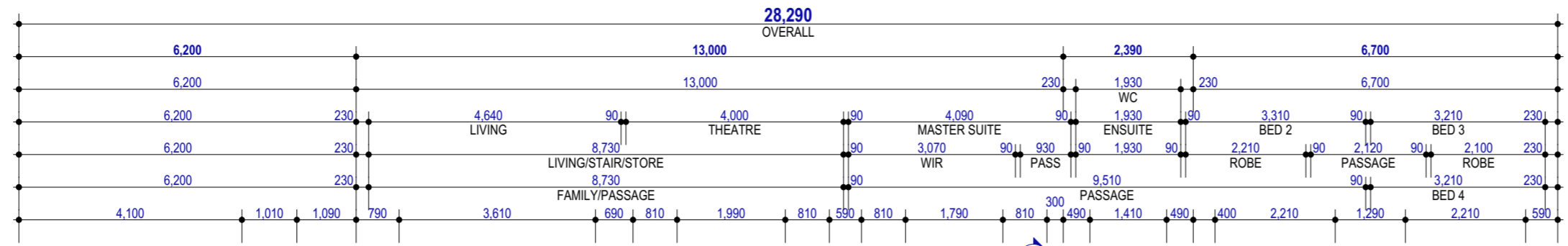
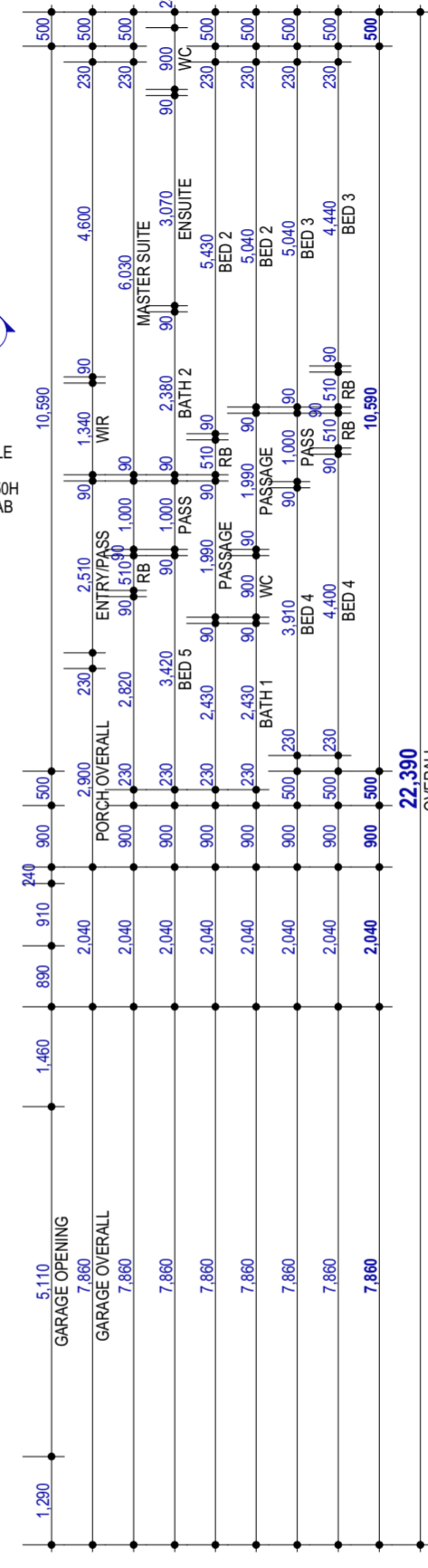
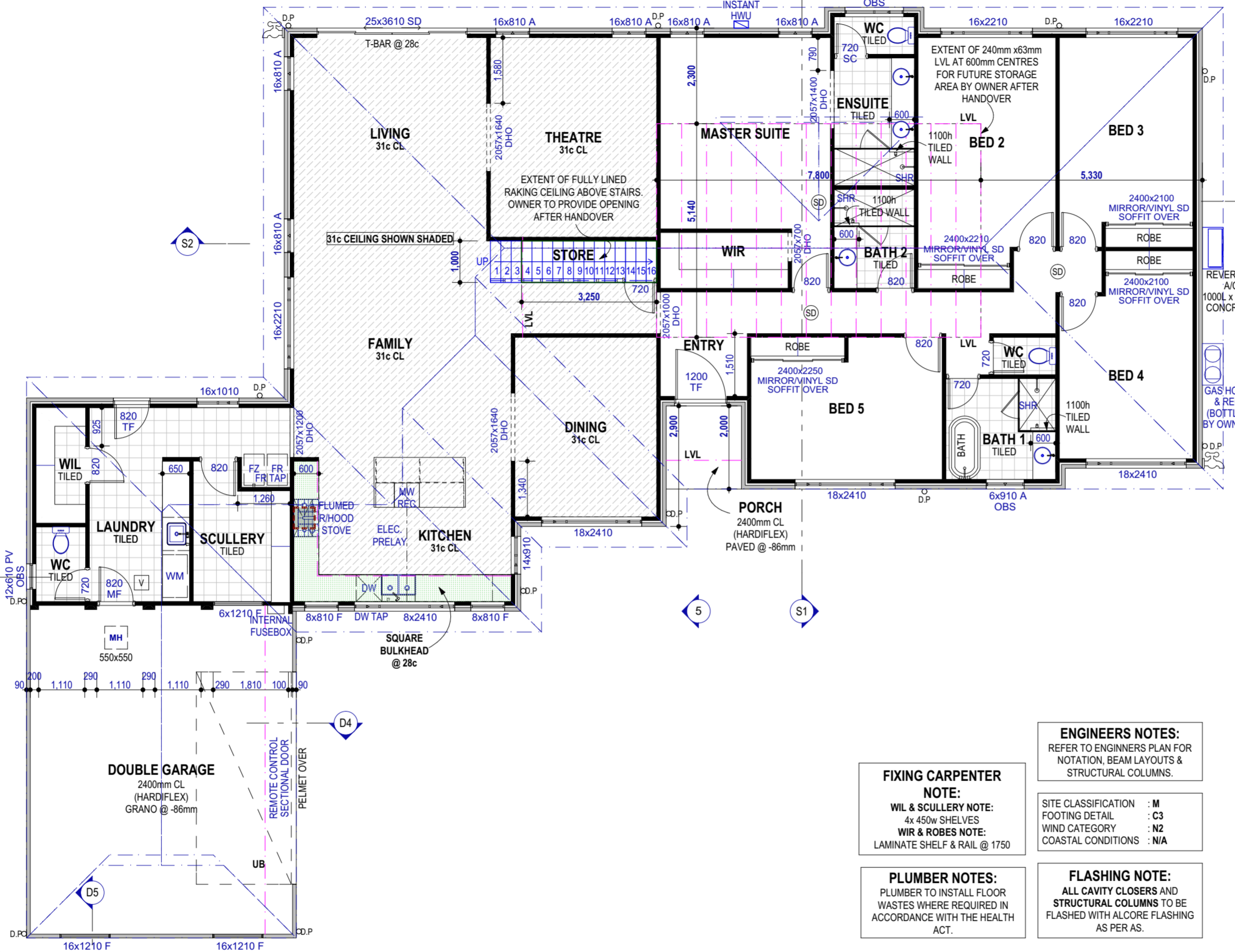
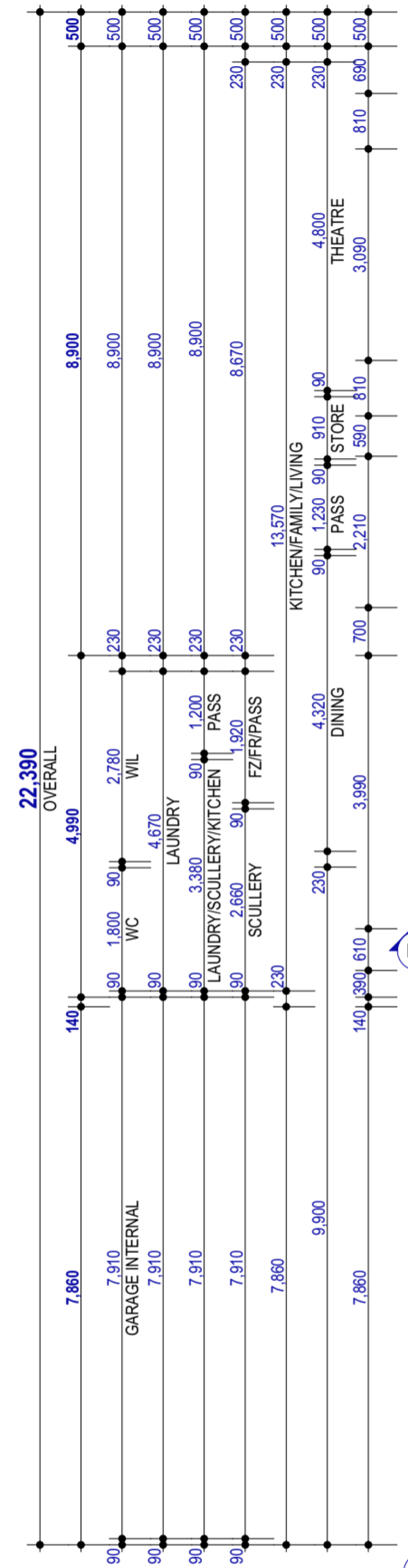


**BCA ENERGY COMPLIANCE:**  
 \* R 4.0 CEILING INSULATION  
 \* EXTENT OF CAVITY INSULATION AS SHOWN ON PLAN. MATERIAL TO FINISH 500mm BEYOND CORNERS.  
 \* SELF SEALING EXHAUST FANS  
 \* THERMAL BREAK TO BE LOCATED VERTICALLY BETWEEN THE GARAGE SLAB AND THE INTERNAL BRICKWORK.



AREAS		
Name	Area	Perimeter
DOUBLE GARAGE	51.907	28.980
HOUSE	291.692	89.640
PORCH	3.620	7.620
	<b>347.219 m<sup>2</sup></b>	



**BRICKLAYER NOTE:**  
 INTERNAL BRICKS TO BE 290 X 162 X 90 (1st EXTERNAL COURSE TO BE THIRD BOND)

- ENGINEERS NOTES:**  
 REFER TO ENGINEERS PLAN FOR NOTATION, BEAM LAYOUTS & STRUCTURAL COLUMNS.
- FIXING CARPENTER NOTE:**  
 WIL & SCULLERY NOTE: 4x 450w SHELVES  
 WIR & ROBES NOTE: LAMINATE SHELF & RAIL @ 1750
- PLUMBER NOTES:**  
 PLUMBER TO INSTALL FLOOR WASTES WHERE REQUIRED IN ACCORDANCE WITH THE HEALTH ACT.
- FLASHING NOTE:**  
 ALL CAVITY CLOSERS AND STRUCTURAL COLUMNS TO BE FLASHED WITH ALCORE FLASHING AS PER AS.

**NOTES:**  
 EXTERNAL WALLS CONSISTS OF 230mm WIDE REVERSE BRICK VENEER CONST., UNLESS NOTED OTHERWISE. 90mm BRICKWORK INSIDE & 90mm TIMBER FRAMED OUTSIDE.

ALL INTERNAL WALLS ARE PLASTERED UNLESS NOTED OTHERWISE.

DOWNPIPES & FLOOR WASTES POSITIONED AT PLUMBERS DISCRETION. FINAL POSITION MAY VARY TO PLAN.

CEILING INSULATION TO HOUSE & GARAGE TO BCA REQUIREMENTS AS PER. ADDENDA.

28c CEILINGS UNLESS OTHERWISE NOTED.

THIS IS ONE OF THE DRAWINGS REFERRED TO IN THE CONTRACT :

OWNER ..... DATE.....

OWNER ..... DATE.....

BUILDER ..... DATE.....

VARIATIONS:	DESCRIPTION:	INT:	DATE:
1'	CONTRACT DRAWINGS	MV	24.11.16
2'	PRESTART VO-1	MV	15.03.17
3'	VO-2 (SHIRE REQUIREMENTS)	BW	13.04.17

CLIENT:

SITE ADDRESS:

SALES: ST DRAWN: MV CHECKED: BW

**LUXURY-CHOICE**

**FLOOR PLAN A2**

DATE: 15.03.17 SHEET N°: 05 of 16

SCALE: 1:1, 1:100

REVISION N°: 3 JOB N°: 1611002S