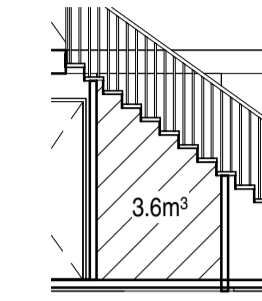
STORAGE UNDER STAIRS - D3
SCALE: 1 : 100



D11-D17 GAS/ELEC & MAIL BOX DETAIL
SCALE: 1 : 100

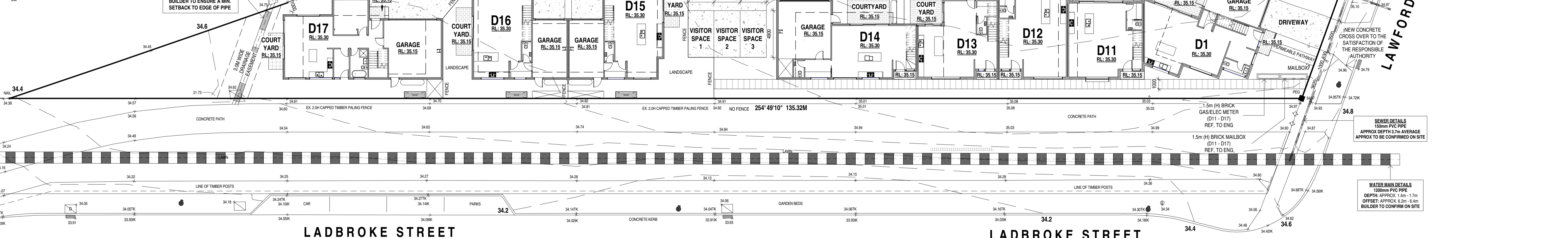


TIMBER PALING FENCE
SCALE: 1 : 100



STORAGE UNDER STAIRS D5-D9
SCALE: 1 : 100

- SYMBOL LEGEND:**
- SA SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING
 - EF EXHAUST FAN (SELF CLOSING)
EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHAFT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH 3.8.7.4
 - EF EXHAUST FAN FLOW RATE:
25 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
40 L/s FOR A KITCHEN OR LAUNDRY
 - ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CHALKING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCES. ARTICULATION JOINT TO HAVE A 10mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
 - ELEC ELECTRIC METER BOX
 - HWS GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
 - DP 75MM DIA DOWNPIPES AT 12.0M MAX. CTS.
 - DPS 75MM DIA DOWNPIPES & SPREADER
 - RWHDP 75MM DIA DOWNPIPE & RAINWATER HEAD
 - AC AIR CONDITIONING UNIT
 - SP SOLAR PANELS - FLUSH MOUNTED SYSTEM
 - WB WHIRLY BIRDS
 - BL BOLLARD LIGHTS
 - SB ELECTRICAL SWITCH BOARD (FUSE BOX)



SITE PLAN
SCALE: 1 : 200



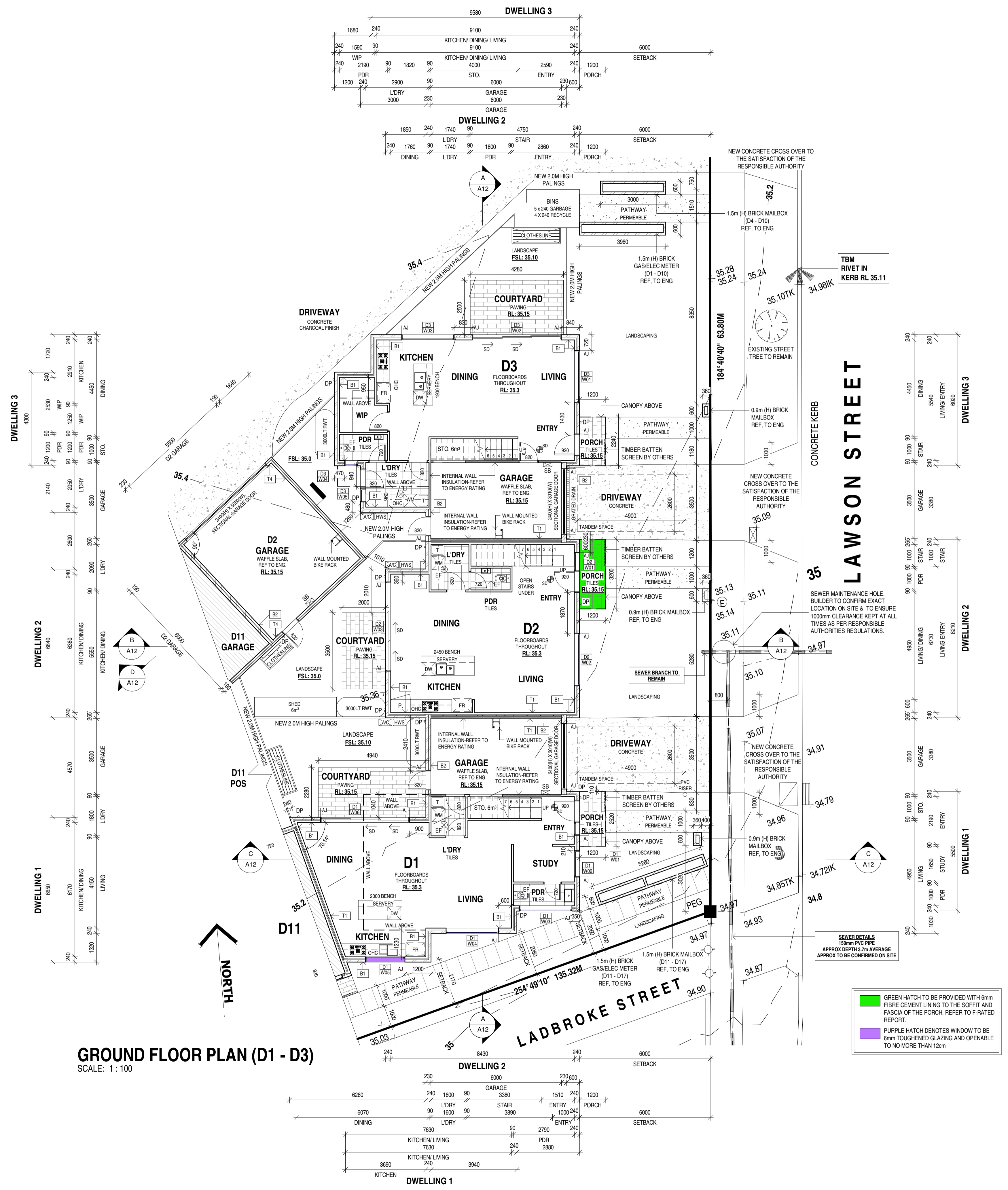
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No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

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PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100@A1/ 1:200 @A3
CHECKED BY		ISSUE	FOR CONSTRUCTION

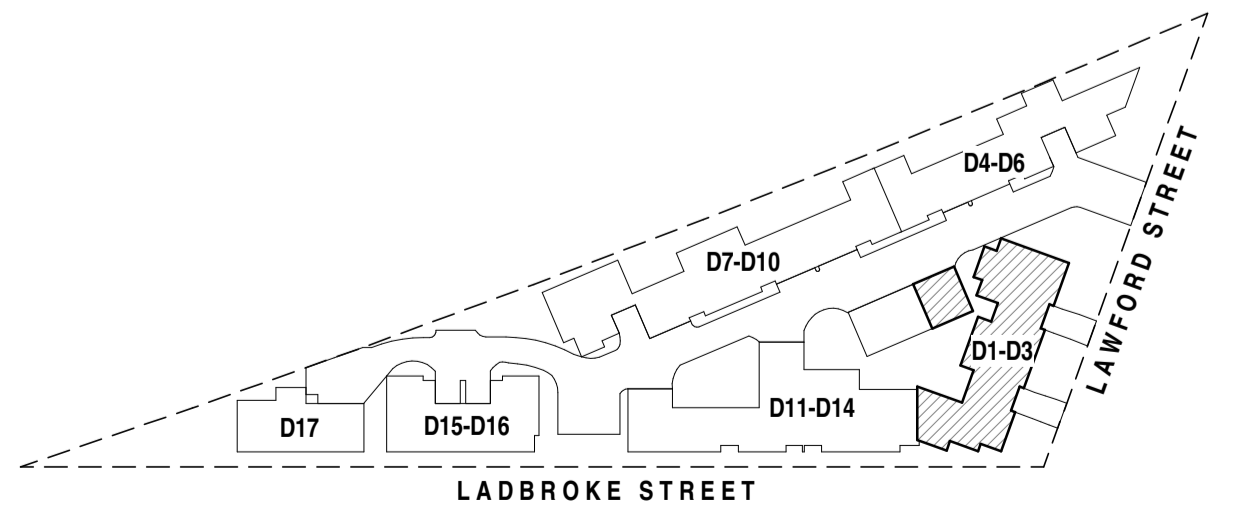
LOT AS, LAWFORD ST, TRUGANINA	REVISION	SHEET No.
17 TOWNHOUSES	C	A01



GROUND FLOOR PLAN (D1 - D3)
 SCALE: 1 : 100

- WALL TYPE SCHEDULE**
 REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS
- B1** 240MM BRICK VENEER EXTERNAL WALL CONSTRUCTION:
 A. EXTERNAL FACE
 1 X 230 X 110 X 75 CLAY BRICK;
 B. 40MM CAVITY;
 C. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 7 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY;
 E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 - MIN. FRL 690R09
 - REFER TO ENERGY RATING REPORT.
 - B2** 230MM DOUBLE BRICK WALL CONSTRUCTION:
 A. EXTERNAL FACE
 1 X 230 X 110 X 75 CLAY BRICK;
 B. 10MM CAVITY;
 C. 1 X 230 X 110 X 75 CLAY BRICK;
 - MIN. FRL 690R09
 - T1** CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
 A. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING;
 B. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL H-STUDS AT 600MM MAXIMUM CENTRES;
 E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 F. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 G. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING;
 - DISCONTINUOUS CONSTRUCTION. PKA PREDICTOR V16;
 - RW/RW + CTR = 65.0; FRL 690R09 (FROM BOTH SIDES);
 - D11 - D17. MIN. THICKNESS 380MM INCLUDING INTERNAL LINING
 - REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE. FIRE, ACOUSTIC & THERMAL.
 - T2** 90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDEROED NRG GREENBOARD
 FOLLY STRENGTHENED ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 7 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.;
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 - T3** 90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. VERTICAL WEATHEREX CLADDING 300MM DIRECT FIX
 REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 7 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.;
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 - T4** 200MM HEBEL POWERPANEL-XL WALLS:
 A. 75MM THICK HEBEL POWERPANEL-XL ON 38MM HEBEL TOP HATS.
 REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 7 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.;
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 HEBEL SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
 BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.

- SYMBOL LEGEND:**
- ☼ SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING
 - ☼ EXHAUST FAN (SELF CLOSING)
 EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHAFT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH 3.8.7.4
 - ☼ EXHAUST FAN FLOW RATE:
 - 25 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
 - 40 L/s FOR A KITCHEN OR LAUNDRY
 - ☼ ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CALKING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCIES. ARTICULATION JOINT TO HAVE A 15mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
 - ELEC ELECTRIC METER BOX
 - HWS GAS INSTANTANEOUS HOT WATER SYSTEM. REFER TO SPECIFICATION AND INSTALLATION DETAILS
 - DP 75MM DIA DOWNPIPES AT 120MM MAX. CTS.
 - DPS 75MM DIA DOWNPIPES & SPREADER
 - RWHDP 75MM DIA DOWNPIPE & RAINWATER HEAD
 - A/C AIR CONDITIONING UNIT
 - SP SOLAR PANELS - FLUSH MOUNTED SYSTEM
 - ☼ WHIRLY BIRDS
 - BL BOLLARD LIGHTS
 - ☼ ELECTRICAL SWITCH BOARD (FUSE BOX)



No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
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DRAWN BY	VC/ MaM	SCALE	1:100@A1/ 1:200 @A3
CHECKED BY	-	ISSUE	FOR CONSTRUCTION

WALL TYPE SCHEDULE

REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

B1 140MM BRICK VENEER EXTERNAL WALL CONSTRUCTION:
 1. 120 X 110 X 76 CLAY BRICK;
 2. 40MM CAVITY;
 3. SIGILLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 4. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. (FROM BOTH SIDES);
 5. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 6. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE.
 REFER TO ENERGY RATING REPORT.

B2 230MM - DOUBLE BRICK WALL CONSTRUCTION:
 A. EXTERNAL FACE:
 1. X 230 X 110 X 76 CLAY BRICK;
 B. 10MM CAVITY;
 C. 1 X 230 X 110 X 76 CLAY BRICK;
 MIN. FRL: 0.00/0.00
 REFER TO ENERGY RATING REPORT.

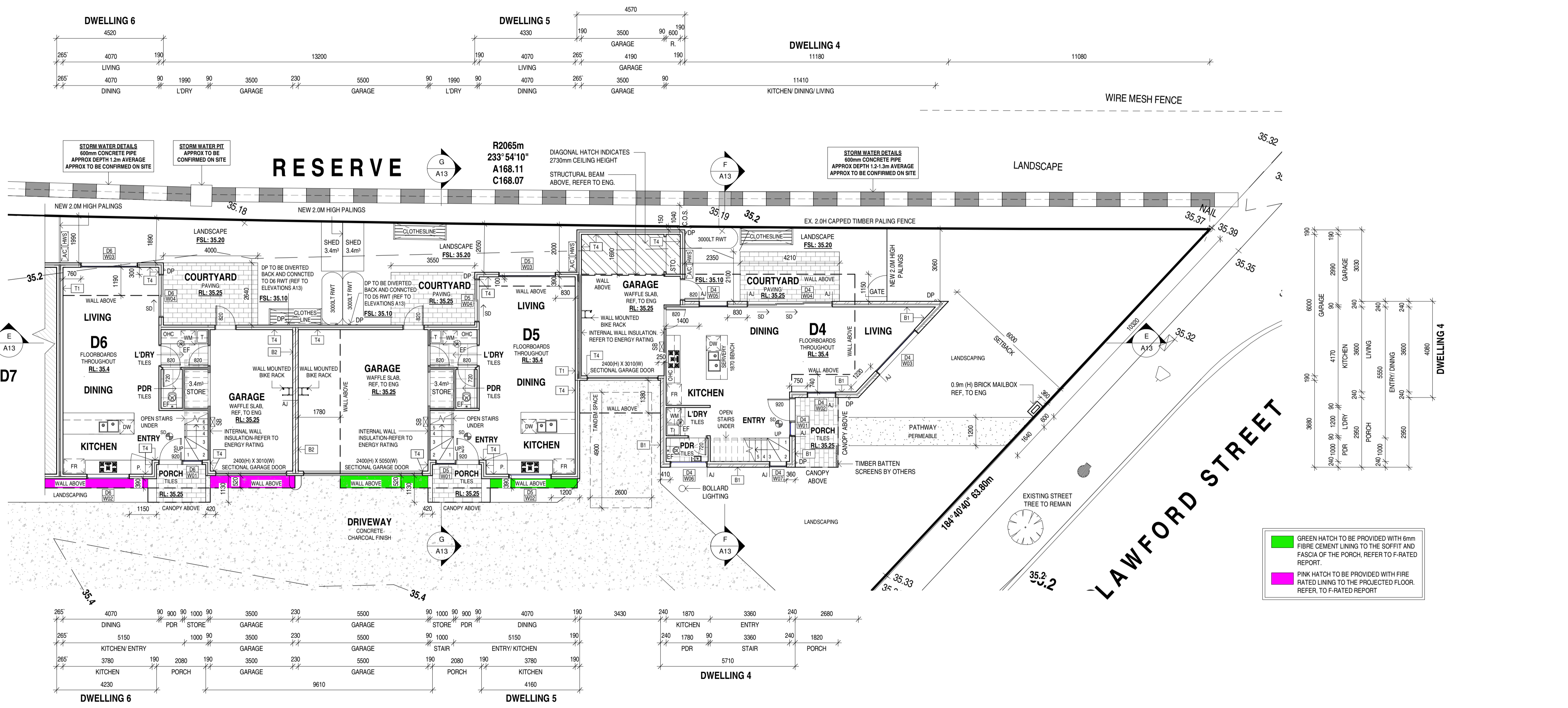
T1 CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
 A. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING;
 B. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTIS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
 E. 90 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 F. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTIS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 G. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING;
 H. DISCONTINUOUS CONSTRUCTION. PNA PROTECTOR V16;
 I. -R/W/RW + CTR = 6553, FRL: 60/60/60 (FROM BOTH SIDES);
 J. -E/WFA 45743, MIN. THICKNESS 265MM INCLUDING INTERNAL LINING;
 K. REFER TO CSR2405 GYPROCK THE RED BOOK BOOK 1 DESIGN GUIDE. FPE, ACOUSTIC & THERMAL.
 MIN. FRL: 0.00/0.00
 REFER TO ENERGY RATING REPORT.

T2 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED NRG GREENBOARD POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. ISULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 REFER TO CSR2405 GYPROCK THE RED BOOK BOOK 1 DESIGN GUIDE. FPE, ACOUSTIC & THERMAL.
 MIN. FRL: 0.00/0.00
 REFER TO ENERGY RATING REPORT.

T3 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. VERTICAL WEATHEREX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. ISULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 REFER TO CSR2405 GYPROCK THE RED BOOK BOOK 1 DESIGN GUIDE. FPE, ACOUSTIC & THERMAL.
 MIN. FRL: 0.00/0.00
 REFER TO ENERGY RATING REPORT.

T4 90MM - HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. 75MM THICK HEBEL POWERPANEL XL ON 35MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. ISULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
 BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.

- SYMBOL LEGEND:**
- SA SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITH BUILDING.
 - EF EXHAUST FAN (SELF CLOSING)
 EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHUNT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH S8.7.4
 - EF EXHAUST FAN FLOW RATE
 - 25 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
 - 40 L/s FOR A KITCHEN OR LAUNDRY
 - ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CAULKING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCIES. ARTICULATION JOINT TO HAVE A 10mm GAP WHEN LOCKED ON THE SIDE OF A WINDOW
 - ELEC ELECTRIC METER BOX
 - HWS GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
 - DP 75MM DIA DOWNPIPES AT 120MM MAX. CTS.
 - DPS 75MM DIA DOWNPIPES & SPREADER
 - RWH-OP 75MM DIA DOWNPIPE & RAINWATER HEAD
 - AC AIR CONDITIONING UNIT
 - SP SOLAR PANELS - FLUSH MOUNTED SYSTEM
 - WB WHIRLY BIRDS
 - BL BOLLARD LIGHTS
 - SB ELECTRICAL SWITCH BOARD (FUSE BOX)



GROUND FLOOR PLAN (D4 - D6)
 SCALE: 1 : 100

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A	PRELIM SET TO BS	29/08/2022
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PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100 @A1/ 1:200 @A3
CHECKED BY	-	ISSUE	FOR CONSTRUCTION

LOT AS, LAWFORD ST, TRUGANINA	REVISION	SHEET No.
17 TOWNHOUSES	C	A03

WALL TYPE SCHEDULE

REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

B1 140MM BRICK VENEER EXTERNAL WALL CONSTRUCTION:
 REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS
 1. 1 X 230 X 110 X 75 CLAY BRICK
 2. 10MM CAVITY
 3. SIGMATION DR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 4. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1500MM CTS. MAX. AND HORIZONTALLY.
 5. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 6. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE.
 7. REFER TO ENERGY RATING REPORT.

B2 230MM DOUBLE BRICK WALL CONSTRUCTION:
 A. EXTERNAL FACE
 1. X 230 X 110 X 75 CLAY BRICK
 B. 10MM CAVITY
 C. 1 X 230 X 110 X 75 CLAY BRICK
 7. REFER TO ENERGY RATING REPORT.

T1 CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
 A. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING
 B. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS.
 C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL.
 D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES.
 E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL.
 F. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS.
 G. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING.
 H. DISCONTINUOUS CONSTRUCTION. PNA PROXIMITY V16.
 I. -R1W1W + CTR = 65S3, FRL: 60/60/90 (FROM BOTH SIDES).
 J. -E/WFA 4743, MIN. THICKNESS 265MM INCLUDING INTERNAL LINING.
 K. REFER TO CSR2405 GYPROCK THE RED BOOK - BOOK 1 DESIGN GUIDE, FPE, ACOUSTIC & THERMAL.
 L. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE.
 M. REFER TO ENERGY RATING REPORT.

T2 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED NRG GREENBOARD POLYSTYRENE ON 25MM BATTS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1.
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1500MM CTS. MAX.
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 F. REFER TO ENERGY RATING REPORT.

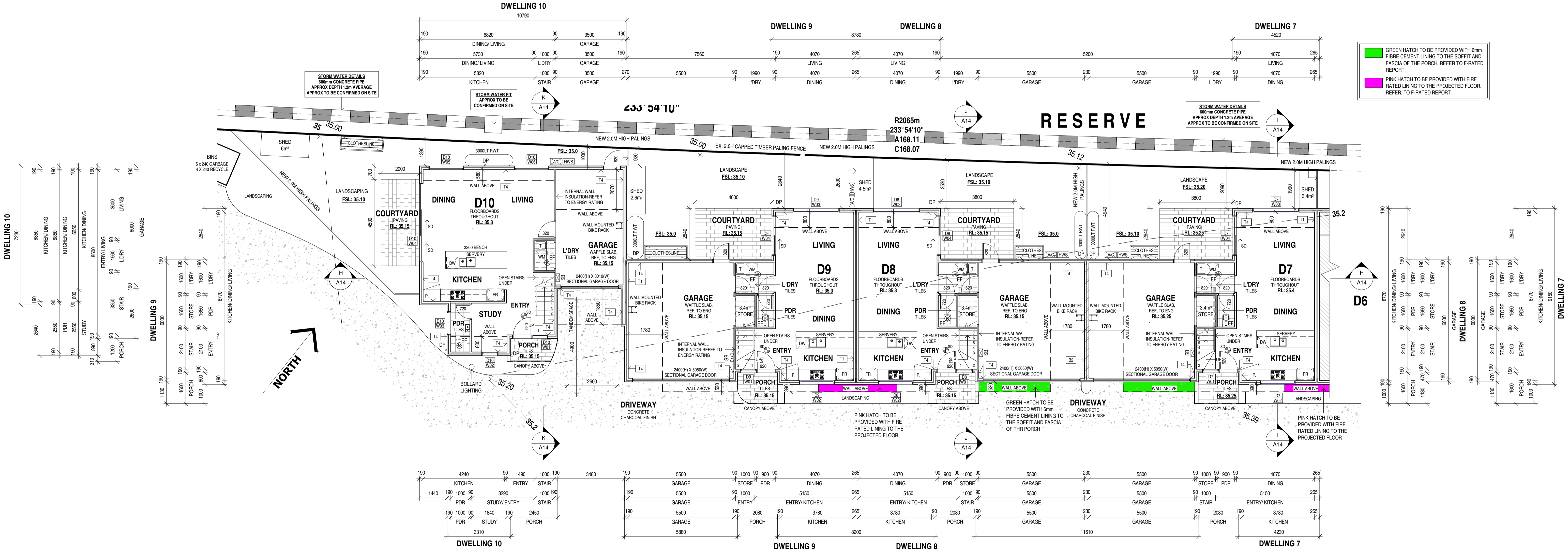
T3 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. VERTICAL WEATHEREX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1.
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1500MM CTS. MAX.
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 F. REFER TO ENERGY RATING REPORT.

T4 90MM - HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. 75MM THICK HEBEL POWERPANEL XL ON 35MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1.
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1500MM CTS. MAX.
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 F. HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
 G. BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.

SYMBOL LEGEND:

- SD SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITH BUILDING
- EF EXHAUST FAN (SELF CLOSING)
EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHUNT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH 5.8.7.4
- EF EXHAUST FAN FLOW RATE
- 45 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
- 40 L/s FOR A KITCHEN OR LAUNDRY
- ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CAULKING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCIES. ARTICULATION JOINT TO HAVE A 10mm GAP WHEN LOCKED ON THE SIDE OF A WINDOW
- ELEC ELECTRIC METER BOX
- HWS GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
- DP 75MM DIA DOWNPIPES AT 12.0M MAX. CTS.
- SP 75MM DIA DOWNPIPES & SPREADER
- DPS 75MM DIA DOWNPIPE & RAINWATER HEAD
- RWH-OP
- AC AIR CONDITIONING UNIT
- SP SOLAR PANELS - FLUSH MOUNTED SYSTEM
- WB WHIRLY BIRDS
- BL BOLLARD LIGHTS
- SB ELECTRICAL SWITCH BOARD (FUSE BOX)

GREEN HATCH TO BE PROVIDED WITH 6mm FIBRE CEMENT LINING TO THE SOFFIT AND FASCIA OF THE PORCH. REFER TO F-RATED REPORT.
 PINK HATCH TO BE PROVIDED WITH FIRE RATED LINING TO THE PROJECTED FLOOR. REFER TO F-RATED REPORT



GROUND FLOOR PLAN (D7 - D10)
 SCALE: 1 : 100



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No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

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PROJECT No. 21-077
 DRAWN BY VC/ MaM
 CHECKED BY -

DATE 27/10/2022
 SCALE 1:100@A1/ 1:200 @A3
 ISSUE FOR CONSTRUCTION

LOT AS, LAWFORD ST, TRUGANINA
 17 TOWNHOUSES

REVISION C
 SHEET No. A04



GROUND FLOOR PLAN (D11 - D14)
 SCALE: 1 : 100

- WALL TYPE SCHEDULE**
 REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS
- B1** 240MM - BRICK VENEER EXTERNAL WALL CONSTRUCTION:
 A. EXTERNAL FACE:
 1 X 230 X 110 X 76 CLAY BRICK;
 B. 40MM CAVITY;
 C. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY;
 E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 -MM. FSL 690060
 -REFER TO ENERGY RATING REPORT.
 - B2** 230MM - DOUBLE BRICK WALL CONSTRUCTION:
 A. EXTERNAL FACE:
 1 X 230 X 110 X 76 CLAY BRICK;
 B. 10MM CAVITY;
 C. 1 X 230 X 110 X 76 CLAY BRICK;
 -MM. FSL 690060
 - T1** CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
 A. 1 X 10MM GYPROCK SUPERIEK PLASTERBOARD LINING;
 B. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL H-STUDS AT 600MM MAXIMUM CENTRES;
 E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 F. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 G. 1 X 10MM GYPROCK SUPERIEK PLASTERBOARD LINING;
 - DISCONTINUOUS CONSTRUCTION. PKA PREDICTOR V16;
 - RW/RW - CTR = 655; FSL 690060 (FROM BOTH SIDES);
 - EPFA 6745. MIN. THICKNESS 38MM INCLUDING INTERNAL LINING
 -REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE. FIRE, ACOUSTIC & THERMAL.
 - T2** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED NRG GREENBOARD
 FOLY STYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
 - T3** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. VERTICAL WEATHER EXTERIOR CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
 - T4** 200MM - HEBEL POWERPANEL-XL WALLS:
 A. 75MM THICK HEBEL POWERPANEL-XL ON 38MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
 HEBEL SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
 BUILDER TO ENSURE ABUTTING INGL MAX. 100MM ABOVE BASE OF PANEL.

- SYMBOL LEGEND:**
- SA SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING
 - EF EXHAUST FAN (SELF CLOSING). EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHUNT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH 9.8.7.4
 - EF EXHAUST FAN FLOW RATE:
 - 25 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
 - 40 L/s FOR A KITCHEN OR LAUNDRY
 - Z ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CALLING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCIES. ARTICULATION JOINT TO HAVE A 15mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
 - ELEC ELECTRIC METER BOX
 - HWS GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
 - DP 75MM DIA DOWNPIPES AT 120MM MAX. CTS.
 - DPS 75MM DIA DOWNPIPES & SPREADER
 - RWHDP 75MM DIA DOWNPIPE & RAINWATER HEAD
 - AC AIR CONDITIONING UNIT
 - SP SOLAR PANELS - FLUSH MOUNTED SYSTEM
 - WB WHIRLY BIRDS
 - BL BOLLARD LIGHTS
 - SB ELECTRICAL SWITCH BOARD (FUSE BOX)

No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

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PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100 @A1/ 1:200 @A3
CHECKED BY	-	ISSUE	FOR CONSTRUCTION

WALL TYPE SCHEDULE

REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

B1 140MM BRICK VENEER EXTERNAL WALL CONSTRUCTION:
 1. 120 X 110 X 75 CLAY BRICK;
 2. 40MM CAVITY;
 3. SIGILLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 4. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. AND HORIZONTALLY;
 5. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 6. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE;
 7. MIN. FRL: 60/60/60;
 8. REFER TO ENERGY RATING REPORT.

B2 230MM - DOUBLE BRICK WALL CONSTRUCTION:
 A. EXTERNAL FACE:
 1. 120 X 110 X 75 CLAY BRICK;
 2. 10MM CAVITY;
 3. 1 X 230 X 110 X 75 CLAY BRICK;
 4. MIN. FRL: 60/60/60

T1 CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
 A. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING;
 B. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTIS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
 E. 90 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 F. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTIS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 G. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING;
 H. DISCONTINUOUS CONSTRUCTION. PHA PROTECTOR V16;
 I. -R/W/RW + CTR = 65/53, FRL: 60/60/60 (FROM BOTH SIDES);
 J. -E/WFA 45/74, MIN. THICKNESS 265MM INCLUDING INTERNAL LINING;
 K. REFER TO CSR2405 GYPROCK THE RED BOOK - BOOK 1 DESIGN GUIDE. FIRE, ACOUSTIC & THERMAL;
 L. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE;
 M. MIN. FRL: 60/60/60;
 N. REFER TO ENERGY RATING REPORT.

T2 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED NRG GREENBOARD POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.

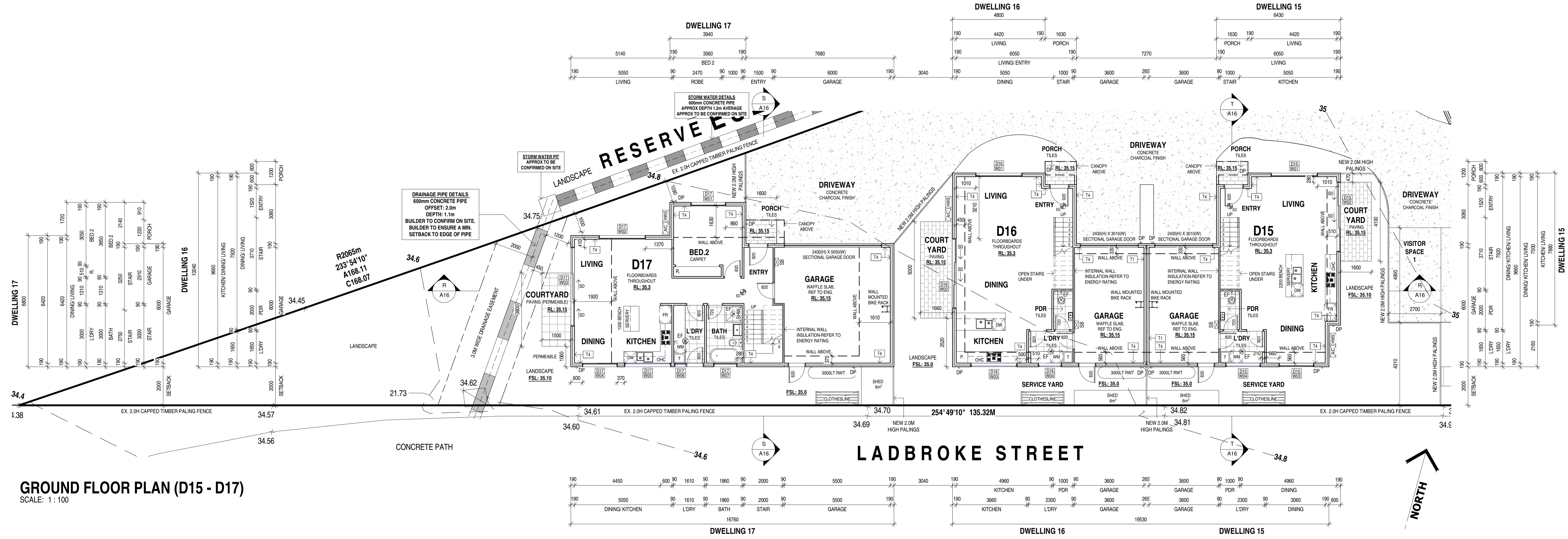
T3 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. VERTICAL WEATHEREX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE

T4 90MM - HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 A. 75MM THICK HEBEL POWERPANEL XL ON 35MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY ASNZS 4200.1;
 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;

HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).

BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.

- SYMBOL LEGEND:**
- SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITH BUILDING.
 - EXHAUST FAN (SELF CLOSING)
EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHIRT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH S3.7.4
 - EXHAUST FAN FLOW RATE
- 25 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
- 40 L/s FOR A KITCHEN OR LAUNDRY
 - ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CAULKING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCIES. ARTICULATION JOINT TO HAVE A 10mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
 - ELECTRIC METER BOX
 - GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
 - 75MM DIA DOWNPIPES AT 12.0M MAX. CTS.
 - 75MM DIA DOWNPIPES & SPREADER
 - 75MM DIA DOWNPIPE & RAINWATER HEAD
 - AIR CONDITIONING UNIT
 - SOLAR PANELS - FLUSH MOUNTED SYSTEM
 - WHIRLY BIRDS
 - BOLLARD LIGHTS
 - ELECTRICAL SWITCH BOARD (FUSE BOX)

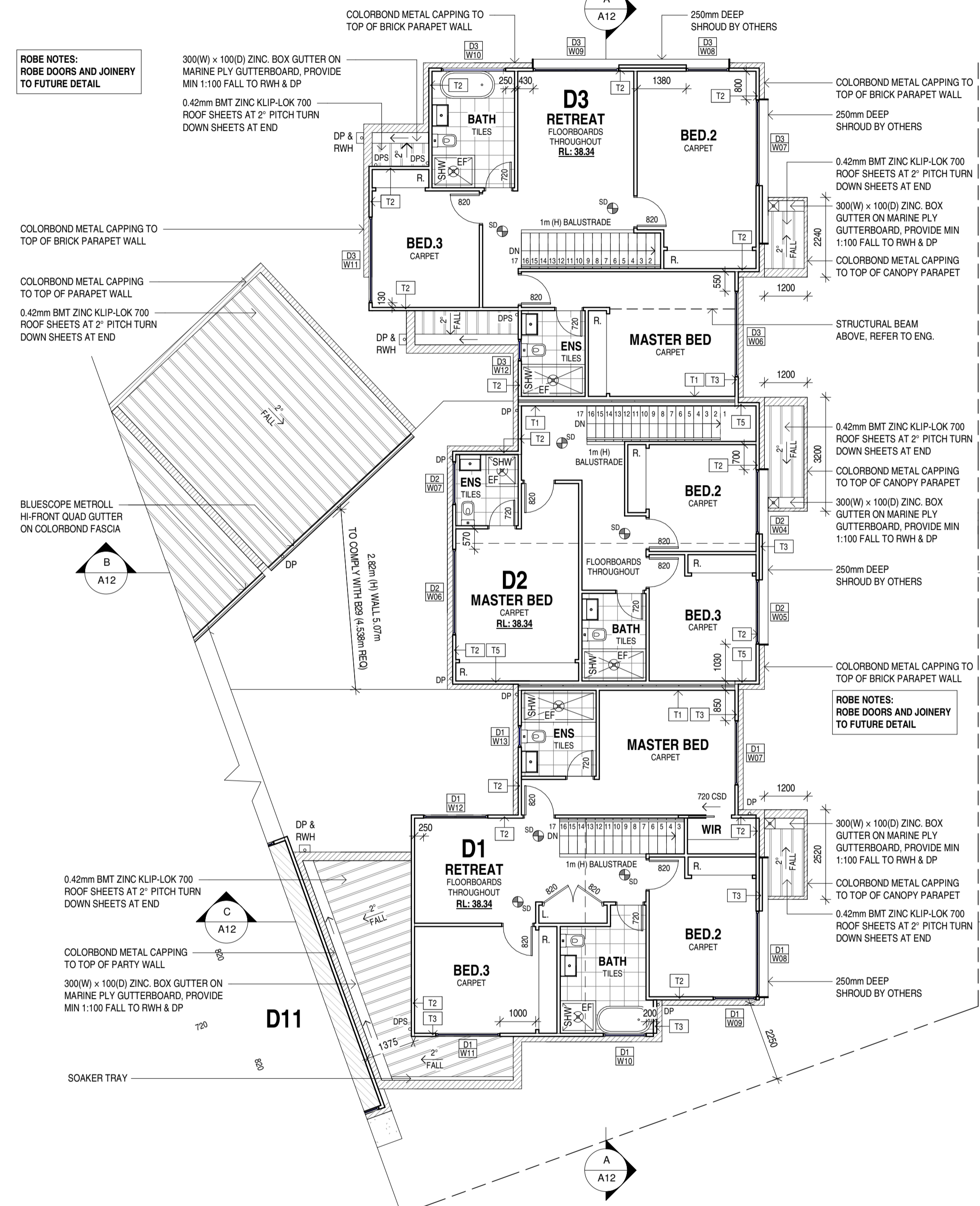
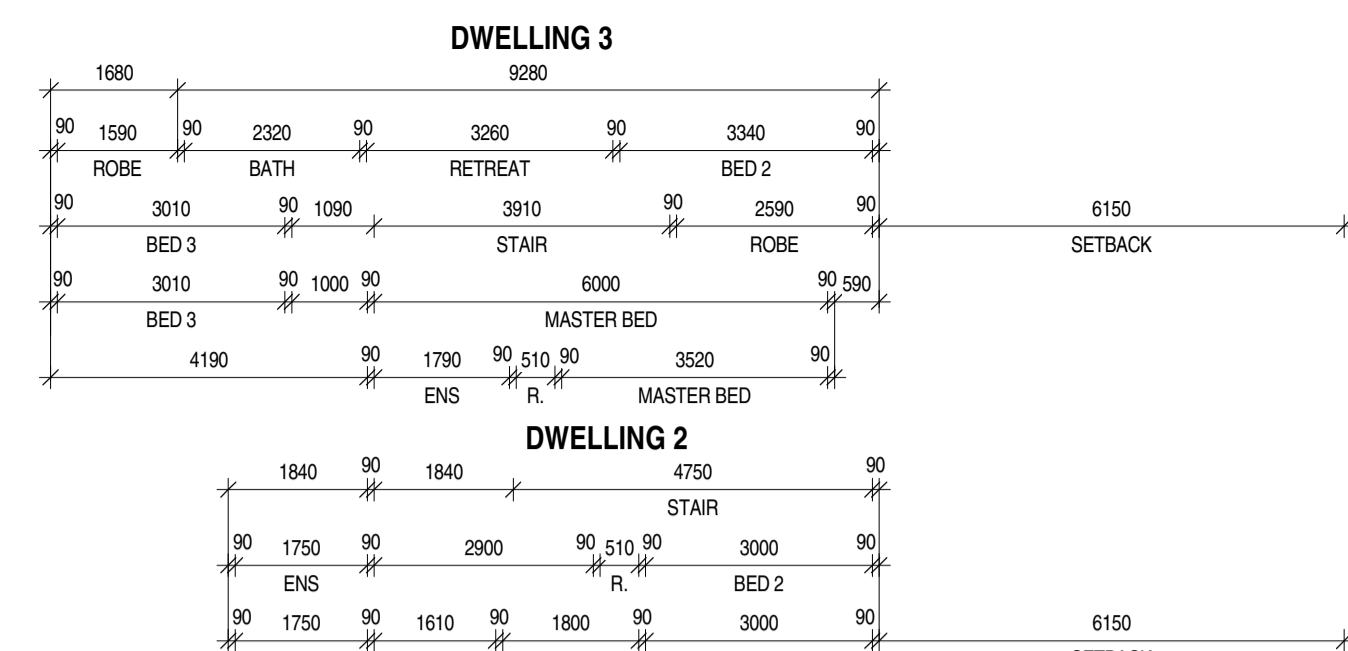


GROUND FLOOR PLAN (D15 - D17)
 SCALE: 1 : 100

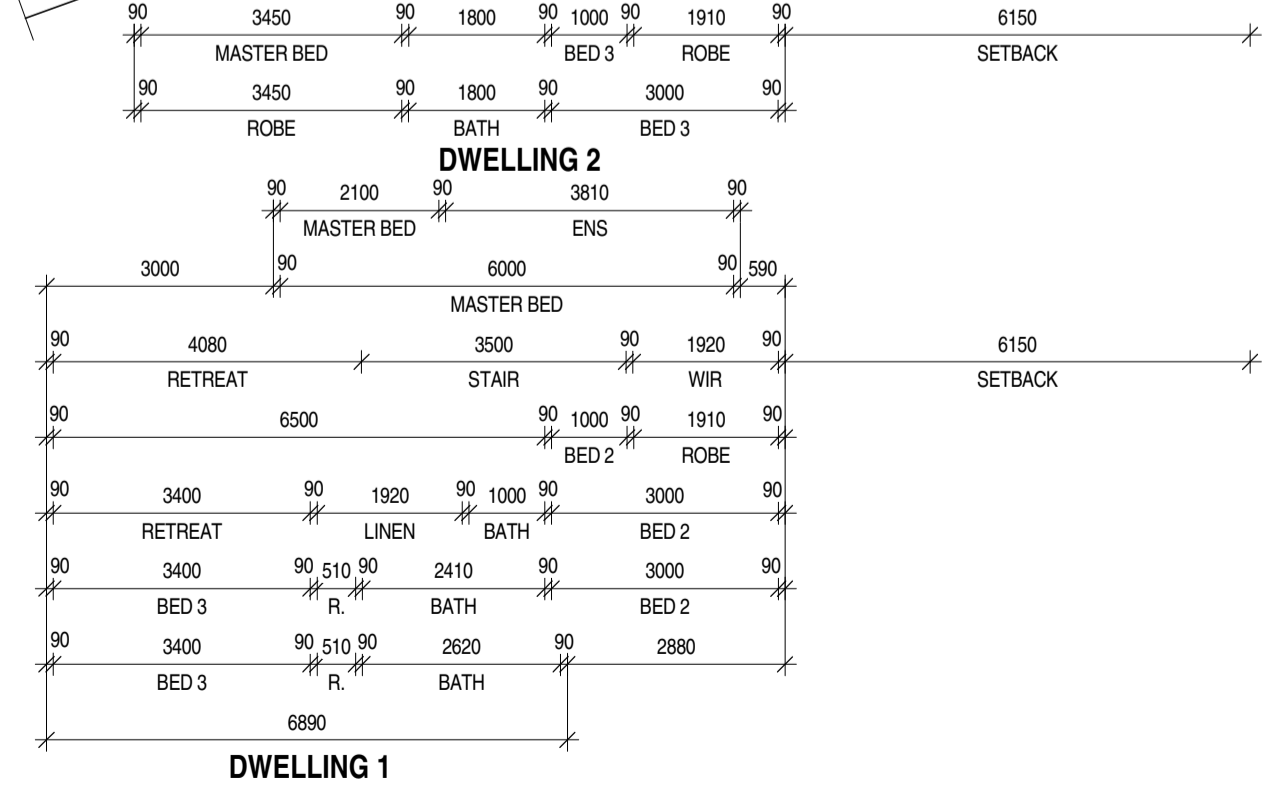
No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

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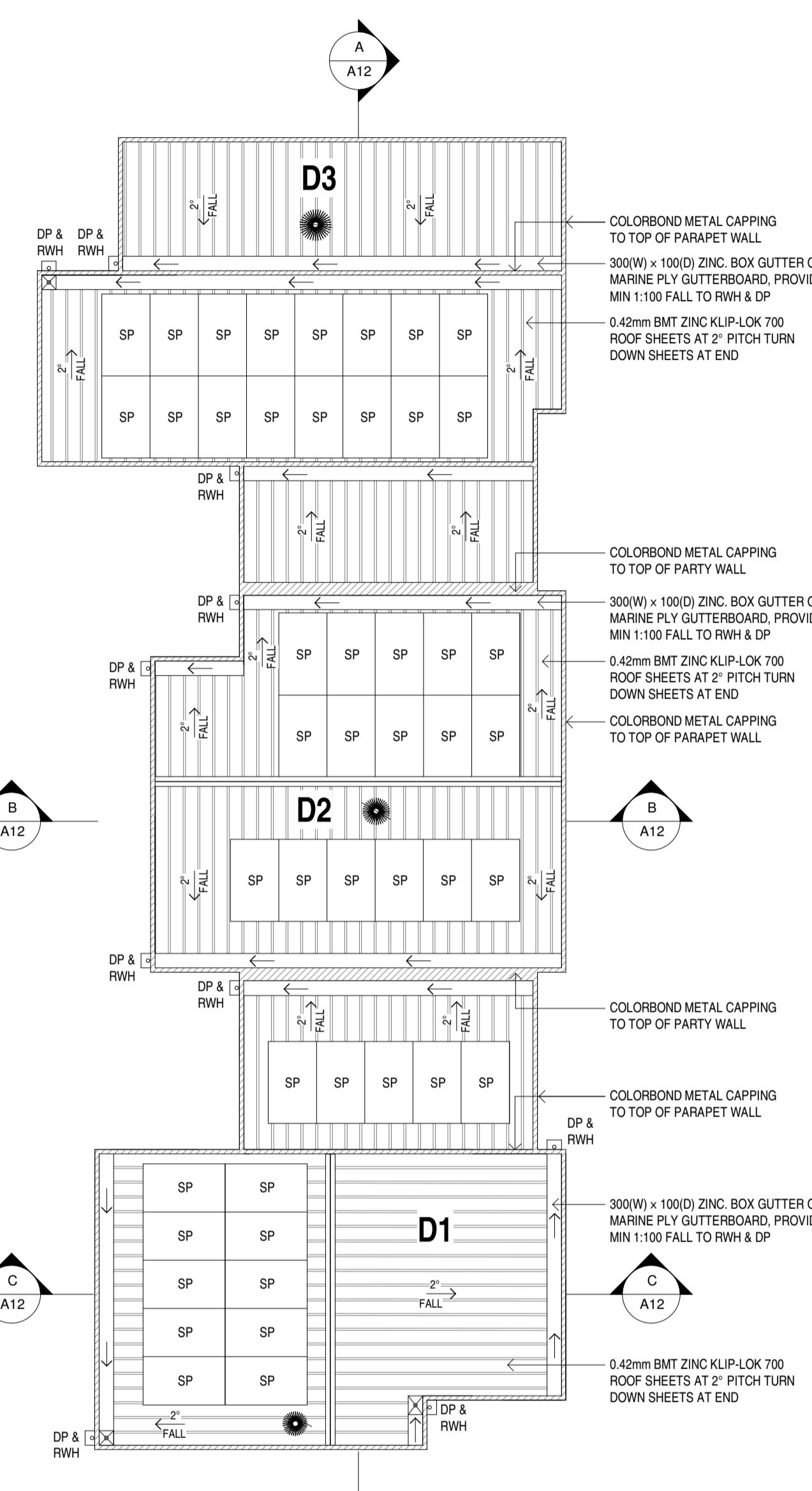
PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100@A1/ 1:200 @A3
CHECKED BY	-	ISSUE	FOR CONSTRUCTION



FIRST FLOOR PLAN (D1 - D3)
 SCALE: 1 : 100



ROOF PLAN (D1 - D3)
 SCALE: 1 : 100



WALL TYPE SCHEDULE
 REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

Code	Description
B1	200MM BRICK VENEER EXTERNAL WALL CONSTRUCTION: A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK; B. 60MM CAVITY; C. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; D. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY; E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; F. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE; - MIN. FRL 690900 - REFER TO ENERGY RATING REPORT.
B2	230MM DOUBLE BRICK WALL CONSTRUCTION: A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK; B. 10MM CAVITY; C. 1 X 230 X 110 X 76 CLAY BRICK; - MIN. FRL 690900
T1	CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM: A. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING; B. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX WITH 90MM GOLD BATTS R2 7 INSULATION POSITIONED BETWEEN STUDS; C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAF7 LINER PANEL; D. 25 MM GYPROCK SHAF7 LINER PANEL BETWEEN STEEL H-STUDS AT 600MM MAXIMUM CENTRES; E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAF7 LINER PANEL; F. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX WITH 90MM GOLD BATTS R2 7 INSULATION POSITIONED BETWEEN STUDS; G. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING; H. DISCONTINUOUS CONSTRUCTION: PKA PREDICTOR V16; I. RW/IV - CTR @ E653; FRL 690900 (FROM BOTH SIDES); J. EXTRA 457.5 MIN. THICKNESS 398MM INCLUDING INTERNAL LINING - REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE, FIRE, ACOUSTIC & THERMAL
T2	90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDEROED NRG GREENBOARD FOL LSTHENE ON 25MM BATENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE; B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.; D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
T3	90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. VERTICAL WEATHERZED CLADDING 300MM DIRECT FIX REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE; B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.; D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
T4	200MM - HEBEL POWERPANEL-XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. 75MM THICK HEBEL POWERPANEL-XL ON 30MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE; B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.; D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE; HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL). BUILDER TO ENSURE ABUTTING INCL MAX 100MM ABOVE BASE OF PANEL
T5	CSR613 90MM FIRE-RATED TIMBER FRAMED EXTERNAL WALL CONSTRUCTION: A. EXTERNAL WALL CLADDING TO BE 7.5MM CEMENTITEX TEXTURE BASE SHEET WITH APPLIED SMOOTH RENDR FINISH. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE; B. SSALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE GYPROCK PYRICKER MIP PLASTERBOARD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; C. 1 X 10MM GYPROCK FYROCK MIP PLASTERBOARD TO EXTERNAL WALL SIDE; D. 90 X 45 MGP10 TIMBER STUD AT 600MM CTS. MAX WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.; E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; F. 1 X 10MM GYPROCK AQUACHEK PLASTERBOARD LINING TO INTERNAL WALL SIDE; - PKA-A119, WALL THICKNESS: 127MM - FRL: R60900 - FROM OUTSIDE ONLY - FRL: R2603, THERMAL: RTSI(M) 2.7, RTI(W) 2.6; - REFER TO CSR613 GYPROCK 'THE RED BOOK' FIRE & FIRE ACOUSTIC & THERMAL DESIGN GUIDE, ADDENDUM, NOVEMBER 2017

SYMBOL LEGEND:

- SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING
- EXHAUST FAN (SELF CLOSING)
- EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHAFT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH 3.8.7.4
- EXHAUST FAN FLOW RATE:
 - 25 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
 - 40 L/s FOR A KITCHEN OR LAUNDRY
- ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CALLING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCIES. ARTICULATION JOINT TO HAVE A 10mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
- ELECTRIC METER BOX
- GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
- 75MM DIA DOWNPIPES AT 12.0M MAX. CTS.
- 75MM DIA DOWNPIPES & SPREADER
- 75MM DIA DOWNPIPE & RAINWATER HEAD
- AIR CONDITIONING UNIT
- SOLAR PANELS - FLUSH MOUNTED SYSTEM
- WHIRLY BIRDS
- BOLLARD LIGHTS
- ELECTRICAL SWITCH BOARD (FUSE BOX)

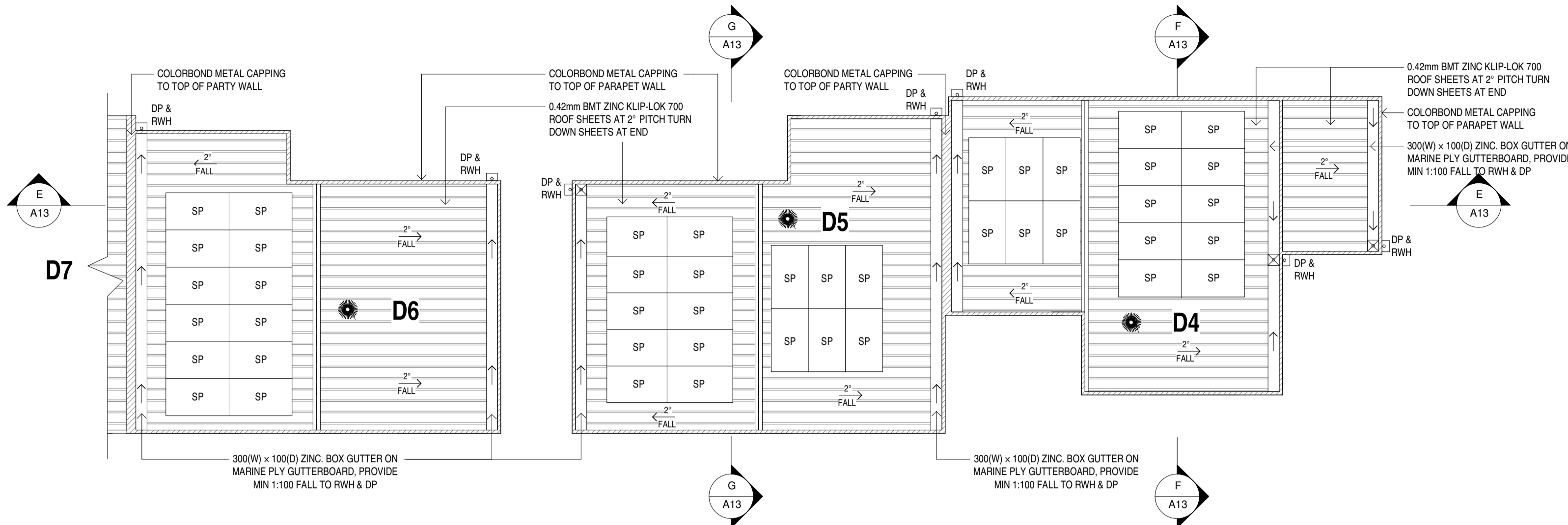
599 GILBERT ROAD, PRESTON VIC 3072 PH: 1300 933 744 E: info@wardledesign.com.au W: www.wardledesign.com.au

No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

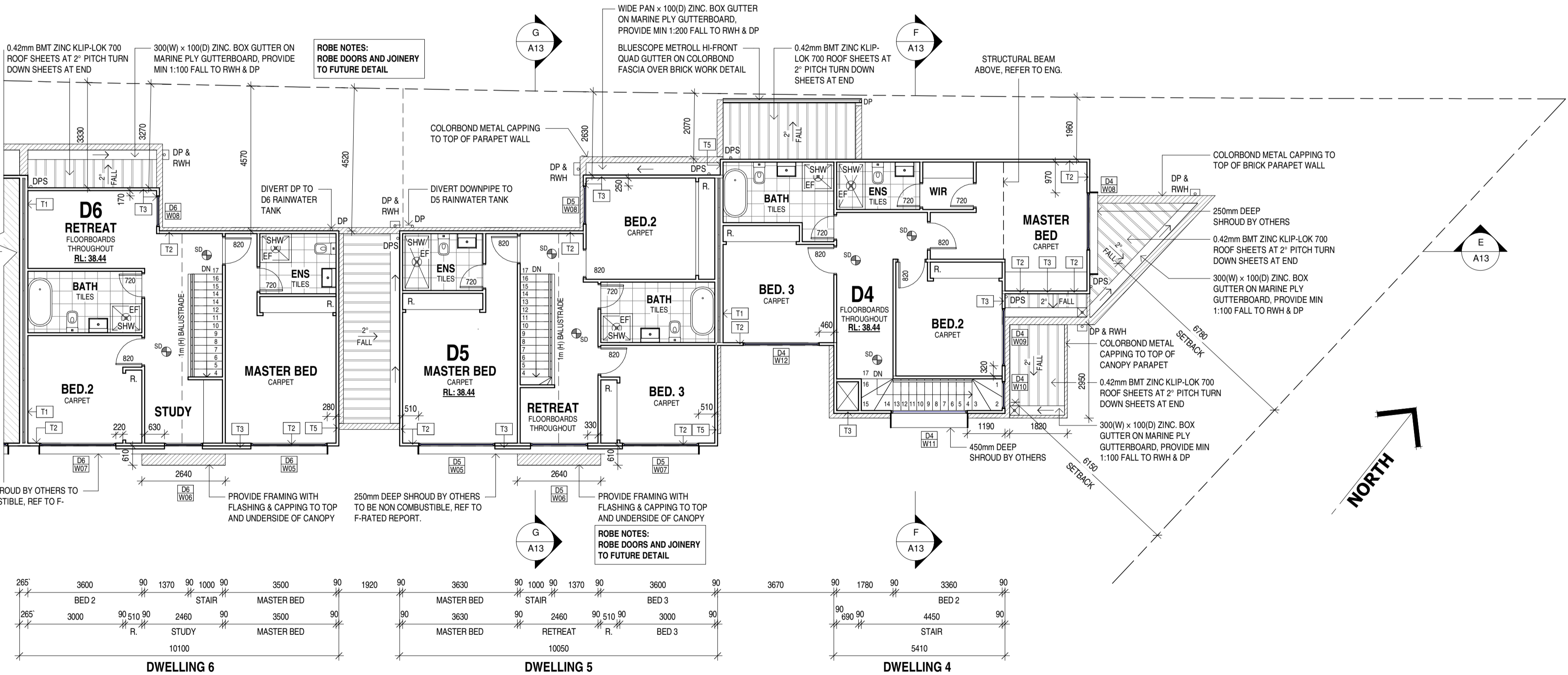
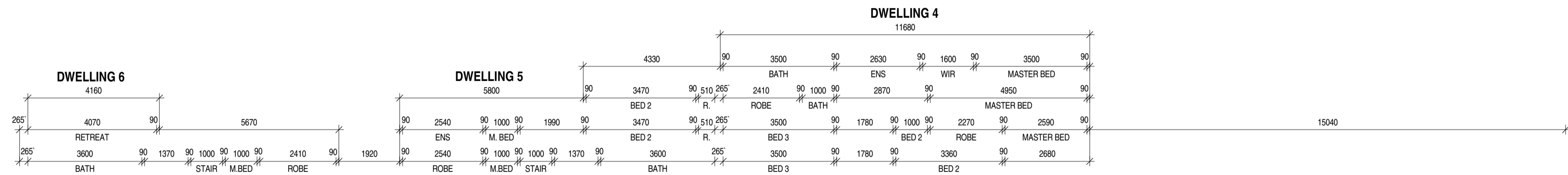
PROJECT No. 21-077	DATE 27/10/2022
DRAWN BY VC/ MaM	SCALE 1:100@A1/ 1:200 @A3
CHECKED BY	ISSUE FOR CONSTRUCTION
LOT AS, LAWFORN ST, TRUGANINA 17 TOWNHOUSES	REVISION SHEET No. C A07

SYMBOL LEGEND:

- SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING.
- T/A MKT Building Services
- EXHAUST FAN (SELF-CLOSING)
- PERMIT TO ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH 3.8.7.4 INSPECTION BOOKINGS
- 9379 INSPECTION BOOKINGS
- SOLAR PANELS - FLUSH MOUNTED SYSTEM
- WHIRLY BIRDS
- ROLLER LIGHTS
- ELECTRICAL SWITCH BOARD (FUSE BOX)
- ELECTRIC METER BOX
- GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
- 75MM DIA DOWNPIPES AT 12.0M MAX. CTS.
- 75MM DIA DOWNPIPES & RAINWATER HEAD
- AIR CONDITIONING UNIT
- SOLAR PANELS - FLUSH MOUNTED SYSTEM
- WHIRLY BIRDS
- ROLLER LIGHTS
- ELECTRICAL SWITCH BOARD (FUSE BOX)



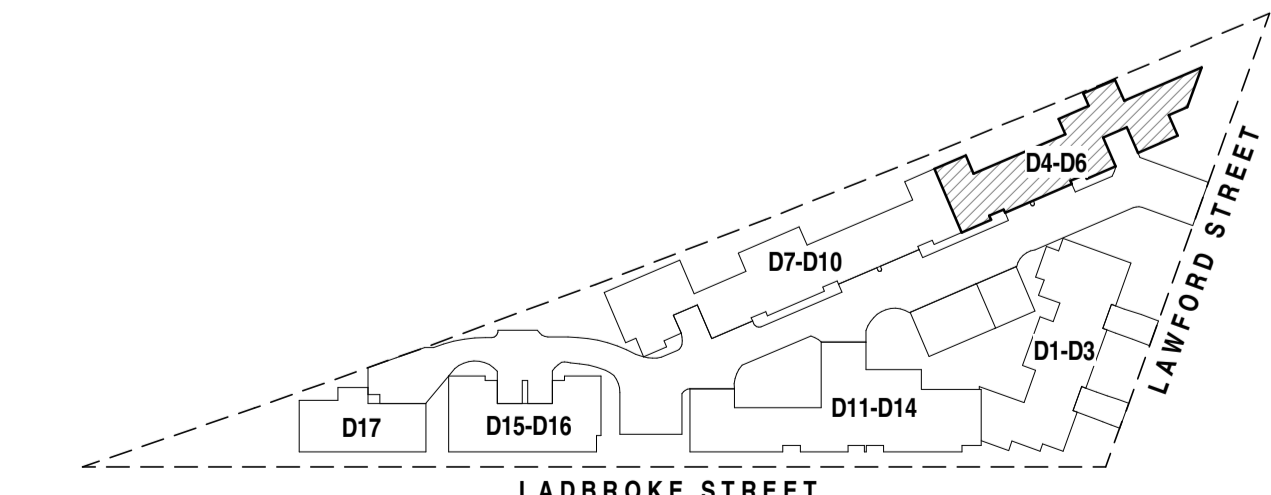
ROOF PLAN (D4 - D6)
SCALE: 1 : 100



FIRST FLOOR PLAN (D4 - D6)
SCALE: 1 : 100

WALL TYPE SCHEDULE

- REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS
- B1** 240MM - BRICK VENEER EXTERNAL WALL CONSTRUCTION:
 - A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK;
 - B. 40MM CAVITY;
 - C. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 - D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY;
 - E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 - F. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE;
 - G. MIN. FRL: 60/60/0
 - H. REFER TO ENERGY RATING REPORT.
 - B2** 230MM - DOUBLE BRICK WALL CONSTRUCTION:
 - A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK;
 - B. 10MM CAVITY;
 - C. 1 X 230 X 110 X 76 CLAY BRICK;
 - D. MIN. FRL: 60/60/0
 - T1** CSR2405 - 255MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
 - A. 1 X 10MM GYPROCK SUPERDHEK PLASTERBOARD LINING;
 - B. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 - C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 - D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL H-STUDS AT 600MM MAXIMUM CENTRES;
 - E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
 - F. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
 - G. 1 X 10MM GYPROCK SUPERDHEK PLASTERBOARD LINING;
 - H. DISCONTINUOUS CONSTRUCTION, PKA PREDICTOR V16;
 - I. RW/RW + CTR = 65/50; FRL: 60/60/0 (FROM BOTH SIDES);
 - J. ENFPA 574/5; MIN. THICKNESS 358MM INCLUDING INTERNAL LINING;
 - K. REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE, FIRE, ACOUSTIC & THERMAL.
 - T2** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 - A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDORED NRG GREENBOARD POLYSTYRENE ON 30MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 - B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 - C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 - D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 - E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
 - T3** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 - A. VERTICAL WEATHERTEX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 - B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 - C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 - D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 - E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
 - T4** 200MM - HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 - A. 75MM THICK HEBEL POWERPANEL XL ON 30MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
 - B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
 - C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.;
 - D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
 - E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
 - F. HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
 - G. BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.



No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

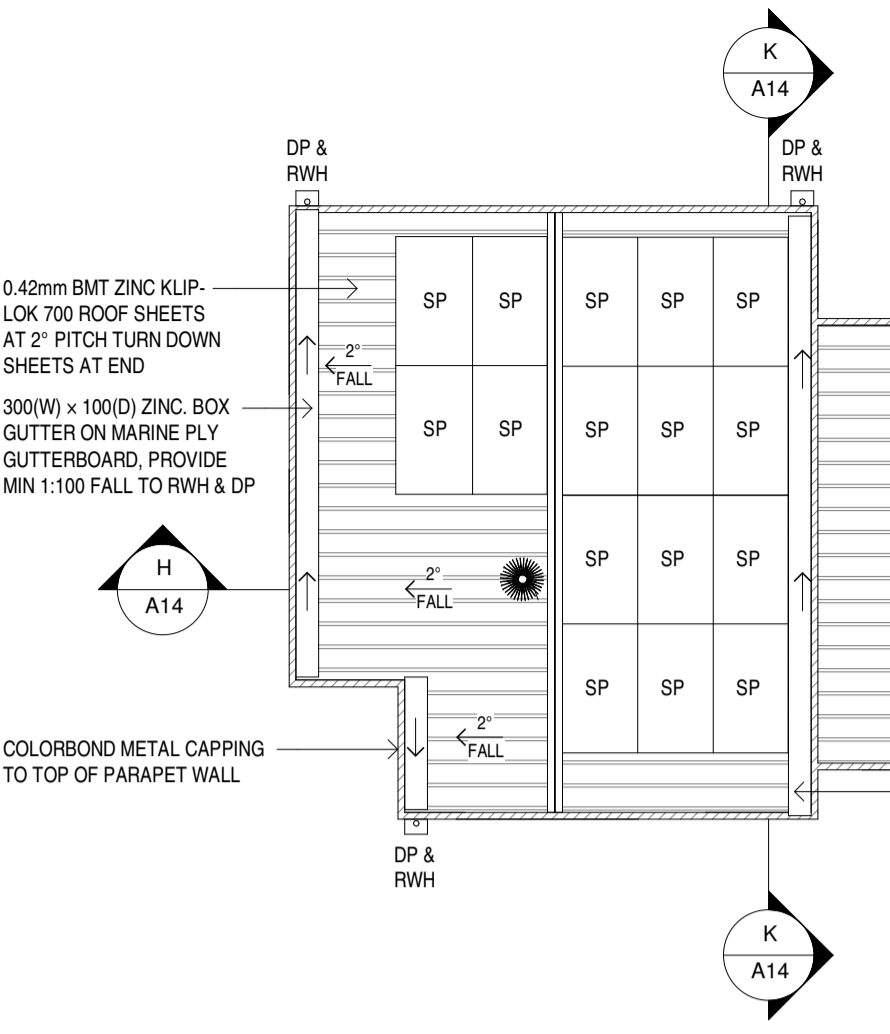
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PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100 @A1/ 1:200 @A3
CHECKED BY	-	ISSUE	FOR CONSTRUCTION

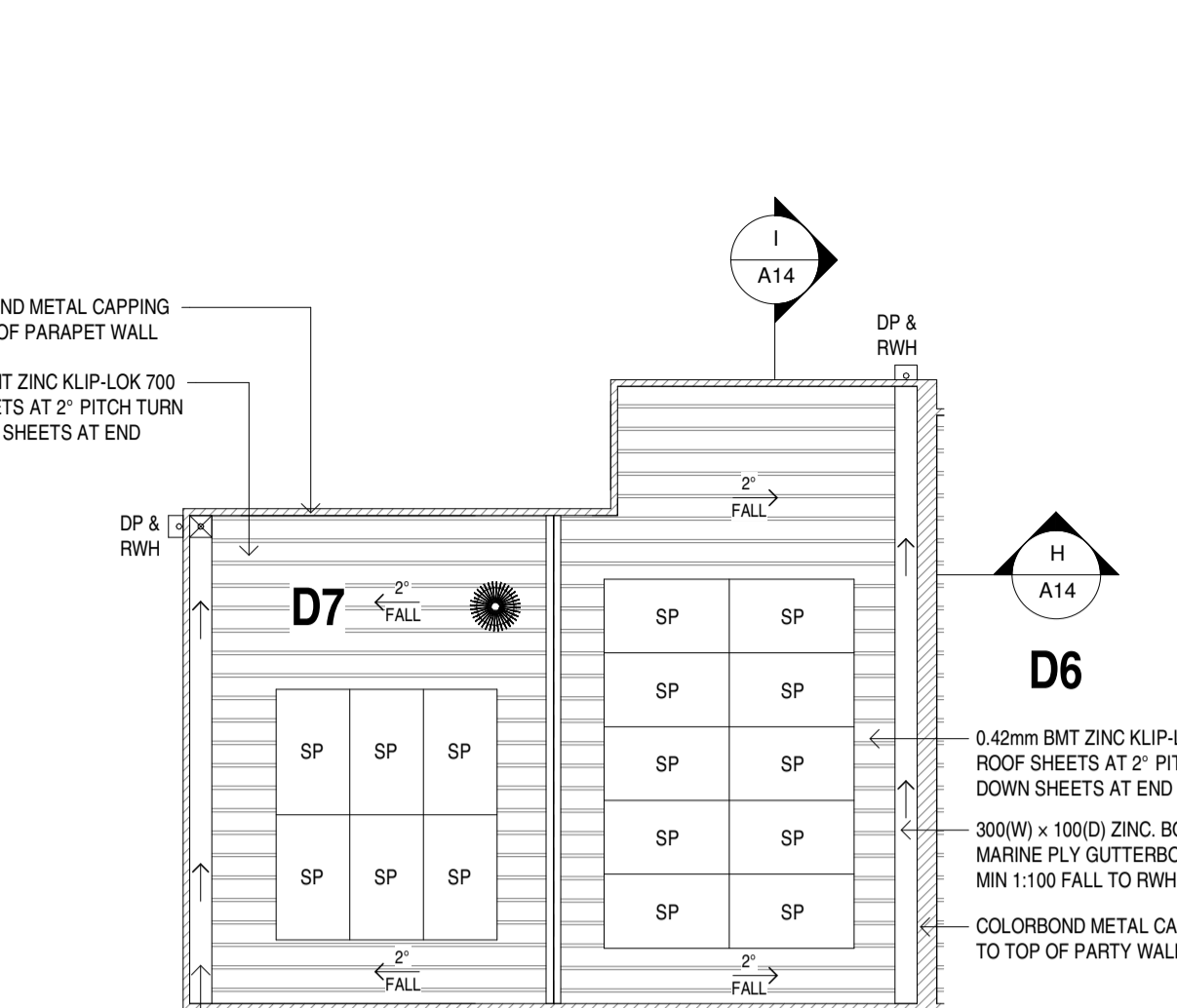
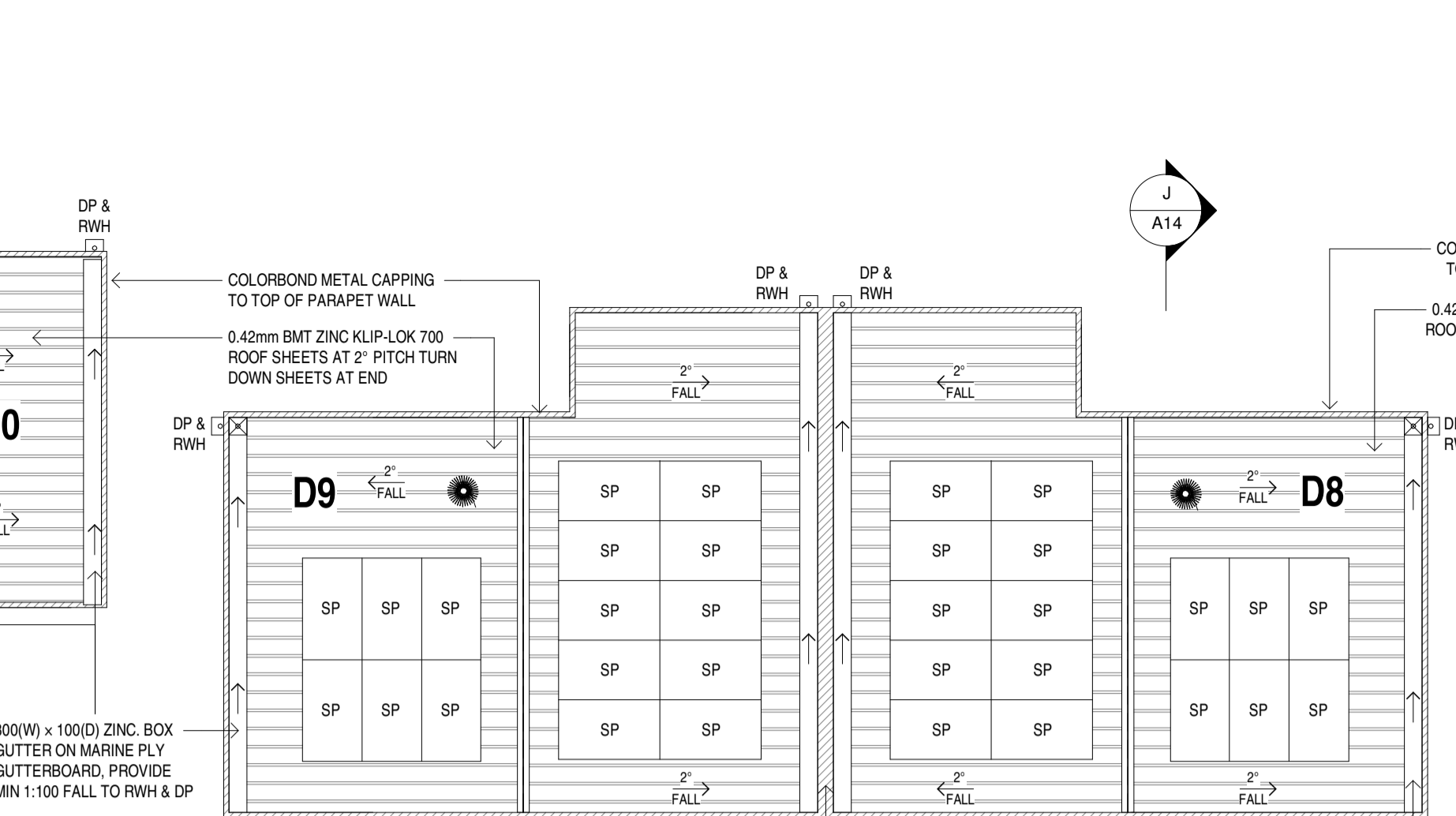
LOT AS, LAWFORD ST, TRUGANINA	REVISION	SHEET No.
17 TOWNHOUSES	C	A08

SYMBOL LEGEND:

- SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING
- EXHAUST FAN (SEEP COOLING)
- EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHAF OR DUCT TO OUTDOOR AIR OR TO A ROOFSPACE THAT IS VENTILATED IN ACCORDANCE WITH 3.8.7.4
- PERMIT NUMBER: 17/272328566
- EXHAUST FAN (SEEP COOLING)
- EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHAF OR DUCT TO OUTDOOR AIR OR TO A ROOFSPACE THAT IS VENTILATED IN ACCORDANCE WITH 3.8.7.4
- INSPECTION: inspections@mknotes.com.au
- INSPECTION: www.mknotes.com.au
- STRUCTURAL ENGINEER DOCUMENTATION, PROVIDE FIRE GRADE CALCULATING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCES. ARTICULATION JOINT TO HAVE A 10mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
- ELECTRIC METER BOX
- ELEC
- GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
- 75MM DIA DOWNPIPES AT 12MM MAX. CTS.
- 75MM DIA DOWNPIPES & SPREADER
- 75MM DIA DOWNPIPE & RAINWATER HEAD
- AIR CONDITIONING UNIT
- SOLAR PANELS - FLUSH MOUNTED SYSTEM
- WHIRLBIRDS
- BOLLARD LIGHTS
- ELECTRICAL SWITCH BOARD (FUSE BOX)

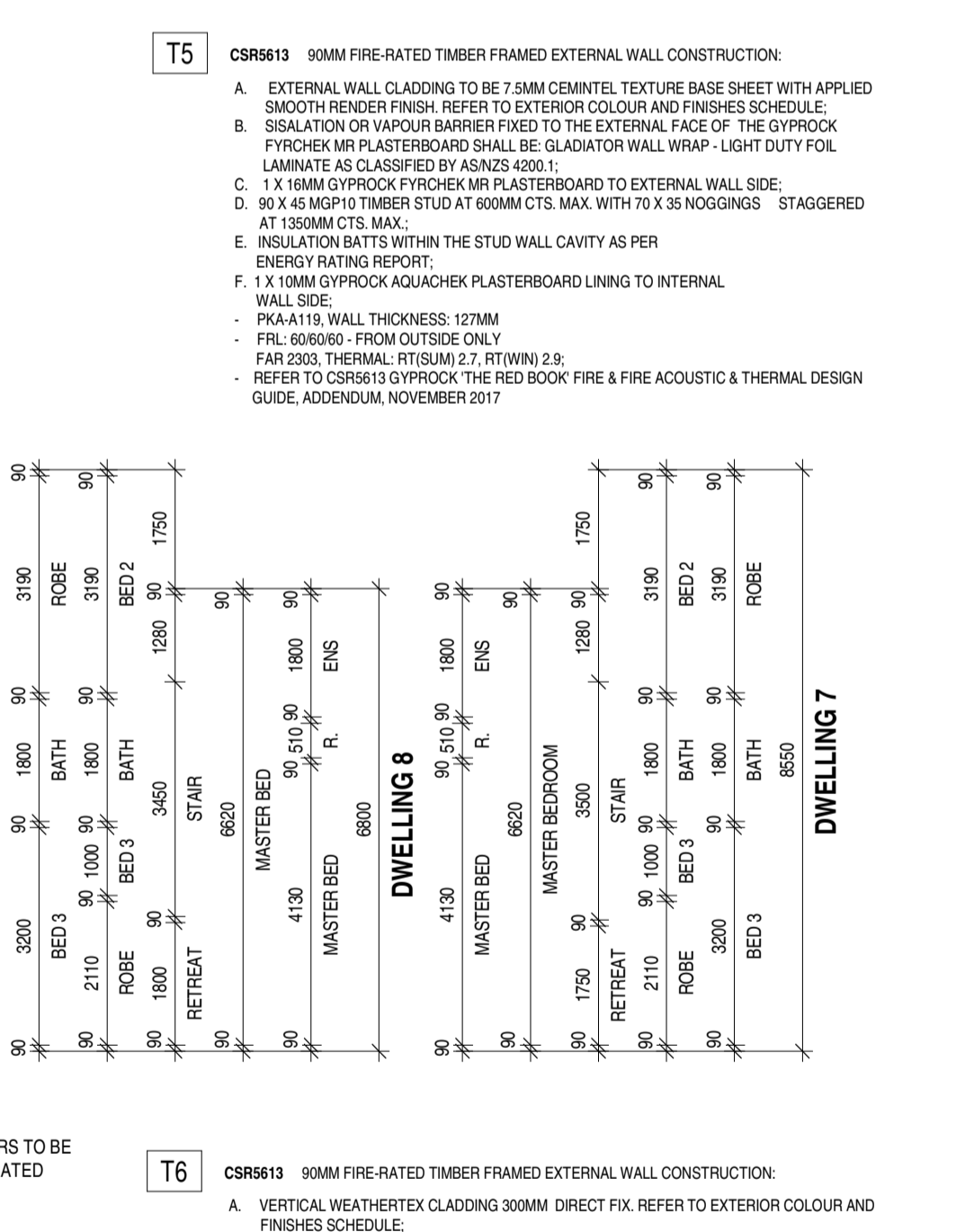
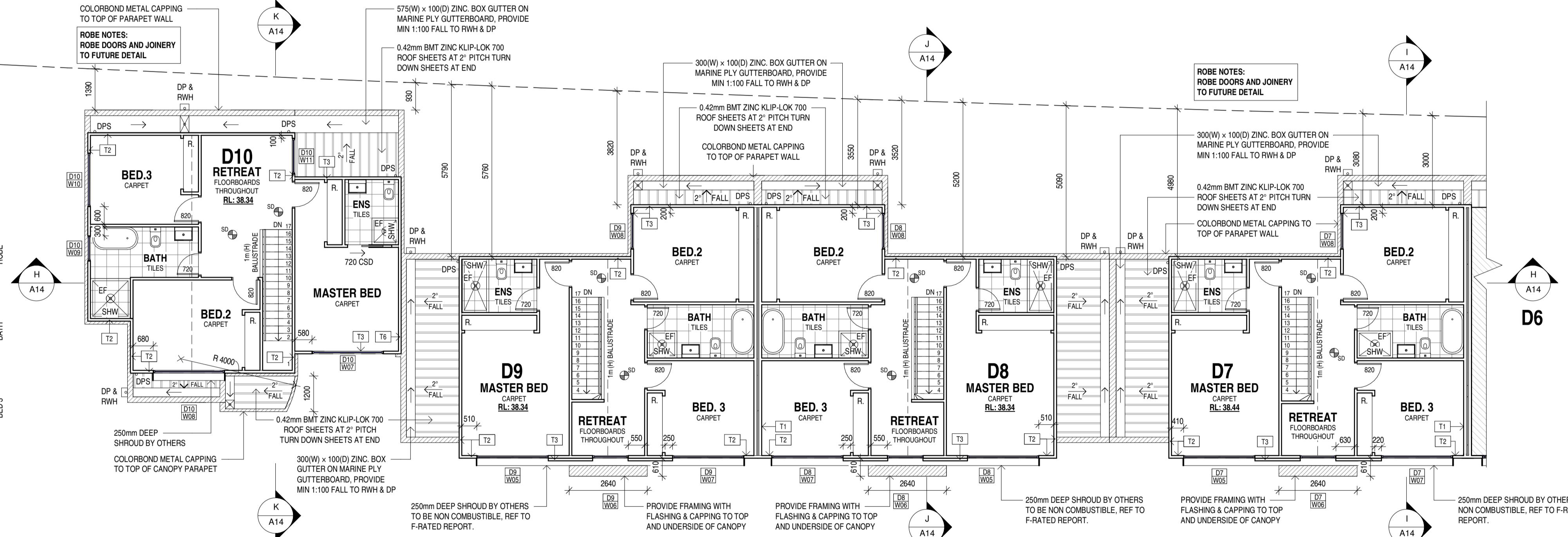
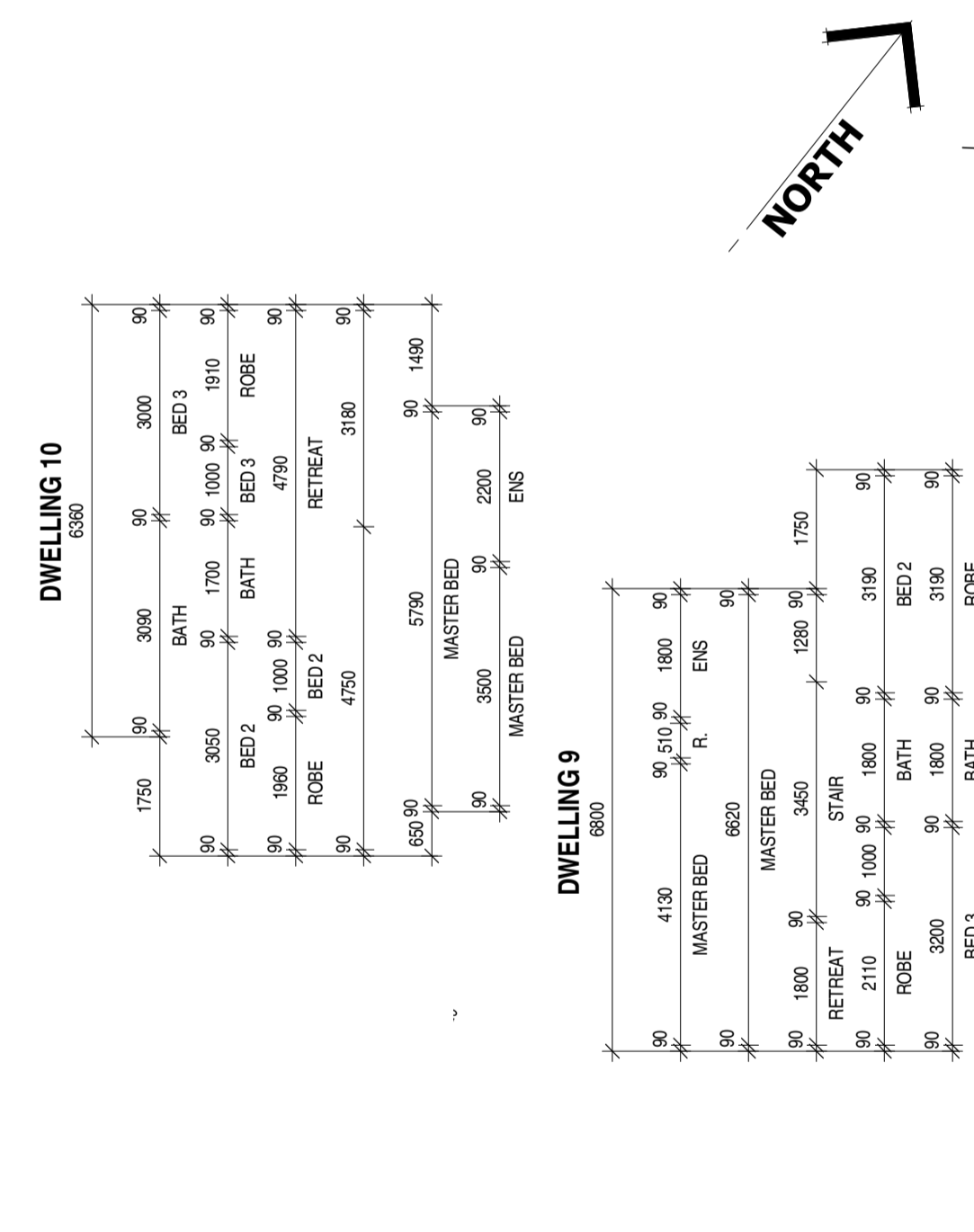
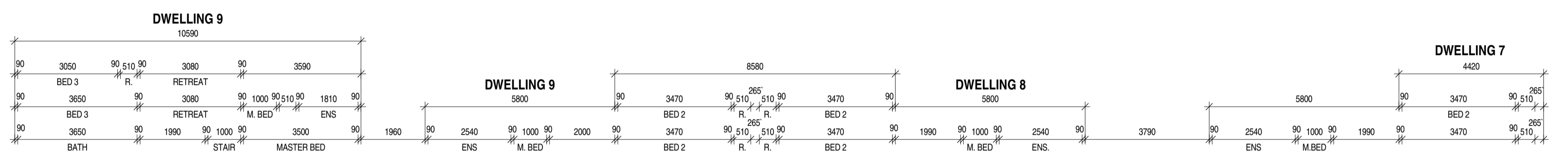


ROOF PLAN (D7 - D10)
SCALE: 1 : 100

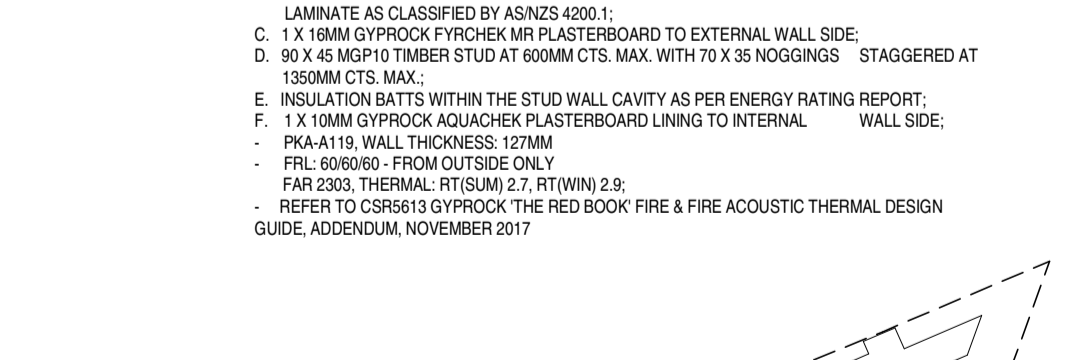
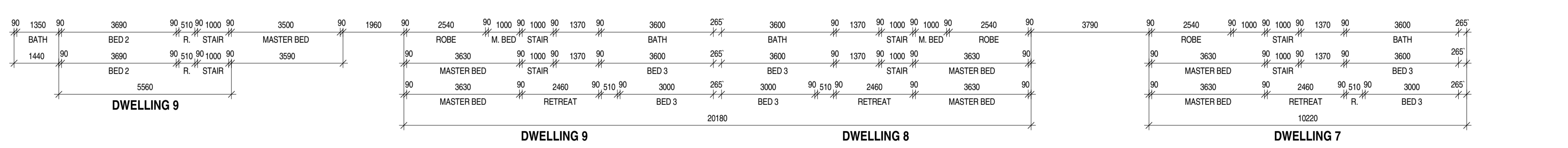


WALL TYPE SCHEDULE

- REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS
- B1** 240MM BRICK VENEER EXTERNAL WALL CONSTRUCTION:
 - A. EXTERNAL FACE
 - B. 80MM CAVITY
 - C. 1 X 230 X 110 X 76 CLAY BRICK
 - D. SISAULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - E. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY.
 - F. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - G. 100MM PLASTERBOARD LINING TO INTERNAL WALL FACE.
 - H. MIN. FRL: G90R90
 - I. REFER TO ENERGY RATING REPORT.
 - B2** 230MM DOUBLE BRICK WALL CONSTRUCTION:
 - A. EXTERNAL FACE
 - B. 1 X 230 X 110 X 76 CLAY BRICK
 - C. 10MM CAVITY
 - D. 1 X 230 X 110 X 76 CLAY BRICK
 - E. MIN. FRL: G90R90
 - T1** CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
 - A. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING
 - B. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS
 - C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL
 - D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL H-STUDS AT 60MM MAXIMUM CENTRES
 - E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL
 - F. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS
 - G. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING
 - H. DISCONTINUOUS CONSTRUCTION. PKA PREDICTOR V16
 - I. RW/RW + CTR @ 650, FRL: G90R90 (FROM BOTH SIDES)
 - J. MIN. THICKNESS 265MM INCLUDING INTERNAL LINING
 - K. REFER TO CSR2405 GYPROCK THE RED BOOK BOOK 1 DESIGN GUIDE, FIRE, ACOUSTIC & THERMAL
 - T2** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 - A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED BRG GREENBOARD FOL LAMINATE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - B. SISAULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.
 - D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 - T3** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
 - A. VERTICAL WEATHERTEX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - B. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - C. SISAULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.
 - E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - F. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 - T4** 200MM - HEBEL POWERPANEL-XL WALLS:
 - A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED BRG GREENBOARD FOL LAMINATE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - B. SISAULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.
 - D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 - F. HEBEL BASE SEALER TO BE APPLIED TO THE INTERSECT AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
 - G. BUILDER TO ENSURE ABUTTING INCL MAX. 100MM ABOVE BASE OF PANEL
 - T5** CSR913 90MM FIRE-RATED TIMBER FRAMED EXTERNAL WALL CONSTRUCTION:
 - A. EXTERNAL WALL CLADDING TO BE 15MM CMINTEL TEXTURE BASE SHEET WITH APPLIED SMOOTH RENDER FINISH. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - B. SISAULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.
 - D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - E. 1 X 10MM GYPROCK AQUACHEK PLASTERBOARD LINING TO INTERNAL WALL SIDE
 - F. 1 X 10MM GYPROCK AQUACHEK PLASTERBOARD LINING TO INTERNAL WALL SIDE
 - G. MIN. THICKNESS 127MM
 - H. FRL: G90R90 - FROM OUTSIDE ONLY
 - I. PKA-A119, WALL THICKNESS 127MM
 - J. REFER TO CSR913 GYPROCK THE RED BOOK FIRE & FIRE ACOUSTIC & THERMAL DESIGN GUIDE, ADDENDUM, NOVEMBER 2017
 - T6** CSR913 90MM FIRE-RATED TIMBER FRAMED EXTERNAL WALL CONSTRUCTION:
 - A. VERTICAL WEATHERTEX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - B. SISAULATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE GYPROCK FRYCHEK MR PLASTERBOARD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - C. 1 X 10MM GYPROCK FRYCHEK MR PLASTERBOARD TO EXTERNAL WALL SIDE.
 - D. 90 X 45 MGP10 TIMBER STUD AT 600MM CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.
 - E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - F. 1 X 10MM GYPROCK AQUACHEK PLASTERBOARD LINING TO INTERNAL WALL SIDE.
 - G. MIN. THICKNESS 127MM
 - H. FRL: G90R90 - FROM OUTSIDE ONLY
 - I. PKA-A119, WALL THICKNESS 127MM
 - J. REFER TO CSR913 GYPROCK THE RED BOOK FIRE & FIRE ACOUSTIC & THERMAL DESIGN GUIDE, ADDENDUM, NOVEMBER 2017



FIRST FLOOR PLAN (D7 - D10)
SCALE: 1 : 100



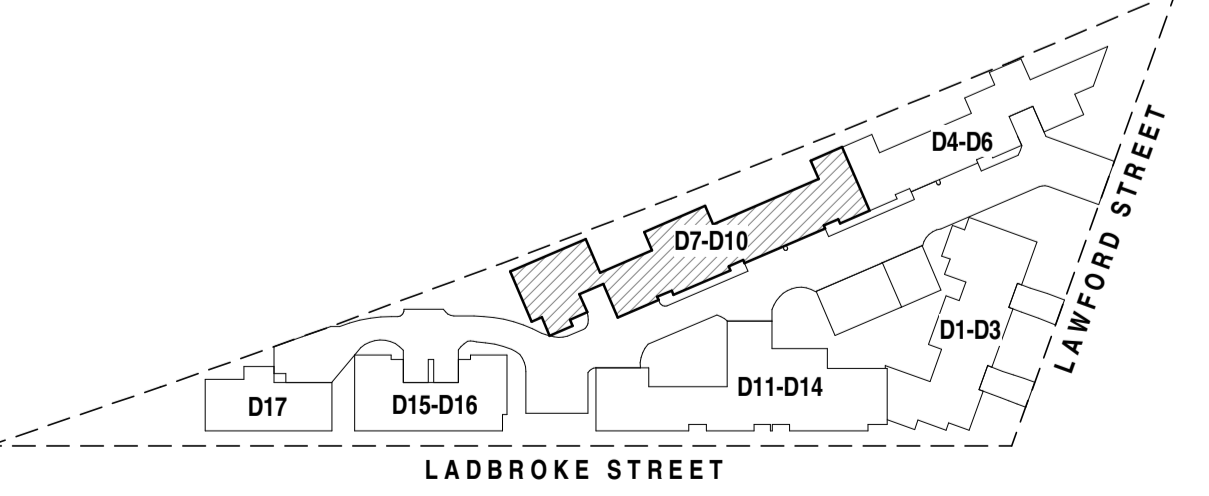
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No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

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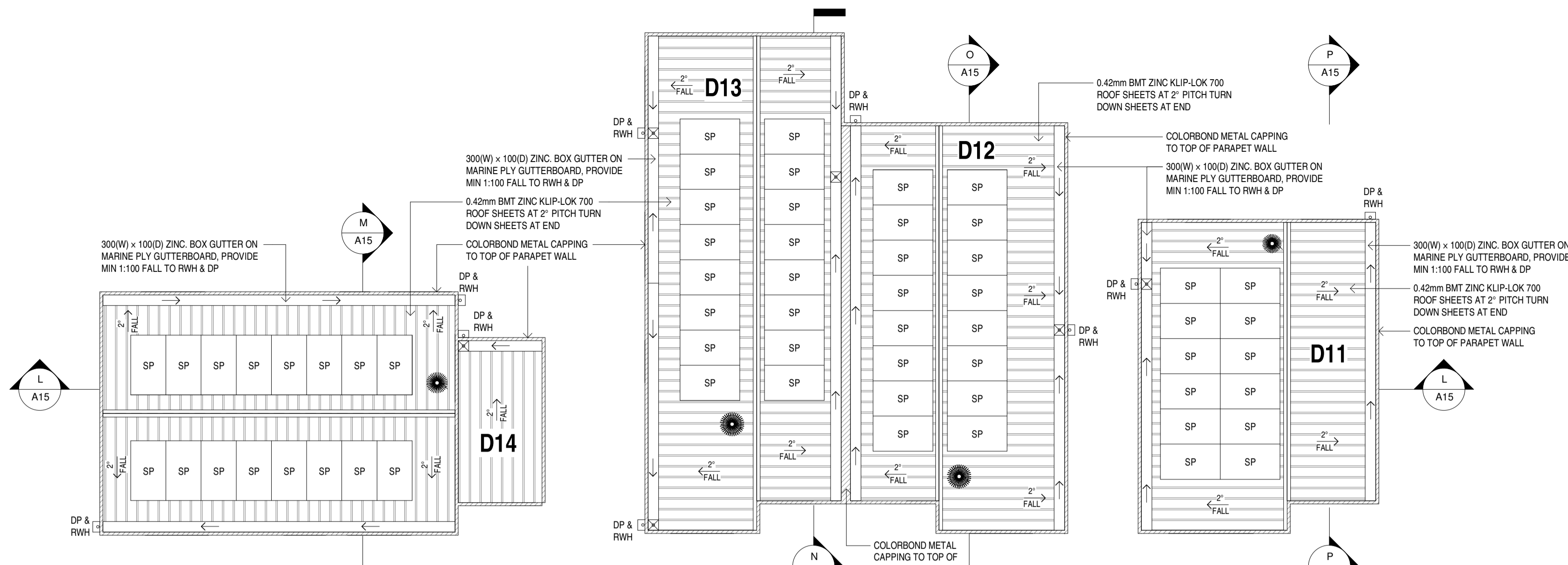
PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100 @A1/ 1:200 @A3
CHECKED BY	-	ISSUE	FOR CONSTRUCTION

LOT AS, LAW FORD ST, TRUGANINA	REVISION	SHEET No.
17 TOWNHOUSES	C	A09

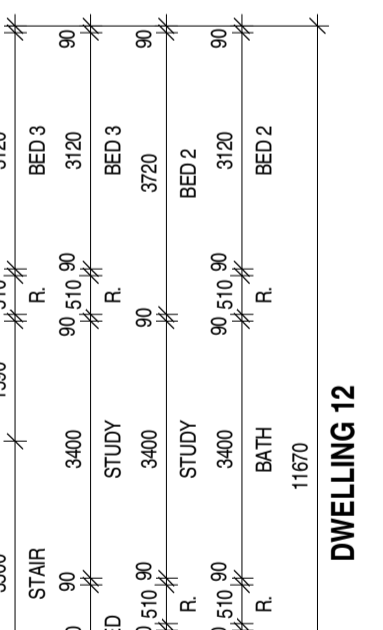
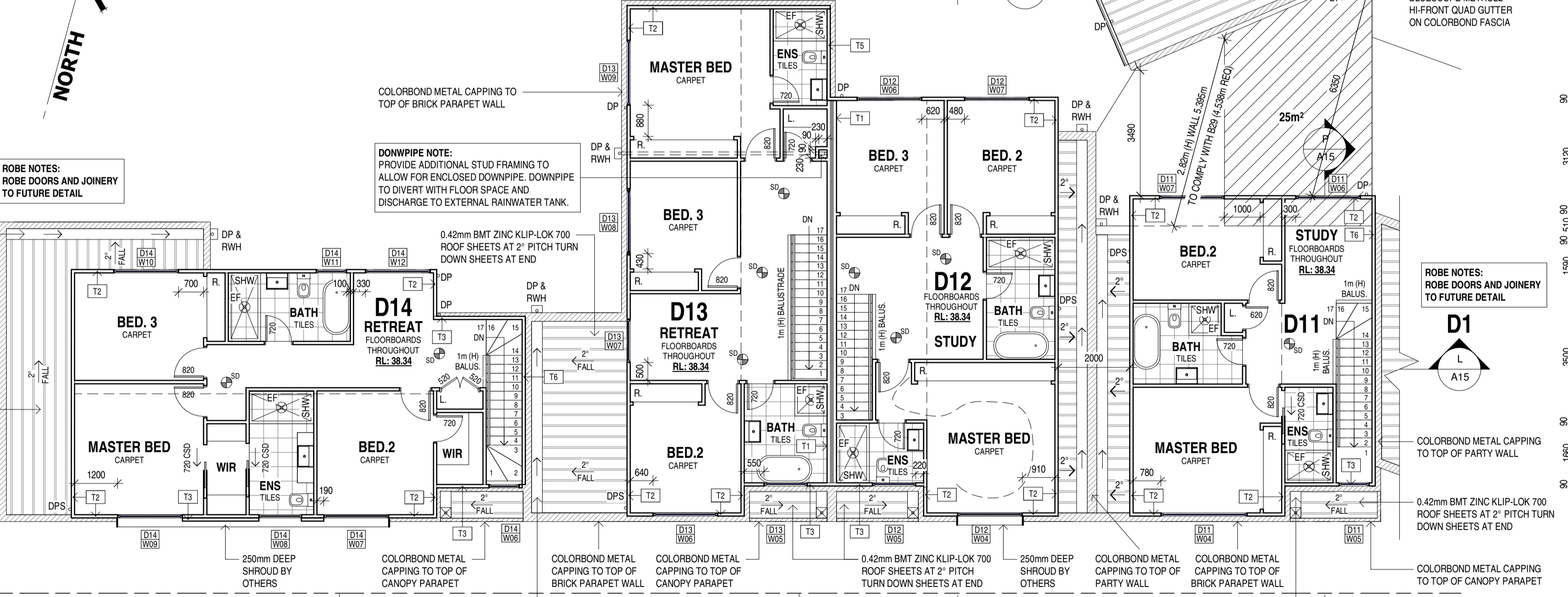
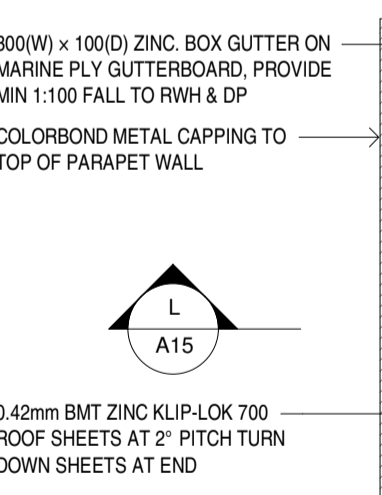
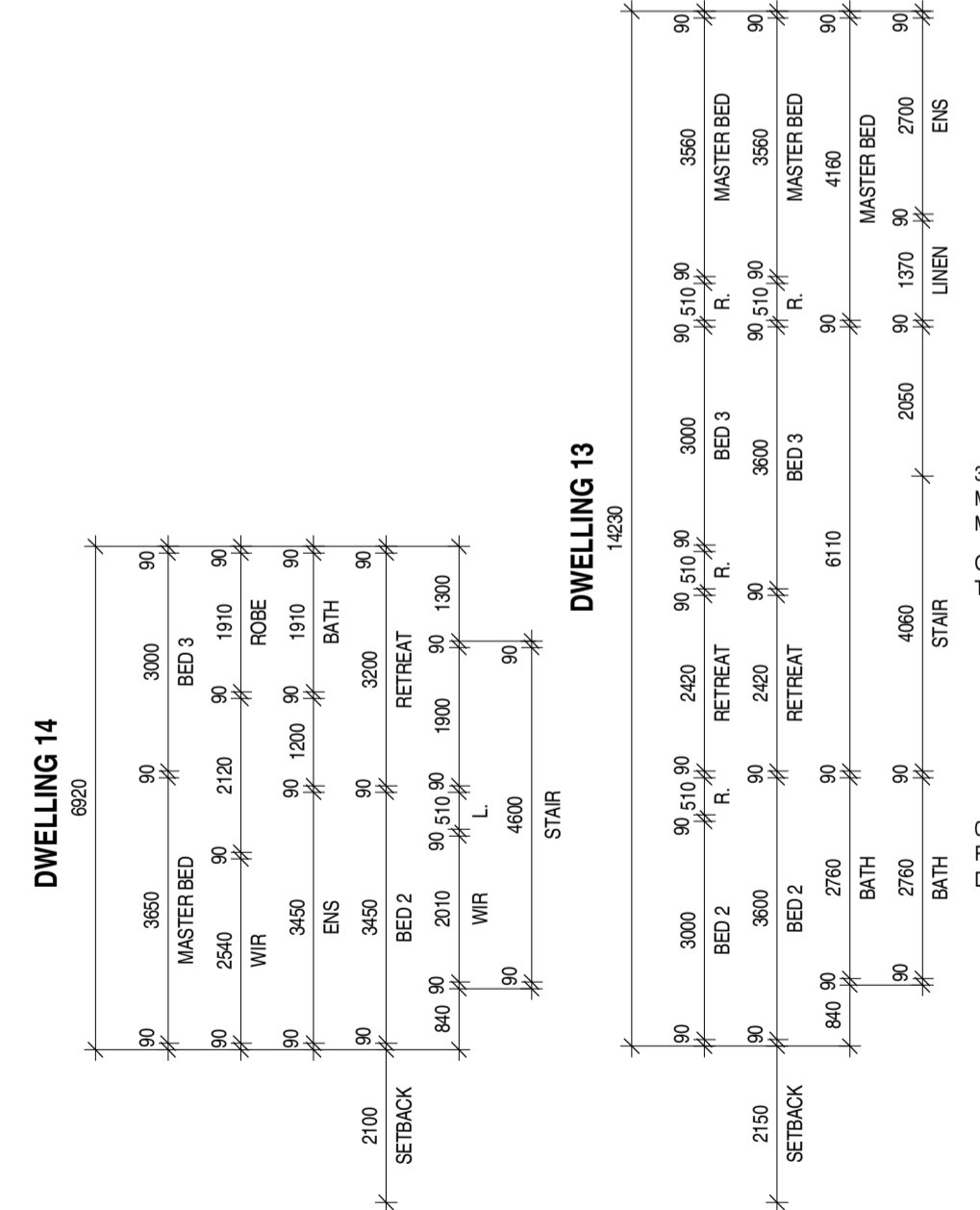
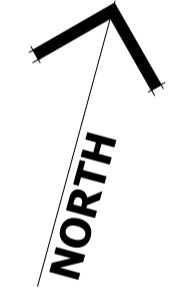
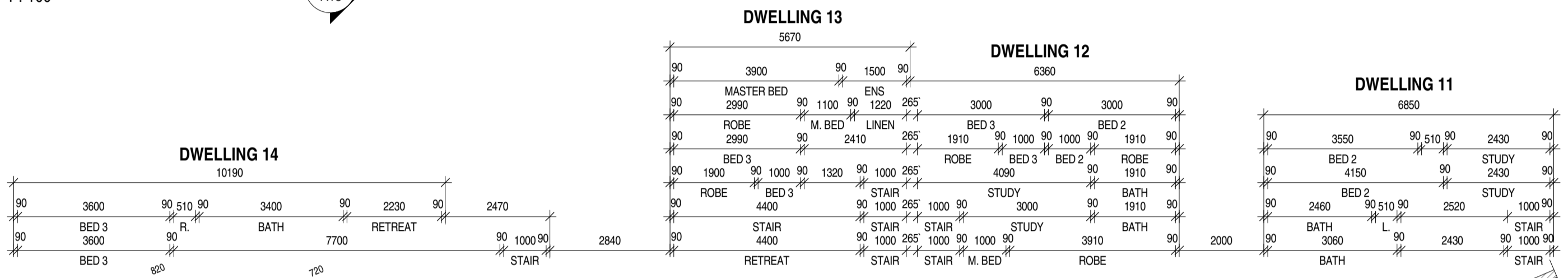


SYMBOL LEGEND:

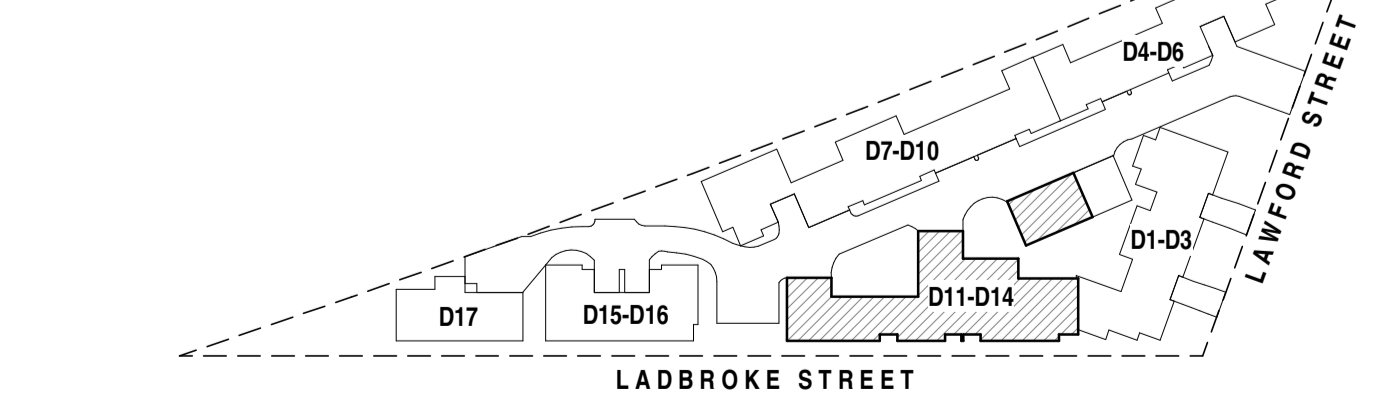
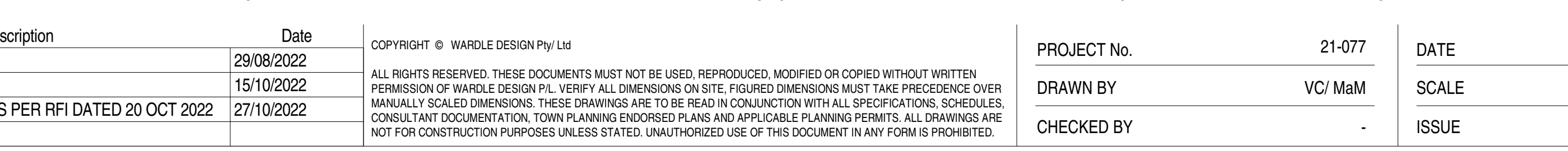
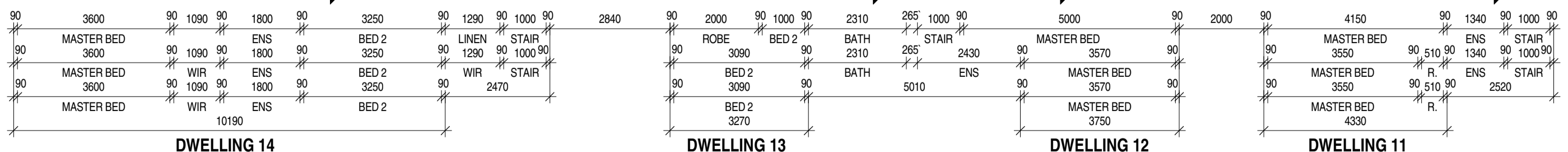
- SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING
- WATER ASSOCIATES PTY LTD
EXHAUST FAN (SEEP COVERING)
EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHAFI OR DUCT TO OUTDOOR AIR OR TO A ROOFSPACE THAT IS ENCLOSED IN ACCORDANCE WITH 3.8.7.4
PERMIT NUMBER: 91727328566
EXHAUST FAN LOW RATE
-25 DEFUR A BATHROOM OR SANITARY COMPARTMENT
-41.8 FROM AN OUTDOOR LAUNDRY
inspector@wms.com.au
www.wms.com.au
ARTICULATION POINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CAULKING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCES. ARTICULATION JOINT TO HAVE A 10mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
- ELECTRIC METER BOX
- HWS GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
- DP 75MM DIA DOWNPIPES AT 12MM MAX. CTS.
- DPS 75MM DIA DOWNPIPES & SPREADER
- RWH 75MM DIA DOWNPIPE & RAINWATER HEAD
- AC AIR CONDITIONING UNIT
- SP SOLAR PANELS - FLUSH MOUNTED SYSTEM
- WB WHIRLY BIRDS
- BL BOLLARD LIGHTS
- SB ELECTRICAL SWITCH BOARD (FUSE BOX)



ROOF PLAN (D11 - D14)
SCALE: 1: 100



FIRST FLOOR PLAN (D11 - D14)
SCALE: 1: 100



- WALL TYPE SCHEDULE**
REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS
- B1** 240MM - BRICK VENEER EXTERNAL WALL CONSTRUCTION:
A. EXTERNAL FACE:
1. X 200 X 110 X 76 CLAY BRICK;
B. 40MM CAVITY;
C. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
D. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS.
E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
F. 10MM ASTERBOARD LINING TO INTERNAL WALL FACE;
G. MIN. FRL 60/60/0;
H. REFER TO ENERGY RATING REPORT.
 - B2** 230MM - DOUBLE BRICK WALL CONSTRUCTION:
A. EXTERNAL FACE:
1. X 230 X 110 X 76 CLAY BRICK;
B. 10MM CAVITY;
C. 1. X 230 X 110 X 76 CLAY BRICK;
D. MIN. FRL 60/60/0
 - T1** CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
A. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING;
B. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. WITH 10MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
F. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. WITH 10MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
G. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING;
H. DISCONTINUOUS CONSTRUCTION (PKA/PREDICTOR VHS - RWR/RV - CTR - 65/3, FRL 60/60/0) FROM BOTH SIDES;
I. EWFA 45/43. MIN. THICKNESS 28MM INCLUDING INTERNAL LINING
J. REFER TO CSR2405 GYPROCK THE RED BOOK BOOK 1 DESIGN GUIDE, FIRE, ACOUSTIC & THERMAL
 - T2** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED MRG GREENBOARD POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. WITH 10MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE
 - T3** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. VERTICAL WEATHEREX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. WITH 10MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE
 - T4** 200MM - HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. 75MM THICK HEBEL POWERPANEL XL ON 35MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. WITH 10MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL
 - T5** CSR9613 90MM FIRE-RATED TIMBER FRAMED EXTERNAL WALL CONSTRUCTION:
A. EXTERNAL WALL CLADDING TO BE 75MM CEMENTIL TEXTURE BASE SHEET WITH APPLIED SMOOTH RENDER FINISH. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE GYPROCK FYNCHER MR PLASTERBOARD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 1 X 10MM GYPROCK FYNCHER MR PLASTERBOARD TO EXTERNAL WALL SIDE;
D. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. WITH 10MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
F. 1 X 10MM GYPROCK AQUACHEK PLASTERBOARD LINING TO INTERNAL WALL SIDE;
G. PKA-A119. WALL THICKNESS 127MM
H. FRL 60/60/0 - FROM OUTSIDE ONLY
I. FAR 2303. THERMAL RT(SUM) 2.7, RT(WIN) 2.9;
J. REFER TO CSR9613 GYPROCK THE RED BOOK FIRE & FIRE ACOUSTIC & THERMAL DESIGN GUIDE, ADDENDUM, NOVEMBER 2017
 - T6** CSR9613 90MM FIRE-RATED TIMBER FRAMED EXTERNAL WALL CONSTRUCTION:
A. VERTICAL WEATHEREX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE GYPROCK FYNCHER MR PLASTERBOARD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 1 X 10MM GYPROCK FYNCHER MR PLASTERBOARD TO EXTERNAL WALL SIDE;
D. 90 X 45 MOP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. WITH 10MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES;
E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
F. 1 X 10MM GYPROCK AQUACHEK PLASTERBOARD LINING TO INTERNAL WALL SIDE;
G. PKA-A119. WALL THICKNESS 127MM
H. FRL 60/60/0 - FROM OUTSIDE ONLY
I. FAR 2303. THERMAL RT(SUM) 2.7, RT(WIN) 2.9;
J. REFER TO CSR9613 GYPROCK THE RED BOOK FIRE & FIRE ACOUSTIC & THERMAL DESIGN GUIDE, ADDENDUM, NOVEMBER 2017



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W: www.wardle.com.au

No.	Description	Date
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B	REVISED ISSUED TO B.S	15/10/2022
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PROJECT No. 21-077
DRAWN BY VC/ MaM
CHECKED BY

DATE 27/10/2022
SCALE 1:100@A1/ 1:200 @A3
ISSUE FOR CONSTRUCTION

LOT AS, LAWFOR ST, TRUGANINA
17 TOWNHOUSES
REVISION C
SHEET No. A10

WALL TYPE SCHEDULE

REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

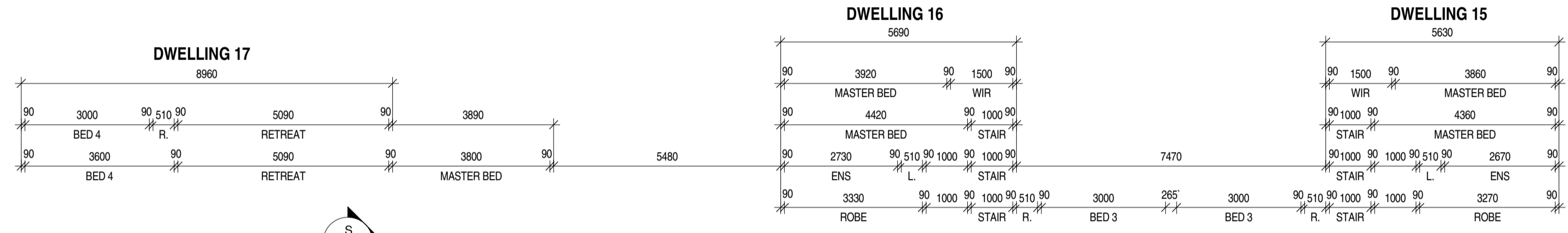
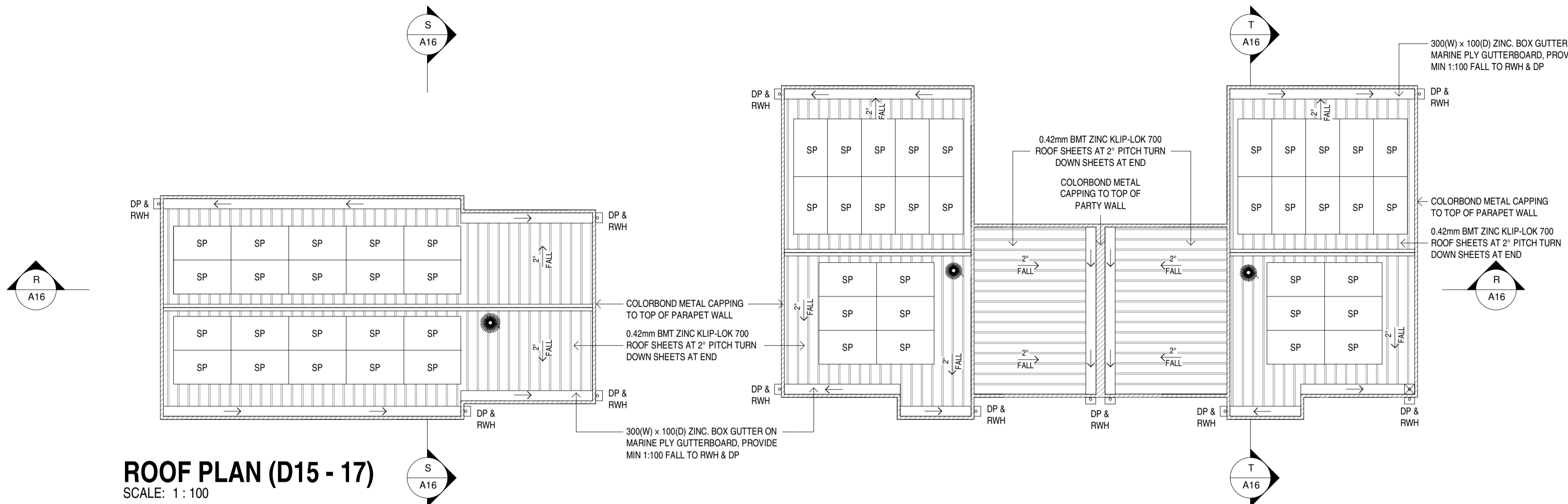
- B1 240MM BRICK VENEER EXTERNAL WALL CONSTRUCTION:**
 - 1. 240MM BRICK VENEER ON 110 X 76 CLAY BRICK
 - 2. 40MM CAVITY
 - 3. SIGNALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - 4. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.
 - 5. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - 6. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE.
 - 7. REFER TO ENERGY RATING REPORT.
- B2 230MM DOUBLE BRICK WALL CONSTRUCTION:**
 - 1. 230 X 110 X 76 CLAY BRICK
 - 2. 10MM CAVITY
 - 3. 1 X 230 X 110 X 76 CLAY BRICK
 - 4. MIN. FRL 60/90/60
- T1 CSR2405 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:**
 - 1. 1 X 10MM GYPROCK SUPERPECK PLASTERBOARD LINING
 - 2. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS
 - 3. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL
 - 4. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES
 - 5. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL
 - 6. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS
 - 7. 1 X 10MM GYPROCK SUPERPECK PLASTERBOARD LINING
 - 8. DISCONTINUOUS CONSTRUCTION, PKA PREDICTOR V16
 - 9. RW/RW + CTR = 6553, FRL 60/90/60 (FROM BOTH SIDES)
 - 10. ENF4 47x43 MIN. THICKNESS 380MM INCLUDING INTERNAL LINING
 - 11. REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE, FIRE, ACOUSTIC & THERMAL
- T2 90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:**
 - 1. POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - 2. SIGNALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - 3. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.
 - 4. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - 5. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
- T3 90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:**
 - 1. VERTICAL WEATHERTEX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - 2. SIGNALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - 3. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.
 - 4. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - 5. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
- T4 200MM HEBEL POWERPANEL XL WALLS:**
 - 1. 75MM THICK HEBEL POWERPANEL XL ON 38MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE.
 - 2. SIGNALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1
 - 3. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.
 - 4. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT.
 - 5. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
 - 6. HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
 - 7. BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.

SYMBOL LEGEND:

- SD SMOKE ALARM TO COMPLY WITH AS 3786. HARD WIRED TO SWITCHBOARD & BATTERY BACK-UP. SMOKE ALARMS TO BE INTERCONNECTED WITHIN BUILDING
- EF EXHAUST FAN (SELF CLOSING) EXHAUST FROM BATHROOM, SANITARY COMPARTMENT, OR LAUNDRY MUST BE DISCHARGED DIRECTLY OR VIA A SHAFT OR DUCT TO OUTDOOR AIR OR TO A ROOF SPACE THAT IS VENTILATED IN ACCORDANCE WITH 3.7.4
- EF EXHAUST FAN FLOW RATE:
 - 25 L/s FOR A BATHROOM OR SANITARY COMPARTMENT
 - 40 L/s FOR A KITCHEN OR LAUNDRY
- ARTICULATION JOINT AS INDICATED ON PLANS. REFER TO STRUCTURAL ENGINEER DOCUMENTATION. PROVIDE FIRE GRADE CAULKING TO ALL ARTICULATION JOINTS LOCATED ON THE BOUNDARY BETWEEN SEPARATE TENANCIES. ARTICULATION JOINT TO HAVE A 15mm GAP WHEN LOCATED ON THE SIDE OF A WINDOW
- ELEC ELECTRIC METER BOX
- HWS GAS INSTANTANEOUS HOT WATER SYSTEM - REFER TO SPECIFICATION AND INSTALLATION DETAILS
- 75MM DIA DOWNPIPES AT 12.0M MAX. CTS.
- 75MM DIA DOWNPIPES & SPREADER
- 75MM DIA DOWNPIPE & RAINWATER HEAD
- A/C AIR CONDITIONING UNIT
- SP SOLAR PANELS - FLUSH MOUNTED SYSTEM
- WB WHIRLY BIRDS
- BL BOLLARD LIGHTS
- SB ELECTRICAL SWITCH BOARD (FUSE BOX)

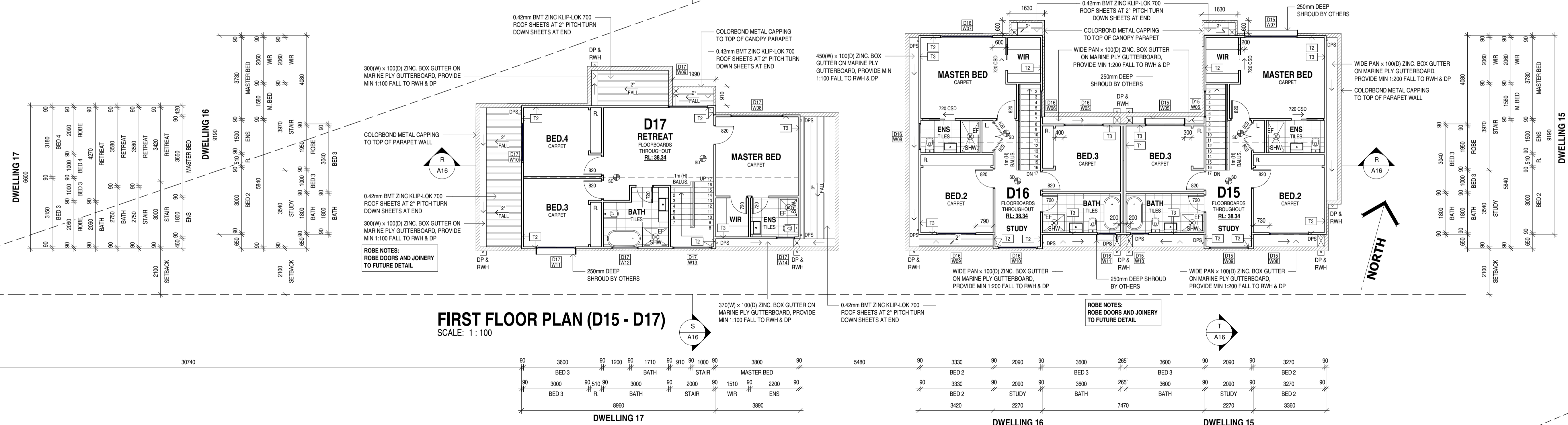
ROOF PLAN (D15 - 17)

SCALE: 1 : 100



FIRST FLOOR PLAN (D15 - D17)

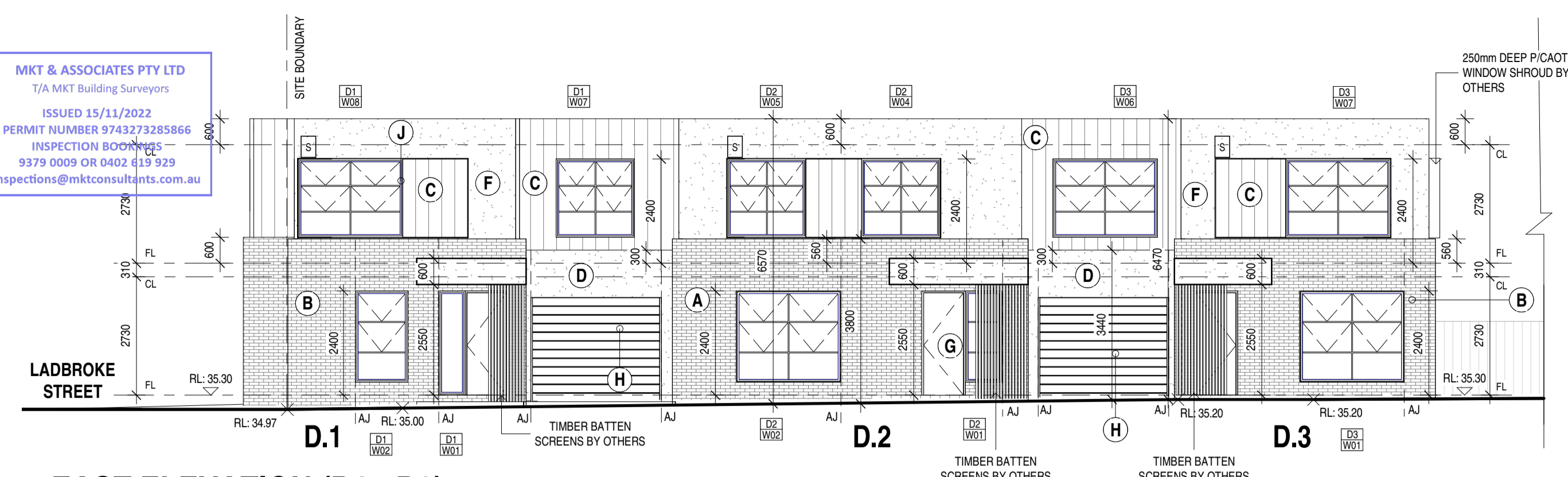
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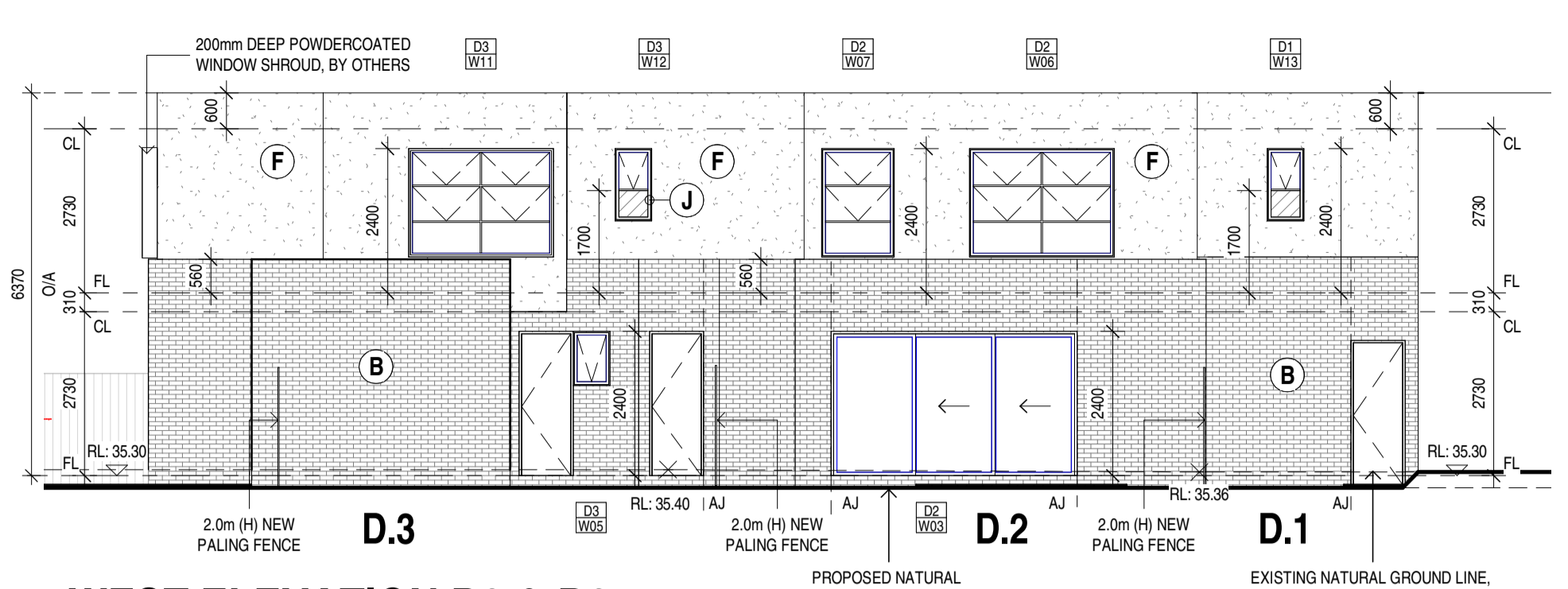
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PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100 @ A1/ 1:200 @ A3
CHECKED BY	-	ISSUE	FOR CONSTRUCTION

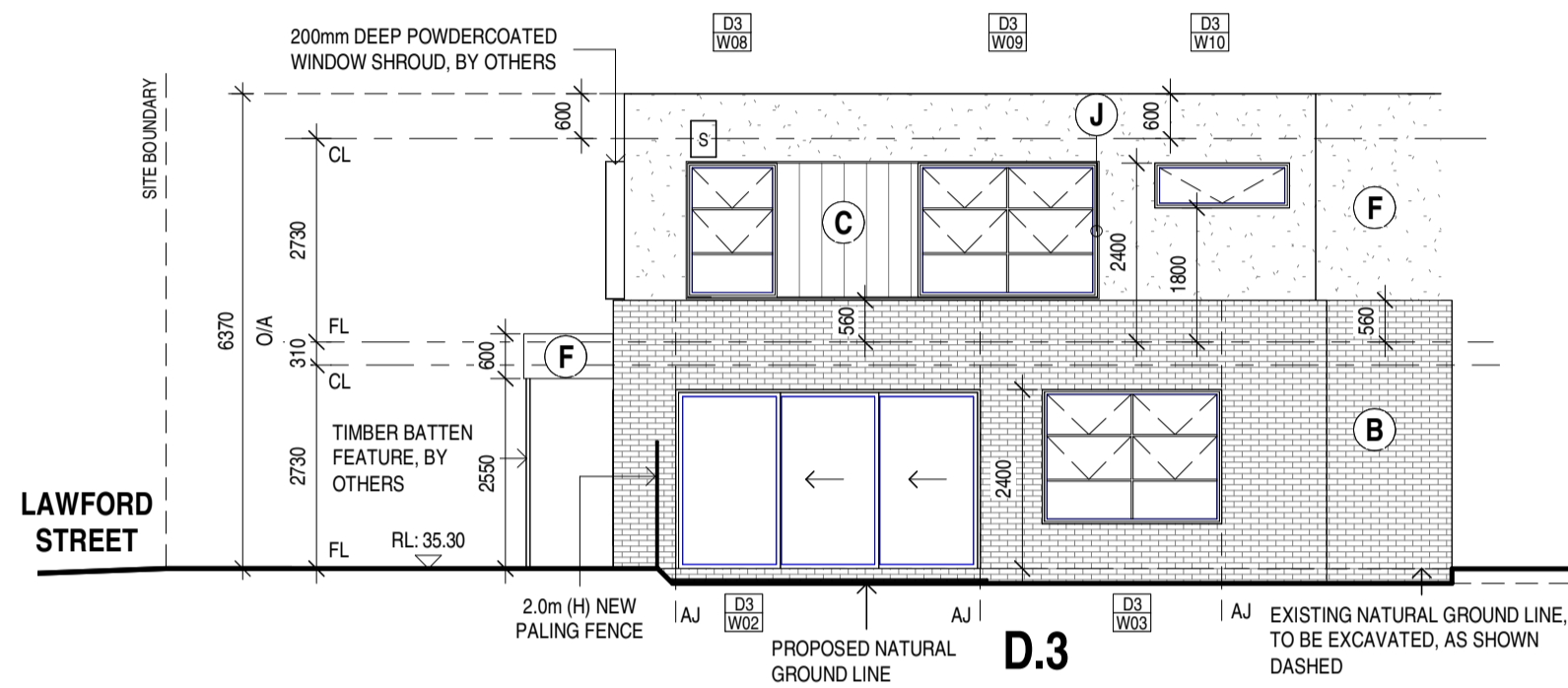
MKT & ASSOCIATES PTY LTD
 7/A MKT Building Surveys
 ISSUED 15/11/2022
 PERMIT NUMBER 974327328566
 INSPECTION BOOKING 9379 0009 OR 0402 419 929
 inspections@mktconsultants.com.au



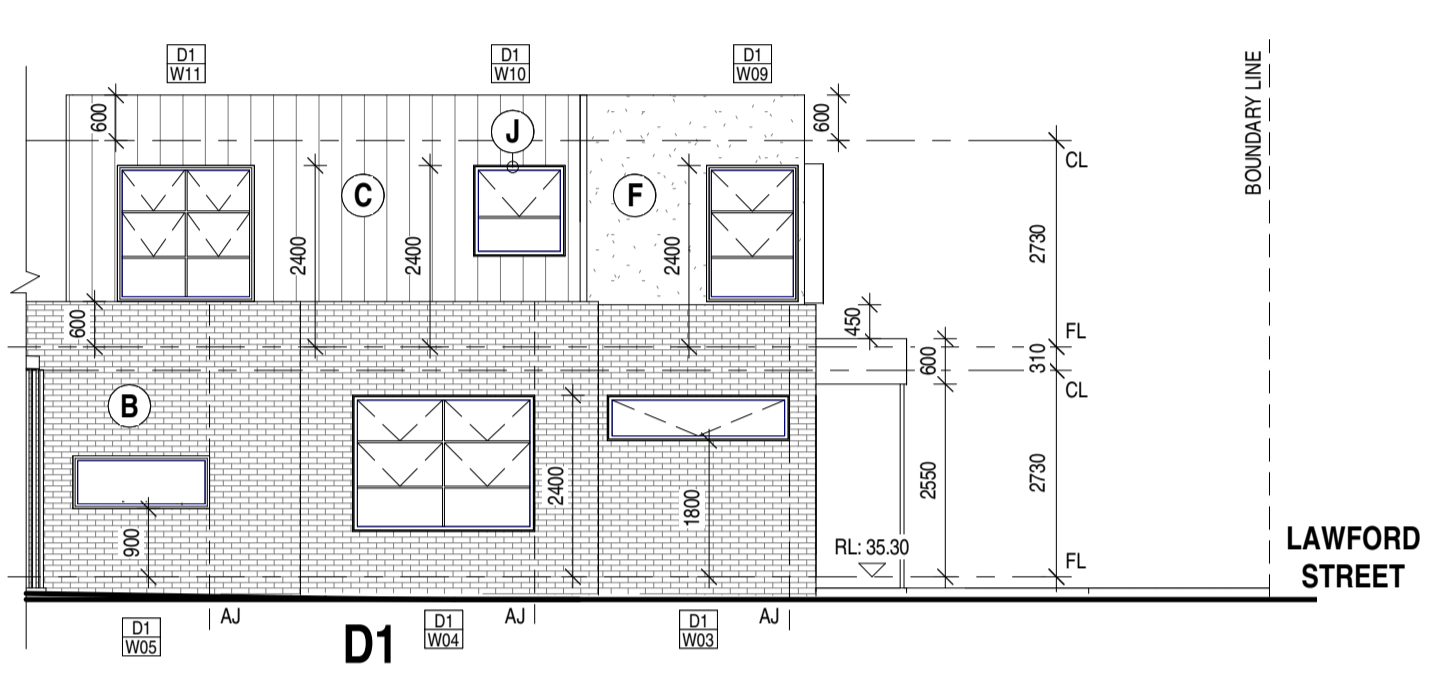
EAST ELEVATION (D1 - D3) LAWFOR STREET
 SCALE: 1 : 100



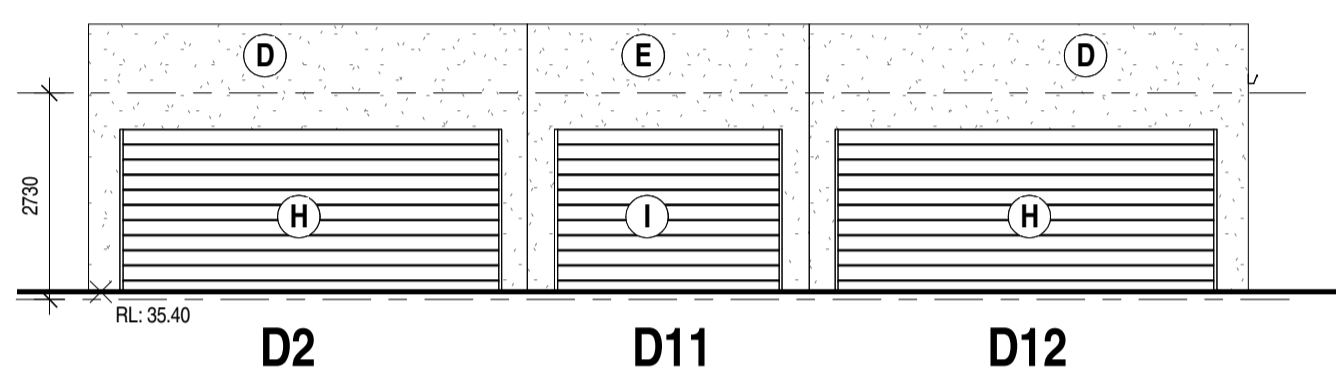
WEST ELEVATION D2 & D3
 SCALE: 1 : 100



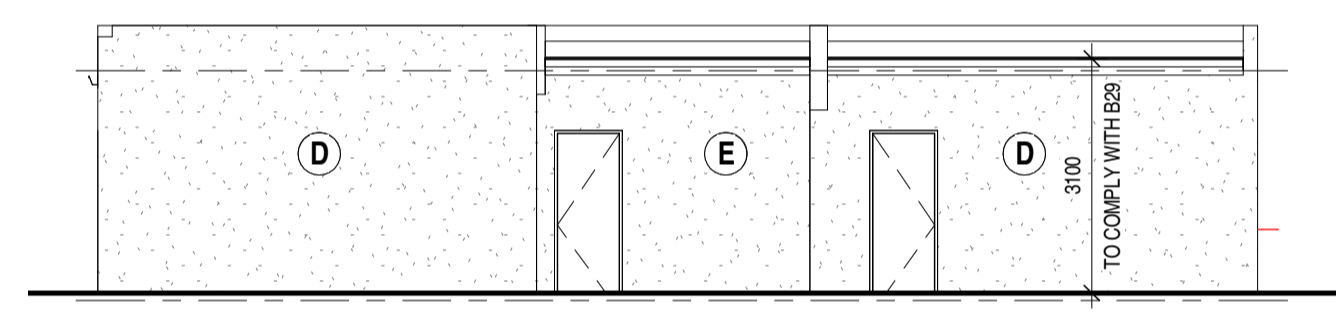
NORTH ELEVATION D3
 SCALE: 1 : 100



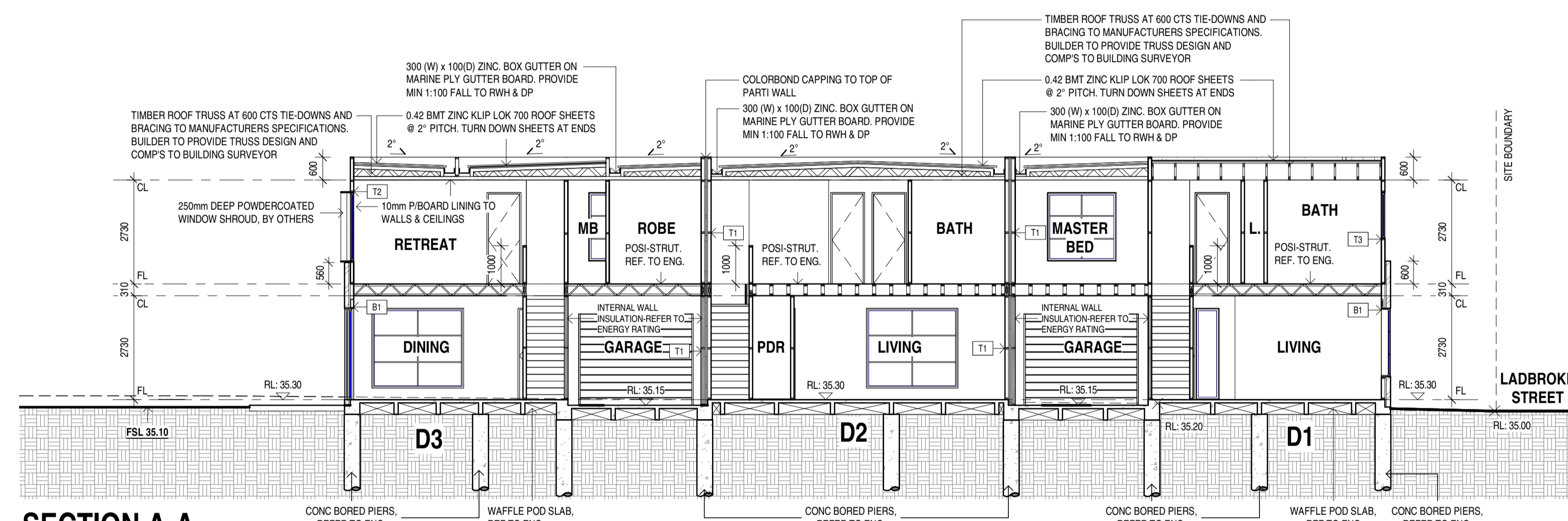
SOUTH ELEVATIONS D1 - LADBROKE ST
 SCALE: 1 : 100



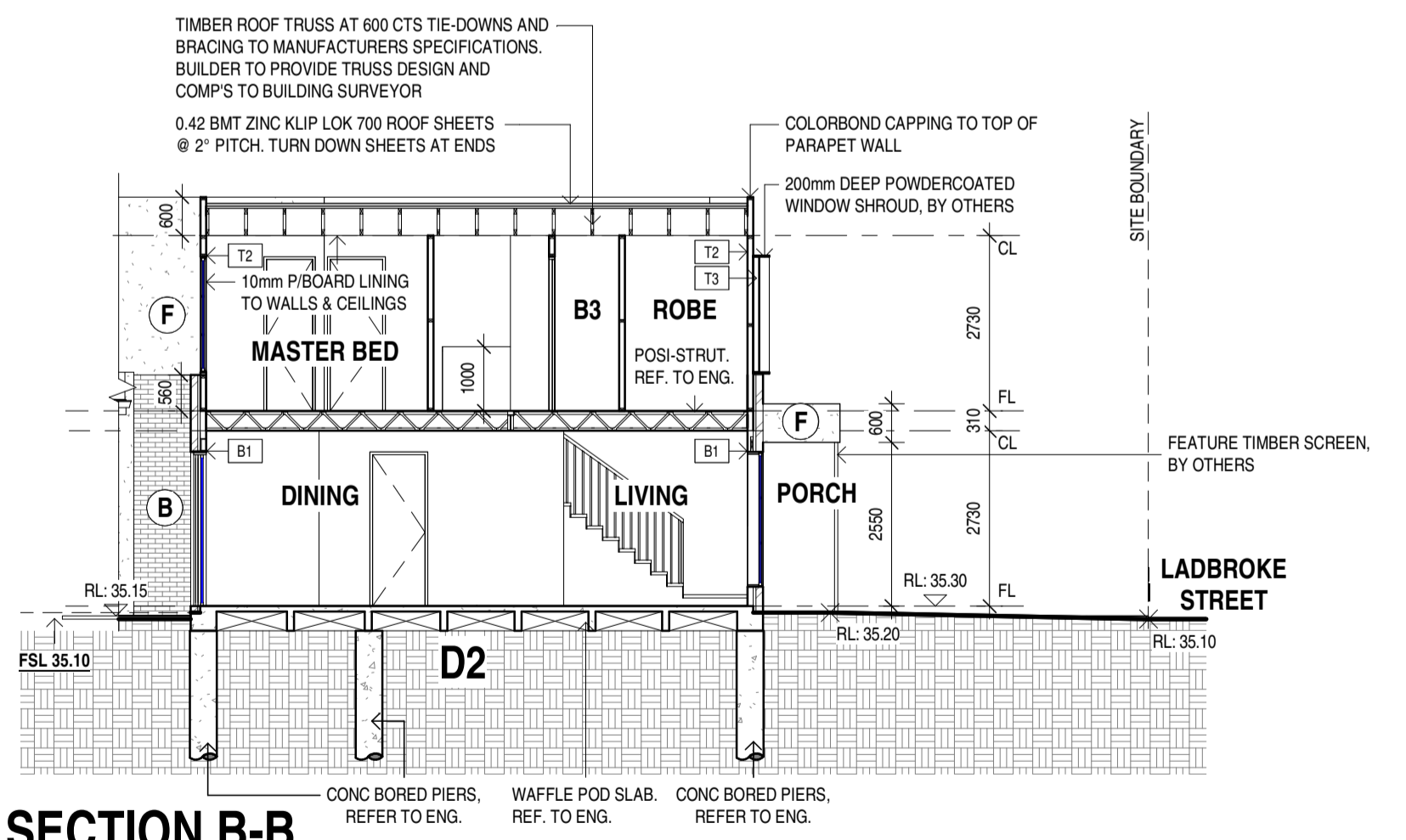
NORTH ELEVATIONS D2, D11, D12 GARAGE
 SCALE: 1 : 100



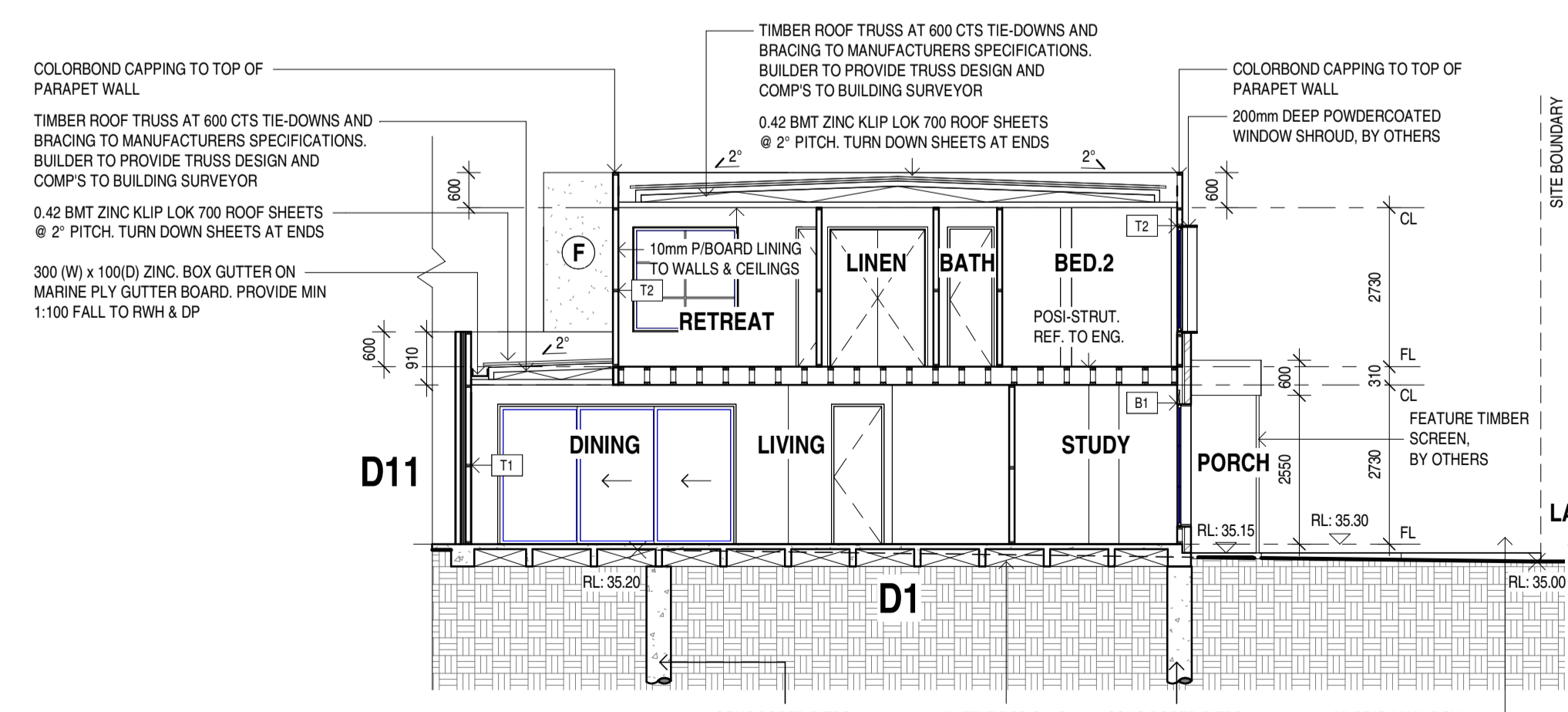
SOUTH ELEVATIONS D2, D11, D13 GARAGE
 SCALE: 1 : 100



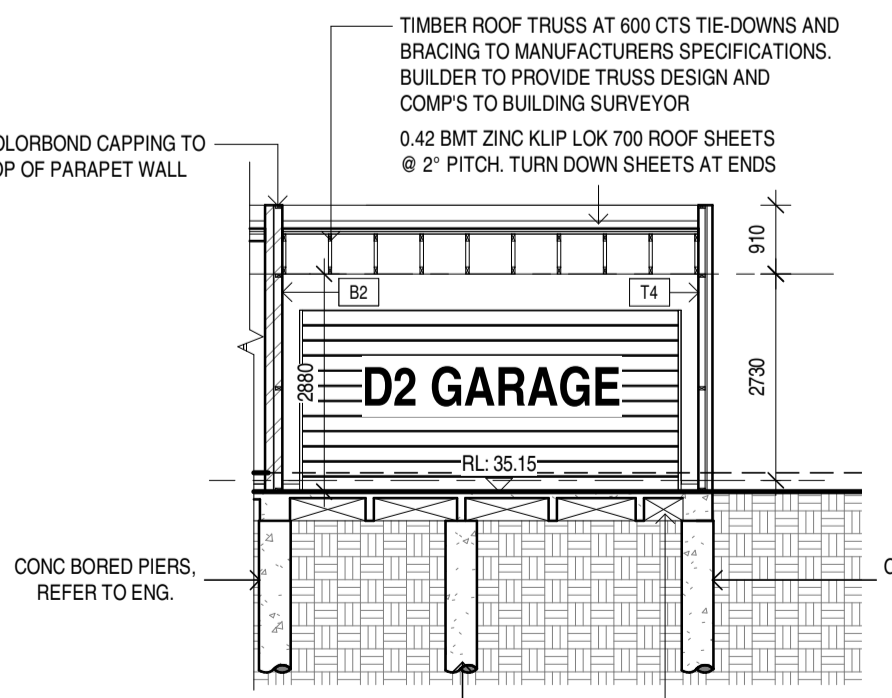
SECTION A-A
 SCALE: 1 : 100



SECTION B-B
 SCALE: 1 : 100



SECTION C-C
 SCALE: 1 : 100

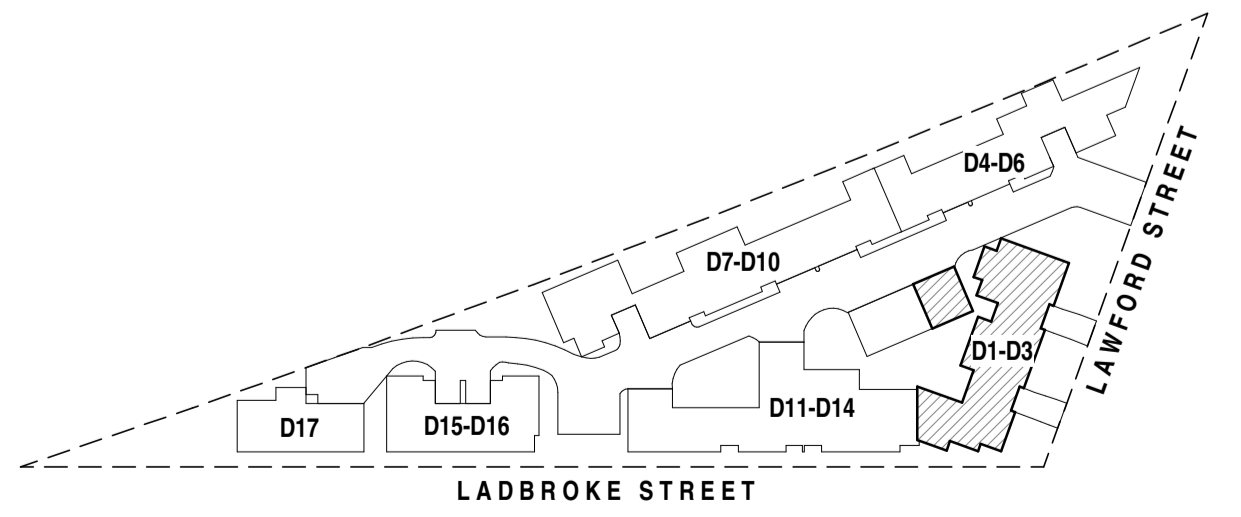


SECTION D-D
 SCALE: 1 : 100

MATERIALS SCHEDULE	
A	FACE BRICKWORK - PGH - VAULT GREY
B	FACE BRICKWORK - PGH - STORM
C	WEATHERTEX - WEATHERGROOVE - SMOOTH 300mm
D	HEBEL PANEL - RENDER - BASALT
E	HEBEL PANEL - RENDER - SHALE GREY
F	RENDER - SURFMIST
G	ENTRY DOORS - TIMBER LOOK NATURAL STAIN FINISH
H	GARAGE DOORS - SURFMIST - COLORBOND
I	GARAGE DOORS - MONUMENT - COLORBOND
J	ALUMINIUM WINDOW FRAMES - MONUMENT - DULUX POWDERCOAT
	DRIVEWAY - CONCRETE - CHARCOAL COLOR FINISH
	ROOF AND DOWNPIPE COLOR TO MATCH THE WINDSPRAY ROOF COLOR WILL BE CHOSEN WITH LIGHT COLOR & LOW ABSORPTANCE VALUE < 0.4 AS DESCRIBED IN NCC WHICH WILL REDUCE THE HEAT ISLAND EFFECT AND HEAT LOAD
	FEATURE TIMBER BATTEN - MONUMENT FINISH
	CANOPY - RENDER SURFMIST
S	SHROUD - MONUMENT - BY OTHERS

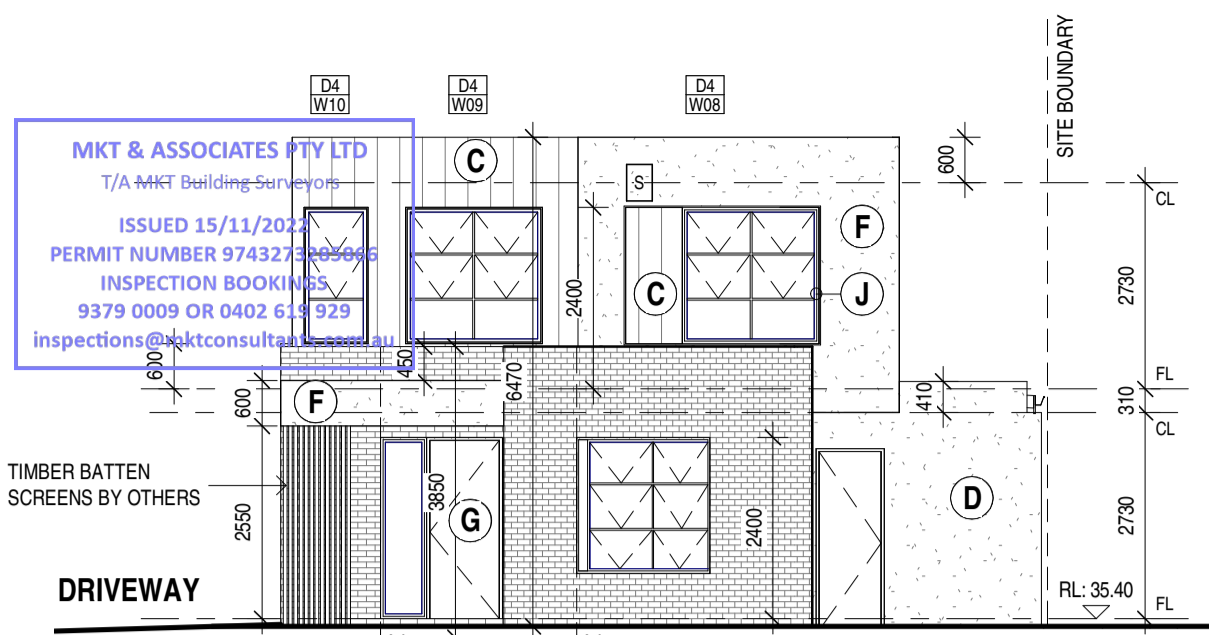
NOTE: DOUBLE GLAZING TO BE PROVIDED TO ALL HABITABLE ROOMS AS OUTLINED IN THE ACCOMPANIED BESS ASSESSMENT

WALL TYPE SCHEDULE	
REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS	
B1	200MM BRICK VENEER EXTERNAL WALL CONSTRUCTION: A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK; B. 40MM CAVITY; C. SISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY; E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; F. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE; MIN. FRL: 60/60/60 - REFER TO ENERGY RATING REPORT.
B2	200MM DOUBLE BRICK WALL CONSTRUCTION: A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK; B. 10MM CAVITY; C. 1 X 230 X 110 X 76 CLAY BRICK; MIN. FRL: 60/60/60
T1	CSR2405 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM A. 1 X 10MM GYPROCK SUPERCEK PLASTERBOARD LINING; B. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS; C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL; D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 600MM MAXIMUM CENTRES; E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL; F. 90 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS; G. 1 X 10MM GYPROCK SUPERCEK PLASTERBOARD LINING; - DISCONTINUOUS CONSTRUCTION, PKA PREDICTOR V16; - RWFRW + CTR = 65/63; FRL: 60/60/60 (FROM BOTH SIDES); - EWFR 475X; MIN. THICKNESS 28MM INCLUDING INTERNAL LINING - REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE, FFR, ACOUSTIC & THERMAL.
T2	90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED NRG GREENBOARD POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE; B. SISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.; D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
T3	90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. VERTICAL WEATHERTEX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE; B. SISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.; D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
T4	200MM HEBEL POWERPANEL XL WALLS: TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. 10MM THICK HEBEL POWERPANEL XL ON 50MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE; B. SISALATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1; C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX.; D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT; E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE. HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL). BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.

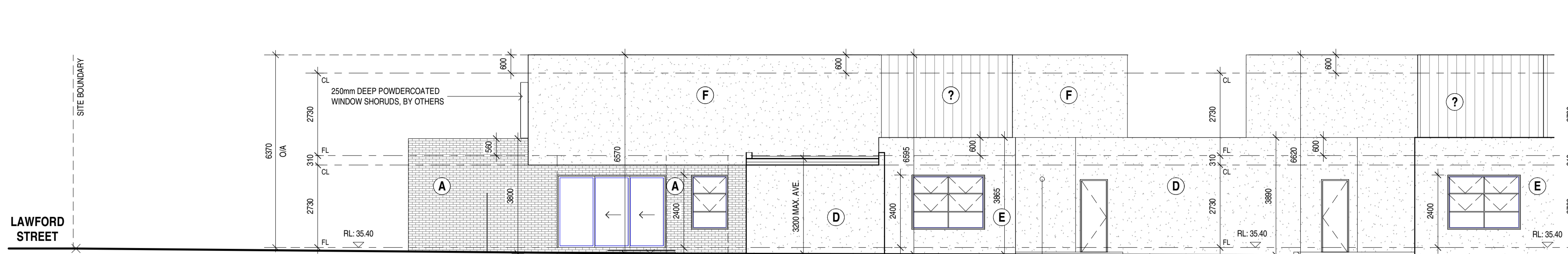


No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

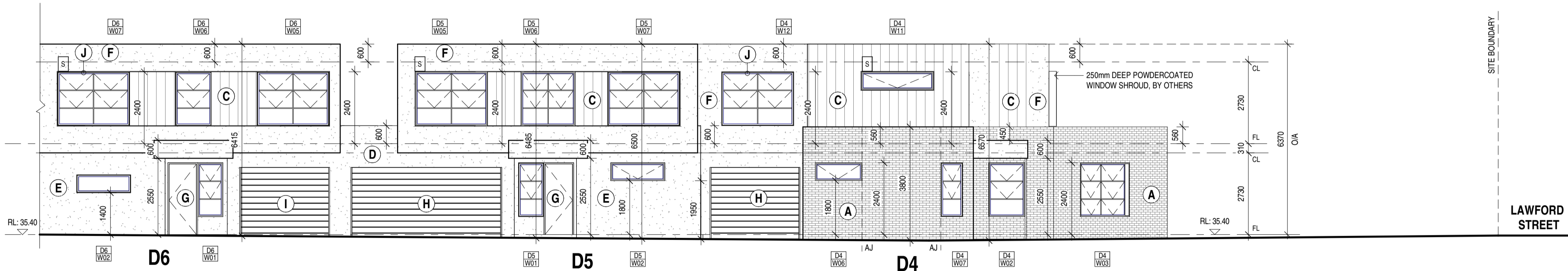
PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100 @A1/ 1:200 @A3
CHECKED BY	MM	ISSUE	FOR CONSTRUCTION



EAST ELEVATION (D4) - LAWFORD STREET
SCALE: 1 : 100



NORTH ELEVATION (D4-D6)
SCALE: 1 : 100



SOUTH ELEVATION (D4 - D6)
SCALE: 1 : 100

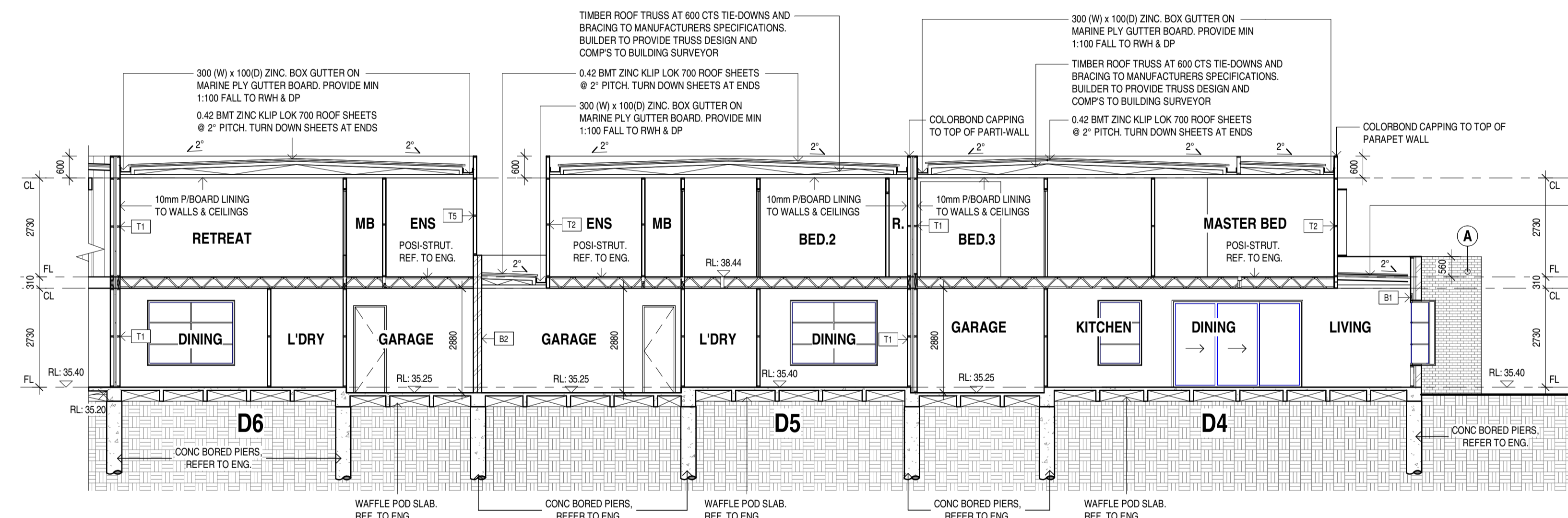
MATERIALS SCHEDULE	
A	FACE BRICKWORK - PGH - VAULT GREY
B	FACE BRICKWORK - PGH - STORM
C	WEATHERTEX - SMOOTH 300mm
D	HEBEL PANEL - RENDER - BASALT
E	HEBEL PANEL - RENDER - SHALE GREY
F	RENDER - SURFMIST
G	ENTRY DOORS - TIMBER LOCK - NATURAL STAIN FINISH
H	GARAGE DOORS - SURFMIST - COLORBOND
I	GARAGE DOORS - MONUMENT - COLORBOND
J	ALUMINIUM WINDOW FRAMES - MONUMENT - DULUX POWDERCOAT
	DRIVEWAY - CONCRETE - CHARCOAL COLOR FINISH
	ROOF AND DOWNPIPE COLOR TO MATCH THE WINDSPRAY ROOF COLOR WILL BE CHOSEN WITH LIGHT COLOR (LOW ABSORBANCE VALUE <4 AS DESCRIBED IN NCD) WHICH WILL REDUCE THE HEAT ISLAND EFFECT AND HEAT LOAD
	FEATURE TIMBER BATTEN - MONUMENT FINISH
	CANOPY - RENDER SURFMIST
S	SHROUD - MONUMENT - BY OTHERS

NOTE: DOUBLE GLAZING TO BE PROVIDED TO ALL HABITABLE ROOMS AS OUTLINED IN THE ACCOMPANIED BESS ASSESSMENT

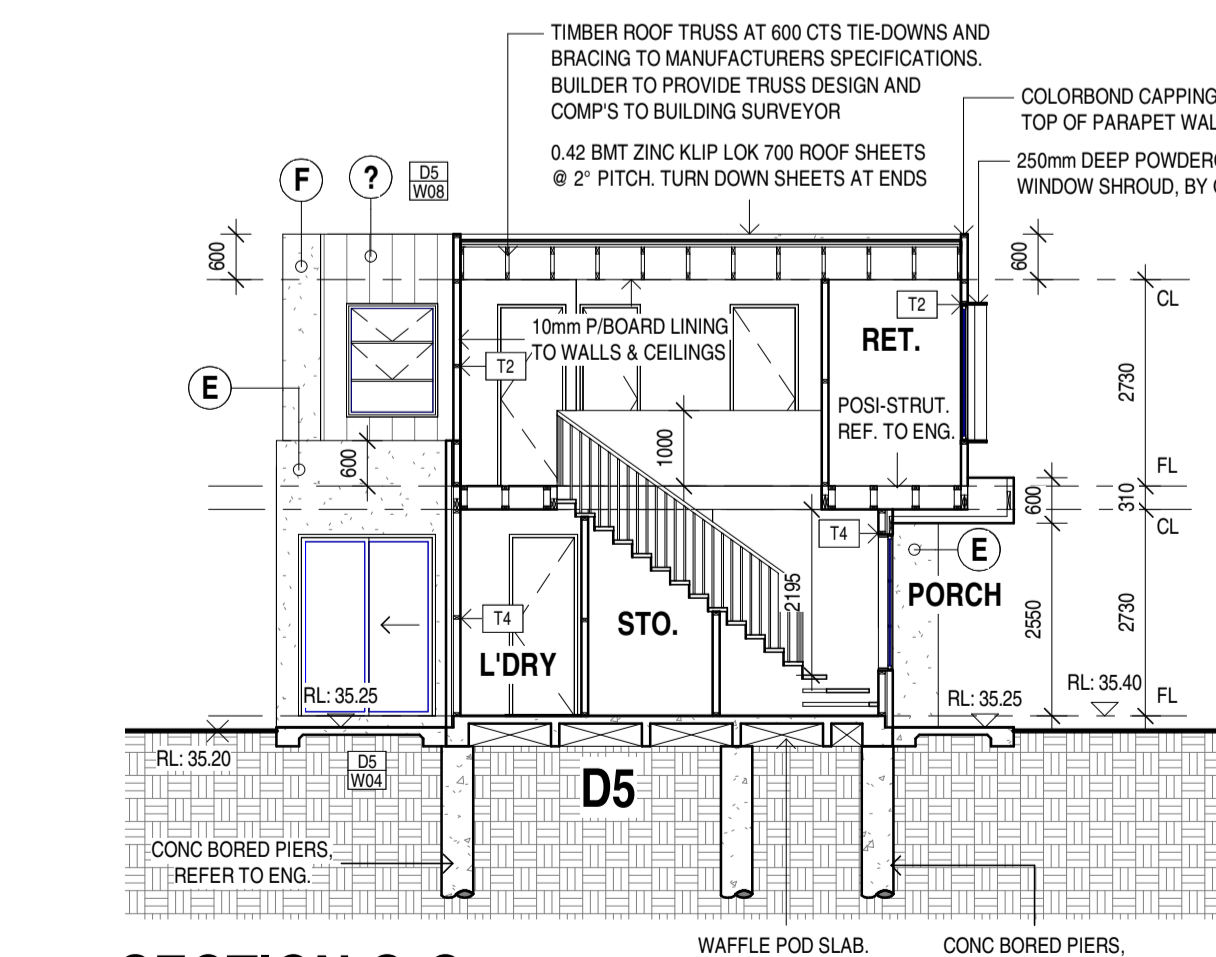
WALL TYPE SCHEDULE

REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

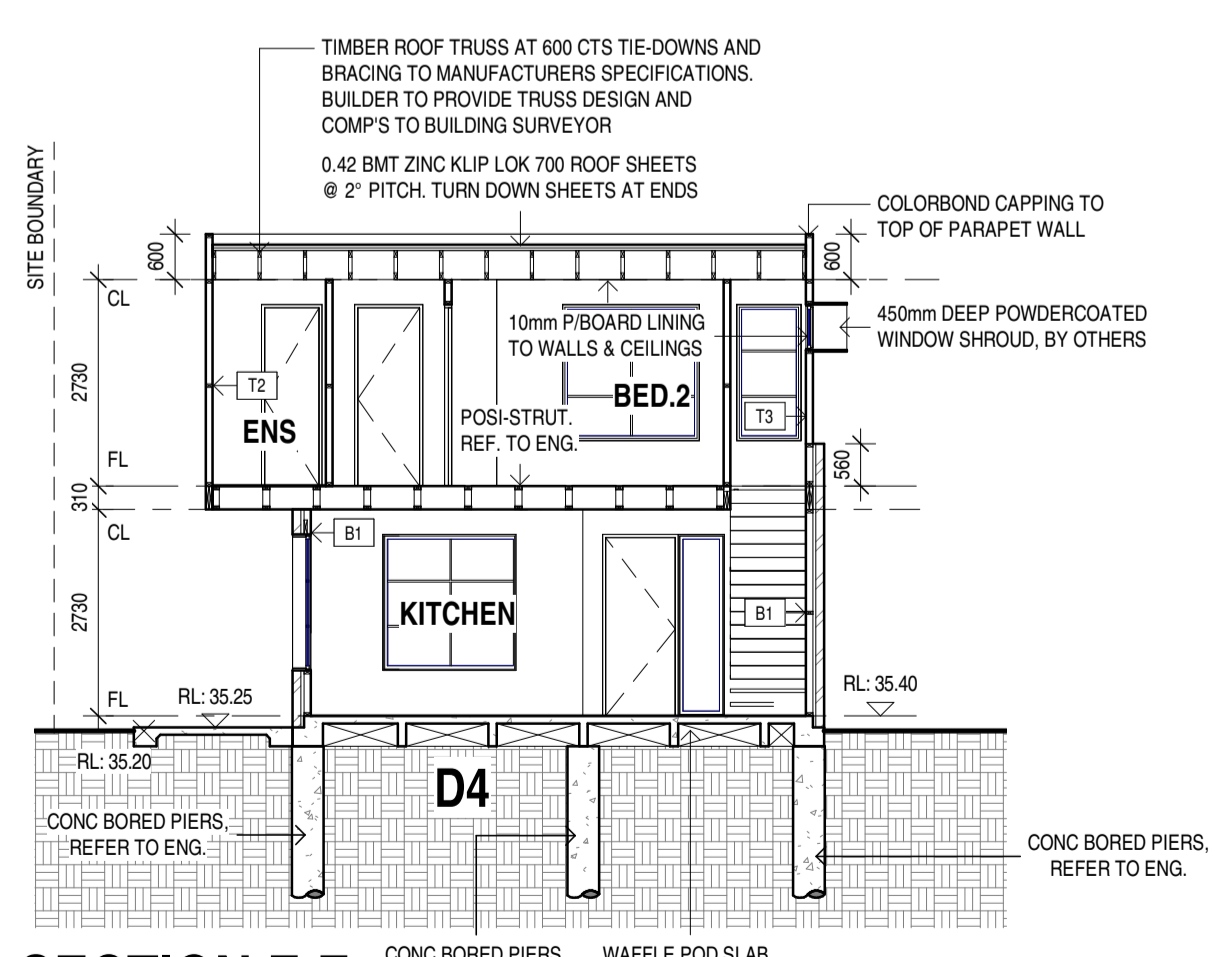
- B1** 240MM - BRICK VENEER EXTERNAL WALL CONSTRUCTION:
A. EXTERNAL FACE
1 X 230 X 110 X 76 CLAY BRICK;
B. 40MM CAVITY;
C. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY;
E. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
F. 18MM PLASTERBOARD LINING TO INTERNAL WALL FACE;
-MN. FRL: 60/60/0
- REFER TO ENERGY RATING REPORT.
- B2** 200MM - DOUBLE BRICK WALL CONSTRUCTION:
A. EXTERNAL FACE
1 X 230 X 110 X 76 CLAY BRICK;
B. 18MM CAVITY;
C. 1 X 250 X 110 X 76 CLAY BRICK;
-MN. FRL: 60/60/0
- T1** CSR2405 - 285MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
A. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING;
B. 80 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 60MM MAXIMUM CENTRES;
E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
F. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS;
G. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING;
- DISCONTINUOUS CONSTRUCTION, PKA PREDICTOR V16, R19/R14 + CTR - (E65) FRL: 60/60/0 (FROM BOTH SIDES);
- EWFA 45743, MIN. THICKNESS 285MM INCLUDING INTERNAL LINING
- REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE, FIRE, ACUSTIC & THERMAL
- REFER TO ENERGY RATING REPORT.
- T2** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED NRG GREENBOARD/
POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.;
D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
- T3** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. VERTICAL WEATHERTEX CLADDING 300MM DIRECT FIX.
REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.;
D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
- T4** 200MM - HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. 75MM THICK HEBEL POWERPANEL XL ON 35MM HEBEL TOP HATS.
REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX.;
D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE;
HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.



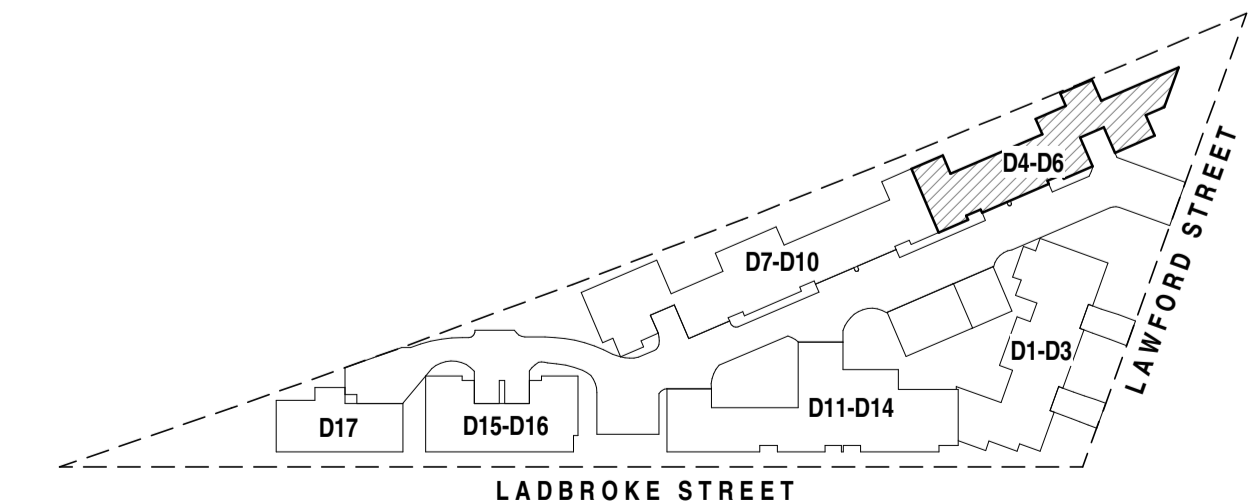
SECTION E-E
SCALE: 1 : 100



SECTION G-G
SCALE: 1 : 100

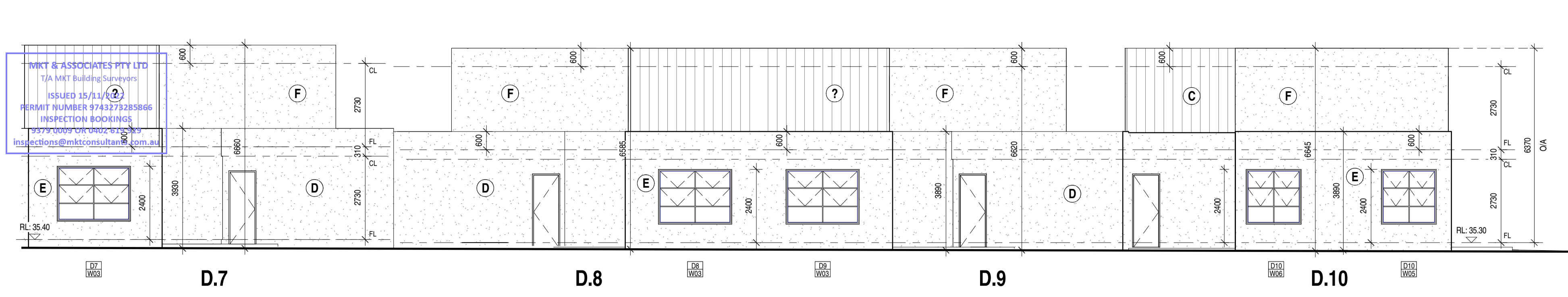


SECTION F-F
SCALE: 1 : 100

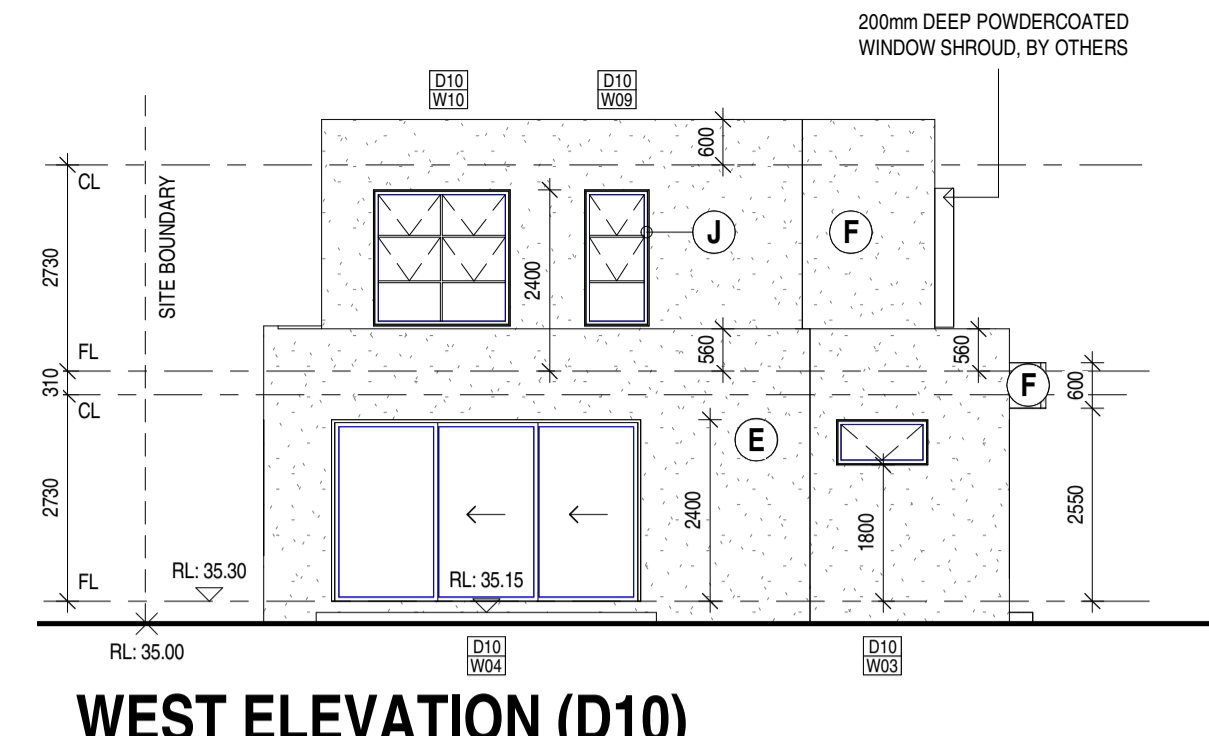


No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

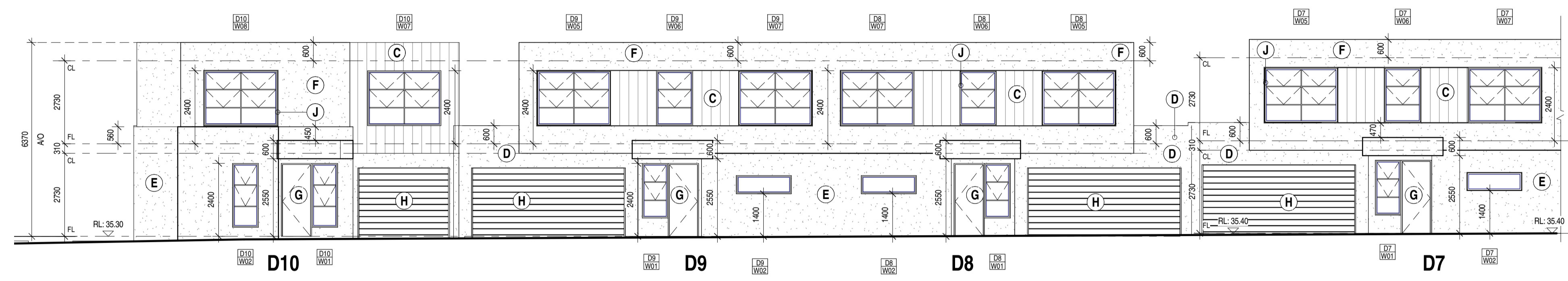
PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100@A1/ 1:200 @A3
CHECKED BY	MM	ISSUE	FOR CONSTRUCTION



NORTH ELEVATION (D7-D10)
SCALE: 1 : 100



WEST ELEVATION (D10)
SCALE: 1 : 100

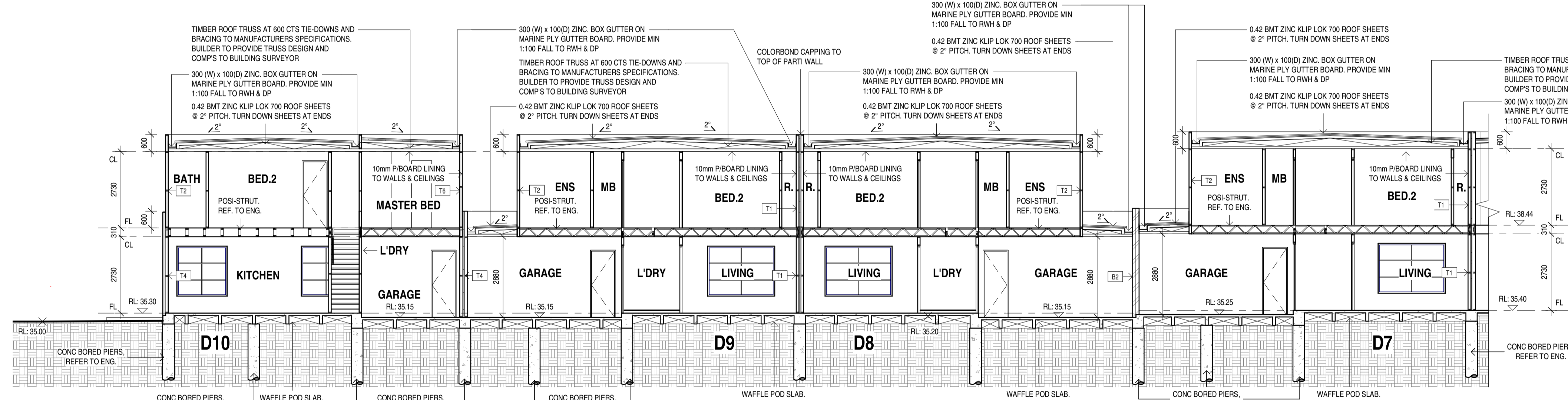


SOUTH ELEVATION (D7-10)
SCALE: 1 : 100

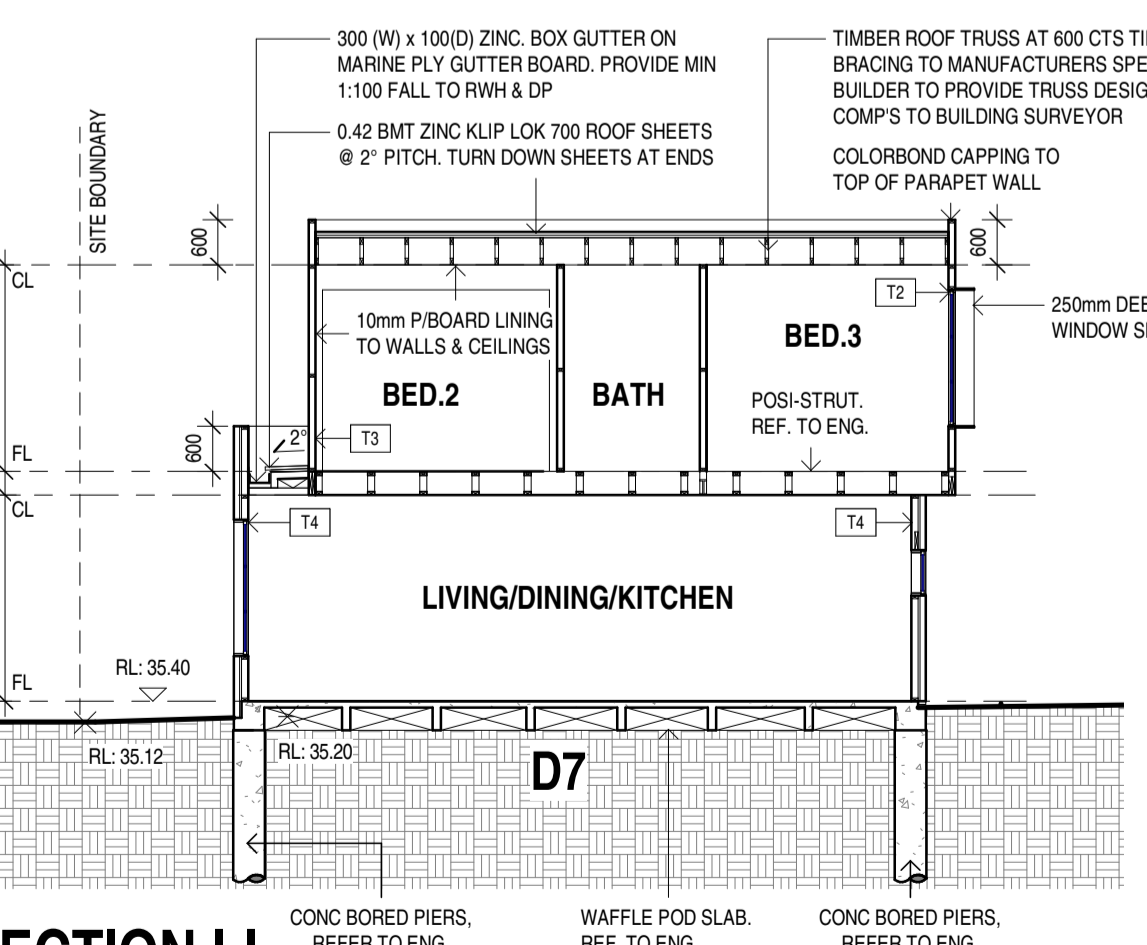
MATERIALS SCHEDULE	
A	FACE BRICKWORK - PGH - VAULT GREY
B	FACE BRICKWORK - PGH - STORM
C	WEATHERTEX - SMOOTH 300mm
D	HEBEL PANEL - RENDER - BASALT
E	HEBEL PANEL - RENDER - SHALE GREY
F	RENDER - SURFMIST
G	ENTRY DOORS - TIMBER LOOK - NATURAL STAIN FINISH
H	GARAGE DOORS - SURFMIST - COLORBOND
I	GARAGE DOORS - MONUMENT - COLORBOND
J	ALUMINIUM WINDOW FRAMES - MONUMENT - DULUX POWDERCOAT
	DRIVEWAY - CONCRETE - CHARCOAL COLOR FINISH
	ROOF AND DOWNPIPE COLOR TO MATCH THE WINDSPRAY ROOF COLOR WILL BE CHOSEN WITH LIGHT COLOR (LOW ABSORBANCE VALUE <0.4 AS DESCRIBED IN ICC) WHICH WILL REDUCE THE HEAT ISLAND EFFECT AND HEAT LOAD
	FEATURE TIMBER BATTEN - MONUMENT FINISH
	CANOPY - RENDER SURFMIST
S	SHROUD - MONUMENT - BY OTHERS

WALL TYPE SCHEDULE
REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

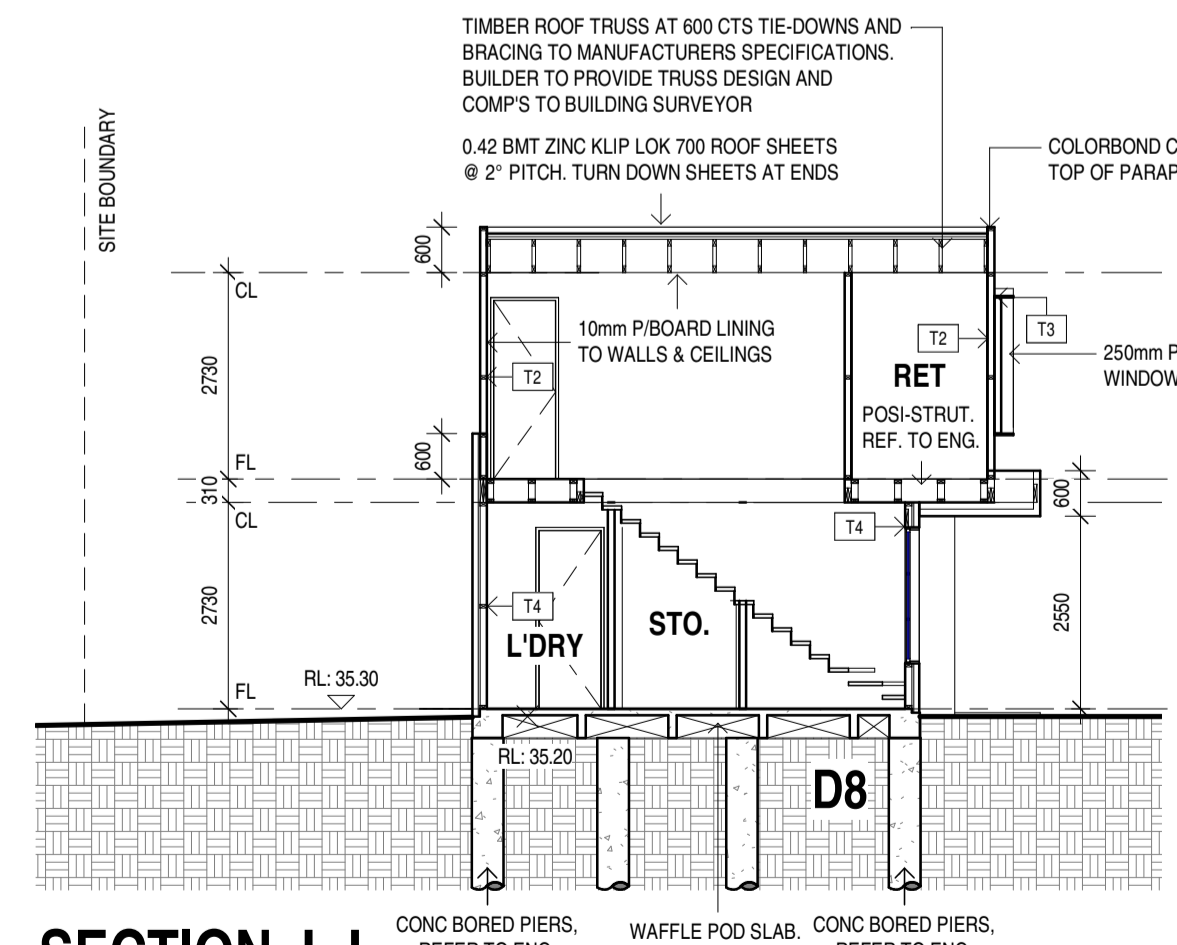
B1	240MM - BRICK VENEER EXTERNAL WALL CONSTRUCTION: A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK. B. 40MM CAVITY. C. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1. D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY. E. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. F. 10MM GYPROCK PLASTERBOARD LINING TO INTERNAL WALL FACE. -MIN. FRL: 60/60/60 -REFER TO ENERGY RATING REPORT.
B2	200MM - DOUBLE BRICK WALL CONSTRUCTION: A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK. B. 10MM CAVITY. C. 1 X 230 X 110 X 76 CLAY BRICK. -MIN. FRL: 60/60/60
T1	CSR2405 - 200MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM: A. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING. B. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS. C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL. D. 35 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 60MM MAXIMUM CENTRES. E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL. F. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R2.7 INSULATION POSITIONED BETWEEN STUDS. G. 1 X 10MM GYPROCK SUPERHECK PLASTERBOARD LINING. H. DISCONTINUOUS CONSTRUCTION. PKA PREDICTOR V16. -RWRW + CTR - 6555. FRL: 60/60/60 (FROM BOTH SIDES). -E/WFA 45743. MIN. THICKNESS 285MM INCLUDING INTERNAL LINING. -REFER TO CSR2405 GYPROCK 'THE RED BOOK' BOOK 1 DESIGN GUIDE. FIRE, ACOUSTIC & THERMAL.
T2	90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED 'WRG GREENBOARD' POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE. B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1. C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
T3	90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. VERTICAL WEATHERTEX CLADDING 300MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE. B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1. C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
T4	200MM - HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. 75MM THICK HEBEL POWERPANEL XL ON 35MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE. B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1. C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 1350MM CTS. MAX. D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE. HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL). BUILDER TO ENSURE ABUTTING NGL MAX. 100MM ABOVE BASE OF PANEL.



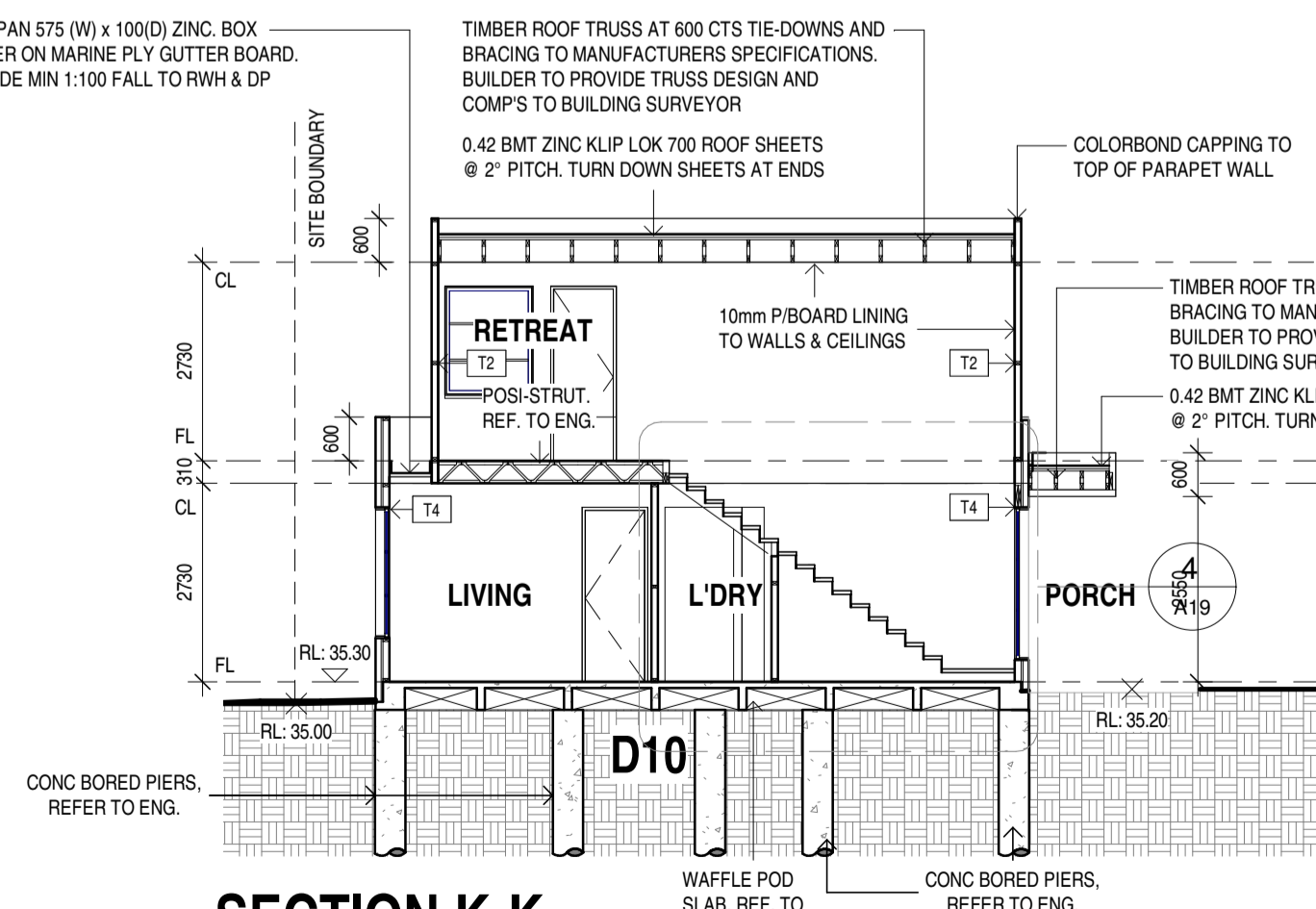
SECTION H-H
SCALE: 1 : 100



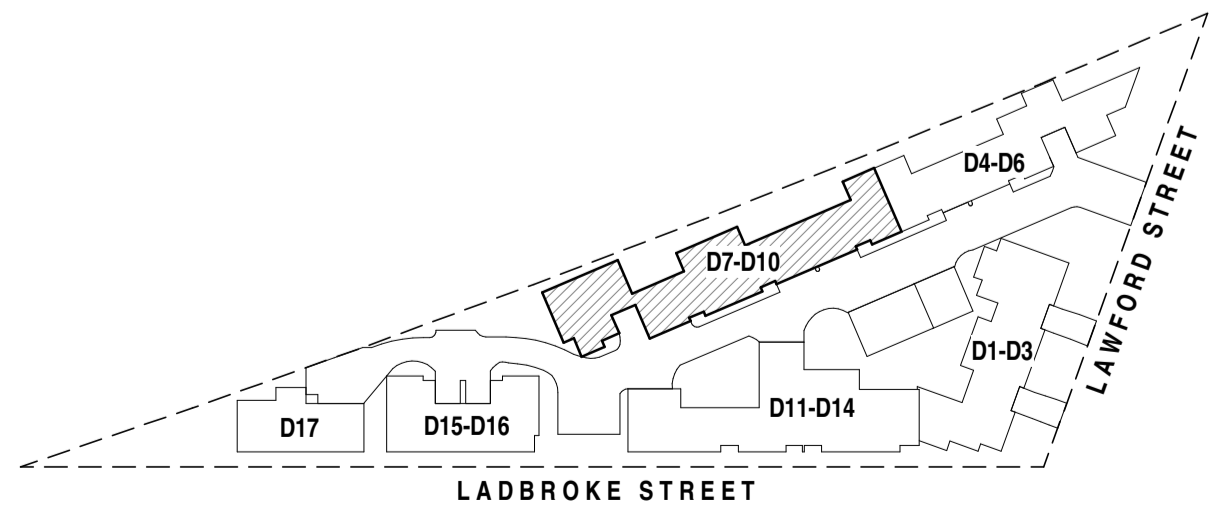
SECTION I-I
SCALE: 1 : 100



SECTION J-J
SCALE: 1 : 100



SECTION K-K
SCALE: 1 : 100



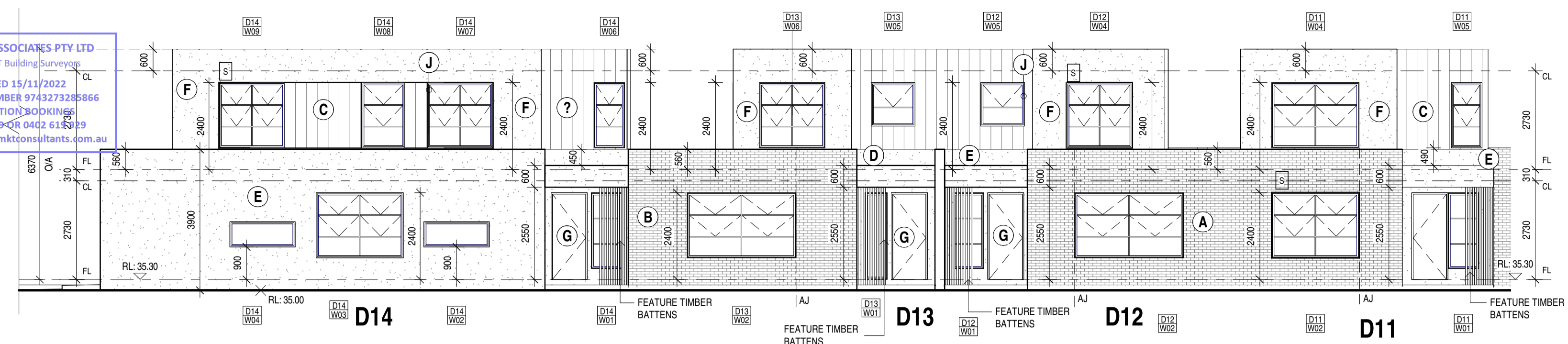
599 GILBERT ROAD, PRESTON VIC 3072 PH: 1300 933 744 E: info@wardledesign.com.au W: www.wardledesign.com.au		
No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

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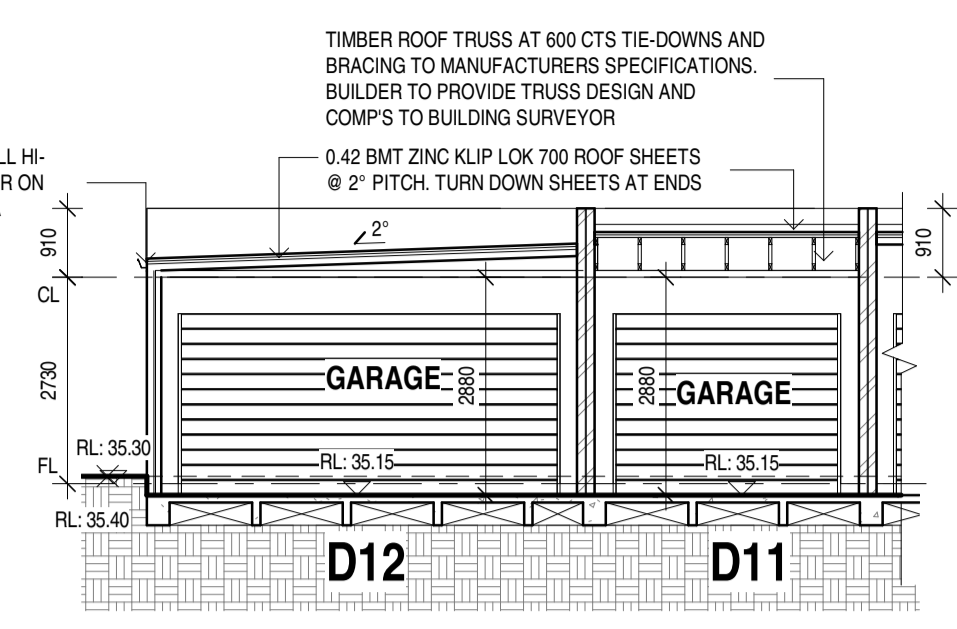
PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100@A1/ 1:200 @A3
CHECKED BY	MM	ISSUE	FOR CONSTRUCTION

LOT AS, LAWFORD ST, TRUGANINA	REVISION	SHEET No.
17 TOWNHOUSES	C	A14

MKT & ASSOCIATES PTY LTD
 7/4 MKT Building Surveys
 ISSUED 15/11/2022
 PERMIT NUMBER 97427328566
 INSPECTION BOOKING REF
 9379 0009 QR 0402 618 19 19
 inspections@mktconsultants.com.au



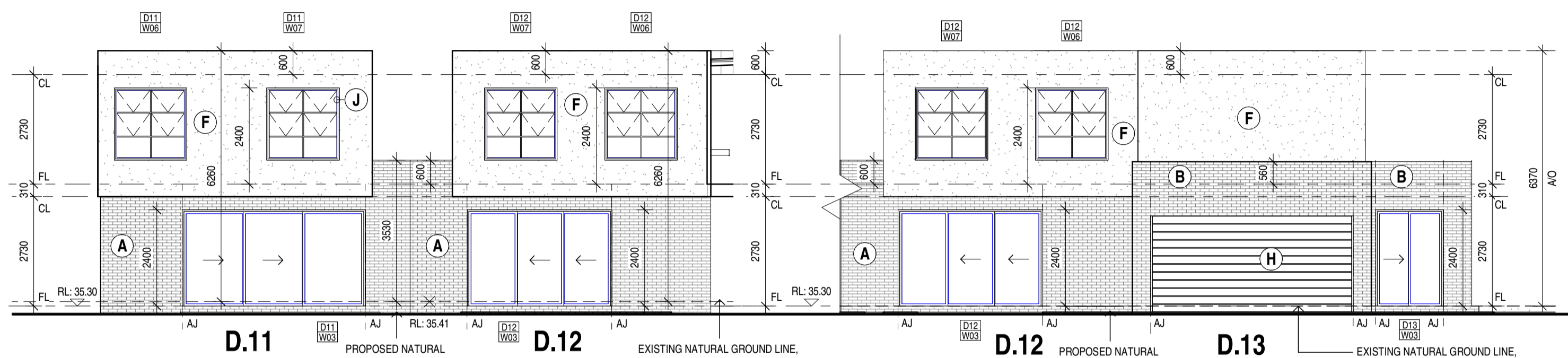
SOUTH ELEVATION (D11-D14) - LADBROKE STREET
 SCALE: 1: 100



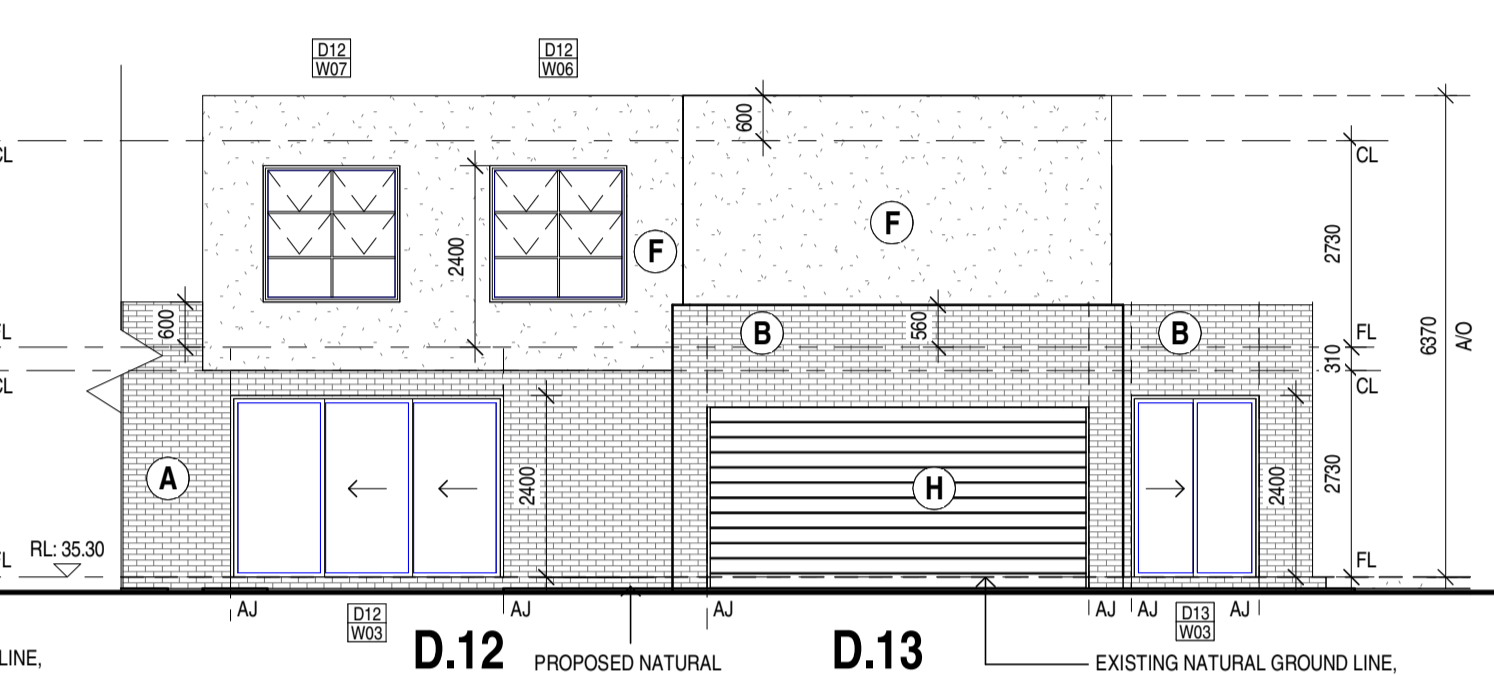
SECTION Q-Q
 SCALE: 1: 100

MATERIALS SCHEDULE	
A	FACE BRICKWORK - PGH - VAULT GREY
B	FACE BRICKWORK - PGH - STORM
C	WEATHERTEK - SMOOTH 300mm
D	HEBEL PANEL - RENDER - BASALT
E	HEBEL PANEL - RENDER - SHALE GREY
F	RENDER - NRG GREENBOARD - SURFMIST
G	ENTRY DOORS - TIMBER LOOK NATURAL STAIN FINISH
H	GARAGE DOORS - SURFMIST - COLORBOND
I	GARAGE DOORS - MONUMENT - COLORBOND
J	ALUMINIUM WINDOW FRAMES - MONUMENT - DULUX POWDERCOAT
	DRIVEWAY - CONCRETE - CHARCOAL COLOR FINISH
	ROOF AND DOWNPIPE COLOR TO MATCH THE WINDSPRAY ROOF COLOR WILL BE CHOSEN WITH LIGHT COLOR (LOW ABSORBANCE VALUE <0.4 AS DESCRIBED IN NCC) WHICH WILL REDUCE THE HEAT ISLAND EFFECT AND HEAT LOAD
	FEATURE TIMBER BATTEN - MONUMENT FINISH
	CANOPY - RENDER SURFMIST
S	SHROUD - MONUMENT - BY OTHERS

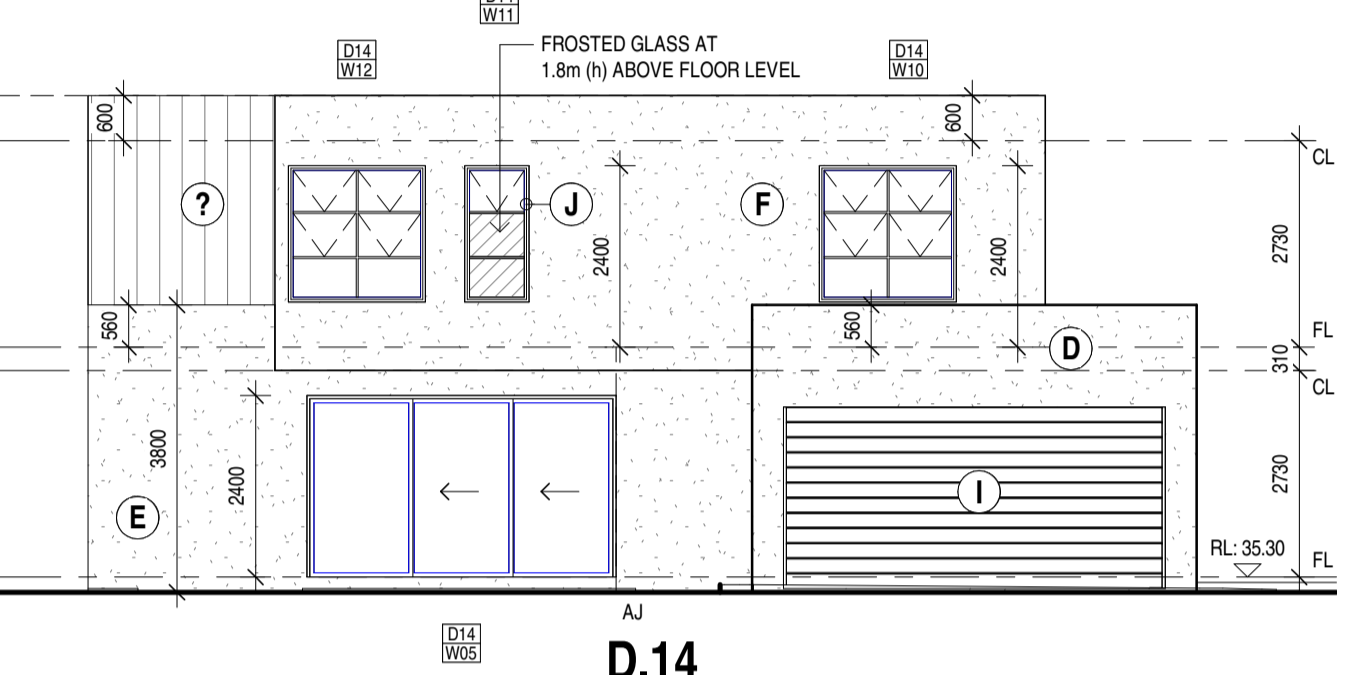
NOTE: DOUBLE GLAZING TO BE PROVIDED TO ALL HABITABLE ROOMS AS OUTLINED IN THE ACCOMPANIED BESS ASSESSMENT.



NORTH ELEVATION (D11-D12)
 SCALE: 1: 100

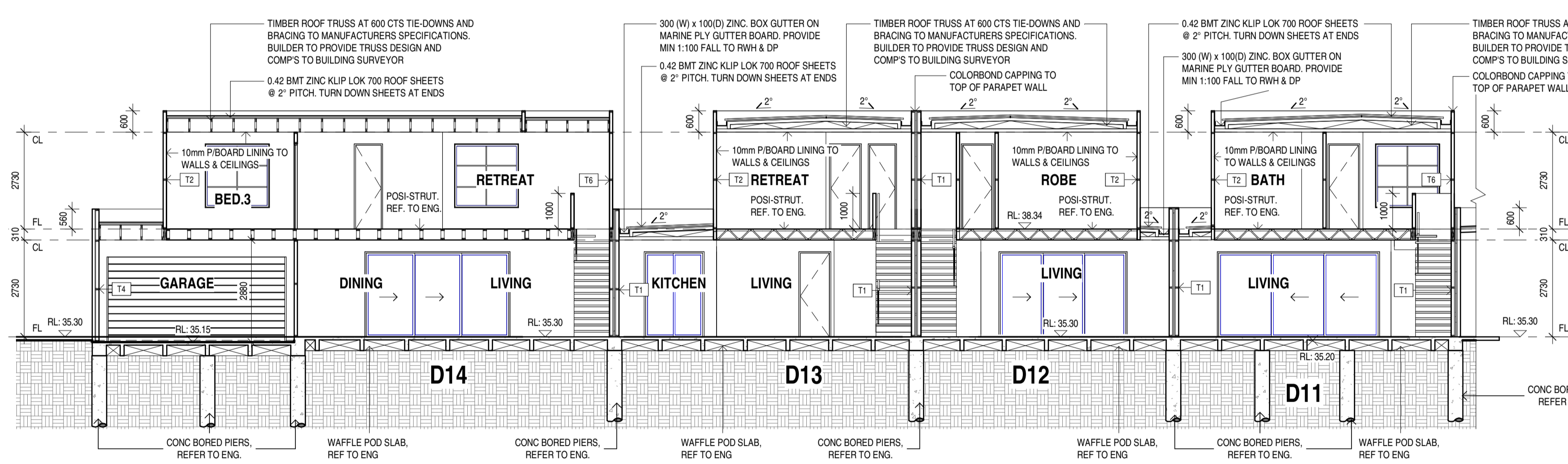


NORTH ELEVATIONS (D12-D13)
 SCALE: 1: 100

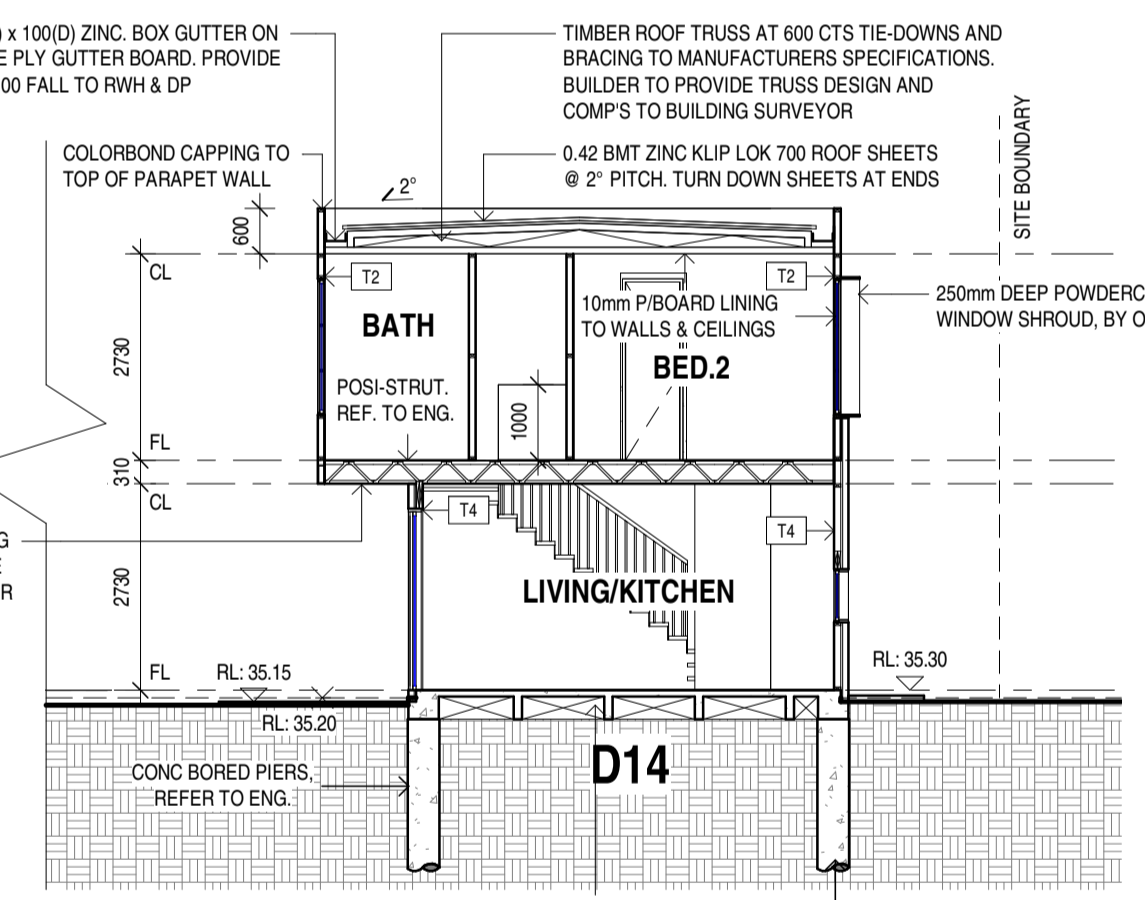


NORTH ELEVATION (D14)
 SCALE: 1: 100

WALL TYPE SCHEDULE	
REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS	
B1	240MM BRICK VENEER EXTERNAL WALL CONSTRUCTION: A. EXTERNAL FACE 1 X 200 X 110 X 76 CLAY BRICK B. 40MM CAVITY C. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1 D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY. E. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. F. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE. -MN, FRL 60/60/60 -REFER TO ENERGY RATING REPORT.
B2	220MM DOUBLE BRICK WALL CONSTRUCTION: A. EXTERNAL FACE 1 X 220 X 110 X 76 CLAY BRICK B. 10MM CAVITY C. 1 X 220 X 110 X 76 CLAY BRICK -MN, FRL 60/60/60

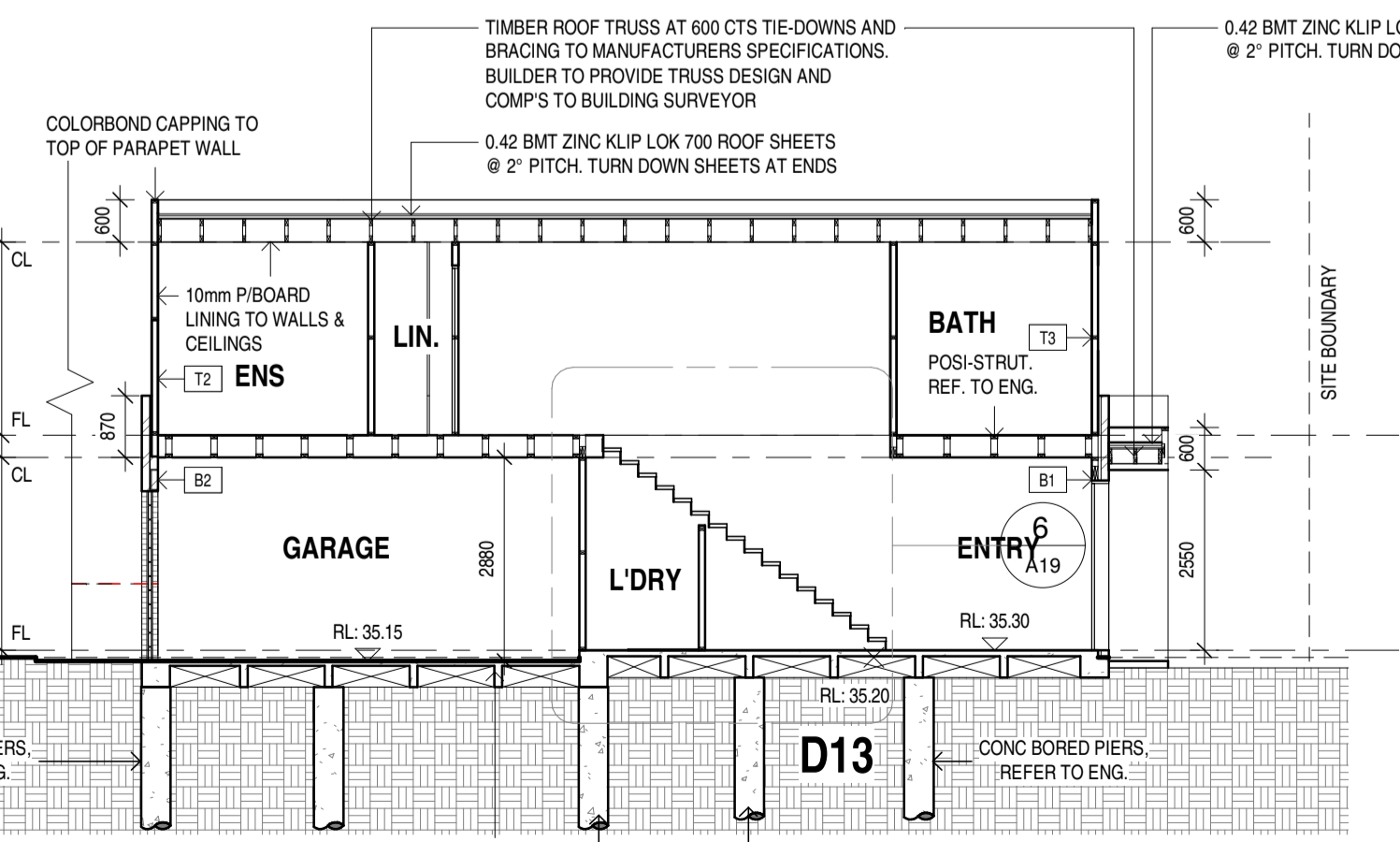


SECTION L-L
 SCALE: 1: 100

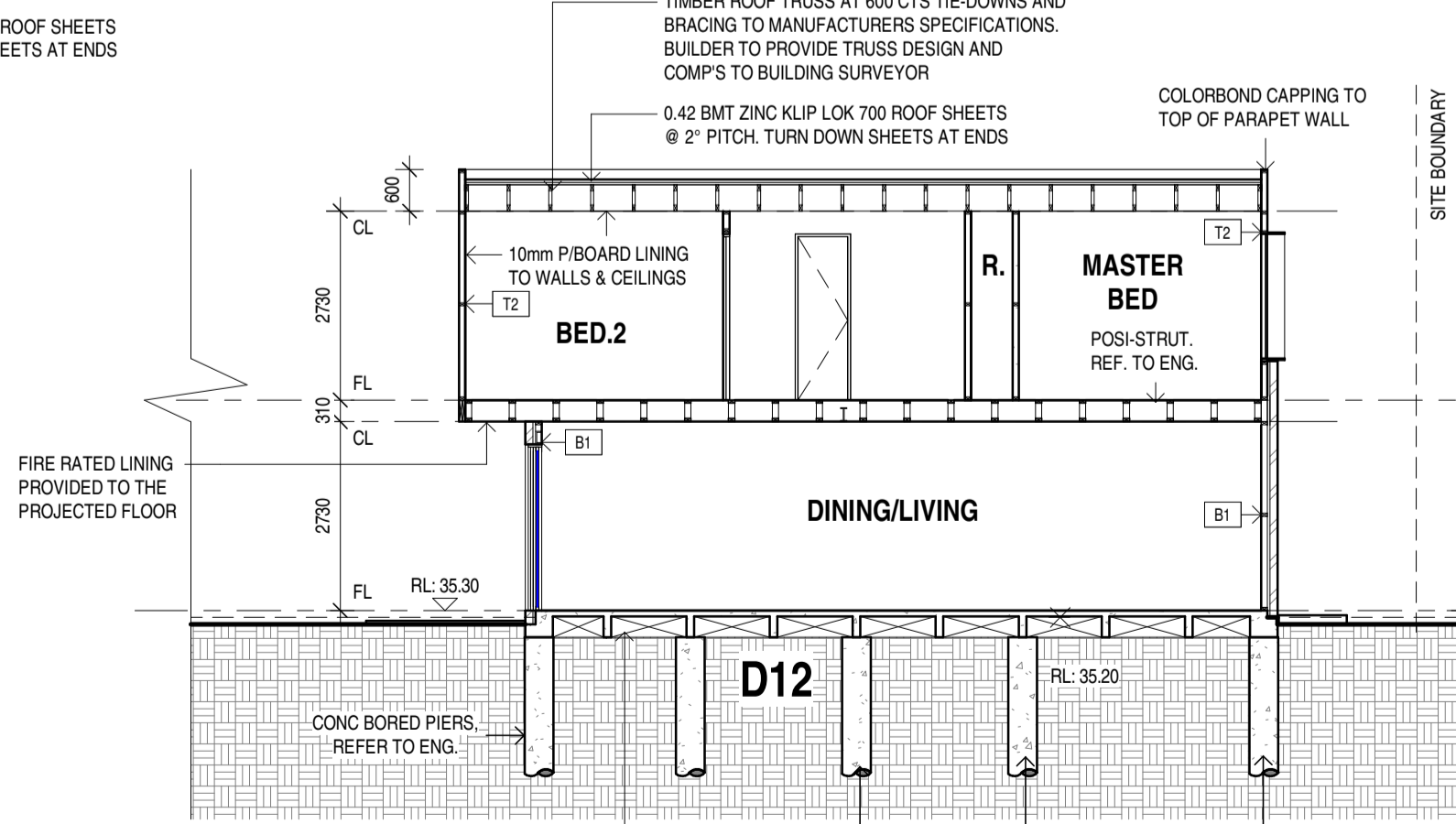


SECTION M-M
 SCALE: 1: 100

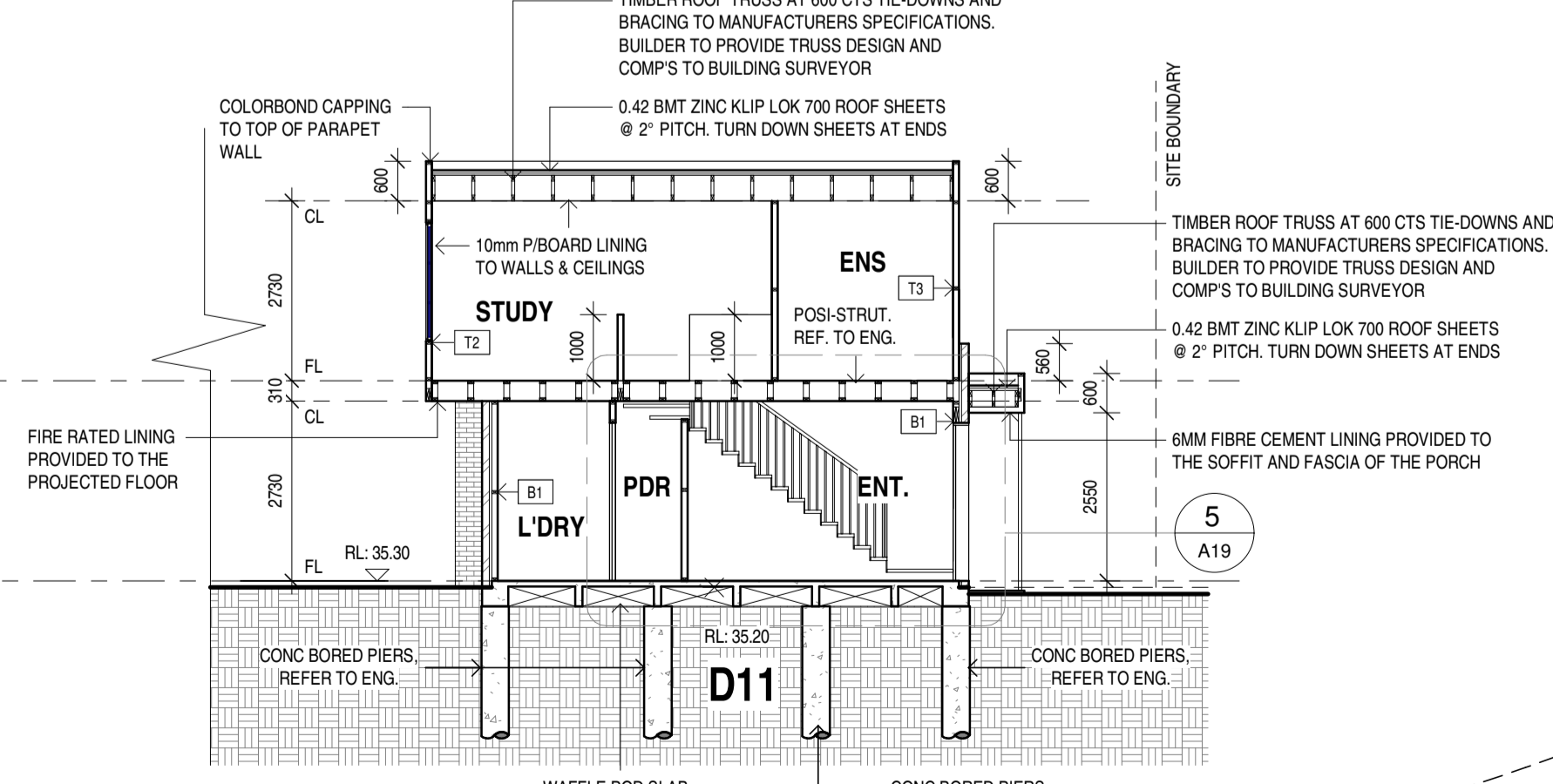
B2	220MM DOUBLE BRICK WALL CONSTRUCTION: A. EXTERNAL FACE 1 X 220 X 110 X 76 CLAY BRICK B. 10MM CAVITY C. 1 X 220 X 110 X 76 CLAY BRICK -MN, FRL 60/60/60
T1	CSR2405 - 265MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM: A. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING B. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL STUDS AT 60MM MAXIMUM CENTRES E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL F. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS G. 1 X 10MM GYPROCK SUPERHEK PLASTERBOARD LINING -DISCONTINUOUS CONSTRUCTION, PNA PREDICTOR V16 -RW/RV + CTR = B553, FRL 60/60/60 (FROM BOTH SIDES) -E/WFA 45/740, MIN. THICKNESS 28MM INCLUDING INTERNAL LINING -REFER TO CSR2405 GYPROCK THE RED BOOK: BOOK 1 DESIGN GUIDE, FIRE, ACOUSTIC & THERMAL
T2	90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED NRG GREENBOARD POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
T3	90MM TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. VERTICAL WEATHERTEK CLADDING 300MM DIRECT FIX REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE.
T4	200MM HEBEL POWERPANEL XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION: A. 75MM THICK HEBEL POWERPANEL XL ON 35MM HEBEL TOP HATS REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE B. ISOLATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1 C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. D. INSULATION BATTS WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT. E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE. HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL) BUILDER TO ENSURE BUTTING MGL MAX. 100MM ABOVE BASE OF PANEL



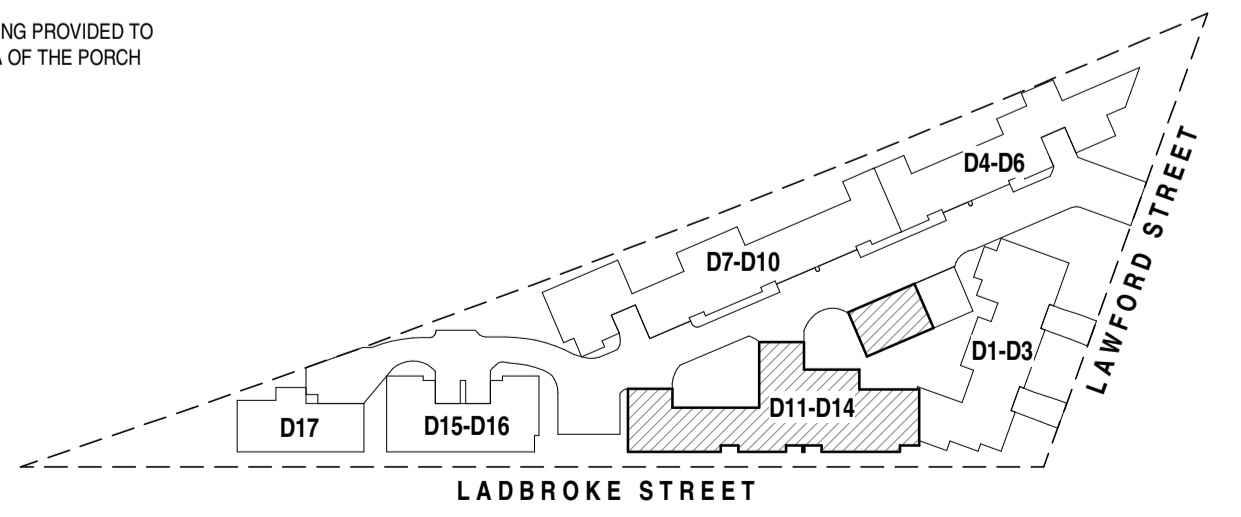
SECTION N-N
 SCALE: 1: 100



SECTION O-O
 SCALE: 1: 100



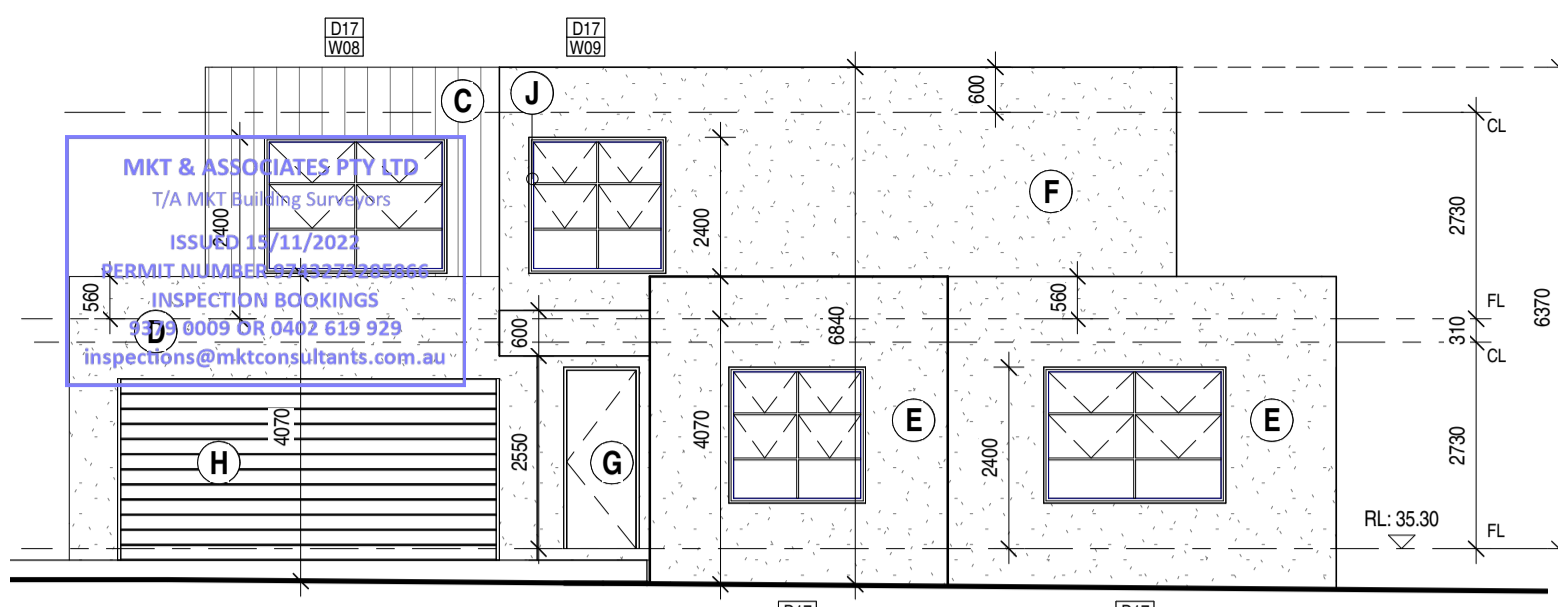
SECTION P-P
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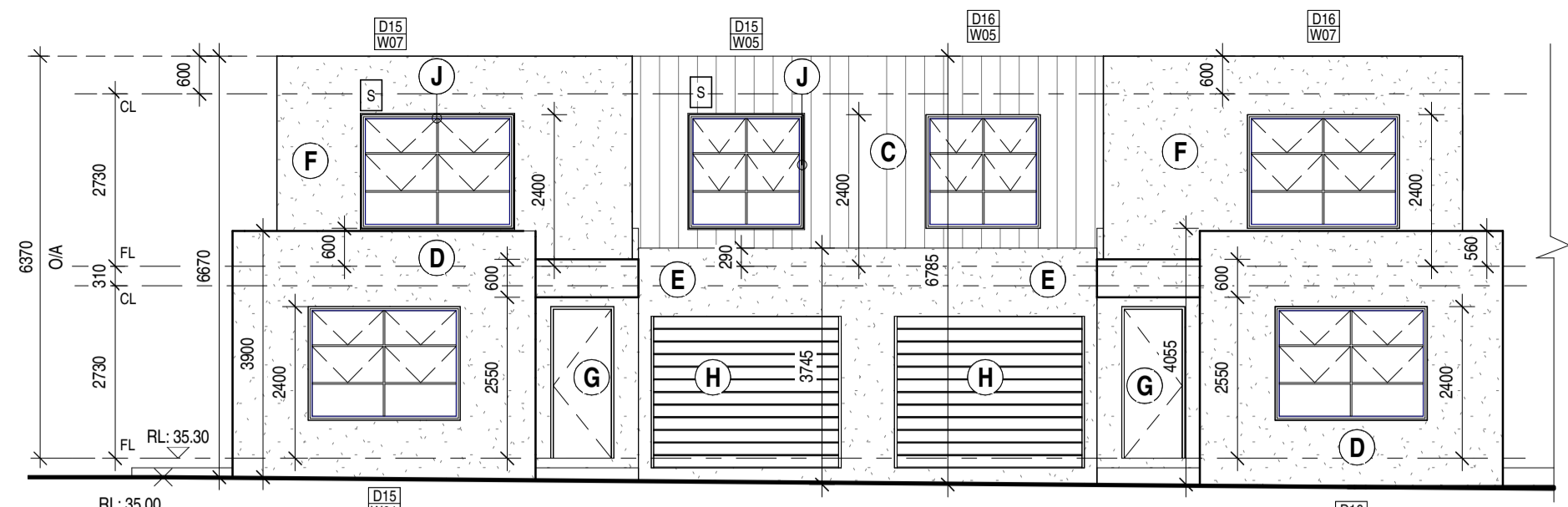
No.	Description	Date
A	PRELIM SET TO BS	29/08/2022
B	REVISED ISSUED TO B.S	15/10/2022
C	REVISED ISSUED TO B.S AS PER RFI DATED 20 OCT 2022	27/10/2022

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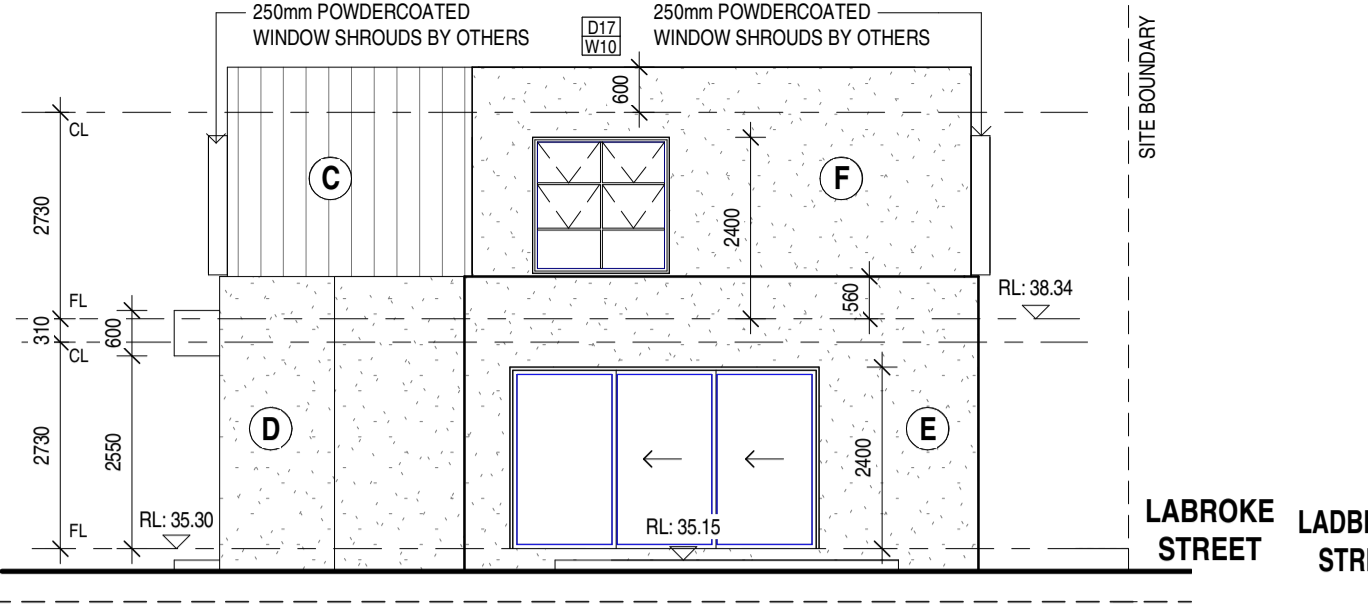
PROJECT No.	21-077	DATE	27/10/2022
DRAWN BY	VC/ MaM	SCALE	1:100@A1/ 1:200 @A3
CHECKED BY	MM	ISSUE	FOR CONSTRUCTION



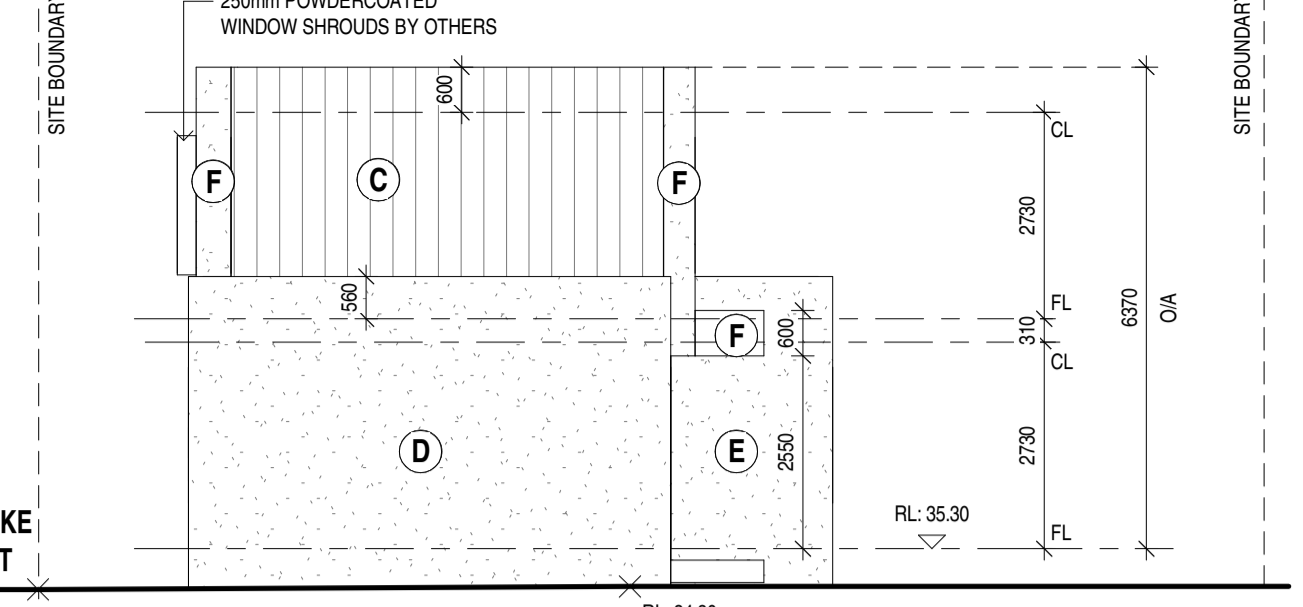
NORTH ELEVATION (D17)
SCALE: 1:100



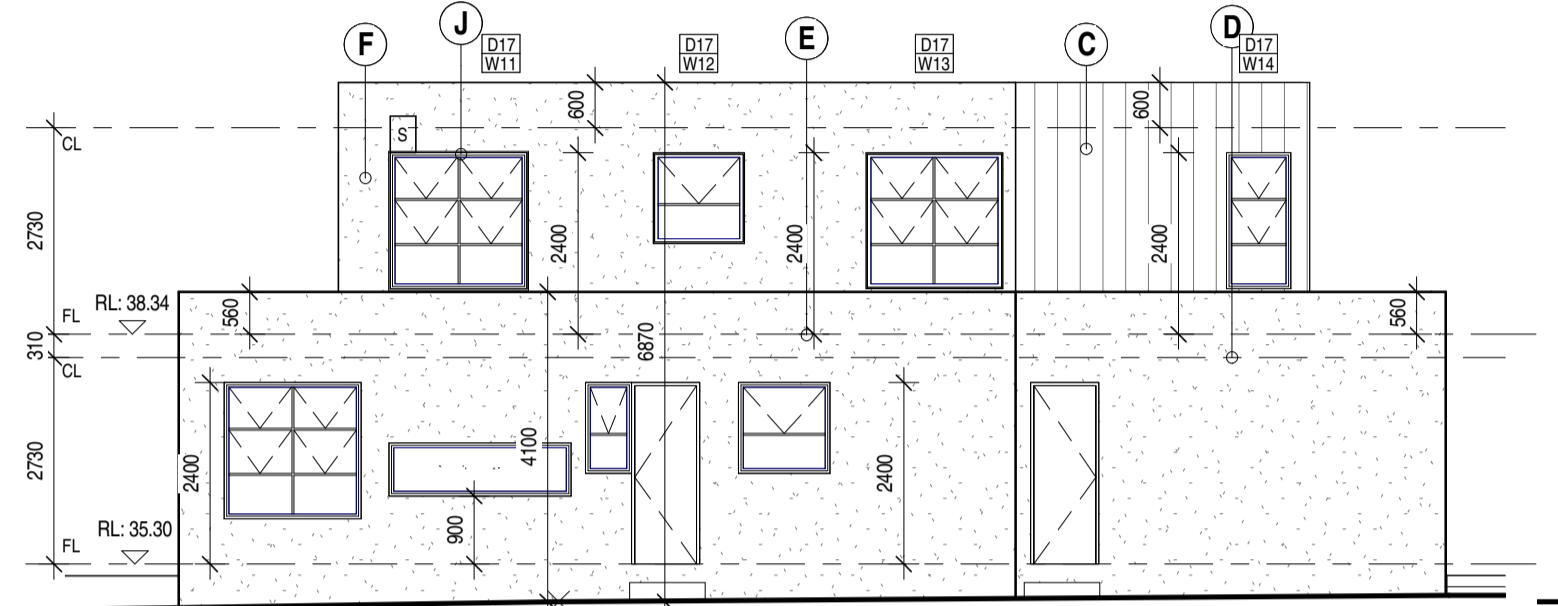
NORTH ELEVATION (D15-16)
SCALE: 1:100



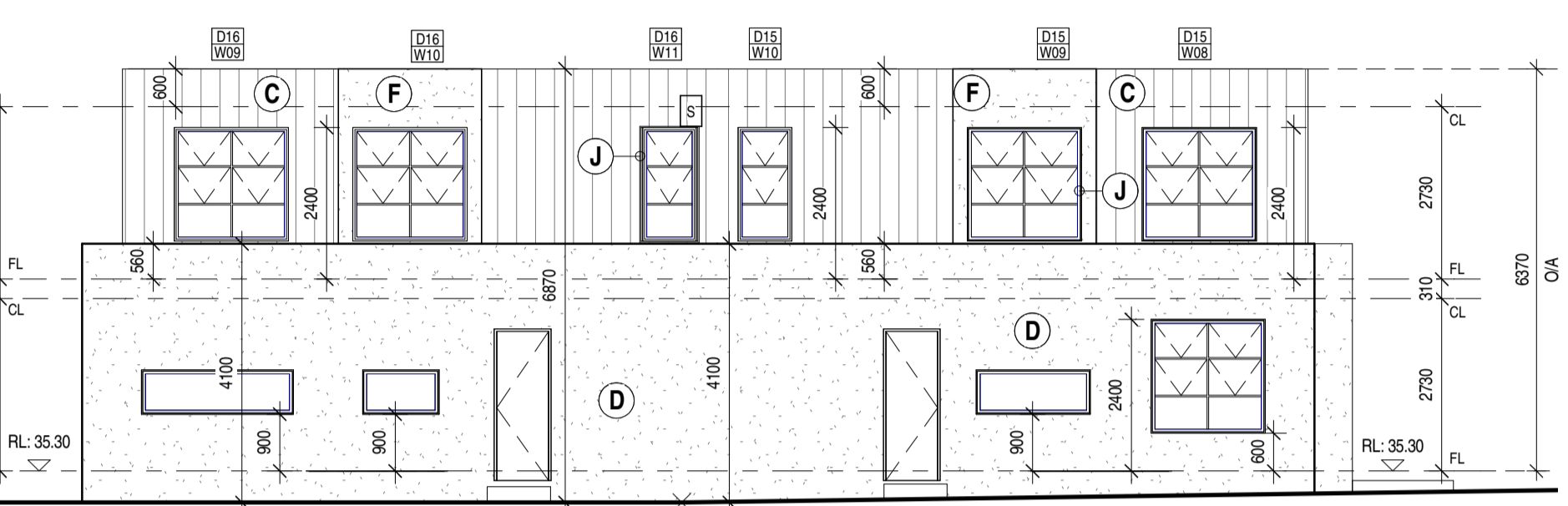
WEST ELEVATION (D17)
SCALE: 1:100



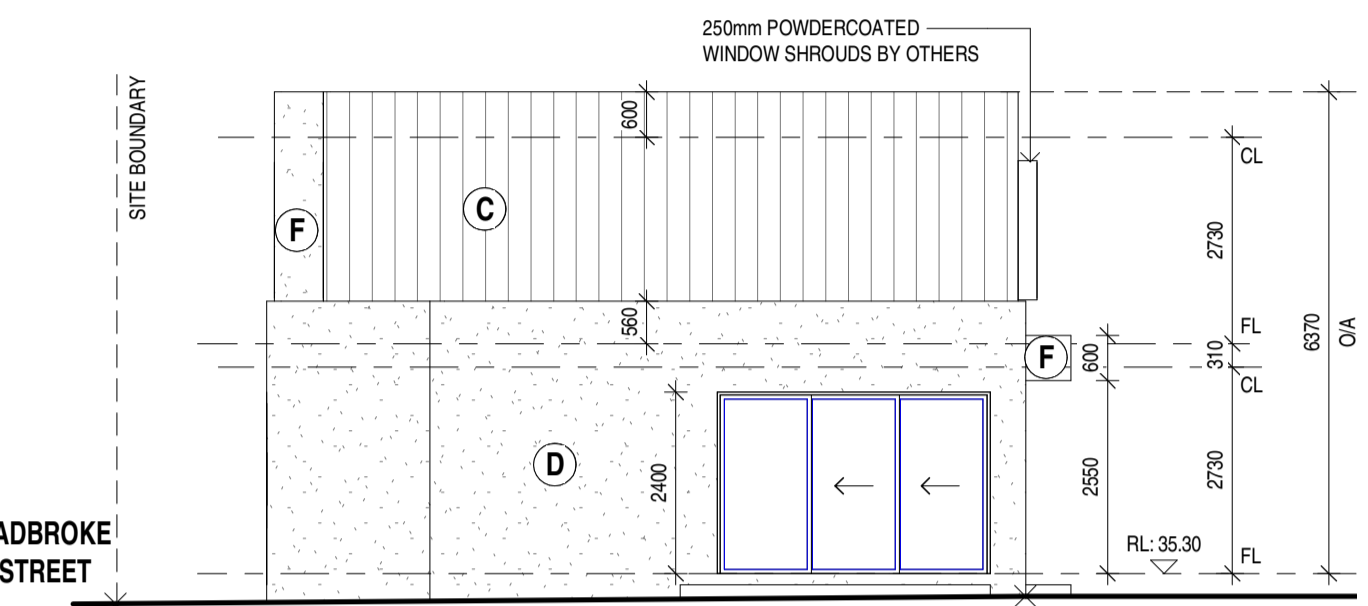
INTERNAL EAST ELEVATION (D17)
SCALE: 1:100



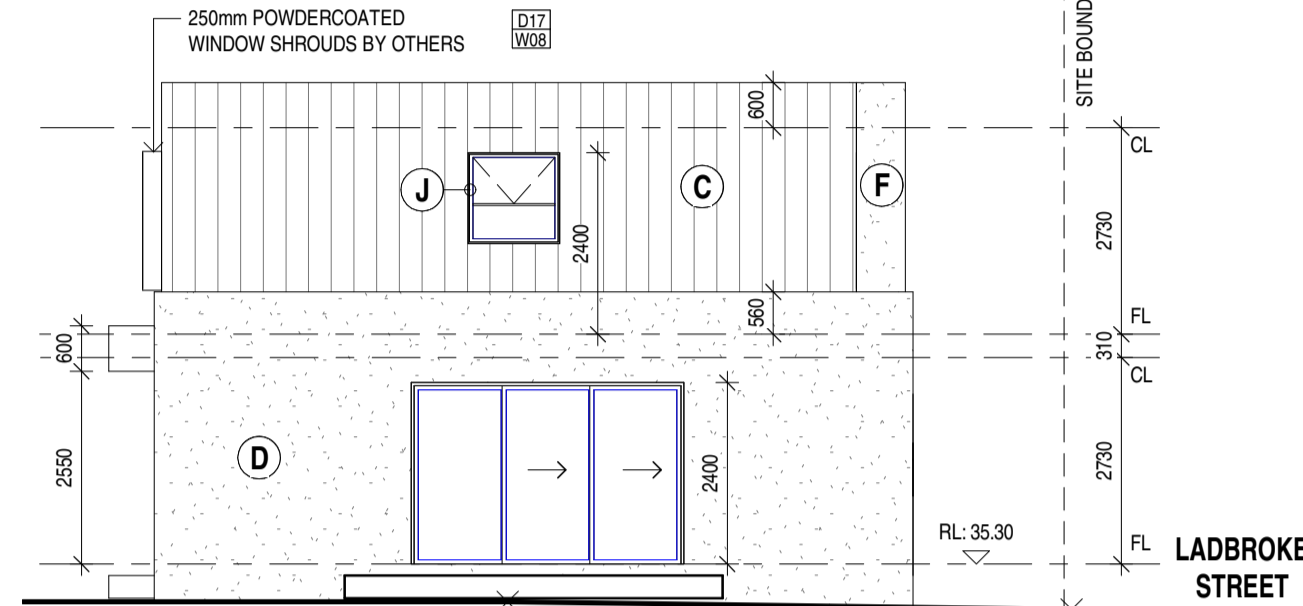
SOUTH ELEVATION (D17) - LADBROKE STREET
SCALE: 1:100



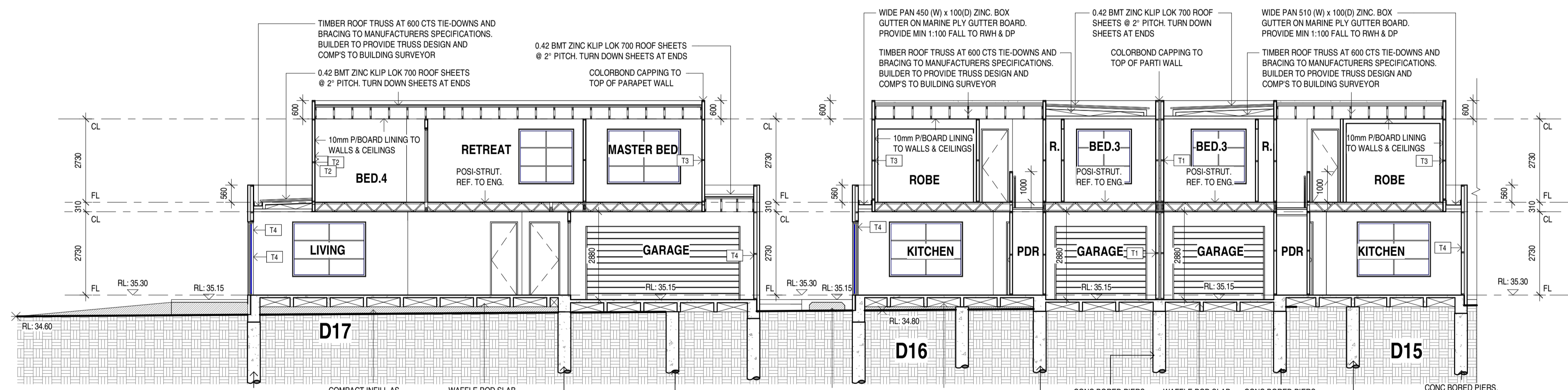
SOUTH ELEVATION (D15-D16) - LADBROKE STREET
SCALE: 1:100



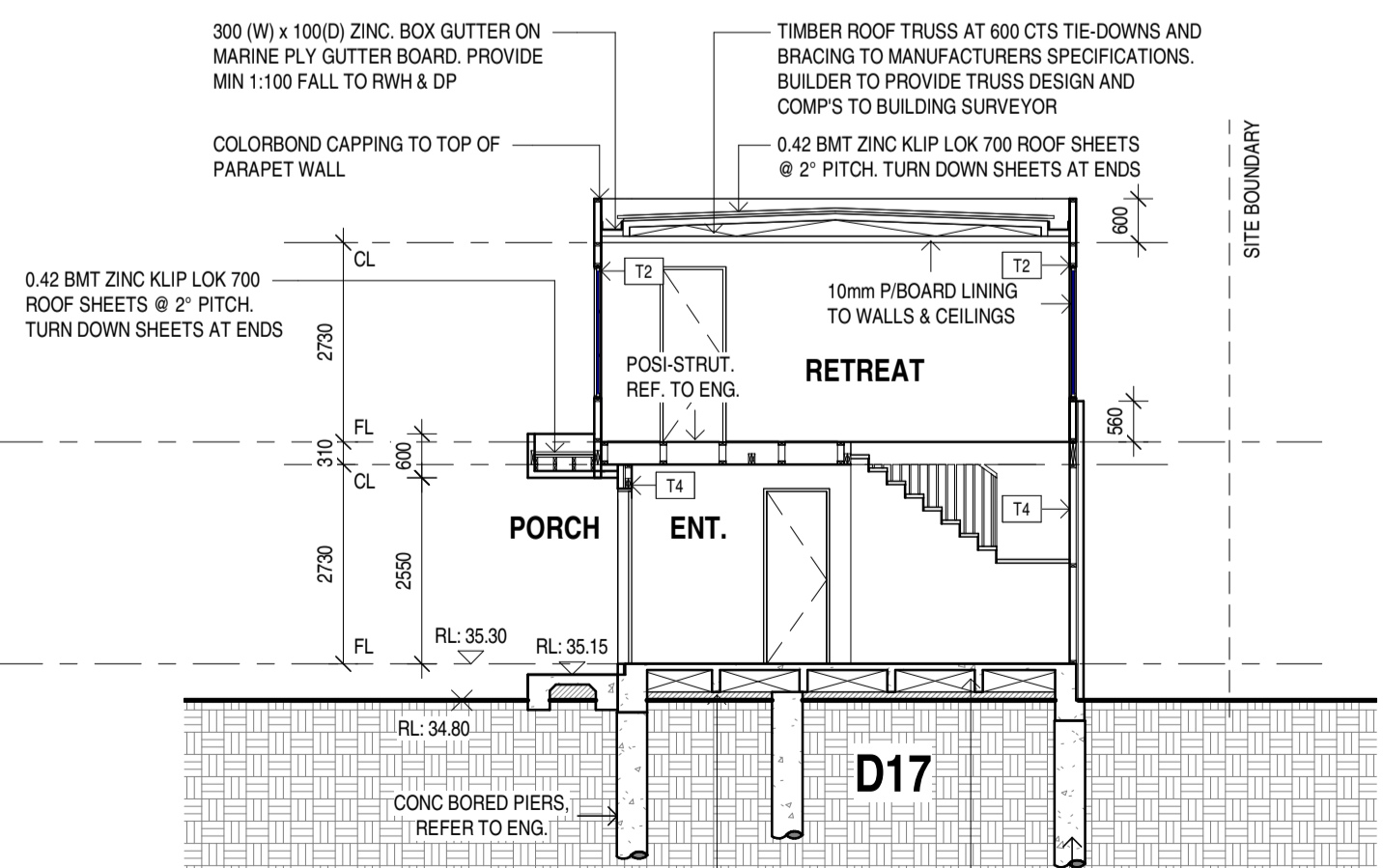
INTERNAL EAST ELEVATION (D15)
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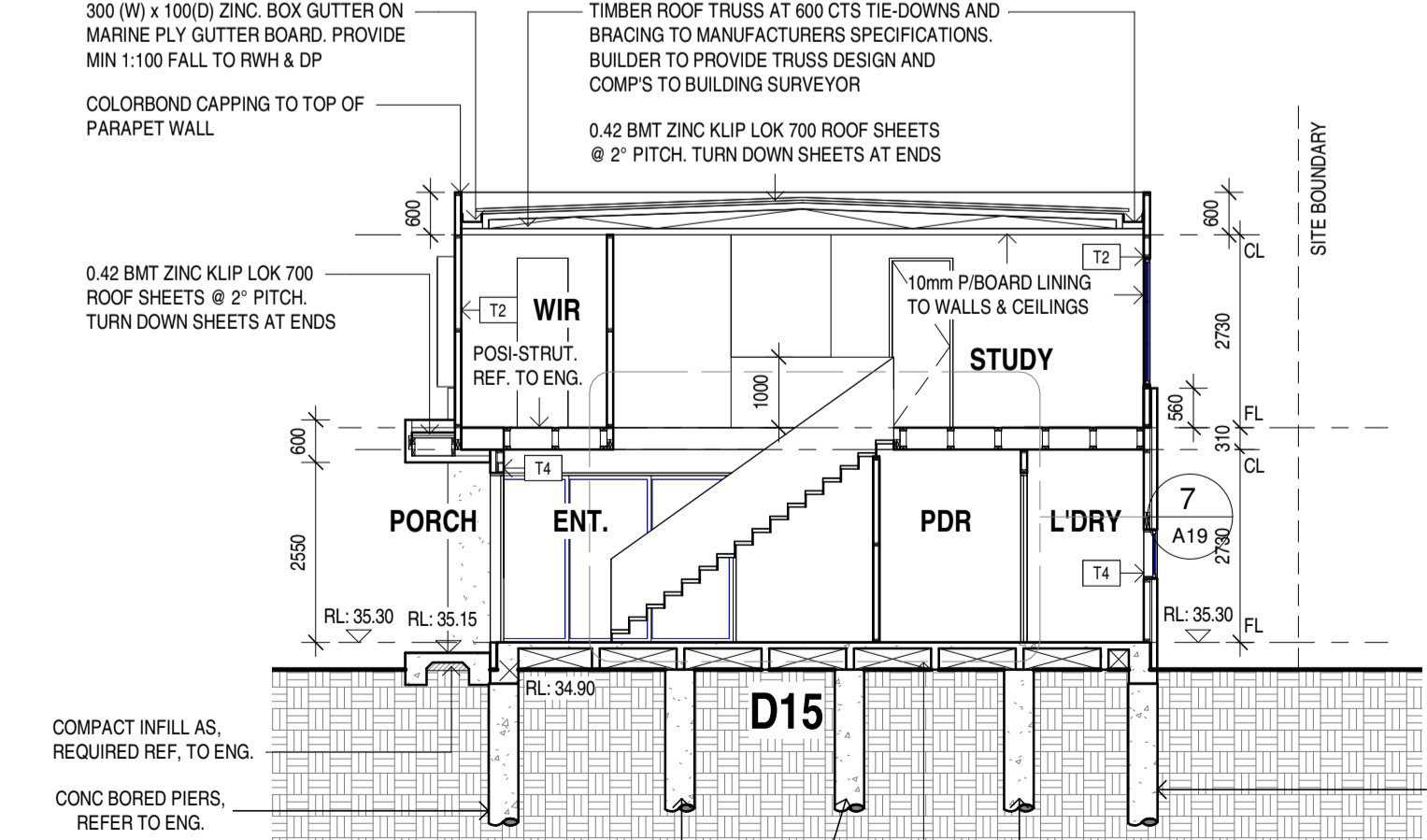
INTERNAL WEST ELEVATION (D16)
SCALE: 1:100



SECTION R-R
SCALE: 1:100



SECTION S-S
SCALE: 1:100



SECTION T-T
SCALE: 1:100

WALL TYPE SCHEDULE

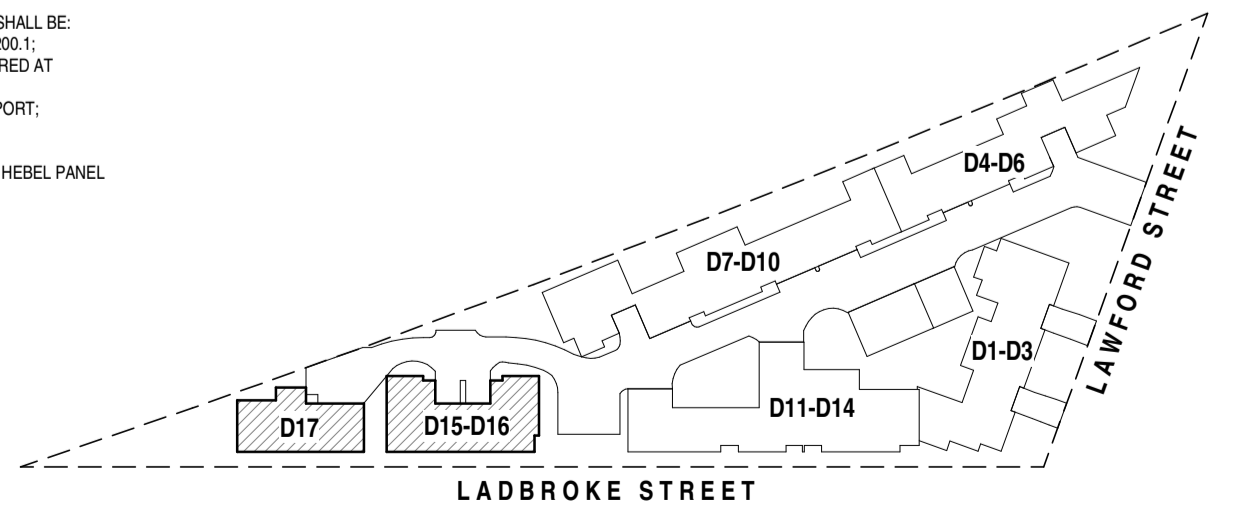
REFER TO ENERGY RATING REPORT FOR ALL THERMAL INSULATION REQUIREMENTS

- B1** 240MM - BRICK VENEER EXTERNAL WALL CONSTRUCTION:
A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK;
B. 50MM CAVITY;
C. ISILATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
D. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. BRICK TIES CONNECTED TO THE EXTERNAL BRICK SKIN AT 600MM CTS. MAX. HORIZONTALLY AND VERTICALLY;
E. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
F. 10MM PLASTERBOARD LINING TO INTERNAL WALL FACE;
- MIN. FRL: 60/90/80
- REFER TO ENERGY RATING REPORT.
- B2** 230MM - DOUBLE BRICK WALL CONSTRUCTION:
A. EXTERNAL FACE: 1 X 230 X 110 X 76 CLAY BRICK;
B. 10MM CAVITY;
C. 1 X 230 X 110 X 76 CLAY BRICK;
- MIN. FRL: 60/90/80
- T1** CSR2405 - 285MM GYPROCK PARTY WALL INTER-TENANCY WALL SYSTEM:
A. 1 X 10MM GYPROCK SUPERCHEK PLASTERBOARD LINING;
B. 80 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS;
C. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
D. 25 MM GYPROCK SHAFT LINER PANEL BETWEEN STEEL H-STUDS AT 600MM MAXIMUM CENTRES;
E. 30 MM SEPARATION BETWEEN FRAME AND GYPROCK SHAFT LINER PANEL;
F. 80 X 45 MGP10 TIMBER STUD AT 600 CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS;
G. 1 X 10MM GYPROCK SUPERCHEK PLASTERBOARD LINING;
- DISCONTINUOUS CONSTRUCTION, PKA PREDICTOR V16;
- RFRW - CTR - 65/3, FRL: 60/90/80 (FROM BOTH SIDES);
- CWR 45/42; MIN. THICKNESS 285MM INCLUDING INTERNAL LINING
- REFER TO CSR2405 GYPROCK THE RED BOOK BOOK 1 DESIGN GUIDE, FIRE, ACOUSTIC & THERMAL
- T2** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. EXTERNAL WALL CLADDING TO BE 75MM THICK RENDERED 'NRG GREENBOARD' POLYSTYRENE ON 25MM BATTENS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISILATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS;
D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE
- T3** 90MM - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. VERTICAL WEATHERTEX CLADDING 303MM DIRECT FIX. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISILATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS;
D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE
- T4** 200MM - HEBEL POWERPANEL-XL WALLS - TIMBER FRAMED EXTERNAL STUD WALL CONSTRUCTION:
A. 75MM THICK HEBEL POWERPANEL-XL ON 38MM HEBEL TOP HATS. REFER TO EXTERIOR COLOUR AND FINISHES SCHEDULE;
B. ISILATION OR VAPOUR BARRIER FIXED TO THE EXTERNAL FACE OF THE STUD SHALL BE: GLADIATOR WALL WRAP - LIGHT DUTY FOIL LAMINATE AS CLASSIFIED BY AS/NZS 4200.1;
C. 90 X 45 MGP10 TIMBER STUD AT 450 CTS. MAX. WITH 70 X 35 NOGGINGS STAGGERED AT 150MM CTS. MAX. WITH 90MM GOLD BATTS R27 INSULATION POSITIONED BETWEEN STUDS;
D. INSULATION BATT WITHIN THE STUD WALL CAVITY AS PER ENERGY RATING REPORT;
E. 1 X 10MM GYPROCK PLASTERBOARD CD LINING TO INTERNAL WALL SIDE

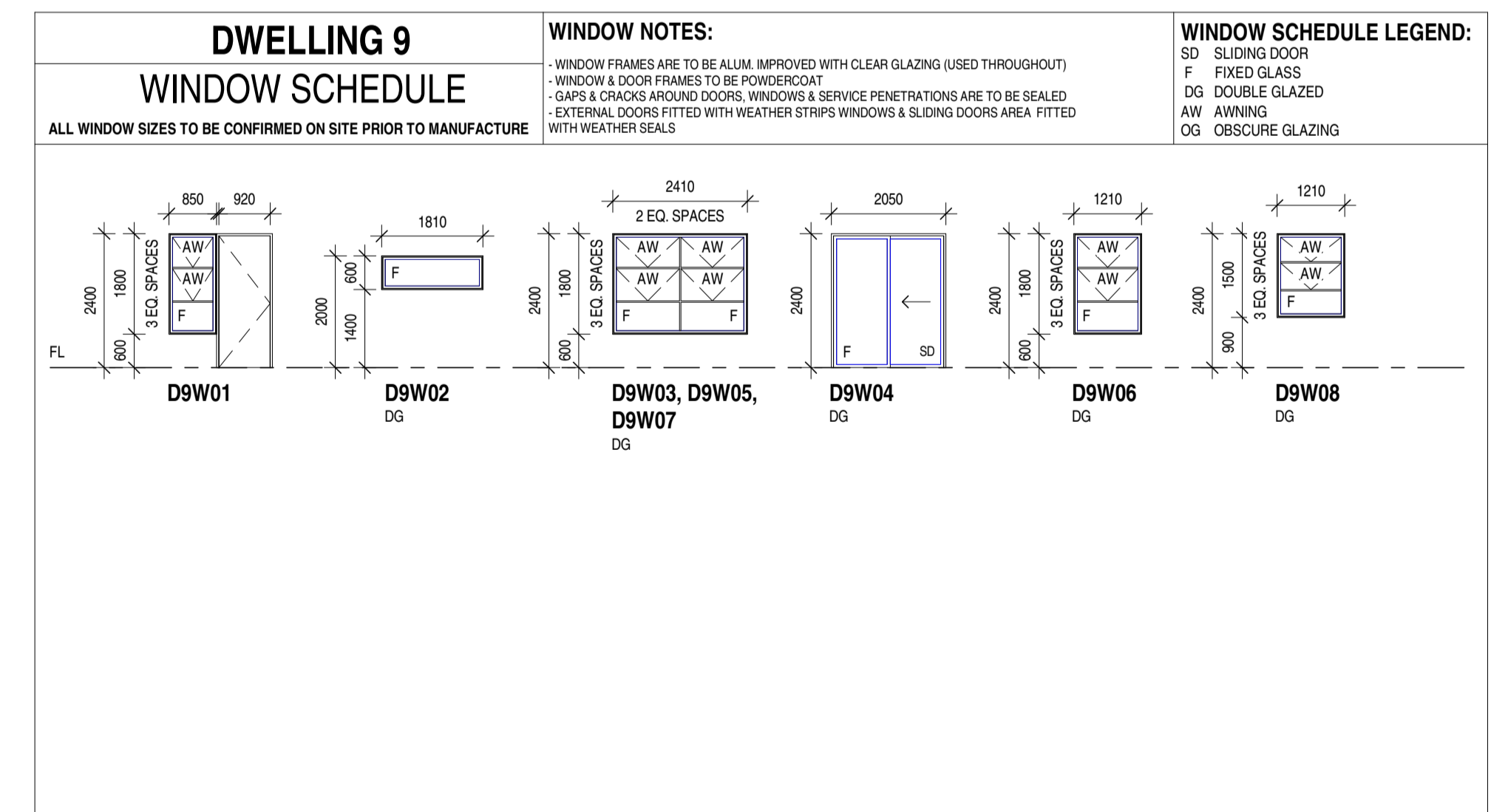
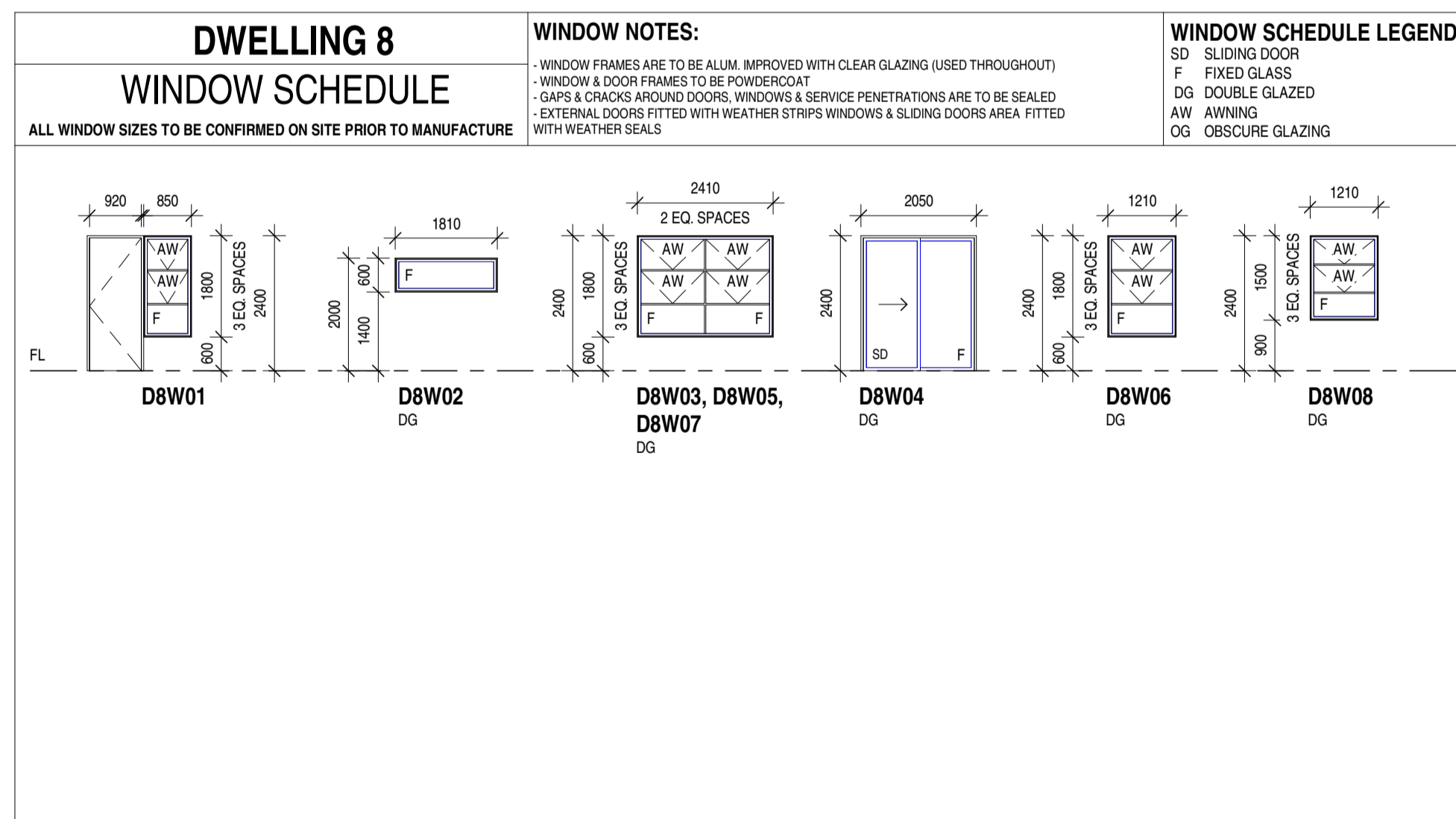
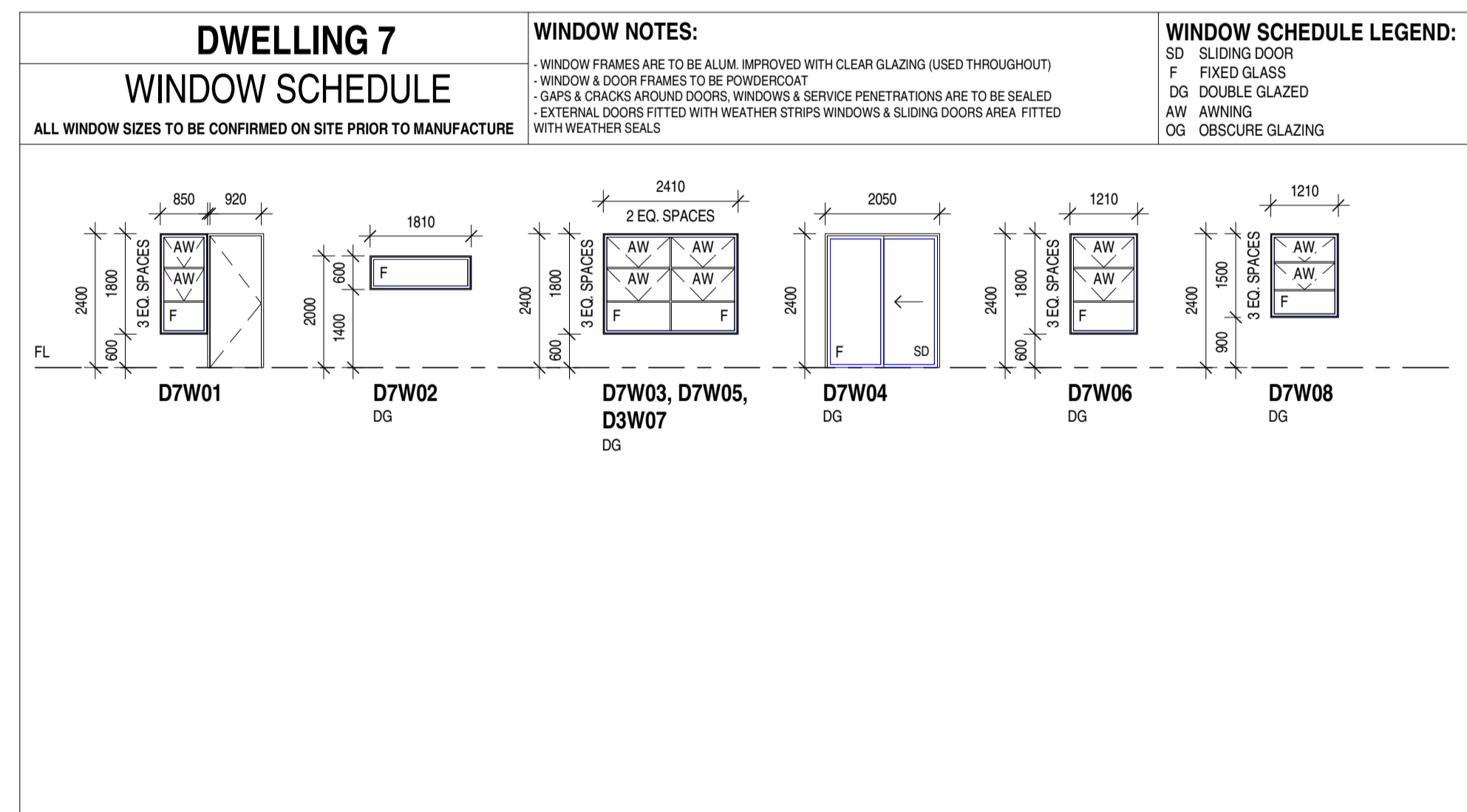
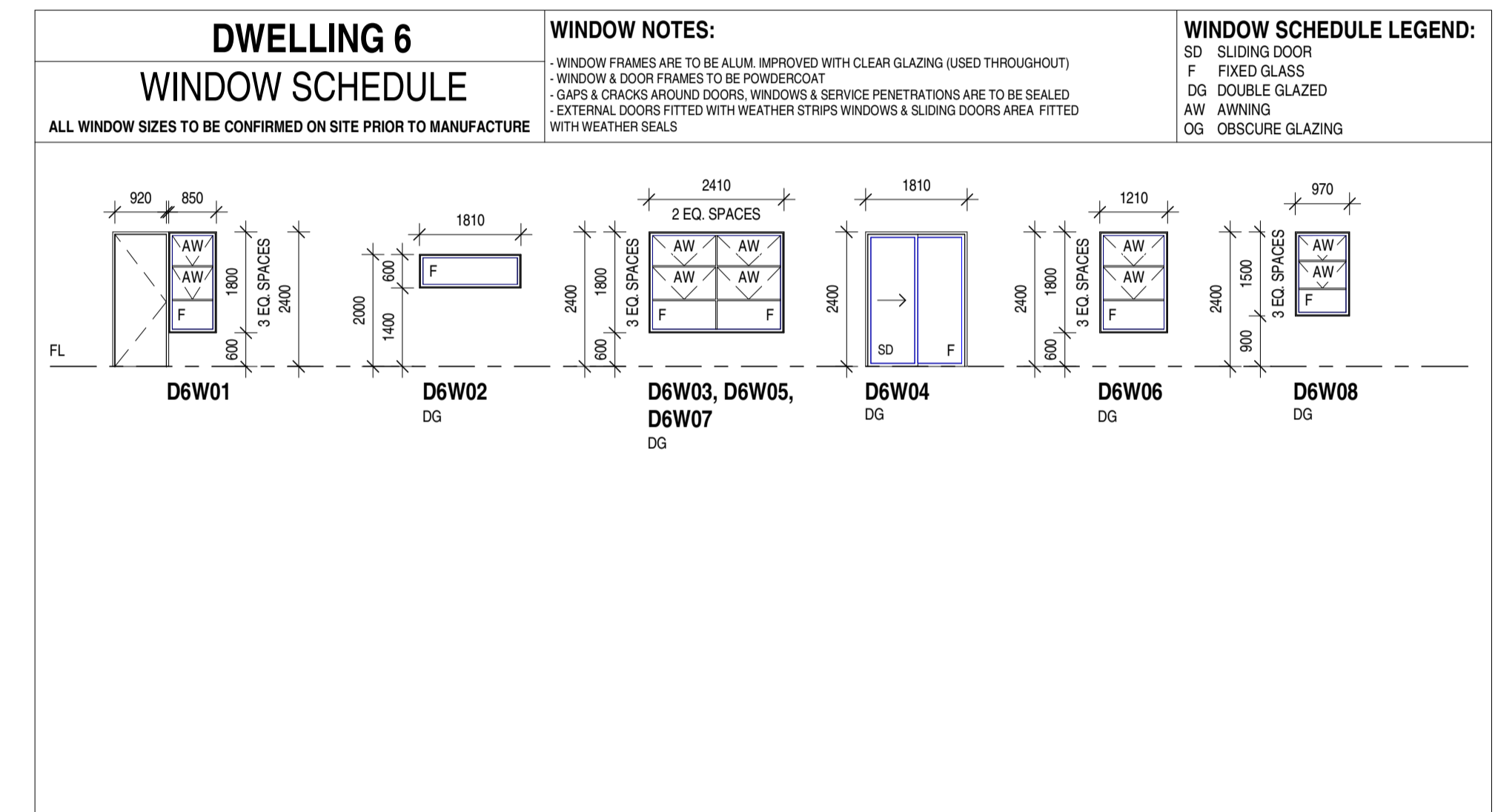
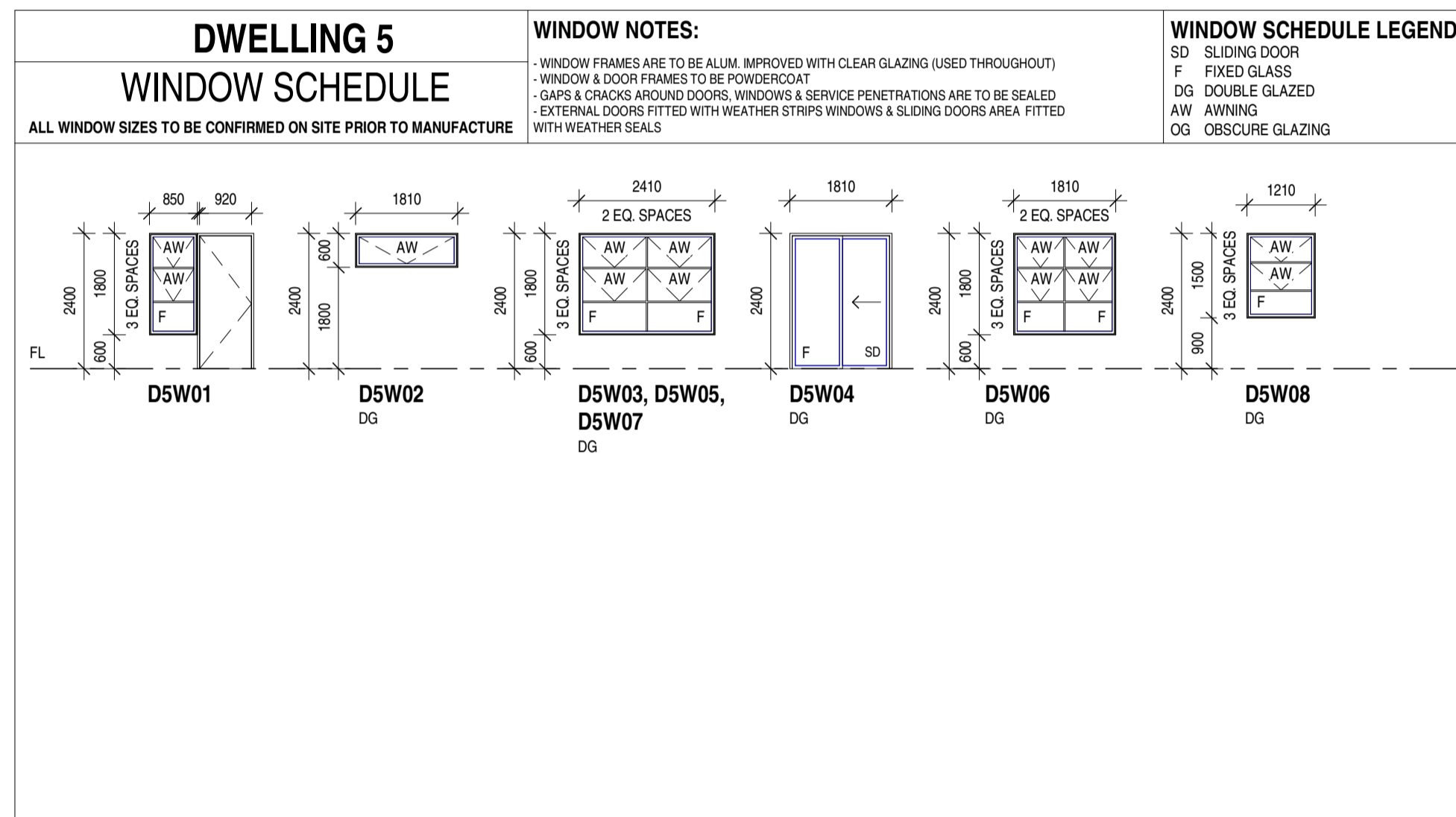
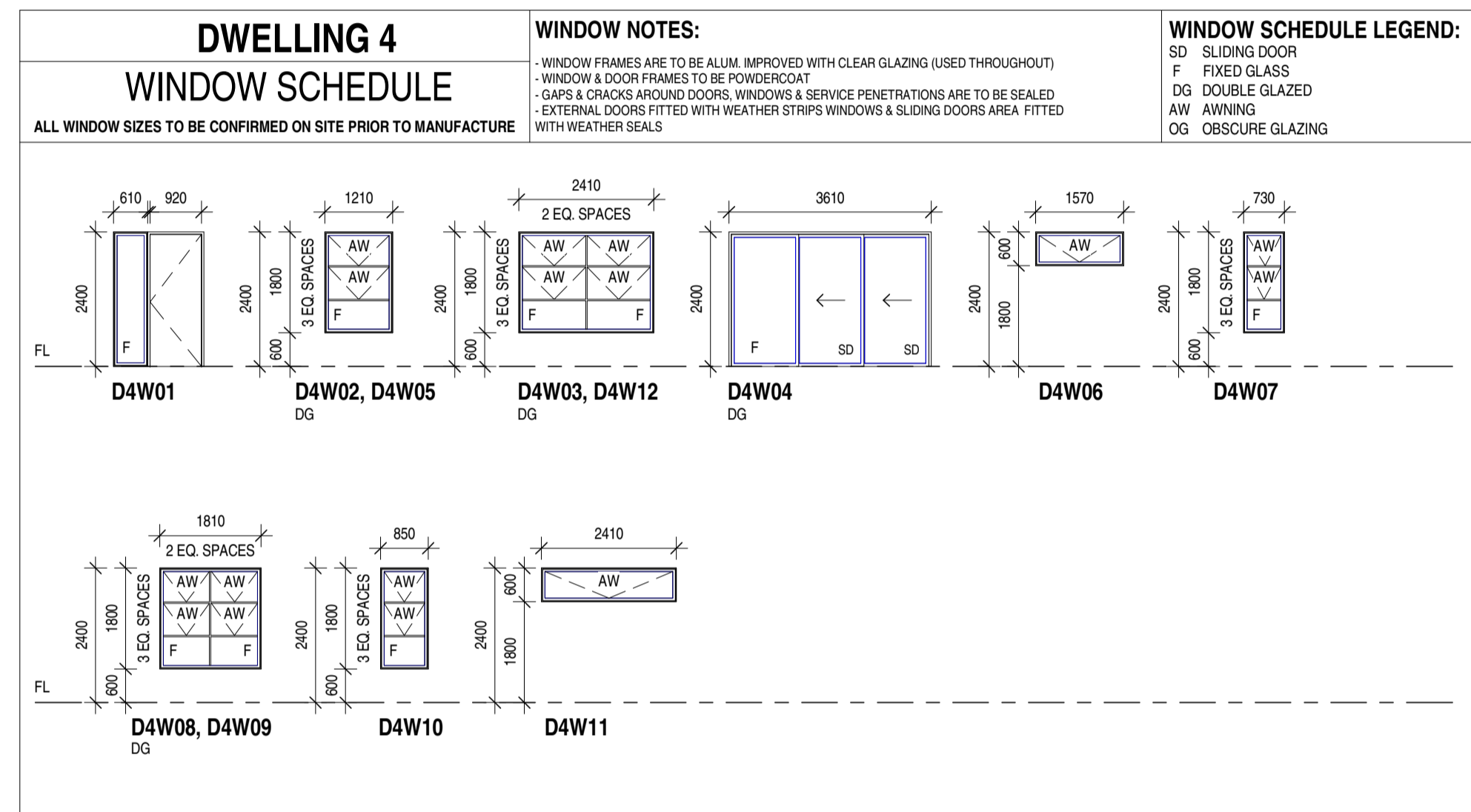
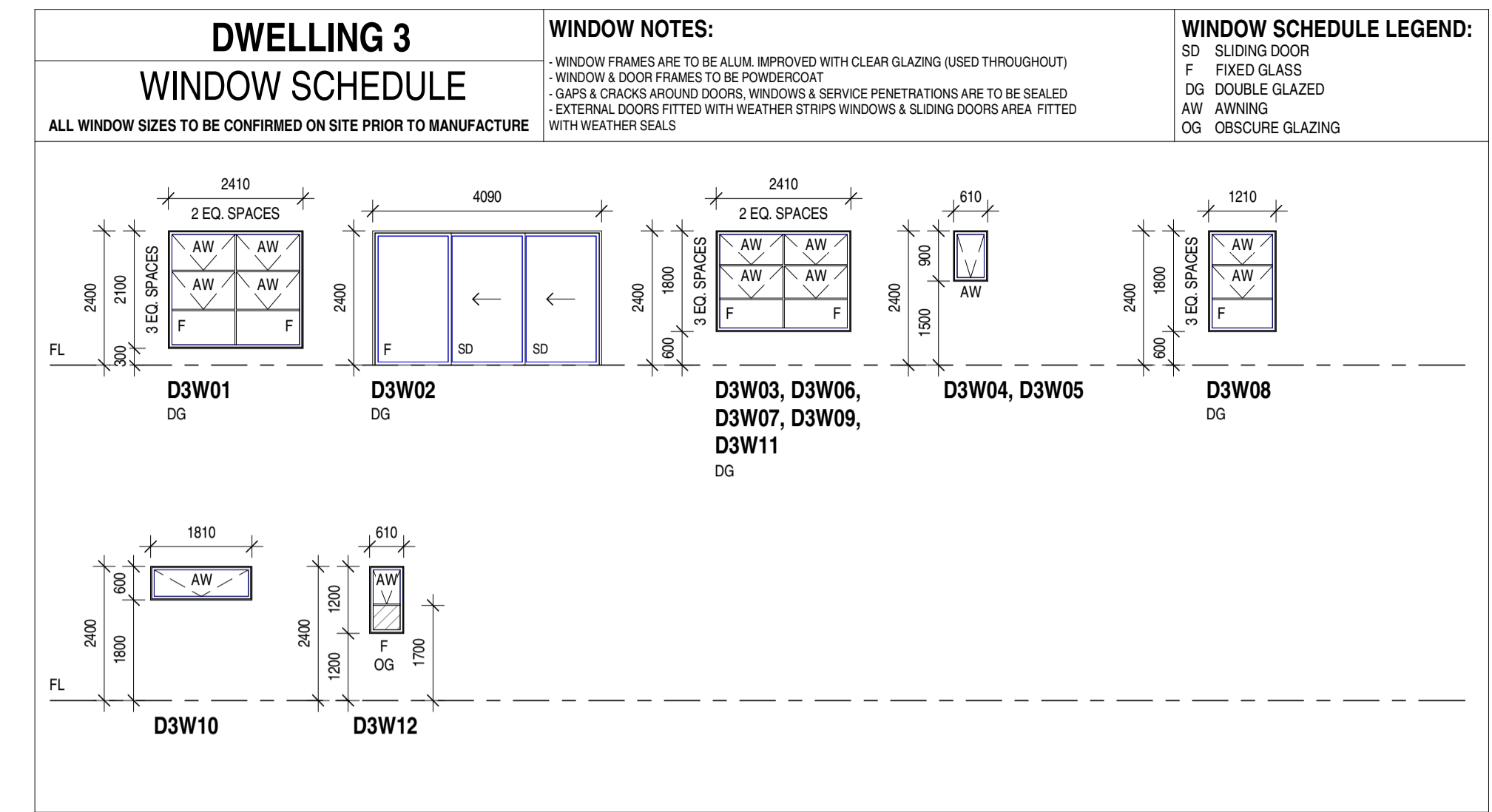
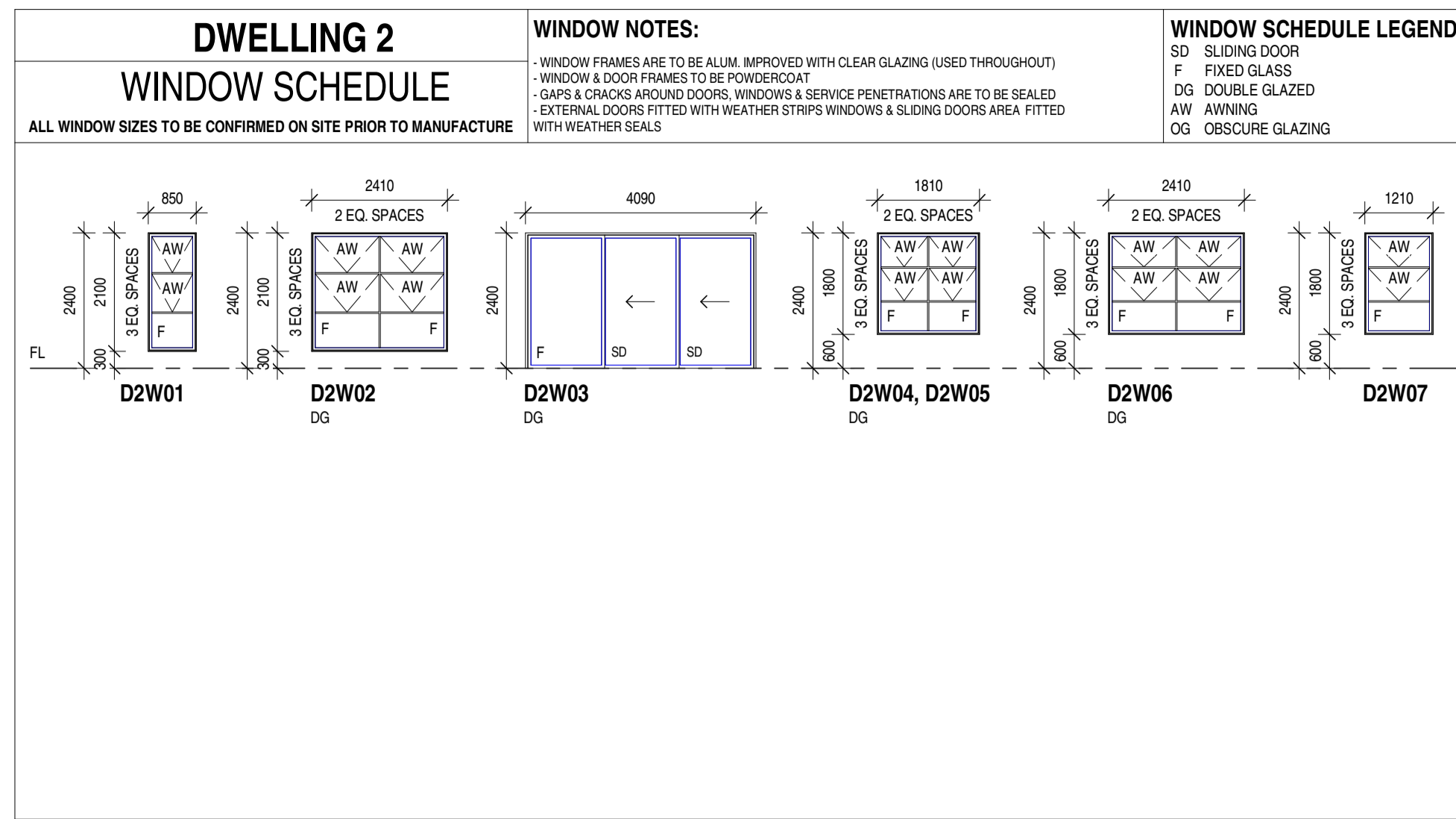
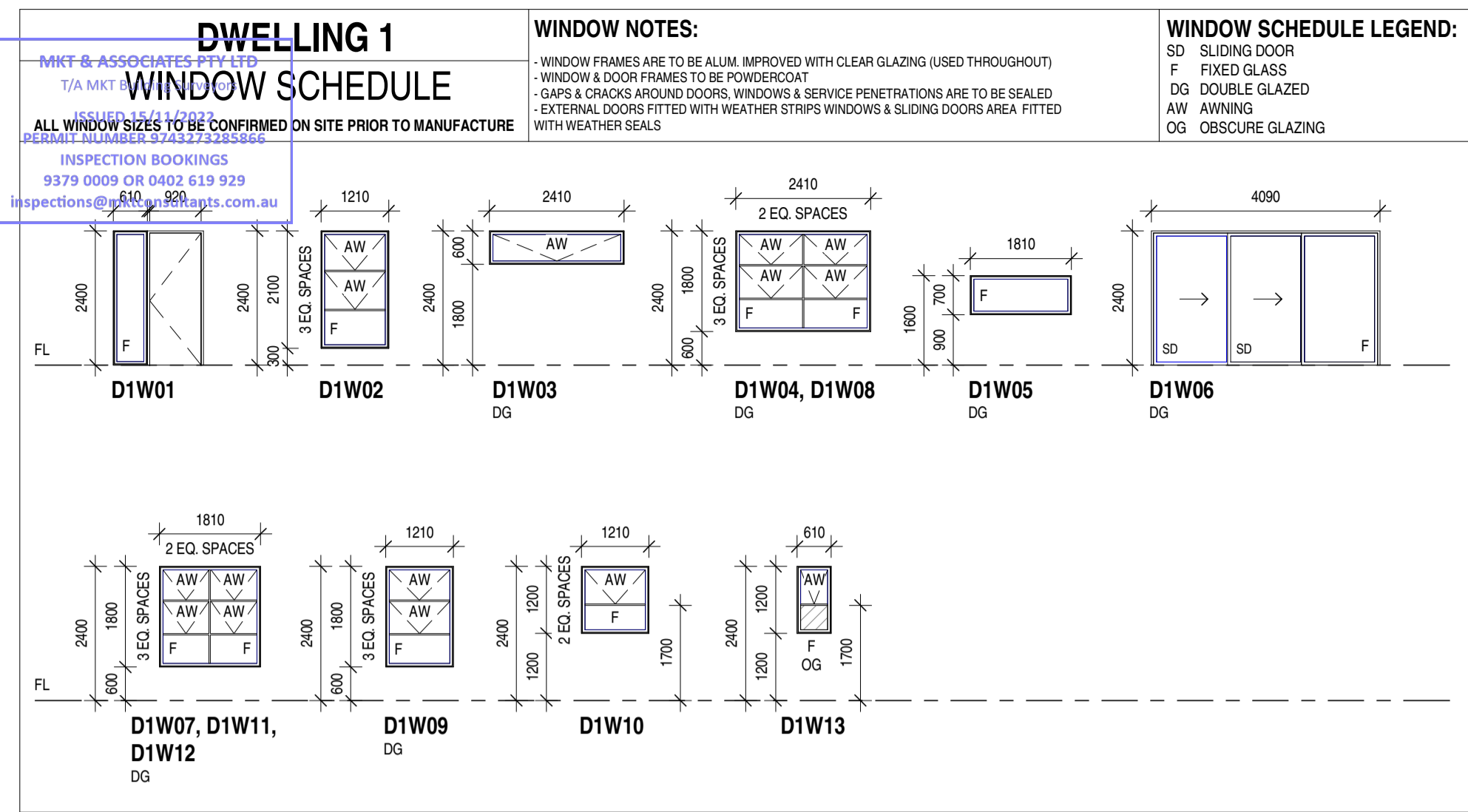
HEBEL BASE SEALER TO BE APPLIED TO THE UNDERSIDE AND UP THE FACE OF THE HEBEL PANEL (ABOVE THE FINISHED GROUND LEVEL).
BUILDER TO ENSURE ABUTTING NSL MAX. 100MM ABOVE BASE OF PANEL.

MATERIALS SCHEDULE

- A** FACE BRICKWORK - PGH - VAULT GREY
 - B** FACE BRICKWORK - PGH - STORM
 - C** WEATHERTEX - SMOOTH 300mm
 - D** HEBEL PANEL - RENDER - BASALT
 - E** HEBEL PANEL - RENDER - SHALE GREY
 - F** RENDER - NRG GREENBOARD - SURFMIST
 - G** ENTRY DOORS - TIMBER LOOK - NATURAL STAIN FINISH
 - H** GARAGE DOORS - SURFMIST - COLORBOND
 - I** GARAGE DOORS - MONUMENT - COLORBOND
 - J** ALUMINIUM WINDOW FRAMES - MONUMENT - DULUX POWDERCOAT
 - DRIVEWAY - CONCRETE - CHARCOAL COLOR FINISH
 - ROOF AND DOWNPIPE COLOR TO MATCH THE WINDSPRAY
 - ROOF COLOR WILL BE CHOSEN WITH LIGHT COLOR (LOW ABSORPTANCE VALUE <0.4 AS DESCRIBED IN NCC) WHICH WILL REDUCE THE HEAT ISLAND EFFECT AND HEAT LOAD
 - FEATURE TIMBER BATTEN - MONUMENT FINISH
 - CANOPY - RENDER SURFMIST
 - S SHROUD - MONUMENT - BY OTHERS
- NOTE: DOUBLE GLAZING TO BE PROVIDED TO ALL HABITABLE ROOMS AS OUTLINED IN THE ACCOMPANIED BESS ASSESSMENT



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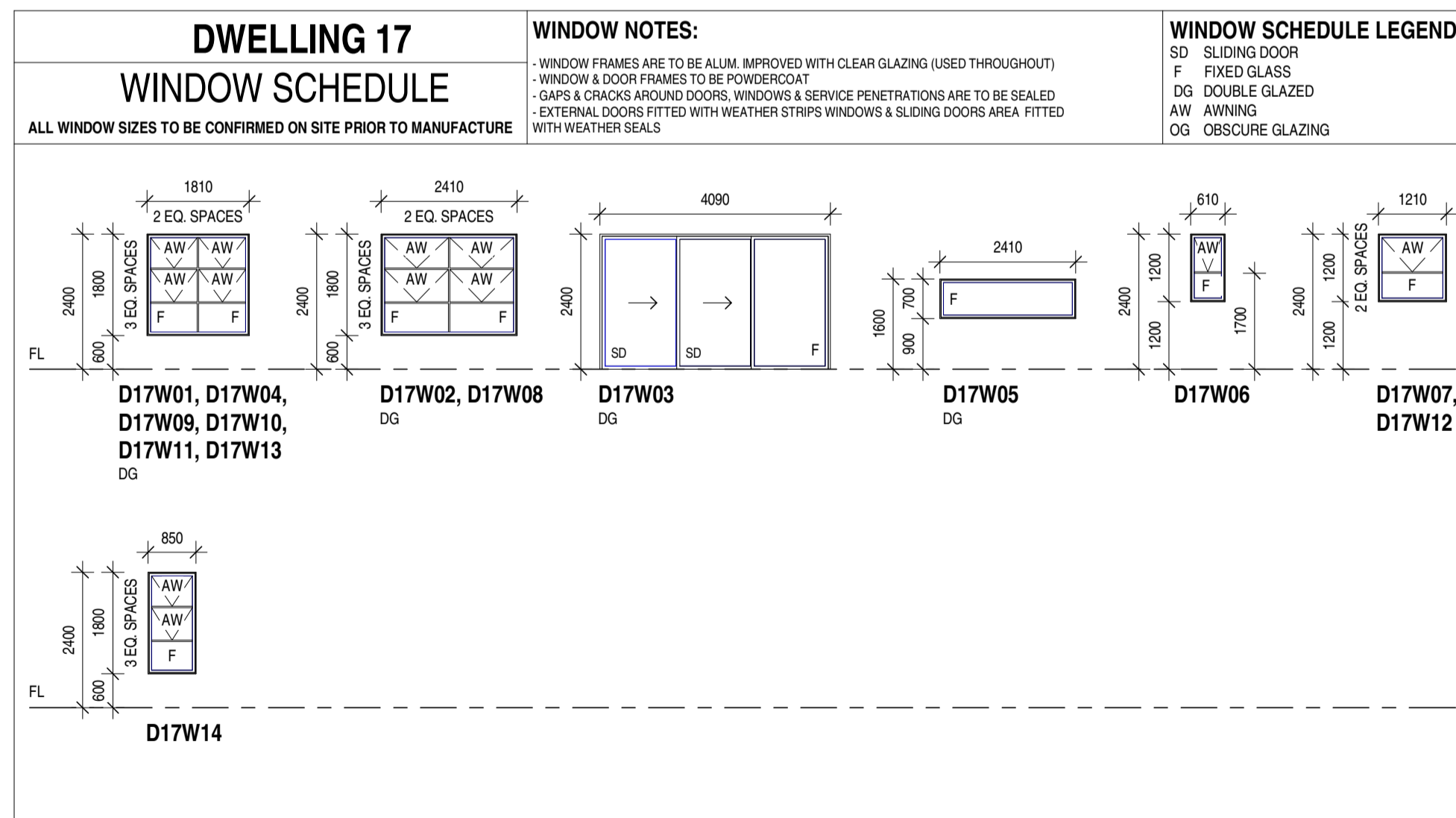
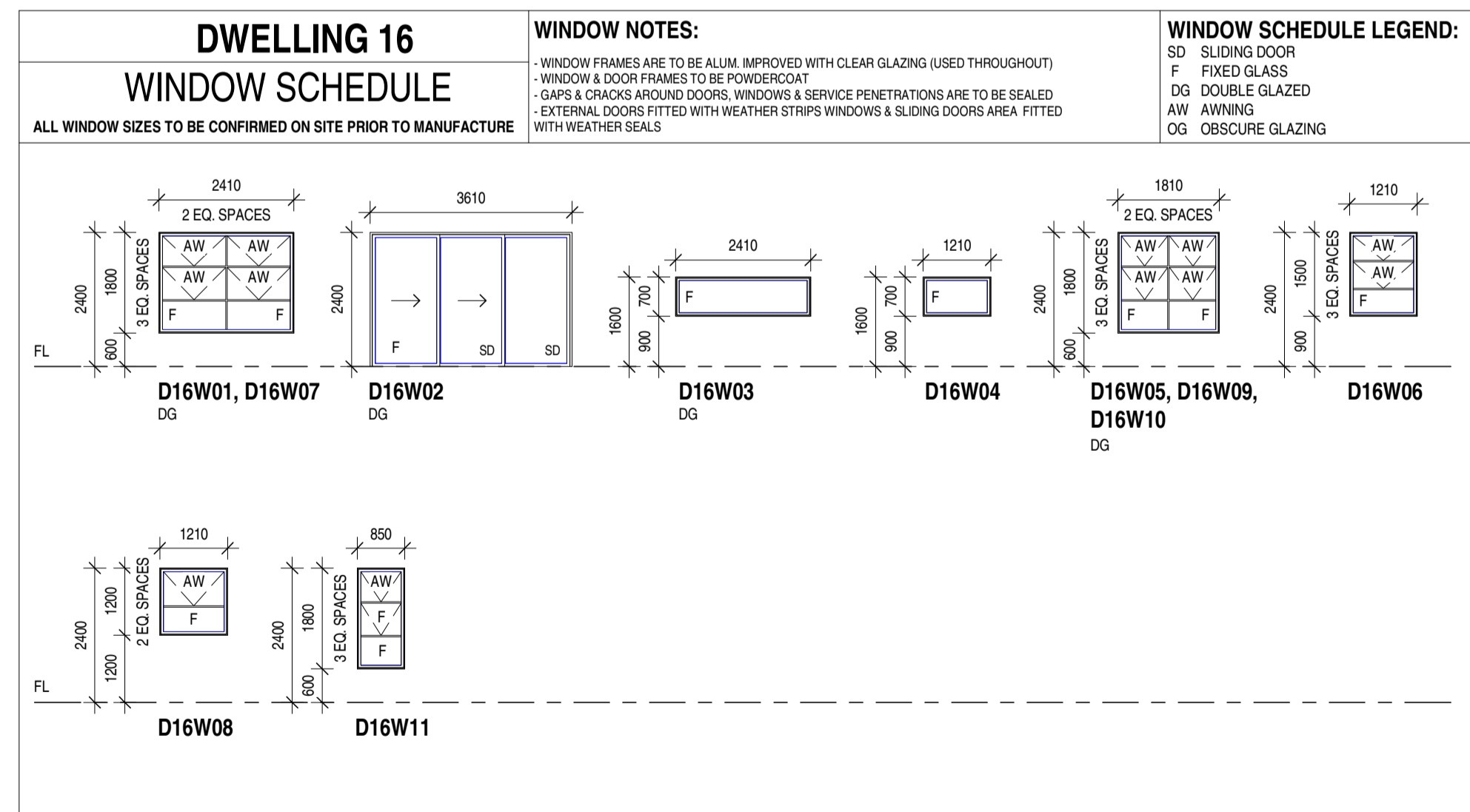
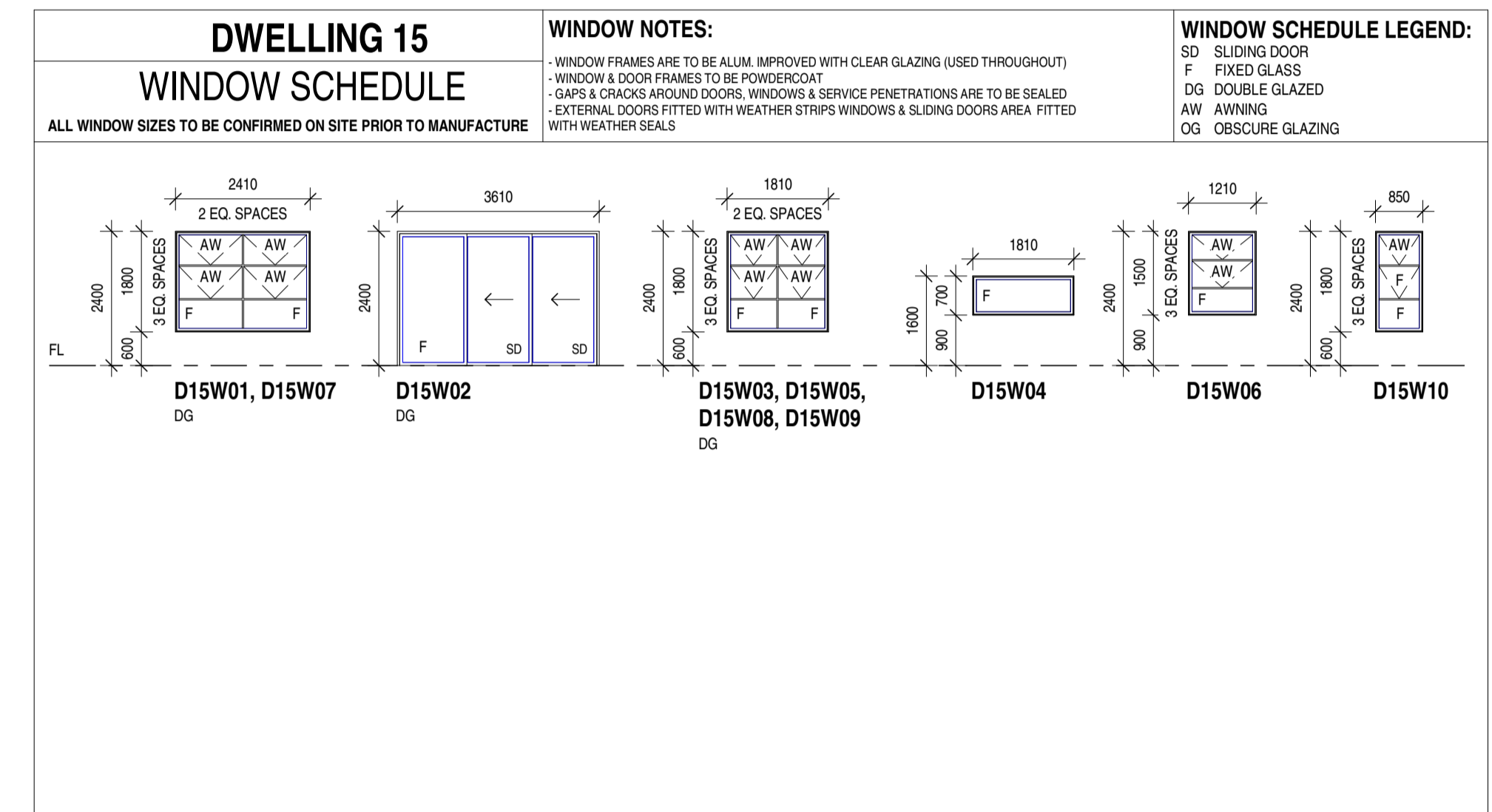
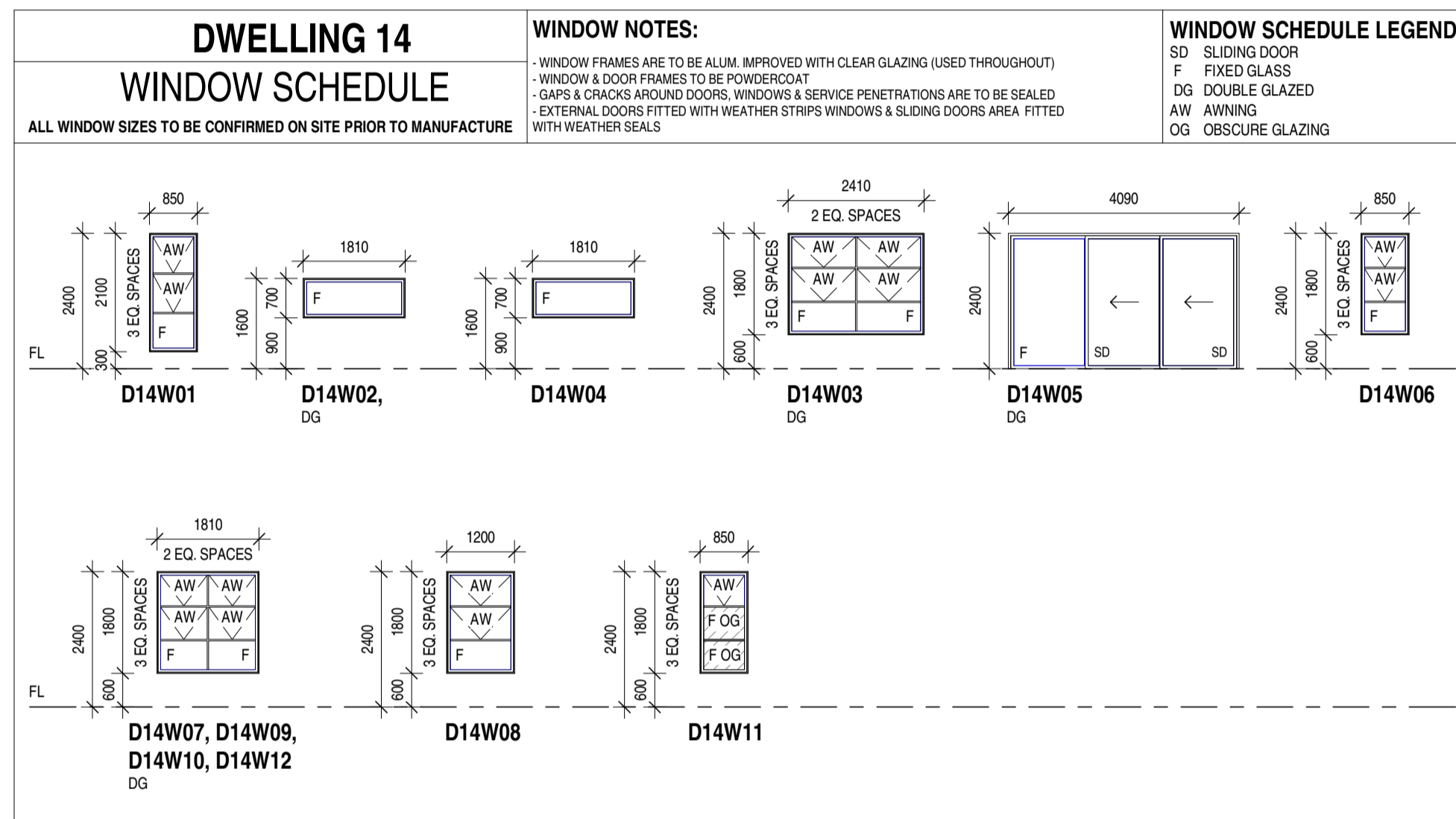
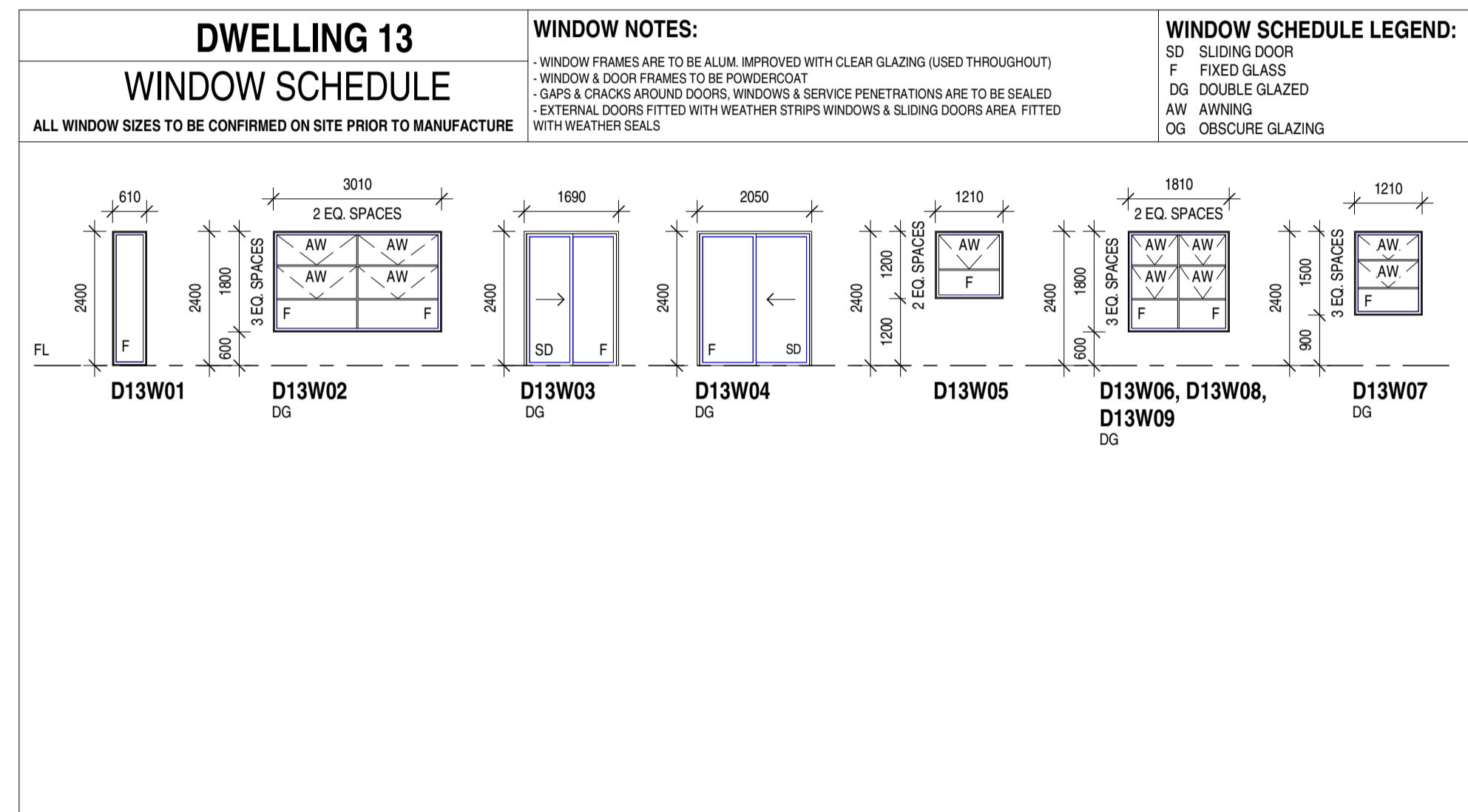
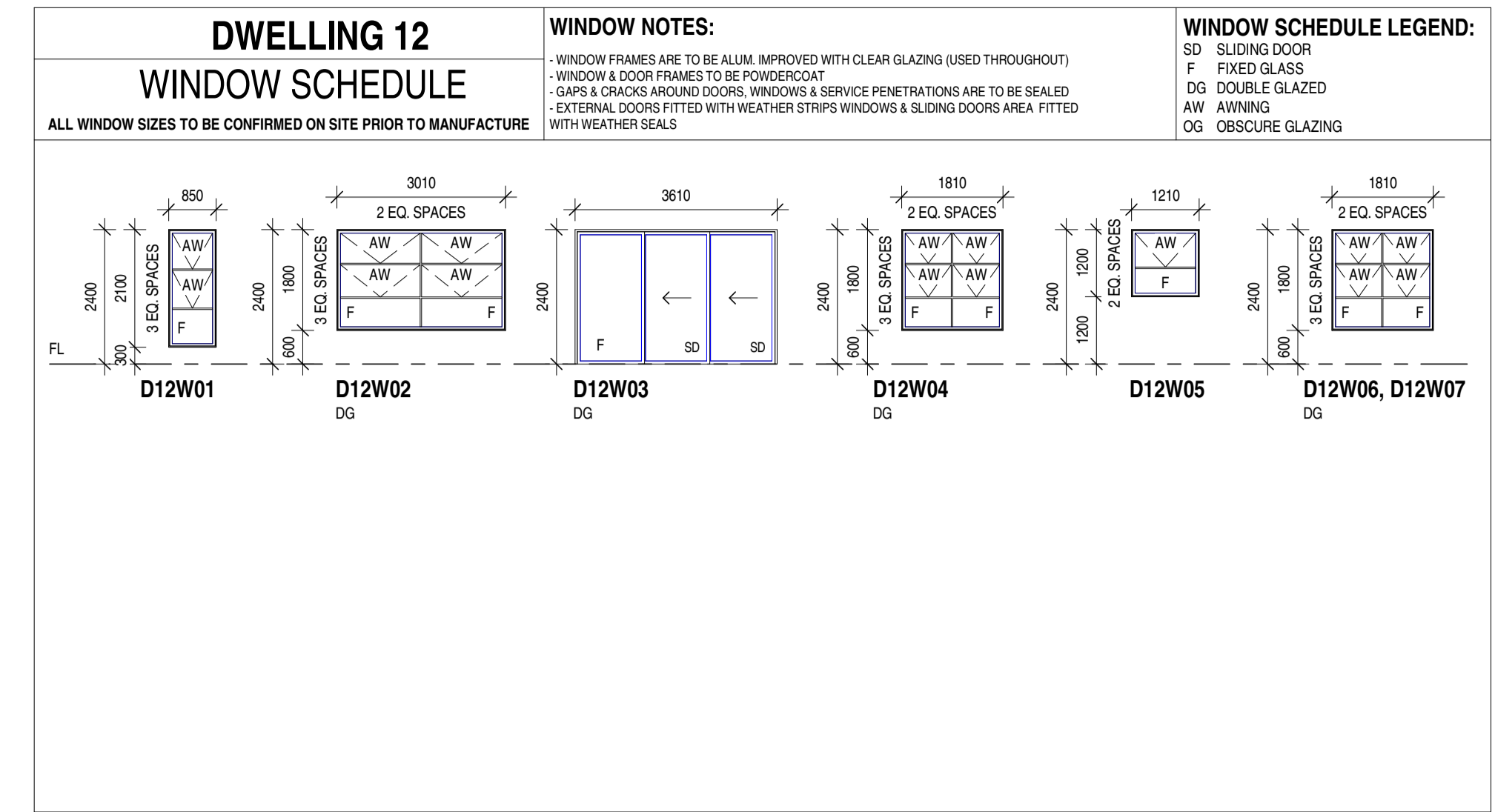
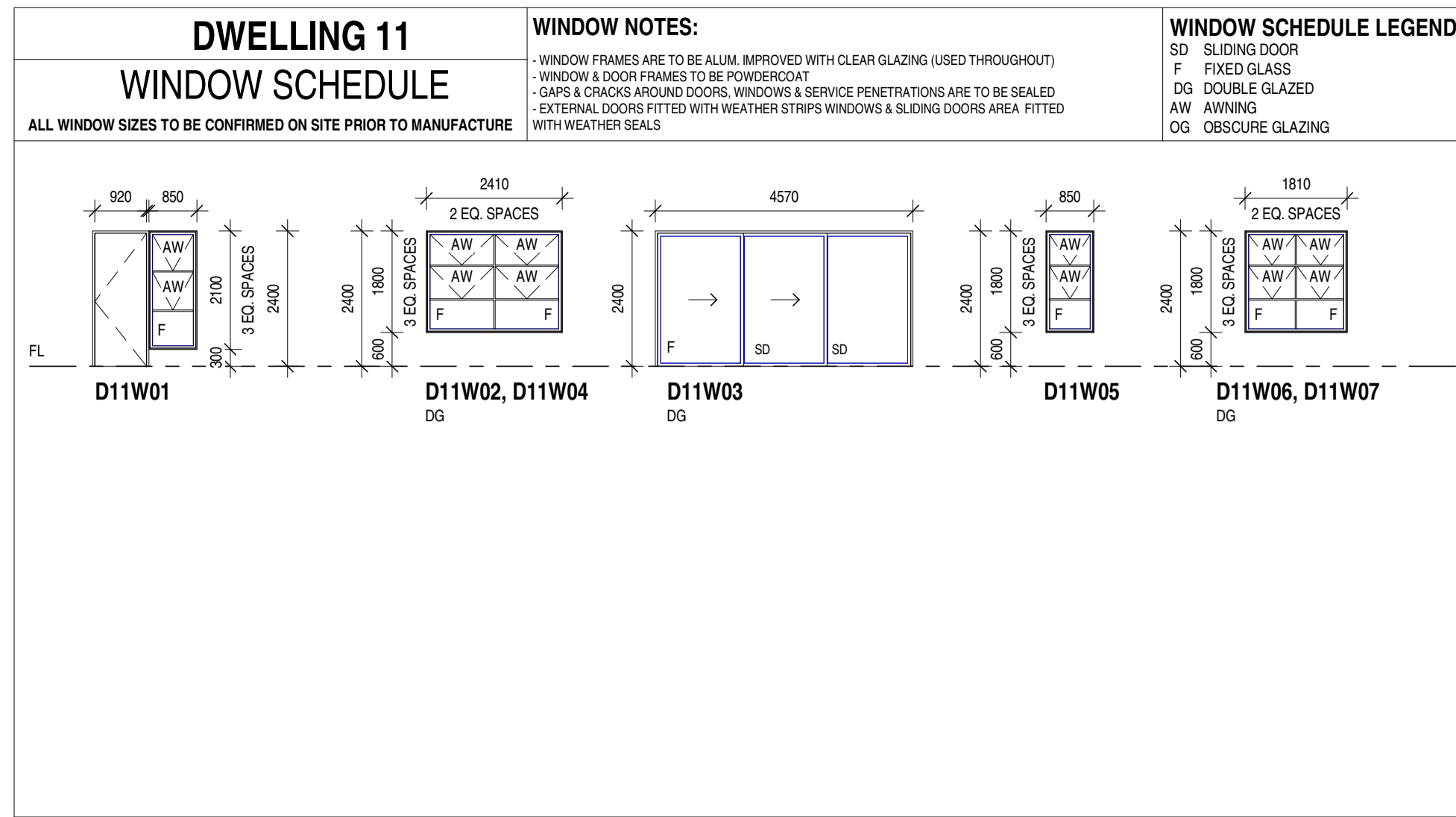
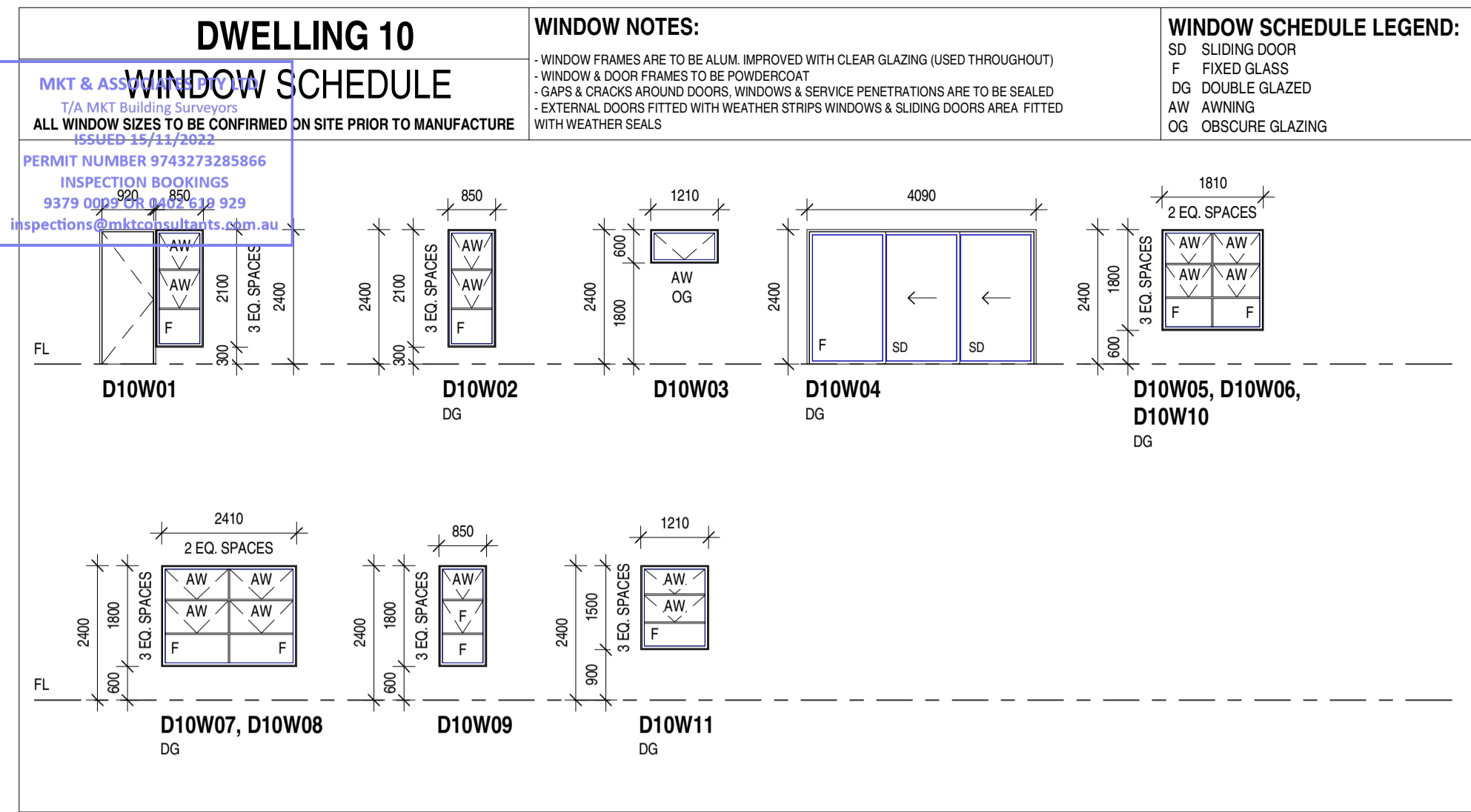
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PROJECT No.	21-077
DRAWN BY	VC/ MaM
CHECKED BY	-

DATE	27/10/2022
SCALE	1:100@A1/ 1:200 @A3
ISSUE	FOR CONSTRUCTION

LOT AS, LAWFORD ST, TRUGANINA
 17 TOWNHOUSES

REVISION	SHEET No.
C	A17

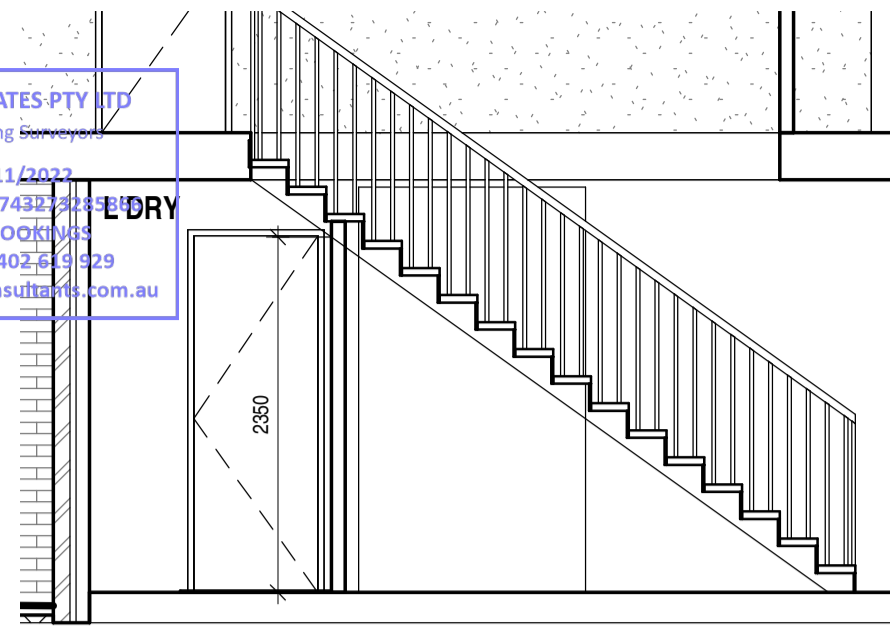


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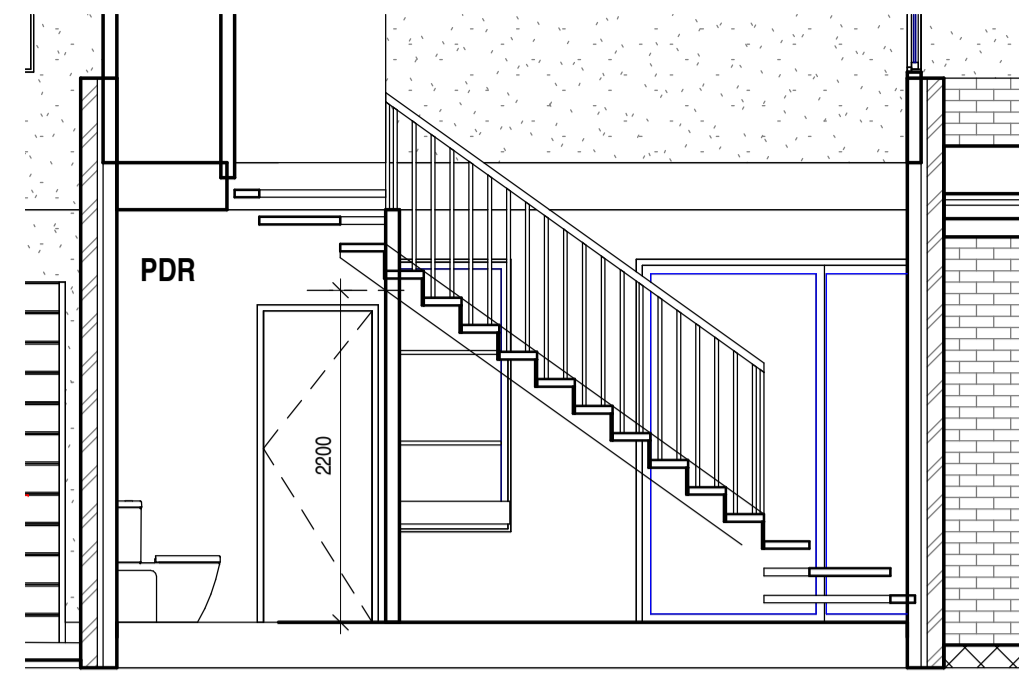
PROJECT No.	21-077
DRAWN BY	VC/ MaM
CHECKED BY	-

DATE	27/10/2022
SCALE	1:100@A1/ 1:200 @A3
ISSUE	FOR CONSTRUCTION

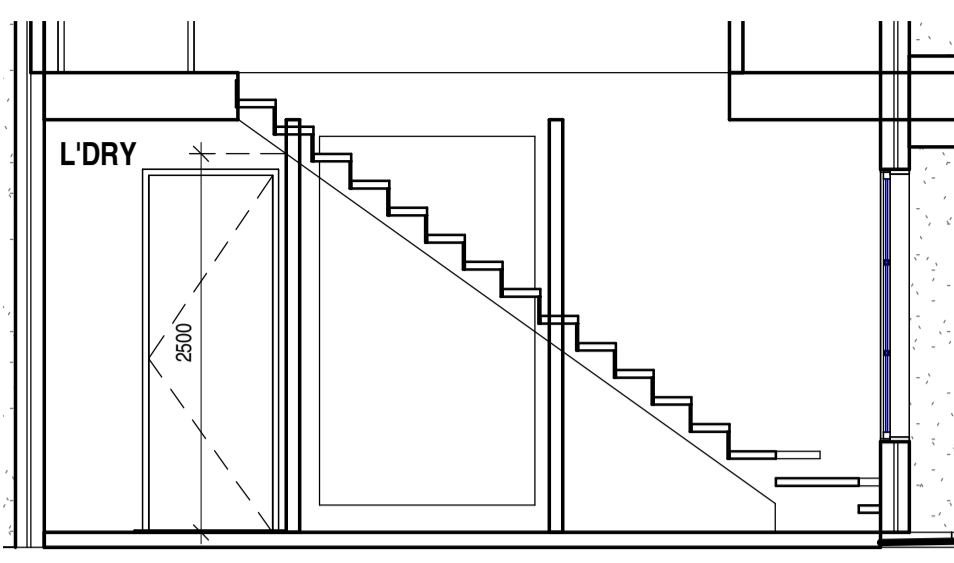
MKT & ASSOCIATES PTY LTD
 7/A MKT Building
 ISSUED 15/11/2022
 PERMIT NUMBER 974328
 INSPECTION BOOKING NO
 9379 0009 OR 0402 631 929
 inspections@mktconsulting.com.au



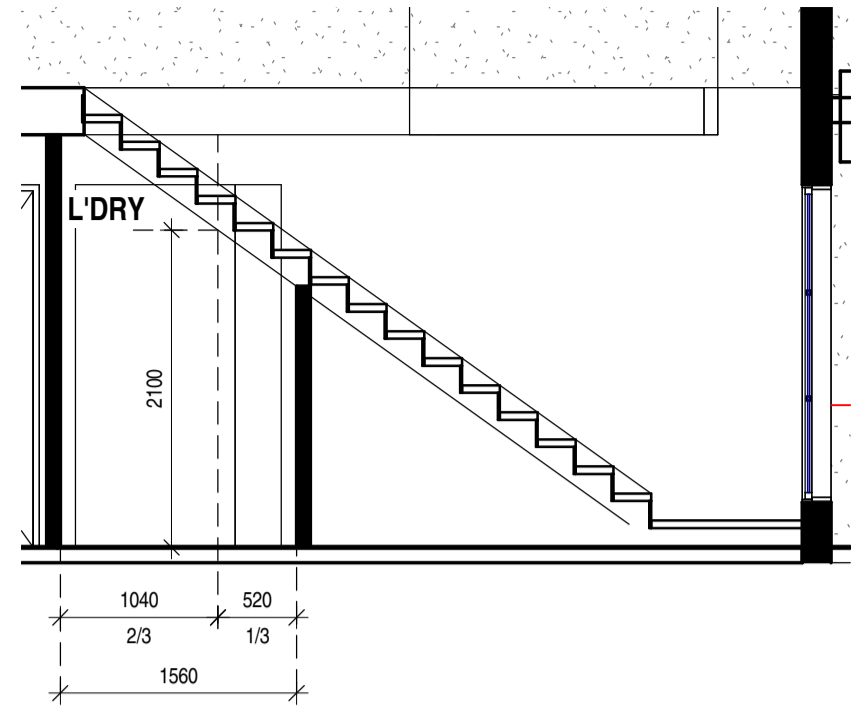
D1 - STAIR SECTION DETAIL
 SCALE: 1 : 50



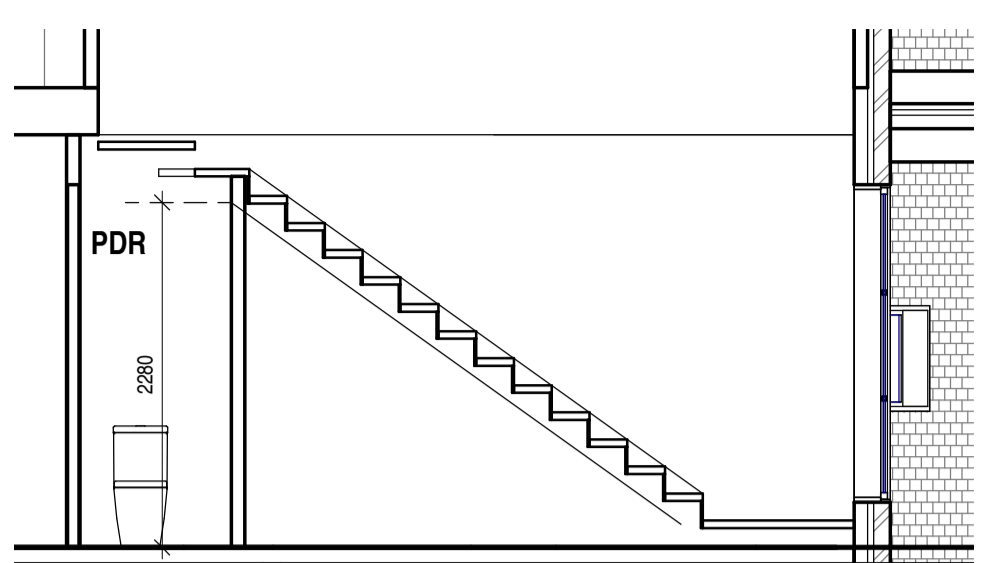
D4 - STAIR SECTION DETAIL
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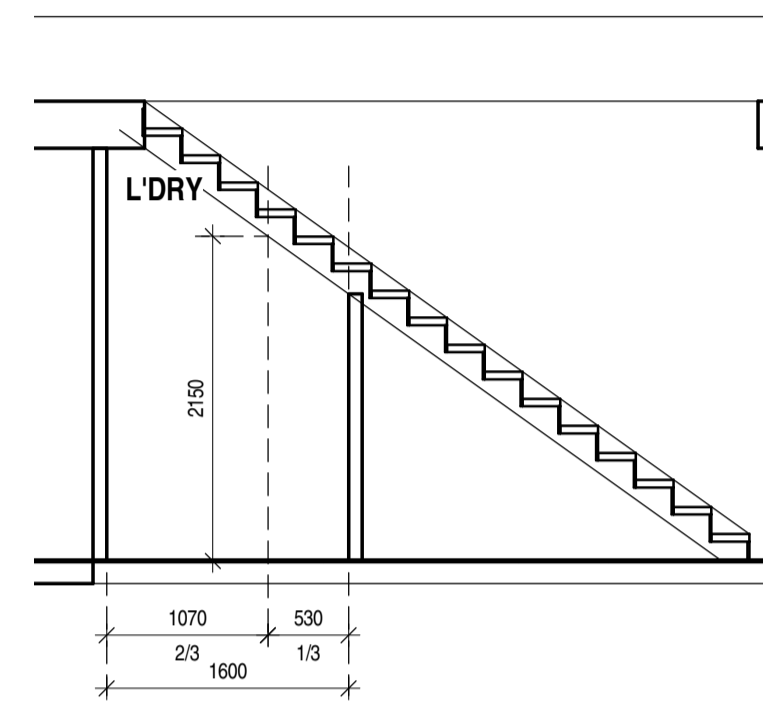
D6 - D9 - STAIR SECTION DETAIL
 SCALE: 1 : 50



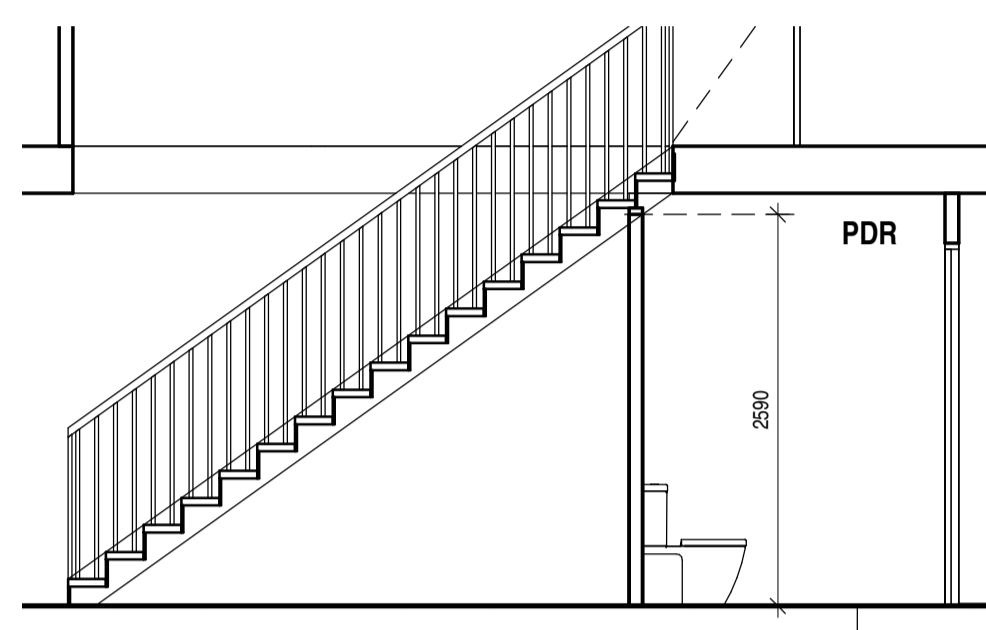
D10 - STAIR SECTION DETAIL
 SCALE: 1 : 50



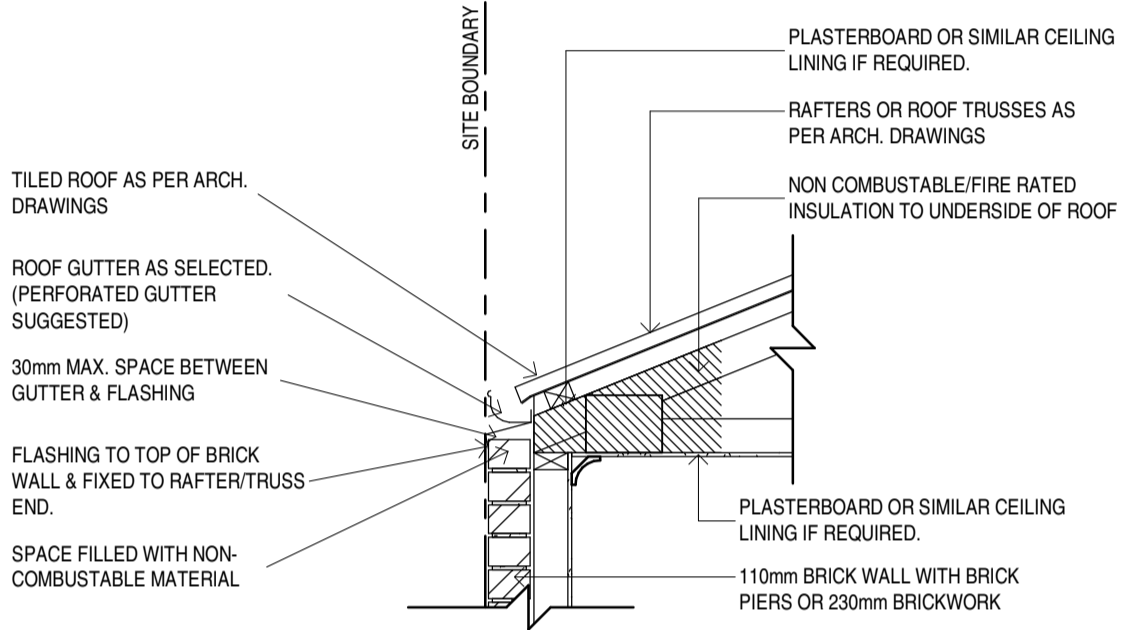
D11 - STAIR SECTION DETAIL
 SCALE: 1 : 50



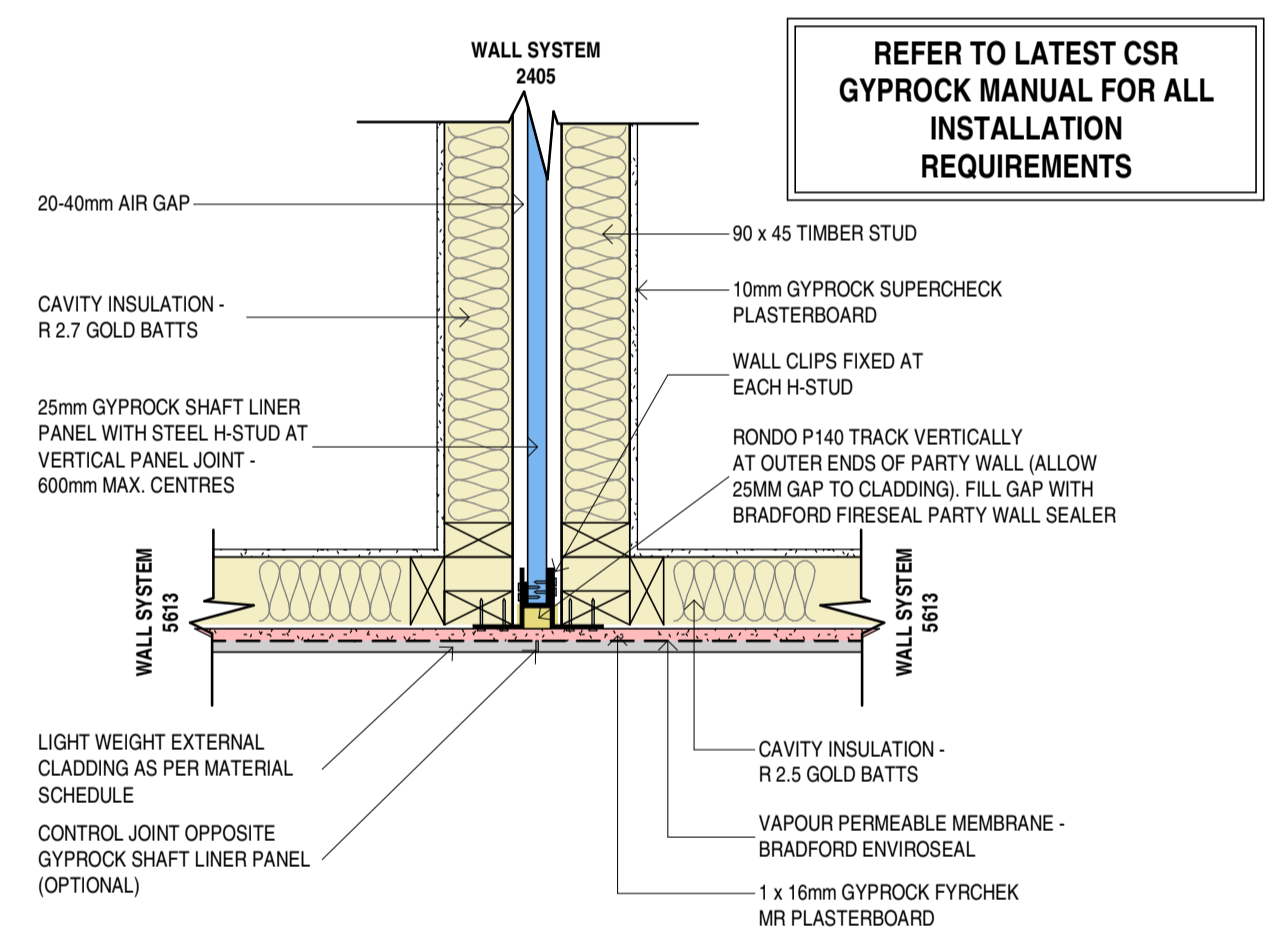
D13 - STAIR SECTION DETAIL
 SCALE: 1 : 50



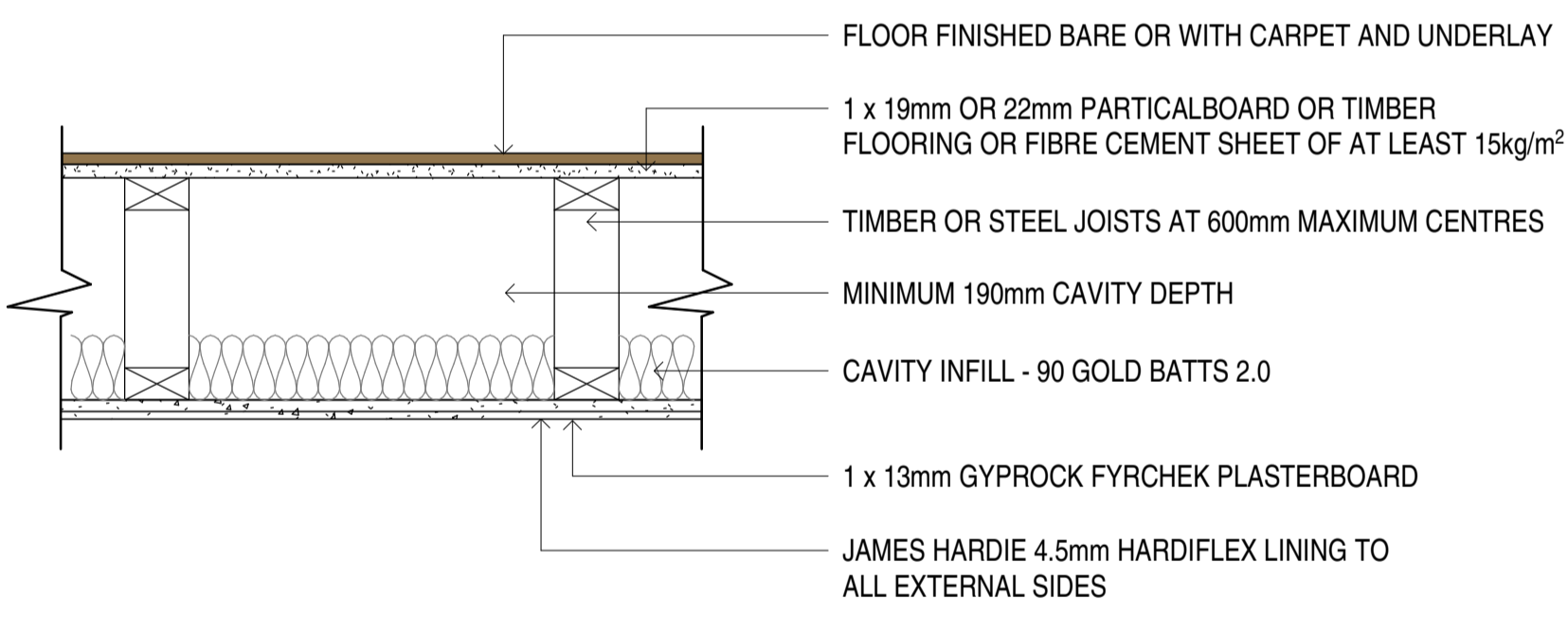
D15 & D16 - STAIR SECTION DETAIL
 SCALE: 1 : 50



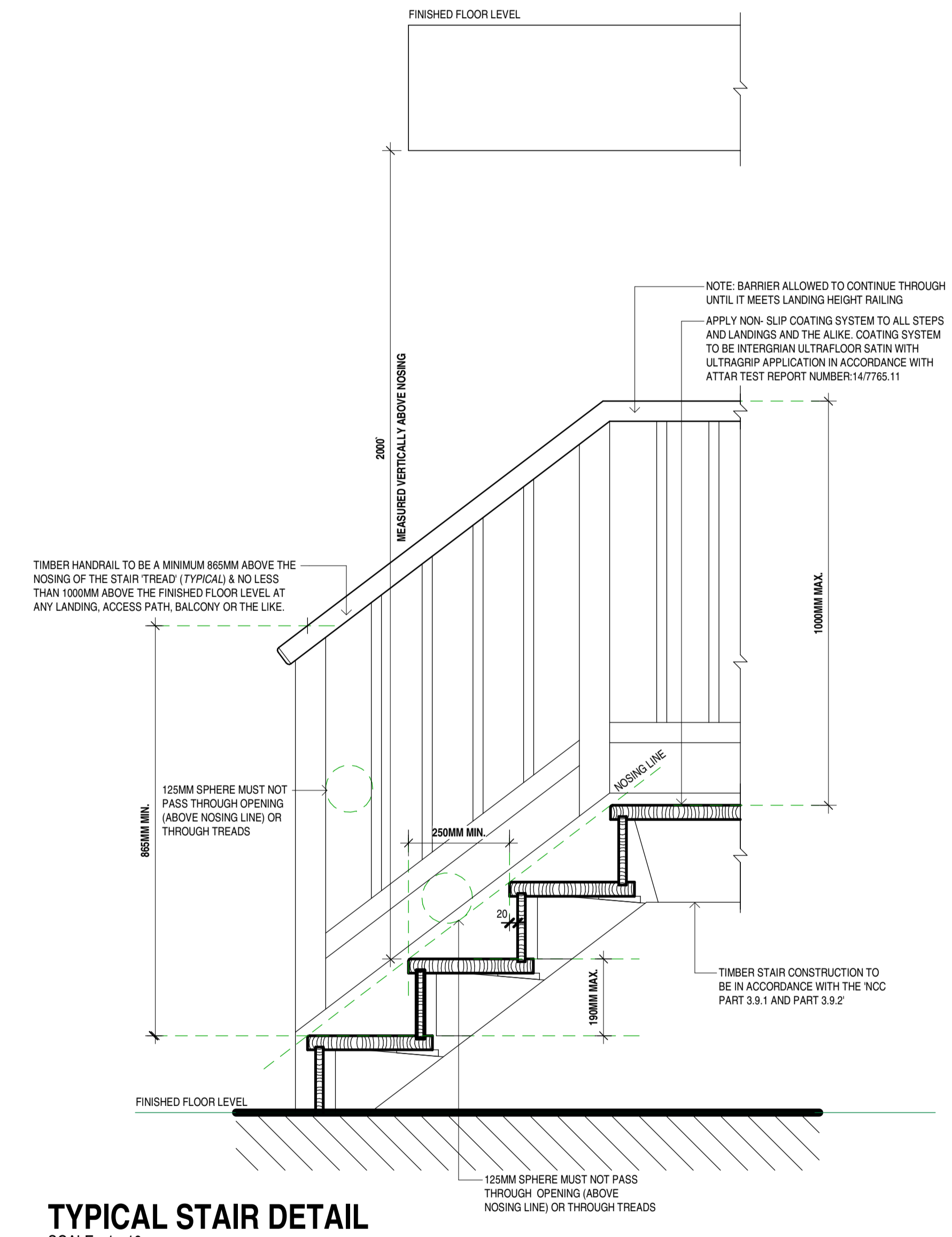
TYPICAL GUTTER & WALL ON BOUNDARY
 SCALE: 1 : 20



CSR 2405/5613 JUNCTION WALL DETAIL (TYP.)
 SCALE: 1 : 10



CSR 6025 - 30/30/30 FLOOR/CEILING JOISTS - DIRECT FIX PLASTER BOARD
 SCALE: 1 : 10



TYPICAL STAIR DETAIL
 SCALE: 1 : 10

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CHECKED BY	MM

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ISSUE	FOR CONSTRUCTION