

**WALL LEGEND:**

**External walls:**

- 90mm R.3.5 bulk insulated timberframed, clad in hardwood as per design guidelines:
- 270mm lime rendered Hempcrete:

**Internal walls:**

- 190mm concrete wall:
- 90mm timber framed:

- Construction Notes:**
- All structural beams as required to be in accordance with BCA requirements and/or engineer details
  - Concrete slab to incorporate recycled aggregate and fly-ash if possible
  - Concrete slab edge to be insulated
  - Timber roof framing in accordance with AS 1684, or truss roofing and framed walls in accordance with manufacturer's details and/or engineering details
  - Location of downpipes is indicative only & may be changed at builders discretion
  - Dimensions as indicated are to brickwork/framed walls only and do not include plaster/lining thickness
  - Insulation to external walls to be in accordance w/ design guide lines
  - R4.0 ceiling insulation to whole roof area w. R1.9 Anticon insulation to the underside of roof batts unless noted otherwise
  - Provide lift off hinges to door where WC is within 1.2m of swing door

Site Class: TBA  
Wind Class: TBA

All ceilings 2700MM high unless noted otherwise

FT= Flush threshold to all external swingdoors  
Rec. Sills= Recessed sills to all external sliding doors

FLOOR AREAS	
NAME	AREA
ALFRESCO	14.3
CAR PORT	35.6
GROUND FLOOR	162.6
LOFT AREA	47.5
PORCH	7.1
	267.1 m <sup>2</sup>

GROUND FLOOR  
1:100

design  
**BUTTON**

Address Po Box 306,  
Yallingup WA 6282  
Phone 0410 416 005  
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ABN #725 809 961 44

**COTTAGE**

Client Name  
**KERRIGAN BUILDERS**

Site Address  
**WITCHCLIFFE ECO-VILLAGE**

Project Status  
**Concept**

This drawing forms part of the building contract.

Dated  
**02-04-20**

Layout Name  
**GROUND FLOOR PLAN**

Sheet 3 of 11 | Scale 1:100, 1:1 @ A3

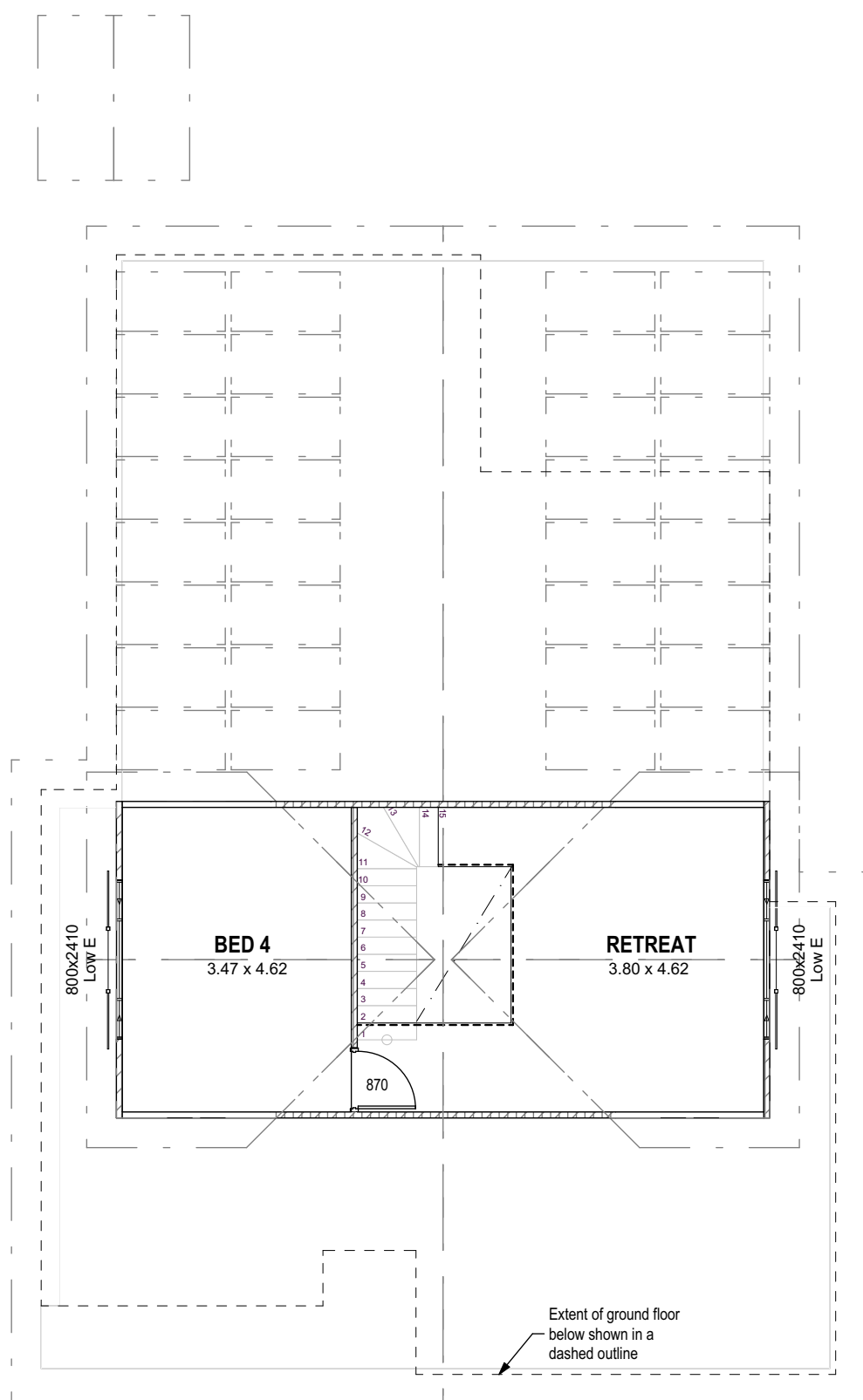
**Drawing Revisions**

Date	Drawn By	Notes
24-02-20	PS	Concept 1
10-03-20	PS	Concept 2
02-04-20		Concept 3

Owner 1	Witness
Signed _____	Signed _____
Owner 2	Witness
Signed _____	Signed _____
Builder	Witness
Signed _____	Signed _____

1  
2

B



**WALL LEGEND:**

External walls:  
90mm R.3.5 bulk insulated timberframed, clad in hardwood as per design guidelines:

Internal walls:  
90mm timber framed:

**Construction Notes:**

- All structural beams as required to be in accordance with BCA requirements and/or engineer details
- Concrete slab to incorporate recycled aggregate and fly-ash if possible
- Concrete slab edge to be insulated
- Timber roof framing in accordance with AS 1684, or truss roofing and framed walls in accordance with manufacturer's details and/or engineering details
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- R4.0 ceiling insulation to whole roof area w. R1.9 Anticon insulation to the underside of roof batts unless noted otherwise
- Provide lift off hinges to door where WC is within 1.2m of swing door

Site Class: TBA  
Wind Class: TBA

All ceilings to loft floor lined on the rake

FLOOR AREAS	
NAME	AREA
ALFRESCO	14.3
CAR PORT	35.6
GROUND FLOOR	162.6
LOFT AREA	47.5
PORCH	7.1
	267.1 m <sup>2</sup>

A

A

B

3  
4

**LOFT FLOOR**  
1:100

design  
**BUTTON**

Address Po Box 306,  
Yallingup WA 6282  
Phone 0410 416 005  
Email pernille@designbutton.net.au  
ABN #725 809 961 44

**COTTAGE**

Client Name  
**KERRIGAN BUILDERS**

Site Address  
**WITCHCLIFFE ECO-VILLAGE**

Project Status  
**Concept**  
This drawing forms part of the building contract.

Dated  
**02-04-20**

Layout Name  
**LOFT FLOOR PLAN**

Sheet 4 of 11 | Scale 1:100, 1:1 @ A3

**Drawing Revisions**

Date	Drawn By	Notes
24-02-20	PS	Concept 1
10-03-20	PS	Concept 2
02-04-20		Concept 3

Owner 1	Witness
Signed _____	Signed _____
Owner 2	Witness
Signed _____	Signed _____
Builder	Witness
Signed _____	Signed _____