


10.5 Appendix E - Architectural drawing set information

DEMOLITION OF EXISTING STRUCTURES AND CONSTRUCTION OF A SHOPTOP HOUSING AT 352 KING GEORGES RD, BEVERLY HILLS 2209

BUILDING SUSTAINABILITY SPECIFICATIONS - BASIX COMMITMENTS
THESE ARE THE SPECIFICATIONS UPON WHICH THE BASIX CERTIFICATE IS BASED. IF THEY VARY FROM DRAWINGS OR OTHER WRITTEN SPECIFICATIONS, THESE SPECIFICATIONS SHALL TAKE PRECEDENCE. IF ONLY ONE SPECIFICATION IS DETAILED FOR A BUILDING ELEMENT, THAT SPECIFICATION APPLIES TO ALL INSTANCES OF THAT ELEMENT. IF ALTERNATE SPECIFICATIONS ARE DETAILED FOR A BUILDING ELEMENT, THE LOCATION AND EXTENT OF ALTERNATE SPECIFICATIONS MUST BE DETAILED BELOW AND/OR CLEARLY INDICATED ON REFERENCED DOCUMENTS.
FIXED SHADING (EAVES, PERGOLAS, ALFRESCOS, AWNINGS):
Awnings: 2500-3000mm
EXTERNAL WALLS
Material: AFS Concrete Wall Insulation: R0.31 (Additional Insul. 2.09 (or 2.40 incl. construction))
INTERNAL WALLS:
Materials: Plasterboard on Concrete Panels Internal wall shared with garage - Insulation : nil
WINDOWS:
Glazing: Clear Glazing Uv: 7.63 and SHGC: 0.75 Frame : Standard Aluminium Internal cover: Blinds
ROOF: Concrete Flat roof
Material: Concrete Insulation: foil/sarking Color: medium (solar absorbance 0.475-0.70)
CEILINGS:
Material: Plasterboard Insulation: R3.0 (up)
FLOORS:
Covering: not specified Materials: Concrete Insulation: NIL Suspended floor over garage - Insulation: 0.7 (or 1 incl. const.) (down)
RAINWATER TANK/ HOT WATER UNIT
OSD: 1500 litres Hotwater unit : Gas Instantaneous 6 Stars



GENERAL NOTES - ALL DIMENSIONS ARE TO BE CHECKED ON SITE PRIOR TO ANY WORK COMMENCEMENT. - ALL DIMENSIONS ARE IN MILLIMETRES. - WRITTEN DIMENSIONS WILL TAKE PRECEDENCE OVER SCALE. - GROUND LEVELS ARE APPROXIMATE ONLY. - ALL TIMBER FRAME WORKS SHALL BE IN ACCORDANCE WITH TIMBER FRAME CODE.	REVISION 1 Amendment to Council 2 Revision 2 3 Front facade	AMENDMENTS 23/1/22 2/2/22 23/2/2022	Date 23/1/22 2/2/22 23/2/2022	 EPW 108 WOOLCOTT ST. EARLWOOD NSW 2209 P (02) 9591 5292 M 9402206326 E epwdesigns@gmail.com	DRAWING TITLE: COVER PAGE DEMOLITION OF EXISTING STRUCTURES AND CONSTRUCTION OF A SHOPTOP HOUSING AT: NO. 352 KING GEORGES RD, BEVERLY HILLS 2209	PLOT DATE: 23/02/2022 7:10:38 PM SCALE: 1 : 200 (A3) DRAWN BY: LN SHEET: DA 00

10.6 Appendix F – Recommendation for DtS compliance for covered parts in the Balcones

There following including the recommendation only for the DtS compliance for covered parts in the Balcones.

The design team shall also check with the BCA consultant, or certifier, or Council to ensure that the recommendation is sufficient and correct.

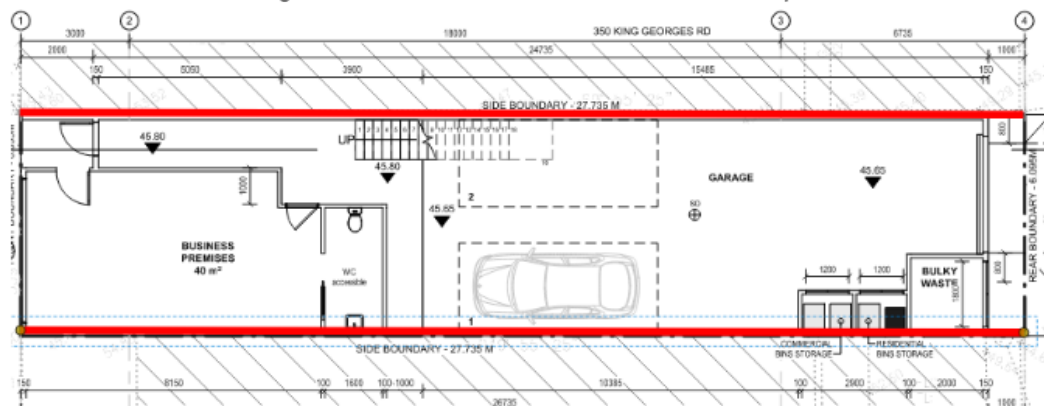
Alex Zhu

From: Alex Zhu
Sent: Friday, 20 December 2024 12:09 PM
To: 'EPW DESIGNS'
Subject: RE: 352 King Georges Rd, Beverly Hills - Fire Engineering

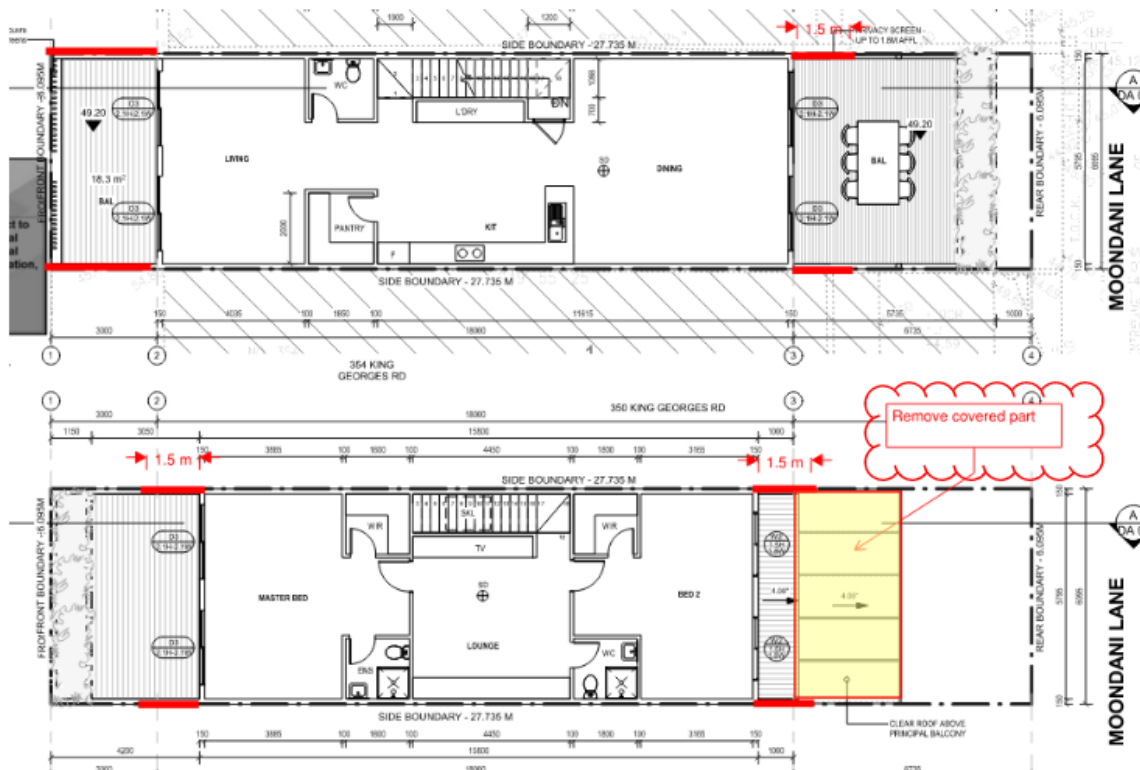
Hi Luke,

Summary below:

- Ground floor – full height fire rated walls extend to the front and rear boundary



- 1st floor
 - Full height fire rated wall extend 1.5m for Moondani Lane side
 - Full height fire rated wall extend to the boundary King Georges Rd. side
 - Remove the covered part due to it would be considered as a part of building (to be confirmed by the certifier).
- 2nd floor
 - Full height fire rated wall extend 1.5m from both elevation on both ends
 - All balconies shall be uncovered.



Alex Zhu

Associate Director

Senior Fire Engineer | ProAct Fire Engineering

Sydney + Brisbane + Melbourne

M 0406 098 528

E alex.zhu@proactfire.com.au

Sydney: 315/20B Lexington Dr, Bella Vista NSW 2153

Brisbane: 12/8 Navigator Pl, Hendra QLD 4011

Melbourne: 15/215 Bell St, Preston VIC 3072

www.proactfire.com.au



The content of this email is confidential and intended for the recipient specified in message only. It is strictly forbidden to share any part of this message with any third party, without a written consent of the sender. If you received this message by mistake, please reply to this message and follow with its deletion, so that we can ensure such a mistake does not occur in the future.