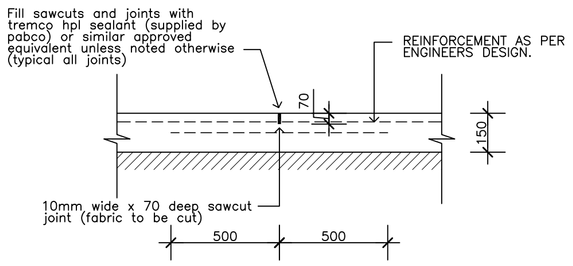
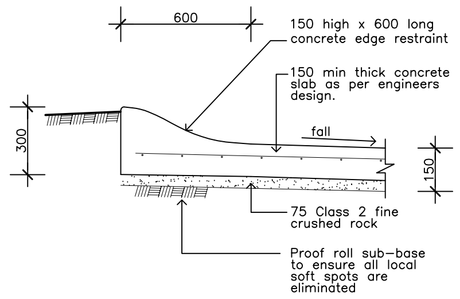
PROPOSED 8 WAREHOUSES

AT: LOT 700, 701 & 702 BARRETTA ROAD, RAVENHALL.



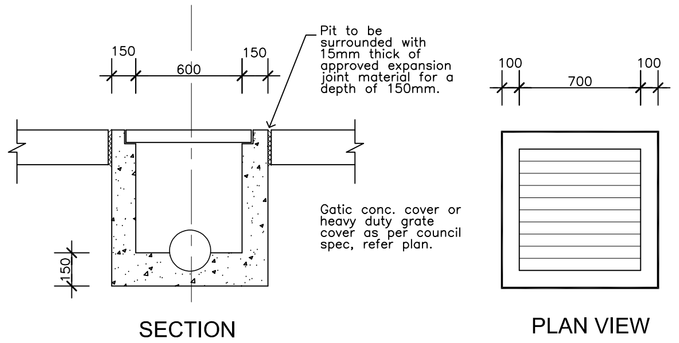
TYPICAL SAWCUT JOINT

IN FRONT CARPARK SCALE 1:10



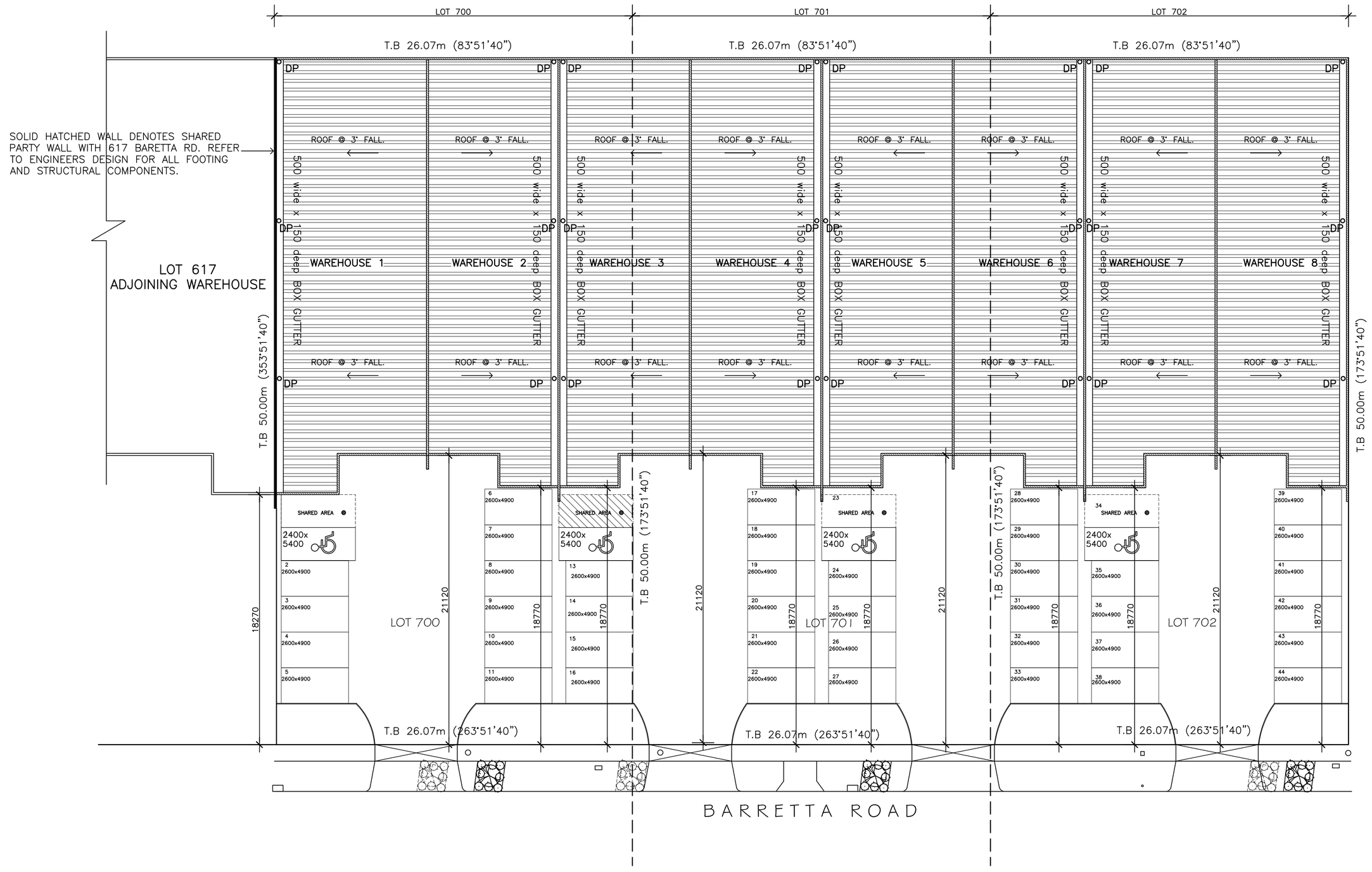
CONCRETE PAVING

N.T.S.



PIT DETAILS

N.T.S.



•BUILDER / OWNER / CONTRACTOR TO VERIFY EXACT LOCATION OF LEGAL POINT OF DISCHARGE & CONNECT NEW S.W.D AS PER ENGINEERS SPEC.

SEWER PIPE DEPTH TO BE OBTAINED BY BUILDER/CONTRACTOR/OWNER. REFER TO ENGINEERS DETAILS FOR ANGLE OF REPOSE IF REQUIRED.

BUILDER / OWNER / CONTRACTOR TO SEEK PERMISSION FROM RESPONSIBLE AUTHORITY PRIOR BUILDING ANY STRUCTURE OVER EASEMENT.

SITE PLAN

SCALE 1:200

REFER TO ENGINEERS DWG'S FOR AHD LEVELS, STORMWATER LAYOUT & DISCHARGE.

REFER TO LAND SURVEYERS SITE SURVEY FOR ALL LEVELS AND FINISHED FLOOR LEVEL.

WARNING

BEWARE OF UNDERGROUND SERVICES

THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION MUST BE PROVEN ON SITE, NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

DRAINAGE NOTES.

1. All work is to comply with the relevant council specifications & standard drawings.

2. All pipes shown on plan to be heavy duty sewer grade f.c.p or u.p.v.c quality.

3. All pipe trenches to be backfilled with class "A" crushed rock.

4. All excess spoil to be disposed of off site as directed.

5. All concrete to be f'c 20 MPa min.

6. Contractor / builder are to acquaint themselves with location of all services prior to commencement of work – no responsibility will be taken for any damage to services whether shown or not.

7. Forty–eight hours notice shall be given to the relevant Council before commencing works outside property boundary.

8. All pipes not noted on plan to be 100mm dia. u.p.v.c. with min. grade 1:100 with inspection openings at every change in direction.

9. Pavement make up to be 150mm thick conc. laid on 75mm compacted Class II f.c.r.

10. Connect 90mm u.p.v.c. agi drain (if required) to stormwater system.

11. Connect to legal point of discharge to the satisfaction of the relevant city council's engineer.

dp downpipe

CIVIL NOTES.
DRAINAGE NOTES

1. Where works are carried out in the vicinity of existing services the services shall be located prior to the commencement of work.

2. All levels are in metres to Australian Height Datum.

3. All pit wall & base thicknesses shall be 150 minimum.

4. All junction pit grates shall be 'Gatic' H512 Heavy Duty Type 1 (600 mm x 600 mm). They shall be installed in accordance with the Manufacturer's recommendations.

5. Provide I.O. (inspection opening) fittings at all pipe junctions and changes of direction except at pits.

6. Connect downpipes to pipes shown with 100 diameter UPVC pipes laid to a minimum grade of 1 in 150. For the location of downpipes refer to the Architect's drawings.

7. Agricultural drains shall be 100 diameter 'Draincoil' laid in continuous lengths to a minimum grade of 1 in 300.

8. Pipes 225ø and larger shall be concrete. All concrete pipes unless noted otherwise shall be Class 2 with rubber ring joints.

9. 100ø and 150ø pipes shall be UPVC unless noted otherwise. All UPVC pipes and fittings shall be sewer quality.

10. The contractor shall arrange all necessary inspections and obtain certificates of approval from the relevant authorities prior to backfilling or enclosing new services.

11. Minimum cover to stormwater drains shall be as follows:
Under roads or carparks – 600mm
Elsewhere UNO – 450mm

12. Concrete encasement around pipes, where noted on the drawings, shall be of square cross section with 100 min. cover to pipe.

ROAD PAVEMENTS

13. Pavements, kerbs and channels shall be constructed geometrically in accordance with the Architect's drawings.

14. Grade pavement evenly between the levels given and provide a smooth transition to existing pavement and vehicular entry. At changes of grade, the pavement is to be finished to provide a smooth transition.

15. Where kerb and channel adjoins kerb and tray provide smooth transition over 2 metre length.

north

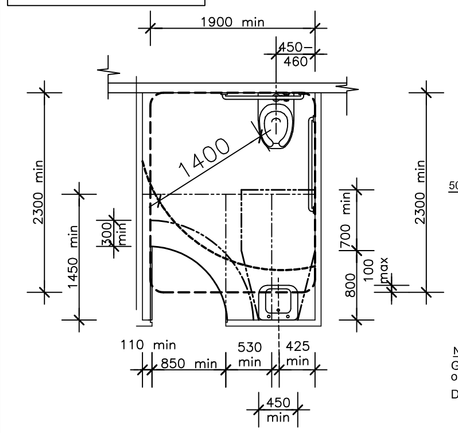
PROJECT: **LOT 700-702 BARRETTA ROAD RAVENHALL**

CLIENT: **D.JA HOMES VIC P/L & SEA BROOKE VISION**

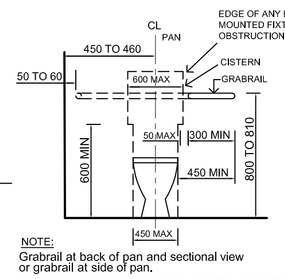
DATE	DRAWN	JOB No	DWG No
2/3/17	JG	16-85	1
SCALE 1:200	CHECKED J.G	REVISION	

dream design & drafting
ARCHITECTURAL BUILDING DESIGN & DRAFTING
PO. BOX 141, Deer Park 3023
Director: Joseph Gattellaro
Fax: 9974 1625
Mob: 0413 783 772
RBP DP-AD. 24204
Email: dreamdesigndrafting@hotmail.com

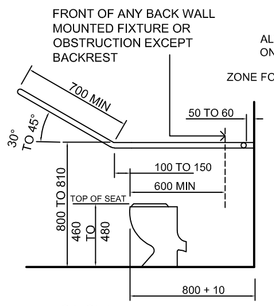
NOTE–
SITE MEASUREMENTS WILL DICTIATE FINAL SITE LEVELS AND FREEBOARD HEIGHTS



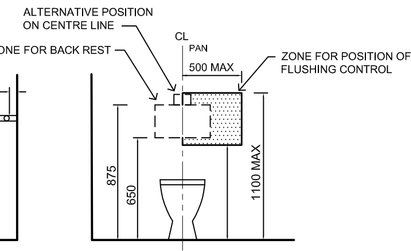
DISABLED WC AS PER AS 1428.1 2009
SCALE: 1:50



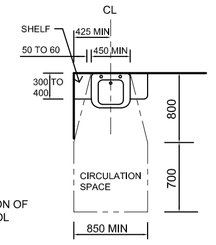
NOTE:
Grabrail at back of pan and sectional view or grabrail at side of pan.
DISABLED TOILET & HAND BASIN TO BE INSTALLED AS PER AS1428.1



OPTION A



BACK WALL ZONE FOR FLUSHING CONTROL



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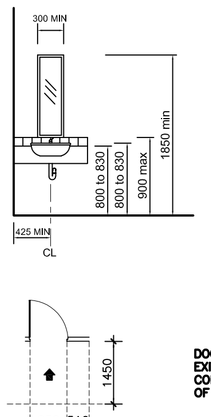
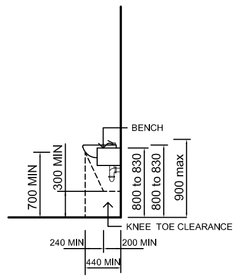
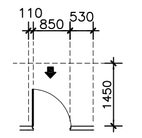
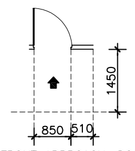






FRONT APPROACH, DOOR OPENS TOWARDS USER



FRONT APPROACH, DOOR OPENS FROM USER

DOOR HARDWARE TO EXIT DOOR TO COMPLY WITH D2.21 OF NCC..

LIGHT AND VENTILATION

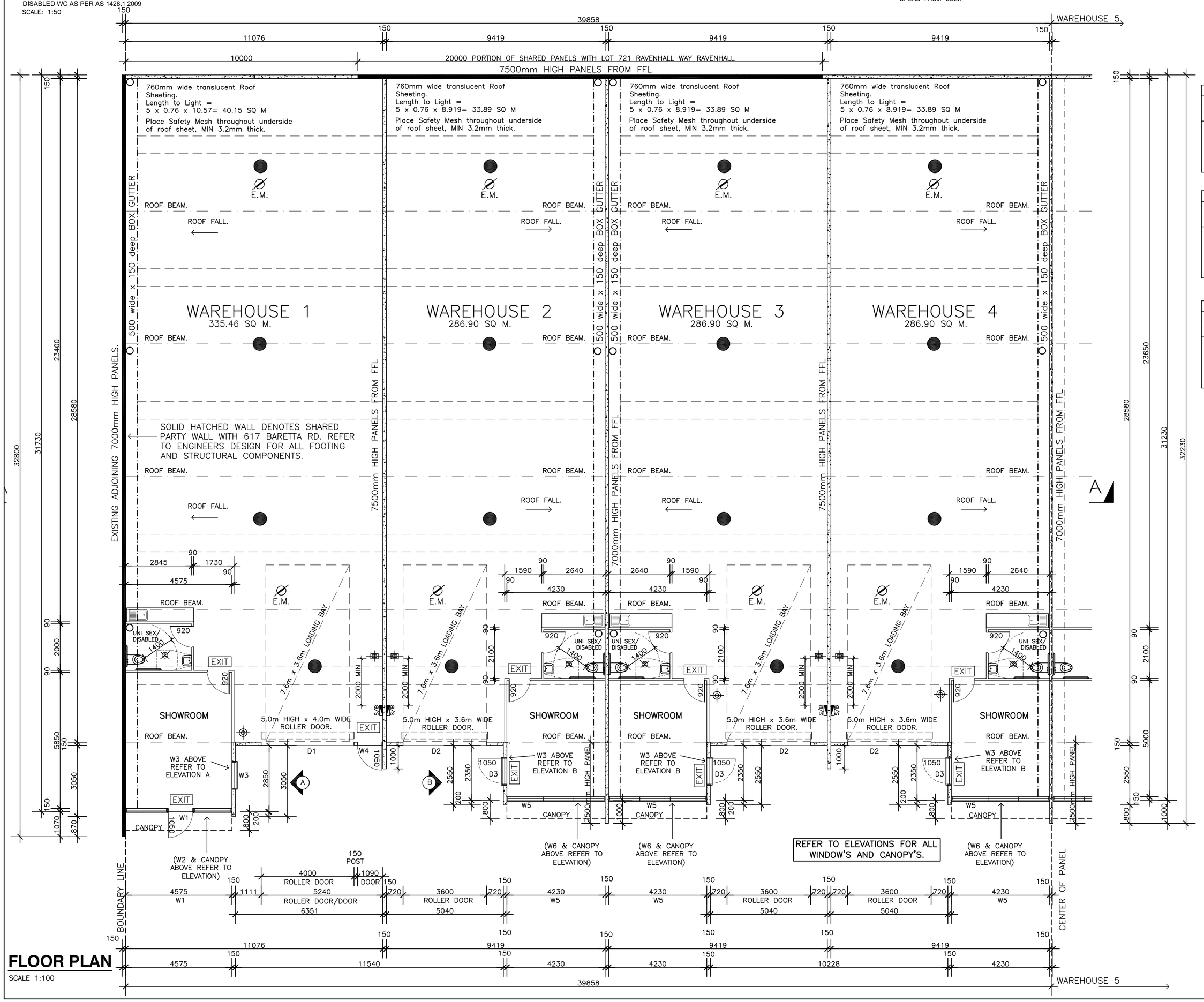
	Light (natural			Ventilation	
ROOM	AREA	REQ'D	PROV'D	REQ'D	PROV'D
WAREHOUSE 1	335.46	33.54	113.78	16.77	25.82
WAREHOUSE'S 2 – 7	286.90	28.69	59.95	14.34	21.24
WAREHOUSE 8	289.31	28.93	59.95	14.46	21.24
LUNCH RM DISABLE WC WC	PROVIDE FLOURESCENT LIGHTING PROVIDE A 250 ø EXHAUST FAN IN CEILING AND DISCHARGE THRU ROOF TO OPEN AIR VIA 150 ø FLUE LIGHT AND FAN TO OPERATE SIMIULTANEOUSLY VIA SWITCH.				

PROVIDE ROOF OUTLET VENTILATORS TO EACH INDIVIDUAL WAREHOUSE

WINDOW SCHEDULE

No.	HEIGH x WIDTH	DESCRIPTION
W1. W1. BELOW CANOPY	2400 x 4575	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS (WINDOW DOOR COMBINATION)
W2. ABOVE CANOPY	2400 x 4575	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS
W3.	2400 x 1200	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS
W4.	5000 x 1050	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS (WINDOW DOOR COMBINATION)
W5.	2400 x 4230	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS (WINDOW DOOR COMBINATION)
W6. ABOVE CANOPY	2400 x 4230	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS
D1.	5000 x 4000	ROLLER DOOR
D2.	5000 x 3600	ROLLER DOOR
D2.	2400 x 1200	ALUMIN. POWDERCOTE 6mm LAM DOOR

NOTE: ALL DOORS AND WINDOWS TO BE SITE MEASURED BEFORE MANUFACTURING.



FLOOR PLAN

SCALE 1:100

ARTIFICIAL LIGHTING CALCULATIONS: WAREHOUSE 1

LEGEND.
HIGH BAY LIGHT

WAREHOUSE AREA = 335.46 x 10w = 3354.6 ALLOWABLE
4 HIGH BAY LIGHTS @ 400W = 1600w
TOTAL WATTS USED IN WAREHOUSE AREA: 1600w

TOTAL ALOWABLE WATTAGE = 335.46w
TOTAL WATTAGE = 1600w

ARTIFICIAL LIGHTING CALCULATIONS: WAREHOUSES 2–7

LEGEND.
HIGH BAY LIGHT

WAREHOUSE AREA = 286.90 x 10w = 2869 ALLOWABLE
4 HIGH BAY LIGHTS @ 400W = 1600w
TOTAL WATTS USED IN WAREHOUSE AREA: 1600w

TOTAL ALOWABLE WATTAGE = 2869w
TOTAL WATTAGE = 1600w

ARTIFICIAL LIGHTING CALCULATIONS: WAREHOUSE 8

LEGEND.
HIGH BAY LIGHT

WAREHOUSE AREA = 289.31 x 10w = 2893 ALLOWABLE
4 HIGH BAY LIGHTS @ 400W = 1600w
TOTAL WATTS USED IN WAREHOUSE AREA: 1600w

TOTAL ALOWABLE WATTAGE = 2893w
TOTAL WATTAGE = 1600w

LEGEND

- EXIT — Exit sign above door or beside 2200 – 2500mm above floor. Use minitronics type "Lex 10/25" and to illuminated at all times and have a 25 watt battery powered back up system
- E.M. — Emergency lighting "SLE 40N" 40 watt fluorescent non maintenance (battery co = 27.0m C90 = 20.0m
- MV — 400 watts mercury vapour lights
- R.V. 300 dia. Apex roof wind outlet ventilators. as per manuf't spec.
- Exhaust type ceiling mounted fan 250 dia directed to open airspace via 150 dia pvc or similar flues pipes
- Portable fire extinguisher – water type adjacent to and within 4.0m of exit
- Dry chemical fire extinguisher at least 2.0m from switchboaed
- H.R. hose reel 36m long placed within 4.0M of an EXIT Door.

SITE ANALYSIS

SITE AREA . . . . . 3910.50 SQ M.

BUILDING AREA

PROPOSED WAREHOUSE 1	335.49 SQ M.
LESS LOADING BAYS	308.13 SQ M.
TOTAL FLOOR AREA	335.49 SQ M.
PROPOSED WAREHOUSE 2	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 3	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 4	286.90 SQ M.
LESS LOADING BAYS	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 5	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 6	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 7	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 8	289.31 SQ M.
LESS LOADING BAY	261.95 SQ M.
TOTAL FLOOR AREA	289.31 SQ M.
TOTAL AREA	2346.20
% BUILT ON	59.99 %

TOTAL AREA LESS LOADING BAYS & WC 2079.80

CARPARKING RATIO at 1.5 / 100 sq M. + 2 CARS PER UNIT

CARPARKING REQUIRED 47.19 car spaces

CARPARKING PROVIDED 44 car spaces

GENERAL NOTES:

EXIT DOORS TO OPEN OUTWARDS (IN RELATION TO FLOW OF TRAFFIC) ALL EXIT DOORS SHALL BE FITTED WITH LOCKS THAT CAN BE READILY OPENDED FROM THE INSIDE WITH A SINGLE HAND DOWNWARD ACTION OR PUSHING ACTION ON A SINGLE DEVICE LOCATED BETWEEN 900mm AND 1200mm A.F.L.
DOORS LEADING TO SANITARY COMPARTMENTS TO BE FITTED WITH SELF CLOSING DOORS HINGES.
FLOOR AND WALL COVER TO ALL WET AREAS TO BE OF IMPERVIOUS FINISHED AS SELECTED. WALLS TO BE TILED UP TO A HEIGHT OF 1800 MM ABOVE FLOOR TILES TO BE LAID OVER 4.5 M THICK FIBROUS CEMENT SHEETING.
MAX NUMBER OF EMPLOYESS FOR SANITARY FACILITIES PROVIDED NOT TO EXCEED 10.
UBI–SEX / DISABLED W.C. TO BE PROVIDED WITH SANITARY TOWEL DISPOSAL UNIT.
THESE DRAWINGS ARE TO BE READ IN CONJUCTION WITH ENGINEERING DRAWINGS ETC.
ALL DIMENSIONS SHALL TAKE PREFERANCE OVER SCALED.
ALL DIMENSIONS AND LEVELS TO BE CHECKED PRIOR TO COMMENCING WORK.

SOIL CLASSIFICATION

ALL FOUNDATIONS SHALL BE MAINTAINED IN ACCORD. WITH AS 2870 1996 AS REQUIRED THEREIN.

SAFETY MESH

PERMANENT SAFETY MESH TO BE PROVIDED UNDER THE ROOF SHEETING. THE MESH SHALL COMPRISE OF 2mm DIAMETER WIRE OF NOT LESS THAN 450 MEGAPASCALS TENSILE STRENGTH WELDED INTO A MESH HAVING LONGITUDINAL WIRE SPACING NOT EXCEEDING 150mm & CROASSWIRE SPACING NOT EXCEEDING 300mm.

GLAZING

ALL GLAZING TO COMPLY WITH A.S. 1288–2006 / AS2047–1999

FINISH TO WC ONLY

PROVIDE CERAMIC TILES TO 300mm HEIGHT ON COMPRESSED CEMENT SHEETING ABOVE VANITY BASIN & SINK, AND 13mm PLASTERBOARD TO CEILING. PROVIDE CERAMIC FLOOR TILES OR VINYL FLOORING TO WET AREAS.

MECHANICAL VENTILATION:

MECHANICAL VENTILATION SHALL BE PROVIDED TO TOILETS AT A RATE OF 25lt PER SECOND. PROVIDE 150mm DIA FLEXIBLE DUCT FROM SERVICE DUCT TO ROOF MOUNTED MINIDUCT & VENT TO EXTERNAL AIR.

DRAINAGE

REFER TO ENGINEERS DRAINAGE DRAWINGS FOR ALL STORMWATER LAYOUT.

TOILET / STAFF ROOM / BEAUTY ROOM CONSTRUCTION

TOILETS & AIRLOCKS TO BE CONSTRUCTED AS FOLLOWS

TOP PLATES:	90x45 F5 PINE
WALL STUDS:	90x35 F5 @ 450ctrs (2.7 max ht)
	90x45 F5 @ 450ctrs(3.0max ht)
JAMB STUDS:	90x45 F5
BOTTOM PL :	90x45 F5

PROVIDE D.P.C TO UNDERSIDE BOTTOM PLATES.
CEILING JOIST: 290 x 45 F7 OREGON OR SIMILAR

WET AREAS

In accordance with BCA.
PROVIDE SELECTED IMPERVIOUS TILING LAID OVER 6mm CEMENT SHEETING THROUGHOUT FLOOR AREA & SHOWERS FOR 1800 A.F.L. & FOR 300mm ABOVE ALL VANITY AS PER AS3740

EXTINGUISHER

PROVIDE 2A20B(E) PORTABLE FIRE EXTINGUISHER LOCATED 2.0m FROM ELECTRICAL SWITCHBOARD WITH MAX HEIGHT 1.2m TO TOP & MIN 100mm FROM BOTTOM & SIGNAGE HEIGH MIN 2.0M TO UNDERSIDE OF SIGN AS PER AS2444.

MATERIALS

WALL & FLOOR LININGS ARE TO BE IN ACCORDANCE WITH THE BCA, PART C1.10
*ALL W.C DOORS THAT ARE LESS THAN 1.2M BETWEEN THE PAN AND DOOR FRAME ARE TO OPEN OUTWARDS, SLIDE OR BE REMOVABLE FROM THE OUTSIDE AS PER B.C.A 3.8.3.3

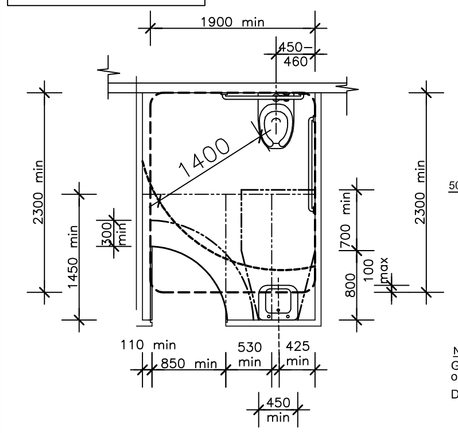
north

PROJECT
LOT 700-702 BARRETTA ROAD RAVENHALL
CLIENT:
D.JA HOMES VIC P/L & SEA BROOKE VISION

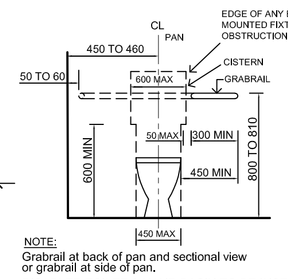
DATE	DRAWN	JOB No.	DWG No.
2/3/17	JG	16-85	2
SCALE	CHECKED	REVISION	
1:100	J.G		

dream design & drafting
ARCHITECTURAL BUILDING DESIGN & DRAFTING
PO. BOX 141, Deer Park 3023
Director: Joseph Gattellaro
Fax: 9974 1625
Mob: 0413 783 772
RBP DP-AD. 24204
Email: dreamdesigndrafting@hotmail.com

NOTE–
SITE MEASUREMENTS WILL DICTATE FINAL SITE LEVELS AND FREEBOARD HEIGHTS



DISABLED WC AS PER AS 1428.1 2009
SCALE: 1:50



NOTE:
Grabrail at back of pan and sectional view or grabrail at side of pan.
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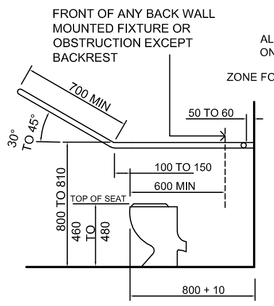
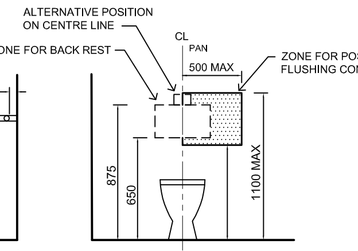
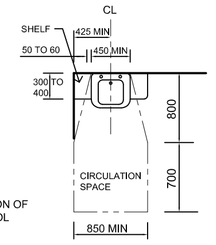


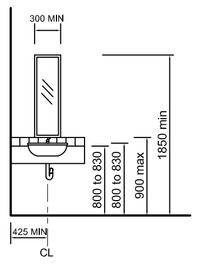
OPTION A

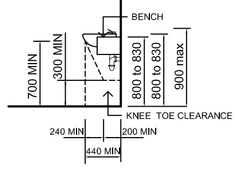


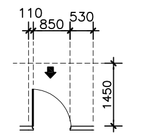
BACK WALL ZONE FOR FLUSHING CONTROL



WASH BASIN CIRCULATION







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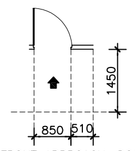

FRONT APPROACH, DOOR OPENS FROM USER

DOOR HARDWARE TO EXIT DOOR TO COMPLY WITH D2.21 OF NCC..

LIGHT AND VENTILATION

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PROVIDE ROOF OUTLET VENTILATORS TO EACH INDIVIDUAL WAREHOUSE

WINDOW SCHEDULE

No.	HEIGH x WIDTH	DESCRIPTION
W1. W1. BELOW CANOPY	2400 x 4575	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS (WINDOW DOOR COMBINATION)
W2. ABOVE CANOPY	2400 x 4575	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS
W3.	2400 x 1200	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS
W4.	5000 x 1050	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS (WINDOW DOOR COMBINATION)
W5.	2400 x 4230	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS (WINDOW DOOR COMBINATION)
W6. ABOVE CANOPY	2400 x 4230	ALUMIN. POWDERCOTE 6mm LAM FIXED GLASS
D1.	5000 x 4000	ROLLER DOOR
D2.	5000 x 3600	ROLLER DOOR
D2.	2400 x 1200	ALUMIN. POWDERCOTE 6mm LAM DOOR

NOTE: ALL DOORS AND WINDOWS TO BE SITE MEASURED BEFORE MANUFACTURING.

GENERAL NOTES:

EXIT DOORS TO OPEN OUTWARDS (IN RELATION TO FLOW OF TRAFFIC) ALL EXIT DOORS SHALL BE FITTED WITH LOCKS THAT CAN BE READILY OPENDED FROM THE INSIDE WITH A SINGLE HAND DOWNWARD ACTION OR PUSHING ACTION ON A SINGLE DEVICE LOCATED BETWEEN 900mm AND 1200mm A.F.L.
DOORS LEADING TO SANITARY COMPARTMENTS TO BE FITTED WITH SELF CLOSING DOORS HINGES.
FLOOR AND WALL COVER TO ALL WET AREAS TO BE OF IMPERVIOUS FINISHED AS SELECTED. WALLS TO BE TILED UP TO A HEIGHT OF 1800 MM ABOVE FLOOR TILES TO BE LAID OVER 4.5 M THICK FIBROUS CEMENT SHEETING.
MAX NUMBER OF EMPLOYESS FOR SANITARY FACILITIES PROVIDED NOT TO EXCEED 10.
UBI–SEX / DISABLED W.C. TO BE PROVIDED WITH SANITARY TOWEL DISPOSAL UNIT.
THESE DRAWINGS ARE TO BE READ IN CONJUCTION WITH ENGINEERING DRAWINGS ETC.
ALL DIMENSIONS SHALL TAKE PREFERANCE OVER SCALED.
ALL DIMENSIONS AND LEVELS TO BE CHECKED PRIOR TO COMMENCING WORK.

SOIL CLASSIFICATION

ALL FOUNDATIONS SHALL BE MAINTAINED IN ACCORD. WITH AS 2870 1996 AS REQUIRED THEREIN.

SAFETY MESH

PERMANENT SAFETY MESH TO BE PROVIDED UNDER THE ROOF SHEETING. THE MESH SHALL COMPRISE OF 2mm DIAMETER WIRE OF NOT LESS THAN 450 MEGAPASCALS TENSILE STRENGTH WELDED INTO A MESH HAVING LONGITUDINAL WIRE SPACING NOT EXCEEDING 150mm & CROASSWIRE SPACING NOT EXCEEDING 300mm.

GLAZING

ALL GLAZING TO COMPLY WITH A.S. 1288–2006 / AS2047–1999

FINISH TO WC ONLY

PROVIDE CERAMIC TILES TO 300mm HEIGHT ON COMPRESSED CEMENT SHEETING ABOVE VANITY BASIN & SINK, AND 13mm PLASTERBOARD TO CEILING. PROVIDE CERAMIC FLOOR TILES OR VINYL FLOORING TO WET AREAS.

MECHANICAL VENTILATION:

MECHANICAL VENTILATION SHALL BE PROVIDED TO TOILETS AT A RATE OF 25lt PER SECOND. PROVIDE 150mm DIA FLEXIBLE DUCT FROM SERVICE DUCT TO ROOF MOUNTED MINIDUCT & VENT TO EXTERNAL AIR.

DRAINAGE

REFER TO ENGINEERS DRAINAGE DRAWINGS FOR ALL STORMWATER LAYOUT.

TOILET / STAFF ROOM / BEAUTY ROOM CONSTRUCTION

TOILETS & AIRLOCKS TO BE CONSTRUCTED AS FOLLOWS
TOP PLATES: 90x45 F5 PINE
WALL STUDS: 90x35 F5 @ 450ctrs (2.7 max ht)
90x45 F5 @ 450ctrs(3.0max ht)
JAMB STUDS: 90x45 F5
BOTTOM PL : 90x45 F5
PROVIDE D.P.C TO UNDERSIDE BOTTOM PLATES.
CEILING JOIST: 290 x 45 F7 OREGON OR SIMILAR

WET AREAS

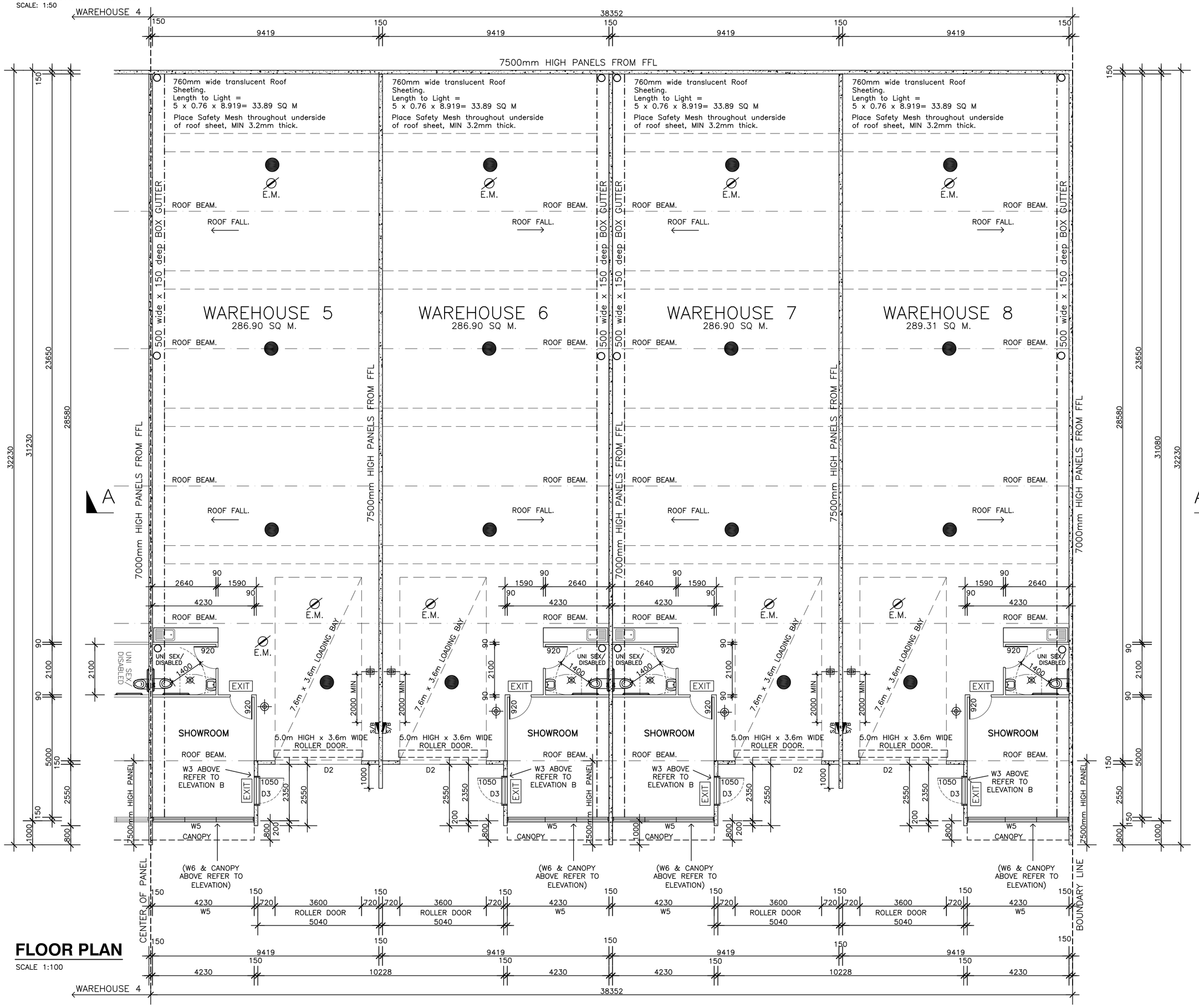
In accordance with BCA.
PROVIDE SELECTED IMPERVIOUS TILING LAID OVER 6mm CEMENT SHEETING THROUGHOUT FLOOR AREA & SHOWERS FOR 1800 A.F.L. & FOR 300mm ABOVE ALL VANITY AS PER AS3740

EXTINGUISHER

PROVIDE 2A20B(E) PORTABLE FIRE EXTINGUISHER LOCATED 2.0m FROM ELECTRICAL SWITCHBOARD WITH MAX HEIGHT 1.2m TO TOP & MIN 100mm FROM BOTTOM & SIGNAGE HEIGH MIN 2.0M TO UNDERSIDE OF SIGN AS PER AS2444.

MATERIALS

WALL & FLOOR LININGS ARE TO BE IN ACCORDANCE WITH THE BCA, PART C1.10
*ALL W.C DOORS THAT ARE LESS THAN 1.2M BETWEEN THE PAN AND DOOR FRAME ARE TO OPEN OUTWARDS, SLIDE OR BE REMOVABLE FROM THE OUTSIDE AS PER B.C.A 3.8.3.3



FLOOR PLAN

SCALE 1:100

ARTIFICIAL LIGHTING CALCULATIONS: WAREHOUSE 1
LEGEND.
HIGH BAY LIGHT
WAREHOUSE AREA = 335.46 x 10w = 3354.6 ALLOWABLE
4 HIGH BAY LIGHTS @ 400W = 1600w
TOTAL WATTS USED IN WAREHOUSE AREA: 1600w
TOTAL ALOWABLE WATTAGE = 335.46w
TOTAL WATTAGE = 1600w

ARTIFICIAL LIGHTING CALCULATIONS: WAREHOUSES 2–7
LEGEND.
HIGH BAY LIGHT
WAREHOUSE AREA = 286.90 x 10w = 2869 ALLOWABLE
4 HIGH BAY LIGHTS @ 400W = 1600w
TOTAL WATTS USED IN WAREHOUSE AREA: 1600w
TOTAL ALOWABLE WATTAGE = 2869w
TOTAL WATTAGE = 1600w

ARTIFICIAL LIGHTING CALCULATIONS: WAREHOUSE 8
LEGEND.
HIGH BAY LIGHT
WAREHOUSE AREA = 289.31 x 10w = 2893 ALLOWABLE
4 HIGH BAY LIGHTS @ 400W = 1600w
TOTAL WATTS USED IN WAREHOUSE AREA: 1600w
TOTAL ALOWABLE WATTAGE = 2893w
TOTAL WATTAGE = 1600w

LEGEND

- EXIT — Exit sign above door or beside 2200 – 2500mm above floor. Use minitronics type "Lex 10/25" and to illuminated at all times and have a 25 watt battery powered back up system
- E.M. — Emergency lighting "SLE 40N" 40 watt fluorescent non maintenance (battery co = 27.0m C90 = 20.0m
- MV — 400 watts mercury vapour lights
- R.V. 300 dia. Apex roof wind outlet ventilators. as per manuf't spec.
- Exhaust type ceiling mounted fan 250 dia directed to open airspace via 150 dia pvc or similar flues pipes
- Portable fire extinguisher – water type adjacent to and within 4.0m of exit
- Dry chemical fire extinguisher at least 2.0m from switchbooed
- H.R. hose reel 36m long placed within 4.0M of an EXIT Door.

SITE ANALYSIS

SITE AREA	3910.50 SQ M.
BUILDING AREA	
PROPOSED WAREHOUSE 1	335.49 SQ M.
LESS LOADING BAYS	308.13 SQ M.
TOTAL FLOOR AREA	335.49 SQ M.
PROPOSED WAREHOUSE 2	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 3	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 4	286.90 SQ M.
LESS LOADING BAYS	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 5	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 6	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 7	286.90 SQ M.
LESS LOADING BAY	259.54 SQ M.
TOTAL FLOOR AREA	286.90 SQ M.
PROPOSED WAREHOUSE 8	289.31 SQ M.
LESS LOADING BAY	261.95 SQ M.
TOTAL FLOOR AREA	289.31 SQ M.
TOTAL AREA	2346.20
% BUILT ON	59.99 %
TOTAL AREA LESS LOADING BAYS & WC	2079.80
CARPARKING RATIO at 1.5 / 100 sq M. + 2 CARS PER UNIT	
CARPARKING REQUIRED	47.19 car spaces
CARPARKING PROVIDED	44 car spaces

north

PROJECT
LOT 700-702 BARRETTA ROAD RAVENHALL
CLIENT:
D.JA HOMES VIC P/L & SEA BROOKE VISION

DATE	DRAWN	JOB No.	DWG No.
2/3/17	JG	16–85	3
SCALE: 1:100	CHECKED: J.G	REVISION:	

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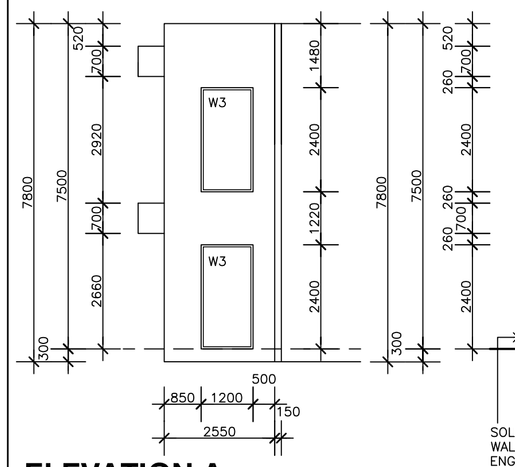
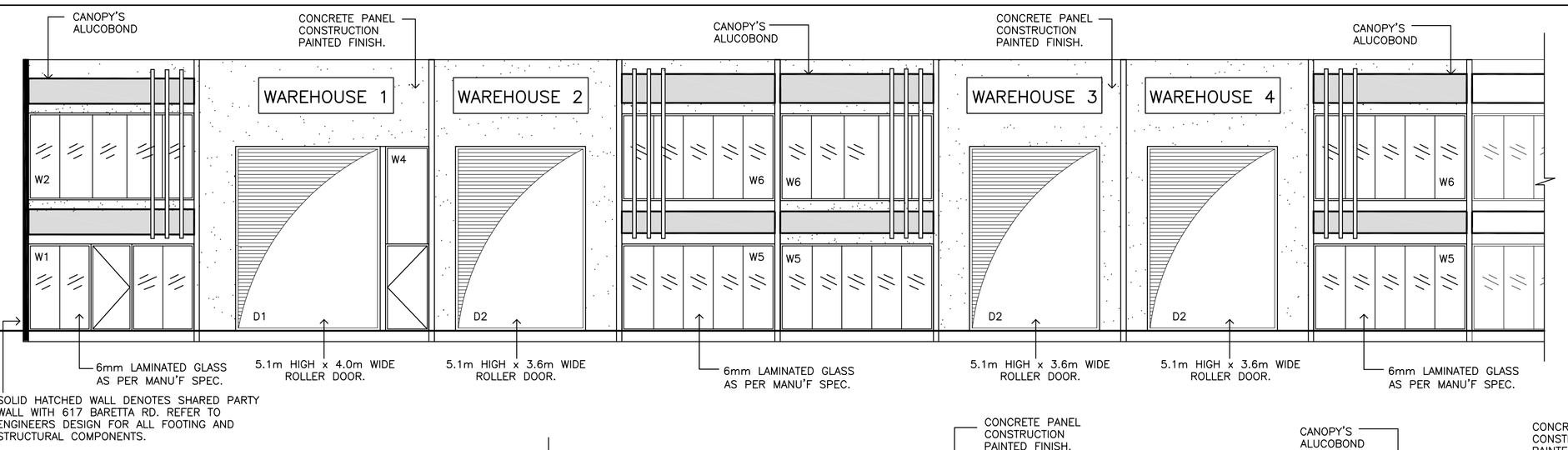


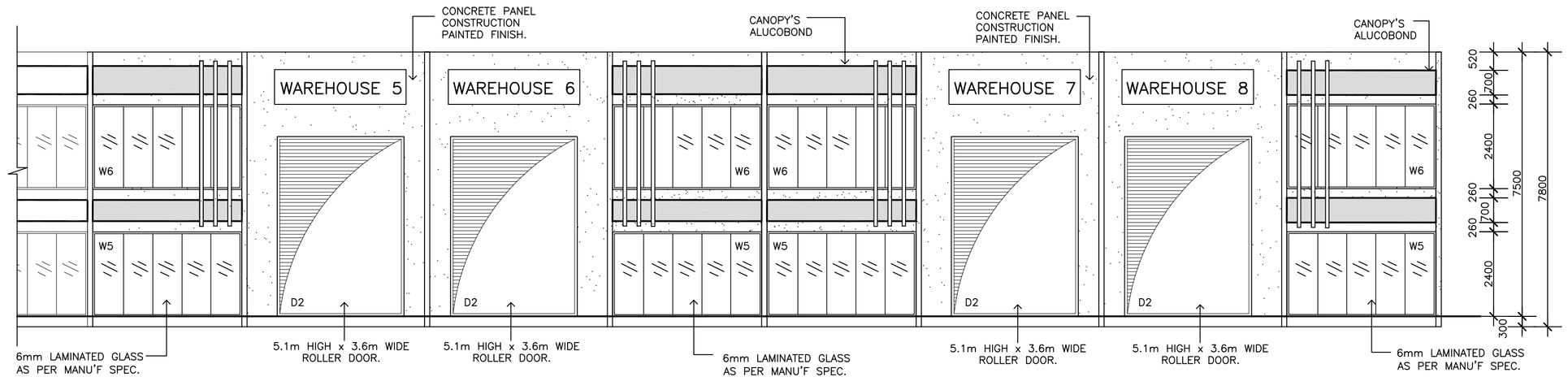
ELEVATION A

SCALE 1:100 (WAREHOUSE 1)



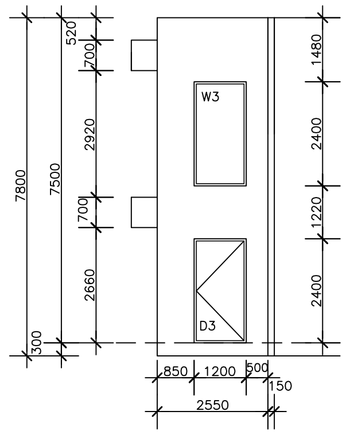
FRONT SOUTH ELEVATION

SCALE 1:100



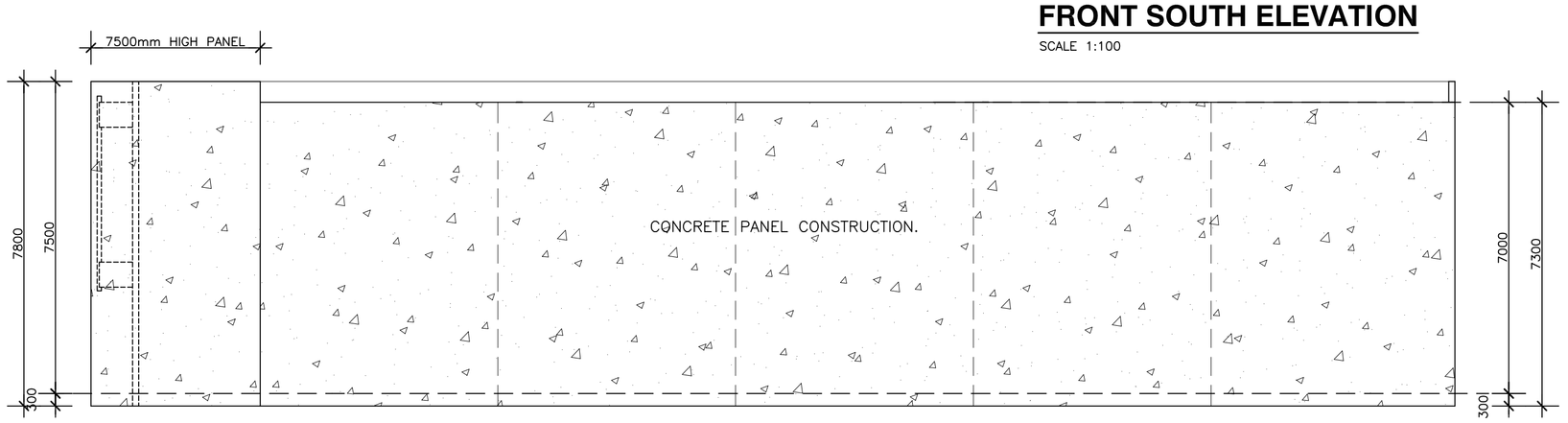
FRONT SOUTH ELEVATION

SCALE 1:100



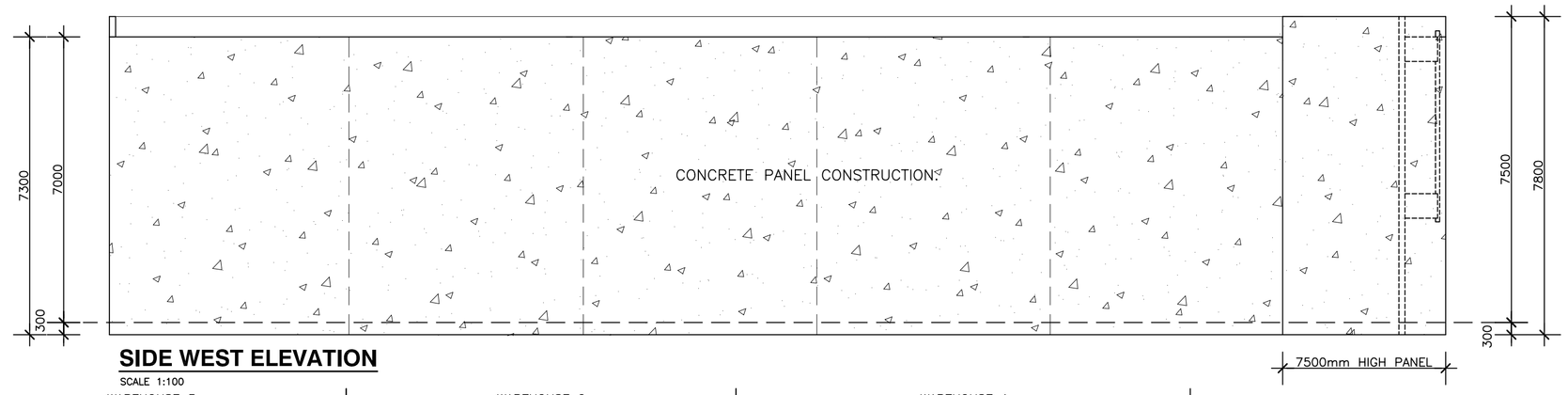
ELEVATION B

SCALE 1:100 (WAREHOUSE 2–8) TYPICAL



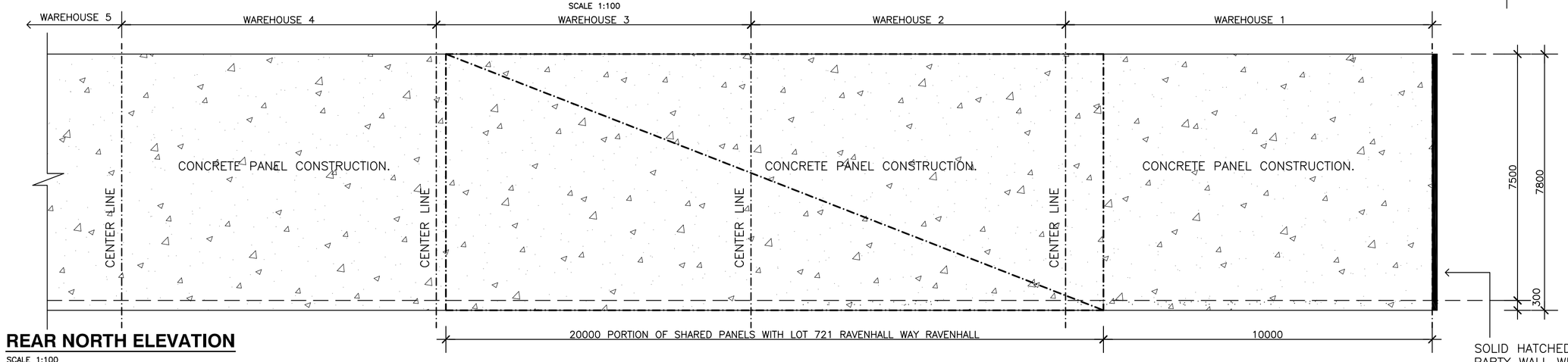
SIDE EAST ELEVATION

SCALE 1:100



SIDE WEST ELEVATION

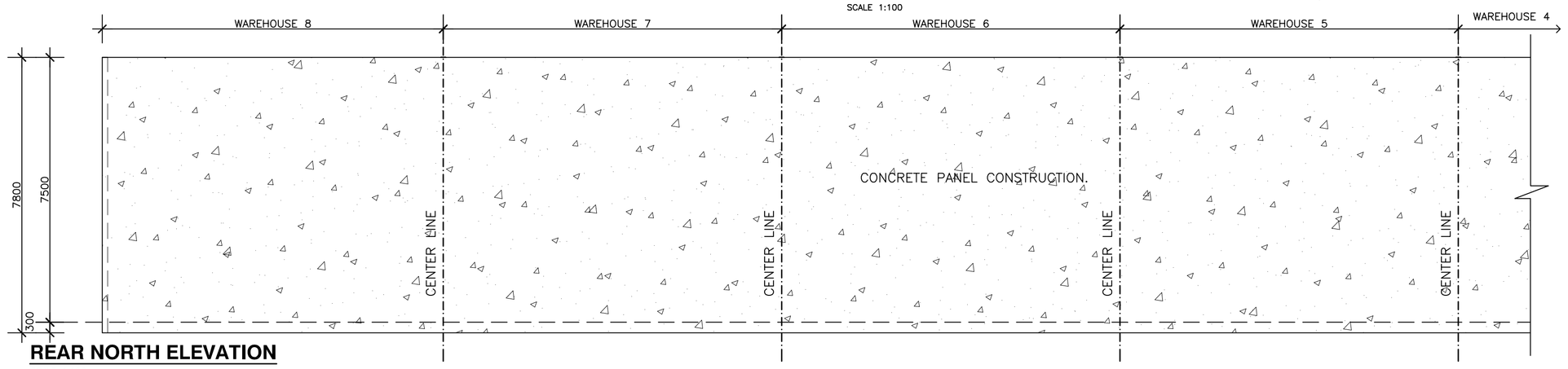
SCALE 1:100



REAR NORTH ELEVATION

SCALE 1:100

SOLID HATCHED WALL DENOTES SHARED PARTY WALL WITH 617 BARETTA RD. REFER TO ENGINEERS DESIGN FOR ALL FOOTING AND STRUCTURAL COMPONENTS.



REAR NORTH ELEVATION

SCALE 1:100

PROJECT: LOT 700-702 BARRETTA ROAD RAVENHALL			
CLIENT: D.JA HOMES VIC P/L & SEA BROOKE VISION			
DATE: 2/3/17	DRAWN: JG	JOB No: 16-85	DWG No: 4
SCALE: 1:100	CHECKED: J.G	REVISION:	

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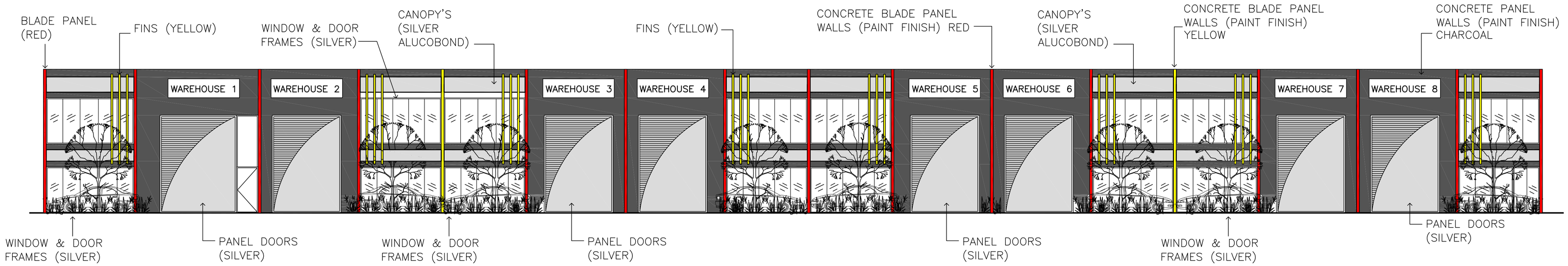
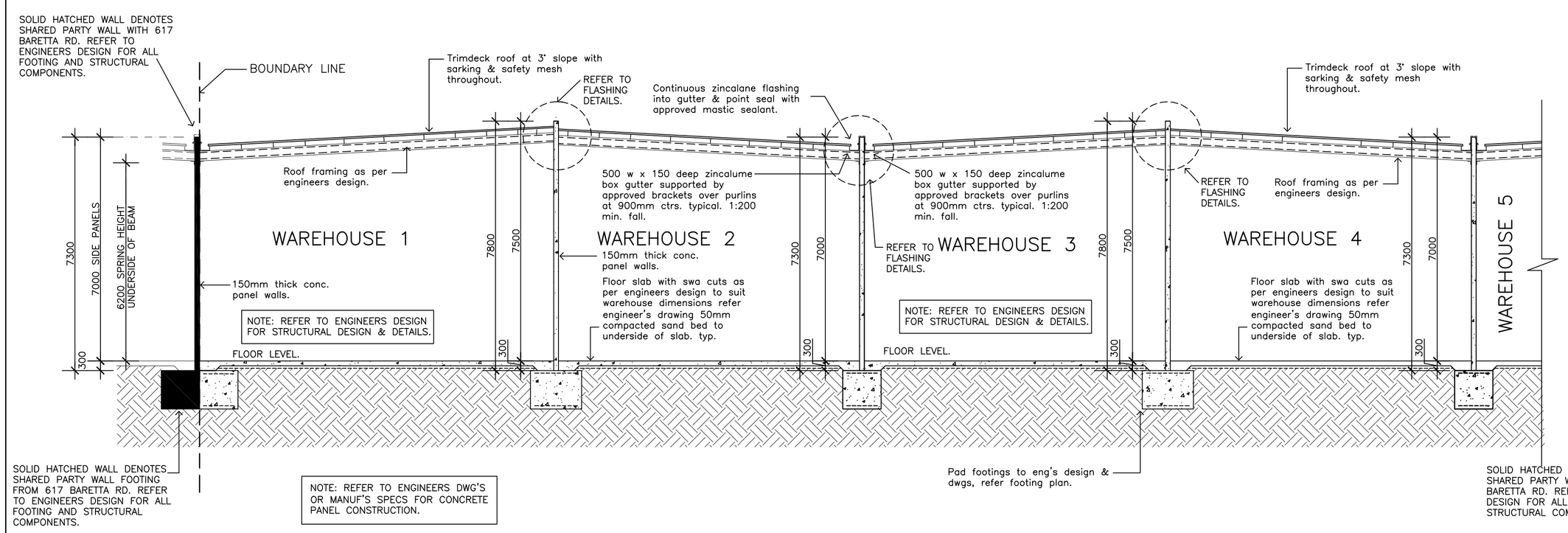


FRONT SOUTH ELEVATION (COLOURS AND MATERIALS)

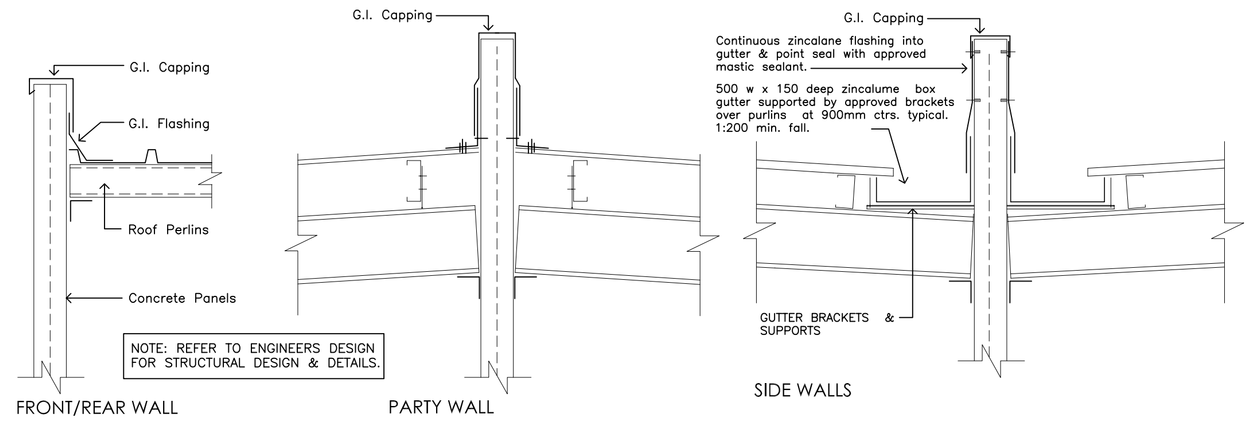
SCALE NTS

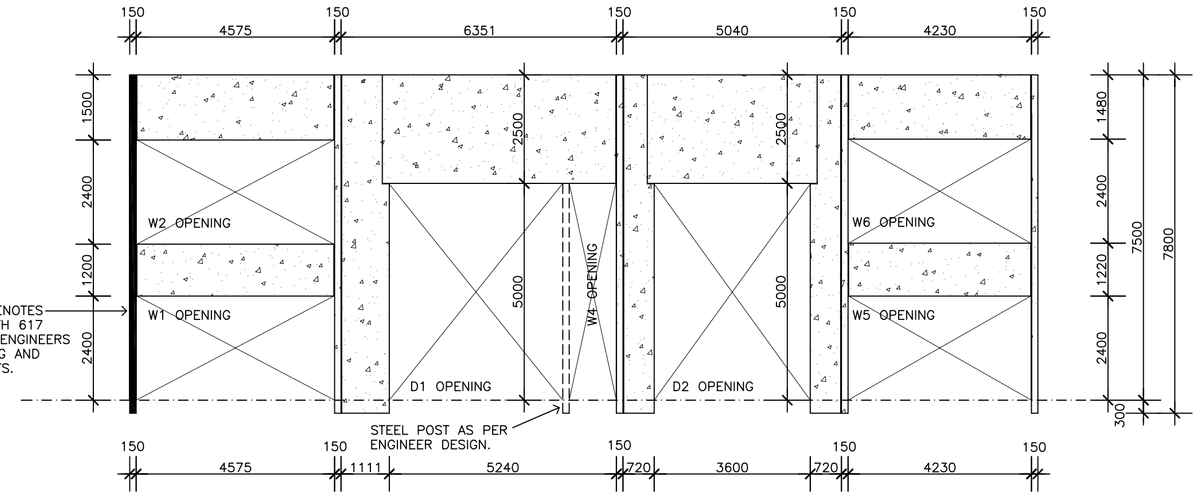
FRONT ELEVATION FOR CLARITY (NTS)



SECTION A-A

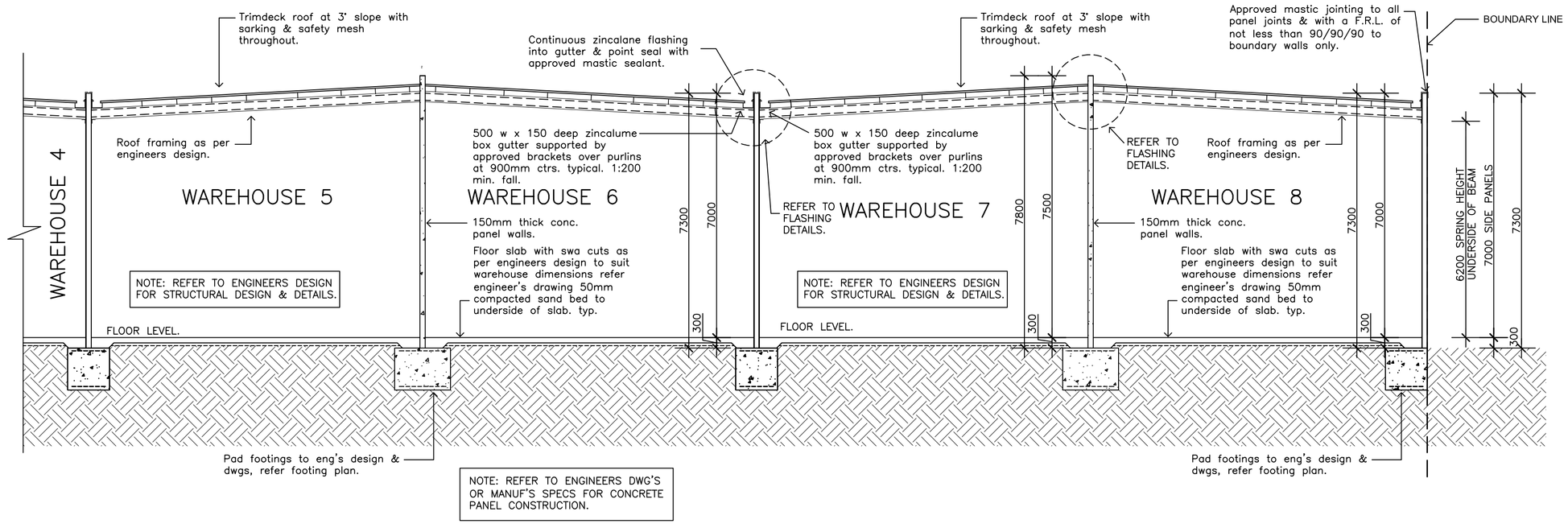
SCALE 1:100





WAREHOUSE 1 & 2 PANEL ELEVATION

PLEASE NOTE: PANEL ELEVATIONS ARE JUST A GUIDE AND THE SHOP DRAWINGS TAKE PREFERENCE FOR CONSTRUCTION.



SECTION A-A

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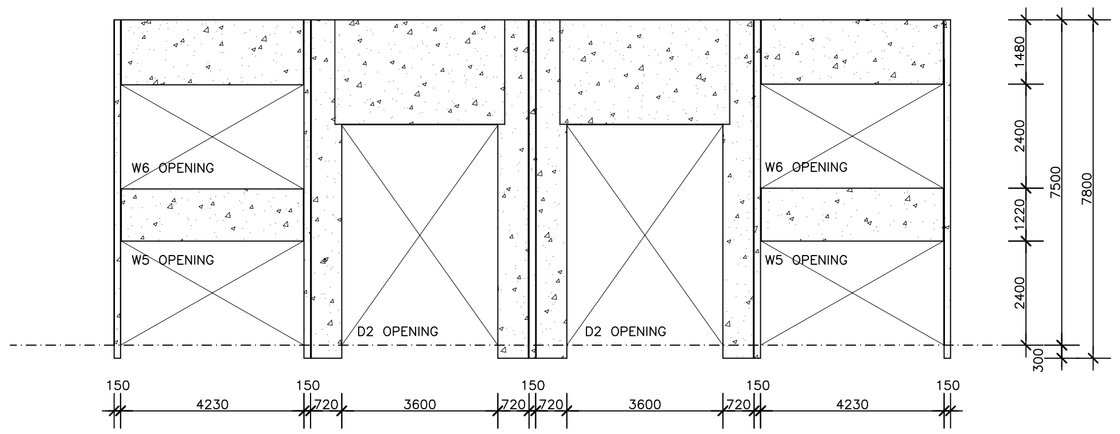

WAREHOUSE 3 – 8 PANEL ELEVATION (TYPICAL)

PLEASE NOTE: PANEL ELEVATIONS ARE JUST A GUIDE AND THE SHOP DRAWINGS TAKE PREFERENCE FOR CONSTRUCTION.

PROJECT: LOT 700-702 BARRETTA ROAD RAVENHALL			
CLIENT: D.JA HOMES VIC P/L & SEA BROOKE VISION			
DATE: 2/3/17	DRAWN: JG	JOB No: 16-85	DWG No: 5
SCALE: 1:100	CHECKED: J.G	REVISION:	

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