

PRELIMINARIES:

THE BUILDING CONTRACTOR IS TO NOTIFY COUNCIL SEVEN (7) DAYS PRIOR TO STARTING THE PROJECT AND IS TO PROVIDE CERTIFICATE OF COMPLETION AND NOTIFY COUNCIL SO THEY CAN CARRY OUT AN INSPECTION REQUIRED PRIOR TO OCCUPATION.

IT IS THE CONTRACTORS RESPONSIBILITY TO ENSURE THEY ARE FAMILIAR WITH AND ADHERES TO ALL REQUIREMENTS BY COUNCIL AS SET OUT UNDER THE PROVINCIAL BUILDING RULES CONSENT. ALL ARCHITECTURAL DETAILS ON DRAWINGS AND ENGINEERING DETAILS AND CONSTRUCTION METHOD AND IS TO COMPLY WITH ALL CURRENT CODES AND REGULATIONS UNDER THE CURRENT ICC.

ALL ARCHITECTURAL DOCUMENTATION IS TO BE READ IN CONJUNCTION WITH THE GENERAL SPECIFICATION AND ALL REQUIREMENTS AS SET OUT WITHIN.

THE BUILDING CONTRACTOR IS TO PROVIDE ALL TEMPORARY BARRIERS, FLAGS AND FENCING TO ISOLATE AREAS WHERE BUILDING WORK IS TO BE CARRIED OUT.

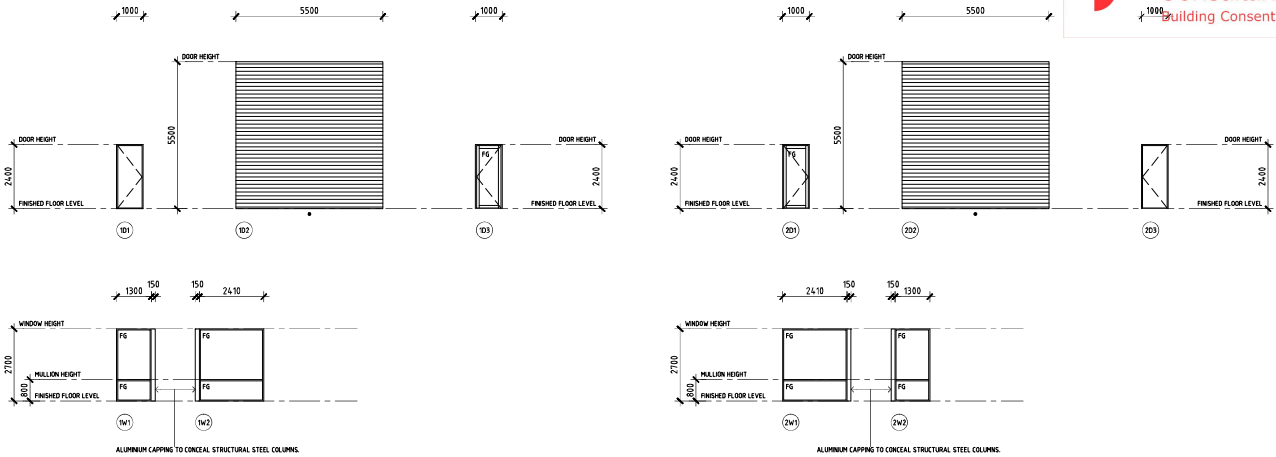
THE BUILDING CONTRACTOR IS TO ENSURE ALL NECESSARY INSURANCES ARE IN PLACE PRIOR TO STARTING ANY WORKS.

SHOULD ANY DISCREPANCIES ARISE, THE BUILDING DESIGNED IS TO BE NOTIFIED IMMEDIATELY FOR RESOLUTION OF THE PROBLEM PRIOR TO COMPLETING THAT WORK.

THE BUILDING CONTRACTOR IS TO CARRY OUT A THOROUGH ON SITE INSPECTION TO FAMILIARISE THEMSELVES WITH THE SITE AND ITS CHARACTERISTICS AND DETERMINE THE EXACT EXTENT OF WORK.

THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ENGINEERING DOCUMENTATION, DRAINAGE EFFICIENCY REPORTS, CONDITIONS OF APPROVAL AND COUNCIL PLANNING REGULATIONS.

SITEWORKS, DRAINAGE, FINISHED FLOOR SLAB LEVELS AND FINISHED PAVING LEVELS ARE ALL TO BE CONSTRUCTED IN STRICT ACCORDANCE WITH ENGINEERING DESIGN AND DETAILED DOCUMENTATION.



EXTERNAL DOOR AND WINDOW SCHEDULE  
SCALE: 1:80

- (D01) SOLID CORE HINGED EGRESS DOOR HOUSED WITH POWDER COATED METAL DOOR FRAME, BLACK IN COLOUR.
- (D02) COLORBOND AUTOMATIC ROLLER DOOR, BLACK IN COLOUR.
- (D03) ALUMINUM HINGED EGRESS DOOR WITH FIXED INSET GLAZING HOUSED WITH POWDER COATED METAL DOOR FRAME, BLACK IN COLOUR.
- (D201) ALUMINUM HINGED EGRESS DOOR WITH FIXED INSET GLAZING HOUSED WITH POWDER COATED METAL DOOR FRAME, BLACK IN COLOUR.
- (D202) COLORBOND AUTOMATIC ROLLER DOOR, BLACK IN COLOUR.
- (D203) SOLID CORE HINGED EGRESS DOOR HOUSED WITH POWDER COATED METAL DOOR FRAME, BLACK IN COLOUR.
- (W01) ALUMINUM FIXED WINDOW FRAME 102mm FRAME, BLACK IN COLOUR.
- (W02) ALUMINUM FIXED WINDOW FRAME 102mm FRAME, BLACK IN COLOUR.
- (W201) ALUMINUM FIXED WINDOW FRAME 102mm FRAME, BLACK IN COLOUR.
- (W202) ALUMINUM FIXED WINDOW FRAME 102mm FRAME, BLACK IN COLOUR.

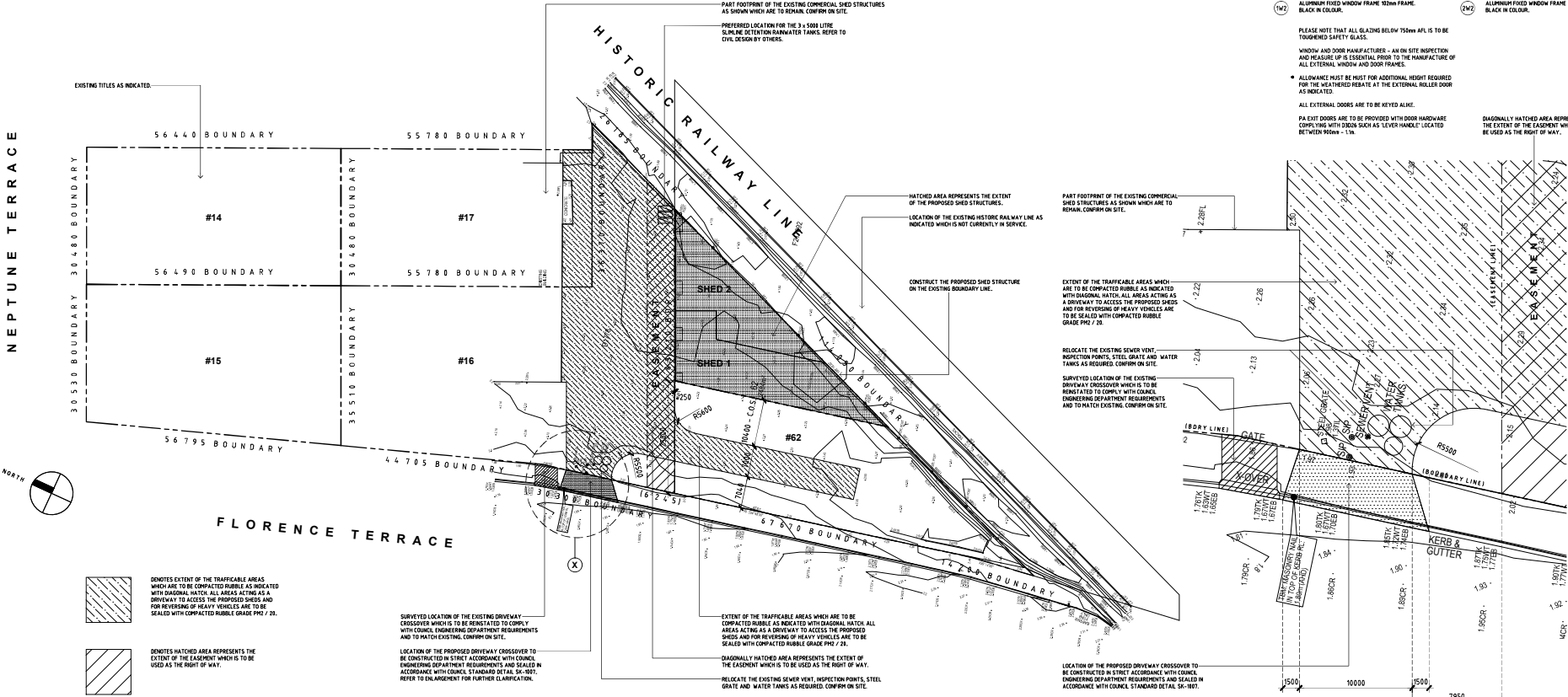
PLEASE NOTE THAT ALL GLAZING BELOW 1500mm AFL IS TO BE TIGHTENED SAFETY GLASS.

WINDOW AND DOOR FRAME ACTUATORS - ALL ON SITE DIRECTION AND MEASURE UP IS ESSENTIAL PRIOR TO THE MANUFACTURE OF ALL EXTERNAL WINDOW AND DOOR FRAMES.

ALL EXTERNAL DOORS ARE TO BE KEYS ALIKE.

PA EXIT DOORS ARE TO BE PROVIDED WITH DOOR HARDWARE COMPLYING WITH 3800mm AS LEVER HANDLE LOCATED BETWEEN 900mm - 1.5m.

DIAGONALLY HATCHED AREA REPRESENTS THE EXTENT OF THE EASEMENT WHICH IS TO BE USED AS THE RIGHT OF WAY.



PROPOSED SITE PLAN  
SCALE: 1:500

PROPOSED DRIVEWAY CROSSOVER - ENLARGEMENT X  
SCALE: 1:200



M10403 582 853

PROJECT:  
PROPOSED ADDITIONAL SHED STRUCTURES

CLIENT:  
OTTOWAY INVESTMENTS HOLDINGS PTY LTD

SITE ADDRESS:  
No. 28 NEPTUNE TERRACE  
OTTOWAY SA 5013

DRAWING TITLE:  
PROPOSED SITE PLAN / PROPOSED DRIVEWAY CROSSOVER - ENLARGEMENT X / EXTERNAL DOOR & WINDOW SCHEDULE

JOB NUMBER:  
IN2.2406.1.WD

SCALES:  
AS SHOWN

DATE ISSUED:  
31 MARCH 2025

DRAWN:  
EC

DWG NO:  
1

31 MARCH 2025  
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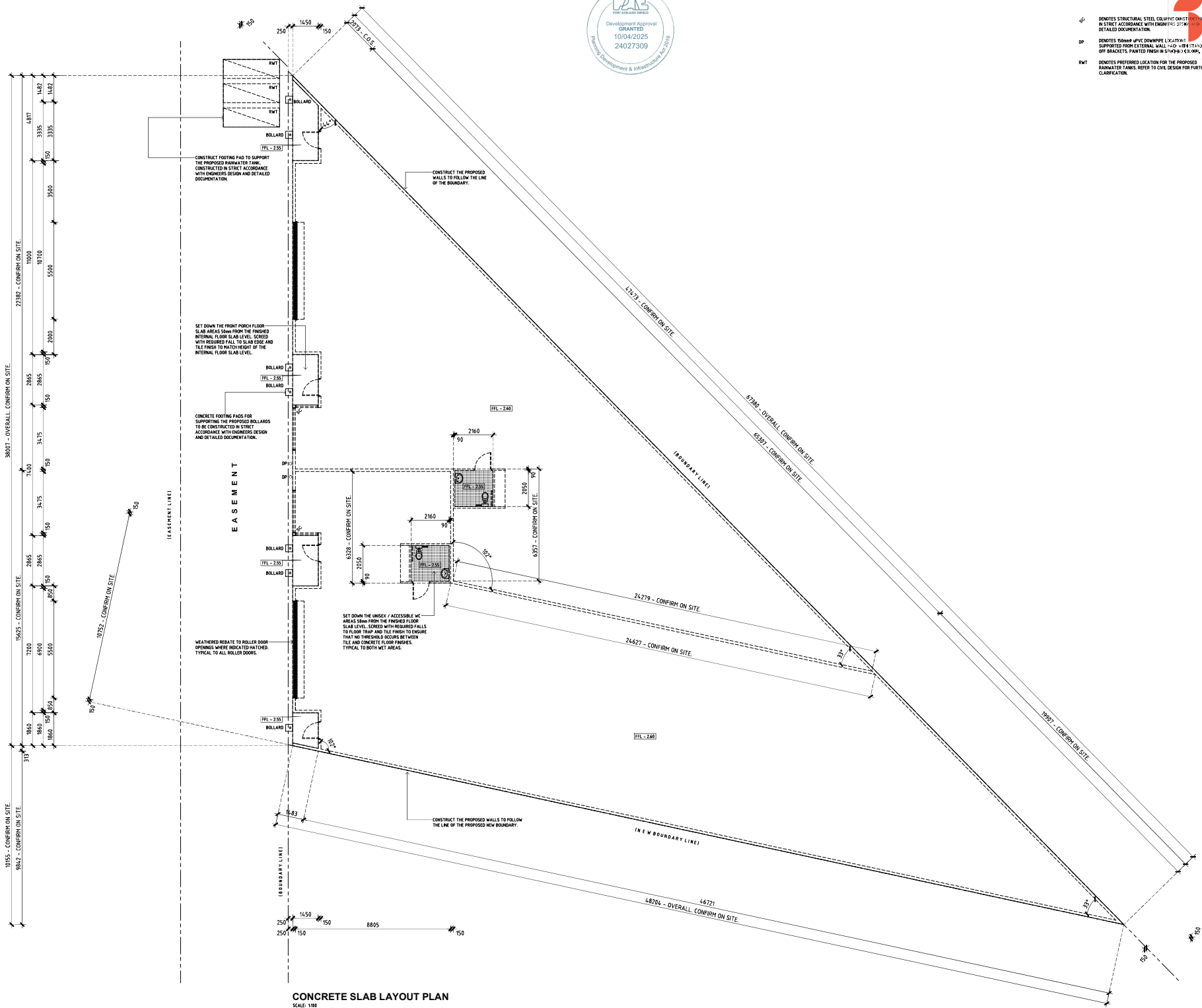
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- DP DENOTES STRUCTURAL STEEL COLUMN ORIENTED IN STRICT ACCORDANCE WITH ENGINEER'S DESIGN. DETAILED DOCUMENTATION.
- DP DENOTES 150mm Ø PVC DOWNPIPE LOCATING SUPPORTED FROM EXTERNAL WALL. TO GO UP TO STAND OFF BRACKETS, PAINTED FINISH IN 5-YEARLY COLOUR.
- RWT DENOTES PREFERRED LOCATION FOR THE PROPOSED RAINWATER TANKS. REFER TO CIVIL DESIGN FOR FURTHER CLARIFICATION.

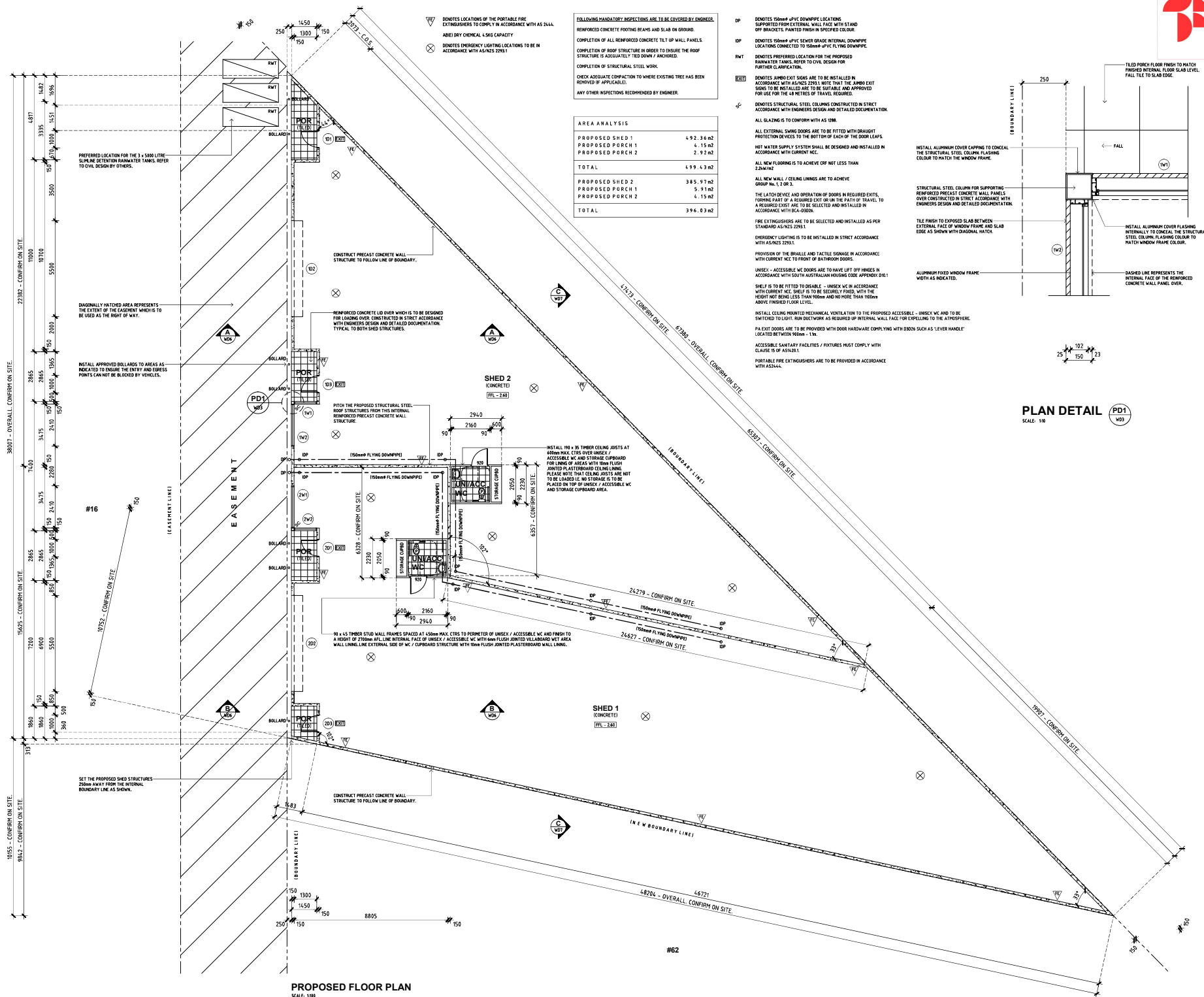
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CONCRETE SLAB LAYOUT PLAN  
SCALE: 1:100

M1 0403 582 853	
PROJECT: PROPOSED ADDITIONAL SHED STRUCTURES	
CLIENT: OTTOWAY INVESTMENTS HOLDINGS PTY LTD	
SITE ADDRESS: No. 28 NEPTUNE TERRACE OTTOWAY SA 5013	
DRAWING TITLE: CONCRETE SLAB LAYOUT PLAN	
JOB NUMBER: IN2.2406.LWD	
SCALES: 1:100	STAGE: BA
DATE ISSUED: 31 MARCH 2025	
DRAWN: EC	DWG No: 2
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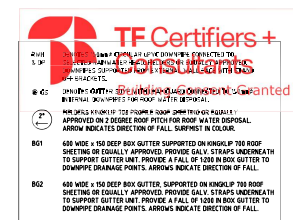


PROPOSED FLOOR PLAN

SCALE: 1:100

PLAN DETAIL

SCALE: 1:10



**GENERAL ROOFING NOTES**

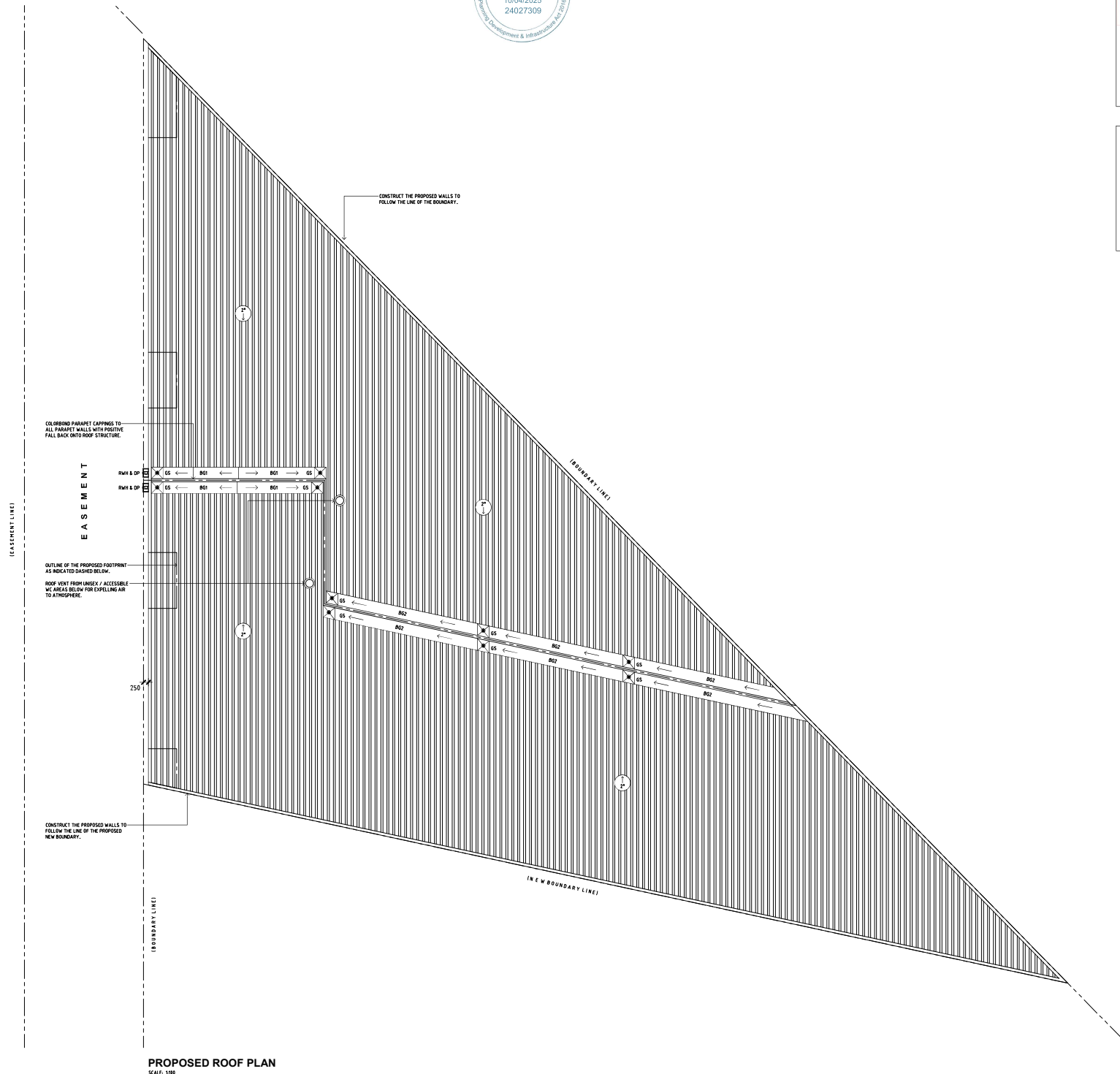
SUPPLY AND INSTALL FLASHINGS, SEAL AND ADEQUATELY FLASH ALL PENETRATIONS, JUNCTIONS AND JOINTS. INSTALL ROOF CLADDING, FLASHING AND FITTINGS IN ACCORDANCE WITH INSTRUCTIONS AND DETAILS TO ENSURE A NEAT WEATHER TIGHT ROOF.

ALL EXTERNAL EXPOSED FLASHINGS ARE TO BE SCRIBED TO SUIT PROFILE OF ROOF SHEETING AND FINISHED TO MATCH COLOUR OF ROOF SHEETING.

PARAPET CAPPINGS ARE TO MATCH COLOUR OF WINDOW FRAMES, ROLLER DOOR, RAINWATER HEADS AND DOWNPIPES.

THE CONTRACTOR IS TO TEST ALL BOX GUTTERS TO ENSURE THEY ARE FUNCTIONING CORRECTLY, I.E. ADEQUATE FALL WITHIN BOX GUTTERS FOR STORMWATER DISPOSAL.

INSTALL PROPRIETARY FILTERS AT HEADS OF DOWNPIPES TO ENSURE RAINWATER STORAGE TANK REMAINS FREE FROM DEBRIS.



**PROPOSED ROOF PLAN**  
SCALE: 1/100



MI 0403 582 853

PROJECT:	PROPOSED ADDITIONAL SHED STRUCTURES
CLIENT:	OTTOWAY INVESTMENTS HOLDINGS PTY LTD

SITE ADDRESS:  
No. 28 NEPTUNE TERRACE  
OTTOWAY SA 5013

DRAWING TITLE:  
PROPOSED ROOF PLAN

JOB NUMBER:  
IN2.2406.1.WD

SCALES:  
1 : 100

STAGE:  
**BA**

DATE ISSUED:  
31 MARCH 2025

DRAWN:  
EC

DWG No:  
**4**

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