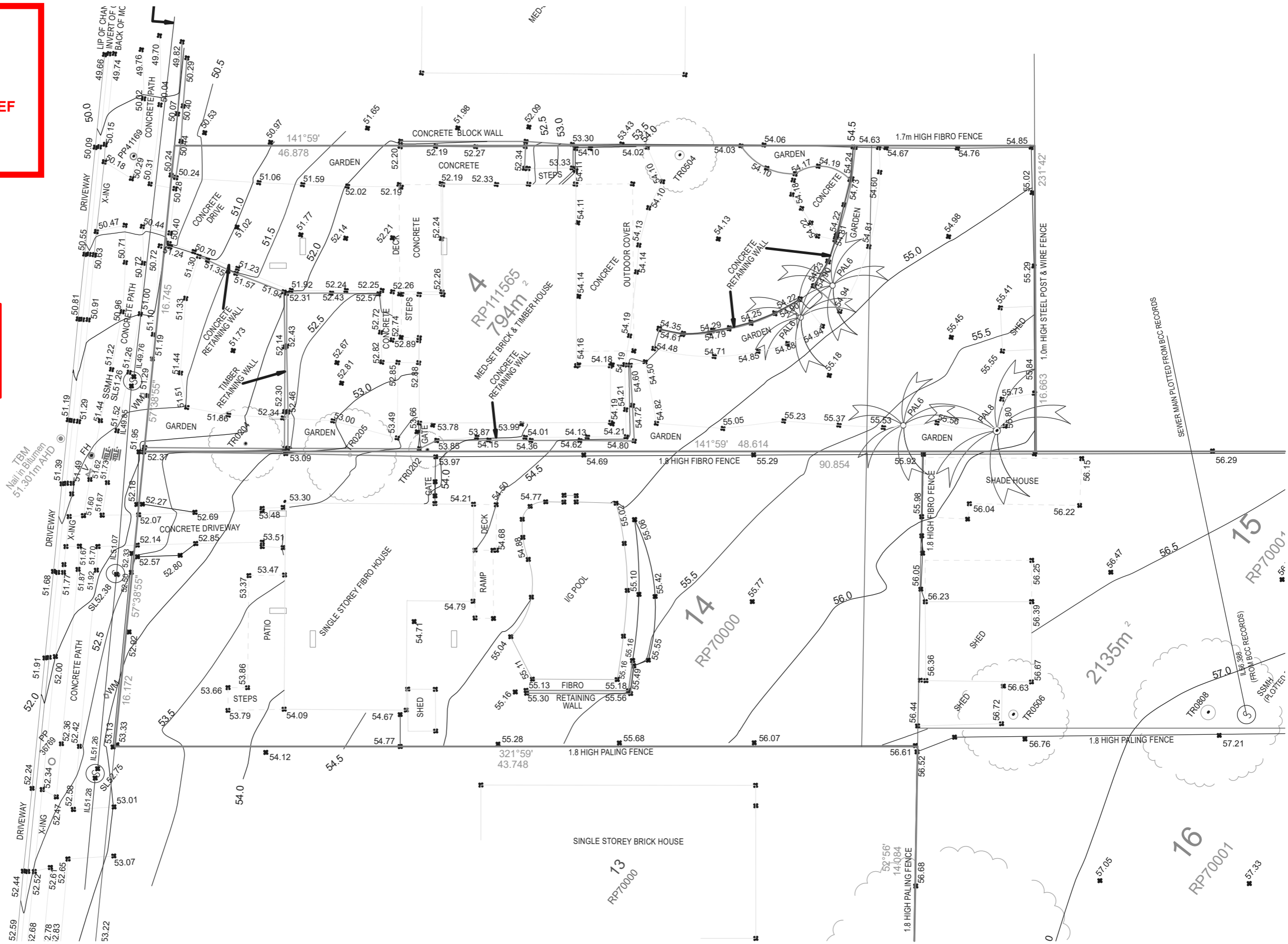


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**APPLICATION REF**  
 A007043242

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 16/03/2017  
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Mt GRAVATT - CAPALABA ROAD



BSA License Number  
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**CLIENT**  
 TBC  
**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 SURVEY PLAN  
**DESIGNER**

**ISSUE**  
 D8 15/May/2026 Preliminary Issue CH  
 D7 19/Jan/2026 Preliminary Issue VT  
 D6 18/DEC/2025 FOR CONSTRUCTION CH  
 Refer to signed contract documents for final selections and inclusions

**NORTH**  
**SCALE**  
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 @A3  
 PAPER

JOB NUMBER	DRAWING	REVISION
	1.01	D8

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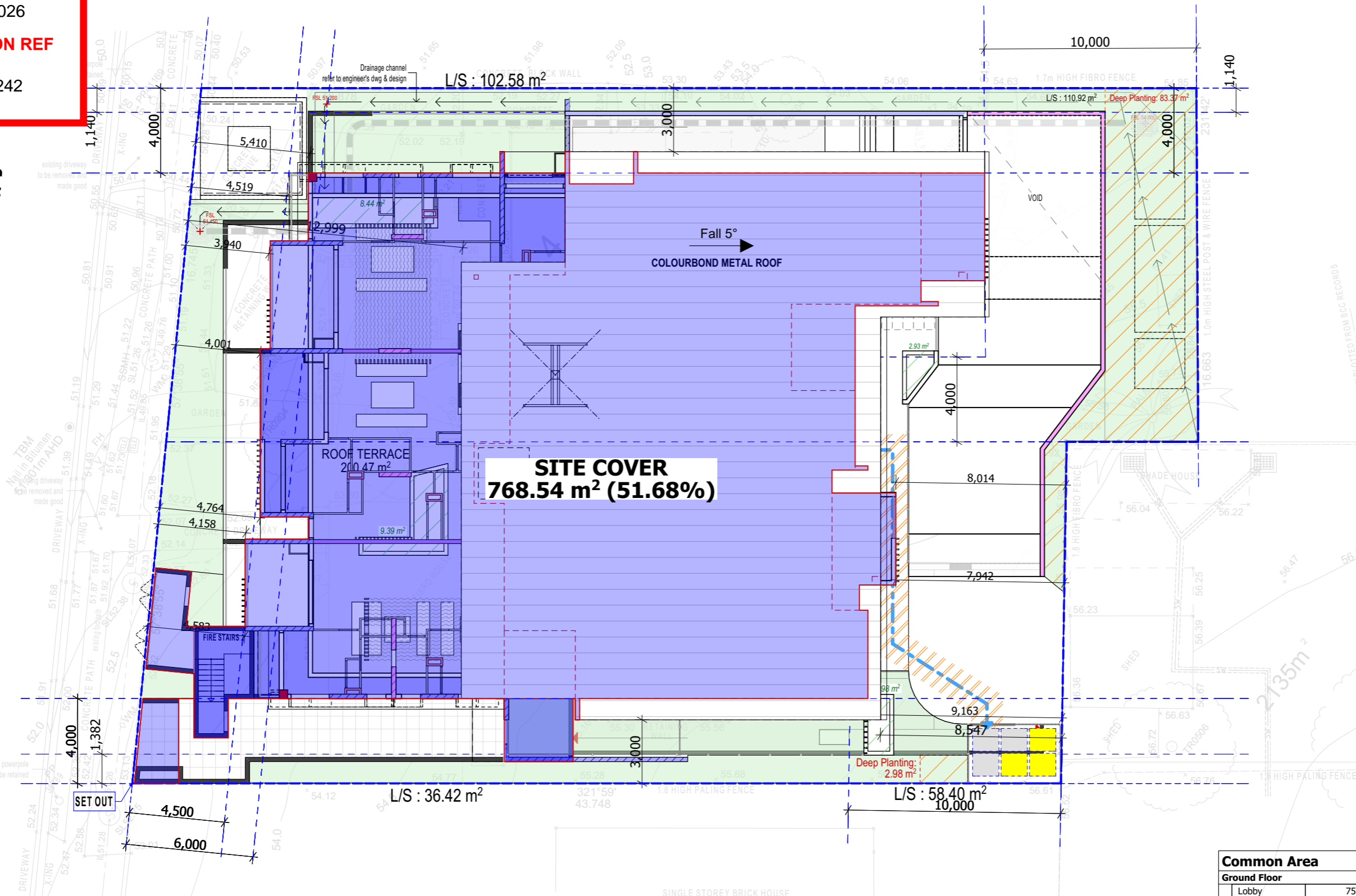
**BCC DS  
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**APPLICATION REF**  
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**SITE AREA**  
117 Mt Gravatt Cap Rd : 693 m<sup>2</sup>  
119 Mt Gravatt Cap Rd : 794 m<sup>2</sup>  
Total : 1487 m<sup>2</sup>

**SITE COVER : 768.54 m<sup>2</sup> (51.68%)**

No of Stories : 9  
**UNIT PROPOSED**  
1 Bedroom : 8  
2 Bedroom : 32  
3 Bedroom : 15  
**TOTAL : 55**

**MOUNT GRAVATT-CAPALABA ROAD**



**NORTH**

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Design

RSA License Number : 1212835  
Phone : info@rcplusdesign.com.au  
Email : 0421197117

LOCATION :  
**117 - 119  
MOUNT GRAVATT-  
CAPALABA ROAD  
QLD**

CLIENT:  
**TBC**

DRAWING NAME :  
**SITE PLAN**

ISSUE FOR CONSTRUCTION - REV'D8 (15/MAY/2026)

Area Ground Floor	
<b>Unit 01</b>	
Unit Area	80.49
Unit Deck	20.23
<b>100.72 m<sup>2</sup></b>	
<b>Unit 02</b>	
Unit Area	82.04
Unit Deck	34.42
<b>116.46 m<sup>2</sup></b>	
<b>Unit 03</b>	
Unit Area	97.23
Unit Deck	30.59
<b>127.82 m<sup>2</sup></b>	
<b>345.00 m<sup>2</sup></b>	

Area First Floor	
<b>Unit 04</b>	
Unit Area	77.38
Unit Deck	12.67
<b>90.05 m<sup>2</sup></b>	
<b>Unit 05</b>	
Unit Area	82.04
Unit Deck	15.79
<b>97.83 m<sup>2</sup></b>	
<b>Unit 06</b>	
Unit Area	94.95
Unit Deck	15.55
<b>110.50 m<sup>2</sup></b>	

Area First Floor	
<b>Unit 07</b>	
Unit Area	95.57
Unit Deck	44.04
Unit Deck	32.92
<b>172.53 m<sup>2</sup></b>	
<b>Unit 08</b>	
Unit Area	79.53
Unit Deck	14.58
<b>94.11 m<sup>2</sup></b>	
<b>Unit 09</b>	
Unit Area	53.95
Unit Deck	10.40
<b>64.35 m<sup>2</sup></b>	
<b>629.37 m<sup>2</sup></b>	

Area Second Floor	
<b>Unit 10, 17, 24, 31, 38, 45</b>	
Unit Area	77.44
Unit Deck	15.87
<b>93.31 m<sup>2</sup></b>	
<b>Unit 11, 18, 25, 32, 39, 46</b>	
Unit Area	82.39
Unit Deck	15.79
<b>98.18 m<sup>2</sup></b>	
<b>Unit 12, 19, 26, 33, 40, 47</b>	
Unit Area	94.95
Unit Deck	18.42
<b>113.37 m<sup>2</sup></b>	
<b>Unit 13, 20, 27, 34, 41, 48</b>	
Unit Area	104.03

Area Second Floor	
Unit Deck	15.21
<b>119.24 m<sup>2</sup></b>	
<b>Unit 14, 21, 28, 35, 42, 49</b>	
Unit Area	83.88
Unit Deck	12.20
<b>96.08 m<sup>2</sup></b>	
<b>Unit 15, 22, 29, 36, 43, 50</b>	
Unit Area	79.84
Unit Deck	14.62
<b>94.46 m<sup>2</sup></b>	
<b>Unit 16, 23, 30, 37, 44, 51</b>	
Unit Area	53.93
Unit Deck	9.77
<b>63.70 m<sup>2</sup></b>	

Area Second Floor	
<b>678.34 m<sup>2</sup></b>	
<b>TOTAL (x 6 Floor)</b>	<b>4,070.04 m<sup>2</sup></b>

Area Eighth Floor	
<b>Unit 52</b>	
Unit Area	104.10
Unit Deck	15.21
<b>119.31 m<sup>2</sup></b>	
<b>Unit 53</b>	
Unit Area	83.81
Unit Deck	12.20
<b>96.01 m<sup>2</sup></b>	
<b>Unit 54</b>	
Unit Area	79.84
Unit Deck	14.62
<b>94.46 m<sup>2</sup></b>	

Area Eighth Floor	
<b>Unit 55</b>	
Unit Area	54.13
Unit Deck	9.77
<b>63.90 m<sup>2</sup></b>	
<b>TOTAL UNIT AREA</b>	<b>5,418.09 m<sup>2</sup></b>

Common Area	
<b>Ground Floor</b>	
Lobby	75.94
<b>First Floor</b>	
Lobby	97.28
<b>Second Floor</b>	
Lobby	50.08
<b>Third Floor</b>	
Lobby	50.08
<b>Fourth Floor</b>	
Lobby	50.08
<b>Fifth Floor</b>	
Lobby	50.08
<b>Sixth Floor</b>	
Lobby	50.08
<b>Seventh Floor</b>	
Lobby	50.08
<b>Eighth Floor</b>	
Lobby	61.20
<b>534.90 m<sup>2</sup></b>	

**ISSUE**

D8 15/MAY/2026 Preliminary Issue CH  
D7 19/JAN/2026 Preliminary Issue VT  
D6 18/DEC/2025 FOR CONSTRUCTION CH  
D5 13/OCT/2025 FOR CONSTRUCTION CH

Refer to signed contract documents for final selections and inclusions

**SCALE : 1:200 @A3**

**JOB NO : #Pln**

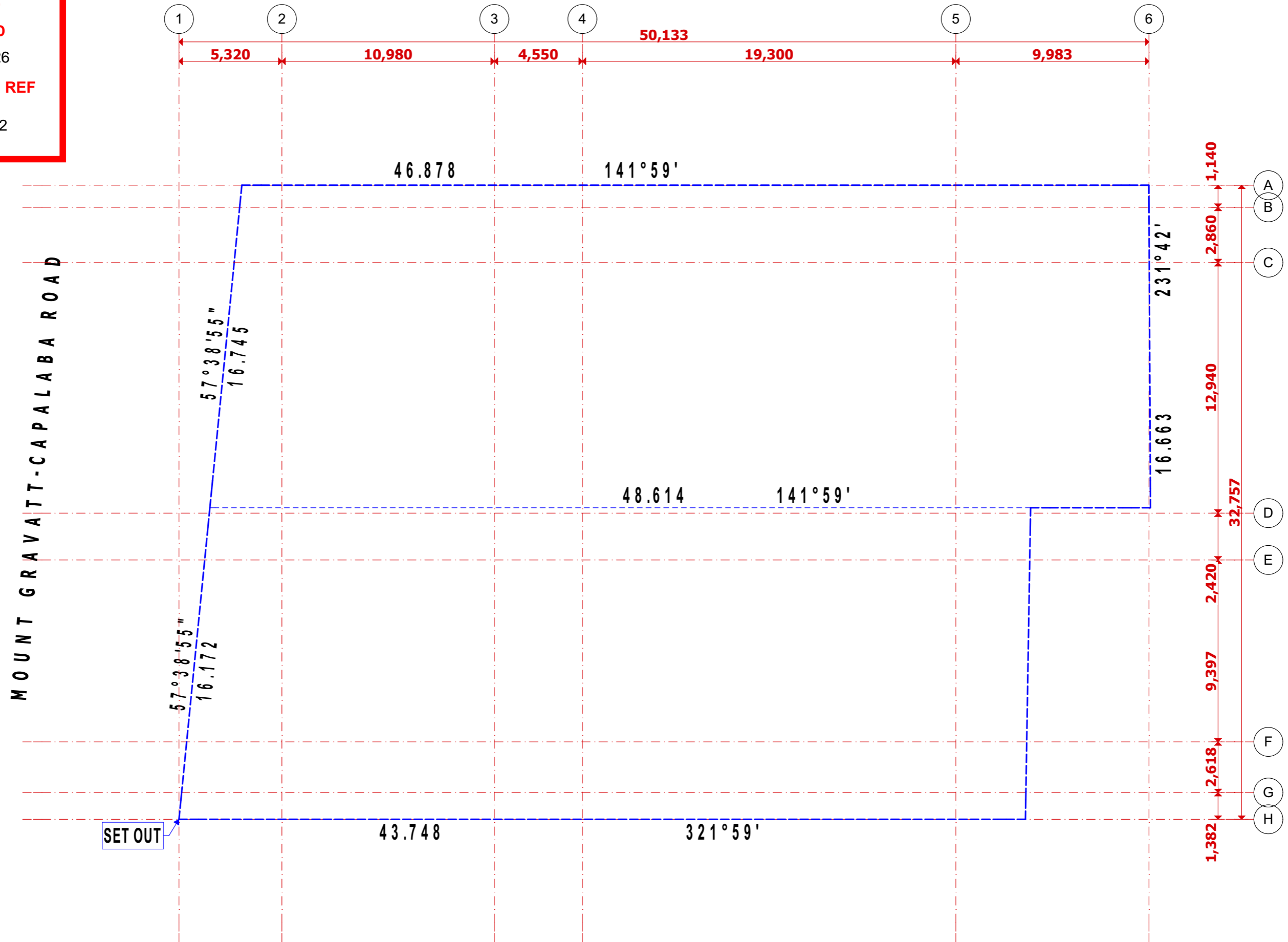
**DRAWING : 1.02**

**ISSUE : D8**

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PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**CLIENT**  
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**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 GRID SETOUT PLAN  
**DESIGNER**

ISSUE			
D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH
Refer to signed contract documents for final selections and inclusions			

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**SCALE**  
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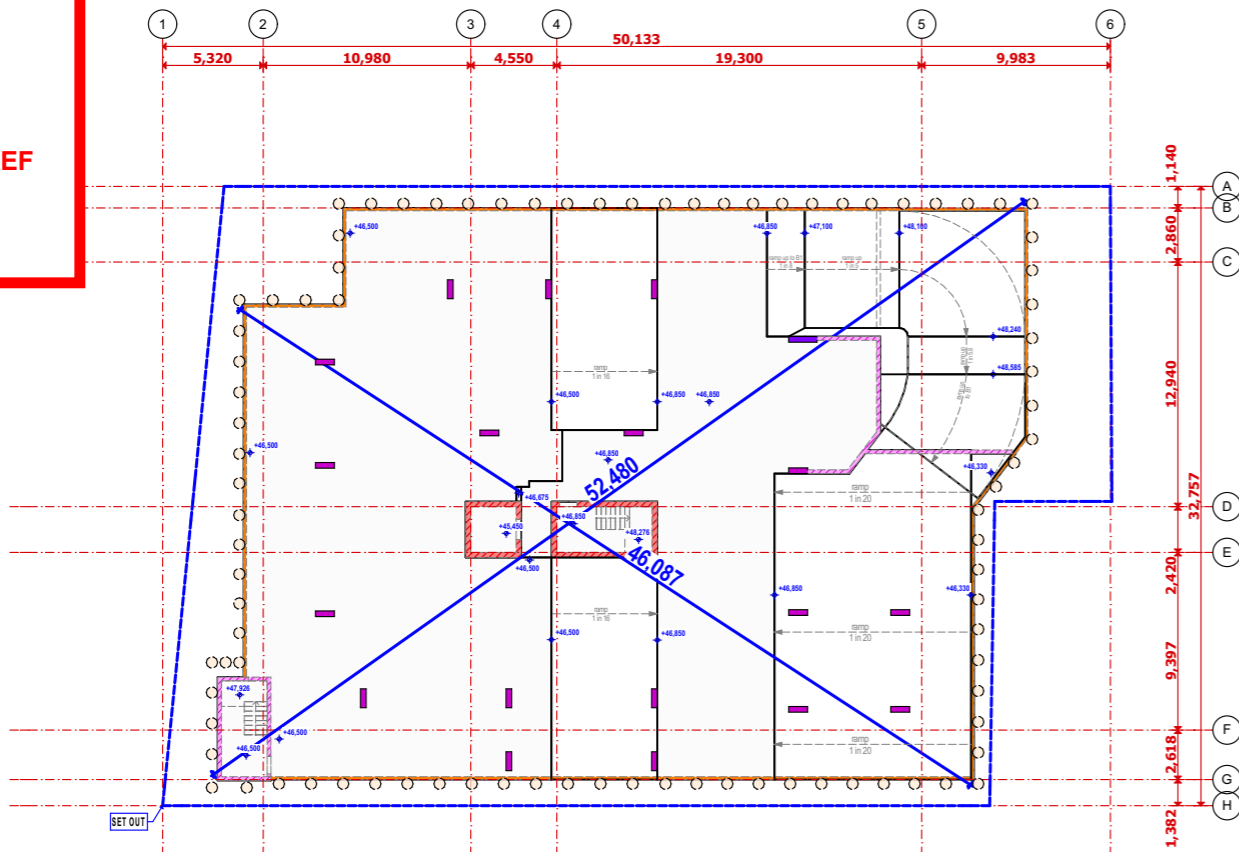
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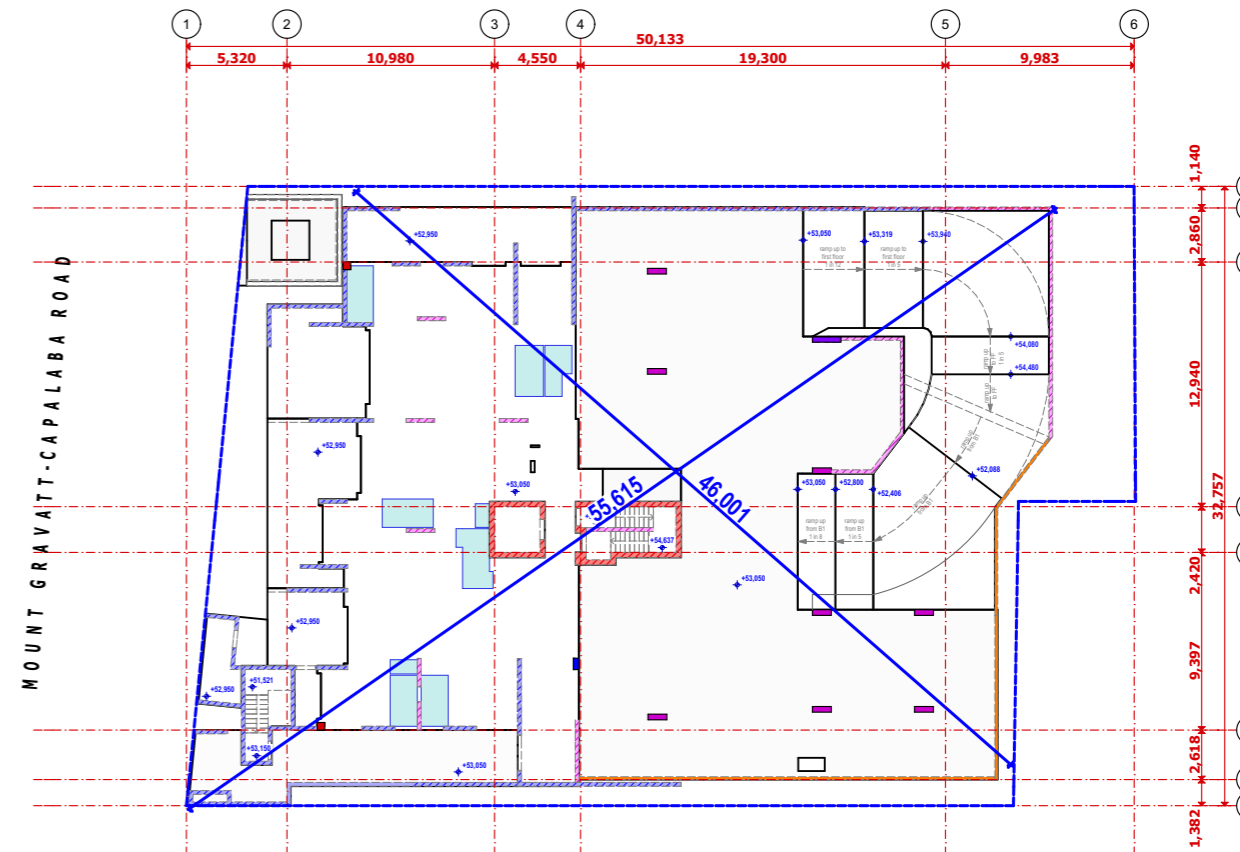
**REVISION**  
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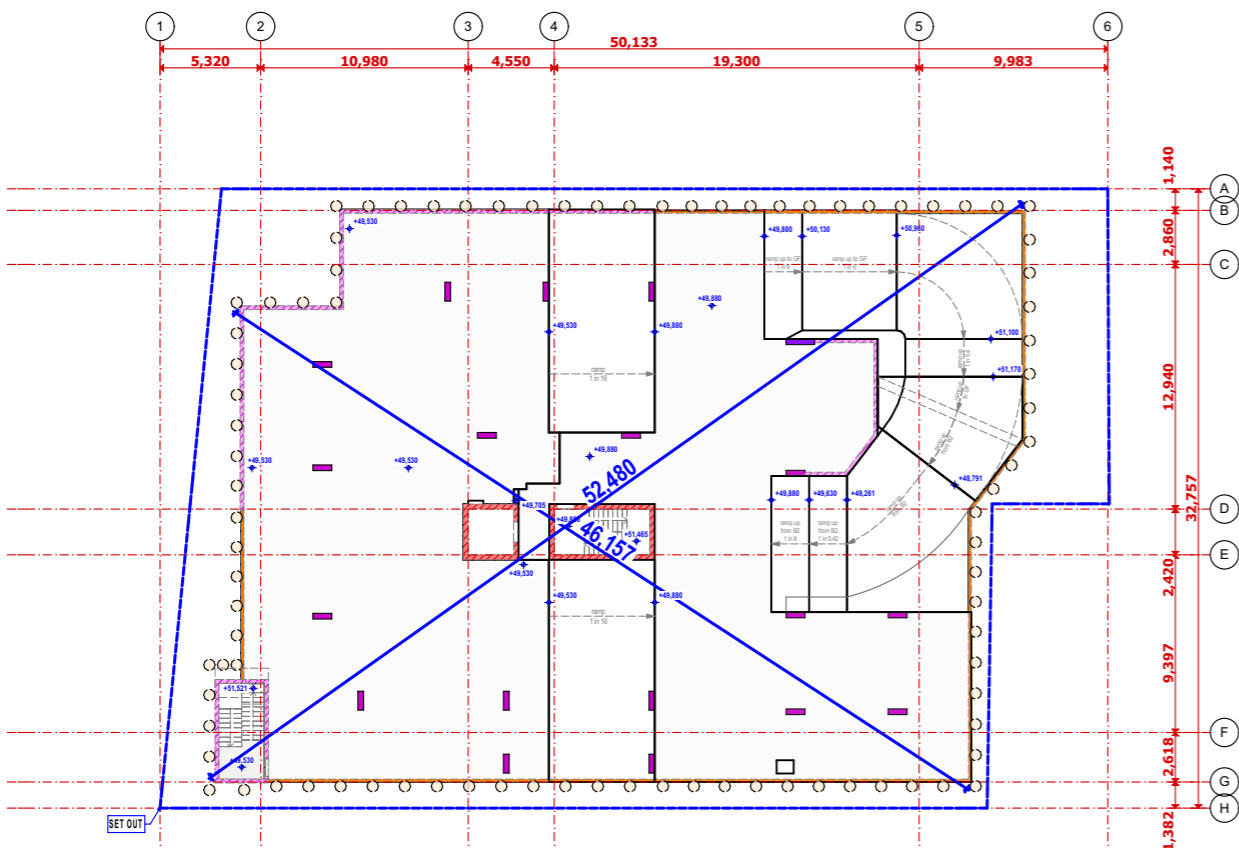
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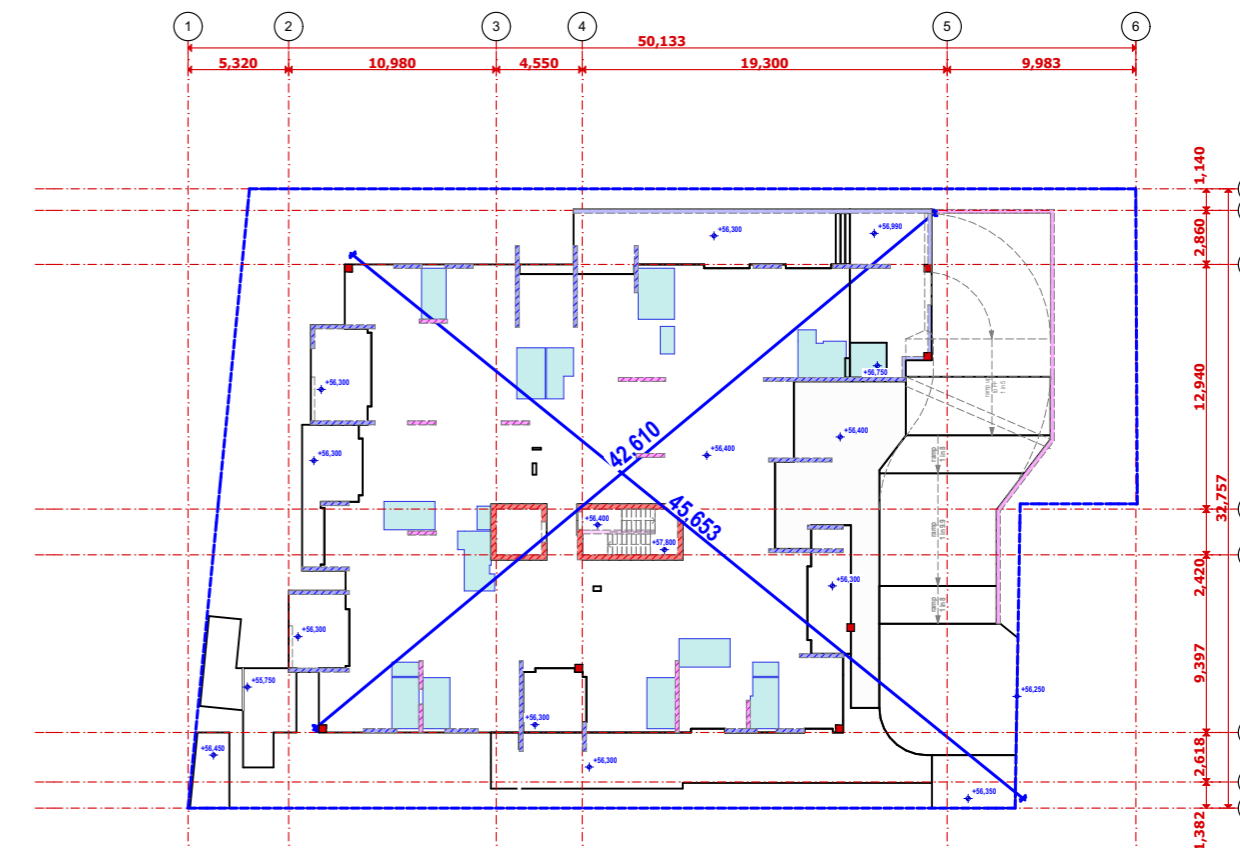
**Basement 2**



**Ground Floor**



**Basement 1**



**First Floor**

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**CLIENT**  
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**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 SLAB PLAN 1:400  
**DESIGNER**

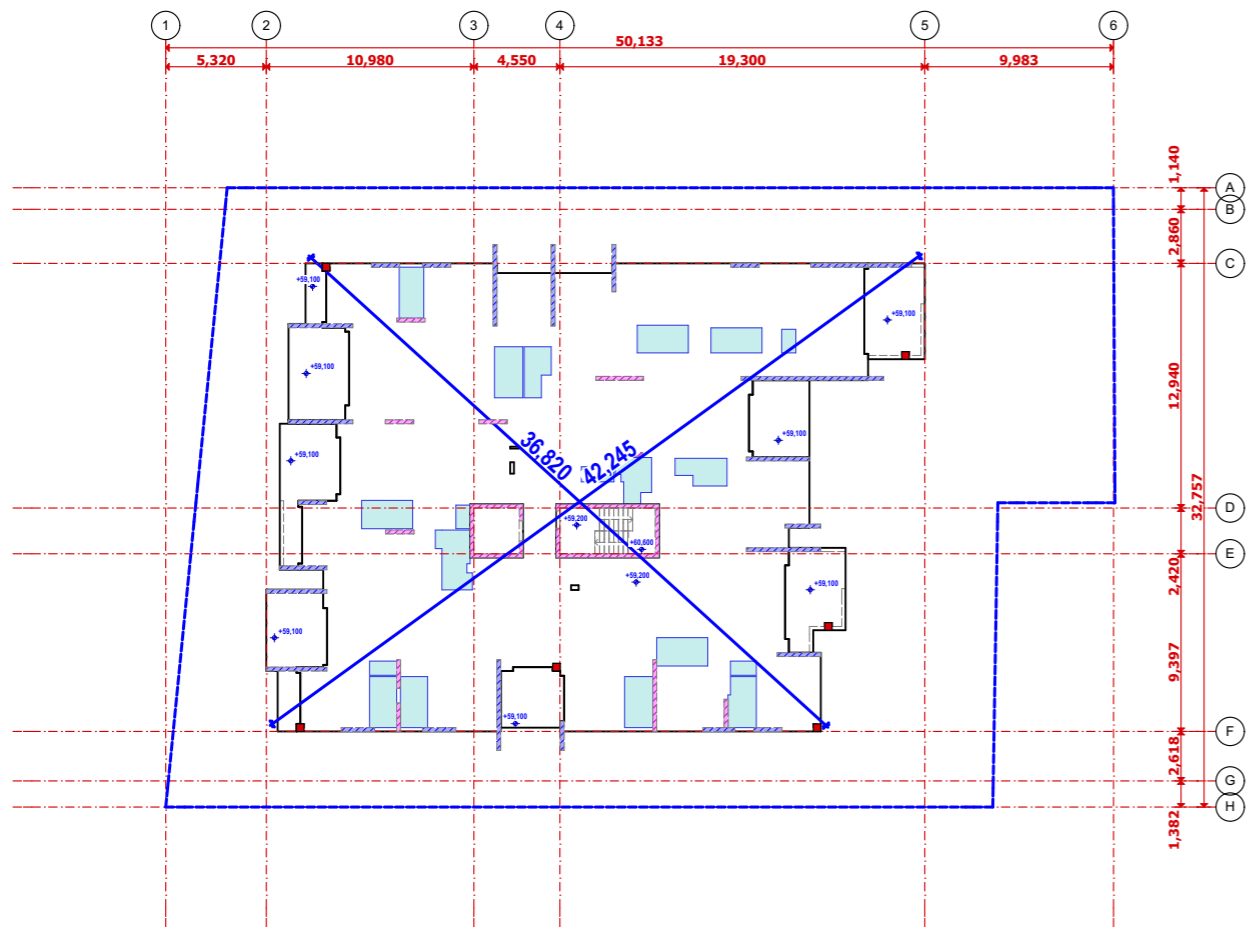
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D7	19/Jan/2026	Preliminary Issue VT
D6	18/DEC/2025	FOR CONSTRUCTION CH
Refer to signed contract documents for final selections and inclusions		

**NORTH**  
**SCALE**  
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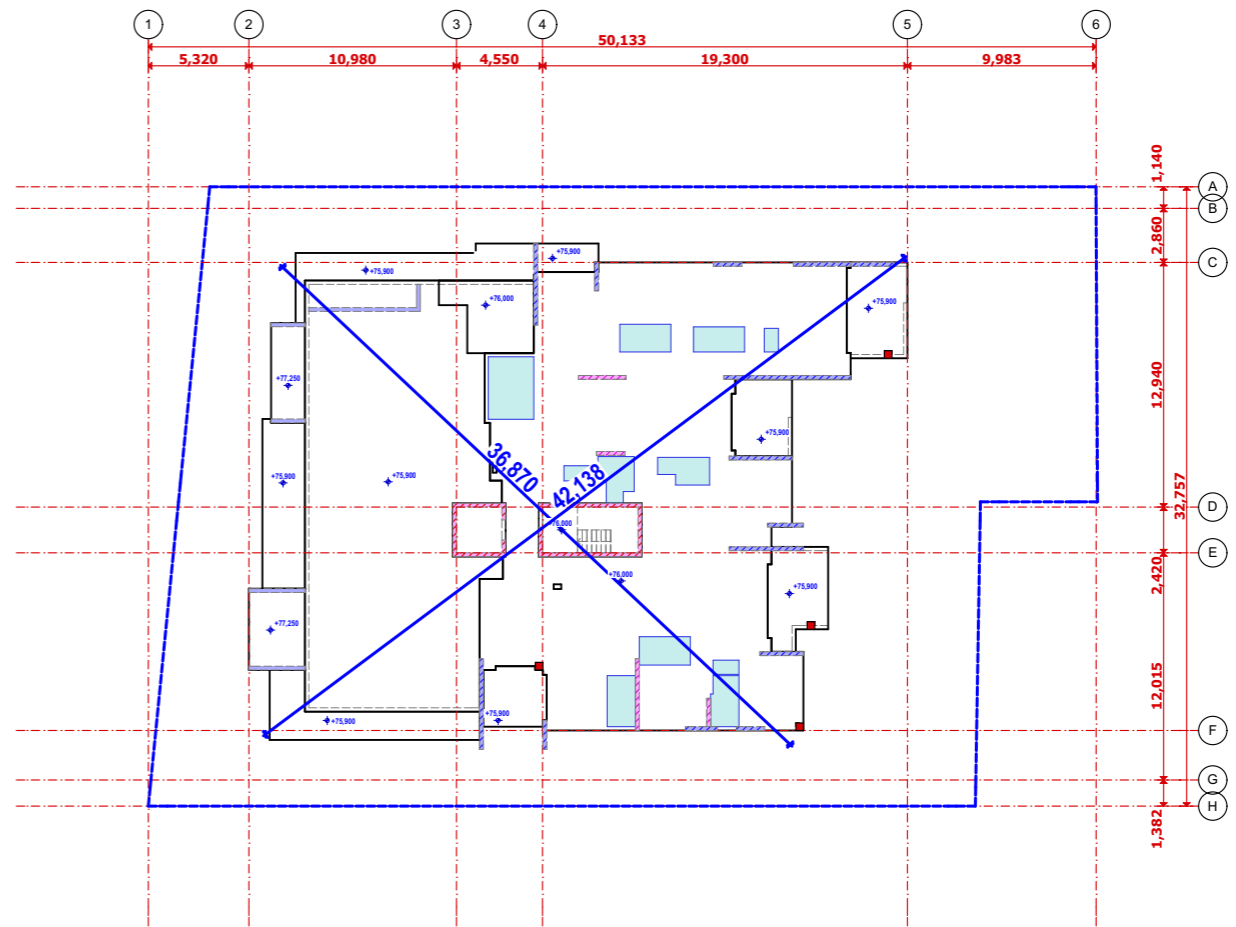
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**Second Floor**



**Eighth Floor**

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**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 SLAB PLAN 1:400  
**DESIGNER**

ISSUE		
D8	15/May/2026	Preliminary Issue CH
D7	19/Jan/2026	Preliminary Issue VT
D6	18/DEC/2025	FOR CONSTRUCTION CH
Refer to signed contract documents for final selections and inclusions		

**NORTH**

**SCALE**  
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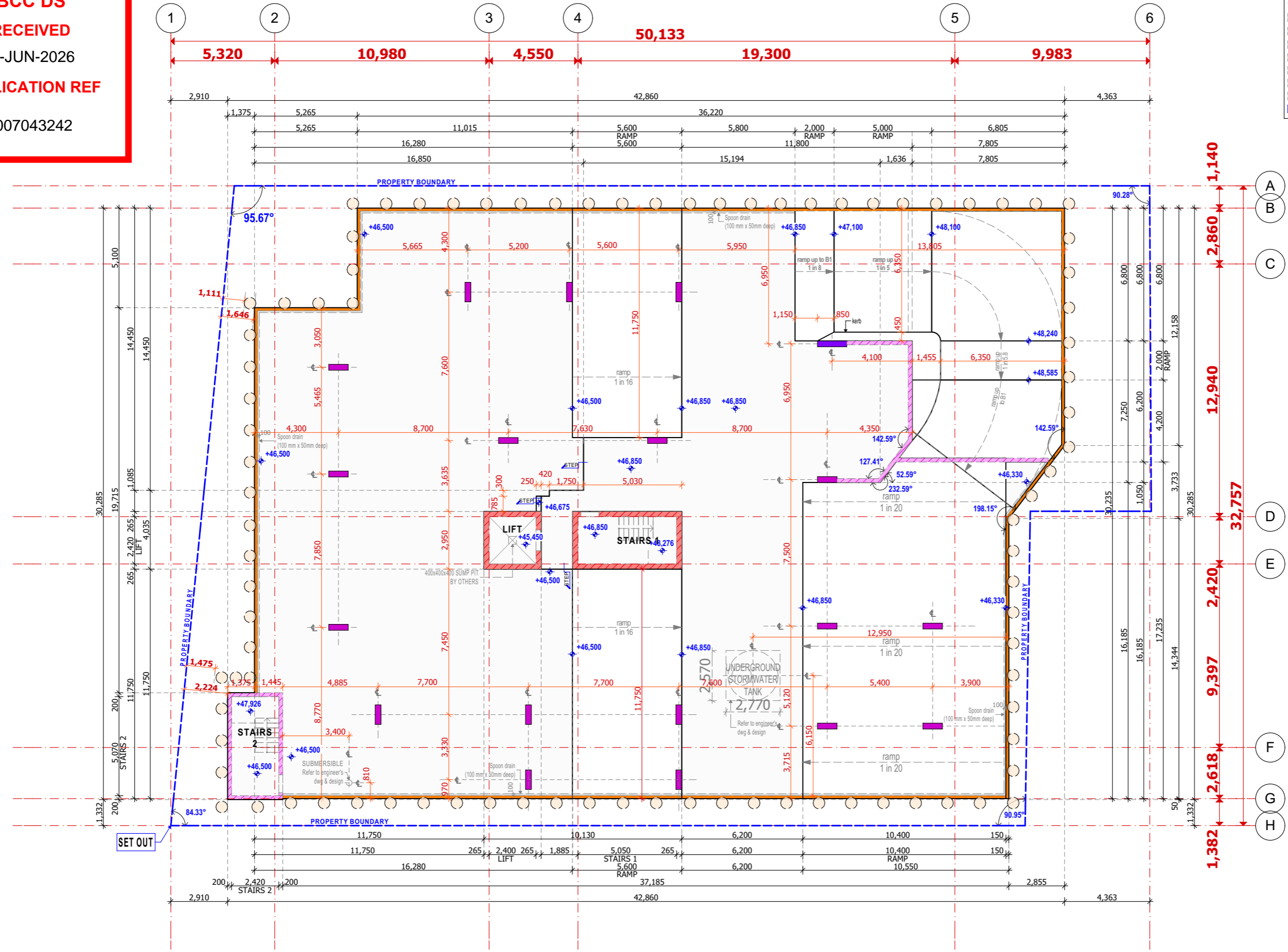
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**LEGEND**  
to be read in conjunction with structural drawings

- 300W x 1000L CONCRETE COLUMN
- 300W x 1500L CONCRETE COLUMN
- 300W x 600L CONCRETE COLUMN
- 400W x 400L CONCRETE COLUMN
- 265W RITEK WALL (LOAD BEARING)
- 200W REDIWALL/ RITEK WALL (TBC)
- 200W RITEK WALL
- DENOTES SOFT PENETRATION



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**CLIENT**  
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**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
BASEMENT 2 SLAB PLAN  
**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

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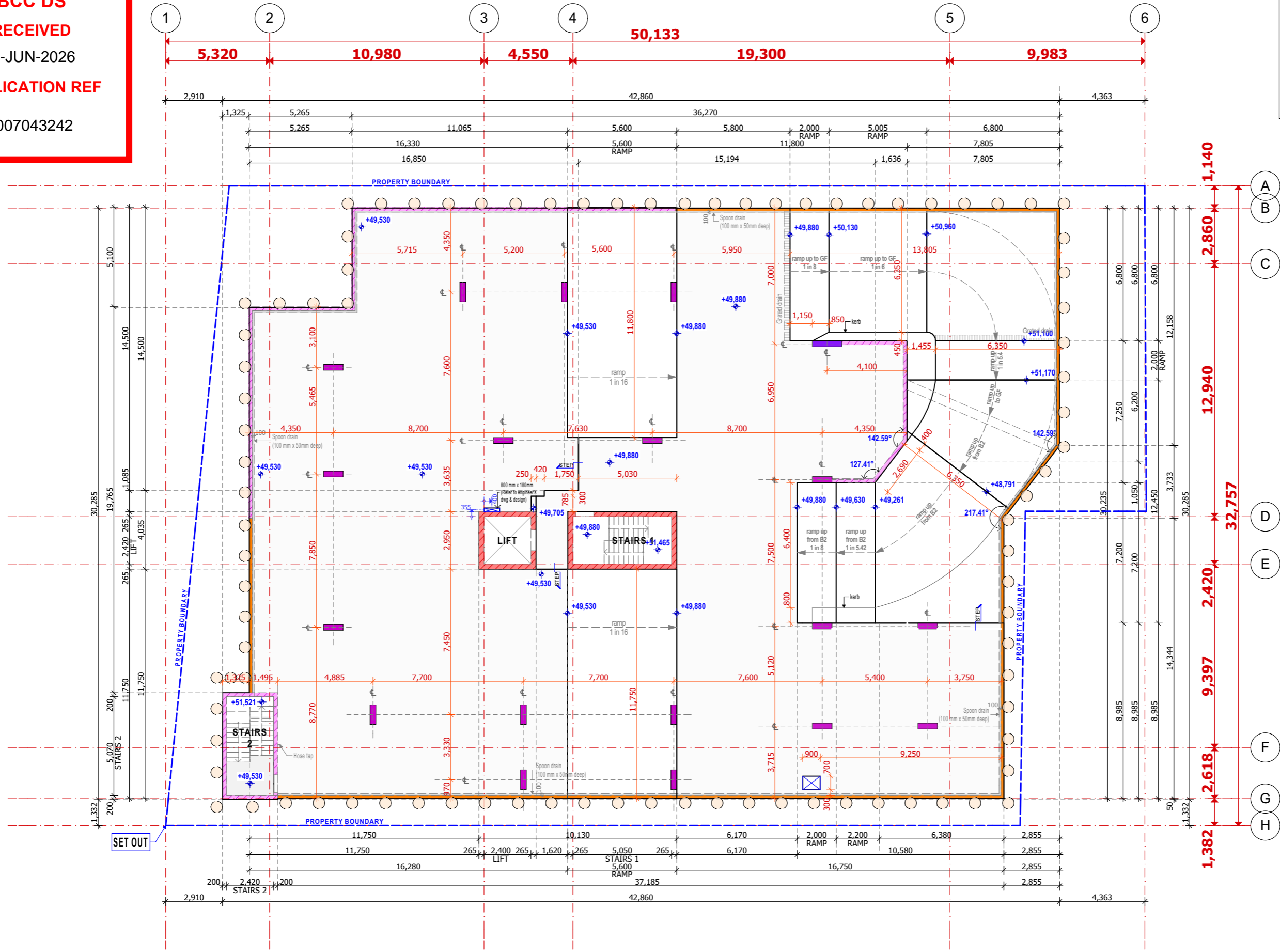
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**LEGEND**  
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- DENOTES SOFT PENETRATION



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**CLIENT**  
TBC  
**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
BASEMENT 1 SLAB PLAN  
**DESIGNER**

**ISSUE**  
D8 15/May/2026 Preliminary Issue CH  
D7 19/Jan/2026 Preliminary Issue VT  
D6 18/DEC/2025 FOR CONSTRUCTION CH  
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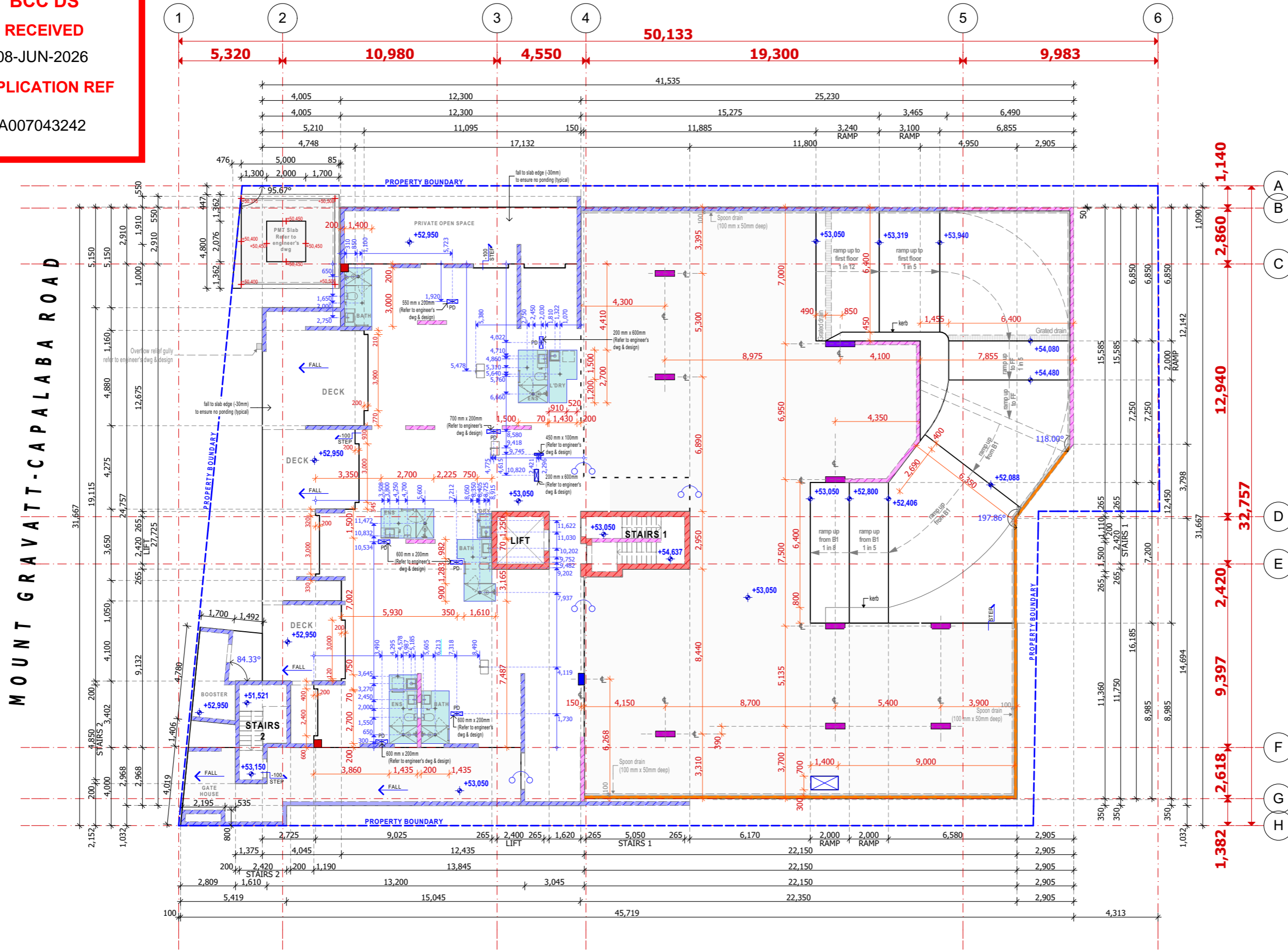
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**LEGEND**  
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- DENOTES SOFT PENETRATION



**MOUNT GRAVATT-CAPALABA ROAD**

PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**CLIENT**  
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**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 GROUND FLOOR SLAB PLAN  
**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

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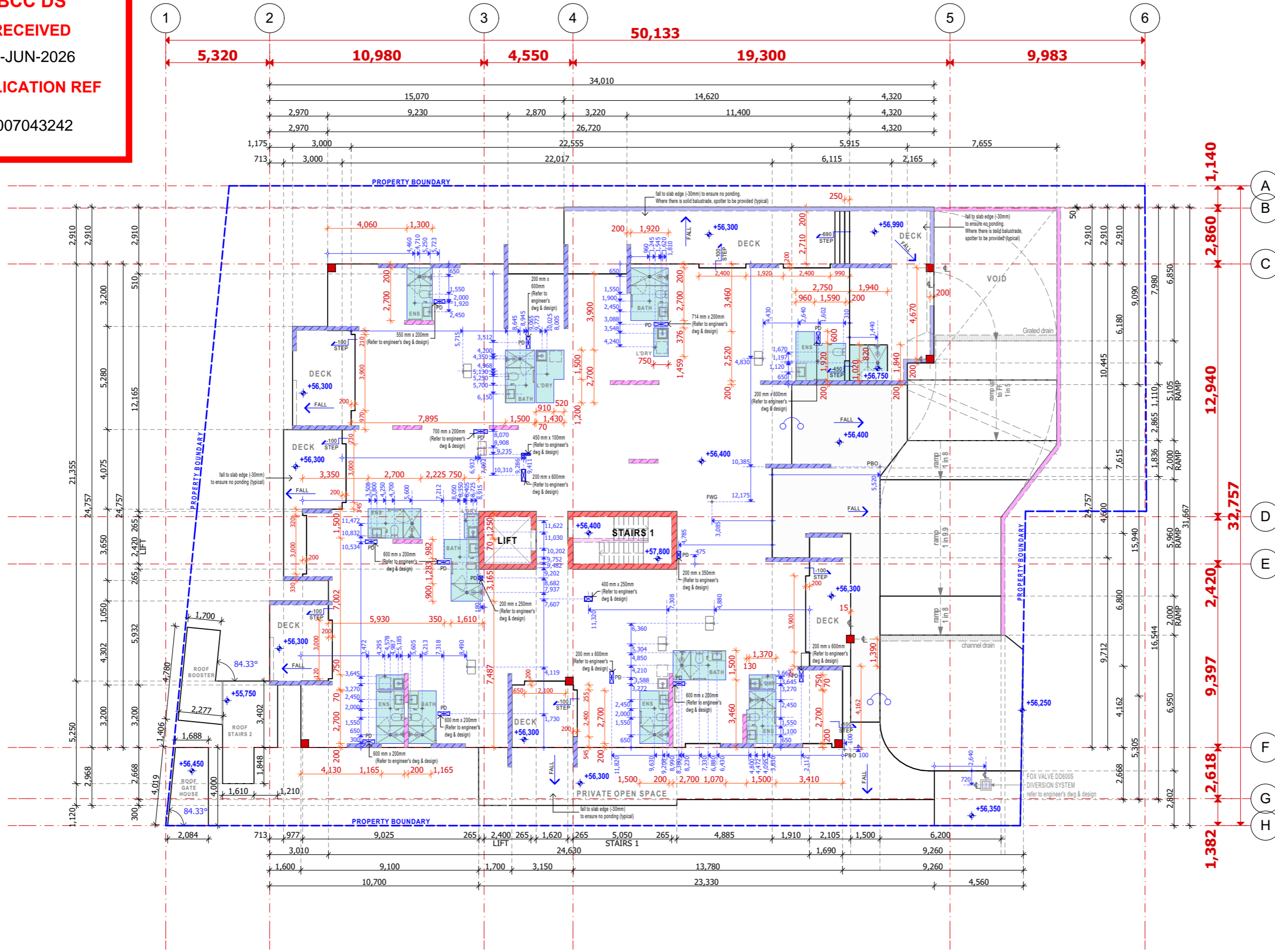
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**LEGEND**  
to be read in conjunction with structural drawings

- 300W x 1000L CONCRETE COLUMN
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PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
FIRST FLOOR SLAB PLAN  
**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

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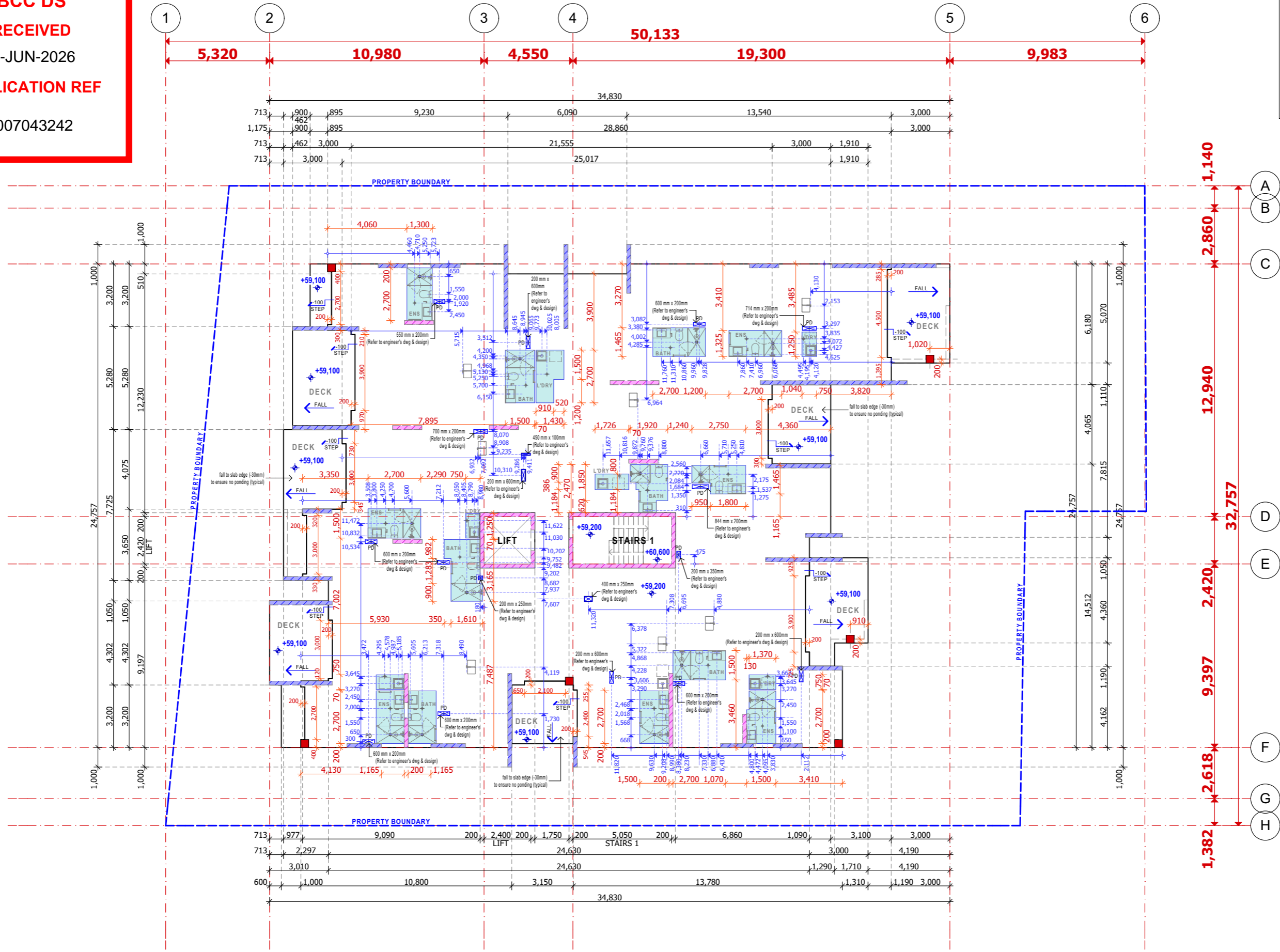
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**LEGEND**  
 to be read in conjunction with structural drawings

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PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 SECOND FLOOR SLAB PLAN  
**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

**NORTH**  
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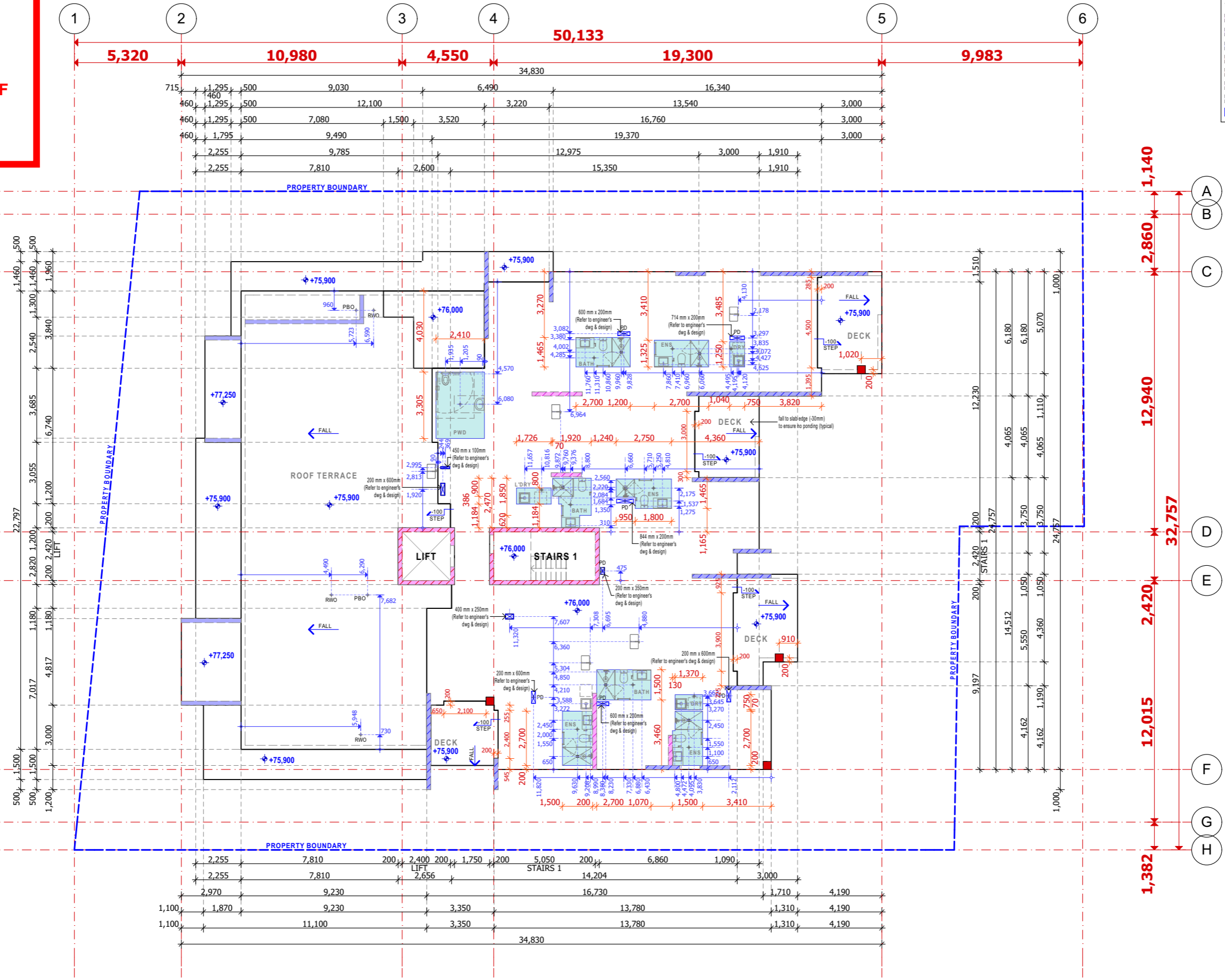
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**APPLICATION REF**  
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**LEGEND**  
 to be read in conjunction with structural drawings

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- 300W x 600L CONCRETE COLUMN
- 400W x 400L CONCRETE COLUMN
- 265W RITEK WALL (LOAD BEARING)
- 200W REDIWALL/ RITEK WALL (TBC)
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PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**CLIENT**  
 TBC  
**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 EIGHTH FLOOR SLAB PLAN  
**DESIGNER**

**ISSUE**

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D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

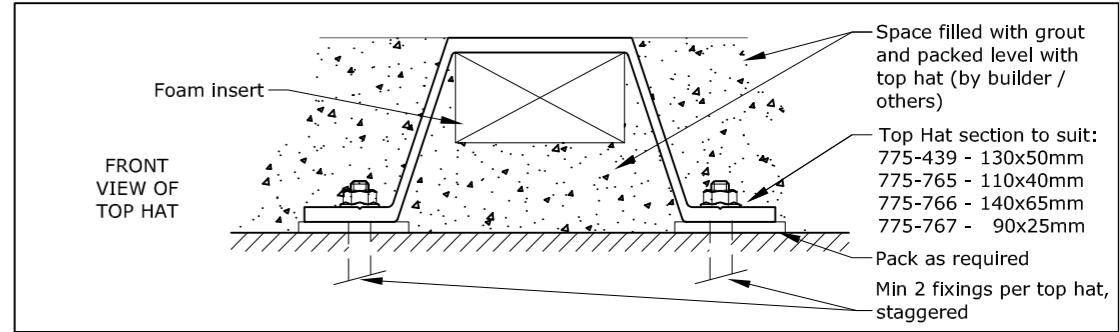
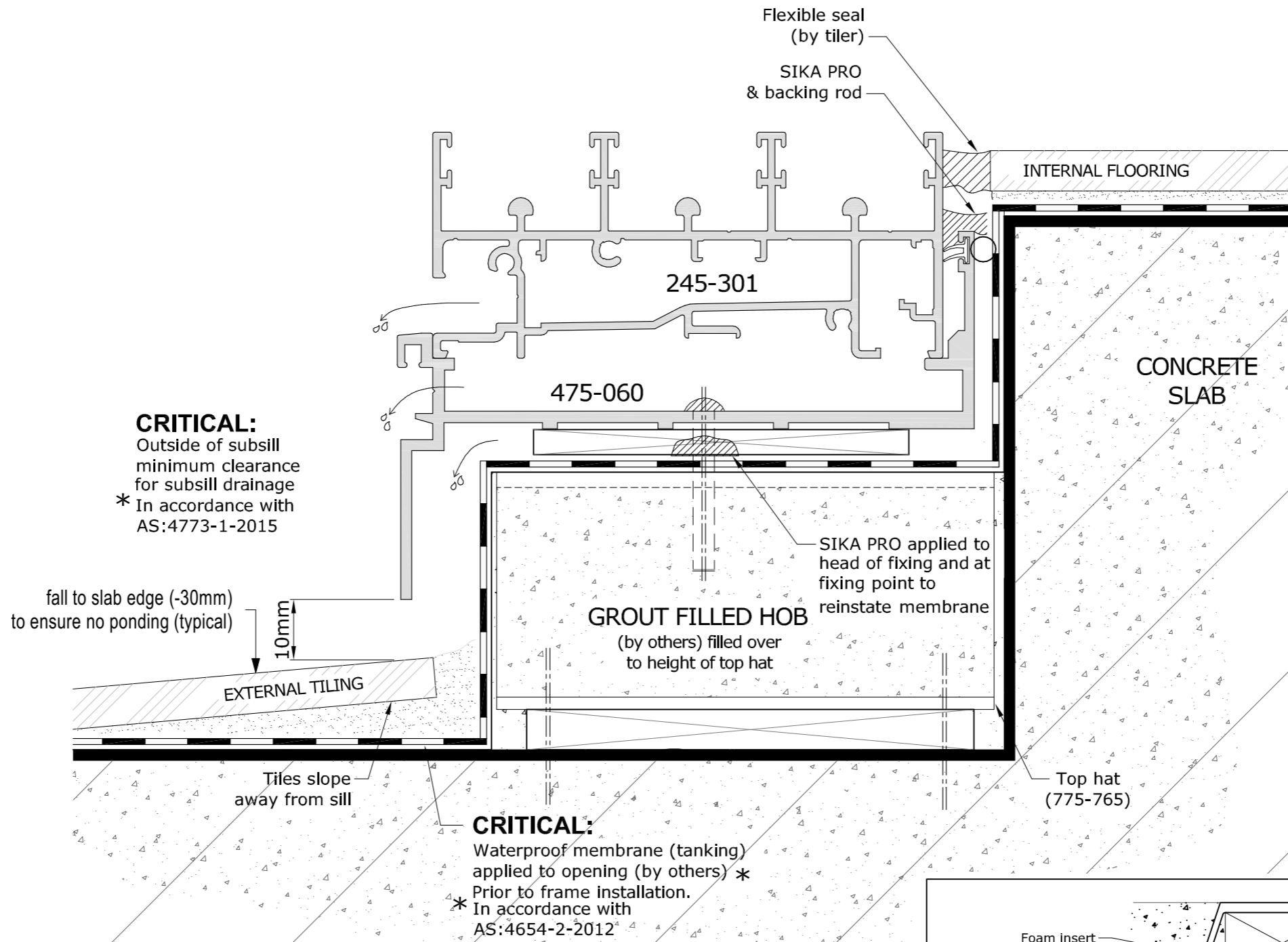
Refer to signed contract documents for final selections and inclusions

**NORTH**  
**SCALE**  
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JOB NUMBER	DRAWING	REVISION
	2.08	D8

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**Note:**

- 1) This detail is for use when a double rebate is required by design or on site conditions.
- 2) Fixings shown are for illustration purposes only. All fixings to be assessed by a G.James engineer to suit the design criteria on a project.
- 3) '475-060' Sill shown, however all other G.James sill and sub-sill combinations can be substituted in it's place, utilizing the same sealing principals.

PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**CLIENT**  
 TBC  
**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 DETAIL TYPICAL SECTION BALCONY  
**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

**NORTH**  
**SCALE**  
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 PAPER

JOB NUMBER	DRAWING	REVISION
	2.09	D8

E:\RC+117-119 MOUNT GRAVATT-CAPALABA RD\117-119 MOUNT GRAVATT-CAPALABA RD\_ISSUE D8\_V20260122\_CH260915.ppt | 15/05/2026 | 02.45

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08-JUN-2026  
**APPLICATION REF**  
A007043242

**SIDE BOUNDARY SETBACK :**  
Ground floor - 1.1m setback  
1st to 8th floor - 4m setback

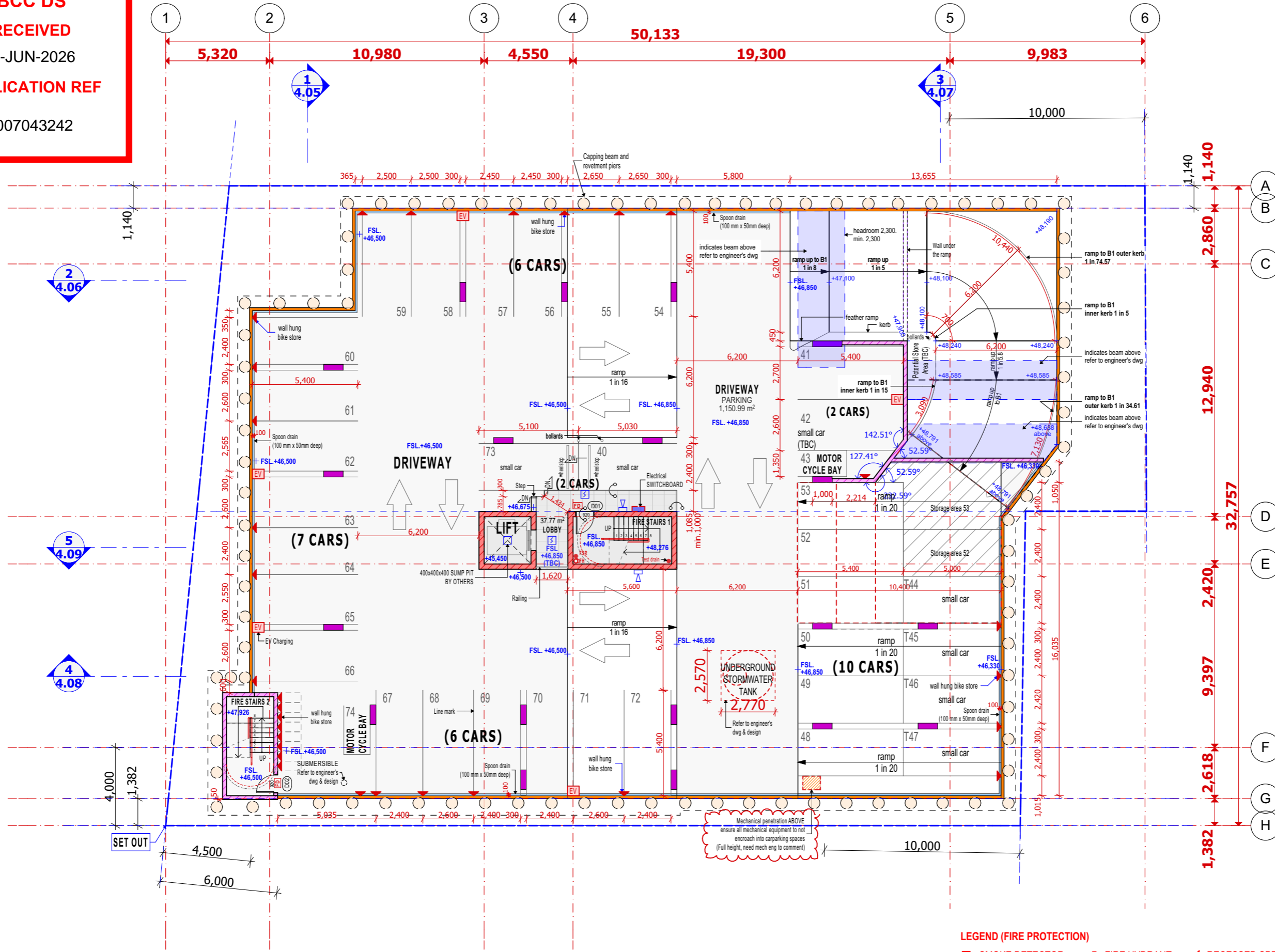
**DOOR THRESHOLD NOTES**

Step

No step. A max. tolerance of 3mm or 5mm between abutting surface is permitted, as long as the lip is rounded or beveled

**WALLS & COLUMN LEGEND**  
to be read in conjunction with structural drawings

- 300W x 1000L CONCRETE COLUMN
- 300W x 1500L CONCRETE COLUMN
- 300W x 600L CONCRETE COLUMN
- 400W x 400L CONCRETE COLUMN
- 265W RITEK WALL (LOAD BEARING)
- 200W REDIWALL/ RITEK WALL (TBC)
- 200W RITEK WALL (LOAD BEARING)
- 200W RITEK WALL (NON LOAD BEARING)
- SHOTCRETE
- STUDS WALL (70mm)
- PARTY WALL (185mm)
- PARTY WALL (228mm)
- COMMON WALL (144mm)
- SHAFT WALL (88mm)



PRELIMINARY ISSUE - REV D8 (15/MAY/2026)

**LEGEND (FIRE PROTECTION)**

- SMOKE DETECTOR
- SMOKE ALARM
- FIRE HYDRANT
- HORN SPEAKER
- RECESSED SPEAKER

MV : Mechanical ventilation required

- 1,550mm diameter circulation area
- 3,000mm diameter circulation area

**RC+  
Design**

BSA License Number  
1212835  
Email  
info@rcplusdesign.com.au  
Phone  
0421197117

**CLIENT**  
TBC  
**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
BASEMENT 2  
**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

**NORTH**

**SCALE**  
1:200  
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PAPER

JOB NUMBER	DRAWING	REVISION
	3.01	D8

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**BCC DS  
RECEIVED**  
08-JUN-2026  
**APPLICATION REF**  
A007043242

**SIDE BOUNDARY SETBACK :**  
Ground floor - 1.1m setback  
1st to 8th floor - 4m setback

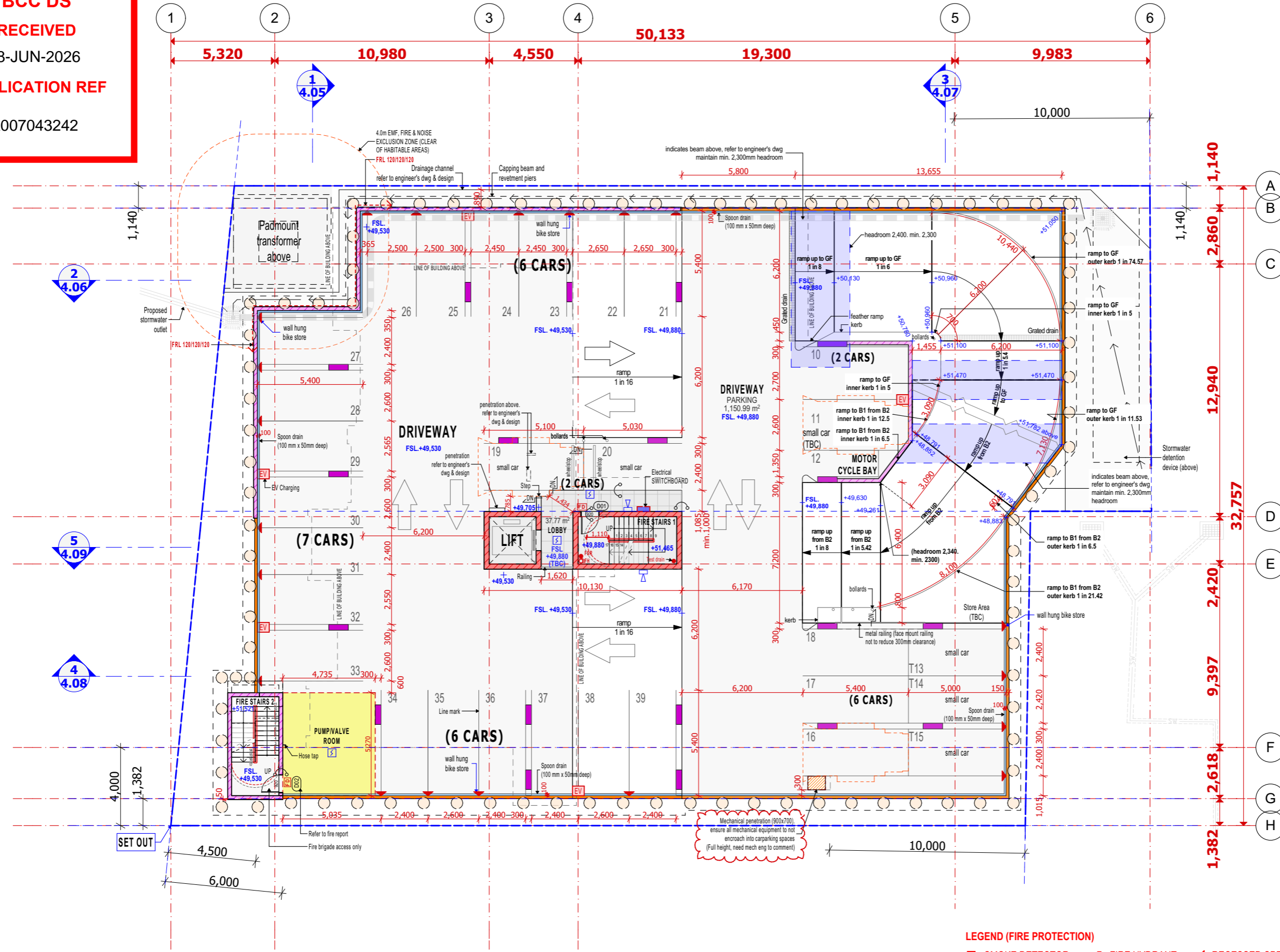
**DOOR THRESHOLD NOTES**

Step

No step. A max. tolerance of 3mm or 5mm between abutting surface is permitted, as long as the lip is rounded or bevelled

**WALLS & COLUMN LEGEND**  
to be read in conjunction with structural drawings

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- STUDS WALL (70mm)
- PARTY WALL (185mm)
- PARTY WALL (228mm)
- COMMON WALL (144mm)
- SHAFT WALL (88mm)



PRELIMINARY ISSUE - REV D8 (15/MAY/2026)

**LEGEND (FIRE PROTECTION)**

SMOKE DETECTOR    FIRE HYDRANT    RECESSED SPEAKER

SMOKE ALARM    HORN SPEAKER

MV : Mechanical ventilation required

1,550mm diameter circulation area

3,000mm diameter circulation area

**RC+  
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TBC

**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
BASEMENT 1

**DESIGNER**

**ISSUE**

D8 15/May/2026 Preliminary Issue CH  
D7 19/Jan/2026 Preliminary Issue VT  
D6 18/DEC/2025 FOR CONSTRUCTION CH

Refer to signed contract documents for final selections and inclusions

**NORTH**

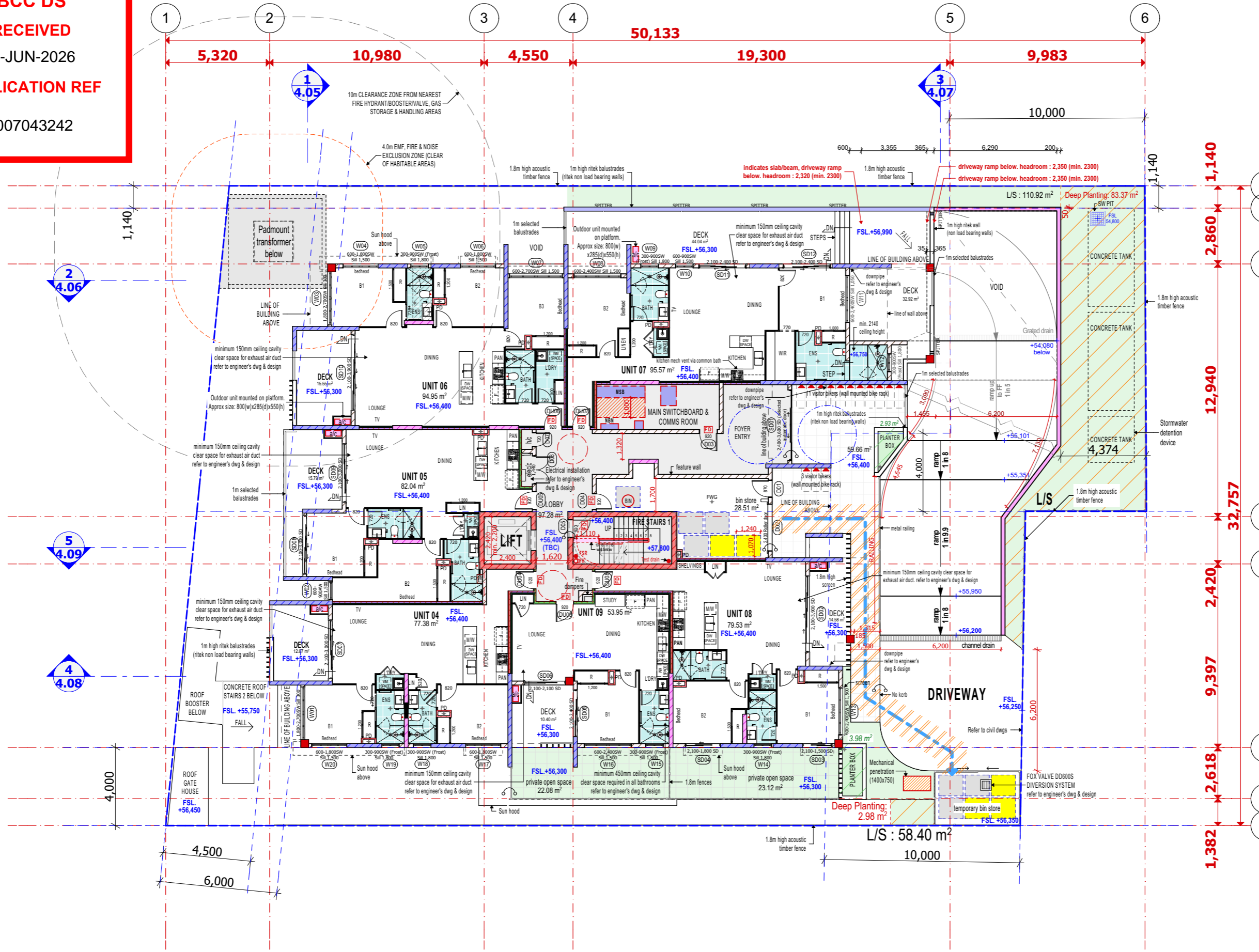
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PAPER

JOB NUMBER	DRAWING	REVISION
	3.02	D8

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08-JUN-2026  
**APPLICATION REF**  
A007043242



**SIDE BOUNDARY SETBACK :**  
Ground floor - 1.1m setback  
1st to 8th floor - 4m setback

**DOOR THRESHOLD NOTES**

Step

No step. A max. tolerance of 3mm or 5mm between abutting surface is permitted, as long as the lip is rounded or beveled

**WALLS & COLUMN LEGEND**  
to be read in conjunction with structural drawings

- 300W x 1000L CONCRETE COLUMN
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- 200W RITEK WALL (LOAD BEARING)
- 200W RITEK WALL (NON LOAD BEARING)
- SHOTCRETE
- STUDS WALL (70mm)
- PARTY WALL (185mm)
- PARTY WALL (228mm)
- COMMON WALL (144mm)
- SHAFT WALL (88mm)

**Area First Floor**

Unit	Unit Area	Unit Deck	Total
Unit 04	77.38	12.67	90.05 m <sup>2</sup>
Unit 05	82.04	15.79	97.83 m <sup>2</sup>
Unit 06	94.95	15.55	110.50 m <sup>2</sup>
Unit 07	95.57	44.04	172.53 m <sup>2</sup>
Unit 08	79.53	14.58	94.11 m <sup>2</sup>
Unit 09	53.95	10.40	64.35 m <sup>2</sup>
<b>Total</b>	<b>629.37 m<sup>2</sup></b>		

MV : Mechanical ventilation required

1,550mm diameter circulation area

3,000mm diameter circulation area

PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

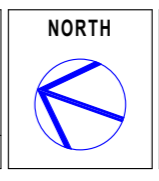
**DRAWING NAME**  
FIRST FLOOR

**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

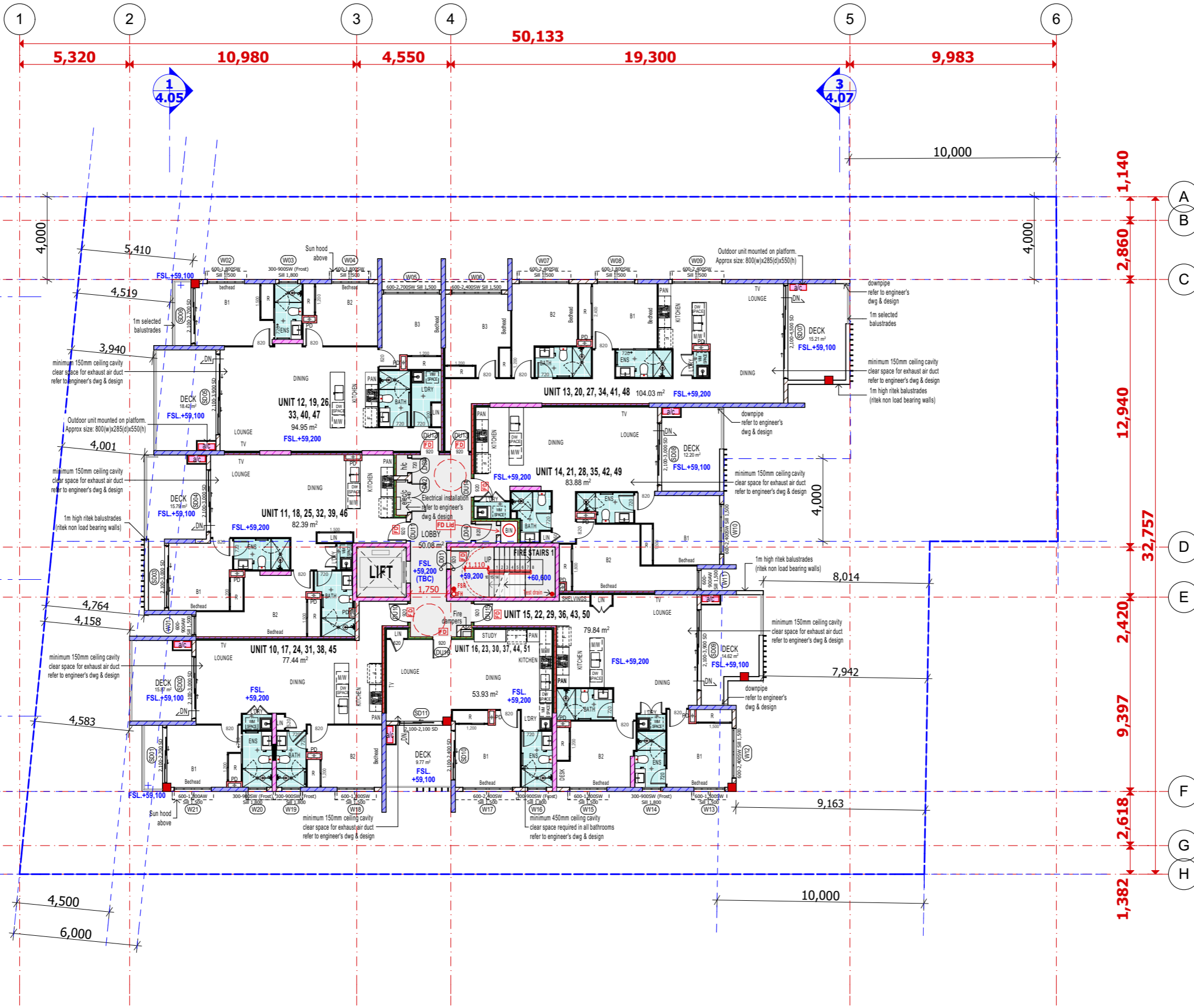


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PAPER

JOB NUMBER	DRAWING	REVISION
	3.04	D8

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08-JUN-2026  
**APPLICATION REF**  
A007043242



**SIDE BOUNDARY SETBACK :**  
Ground floor - 1.1m setback  
1st to 8th floor - 4m setback

**DOOR THRESHOLD NOTES**

Step

No step. A max. tolerance of 3mm or 5mm between abutting surface is permitted, as long as the lip is rounded or bevelled

**WALLS & COLUMN LEGEND**  
to be read in conjunction with structural drawings

- 300W x 1000L CONCRETE COLUMN
- 300W x 1500L CONCRETE COLUMN
- 300W x 600L CONCRETE COLUMN
- 400W x 400L CONCRETE COLUMN
- 265W RITEK WALL (LOAD BEARING)
- 200W REDIWALL/ RITEK WALL (TBC)
- 200W RITEK WALL (LOAD BEARING)
- 200W RITEK WALL (NON LOAD BEARING)
- SHOTCRETE
- STUDS WALL (70mm)
- PARTY WALL (185mm)
- PARTY WALL (228mm)
- COMMON WALL (144mm)
- SHAFT WALL (88mm)

**Area Second Floor**

Unit 10, 17, 24, 31, 38, 45	
Unit Area	77.44
Unit Deck	15.87
<b>93.31 m<sup>2</sup></b>	
Unit 11, 18, 25, 32, 39, 46	
Unit Area	82.39
Unit Deck	15.79
<b>98.18 m<sup>2</sup></b>	
Unit 12, 19, 26, 33, 40, 47	
Unit Area	94.95
Unit Deck	18.42
<b>113.37 m<sup>2</sup></b>	
Unit 13, 20, 27, 34, 41, 48	
Unit Area	104.03
Unit Deck	15.21
<b>119.24 m<sup>2</sup></b>	
Unit 14, 21, 28, 35, 42, 49	
Unit Area	83.88
Unit Deck	12.20
<b>96.08 m<sup>2</sup></b>	
Unit 15, 22, 29, 36, 43, 50	
Unit Area	79.84
Unit Deck	14.62
<b>94.46 m<sup>2</sup></b>	
Unit 16, 23, 30, 37, 44, 51	
Unit Area	53.93
Unit Deck	9.77
<b>63.70 m<sup>2</sup></b>	
<b>678.34 m<sup>2</sup></b>	
<b>TOTAL (x 6 Floor)</b>	<b>4,070.04 m<sup>2</sup></b>

MV : Mechanical ventilation required

1,550mm diameter circulation area

3,000mm diameter circulation area

PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



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**CLIENT**  
TBC  
**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
SECOND FLOOR (TYPICAL)  
**DESIGNER**

**ISSUE**  
D8 15/May/2026 Preliminary Issue CH  
D7 19/Jan/2026 Preliminary Issue VT  
D6 18/DEC/2025 FOR CONSTRUCTION CH  
Refer to signed contract documents for final selections and inclusions



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JOB NUMBER	DRAWING	REVISION
	3.05	D8

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08-JUN-2026  
**APPLICATION REF**  
A007043242

**SIDE BOUNDARY SETBACK :**  
Ground floor - 1.1m setback  
1st to 8th floor - 4m setback

**DOOR THRESHOLD NOTES**

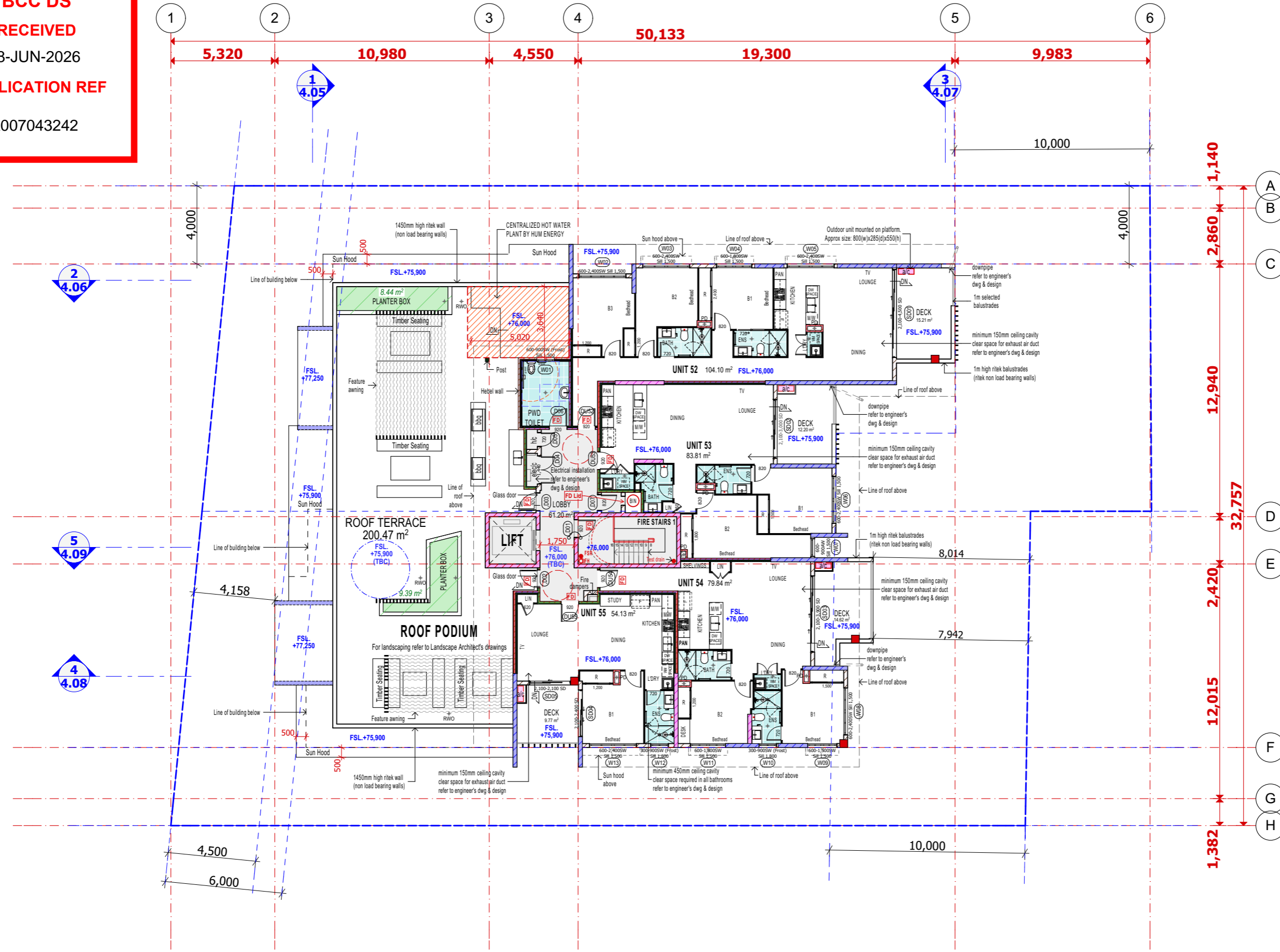
Step

No step. A max. tolerance of 3mm or 5mm between abutting surface is permitted, as long as the lip is rounded or bevelled

**WALLS & COLUMN LEGEND**  
to be read in conjunction with structural drawings

- 300W x 1000L CONCRETE COLUMN
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- STUDS WALL (70mm)
- PARTY WALL (185mm)
- PARTY WALL (228mm)
- COMMON WALL (144mm)
- SHAFT WALL (88mm)

PRELIMINARY ISSUE - REV D8 (15/MAY/2026)



**Area Eighth Floor**

Unit 52	
Unit Area	104.10
Unit Deck	15.21
	<b>119.31 m<sup>2</sup></b>
Unit 53	
Unit Area	83.81
Unit Deck	12.20
	<b>96.01 m<sup>2</sup></b>
Unit 54	
Unit Area	79.84
Unit Deck	14.62
	<b>94.46 m<sup>2</sup></b>
Unit 55	
Unit Area	54.13
Unit Deck	9.77
	<b>63.90 m<sup>2</sup></b>
	<b>373.68 m<sup>2</sup></b>

MV : Mechanical ventilation required

1,550mm diameter circulation area

3,000mm diameter circulation area



BSA License Number  
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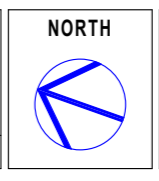
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TBC  
**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
EIGHTH FLOOR  
**DESIGNER**

**ISSUE**

D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions



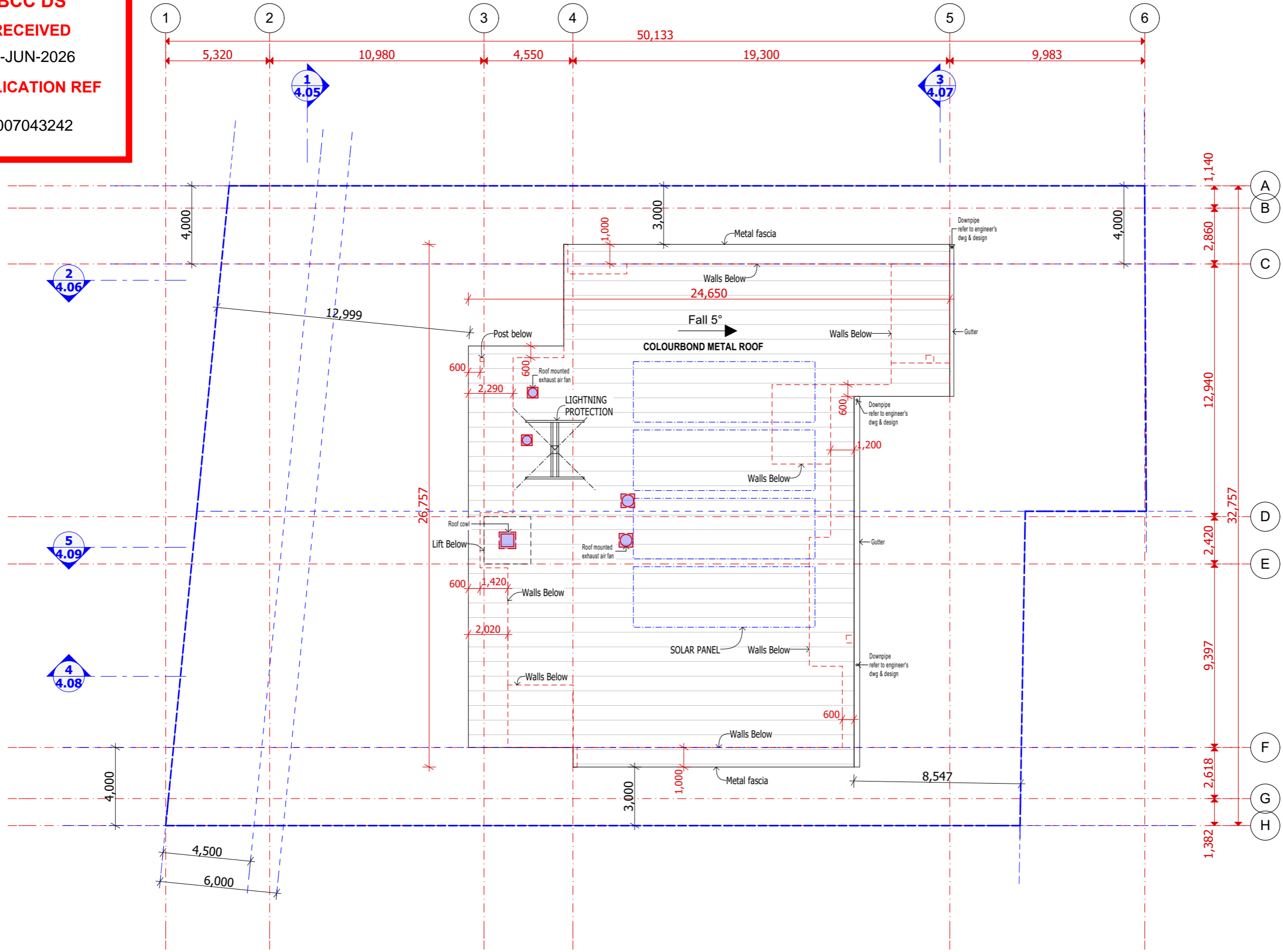
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JOB NUMBER	DRAWING	REVISION
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 08-JUN-2026  
**APPLICATION REF**  
 A007043242

**SIDE BOUNDARY SETBACK:**  
 Ground floor - 1.1m setback  
 1st to 8th floor - 4m setback



PRELIMINARY ISSUE - REV D8 (15/MAY/2026)

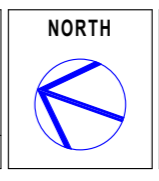


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 Phone  
 0421197117

**CLIENT**  
 TBC  
**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 ROOF PLAN  
**DESIGNER**

ISSUE		
D8	15/May/2026	Preliminary Issue CH
D7	19/Jan/2026	Preliminary Issue VT
D6	18/DEC/2025	FOR CONSTRUCTION CH
Refer to signed contract documents for final selections and inclusions		



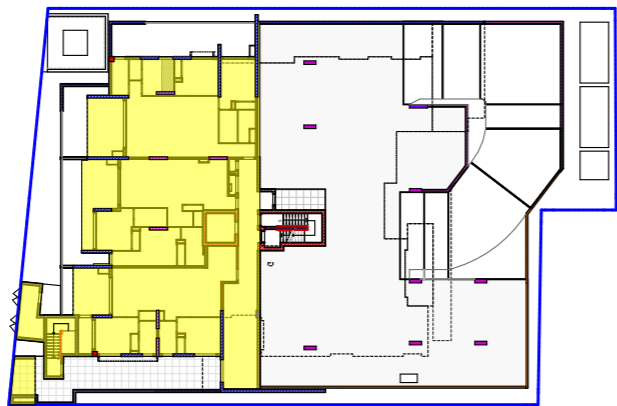
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JOB NUMBER	DRAWING	REVISION
	3.07	D8

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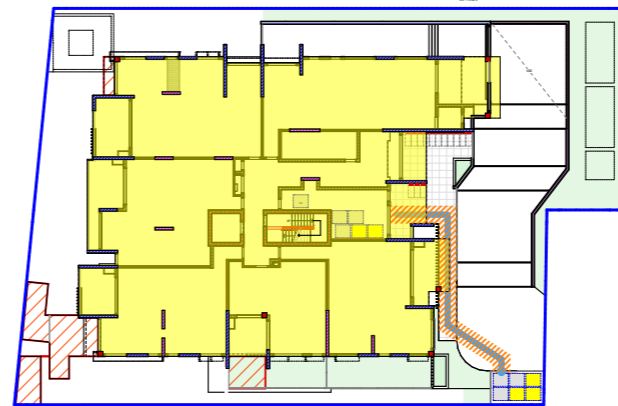
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**RECEIVED**  
 08-JUN-2026  
**APPLICATION REF**  
 A007043242

MOUNT GRAVATT-CAPALABA ROAD



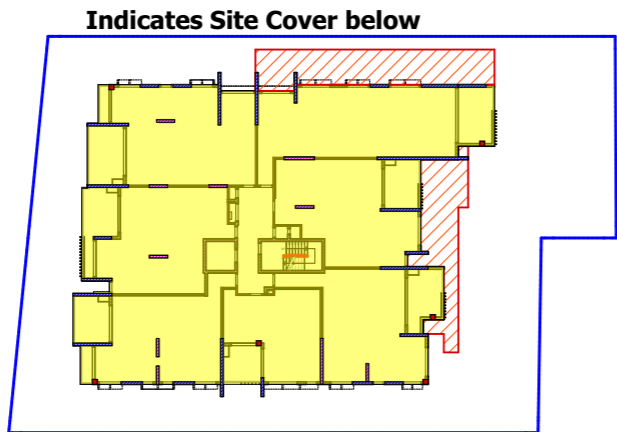
**SITE COVER Ground Floor :**  
**395.99 m<sup>2</sup> (26.63%)**

**0. Ground Floor**



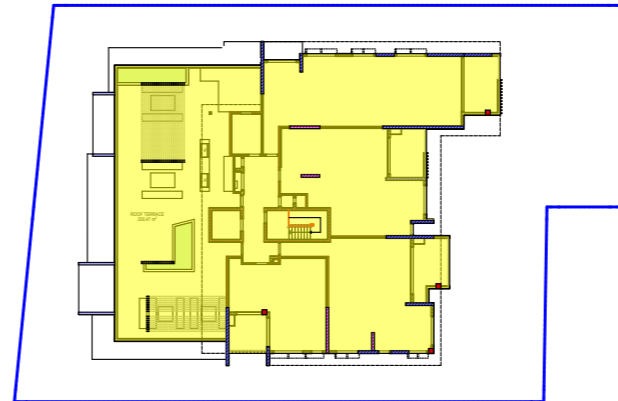
**SITE COVER First Floor :**  
**724.46 m<sup>2</sup> (48.71%)**

**1. First Floor**



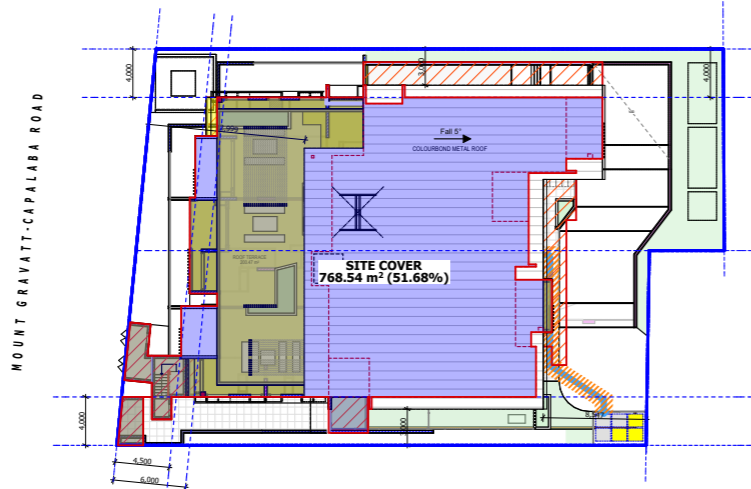
**SITE COVER Second Floor :**  
**730.43 m<sup>2</sup> (49.12%)**

**2. Second Floor**



**SITE COVER Eighth Floor :**  
**660.70 m<sup>2</sup> (44.43%)**

**8. Eighth Floor**



**SITE COVER**

**SITE AREA :**  
**1,487 sqm**  
**SITE COVER:**  
**768.54 m<sup>2</sup> (51.68%)**

ISSUE FOR CONSTRUCTION - REV D8 (15/MAY/2026)

NORTH

**RC+**  
Design

BSA License Number	1212835
Phone	info@rcplusdesign.com.au
Email	0421197117

LOCATION :  
**117 - 119**  
**MOUNT GRAVATT-**  
**CAPALABA ROAD**  
**QLD**

CLIENT:  
**TBC**

DRAWING NAME :  
**SITE COVER**

**ISSUE**

D8	15/MAY/2026	Preliminary Issue	CH
D7	19/JAN/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH
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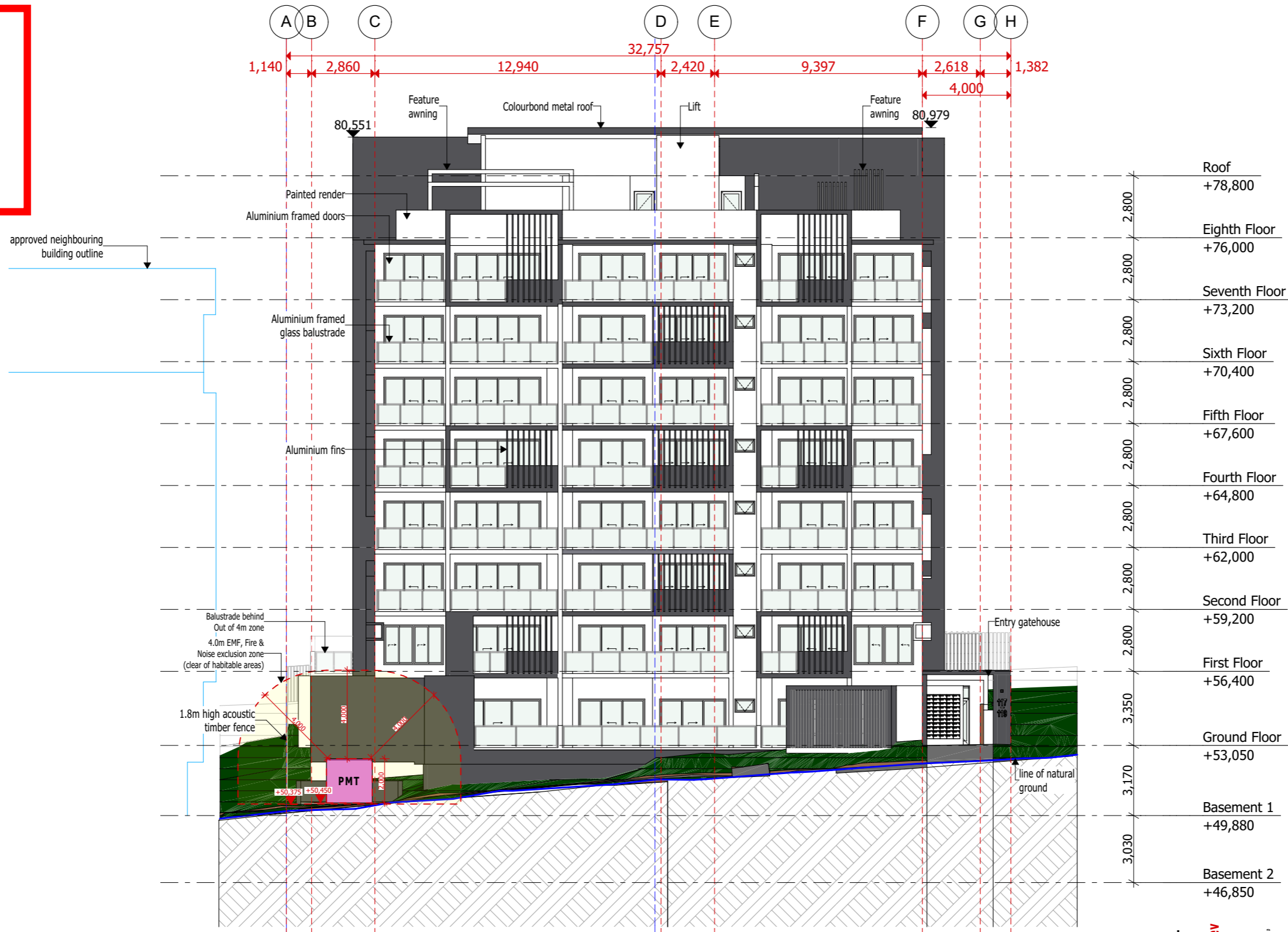
Refer to signed contract documents for final selections and inclusions

SCALE : 1:625, 1:200  
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 DRAWING : #Pln  
 ISSUE : **D8**  
 3.08

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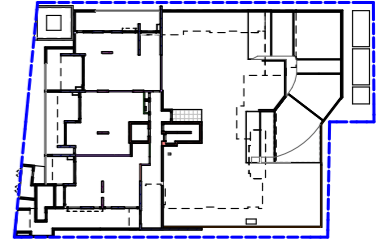
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**BCC DS**  
**RECEIVED**  
 08-JUN-2026  
**APPLICATION REF**  
 A007043242



**.1 SITE ELEVATION : NORTH WEST ELEVATION 1:200**

**MOUNT GRAVATT-  
 CAPALABA ROAD**  
**1 North West Elev**



**KEYPLAN**  
**4 South West Elev**

PRELIMINARY ISSUE - REV D8 (15/MAY/2026)

**RC+**  
**Design**

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 info@rcplusdesign.com.au  
 Phone  
 0421197117

**CLIENT**  
 TBC  
**LOCATION**  
 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
 ELEVATION  
**DESIGNER**

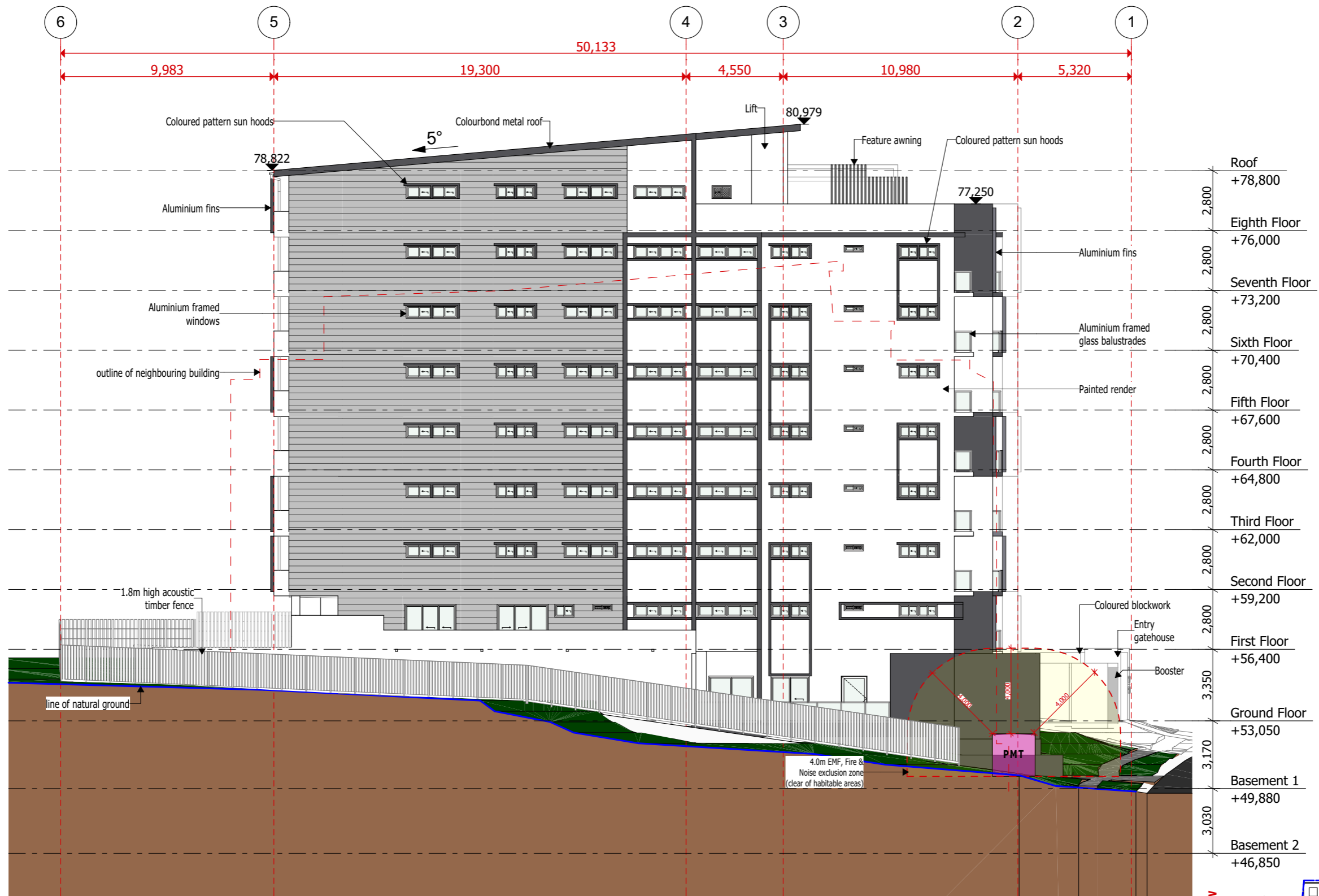
ISSUE			
D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH

Refer to signed contract documents for final selections and inclusions

**NORTH**  
**SCALE**  
 1:200  
 @A3  
 PAPER

JOB NUMBER	DRAWING	REVISION
	4.01	D8

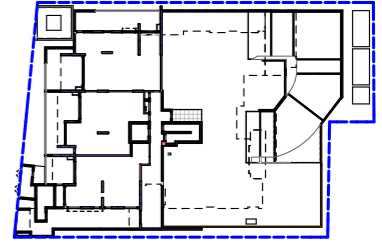
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.2 SITE ELEVATION : NORTH EAST ELEVATION 1:200

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08-JUN-2026  
**APPLICATION REF**  
A007043242

MOUNT GRAVATT-CAPALABA ROAD  
1 North West Elev



**KEYPLAN**  
4 South West Elev

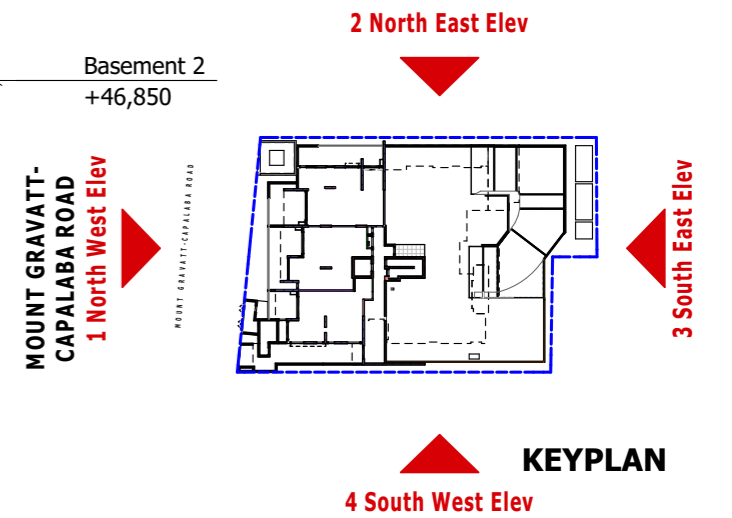
PRELIMINARY ISSUE - REV D8 (15/MAY/2026)

	BSA License Number 1212835 Email info@rcplusdesign.com.au Phone 0421197117	<b>CLIENT</b> TBC <b>LOCATION</b> 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD	<b>DRAWING NAME</b> ELEVATION <b>DESIGNER</b>	<b>ISSUE</b> D8 15/May/2026 Preliminary Issue CH D7 19/Jan/2026 Preliminary Issue VT D6 18/DEC/2025 FOR CONSTRUCTION CH Refer to signed contract documents for final selections and inclusions	<b>NORTH</b>	<b>SCALE</b> 1:200 @A3 PAPER	<b>JOB NUMBER</b>	<b>DRAWING</b> 4.02	<b>REVISION</b> D8
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**BCC DS**  
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 08-JUN-2026  
**APPLICATION REF**  
 A007043242

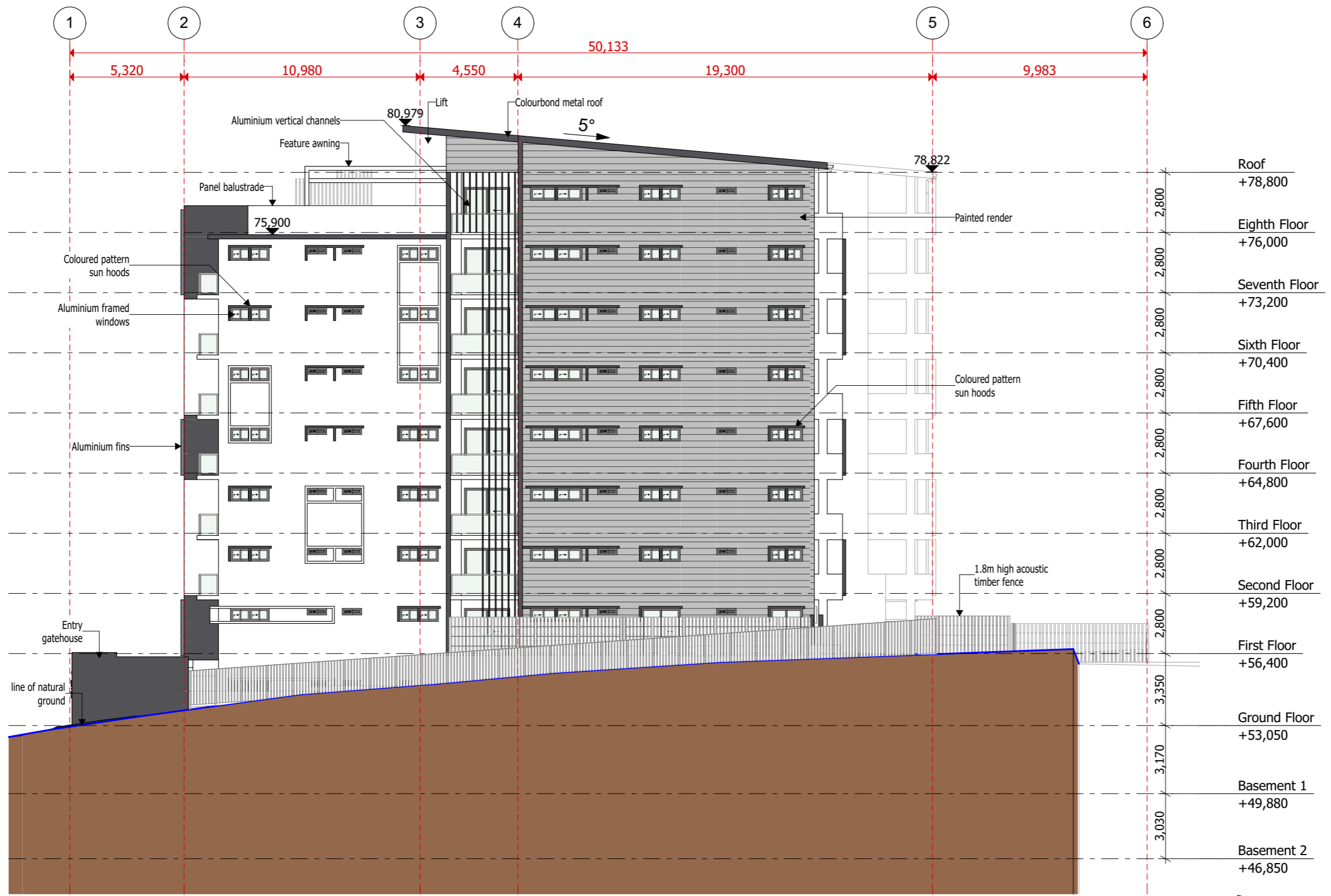


**.3 SITE ELEVATION : SOUTH EAST ELEVATION 1:200**



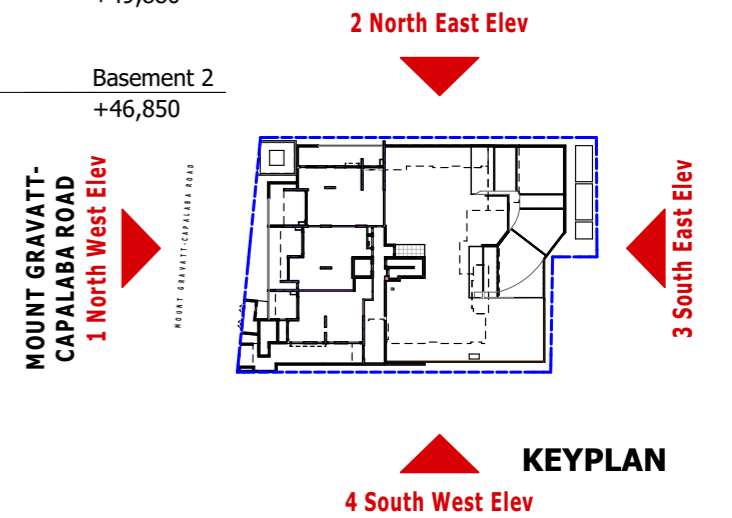
PRELIMINARY ISSUE - REV D8 (15/MAY/2026)

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	JOB NUMBER	DRAWING	REVISION									
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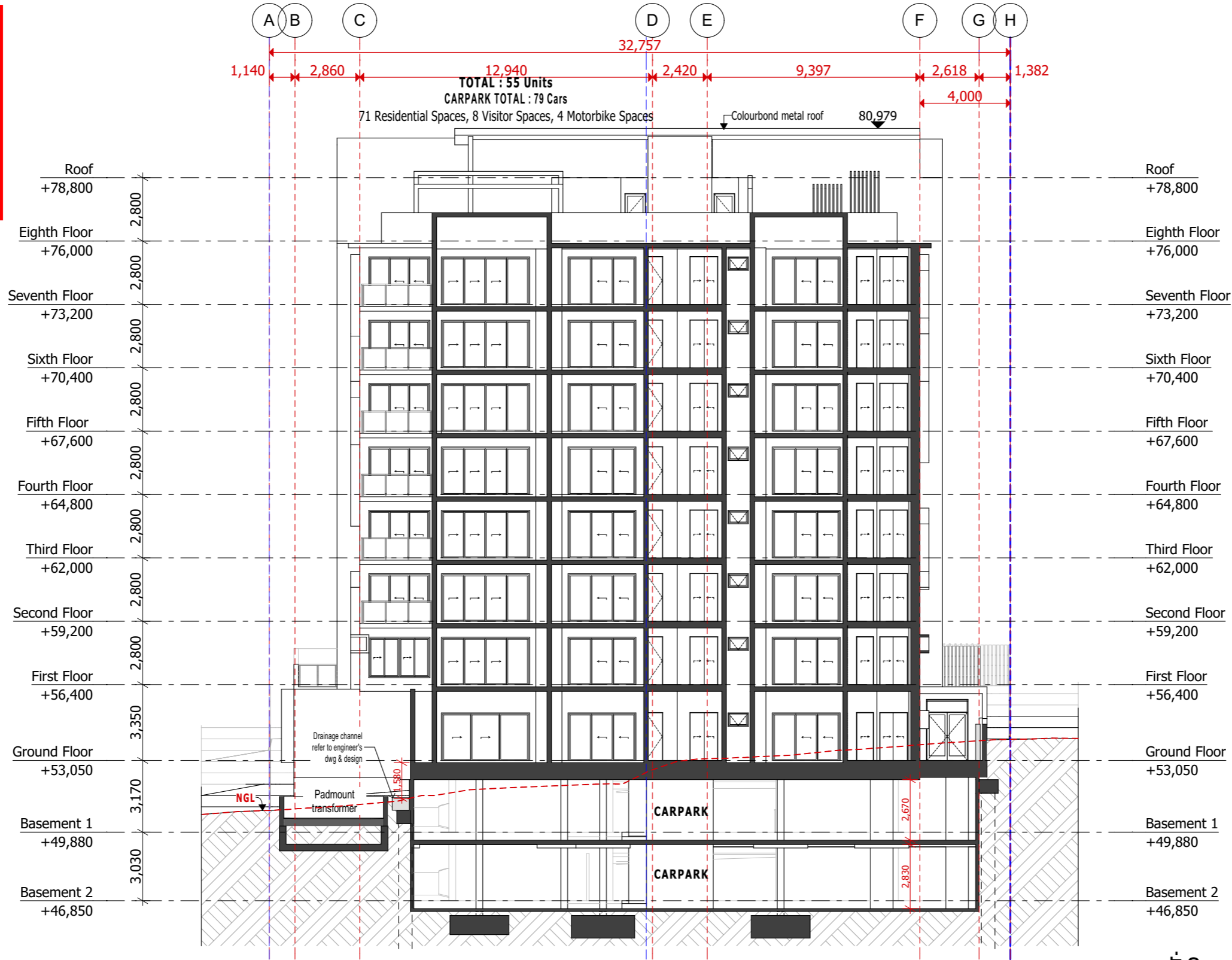
**.4 SITE ELEVATION : SOUTH WEST ELEVATION 1:200**

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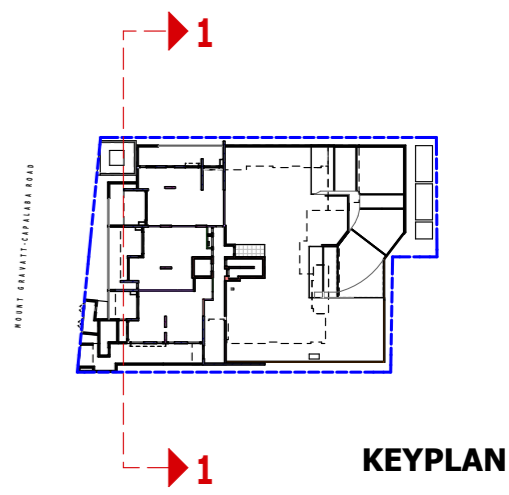
	BSA License Number <b>1212835</b> Email <a href="mailto:info@rcplusdesign.com.au">info@rcplusdesign.com.au</a> Phone <b>0421197117</b>	<b>CLIENT</b> TBC <b>LOCATION</b> 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD	<b>DRAWING NAME</b> ELEVATION <b>DESIGNER</b>	<b>ISSUE</b> D8 15/May/2026 Preliminary Issue CH D7 19/Jan/2026 Preliminary Issue VT D6 18/DEC/2025 FOR CONSTRUCTION CH <small>Refer to signed contract documents for final selections and inclusions</small>	<b>NORTH</b> <b>SCALE</b> 1:200 @A3 PAPER	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th style="font-size: 6px;">JOB NUMBER</th> <th style="font-size: 6px;">DRAWING</th> <th style="font-size: 6px;">REVISION</th> </tr> <tr> <td style="text-align: center;"> </td> <td style="text-align: center;">4.04</td> <td style="text-align: center;">D8</td> </tr> </table>	JOB NUMBER	DRAWING	REVISION		4.04	D8
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**SECTION 1** **1:200**

**MOUNT GRAVATT-  
 CAPALABA ROAD**

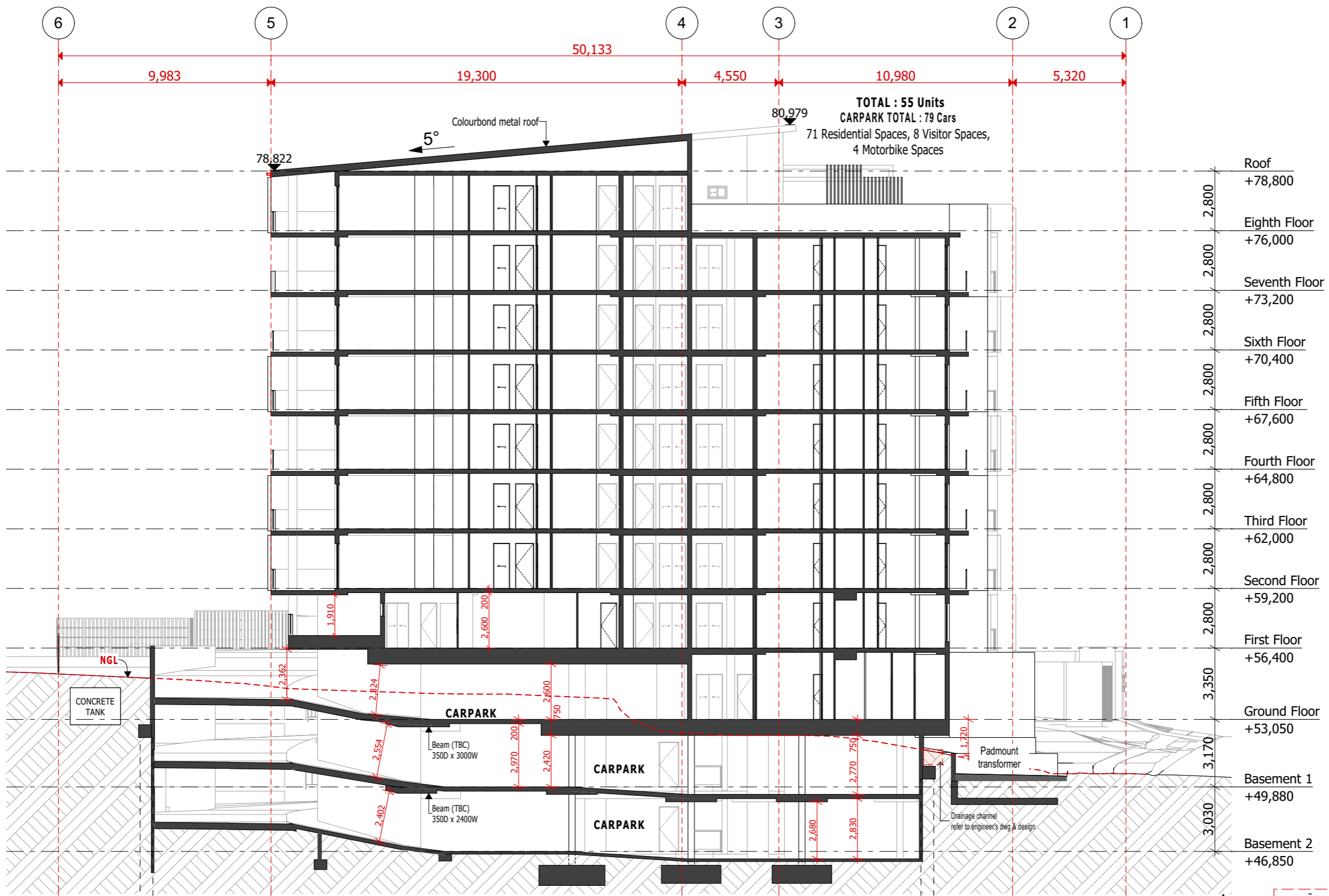


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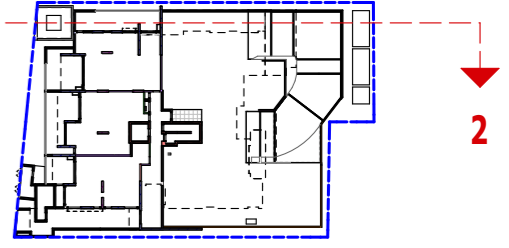
	BSA License Number <b>1212835</b> Email <a href="mailto:info@rcplusdesign.com.au">info@rcplusdesign.com.au</a> Phone <b>0421197117</b>	<b>CLIENT</b> TBC <b>LOCATION</b> 117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD	<b>DRAWING NAME</b> SECTION 1 <b>DESIGNER</b>	<b>ISSUE</b> D8 15/May/2026 Preliminary Issue CH D7 19/Jan/2026 Preliminary Issue VT D6 18/DEC/2025 FOR CONSTRUCTION CH Refer to signed contract documents for final selections and inclusions	<b>NORTH</b>	<b>SCALE</b> 1:200 @A3 PAPER	<b>JOB NUMBER</b>	<b>DRAWING</b> 4.05	<b>REVISION</b> D8
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**TOTAL : 55 Units**  
**CARPARK TOTAL : 79 Cars**  
71 Residential Spaces, 8 Visitor Spaces,  
4 Motorbike Spaces

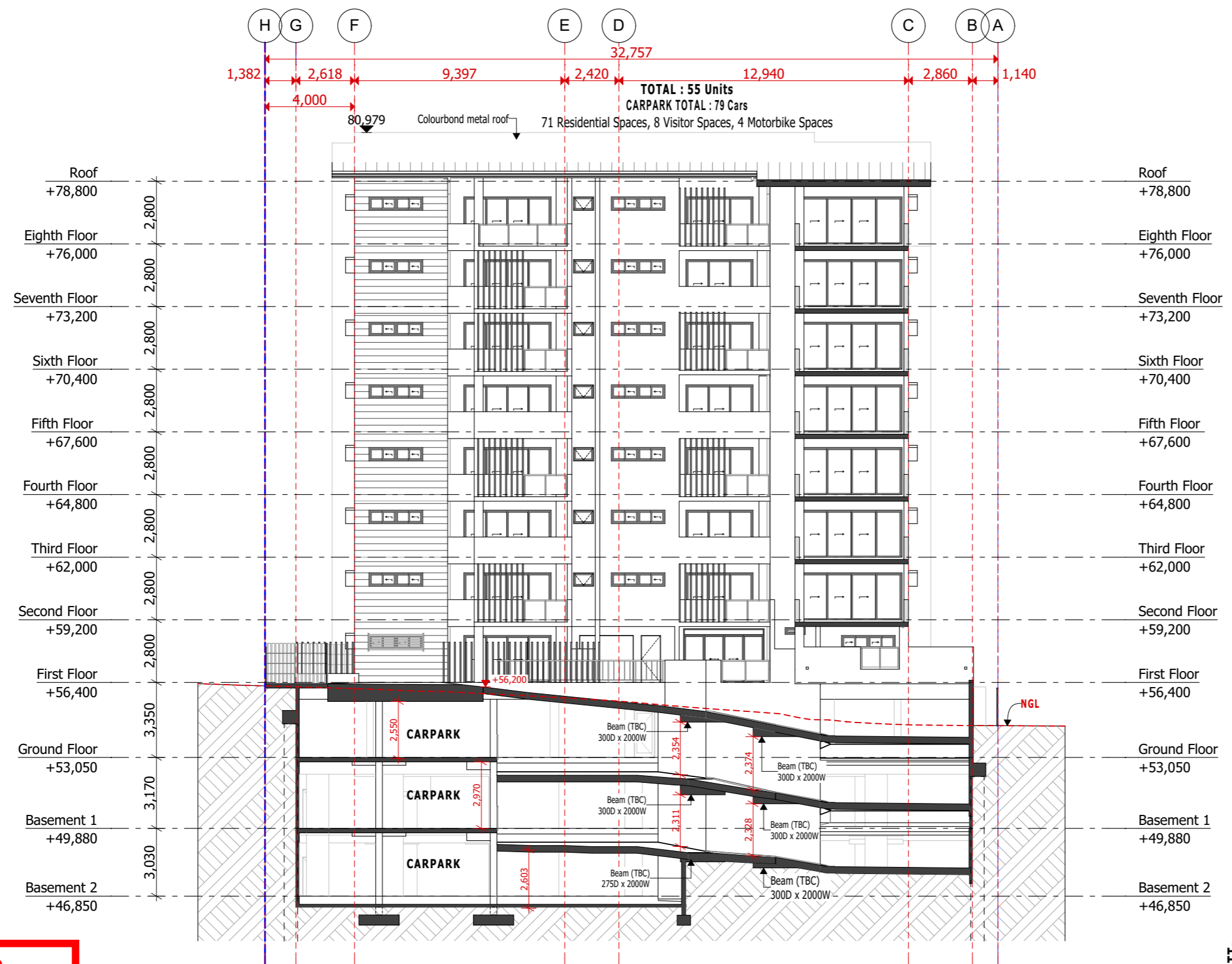
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- Eighth Floor +76,000
- Seventh Floor +73,200
- Sixth Floor +70,400
- Fifth Floor +67,600
- Fourth Floor +64,800
- Third Floor +62,000
- Second Floor +59,200
- First Floor +56,400
- Ground Floor +53,050
- Basement 1 +49,880
- Basement 2 +46,850



**KEYPLAN**

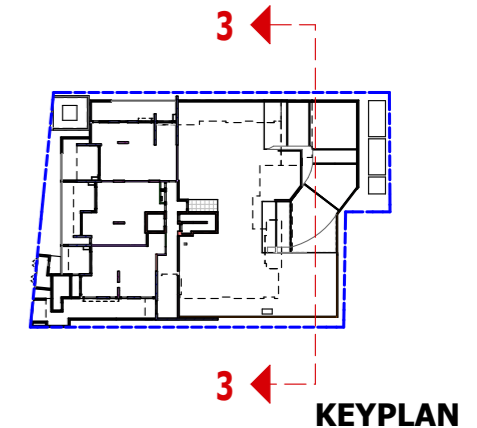
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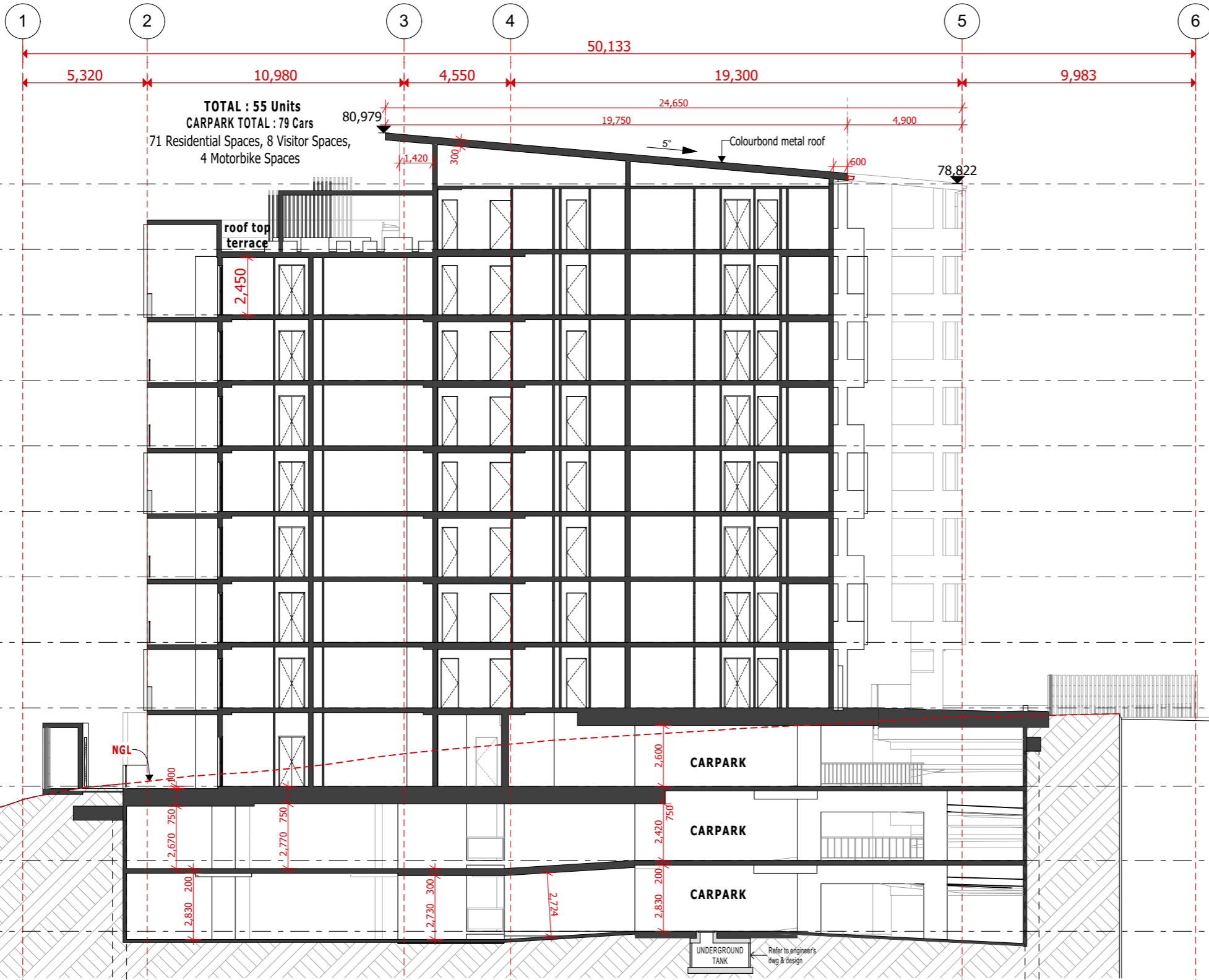


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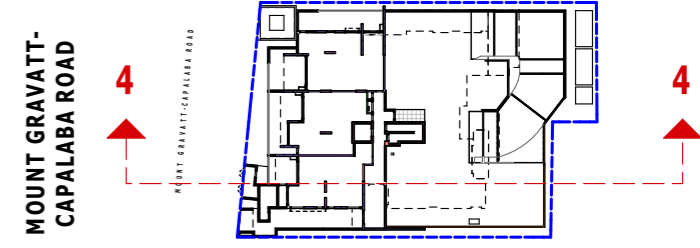
MOUNT GRAVATT-CAPALABA ROAD



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**SECTION 4** **1:200**



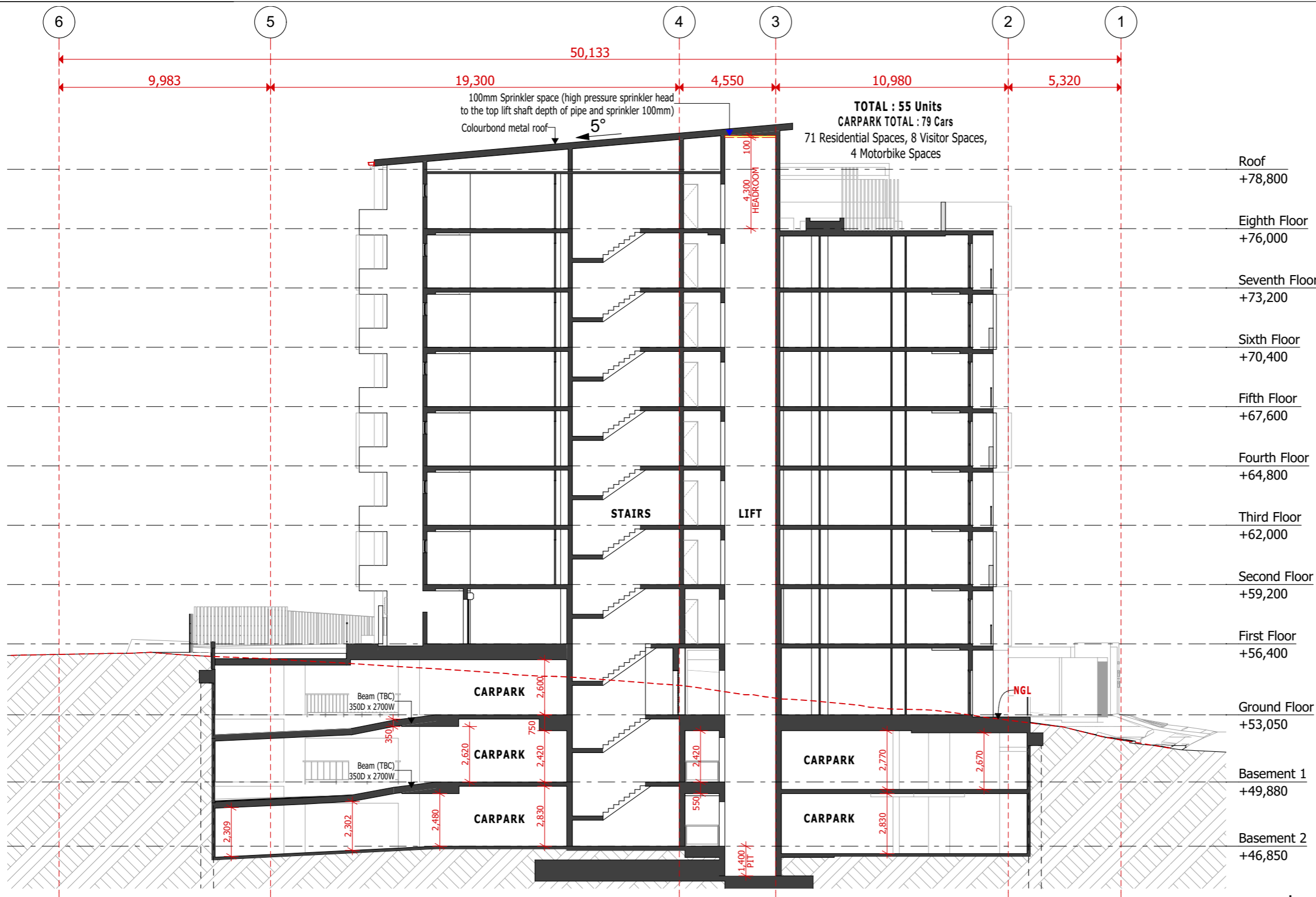
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- Eighth Floor +76,000
- Seventh Floor +73,200
- Sixth Floor +70,400
- Fifth Floor +67,600
- Fourth Floor +64,800
- Third Floor +62,000
- Second Floor +59,200
- First Floor +56,400
- Ground Floor +53,050
- Basement 1 +49,880
- Basement 2 +46,850

**TOTAL : 55 Units**  
**CARPARK TOTAL : 79 Cars**  
71 Residential Spaces, 8 Visitor Spaces,  
4 Motorbike Spaces

100mm Sprinkler space (high pressure sprinkler head to the top lift shaft depth of pipe and sprinkler 100mm)  
Colourbond metal roof

**STAIRS**

**LIFT**

**CARPARK**

**CARPARK**

**CARPARK**

**CARPARK**

**CARPARK**

**NGL**

**550**

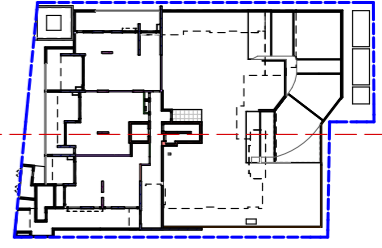
**1,400**

**PIT**

**SECTION 5**

**1:200**

**MOUNT GRAVATT-CAPALABA ROAD**



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Phone  
**0421197117**

**CLIENT**  
TBC  
**LOCATION**  
117 - 119 MOUNT GRAVATT-CAPALABA ROAD, QLD

**DRAWING NAME**  
SECTION 5  
**DESIGNER**

ISSUE			
D8	15/May/2026	Preliminary Issue	CH
D7	19/Jan/2026	Preliminary Issue	VT
D6	18/DEC/2025	FOR CONSTRUCTION	CH
Refer to signed contract documents for final selections and inclusions			

**NORTH**

**SCALE**  
1:200  
@A3  
PAPER

JOB NUMBER	DRAWING	REVISION
	<b>4.09</b>	<b>D8</b>

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