

QLD SUSTAINABLE HOUSE CODE

ENERGY EFFICIENT LIGHTING
 FLOURESCENT LIGHTS OR COMPACT FLOURESCENT LIGHTS (CFLs) ARE TO BE USED IN 80% OF THE TOATL AREA OF ALL ROOMS. AREA MEASURED TO INCLUDE GARAGE.

TOILET CISTERNS
 TOILET CISTERNS TO HAVE DUAL FLUSH CAPABILITY THAT DOES NOT EXCEED 6 LITRES ON FULL FLUSH AND 3 LITRES ON HALF FLUSH

WATER SUPPLY
 WHERE MAIN WATER PRESSURE AT THE OUTLET WITHIN THE BOUNDARY EXCEEDS 500Kpa A WATER PRESSURE LIMITING DEVICE TO BE INSTALLED TO ENSURE PRESSURE REMAINS BELOW 500KPa.

HOT WATER
 EITHER PROVIDE GAS HOT WATER SYSTEM WITH A FIVE STAR ENERGY RATING, SOLAR HWS, OR HEAT PUMP ELECTRIC HWS.

WATER SAVINGS
 SHOWER ROSES TO BE AAA RATING WHEN ASSESSED AGAINST AS/NZ 6400:2004 OR A 3 STAR RATING UNDER THE WATER EFFICIENCY LABELLING SCHEME (WELS)
 ALL TOILETS ARE REQUIRED TO BE 4-STAR WELS SCHEME RATED AND ALL TAPWARE FOR KITCHEN SINKS, BATHROOM BASINS AND LUNDRY TUBS TO BE 3-STAR WELS RATED.

WATER TANKS

WATER SAVINGS TARGETS TO BE REACHED IN ACCORDANCE WITH PART 25 QDC.

- * Provide water tank/s with a minimum 5000L capacity.
- * Tanks to receive rainfall from at least one half of the roof catchment area or 100sq.m, whichever is the lesser.
- * Rainwater tanks to supply water supply for external use and internal use to toilet cisterns and washing machine cold water taps.
- * Internal fixtures supplied from a rainwater tank must have continuous supply of water by using an automatic switching device or a trickle top up system.

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DESIGN NOTES

(Ultimate Limit State)

Design Wind Speed = 40m/sec (N2)

- All construction methods & materials to be in accordance with:
- * THE BUILDING CODE OF AUSTRALIA
 - * THE BUILDING ACT 1975
 - * THE STANDARD BUILDING LAW
- Reference documents used :
- * A.S.1684-2006 Timber Framing Code
 - * Structural Plywood Wall Bracing - Limit State Design Manual
 - * Design in Hyne software

GENERAL NOTES

- * All timber framed walls to wet areas to be lined with F.C.
- * W.C.'s to be a min clear finished width of 900mm
- * Doors to W.C.'s to have lift off hinges
- * Smoke alarms to be provided as per BCA & AS3786
- * Masonary construction to be in accordance with A.S.3700
- * All Wet area floors and walls to be protected as per Clause 3.8.1. BCA
- * Balustrade to be 1000mm min. above finished floor level & have 125mm max. spacing in balusters
- * Provide DPC's as per Clause 3.3.4 BCA
- * Provide flashings as per Clause 3.3.4, 3.5.1, & 3.5.3 BCA

SITE PLAN NOTES

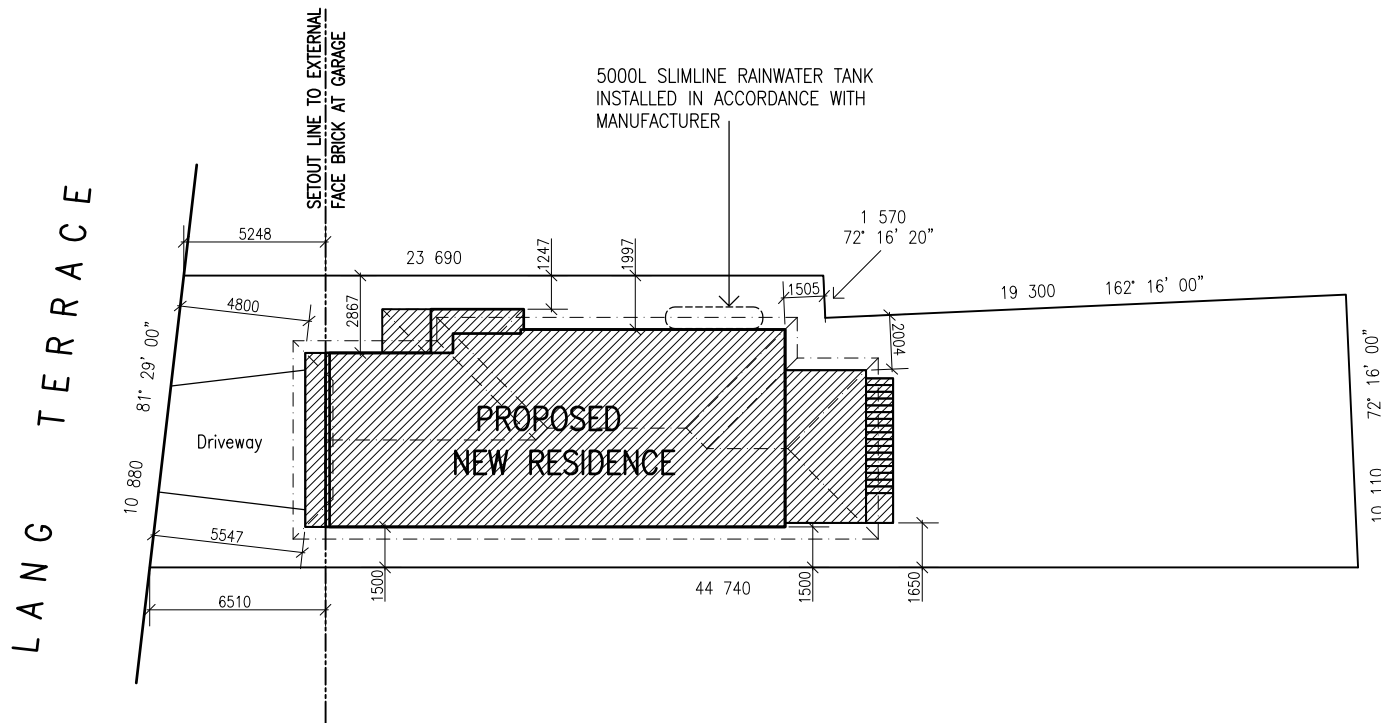
- * Platform immediately surrounding the residence to fall away from the residence at a slope of 1 in 15 min where possible
- * Cut & fill batters not to exceed a max. slope of Cut : 1 vertical to 1 horizontal approx. Fill : 1 vertical to 1 horizontal approx.
- * Driveway slope not to exceed a max. slope of : 1 vertical to 4 horizontal approx.

SITE FEATURE NOTE

Site levels and features shown on this drawing have been provided by a consultant. In order to maintain clarity of this drawing, not all information on the consultants drawing may have been shown on this drawing, therefore their drawing should be read in conjunction with this drawing. Site features and level should be confirmed on site.

REAL PROPERTY DESCRIPTION

PROPOSED LOT XXXX
 PARISH OF XXXX
 COUNTY OF STANLEY
 AREA = 452 sq.m.



VER	DATE	DESCRIPTION



ALAN BRIND

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PROJECT	SCALE	DRAWN
	1:200 at A3	A. Brind
AT:	FOR:	

DRAWING TITLE	JOB I.D.
SITE PLAN	DWG No
	VER
	W1
	A