Completion Report

Homelands Housing and Infrastructure Program

HHIP2500001 Rockhole Community
Civil & Housing Refurbishment

House No17

Contents

Service Provider	Kalano Community Association	ABN	17 030 032 930
Contact Details	Alan Mole (CEO) ceo@kalano.org.au Nashe Kasiyan (Project Manager) nkasiyan@kalano.org.au	Contractor Accreditation Limited (CAL) Registration Number:	K-3-1451-09-25
Project Name	Rockhole Refurbishment	Contract No.	HHIP2500001
Homeland	Rockhole Community	Community ID	642
Project Type	**Housing upgrades**	House #	**17**
Commencement Date	**13/11/2024**	Completion Date	**17/11/2024**

Project Summary

Community Association have completed the housing upgrade works to House 17 in Rockhole on behalf of the NT Government's Homelands Housing Infrastructure Program (HHIP).

The works were completed in line with the Scope of Works listed in this report. Kalano made provisions of temporary accommodation for resident, scoping of works to upgrade home to current living standards under the latest building code guidelines for electrical, ventilation, accessibility & sanitation. The aim was to ensure the home & the community met the 9 Healthy Living Principles in the NT. Kalano also organised safe & lockable container storage facility for residents while works were underway. Residents were encouraged to choose the colour of finishes they wanted in their homes during scoping consultations and any special requirements that would enhance their living experience in the home.

Menzie's Health also ran a study on works being carried out in the upgrades not just for House 17 but for all. Works to the community upgrades contributed to the Chief Ministers' Awards nomination win in 2024 for the HHIP Team

Scope of Works Overview

Homeland:	Rockhole Community, Florina Road, Katherine
House/Asset No:	House 17
Scoping Date:	14/07/2023

Throughout the Dwelling

Required Maintenance Works

- Environmental Clean
- Repaint all internal walls, ceiling, door, door frames and window frames.
- Repaint external walls and roof.
- Multiple lights (internal and external) not working – inspect and repair.
- Inspect Fire Alarms and install where missing.
- Install night latch on all doors.
- Install curtain hooks in all windows.
- Install Crim safe to all windows and door flyscreen to match where missing.

Exterior

- Tighten existing clothes line and add extra lines where missing.
- 1 X room to be added at the front of the house unless other suitable options available.

Lounge/Kitchen

- Flyscreen is bent and off the window - needs replacement to Crim safe.
- No electrical supply, inspect and repair.
- Replace light – missing bulb and cover.
- Flooring requires cleaning.
- Inspect smoke alarm and repair/replace as required.
- No air conditioning unit in this room – install.
    Kitchen
- Reinstate fly screen.
- Replace kitchen shelves with stainless steel shelves.
- Cooktop /Oven – doesn't work – only two hot plates are operational – Replace.
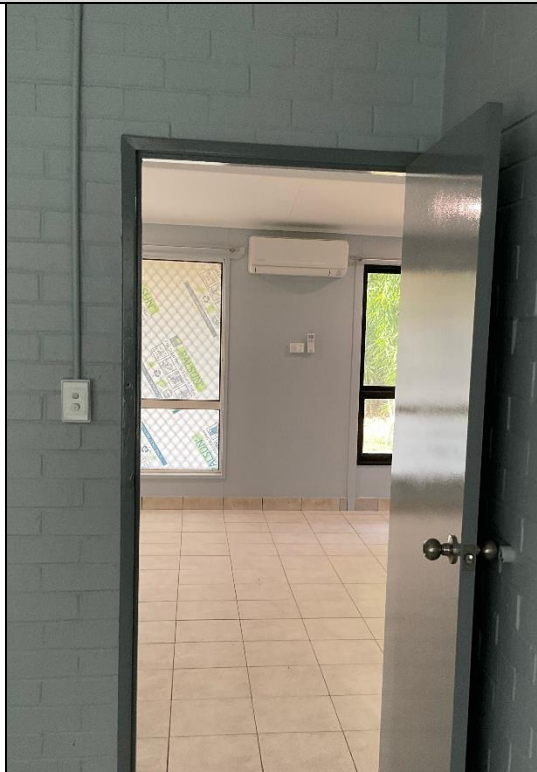- Replace existing damaged flooring with tiles.

Bathroom

Toilet

- Replace tiles – stained and rusty.
- Leaking water – inspect for any plumbing issues and repair.
- Replace Toilet bowl.

Shower

- Shower head, shower taps, and sink taps to be removed and replace with quarter turn hand levers.
- Replace tiles – stained and rusty.

Laundry

- Fix wall panel for the cupboard.
- Change taps to levers.

Bedroom 1

- Reinstate fly screen.
- Reinstate fan to the ceiling, hanging loose.
- No air conditioning unit in this room – install.
- Install night latch on door.

Bedroom 2

- Reinstate fly screen.
- Door handle missing – reinstate; install night latch.
- Reattach fan switch to the wall.
- Replace air conditioning unit.

Bedroom 3 (New)

Pest control and certificate

- Concrete footings. For homes on the ground concrete slab
- Galvanised steel wall frames and trusses
- Roof and ceiling batons zincalume (steel)
- Color bond fabricated fascia
- Color bond corrugated roofing
- Cyclone roof assembly screws
- Cyclone ridge assembly fixed to ridge cap.
- 8mm etherm insulations over roof area
- Powder coated black alum expanded mesh vermin proofing.
- Color bond corrugated wall cladding, screw fixed.
- Wall framing insulated with 8mm etherm.
- External wall frames insulated internally with fiberglass bats (R1.5)
- Steel door frames with 920mm wide solid core doors fitted.
- Black powder coated slider windows windows fitted with security screens.
- Ceiling insulated with fiberglass bats (R1.5)
- House lined internally with 9mm CFC walls and 6mm CFC with plastic H joiners.
- Colour bond internal corner flashings fitted over CFC
- Ceiling fan in room
- LED downlights 4 of
- Electrical provisions provided for air conditioners.
- 2 double GPO's single outlets
- Black security screens
- Black security doors 920mm wide
- All doorways fitted with 920mm wide doors.
- Box air conditioning fitted to new bedroom.

Electrical Works

Sanitation

Visual Progress

Include before and after images of all areas that received upgrades. Delete/add areas as needed.
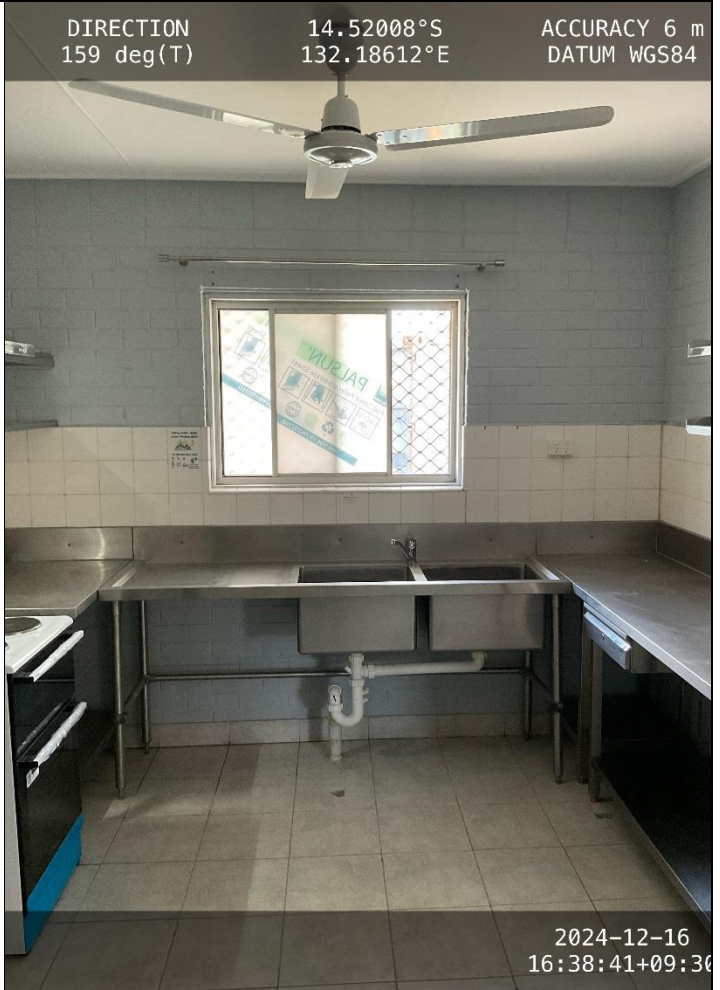
BEFORE	AFTER
Front Exterior	
Exterior	

Right-Side Exterior

Living Room

Kitchen

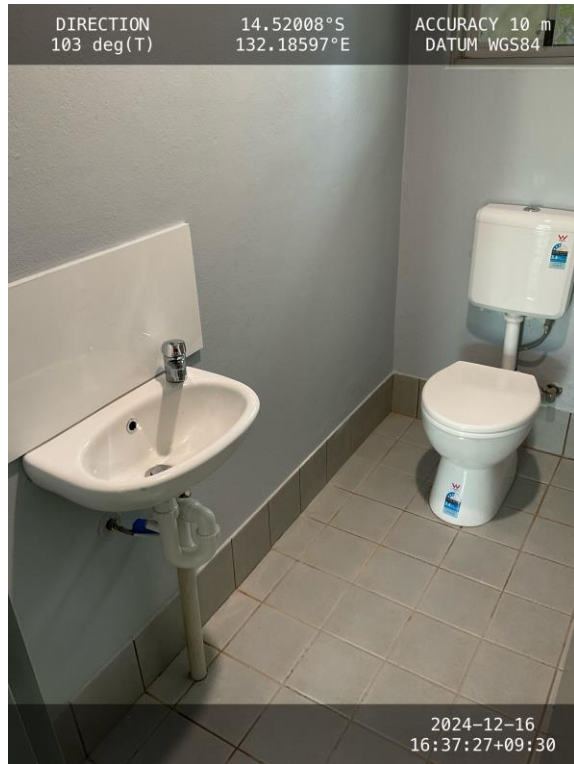## Bedroom 1

Bedroom 2

Bedroom 3 (New)

Bathroom

Toilet

Laundry

Attachments

- ✓ Electrical Certificate of Compliance
- ✓ Water Proofing Certification
- ✓ Glazing Certification
- ✓ Inspection Certificate
- ✓ Builders Declaration

Final Review and Acceptance

Company Representative:		Department Representative:	
Name		**Name**	
Title		**Title**	
Signature		**Signature**	
Date		**Date**	
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