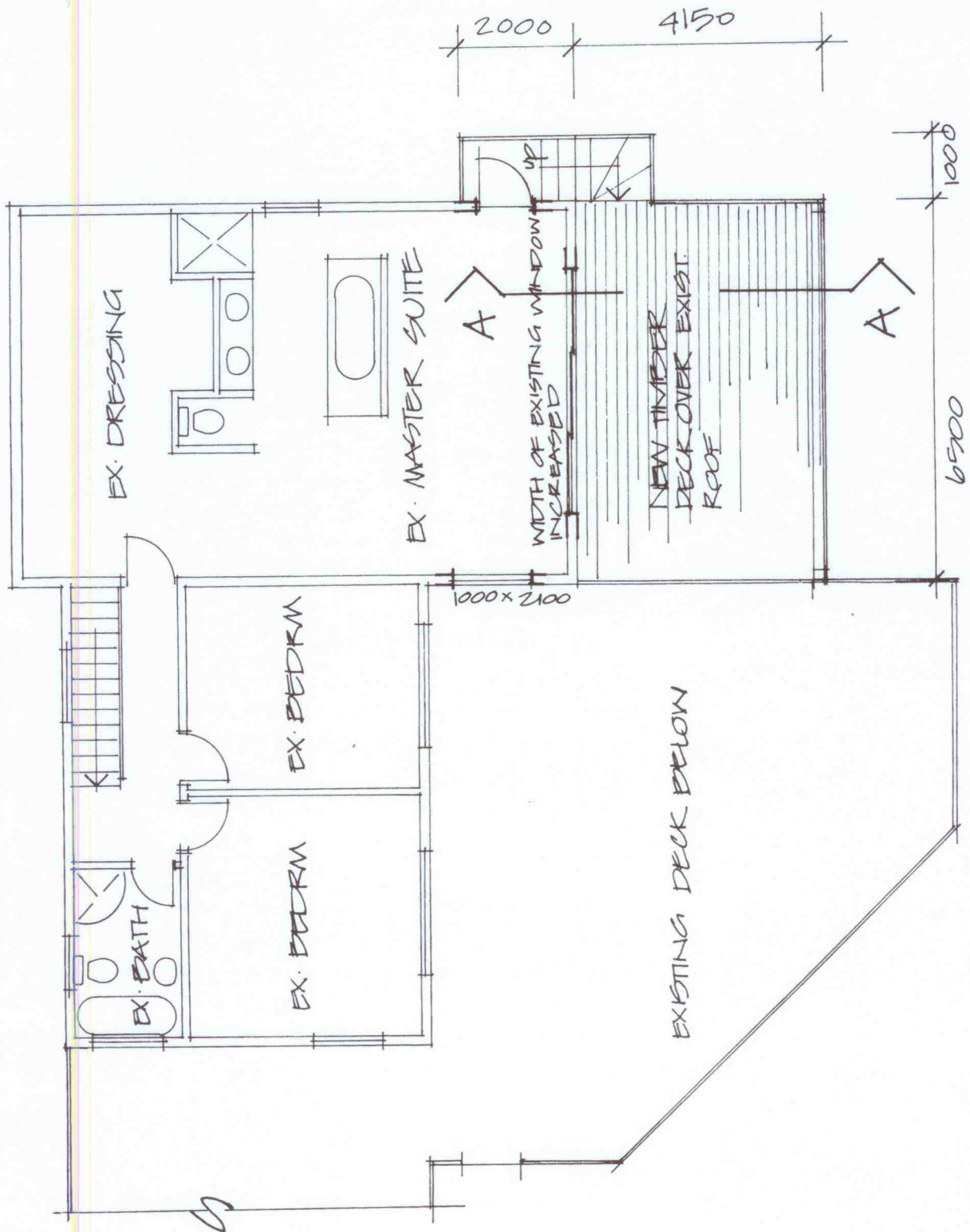
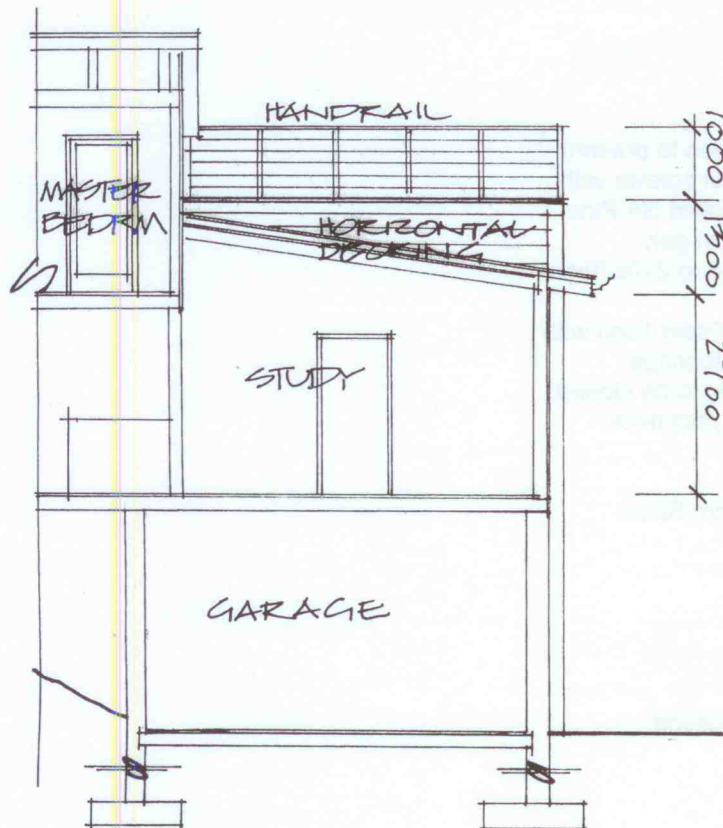




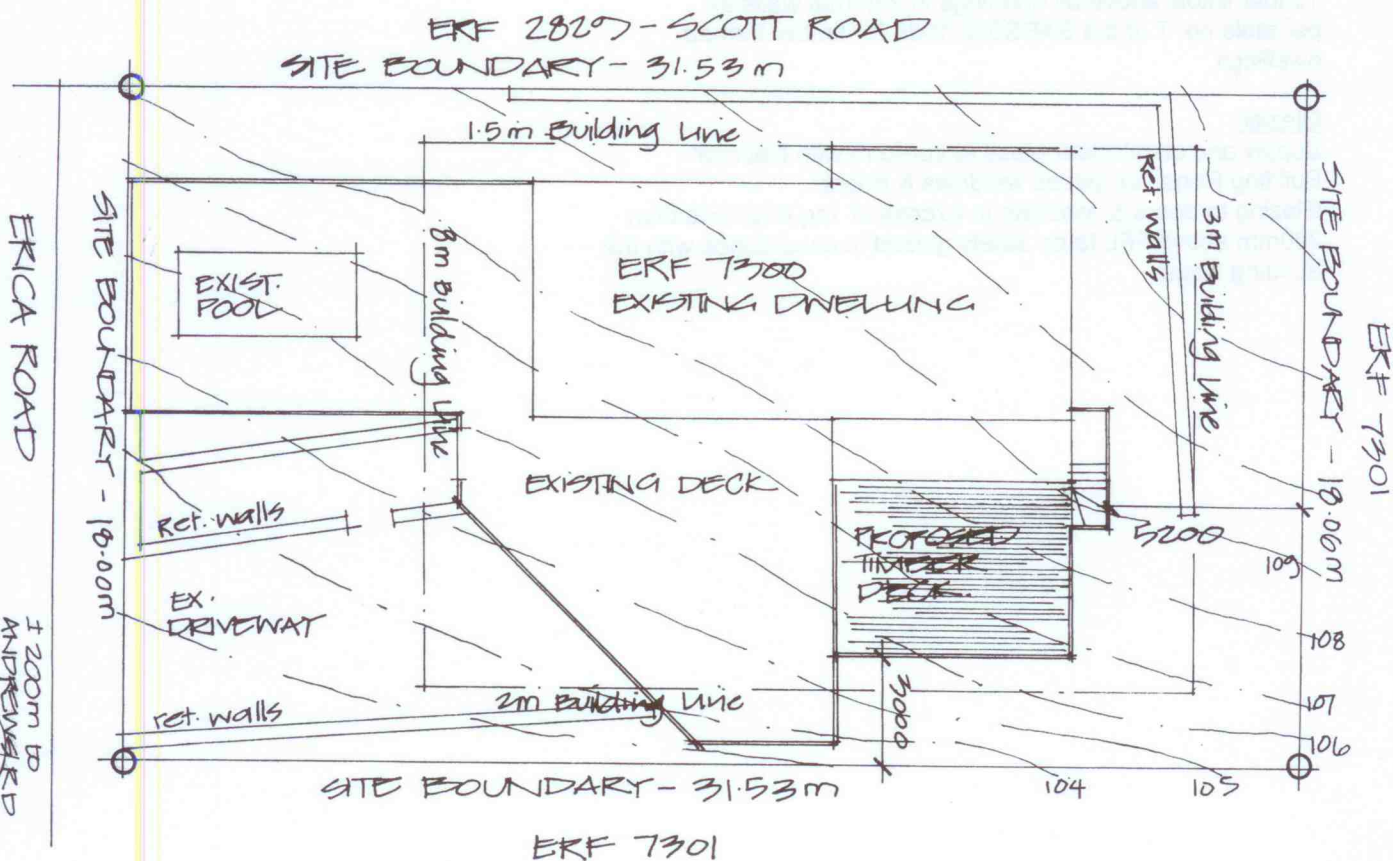
1:100 FIRST FLOOR PLAN

SECTION

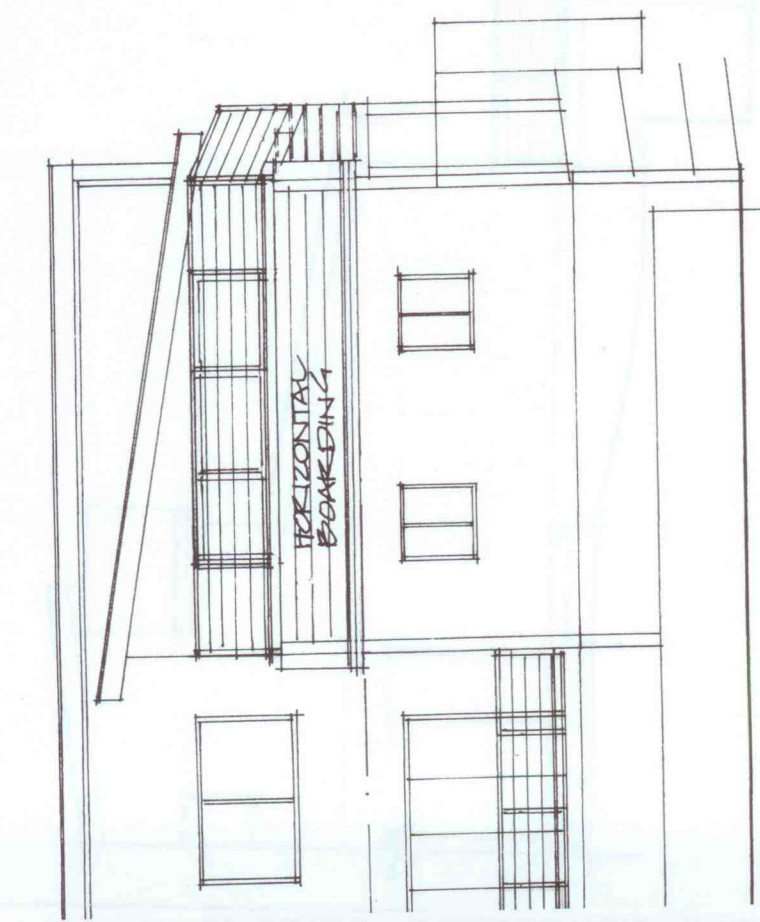
1:100 EAST ELEVATION



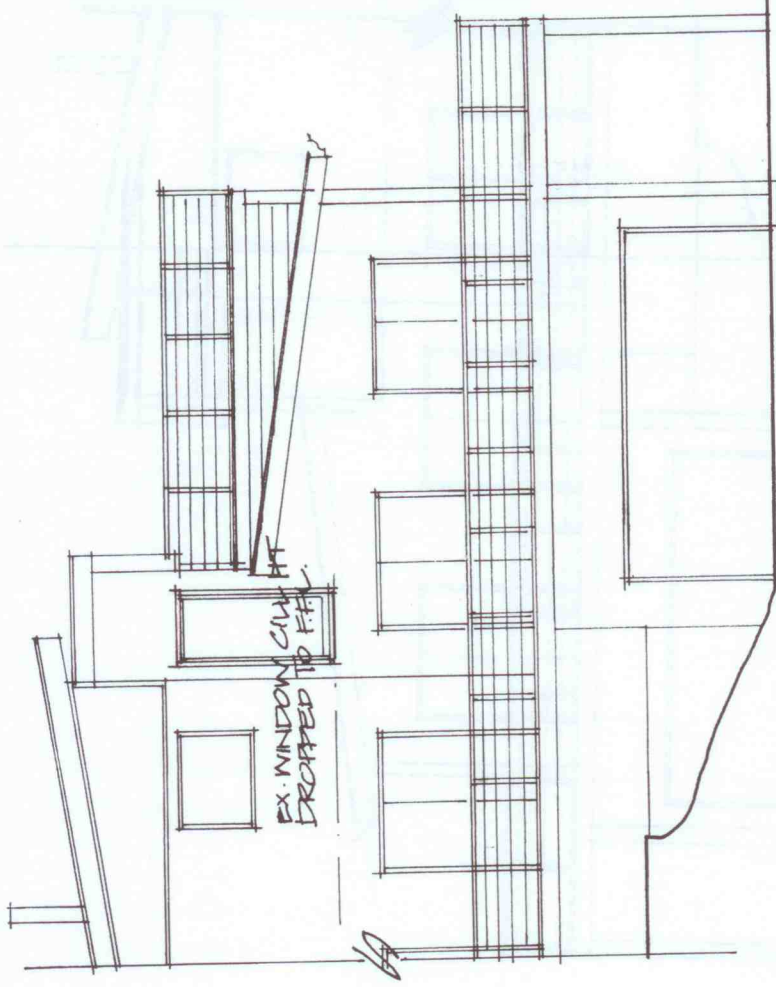
1:100 SECTION A-A



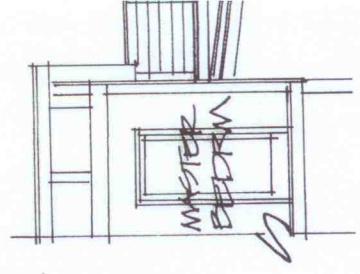
1:200 SITE PLAN

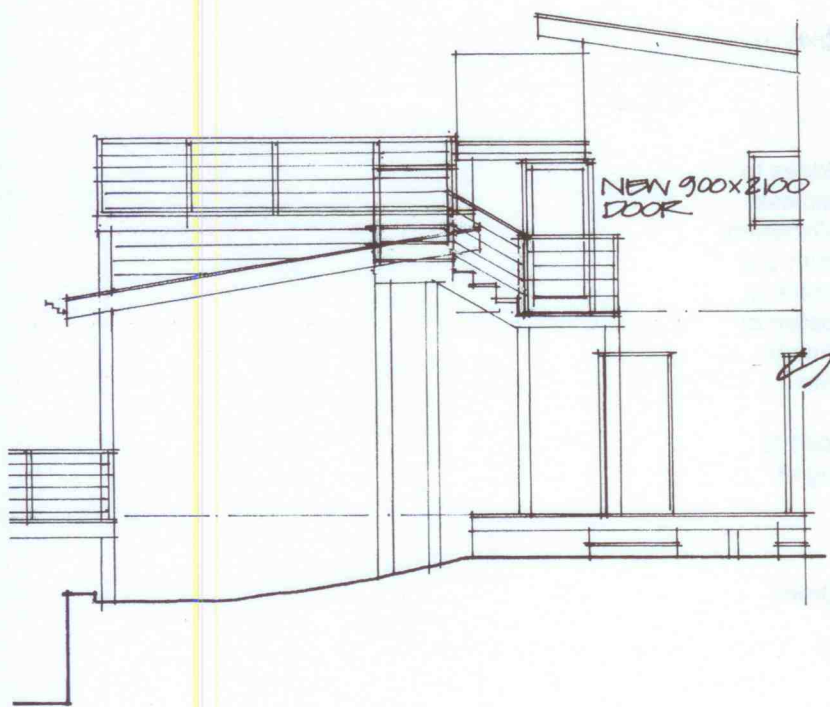


3 SOUTH ELEVATION

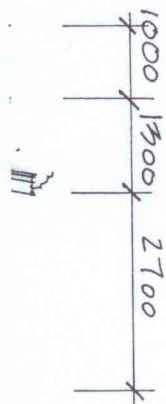


1:100 WEST ELEVATION





EAST ELEVATION



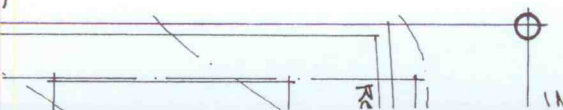
—

I

A

7-SCOTT ROAD
- 31.53m

ding line



COUNCIL SPECIFICATION:

TIMBER DECK CONSTRUCTION:

90x22mm Balau boards with 2mm chamfer to edges prevent splintering, pre drilled and fixed with stainless steel screws with 3mm minimum spacing on 150x50mm tanalith treated SA Pine joists at maximum 450mm c/c fixed to wall with galv. brackets to engineer's details to one end and fixed to 210x70mm Balau bearer beam at other end. Bearer beam fixed to 140x140mm timber posts. Posts fixed with galvanized L brackets into 600x600x250mm pad footings. Sides & front of deck (between joists & roof below) to be closed with horizontal boarding to match existing at side of pool deck.

Stairs:

Open tread timber stair in Balau fixed to 150x50mm Balau stringers.
Risers to be max. 200mm/Treads min. 250mm.

Handrail:

Top Rail to be 90x45mm Balau.
90x90mm Balau posts at approx. 1m centres.
Stainless steel cabling between posts to match existing railing elsewhere.
Height of handrail to be 1m.

Doors & Windows:

All doors and windows to be in epoxy coated Aluminum (colour to match existing).

Lintols:

Timber lintols above all openings in external walls as per table no. 7 of the SABS082/1988 for timber framed dwellings.

Glazier:

Supply & install clear glass to conform with National Building Regs. for glazed windows & doors.
Glazing to doors & windows in excess of 1sq.m or less than 300mm above FFL to be safety glazed in accordance with the Building Regs.