

**1 SITE PLAN**  
Scale 1:2500



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04	DESIGN PRESENTATION	31.07.20	..	..	..
03	DESIGN PRESENTATION	09.04.20	..	..	..
02	DESIGN PRESENTATION	02.03.20	B	DA SUBMISSION	13.5.21
01	DESIGN PRESENTATION	13.02.20	A	DA SUBMISSION	3.12.20
rev	notes	date	rev	notes	date

**NATHERS STAMP**

5.3

NATIONWIDE HOUSE

202.4

Assessor

Accreditation No.

Address

City

State

Postcode

Website

ZQ35ZBH81A 11 Sep 2020

Duncan Hope

DMN/141858

293 Old South Road

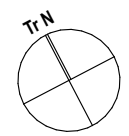
MITTAGONG

NSW 2575

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H & H CHALAK

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**NEW RESIDENCE**

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**SITE ANALYSIS PLAN**

drawing

**2001:DA101: B**

project drawing no. issue

13/5/21

DA DOCUMENTATION - NOT FOR CONSTRUCTION









## CONSTRUCTION REFERENCES AND

### ABBREVIATIONS

REF	DESCRIPTIONS
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**AFFL####** ABOVE FINISHED FLOOR LEVEL ####

**C-PB1** NEW TOP LEVEL FRAMED CEILING W

**COS**      **CHECK ON SITE**

D-###/G NEW GLAZED DOOR CONSTRUCTION

D-###/TP TIMBER EXTERNAL DOOR- SOLID CO

D-###/V VEHICULAR DOOR CONSTRUCTION -

**DP** NEW 90MM CIRCULAR COLORBOND

DP-S SEALED 90MM CIRCULAR UPVC DOW

**F** FIXED GLAZING

F-T2 EXTERNAL CONCRETE PAVERSF##-T1 NOMINAL (#) CONCRETE OR TIMBER

<b>F##-T3</b>	NOMINAL (#) CONCRETE OR TIMBER FRAMED FLOOR - WITH PRIVATE OUTDOOR TILE FINISH
<b>F##-T4</b>	NOMINAL (#) CONCRETE OR TIMBER FLOOR FLOOR- WITH LIVING AREA INTERNAL TILE FINISH
<b>F##-T5</b>	NOMINAL (#) CONCRETE OR TIMBER FLOOR FLOOR- WITH L'DRY AREA INTERNAL TILE FINISH
<b>F##-T6</b>	NOMINAL (#) CONCRETE OR TIMBER FLOOR FLOOR- WITH BATHROOM AREA INTERNAL TILE FINISH
<b>F##-TB</b>	NOMINAL (#) CONCRETE OR TIMBER FLOOR STRUCTURE FINISHED WITH TIMBER FLOOR BOARDS
<b>FC#-STAIR</b>	NEW CONCRETE STAIR - NOMINAL LOCATION AND FINISH (#)
<b>FC#-TC</b>	NOMINAL (#) CONCRETE FLOOR LEVEL- TROWLED CONCRETE FINISH
<b>FC1-##</b>	NEW GROUND LEVEL CONCRETE FLOOR - NOMINAL FINISH (#)
<b>FC2-##</b>	UPPER LEVEL INTERNAL CONCRETE FLOOR NOMINAL FINISH (#)
<b>FC3-##</b>	GROUND FLOOR CONCRETE BALCONY/PORCH/ TERRACE FLOOR CONSTRUCTION- NOMINAL FINISH (##)

<b>FC3-##</b>	UPPER FLOOR CONCRETE BALCONY/ROOF SLAB CONSTRUCTION- NOMINAL FINISH (##)
<b>FL-TFW/MR</b>	LIGHTWEIGHT WALL TO METAL ROOF FLASHING
<b>FSL</b>	FINISHED SURFACE LEVEL
<b>FSL</b>	FINISHED SURFACE LEVEL
<b>FT-C</b>	RC STRIP FOOTINGS TO STRUCTURAL ENGINEER'S DETAILS
<b>FT-CI</b>	RC THICKENED EDGE FOOTINGS INTEGRATED WITH SLAB ON GROUND TO STRUCTURAL ENGINEER'S DETAILS
<b>HWU-G</b>	INSTANTANEOUS GAS HOTWATER UNITS
<b>JNRY</b>	JOINERY - ROBES, CUPBOARDS AND VANITIES
<b>KITCH</b>	KITCHEN JOINERY AND APPLIANCES
<b>MF</b>	METAL FASCIA- COLORBOND
<b>NGL</b>	NATURAL GROUND LEVEL
<b>NGL</b>	NATURAL GROUND LEVEL
<b>POOL</b>	POOL CONSTRUCTION

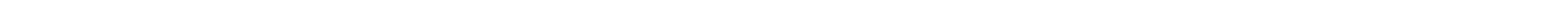
POOL-FENCE POOL FENCE CONSTRUCTION	
R-TCT	NEW FRAMED ROOF WITH TILED CLADDING
R-ZSR	NEW FRAMED ROOF WITH METAL CLADDING
RWT-U	UNDERGROUND RAINWATER TANK(S)
SB	STEEL BEAM TO ENGINEER'S DETAILS
SL-##	SKYLIGHT CONSTRUCTION
M-PERGOLA	METAL PERGOLA
TB	TIMBER BEAM
PC	PAINTED CONCRETE
TOW	TOP OF WALL
W-##	NEW WINDOW & GLAZED WALL CONSTRUCTION - TO SCHEDULE
WE-BF270	NEW 270MM CAVITY FACE BRICK WALL
WE-BF250	NEW 250MM FACE BRICK VENEER WALL WITH BRICK TIES, FLASHING, WEEP HOLES, DAMP-PROOF COURSES AND TERMITES

<b>WE-BF230</b>	NEW 230MM EXTERNAL FACE BRICK WALL
<b>WE-BL1</b>	NEW CONCRETE BLOCK EXTERNAL WALL
<b>WE-SSC2</b>	NEW 270MM CAVITY BRICK WALL WITH SANDSTONE FACING
<b>WE-BR270</b>	NEW 270MM CAVITY RENDERED BRICK WALL
<b>WE-SSC1</b>	NEW 250MM BLOCK WALL WITH EXTERNAL RUBBLE SANDSTONE FACING
<b>WE-TB</b>	NEW 270MM REDNERED BRICK WALL WITH TIMBER CLAD FINISH
<b>WE-FC</b>	FRAMED EXTERNAL WALL WITH FC CLADDING
<b>WI-BR110</b>	NEW 110MM INTERNAL BRICK WALL - CEMENT RENDER LINING
<b>WI-FT100</b>	NEW FRAMED INTERNAL WALL

[illegible]

#	AZ	FLOOR CONSTRUCTION
F&B-T2	Summary Construction Finishes Insulation Completion	<b>NORMAL (H) CONCRETE OR TIMBER FLOOR STRUCTURE FINISH WITH TIMBER FLOORING</b>  NOR OR EXISTING RC SLAB OR TIMBER FLOOR FRAMING AS SPECIFIED FOR FINISH  FINISHES: SELECTED INTERNAL, SEASOINED AUSTRALIAN HARDWOOD TAG FLOOR BOARDS WITH CONCEALED JOISTS ON COMPLETE 30MM HIGH SEASONED TIMBER BATTENS PAVED FOR RO-FLOOR, OR PARTICLE BOARD SUBSTRATE EQUIP TO "STRUCTURAL" GRADE TIMBER FRAMED FLOOR. SATINATED LIGHT OIL AND POLISH FINISH TO NEW TIMBER BOARDS. RECYCLED OR MELT SEASONED TIMBER CAN BE FINISHED WITH POLYURETHANE TYPE POLISHING SYSTEM.  INSULATION: As specified for main floor construction COMPLETION: As specified for main floor construction
FCQ-T2	Summary Construction Finishes Insulation Completion	<b>NORMAL (H) CONCRETE FLOOR TIE- TROWLED CONCRETE FINISH</b>  RC SLAB AS SPECIFIED FOR REFERENCES FC2-H# OR FC2-M#  FINISHES: TROWEL FINISH As specified for main floor construction. Not required for outdoor or non-habitable room situations.  COMPLETION: As specified for main construction. NON-SLIP RATING OF AT LEAST R11
F&B-T1	Summary Construction Finishes Insulation Completion	<b>NORMAL (H) CONCRETE OR TIMBER FRAMED FLOOR- WITH ENTRY AREA TILE FINISH</b>  NOR OR EXISTING RC SLAB OR TIMBER FLOOR FRAMING AS SPECIFIED FOR FINISH  FINISHES: SELECTED EXTERNAL GRADE PRE-SEALED PORCELAIN OR STONE TILES TO SCHEDULE Laid ON CEMENT BED WITH 1.3M GROUP JOINTS AND OUTWARD FALL TO DRAIN. STONE TILES TO BE RE SEALED WITH GROUT AFTER APPLICATION TO SUPPLIERS RECOMMENDED APPLICATION AND MAINTENANCE SPECIFICATION AS SPECIFIED FOR MAIN FLOOR CONSTRUCTION  APPLICATION MEMBRANE TO BE APPLIED WHEN LOCATED ABOVE INTERNAL AREA BELOW - TO ISCA AND APPLICATIONS WARRANTED DETAILS AND METHOD. TILES SELECTED TO HAVE SLIP RATING OF AT LEAST R11.
F-T2	Summary Construction Finishes Insulation Completion	<b>EXTERNAL CONCRETE CAPPING PAPERS</b> SUB-STRUCTURE: 100mm COMPACTED ROAD BASE AND SAND BED  FINISHES: SELECTED 600mm x 600mm x 50mm THICK CONCRETE PAPERS WITH 75MM SPACING LAID LEVEL AND PLUMB WITH FINE SEAL, POWER GRAD, FULL BETWEEN  INSULATION: N/A  COMPLETION: PAPERS SELECTED TO HAVE SLIP RATING OF AT LEAST R11.
F&B-T3	Summary Construction Finishes Insulation Completion	<b>NORMAL (H) CONCRETE OR TIMBER FRAMED FLOOR- WITH PRIVATE OUTDOOR TILE FINISH</b>  NOR OR EXISTING RC SLAB OR TIMBER FLOOR FRAMING AS SPECIFIED FOR FINISH  FINISHES: SELECTED EXTERNAL GRADE PORCELAIN OR STONE TILES TO SCHEDULE Laid ON CEMENT BED WITH 1.3M GROUP JOINTS AND OUTWARD FALL TO DRAIN. STONE TILES TO BE RE SEALED WITH GROUT AFTER APPLICATION TO SUPPLIERS RECOMMENDED APPLICATION AND MAINTENANCE SPECIFICATION AS SPECIFIED FOR MAIN FLOOR CONSTRUCTION  APPLICATION MEMBRANE TO BE APPLIED WHEN LOCATED ABOVE INTERNAL AREA BELOW - TO ISCA AND APPLICATIONS WARRANTED DETAILS AND METHOD. TILES SELECTED TO HAVE SLIP RATING OF AT LEAST R11.
F&B-T4	Summary Construction Insulation Completion	<b>NORMAL (H) CONCRETE OR TIMBER FLOOR FLAT WITH LIVING AREA INTERNAL TILE FINISH</b>  RC SLAB AS SPECIFIED FOR REFERENCES FC2-H# OR FC2-M# OR TIMBER FRAMED FLOOR WITH CFC SUBSTRATE AS SPECIFIED FOR REFERENCES FT1-H# OR FT1-M#  FINISHES: SELECTED INTERNAL GRADE PORCELAIN OR STONE TILES TO SCHEDULE Laid ON CEMENT BED WITH 1.3M GROUP JOINTS.  INSULATION: AS SPECIFIED FOR MAIN FLOOR CONSTRUCTION TILES SELECTED TO HAVE SLIP RATING OF LEAST R10.
F&B-T5	Summary Construction Finishes Insulation Completion	<b>NORMAL (H) CONCRETE OR TIMBER FRAMED FLOOR WITH DRY AREA INTERNAL TILE FINISH</b>  RC SLAB AS SPECIFIED FOR REFERENCES FC2-H# OR FC2-M# OR TIMBER FRAMED FLOOR WITH CFC SUBSTRATE AS SPECIFIED FOR REFERENCES FT1-H# OR FT1-M# OR FT1-X#  FINISHES: SELECTED EXTERNAL GRADE PORCELAIN OR STONE TILES TO SCHEDULE Laid ON CEMENT BED WITH 1.3M GROUP JOINTS AND FALLS TO FLOOR WASTES. STONE TILES TO BE RE SEALED WITH GROUT AFTER APPLICATION TO SUPPLIERS RECOMMENDED APPLICATION AND MAINTENANCE SPECIFICATION AS SPECIFIED FOR MAIN FLOOR CONSTRUCTION  TILES SELECTED TO HAVE SLIP RATING OF AT LEAST R10. WATERPROOF TANKING MEMBRANE TO WET AREAS TO Part 3.8.1 ISCA v12 & A 334.
F&B-T6	Summary Construction Finishes Insulation Completion	<b>NORMAL (H) CONCRETE OR TIMBER FRAMED FLOOR WITH BATHROOM AREA INTERNAL TILE FINISH</b>  RC SLAB AS SPECIFIED FOR REFERENCES FC2-H# OR FC2-M# OR TIMBER FRAMED FLOOR WITH CFC SUBSTRATE AS SPECIFIED FOR REFERENCES FT1-H# OR FT1-M# OR FT1-X#  FINISHES: SELECTED EXTERNAL GRADE PORCELAIN OR STONE TILES TO SCHEDULE Laid ON CEMENT BED WITH 1.3M GROUP JOINTS AND FALLS TO FLOOR WASTES. STONE TILES TO BE RE SEALED WITH GROUT AFTER APPLICATION TO SUPPLIERS RECOMMENDED APPLICATION AND MAINTENANCE SPECIFICATION. VARIATION T6.5 TO AS SPECIFIED FOR MAIN FLOOR CONSTRUCTION  TILES SELECTED TO HAVE SLIP RATING OF LEAST R10. WATERPROOF TANKING MEMBRANE TO WET AREAS TO Part 3.8.1 ISCA v12 & A 334.
SB	Summary	STEEL BEAM TO ENGINEER'S DETAILS



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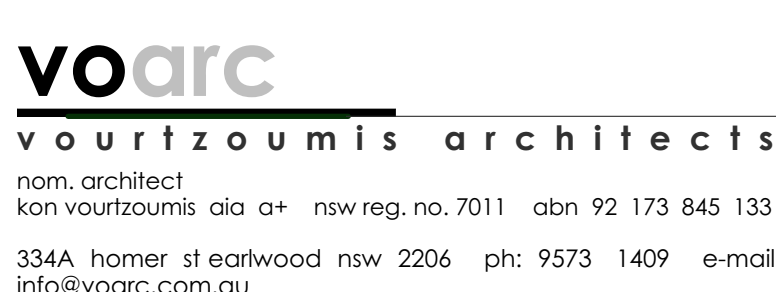


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## NEW RESIDENCE

• project  
**293**  
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MITTAGONG  
address



ELEVATION  
drawing

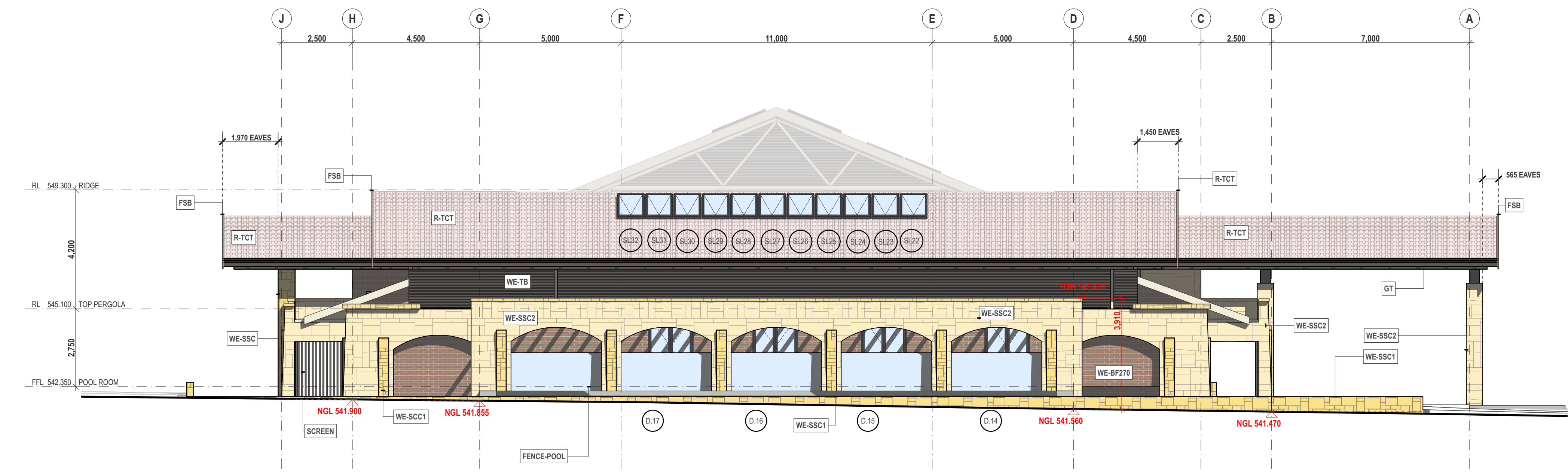
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project drawing no. issue

13/5/21

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1 EAST ELEVATION  
Scale 1:100

CONSTRUCTION REFERENCES AND ABBREVIATIONS

REF DESCRIPTIONS

AFFL#### ABOVE FINISHED FLOOR LEVEL ####

C-PB1 NEW TOP LEVEL FRAMED CEILING WITH PLASTERBOARD LINING

COS CHECK ON SITE

D-##/G NEW GLAZED DOOR CONSTRUCTION - TO SCHEDULE

D-##/TP TIMBER EXTERNAL DOOR- SOLID CORE CONSTRUCTION

D-##/V VEHICULAR DOOR CONSTRUCTION - TO SCHEDULE

DP NEW 90MM CIRCULAR COLORBOND DOWNPIPE

DP-S SEALED 90MM CIRCULAR UPVC DOWNPIPE

F FIXED GLAZING

F-T2 EXTERNAL CONCRETE PAVERS

F-#-T1 NOMINAL (#) CONCRETE OR TIMBER

F-#-T3 NOMINAL (#) CONCRETE OR TIMBER FRAMED FLOOR - WITH PRIVATE OUTDOOR TILE FINISH

F-#-T4 NOMINAL (#) CONCRETE OR TIMBER FLOOR FLOOR- WITH LIVING AREA INTERNAL TILE FINISH

F-#-T5 NOMINAL (#) CONCRETE OR TIMBER FLOOR FLOOR- WITH L'DRY AREA INTERNAL TILE FINISH

F-#-T6 NOMINAL (#) CONCRETE OR TIMBER FLOOR FLOOR- WITH BATHROOM AREA INTERNAL TILE FINISH

F-#-TB NOMINAL (#) CONCRETE OR TIMBER FLOOR STRUCTURE FINISHED WITH TIMBER FLOOR BOARDS

FC#-STAIR NEW CONCRETE STAIR - NOMINAL LOCATION AND FINISH (#)

FC#-TC NOMINAL (#) CONCRETE FLOOR LEVEL- TROWLED CONCRETE FINISH

FC1-## NEW GROUND LEVEL CONCRETE FLOOR - NOMINAL FINISH (#)

FC2-## UPPER LEVEL INTERNAL CONCRETE FLOOR - NOMINAL FINISH (#)

FC3-## GROUND FLOOR CONCRETE BALCONY/PORCH/ TERRACE FLOOR CONSTRUCTION- NOMINAL FINISH (##)

FC3-## UPPER FLOOR CONCRETE BALCONY/ROOF SLAB CONSTRUCTION- NOMINAL FINISH (##)

FL-TFW/MR LIGHTWEIGHT WALL TO METAL ROOF FLASHING

FSL FINISHED SURFACE LEVEL

FSL FINISHED SURFACE LEVEL

FT-C RC STRIP FOOTINGS TO STRUCTURAL ENGINEER'S DETAILS

FT-CI RC THICKENED EDGE FOOTINGS INTEGRATED WITH SLAB ON GROUND TO STRUCTURAL ENGINEER'S DETAILS

HWU-G INSTANTANEOUS GAS HOTWATER UNITS

JNRY JOINERY - ROBES, CUPBOARDS AND VANITIES

KITCH KITCHEN JOINERY AND APPLIANCES

MF METAL FASCIA- COLORBOND

NGL NATURAL GROUND LEVEL

NGL NATURAL GROUND LEVEL

POOL POOL CONSTRUCTION

POOL-FENCE POOL FENCE CONSTRUCTION

R-TCT NEW FRAMED ROOF WITH TILED CLADDING

R-ZSR NEW FRAMED ROOF WITH METAL CLADDING

RWT-U UNDERGROUND RAINWATER TANK(S)

SB STEEL BEAM TO ENGINEER'S DETAILS

SL-## SKYLIGHT CONSTRUCTION

M-PERGOLA METAL PERGOLA

TB TIMBER BEAM

PC PAINTED CONCRETE

TOW TOP OF WALL

W-## NEW WINDOW & GLAZED WALL CONSTRUCTION - TO SCHEDULE

WE-BF270 NEW 270MM CAVITY FACE BRICK WALL

WE-BF250 NEW 250MM FACE BRICK VENEER WALL WITH BRICK TIES, FLASHING, WEEP HOLES, DAMPROOF COURSES AND TERMITES

WE-BF230 NEW 230MM EXTERNAL FACE BRICK WALL

WE-BL1 NEW CONCRETE BLOCK EXTERNAL WALL

WE-SSC2 NEW 270MM CAVITY BRICK WALL WITH SANDSTONE FACING

WE-BR270 NEW 270MM CAVITY RENDERED BRICK WALL

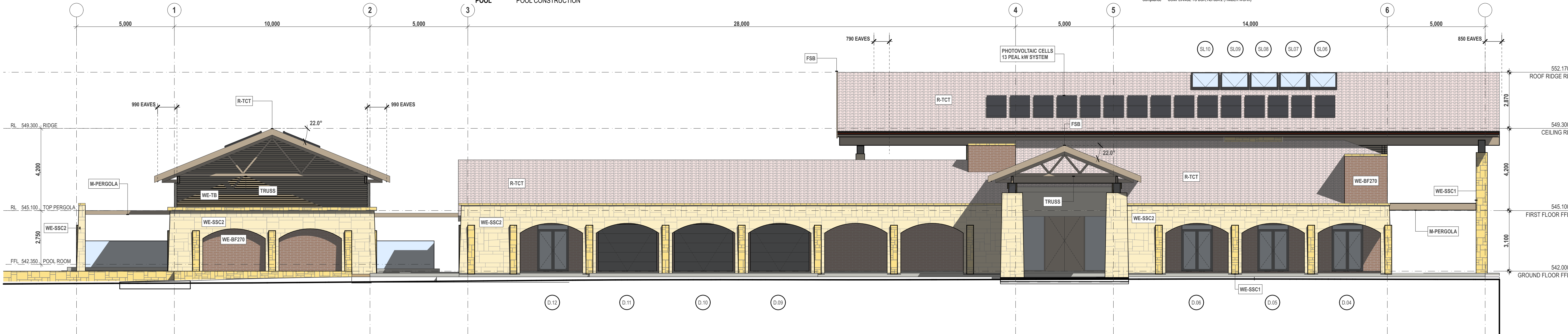
WE-SSC1 NEW 250MM BLOCK WALL WITH EXTERNAL RUBBLE SANDSTONE FACING

WE-TB NEW 270MM REDNERED BRICK WALL WITH TIMBER CLAD FINISH

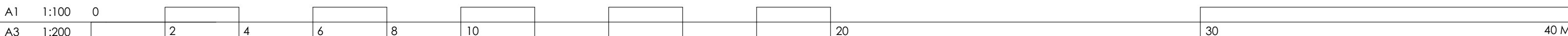
WE-FC FRAMED EXTERNAL WALL WITH FC CLADDING

WI-BR110 NEW 110MM INTERNAL BRICK WALL - CEMENT RENDER LINING

WI-TF100 NEW FRAMED INTERNAL WALL



2 NORTH ELEVATION  
Scale 1:100



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NEW RESIDENCE

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ELEVATION

drawing

2001:DA312: B

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13/5/21

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