



**ACCESS ASSESSMENT REPORT –  
D.A ISSUE**

**Project:** Nepean – Medical Centre  
**Job Ref:** 181110

**Prepared for:** CBD QLD

14<sup>th</sup> June 2018



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## ACCESS ASSESSMENT REPORT

<b>Job Reference:</b>	181110
<b>Project:</b>	Nepean Medical Centre
<b>Project Address:</b>	84-88 Parker Street Kingswood NSW 2747
<b>Date of Report:</b>	14 June 2018
<b>Prepared for:</b>	Luke Goodwin Cornerstone Building Developments QLD
<b>Report Prepared by:</b>	Vanessa Fahey Access Consultant, ACAA Accredited Member #362

### REVISION HISTORY

No.	Description	Prepared By	Date
181110 - 1	Access Assessment Report – D.A. Issue	Vanessa Fahey	14 June 2018



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## SCOPE OF WORK

The scope of works are understood to be access consultancy services for the proposed new building located at 84-88 Parker Street, Kingswood New South Wales as per the documentation listed below in Section 3 of this report.

### 1. APPLICABLE VERSION OF BCA & CLASS

Any reference to the BCA is a reference to the National Construction Code Volume One, Building Code of Australia, 2016, Amendment 1.

#### Class of Building

Class 9a – Health Care Building

Class 6 – Retail & Café

Class 7a – Car Park

### 2. REFERENCED DOCUMENTATION

This detailed assessment report has been prepared on the basis of the documentation received 5<sup>th</sup> June 2018. Refer Appendix A and attached Cover Sheet of documentation reviewed.

### 3. BUILDING DESCRIPTION

The proposed building work is understood to be a new building with five levels of tenancies for retail and medical use. Sanitary facilities are located on each level. Basement carparking is available. Lift access is provided between all levels.

Fitout of tenancies are not part of the scope.

### 4. DISABILITY DISCRIMINATION ACT

The Disability Discrimination Act (DDA) is a complaints based legislation; therefore full compliance is unable to be determined unless tested in the court of law. However, the Disability (Access to Premises – Buildings) Standards 2010 (and subsequently BCA) have been revised to meet the intent of the DDA. The Commonwealth Government have confirmed that compliance with both the Disability (Access to Premises – Buildings) Standards 2010 and the BCA will meet the intent of the DDA.

This report identifies compliance with:

- Disability (Access to Premises – Buildings) Standards 2010
- The Building Code of Australia (BCA) Volume 1 - Section D3, E3.6 and F2.4
- AS 1428.1:2009 Design for access and mobility - General Requirements for Access - New Building Work
- AS/NZS 1428.4.1:2009 Tactile Ground Surface Indicators for the Orientation of People with Vision Impairment
- AS/NZS 2890.6:2009 Off street parking for people with disabilities

The following reference documents / Australian Standards have also been used in preparation of this report:



- AS 1428.2:1992 Design for access and mobility - Enhanced and Additional Requirements - Buildings and Facilities
- AS 1428.1:2001 Design for access and mobility - General Requirements for Access - New Building Work

## 5. PERFORMANCE SOLUTIONS

Performance solutions are items which do not comply with the Deemed-to-Satisfy requirements of the BCA. Following this detailed assessment; Knisco Inclusive Access has not identified any areas that may be capable of being considered as a Performance Solution at this stage.

Should any be considered, discussion with all relevant stakeholders (e.g. building certifier, client, architect, design team) will be required prior to any Performance Solutions being accepted. It is recommended that these discussions commence as soon as possible to avoid any delays.

## 6. EXEMPTIONS

Access for people with disabilities is not required to be provided to areas which are exempt under Section D3.4 of the BCA. The following areas are not required to be accessible:

- a) An area where access would be inappropriate because of the particular purpose of that area.
- b) An area which would pose a health and safety risk for people with a disability.
- c) Any path of travel providing access only to an area exempted by (a) or (b).

Following this detailed assessment; Knisco Inclusive Access has not identified any areas that may be considered exempt from access requirements under Section D3.4 of the BCA.

## 7. TECHNICAL ASSESSMENT

The following items are not achieving compliance with the access requirements and / or further clarification is required. Each item has been classified as a rating.

The rating (R) profile is determined as follows:

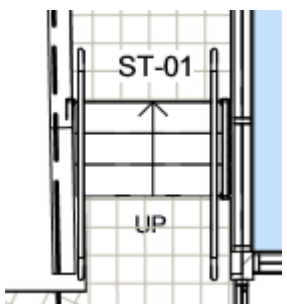
- RED coloured rating profile (BCA) indicates a high priority item. These items are a requirement under the DAPS and BCA Deemed-to-Satisfy.
- ORANGE coloured rating profile (DDA) indicates a medium priority item. These items are a recommendation based on other standards and guidelines available; and to better meet the intent of the DDA.
- GREEN coloured rating profile highlights notes only or compliance already achieved.

Item	Issue	Action	Comments	R
8.1	<b>Accessible Car Parking (External works being completed by Landlord)</b>			
1.	Accessible car parking dimensioned 2400mm wide and 5400mm long. The following spaces provided: 180 SPACES (4 x PWD PARKING SPACES) (4 x SMALL PARKING SPACES) (172 x STANDARD PARKING SPACES).	No further action.		



Item	Issue	Action	Comments	R
2.	Bollard scales at 850mm from the roadway end of space.	Bollard to be 800+/-50mm from the roadway end of the space. Provide dimension.		
3.	Linemarking. Details not provided.	Accessible parking space to be outlined in yellow lines 80-100mm wide. Shared space to be outlined in yellow lines 80-100mm wide and marked with diagonal lines (45 degrees) 150-200mm wide with spaces 200-300mm between. Linemarking to be slip resistant.		BCA
4.	International symbol of access. Details not provided. Symbol scales 500mm from roadway end of space.	White international symbol of access (800-1000mm high) on blue square (max 1200mm x 1200mm) to be placed centrally, 500-600mm in from the roadway (provide dimension). Linemarking to be slip resistant.		BCA
5.	Bollard and wheel stops.	1300mm high bollard that provides minimum 30% luminance against the background surfaces is recommended – this will increase visibility to drivers. Wheel stops to provide minimum 30% luminance contrast against the background surface to reduce the likelihood of a person tripping.		DDA
6.	Kerb ramp proposed from Shared zone for CP09 and CP10. At least 1500mm long landing at the top of the ramp is provided.	Kerb ramp to provide a gradient not steeper than 1:8, and max length of 1520mm. Max rise allowed is 190mm.		BCA
7.	1:40 gradient path of travel is available from CP19 & CP20, however is shared with the roadway. No designated pathway provided.	Consider providing a linemarked path between CP19 & CP20 to shared zone of CP09 & CP10 for user safety. Minimum width of 1000mm (prefer 1250mm to allow for 90 degree turns along the pathway).		DDA

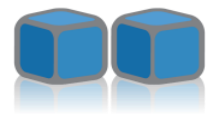


Item	Issue	Action	Comments	R
<b>8.2 External Paths of Travel</b>				
1.	Existing Commercial Crossover located at Barber Avenue will connect to a new driveway (flush) to the proposed basement car parking.	600mm deep TGSIs are required where pedestrian paths are at the same grade as vehicular roadways, set back 300mm from the roadway / hazard. The TGSIs shall be aligned perpendicular to the path of travel (AS1428.4.1:2009)  Refer to Council requirements as this is a public footpath.		DDA
2.	Proposed access from the allotment boundary via Parker Street at two points. Stairs are provided between these two access points. A person in a wheelchair or using a mobility aid, will need to use the public footpath to access alternative access point.	Level transition to be provided between public footpath and new pathways.		BCA
3.	Proposed access from the allotment boundary is via Barber Avenue at two points, one at building entry and one at tenancy entry.			
4.	Stair ST-01 proposed off Parker Street. Handrails provided to both sides. No contrast nosing strips or TGSIs proposed. 	Stair to comply with AS1428.1:2009 requirements including min 1000mm clear width between the handrails and 50-75mm wide contrast nosing strips (one colour). 600mm deep TGSIs to be set back 300mm from the top and base of the stair in accordance with AS1428.4.1:2009.		BCA
5.	Stair ST-01 proposed off Barber Avenue to access a tenancy. Handrails provided to both sides. No contrast nosing strips or TGSIs proposed.			



Item	Issue	Action	Comments	R
6.	<p>7.5m ramp proposed off Barber Avenue, between tenancy and principal pedestrian building entry. Handrails provided to both sides. Handrails protrude into the transverse path of travel. Gradient is measuring 1:13. No TGSIs proposed.</p>	<p>Gradient cannot be steeper than 1:14. Review levels.</p> <p>Handrails shall not protrude into the transverse path of travel. Set back stair away from the pathway intersection minimum 400mm.</p> <p>Ramp to comply with AS1428.1:2009 including handrails/kerbs to both sides and 600mm deep TGSIs set back from top and base of ramp.</p>		BCA
7.	<p>7.5m ramp proposed off Barber Avenue, between tenancy and principal pedestrian entry.</p>	<p>Consider designing the ramp with a gradient of 1:15 to allow for construction tolerance.</p>		DDA





Item	Issue	Action	Comments	R
<b>8.3 Building Entrance</b>				
1.	X3 Med/Retail tenancies provided off Parker Street. 30mm rise difference. Threshold ramp is proposed.	Ensure threshold ramp provides max gradient 1:8 and max length 280mm. Provide a typical detail.		BCA
2.	X1 Med/Retail tenancy entry off Barber Avenue. Doorway threshold details not available.	Should there be a height difference at the doorway threshold, ensure threshold ramp to comply with AS1428.1:2009 including max 1:8 gradient, max length of 280mm and max height of 35mm.		BCA
3.	X3 Med/Retail tenancies provided off Parker Street. X1 Med/Retail tenancy provided off Barber Avenue. Sliding doors appear automatic.	Confirmation required on door operation.		BCA
4.	Swing doorway provided to x1 Med/Retail tenancy off Barber Avenue – stair access only.	Directional signage required at the base of the stair to direct a person with a disability to the accessible entry, which is via inside the building.  Sign to include international symbol of access and directional arrow (as a minimum).		BCA
5.	Principal pedestrian entry to the building is via automated sliding doors from Parker Street and from Barbra Avenue, level transition noted.	No further action.		
6.	Principal pedestrian entry to the building is via automated sliding doors from Parker Street and Barbra Avenue. Internal landing is restricted due to walkway location.	Minimum 1450mm landing is required between walkway and door.		BCA
7.	Card readers to doors (where applicable).	Card readers to be located 900-1250mm AFFL and not within 500mm from an internal corner.		BCA
8.	Exit push buttons to doors (where applicable).	Exit push button to be located 900-1200mm AFFL and not within 500mm from an internal corner. Push button to be minimum 25mm diameter, sit proud of the surrounding plate and activate the door before the button becomes level with the surrounding plate.		BCA



Item	Issue	Action	Comments	R
<b>8.4 Internal Doors</b>				
1.	Podium Level – 3 tenancies are provided with sliding doors. Latchside clearance is not provided.	Provide minimum 530mm latchside clearance (gradient/crossfall cannot be steeper than 1:40).		BCA
2.	Ground – one tenancy provides a single leaf door. Level 01 -04 - Single swing door provided to all tenancies.	Doorways to achieve minimum 850mm clear width. (Consider 900mm)		BCA
3.	Luminance contrast of all doors.	Doorways to provide minimum 30% luminance contrast between door, door frame and or adjacent wall. If the frame is the only contrasting element, it is to be min 50mm wide.		BCA
4.	Doorway thresholds – assumed level.	Height difference at doorway threshold shall be max 35mm. Threshold ramp to comply with AS1428.1:2009 including max 1:8 gradient, max length of 280mm and max height of 35mm.		

Item	Issue	Action	Comments	R
<b>8.5 Door Hardware</b>				
1.	Door handles.	Provide D-shaped lever or pull handles in accordance with AS1428.1:2009 including 900-1000mm AFFL. NOTE: Bin Chute handle to be D-shaped.		BCA
2.	Door handles and controls.	Handles and controls to provide minimum 30% luminance contrast against the surface it is mounted on.		DDA
3.	Force to open doors.	Force to open door shall be 20N or less. OR Doors shall be automated.		BCA



Item	Issue	Action	Comments	R
4.	Door locks to all doors required to be accessible (including UAWC and ambulant cubicle).	Where provided, provide turn snibs in accordance with AS1428.1:2009 including min 45mm lever from centre of the spindle.		BCA
5.	Card readers to doors (where applicable).	Card readers to be located 900-1250mm AFFL and not within 500mm from an internal corner.		BCA
6.	Push buttons.	Where push buttons are proposed, they shall be located 900-1200mm AFFL and not within 500mm from an internal corner; and the size shall be minimum 25mm diameter and sit proud of the surrounding surface.		BCA

Item	Issue	Action	Comments	R
<b>8.6 Visual Indicators</b>				
1.	Details not provided on visual indicators.	Min 75mm wide solid opaque band shall be located on all glazing that can be capable of being mistaken as an opening. Lower edge of the contrasting band shall be located at 900-1000mm AFFL. It is to achieve minimum 30% luminance contrast against the background floor surface within 2000mm on opposite side of the glazing.		BCA

Item	Issue	Action	Comments	R
<b>8.7 Internal Paths of Travel</b>				
1.	<p>Paths of travel widths are compliant. Generally 1800-2000mm wide.</p> <p><small>PWD ACCESSIBILITY AS PER AS1428.1:2009 REQUIREMENTS:</small></p> <p><small>- UNLESS OTHERWISE SPECIFIED (SUCH AS AT DOORS, CURVED RAMPS &amp; SIMILAR), THE MINIMUM UNOBSTRUCTED WIDTH OF A CONTINUOUS ACCESSIBLE PATH OF TRAVEL SHALL BE 1000mm &amp; THE FOLLOWING SHALL NOT INTRUDE INTO THE MINIMUM UNOBSTRUCTED WIDTH OF A CONTINUOUS ACCESSIBLE PATH OF TRAVEL:</small></p> <p><small>(A) FIXTURES &amp; FITTINGS SUCH AS LIGHTS, AWNINGS, WINDOWS THAT, WHEN OPEN, INTRUDE INTO THE CIRCULATION SPACE, TELEPHONES, SKIRTING &amp; SIMILAR OBJECTS.</small></p> <p><small>(B) ESSENTIAL FIXTURES &amp; FITTINGS SUCH AS FIRE HOSE REELS, FIRE EXTINGUISHERS &amp; SWITCHBOARDS.</small></p> <p><small>(C) DOOR HANDLES LESS THAN 900mm ABOVE THE FINISHED FLOOR LEVEL.</small></p> <p><small>- PROPOSED FURNITURE LAYOUT IS TO COMPLY WITH AS1428.1 UNOBSTRUCTED WIDTH OF A CONTINUOUS PATH OF TRAVEL.</small></p>	No further action.		
2.	Level 01 – 04 – FHR are mounted on the wall, along the path of travel to the tenancies.	Consider recessing the FHR (similar to Podium Level).		DDA



Item	Issue	Action	Comments	R
3.	Amenities corridor (levels 01-04) between both sides of the building is not accessible.	Directional signage required to direct people with a disability to the other side to access the PWD.		BCA
4.	Threshold design transition noted to comply.  <small><b>THRESHOLD:</b> ALL FLOORS TO HAVE DESIGN TRANSITION OF 0mm AND A 3mm CONSTRUCTION TOLERANCE TO COMPLY WITH AS1428.1 7.2</small>	Review as documentation is further developed.		
5.	Luminance contrast of TGSIs to the background surface is noted to comply.  <small><b>TACTILE INDICATOR NOTE:</b> TACTILE GROUND SURFACE INDICATORS ARE TO BE POLYURETHANE INTEGRATED PLATE TACTILES (INTEGRATED PLATE TACTILES ARE TO ACHIEVE 30% LUMINANCE CONTRAST WITH THE BASE SURFACE TO COMPLY WITH AS 1428.4.1) TACTILE GROUND SURFACE INDICATORS ARE TO BE STAINLESS STEEL DISCRETE INDIVIDUAL SHAFT (DISCRETE INDIVIDUAL TACTILES ARE TO ACHIEVE 45% LUMINANCE CONTRAST WITH THE BASE SURFACE TO COMPLY WITH AS 1428.4.1) REFER TO INTERIOR SCHEDULES FOR COLOUR SELECTIONS  <b>EXTERNAL TACTILE INDICATOR NOTE:</b> ALL EXTERNAL TACTILE GROUND SURFACE INDICATORS ARE TO COMPLY WITH AS1428.4.1-2009</small>	Review as documentation is further developed.		

Item	Issue	Action	Comments	R
<b>8.8 Walkway</b>				
1.	Podium Level - 1:20 walkway is proposed between both building entrances and lift lobby, with structural walls to both sides.	Consider providing construction tolerance, and designing 1:21 walkway.		DDA
2.	Landing between doorway and walkway scales at less than 1200mm.	Minimum 1450mm level landing is required between the doorway and walkway.  NOTE: Landing of minimum 1200mm length is required at the top and bottom of a walkway, where there is no direction change. However door circulation space requires minimum 1450mm long level landing.		BCA



Item	Issue	Action	Comments	R
<b>8.9 Fire Stair</b>				
1.	3 Fire Stairs proposed.	Clarification required – are they fire isolated?		BCA
2.	Stair set back allows for the inner handrail to extend for one tread depth at base of each stair flight.	Review as documentation is developed.		
3.	One handrail provided.	Handrail shall comply with AS1428.1:2009o Clause 12 including 30-50mm diameter and 270 degree clearance to the uppermost surface.		BCA
4.	One handrail provided.	Consider providing handrails to both sides of the stair.		DDA
5.	Contrast nosing strips.	Contrast nosing strips are required to the full width of each tread and provide minimum 30% luminance contrast against the background surface. Strips to be 50-75mm wide, one colour, and is allowed to be set back up to 15mm from the nosing edge. Nosing shall not extend down the riser greater than 10mm.		BCA

Item	Issue	Action	Comments	R
<b>8.10 Accessible Sanitary Facility (PWD)</b>				
1.	PWD provided on each level with a toilet and basin.  Podium Level – PWD Left-handed configuration. Level 01-04 – PWD Right-handed configuration.	PWD on Level 02 and 03 to be modified to be a left-handed configuration.		BCA
2.	PWD fixtures and fittings are noted to comply with AS1428.1:2009.  <small>AUSTRALIAN STANDARD COMPLIANCE: ALL PROPOSED PWD &amp; AMBULANT FIXTURES TO BE COMPLIANT &amp; INSTALLED TO COMPLY WITH AS1428.1:2009  COMPLIANT SANITARY FIXTURES AMENITY FIXTURES SELECTED IN FIXTURES SCHEDULE COMPLY WITH AS 1428.1 - 2009 *DESIGN FOR ACCESS &amp; MOBILITY - GENERAL REQUIREMENTS FOR ACCESS - NEW BUILDING WORK* WHERE THESE FIXTURES CANNOT BE SELECTED, REPLACEMENT FIXTURES MUST BE APPROVED BY ASPECT ARCHITECTS &amp; PROJECT MANAGERS PRIOR TO INSTALLATION.</small>	Detailed drawings and schedule to be provided for review to ensure fixtures and fittings comply with AS1428.1:2009.		BCA
3.	Door does not appear to be automated.	It is recommended that the PWD door is automated for ease of		DDA



Item	Issue	Action	Comments	R
		access. Consider automated sliding door.		
4.	Baby change table not proposed at this stage.	It is recommended a baby change table is provided. Where provided, baby change tables are to be mounted at maximum 820mm AFFL with a minimum 720mm clearance underneath. Baby change table cannot encroach in any circulation spaces (unless table is fully recessed).		DDA
5.	Baby change table may be proposed within the UAWC.	Recommend a vertical baby change table (and recessed).		DDA
6.	GPO not proposed.	No further action. Should a GPO be installed, install GPO within 600-1100mm AFFL and at least 500mm from an internal corner [BCA].		
7.	Light switch. Assumed sensor operated.	No further action. Should a light switch be installed, light switch to be 30x30mm in size [BCA].		

Item	Issue	Action	Comments	R
<b>8.11 Ambulant Toilets</b>				
1.	Unisex facilities appear to be proposed. One ambulant cubicle is proposed on each level. Cubicle width scales at 900mm 900x900mm clearance is provided in front of the pan and arc of the door.	Ambulant toilet to comply with AS1428.1:2009 including: <ul style="list-style-type: none"> <li>- 900-920mm wide (provide dimension)</li> <li>- Seat height to be 460-480mm AFFL.</li> <li>- 400-450mm grabrails to be provided to both sides</li> <li>- Clearance between grabrail and adjacent wall / obstruction, shall be 50-60mm clear.</li> <li>- Clothes hook to be installed at 1350-1500mm AFFL.</li> </ul>		BCA



Item	Issue	Action	Comments	R
<b>8.12 Hearing Augmentation</b>				
1.	Hearing augmentation not proposed nor required under the BCA.	No further action.		

<b>8.13 Floor Finishes</b>				
1.	<p>No details on floor finishes at this stage. Following notes provided:</p> <p><b>FLOORING REQUIREMENTS:</b></p> <ul style="list-style-type: none"> <li>- CARPET FLOOR COVERINGS TO BE COMMERCIAL GRADE.</li> <li>- VINYL FLOOR COVERINGS TO BE MIN 2mm THICK COMMERCIAL GRADE.</li> <li>- WET AREAS TO HAVE R11 SLIP RESISTANT FLOOR FINISH OR AS OTHERWISE NOMINATED IN SA HB198 : 2014 - VINYL TO HAVE R11 SLIP RESISTANT RATING WITH VINYL COVING SECURELY FIXED TO WALL OR AS OTHERWISE NOMINATED IN SA HB198 : 2014</li> <li>- ALL FLOOR COVERINGS ARE TO BE SUPPORTED BY REQUIRED TEST CERTIFICATES.</li> <li>- ALLOW TO MAKE GOOD ALL FLOOR &amp; WALL FINISHES TO AREAS ADJACENT DEMOLITION &amp; CONSTRUCTION WORKS.</li> <li>- PARTICLEBOARD STRUCTURAL FLOORING TO COMPLY WITH AS1562.1</li> </ul> <p><b>CARPET REQUIREMENTS:</b></p> <p>WHERE CARPET IS SPECIFIED FOR ANY ROOM CLAUSE 7.4.1 (a) OF AS 1428.1 DOES NOT APPLY &amp; IS REPLACED WITH THE PILE HEIGHT OR PILE THICKNESS SHALL NOT EXCEED 4mm; &amp; (h) THE CARPET PILE HEIGHT OR PILE THICKNESS DIMENSION, CARPET BACKING THICKNESS DIMENSION &amp; THEIR COMBINED DIMENSION SHOWN IN FIGURE 8 OF AS 1428.1 DO NOT APPLY &amp; ARE REPLACED WITH 11mm, 4mm &amp; 15mm RESPECTIVELY.</p> <p><b>THRESHOLD:</b></p> <p>ALL FLOORS TO HAVE MAX 3mm STEP TO COMPLY WITH AS1428.1 7.2</p> <p><b>FLOOR ABUTMENT:</b></p> <p>ABUTMENT OF SURFACES ON THE ACCESS WAYS SHALL BE IN ACCORDANCE WITH AS 1428.1 PARTICULAR CARE TO BE TAKEN WHERE TIMBER DECKING IS PROPOSED AS A SURFACE MATERIAL. REFER TO EXCERPT FROM AS 1428.1 7.2</p>	Review as documentation is further developed. Provide further details for review.		
2.	<p>Slip resistance (stairs, ramps, PWD, corridors, tenancies). Following notes provided:</p> <p><b>SLIP RESISTANT:</b></p> <ul style="list-style-type: none"> <li>- A CONTINUOUS ACCESSIBLE PATH OF TRAVEL AND ANY CIRCULATION SPACES SHALL HAVE A</li> <li>- SLIP-RESISTANT SURFACE TO COMPLY WITH AS1428.1 AND SPEC D2.14 OF THE NCC. THE TEXTURE OF THE SURFACE SHALL BE TRAVERSABLE BY PEOPLE WHO USE A WHEELCHAIR AND THOSE WITH AN AMBULANT OR SENSORY DISABILITY.</li> <li>- SLIP RESISTANCE CLASSIFICATION OF STAIRS &amp; RAMPS TO COMPLY WITH AS4586-2013 PART D2.14 &amp; ANY OTHER RELEVANT NCC REQUIREMENTS.</li> <li>- RAMPS STEEPER THAN 1:20 BUT NOT STEEPER THAN 1:14 ARE TO ACHIEVE P4 OR R11 SLIP RESISTANCE.</li> <li>- STAIR TREAD OR LANDING SURFACE TO ACHIEVE P4 OR R11 SLIP RESISTANCE.</li> <li>- NOSINGS OR LANDING EDGE STRIPS TO ACHIEVE P4 SLIP RESISTANCE.</li> <li>- GENERALLY ALL FLOORING SELECTIONS SHALL COMPLY WITH ALL LEGISLATIVE REQUIREMENTS AND ALSO SA HB198 : 2014 GUIDELINES</li> </ul>	Surface shall be slip resistant. Review as documentation is further developed. Provide further details for review.		

Item	Issue	Action	Comments	R
<b>8.14 Signage</b>				
1.	<p>Statutory Signage (Braille and tactile PWD, Ambulant Toilet and Exit. Following notes provided:</p> <p><b>SANITARY SIGNAGE:</b></p> <p>ALL SANITARY FACILITIES SHALL BE PROVIDED WITH SIGNAGE THAT COMPLIES WITH AS 1428.1 PT 8.1 AND SPEC. D3.6. 1-6 OF THE NCC. UNISEX ACCESSIBLE SANITARY FACILITIES SHALL BE IDENTIFIED WITH THE INTERNATIONAL SYMBOL OF ACCESS &amp; MALE/FEMALE SYMBOLS. SIGNAGE FOR UNISEX ACCESSIBLE FACILITIES SHALL BE PROVIDED WITH THE LETTERS LH OR RH TO INDICATE A LEFT-HAND OR RIGHT-HAND SIDE TRANSFER ON THE WC PAN. THE MINIMUM FONT SIZE SHALL BE 20mm SAN SERIF.</p>	<p>Signage to comply with BCA D3.6 and D3.6 Specification.</p> <p>Signs to be located on the latchside of the door, 50mm-300mm from the architrave.</p> <p>Where this cannot be achieved, install on the door itself. Sign to be located 1200-1600mm AFFL, with Braille line at 1250mm AFFL.</p> <p>Braille / tactile sanitary facility signage and exit signage to provide minimum 30% luminance contrast to the surface it is mounted on.</p>		BCA



Item	Issue	Action	Comments	R
2.	PWD Sign to read.	Symbols: International symbol of access, male and female symbols. Text to read: Unisex Toilet LH (or RH) Braille to read: Unisex Accessible Toilet LH (or RH)		BCA
3.	Ambulant Toilet to read.	Text and Braille to read: Unisex Ambulant Toilet (NOTE: Sign to me mounted on the face of the door)		
4.	Exit Sign to read.	Text and Braille to read: Exit Ground Level (or Level 1, 2 etc)		BCA

Item	Issue	Action	Comments	R
<b>8.15 Switches</b>				
1.	Light switches.	Switches to be located 900-1100mm AFFL and at least 500mm from an internal corner.		BCA
2.	PWD – Light switch.	Light switches are to be 30x30mm in size (if provided).		BCA
3.	Light switch sizes and colour.	Light switches are recommended to be 30x30mm in size and are recommended to provide min 30% luminance contrast against the background wall.		DDA

Item	Issue	Action	Comments	R
<b>8.16 Emergency Egress</b>				
1.	People with Disabilities.	Emergency evacuation shall be considered within the design phase of a building and expected abilities of the buildings occupants.		DDA
2.	Refuge areas.	Consider a fire isolated lift OR Provide safe refuge areas for people to wait for assistance to evacuate the building eg within		DDA





Item	Issue	Action	Comments	R
		the stair. Minimum space required is 1300x800mm.		
3.	Visual strobe lights	Visual strobe waiting lights are recommended to alert people with hearing impairments.		DDA
4.	Break glass door releases,	Install break glass door releases at 900-1000mm AFFL.		DDA

## 8. APPENDIX A

Documentation Cover Sheet attached below.

# NEPEAN - MEDICAL PRECINCT

Cornerstone Building Developments  
84-88 Parker Street, Kingswood NSW 2747



Drawing List

Sheet Number	Sheet Name	Rev	Rev Date
A0	Title Sheet	A	31/05/18
A.00	General Notes	A	31/05/18
A.000	Proposed Site Plan	E	31/05/18
A.001	Demolition Site Plan	A	31/05/18
A.010	Site Locality Plan	A	31/05/18
A.100	Podium Floor Plan	I	31/05/18
A.101	Level 1 Plan	H	31/05/18
A.102	Level 2 Plan	H	31/05/18
A.103	Level 3 Plan	H	31/05/18
A.104	Level 4 Plan	H	31/05/18
A.111	Basement Level 1A Plan	F	31/05/18
A.112	Basement 1_2A Plan	H	31/05/18

Drawing List

Sheet Number	Sheet Name	Rev	Rev Date
A.113	Basement 2_3A Plan	H	31/05/18
A.114	Basement 3_4A Plan	H	31/05/18
A.130	Fire Egress Floor Plans	A	31/05/18
A.140	Proposed Roof Plan	A	31/05/18
A.200	Proposed Elevations	G	31/05/18
A.201	Proposed Elevations	G	31/05/18
A.300	Sections	E	31/05/18
A.301	Sections	E	31/05/18
A.302	Sections	E	31/05/18
A.303	Sections	D	31/05/18
A.800	Proposed GFA Plan	G	31/05/18
A.900	Perspectives	I	31/05/18



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D.A. ISSUE

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