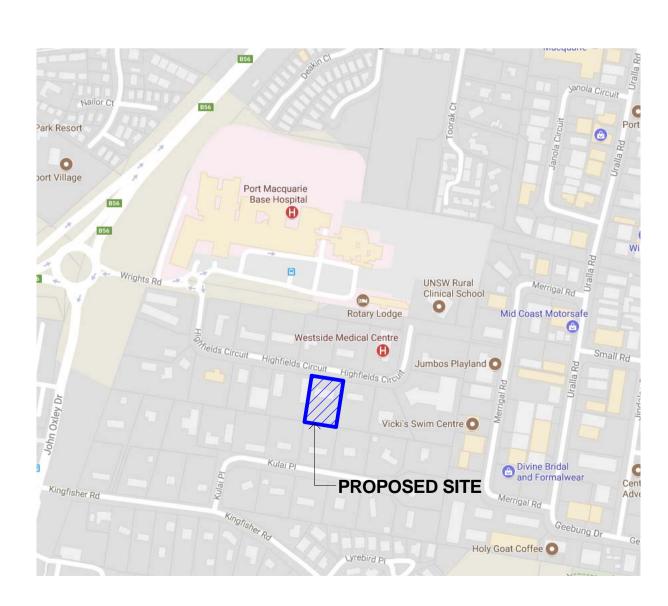
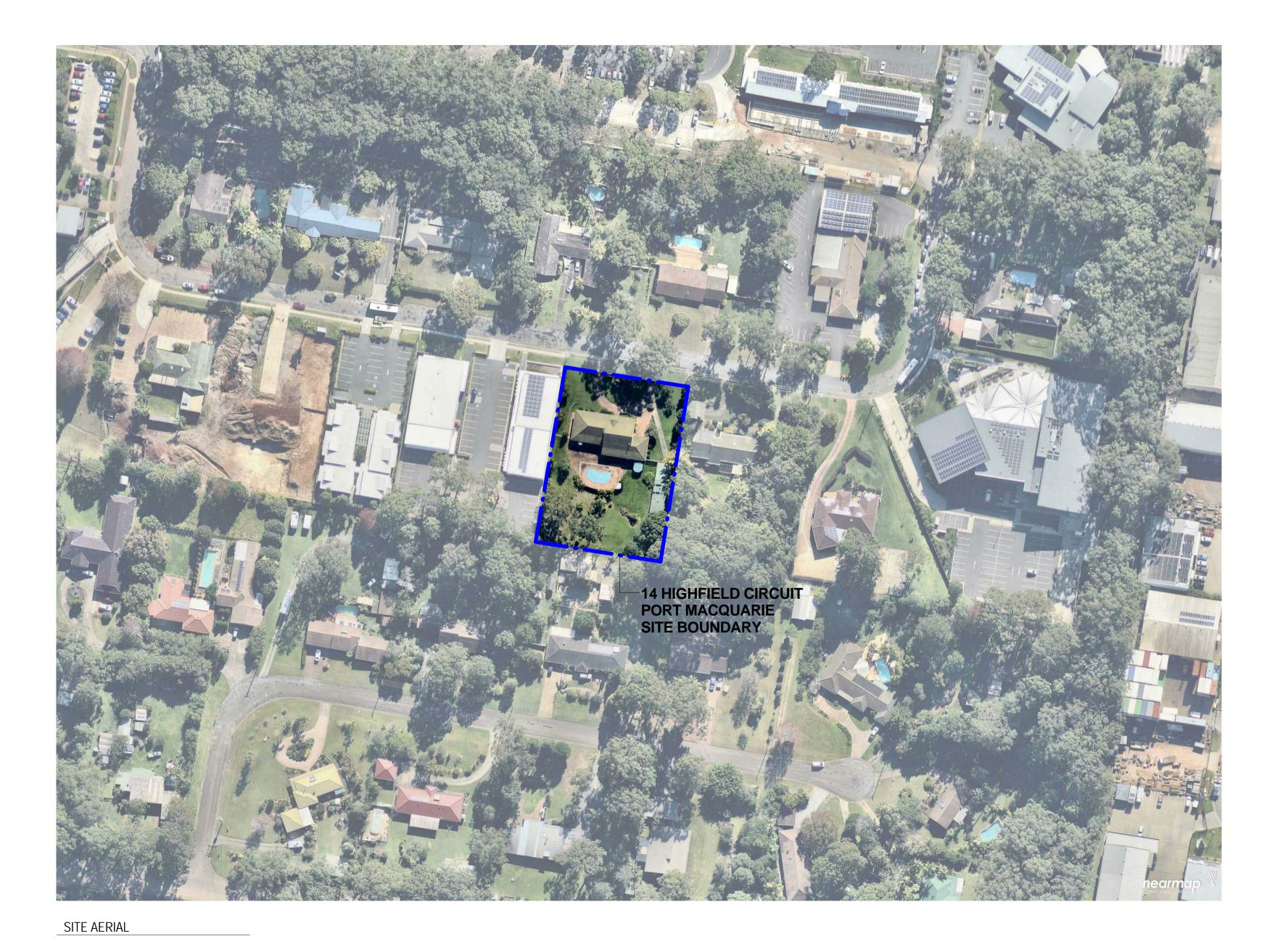
# PROJECT HORIZONS IMAGING & PATHOLOGY PRACTICE DEVELOPMENT APPLICATION

14 HIGHFIELDS CIRCUIT, PORT MACQUARIE, NSW 2444

DRAWING LIST - DA		
Sheet Number Sheet Name		
A00.01	TITLE SHEET, LOCATION PLAN & DRAWING LIST	
A00.01	SAFETY IN DESIGN REVIEW	
A00.10	SITE ANALYSIS	
A01.01	EXISTING & DEMOLITION SITE PLAN	
A02.01	PROPOSED SITE PLAN	
A02.10	3D VISUALISATIONS	
A02.11	3D PERSPECTIVES	
A02.12	3D RENDER	
A06.01	PROPOSED ROOF PLAN	
A06.02	PROPOSED GROUND FLOOR PLAN	
A10.01	PROPOSED ELEVATIONS	
A11.01	PROPOSED BUILDING SECTIONS	
A100.10	GFA & CARPARKING ANALYSIS	
A100.30	SOLAR STUDY	
A100.40	MATERIAL SAMPLE BOARD	



SITE LOCATION MAP



DA - A 17-11-17 FOR APPROVAL DA-PB 17-10-17 FOR INFORMATION

DA-PA 12-10-17 FOR INFORMATION ISSUE DATE

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### Coordinated Reference Drawings

Discipline Company STRUCTURE MECHANICAL ELECTRICAL LANDSCAPE

PRIMARY HEALTH

203 Pacific Hwy, St Leonards NSW 2065

PRIMARY HEALTH CARE LIMITED T: (02) 9432 9400

Project Manager

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PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

TITLE SHEET, LOCATION PLAN & DRAWING LIST

Scale @ A1: Project No.: Drawn By: CF

As indicated Checked By: MF

A00 SERIES - INFORMATION & ANALYSIS

Stage - Rev

FOR APPROVAL NOT FOR CONSTRUCTION A00.01

# PORT MACQUARIE RADIOLOGY PROPOSED RADIOLOGY CENTRE

# 14 HIGHFIELDS CIRCUIT, PORT MACQUARIE, **NSW 2444**

PREPARED BY BN GROUP PTY LTD 82 ALEXANDER STREET, CROWS NEST NSW 2065

PRIMARY HEALTH PROJECT NO.: S1747

REPORT STATUS	<u>DATE</u>
WORKPLACE HEALTH & SAFETY REPORT COMPLETED - DISCUSSED WITH & PROVIDED TO CLIENT ALONG WITH DRAWINGS	16.11.2017

# WORKPLACE HEALTH & SAFETY REPORT

Compiled in accordance with Work Health and Safety Act 2011.

# IDENTIFIED HAZARD AREAS

1. FALLS, SLIPS, TRIPS

a) WORKING AT HEIGHTS

DURING CONSTRUCTION

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

### DURING OPERATION OR MAINTENANCE

Cleaning and maintenance of windows, skylights, walls, roof, gutters, rooftop plant or other components of this building will require persons to be situated where a fall from a height in excess of two metres is possible. Where this type of activity is required, scaffolding, ladders, trestles or fall arrest systems should be used in accordance with relevant codes of practice, regulations and legislation. Any such devices are to comply with AS1657 Fixed Platforms, Walkways and Ladders, and AS1891.4 Industrial Fall Arrest Systems and Devices as required.

### b) SLIPPERY OR UNEVEN SURFACES

**FLOOR FINISHES** 

Specified finishes have been selected to minimise the risk of floors and paved areas becoming slippery when wet or when walked on with wet shoes/feet. Any changes to the specified finish should be made in consultation with the architect or, if this is not practical, surfaces with an equivalent or better slip resistance should be chosen.

Surfaces should be selected in accordance with SA HB 198:2014 and AS 4586:2013.

### STEPS. LOOSE OBJECTS AND UNEVEN SURFACES

Due to design restrictions for this building, steps and/or ramps are included in the building which may be a hazard to workers carrying objects or otherwise occupied. Steps should be clearly marked with both visual and tactile warning during construction, maintenance, demolition and at all times when the building operates as a workplace.

Building owners and occupiers should monitor the pedestrian access ways and in particular access to areas where maintenance is routinely carried out to ensure that surfaces have not moved or cracked so that they become uneven and present a trip hazard. Spills, loose material, stray objects or any other matter that may cause a slip or trip hazard should be cleaned or removed from access ways. Contractors should be required to maintain a tidy work site during construction, maintenance or demolition to reduce the risk of trips and falls in the workplace. Materials for construction or maintenance should be stored in designated areas away from access ways and work areas.

### 2. FALLING OBJECTS

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 floor levels. Where this occurs one or more of the following measures should be taken to avoid objects falling from the area where the work is being carried out onto persons below:

- 1. Prevent or restrict access to areas below where the work is being carried out.
- 2. Provide toeboards to scaffolding or work platforms.
- 3. Provide protective structure below the work area.
- 4. Ensure that all persons below the work area have Personal Protective Equipment

### **BUILDING COMPONENTS**

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 supporting parts are in place. Contractors should ensure that temporary bracing or other required support is in place at all times when collapse which may injure persons in the area is a possibility.

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 restricted.

### 3. TRAFFIC MANAGEMENT

Parking of vehicles or loading/unloading of vehicles on this site 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.

Construction of this building may require loading and unloading of materials on the roadway. Deliveries should be well planned to avoid congestion of loading areas and trained traffic management personnel should be used to supervise loading/unloading areas.

Busy construction and demolition sites present a risk of collision where deliveries and other traffic are moving within the site. A traffic management plan supervised by trained traffic management personnel should be adopted for the work site.

### 4. SERVICES

Rupture of services during excavation or other activity creates a variety of risks including release of hazardous material. Existing services are located on or around this site. Where known, these are identified on the plans but the exact location and extent of services may vary from that indicated. Services should be located using an appropriate service (such as Dial Before You Dig), appropriate excavation practice should be used and, where necessary, specialist contractors should be engaged.

Underground power lines may be located in or around this site. All underground power lines must be disconnected or carefully located and adequate warning signs used prior to any construction, maintenance or demolition commencing.

Overhead power lines are 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.

### 5. MANUAL TASKS

Components within this design with a mass in excess of 25kg should be lifted by two or more workers or by mechanical 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 clearly show the total mass of packages and where practical all items should be stored on site in a way which minimises bending before lifting. Advice should be provided on safe lifting methods in all 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 manufacturer's specifications and not used where faulty or (in the case of electrical equipment) not carrying a current electrical safety tag. All safety guards or devices should be regularly checked and Personal Protective Equipment should be used in accordance with manufacturer's specification.

### 6. HAZARDOUS SUBSTANCES

### **ASBESTOS**

Any buildings constructed prior to 1986 are likely to contain asbestos either in cladding material or in fire retardant insulation material. 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 powdered form. 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 while using powdered material or when sanding, drilling, cutting or otherwise disturbing or creating powdered material.

### **VOLATILE ORGANIC COMPOUNDS**

Many types of glue, solvents, spray packs, paints, varnishes 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

Fibreglass, rockwool, ceramic and other material used for thermal or sound insulation may contain synthetic mineral fibre 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 material should be used when installing, removing or working near bulk insulation material.

### 7. CONFINED SPACES

### **EXCAVATION**

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

### **ENCLOSED SPACES**

Enclosed spaces within this building may present a risk to persons entering for construction, maintenance or any other purpose. The design documentation calls for warning signs and barriers to unauthorised access. These should be maintained throughout the life of the building. Where workers are required to enter enclosed spaces, air testing equipment and Personal Protective Equipment should be provided.

### 8. PUBLIC ACCESS

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

### 9. OPERATIONAL USE OF BUILDING

This building has been designed to requirements of the specific building classification identified within the drawings. Where a change of use occurs at a later date a further assessment of the workplace health and safety issues should be undertaken, in accordance with the provisions of the Work Health and Safety Act 2011 or subsequent replacement Act. (Where the specific use of the building is not known at the time of the completion of this report and a further assessment of the workplace health and safety issues should be undertaken at the time of fit-out for the end user.)

### 10. OTHER HIGH RISK ACTIVITY

All electrical work should be carried out in accordance with Code of Practice: Managing Electrical Risks at the Workplace, AS/NZ 3012 and all licensing requirements. All work using Plant should be carried out in accordance with Code of Practice: Managing Risks of Plant at the Workplace. All work should be carried out in accordance with 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.

DA - B 20-11-17 FOR APPROVAL DA - A 17-11-17 FOR APPROVAL DA-PA 12-10-17 FOR INFORMATION ISSUE DATE DESCRIPTION

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### **Coordinated Reference Drawings**

STRUCTURE MECHANICAL ELECTRICAL LANDSCAPE

### Client

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

PRIMARY HEALTH CARE LIMITED T: (02) 9432 9400 Project Manager

epm

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Architect

Crows Nest, NSW 2065 ABN 43 092 960 499

PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

SAFETY IN DESIGN REVIEW

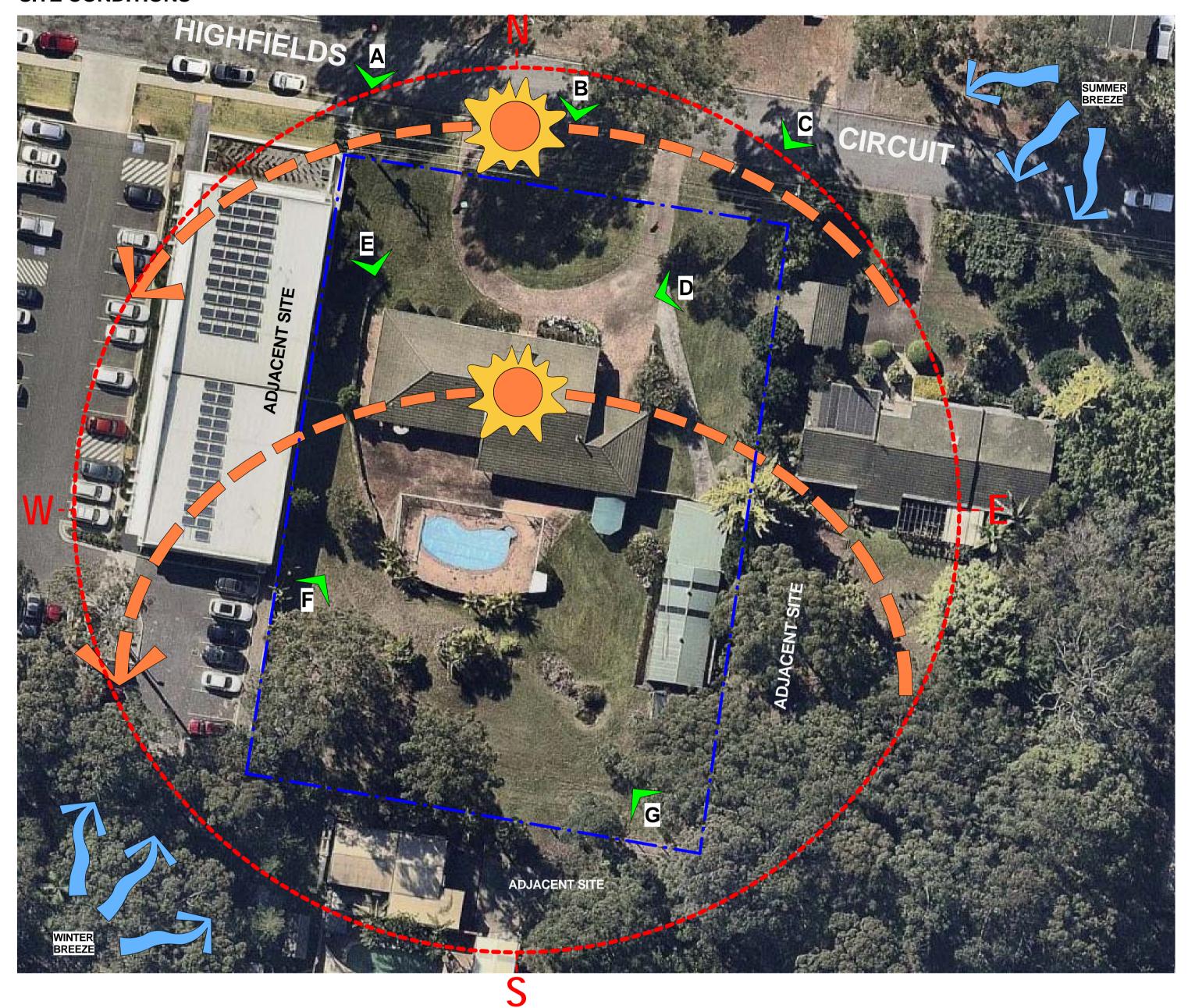
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1:1 1747 Drawn By: CF Checked By: MF

A00 SERIES - INFORMATION & ANALYSIS

FOR APPROVAL NOT FOR CONSTRUCTION

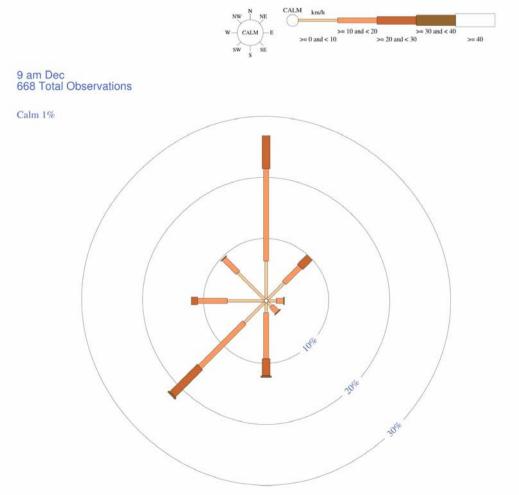
### SITE CONDITIONS



### WIND ROSE - PORT MACQUARIE AIRPORT

READING TAKEN FROM CLOSEST STATION AT PORT MACQUARIE AIRPORT







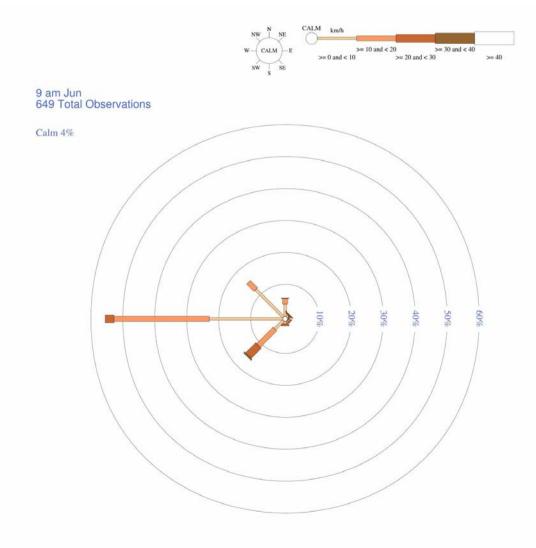
**VIEW A** 







**VIEW G** 











 
 DA - B
 20-11-17
 FOR APPROVAL

 DA - A
 17-11-17
 FOR APPROVAL
 DA-PA 17-10-17 FOR INFORMATION ISSUE DATE DESCRIPTION

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Coordinated Reference Drawings Discipline Company STRUCTURE CIVIL MECHANICAL ELECTRICAL LANDSCAPE FIRE

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

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PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

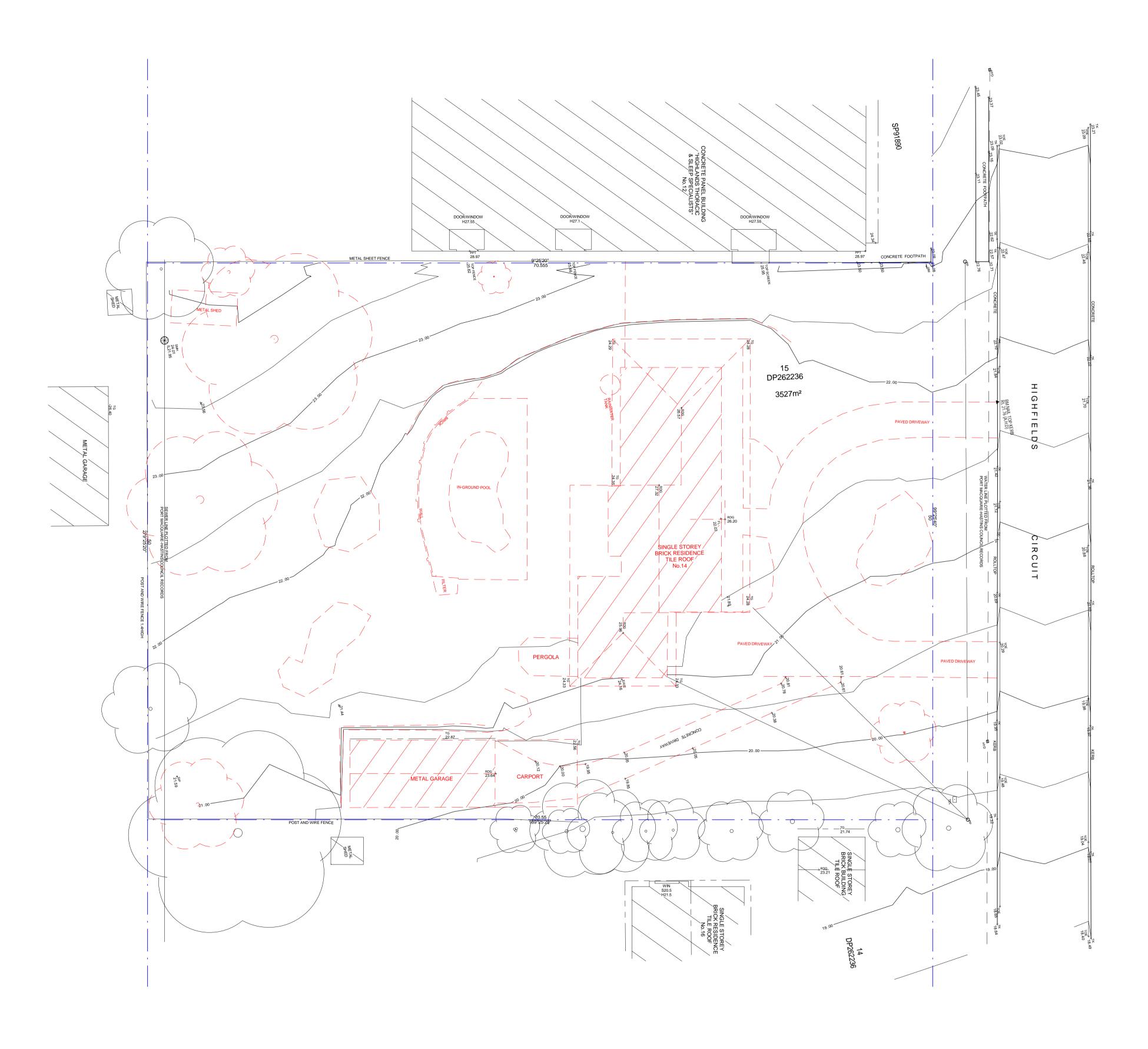
### Sheet name

SITE ANALYSIS

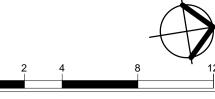
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Drawn By: CF Chec

FOR APPROVAL NOT FOR CONSTRUCTION A00.10



1 EXISTING AND DEMOLITION PLAN
1:200



### **DEMOLITION LEGEND**

---- DEMOLITION

 DEMOLITION WORK TO BE CO-ORDINATED WITH STRUCTURAIND SERVICES ENGINEERS PRIOR TO COMMENCEMENT.

TREE REMOVAL AND RETENTION TO BE COORDINATED WITH ARBORIST AND LANDSCAPE ARCHITECT PRIOR TO COMMENCEMENT. REFER ARBORIST REPORT AND LANDSCAPE ARCHITECH PLANS

 
 DA - B
 20-11-17
 FOR APPROVAL

 DA - A
 17-11-17
 FOR APPROVAL
 DA-PA 12-10-17 FOR INFORMATION ISSUE DATE DESCRIPTION

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### Coordinated Reference Drawings

Discipline Company SURVEY STRUCTURE CIVIL MECHANICAL ELECTRICAL LANDSCAPE FIRE

### Client

PRIMARY HEALTH

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Project

PROJECT HORIZONS IMAGING

& PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

**EXISTING & DEMOLITION** SITE PLAN

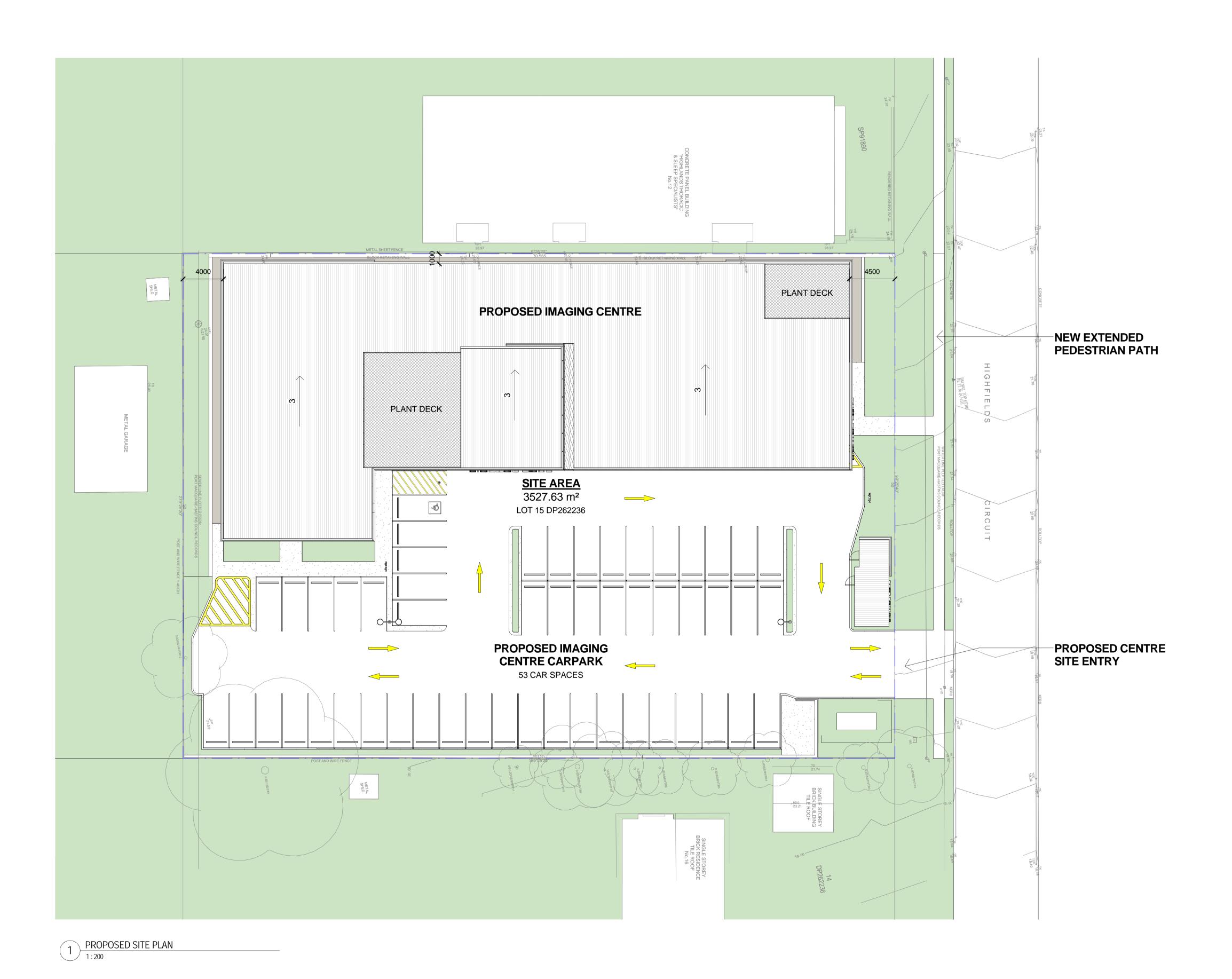
Scale @ A1: Project No.: Drawn By: CF

As indicated 1747 Checked By: MF

A01 SERIES - EXISTING & DEMOLITION

Stage - Rev

FOR APPROVAL NOT FOR CONSTRUCTION A01.01



CONSULTANTS.

- ROAD LEVELS FOR PROPOSED CARPARK DRIVEWAY TO BE CONFIRMED WITH CIVIL & TRAFFIC CONSULTANTS. RAMP GRADIENTS TO COMPLY WITH AS2890.1:2004.
- 2. ON GRADE CARPARK LEVELS TO BE CONFIRMED BY CIVIL & TRAFFIC
- 3. CAR PARK LAYOUT TO COMPLY WITH AS2890.1:2004 AND AS 2890.6:2009.
- 4. ONSITE DETENTION TANK LOCATION TO BE CONFIRMED WITH CIVIL AND HYDRAULIC CONSULTANTS.
- 5. HYDRANT, SPRINKLER AND WATER PUMP LOCATIONS TO BE CONFIRMED BY HYDRAULIC CONSULTANTS.
- 6. FIRE HOSE REEL & FIRE HYDRANT LOCATIONS TO BE CONFIRMED BY HYDRAULIC CONSULTANTS.
- 7. LANDSCAPING DESIGN OF SITE TO LANDSCAPE ARCHITECTS DRAWINGS AND SPECIFICATIONS
- 8. IMAGING CENTRE INTERNAL LAYOUT SUBJECT TO CHANGES IN ACCORDANCE TO CLIENT AND SERVICES CONSULTANTS

REQUIREMENTS

DA - A 17-11-17 FOR APPROVAL ISSUE DATE DESCRIPTION

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### Coordinated Reference Drawings

Discipline Company SURVEY STRUCTURE CIVIL MECHANICAL ELECTRICAL LANDSCAPE FIRE

### Client

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

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### Project

PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

### Sheet name

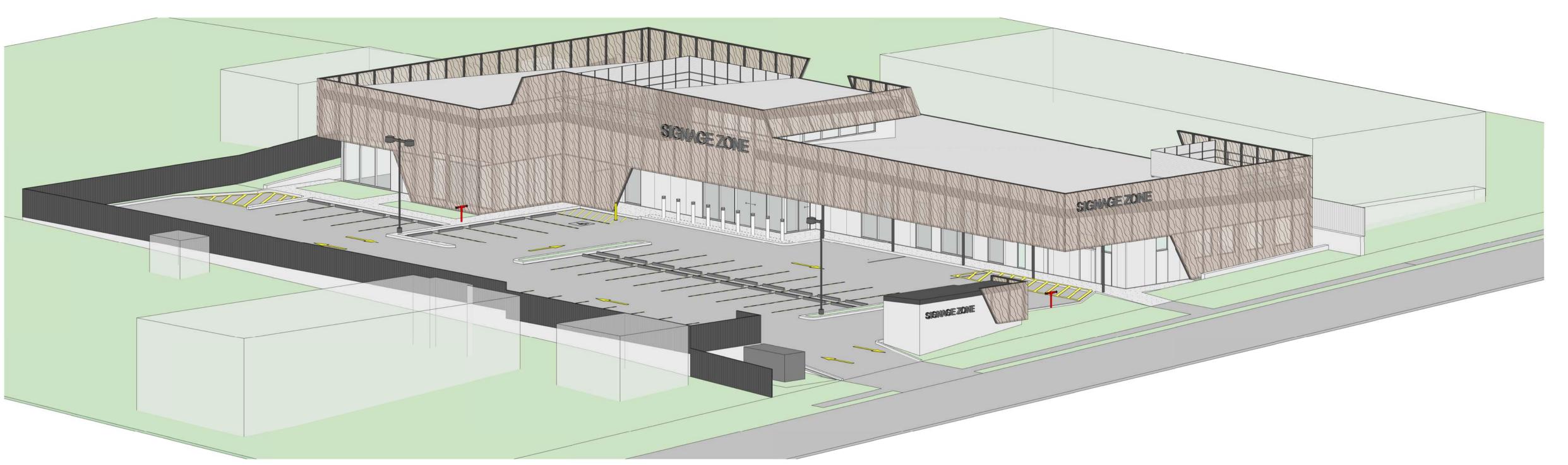
PROPOSED SITE PLAN

Scale @ A1: Project No.:

As indicated 1747 Drawn By: IE Checked By: MF

A02 SERIES - GENERAL ARRANGEMENT PLANS Stage - Rev

FOR APPROVAL NOT FOR CONSTRUCTION A02.01





2 3D ISOMETRIC VIEW B

 
 DA - B
 20-11-17
 FOR APPROVAL

 DA - A
 17-11-17
 FOR APPROVAL
 ISSUE DATE DESCRIPTION

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### Coordinated Reference Drawings

Discipline Company SURVEY STRUCTURE CIVIL MECHANICAL HYDRAULIC ELECTRICAL LANDSCAPE FIRE

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

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Project

PROJECT HORIZONS IMAGING

& PATHOLOGY CENTRE 14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

3D VISUALISATIONS

Scale @ A1:

Project No.:

1747 Drawn By: IE Checker

A100 SERIES - INFORMATION & ANALYSIS Checked By: MF







3 VIEW C - CARPARK ASPECT FROM SOUTH-EAST CORNER

 
 DA - B
 20-11-17
 FOR APPROVAL

 DA - A
 17-11-17
 FOR APPROVAL
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Discipline Company SURVEY STRUCTURE CIVIL MECHANICAL ELECTRICAL LANDSCAPE FIRE

### Client

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

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PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

### Sheet name

3D PERSPECTIVES

Scale @ A1:

1747 Project No.:

Drawn By: IE Checked B

A02 SERIES - GENERAL ARRANGEMENT PLANS Checked By: MF

Stage - Rev

FOR APPROVAL NOT FOR CONSTRUCTION A02.11



3D RENDER - ARTISTIC IMPRESSION OF MAIN BUILDING

 
 DA - B
 20-11-17
 FOR APPROVAL

 DA - A
 17-11-17
 FOR APPROVAL
 ISSUE DATE DESCRIPTION

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### Coordinated Reference Drawings

Discipline Company SURVEY STRUCTURE CIVIL MECHANICAL HYDRAULIC ELECTRICAL LANDSCAPE FIRE

### Client

PRIMARY HEALTH

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Project

PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

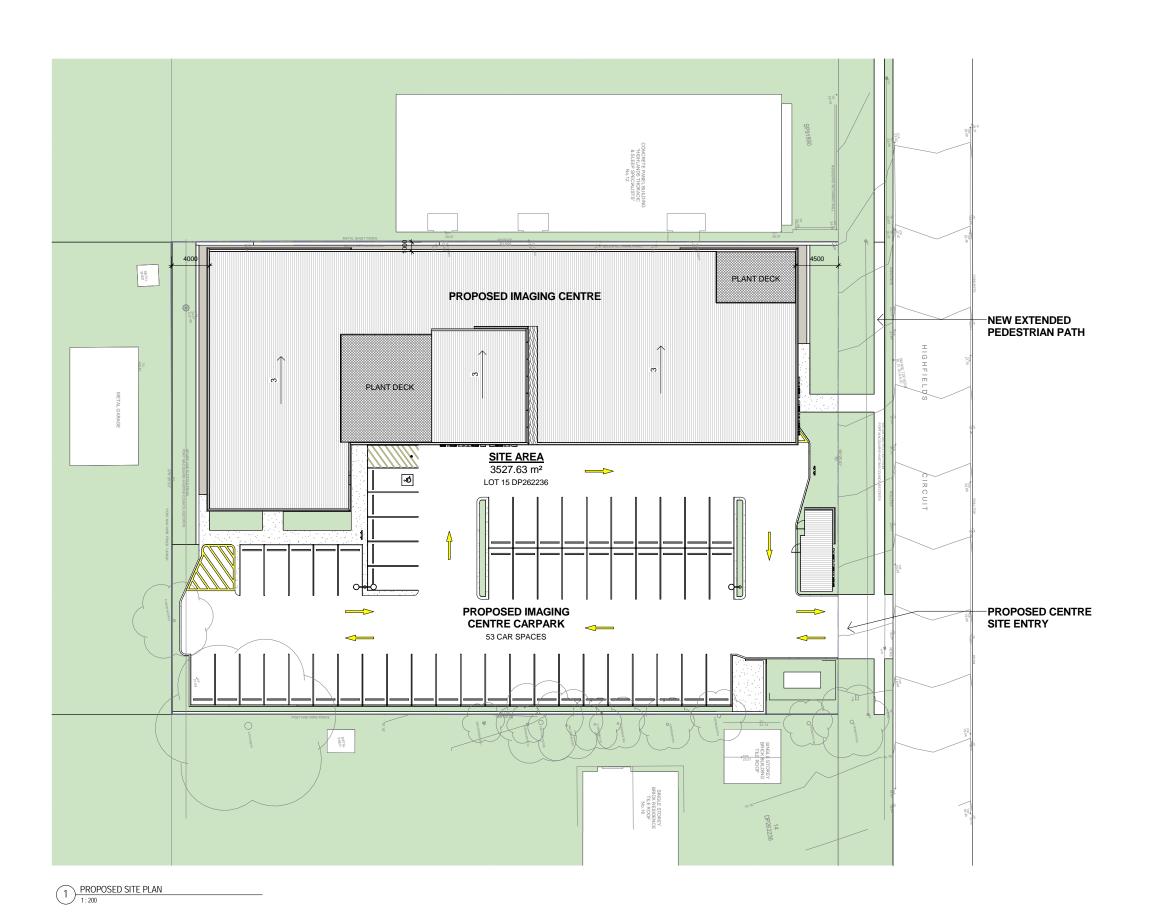
3D RENDER

Scale @ A1: Project No.:

1:1 1747 Checked By: MF

Drawn By: NK Checked B

A02 SERIES - GENERAL ARRANGEMENT PLANS



### NOTE:

- ROAD LEVELS FOR PROPOSED CARPARK DRIVEWAY TO BE CONFIRMED WITH CIVIL & TRAFFIC CONSULTANTS. RAMP GRADIENTS TO COMPLY WITH AS2890.1:2004.
- ON GRADE CARPARK LEVELS TO BE CONFIRMED BY CIVIL & TRAFFIC CONSULTANTS.
- 3. CAR PARK LAYOUT TO COMPLY WITH AS2890.1:2004 AND AS 2890.6:2009.
- ONSITE DETENTION TANK LOCATION
   TO BE CONFIRMED WITH CIVIL AND
   HYDRAULIC CONSULTANTS.
- 5. HYDRANT, SPRINKLER AND WATER PUMP LOCATIONS TO BE CONFIRMED BY HYDRAULIC CONSULTANTS.
- 6. FIRE HOSE REEL & FIRE HYDRANT LOCATIONS TO BE CONFIRMED BY HYDRAULIC CONSULTANTS.
- 7. LANDSCAPING DESIGN OF SITE TO LANDSCAPE ARCHITECTS DRAWINGS AND SPECIFICATIONS
- 8. IMAGING CENTRE INTERNAL LAYOUT SUBJECTTO CHANGES IN ACCORDANCE TO CLIENT AND SERVICES CONSULTANTS REQUIREMENTS

ISSUE
DA - A
DA - B

### Coordinated Reference Drawings

Discipline	Company
SURVEY STRUCTURE CIVIL MECHANICAL HYDRAULIC ELECTRICAL LANDSCAPE FIRE	

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

PRIMARY BEALTS CASE LIBITED Project Manager

EPM PROJECTS

2/146 Arthur St, North Sydney NSW 2060 T: (02) 9452 8300



PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

PROPOSED SITE PLAN

Scale @ A1: Project No.:

As indicated 1747 Checked By: MF

Drawn By: IE Checked I

A02 SERIES - GENERAL ARRANGEMENT PLANS Stage - Rev

Drawing No.

DA - B

FOR APPROVAL NOT FOR CONSTRUCTION A02.01



1 3D ISOMETRIC VIEW A



2 3D ISOMETRIC VIEW B

 DA - B
 20-11-17
 FOR APPROVAL

 DA - A
 17-11-17
 FOR APPROVAL

 ISSUE
 DATE
 D

PRIMARY HEALTH

203 Pacific Hwy, St Leonards NSW 2065

T: (02) 9432 9400 Project Manager

EPM PROJECTS

2/146 Arthur St, North Sydney NSW 2060 T: (02) 9452 8300

PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

3D VISUALISATIONS

Scale @ A1:

Project No.:

1747 Drawn By: IE Chec Checked By: MF

DA - B

FOR APPROVAL NOT FOR CONSTRUCTION A02.10



VIEW A - STREET FRONTAGE TO HIGHFIELDS CIRCUIT



VIEW B - CARPARK ASPECT FROM NORTH-EAST CORNER



3 VIEW C - CARPARK ASPECT FROM SOUTH-EAST CORNER

ISSUE DATE

### Client

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

Project Manager

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PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

3D PERSPECTIVES

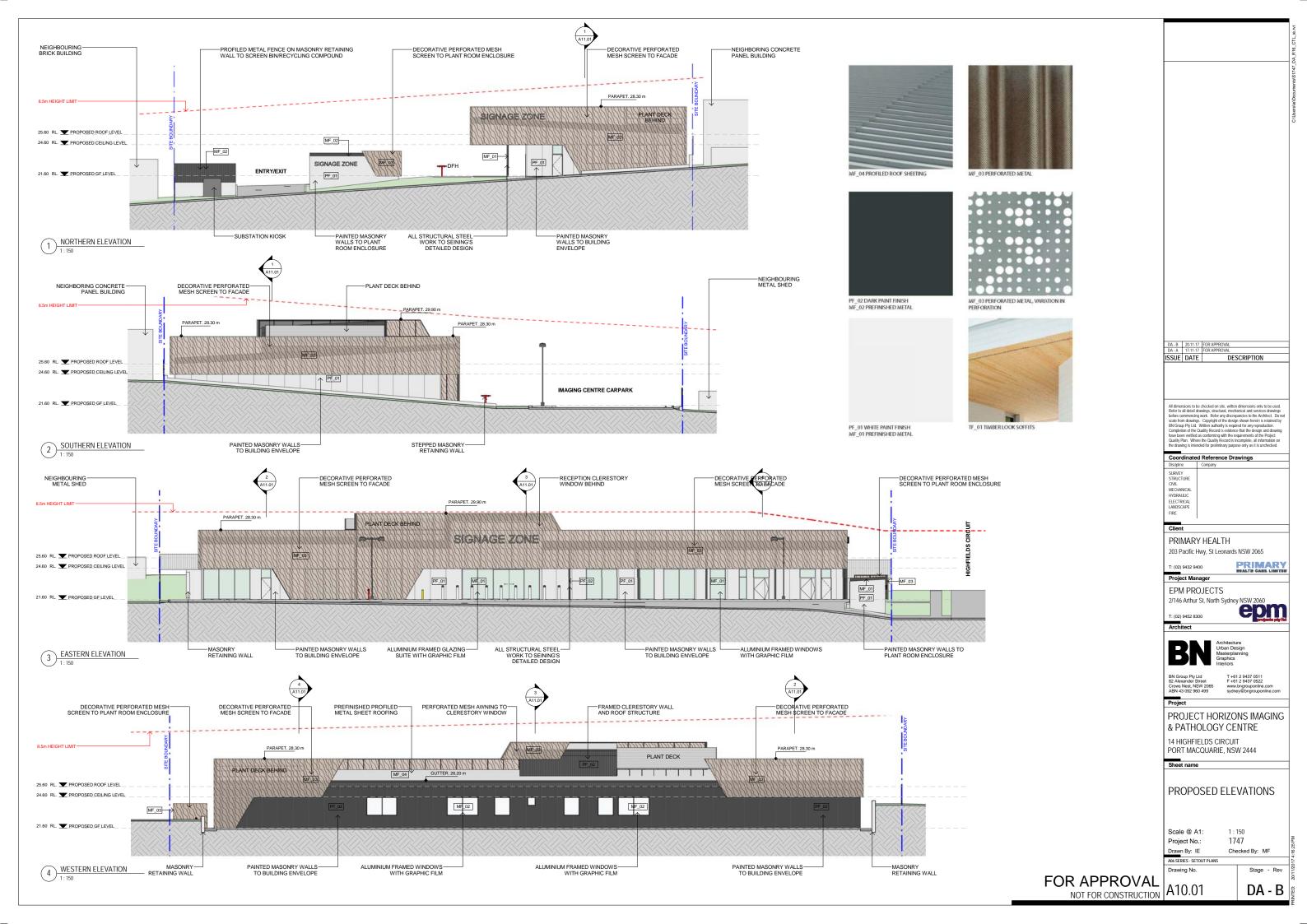
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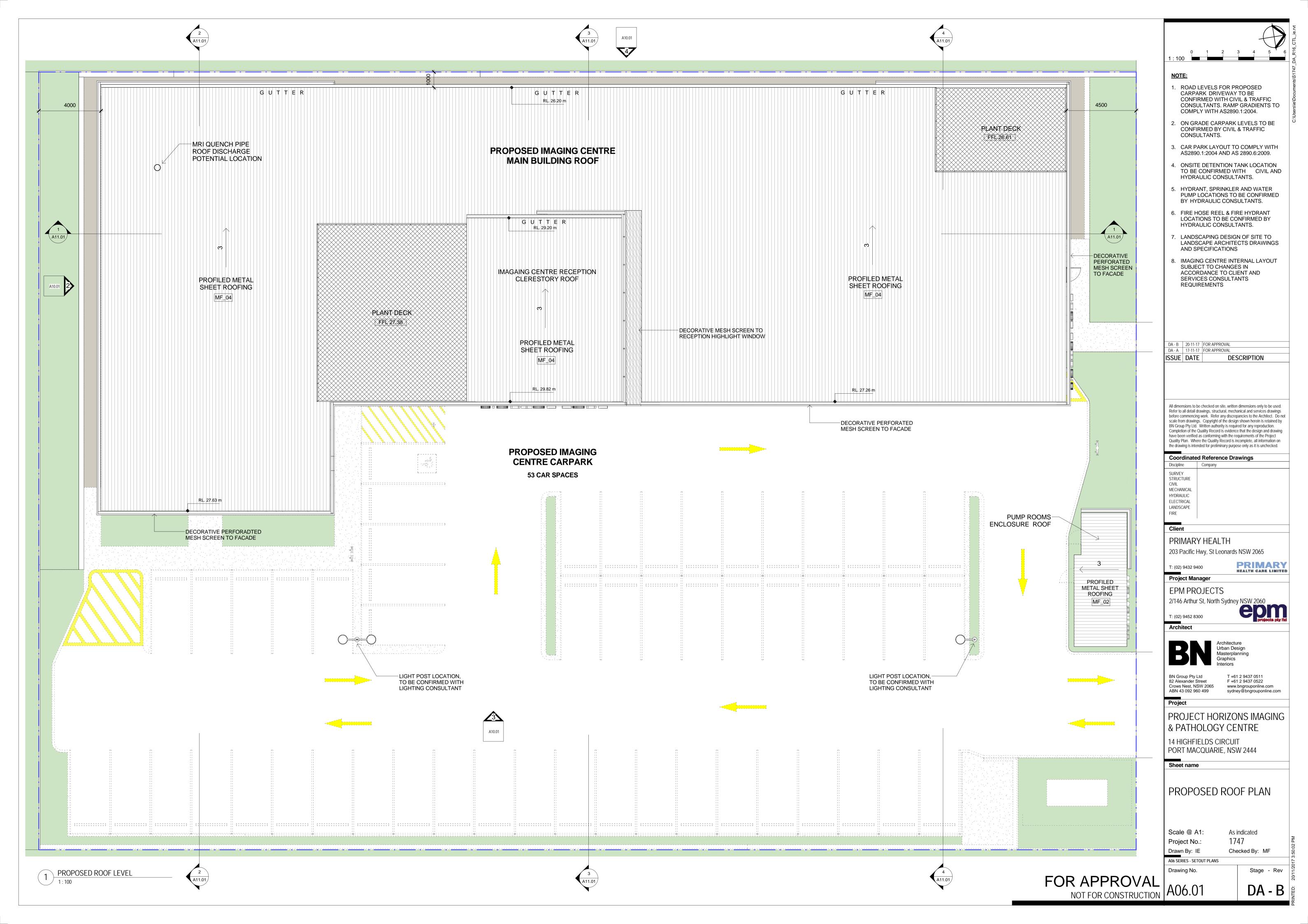
Project No.:

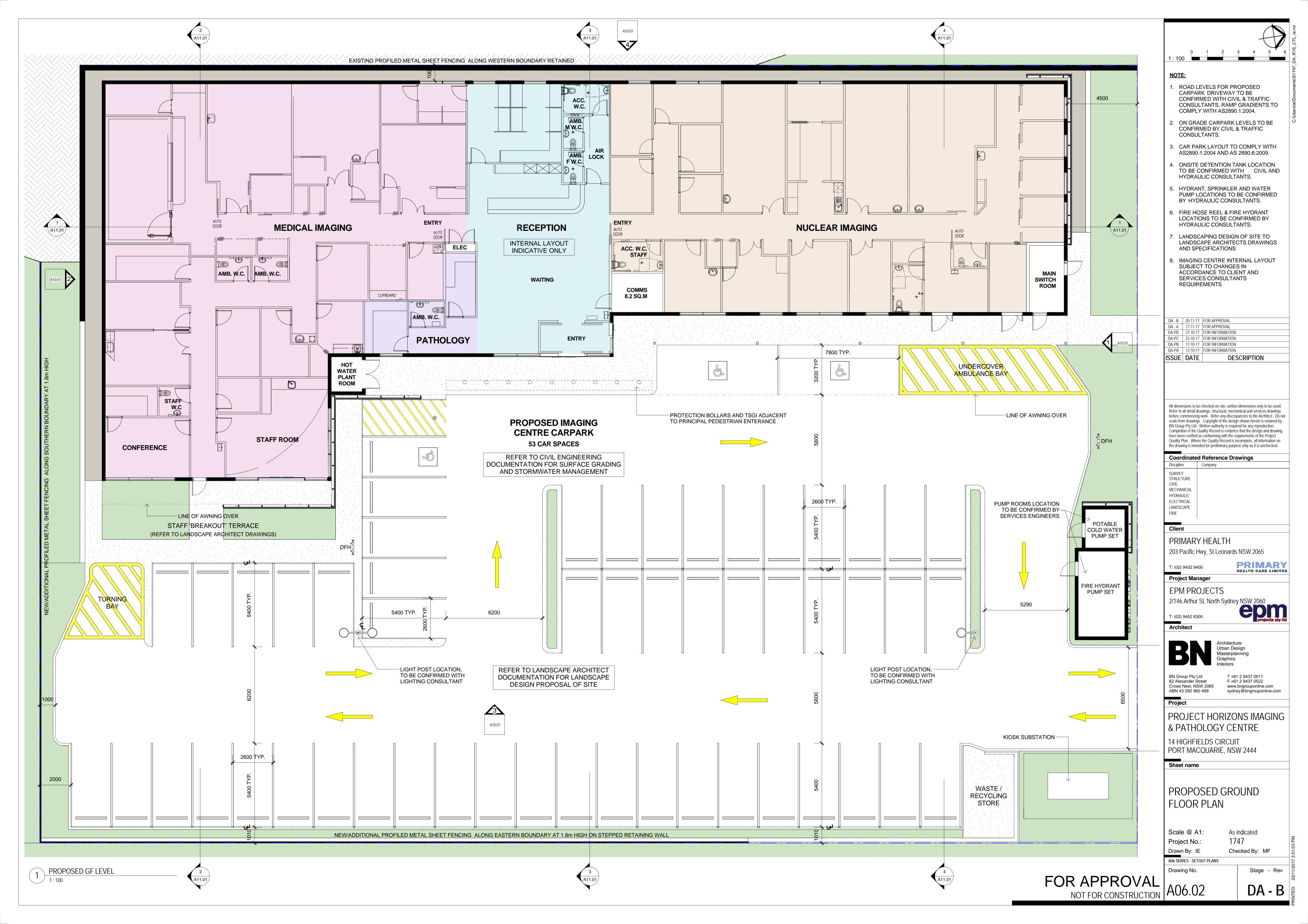
1747 Checked By: MF

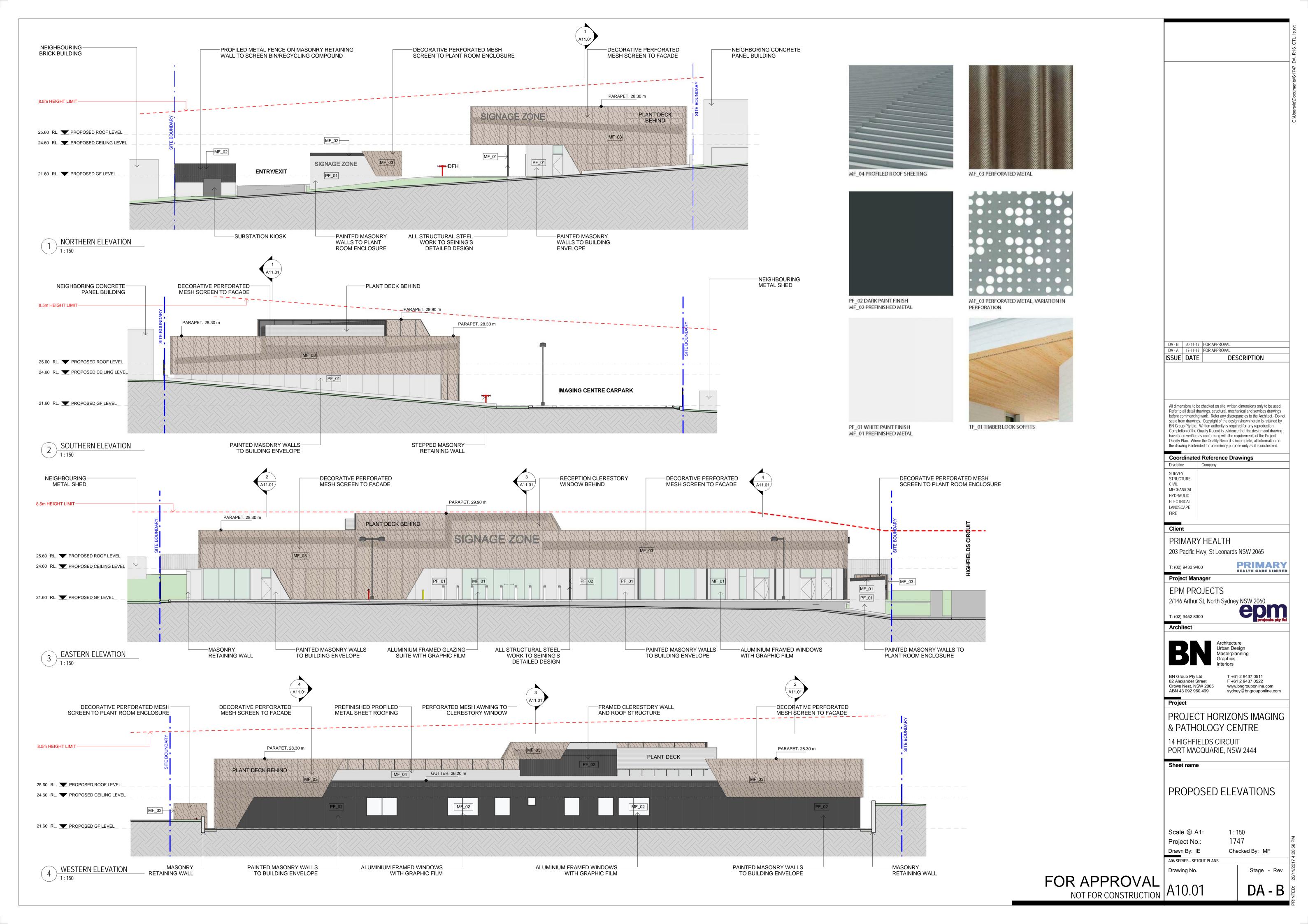
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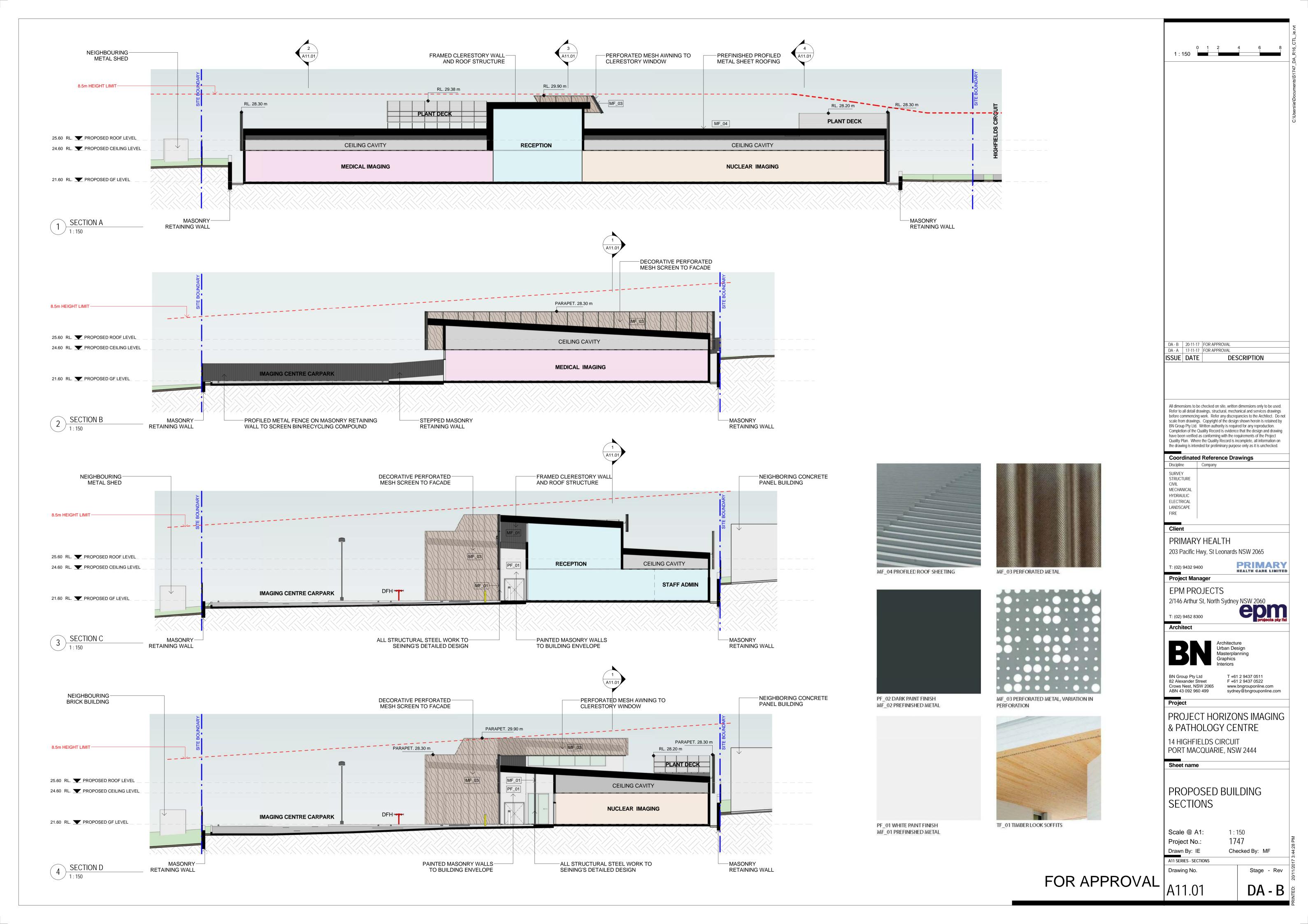
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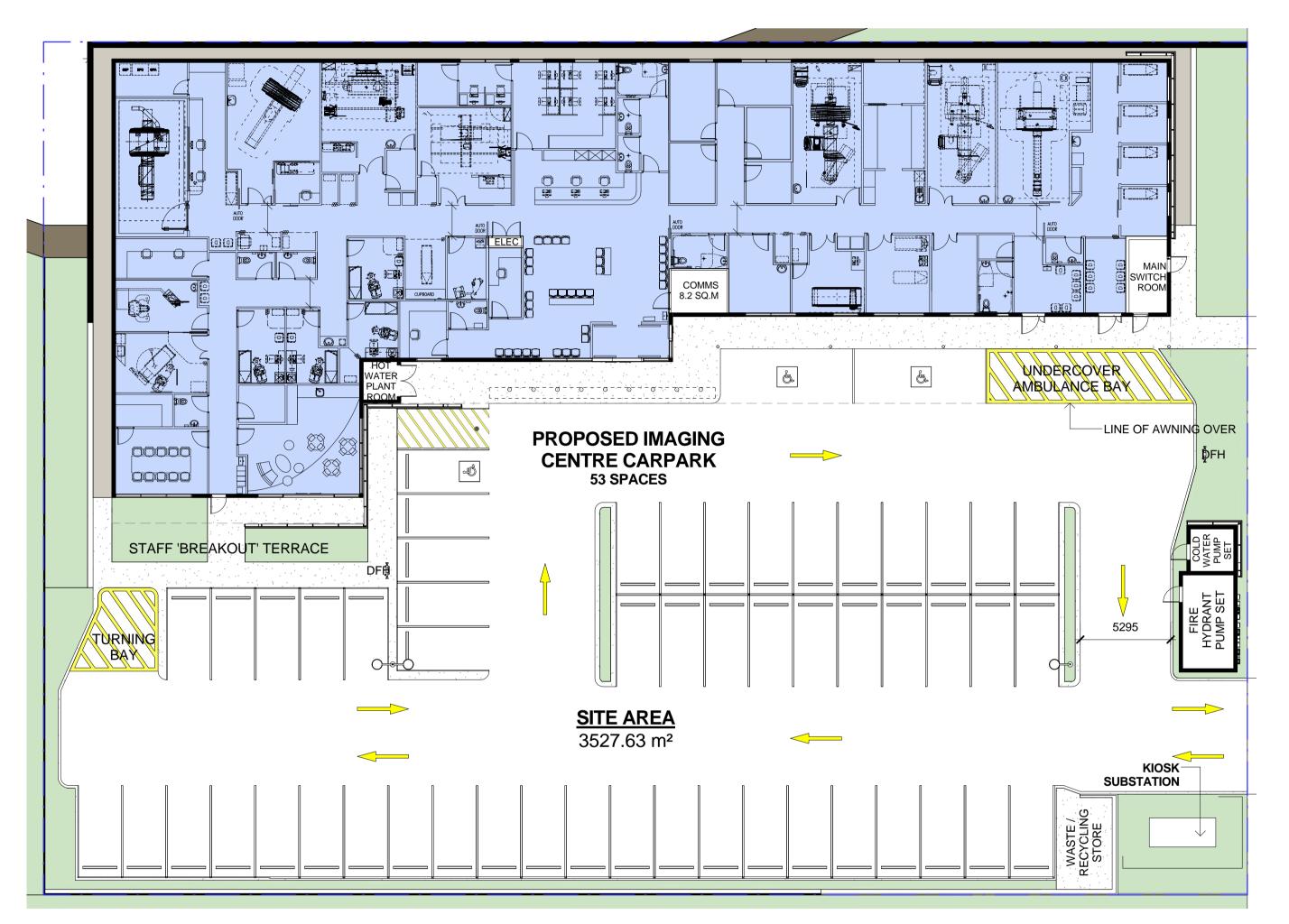






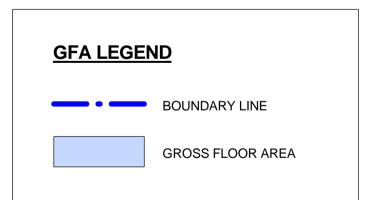






PROPOSED GF LEVEL - GFA ANALYSIS

1:200



### METHOD OF MEASUREMENT

GROSS FLOOR AREA (GFA) REF: PORT MACQUARIE-HASTINGS LEP 2011

MEANS THE SUM OF AREAS OF EACH FLOOR OF A BUILDING MEASURED FROM THE INTERNAL FACE OF EXTERNAL WALLS, OR FROM THE INTERNAL FACE OF WALLS SEPARATING THE BUILDING FROM ANY OTHER BUILDING, MEASURED AT A HEIGHT OF 1.4M ABOVE THE FLOORS, AND INCLUDES:

(i) THE AREA OF A MEZZANINE, AND

(ii) HABITABLE ROOMS IN A BASEMENT OR AN ATTIC, AND

(iii) ANY SHOPS, AUDITORIUM, CINEMA, AND THE LIKE, IN A BASEMENT OR ATTIC,

BUT EXCLUDES:

(iv) ANY AREA FOR COMMON VERTICAL CIRCULATION, SUCH AS LIFTS AND STAIRS, AND

(v) ANY BASEMENT: (a) STORAGE, AND

(b) VEHICULAR ACCESS, LOADING AREAS, GARBAGE AND SERVICES, AND

(vi) PLANT ROOMS, LIFT TOWERS AND OTHER AREAS USED EXCLUSIVELY FOR MECHANICAL SERVICES OR DUCTING, AND

(vii) CAR PARKING TO MEET ANY REQUIREMENTS OF THE CONSENT AUTHORITY (INCLUDING ACCESS TO THAT CARPARKING), AND

(viii) ANY SPACES FOR THE LOADING OR UNLOADING OF GOODS

(INCLUDING ACCESS TO IT), AND

(ix) TERRACES AND BALCONIES WITH OUTER WALLS LESS THAN 1.4M HIGH, AND

(x) VOIDS ABOVE A FLOOR AT THE LEVEL OF A STOREY OR STOREY ABOVE.

### **FSR CALCULATION**

= 1084.37GROSS FLOOR AREA (GFA) = 3527.63SITE AREA

**FSR CONTROL** 

= 1:0.7**FSR ACHIEVED** = 1 : 0.3

### **CARPARK SPACES COUNT**

STANDARD CARPARK SPACES = 50 DISABLED CARPARK SPACES = 3 = 53 TOTAL CARPARK SPACES

REFER TO TRAFFIC ENGINEER REPORT FOR CARPARK NUMBER COMPLIANCE AND VEHICLE SWEPT PATHS

DA - B 20-11-17 FOR APPROVAL DA - A 17-11-17 FOR APPROVAL ISSUE DATE DESCRIPTION

1:200

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### Coordinated Reference Drawings

Discipline Company STRUCTURE MECHANICAL ELECTRICAL LANDSCAPE FIRE

### Client

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

PRIMARY
HEALTH CARE LIMITED T: (02) 9432 9400

### Project Manager

**EPM PROJECTS** 

2/146 Arthur St, North Sydney NSW 2060
T: (02) 9452 8300

Architect

Architecture
Urban Design
Masterplanning
Graphics
Interiors

Crows Nest, NSW 2065

ABN 43 092 960 499 Project

PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

F +61 2 9437 0522 www.bngrouponline.com sydney@bngrouponline.com

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

GFA & CARPARKING ANALYSIS

Scale @ A1: Project No.: Drawn By: IE

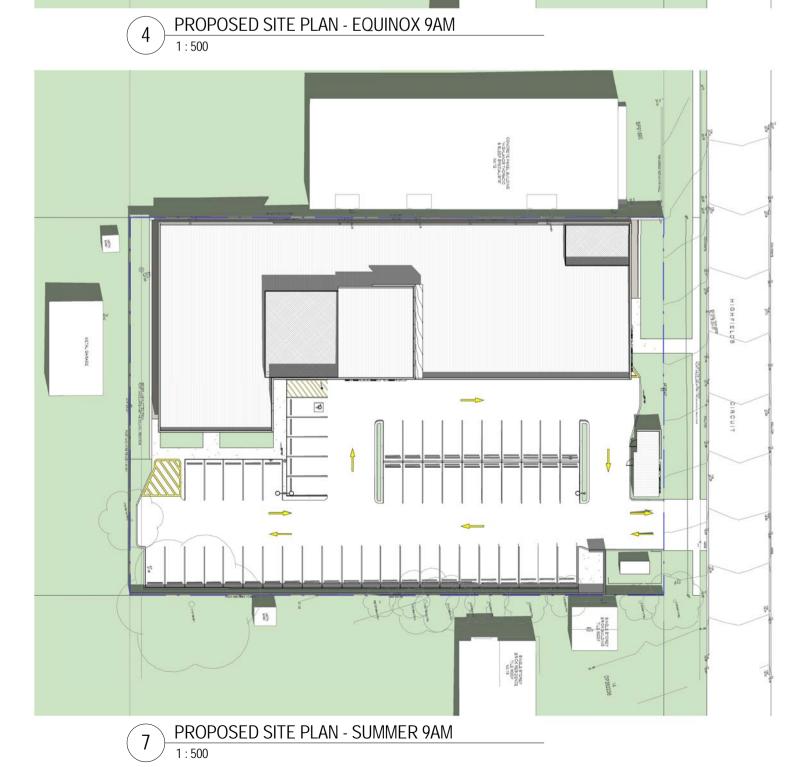
As indicated 1747 Checked By: MF

Stage - Rev

A100 SERIES - INFORMATION & ANALYSIS

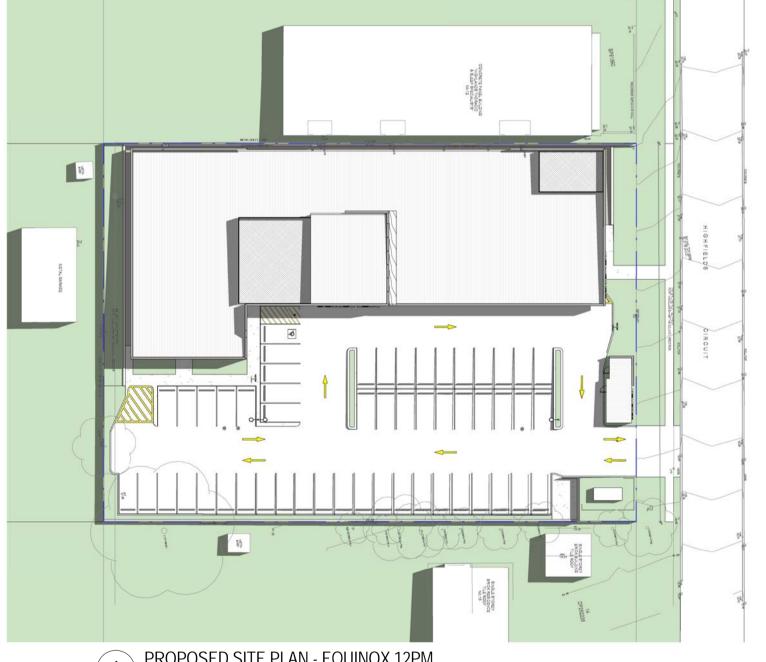




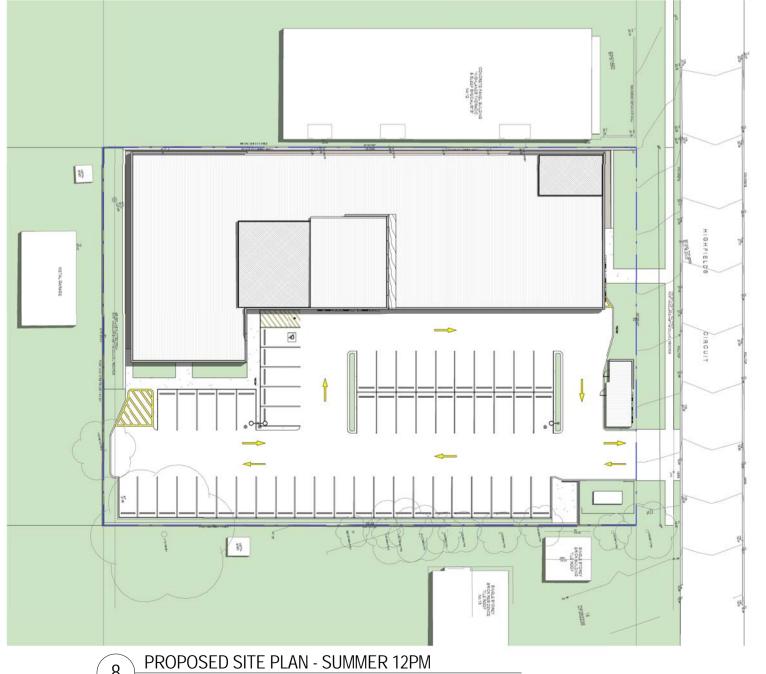


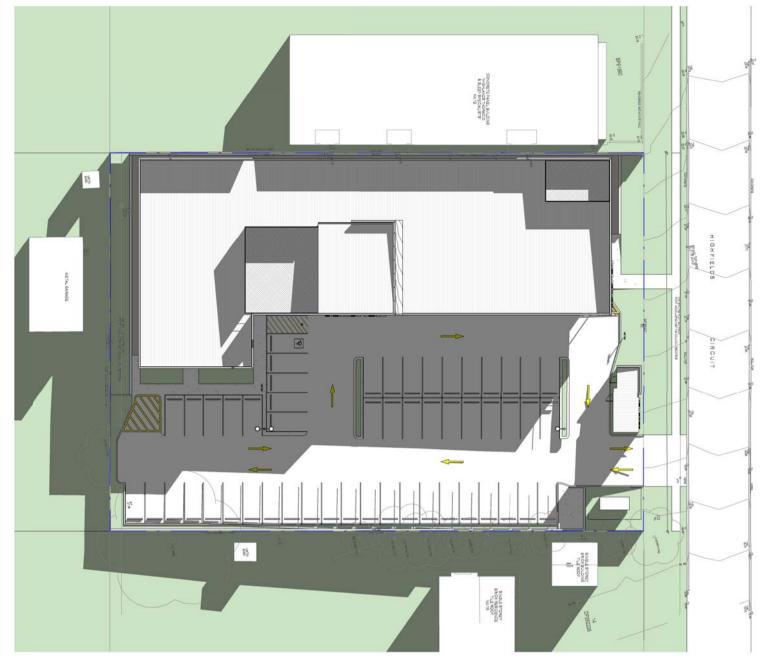


PROPOSED SITE PLAN - WINTER 12PM

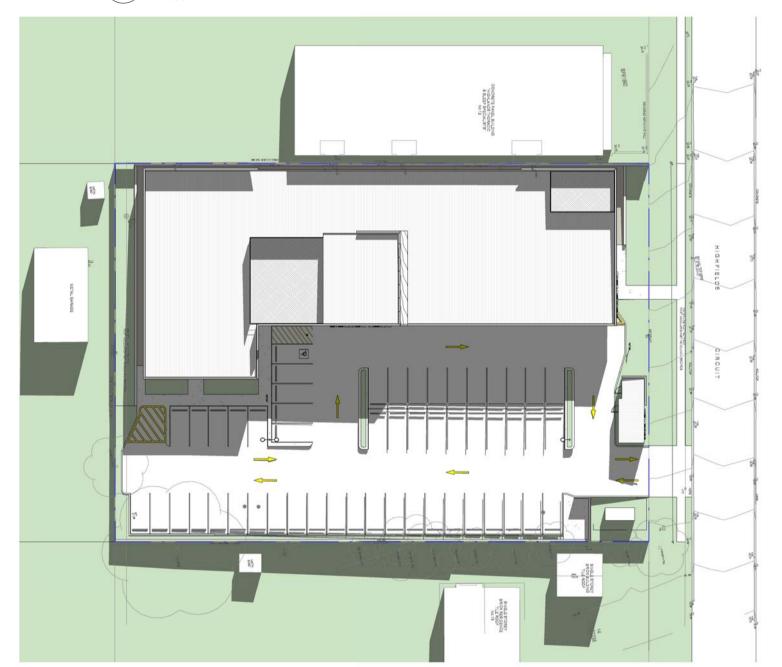




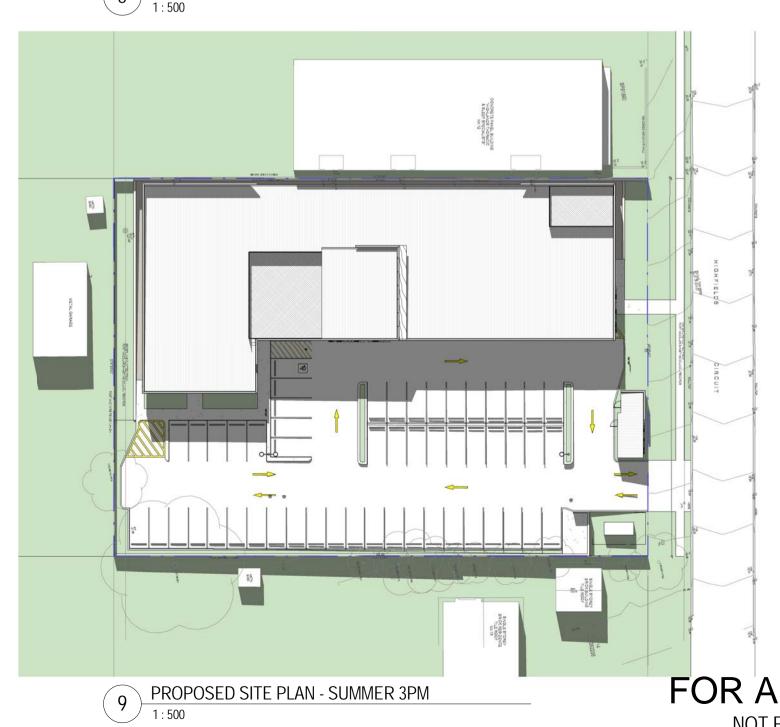




PROPOSED SITE PLAN - WINTER 3PM



PROPOSED SITE PLAN - EQUINOX 3PM



FOR APPROVAL NOT FOR CONSTRUCTION A100.30

### **SUN ANGLE CALCULATIONS**

LOCATION	PORT MACQUARIE NSW AUSTRALIA
LATITUDE	31.44 deg
LONGITUDE	152.91 deg
MAGNETIC DECLINATION	12.24 deg POSITIVE EAST

SEPT 23rd EQUINOX		
TIME	AZIMUTH	ALTITUDE
9.00 AM	59.3 deg	41.4 deg
12.00 PM	350.6 deg	59.2 deg
3.00 PM	292.8 deg	34 deg

ISSUE	DATE	DESCRIPTION
DA - A	17-11-17	FOR APPROVAL
DA - B	20-11-17	FOR APPROVAL

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### Coordinated Reference Drawings

Discipline Company  SURVEY STRUCTURE CIVIL MECHANICAL HYDRAULIC ELECTRICAL LANDSCAPE FIRE		
STRUCTURE CIVIL MECHANICAL HYDRAULIC ELECTRICAL LANDSCAPE	Discipline	Company
	STRUCTURE CIVIL MECHANICAL HYDRAULIC ELECTRICAL LANDSCAPE	

### Client

PRIMARY HEALTH 203 Pacific Hwy, St Leonards NSW 2065

PRIMARY
HEALTH CARE LIMITED T: (02) 9432 9400

# Project Manager

**EPM PROJECTS** 2/146 Arthur St, North Sydney NSW 2060
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Architect

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Project PROJECT HORIZONS IMAGING & PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

SOLAR STUDY

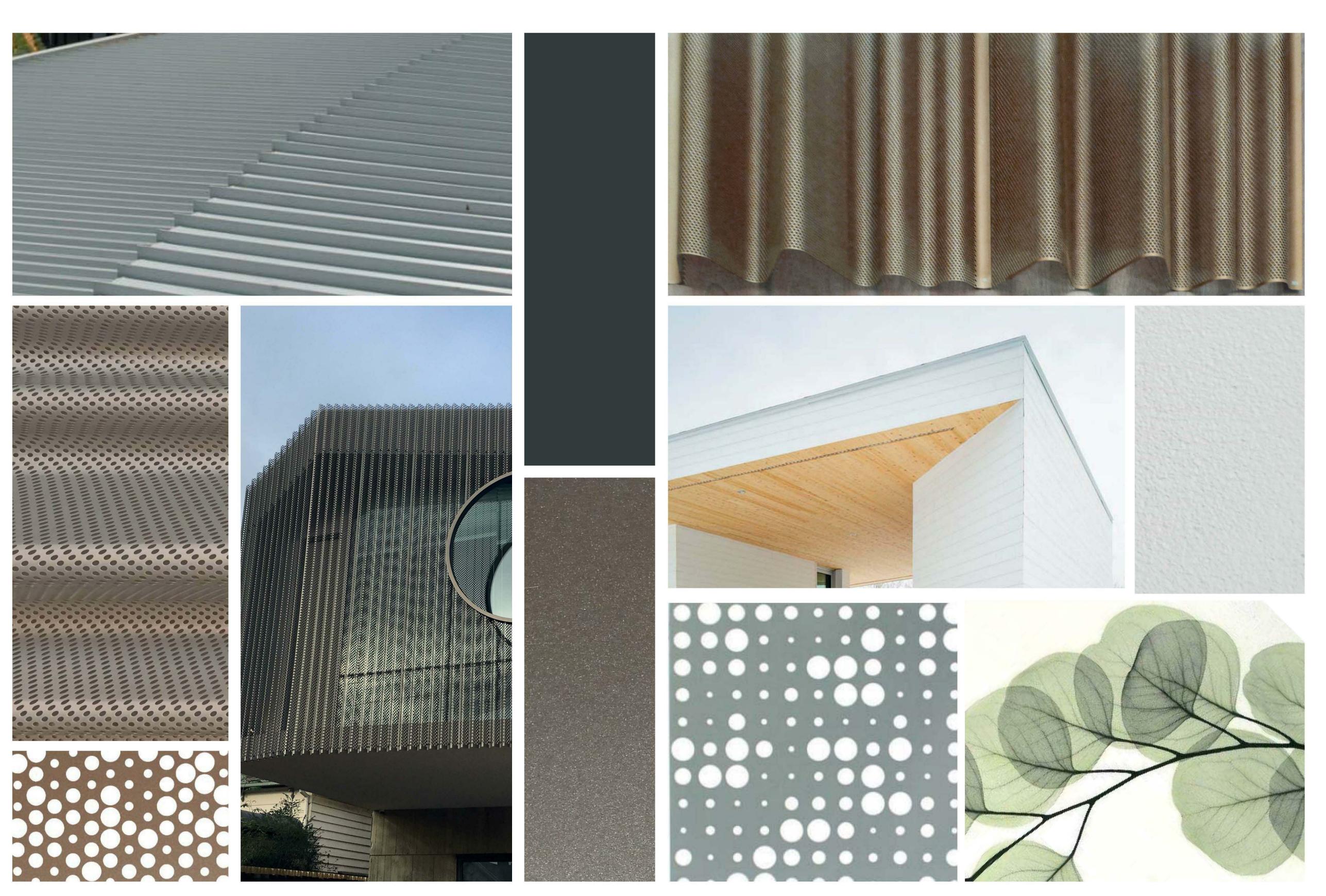
Scale @ A1:

Drawn By: IE

As indicated 1747 Project No.:

A100 SERIES - INFORMATION & ANALYSIS

Checked By: MF Stage - Rev



MATERIALS: PERFORATED METAL FACADE WITH VARIATION, MASONRY, METAL ROOF SHEETING, DARK PAINT FINISH, TIMBER SOFFITS, TRANSLUCENT WINDOW GRAPHICS

 
 DA - B
 20-11-17
 FOR APPROVAL

 DA - A
 17-11-17
 FOR APPROVAL
 ISSUE DATE DESCRIPTION

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### Coordinated Reference Drawings

Discipline Company STRUCTURE CIVIL MECHANICAL ELECTRICAL LANDSCAPE FIRE

PRIMARY HEALTH

203 Pacific Hwy, St Leonards NSW 2065

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HEALTH CARE LIMITED T: (02) 9432 9400

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& PATHOLOGY CENTRE

14 HIGHFIELDS CIRCUIT PORT MACQUARIE, NSW 2444

Sheet name

MATERIAL SAMPLE BOARD

Scale @ A1:

1747 Project No.: Drawn By: TM Checked By: MF A100 SERIES - INFORMATION & ANALYSIS