





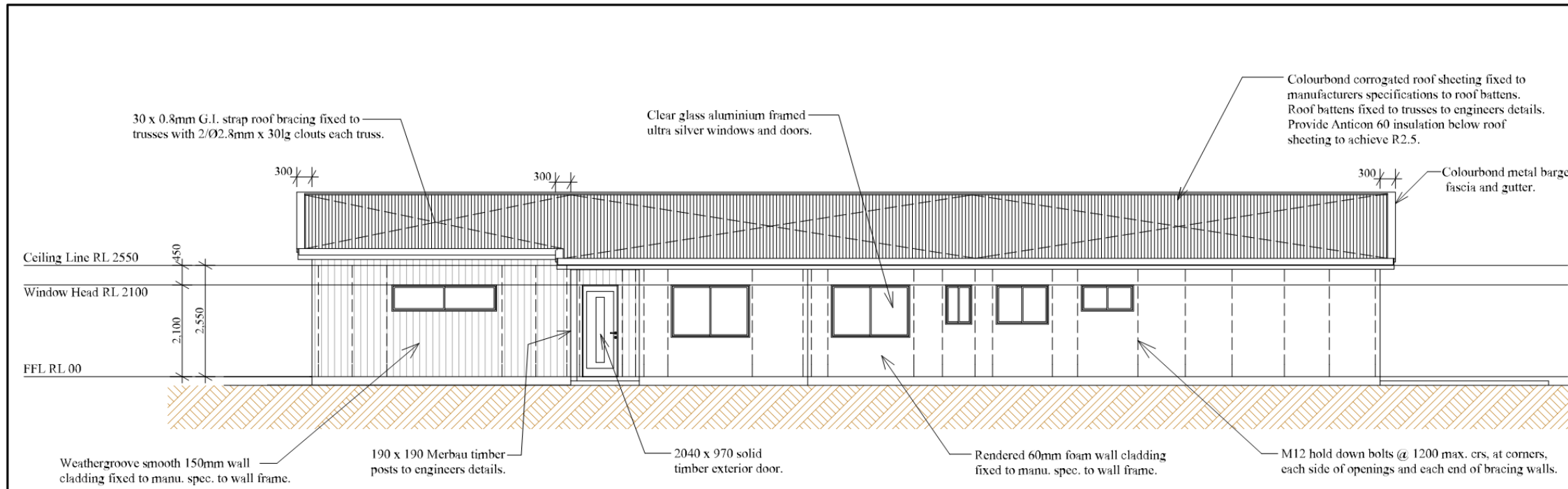
Date Issued: 11 April 2018  
 Scale: 1:100  
 Designed: M. Jeremy  
 BSA: 74 215  
**A3 - 3362**

**Proposed Material Change of Use  
 Dual Occupancy  
 for Niehus Constructions Pty Ltd  
 at Lot 9 on SP 283872  
 75A Perwillowen Road,  
 Burnside, Qld 4560.**

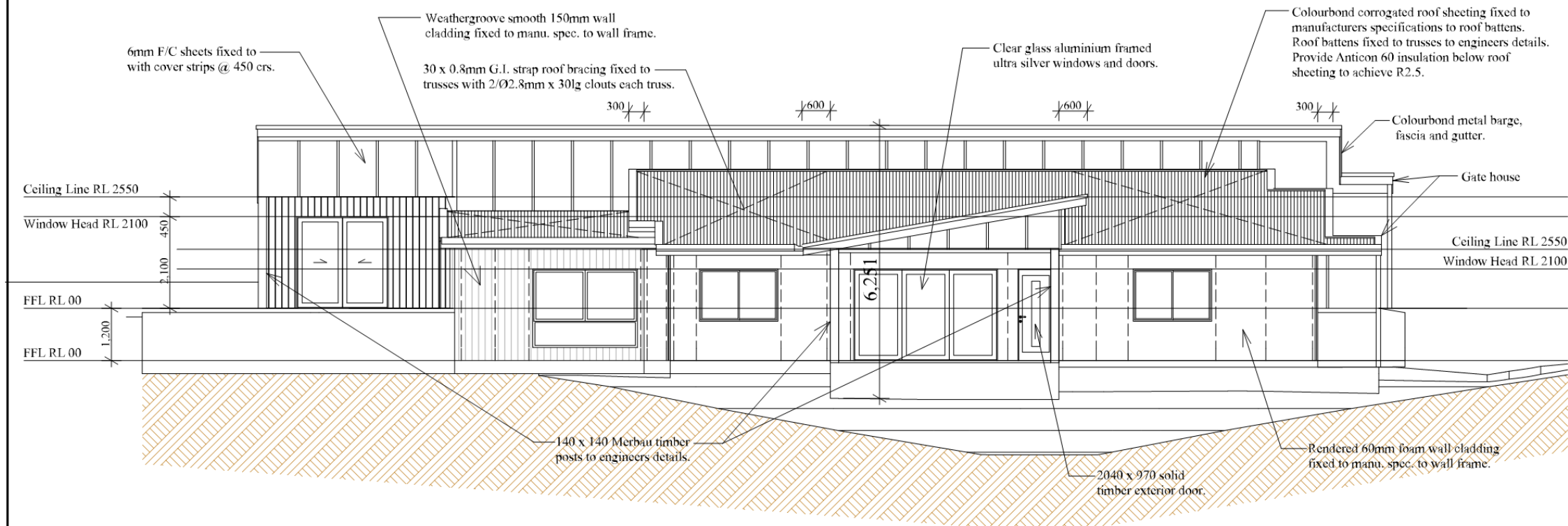
**ALPHA DESIGNER HOMES**  
**Marc Niehus**  
**0413 770 760**  
 Email: marc@alphadesignerhomes.com.au  
 BSA License 117796  
 QBCC: 1177986







**North Elevation**



**South Elevation**

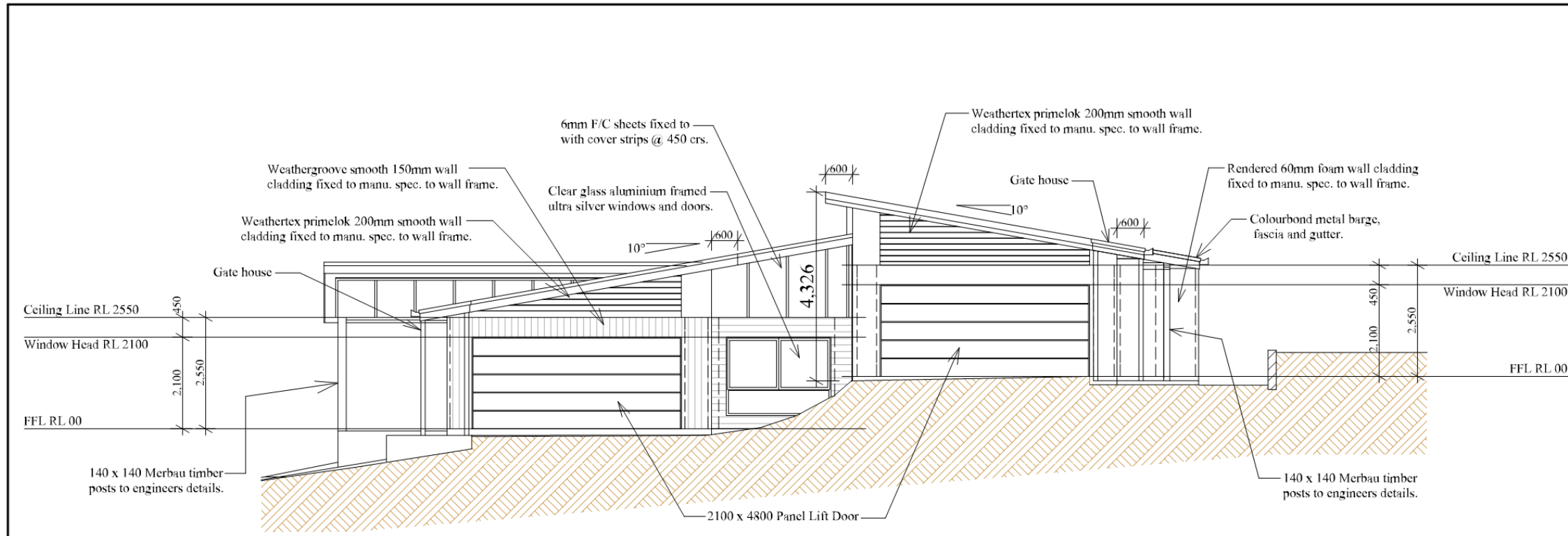
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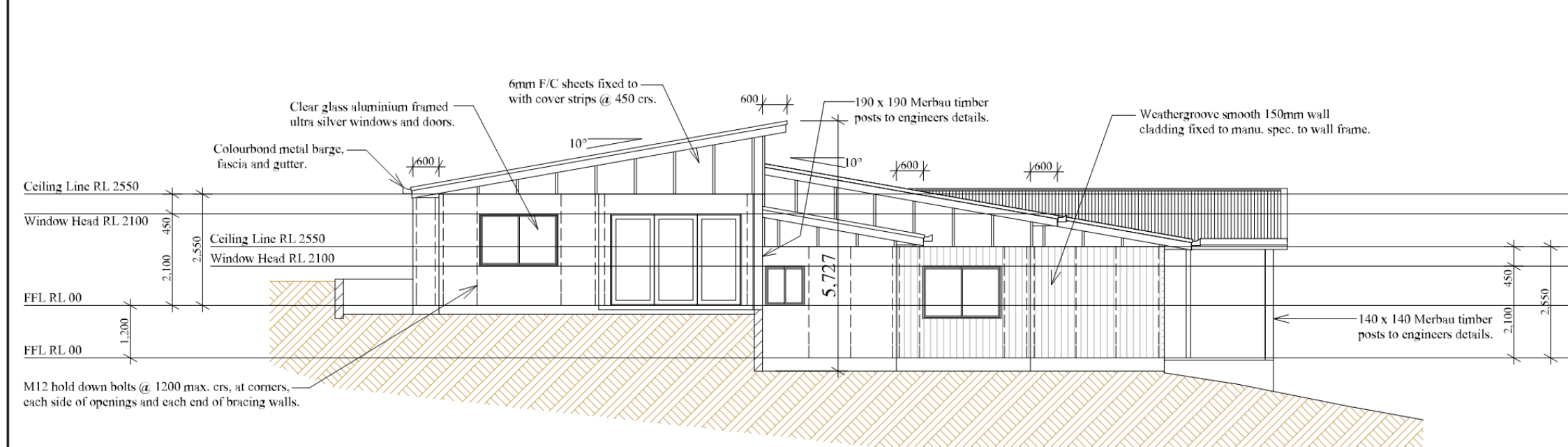
RPD  
 Lot 9  
 SP 283872  
 Parish of  
 County of

**ALPHA**  
 DESIGNER HOMES  
**Marc Niehus**  
 0413 770 760  
 Email: marc@alphadesignerhomes.com.au  
 QBCC: 1177986

**ALPHA**  
 DESIGNER HOMES  
 85A Lisle Ave 1177986



**East Elevation**



**West Elevation**

Date Issued: 11 April 2018
Scale: 1:100
Designed: M. Jeremy
BSA: 74 215
<b>A3 - 3367</b>

Proposed Material Change of Use  
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 Burnside, Qld 4560.

RPD  
 Lot 9  
 SP 283872  
 Parish of  
 County of

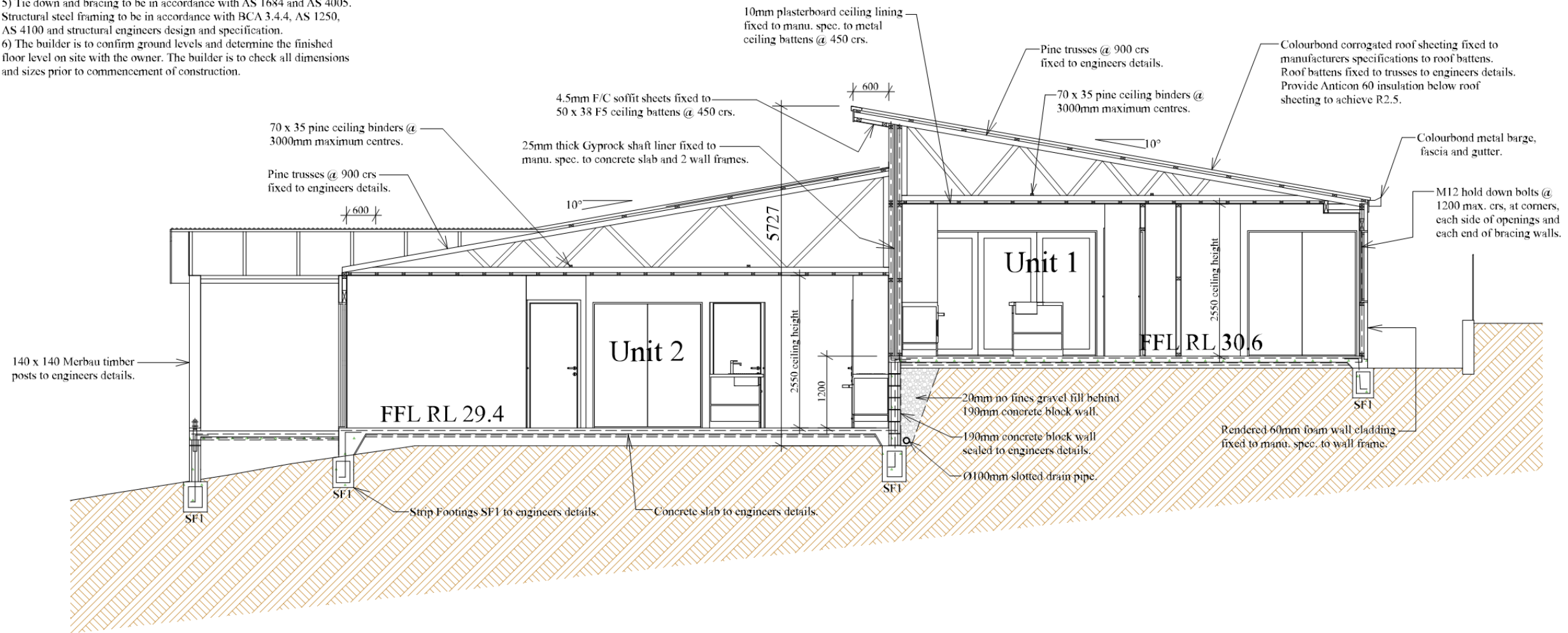
**ALPHA**  
 DESIGNER HOMES  
 Marc Niehus  
 0413 770 760  
 Email: marc@alphadesignerhomes.com.au  
 QBCC: 1177986

**ALPHA**  
 DESIGNER HOMES  
 BSA Licence 1177986



**General Notes**

- 1) All materials and workmanship to be in accordance with the relevant Australian Standards, Government Acts, and local Authority By-Laws.
- 2) The soil site classification was completed by the builder and has a soil classification in accordance with AS 2870-2011.
- 3) Concrete slab and footings to be 25 MPa concrete minimum. Concrete cover to reinforcement to be 25mm for slabs and 65mm for footings.
- 4) Timber Framing to be in accordance with AS 1684 Timber Framing Code.
- 5) Tie down and bracing to be in accordance with AS 1684 and AS 4005. Structural steel framing to be in accordance with BCA 3.4.4, AS 1250, AS 4100 and structural engineers design and specification.
- 6) The builder is to confirm ground levels and determine the finished floor level on site with the owner. The builder is to check all dimensions and sizes prior to commencement of construction.



**Enlarged Section A**



**ALPHA**  
 DESIGNER HOMES  
**Marc Niehus**  
 0413 770 760  
 Email: marc@alphadesignerhomes.com.au  
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Date Issued: 11 April 2018

Scale: 1:75

Designed: M. Jeremy  
 BSA: 74 215

**A3 - 3368**