ARCHITECTURAL TENDER DOCUMENTATION

MPS NYNGAN UPGRADE

15 HOSKINS STREET, NYNGAN NSW 2825

PROJECT 2111-12

AR-00 Title
AR-01 Preliminaries
AR-02 Preliminaries
AR-03 Site Plan
AR-04 Reference Plan
AR-05 Demolition Plan HH01
AR-06 Demolition Plan HH02 + HH03
AR-07 General Layout Plan HH01
AR-08 General Layout Plan HH02 + HH03
AR-09 RCP + Electrical Layout HH01
AR-10 RCP + Electrical Layout HH02
AR-11 RCP + Electrical Layout HH03
AR-12 Joinery Details Kitchen HH01
AR-13 Joinery Details Pantry HH01
AR-14 Joinery Details Kitchen HH02
AR-15 Joinery Details Pantry HH02
AR-16 Joinery Details Kitchen HH03
AR-17 Joinery Details HH03
AR-18 Door Schedule
AR-19 Door Schedule
AR-20 Door Schedule
AR-21 Window Schedule

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010

+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066

© constructive dialogue architects' studio pty ltd

NSW GOVERNMENT Health Western NSW Local Health District
65 Chruch Street
Mudgee NSW 2850

GROUNDWORK

1. GENERAL: Excavate over the site to give correct levels and profiles required as the basis for structures, paving and landscaping. Make allowance for compaction or settlement.
2. FOOTINGS: Excavate for footings to the required sizes and depths as specified by structural engineer. Confirm that the bearing capacity is adequate.
3. SURFACE PREPARATION: Before placing fill (including topsoil fill), ground slabs or load-bearing elements, remove loose material, debris and organic matter and compact the ground to achieve the required density. Place fill in layers to BCA 3.2.2 and compact each layer to achieve the required density.
4. TOPSOIL: Provide topsoil which contains organic matter, will support plant life and is free from stones, contaminants and weeds. If available, provide material recovered from the site.
5.TURF: Provide turf from a specialist grower of cultivated turf. Provide turf of even thickness, free from weeds and other foreign matter.
6. FERTILISER: Provide proprietary fertilisers, delivered to the site in sealed bags marked to show manufacturer or vendor, weight, fertiliser type, n:p:k ratio, recommended uses and application rates.
7. PLANTS: Supply plants with foliage size, texture and colour at time of delivery consistent with the size, texture and colour shown in healthy specimens of the nominated species. Supply plants with extension growth consistent with that exhibited in vigorous specimens of the species nominated. Supply plants free from damage and from restricted habit due to growth in nursery rows. Supply plants with foliage free from attack by pests or disease.

CONCRETE

1. FORMWORK, FORMED SURFACES: To AS 3610 and AS 3610.1
2. CONCRETE: To AS 1379 and AS 3600.

DEMOLITION

1. GENERAL: All demolition to AS 2601
2. NOTICE: Give notice to contract superintendent so that inspections may be made of the following: - adjacent structures before commencement of demolition - services before disconnection or diversion - services after reconnection or diversion.
3. PROTECTION: If walls or roofs are opened for alterations and additions or the surfaces of adjoining buildings are exposed, provide temporary covers to prevent water penetration. Provide covers to protect existing plant and equipment and materials intended for re-use. If wall or roof is opened for alterations and additions, provide security against unauthorised entry to the building.
4. HAZARD MANAGEMENT: If hazardous substances are found notify architect and prepare a hazardous substances management plan to AS 2601 clause 1.6 hazardous substances. Include: asbestos or material containing asbestos; flammable or explosive liquids or gases; toxic, infective or contaminated materials; radiation or radioactive materials; noxious or explosive chemicals; and tanks or other containers which have been used for storage of explosive, toxic, infective or contaminated substances.
5. MAKING GOOD: make good any damage arising out of demolition work. Make good all existing surfaces, structure, materials and services affected by demolition and new work. Make good all ground surfaces affected by execution of the works.
6. WALL CHASING: if holes and chases are required in masonry walls, provide proposals to demonstrate that the structural integrity of the wall is maintained. Do not chase walls nominated as fire rated or acoustic. Parallel chases or recesses on opposite faces of a wall shall not be closer than 600mm to each other.
7. DEMOLISHED MATERIALS: take ownership of demolished materials and remove from site, unless noted otherwise.
8. STRUCTURAL SUPPORT: Provide lintels, beams and other structural supports necessary to allow demolition work take place.
9. STRUCTURAL WORK - include ceiling framing to support ceilings where walls are demolished. Include framing and lintels to create new openings in walls.

HOLDPOINT: the contractor is required to inspect roof framing and other structure and confirm to contract superintendent that no additional structural supports are required to carry out the work as shown. Note - if additional structure is required, this will be a variation to the works.

STEELWORK

1. PROTECTIVE COATINGS :
>To structural elements are to structural engineer's specification.
>To mechanical elements (fasteners and the like) are to structural engineer's specification.
2. INSPECTION: Give notice so that inspection may be made of items after fabrication prior to commencing surface cleaning and preparation and surfaces after preparation prior to application of first coating.
3. HANDLING: Stack and handle all coated items using fabric slings or padded chains. Adopt soft packaging, carpet strips or other deformable materials between all coated items.
4. DEFECTS: Remove all surface defects, including cracks, laminations, deep pitting, weld spatter slag, burrs, fins, sharp edges and other defects prior to the preparation of the surface to be coated.
5. WELDED JOINTS: Grind flush temporary welds. Wherever possible avoid site welding. Weld porosity, skip or stitch welds are unacceptable and shall be rejected as defective.
6. ON SITE WELDING: If on site welding is performed, adopt the following procedures:
> Remove weld spatter
> Power tool clean welds to as 1627.2 class 2 to remove roughness
> Remove filings, preferably by vacuum or compressed air
> Prime welds immediately with the nominated primer before contamination can reoccur.
> Ensure that the primer overlaps the sound adjacent coating by between 25 mm and 50 mm.
> Apply intermediate and topcoats over the primed welds to match the surrounding coating system, overlapping the sound adjacent coating by between 25 mm and 50 mm.
7. PREPARATION: 'Feather back' by hand or machine sanding all leading edges of intact coating adjacent to a repair to remove any sharp edge.
8. SURFACE CONTAMINATION: Remove by dusting or blowing down before applying the first coat of paint
9. LINTELS: Provide size and proposed installation details of any undocumented lintels to principal for approval prior to installation.

WATERPROOFING

1. GENERAL: Provide waterproofing treatment to wet areas (internal and external), retaining walls and associated concrete slabs where external ground surface is at a higher level than the FFL of an adjacent room.
2. INTERNAL MEMBRANES: supply and install to AS3740 and manufacturer's specification. Submit details of proposed system to principal for approval prior to proceeding.
3. INSPECTION: give notice so that inspection may be made as follows:
> Substrate preparation completed.
> Secondary layers preparation completed.
> Before membranes are covered up or concealed.
> Underflashings complete prior to installation of overflashings.
> After flood testing.
4. TESTING: Perform a flood test prior to the installation of surface finishes to verify effectiveness.
5. WARRANTY: Cover materials and workmanship with an interlocking warranty from the supplier and the applicator. Provide minimum 10 years warranty.

FRAMING AND LININGS

1. GENERAL:
>All framing to structural engineer's detail where given. Where no details are given, builder is responsible for structural integrity of framing and linings, with installation to manufacturer's specifications.
>Supply and install plasterboard to AS/NZS 2588 and AS/NZS 2589.
2. CEILINGS: All new ceilings to be echo stop plasterboard or equivalent to architect's approval unless noted otherwise.
3. PLYWOOD SELECTION: All plywood in joinery, structure and doors to be hoop pine plywood grade AA finish.
4. TOLERANCE: Flatness, twist, winding and bow: maximum 1.5mm elevations from an 1.5 metre straight edge placed in any position.
5. ADHESIVES: Provide adhesive of types appropriate to their purpose, and apply them so that they transmit the loads imposed, without causing discolouration of finished surfaces.
6. SUBSTRATE: Prepare the substrate to receive the partitions. On carpet fix bottom tracks over polyethylene film.
7. SETOUT: Setout the partitions so that the partition grid, as expressed in the centreline of frame members coincides with ceiling grid and the building grid, as applicable.
8. TRACKS:
> fix bottom tracks to floor substrate
> fix top wall tracks to suspended ceiling tracks.
> fix deflection head tracks to the floor slab soffit.
9. FIXING TO MASONRY: Provide masonry achors of expansion or chemical grout type. Do not provide explosive-driven fastenings. Track fixings: < 600mm centres and 100mm from ends. Splice plates at ends to maintain continuity and alignment.
10. STUD FRAMING: Provide studs in single lengths without splices. Rotate intermediate studs into tracks for friction fixing. Screw fix jamb studs, corner studs and wall intersection studs to tracks. Fix noggings at 1350mm maximum centres vertically and as required for skirtings and wet area lining, fixed joinery units, all grab rails and handrails.
11.LINTELS: Install a stiffened top plate lintel for spans >1800mm
12. JAMBS: Install boxed double studs at jambs to all openings.
13. STUD STIFFENING: Provide stud stiffening to support wall hung joinery units and handrails with either:
> full height close fitting timber inserts
> boxed steel lipped studs.
14. STUD SERVICE HOLES: Utilise factory precut flared holes, or provide site cut holes punched or drilled on the centreline of the member and fit proprietary plastic bushes or grommets. Splice additional stiffening to studs if site cut service holes exceed 1/3 the depth of the member.
15. ACOUSTIC REQUIREMENTS: If steel stud walls are noted for acoustic treatment, isolate the frames from floors, ceilings and vertical abutments with non-hardening sealant compatible with the materials to be sealed and rated to R65. Install acoustic insulation and sealants specified to manufacturer's specification. Preserve the sound reduction properties of r-rated partitions by sealing flanking sound transmission paths during installation, including junctions between partitions and other building surfaces, air gaps around doorsets, recesses, such as pelmets and blind boxes and cut-outs for services.
16. MULTIPLE SHEET LAYERS: Fill and flush up all joints and fixings in each layer and caulk up perimeters and penetrations before commencing succeeding layers. Stagger all sheet joints by minimum 200mm.
17. JOINTS:
> Flush joints: provide recessed edge sheets and finish flush using perforated paper reinforcing tape.
> Butt joints: make joints over framing members or otherwise provide back blocking.
> External corner joints: make joints over metallic-coated steel corner beads.
> Dry joints: provide square edged sheet and finish with a upvc joining section.
> Control joints: install purpose-made metallic-coated control joint beads at not more than 12m centres in walls and ceilings and to coincide with structural movement joints.
> Wet areas: install additional supports, flashings, trim and sealants as required.
> Joints in tiled areas: do not apply a topping coat after bedding perforated paper tape in bedding compound.
18. TRIMS: general - provide trim such as beads, mouldings and stops to make neat junctions between lining components, finishes and adjacent surfaces.
19. CABLE MANAGEMENT IN ACOUSTIC WALLS:
> Power outlets: do not install power outlets back to back. Separate adjoining outlets with a continuous layer of the nominated wall insulating material.
> Ducted skirting: if a ducted skirting extends continuously across an abutment, pack the cavities firmly with bulk acoustic insulating material for 300mm each side of the abutment and seal the joint.
20. PATTRESSING: Supply and install fibrecement or plywood pattressing for the installation of sanitaryware.
21. INSPECTION: Notify Architect for inspection once framing is complete, prior to closing up.

SEALANTS

1. GENERAL: Submit technical data sheets.
2. TESTING: Demonstrate adequacy of all sealants and flashings through a spray test (ie hosing external walls and windows with a strong flow of water). Rectify any failures.
3. FIRE RESISTING CONSTRUCTION: Certify that construction of walls designated as having an FRL are either to a form of construction outlined in the contract documents or achieve the FRL in a manner that has been approved by the principal prior to installation.
4. JOINTS: Joints and penetrations in fire resisting construction: certify that all penetrations and joints in walls identifies as having FRLS are sealed in a manner compliant with BCA requirements.
5. INSPECTION: Give sufficient notice so that inspection may be made of the following:
>service penetrations completed and ready for fire-stopping.
>finished fire-stopping, before being concealed.

TILING

1.GENERAL:
>Comply with the recommendations of those parts of AS 3958.1 and AS 3958.2
>Slip resistant tiles in wet areas to AS/NZ 4586
2.INSPECTION: Give notice so that inspection may be made of the following:
> Substrate immediately before tiling
>Trial set - outs before execution
>Control joints before sealing and grouting
>Grout and caulking colours before application

RESILIENT FLOOR FINISHES

1. GENERAL: Install floor finishes to manufacturer's specification.
2. UNDERLAY: Use polymer modified cementitious self smoothing and levelling compound.
3. JOINTS: Butt edges together to form neat joints.
4. FINISHED FLOOR LEVEL: Maintain finished floor level across changes of floor finish including carpet.
5. SHEET SETOUT: Set out sheets to give the minimum number of joints. run sheet joints parallel with the long sides of floor areas, vertically on walls.
6. EDGE STRIPS: Provide edge cover strips at junctions with different floor finishes and to exposed edges. use extruded tapered strip 25 mm wide, of the same thickness as the sheet or tile. fix with matching screws to timber bases or to masonry anchors in concrete bases, at 200 mm maximum centres.
7. FALLS: Fall to floor wastes to be in accordance with AS 1428, AS 3740 and floor finish manufacturers specification. minimal fall to be 1:100 in general.
8.WARRANTY: Cover materials and workmanship with an interlocking warranty from the supplier and the applicator. Provide minimum 10 years warranty.

CARPET TILES

1. GENERAL: To AS/NZS 2455.2.
2. SLIP RESISTANCE: Submit evidence of conformance.
3. FIRE HAZARD PROPERTIES: Submit evidence of compliance with BCA C1.10
4. SUBCONTRACTORS: Submit name and contact details of proposed suppliers and installers.
5. TOLERANCES: Conform to the following:
> Dimensional tolerance: 0.2%.
> Squareness: Maximum difference of 2 mm between lengths of diagonals.
6. CONCRETE SUBSTRATE RECTIFICATION: Remove projections, grind as necessary and fill voids and hollows with a levelling compound compatible with the adhesive to achieve the required tolerance.
7. MOISTURE CONTENT: Do not start installation unless:
- Concrete: The moisture content of the concrete has been tested to AS/NZS 2455.1 Appendix B and the values in AS/NZS 2455.1 clause 2.4.2 (c) have been obtained.
- Timber, plywood or particleboard substrates: The moisture content has been tested to AS 1080.1 for timber and particleboard or AS/NZS 2098.1 for plywood and values are obtained as follows:
- Air conditioned buildings: 8 to 10%.
8. SET-OUT: Do not provide cut tiles which are less than half a tile width. Provide full tiles in doorways. Keep joint lines straight.
9.WARRANTY: Cover materials and workmanship with an interlocking warranty from the supplier and the applicator. Provide minimum 10 years warranty.

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale

Sheet Size
A3

Drawn By
SP

Drawing Title
PRELIMINARIES

Drawing No.
AR-01

Revision
A

CARPETS

1. LAYING: To AS 2455.1 Section 3 and the manufacturer's recommendations.
2. SLIP RESISTANCE: To AS 4586. Submit evidence of conformance.
3. FIRE HAZARD PROPERTIES: Submit evidence of compliance with BCA C1.10
4. SUBCONTRACTORS: Submit name and contact details of proposed suppliers and installers. 5. WARRANTIES: Submit the manufacturer's product warranties.
6. BATCHING: In a single area and for each documented type, quality, or colour, use carpet from one manufacturing batch and dye lot.
7. TOLERANCES: To AS/NZS 1385.
8. CONCRETE SUBSTRATE RECTIFICATION: Remove projections, grind as necessary and fill voids and hollows with a levelling compound compatible with the adhesive to achieve the required tolerance. 9. MOISTURE CONTENT: Do not start installation unless:
- Concrete: The moisture content of the concrete has been tested to AS/NZS 2455.1 Appendix B and the values in AS/NZS 2455.1 clause 2.4.2 (c) have been obtained.
- Timber, plywood or particleboard substrates: The moisture content has been tested to AS 1080.1 for timber and particleboard or AS/NZS 2098.1 for plywood and values are obtained as follows:
- Air conditioned buildings: 8 to 10%.
10. SET-OUT: Joints in underlay: Make sure joints in underlay do not coincide with carpet joints. Do not carry underlay over carpet grippers or edge strips.
>Partition layout: Confirm that permanent partitions have been installed before starting carpet laying.
11. SEAMING METHOD: Woven carpet: Machine or hand sew. Do not provide glued taped seams unless selvages are woven to suit and recommended by manufacturer.
>Tufted carpet: Seam with hot-melt adhesive tape.
Seam sealing: Apply appropriate seam sealer to each cut edge.
12. CUTTING LAID CARPET: Method: If penetrations through laid carpet are necessary for electrical, telephone or other outlets, cut the carpet either by cross cutting or by cutting rectangular or circular openings.

PAINTING

1. GENERAL:
>Surfaces to be prepared and paint to be applied in accordance with manufacturer's specification.Provide coating systems to substrates as follow:
> Consistent in colour, gloss level, texture and dry film thickness.
> Free from runs, sags, blisters, or other deformities
> Paint systems fully opaque.
> Clear finishes at the level of transparency consistent with the product
> Fully adhered
> Resistant to environmental degradation within the manufacturer's stated life span.
>Prepare and apply to AS/NZS 2311 Section 3. Before painting, complete the work of other trades as far as practicable within the area to be painted, except for installation of fittings and laying flooring materials. Complete clear timber finishes before commencing opaque paint finishes in the same area.
2. COMBINATIONS: Do not combine paints and stopping / filling compounds from different manufacturers in a paint system. Provide only the combinations of putty, stain and sealer recommended by the manufacturer of the top coats.
Prepare and apply to AS/NZS 2311 Section 3. Before painting, complete the work of other trades as far as practicable within the area to be painted, except for installation of fittings and laying flooring materials. Complete clear timber finishes before commencing opaque paint finishes in the same area.
3. PROTECTION: Remove door furniture, switch plates, light fittings and other fixtures before starting to paint, and refix in position undamaged on completion of the painting. Protect adjacent finished surfaces liable to damage from painting operations.
4. REPAIR: Clean off marks, paint spots and stains progressively and restore damaged surfaces to their original condition. Touch up damaged decorative paintwork or misses only with the paint batch used in the original application.
5. MOISTURE: Use moisture meter to demonstrate that the moisture content of the substrate is at or below the recommended maximum level for the type of paint and the substrate material.
6. PAINT APPLICATION: Apply the first coat immediately after substrate preparation and before contamination of the substrate can occur. Apply subsequent coats after the manufacturer's recommended drying period has elapsed.
7. SANDING: Sand the sealer required using the finest possible abrasive (no coarser than 320 grit) and avoid cutting through the colour. Take special care with round surfaces and edges.

GLASS

1. GENERAL:
>Supply and install all glass to AS 1288 and AS/NZS 4667 to be free from defects which detract from appearance or interfere with performance under normal conditions of use.
>Install proprietary items (including viridian glass) to manufacturer's specification and provide certification confirming manufacturer's requirements have been achieved.
>Install the glass so that:
- Each piece is held firmly in place by permanent means which enable it to withstand the normal loadings and ambient conditions at its location without distortion or damage to glass and glazing materials.
- Building movements are not transferred to the glass.
- External glazing is watertight and airtight.
2. COMPATIBILITY: Provide recommended jointing and pointing materials which are compatible with each other and with the contact surfaces and non staining to finished surfaces. Do not provide bituminous materials on absorbent surfaces. It is the glazier's responsibility to consult with the sealant supplier to ensure the sealant used is compatible with the glass supplied, especially laminated and insulting glass units (igus).
3. PROCESSING:
>Perform required processes on glass, including cutting, odscuring, silvering and bending. Form necessary holes, including for fixings, hardware, equipment, access holes and speaking holes.
>Process exposed glass edges to a finish not inferior to ground arose.
4. FRAMED GLAZING: Provide beads or snap-in beads and resilient (pvc, butyl or similar) glazing tapes, gaskets and inserts, so that the glass is held firmly without distortion and withstands the specific loadings.
5. FRAMELESS INSTALLATION: Join the vertical edges of adjacent glass panels with a silicone jointing compound.
6. DECALS: Supply and install to AS1428.1 and AS 1288 Clause 5.19.Safety markings to glass partitions.
7. LOUVRES: Provide toughened glass in louvre frames with minimum sizes to manufacturer's specification.
8. CERTIFICATION: Prior to practical completion provide certification that all glazing complies with AS1288 including existing glazing.
9. CLEANING: At completion, strip protective coverings, replace damaged glass and leave the work clean, polished, free from defects and in good condition.

DOORS AND WINDOWS

1. GENERAL:
>All new doors and windows to AS2047, AS1288, AS4145.3, AS/NZS 2924.1, AS/ANS 1859.2 and AS/NZS2270.
>All external windows to comply with BCA Section J requirements for u-value and solar heat gain coefficient provisions.
2. HARDWARE: Provide hardware of sufficient strength and quality to perform its function, appropriate to the intended conditions of use, suitable for use with associated hardware, and fabricated with fixed parts firmly joined. Contractor to provide all door / window hardware in good working order. Provide adequate number of hinges for weight/width of door.
3. HANGING DOORS: Install frames plumb. Level. Straight and true. To be fixed and anchored to the building structure.
4. CELLULAR CORE AND INTERMEDIATE RAIL CORE FLUSH DOORS: Provide additional material to take hardware, fastenings and grooves. If openings are required in flush doors (eg for louvres or glazing) make the cut outs not closer than the width of the stiles at the edges of the door.
5. SOLID CORE DOORS: Flush door with blockboard to be core plate of timber strips laid edge to edge, fully bonded to each other and to facings each side of no less than two sheets of timber veneer. Single thickness of moisture resistant board.
6. ALUMINIUM FRAMES: Extruded aluminium sections including the accessories required to complete the assembly such as buffers, pile strips, strike plates and fixing ties or brackets with provision for fixing specific hardware. Fixing requires screw once to studs at each fixing.
7. DOOR HARDWARE: Mount locks and latches so that the centreline of the door knob or lever spindle is at a uniform height between 900 to 1000mm above finished floor.
8. DOOR THICKNESS: General to be 35mm minimum; doors over 900mm wide to be 40mm minimum.
9. DOOR EDGE STRIPS: Fix to stiles. Minimum thickness 10mm. Increase overall thickness to > 15mm to accommodate the full depth of the rebate in rebated doors. Form rebates to suit standard rebated hardware. Bevel square edged doors as necessary to prevent binding between the leaves.
10. MOULDINGS: Provide mouldings, architrave, reveal linings, and other internal trim using materials and finishes matching the door frames. Install to make neat and clean junctions between the frame and the adjoining building surfaces. Prime timber door leaves on top and bottom edges before installation.
11. STRIKE PLATE: Use strike plates provided with the locks and latches. Do not provide 'universal' strike plates.
12. DOOR STOPS: Provide door stops to all doors. Fix on the floor, skirting or wall, as appropriate to prevent door and door furniture striking the wall or other surface.
13.COMPLETION: Ensure moving parts operate freely and smoothly, without binding or sticking, at correct tension or operating forces and that they are lubricated where appropriate. Remove all traces of temporary protective coatings.

JOINERY

1. GENERAL: All dimensions are indicative only and are to be checked on site prior to manufacture. Dimensions are provided without tolerances, to be allowed for by joiner.Fabricate and install joinery items to backgrounds undamaged, plumb, level, straight and free of distortion and to the tolerances table.
2. COMPLETION: Prior to practical completion ensure smooth operation of all parts.
3. KEYING: Key all joinery units alike and provide six sets of keys at practical completion.
4. DRAWER AND DOOR HARDWARE:
> Hinge types: concealed metal hinges with the following features:
- Adjustable for height, side and depth location of door.
- Self closing action
- Hold open function
- Nickel plated
> Piano hinges: chrome plate steel, extending full height of doors
> Slides: metal runners and plastic rollers with the following features: 30kg loading capacity; closure retention; and white thermoset powder coating.
5. SAMPLES: Submit 300x300mm finished samples of each type of board to be used complete with finish and edge stripping (quantity 2).
6. SHOP DRAWINGS: Builder to provide shop drawings for each joinery unit prior to fabrication for approval by architect prior to proceeding with fabrication, min 1:50, showing:
- Overall dimensions;
- Materials, thicknesses and finishes of elements including doors, divisions, shelves and benches;
- Type of construction including mitre joints and junctions of members;
- Hardware type and location;
- Temporary bracing, if required;
- Procedures for shop and site assembly and fixing;
- Locations of benchtop joints;
- Locations of sanitary fixtures, sinks and other items to be installed in the units;
- Relationship of fixture to adjacent building elements;
- Proposals for the break-up of large items as required for delivery to the site; and
- Proposed method of joining the modules of large items.
7. INSPECTION: All benches to be offset 25mm from wall.

PLUMBING

1. GENERAL: All services locations are indicative only and must be confirmed with superintendent on site before proceeding. Make good all surfaces where existing fittings are removed.
2. CONNECTIONS: Provide all plumbing connections required for any equipment specified for installation.

LIGHTING

1. GENERAL:To AS/NZS 1680 parts 0, 2.4 and 2.5, and AS/NZS 1680 parts 1, 2.1, 2.2, 2.3 and AS/NZS 1680.3.
2. SWITCHING: Existing fittings will require new groupings and switch locations.New light switches to be located in room in which lights are located. Light adjacent windows must be separately switched.
3. Patch and repair ceilings where existing fittings are removed for new paint finish.
4. MAKE GOOD: Remove all redundant fittings and cabling and make good.
5. EXIT AND EMERGENCY LIGHTING: Lighting to be on a dedicated circuit with a test switch at the distribution board. Supply and install items to AS/NZS 2293.1.
6. CONNECTIONS: Provide all electrical connections required for any equipment specified for installation.

DATA AND ELECTRICAL

1. GENERAL:Retain all existing power outlets and confirm they function and if necessary replace.Check that existing powerboards, sub boards and switchboards comply with AS/NZS 3000:2007. Promptly inform the contract superintendent of any non compliance.
2. ELECTRICAL SYSTEMS: to AS/NZS3000 part 2, AS/NZS3008.1.1 and SAA HB301.
3. INTERIOR LIGHTING STANDARDS: to AS/NZS 1680 parts 0, 2.4 and 2.5, and AS/NZS 1680 Parts 1, 2.1, 2.2, 2.3 and AS/NZS 1680.3.
4. ALL DATA CABLING: To be Cat6 krone.
5. MAKE GOOD: Remove all redundant data outlets and cabling and make good.
6. Contractor responsible for installation of cable trays for both power and data with a tray divider.
7. TESTING: All test results must be provide within 5 days after completion.
8. CONNECTIONS: Provide all electrical connections required for any equipment specified for installation.

MECHANICAL

1. GENERAL: Provide GPO adjacent to each air conditioning units, units to be installed as high on wall as possible in accordance with manufacturer's recommendations.
2. HOLDPOINT:
>Confirm existing units are fully functional before relocating, advise superintendent and replace if necessary.
>Contractor to submit proposed product for superintendent's approval before installation.
3. EXHAUST: Fans to achieve exhaust rate of 75L/S with exhaust to discharge outside of building envelope.
4. SWITCHING: Fans require sensor and timber functions and override switch located adjacent to doorway.
5. CONNECTIONS: Provide all mechanical connections required for any equipment specified for installation.

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale

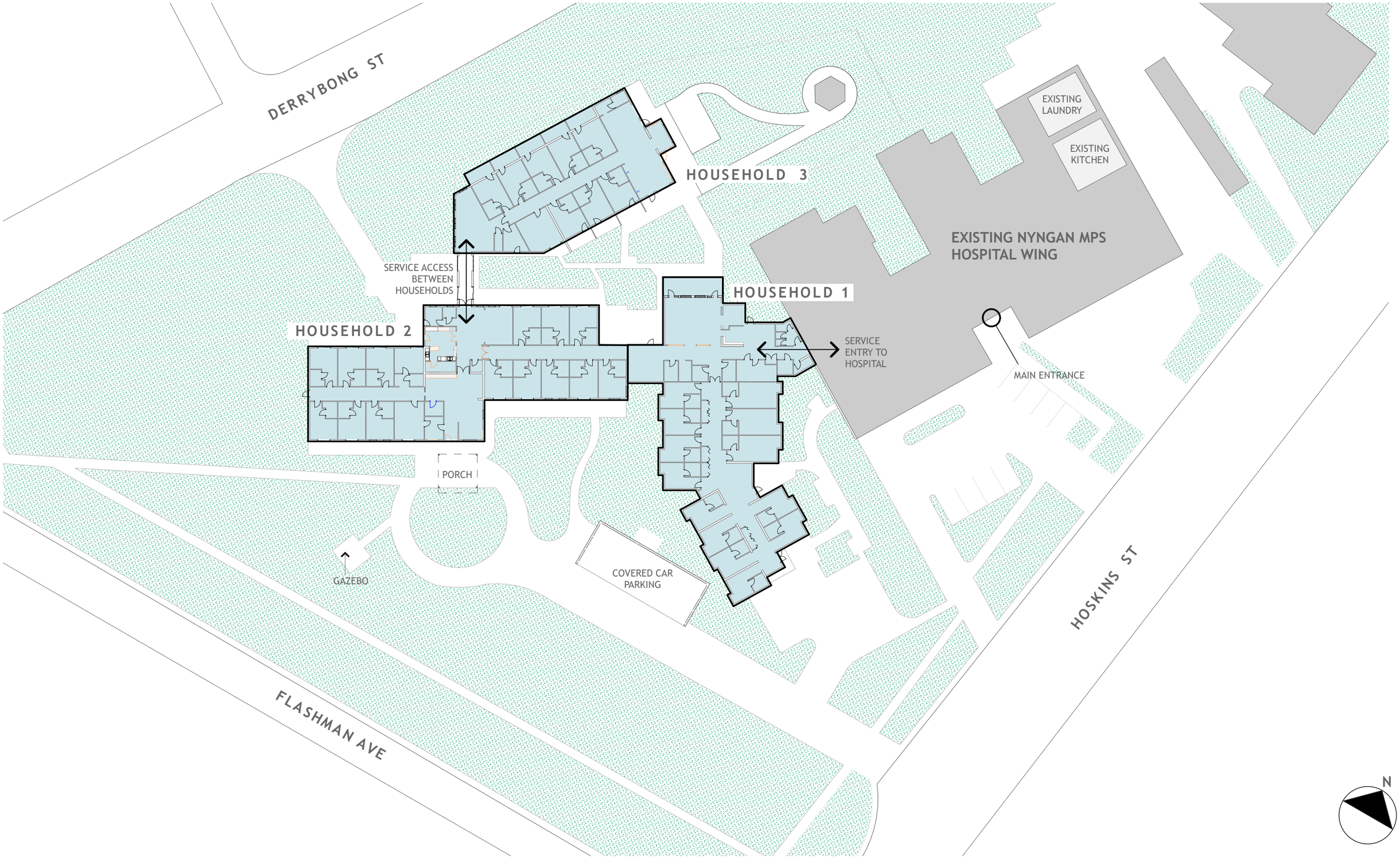
Sheet Size
A3

Drawn By
SP

Drawing Title
PRELIMINARIES

Drawing No.
AR-02

Revision
A



Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:500

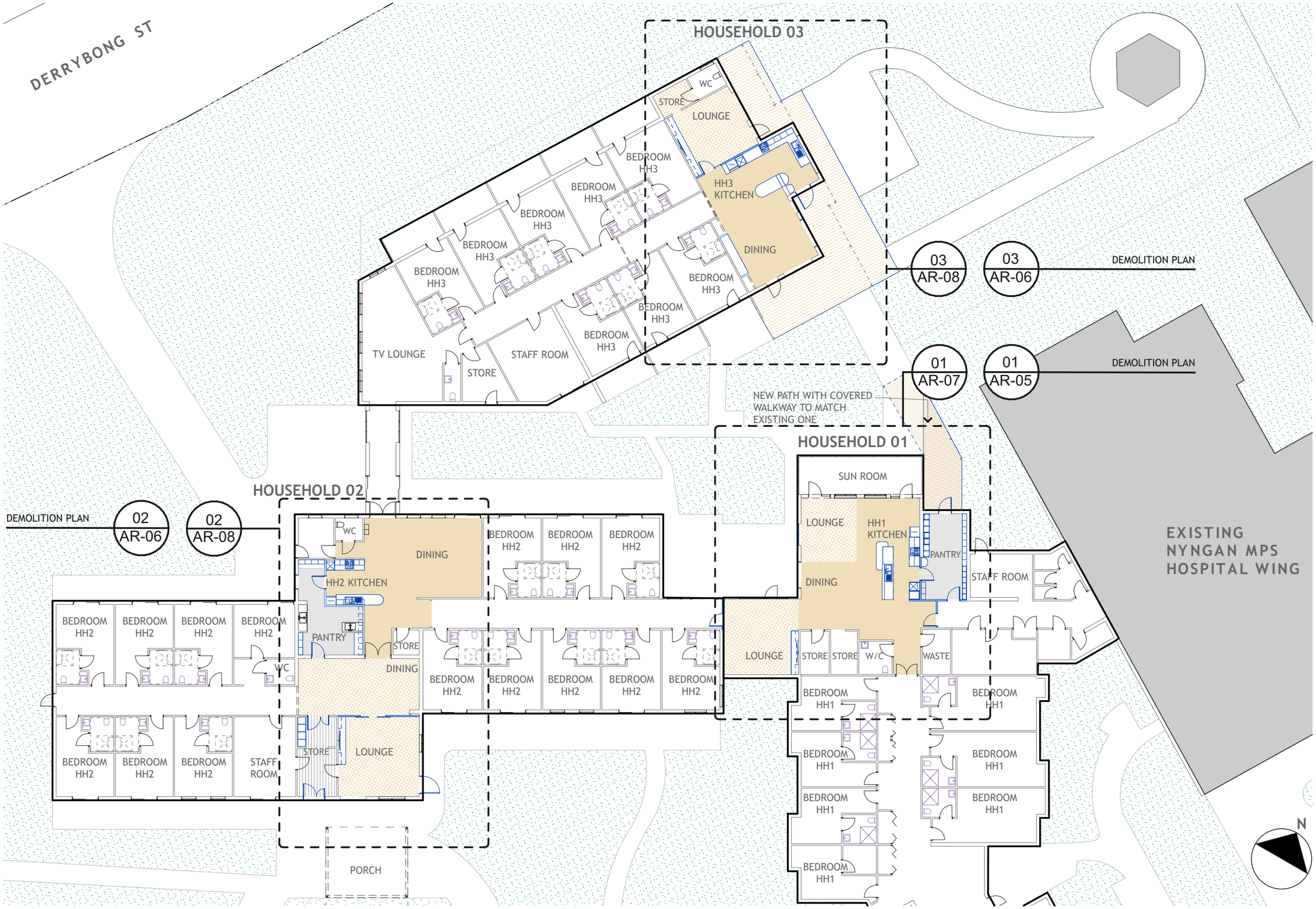
Sheet Size A3

Drawn By SP

Drawing Title SITE PLAN

Drawing No. AR-03

Revision A



NOTE

ALL NEW WORK INDICATED SHADED ALONG WITH BLUE OUTLINES

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010

+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale
1:250

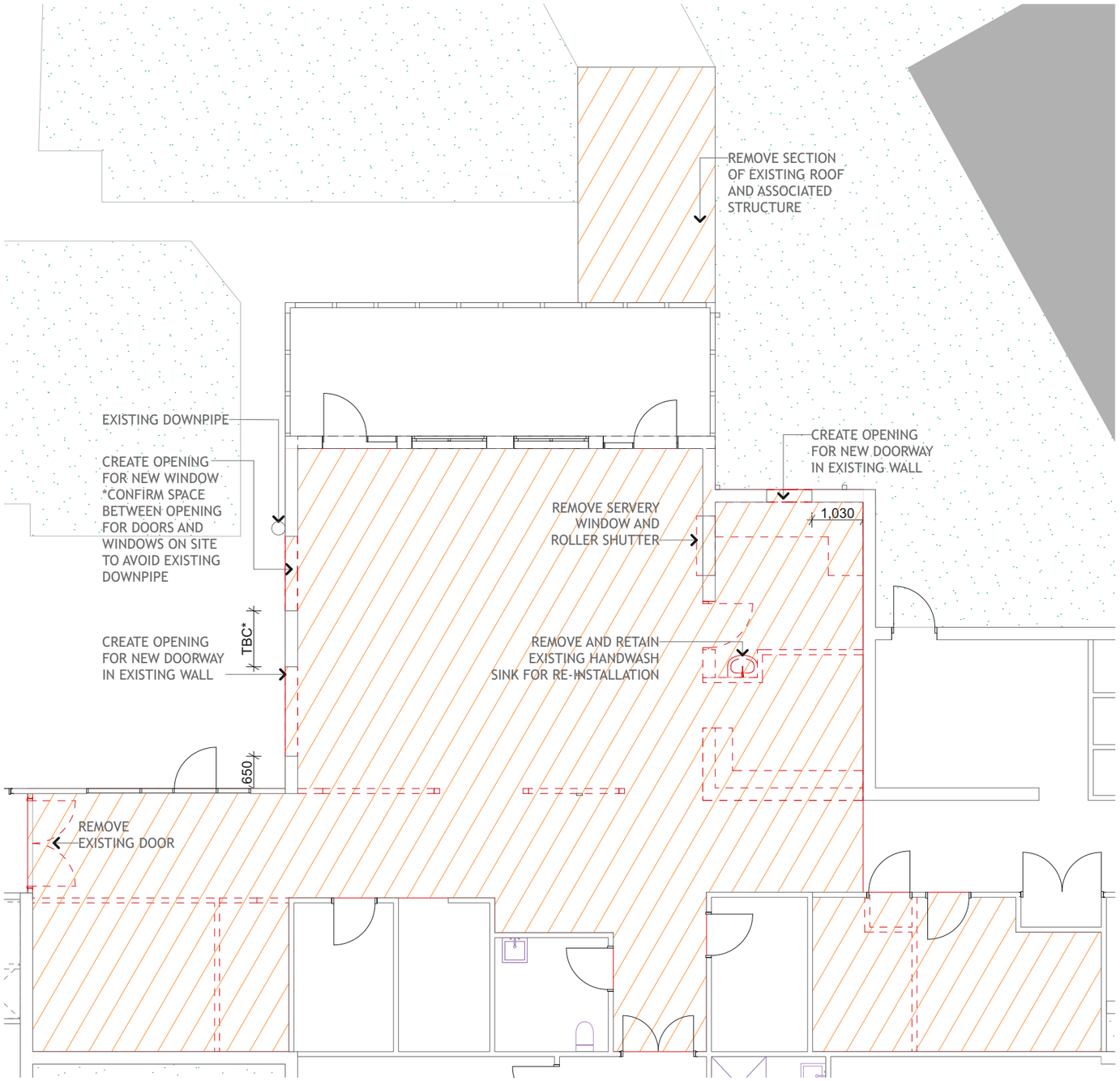
Sheet Size
A3

Drawn By
SP

Drawing Title
REFERENCE PLAN

Drawing No.
AR-04

Revision
A



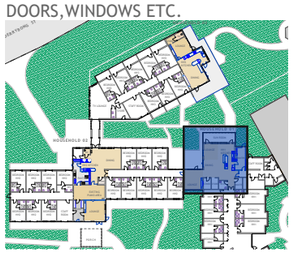
NOTES

REMOVAL OF FLOOR FINISH AND ANY ASSOCIATED UNDERLAY BACK TO SLAB OR SUBSTRATE.
MAKE READY FOR INSTALLATION OF NEW FLOORING.

INDICATES:
- REMOVAL OF WALLS, DOORS AND WINDOWS AS SHOWN DASHED.
- REMOVAL AND SAFE CAPPING OFF OF SERVICES IN THIS AREA.

PATCH AND MAKE GOOD CEILING, WALLS AND ALL TRIMS (ARCHITRAVES, SKIRTINGS, CORNICES ETC.) IN PREPARATION FOR NEW PAINT FINISH

*DIMENSIONS ARE APPROXIMATE AND MUST BE CHECKED ON SITE AND AGAINST GENERAL LAYOUT DRAWINGS AND DOOR & WINDOW SCHEDULES TO ENSURE FIT OF DOORS,WINDOWS ETC.



01
AR-04

DEMOLITION PLAN HH 01
1:100

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale
1:100

Sheet Size
A3

Drawn By
SP

Drawing Title
DEMOLITION PLAN HH 01

Drawing No.
AR-05

Revision
A

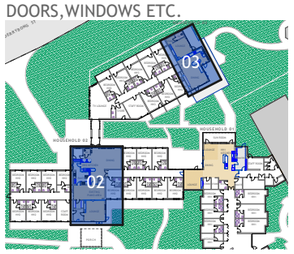
NOTES

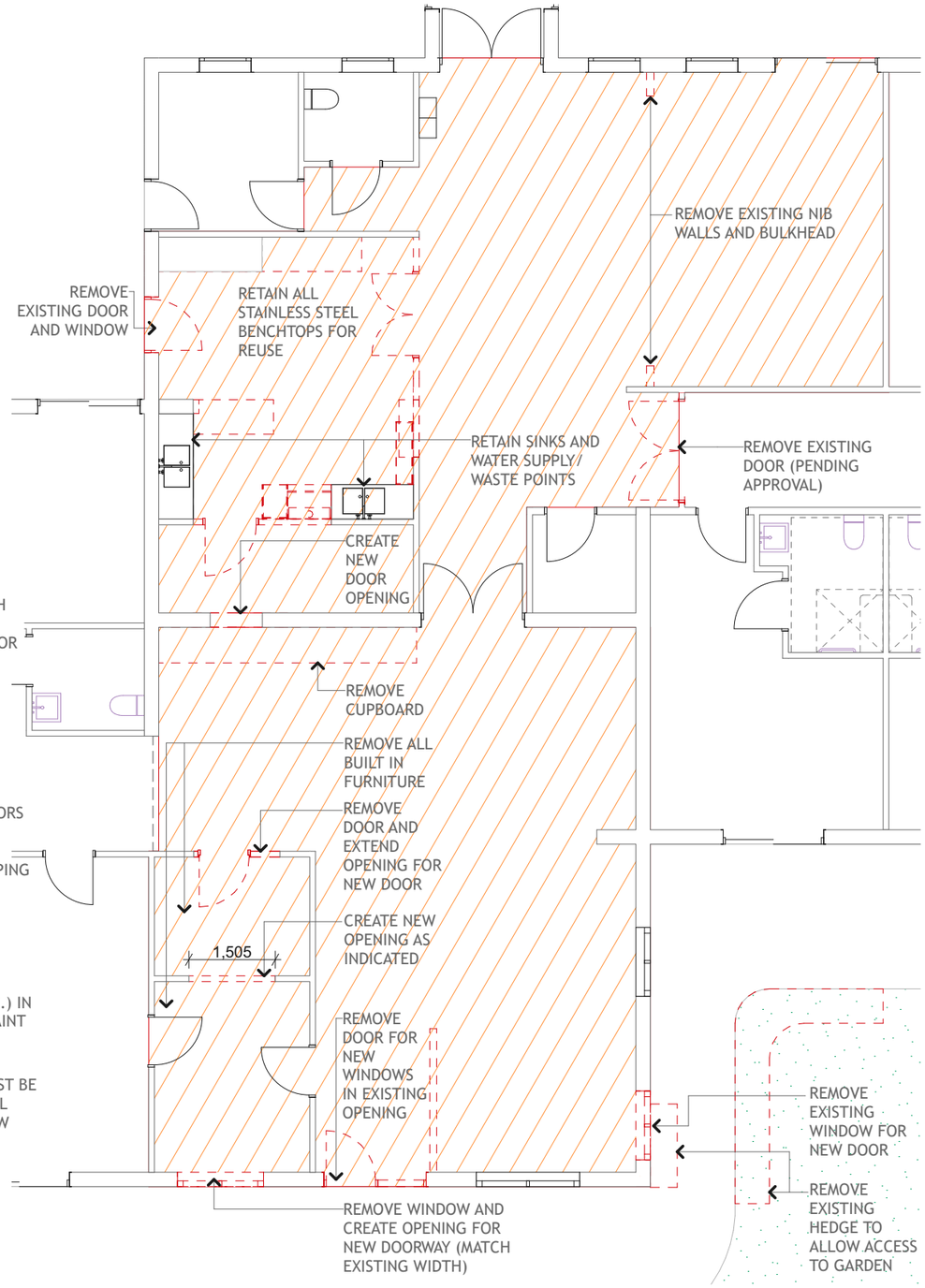
REMOVAL OF FLOOR FINISH AND ANY ASSOCIATED UNDERLAY BACK TO SLAB OR SUBSTRATE.
MAKE READY FOR INSTALLATION OF NEW FLOORING.

INDICATES:
- REMOVAL OF WALLS, DOORS AND WINDOWS AS SHOWN DASHED.
- REMOVAL AND SAFE CAPPING OFF OF SERVICES IN THIS AREA.

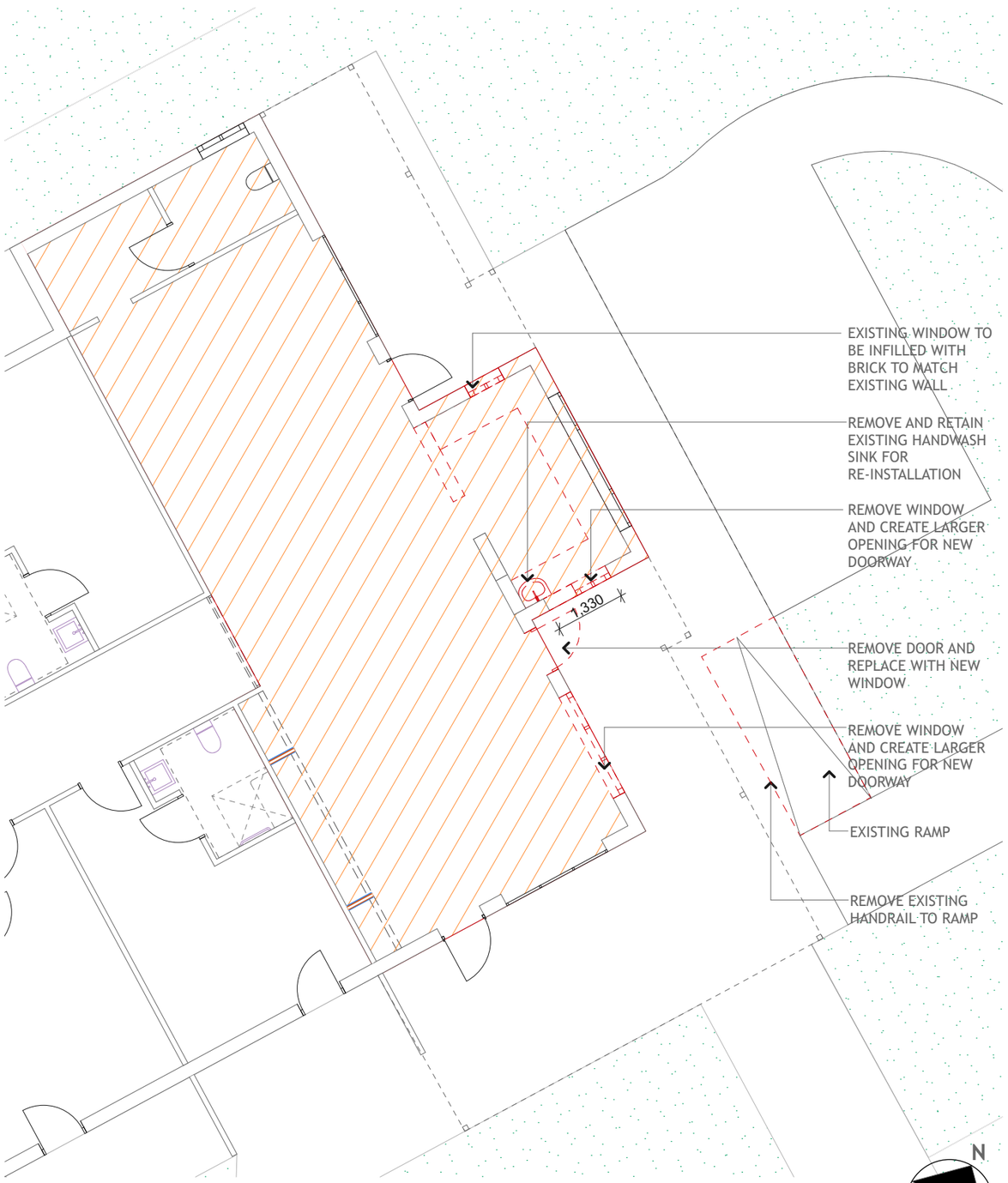
PATCH AND MAKE GOOD CEILING, WALLS AND ALL TRIMS (ARCHITRAVES, SKIRTINGS, CORNICES ETC.) IN PREPARATION FOR NEW PAINT FINISH

*DIMENSIONS ARE APPROXIMATE AND MUST BE CHECKED ON SITE AND AGAINST GENERAL LAYOUT DRAWINGS AND DOOR & WINDOW SCHEDULES TO ENSURE FIT OF DOORS,WINDOWS ETC.





02 AR-04 DEMOLITION PLAN HH 02 1:100



03 AR-04 DEMOLITION PLAN HH 03 1:100

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

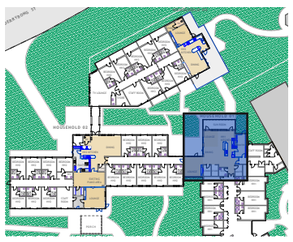
Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825
Project No. 2111-07

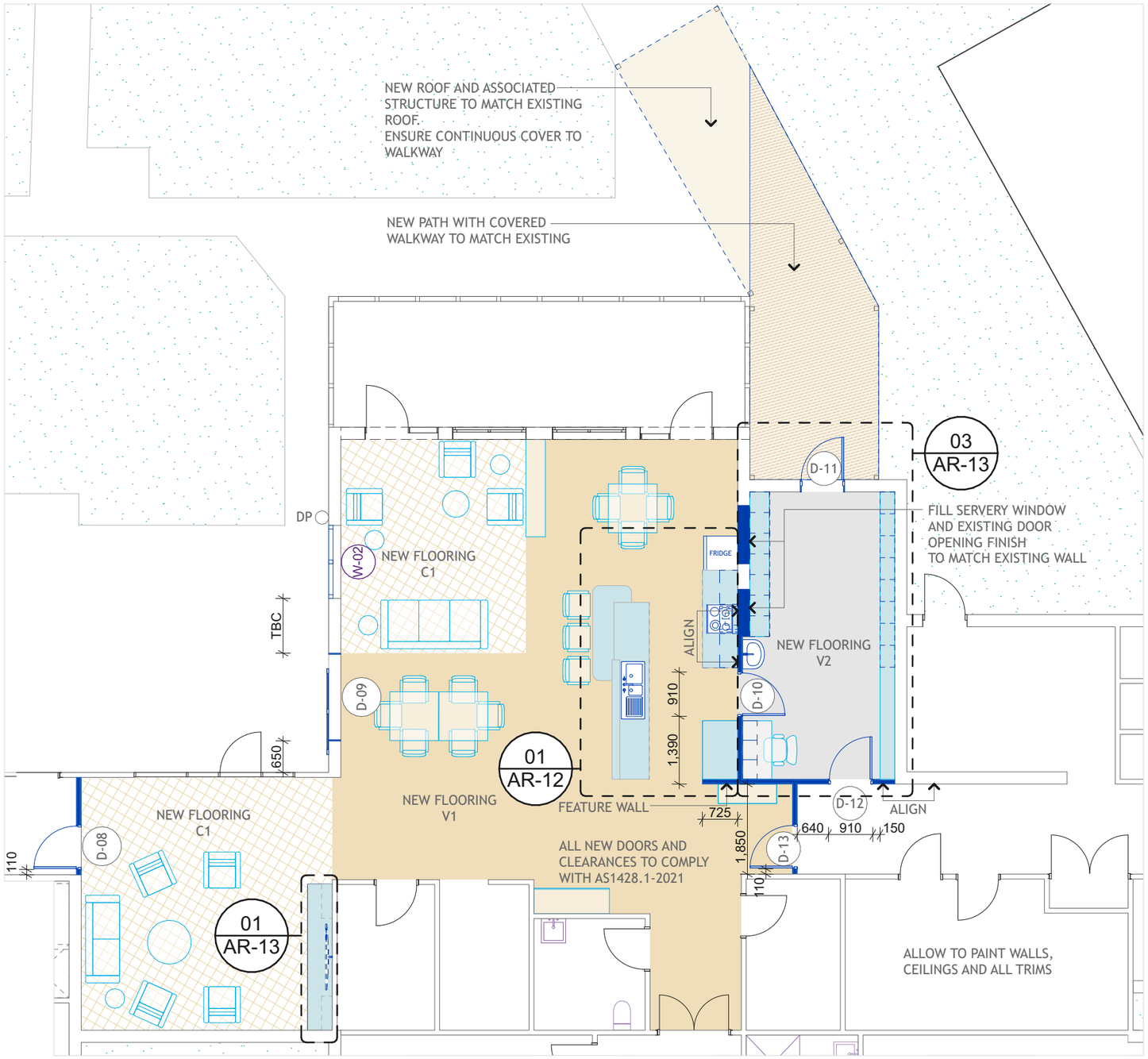
Scale 1:100
Sheet Size A3
Drawn By SP

Drawing Title
DEMOLITION PLAN HH 02 + HH 03
Drawing No. AR-06
Revision A

PAINTING NOTES

REPAINT THE FOLLOWING
1. ALL WALLS TO CORRIDORS AND COMMON AREAS (ie. ALL AREAS WITH NEW FLOORING) WITH **P1 PAINT**
2. ALL CEILINGS, SKIRTINGS AND ARCHITRAVES OF CORRIDORS AND COMMON AREAS WITH **P2 PAINT**
3. PAINT DOORS AS INDICATED
4. OTHER PAINTED FITTINGS TO MATCH WALL COLOUR
5. FEATURE WALLS WITH **P3c PAINT**





01
AR-04

GENERAL LAYOUT PLAN HH 01
1:100

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

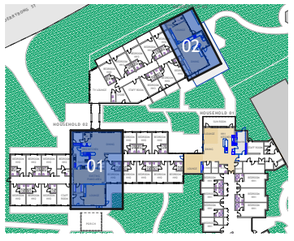
Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825
Project No. 2111-07

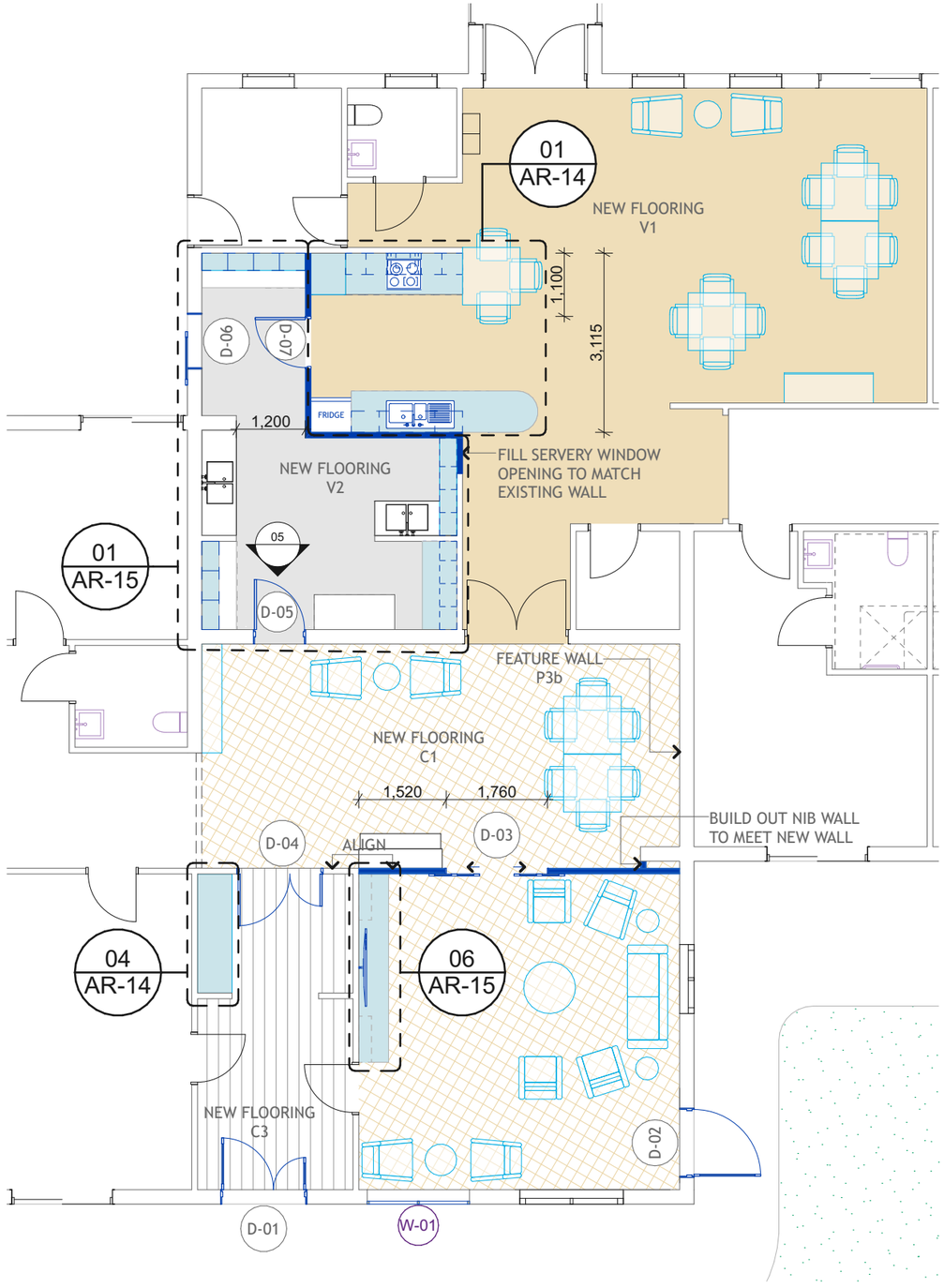
Scale 1:100
Sheet Size A3
Drawn By SP

Drawing Title
GENERAL LAYOUT PLAN HH 01
Drawing No. AR-07
Revision A

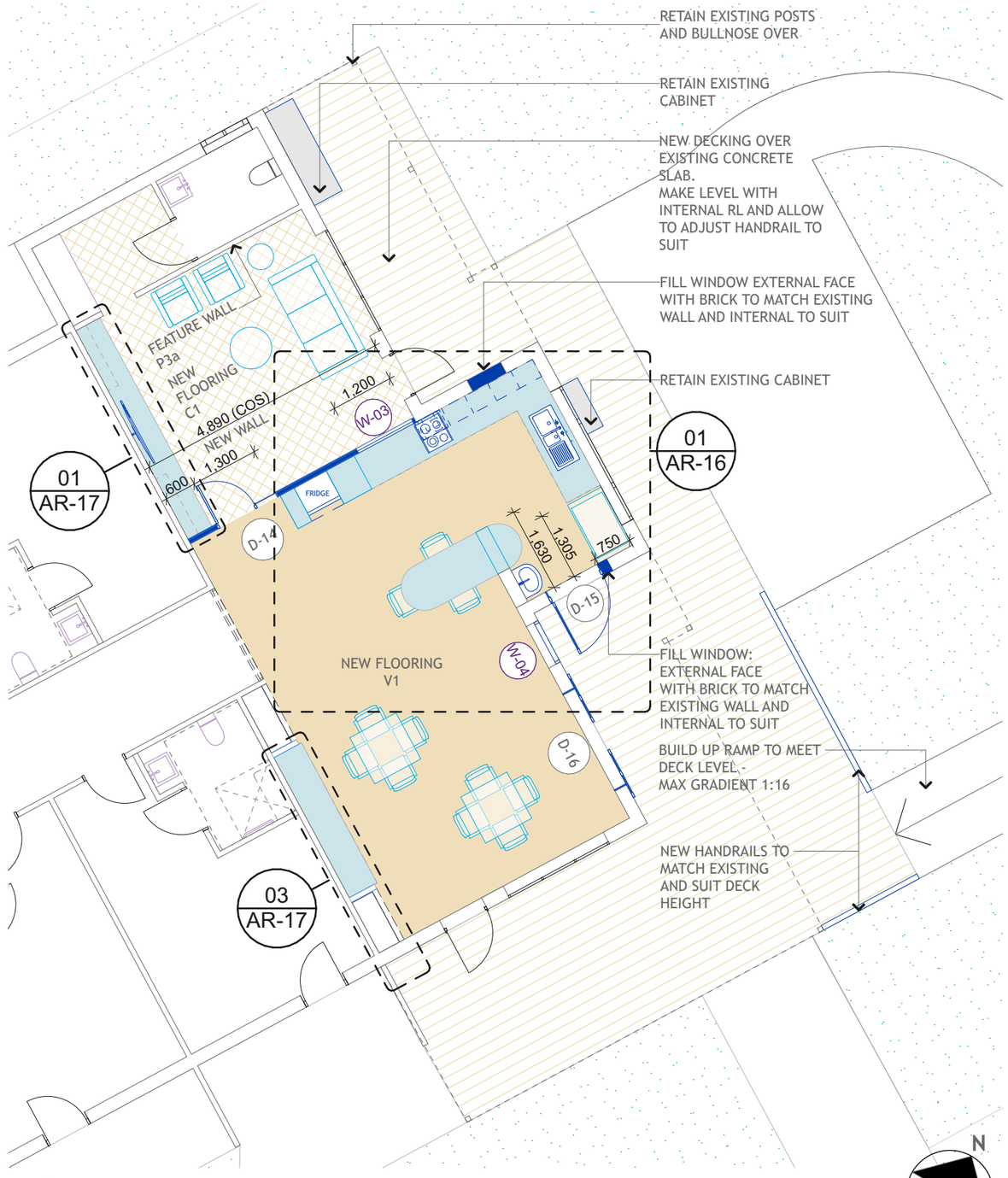
PAINTING NOTES

REPAINT THE FOLLOWING
1. ALL WALLS TO CORRIDORS AND COMMON AREAS (ie. ALL AREAS WITH NEW FLOORING) WITH **P1 PAINT**
2. ALL CEILINGS, SKIRTINGS AND ARCHITRAVES OF CORRIDORS AND COMMON AREAS WITH **P2 PAINT**
3. PAINT DOORS AS INDICATED
4. OTHER PAINTED FITTINGS TO MATCH WALL COLOUR
5. FEATURE WALLS WITH **P3b PAINT (HH02) AND P3A (HH03)**





01 GENERAL LAYOUT PLAN HH 02
1:100



02 GENERAL LAYOUT PLAN HH 03
1:100

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066

© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale
1:100

Sheet Size
A3

Drawn By
SP

Drawing Title
GENERAL LAYOUT PLAN
HH 02 + HH 03

Drawing No.
AR-08

Revision
A

NOTES

- HARD WIRED OUTLET
- XXXX GENERAL PURPOSE OUTLET (SINGLE SOCKET)
- XXXX GENERAL PURPOSE OUTLET (TWIN SOCKET)
- XXXX - HEIGHT ABOVE FFL
- DATA OUTLET
- UNDER SHELF LIGHTS FOR BENCHTOP
- COMMON AREAS PENDANT LIGHT
- EXISTING RECESSED DOWNLIGHT
- EXISTING SURFACE MOUNT LIGHT FITTING
- EXISTING COMMON AREAS FAN

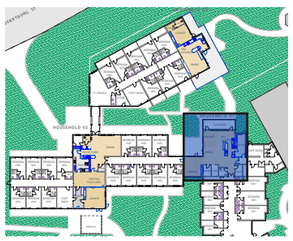
*LOCATION OF ALL EXISTING FIXTURES ARE NOTIONAL AND MUST BE CHECKED ON SITE

HOUSEHOLD 01

01 REFLECTED CEILING PLAN HH 01
1:100

HOUSEHOLD 01

02 ELECTRICAL LAYOUT HH 01
1:100



N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale
1:100

Sheet Size
A3

Drawn By
SP

Drawing Title
RCP + ELECTRICAL LAYOUT HH 01

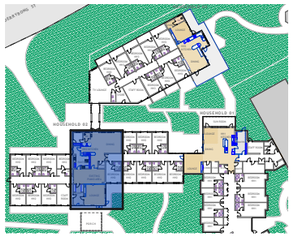
Drawing No.
AR-09

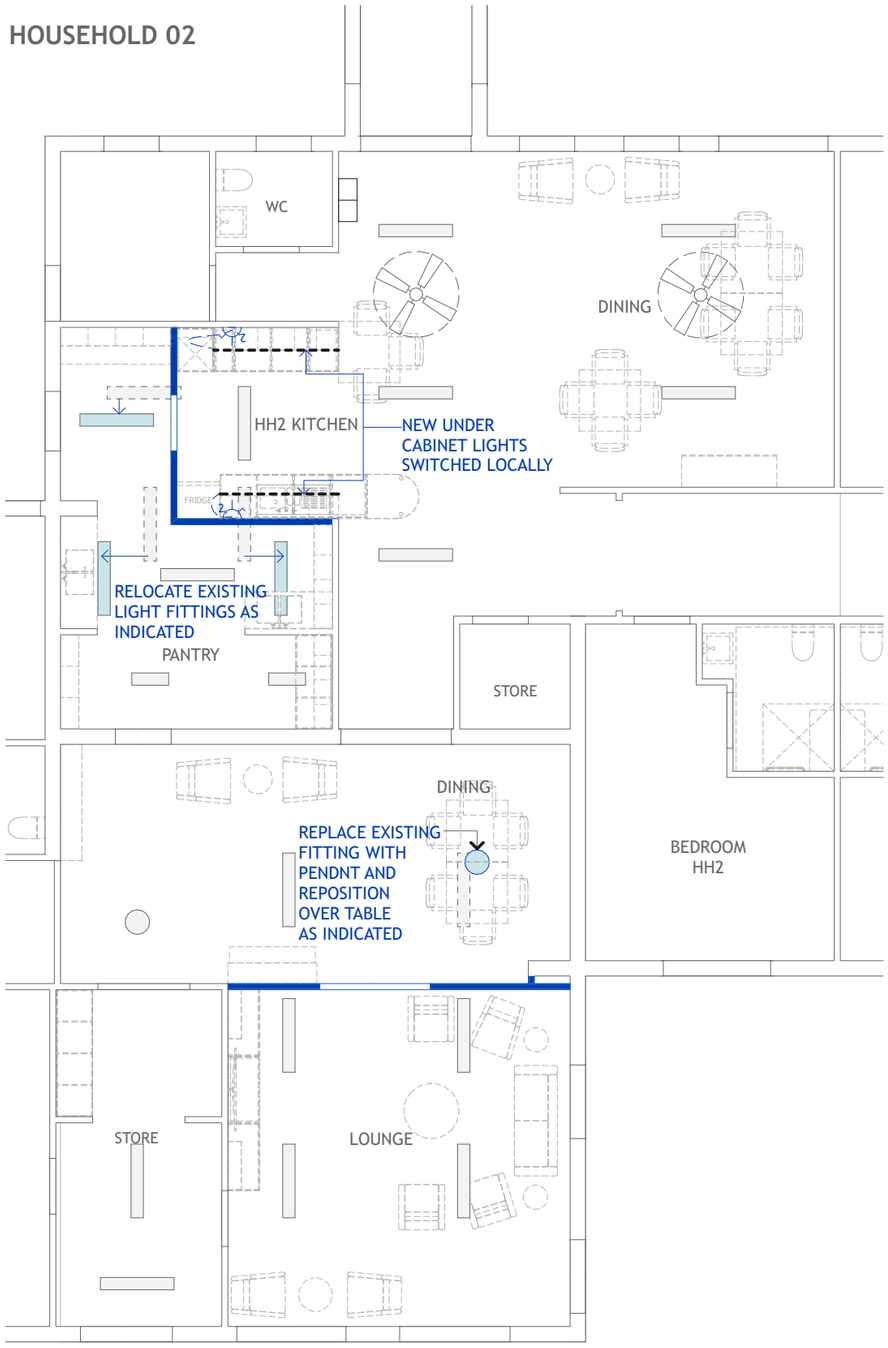
Revision
A

NOTES

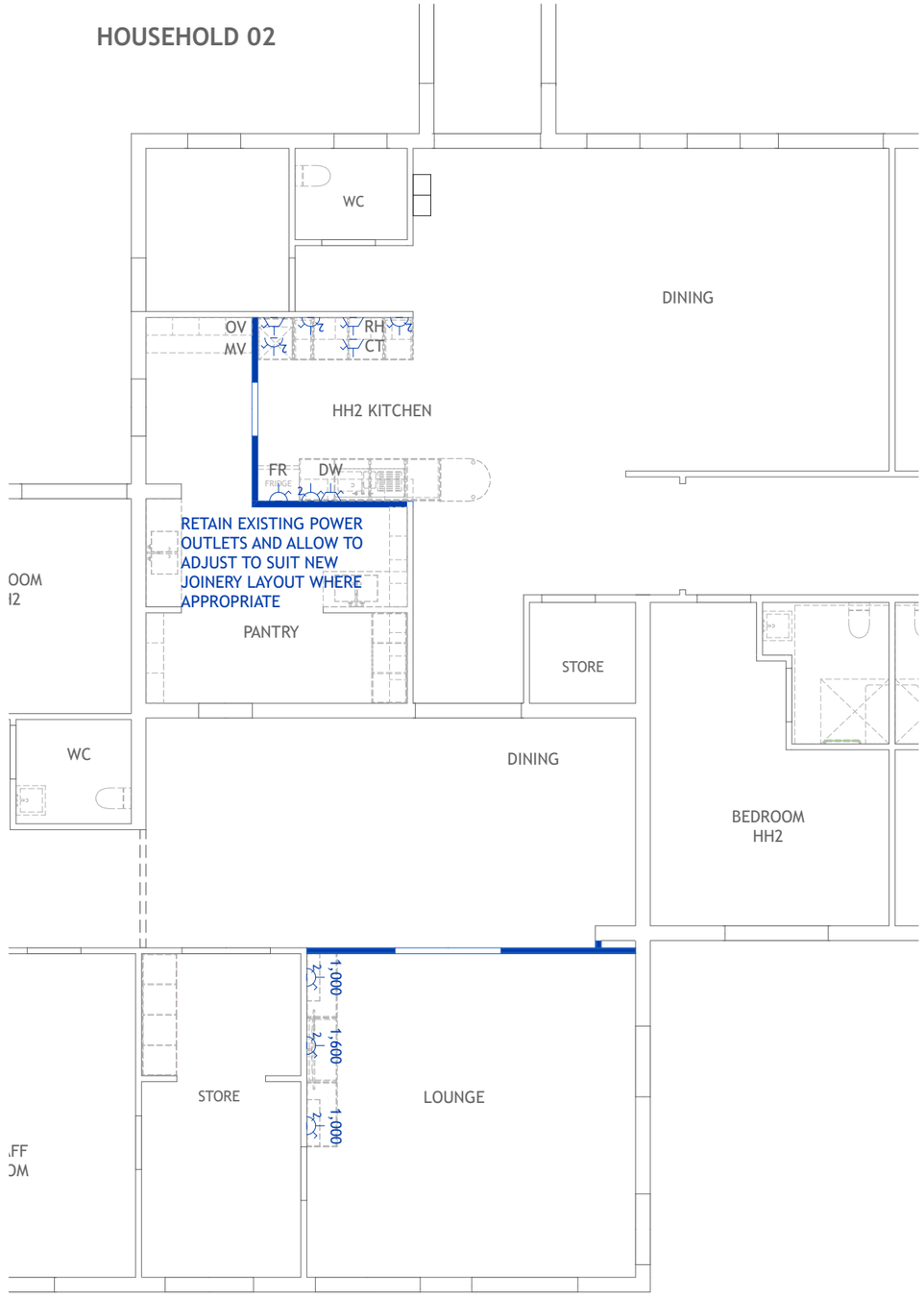
- HARD WIRED OUTLET
- XXXX — GENERAL PURPOSE OUTLET (SINGLE SOCKET)
- XXXX — GENERAL PURPOSE OUTLET (TWIN SOCKET)
- XXXX - HEIGHT ABOVE FFL
- D — DATA OUTLET
- UNDER SHELF LIGHTS FOR BENCHTOP
- COMMON AREAS PENDANT LIGHT
- EXISTING RECESSED DOWNLIGHT
- EXISTING SURFACE MOUNT LIGHT FITTING
- EXISTING COMMON AREAS FAN

*LOCATION OF ALL EXISTING FIXTURES ARE NOTIONAL AND MUST BE CHECKED ON SITE





01 REFLECTED CEILING PLAN HH 02
1:100



02 ELECTRICAL LAYOUT HH 02
1:100

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:100
Sheet Size A3
Drawn By SP

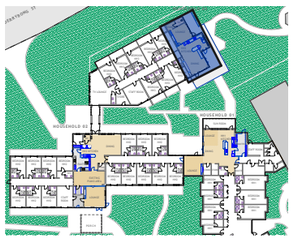
Drawing Title
RCP + ELECTRICAL LAYOUT HH 02

Drawing No. AR-10
Revision A

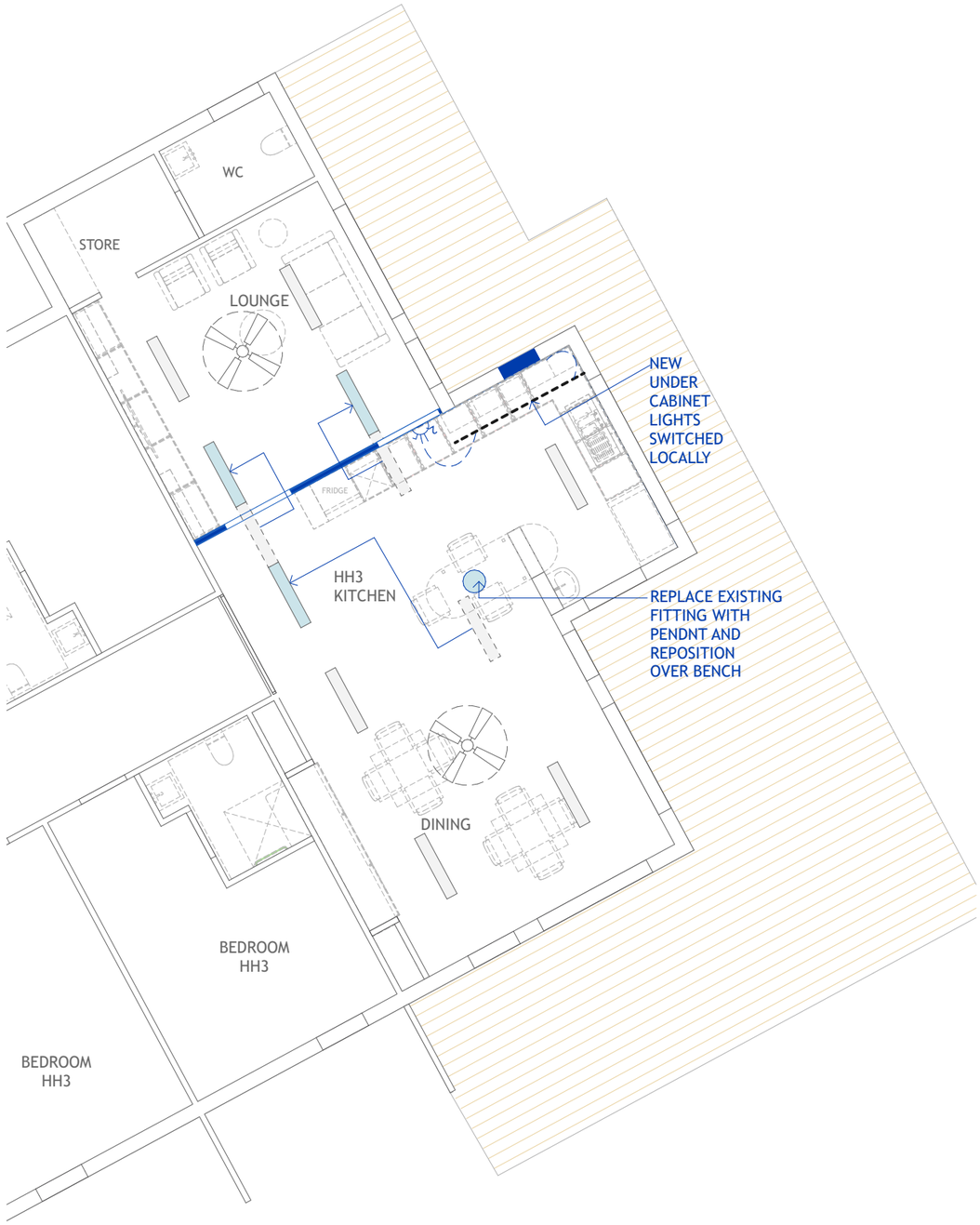
NOTES

- HARD WIRED OUTLET
- XXXX — GENERAL PURPOSE OUTLET (SINGLE SOCKET)
- XXXX — GENERAL PURPOSE OUTLET (TWIN SOCKET)
- XXXX - HEIGHT ABOVE FFL
- D — DATA OUTLET
- UNDER SHELF LIGHTS FOR BENCHTOP
- COMMON AREAS PENDANT LIGHT
- EXISTING RECESSED DOWNLIGHT
- EXISTING SURFACE MOUNT LIGHT FITTING
- EXISTING COMMON AREAS FAN

*LOCATION OF ALL EXISTING FIXTURES ARE NOTIONAL AND MUST BE CHECKED ON SITE



HOUSEHOLD 03



01 REFLECTED CEILING PLAN HH 03
1:100

HOUSEHOLD 03

02 ELECTRICAL LAYOUT HH 03
1:100

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:100
Sheet Size A3
Drawn By SP

Drawing Title
RCP + ELECTRICAL LAYOUT HH 03

Drawing No. AR-11
Revision A

NOTES

- GPO
- HARDWIRE POWER SUPPLY
- DATA

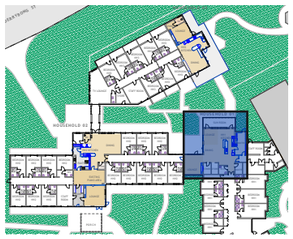
CT - COOKTOP
CPD - CUPBOARD
DR - DRAWER
DW - DISHWASHER
F - FIXED
FR - FRIDGE
MO - MICROWAVE OVEN
OP - OPEN
OV - OVEN
RH - RANGEHOOD
SB - SPLASHBACK

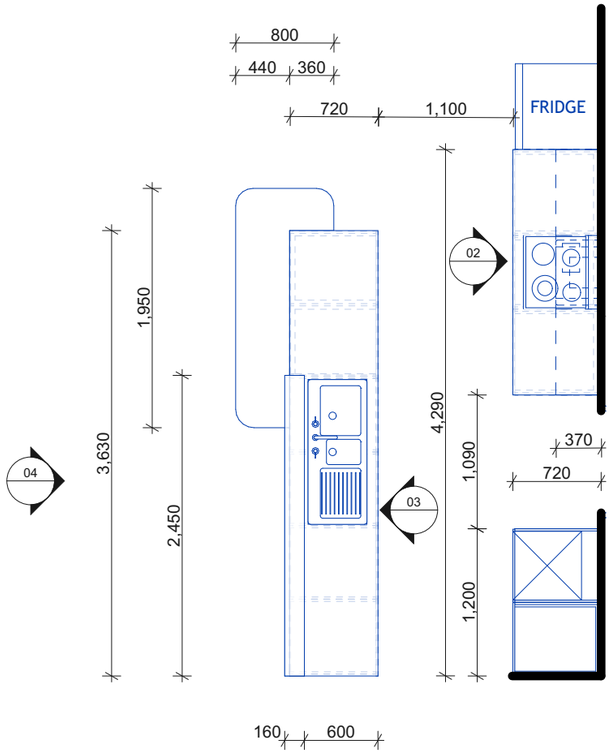
FINISHES AND FITTINGS

UPPER CABINETRY - L3-C
BOTTON CABINTERY - L1-C
SPLASHBACK - S1
BENCHTOP - L2-C
JOINERY HANDLES - H4
DOOR HANDLES - H2

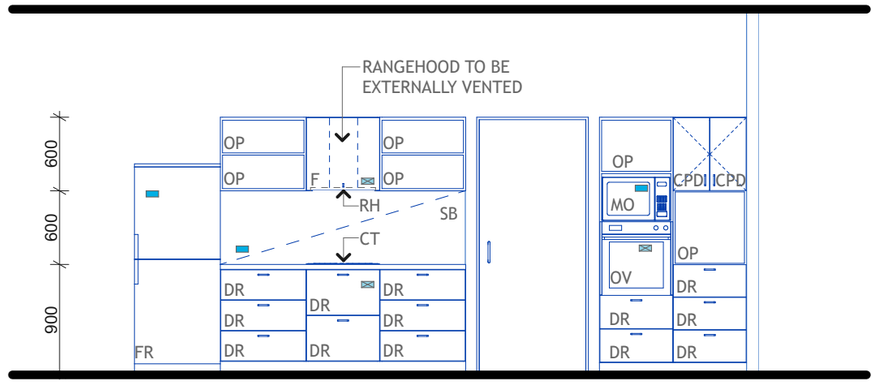
INSTALL JOINERY HANDLES TO ALL DOORS AND DRAWERS IN ORIENTATION AS INDICATED ON ELEVATIONS

PLINTHS TO ALL KITCHEN CABINETRY TO BE SOLID FILLED WITH CONCRETE OR SIMILAR FOR PEST CONTROL

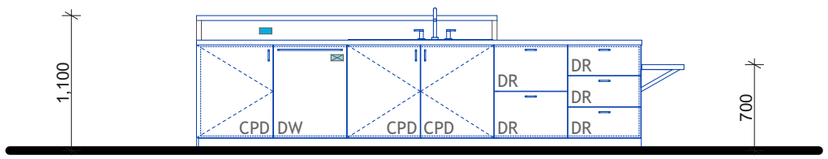




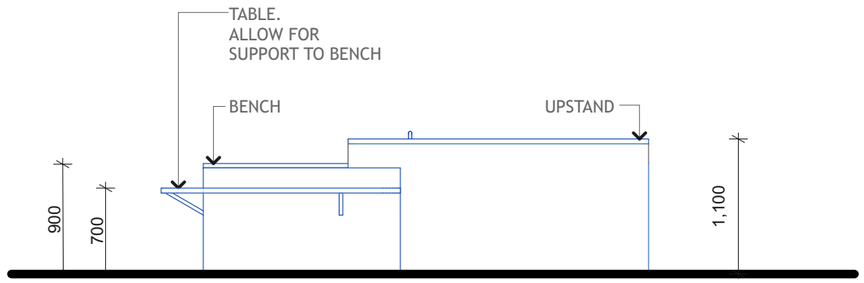
01 / AR-07 — HH 01 KITCHEN
PLAN 1:50



02 / - — HH 01 KITCHEN
ELEVATION 1:50



03 / - — HH 01 KITCHEN
ELEVATION 1:50



04 / - — HH 01 KITCHEN
ELEVATION 1:50

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066

© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:50
Sheet Size A3
Drawn By SP

Drawing Title
JOINERY DETAILS KITCHEN HH 01

Drawing No. AR-12
Revision A

NOTES

- GPO
- HARDWIRE POWER SUPPLY
- DATA

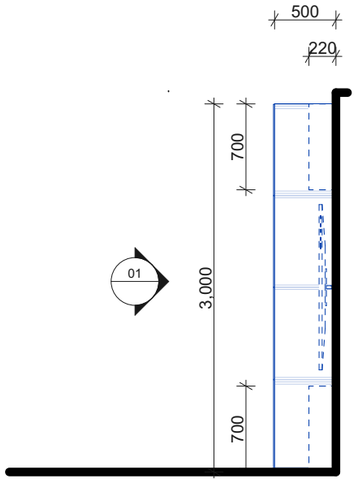
CT - COOKTOP
CPD - CUPBOARD
DR - DRAWER
DW - DISHWASHER
F - FIXED
FR - FRIDGE
HWB - HANDWASH BASIN
MO - MICROWAVE OVEN
OP - OPEN
OV - OVEN
RH - RANGEHOOD
SB - SPLASHBACK

FINISHES AND FITTINGS

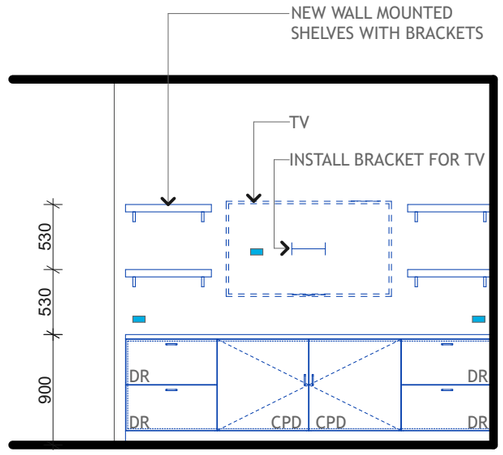
UPPER CABINETRY - L3-C
BOTTON CABINTERY - L1-C
SPLASHBACK - S1
BENCHTOP - L2-C
JOINERY HANDLES - H4
DOOR HANDLES - H2

INSTALL JOINERY HANDLES TO ALL DOORS AND DRAWERS IN ORIENTATION AS INDICATED ON ELEVATIONS

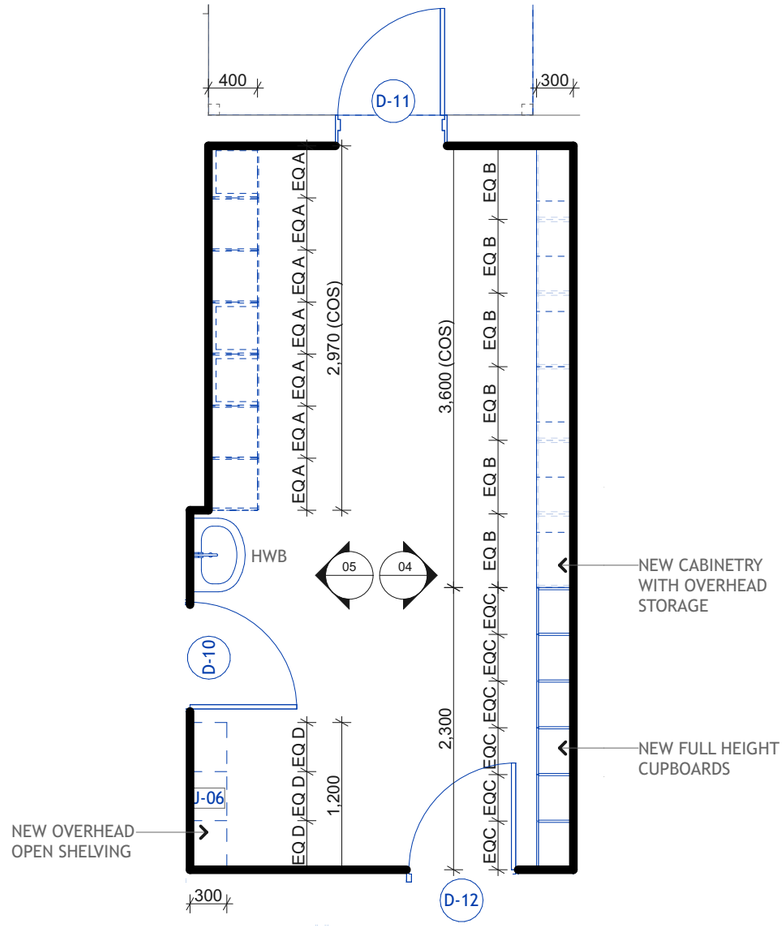
PLINTHS TO ALL KITCHEN CABINETRY TO BE SOLID FILLED WITH CONCRETE OR SIMILAR FOR PEST CONTROL



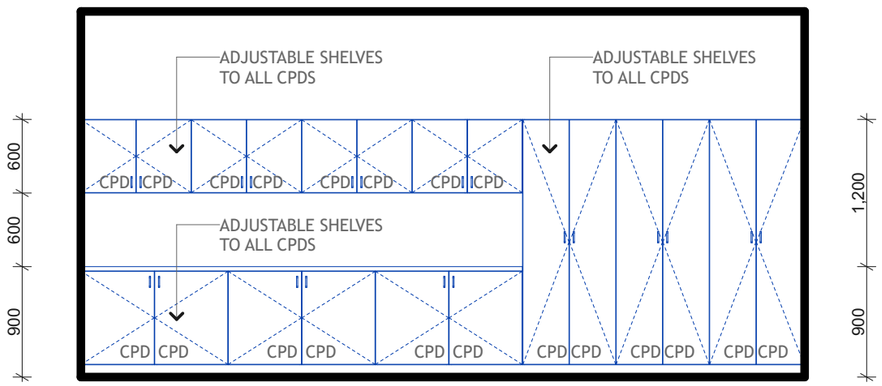
01 / AR-07 HH 01 LOUNGE
TV UNIT 1:50



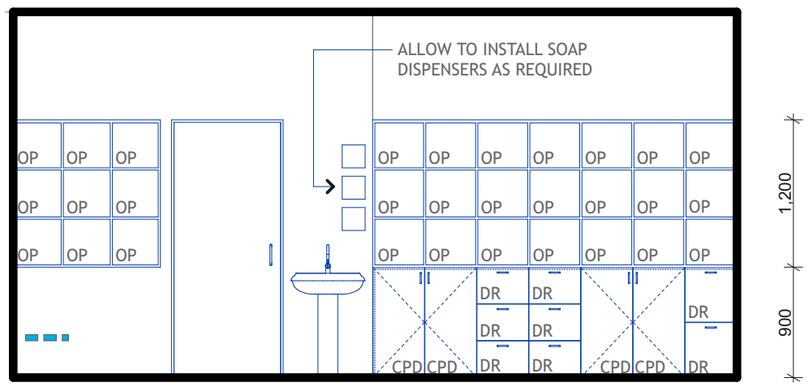
02 / - HH 01 LOUNGE
ELEVATION 1:50



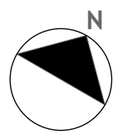
03 / AR-07 HH 01 PANTRY
PLAN 1:50



04 / - HH 01 PANTRY
ELEVATION 1:50



05 / - HH 01 PANTRY
ELEVATION 1:50



Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:50
Sheet Size A3
Drawn By SP

Drawing Title
JOINERY DETAILS PANTRY HH 01

Drawing No. AR-13
Revision A

NOTES

- GPO
- HARDWIRE POWER SUPPLY
- DATA

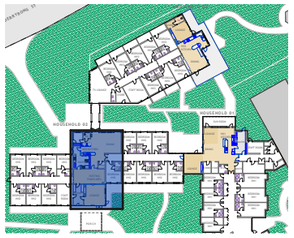
CT - COOKTOP
CPD - CUPBOARD
DR - DRAWER
DW - DISHWASHER
F - FIXED
FR - FRIDGE
MO - MICROWAVE OVEN
OP - OPEN
OV - OVEN
RH - RANGEHOOD
SB - SPLASHBACK

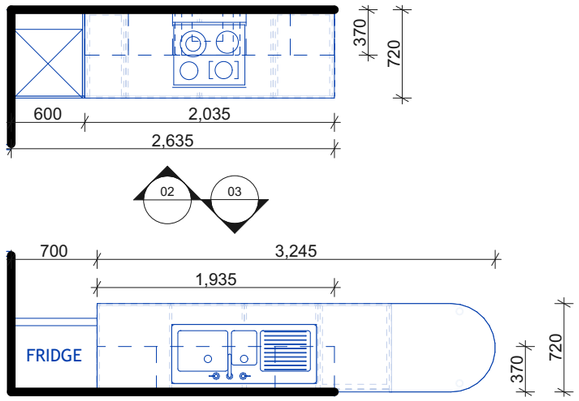
FINISHES AND FITTINGS

UPPER CABINETRY - L3-B
BOTTON CABINTERY - L1-B
SPLASHBACK - S1
BENCHTOP - L2-B
JOINERY HANDLES - H4
DOOR HANDLES - H2

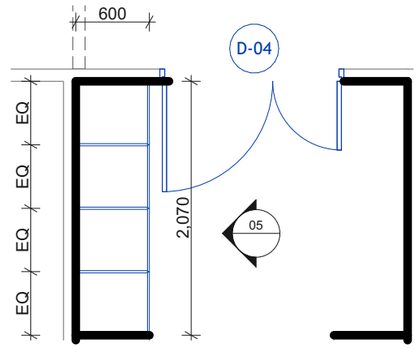
INSTALL JOINERY HANDLES TO ALL DOORS AND DRAWERS IN ORIENTATION AS INDICATED ON ELEVATIONS

PLINTHS TO ALL KITCHEN CABINETRY TO BE SOLID FILLED WITH CONCRETE OR SIMILAR FOR PEST CONTROL

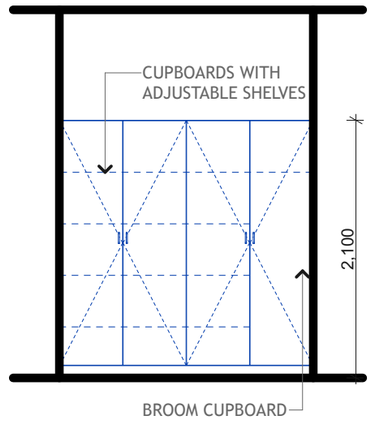




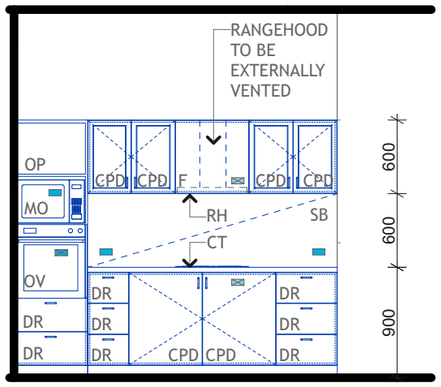
01 / AR-08 — HH 02 KITCHEN
PLAN 1:50



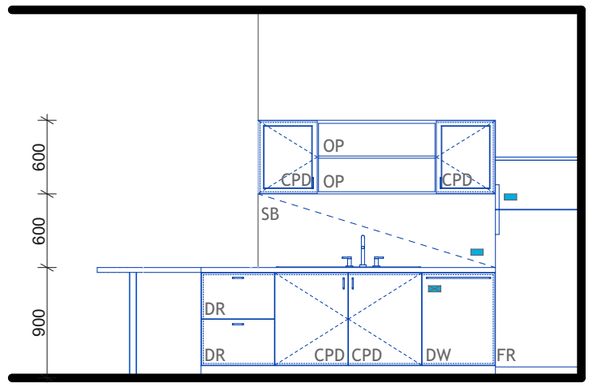
04 / AR-08 — HH 02 VESTIBULE
PLAN 1:50



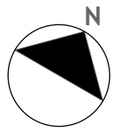
05 / - — VESTIBULE
ELEVATION 1:50



02 / - — HH 02 KITCHEN
ELEVATION1:50



03 / - — HH 02 KITCHEN
ELEVATION1:50



Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:50
Sheet Size A3
Drawn By SP

Drawing Title
JOINERY DETAILS KITCHEN HH 02

Drawing No. AR-14
Revision A

NOTES

- GPO
- HARDWIRE POWER SUPPLY
- DATA

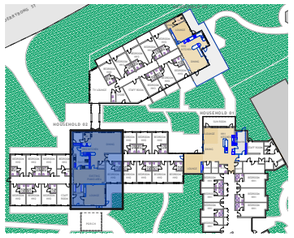
CT - COOKTOP
CPD - CUPBOARD
DR - DRAWER
DW - DISHWASHER
F - FIXED
FR - FRIDGE
MO - MICROWAVE OVEN
OP - OPEN
OV - OVEN
RH - RANGEHOOD
SB - SPLASHBACK

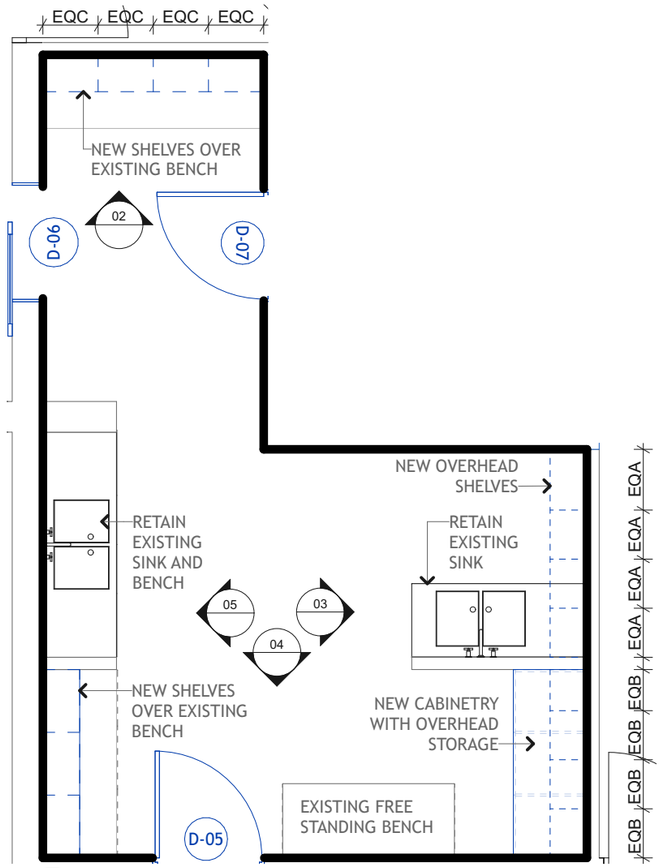
FINISHES AND FITTINGS

UPPER CABINETRY - L3-B
BOTTON CABINTERY - L1-B
SPLASHBACK - S1
BENCHTOP - L2-B
JOINERY HANDLES - H4
DOOR HANDLES - H2

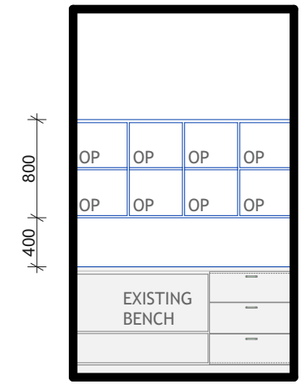
INSTALL JOINERY HANDLES TO ALL DOORS AND DRAWERS IN ORIENTATION AS INDICATED ON ELEVATIONS

PLINTHS TO ALL KITCHEN CABINETRY TO BE SOLID FILLED WITH CONCRETE OR SIMILAR FOR PEST CONTROL

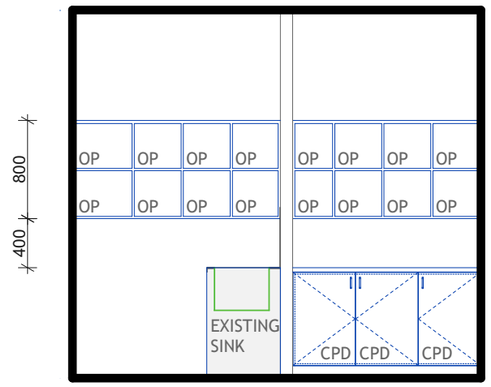




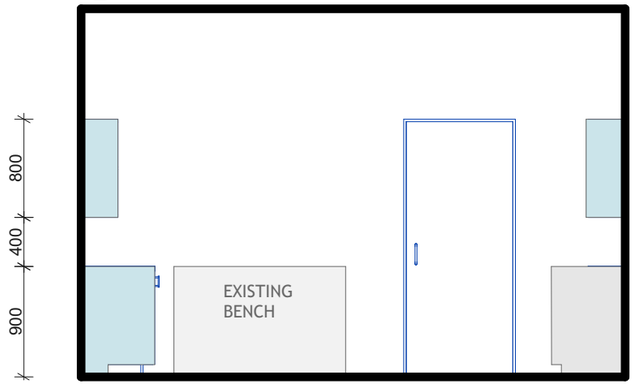
01 AR-08 HH 02 PANTRY PLAN1:50



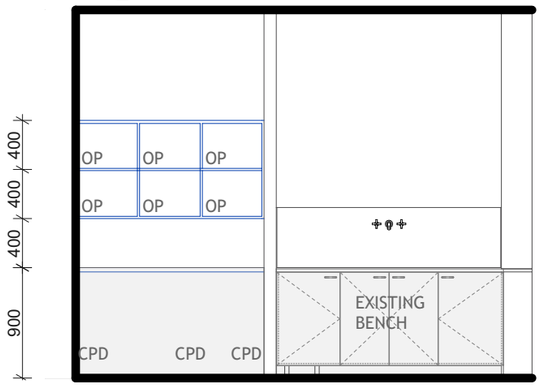
02 - HH 02 PANTRY ELEVATION 1:50



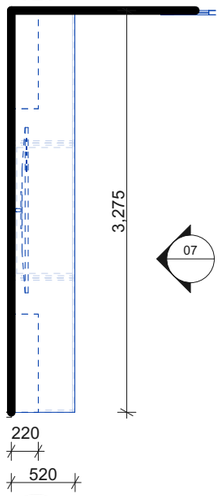
03 - HH 02 PANTRY ELEVATION 1:50



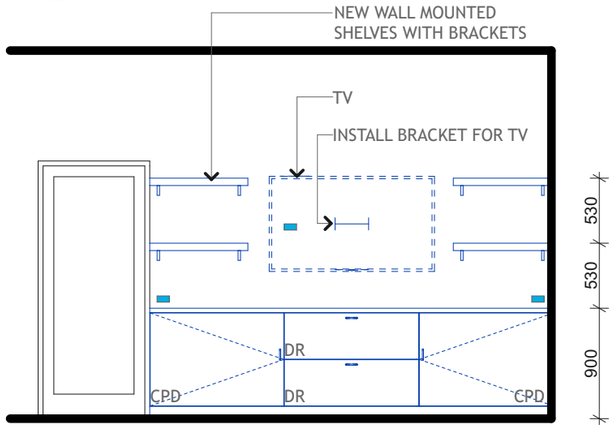
04 - HH 02 PANTRY ELEVATION 1:50



05 - HH 02 PANTRY ELEVATION 1:50



06 AR-08 HH 02 LOUNGE PLAN 1:50



07 - HH 02 LOUNGE ELEVATION 1:50

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:50
Sheet Size A3
Drawn By SP

Drawing Title
JOINERY DETAILS PANTRY HH 02

Drawing No. AR-15
Revision A

NOTES

- EXISTING GPO
- GPO
- HARDWIRE POWER SUPPLY
- DATA

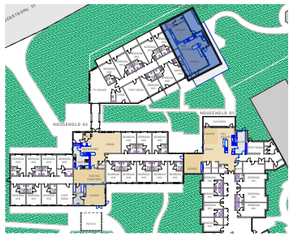
CT - COOKTOP
CPD - CUPBOARD
DR - DRAWER
DW - DISHWASHER
F - FIXED
FR - FRIDGE
HWB - HANDWASH BASIN
MO - MICROWAVE OVEN
OP - OPEN
OV - OVEN
RH - RANGEHOOD
SB - SPLASHBACK

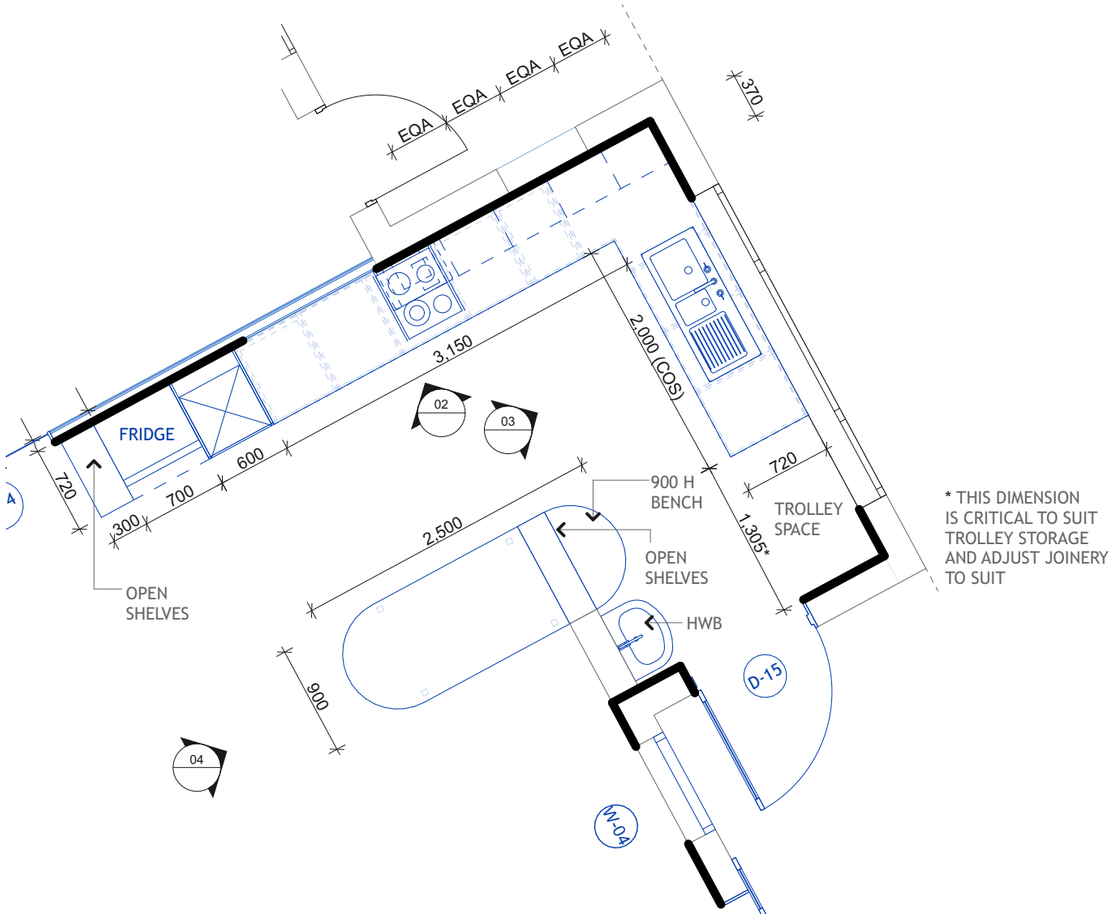
FINISHES AND FITTINGS

UPPER CABINETRY - L3-A
BOTTON CABINTERY - L1-A
SPLASHBACK - S1
BENCHTOP - L2-A
JOINERY HANDLES - H3
DOOR HANDLES - H1

INSTALL JOINERY HANDLES TO ALL DOORS AND DRAWERS IN ORIENTATION AS INDICATED ON ELEVATIONS

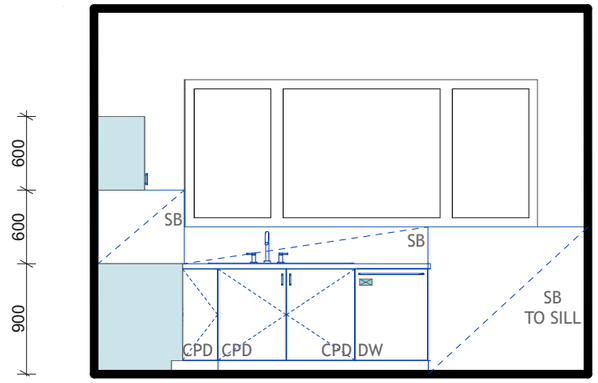
PLINTHS TO ALL KITCHEN CABINETRY TO BE SOLID FILLED WITH CONCRETE OR SIMILAR FOR PEST CONTROL



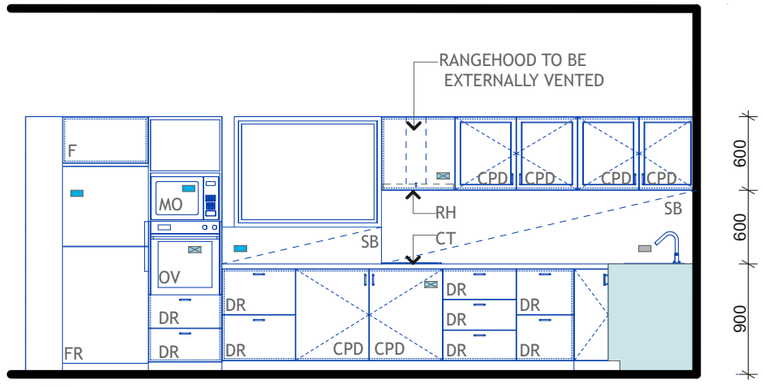


* THIS DIMENSION IS CRITICAL TO SUIT TROLLEY STORAGE AND ADJUST JOINERY TO SUIT

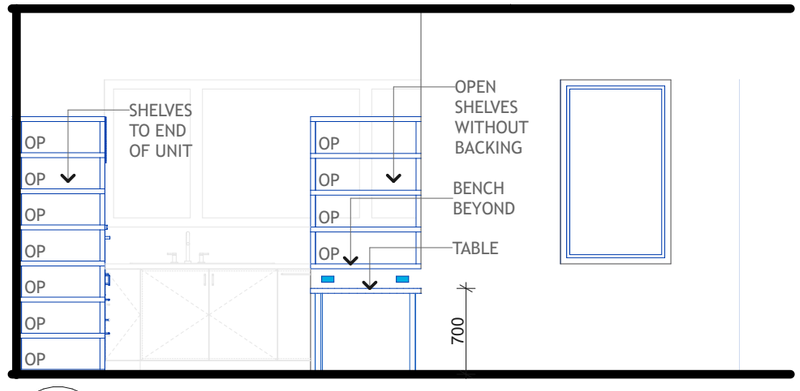
01 / AR-08 — HH 03 KITCHEN
PLAN1:50



03 / - — HH 03 KITCHEN
ELEVATION1:50



02 / - — HH 03 KITCHEN
ELEVATION1:50



04 / - — HH 03 KITCHEN
ELEVATION1:50

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066

© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:50
Sheet Size A3
Drawn By SP

Drawing Title
JOINERY DETAILS KITCHEN HH 03

Drawing No. AR-16
Revision A

NOTES

- GPO
- HARDWIRE POWER SUPPLY
- DATA

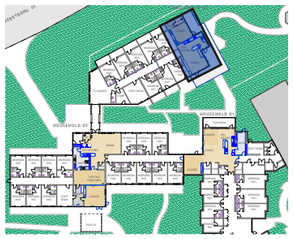
CT - COOKTOP
CPD - CUPBOARD
DR - DRAWER
DW - DISHWASHER
F - FIXED
FR - FRIDGE
MO - MICROWAVE OVEN
OP - OPEN
OV - OVEN
RH - RANGEHOOD
SB - SPLASHBACK

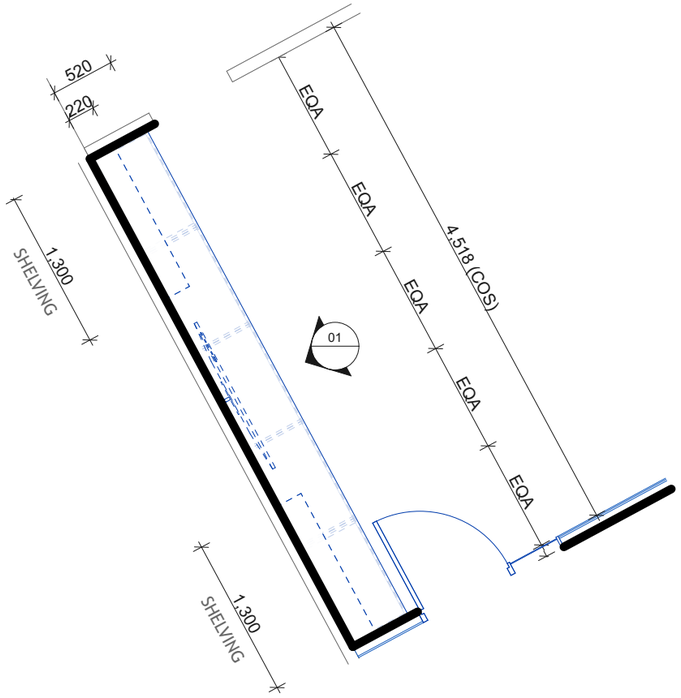
FINISHES AND FITTINGS

UPPER CABINETRY - L3-A
BOTTON CABINTERY - L1-A
SPLASHBACK - S1
BENCHTOP - L2-A
JOINERY HANDLES - H3
DOOR HANDLES - H1

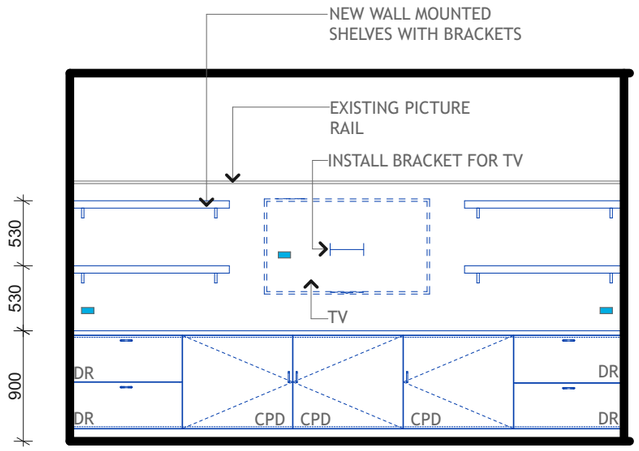
INSTALL JOINERY HANDLES TO ALL DOORS AND DRAWERS IN ORIENTATION AS INDICATED ON ELEVATIONS

PLINTHS TO ALL KITCHEN CABINETRY TO BE SOLID FILLED WITH CONCRETE OR SIMILAR FOR PEST CONTROL

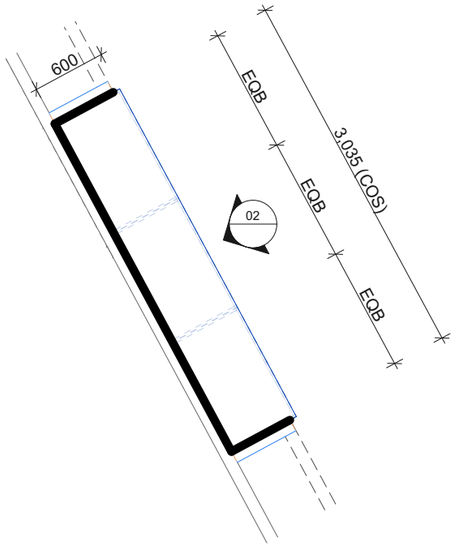




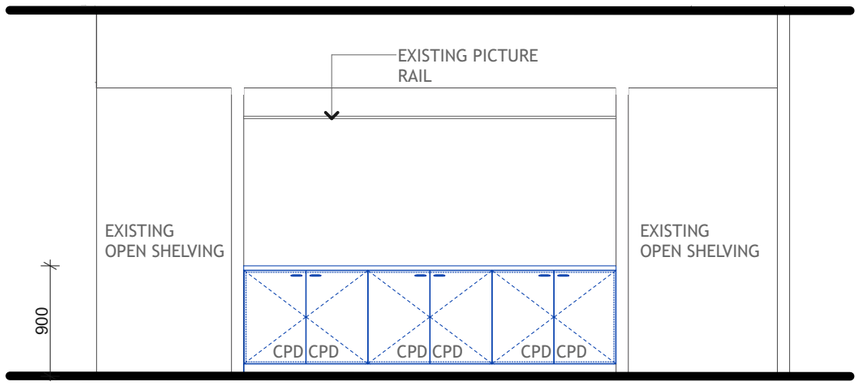
01 / AR-08 HH 03 LOUNGE
PLAN 1:50



02 / - HH 03 LOUNGE
ELEVATION 1:50



03 / AR-08 HH03 DINING
PLAN 1:50



04 / - HH 03 DINING
ELEVATION 1:50

N

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects

Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066

© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

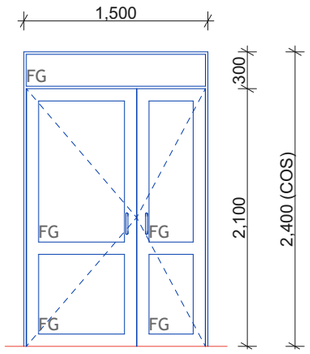
Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

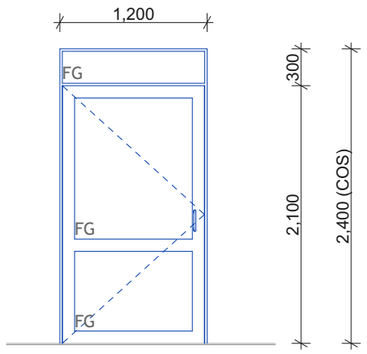
Project No. 2111-07

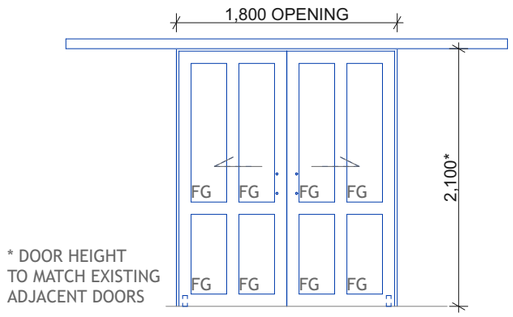
Scale 1:50
Sheet Size A3
Drawn By SP

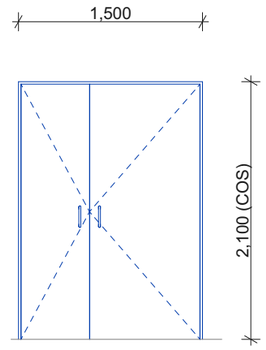
Drawing Title
JOINERY DETAILS HH 03

Drawing No. AR-17
Revision A









D-01 EXTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm FOR MAIN LEAF
b) LOCATION	HOUSEHOLD 2 (VESTIBULE)
c) DESCRIPTION	HINGED GLAZED DOUBLE DOORS
d) MANUFACTURER	CAPRAL OR EQUIVALENT
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH EXISTING EXTERIOR DOORS
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	HANDLE LOCK STOPPER CLOSER
i) DOOR LEAF	ALUMINIUM FRAME WITH GLAZING

D-02 EXTERNAL

a) MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 2 (LOUNGE AREA)
c) DESCRIPTION	HINGED GLAZED SINGLE DOOR
d) MANUFACTURER	CAPRAL OR EQUIVALENT
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH EXISTING DOORS
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	HANDLE LOCK CLOSER
i) DOOR LEAF	ALUMINIUM FRAME WITH GLAZING

D-03 INTERNAL

a) MIN. CLEAR OPENING WIDTH	-
b) LOCATION	HOUSEHOLD 2 (LOUNGE AREA)
c) DESCRIPTION	SURFACE MOUNTED SLIDING DOORS
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	TIMBER FRAME TO MATCH EXISTING INTERNAL DOORS
f) FRAME FINISH	TO MATCH WALL COLOUR
g) GLAZING	CLEAR LAMINATED GLASS
h) HARDWARE	TRACK : BRIO SINGLE RUN OR SIMILAR HANDLE STOPPER
i) DOOR LEAF	TIMBER FRAME, PAINT FINISH WITH GLAZING

D-04 INTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm FOR MAIN LEAF
b) LOCATION	HOUSEHOLD 2 (VESTIBULE)
c) DESCRIPTION	HINGED DOUBLE DOOR
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	TIMBER FRAME TO MATCH EXISTING INTERNAL DOORS
f) FRAME FINISH	PAINT FINISH (P1) TO MATCH WALLS
g) GLAZING	-
h) HARDWARE	HANDLE LOCK STOPPER CLOSER
i) DOOR LEAF	SOLID CORE PAINT FINISH TO MATCH WALLS (P1)

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale
1:50

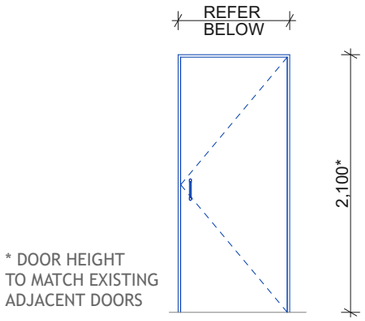
Sheet Size
A3

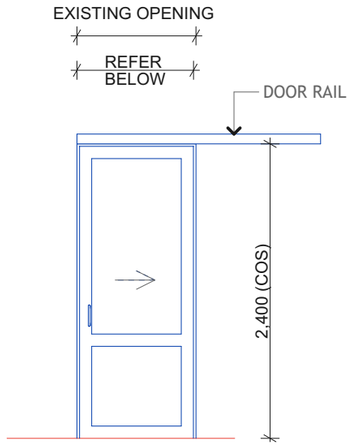
Drawn By
SP

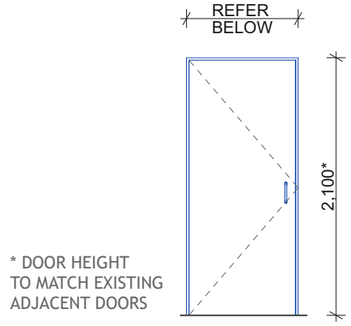
Drawing Title
DOOR SCHEDULE

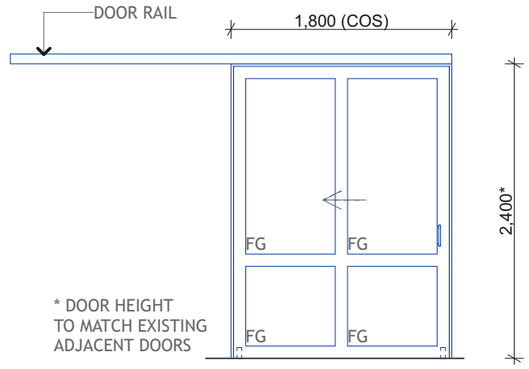
Drawing No.
AR-18

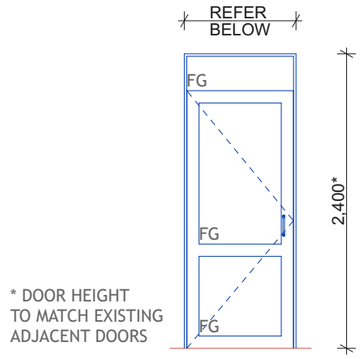
Revision
A











D-05, D-10 & D-12 INTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 1 (KITCHEN & PANTRY) HOUSEHOLD 2 (KITCHEN)
c) DESCRIPTION	HINGED SINGLE DOOR
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	TIMBER FRAME TO MATCH EXISTING INTERNAL DOORS
f) FRAME FINISH	PAINT FINISH (P1) TO MATCH WALLS
g) GLAZING	-
h) HARDWARE	HANDLE HINGES STOPPER CLOSER
i) DOOR LEAF	SOLID CORE PAINT FINISH TO MATCH WALLS (P1)

D-06 EXTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 2 (PANTRY)
c) DESCRIPTION	SURFACE SLIDING DOOR
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH EXISTING EXTERIOR DOORS
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	TRACK : BRIO SINGLE RUN OR SIMILAR HANDLE LOCK STOPPER
i) DOOR LEAF	ALUMINIUM FRAME WITH GLAZING

D-07, D-08 INTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 1 (LOUNGE AREA) HOUSEHOLD 2 (PANTRY)
c) DESCRIPTION	HINGED SINGLE DOOR
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	TIMBER FRAME TO MATCH EXISTING INTERNAL DOORS
f) FRAME FINISH	PAINT FINISH (P1) TO MATCH WALLS
g) GLAZING	-
h) HARDWARE	HANDLE HINGES STOPPER CLOSER
i) DOOR LEAF	SOLID CORE PAINT FINISH TO MATCH WALLS (P1)

D-09 EXTERNAL

a)MIN. CLEAR OPENING WIDTH	-
b) LOCATION	HOUSEHOLD 1 (DINING AREA)
c) DESCRIPTION	SURFACE MOUNTED TRACK SLIDING DOOR
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	ALUMINIUM TO MATCH EXISTING
f) FRAME FINISH	TO MATCH EXISTING EXTERIOR DOORS
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	TRACK : BRIO SINGLE RUN OR SIMILAR HANDLE LOCK CLOSER
i)DOOR LEAF	ALUMINIUM FRAME WITH GLAZING

D-11 EXTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 1 (KITCHEN & PANTRY)
c) DESCRIPTION	HINGED SINGLE DOOR
d) MANUFACTURER	CAPRAL OR EQUIVALENT
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH EXISTING EXTERIOR DOORS
g) GLAZING	NA
h) HARDWARE	HANDLE LOCK STOPPER CLOSER
i) DOOR LEAF	ALUMINIUM FRAME WITH GLAZING

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale
1:50

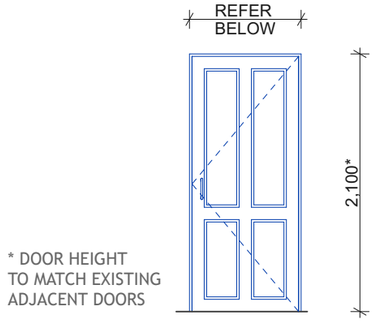
Sheet Size
A3

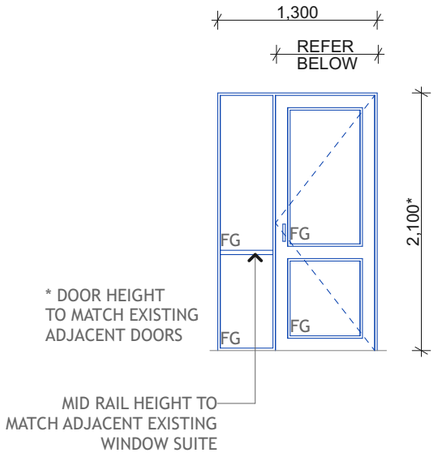
Drawn By
SP

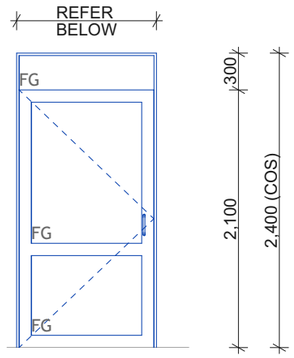
Drawing Title
DOOR SCHEDULE

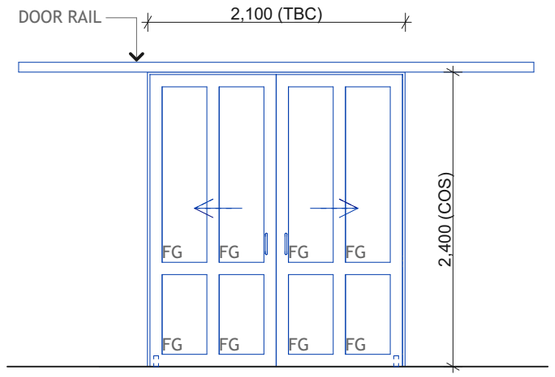
Drawing No.
AR-19

Revision
A









D-13 INTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 1 (ENTRANCE)
c) DESCRIPTION	HINGED SINGLE DOOR
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	TIMBER FRAME TO MATCH EXISTING INTERNAL DOORS
f) FRAME FINISH	PAINT FINISH, PAINT 7c
g) GLAZING	-
h) HARDWARE	HANDLE LOCK STOPPER CLOSER
i)DOOR LEAF	SOLID CORE PAINT FINISH WITH PAINT 7c

D-14 INTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 3 (LOUNGE AREA)
c) DESCRIPTION	HINGED GLAZED SINGLE DOOR FIXED SIDE WINDOW
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	TIMBER FRAME TO MATCH EXISTING INTERNAL DOORS
f) FRAME FINISH	CLEAR COAT
g) GLAZING	CLEAR LAMINATED GLASS
h) HARDWARE	HANDLE STOPPER CLOSER
i) DOOR LEAF	TIMBER FRAME, PAINT FINISH WITH GLAZING

D-15 EXTERNAL

a)MIN. CLEAR OPENING WIDTH	870mm
b) LOCATION	HOUSEHOLD 3 (KITCHEN)
c) DESCRIPTION	HINGED GLAZED SINGLE DOOR
d) MANUFACTURER	CAPRAL OR EQUIVALENT
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH WALL COLOUR
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	HANDLE LOCK CLOSER
i)DOOR LEAF	ALUMINIUM FRAME WITH GLAZING

D-16 EXTERNAL

a)MIN. CLEAR OPENING WIDTH	-
b) LOCATION	HOUSEHOLD 3 (DINING)
c) DESCRIPTION	SURFACE MOUNTED TRACK SLIDING DOOR
d) MANUFACTURER	BUILDER TO CONFIRM
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH EXISTING EXTERIOR DOORS
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	TRACK : BRIO SINGLE RUN OR SIMILAR HANDLE LOCK STOPPER CLOSER
i) DOOR LEAF	ALUMINIUM FRAME WITH GLAZING

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No.
2111-07

Scale
1:50

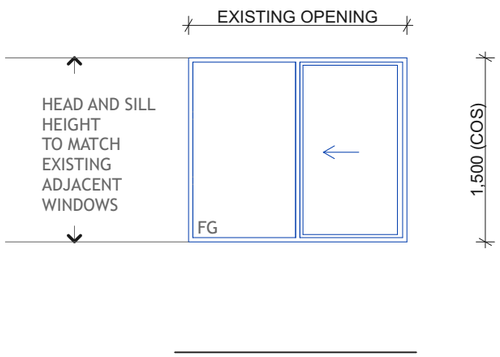
Sheet Size
A3

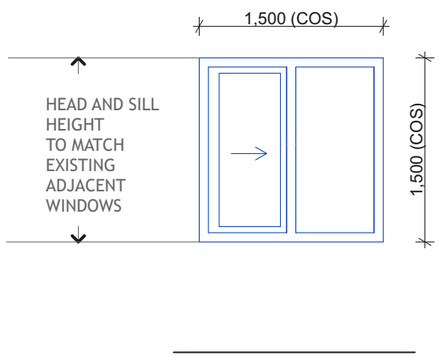
Drawn By
SP

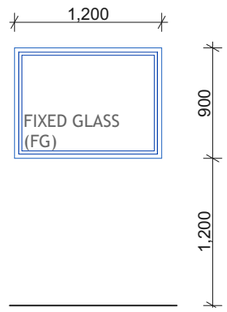
Drawing Title
DOOR SCHEDULE

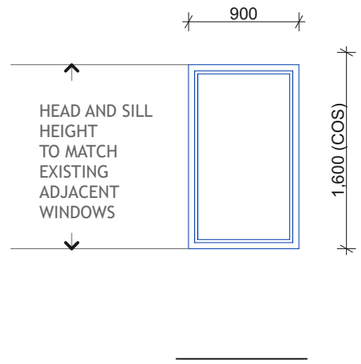
Drawing No.
AR-20

Revision
A









W-01

a)MIN. CLEAR OPENING WIDTH	-
b) LOCATION	HOUSEHOLD 2 (LOUNGE AREA)
c) DESCRIPTION	SLIDING GLASS WINDOW
d) MANUFACTURER	CAPRAL OR EQUIVALENT
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH WALL COLOUR
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	LOCK

W-02

a)MIN. CLEAR OPENING WIDTH	-
b) LOCATION	HOUSEHOLD 1 (DINING AREA)
c) DESCRIPTION	SLIDING GLASS WINDOW
d) MANUFACTURER	CAPRAL OR EQUIVALENT
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH WALL COLOUR
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	LOCK

W-03

a)MIN. CLEAR OPENING WIDTH	-
b) LOCATION	HOUSEHOLD 3 (KITCHEN)
c) DESCRIPTION	FIXED GLASS WINDOW
d) MANUFACTURER	-
e) FRAME	TIMBER
f) FRAME FINISH	TO MATCH WALL COLOUR
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	-

W-04

a)MIN. CLEAR OPENING WIDTH	-
b) LOCATION	HOUSEHOLD 3 (DINING)
c) DESCRIPTION	FIXED GLASS WINDOW
d) MANUFACTURER	CAPRAL OR EQUIVALENT
e) FRAME	ALUMINIUM
f) FRAME FINISH	TO MATCH EXISTING EXTERIOR DOORS
g) GLAZING	LAMINATED LOW-E VIRIDIAN "COMFORTPLUS" NEUTRAL 82 6.38mm
h) HARDWARE	-

Revision	Date	Issue Notes	Checked
A	10-02-2023	TENDER	NS

Verify all dimensions on site before commencing the work shown on this drawing. Work to written dimensions only, do not scale from drawings. Check all dimensions for discrepancies and report any discrepancies for a decision before proceeding with work.

constructive dialogue architects
Suite 4
462 Cleveland Street
Surry Hills NSW 2010
+612 9319 1709
constructivedialogue.com.au
Registered Architect - Nicholas Seemann (6731)
ABN 35 105 167 066
© constructive dialogue architects' studio pty ltd

Client
NSW GOVERNMENT Health Western NSW Local Health District
Western NSW Local Health District
65 Church Street, MUDGEE 2850

Project
MPS NYNGAN UPGRADE
15 Hoskins St, Nyngan NSW 2825

Project No. 2111-07

Scale 1:50
Sheet Size A3
Drawn By SP

Drawing Title
WINDOW SCHEDULE

Drawing No. AR-21
Revision A