Non–discriminatory Access and Use Code

1 Application

This Code will apply in assessing a material change of use and/or building work.

The Code will be applied on a case by case basis for any material change of use and/or building work for the purpose of a Multi–unit Dwelling depending upon the nature of the accommodation and the access needs of the proposed residents i.e. affordable housing, aged care accommodation, institutional residence.

In most cases the Code will not apply to a Multi–unit Dwelling where in the form of a duplex, attached house, townhouse or apartment, unless it is within a Centre.

Note: although not considered as part of the development application the Building Code of Australia sets requirements in relation to non–discriminatory access within buildings and other structures. Building designers should take these matters into account in initial building design.

The Disability Discrimination Act 1992—Advisory Notes also provide guidance on non–discriminatory access within buildings.

2 Using this Code

In using this Code reference should also be made to Section 1.1—How to use the Codes, at the front of this Chapter.

This Code is only ever called up as a ‘secondary’ Code by some other Code. This Code is to be read as part of that other Code.

3 Purpose

The purpose of this Code is to:

• ensure sites are accessible to and useable by a person with a disability.

4 Performance Criterion and Acceptable Solution

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P1 Non–discriminatory access must be provided:
• from the road to the accessible entrances of each building or structure on the site
• between all accessible buildings and structures on the site
• from the site to adjoining sites and areas where an integrated outcome is desirable e.g. in a Centre

A1 Provision is made for non–discriminatory access at the road frontage, within the site and between adjoining sites (where an integrated outcome is desirable) is managed in accordance with AS1428—Design for Access and Mobility