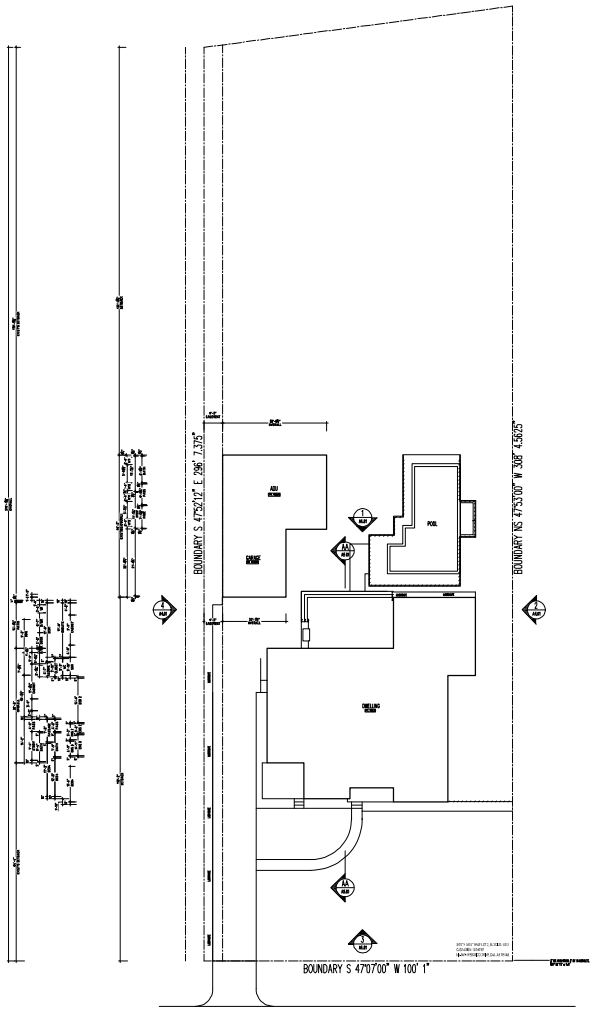
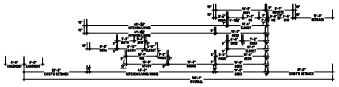
ADU FLOOR AREA (GROSS)	796 SQ FT
MAIN HOUSE FLOOR AREA (GROSS)	3,250 SQ FT
MAIN HOUSE COVERED PORCH (FRONT)	85 SQ FT
MAIN HOUSE COVERED PORCH (BACK)	451 SQ FT





1 A2.01 SITE/GROUND FLOOR PLAN

LEGEND

FFL 100.00	INDICATES FINISHED FLOOR LEVELS
RL 100.00	INDICATES RELATIVE LEVELS
GL 100.00	INDICATES NEW GROUND LEVELS
	INDICATES TOP OF PAD FOOTING CONCRETE
	INDICATES TOP OF WALL
TOW	INDICATES TOP OF WALL
	DENOTES COLUMNS – REFER TO STRUCTURAL ENGINEER'S DRA
CJ	DENOTES CONTROL JOINT TO STRUCTURAL ENGINEER'S DRAWING
VJ	DENOTES VERTICAL JOINT
	EXISTING INSULATED BRICK /STRUCTURAL TIMBER FRAMED WALL WIDTH AS DIMENSIONED & AS SPECIFIED.
	NEW INSULATED BRICK /CRIB/STRUCTURAL TIMBER FRAMED W WIDTH AS DIMENSIONED & AS SPECIFIED
(TILED)	DENOTES TILED FINISH TO ROOM WITH FALL TO CHROME FLOOR GRILLE, AS SPECIFIED.
EAVES OVER	EXTENT OF EAVES OVER (NOMINAL 20"). DEPTH OF EAVES V REFER TO ROOF PLAN AND EAVES DETAIL.
B/10	EXTENT OF PLASTERBOARD BULKHEAD OVER/REFER TO CEILING
BEAM OVER	BEAM OVER – REFER TO STRUCTURAL ENGINEER'S DRAWING.
PB	DENOTES PAINT FINISH PLASTERBOARD INTERNAL LINING SCURR SCREW FIXED TO TIMBER FRAME WALL. PROVIDE INSULATION T WALLS AS SPECIFIED. INSTALL WATERPROOF PLASTERBOARD T AREAS – TYPICAL.
O/HEAD	DENOTES EXTENT OF OVERHEAD CUPBOARDS – REFER TO CABINETWORK DRAWINGS.
RE/PC	DENOTES 6" PVC RETICULATION SLEEVE.
	DENOTES BENOLISHED TIMBER FRAME WALL.
H/P	DENOTES BUILT-IN GAS HOT PLATE. I.E.E. AND ALBERTA GAS REQUIREMENTS. REFER TO CABINETWORK DWGS.
D/D	DENOTES INTEGRATED DISHDRAWT TO KITCHEN ISLAND BENCHT SET OUT TO CONTOURE OF ASPHALTE. REFER TO CABINETWORK DWGS.
DW	DENOTES BUILT-IN DISHWASHER. PROVIDE CPO AND PLUMBING MANUFACTURER'S RECOMMENDATIONS. REFER TO CABINETWORK
OV	DENOTES BUILT-IN UNDERBENCH OVEN. PROVIDE CPO TO MANUFACTURER'S RECOMMENDATIONS. REFER TO CABINETWORK
FR	DENOTES FRIDGE. LICENSED CONTRACTOR TO PROVIDE POWER MANUFACTURER'S RECOMMENDATIONS. REFER TO CABINETWORK
GRILLE	DENOTES BARBEQUE GRILLE AS SPECIFIED. BUILD INTO BRICKW REFER TO CABINETWORK DRAWINGS.
TR	DENOTES LAUNDRY TROUGH INSTALLED AND BUILT INTO CABINE BY LICENSED CONTRACTOR TO REFER TO CABINETWORK DWGS.
SK	DENOTES KITCHEN SINK INSTALLED AND BUILT INTO CABINETW LICENSED CONTRACTOR TO REFER TO CABINETWORK DWGS.
SHR	DENOTES SHOWER. PROVIDE TILED FLOOR FINISH WITH DECEPTI UNDER AND FALL TO S/STEEL FLOOR DRAIN/REFER TO CABINET DWGS.
RWP	DENOTES 450mm PAINT FINISH PVC RAINWATER DOWN PIPE. SET COLORBOND FINISH STAND-OFF BRACKETS TO BALCH ROOF SH AND GUTTER. CONNECT TO RAINWATER TANK AND ENSURE WA
LANDSCAPE	DENOTES SOIL CONDITIONER ADDED TO EXISTING SOIL WITH 75m THICK MACHROCH MULCH.
HCT	HOSECOCK SECURELY FIXED TO EXTERNAL WALL. CONCEAL HO IN RELATED STRUCTURAL FIRE FRAMING.
HVAC	LOCATION OF HVAC CONDENSER. PROVIDE POWER TO MANUFAC RECOMMENDATIONS. LOCAL AUTHORITY REGULATIONS.
W.BOX	WATERPROOF GALVANIZED STEEL METERBOX SECURELY FIXED T EXTERNAL WALL. LOC AUTHORITY REGULATIONS.
	EXTENT OF NEW FLOOR ADDITIONAL FLOOR AREA SHOWN HATCH

GENERAL NOTES

1. ALL DIMENSION TO BE CHECKED ON SITE. DO NOT SCALE DRAWING.
2. ARCHITECTURAL DRAWINGS TO BE READ IN CONJUNCTION WITH STRUCT ENGINEER'S DRAWINGS.
3. CABINETWORK – REFER TO ROOM ELEVATION DRAWING FOR DETAILS.
4. PAINT & TILING AS SPECIFIED.
5. REFER TO CEILING PLAN DRAWING FOR CEILING DETAILS.

PROTECT AND MAINTAIN POOL FENCING ALL AROUND SWIMMING POOL T LOCAL AUTHORITY ORDINANCE.

DATE	REVISION	DESCRIPTION
03.04.25	B	CITY REGIONS DEVELOPMENT APPROVAL – 13' SETBA
01.10.25	A	BOARD OF ADJUSTMENT SUBMISSION

threadgold architecture

SITE PLAN — DRAWN — CHECK

SW1 - LOT 2 (NO.14411) REDOTOO DRIVE, DALLAS ST — ST

SCALE		REVISION	DATE
0.06625"=1'	A1.01	B	03/0

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