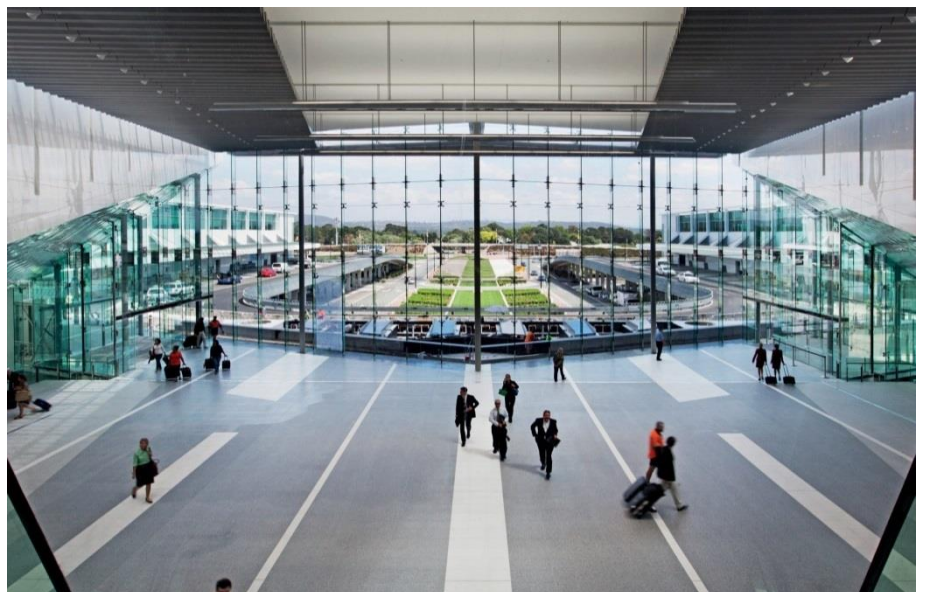


ACCESSIBILITY CAPABILITY REPORT - DA

DA Submission
documentation
stage

National Circularity Centre Lagoon Street, Bega NSW 2550

Report Prepared for: Cox Architecture
Report Prepared by: Lucy Alderson
Our Ref: AN023-221122
Date: 16 April 2024





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DOCUMENT ACCEPTANCE

	Name	Signed	Date
Prepared by	Lucy Alderson Access Consultant ACAA Associate member No. 804		16 April 2024

REVISION HISTORY

Revision No.	Prepared by	Description	Date
00	Lucy Alderson	DA Submission Report	16 April 2024

This report has been prepared based on the available time allocated to conduct the review, and all reasonable attempts have been made to identify key compliance matters pursuant to the BCA and additional issues which have been deemed an impediment to access provision and may increase Client risk of attracting a complaint under the DDA.

The information provided within this report is relevant to this project and the documentation referenced. As such the information provided may not be transferred to other projects. This report must not be issued for public comment or be used for any other purpose without prior permission from Philip Chun Accessibility.

Philip Chun Accessibility accepts no responsibility for any loss suffered as a result of any reliance upon such assessment or report other than providing guidance to alleviate access barriers in the built environment and reduce Client risk of attracting a complaint under the DDA.



1. INTRODUCTION

This report has been prepared to review the proposed project documentation against applicable Australian disability standards, codes and legislation to the extent necessary to issue a Development Application under the NSW Environmental Planning and Assessment Act 1997.

Access requirements considered in this report are found in a range of legislation, planning instruments and standards pertaining to access for people with a disability. These include but are not limited to:

- the National Construction Code (BCA 2022),
- Disability (Access to Premises–Buildings) Standards 2010 (Premises Standards),
- relevant Australian Standards,
- the Disability Discrimination Act 1992 (*Cth*) (DDA).

This report has been prepared by Philip Chun Accessibility with the aim of also providing reasonable recommendations in regard to access to premises requirements. Philip Chun Accessibility has endeavoured to clearly identify each issue of concern with respect to the building element and with reference to relevant legislation and guidelines.

Matters that fall outside the scope of this report include, Safety in Design considerations, construction or installation approaches and assessment against Occupational Health and Safety legislation requirements.

2.1 Site and Contexts

The project consists of the design and construction of a new multi-purpose tourism, community and research hub. The National Circularity Centre (NCC) will be built to develop market-leading research and demonstrate replicable models for the circular economy – where resources are kept in use for as long as possible, extracting the maximum value from them while in use, before recovering and regenerating products and materials at the end of their life.

The site is located at Lagoon Street, Bega NSW 2550.

The works include carparking, offices, a museum, an auditorium, restaurant, gift shop, green room, and outdoor playground and terrace dining.

2.2 Reviewed Documentation

This report is based upon the following design documents produced by Cox Architecture:

Document No	Title	Revision
DA-2001	LANDSCAPE PLAN - DA	1
DA-2101	MASTERPLAN - GROUND FLOOR PLAN – DA	1
DA-2110	GROUND FLOOR PLAN - ZONE A - DA	1
DA-2111	GROUND FLOOR PLAN - ZONE B - DA	1
DA-2112	GROUND FLOOR PLAN - ZONE C - DA	1
DA-3001	NORTH & SOUTH ELEVATIONS - DA	1
DA-3002	EAST & WEST ELEVATIONS - DA	1
DA-3101	INTERNAL ELEVATIONS - SHEET 1 - DA	1
DA-4001	GENERAL SECTIONS - SHEET 1 - DA	1
DA-4002	GENERAL SECTIONS - SHEET 2 - DA	1



Document No	Title	Revision
DA-4003	CARPARK SECTIONS - SHEET 1 - DA	1
DA-8104	3D VIEWS - SHEET 4	1
DA-8501	EXTERNAL FINISHES - SHEET 1	1

2.3 Methodology

Philip Chun Accessibility aims to provide achievable recommendations related to the provision of access to premises based on current legislation and best practice options, enabling independent, equitable and functional access for all.

Access requirements for people with a disability have been assessed against the provisions of the BCA-2022 and the Premises Standards 2010. Any assessment against Australian Standards such as AS1428.1-2009, where not specifically referenced in the BCA or the Premises Standards, will be provided as recommendations. Any such access recommendations shall be noted as 'best practice' options within this report.

Accessibility is paramount in providing an inclusive environment for all users. Phillip Chun Access looks beyond basic compliance issues to ensure that all users are offered the opportunity to participate in society. We incorporate the principles of Universal Design into all of our work, taking a holistic approach in the provision of access for people with disabilities.

2. LEGISLATION

2.1 National Construction Code / Building Code of Australia

The National Construction Code (NCC) comprises the Building Code of Australia (BCA) and the Plumbing Code of Australia (PCA). NCC is all encompassing and contains Volumes One, Two and Three (The Guide), and the NCC 2022 Consolidated Performance Requirements.

- **Volume One** contains the requirements for Class 2 to 9 (multi-residential, commercial, industrial and public) buildings and structures (BCA).
- **Volume Two** contains the requirements for Class 1 (residential) and Class 10 (non-habitable) buildings and structures.
- **Volume Three** contains the requirements for plumbing and drainage for all classes of buildings.
- **The Guide** is a companion manual to Volume One. The Guide provides clarification, illustration and examples for complex NCC provisions.
- **Consolidated Performance Requirements** provides a compilation of all NCC Performance Requirements and the supporting General Requirements in a single document.

The accessibility requirements outlined in this report have been assessed based on the new works having a primary BCA classification of Class 9b based on the functional usage of the building.

Level	Proposed Use	Building Classification
Ground	Restaurant, Gift Shop	Class 6
	Entry Halo, Museum, Green Room, Auditorium, offices	Class 9b (assembly)

2.2 Part D4 – General Building Access Requirements

Part D4 of the BCA (and Part D3 of the Premises Standards) prescribes the minimum requirement for access to a building. Access for people with disabilities is required through the principal pedestrian



entrance and throughout the building in accordance with Part D4D2. The following table outlines the general building access requirements for this project:

Class of building	Access requirements
Class 6	To and within all areas normally used by the occupants
Class 9b	
<i>Schools and early childhood centres</i>	To and within all areas normally used by the occupants
<i>An assembly building not being a school or an early childhood centre</i>	To wheelchair seating spaces provided in accordance with Part D3.9 To and within all other areas normally used by the occupants, except that access need not be provided to tiers or platforms of seating areas that do not contain wheelchair seating spaces

3.2 Disability Discrimination Act 1992 (Cth) (DDA)

The Disability Discrimination Act 1992 (DDA) implements Australia's international human rights obligations under the Convention on the Rights of Persons with Disabilities as well as obligations relating to non-discrimination under other treaties, including the International Covenant on Civil and Political Rights.

The DDA makes it unlawful to discriminate against a person with a disability on the basis of their disability, including the areas of:

- Work
- Accommodation
- The provision of goods and services
- Access to buildings or premises

The DDA has a section that addresses access requirements for '*buildings*', under Section 23, which relates to access to premises and facilities which the public may enter or use. The DDA also contains the mechanism to create specific Disability Standards.

The following Disability Standards have been created under the DDA to provide more detail and certainty in the provision of meeting the DDA in relation to the provision of goods, services and premises:

- Disability Standards for Accessible - Public Transport 2002
- Disability Standards for Education 2005
- Disability (Access to Premises –Buildings) Standards 2010

The DDA is enforced primarily through a complaints mechanism, which allows individuals who have directly or indirectly experienced unlawful discrimination to seek a conciliated outcome through the Australian Human Rights Commission and, in the instance of unsuccessful conciliation, to bring an action in the Federal Magistrates Court or the Federal Court of Australia.

3.3 Access to Premises Standards – General

In contrast to building regulations, the DDA is not prescriptive. The implementation of the Premises Standards in 2010, and corresponding changes to the BCA, is a significant step towards achieving equal access to premises and is crucial to justice and social inclusion for people with disabilities.

It is noted that the Premises Standards are limited in scope, covering aspects of building compliance applicable under the BCA. It is acknowledged that the Premises Standards could address a broader range of accessibility issues including considerations to accessibility of parkland, playgrounds, transport



vehicles, interior fit-out of buildings, and fixtures and fittings. As such, there are features which fall beyond the scope of the Standards which may be subject to the general complaints provisions of the DDA.

3.4 Access to Premises Standards – New Work

Where new work that requires building or construction approval is undertaken on an existing building, such as an extension or refurbishment, there is a requirement to ensure the new or modified part of the building complies with the Premises Standards.

For this project, the 'new part' to be considered incorporates all areas of the works.

3. BUILDING CODE OF AUSTRALIA - ACCESSIBILITY

The table below is an assessment of the proposed works against the relevant applicable DtS provisions of the BCA and Premises Standard Access Code. Each line item provides a summary description of the DtS provision and comments on the status of compliance. A summary of key issues is included on drawings in Appendix A. This table must be read in conjunction with BCA and Premises Standard Access Code.

No	BCA Requirements	Status of Compliance	Discussion
Access and Facilities for People with Disabilities – Sections D, E and F			
1.	General building access requirements – Introduction Section D4 requires suitable access for people with disability be provided to and within all areas of the building normally used by the occupants. Note accessibility requirements within the BCA that apply to this building include: • D4 for general access for people with a disability. • F4D5 for accessibility design to sanitary facilities. <i>Note: the Disability (Access to Premises – Buildings) Standards 2010 (Premises Standards) need to be considered. These are generally in keeping with BCA requirements unless otherwise stated.</i>	Note only	



No	BCA Requirements	Status of Compliance	Discussion
2.	D4D4 (f) – Parts of building to be not accessible – Ramps and Lift A ramp complying with AS1428.1 or a passenger lift need not be provided to serve a storey or level other than the entrance storey in a class 5, 6, 7b or 8 building – - Containing not more than 3 storeys; and - With a floor area for each storey, excluding the entrance storey, of not more than 200m². <i>Note: Access is required to entrance storey Although lift or ramp is not required to upper storeys all other design aspects for accessibility must be incorporated.</i>	Not applicable	
D4D3 Access to Buildings			
3.	Access from the Allotment Boundary The BCA requires that a continuous accessible path of travel be provided from the allotment boundary at the main points of pedestrian entry to the main entrance.	Complies	
4.	Access from the Accessible Carparking The BCA requires a continuous accessible path of travel be provided from the accessible carparking areas to the main entrance. Design of access to building to comply with requirements of AS 1428.1. This should include but be not limited to: - site levels/gradients/crossfalls - path widths - materials including slip resistance properties - location of drainage points along accessways - threshold ramps at pedestrian entrances, kerb ramps, ramps, handrails etc as applicable	Complies	



No	BCA Requirements	Status of Compliance	Discussion
5.	Access Between Buildings on Site The BCA requires a continuous accessible path of travel be provided between associated accessible buildings. Design of accessways between buildings required to be accessible comply with requirements of AS 1428.1. This should include but be not limited to: • site levels/gradients/crossfalls • path widths • materials including slip resistance properties • location of drainage points along accessways • threshold ramps at pedestrian entrances, kerb ramps, ramps, handrails etc as applicable.	Not applicable	
6.	Building Entrances The BCA requires a continuous, accessible path of travel to be provided through the principal pedestrian entrance and not less than 50% of all pedestrian entrances, except for pedestrian entrances serving only areas exempted by D4D5. <i>Note: where the total floor area of the building exceeds 500m², the distance of travel between accessible and inaccessible entrances must not exceed 50m.</i>	Complies	
D4D3 & Parts of Buildings to be Accessible & AS 1428.1 Design for Accessibility			
7.	Doors – Circulation Spaces All doors required to be accessible must fully comply with Section 13 of AS 1428.1. Doorways must be provided with circulation spaces in accordance with Clause 13.3 and relevant approach in Figures 31 and 32. <i>Note: circulation spaces at doorways must have a gradient and crossfall not steeper than 1 in 40.</i>	Complies	



No	BCA Requirements	Status of Compliance	Discussion
8.	Door Clear Opening Width Doorways located within a required accessible path of travel for people with a disability must have a clear door opening width of not less than 850mm in accordance with Clause 13.2 of AS 1428.1. Where a door required to be accessible has more than one door leaf, the active leaf must have a clear opening of not less than 850mm. <i>Note: some smoke and acoustic seals can impact on the clear opening width of a door. 870mm and 920mm doorsets may not achieve the 850mm clear opening width.</i>	Complies	Generally doors appear to be provided
9.	Door Controls All doors required to be accessible must be provided with controls and related hardware that fully comply with Clause 13.5 of AS 1428.1. Door controls must be capable of being unlocked/opened by one hand and prevent the hand of a person who cannot grip from slipping whilst operating the latch. Door handle design should take into consideration the following requirements, including, but not limited to: • clearance of 35mm to 45mm between handle and back plate. • height between 900mm – 1100mm. • touch controls (security) located 500mm from internal corners <i>Note: the locations of controls of doors, gates and the like are not required to meet AS 1428 for early childhood centres, swimming pool barriers or similar situations where the action of these controls is prescribed by the relevant statutory authority.</i>	Complies in Principle	It is understood this requirement to be addressed during subsequent detail design stages.



No	BCA Requirements	Status of Compliance	Discussion
10.	Door Operating Forces All doors required to be accessible must be able to be operated without exceeding the following: • force to initially open the door must not exceed 20N • force to swing or slide the door must not exceed 20N • force to hold the door open between 60 ° and 90 ° must not exceed 20N <i>Note: does not apply to fire doors or smoke doors where a door closer is fitted.</i>	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.
11.	Luminance Contrast for Doors Clause 13.1 of AS 1428.1 requires all accessible doorways to have a minimum luminance contrast of 30% equivalent to a 50mm band between the door and the door frame or adjacent walls. Refer to Clause 13.1 of AS1428.1 for further clarification where luminance contrast is required.	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.
12.	BCA D3D16 Door Thresholds The threshold of a doorway must not incorporate a step or ramp at any point closer to the doorway than the width of the door leaf unless— (a) in patient care areas in a Class 9a health-care building, the door sill is not more than 25 mm above the finished floor level to which the doorway opens; or (b) in a Class 9c aged care building, a ramp is provided with a maximum gradient of 1:8 for a maximum height of 25 mm over the threshold.	Not applicable	Plans show there is no level difference between indoor and outdoor areas. .



No	BCA Requirements	Status of Compliance	Discussion
13.	Internal Paths of Travel Accessways complying with AS 1428.1 (2009) must be provided to and throughout areas of buildings required to be made accessible, including: • minimum corridor widths of not less than 1000mm • passing spaces with a minimum width of 1800mm and minimum length of 2000mm to be provided in corridors at maximum 20m intervals where a direct line of sight is not available • turning spaces of minimum 1540mm width and minimum 2070mm length to be provided within 2m of the end of corridors and at maximum 20m intervals • Increased landings are required at changes of direction, including 1500mm X 1500mm turning spaces to facilitate a 60-90 degree turn <i>Note: in the design of the accessible path of travel, reference should be made to Clause 6 and Figure 2 of AS 1428.1 for the minimum width and heights. No obstructions are allowed within the clear required width including but not limited to skirtings, telephones, switchboards, extinguishers and door handles less than 900mm above finished floor level.</i>	Complies	The building has been provided with adequate corridor widths, passing spaces and turning spaces except as noted on the marked plans in Appendix A.
14.	Floor Finishes The following applies to interior finished and surface materials: • D4D4 of the BCA requires where carpet or any soft flexible materials are used as flooring material, the pile height or pile thickness is to be no greater than 11mm and the carpet backing to be not more than 4mm thick • clause 7 requires matting recessed within a continuous accessible path of travel to have a surface level difference to surrounding materials not more than 3mm for vertical and 5mm for rounded or bevelled edge. • clause 7 specifies grates are to have openings no greater than 13mm in diameter and any slotted openings to be no more than 13mm wide and orientated perpendicular to the dominant direction of travel	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.



No	BCA Requirements	Status of Compliance	Discussion
15.	D3D15 – Slip Resistance of Floor Finishes Slip resistance surfaces are required to be provided to stairs, ramps and their landings in accordance with BCA Table D3D15, that is: • for dry conditions: ○ for ramps steeper than 1:14 – not less than P4 or R11 ○ for ramps between 1:14 and 1:20 grade – not less than P3 or R10 ○ for treads or landings – not less than P3 or R10 ○ for nosings or landings edge strips – not less than P3 • for wet conditions: ○ for ramps steeper than 1:14 – not less than P5 or R12 ○ for ramps between 1:14 and 1:20 grade – not less than P4 or R11 ○ for treads or landings – not less than P4 or R11 ○ for nosings or landings edge strips – not less than P4	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.
16.	Switches and General Purpose Outlets Clause 14 of AS1428.1 requires all switches and controls on an accessible path of travel, excluding general purpose outlets to be located: • between 900mm and 1100mm above the plane of the finished floor • not less than 500mm from internal corners except where installed on the latch side architrave It is recommended the specific location of switches be nominated on design documentation.	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.



No	BCA Requirements	Status of Compliance	Discussion
17.	Stairs - Non Fire Isolated Stairs All stairways, excluding fire-isolated stairs, must be designed and constructed in accordance with AS 1428.1. In particular: • clause 11.1(b) – Setback requirements at intersections at internal corridors. • clause 11.1(c) – Risers of opaque construction • clauses 11.1(d) to (g) – Design of stair nosings including profile and identification strip • clause 11.1 (h) – Tactile ground surface indicators (also AS1428.4.1) • clause 11.2(b) – Handrails to both sides of stair • clause 11.2(c) – Handrail to have no vertical sections • clauses 11.2(d) to (f) - Extension of handrails at top and bottom of flight. • clause 12 – Design and construction of handrails	Not applicable	
18.	Stairs - Fire Isolated Stairs Fire-isolated stairs must be designed and constructed in accordance with AS 1428.1. In particular Clause 11 (f) and (g). - Design of stair nosings including profile and identification strip. <i>Notes: is recommended that fire-isolated stairways proposed to be used as a means of general communication between floors fully meet AS 1428/1</i>	Not applicable	
19.	D2.17 – Handrails As per BCA Clause D3D22(1)(f), handrails within the fire isolated stairways are required to comply with Clause 12 of AS 1428.1. The height of handrails is to be between 865-1000mm and be consistent along the length of the stair (does not apply to lower handrail in primary school stair). Incorporate the design of a staggered stair to avoid handrail extensions intruding into stairway landings, particularly in the down flight.	Not applicable	
20.	Ramps All ramps, excluding fire-isolated ramps used for emergency egress purposes only, must be designed and constructed in accordance with Clause 10.3 of AS 1428.1.	Not applicable	



No	BCA Requirements	Status of Compliance	Discussion
21.	AS1428.1 – Abutment of Surfaces The abutment of surfaces to have a smooth transition (design transition to be 0mm). Refer to Clause 7.2 and Figure 6 for further clarification. Note construction tolerances are provided for: • 0 ±3mm for vertical edges • 0 ±5mm for edges with a bevelled or rounded to reduce the likelihood of tripping	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.
D4D5 Exemptions			
22.	The following areas are not required to be accessible: - An area where access would be inappropriate because of the particular purpose for which the area is used. - An area that would pose a health or safety risk for people with a disability. - Any path of travel providing access only to an area exempted by (a) or (b).	Complies	It is understood that the following areas will be deemed exempt areas: • Store rooms • Kitchen • Cool room • Scullery • Plant • Waste room • BESS • Generator room • MSR • Substation
D4D6 Accessible Carparking			
23.	The accessible carparking space and associated circulation spaces should be dimensioned on the drawings to demonstrate compliance with AS/NZS 2890.6. Accessible carparking spaces to comply with AS/NZS2890.6. This being: • Designated parking space with minimum dimensions of 5400mm (l) X 2400mm (w) • Shared space with minimum dimensions of 5400mm (l) X 2400mm (w) • Bollards to be provided • Crossfall to be maximum 1:40 in all directions (1:33 for bitumen surfaces) <i>Note: Accessible carparking need not be provided in a Class 7a building where a parking service is provided and direct access to any of the carparking spaces is not available to the public. For example, valet parking.</i>	Complies in Principle	The allotment site is provided with 3 accessible carparking spaces which satisfies the requirements of this Clause. It is understood the detail layout design to be addressed during subsequent design stages.



No	BCA Requirements	Status of Compliance	Discussion
D4D7 Signage			
24.	Braille and tactile signage is required to be provided throughout any building required to be made accessible in accordance with BCA specification D3.6 and AS1428.1 (2009) and must identify: • each sanitary facility • any space with a hearing augmentation system • accessible unisex facilities and indicate whether the facility is suitable for left or right handed use • ambulant accessible sanitary facilities on the door of the cubicle • where an entrance is not accessible, directional signage to identify nearest accessible entrance • where a bank of sanitary facilities is not provided with an accessible sanitary facility, directional signage to identify nearest accessible sanitary facility. • each door required by Part E4D5 to be provided with an exit sign and state "Exit" and "Level" followed by either the floor level number, the floor descriptor or combination of these.	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.
D4D8 Hearing Augmentation			
25.	Where an inbuilt amplification system is installed (other than one for emergency purposes only) a hearing augmentation system must be provided: • in a room in a Class 9b building, or • in an auditorium, conference room, meeting room or room for judicatory purposes, or • at a ticket office, tellers booth, reception area or the like, where the public is screened from the service provider. Induction loop- 80% coverage required. Infrared system or the like - 95% coverage required. <i>Note: A room containing hearing augmentation, Clause D3.6 requires signage including the international symbol for deafness to be provided.</i> <i>Note: Consideration to the design specifications of AS 1428.5 (2010) is recommended, however is not mandatory to meet the BCA or Premises Standards.</i>	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.



No	BCA Requirements	Status of Compliance	Discussion
D4D9 Tactile Indicators			
26.	Tactile ground surface indicators (TGSIs) are required to warn people who have a vision impairment they are approaching a hazardous location, such as – • stairways (other than fire isolated stairways) • escalator • passenger or moving walk • ramp other than ○ A fire isolated ramp ○ Step ramp ○ Kerb ramp or ○ Swimming pool ramp In the absence of a suitable barrier – • an overhead obstruction less than 2m above the floor level, other than a doorway; and • an accessway meeting a vehicular way adjacent to any pedestrian entrance to a building, excluding a pedestrian entrance serving an area referred to in D4D5, if there is no kerb or kerb ramp at that point. Refer to AS1428.4.1 for further clarification of the design for colour, luminance contrast, dimensions and locations of the tactile ground surface indicators. <i>Note: tactile ground surface indicators are not required in areas exempted under Clause D4D5.</i>	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.
D4D10 Wheelchair Seating in Class 9b Assembly Buildings			
27.	Wheelchair seating areas are required to be provided within Class 9b assembly buildings as per BCA Table D4D10.	Not applicable	
D4D11 Swimming Pools			
28.	(1) Not less than 1 means of accessible water entry/exit in accordance with Specification 16 must be provided for each swimming pool required by D4D2 to be accessible.	Not applicable	



No	BCA Requirements	Status of Compliance	Discussion
4.1 D4D12 Ramps			
29.	On and accessway – (a) A series of connected ramps must not have a combined vertical rise of more than 3.6m; and (b) A landing for a step ramp must not overlap a landing for another step ramp or ramp.	Not applicable	
4.2 D4D13 Glazing on an Accessway			
30.	On an accessway, where there is no chair rail, handrail or transom, all frameless or fully glazed doors, sidelights and glazing capable of being mistaken for a doorway or opening, must be clearly marked in accordance with AS1428.1. A solid contrasting line is required. Refer to Clause 6.6 of AS1428.1 for details of: • location • height • luminance contrast <i>Note: In many instances, the frosted type material may not achieve the required luminance contrast.</i>	Complies in Principle	It is understood this requirement to be addressed during subsequent design stages.
4.3 E3D7 Passenger Lifts			
31.	E3D7 has specific requirements for type of lift that can be used. Passenger lifts suitable for people with a disability are outlined in E3D7, but each type of lift has some limitations for its use. Each type of lift also requires the provision of accessible features listed in Table E3D6. Note this includes but is not limited to the design of the following: • handrails • lift car size • door opening width • control buttons <i>Note: Where a wheelchair user is required to complete a 90 degree turn within a lift car, the lift car must possess internal dimensions of not less than 1500mm x 1500mm, to maintain a continuous accessible path of travel. Refer also to Clause 6.5 of AS 1428.1 (2009).</i>	Not applicable	



No	BCA Requirements	Status of Compliance	Discussion
4.4 F4D6 & F4D7 Sanitary and Other Facilities			
32.	For this Class 6/9 building the following accessible facilities are required: 1 x accessible unisex sanitary compartment on every storey containing sanitary compartments 1 x accessible unisex sanitary compartment at not less than 50% of the banks of toilets in the building 1 x ambulant sanitary compartment for use by males and females at every bank of toilets, where an accessible unisex facility is provided at that bank	Complies	The building is provided with the following: 1 accessible sanitary facility 1 male and 1 female ambulant facility 1 EOT shower (non-accessible) The number and location of accessible sanitary facilities satisfy the requirements of this Clause. It is recommended as best-practice that where a general shower is provided, an accessible shower meeting AS1428.1 is also provided.
33.	AS1428.1 – Design of Unisex Accessible Sanitary Facilities All unisex accessible sanitary facilities to fully comply with AS 1428.1 (2009) Clause 15 and 16, including but not limited to: - location of sanitary fixtures and fittings - location, profile and dimension of grab rails - clear width of the door opening - circulation spaces to doorways, fixtures and fittings - requirement for a shelf - lever taps - toilet seat with 30% luminance contrast - WC back rest details - door lock, in-use indicator and bolt or catch, with Any snib catch handle to have minimum length of 45mm	Complies in Principle	It is understood detail design and finishes and fixtures specifications to be addressed during subsequent design stages.
34.	AS1428.1 – Ambulant Accessible Sanitary Facilities Sanitary facilities suitable for people with an ambulant disability must be designed in accordance with the requirements of Section 16 and associated figures of AS1428.1, including but not limited to: - location of WC - location, profile and dimension of grab rails - ambulant circulation spaces to doorway and WC - clear width of the door opening - door lock/In use indicator and bolt or catch	Complies in Principle	It is understood detail design and finishes and fixtures specifications to be addressed during subsequent design stages.



No	BCA Requirements	Status of Compliance	Discussion
4.5 F4D12 Accessible adult change facilities			
35.	For this museum, art gallery or the like having a design occupancy of not less than 1,500 patrons, the following facilities are required: 1 x unisex accessible adult change facility	Not applicable	As advised, the design occupancy for the museum is less than 1,500 an accessible adult change facility is not required. As best-practice, consider providing an accessible adult change facility such as a 'Changing Places' facility.

4. CONCLUSION

We have reviewed the documentation available to date and have reviewed the proposed building works with respect to the Building Code of Australia 2022 and Premises Standards. The design is at a point where the inherent BCA philosophies have been checked and the finer details with respect to BCA 2022 compliance can be finalised during subsequent design stages as noted in the above table.