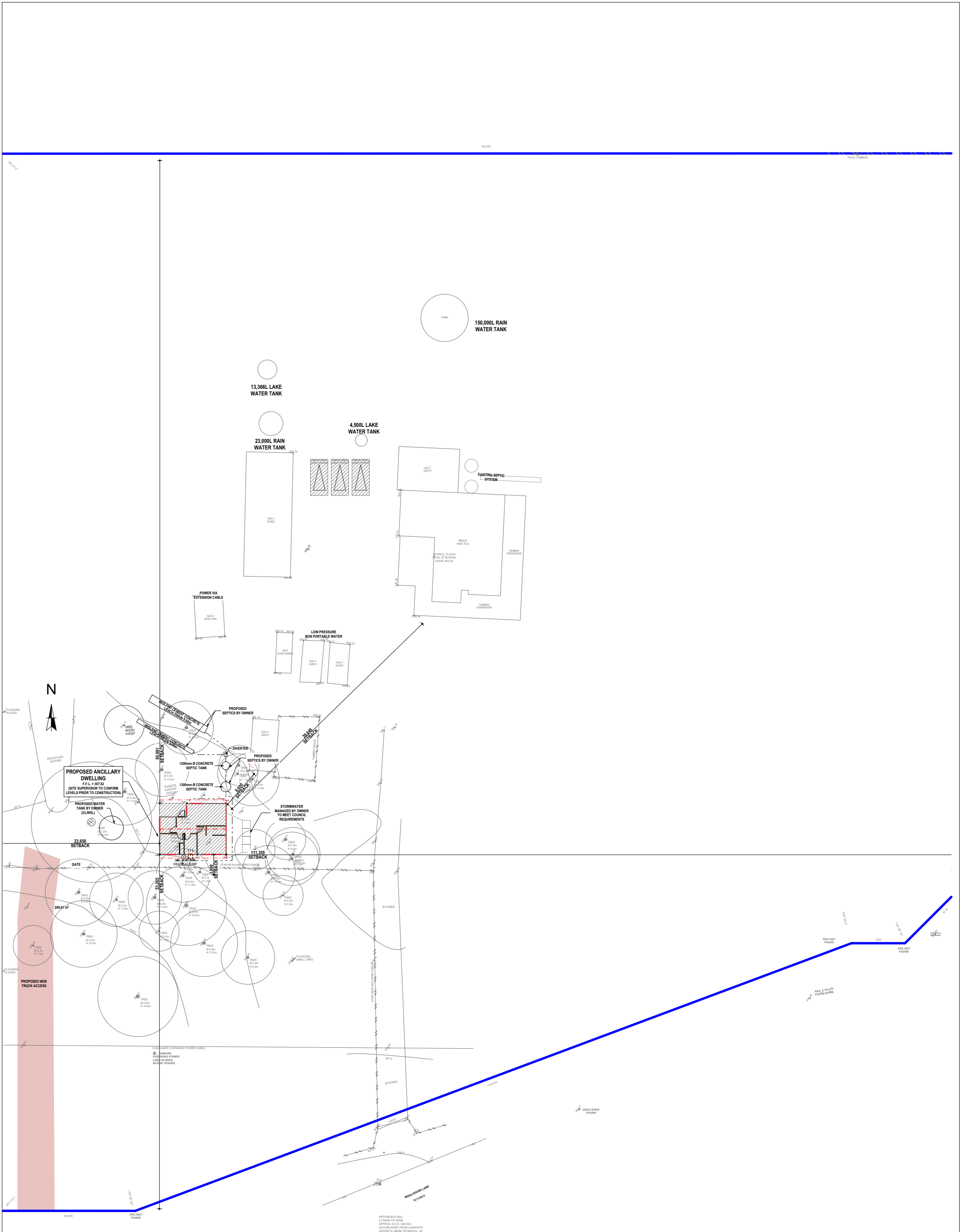
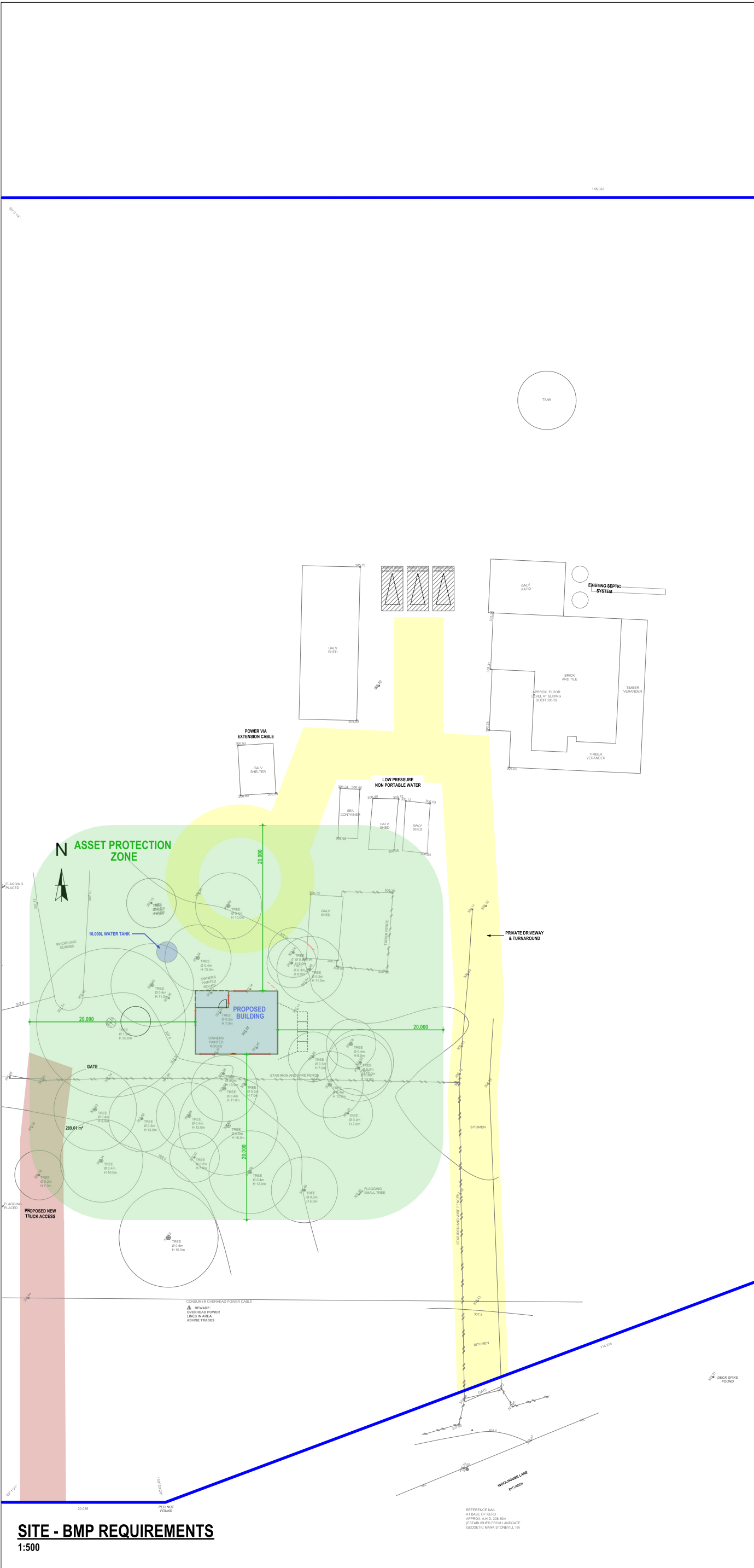




SITE PLAN - PROPOSED
1:500



SITE - BMP REQUIREMENTS
1:500

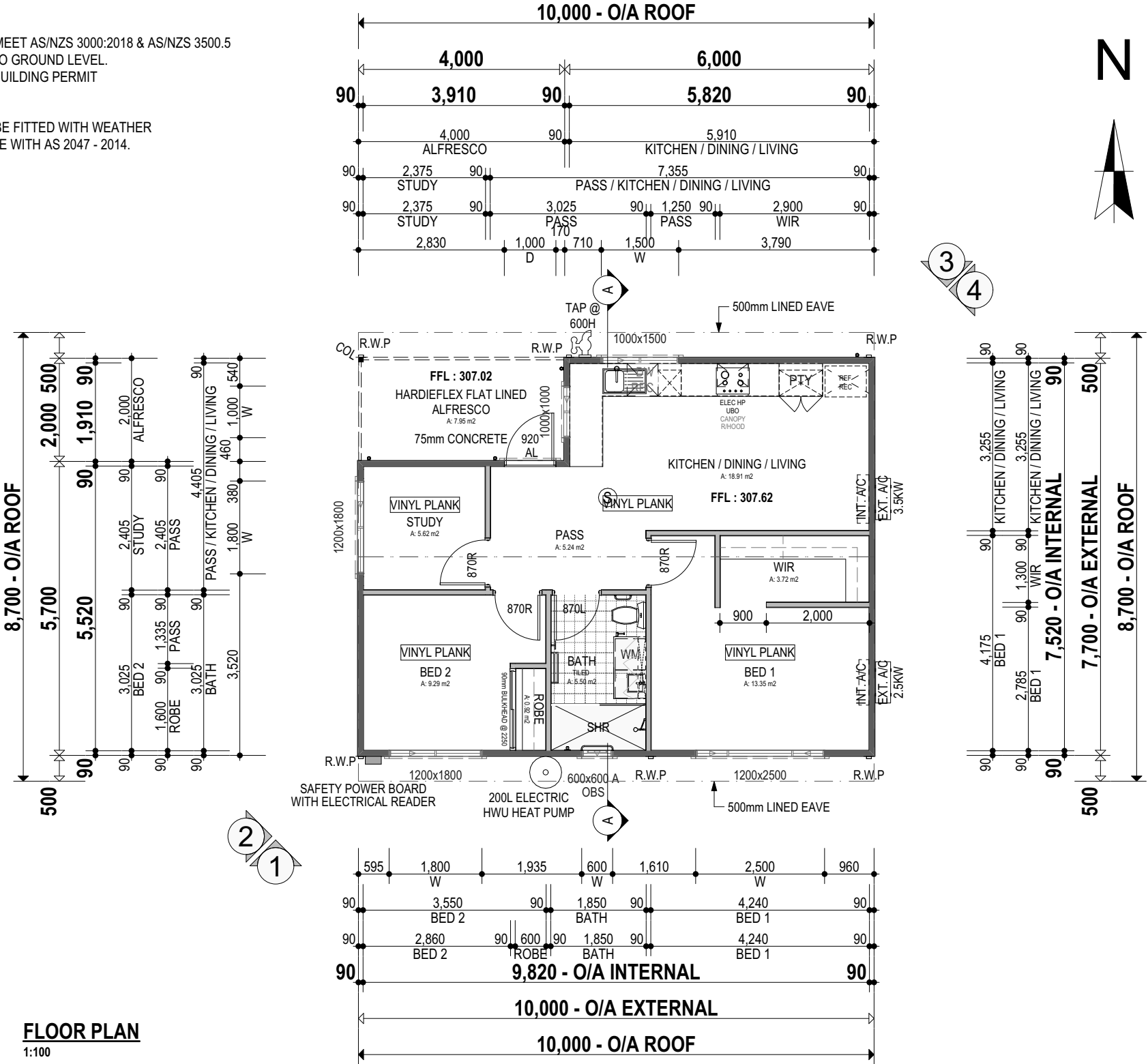
- DRIVEWAY DETAIL:**
- DRIVEWAY REQUIRES A 4.0m WIDE TRAFFICABLE SURFACE WITH A FURTHER 1.0m TRAVERSABLE CLEARED AREA ON EACH SIDE.
 - A TURN AROUND POINT IS REQUIRED AT THE END OF THE DRIVEWAY.
 - DRIVEWAY DETAIL & WATER TANK LOCATIONS ARE APPROXIMATE.
- EMERGENCY WATER:**
- 10,000L OF EMERGENCY FIREFIGHTING WATER IS REQUIRED. THE WATER SUPPLY MUST BE SEPARATE FROM THE RESIDENTIAL SUPPLY. TANK REQUIRES A 500mm MALE CAMLOCK FITTING WITH FULL FLOW VALVE. A HARDSTAND (GRAVEL) IS TO BE SUPPLIED WITHIN 4.9m OF THE TANK ACCESS POINT.
- ASSET PROTECTION ZONE SPECIFICATION:**
- ASSET PROTECTION ZONES MUST BE INSTALLED AROUND RELEVANT BUILDINGS AND MUST MEET THE FOLLOWING REQUIREMENTS:
 - A. EXTEND 20m OUT FROM THE EXTERNAL WALLS OF THE RELEVANT BUILDING. NOTE: ASSET PROTECTION ZONE REQUIREMENTS ONLY APPLY WITHIN THE BOUNDARIES OF THE LOT ON WHICH THE RELEVANT BUILDING IS LOCATED
 - B. THE AVERAGE FUEL LOADS MUST BE REDUCED AND MAINTAINED AT TWO TONNES PER HECTARE OR TOWER
 - C. ALL GRASS IS MAINTAINED TO UNDER 10cm
 - D. TREE CANOPY CONVERGE IS NO GREATER THAN 15 PERCENT. THE CROWNS OF TREES MUST HAVE CLEAR SEPARATION DISTANCE BETWEEN ONE ANOTHER
 - E. A SMALL GROUP OF TREES WITHIN PROXIMITY TO ONE ANOTHER MAY BE TREATED AS ONE CROWN PROVIDED THE COMBINED CROWNS DO NOT EXCEED THE AREA OF A LARGE OR MATURE CROWN SIZE FOR THAT SPECIES
 - F. TREES MUST BE LOW-PRUNED (OR UNDER-PRUNED) TO AT LEAST A HEIGHT OF 2m FROM THE TREE GROUND
 - G. NO TREE OR SHRUB OVER 2m HIGH IS PLANTED WITHIN 3m OF A BUILDING
 - H. THERE ARE NO TREE CROWNS OR BRANCHES HANGING OVER BUILDINGS
 - I. SCRUB IS REDUCED TO A SPARSE DENSITY (ABLE TO WALK THROUGH VEGETATION WITH RELATIVE EASE AND MINIMAL DEVIATION)
 - J. INSTALL PATHS OR CLEAR FLAMMABLE OR DRY VEGETATION, DEBRIS, AND MATERIALS IMMEDIATELY ADJACENT TO THE BUILDING.
 - K. WOOD PILES AND FLAMMABLE MATERIALS ARE STORED A SAFE DISTANCE FROM BUILDINGS

 GRANNY FLATS WA PO BOX 4459 MYAREE BC WA 6960 PHONE: 9329 6888 BUILDERS REGISTRATION #11156 EMAIL: admin@grannyflatswa.com	CLIENT SIGNATURES: DATE: BUILDER SIGNATURE:		VARIATIONS		CLIENT NAME: STEPHEN & JAN KREITNER		DRAWN: DATE:	
	DATE:		WD DATE: 09/01/26 INT: RM		SITE ADDRESS: 10 (LOT 30) WOOLHOUSE LANE GIDGEGANNUP WA 6083		SALES: COASTAL:	
	COPYRIGHT						CLIMATE ZONE: WIND REGION:	
	These plans and attached specifications are and shall always remain the sole property of Granny Flats WA and must not be given, lent, resold, hired out, copied, or otherwise disposed of without the written permission of the company.						Page No: Drawing No:	
							3 OF 12 A01.2	

NOTES:

- CLIENT SUPPLIED MATERIALS & LABOUR - REFER TO CONTRACT & ADDENDA.
- BUILDER TO VERIFY ALL DIMENSIONS, LEVELS & CONTOURS ON SITE BEFORE CONSTRUCTION.
- DIMENSIONS ARE TO FRAME STUDS ONLY & DO NOT INCLUDE LININGS OR CLADDINGS
- HEIGHTS ARE FROM TOP OF SLAB. NO ALLOWANCE MADE FOR FLOOR COVERINGS.
- THE BUILDING CODE OF AUSTRALIA FORMS PART OF THESE DRAWINGS, ALL THE BCA REQUIREMENTS ARE TO APPLY INCLUDING THOSE NOT SHOWN OR MENTIONED HERE IN.
- SMOKE DETECTOR TO BCA 9.5.
- BUILDER IS TO PROVIDE ALL FLASHINGS AS NECESSARY TO WATERPROOF THE BUILDING.
- WET AREA FLOORS TO BE WATERPROOFED IN ACCORDANCE WITH AS3740 - 2021 "WATERPROOFING OF WET AREAS WITHIN RESIDENTIAL BUILDINGS.
- TILING TO WET AREAS BY BUILDER, UNLESS NOTED OTHERWISE.
- ELECTRICAL & PLUMBING FINAL LOCATIONS AT DISCRETION OF TRADES TO MEET AS/NZS 3000:2018 & AS/NZS 3500.5
- COLORBOND/ZINCALUME GUTTERS AND DOWNPIPES TO DISPERSE WATER TO GROUND LEVEL.
- SOAKWELLS / STORMWATER IN ACCORDANCE WITH BCA REQUIREMENTS & BUILDING PERMIT CONDITIONS TO BE UNDERTAKEN **GFWA**
- BW ----- DENOTES WALL BRACING 3kN CAPACITY TO 1684 - 2010.
- EXTERNAL DOORS & OPENABLE WINDOWS SERVING HABITABLE ROOMS TO BE FITTED WITH WEATHER SEALS IN ACCORDANCE WITH BCA 13.4. ALL WINDOWS TO BE IN ACCORDANCE WITH AS 2047 - 2014.
- ROOF INSULATION: **R2.0 ANTICON**
- CEILING INSULATION: **R4.1 BATTS**
- EXT WALL INSULATION: **8mm AIRCELL + R2.5HD BATT INSULATION**

AREA CALCULATIONS	
	Area m²
ALFRESCO	8.00
BUILDING EXTERIOR	69.00
BUILDING INTERIOR	65.85
ROOF	87.00



FLOOR PLAN
1:100



PO BOX 4459
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BUILDERS REGISTRATION #11156
EMAIL: admin@grannyflatswa.com

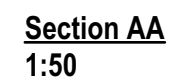
CLIENT SIGNATURES:	DATE:	BUILDER SIGNATURE:	DATE:
.....			
COPYRIGHT			
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VARIATIONS		
	DATE:	INT:
WD	09/01/26	KH

CLIENT NAME:
STEPHEN & JAN KREITNER

SITE ADDRESS:
10 (LOT 30) WOOLHOUSE LANE
GIDGEGANNUP WA 6083

DRAWN: KH	DATE: 13/05/26
SALES: OK	COASTAL: NO
CLIMATE ZONE:	WIND REGION:
Page No: 4 OF 10	Drawing No. A02

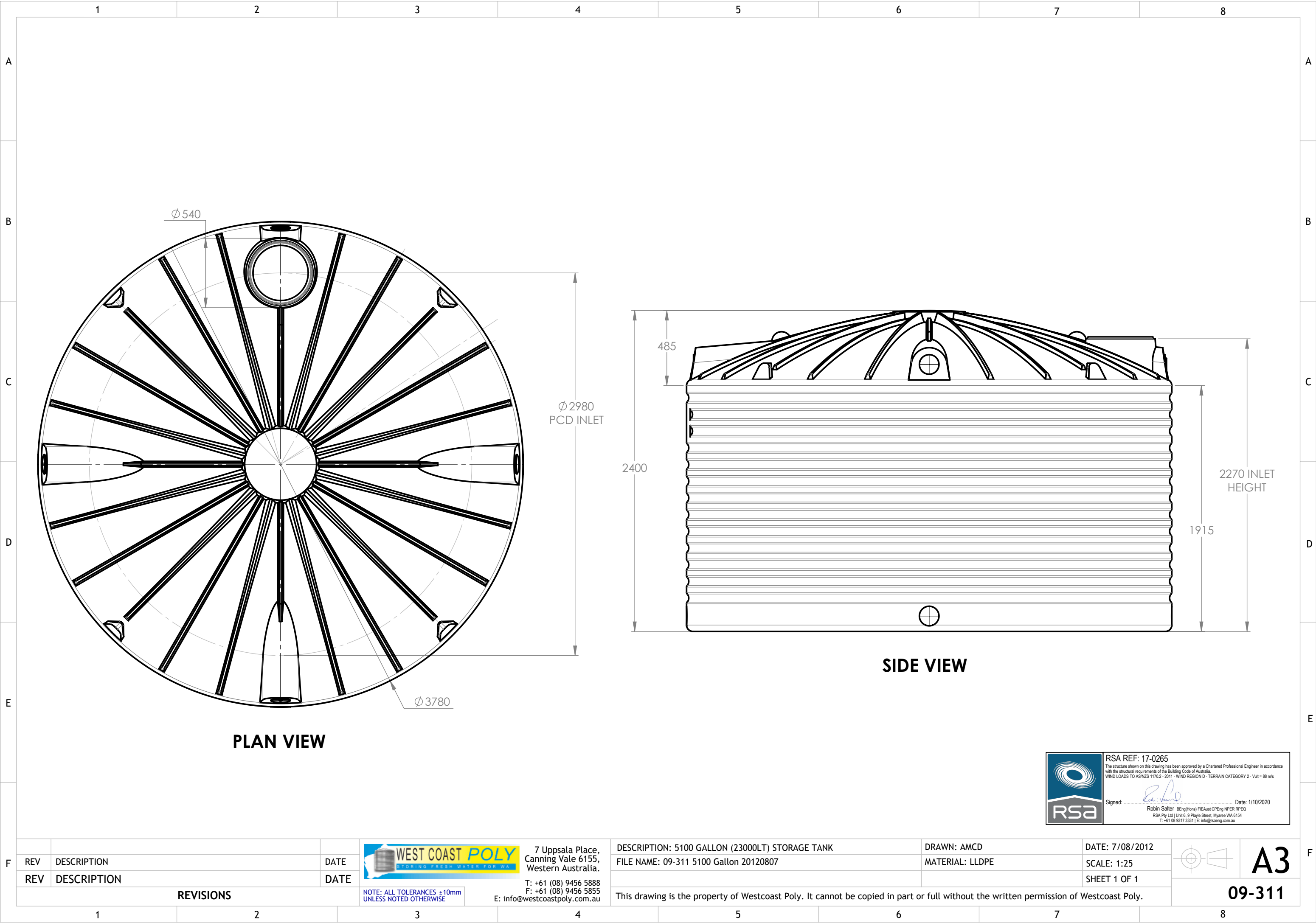


VARIATIONS		
	DATE:	INT:
WD	09/01/26	KH

CLIENT NAME:
STEPHEN & JAN KREITNER

SITE ADDRESS:
10 (LOT 30) WOOLHOUSE LANE
GIDGEGANNUP WA 6083

DRAWN: KH		DATE: 13/05/26	
SALES: OK		COASTAL: NO	
CLIMATE ZONE:		WIND REGION:	
Page No: 6 OF 10		Drawing No. A04	



REV	DESCRIPTION	DATE
REV	DESCRIPTION	DATE

REVISIONS



NOTE: ALL TOLERANCES $\pm 10\text{mm}$ UNLESS NOTED OTHERWISE

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Western Australia.
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F: +61 (08) 9456 5855
E: info@westcoastpoly.com.au

DESCRIPTION: 5100 GALLON (23000LT) STORAGE TANK
FILE NAME: 09-311 5100 Gallon 20120807

DRAWN: AMCD
MATERIAL: LLDPE

DATE: 7/08/2012
SCALE: 1:25
SHEET 1 OF 1



A3

09-311

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RSA REF: 17-0265
The structure shown on this drawing has been approved by a Chartered Professional Engineer in accordance with the structural requirements of the Building Code of Australia
WIND LOADS TO AS/NZS 1170.2 - 2011 - WIND REGION D - TERRAIN CATEGORY 2 - Vult = 88 m/s

Signed:  Date: 1/10/2020
Robin Salter BEng(Hons) FIEAust CPEng NPER RPPEQ
RSA Pty Ltd | Unit 6, 9 Playle Street, Myaree WA 6154
T: +61 08 9317 3331 | E: info@rsawest.com.au