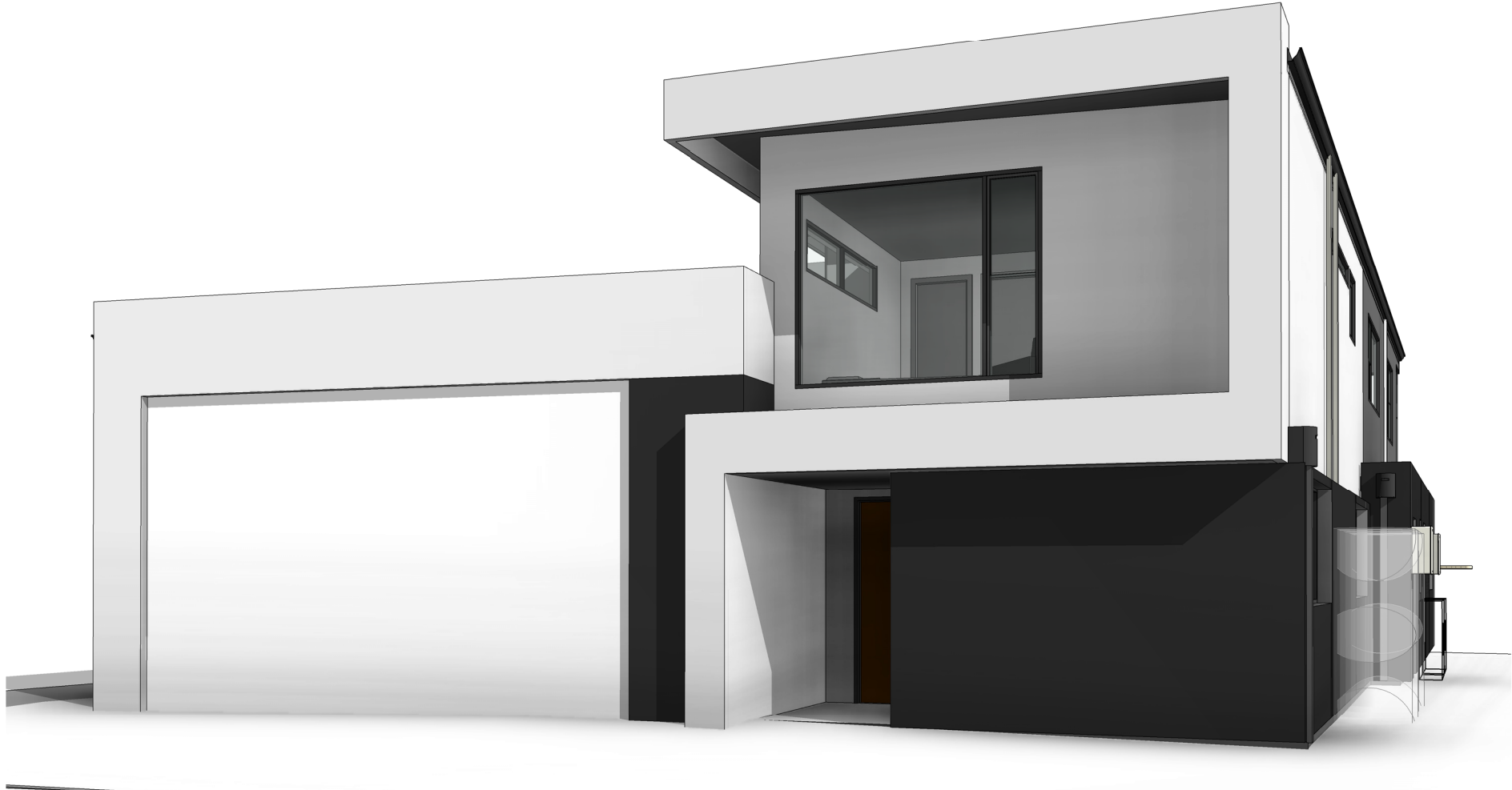


At LOT 09 (No 15) CALIMO PLACE
INTENDED HEADS, VIC., 3223

#	Drawing Name
A00	COVER
A01	GENERAL NOTES
A02	SITE PLAN
A03	SETOUT PLAN
A04	GROUND LEVEL FLOOR PLAN
A05	FIRST LEVEL FLOOR PLAN
A06	ELEVATIONS
A07	ELEVATIONS
A08	GROUND FLOOR REFLECTED CEILING PLAN
A09	FIRST FLOOR REFLECTED CEILING PLAN
A10	GROUND FLOOR ELECTRICAL PLAN
A11	FIRST FLOOR ELECTRICAL PLAN
A12	ROOF PLAN
A13	SECTION 1/1
A14	SECTION 2/1
A15	SECTION 1/2
A16	SECTION 2/2
A17	SECTION 3
A18	SECTION 4
A19	DOOR SCHEDULE 1/3
A20	DOOR SCHEDULE 2/3
A21	DOOR SCHEDULE 3/3
A22	WINDOW SCHEDULE 1/3
A23	WINDOW SCHEDULE 2/3
A24	WINDOW SCHEDULE 3/3
A25	INTERIORS KITCHEN
A26	INTERIORS PANTRY/STUDY
A27	INTERIORS ENS/WC/TV
A28	INTERIORS BATH/PWD/BOAT
A29	INTERIORS ROBES/LINEN
A30	INTERIORS LAUNDRY/WET ROOM
A31	INTERIORS LIVING/RUMPUS/BBQ
A32	STAIR DETAILS - MAIN
A33	STAIR DETAILS - REAR
A34	SHADOW ANALYSIS
A35	OVERLOOKING DIAGRAMS



NOTESORIGINAL A3

DO NOT SCALE DRAWINGS - REFER ONLY TO WRITTEN DIMESIONS

Contractor must verify all dimensions and levels on site prior to the commencement of any works, ordering & or manufacture of any materials.

Notify Derbyshire Homes of any discrepancies. Drawings to be read in conjunction with specifications.

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REV	DATE	DESCRIPTION	DRN	CHKD
-	14.05.19	CONSTRUCTION ISSUE	ALT	AR
A	05.07.19	LIFT COORDINATION	ALT	AR
B	09.07.19	NGL COORDINATION	ALT	AR
C	23.08.19	HEIGHT + WINDOWS	ALT	AR
D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

COVER

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	N/A
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A00	I	

GENERAL NOTES

N1:
BUILDING REGULATIONS 2018
ALL MATERIALS AND WORK PRACTICES SHALL COMPLY WITH, BUT NOT LIMITED TO THE BUILDING REGULATIONS 2006, NATIONAL CONSTRUCTION CODE SERIES 2019 BUILDING CODE OF AUSTRALIA VOL 2 AND ALL RELEVANT CURRENT AUSTRALIAN STANDARDS (AS AMENDED) REFERRED TO THEREIN. UNLESS OTHERWISE SPECIFIED, THE TERM NCC SHALL REFER TO NATIONAL CONSTRUCTION CODE SERIES 2019 BUILDING CODE OF AUSTRALIA VOLUME 2.
ALL MATERIALS AND CONSTRUCTION PRACTICE SHALL MEET THE PERFORMANCE REQUIREMENTS OF THE NCC. WHERE AN ALTERNATIVE SOLUTION IS PROPOSED THEN, PRIOR TO IMPLEMENTATION OR INSTALLATION, IT FIRST MUST BE ASSESSED AND APPROVED BY THE RELEVANT BUILDING SURVEYOR AS MEETING THE PERFORMANCE REQUIREMENTS OF THE NCC.

N2:
THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ANY HOUSE ENERGY RATING (HERS) REPORT AND SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE STAMPED PLANS ENDORSED BY THE ACCREDITED THERMAL PERFORMANCE ASSESSOR WITHOUT ALTERATION

N3:
INSTALLATION OF ALL SERVICES SHALL COMPLY WITH THE RESPECTIVE SUPPLY AUTHORITY REQUIREMENTS.

N4:
DO NOT SCALE PLANS, USE WRITTEN DIMENSIONS ONLY. FIGURED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.

N5:
THE OWNER, BUILDER, SUBCONTRACTOR SHALL VERIFY ALL DIMENSIONS, LEVELS, SETBACKS AND SPECIFICATIONS PRIOR TO COMMENCING ANY WORKS OR ORDERING MATERIALS AND SHALL BE RESPONSIBLE FOR ENSURING THAT ALL BUILDING WORKS CONFORM TO THE BUILDING CODE OF AUSTRALIA, AS CODES (CURRENT EDITIONS), BUILDING REGULATIONS, LOCAL BY-LAWS AND TOWN PLANNING REQUIREMENTS. REPORT ALL DISCREPANCIES TO THIS OFFICE FOR CLARIFICATION.

N6:
ALL WORKS SHALL COMPLY WITH BUT NOT LIMITED TO THE FOLLOWING AUSTRALIAN STANDARDS:
AS 1288 - GLASS IN BUILDINGS – SELECTION AND INSTALLATION.
AS 1562 - DESIGN AND INSTALLATION OF SHEET ROOF AND WALL CLADDING
AS 1684 - RESIDENTIAL TIMBER FRAMED CONSTRUCTION
AS 1860 - INSTALLATION OF PARTICLE BOARD FLOORING
AS 2047 - INSTALLATION AND SELECTION OF WINDOWS
AS 2049 - ROOF TILES
AS 2050 - FIXING OF ROOF TILES
AS 2870 - RESIDENTIAL SLABS AND FOOTINGS.
AS 2904 - DAMP PROOF COURSES AND FLASHINGS
AS 3500 - PLUMBING & DRAINAGE
AS 3600 - CONCRETE STRUCTURES
AS 3660 - PROTECTION OF BUILDINGS FROM SUBTERRANEAN TERMITES.
AS 3700 - MASONRY IN BUILDINGS.
AS 3740 - WATERPROOFING OF WET AREAS IN RESIDENTIAL BUILDINGS
AS 3959 - CONSTRUCTION IN A BUSHFIRE PRONE AREA
AS 3786 - SMOKE ALARMS
AS 4055 - WIND LOADINGS FOR HOUSING
AS 4100 - STEEL STRUCTURES

N7:
THESE PLANS SHALL BE READ IN CONJUNCTION WITH ANY STRUCTURAL OR CIVIL ENGINEERING COMPUTATIONS AND DRAWINGS; AND ALL OTHER CONSULTANTS DRAWINGS /DETAILS AND WITH ANY OTHER WRITTEN INSTRUCTIONS ISSUED IN THE COURSE OF THE CONTRACT.

N8:
WHERE REQUIRED TREAT AREA BENEATH FLOOR AGAINST TERMITE INFESTATION IN ACCORDANCE WITH RELEVANT STANDARD. CONTACT THE RELEVANT MUNICIPAL COUNCIL TO DETERMINE IF THIS IS MANDATORY

N9:
GLAZING, INCLUDING SAFETY GLAZING, SHALL BE INSTALLED TO A SIZE, TYPE AND THICKNESS SO AS TO COMPLY WITH:-
NCC PART 3 FOR CLASS 1 AND 10 BUILDINGS WITHIN A DESIGN WIND SPEED OF NOT MORE THAN N3; AND - NCC 2019 BCA VOL 1 PART B1.4 FOR CLASS 2 AND 9 BUILDINGS. SAFETY GLASS TO BE USED IN THE FOLLOWING CASES:
I) ALL ROOMS – WITHIN 500mm VERTICAL OF THE FLOOR.
II) BATHROOMS – WITHIN 2000mm OF THE FLOOR.
III) LAUNDRY – WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM ALL DOORS. IV) DOORWAY –WITHIN 300mm HORIZONTAL FROM DOORS. SHOWER SCREENS SHALL BE GRADE A SAFETY GLASS.

N10:
WINDOW SIZES ARE NOMINAL ONLY. ACTUAL SIZE WILL VARY ACCORDING TO MANUFACTURER. WINDOWS TO BE FLASHED ALL AROUND.

N11:
STORM WATER SHALL BE TAKEN TO LEGAL POINT OF DISCHARGE AS ADVISED BY THE MUNICIPAL DRAINAGE ENGINEER. CONTACT THE COUNCIL IF UNSURE OF POINT OF DISCHARGE. 90 DIA. CLASS 6 UPVC STORMWATER LINE LAID TO A MINIMUM GRADE OF 1:100. PROVIDE INSPECTION OPENINGS AT 9000MM C/C AND AT EACH CHANGE OF DIRECTION. THE COVER TO UNDERGROUND STORMWATER DRAINS SHALL BE NOT LESS THAN:
- 100MM UNDER SOIL
- 50MM UNDER PAVED OR CONCRETE AREAS
- 100MM UNDER UN-REINFORCED CONCRETE OR PAVED DRIVEWAYS
- 75MM UNDER REINFORCED CONCRETE DRIVEWAYS

N12:
THE BUILDER AND SUBCONTRACTOR SHALL ENSURE THAT ALL STORMWATER DRAINS, SEWER PIPES, AND THE LIKE ARE LOCATED AT A SUFFICIENT DISTANCE FROM ANY BUILDINGS FOOTING AND/OR SLAB EDGE BEAMS SO AS TO PREVENT GENERAL MOISTURE PENETRATION, DAMPNESS, WEAKENING AND UNDERMINING OF ANY BUILDING AND ITS FOOTING SYSTEM.

N13:
SEWER OR SEPTIC SYSTEM SHALL BE IN ACCORDANCE WITH THE RELEVANT AUTHORITIES REQUIREMENTS.

N14:
FOOTINGS NOT TO ENCROACH TITLE BOUNDARIES AND EASEMENT LINES. OWNER AND BUILDER TO ENSURE THIS DOES NOT OCCUR.

N15:
FOR BUILDINGS IN CLOSE PROXIMITY TO THE BEACH ENSURE THAT ALL STEEL WORK, BRICK CAVITY TIES AND STEEL LINTELS, ETC THAT ARE IMBEDDED OR FIXED INTO MASONRY BE PROTECTED IN ACCORDANCE WITH AS 3700 HOT DIPPED GALVANISED

N16:
ALL WET AREAS TO COMPLY WITH AS 3740. WALL FINISHES SHALL BE IMPERVIOUS TO A HEIGHT OF 1800mm ABOVE FLOOR LEVEL TO SHOWER ENCLOSURES AND 300mm ABOVE BATHS, BASINS, SINKS AND TROUGHS IF WITHIN 75mm OF THE WALL. REFER TO CODE FOR ALL REQUIREMENTS.

N17:
PROVIDE WALL TIES TO BRICKWORK AT MAXIMUM 600mm CRS IN EACH DIRECTION AND WITHIN 300mm OF ARTICULATION JOINTS.

N18:
SUB FLOOR VENTS ARE TO PROVIDE A RATE OF 7500mm SQ CLEAR VENTILATION PER 1000mm RUN OF EXTERNAL WALL AND 2200mm SQ CLEAR VENTILATION PER 1000mm RUN OF INTERNAL DWARF WALLS.(LOCATED BELOW BEARER)

N19:
PROVIDE CLEARANCE FROM UNDERSIDE OF BEARERS TO FINISHED GROUND LEVEL OF 150mm FOR FLOOR WITH STRIP FLOORING OR 200mm FOR FLOORS WITH PARTICLEBOARD FLOORING AND 400mm IN A TERMITE DECLARED AREA.

N20:
NEW DWELLINGS, TO COMPLY WITH A 6 STAR ENERGY RATING REPORT (H.E.R.S.)

N21:
STAIR REQUIREMENTS: RISERS – 190mm MAXIMUM - 115mm MINIMUM. GOING – 355mm MAXIMUM – 240mm MINIMUM. (DOMESTIC ONLY)
RISERS AND TREADS TO BE CONSTANT IN SIZE THROUGHOUT FLIGHT. PROVIDE NON-SLIP FINISH OR SUITABLE NON-SKID STRIP NEAR EDGE OF NOSING'S. PROVIDE CONTINUOUS HANDRAIL 1000mm MINIMUM HEIGHT TO BALCONIES AND DECKS WHICH ARE 1000mm OR MORE ABOVE GROUND LEVEL. 865mm MINIMUM HEIGHT HANDRAIL ABOVE STAIR NOSING'S AND LANDINGS. MAXIMUM OPENINGS BETWEEN BALUSTERS NOT TO EXCEED 125mm AND MAXIMUM GAP TO OPEN TREAD NOT TO EXCEED 125mm
FOR WIRE BALUSTRADE SEE NCC VOLUME 2 REQUIREMENTS

N22:
STUMPS EXCEEDING 1200mm ABOVE GROUND TO BE BRACED CONCRETE STUMPS
- 100mm SQ UP TO 1400mm LONG (1 No. HD. WIRE)
- 100mm SQ 1400mm TO 1800mm LONG (2 No. HD. WIRES)
- 125mm SQ 1800mm TO 3000mm LONG (2 No. HD. WIRES)

N23:
THE BUILDER SHALL TAKE ALL STEPS NECESSARY TO ENSURE THE STABILITY OF NEW AND EXISTING STRUCTURES DURING ALL WORKS.

N24:
THE BUILDER SHALL ENSURE FOR THE GENERAL WATERTIGHTNESS OF ALL NEW AND EXISTING WORKS.

N25:
SMOKE ALARMS TO BE PROVIDED AND INSTALLED IN ACCORDANCE WITH AS3786. NEW DWELLINGS AND ADDITIONS WITH SLEEPING ACCOMMODATION TO BE HARD WIRED WITH BATTERY BACK UP.

N26:
WHERE BUILDING IS WITHIN A DESIGNATED BUSHFIRE PRONE AREA COMPLIANCE WITH AS 3959 - IS REQUIRED TO A LEVEL OF ATTACK AS CONFIRMED BY THE RELEVANT BUILDING SURVEYOR.

N27:
W.C. DOORS TO TOILET PANS LOCATED WITHIN 1.2m OF THE DOOR JAMB LIFT OFF HINGES MUST BE FITTED. OTHERWISE THE DOORS MUST SWING OUTWARDS.

N28:
TERMITE CERTIFICATE (WHERE REQUIRED) TO BE INSTALLED INSIDE METER BOX PRIOR TO OCCUPANCY PERMIT OR CERTIFICATE OF FINAL INSPECTION ISSUE.

N29
THESE NOTES ARE NEITHER EXHAUSTIVE NOR A SUBSTITUTE FOR REGULATIONS, STATUTORY REQUIREMENTS, BUILDING PRACTICE OR CONTRACTUAL OBLIGATIONS AND UNLESS EXPRESSLY STATED OTHERWISE, ARE PROVIDED ONLY AS GUIDELINES. NO RESPONSIBILITY IS ACCEPTED FOR THEIR USE.

N30:
THESE PLANS HAVE BEEN PREPARED FOR THE EXCLUSIVE USE BY THE CLIENT OF DERBYSHIRE HOMES FOR THE PURPOSE EXPRESSED NOTIFIED TO DERBYSHIRE HOMES. ANY OTHER PERSON WHO USES OR RELIES ON THESE PLANS WITHOUT DERBYSHIRE'S WRITTEN CONSENT DOES SO AT THEIR OWN RISK AND NO RESPONSIBILITY IS ACCEPTED BY DERBYSHIRE FOR SUCH USE AND/OR RELIANCE.

N31:
THE APPROVAL BY THIS OFFICE OF A SUBSTITUTE MATERIAL, WORK PRACTICE, VARIATION OR THE LIKE IS NOT AN AUTHORISATION FOR ITS USE OR A CONTRACT VARIATION. ANY SAID VARIATIONS MUST BE ACCEPTED BY ALL PARTIES TO THE AGREEMENT AND WHERE APPLICABLE THE RELEVANT BUILDING SURVEYOR PRIOR TO IMPLEMENTING THE SAID VARIATION.

SITE ENVIRONMENT DESIGN INFORMATION

SEN1: SITE BUSHFIRE ATTACK ASSESSMENT

REFERENCE DOCUMENT 'AS 3959-2009 CONSTRUCTION OF BUILDINGS IN BUSH FIRE PRONE AREAS

- NOT APPLICABLE FOR THIS SITE

SEN2: SITE CLASSIFICATION

SITE CLASSIFICATION AS CLASS: 'P'
REFER TO SOIL REPORT NO: 22274
DATED: 28 NOV 2016
BY: P.J. Yttrup & Associates Pty Ltd

SEN3: DESIGN GUST WIND SPEED/WIND CLASSIFICATION

WIND RATING: N3
BUILDING TIE DOWNS TO BE PROVIDED IN ACCORDANCE WITH AS1684 FOR AN ASSUMED DESIGN GUST WIND SPEED / WIND CLASSIFICATION OF N3. REFER TO AS1684 FOR CONSTRUCTION REQUIREMENTS
REFER TO WIND CLASSIFICATION REPORT: 191827
DATED: 28.5.19
BY: SIMON ANDERSON CONSULTANTS

SEN4: CLIMATE ZONE

CLIMATE ZONE FOR THERMAL DESIGN / THERMAL PERFORMANCE ASSESSMENT: ZONE 6

SEN5: CORROSION PROTECTION OF BUILT-IN STRUCTURAL MEMBERS

PROVIDE CORROSION PROTECTION OF BUILT-IN STRUCTURAL STEEL MEMBERS SUCH AS STEEL LINTELS, SHELF ANGLES, CONNECTORS, ACCESSORIES (OTHER THAN WALL TIES) IN ACCORDANCE WITH TABLE 4.1 OF AS4773.1-2015 MASONRY IN SMALL BUILDINGS, PART 1: DESIGN SUITABLE FOR AN ENVIRONMENT CLASSIFICATION SEVERE MARINE (TBC BY BUILDER).

CORROSION PROTECTION FOR SHEET ROOFING
PROVIDE CORROSION PROTECTION FOR SHEET ROOFING IN ACCORDANCE WITH NCC TABLE 3.5.1.1A SUITABLE FOR AN ENVIRONMENT CLASSIFICATION HIGH (TBC BY BUILDER).

SEN6: ENERGY RATING & REQUIREMENTS TBC BY ASSESSOR

BY: DALE BRADFORD - THERMORATE SOLUTIONS
ACCREDITATION NO. VIC/BDAV/16/1760

PROVIDE R6.0 BULK INSULATION TO WHOLE CEILING/ROOF AREA THROUGHOUT THE RESIDENCE AND GARAGE.
PROVIDE AG FOIL TO UNDERSIDE OF IRON ON THE WHOLE ROOF AREA.
PROVIDE R2.5 BULK INSULATION TO ALL BV EXTERNAL WALLS WITH 40MM AIR GAP PLUS AG FOIL WRAP.
PROVIDE R2.5 BULK INSULATION TO ALL EXTERNAL STUD WALLS WITH PERMEABLE VAPOUR WRAP BEHIND THE METAL CLADDING.
PROVIDE R2.5 BULK INSULATION TO ALL EXTERNAL STUD WALLS WITH PERMEABLE VAPOUR WRAP BEHIND THE EPS 100MM RENDERED CLADDING.
PROVIDE R2.0 BULK INSULATION TO THE FRAMED TIMBER FLOOR ON THE UPPER LEVEL THAT CONNECTS TO THE CEILING ON THE LOWER LEVEL ROOMS.
PROVIDE R4.0 BULK INSULATION TO THE FRAMED TIMBER FLOOR ON THE UPPER LEVEL THAT IS CANTER LEVERED OUT FROM THE LOWER FLOOR LEVEL.
PROVIDE R2.5 BULK INSULATION TO ALL INTERNAL WALLS BETWEEN UN-CONDITIONED AND CONDITIONED AREA'S SUCH AS THE GARAGE, LAUNDRY, POWDER, BATH.
PROVIDE R2.5 BULK INSULATION TO ALL INTERNAL WALLS THAT CONNECT TO CEILING/ROOF VOID SPACES WHERE CEILING HEIGHTS CHANGE.
PROVIDE R1.79 EPS FOAMULAR 50MM OR EQUIVALENT UNDER THE CONCRETE SLAB ON THE LOWER LEVEL. (EXCLUDING THE GARAGE, STORE & WET FLOOR AREA'S)
CSQG FLOOR GROUND LEVEL AND TIMBER FLOOR FRAMED CONSTRUCTION TO UPPER LEVEL ON THIS PROJECT. PROJECT RATED WITH RECESSED LED DOWNLIGHTS AS SHOWN ON ENDORSED PLANS.
ALUMINIUM FRAME TREND DOUBLE GLAZED CLEAR AWNING WINDOWS/DG (U=4.50, SHGC=0.51) ALL AWNING WINDOWS
ALUMINIUM FRAME ANEETA DOUBLE GLAZED CLEAR DOUBLE HUNG WINDOWS/DG (U=4.23, SHGC=0.60) ALL DOUBLE HUNG WINDOWS
ALUMINIUM FRAME TREND DOUBLE GLAZED CLEAR FIXED WINDOWS/DG (U=3.29, SHGC=0.65) ALL FIXED WINDOWS
ALUMINIUM FRAME TREND DOUBLE GLAZED CLEAR HINGED DOOR/DG (U=4.18, SHGC=0.51) ALL HINGED DOORS
ALUMINIUM FRAME TREND DOUBLE GLAZED CLEAR SLIDING DOORS/DG (U=3.71, SHGC=0.62) ALL SLIDING DOORS
DARK COLOUR ROOF IRON MODELLED TO THIS PROJECT AS NOMINATED.
ALL DOORS TO BE WEATHER STRIPPED BETWEEN DOORS/FRAME AND DRAFT EXCLUDER FITTED AT BASE OF DOOR TO CREATE SEAL WHEN CLOSED.
ALL OPENABLE WINDOWS TO HAVE WEATHERSTRIP BETWEEN FRAME AND SASH TO CREATE SEAL WHEN CLOSED.
ALL GENERAL BUILDING GAPS AND CRACKS TO BE SEALED.
ALL WINDOWS MODELLED WITH FLYSCREENS.
EXHAUST FANS: KITCHEN TO HAVE ONE SEALED EXHAUST FAN ABOVE/WITHIN RANGE HOOD.
ALL EXHAUST FANS SHOULD BE SELF-SEALING WHEN NOT IN USE TO PROVIDE SEAL AGAINST UNWANTED VENTILATION. THIS RATING ONLY APPLIES TO THE FLOOR PLAN, CONSTRUCTION DETAILS, ORIENTATION AND CLIMATE AS SUBMITTED AND INCLUDED IN THE ATTACHED STAMPED PLANS.
AS PART OF SIX STAR ENERGY RATING REQUIREMENTS , THE OWNERS SHALL PROVIDE A MIN 2000LITRE WATERTANK TO FLUSH ALL WC'S IN DWELLING OR ALTERNATIVELY PROVIDE A SOLAR H.W.S. WHERE SITE IS IN A PURPLE PIPE ESTATE.(RECLAIMED WATER ON A SEPARATE TAP SYSTEM FOR FLUSHING
WCS AND USE FOR GARDEN, NO SOLAR OR RAINWATER TANK IS REQUIRED.
SPECIAL NOTE: UNDER THE NCC 3.12.1.5 (C)(1) WITH IN-SLAB OR IN-SCREED HEATING OR COOLING SYSTEM YOU MUST HAVE INSULATION WITH AN R-VALUE OF NOT LESS THAN R1.0 INSTALLED AROUND THE VERTICAL EDGE OF ITS PERIMETER. THIS DOES NOT APPLY IF IT'S ONLY A BATHROOM OR AMENITY AREA'S OR THE LIKE.

NOTES ORIGINAL A3

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H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
GENERAL NOTES

Derbyshire		
Address: 98 Pakington St, Geelong West VIC 3218 Phone: (03) 5221 8409		
DRAWN	CHECKED	SCALE
ALT	AR	N/A
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No		REV
A01		I

DEVELOPMENT DATA

PROPOSED DATA - NEW RESIDENCE

SITE AREA: 575,701 M2 61.96 SQ

BUILDING SITE COVERAGE (AREA M2)

GROUND FLOOR		
HOUSE:	143,165 M2	15.41 SQ
GARAGE:	109,246 M2	11.76 SQ
ALFRESCO:	41,145 M2	4.42 SQ
ENTRY DECK:	3,967 M2	0.43 SQ
DRIVEWAY:	26,163 M2	2.82 SQ

TOTAL BUILDING AREA: 323,656M2 34.83 SQ

NOTES

- N1:**
THE LOCATION OF SERVICES IS APPROXIMATE ONLY.
BUILDER TO DETERMINE THE EXACT LOCATION OF SERVICES ON SITE PRIOR TO DEMOLITION
- N2:**
ALL EXISTING SITE LEVELS SHOWN ON THESE DRAWINGS ARE BASED ON SURVEY PLAN PREPARED BY TGM GROUP DWG REF NO. 15084-01-FS01 REV. 1-. DATE OF ISSUE 01.03.2016.
BUILDER TO CONFIRM ALL LEVELS ON SITE.
- N3:**
REFER TO ROOF PLAN FOR DETAILS OF ROOFING AND ROOF PLUMBING
- N4:**
REFER TO STRUCTURAL ENGINEERS DRAWINGS FOR DETAILS
- N5:**
BUILDER TO ALLOW FOR ALL NECESSARY EXCAVATION, BACKFILLING AND OTHER EARTH MOVING TO RE-ESTABLISH EXISTING GROUND LEVELS EXCEPT WHERE NOTED OTHERWISE
- N6:**
LOCATION OF TITLE BOUNDARY IS BASED ON ASSUMPTION THAT EXISTING FENCES REPRESENT TRUE BOUNDARY. A RE-ESTABLISHMENT SURVEY MAY BE REQUIRED.

MATERIALS & FINISHES SCHEDULE

CA1	CARPET
CB	COLORBOND
PB	PLASTERBOARD PAINT FINISH
RF	RENDERED FOAM

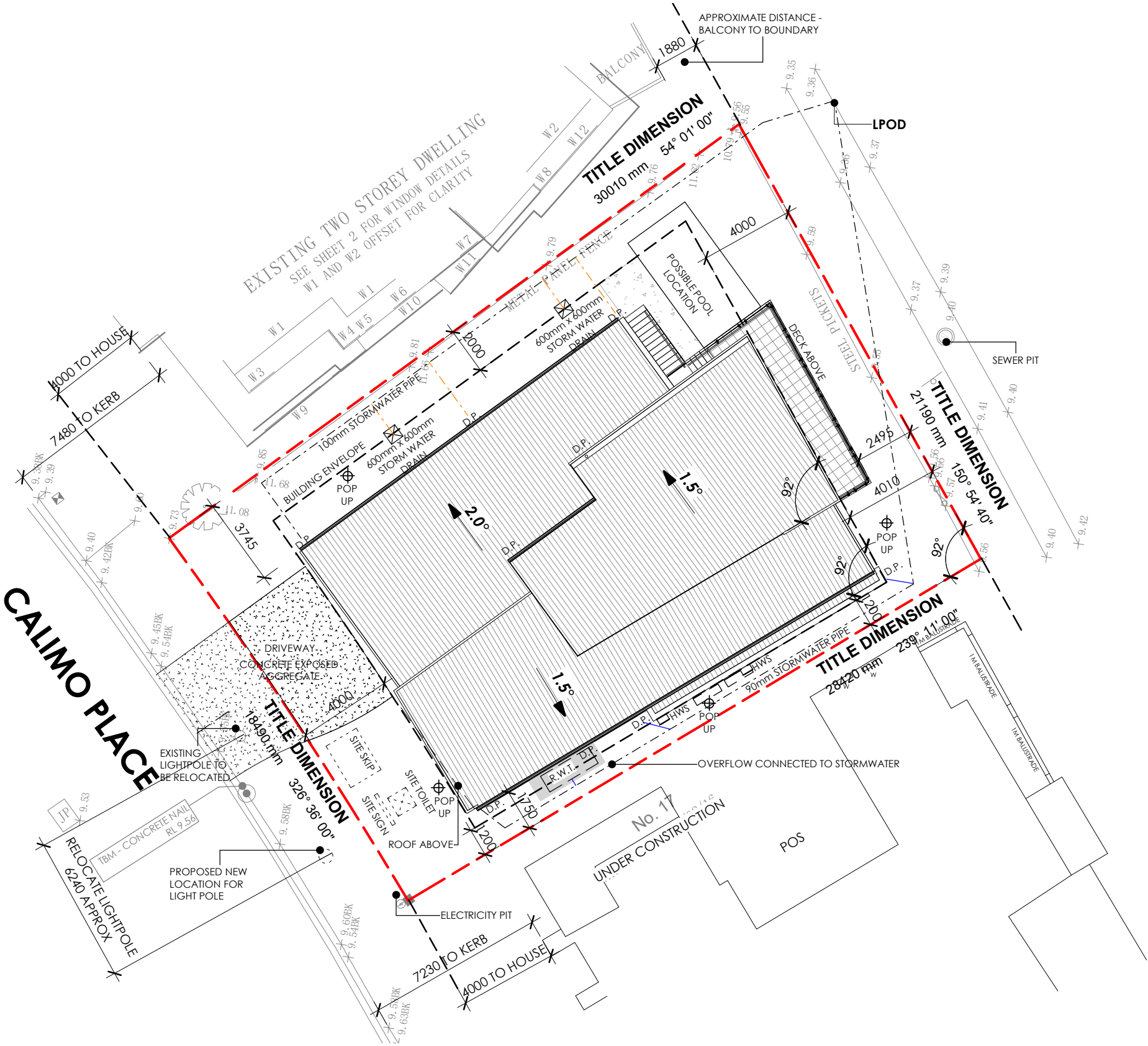
REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

DP	DOWNPIPE
FFL	FINISH FLOOR LEVEL
RL	RELATIVE LEVEL
RWT	RAINWATER TANK
MB	ELECTRICAL METERBOARD
MG	GAS METER
MW	WATER MAIN
IHW	INSTANTANEOUS HOT WATER
G	SWINGIN GATE

EQUINOX SHADOW

<div></div>	9AM SHADOW @ EQUINOX
<div></div>	12 NOON SHADOW @ EQUINOX
<div></div>	3PM SHADOW @ EQUINOX



N1:
ALL DIMENSIONS TO BE CHECKED AND VERIFIED ON SITE. DO NOT SCALE FROM DRAWINGS

N2:
CONTRACTOR TO OBTAIN DERBYSHIRE'S PRIOR WRITTEN APPROVAL FOR ANY EXTRA WORK OR ALTERATIONS TO APPROVED DRAWINGS

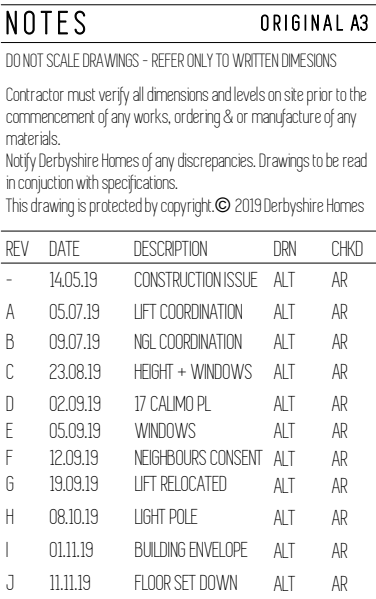
N3:
A FULL SET OF LAMINATED DRAWINGS AND SPECIFICATIONS TO BE KEPT ON SITE IN GOOD CONDITION AT ALL TIMES

N4:
SHOULD DISCREPANCIES OR ERROR BE DISCOVERED ON THE DRAWINGS OR SPECIFICATIONS, DERBYSHIRE MUST BE NOTIFIED IMMEDIATELY

N5:
ALL BUILDING WORKS TO BE COMPLETED IN ACCORDANCE WITH THE NCC/BCA AND TO THE SATISFACTION OF THE LOCAL AUTHORITY AND OF BUILDING SURVEYOR

N6:
REFER TO DOOR & WINDOW SCHEDULES FOR COMPLETE DIMENSIONS & DETAILS

N7:
WATERPROOFING OF WET AREAS, BEING BATHROOMS, SHOWERS, SHOWER ROOMS, LAUNDRIES, SANITARY COMPARTMENTS AND THE LIKE SHALL BE PROVIDED IN ACCORDANCE WITH AS3740-2010: WATERPROOFING OF DOMESTIC WET AREAS




PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

SETOUT PLAN



Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No	REV	
A03	I	

NOTES

- N1:**
ALL DIMENSIONS TO BE CHECKED AND VERIFIED ON SITE. DO NOT SCALE FROM DRAWINGS
- N2:**
CONTRACTOR TO OBTAIN DERBYSHIRE'S PRIOR WRITTEN APPROVAL FOR ANY EXTRA WORK OR ALTERATIONS TO APPROVED DRAWINGS
- N3:**
A FULL SET OF LAMINATED DRAWINGS AND SPECIFICATIONS TO BE KEPT ON SITE IN GOOD CONDITION AT ALL TIMES
- N4:**
SHOULD DISCREPANCIES OR ERROR BE DISCOVERED ON THE DRAWINGS OR SPECIFICATIONS, DERBYSHIRE MUST BE NOTIFIED IMMEDIATELY
- N5:**
ALL BUILDING WORKS TO BE COMPLETED IN ACCORDANCE WITH THE NCC/BCA AND TO THE SATISFACTION OF THE LOCAL AUTHORITY AND OR BUILDING SURVEYOR
- N6:**
REFER TO DOOR & WINDOW SCHEDULES FOR COMPLETE DIMENSIONS & DETAILS
- N7:**
WATERPROOFING OF WET AREAS, BEING BATHROOMS, SHOWERS, SHOWER ROOMS, LAUNDRIES, SANITARY COMPARTMENTS AND THE LIKE SHALL BE PROVIDED IN ACCORDANCE WITH AS3740-2010: WATERPROOFING OF DOMESTIC WET AREAS
- N8:**
LEVELS INDICATED ON PLAN AND ELEVATIONS ARE FINISHED LEVELS RELATIVE TO THE LEVELS INDICATED ON THE SITE PLAN. REFER TO ENGINEERS DOCUMENTATION FOR CUT LEVELS DEPENDANT ON FLOOR STRUCTURE.
- N9:**
ALL DIMENSIONS ARE TO STUD WALL ONLY. ALLOW 75mm NOM. FOR FOAM BOARD THICKNESS WHERE REQUIRED.

MATERIALS & FINISHES SCHEDULE

- B1 BARESTONE
- REFER TO SPECIFICATION
- R1 RENDERED FOAM
- TO MATCH MONUMENT
- L1 LYSAGHT DOMINION
- TO MATCH MONUMENT
- M1 BRICKWORK
- CHARCOAL
- A1 ALUCOBOND
- REFER TO SPECIFICATION

BURNISHED FINISH WITH 2 PART EPOXY (2 COATS) TO GARAGE CONCRETE SLAB.

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

- S.S.SINK STAINLESS STEEL SINK
REF. REFRIGERATOR
I.H.P. INDUCTION HOT PLATE
RH. RANGE HOOD
DW. DISHWASHER
P'TRY. PANTRY
TR. TROUGH
WM. WASHING MACHINE
W.C. WATER CLOSET
HB. HAND BASIN
Shr. SHOWER
FW FLOOR WASTE
W.I.R. WALK IN ROBE
RWH. RAINWATER HEAD
D.P. DOWN PIPE
AW. WNING
SL. SLIDING
F. FIXED
CSD. CAVITY SLIDING DOOR
CPD. CUPBOARD
ENS. ENSUITE
PDE. POWDER
L'DRY. LAUNDRY STRUCTURAL
S.B. BEAM STRUCTURAL
S.C. COLUMN
C.J. CONTROL JOINT
CP. SELECTED CARPET
FT. SELECTED FLOOR TILES
TL. TOWEL RAIL
HTW. HEATED TOWEL RAIL
P.H. PANEL HEATER
W.O. WALL OVEN
CL. CLOTHES LINE

XX

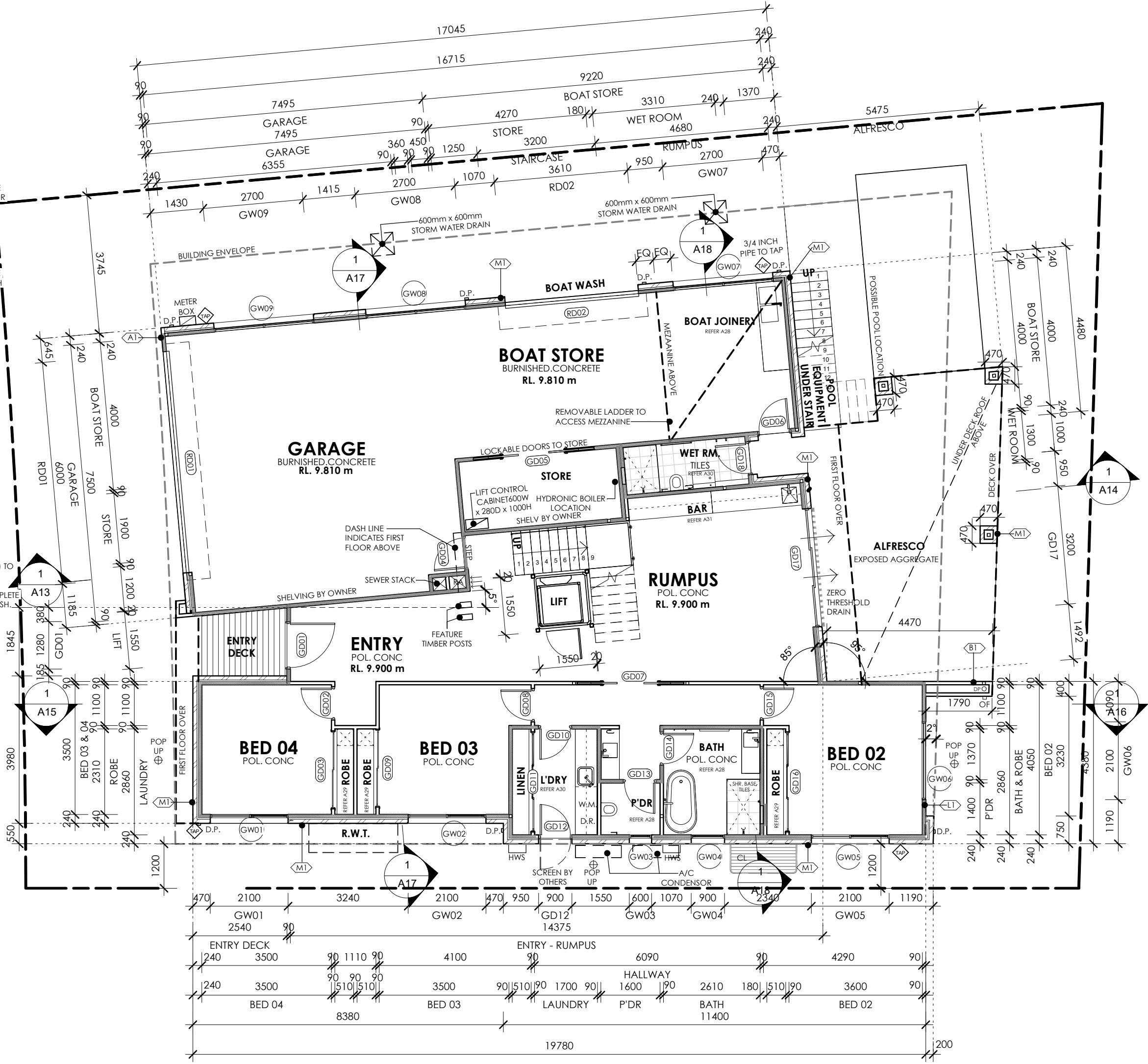
DOOR No.

XX

WINDOW No.

XX

MATERIAL



NOTES

ORIGINAL A3

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D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

GROUND LEVEL FLOOR PLAN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No	REV	
A04	1	

NOTES

- N1:**
ALL DIMENSIONS TO BE CHECKED AND VERIFIED ON SITE. DO NOT SCALE FROM DRAWINGS
- N2:**
CONTRACTOR TO OBTAIN DERBYSHIRE'S PRIOR WRITTEN APPROVAL FOR ANY EXTRA WORK OR ALTERATIONS TO APPROVED DRAWINGS
- N3:**
A FULL SET OF LAMINATED DRAWINGS AND SPECIFICATIONS TO BE KEPT ON SITE IN GOOD CONDITION AT ALL TIMES
- N4:**
SHOULD DISCREPANCIES OR ERROR BE DISCOVERED ON THE DRAWINGS OR SPECIFICATIONS, DERBYSHIRE MUST BE NOTIFIED IMMEDIATELY
- N5:**
ALL BUILDING WORKS TO BE COMPLETED IN ACCORDANCE WITH THE NCC/BCA AND TO THE SATISFACTION OF THE LOCAL AUTHORITY AND OR BUILDING SURVEYOR
- N6:**
REFER TO DOOR & WINDOW SCHEDULES FOR COMPLETE DIMENSIONS & DETAILS
- N7:**
WATERPROOFING OF WET AREAS, BEING BATHROOMS, SHOWERS, SHOWER ROOMS, LAUNDRIES, SANITARY COMPARTMENTS AND THE LIKE SHALL BE PROVIDED IN ACCORDANCE WITH AS3740-2010: WATERPROOFING OF DOMESTIC WET AREAS
- N8:**
LEVELS INDICATED ON PLAN AND ELEVATIONS ARE FINISHED LEVELS RELATIVE TO THE LEVELS INDICATED ON THE SITE PLAN. REFER TO ENGINEERS DOCUMENTATION FOR CUT LEVELS DEPENDANT ON FLOOR STRUCTURE.
- N9:**
ALL DIMENSIONS ARE TO STUD WALL ONLY. ALLOW 75mm NOM. FOR FOAM BOARD THICKNESS WHERE REQUIRED.

MATERIALS & FINISHES SCHEDULE

- B1 BARESTONE
- REFER TO SPECIFICATION
- R1 RENDERED FOAM
- TO MATCH MONUMENT
- L1 LYSAGHT DOMINION
- TO MATCH MONUMENT
- M1 BRICKWORK
- CHARCOAL
- A1 ALUCOBOND
- REFER TO SPECIFICATION

BURNISHED FINISH WITH 2 PART EPOXY (2 COATS) TO GARAGE CONCRETE SLAB.

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

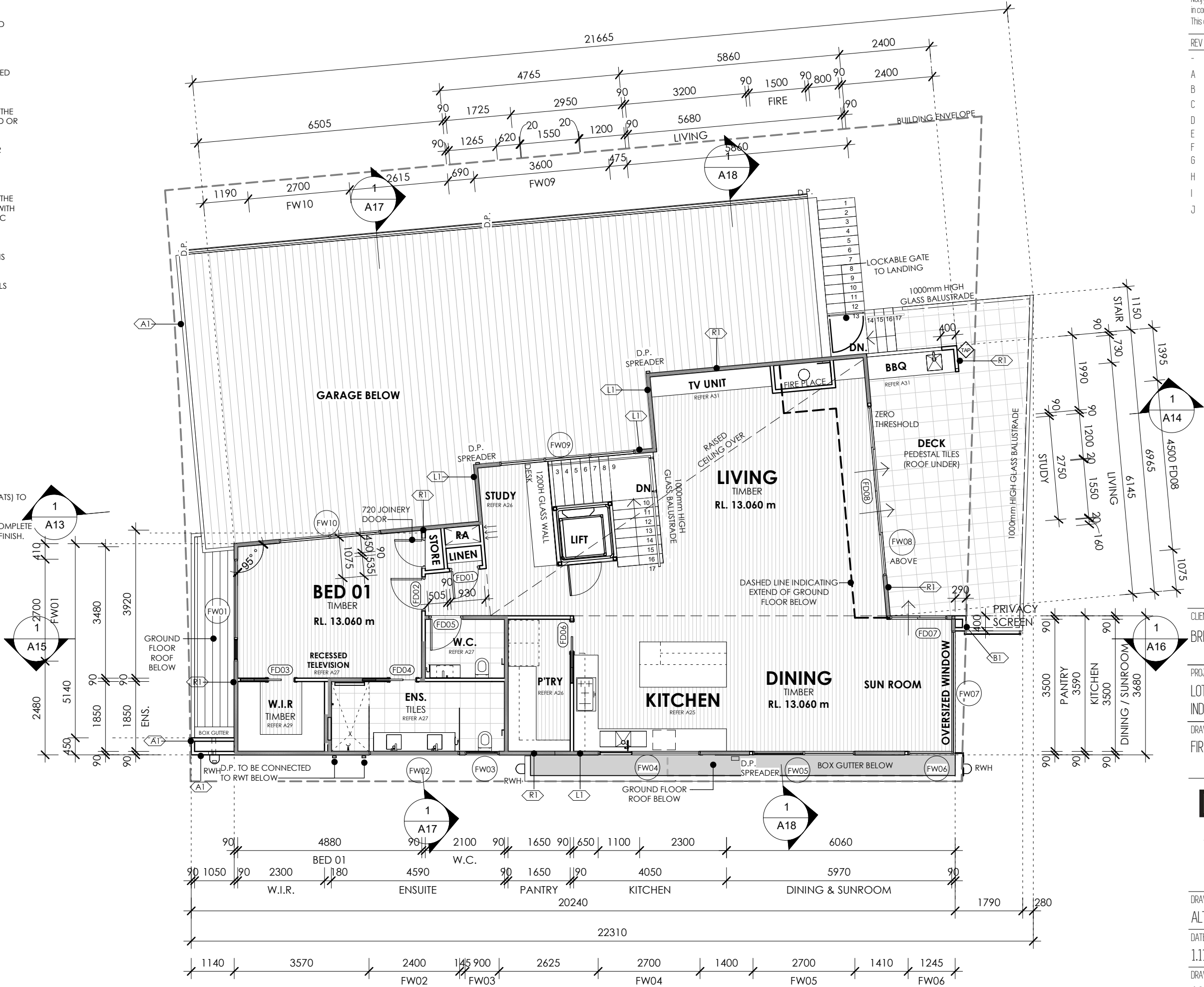
ABBREVIATIONS

- S.S.SINK STAINLESS STEEL SINK
REF. REFRIGERATOR
IHP. INDUCTION HOT PLATE
RH. RANGE HOOD
DW. DISHWASHER
P'TRY. PANTRY
TR. TROUGH
WM. WASHING MACHINE
W.C. WATER CLOSET
HB. HAND BASIN
Shr. SHOWER
FW FLOOR WASTE
W.I.R. WALK IN ROBE
RWH. RAINWATER HEAD
DP. DOWN PIPE
AW. WNING
SL. SLIDING
F. FIXED
CSD. CAVITY SLIDING DOOR
CPD. CUPBOARD
ENS. ENSUITE
PDE. POWDER
L'DRY. LAUNDRY STRUCTURAL
S.B. BEAM STRUCTURAL
S.C. COLUMN
CJ. CONTROL JOINT
CP. SELECTED CARPET
FT. SELECTED FLOOR TILES
TL. TOWEL RAIL
HTW. HEATED TOWEL RAIL
P.H. PANEL HEATER
W.O. WALL OVEN
CL. CLOTHES LINE

XX DOOR No.

XX WINDOW No.

XX MATERIAL



NOTES

ORIGINAL A3

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F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
FIRST LEVEL FLOOR PLAN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A05	1	

NOTES

N1:
NCC 2019 BCA VOL 2
ALL MATERIALS AND WORK PRACTICES SHALL COMPLY WITH, BUT NOT LIMITED TO THE BUILDING REGULATIONS 2006, NATIONAL CONSTRUCTION CODE SERIES 2019 BUILDING CODE OF AUSTRALIA VOL 2 AND ALL RELEVANT CURRENT AUSTRALIAN STANDARDS (AS AMENDED) REFERRED TO THEREIN. UNLESS OTHERWISE SPECIFIED, THE TERM NCC SHALL REFER TO NATIONAL CONSTRUCTION CODE SERIES 2019 BUILDING CODE OF AUSTRALIA VOLUME 2.
ALL MATERIALS AND CONSTRUCTION PRACTICE SHALL MEET THE PERFORMANCE REQUIREMENTS OF THE BCA. WHERE AN ALTERNATIVE SOLUTION IS PROPOSED THEN, PRIOR TO IMPLEMENTATION OR INSTALLATION, IT FIRST MUST BE ASSESSED AND APPROVED BY THE RELEVANT BUILDING SURVEYOR AS MEETING THE PERFORMANCE REQUIREMENTS OF THE NCC.

N2:
GLAZING, INCLUDING SAFETY GLAZING, SHALL BE INSTALLED TO A SIZE, TYPE AND THICKNESS SO AS TO COMPLY WITH:- BCA PART 3 FOR CLASS 1 AND 10 BUILDINGS WITHIN A DESIGN WIND SPEED OF NOT MORE THAN N3; AND - NCC 2014 BCA VOL 1 PART B1.4 FOR CLASS 2 AND 9 BUILDINGS.

N3:
THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ANY HOUSE ENERGY RATING (HERS) REPORT AND SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE STAMPED PLANS ENDORSED BY THE ACCREDITED THERMAL PERFORMANCE ASSESSOR WITHOUT ALTERATION

N4:
WHERE REQUIRED TREAT AREA BENEATH FLOOR AGAINST TERMITE INFESTATION IN ACCORDANCE WITH RELEVANT STANDARD. CONTACT THE RELEVANT MUNICIPAL COUNCIL TO DETERMINE IF THIS IS MANDATORY

N5:
REFER SCHEDULES FOR DIMENSIONED DOOR & WINDOW ELEVATIONS. WINDOW SIZES NOMINATED ARE NOMINAL ONLY. ACTUAL SIZES MAY VARY ACCORDING TO MANUFACTURER

N6:
STEPS TO DECK AS REQUIRED. 190MM MAX. RISER. 250MM MIN. GOING TREADS

MATERIALS & FINISHES SCHEDULE

- B1

BARESTONE
- REFER TO SPECIFICATION
- R1

RENDERED FOAM
- TO MATCH MONUMENT
- L1

LYSAGHT DOMINION
- TO MATCH MONUMENT
- M1

BRICKWORK
- CHARCOAL
- A1

ALUCOBOND
- REFER TO SPECIFICATION
- FR

FRAMES POWDERCOATED
- TO MATCH MONUMENT
- F1

COLORBOND FASCIA
-MONUMENT
- G1

COLORBOND GUTTER
- MONUMENT

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

- BC

BARGE FLASHING & CAPPING
- COL

STEEL COLUMN
- DP

DOWNPIPE
- EXH

EXHAUST DUCT
- FCL

FINISHED CEILING LEVEL
- FFL

FINISHED FLOOR LEVEL
- G

SWINGING GATE
- GAS

EXTERNAL GAS OUTLET
- IHW

INSTANTANEOUS HOT WATER
- MB

ELECTRICAL METERBOARD
- NGL

NATURAL GROUND LINE
- OP

OVERFLOW POP
- PC

PARAPET CAPPING
- RL

RELATIVE LEVEL
- RWT

RAINWATER TANK
- RWH

RAINWATER HEAD
- SHR

SHOWER
- SP

SPREADER

XX

DOOR No.

XX

WINDOW No.

XX

MATERIAL

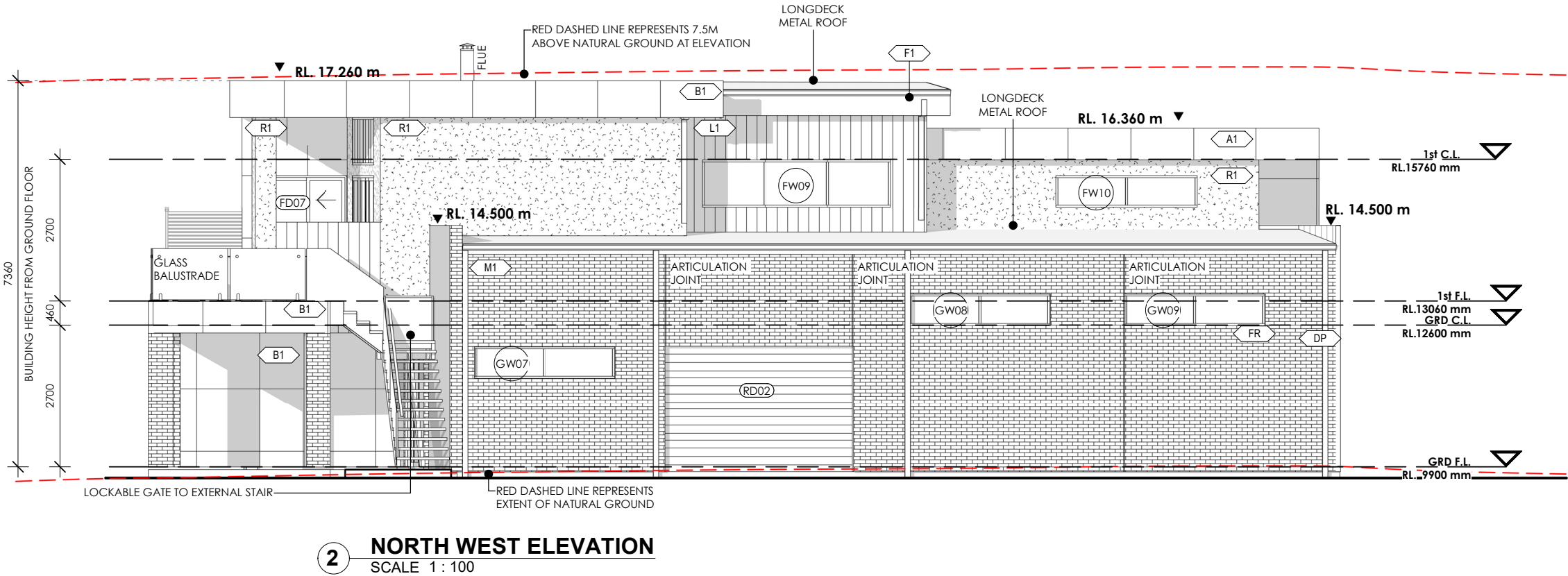
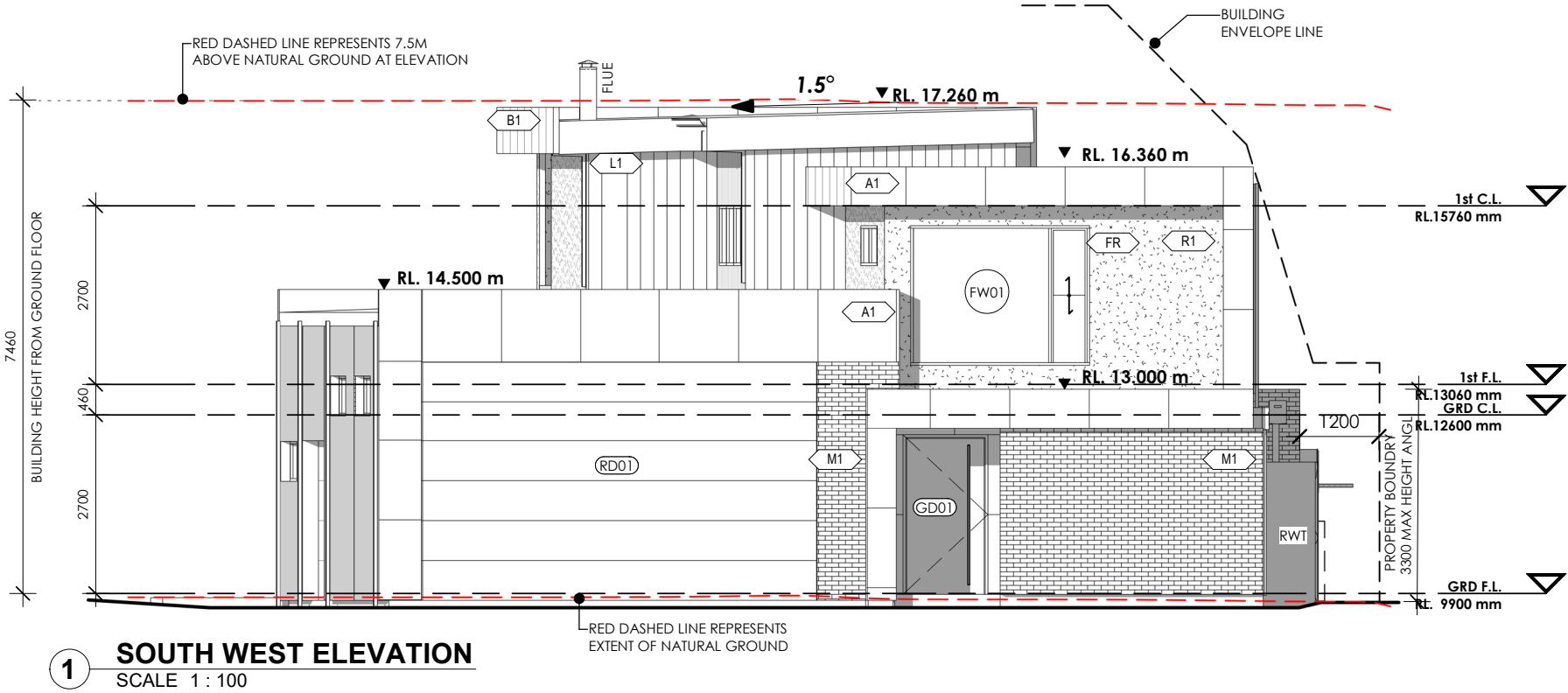
NOTES

ORIGINAL A3

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H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR



CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
ELEVATIONS

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1 : 100
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A06	I	

NOTES

N1:
NCC 2019 BCA VOL 2
ALL MATERIALS AND WORK PRACTICES SHALL COMPLY WITH, BUT NOT LIMITED TO THE BUILDING REGULATIONS 2006, NATIONAL CONSTRUCTION CODE SERIES 2019 BUILDING CODE OF AUSTRALIA VOL 2 AND ALL RELEVANT CURRENT AUSTRALIAN STANDARDS (AS AMENDED) REFERRED TO THEREIN. UNLESS OTHERWISE SPECIFIED, THE TERM NCC SHALL REFER TO NATIONAL CONSTRUCTION CODE SERIES 2019 BUILDING CODE OF AUSTRALIA VOLUME 2.
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N2:
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N3:
THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ANY HOUSE ENERGY RATING (HERS) REPORT AND SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE STAMPED PLANS ENDORSED BY THE ACCREDITED THERMAL PERFORMANCE ASSESSOR WITHOUT ALTERATION

N4:
WHERE REQUIRED TREAT AREA BENEATH FLOOR AGAINST TERMITE INFESTATION IN ACCORDANCE WITH RELEVANT STANDARD. CONTACT THE RELEVANT MUNICIPAL COUNCIL TO DETERMINE IF THIS IS MANDATORY

N5:
REFER SCHEDULES FOR DIMENSIONED DOOR & WINDOW ELEVATIONS. WINDOW SIZES NOMINATED ARE NOMINAL ONLY. ACTUAL SIZES MAY VARY ACCORDING TO MANUFACTURER

N6:
STEPS TO DECK AS REQUIRED. 190MM MAX. RISER. 250MM MIN. GOING TREADS

MATERIALS & FINISHES SCHEDULE

- B1 BARESTONE
- REFER TO SPECIFICATION
- R1 RENDERED FOAM
- TO MATCH MONUMENT
LYSAGHT DOMINION
- TO MATCH MONUMENT
- L1 BRICKWORK
- CHARCOAL
ALUCOBOND
- REFER TO SPECIFICATION
- FR FRAMES POWDERCOATED
- TO MATCH MONUMENT
- F1 COLORBOND FASCIA
-MONUMENT
- G1 COLORBOND GUTTER
- MONUMENT

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

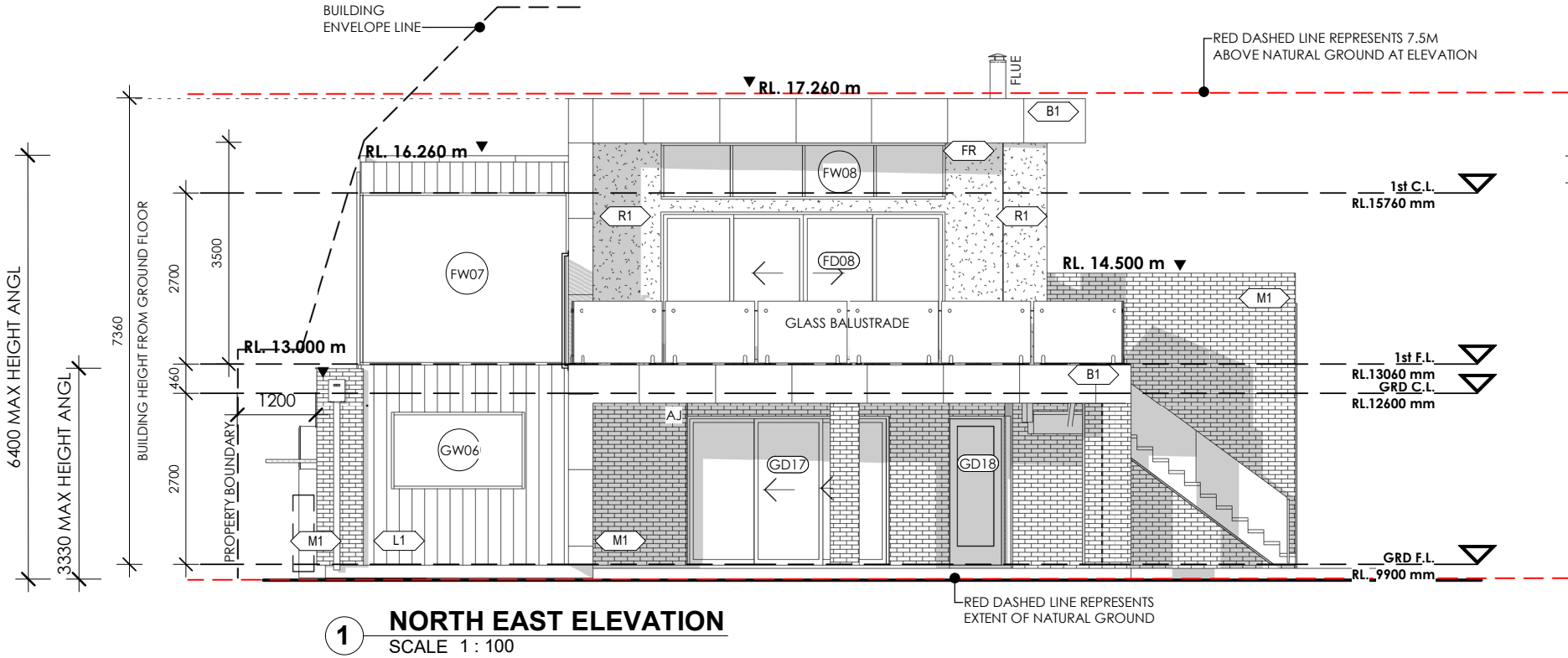
ABBREVIATIONS

- BC BARGE FLASHING & CAPPING
- COL STEEL COLUMN
- DP DOWNPIPE
- EXH EXHAUST DUCT
- FCL FINISHED CEILING LEVEL
- FFL FINISHED FLOOR LEVEL
- G SWINGING GATE
- GAS EXTERNAL GAS OUTLET
- IHW INSTANTANEOUS HOT WATER
- MB ELECTRICAL METERBOARD
- NGL NATURAL GROUND LINE
- OP OVERFLOW POP
- PC PARAPET CAPPING
- RL RELATIVE LEVEL
- RWT RAINWATER TANK
- RWH RAINWATER HEAD
- SHR SHOWER
- SP SPREADER

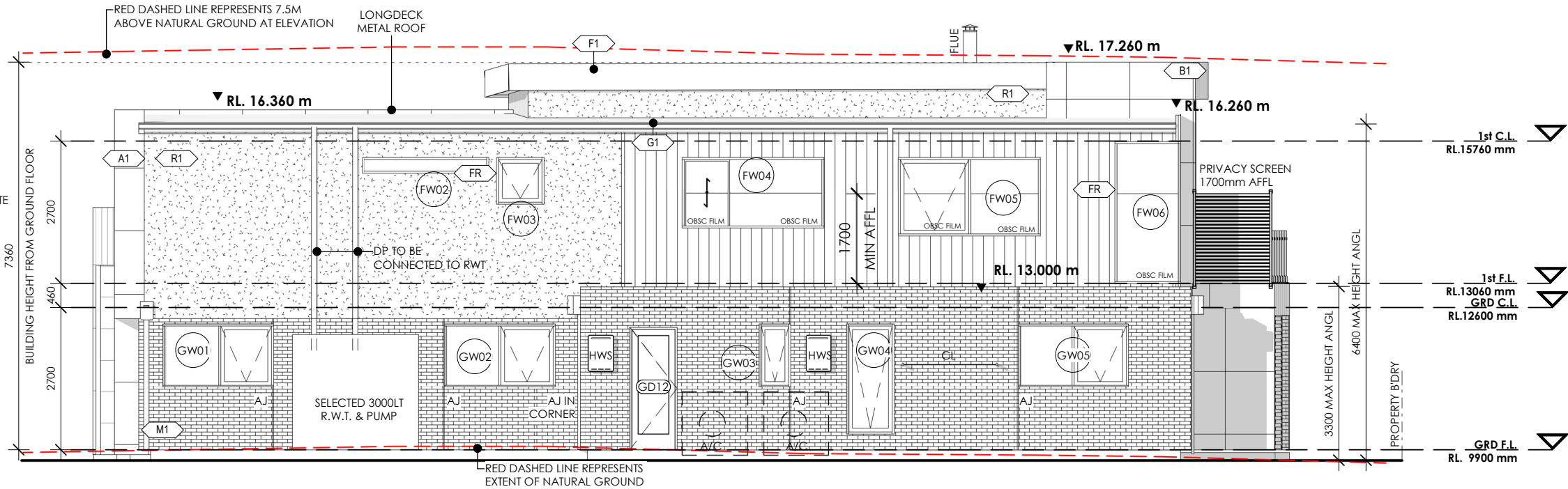
XX DOOR No.

XX WINDOW No.

XX MATERIAL



1 NORTH EAST ELEVATION
SCALE 1 : 100



2 SOUTH EAST ELEVATION
SCALE 1 : 100

NOTES

ORIGINAL A3

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H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
ELEVATIONS

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A07	I	

NOTES

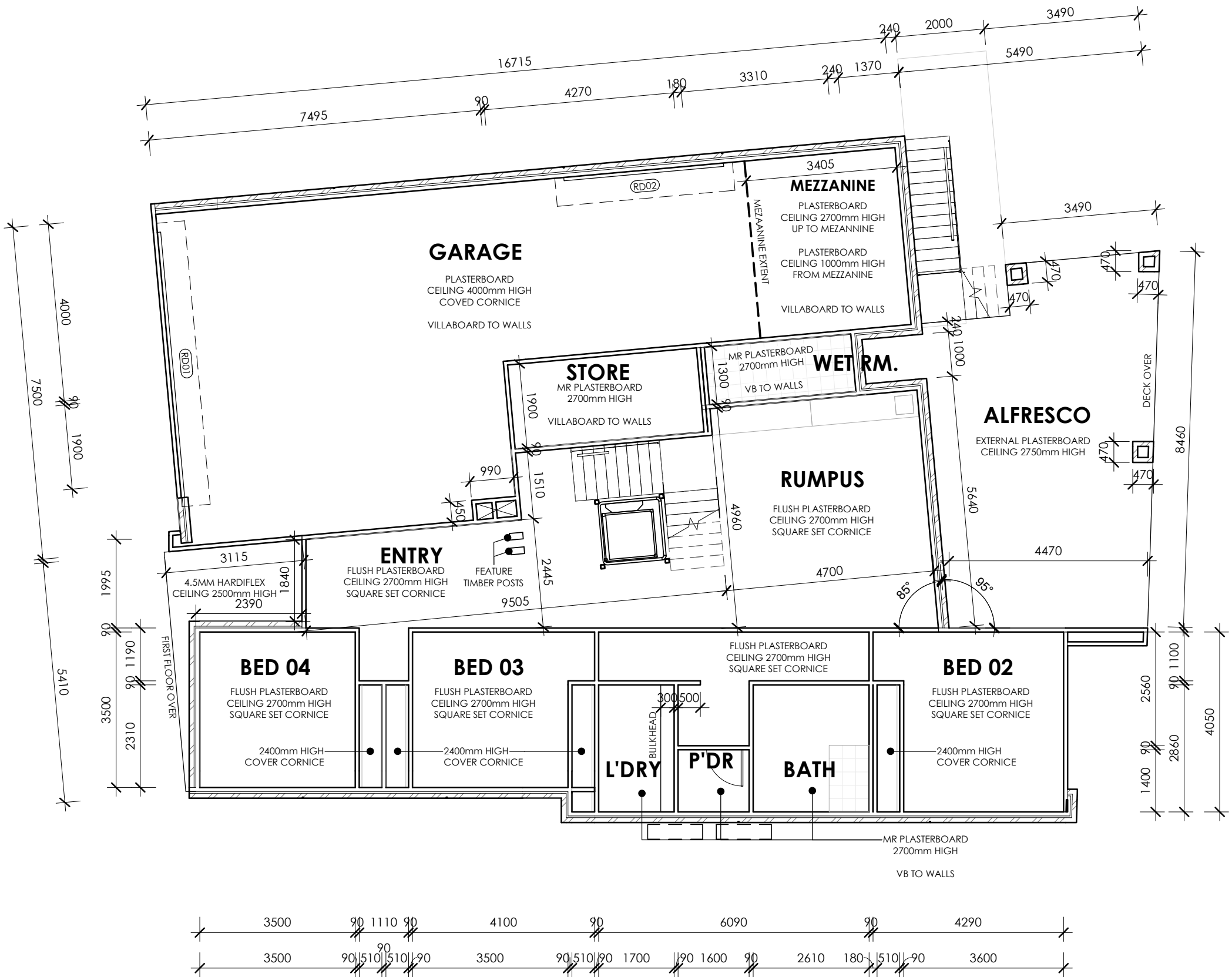
N1:
ALL CEILING AREAS TO BE SQUARE SET UNLESS NOTED OTHERWISE
N2:
ALL BULKHEADS TO BE SQUARE SET TO CEILING PLANES
N3:
ALL CEILING HEIGHTS AS NOMINATED ON PLANS
N4:
REFER TO ELECTRICAL PLANS FOR LIGHTING INFORMATION

MATERIALS & FINISHES SCHEDULE

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

B BULKEADH
CH CEILING HEIGHT FROM FINISH FLOOR LEVEL
EXH EXHAUST DUCT AS SPEC.
FCL FINISHED CEILING LEVEL
RL RELATIVE LEVEL



NOTES

ORIGINAL A3

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J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
GROUND FLOOR REFLECTED CEILING
PLAN

Derbyshire
Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A08	1	

NOTES

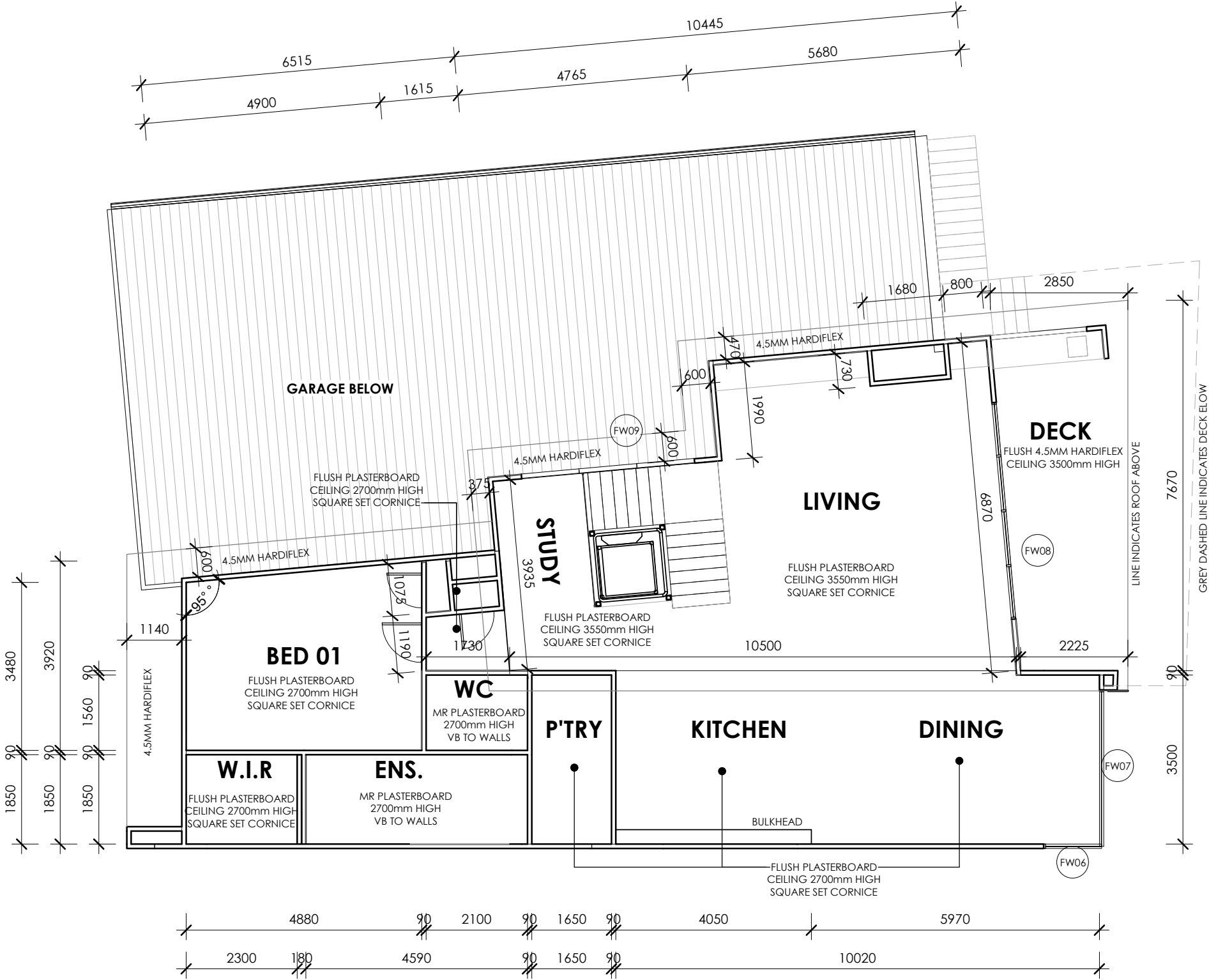
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- N2:**
ALL BULKHEADS TO BE SQUARE SET TO CEILING PLANES
- N3:**
ALL CEILING HEIGHTS AS NOMINATED ON PLANS
- N4:**
REFER TO ELECTRICAL PLANS FOR LIGHTING INFORMATION

MATERIALS & FINISHES SCHEDULE

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

- B BULKEADH
CH CEILING HEIGHT FROM FINISH FLOOR LEVEL
EXH EXHAUST DUCT AS SPEC.
FCL FINISHED CEILING LEVEL
RL RELATIVE LEVEL



NOTES

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H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

FIRST FLOOR REFLECTED CEILING PLAN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A09	1	

NOTES

N1:
RESIDENCE - 3.5 W/M2
GARAGE - 1.6 W/M2

N2:
PROVIDE POWER FOR:
- KITCHEN
- DISHWASHER
- OVEN
- RANGEHOOD
- REFRIGERATOR
- COOKTOP

N3:
ALL LIGHT FITTINGS & LAMPS SHOWN ARE ENERGY EFFICIENT. ANY CHANGE TO NUMBER OF OR LAMP ENERGY OUTPUT MUST BE RE-EVALUATED FOR OVERALL COMPLIANCE OF NCC/BCA PART 3.12.5.4.

N5:
ALL INTERNAL LIGHTS ARE SURFACE MOUNTED UNLESS OTHERWISE NOTED. NOTE: THE R VALUE OF THE CEILING INSULATION MUST BE INCREASED WHERE CEILING INSULATION IS REMOVED AROUND DOWN LIGHTS AND EXHAUST FANS AS PER THE BCA TABLE 3.12.1.1A.

N6:
ALL FOR INDUSTRY APPROVED DOWNLIGHT COVERS FOR INSULATION PROTECTION AND DRAFT SEALING (EXAMPLE: IGLOO RECESSED DOWNLIGHT COVER)

N7:
ALL EXTERNAL LIGHT FITTINGS ARE TO BE MARINE GRADE AND BE CONTROLLED BY DAYLIGHT MOTION SENSORS.

N8:
REFER TO LARGE SCALE JOINERY DRAWINGS FOR SPECIFIC SWITCH & GPO LOCATIONS

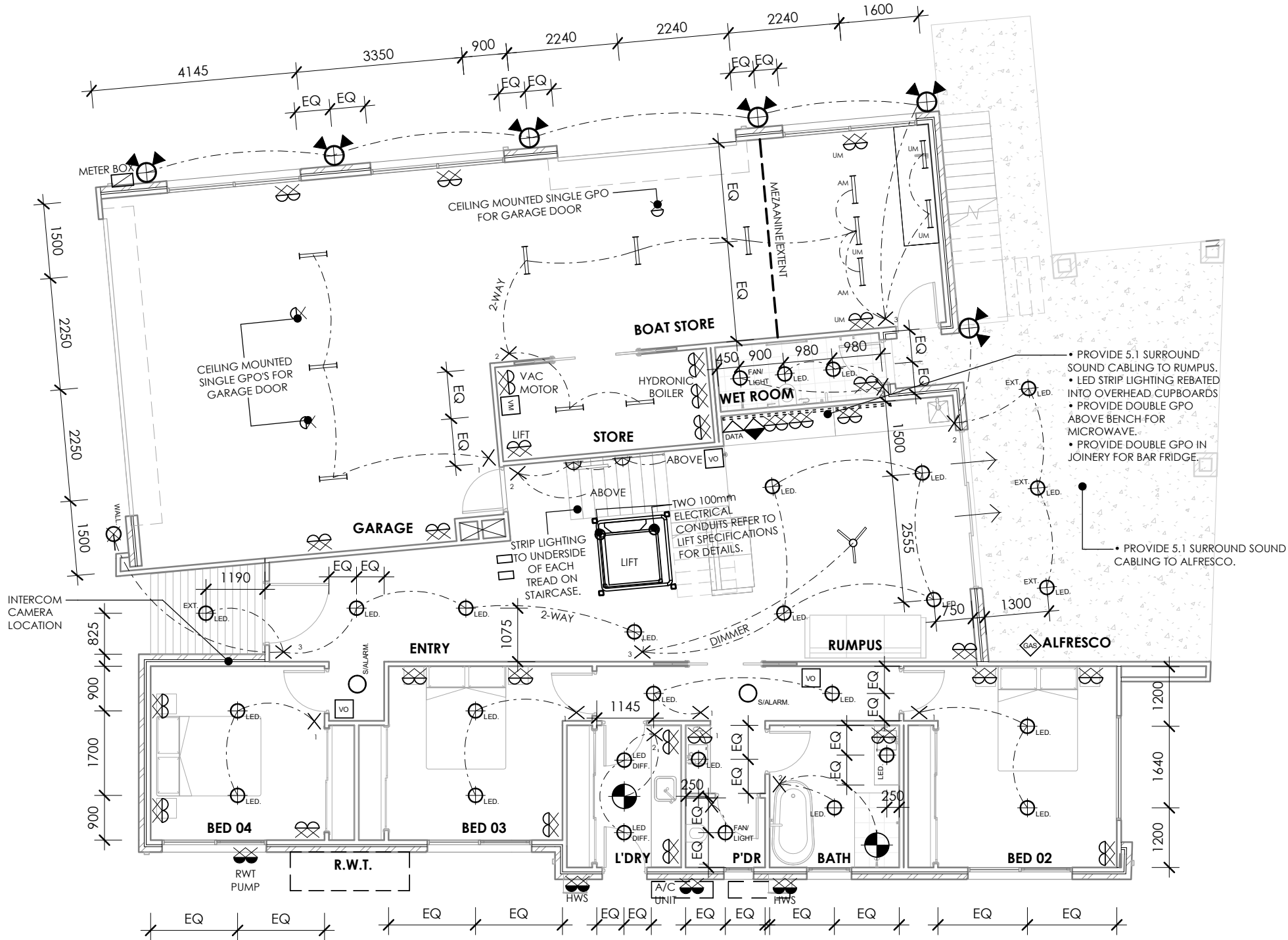
N9:
SMOKE ALARMS TO BE PROVIDED AND INSTALLED IN ACCORDANCE WITH AS3786. NEW DWELLINGS AND ADDITIONS WITH SLEEPING ACCOMMODATION TO BE HARD WIRED WITH BATTERY BACK UP.

ABBREVIATIONS

RWT RAIN WATER TANK
HWS HOT WATER SYSTEM
A/C AIR CONDITIONING
WIRING
UM UNDER MEZZANINE
AM ABOVE MEZZANINE

ELECTRICAL LEGEND

2D	ITEM	No.
	METER BOX	1
	STAIR LIGHT FITTING	2
	SELECTED LED LIGHT POINT	20
	SELECTED DIFFUSE LED LIGHT	2
	SELECTED FAN/LIGHT COMBINATION	2
	SELECTED LED LIGHT - EXTERNAL	4
	SLECTED WALL LIGHT POINT	1
	TWIN LED LIGHT FITTING	13
	DOUBLE FLOOD LIGHT WITH SENSOR	6
	SINGLE GPO.	3
	DOUBLE GPO.	29
	DOUBLE WEATHERPROOF GPO.	4
	HARD WIRED SMOKE ALARM	2
	EXAHUST FAN DUCTED TO EXT.	2
	TV POINT	1
	DATA POINT	1
	SWITCH LOCATION	15
	DUCTED VACCUM- POINT	3
	DUCTED VACCUM - MOTOR	1
	CEILING FAN	1



NOTES

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C	23.08.19	HEIGHT + WINDOWS	ALT	AR
D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
GROUND FLOOR ELECTRICAL PLAN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A10	1	

NOTES

N1:
RESIDENCE - 3.5 W/M2
GARAGE - 1.6 W/M2

N2:
PROVIDE POWER FOR:
- KITCHEN
- DISHWASHER
- OVEN
- RANGEHOOD
- REFRIGERATOR
- COOKTOP

N3:
ALL LIGHT FITTINGS & LAMPS SHOWN ARE ENERGY EFFICIENT. ANY CHANGE TO NUMBER OF OR LAMP ENERGY OUTPUT MUST BE RE-EVALUATED FOR OVERALL COMPLIANCE OF NCC/BCA PART 3.12.5.4.

N5:
ALL INTERNAL LIGHTS ARE SURFACE MOUNTED UNLESS OTHERWISE NOTED. NOTE: THE R VALUE OF THE CEILING INSULATION MUST BE INCREASED WHERE CEILING INSULATION IS REMOVED AROUND DOWN LIGHTS AND EXHAUST FANS AS PER THE BCA TABLE 3.12.1.1A.

N6:
ALL FOR INDUSTRY APPROVED DOWNLIGHT COVERS FOR INSULATION PROTECTION AND DRAFT SEALING (EXAMPLE: IGLOO RECESSED DOWNLIGHT COVER)





N7:
ALL EXTERNAL LIGHT FITTINGS ARE TO BE MARINE GRADE AND BE CONTROLLED BY DAYLIGHT MOTION SENSORS.

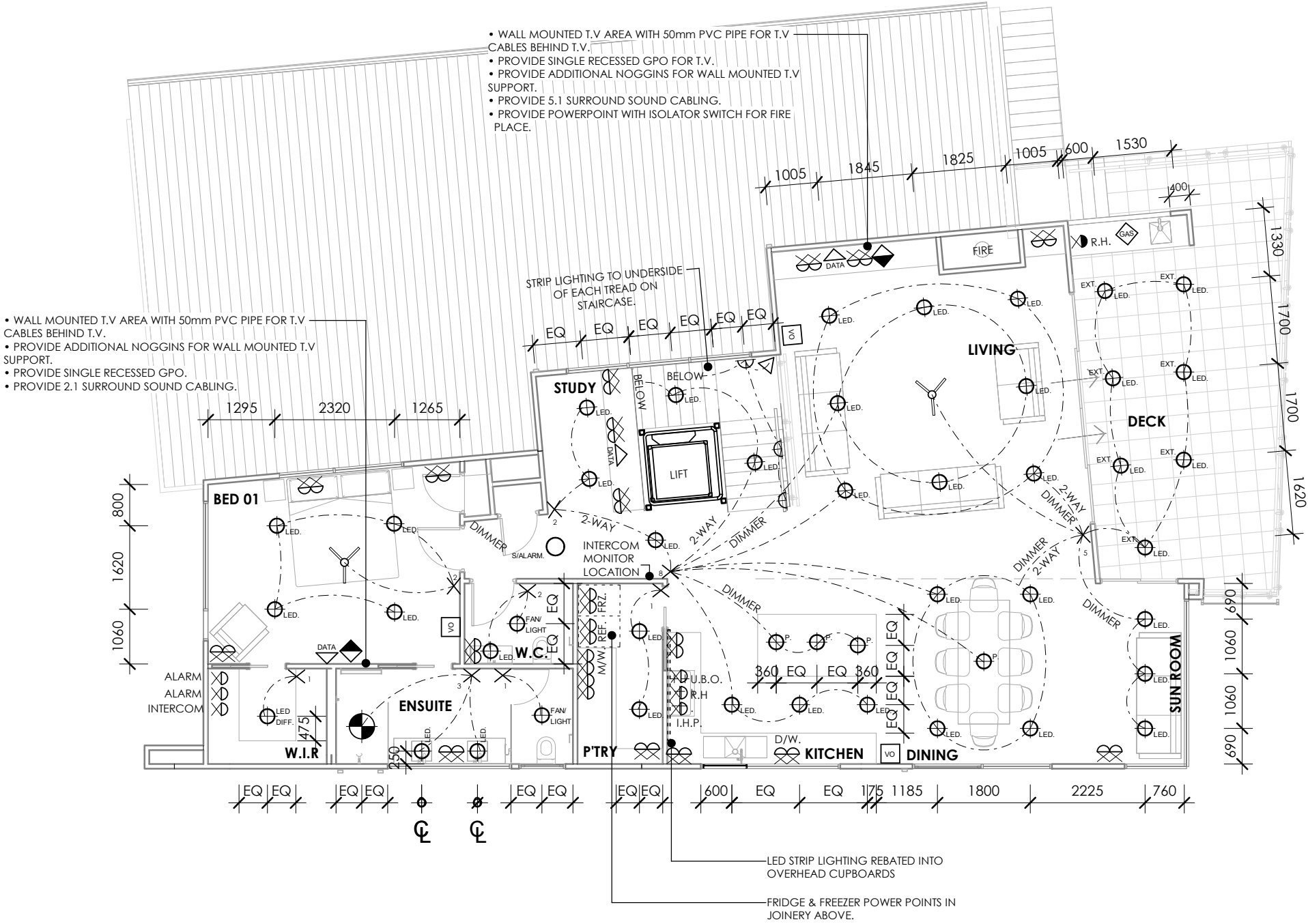
N8:
REFER TO LARGE SCALE JOINERY DRAWINGS FOR SPECIFIC SWITCH & GPO LOCATIONS

N9:
SMOKE ALARMS TO BE PROVIDED AND INSTALLED IN ACCORDANCE WITH AS3786. NEW DWELLINGS AND ADDITIONS WITH SLEEPING ACCOMMODATION TO BE HARD WIRED WITH BATTERY BACK UP.

ABBREVIATIONS

M/W MICROWAVE
REF REFRIGERATOR
FRZ FREEZER
RH RANGEHOOD
HP HOT PLATE
UBO UNDER BENCH OVEN
D/W DISHWASHER
WIRING

ELECTRICAL LEGEND		
2D	ITEM	No.
	STAIR LIGHT FITTING	3
	SELECTED LED LIGHT POINT	32
	SELECTED FAN/LIGHT COMBINATION	2
	SELECTED LED LIGHT - EXTERNAL	7
	LIGH SENSOR POINT	1
	SINGLE GPO.	6
	DOUBLE GPO.	20
	SINGLE WEATHERPROOF GPO.	1
	HARD WIRED SMOKE ALARM	1
	EXAHUST FAN DUCTED TO EXT.	1
	TV POINT	2
	DATA POINT	3
	SWITCH LOCATION	9
	DUCTED VACCUM- POINT	3
	CEILING FAN	2



NOTES

ORIGINAL A3

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F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
FIRST FLOOR ELECTRICAL PLAN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:100
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A11	1	

N1:
THE LOCATION OF ALL ROOF EQUIPMENT TO BE
VERIFIED ON SITE PRIOR TO INSTALLATION

N2:
CONNECT DOWNPIPES TO RAINWATER TANK.
STORMWATER OVERFLOW TO BE TAKEN TO THE
LEGAL POINT OF DISCHARGE TO THE RELEVANT
AUTHORITIES APPROVAL.

N3:
INSTALL ALL FLASHINGS AND CAPPING'S AS
NECESSARY TO ENSURE COMPLETE ROOF WATER
TIGHTNESS.

N4:
REFER TO ENGINEERS DOCUMENTATION FOR
COMPLETE STORMWATER DESIGN

N5:
DEKTIITE FLASHING TO ROOF PENETRATIONS

N6:
BOX GUTTER SIZE 400MM X 100MM DEEP
MINIMUM. ENGINEER TO CHECK & CONFIRM.
1:100 FALL MIN.

N7:
COLORBOND RAPAPET CAPPING TO FALL
INWARDS. ON SLOPING HW BATTEN FIZED TO TO
OF WALL STRUCTURE

LD LOCKDEK OR SIMILAR

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

AC	ROOF ANTENNA
BC	BARGE FLASHING & CAPPING
BG	BOX GUTTER
CC	COLORBOND CAPPING
DP	DOWNPIPE
FG	FASCIA GUTTER
FWB	FEATURE WINDOS BOXING - ALUMINIUM
GSP	250X250MM GRATED SW PITs
OP	OVERFLOW POP
PC	PARAPET CAPPING
RL	RELATIVE LEVEL
SG	SOAKER GUTTER
SPR	SPREADER
RWH	RAIN WHATER HEAD
WRF	WALL/ROOF FLASHING

XX MATERIAL



ORIGINAL A3

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G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

Brendan Peter Borg

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

ROOF PLAN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
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DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No	REV	
A12	I	

NOTES

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- N4:** WHERE REQUIRED TREAT AREA BENEATH FLOOR AGAINST TERMITE INFESTATION IN ACCORDANCE WITH RELEVANT STANDARD. CONTACT THE RELEVANT MUNICIPAL COUNCIL TO DETERMINE IF THIS IS MANDATORY
- N5:** REFER TO SCHEDULES FOR DIMENSIONED DOOR & WINDOW ELEVATIONS. WINDOW SIZES NOMINATED ARE NOMINAL ONLY. ACTUAL SIZES MAY VARY ACCORDING TO MANUFACTURER
- N6:** STEPS TO DECK, 190MM MAX. RISER, 250MM MIN. GOING TREADS
- N8:** REFER TO STRUCTURAL ENGINEERING DOCUMENTS FOR FOOTINGS & SLAB SPECIFICATION, FLOOR & WALL FRAMING.
- N9:** REFER TO ENERGY REPORT FOR NOMINATION OF ALL INSULATION.

MATERIALS & FINISHES SCHEDULE

- B1

BARESTONE
- R1

RENDERED FOAM
- L1

LYSAGHT DOMINION
- M1

BRICKWORK
- A2

ALUCOBOND

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

- B

BULKHEAD
- BC

BARGE FLASHING & CAPPING
- COL

STEEL COLUMN
- DP

DOWNPIPE
- EXH

EXHAUST DUCT
- FCL

FINISHED CEILING LEVEL
- FFL

FINISHED FLOOR LEVEL
- G

SWINGING GATE
- GAS

EXTERNAL GAS OUTLET
- IHW

INSTANTANEOUS HOT WATER
- MB

ELECTRICAL METERBOARD
- NGL

NATURAL GROUND LINE
- OP

OVERFLOW POP
- PC

PARAPET CAPPING
- RL

RELATIVE LEVEL
- RWT

RAINWATER TANK
- RWH

RAINWATER HEAD
- SHR

SHOWER
- SP

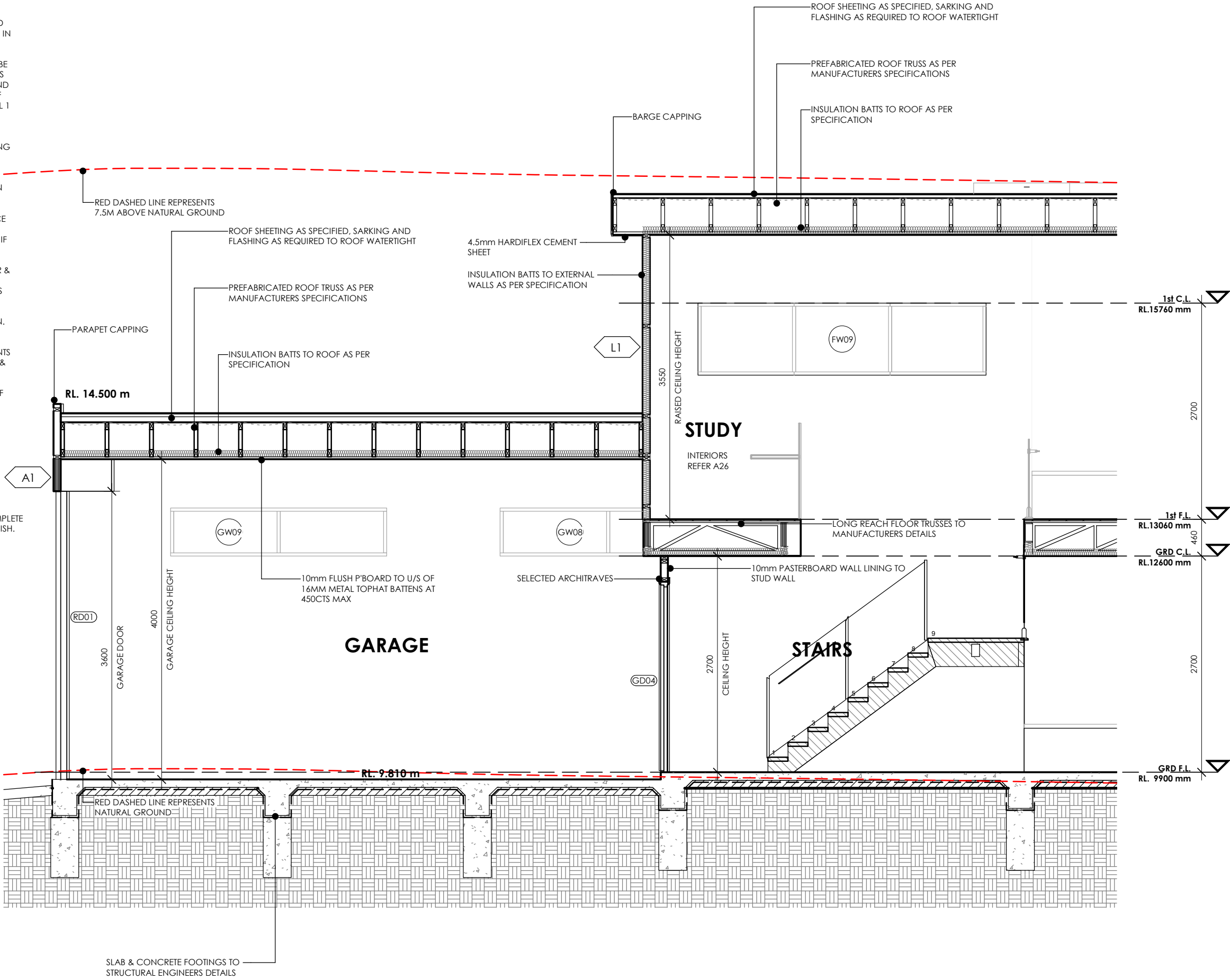
SPREADER

- XX

DOOR No.
- XX

WINDOW No.
- XX

MATERIAL



NOTES

ORIGINAL A3

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G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

SECTION 1/1

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A13	I	

NOTES

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N4: WHERE REQUIRED TREAT AREA BENEATH FLOOR AGAINST TERMITE INFESTATION IN ACCORDANCE WITH RELEVANT STANDARD. CONTACT THE RELEVANT MUNICIPAL COUNCIL TO DETERMINE IF THIS IS MANDATORY

N5: REFER TO SCHEDULES FOR DIMENSIONED DOOR & WINDOW ELEVATIONS. WINDOW SIZES NOMINATED ARE NOMINAL ONLY. ACTUAL SIZES MAY VARY ACCORDING TO MANUFACTURER

N6: STEPS TO DECK, 190MM MAX. RISER, 250MM MIN. GOING TREADS

N8: REFER TO STRUCTURAL ENGINEERING DOCUMENTS FOR FOOTINGS & SLAB SPECIFICATION, FLOOR & WALL FRAMING.

N9: REFER TO ENERGY REPORT FOR NOMINATION OF ALL INSULATION.

MATERIALS & FINISHES SCHEDULE

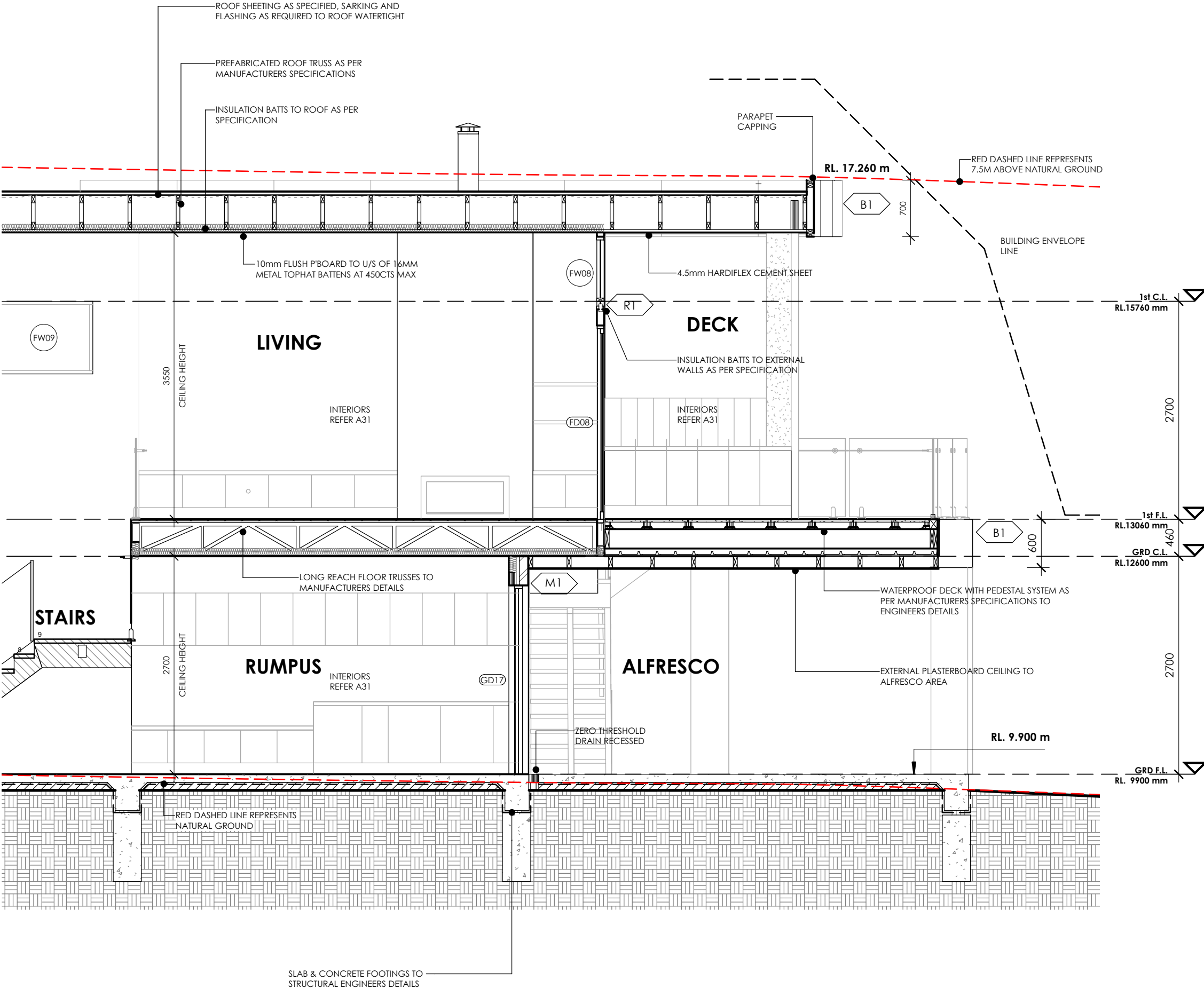
B1	BARESTONE
R1	RENDERED FOAM
L1	LYSAGHT DOMINION
M1	BRICKWORK
A2	ALUCOBOND

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

B	BULKHEAD
BC	BARGE FLASHING & CAPPING
COL	STEEL COLUMN
DP	DOWNSPIPE
EXH	EXHAUST DUCT
FCL	FINISHED CEILING LEVEL
FFL	FINISHED FLOOR LEVEL
G	SWINGING GATE
GAS	EXTERNAL GAS OUTLET
IHW	INSTANTANEOUS HOT WATER
MB	ELECTRICAL METERBOARD
NGL	NATURAL GROUND LINE
OP	OVERFLOW POP
PC	PARAPET CAPPING
RL	RELATIVE LEVEL
RWT	RAINWATER TANK
RWH	RAINWATER HEAD
SHR	SHOWER
SP	SPREADER

XX	DOOR No.
XX	WINDOW No.
XX	MATERIAL



NOTES

ORIGINAL A3

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H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
SECTION 2/1

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

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ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A14	I	

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N6: STEPS TO DECK. 190MM MAX. RISER. 250MM MIN. GOING TREADS

N8: REFER TO STRUCTURAL ENGINEERING DOCUMENTS FOR FOOTINGS & SLAB SPECIFICATION, FLOOR & WALL FRAMING.

N9: REFER TO ENERGY REPORT FOR NOMINATION OF ALL INSULATION.

MATERIALS & FINISHES SCHEDULE

B1	BARESTONE
R1	RENDERED FOAM
L1	LYSAGHT DOMINION
M1	BRICKWORK
A2	ALUCOBOND

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

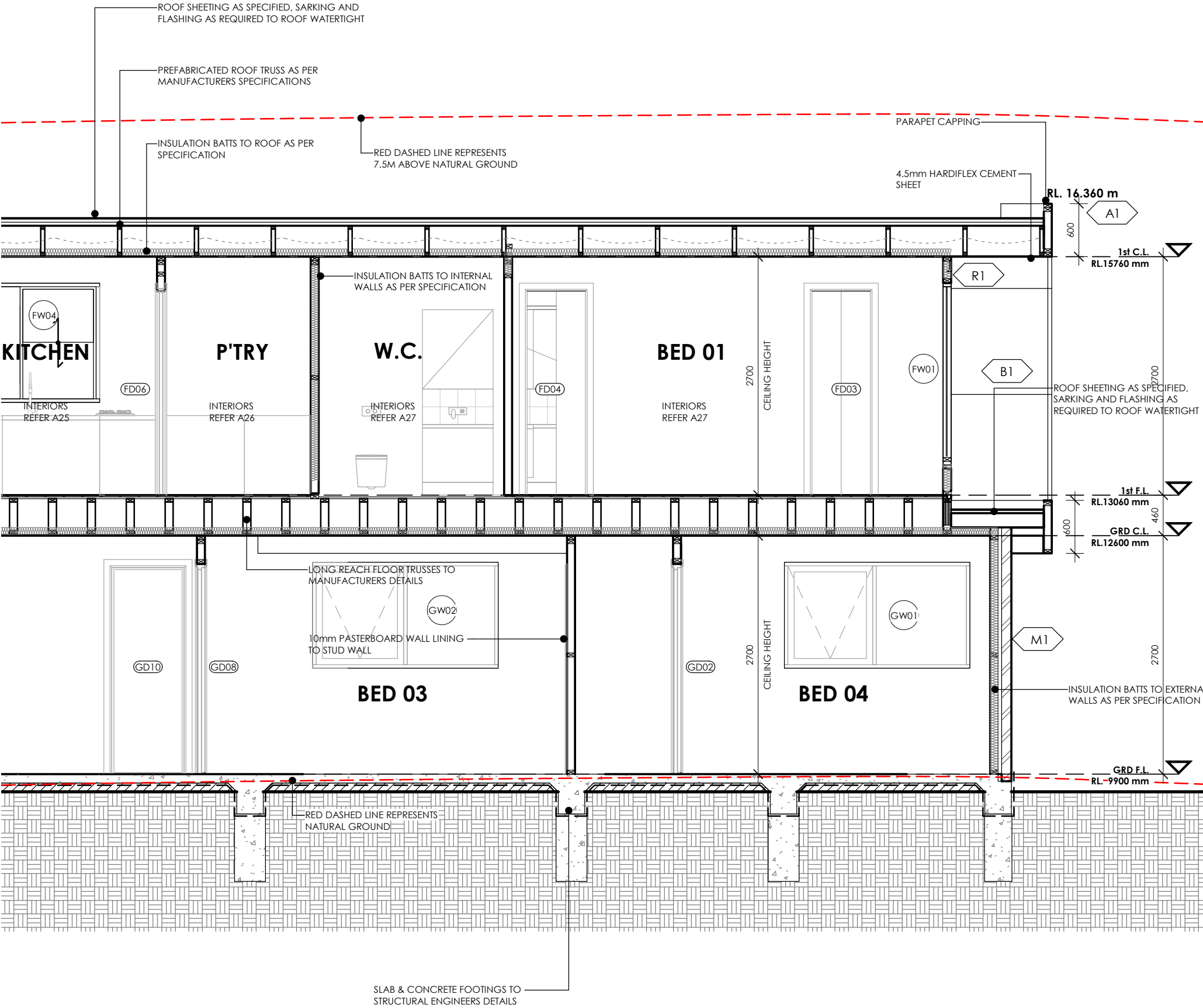
ABBREVIATIONS

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BC	BARGE FLASHING & CAPPING
COL	STEEL COLUMN
DP	DOWNPIPE
EXH	EXHAUST DUCT
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NGL	NATURAL GROUND LINE
OP	OVERFLOW POP
PC	PARAPET CAPPING
RL	RELATIVE LEVEL
RWT	RAINWATER TANK
RWH	RAINWATER HEAD
SHR	SHOWER
SP	SPREADER

XX DOOR No.

XX WINDOW No.

XX MATERIAL



NOTES

ORIGINAL A3

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G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
SECTION 1/2

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

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ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A15	I	

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- N9:** REFER TO ENERGY REPORT FOR NOMINATION OF ALL INSULATION.

MATERIALS & FINISHES SCHEDULE

- B1

BARESTONE
- R1

RENDERED FOAM
- L1

LYSAGHT DOMINION
- M1

BRICKWORK
- A2

ALUCOBOND

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

- B

BULKHEAD
- BC

BARGE FLASHING & CAPPING
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STEEL COLUMN
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DOWNPIPE
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EXHAUST DUCT
- FCL

FINISHED CEILING LEVEL
- FFL

FINISHED FLOOR LEVEL
- G

SWINGING GATE
- GAS

EXTERNAL GAS OUTLET
- IHW

INSTANTANEOUS HOT WATER
- MB

ELECTRICAL METERBOARD
- NGL

NATURAL GROUND LINE
- OP

OVERFLOW POP
- PC

PARAPET CAPPING
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RELATIVE LEVEL
- RWT

RAINWATER TANK
- RWH

RAINWATER HEAD
- SHR

SHOWER
- SP

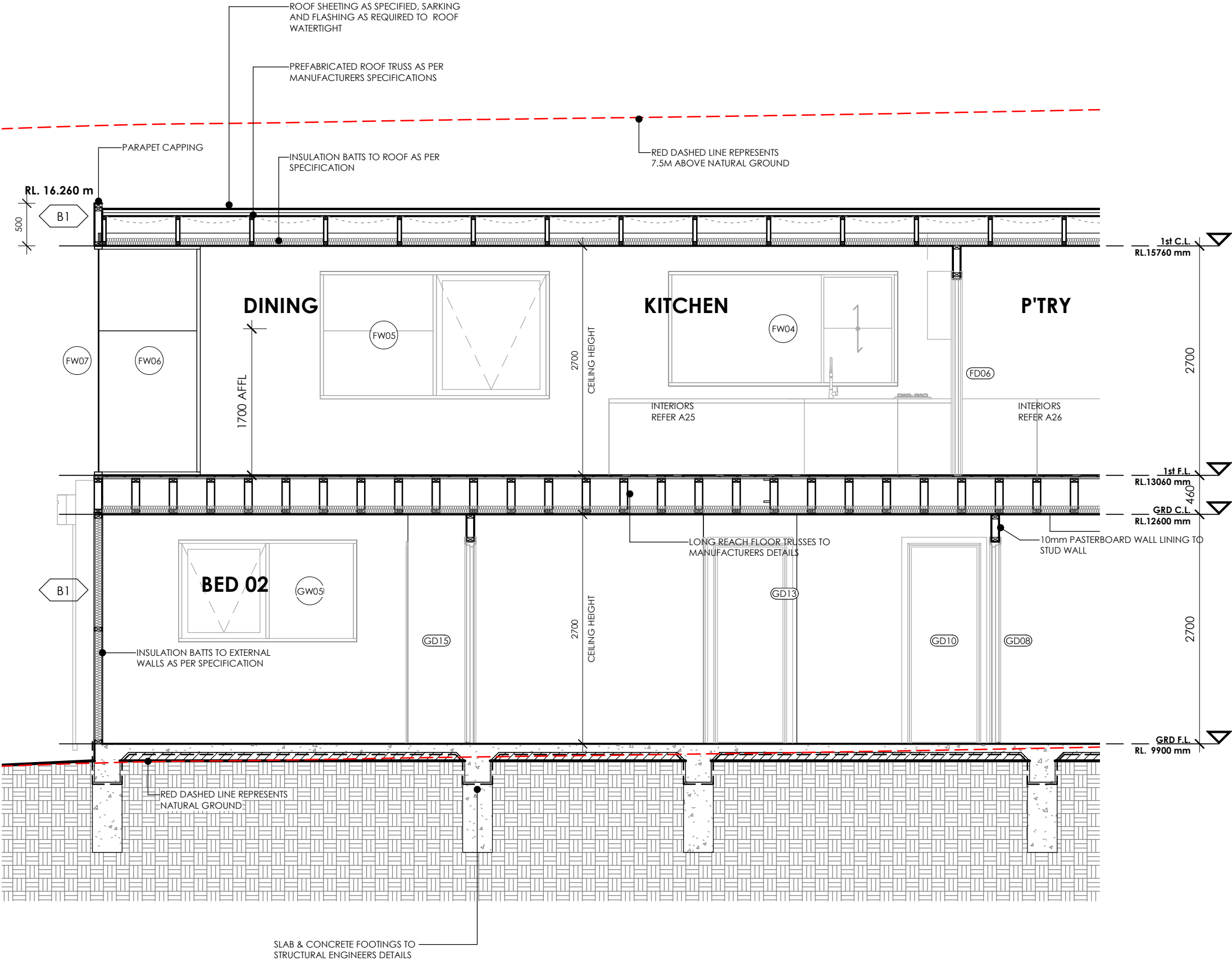
SPREADER

- XX

DOOR No.
- XX

WINDOW No.
- XX

MATERIAL



NOTES

ORIGINAL A3

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H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG
PROJECT
LOT 09 (No. 15) CALIMO PLACE INDENTED HEAD 3223
DRAWING
SECTION 2/2

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A16	I	

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Notify Derbyshire Homes of any discrepancies. Drawings to be read in conjunction with specifications.

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REV	DATE	DESCRIPTION	DRN	CHKD
-	14.05.19	CONSTRUCTION ISSUE	ALT	AR
A	05.07.19	LIFT COORDINATION	ALT	AR
B	09.07.19	NGL COORDINATION	ALT	AR
C	23.08.19	HEIGHT + WINDOWS	ALT	AR
D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

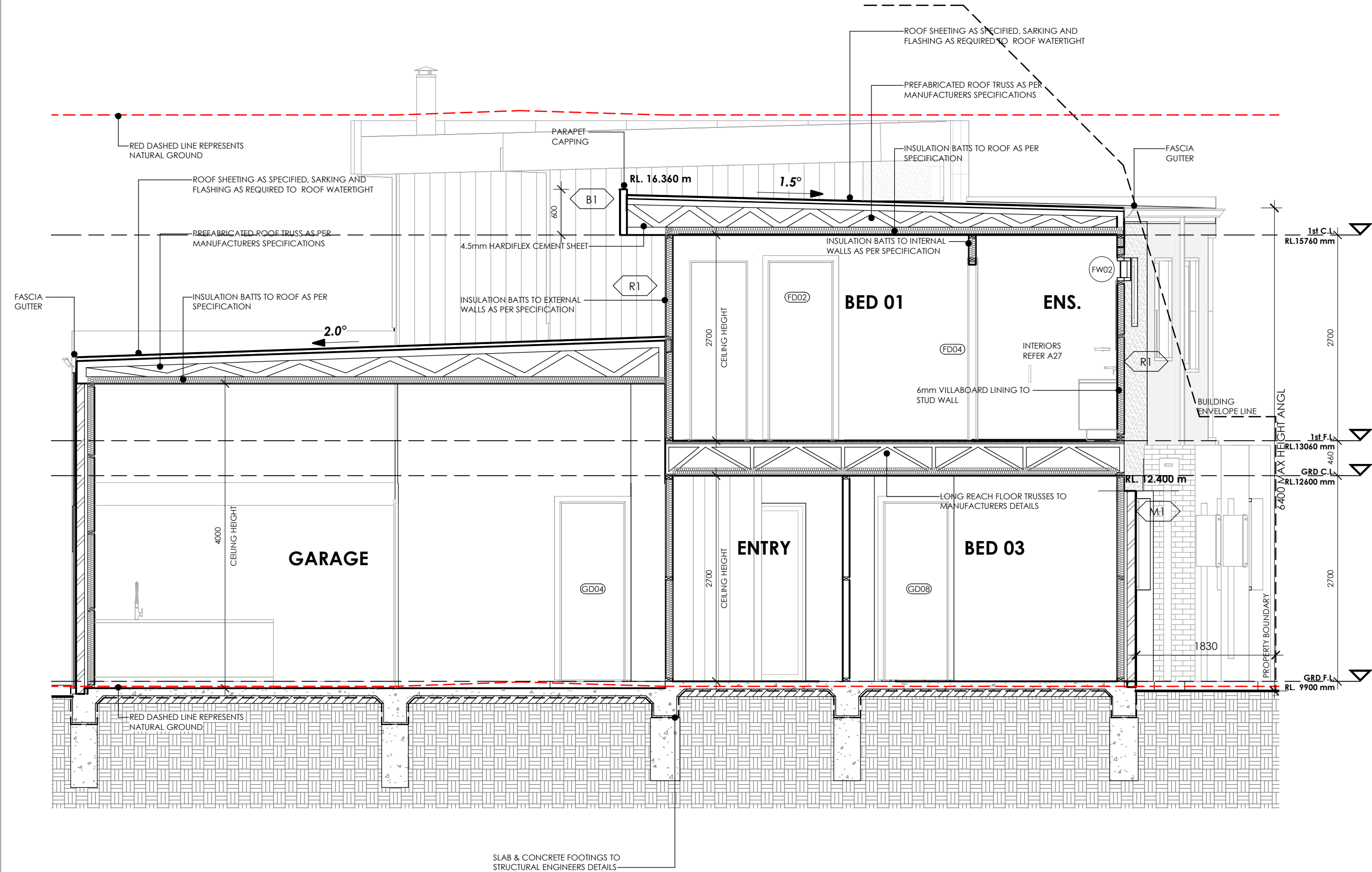
DRAWING

SECTION 3

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A17	I	



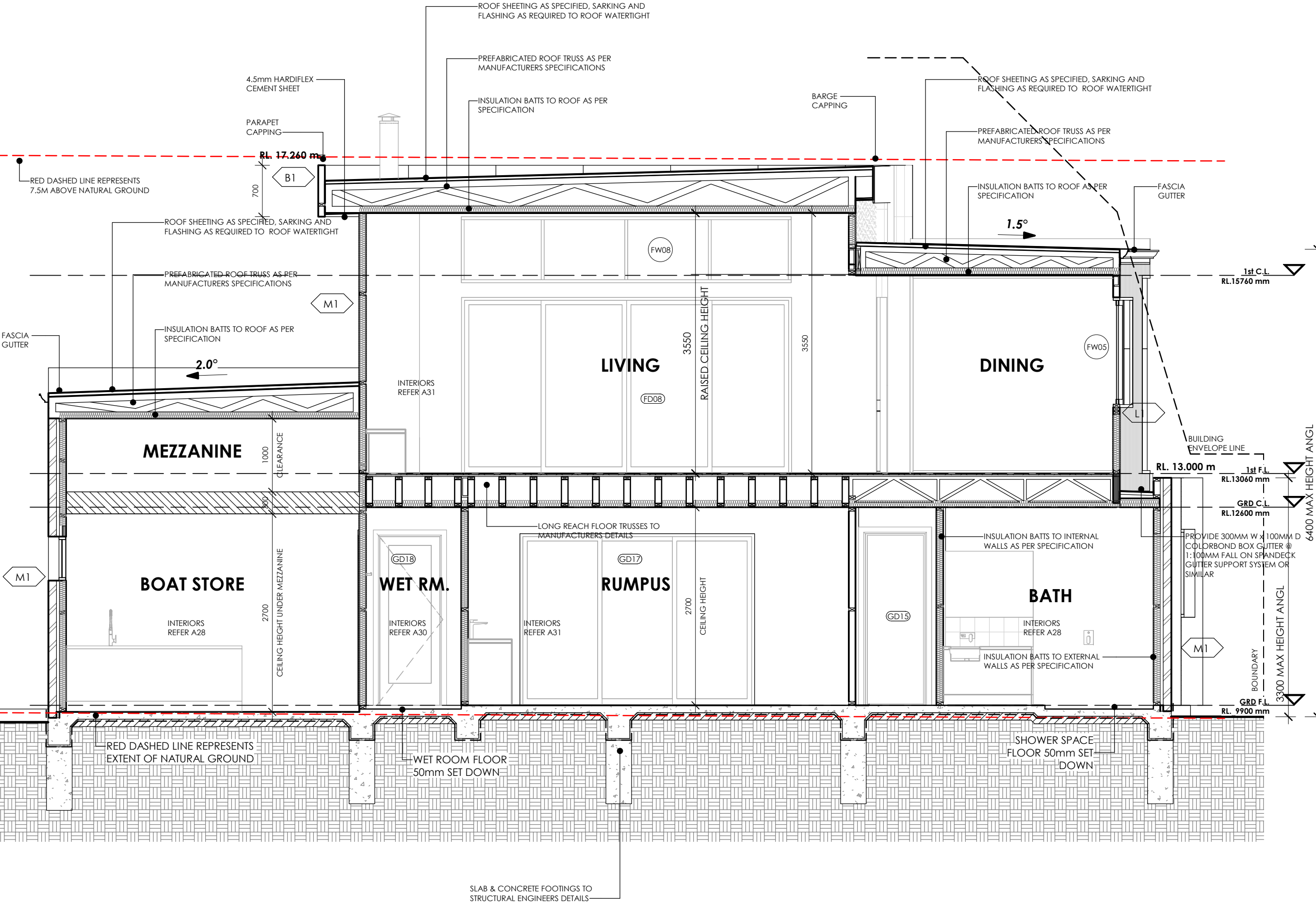
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D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR



CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
SECTION 4

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No		REV
A18		I

NOTES

N1:
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III) LAUNDRY – WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM ALL DOORS.
IV) DOORWAY – WITHIN 300mm HORIZONTAL FROM DOORS.
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N6:
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N7:
PROVIDE DOOR THRESHOLD TO ALL EXTERNAL DOORS
N8:
ALL DOORS & WINDOWS VIEWED FROM OUTSIDE UNLESS NOTED OTHERWISE
N9:
PROVIDE LOCKS TO ALL OPENABLE WINDOWS AND EXTERNAL DOORS
N10:
ALLOW FOR WEATHER SEALS TO ALL EDGES OF OPENING WINDOW SASHES AND DOORS.
N11:
HARDWARE & FURNITURE TO BE CONFIRMED BY CLIENT.

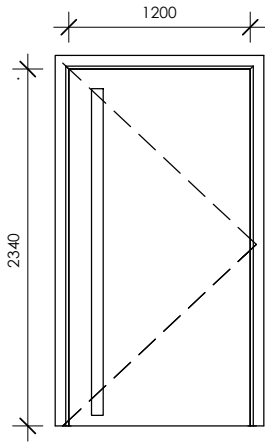
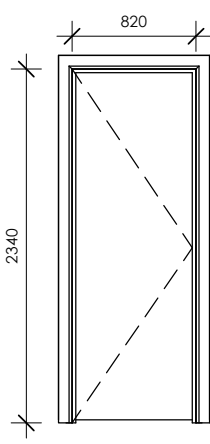
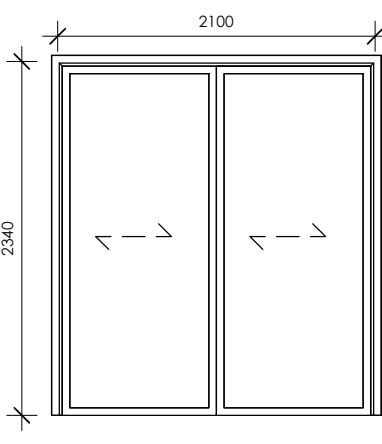
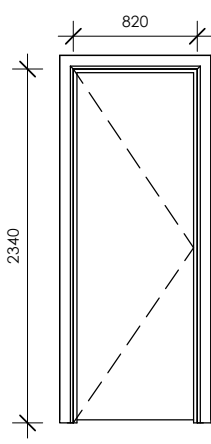
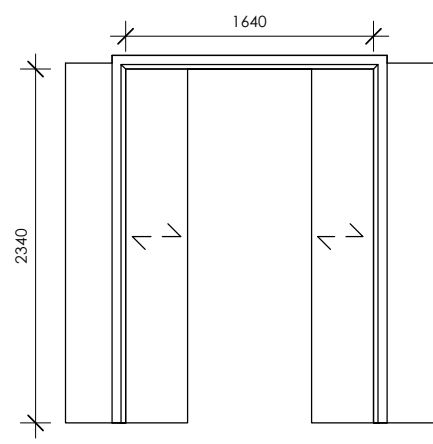
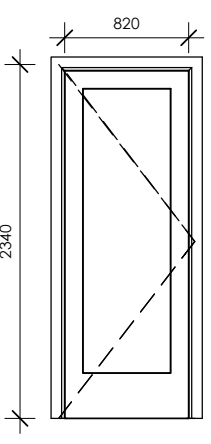
MATERIALS & FINISHES SCHEDULE

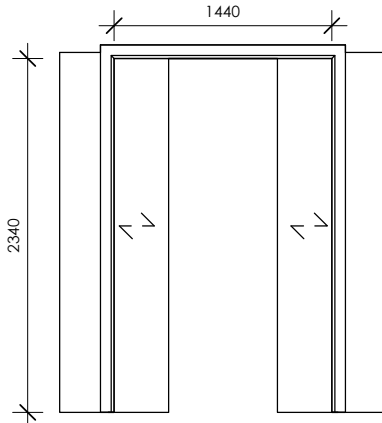
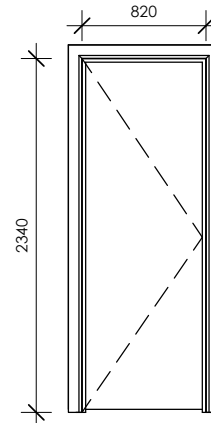
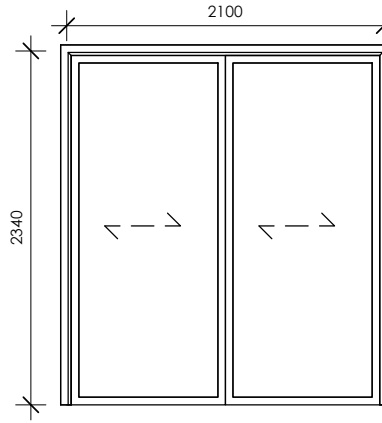
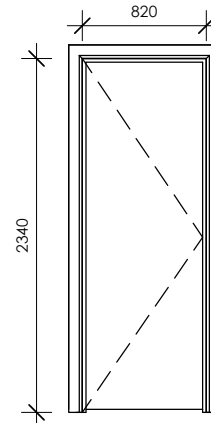
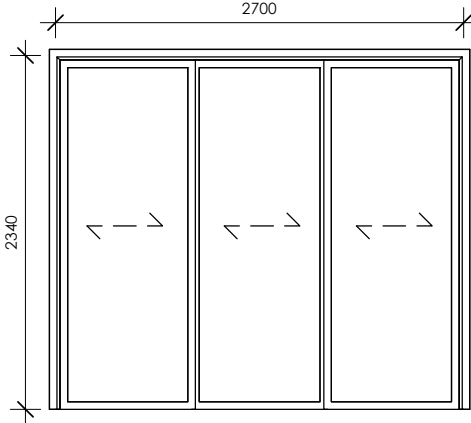
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REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

CSD CAVITY SLIDING DOOR
CG CLEAR GLAZING
F FIXED PANEL
OG OBSCURE GLAZING
SD SLIDING DOOR

DOOR SCHEDULE						
ID	GD01	GD02	GD03	GD04	GD05	GD06
Location	ENTRY	BED 04	BED 04	GARAGE	BOAT STORE / STORE	BOAT STORE / ALFRESCO
Height	2,340	2,340	2,340	2,340	2,340	2,340
Width	1,200	820	2,100	820	2/820	820
Elevation						
Orientation	SOUTH WEST	N/A	N/A	N/A	N/A	SOUTH EAST
Door Leaf Type	FLUSH PANEL	FLUSH PANEL	MDF DOORS X 2	FLUSH PANEL	FLUSH PANEL	ALUMINIUM & GLAZED
Frame Type	TIMBER	TIMBER	ALUMINIUM TRACK	TIMBER	TIMBER	ALUMINIUM
Frame Finish	PAINT	PAINT	POWDERCOAT COLOUR	PAINT	PAINT	POWDERCOATED - MONUMENT
Hardware	AS SPECIFIED	AS SPECIFIED	-	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED
Operation Type	SWINGING	SWINGING	SLIDING	SWINGING	CAVITY SLIDER	SWINGING
Glazing	N/A	N/A	N/A	N/A	N/A	REFER TO ENERGY REPORT
Extras					LOCKABLE	
Comments	SOLID CORE	SOLID CORE		SOLID CORE		

DOOR SCHEDULE					
ID	GD07	GD08	GD09	GD10	GD11
Location	RUMPUS	BED 03	BED 03	LAUNDRY	LAUNDRY
Height	2,340	2,340	2,340	2,340	2,340
Width	2/720	820	2,100	820	2,700
Elevation					
Orientation	N/A	N/A	N/A	N/A	N/A
Door Leaf Type	FLUSH PANEL	FLUSH PANEL	MDF DOORS X 2	FLUSH PANEL	MDF DOORS X 3
Frame Type	TIMBER	TIMBER	ALUMINIUM TRACK	TIMBER	ALUMINIUM TRACK
Frame Finish	PAINT	PAINT	POWDERCOAT COLOUR	PAINT	POWDERCOAT COLOUR
Hardware	AS SPECIFIED	AS SPECIFIED	-	AS SPECIFIED	-
Operation Type	CAVITY SLIDER	SWINGING	SLIDING	SWINGING	SLIDING
Glazing	N/A	N/A	N/A	N/A	N/A
Extras					
Comments	SOLID CORE	SOLID CORE		SOLID CORE	

NOTES

ORIGINAL A3

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E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
DOOR SCHEDULE 1/3

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A19	1	

NOTES

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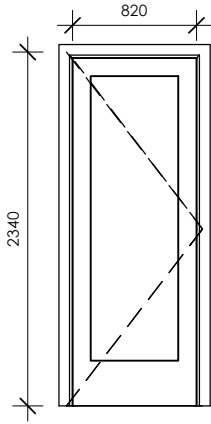
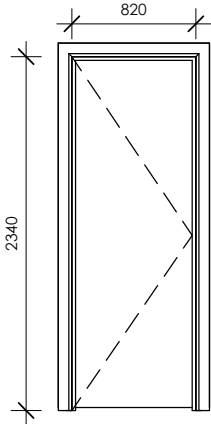
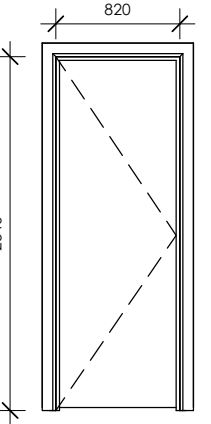
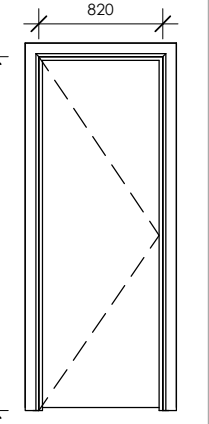
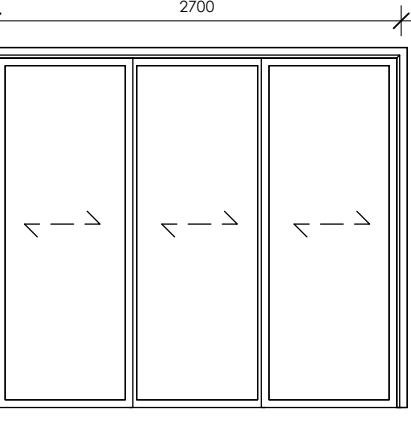
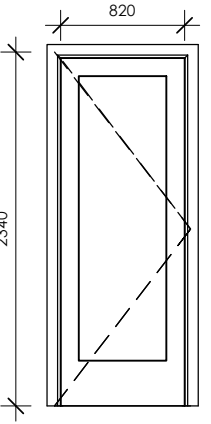
MATERIALS & FINISHES SCHEDULE

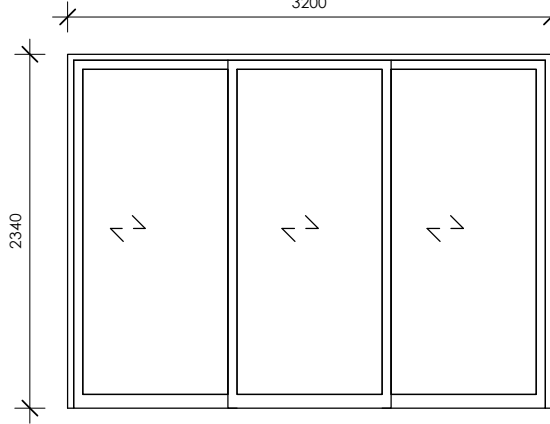
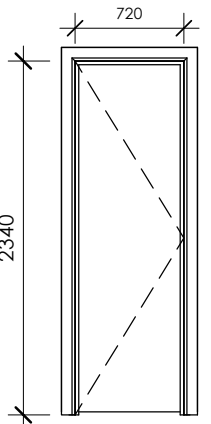
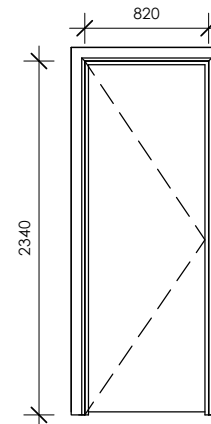
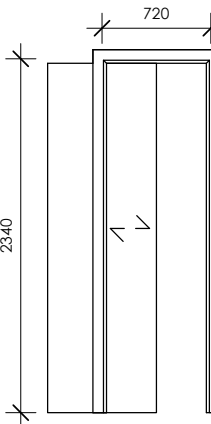
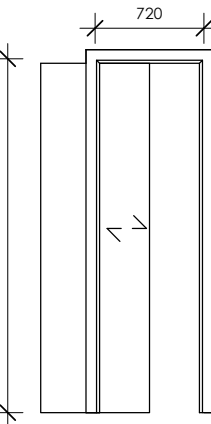
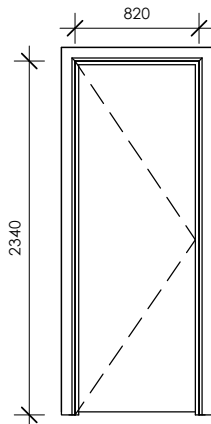
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REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

CSD CAVITY SLIDING DOOR
CG CLEAR GLAZING
F FIXED PANEL
OG OBSCURE GLAZING
SD SLIDING DOOR

DOOR SCHEDULE						
ID	GD12	GD13	GD14	GD15	GD16	GD18
Location	LAUNDRY	POWDER ROOM	BATHROOM	BED 02	BED 02	WET ROOM
Height	2,340	2,340	2,340	2,340	2,340	2,340
Width	820	820	820	820	2,700	820
Elevation						
Orientation	SOUTH EAST	N/A	N/A	N/A	N/A	NORTH EAST
Door Leaf Type	ALUMINIUM & GLAZED	FLUSH PANEL	FLUSH PANEL	FLUSH PANEL	MDF DOORS X 3	ALUMINIUM & GLAZED
Frame Type	ALUMINIUM	TIMBER	TIMBER	TIMBER	ALUMINIUM TRACK	ALUMINIUM
Frame Finish	POWDERCOATED - MONUMENT	PAINT	PAINT	PAINT	POWDERCOAT COLOUR	POWDERCOATED - MONUMENT
Hardware	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED	-	AS SPECIFIED
Operation Type	SWINGING	SWINGIN	SWINGING	SWINGING	SLIDING	SWINGING
Glazing	REFER TO ENERGY REPORT	N/A	N/A	N/A	N/A	REFER TO ENERGY REPORT
Extras						
Comments				SOLID CORE		

DOOR SCHEDULE						
ID	GD17	FD01	FD02	FD03	FD04	FD05
Location	RUMPUS / ALFRESCO	LINEN	BED 01	BED 01	BED 01	WC
Height	2,340	2,340	2,340	2,340	2,340	2,340
Width	3,200	720	820	720	720	820
Elevation						
Orientation	NORTH EAST	N/A	N/A	N/A	N/A	N/A
Door Leaf Type	ALUMINIUM & GLAZED	FLUSH PANEL	FLUSH PANEL	FLUSH PANEL	FLUSH PANEL	FLUSH PANEL
Frame Type	ALUMINIUM	TIMBER	TIMBER	TIMBER	TIMBER	TIMBER
Frame Finish	POWDERCOATED - MONUMENT	PAINT	PAINT	PAINT	PAINT	PAINT
Hardware	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED
Operation Type	SLIDING	SWINGING	SWINGING	CAVITY SLIDER	CAVITY SLIDER	SWINGING
Glazing	REFER TO ENERGY REPORT	N/A	N/A	N/A	N/A	N/A
Extras						
Comments			SOLID CORE			

NOTES

ORIGINAL A3

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J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
DOOR SCHEDULE 2/3

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A20	I	

NOTES

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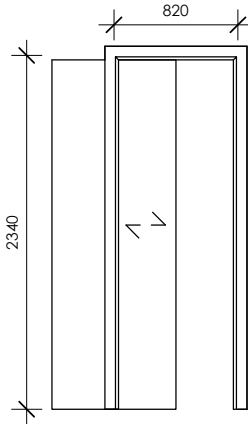
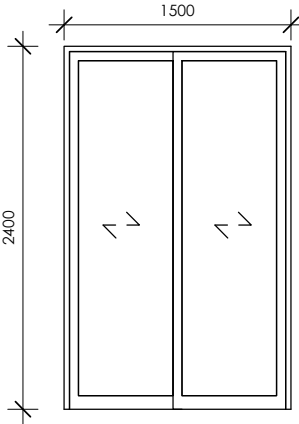
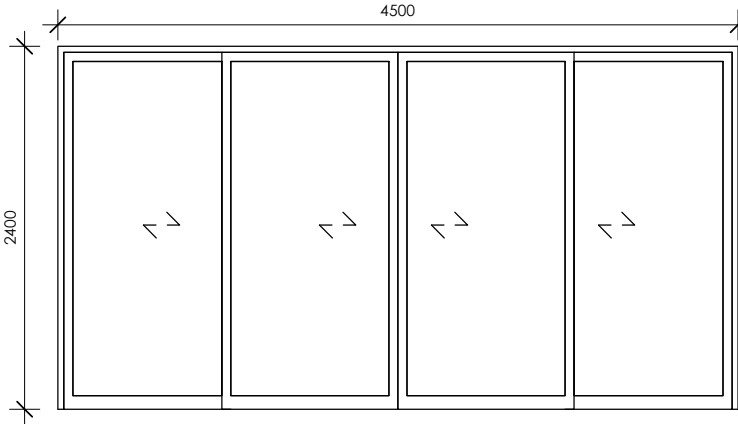
MATERIALS & FINISHES SCHEDULE

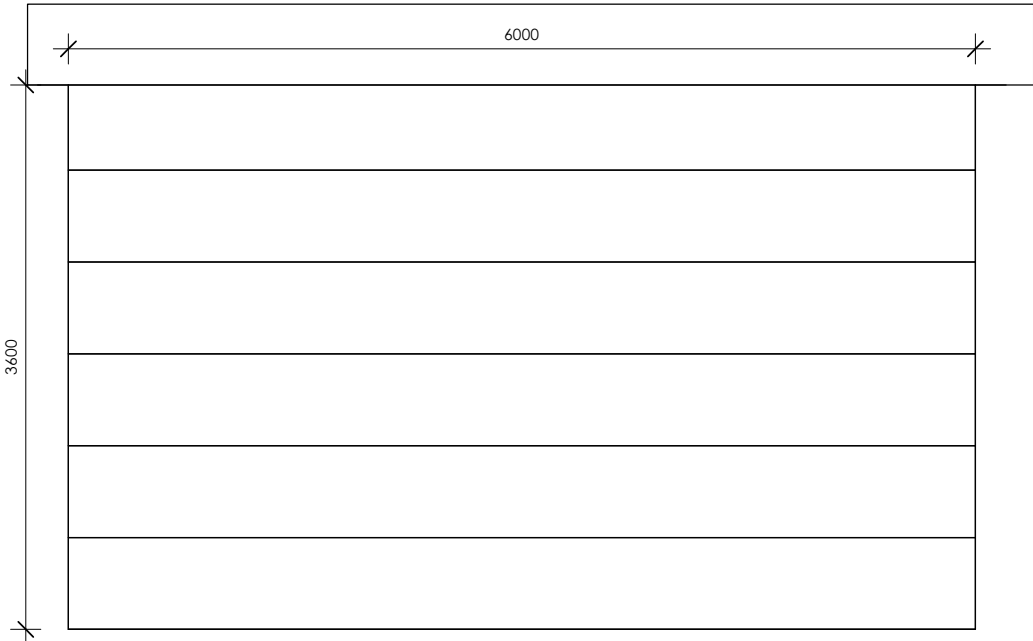
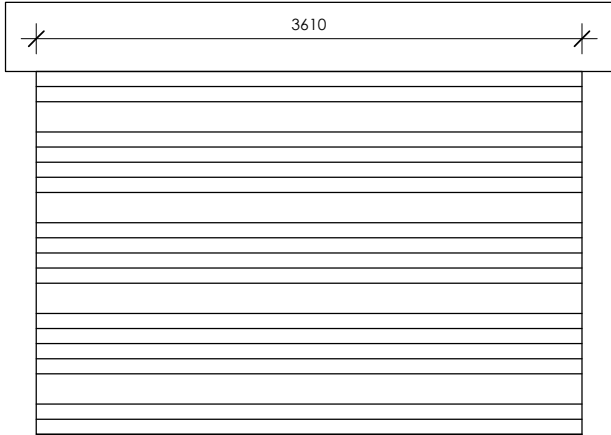
MDF PAINTED MDF

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

CSD CAVITY SLIDING DOOR
CG CLEAR GLAZING
F FIXED PANEL
OG OBSCURE GLAZING
SD SLIDING DOOR

DOOR SCHEDULE			
ID	FD06	FD07	FD08
Location	PANTRY	SUNROOM / DECK	LIVING / DECK
Height	2,340	2,340	2,340
Width	820	1,500	4,500
Elevation			
Orientation	N/A	NORTH WEST	NORTH EAST
Door Leaf Type	FLUSH PANEL	ALUMINIUM & GLAZED	ALUMINIUM & GLAZED
Frame Type	TIMBER	ALUMINIUM	ALUMINIUM
Frame Finish	PAINT	POWDERCOATED - MONUMENT	POWDERCOATED - MONUMENT
Hardware	AS SPECIFIED	AS SPECIFIED	AS SPECIFIED
Operation Type	CAVITY SLIDER	SLIDING	SLIDING
Glazing	N/A	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT
Extras			
Comments			

DOOR SCHEDULE		
ID	RD01	RD02
Location	GARAGE	BOAT STORE
Height	3,600	2,400
Width	6,000	3,600
Elevation		
Orientation		
Door Leaf Type	LINE SECTIONAL	LINE SECTIONAL
Frame Type	STEEL	STEEL
Frame Finish	PAINT - MONUMENT	PAINT - MONUMENT
Hardware	AS SPECIFIED	AS SPECIFIED
Operation Type	SECTIONAL DOOR	ROLLER
Extras		
Comments		

NOTES

ORIGINAL A3

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REV	DATE	DESCRIPTION	DRN	CHKD
-	14.05.19	CONSTRUCTION ISSUE	ALT	AR
A	05.07.19	LIFT COORDINATION	ALT	AR
B	09.07.19	NGL COORDINATION	ALT	AR
C	23.08.19	HEIGHT + WINDOWS	ALT	AR
D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

DOOR SCHEDULE 3/3

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A21	I	

NOTES

N1:
GLAZING, INCLUDING SAFETY GLAZING, SHALL BE INSTALLED TO A SIZE, TYPE AND THICKNESS SO AS TO COMPLY WITH:- BCA PART 3 FOR CLASS 1 AND 10 BUILDINGS WITHIN A DESIGN WIND SPEED OF NOT MORE THAN N3; AND - NCC 2019 BCA VOL 1 PART B1.4 FOR CLASS 2 AND 9 BUILDINGS.SAFETY GLASS TO BE USED IN THE FOLLOWING CASES:
I) ALL ROOMS – WITHIN 500mm VERTICAL OF THE FLOOR.
II) BATHROOMS – WITHIN 2000mm OF THE FLOOR.
III) LAUNDRY – WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM ALL DOORS.
IV) DOORWAY – WITHIN 300mm HORIZONTAL FROM DOORS.
N2:
THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ANY HOUSE ENERGY RATING (HERS) REPORT AND SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE STAMPED PLANS ENDORSED BY THE ACCREDITED THERMAL PERFORMANCE ASSESSOR WITHOUT ALTERATION
N3:
DOOR SIZES NOMINATED ARE NOMINAL ONLY. ACTUAL SIZES MAY VARY ACCORDING TO MANUFACTURER
N4:
ALL WINDOWS AND DOORS TO BE SITE MEASURED PRIOR TO MANUFACTURER / ORDER.
N5:
ALL WINDOWS & DOORS TO BE IN ACCORDANCE WITH AS1288-2011
N6:
PROVIDE DOOR THRSHOLD TO ALL EXTERNAL DOORS
N7:
ALL DOORS & WINDOWS VIEWED FROM OUTSIDE UNLESS NOTED OTHERWISE
N8:
PROVIDE LOCKS TO ALL OPENABLE WINDOWS AND EXTERNAL DOORS
N9:
ALLOW FOR WEATHER SEALS TO ALL EDGES OF OPENING WINDOW SASHES AND DOORS.

ABBREVIATIONS

CG CLEAR GLAZING
F FIXED PANEL
OG OBSCURE GLAZING

WINDOW SCHEDULE					
ID	GW01	GW02	GW03	GW04	GW05
Location	BED 04	BED 03	POWDER	BATHROOM	BED 02
Height	1,200	1,200	1,200	300	1,200
Width	2,100	2,100	600	900	2,100
Window sill height	1,200	1,200	1,200	2,100	1,200
Window head height	2,400	2,400	2,400	2,400	2,400
2D Symbol					
Elevation					
Orientation	SOUTH EAST	SOUTH EAST	SOUTH EAST	SOUTH EAST	SOUTH EAST
Accessories	FLYSCREEN	FLYSCREEN	FLYSCREEN	FLYSCREEN	FLYSCREEN
Finish	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT
Frame Type	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM
Glazing	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT
Operation Type	AWNING	AWNING	AWNING	AWNING	AWNING
Vision Panel Type	CLEAR	CLEAR	OBSCURE	OBSCURE	CLEAR
Comments					

WINDOW SCHEDULE				
ID	GW06	GW07	GW08	GW09
Location	BED 02	BOAT STORE	GARAGE	GARAGE
Height	1,200	600	600	600
Width	2,100	2,700	2,700	2,700
Window sill height	1,200	1,800	2,600	2,600
Window head height	2,400	2,400	3,200	3,200
2D Symbol				
Elevation				
Orientation	NORTH EAST	NORTH WEST	NORTH WEST	NORTH WEST
Accessories	N/A	N/A	N/A	N/A
Finish	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT
Frame Type	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM
Glazing	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT
Operation Type	FIXED	FIXED	FIXED	FIXED
Vision Panel Type	CLEAR	CLEAR	CLEAR	CLEAR
Comments				

NOTES

ORIGINAL A3

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E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

WINDOW SCHEDULE 1/3

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

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ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No		REV
A22		I

NOTES

N1:
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II) BATHROOMS – WITHIN 2000mm OF THE FLOOR.
III) LAUNDRY – WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM ALL DOORS.
IV) DOORWAY – WITHIN 300mm HORIZONTAL FROM DOORS.

N2:
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N3:
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N4:
ALL WINDOWS AND DOORS TO BE SITE MEASURED PRIOR TO MANUFACTURER / ORDER.

N5:
ALL WINDOWS & DOORS TO BE IN ACCORDANCE WITH AS1288-2011

N6:
PROVIDE DOOR THRSHOLD TO ALL EXTERNAL DOORS

N7:
ALL DOORS & WINDOWS VIEWED FROM OUTSIDE UNLESS NOTED OTHERWISE

N8:
PROVIDE LOCKS TO ALL OPENABLE WINDOWS AND EXTERNAL DOORS

N9:
ALLOW FOR WEATHER SEALS TO ALL EDGES OF OPENING WINDOW SASHES AND DOORS.

ABBREVIATIONS

CG CLEAR GLAZING
F FIXED PANEL
OG OBSCURE GLAZING

WINDOW SCHEDULE				
ID	FW01	FW02	FW03	FW04
Location	BED 01	ENSUITE	ENSUITE	KTICHEN
Height	2,100	300	900	1,350
Width	2,700	2,400	900	2,700
Window sill height	300	2,100	1,500	1,150
Window head height	2,400	2,400	2,400	2,400
2D Symbol				
Elevation				
Orientation	SOUTH WEST	SOUTH EAST	SOUTH EAST	SOUTH EAST
Accesories	FLYSCREEN	N/A	FLYSCREEN	FLYSCREEN
Finish	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT
Frame Type	ALUMINIUM	ALUMINIUM	ALUMINIUM	ALUMINIUM
Glazing	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT
Operation Type	DOUBLE HUNG	FIXED	AWNING	DOUBLE HUNG
Vision Panel Type	CLEAR	CLEAR	OBSCURE	CLEAR
Comments				OBSCURE FILM UP TO 1700AFFL

WINDOW SCHEDULE			
ID	FW05	FW08	FW09
Location	DINING	LIVING	STUDY / STAIRS
Height	1,500	900	900
Width	2,700	4,500	3,600
Window sill height	900	2,600	1,800
Window head height	2,400	3,500	2,700
2D Symbol			
Elevation			
Orientation	SOUTH EAST	NORTH EAST	NORTH WEST
Accesories	FLYSCREEN	N/A	N/A
Finish	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT
Frame Type	ALUMINIUM	ALUMINIUM	ALUMINIUM
Glazing	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT
Operation Type	AWNING	FIXED	FIXED
Vision Panel Type	CLEAR	CLEAR	CLEAR
Comments	OBSCURE FILM UP TO 1700AFFL		

NOTES

ORIGINAL A3

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E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

WINDOW SCHEDULE 2/3

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

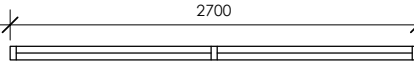
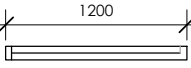
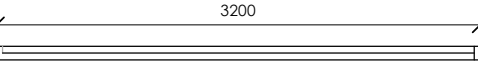
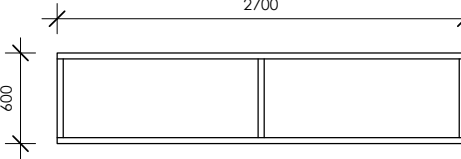
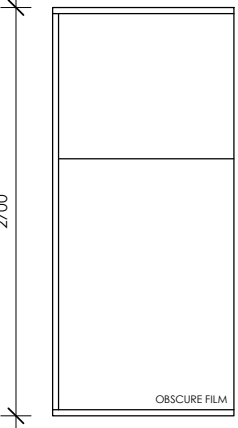
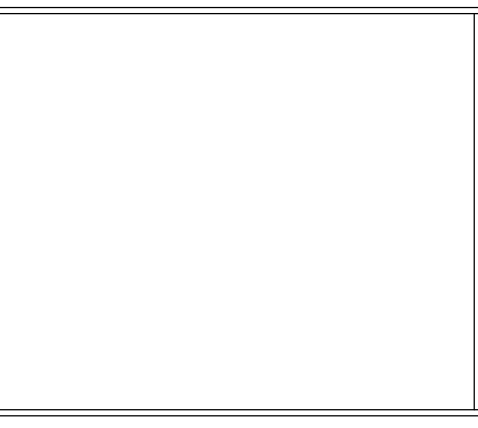
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ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A23	I	

NOTES

N1:
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IV) DOORWAY – WITHIN 300mm HORIZONTAL FROM DOORS.
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N7:
ALL DOORS & WINDOWS VIEWED FROM OUTSIDE UNLESS NOTED OTHERWISE
N8:
PROVIDE LOCKS TO ALL OPENABLE WINDOWS AND EXTERNAL DOORS
N9:
ALLOW FOR WEATHER SEALS TO ALL EDGES OF OPENING WINDOW SASHES AND DOORS.

ABBREVIATIONS

CG CLEAR GLAZING
F FIXED PANEL
OG OBSCURE GLAZING

WINDOW SCHEDULE			
ID	FW10	FW06	FW07
Location	BED 01	DINING	DINING
Height	600	2,700	2,700
Width	2,700	1,200	3,200
Window sill height	1,800	0	0
Window head height	2,400	2,700	2,700
2D Symbol			
			
Orientation	NORTH WEST	SOUTH EAST	NORTH EAST
Accesories	N/A	N/A	N/A
Finish	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT	POWDERCOAT - MONUMENT
Frame Type	ALUMINIUM	ALUMINIUM	ALUMINIUM
Glazing	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT	REFER TO ENERGY REPORT
Operation Type	FIXED	FIXED	FIXED
Vision Panel Type	CLEAR	CLEAR	CLEAR
Comments		CORNER WINDOW OBSCURE FILM TO 1700 ABOVE AFFL	CORNER WINDOW

NOTES

ORIGINAL A3

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G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
WINDOW SCHEDULE 3/3

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A24	I	

NOTES

- N1:**
THE LOCATION OF SERVICES IS APPROXIMATE ONLY. BUILDER TO DETERMINE THE EXACT LOCATIONS OF SERVICES ON SITE PRIOR TO TENDERING.
- N2:**
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH JOINERY SCHEDULE IN SPECIFICATION
- N3:**
CHECK & CONFIRM ALL DIMENSIONS ON SITE PRIOR TO MANUFACTURING / CONSTRUCTION
- N4:**
UNLESS OTHERWISE NOTED, ALL INTERNAL CARCASSES TO BE WHITE MELAMINE
- N5:**
ALL WET AREAS TO COMPLY WITH AS 3740. WALL FINISHES SHALL BE IMPERVIOUS TO A HEIGHT OF 1800mm ABOVE FLOOR LEVEL TO SHOWER ENCLOSURES AND 300mm ABOVE BATHS, BASINS, SINKS AND TROUGHS IF WITHIN 75mm OF THE WALL. REFER TO CODE FOR ALL REQUIREMENTS.
- N6:**
W.C. DOORS TO TOILET PANS LOCATED WITHIN 1.2m OF THE DOOR JAMB LIFT OFF HINGES MUST BE FITTED. OTHERWISE THE DOORS MUST SWING OUTWARDS.
- N7:**
SAFETY GLASS TO BE USED IN THE FOLLOWING CASES:
I) ALL ROOMS – WITHIN 500mm VERTICAL OF THE FLOOR.
II) BATHROOMS – WITHIN 2000mm OF THE FLOOR.
III) LAUNDRY – WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM ALL DOORS.
IV) DOORWAY – WITHIN 300mm HORIZONTAL FROM DOORS.
SHOWER SCREENS SHALL BE GRADE A SAFETY GLASS

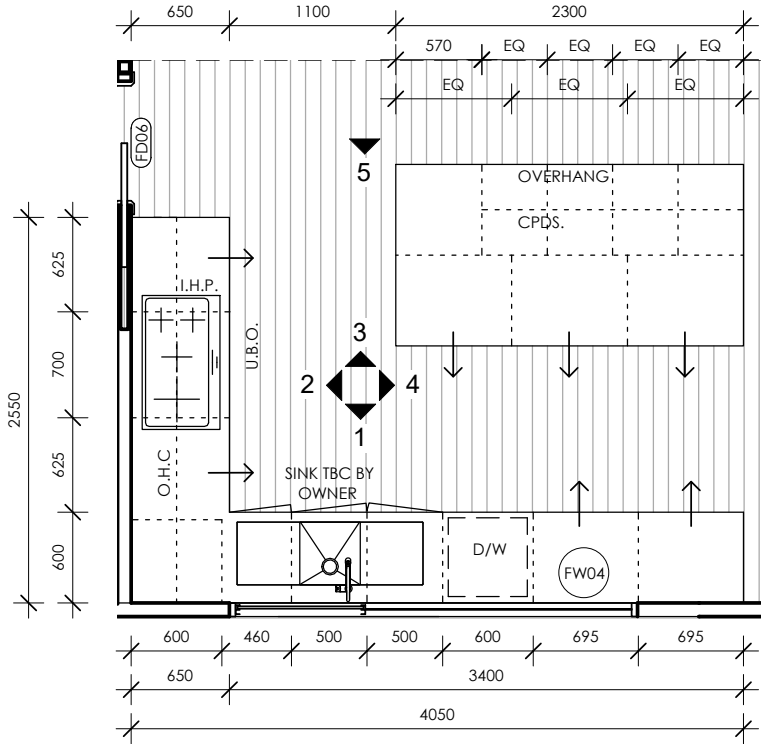
MATERIALS & FINISHES SCHEDULE

BAR	BARESTONE
CA1	CARPET
CB1	CONCRETE BENCH 65MM
CB2	CONCRETE BENCH 25MM
COS	CONCRETE SLAB
FSS	FRAMELESS SHOWER SCREEN
KI1	KICKET TYPE 1
LA1	LAMINATE TYPE 1
LB1	LAMINATED BENCHTOP
MA1	WHITE MELAMINE
MDF	PAINTED MDF
MS1	MIRROR SPLASHBACK
PB	PLASTERBOARD PAINT FINISH
PB2	WET AREA PLASTERBOARD - VILLABOARD
PLY	MAXIPLY - WHITE
RS1	RECONSTITUTED STONE
RS2	RECONSTITUTED SOTNE
SK	TIMBER SKIRTING
TF	TIMBER FLOORING
TIM	TIMBER
TL1	FLOOR TILE
TL2	WALL TILE
TSP	TILE SPLASHBACK
TSK	TILE SKIRTING

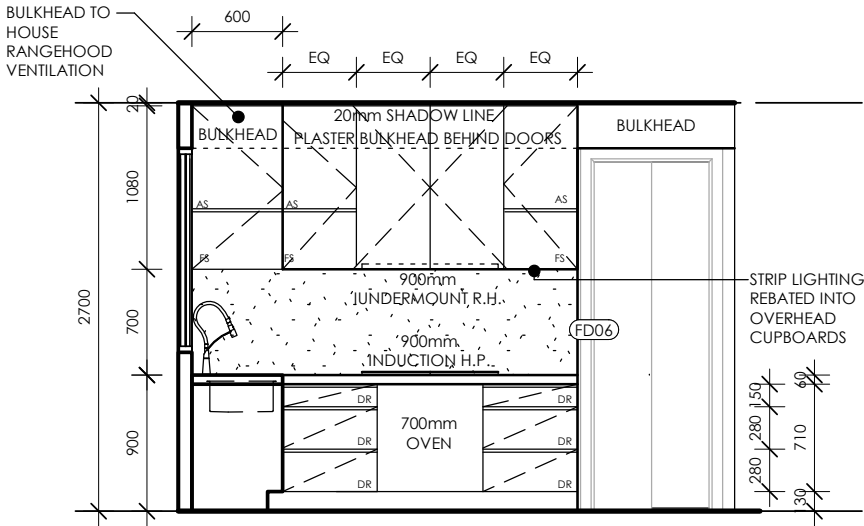
REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

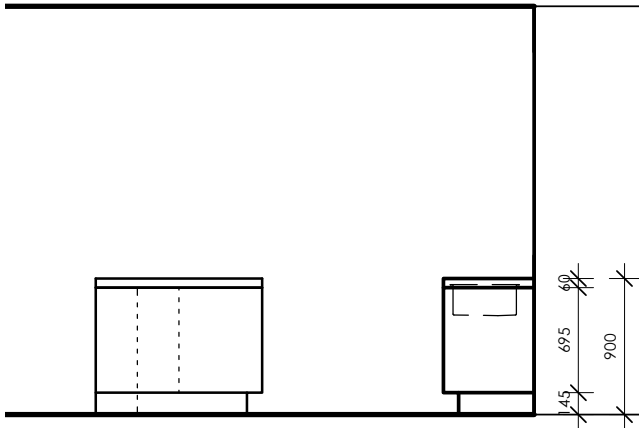
AS	ADJUSTABE SHELF
BS	BATH SPOUT
CSD	CAVITI SLIDING DOOR
CTB	COUNTER TOP BASIN
DRW	DRAWER
DRY	DRYER
DW	DISHWASHER
FCL	FINISHED CEILING LEVEL
FFL	FINISHED FLOOR LEVEL
FS	FIXED SHELF
FW	FLOOR WASTE
GFS	GLAZED FIXED SHELF
GPO	GENERAL PURPOSE OUTLET
HR	HANGING RAIL
HTR	HAND TOWEL RAIL
LTR	LAUNDRY TROUGH
MH	MANHOLE
MI	MIRROR
MX	MIXER TAP
MW	MICROWAVE
NOM	NOMINAL LENGHT
NS	NOOK SHELF
OS	OPEN SHELF
PL	PENDANT LIGHT
RA	RETURN AIR DUCT
REF	REFRIGERATOR
S(U)	SINK UNDERMOUNT
SHR	SHOWER
SHH	SHOWER HEAD
TR	TOWEL RAIL (TR(H) - HEATED)
TRH	TOILET ROLL HOLDER
TS	TOILET SUITE
WB	WALL HUNG BASIN
WO	WALL OVEN
WM	WASHING MACHINE



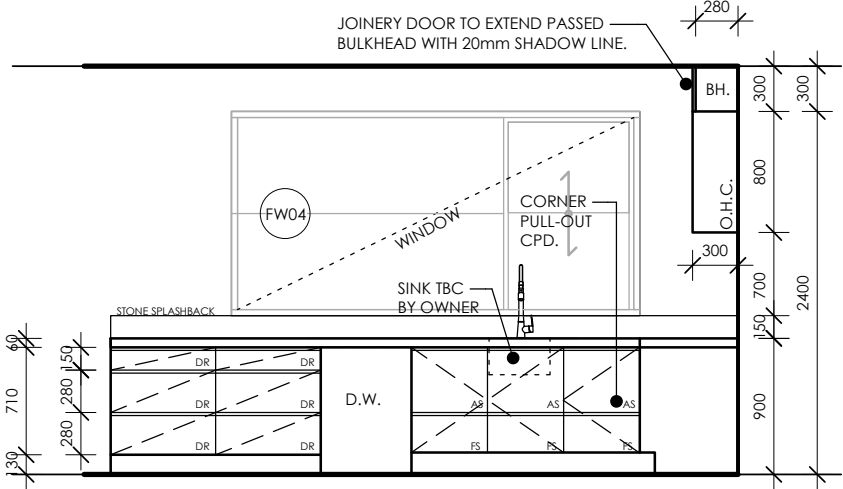
K KITCHEN PLAN
SCALE 1 : 50



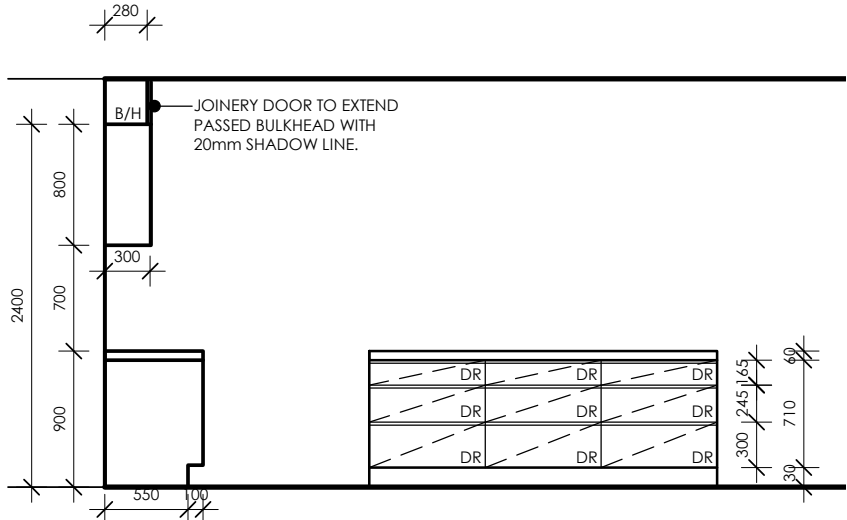
2 KITCHEN ELEV
SCALE 1 : 50



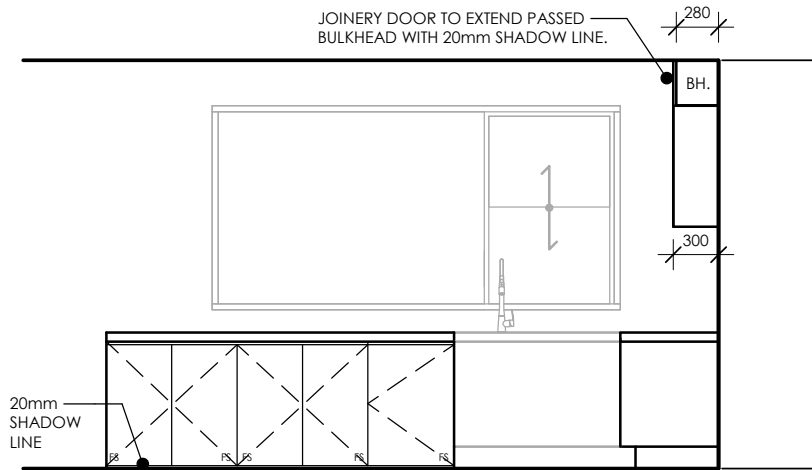
4 KITCHEN ELEV
SCALE 1 : 50



1 KITCHEN ELEV
SCALE 1 : 50



3 KITCHEN ELEV
SCALE 1 : 50



5 KITCHEN ELEV
SCALE 1 : 50

NOTES

ORIGINAL A3

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E	05.09.19	WINDOWS	ALT	AR
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H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223



DRAWING
INTERIORS KITCHEN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No	REV	
A25	I	

NOTES

N1:
THE LOCATION OF SERVICES IS APPROXIMATE ONLY. BUILDER TO DETERMINE THE EXACT LOCATIONS OF SERVICES ON SITE PRIOR TO TENDERING.

N2:
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH JOINERY SCHEDULE IN SPECIFICATION

N3:
CHECK & CONFIRM ALL DIMENSIONS ON SITE PRIOR TO MANUFACTURING / CONSTRUCTION

N4:
UNLESS OTHERWISE NOTED, ALL INTERNAL CARCASSES TO BE WHITE MELAMINE

N5:
ALL WET AREAS TO COMPLY WITH AS 3740. WALL FINISHES SHALL BE IMPERVIOUS TO A HEIGHT OF 1800mm ABOVE FLOOR LEVEL TO SHOWER ENCLOSURES AND 300mm ABOVE BATHS, BASINS, SINKS AND TROUGHS IF WITHIN 75mm OF THE WALL. REFER TO CODE FOR ALL REQUIREMENTS.

N6:
W.C. DOORS TO TOILET PANS LOCATED WITHIN 1.2m OF THE DOOR JAMB LIFT OFF HINGES MUST BE FITTED. OTHERWISE THE DOORS MUST SWING OUTWARDS.

N7:
SAFETY GLASS TO BE USED IN THE FOLLOWING CASES:
I) ALL ROOMS – WITHIN 500mm VERTICAL OF THE FLOOR.
II) BATHROOMS – WITHIN 2000mm OF THE FLOOR.
III) LAUNDRY – WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM ALL DOORS.
IV) DOORWAY – WITHIN 300mm HORIZONTAL FROM DOORS.
SHOWER SCREENS SHALL BE GRADE A SAFETY GLASS

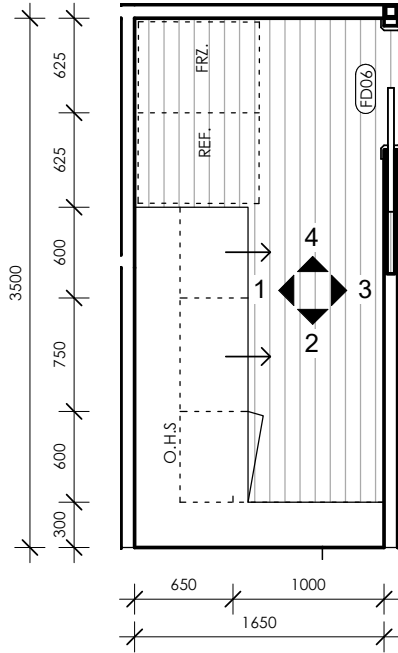
MATERIALS & FINISHES SCHEDULE

BAR	BARESTONE
CA1	CARPET
CB1	CONCRETE BENCH 65MM
CB2	CONCRETE BENCH 25MM
COS	CONCRETE SLAB
FSS	FRAMELESS SHOWER SCREEN
KI1	KICKET TYPE 1
LA1	LAMINATE TYPE 1
LB1	LAMINATED BENCHTOP
MA1	WHITE MELAMINE
MDF	PAINTED MDF
MS1	MIRROR SPLASHBACK
PB	PLASTERBOARD PAINT FINISH
PB2	WET AREA PLASTERBOARD - VILLABOARD
PLY	MAXIPLY - WHITE
RS1	RECONSTITUTED STONE
RS2	RECONSTITUTED SOTNE
SK	TIMBER SKIRTING
TF	TIMBER FLOORING
TIM	TIMBER
TL1	FLOOR TILE
TL2	WALL TILE
TSP	TILE SPLASHBACK
TSK	TILE SKIRTING

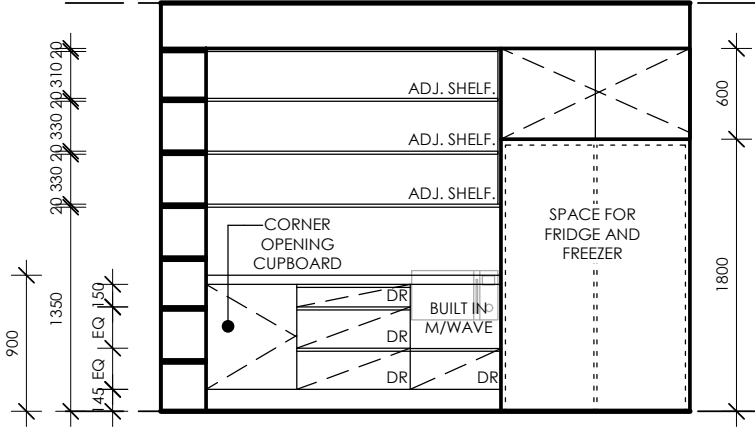
REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

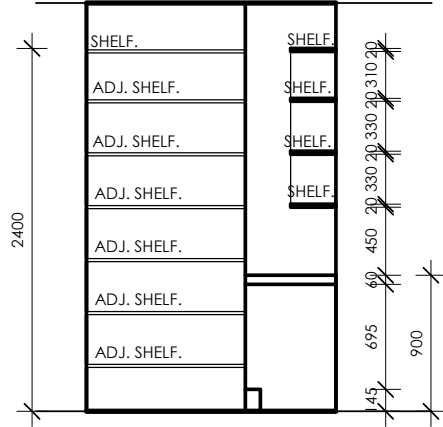
AS	ADJUSTABE SHELF
BS	BATH SPOUT
CSD	CAVITI SLIDING DOOR
CTB	COUNTER TOP BASIN
DRW	DRAWER
DRY	DRYER
DW	DISHWASHER
FCL	FINISHED CEILING LEVEL
FFL	FINISHED FLOOR LEVEL
FS	FIXED SHELF
FW	FLOOR WASTE
GFS	GLAZED FIXED SHELF
GPO	GENERAL PURPOSE OUTLET
HR	HANGING RAIL
HTR	HAND TOWEL RAIL
LTR	LAUNDRY TROUGH
MH	MANHOLE
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S(U)	SINK UNDERMOUNT
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SHH	SHOWER HEAD
TR	TOWEL RAIL (TR(H) - HEATED)
TRH	TOILET ROLL HOLDER
TS	TOILET SUITE
WB	WALL HUNG BASIN
WO	WALL OVEN
WM	WASHING MACHINE



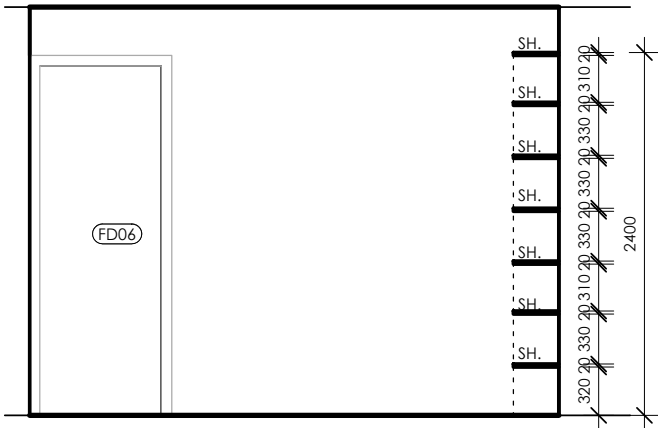
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SCALE 1 : 50



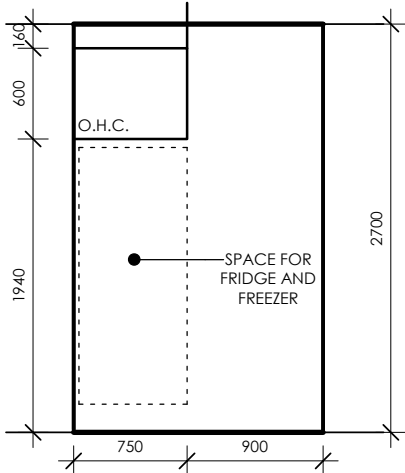
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SCALE 1 : 50



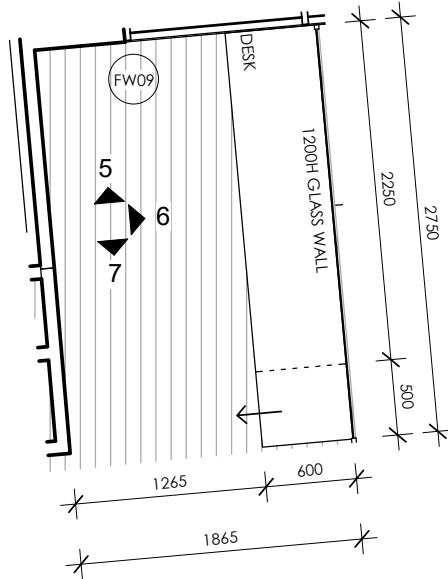
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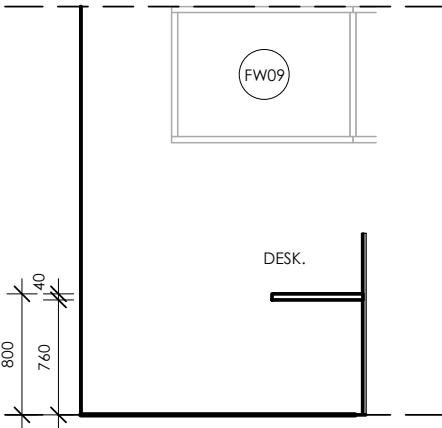
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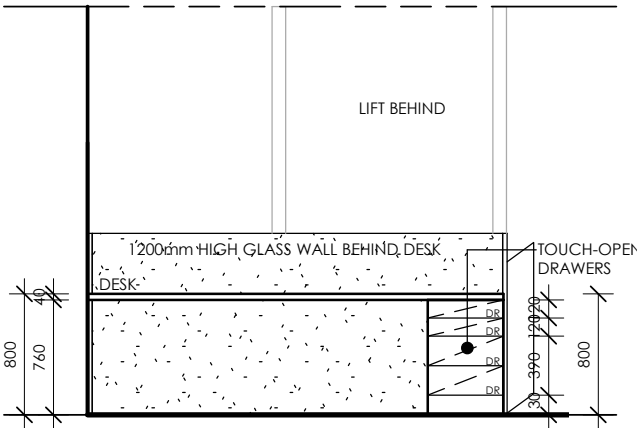
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SCALE 1 : 50



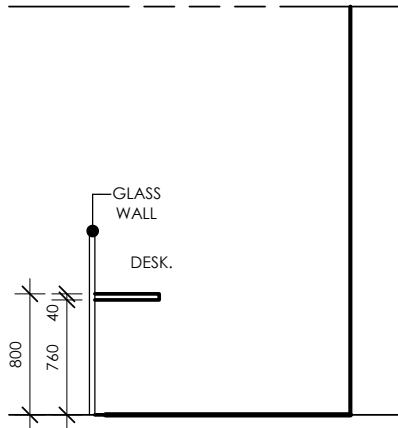
S STUDY PLAN
SCALE 1 : 50



5 STUDY ELEV
SCALE 1 : 50



6 STUDY ELEV
SCALE 1 : 50



7 STUDY ELEV
SCALE 1 : 50

NOTES

ORIGINAL A3

DO NOT SCALE DRAWINGS - REFER ONLY TO WRITTEN DIMESIONS

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Notify Derbyshire Homes of any discrepancies. Drawings to be read in conjunction with specifications.
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REV	DATE	DESCRIPTION	DRN	CHKD
-	14.05.19	CONSTRUCTION ISSUE	ALT	AR
A	05.07.19	LIFT COORDINATION	ALT	AR
B	09.07.19	NGL COORDINATION	ALT	AR
C	23.08.19	HEIGHT + WINDOWS	ALT	AR
D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
INTERIORS PANTRY/STUDY

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No	REV	
A26	I	

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No		REV
A27		I

NOTES

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SHOWER SCREENS SHALL BE GRADE A SAFETY GLASS

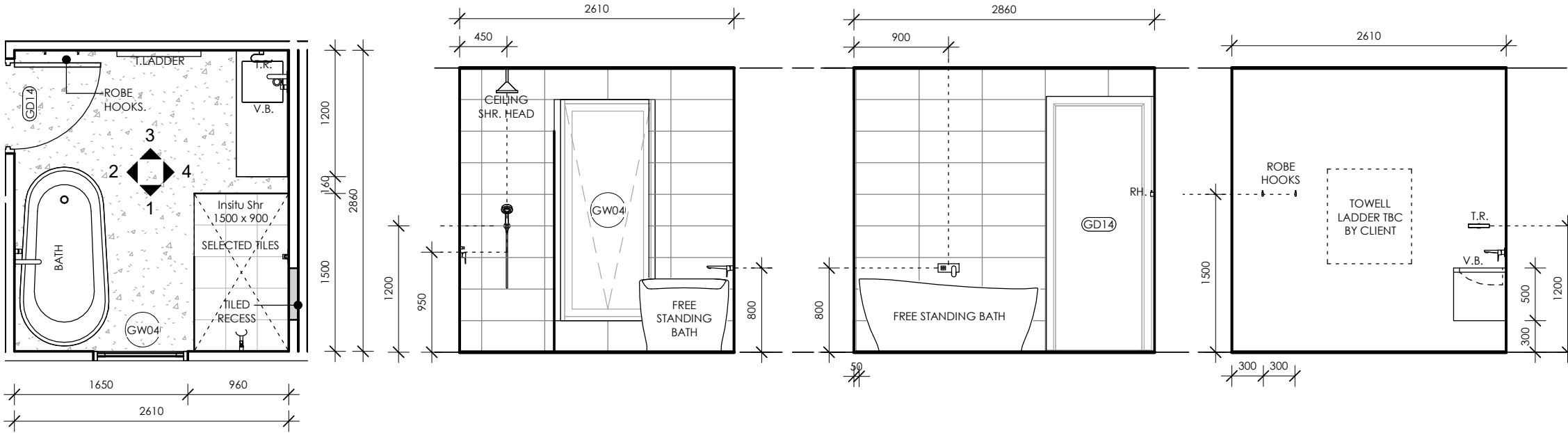
MATERIALS & FINISHES SCHEDULE

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CA1	CARPET
CB1	CONCRETE BENCH 65MM
CB2	CONCRETE BENCH 25MM
COS	CONCRETE SLAB
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REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

AS	ADJUSTABE SHELF
BS	BATH SPOUT
CSD	CAVITI SLIDING DOOR
CTB	COUNTER TOP BASIN
DRW	DRAWER
DRY	DRYER
DW	DISHWASHER
FCL	FINISHED CEILING LEVEL
FFL	FINISHED FLOOR LEVEL
FS	FIXED SHELF
FW	FLOOR WASTE
GFS	GLAZED FIXED SHELF
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S(U)	SINK UNDERMOUNT
SHR	SHOWER
SHH	SHOWER HEAD
TR	TOWEL RAIL (TR(H) - HEATED)
TRH	TOILET ROLL HOLDER
TS	TOILET SUITE
WB	WALL HUNG BASIN
WO	WALL OVEN
WM	WASHING MACHINE

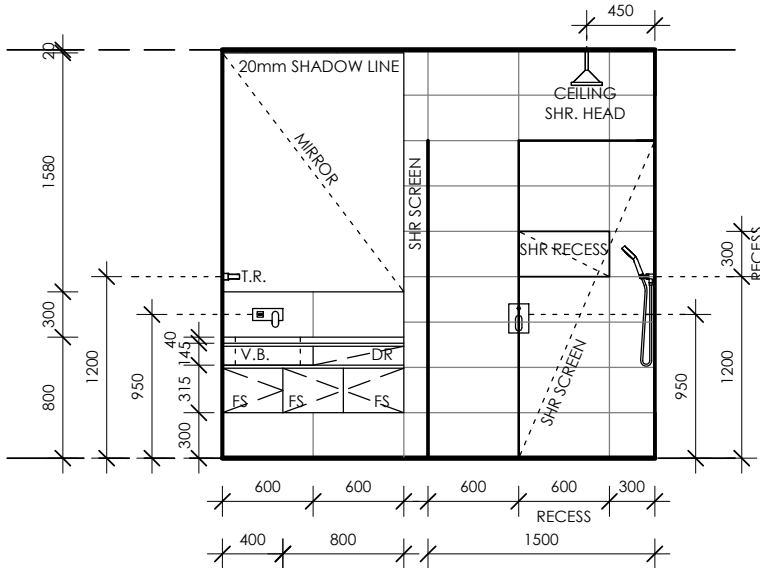


B BATHROOM PLAN
SCALE 1 : 50

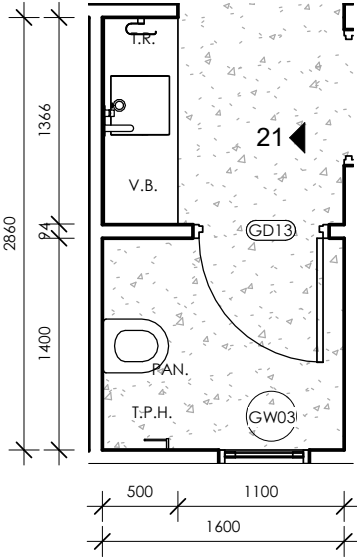
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SCALE 1 : 50

2 BATHROOM ELEV
SCALE 1 : 50

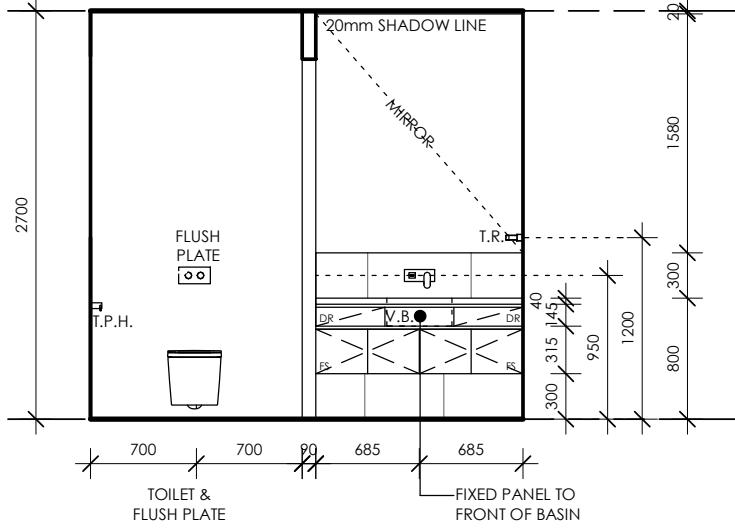
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SCALE 1 : 50



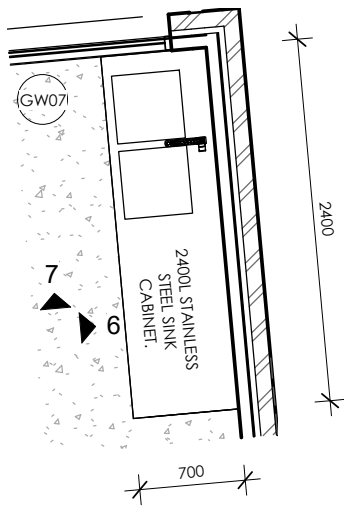
4 BATHROOM ELEV
SCALE 1 : 50



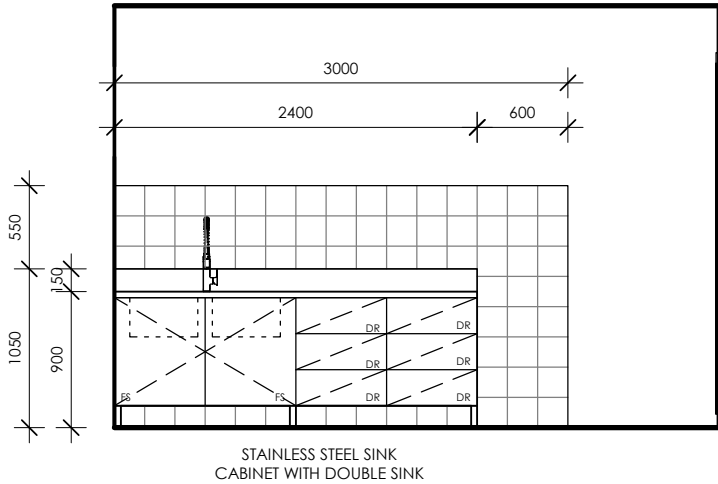
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SCALE 1 : 50



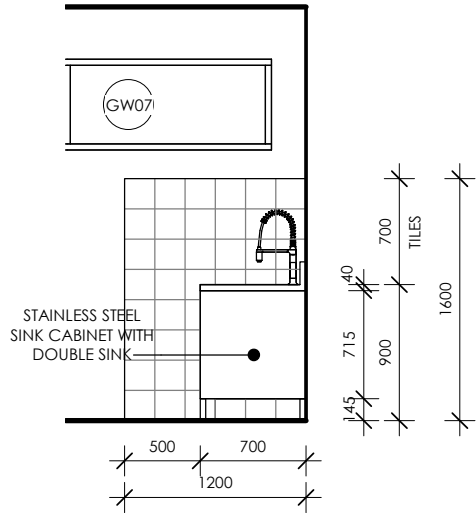
21 PWD ELEV
SCALE 1 : 50



S BOAT STATION PLAN
SCALE 1 : 50



6 BOAT STATION ELEV
SCALE 1 : 50



7 BOAT STATION ELEV
SCALE 1 : 50

NOTES

ORIGINAL A3

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G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
INTERIORS BATH/PWD/BOAT

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No	REV	
A28	I	

NOTES

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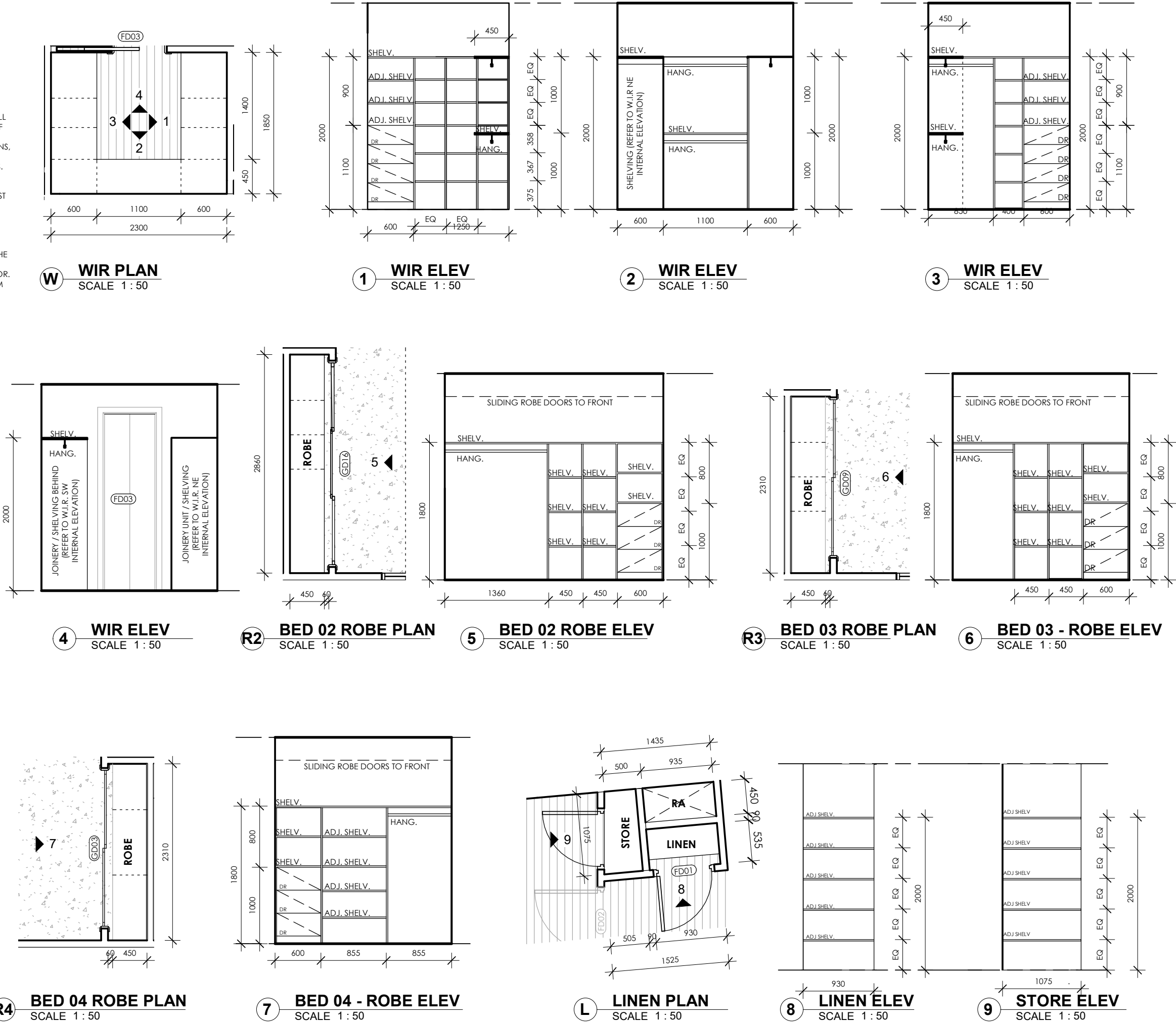
MATERIALS & FINISHES SCHEDULE

BAR	BARESTONE
CA1	CARPET
CB1	CONCRETE BENCH 65MM
CB2	CONCRETE BENCH 25MM
COS	CONCRETE SLAB
FSS	FRAMELESS SHOWER SCREEN
KI1	KICKET TYPE 1
LA1	LAMINATE TYPE 1
LB1	LAMINATED BENCHTOP
MA1	WHITE MELAMINE
MDF	PAINTED MDF
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REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

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BS	BATH SPOUT
CSD	CAVITI SLIDING DOOR
CTB	COUNTER TOP BASIN
DRW	DRAWER
DRY	DRYER
DW	DISHWASHER
FCL	FINISHED CEILING LEVEL
FFL	FINISHED FLOOR LEVEL
FS	FIXED SHELF
FW	FLOOR WASTE
GFS	GLAZED FIXED SHELF
GPO	GENERAL PURPOSE OUTLET
HR	HANGING RAIL
HTR	HAND TOWEL RAIL
LTR	LAUNDRY TROUGH
MH	MANHOLE
MI	MIRROR
MX	MIXER TAP
MW	MICROWAVE
NOM	NOMINAL LENGHT
NS	NOOK SHELF
OS	OPEN SHELF
PL	PENDANT LIGHT
RA	RETURN AIR DUCT
REF	REFRIGERATOR
S(U)	SINK UNDERMOUNT
SHR	SHOWER
SHH	SHOWER HEAD
TR	TOWEL RAIL (TR(H) - HEATED)
TRH	TOILET ROLL HOLDER
TS	TOILET SUITE
WB	WALL HUNG BASIN
WO	WALL OVEN
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NOTES

ORIGINAL A3

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J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
INTERIORS ROBES/LINEN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No	REV	
A29	I	

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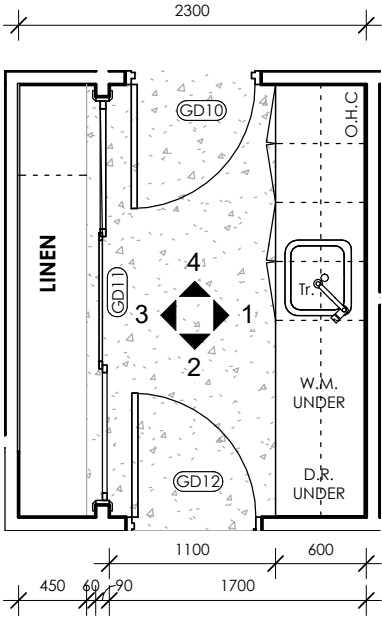
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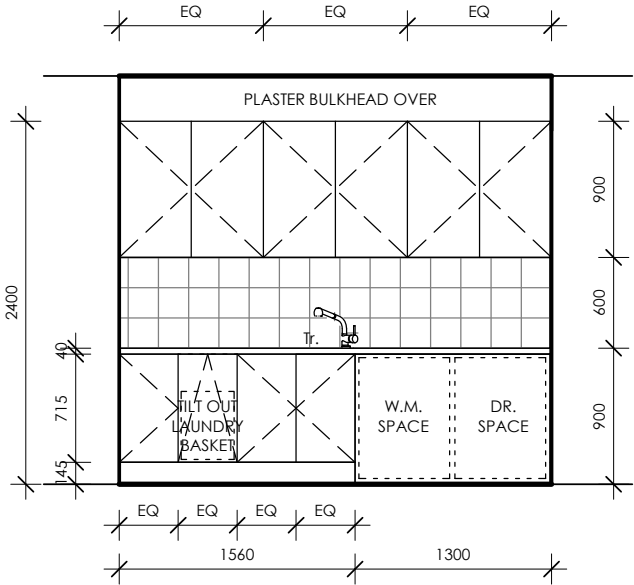
REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

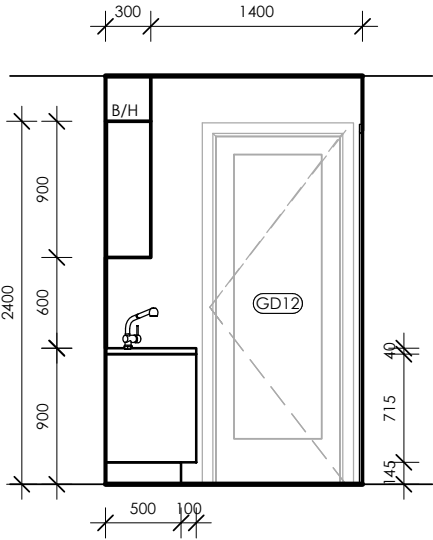
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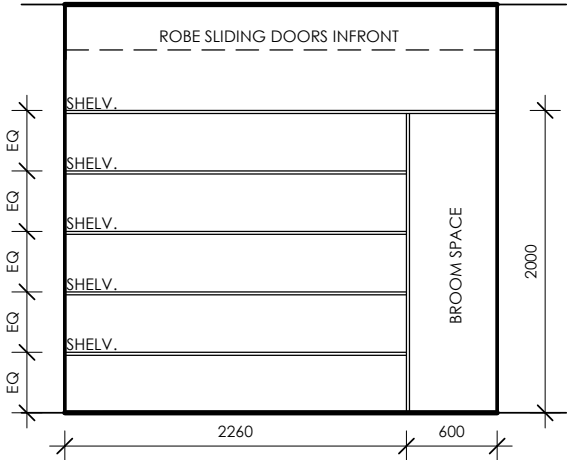
L LAUNDRY PLAN
SCALE 1 : 50



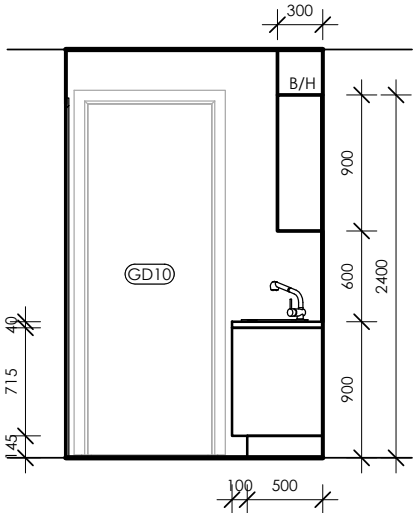
1 LAUNDRY ELEV
SCALE 1 : 50



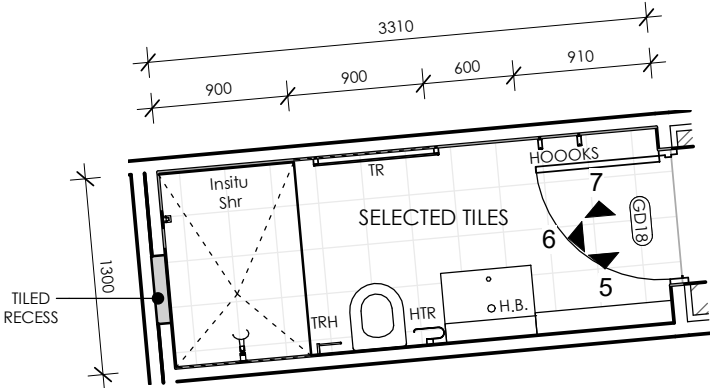
2 LAUNDRY ELEV
SCALE 1 : 50



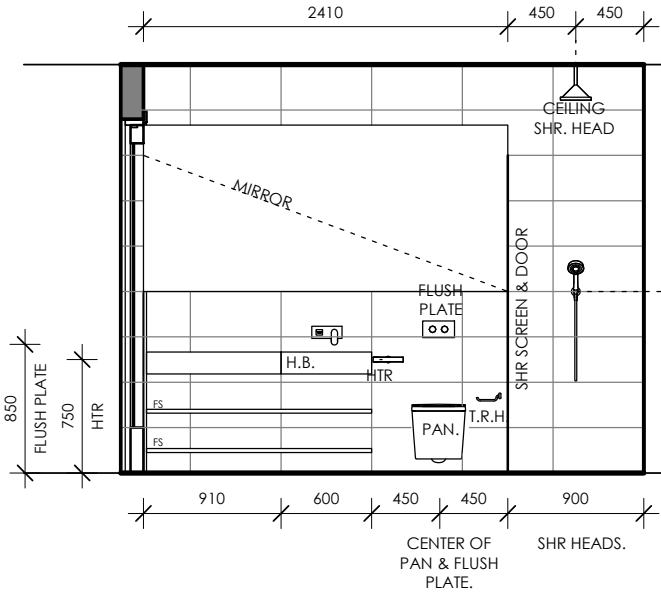
3 LAUNDRY ELEV
SCALE 1 : 50



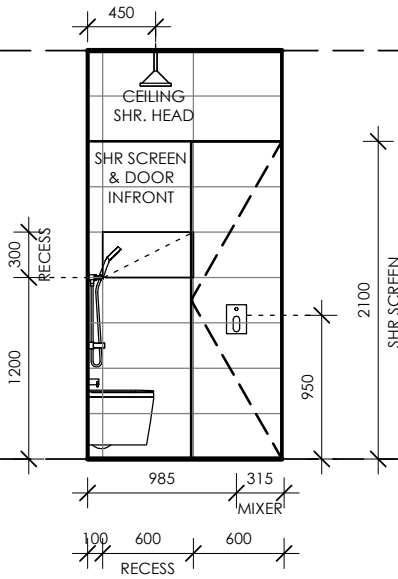
4 LAUNDRY ELEV
SCALE 1 : 50



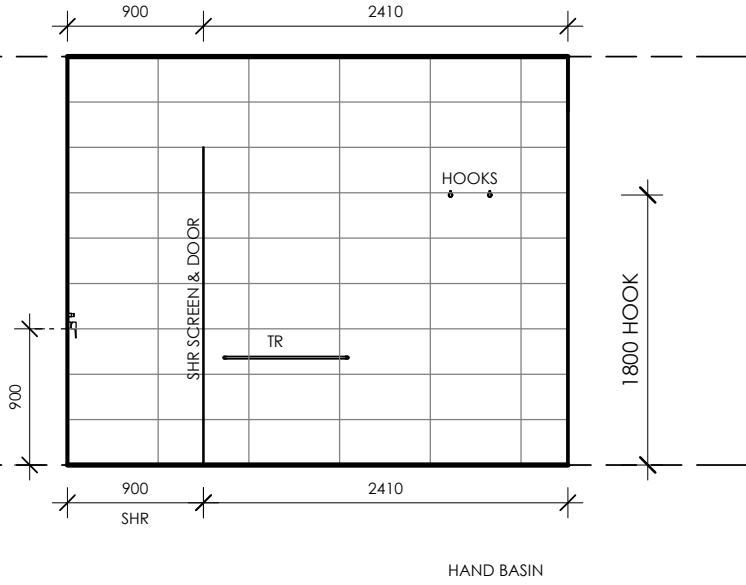
W WET ROOM PLAN
SCALE 1 : 50



5 WET ROOM ELEV
SCALE 1 : 50



6 WET ROOM ELEV
SCALE 1 : 50



7 WET ROOM ELEV
SCALE 1 : 50

NOTES

ORIGINAL A3

DO NOT SCALE DRAWINGS - REFER ONLY TO WRITTEN DIMENSIONS

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Notify Derbyshire Homes of any discrepancies. Drawings to be read in conjunction with specifications.

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REV	DATE	DESCRIPTION	DRN	CHKD
-	14.05.19	CONSTRUCTION ISSUE	ALT	AR
A	05.07.19	LIFT COORDINATION	ALT	AR
B	09.07.19	NGL COORDINATION	ALT	AR
C	23.08.19	HEIGHT + WINDOWS	ALT	AR
D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
INTERIORS LAUNDRY/WET ROOM

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No		REV
A30		I

N1:
THE LOCATION OF SERVICES IS APPROXIMATE ONLY. BUILDER TO DETERMINE THE EXACT LOCATIONS OF SERVICES ON SITE PRIOR TO TENDERING.

N2:
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH JOINERY SCHEDULE IN SPECIFICATION

N3:
CHECK & CONFIRM ALL DIMENSIONS ON SITE PRIOR TO MANUFACTURING / CONSTRUCTION

N4:
UNLESS OTHERWISE NOTED, ALL INTERNAL CARCASSES TO BE WHITE MELAMINE

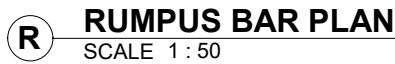
N5:
ALL WET AREAS TO COMPLY WITH AS 3740. WALL FINISHES SHALL BE IMPERVIOUS TO A HEIGHT OF 1800mm ABOVE FLOOR LEVEL TO SHOWER ENCLOSURES AND 300mm ABOVE BATHS, BASINS, SINKS AND TROUGHS IF WITHIN 75mm OF THE WALL. REFER TO CODE FOR ALL REQUIREMENTS.

N6:
W.C. DOORS TO TOILET PANS LOCATED WITHIN 1.2m OF THE DOOR JAMB LIFT OFF HINGES MUST BE FITTED. OTHERWISE THE DOORS MUST SWING OUTWARDS.

N7:
SAFETY GLASS TO BE USED IN THE FOLLOWING CASES:
I) ALL ROOMS - WITHIN 500mm VERTICAL OF THE FLOOR.
II) BATHROOMS - WITHIN 2000mm OF THE FLOOR.
III) LAUNDRY - WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM ALL DOORS.
IV) DOORWAY - WITHIN 300mm HORIZONTAL FROM DOORS.
SHOWER SCREENS SHALL BE GRADE A SAFETY GLASS

BAR	BARESTONE
CA1	CARPET
CB1	CONCRETE BENCH 65MM
CB2	CONCRETE BENCH 25MM
COS	CONCRETE SLAB
FSS	FRAMELESS SHOWER SCREEN
KI1	KICKET TYPE 1
LA1	LAMINATE TYPE 1
LB1	LAMINATED BENCHTOP
MA1	WHITE MELAMINE
MDf	PAINTED MDF
MS1	MIRROR SPLASHBACK
PB	PLASTERBOARD PAINT FINISH
PB2	WET AREA PLASTERBOARD - VILLABOARD
PLY	MAXIPLY - WHITE
RS1	RECONSTITUTED STONE
RS2	RECONSTITUTED SOTNE
SK	TIMBER SKIRTING
TF	TIMBER FLOORING
TIM	TIMBER
TL1	FLOOR TILE
TL2	WALL TILE
TSP	TILE SPLASHBACK
TSK	TILE SKIRTING

AS	ADJUSTABLE SHELF
BS	BATH SPOUT
CSD	CAVITI SLIDING DOOR
CTB	COUNTER TOP BASIN
DRW	DRAWER
DRY	DRYER
DW	DISHWASHER
FCL	FINISHED CEILING LEVEL
FFL	FINISHED FLOOR LEVEL
FS	FIXED SHELF
FW	FLOOR WASTE
GFS	GLAZED FIXED SHELF
GPO	GENERAL PURPOSE OUTLET
HR	HANGING RAIL
HTR	HAND TOWEL RAIL
LTR	LAUNDRY TROUGH
MH	MANHOLE
MI	MIRROR
MX	MIXER TAP
MW	MICROWAVE
NOM	NOMINAL LENGHT
NS	NOOK SHELF
OS	OPEN SHELF
PL	PENDANT LIGHT
RA	RETURN AIR DUCT
REF	REFRIGERATOR
S(U)	SINK UNDERMOUNT
SHR	SHOWER
SHH	SHOWER HEAD
TR	TOWEL RAIL (TR(H) - HEATED
TRH	TOILET ROLL HOLDER
TS	TOILET SUITE
WB	WALL HUNG BASIN
WO	WALL OVEN
WM	WASHING MACHINE



DO NOT SCALE DRAWINGS - REFER ONLY TO WRITTEN DIMENSIONS

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C	23.08.19	HEIGHT + WINDOWS	ALT	AR
D	02.09.19	17 CALUM PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

INTERIORS LIVING/RUMPUS/BBQ

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	G1811	CD
DRAWING No		REV
A31		I

NOTES

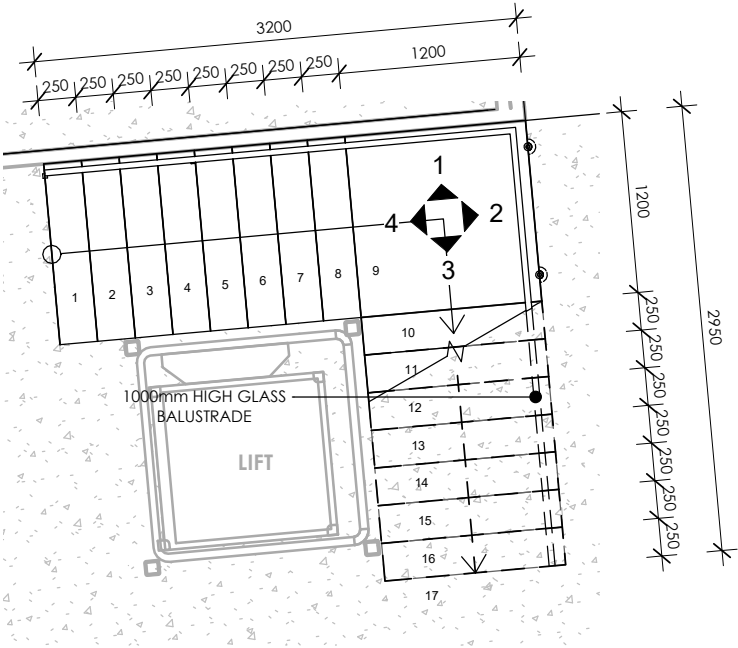
- N1:**
STEP SIZES (OTHER THAN FOR SPIRAL STAIRS) TO BE:- RISERS (R) 190MM MAXIMUM AND 115MM MINIMUM - GOING (G) 355 MAXIMUM AND 240 MINIMUM - 2R + 1G = 700MM MAXIMUM AND 550MM MINIMUM - WITH LESS THAN 125MM GAP BETWEEN OPEN TREADS.
- N2:**
ALL TREADS, LANDINGS AND THE LIKE TO HAVE NON-SLIP FINISH OR SUITABLE NON-SKID STRIP NEAR EDGE OF NOSING.
- N3:**
PROVIDE BALUSTRADES WHERE CHANGE IN LEVEL EXCEEDS 1000MM ABOVE THE SURFACE BENEATH LANDINGS, RAMPS AND/OR TREADS. BALUSTRADES (OTHER THAN TENSIONED WIRE BALUSTRADES) TO BE:- 1000MM MIN. ABOVE FINISHED SURFACE LEVEL OF BALCONIES, LANDINGS OR THE LIKE, AND - 865MM MIN. ABOVE FINISHED SURFACE LELEL OF STAIR NOSING OR RAMP, AND - VERTICAL WITH LESS THAN 125MM GAP BETWEEN, AND - ANY HORIZONTAL ELEMENT WITHIN THE BALUSTRADE BETWEEN 150MM AND 760MM ABOVE THE FLOOR MUST NOT FACILITATE CLIMBING WHERE CHANGES IN LEVEL EXCEEDS 4000MM ABOVE THE SURFACE BENEATH LANDINGS, RAMPS AND/OR TREADS. WIRE BALUSTRADE CONSTRUCTION TO COMPLY WITH BCA PART 3.9.2.3 FOR CLASS 1 AND 10 BUILDINGS AND NCC 2019 BCA VOLUME 1 PART D2.16 FOR OTHER CLASSES OF BUILDINGS. TOP OF HAND RAILS TO BE MINIMUM 865MM VERTICALLY ABOVE STAIR NOSING AND FLOOR SURFACE OF RAMPS.
- N4:**
CHECK & CONFIRM ALL DIMENSIONS ON SITE PRIOR TO MANUFACTURING / CONSTRUCTION

MATERIALS & FINISHES SCHEDULE

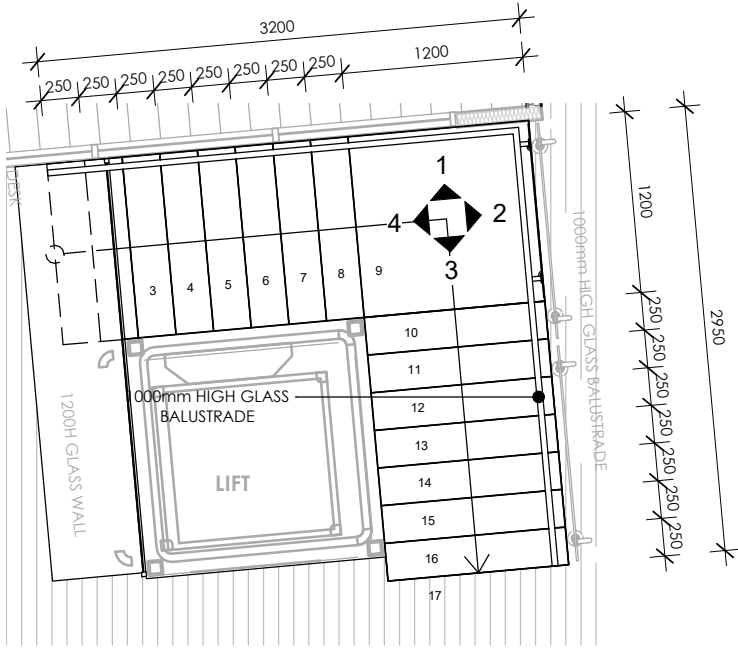
REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

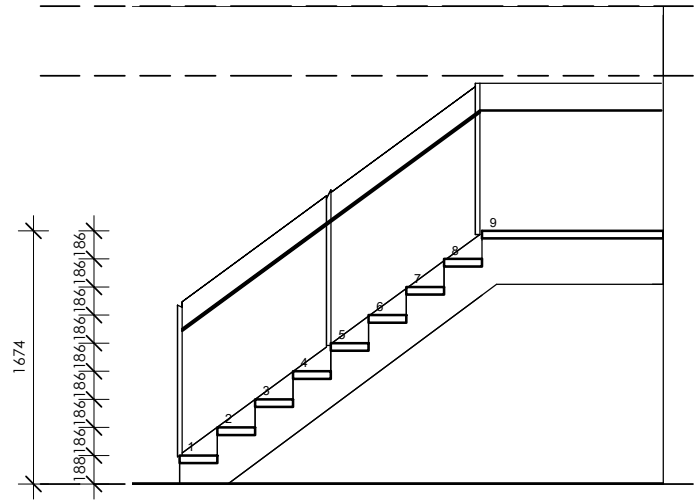
- FGB FRAMELESS GLASS BALUSTRADE
- XX DOOR No.
- XX WINDOW No.
- XX MATERIAL



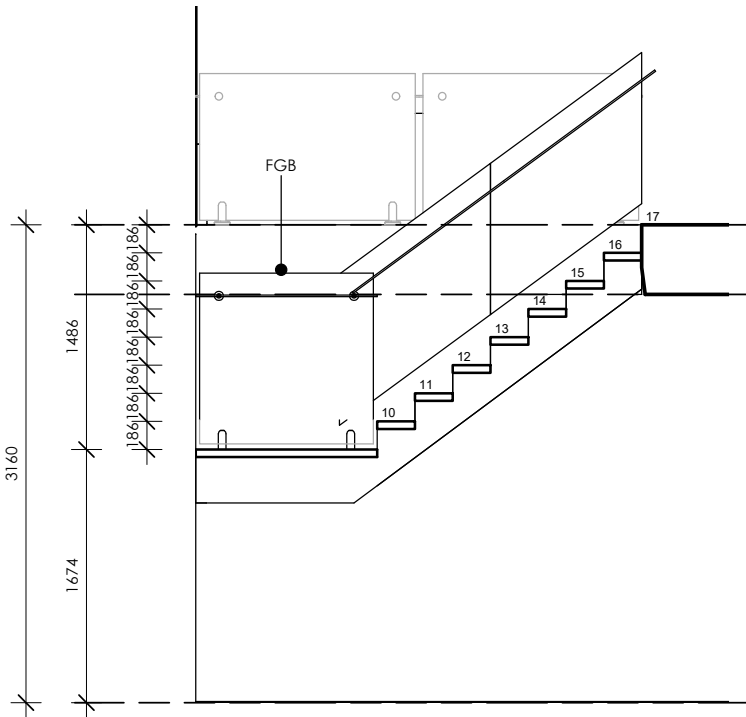
GF MAIN STAIR GF PLAN
SCALE 1 : 50



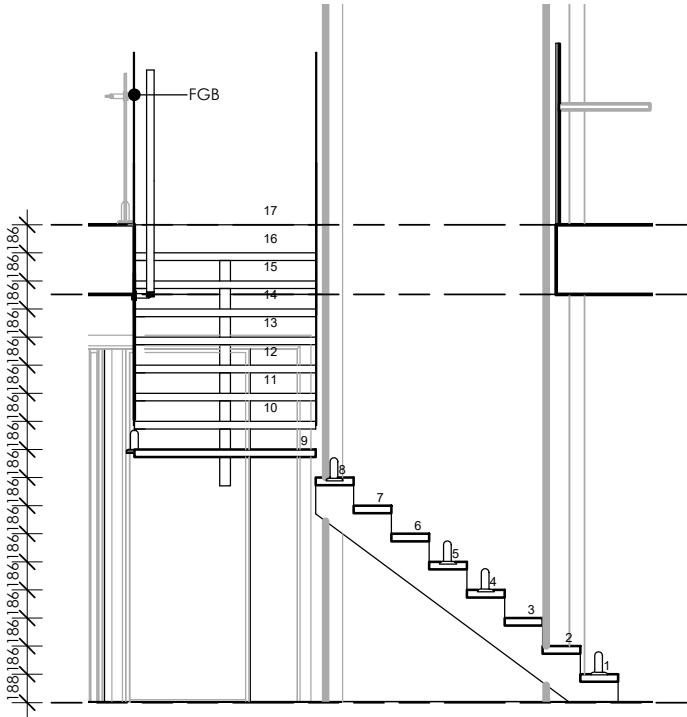
FF MAIN STAIR FF PLAN
SCALE 1 : 50



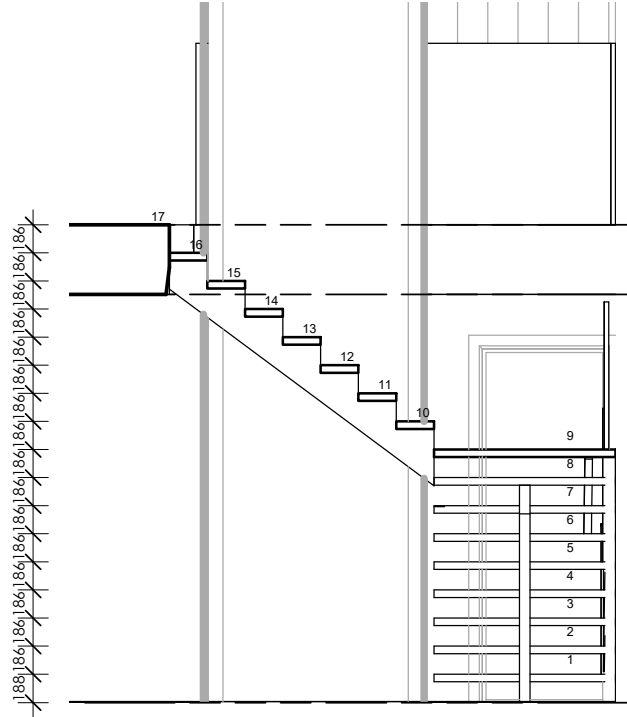
1 MAIN STAIR ELEV
SCALE 1 : 50



2 MAIN STAIR ELEV
SCALE 1 : 50



3 MAIN STAIR ELEV
SCALE 1 : 50



4 MAIN STAIR ELEV
SCALE 1 : 50

NOTES

ORIGINAL A3

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D	02.09.19	17 CALIMO PL	ALT	AR
E	05.09.19	WINDOWS	ALT	AR
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G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
STAIR DETAILS - MAIN

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A32	I	

NOTES

N1:
STEP SIZES (OTHER THAN FOR SPIRAL STAIRS) TO BE: -RISERS (R) 190MM MAXIMUM AND 115MM MINIMUM -GOING (G) 355 MAXIMUM AND 240 MINIMUM - 2R + 1G = 700MM MAXIMUM AND 550MM MINIMUM - WITH LESS THAN 125MM GAP BETWEEN OPEN TREADS.

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N3:
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N4:
CHECK & CONFIRM ALL DIMENSIONS ON SITE PRIOR TO MANUFACTURING / CONSTRUCTION

MATERIALS & FINISHES SCHEDULE

REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

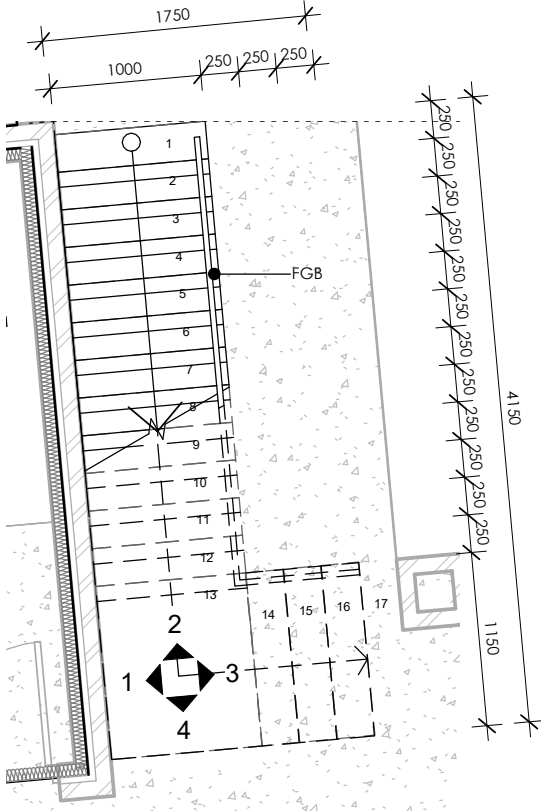
ABBREVIATIONS

FGB FRAMELESS GLASS BALUSTRADE

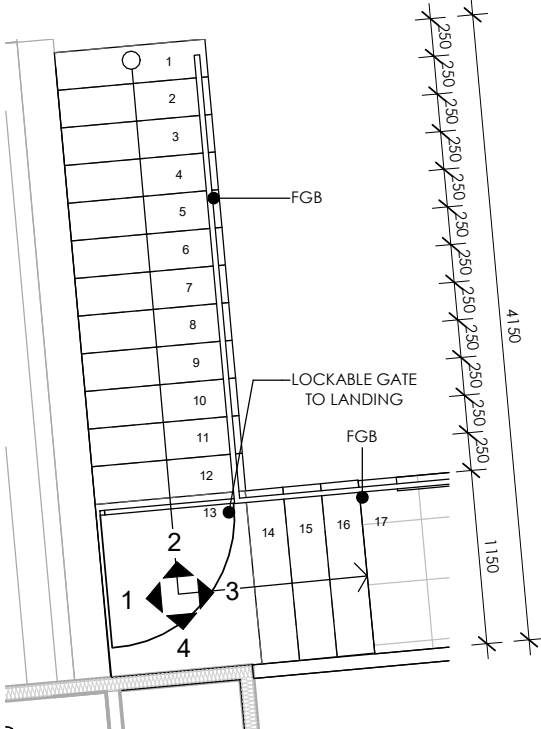
XX DOOR No.

XX WINDOW No.

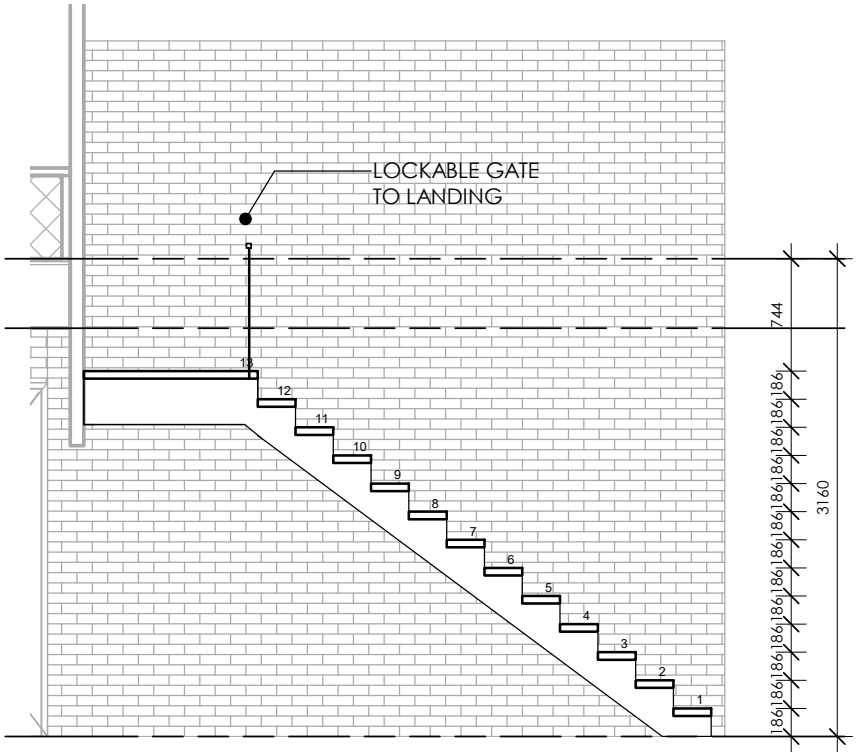
XX MATERIAL



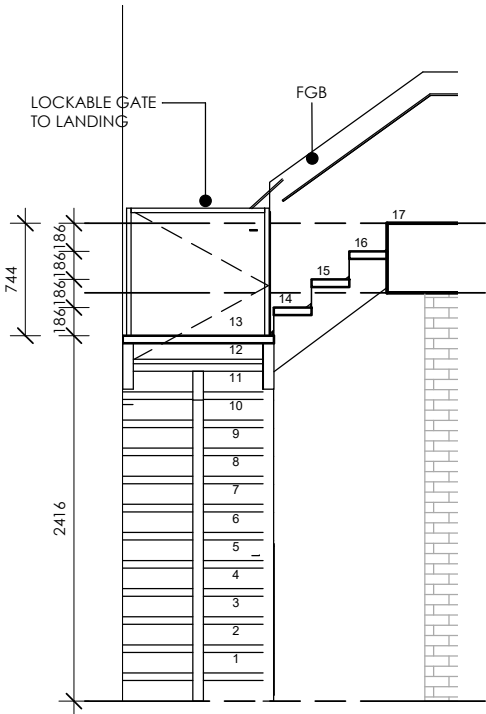
GF REAR STAIR GF PLAN
SCALE 1 : 50



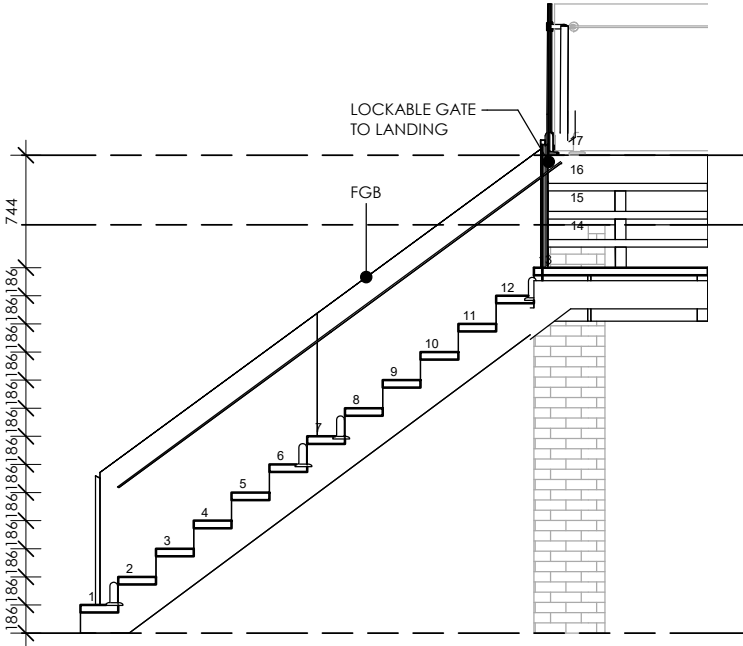
FF REAR STAIR FF PLAN
SCALE 1 : 50



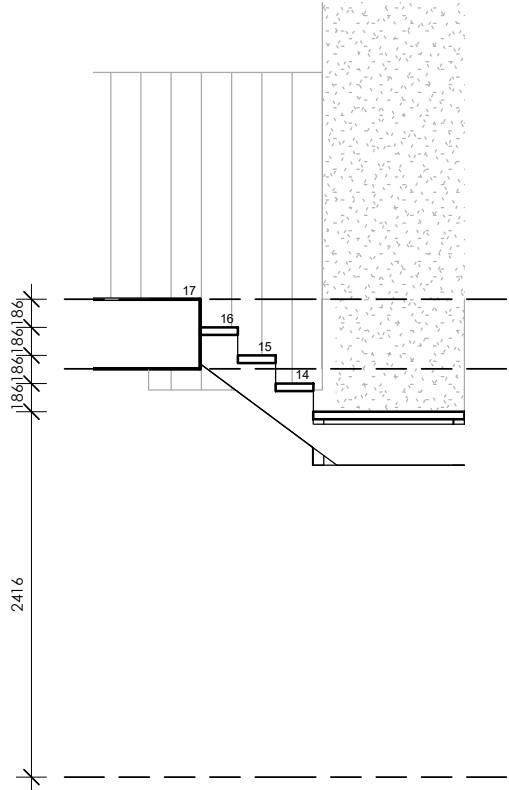
1 REAR STAIR ELEV
SCALE 1 : 50



2 REAR STAIR ELEV
SCALE 1 : 50



3 REAR STAIR ELEV
SCALE 1 : 50



4 REAR STAIR ELEV
SCALE 1 : 50

NOTES

ORIGINAL A3

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E	05.09.19	WINDOWS	ALT	AR
F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
STAIR DETAILS - REAR

Derbyshire
Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:50
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A33	I	

DEVELOPMENT DATA

PROPOSED DATA - NEW RESIDENCE

SITE AREA: 575,701 M2 61.96 SQ

BUILDING SITE COVERAGE (AREA M2)

GROUND FLOOR

HOUSE:	143,165 M2	15.41 SQ
GARAGE:	109,246 M2	11.76 SQ
ALFRESCO:	41,145 M2	4.42 SQ
ENTRY DECK:	3,967 M2	0.43 SQ
DRIVEWAY:	26,163 M2	2.82 SQ

TOTAL BUILDING AREA: 323,656M2 34.83 SQ

NOTES

N1:
THE LOCATION OF SERVICES IS APPROXIMATE ONLY.
BUILDER TO DETERMINE THE EXACT LOCATION OF SERVICES
ON SITE PRIOR TO DEMOLITION

N2:
ALL EXISTING SITE LEVELS SHOWN ON THESE DRAWINGS ARE
BASED ON SURVEY PLAN PREPARED BY TGM GROUP DWG
REF NO. 15084-01-FS01 REV. 1-. DATE OF ISSUE 01.03.2016.
BUILDER TO CONFIRM ALL LEVELS ON SITE.

N3:
REFER TO ROOF PLAN FOR DETAILS OF ROOFING AND
ROOF PLUMBING

N4:
REFER TO STRUCTURAL ENGINEERS DRAWINGS FOR DETAILS

N5:
BUILDER TO ALLOW FOR ALL NECESSARY EXCAVATION,
BACKFILLING AND OTHER EARTH MOVING TO RE-ESTABLISH
EXISTING GROUND LEVELS EXCEPT WHERE NOTED
OTHERWISE

N6:
LOCATION OF TITLE BOUNDARY IS BASED ON ASSUMPTION
THAT EXISTING FENCES REPRESENT TRUE BOUNDARY. A RE-
ESTABLISHMENT SURVEY MAY BE REQUIRED.

MATERIALS & FINISHES SCHEDULE

CA1	CARPET
CB	COLORBOND
PB	PLASTERBOARD PAINT FINISH
RF	RENDERED FOAM

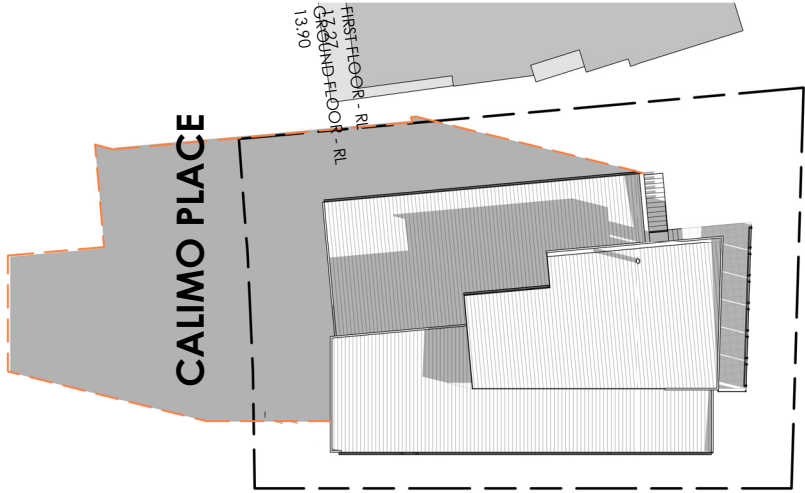
REFER TO DERBYSHIRE SPECIFICATION FOR COMPLETE
SPECIFICATION OF MATERIALS & DETAILS OF FINISH.

ABBREVIATIONS

DP	DOWNPIPE
FFL	FINISH FLOOR LEVEL
RL	RELATIVE LEVEL
RWT	RAINWATER TANK
MB	ELECTRICAL METERBOARD
MG	GAS METER
MW	WATER MAIN
IHW	INSTANTANEOUS HOT WATER
G	SWINGIN GATE

EQUINOX SHADOW

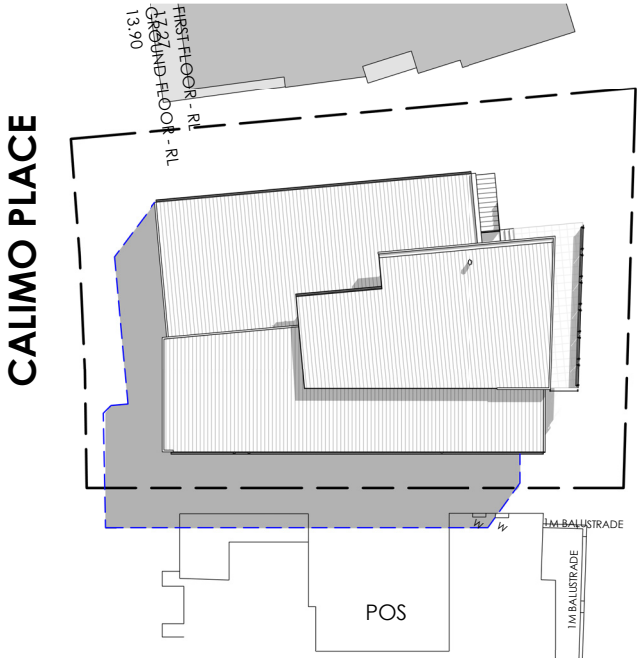
9AM SHADOW @ EQUINOX
12 NOON SHADOW @ EQUINOX
3PM SHADOW @ EQUINOX



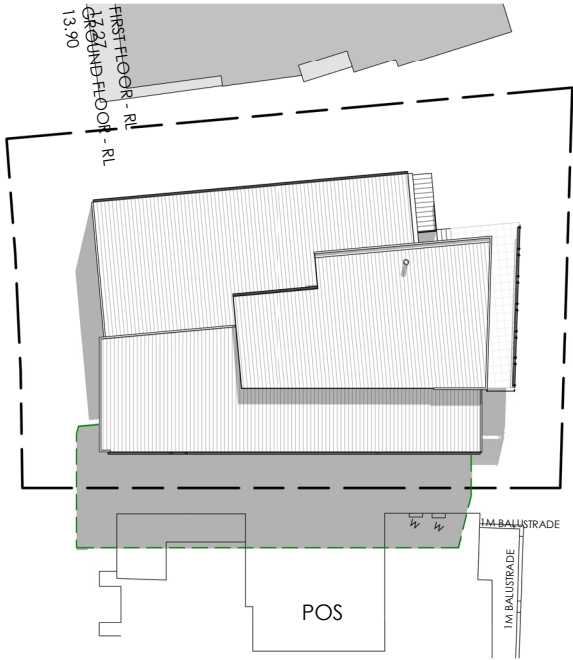
1 9AM EQUINOX
SCALE 1 : 400



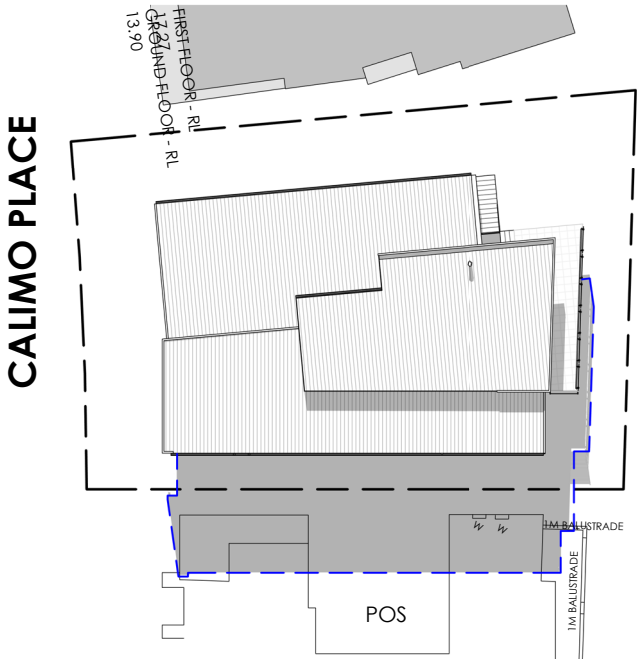
2 12 NOON EQUINOX
SCALE 1 : 400



3 1PM EQUINOX
SCALE 1 : 400



4 2PM EQUINOX
SCALE 1 : 400



5 3PM EQUINOX
SCALE 1 : 400

TIME	OVERSHADOWING m2/% OF 63m2/100% POS 17 CALIMO PLACE	
9 AM	0%	- COMPLIES
10 AM	0%	- COMPLIES
11 AM	0%	- COMPLIES
12 NOON	7m2/12%	- COMPLIES
1 PM	15m2/24%	- COMPLIES
2 PM	23m2/37%	- COMPLIES
3 PM	33m2/53%	- NOT APPLICABLE AFTER 5 HOURS ESTIMATION ABOVE

NOTES

ORIGINAL A3

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G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT
BRENDAN PETER BORG

PROJECT
LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING
SHADOW ANALYSIS

Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:250
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A34	I	

DO NOT SCALE DRAWINGS - REFER ONLY TO WRITTEN DIMENSIONS

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F	12.09.19	NEIGHBOURS CONSENT	ALT	AR
G	19.09.19	LIFT RELOCATED	ALT	AR
H	08.10.19	LIGHT POLE	ALT	AR
I	01.11.19	BUILDING ENVELOPE	ALT	AR
J	11.11.19	FLOOR SET DOWN	ALT	AR

CLIENT

BRENDAN PETER BORG

PROJECT

LOT 09 (No. 15) CALIMO PLACE
INDENTED HEAD 3223

DRAWING

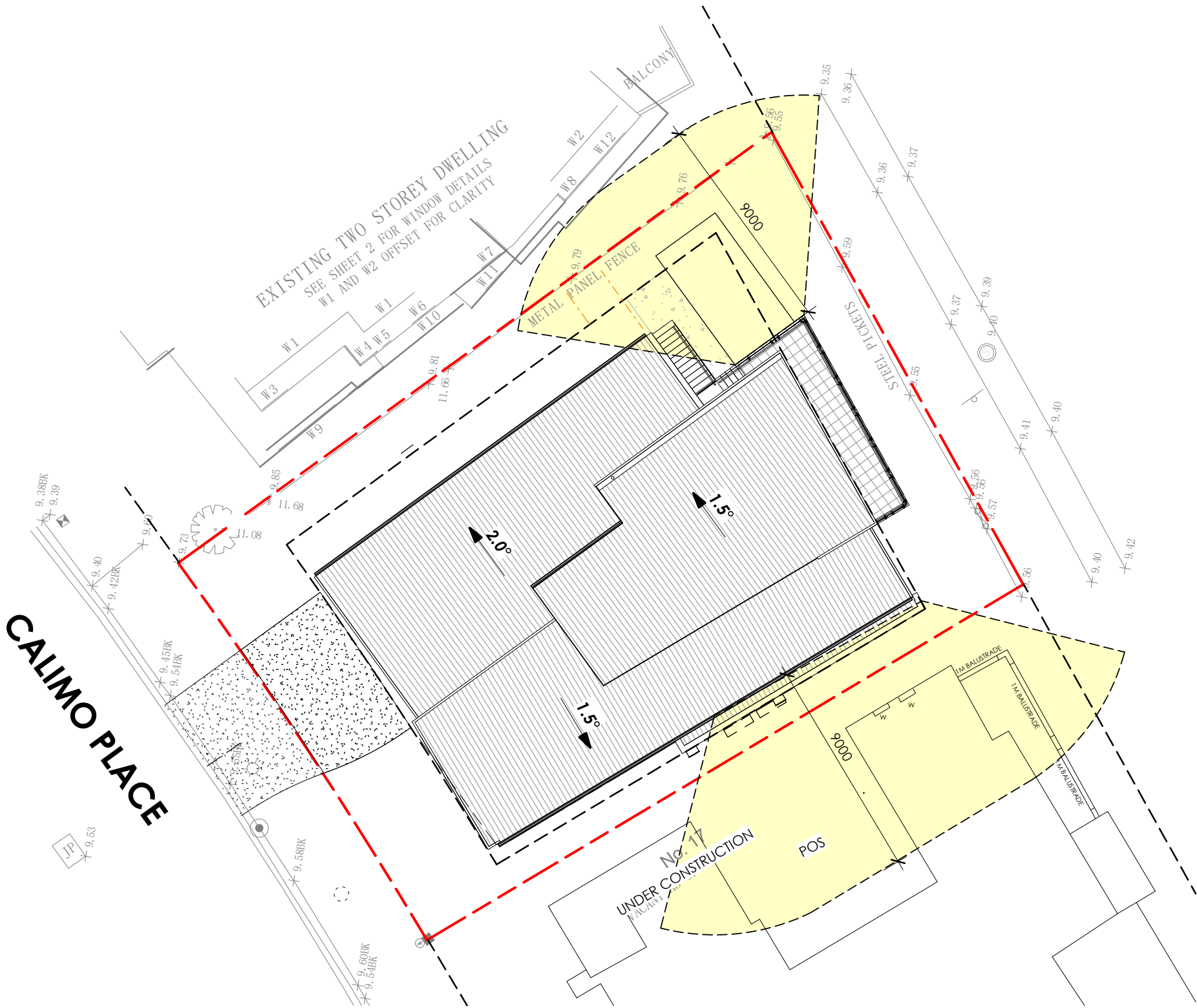
OVERLOOKING DIAGRAMS



Derbyshire

Address: 98 Pakington St, Geelong West
VIC 3218
Phone: (03) 5221 8409

DRAWN	CHECKED	SCALE
ALT	AR	1:200
DATE	PROJECT No	STATUS
1.11.2019	61811	CD
DRAWING No	REV	
A35	I	



1 OVERLOOKING DIAGRAMS
SCALE 1 : 200