

(TO COMPLY WITH SECTIONS AS 1228.1-2009 & PART D3 OF THE
BCA)

WHERE THERE IS NO HANDRAIL OR TRANSOM ALL FULLY GLAZED DOORS, SIDELIGHTS INCLUDING GLAZING CAPABLE OF BEING MISTAKEN FOR A DOORWAY SHALL BE CLEARLY MARKED THE FULL WIDTH WITH A SOLID CONTRASTING LINE. THE CONTRASTING LINE SHALL BE NOT LESS THAN 75mm WIDE AND SHALL EXTEND ACROSS THE FULL WIDTH OF THE GLAZING. THE LOWER EDGE SHALL BE BETWEEN 900mm & 1000mm ABOVE FLOOR LEVEL. CONTRASTING LINE ON GLAZING SHALL HAVE A 30% LUMINANCE CONTRAST WHEN VIEWED AGAINST THE FLOOR SURFACE.

FLOOR SHALL HAVE A SLIP RESISTANT SURFACE WITH A MAX 5mm VARIATION IN SURFACE. CARPET OR ANY SOFT FLEXIBLE MATERIAL ON THE FLOOR SURFACE SHALL HAVE A PILE HEIGHT OF THICKNESS OF MAX OF 11mm AND CARPET BACKING SHALL BE A MAX OF 4mm IN THICKNESS. EXPOSED EDGES OF FLOOR COVERINGS SHALL HAVE A TRIM FASTENED TO THE FLOOR THE ENTIRE LENGTH OF THE EXPOSED EDGE.

BRAILLE AND TACTILES SIGNAGE TO BE PROVIDED FOR SANITARY FACILITIES. SIGNS MUST BE NOT LESS THAN 1200mm AND NOT HIGHER THAN 1600mm ABOVE THE FLOOR SURFACE. SIGNS IDENTIFYING ROOMS MUST BE LOCATED ON THE WALL ON THE LATCH SIDE OF THE DOOR WITH THE LEADING EDGE OF THE SIGN LOCATED BETWEEN 50mm AND 300mm OR ARCHITRAVE OR WHERE NOT POSSIBLE THE SIGN MAY BE PLACED ON THE DOOR.

DOORWAYS & DOOR NOTES:

- ALL EXIT DOORS TO SWING IN DIRECTION OF EGRESS.
- ALL DOORWAYS SHALL HAVE A MIN LUMINANCE CONTRAST OF 30% BETWEEN DOOR SYSTEM COMPONENTS AND WALLS.
- DOORWAYS ON A CONTINUOUS PATH OF TRAVEL SHALL HAVE A 850mm CLEAR OPENING.
- DOORS THAT FORM A CONTINUOUS PATH OF TRAVEL MUST BE OPENABLE WITHOUT A KEY FROM THE SIDE THAT FACES A PERSON SEEKING EGRESS BY A SINGLE HAND DOWNWARD ACTION.
- DOOR HANDLES TO BE BETWEEN 900mm AND 1100mm FROM THE FLOOR.
- CLEARANCE BETWEEN THE DOOR HAND AND DOOR FACE SHALL BE 35mm & 45mm.

(TO COMPLY WITH SECTIONS 13 AS 1428.1-2009 & PART F2.4 OF THE BCA)

- * WATER TAPS TO HAVE LEVER HANDLES WITH A CLEARANCE OF 50mm FROM ADJACENT SURFACES.
- * HOT & COLD WATER TO BE DELIVERED THROUGH 1 SPOUT.
- * TOILET SEAT TO BE A FULL ROUND TYPE, WITH A LOAD RATING OF 150kg AND A LUMINANCE CONTRAST OF 30% WITH BACKGROUND.
- * BACKREST TO BE PROVIDED AS PER DETAILS
- * FLUSHING CONTROLS ZONE AS PER SECTION 15.2.5 OF AS 1428.1-2009
- * TOILET PAPER DISPENSER ZONE AS PER SECTION 15.2.6 OF AS 1428.1-2009
- * GRABRAILS TO BE BETWEEN 30mm & 40mm DIAMETER WITH A CLEARANCE OF BETWEEN 30mm & 80mm FROM ANY SURFACE.
- * DOORS TO BE PROVIDED WITH AN INUSE INDICATOR AND SHALL BE OPENED FROM THE OUTSIDE

MECHANICAL VENTILATION AND AIR-CONDITIONING SYSTEM
 INSTALLED TO PROVIDE VENTILATION IN ACCORDANCE WITH BCA
 VOLUME 1 ARE TO BE COMPLIANT WITH AS 1668.2 & AS/NZS 3666.1.
 MECHANICAL VENTILATION AND AIR-CONDITIONING BY OWNER

MECHANICAL VENTILATION AND AIR-CONDITIONING SYSTEM
INSTALLED TO PROVIDE VENTILATION IN ACCORDANCE WITH BCA
VOLUME 1 ARE TO BE COMPLIANT WITH AS 1668.2 & AS/NZS 3666.1

AIR-CONDITIONING/VENTILATION SYSTEMS AND ARTIFICIAL LIGHTING TO BE DESIGNED AND INSTALLED IN ACCORDANCE WITH PARTS J5, J6 OF THE BCA VOLUME 1 REQUIREMENTS FOR ENERGY EFFICIENCY.

ALL HOT WATER SUPPLY SYSTEMS ARE REQUIRED TO BE INSTALLED IN ACCORDANCE WITH SECTION 8 OF AS 3500.4



ELEVATION 3

U.A.T. - GROUND FLOOR

SCALE 1:50

ELEVATION 4

U.A.T. - GROUND FLOOR

SCALE 1:50

PLUMBER TO ALLOW FOR FIXING FOR
TOILET SYSTEM , BASINS AND TOILET ROLL
HOLDER (TYP)

LIGHT POINTS AND EXHAUST FANS TO WE
AREA AS SHOWN. DOUBLE GPO TO BE
INSTALLED ABOVE SINK AREA (TYP)

DISABLED HANDRAILS TO COMPLY WITH
AS 1428.1 (TYP)

WC SEAT TO HAVE A MINIMUM
LUMINANCE OF 30 % FROM THE FLOOR

BRaille SIGNAGE MUST BE LOCATED NOT
LESS THAN 1200mm AND NOT HIGHER THAN
1600mm FROM F.F.L. 500mm FROM EDGE OF
DOOR

ALL LIGHT SWITCHES TO BE INSTALLED NO HIGHER THAN 1m FROM THE F.F.L

ALL DOORS TO HAVE A MINIMUM LUMINANCE
OF 30 % FROM THE ADJOINING WALLS

ALL DISABLE TOILETS TO HAVE A BACKREST 395mm x 190mm INSTALLED 150mm FROM TOP OF SEAT AS PER A.S 1428.1 - 2009 SECTION 15.2.4

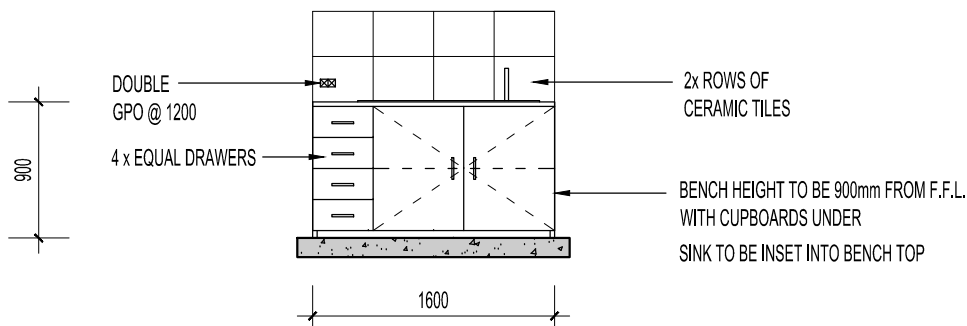
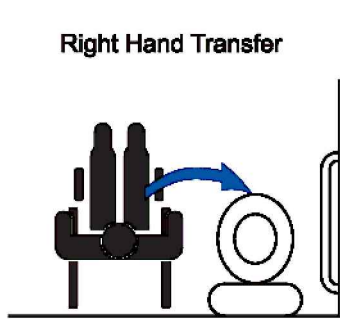
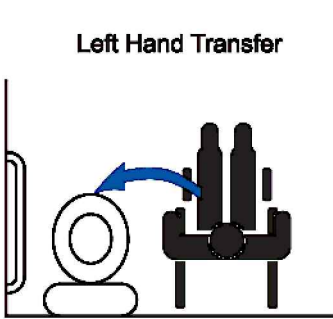
ALL DISABLE TOILETS TO HAVE A FOLD DOWN SEAT
TO ALL SHOWERS 1000mm x 400mm. SEAT TO BE 40mm
FROM BRICKWORK AND TO BE INSTALLED AS PER A.S.
1428.1 - 2009 15.5.9

THE CROSS SECTION OF HANDRAILS SHALL BE CIRCULAR, NOT LESS THAN 30mm NO MORE THAN 50mm DIA.

DISABLE TOILET TO HAVE INSTALLED A CLOTHES-HANGING DEVICE / HOOK AS PER THE AUSTRALIAN STANDARDS. HOOK TO BE INSTALLED 1200mm TO 1350mm ABOVE THE F.F.L AND NOT LESS THEN 500mm OUT FROM ANY INTERNAL CORNER

THE EXHAUST FAN WILL BE INSTALLED IN A LOCATION THAT WILL ALLOW ACCESS FOR THE PLUMBER TO INSTALL THE EXHAUST STACK.

SIGNAGE TO BE INSTALLED BETWEEN 1200 - 1600mm FROM THE FLOOR AND LOCATED ON THE WALL LATCH SIDE OF THE DOOR. SIGNAGE TO NOT BE PLACED ON THE DOOR.



ELEVATION 5
SINK / TEA PREP LAYOUT
SCALE 1:50

0	19.08.2020	J.M	ISSUE FOR CONSTRUCTION
A	27.07.2020	J.M	ISSUE FOR TENDER / CDC / B
REV.	DATE	I.N.	DESCRIPTION



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UNLESS OTHERWISE NOTED, RETAINING WALLS, DEMOLITION, SEWER PILING,
SUBSOIL DRAINS, BLASTING OR OTHER SITE WORKS ARE ALL AT OWNER'S
EXPENSE

PROPOSED WAREHOUSE PROJECT

LOT 345 # 4 FELLOWSHIP ROAD
GNANGARA WA

DRAWING TITLE:
AMENITIES LAYOUT &
INTERNAL ELEVATIONS

DRAWING No. **A400**
JOB No. **A19021**

drawn	date	PAGE No.
J. MAIOLO	7/07/2020	
checked	scale	REV No. 0
J. MAIOLO	AS SHOWN	

ISSUED FOR CONSTRUCTION