



**NORTH**

**LOT**

243  
 MOUNT ROBERTS STREET  
 THE RISE  
 PARK RIDGE  
 Local Auth. LOGAN CITY COUNCIL  
 SP 288744 Area 250m<sup>2</sup>  
 Cmt./Parr STANLEY / MACKENZIE

**SERVICES**

Electricity Underground  
 Water Yes  
 Sewer Yes  
 Road Bitumen  
 Telecom. Yes  
 Stormwater Road  
 Footpath Yes  
 Kerb Mountable  
 Flood Aff. -

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CHAMBERS FLAT QLD 4133

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residential building & design

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Clients:

DTZ BUILDING DESIGN

Drawing Issue

A / COUNCIL ISSUE

11/01/18

Drawing

Project  
**PROPOSED DETACHED HOUSE at  
 LOT 243 MOUNT ROBERTS STREET,  
 PARK RIDGE**

SITE PLAN

DATE: 11/01/18 DWG No.:  
 DRAWN: JGP  
 CHECKED: DTZ  
 JOB No.: 18001  
 CAD REF: CASIES\LOT 243 THE RISE

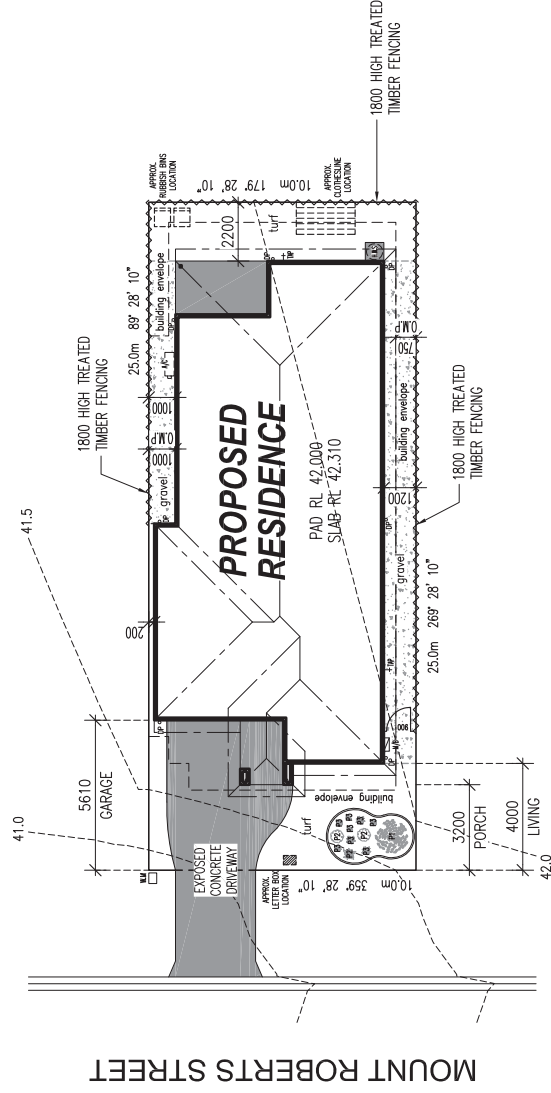
**Landscaping Requirements:**

- P1 – 1.8m high tree to front – 200ml pot
  - P2 – 1.0m high plant (evergreen) – 140ml pot
  - P3 – 0.5m high plant (ground cover) – 140ml pot
- (or similar – Refer Notes)

| SITE COVERAGE      |                    |
|--------------------|--------------------|
| BUILDING AREA      | 150 m <sup>2</sup> |
| PRIVATE OPEN SPACE | 31 m <sup>2</sup>  |
| SITE AREA          | 250 m <sup>2</sup> |
| SITE COVER         | 60.0 %             |

**NOTES:**

- LANDSCAPING IS INDICATIVE ONLY – FINAL LAYOUT DESIGN BY LANDSCAPERS
- CLOTHESLINE & LETTER BOX POSITIONS ARE INDICATIVE ONLY – FINAL POSITIONS DETERMINED ON-SITE
- REFER TO AS-CONSTRUCTED DRAWINGS FOR ALL SERVICES LOCATIONS
- WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER DRAWING SCALE
- REFER TO COLOUR SPEC. FOR INT. & EXT. MATERIALS & COLOURS



**SITE PLAN LAYOUT - Waratak 150 (modified)**

**FIXTURE NOTES:**

T/P HOLDER: 800 FROM BACKING WALL, 800 UP FROM FLOOR (UNLESS OBSTRUCTED)  
TOWEL RAIL: 1200 UP FROM FLOOR TO CENTRE OF RAIL

**LEGEND**

SQ. SET  
R.H. CHANGING OVERBOARD  
REF. FRIDGE PROVISION  
M.W. MICROWAVE PROVISION  
D.W. DISHWASHER PROVISION  
W.O. WALL OVEN  
U.B.O. UNDER BENCH OVEN  
M.H. 600 x 600mm CEILING MANHOLE  
M.M. 150mm x 150mm DOWNPIPE PROVISION  
L.T. 45L LAUNDRY TUB  
C.S.D. CAVITY SLIDING DOOR  
DP. DOWNPIPE  
M/B. METER BOX  
M/R. METER BOX  
SHR. SHOWER  
FLOOR WASTE  
SHOWER - FLOOR AREA NOTED  
SHOWER - FLOOR AREA NOTED  
SHOWER BASE TO C. COORDINATIONS  
SHOWER BASE @ 800 ABOVE  
SHOWER BASE  
SMOKE ALARMS TO COMPLY WITH BCA PART 3.7.2 & WITH AS-3786

**NOTES**

1. MATERIAL DIMENSIONS SHALL TAKE PRECEDENCE OVER DRAWING SCALE  
2. ALL BUILDING CONSTRUCTION TO COMPLY WITH THE LOCAL AUTHORITY BY-LAWS AND THE BCA/AS-1864 1999  
3. PROVIDE TERMITE TREATMENT IN ACCORDANCE WITH AUSTRALIAN STANDARD 3601.1

**ELEVATIONS**

- - LOCATION OF SMOKE ALARM.
- SMOKE ALARMS TO COMPLY WITH BCA CLASS 1 & 10 PART 3.7.2 & WITH AS-3786

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Drawing Issue

|   |               |          |
|---|---------------|----------|
| A | COUNCIL ISSUE | 11/07/18 |
|---|---------------|----------|

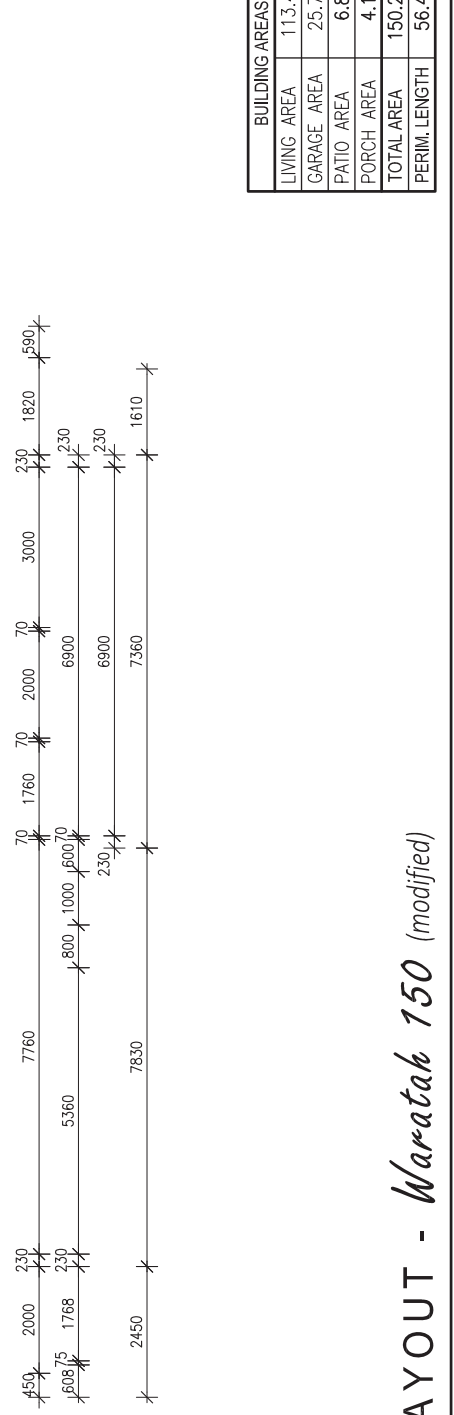
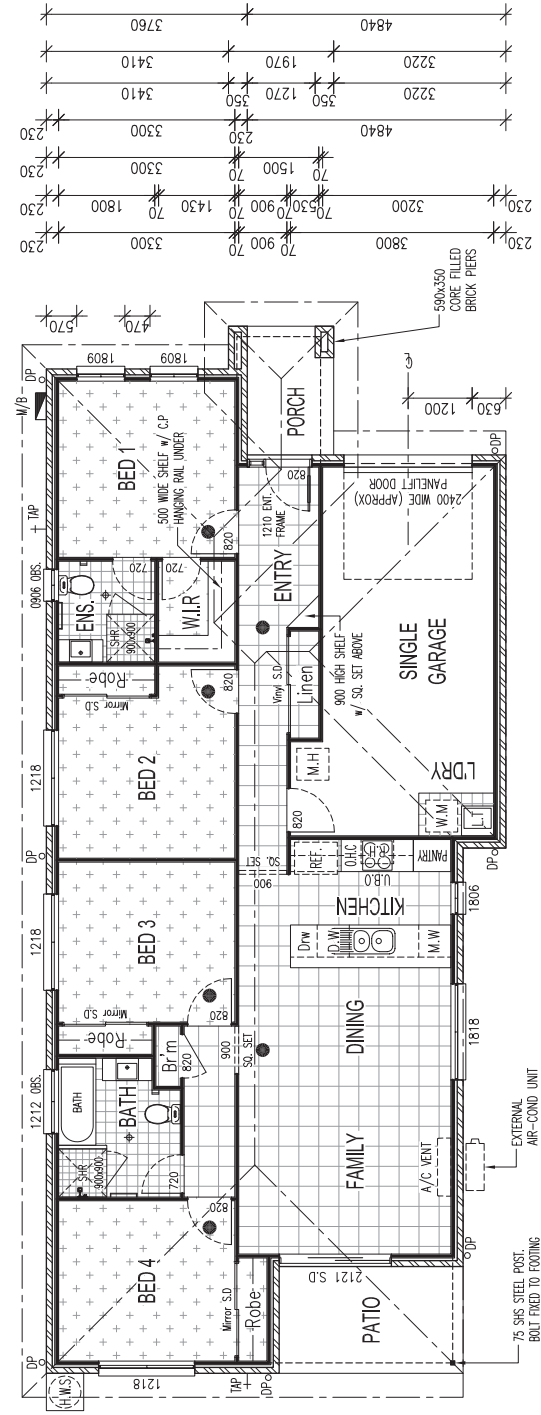
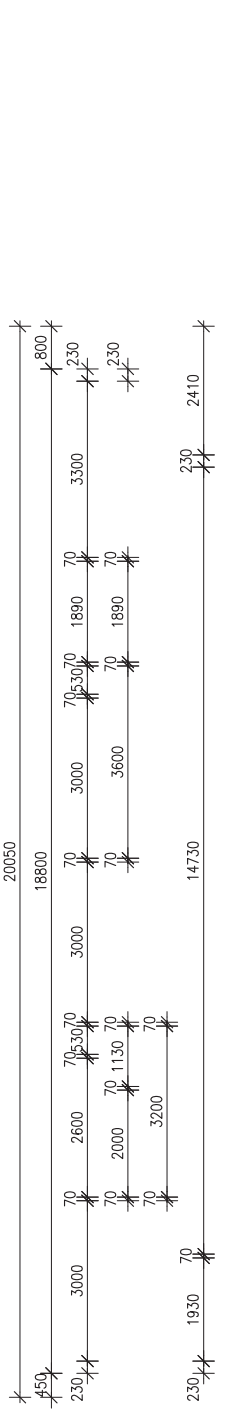
Project: **PROPOSED DETACHED HOUSE at LOT 243 MOUNT ROBERTS STREET, PARK RIDGE**

Drawing: **FLOOR PLAN LAYOUT**

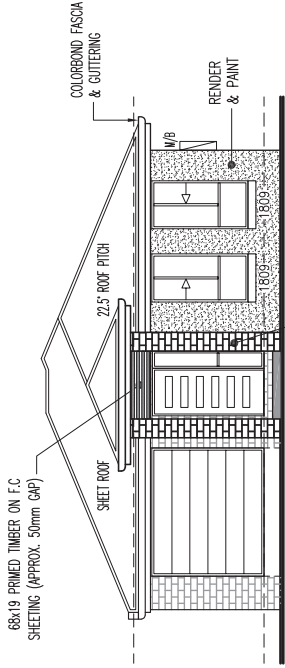
|          |          |           |       |
|----------|----------|-----------|-------|
| DATE:    | 11/07/18 | DRG. No.: | AMND. |
| DRAWN:   | BCG      | CHECKED:  | DTZ   |
| JOB No.: | 18007    | BA-A3-02  | A     |

SAD REF: CASIES/LOT 243 THE RISE

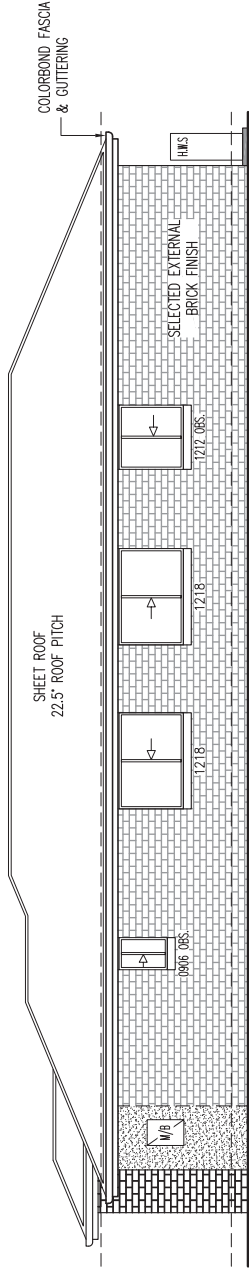
| BUILDING AREAS    |                              |
|-------------------|------------------------------|
| LIVING AREA       | 113.421 m <sup>2</sup>       |
| GARAGE AREA       | 25.722 m <sup>2</sup>        |
| PATIO AREA        | 6.880 m <sup>2</sup>         |
| PORCH AREA        | 4.184 m <sup>2</sup>         |
| <b>TOTAL AREA</b> | <b>150.208 m<sup>2</sup></b> |
| PERIM. LENGTH     | 56.400 m                     |



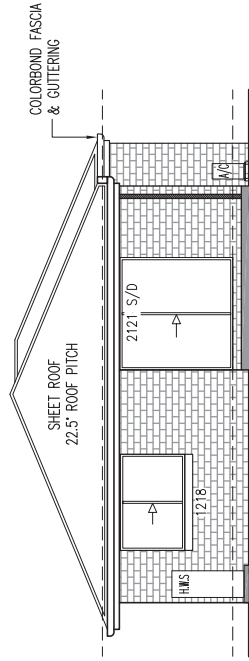
**FLOOR PLAN LAYOUT - Waratak 150 (modified)**



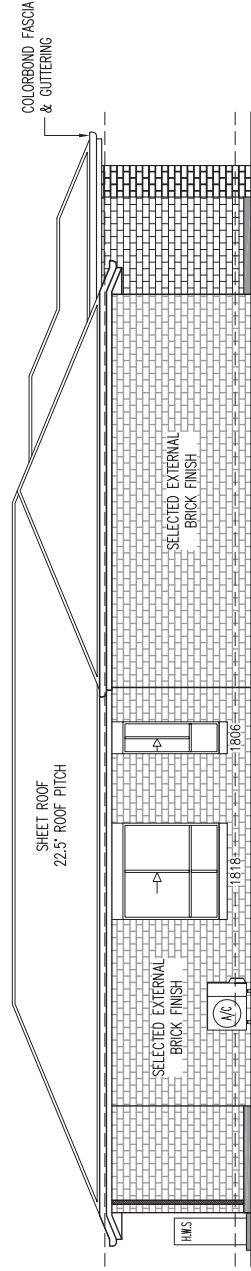
ELEVATION 1



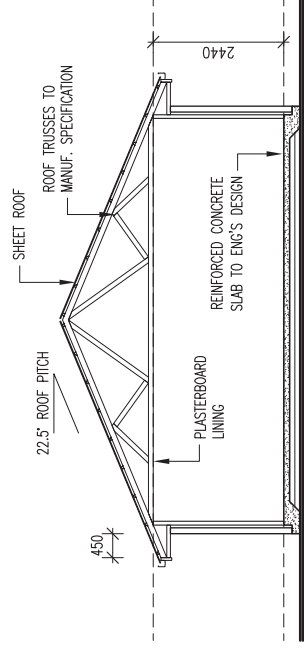
ELEVATION 2



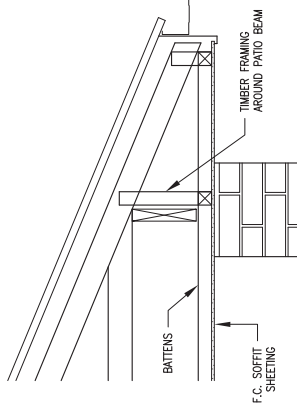
ELEVATION 3



ELEVATION 4

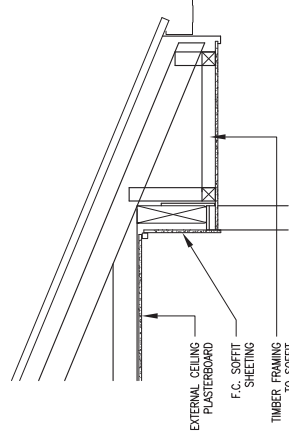


SECTION



PORCH BULKHEAD DETAIL

SCALE 1:5



PATIO BULKHEAD DETAIL

SCALE 1:5

NOTES:  
ALL INTERNAL DIMENSIONS STATED ARE FRAME SIZES - EXCLUDING LININGS.  
ALL WINDOWS TO BE SLIDING UNO.  
CHECK ALL DIMENSIONS BEFORE COMMENCEMENT OF CONSTRUCTION.

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Drawing Issue

|   |               |          |
|---|---------------|----------|
| A | COUNCIL ISSUE | 15/07/18 |
| - | -             | -        |

Project  
PROPOSED DETACHED HOUSE at  
LOT 243 MOUNT ROBERTS STREET,  
PARK RIDGE

Drawing

ELEVATIONS

|          |                         |          |       |
|----------|-------------------------|----------|-------|
| DATE:    | 15/07/18                | DWG No.  | AWD:  |
| DRAWN:   | RG/EP                   | BA-A3-03 | A     |
| CHECKED: | DTZ                     | JOB No.  | 18001 |
| CAD REF: | CAVIES\LOT 243 THE RESE |          |       |