

TERMS, CONDITIONS AND IMPORTANT INFORMATION

(THIS PAGE DOES NOT FORM PART OF THE BUILDING PLAN SET)

WE HAVE PRODUCED OUR BUILDING PLANS WITH THE INTENTION OF THEM BEING SUITABLE FOR CONSTRUCTION AND USE IN BUILDING APPROVALS ANYWHERE. HOWEVER AS OUR PLANS ARE AVAILABLE INTERNATIONALLY AND AS INDIVIDUAL COUNTRIES AND STATES HAVE DIFFERENT LAWS AND REGULATIONS WE CANNOT ENSURE OUR BUILDING PLANS WILL MEET ALL OF THESE LAWS AND REGULATIONS.

IT IS THE RESPONSIBILITY OF THE USER / BUILDER TO ENSURE THESE PLANS ARE SUITABLE FOR USE AND MEET LOCAL LAWS AND REGULATIONS.

NO RESPONSIBILITY WILL BE TAKEN BY SIMPLY FREE PLANS (www.simplyfreeplans.com) FOR ERRORS OR DISCREPANCIES CONTAINED IN THESE PLANS OR CAUSED BY USING THESE PLANS IN ANYWAY.

IT IS A STRICT CONDITION THAT YOU USE THESE PLANS AT YOUR OWN RISK.

SOME COUNTRIES / STATES MAY REQUIRE BUILDING PLANS TO BE PRODUCED OR CERTIFIED BY A REGISTERED OR QUALIFIED DRAFTSPERSON, BUILDING DESIGNER OR ARCHITECT. OUR BUILDING PLANS MAY NOT MEET THESE REQUIREMENTS BUT IT MAY BE POSSIBLE TO HAVE THEM CERTIFIED LOCALLY. PLEASE CHECK WITH YOUR LOCAL COUNCIL OR BUILDING APPROVALS DEPARTMENT.

IMPERIAL MEASUREMENTS (INCHES AND FEET) SHOWN ARE APPROXIMATE ONLY.

WE STRONGLY ADVISE THAT OUR PLANS SHOULD BE CHECKED OR CERTIFIED BY A STRUCTURAL ENGINEER EVEN IF IT IS NOT A REQUIREMENT FOR BUILDING APPROVAL.

BY USING THESE PLANS YOU AGREE TO THESE TERMS AND CONDITIONS

CREATE YOUR OWN SITE PLAN


STEPS TO CREATING YOUR OWN SITE PLAN

1. CUT OUT THE STRUCTURE OUTLINE ON THE FOLLOWING PAGE/S IN THE APPROPRIATE SCALE
2. DRAW YOUR BLOCK BOUNDARIES AND ANY EXISTING STRUCTURES OR FEATURES TO SCALE ON PAGE 2
3. PASTE THE STRUCTURE OUTLINE ON YOUR SITE DRAWING (PAGE 2) IN THE PROPOSED LOCATION
4. DRAW DIMENSIONS FROM THE BOUNDARIES AND EXISTING STRUCTURES TO THE PROPOSED STRUCTURE
5. ADD A FFL (FINISHED FLOOR LEVEL) THIS CAN BE IN RELATION TO GROUND LEVELS OR AN EXISTING STRUCTURE

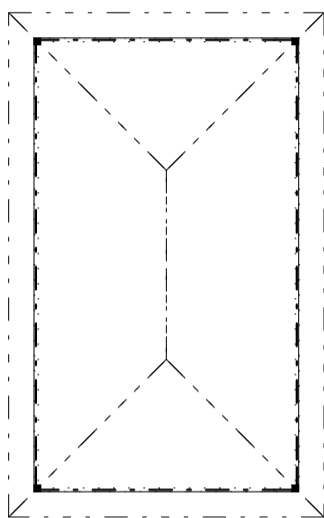
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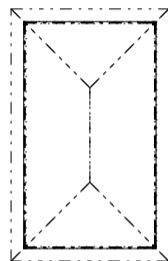
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			OWNER:	REV:
			ADDRESS:	PAGE SIZE: A3
				SCALE: INFO 1
			SHEET:	

(THIS PAGE DOES NOT FORM PART OF THE BUILDING PLAN SET)



SCALE 1:100
(APPROX 1" = 8')



SCALE 1:200
(APPROX 1" = 1/16')



SCALE 1:500
(APPROX 1" = 40')



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SCALE: INFO 2

SHEET:

CONSTRUCTION NOTES

1. ALL WORKMANSHIP AND MATERIALS SHALL BE IN ACCORDANCE WITH RELEVANT STANDARDS, LAWS AND REGULATIONS
2. ALL WORK IS TO BE CARRIED OUT BY QUALIFIED AND REGISTERED CONTRACTORS AS REQUIRED BY LOCAL LAWS AND REGULATIONS
3. ALL PRODUCTS AND MATERIALS ARE TO BE INSTALLED TO THE MANUFACTURERS SPECIFICATIONS
4. THESE DRAWINGS MUST BE READ IN CONJUNCTION WITH ANY RELATED ENGINEERS DRAWINGS OR SPECIFICATIONS AS WELL AS ANY OTHER DOCUMENTS RELATED TO THE PROJECT SUCH AS SURVEYORS DRAWINGS, BUILDING APPROVAL CONDITIONS AND SPECIALIST REPORTS. ANY NOTES PROVIDED BY AN ENGINEER ARE TO OVERRIDE THESE NOTES.
5. VERIFY ALL DIMENSIONS AND LEVELS ON SITE PRIOR TO COMMENCING ANY WORK.
6. CONFIRM SCALE IS CORRECT BEFORE TAKING MEASUREMENTS FROM THE PLANS (COPYING AND PRINTING CAN AFFECT THE SCALE)
7. DIMENSIONS DO NOT TAKE FINISHING OR CLADDING MATERIALS SUCH AS PLASTERBOARD INTO ACCOUNT
8. UNLESS OTHERWISE NOTED REMOVE A MINIMUM 100mm OF TOPSOIL INCLUDING ALL ORGANIC MATERIAL. IF ORGANIC MATERIAL IS STILL VISABLE REMOVE MORE TOPSOIL TO ENSURE THERE IS NO ORGANIC MATERIAL UNDER THE PROPOSED STRUCTURE.
9. ALL NEW FILL IS TO BE CLEAN AND FREE FROM ORGANIC MATERIAL.
10. FINAL DOWNPIPE LOCATIONS ARE AT ROOF PLUMBER / BUILDERS DISCRETION
11. ALL STEEL FIXINGS AND BRACKETS TO BE GALVANISED UNLESS NOTED OTHERWISE
12. TOP OF FOOTINGS TO BE A MINIMUM OF 100mm (4") BELOW FINISHED GROUND LEVEL UNLESS NOTED OTHERWISE

GENERAL LEGEND:

FFL = FINISHED FLOOR LEVEL
 NGL = NATURAL GROUND LEVEL
 CL = CEILING LEVEL
 CTS = CENTERS (MEASURED CENTRE TO CENTRE)
 DP = DOWNPIPE
 DHO = DOOR HEIGHT OPENING
 FHO = FULL HEIGHT OPENING

APPLIANCE LEGEND:


UBO = UNDER BENCH OVEN
 WP = WALL OVEN
 MW = MICROWAVE
 HP = HOT PLATE
 FR = FRIDGE
 FZ = FREEZER
 DW = DISHWASHER
 WM = WASHING MACHINE
 SHR = SHOWER
 VB = VANITY BASIN
 WC = WATER CLOSET (TOILET)

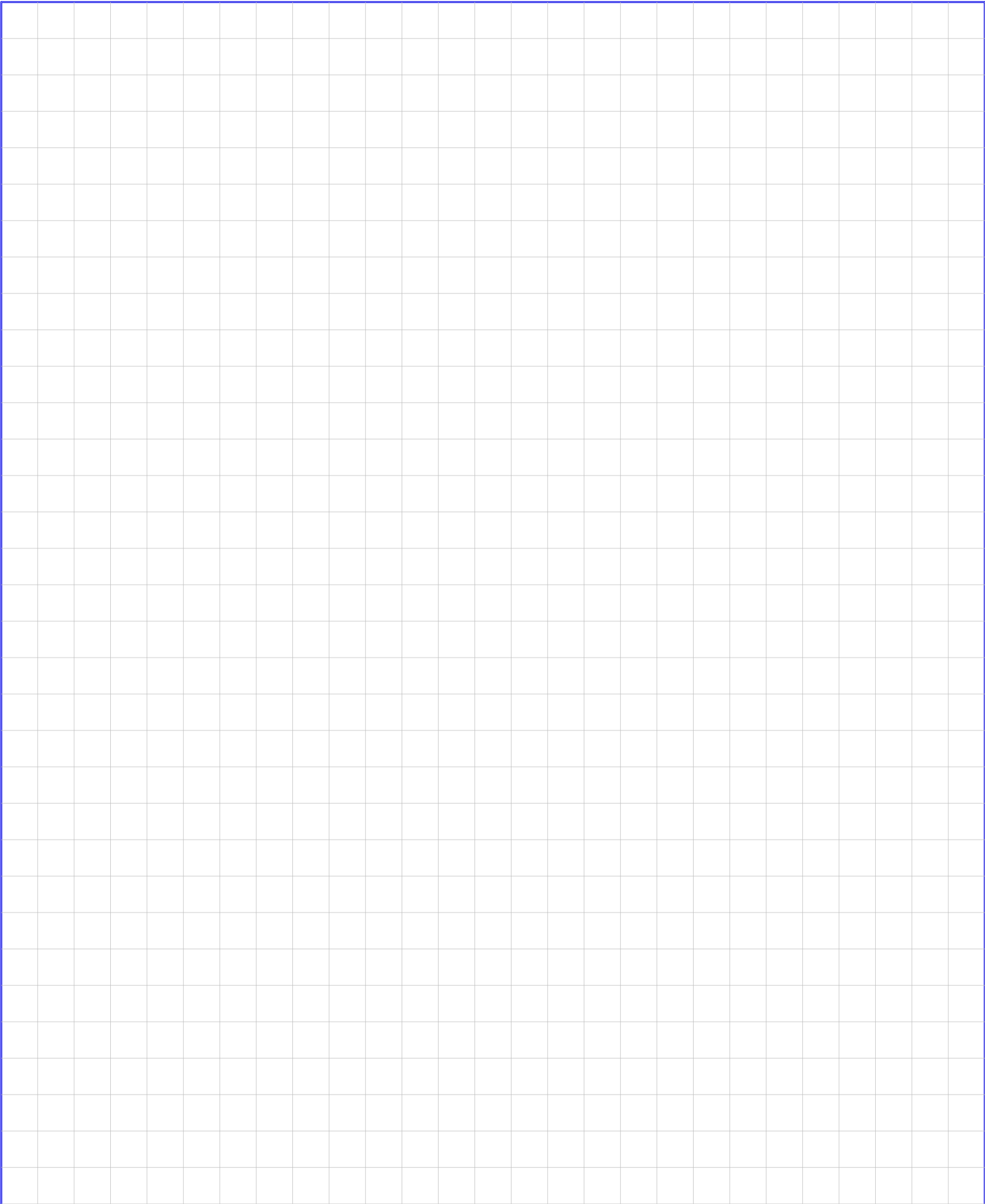
SPECIFICATION

(ENTER APPLICABLE DETAILS OR CROSSOUT AND REFER TO BUILDERS SPECIFICATION)

REFER TO BUILDERS SPECIFICATION

ITEM	SIZE	SPACING OR AMOUNT	MANUFACTURER	COLOUR
RAFTERS				
BATTENS				
COLLAR TIES				
MAIN BEAM				
POSTS				
FOOTINGS				
STIRRUP				
ROOF COVER				
GUTTER				
DOWNPIPE				

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10mm x 10mm GRID

1:100 = EACH GRID SQUARE REPRESENTS 1m x 1m
1:200 = EACH GRID SQUARE REPRESENTS 2m x 2m
1:500 = EACH GRID SQUARE REPRESENTS 5m x 5m

APPROX 0.39" x 0.39" GRID

1" = 8' EACH GRID SQUARE REPRESENTS 3'1.4" x 3'1.4"
1" = 16' EACH GRID SQUARE REPRESENTS 6'2.9" x 6'2.9"
1" = 40' EACH GRID SQUARE REPRESENTS 15'7.2" x 15'7.2"



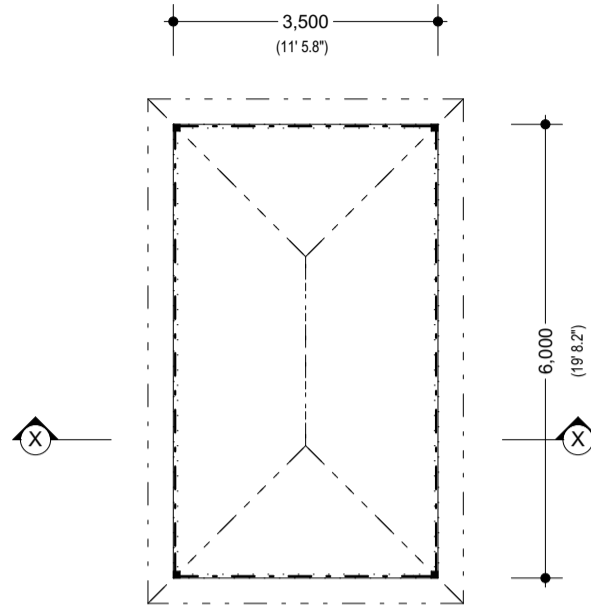
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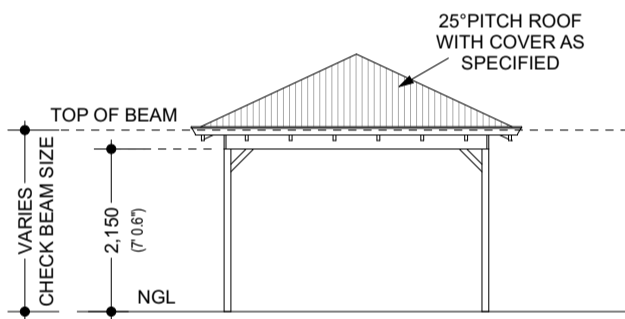


ELEVATION DIRECTIONS



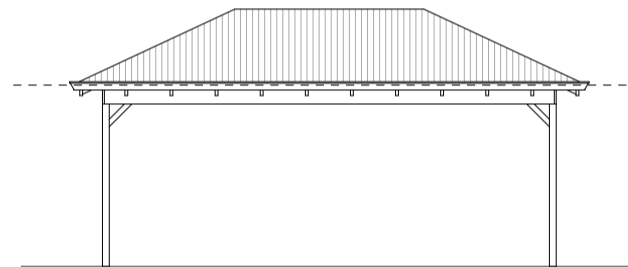
FLOOR PLAN

1:100



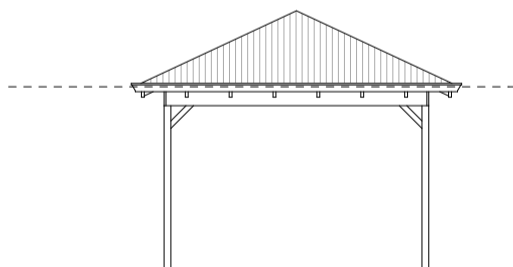
ELEVATION 1

1:100



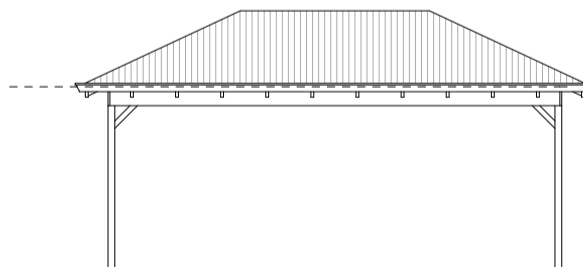
ELEVATION 2

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ELEVATION 3

1:100



ELEVATION 4

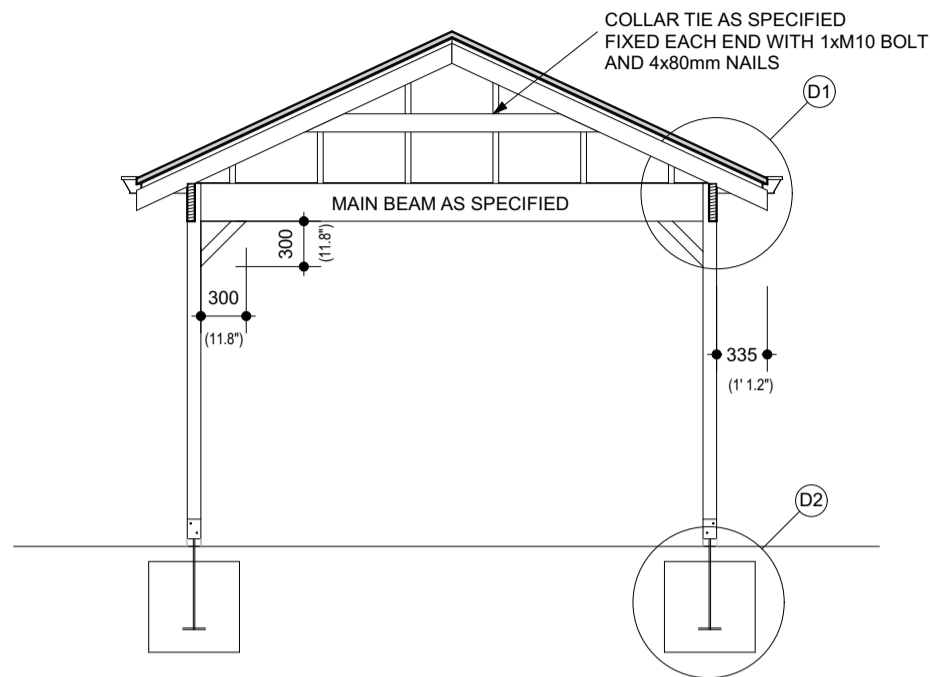
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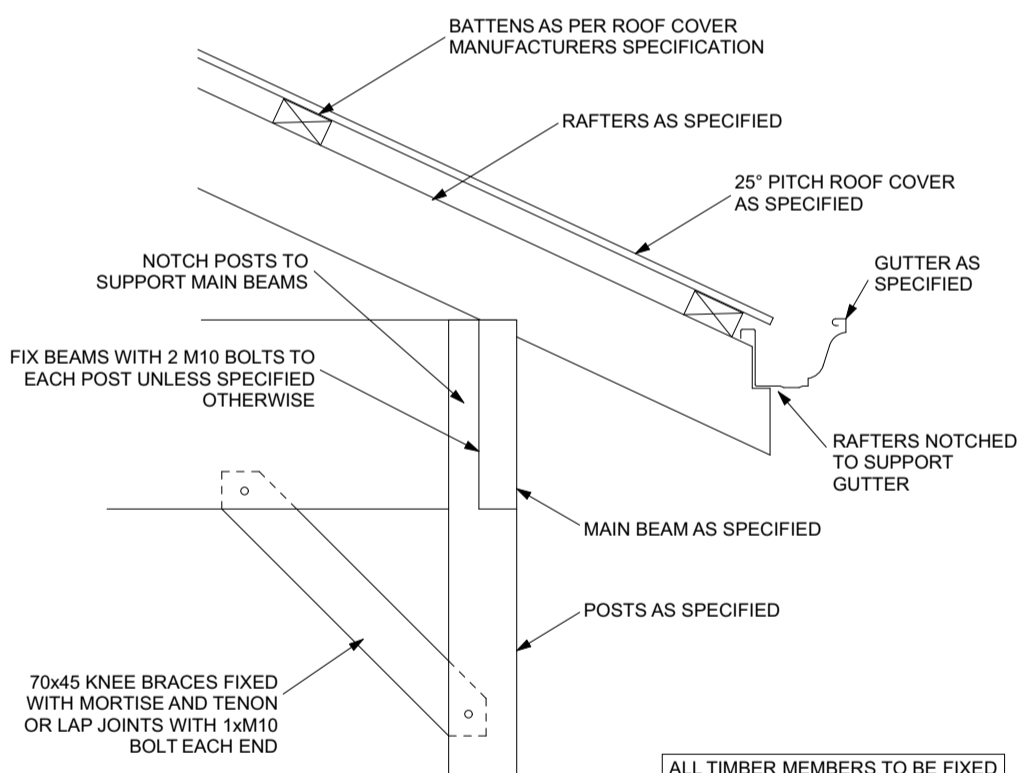
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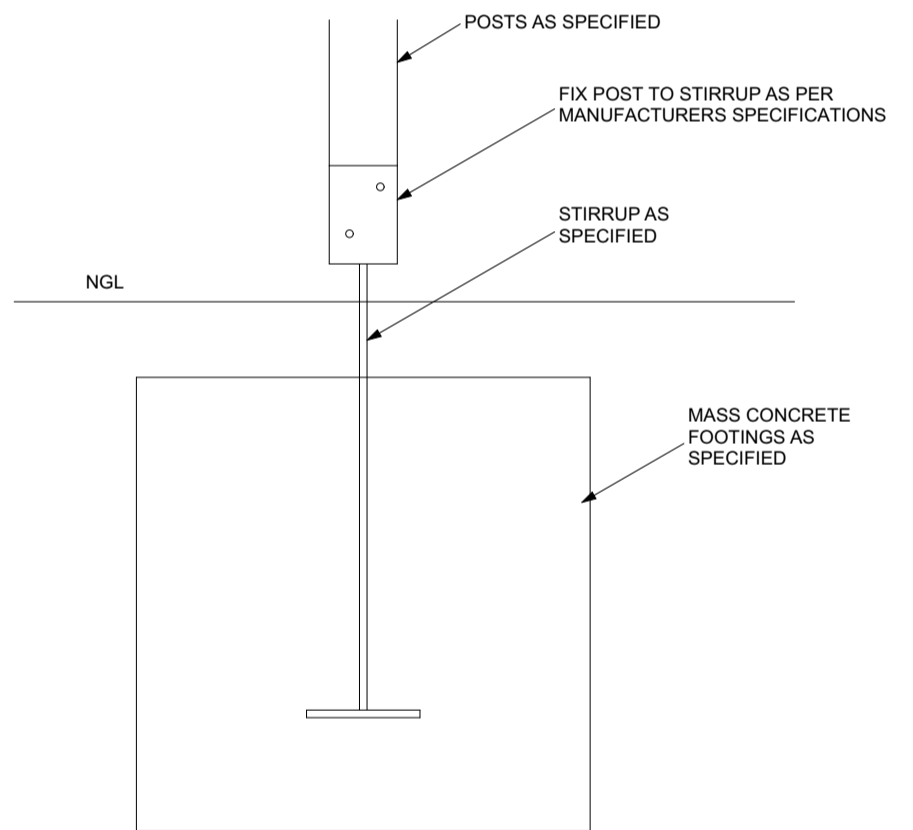
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SECTION X-X
1:50



D1 TYPICAL EAVE
1:10



D2 TYPICAL FOOTING
1:10



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