



LM240.3 CHANGEROOM COMPLEX

SIZE NOTES	240.5m ² TOTAL BUILD AREA
VALUE	\$TBC EXCL GST
DESCRIPTION	1 DUAL CHANGEROOM WITH AMENITIES, UMPIRE ROOMS, DUAL MASSAGE/NETBALL ROOMS WITH ADJOINING AMENITIES*

*Meets AFL Preferred Facility Guidelines

FACILITIES

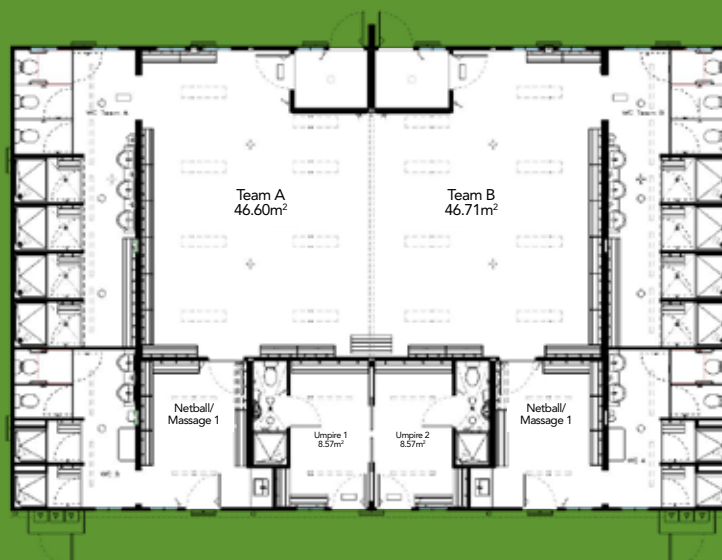
- 1 dual changeroom with operable wall (2 full changerooms x 46.5m² each)
- Amenities with instantaneous gas HWS (2 rooms x 25m² each)
- Massage/netball rooms with adjoining amenities (2 rooms x 25.5m² each)
- Umpire rooms with separate amenities (2 rooms x 12m² each)

DESIGN SPECIFICATIONS

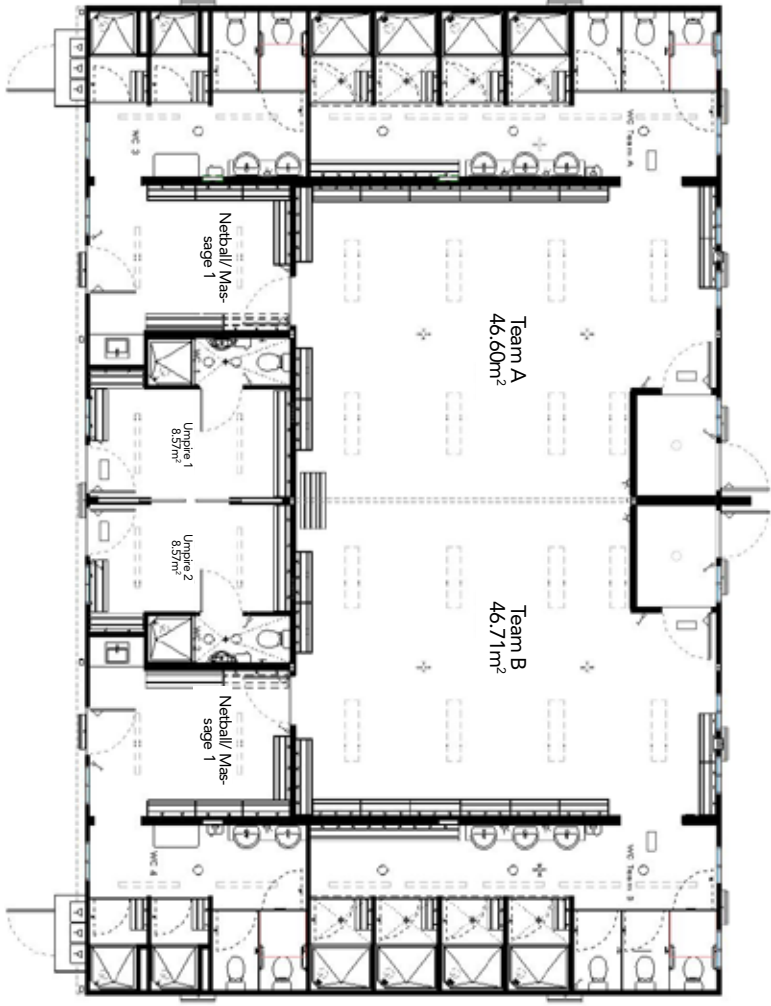
- Sound rated operable or fixed walls
- Perimeter chassis design for firm floor feel
- Closer floor joists for firm floor feel
- Internal ceiling and wall protection to prevent damage from ball impact
- 3.0m tall ceiling height throughout
- Modern and dynamic external building finishes

FURTHER CLARIFICATIONS

- Design and drafting costs included
- Provisional sum of \$10,000 for civil works included
- Provisional sum of \$20,000 for surveying and site design services included
- Provisional sum of \$15,000 for site plumbing connections included
- No demolition works are included in the above costs



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NOTES:
