

M. Wilson Design

MELISSA WILSON

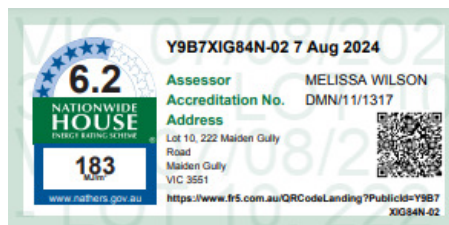
MOB: 0412 878 657

FOR ALL YOUR DESIGNING & PLANNING NEEDS IN:
 NEW HOMES EXTENSIONS UNIT DEVELOPMENTS

PROPOSED PROJECT

*CLIENT: AARON CONNAUGHTON
& MEL DILLON

*ADDRESS: LOT 10, 222 MAIDEN GULLY ROAD
MAIDEN GULLY

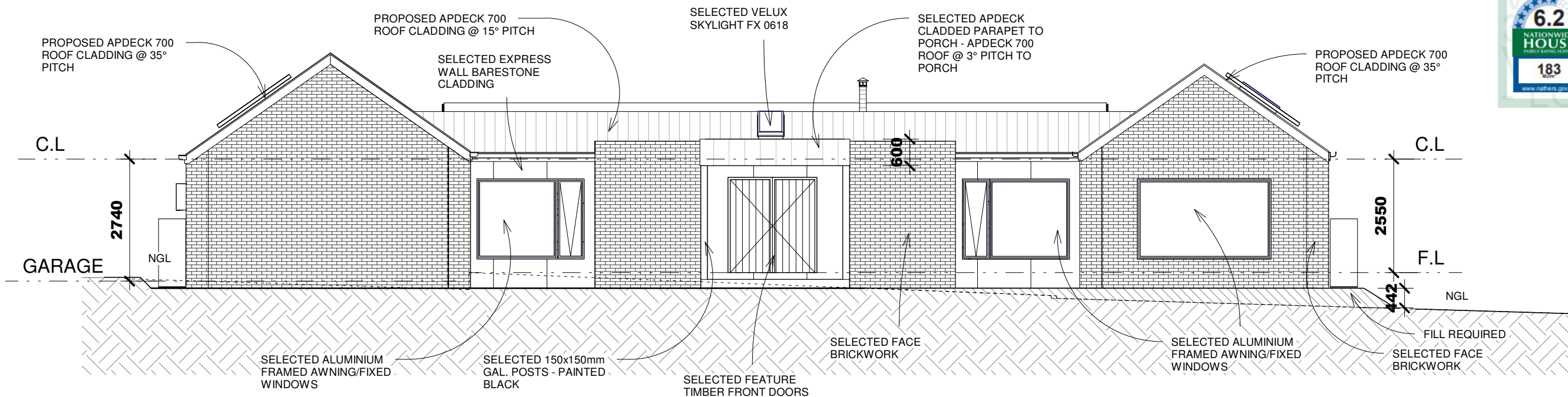


Drawing List	
Sheet Number	Sheet Name
00	Cover
01	FLOOR PLAN
02	ELEVATIONS
03	ELEVATIONS
04	SECTION A
05	SECTION B

Drawing List	
Sheet Number	Sheet Name
06	SECTION C
07	SHED PLAN
08	DETAILS
09	BARESTONE DETAILS
10	ELECTRICAL PLAN
11	SITE PLAN

Drawing List	
Sheet Number	Sheet Name
12	O/A SITE PLAN
13	GEN./BAL NOTES
14	STANDARD NOTES
15	STANDARD NOTES 2
16	3D VIEWS
17	3D VIEWS





NORTH ELEVATION

1 : 100

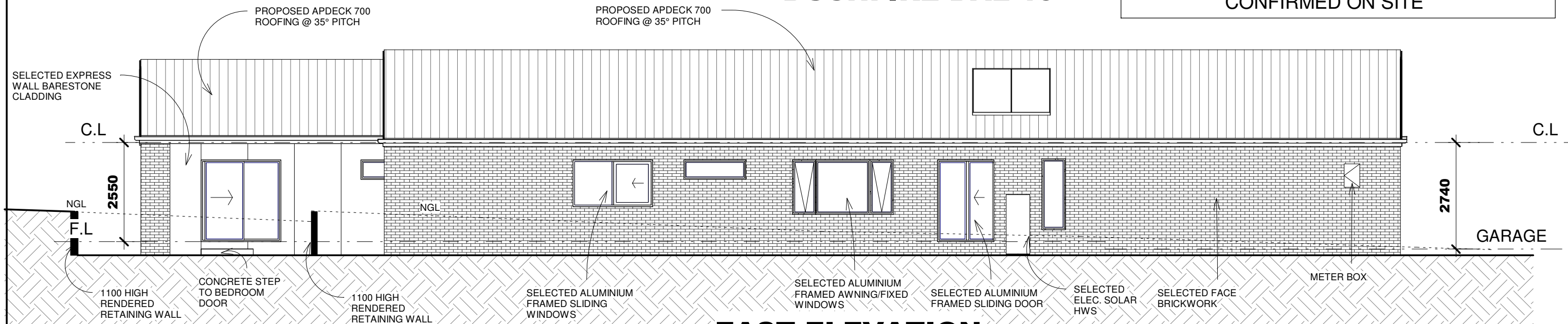
DAMP PROOF COURSES
 Damp Proof courses shall comply with AS4773.2-2015 Clause 9.6
 The height of the DPC (weepholes) shall not be less than;
 (i) 150mm above the adjacent finished ground level;
 (ii) 75mm above the finished concrete area that slopes away from the wall;
 (iii) 50mm above the finished concrete area that slopes away from the wall and protected from the direct effect of the weather by a carport, veranda or the like.

PROVIDE CAVITY FLASHING & WEEP HOLES TO THE EXTERNAL WALLS OF THE DWELLING AS REQUIRED BY PART 3.3.5 OF THE BUILDING CODE OF AUSTRALIA. THE WEEP HOLES ARE TO BE ABOVE THE CAVITY FLASHING AT NOT MORE THAN 1200mm CTRS.

***Safety glazing to be used in the following cases:**
 (I) All rooms - within 500mm vertical of floor level
 (II) Bathrooms/Ensuites - within 2000mm vertical from finished level of floor, bottom of bath or shower base - within 500mm horizontal from bath/shower to shower doors, shower screens and bath enclosures. For framed panels, to be glazed with -
 (A) Grade A safety glazing material in accordance with Table 3.6.5; or
 (B) Grade B safety glazing material in accordance with Table 3.6.6 and Figure 3.6.3
 For panels or doors with any exposed edge, be toughened safety glass with a nominal thickness of 6mm
 (IV) Doorway - within 300mm vertical from all doors

NOTE ALL LEVELS ARE APPROXIMATE ONLY EXACT LEVELS TO BE CHECKED AND CONFIRMED ON SITE

BUSHFIRE BAL 19



EAST ELEVATION

1 : 100

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 MELISSA PH: 0412 878 657
 REGISTERED Building Practitioner DP-AD 37400



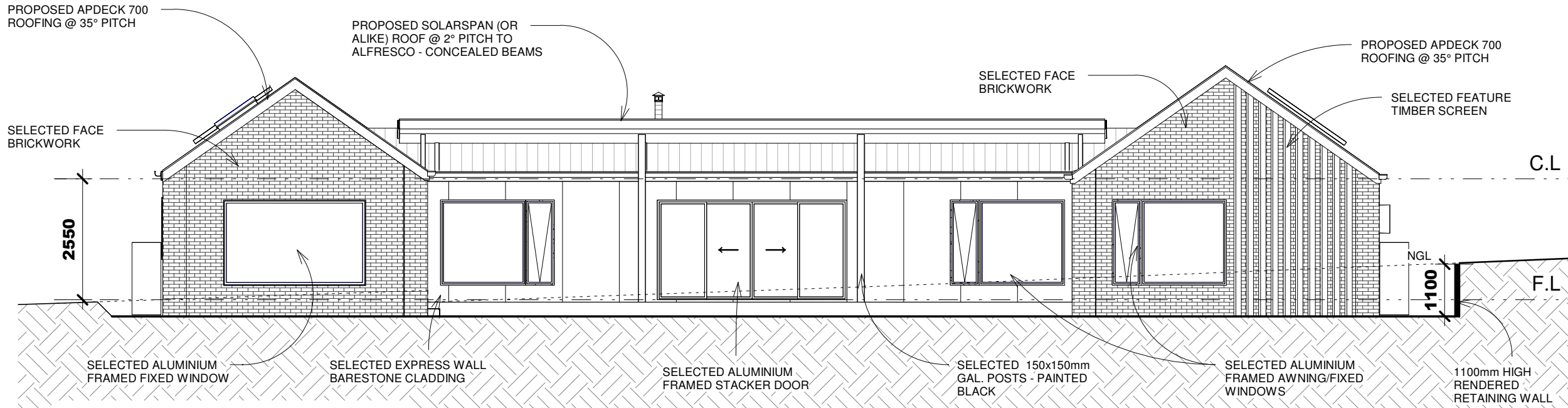
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PROPOSED PROJECT:
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 MAIDEN GULLY

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 DO NOT SCALE
 DRAWINGS

ELEVATIONS

Scale 1 : 100 Date: 14/10/24 Drawing No 02



SOUTH ELEVATION

1 : 100

***Safety glazing to be used in the following cases:**

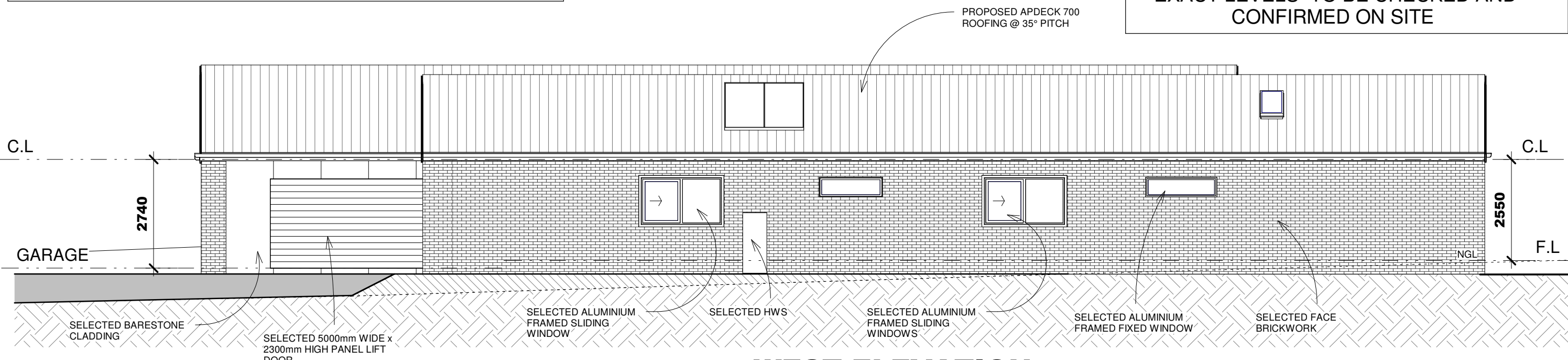
- (I) All rooms - within 500mm vertical of floor level
- (II) Bathrooms/Ensuites - within 2000mm vertical from finished level of floor, bottom of bath or shower base - within 500mm horizontal from bath/shower to shower doors, shower screens and bath enclosures. For framed panels, to be glazed with -
 - (A) Grade A safety glazing material in accordance with Table 3.6.5; or
 - (B) Grade B safety glazing material in accordance with Table 3.6.6 and Figure 3.6.3
 For panels or doors with any exposed edge, be toughened safety glass with a nominal thickness of 6mm
- (IV) Doorway - within 300mm vertical from all doors

PROVIDE CAVITY FLASHING & WEEP HOLES TO THE EXTERNAL WALLS OF THE DWELLING AS REQUIRED BY PART 3.3.5 OF THE BUILDING CODE OF AUSTRALIA. THE WEEP HOLES ARE TO BE ABOVE THE CAVITY FLASHING AT NOT MORE THAN 1200mm CTRS.

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 (ii) 75mm above the finished concrete area that slopes away from the wall;
 (iii) 50mm above the finished concrete area that slopes away from the wall and protected from the direct effect of the weather by a carport, veranda or the like.

NOTE ALL LEVELS ARE APPROXIMATE ONLY EXACT LEVELS TO BE CHECKED AND CONFIRMED ON SITE

BUSHFIRE BAL 19



WEST ELEVATION

1 : 100

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ELEVATIONS

Scale 1 : 100 Date: 14/10/24 Drawing No 03

LINTEL SIZES (MGP12)(RLW 4500 IRON ROOF)

- 90 X 45 mm FOR 0-1300mm OPENING
- 140 X 45 mm FOR 1300-2100mm OPENING
- 190 X 45 mm FOR 2100-2900mm OPENING
- 240 X 45 mm FOR 2900-3400mm OPENING
- 290 X 45 mm FOR 3400-3900mm OPENING

OPENING STUDS (MGP 10) (2700 C.H)

- 90 X 35mm FOR 0-1500mm OPENING
- 90 X 45 mm FOR 1500-2000mm OPENING
- 90 X 70 mm FOR 2000-3800mm OPENING
- 90 X 90 mm FOR 3800-4500mm OPENING

DURAGAL LINTEL SIZES NON LOADBEARING RLW

- 100x100x8.0 FOR OPENINGS UP TO 3300mm - MAX 6 BRICKS ABOVE
 - 150x100x8.0 FOR 3300 TO 4800mm OPENINGS - MAX 6 BRICKS ABOVE
 - 150x100x8.0 FOR 3300 TO 5100mm OPENINGS - MAX 4 BRICKS ABOVE
- NOTE: IF ANY SIZES EXCEED THIS CHART REFER TO ENGINEER

WIND CATEGORY: N2 / 33m/s

DO NOT SCALE

DESIGN GUST WIND SPEED/WIND CLASSIFICATION

Building tie-downs to be provided in accordance with AS1684-2018 for an assumed design gust wind speed/wind classification of N2 (subject to confirmation on site by Relevant Building Surveyor at first inspection) refer to AS1684 for construction requirements.

NOTE:

ALL PRIMARY BUILDING ELEMENTS TO BE TERMITE RESISTANT PRESERVATIVE TO TIMBER IN ACCORDANCE WITH AS 3660.1

BRICKWORK ARTICULATION JOINTS

BRICKWORK ARTICULATION (AJ) JOINTS TO BE LOCATED AT MAX OF 6 METRES CENTRES AND NOT CLOSER THAN THE HEIGHT OF THE WALL AWAY FROM CORNERS. REFER TO NCC-3.3.1.8 OR TO ENGINEER'S DESIGN

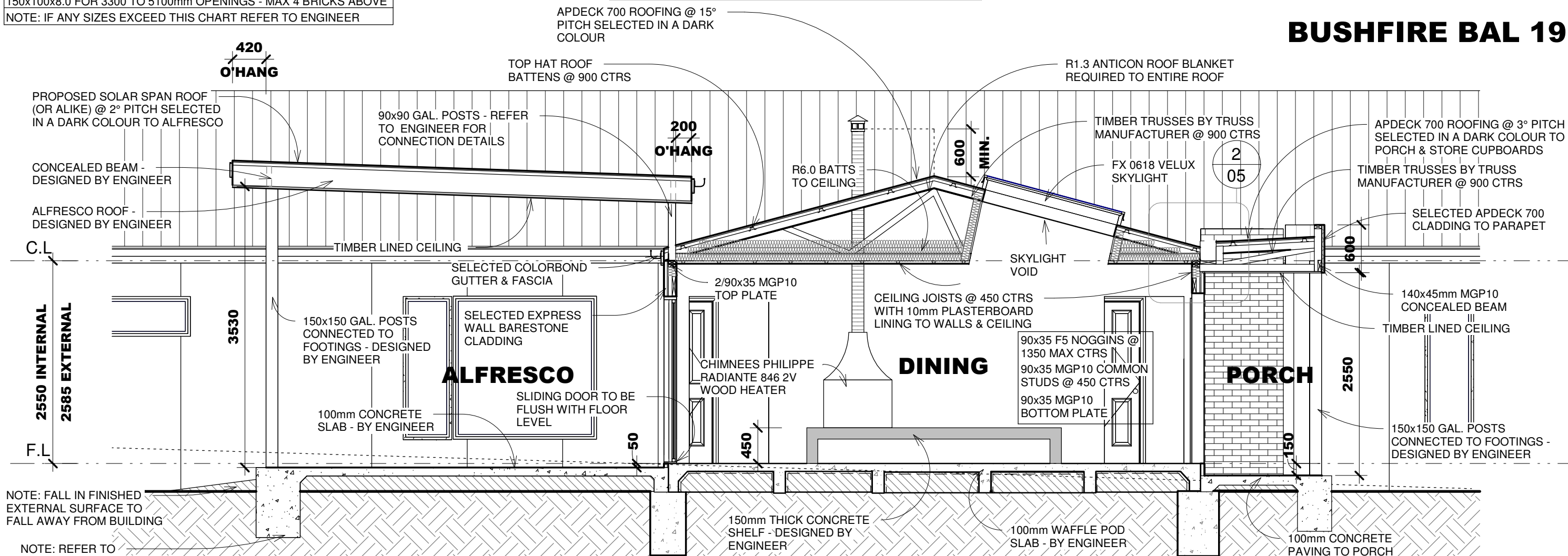
BRICKWORK WALL TIES

LOCATION OF WALL TIES IMMEDIATELY ADJACENT TO TIES CONNECTING AN INTERSECTING WALL MAY BE INCREASED TO NOT MORE THAN 600mm AWAY FROM THE INTERSECTING WALL TIES

ROOF TRUSSES

PRIOR TO THE FRAME INSPECTION BUILDER MUST SUBMIT THREE COPIES OF THE MANUFACTURER'S TRUSS COMPUTATIONS AND LAYOUT TO THE RELEVANT BUILDING SURVEYOR FOR APPROVAL

BUSHFIRE BAL 19



CLASS 'P' SOIL REFER TO CVST SOIL REPORT NO 3384

SECTION A

1 : 50

PROVIDE CAVITY FLASHING & WEEP HOLES TO THE EXTERNAL WALLS OF THE DWELLING AS REQUIRED BY PART 3.3.5 OF THE BUILDING CODE OF AUSTRALIA. THE WEEP HOLES ARE TO BE ABOVE THE CAVITY FLASHING AT NOT MORE THAN 1200mm CTRS.

FOUNDATION MATERIAL CLASSIFICATION AS PER SOIL REPORT, FOR ALL CONCRETE SLAB, FOOTING, STUMP DEPTH AND ARTICULATION JOINT DETAILS REFER ENGINEERS DESIGN.

TERMITE TREATMENT

NOTE: KORDON MEMBRANE TREATMENT OR SIMILAR



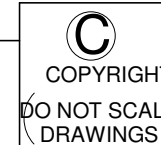
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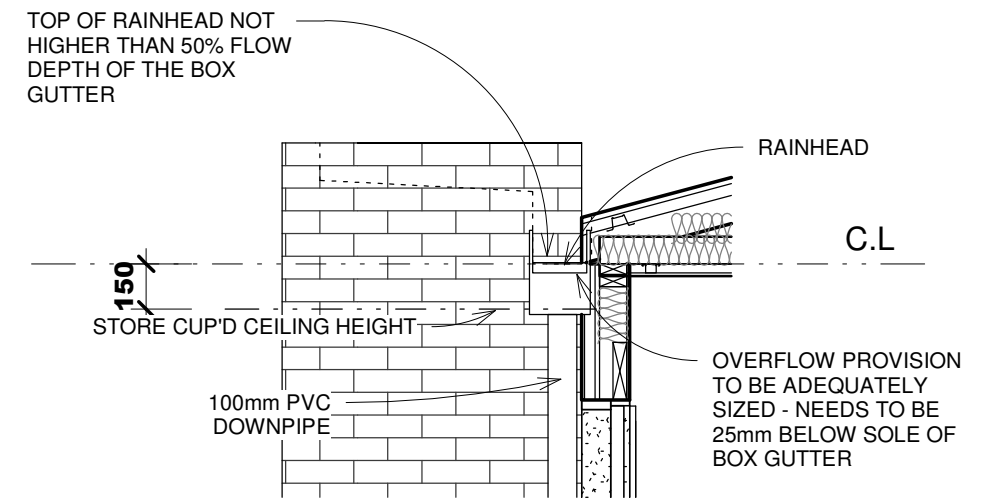
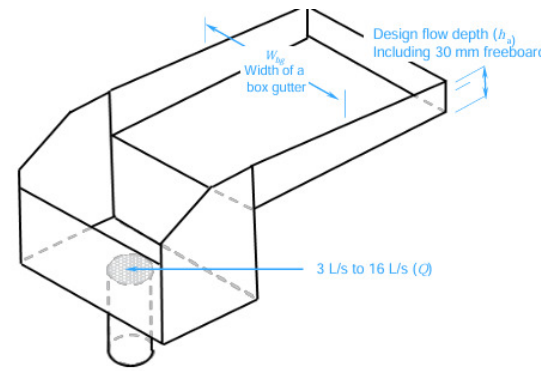
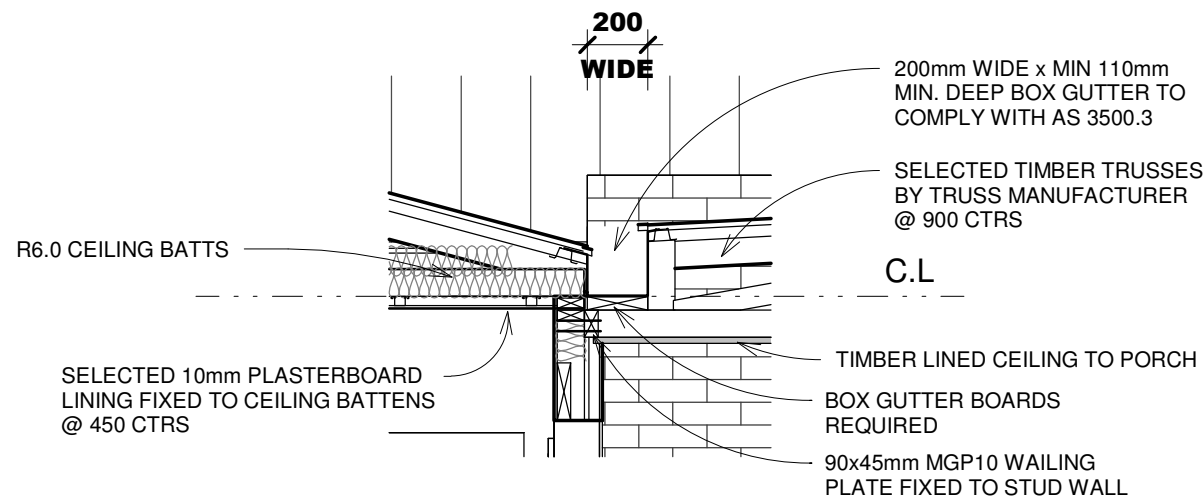
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DILLON

PROPOSED PROJECT:
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MAIDEN GULLY



SECTION A

Scale 1 : 50 Date: 14/10/24 Drawing No 04

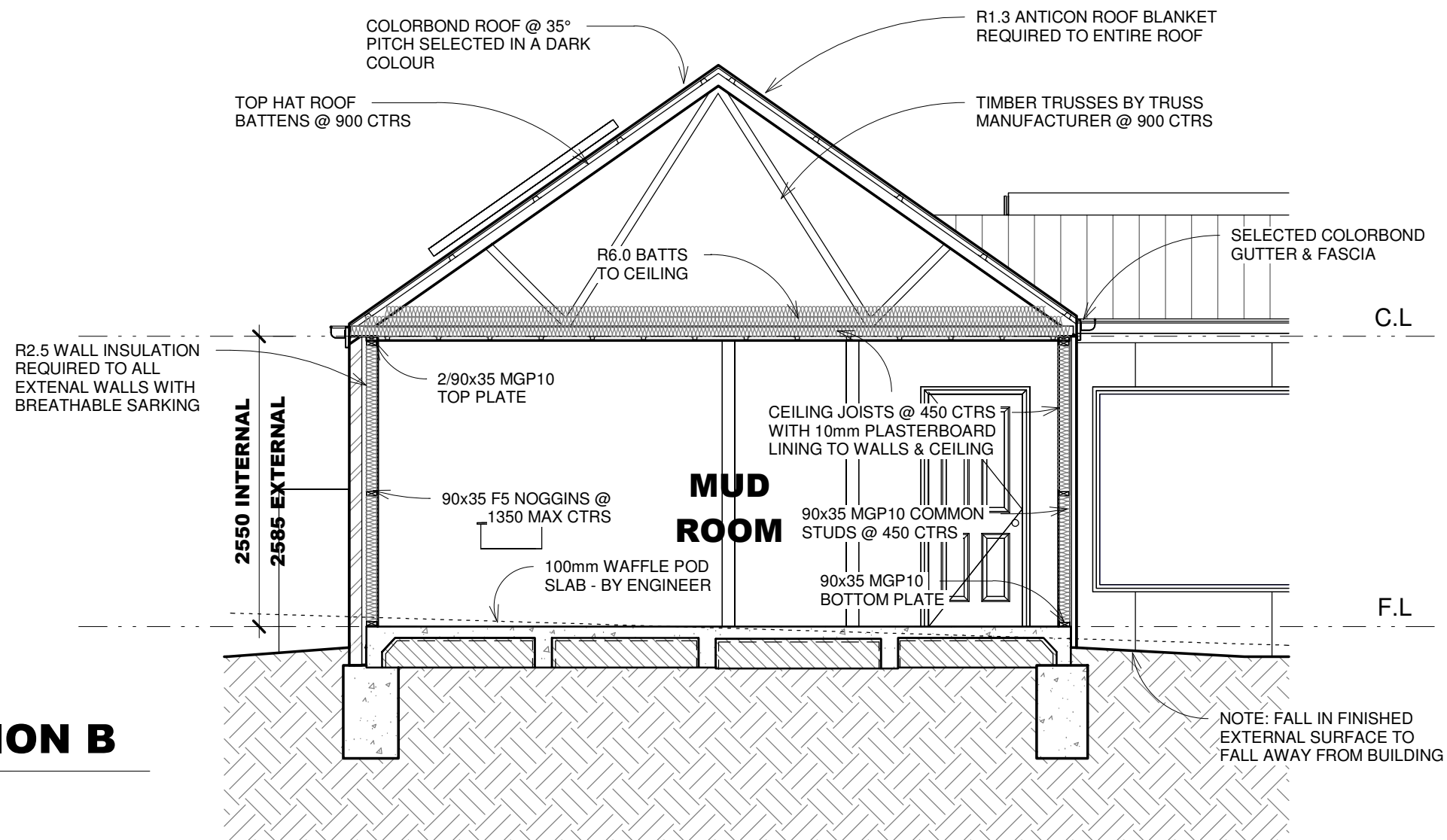


BOX GUTTER DETAIL

1 : 25

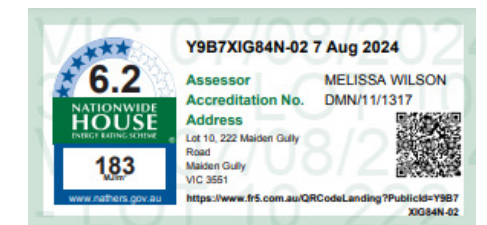
RAINHEAD DETAIL

1 : 25



SECTION B

1 : 50



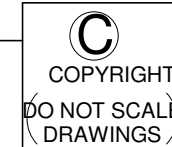
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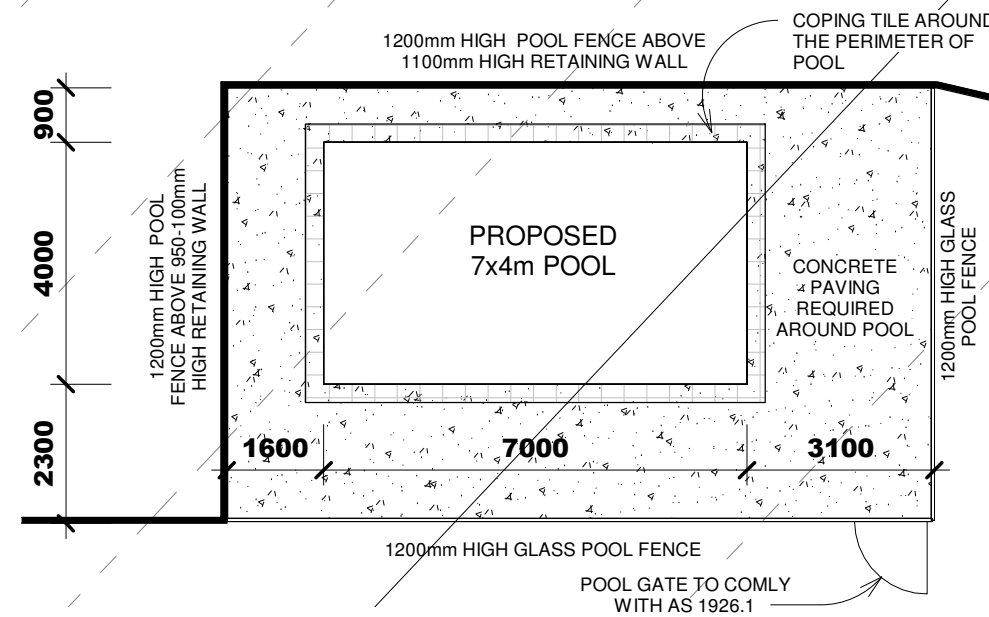
SECTION B

ScaleAs indicated Date: 14/10/24 Drawing No 05

NOTE: ALL POOL FENCING AND POOL GATES ARE TO COMPLY WITH AS1926.1

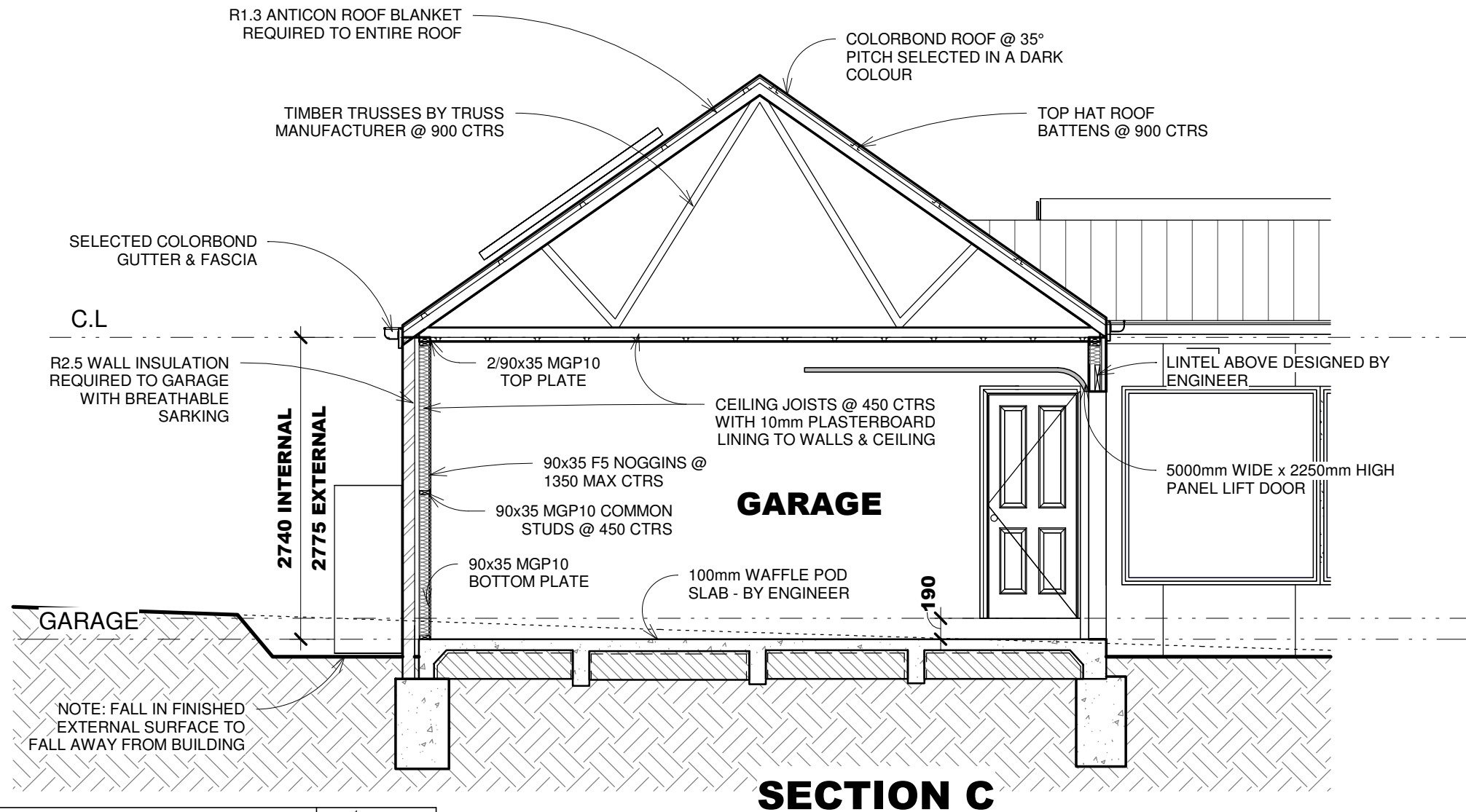
POOL FENCING & GATES REQUIREMENTS

- *The height of the barrier should not be less than 1200mm (1.2 metres) Where a boundary fence acts as a safety barrier to the pool, it should not be less than 1800mm (1.8 metres).
- *The safety barrier, and the area around it, should be free from handholds or footholds, climbable objects or plants that can be used to gain access to the pool area.
- *Where a boundary fence acts as a barrier to a pool, it shall have a non-climbable zone formed as a quadrant of 900mm radius down from the top of the inside of the barrier.
- *The height of any opening between the bottom of the barrier and ground level should not exceed 100mm. Gaps in a safety fence should also not exceed 100mm.
- *The barrier should be made from durable material such as timber, steel or glass.
- *Gates must swing outwards from the swimming pool or spa area and be fitted with self-closing and self-latching devices that will prevent the gate from being reopened, and cannot be reached from outside the barrier by young children.
- *Walls of a building can be considered part of the safety barrier as long as any windows that open onto the pool area are fitted with child resistant metal screens or bars that are fixed to the building or the window and can only be opened a maximum of 125mm.
- *For above ground pools and spas, including inflatable pools, the walls of the pool can be considered an effective barrier, if at least 1200mm (1.2 metres) high, and as long as climbable objects such as ladders or filtration systems are not left or built against or near the pool. If they are, the pool or spa will require a compliant barrier



POOL LAYOUT

1 : 125



SECTION C

1 : 50



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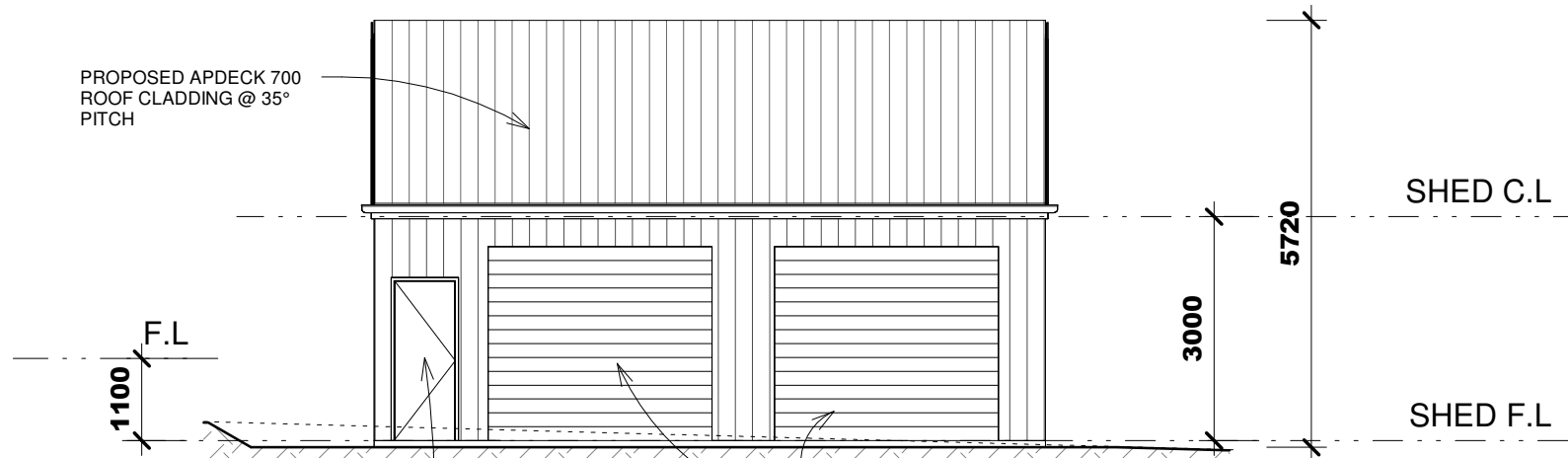
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SECTION C

ScaleAs indicated Date: 14/10/24 Drawing No 06

PROPOSED APDECK 700
ROOF CLADDING @ 35°
PITCH



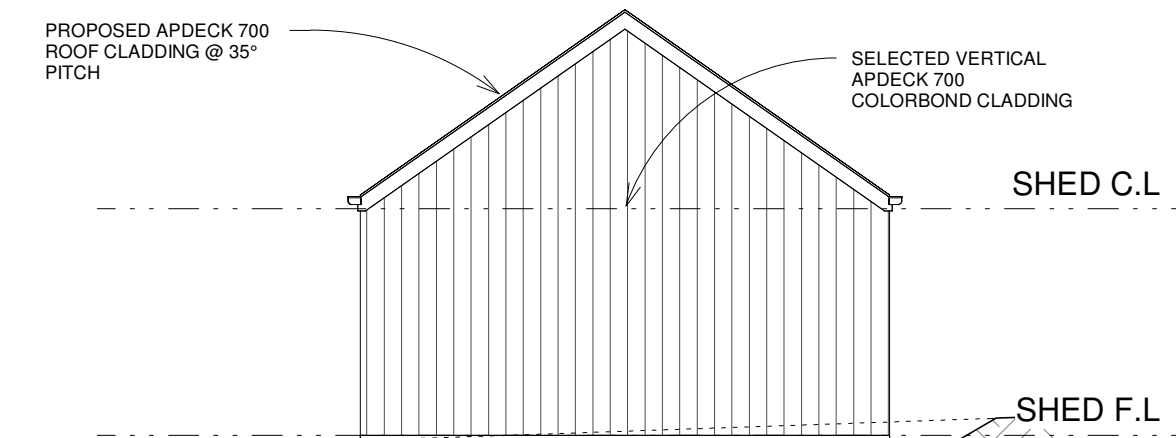
SHED EAST ELEV.

1 : 100

SELECTED 3000mm WIDE x
2600mm HIGH ROLLER
DOORS

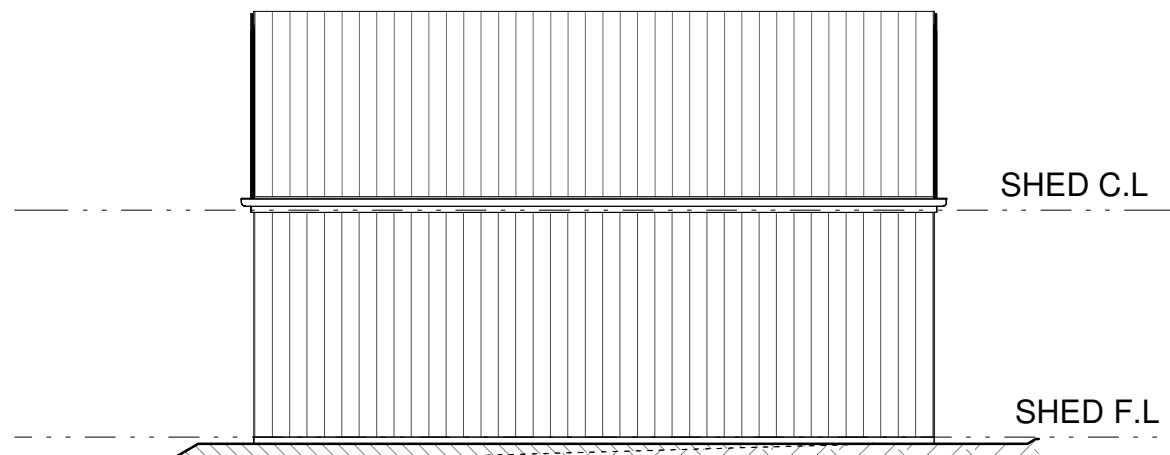
PROPOSED APDECK 700
ROOF CLADDING @ 35°
PITCH

SELECTED VERTICAL
APDECK 700
COLORBOND CLADDING



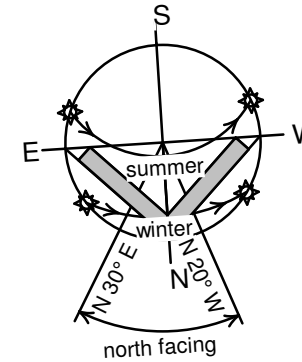
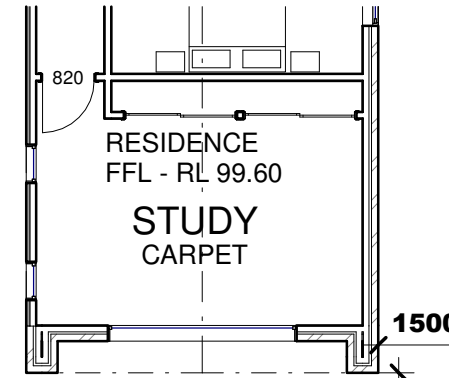
SHED NORTH ELEV.

1 : 100



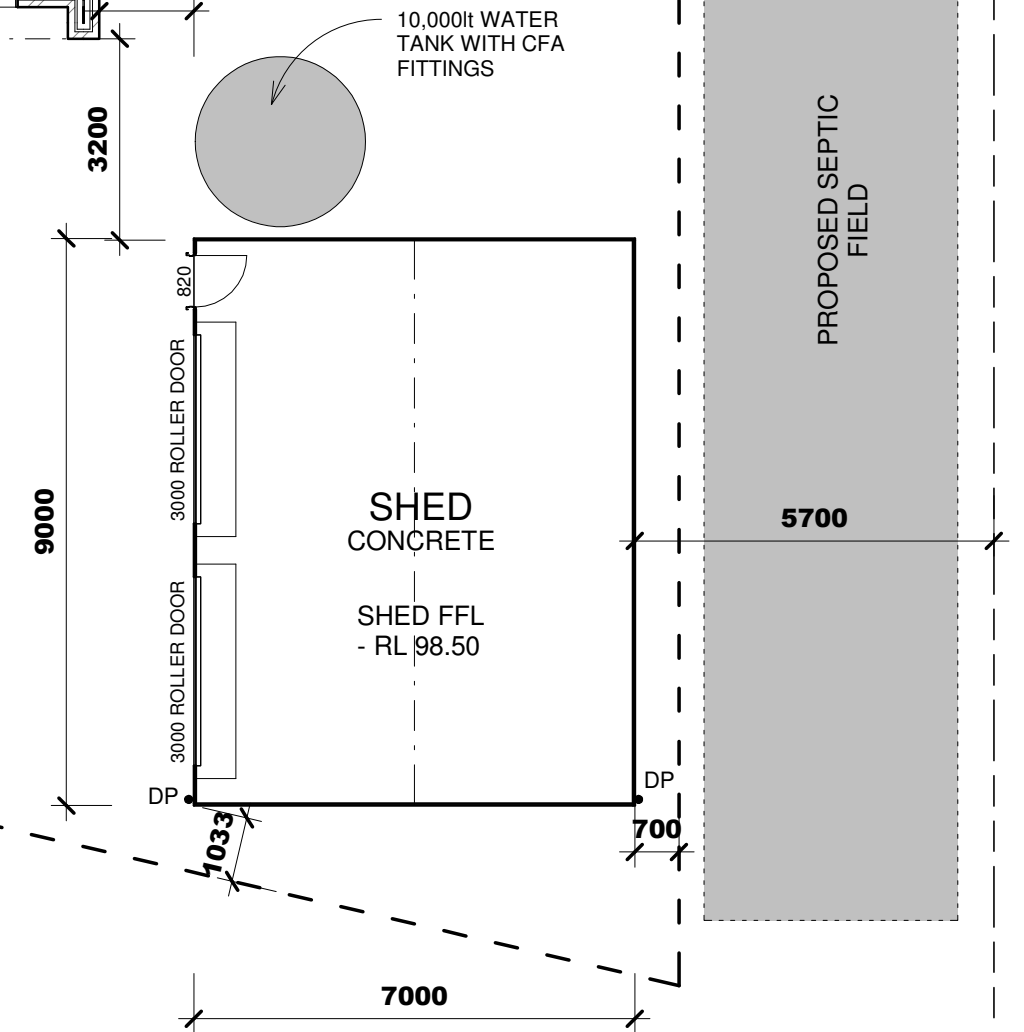
SHED WEST ELEV.

1 : 100



SHED PLAN

1 : 120



NOTE: REFER TO SHED
MANUFACTURER'S PLANS
FOR CONSTRUCTION
DETAILS

M. Wilson Design

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REGISTERED
Building Practitioner
DP-AD 37400

Design Matters
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SHED PLAN

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WINDOW SCHEDULE

PROJECT: BRICK VENEER & SCYON AXON CLADED RESIDENCE TO BE LOCATED AT LOT 10 #222 MAIDEN GULLY ROAD, MAIDEN GULLY CLIENT: AARON CONNAUGHTON & MEL DILLON REF: 23-013 BUSHFIRE RATING: BAL 19

CODE	ROOM LOCATION	OPENING TYPE	SIZE	HEAD HEIGHT	FRAME TYPE	GLAZING TYPE	MIN GLASS THICKNESS	U-VALUE	SHGC	SCREEN BAL 19
W1	Laundry	Sliding Door	2100hx1500w	2100	Aluminium Framed	Single Glazing	5mm	6.16	0.71	YES
W2	Mud Room	Fixed Window	1800hx600w	2100	Aluminium Framed	Single Glazing	4mm	6.16	0.75	N/A
W3	Mud Room	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	3/12/3	3.90	0.58	YES
W4	Laundry	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	3/12/3	3.90	0.58	YES
W5	Kitchen	Fixed Window	1800hx1800w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W6	Kitchen	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W7	Living	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W8	Living	Fixed Window	1800hx1800w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W9	Study	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W10	Study	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W11	Study	Fixed Window	1800hx3000w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W12	Bed 3	Sliding Window	1200hx2100w	2100	Aluminium Framed	Double Glazing	4/8/4	4.20	0.59	YES
W13	Bath	Fixed Window	500hx1600w	2100	Aluminium Framed	Single Glazing	4mm	6.16	0.75	N/A
W14	Bed 2	Sliding Window	1200hx2100w	2100	Aluminium Framed	Double Glazing	4/8/4	4.20	0.59	YES
W15	Ensuite	Fixed Window	500hx1800w	2100	Aluminium Framed	Single Glazing	4mm	6.16	0.75	N/A
W16	Master	Fixed Window	1800hx3000w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W17	Master	Sliding Door	2100hx2100w	2100	Aluminium Framed	Double Glazing	5/6/5	4.23	0.59	YES
W18	Matser	Fixed Window	500hx2000w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W19	Passage	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W20	Passage	Fixed Window	1800hx1800w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W21	Living	Fixed Window	1800hx1800w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W22	Living	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W23	Dining	Sliding Door	2100hx4000w	2100	Aluminium Framed	Double Glazing	5/6/5	4.23	0.59	YES
W24	Kitchen	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W25	Kitchen	Fixed Window	1800hx1800w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W26	Bed 5	Awning Window	1800hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W27	Bed 5	Fixed Window	1800hx1800w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W28	Bed 4	Sliding Window	1200hx2100w	2100	Aluminium Framed	Double Glazing	4/8/4	4.20	0.59	YES
W29	Bath 2	Fixed Window	500hx1600w	2100	Aluminium Framed	Single Glazing	4mm	6.16	0.75	N/A
W30	Rumpus	Awning Window	1400hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
W31	Rumpus	Fixed Window	1400hx1400w	2100	Aluminium Framed	Double Glazing	4/12/4	3.59	0.66	N/A
W32	Rumpus	Awning Window	1400hx600w	2100	Aluminium Framed	Double Glazing	4/12/4	3.90	0.58	YES
D1	Entry	Timber Door	2100hx920w	2100	Timber Framed	-	-	-	-	N/A
D2	Entry	Timber Door	2100hx920w	2100	Timber Framed	-	-	-	-	N/A
D3	Garage	Panel Lift Door	2300hx5000w	2300	-	-	-	-	-	N/A
SK 01	Dining	Velux Skylight	550x1800	-	Aluminium Framed	Double Glazing	6/12/6	2.60	0.24	N/A
SK 02	WIR	Velux Skylight	550x980	-	Aluminium Framed	Double Glazing	6/12/6	2.60	0.24	N/A

NCC PART 3.12.5.5 ARTIFICIAL LIGHTING

CLASS 1 BUILDING - NEW HOME MAX. 5w/m2

ROOM NAME	ROOM AREA SQM	MAX. WATTAGE	TYPE	NO.	ACTUAL WATTS
MASTER	23.65	118.25	DOWNLIGHT	3	3x10w = 30w
ENSUITE	10.79	53.95	DOWNLIGHT	2	2x10w = 20w
WC - ENS.	1.63	8.15	DOWNLIGHT	1	1x7w = 7w
WIR	9.10	45.50	DOWNLIGHT	1	1x10w = 10w
KIT/PAN./MEALS/LIV	94.70	473.50	DOWNLIGHT	9	9x10w = 90w
BED 2	13.49	67.45	DOWNLIGHT	2	2x10w = 20w
WIR 2	2.81	14.05	DOWNLIGHT	1	1x10w = 10w
BED 3	13.49	67.45	DOWNLIGHT	2	2x10w = 20w
WIR 3	2.81	14.05	DOWNLIGHT	1	1x10w = 10w
LINEN	3.32	16.60	DOWNLIGHT	1	1x10w = 10w
BATH	7.10	35.50	DOWNLIGHT	2	2x10w = 20w
POWDER	3.32	16.60	DOWNLIGHT	1	1x10w = 10w
PASSAGE	13.11	65.55	DOWNLIGHT	3	3x10w = 30w
STUDY	23.20	116.00	DOWNLIGHT	2	2x10w = 20w
RUMPUS	20.52	102.60	DOWNLIGHT	2	2x10w = 20w
BATH 2	8.15	40.75	DOWNLIGHT	2	2x10w = 20w
BED 4	15.02	75.10	DOWNLIGHT	2	2x10w = 20w
WIR 4	2.75	13.75	DOWNLIGHT	1	1x10w = 10w
BED 5	14.13	70.65	DOWNLIGHT	2	2x10w = 20w
WIR 5	2.77	13.85	DOWNLIGHT	1	1x10w = 10w
HALL	11.48	57.40	DOWNLIGHT	2	2x10w = 20w
L'DRY/MUD RM	21.70	108.50	DOWNLIGHT	4	4x10w = 40w
VERANDAHS ATTACHED TO CLASS 1 BUILDING MAX 4w/m2					
PORCH	4.82	24.10	DOWNLIGHT	1	1x10w = 10w
ALFRESCO	68.36	341.80	DOWNLIGHT	6	6x10w = 60w
CLASS 10 BUILDING MAX 3w/m2					
GARAGE	42.58	212.90	DOWNLIGHT	4	4x10w = 40w
NB: LIGHTING IS ASSUMED ONLY - SUBSTITUTION MAY BE MADE PROVIDING MAX. WATTAGE ARE NOT EXCEEDED.					

Accredited Energy Rater:DMN/11/1317

1. Min R2.5 Insulation and breathable sisalation to external walls including garage
2. Min R6.0 Insulation to ceiling, excluding the garage ceiling with R1.3 Anticon roofing blanket to entire roof
3. Waffle pod slab to ground floor- R0.60
4. External Doors to Residence to be weatherstripped
5. Min R2.5 insulation to stud walls sepearating garage and residence and internal laundry wall
6. Dowell Aluminium framed windows and sliding doors with single & double glazing- refer to window schedule
7. 2 x Skylights to dwelling with R2.5 insulation to shaft
8. Solar hot water service
9. All exhaust fans and downlights to be sealed
10. Seal all gaps and cracks
11. Colorbond roofing to b esected in a monument colour as per BCA classification table



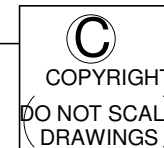
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PROPOSED PROJECT:
LOT 10, 222 MAIDEN GULLY ROAD MAIDEN GULLY



DETAILS

Scale Date: 14/10/24 Drawing No 08

BARESTONE CONSTRUCTION DETAILS

Note: Drawings are interchangeable for timber or steel substrates with the exception of the fasteners.

Pressure Equalised - Ventilated Cavity System

FIGURE 8.06 Typical ExpressWall System Cross Section for Steel Framing

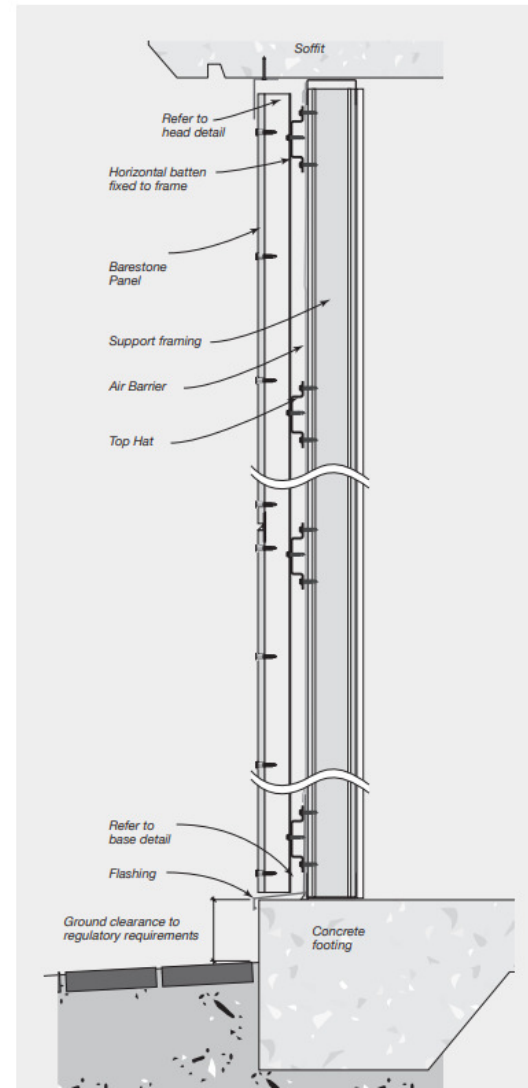


FIGURE 8.07 Eaves/Deflection Head - Ventilated

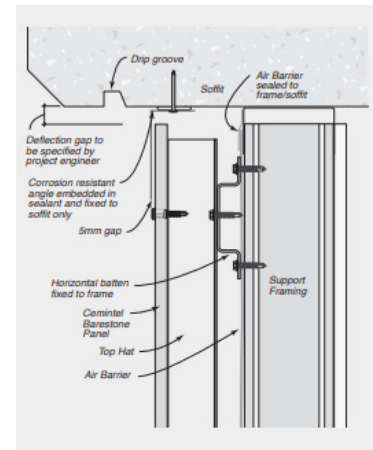
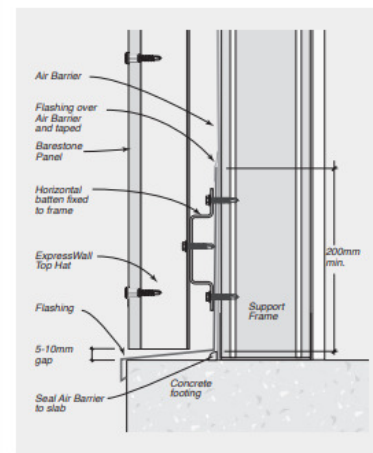


FIGURE 8.08 Base Detail - Drained



Ventilated Cavity System

FIGURE 8.09 External Corner

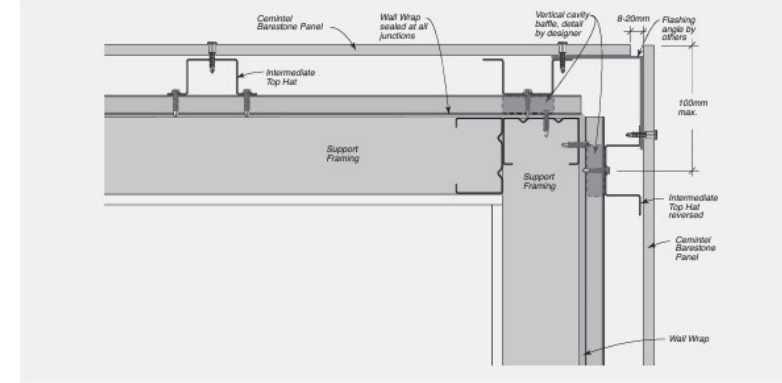


FIGURE 8.10 External Corner - Obtuse Angle

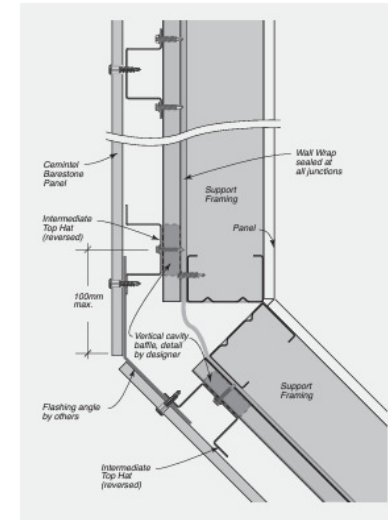
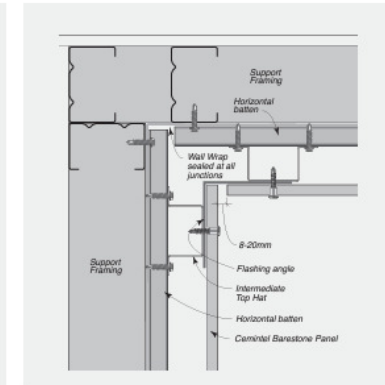


FIGURE 8.11 Internal Corner Detail



Ventilated Cavity System

FIGURE 8.16 Abutment

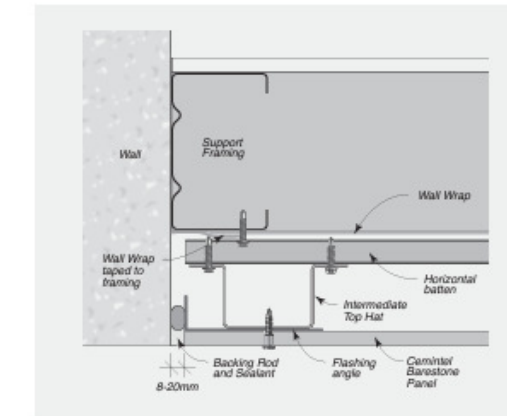


FIGURE 8.17 Vertical Gasket and Fixing Detail for Half-bond Panel Layout

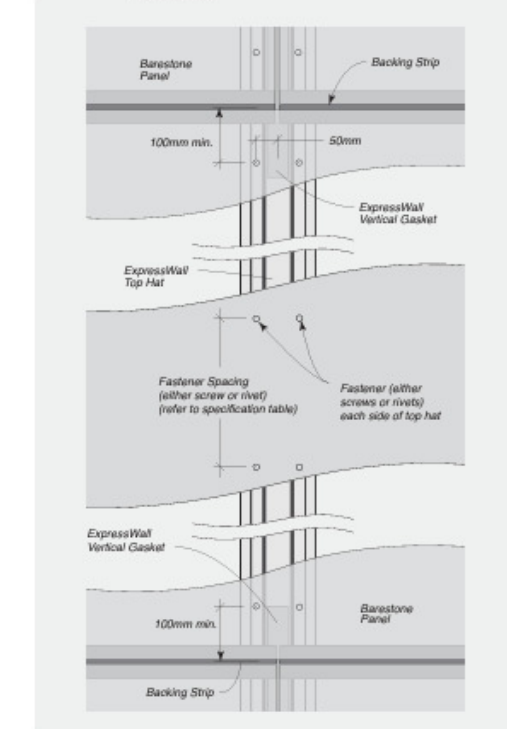
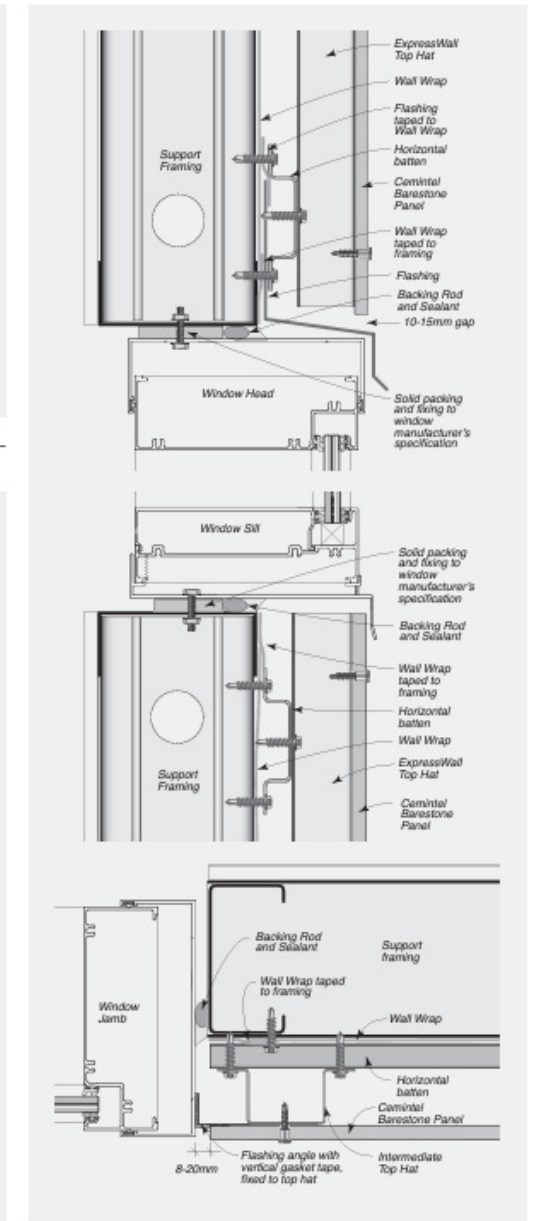


FIGURE 8.18 Typical Window Installation



Y9B7XIG84N-02 7 Aug 2024

6.2
NATIONWIDE HOUSE
183

Assessor: MELISSA WILSON
Accreditation No. DMN/11/1317
Address: Lot 10, 222 Maiden Gully Road, Maiden Gully, VIC 3551
www.nathers.gov.au
https://www.fs.com.au/QRCodeLanding?PublicId=Y9B7XIG84N-02

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BARESTONE DETAILS

Scale

Date: 14/10/24

Drawing No 09

BUSHFIRE BAL 19



ELECTRICAL LEGEND	
SD	Smoke Detector
○	Ceiling Light
⊕	Wall Light
▽	Single Power Outlet
▽	Double Power Outlet
⊗	Exhaust Fan
▭	Fluorescent Light
X	Light Switch
○	Down Light
⊕	Meter Box
☆	Telephone
⊞	Tastic 3-in-1
ⓧ	T.V Point
~	Electrical Circuit



ELECTRICAL PLAN

1 : 105

GENERAL ELECTRICAL NOTES

ALL LIGHT POINTS WILL BE CENTRALLY LOCATED IN CEILINGS UNLESS SPECIFICALLY REQUESTED OTHERWISE. THE POSITIONS OF DOWNLIGHTS WILL BE AS CLOSE AS POSSIBLE TO THE REQUESTED POSITION, HOWEVER IT IS SUBJECT TO THE POSITION OF ROOF TRUSSES AND OTHER INSTALLATIONS IN THE CEILING POINTS TO BE MARKED IN HI-LIGHTED PEN. WHERE REQUIRED, PROVIDE POWER FOR RANGEHOOD, HOT PLATES, DISHWASHER, WALL/UNDER BENCH OVEN, MICROWAVE, REFRIGERATOR, EVAPORATIVE COOLING UNIT, HEATING UNIT, GARAGE DOOR, IRONING STATION & HOT WATER SERVICE.

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ELECTRICAL PLAN

Scale 1 : 105 Date: 14/10/24 Drawing No: 10

BUSHFIRE BAL 19

OVER HOUSE		OVER SHED	
FALL	1600 mm	FALL	600 mm
CUT	1200 mm	CUT	300 mm
FILL	400 mm	FILL	300 mm

NOTE: REFER TO APPROVED SEPTIC PLAN LAYOUT FOR SEPTIC POSITION

NOTE: CONTOURS AT 200mm INTERVALS

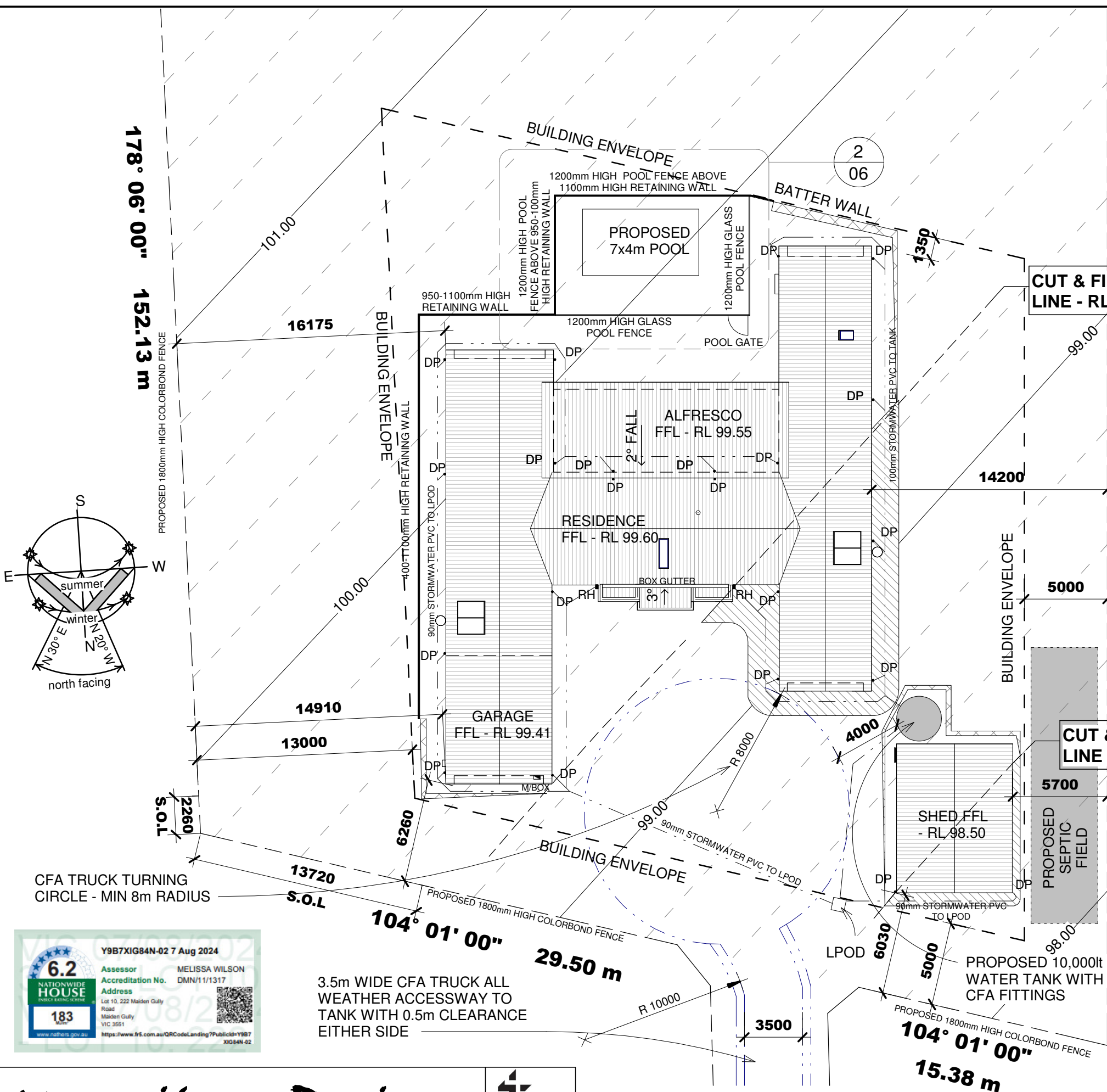
NOTE: ALL LEVELS ARE APPROXIMATE ONLY EXACT LEVELS TO BE CHECKED AND CONFIRMED ON SITE

- ### STORMWATER
- 1/ ALL PIPES SHALL BE OF 90mm & 100mm UPVC MATERIAL.
 - 2/ PIPES SHOULD BE LAID WITH EVEN FALL & TO THE LEGAL POINT OF DISCHARGE AS DIRECTED BY THE RELEVANT AUTHORITY.
 - 3/ PROVIDE ALL BENDS, JUNCTIONS ETC AS NECESSARY INSPECTION OPENING SHALL BE PROVIDED AT MAJOR DIRECTION CHANGES AND 9.0m (MAX) CTRS.
 - 4/ PIPES SHALL BE LAID NO CLOSER THAN 600mm FROM BUILDING LINE.
 - 5/ PIPES SHALL HAVE 150mm MINIMUM COVER TO NON TRAFFICABLE AREAS, AND 300mm TO TRAFFICABLE OR UNDER PATHS / DRIVEWAYS.
 - 6/ PROVIDE AGRICULTURAL DRAINS TO ALL SITE CUTS OR BATTERS EXCEEDING 600mm IN HEIGHT, AG DRAINS TO BE CONNECTED TO APPROVED STORMWATER SYSTEM VIA SILT PIT.

- ### DOWNPIPES
- 1/ PROVIDE & INSTALL DOWNPIPES OF COMPATIBLE MATERIAL TO SELECTED OR EXISTING GUTTER MATERIAL.
 - 2/ DOWNPIPES TO BE LOCATED AT MAXIMUM 12M SPACING & WITHIN 1.2M OF ANY VALLEY JUNCTION IN THE ROOF.
 - 3/ SECURE ALL DOWNPIPES TO WALLS WITH STRAPS / BRACKETS AT MAXIMUM 1800 CTRS.
 - 4/ CONNECT ALL DOWNPIPES TO APPROVED STORMWATER SYSTEM THAT IS CONNECTED TO LEGAL POINT.
 - 5/ SIZE OF DOWNPIPES TO BE SELECTED IN ACCORDANCE WITH THE EAVES GUTTER SECTION AS SHOWN IN TABLE 3.5.3.2A TO TABLE 3.5.3.2C

SITE DETAILS

VERIFY POWER, TELSTRA AND WATER MAIN POSITIONS PRIOR TO ANY EXCAVATIONS. DIRECT STORMWATER DRAINS TO LAWFUL POINT OF DISCHARGE AND AS DIRECTED BY LOCAL HEALTH OFFICE. THE BUILDER AND SUBCONTRACTOR SHALL ENSURE THAT ALL STORMWATER DRAINS, SEWER PIPES AND THE LIKE ARE LOCATED AT A SUFFICIENT DISTANCE FROM ANY BUILDINGS FOOTINGS AND/OR SLAB EDGE BEAMS SO AS TO PREVENT GENERAL MOISTURE PENETRATION, DAMPNES, WEAKENING AND UNDERMINING OF ANY BUILDING AND ITS FOOTING SYSTEM



Y9B7XIG84N-02 7 Aug 2024
6.2 Assessor MELISSA WILSON
 Accreditation No. DMN/11/1317
 Address: Lot 10, 222 Maiden Gully Road, Maiden Gully, VIC 3551
 183
 www.natthews.gov.au
 https://www.fs.com.au/QRCodeLanding?PublicId=Y9B7XIG84N-02

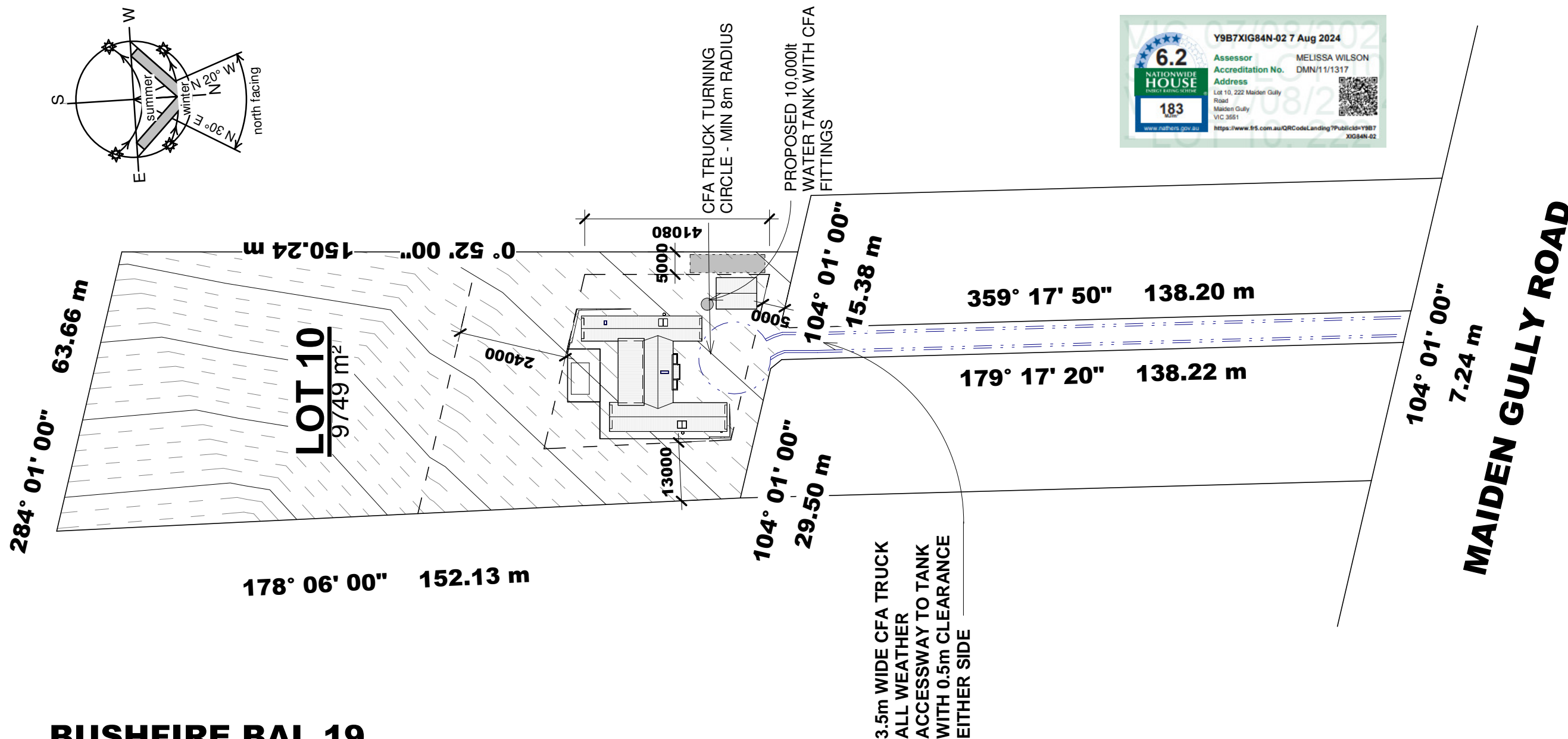
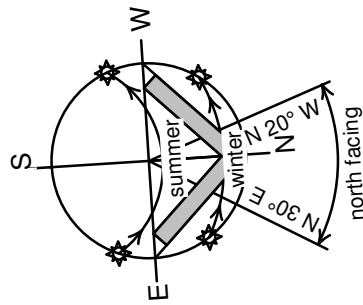
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SITE PLAN
 Scale 1 : 250 Date: 14/10/24 Drawing No: 11



O/A SITE PLAN

1 : 1000

BUSHFIRE BAL 19

BMO DEFENDABLE SPACE REQUIREMENTS

1. GRASS TO BE SHORT CROPPED & MAINTAINED DURING THE DECLARED FIRE DANGER PERIOD
2. ALL LEAVES AND VEGETATION DEBRIS MUST BE REMOVED AT REGULAR INTERVALS DURING THE DECLARED FIRE DANGER PERIOD.
3. WITHIN 10m OF A BUILDING, FLAMMABLE OBJECTS MUST NOT BE LOCATED TO THE VUNERABLE PARTS OF THE BUILDING.
4. PLANTS GREATER THEN 10 CENTIMETRES IN HEIGHT MUST NOT BE PLACED WITHIN 3M OF A WINDOW OR OTHER GLASS FEATURES OF THE BUILDING.
5. SHRUBS MUST NOT BE LOCATED UNDER THE CANOPY OF TREES
6. INDIVIDUAL AND CLUMPS OF SHRUBS MUST NOT EXCEED 5sq METRES IN AREA AND MUST BE SEPERATED BY ATLEAST 5 METRES.
7. TREES MUST NOT OVERHANG OR TOUCH ANY ELEMENTS OF THE BUILDING
8. THE CANOPY OF THE TREES MUST BE SEPERATED BY AT LEAST 5 METRES.
9. THERE MUST BE A CLEARANCE OF AT LEAST 2 METRES BETWEEN THE LOWEST TREE BRANCHES AND GROUND LEVEL.

STATIC WATER SUPPLY ACCESS

1. ALL WEATHER CONSTRUCTION
2. A LOAD LIMIT OF AT LEAST 15 TONNES.
3. PROVIDE A MINIMAL TRAFFIC WIDTH OF 3.5m
4. BE CLEAR ON ENCROACHMENTS FOR AT LEAST 0.5m ON EACH SIDE AND ATLEAST 4m VERTICALLY
5. CURVES MUST HAVE A MINIMUM INNER RADIUS OF 10m.
6. THE AVERAGE GRADE MUST NOT BE MORE THAN 1 IN 7 (14.4%) (8.1°) WITH A MAXIMUM GRADE OF NO MORE 1 IN 5 (20%) (11.3°) FOR NO MORE THAN 50m.
7. DIPS MUST HAVE NO MORE THAN A 1 IN 8 (12.5%) (7.1°) ENTRY AND EXIT ANGLE.

A TURNING AREA FOR FIRE FIGHTING VEHICLES MUST BE PROVIDED CLOSE TO THE BUILDING BY ONE OF THE FOLLOWING:

1. A TURNING CIRCLE WITH A MINIMUM RADIUS OF 8m
2. A DRIVEWAY ENCIRCLINGTHE DWELLING
3. THE PROVISION OF OTHER VEHICLE TURNING HEADS - SUCH AS A T OR Y HEAD - WHICH MEET THE SPECIFICATION OF AUSTRROAD DESIGN FOR AN 8.8m SERVICE VEHICLE

WATER SUPPLY REQUIREMENTS

A NON-COMBUSTIBLE WATER TANK/S WITH A STATIC WATER SUPPLY FOR WACH LOT OF 10,000 LITRES RESERVE CAPACITY OF WATER DEDICATED SOLEY TO FIREFIGHTING PUPOSES:

1. BE STORED IN AN ABOVE GROUND WATAER TANK CONSTRUCTED OF CONCRETE OR METAL.
2. HAVE ALL FIXED ABOVE GROUND PIPES & FITTINGS REQUIRED FOR FIRE FIGHTING PURPOSES MADE OF CORROSIVE RESISTANT METAL.
3. INCLUDE A SEPERATE OUTLET FOR OCCUPANT USE.
4. BE READILY IDENTIFIED FROM THE BUILDING OR HAVE APPROPRIATE IDENTIFICATION SIGNAGE TO THE SATISFICATION OF THE CFA.
5. BE LOCATED WITHIN 60m OF THE OUTER EDGE OF THE APPROVED BUILDING.
6. THE OUTLETS OF THE WATER TANK MUST BE WITHIN 4m OF THE ACCESSWAY AND BE UNOBSTRUCTED .
7. INCORPORATE A BALL OR GATE VALVE (BRITISH STANDARD PIPE (BSP) 65mm) AND COUPLING (64mm CFA 3 THREAD PER INCH MALE FITTING).
8. ANY PIPEWORK AND FITTINGS MUST BE A MINIMUM OF 65mm (EXCLUDING THE CFA COUPLING).

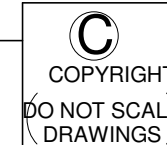
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MAIDEN GULLY



O/A SITE PLAN

Scale 1 : 1000 Date: 14/10/24 Drawing No : 12

GENERAL NOTES

* DO NOT SCALE DRAWINGS. USE WRITTEN DIMENSIONS ONLY.
 * THE OWNER/BUILDER, SUBCONTRACTOR SHALL VERIFY ALL DIMENSIONS, LEVELS, SETBACKS AND SPECIFICATIONS PRIOR TO THE COMMENCING OF ANY WORKS OR ORDERING MATERIALS & SHALL BE RESPONSIBLE FOR ENSURING THAT ALL BUILDING WORKS CONFORM TO THE BUILDING CODE OF AUSTRALIA, A.S. CODES. (CURRENT EDITION), BUILDING REGULATIONS, LOCAL BY-LAWS & TOWN PLANNING REQUIREMENTS. REPORT ALL DISCREPANCIES TO THIS OFFICE FOR CLARIFICATION.
 * THIS PLAN IS THE PROPERTY OF M. WILSON DESIGN AND IS SUBJECT TO COPY RIGHT. IT IS NOT TO BE COPIED OR VARIED IN WHOLE OR IN ANY PART WITHOUT WRITTEN CONSENT.
 * 90mm DIA. STORMWATER DRAIN PVC. WITH 300MM MIN COVER SET TO FALLS OF 1:100. CONNECT TO LEGAL POINT OF DISCHARGE & COMPLY WITH THE LOCAL STORMWATER POLICY INSPECTION OPENINGS AT BENDS AND 9.0 METROS RUNS MAXIMUM RUNS MAX.
 TIMBER NOTES (IF APPLICABLE)
 * ALL TIMBER FRAMING TO COMPLY WITH A.S. 1684 - LIGHT TIMBER FRAMING MANUAL CODE TO THE SATISFACTION OF LOCAL COUNCIL & BUILDING SURVEYOR, A.S. 1720 - ALSO B.C.A
 * ALL WET AREAS TO COMPLY WITH THE B.C.A 3.8.1.OR A.S. 3740-2018.
 * WALL FINISHED SHALL BE IMPERVIOUS TO HEIGHT OF 1800mm ABOVE FLOOR.
 SAFETY GLAZING TO BE USED IN THE FOLLOWING CASES.
 1) ALL ROOMS - WITHIN 500mm VERTICAL TO THE FLOOR.
 2) BATHROOMS - WITHIN 2000mm VERTICAL FROM THE BATH BASE.
 3) LAUNDRY - WITHIN 1200mm VERTICAL FROM FLOOR AND/OR WITHIN 300mm HORIZONTAL FROM DOORS.
 4) SHOWER SCREENS SHALL BE GRADE A SAFETY GLASS, LEVEL TO SHOWER ENCLOSURES AND 150mm ABOVE BATHS, BASIN, SINKS AND TROUGHS.
 MATERIAL LIST
 CONCRETE SLAB AND PAD FOOTINGS AS PER ENGINEER'S DESIGN
 BRACING - G.I. ANGLE BRACE AS REQUIRED AND/OR 2400X1200BRACING SHEET
 LINTELS - REFER TO SCHEDULE AND/OR ENGINEER'S DESIGN & DETAILS
 SPOUTING - PROFILE AS SELECTED OR TO MATCH EXISTING
 FASCIA - AS PER CLIENT'S SPECIFICATIONS TO MATCH EXISTING
 * TOILET DOORS TO COMPLY WITH B.C.A. 3.8.3.3. TO OPEN OUTWARDS, SLIDE OR BE REMOVABLE FROM THE OUTSIDE IF LESS THAN 1.2M BETWEEN THE PAN AND DOOR FRAME
 * TOILET TO BE MECHANICALLY VENTILATED WITH FAN CAPACITY 25 LITRES/SEC & TO BE ARTIFICIALLY LIT
 * EXCAVATIONS- NEAR THE BUILDING SHALL BE BACKFILLED TO PREVENT ACCESS OF WATER TO THE FOUNDATIONS
 * TREES OR LARGE SHRUBS ON THE BUILDING ARE SHOULD BE REMOVED AND THE GROUND FLOODED 2 TO 3 MONTHS PRIOR TO CONSTRUCTING THE FOOTINGS OR ADDITIONAL FOOTINGS WILL BE REQUIRED
 * REMOVAL OF EXISTING STRUCTURES OR VEGETATION THAT DISTURBS THE SOIL PROFILE AT THE RECOMMENDED FOUNDATION DEPTH WILL REQUIRE INCREASED FOOTINGS

FLOOR PLAN NOTES

PLANS & SPECIFICATIONS SHALL BE CHECKED BEFORE ORDERING MATERIALS FOR OMISSIONS OR CONFLICTING INFORMATION.

1 IN 50 FOR 1000mm MIN GRADE FINISHED, SURFACE LEVEL AWAY FROM BUILDING. TO PREVENT WATER PONDING AGAINST DWELLING.

ALL WINDOW CODES SHOWN ARE NOMINAL ONLY. VERIFICATION OF WINDOWS MANUFACTURER IS REQUIRED FOR FINAL SIZES.

TRUSS LAYOUT REQUIRED FOR CONFIRMATION OF LINTEL SIZES.

PROVIDE DOUBLE STUD OR BRICK PIER UNDER ALL GIRDER TRUSS SUPPORT LOCATIONS.

TERMITE PROTECTION AS PER A.S. 3660.1 - 2000.

ARTICULATION JOINT AS PER TECHNICAL NOTE 61 - CEMENT AND CONCRETE ASSOC OF AUST.

REFER TO AS 3959 FOR FULL DETAILS ON BUSHFIRE REGULATIONS

BAL-19 BUSHFIRE ZONE - AS1530.8.1 AT 19kW/m ²	
Building Elements	
Timber Summary	Window Joinery - 650 kg/m ³ - Remainder 750 kg/m ³
Roof Including Verandas and Portico forming part of main roof- Sheet Roofing	*Fully Sarked (Flammability index not more than 5) *Foil-backed insulation blankets may be installed over battens *Gaps greater than 3mm to be sealed with a) Mesh with a max 2mm aperture made of corrosion resistant steel, bronze or aluminium <i>or</i> b) Mineral Wool <i>or</i> c) Other non combustible material Joints in eaves linings, fascias and gables may be sealed with plastic joining strips or timber storm moulds. A veranda, carport or awning roof forming part of the main roof space [see Figure D1(a), Appendix D] shall meet all the requirements for the main roof, as specified in Clauses 6.6.1, 6.6.2, 6.6.3, 6.6.5 and 6.6.6.
Fascia & Bargeboards	NR
Eaves & Linings	NR
Windows	*Less than 400mm off horizontal surface - Frames c) Metal Where glazing is less than 400 mm from the ground or less than 400 mm above decks, carport roofs, awnings and similar elements or fittings, having an angle less than 18 degrees to the horizontal and extending more than 110 mm in width from the window frame (see Figure D3, Appendix D), the glazing shall be toughened glass, minimum 5 mm , or glass blocks with no restriction on glazing methods. NOTE: Where double-glazed units are used, the above requirements apply to the external face of the window assembly only. *Greater than 400mm off horizontal surface - openable part screened
External Doors - Sliding Door	*Glazed Door - the glazing shall be toughened glass minimum 5 mm . - Glazing: as per windows - Joinery less than 400mm from horizontal surface c) Metal
External Doors - Side Hung Door - Full Glazed & Timber Doors	(c) They shall comply with the following: (i) Doors shall be— (B) a solid timber door, having a minimum thickness of 35 mm for the first 400 mm above the threshold; or (D) a fully framed glazed door, where the framing is made from materials required for bushfire shutters (see Clause 5.5.1), or from a timber species specified in Paragraph E2 and listed in Table E2, Appendix E. (ii) Where doors incorporate glazing, the glazing shall comply with the glazing requirements for windows. (iii) Doors shall be tight-fitting to the doorframe and to an abutting door, if applicable. *Door Jambs - Less than 400mm from horizontal surface a) Bushfire resistant timber <i>or</i> b) Timber species from E1 <i>or</i> c) Metal <i>or</i> - Greater than 400mm from horizontal surface - NR
Vehicle Access doors	(a) The lower portion of a vehicle access door that is within 400 mm of the ground when the door is closed (see Figure D4, Appendix D) shall be made from— (i) non-combustible material (b) Panel lift, tilt doors or side-hung doors shall be fitted with suitable weather strips, draught excluders, draught seals or guide tracks, as appropriate to the door type, with a maximum gap no greater than 3 mm. (c) Roller doors shall have guide tracks with a maximum gap no greater than 3 mm and shall be fitted with a nylon brush that is in contact with the door (see Figure D4, Appendix D).
External Walls - Brick	NR
External Walls - Borestone express wall cladding	That part of an external wall surface that is less than 400 mm from the ground or less than 400 mm above decks, carport roofs, awnings and similar elements or fittings having an angle less than 18 degrees to the horizontal and extending more than 110 mm in width from the wall (see Figure D3, Appendix D) shall be of— (a) non-combustible material; or
Vents & weepholes	Vents and weepholes in external walls shall be screened with a mesh with a maximum aperture of 2 mm, made of corrosion-resistant steel, bronze or aluminium, except where the vents and weepholes are less than 3 mm (see Clause 3.6), or are located in an external wall of a subfloor space.
Floors - Concrete Slab	NR
Water & Gas Supply Pipes	Above ground, exposed water and gas supply pipes shall be metal

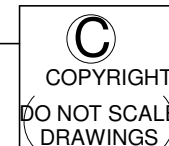
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AARON CONNAUGHTON & MEL DILLON

PROPOSED PROJECT:
 LOT 10, 222 MAIDEN GULLY ROAD
 MAIDEN GULLY



GEN./BAL NOTES

Scale Date: 14/10/24 Drawing No: 13

Roof and Wall Cladding Summary Notes from NCC 2019 Building Code of Australia - Volume Two - Amendment 1 Part 3.5.3 Gutters & Downpipes

3.5.3.1 Application

(a) Compliance with this acceptable construction practice satisfies Performance Requirement P2.2.1 for gutters and downpipes provided the roof drainage system is connected to a stormwater drainage system that complies with Part 3.1.2.

(b) This Part does not apply to the removal of surface water from a storm having an average recurrence interval of 100 years for a Class 10 building where in the particular case there is no necessity for compliance.

Explanatory information:

- The requirement to install drainage systems from roofs and sub-soil drains should be confirmed with the appropriate authority. These provisions need only be applied when drainage systems are necessary.
- Information on drainage requirements outside the allotment can be obtained from the appropriate authority.

3.5.3.2 Materials

Gutters, downpipes and flashings must—

- be manufactured in accordance with AS/NZS 2179.1 for metal; and
- be manufactured in accordance with AS 1273 for UPVC components; and
- be compatible with all upstream roofing materials in accordance with 3.5.1.2(b); and
- not contain any lead if used on a roof forming part of a potable water catchment area.

3.5.3.3 Selection of guttering

The size of guttering must—

- for eaves gutters, be in accordance with Table 3.5.3.2a to Table 3.5.3.2c; and
- for box gutters, be in accordance with AS/NZS 3500.3; and
- be suitable to remove rainwater falling at the appropriate 5 minute duration rainfall intensity listed in Table 3.5.3.1a to Table 3.5.3.1h as follows—
 - for eaves gutters — 20 year average recurrence interval; and
 - for eaves gutter overflow measures — 100 year average recurrence interval; and
 - for box and valley gutters — 100 year average recurrence interval.

3.5.3.4 Installation of gutters

(a) Gutters must be installed with a fall of not less than—

- 1:500 for eaves gutters, unless fixed to metal fascias; and
- 1:100 for box gutters.

(b) Eaves gutters must be—

- supported by brackets securely fixed at stop ends and at not more than 1.2 m centres; and
- be capable of removing the overflow volume specified in Table 3.5.3.3a and Table 3.5.3.3b.

(c) Overflow measures in accordance with Table 3.5.3.4a and Table 3.5.3.4b are deemed to be capable of removing the overflow volume specified in that Table.

(d) Valley gutters on a roof with a pitch—

- more than 12.5 degrees — must have width of not less than 400 mm and be wide enough to allow the roof covering to overhang not less than 150 mm each side of the gutter; or
- not more than 12.5 degrees — must be designed as a box gutter.

(e) The requirement of (b)(ii) does not apply to eaves gutters fixed to a verandah or an eave that is greater than 450 mm in width, which—

- has no lining; or
- is a raked verandah or a raked eave with a lining sloping away from the building.

3.5.3.5 Downpipes — size and installation

Downpipes must—

- not serve more than 12 m of gutter length for each downpipe; and
- be located as close as possible to valley gutters; and
- be selected in accordance with the appropriate eaves gutter section as shown in Table 3.5.3.2a to Table 3.5.3.2c.

NOTE: SURFACES AROUND THE PERIMETER OF A RESIDENTIAL SLAB SHALL FALL AWAY FROM NOT LESS THAN 50mm OVER THE FIRST 1M.

WHERE NOT STIPULATED IN THE GEOTECHNICAL REPORT, FREEBOARD SHALL BE NOT LESS THAN 50mm FROM AN IMPERMEABLE SURFACE OR 150mm FROM A PERMEABLE SURFACE

NOTE: ALL MATERIALS, CONSTRUCTION AND WORK PRACTICES SHALL COMPLY WITH BUT NOT LIMITED TO THE CURRENT ISSUE OF BUILDING REGULATIONS 2018, NATIONAL CONSTRUCTION CODE 2019 BCA VOL. 2 AMENDMENT 1 AND ALL RELEVANT CURRENT AUSTRALIAN STANDARDS

Wet Areas (To comply with BCA 3.8.1.2 and AS 3740)					
Vessels or area where the fixture is installed	Floors and horizontal surfaces	Walls	Wall junctions and joints	Wall / floor junctions	Penetrations
Shower area (applies to Ensuite and Bathroom)					
With preformed shower base	N/A	Ceramic tiles to shower walls 1800mm above finished floor level of the shower.	Membrane 'M01'.	Membrane 'M01'.	Waterproof tap and spout penetrations in vertical surfaces with 'Waterbar' tap penetration flange and silicone.
Area outside shower area (applies to Ensuite and Bathroom)					
Concrete floor	Membrane 'M01' to entire floor of room. Ceramic floor tiles.	N/A	N/A	Membrane 'M02'.	N/A
Area adjacent to bath (applies to Bathroom)					
Concrete floor	Membrane 'M01' to entire floor of room. Ceramic floor tiles.	a) 150mm min. high ceramic tile splashback to perimeter of bath b) Ceramic tile upstand from floor level to underside lip of bath.	White silicone to junctions within 150mm above bath (3 x walls).	Ceramic tile upstand to extent of bath.	Waterproof tap and spout penetrations in horizontal surfaces with 'Waterbar' tap penetration flange and silicone.
Other areas					
Laundry and WC	Ceramic floor tiles.	N/A	N/A	Membrane 'M02' + Ceramic tile skirting.	
Walls adjoining sink, basin or laundry tub	N/A	150mm min. high ceramic tiled splashback for extent of vessel, where the vessel is within 75mm of a wall.	Waterproof wall junction where vessel is fixed to a wall with silicone.	N/A	Waterproof tap and spout penetrations if within splashback with 'Waterbar' tap penetration flange and silicone.
KEY					
Membrane 'M01': Dunlop (or similar) shower waterproofing kit complete with reinforcing mat, primer, neutral cure silicone and membrane to manufacturer's recommendations.					
Membrane 'M02': Dunlop (or similar) water based acrylic polyurethane membrane applied by either brush or roller in a consistent thickness to manufacturer's recommendations.					

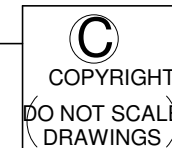
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MAIDEN GULLY



STANDARD NOTES

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**Roof and Wall Cladding Summary Notes from NCC 2019
Building Code of Australia - Volume Two - Amendment 1
Part 3.5. Roof Cladding, Gutters & Downpipes and Wall Cladding**

- 3.5.1.2 Corrosion protection and compatibility requirements for roofing
 - (a) Metal sheet roofing must be protected from corrosion in accordance with Table 3.5.1.1.
 - (b) Where different metals are used in a roofing system, including flashings, fasteners, guttering, downpipes, etc., they must be compatible with each other as described in Tables 3.5.1.2a to 3.5.1.2d and—
 - (i) no lead materials can be used upstream from aluminium/zinc coated materials; and
 - (ii) no lead materials can be used on roofs that form part of a potable (drinking) water catchment area; and
 - (iii) no copper materials can be used upstream from galvanized coated materials.

Explanatory information:

To prevent corrosion due to adverse chemical reaction of materials used, 3.5.1.2(b) ensures that the metal roofing and other materials that come in contact with it, i.e. fasteners, flashings and cappings, etc. are compatible with each other.

- 3.5.1.3 Minimum pitches for metal sheet roofing profiles

Metal sheet roofing must comply with the minimum pitch requirements for the associated roof profile in accordance with Figure 3.5.1.1.

Figure 3.5.1.1 Minimum pitch requirements for metal roofing profiles - Roof slope and pitch drainage capacity

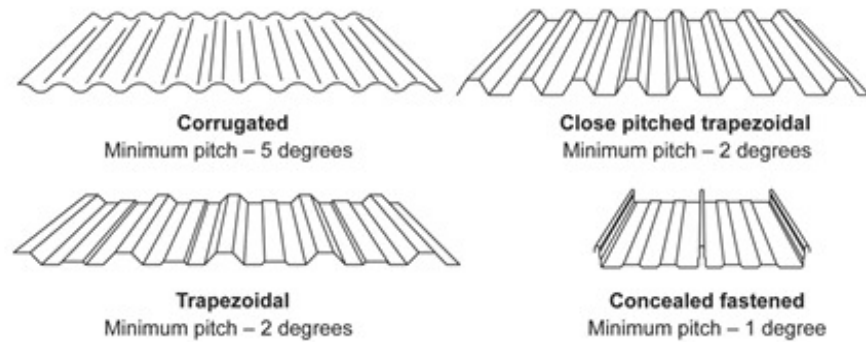
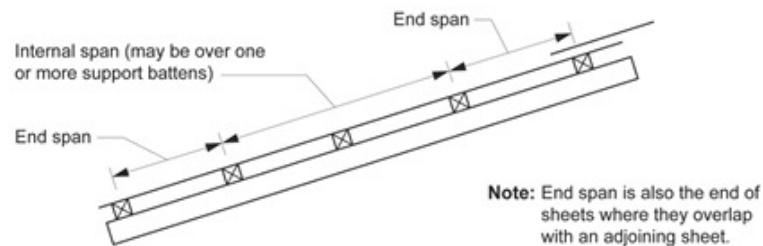


Table 3.5.1.3 Maximum roofing spans between supports

Sheet roofing profile	Sheet roofing base metal thickness (mm)	Max. end span (mm) ^{Note 1}	Max. internal span (mm) ^{Note 1}
Corrugated	0.42	900	1200
Close pitched trapezoidal	0.42	1800	2400
Trapezoidal	0.42	1300	1700
Concealed fasteners — narrow sheet	0.42	1750	2100
Concealed fasteners — wide sheet	0.48	1800	2100

Figure 3.5.1.2 Maximum spans for roofing between supports



3.5.1.5 Fixing of metal sheet roofing

Metal sheet roofing must—

- (a) be either fixed through the roofing (crest fastening) or have concealed fasteners; and
- (b) be fixed at spacings in accordance with Table 3.5.1.4; and

Table 3.5.1.4 Fixing Requirements for sheet roofing

Sheet roofing profile	Fixing: End span	Fixing: Internal spans
Corrugated	Side lap and every second rib	Side lap and every third rib
Close pitched trapezoidal	Side lap and every second rib	Side lap and every third rib
Trapezoidal	Every rib	Every rib
Concealed fasteners	Every rib	Every rib

- (c) use fixings of a compatible metal to the roof in accordance with Tables 3.5.1.2a to 3.5.1.2d; and

- (d) when using both clipped and pierced fastening systems, employ an anti-capillary feature in the side lap of the sheet (see Figure 3.5.1.3).

Explanatory information:

An anti-capillary feature in the side lap of the sheet is used to prevent capillary action drawing moisture into the lap and to allow the lap to drain. This can also be achieved by not over tightening the sheet fixing.

Wherever possible, consideration should be given to laying the metal sheet roofing so that the side lap is facing away from prevailing weather.

Figure 3.5.1.3 Side lap fastening detail

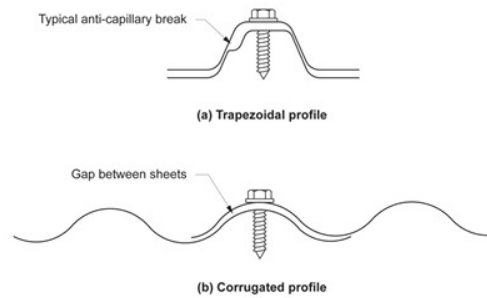
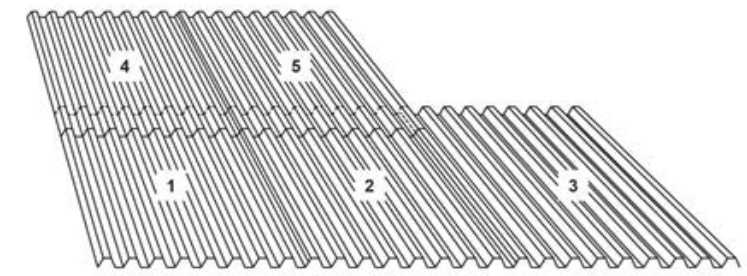


Figure 3.5.1.4 Sheet laying sequence



3.5.1.6 Installation of roofing sheets

Sheets must be—

- (a) laid wherever possible using complete lengths from the fascia to ridge; or
- (b) where a complete length cannot be laid—
 - (i) each run must be laid from bottom to top before moving on to the next run (see Figure 3.5.1.4); and
 - (ii) the minimum end lap must be—

- (A) for roof slopes above 15 degrees (1:4) – 150 mm; and
- (B) for roof slopes between 5–15 degrees (1:12-1:4) – 200 mm; and
- (C) stop ended (i.e. each valley turned up 60 degrees) at the ridge line of each length.

3.5.1.7 Flashings and cappings

- (a) Sheet metal roof flashings and cappings must comply with the following:
 - (i) Roof flashings and cappings must be purpose made, machine-folded sheet metal sections of material compatible with all up and downstream metal roof covering materials in accordance with 3.5.1.2(b).
 - (ii) The type of fasteners for flashing and cappings must comply with 3.5.1.5.
 - (iii) The fastener and fixing frequency for flashings and cappings must comply with Table 3.5.1.5.

Table 3.5.1.5 Fastener frequency for flashing and cappings

Roof Type	Fixing frequency	Fastener type
Concealed fastener roofs	Every rib	Rivets and self drilling screws
Pierced fastener roofs	Every second rib	Self drilling screws or rivets
Corrugated roofs	Every fourth rib	Self drilling screws or rivets

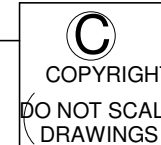
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STANDARD NOTES 2

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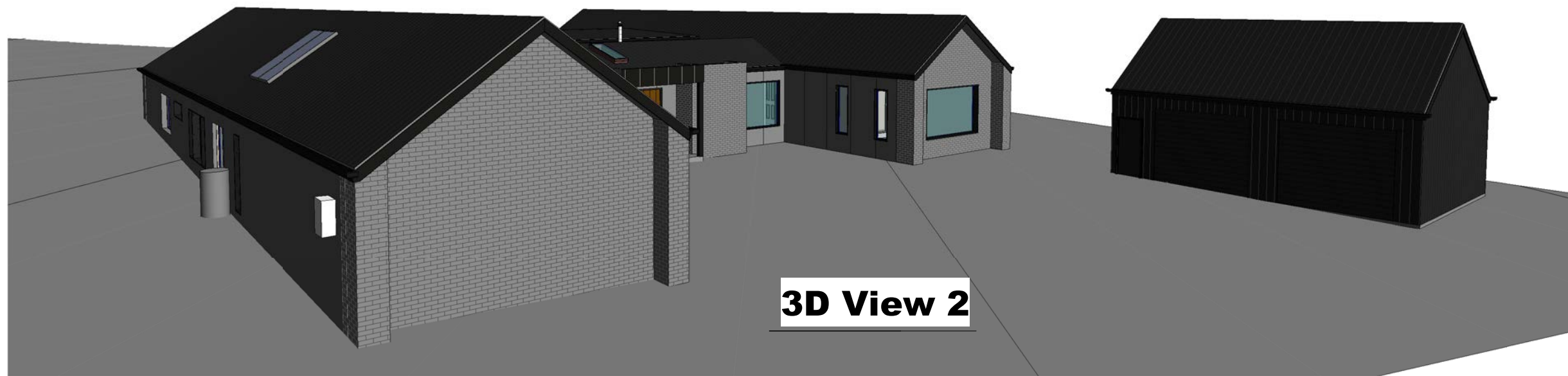
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6.2
NATIONWIDE HOUSE ENERGY RATING SCHEME
183

Assessor: MELISSA WILSON
Accreditation No. DMN/11/1317
Address: Lot 10, 222 Maiden Gully Road, Maiden Gully, VIC 3051
QR Code
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3D View 1



3D View 2

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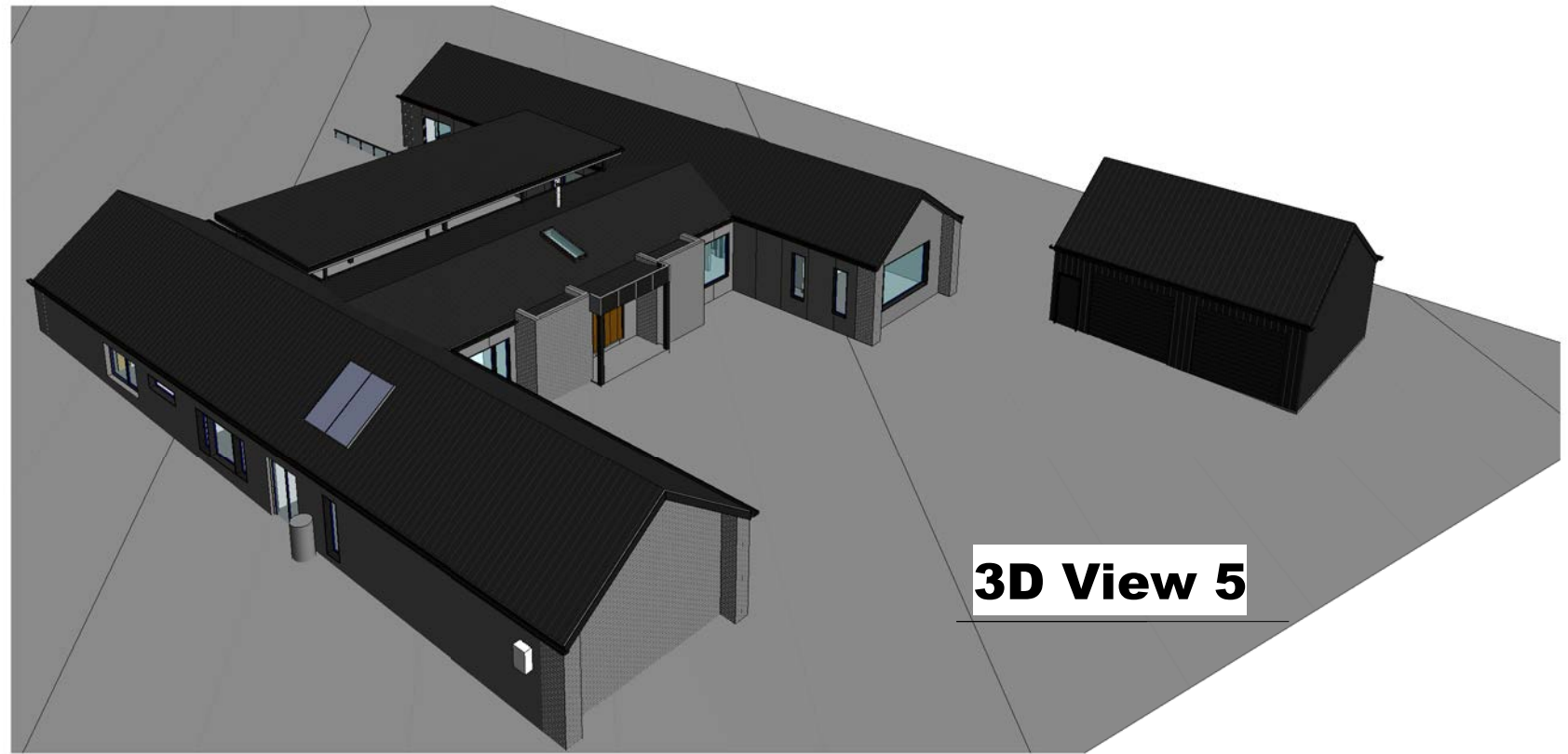
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3D View 3



3D View 4



3D View 5

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