

SITE NOTES

CONNECT ALL DOWNPIPES TO 100 DIA STORMWATER LINES. FALL 1 IN 100 MINIMUM INTO EXISTING STORMWATER SYSTEM OR AS OTHERWISE DIRECTED BY COUNCIL. POSITION OF STORMWATER LINES ARE APPROXIMATE ONLY

BUILDING PLATFORM TO ALLOW SURFACE WATER TO DRAIN AWAY FROM BUILDING ALL ROUND

ALL BOUNDARY CLEARANCES SHOWN ARE TO BE VERIFIED BY BUILDER AND OR SURVEYOR AT SETOUT, PRIOR TO ANY CONSTRUCTION

ALL SITE WORKS TO BE IN ACCORDANCE WITH COUNCILS POLICY FOR RESIDENTIAL BUILDING SITES

DO NOT SCALE OFF PLAN. FIGURED DIMENSIONS TAKE PREFERENCE

FLAT BUILDING PLATFORM IS EXISTING

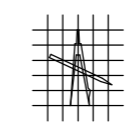
RPD	LOT ?	RP ?
	PARISH OF ?	
SITE AREA	630 Sq M (APPROX)	
LOCAL GOVT	LOGAN C.C	

PRELIMINARY

SITE PLAN

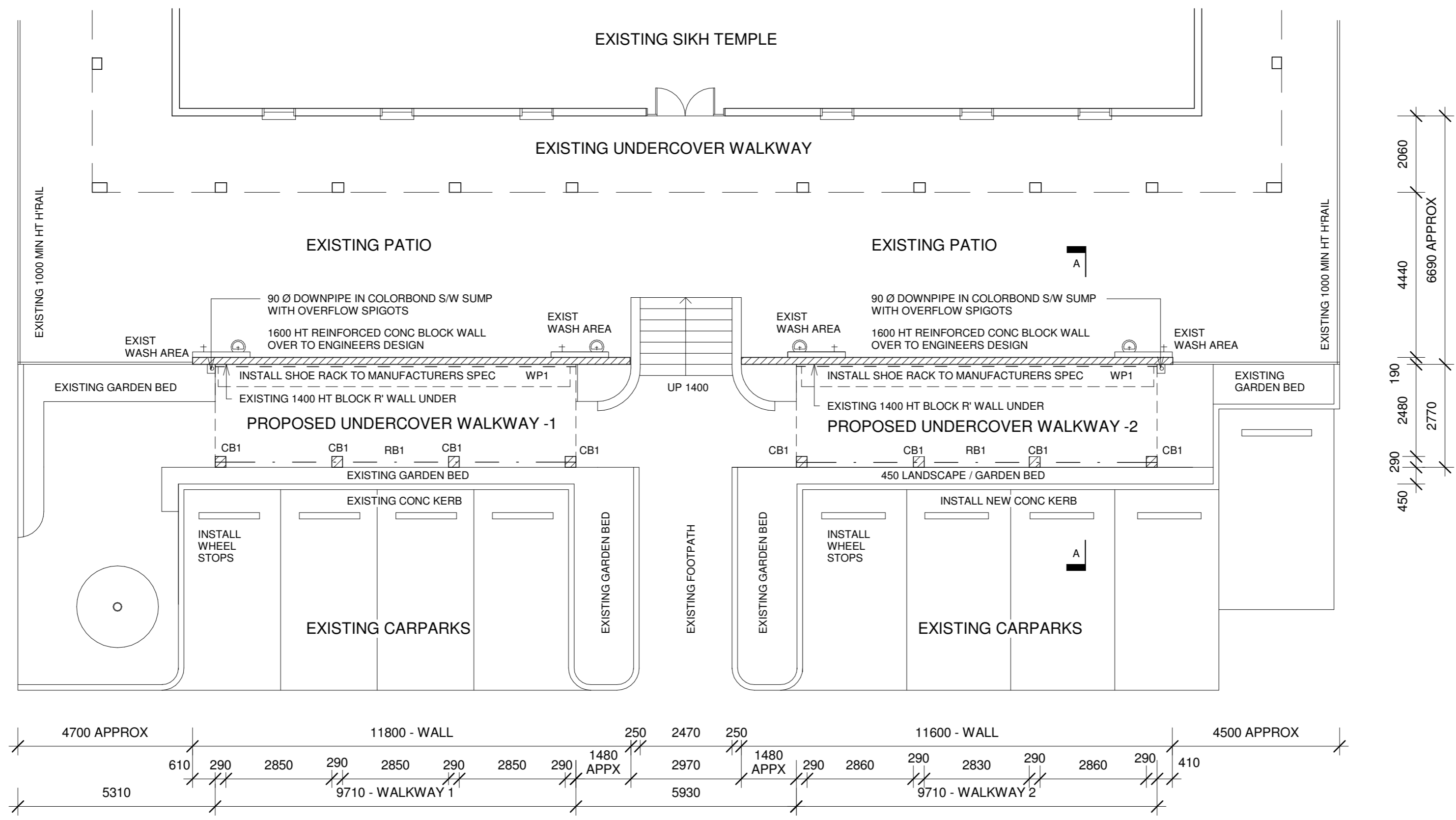
PROJECT:	PROPOSED UNDERCOVER WALKWAY		
SITE ADDRESS:	2679 LOGAN ROAD EIGHT MILE PLAINS		
CLIENT:	BRISBANE SIKH TEMPLE		
SCALE:	1 : 250 (A2)	JOB NO:	SAN 1942
DATE:	DEC '19	SHEET NO:	WD - 01
DRAWN:	JK	OF:	05
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NO	DATE	AMENDMENT



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ADDITION NOTES

- ALL CONSTRUCTION TO BE IN ACCORDANCE WITH:
 - THE B.C.A / NCC
 - THE BUILDING ACT.1975
 - STANDARD BUILDING LAW
 - QUEENSLAND DEVELOPMENT CODE (QDC)
 - ALL RELEVANT S.A.A CODES
 - ALL MANUFACTURERS SPECIFICATIONS
 - TIMBER FRAMING TO A.S 1684.2
- PROVIDE TERMITE TREATMENT / PROTECTION IN ACCORD WITH BCA 3.1.3 AND AS 3660.1
- ALL DIMENSIONS ARE SUBJECT TO THE EXISTING BUILDING, AND ARE TO BE CONFIRMED ON SITE PRIOR TO ANY BUILDING WORK OR PREFABRICATION
- ALL MATERIALS & FINISHES ARE TO MATCH EXISTING IF POSSIBLE
- MAKE GOOD ALL AREAS AFFECTED BY BUILDING WORK

GFA - SqM (PROPOSED)	
WALKWAY 1	- 26.9
WALKWAY 2	- 26.9
TOTAL	- 53.8

FRAMING SCHEDULE (to AS 1684.2)

PIERS	
CB1 -	290 x 290 REINFORCED CONC BLOCK PIERS TO ENGINEERS DESIGN AND DETAILS
ROOF FRAMING	
RB1 -	200 x 63 HYPAN LVL WALKWAY ROOF BEAM
WP1 -	130 x 45 HYPAN LVL WALL PLATE M12 BOLT TO REINFORCED CONC BLOCK WALL AT 600 MAX CTS
RAFTERS -	130 x 45 HYPAN LVL RAFTERS AT 900 CTS. 3° MIN PITCH
CEILING JOISTS -	120 x 35 MGP 12 T2 @ 600 CTS
PURLINS -	120 x 35 MGP 10 T2 @ 900 CTS

TIE DOWN SCHEDULE - N3 (to AS 1684.2)

ROOFING	- COLORBOND TRIMDEK
FLOOR	- CONC SLAB
ULW	- 1500 (WALKWAY)
PURLIN TO RAFTER -	Fig 9.21 (b) - 1 / FRAMING ANCHOR . 4 / 2.8 Ø NAILS
RAFTER TO BEAMS -	FIG 9.21 (b) - 1 / FRAMING ANCHOR . 4 / 2.8 Ø NAILS
BEAMS TO CB1 PIERS -	FIG 9.16 (g) - M12 BOLT - 600 MIN AMBEDMENT

PRELIMINARY

PROPOSED FLOOR PLAN

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FOUNDATION/SLAB NOTES

REFER TO SOIL REPORT AND ENGINEERS DETAILS FOR FOUNDATION PLAN AND FOOTING/SLAB DESIGN

REFER TO FLOOR PLAN FOR SET-OUT DIMENSIONS

PROVIDE ARTICULATION JOINTS TO BRICKWORK IN ACCORDANCE WITH SOIL REPORT AND/OR ENGINEERS RECOMMENDATIONS

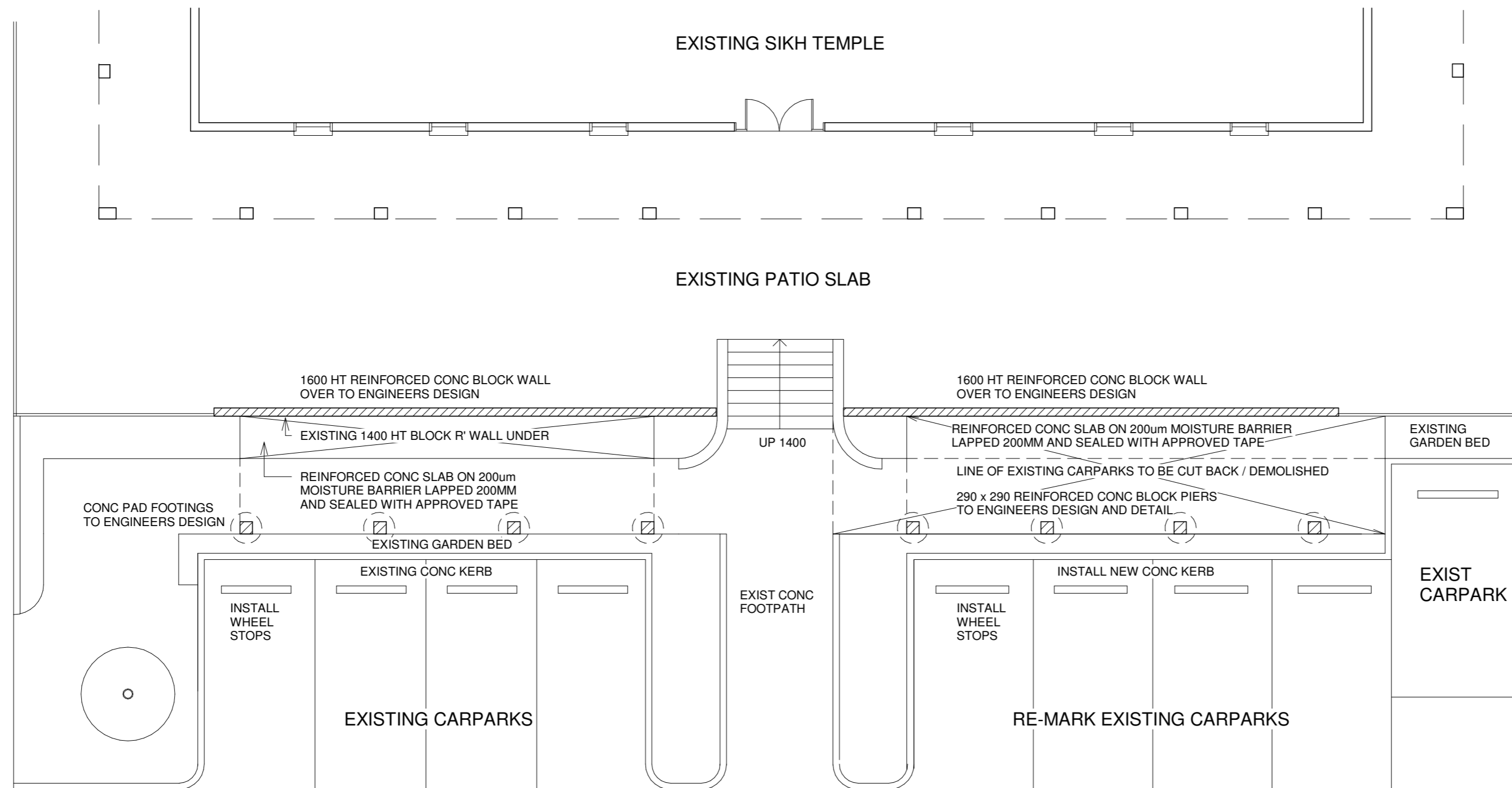
PROVIDE SUB-FLOOR VENTILATION TO TIMBER FLOORS IN ACCORDANCE WITH BCA PART 3.4.1

PROVIDE PROTECTION AGAINST TERMITES IN ACCORDANCE WITH AS 3660.1

INFORM OWNER OF FOLLOWING NOMINATED METHOD/S OF CONTROL, SUBSEQUENT CONSTRAINTS AND MAINTENANCE REQUIREMENTS

ISSUE A CERTIFICATE OF COMPLIANCE TO THE LOCAL GOVERNMENT AND OWNER ON COMPLETION. PROVIDE MANUFACTURERS WARRANTY

OWNER AND/OR BUILDER TO NOMINATE SYSTEM OR BARRIER TYPE (TICK)	UNDER SLAB PROTECTION	PENETRATION PROTECTION	TERMITE PROTECTION
MONOLITHIC SLAB (75 MIN SLAB EDGE EXPOSED) WITH PENETRATIONS PROTECTED			
CHEMICAL SOIL BARRIERS			
CHEMICAL RETICULATION SYSTEM			
STAINLESS STEEL MESH SYSTEM			
GRADED GRANITE AGGREGATE			
SUSPENDED FLOORS/TERMITE SHIELDS			
TERMITE RESISTANT CONSTRUCTION			
OTHER APPROVED _____			

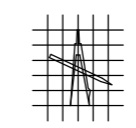
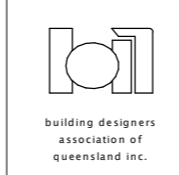


FOUNDATION / SLAB PLAN

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CLIENT:	BRISBANE SIKH TEMPLE		
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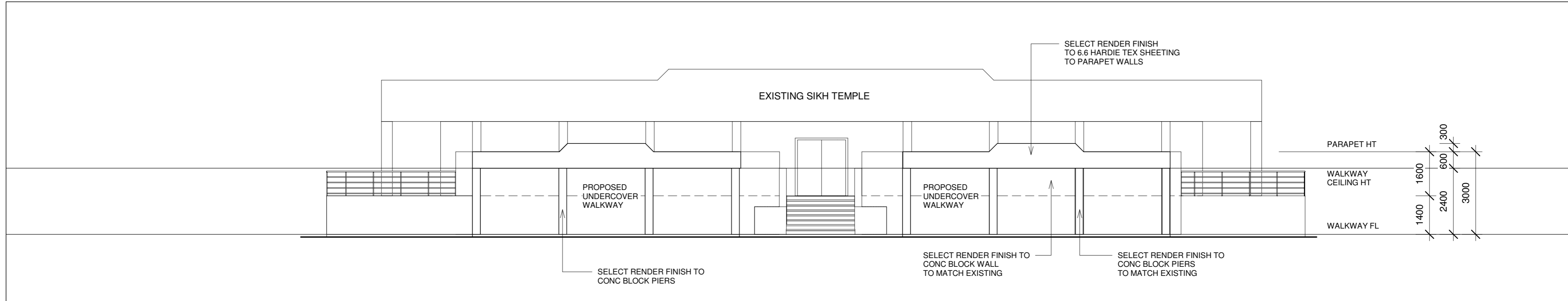
PRELIMINARY

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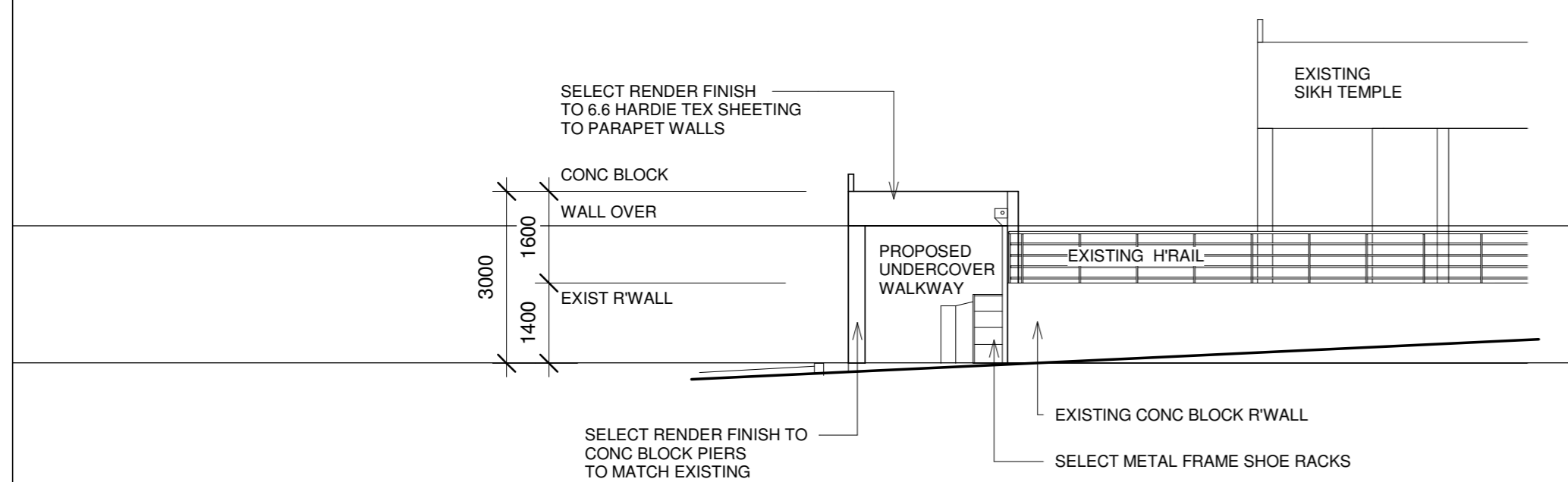


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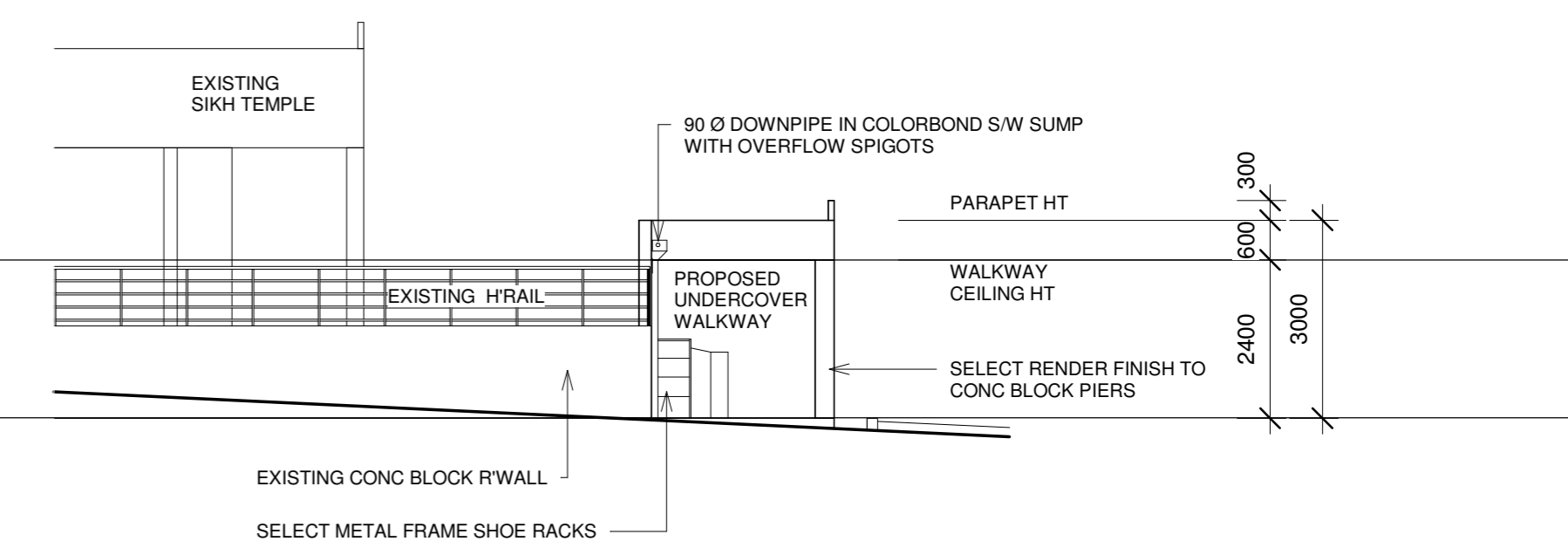
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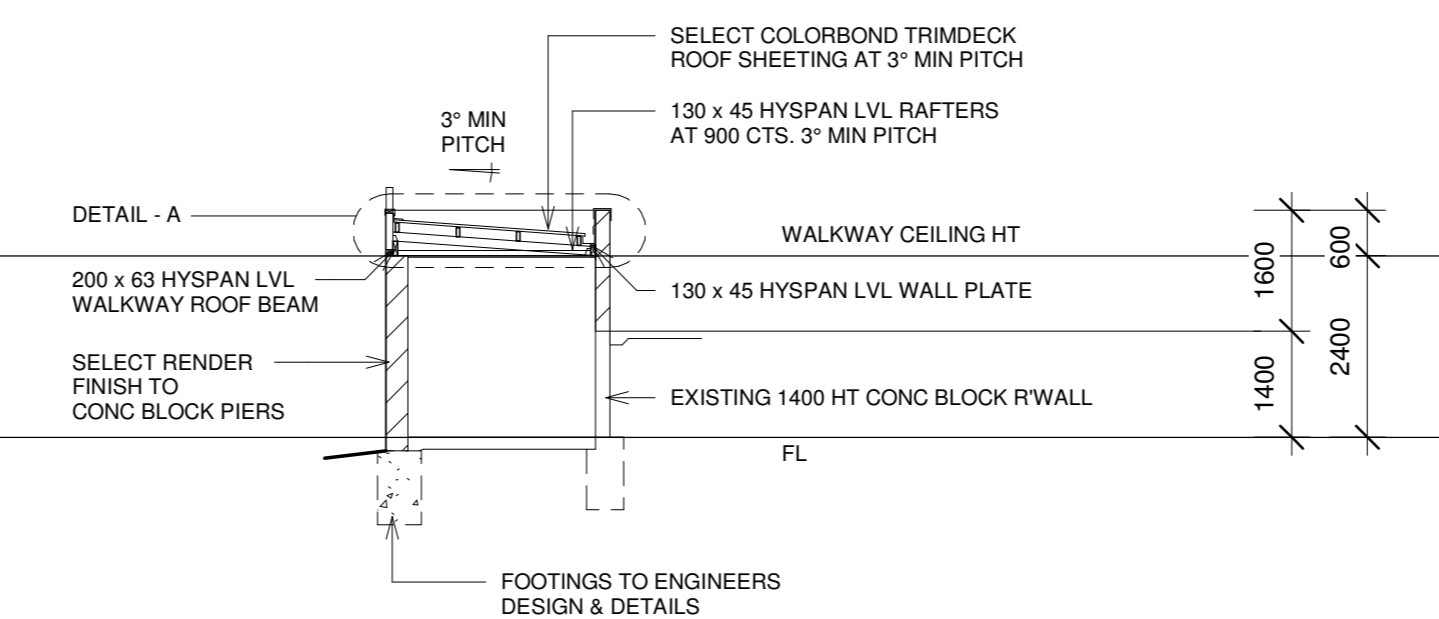
PROPOSED FRONT (NORTH) ELEVATION



PROPOSED RHS (WEST) ELEVATION



PROPOSED LHS (EAST) ELEVATION



SECTION A - A

PRELIMINARY

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WORK HEALTH and SAFETY ACT 2011

1. FALLS, SLIPS, TRIPS

a) WORKING AT HEIGHTS DURING CONSTRUCTION

Wherever possible, components for this building should be prefabricated off-site or at ground level to minimise the risk of workers falling more than two metres. However, construction of this building will require workers to be working at heights where a fall in excess of two metres is possible and injury is likely to result from such a fall. The builder should provide a suitable barrier wherever a person is required to work in a situation where falling more than two metres is a possibility.

DURING OPERATION OR MAINTENANCE

Cleaning and maintenance of windows, walls, roof or other components of this building will require persons to be situated where a fall from a height in excess of two metres is possible. Where this type of activity is required, scaffolding, ladders or trestles should be used in accordance with relevant codes of practice, regulations or legislation.

b) SLIPPERY OR UNEVEN SURFACES FLOOR FINISHES

The owner is responsible for the selection of surface finishes in the pedestrian trafficable areas of this building. Surfaces should be selected in accordance with AS HB 197:1999 and AS/NZ 4586:2004.

STEPS, LOOSE OBJECTS AND UNEVEN SURFACES

Due to design restrictions for this building, steps and/or ramps are included in the building which may be a hazard to workers carrying objects or otherwise occupied. Steps should be clearly marked with both visual and tactile warning during construction, maintenance, demolition and at all times when the building operates as a workplace. Building owners and occupiers should monitor the pedestrian access ways and in particular access to areas where maintenance is routinely carried out to ensure that surfaces have not moved or cracked so that they become uneven and present a trip hazard. Spills, loose material, stray objects or any other matter that may cause a slip or trip hazard should be cleaned or removed from access ways.

Contractors should be required to maintain a tidy work site during construction, maintenance or demolition to reduce the risk of trips and falls in the workplace. Materials for construction or maintenance should be stored in designated areas away from access ways and work areas.

2. FALLING OBJECTS

LOOSE MATERIALS OR SMALL OBJECTS

Construction, maintenance or demolition work on or around this building is likely to involve persons working above ground level or above floor levels. Where this occurs one or more of the following measures should be taken to avoid objects falling from the area where the work is being carried out onto persons below.

1. Prevent or restrict access to areas below where the work is being carried out.
2. Provide toe boards to scaffolding or work platforms.
3. Provide protective structure below the work area.
4. Ensure that all persons below the work area have Personal Protective Equipment.

BUILDING COMPONENTS

During construction, renovation or demolition of this building, parts of the structure including fabricated steelwork, heavy panels and many other components will remain standing prior to or after supporting parts are in place. Contractors should ensure that temporary bracing or other required support is in place at all times when collapse which may injure persons in the area is a possibility.

Mechanical lifting of materials and components during construction, maintenance or demolition presents a risk of falling objects. Contractors should ensure that appropriate lifting devices are used, that loads are properly secured and that access to areas below the load is prevented or restricted.

3. TRAFFIC MANAGEMENT

Busy construction and demolition sites present a risk of collision where deliveries and other traffic are moving within the site. A traffic management plan supervised by trained traffic management personnel should be adopted for the work site.

4. SERVICES

Rupture of services during excavation or other activity creates a variety of risks including release of hazardous material. Existing services are located on or around this site. Where known, these are identified on the plans but the exact location and extent of services may vary from that indicated. Services should be located using an appropriate service (such as Dial Before You Dig), appropriate excavation practice should be used and, where necessary, specialist contractors should be used.

If Underground power lines are located in or around this site: All underground power lines must be disconnected or carefully located and adequate warning signs used prior to any construction, maintenance or demolition commencing.

If Overhead power lines are near or on this site: These pose a risk of electrocution if struck or approached by lifting devices or other plant and persons working above ground level. Where there is a danger of this occurring, power lines should be, where practical, disconnected or relocated. Where this is not practical adequate warning in the form of bright coloured tape or signage should be used or a protective barrier provided.

5. MANUAL TASKS

Components within this design with a mass in excess of 25kg should be lifted by two or more workers or by mechanical lifting device. Where this is not practical, suppliers or fabricators should be required to limit the component mass.

All material packaging, building and maintenance components should clearly show the total mass of packages and where practical all items should be stored on site in a way which minimises bending before lifting. Advice should be provided on safe lifting methods in all areas where lifting may occur.

Construction, maintenance and demolition of this building will require the use of portable tools and equipment. These should be fully maintained in accordance with manufacturer's specifications and not used where faulty or (in the case of electrical equipment) not carrying a current electrical safety tag. All safety guards or devices should be regularly checked and Personal Protective Equipment should be used in accordance with manufacturer's specification.

6. HAZARDOUS SUBSTANCES

POWDERED MATERIALS

Many materials used in the construction of this building can cause harm if inhaled in powdered form. Persons working on or in the building during construction, operational maintenance or demolition should ensure good ventilation and wear Personal Protective Equipment including protection against inhalation while using powdered material or when sanding, drilling, cutting or otherwise disturbing or creating powdered material.

TREATED TIMBER

The design of this building includes provision for the inclusion of treated timber within the structure. Dust or fumes from this material can be harmful. Persons working on or in the building during construction, operational maintenance or demolition should ensure good ventilation and wear Personal Protective Equipment including protection against inhalation of harmful material when sanding, drilling, cutting or using treated timber in any way that may cause harmful material to be released. Do not burn treated timber.

VOLATILE ORGANIC COMPOUNDS

Many types of glue, solvents, spray packs, paints, varnishes and some cleaning materials and disinfectants have dangerous emissions. Areas where these are used should be kept well ventilated while the material is being used and for a period after installation. Personal Protective Equipment may also be required. The manufacturer's recommendations for use must be carefully considered at all times.

SYNTHETIC MINERAL FIBRE

Fibreglass, rockwool, ceramic and other material used for thermal or sound insulation may contain synthetic mineral fibre which may be harmful if inhaled or if it comes in contact with the skin, eyes or other sensitive parts or the body. Personal Protective Equipment including protection against inhalation of harmful material should be used when installing, removing or working near bulk insulation material.

TIMBER FLOORS

This building contains timber floors which have an applied finish. Areas where finishes are applied should be kept well ventilated during sanding and application and for a period after installation. Personal Protective Equipment may also be required. The manufacturer's recommendations for use must be carefully considered at all times.

7. CONFINED SPACES

EXCAVATION

Construction of this building and some maintenance on the building will require excavation and installation of items within excavations. Where practical, installation should be carried out using methods which do not require workers to enter the excavation. Where this is not practical, adequate support for the excavated area should be provided to prevent collapse. Warning signs and barriers to prevent accidental or unauthorised access to all excavations should be provided.

8. PUBLIC ACCESS

Public access to construction and demolition sites and to areas under maintenance causes risk to workers and public. Warning signs and secure barriers to unauthorised access should be provided. Where electrical installations, excavations, plant or loose materials are present they should be secured when not fully supervised.

9. OPERATIONAL USE OF BUILDING

This building has been designed as a Class 9.b building. If it, at a later date, is used or intended to be used as a workplace, the provisions of the Work Health and Safety Act 2011 or subsequent replacement Act should be applied to the new use.

10. OTHER HIGH RISK ACTIVITY

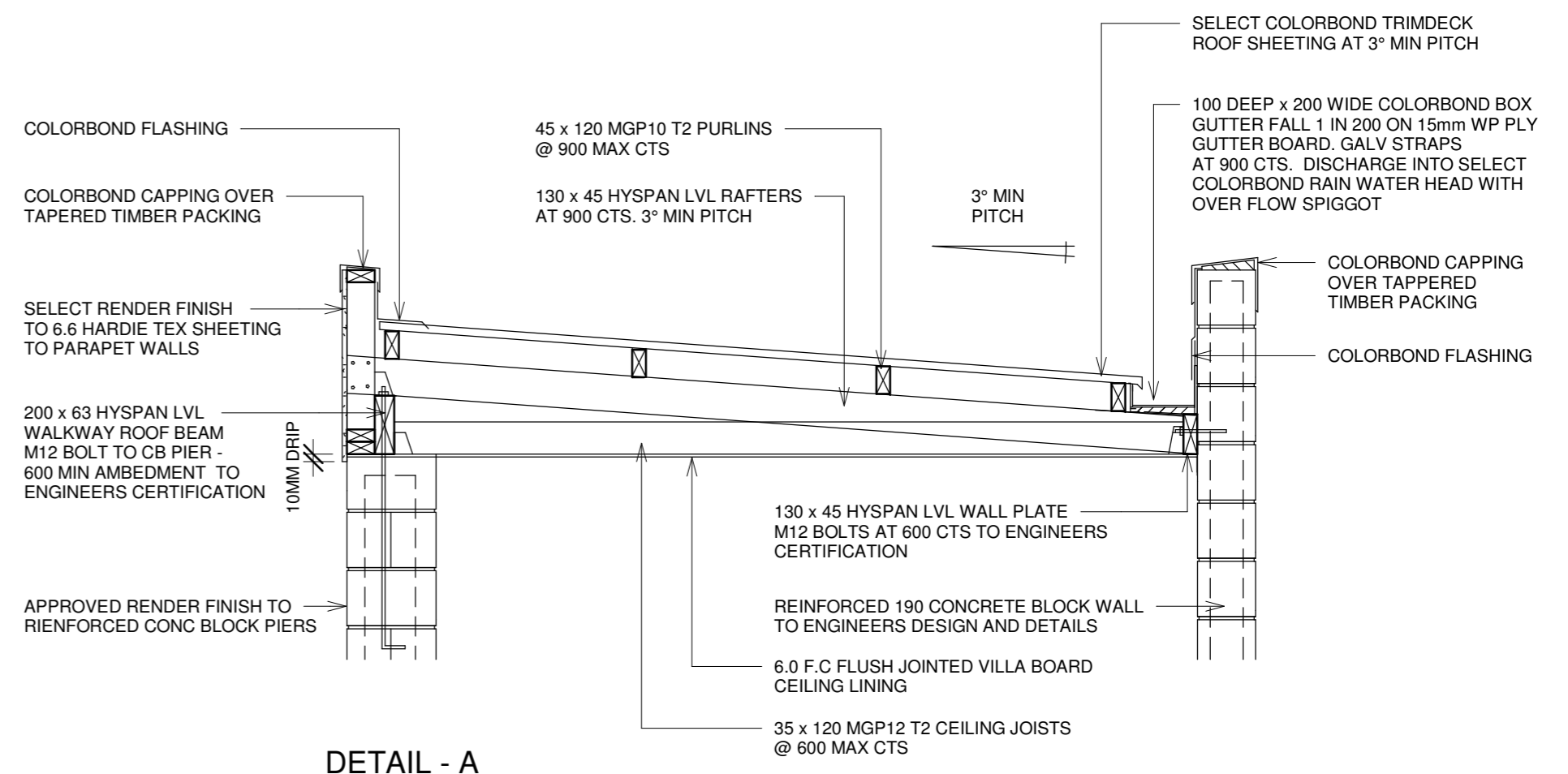
All electrical work should be carried out in accordance with *Code of Practice: Managing Electrical Risks at the Workplace, AS/NZ 3012* and all licensing requirements.

All work using Plant should be carried out in accordance with *Code of Practice: Managing Risks of Plant at the Workplace*.

All work should be carried out in accordance with *Code of Practice: Managing Noise and Preventing Hearing Loss at Work*.

Due to the history of serious incidents it is recommended that particular care be exercised when undertaking work involving steel construction and concrete placement. All the above applies.

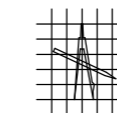
Install Pedestrian Barriers and Warning signs to the Construction Area.



DETAIL - A

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