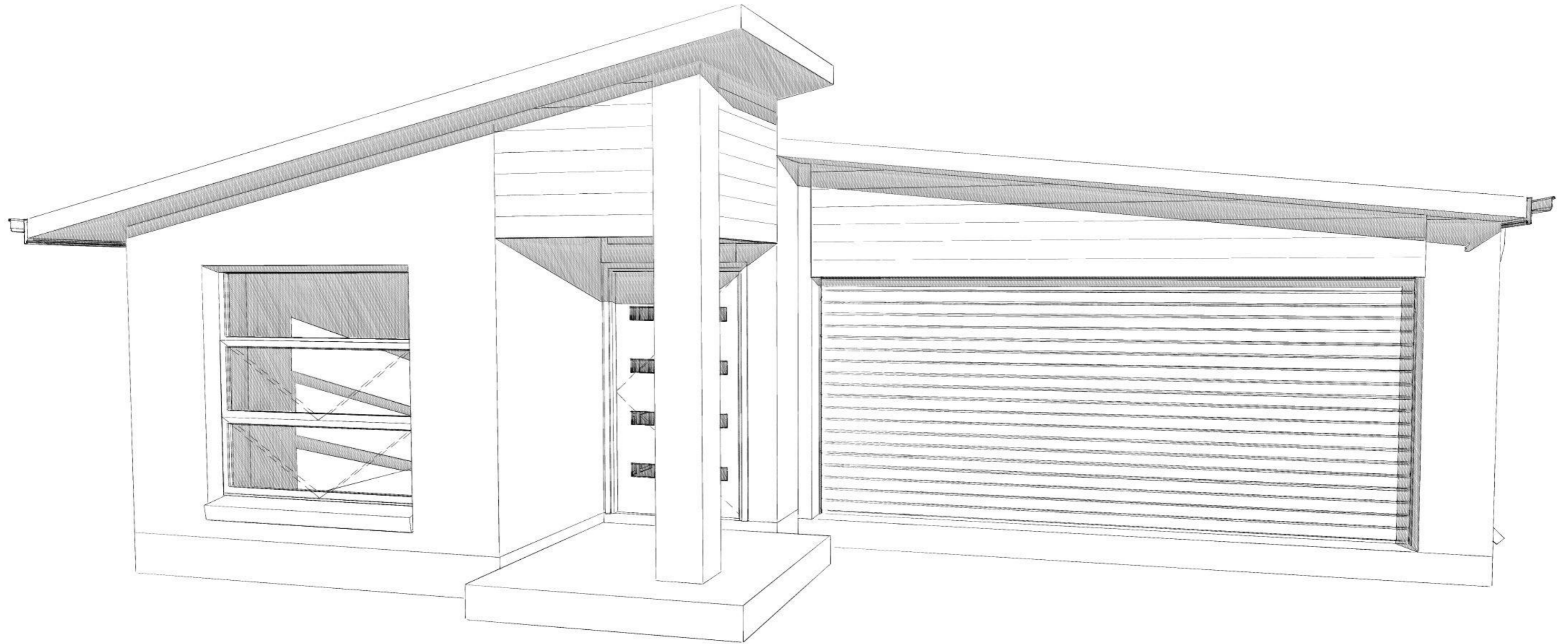


# THE BAYFIELD 198

## COASTAL



# CONCEPT PLANS

PLEASE NOTE : THESE ARE **CONCEPT PLANS ONLY**. PLAN MODIFICATIONS MAY BE REQUIRED DUE TO, BUT NOT LIMITED TO, SITE CONDITIONS, ESTATE COVENANTS AND/OR BUILDING DESIGN GUIDELINES.

	STANDARD:	NOTE:	Amendments:	Client Signature:	Wind Rating:	Areas:	UNIT 1	UNIT 2	Address:	Client:	Status: A	Date: 17.11.20	
		Please check and verify all dimensions prior to construction. All measurements are in millimeters unless shown otherwise. Dimensions as shown. Do not scale from the drawing. Any problems should be directed to the builder for clarification.	A   17.11.20   CONCEPT PLANS   xx	Client Signature Approval: Client Initials: Date:  NOTES:		LIVING FLOOR PAD PATIO ALFRESCO DOUBLE GARAGE TOTAL AREA PER UNIT	138.08 m <sup>2</sup> - m <sup>2</sup> 4.28 m <sup>2</sup> 18.27 m <sup>2</sup> 36.38 m <sup>2</sup> 196.91 m <sup>2</sup>	- m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup>			Scale: 1:46.74 @ A3	Drawn by: XX	
	CUSTOM:										Drawing Title: COVER PAGE		
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**NOTE:- MIRRORED WALL CABINET TO ENSUITE.**

**NOTE:- PREMIER GRADE LANDSCAPING.**

**NOTE:- 900mm BENCHTOP WITH DROP IN TUB TO L'DRY .**

**NOTE:- HWS LOCATION TBC.**

**NOTE:- UNDERMOUNT SINK TO KITCHEN.**

**NOTE:- FRIDGE TAP.**

**NOTE:- 2700mm ISLAND BENCH WITH MICROWAVE SPACE.**

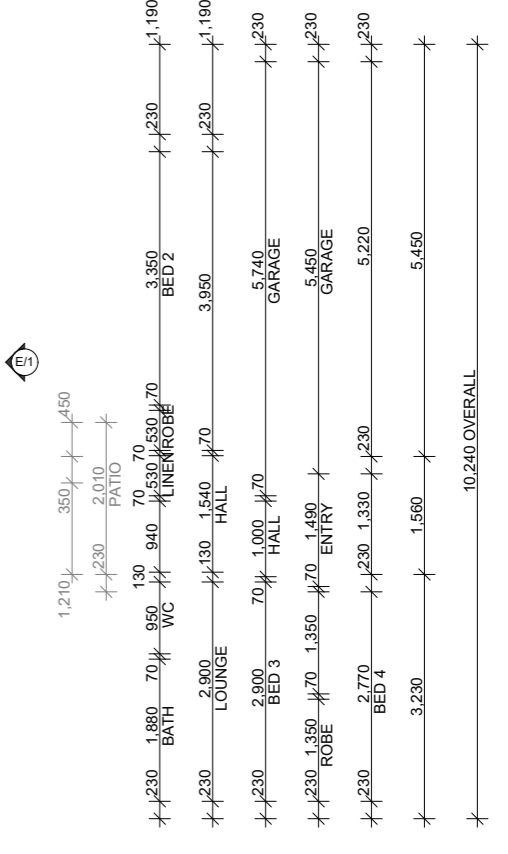
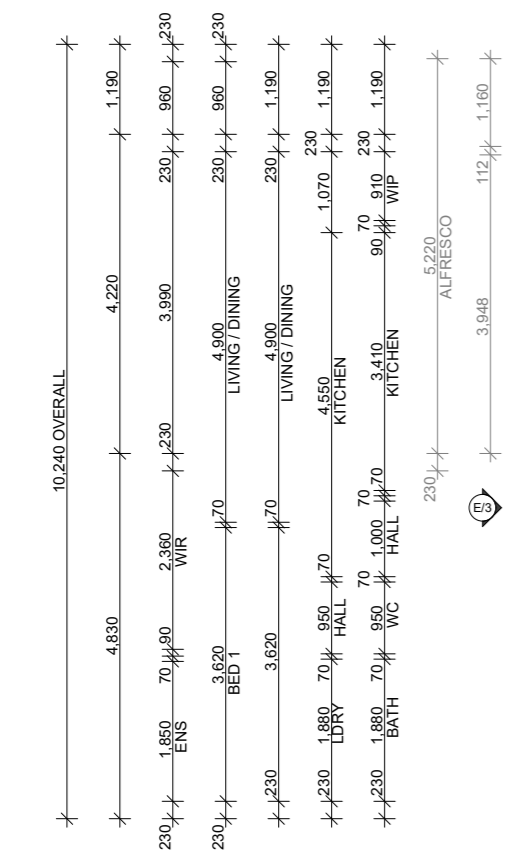
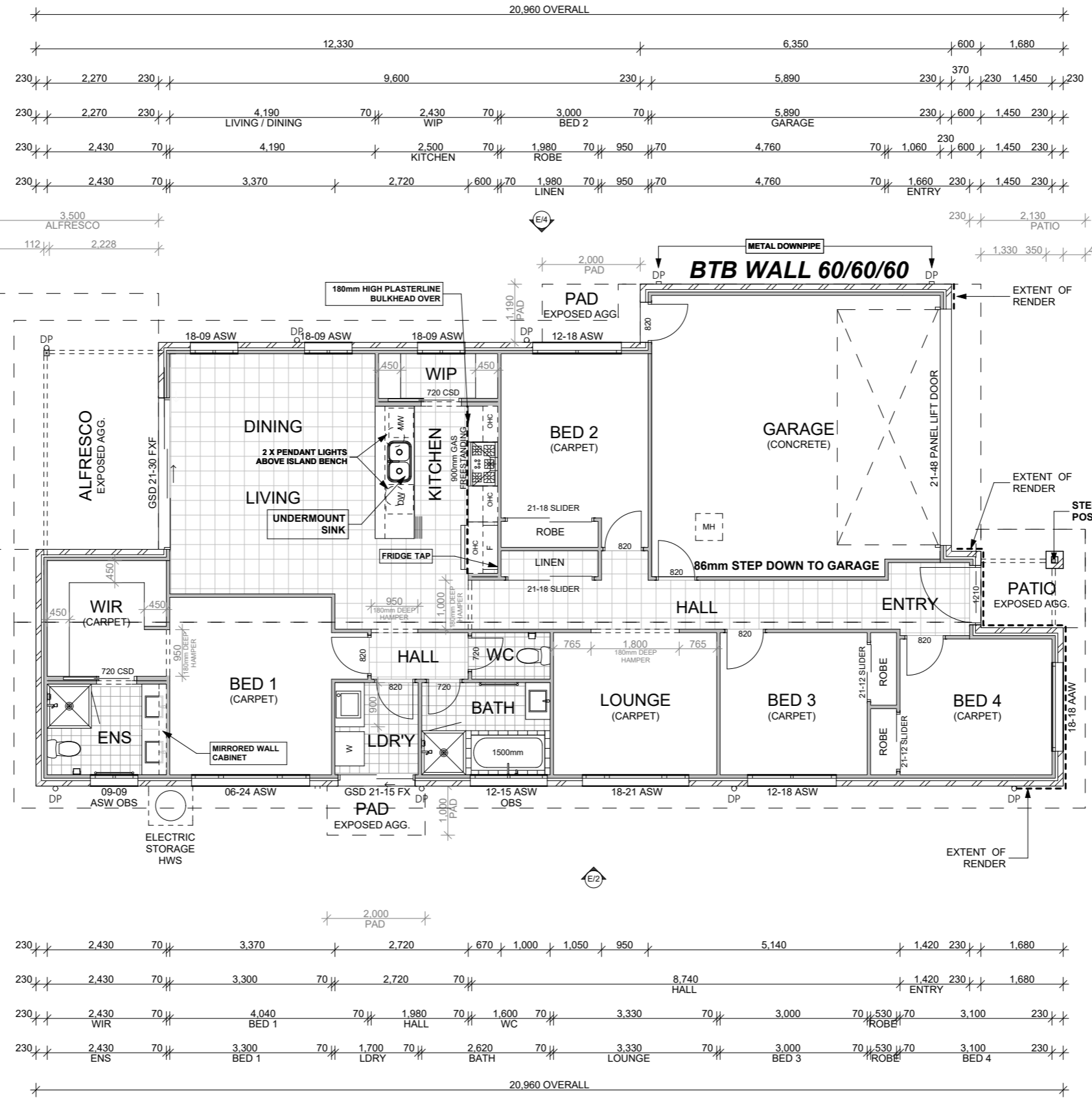
**NOTE:- 900mm APPLIANCES TO KITCHEN.**

**AREA:**  
**TOTAL = 196.91m<sup>2</sup>**

**NOTE:- FINISHES AS PER INCLUSIONS PACKAGES.**

**NOTE:- 180mm HIGH PLASTERLINE BULKHEAD OVER KITCHEN.**

**NOTE:- PROVIDE 2 X PENDANT LIGHTS ABOVE ISLAND BENCH.**

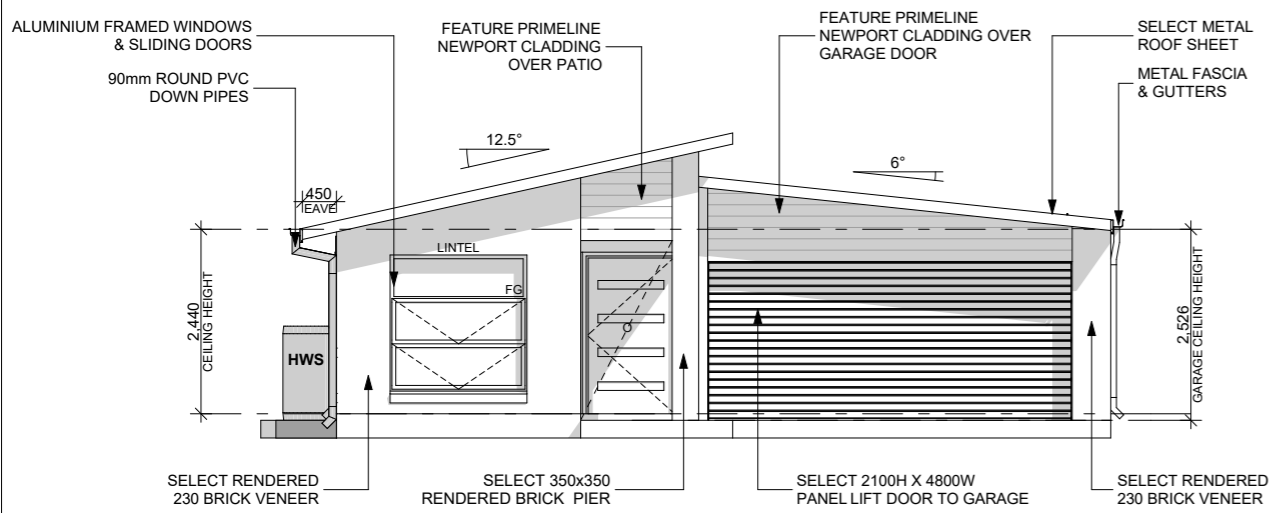


**GROUND FLOOR PLAN**  
1:100

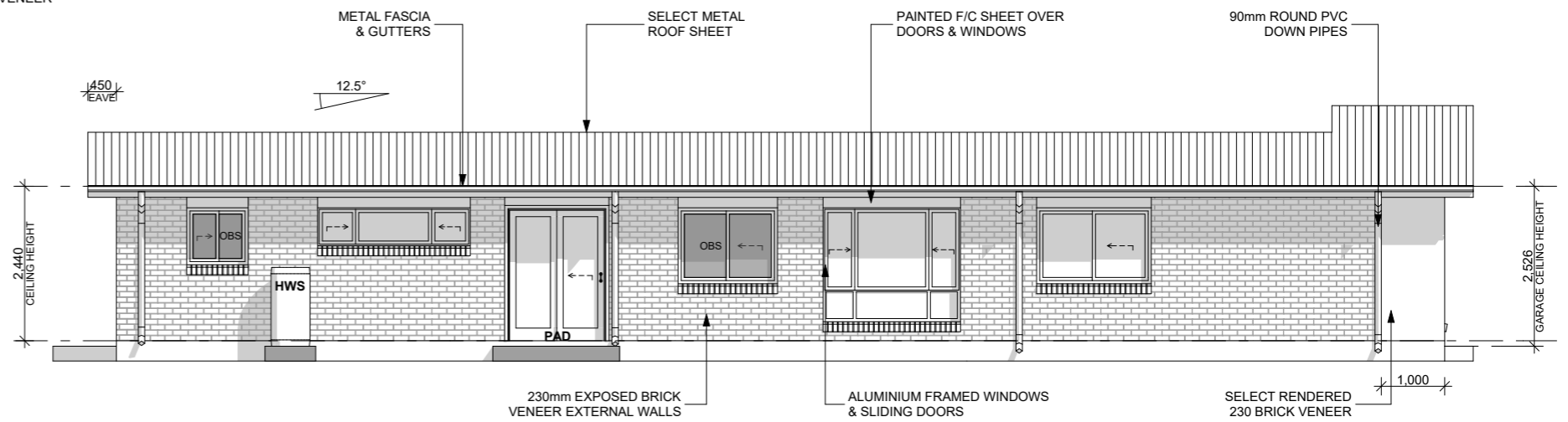
PLEASE NOTE : THESE ARE **CONCEPT PLANS ONLY**. PLAN MODIFICATIONS MAY BE REQUIRED DUE TO, BUT NOT LIMITED TO, SITE CONDITIONS, ESTATE COVENANTS AND/OR BUILDING DESIGN GUIDELINES.

	STANDARD:	NOTE:	Amendments:	Client Signature:	Wind Rating:	Areas:	UNIT 1	UNIT 2	Address:	Client:	Status: A	Date: 17.11.20	
	CUSTOM:	Please check and verify all dimensions prior to construction. All measurements are in millimeters unless shown otherwise. Dimensions as shown. Do not scale from the drawing. Any problems should be directed to the builder for clarification.	A   17.11.20   CONCEPT PLANS   xx	Client Signature Approval: Client Initials: Date: NOTES:		LIVING FLOOR PAD PATIO ALFRESCO DOUBLE GARAGE TOTAL AREA PER UNIT	138.08 m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> 18.27 m <sup>2</sup> 36.38 m <sup>2</sup> 196.91 m <sup>2</sup>	- m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup>			Scale: 1:100 @ A3	Drawn by: XX	
Drawing Title: <b>GROUND FLOOR</b>											Model:	Ver.:	Drawing No.:
THE BAYFIELD 198 COASTAL											1		Page No.: p. 6

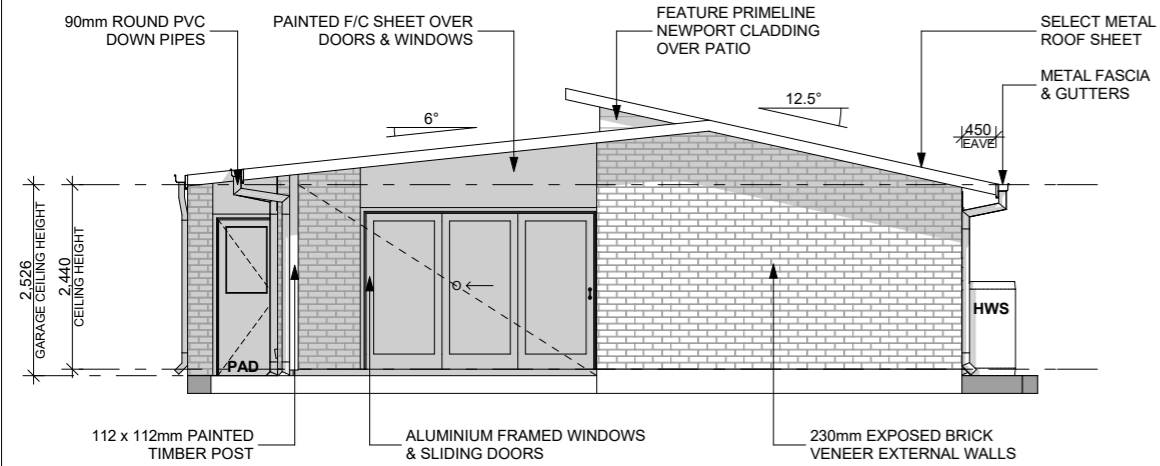
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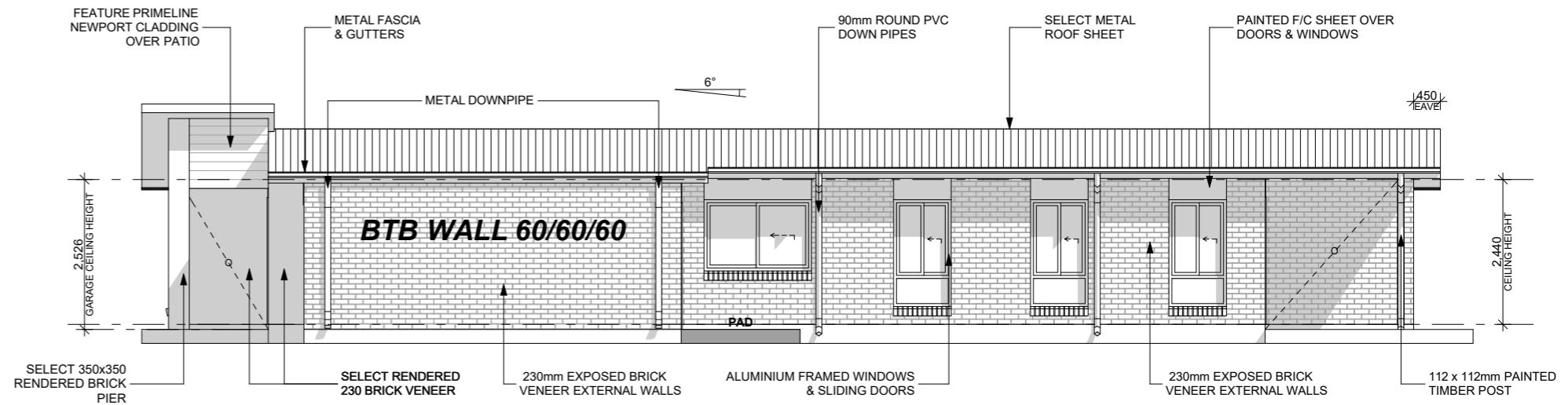
**ELEVATION 1**  
1:100



**ELEVATION 2**  
1:100



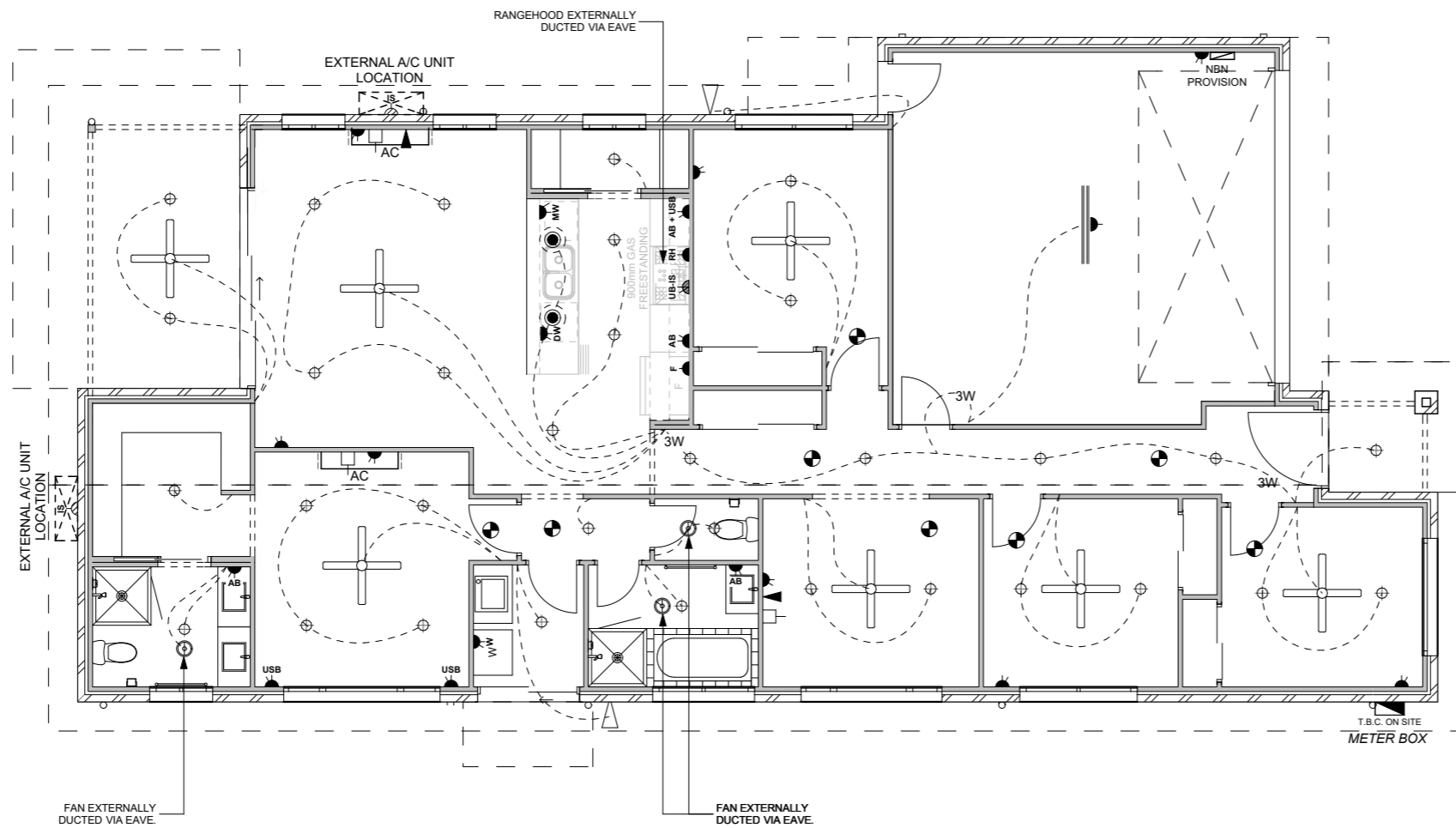
**ELEVATION 3**  
1:100



**ELEVATION 4**  
1:100

PLEASE NOTE : THESE ARE **CONCEPT PLANS ONLY**. PLAN MODIFICATIONS MAY BE REQUIRED DUE TO, BUT NOT LIMITED TO, SITE CONDITIONS, ESTATE COVENANTS AND/OR BUILDING DESIGN GUIDELINES.

	STANDARD:	NOTE:	Amendments:	Client Signature:	Wind Rating:	Areas:	UNIT 1	UNIT 2	Address:	Client:	Status: A	Date: 17.11.20
	CUSTOM:	Please check and verify all dimensions prior to construction. All measurements are in millimeters unless shown otherwise. Dimensions as shown. Do not scale from the drawing. Any problems should be directed to the builder for clarification.	A   17.11.20   CONCEPT PLANS   xx	Client Signature Approval: Client Initials: Date:		LIVING FLOOR PAD PATIO ALFRESCO DOUBLE GARAGE TOTAL AREA PER UNIT	138.08 m <sup>2</sup> - m <sup>2</sup> 4.28 m <sup>2</sup> 18.27 m <sup>2</sup> 36.38 m <sup>2</sup> 196.91 m <sup>2</sup>	- m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup> - m <sup>2</sup>			Scale: 1:100 @ A3	Drawn by: XX
<p align="center"><b>ELEVATION 1,2,3,4</b></p>												
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										Model: THE BAYFIELD 198 COASTAL	Ver.: 1	Drawing No.: Page No.: p. 7



**NOTE:- KITCHEN RANGEHOOD, BATHROOM, ENS AND WC EXHAUST SYSTEMS TO BE EXTERNALLY DUCTED VIA EAVES.**

**NOTE:- DRAINAGE PUMP TO BED 1 AC UNIT, TBC ON SITE.**

**NOTE:- MW GPO IN ISLAND BENCH.**

**NOTES:**  
ALL GPO'S TO BE @ 300mm ABOVE FLOOR LEVEL UNLESS ABOVE THE BENCH WHERE THEY SHALL BE @ 1050mm ABOVE FLOOR LEVEL WITH THE EXCEPTION OF THE FRIDGE, DISHWASHER AND RANGE HOOD POINTS THAT SHALL BE LOCATED WHERE REQUIRED TO SUIT THE APPLIANCE.

WASHING MACHINE AND NBN GPO'S TO BE @ 1500mm ABOVE FLOOR LEVEL.

ISOLATION SWITCH TO BE LOCATED NEAR EXTERNAL AIR CONDITIONING UNIT AND TO BE 1600 HIGH ABOVE SLAB LEVEL.

LIGHT SWITCHES TO BE @ 1350mm ABOVE FLOOR LEVEL.  
80% OF LIGHTING TO BE ENERGY EFFICIENT.

CONFIRM WITH BUILDER, POWER REQUIREMENTS FOR THE SELECTED APPLIANCES.

ALARM LOCATION T.B.C ON SITE

**GPO LEGEND**

SYMBOL	DESCRIPTION
MW	MICROWAVE
WP	WATER PROOF
AB	ABOVE BENCH
AB + USB	ABOVE BENCH DOUBLE GPO + USB
USB	DOUBLE GPO + USB
UB-IS	UNDER BENCH ISOLATOR FOR ELECTRIC OVEN + COOKTOP OR FREESTANDING UNIT
UB	UNDER BENCH GPO FOR GAS COOKTOP
RH	RANGEHOOD
DW	DISHWASHER
F	FRIDGE
W	WASHING MACHINE @ 1500mm
NBN	NBN @ 1500mm

SYMBOL	DESCRIPTION
T.B.C. ON SITE	METER BOX
T.B.C. ON SITE	SUB METER BOX
⊗	ROUND FLURO
○	STANDARD BATTEN HOLDER
⊕	LED DOWNLIGHT
●	PENDANT LIGHT
⊙	DOWNLIGHT
—	1200mm FLOURO
⌋	WALL MOUNTED LIGHT 1850mm HEIGHT ABOVE FFL.
⌋	LOW WALL LIGHT
⌋	TWIN SENSOR SPOT LIGHT
⌋	SPOT LIGHT
⊗	INTER-CONNECTED PHOTOELECTRIC SMOKE DETECTOR
⊗	EXHAUST FAN / LIGHT COMBO
⊗	EXHAUST FAN
▲	SINGLE GPO
▲	DOUBLE GPO
▲	IN CEILING GPO
⊗	ISOLATION SWITCH
⌋	TV POINT
⌋	TELEPHONE POINT / DATA POINT
⌋	NBN / FTTH WALL OUTLET
⊗	CEILING FAN WITH LIGHT
⊗	CEILING FAN ONLY
⊗	900mm 3 BLADE CEILING FAN ONLY
⊗	2 HEAT IXL WITH FAN
⊗	3 IN 1 FAN / LIGHT / HEAT
HWS	HOT WATER SERVICE
⊗	WALL MOUNTED INSTANTANEOUS NATURAL GAS HWU
⊗	NATURAL GAS METER
---2W---	TWO WAY SWITCH
---3W---	THREE WAY SWITCH

**ELECTRICAL LAYOUT**  
1:100

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	CUSTOM:	Please check and verify all dimensions prior to construction. All measurements are in millimeters unless shown otherwise. Dimensions as shown. Do not scale from the drawing. Any problems should be directed to the builder for clarification.	A   17.11.20   CONCEPT PLANS   xx	Client Signature Approval: Client Initials: Date:		LIVING FLOOR	138.08 m <sup>2</sup>	- m <sup>2</sup>			Scale: 1:100 @ A3	Drawn by: XX	
				NOTES:		PATIO	4.28 m <sup>2</sup>	- m <sup>2</sup>			<b>Drawing Title:</b> ELECTRICAL LAYOUT		
						ALFRESCO	18.27 m <sup>2</sup>	- m <sup>2</sup>					
						DOUBLE GARAGE	36.38 m <sup>2</sup>	- m <sup>2</sup>					
						<b>TOTAL AREA PER UNIT</b>	<b>196.91 m<sup>2</sup></b>	<b>- m<sup>2</sup></b>					