

ARCHITECTURAL DRAWINGS

PROPOSED HARDWARE TRADE SUPPLIES DEVELOPMENT

LOT 1180-1182 CARNEGIE STREET, AURA



LOCATION MAP
NTS



3D PERSPECTIVE FOR ILLUSTRATION ONLY

ARCHITECTURAL DRAWINGS	
DRG No.	DRAWING TITLE
A000	TITLE SHEET & DRAWING SCHEDULE
A001	NOTES
A050	GRID SETOUT PLAN
A100	PROP. SITE PLAN
A110	PROP. FLOOR PLAN - T1
A111	PROP. FLOOR PLAN - T2
A115	PROP. ROOF PLAN - T1
A116	PROP. ROOF PLAN - T2
A120	PROP. REFLECTED CEILING PLAN - T1
A121	PROP. REFLECTED CEILING PLAN - T2
A130	PROP. SLAB SETOUT PLAN - T1
A131	PROP. SLAB SETOUT PLAN - T2

ARCHITECTURAL DRAWINGS	
DRG No.	DRAWING TITLE
A140	PROP. FLOOR FINISHES & PARTITIONS PLAN - T1
A141	PROP. FLOOR FINISHES & PARTITIONS PLAN - T2
A200	PROP. BUILDING ELEVATIONS
A201	PROP. BUILDING ELEVATIONS
A202	PROP. BUILDING ELEVATIONS
A210	PROP. BUILDING SECTIONS
A211	PROP. BUILDING SECTIONS
A212	PROP. BUILDING SECTIONS
A300	WALL SECTIONS
A301	WALL SECTIONS
A350	CONSTRUCTION DETAILS

ARCHITECTURAL DRAWINGS	
DRG No.	DRAWING TITLE
A351	CONSTRUCTION DETAILS
A352	CONSTRUCTION DETAILS
A400	STAIR & RAMP DETAILS
A500	INTERNAL ELEVATIONS - T1
A501	INTERNAL ELEVATIONS - T1
A502	INTERNAL ELEVATIONS - T1
A503	INTERNAL ELEVATIONS - T2
A600	DOOR SCHEDULE
A601	DOOR SCHEDULE
A610	WINDOW ELEVATIONS
A700	JOINERY DETAILS

PLANS AND DOCUMENTS
referred to in the PDA
DEVELOPMENT APPROVAL

Approval no: DEV2025/1620
Date: 23 May 2025



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1. ALL SCHEDULES SHOULD BE CHECKED WITH THE REMAINDER OF THE DRAWING SET.
2. SCHEDULED RATES AND AREAS ARE INTENDED FOR ASSISTANCE ONLY. NO RESPONSIBILITY IS TAKEN FOR THE ACCURACY OF QUANTITIES.
3. ANY DISCREPANCIES IN SCHEDULES SHOULD BE IDENTIFIED TO THE AUTHOR NOTED.
4. ALL AREAS ARE GROSS AREAS, UNLESS NOTED OTHERWISE

CONSULTING ENGINEER



- ☐ commercial
- ☐ service stations
- ☐ mixed-use
- ☐ quick service restaurants
- ☐ self storage
- ☐ child care centres
- ☐ industrial
- ☐ large format retail

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Revision and approvals				
Rev	Date	Drn	Description	Appr
1	17.12.2024	LN	ISSUE FOR CONSTRUCTION	PL

Project Description	
PROPOSED HARDWARE TRADE SUPPLIES	
LOT 1180-1182 CARNEGIE STREET, AURA	
Scale @A1 1: 200	Date AUG 2024
Drawn LN	Approved By GN

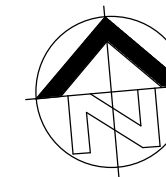
Drawing Title	
TITLE SHEET & DRAWING SCHEDULE	
Job Number - Drawing Number 23042	Revision A000
1	1

14 13 12 11 10 9 8 7 6 5 4 3 2 1
2125 5925 6920 6920 6920 6920 6760 6750 6750 6750 6750 6750 6910 100
SETBACK

REAL PROPERTY DESCRIPTION

LOT 1180 ON SP305381
LOT 1181 ON SP305381
LOT 1182 ON SP305381

LOCALITY: BARINGA
COUNCIL: SUNSHINE COAST REGIONAL



APPROVED FOR
CONSTRUCTION

LEGEND

BOL-3	STEEL BOLLARD TYPE 3 - CONCRETE FILLED, 1200 HIGH - PAINT FINISH: DULUX 'BOLD YELLOW'
BRK-1	CORA BIKE RACK EXPO 2704 DOUBLE SIDE ACCESS - TO COMPLY WITH AS2890.3
FH-E	EXISTING FIRE HYDRANT - REFER HYD. ENG. DETAILS
HC	HOSE COCK - REFER HYD. ENG. DETAILS
KB	NEW CONCRETE KERB - REFER CIVIL ENG. DETAILS
LM1	LINEMARKING - WHITE
LS	LANDSCAPING
LS-D	EXISTING TREE TO BE REMOVED AND REPLACED.
LS-E	LANDSCAPING - EXISTING
MH	MANHOLE - REFER CIVIL ENG. FOR DETAIL
MH-E	MANHOLE - EXISTING
ORG	OVERFLOW RELIEF GULLY - REFER HYD. ENG. FOR DETAIL
RP2D	REDUCED PRESSURE ZONE DEVICE - REFER HYD. ENG. FOR DETAIL
RWTK	RAINWATER TANK - REFER CIVIL ENG. DETAILS
SGN-1	ILLUMINATED PYLON SIGN TO TENANTS STANDARDS. TO BE SUPPLIED & INSTALLED BY LESSEE
SWG	STORMWATER GULLY - REFER CIVIL ENG. DETAILS
SWG-E	STORMWATER GULLY - EXISTING
WM	WATER METER - REFER HYD. ENG. FOR DETAIL

CONCRETE FINISHES

NAT NATURAL GREY CONCRETE - BROOM FINISH
STF NATURAL GREY CONCRETE - STEEL TROWEL FINISH

GENERAL NOTES

- THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ALL OTHER CONSULTANTS DRAWINGS AND SPECIFICATIONS.
- DO NOT SCALE DRAWINGS - FIGURED DIMENSIONS ARE TO TAKE PRECEDENCE AT ALL TIMES.
- ALL DIMENSIONS TO BE CONFIRMED ON SITE AND/OR VERIFIED PRIOR TO CONSTRUCTION OR FABRICATION.
- ALL MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH CURRENT AND RELEVANT SAA CODES, BUILDING CODE OF AUSTRALIA, THE BUILDING ACT, AND LOCAL AUTHORITIES BY-LAWS.
- ALL EXTERNALLY GLAZED WINDOWS AND DOORS TO BE DESIGNED AND CERTIFIED BY THE MANUFACTURER INCLUDING FIXINGS, AND SHALL COMPLY WITH AS1288 & AS1170.2.
- ALL STAIRS, RAMP, HANDRAILS AND BALUSTRADES ARE TO COMPLY WITH BUILDING CODE OF AUSTRALIA, SECTION D & AS1428.1.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE STRUCTURE DURING ERECTION AND PROVIDE ADEQUATE PROPPING AND SUPPORT

ARCHITECTURAL NOTES

- ALL EXIT DOORS, AND DOORS IN THE PATH OF TRAVEL TO EXITS ARE TO COMPLY WITH THE RELEVANT AUST. STANDARDS AND THE REQUIREMENTS OF THE BCA.
- ALL DOORWAYS TO HAVE A MINIMUM UNOBSTRUCTED HEIGHT OF 2.0m (UNLESS OTHERWISE NOTED).
- EXIT SIGNS AND EMERGENCY LIGHTS TO COMPLY WITH AS 2293. EXIT SIGNS TO BE MOUNTED AS DETAILED IN THE ELECTRICAL DRAWINGS OR AS OTHERWISE APPROVED BY THE RELEVANT BUILDING SURVEYOR.
- PORTABLE FIRE EXTINGUISHERS TO COMPLY WITH AS 2444.
- ARTIFICIAL LIGHTING TO COMPLY WITH AS 1680.
- MECHANICAL VENTILATION SYSTEM TO COMPLY WITH AS 1688.2 AND AS 3666.
- ALL WET AREAS TO COMPLY WITH BCA PART F1.7 & ALL RELEVANT PARTS OF AS 3740.
- ALL WET AREAS TO HAVE BOTTOM PLATE FULLY WRAPPED WITH DAMP PROOF MEMBRANE. CONTINUE UP WALL FRAME MIN. 75mm AFFL.
- ALL TOILET AND AIRLOCK WALLS TO BE 45 STC SOUND RATED.
- ALL TIMBERS USED ARE TO BE TREATED FOR SUBTERRANEAN TERMITE ATTACK TO A HAZARD LEVEL OF H2 OR BETTER FOR NON-EXPOSED CONDITIONS.

LEGEND

COMMUNICATIONS LINE
ELECTRICAL LINE
SEWER LINE
STORMWATER LINE
TELSTRA LINE
WATER LINE

NOTE: ALL SERVICES PLOTTED FROM RECORDS.
ALL POSITIONS TO BE LOCATED ONSITE

NOTE:

REFER TO CIVIL ENGINEERS DRAWINGS FOR
ALL LEVELS, FALLS, RETAINING WALL,
LOCATING CIVIL SERVICES & EXTERNAL WORKS

NOTE:

BUILDER TO ALLOW FOR ALL FOOTINGS &
ELECTRICAL/DATA CONNECTIONS TO SITE SIGNAGE

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CONSULTING ENGINEER



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imagine create deliver

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|---------------------------------------|--|
| ☐ commercial | ☐ service stations |
| ☐ mixed-use | ☐ quick service restaurants |
| ☐ self storage | ☐ child care centres |
| ☐ industrial | ☐ large format retail |

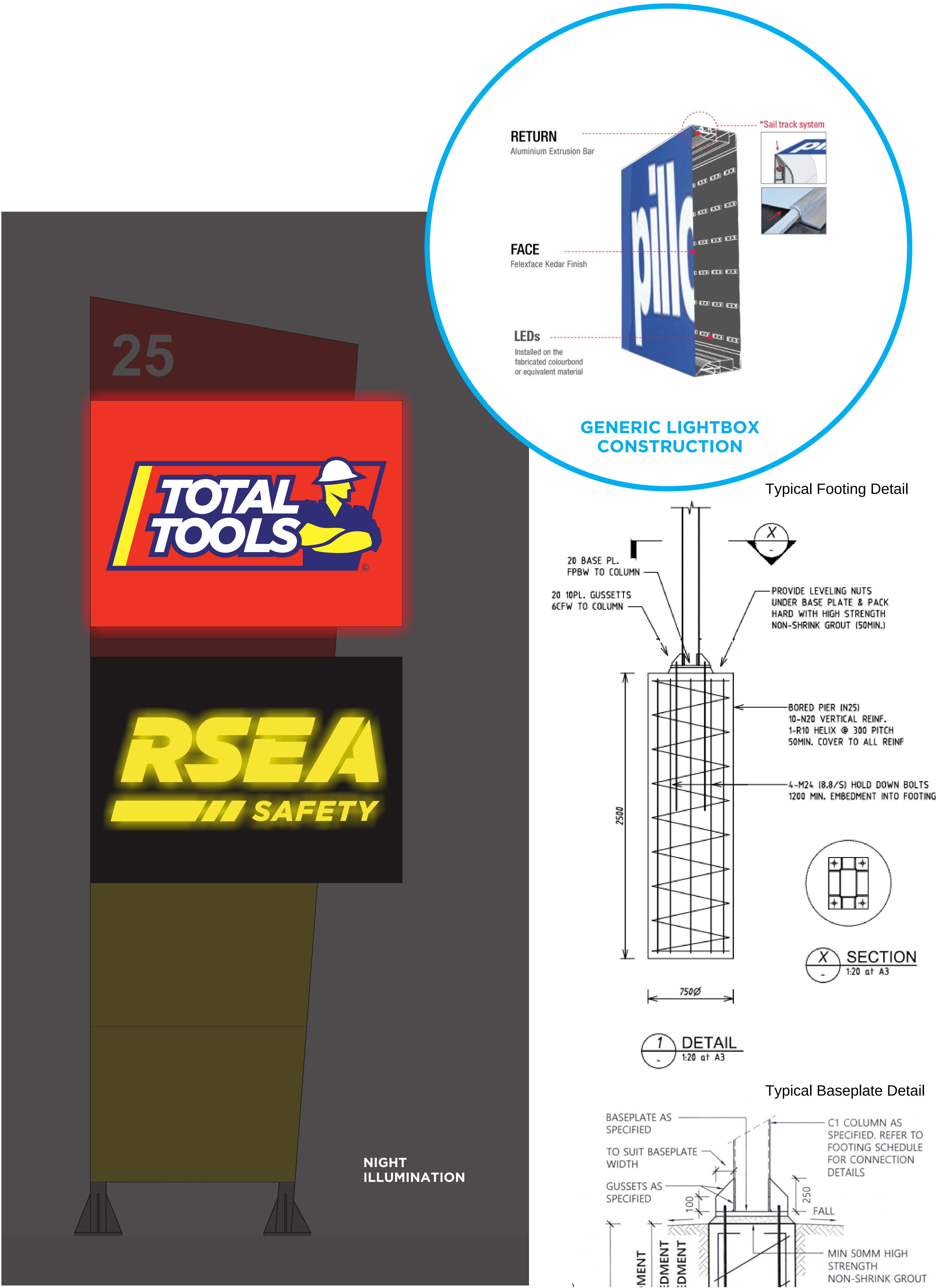
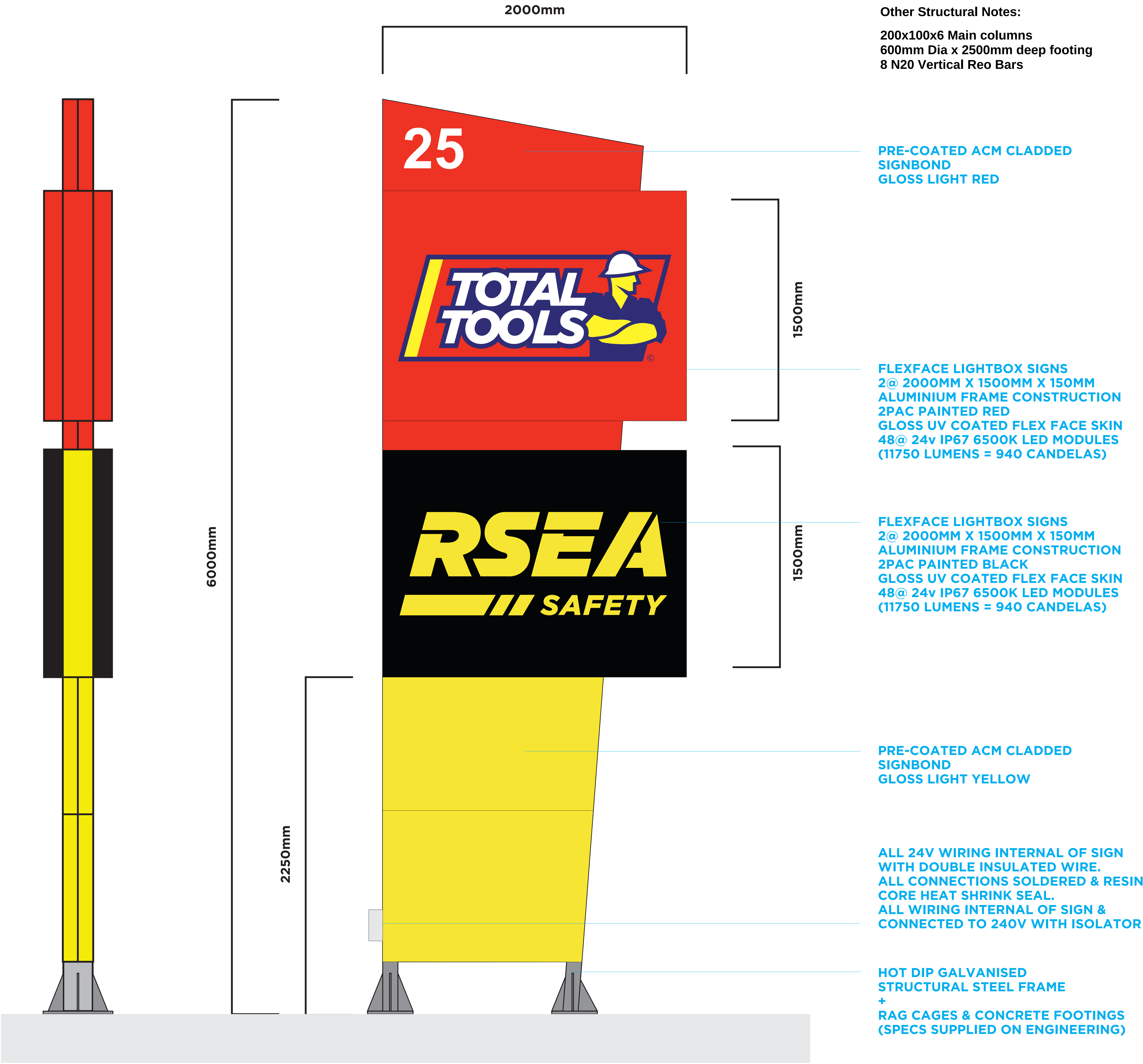
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Revision and approvals				
Rev	Date	Drn	Description	Appr
P1	10.09.2024	LN	PRELIMINARY ISSUE	PL
P2	24.09.2024	LN	PRELIMINARY ISSUE	PL
P3	15.11.2024	LN	PRELIMINARY ISSUE	PL
1	17.12.2024	LN	ISSUE FOR CONSTRUCTION	PL

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LOT 1180-1182 CARNEGIE STREET, AURA				
Scale @A1 1: 200	Date AUG 2024	Drawn LN	Approved By GN	

Drawing Title			
PROP. SITE PLAN			
Job Number - Drawing Number 23042	A100	Revision 1	

Pylon Sign - Concept 1 for estimation of costs



TERMS & CONDITIONS:

Please see "Artwork/Proofing - Terms & Conditions" on final page of document prior to approving.
If artwork is approved, Sunquest Signs will assume the Terms & Conditions have been read & agreed upon.



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DEVELOPMENT APPROVAL

Approval no: DEV2025/1620
Date: 23 May 2025

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