

### **33 FREDERIC STREET (CORNER BANJINE RD) KOONGAMIA RETAIN PROPERTY**

This schedule shall be read in conjunction with the Drawings, Specification and Addenda.  
Not every item indicated on the drawings is listed on this schedule

#### **SCHEDULE OF WORK**

##### **EXTERNAL FRONT AND REAR YARDS**

###### **Garden Maintenance + Paver**

Clear the site and verge as per specification and drawings as required

Remove the paths and kerbing where indicated

Remove the trees (including stump grinding) and stumps as per the drawing

Remove all fencing where required to provide new fencing

Remove existing clothes lines and provide new fold down lines as follows

Units 1-4 inclusive            4 off

Units 14 to 26 inclusive    13 off

Units 5 to 13 shared        3 off (largest fold down available)

Provide new concrete crossovers to comply with council specifications and remove existing crossovers all as indicated

Provide 1200mm wide paved concrete paths and other paving as indicated

Divert and adjust the reticulation to suit the new carports, driveways and paving

###### **Fencer**

Provide all new Colorbond letterboxes between existing piers as specified.

Provide new 100mm high aluminium street numbers screwed to the letterbox structures

Provide new fencing and straighten existing fencing as per the drawings

###### **Carport subcontractor**

Provide new Colorbond carports as specified and per the drawings. Colour: As per the schedules

###### **Bitumen Paver**

Provide new bitumen paving, concrete kerbing and crossovers as per the drawings

Resurface the existing bitumen where indicated with 25mm hotmix

Patch the bitumen where removed for installation of footings to carport behind units 25 and 26

Provide bollards where indicated in front of the main switchboard

###### **Maintenance**

Remove any street numbers and unused brackets/fixings off the building and make good.

Refix any loose mouldings and replace rotten barges and mouldings.

Provide all work as required for the new stores. Ceilings shall be Gyprock with cornice.

###### **Electrician**

Provide new common lighting and move existing lights as per the drawings and specification all taken off existing common power. Check the existing sensor unit. Existing bollard lights may be reused if in good condition

Relocate services as required for carports, driveways & paving

Provide each store with an internal light and switch

Check and make good or replace all existing external lights.

###### **Concreter**

Provide slabs and footings for the stores as per structural engineers details

###### **Bricklayer**

Build brickwork for the stores and walls as indicated.

###### **Plasterer**

Apply a sand render internally to the stores. Add a clear waterproofing to the mix

**Plumber**

Provide stormwater drains to all new downpipes and to existing downpipes where missing, all connected into the stormwater mains.

Provide soakwells where indicated

Relocate services as required for carports driveways & paving

Clean out all of the existing storm water pits and grated spoon drains

**Roofer**

Ensure that party walls extend to undersides of roof cover and provide fire blanket along top of wall to close off between roof and wall if missing.

Ensure the roofs are watertight and make good as specified

Pressure clean and paint the roofs as specified. Colour: As per schedules

Clean out all gutters and downpipes and make good as specified.

Provide new tiling and roof plumbing to the stores

Make good all downpipe connections to stormwater drains

**Brick Cleaner**

Clean all external surfaces of the units.

**Glazier**

Replace any broken/cracked/missing glass.

Re-putty timber windows where putty is missing or cracked and loose.

**Painter**

Paint all paintable surfaces as per Schedule of External Colours