

GELATO MESSINA MANLY

1-3 Sydney Road, Manly NSW 2095

DRAWING LIST		
DRAWING NO.	DRAWING TITLE	REV
A-301	COVER PAGE	A
A-302	SITE PLAN	A
A-303	SIGNAGE PLAN	A
A-304	SHOPFRONT ELEVATION	A
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HEALTH NOTES

- All food fit out must comply with the Design, Construction & Fitout for Food Premises AS4674-2004.
- All service pipes, condensate pipes and electrical conduits must be sealed into the walls, floors or plinths.
- The doors of the airlock and sanitary compartments must be close-fitting and self closing.
- All joints formed by the butting together of fittings must be sealed in such a manner as to eliminate any cavity or crevice; alternatively, a clear space of at least 75mm is to be provided.
- All walls in the food preparation and kitchen area must be tiled to a height of 2m min. with glazed ceramic tiles, stainless steel, laminated plastics or similar approved impervious material adhered directly to the wall.
- All intersections of floor and walls and plinths in the food preparation and kitchen area must be coved with an approved material to a minimum radius of 25mm.
- Concrete plinths are to be 75mm in height and must be recessed not more than 50mm to provide a toe space.
- Sinks, tubs and benches work must be finished flush to the wall.
- All refrigerator and freezer cabinets not sealed flush to the wall are to be kept to a minimum of 200mm from walls.
- All shelving is to be locate at least 25mm off the wall or the intersection of the shelf and wall must be completely sealed.
- Handbasin supplied with hot and cold water through an approved hands free mixing device must be provided and located in close proximity to the food preparation area.
- A liquid soap dispenser and paper towel dispenser must be provided above or adjacent to the handbasin.
- Washing facilities must be provided and comply with food premises code.
- Not less than 300 lux of light will be available on all surfaces where food is prepared, utensils are washed and sterilised in accordance with AS 1680
- Ceilings are to be constructed of rigid, smooth faced, non-absorbent material.
- Temperature gauge is to be provided externally to each coolroom, chiller, freezer room or low temperature room.
- Waterproof membrane to be applied to all floor surface and return membrane to be minimum 300mm up wall surfaces. Membrane to be certified by relevant certifying authorities.
- All equipment to be elevated from the floor 150mm in height with equipment legs or 75mm in height for concrete plinth.

CODES & AUTHORITIES

The proposed works are designed and constructed in accordance with the following BCA design specification. The contractor is to fabricate and install all proposed items as per drawings to comply with the requirements of all relevant codes and authorities as follows:

- Development Application, Construction Certificate & Complying Development Approvals by Council and/or Private Certifier conditions
- Building Code of Australia (BCA)
- Sydney Water
- NSW Health Act
- All floor, wall and ceiling materials and linings will have fire hazard properties complying with BCA Specification C1.10
- All door handles, locks and fail safe devices will comply with Clause D2.21 of the BCA
- All automatic (power operated) doors will comply with D2.19 of the BCA
- All exits and paths of travel to an exit from any point on the floor, including the minimum unobstructed width of any path of travel to exits, will comply with D1.6 of the BCA
- Balustrades and handrails will comply with BCA Clause D2.16 to D2.18, and AS 1170
- Fire Hose Reels (FHR) & Fire Hydrant (FH) coverage to comply with relevant BCA requirements.
- All glazing including decals will comply with AS 1288-2006, AS 2047-1999 and AS 1170.1-2002 and AS1428.1-2009.
- Disable access, facilities and circulation space will comply with Part D3 of the BCA, Disability (Access to Premises-Buildings) Standards 2010 and AS1428.1-2009 and AS 1428.4-2009;
- Artificial lightning not to exceed the maximum illumination power density specified under Clause J6.2(b) & Table J6.2a as Applicable
- Artificial lighting for all rooms or space on a floor must be individually operated by a switch or other control device in accordance with J6.3(e) of the BCA.
- All glazing to proposed new shopfronts will comply with Part J2 of the BCA.
- All windows and doors to proposed new shopfronts will comply with the energy efficiency sealing requirements under .
- All required essential fire safety measures will be provided and /or adjusted (where appropriate) to comply with the base building fire safety schedule and alternative solution requirements, unless otherwise altered in the fire safety schedule issued with the CC/CDC approval for the proposed works. Refer to Fire Safety Schedule (or Annual Fire Safety Statements) issued for the base building and the CC/CDC issued for the proposed works.

FOOD PREMISES CODES & AUTHORITIES

The Contractor to ensure all food premises construction to comply with the requirements of:

- The relevant provisions of the Building Code of Australia relating to:
 - > lightweight construction;
 - > emergency lighting and exit signs;
 - > access and egress;
 - > fire-fighting equipment;
 - > energy efficiency;
 - > mechanical ventilation system;
 - > toilet and other sanitary facilities for patrons and staff;
- AS 4674-2004 Design, Construction and Fitout of Food Premises;
- FSANZ Food Standards Code;
- The Food Act 2003;
- The Food (General) Regulation 2004;
- The minimisation of likely contamination of food and the provision of temperature control as required by the Food Regulations;
- Council's Code for Waste Handling in Buildings

MATERIALS & FINISHES SPECIFICATION

- No substitution of specified materials is to be made without the approval of Vie Studio.
- Where required the contractor shall submit identified samples of any materials or items to be used on the project. All samples to be approved by Vie Studio prior to construction, any work not conforming to the approved sampled will be rejected or replaced at the Contractor's cost.

DIMENSIONS

The contractor shall verify all dimensions on site prior to construction. Any discrepancy with the dimensions on plan must be reported immediately to Vie Studio.

RESPONSIBILITY

The Contractor shall be responsible for all works under the contract and agrees to carry out and complete all works by the practical completion date.

The Contractor shall:

- Obtain all relevant documents and a copy of Development and Construction Certificate approvals and conditions prior to construction;

- Obtain all Authority approvals (excluding council DA and CC) necessary for the conduct of the works, and pay any fees in respect to those approvals prior to commencement of any works;
- Obtain all relevant consultant drawings prior and ensure all works according to approved drawings are carried out.
- Obtain all relevant information on the location and depth of any existing services, and check all requirements which exist on the site including those not shown on the drawings;
- Comply with all laws that are relevant to the conduct of the works, including any laws relating to the environment, and pay any fees in respect of complying with all laws;
- Obtain landlord, body corporate or management's approvals for any work affecting other tenancies as a result of the works;
- Comply with all relevant Australian Standards, environmental standards and industry codes, including any construction or operating standards advised by FHC, the OHS act and Work Cover requirement;

COMPLETION

Prior to the issue of the Certificate of Practical Completion, the Contractor shall arrange to:

- Thoroughly clean all areas prior to hand over of site, including any ease/oil locks, stains and droppings of paint and mortar and other similar works;
- Test all services, fixtures and equipment;
- Leave the project clean, tidy and fit for use or occupancy by the Client;
- Provide information for warranties and guarantees of all services, equipments and fittings;
- Obtain or Issue all relevant certificates of compliance for the issuance of Occupation Certificate.

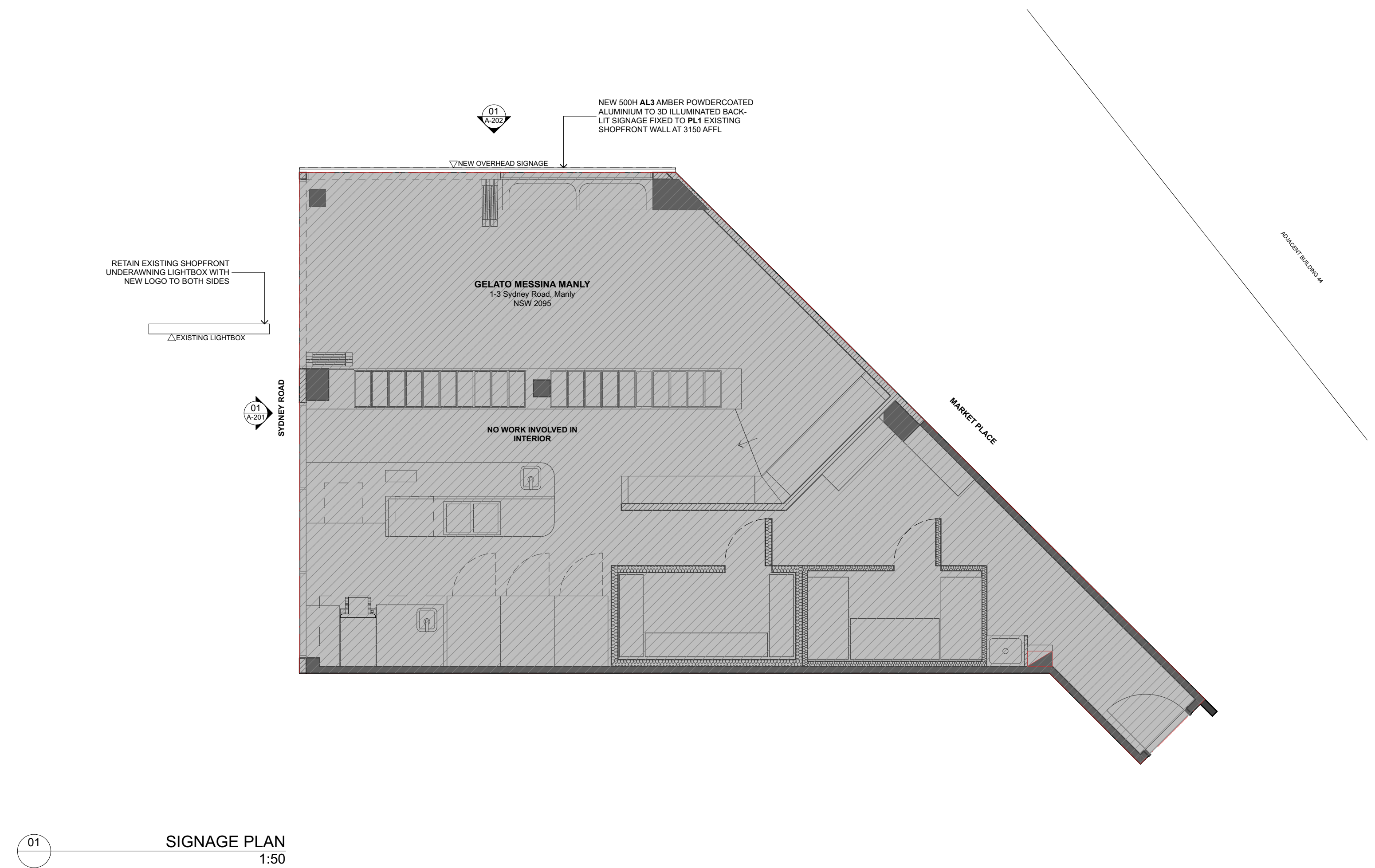
<div><div><div>vie</div><div>studio</div></div><div>SUITE 1, 11 BOWDEN ST ALEXANDRIA NSW 2015 T: 02 95505289 E: DESIGN@VIESTUDIO.COM.AU W: WWW.VIESTUDIO.COM.AU</div></div>	<div>GENERAL NOTES</div> <div>1. DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS ARE TO BE FOLLOWED 2. COPYRIGHT OF THESE DRAWINGS AND RELATED DOCUMENTS ARE RESERVED BY VIE STUDIO. 3. ALL DIMENSIONS ARE TO BE CONFIRMED ON SITE PRIOR TO CONSTRUCTION. IN THE EVENT OF ANY DISCREPANCIES ON THESE DRAWINGS, THE CONTRACTOR SHALL CONTACT THE DESIGNER BEFORE PROCEEDING WITH ANY WORK. 4. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN APPROVALS FROM APPROPRIATE AUTHORITIES INCLUDING LOCAL COUNCIL AND WATER BOARD PRIOR TO CONSTRUCTION 5. MEASUREMENTS FOR THE FABRICATION OF SECONDARY COMPONENTS ARE TO BE TAKEN ON SITE TO SUIT. 6. CONTRACTOR TO LAISE WITH THIRD PARTY SUPPLIERS TO CONFIRM EXACT REQUIREMENTS, INCLUDING ELECTRICAL, DATA, COMMS, HYDRAULICS AND ANY OTHER RELATED REQUIREMENTS 7. CONTRACTOR TO ENSURE STRUCTURAL INTEGRITY, STABILITY AND FEASIBILITY OF ALL UNITS/COMPONENTS PRIOR TO FABRICATION. ALL STRUCTURAL COMPONENTS SHALL BE READ IN ACCORDANCE TO DETAILS AND SPECIFICATIONS PREPARED BY A STRUCTURAL ENGINEER 8. ALL ARCHITECTURAL DOCUMENTATION ARE TO BE READ IN CONJUNCTION WITH OTHER CONSULTANTS' DRAWINGS/SPECIFICATION AND ALL OTHER RELATED DOCUMENTS 9. ALL WORKS TO BE IN ACCORDANCE WITH THE BUILDING CODE OF AUSTRALIA, AUSTRALIAN STANDARDS, STATUTORY REGULATIONS AND LOCAL AUTHORITY REQUIREMENTS.</div>	<div>REV: NOTES:</div> <div>A PROPOSED FLOOR PLAN B REVISED FLOOR PLAN C CDC DRAWING SET D OUTDOOR SEATING PLAN E REVISED DRAWING SET</div>	<div>DATE:</div> <div>27.07.2022 24.08.2022 30.08.2022 06.10.2022 07.10.2022</div>	<div>PROJECT</div> <div>GELATO MESSINA MANLY 1-3 Sydney Road, Manly NSW 2095</div> <div>PROJECT NUMBER</div> <div>22535-S</div>	<div>DRAWING TITLE:</div> <div>COVER PAGE</div>	PAPER SIZE: A3	SCALE: 1:1
						DRAWN BY: KL	CHECKED BY: SL
						DRAWING No: A-301	REVISION: E



SUBJECT SITE
GELATO MESSINA MANLY
1-3 SYDNEY ROAD, MANLY NSW 2095

01

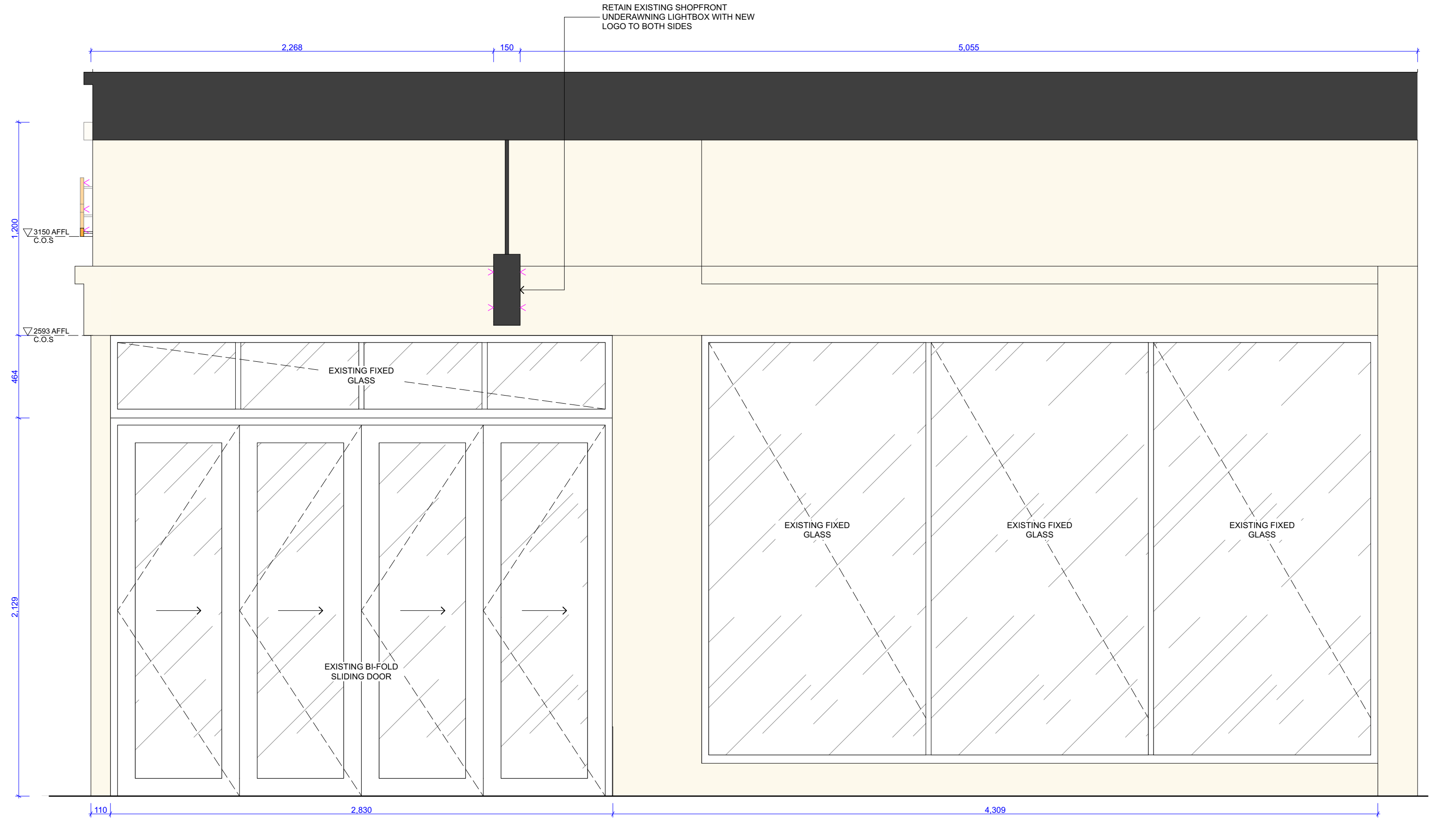
SITE PLAN



01

SIGNAGE PLAN
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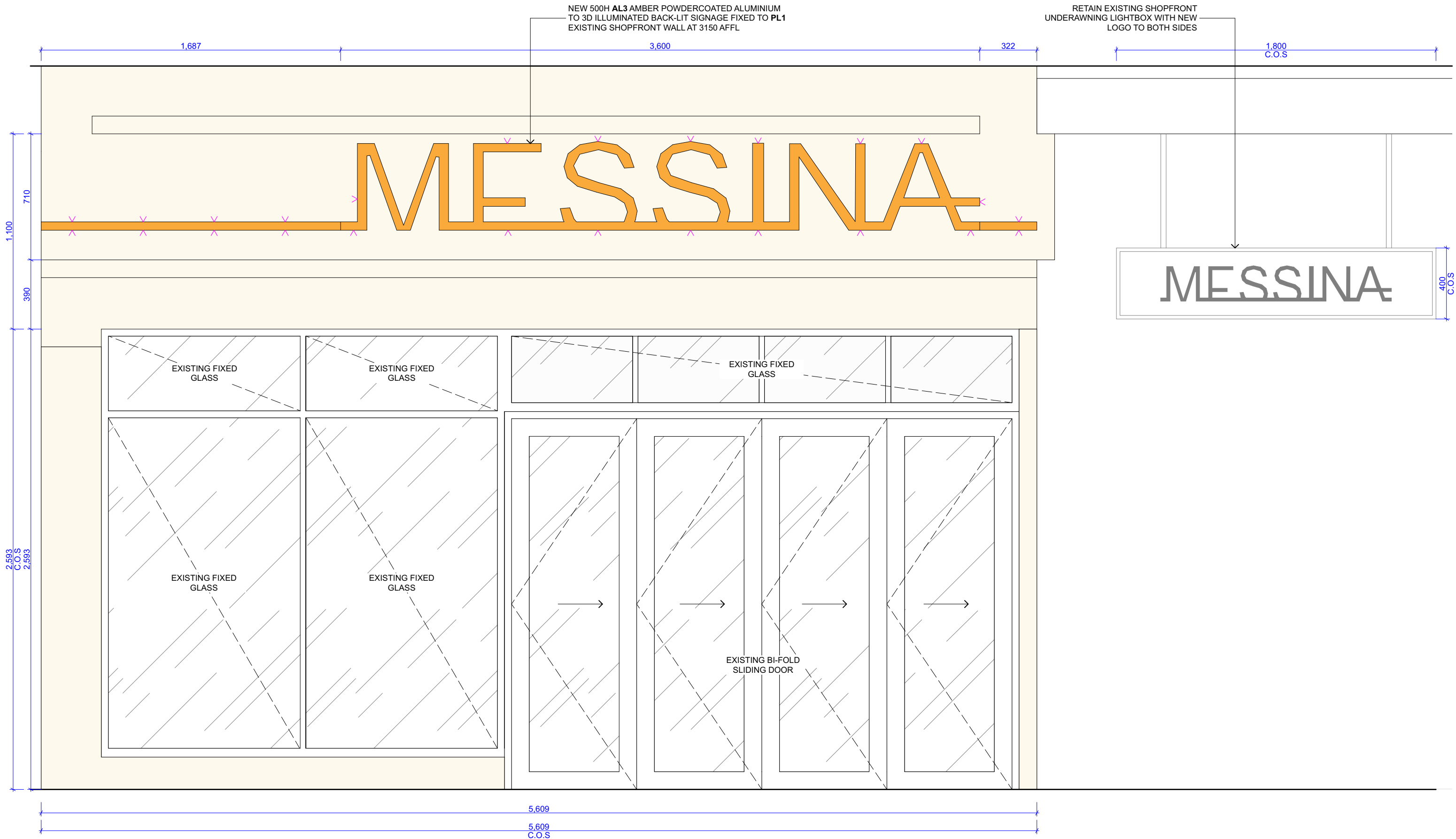
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						DRAWN BY: KL	CHECKED BY: SL
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01

SHOPFRONT ELEVATION
1:20

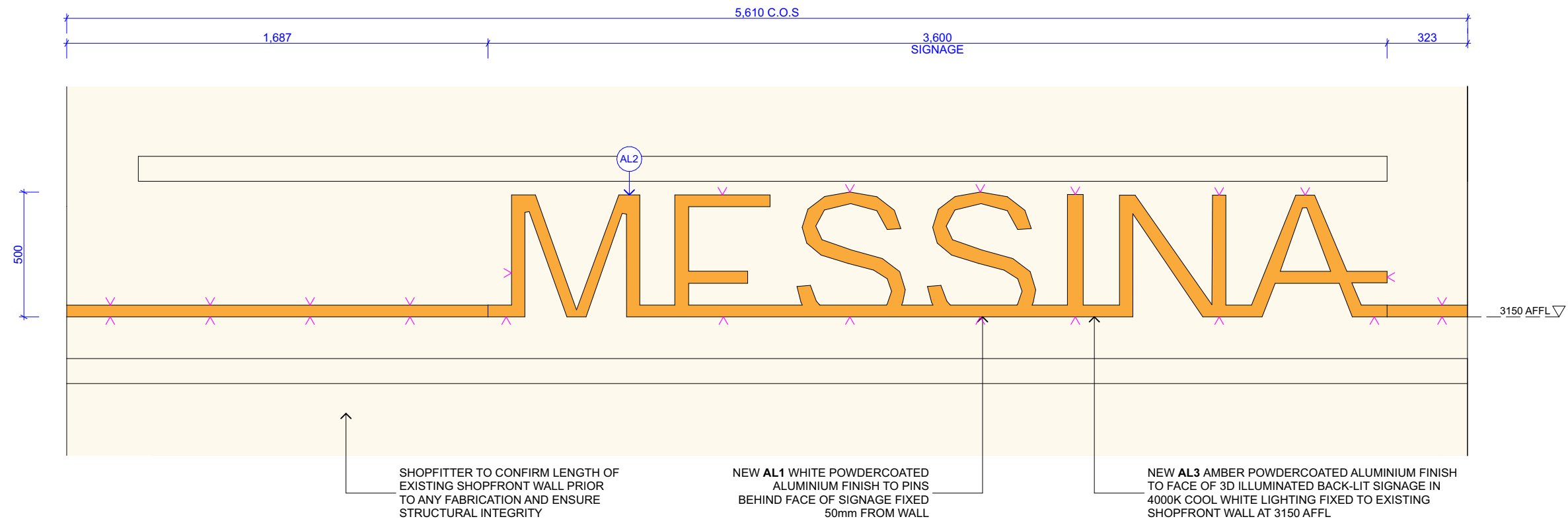
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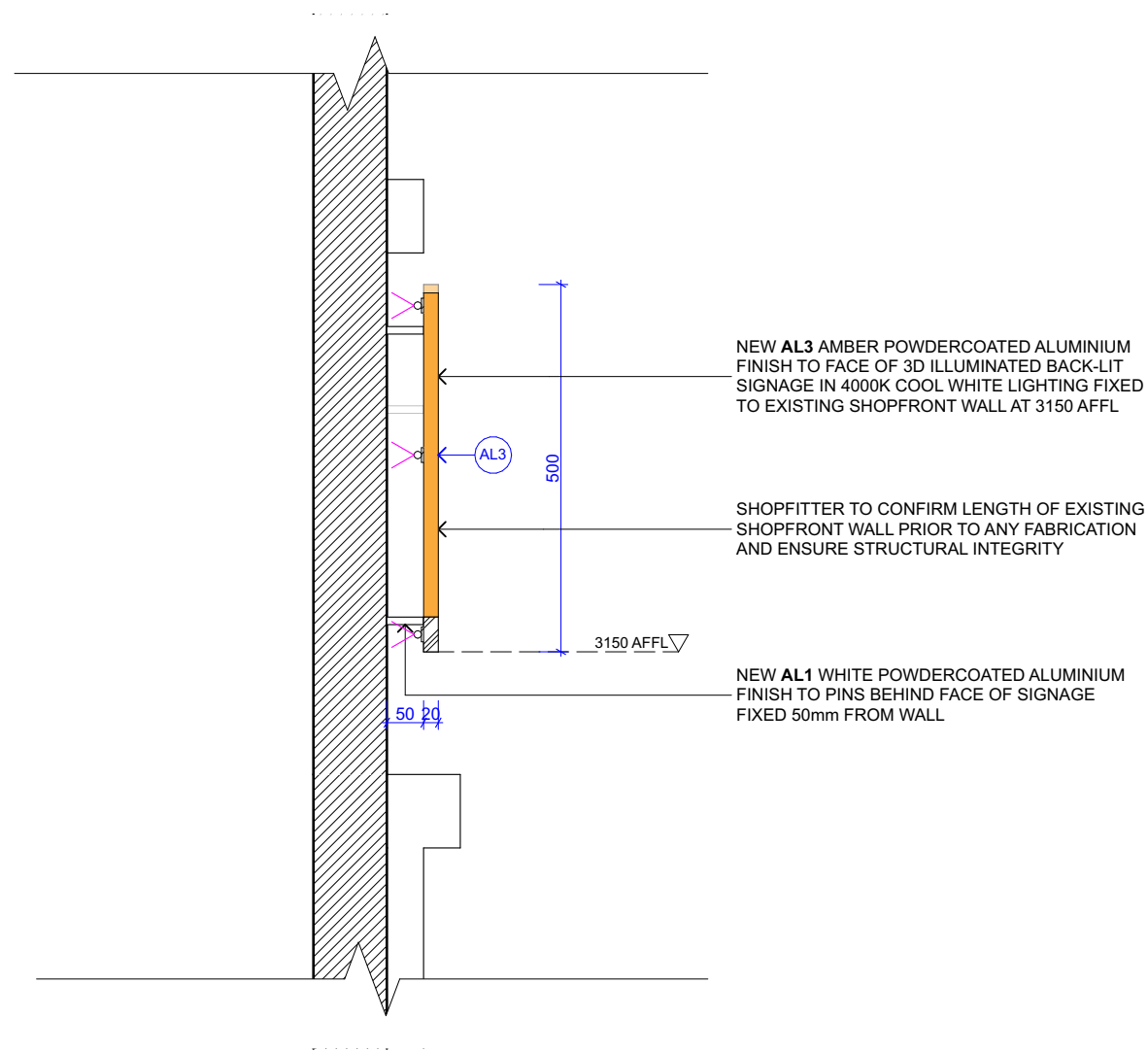
01

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01 SIGNAGE ELEVATION
1:20



02 SIGNAGE SECTION
1:10

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REV: NOTES:

A SIGNAGE DETAILS

DATE:

10.11.2022

PROJECT
GELATO MESSINA MANLY
1-3 Sydney Road, Manly NSW 2095

PROJECT NUMBER
22535-S

DRAWING TITLE:
SIGNAGE DETAILS

PAPER SIZE: A3

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