



**JAZ**

BUILDING CONSULTANTS

## **Accessibility Report**

### **New Primary School in Googong Gorman Drive, Googong, NSW**

**Report No:** GOOG-DD-SSDA-RPT-0002  
**Revision:** A  
**Date:** 14 May 2021

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#### Revision History

No.	Description	Prepared by	Date
SSDA-RPT-0002	Googong Access Report	Kenny Cheah 	14/05/2021
SSDA-RPT-0001	Googong Access Report	Kenny Cheah	10/05/2021

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## New Primary School in Googong Gorman Drive, Googong, NSW

### 1. Introduction

This accessibility report accompanies an Environmental Impact Statement (EIS) pursuant to Part 4 of the Environmental Planning and Assessment Act 1979 (EP&A Act) in support of an application for a State Significant Development (SSD-10326042).

The development is for a new primary school located on land bound by Gorman Drive, Aprasia Avenue, Wilkins Way and McPhail Way in Googong.

This report addresses the relevant Secretary's Environmental Assessment Requirements (SEARs), namely:-

<b>Plans and Documents</b>	<p>The EIS must include all relevant plans, architectural drawings, diagrams and relevant documentation required under Schedule 1 of the Regulation. Provide these as part of the EIS rather than as separate documents. Any plans and diagrams included in the EIS must include key dimensions, RLs, scale bar and north point.</p> <p>In addition to the plans and documents required in the General Requirements and Key Issues sections above, the EIS must include the following:</p> <ul style="list-style-type: none"><li>• Section 10.7(2) and (5) Planning Certificates (previously Section 149(2) and (5) Planning Certificate)</li><li>• Design report to demonstrate how design quality would be achieved in accordance with the above Key Issues including:<ul style="list-style-type: none"><li>○ architectural design statement</li></ul></li></ul>
	<ul style="list-style-type: none"><li>○ diagrams, structure plan, illustrations and drawings to clarify the design intent of the proposal</li><li>○ detailed site and context analysis</li><li>○ analysis of options considered to justify the proposed site planning and design approach</li><li>○ summary of feedback provided by GANSW and NSW State Design Review Panel (SDRP) and responses to this advice</li><li>○ summary report of consultation with the community and response to any feedback provided.</li></ul> <ul style="list-style-type: none"><li>• Geotechnical and Structural Report</li><li>• Accessibility Report.</li></ul>

#### 1.1 The Proposal

The proposed development is for construction and operation of a new primary school in Googong that will accommodate up to 700 students.

The proposed development is a Core 35 school and includes:

- A collection of 1-2 storey buildings containing 30 home base units, 3 special education learning units, canteen, hall, library and administrative facilities.
- On-site carpark with 60 spaces and on-street kiss-and-ride facilities.
- Outdoor sports court and play area.
- Integrated landscaping, fencing and signage.





## 1.2 Site Description

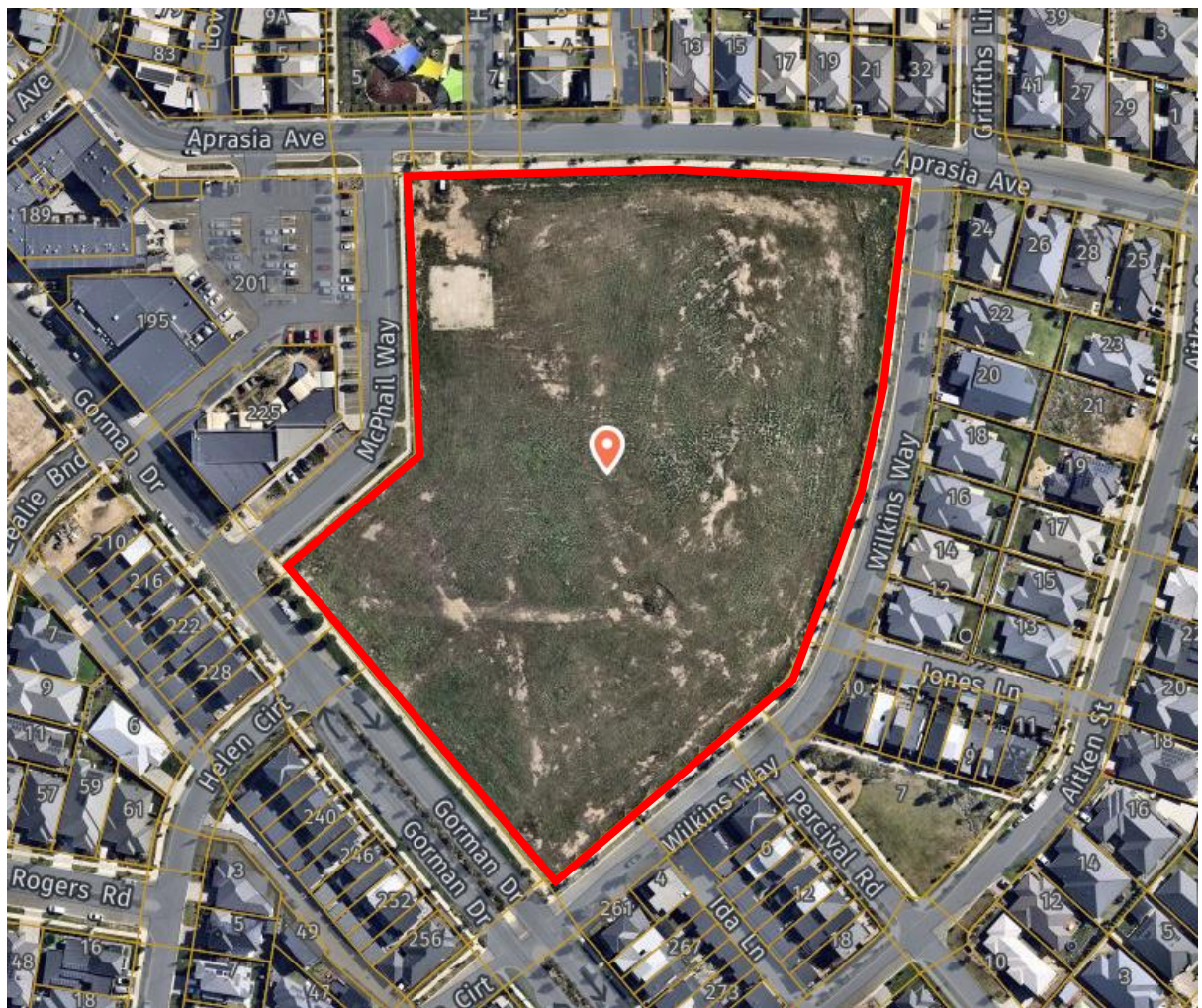
The site is located at Aprasia Avenue, Googong, and is formally described as Lot 3 DP1179941 (refer to Figure 1). The site is irregular in shape and has an area of 28,118.39m<sup>2</sup>.

The site is located within the Queanbeyan-Palerang Regional Council local government area approximately 10km south of the Queanbeyan Central Business District.

The site is bordered by Aprasia Avenue to the north, Gorman Drive to the southwest, Wilkins way to the east/southeast and McPhail way to the west.

Googong North Village Centre, which contains a child care centre, supermarket, cafes and take-away food outlets, is located approximately 100m west of the site across McPhail Way. The site is otherwise surrounded by low density residential development.

Googong is a recently developed town, with the planning beginning in the early 2000s and the first residents taking up residence in 2014.



**Figure 1 | Site Aerial Photograph**

*Source: Nearmap*



### 1.3 Brief and Scope

This report documents a preliminary review of the proposed project documentation with consideration to all aspects of accessibility to the site and throughout the development and with reference to the Building Code of Australia (BCA), Disability (Access to Premises – Buildings) Standards 2010 (Premises Standards), relevant Australian Standards as they relate to access to premises and the spirit and intent of the Disability Discrimination Act 1992 (*Cth*) (DDA).

This report has been prepared for Hansen Yuncken by JAZ Building Consultants with the aim of providing reasonable recommendations for Client consideration in regards to access to premises. JAZ Building Consultants has endeavoured to clearly identify each issue of concern with respect to the building element and with reference to relevant legislation and guidelines.

Where compliance with the BCA Deemed-to-Satisfy provisions is considered inappropriate or impractical, JAZ Building Consultants may liaise with the relevant Building Surveyor to determine a Performance Solution which can be justified under the Performance Requirements of the BCA. It should be noted that expert judgement from an accredited Access Consultant would not alleviate the Client's obligations under the DDA.

Matters that fall outside the scope of this report include structure or installation methods and assessment against Occupational Health and Safety legislation.

In this assessment, JAZ Building Consultants will refer, not only to the Disability (Access to Premises - Buildings) Amendment Standards 2010 (No. 1), but to additional Accessibility Standards in draft and current Australian Standards, to meet the spirit and intent of the DDA and to ensure best practice principles are applied for this project.

### 1.4 Documentation

Design documents reviewed as part of this report include the following:

- Preliminary SSDA drawings GOOG-SK prepared by Pedavoli Architects dated 27/04/2021

### 1.5 Use and Class of Building

Pursuant to the BCA, the primary classification\* for the proposed buildings are as follow.

#### Blocks A, B, C, D

Level	Proposed Use	Building Classification
Ground Floor	School	9b
Level 01	School	9b

\*Blocks A, B, C & D are physically connected by a covered walkway / roof and therefore are considered a united building under BCA.



## 2. Access for People with a Disability

### 2.1 General Building Access Requirements

Buildings and parts of buildings must be accessible in accordance with BCA Table D3.1. The following table outlines the general building access requirements for this project:

Building Class	Access Requirements
<b>Class 9b</b>	
<i>Schools</i>	To and within all areas normally used by the occupants

### 2.2 D3.4 Exemptions

Further discussions will be required to define the use and function of identified, specialist areas and determine the suitability for full, partial or managed accessibility. Where full access is unachievable due to the functions of the space, there may be opportunity to assess the area under the permitted exemptions of the BCA D3.4 which states:

The following areas are not required to be accessible:

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

In the instance of the above, it would be necessary for the school to provide written confirmation regarding the function and occupancy of the areas to be exempted, including reference to the proposed management plan to be implemented in the event that access is required to the space in the future, to ensure accessibility is not compromised. These may include areas such as the following, which are subject to further discussion:

- a) Cleaners rooms
- b) Cleaners store rooms
- c) Mechanical plant rooms
- d) Electrical rooms
- e) Comms rooms



### 3. Design Review

Generally the concept design documentation of the proposed school shall be developed in line with the spirit and intent of the DDA, Building Code of Australia 2019 Amendment 1 (BCA), and Australian Standards as they relate to access for people with disabilities. Access for people with disabilities will be provided to the proposed school on an independent, functional and equal basis.

This professional opinion is subject to further design documentation in accordance with the following general recommendations to ensure appropriate access provision for people with disabilities is provided. At this stage, detailed design elements, such as levels, dimensions, door schedules, toilet fixtures and fittings, are limited and require further review to ensure compliance with the BCA and the spirit and intent of the DDA.

#### 3.1 Accessible Carparking Facilities

##### 3.1.1 Accessible carparking spaces must be provided in accordance with BCA Table D3.5.

The proposed carpark located at the northern side of the site off Aprasia Avenue incorporating 60 carparking spaces, which require minimum two accessible carparking spaces.

##### 3.1.2 Spatial layout of accessible car spaces must be provided in accordance with AS/NZS2890.6(2009), including:

- a) a marked dedicated car space of 2400mm x 5400mm (W x L);
- b) a marked shared area of 2400mm x 5400mm (W x L) adjacent to the dedicated car space for side loading and unloading;
- c) an unmarked shared space of 2400mm x 2400mm to the front or rear of the dedicated car space for rear loading and unloading.

##### 3.1.3 The following layout features are also required as per AS/NZS2890.6(2009):

- a) A bollard to the shared space, located in the centre of the marked shared area at 750mm – 850mm from the roadway end of the space;
- b) Accessible carparking facilities, inclusive of dedicated and shared spaces, will have a minimum gradient of 1:200 for drainage purposes and shall not exceed 1:40 in both directions;
- c) Note that wheel-stops and other fixtures (other than the required bollard) are not permitted within the accessible carparking facility.

##### 3.1.4 Ensure pavement marking to the accessible carparking space is in accordance with AS/NZS2890.6(2009) Section 3, including the following:

- a) International symbol for access as per AS1428.1(2009) Clause 8.2 to be white on a blue (Ultramarine) rectangle with no side more than 1200mm in length. Symbol to be located in the centre of the car space at 500mm – 600mm from its entry point.
- b) The perimeter of the accessible parking area, inclusive of the adjacent shared area to be delineated in yellow. Additional diagonal line-marking to be provided within the shared area to further identify this area as vehicle-free; and
- c) Diagonal line marking to be at an angle of  $45^\circ \pm 10^\circ$  to the side of the space, at 150mm – 200mm in width with spaces of 200mm – 300mm between stripes.

#### 3.2 External Paths of Travel

##### 3.2.1 An accessible path of travel is required from:

- a) The main points of pedestrian entry at the allotment boundary to the building entrances (Gorman Drive, McPhail Way, Aprasia Avenue and Wilkins Way);
- b) Another accessible building connected by a pedestrian link; and
- c) The accessible car parking spaces to the building entrances.





**3.2.2 Gradient and crossfall of external paths of travel not to exceed 1:40 (or 1:33 if bituminous seal).**

Where the gradient exceeds 1:40, walkways with gradients up to 1:20 are permitted, constructed in accordance with Clause 10.2 of AS1428.1(2009).

Where the gradient exceeds 1:20, ramps must be provided in accordance with Clause 10.3 of AS1428.1(2009).

**3.2.3 External paths of travel required to be accessible must achieve compliant widths, passing areas and turning spaces at dead ends:**

- a) Generally, minimum 1m clear width is required clear of all obstructions.
- b) Minimum 2m head height clearance required throughout.
- c) 1500mm x 1500mm turning spaces are required where there is a 90° change in direction required.
- d) 1540mm x 2070mm (W x L) turning spaces are required where there is a 180° change in direction required. This is also required within 2m of the end all accessible paths of travel.
- e) 1800mm x 2000mm (W x L) passing space required at intervals not more than 20m where there is no direct line of sight.

**3.2.4 Accessible paths of travel must have a slip-resistant surface and be traversable by people with a broad range of abilities (AS1428.1(2009) Clause 7.1). Appropriate surfaces include:**

- a) Concrete with abrasive finish;
- b) Concrete with exposed aggregate finish
- c) Bituminous concrete;
- d) Natural stone with rough finish;
- e) Paving bricks with abrasive finish.

**3.2.5 A smooth transition is required between abutting surfaces. A construction tolerance of 3mm for vertical differences is permitted, or 5mm where edges are rounded or beveled.**

**3.2.6 Where a pedestrian area and vehicular zone is at grade, differentiation of vehicle and pedestrian zones by means of warning tactile ground surface indicators (TGSIs) and bollards, or combination is required. TGSIs to be setback 300mm from the bollards.**

**3.2.7 Where applicable, any kerb ramps are to be constructed in accordance with Clause 10.7 of AS1428.1(2009), including:**

- a) A maximum rise of 190mm;
- b) A length not greater than 1520mm;
- c) A gradient not steeper than 1:8, located within or attached to a kerb.

### **3.3 Building Entrances**

**3.3.1 BCA Clause D3.2(b) requires for access to be provided through:**

- a) the principal pedestrian entrance; and
- b) at least 50% of all pedestrian entrances; and
- c) in a building with a floor area more than 500m<sup>2</sup> any non-accessible pedestrian entrances must be maximum 50m distance from an accessible pedestrian entrance.

**3.3.2 Where a pedestrian entrance required to be accessible has multiple doorways:**

- a) If the pedestrian entrance consists of not more than 3 doorways – not less than 1 of those doorways must be accessible; and
- b) If a pedestrian entrance consists of more than 3 doorways – not less than 50% of those doorways must be accessible.

**3.3.3 Pedestrian entrance doorways must achieve compliance with AS1428.1(2009) requirements, as outlined in Item 3.4 below.**



### 3.4 Doorways

3.4.1 Any change in levels at doorways to be addressed via threshold ramp complying with AS1428.1(2009), which permits the following:

- a) Change in level of up to 35mm;
- b) Maximum gradient of 1:8;
- c) Maximum length of 280mm.

Note flush tracks are required for bi-fold doors and sliding doors.

3.4.2 Where the change in level exceeds 35mm, a step ramp is to be provided – clear of the required door circulation space. Step ramps require the following:

- a) Change in level of up to 190mm;
- b) Maximum gradient of 1:10;
- c) Maximum length of 1900mm;
- d) 1200mm landing required at the base of the step ramp (where there is no change in direction);
- e) Sides of step ramp to be splayed, or provided with either a kerb or open balustrade. No TGSIs or handrails are required to a step ramp.

3.4.3 Doorways on continuous accessible path of travel to areas required to be accessible must achieve a minimum clear opening width of 850mm. For a swing door, a 920mm wide leaf can achieve this; and for a sliding door, the leaf width to achieve this is determined by the diameter of any door handles / controls.

Where double-leaf doors are proposed, the minimum 850mm clear opening width applies to the single active leaf.

3.4.4 Doorways required to be accessible must achieve compliant door circulation spaces, as determined by the direction of approach of the user. Circulation spaces at doorways must not exceed a gradient and crossfall of 1:40

3.4.5 Successive doorways on continuous accessible paths of travel, e.g. of airlocks and vestibules, are required to achieve required minimum 1450mm between doorways / door swing arcs.

3.4.6 For doorways required to be accessible, door controls are to comply with the following:

- a) Pull and lever handles must be 'D'-shaped, which prevent the hand of a person with grasping difficulties from slipping from the door handle, with 35mm – 45mm finger clearance at the centre of the grip.
- b) Door handles and related hardware to be located at 900mm – 1100mm AFFL.
- c) The design of door snibs and locks to accessible facilities are of a lever design with a length of minimum 45mm (measured from the centre of the spindle).
- d) Provide manual door operating forces of no greater than 20N to initially open the door, 20N to hold the door open and to swing/slide the door no greater than 20N. Where environmental factors limit this, an automatic door operator must be provided.

3.4.7 Any security/access controls (including controls to internal automated doors and intercom systems) be located as per the following (AS1428.1(2009) Clause 13.5.3):

- a) At a height between 900-1200mm AFFL for controls that only need to be pushed;
- b) At a height between 900-1250mm AFFL for controls that only need to be touched;
- c) At a level landing (not steeper than 1:40); and
- d) Not closer than 500mm to any internal corner.
- e) Additionally, manual controls to automated doors shall be:
  - i) for a hinged door, located at 1000mm – 2000mm from the swing door in any position,
  - ii) for a sliding door, within 2000mm of the doorway and clear of the surface-mounted leaf in the open position.



### 3.5 Internal Paths of Travel

- 3.5.1 A continuous accessible path of travel or accessway must be provided to all spaces required to be accessible within the building, including achieving compliant widths, passing areas and turning spaces at dead ends (measurements to be clear of wall finishes and skirtings).
- a) All accessways shall achieve minimum 1000mm clear unobstructed width, and recommended 1500mm width.
  - b) Points along accessways where a 60° – 90° change in direction occurs are to achieve required clear space for turning, of minimum 1500mm x 1500mm with a permitted splay of 500mm to the internal corner (AS1428.1(2009) Figure 4).
  - c) Points along accessways where a 180° change in direction occurs require a clear space for turning of minimum 1540mm x 2070mm (W x L) within 2m of the end of an accessway (BCA Clause D3.3(c)(ii)(A); AS1428.1(2009) Figure 5).
  - d) Passing spaces of 1800mm x 2000mm (W x L) complying with AS1428.1(2009) Figure 3 are to be provided at maximum 20m intervals along accessways where a direct line of sight is not available (BCA Clause D3.3(d)).
- 3.5.2 The unobstructed height of a path of travel must be no less than 2000mm, and 1980mm at doorways. Where there is an overhead hazard with less than 2000mm vertical clearance:
- a) Provide a suitable physical barrier (minimum 450mm high wall, kerbrail and handrail) to prevent inadvertent contact with hazard; or
  - b) Provide warning TGSIs to the border where the vertical clearance is reduced below 2000mm, as per AS/NZS1428.4.1(2009) Clause 2.6.

NB – While the latter prescription is permitted for compliance with the BCA, the application of warning TGSIs will not make an unsafe environment safe. A physical barrier is preferred as in most cases it would be a more effective means to prevent human impact with overhead hazards resulting in injury.

### 3.6 Passenger Lifts

- 3.6.1 There is one proposed passenger lift located within Block B, which provides access to all storeys of the building. The passenger lift must comply with BCA Part E3.6, as per BCA Clause D3.3(b).
- 3.6.2 Fitout features are required to meet BCA E3.6 and AS1735.12(1999), which include:
- a) Handrail complying with the provisions for a mandatory handrail in AS1735.12 (i.e. 30-50mm diameter, 600mm minimum width, 850-950mm AFFL).
  - b) Lift car and landing control buttons complying with AS1735.12. Note that landing controls are to be located at least 500mm from an internal corner or other fixed obstruction.
  - c) Minimum clear door opening width of 900mm;
  - d) Passenger protection system complying with AS1735.12.
  - e) Lighting in accordance with AS1735.12.
  - f) Emergency hands-free communication, including a button that alerts a call centre of a problem and a light to signal that the call has been received.
- 3.6.3 A low-rise platform lift is also proposed to the stage of the communal hall. The low-rise lift shall be a through car design with minimum internal dimensions of 1100mm X 1400mm which enable independent access by wheelchair users.

### 3.7 Walkways

- 3.7.1 Where walkways are proposed due to the natural topography of the site, the grades of walkway shall be no steeper than 1:20. If any steeper they will be constituted as ramps and therefore compliance with AS1428.1(2009) Clause 10.3 will be required.



### 3.7.2 Level landings are to be provided as follows:

- a) At intervals along walkways at:
  - i) Maximum 15m for 1:20 gradient;
  - ii) Maximum 25m for 1:33 gradient; and
  - iii) For walkways in between 1:20 and 1:33, the maximum interval is determined by linear interpolation.
  - iv) Ensure walkways are not within required doorway level landings – see Marked Plans in Appendix A.
- b) Spatially:
  - i) Where there is no change in direction, the landing must be minimum 1200mm in depth;
  - ii) Where there is a 90° turn involved, the landing must achieve minimum 1500mm x 1500mm clear space and the internal corner of this space may be splayed 500mm;
  - iii) Where there is a 180° turn involved, the landing must achieve minimum 1540mm x 2070mm (W x L) clear space.
- c) Note that level landings are also required where there are doorways, generally 1450mm in depth, however this may vary depending on configuration of doorway.

### 3.7.3 Where the side of walkways do not abut a wall (of minimum 450mm in height), the sides of a walkway shall be provided with a firm and level surface of a different material to that of the walkway extending 600mm in width horizontally, be of the same grade as the walkway and follow the grade of the walkway.

Alternatively, it shall be provided with a suitable barrier – kerbrail and handrail, or minimum 450mm high wall.

## 3.8 Ramps

### 3.8.1 Any proposed ramps are to be designed in accordance with Clause 10.3 of AS1428.1(2009).

### 3.8.2 Ensure all ramps (gradient 1:14 – 1:19) comply with the following:

- a) The maximum gradient of a ramp exceeding 1900mm length is 1:14 (recommend designing to 1:15 to allow for some construction tolerance).
- b) Provide minimum 1000mm clear width (1200mm is recommended) along the ramp. Where the ramp is curved, a minimum 1500mm clear width is required.
- c) Level landings are to be provided at maximum 9m intervals for 1:14 gradient; 15m for 1:20 gradient; and for ramps in between 1:14 and 1:20, the maximum interval is determined by linear interpolation.

### 3.8.3 Spatially, level landings (not steeper than 1:40) to be provided in accordance with the following:

- a) Minimum 1200mm deep landings where there is no change in direction;
- b) Where there is a 90° turn involved, minimum 1500mm x 1500mm clear space to the landing and the internal corner of this space may be splayed 500mm;
- c) Where there is a 180° turn involved, minimum 1540mm x 2070mm (W x L) clear space to the landing.

### 3.8.4 Provide a handrail to both sides of ramps as per the following:

- a) Handrail of 30mm – 50mm diameter to be continuous throughout and be at a consistent height of 865mm – 1000mm above the ramp and landings;
- b) The cross-section of handrails shall be circular and have a diameter of not less than 30mm – 50mm for not less than 270° around the uppermost surface;
- c) At landings, handrails are to achieve minimum 300mm horizontal extension past the edges of the ramp.
- d) Handrails are to then terminate via turning down through an angle of 180° for a minimum of 100mm or be returned fully to the end post or wall face.
- e) Note that any handrail extensions must not protrude into the door circulation spaces of any adjacent doors, or any perpendicular paths of travel.





- 3.8.5 Provide a kerbrail to both sides of ramp as per AS1428.1(2009) Clause 10.3(j), and must be vertically aligned with inner face of handrails (Figure 19).
- 3.8.6 Warning TGSIs to be placed at the top and bottom landings of the ramp, of 600mm depth across the clear width of the ramp and set 300mm back from the ramp. Where landings are less than 3000mm in length, depth of TGSIs may be reduced to 300mm depth. Where handrails are continuous to both sides of landings, TGSIs are not required.

### 3.9 Stairways

- 3.9.1 All stairways shall be designed to comply with AS1428.1(2009) Clause 11. They must be setback appropriately from intersecting paths of travel at landings so handrail extensions do not project into transverse pathways or general circulation spaces (AS1428.1(2009) Clause 11.1(b); Figure 26(B)).
- 3.9.2 Stair risers must be opaque (i.e. not open) (AS1428.1(2009) Clause 11.1(c)). Stair tread and riser dimensions must be provided in accordance with BCA Specification D2.13. Tread widths of 275mm – 300mm and riser heights of 150mm – 165mm are preferred.
- 3.9.3 Nosing profile to comply with AS1428.1(2009) Figure 27(A) / (B), whereby stair nosings are not to project beyond the vertical face of the riser. The riser may be vertical or have a backwards splay of maximum 25mm (AS1428.1(2009) Clause 11.1(d)).
- 3.9.4 Provide a contrasting strip of 50 – 75mm depth to tread nosings, with a minimum luminance contrast of 30% to the background (AS1428.1(2009) Clauses 11.1(f) & (g)). The strip is to achieve a minimum slip resistance per Item 3.10.2.

NB – Where surface-mounted contrasting strips are proposed, ensure its profile (strip thickness) does not affect the maximum riser height dimension required under BCA Specification D2.13.

- 3.9.5 Provide a handrail to both sides of stairways as per the following:
- a) Handrail to be continuous throughout and be at a consistent height of 865mm – 1000mm above the nosing of the treads and landings;
  - b) The cross-section of handrails shall be circular and have a diameter of not less than 30mm – 50mm for not less than 270° around the uppermost surface;
  - c) Minimum 50mm clearance is required to adjacent surfaces / obstructions, with minimum 600mm vertical clearance required above the top of the handrails;
  - d) At landings, handrails are to achieve the following extensions:
    - i) Transition to horizontal immediately past the top riser and extend for minimum 300mm; and
    - ii) Extend one tread width past the bottom riser parallel to the line of nosings, then transition to horizontal to extend for minimum 300mm.
  - e) Handrails are to then terminate via turning down through an angle of 180° for a minimum of 100mm or be returned fully to the end post or wall face.

Stairways serving the stage and tiered seating where a singular handrail to stairs is proposed in lieu of handrails to either side of stairs will require a performance solution. This performance solution will be further developed as the design progresses.

- 3.9.6 Warning TGSIs to be placed at the top and bottom landings of the stairway, of 600mm depth across the clear width of the stairway and set 300mm back from the top and bottom riser. Where landings are less than 3000mm in length, depth of TGSIs may be reduced to 300mm depth.
- 3.9.7 Where the stairway is open below and head height clearance is less than 2m, one of the following means of protection must be provided:
- a) Enclose the area;
  - b) Compliant kerb or kerb rail and handrail to be provided; or
  - c) Warning tactile ground surface indicators set back 300mm from the hazard and extending to all sides of the hazard zone.



### 3.10 Internal Finishes

3.10.1 The following requirements apply to internal floor finishes in areas required to be accessible:

- a) Where carpet or any soft flexible materials are used as flooring material, the pile height or pile thickness is to be maximum 11mm and the carpet backing to be maximum 4mm thick.
- b) Matting recessed within a continuous accessible path of travel to have a surface level difference to surrounding materials of maximum 3mm for vertical and 5mm for rounded or bevelled edges.
- c) Grates to have openings of maximum 13mm diameter and any slotted openings to be maximum 13mm wide and orientated perpendicular to the dominant direction of travel.

3.10.2 Provide flooring materials details for review when available, including slip resistance ratings. In particular, note that ramp and stairs require the following minimum slip resistance ratings as per BCA Table D2.14:

Application	Dry	Wet
Ramp steeper than 1:14	P4 or R11	P5 or R12
Ramp steeper than 1:20 but not steeper than 1:20	P3 or R10	P4 or R11
Tread or landing surface	P3 or R10	P4 or R11
Nosing or landing edge strip	P3	P4

3.10.3 Doorways, specifically the door leaf, door frame and/or door jamb, must possess minimum 30% luminance with the adjacent wall surface, for a minimum width of 50mm.

3.10.4 A solid and non-transparent contrasting strip compliant with AS1428.1(2009) Clause 6.6 is required to be installed across the width of all frameless or fully glazed doors, sidelights and any glazing that are capable of being mistaken for a doorway or opening.

3.10.5 All switches/controls on accessways are to be at 900mm – 1100mm AFFL and minimum 500mm from internal corners, except where on the architrave on the latch-side.

Additionally, light switches within accessible sanitary facilities are to be rocker-action or toggle switch type, with a minimum 30mm x 30mm dimension. Push pad switches are to have minimum 25mm diameter.

3.10.6 Where required – integrated, discrete, and composite type TGSIs must achieve 30%, 45% and 60% luminance contrast, respectively, against the background surface.

### 3.11 Unisex Accessible Sanitary Facilities

3.11.1 Accessible sanitary facilities must be provided in accordance with BCA Tables F2.4(a)& F2.4(b) based on the class of building to which the sanitary facilities are associated with:

Building Class	Minimum accessible unisex toilets to be provided	Minimum accessible unisex showers to be provided
Class 9 –	Where clause F2.3 of the <i>BCA</i> requires closet pans: (a) 1 on every <i>storey</i> containing <i>sanitary compartments</i> ; and (b) where a <i>storey</i> has more than 1 bank of <i>sanitary compartments</i> containing male and female <i>sanitary compartments</i> at not less than 50% of those banks	Where clause F2.3 of the <i>BCA</i> requires 1 or more showers, not less than 1 for every 10 showers or part thereof.

A unisex accessible sanitary facility must be provided at not less than 50% of the banks of toilets, as per BCA Table F2.4(a).



- 3.11.2 Ensure an even number of right- and left-handed facilities is achieved (BCA Clause F2.4(g)) where there is more than one unisex accessible sanitary facility provided.
- 3.11.3 Unisex accessible sanitary facilities must comply with AS1428.1(2009) Clause 15, and be of appropriate size and layout to achieve required circulation spaces for the doorway, WC pan, shower, and basin.
- a) Ensure toilet pan achieves minimum 1900mm x 2300mm (W x L) circulation space with a maximum 100mm washbasin encroachment permitted (except if the washbasin is located on the side wall opposite the WC pan, where no encroachment is allowed).
  - b) Door circulation spaces shall be compliant with AS1428.1(2009) Figures 31 & 32.
  - c) Ensure some allowance for construction tolerance and wall finishes.

For sanitary facilities containing a unisex accessible shower facility:

- d) For the shower facility, a clear space of minimum 1600mm x 2350mm (W x L) is required – clear of toilet pan and washbasin fixtures and fittings. Where a fixture or wall is located within 1160mm – 1600mm from the shower corner along the width, the circulation space must be increased in length to 2500mm.
  - e) The grade of the floor within the shower area shall be 1:60 – 1:80 towards the floor waste; while the remainder of the floor within the facility is to be 1:80 – 1:100. Floor waste to be located 580mm ± 25mm from side wall, and 550mm ± 25mm from rear wall.
- 3.11.4 All accessible facilities to be designed and constructed with appropriate selection and placement of fixtures and fittings which enable access by all users and meet the compliance requirements of AS1428.1(2009) Clause 15, including but not limited to the following:
- a) WC pan to be provided with its centreline at 450mm – 460mm from the side wall, and front edge of the pan at 800mm ± 10mm from the rear wall;
  - b) WC pan seat to be at 460mm – 480mm height and achieve minimum 30% luminance contrast to the pan, wall or floor;
  - c) Grabrails in accordance with AS1428.1(2009) Figure 42;
  - d) Toilet paper dispenser as per AS1428.1(2009) Figure 41;
  - e) Flushing control located as per AS1428.1(2009) Figure 40;
  - f) Backrest in accordance with Clause 15.2.4 of AS1428.1(2009);
  - g) Washbasin to be provided with appropriate knee / toe clearance and be located so that the top of the washbasin is 800mm – 830mm AFFL;
  - h) A mirror to be located above or adjacent to the washbasin, extending from a height of maximum 900mm, to minimum 1850mm AFFL. Minimum width of mirror to be 350mm;
  - i) A shelf that is integrated with the basin as vanity top to be minimum 120mm width by 300mm – 400mm depth;
  - j) A coat hook is to be provided at 1200mm – 1350mm AFFL, and minimum 500mm from internal corners;
  - k) Operable component of soap dispenser, hand dryer etc. are to be located 900mm – 1100mm AFFL and minimum 500mm from an internal corner;
  - l) Baby change table to achieve minimum 720mm clearance under table, while top of table in the open position is at maximum 820mm AFFL. It must not encroach into any required circulation spaces in the closed position. Note that this must be achieved within B01 Consular unisex accessible toilet.
- 3.11.5 Accessible showers are to be provided with the following (but not limited to):
- a) Height of shower seat to be 470mm – 480mm AFFL;
  - b) Grabrails, shower head, wall outlet, lever tap and soap holder in accordance with AS1428.1(2009) Figures 47 & 48;
  - c) Two (2) coat hooks are to be provided adjacent the folding shower seat, located 400mm and 600mm away from the edge of the shower seat, and at 1200mm – 1350mm AFFL.



### 3.12 Sanitary Facilities for People with Ambulant Disabilities

- 3.12.1 Each bank of gender sanitary facilities associated with an accessible sanitary facility require a cubicle for people with ambulant disability – one within the Female toilets and one within the Male toilets, as per BCA Clause F2.4(c).
- 3.12.2 Doorways on continuous accessible path of travel to facilities for people with ambulant disability, must achieve a minimum clear opening width of 700mm and a clear space of minimum 900mm x 900mm to both sides of the door (AS1428.1(2009) Figure 34).
- 3.12.3 Layout of each ambulant toilet shall comply with AS1428.1(2009) Clause 16, including:
- a) Cubicle width of 900mm – 920mm;
  - b) Clear space of 900mm x 900mm in front of the WC pan, which shall have a standard projection of 610mm – 660mm from the rear wall;
  - c) Clear space of 900mm x 900mm to both sides of doorways on path of travel to ambulant cubicle.
- 3.12.4 Ambulant toilets are to be designed and constructed with appropriate selection and placement of fixtures and fittings which enable access by all users and meet the compliance requirements of AS1428.1(2009) Clause 16, including but not limited to the following:
- a) WC pan to have standard projection of 610mm – 660mm from the rear wall, and have a seat height of 460mm – 480mm AFFL;
  - a) 'L'-shaped grabrails to both sides of the compartment;
  - b) Toilet roll holder within 300mm from the front of the WC pan seat, above the seat to maximum 700mm AFFL;
  - c) Coat hook located at 1350mm – 1500mm AFFL.

### 3.13 Hearing Augmentation

- 3.13.1 A hearing augmentation system must be provided where an inbuilt amplification system, other than one used for emergency warning system only, is installed.

Locations and details of the system will be reviewed as the design develops.

A performance solution may be developed to permit omission of hearing augmentation to areas of the school covered by the public address system only. It is noted however that a hearing augmentation listening system is still required to areas with inbuilt speakers used for learning and teaching purposes.

- 3.13.2 The hearing augmentation system(s) is to be one of the following:

- a) An induction loop provided to not less than 80% of the floor area of the room or space served by the inbuilt amplification system; or
- b) A system requiring the use of receivers or the like, being available to not less than 95% of the floor area of the room or space served by the inbuilt amplification system, and the number of receivers provided must not be less than those listed in the table below.

Population	Number of Receivers Required
Up to 500 persons	1 receiver for every 25 persons or part thereof, or 2 receivers, whichever is the greater
More than 500 persons and up to 1000 persons	20 receivers plus 1 receiver for every 33 persons or part thereof in excess of 500 persons



### 3.14 Wheelchair Seating Spaces

- 3.14.1 Where fixed seating is provided (such as in the library, hall or COLA), wheelchair seating spaces complying with AS1428.1(2009) must be provided in accordance with the table below.

Number of fixed seats in a room or space	Number of wheelchair seating spaces	Grouping and location
Up to 150	3 spaces	1 single space; and 1 group of 2 spaces
151 to 800	3 spaces plus 1 additional space for each additional 50 Seats or part thereof in excess of 150 seats	not less than 1 single space; and not less than 1 group of 2 spaces; and not more than 5 spaces in any other group

### 3.15 Signage

- 3.15.1 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:
- a) Each sanitary facility;
  - b) Accessible unisex facilities and indicate whether the facility is suitable for left or right handed use;
  - c) Ambulant accessible sanitary facilities on the door of the cubicle;
  - d) Where an entrance is not accessible, directional signage to identify nearest accessible entrance;
  - e) Where a bank of sanitary facilities is not provided with an accessible sanitary facility, directional signage to identify nearest accessible sanitary facility;
  - f) A space with a hearing augmentation system;
  - g) Each door required by Clause E4.5 to be provided with an exit sign and state "Exit" and "Level" followed by the floor level number;
  - h) The latch operation device (i.e. manual controls to power-operated doors) not located on the door itself.

## 4. Additional Accessibility Recommendations

As detailed above, it is acknowledged that the Premises Standards are limited in scope, covering aspects of building compliance applicable under the BCA only.

The Premises Standards could address a broader range of accessibility issues including considerations to accessibility of outdoor areas, such as playgrounds, and the interior fit-out of buildings, including customer service areas, joinery, 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.

Jaz Building Consultants provides the following as a summary of additional accessibility issues to be addressed in order to reduce Client risk of attracting a discrimination complaint.

It is recommended that a further review be undertaken to identify the gaps in the design between the DDA and Premises Standards, including opportunities for providing accessibility features which extend beyond the scope of Premises Standards.

### 4.1 Paths of Travel

- 4.1.1 Consider providing a clear width of minimum 1500mm to all main paths of travel to allow a wheelchair and ambulant person to pass (1800mm preferred to allow two wheelchairs to pass). Consider providing a clear width on secondary paths of travel of minimum 1200mm.

### 4.2 Carparking

- 4.2.1 Install vertical signage, incorporating the international symbol for access to indicate the extent of the accessible parking area for people with disabilities (AS/NZS2890.6(2009) Appendix A3 (b); AS 1428.2(1992) Clause 17.4 (a) Note 2).



### 4.3 Lighting

- 4.3.1 With consideration to AS1428.2(1992) Clause 19, consistent lighting levels should be provided throughout all areas (internal and external). Where lighting levels may be increased, this must occur gradually to enable sufficient time for a person's vision to adapt to changing lighting levels.

### 4.4 Internal Finishes

- 4.4.1 Consider providing 30% luminance contrast between wall and floor surfaces or introduction of 150mm high skirting with contrast to each.
- 4.4.2 Consider selecting finishes to comply with HB198 Guide to the Specification and Testing of Slip Resistance of Pedestrian Surfaces.

Area	BCA Reference	Mandatory Requirement	Recommendation (HB198(2014))
<b>External Pavements and Ramps</b>			
External ramps including sloping driveways, footpaths, etc. under 1:14, external sales areas (e.g. markets), external carpark areas, external colonnades, walkways, pedestrian crossings, balconies, verandas, carports, driveways, courtyards and roof decks	D3.3 inter alia AS1428.1: 2009 Clause 7.1	"Slip resistant surface"	P4 or R11
<b>Offices, Schools</b>			
Entries and access areas, common areas of buildings, internal lift lobbies Wet area Transitional area Dry Area	D3.3 inter alia AS1428.1: 2009 Clause 7.1	"Slip resistant surface"	P3 or R10 P2 or R9 P1 or R9
Toilet facilities	D3.3 inter alia AS1428.1: 2009 Clause 7.1	"Slip resistant surface"	P3 or R10

### 4.5 Reception

- 4.5.1 Consider providing accessible features to the proposed reception areas. The level of access would be dependent on the level of interaction intended, such as high level interaction, or minimal and verbal and visual interaction only.  
Assuming a basic minimal level of interaction (verbal and visual only), consider the following:

- Lower section of counter at a height between 830mm - 870mm AFFL, with a minimum width of 900mm;
- Underside clearance below the accessible section of counter;
- Surface of counter to have a matte or satin finish.

### 4.6 Staff Workstations

- 4.6.1 Consider providing height adjustable workstations that can be adjusted by the user are highly recommended, with an adjustment capability between 610mm and 760mm AFFL (AS4442(1997) Clause 2.2.2 (b)).
- 4.6.2 Consider providing accessible features for a portion of both fixed and loose workstations, including the following:
- Bench/desktops at 830mm – 870mm height AFFL, with a minimum width of 900mm;
  - Underside clearance below the accessible section of counter of minimum 720mm;
  - Surface of counter to have a matte or satin finish.

Further review shall be undertaken when joinery/furniture details are available.





## **4.7 Kitchen/Kitchenette Facilities**

4.7.1 Facilities with a sink for use by occupants of the building should be designed with accessible componentry to a portion of the facilities, including:

- a) A minimum clear floor space of 1540mm x 2070mm that allows for wheelchair access and manoeuvring shall be provided at the sink and all appliances in the facility;
- b) The sink and bench should be located at a height between 850mm – 870mm AFFL;
- c) The design should allow knee and foot clearance of a height of 720mm under the sink, as per washbasin clearances;
- d) Depth of main sink (if more than one) to be a maximum of 150mm from top of bench;
- e) Lever action tapware or sensor plate controls should be provided;
- f) Operative parts of tapware to be within 300mm from the front edge of sink and bench throughout the arc of the movement;
- g) Hot water units shall be located on the bench within 300mm from the front of the sink to allow for ease of operation;
- h) Where hot water is provided, the water should be delivered via mixer (For water temperature see AS3500.4);
- i) Any exposed water pipes should be insulated.

4.7.2 Drinking fountains should be provided as follows:

- a) Top of fountain to be located at 800mm – 830mm AFFL;
- b) Provide open knee and foot clearance of 720mm height under the unit, as per AS1428.1(2009) washbasin clearances;
- c) Controls should be located centrally on the unit, operable by one hand with a force not exceeding 20N.

## **4.8 Seating**

4.8.1 Where seating is located within public/waiting areas, a proportion of accessible seating to be provided. Consider the design of seating to comply with AS1428.2(1992) Clause 27.2, including the following:

- a) Seat height of 400mm – 450mm, with side arms that extend a further 260mm ± 40mm in height and a back height of 750mm – 790mm;
- b) When located outdoors, the top surface of seats should be angled appropriately (maximum slope of 100° to 105°) to enable adequate water run-off;
- c) A minimum radius of 30mm should be provided to the front edge of the seat;
- d) Heel space of at least 150mm with a minimum width of 350mm should be provided under seats to assist in rearward adjustment of feet when rising.

## **4.9 Egress for People with Disabilities**

4.9.1 Emergency evacuation for people with disabilities is of utmost importance. Evacuation routes (accessible paths of travel) through the building must be provided and require appropriately located emergency evacuation signage and appropriate evacuation plans incorporating access for people with disabilities.

4.9.2 The development of an emergency evacuation plan inclusive of accessible egress routes will assist in the safe evacuation of all people using the facility inclusive of people with a disability. Consider the following recommendations:

- a) We recommend alarms and warning systems are supplemented with a hearing augmentation system, visual signal or tactile vibration, or a buddy system to alert hearing impaired or deaf occupants served by a required audible alarm or warning system in all public access areas.
- b) In an emergency, people with disabilities, whose disability is such that they require assistance, should be assembled in a safe place, and attended by at least one member of the Emergency Control Organisation.
- c) A dedicated Floor Warden to co-ordinate the evacuation of persons with a disability



## 5. Performance Solutions

At this stage, the following performance solutions are proposed within the design:

Performance Clause	Deemed-to-Satisfy Clause	Performance Solution
DP1, DP2	D3.3	A singular handrail to stairs serving the stage and tiered seating, in lieu of handrails to either side of stairs.
DP9	D3.7	Omission of hearing augmentation to areas of the school covered by the public address system only (Note that hearing augmentation listening system is still required to areas with inbuilt speakers used for learning and teaching purposes.)

## 6. Conclusion

We have assessed the architectural documentation available to date and have reviewed the proposed building works. The documentations of the proposed building shall be developed in line with the spirit and intent of the DDA, Building Code of Australia 2019 Amendment 1 (BCA), and Australian Standards as they relate to access for people with disabilities. Access for people with disabilities shall be provided to and within the proposed building on an independent, functional and equal basis, to the degree necessary.





## APPENDIX A


### Marked Plans

SITE PLANNING

1. Waste Pad
2. Main Switchboard Room
3. Substation
4. Existing Substation
5. Pumps / Meters
6. Shade Structure
7. Plant with Screen
8. Bicycle Parking (60 parking spots)
9. Playing Field
10. Main School Sign
11. Electronic School Sign
12. Proposed Secondary Entrance

1 accessible carparking space required for every 50 carparking spaces. Based on 60 carparking spaces, 2 accessible car parking spaces are required. Access path required from carpark to buildings.

Where there is a gate at these entry points, ensure there is a 1450mm landing space prior to commencement of the walkway / ramp.



Ref: GOOG-DD-SSDA-DWG-0002  
Access Comments  
Reviewed by: Kerry Cheah  
Date: 14/05/2021

LEGEND

Mandatory requirements under the BCA 2019 and Premises Standards.

Enhanced recommendations in accordance with the spirit and intent of the DDA. These items are considered industry best practice and are provided for Client consideration.

Areas applicable for exemption from disability access under BCA Clause D3.4.

Areas that may be applicable for exemption from disability access under BCA Clause D3.4, provided Client can verify use and users of these areas.

Note for all stairways

Stairs for general communication must comply with AS1428.1(2009) Clause 11:

- nosing profile and contrasting strips must comply;
- handrail to both sides with appropriate extensions;
- warning TGSIs to landings.

Where a stairway is open below and head height clearance is less than 2m, underside of stairway to be enclosed, or otherwise provided with balustrade and kerbrail, or TGSIs.

Note for all doorways required to be accessible:


Doorways must achieve a minimum 850mm clear opening width, i.e. 920mm door leaf.  
This also applies to the active leaf of double doors.

Note for all external thresholds:


Ensure door threshold is at grade, or where there is a change in level of up to 35mm, it may be addressed via threshold ramp (not steeper than 1:8, no longer than 280mm).

11/05/2021 4:02:38 PM

AMENDMENTS			
REV	BY	DATE	DESCRIPTION
A	JK	11/05/2021	ISSUED FOR INFORMATION



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ACCESSIBILITY  
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PEDAVOLI ARCHITECTS  
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NEW PRIMARY SCHOOL IN GOOGONG  
GORMAN DRIVE, GOOGONG NSW 2620  
DRAWING NAME  
SITE PLAN

PROJECT NORTH

SCALE 1 : 500 @ A1  
MAY 11 2021

DRAWING NUMBER	PHASE	TYPE	SERIES NUMBER	REVISION
GOOG - ARC - SD - DWG -	00_003			A



Enhanced recommendations in accordance with the spirit and intent of the DDA. These items are considered industry best practice and are provided for Client consideration.

~~Areas that may be applicable for exemption from disability access under BCA Clause D3.4, provided Client can verify use and users of these areas.~~

Refer furniture plan for access comments.

[illegible]

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LANDSCAPE ARCHITECT TAYLOR BRAMMER LANDSCAPE ARCHITECTS (02) 4267 5088
BCA GROUP DLA (02) 8355 3160
ACCESSIBILITY JAZ BUILDING CONSULTANTS (03) 9108 6198
ACOUSTIC WHITE NOISE ACOUSTICS 1800 478 573

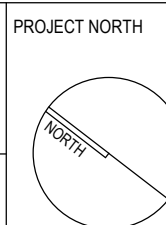
PEDAVOLI ARCHITECTS PTY LTD  
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VINCE PEDAVOLI  
NSW REG. No. 5045

PEDAVOLI  
ARCHITECTS

**NEW PRIMARY SCHOOL IN  
GOOGONG**  
GORMAN DRIVE, GOOGONG NSW 2620

DRAWING NAME

BULIDING A - GROUND FLOOR PLAN



SCALE 1 : 100 @ A1				
11 MAY 2021				
DRAWING NUMBER				REVISION
PROJECT	DISCIPLINE	PHASE	TYPE	SERIES NUMBER
GOOG - ARC - SD - DWG -				01_011
				A



12/05/2021 10:14:00 AM

AMENDMENTS			
REV	BY	DATE	DESCRIPTION
A	AC	11/05/2021	ISSUED FOR INFORMATION

  
NSW GOVERNMENT Education

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NEW PRIMARY SCHOOL IN  
GOOGONG  
GORMAN DRIVE, GOOGONG NSW 2620  
DRAWING NAME

BUILDING A - FIRST FLOOR PLAN

PROJECT NORTH

SCALE 1:100 @ A1

11 MAY 2021

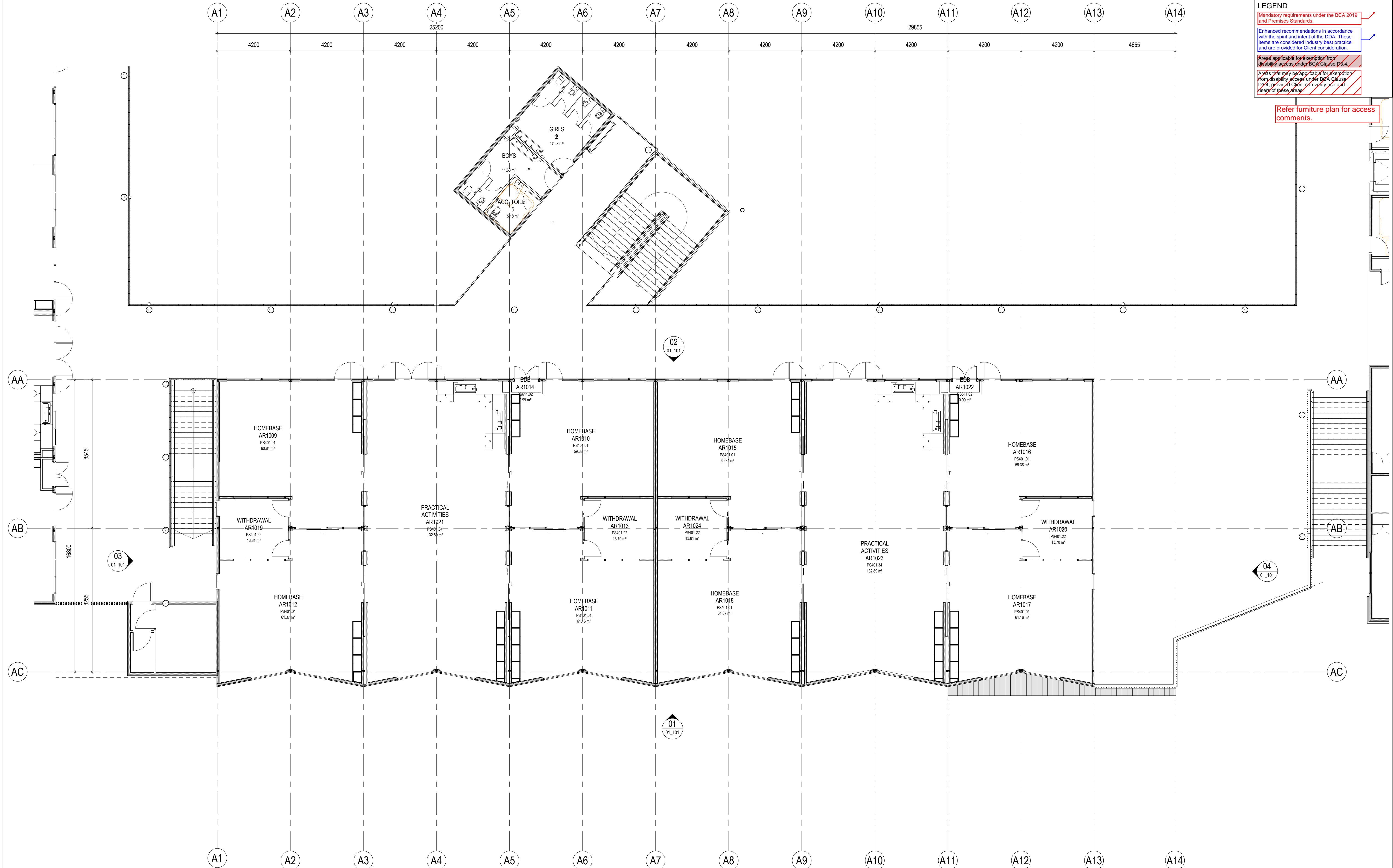
DRAWING NUMBER


PROJECT DISCIPLINE PHASE TYPE SERIES NUMBER

GOOG - ARC - SD - DWG - 01\_012

REVISION

A



  
JAZ  
BUILDING CONSULTANTS

Ref: GOOG-DD-SSDA-DWG-0002  
Access Comments  
Reviewed by: Kerry Cheah  
Date: 14/05/2021

LEGEND

Mandatory requirements under the BCA 2019 and Premises Standards.

Enhanced recommendations in accordance with the spirit and intent of the DDA. These items are considered industry best practice and are provided for Client consideration.

Areas applicable for exemption from disability access under BCA Clause D5.4.

Areas that may be applicable for exemption from disability access under BCA Clause D5.4, provided Client can verify use and users of these areas.

Refer furniture plan for access comments.



12/05/2021 10:14:42 AM

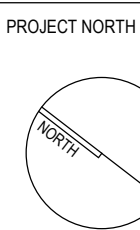
AMENDMENTS				
REV	BY	DATE	DESCRIPTION	
A	AC	29/04/2021	ISSUED FOR INFORMATION	



STRUCTURAL & CIVIL NORTHROP (02) 9241 4188 ELEC, ICT, AV, FIRE & SEC RCA NORMAN DISNEY & YOUNG (02) 9928 6800 HYDRAULICS NORMAN DISNEY & YOUNG (02) 9928 6800 MECHANICAL & ESD STEENSEN VARMING (02) 9967 2200	LANDSCAPE ARCHITECT TAYLOR BRAMMER LANDSCAPE ARCH. (02) 4267 5088 RCA GROUP DLA (02) 8355 3160 ACCESSIBILITY JAZ BUILDING CONSULTANTS (03) 9108 6198 ACOUSTIC WHITE NOISE ACOUSTICS 1800 476 573	PEDAVOLI ARCHITECTS PTY LTD LEVEL 2, 458-468 WATTLE STREET ULTIMO NSW 2057 AUSTRALIA TEL: +61 2 9291 0000 WEB: WWW.PEDAVOLI.COM.AU NOMINATED ARCHITECT: VINCE PEDAVOLI NSW REG. No. 5045
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NEW PRIMARY SCHOOL IN  
GOOGONG  
GORMAN DRIVE, GOOGONG NSW 2620  
DRAWING NAME  
BUILDING A - GROUND FLOOR -  
FURNITURE PLAN



PROJECT NORTH				
SCALE 1:100 @ A1				
11 MAY 2021				
DRAWING NUMBER	PHASE	TYPE	SERIES NUMBER	REVISION
GOOG - ARC - SD - DWG -	01_501			A



**JAZ**  
BUILDING CONSULTANTS

Ref: GOOG-DD-SSDA-DWG-0002  
Access Comments  
Reviewed by: Kenny Cheah  
Date: 14/05/2021

**LEGEND**

- Mandatory requirements under the BCA 2019 and Premises Standards.
- Enhanced recommendations in accordance with the spirit and intent of the DDA. These items are considered industry best practice and are provided for Client consideration.
- Areas applicable for exemption from disability access under BCA Clause D5.4.
- Areas that may be applicable for exemption from disability access under BCA Clause D5.4, provided Client can verify use and users of these areas.



Note for all sliding doors:  
Ensure 510mm latch side clearance.

Consider to relocate the column which is located in front of the stair immediately at the start of TGSIs placement.

Consider providing accessible features for a portion of the workstations.

Ensure 530mm latch side clearance to doorway clear of any fixed furniture.


Ensure 2350mm depth shower recess and circulation space within the room.

Consider providing accessible section to a portion of the counter with knee / toe clearance.



12/05/2021 10:15:17 AM





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Ref: GOOG-DD-SSDA-DWG-0002  
Access Comments  
Reviewed by: Kenny Cheah  
Date: 14/05/2021

**LEGEND**

Mandatory requirements under the BCA 2019 and Premises Standards.

Enhanced recommendations in accordance with the spirit and intent of the DDA. These items are considered industry best practice and are provided for Client consideration.

Areas applicable for exemption from disability access under BCA Clause D5.4.

Areas that may be applicable for exemption from disability access under BCA Clause D5.4, provided Client can verify use and users of these areas.

AMENDMENTS			DESCRIPTION
REV	BY	DATE	
A	AC	29/04/2021	ISSUED FOR INFORMATION

NOTES:

DETAILED ROOM LAYOUT REFERENCE MATERIAL.

- FOR ABBREVIATION CODES, REFER TO ARCH. LEGEND SHEET xx\_xxx.
- FOR STANDARD MOUNTING HEIGHTS OF FF&E, REFER TO ARCH. STANDARD MOUNTING HEIGHT DRAWINGS IN THE xx\_xxx SERIES.
- FOR JOINERY DETAILS, REFER TO ARCH. JOINERY DRAWINGS xx\_xxx SERIES.
- FOR FF&E CODES, REFER TO FF&E SELECTION SCHEDULES.



**HANSEN YUNGKEN**



**NSW**  
GOVERNMENT



**Education**

STRUCTURAL & CIVIL  
NORTHROP  
(02) 9241 4188  
ELEC. IOT, AV, FIRE & SEC  
RCA  
NORMAN DISNEY & YOUNG  
(02) 9928 6800  
HYDRAULICS  
NORMAN DISNEY & YOUNG  
(02) 9928 6800  
MECHANICAL & ESD  
STEENSEN WARMING  
(02) 9967 2200

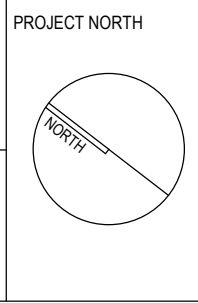
LANDSCAPE ARCHITECT  
TAYLOR BRAMMER LANDSCAPE ARCH.  
(02) 4267 5088  
RCA  
GROUP DLA  
(02) 8355 3160  
ACCESSIBILITY  
JAZ BUILDING CONSULTANTS  
(03) 9108 6198  
ACOUSTIC  
WHITE NOISE ACOUSTICS  
1800 476 573

PEDAVOLI ARCHITECTS PTY LTD  
LEVEL 2,  
458-468 WATTLE STREET  
ULTIMO NSW 2057 AUSTRALIA  
TEL: +61 2 9291 0000  
WEB: WWW.SP-PA.COM.AU  
NOMINATED ARCHITECT:  
VINCE PEDAVOLI  
NSW REG. No. 5045



**PEDAVOLI**  
ARCHITECTS

**NEW PRIMARY SCHOOL IN GOOGONG**  
GORMAN DRIVE, GOOGONG NSW 2620  
DRAWING NAME  
**BUILDING A - FIRST FLOOR - FURNITURE PLAN**




PROJECT NORTH					SCALE 1:100 @ A1	
					11 MAY 2021	
DRAWING NUMBER					REVISION	
PROJECT	DISCIPLINE	PHASE	TYPE	SERIES NUMBER		
GOOG - ARC - SD - DWG -				01_502	<b>A</b>	



12/05/2021 10:21:23 AM





**JAZ**  
BUILDING CONSULTANTS

**Ref:** GOOG-DD-SSDA-DWG-0002  
**Access Comments**  
**Reviewed by:** Kenny Cheah  
**Date:** 14/05/2021

**LEGEND**

Mandatory requirements under the BCA 2019 and Premises Standards.

Enhanced recommendations in accordance with the spirit and intent of the DDA. These items are considered industry best practice and are provided for Client consideration.

Areas applicable for exemption from disability access under BCA Clause D3.4.

Areas that may be applicable for exemption from disability access under BCA Clause D3.4, provided Client can verify use and users of these areas.

AMENDMENTS				DESCRIPTION
REV	BY	DATE		
A	AC	11/05/2021	ISSUED FOR INFORMATION	




**HANSEN YUNCKEN**



**Education**

STRUCTURAL & CIVIL NORTHROP (02) 9241 4188 ELEC, OT, AV, FIRE & SEC NORMAN DISNEY & YOUNG (02) 9928 6800 HYDRAULICS NORMAN DISNEY & YOUNG (02) 9928 6800 MECHANICAL & ESD STEENSEN WARMING (02) 9967 2200	LANDSCAPE ARCHITECT TAYLOR BRAMMER LANDSCAPE ARCH. (02) 4267 5088 BCA GROUP DLA (02) 8355 3160 ACCESSIBILITY JAZ BUILDING CONSULTANTS (03) 9108 6198 ACOUSTIC WHITE NOISE ACOUSTICS 1800 476 573	PEDAVOLI ARCHITECTS PTY LTD LEVEL 2, 458-468 WATTLE STREET ULTING NSW 2057 AUSTRALIA TEL: +61 2 9291 0000 WEB: WWW.SP-PA.COM.AU NOMINATED ARCHITECT: VINCE PEDAVOLI NSW REG. No. 5045
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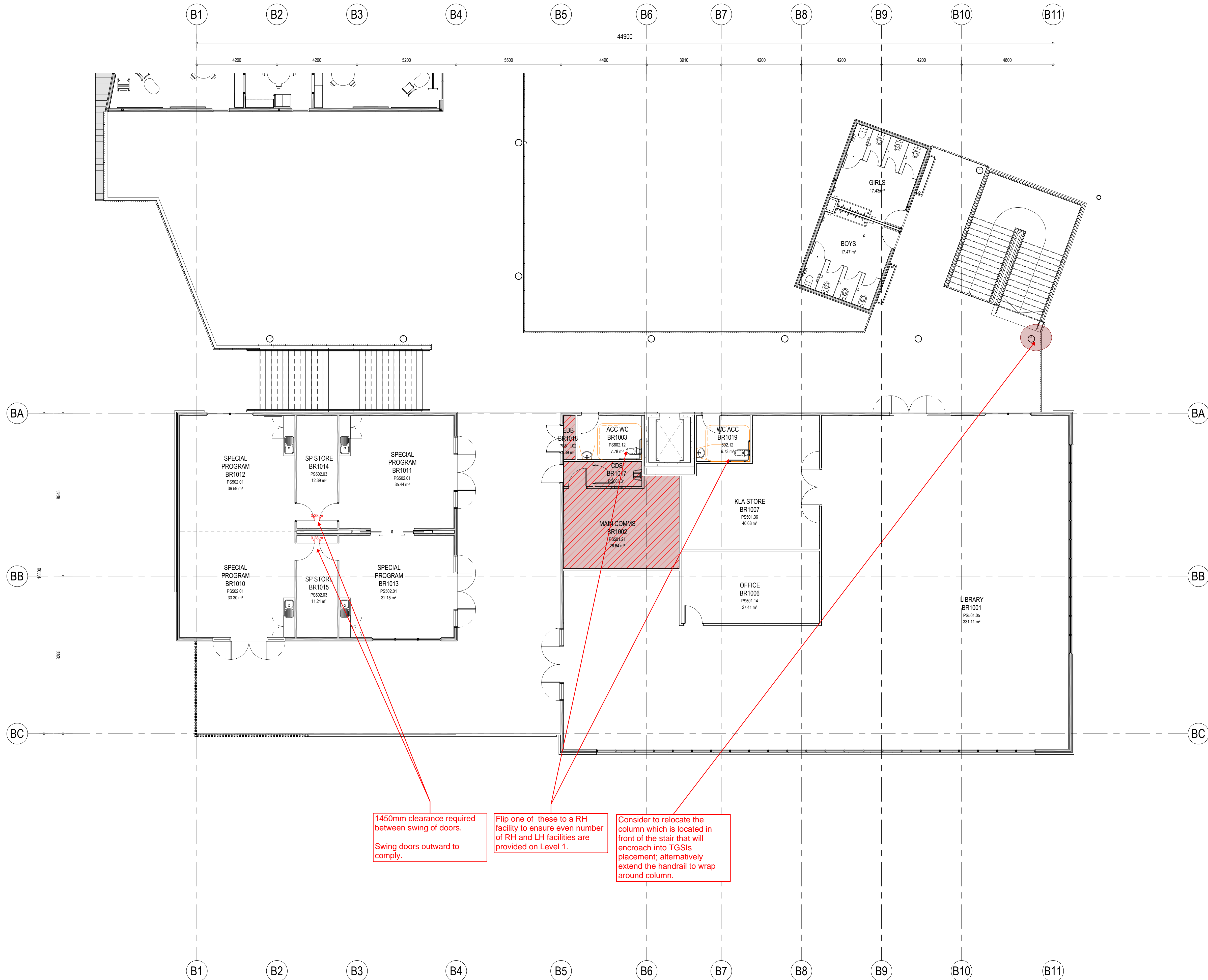



**PEDAVOLI**  
ARCHITECTS

**NEW PRIMARY SCHOOL IN GOOGONG**  
GORMAN DRIVE, GOOGONG NSW 2620  
DRAWING NAME  
**BUILDING B - GROUND FLOOR - FURNITURE PLAN**

SCALE 1:100 @ A1				
11 MAY 2021				
DRAWING NUMBER	PROJECT	DISCIPLINE	PHASE	REVISION
GOOG - ARC - SD - DWG - 02_501	GOOG	ARC	SD	A

12/05/2021 10:21:59 AM





**Ref:** GOOG-DD-SSDA-DWG-0002  
**Access Comments**  
**Reviewed by:** Kenny Cheah  
**Date:** 14/05/2021

**LEGEND**


Mandatory requirements under the BCA 2019 and Premises Standards.

Enhanced recommendations in accordance with the spirit and intent of the DDA. These items are considered industry best practice and are provided for Client consideration.


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AMENDMENTS				DESCRIPTION
REV	BY	DATE	ISSUED FOR INFORMATION	
A	AC	11/05/2021		




**HANSEN YUNGKEN**  
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(02) 9241 4188  
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NORMAN DISNEY & YOUNG  
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HYDRAULICS  
NORMAN DISNEY & YOUNG  
(02) 9928 6800  
MECHANICAL & ESD  
STEENSEN VARMING  
(02) 9967 2200



**NSW**  
GOVERNMENT  
**Education**

**LANDSCAPE ARCHITECT**  
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RCA  
GROUP DLA  
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ACCESSIBILITY  
JAZ BUILDING CONSULTANTS  
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ACOUSTIC  
WHITE NOISE ACOUSTICS  
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**PEDAVOLI ARCHITECTS PTY LTD**  
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ULTIMO NSW 2007 AUSTRALIA  
TEL: +61 2 9291 0000  
WEB: WWW.SP-H.COM.AU  
NOMINATED ARCHITECT:  
VINCE PEDAVOLI  
NSW REG. No. 5045



**PEDAVOLI**  
ARCHITECTS

**NEW PRIMARY SCHOOL IN GOOGONG**  
GORMAN DRIVE, GOOGONG NSW 2620  
DRAWING NAME  
**BUILDING B - FIRST FLOOR - FURNITURE PLAN**


SCALE 1:100 @ A1

11 MAY 2021

DRAWING NUMBER	PROJECT	DISCIPLINE	PHASE	TYPE	SERIES NUMBER	REVISION
GOOG - ARC - SD - DWG - 02_502	GOOG	ARC	SD	DWG	02_502	A



12/05/2021 10:24:04 AM



Ref: GOOG-DD-SSDA-DWG-0002

Access Comments

Reviewed by: Kerry Cheah

Date: 14/05/2021

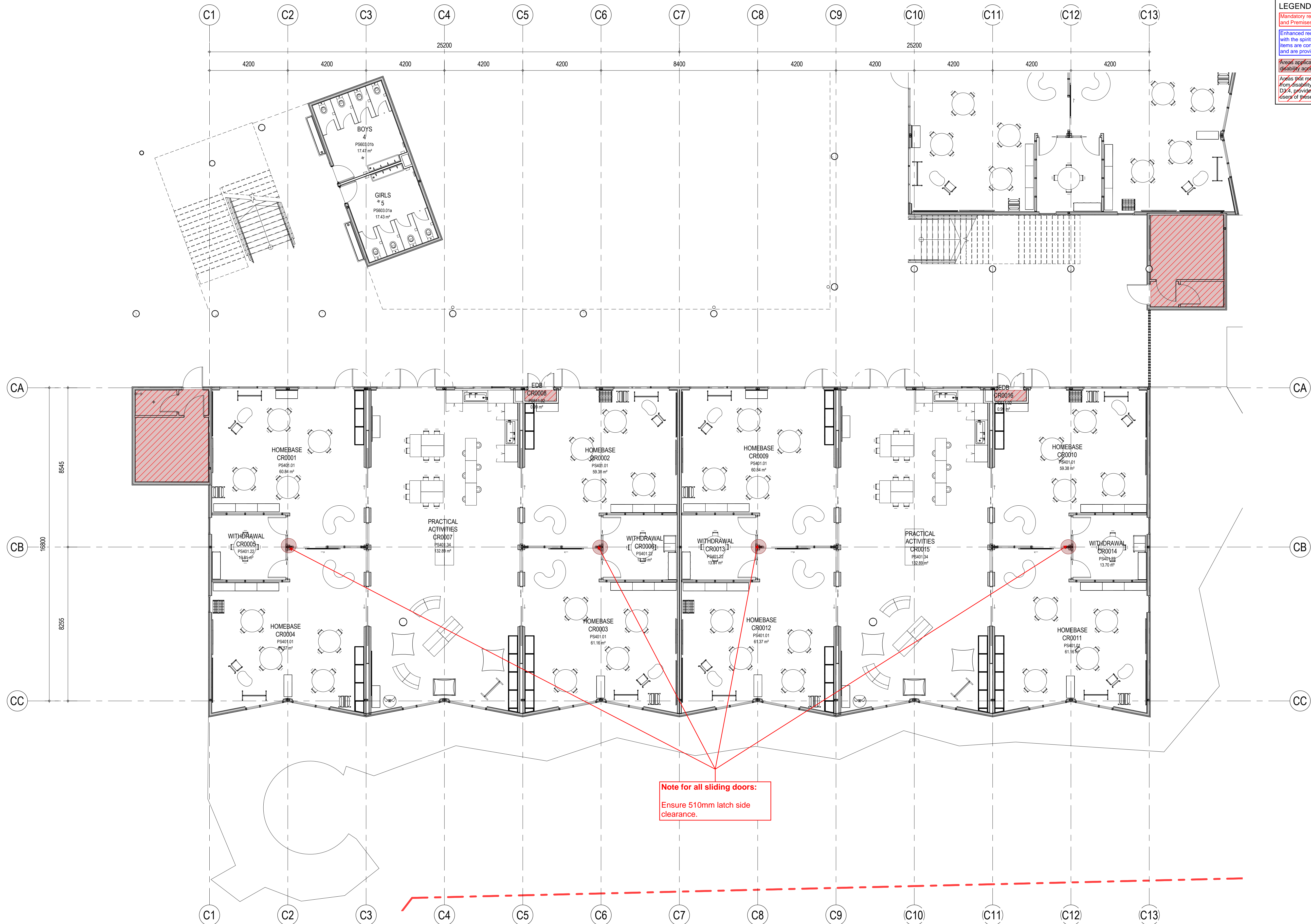
LEGEND

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AMENDMENTS			
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NSW GOVERNMENT

Education

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PEDAVOLI ARCHITECTS

GOOGONG

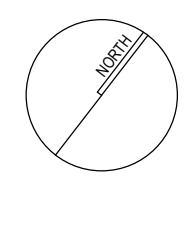
NEW PRIMARY SCHOOL IN GOOGONG

GORMAN DRIVE, GOOGONG NSW 2620

DRAWING NAME

BUILDING C - GROUND FLOOR - FURNITURE PLAN


PROJECT NORTH



SCALE 1:100 @ A1				
11 MAY 2021				
DRAWING NUMBER	PHASE	TYPE	SERIES NUMBER	REVISION
GOOG - ARC - SD - DWG - 03_501				A



12/05/2021 10:24:42 AM



**JAZ**  
BUILDING CONSULTANTS

Ref: GOOG-DD-SSDA-DWG-0002  
Access Comments  
Reviewed by: Kerry Cheah  
Date: 14/05/2021

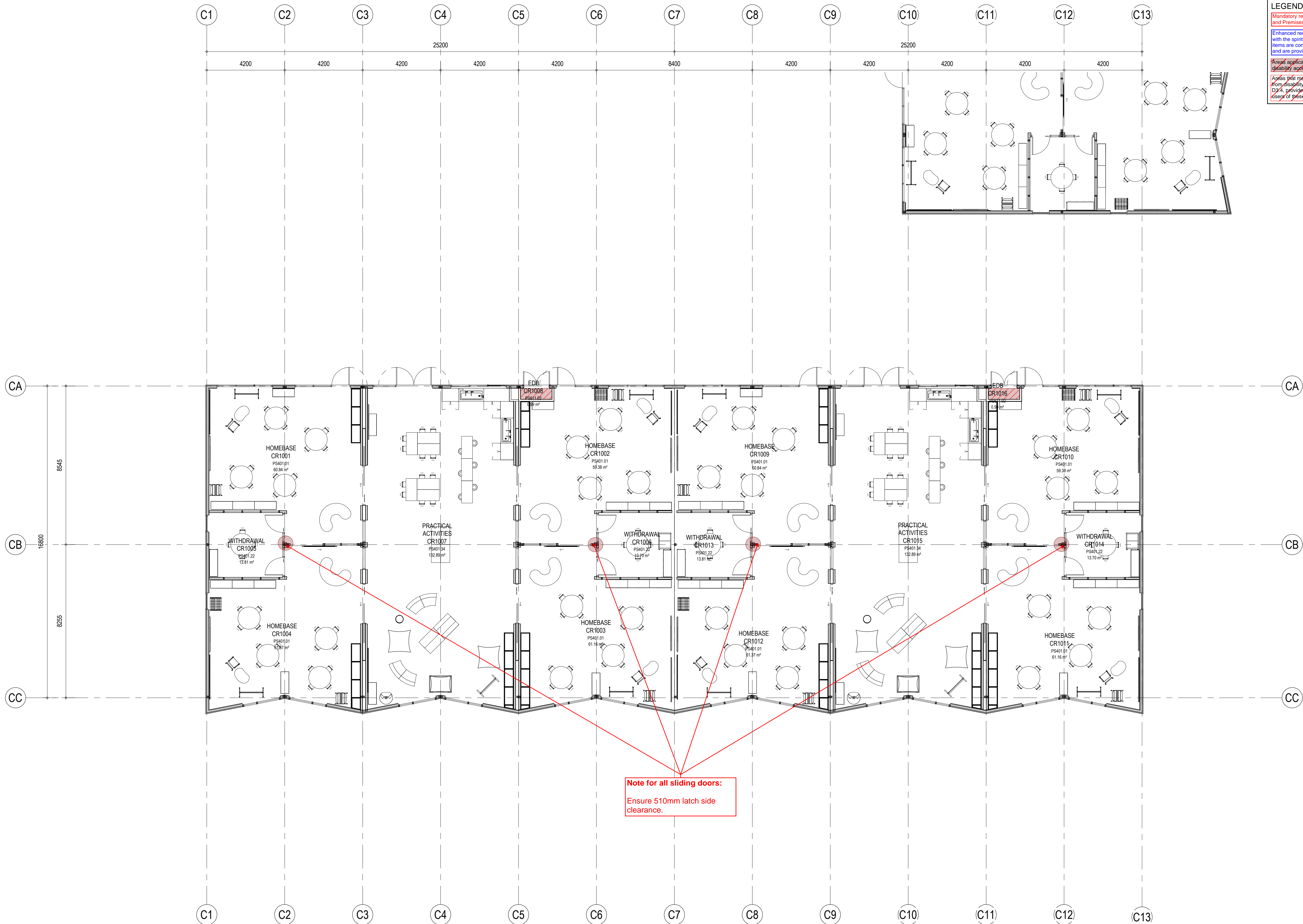
**LEGEND**

Mandatory requirements under the BCA 2019 and Premises Standards.

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AMENDMENTS			
REV	BY	DATE	DESCRIPTION
A	AC	11/05/2021	ISSUED FOR INFORMATION



**HANSEN YUNGKEN**



**NSW**  
GOVERNMENT

**Education**

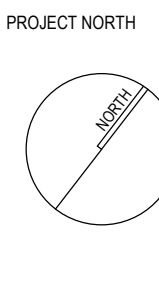
STRUCTURAL & CIVIL NORTHROP (02) 9241 4188 ELEC, ICT, AV, FIRE & SEC NORMAN DISNEY & YOUNG (02) 9928 6800	LANDSCAPE ARCHITECT TAYLOR BRAMMER LANDSCAPE ARCH. (02) 4267 5088 RCA GROUP DLA (02) 8355 3160	PEDAVOLI ARCHITECTS PTY LTD LEVEL 2, 458-468 WATTLE STREET ULTIMO NSW 2057 AUSTRALIA TEL: +61 2 9291 0000 WEB: WWW.SP-H.COM.AU
HYDRAULICS NORMAN DISNEY & YOUNG (02) 9928 6800	ACCESSIBILITY JAZ BUILDING CONSULTANTS (03) 9108 6198	NOMINATED ARCHITECT: VINCE PEDAVOLI NSW REG. No. 5045
MECHANICAL & ESD STEENSEN WARMING (02) 9967 2200	ACOUSTIC WHITE NOISE ACOUSTICS 1800 476 573	

PROJECT NORTH





**PEDAVOLI**  
ARCHITECTS

<b>NEW PRIMARY SCHOOL IN GOOGONG</b> GORMAN DRIVE, GOOGONG NSW 2620			
DRAWING NAME			
<b>BUILDING C - FIRST FLOOR - FURNITURE PLAN</b>			

PROJECT NORTH


SCALE: 1:100 @ A1			
11 MAY 2021			
DRAWING NUMBER	PHASE	TYPE	REVISION
GOOG - ARC - SD - DWG - 03_502			<b>A</b>

12/05/2021 10:27:25 AM



**JAZ**  
BUILDING CONSULTANTS

Ref: GOOG-DD-SSDA-DWG-0002  
Access Comments  
Reviewed by: Kerry Cheah  
Date: 14/05/2021

LEGEND

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AMENDMENTS			DATE	DESCRIPTION
REV	BY	AC		
A	AC		29/04/2021	ISSUED FOR INFORMATION

NOTES:


- FOR EXTENT OF APPLIED WALL FINISHES REFER TO DETAILED ROOM LAYOUT DRAWINGS.
- REFER TO MATERIALS, FINISHES AND COLOURS SCHEDULE FOR ALL FINISHES AND PAINT COLOURS.



**HANSEN YUNGKEN**



STRUCTURAL & CIVIL NORTHROP (02) 9241 4188 ELEC, HOT, AIR FIRE & SEC RCA NORMAN DISNEY & YOUNG (02) 9928 6800	LANDSCAPE ARCHITECT TAYLOR BRAMMER LANDSCAPE ARCH. (02) 4267 5088 RCA GROUP DLA (02) 8355 3160	PEDAVOLI ARCHITECTS PTY LTD LEVEL 2, 458-468 WATTLE STREET ULTIMO NSW 2007 AUSTRALIA TEL: +61 2 9291 0000 WEB: WWW.PDAVOLI.COM.AU NOMINATED ARCHITECT: VINCE PEDAVOLI NSW REG. No. 5045
ACCESSIBILITY JAZ BUILDING CONSULTANTS (03) 9108 6198 MECHANICAL & ESD STEENSEN WARMING (02) 9967 2200	ACOUSTIC WHITE NOISE ACOUSTICS 1800 478 573	



**PEDAVOLI**  
ARCHITECTS

NEW PRIMARY SCHOOL IN  
GOOGONG  
GORMAN DRIVE, GOOGONG NSW 2620

DRAWING NAME

BUILDING D - GROUND FLOOR -  
FURNITURE PLAN

SCALE: 1:100 @ A1				
11 MAY 2021				
DRAWING NUMBER	PHASE	TYPE	SERIES NUMBER	REVISION
GOOG - ARC - SD - DWG -	04	501		A