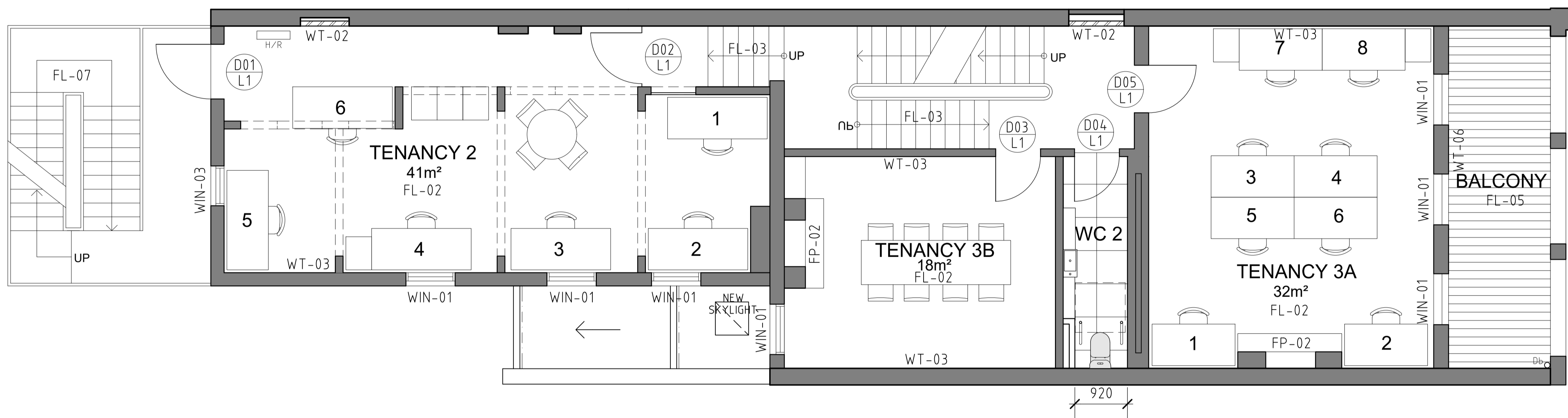
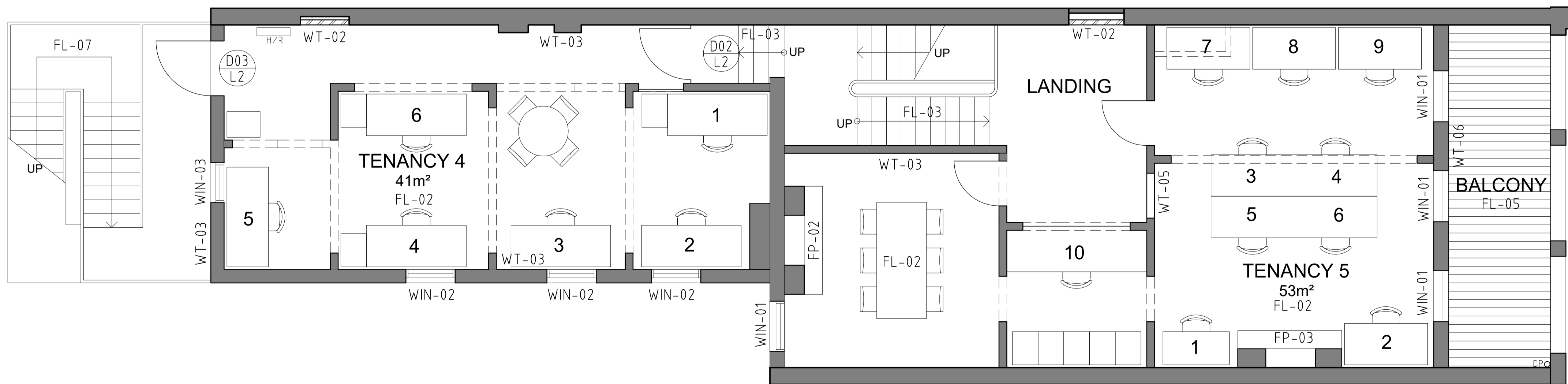


PROPOSED GROUND FLOOR PLAN



PROPOSED FIRST FLOOR PLAN



PROPOSED SECOND FLOOR PLAN

DRUMMOND STREET

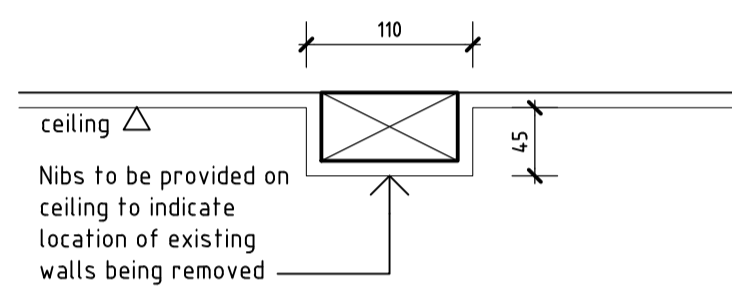
- FL-00 FLOOR NOTES
- FL-01 EXISTING TIMBER FLOORBOARDS TO BE SALVAGED FROM FRONT ROOMS AND REUSED IN PASSAGE AND LUNCH ROOM FOR 2 PAC CLEAR FINISH.
- FL-02 EXISTING FLOOR TO BE MADE GOOD FOR CARPET FLOOR FINISH.
- FL-03 EXISTING STAIR TO BE RETAINED AND PROTECTED FOR NEW CARPET. BALUSTRADE AND STRINGER TO BE SANDED BACK AND PAINTED.
- FL-04 TILED FLOOR FIXED TO CEMENT SHEET OVER EXISTING TIMBER FLOOR.
- FL-05 EXISTING TIMBER VERANDAH TO BE RETAINED AND LINED IN T&G JARRAH FLOORBOARDS FOR PAINT FINISH.
- FL-06 TESSELLATED TILED VERANDAH TO BE RETAINED AND MADE GOOD AS REQUIRED.
- FL-07 EXISTING FIRE STAIR TO BE RETAINED, REPAIRED AND CLEANED OF ALL RUST PRIOR TO PAINTING.
- FL-08 NEW SILL TO BE CONSTRUCTED FROM SAWN BLUESTONE TO MATCH ORIGINAL DETAIL FINISHED FLUSH WITH TIMBER

- FP-00 FIREPLACE NOTES
- FP-01 EXISTING FIRE GRATE TO BE RETAINED AND MADE GOOD AS REQUIRED. MARBLE MANTLEPIECE TO BE RETAINED, CLEANED AND PROTECTED.
- FP-02 EXISTING FIRE GRATE TO BE REPAIRED AND TIMBER MANTLEPIECE RETAINED AND PAINTED. TILED HEARTH TO BE RETAINED.
- FP-03 EXISTING FIRE GRATE TO BE REPAIRED AND NEW TIMBER MANTLEPIECE TO BE REPLACED TO FUTURE SELECTION TO COMPLEMENT.

- RF-00 ROOF NOTES
- RF-01 EXISTING IRON ROOF TO BE RETAINED AND PROTECTED AND CHECKED FOR LEAKS AND FAULTY FLASHINGS AND COPINGS.
- RF-02 EXISTING BOX GUTTER TO BE CHECKED FOR DAMAGE AND LEAKS AND REPLACED AS REQUIRED.
- RF-03 EXISTING FASCIA GUTTER AND TIMBER FASCIA TO BE CHECKED AND REPLACED IF REQUIRED PRIOR TO PAINTING.
- RF-04 EXISTING SKYLIGHT TO BE REPLACED WITH NEW 900X900 DOUBLE GLAZED SKYLIGHT.
- RF-05 NEW SKYLIGHT.
- RF-06 TRUSSED ROOF TO BE CUTBACK AND REPLACED WITH KLIP LOK ROOF OF 2° FALL TO FASCIA GUTTER.
- RF-07 OHMS ACCESS LADDER TO BE RETAINED AND PROTECTED.

- WIN-00 WINDOW NOTES
- WIN-01 EXISTING WINDOW TO BE RETAINED AND PROTECTED. CORDS AND WEIGHTS TO BE REPLACED PRIOR TO PAINTING AND NEW FURNITURE TO BE FITTED.
- WIN-02 EXISTING DAMAGED SASH AND FRAME TO BE REPAIRED/REPLACED TO MATCH ORIGINAL DETAIL WITH CORDS AND WEIGHTS ETC.
- WIN-03 EXISTING WINDOW TO BE RETAINED AND REGLAZED IN CLEAR LAMINATED GLASS.

- WT-00 WALL TYPES NOTES
- WT-01 NEW BRICK AND HARD PLASTER WALL TO MATCH EXISTING DETAILS INCLUDING SKIRTING/ARCHITRAVES ETC.
- WT-02 NEW MASONRY INFILL TO EXISTING OPENING FOR HARD PLASTER FINISH. SKIRTING TO BE REPLACED TO MATCH ORIGINAL DESIGN.
- WT-03 EXISTING MASONRY WALLS TO BE RETAINED AND PROTECTED. HARD PLASTER REPAIRED OR REPLACED IF DAMAGED AND PAINTED.
- WT-04 PLASTER ARCH TO BE RETAINED AND PROTECTED OR MADE GOOD FOR PAINTING.
- WT-05 90 X 45 F5 STUD WALL LINED IN 13MM PLASTERBOARD OR EQUIVALENT ACOUSTIC INSULATION.
- WT-06 FRONT FAÇADE TO BE RETAINED, PROTECTED AND PAINTED. DRUMMING RENDER TO BE REPLACED LOCALLY AS REQUIRED.
- WT-07 EXISTING FRONT DOOR AND SIDE LIGHTS TO BE RETAINED AND PROTECTED. LEADLIGHT WINDOWS TO BE REPLACED TO ORIGINAL DETAIL TO MATCH 99 DRUMMOND STREET.



CEILING DETAIL SCALE 1:5

REVISIONS		
NO	DATE	DESCRIPTION
0	09.11.23	ISSUED FOR DISCUSSION.
1	22.01.24	ISSUED FOR DISCUSSION.

STOLL
ARCHITECTURE

99 DRUMMOND STREET
CARLTON VICTORIA 3053
T +613 9662 1131
E ADMIN@STOLLARCHITECTURE.COM.AU

PROJECT NAME
**RENOVATION & ALTERATION
95 DRUMMOND STREET
CARLTON**

CLIENT
BANCO GROUP

DRAWING TITLE
PROPOSED FLOOR PLANS

PROJECT NO. 231320
FILE 1320-TP03-1.DWG
SCALE 1:50@A1, 1:100@A3
DRAWN DL, TK

DWG NO **TP03** REVISION **1**

PRELIMINARY DRAWING

THIS DRAWING AT ALL TIMES REMAINS THE COPYRIGHT OF STOLL ARCHITECTURE. THIS DRAWING MUST NOT BE RETAINED, COPIED OR USED WITHOUT THE WRITTEN AUTHORITY OF STOLL ARCHITECTURE.