

**SAFETY NOTES** 

DURING CONSTRUCTION Wherever possible, components for this building should be prefabricated off-site or at ground level to minimise the risk of workers falling more than two metres. However, construction of this building will require workers to be working at heights where a fall in excess of two metres is possible and injury is likely to result from such a fall. The builder should provide a suitable barrier wherever a person is required to work in a situation where falling more

fall. The builder should provide a suitable barrier wherever a person is required to work in a situation where falling more than two metres is a possibility.

DURING OPERATION OR MAINTENANCE

For houses or other low-rise buildings where scaffolding is appropriate: Cleaning and maintenance of windows, walls, roof or other components of this building will require persons to be situated where a fall from a height in excess of two metres is possible. Where this type of activity is required, scaffolding, ladders or tresties should be used in accordance with relevant codes of practice, regulations or legislation. For buildings where scaffold, ladders, tresties are not appropriate; Cleaning and maintenance of windows, walls, roof or other components of this building will require persons to be situated where a fall from a height in excess of two metres is possible. Where this type of activity is required, scaffolding, fall barriers or Personal Protective Equipment (PPE) should be used in accordance with relevant codes of practice, regulations or legislation.

Anchorage points for portable scaffold or fall arrest devices have been included in the design for use by maintenance workers. Any persons engaged to work on the building after completion of construction work should be informed about the

anchorage points.
SLIPPERY OR UNEVEN SURFACES
FLOOR FINISHES Specified If finishes have been specified by designer, these have been selected to minimise the risk of floors and paved areas

becoming silppery when wet or when walked on with wet shoes/feet. Any changes to the specified finish should be made in consultation with the designer or, if this is not practical, surfaces with an equivalent or better slip resistance should be chosen.
FLOOR FINISHES By Owner If designer has not not been involved in the selection of surface finishes, the owner is

FLOOR FINISHES By Owner If designer has not not been involved in the selection of surface finishes, the owner is responsible for the selection of surface finishes in the pedestrian trafficable areas of this building. Surfaces should be selected in accordance with AS HB 197:1999 and AS/NZ 4586:2004.

STEPS, LOOSE OBJECTS AND UNEVEN SURFACES Due to design restrictions for this building, steps and/or ramps are included in the building which may be a hazard to workers carrying objects or otherwise occupied. Steps should be clearly marked with both visual and tactile warning during construction, maintenance, demolition and at all times when the building operates as a workplace. Building owners and occupiers should monitor the pedestrian access ways and in particular access to areas where maintenance is routinely carried out to ensure that surfaces have not moved or cracked so that they become uneven and present a trip hazard. Spills, loose material, stray objects or any other matter that may cause a slip or trip hazard should be cleaned or removed from access ways. Contractors should be required to maintain a tidy work site during construction, maintenance or demolition to reduce the risk of trips and falls in the workplace. Materials for construction or maintenance should be stored in designated areas away from access ways and work areas.

COSE MATERIALS OR SMALL OBJECTS
Construction, maintenance or demolition work on or around this building is likely to involve persons working above ground level or above floor levels. Where this occurs one or more of the following measures should be taken to avoid objects failling from the area where the work is being carried out onto persons below. Prevent or restrict access to areas below where the work is 1. being carried out. Provide teoboards to scaffolding or work platforms. 2. Provide protective structure below the work area. 3. Ensure that all persons below the work area have Personal 4.Protective Equipment BUILDING COMPONENTS During construction, renovation or demolition of this building, parts of the structure including

fabricated steelwork, heavy panels and many other components will remain standing prior to or after supporting parts are In place. Contractors should ensure that temporary bracing or other required support is in place at all times when collapse which may injure persons in the area is a possibility. Mechanical lifting of materials and components during construction, maintenance or demolition presents a risk of falling objects. Contractors should ensure that appropriate lifting devices are used, that loads are properly secured and that access to areas below the load is prevented or restricted. 3. TRAFFIC MANAGEMENT For building on a major road, narrow road or steeply sloping road: Parking of vehicles or

3. TRAFFIC MANAGEMENT For bullding on a major road, narrow road or steeply sloping road: Parking of vehicles or loading/unloading of vehicles on this roadway may cause a traffic hazard. During construction, maintenance or demolition of this building designated parking for workers and loading areas should be provided. Trained traffic management personnel should be responsible for the supervision of these areas. For building where on-site loading/unloading is restricted: Construction of this building will require loading and unloading of materials on the roadway. Deliveries should be well planned to avoid congestion of loading areas and trained traffic management personnel should be used to supervise loading/unloading areas. For all buildings: deliveries and other traffic are moving within the site. A traffic management plan supervised by trained traffic management personnel should be adopted for the work site.

4. SERVICES GENERAL Rupture of services during excavation or other activity creates a variety of risks including release of hazardous material. Existing services are located on or around this site. Where known, these are identified on the plans but the exact location and extent of services may vary from that indicated. Services should be located using an appropriate service (such as Dial Before You Dig), appropriate excavation practice should be used and, where necessary, specialist contractors should be used. Locations with underground power. Underground power lines MAY be located in or around this site. All underground power lines must be disconnected or carefully located and adequate warning signs used prior to any construction, maintenance or demolition commencing. Locations with overhead power lines: Overhead power lines MAY be near or on this site. These pose a risk of electroculon if struck or approached by lifting devices or other plant and persons working above ground level. Where there is a danger of this occurring, power lines should be, where practical, disconnected or relocated. Where this is not practical adequate warning in the form of bright coloured tape or signage should be used or a protective barrier provided. signage should be used or a protective barrier provided.

5. MANUAL TASKS Components within this design with a mass in excess of 25kg should be lifted by two or more workers or by mechanical lifting device. Where this is not practical, suppliers or fabricators should be required to limit the component mass. All material packaging, building and maintenance components should clearly show the total mass of packages and where practical all Items should be stored on site in a way which minimises bending before litting. Advice packages and where practical all items should be stored on site in a way which minimises bending before litting. Advice should be provided on safe lifting methods in all areas where lifting may occur. Construction, and demolition of this building will require the use of portable tools and equipment. These should be fully maintained in accordance with manufacturer's specifications and not used where faulty or (in the case of electrical equipment) not carrying a current electrical safety tag. All safety guards or devices should be regularly checked and Personal Protective Equipment should be used in accordance with manufacturer's specification.

6. HAZARDOUS SUBSTANCES

ASBESTOS For alterations to a building constructed prior to 1990; If this existing building was constructed prior to: asbestos 1990 - It therefore may contain asbestos 1986 - It therefore is likely to contain either in cladding material or in fire retardant insulation material. In either case, the builder should check and, if necessary, take appropriate action before demolishing, cutting, sanding, drilling or otherwise disturbing the existing structure.

POWDERED MATERIALS Many materials used in the construction of this building can cause harm if inhaled in powdered form. Persons working on or in the building during construction, operational maintenance or demolition should ensure good ventilation and wear Personal Protective Equipment including protection against inhalation while using powdered material or when sanding, drilling, cutting or otherwise disturbing or creating powdered material.

TREATED TIMBER The design of this building may include provision for the inclusion of can be harmful. Persons working on or in the building during construction, operational maintenance or demolition should ensure good ventilation and wear Personal Protective Equipment including protection against inhalation of harmful material when sanding, drilling, cutting or using treated timber in any way that may cause harmful material to be released. Do not burn treated timber.

VOLATILE ORGANIC COMPOUNDS Many types of glue, solvents, spray packs, paints, varnishes and some cleaning materials and disinfectants have dangerous emissions. Areas where these are used should be kept well ventilated while the material is being used and for a period after installation, Personal Protective Equipment may also be required. The manufacturer's recommendations for use must be carefully considered at all times. 6 HAZARDOUS SUBSTANCES

ommendations for use must be carefully considered at all times. SYNTHETTIC MINERAL FIBRE Fibreglass, rockwool, ceramic and other material used for thermal or sound insulation may contain synthetic mineral fibre which may be sensitive parts or the body. Personal Protective Equipment including installing, removing or working near bulk insulation material.

TIMBER FLOORS This building may contain timber floors which have an applied finish, sanding and application and for a period after installation. Personal Protective Equipment may also be required. The manufacturer's recommendations for use must be carefully considered at all times.

7. CONFINED SPACES EXCAVATION Construction of this building and some maintenance on the building will require excavation and installation of items within excavations. Where practical, installation should be carried out using methods which do not require workers to enter the excavation. Where this is not practical, adequate support for the excavated area should be provided to prevent collapse. Warning signs and barriers to prevent accidental or unauthorised access to all should be provided to prevent collapse. Warning signs and barriers to prevent accidental or unauthorised access to all excavations should be provided.

ENCLOSED SPACES For buildings with enclosed spaces where maintenance or other access may be required: Enclosed spaces within this building may present a risk to persons entering for construction, maintenance or any other purpose. The design documentation calls for warning signs and barriers to unauthorised access. These should be maintained throughout the life of the building, Where workers are required to enter enclosed spaces, air testing equipment and Personal Protective Equipment should be provided.

SMALL SPACES For buildings with small spaces where maintenance or other access may be required: Some small spaces within this building will require access by construction or maintenance workers. The design documentation calls for warning signs and barriers to unauthorised access. These should be maintained throughout the life of the building. Where workers are required to enter small spaces they should be scheduled so that access is for short periods. Manual lifting and other manual activity should be restricted in small spaces.

8. PUBLIC ACCESS Public access to construction and demolition sites and to areas under maintenance causes risk to

workers and public. Warning signs and secure barriers to unauthorised access should be provided. Where electrical installations, excavations, plant or loose materials are present they should be secured when not fully supervised.

9. OPERATIONAL USE OF BUILDING RESIDENTIAL BUILDINGS NON-RESIDENTIAL BUILDINGS For non-residential buildings where the end-use has not been identified; This building has been designed to requirements of the classification identified on the drawings. The specific use of the building is not known at the time of the design and a further assessment of the workplace health and safety issues should be undertaken at the time of fit-out for the end-user. For non-residential buildings where the end-use is known: This building has been designed for the specific use as identified on the drawings. Where a change of use occurs at a later date a further assessment of the workplace health and safety issues should be undertaken.

10.OTHER HIGH RISK ACTIVITY Code All electrical work should be carried out in accordance with of Practice: Managing Electrical Risks at the Workplace, AS/NZ and all licensing requirements. 3012 All work using Plant should be carried out in accordance with Code of Practice: Managing Risks of Plant at the Workplace, Code of All work should be carried out in accordance with Practice: Managing Noise and Preventing Hearing Loss at Work, Due to the history of serious incidents it is recommended that particular care be exercised when undertaking work involving steel construction

THESE NOTES MUST BE READ AND UNDERSTOOD BY ALL INVOLVED IN THE PROJECT, THIS INCLUDES (but is not excluded to); OWNER, BUILDER, SUB-CONTRACTORS, CONSULTANTS, RENOVATORS, OPERATORS, MAINTENORS, DEMOLISHERS.

## ABBREVIATIONS:

and concrete placement. All the above applies

Not to scale NTS Unless noted otherwise UNO Toilet Finished ceiling level FCL Vanity Basin Finished floor level FFL Reduced level RL Natural ground level NGL Floor waste Reinforced concrete RC TUB Laundry tub Fibrous cement FC WM Washing machine Galvanised iron GI HWS Hot water system Downpipe DP Linen press CBD Cupboard Stainless steel sink Sink Hot plate HP Robe Wardrobe SD Sliding door Range hood RH CSD Cavity sliding door Dishwasher DW ASD Aluminium sliding door ASW Aluminium sliding window Stove ST Refrigerator TAW Timber awning window

NOTES: All dimensions are in millimetres unless noted otherwise. This drawing is to be read in conjunction with the Specification and Engineer's details, if applicable.

TDH Timber double hung window

All dimensions are subject to confirmation on site by the Builde

Figured dimensions to be taken in preference to scaling.

## FRANK KOSZTELNIK

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BUILDING DESIGNERS ASSOCIATION OF AUSTRALIA

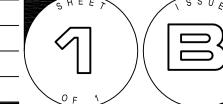
PROPOSED ADDITIONS

69 BRIDGE STREET LITHGOW

FOR: TANIA + KEN AUSSEL

Scale 1:100 UNO Drawn F.Kosztelnik Date 22-11-2022

Job No. 3123



PROPOSED FLOOR PLAN

SCALE 1:100