



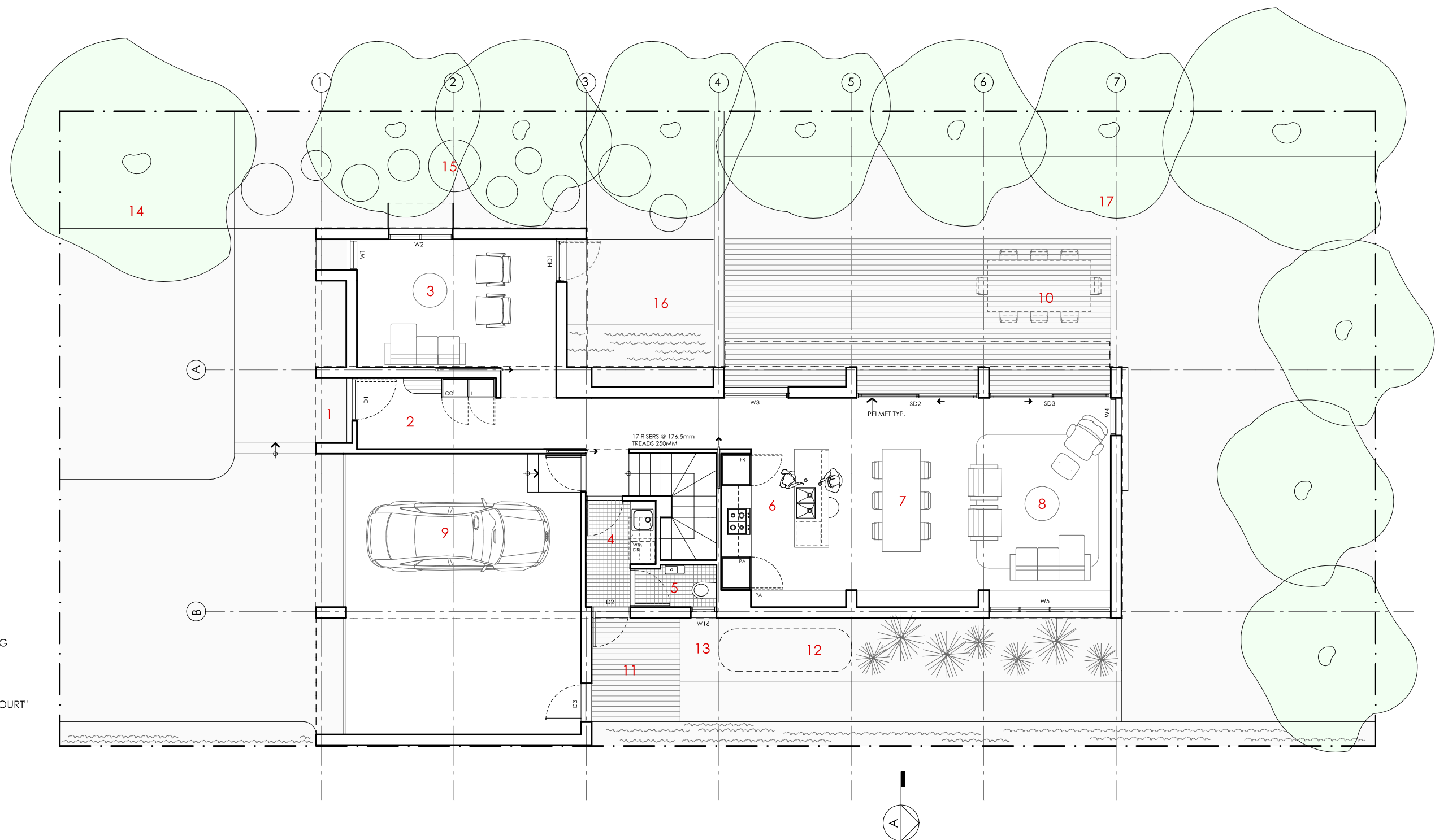





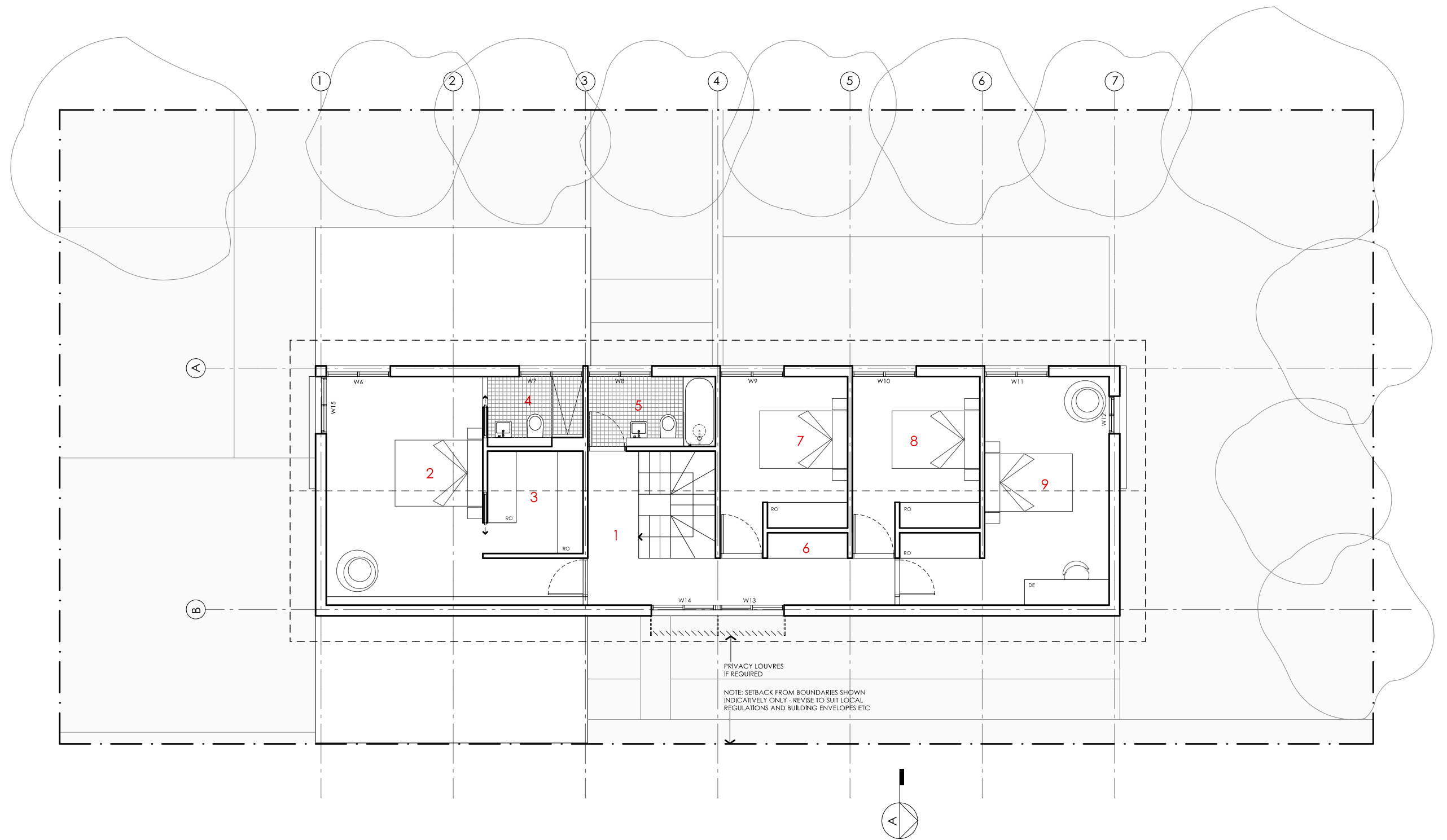
TELOPEA HOUSE

<p>LEGEND</p> <p>N/A</p>	<p>PROJECT</p> <div>  <p>Australian Government</p> </div> <div>  <p>YourHome</p> <p>Australia's guide to environmentally sustainable homes</p> </div> <div>  <p>Design For Place</p> </div>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns - Option 1</p>	<p>DETAILS</p> <p>Drawing title: Site Plan</p> <p>Scale: 1:200</p> <p>Paper size: A3</p>
	<p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>Drawing number: 1/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p> <div>  <p>N</p> </div>







TELOPEA HOUSE

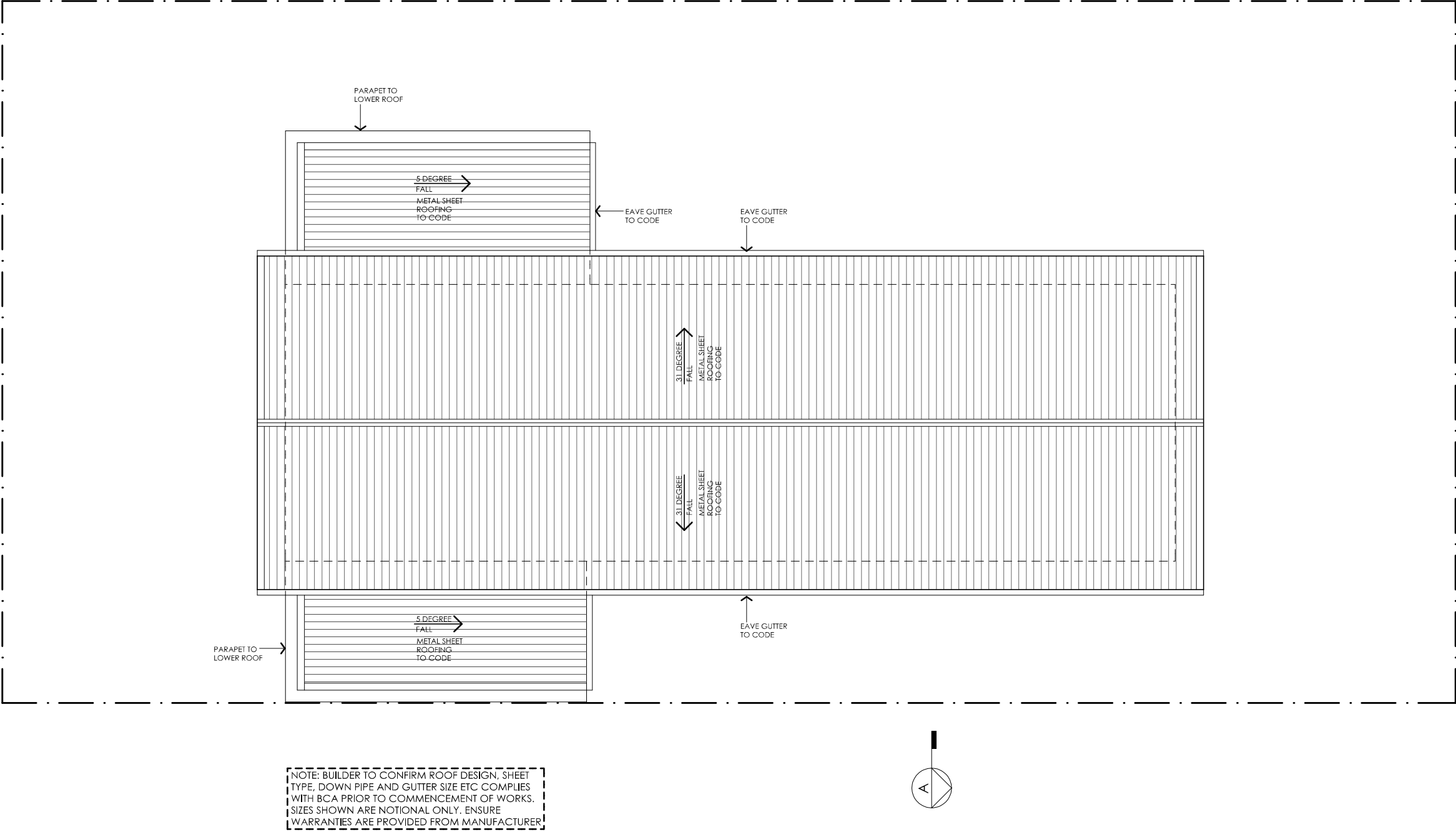
<p>NOTES</p> <p>GFL LIVING 89 m2</p> <p>GARAGE 41 m2</p> <p>UFL LIVING 101 m2</p> <p>TOTAL GFA 231 m2</p> <p>NOTE: GFA CALCULATIONS DO NOT INCLUDE DECKS, TERRACES, COURTYARDS, VERANDAHS, VOIDS, STAIRS & BALCONIES @ UFL. NOTE THAT INTERNAL ROOM DIMENSIONS ARE NOMINAL ONLY AND GENERALLY INCLUDE JOINERY WITHIN THOSE DIMENSIONS.</p>	<p>PROJECT</p> <p> Australian Government</p> <p> YourHome</p> <p>Australia's guide to environmentally sustainable homes</p> <p> Design For Place</p> <p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns - Option 1</p> <p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: Ground Floor Plan</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 2/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p> <p></p>
---	--	---	---



- KEY**
- 1 LANDING
 - 2 BEDROOM 1
 - 3 LIVING 2 / RUMPUS
 - 4 ENSUITE
 - 5 BATHROOM
 - 6 STORAGE
 - 7 BEDROOM 2
 - 8 BEDROOM 3
 - 9 BEDROOM 4

TELOPEA HOUSE

<p>NOTES</p> <p>GFL LIVING 89 m2 GARAGE 41 m2</p> <p>UFL LIVING 101 m2</p> <p>TOTAL GFA 231 m2</p> <p><small>NOTE: GFA CALCULATIONS DO NOT INCLUDE DECKS, TERRACES, COURTYARDS, VERANDAHs, VOIDS, STAIRS & BALCONIES @ UFL. NOTE THAT INTERNAL ROOM DIMENSIONS ARE NOMINAL ONLY AND GENERALLY INCLUDE JOINERY WITHIN THOSE DIMENSIONS.</small></p>	<p>PROJECT</p> <div>    </div> <p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns – Option 1</p> <p>Technical drawings should be read with the Telopea House Cairns ‘Design Options’ document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: First Floor Plan</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 3/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p> <div>  </div>
---	--	---	--






TELOPEA HOUSE

LEGEND N/A	<div>PROJECT</div> <div><div> Australian Government</div><div> YourHome Australia's guide to environmentally sustainable homes</div><div> Design For Place</div></div>	<div>DESIGN</div> <div>Telopea House</div> <div>DESIGNED FOR</div> <div>Cairns – Option 1</div> <div>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</div>	<div>DETAILS</div> <div>Drawing title: Roof Plan</div> <div>Scale: 1:100</div> <div>Paper size: A3</div> <div>Drawing number: 4/12</div> <div>Date issued: March 2020</div> <div>Project stage: Preliminary</div> <div></div>
	<div>DISCLAIMER</div> <div>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</div>		



01 | STREET ELEVATION SINGLE GARAGE VERSION SHOWN
1:100

TELOPEA HOUSE

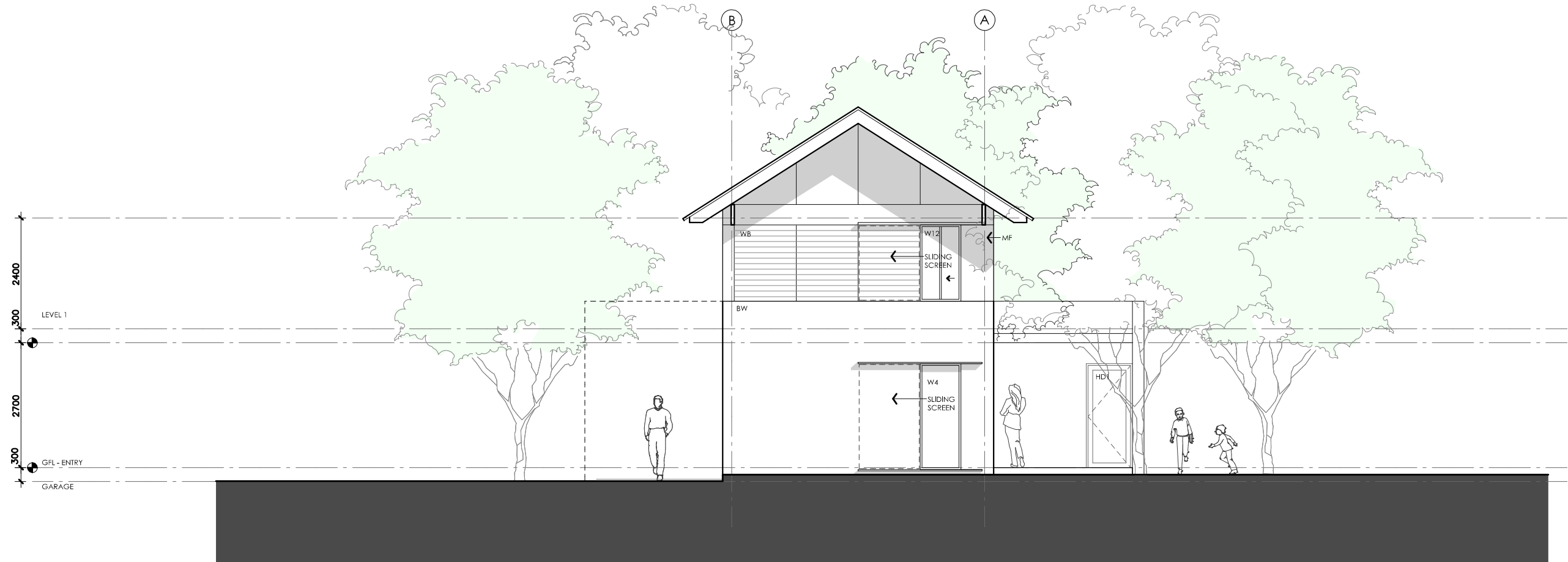
LEGEND BW FACE BRICK WALL TYPE & COLOUR TBC WB WEATHERBOARD CLADDING TYPE & COLOUR TBC CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED MF FOLDED METAL FASCIA COLOUR TBC ST STEEL WORK COLOUR TBC GD GARAGE DOOR COLOUR TBC AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	DESIGN Telopea House DESIGNED FOR Cairns – Option 1 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	DETAILS Drawing title: Elevation Scale: 1:100 Paper size: A3 Drawing number: 5/12 Date issued: March 2020 Project stage: Preliminary
--	---	--	---



01 | NORTH ELEVATION
1:100




TELOPEA HOUSE

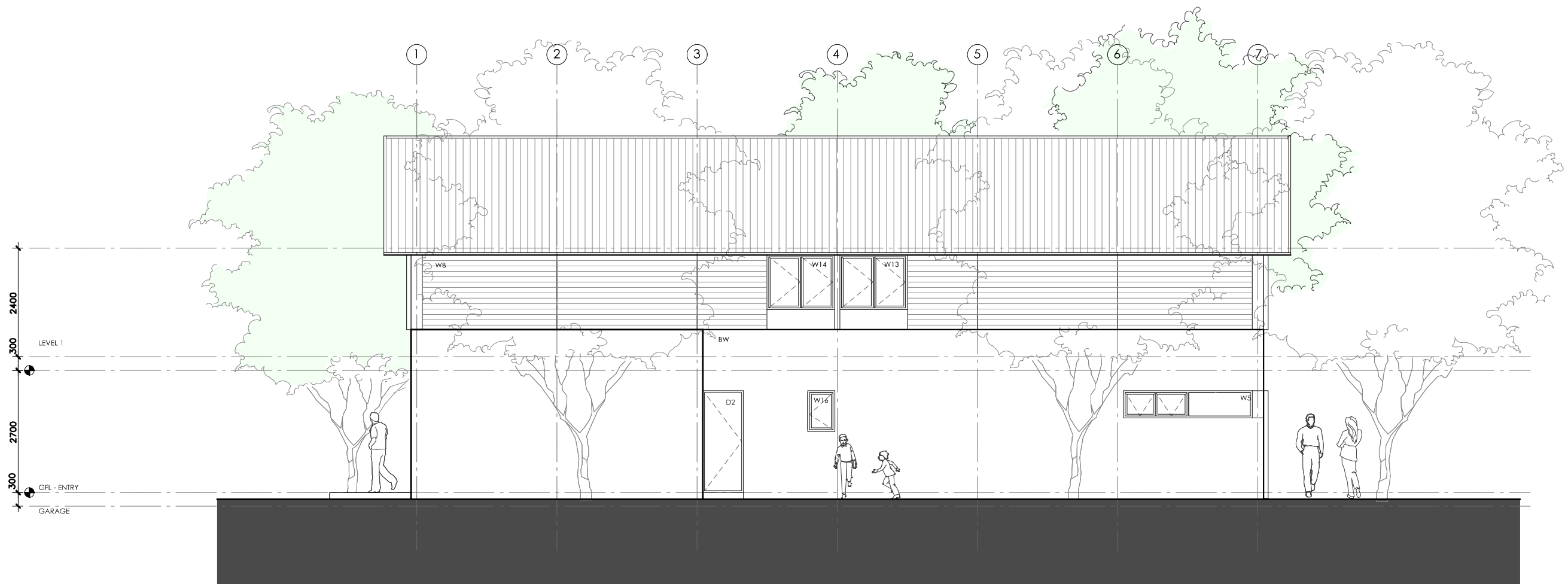
<p>LEGEND</p> <p>BW FACE BRICK WALL TYPE & COLOUR TBC</p> <p>WB WEATHERBOARD CLADDING TYPE & COLOUR TBC</p> <p>CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED</p> <p>MF FOLDED METAL FASCIA COLOUR TBC</p> <p>ST STEEL WORK COLOUR TBC</p> <p>GD GARAGE DOOR COLOUR TBC</p> <p>AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES</p>	<p>PROJECT</p> <div data-bbox="647 1738 979 1822"> </div> <div data-bbox="1127 1738 1558 1822"> </div> <div data-bbox="1751 1738 1869 1822"> </div> <p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns – Option 1</p> <p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: Elevation</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 6/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p>
--	--	---	--



01 | EAST ELEVATION
1:100




TELOPEA HOUSE

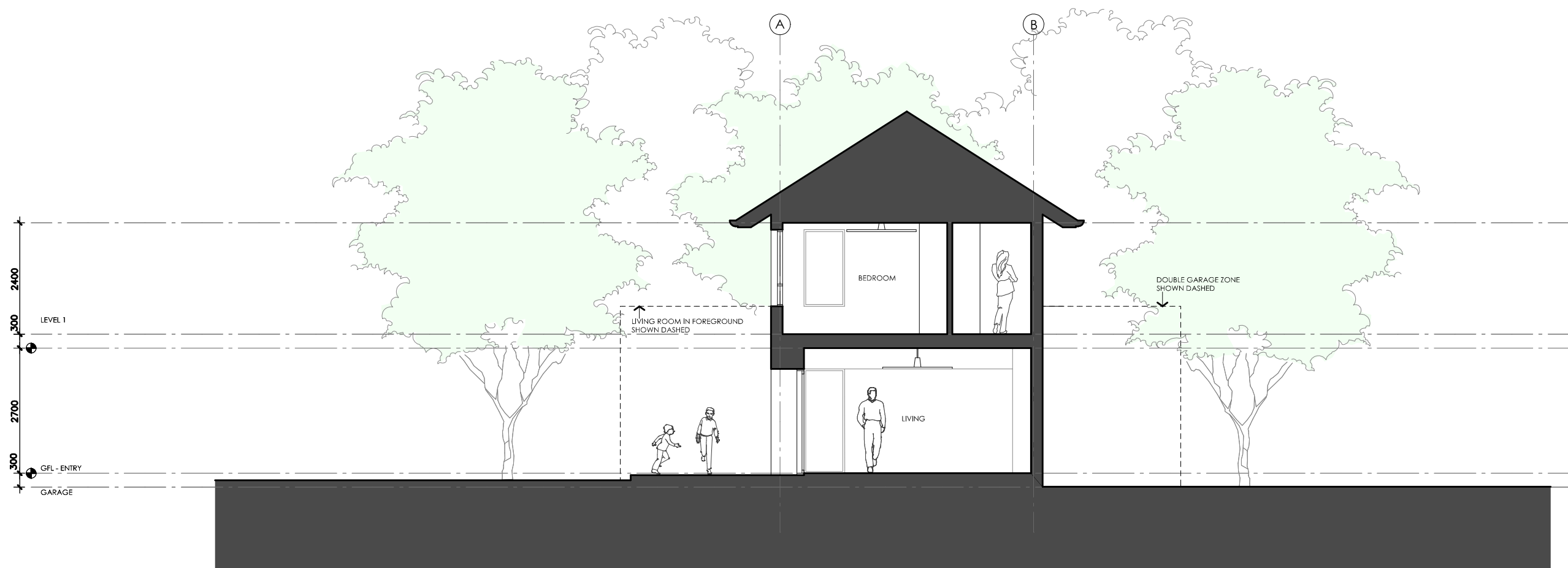
LEGEND BW FACE BRICK WALL TYPE & COLOUR TBC WB WEATHERBOARD CLADDING TYPE & COLOUR TBC CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED MF FOLDED METAL FASCIA COLOUR TBC ST STEEL WORK COLOUR TBC GD GARAGE DOOR COLOUR TBC AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	DESIGN Telopea House DESIGNED FOR Cairns – Option 1 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	DETAILS Drawing title: Elevation Scale: 1:100 Paper size: A3 Drawing number: 7/12 Date issued: March 2020 Project stage: Preliminary
--	---	--	---



01 | SOUTH ELEVATION
1:100

TELOPEA HOUSE

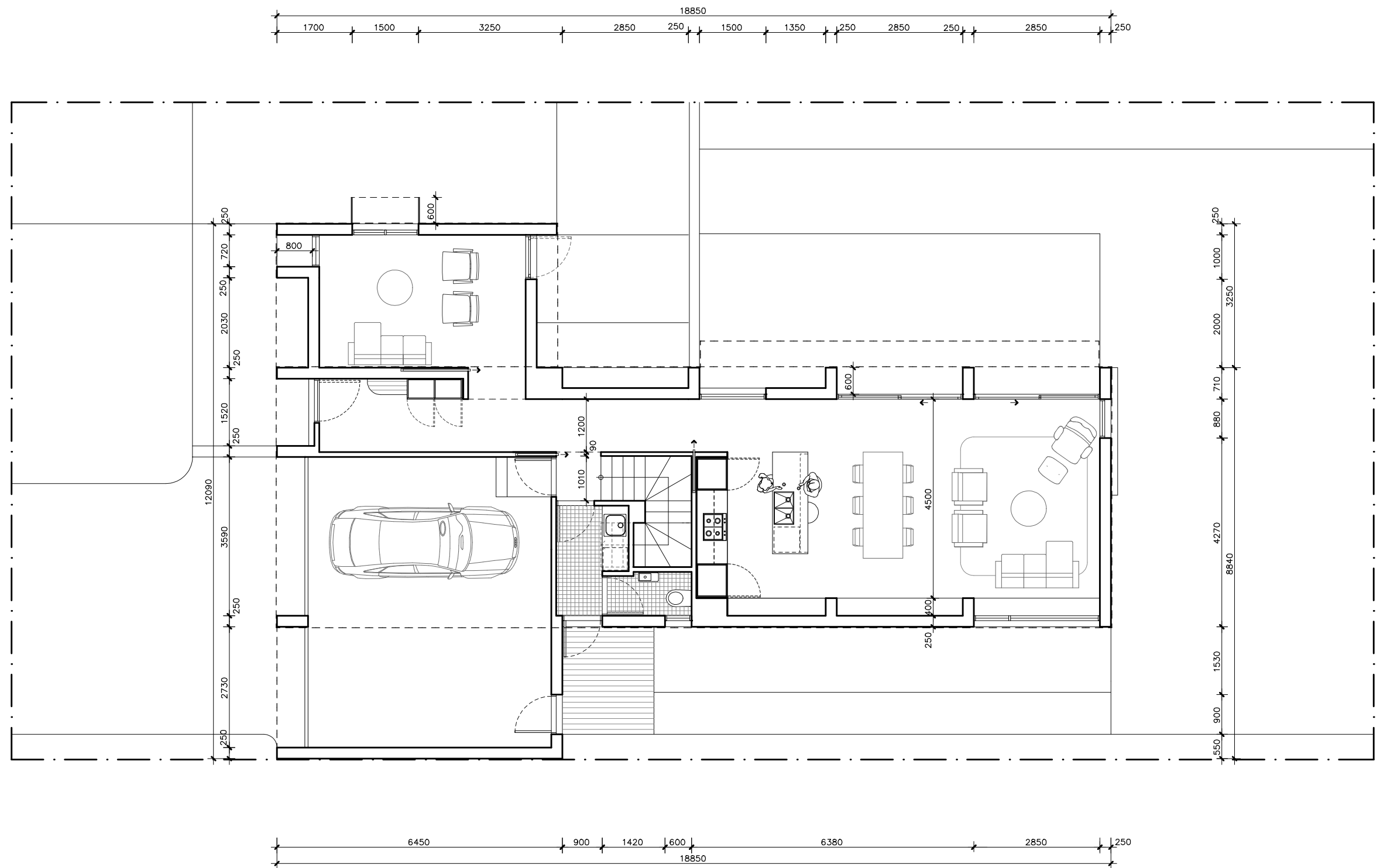
LEGEND BW FACE BRICK WALL TYPE & COLOUR TBC WB WEATHERBOARD CLADDING TYPE & COLOUR TBC CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED MF FOLDED METAL FASCIA COLOUR TBC ST STEEL WORK COLOUR TBC GD GARAGE DOOR COLOUR TBC AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	DESIGN Telopea House DESIGNED FOR Cairns - Option 1 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	DETAILS Drawing title: Elevation Scale: 1:100 Paper size: A3 Drawing number: 8/12 Date issued: March 2020 Project stage: Preliminary
--	---	--	---




01 | SECTION AA
1:100

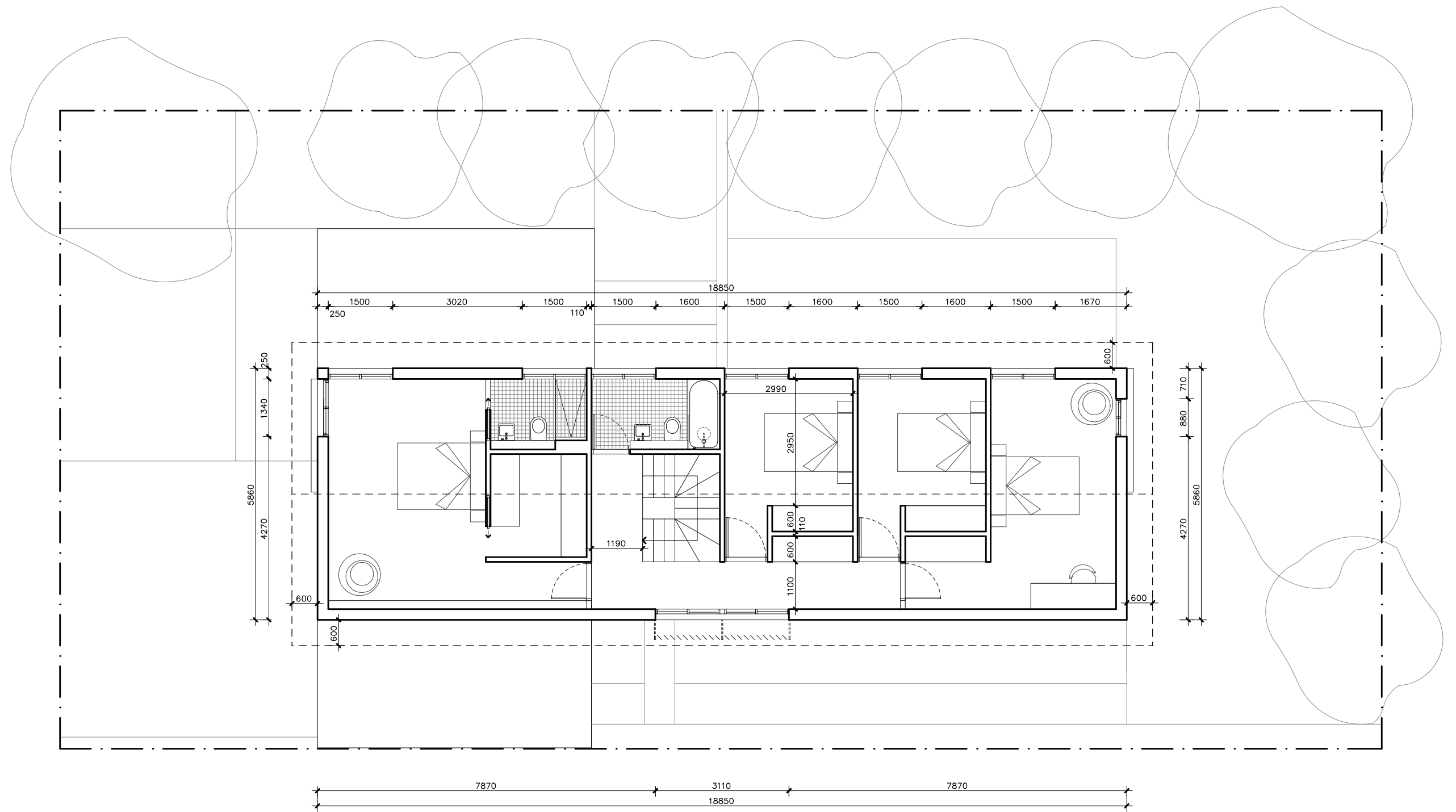
TELOPEA HOUSE

LEGEND N/A	PROJECT <div> Australian Government</div> <div> YourHome Australia's guide to environmentally sustainable homes</div> <div> Design For Place</div>			DESIGN Telopea House	DETAILS
	DISCLAIMER <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>			DESIGNED FOR Cairns – Option 1 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	Drawing title: Section Scale: 1:100 Paper size: A3 Drawing number: 9/12 Date issued: March 2020 Project stage: Preliminary







TELOPEA HOUSE

LEGEND N/A	<div><div>Australian Government</div><div>YourHome Australia's guide to environmentally sustainable homes</div><div>Design For Place</div></div> <div>DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</div>	DESIGN Telopea House DESIGNED FOR Cairns - Option 1 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	DETAILS Drawing title: Ground Floor Wall Setout Plan Scale: 1:100 Paper size: A3 Drawing number: 10/12 Date issued: March 2020 Project stage: Preliminary <div></div>
----------------------	---	--	--





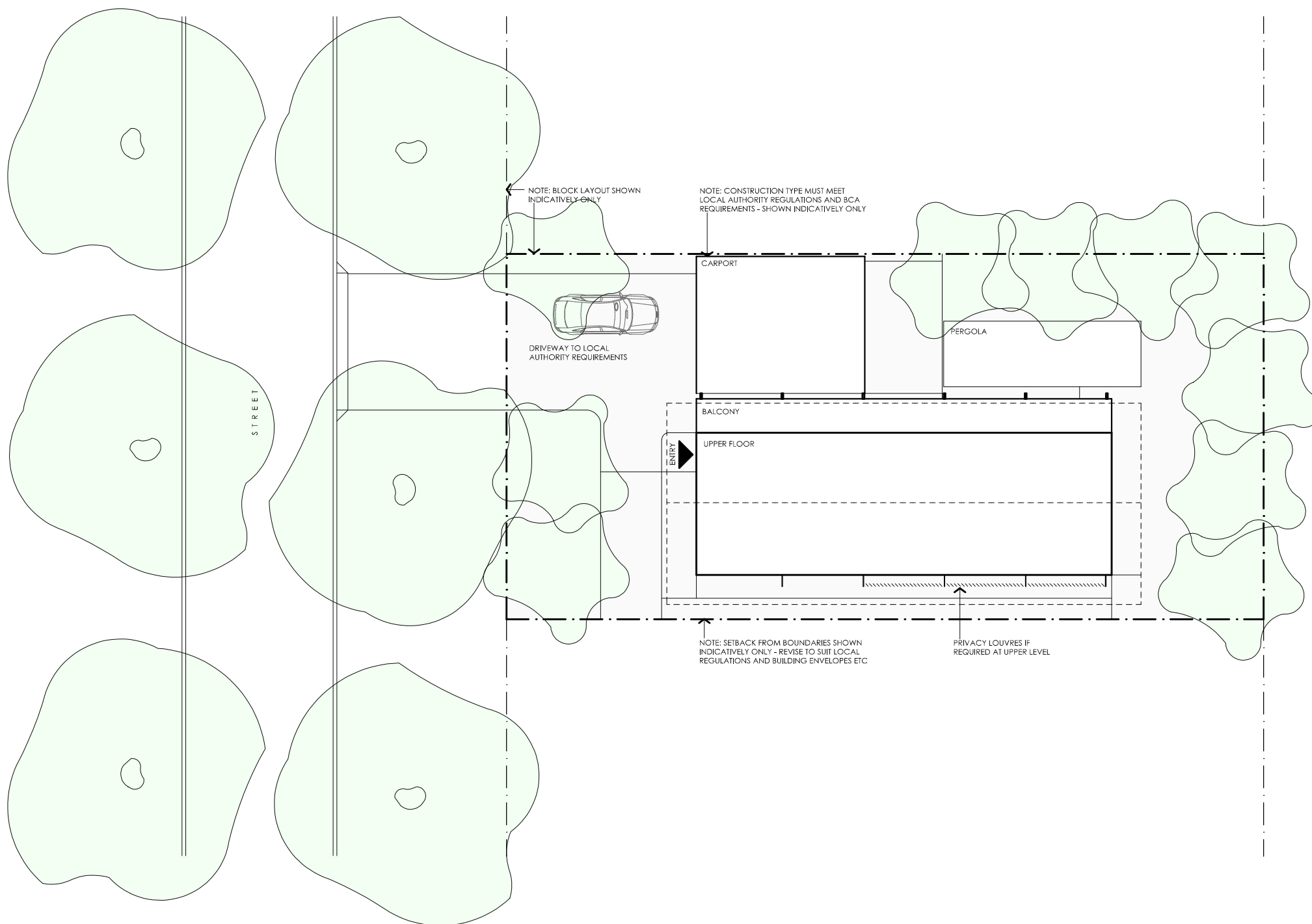
TELOPEA HOUSE

LEGEND N/A	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place	DESIGN Telopea House DESIGNED FOR Cairns – Option 1	DETAILS Drawing title: First Floor Wall Setout Plan Scale: 1:100 Paper size: A3
	DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	Drawing number: 11/12 Date issued: March 2020 Project stage: Preliminary 





REFERENCE	HEIGHT	WIDTH	TYPE	NOTES
D1	2250mm	1000mm	Solid door	800mm Eave
D2	2250mm	820mm	Solid door	
D3	2250mm	820mm	Solid door	
W1	1050mm	720mm	Fixed window	800mm Eave
W2	1050mm	1500mm	Fixed / casement window	600mm Sun hood See elevations for breakdown of opening types
W3	1050mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
HD1	2250mm	920mm	Glazed hinged door	600mm Eave
SD2	2250mm	2850mm	Glazed sliding door	600mm Eave
SD3	2250mm	2850mm	Glazed sliding door	600mm Eave
W4	2250mm	880mm	Fixed window	External sliding sun screen
W5	600mm	2850mm	Fixed / casement window	See elevations for breakdown of opening types
W6	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W7	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W8	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W9	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W10	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W11	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W12	1650mm	880mm	Sliding window	External sliding sun screen and 600mm Eave
W13	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W14	1650mm	1500mm	Fixed / casement window	600mm Eave See elevations for breakdown of opening types
W15	1650mm	1340mm	Sliding window	External sliding sun screen and 600mm Eave
W16	900mm	600mm	Casement window	Frosted

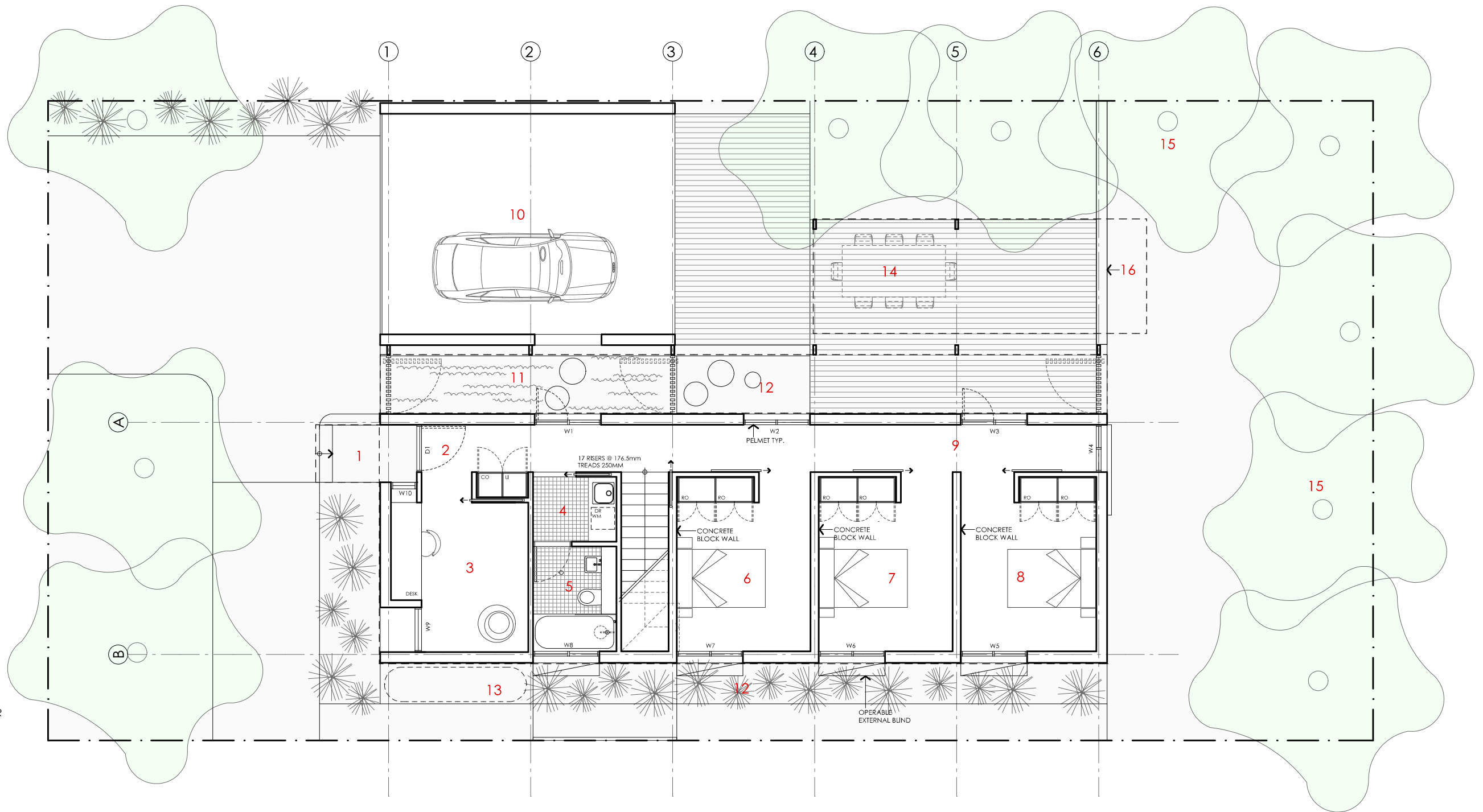
TELOPEA HOUSE

LEGEND N/A	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place	DESIGN Telopea House DESIGNED FOR Cairns – Option 1	DETAILS Drawing title: Window and Door Schedule Scale: N/A Paper size: A3 Drawing number: 12/12 Date issued: March 2020 Project stage: Preliminary
	DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	




TELOPEA HOUSE

LEGEND N/A	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place	DESIGN Telopea House DESIGNED FOR Cairns - Option 2	DETAILS Drawing title: Site Plan Scale: 1:200 Paper size: A3
	DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	Drawing number: 1/12 Date issued: March 2020 Project stage: Preliminary 



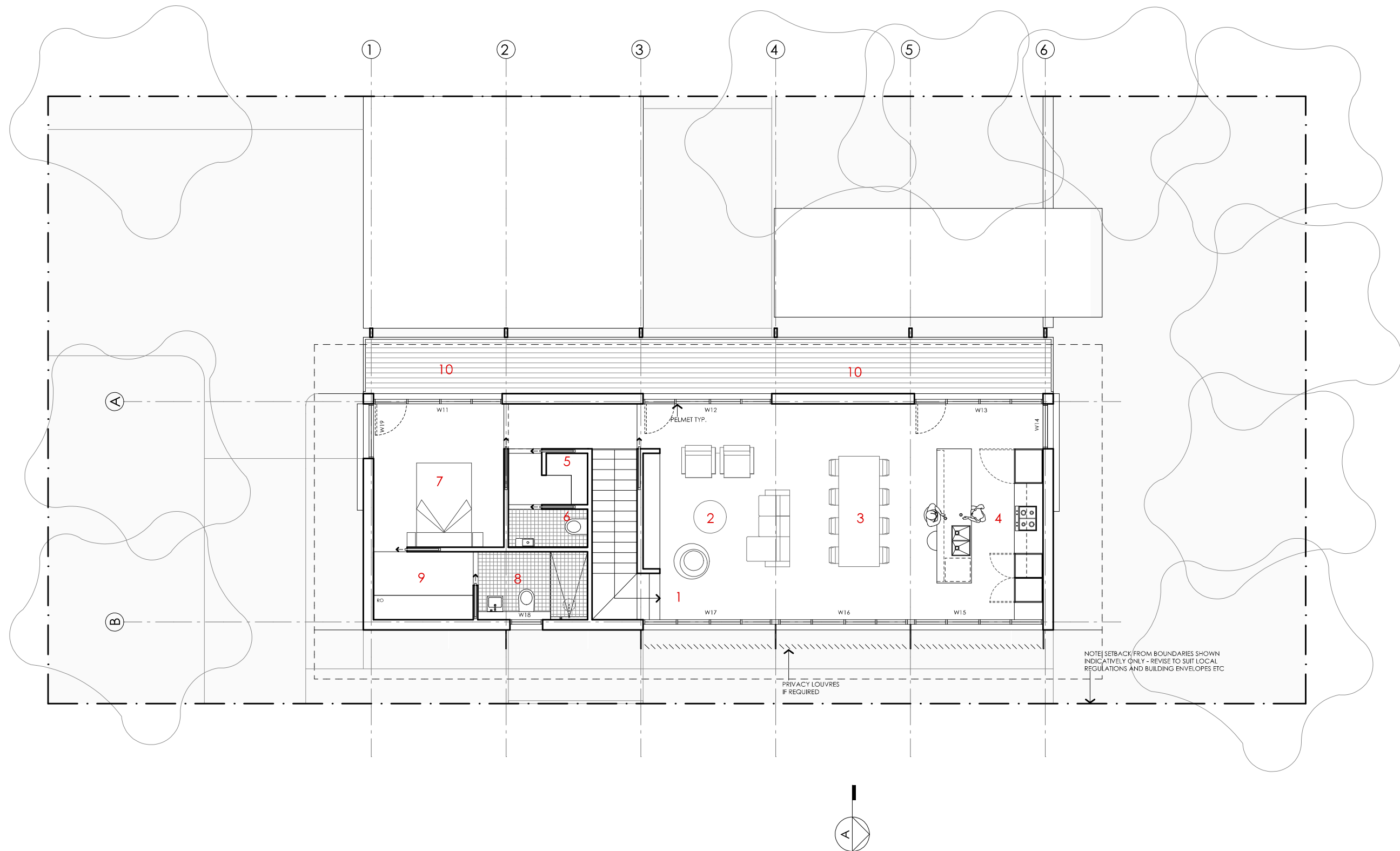
- KEY**
- 1 ENTRY PORTICO
 - 2 ENTRY
 - 3 "COOL ROOM" / STUDY
 - 4 LAUNDRY
 - 5 BATHROOM
 - 6 BEDROOM 2
 - 7 BEDROOM 3
 - 8 BEDROOM 4
 - 9 BEDROOM VENTING ZONE
 - 10 CARPORT
 - 11 BREEZEWAY
 - 12 EVAPORATIVE POND
 - 13 WATER TANKS
 - 14 COVERED PERGOLA OVER EVERGREEN TREE GROVE
 - 15
 - 16 COURTYARD WALL

TELOPEA HOUSE





<p>NOTES</p> <p>GFL LIVING 92 m2 CARPORT 38 m2</p> <p>UFL LIVING 90 m2</p> <p>TOTAL GFA 220 m2 (including carport)</p> <p><small>NOTE: GFA CALCULATIONS DO NOT INCLUDE DECKS, TERRACES, COURTYARDS, VERANDAHs, VOIDS, STAIRS & BALCONIES @ UFL. NOTE THAT INTERNAL ROOM DIMENSIONS ARE NOMINAL ONLY AND GENERALLY INCLUDE JOINERY WITHIN THOSE DIMENSIONS.</small></p>	<p>PROJECT</p> <div>Australian Government</div> <div>YourHome Australia's guide to environmentally sustainable homes</div> <div>Design For Place</div> <p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns - Option 2</p> <p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: Ground Floor Plan</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 2/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p> <div>N</div>
---	---	---	---

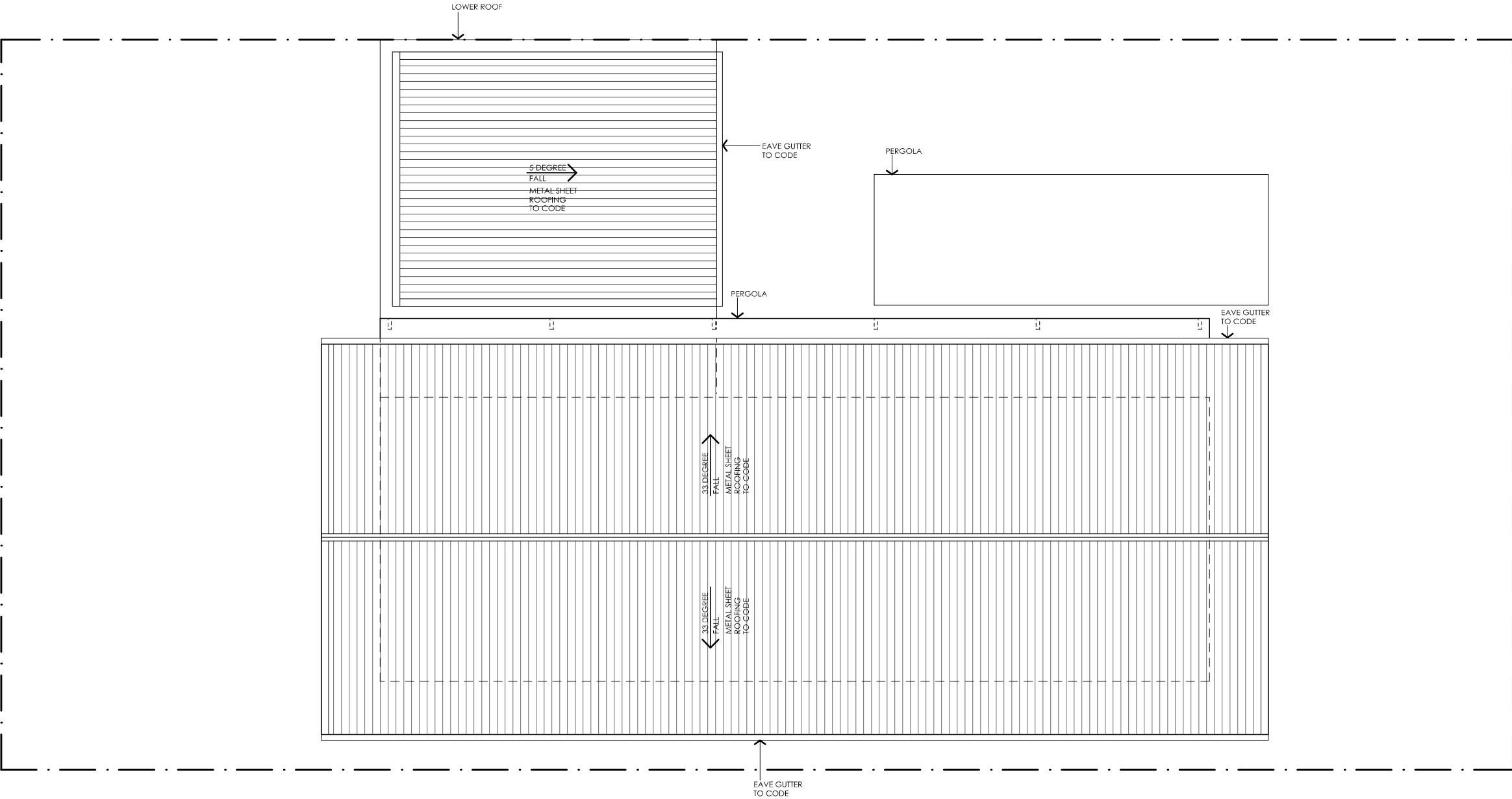
KEY

- 1 LANDING
- 2 LIVING
- 3 DINING
- 4 KITCHEN
- 5 STORAGE
- 6 POWDER ROOM
- 7 BEDROOM 1
- 8 ENSUITE
- 9 ROBE
- 10 BALCONY



TELOPEA HOUSE

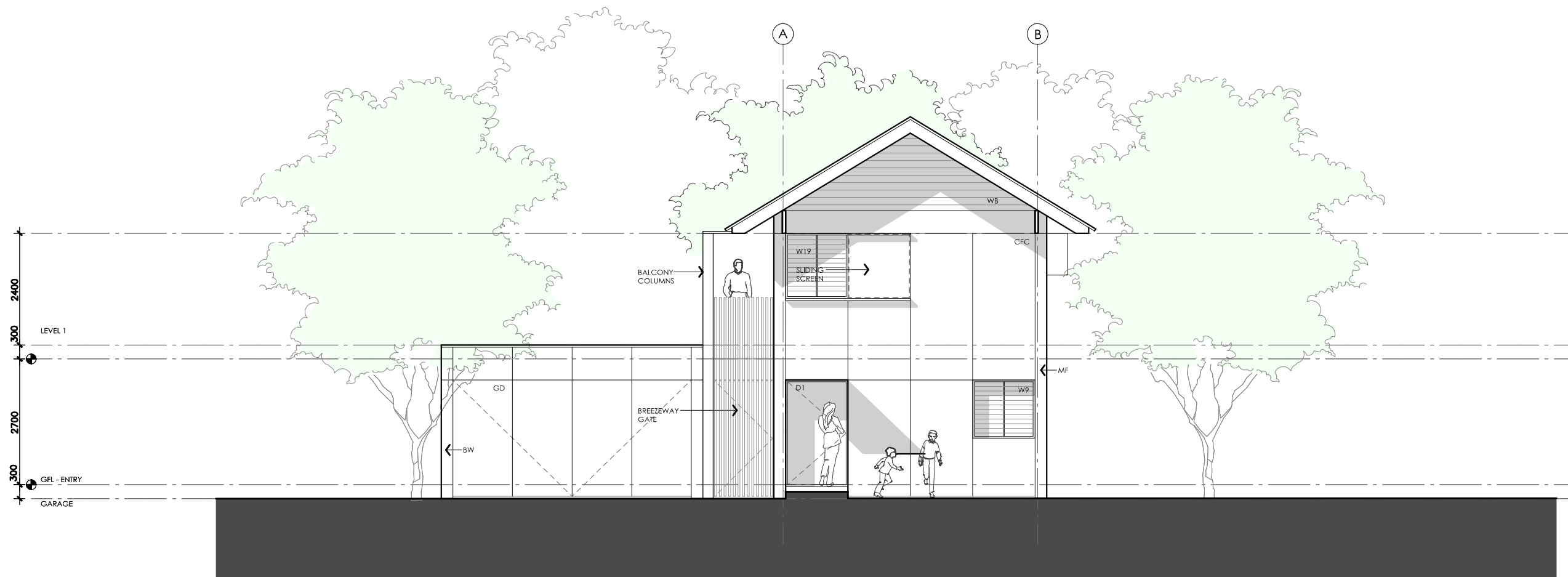
<p>NOTES</p> <p>GFL LIVING 92 m2 CARPORT 38 m2</p> <p>UFL LIVING 90 m2</p> <p>TOTAL GFA 220 m2 (including carport)</p> <p><small>NOTE: GFA CALCULATIONS DO NOT INCLUDE DECKS, TERRACES, COURTYARDS, VERANDAHs, VOIDS, STAIRS & BALCONIES & UFL. NOTE THAT INTERNAL ROOM DIMENSIONS ARE NOMINAL ONLY AND GENERALLY INCLUDE JOINERY WITHIN THOSE DIMENSIONS.</small></p>	<p>PROJECT</p> <div>Australian Government</div> <div>YourHome Australia's guide to environmentally sustainable homes</div> <div>Design For Place</div> <p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns – Option 2</p> <p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: First Floor Plan</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 3/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p> <div></div>
---	---	---	--



NOTE: BUILDER TO CONFIRM ROOF DESIGN, SHEET TYPE, DOWN PIPE AND GUTTER SIZE ETC COMPLIES WITH BCA PRIOR TO COMMENCEMENT OF WORKS. SIZES SHOWN ARE NOTIONAL ONLY. ENSURE WARRANTIES ARE PROVIDED FROM MANUFACTURER.

TELOPEA HOUSE




LEGEND N/A	PROJECT <div> Australian Government</div> <div> YourHome Australia's guide to environmentally sustainable homes</div> <div> Design For Place</div>			DESIGN Telopea House	DETAILS
	DISCLAIMER <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>			DESIGNED FOR Cairns – Option 2 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	<div>Drawing title: Roof Plan</div> <div>Scale: 1:100</div> <div>Paper size: A3</div> <div>Drawing number: 4/12</div> <div>Date issued: March 2020</div> <div>Project stage: Preliminary</div> <div></div>

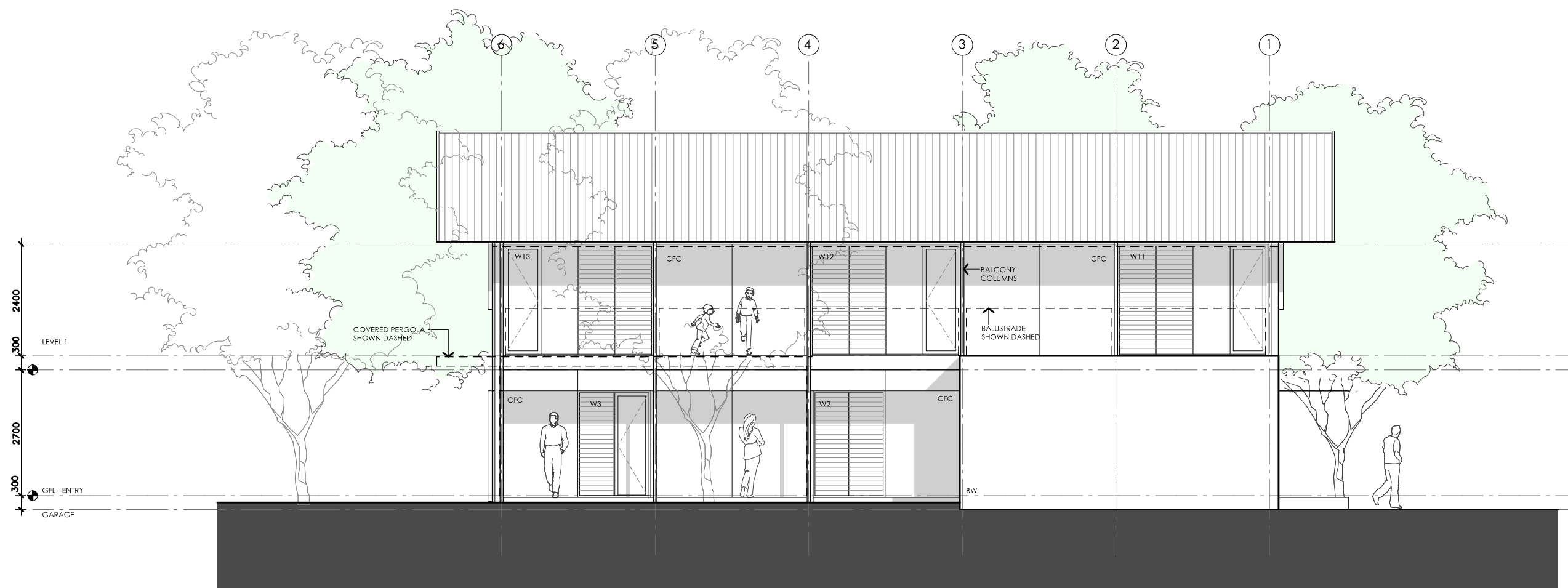


01 STREET ELEVATION

01_201 1:100




TELOPEA HOUSE

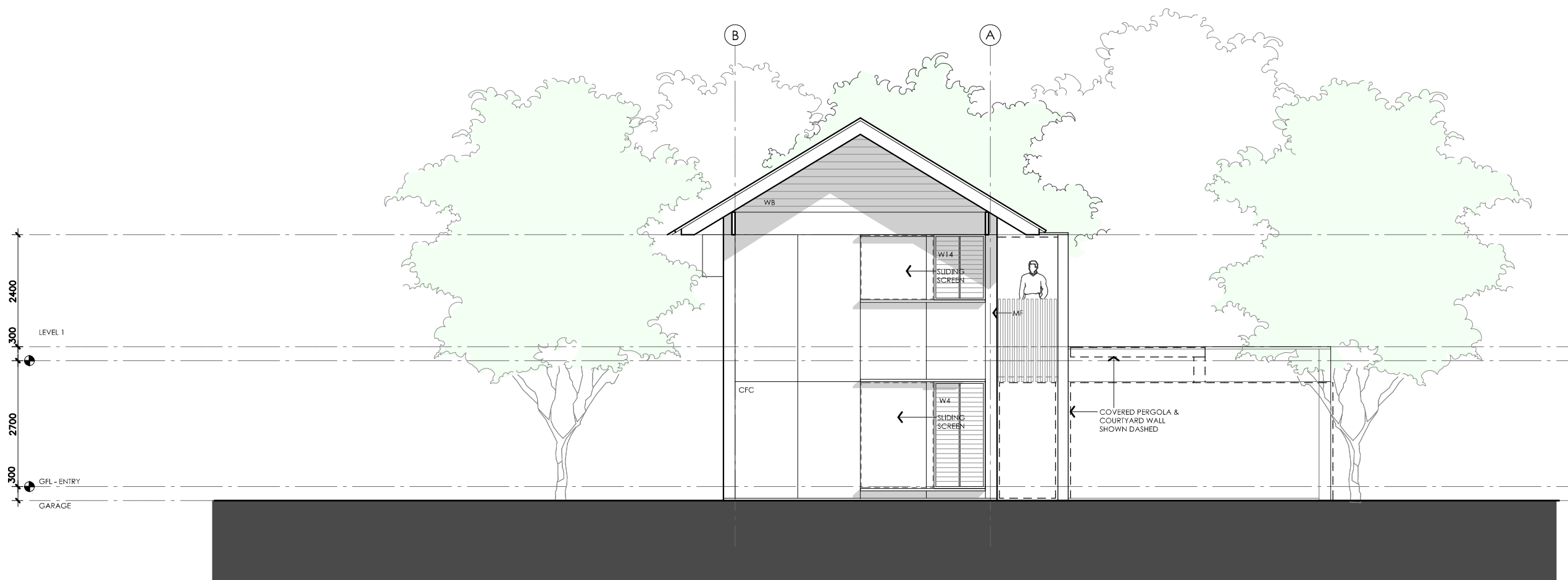
<p>LEGEND</p> <p>BW FACE BRICK WALL TYPE & COLOUR TBC</p> <p>WB WEATHERBOARD CLADDING TYPE & COLOUR TBC</p> <p>CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED</p> <p>MF FOLDED METAL FASCIA COLOUR TBC</p> <p>ST STEEL WORK COLOUR TBC</p> <p>GD GARAGE DOOR COLOUR TBC</p> <p>AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES</p>	<p>PROJECT</p> <div>  <p>Australian Government</p> </div> <div>  <p>Australia's guide to environmentally sustainable homes</p> </div> <div>  <p>Design For Place</p> </div> <p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns - Option 2</p> <p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: Elevation</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 5/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p>
--	---	---	--



01 NORTH ELEVATION
01_202 1:100

TELOPEA HOUSE

<p>LEGEND</p> <p>BW FACE BRICK WALL TYPE & COLOUR TBC</p> <p>WB WEATHERBOARD CLADDING TYPE & COLOUR TBC</p> <p>CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED</p> <p>MF FOLDED METAL FASCIA COLOUR TBC</p> <p>ST STEEL WORK COLOUR TBC</p> <p>GD GARAGE DOOR COLOUR TBC</p> <p>AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES</p>	<p>PROJECT</p> <p> Australian Government</p> <p> YourHome Australia's guide to environmentally sustainable homes</p> <p> Design For Place</p> <p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	<p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns - Option 2</p> <p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: Elevation</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 6/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p>
--	---	---	--



01 | EAST ELEVATION
01_203 | 1:100

TELOPEA HOUSE




LEGEND BW FACE BRICK WALL TYPE & COLOUR TBC WB WEATHERBOARD CLADDING TYPE & COLOUR TBC CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED MF FOLDED METAL FASCIA COLOUR TBC ST STEEL WORK COLOUR TBC GD GARAGE DOOR COLOUR TBC AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	DESIGN Telopea House DESIGNED FOR Cairns – Option 2 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	DETAILS Drawing title: Elevation Scale: 1:100 Paper size: A3 Drawing number: 7/12 Date issued: March 2020 Project stage: Preliminary
--	---	--	---

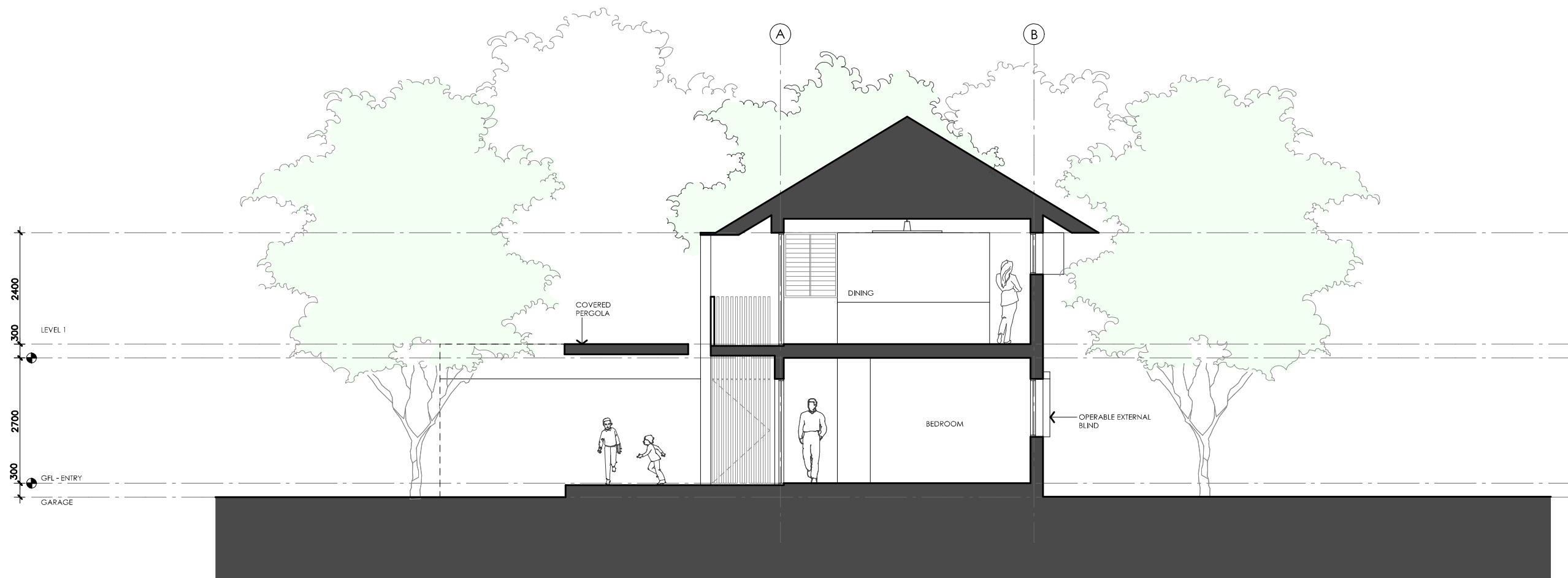


01 SOUTH ELEVATION

01_204 1:100




TELOPEA HOUSE

LEGEND BW FACE BRICK WALL TYPE & COLOUR TBC WB WEATHERBOARD CLADDING TYPE & COLOUR TBC CFC COMPRESSED FC SHEET ON TIMBER FRAME EXPRESSED JOINT AT EDGES INDICATED MF FOLDED METAL FASCIA COLOUR TBC ST STEEL WORK COLOUR TBC GD GARAGE DOOR COLOUR TBC AL ALUMINIUM COVER PLATE COLOUR TO MATCH WINDOW FRAMES	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	DESIGN Telopea House DESIGNED FOR Cairns - Option 2 Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	DETAILS Drawing title: Elevation Scale: 1:100 Paper size: A3 Drawing number: 8/12 Date issued: March 2020 Project stage: Preliminary
--	---	--	---





01 | SECTION AA
01_205 | 1:100

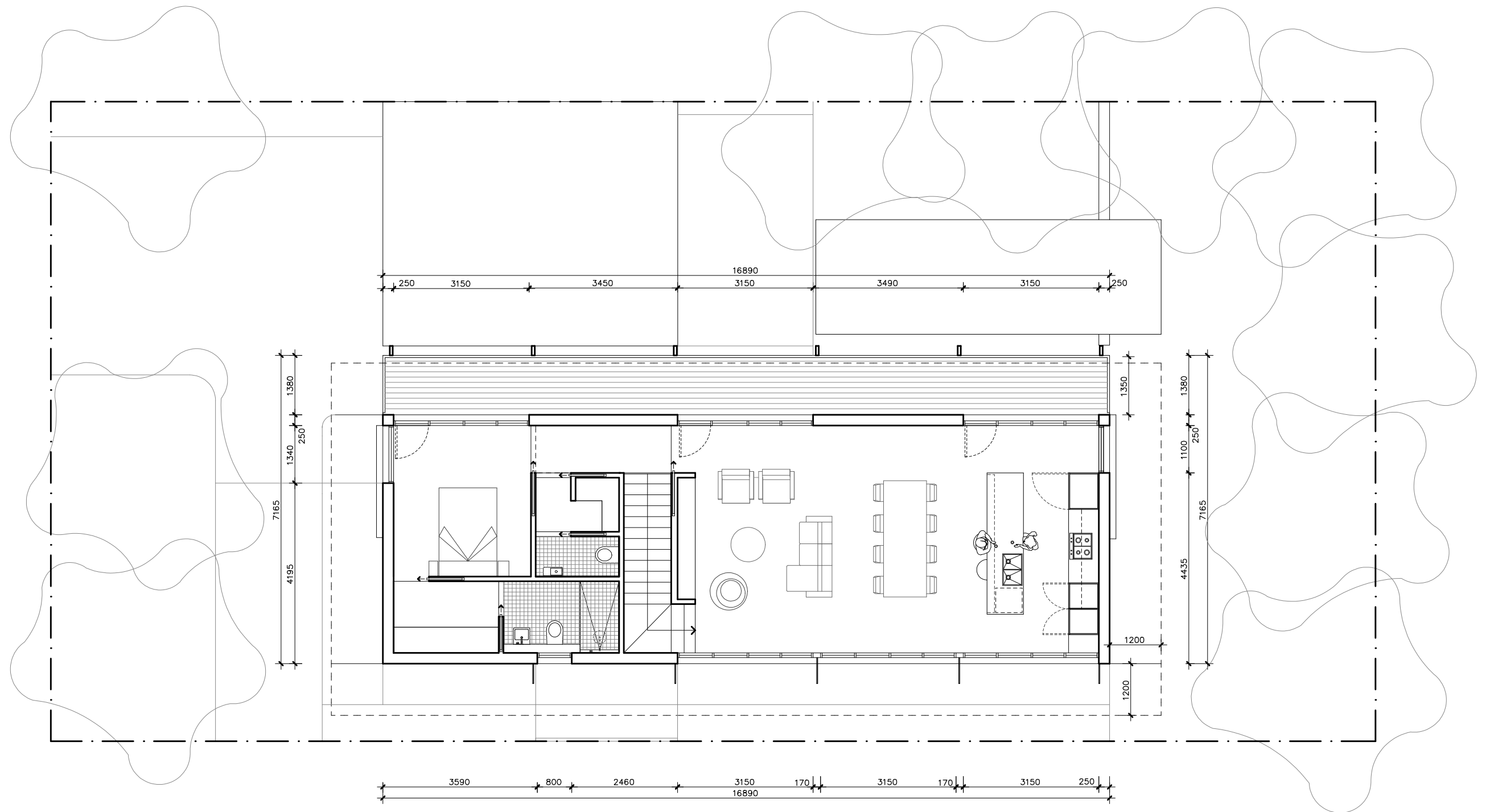
TELOPEA HOUSE

LEGEND N/A	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place	DESIGN Telopea House DESIGNED FOR Cairns – Option 2	DETAILS Drawing title: Section Scale: 1:100 Paper size: A3
	DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	Drawing number: 9/12 Date issued: March 2020 Project stage: Preliminary







TELOPEA HOUSE

<p>LEGEND</p> <p>N/A</p>	<p>PROJECT</p> <div>Australian Government</div> <div>YourHome Australia's guide to environmentally sustainable homes</div> <div>Design For Place</div> <p>DESIGN</p> <p>Telopea House</p> <p>DESIGNED FOR</p> <p>Cairns - Option 2</p> <p>Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.</p>	<p>DETAILS</p> <p>Drawing title: Ground Floor Wall Setout Plan</p> <p>Scale: 1:100</p> <p>Paper size: A3</p> <p>Drawing number: 10/12</p> <p>Date issued: March 2020</p> <p>Project stage: Preliminary</p> <div></div>
<p>DISCLAIMER</p> <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>		




TELOPEA HOUSE

LEGEND N/A	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place	DESIGN Telopea House DESIGNED FOR Cairns – Option 2	DETAILS Drawing title: First Floor Wall Setout Plan Scale: 1:100 Paper size: A3
	DISCLAIMER This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.	Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	Drawing number: 11/12 Date issued: March 2020 Project stage: Preliminary 

REFERENCE	HEIGHT	WIDTH	TYPE	NOTES
D1	2250mm	1000mm	Solid door	800mm Eave
D2	2250mm	820mm	Solid door	
D3	2250mm	820mm	Solid door	
W1	1050mm	1590mm	Louvres / fixed window	650mm Eave and pergola over outdoor living area See elevations for breakdown of opening types
SD1	2250mm	3190mm	Glazed sliding door	650mm Eave and pergola over outdoor living area
SD2	2250mm	3190mm	Glazed sliding door	650mm Eave and pergola over outdoor living area
W2	2250mm	880mm	Louvres	External sliding sun screen
W3	600mm	3190mm	Louvres	600mm Eave
W4	600mm	3190mm	Louvres	600mm Eave
W5	1050mm	1340mm	Louvres / fixed window	720mm Eave See elevations for breakdown of opening types
W6	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood to western side See elevations for breakdown of opening types
W7	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood to western side See elevations for breakdown of opening types
W8	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood to western side See elevations for breakdown of opening types
W9	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood to western side See elevations for breakdown of opening types
W10	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood to western side See elevations for breakdown of opening types
W11	1350mm	880mm	Louvres	External sliding sun screen and 600mm Eave
W12	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood (shown on plan) See elevations for breakdown of opening types
W13	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood (shown on plan) See elevations for breakdown of opening types
W14	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood (shown on plan) See elevations for breakdown of opening types
W15	1350mm	1590mm	Louvres / fixed window	900mm Eave and 600mm vertical hood (shown on plan) See elevations for breakdown of opening types
W16	1350mm	1340mm	Louvres	External sun screen and 900mm Eave
W17	900mm	600mm	Louvres	Frosted

TELOPEA HOUSE

LEGEND N/A	PROJECT  Australian Government  YourHome Australia's guide to environmentally sustainable homes  Design For Place	DESIGN Telopea House DESIGNED FOR Cairns – Option 2	DETAILS Drawing title: Window and Door Schedule Scale: N/A Paper size: A3 Drawing number: 12/12 Date issued: March 2020 Project stage: Preliminary
	DISCLAIMER <p>This house plan is a guide only. It does not constitute legal or other professional advice. You should seek legal or other professional advice in relation to your specific circumstances before adopting any recommendation made within it e.g. advice on structural engineering or building certification requirements. The Commonwealth does not accept responsibility for the accuracy or completeness of this plan, its fitness for a particular purpose, or compliance with any regulatory requirements and standards. Further, the Commonwealth also disclaims liability, to the extent permitted by law, for any liabilities, losses, damages and costs arising from any reliance on the contents of this plan.</p>	Technical drawings should be read with the Telopea House Cairns 'Design Options' document which includes building specifications and rating information.	