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REV	B	CLIENT AMEND: ENSUITE / LETTER BOX	LB	28/02/22
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REV	J	CLIENT AMENDMENT: GENERAL LAYOUT	LB	23/08/24
REV	K	AUTHORITY AMENDMENT	LB	09/09/24

WORKING DRAWINGS

PROPOSED NEW HOME

Projects Economic Development QLD

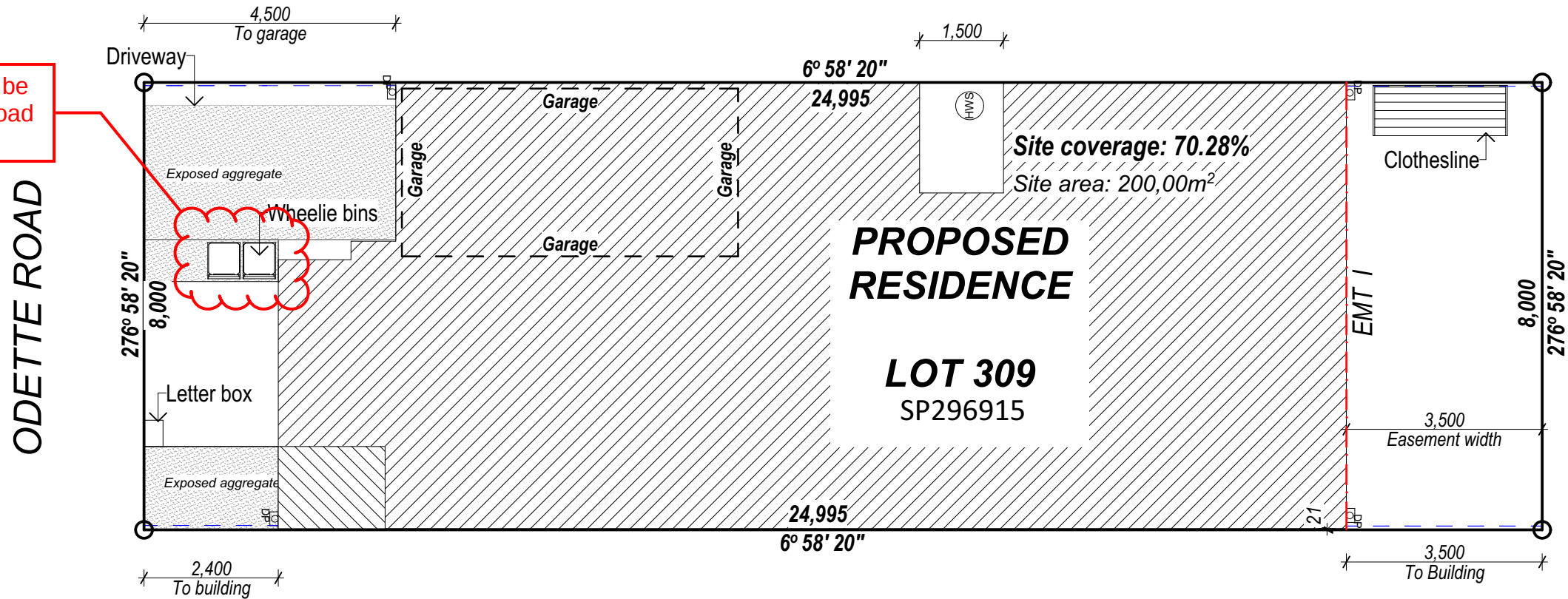
23 ODETTE ROAD - Lot 309 SP296915

XPRESSDRAFT
QBCC: 1131941
info@xpressdraft.com.au

PROPOSED SITE PLAN - Lot 309

DATE DRAWN	DRAWING SCALE	SHEET SIZE
9/09/2024	1:100	A3
PROJECT NUMBER	DRAWING NUMBER	REVISION
MIL001_Urban site	BA 0.05	K

PAGE: 4 of 13



Wheelie bins to be screened from road frontage.

ODETTE ROAD

PROPOSED SITE PLAN

--- 1800mm high Vertical lapped and capped timber fence / fence and gate.

NOTE: Any fencing at the front from front of building to road area will be done in black flat top aluminum pool type fencing.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV2016/792/6
Date: 25 September 2024



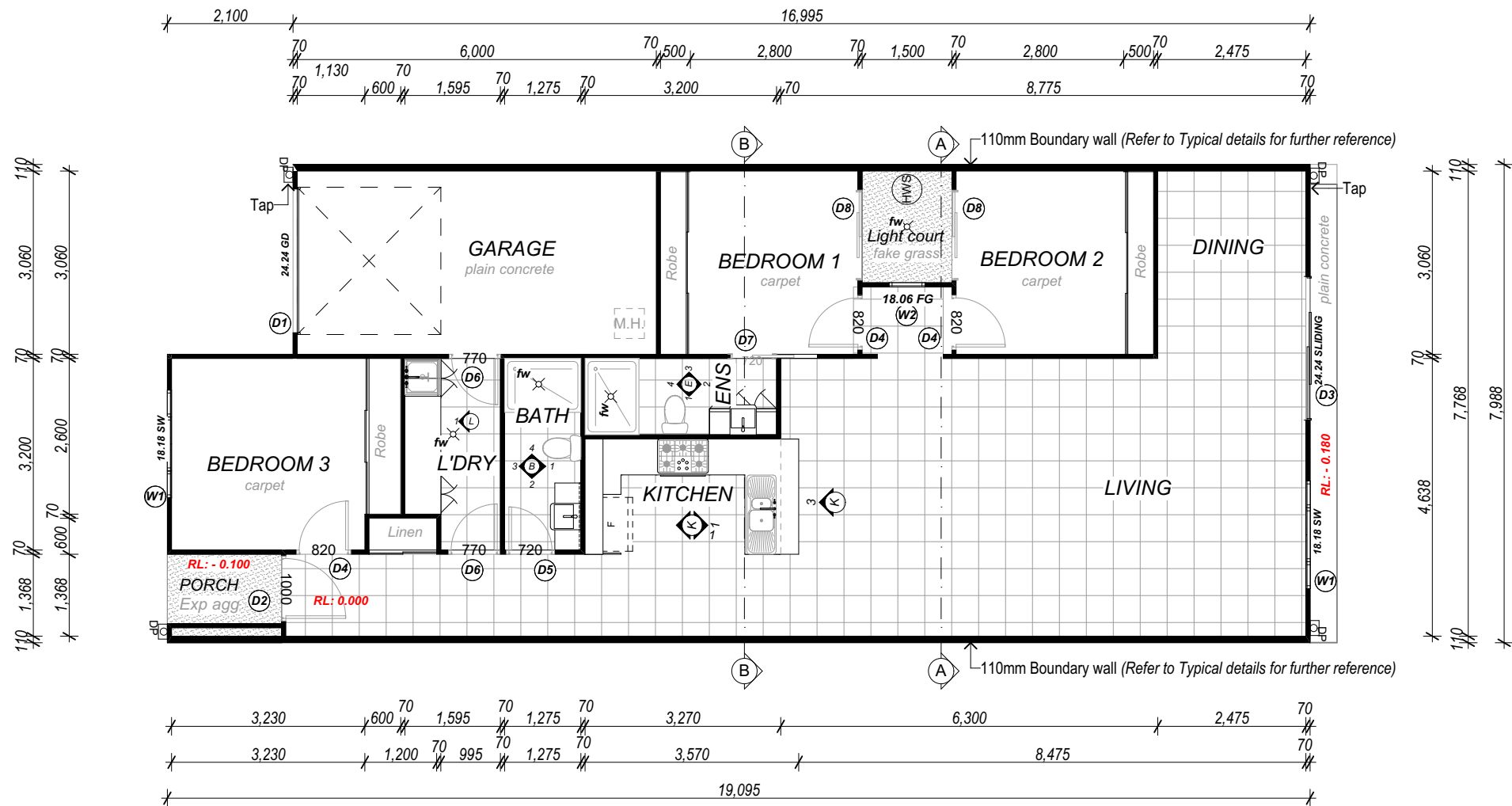
AMENDED IN RED

By: Chessa Lao
Date: 19 September 2024



Schedule of areas	
GARAGE	19.57
LIVING	123.62
PORCH	2.21
Gross Floor area:	145.40 m²

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- Notes:**
- Provide noggin on external wall at Laundry at 2200mm for dryer fixing provision;
 - Walls around shower to be water resistant to not less than 1800 mm above finished floor level.

EXPOSED BEAMS AND RAFTERS
Use dry, well-seasoned timbers for exposed beams and rafters.

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PROJECT STAGE
WORKING DRAWINGS

PROJECT DETAILS
PROPOSED NEW HOME

CLIENT DETAILS
Projects Economic Development QLD

SITE ADDRESS
23 ODETTE ROAD - Lot 309 SP296915

DESIGNER DETAILS
XPRESSDRAFT
QBCC: 1131941
info@xpressdraft.com.au

DRAWING TITLE
FLOOR PLAN

DATE DRAWN	DRAWING SCALE	SHEET SIZE
9/09/2024	1:100	A3
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MIL001_Urban site	BA 1.03	K

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ROOF PLAN

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MIL001_Urban site	BA 1.05	K

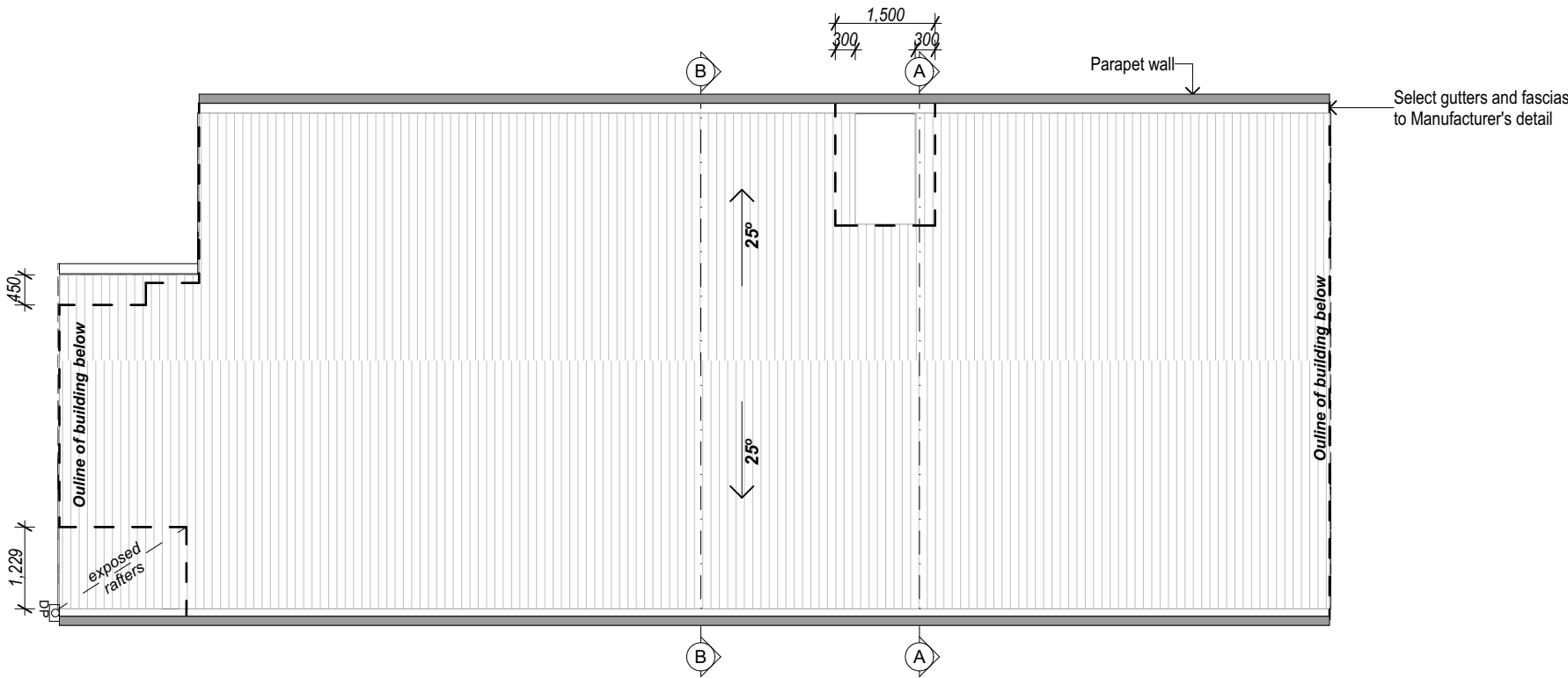
ROOF PLAN

NOTE:

Sizes of all box gutters and down pipes to be confirm prior to construction.
Select gutter 150mm min width with 90mm dia downpipe minimum.

ROOF SPACE ACCESS

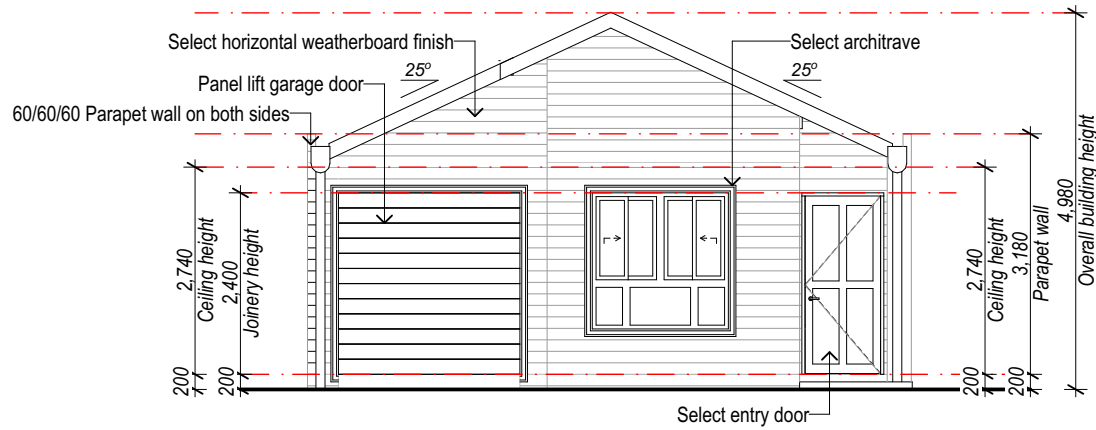
Allow for a roof space manhole where shown on drawings where there is adequate head room above, in a passageway or a centrally located bathroom.



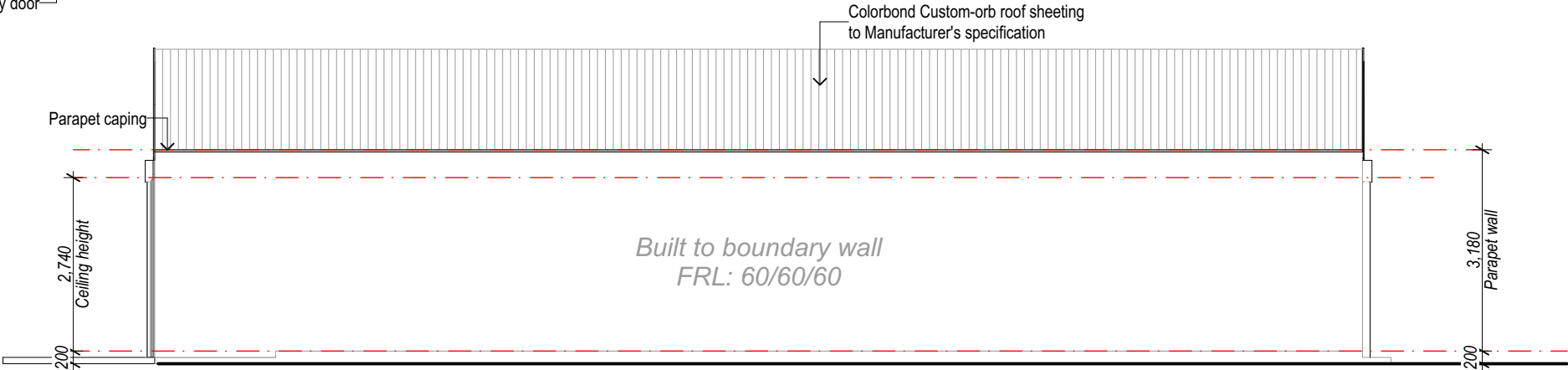
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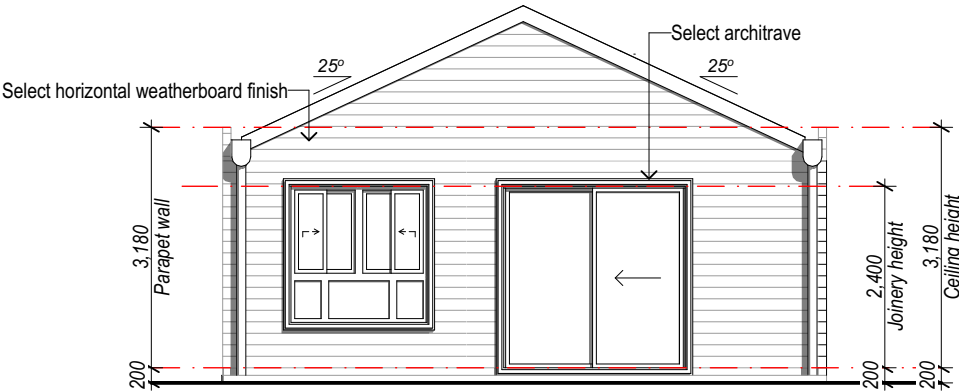




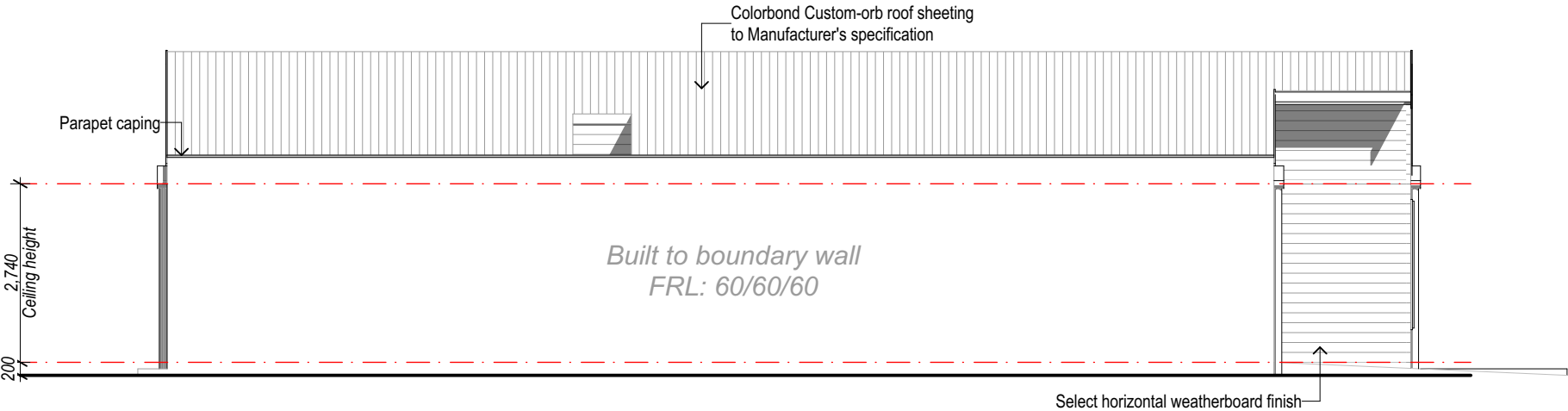
SOUTHERN ELEVATION



WESTERN ELEVATION



NORTHERN ELEVATION



EASTERN ELEVATION

WALLS AND CEILINGS
Plasterboard wall lining to all walls and ceilings.

WINDOWS AND SLIDING DOORS
To be powdercoated aluminium.

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