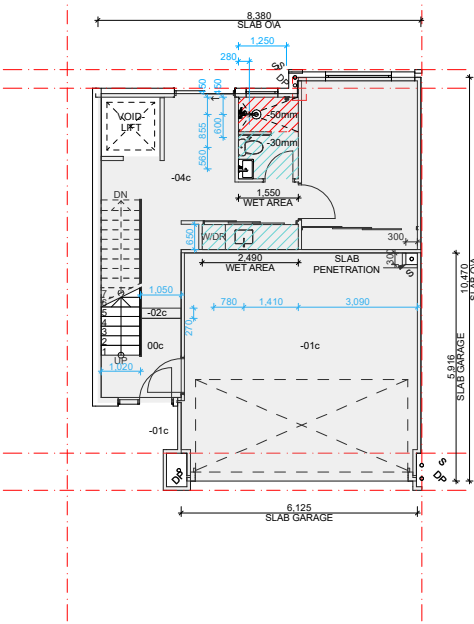


COVER

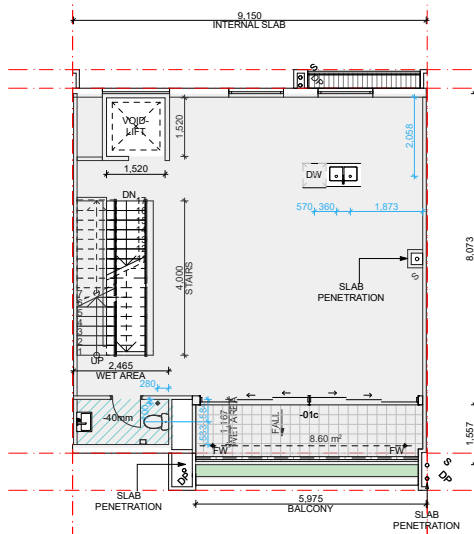
Building Permit - Unit Type C2 Mirrored
124-126 Lockhart St, Como, WA 6152

CONTENT		
D0m.00	Cover Page	
D1m.01	Floor plans	1:100
D1m.02	Floor plans	1:100
D2m.01	Elevations and window schedule	1:50
D3m.01	Sections	1:50
D3m.02	Stairs + Lift details	1:50, 1:100
D4m.01	Details	
D4m.02	Details	
D5m.01	Room Layouts	1:50, 1:100

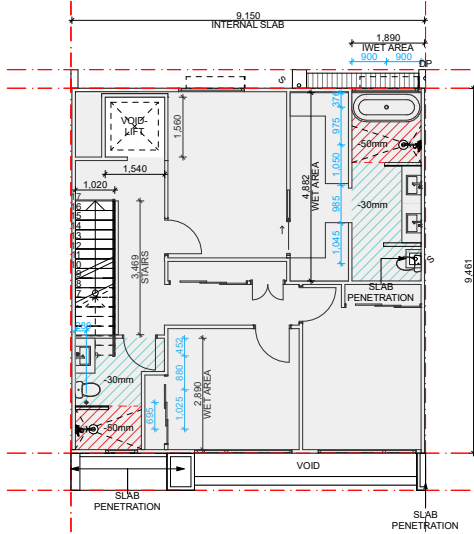
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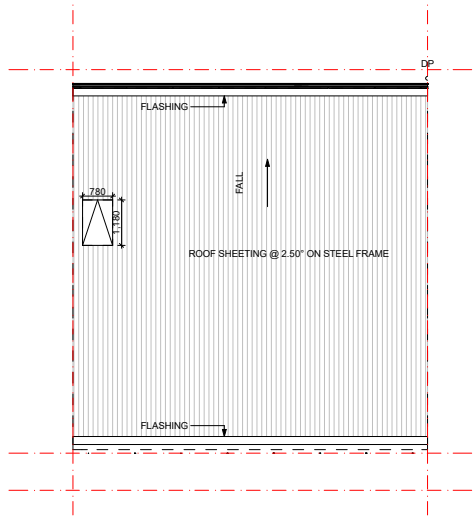
Ground Floor - Slab Setout Plan
Scale 1:100



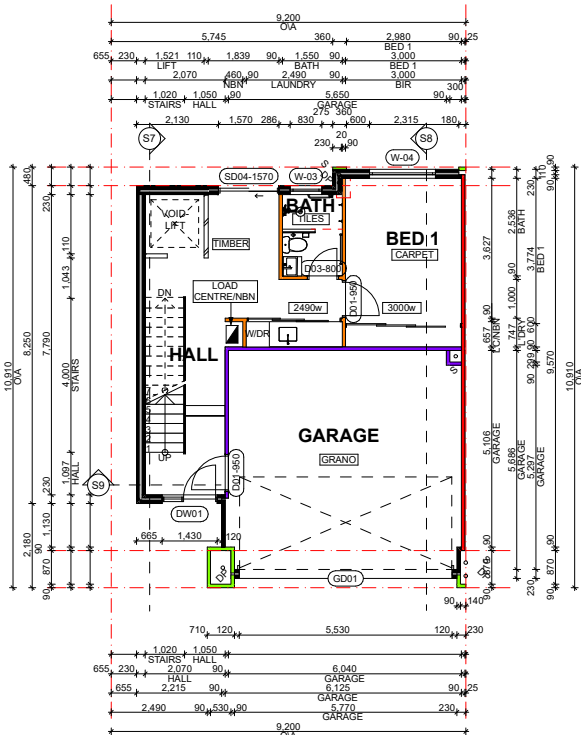
First Floor - Slab Setout Plan
Scale 1:100



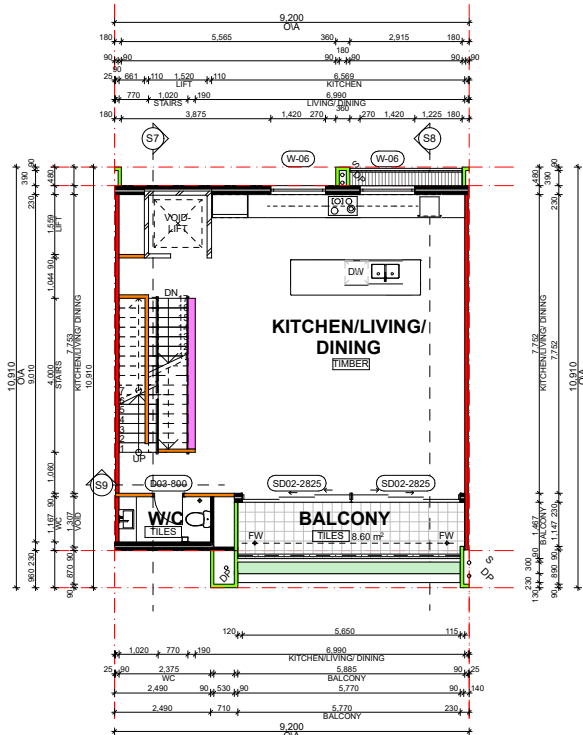
Second Floor - Slab Setout Plan
Scale 1:100



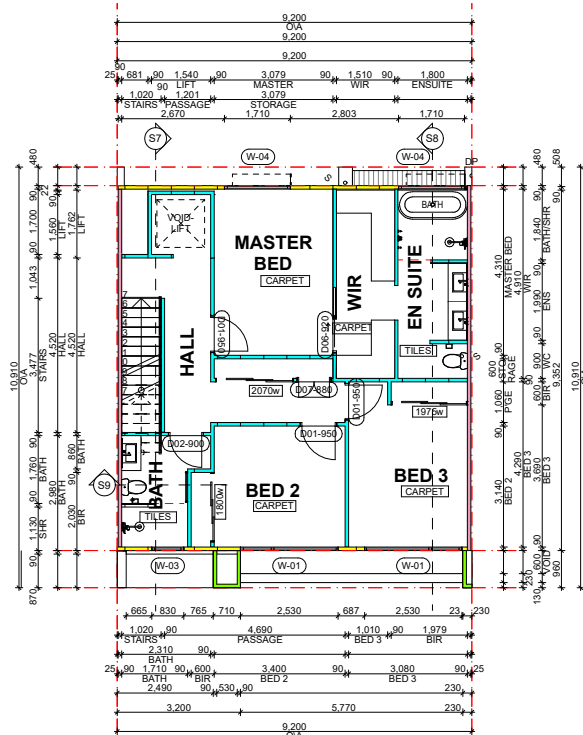
Roof Plan
Scale 1:100



Ground Floor - Type C2
Scale 1:100



First Floor - Type C2
Scale 1:100



Second Floor - Type C2
Scale 1:100

Type C2		
Floor	Category	Area (m ²)
Ground floor	Total	80.01
	Residence	44.4
	Garage	35.7
First floor	Total	71.8
	Residence	63.2
	Balcony	8.6
Second floor	Total	74.5
	Residence	74.5
Summary	Total Build	226.3
	External	
External	External paving	13.95
	Landscaping	12.34
	TOTAL	26.29

CEILING LEGEND	
XXX	CEILING MATERIAL TYPE / CORNICE TYPE. REFER ARCH. MATERIALS SCHEDULE
XXX	FINISHES HEIGHT ABOVE RESPECTIVE INTERNAL STRUCTURAL FLOOR LEVEL
CL-01	FLUSH JOINT PLASTERBOARD CEILING PAINTED FINISH
CL-02	FLUSH JOINT MOISTURE RESISTANT PLASTERBOARD CEILING PAINTED FINISH
CL-03	6MM FIBRE CEMENT NEGATIVE JOINT SOFFIT PAINTED FINISH

- CEILING NOTES**
- NOMINATED CEILING HEIGHTS ARE TAKEN FROM RESPECTIVE FLOOR PLAN S.F.L./U.O.
 - ALL INTERNAL PLASTERBOARD CEILINGS AND BULKHEADS FLUSHED AND PAINTED, U.N.O. REFER INTERIOR SCHEDULE FOR COLOUR.
 - ALL EXTERNAL SOFFIT LINING NEGATIVE JOINTS AND PAINTED, U.N.O.
 - LUMINAIRE SELECTIONS MAY REQUIRE CANISTERS FOR RECESSING INTO CONCRETE SOFFIT BUILDER TO ALLOW.
 - PLASTERBOARD CEILINGS WITHIN WET AREAS AND EXTERNAL ARE TO BE MOISTURE RESISTANT.
 - WHERE THERE IS A DROP CEILING TO A HIGH CEILING CORNICE TO THE HIGH CEILING ONLY SQUARE-SET CORNICE FOR DROP CEILING (e.g. KITCHENS, ROBES WITH SLIDING DOORS & LAUNDRY CUPBOARDS)
 - CORNICES TO FULL CEILING PERIMETER INCLUDING WHERE CEILING MEETS BULKHEAD/DROPPED CEILINGS EXCEPTIONS AS BELOW:
 - WHERE CABINET TOPS FINISH AT CEILING LEVEL STOP CORNICE AT CABINET TOP TRIMS/SCRIBER (DO NOT CONTINUE IN FRONT OF TOP TRIMS)
 - WHERE THERE IS A BLIND RECESS
 - REFER TO SERVICE CONSULTANT DRAWINGS FOR FULL EXTENT OF ELECTRICAL AND MECHANICAL SERVICES INCLUDING:
 - LIGHTING LAYOUT
 - POWER, DATA AND COMMS
 - DRY FIRE SERVICE EQUIPMENT
 - MECHANICAL SERVICES
 - CEILING ACCESS PANELS FOR SERVICES WITHIN CEILING SPACE
 - WET AREA EXHAUST

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PROJECT No.	630-GRI	DRAWING No.	REV.
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Type Mark	Wall List	Type Comments	FRL	Rw	Insulation
WA 011	230mm CAVITY STEEL PARTITION WALL + FIRE RATED ACOUSTIC INSULATION + FYRCHCK	TBS	TBS	TBS	
WA 010	190mm BRICKWORK + HWP	TBS	TBS	TBS	
WA 09	90mm BRICK RENDER + HWP INTERNAL + RENDERED TEXTURE COAT EXTERNAL	TBS	TBS	TBS	
WA 08 (LIFT)	110mm BRICKWORK + HWP INTERNAL	TBS	TBS	TBS	
WA 07	230mm CAVITY RENDER PARTITION BRICKS + 70mm HIGH DENSITY POLYSTYRENE CAVITY+MAXI BRICK ACOUSTIC FIRE-RATED BRICKWORK	TBS	TBS	TBS	
WA 06	90mm STEEL FRAME	TBS	TBS	TBS	
WA 05	90mm STEEL FRAME +SELECTED INSULATION + FC or TIMBER BATTENS + 9mm HARIDE EASYLAP WITH TEXTURE PAINT	TBS	TBS	TBS	
WA 04	90mm FACE PARTITION BRICK WITH RENDERED TEXTURE COAT	TBS	TBS	TBS	
WA 03	90mm FACE PARTITION BRICKWORK WITH HWP INSIDE GARAGE	TBS	TBS	TBS	
WA 02	90mm PARTITION BRICK + HWP	TBS	TBS	TBS	
WA 01	230mm CAVITY 90mm MAXI BRICK WITH INTERNAL HWP + MAXI BRICK ACOUSTIC FIRED-RATED BRICKWORK	TBS	TBS	TBS	



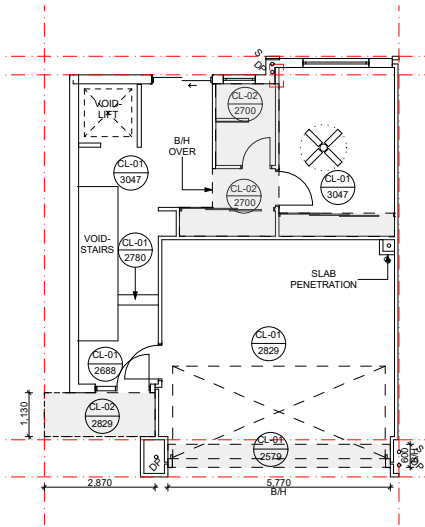
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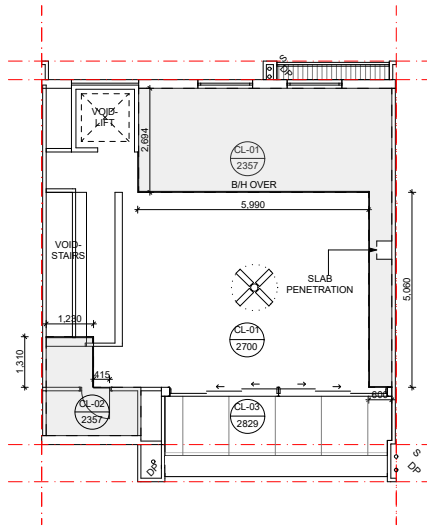
CONTRACTOR TO CHECK ALL DIMENSIONS & LEVELS ON SITE BEFORE COMMENCING ANY WORK OR PREPARING ANY SHOP DRAWINGS. FIGURED DIMENSIONS TAKE PRECEDENCE OVER MEASUREMENTS MANUALLY SCALED OFF DRAWINGS. LARGE SCALE DWGS TAKE PRECEDENCE OVER SMALLER SCALE DWGS.

COMO TOWNHOUSE DEVELOPMENT
124-126 Lockhart St, Como, WA 6152
Sheet Name
Floor plans

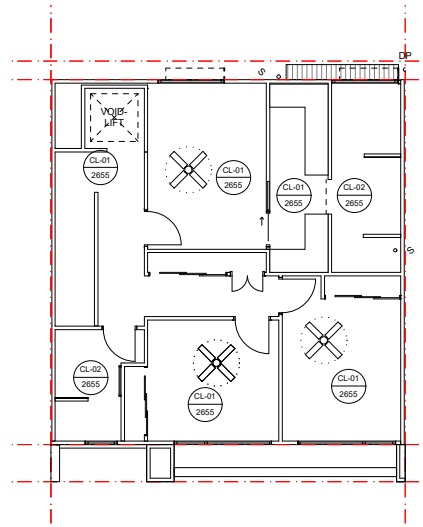
Building Permit



Ground Floor - Ceiling Plan
Scale 1:100



First Floor - Ceiling Plan
Scale 1:100



Second Floor - Ceiling Plan
Scale 1:100

Type C2		
Floor	Category	Area (m²)
Ground floor	Total	80.01
	Residence	44.4
	Garage	35.7
First floor	Total	71.8
	Residence	63.2
	Balcony	8.6
Second floor	Total	74.5
	Residence	74.5
Summary	Total Build	226.3
External	External paving	13.95
	Landscaping	12.34
	TOTAL	26.29

CEILING LEGEND	
xxx xxx	CEILING MATERIAL TYPE / CORNICE TYPE. REFER ARCH. MATERIALS SCHEDULE FINISHES HEIGHT ABOVE RESPECTIVE INTERNAL STRUCTURAL FLOOR LEVEL
CL-01	FLUSH JOINT PLASTERBOARD CEILING PAINTED FINISH
CL-02	FLUSH JOINT MOISTURE RESISTANT PLASTERBOARD CEILING PAINTED FINISH
CL-03	6MM FIBRE CEMENT NEGATIVE JOINT SOFFIT PAINTED FINISH
CEILING NOTES	
1.NOMINATED CEILING HEIGHTS ARE TAKEN FROM RESPECTIVE FLOOR PLAN SFL,U.N.O.	
2.ALL INTERNAL PLASTERBOARD CEILINGS AND BULKHEADS FLUSHED AND PAINTED, U.N.O. REFER INTERIOR SCHEDULE FOR COLOUR.	
3.ALL EXTERNAL SOFFIT LINING NEGATIVE JOINTS AND PAINTED,U.N.O.	
4.LUMINAIRE SELECTIONS MAY REQUIRE CANISTERS FOR RECESSING INTO CONCRETE SOFFIT BUILDER TO ALLOW.	
5.PLASTERBOARD CEILINGS WITHIN WET AREAS AND EXTERNAL ARE TO BE MOISTURE RESISTANT.	
6.WHERE THERE IS A DROP CEILING TO A HIGH CEILING CORNICE TO THE HIGH CEILING ONLY SQUARE-SET CORNICE FOR DROP CEILING (e . KITCHENS, ROBES WITH SLIDING DOORS & LAUNDRY CUPBOARDS)	
7.CORNICES TO FULL CEILING PERIMETER INCLUDING WHERE CEILING MEETS BULKHEAD/DROPPED CEILINGS EXCEPTIONS AS BELOW: - WHERE CABINET TOPS FINISH AT CEILING LEVEL STOP CORNICE AT CABINET TOP TRIMS/SCRIBER (DO NOT CONTINUE IN FRONT OF TOP TRIMS) - WHERE THERE IS A BLIND RECESS	
8.REFER TO SERVICE CONSULTANT DRAWINGS FOR FULL EXTENT OF ELECTRICAL AND MECHANICAL SERVICES INCLUDING: - LIGHTING LAYOUT - POWER, DATA AND COMMS - DRY FIRE SERVICE EQUIPMENT - MECHANICAL SERVICES - CEILING ACCESS PANELS FOR SERVICES WITHIN CEILING SPACE - WET AREA EXHAUST	

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CONTRACTOR TO CHECK ALL DIMENSIONS &
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FIGURED DIMENSIONS TAKE PRECEDENCE
OVER MEASUREMENTS MANUALLY SCALED
OFF DRAWINGS.
LARGE SCALE DWGS TAKE PRECEDENCE
OVER SMALLER SCALE DWGS.

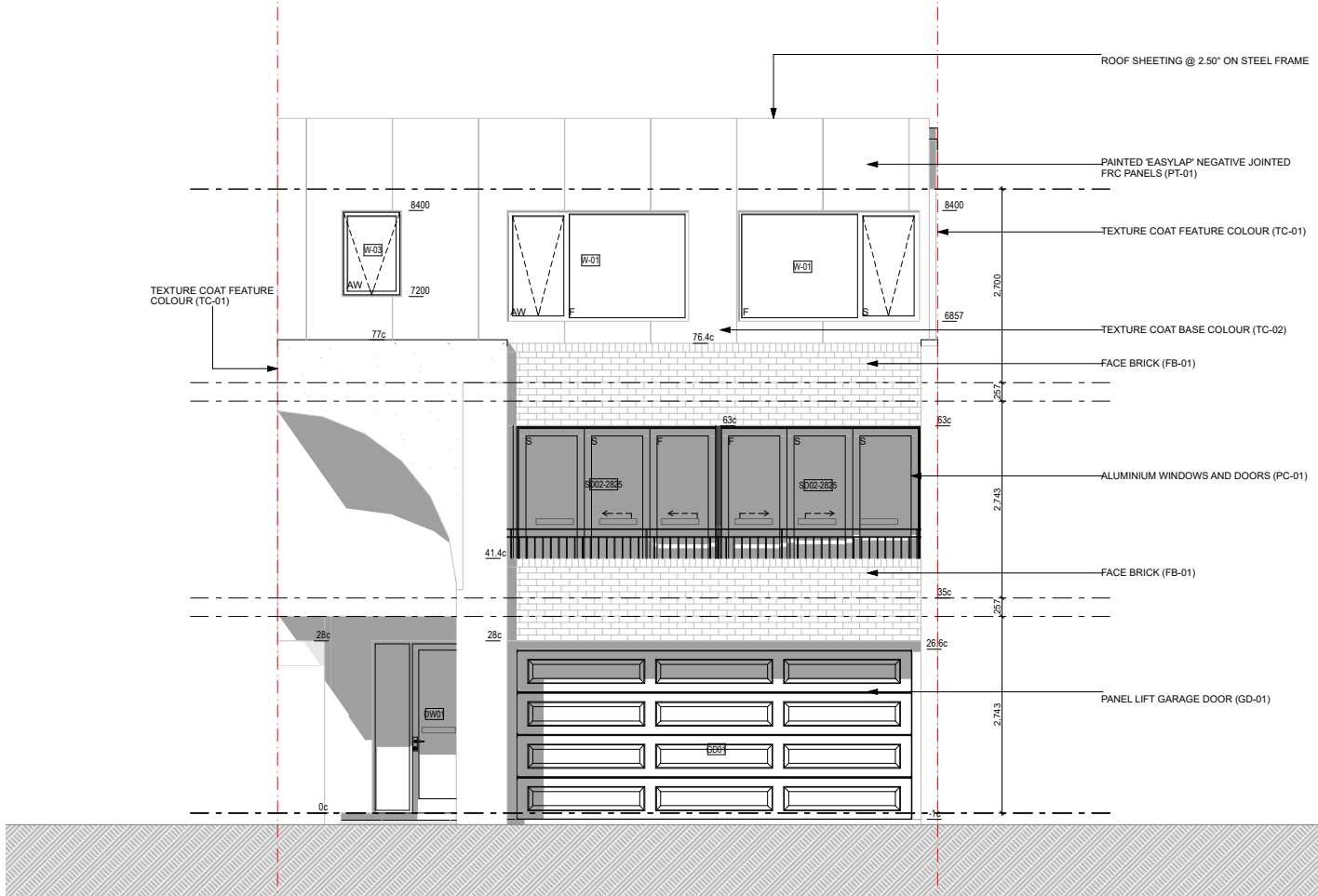
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Sheet Name

Floor plans

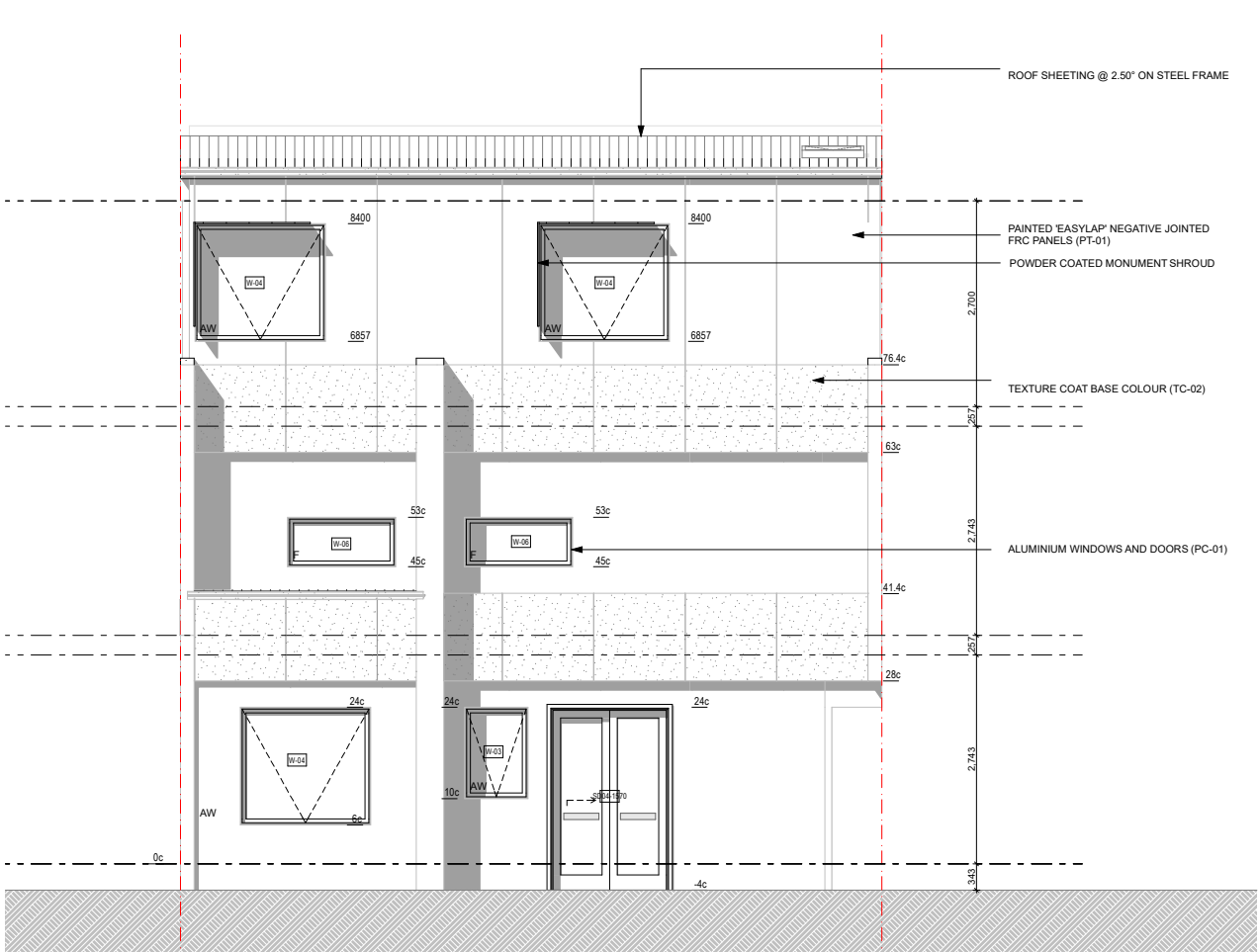
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TYPE C2 FRONT ELEVATION

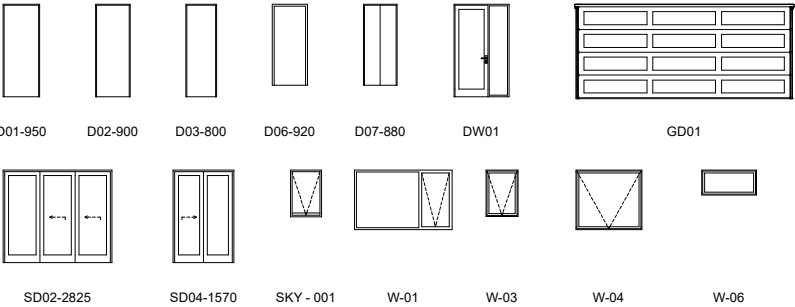
Scale 1:50



TYPE C2 REAR ELEVATION

Scale 1:50

Door & Window Schedule							
Storey	Item	Qty	Type	Frame	Nominal W x H Size	Glazing	Remarks
Ground Floor	D01-950	2	Internal door	Steel	950x2,400	GL-01	
	D03-800	1	Internal door	Steel	800x2,400	GL-01	
	DW01	1	Entry door	Steel	1,430x2,400	GL-01	
	GD01	1	Garage door	Steel	5,530x2,400	GL-01	
	SD04-1570	1	External slider	Steel	1,570x2,400	GL-01	
	W-03	1	Awning window	Aluminium	830x1,200	GL-01	
	W-04	1	Awning window	Aluminium	1,710x1,543	GL-01	
First Floor	D03-800	1	Internal door	Steel	800x2,400	GL-01	
	SD02-2825	2	External slider	Steel	2,825x2,400	GL-01	
	W-06	2	Fixed window	Aluminium	1,420x650	GL-01	
Second Floor	D01-950	3	Internal door	Steel	950x2,400	GL-01	
	D02-900	1	Internal door	Steel	900x2,400	GL-01	
	D06-920	1	Cavity slider	Steel	920x2,100	GL-01	
	D07-880	1	Internal door	Aluminium	878x2,100	GL-01	STORAGE
	W-01	2	Awning window	Aluminium	2,530x1,543	GL-01	
	W-03	1	Awning window	Aluminium	830x1,200	GL-01	
	W-04	2	Awning window	Aluminium	1,710x1,543	GL-01	
Roof	SKY - 001	1	Fixed window	Aluminium	—	GL-01	SKYLIGHT



ALL SLIDING DOORS ARE TO BE PROVIDED AN OPAQUE BAND TO ABCB HOUSING PROVISIONS 2022 SECTION 8.4.7

CEILING LEGEND

XXX	CEILING MATERIAL TYPE / CORNICE TYPE. REFER ARCH. MATERIALS SCHEDULE
XXX	FINISHES HEIGHT ABOVE RESPECTIVE INTERNAL STRUCTURAL FLOOR LEVEL
CL-01	FLUSH JOINT PLASTERBOARD CEILING PAINTED FINISH
CL-02	FLUSH JOINT MOISTURE RESISTANT PLASTERBOARD CEILING PAINTED FINISH
CL-03	6MM FIBRE CEMENT NEGATIVE JOINT SOFFIT PAINTED FINISH

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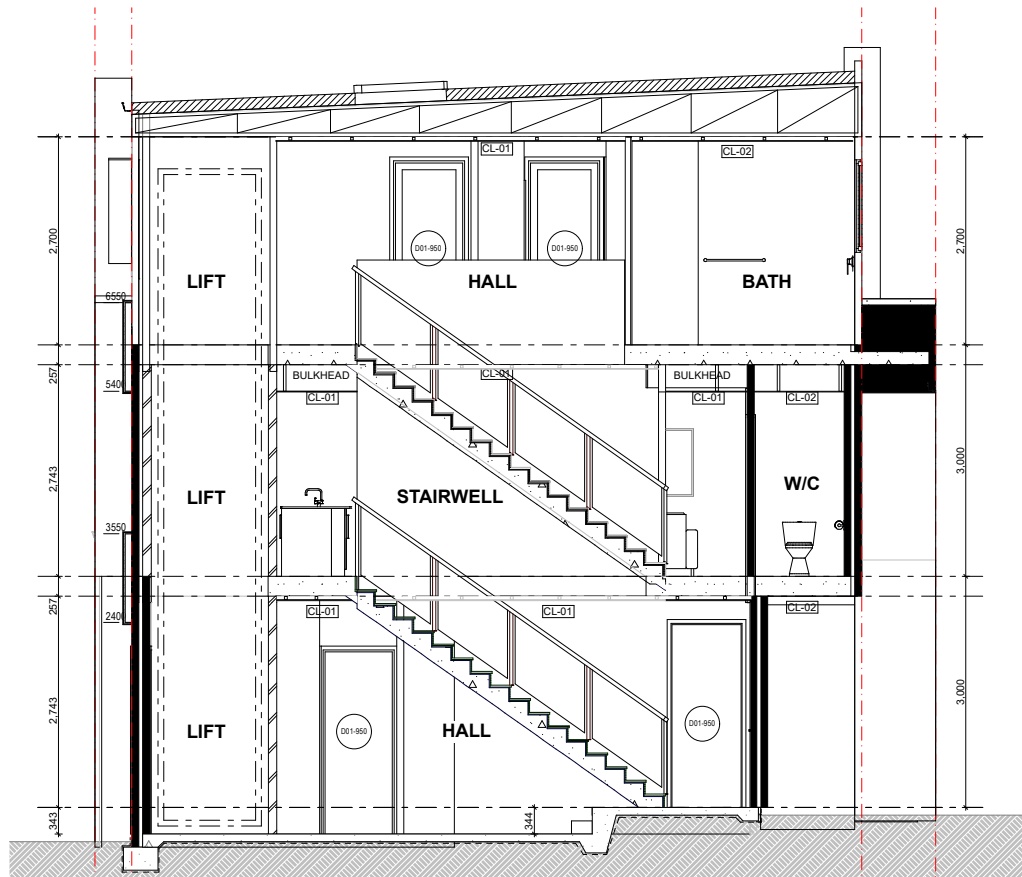
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Sheet Name

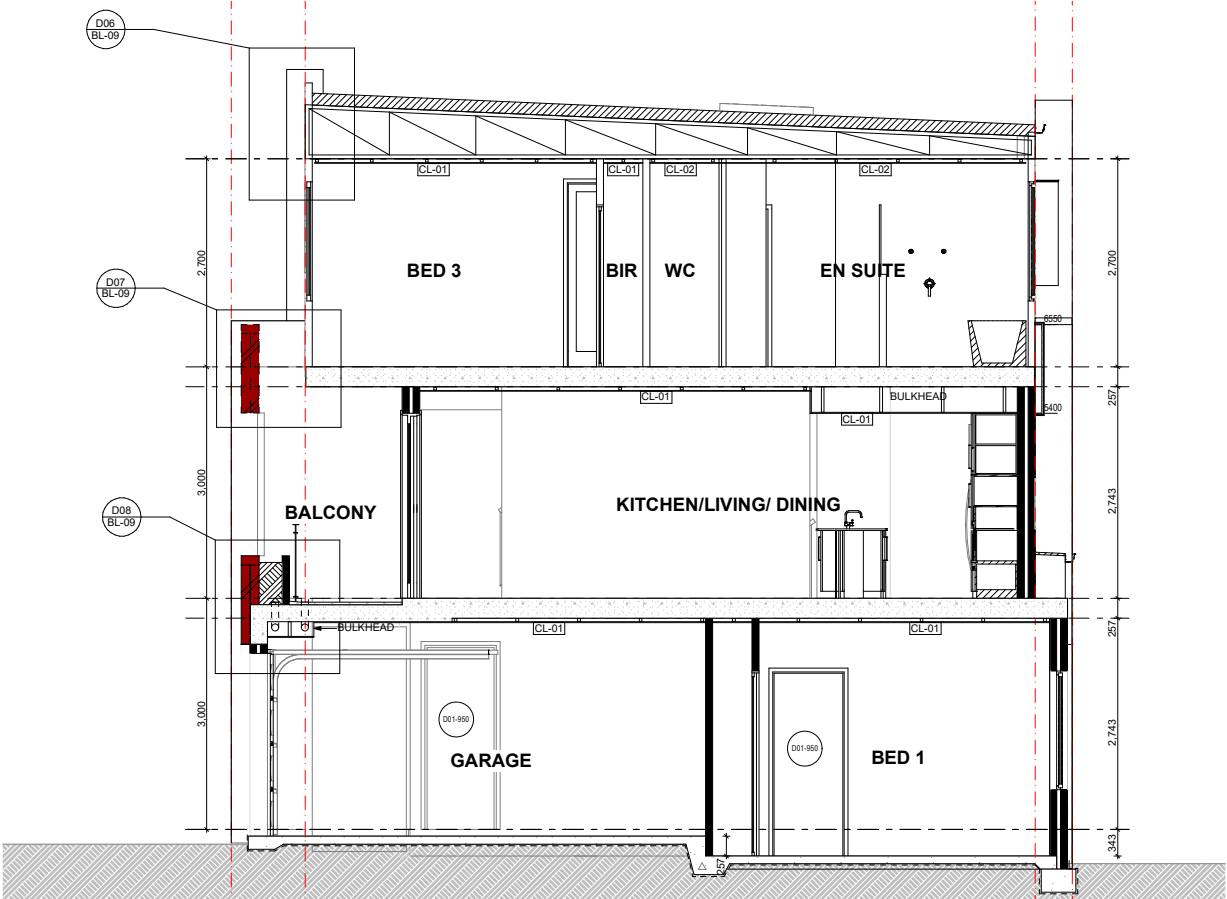
Elevations and window schedule

Building Permit

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DATE	29/07/2026	Principal	
PROJECT No.	630-GRI	DRAWING No.	REV.
Scale as shown - Half Scale @ A3		D2m.01	Rev A



Section 7 - Type C2
Scale 1:50



Section 8 - Type C2
Scale 1:50

ALL SLIDING DOORS ARE TO BE PROVIDED
AN OPAQUE BAND TO ABCB HOUSING
PROVISIONS 2022 SECTION 8.4.7

CEILING LEGEND			
XXX	XXX	CEILING MATERIAL TYPE / CORNICE TYPE. REFER ARCH. MATERIALS SCHEDULE	
XXX	XXX	FINISHES HEIGHT ABOVE RESPECTIVE INTERNAL STRUCTURAL FLOOR LEVEL	
CL-01		FLUSH JOINT PLASTERBOARD CEILING PAINTED FINISH	
CL-02		FLUSH JOINT MOISTURE RESISTANT PLASTERBOARD CEILING PAINTED FINISH	
CL-03		6MM FIBRE CEMENT NEGATIVE JOINT SOFFIT PAINTED FINISH	

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OVER SMALLER SCALE DWGS.

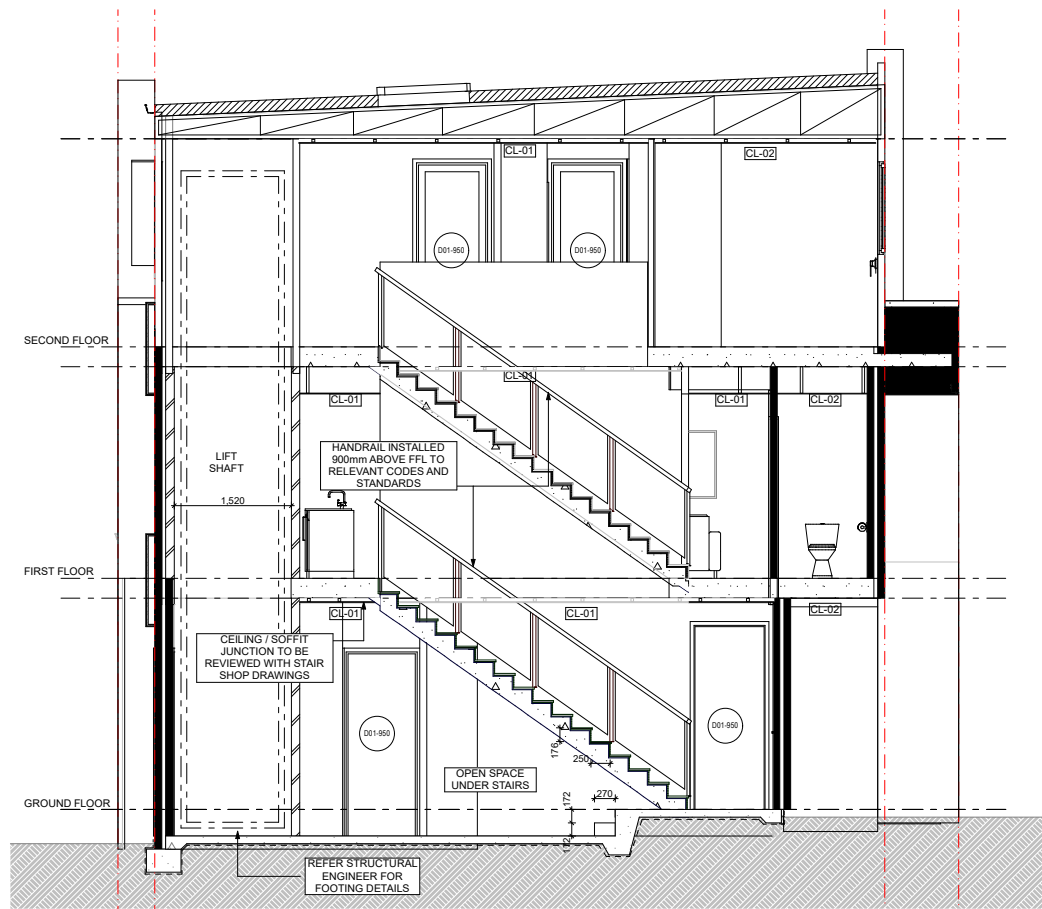
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Sheet Name

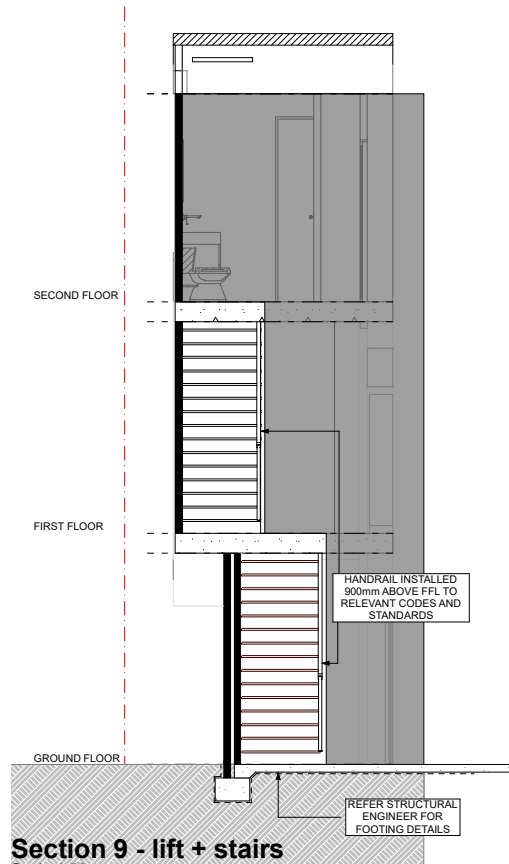
Sections

Building Permit

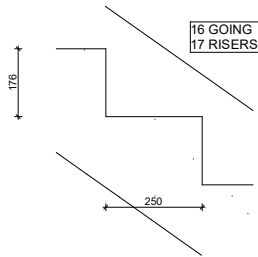
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CHECKED	SM	PRINCIPAL	
DATE	29/07/2026	Principal	
PROJECT No.	630-GRI	DRAWING No.	REV.
Scale as shown - Half Scale @ A3		D3m.01	Rev A



Section 7 - lift + stairs
Scale 1:50

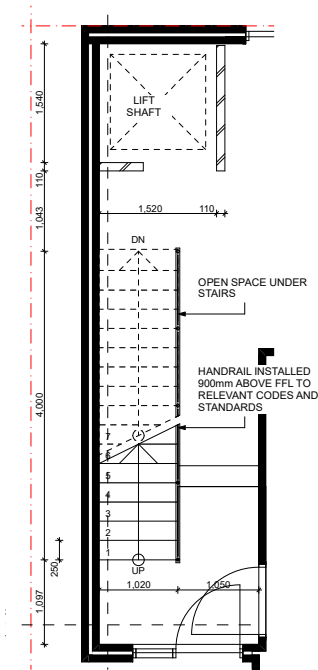


Section 9 - lift + stairs
Scale 1:50

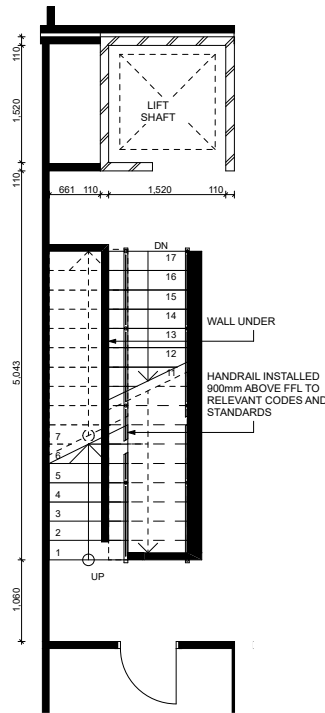


STAIRS DETAIL
Scale 1:10

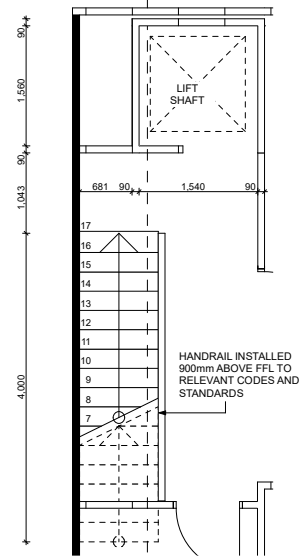
Stair			
Stair construction is in accordance with NCC/ ABCB Housing Provisions 2022 Part 11.2 - Stairways and Ramp construction			
Riser	Max	Min	Actual
	190mm	115mm	176mm
Going	Max	Min	Actual
	355mm	140mm	250mm
Slope relationship (2R+G)			
	Max	Min	Actual
	700mm	550mm	602mm



Ground Floor
Scale 1:50



First Floor
Scale 1:50



Second Floor
Scale 1:50

NOTE:
LIFT SHAFT OPENINGS ARE TO BE IN ACCORDANCE WITH LIFT MANUFACTURER'S SHOP DRAWINGS.
STAIRS CONSTRUCTION TO NCC 2022 VOL 2 AND ABCB HOUSING PROVISION 2022 PART 11.2 - STAIRWAY AND RAMP CONSTRUCTION AND IN ACCORDANCE WITH AS4586:2013

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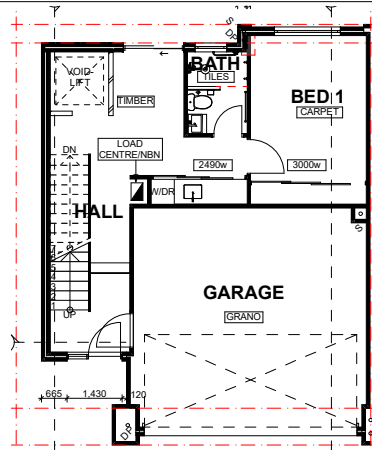
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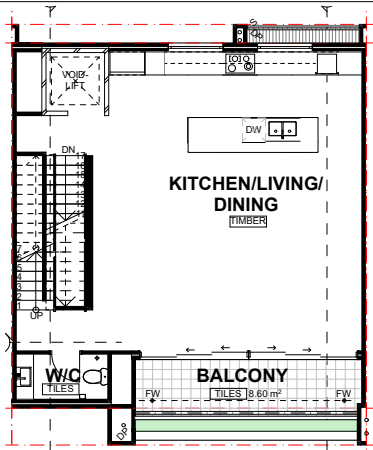
Sheet Name
Stairs + Lift details

Building Permit

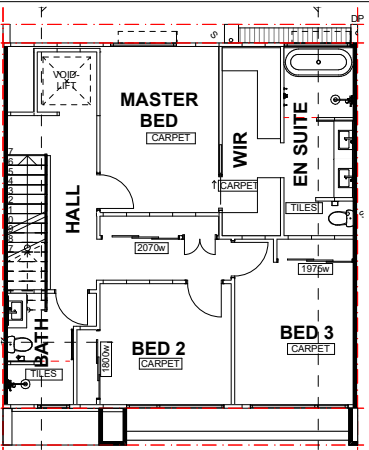
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CHECKED	SM	PRINCIPAL	
DATE	29/07/2026	Principal	
PROJECT No.	630-GRI	DRAWING No.	REV.
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Ground Floor - Type C2
Scale 1:100

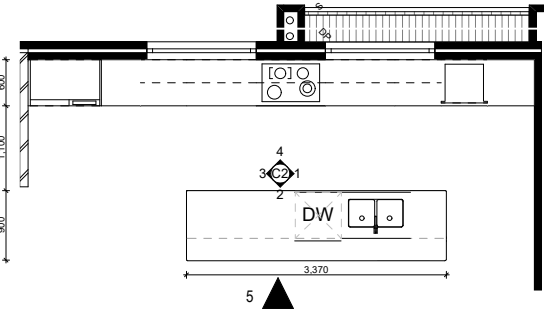


First Floor - Type C2
Scale 1:100

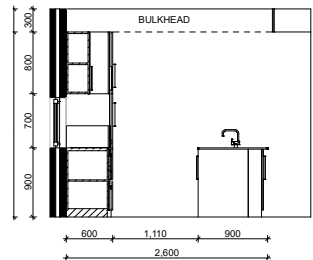


Second Floor - Type C2
Scale 1:100

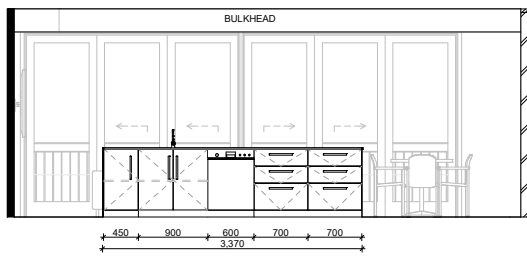
NOTE: GLASS SCREEN IS RAISED
10mm ABOVE THE TILING



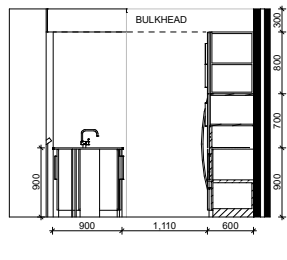
Type A - Kitchen/Pty/Laundry
Scale 1:50



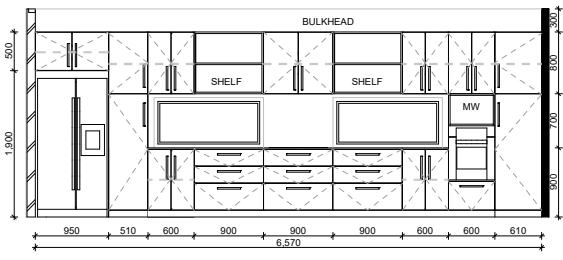
Kitchen 1
Scale 1:50



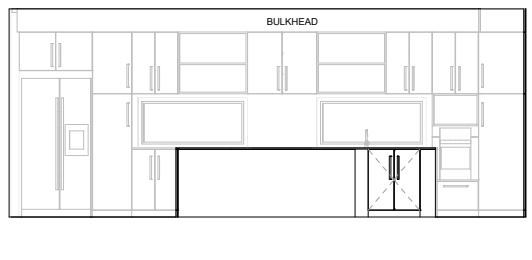
Kitchen 2
Scale 1:50



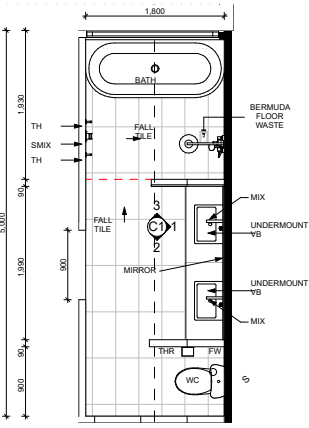
Kitchen 3
Scale 1:50



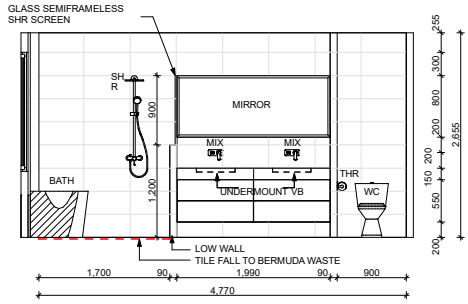
Kitchen 4
Scale 1:50



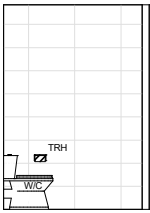
Kitchen 5
Scale 1:50



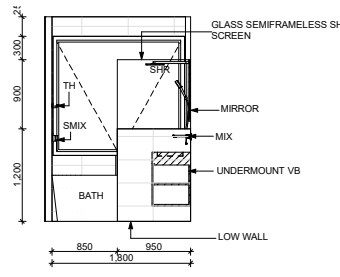
Type C1- Ensuite
Scale 1:50



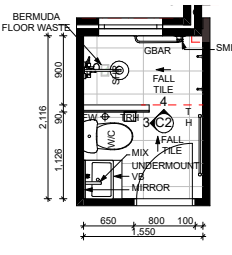
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Scale 1:50



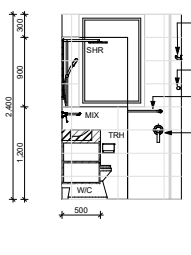
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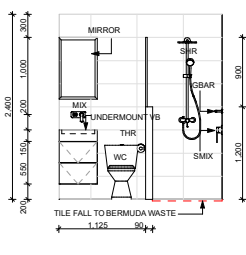
Ensuite 03
Scale 1:50



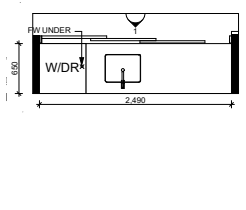
Type A - GF Bath
Scale 1:50



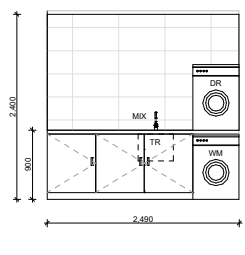
GF Bath 01
Scale 1:50



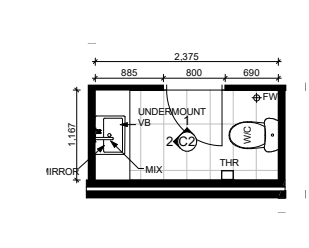
GF Bath 02
Scale 1:50



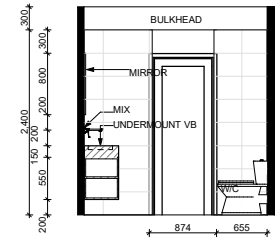
Type A - GF Laundry
Scale 1:50



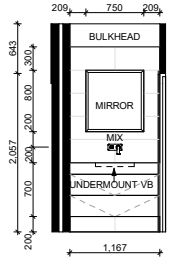
GF Laundry 01
Scale 1:50



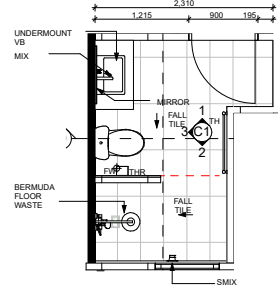
Type C1- FF floor W/C
Scale 1:50



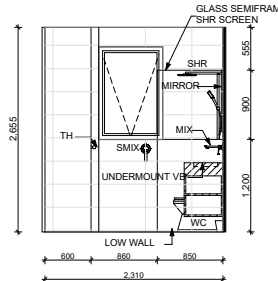
FF WC 01
Scale 1:50



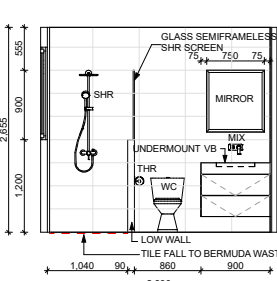
FF WC 02
Scale 1:50



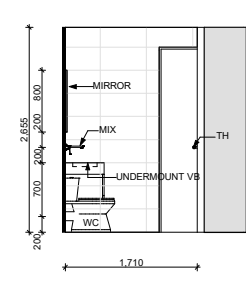
Type C1- Ensuite
Scale 1:50



2F Bath 01
Scale 1:50



2F Bath 02
Scale 1:50



2F Bath 03
Scale 1:50

DATE	REV	REASON FOR ISSUE	BY
29.07.26	A	Re-Issue for Consultants	
26.06.26	-	Issue for Consultants	

CONTRACTOR TO CHECK ALL DIMENSIONS & LEVELS ON SITE BEFORE COMMENCING ANY WORK OR PREPARING ANY SHOP DRAWINGS. FIGURED DIMENSIONS TAKE PRECEDENCE OVER MEASUREMENTS MANUALLY SCALED OFF DRAWINGS. LARGE SCALE DWGS TAKE PRECEDENCE OVER SMALLER SCALE DWGS.

COMO TOWNHOUSE DEVELOPMENT
124-126 Lockhart St, Como, WA 6152
Sheet Name
Room Layouts

Building Permit

DRAWN	ST	DESIGNED	zz
CHECKED	SM	PRINCIPAL	
DATE	29/07/2026	Principal	
PROJECT No.	630-GRI	DRAWING No.	REV.
Scale as shown - Half Scale @ A3		D5m.01	Rev A