Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U1_DESIGN
Total number of dwellings certified	8
Dwelling Address	Unit 1, Lot 18 DP 230349, Winbourne St, Mudgee (proposed Lot 1 on Plans)
State	NSW
Postcode	2850
Builder (if known)	
Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

By signing this document, the assessor confirms that they have undertaken the design assessment for the designs identified in this Design Assessment Form.

For Provisional (Design) certification, one form can be provided for each unique design (or mirror image) where the access from site boundary or car parking is the same (example multiple apartments in the same building). The Provisional - Design Certificate is valid for up to 2 years from date of issue or till construction commences.

For Final (As-built) certification, one form shall be provided per dwelling to be certified. Final (As-built) Certificate is of the actual built dwelling and is valid for 7 years from date of issue.

Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

☒ **Provisional (Design) certificate**

☐ **Final (As-built) certificate**

Certification valid till: 15.11.2024

Assessor details

First name	James
Last name	Buckley
Company name	Premise
LHA Assessor number	20122

If any element is approved based on a peer review then the same is to be noted in the comments section of the form including details of the peer reviewer.

Signature

1 Dwelling Access

Number	Performance Criteria	Yes	No	N/A	Comments
1.1	Is Access achieved from the site boundary or from a compliant car parking space?	☐ From car parking space ☒ From site boundary			
	If Access is achieved from site boundary, answer the questions below If access is via car parking only, then then select N/A				
1.2	If access is provided from the site boundary is this via walkway or ramp	☒ 1:20 or less grade ☐ Grade between 1:20 and 1:14 ☐ 1:14 grade ☐ 1:10 grade			
1.3	Provide a safe, continuous step-free pathway from the front boundary of the property to an entry door to the dwelling.	☒	☐	☐	
1.4	Where the grade of the pathway is under 1:14 The path of travel should have a minimum clear width of 1000mm and have: i. no steps; ii. an even, firm, slip resistant surface; iii. a crossfall of not more than 1:40; iv. a maximum pathway slope of 1:14	☒	☐	☐	

1.5	Where a step ramp is provided. A step ramp may be incorporated at an entrance doorway where there is a change in height of 190mm or less. The step ramp should have a minimum clear width of 1000mm and provide: i. a maximum gradient of 1:10 ii. a minimum clear width of 1000mm iii. a maximum length of 1900mm	☐	☐	☒	
1.6	Where a ramp (any grade of 1:20 or more) is part of the pathway, level landings no less than 1200mm in length, exclusive of the swing of the door or gate than opens onto them, must be provided at the head and foot of the ramp.	☐	☐	☒	
	If Access is achieved from car parking, answer the questions below If access is via site boundary only, then then select N/A				
1.7	The path of travel may be provided via an associated car parking space for the dwelling. Where a car parking space is relied upon as the safe and continuous pathway to the dwelling entrance, the space should incorporate: i. minimum dimensions of at least 3200mm (width) x 5400mm (length); ii. an even, firm and slip resistant surface; and iii. a level surface (1:40 maximum gradient, 1:33 maximum gradient for bitumen).	☐	☐	☒	

2 Dwelling entrance

Number	Performance Criteria	Yes	No	N/A	Comments
2.1	The dwelling should provide an entrance door with i. a minimum clear opening width of 820mm (see Figure 2(a)); ii. a level (step-free) transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled); and iii. reasonable shelter from the weather.	☒	☐	☐	

2.2	A level landing area of at least 1200mm x 1200mm should be provided at the level (step free) entrance door. A level landing area at the entrance door should be provided on the arrival side of the door (i.e. the external side of the door) to allow a person to safely stand and then open the door.	☒	☐	☐	
2.3	Where the threshold at the entrance exceeds 5mm and is less than 56mm, a ramped threshold may be provided (see Figure 1(b)).	☒	☐	☐	
2.4	The level (step-free) entrance should be connected to the safe and continuous pathway as specified in Element 1.	☒	☐	☐	

3 Internal doors and corridors

Number	Performance Criteria	Yes	No	N/A	Comments
3.1	Doorways to rooms on the entry level used for living, dining, bedroom, bathroom, kitchen, laundry and sanitary compartment purposes should provide: i. a minimum clear opening width of 820mm (see Figure 2(a)); and ii. a level transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled).	☒	☐	☐	
3.2	Internal corridors/passageways to the doorways referred to in (a) should provide a minimum clear width of 1000mm. Note: Corridor widths should be measured as described in Clause 6.3 of AS 1428.1 – 2009	☒	☐	☐	

4 Toilet

Number	Performance Criteria	Yes	No	N/A	Comments

4.1	Dwellings should have a toilet on the ground (or entry) level that provides: i. a minimum clear width of 900mm between the walls of the bathroom if located in a separate room; and	☒	☐	☐	
4.2	ii. a minimum 1200mm clear circulation space forward of the toilet pan exclusive of the swing of the door in accordance with Figure 3(a).	☒	☐	☐	
4.3	iii. The toilet pan should be located in the corner of the room to enable installation of grabrails at a future date. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	

5 Shower

Number	Performance Criteria	Yes	No	N/A	Comments
5.1	One bathroom should feature a slip resistant, hobless shower recess. Shower screens are permitted provided they can be easily removed at a later date. For hobless specification please see Australian Standard AS3740-3.6. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	
5.2	The shower recess should be located in the corner of the room to enable the installation of grabrails at a future date.	☒	☐	☐	

6 Reinforcement of bathroom and toilet wall

Number	Performance Criteria	Yes	No	N/A	Comments
6.1	Except for walls constructed of solid masonry or concrete, the walls around the shower, bath (if provided) and toilet should be reinforced to provide a fixing surface for the safe installation of grabrails.	☒	☐	☐	

6.2	The walls around the toilet are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 6(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 6(b).	☒	☐	☐	**Details shown on drawings**
6.3	The walls around the bath are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 7(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 7(b).	☒	☐	☐	**Details shown on drawings**
6.4	The walls around the hobless shower recess are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 8(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 8(b).	☒	☐	☐	**Details shown on drawings**

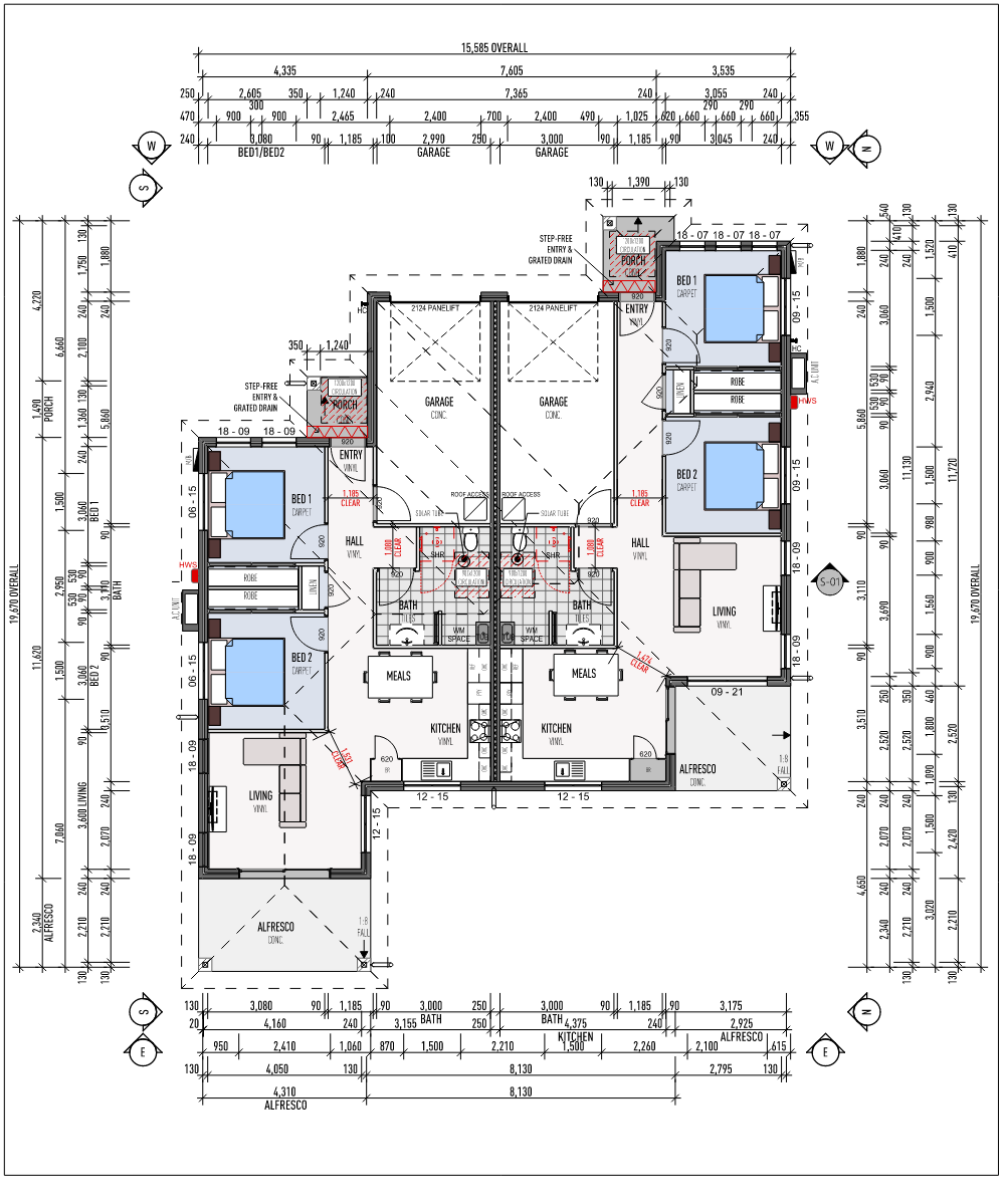
7 Internal stairways

Number	Performance Criteria	Yes	No	N/A	Comments
7.1	Stairways in dwellings must feature a continuous handrail on one side of the stairway where there is a rise of more than 1m.	☐	☐	☒	

Document register

Document Number	Document Name	Version	Date of Issue
00	Cover Sheet & Perspectives	B	15.11.2022
01	Block Analysis	B	15.11.2022
02	Existing Site Plan	B	15.11.2022
03	Services Plan	B	15.11.2022
04	Sub-Division Plan	B	15.11.2022
05	Proposed Site Plan	B	15.11.2022
06	Site Analysis Plan	B	15.11.2022
07	Proposed Landscaping Plan	B	15.11.2022
08	Proposed Floor Plans	B	15.11.2022
09	Proposed Roof Layout	B	15.11.2022
10	Sun Study	B	15.11.2022
11	Solar Access Diagrams	B	15.11.2022
12	Units 1 & 2	B	15.11.2022
13	Units 3 & 4	B	15.11.2022
14	Units 5 & 6	B	15.11.2022
15	Units 7 & 8	B	15.11.2022
16	Street Elevation & Perspective	B	15.11.2022

Snapshot of approved floor plan



Proposed Floor Plan
Scale 1:100

These are the drawings reviewed for
LHA Silver Level

PROVISIONAL

15/11/2022

James Buckley
LHA Assessor # 20122

Premise

Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U2_DESIGN
Total number of dwellings certified	8
Dwelling Address	Unit 2, Lot 18 DP 230349, Winbourne St, Mudgee (proposed Lot 1 on Plans)
State	NSW
Postcode	2850
Builder (if known)	
Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

By signing this document, the assessor confirms that they have undertaken the design assessment for the designs identified in this Design Assessment Form.

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Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

☒ **Provisional (Design) certificate**

☐ **Final (As-built) certificate**

Certification valid till: 15.11.2024

Assessor details

First name	James
Last name	Buckley
Company name	Premise
LHA Assessor number	20122

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Number	Performance Criteria	Yes	No	N/A	Comments
1.1	Is Access achieved from the site boundary or from a compliant car parking space?	☐ From car parking space ☒ From site boundary			
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1.2	If access is provided from the site boundary is this via walkway or ramp	☒ 1:20 or less grade ☐ Grade between 1:20 and 1:14 ☐ 1:14 grade ☐ 1:10 grade			
1.3	Provide a safe, continuous step-free pathway from the front boundary of the property to an entry door to the dwelling.	☒	☐	☐	
1.4	Where the grade of the pathway is under 1:14 The path of travel should have a minimum clear width of 1000mm and have: i. no steps; ii. an even, firm, slip resistant surface; iii. a crossfall of not more than 1:40; iv. a maximum pathway slope of 1:14	☒	☐	☐	

1.5	Where a step ramp is provided. A step ramp may be incorporated at an entrance doorway where there is a change in height of 190mm or less. The step ramp should have a minimum clear width of 1000mm and provide: i. a maximum gradient of 1:10 ii. a minimum clear width of 1000mm iii. a maximum length of 1900mm	☐	☐	☒	
1.6	Where a ramp (any grade of 1:20 or more) is part of the pathway, level landings no less than 1200mm in length, exclusive of the swing of the door or gate than opens onto them, must be provided at the head and foot of the ramp.	☐	☐	☒	
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2 Dwelling entrance

Number	Performance Criteria	Yes	No	N/A	Comments
2.1	The dwelling should provide an entrance door with i. a minimum clear opening width of 820mm (see Figure 2(a)); ii. a level (step-free) transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled); and iii. reasonable shelter from the weather.	☒	☐	☐	

2.2	A level landing area of at least 1200mm x 1200mm should be provided at the level (step free) entrance door. A level landing area at the entrance door should be provided on the arrival side of the door (i.e. the external side of the door) to allow a person to safely stand and then open the door.	☒	☐	☐	
2.3	Where the threshold at the entrance exceeds 5mm and is less than 56mm, a ramped threshold may be provided (see Figure 1(b)).	☒	☐	☐	
2.4	The level (step-free) entrance should be connected to the safe and continuous pathway as specified in Element 1.	☒	☐	☐	

3 Internal doors and corridors

Number	Performance Criteria	Yes	No	N/A	Comments
3.1	Doorways to rooms on the entry level used for living, dining, bedroom, bathroom, kitchen, laundry and sanitary compartment purposes should provide: i. a minimum clear opening width of 820mm (see Figure 2(a)); and ii. a level transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled).	☒	☐	☐	
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4 Toilet

Number	Performance Criteria	Yes	No	N/A	Comments

4.1	Dwellings should have a toilet on the ground (or entry) level that provides: i. a minimum clear width of 900mm between the walls of the bathroom if located in a separate room; and	☒	☐	☐	
4.2	ii. a minimum 1200mm clear circulation space forward of the toilet pan exclusive of the swing of the door in accordance with Figure 3(a).	☒	☐	☐	
4.3	iii. The toilet pan should be located in the corner of the room to enable installation of grabrails at a future date. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	

5 Shower

Number	Performance Criteria	Yes	No	N/A	Comments
5.1	One bathroom should feature a slip resistant, hobless shower recess. Shower screens are permitted provided they can be easily removed at a later date. For hobless specification please see Australian Standard AS3740-3.6. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	
5.2	The shower recess should be located in the corner of the room to enable the installation of grabrails at a future date.	☒	☐	☐	

6 Reinforcement of bathroom and toilet wall

Number	Performance Criteria	Yes	No	N/A	Comments
6.1	Except for walls constructed of solid masonry or concrete, the walls around the shower, bath (if provided) and toilet should be reinforced to provide a fixing surface for the safe installation of grabrails.	☒	☐	☐	

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7 Internal stairways

Number	Performance Criteria	Yes	No	N/A	Comments
7.1	Stairways in dwellings must feature a continuous handrail on one side of the stairway where there is a rise of more than 1m.	☐	☐	☒	

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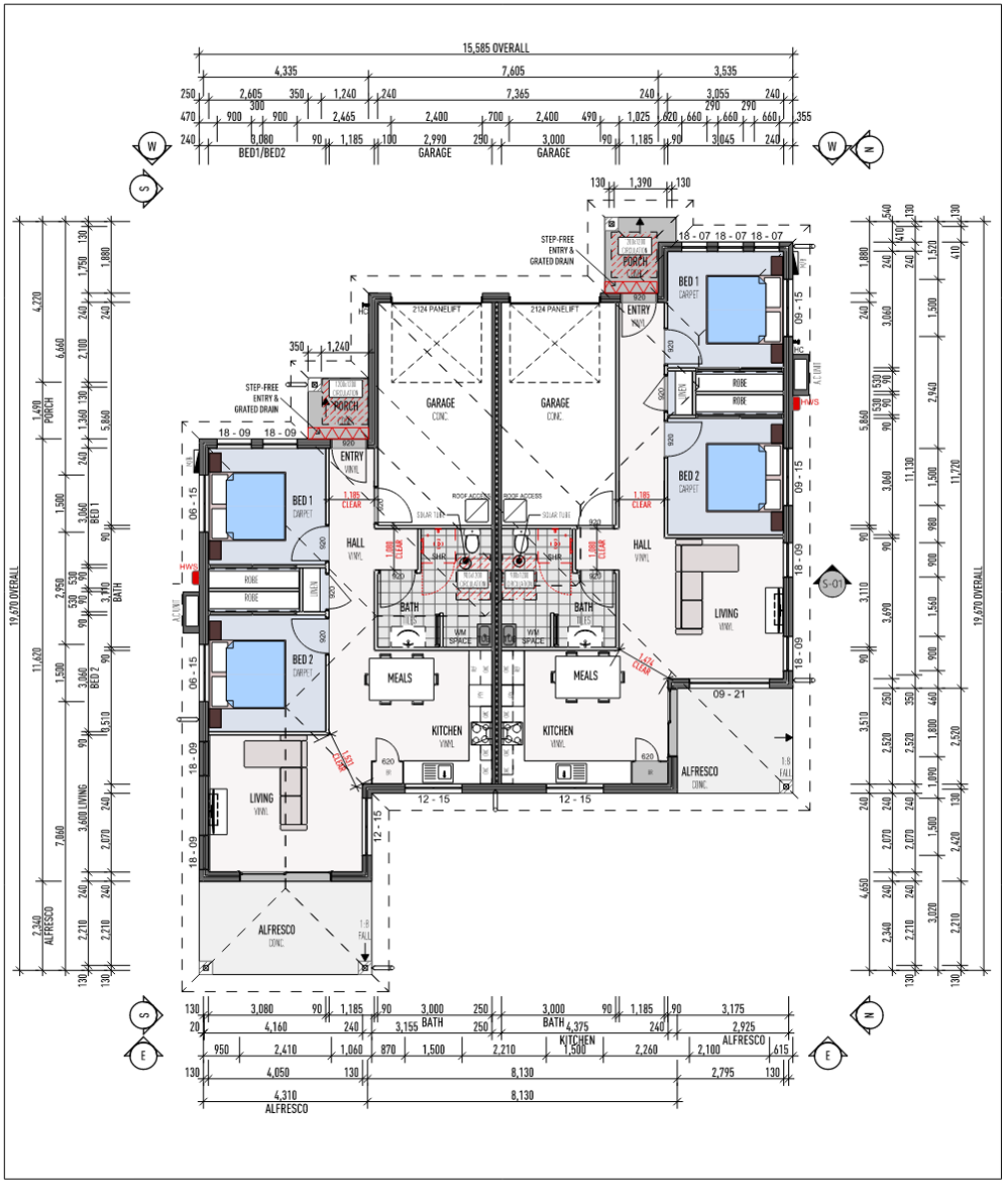
15	Units 7 & 8	B	15.11.2022
16	Street Elevation & Perspective	B	15.11.2022

Snapshot of approved floor plan



Proposed Floor Plan
Scale 1:100

These are the drawings reviewed for
LHA Silver Level

PROVISIONAL

15/11/2022

James Buckley
LHA Assessor # 20122

Premise

Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U3_DESIGN
Total number of dwellings certified	8
Dwelling Address	Unit 3, Lot 18 DP 230349, Winbourne St, Mudgee (proposed Lot 2 on Plans)
State	NSW
Postcode	2850
Builder (if known)	
Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

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Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

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Assessor details

First name	James
Last name	Buckley
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LHA Assessor number	20122

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Number	Performance Criteria	Yes	No	N/A	Comments

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7 Internal stairways

Number	Performance Criteria	Yes	No	N/A	Comments
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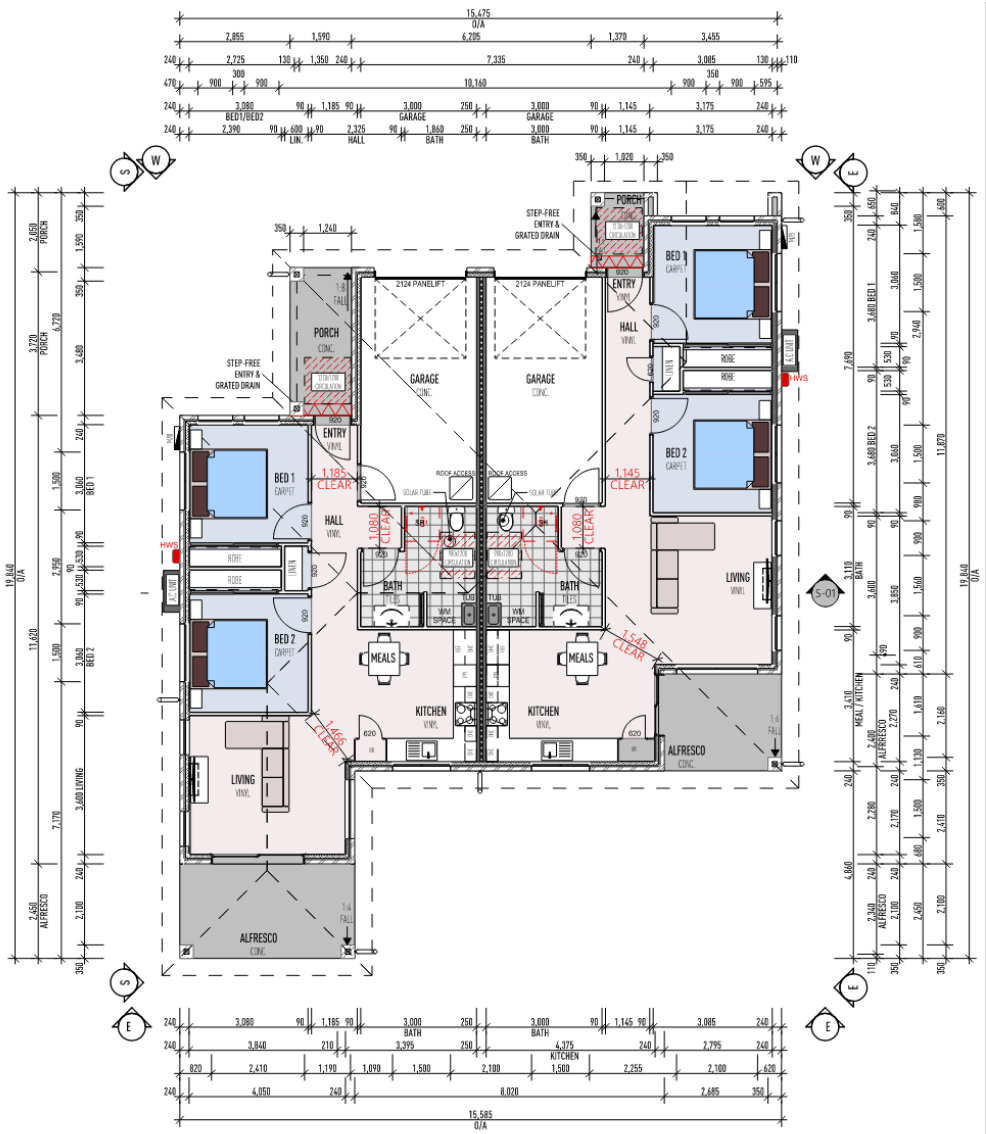

Ground Floor
Scale 1:100

These are the drawings reviewed for
LHA Silver Level

PROVISIONAL

15/11/2022

James Buckley
LHA Assessor # 20122

Premise

Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U4_DESIGN
Total number of dwellings certified	8
Dwelling Address	Unit 4, Lot 18 DP 230349, Winbourne St, Mudgee (proposed Lot 2 on Plans)
State	NSW
Postcode	2850
Builder (if known)	
Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

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For Final (As-built) certification, one form shall be provided per dwelling to be certified. Final (As-built) Certificate is of the actual built dwelling and is valid for 7 years from date of issue.

Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

☒ **Provisional (Design) certificate**

☐ **Final (As-built) certificate**

Certification valid till: 15.11.2024

Assessor details

First name	James
Last name	Buckley
Company name	Premise
LHA Assessor number	20122

If any element is approved based on a peer review then the same is to be noted in the comments section of the form including details of the peer reviewer.

Signature

1 Dwelling Access

Number	Performance Criteria	Yes	No	N/A	Comments
1.1	Is Access achieved from the site boundary or from a compliant car parking space?	☐ From car parking space ☒ From site boundary			
	If Access is achieved from site boundary, answer the questions below If access is via car parking only, then then select N/A				
1.2	If access is provided from the site boundary is this via walkway or ramp	☒ 1:20 or less grade ☐ Grade between 1:20 and 1:14 ☐ 1:14 grade ☐ 1:10 grade			
1.3	Provide a safe, continuous step-free pathway from the front boundary of the property to an entry door to the dwelling.	☒	☐	☐	
1.4	Where the grade of the pathway is under 1:14 The path of travel should have a minimum clear width of 1000mm and have: i. no steps; ii. an even, firm, slip resistant surface; iii. a crossfall of not more than 1:40; iv. a maximum pathway slope of 1:14	☒	☐	☐	

1.5	Where a step ramp is provided. A step ramp may be incorporated at an entrance doorway where there is a change in height of 190mm or less. The step ramp should have a minimum clear width of 1000mm and provide: i. a maximum gradient of 1:10 ii. a minimum clear width of 1000mm iii. a maximum length of 1900mm	☐	☐	☒	
1.6	Where a ramp (any grade of 1:20 or more) is part of the pathway, level landings no less than 1200mm in length, exclusive of the swing of the door or gate than opens onto them, must be provided at the head and foot of the ramp.	☐	☐	☒	
	If Access is achieved from car parking, answer the questions below If access is via site boundary only, then then select N/A				
1.7	The path of travel may be provided via an associated car parking space for the dwelling. Where a car parking space is relied upon as the safe and continuous pathway to the dwelling entrance, the space should incorporate: i. minimum dimensions of at least 3200mm (width) x 5400mm (length); ii. an even, firm and slip resistant surface; and iii. a level surface (1:40 maximum gradient, 1:33 maximum gradient for bitumen).	☐	☐	☒	

2 Dwelling entrance

Number	Performance Criteria	Yes	No	N/A	Comments
2.1	The dwelling should provide an entrance door with i. a minimum clear opening width of 820mm (see Figure 2(a)); ii. a level (step-free) transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled); and iii. reasonable shelter from the weather.	☒	☐	☐	

2.2	A level landing area of at least 1200mm x 1200mm should be provided at the level (step free) entrance door. A level landing area at the entrance door should be provided on the arrival side of the door (i.e. the external side of the door) to allow a person to safely stand and then open the door.	☒	☐	☐	
2.3	Where the threshold at the entrance exceeds 5mm and is less than 56mm, a ramped threshold may be provided (see Figure 1(b)).	☒	☐	☐	
2.4	The level (step-free) entrance should be connected to the safe and continuous pathway as specified in Element 1.	☒	☐	☐	

3 Internal doors and corridors

Number	Performance Criteria	Yes	No	N/A	Comments
3.1	Doorways to rooms on the entry level used for living, dining, bedroom, bathroom, kitchen, laundry and sanitary compartment purposes should provide: i. a minimum clear opening width of 820mm (see Figure 2(a)); and ii. a level transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled).	☒	☐	☐	
3.2	Internal corridors/passageways to the doorways referred to in (a) should provide a minimum clear width of 1000mm. Note: Corridor widths should be measured as described in Clause 6.3 of AS 1428.1 – 2009	☒	☐	☐	

4 Toilet

Number	Performance Criteria	Yes	No	N/A	Comments

4.1	Dwellings should have a toilet on the ground (or entry) level that provides: i. a minimum clear width of 900mm between the walls of the bathroom if located in a separate room; and	☒	☐	☐	
4.2	ii. a minimum 1200mm clear circulation space forward of the toilet pan exclusive of the swing of the door in accordance with Figure 3(a).	☒	☐	☐	
4.3	iii. The toilet pan should be located in the corner of the room to enable installation of grabrails at a future date. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	

5 Shower

Number	Performance Criteria	Yes	No	N/A	Comments
5.1	One bathroom should feature a slip resistant, hobless shower recess. Shower screens are permitted provided they can be easily removed at a later date. For hobless specification please see Australian Standard AS3740-3.6. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	
5.2	The shower recess should be located in the corner of the room to enable the installation of grabrails at a future date.	☒	☐	☐	

6 Reinforcement of bathroom and toilet wall

Number	Performance Criteria	Yes	No	N/A	Comments
6.1	Except for walls constructed of solid masonry or concrete, the walls around the shower, bath (if provided) and toilet should be reinforced to provide a fixing surface for the safe installation of grabrails.	☒	☐	☐	

6.2	The walls around the toilet are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 6(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 6(b).	☒	☐	☐	**Details shown on drawings**
6.3	The walls around the bath are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 7(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 7(b).	☒	☐	☐	**Details shown on drawings**
6.4	The walls around the hobless shower recess are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 8(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 8(b).	☒	☐	☐	**Details shown on drawings**

7 Internal stairways

Number	Performance Criteria	Yes	No	N/A	Comments
7.1	Stairways in dwellings must feature a continuous handrail on one side of the stairway where there is a rise of more than 1m.	☐	☐	☒	

Document register

Document Number	Document Name	Version	Date of Issue
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02	Existing Site Plan	B	15.11.2022
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06	Site Analysis Plan	B	15.11.2022
07	Proposed Landscaping Plan	B	15.11.2022
08	Proposed Floor Plans	B	15.11.2022
09	Proposed Roof Layout	B	15.11.2022
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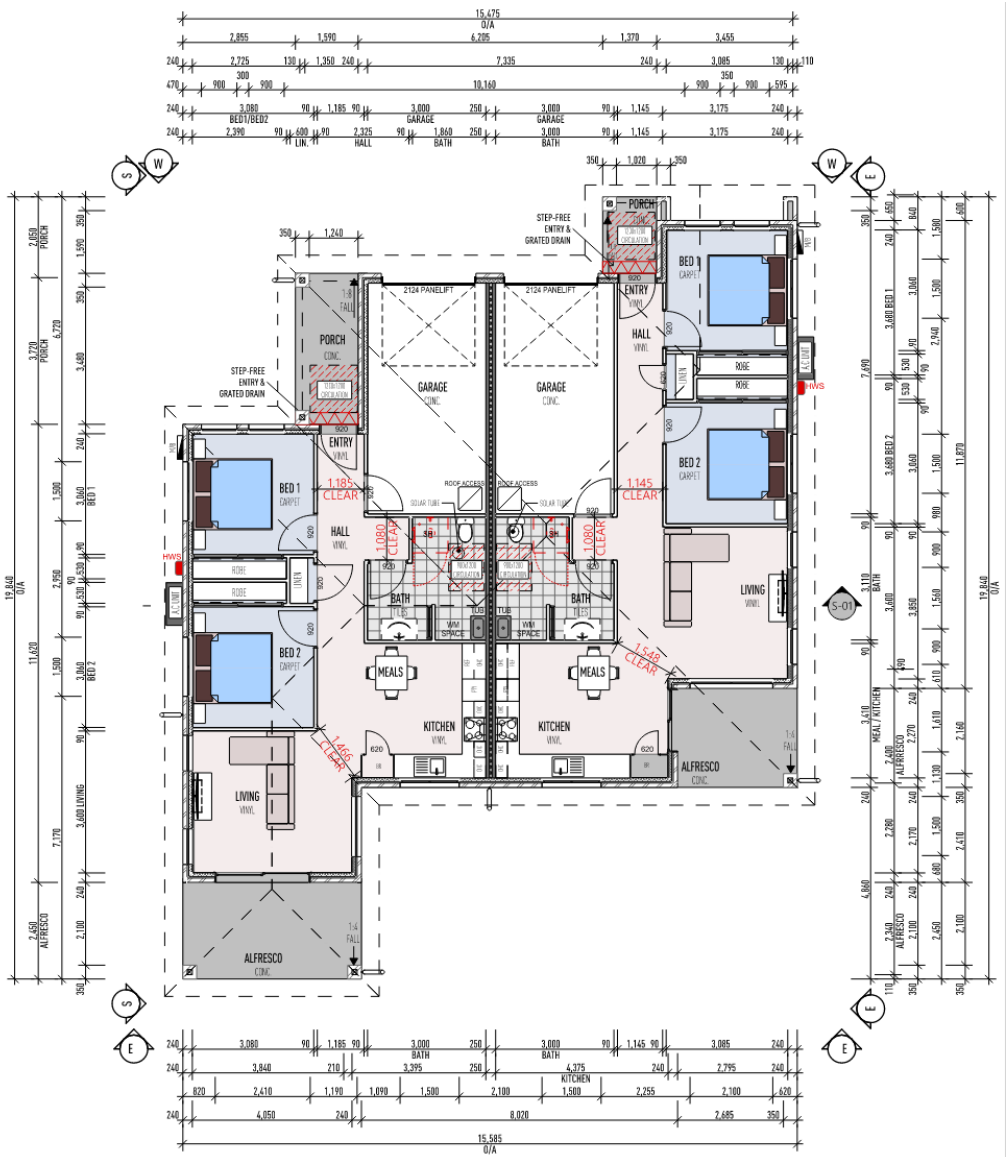
12	Units 1 & 2	B	15.11.2022
13	Units 3 & 4	B	15.11.2022
14	Units 5 & 6	B	15.11.2022
15	Units 7 & 8	B	15.11.2022
16	Street Elevation & Perspective	B	15.11.2022

Snapshot of approved floor plan



These are the drawings reviewed for
LHA Silver Level

PROVISIONAL

15/11/2022

James Buckley
LHA Assessor # 20122

Premise

Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U5_DESIGN
Total number of dwellings certified	8
Dwelling Address	Unit 5, Lot 18 DP 230349, Winbourne St, Mudgee (proposed Lot 3 on Plans)
State	NSW
Postcode	2850
Builder (if known)	
Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

By signing this document, the assessor confirms that they have undertaken the design assessment for the designs identified in this Design Assessment Form.

For Provisional (Design) certification, one form can be provided for each unique design (or mirror image) where the access from site boundary or car parking is the same (example multiple apartments in the same building). The Provisional - Design Certificate is valid for up to 2 years from date of issue or till construction commences.

For Final (As-built) certification, one form shall be provided per dwelling to be certified. Final (As-built) Certificate is of the actual built dwelling and is valid for 7 years from date of issue.

Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

☒ **Provisional (Design) certificate**

☐ **Final (As-built) certificate**

Certification valid till: 15.11.2024

Assessor details

First name	James
Last name	Buckley
Company name	Premise
LHA Assessor number	20122

If any element is approved based on a peer review then the same is to be noted in the comments section of the form including details of the peer reviewer.

Signature

1 Dwelling Access

Number	Performance Criteria	Yes	No	N/A	Comments
1.1	Is Access achieved from the site boundary or from a compliant car parking space?	☐ From car parking space ☒ From site boundary			
	If Access is achieved from site boundary, answer the questions below If access is via car parking only, then then select N/A				
1.2	If access is provided from the site boundary is this via walkway or ramp	☒ 1:20 or less grade ☐ Grade between 1:20 and 1:14 ☐ 1:14 grade ☐ 1:10 grade			
1.3	Provide a safe, continuous step-free pathway from the front boundary of the property to an entry door to the dwelling.	☒	☐	☐	
1.4	Where the grade of the pathway is under 1:14 The path of travel should have a minimum clear width of 1000mm and have: i. no steps; ii. an even, firm, slip resistant surface; iii. a crossfall of not more than 1:40; iv. a maximum pathway slope of 1:14	☒	☐	☐	

1.5	Where a step ramp is provided. A step ramp may be incorporated at an entrance doorway where there is a change in height of 190mm or less. The step ramp should have a minimum clear width of 1000mm and provide: i. a maximum gradient of 1:10 ii. a minimum clear width of 1000mm iii. a maximum length of 1900mm	☐	☐	☒	
1.6	Where a ramp (any grade of 1:20 or more) is part of the pathway, level landings no less than 1200mm in length, exclusive of the swing of the door or gate than opens onto them, must be provided at the head and foot of the ramp.	☐	☐	☒	
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2 Dwelling entrance

Number	Performance Criteria	Yes	No	N/A	Comments
2.1	The dwelling should provide an entrance door with i. a minimum clear opening width of 820mm (see Figure 2(a)); ii. a level (step-free) transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled); and iii. reasonable shelter from the weather.	☒	☐	☐	

2.2	A level landing area of at least 1200mm x 1200mm should be provided at the level (step free) entrance door. A level landing area at the entrance door should be provided on the arrival side of the door (i.e. the external side of the door) to allow a person to safely stand and then open the door.	☒	☐	☐	
2.3	Where the threshold at the entrance exceeds 5mm and is less than 56mm, a ramped threshold may be provided (see Figure 1(b)).	☒	☐	☐	
2.4	The level (step-free) entrance should be connected to the safe and continuous pathway as specified in Element 1.	☒	☐	☐	

3 Internal doors and corridors

Number	Performance Criteria	Yes	No	N/A	Comments
3.1	Doorways to rooms on the entry level used for living, dining, bedroom, bathroom, kitchen, laundry and sanitary compartment purposes should provide: i. a minimum clear opening width of 820mm (see Figure 2(a)); and ii. a level transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled).	☒	☐	☐	
3.2	Internal corridors/passageways to the doorways referred to in (a) should provide a minimum clear width of 1000mm. Note: Corridor widths should be measured as described in Clause 6.3 of AS 1428.1 – 2009	☒	☐	☐	

4 Toilet

Number	Performance Criteria	Yes	No	N/A	Comments

4.1	Dwellings should have a toilet on the ground (or entry) level that provides: i. a minimum clear width of 900mm between the walls of the bathroom if located in a separate room; and	☒	☐	☐	
4.2	ii. a minimum 1200mm clear circulation space forward of the toilet pan exclusive of the swing of the door in accordance with Figure 3(a).	☒	☐	☐	
4.3	iii. The toilet pan should be located in the corner of the room to enable installation of grabrails at a future date. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	

5 Shower

Number	Performance Criteria	Yes	No	N/A	Comments
5.1	One bathroom should feature a slip resistant, hobless shower recess. Shower screens are permitted provided they can be easily removed at a later date. For hobless specification please see Australian Standard AS3740-3.6. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	
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6 Reinforcement of bathroom and toilet wall

Number	Performance Criteria	Yes	No	N/A	Comments
6.1	Except for walls constructed of solid masonry or concrete, the walls around the shower, bath (if provided) and toilet should be reinforced to provide a fixing surface for the safe installation of grabrails.	☒	☐	☐	

6.2	The walls around the toilet are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 6(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 6(b).	☒	☐	☐	**Details shown on drawings**
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7 Internal stairways

Number	Performance Criteria	Yes	No	N/A	Comments
7.1	Stairways in dwellings must feature a continuous handrail on one side of the stairway where there is a rise of more than 1m.	☐	☐	☒	

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14	Units 5 & 6	B	15.11.2022
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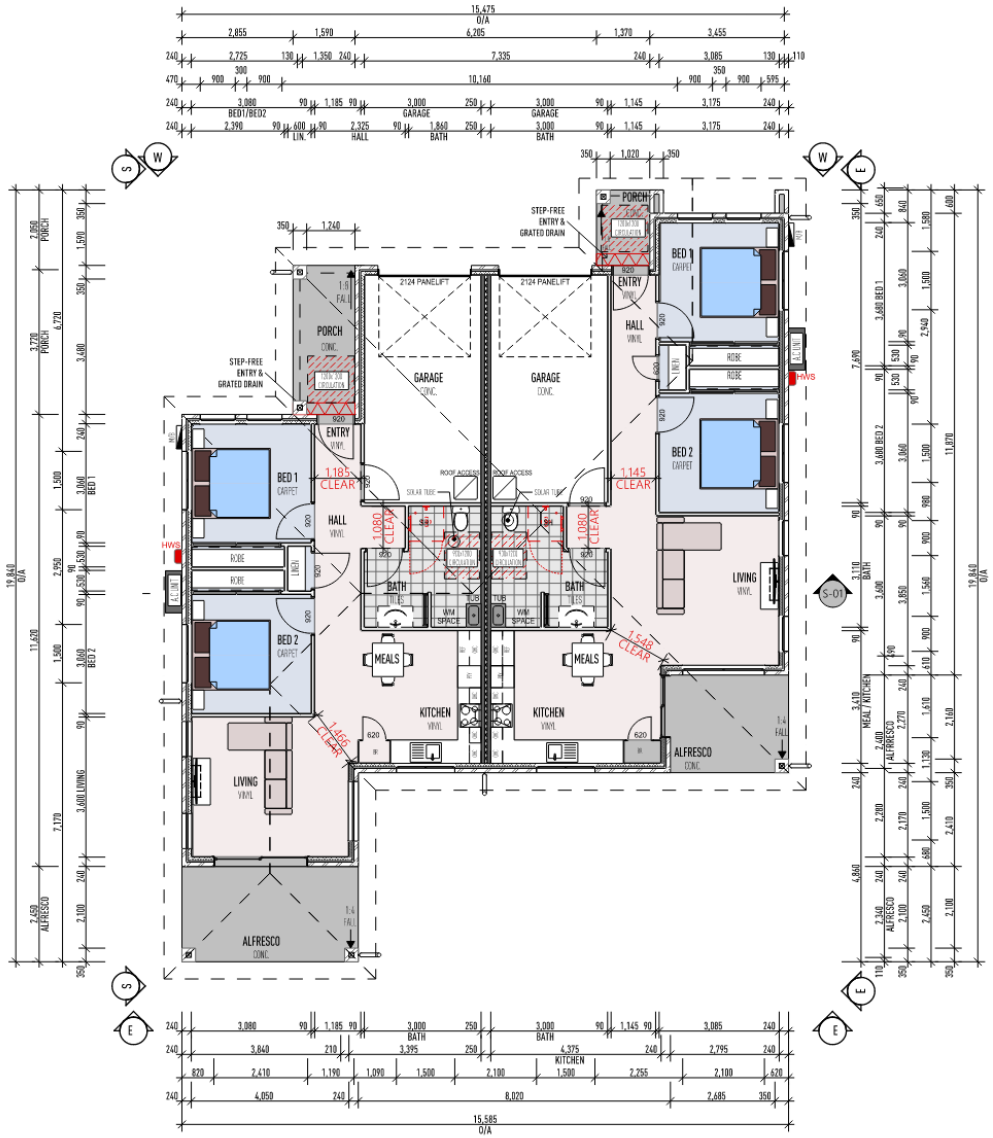
Snapshot of approved floor plan



Ground Floor
Scale 1:100

These are the drawings reviewed for
LHA Silver Level

PROVISIONAL

15/11/2022

James Buckley
LHA Assessor # 20122

Premise

Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U6_DESIGN
Total number of dwellings certified	8
Dwelling Address	Unit 6, Lot 18 DP 230349, Winbourne St, Mudgee (proposed Lot 3 on Plans)
State	NSW
Postcode	2850
Builder (if known)	
Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

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Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

☒ **Provisional (Design) certificate**

☐ **Final (As-built) certificate**

Certification valid till: 15.11.2024

Assessor details

First name	James
Last name	Buckley
Company name	Premise
LHA Assessor number	20122

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4 Toilet

Number	Performance Criteria	Yes	No	N/A	Comments

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7 Internal stairways

Number	Performance Criteria	Yes	No	N/A	Comments
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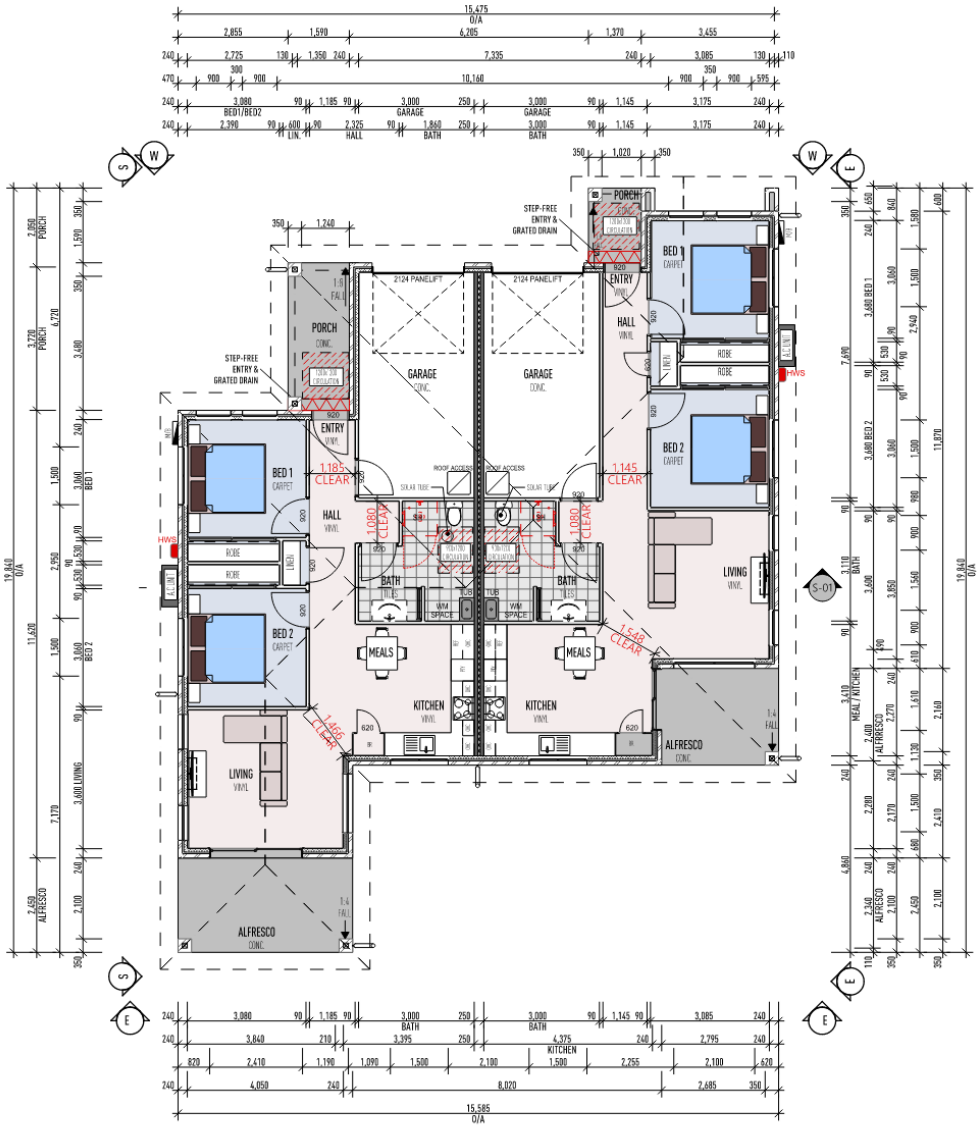
Snapshot of approved floor plan



Ground Floor
Scale 1:100

These are the drawings reviewed for
LHA Silver Level

PROVISIONAL

15/11/2022

James Buckley
LHA Assessor # 20122

Premise

Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U7_DESIGN
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Dwelling Address	Unit 7, Lot 17 DP 230349, Winbourne St, Mudgee (proposed Lot 4 on Plans)
State	NSW
Postcode	2850
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Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

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Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

☒ **Provisional (Design) certificate**

☐ **Final (As-built) certificate**

Certification valid till: 15.11.2024

Assessor details

First name	James
Last name	Buckley
Company name	Premise
LHA Assessor number	20122

If any element is approved based on a peer review then the same is to be noted in the comments section of the form including details of the peer reviewer.

Signature

1 Dwelling Access

Number	Performance Criteria	Yes	No	N/A	Comments
1.1	Is Access achieved from the site boundary or from a compliant car parking space?	☐ From car parking space ☒ From site boundary			
	If Access is achieved from site boundary, answer the questions below If access is via car parking only, then then select N/A				
1.2	If access is provided from the site boundary is this via walkway or ramp	☒ 1:20 or less grade ☐ Grade between 1:20 and 1:14 ☐ 1:14 grade ☐ 1:10 grade			
1.3	Provide a safe, continuous step-free pathway from the front boundary of the property to an entry door to the dwelling.	☒	☐	☐	
1.4	Where the grade of the pathway is under 1:14 The path of travel should have a minimum clear width of 1000mm and have: i. no steps; ii. an even, firm, slip resistant surface; iii. a crossfall of not more than 1:40; iv. a maximum pathway slope of 1:14	☒	☐	☐	

1.5	Where a step ramp is provided. A step ramp may be incorporated at an entrance doorway where there is a change in height of 190mm or less. The step ramp should have a minimum clear width of 1000mm and provide: i. a maximum gradient of 1:10 ii. a minimum clear width of 1000mm iii. a maximum length of 1900mm	☐	☐	☒	
1.6	Where a ramp (any grade of 1:20 or more) is part of the pathway, level landings no less than 1200mm in length, exclusive of the swing of the door or gate than opens onto them, must be provided at the head and foot of the ramp.	☐	☐	☒	
	If Access is achieved from car parking, answer the questions below If access is via site boundary only, then then select N/A				
1.7	The path of travel may be provided via an associated car parking space for the dwelling. Where a car parking space is relied upon as the safe and continuous pathway to the dwelling entrance, the space should incorporate: i. minimum dimensions of at least 3200mm (width) x 5400mm (length); ii. an even, firm and slip resistant surface; and iii. a level surface (1:40 maximum gradient, 1:33 maximum gradient for bitumen).	☐	☐	☒	

2 Dwelling entrance

Number	Performance Criteria	Yes	No	N/A	Comments
2.1	The dwelling should provide an entrance door with i. a minimum clear opening width of 820mm (see Figure 2(a)); ii. a level (step-free) transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled); and iii. reasonable shelter from the weather.	☒	☐	☐	

2.2	A level landing area of at least 1200mm x 1200mm should be provided at the level (step free) entrance door. A level landing area at the entrance door should be provided on the arrival side of the door (i.e. the external side of the door) to allow a person to safely stand and then open the door.	☒	☐	☐	
2.3	Where the threshold at the entrance exceeds 5mm and is less than 56mm, a ramped threshold may be provided (see Figure 1(b)).	☒	☐	☐	
2.4	The level (step-free) entrance should be connected to the safe and continuous pathway as specified in Element 1.	☒	☐	☐	

3 Internal doors and corridors

Number	Performance Criteria	Yes	No	N/A	Comments
3.1	Doorways to rooms on the entry level used for living, dining, bedroom, bathroom, kitchen, laundry and sanitary compartment purposes should provide: i. a minimum clear opening width of 820mm (see Figure 2(a)); and ii. a level transition and threshold (maximum vertical tolerance of 5mm between abutting surfaces is allowable provided the lip is rounded or beveled).	☒	☐	☐	
3.2	Internal corridors/passageways to the doorways referred to in (a) should provide a minimum clear width of 1000mm. Note: Corridor widths should be measured as described in Clause 6.3 of AS 1428.1 – 2009	☒	☐	☐	

4 Toilet

Number	Performance Criteria	Yes	No	N/A	Comments

4.1	Dwellings should have a toilet on the ground (or entry) level that provides: i. a minimum clear width of 900mm between the walls of the bathroom if located in a separate room; and	☒	☐	☐	
4.2	ii. a minimum 1200mm clear circulation space forward of the toilet pan exclusive of the swing of the door in accordance with Figure 3(a).	☒	☐	☐	
4.3	iii. The toilet pan should be located in the corner of the room to enable installation of grabrails at a future date. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	

5 Shower

Number	Performance Criteria	Yes	No	N/A	Comments
5.1	One bathroom should feature a slip resistant, hobless shower recess. Shower screens are permitted provided they can be easily removed at a later date. For hobless specification please see Australian Standard AS3740-3.6. Reinforcement guidelines for walls in bathrooms and toilets are found in element 6.	☒	☐	☐	
5.2	The shower recess should be located in the corner of the room to enable the installation of grabrails at a future date.	☒	☐	☐	

6 Reinforcement of bathroom and toilet wall

Number	Performance Criteria	Yes	No	N/A	Comments
6.1	Except for walls constructed of solid masonry or concrete, the walls around the shower, bath (if provided) and toilet should be reinforced to provide a fixing surface for the safe installation of grabrails.	☒	☐	☐	

6.2	The walls around the toilet are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 6(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 6(b).	☒	☐	☐	**Details shown on drawings**
6.3	The walls around the bath are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 7(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 7(b).	☒	☐	☐	**Details shown on drawings**
6.4	The walls around the hobless shower recess are to be reinforced by installing: i. noggings with a thickness of at least 25mm in accordance with Figure 8(a); or ii. sheeting with a thickness of at least 12mm in accordance with Figure 8(b).	☒	☐	☐	**Details shown on drawings**

7 Internal stairways

Number	Performance Criteria	Yes	No	N/A	Comments
7.1	Stairways in dwellings must feature a continuous handrail on one side of the stairway where there is a rise of more than 1m.	☐	☐	☒	

Document register

Document Number	Document Name	Version	Date of Issue
00	Cover Sheet & Perspectives	B	15.11.2022
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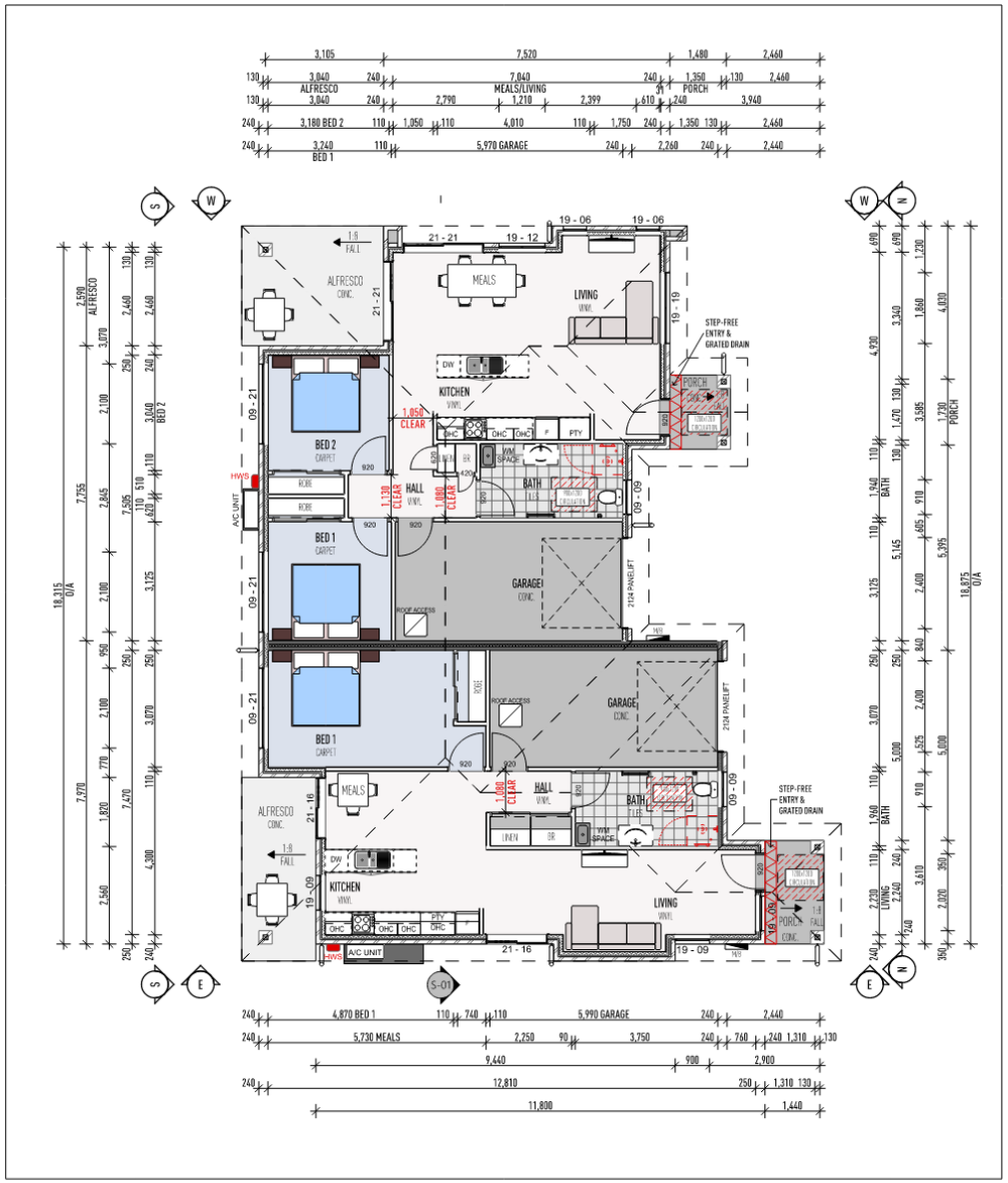
14	Units 5 & 6	B	15.11.2022
15	Units 7 & 8	B	15.11.2022
16	Street Elevation & Perspective	B	15.11.2022

Snapshot of approved floor plan



Ground Floor
Scale 1:100

These are the drawings reviewed for
LHA Silver Level

PROVISIONAL

15/11/2022

James Buckley
LHA Assessor # 20122

Premise

Livable Housing Australia Assessment form

Project Details	☒ House/Villa/Duplex ☐ Group home ☐ Apartment
Project Reference number	220013_WINBOURNE_U8_DESIGN
Total number of dwellings certified	8
Dwelling Address	Unit 8, Lot 17 DP 230349, Winbourne St, Mudgee (proposed Lot 4 on Plans)
State	NSW
Postcode	2850
Builder (if known)	
Client	Housing Plus
Does the client agree to disclosure of the location	☐ Yes ☒ No

By signing this document, the assessor confirms that they have undertaken the design assessment for the designs identified in this Design Assessment Form.

For Provisional (Design) certification, one form can be provided for each unique design (or mirror image) where the access from site boundary or car parking is the same (example multiple apartments in the same building). The Provisional - Design Certificate is valid for up to 2 years from date of issue or till construction commences.

For Final (As-built) certification, one form shall be provided per dwelling to be certified. Final (As-built) Certificate is of the actual built dwelling and is valid for 7 years from date of issue.

Livable Housing Design Certificate

Silver level

Date of Certification: 15.11.22

☒ **Provisional (Design) certificate**

☐ **Final (As-built) certificate**

Certification valid till: 15.11.2024

Assessor details

First name	James
Last name	Buckley
Company name	Premise
LHA Assessor number	20122

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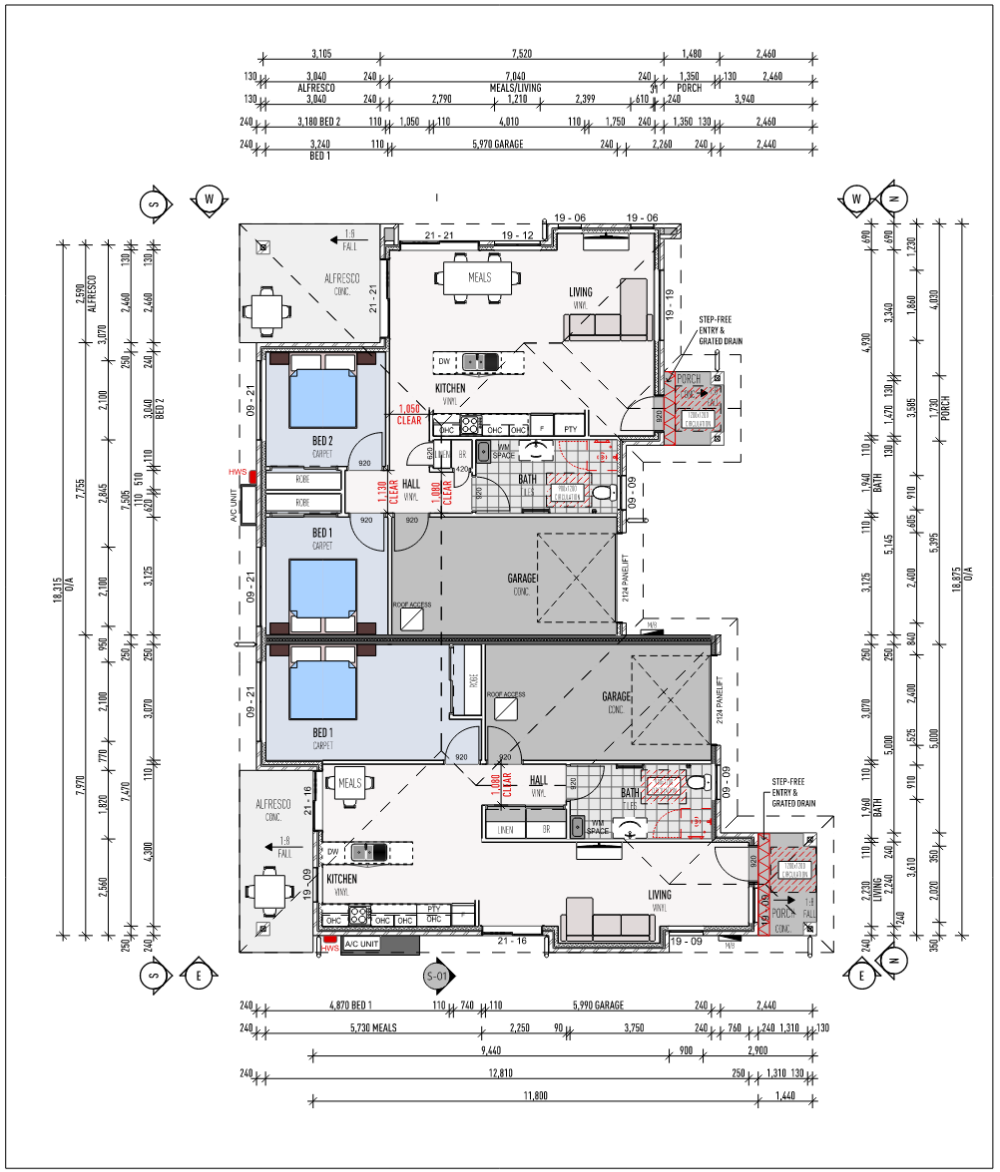

Ground Floor
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