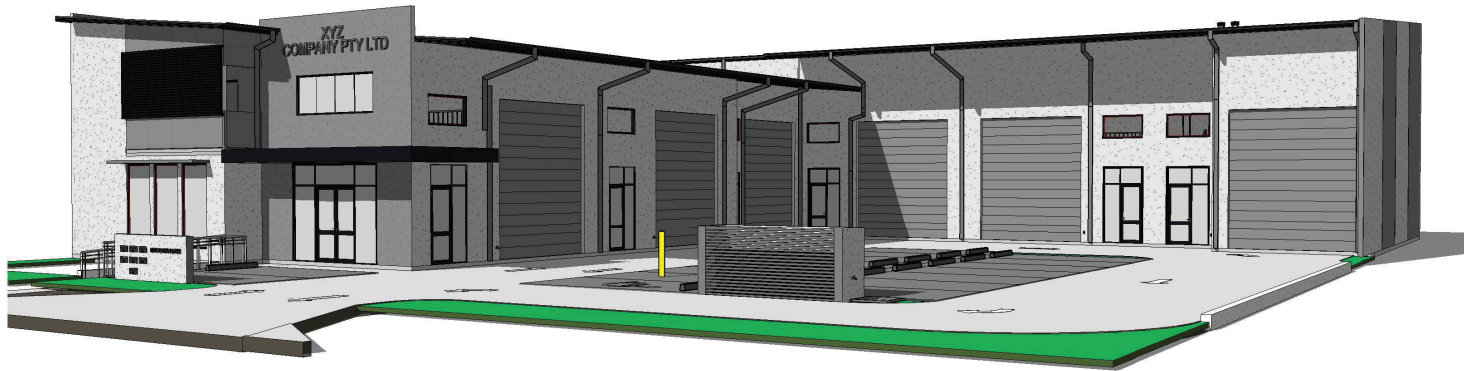




NOTE: 3D VIEW IS INDICATIVE ONLY AND SHOULD NOT BE USED FOR DETAIL

DRAWING LIST

NUMBER	NAME	REVISION ID	REV DATE	DESCRIPTION
A-000	COVER	T	27-May-21	Client Revisions
A-010	SITE PLAN	T	27-May-21	Client Revisions
A-011	SITE PLAN AT GROUND LEVEL	T	27-May-21	Client Revisions
A-020	GR FL - DIMENSIONS	T	27-May-21	Client Revisions
A-021	MEZZANINE FL	T	27-May-21	Client Revisions
A-022	SLAB SETOUT PLAN	T	27-May-21	Client Revisions
A-023	ROOF PLAN	T	27-May-21	Client Revisions
A-030	ELEVATIONS	T	27-May-21	Client Revisions
A-031	ELEVATIONS	T	27-May-21	Client Revisions
A-032	SECTIONS	T	27-May-21	Client Revisions
A-040	PWD TYPICAL DETAILS	T	27-May-21	Client Revisions
A-041	TYPICAL DETAILS	T	27-May-21	Client Revisions
A-042	TYPICAL DETAILS - TENANCY 3	T	27-May-21	Client Revisions
A-043	TYPICAL DETAILS - TENANCY 6	T	27-May-21	Client Revisions
A-044	DETAILS	T	27-May-21	Client Revisions
A-050	SAFETY NOTES	T	27-May-21	Client Revisions
A-060	SCHEDULES	T	27-May-21	Client Revisions
A-080	PERSPECTIVES	T	27-May-21	Client Revisions
A-081	PERSPECTIVE	T	27-May-21	Client Revisions

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2022/1260/1
Date: 17 February 2022



AMENDED IN RED

By: Andrew McKnight
Date: 15 February 2022



BUILDER



P. O. BOX 1296
14/5 LUTANA STREET
BUDDINA QLD 4575
PHONE: 07 5370 1800

QBCC 54758

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PROJECT

**PROPOSED
INDUSTRIAL SHED**

at Lot 1091 AURA

CLIENT

**TONY SARICH AND
RUSSELL SMITH**

Revision Schedule

No	Description	Date
Q	3 Phase board to Tenancy 6	12-Apr-21
R	Tenancy 1 downpipe adjustment	27-Apr-21
S	Overhead Cupboards - Kitchenette	12-May-21
T	Client Revisions	27-May-21

DRAWING TITLE

COVER

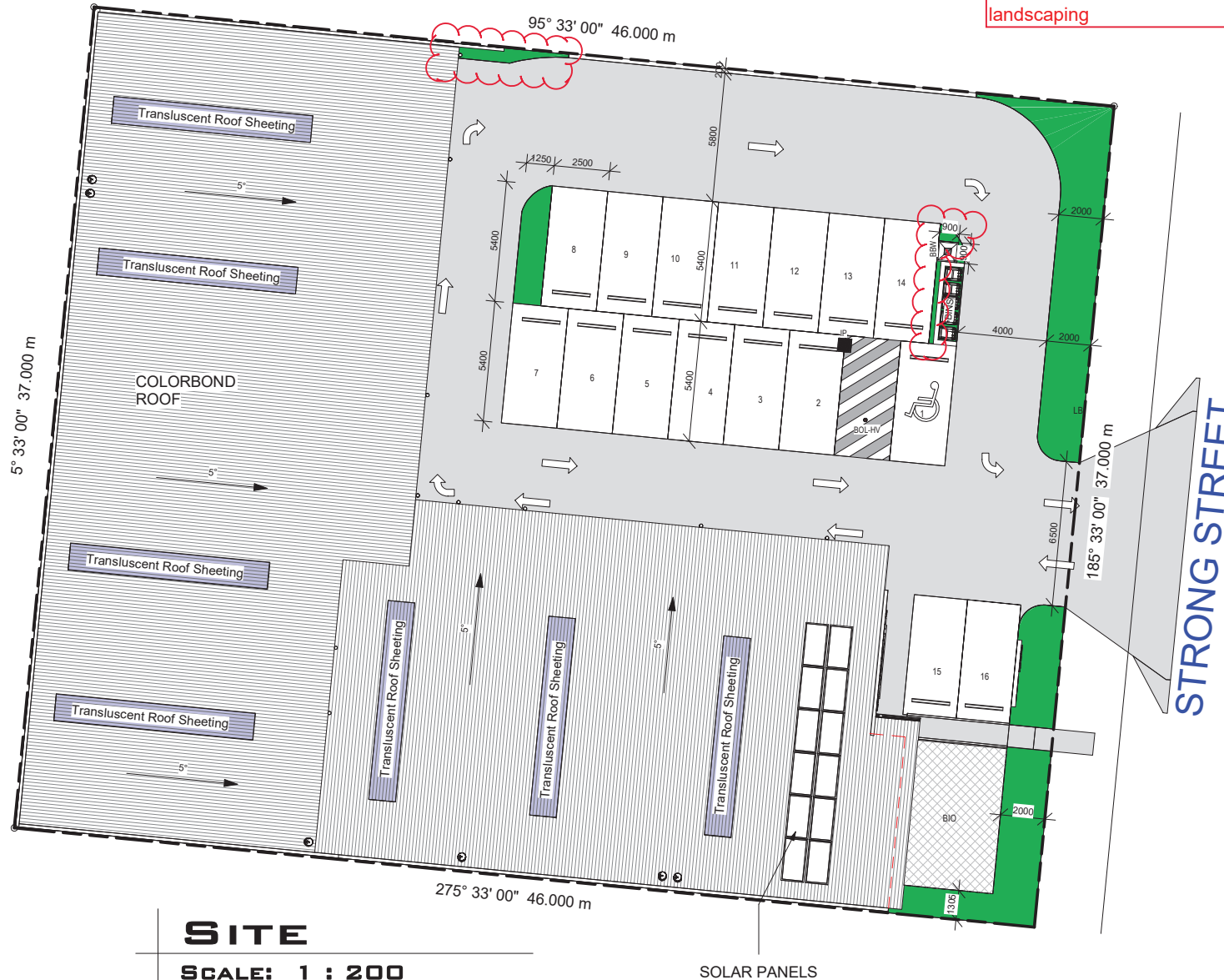
drawn	check	issue date	scale
LK	SD	27-May-21	on A3
job no.	drawg no.	issue	
L1091STR	A-000	T	

BUILDING APPROVAL

SEE SAFETY NOTES FOR WPHS REQUIREMENTS FOR THIS BUILDING

27/05/2021 3:50:08 PM

Alternative solution supported for these areas identified as landscaping



SITE
SCALE: 1 : 200

LEGEND	
Abbreviation	Description
BBW	BUNDLED BIN WAS DOWN IN ACCORDANCE WITH HYDRAULICS PLAN
BOL-HV	BOLLARD HIGH VISION PAINT FINISH
IP	INLET PIT 600x600mm AS SPECIFIED

SEE SAFETY NOTES FOR WPHS REQUIREMENTS FOR THIS BUILDING

AREA SCHEDULE

NAME	LEVEL	AREA
TENANCY 1	FLOOR PLAN	133.98 m ²
TENANCY 1	MEZZANINE	79.34 m ²
		213.32 m ²
TENANCY 2	FLOOR PLAN	129.15 m ²
TENANCY 2	MEZZANINE	42.48 m ²
		171.63 m ²
TENANCY 3	FLOOR PLAN	93.38 m ²
TENANCY 3	MEZZANINE	32.88 m ²
		126.26 m ²
TENANCY 4	FLOOR PLAN	283.00 m ²
TENANCY 4	MEZZANINE	63.12 m ²
		346.12 m ²
TENANCY 5	FLOOR PLAN	105.58 m ²
TENANCY 5	MEZZANINE	29.26 m ²
		134.84 m ²
TENANCY 6	FLOOR PLAN	117.29 m ²
TENANCY 6	MEZZANINE	29.26 m ²
		146.55 m ²
GRAND TOTAL		1138.72 m ²

RPD
LOT 1091 SP 308153
PARISH OF BRIBIE
COUNTY OF CANNING
LOCAL AUTHORITY - SUNSHINE COAST
COUNCIL
AREA - 1702m²

SEWERAGE TO COUNCIL DESIGN
STORMWATER TO DISCHARGE
INTO EXISTING SYSTEM TO
COUNCIL REQUIREMENTS

DRIVEWAY AND CROSSOVER TO
COMPLY WITH SEQ R-050

SITE COVERAGE - LOT 1090
Lot Area 1702.00m²
Roofed Area 975.00m²
Site Coverage 57.3%

Landscaping % ~~36.01% (6.02%)~~
Bio Basin % 26.2M²

Total Gr FI - 862.37m²
Total Mezz - 276.22m²

NO OF CARSPACES PROVIDED - 16

AMENDED IN RED

By: Andrew McKnight

Date: 15 February 2022



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DEVELOPMENT APPROVAL

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EARTHWORKS TO COMPLY WITH BCA
PART 3.1.1
SITE SURFACE DRAINAGE TO COMPLY
WITH BCA PART 3.1.2.2 & 3.1.2.3

BUILDING APPROVAL

BUILDER



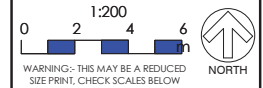
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PHONE: 07 5370 1800

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PROJECT
**PROPOSED
INDUSTRIAL SHED**

at Lot 1091 AURA

CLIENT
**TONY SARICH AND
RUSSELL SMITH**

Revision Schedule

No	Description	Date
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R	Tenancy 1 downpipe adjustment	27-Apr-21
S	Overhead Cupboards - Kitchenette	12-May-21
T	Client Revisions	27-May-21

DRAWING TITLE
SITE PLAN

drawn	check	issue date	scale
LK	SD	27-May-21	1 : 200 on A3
job no.	dwg no.	issue	
L1091STR	A-010	T	

27/05/2021 3:50:14 PM

Alternative solution supported for these areas identified as landscaping

LEGEND	
Abbreviation	Description
BBW	BLUNDED BIN WAS DOWN IN ACCORDANCE WITH HYDRAULICS PLAN
BINS	WHEELIE BIN STORAGE LOCATION
BLK-RPF	BLOCKWORK - RENDERED WITH PAINT FINISH
BLK-RT	BLOCKWORK RETAINING WALL TO ENGINEERS DETAILS
BOL-HV	BOLLARD HIGH VISION PAINT FINISH
BR	BIKE RACK
BRK-RPF	COMMON BRICKWORK - RENDERED AND PAINT FINISH
CP-DIS	DISABLED CARPARK SPACE TO AS/NZS 2890.6:2009
CP-SYM	DISABLED CARPARK SYMBOL TO AS/NZS 2890.6:2009
CPD	CARPARK SPACE TO AS/NZS 2890.1:2004
DP-150	DOWNPIPE PVC 150 DIAM.
EX-AGG	EXPOSED AGGREGATE CONCRETE
FEXT	FIRE EXTINGUISHER - 4.5 KG DRY POWDER
HC	HOSE COCK
IP	INLET PIT 600x600mm AS SPECIFIED
PCA200	200mm POWDER COATED ALUMINIUM LETTERS
SC150	STEEL COLUMN 150 X 150 - REFER TO STRUCTURAL
WS	WHEEL STOP

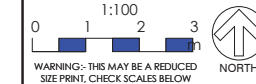
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DEVCON
BUILDING Co.
P. O. BOX 1296
14/5 LUTANA STREET
BUDDINDA QLD 4575
PHONE: 07 5370 1800

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PROJECT
PROPOSED INDUSTRIAL SHED

at Lot 1091 AURA

CLIENT
TONY SARICH AND RUSSELL SMITH

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DRAWING TITLE
SITE PLAN AT GROUND LEVEL

drawn	check	issue date	scale
LK	SD	27-May-21	1 : 200 on A3
job no.	drawg no.	issue	
L1091STR	A-011	T	

PLANS AND DOCUMENTS referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2022/1260/1
Date: 17 February 2022

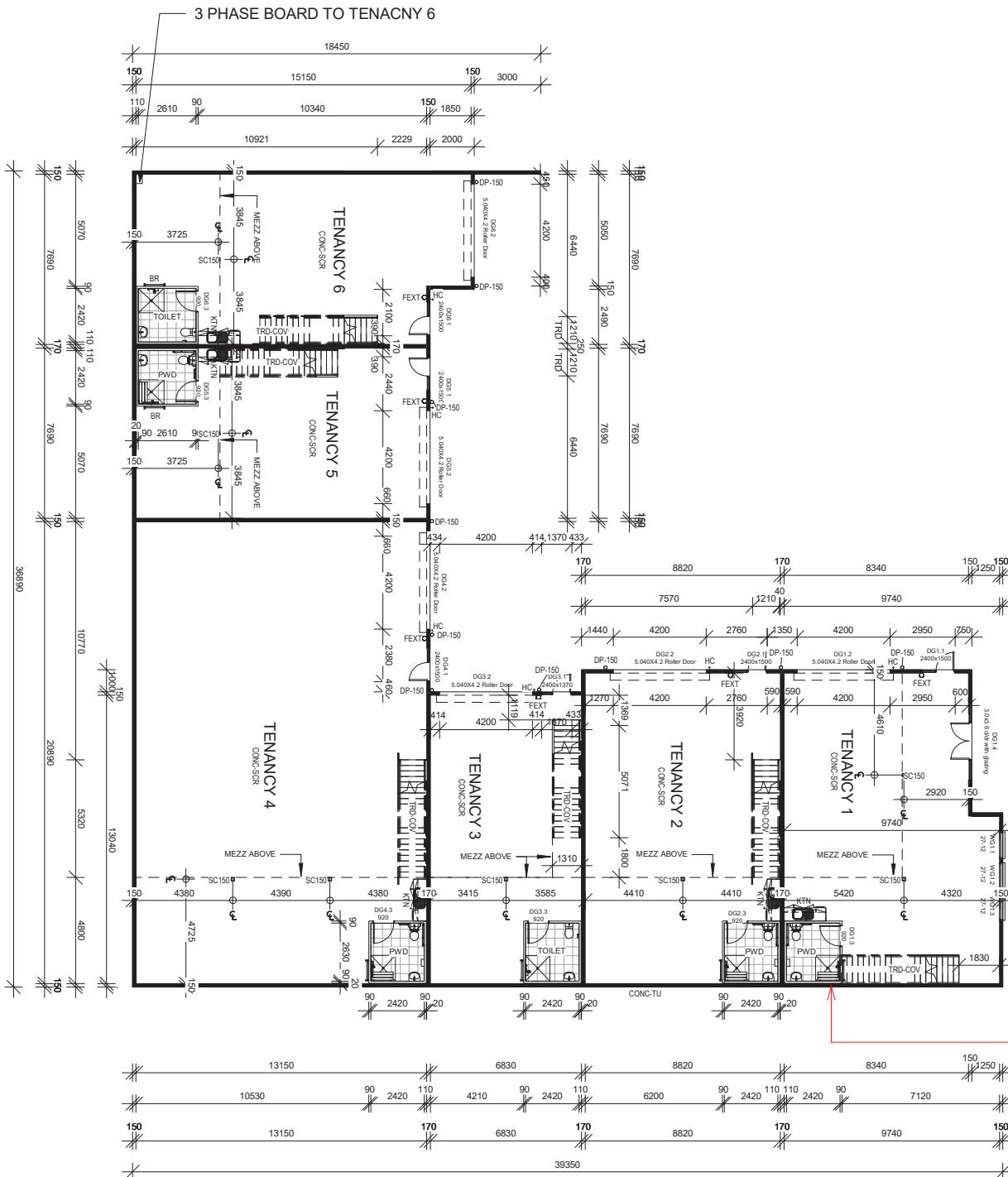


AMENDED IN RED

By: Andrew McKnight
Date: 15 February 2022



BUILDING APPROVAL



LEGEND	
Abbreviation	Description
BR	BIKE RACK
CONC-SCR	CONCRETE - SCREED FINISH
CONC-TU	CONCRETE - TILT UP PANEL OFF FORM FINISH
DP-150	DOWNPIPE PVC 150 DIAM.
FEXT	FIRE EXTINGUISHER - 4.5 KG DRY POWDER
HC	HOSE COCK
KTN	KITCHENETTE AS SPECIFIED
SC150	STEEL COLUMN 150 X 150 - REFER TO STRUCTURAL
TRD-COV	TREAD - COVER GRADE

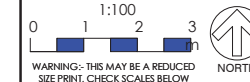
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DRAWING TITLE
GR FL - DIMENSIONS

drawn	check	issue date	scale
LK	SD	27-May-21	1 : 200 on A3
job no.	dwg no.	issue	
L1091STR	A-020	T	

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

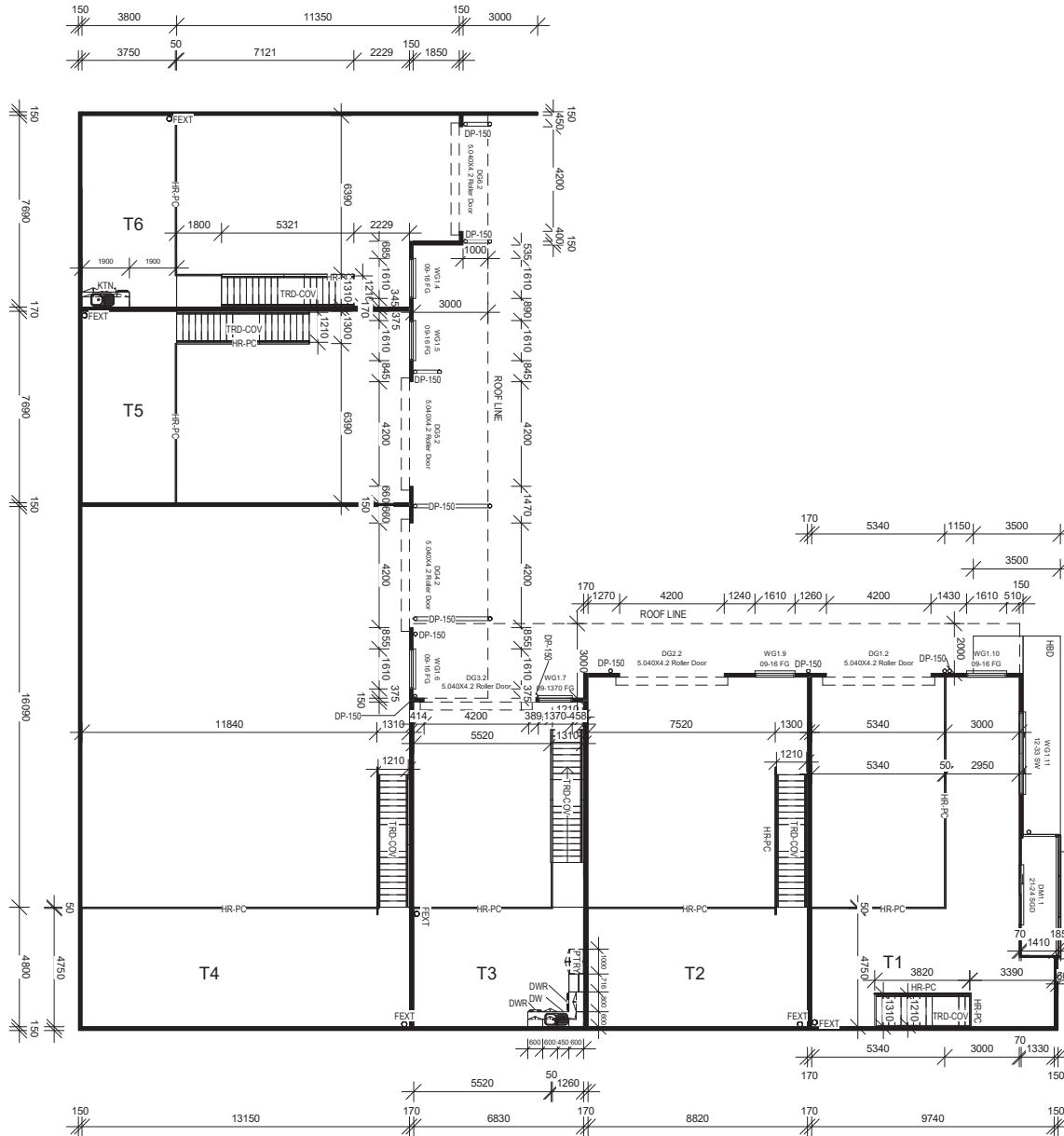
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Date: 17 February 2022



BUILDING APPROVAL

SEE SAFETY NOTES FOR WPHS REQUIREMENTS FOR THIS BUILDING

27/05/2021 3:50:22 PM



LEGEND	
Abbreviation	Description
AW	WINDOW AWNING AS SPECIFIED
DP-150	DOWNPIPE PVC 150 DIAM.
DW	DISHWASHER SPACE
DWR	DRAWER
FEXT	FIRE EXTINGUISHER - 4.5 KG DRY POWDER
HBD	HARDBOARD
HR-PC	HANDRAIL - ALUMINIUM POWDER COATED MIN 1.0m FROM FINISHED FLOOR LEVEL
KTN	KITCHENETTE AS SPECIFIED
PTRY	PANTRY
SCRN-ABH	ALUMINIUM BATTEN SCREEN AS SPECIFIED - HORIZONTAL
TRD-COV	TREAD - COVER GRADE

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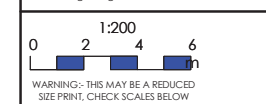
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PROJECT

PROPOSED INDUSTRIAL SHED

at Lot 1091 AURA

CLIENT

TONY SARICH AND RUSSELL SMITH

Revision Schedule		
No	Description	Date
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S	Overhead Cupboards - Kitchenette	12-May-21
T	Client Revisions	27-May-21

DRAWING TITLE		
MEZZANINE FL		
drawn	check	issue date
scale		
LK	SD	27-May-21
1 : 200	on A3	
job no.	drawg no.	issue
L1091STR	A-021	T

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV2022/1260/1

Date: 17 February 2022

Queensland Government

BUILDING APPROVAL

LEGEND	
Abbreviation	Description
DP-150	DOWNPIPE PVC 150 DIAM.
MF	COLORBOND METAL FASCIA - AS SPECIFIED
MGF	COLORBOND METAL FASCIA & GUTTER - SYSTEM A - AS SPECIFIED
MRS	COLORBOND METAL ROOF SHEETING AS SPECIFIED
SIGN	SIGNAGE AS SPECIFIED
VC	VENT COWL 50mm IN ACCORDANCE WITH HYDRAULICS PLANS

ROOFWATER DRAINAGE

ALL ROOFWATER DRAINAGE SYSTEMS MUST BE CONNECTED TO A STORMWATER DRAINAGE SYSTEM COMPLYING WITH BCA PART 3.1.2, DRAINAGE OR AS/NZS3500;

THE ROOF DRAINAGE SYSTEM MUST BE PROVIDED WITH AN OVERFLOW TO PREVENT THE BACKFLOW OF WATER INTO THE BUILDING;

THE AREA SPECIFIC RAINFALL INTENSITY MUST BE SELECTED FROM BCA TABLE 3.5.2.1 OR FROM AS/NZS3500;

GUTTERS AND DOWNPIPES MUST BE SELECTED FROM BCA TABLE 3.5.2.2 OR FROM AS/NZS3500;

EAVES GUTTERS MUST BE INSTALLED AT A FALL NOT LESS THAN 1 IN 500 WITH SUPPORT BRACKETS AT 1.2m MAXIMUM CENTRES;

BOX GUTTERS MUST BE INSTALLED AT A FALL NOT LESS THAN 1 IN 100, IN ACCORDANCE WITH AS/NZS3500.3;

THE WIDTH OF VALLEY GUTTERS SHALL BE IN ACCORDANCE WITH AS/NZS3500.3 AND BCA PART 3.5.2.

REFER TO ROOF SHEETING MANUFACTURERS SPECIFICATIONS FOR LIMITATIONS ON SHEET OVERHANGS INTO VALLEY GUTTERS, THE MAXIMUM ROOF CATCHMENT AREA FOR VALLEY GUTTERS IS 20m². VALLEY GUTTERS ON ROOF PITCHED LESS THAN 12.5° MUST BE DESIGNED AS BOX GUTTERS;

DOWNPIPES MUST SERVE NOT MORE THAN 12 METRES OF GUTTER LENGTH FOR EACH DOWNPIPE WHICH MUST BE LOCATED AS CLOSE AS POSSIBLE TO VALLEY GUTTERS.

EAVES GUTTERS MUST BE PROVIDED WITH AN OVERFLOW SYSTEM WHERE DOWNPIPES ARE LOCATED MORE THAN 1.2 METRES FROM A VALLEY GUTTER.

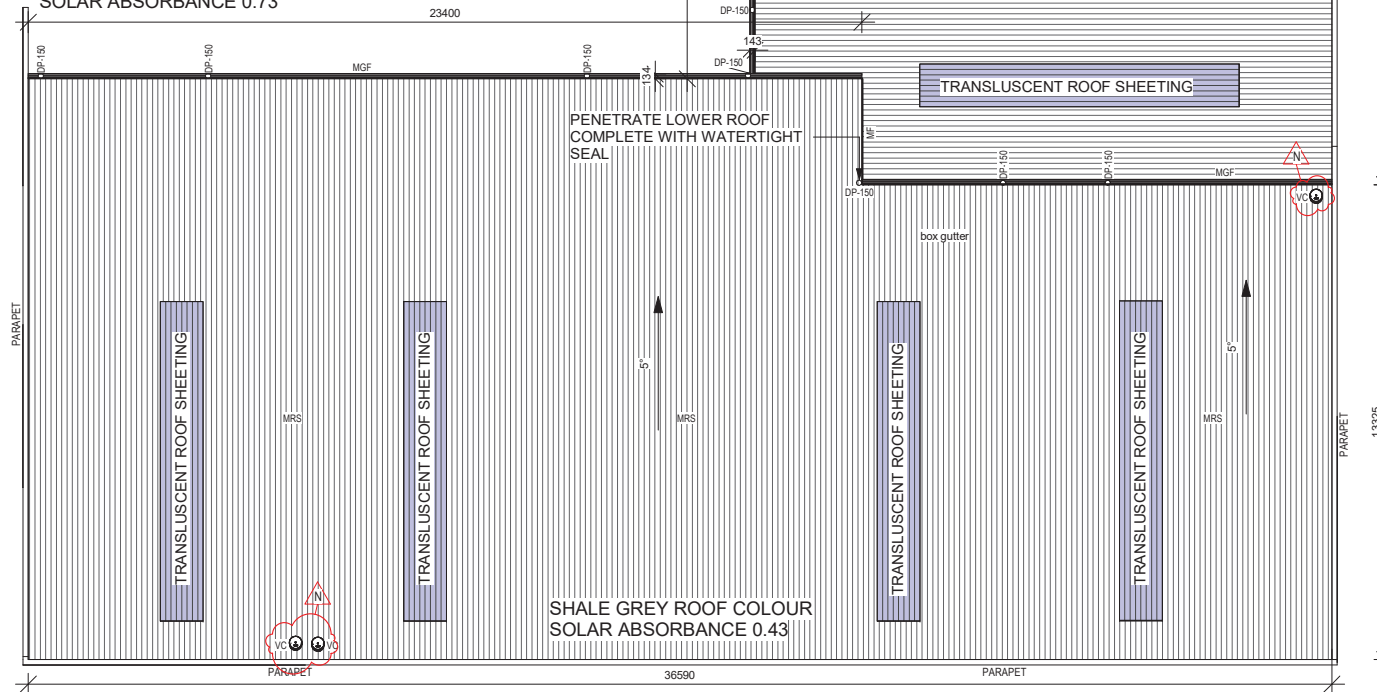
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MONUMENT GUTTER COLOUR
SOLAR ABSORBANCE 0.73



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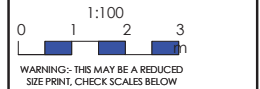
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PROJECT

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TONY SARICH AND
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DRAWING TITLE

ROOF PLAN

drawn	check	issue date	scale
LK	SD	27-May-21	1 : 150 on A3
job no.	dwg no.	issue	
L1091STR	A-023	T	

BUILDING APPROVAL

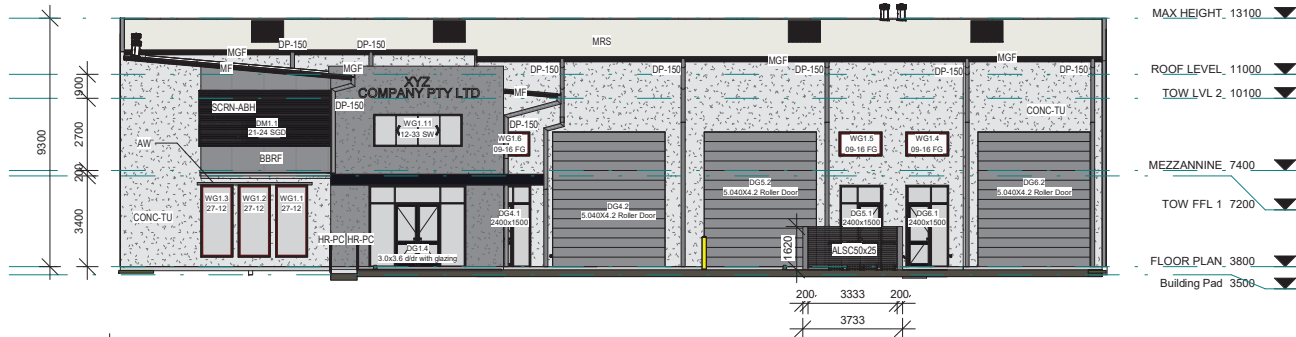
SEE SAFETY NOTES FOR WPHS REQUIREMENTS FOR THIS BUILDING

27/05/2021 3:50:30 PM

ROOF - COLOURBOND COLOUR 'SHALE GREY' (SOLAR ABSORBANCE 0.43)

COLOR LEGEND

	SHALE GREY
	BASALT
	MONUMENT

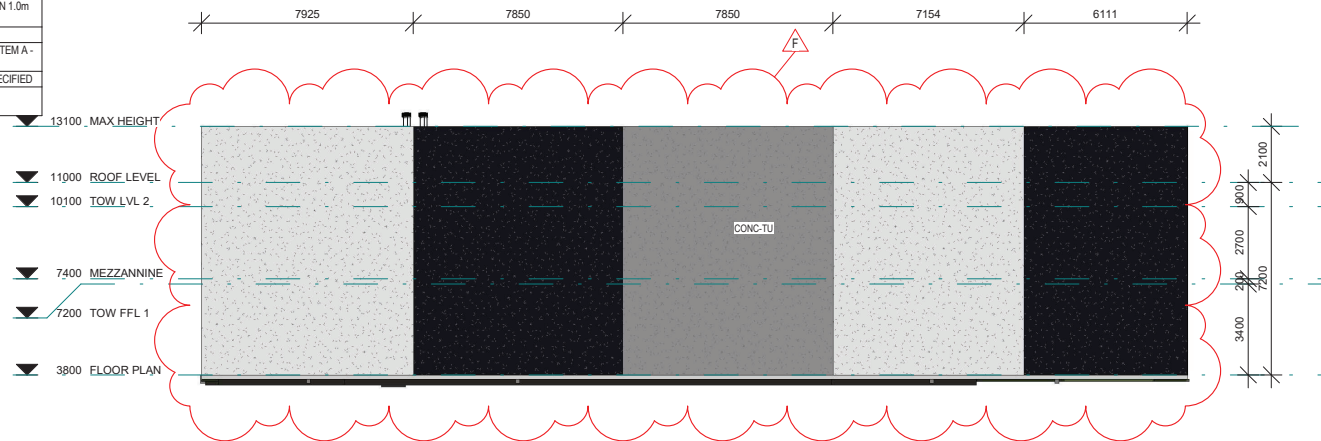


ELEVATION 1

SCALE: 1 : 200

LEGEND

Abbreviation	Description
ALSC50x25	POWDERCOATED ALUMINIUM SCREEN 50X25 - 50MM GAP
AW	WINDOW AWNING AS SPECIFIED
BBRF	BLUE BOARD RENDER AND PAINT FINISH
BINS	WHEELIE BIN STORAGE LOCATION
CONC-TU	CONCRETE - TILT UP PANEL OFF FORM FINISH
DP-150	DOWNPipe PVC 150 DIAM
HR-PC	HANDRAIL - ALUMINIUM POWDER COATED MIN 1.0m FROM FINISHED FLOOR LEVEL
MF	COLORBOND METAL FASCIA - AS SPECIFIED
MGF	COLORBOND METAL FASCIA & GUTTER - SYSTEM A - AS SPECIFIED
MRS	COLORBOND METAL ROOF SHEETING AS SPECIFIED
SCRN-ABH	ALUMINIUM BATTEN SCREEN AS SPECIFIED - HORIZONTAL



ELEVATION 3

SCALE: 1 : 200

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

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PROJECT

PROPOSED INDUSTRIAL SHED

at Lot 1091 AURA

CLIENT

TONY SARICH AND RUSSELL SMITH

Revision Schedule

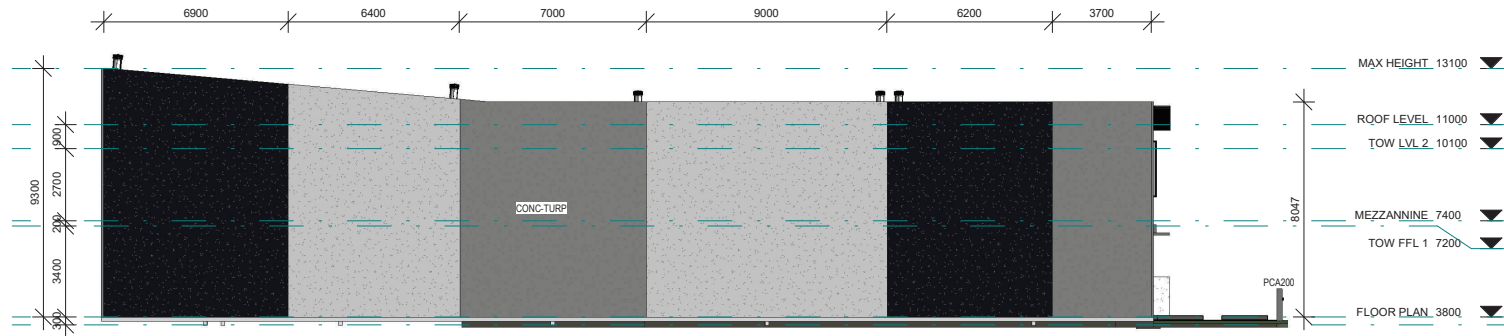
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DRAWING TITLE

ELEVATIONS

drawn	check	issue date	scale
LK	SD	27-May-21	1 : 200 on A3
job no.	drawg no.	issue	
L1091STR	A-030	T	

COLOR LEGEND	
	SHALE GREY
	BASALT
	MONUMENT



SCALE: 1 : 200



SCALE: 1 : 200

Approval no: DEV2022/1260/1
Date: 17 February 2022



LEGEND	
Abbreviation	Description
AW	WINDOW AWNING AS SPECIFIED
BBRF	BLUE BOARD RENDER AND PAINT FINISH
BINS	WHEELIE BIN STORAGE LOCATION
BLK-RT	BLOCKWORK RETAINING WALL TO ENGINEERS DETAILS
BOL-HV	BOLLARD HIGH VISION PAINT FINISH
CB-TD	
CONC-TU	CONCRETE - TILT UP PANEL OFF FORM FINISH
CONC-TURP	CONCRETE - TILT UP PANEL RENDERED PAINTED FINISH
DP-150	DOWNPIPE PVC 150 DIAM.
HBD	HARDBOARD
MF	COLORBOND METAL FASCIA - AS SPECIFIED
MGF	COLORBOND METAL FASCIA & GUTTER - SYSTEM A - AS SPECIFIED
MRS	COLORBOND METAL ROOF SHEETING AS SPECIFIED
PCA200	200mm POWDER COATED ALUMINIUM LETTERS
PCRS	POLYCARBONATE ROOF SHEETING

BUILDING APPROVAL



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ALL DIMENSIONS TO BE VERIFIED PRIOR TO SETOUT
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1:100

0 1 2 3 m

WARNING:- THIS MAY BE A REDUCED SIZE PRINT, CHECK SCALES BELOW

at Lot 1091 AURA

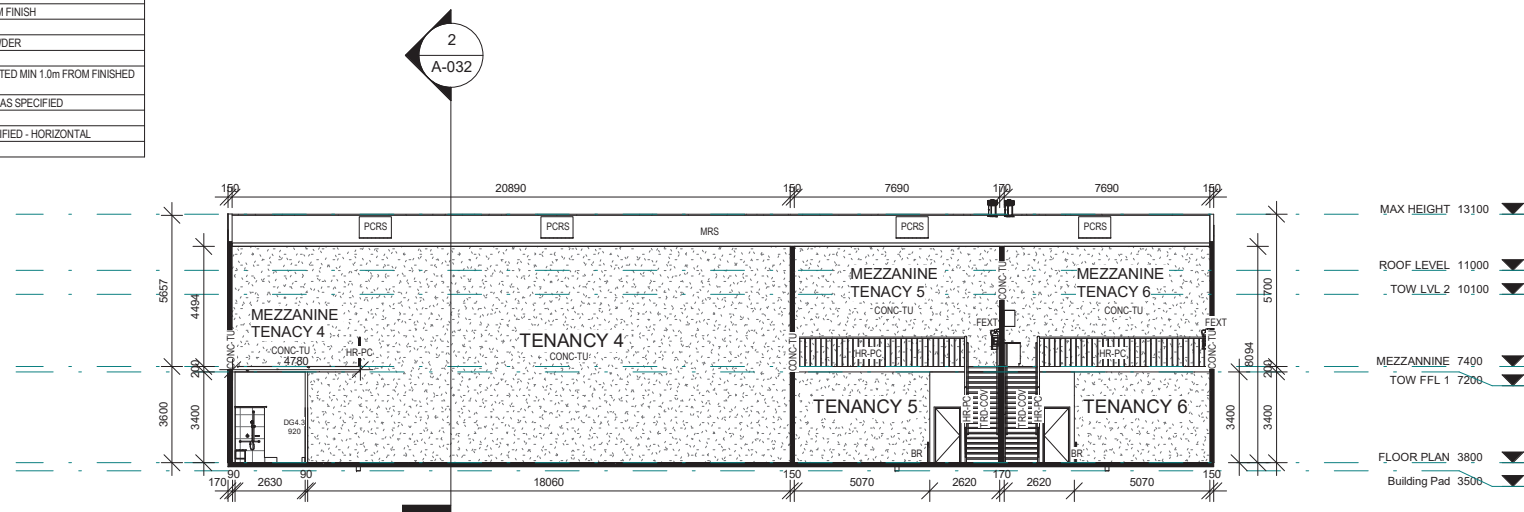
CLIENT
TONY SARICH AND
RUSSELL SMITH

DRAWING TITLE
ELEVATIONS

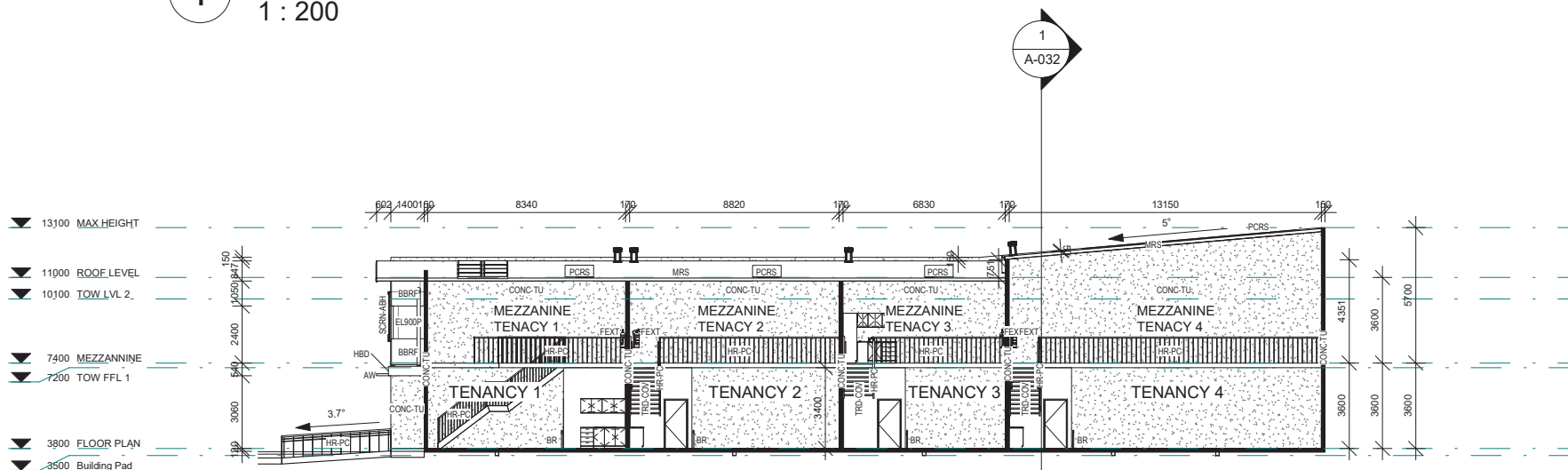
drawn	check	issue date	scale
LK	SD	27-May-21	1 : 200 on A3
job no.		drwg no.	issue
L1091STR		A-031	T

LEGEND

Abbreviation	Description
AW	WINDOW AWNING AS SPECIFIED
BBRF	BLUE BOARD RENDER AND PAINT FINISH
BR	BIKE RACK
CONC-TU	CONCRETE - TILT UP PANEL OFF FORM FINISH
EL900P	EASYLAP PANEL 900 PAINT FINISH
FEXT	FIRE EXTINGUISHER - 4.5 KG DRY POWDER
HBD	HARDBOARD
HR-PC	HANDRAIL - ALUMINIUM POWDER COATED MIN 1.0m FROM FINISHED FLOOR LEVEL
MRS	COLORBOND METAL ROOF SHEETING AS SPECIFIED
PCRS	POLYCARBONATE ROOF SHEETING
SCRN-ABH	ALUMINIUM BATTEN SCREEN AS SPECIFIED - HORIZONTAL
TRD-COV	TREAD - COVER GRADE



Section 1
1 : 200



Section 2
1 : 200

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2022/1260/1
Date: 17 February 2022



BUILDER
DEVCON
BUILDING Co

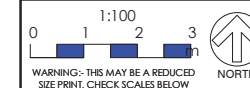
P. O. BOX 1296
14/5 LUTANA STREET
BUDDINA QLD 4575
PHONE: 07 5370 1800

QBCC 54758

ALL DESIGN, CONSTRUCTION METHODS & MATERIALS TO BE IN ACCORDANCE WITH: THE BUILDING CODE OF AUSTRALIA (BCA); THE QUEENSLAND DEVELOPMENT CODE (QDC); BUILDING REGULATIONS; CURRENT ISSUES OF AUSTRALIAN STANDARDS & MANUFACTURERS SPECIFICATIONS & INSTALLATION DETAILS FOR MATERIALS USED

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PROJECT
PROPOSED INDUSTRIAL SHED

at Lot 1091 AURA

CLIENT
TONY SARICH AND RUSSELL SMITH

Revision Schedule

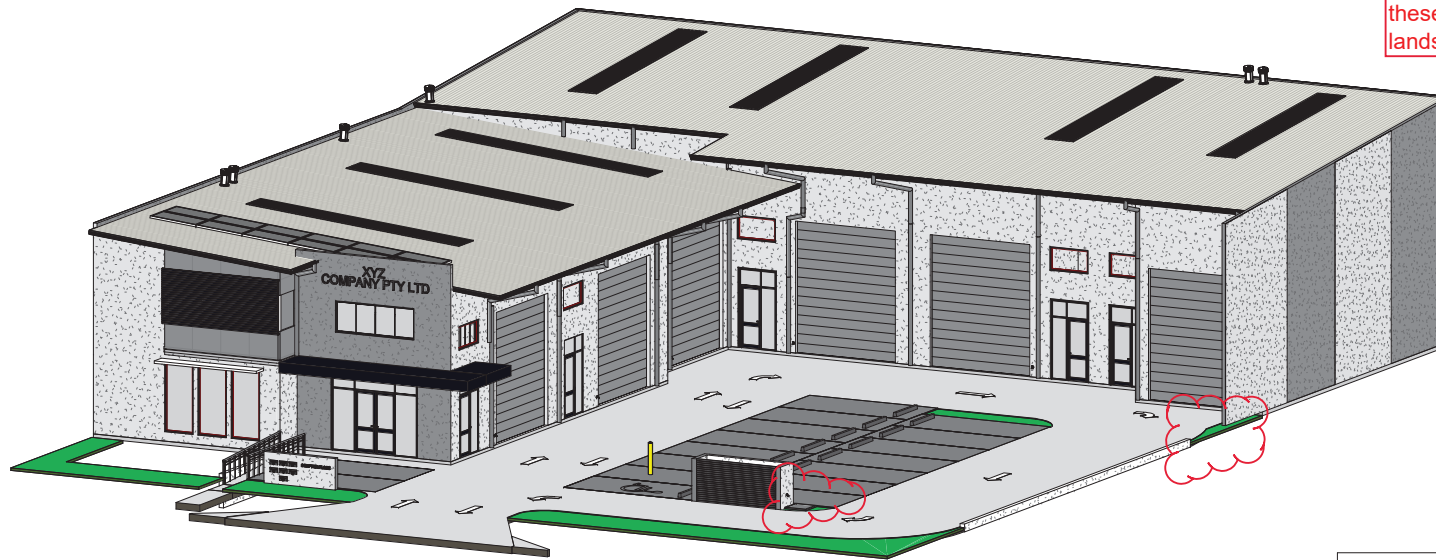
No	Description	Date
Q	3 Phase board to Tenancy 6	12-Apr-21
R	Tenancy 1 downpipe adjustment	27-Apr-21
S	Overhead Cupboards - Kitchenette	12-May-21
T	Client Revisions	27-May-21

DRAWING TITLE
SECTIONS

drawn	check	issue date	scale
LK	SD	27-May-21	1 : 200 on A3
job no.	drawg no.	issue	
L1091STR	A-032	T	

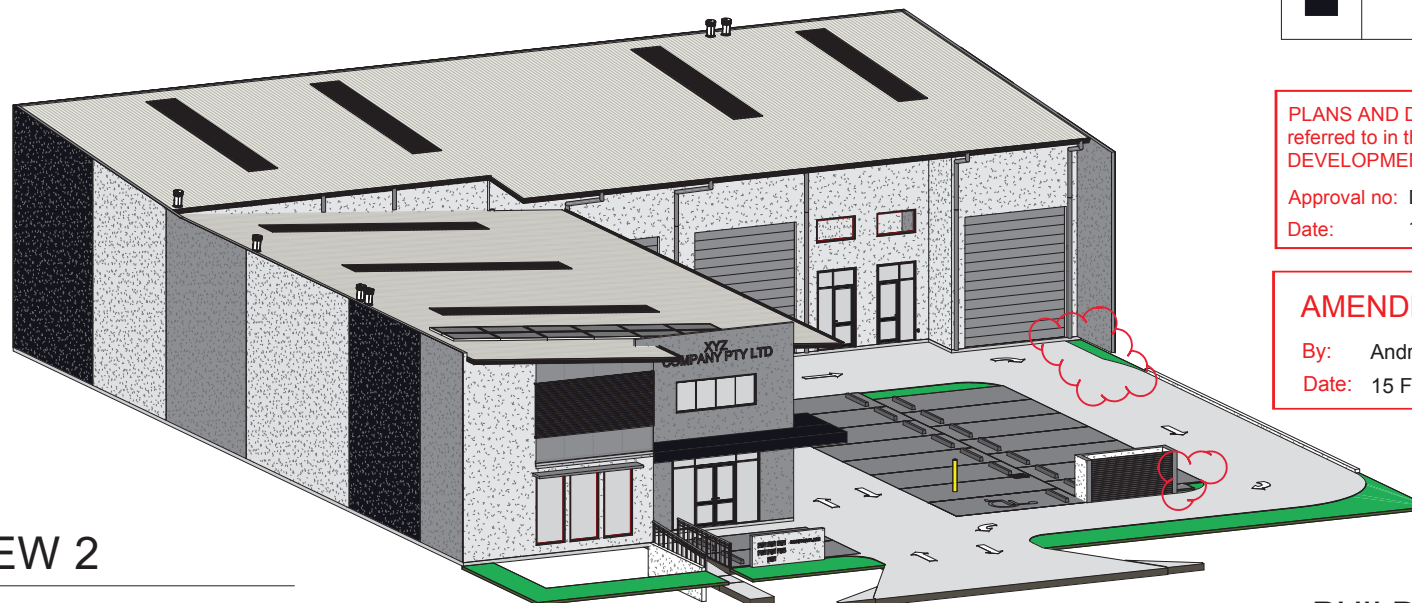
BUILDING APPROVAL

Alternative solution supported for these areas identified as landscaping



1 VIEW 1

COLOR LEGEND	
	SHALE GREY
	BASALT
	MONUMENT



2 VIEW 2

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV2022/1260/1
Date: 17 February 2022



AMENDED IN RED

By: Andrew McKnight
Date: 15 February 2022



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PROJECT
PROPOSED INDUSTRIAL SHED
at Lot 1091 AURA
CLIENT
TONY SARICH AND RUSSELL SMITH

Revision Schedule		
No	Description	Date
Q	3 Phase board to Tenancy 6	12-Apr-21
R	Tenancy 1 downpipe adjustment	27-Apr-21
S	Overhead Cupboards - Kitchenette	12-May-21
T	Client Revisions	27-May-21

DRAWING TITLE
PERSPECTIVES

drawn	check	issue date	scale
LK	SD	27-May-21	on A3
job no.	drawg no.	issue	
L1091STR	A-080	T	

BUILDING APPROVAL

COLOR LEGEND



SHALE GREY



BASALT



MONUMENT



1

STREET VIEW



2

STREET VIEW 2

PLANS AND DOCUMENTS
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DEVELOPMENT APPROVAL

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BUILDING APPROVAL

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NORTH

PROJECT

**PROPOSED
INDUSTRIAL SHED**

at Lot 1091 AURA

CLIENT

**TONY SARICH AND
RUSSELL SMITH**

Revision Schedule

No	Description	Date
Q	3 Phase board to Tenancy 6	12-Apr-21
R	Tenancy 1 downpipe adjustment	27-Apr-21
S	Overhead Cupboards - Kitchenette	12-May-21
T	Client Revisions	27-May-21

DRAWING TITLE

PERSPECTIVE

drawn	check	issue date	scale
LK	SD	27-May-21	on A3
job no.	drawg no.	issue	
L1091STR	A-081	T	