8924 Prefabricated Amenities Block

REVISION 13/08/2024

8924.1 Introduction

This Supplementary Specification refers to the supply and installation of the prefabricated amenities block described in the Schedule and on the Project Drawings, not including earthworks, foundations, and access (paths, ramps, stairs).

8924.2 Referenced Documents

This supplementary specification shall be read in conjunction with the following:

- MRS01 *"Introduction to Specifications"*;
- MRTS01 *"Introduction to Technical Specifications"*;
- Building Code of Australia
- Plumbing and Drainage Act 2018
- Plumbing and Drainage Regulation 2019,
- National Construction Code
- NCC 2019 Guide to BCA Volume One Specification F2.9 Accessible adult change facilities
- Changing Places design specifications 2020
- Nation Construction Code Volume 3 2022
- AS 1428.1 Design for access & mobility
- AS 3500 series of the Australian Standards.
- AS/NZS 3000 Electrical Installations.
- Disability (Access to Premises-Building) Standards
- Queensland Development Code
- MRC Supplementary Specification 8925
- Manufacturer's drawings, requirements, and specifications; and
- the Project Drawings.

8924.3 Description of Work Items

Work items incorporated by this supplementary specification are identified in Section 8924.6 and 8924.7 with individual activities/tasks for measurement and payment sourced from the Bill of Quantities and listed in MRC Supplementary Specification Annexure 8924_1 Prefabricated Amenities Block Section 1

8924.4 Quality systems requirements

8924.4.1 Std Test Methods (Testing Regime)

The following minimum testing applies to this specification:

Electrical testing to ensure commissioning and certification of works as required by AS/NZS 3000 Electrical Installations, Electrical safety Code Qld, and requirements of Electrical supplier, including for solar power.

Sewer and Water testing to be carried out as required by the National Construction Code and any specific Qld Schedules to ensure commissioning of utilities.

Unless otherwise stated the manufacturer certification of the prefabricated ablution block shall form the basis of the requirements, including Private Certifier Certification of structure and proposed use submission.

8924.4.2 Hold Points, Witness Points and Milestones

The following table represents the minimum inspection requirements for this specification;

Activity	Inspection Type	When
Preliminary Documentation as described in 8924.5	Milestone	14 days prior to works commencing
Associated preliminary works to allow installation to foundations	Hold Point	Prior to delivery on site
Inspection of delivered prefabricated building	Hold Point	At delivery time for each item.
Certification of hidden utilities	Hold Point	At delivery time for each item
Building permit and Plumbing permit approved	Witness Point	Prior to delivery
Site measure up of foundations and prefabricated building	Witness Point	At time of delivery
Supply and fitting of Master Locksmiths Access Key (MLAK) key system to Changing Place facility if required and handover of keys and manuals	Hold Point	Prior to opening for use
Commissioning and hand over of keys and manuals	Hold Point	Prior to opening for use
Works as Executed documentation including certification	Hold Point	4 weeks prior to practical completion being requested.

8924.4.3 Construction Tolerances

Unless otherwise approved by the Superintendent the following construction tolerances shall apply as to this Specification;

The construction activity outcome shall not depart from the widths, lengths, heights, and shapes specified by the relevant specifications as applies to this specification;

- Concrete tolerances in accordance with MRTS70 Concrete.
- Earthworks tolerances in accordance with MRTS04 General Earthworks.
- Bedding, laying, and backfill to culvert tolerances in accordance with MRTS03
- Pavement tolerances in accordance with MRTS05 Unbound Pavement

Tolerances specific to the project are detailed on the design drawings and are included in Clause 2 of MRC Supplementary Specification Annexure 8924_1 Prefabricated Amenities Block

8924.5 Preliminary

The Contractor is to submit the following documentation 14 days prior to delivery or a prestart is conducted:

- Construction and installation procedure, including lift plan as required
- Approved Plumbing permit for Sewerage, Water (hot and cold)
- Approved building permit for site including compliance with AS1428.1, Changing Place or Accessible adult change facilities as ordered
- Private Certifier Certification of structure and proposed use
- Provision of Changing Place or Accessible adult change facilities AS built review and certification, if required. For Changing Places facilities, a Statement of Compliance shall be obtained from an accredited Changing Places Assessor.
- Traffic Management Plan and TGS's as required based on the site location

MILESTONE

Other requirements unique to the project will be listed in the MRC Supplementary Specification Annexure 8924_1 Prefabricated Amenities Block

MILESTONE

8924.5.1 Materials

Supply of materials to site is the responsibility of the Contractor at their cost, where items are Principal supplied the nominated storage site shall be obtained from MRC Supplementary Specification Annexure 8924_1 Prefabricated Amenities Block Section 3 and shall be the point of supply.

Prefabricated Amenities Blocks shall be proprietary products as specified on the project Drawings, or approved equivalent and must be supplied from Council's preferred supplier and comply with Council's requirements unless otherwise approved by the Superintendent.

8924.6 Construction

This section lays out the works operations with more detail based on specific requirements of this supplementary specification.

Delivery date is to be confirmed by the Superintendent who is responsible for ensuring other associated works related to installing the prefabricated building are completed prior to delivery.

HOLD POINT

8924.6.1 Work Operations

Work operations included in these items include:

a) **Work operations included in Clause 2.1.5 of MRS01 "Introduction to Standard Specifications".**

b) **Supply of prefabricated amenities block (as necessary);**

Upon delivery to site prior to unloading the prefabricated structure shall be inspected by the Superintendent for damage which may have occurred during transit. If there is damage this is to be discussed with supplier prior to unloading and the Superintendent will either reject the prefabricated building or agree with rectification actions of the supplier.

HOLD POINT

In conjunction with the site delivery inspection the Superintendent shall request the Inspection Certification for services hidden in the walls which cannot be openly inspected or tested. If not available, the prefabricated building shall be returned to the supplier.

HOLD POINT

d) Installation of prefabricated amenities block including fixing to foundations as shown on the project/manufacturer's drawings

The Contractor shall supply of all materials, plant, and labour to carry out the works required to install and fix prefabricated building to the foundations, this includes costs of specialised equipment for lifting the prefabricated building into place.

Superintendent is to ensure required building permit and plumbing permit is in place.

WITNESS POINT

The contractor is to measure up the foundations and the prefabricated building prior to hoisting in place to ensure the foundations and all fixings align.

WITNESS POINT

g) Connection/commissioning of power, water, storm water, communications and sewer services (including connection to the HCB shown on the project drawings);

Supply of all materials, plant, and labour to carry out the works required for connection and commissioning of the prefabricated building to the utility services. This includes sites where on-site effluent treatment and non-reticulated water may be required.

All works must be carried out by qualified tradespersons with whom the various permits have been issued, this includes licenced plumbers and drainers, and licenced electricians with solar installation certification.

The Contractor is responsible for ensuring locks are all keyed alike to match MRC requirements, the Superintendent shall inform the Contractor of the key requirements.

h) Artwork installations as specified on the project drawings.

i) Clean up and preparation for opening in accordance with the manufacturer's recommendations.

This includes removal of any protective coatings in place from transportation.

8924.7 Post Construction

Items which close out the project, and readies the project for Practical Completion inspection

a) **Provision of keys/manuals to the Superintendent**.

The contractor shall carry out a commissioning of all aspects of the prefabricated amenities block with the Superintendent and the appropriate Council Asset owner staff responsible for the building function, and its utilities.

HOLD POINT

c) **Collection and submission of all As Constructed data including QA data requirements.**

Contractor is to supply and submit Works as Executed documentation as required by *MRC D20 - Drawings and Documentation* for approval by the Superintendent 4 weeks prior to requesting a practical completion inspection.

HOLD POINT

Certification of works shall be submitted with the "Works as Executed" Plans and documentation, these include electrical certification, plumbing and drainage certification, and building certification.

Format of submitted "As Constructed" documentation shall be compliant with MRC Supplementary Specification 8919.

8924.8 Measurement and Payment

Supply / installation / supply and installation of prefabricated amenities block shall be measured for each type of amenity block.

Provision for these works shall be included in the scheduled unit rate for the items show in Clause 8924.3 of this Supplementary Specification and annexure. No separate payment will be made for the works specified within this Supplementary specification or it's annexure.

Version Control:

Version	Description	Reviewed / Endorsed	Date
1.0	Original issue	R.Mogg	24.02.2020
2.0	Review of Specification	C. Sultana	13.08.2024