

ROCKHAMPTON REGIONAL COUNCIL
AMENDED PLANS APPROVED
 21 March 2025
 DATE
 These plans are approved subject to the current conditions of approval associated with
 Development Permit No.: **D/48-2024**
 Dated: **17 June 2024**

LEGEND & NOTES:

Windows:
 12.18 - 1200 high x 1800 wide
 A - Awning window
 D - Double hung window
 st - Solar tint finish (or equal)
 obs - Obscure glazing
 fg - Fixed glass
 sgd - Sliding glass door
 xo denotes sliding/fix viewed from outside

Sliding glass doors & windows supplier shall adapt the sizes noted on the floor plan to their standard stock sizes.

⑤ 5/Permanently wired photoelectric interconnected smoke alarms fitted to ceiling to comply with AS 3786 (2014) and AS 1670.6 (1997), and with NCC Part 3.7.2

Wall framing:
 — Denotes wall frames to ceiling height
 External - 90x35 P12
 Internal - 70/90x35 P10 (non load-bearing)

Internal lining: 10mm gyprock generally
 6mm Villaboard to wet areas

Raked Ceiling:
 10tk gyprock plasterboard ceiling fixed to 22mm metal ceiling battens fixed to ceiling joists

- Min. 900Ø ceiling fan
- Min. 90mmØ PVC downpipe
- Cavity sliding door
- Aluminium framed sliding door to robe
- Air-conditioner internal head unit
- Air-conditioner external motor unit
- Layout of all robes and shelving as per directions from the Owners
- Denotes drawers
- Kitchen and all other cabinetry layout details per Owners and Cabinetmaker consultation.
- Electrical distribution board
- Hot water system (315 lt electric) (Confirm with Owners)
- Bath Room/Ensuite details:**
- * 400w x 400d niche, 1200 above FFL
- ** 600w x 400d niche, 1200 above FFL
- Shower head
- Towel rail
- S/S grated drain
- Denotes 1200x900 clear space in front of toilet pan

FLOOR AREAS:

Habitable	200.0m ²
Patio Area	100.0m ²
TOTAL BUILDING AREA	300.0m²
ROOFING AREA	309.0m²

This drawing is to be read and used in conjunction with 'Greensteel Rockhampton' prefab shed drawings proposal for their customer: Will Osborne
 Proposal No.: 79613_OSBORNE-2 (15/8/24)

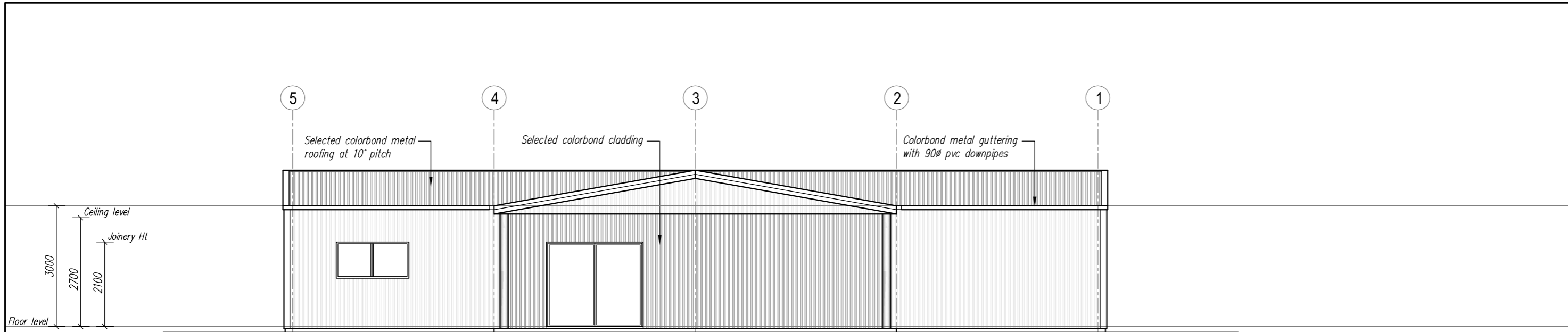
Rev.	Description	Date
0	First Issue for Development Application	1/11/24

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**PROPOSED NEW DWELLING AT
 1949 (Lot 5) RIDGELANDS ROAD
 RIDGELANDS
 FOR WILLIAM OSBORNE**

Title: FLOOR PLAN	
Scale: 1:100	A3
Date: October 2024	Drawn: GJK
Sheet: Sheet 4 of 12	Rev: 0
Dwg No: 24_1057	



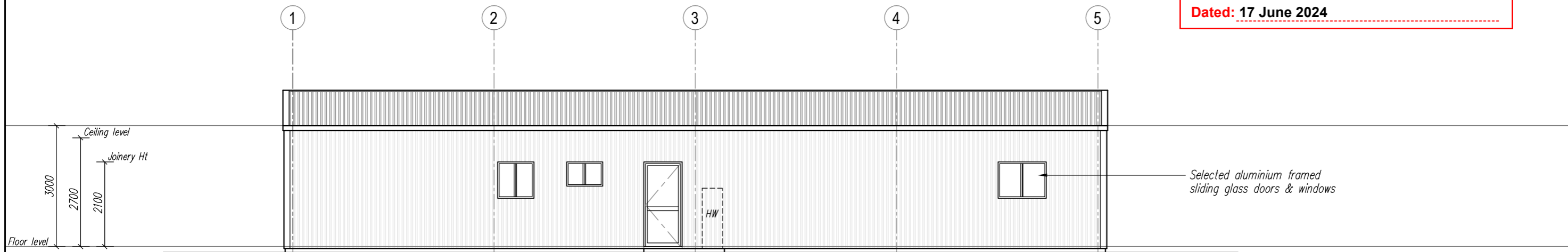
EASTERN ELEVATION

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WESTERN ELEVATION

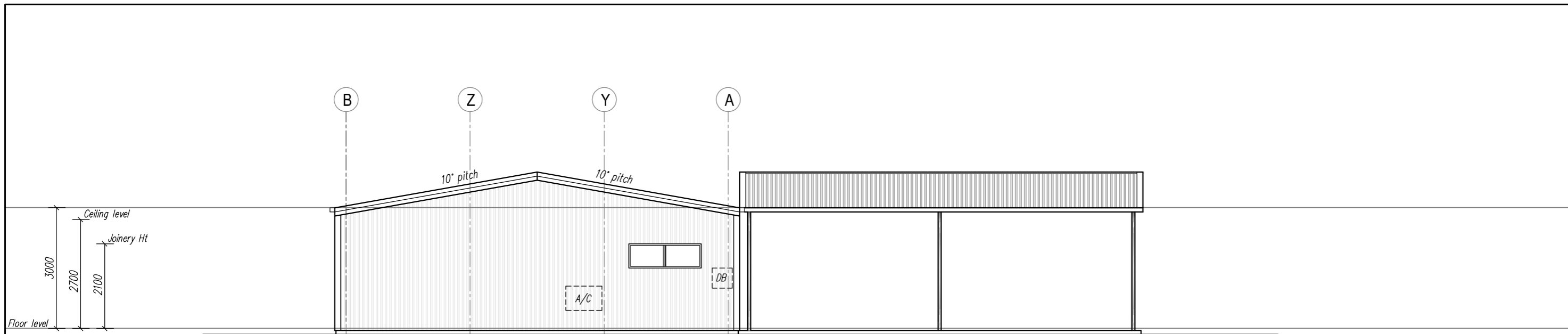
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Title: ELEVATIONS		
Scale: 1:100	A3	
Date: October 2024	Drawn: GJK	
Sheet: Sheet 5 of 12	Rev: 0	
Dwg No: 24_1057		

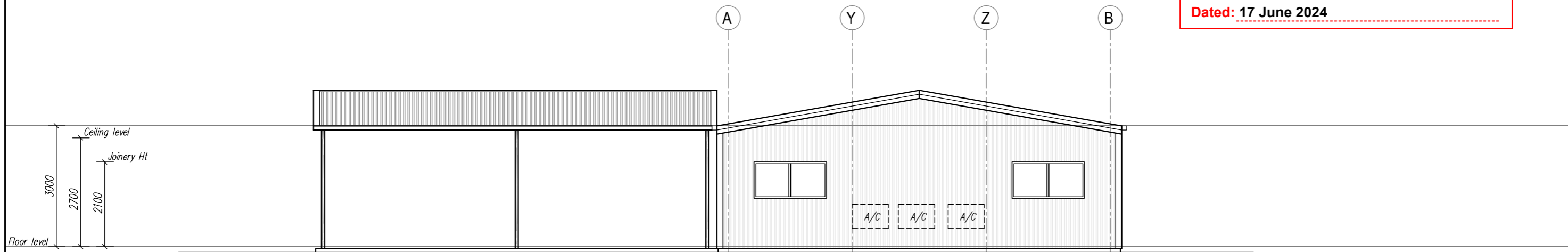


SOUTHERN ELEVATION

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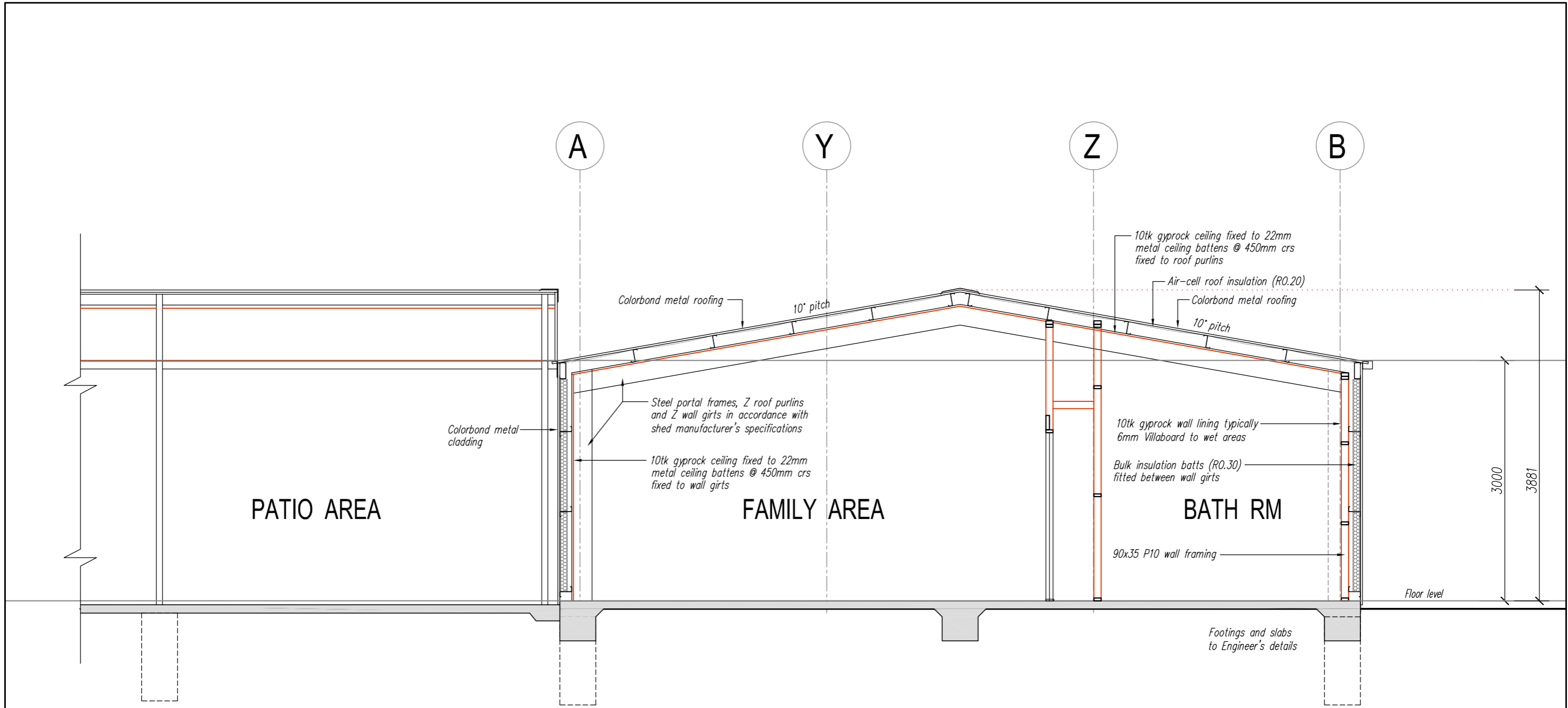
NORTHERN ELEVATION

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**PROPOSED NEW DWELLING AT
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Title: ELEVATIONS & CROSS SECTION	
Scale: 1:100	A3
Date: October 2024	Drawn: GJK
Sheet: Sheet 6 of 12	Rev: 0
Dwg No: 24_1057	



CROSS SECTION AA


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Prefabricated steel framed shed to be constructed in accordance with the Manufacturer's details and specifications

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**PROPOSED NEW DWELLING AT
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Title: CROSS SECTION AA	
Scale: 1:50	A3
Date: October 2024	Drawn: GJK
Sheet: Sheet 7 of 12	Rev: GJK
Dwg No: 24_1057	Rev: CROSS SETION