

WOLLONGONG Private Hospital

Accommodation Schedule Issue L

Level 8 (Plant)	sq m
Plant & Equipment	715

Level 7 Totals

Hospital Space - Med/Surg Ward	2,150
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>4 No Stairs incl Circ</i>	80
<i>Service Risers & Shafts (allowance)</i>	80
<i>External Wall Zone</i>	60
Gross Floor Area	2,510
Beds	54

Level 6 Totals

Hospital Space - Med/Surg Ward	2,150
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>4 No Stairs incl Circ</i>	80
<i>Service Risers & Shafts (allowance)</i>	80
<i>External Wall Zone</i>	60
Gross Floor Area	2,510
Beds	54

Level 5 Totals

Hospital Space - Maternity Unit	1,300
Hospital Space - Med/Surg Ward	870
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>4 No Stairs incl Circ</i>	80
<i>Service Risers & Shafts (allowance)</i>	80
<i>External Wall Zone</i>	60
Gross Floor Area	2,530
Beds	48

Level 4 Totals

Hospital Space - OTS & ICU	2,760
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>4 No Stairs incl Circ</i>	80
<i>Service Risers & Shafts (allowance)</i>	80
<i>External Wall Zone</i>	50
Gross Floor Area	3,110

Level 3 Totals

Angiography Unit	760
Oncology Unit	280
Nuclear Medicine	240
Hospital Space - CSSD	440
Hospital Space - CCU	240
Consulting Suites	630
Common Space	160
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>4 No Stairs incl Circ</i>	80
<i>Service Risers & Shafts (allowance)</i>	80
<i>External Wall Zone</i>	50
Gross Floor Area	3,100

Level 2 Totals	sq m
Consulting Suites	2,140
GP Centre	480
Common Space	180
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>4 No Stairs incl Circ</i>	80
<i>Service Risers & Shafts (allowance)</i>	80
<i>External Wall Zone</i>	50
Gross Floor Area	3,150

Level 1 Totals

GP Centre	620
Hospital Space - Administration	520
Hospital Space - Waiting	85
Hospital Space - Staff	225
Hospital Space - Medical Records	180
Foyer	85
Common Space	105
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>4 No Stairs incl Circ</i>	80
<i>Service Risers & Shafts (allowance)</i>	60
<i>External Wall Zone</i>	50
Gross Floor Area	2,150

Ground Level Totals

Retail - Coffee Shop	90
Retail - Pharmacy	160
Retail - Florist	50
Lettable Space	540
Hospital Space - Kitchen	230
Hospital Space - Stores	425
Foyer	225
Common Space	70
<i>Lift Shafts</i>	50
<i>Circulation around Lifts</i>	90
<i>5 No Stairs incl Circ</i>	100
<i>Service Risers & Shafts (allowance)</i>	60
<i>Escalator</i>	30
<i>External Wall Zone</i>	40
Gross Floor Area	2,160

Basement 1 Totals

Car Parking	3,380
Gross Floor Area	3,380
Parking Spaces	104

Basement 2 Totals

Car Parking	3,645
Gross Floor Area	3,645
Parking Spaces	110

Basement 3 Totals

Car Parking	3,645
Gross Floor Area	3,645
Parking Spaces	110

SUMMARY

Floor Areas	sq m
Hospital Space	11,575
GP Centre	1,100
Clinical Tenancies	
<i>Angiography Unit</i>	760
<i>Oncology Unit</i>	280
<i>Nuclear Medicine</i>	240
Consulting Suites	2,770
Lettable Space	540
Retail Space	300
Common Space	825
Gross Floor Area (Planning)	18,390
Vertical Transport & Engineering	2,830
Level 8 Plantroom	715
GFA (above ground)	21,935
GFA (incl Basements)	32,605

Planning Analysis

Site Area	4,986	
Gross Floor Area (Planning)	FSR	
Permitted	14,958	3.00 :1
Proposed	18,390	3.69 :1

Hospital Facilities

Inpatient Beds	156
OT's	10
Birthing Rooms	4
ICU Spaces	10
CCU Spaces	12

Note: All areas subject to verification by Quantity Surveyor