

LEGEND

SITE BOUNDARY

MAXIMUM PLANNING ENVELOPE

AMBULANCE

SECONDARY AMBULANCE

SERVICE VEHICLES

GENERAL PUBLIC + PARKING

PUBLIC EMERGENCY SET-DOWN

STAFF CARPARKING

N

COPYRIGHT

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHT AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

DIMENSIONS

USE FIGURED DIMENSIONS. DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS

SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN. THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL ALLOCATIONS, SERVICING, LOADING AND ACCESS CLEARANCES AND WHERE APPROPRIATE SERVICES REQUIREMENTS, HAVING DUE REGARD FOR SURROUNDING FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL SCHEDULE AND DESIGN PROVISIONS IN THE MODEL. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAS NOT BEEN REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

SERVICE POINTS DISCLAIMER

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET-OUT PURPOSES ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

ISSUED FOR INFORMATION

ARCHITECTS

STH

BATESSMART.

LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 561 289 057 PH: (02) 8299 4500  
email: syd@batesmart.com.au

43 BRISBANE STREET,  
SURREY HILLS, NSW 2010  
PH: (02) 8384 5100  
email: nola@sth.com.au

THIS ARCHITECTURAL DESIGN IS THE COPYRIGHT OF SILVER THOMAS HANLEY AND BATES SMART AND SHALL NOT BE REPRODUCED WITHOUT THEIR WRITTEN PERMISSION

PROJECT MANAGER

TSA

MANAGEMENT

CLIENT

NSW GOVERNMENT

Health Infrastructure

Health Northern NSW Local Health District

PROJECT

TWEED VALLEY HOSPITAL

771 Cudgen Road, Cudgen

DRAWING TITLE

MASTERPLAN

VEHICULAR ACCESS

SCALE

0

10

20

50

100

METRES

DATE

19/09/2018

DRAWN BY

CE

CHECKED

MH

PROJECT No

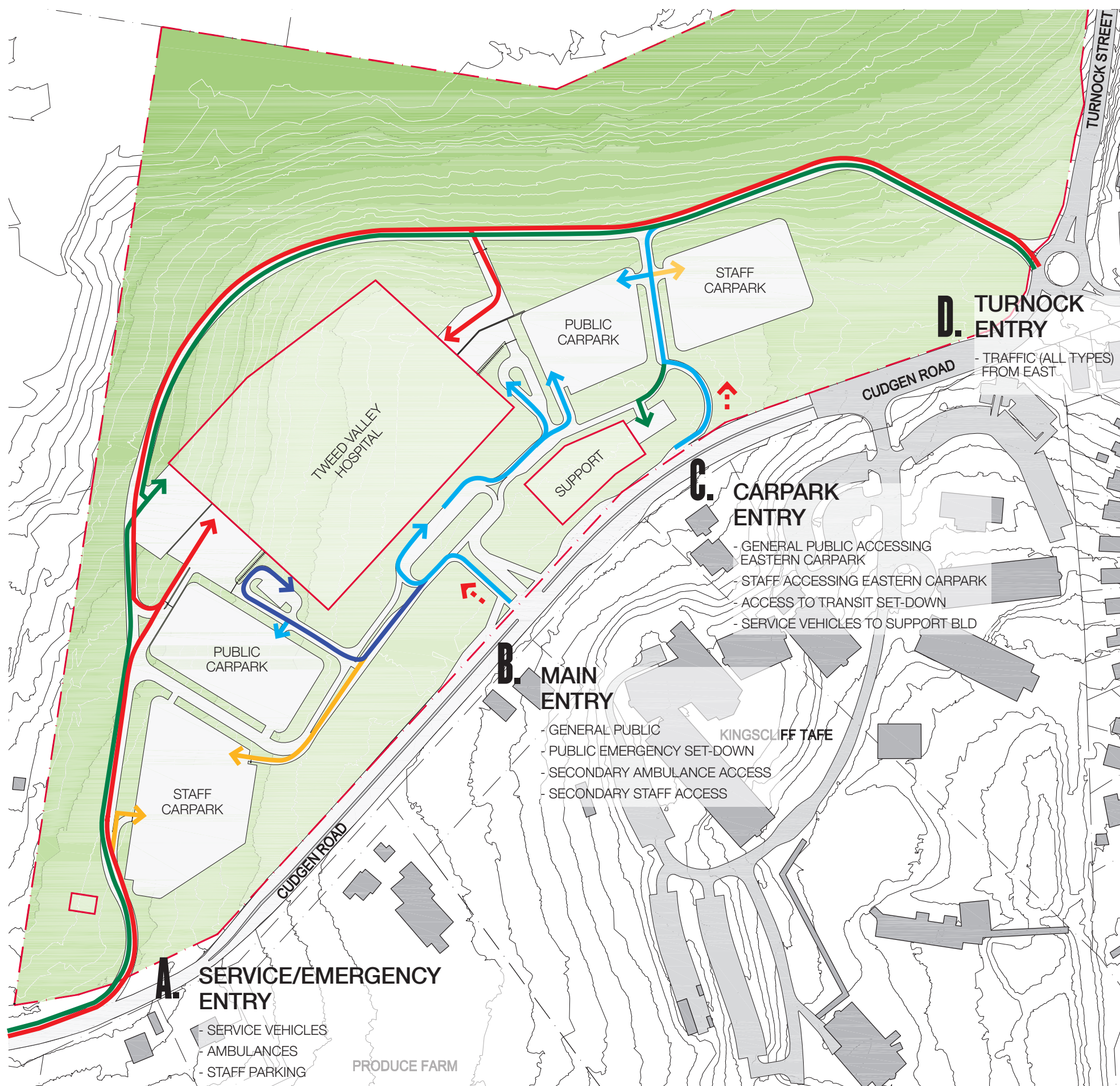
10363

DRAWING No

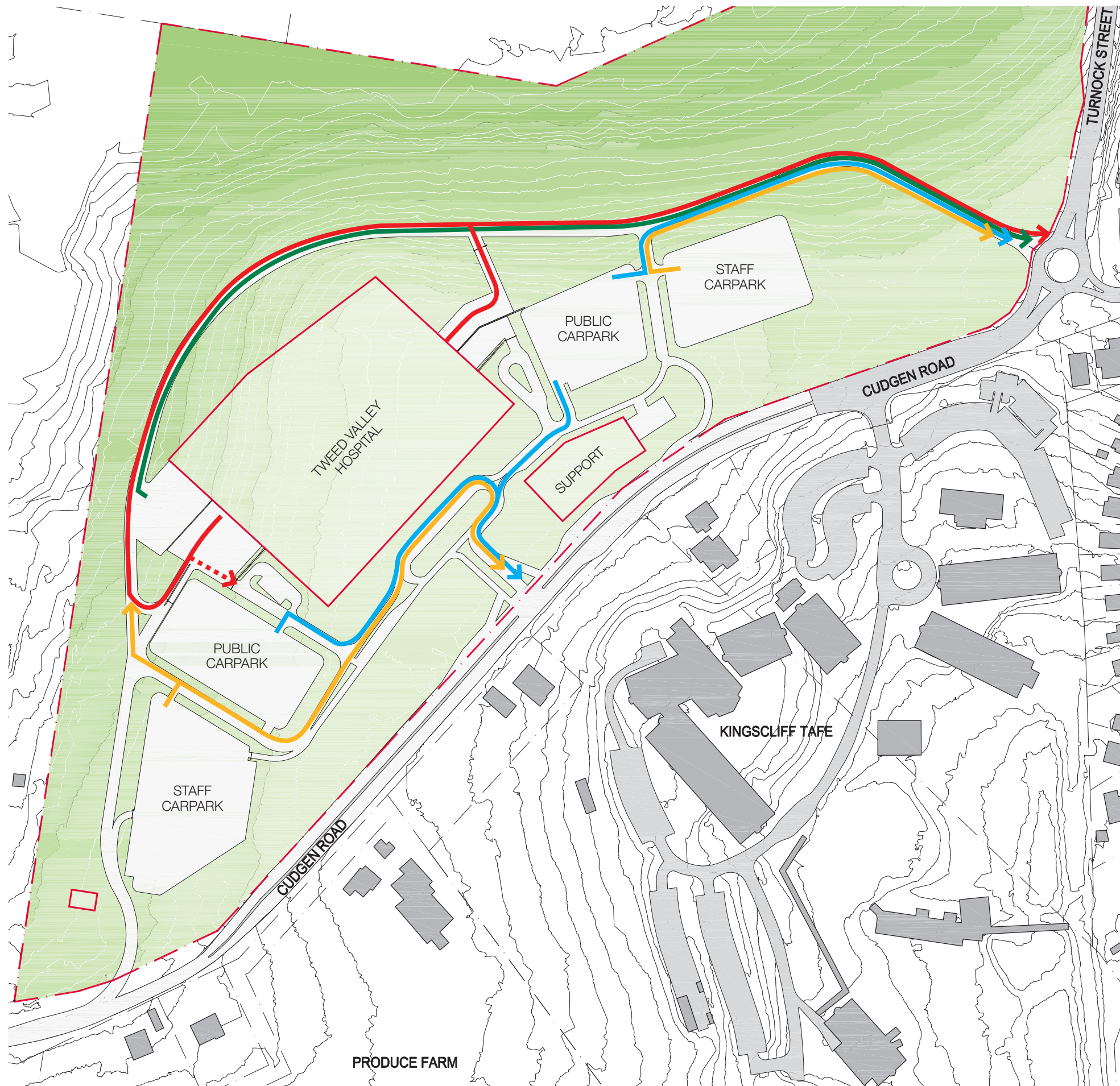
AR-SKE-10-007

REVISION

01







**LEGEND**

SITE BOUNDARY

MAXIMUM PLANNING ENVELOPE

AMBULANCE

SECONDARY AMBULANCE

SERVICE VEHICLES

GENERAL PUBLIC + PARKING

STAFF CARPARKING

N

**COPYRIGHT**

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHT AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

**DIMENSIONS**

USE FIGURED DIMENSIONS. DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

**FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS**

SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN. THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL ALLOCATIONS, SERVICING, LOADING AND ACCESS CLEARANCES AND WHERE APPROPRIATE SERVICES REQUIREMENTS, HAVING DUE REGARD FOR SURROUNDING FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL SCHEDULE AND DESIGN PROVISIONS IN THE MODEL. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAS NOT BEEN REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

**SERVICE POINTS DISCLAIMER**

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET-OUT PURPOSES ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

**ISSUED FOR INFORMATION**

ARCHITECTS

STH

BATESSMART.

LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 561 289 057 PH: (02) 8299 4500  
email: syd@batesmart.com.au

43 BRISBANE STREET,  
SURRY HILLS, NSW 2010  
PH: (02) 8384 5100  
email: nola@sth.com.au

PROJECT MANAGER

TSA

MANAGEMENT

CLIENT

NSW GOVERNMENT

Health Infrastructure

Health Northern NSW Local Health District

PROJECT

TWEED VALLEY HOSPITAL

771 Cudgen Road, Cudgen

DRAWING TITLE

MASTERPLAN

VEHICULAR EGRESS

SCALE

0 10 20 50 100

METRES

DATE

19/09/2018

DRAWN BY

CE

CHECKED

MH

PROJECT No

10363

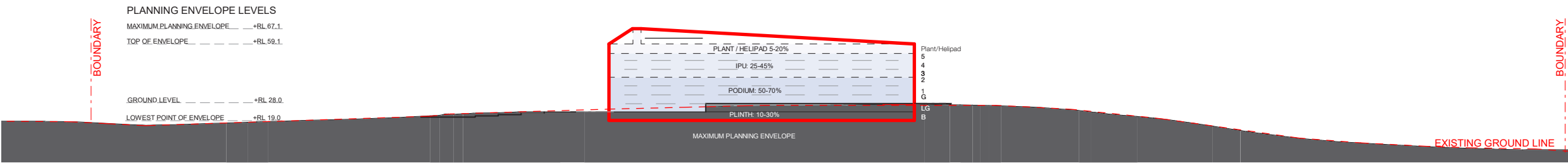
DRAWING No

AR-SKE-10-008

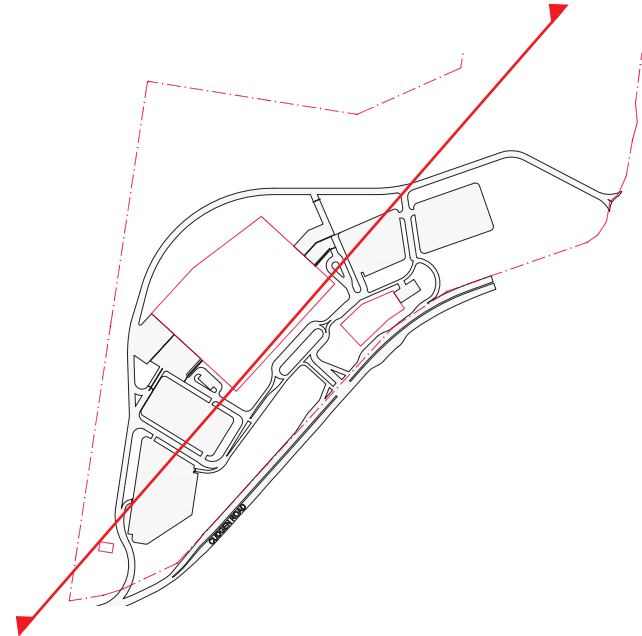
REVISION

01





SOUTH EAST ELEVATION



LEGEND

MAXIMUM PLANNING ENVELOPE

ANTICIPATED DENSITY OF ENVELOPE

- PLINTH - 10-30%
- PODIUM - 50-70%
- IPU - 25-45%
- PLANT - 5-20%

NOTE: MAXIMUM ENVELOPE DOES NOT REPRESENT BUILDING FORM

COPYRIGHT

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHT AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

DIMENSIONS

USE FOURED DIMENSIONS. DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS

SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN. THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL ALLOCATIONS, SERVICING, LOADING AND ACCESS CLEARANCES AND WHERE APPROPRIATE SERVICES REQUIREMENTS, HAVING DUE REGARD FOR SURROUNDING FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL SCHEDULE AND DESIGN PROVISIONS IN THE MODEL. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAS NOT BEEN REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

SERVICE POINTS DISCLAIMER

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET-OUT PURPOSES ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

ISSUED FOR INFORMATION

ARCHITECTS



LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 261 261 057 PH: (02) 8299 4500  
email: syd@batesmart.com.au

43 BRISBANE STREET,  
SURRY HILLS, NSW 2010  
PH: (02) 8384 5100  
email: nats@sth.com.au

THIS ARCHITECTURAL DESIGN IS THE COPYRIGHT OF SILVER THOMAS HANLEY AND BATES SMART AND SHALL NOT BE REPRODUCED WITHOUT THEIR WRITTEN PERMISSION

PROJECT MANAGER



CLIENT



PROJECT

TWEED VALLEY HOSPITAL  
771 Cudgen Road, Cudgen

DRAWING TITLE

SOUTH-EAST ELEVATION

SCALE



DATE 20/10/2018 DRAWN BY SL CHECKED AB

PROJECT No 10363 DRAWING No AR-SKE-50-101 REVISION 05



LEGEND

MAXIMUM PLANNING ENVELOPE

ANTICIPATED DENSITY OF ENVELOPE

- PLINTH - 10-30%
- PODIUM- 50-70%
- IPU - 25-45%
- PLANT - 5-20%

NOTE: MAXIMUM ENVELOPE DOES NOT REPRESENT BUILDING FORM

COPYRIGHT

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHT AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

DIMENSIONS

USE FIGURED DIMENSIONS. DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS

SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN. THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL ALLOCATIONS, SERVICING, LOADING AND ACCESS CLEARANCES AND WHERE APPROPRIATE SERVICES REQUIREMENTS, HAVING DUE REGARD FOR SURROUNDING FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL SCHEDULE AND DESIGN PROVISIONS IN THE MODEL. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAS NOT BEEN REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

SERVICE POINTS DISCLAIMER

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET-OUT PURPOSES ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

ISSUED FOR INFORMATION

ARCHITECTS



LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 261 269 057 PH: (02) 8299 4500  
email: syd@batesmart.com.au

43 BRISBANE STREET,  
SURRY HILLS, NSW 2010  
PH: (02) 8384 5100  
email: nats@sth.com.au

THIS ARCHITECTURAL DESIGN IS THE COPYRIGHT OF SILVER THOMAS HANLEY AND BATES SMART AND SHALL NOT BE REPRODUCED WITHOUT THEIR WRITTEN PERMISSION

PROJECT MANAGER



CLIENT



PROJECT

TWEED VALLEY HOSPITAL  
771 Cudgen Road, Cudgen

DRAWING TITLE

NORTH-WEST ELEVATION

SCALE



DATE

20/10/2018

DRAWN BY

SL

CHECKED

AB

PROJECT No

10363

DRAWING No

AR-SKE-50-201

REVISION

05

PLANNING ENVELOPE LEVELS

MAXIMUM PLANNING ENVELOPE — +RL 67.1

TOP OF ENVELOPE — — — — — +RL 59.1

GROUND LEVEL — — — — — +RL 28.0

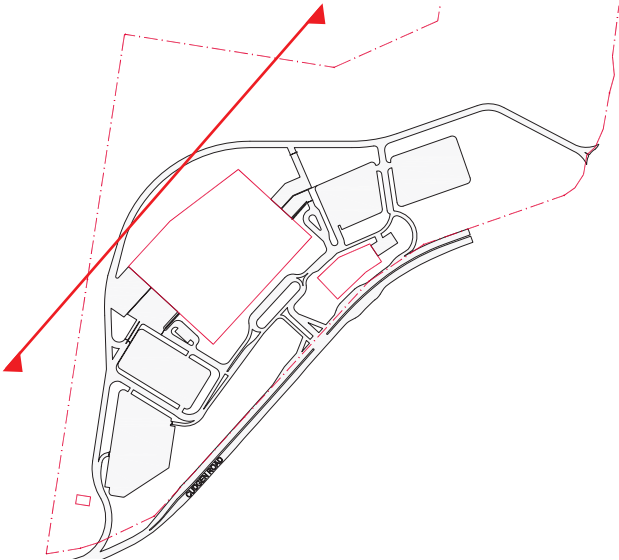
LOWEST POINT OF ENVELOPE — — — — — +RL 19.0

BOUNDARY

BOUNDARY

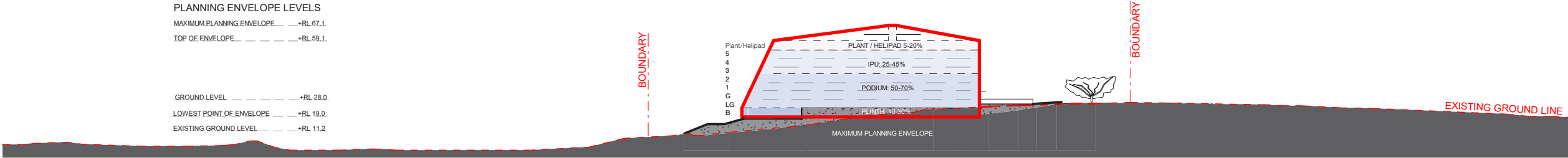
EXISTING GROUND LINE

NORTH WEST ELEVATION

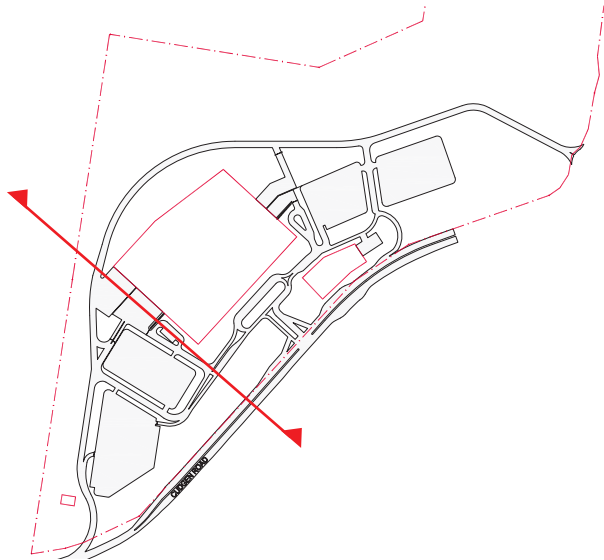




PLANNING ENVELOPE LEVELS  
MAXIMUM PLANNING ENVELOPE ——— +RL 67.1  
TOP OF ENVELOPE ——— +RL 59.1  
  
GROUND LEVEL ——— +RL 28.0  
LOWEST POINT OF ENVELOPE ——— +RL 19.0  
EXISTING GROUND LEVEL ——— +RL 11.2



SOUTH WEST ELEVATION



LEGEND

MAXIMUM PLANNING ENVELOPE

ANTICIPATED DENSITY OF ENVELOPE

- PLINTH - 10-30%
- PODIUM - 50-70%
- IPU - 25-45%
- PLANT - 5-20%

NOTE: MAXIMUM ENVELOPE DOES NOT REPRESENT BUILDING FORM

COPYRIGHT

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHT AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

DIMENSIONS

USE FOURED DIMENSIONS. DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS

SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN. THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL ALLOCATIONS, SERVICING, LOADING AND ACCESS CLEARANCES AND WHERE APPROPRIATE SERVICES REQUIREMENTS, HAVING DUE REGARD FOR SURROUNDING FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL SCHEDULE AND DESIGN PROVISIONS IN THE MODEL. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAS NOT BEEN REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

SERVICE POINTS DISCLAIMER

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET-OUT PURPOSES ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

ISSUED FOR INFORMATION

ARCHITECTS



LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 261 261 057 PH: (02) 8299 4500  
email: syd@batesmart.com.au

43 BRISBANE STREET,  
SURRY HILLS, NSW 2010  
PH: (02) 8384 5100  
email: nats@sth.com.au

THIS ARCHITECTURAL DESIGN IS THE COPYRIGHT OF SILVER THOMAS HANLEY AND BATES SMART AND SHALL NOT BE REPRODUCED WITHOUT THEIR WRITTEN PERMISSION

PROJECT MANAGER



CLIENT



PROJECT

TWEED VALLEY HOSPITAL  
771 Cudgen Road, Cudgen

DRAWING TITLE

SOUTH-WEST ELEVATION

SCALE



DATE 20/10/2018 DRAWN BY SL CHECKED AB

PROJECT No 10363 DRAWING No AR-SKE-50-301 REVISION 05



**MAXIMUM PLANNING ENVELOPE**

- PLINTH - 10-30%
- PODIUM- 50-70%
- IPU - 25-45%
- PLANT - 5-20%

**COPYRIGHT**

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHTED AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

## DIMENSIONS

USE FIGURED DIMENSIONS, DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

## FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS

SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF  
FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN,  
THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL  
ALLOCATIONS, SERVICES, LOADING AND ACCESS CLEARANCES AND WHERE  
SPECIAL SERVICES PROVIDER SPECIFICATIONS, SCHEDULES, MATERIALS, FINISHES,  
FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT  
WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING  
THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL SCHEDULE AND DESIGN  
PROVISIONS IN THE MODE. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE  
PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAD NOT BEEN  
REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

### SERVICE POINTS DISCLAIMER

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET OUT FOR YOUR REFERENCE ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

## — ARCHITECTS —



LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 561 269 057 PH: (02) 8299 4600  
email [syd@batessmart.com.au](mailto:syd@batessmart.com.au)

43 BRISBANE STREET,  
SURRY HILLS, NSW 2010  
PH: (02) 8354 5100  
email natalie@sth.com.au

THIS ARCHITECTURAL DESIGN IS THE COPYRIGHT OF SILVER THOMAS HANLEY AND BATES SMART AND SHALL NOT BE REPRODUCED WITHOUT THEIR WRITTEN PERMISSION

— PROJECT MANAGER —



— CLIENT



— PROJECT —

**TWEED VALLEY HOSPITAL**  
771 Cudgen Road, Cudgen

— DRAWING TITLE —

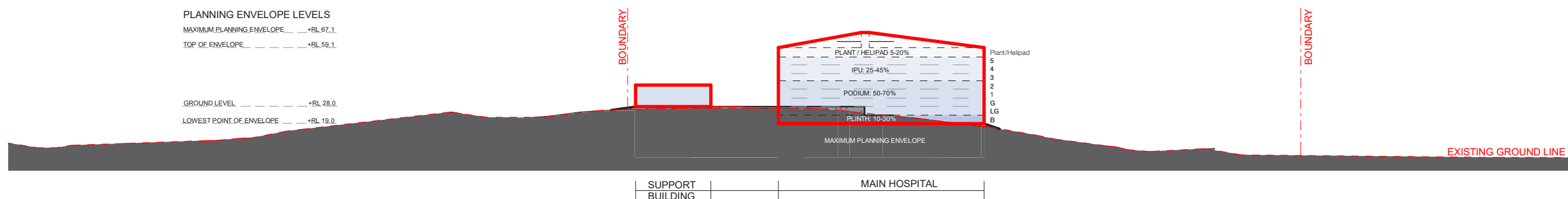
NORTH-EAST ELEVATION

— SCALE —

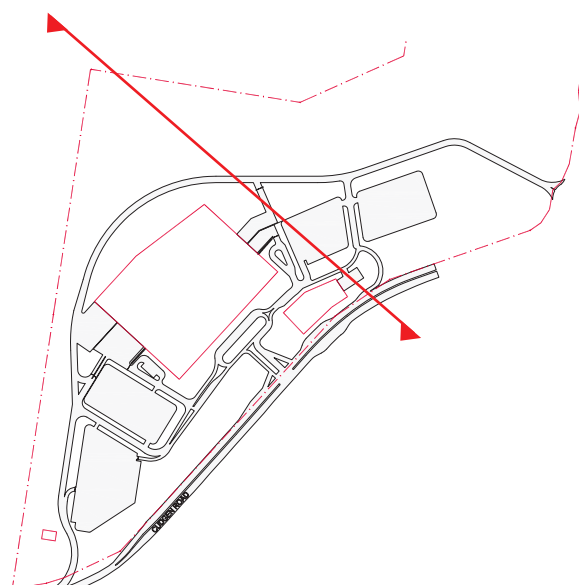


DATE 20/10/2018 DRAWN BY SL CHECKED AB

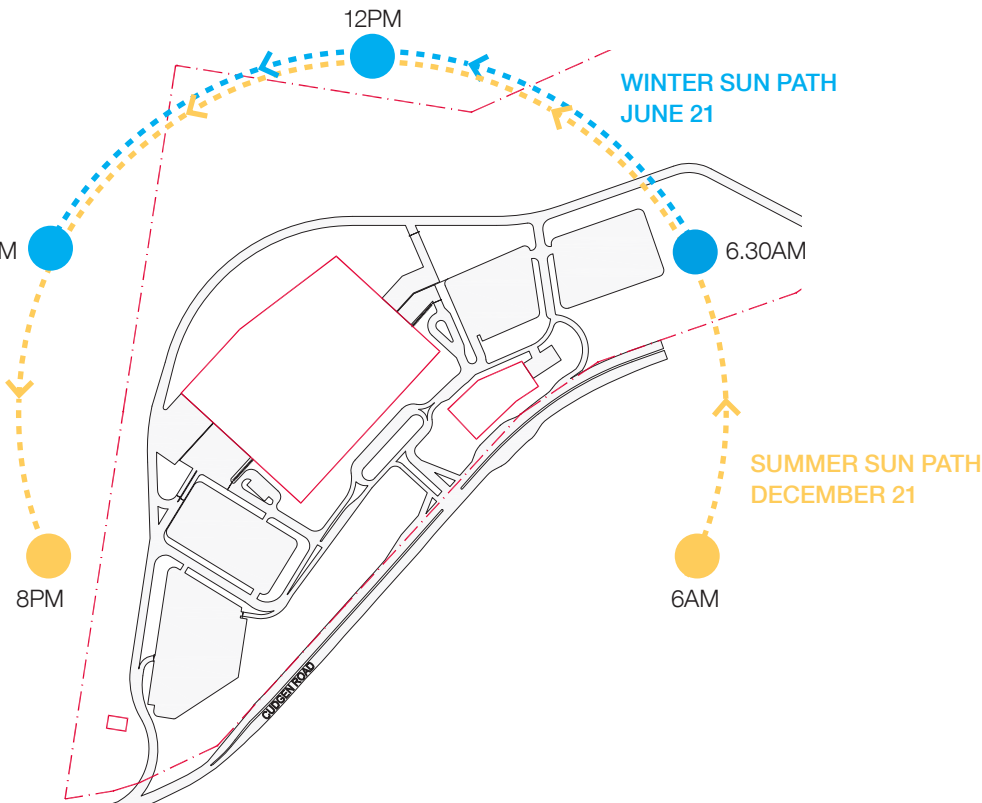
PROJECT No	DRAWING No	REVISION
10363	AR-SKE-50-401	05



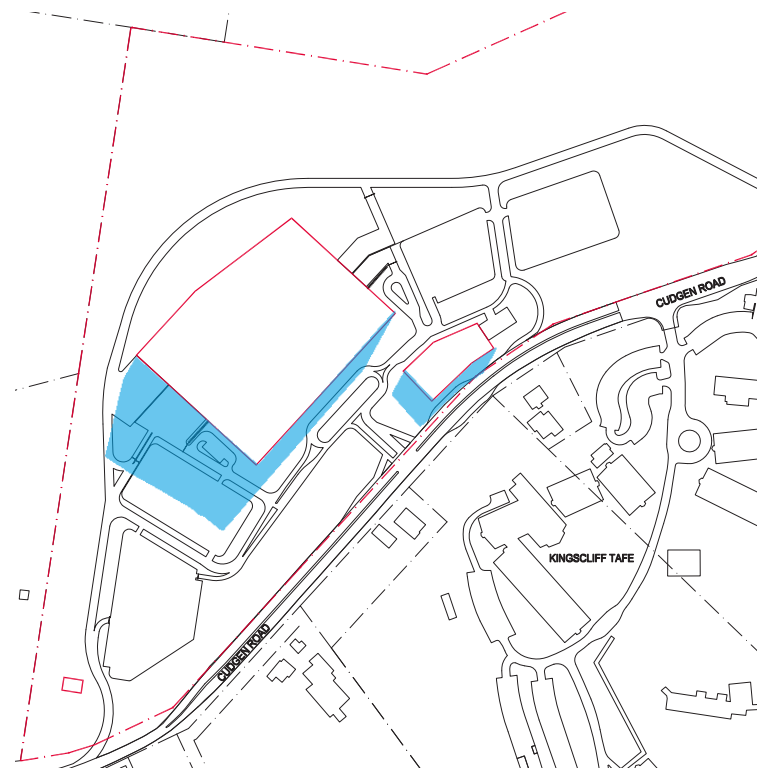
NORTH EAST ELEVATION



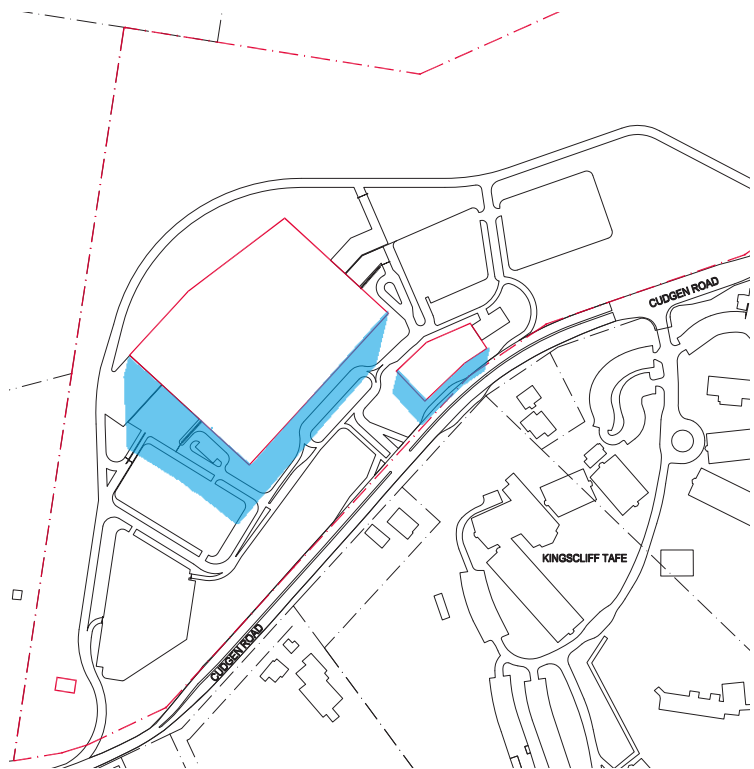




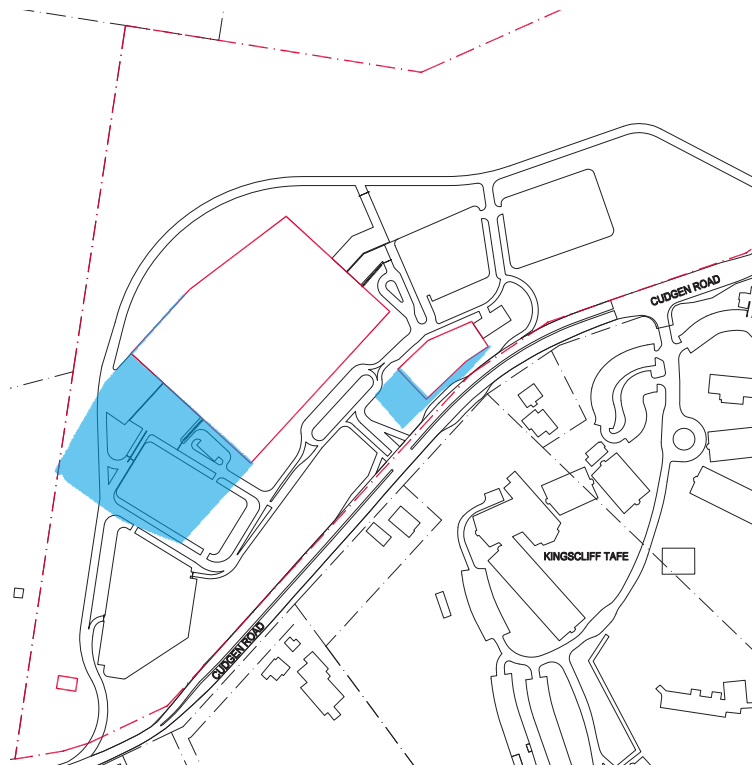
SUN PATH DIAGRAM



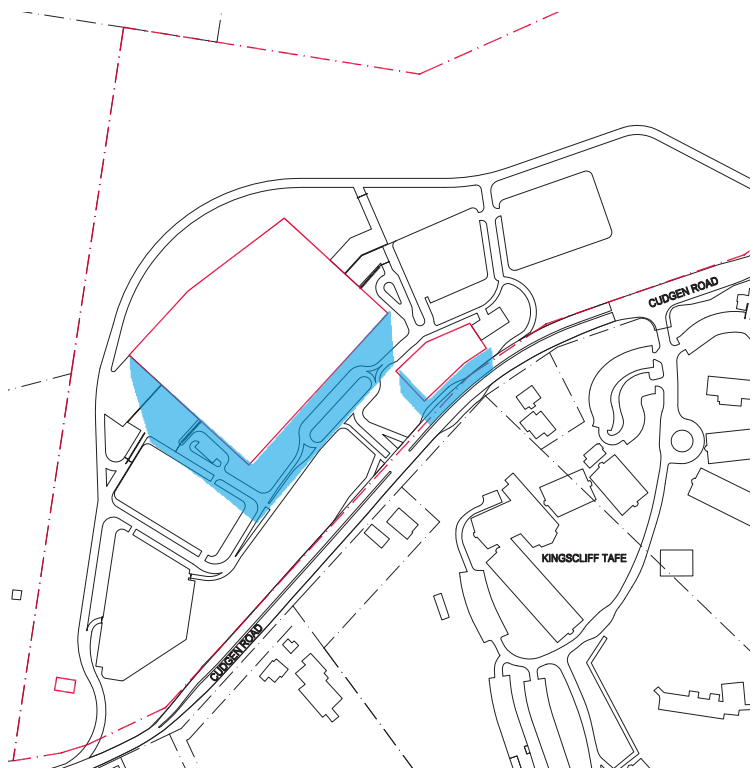
10AM - JUNE 21



11AM - JUNE 21



9AM - JUNE 21



12PM - JUNE 21

NOTES  
SUN PATH DIAGRAM IS A REPRESENTATION ONLY  
SHADOWS ARE APPROXIMATE ONLY

LEGEND

- SITE BOUNDARY
- MAXIMUM PLANNING ENVELOPE
- SHADOWS CAST BY MAXIMUM PLANNING ENVELOPE



COPYRIGHT

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHT AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

DIMENSIONS

USE FOURED DIMENSIONS. DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS

SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN. THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL ALLOCATIONS, SERVICING, LOADING AND ACCESS CLEARANCES AND WHERE APPROPRIATE SERVICES REQUIREMENTS, HAVING DUE REGARD FOR SURROUNDING FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL, SCHEDULE AND DESIGN PROVISIONS IN THE MODEL. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAS NOT BEEN REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

SERVICE POINTS DISCLAIMER

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET-OUT PURPOSES ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

ISSUED FOR INFORMATION

ARCHITECTS



LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 561 269 057 PH: (02) 8299 4600  
email: syd@batesmart.com.au

43 BRISBANE STREET,  
SURRY HILLS, NSW 2010  
PH: (02) 8384 5100  
email: nola@sth.com.au

THIS ARCHITECTURAL DESIGN IS THE COPYRIGHT OF SILVER THOMAS HANLEY AND BATES SMART AND SHALL NOT BE REPRODUCED WITHOUT THEIR WRITTEN PERMISSION

PROJECT MANAGER



CLIENT



PROJECT

**TWEED VALLEY HOSPITAL**  
**771 Cudgen Road, Cudgen**

DRAWING TITLE

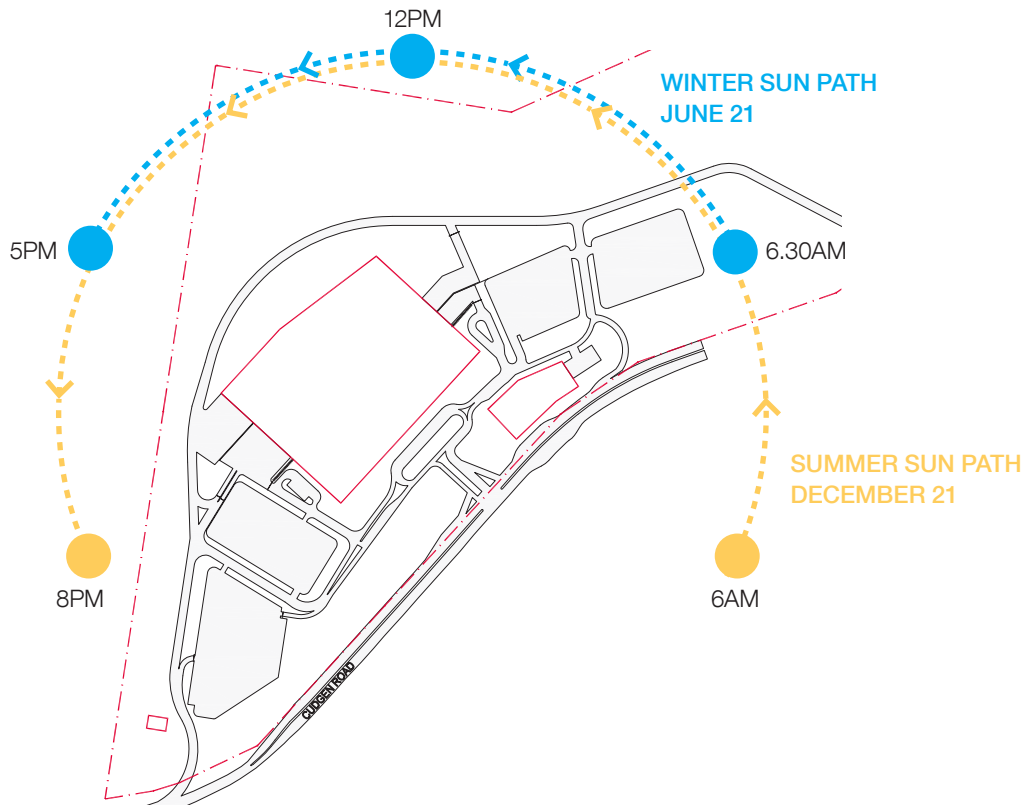
**SHADOW STUDIES (1 of 2)**

SCALE

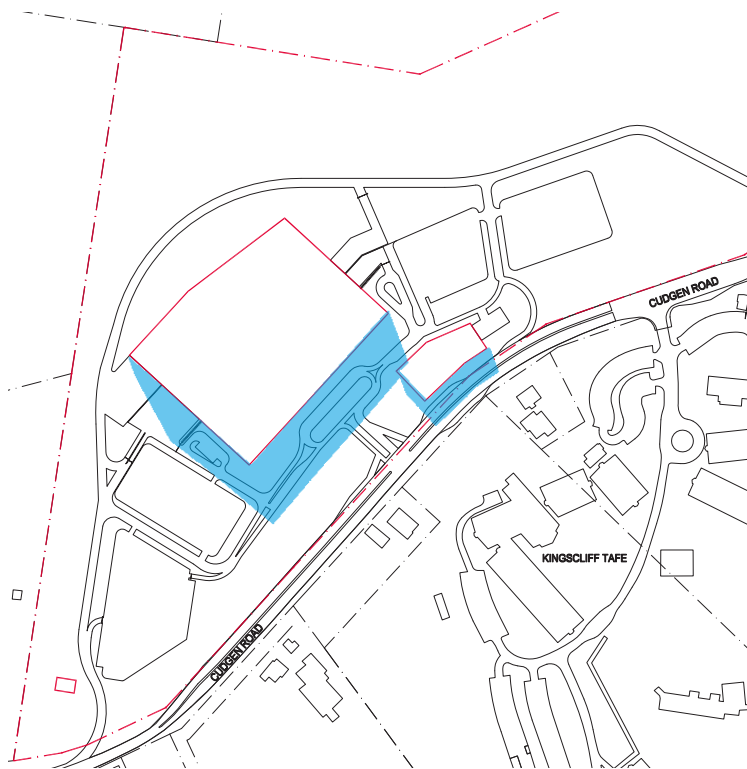
NTS

DATE	DRAWN BY	CHECKED
19/09/2018	CE	MH
PROJECT No	DRAWING No	REVISION
10363	AR-SKE-53-101	01

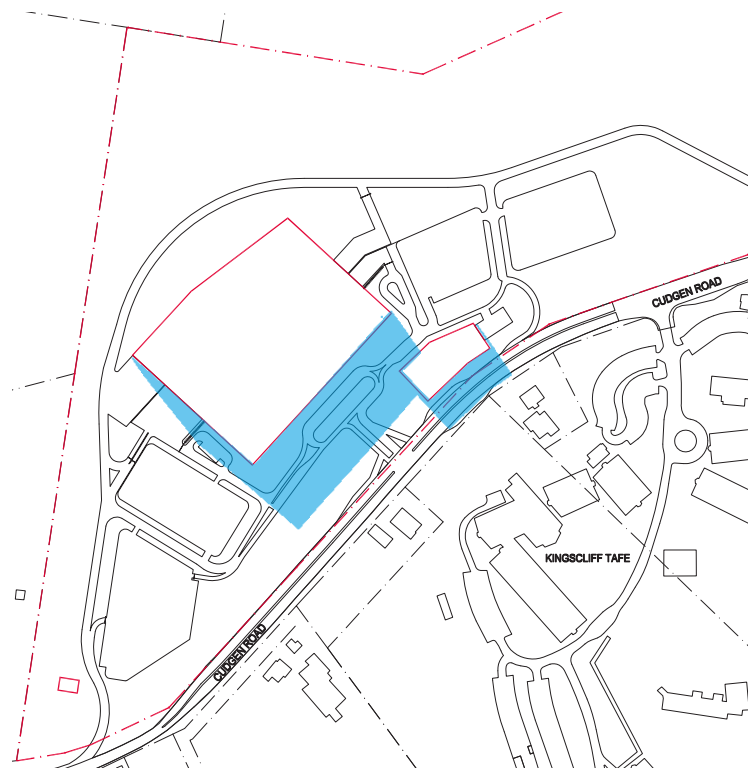




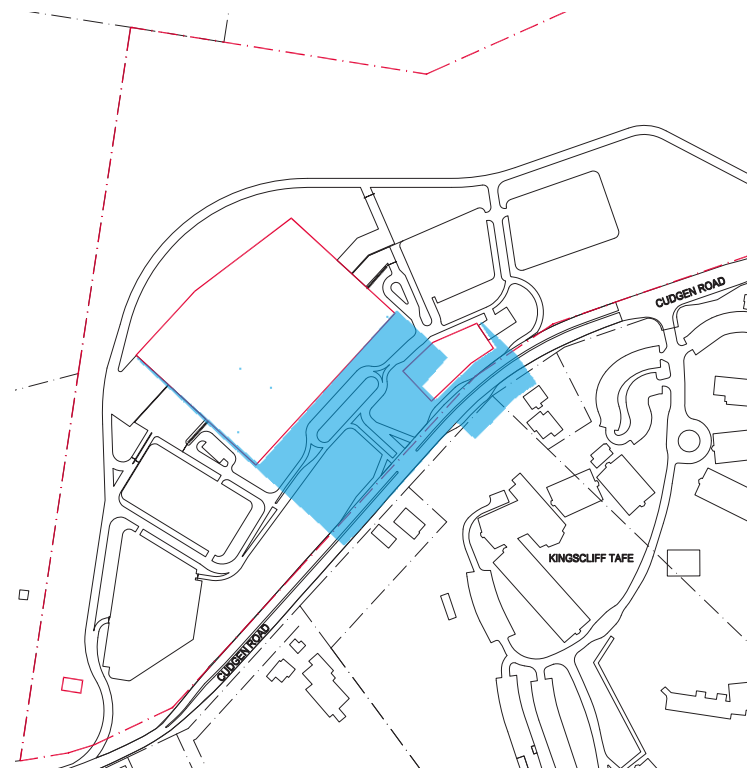
SUN PATH DIAGRAM



1PM - JUNE 21




2PM - JUNE 21





3PM - JUNE 21


NOTES  
SUN PATH DIAGRAM IS A REPRESENTATION ONLY  
SHADOWS ARE APPROXIMATE ONLY

**LEGEND**

**SITE BOUNDARY**

**MAXIMUM PLANNING ENVELOPE**

**SHADOWS CAST BY MAXIMUM PLANNING ENVELOPE**



**COPYRIGHT**

ALL RIGHTS RESERVED. THIS WORK IS COPYRIGHT AND CANNOT BE REPRODUCED OR COPIED IN ANY FORM OR BY ANY MEANS (GRAPHIC, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING) WITHOUT THE WRITTEN PERMISSION OF THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT. ANY LICENCE, EXPRESS OR IMPLIED, TO USE THE DOCUMENT FOR ANY PURPOSE WHATSOEVER IS RESTRICTED TO THE TERMS OF THE AGREEMENT OR IMPLIED AGREEMENT WITH THE PRINCIPAL UNDER THE TERMS OF THE CONTRACT.

**DIMENSIONS**

USE FOURED DIMENSIONS. DO NOT SCALE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON THE SITE BEFORE COMMENCING ANY WORK OR MAKING ANY SHOP DRAWING WHICH MUST BE SUBMITTED AND REVIEWED BEFORE MANUFACTURE.

**FIXTURES, FITTINGS & EQUIPMENT SPECIFICATIONS**


SUBSTITUTE FF&E EQUIPMENT SPECIFICATIONS  
THE FIT-OUT DESIGN AND DOCUMENTATION HAS BEEN COMPLETED ON THE BASIS OF FF&E AND EQUIPMENT ADVISED TO THIS OFFICE AT THE TIME OF BRIEFING THE DESIGN. THE DESIGN PROVISIONS FOR FF&E AND EQUIPMENT INCORPORATES SPATIAL ALLOCATIONS, SERVICING, LOADING AND ACCESS CLEARANCES AND WHERE APPROPRIATE SERVICES REQUIREMENTS. HAVING DUE REGARD FOR SURROUNDING FIXTURES AND FITTINGS, IT SHOULD BE NOTED THAT SUBSTITUTE FF&E OR EQUIPMENT WITH ALTERNATE SPECIFICATIONS SHOULD NOT BE PROCURED PRIOR TO VALIDATING THOSE SPECIFICATIONS AGAINST THE ITEM CONTROL, SCHEDULE AND DESIGN PROVISIONS IN THE MODEL. THIS OFFICE ACCEPTS NO RESPONSIBILITY FOR THE PROCUREMENT OF SUBSTITUTE FF&E AND EQUIPMENT WHICH HAS NOT BEEN REVIEWED AND VALIDATED AGAINST THE ORIGINAL DESIGN PROVISIONS.

**SERVICE POINTS DISCLAIMER**

THE SERVICE POINTS IDENTIFIED ON THESE DRAWINGS HAVE BEEN OVERLAYED FROM THE BUILDING SERVICES ENGINEERING MODEL, AND ARE PROVIDED FOR INFORMATION AND SET-OUT PURPOSES ONLY. WE HAVE BEEN ADVISED BY THE SERVICES ENGINEERS THAT THE POINTS REPRESENTED ON THESE DRAWINGS ARE CORRECT AT THE TIME OF PUBLICATION. THIS OFFICE DOES NOT WARRANT THE ACCURACY OF THIS DATA. REFER TO THE BUILDING SERVICES ENGINEERING DOCUMENTATION FOR THE INSTALLATION OF THE SERVICES POINTS, AND THE INTERFACE BETWEEN THE SERVICES POINTS AND THE RESPECTIVE ENGINEERING SYSTEMS.

**ISSUED FOR INFORMATION**

ARCHITECTS


**BATESSMART.**

LEVEL 4, 89 YORK STREET,  
SYDNEY, NSW, 2000  
ABN: 73 261 261 057 PH: (02) 8229 4500  
email: syd@batesmart.com.au


43 BRISBANE STREET,  
SURRY HILLS, NSW 2010  
PH: (02) 8354 5100  
email: nats@sth.com.au


THIS ARCHITECTURAL DESIGN IS THE COPYRIGHT OF SILVER THOMAS HANLEY AND BATES SMART AND SHALL NOT BE REPRODUCED WITHOUT THEIR WRITTEN PERMISSION


PROJECT MANAGER

**TSA**  
MANAGEMENT

CLIENT

**NSW**  
GOVERNMENT

**Health**  
Infrastructure

**Health**  
Northern NSW  
Local Health District

PROJECT

**TWEED VALLEY HOSPITAL**  
**771 Cudgen Road, Cudgen**

DRAWING TITLE

**SHADOW STUDIES (2 of 2)**

SCALE

NTS

DATE	DRAWN BY	CHECKED
19/09/2018	CE	MH
PROJECT No	DRAWING No	REVISION
10363	AR-SKE-53-102	01