# Artigan BY ICON HOMES



Drawing Number

Signed/Requested

## Notes:

Levels shown are approx. and should be verified on site

Figured dimensions are to be taken in preference to scaling

All measurements are in mm unless otherwise stated

Window sizes are nominal only. Final window sizes by builder

Dimensions are to be verified on site by builder before commencement of work

Centre line of downpipes to be 350mm from corner of face brickwork (unless specified on elevation)

Refer to the builders project specification for inclusions Construction to be in accordance with the Relevant BCA/NCC and other relevant Australian standards

All service positions, air conditioning droppers, outlets, return air grills, manholes and bulkheads to be determined on site by supervisor

10. Termite protection to Australian standards

Brick sill to be greater than 18'

. Refer to Basix page for energy requirements . 20mm tolerance to be allowed for frames that are built to the low side of the slab

. All upstairs windows with a sill height less than 1700mm to have a max opening width of 125mm or fitted with a screen with secure fittings to comply with BCA

15. Final AJ's to engineers specifications 16. Plus or minus 200mm to floor level

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THESE NOTES MUST BE READ AND UNDERSTOOD BY ALL INVOLVED IN 3. TRAFFIC MANAGEMENT

THIS INCLUDES (but is not limited): OWNER, BUILDER, SUBCONTRACTORS, CONSULTANTS, RENOVATORS, OPERATORS, MAINTAINERS, DEMOLISHERS.

### 1 FALLS, SLTPS, TRTPS

# a) WORKING AT HEIGHTS DURING CONSTRUCTION

Wherever possible, components for this building should be prefabricated off-site or at ground level to minimize the risk of workers falling more than two meters. However, construction of this building will require workers to be working at heights where a fall in excess of two meters is possible and injury is likely to result from such a fall. The builder should provide such a barrier wherever a person is required to work in a situation where

### DURING OPERATION OR MAINTENANCE

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For houses or other low-rise buildings when scaffolding is appropriate:

Cleaning and maintenance of windows, walls, roof or other components of this building will require persons to be situated where a fall from a height in excess of two meters is possible. Where this type of activity is required scaffolding, ladders or trestles should be used in accordance with relevant codes of practice, regulations or legislation.

Cleaning and maintenance of windows, walls, roof or other components of this building will require persons to be in situations where a fall from a height in excess of two meters is possible. Where this type of activity is required, scaffolding fall barriers or Personal Protective Equipment (PPE) should be used in accordance with relevant codes of practice, regulations or legislations.

# b) SLIPPERY OR UNEVEN SURFACES FLOOR FINISHES Specified

FLOVE FINISHES Specified
If finishes have been specified by the designer these have been selected to minimize the risk of floors and
paved areas becoming slippery when wet or when walked on with wet shoes/feet. Any changes to
The specified finished should be made in consultation with the designer, or if this is not practical, surfaces
with an equivalent or better slip resistance should be chosen.

areas where maintenance is routinely carried out to ensure that suraces have not moved or cracked so that they become uneven and present air florards. Spills, soos material, stray objects or any other matter that may cause a slip not trip hazard spills, should be cleaned or removed from sex sways. Contractors should be required to maintain a tild yow fix life during construction, maintenance or demoitilion to reduce the risk of trips and falls in the workplace. Materials for construction or maintenance should be sorted in designated areas away from access ways and workplace.

LOOSE MATERIALS OR SMALL OBJECTS

Construction, maintenance or demolition work on or around this building is likely to involve persons working above ground level or above foor levels. Where this occurs one or more of the following measures should be taken to avoid objects falling from the area where the works is being carried out onto persons below.

1. Prevent or restrict access to areas below where the works is being carried out.
2. Provide is boards to assaffolding or work platforms.
3. Provide protective structure below the work area.
4. Ensure that all persons below the work area.
4. Ensure that all persons below the work area have Personal Protective Equipment (PPE)

During construction, renovation or demolition of this building, parts of the structure including fabricated steelwork, heavy panels and many other components will remain standing prior to or after the support parts are in place. Contractors should ensure that temporary bracing or other required support is in place at all times to avoid a collapse, which may injure person in the area.

Mechanical lifting of materials and components during construction, maintenance or demolition presents a risk of falling objects. Contractors should ensure that appropriate lifting devices are used, that loads are properly secured and that access to areas below the load is prevented or restrictors.

For building on a major, narrow or steeply sloping road:
Parking of vehicles or leadinglunloading of vehicles on this roadway may cause a traffic hazard. During construction,
maintenance or demolition of this building designated parking for workers and loading areas should be provided. Trained
traffic management personnel should be responsible for the supervision of these areas.
For building where on-site loadinglunloading is restricted:
Construction of this building will require loading and unloading of materials on the roadway. Deliveries should be planned to
a great ongestion of loading areas and trained traffic management personnel should be used to supervise loading/unloading

ror an usunang.

Busy construction and demolition sites present a risk of collision where deliveries and other traffic are moving within the site.

7. CONFINED SPACES A traffic management plan supervised by trained traffic management personnel should be adopted for the work site.

used.

Locations with underground power lines:
Underground power lines MAY be located near or on this site. These pose a risk of electrocution if struck or approached by lifting devices or other plant and persons working above ground level. Where there is a danger of this occurring power lines should be, where practical, disconnected or relocated. Where this is not practical adequate warning in the form of bright coloured tape or signage should be used or a protective barrier provided.

Components within this design with a mass in excess of 25kg should be lifted by two or more workers or by a mechanic lifting device. Where this is not practical, suppliers or fabricators should be required to limit the component mass. All material packaging, building and maintenance components should learly show the total mass of packages and where practical all items should be sorted on site in a way which minimizes bending before lifting. Advice should be provided a unsafe lifting methods in areas where lifting may occur. Construction, maintenance and demolition of this building will require the use of portable tools and equipment. These should be fully maintained in accordance with manufacturers request are used to pursue tools and equipment. I hese should be fully maintained in accordance with manufacturers specifications and not used when faulty or (in the case of electrical equipment) not carnying a current electrical safety tags. All safety guards or devices should be regularly checked and Personal Protective Equipment should be used in an accordance with the manufacturer's soedification.

Either in cladding material or in fire retardant insulation material. In either case, the builder should check and, if necessary, take appropriate action before demolishing, cutting, sanding drilling or otherwise disturbing the existing structure.

POWDERED MATERIALS

Many materials used in the construction of this building can cause harm if inhaled in a powder form. Personal working on or in the building during construction, operational maintenance or demolition should ensure food ventiliation and wear Personal rotherwise disturbing or oreating providered material.

All electrical work should be carried out in accordance with the Code of Practice: Managing Risks of Plant at the Workplace, AS/NZ 3012 and all licensing requirements. All work using Plant should be carried out in accordance with the Code of Practice: Managing Noise and Preventing Hearing Loss at Work. Due to the history of serious incidents it is recommended that particular care be exercised when undertaking work involving steel construction and concrete placement.

TREATEU INDEX.

The design of this building may include provision for the inclusion of treated timber within the structure. Dust or fumes from this material can be harmful. Persons working on or in the building during construction, operational maintenance or demolition should ensure good ventilation and wear Personal Protective Equipment including protection against inhalation of harmful materials when sanding, drilling, cutting or using treated timber in any way that may cause harmful material to be released. Do not burn treated timber.

# VOLATILE ORGANIC COMPOUNDS

VOLATILE UNCARNIC COMPUTUNDS

Man typed of glue, solvents, spray back, paints, vanishes, and some cleaning materials and disinfectants have dangerous emissions. Areas where these are used should be kept well ventilated while the material is being used and for a period after installation. Personal Protective Equipment may also be required. The manufacturer's recommendations for use must be carefully considered at all times.

SYNTHETIC MINERAL FIBRE
Fiberglass, Rockwell, ceramics and other material used for thermal or sound insulation may contain synthetic mineral fiber which may be harmful if inhaled or if it comes in contact with the skin, eyes or other sensitive parts of the body. Personal Protective Equipment including protection against inhalation of harmful materials should be used when installing, removing or working near bulk insulation material.

Amendments

Chanaes

TSSUE

IMBEAR FLOURS
This building may contain timber floors which have an applied finish. Areas where finishes are applied should be kept well ventilated during sanding and application and for a period after installation. Personal Protective Equipment may also be required. The manufacturer's recommendation for use must be carefully considered at all times.

Construction of this building and some maintenance of the building will require excavation and installation of items within excavation. Where practical, installation should be carried out using methods which do not require workers to enter the excavations. Where this is not practical, adequate support for the excavated are should be provided to prevent a collapse Warning signs and barriers to prevent accidental or unauthorized access to all excavations should be provided.

For buildings with small spaces where maintenance or other access may be required: some small spaces within this building will require access by construction or maintenance workers. The design documentation calls for warning signs and barriers to unauthorized access. These should be maintained throughout the of the building. Where workers are required to enter small spaces they should be scheduled so that access is for short periods. Manual lifting and other manual activity should be restricted in small spaces.

Public access to construction and demolition sites and to areas under maintenance causes risk to workers and public. Warning signs and secure barriers to unauthorized access should be provided. Where electrical installations, excavations plant or loose materials are present they should be secure when not gully supervised.

## 9. OPERATIONAL USE OF BUILDING RESIDENTIAL BUIDLINGS

This building has been designed as a residential building. If it, at a later date, is used or intended to be used as a workplace, he provisions of the Work Health and Safety Act 2011 or subsequent replacement Act should be applied to the name use.

## 10. OTHER HIGH RISK ACTIVITY

Α	Pool Plan	30-01-24	SG	20298-P1
В	Pool section	19-3-24	BS	20298-P3
С	Pool lowered	25-3-24	BS	20298-P4

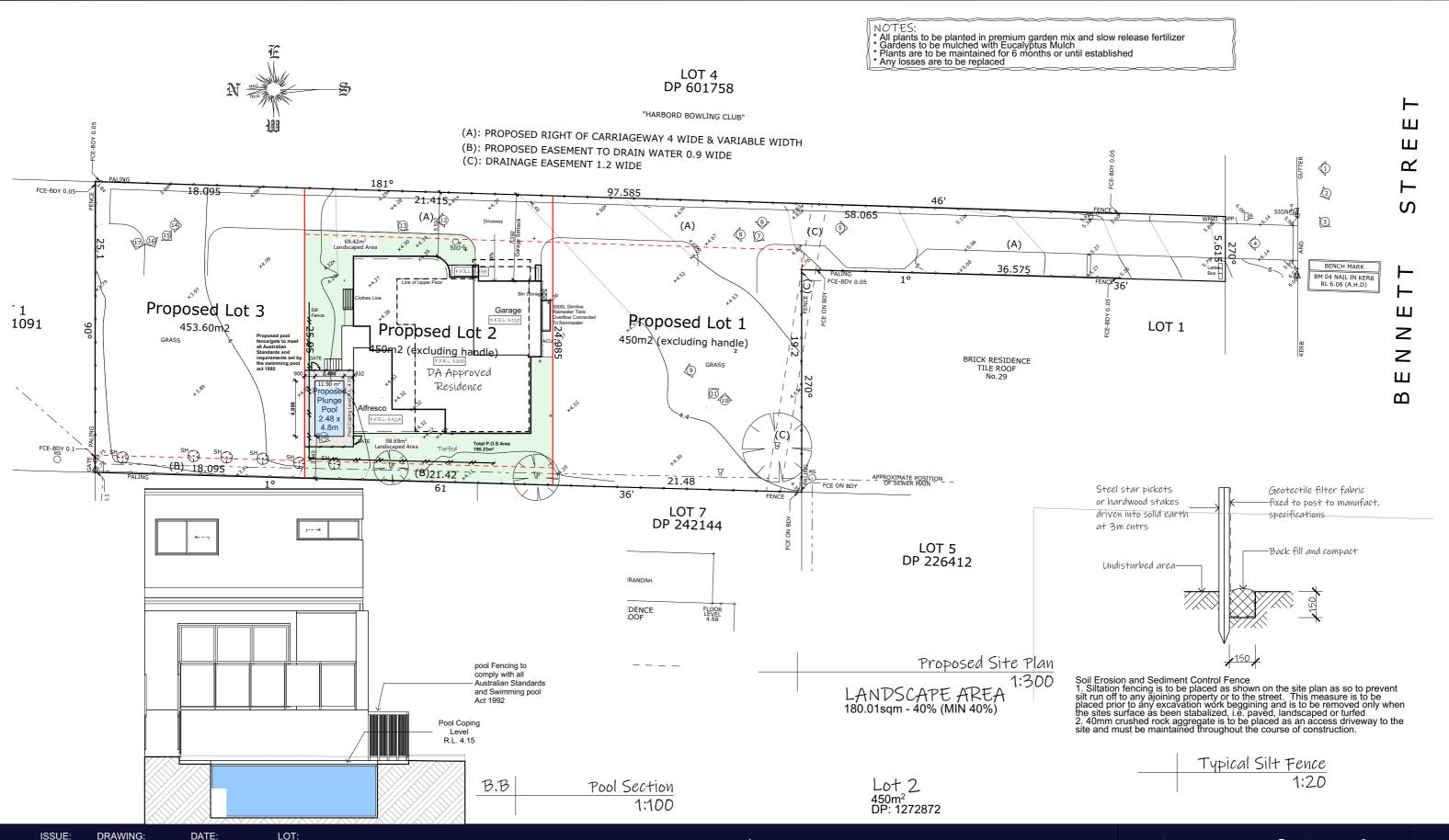
Date

Sheet Number	Sheet Name	
01	Cover Page	
02	Proposed Site Plan	



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SHEET:

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