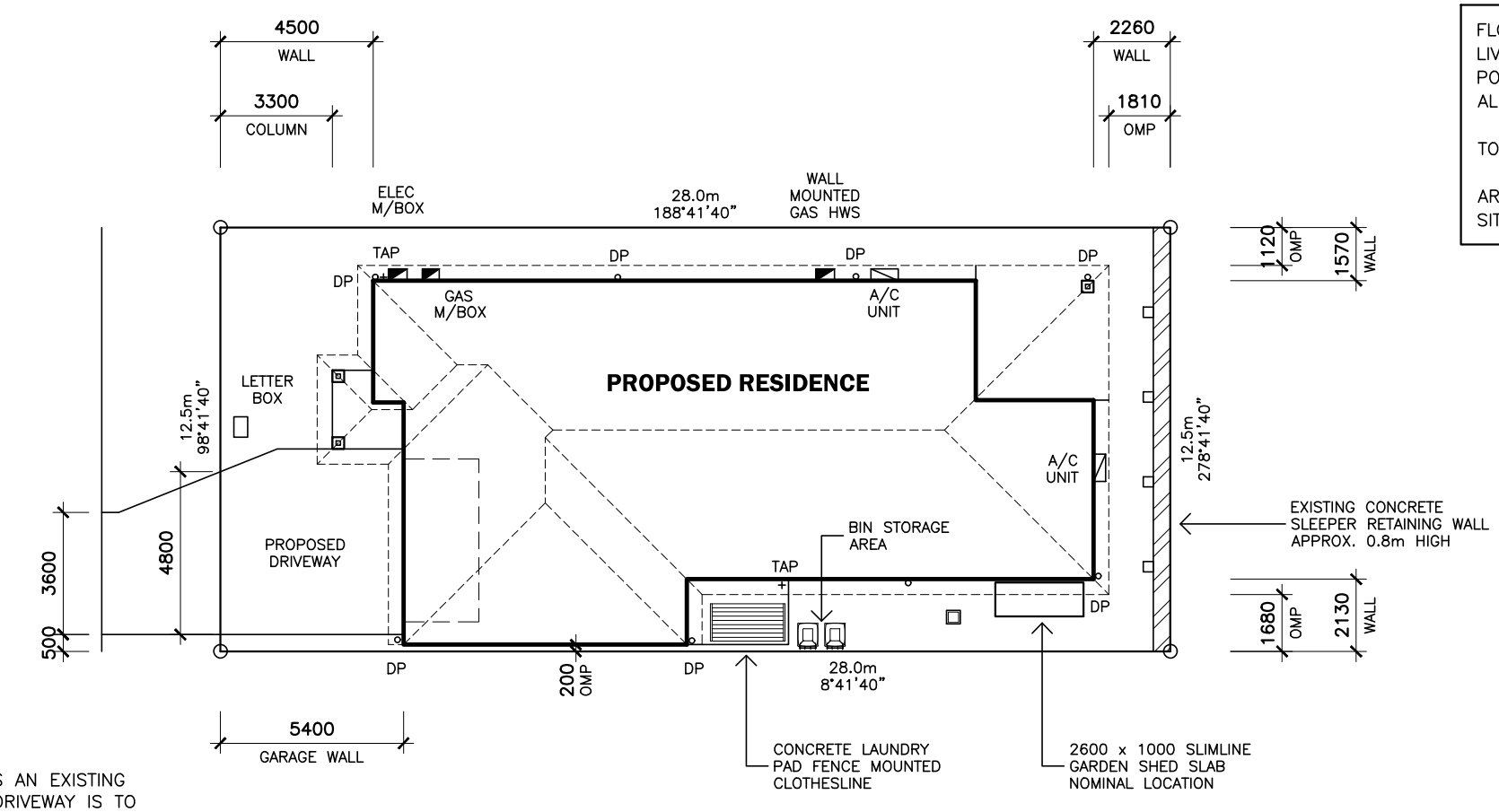
PROMENADE CIRCUIT



DRIVEWAY NOTE:
WHERE THERE IS AN EXISTING FOOTPATH THE DRIVEWAY IS TO ABUT & NOT CUT THROUGH THE FOOTPATH

SITE PLAN
SCALE 1:200

WARNING

SUB SURFACE ELECTRICAL LAYOUT IN METERBOX.
NO WORK TO COMMENCE UNTIL LAYOUT CONFIRMED.
APPROVED HAND TOOLS ONLY IN THIS AREA. SAFETY FIRST.

ALL WORK TO COMPLY WITH AS 3500 & NCC 2019 VOL. 2 PARTS 3.1.2, 3.1.3 & 3.5.
GUTTERS MUST ALSO COMPLY WITH AS/NZS 3500.3.2.
125 QUAD GUTTER MAX. 40sq.m. OF ROOF CONTRIBUTING TO DP IN EACH DIRECTION
150 QUAD GUTTER MAX. 60sq.m. OF ROOF CONTRIBUTING TO DP IN EACH DIRECTION

STORMWATER PIPES TO HAVE 100mm MIN. COVER.
DOWNPIPES (DP):
TO BE Ø90mm UPVC U.N.O.
TO BE MAX. 12m LINEAL APART

CONNECT STORMWATER TO LEGAL POINT OF DISCHARGE:
1. KERB ADAPTORS TO STREET (2 MAX.)
2. STORMWATER PIPE AT REAR OF BLOCK
3. BUBBLERS TO COUNCIL SPECIFICATION (COUNCIL APPROVAL REQUIRED)

REAL PROPERTY DESCRIPTION:
LOT NO. 89 SP306287
PARISH REDCLIFFE
COUNTY STANLEY

AREA 350sq.m.

FLOOR AREAS:

LIVING	186.2sq.m.
PORCH	4.0sq.m.
ALFRESCO	12.2sq.m.
TOTAL BUILD	202.4sq.m.
AREA OF SITE	350sq.m.
SITE COVER	57.83%

MANCORP QUALITY HOMES
SUITE 1/9 EAST STREET
P.O. BOX 1305
CABOOLTURE QLD 4510
OFFICE: 07 5495 2011
FAX: 07 5495 2677
ACN: 065 955 179

- CONSTRUCTION TO BE IN ACCORDANCE WITH BUILDING CODE OF AUSTRALIA & AS1684.2 - 1999 TIMBER FRAMING MANUAL.
- WINDOW CODES DENOTE HEIGHT x WIDTH e.g. 12.18 = 1200 HIGH x 1800 WIDE.
- DIMENSIONS TAKE PREFERENCE OVER SCALE. DIMENSIONS ARE IN MILLIMETERS U.N.O.
- ALL DIMENSIONS, DETAILS, LEVELS & SETOUT ARE TO BE CONFIRMED PRIOR TO COMMENCING CONSTRUCTION & RESPONSIBLE PERSONS NOTIFIED OF ANY DISCREPANCIES OR OMISSIONS.
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- ALL TIMBER FRAMING TO BE TERMITE TREATED.
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CLIENT:
MANCORP QUALITY HOMES

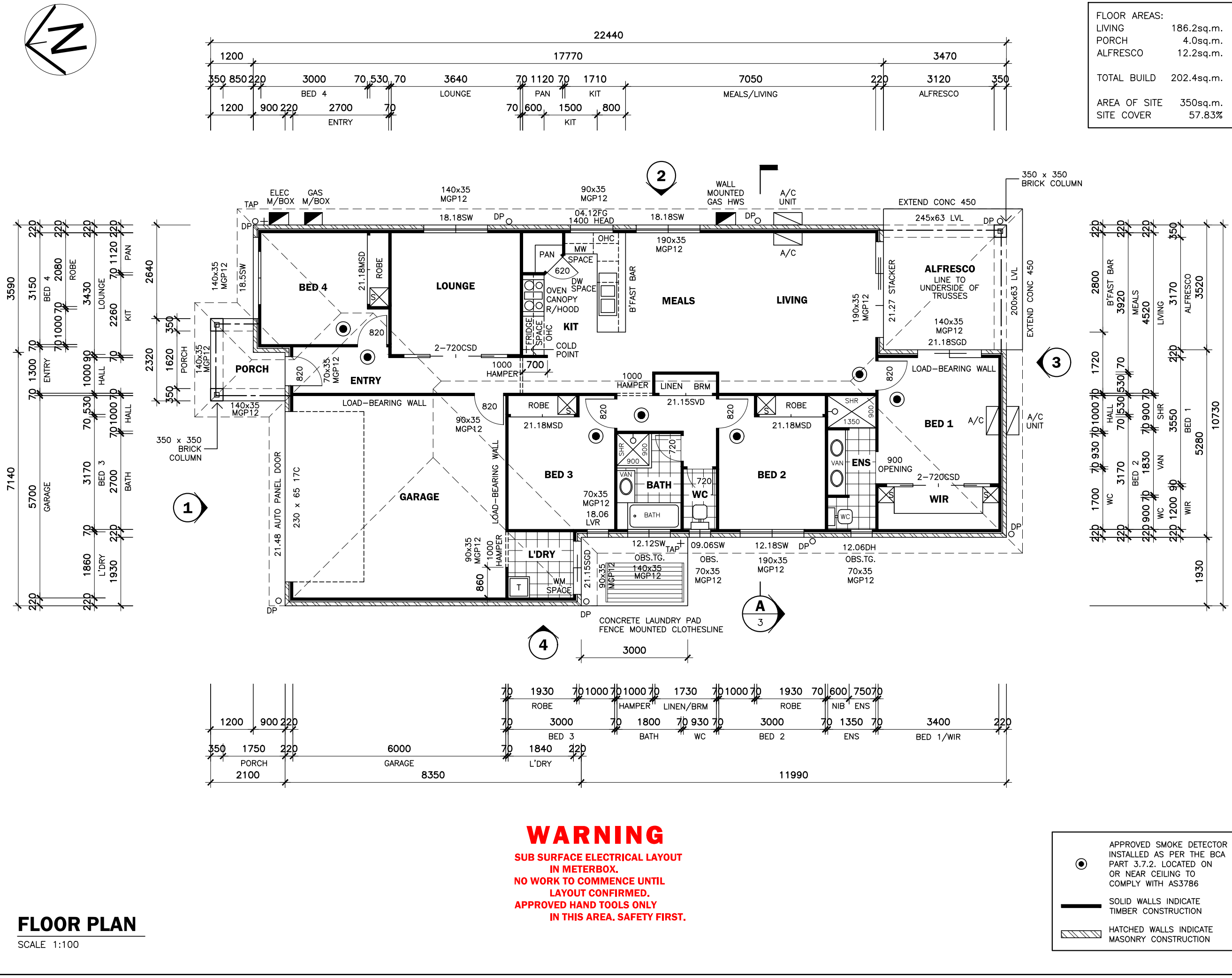
PROJECT:
PROPOSED RESIDENCE

LOCATION:
LOT 89
PROMENADE CIRCUIT
PROMENADE ROTHWELL
STAGE 1

WORKING DRAWING

REV	DATE	DESCRIPTION
A	14/08/19	DRAWING ISSUE

REF: 189AURA
DRAWN: LCA CHECKED:
JOB No.
SHEET SIZE: A3
SCALE: AS SHOWN
SHEET No. **1 OF 7**



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CLIENT:
MANCORP QUALITY HOMES

PROJECT:
PROPOSED RESIDENCE

LOCATION:
LOT 89
PROMENADE CIRCUIT
PROMENADE ROTHWELL
STAGE 1

WORKING DRAWING

REV	DATE	DESCRIPTION
A	14/08/19	DRAWING ISSUE

REF: 189AURA
DRAWN: LCA | CHECKED:
JOB No.
SHEET SIZE: A3
SCALE: AS SHOWN
SHEET No. **2 OF 7**

WARNING

SUB SURFACE ELECTRICAL LAYOUT IN METERBOX.
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APPROVED HAND TOOLS ONLY IN THIS AREA. SAFETY FIRST.

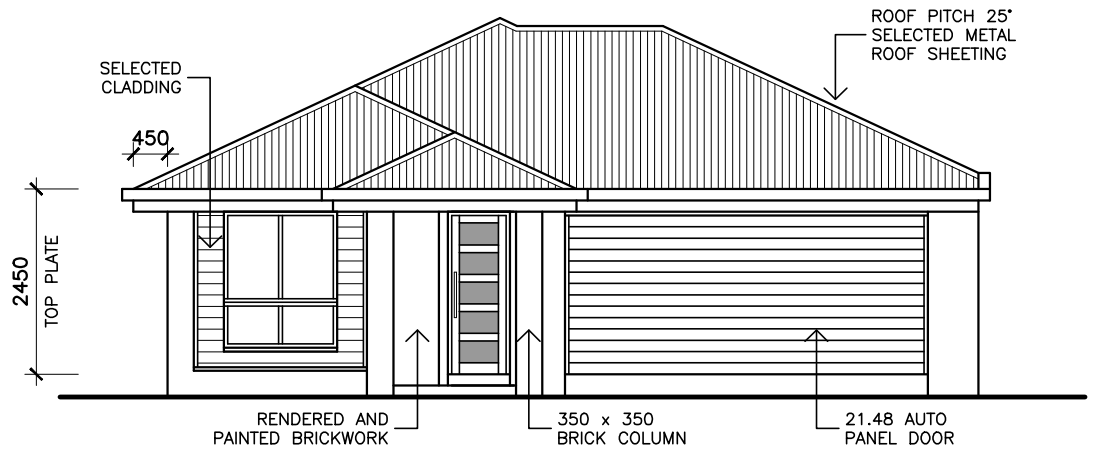
APPROVED SMOKE DETECTOR INSTALLED AS PER THE BCA PART 3.7.2. LOCATED ON OR NEAR CEILING TO COMPLY WITH AS3786

SOLID WALLS INDICATE TIMBER CONSTRUCTION

HATCHED WALLS INDICATE MASONRY CONSTRUCTION

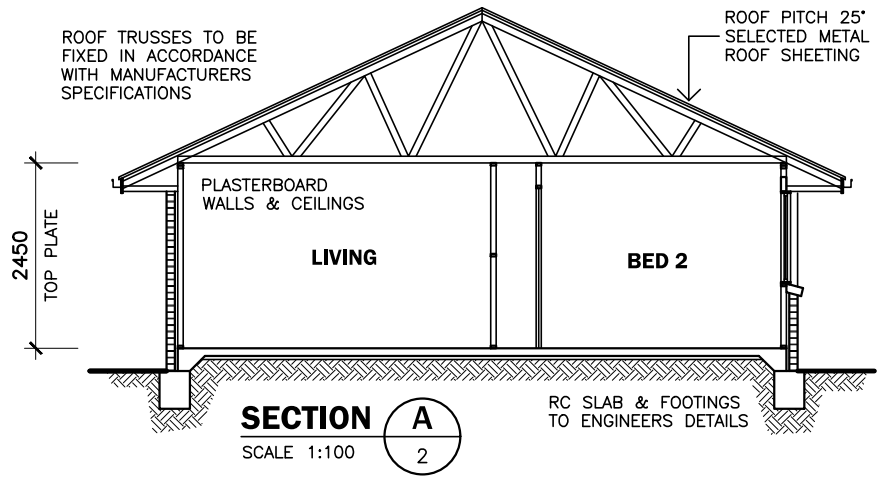
FLOOR PLAN

SCALE 1:100



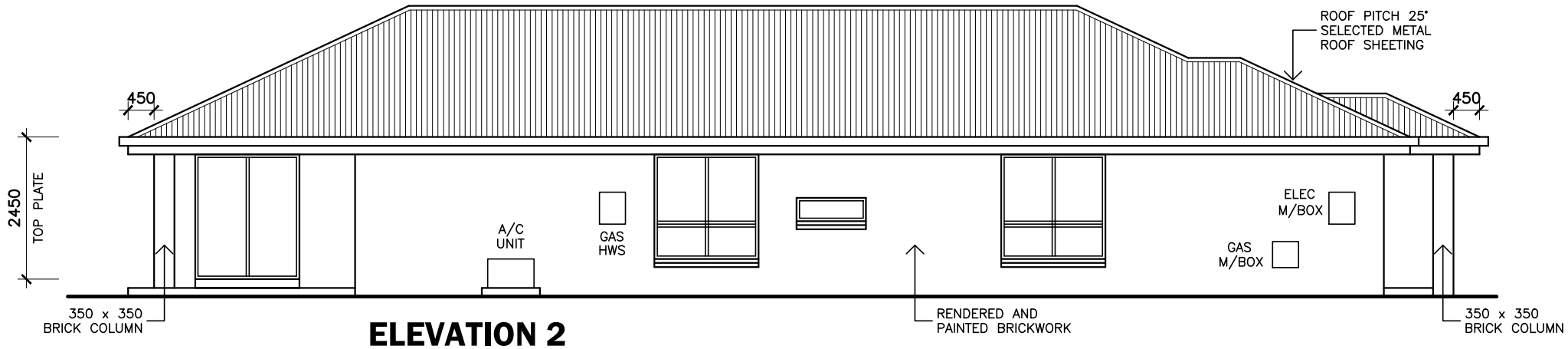
ELEVATION 1

SCALE 1:100



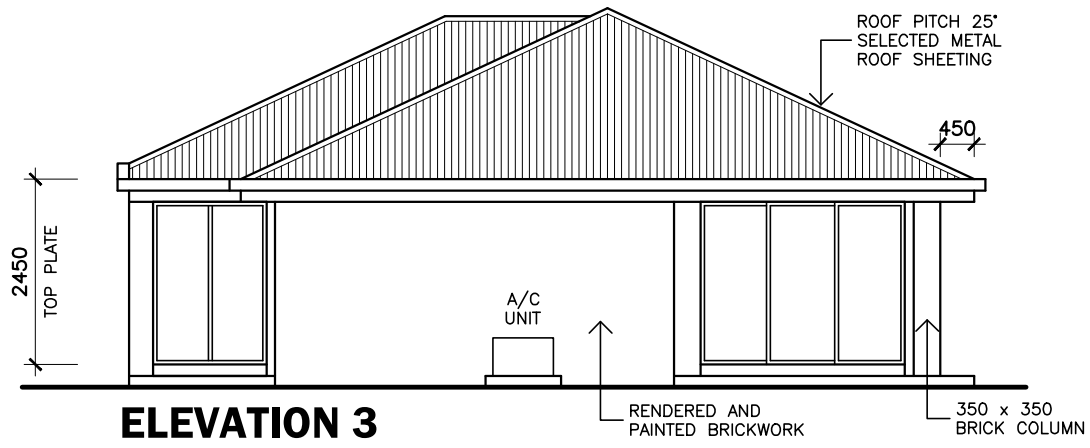
SECTION A

SCALE 1:100



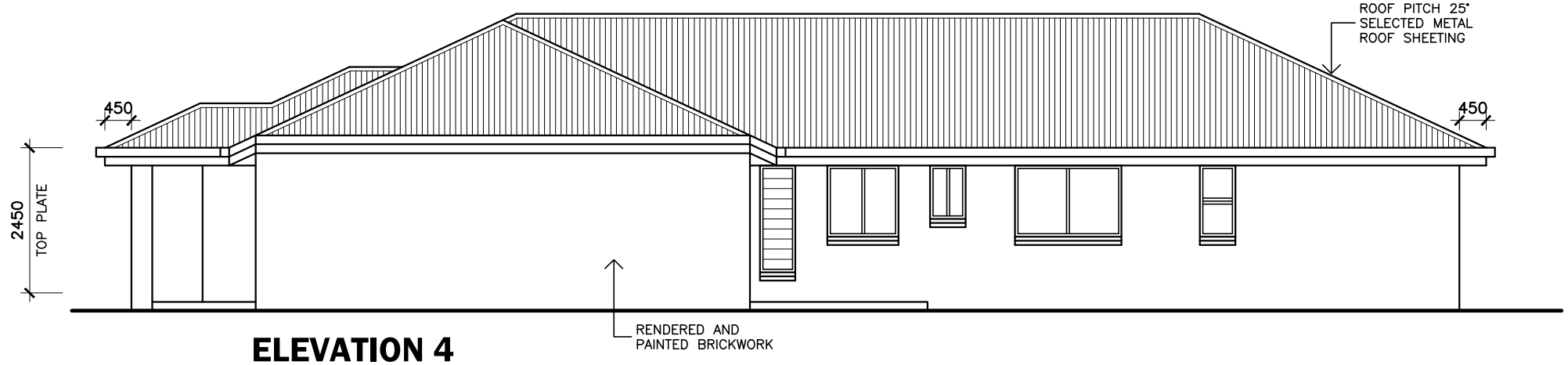
ELEVATION 2

SCALE 1:100



ELEVATION 3

SCALE 1:100



ELEVATION 4

SCALE 1:100

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CLIENT:
MANCORP QUALITY HOMES

PROJECT:
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LOCATION:
LOT 89
PROMENADE CIRCUIT
PROMENADE ROTHWELL
STAGE 1

WORKING DRAWING

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DRAWN: LCA | CHECKED:

JOB No.

SHEET SIZE: A3

SCALE: AS SHOWN

SHEET No. **3 OF 7**