



# Access Review

Meriden School for Girls

SSDA Projects

Report Issue 4 [FINAL]

16/05/19



## Contents

## Contents

3	Introduction
6	Context for Planning & Design
12	Design Review & Recommendations
22	Conclusion

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### Document History:

Issue 1 (Draft): 07/03/19

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## Introduction

## Background

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The proposed State Significant Development Application (SSDA) comprises development on each of the three Meriden School campuses. The primary objective of the proposal is to improve the current school facilities to cater for the increased demand for high quality music teaching and learning spaces, additional administration and student facilities and increasing the playground area in the Junior School Campus.

This review of the design documents for SSDA submission addresses the requirements for access by staff, students and visitors with a disability or who are older, to the proposed new work

The review addresses compliance with the Disability (Access to Premises - Buildings) Standards 2010, Parts D3, E3.6 and F2.4 of the Building Code of Australia 2016 (BCA) and Australian Standards on Access and Mobility.

The proposed works comprise the following:

### **SITE 1: SENIOR SCHOOL CAMPUS – NEW CENTRE FOR MUSIC AND DRAMA**

Demolition of the existing music building located towards the south-western corner of the Senior School Campus, and construction of a new 3-storey building incorporating a new music academy, drama facilities, music teaching rooms and staff facilities. Excavation to a depth of 6m below existing ground level to accommodate practice rooms, a recording studio, instrument storage rooms, staff room and drama performance area.

### **SITE 2: LINGWOOD PREP SCHOOL – NEW ADMINISTRATION AND STUDENT CENTRE:**

Demolition of existing single storey Business Office building and construction of a new 2- storey general student services and administration building. The new building will be designed with maximum flexibility to accommodate a wide range of uses, and to adapt with the demands of the school. This will involve the removal of 6 trees.

### **SITE 3: JUNIOR SCHOOL – NEW LANDSCAPED PLAYGROUND:**

Demolition of the existing residential dwelling at 4 Vernon Street to make way for a new landscaped playground area. This will involve the removal of 3 trees. The existing access and parking arrangements will be retained.



## Introduction

## Accessibility Requirements

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The key issue in the provision of appropriate access to and within the new buildings is the provision of a continuous accessible path of travel:

- (i) from the main points of a pedestrian entry at the allotment boundary;
- (ii) from another accessible building connected by a pedestrian link;
- (iii) from accessible visitor parking to principal building entrances; and
- (iv) to and within areas normally used by the occupants.

We have reviewed the drawings listed to assess the level of accessibility and compliance with the relevant codes, standards and legislation. The designs have been assessed to ensure that equitable and dignified access for people with disabilities can be provided.

In carrying out an accessibility assessment, the main objective is to ensure access is provided through the provision of accessible facilities and continuous paths of travel to and within all appropriate areas of the buildings.

The Building Code of Australia 2016 (BCA) in conjunction with the Disability (Access to Premises - Buildings) Standards 2010 (Premises Standards) apply to new buildings and existing buildings that undergo refurbishment.

The Premises Standards apply to any new part, and any affected part, of an existing building. A part of a building is a new part of the building if it is an extension to the building or a modified part of the building about which an application for approval for the building work is submitted to the competent authority in the State or Territory where the building is located. The definition of 'affected part' of a building is limited to the path of travel between (and including) the principal pedestrian entrance and the new work.

Under the Premises Standards, access must be provided, to the degree necessary, to enable people to approach the building from the road boundary and from any accessible carparking spaces associated with the building; approach the building from any accessible associated building; access work and public spaces, accommodation and facilities for personal hygiene; and to enable identification of access ways at appropriate locations which are easy to find.

Under the BCA 2016 and Premises Standards table D3.1 Requirements for access for people with a disability, access to this new building (class 9b) is required to and within all areas normally used by staff, students and visitors.



## Introduction

### Proposed Work – Centre for Music and Drama

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The proposed building includes:

**Level 2 (Basement):**

- Drama Foyer
- Drama Staff
- Drama Performance Space with retractable seating
- Green Room
- Toilets
- Kitchenette
- Plant Area

**Level 1 (Basement)**

- Instrument Store
- Drama control
- Compactus
- Practice rooms
- Office
- Recording studio
- Music Academy Staffroom
- Music Kitchenette
- Storage

**Level 0 (Ground) (Entrance Level):**

- Main entry
- Entry from Margaret Street
- Classrooms
- Accessible toilet
- Performance / breakout
- Amphitheatre
- Instrument store

**Level 1:**

- Music staffroom
- Kitchenette
- Classrooms
- Practice room
- Classroom / breakout
- Link to Hope Turner Building

**Level 2:**

- Staffroom (soiree)
- Kitchen
- Practice room
- Print room
- Board room
- Meeting room
- Toilets



## Introduction

### Proposed Work – Administration & Student Centre

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The proposed building includes:

#### Ground Floor (Entrance Level):

- Pedestrian entrance from Margaret Street
- Reception
- Business Services – open plan office
- Meeting room - small
- Meeting room - large
- Staff room
- IT services – open plan office
- IT storage
- IT server
- Cleaner cupboard
- 1 x unisex ambulant toilet cubicle
- 1 x unisex accessible toilet and shower

#### Level 1:

- Lounge
- Quiet study area
- Deck
- Kitchen
- Co-ordinator room with toilet which is also an ambulant cubicle
- Lockers
- Unisex accessible sanitary facility
- Unisex toilets including 1 x unisex ambulant toilet cubicle

#### Vertical access:

- Lift and stair access links both levels of the building



## Introduction

### Proposed Work – Junior School Landscaped Playground

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The proposed building work includes:

- Demolition of the existing residential dwelling at 4 Vernon Street to make way for a new landscaped playground area.
- Open astroturf area.
- Brick seating wall with timber bench fixtures.
- New planting.
- New stair and ramp access to the playground area.
- Removal of 3 trees.
- New stair access.
- The existing access and parking arrangements will be retained.



## Context for Planning & Design

### Legislation & Standards

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The new work is subject to access provisions in the following documents:

- Disability (Access to Premises - Buildings) Standards 2010
- The Building Code of Australia (BCA) 2016 parts D3, F2.4 and E3.6
- AS1428.1 (2009) (Incorporating Amendment No 1): Design for access and mobility Part 1: General requirements for access – New building work.
- AS1428.2 (1992) Design for access and mobility Part 2: Enhanced and Additional requirements - Buildings and facilities
- AS1428.4 (2009) (Incorporating Amendment No 1): Design for access and mobility Part 4.1: Means to assist the orientation of people with vision impairment -tactile ground surface indicators
- AS1735.12 (1999) Lifts, escalators and moving walks Part 12: Facilities for persons with disabilities AS1428.4 (1992) Design for access and mobility. Part 4: Tactile ground surface indicators for the orientation of people with vision impairment
- AS2890.6 (2009) Parking Facilities - Off-street parking for people with disabilities
- AS3745 (2009) Planning for Emergencies in Facilities (referenced)
- AS1428.5 (2010) Design for access and mobility Part 5: Communications for people who are deaf or hearing impaired (referenced)
- Australian Human Rights Commission Guideline on the Application of the Premises Standards (2013)
- The Disability Discrimination Act 1992 (DDA)
- Disability Standards for Education 2005



## Context for Planning & Design

### Legislation & Standards

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#### DDA

The objectives of the Disability Discrimination Act 1992 (DDA) – section 23, focus on the provision of equitable, independent and dignified access to services and facilities for people with mobility, sensory and cognitive disabilities. The DDA covers existing premises, including heritage buildings, those under construction and future premises. It extends beyond the building itself to include outdoor spaces and within, to address furniture, fittings and practices.

#### Premises Standards

Disability (Access to Premises - Buildings) Standards (Premises Standards) 2010 which commenced on 01 May 2011, has been incorporated into the BCA (2016) to ensure that access provisions for people with disabilities more fully meet the intent of the DDA.

The Premises Standards apply to any new part, and any affected part, of an existing building. A part of a building is a new part of the building if it is an extension to the building or a modified part of the building about which an application for approval for the building work is submitted, on or after 1 May 2011, to the competent authority in the State or Territory where the building is located.

#### BCA

The Building Code of Australia (BCA)(2016) applies to new buildings and existing buildings that undergo refurbishment. In this report the description of the level of accessibility throughout the new work is generally measured against the Deemed-to-Satisfy Provisions of the BCA, in particular Parts D3 and H2.

#### AS1428 – Standards for Access

The Australian Standards design for access and mobility are a suite of standards relating to the inclusion of features in the built environment that improve access and mobility for people with a disability.

AS1428.1 (2009) sets out minimum requirements for design of buildings and facilities, while AS1428.2 includes enhanced and additional requirements that are not covered in AS1428.1, such as street furniture and reach ranges.

AS1428.4.1 (2009) Design for access and mobility Part 4.1: Means to assist the orientation of people with vision impairment primarily details the requirements for the application of tactile ground surface indicators (TGSIs).

#### Disability Standards for Education 2005

The objects of these standards are:

- to eliminate, as far as possible, discrimination against persons on the ground of disability in the area of education and training; and
- to ensure, as far as practicable, that persons with disabilities have the same rights to equality before the law in the area of education and training as the rest of the community; and
- to promote recognition and acceptance within the community of the principle that persons with disabilities have the same fundamental rights as the rest of the community.

Reasonable adjustment is an adjustment, measure or action (or a group of measures or actions) taken by an education provider that has the effect of assisting a student with a disability.



## Context for Planning & Design

### Management Strategies

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In the existing facilities and proposed new building work it is important, within the limitations of the existing structures, to provide general paths of travel, circulation spaces and accessible facilities, within areas not exempt by the BCA part D3.4, to meet the intent of the Disability Discrimination Act.

In addition to accessible paths of travel, accessible parking and accessible sanitary facilities, it will be necessary to develop operational management strategies that meet the proposed intention to provide equipment and adapt areas within the centre to meet the requirements of specific individuals with a disability.

Operational management strategies are required to meet the specific requirements of visitors, students and staff with a disability whose individual requirements cannot be addressed within the base buildings and existing building facilities. An operational management strategy acknowledges the need to meet full accessibility compliance through the provision of policy strategies. A design that has the potential to be modified as required to suit individuals with a disability is desirable.

Ongoing development of operational management strategies are recommended for the following:

- emergency egress for people with sensory and mobility impairment
- modification of individual work areas to meet individual staff and student requirements

### Documentation

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This assessment is based on a site inspection carried out on 23/01/19 discussion with the design team and review of the following architectural documentation prepared by AJ+C Architects, issued to funktion on 23/04/19 **(Centre for Music & Drama):**

DA0000 COVER SHEET  
DA1000 SITE PLAN  
DA1001 SITE ANALYSIS PLAN  
DA1100 DEMOLITION PLAN  
DA2000 FLOOR PLAN - LEVEL -2 (BASEMENT)  
DA2001 FLOOR PLAN - LEVEL -1 (BASEMENT)  
DA2100 FLOOR PLAN - LEVEL 0 (GROUND)  
DA2101 FLOOR PLAN - LEVEL 1  
DA2102 FLOOR PLAN - LEVEL 2  
DA2103 ROOF/PLANT PLAN - LEVEL 3  
DA3100 ELEVATION - NORTH / EAST  
DA3101 ELEVATION - SOUTH / WEST  
DA3200 SECTIONS  
DA3201 SECTIONS  
DA5100 SHADOW DIAGRAMS - SUMMER  
DA5101 SHADOW DIAGRAMS - WINTER  
DA6100 WALL DETAIL  
DA6101 WALL DETAIL  
DA9600 PHOTOMONTAGE  
DA9700 MATERIALS BOARD



## Context for Planning & Design

### Documentation

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Issued on 23/04/19 (**Administration & Student Centre**):

DA0000 COVER SHEET A  
DA1000 SITE PLAN A  
DA1001 SITE ANALYSIS A  
DA1100 DEMOLITION PLAN A  
DA2100 GROUND FLOOR PLAN D  
DA2101 LEVEL 1 PLAN D  
DA2102 ROOF PLAN A  
DA2103 GROUND LEVEL RCP B  
DA2104 FIRST LEVEL RCP B  
DA3100 ELEVATIONS A  
DA3200 SECTIONS A  
DA3102 SECTIONS B  
DA3201 SECTIONS A  
DA3300 MATERIAL BOARD A  
DA4100 DETAILED WALL SECTIONS A  
DA5100 SHADOWS A  
DA5101 SHADOWS A  
DA5102 SHADOWS A  
DA5103 SHADOWS A  
DA5105 SHADOWS A  
DA5106 SHADOWS A

Issued on 29/04/19 (**Playground**):

Meriden School 4 Vernon Street Concept  
Design prepared by Oculus Landscape  
Architecture

302 Masterplan Illustrative  
303 Proposed Illustrative Plan  
304 Illustrative Section  
305 Illustrative Section  
306 Streetscape Montage - Before  
307 Streetscape Montage - After



## Design Review

### Accessibility Assessment – Centre for Music & Drama

## Accessible Paths of Travel

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### Overview

To meet the Access to Premises Standards Part 2.1 and BCA D3.2, accessible paths of travel are proposed to be provided from the school allotment boundary to the principal pedestrian entrance of the new building and linking to all areas within the building. A lift linking the entrance level with all levels of the building is proposed.

Accessible entrances are proposed as follows:

- Entrance on Level 0 (ground) – south, is proposed to link to the Margaret Street allotment boundary via a new pathway that has gradients and crossfalls that are proposed to comply with AS1428.1
- Main entrance from the school on Level 0 (ground) – north
- Access way link from the adjacent Hope Turner Building on Level 1

### Accessways Throughout Areas of New Work

To meet the requirements of the Premises Standards and BCA part D3.1 and D3.3(c), continuous accessible paths of travel meeting the functional requirements of AS1428.1 (2009) are proposed to and throughout the new building via the provision of lift access linking all levels of the building and circulation space at corridors, lift lobbies and doors that meets AS1428.1 clause 6.5.

### Accessways Linking to Adjacent Buildings

Level access to / from the adjacent school campus is proposed to be provided via the existing forecourt area and also via the proposed new 1:20 access way that will link to the adjacent Hope Turner Building.



## Design Review

### Accessibility Assessment - Centre for Music & Drama

## Accessible Paths of Travel

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### Stairways

Stairs are proposed in the following areas:

- Basement Level 2 – Stair 01, 02 and 03
- Basement Level 1 – Stair 02, 03, 04, and 05
- Level 0 Ground – Stair 04, Stair 05, Stair 06, Stair 07, amphitheatre stairs, fire isolated stair
- Level 01 – Stair 07, fire isolated stair
- Level 02 – Stair 07, fire isolated stair

To meet the BCA (2016) part D3.3 (a) stairways, (except for stairways in exempted areas and fire isolated stairs) are required to comply with AS1428.1 clause 11 and BCA D3 to include handrails, highlighting on step nosing and tactile ground surface indicators.

To meet the requirements of the BCA (2016) part D3.8 tactile ground surface indicators (tgsi) complying with AS1428.4.1 (2009) are required to be provided at stairways.

Tgsi are not currently indicated at stairs 01, 02, 03 (level 1 basement), 04 (level 01 basement), stair 05, stair 06 (level 0 ground), amphitheatre stairs.

### Lift

A lift is proposed to link all levels of the building. The lift is required to have dimensions of 1400mm x 1600mm and door width of 900mm clear that complies with BCA D3.3 (b), E3.6 and AS1735.12.

### Sanitary Facilities

To meet the Premises Standards and BCA (2016) part F2.4 the building is proposed to include the following sanitary facilities:

Basement Level 2:

- 1 x unisex accessible sanitary facility with shower (RH layout)
- 3 x unisex sanitary compartments, including 1 x unisex sanitary compartment suitable for a person with an ambulant disability

Level 0 (ground):

- 1 x unisex accessible sanitary facility (RH layout)

Level 2:

- 1 x unisex accessible sanitary facility (LH layout)
- 2 x unisex sanitary compartments, including 1 x unisex sanitary compartment suitable for a person with an ambulant disability.



## Design Review

### Accessibility Assessment – Administration & Student Centre

## Accessible Paths of Travel

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### Overview

To meet the Access to Premises Standards Part 2.1 and BCA D3.2, accessible paths of travel are proposed to be provided from the allotment boundary to the principal pedestrian entrance of the new building and linking to all areas within the building. There is currently a single step level change between the Margaret Street footpath and the property boundary, which will be addressed in the landscape design.

A new accessible pedestrian entrance at the Margaret Street allotment boundary is proposed via a new pathway that has gradients and crossfalls that are proposed to comply with AS1428.1 – **gradients and levels at Margaret Street footpath are to be confirmed.**

The principal entry to the ground floor lobby is proposed to include an automated sliding door, which facilitates functional circulation space to meet AS1428.1. A new lift linking the entrance level with both levels of the building is proposed.

### Accessways Throughout Areas of New Work

To meet the requirements of the Premises Standards and BCA part D3.1 and D3.3(c), continuous accessible paths of travel meeting the functional requirements of AS1428.1 (2009) are proposed to and throughout the new building via the provision of lift access linking all levels of the building and circulation space at corridors, lift lobbies and doors that meets AS1428.1 clause 6.5; with the possible exception of the sliding door linking the lobby and reception (if not automated) and the clear door opening of the active leaf at the Level 1 doors linking the lift lobby and lounge.

### Accessways Linking to Adjacent Buildings

Level access to / from the adjacent school campus is proposed to be provided via the entrance path that links to the footpath on Margaret Street. The senior school campus is across the public roadway and is accessed via a pedestrian crossing where the existing kerb ramps do not comply with AS1428.1 due to steep gradients.



## Design Review

### Accessibility Assessment – Administration & Student Centre

## Accessible Paths of Travel

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### Stairway

Stairs are proposed to link the ground floor with level one. To meet the BCA (2016) part D3.3 (a) stairways, (except for stairways in exempted areas and fire isolated stairs) are required to comply with AS1428.1 clause 11 and BCA D3 to include handrails, highlighting on step nosing and tactile ground surface indicators.

To meet the requirements of the BCA (2016) part D3.8 tactile ground surface indicators (tgsi) complying with AS1428.4.1 (2009) are required to be provided at stairways.

### Lift

A lift is proposed to link both levels of the building. The lift is required to have dimensions of 1100mm x 1400mm and door width of 900mm clear that complies with BCA D3.3 (b), E3.6 and AS1735.12.

### Sanitary Facilities

To meet the Premises Standards and BCA (2016) part F2.4 the building is proposed to include the following sanitary facilities:

#### Ground Level:

- A unisex accessible sanitary facility with shower (RH layout).
- A unisex sanitary compartment suitable for a person with an ambulant disability.

#### Level 1:

- Unisex accessible sanitary facility (RH layout).
- Three unisex sanitary compartments, two of which are suitable for a person with an ambulant disability.



## Design Review

### Accessibility Assessment – 4 Vernon Street

## Accessible Paths of Travel

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### Overview

To meet the Access to Premises Standards Part 2.1 and BCA D3.2, accessible paths of travel are proposed to be provided from the junior school campus, linking to the new playground. The linking pathways are proposed to include gradients and crossfalls that comply with AS1428.1.

The entrances to the new playground are proposed via stairs and a ramp, which are required to comply with AS1428.1.



## Design Review

### Recommendations – all projects

#### Accessible Paths of Travel to the new Building Work

In ongoing design, to comply with the BCA and AS1428.1 2009 include the following:

- i. Landscape drawings identifying accessible path of travel from Margaret Street to the Administration & Student Centre are to be reviewed.
- ii. We recommend development of an operational management strategy to facilitate safe access to the Administration & Student Centre for individual Year 12 students with mobility impairment, who may be at risk of injury on the existing kerb ramps. In addition we recommend review of the suitability of the existing pedestrian crossing on Margaret Street and the provision of a compliant accessible road crossing.
- iii. Provision of an accessible path of travel with gradients and crossfalls that are compliant with AS1428.1 linking the new playground with the Junior school campus.
- iv. Provision of level access with crossfalls maximum 1:40 from the Margaret Street footpath to the internal footpath with maximum height of abutting surfaces to be 3mm or 5mm with a beveled edge to meet AS1428.1 clause 7.
- v. A minimum 1000mm unobstructed path width and 2m vertical clearance (AS1428.1 clause 6.2 and 6.3) or provision of a suitable barrier.
- vi. Maintain circulation space for a wheelchair to turn - 90° turn minimum 1500mm width x 1500mm length; 180° turn minimum 1540mm width x 2070mm length (clause 6.5 and figures 4 and 5).
- vii. Slip resistant surfaces on access ways that are traversable by people who use a wheelchair and those with an ambulant or sensory disability.
- viii. The ground surface abutting the sides of the walkway to provide a firm and level surface of a different material to that of the walkway at the same level of the walkway; follow the grade of the walkway and extend horizontally for a minimum of 600mm unless one of the following is provided:
  - a kerb
  - a kerb rail and handrail
  - a wall not less than 450mm high
- ix. Kerb ramps to provide a maximum rise of 190mm, length no greater than 1520mm and gradient not steeper than 1:8, with a 1500mm landing at the top where there is a change of direction required.



## Design Review

### Recommendations - all projects

#### Accessible Paths of Travel Through the Building

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In ongoing design, to comply with the BCA and AS1428.1 2009 include the following:

- i. All doorways for public and staff areas (excluding any exempt areas meeting the BCA part D3.4) are to include a clear opening at the active leaf (minimum 850mm) and circulation spaces to meet the requirements of AS1428.1 (2009) clauses 13.2 and 13.3 and figures 31 – 34.
- ii. To meet the BCA part D3.12 (2016), unframed glazed doors and walls are to be provided with visual indicators to fully comply with AS1428.1 clause 6.6 (2009)
- iii. Doorways are required to be provided with luminance contrast to meet the requirements of AS1428.1 (2009) clause 13.1.
- iv. The force required to activate door closers, glazed or pivot action doors meet as closely as possible the requirements of AS1428.1 (2009) clause 13.5.2(e).
- v. All door handles and related hardware shall allow the door to be unlocked and opened with one hand and be such that a hand of a person who cannot grip will not slip from the handle during the operation of the latch as per AS1428.1 (2009) clauses 13.5.1 - 3 and figures 35 – 37.
- vi. To meet the BCA part D3.3 (c), corridors must include circulation space for a wheelchair to turn within 2m of the end of a passage way where it is not possible to continue traveling along the accessway (90° minimum 1500mm width x 1500mm length; 180° minimum 1540mm width x 2070mm length) to comply with AS1428.1 (2009) clause 6.5 and figures 4 and 5.
- vii. To meet the intent of the DDA, provide an accessible height section of counter at the reception desk in the Administration & Student Centre – 850mm AFFL, to meet AS1428.2 clause 24.1.1.
- viii. To meet AS1428.4.1, a barrier will be required underneath the stairs in the entrance lobby if the head height is less than 2m.



## Design Review

### Recommendations - all projects

#### Vertical Links

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In ongoing design, to comply with the BCA and AS1428.1 2009 include the following:

- i. To meet BCA D3.3 and AS1428.1 clause 11, ensure in ongoing design the stairs include handrails on both sides that include a 300mm horizontal extension at the top and bottom set back by a minimum of 600mm so that the handrail does not protrude into the transverse path of travel as per AS1428.1 (2009) figure 26(A); nosing profiles which include 50-75mm wide solid slip resistant highlighting strips on the tread at the nosing that includes a minimum luminance contrast of 30% with the tread to comply with AS1428.1 figures 27(a) and (b); tactile ground surface indicators (tgsi) in a band 600mm deep set back 300mm from the top and bottom tread and opaque risers. This includes the stairs linking to the new junior school playground.
- ii. Ensure in ongoing design, to comply with BCA D3.3 (b) and E3.6 the lift is one of the types identified in Table E3.6a, and includes the following features in accordance with AS1735.12:
  - a. Internal lift car dimensions of 1400mm x 1600mm (for CMD) and 1100mm x 1400mm (for Administration and Student Centre)
  - b. A handrail complying with the provisions for a mandatory handrail in AS 1735.12 clause 5.3
  - c. Minimum clear door opening of 900mm as in AS 1735.12 section 2
  - d. Passenger protection system complying with AS 1735.12 clause 4.2
  - e. Lift car and landing control buttons complying with AS 1735.12 section 7 for Braille, tactile and luminance contrast
  - f. Lighting complying with AS 1735.12 section 10
  - g. 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
- ii. Ensure in ongoing design that the ramp to the junior school playground includes gradients, handrails, kerbs and tactile ground surface indicators to meet the requirements of AS1428.1 clause 10.3 and figures 13-19 to include:
  - a. A maximum slope of 1:14
  - b. A constant gradient between level landings
  - c. An unobstructed/clear width minimum 1000mm
  - d. Minimum landing dimensions of 1500mm x 1500mm at the top, middle and bottom landings.
  - e. Handrails on both sides that include a 300mm horizontal extension at the top and bottom and set back by a minimum of 300mm so that the handrail does not protrude into the transverse path of travel



## Design Review

### Recommendations - all projects

#### Sanitary Facilities

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In ongoing design, to comply with the BCA and AS1428.1 2009 include the following:

- i. Ensure in ongoing design that combined accessible shower and sanitary facilities include a layout, circulation space (door, WC pan, basin) and fittings to meet the requirements of AS1428.1 clause 15.
- ii. Ensure that in ongoing design cubicles for people with ambulant disabilities includes features complying with AS1428.1 clause 13.4 and 16 and figures 34 and 53 (signage, entry airlock and cubicle door circulation, WC pan, grabrails, toilet paper dispenser, clothes hook).



## Design Review

### Recommendations - all projects

#### Wayfinding, Emergency Egress, Hearing Augmentation

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In ongoing design, to comply with the BCA and AS1428.1 2009 include the following:

- i. Development of individual evacuation plans for staff or students with a disability is recommended as part of the building operational management strategy.
- ii. To meet AS3745 (2009) Planning for Emergencies in Facilities we recommend in ongoing design that consideration be given to the inclusion of suitable emergency evacuation devices for people to be carried down stairs.
- iii. A hearing augmentation system in each room where an inbuilt amplification system is installed.
- iv. Signage (Braille and tactual indicating Exit and Level) to meet BCA D3.6 is required on each level where exit signs are provided.



## Conclusion

## Conclusion

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Having reviewed the listed drawings, it is our opinion that at this stage of the design, with the inclusion of the recommendations in this report, the access provisions for people with physical and sensory disabilities in the proposed new work can comply with the functional accessibility requirements of BCA (2016) sections D3, E3.6 and F2.4; AS1428.1, AS1735.12 and the Disability (Access to Premises - Buildings) Standards 2010 for accessibility and equity.

With the development and implementation of the recommended operational management strategies, the provision of access for people with a disability in the proposed SSDA Projects at Meriden School for Girls, can provide continuous accessible paths of travel and the equitable provision of accessible facilities to provide inclusive design to meet the anticipated requirements of staff, students and visitors.

I certify that I am an appropriately qualified and competent person practicing in the relevant area of work. I have recognised relevant experience in the area of work being reviewed. My company is holding appropriate current insurance policies.

Jen Barling | Access + Inclusion Consultant

Qualifications: Bachelor of Applied Science (Occupational Therapy) (1999)

Affiliations: Accredited with Association of Consultants in Access, Australia (No.300)

Registered Occupational Therapist (no: OCC0001724072)