

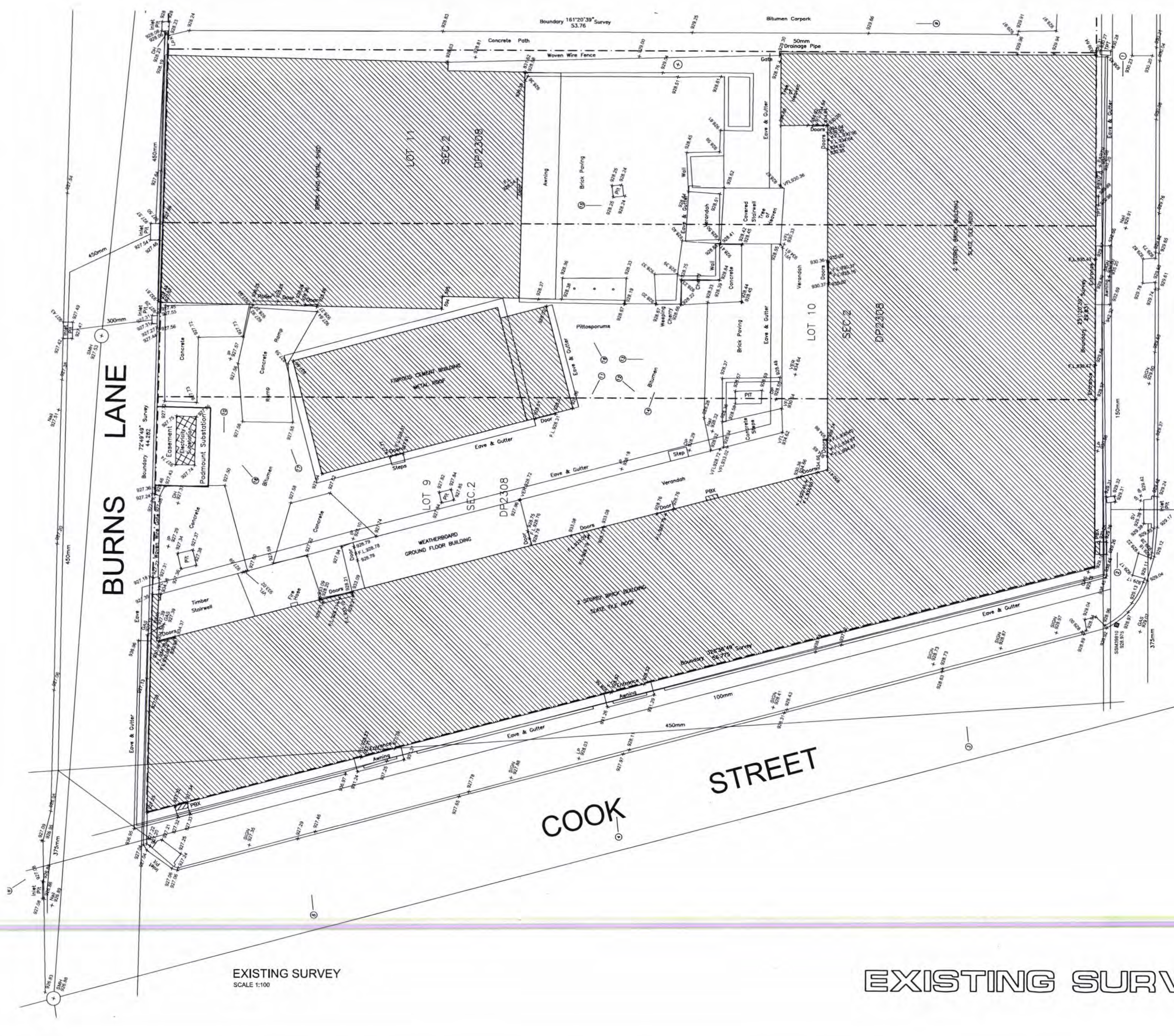


PROPOSED SPECIALIST DISABILITY ACCOMMODATION AT 202-206 MORT STREET, LITHGOW NSW 2790

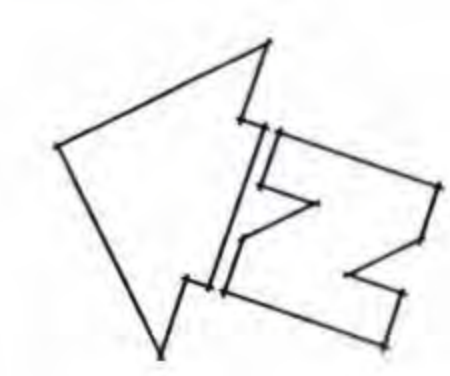
APRIL 2020

TABLE OF CONTENTS

1	EXISTING SURVEY
2	PROPOSED GROUND FLOOR PLAN AND SITE PLAN 1:100
3	PROPOSED FIRST FLOOR PLAN 1:100
4	ELEVATIONS
5	SECTIONS AND DETAILS
6	DEMOLITION PLAN - GROUND FLOOR
7	DEMOLITION PLAN - FIRST FLOOR
8	EXTERNAL DOOR MODIFICATIONS 1:10
9	INTERNAL DOOR MODIFICATIONS 1:10
10	WASTE MANAGEMENT DETAILS
11	GROUND FLOOR UNIT DETAILS 1:50
12	GROUND FLOOR UNIT DETAILS 1:50
13	FIRST FLOOR UNIT DETAILS 1:50
14	FIRST FLOOR UNIT DETAILS 1:50
15	BCA NOTES GROUND FLOOR
16	BCA NOTES FIRST FLOOR
17	AIR CONDITIONING DETAILS
18	LANDSCAPE PLAN



- Notes
1. Land Datum: A.M.S.L.
 2. Origin of Lines: S5433810 H528375
 3. Underground utilities have not been investigated and it is recommended that a 'Dig Before You Dig' search and ground scanning be obtained prior to any design, excavation or construction.
 4. Any proposed new buildings, where the location is critical in relation to existing buildings, features or boundaries should be set out by a surveyor.
 5. This plan is to be used for a conceptual proposal only and is a representation of what is visible during the course of the survey. Existing features may not be shown.
 6. Levels are given in relation to the datum and are not to be used for any other purpose without independent verification and calculation.
 7. Building and architectural information shown on this plan indicates approximate position only and must not be used for additional design purposes without independent verification and calculation.
 8. Boundary bearings and distances have been derived from the survey and are not to be used for any other purpose without independent verification and calculation.
 9. All dimensions are in metres.
 10. All dimensions are in metres.
 11. All dimensions are in metres.
 12. All dimensions are in metres.
 13. All dimensions are in metres.
 14. All dimensions are in metres.
 15. All dimensions are in metres.
 16. All dimensions are in metres.
 17. All dimensions are in metres.
 18. All dimensions are in metres.
 19. All dimensions are in metres.
 20. All dimensions are in metres.
 21. All dimensions are in metres.
 22. All dimensions are in metres.
 23. All dimensions are in metres.
 24. All dimensions are in metres.
 25. All dimensions are in metres.
 26. True location and survey are approximate only.
 27. True location and survey are approximate only.
 28. True location and survey are approximate only.
 29. True location and survey are approximate only.
 30. True location and survey are approximate only.



EXISTING SURVEY
SCALE 1:100

EXISTING SURVEY

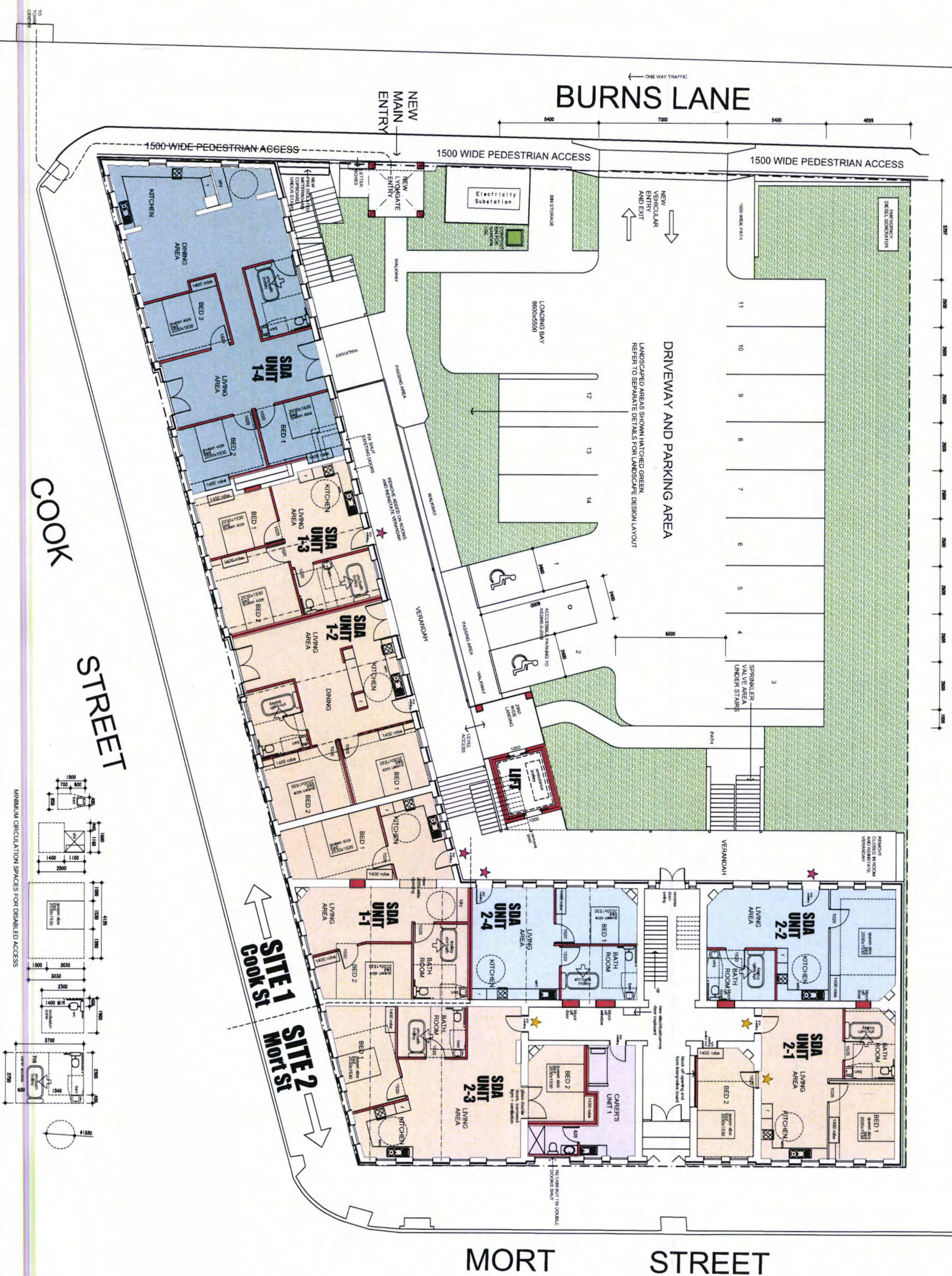
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-62 1404
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztechnik.com

DEVELOPMENT APPLICATION

PROPOSED SPECIALIST DISABILITY
AT: ACCOMMODATION
202-206 MORT STREET
LITHGOW

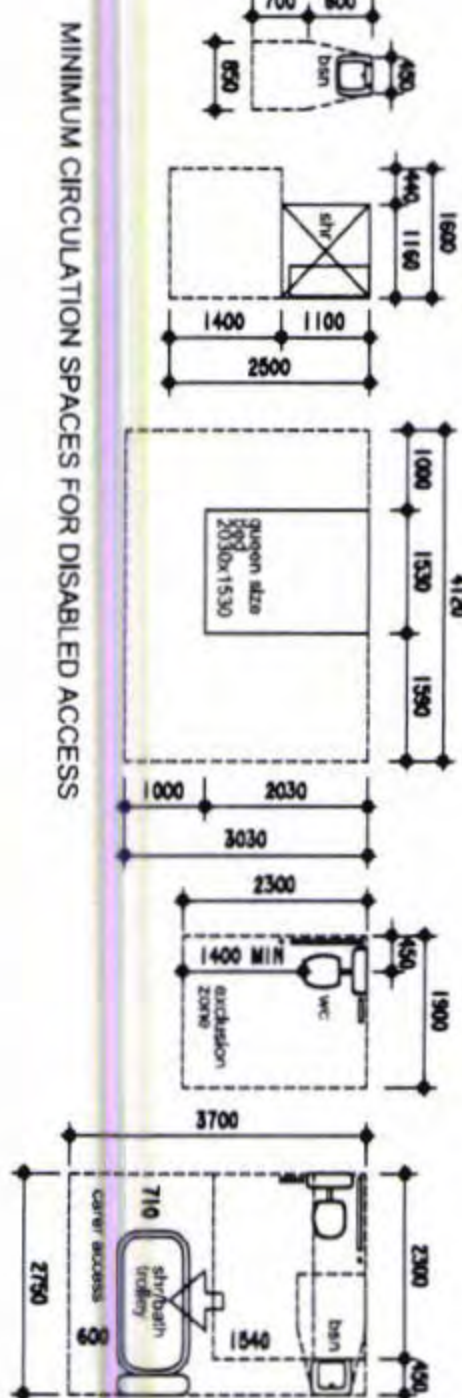
Scale 1:100 UNO	1 A
Drawn F. Kosztechnik	
Date APRIL 2020	
Job No. 1314	

ADJACENT PUBLIC CAR PARK



GROUND FLOOR PLAN
SCALE 1:100

PROPOSED GROUND FLOOR PLAN



- ★ EXISTING EXTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ★ EXISTING INTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ★ EXISTING SPECIALIST DISABILITY



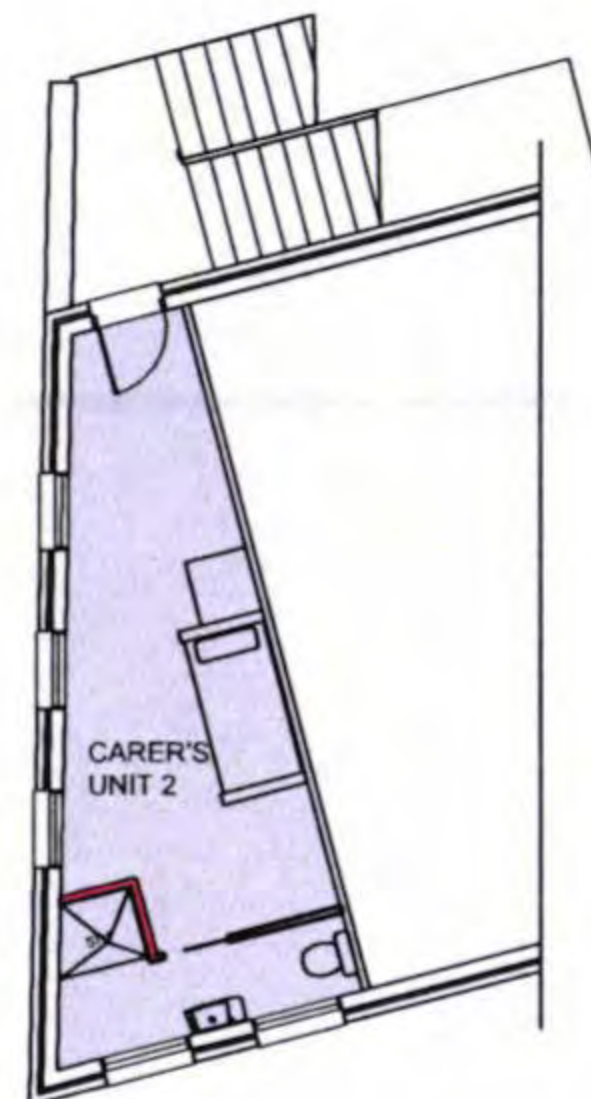
- KEY:
- ONE BEDROOM SDA UNIT
 - TWO BEDROOM SDA UNIT
 - THREE BEDROOM SDA UNIT
 - CAREER UNIT



FRANK KOSZTELEK AND ASSOCIATES
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
PO Box 470 Katoomba, NSW 2780
Phone 02 6471 8214
Email: frank@kosztelek.com.au
AT: ACCOMMODATION
LITHGOW

Scale 1:100 UNO
F. Kosztelek
Date April 2020
Job No. 1314

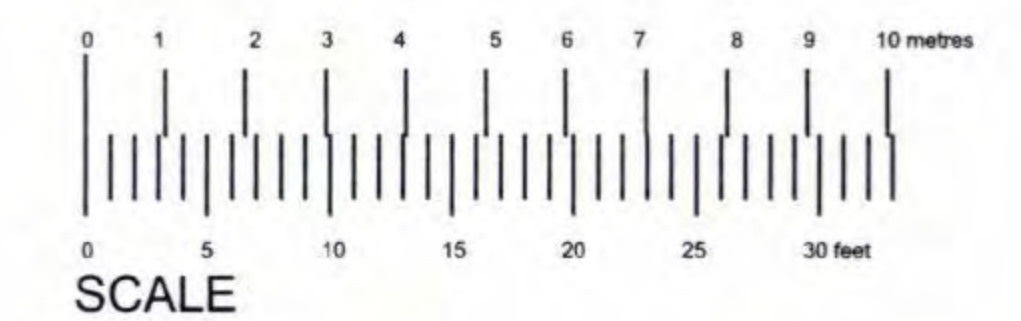




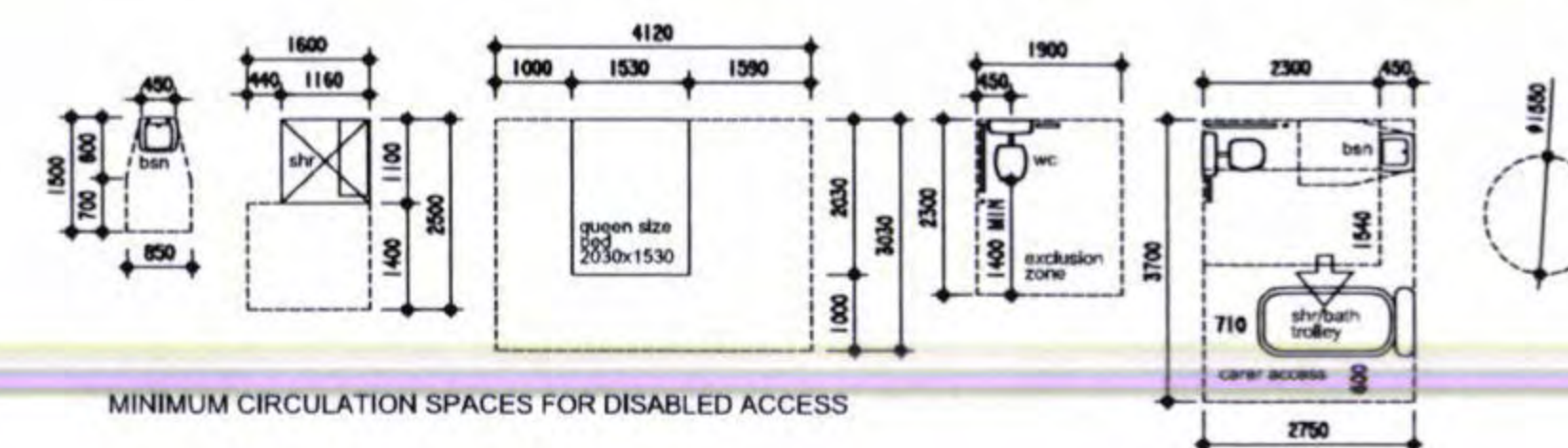
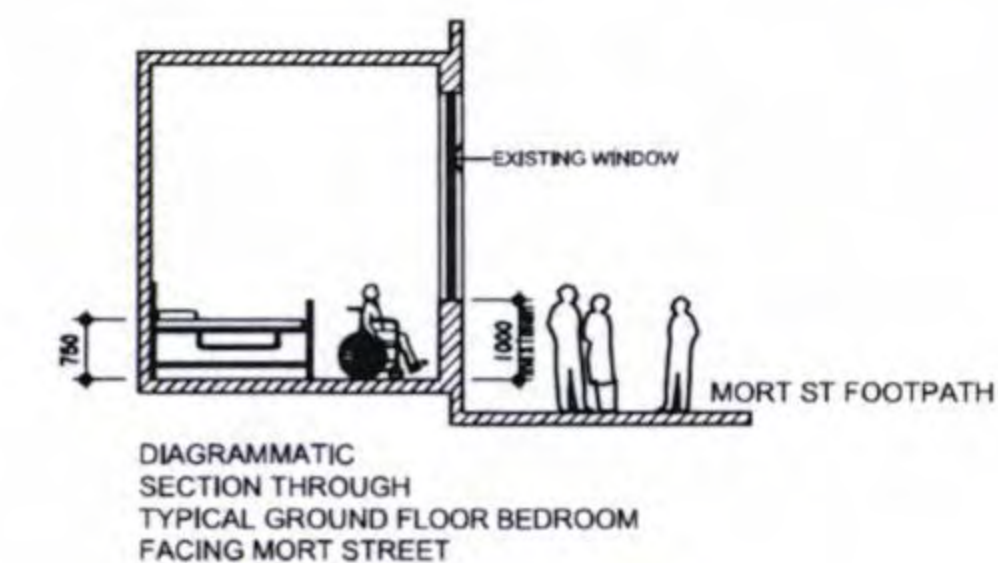
EXISTING MID LEVEL AREA



- KEY:
- ONE BEDROOM SDA UNIT
 - TWO BEDROOM SDA UNIT
 - THREE BEDROOM SDA UNIT
 - CARER UNIT



- ★ EXISTING EXTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ☆ EXISTING INTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING



FIRST FLOOR PLAN
SCALE 1:100

PROPOSED FIRST FLOOR PLAN

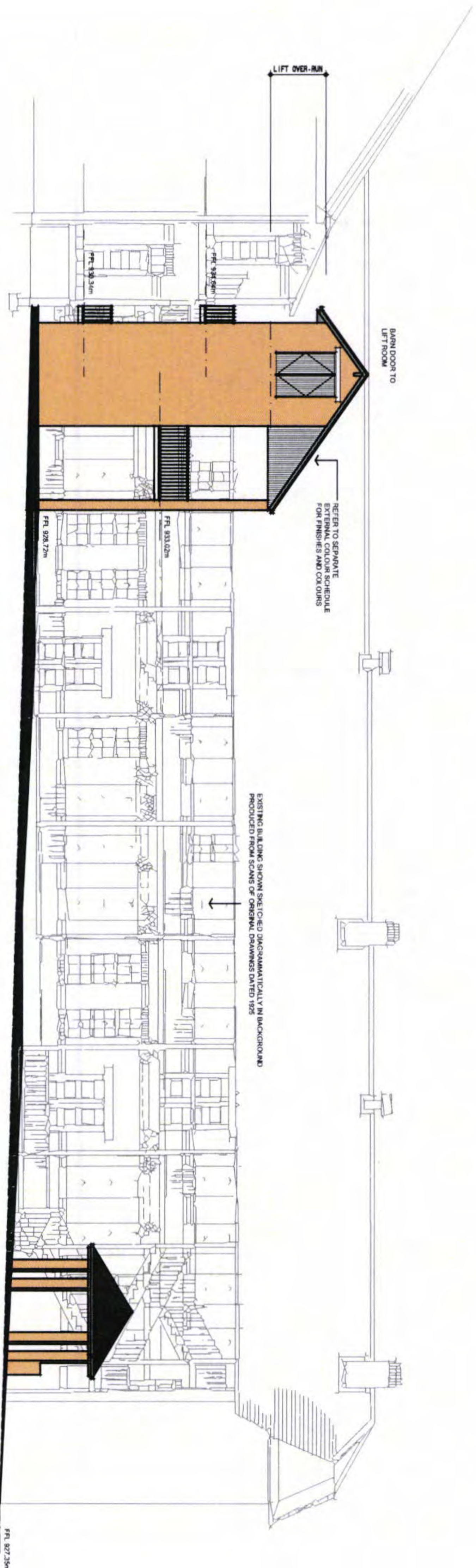
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-52 1494
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztechnik.com

DEVELOPMENT APPLICATION

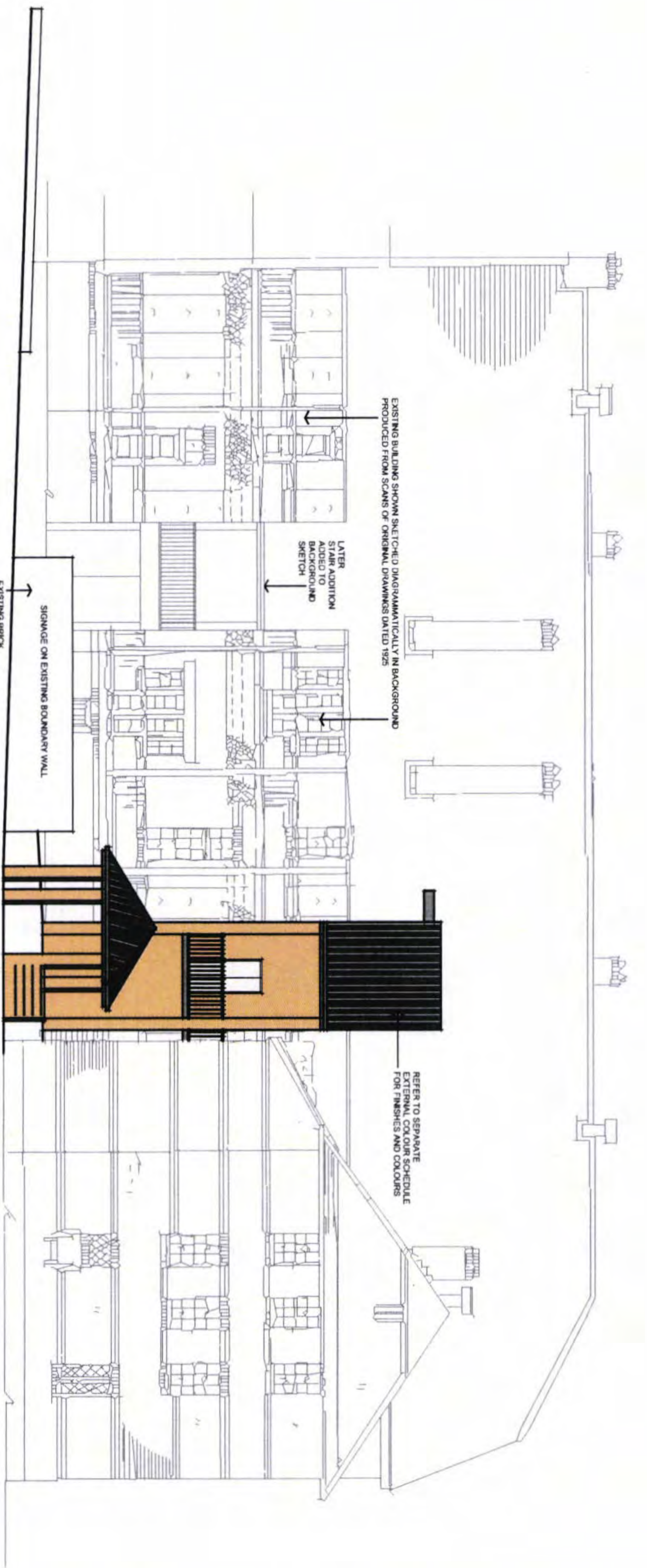
PROPOSED SPECIALIST DISABILITY
AT: ACCOMMODATION
202-206 MORT STREET
LITHGOW

Scale
1:100 UNO
Drawn
F. Kosztechnik
Date APRIL 2020
Job No. 1314

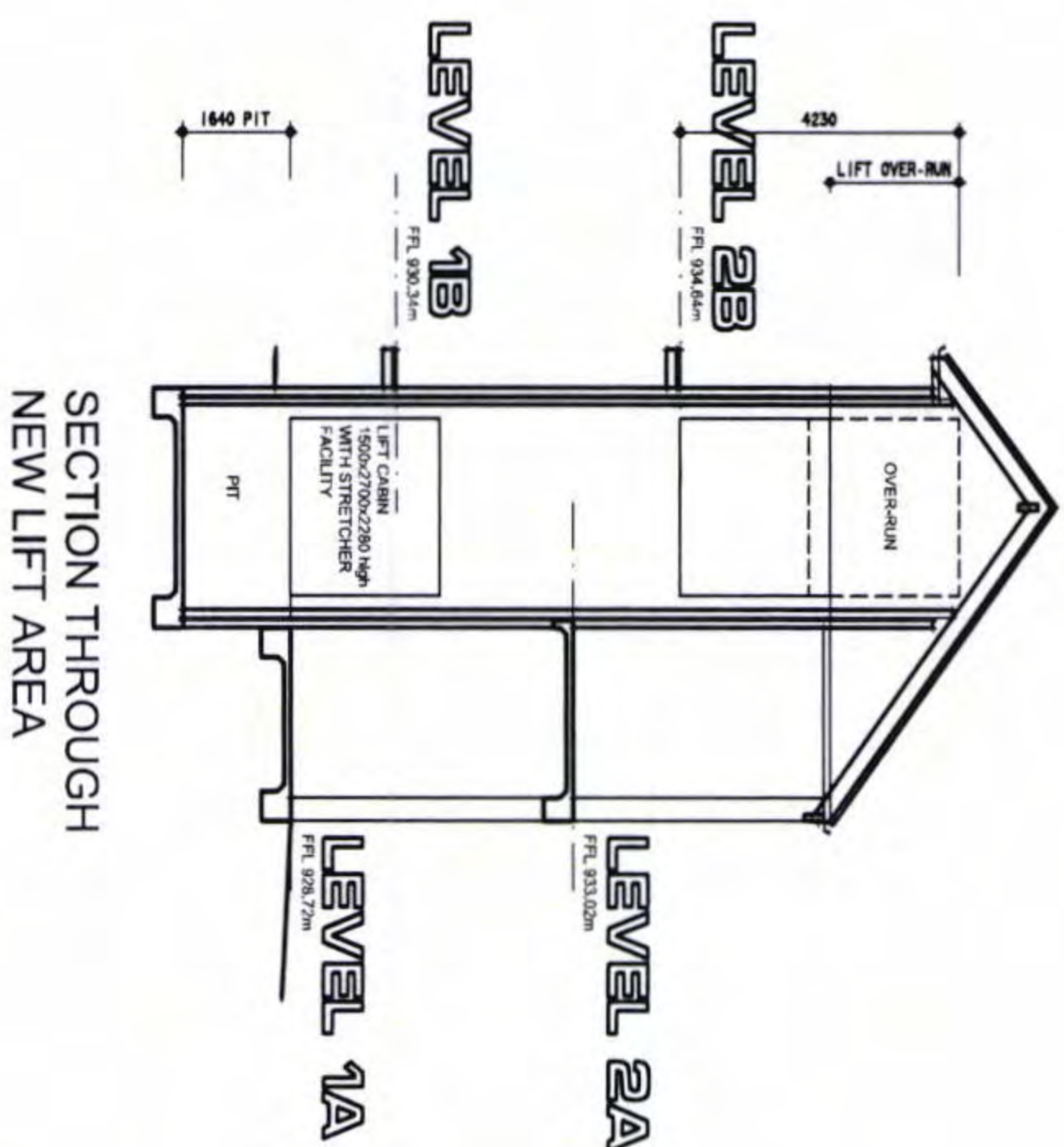




INTERNAL COURTYARD EASTERN ELEVATION



BURNS LANE ELEVATION



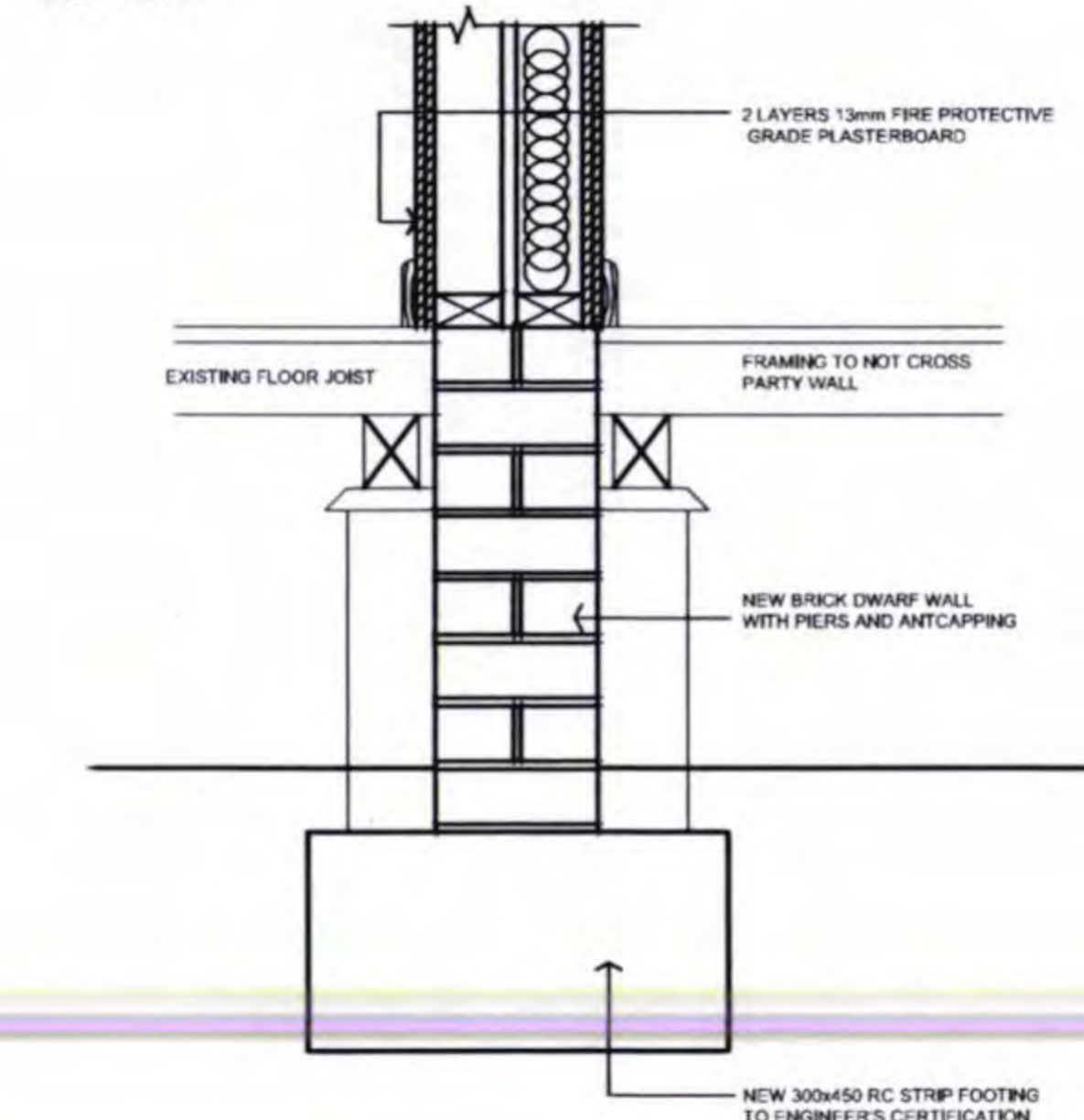
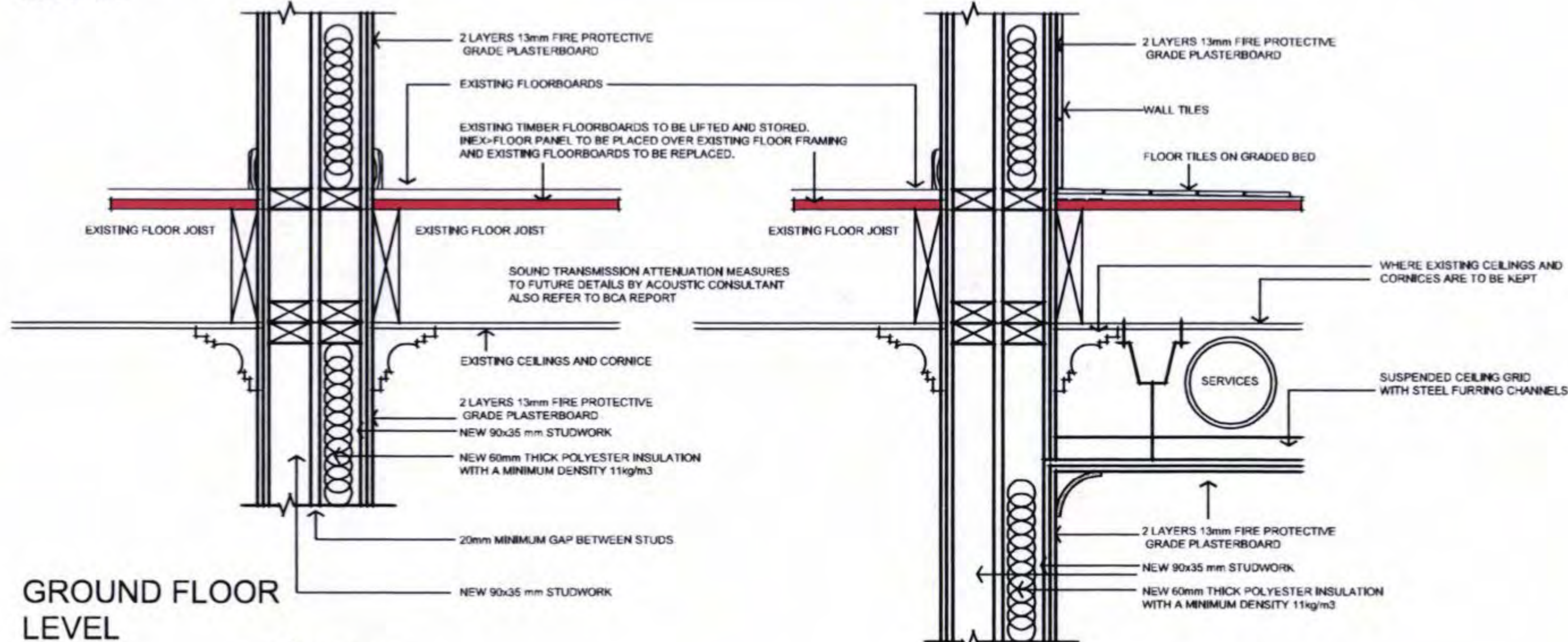
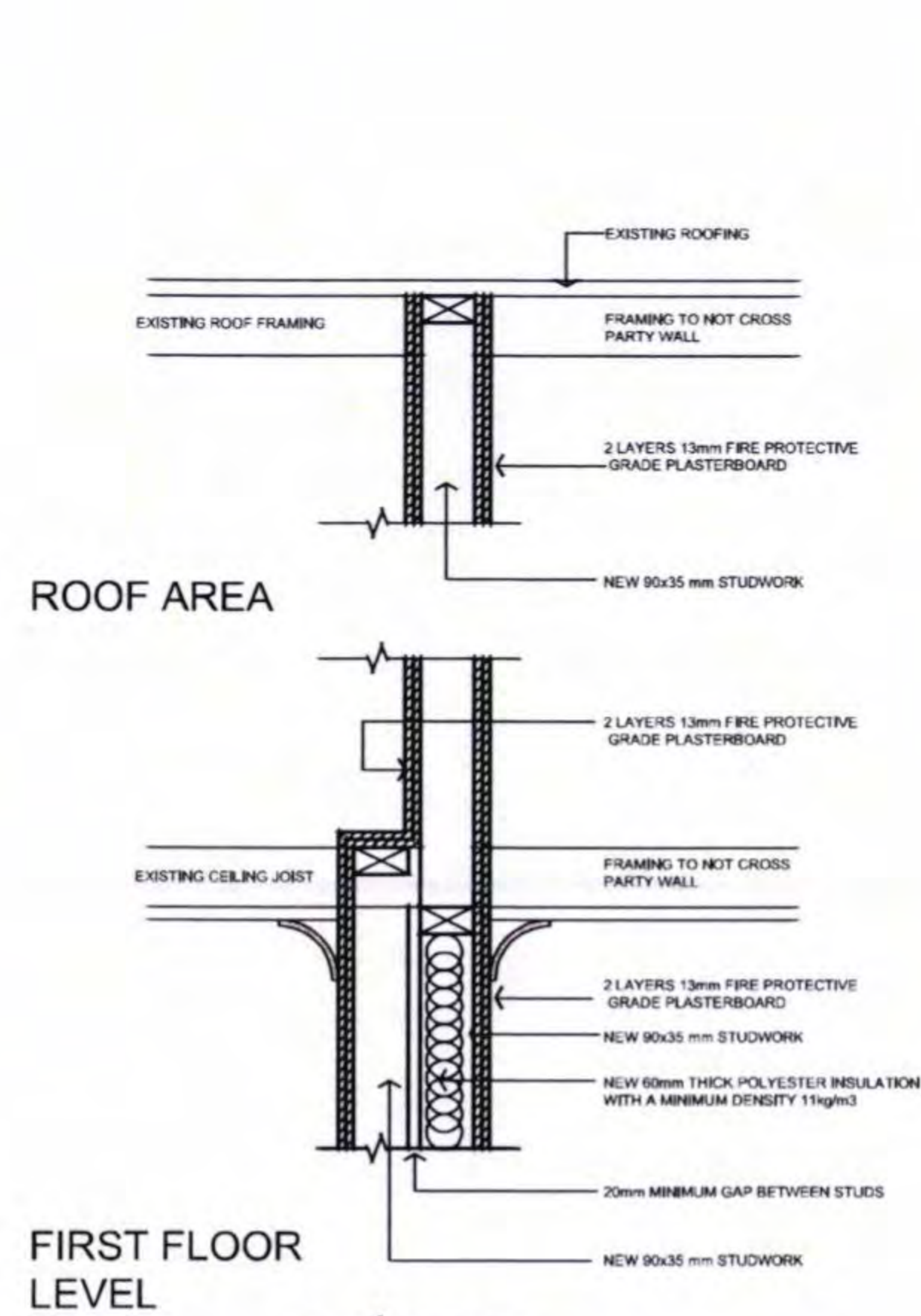
SECTION THROUGH
NEW LIFT AREA

ELEVATIONS

Scale
1:100 UNO
F. KOSZTELNICK
Date: APRIL 2020
JOB No. 1314

4 A

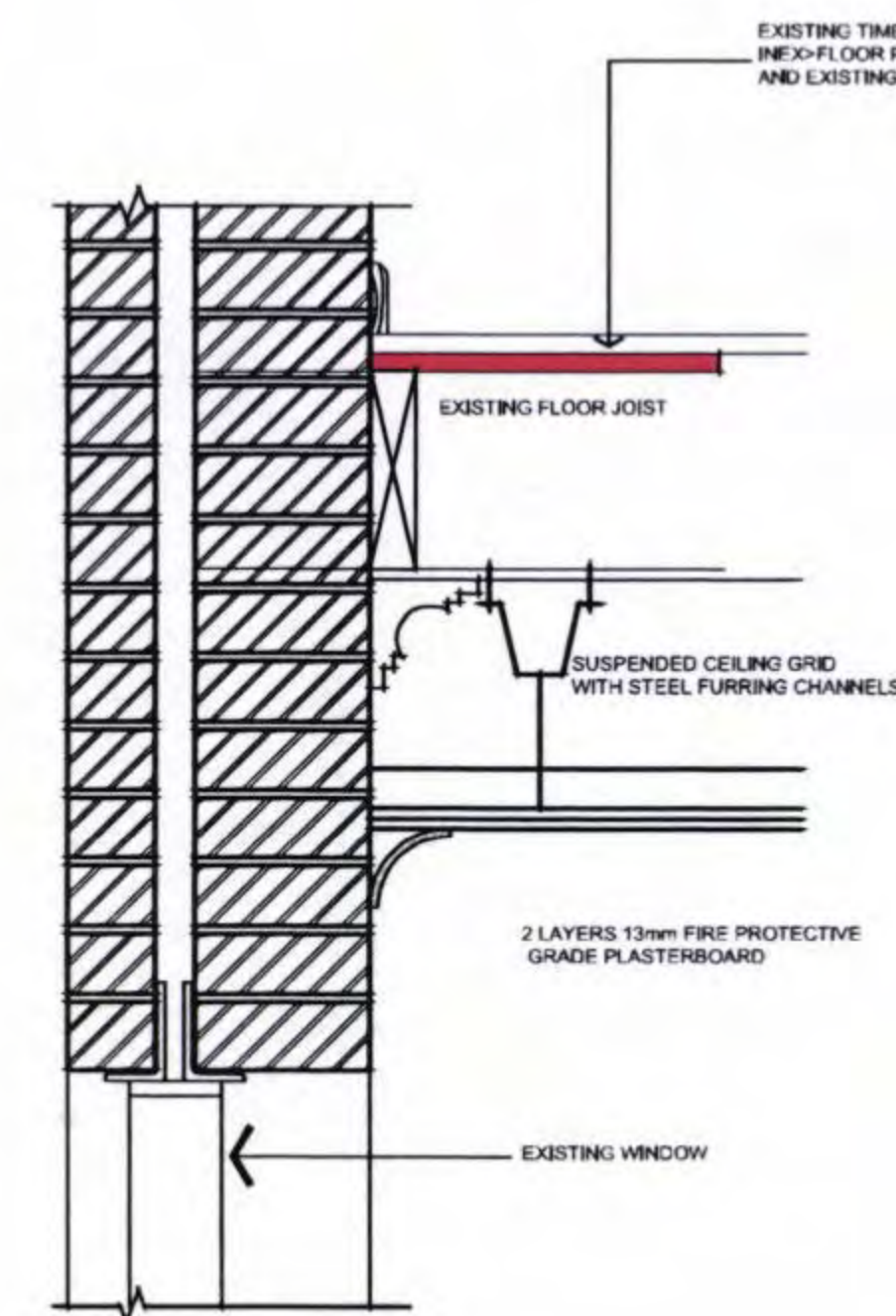
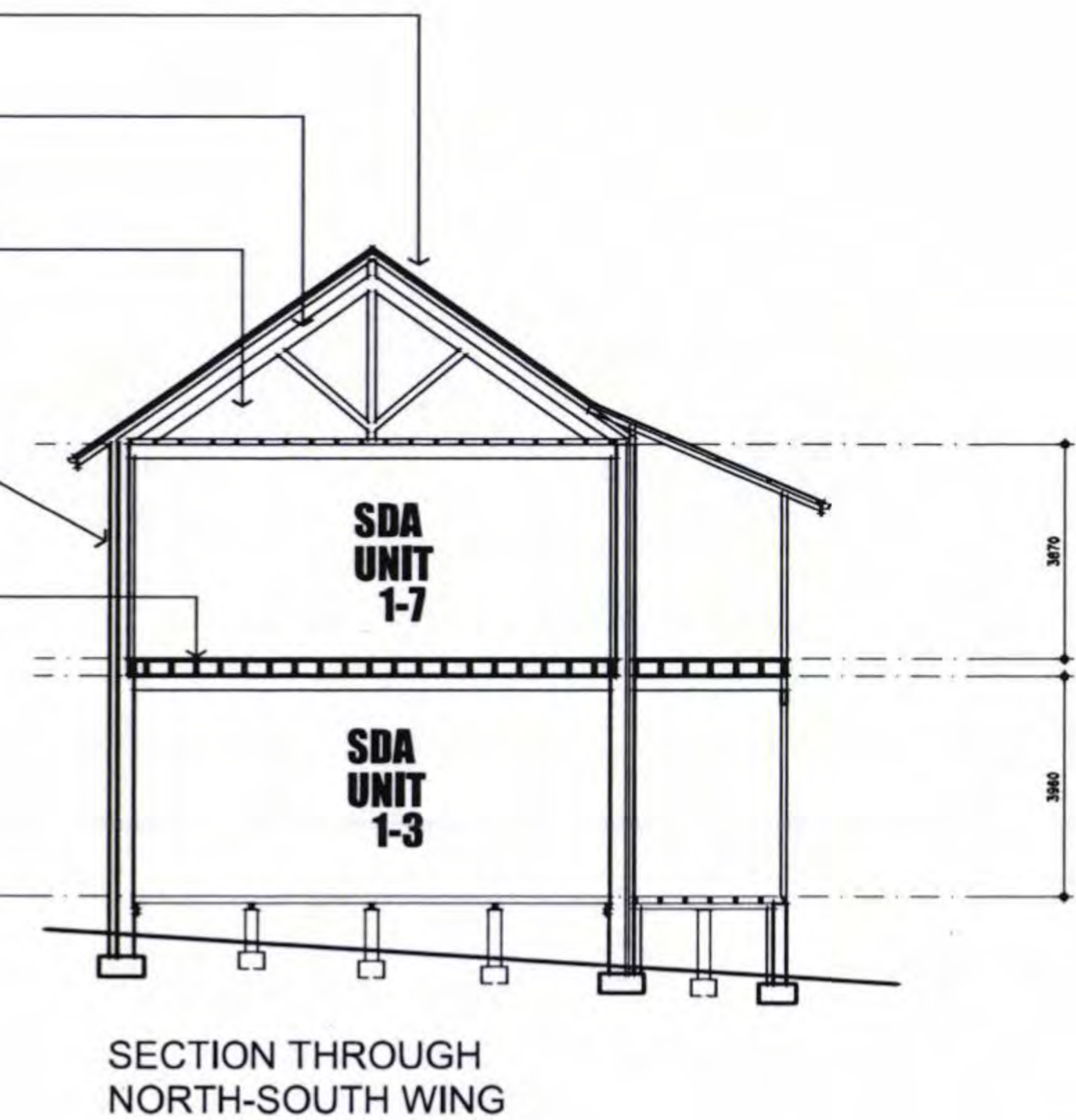
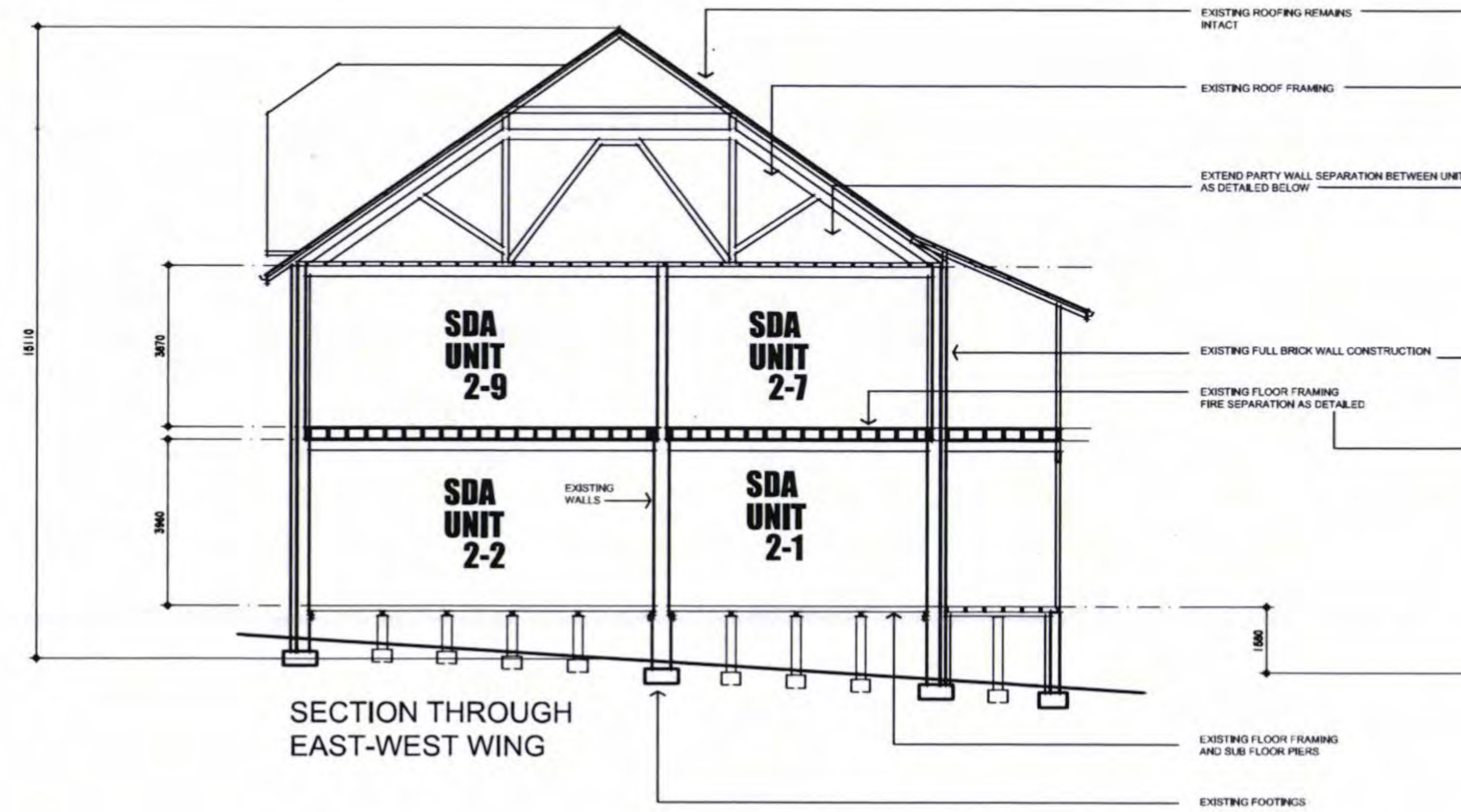
FRANK KOSZTELNICK AND ASSOCIATES
ARCHITECTURAL DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
PO Box 470 Katoomba, NSW 2780
Phone 0647-82 1404
Email: frank@koszteelnick.com
PROPOSED SPECIALIST DISABILITY
APPLICATION
AT: ACCOMMODATION
202-206 MORT STREET
LITHGOW



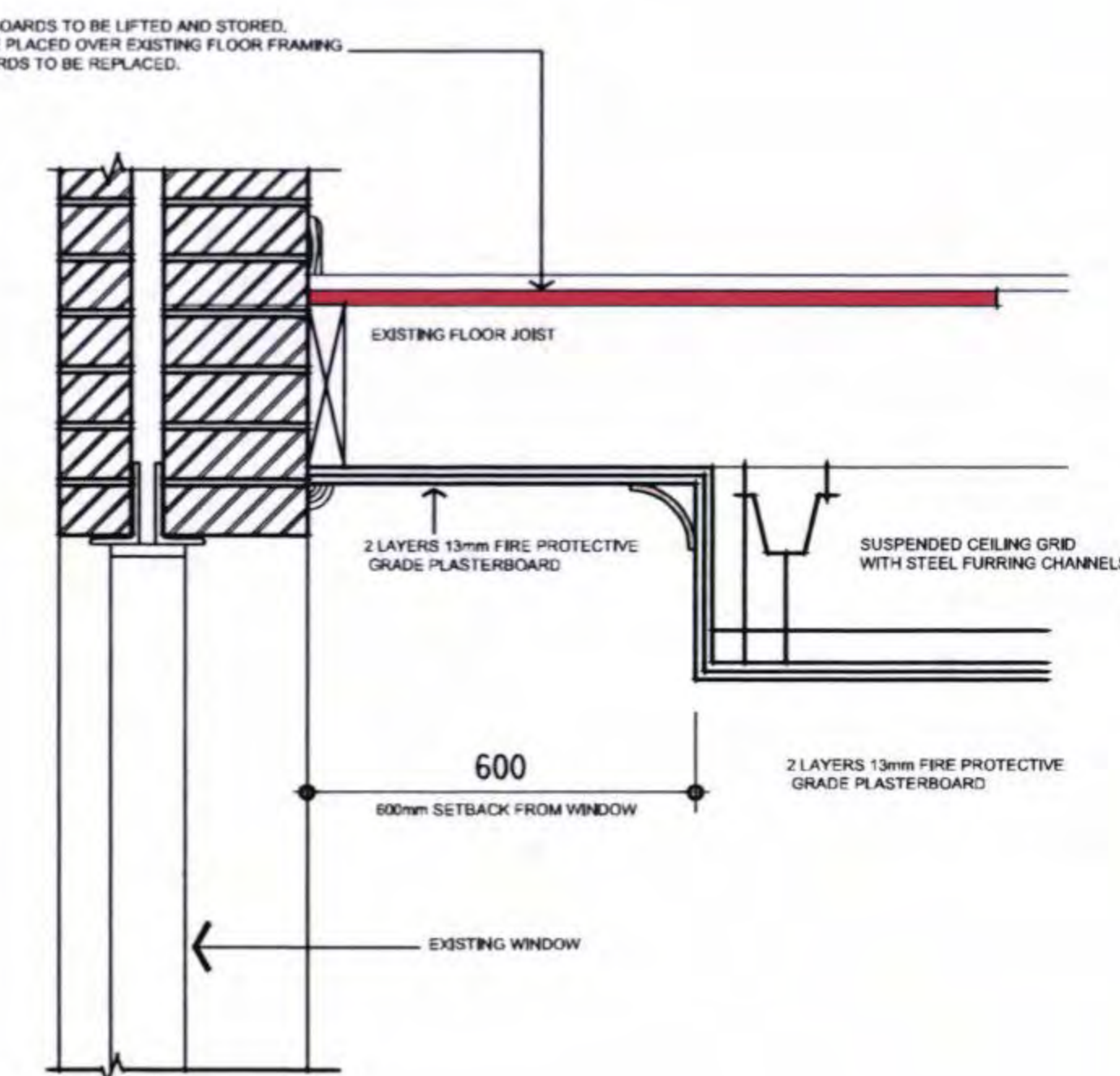
SECTION THROUGH NEW PARTY WALL
SCALE 1:10



DETAIL IN ROOF SPACE
SCALE 1:10



DETAIL WHERE WINDOW HEAD IS LOW ENOUGH TO ACCOMMODATE DROPPED BULKHEAD FOR SERVICES
GROUND FLOOR LEVEL
SCALE 1:10



DETAIL WHERE WINDOW HEAD ISN'T LOW ENOUGH TO ACCOMMODATE DROPPED BULKHEAD FOR SERVICES
GROUND FLOOR LEVEL
SCALE 1:10

NOTE:
DROPPED CEILING HEIGHT ONLY OCCURS WHERE REQUIRED TO ACCOMMODATE SERVICES FROM THE FLOOR ABOVE AND IS NOT TO OCCUR OVER AT THE ENTRANCES ON EACH FLOOR

FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-62 1404
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztnik.com

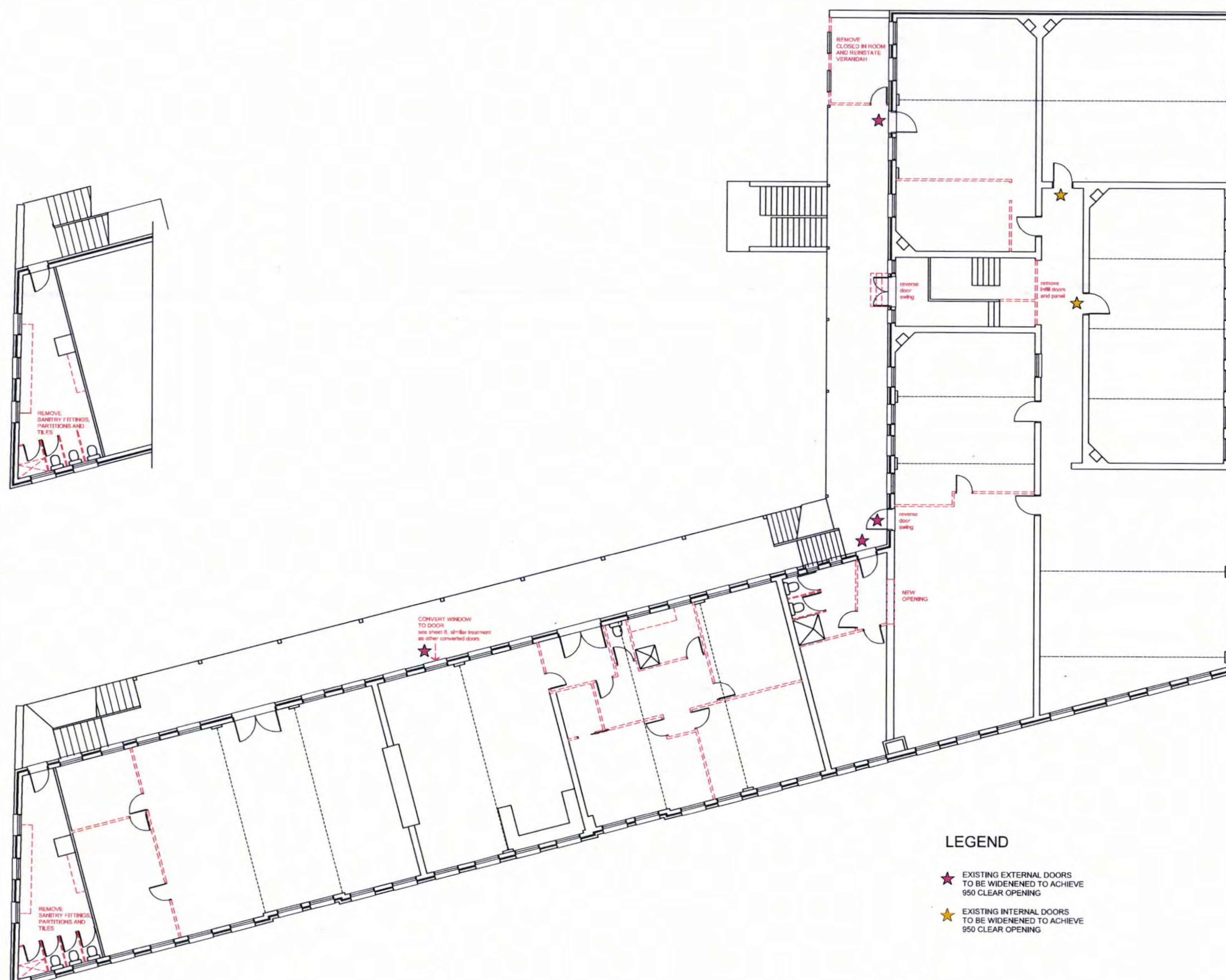
DEVELOPMENT APPLICATION

PROPOSED SPECIALIST DISABILITY
AT: ACCOMMODATION
202-206 MORT STREET
LITHGOW

Scale 1:100 UNO
Drawn F. Kosztnik
Date APRIL 2020
Job No. 1314

SHEET 5 A

SECTIONS, DETAILS



LEGEND

- ★ EXISTING EXTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ★ EXISTING INTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING

DEMOLITION PLAN FIRST FLOOR

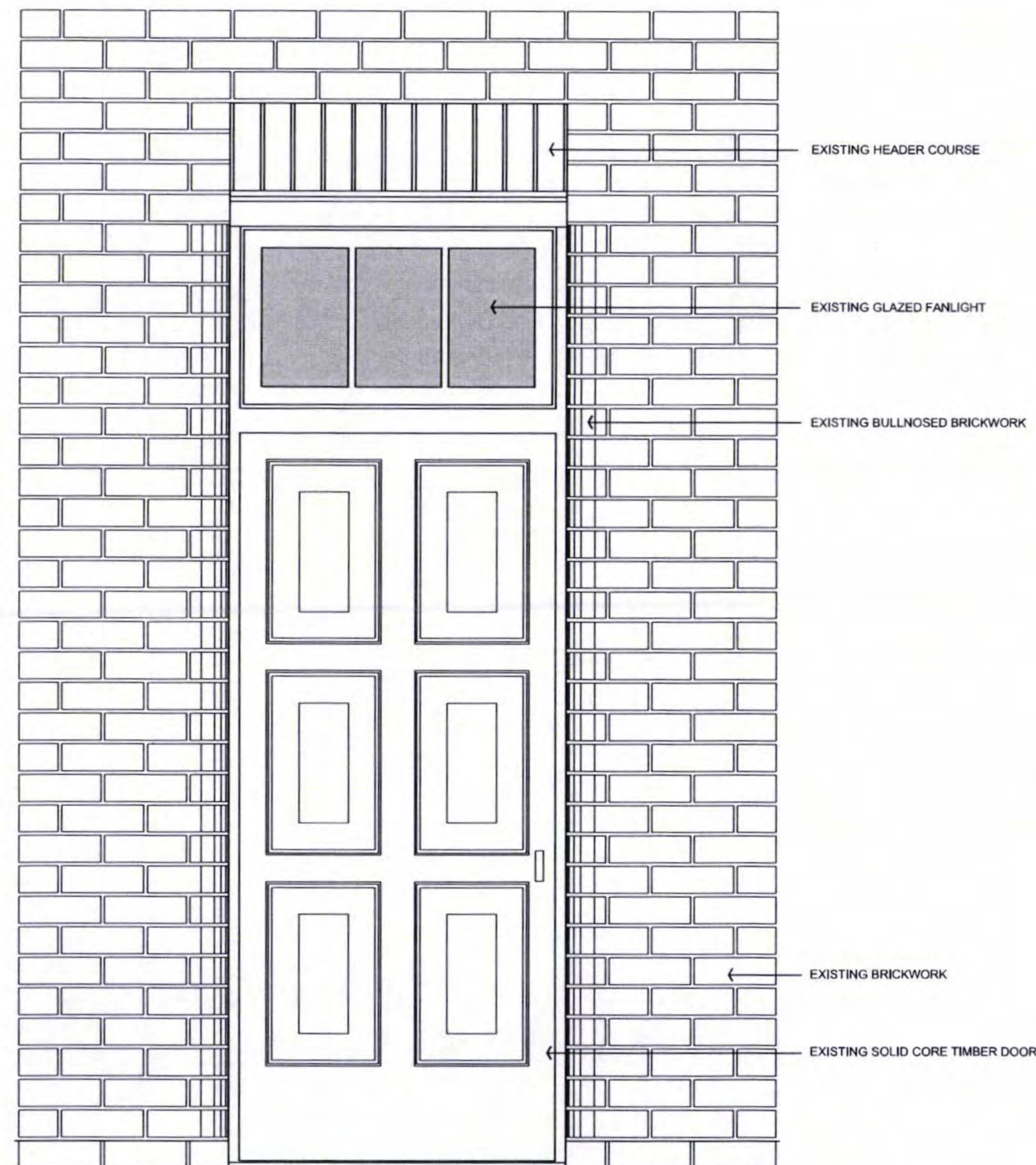
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-62 1404
PO Box 470, Katoomba, NSW 2780
Email: frank@kosztnik.com

DEVELOPMENT APPLICATION

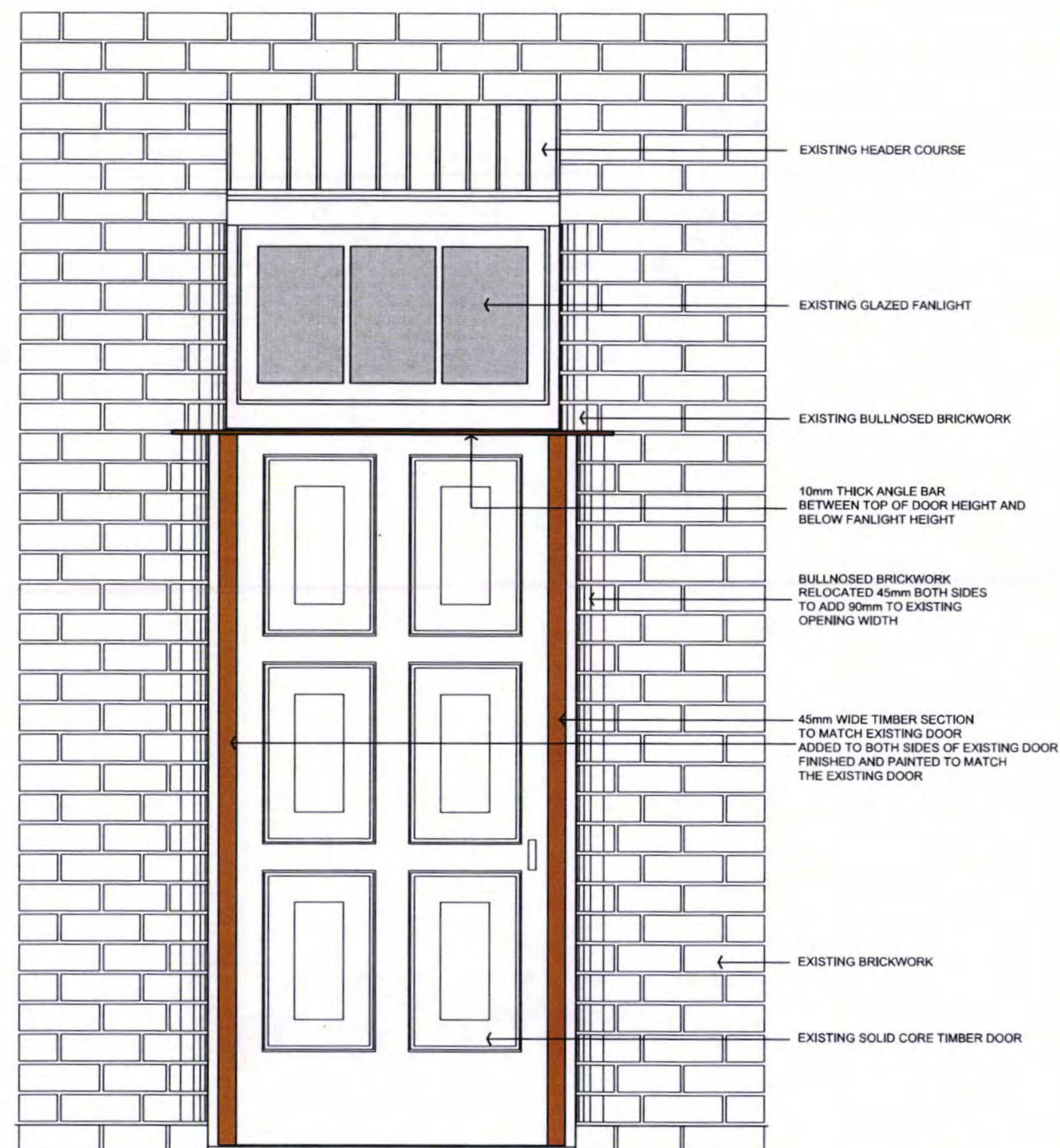
PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
AT: 202-206 MORT STREET
LITHGOW

Scale
1:100 UNO
Drawn
F. Kosztnik
Date APRIL 2020
Job No. 1314

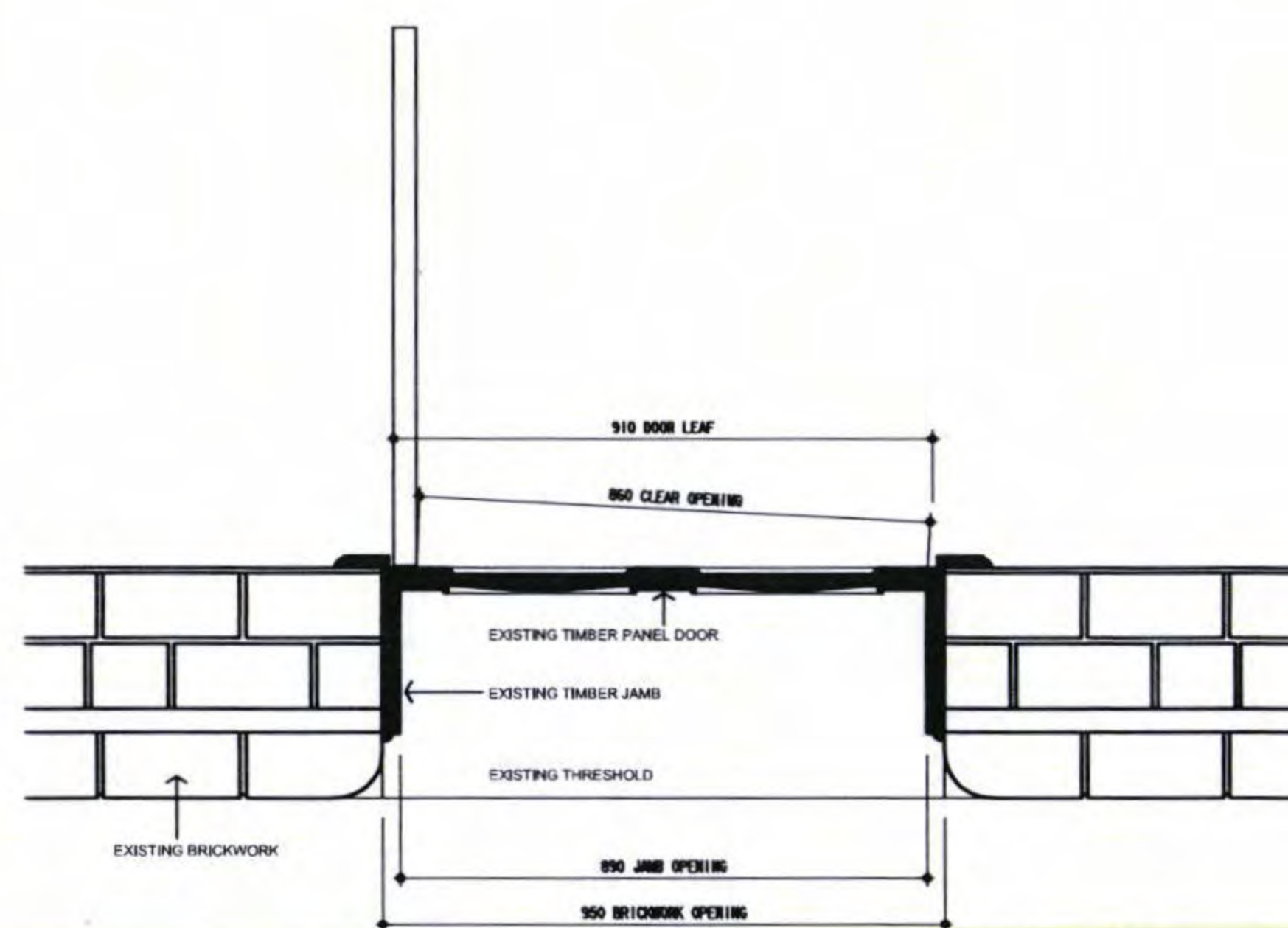




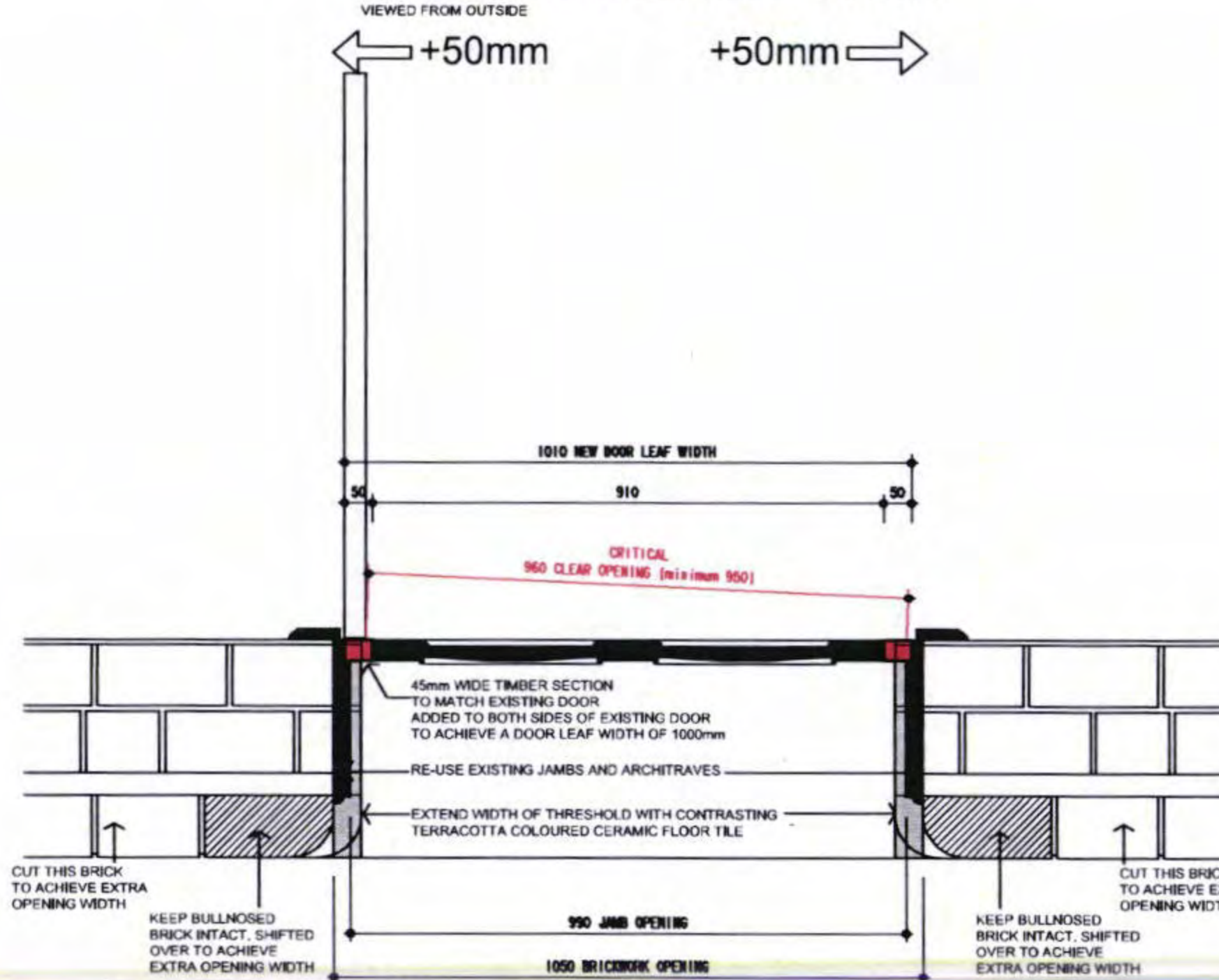
EXISTING DOOR ELEVATION
VIEWED FROM OUTSIDE



PROPOSED DOOR ELEVATION
VIEWED FROM OUTSIDE



EXISTING
EXTERNAL DOOR DETAIL
TYPICAL 910mm DOOR LEAF



PROPOSED
EXTERNAL DOOR MODIFICATION DETAIL TO ACHIEVE 950mm MINIMUM CLEAR OPENING

EXTERNAL DOOR MODIFICATIONS

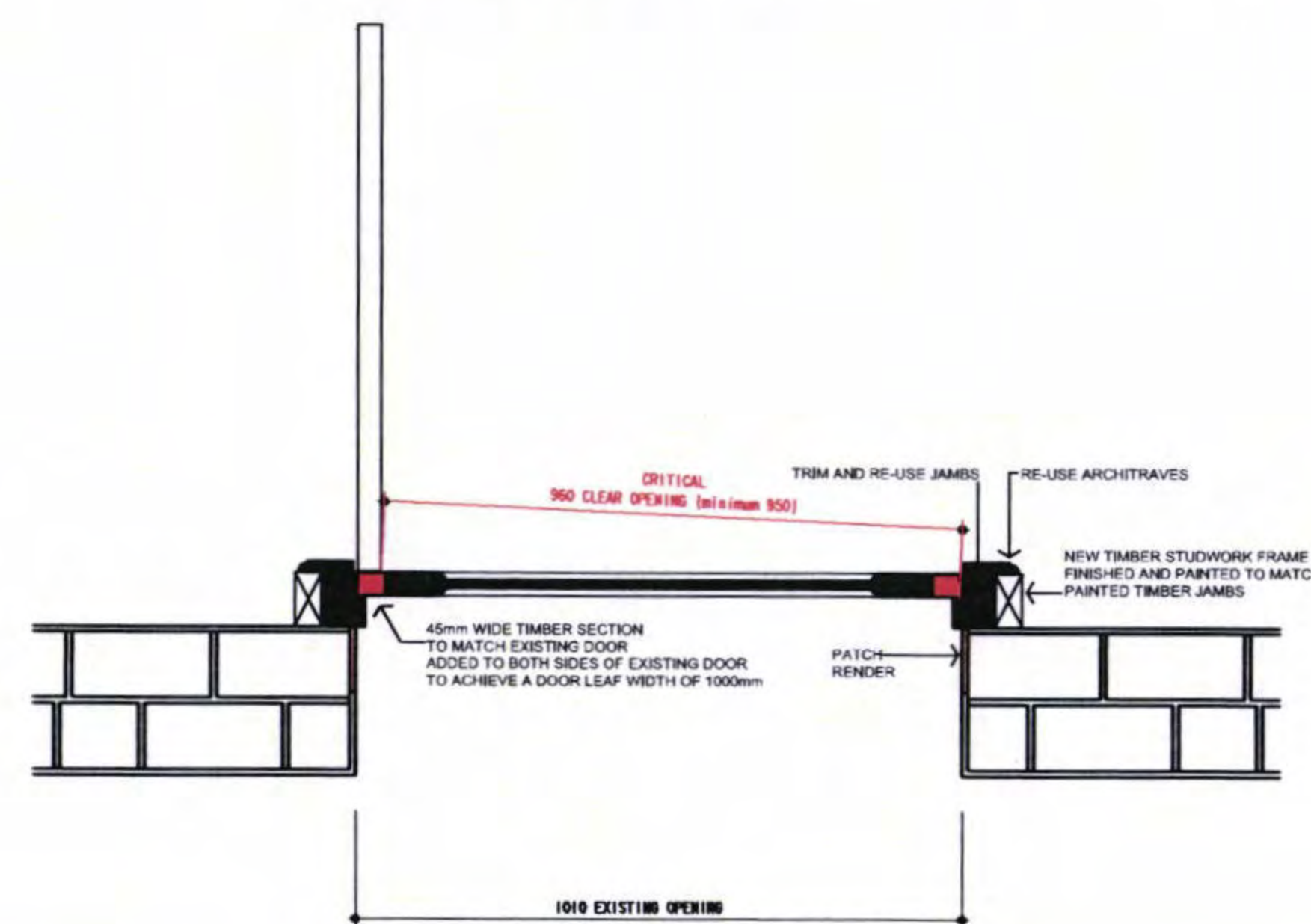
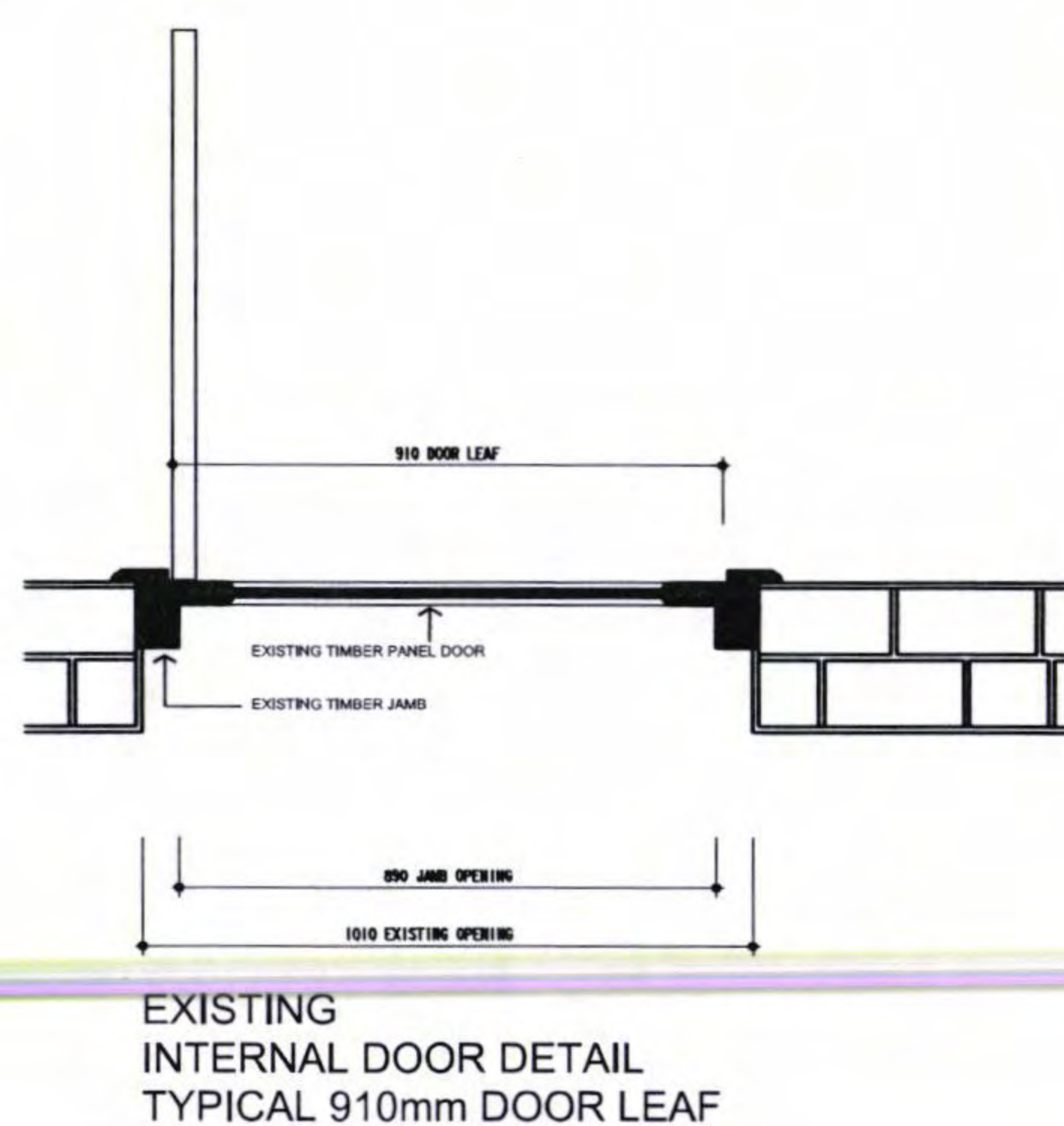
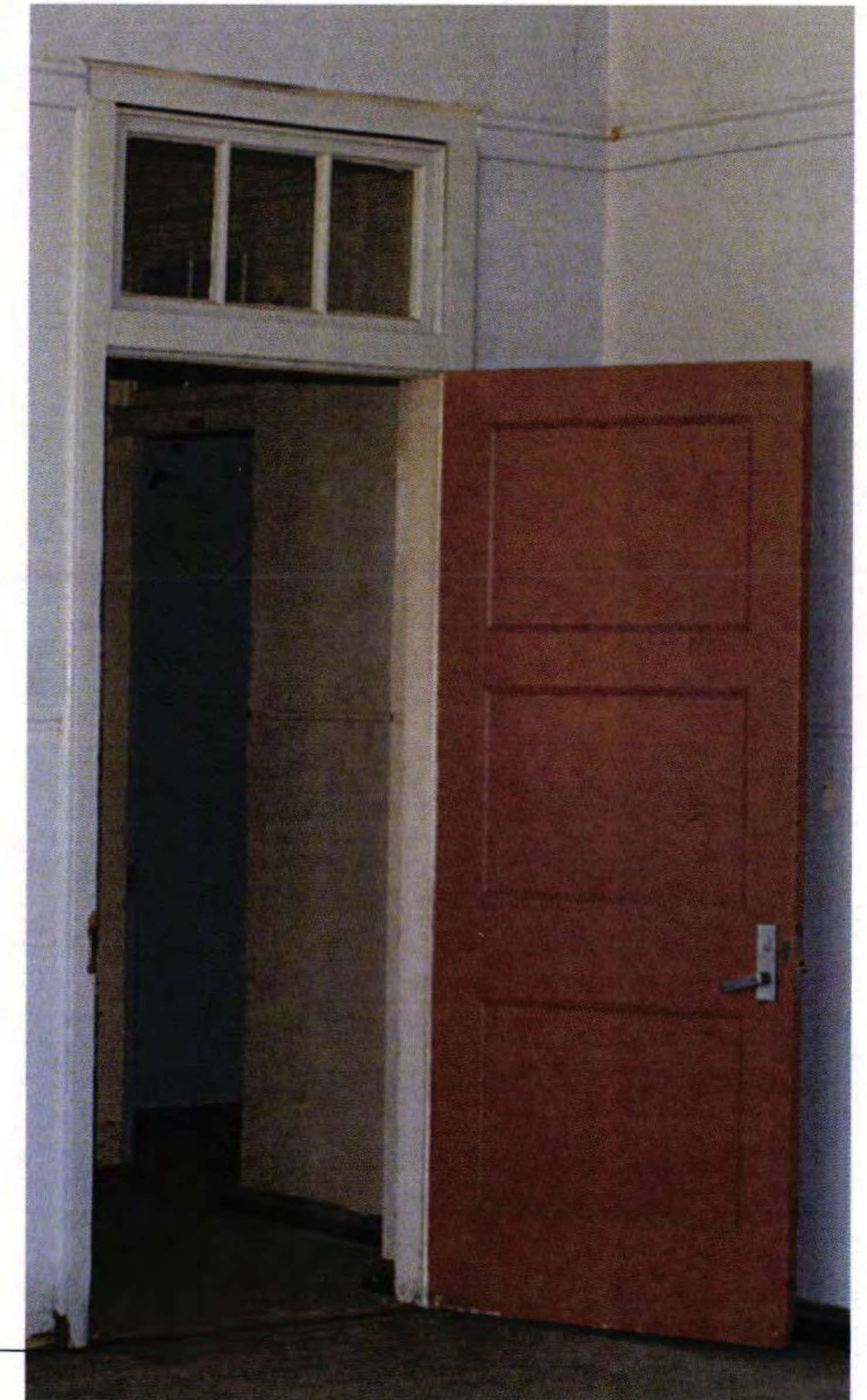
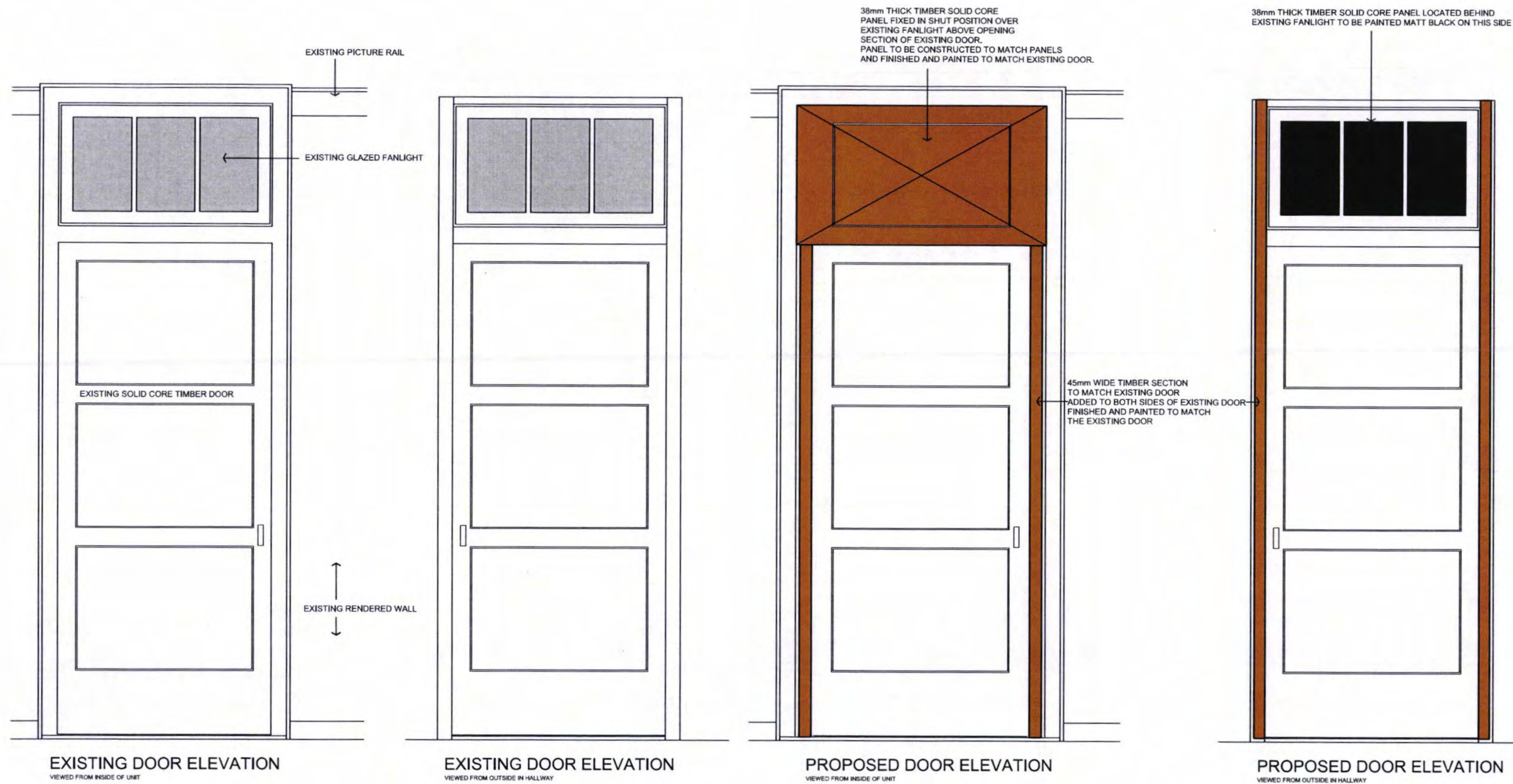
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-82 1404
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztechnik.com

**DEVELOPMENT
APPLICATION**

PROPOSED SPECIALIST DISABILITY
AT:
202-206 MORT STREET
LITHGOW

Scale
1:10 UNO
Drawn
F. Kosztechnik
Date APRIL 2020
Job No. 1314





INTERNAL DOOR MODIFICATIONS

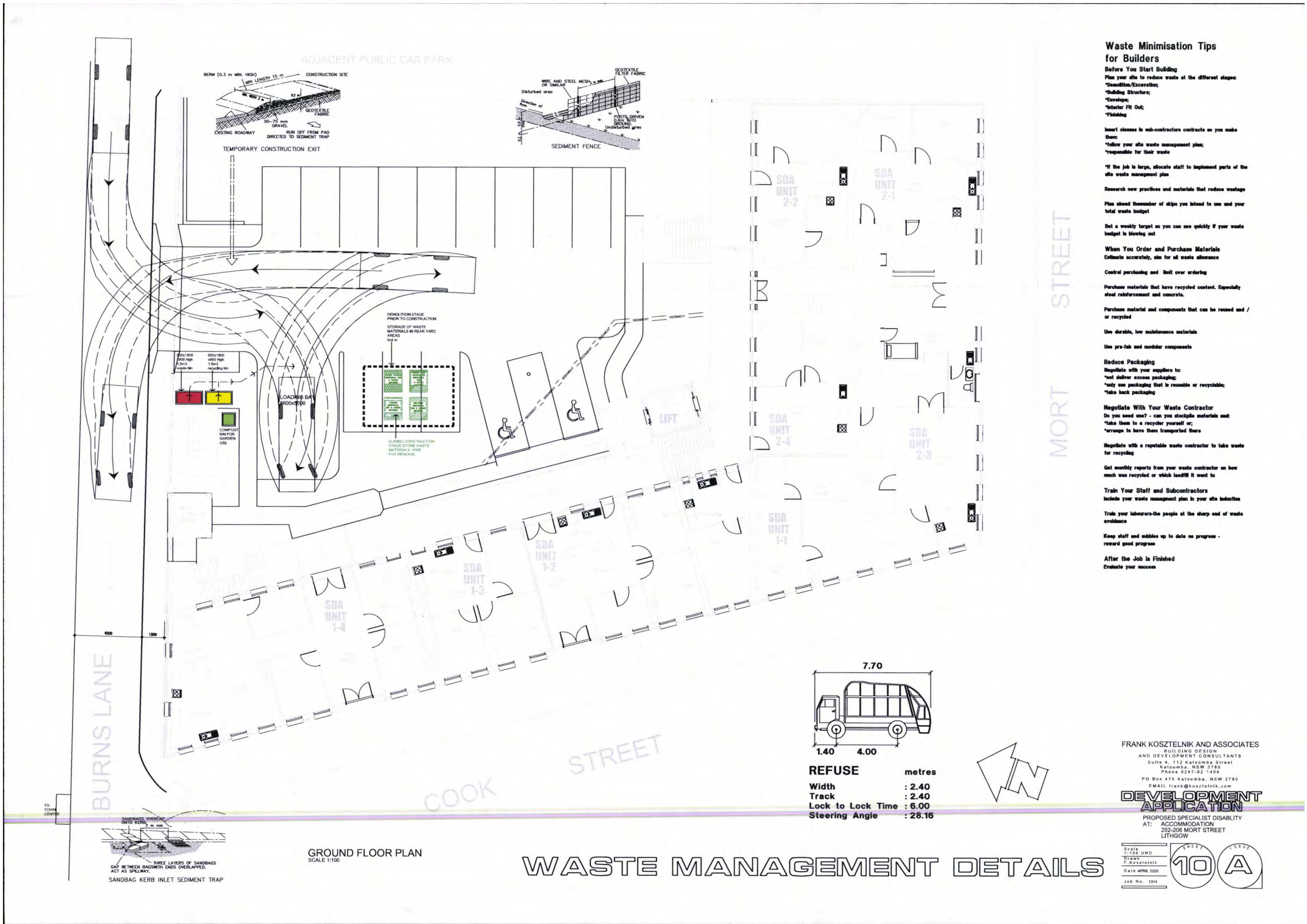
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-82 1404
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztechnik.com

**DEVELOPMENT
APPLICATION**

PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
202-206 MORT STREET
LITHGOW

Scale
1:10 UNO
Drawn
F. Kosztechnik
Date APRIL 2020
Job No. 1314





Waste Minimisation Tips for Builders

Before You Start Building
Plan your site to reduce waste at the different stages:
•Demolition/Excavation;
•Building Structure;
•Envelope;
•Interior Fit Out;
•Finishing

Insert clauses in sub-contractors contracts as you make them:
•follow your site waste management plan;
•responsible for their waste

If the job is large, allocate staff to implement parts of the site waste management plan

Research new practices and materials that reduce wastage

Plan ahead the number of skips you intend to use and your total waste budget

Set a weekly target so you can see quickly if your waste budget is blowing out

When You Order and Purchase Materials
Estimate accurately, aim for all waste allowance

Control purchasing and limit over ordering

Purchase materials that have recycled content. Especially steel reinforcement and concrete.

Purchase material and components that can be reused and / or recycled

Use durable, low maintenance materials

Use pre-fab and modular components

Reduce Packaging
Negotiate with your suppliers to:
•not deliver excess packaging;
•only use packaging that is reusable or recyclable;
•take back packaging

Negotiate With Your Waste Contractor
Do you need one? - can you stockpile materials and:
•take them to a recycler yourself or;
•arrange to have them transported there

Negotiate with a reputable waste contractor to take waste for recycling

Get monthly reports from your waste contractor on how much was recycled or which landfill it went to

Train Your Staff and Subcontractors
Include your waste management plan in your site induction

Train your labourers-the people at the sharp end of waste avoidance

Keep staff and subbies up to date on progress - reward good progress

After the Job is Finished
Evaluate your success

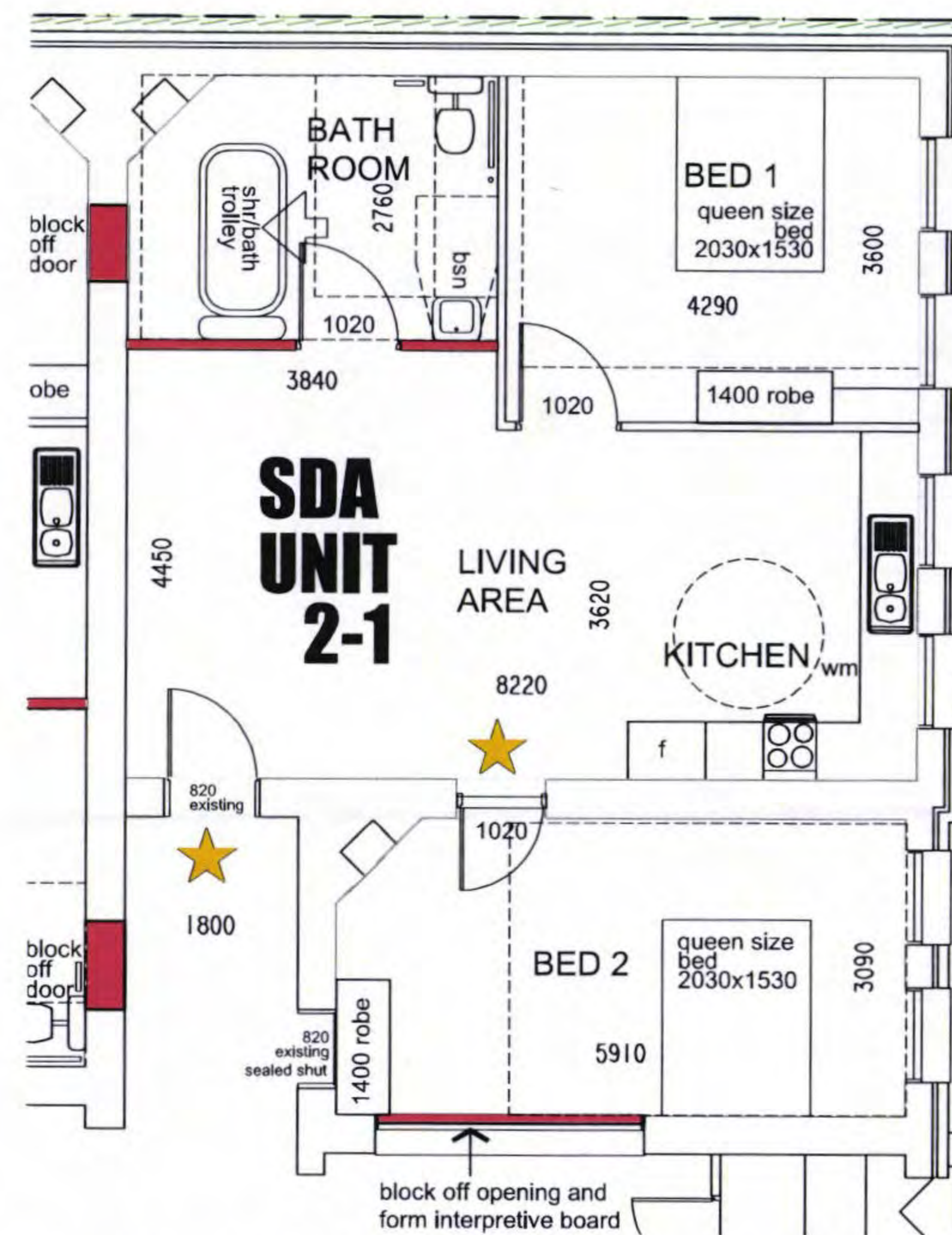
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-62 1404
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztelnik.com

DEVELOPMENT APPLICATION

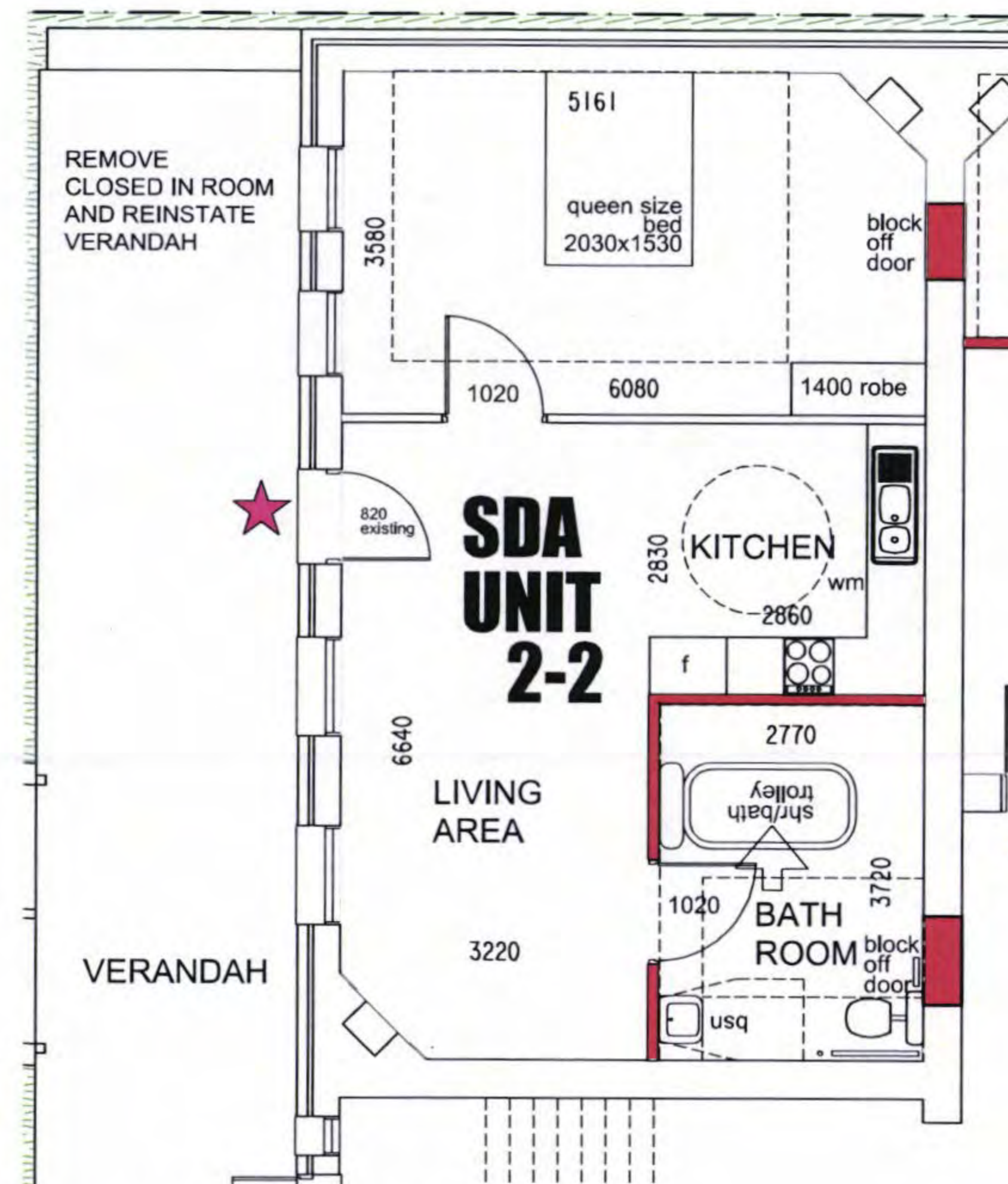
PROPOSED SPECIALIST DISABILITY
AT: ACCOMMODATION
202-206 MORT STREET
LITHGOW

Scale
1:100 UNO
Drawn
F.Kosztelnik
Date APRIL 2020
Job No. 1314

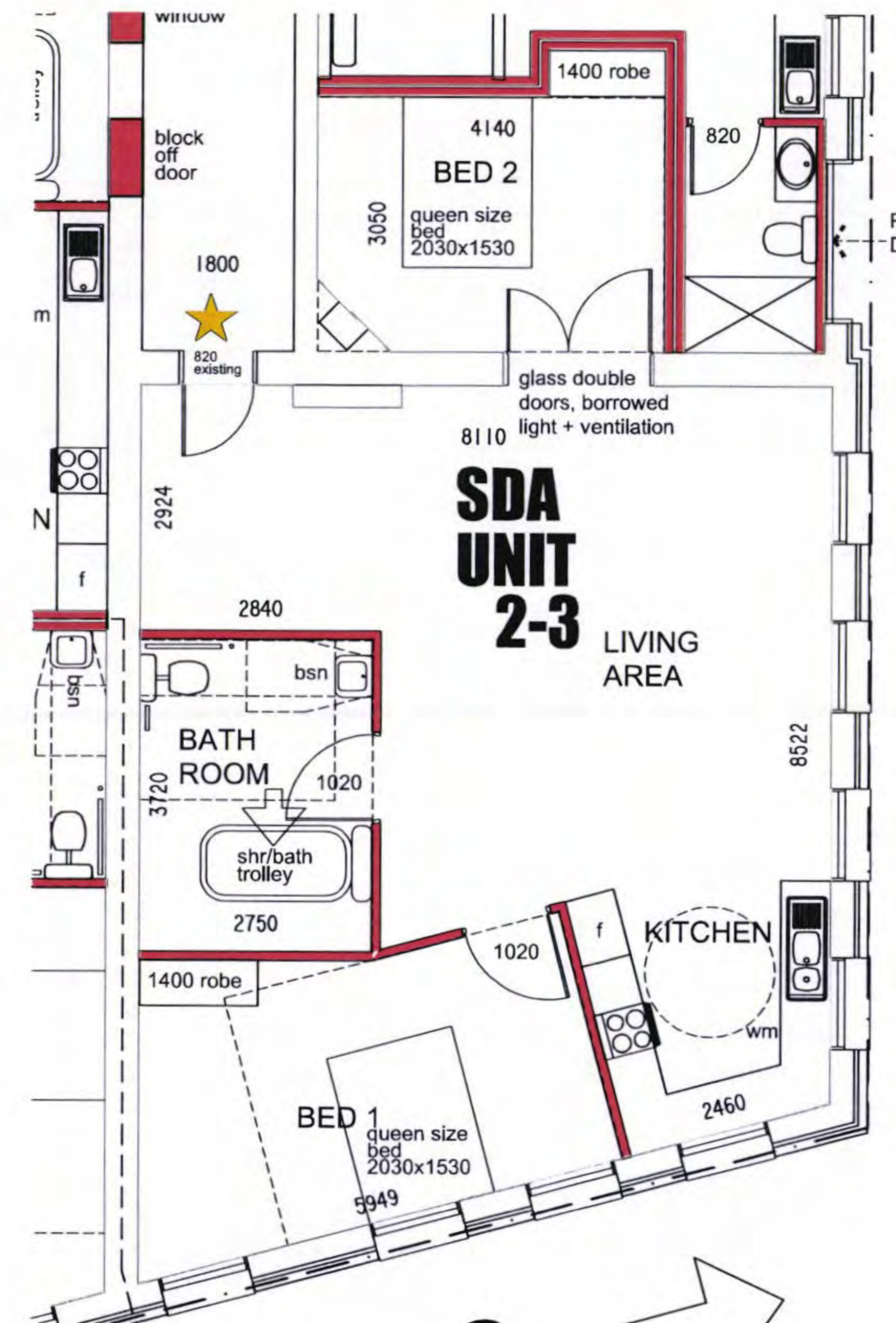
SHEET 10 A



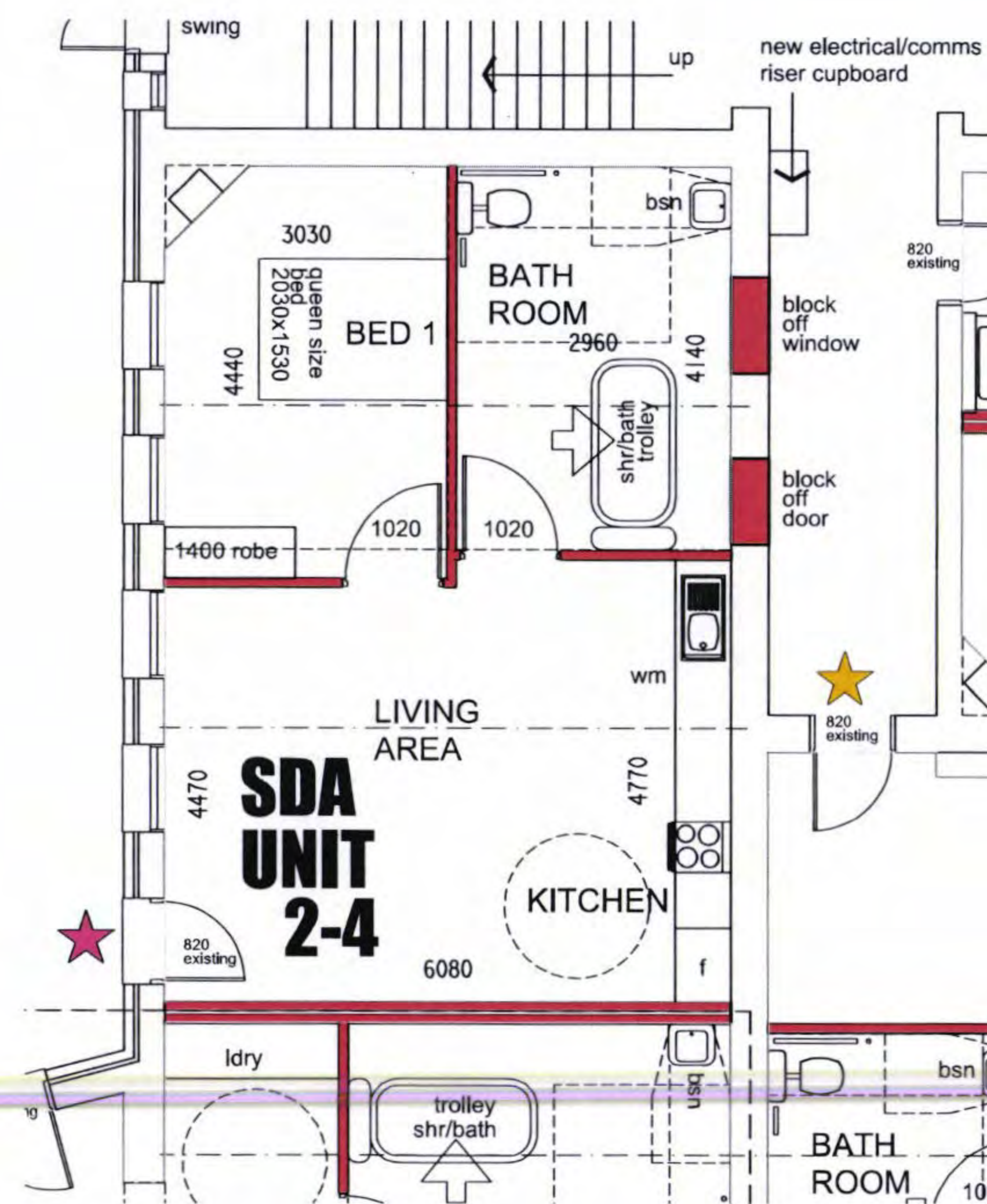
SDA UNIT 2-1 DETAIL SCALE 1:50
77.90m²



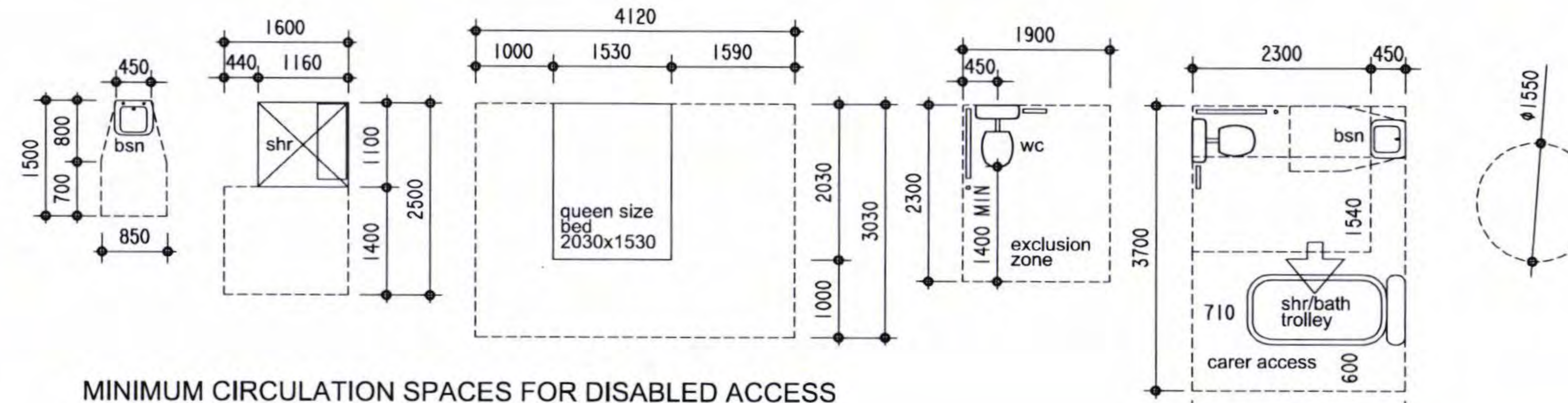
SDA UNIT 2-2 DETAIL SCALE 1:50
61.86m²



SDA UNIT 2-3 DETAIL SCALE 1:50
92.35m²



SDA UNIT 2-4 DETAIL SCALE 1:50
54.32m²



MINIMUM CIRCULATION SPACES FOR DISABLED ACCESS



- ★ EXISTING EXTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ★ EXISTING INTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING

FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-82 1404
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztnik.com

DEVELOPMENT APPLICATION

PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
202-206 MORT STREET
LITHGOW

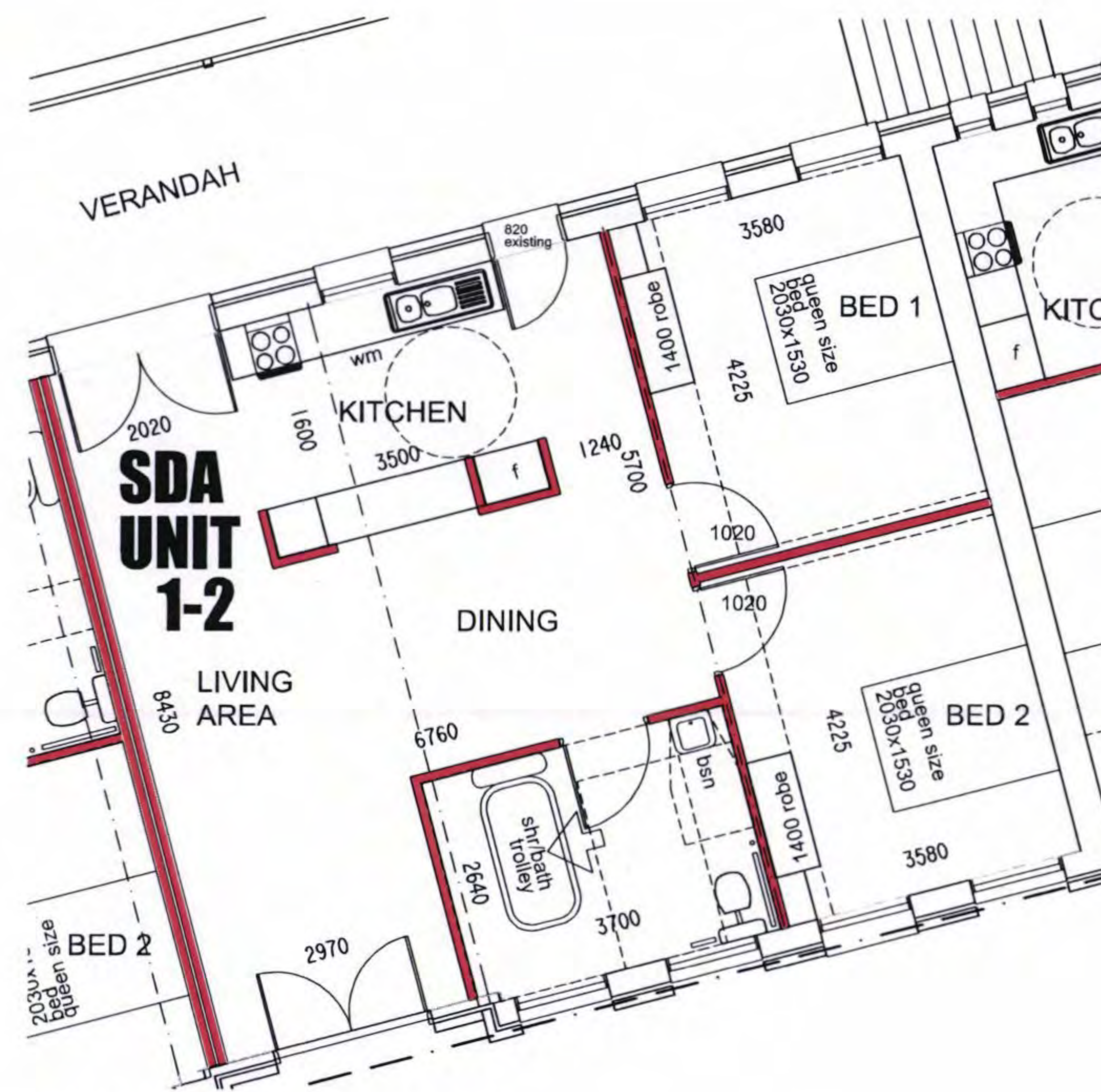
Scale
1:50 UNO
Drawn
F.Kosztnik
Date APRIL 2020
Job No. 1314

SHEET
11
A

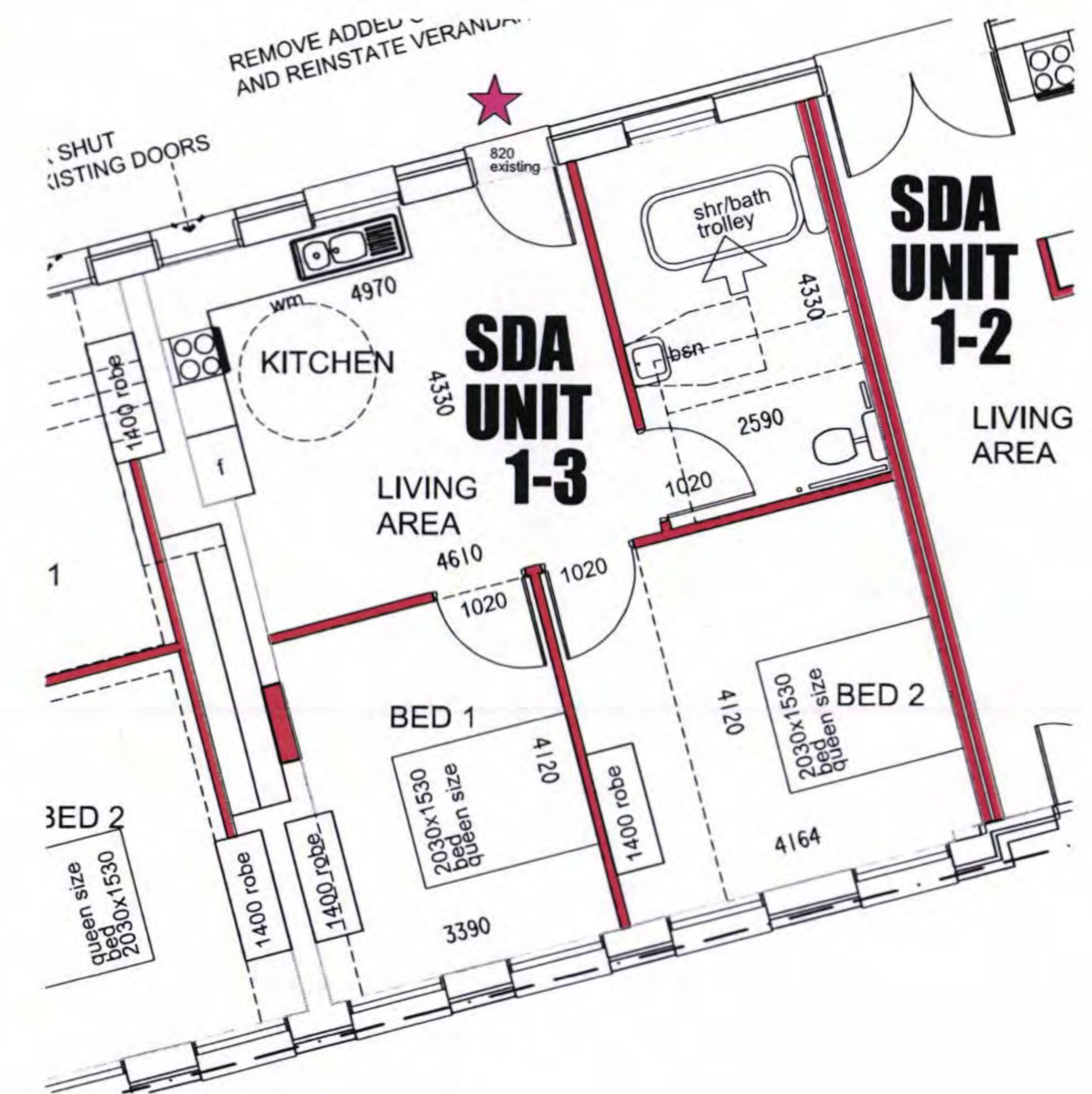
GROUND FLOOR UNIT DETAILS



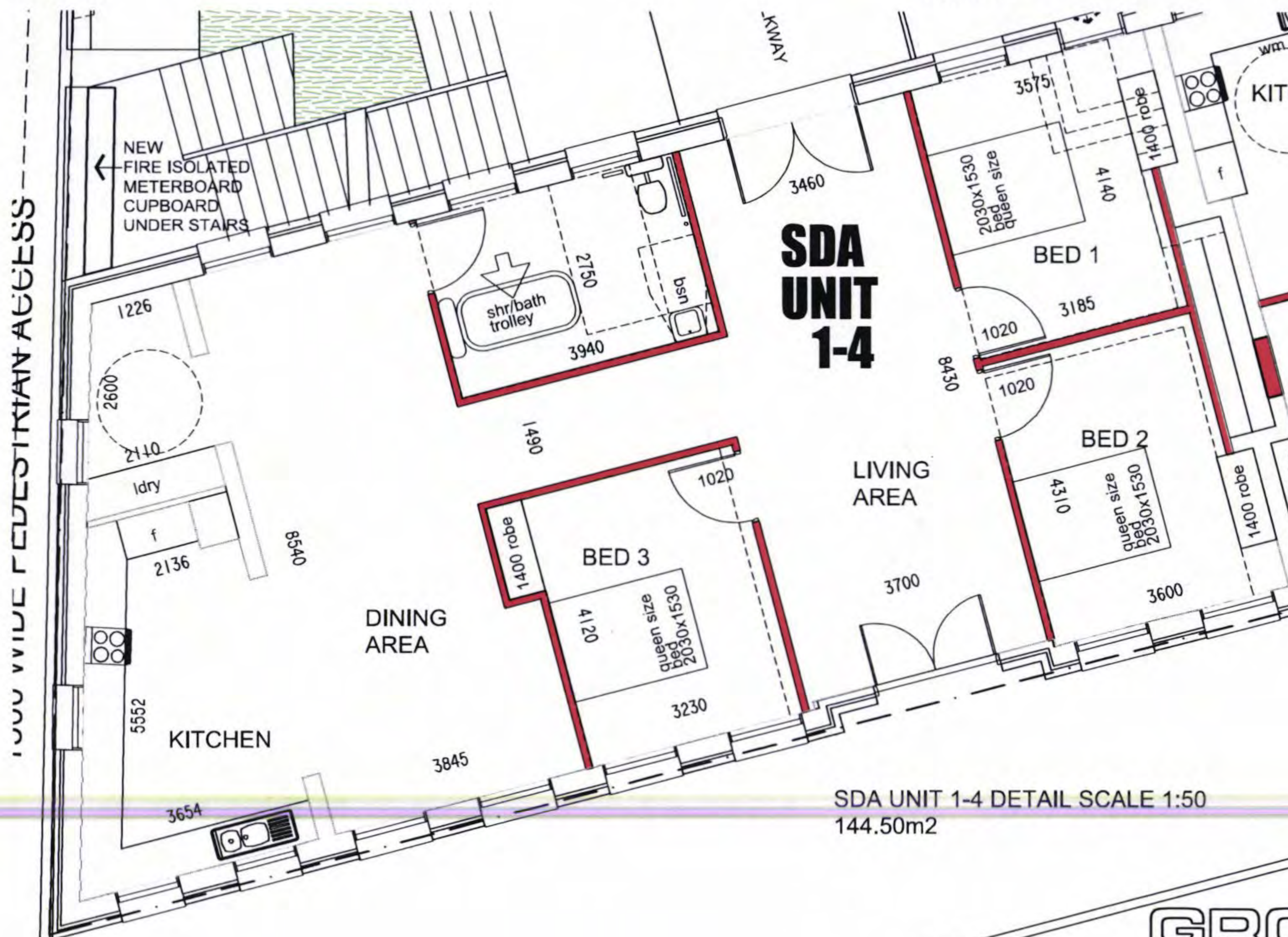
SDA UNIT 1-1 DETAIL SCALE 1:50
85.75m²



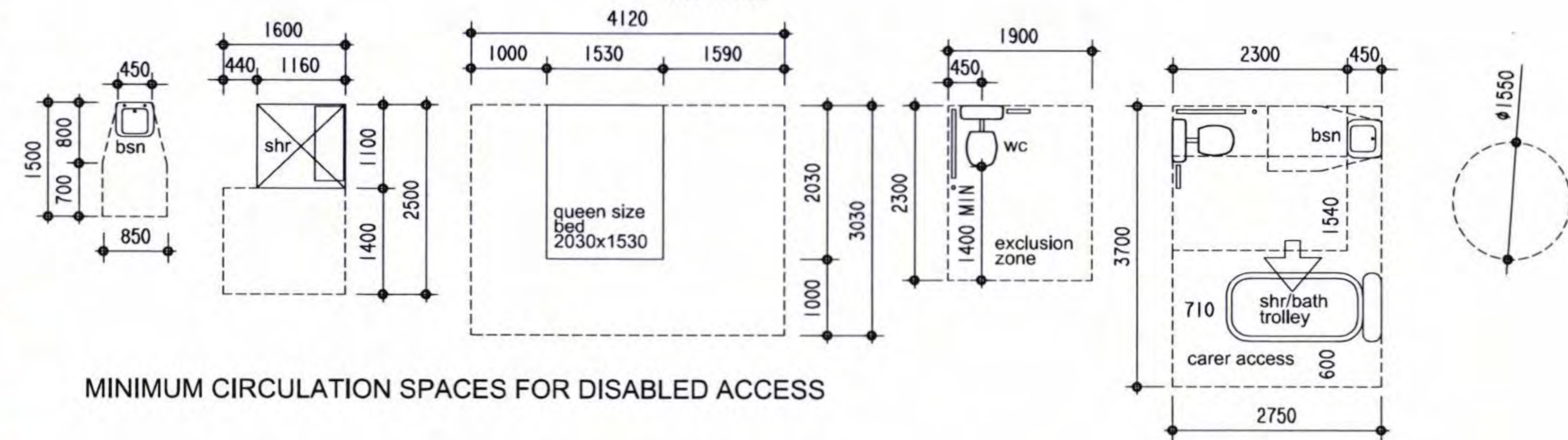
SDA UNIT 1-2 DETAIL SCALE 1:50
88.70m²



SDA UNIT 1-3 DETAIL SCALE 1:50
63.96m²



SDA UNIT 1-4 DETAIL SCALE 1:50
144.50m²



MINIMUM CIRCULATION SPACES FOR DISABLED ACCESS

- ★ EXISTING EXTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ★ EXISTING INTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING

FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-82 1404
PO Box 470 Katoomba, NSW 2780
EMAIL: frank@kosztnik.com

DEVELOPMENT APPLICATION

PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
AT: 202-206 MORT STREET
LITHGOW

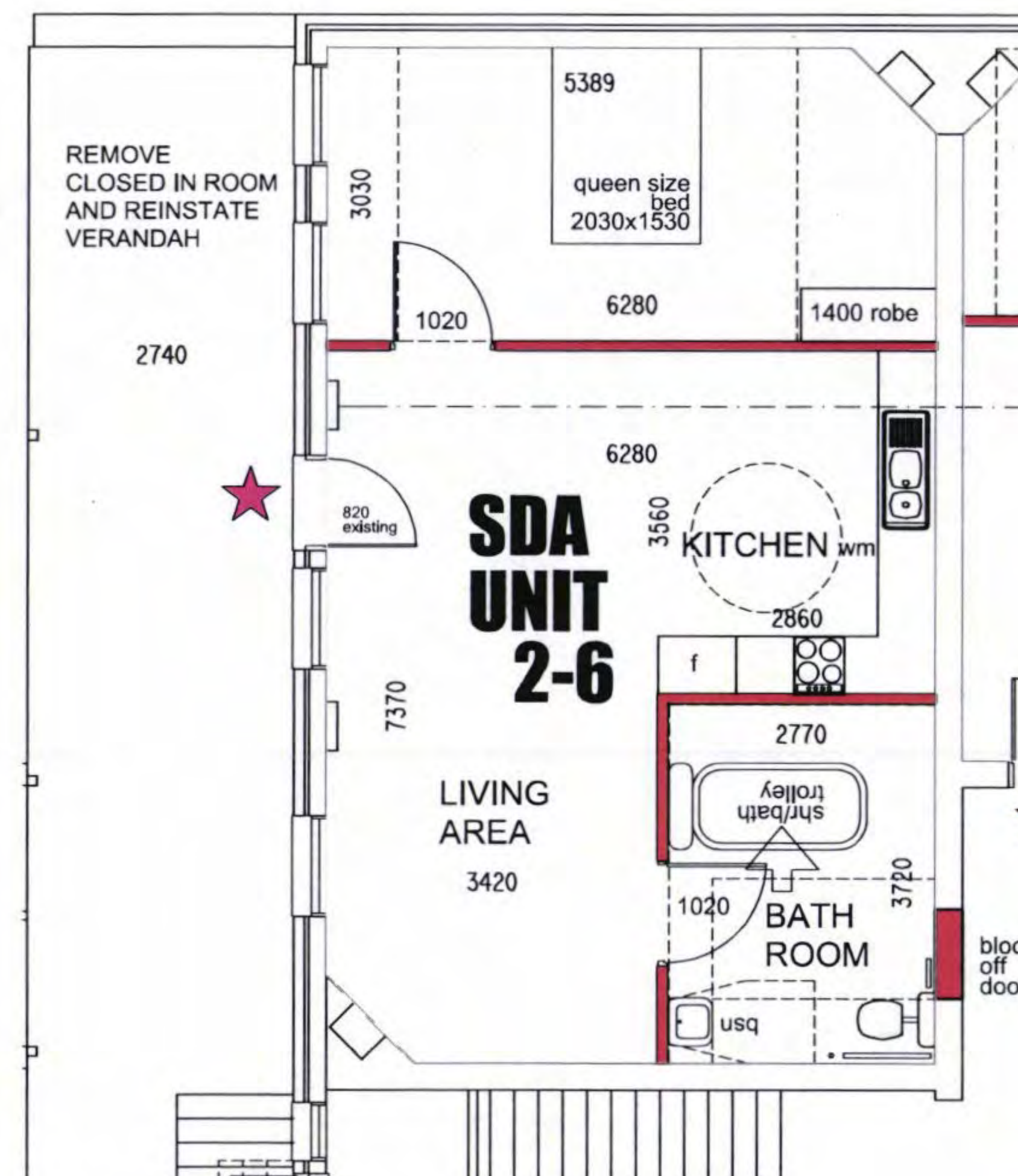
Scale: 1:50 UNO
Drawn: F. Kosztnik
Date: APRIL 2020
Job No.: 1314

12 A

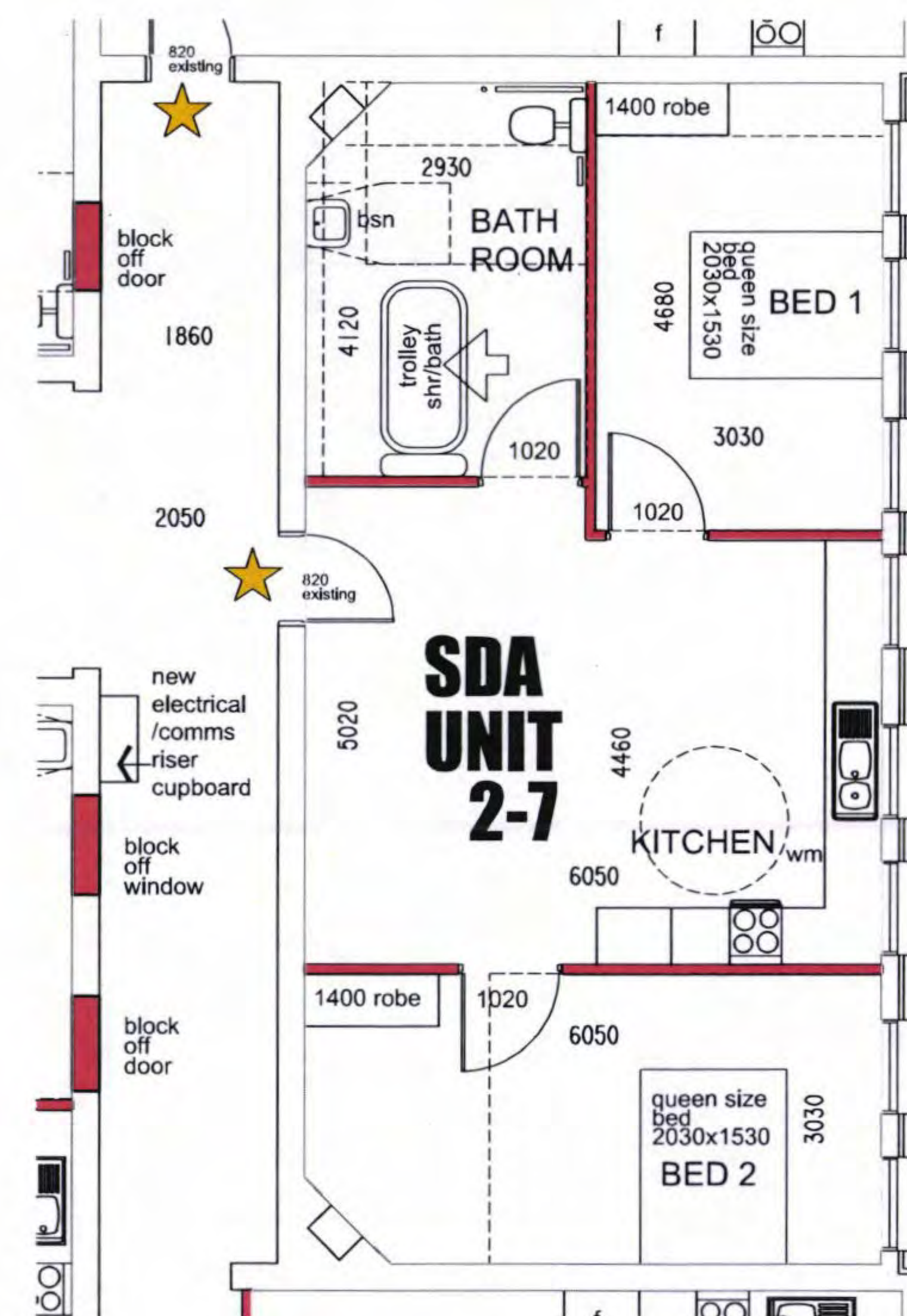
GROUND FLOOR UNIT DETAILS



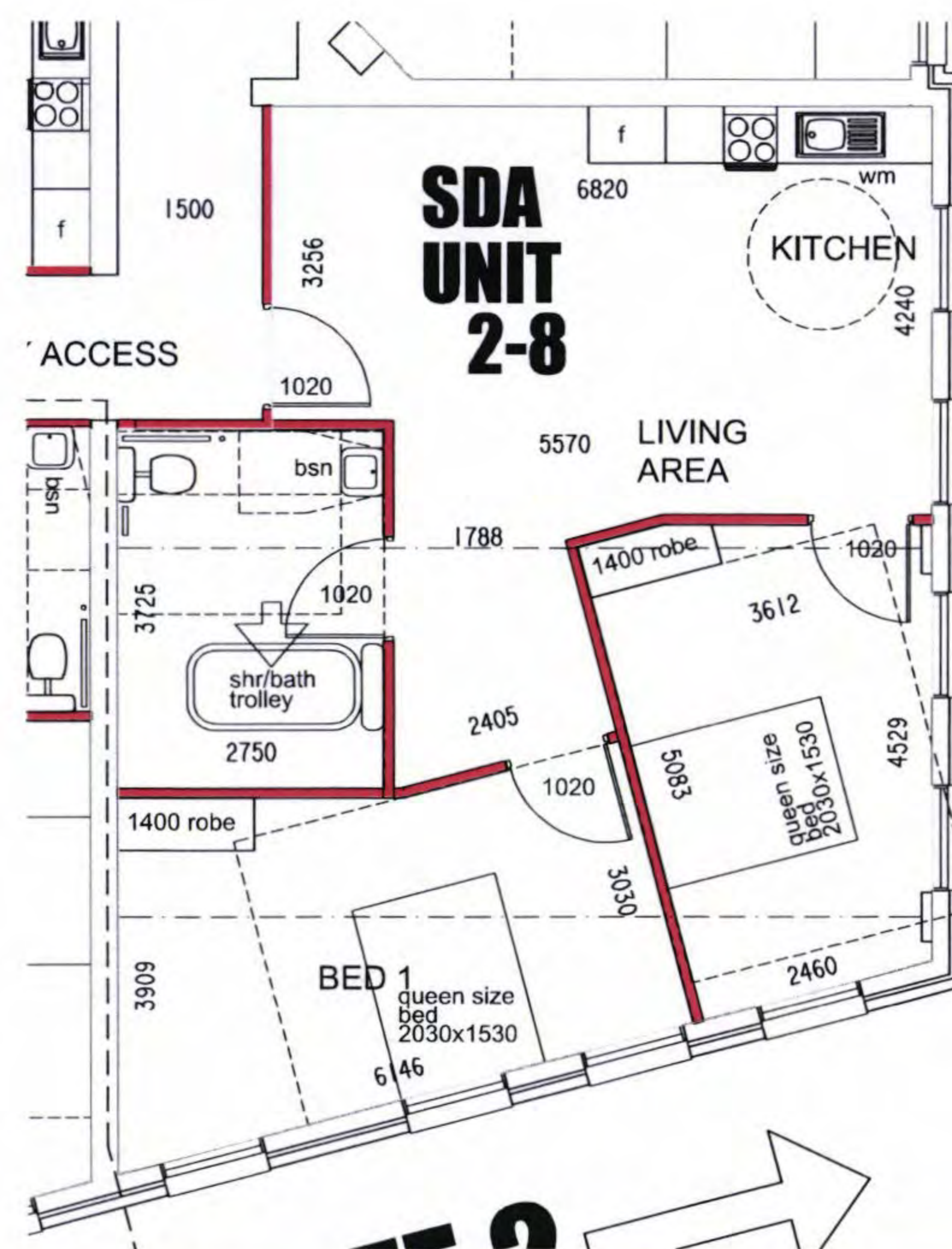
SDA UNIT 2-5 DETAIL SCALE 1:50
61.50m²



SDA UNIT 2-6 DETAIL SCALE 1:50
65.08m²



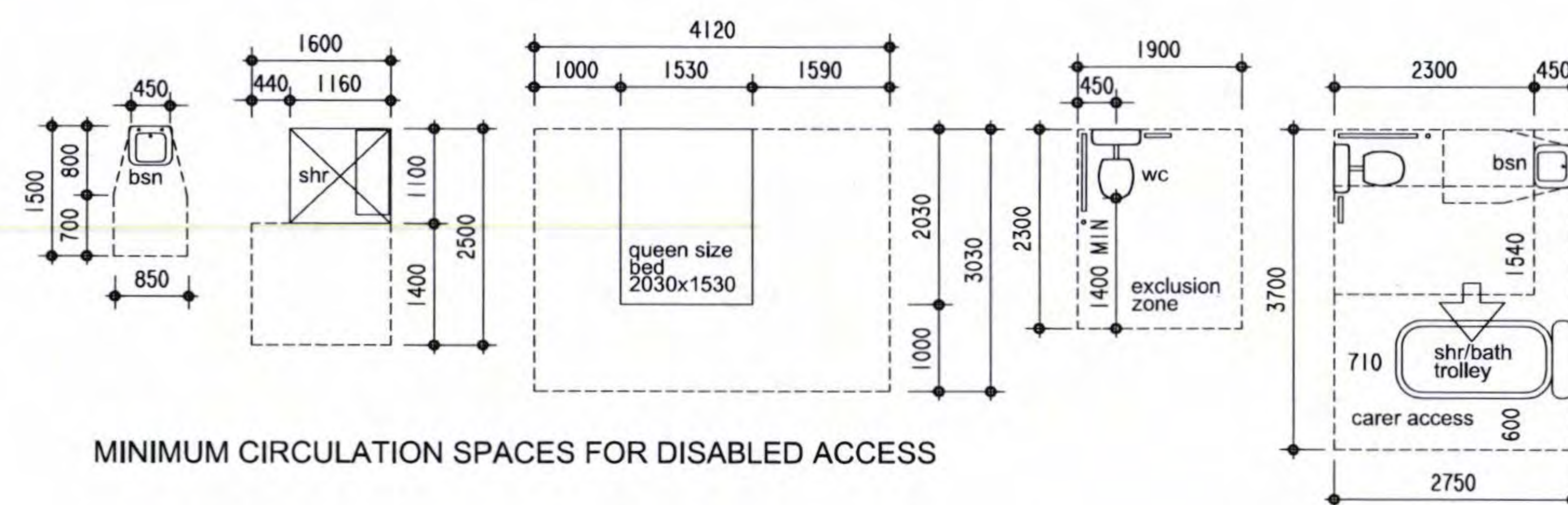
SDA UNIT 2-7 DETAIL SCALE 1:50
73.92m²



SDA UNIT 2-8 DETAIL SCALE 1:50
78.48m²



SDA UNIT 2-9 DETAIL SCALE 1:50
48.50m²



MINIMUM CIRCULATION SPACES FOR DISABLED ACCESS

- ★ EXISTING EXTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ★ EXISTING INTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING

FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-752 1484
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztelnik.com

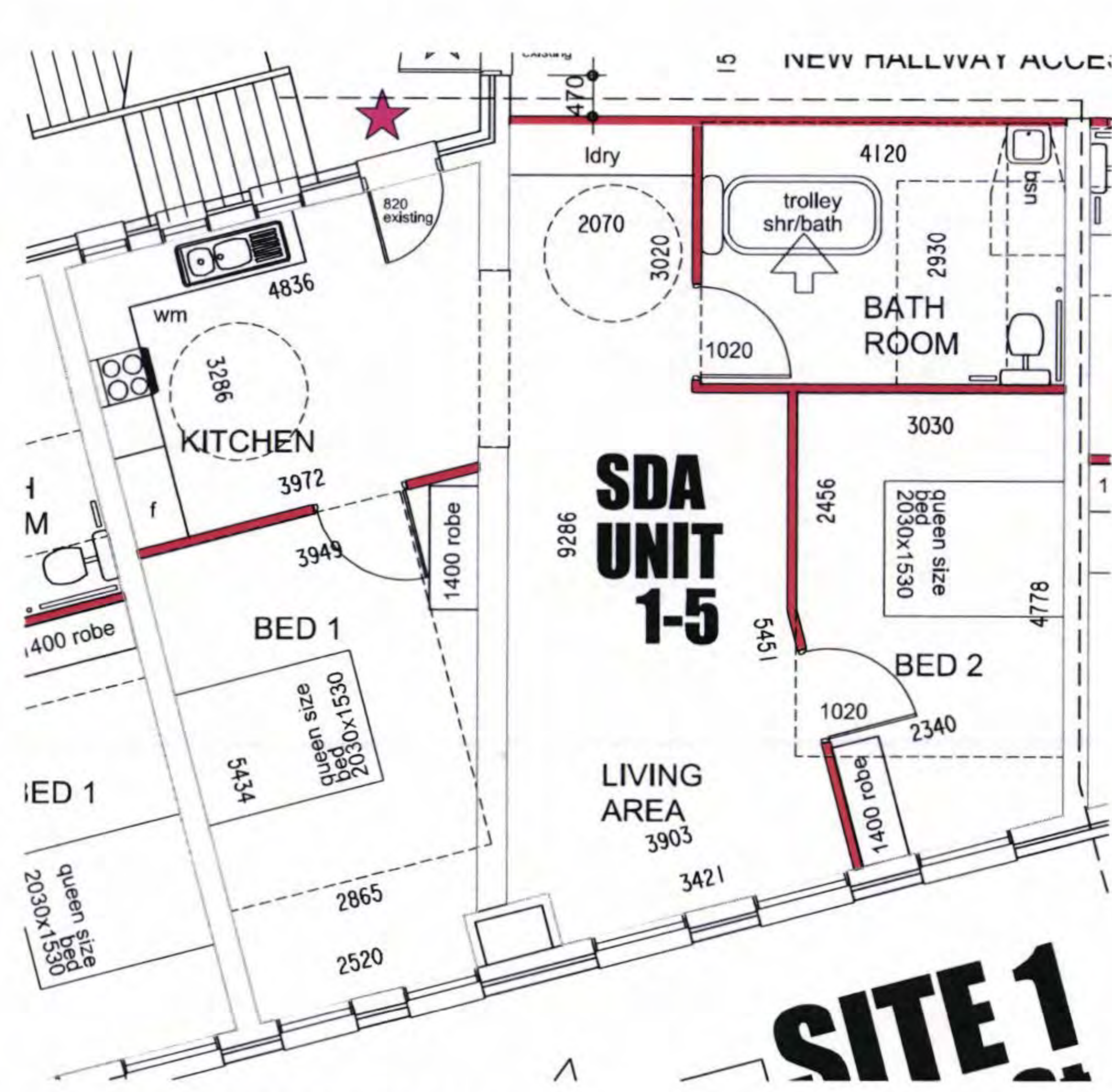
DEVELOPMENT APPLICATION

PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
AT:
202-206 MORT STREET
LITHGOW

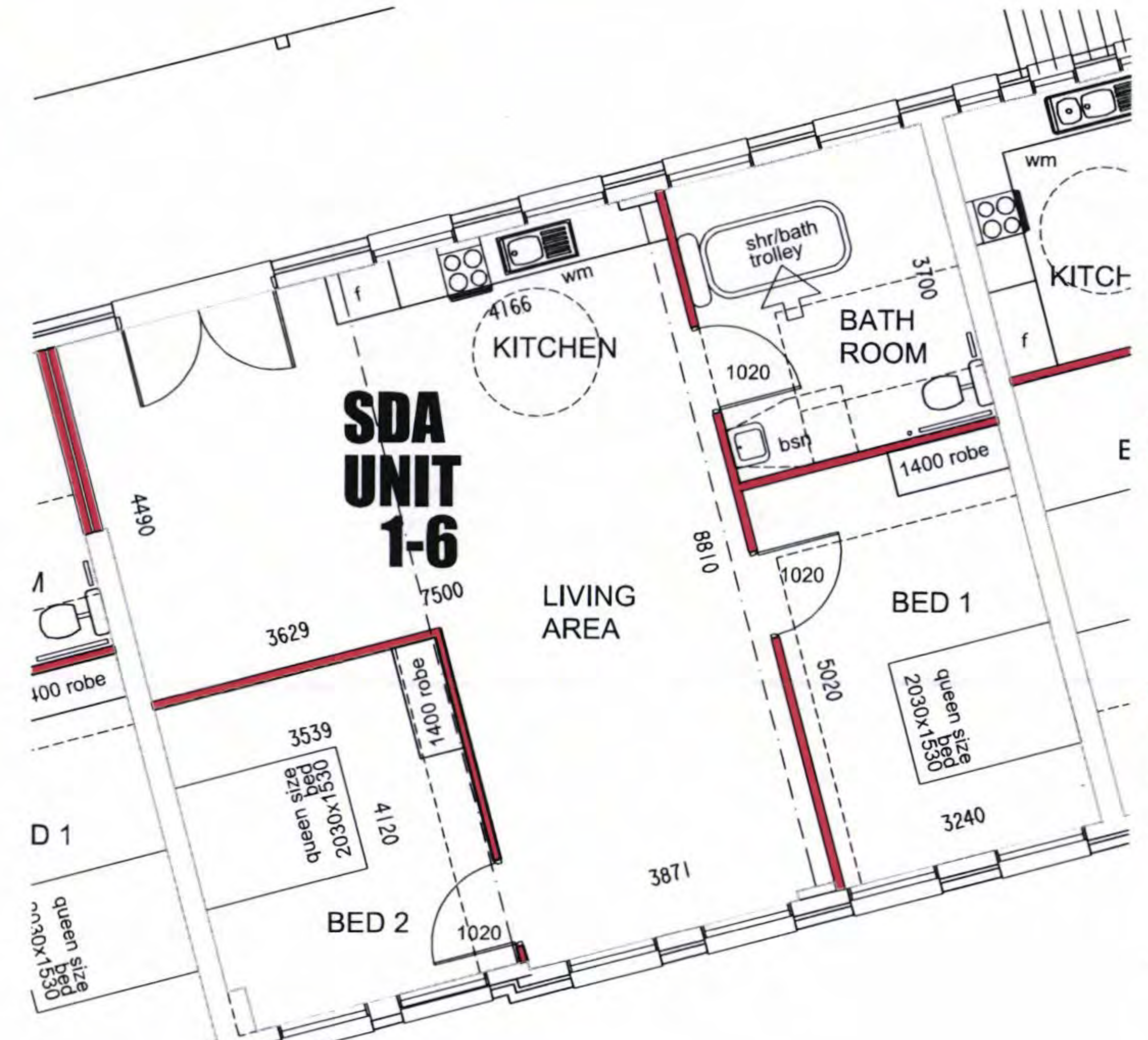
Scale
1:50 UNO
Drawn
F. Kosztelnik
Date APRIL 2020
Job No. 1314

13 A

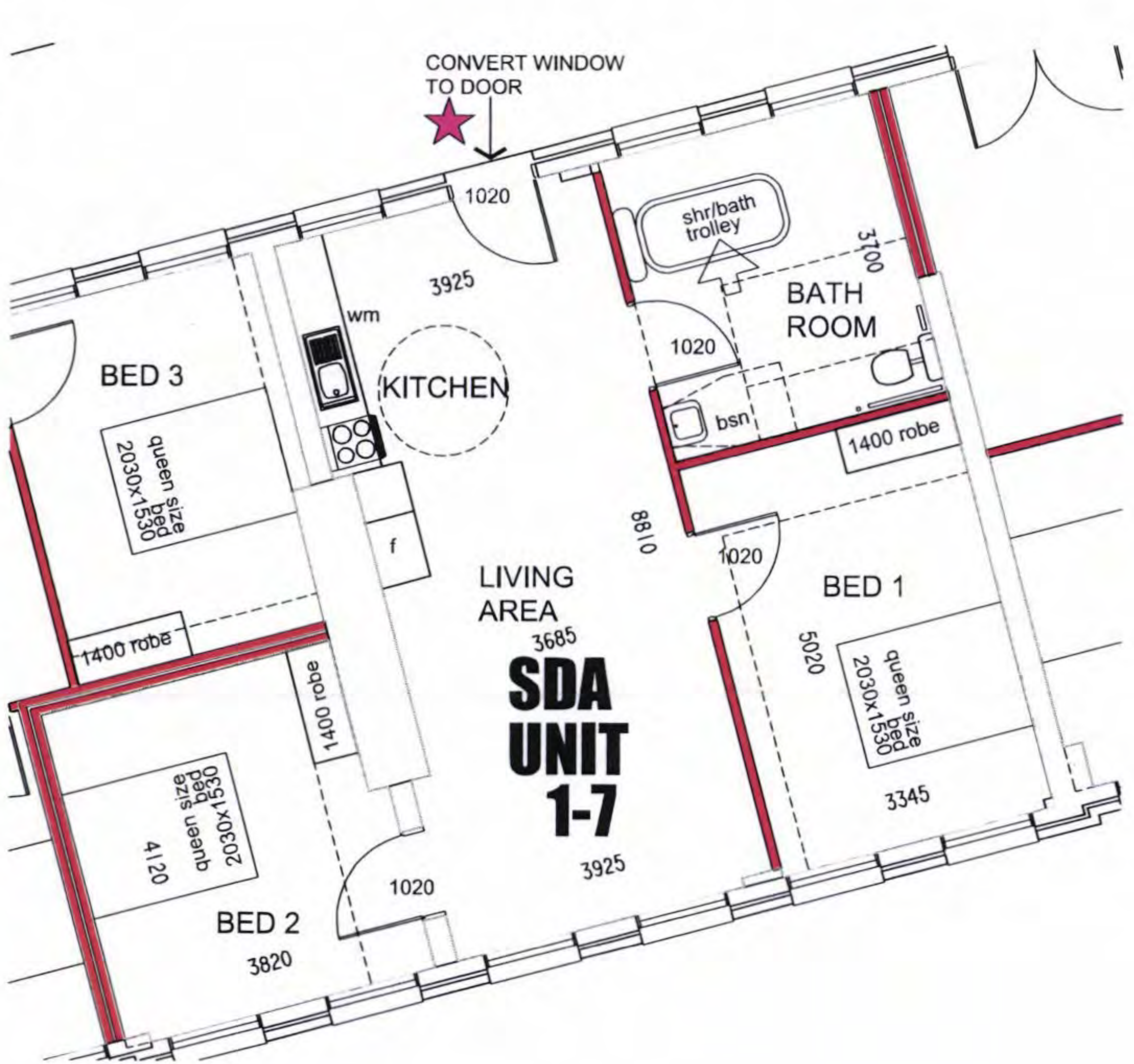
FIRST FLOOR UNIT DETAILS



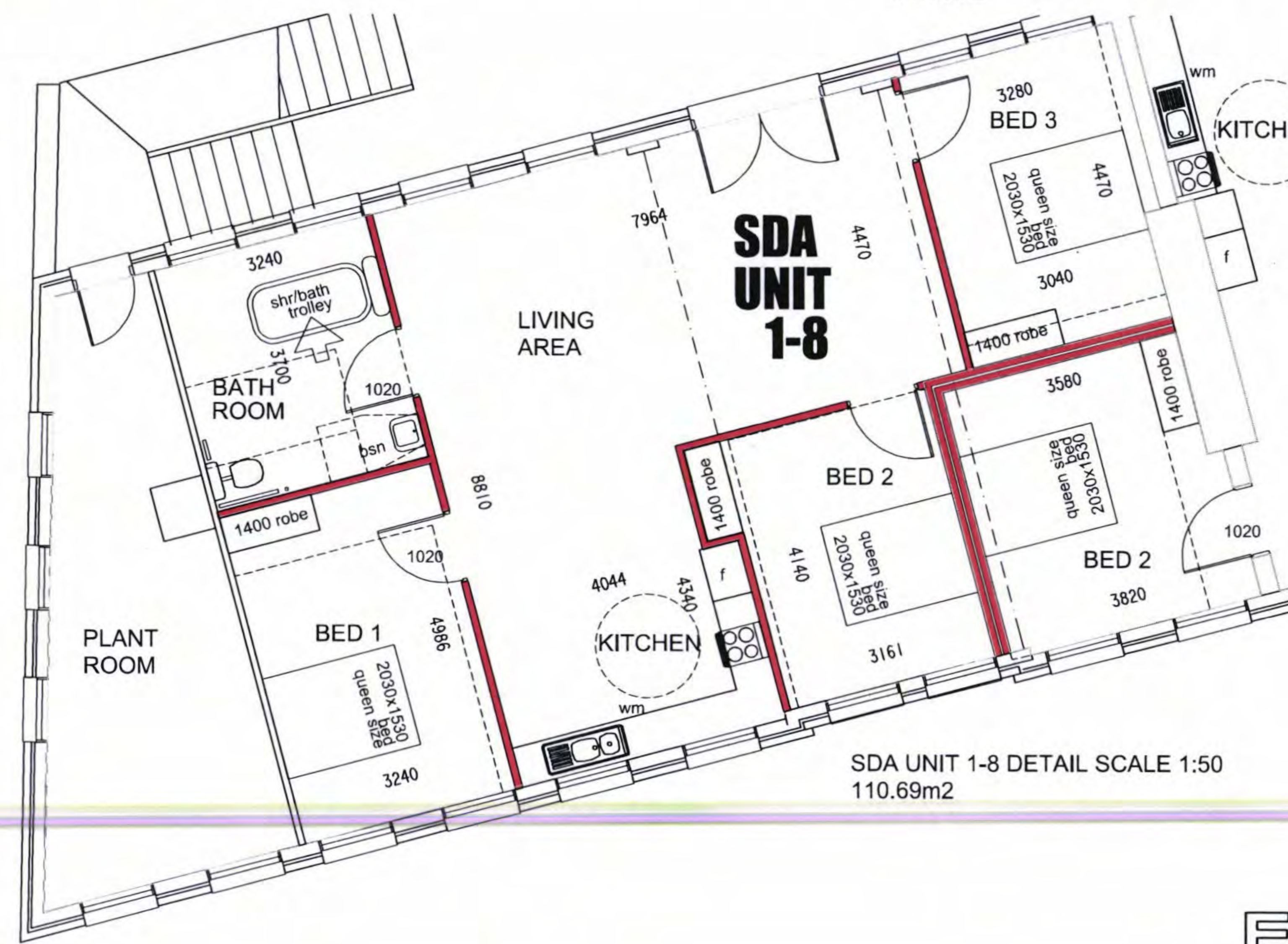
SDA UNIT 1-5 DETAIL SCALE 1:50
86.85m²



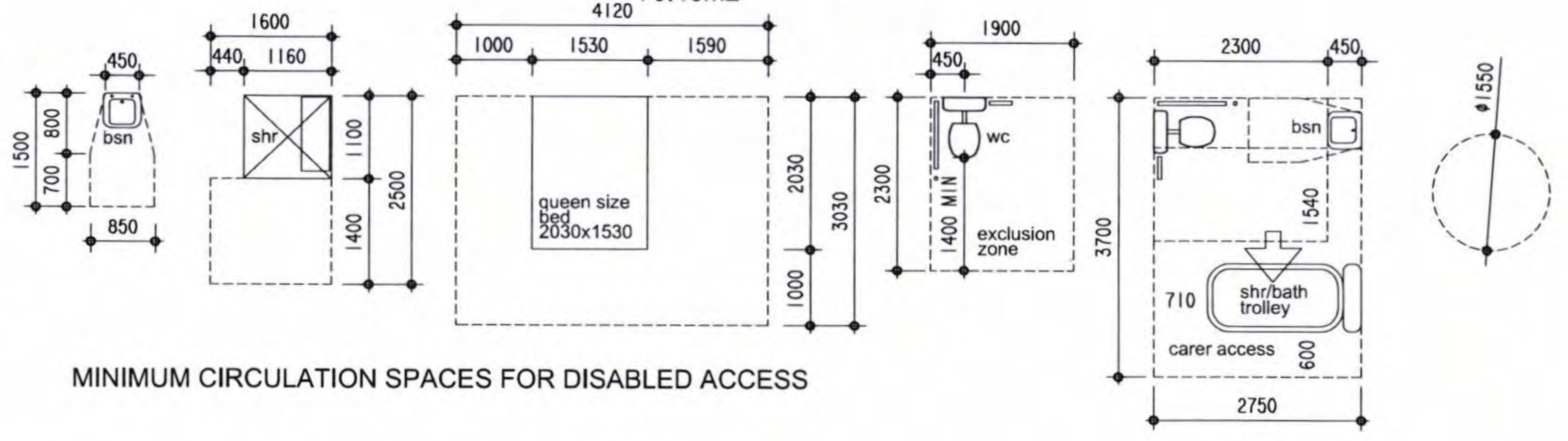
SDA UNIT 1-6 DETAIL SCALE 1:50
94.98m²



SDA UNIT 1-7 DETAIL SCALE 1:50
79.46m²



SDA UNIT 1-8 DETAIL SCALE 1:50
110.69m²



MINIMUM CIRCULATION SPACES FOR DISABLED ACCESS

- ★ EXISTING EXTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING
- ★ EXISTING INTERNAL DOORS TO BE WIDENED TO ACHIEVE 950 CLEAR OPENING

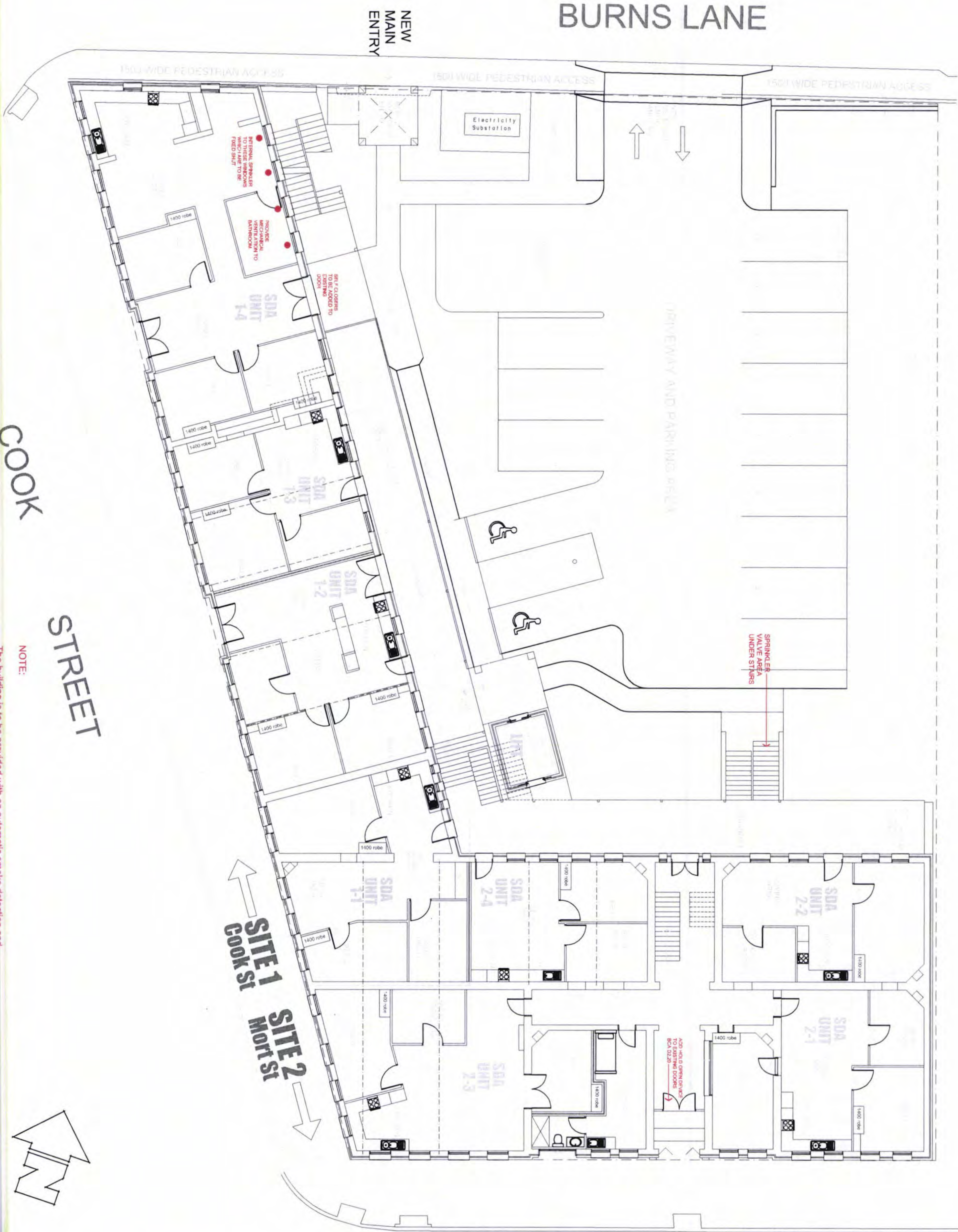
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-82 1404
PO Box 478 Katoomba, NSW 2780
EMAIL frank@kosztnik.com

DEVELOPMENT APPLICATION

PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
AT:
202-206 MORT STREET
LITHGOW

Scale 1:50 UNO	SHEET 14 ISSUE A
Drawn F. Kosztnik	
Date APRIL 2020	
Job No. 1314	

FIRST FLOOR UNIT DETAILS



GROUND FLOOR PLAN

COOK STREET



NOTE:
The building is to be provided with an automatic smoke detection and alarm system complying with Spec. E2.2a Clause 4, 6 & 7. Electrical details prepared by a competent fire safety practitioner and design certificate are to be provided prior to issue of the Construction Certificate.

BCA NOTES

BCA NOTES:

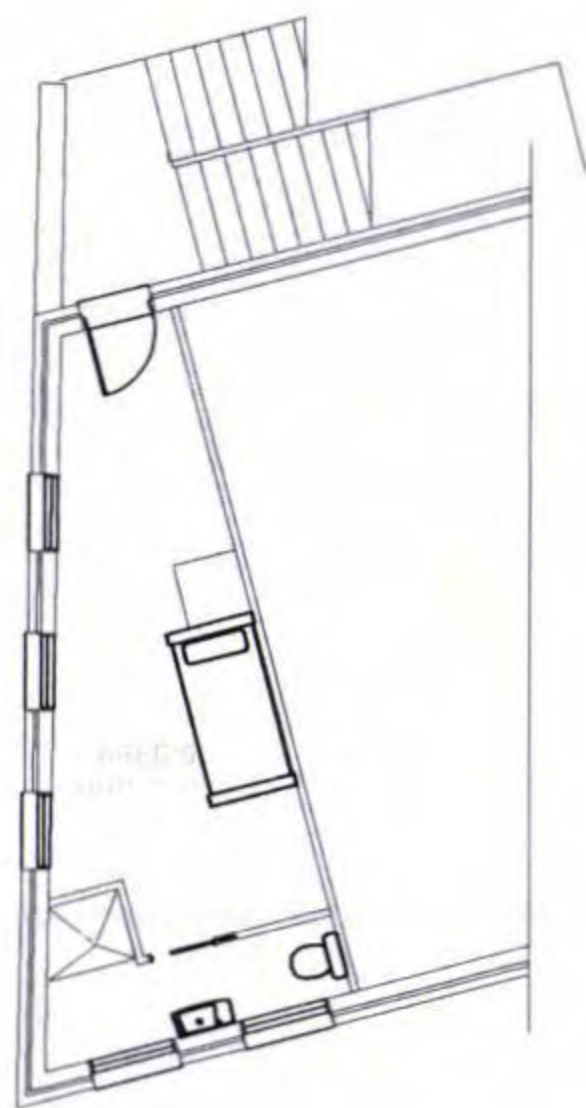
- Section B - Structural engineers details and a design statement is to be provided for all structural elements of the building, including the following:
- CL.1 - Provide a certificate from a professional engineer specialising in structural engineering, certifying the structural adequacy of the existing structure to support all proposed additional superimposed loads for the new use.
 - CL.4 - The window openings bounding the open balcony of SDA Units 1-4 and 1-6 are required to be protected in accordance with C3.4.
 - CL.11 - Substructure wall entry doors shall be protected with self-closing, 30min fire, 30min thick solid core doors.
 - CL.11.1 - The external walls of substructure walls from 1-4 and 1-6 and the substructure of concrete self-closing, 30min fire, 30min thick solid core doors, and have any openings filled with a self-closing, 30min fire, 30min thick solid core doors.
 - CL.15 - The required non-fire isolated stairway (exit) leading from the first floor to open balcony is to be designed to accommodate handrails on both sides of the stair flight in accordance with D2.17 (continuous between flights), D2.3 and C11 (stairs) of AS1428.1.
 - D1.5 - The path of travel door (exit) leading from the first floor public corridor is to have a minimum clear opening of not less than 750mm.
 - D2.2 - The distributor board is to be checked to confirm that it is suitably sealed against smoke spreading from the non-combustible enclosure.
 - D2.16 - Openings in balustrade/handrails are not to permit openings greater than 125mm.
 - D2.17 - Handrails in the isolated walls are to be continuous between stair flight landings and have no obstruction on or above them that will tend to break a handhold.
 - D2.17 - Handrails are to be located on both sides of ramps and stairways in required exits where they are required to be accessible to comply with Clause 12 of AS1428.1-2009.
 - D2.20 - The southern ground floor exit leading to Mort Street is to be provided with hold-open devices.
 - D2.21 - Lower downward action door hardware are to be provided to required exits and paths of travel doors and are to be operable without a key from the side seating areas.
 - D2.21 - Downward seating areas required to be accessible in accordance with D3 BCA are to be provided with lower downward action door hardware that the hand of a person who cannot grip will not block plate or door face at the centre grip section of the handle or not less than 30mm and not more than 45mm.
 - D3.2 - Access and AS1428.1-2009
 - D3.5 - Access is to be provided via ramp, ramp or lift from street to the principal entrances of the building.
 - D3.5 - The stairwell area adjacent to the accessible car space is to be provided with a bollard to prevent vehicles from AS1428.1-2009.
 - D3.5 - A level pathway 7m wide is to be provided from the stairwell accessible car space to the principal entrance of the building or lift (leaving the carpark).
 - D3.5 - Circulation spaces to doorways are to comply with AS1428.1-2009.
 - D3.5 - Tactile ground surface indicators are to be installed on top and bottom of landings of the required non fire - isolated stairways and ramps.
 - D3.5 - Parts of the building required to be accessible:
 - every ramp and stairway must comply with C10 (ramps) and C11 (stairs) of AS1428.1; circulation spaces must comply with AS1428.1, Note 1 (except for a level isolated stairway, only C11.1 (b) and (g) - every passenger lift must comply with E1.6
 - D3.5 - The shared accessible car space is to be suitably signed with the international symbol in accordance with AS1428.1.
 - D3.5 - External and internal stairways leading to the principal entrance of the building are to be provided with suitable tactile indicators (tactically required the isolated stairways).
 - E1.3 - Hydraulic details and design certificate is to be provided from a competent fire safety practitioner to confirm compliance with AS24115-2005.
 - E2.2 & Spec E2.2a - The building is to be provided with an automatic smoke detection and alarm system complying with Spec. E2.2a Clause 4, 6 & 7. Electrical details prepared by a competent fire safety practitioner and design certificate are to be provided prior to issue of the Construction Certificate.
 - E3.1 & E3.5 - The lift design is to comply with E3.1, E3.2 & E3.6 and AS1725 and manufacturer details are to be provided.
 - E4.2, E4.3 & E4.6 - Emergency lighting, exit signs and direction signs are required in common corridors, open balconies, required ramp and fire-isolated stairways, lift and public areas. Electrical details and design certificate are required to confirm compliance.
 - F3.1 - The height of rooms must not be less than 2.4m in habitable rooms (incl. kitchen/bathroom which must not be less than 2.1m).
 - F4.2 & F4.6 - Habitable rooms are to be provided with a minimum 10% natural light and 5% natural ventilation. Where natural ventilation is not achievable, a mechanical ventilation or air-conditioning system complying with AS1556.2 and AS/NZS3906.1 is to be provided.
 - Section J - A report is required to demonstrate that the energy efficiency of the proposed building complies with the relevant clauses. Note: The section J comments are to be included on the final CD plans.

FRANK KOSZTELIK AND ASSOCIATES
AND DEVELOPMENT CONSULTANTS
SUITE 4, 112 KALGOORBA STREET
PO BOX 470 KALGOORBA, NSW 2780
PHONE 02 472 7464
FAX 02 472 7464
EMAIL frank@koszteklik.com

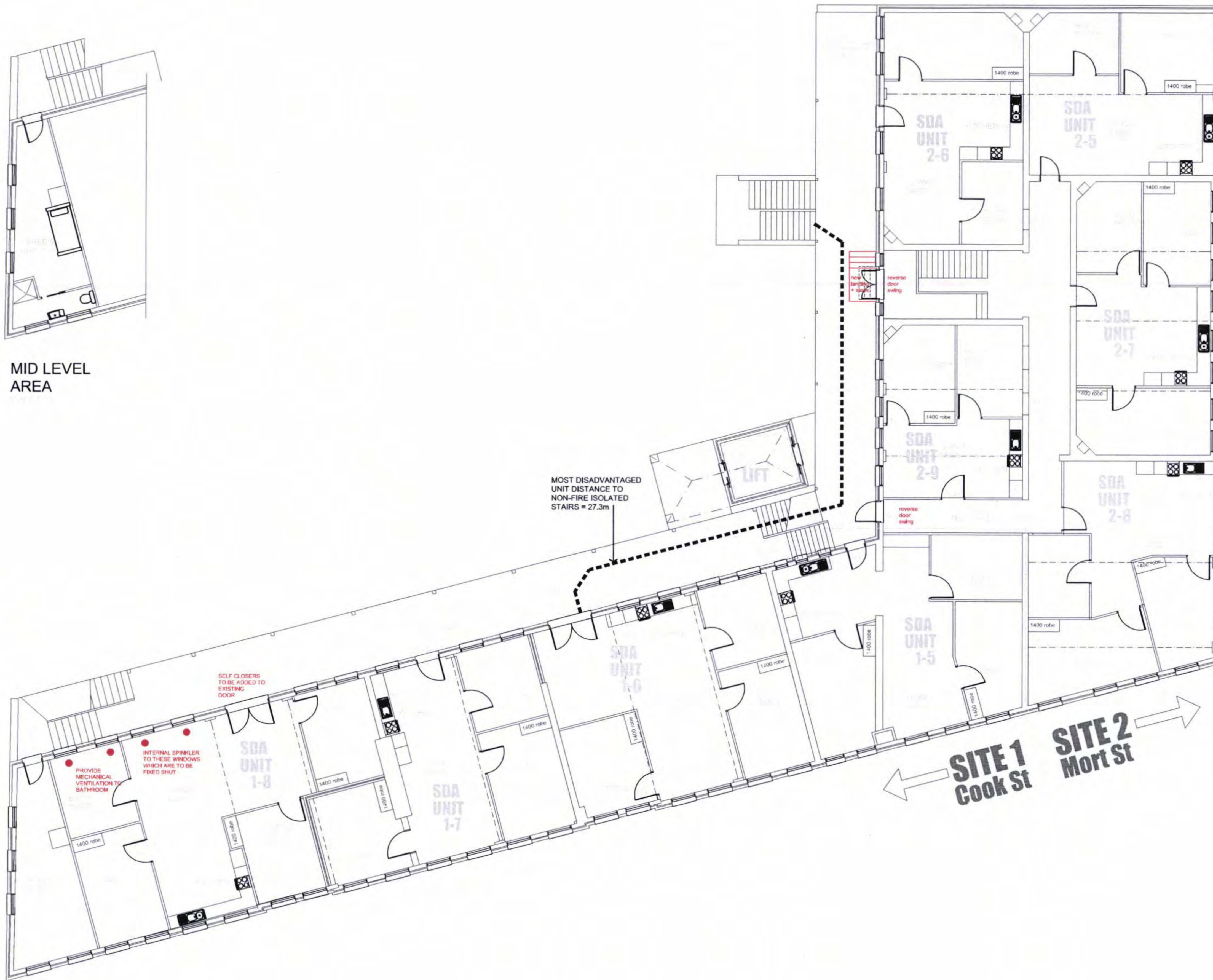
DEVELOPMENT
APPLICATION
PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
AT:
202-206 MORT STREET
LITHGOW

SCALE
1:100 UNO
DRAWN BY
DATE APRIL 2009
JOB NO. 1314

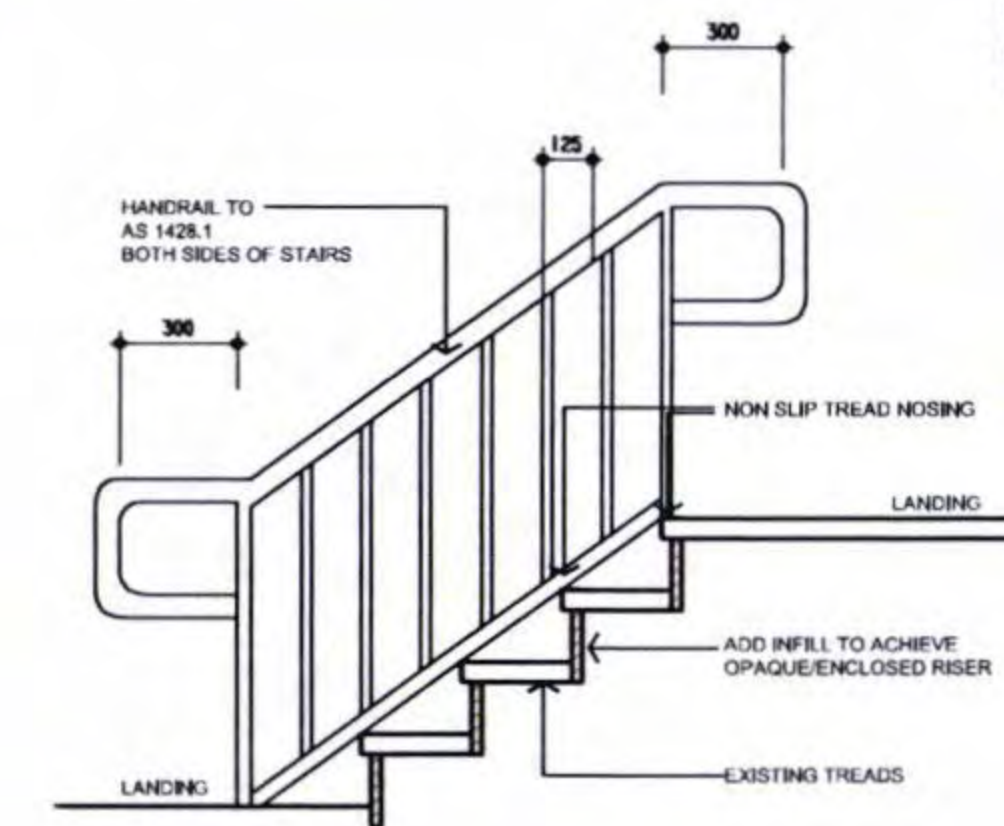
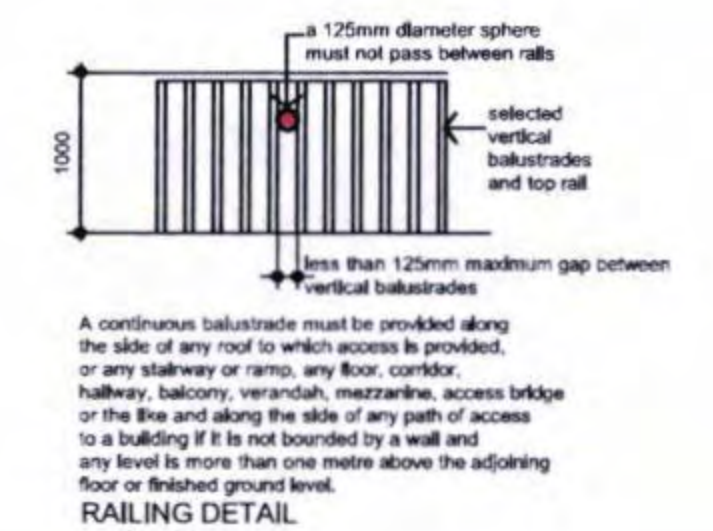
15 A



MID LEVEL AREA



FIRST FLOOR PLAN



RISER		GOING	
MAX	MIN	MAX	MIN
180	115	355	240
SLOPE RELATIONSHIP (2 x RISER + GOING)			
MAX	MIN		
700	550		

STAIR SETOUT SCHEDULE



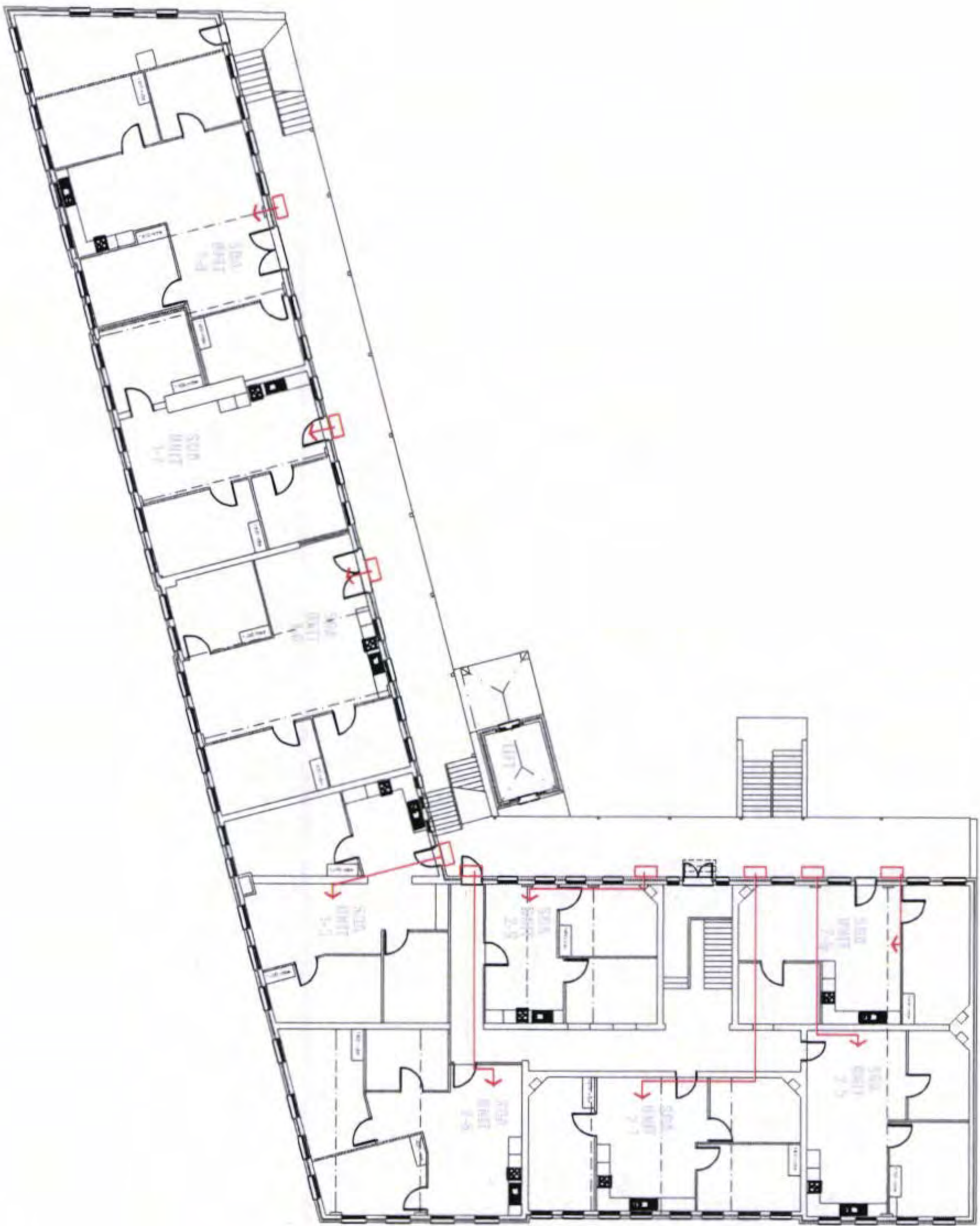
FRANK KOSZTELNIK AND ASSOCIATES
BUILDING DESIGN
AND DEVELOPMENT CONSULTANTS
Suite 4, 112 Katoomba Street
Katoomba, NSW 2780
Phone 0247-82 1404
PO Box 470 Katoomba, NSW 2780
EMAIL frank@kosztelnik.com

DEVELOPMENT APPLICATION

PROPOSED SPECIALIST DISABILITY
ACCOMMODATION
AT:
202-206 MORT STREET
LITHGOW

BCA NOTES

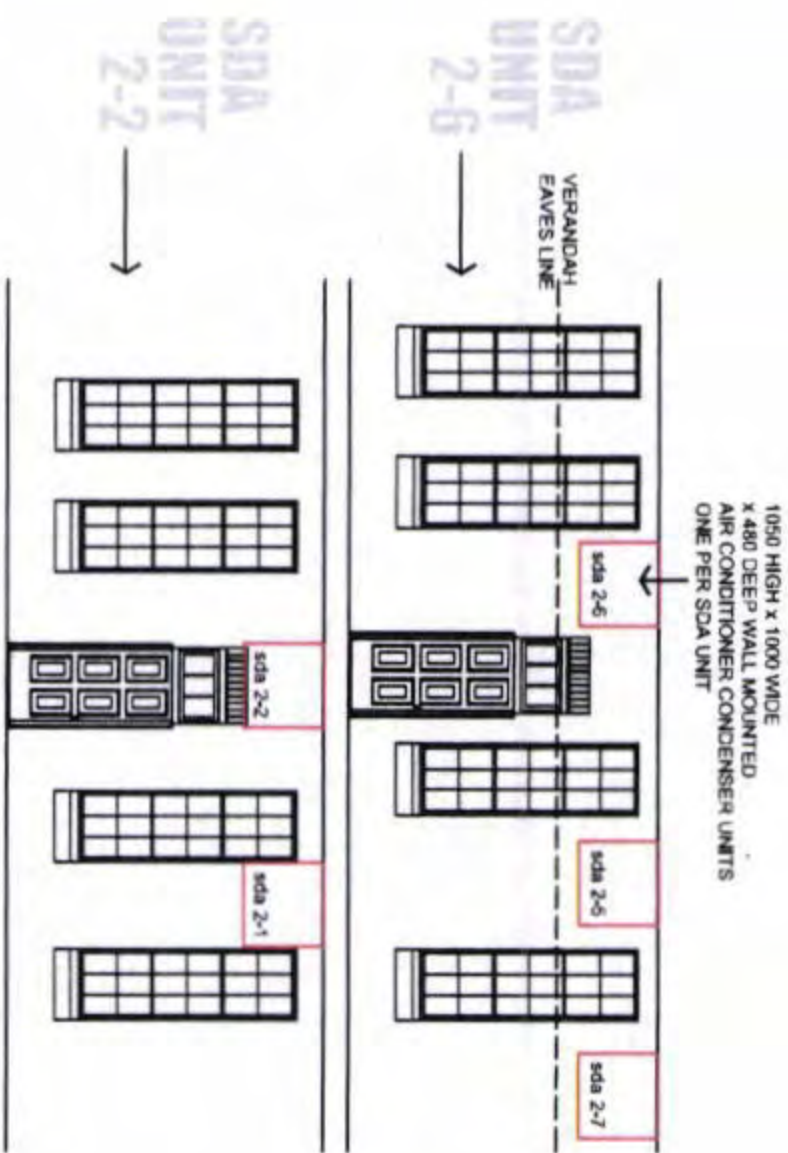
Scale	1:100 UNO	SHEET	16	ISSUE	A
Drawn	F. Kosztelnik				
Date	APRIL 2020				
Job No.	1314				



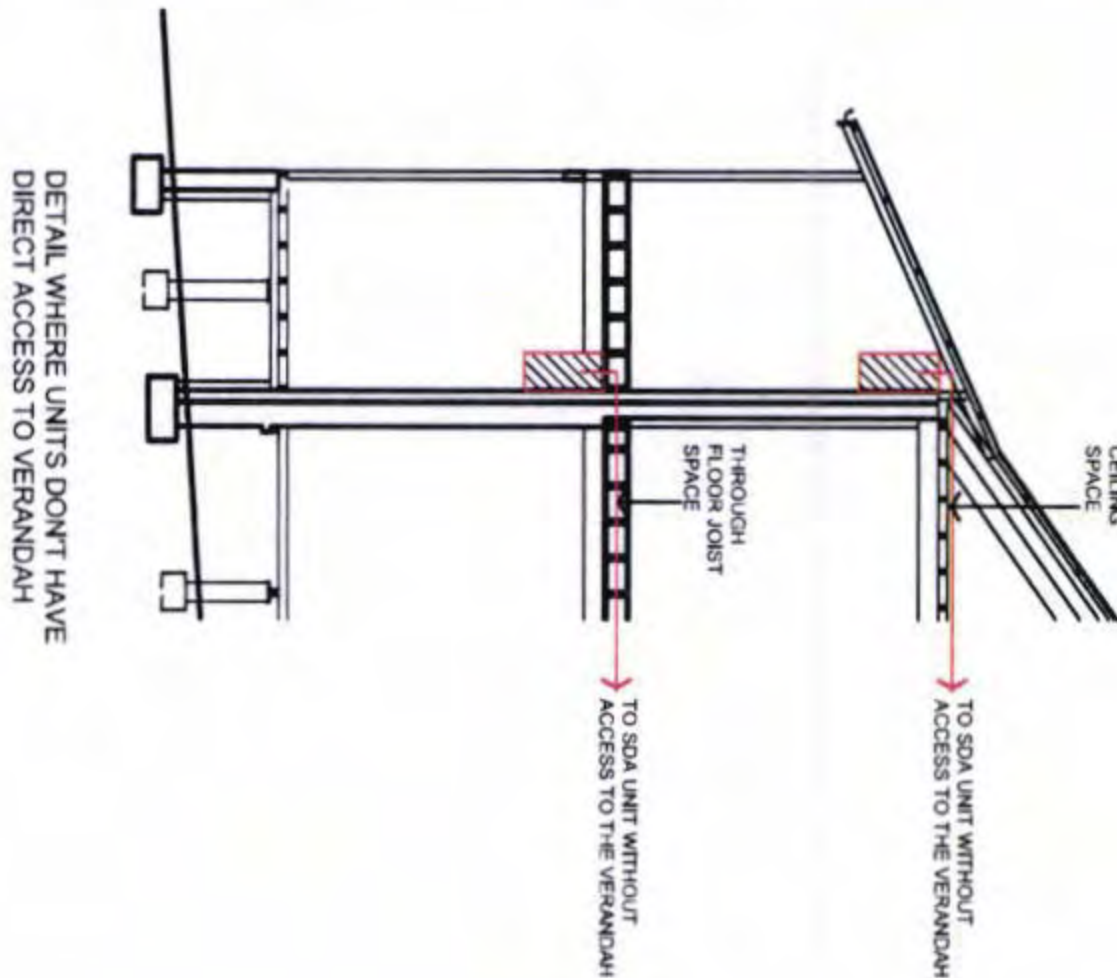
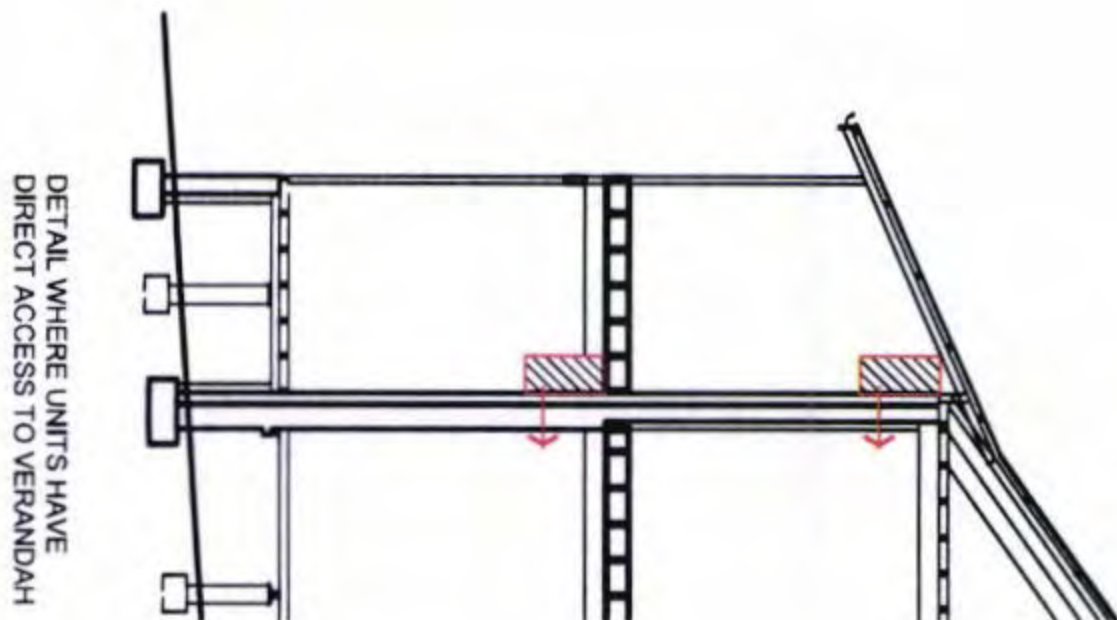
FIRST FLOOR PLAN



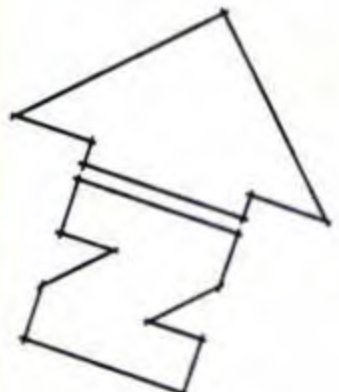
GROUND FLOOR PLAN



TYPICAL VERANDAH ELEVATION
(WORST CASE SHOWING UNITS SDA 2-6 AND SDA 2-2)



AIR CONDITIONING DETAILS



FRANK KOSZTELIK AND ASSOCIATES
ARCHITECTS
AND DEVELOPMENT CONSULTANTS
SUITE 4, 112 Katoomba Street
Katoomba NSW 2780
PHONE 0247-28 7400
FAX 0247-28 7400
EMAIL frank@kosztek.com
PO Box 476 Katoomba, NSW 2780
PROPOSED SPECIALIST DISABILITY
APPLICATION
AT: ACCOMMODATION
LITHGOW

SCALE
1:200 UNO
DRAWN BY
D.K. KOSZTELIK
DATE APRIL 2001
JOB No. 1314



