

LEGEND

- SMOKE ALARM - FINAL LOCATION SUBJECT TO NCC REQUIREMENTS
- ARTICULATION JOINTS - FINAL LOCATION TBC TO ENGINEERS/NCC REQUIREMENTS
- KEEP CLEAR FOR AC DUCTING
- AIR CONDITIONER DUCT
- 200MM X 400MM EAVE VENTILATION (CLIMATE ZONE 6, 7, 8 IN ACCORDANCE TO NCC00-8-3)
- DENOTES EXHAUST SYSTEM TO BE INSTALLED AS PER FLOW RATES SPECIFIED IN NCC PART 10-8-2 & MUST BE DISCHARGED DIRECTLY VIA SHAFT OR DUCT TO OUTDOOR AIR OR VENTILATED ROOF SPACE AS PER NCC PART 10-8-3
- DOUBLE GLAZING AS SELECTED
- DRAINAGE POINTS THROUGH WALL & ALLOW ADDITIONAL BRACING FOR FLOATING VANITIES
- PROVIDE STEGBAR ENERGY EFFICIENT GLASS (LOW-E CLEAR) UPGRADE OPTION
- DENOTES RAISED CEILING 300MM DEEP

NCC NOTES

FACILITIES
(DEEMED TO SATISFY PROVISION H4/D5)
FACILITIES TO BE PROVIDED IN ACCORDANCE TO PART 10.4.1 TO 10.4.2 OF HOUSING PROVISIONS OF THE NCC

WET AREA WATERPROOFING
(H4/D6) WET AREA FLASHING TO MEET CLAUSES 10.2.1 TO 10.2.6 AND 10.2.2 OF AS/NZS 4008:2006 (H4/D6) WET AREA FLASHING TO MEET CLAUSES 10.2.1 TO 10.2.6 AND 10.2.2 OF AS/NZS 4008:2006

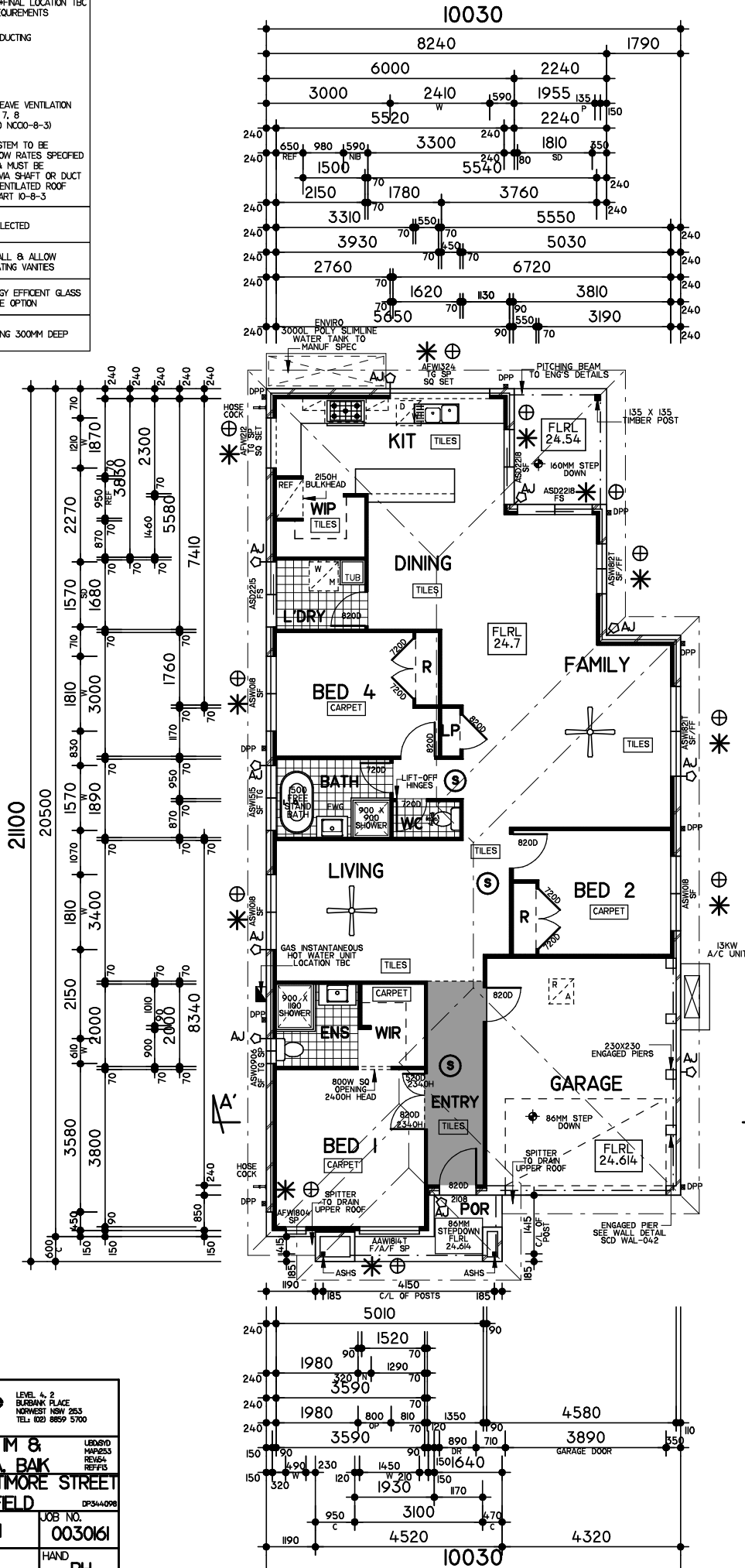
CONDENSATION MANAGEMENT
(DEEMED TO SATISFY PROVISION H4/D9)
CONDENSATION MANAGEMENT SYSTEMS TO BE INSTALLED IN ACCORDANCE WITH 10.8.1 TO 10.8.3 OF HOUSING PROVISIONS OF THE NCC

EXTERNAL WALL CONSTRUCTION
PLUMB BUILDING MEMBRANE IN EXTERNAL WALLS TO COMPLY WITH AS4200.1 PLUMB BUILDING MEMBRANE TO MEET CLIMATE ZONE 5 OR 6

VENTILATION
(DEEMED TO SATISFY PROVISION H4/D7)
VENTILATION TO BE PROVIDED IN ACCORDANCE WITH PART 10.6.1 TO 10.6.3 OF HOUSING PROVISIONS OF THE NCC

VENTILATION OF ROOF SPACES
IN CLIMATE ZONES 6, 7 AND 8, A ROOF MUST BE IN ACCORDANCE WITH PART 10.8.3 OF HOUSING PROVISIONS OF THE NCC

WINDOW PROTECTION
WINDOW PROTECTION TO BEDROOMS & TO OTHER ROOMS OTHER THAN BEDROOMS TO BE IN ACCORDANCE TO HOUSING PROVISION 10-3-7 TO 10-3-8 OF NCC



heden brae homes

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FOR **MR. S. E. M & MRS. K. A. BAK**

LOT B, 8 BALTIMORE STREET BELFIELD

TYPE **MIDLAND 21** JOB NO. **0030161**

FACADE **KIRRA** HAND **RH**

MASTER DWG NO. **AND-30703** AND-42793 PAGE NO. **2 OF 10**

a&n 25-27 SOLENT CIRCUIT, NORTHWEST - LEVEL 2 SUITE 26 - MACARTHUR POINT, PHONES: 02 8824 3533 WWW.ANDSENS.COM.AU

ISSUE	DATE	REVISION	DRAWN
A	06.05.26	SITING	MS
B	28.05.26	CC PLAN	NC
C	07.07.26	BASIX/HYDRAULICS	SB

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FLOOR PLAN 1:100