

NDIS Specialist Disability Accommodation

SDA Assessment Summary Form

Details of Provider

Legal name of Provider: _____

Provider Registration Number (PRN): _____ ABN of Provider: _____

If provider is unknown, please provide details of who commissioned the assessment:

Symmetric Care Pty Ltd

Details of Accredited SDA Assessor

Business Name of Accredited SDA Assessor: Edward Lukac Architect

Name of Accredited SDA Assessor: Edward I Lukac

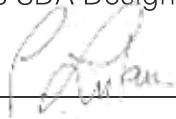
Registration Number of Accredited SDA Assessor: SDA00109

Assessment Details

STAGE CERTIFIED: Design (Provisional) Final-as-built stage (Mandatory)

I, Edward I Lukac, Accredited SDA Assessor,

registration number SDA000109, carrying the required professional indemnity insurance confirm that the dwelling at the below address has been assessed and complies with the relevant requirements listed in NDIS SDA Design Standard Edition 1.1.



Signature of Accredited SDA Assessor

Assessment Date: 31 / 07 / 2024



Number SDA000109

Dwelling Details

Address: Lot 223 no.39 Pomegranate drive Beveridge State: VIC Postcode: 3753

Statistical Area Level 4 (SA4): Melbourne -North East CODE 209

Proposed Building Type: Apartment Villa/Duplex/Townhouse House Group home

SDA Design Category Summary

Design Category	Number of Bedrooms
High Physical Support	
Fully Accessible	
Improved Liveability	
Robust	2
Non SDA	1
TOTAL	2

*excluding OOA

As advised by SDA Provider site density of SDA complies with density requirements?

Yes No

On-site Overnight Assistance room:

Yes No

On-site Overnight Assistance room shared with any other dwelling:

Yes No

If proposed dwelling type is Apartment, please provide a full set of building plans with the location of the OOA apartment clearly indicated

Yes N/A

Fire Sprinklers provided:

Yes No

Provision of Separate Break Out room (Robust only):

Yes No N/A

Each participant provided with a bedroom:

Yes No

Expected completion date of dwelling construction

_____ MM _____ YYYY

(required at Design Stage only):

Unknown

Is this a Refurbished dwelling?

Yes No

Attachments Provided (attach to this PDF to make a single PDF for upload):

Tick box as applicable.

For Design (Provisional) Stage Assessment

Snapshot of site plan showing access from site boundary and / or car parking space and snapshot of plan of internal layout of the dwelling. Applies to All design categories. Yes

As evidenced by documentation provided by instructing party and held on file, are Density Rules are met? Yes No

For Final-as-built Stage Assessment

Snapshot of site plan showing access from site boundary and / or car parking space and snapshot of plan of internal layout of the dwelling. Applies to all design categories. Yes

As evidenced by documentation provided by instructing party and held on file, are Density Rules are met? Yes No

Floor plan that shows areas of egress and retreat for staff are noted clearly on the floor plans. Applies only to Robust design category. Yes N/A

Emergency evacuation plan. Applies to all design categories. Yes

Letter of confirmation from Builder in regard to provision of the following:

- Slip resistance to all areas as required by the SDA Design Standard. Applies to all design categories. Yes
- All sanitary compartments have walls either constructed of masonry or concrete or been provided with wall reinforcement of minimum 12mm thick sheeting from FFL and extending to a height of minimum 2100mm from FFL. Applies to all design categories. Yes
- Carpets if provided have a pile height or thickness of not more than 11mm and carpet backing not more than 4mm. Applies to all design categories. Yes N/A
- Where ducted air-conditioning is provided, zoning of habitable rooms is provided. Applies only to Fully Accessible and High Physical Support design categories. Yes N/A
- Internet connection has been provided with ability for high speed internet speed and wifi coverage achievable throughout the house. Applies only to Fully Accessible and High Physical Support design categories. Yes N/A
- Resilient materials including high impact wall linings have been provided, participant's bedrooms have been provided with sound insulation and high impact / vandal proof fittings and fixtures have been provided. Applies only to Robust design category. Yes N/A

Certification is provided from a Qualified, Insured and Practicing Structural Engineer that states that the participant's bedroom has been inspected and have been provided with power and inbuilt structure capable of installation of a minimum 250kg load capacity, constant charge ceiling hoist which is capable of going across the bed and down the bed. Applies only to High Physical Support design category. Yes N/A

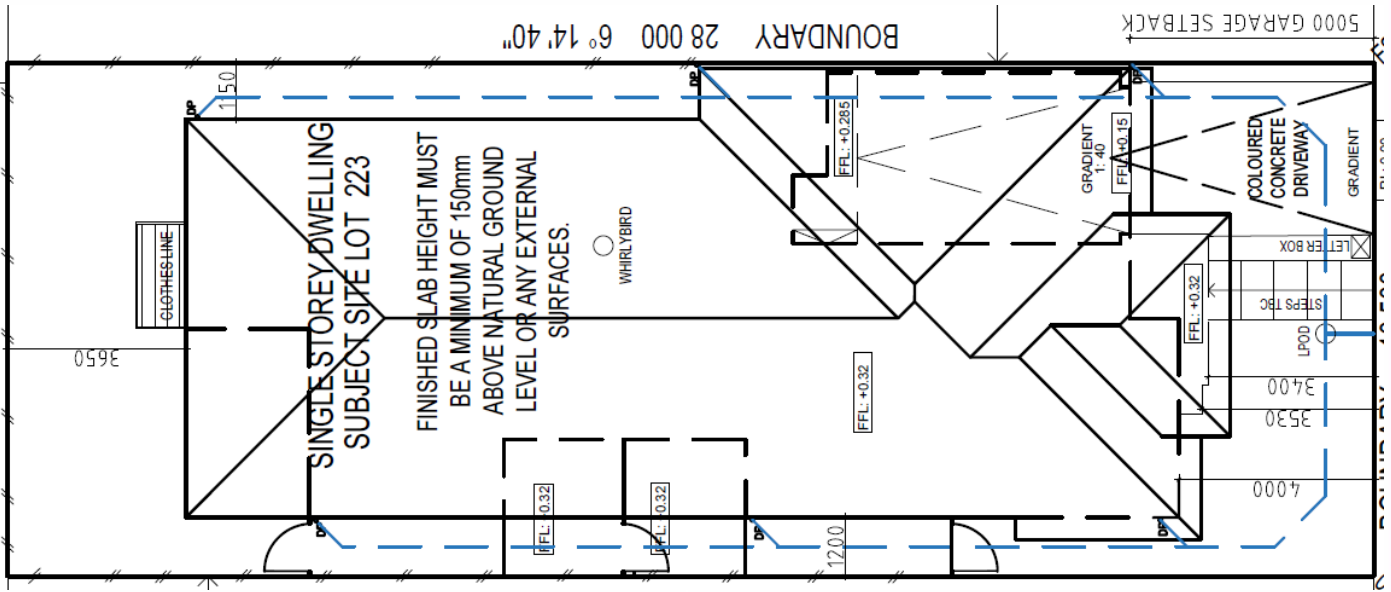
If lift is provided, certification from lift supplier / manufacturer is provided, that states that lift complies with NCC Clause E3.6. Applies to all design categories. Yes N/A

Certification is provided from an electrician or builder to confirm that emergency power solutions are provided to cater for a minimum 2 hour outage in no less than 2 GPOs in bedrooms and any provided automated doors used for entry and egress. Applies only to High Physical Support design category. Yes N/A

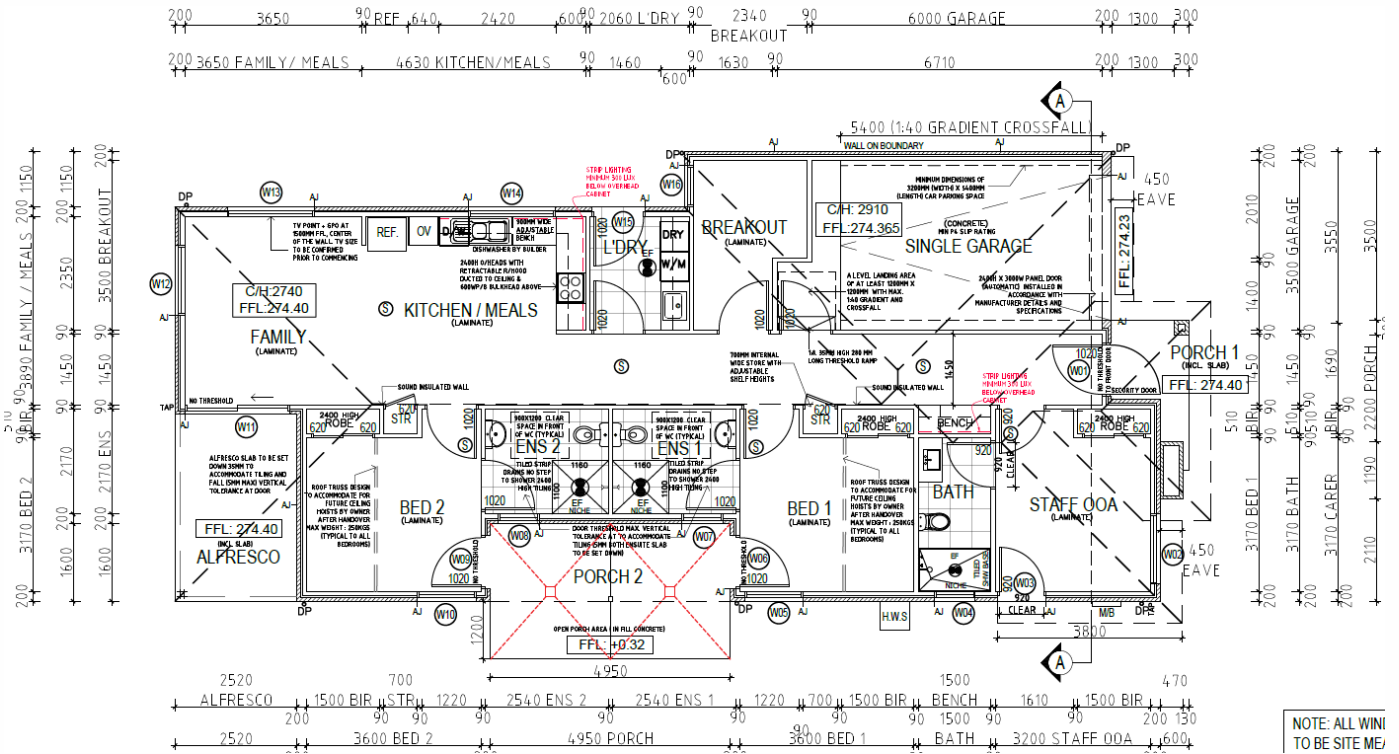
Document Register – documents relied upon for assessment

Document Number	Document Name	Version	Date of Issue
ACACIA-18-BRUNSWICK - WAVERLY Pgs 1 to 10	WORKING DRAWINGS		1 - 08 -23
	Spec Pt B		

Snapshot of site plan showing access from site boundary and / or car parking space



Snapshot of plan of internal layout of the dwelling (including location of OOA where provided)



NOTE: ALL WIN TO BE SITE ME