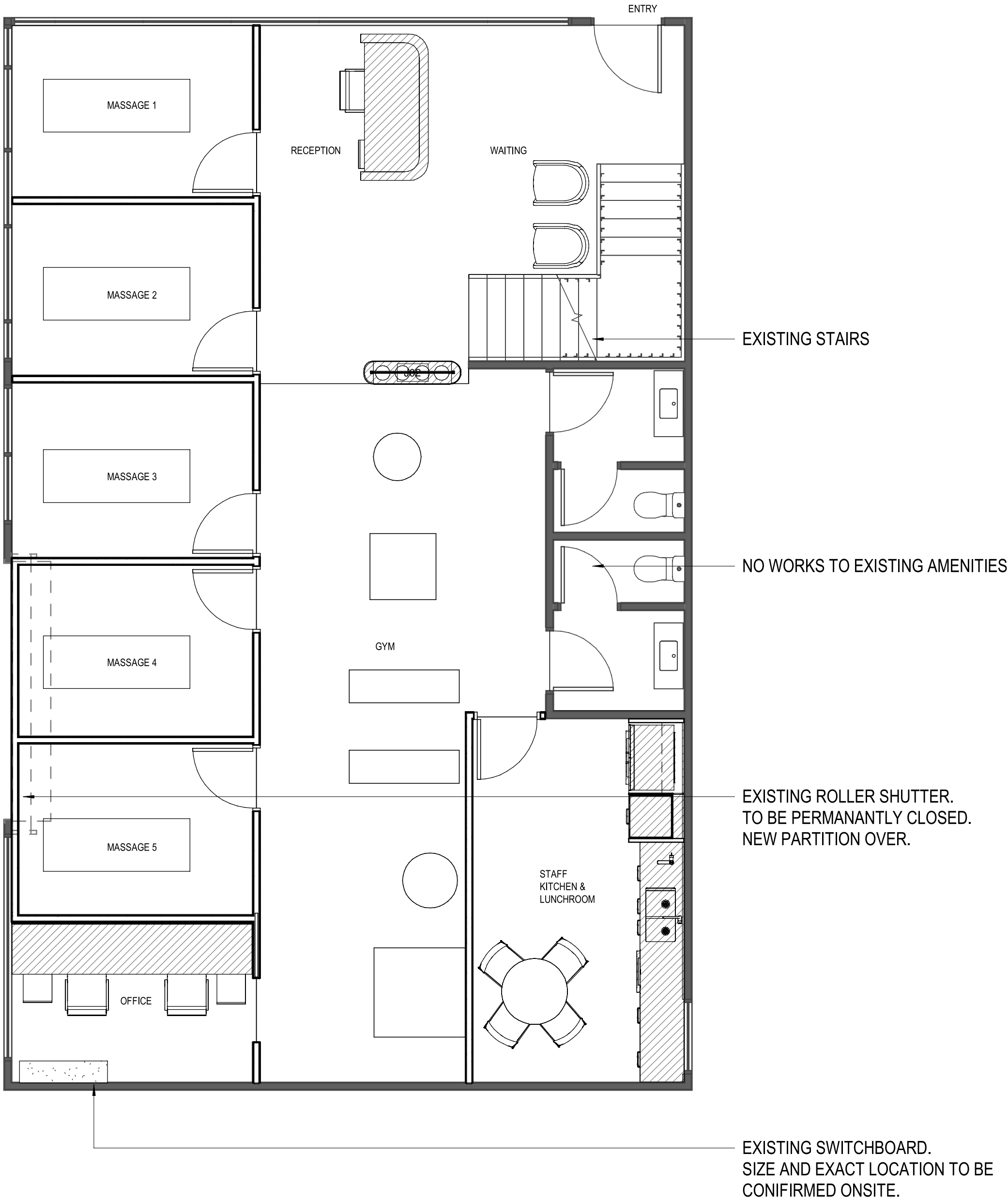
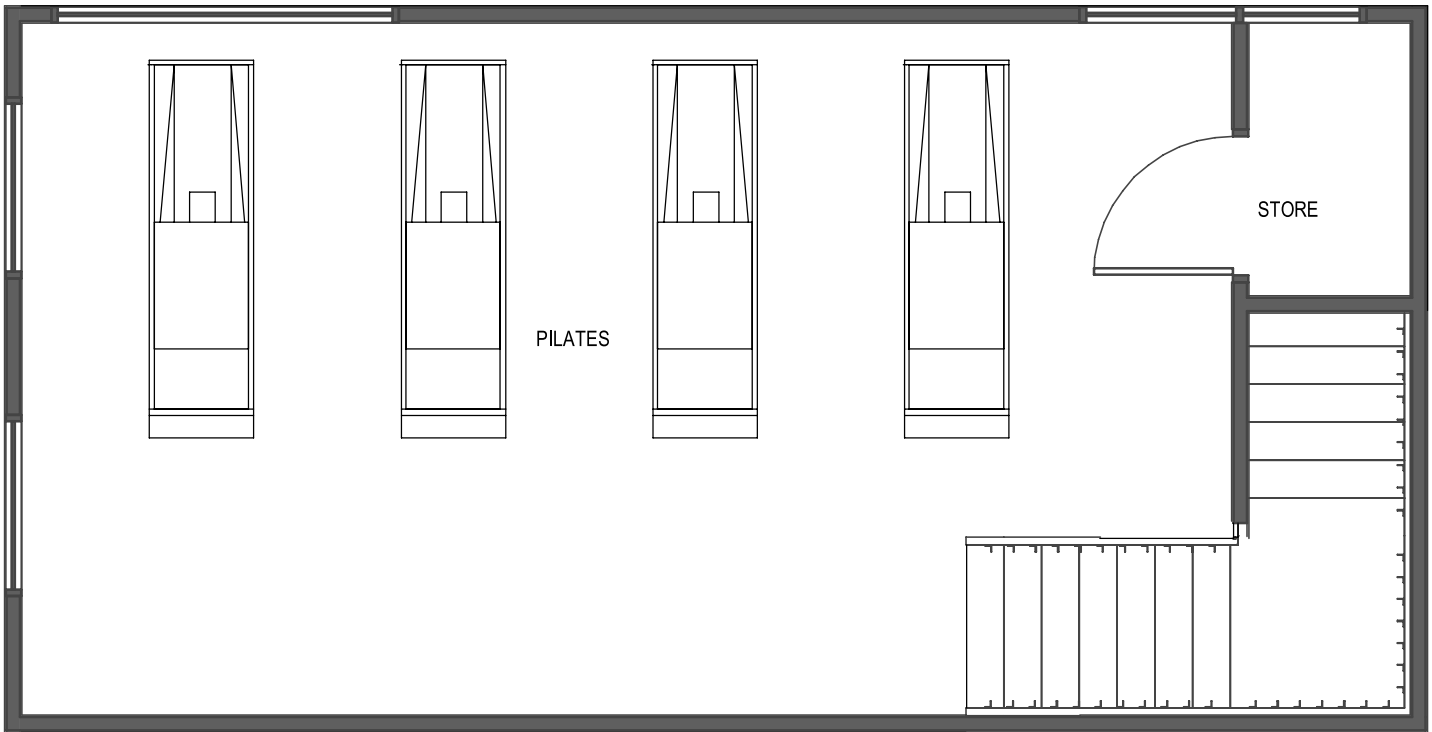


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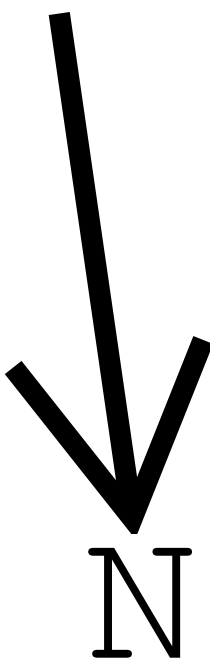
1 GROUND - GENERAL ARRANGEMENT
AS-101 1 : 50



2 LEVEL 1 - GENERAL ARRANGEMENT
1 : 50

GENERAL NOTES:

- REFER TO SPECIFICATION AND NOTIFY ANY AMBIGUITY OR DISCREPANCIES.
- NOTIFY ALL RELEVANT LOCAL AUTHORITY DEPARTMENTS FOR CONNECTION AND SEALING PROCEDURES FOR EXISTING SERVICES AS REQUIRED.
- COMPLY WITH ALL RELEVANT SAFETY STANDARDS INCLUDING REQUIREMENTS FOR REMOVAL OF HAZARDOUS MATERIALS.
- NOTIFY ALL ADJOINING OWNERS WHEN WORK WILL COMMENCE AND OF THE DURATION OF DEMOLITION WORKS.
- VERIFY THE LOCATION OF EXISTING SERVICES AND PUBLIC UTILITIES PRIOR TO COMMENCEMENT.
- CONTACT THE OWNER OF THE PROPERTY FOR ANY CLARIFICATION OF SCOPE OF WORK AS NECESSARY PRIOR TO COMMENCEMENT OR DURING DEMOLITION.
- ENSURE EXISTING STRUCTURES REMAIN STRUCTURALLY SOUND ON COMPLETION AND DURING DEMOLITION.
- ALL DOCUMENTATION DISCREPANCIES TO BE REFERRED IMMEDIATELY TO THE DESIGNER PRIOR TO PROCEEDING WITH PROCUREMENT, INSTALLATION OR FABRICATION
- PROVIDE ALL NECESSARY EXPANSION AND MOVEMENT JOINTS.
- THE EXTERIOR OF THE BUILDING IS TO BE COMPLETELY WEATHERPROOF AT COMPLETION..
- TEST AND CERTIFY ALL WARRANTY PAPERS AND MANUALS FOR INSTALLATIONS.
- PROVIDE ACCESS AND SIGNAGE FOR PEOPLE WITH DISABILITIES IN ACCORDANCE WITH REQUIREMENTS OF THE NCC.
- ALL WORK IS TO COMPLY WITH THE REQUIREMENTS AND BY-LAWS OF THE NCC.
- ALL WORK IS TO COMPLY WITH RELEVANT AUSTRALIAN STANDARDS.
- ENSURE ALL APPROPRIATE TEST CERTIFICATES HAVE BEEN SOURCE.
- CONTRACTOR SHALL CHECK ALL DIMENSIONS AND EXISTING CONDITIONS BEFORE COMMENCING CONSTRUCTION.
- ANY DAMAGE CAUSED BY THE CONTRACTOR SHALL BE MADE GOOD AT THE COST OF THE CONTRACTOR.
- ALL WORKMANSHIP IS TO COMPLY WITH AS1428.1 (2009).
- CONTRACTOR SHALL REPORT ANY DISCREPANCIES ON DRAWINGS TO THE PRINCIPLE PROJECT MANAGER OR DESIGNER BEFORE COMMENCING OR CONTINUING ANY CONSTRUCTION.
- DRAWING DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS.
- CONTRACTOR SHALL VISIT THE PROJECT SITE PRIOR TO TENDERING TO ASCERTAIN ACCESS AND SITE CONDITIONS. FAILURE TO DO SO WILL NOT WARRANT ANY CLAIM OF LOSSES INCURRED AS A RESULT OF UNKNOWN CONDITIONS.
- CONTRACTOR TO CONFIRM ITEMS NOTED AS 'TO MATCH EXISTING' REQUIRE SITE CONFIRMATION.
- CONTRACTOR TO LIAISON WITH OTHER TRADE CONTRACTORS WHERE TRADES OVERLAP
- ALL DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE SCOPE OF WORKS DOCUMENT (INCLUDED WITH RELEVANT CONSTRUCTION ISSUE DRAWINGS PACKAGE) AND RELEVANT SERVICES DRAWINGS (WHERE APPLICABLE). ANY DISCREPANCIES ARE TO BE FLAGGED WITH PROJECT MANAGER
- CONTRACTOR TO PASS ANY COST SAVING NEGOTIATED DEALS/ RATES MADE BETWEEN PROJECT MANAGER AND SUPPLIER TO PROJECT. THIS INCLUDES SPECIFIED EQUIPMENT / APPLIANCES AND ALL FINISHES
- READ IN CONJUNCTION WITH ACOUSTIC REPORT. CONTRACTOR TO ADDRESS ANY AMBIGUITY BETWEEN ACOUSTIC REPORT AND DRAWINGS WITH DESIGNER. REGULAR INSPECTIONS BY THE CLIENT AND ACOUSTIC CONSULTANT TO BE SCHEDULED AND ORGANISED BY THE SITE MANAGER AND PRINCIPLE PROJECT MANAGER AT KEY MILESTONES.



PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2021/1185
Date: 26 MAY 2021



NOTES		
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Elite Health & Performance

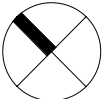
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DRAWING

GENERAL ARRANGMENT PLAN

JOB NUMBER 020.024
DRAWN BY LM
CHECKED BY JM

SCALE AS SHOWN @A1
DATE CREATED 16/03/2021 12:05:31 AM
NORTH



DRAWING NUMBER

A2-110

ISSUED FOR

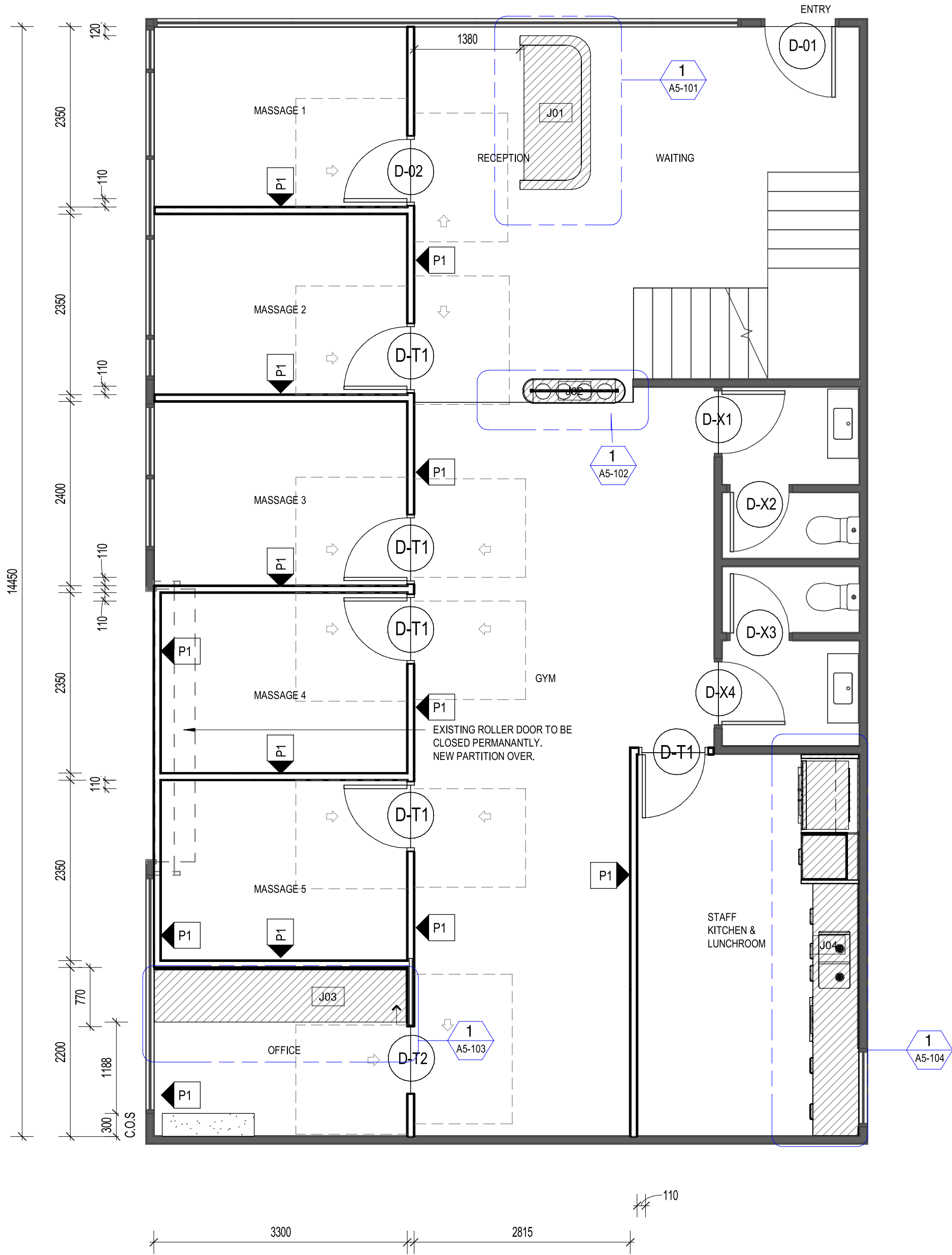
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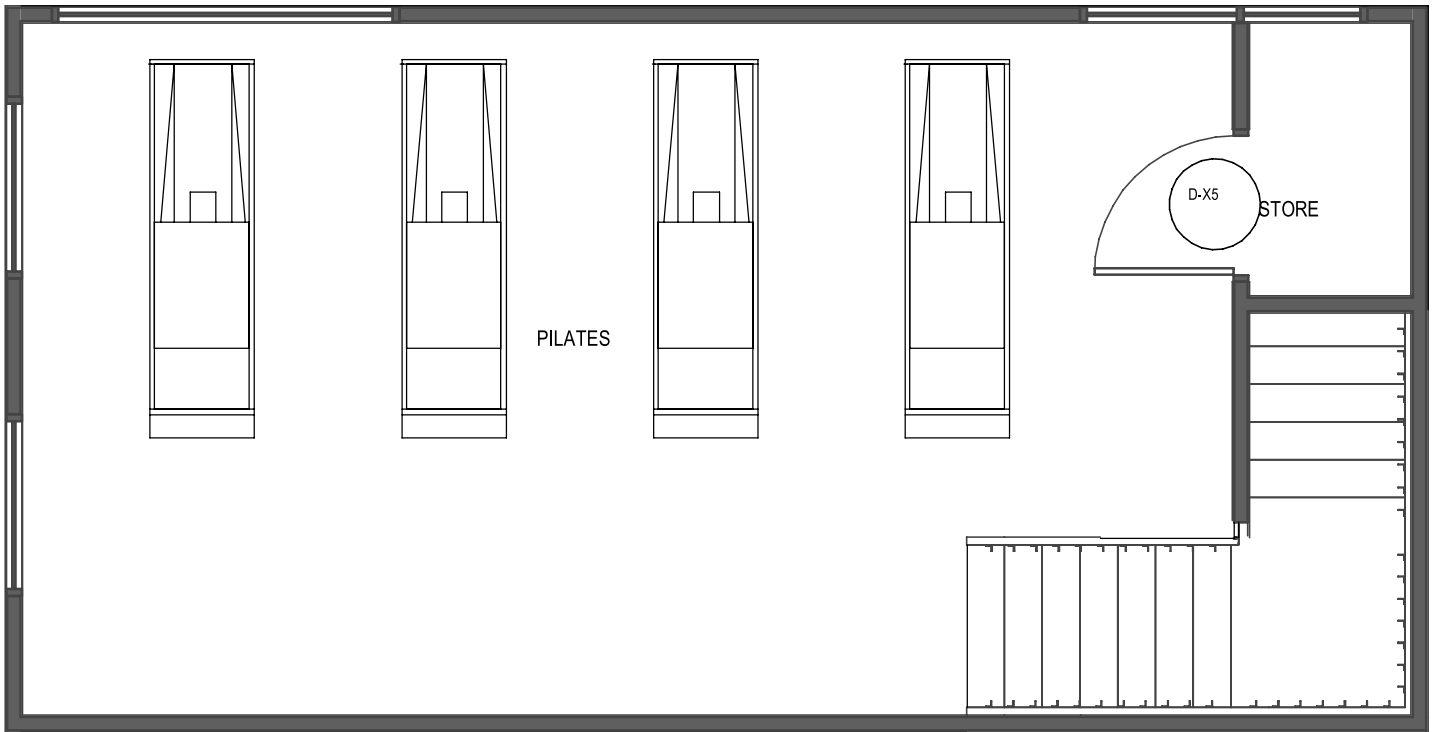
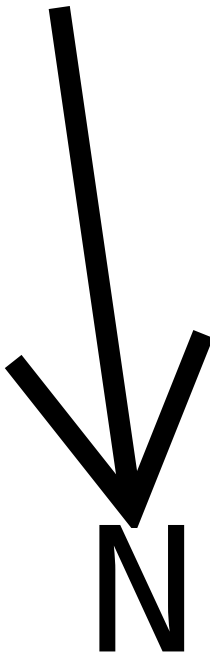


1 GROUND - PARTITION PLAN
1 : 50

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV2021/1185

Date: 26 MAY 2021



2 LEVEL 1 - PARTITION PLAN
1 : 50

PARTITION & DOOR NOTES:

- CONTRACTOR TO VERIFY ALL PARTITION SETOUT DIMENSIONS ON SITE PRIOR TO CONSTRUCTION.
- ALL FIGURED DIMENSIONS AT THE PERIMETER PARTITION ARE TO BE DIMENSIONED FROM SILL EDGE.
- ALL PARTITION SETOUTS AND DOOR OPENINGS ARE TO BE IN ACCORDANCE WITH AS1428.1 (2009)
- CEILING HEIGHTS VARY. CONTRACTOR TO VERIFY ON SITE.
- ENSURE ALL PARTITIONS ADJOINING CORE OR EXISTING PARTITIONS, CORNERS ARE TO BE SKIMMED FLUSH WITH EXISTING.
- WHERE NEW PARTITIONS MEET EXTERNAL GLAZING, ALLOW PARTITION TO BE CENTERED TO MULLIONS UNLESS NOTED OTHERWISE.
- CONTRACTOR TO ALLOW PARTITIONS WITH NOMINATED BUILT IN JOINERY OR SHELIVING WITH REINFORCED 64MM STEEL STUDS AT 400MM CENTERS FOR ADDITIONAL SUPPORT AND STRUCTURE. REFER TO RELATED JOINERY LAYOUT DRAWINGS FOR LOCATIONS
- CONTRACTOR TO ALLOW PARTITIONS NOMINATED WITH INTERNAL SIGNAGE 64MM STEEL STUD AT 600MM CENTERS WITH SUITABLE BRACING TO FRAMEWORK AND PLASTERBOARD LINING.
- OFFSET ALL SOLID DOORS FRAMES 80MM FROM THE HINGE SIDE OF THE PARTITION UNLESS NOTED OTHERWISE. REFER TO TYPICAL PARTITION DETAILS
- ALL NEW DOORS AND/OR DOOR FRAMES ARE TO CONTRAST WITH THE ADJACENT PARTITION - NO LESS THAN 30% LUMINANCE CONTRAST IN ACCORDANCE WITH AS1428.1 (2009)
- PROVIDE AND INSTALL NEW SKIRTING TO NEW PARTITION PERIMETER UNLESS NOTED OTHERWISE.

GLAZING & GRAPHIC FILM NOTES:

- GLAZING FILM BAND TO COMPLY WITH BCA AND AS GUIDELINES
- FILM IS TO BE APPLIED TO ROOM SIDE OF GLAZING UNLESS NOTED OTHERWISE
- WHERE SIGNAGE/ ARTWORK FILM IS APPLIED TO AN EXISTING SURFACE (EG. GLAZING DOOR AND PARTITION), REMOVE ANY EXISTING SIGNAGE OR FILM UNLESS NOTED OTHERWISE.
- ENSURE THE SURFACE IS CLEAN AND DRY AND FREE OF OIL DUST AND ANY FOREIGN MATTER BEFORE THE APPLICATION OF FILM
- ENSURE THAT ALL FILM IS APPLIED ALIGNED AND STRAIGHT
- CLEAN ALL GLAZING ONCE FILM IS APPLIED
- ENSURE FILM DOES NOT CURL AFTER APPLICATION
- CONTRACTOR TO PROVIDE PROOF 600 x 600mm SAMPLE PRIOR TO SUPPLY AND INSTILLATION

PARTITION TYPES	
TYPE	DESCRIPTION
P1	PLASTERBOARD PARTITION - TO UNDERSIDE OF CEILING

JOINERY LEGEND		
CODE	DESCRIPTION	QTY
J01	Office Desk	1
J02	Reception Desk	1
J03	Planter Screen	1
J04	Office Desk	1
J04	Kitchen Joinery	1

- JOINERY ITEM
- EXISTING PARTITION (X)
- DOOR TYPE - NEW - REFER TO TYPICAL DOOR DETAILS
- DOOR TYPE - EXISTING - PA2 TO ALL EXISTING DOORS. REPLACE HARDWARE AND SIGNAGE WITH NEW.
- PARTITION CODE - REFER TO PARTITION TYPES

NOTES

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DRAWING

PARTITION & JOINERY PLAN

JOB NUMBER 020.024
DRAWN BY DV
CHECKED BY JM

SCALE AS SHOWN @A1
DATE CREATED 16/03/2021 12:05:33 AM
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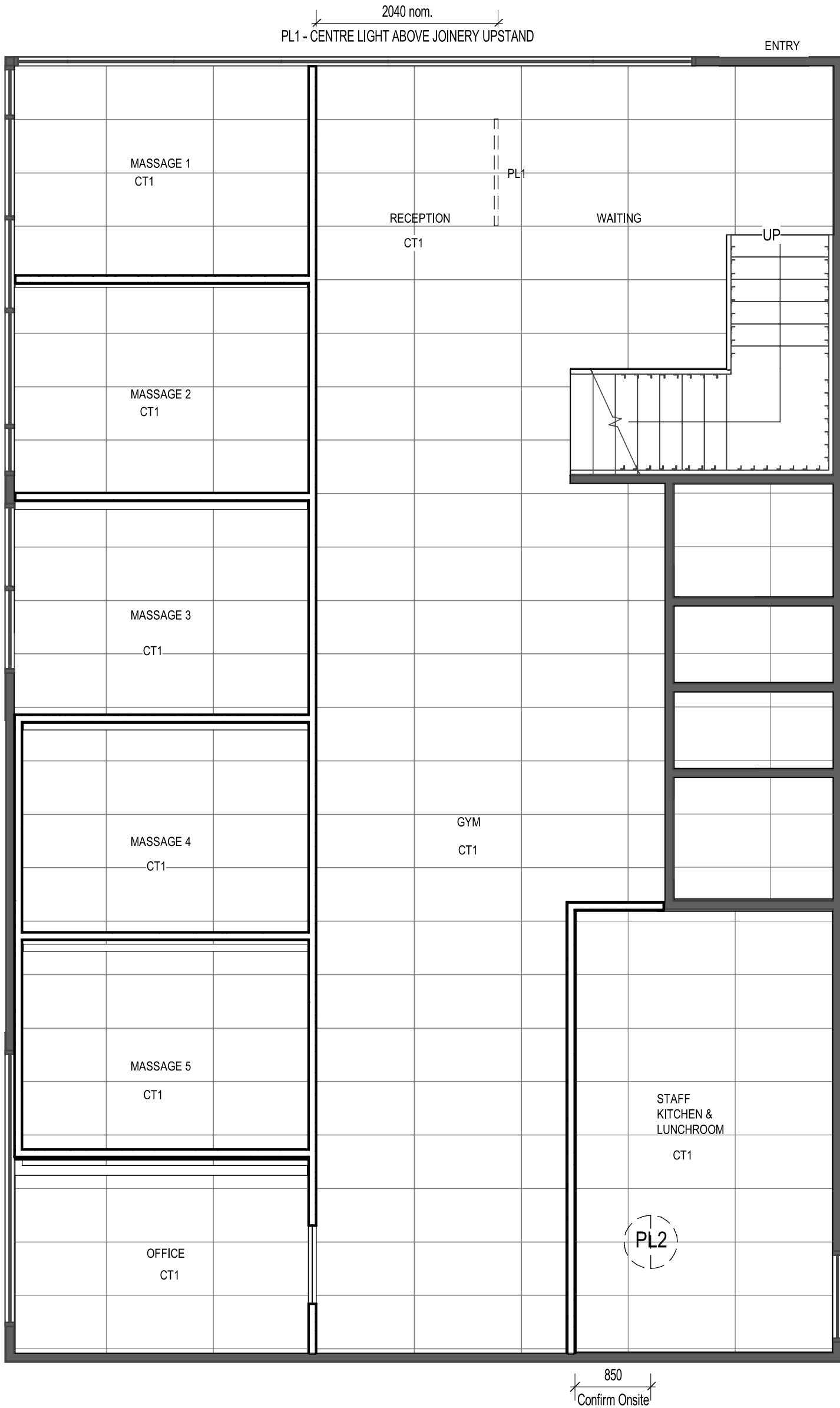
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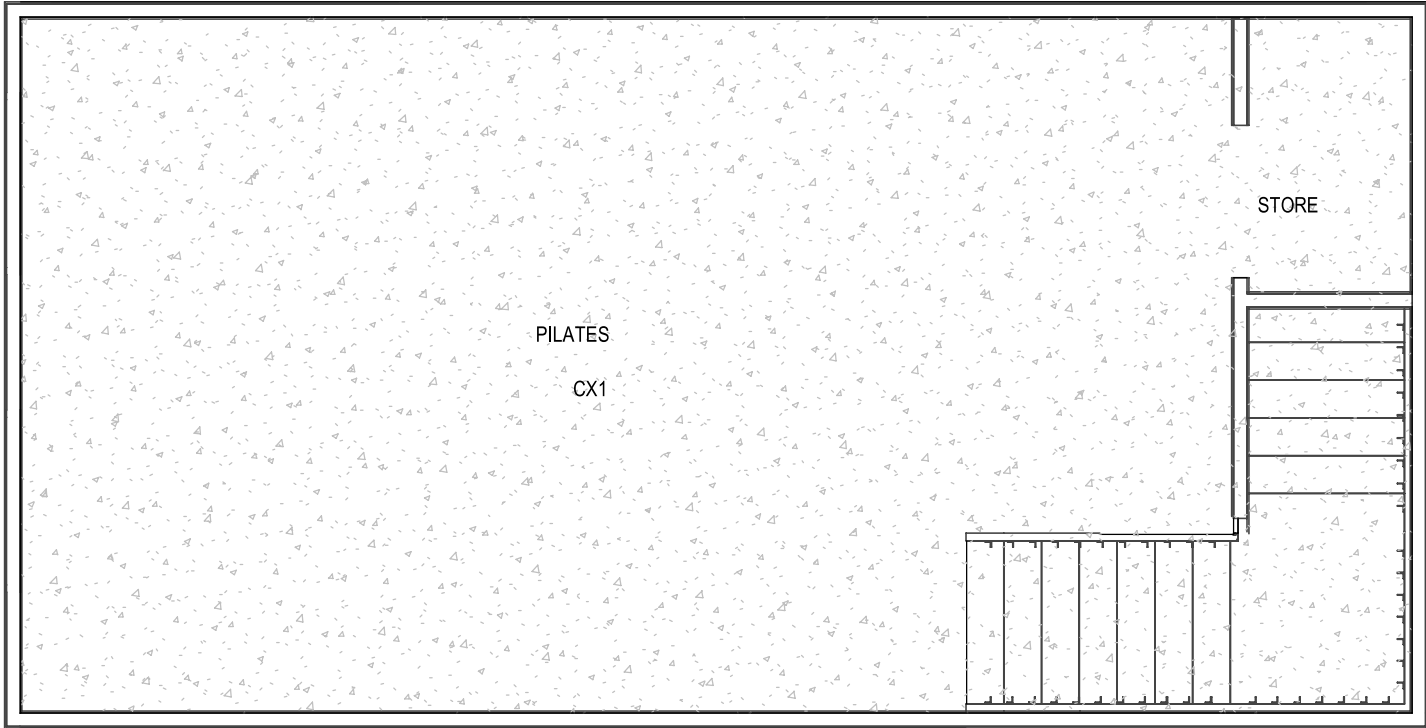
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Edmondstone Road



1 GROUND - RCP
AS-101 1 : 50



2 LEVEL 1 - RCP
1 : 50

CEILING NOTES:

FOR NEW CEILING SYSTEMS CONTRACTOR TO ENSURE SYSTEM TO BE AS PER MANUFACTURERS RECOMMENDATION AND SPECIFICATION REFER TO RCP FOR NEW SUSPENDED CEILING GRID AND SET-OUT POINT.

REFER TO FINISHES SCHEDULE FOR ALL CEILING SELECTIONS.

CEILING PLANS AND SERVICES ARE TO BE VIEWED AS DESIGN PROPOSALS ONLY AND ARE TO BE REVIEWED AND CHECKED BY THE NOMINATED CONTRACTOR, STRUCTURAL AND SERVICES ENGINEER PRIOR TO CONSTRUCTION.

RCP SHOWS INDICATIVE LIGHTING AND SERVICES LOCATIONS. REFER TO CONSULTANTS DRAWING AND SCHEDULES FOR ALL SELECTIONS.

PAINT TO NOT EXCEED A MAX VOC LEVEL 16 GRAMS / LITRE - REFER TO SPECIFICATION

CONTROL JOINTS: FORM CONTROL JOINTS TO COINCIDE WITH STRUCTURAL MOVEMENT - REFER TO SPECIFICATION

ACCESS PANELS: FINISH TO TRIMLESS ACCESS PANEL TO MATCH AND ALIGN WITH ADJACENT FINISH - REFER TO SPECIFICATION

CEILING BLANKET AND BAFFLE BLOCK - REFER TO SPECIFICATION

LIGHTING LEGEND

NOTE:

- REFER TO CONSULTANTS DWGS FOR GENERAL LIGHTING - NOT CODED ON DRAWINGS
- FULL SPECIFICATION OF ALL GENERAL LIGHTING BY CONSULTANT
- ALL PENDANT LIGHTS TO BE SETOUT ON SITE IN RELATION TO FURNITURE / JOINERY BELOW WITH DESIGNER.
- CHECK FIRE RATING REQUIREMENTS AND FIRE CERTIFICATES OF ALL CEILING FINISHES WITH CERTIFIER

Ceiling Legend

CX1 - PAINT EXPOSED SLAB ABOVE AFTER DEMOLITION OF EXISTING GRID CEILING.

CT1 - ARMSTRONG METAL WORKS - GRID AND TILE 1200 X 600 CEILING HEIGHT: 2800 mm AFFL

PL1 PENDANT LIGHT, TYPE 1

PL2 PENDANT LIGHT, TYPE 2

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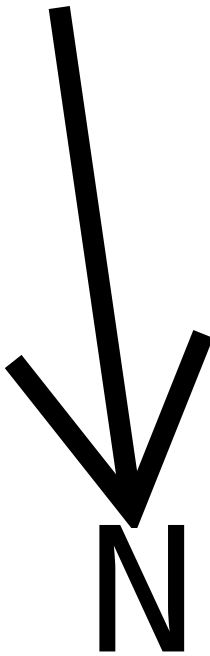
PROJECT
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PROPOSED RCP

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