



Completion Report FRM-144

Project Name:	HHIP2300001 Utopia – Clusters 2 & 4
Property Address:	House 9, Mosquito Bore Homeland.





Table of Contents

1. Project Summary	3
2. Scope and Visual Confirmation of Works	4
2.1 Kitchen & Living Area	4
2.2 Bedrooms	5
2.3 Bathroom & Toilet	7
2.4 Laundry, Additional Bathroom & External Areas	8
3. Attachments	10
3.1 Electrical Certificate of Compliance	11
3.2 Waterproofing Certification	12
3.3 Glazing Certification	13
3.4 Talent Release Form	14

Service Provider	AEA NT PTY LTD PO Box 519 Katherine NT 0851
Contact numbers:	(08) 89722 211
Stephen Curry - Technical Services Manager	0427 215 952
Luke Wilks - Senior Project Manager	0476 156 419
John Binns - Project Manager (Central Region)	0427 650 058
Australian Business Number (ABN)	86 009 635 901
Contractor Accreditation Limited (CAL) Registration Number	K-28-10183-07-24
Asset No	House 9, Mosquito Bore Homeland.
Contract No.	HHIP2300001
Completion date	25/06/2024

1. Project Summary

House 9, Mosquito Bore Homeland.

The Homelands Housing and Infrastructure Program (HHIP), managed through the Department of Territory Families, Housing and Communities (TFHC) is a program funded by the Australian Government of which is focused on improving the living conditions in Homelands to ensure residents have access to safe, secure and quality housing and infrastructure suitable to their needs.

AEA NT have completed the approved scope of works at House 9, Mosquito Bore Homeland, delivering a quality final product which was handed back to the primary residents who now have improved access to the 9 Healthy Living Practices.

The construction works at House 9, Mosquito Bore Homeland commenced on 27th May 2024 and were completed on 25th June 2024 representing a four (4) week works program.

The total labour hours expended on this project included 32% participation by Aboriginal staff and/or sub-contractors.



Picture of job completion handover with primary resident. Refer to *3.4 Talent Release Form*

2. Scope and Visual Confirmation of Works

2.1 Kitchen & Living Area

- Install 2 x new solid core door including entrance locksets (keyed alike with other external doors), door saver plate, weather seal, and door stop
- Install 1 x new solid core door with passage lockset to existing built-in pantry
- Install 3 x new windows (to suit existing openings), screens and flashings (1 x kitchen window and 1 x living area window without air-conditioning provision; 1 x living area window with box air-conditioner provision ONLY)
- Install curtain rod holders above 2 x living area windows only (holders only NO rods)
- Patch, prepare and paint all surfaces (walls, ceiling, door frames, doors, pantry shelves and window surrounds)
- Remove nib walls, fireplace and chimney; patch walls and floor and tile floor and skirting
- Repair/replace damaged floor tiles including nosing tiles from external slab to weather strip under both external doors
- Supply and install new stainless steel kitchen benches
- Install new sink and flick mixer
- Install new electrical components including stove and isolator, lights, light switches, ceiling fan, fan switch, power points (including new power point near window with A/C provision in living area), and smoke alarm.
- Replace existing ceiling air-conditioning vents with PVC grid mesh covers
- Paint touchups

Before works commenced:



After works completed:



2.2 Bedrooms

Bedroom 1

- Install 1 x new solid core door including privacy lockset and door stop
- Install 2 x new windows, screens and flashings (only 1 x window with box air-conditioner provision)
- Install curtain rod holders above window (holders only NO rods)
- Patch, prepare and paint all surfaces (walls, ceiling, door and window frames)
- Repair/replace damaged floor tiles
- Supply and install new double door steel framed mesh cupboard
- Install new electrical components including light, light switch, ceiling fan, fan switch, power points (including new power point near window with A/C provision)
- Replace existing ceiling air-conditioning vents with PVC grid mesh covers
- Paint touchups

Bedroom 2

- Install 1 x new solid core door including privacy lockset and door stop
- Install 1 x new window, screen and flashings with box air-conditioner provision
- Install curtain rod holders above window (holders only NO rods)
- Patch, prepare and paint all surfaces (walls, ceiling, door and window frames)
- Repair/replace damaged floor tiles
- Clean, prepare and repaint existing steel framed mesh cupboard
- Install new electrical components including light, light switch, ceiling fan, fan switch, power points (including new power point near window with A/C provision)
- Replace existing ceiling air-conditioning vents with PVC grid mesh covers
- Paint touchups

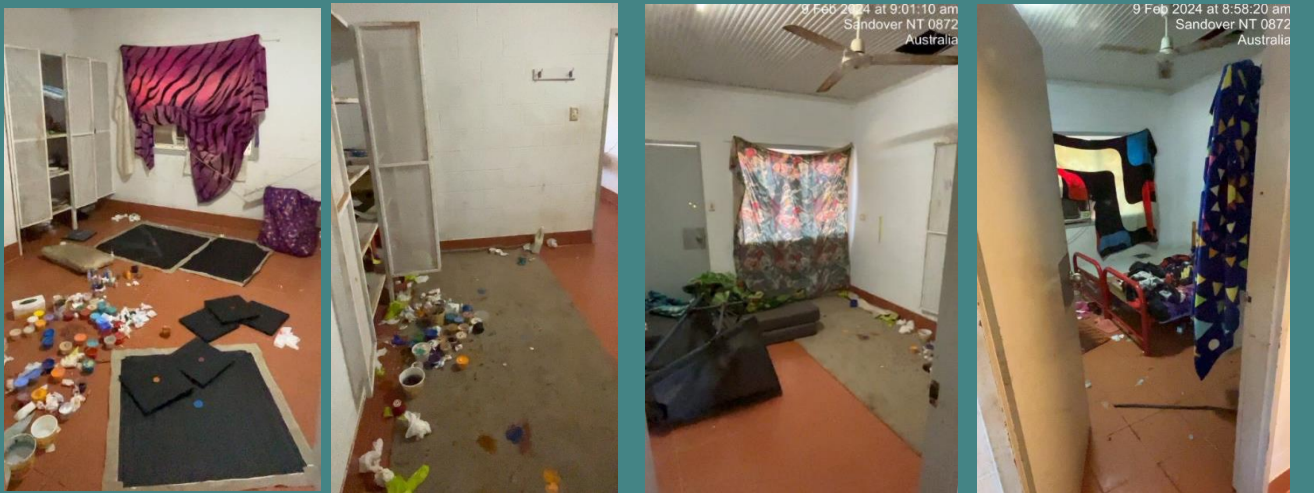
Bedroom 3

- Install 1 x new solid core door including privacy lockset and door stop
- Install 1 x new window, screen and flashings with box air-conditioner provision
- Install curtain rod holders above windows (holders only NO rods)
- Patch, prepare and paint all surfaces (walls, ceiling, door and window frames)
- Repair/replace damaged floor tiles
- Supply and install new double door steel framed mesh cupboard
- Install new electrical components including light, light switch, ceiling fan, fan switch, power points (including new power point near window with A/C provision)
- Replace existing ceiling air-conditioning vents with PVC grid mesh covers
- Paint touchups

Bedroom 4

- Install 1 x new solid core door including privacy lockset and door stop
- Install 2 x new windows, screens and flashings (only 1 x window with box air-conditioner provision)
- Install curtain rod holders above window (holders only NO rods)
- Patch, prepare and paint all surfaces (walls, ceiling, door and window frames)
- Repair/replace damaged floor tiles
- Supply and install new double door steel framed mesh cupboard
- Install new electrical components including light, light switch, ceiling fan, fan switch, power points (including new power point near window with A/C provision)
- Replace existing ceiling air-conditioning vents with PVC grid mesh covers
- Paint touchups

Before Bedrooms works commenced:



After Bedrooms works completed:



2.3 Bathroom & Toilet

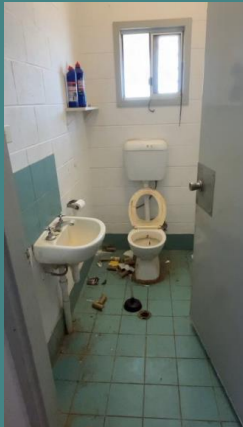
Bathroom

- Strip out bathroom including removing shower hob, wall and floor tiles
- Waterproof wet area walls and floor
- Prepare and lay screed bed with appropriate fall to floor waste
- Tile and grout floors, walls and skirting
- Install 1 x new solid core door including privacy lockset and door stop
- Install 1 x new vented window with screen and flashings
- Patch, prepare and paint all surfaces (walls, ceiling, door and window frames)
- Supply and install new plumbing fittings and fixtures including stainless steel shower mixer, outlet, shower rose, waste grate, stainless steel mixer & hand basin with splash back and mirror
- Supply and install new fixtures including towel rail, disabled grab rails, stainless steel soap holder, stainless steel shelves, and hooks to back of door
- Install new electrical components including light, switches, power point
- Paint touchups

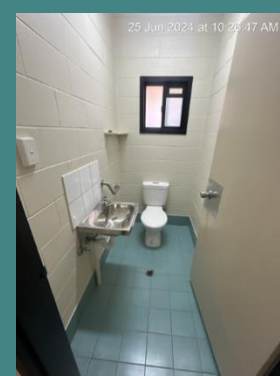
Toilet

- Install 1 x new solid core door including privacy lockset and door stop
- Install 1 x new vented window with screen and flashings
- Supply and install new plumbing fittings and fixtures including stainless steel mixer & hand basin with tiled splash back, toilet pan, pan rubber, mini cistern cock and toilet roll holder
- Patch, prepare and paint all surfaces (walls, ceiling and new door)
- Repair/replace damaged floor tiles
- Install new electrical components – light and switch
- Paint touchups

Before Bathroom & Toilet works commenced:



After Bathroom & Toilet works completed:



2.4 Laundry, Additional Bathroom & External Areas

Laundry

- Install 1 x new solid core door including entrance lockset (keyed alike with other external doors), door saver plate, weather seal, and door stop
- Install 1 x new vented window with screen and flashings
- Patch, prepare and paint all surfaces (walls, ceiling and new door)
- Repair/replace damaged floor tiles including nosing tiles from external slab to weather strip under door
- Supply and install new laundry tub
- Service laundry taps
- Clean, prepare and repaint existing steel framed mesh cupboard
- Install new electrical components including light, switches, and power point
- Paint touchups

Additional Bathroom/Toilet (Outside)

- Install 1 x new solid core door including entrance lockset (keyed alike with other external doors), door saver plate, weather seal, and door stop
- Patch, prepare and paint all surfaces (walls, ceiling, door and window frames)
- Supply and install new plumbing fittings and fixtures
- Supply and install 2 x disabled grab rails (1 for shower, 1 for toilet)
- Install new electrical components including light, switches, power point
- Paint touchups

External Areas

- Service Solar Hot Water System
- Remove old unused/redundant chimney and patch roof and ceiling
- Install 1 x ramp at front access doorway
- Prep and paint T-bar clothesline uprights and re-string with stainless steel line and tensioner
- Rear verandah - construct 900mm high nib wall with external sheet metal cladding, black slated sight screens above to approximately 1.8m high to eastern end only (3000 x 3000) to provide fit for purpose private outdoor area with suitable protection from the elements ("Wind Breaks")
- Front verandah – pressure clean, prepare, fill cracks, Tuff Top and grind concrete slab; construct 900mm high nib wall with external sheet metal cladding, black slated sight screens above to approximately 1.8m high to eastern end only (3000 x 3000) to provide fit for purpose private outdoor area with suitable protection from the elements ("Wind Breaks")
- Replace damaged section of concrete mowing strip (approx. 11000 x 400)
- Pressure clean, prepare and paint external wall surfaces, posts and frames
- Provide 2 x concrete splash pads to suit existing outside garden taps
- Install new main water valve box with 600mm concrete surround
- Supply and install 6 x new yellow painted bollards around septic tank
- Install new electrical components including lights, switches, power points, meter isolator, RCDs, and compliant switchboard
- Service "swampy" air-conditioning unit (NOT split system)

Before Laundry & Exterior works commenced:



After Laundry & Exterior works commenced





3. Attachments

- Electrical Certificate of Compliance
- Water Proofing Certification
- Glazing Certification
- Talent Release Form



3.1 Electrical Certificate of Compliance

NO: CC 313567

Electrical Safety – Certificate of Compliance

The customer should retain this certificate as a form of warranty. Should you require any advice about the work set out in this form, contact the licensed electrical contractor below. Any alterations or additions to installation should be performed by an appropriately licensed person.

Contractor Name:	Stay Lit Electrical Pty Ltd.		
PWC NIW No:	Contractor Invoice No:		

Installation Details

Customer's Name:	Aboriginal Enterprises Australia		
Address – Installation:	Lot 9 Mosquito Bore, Sandover NT.		
Address – Postal:			
Telephone (a/h):	Telephone (b/h):	8472 2211	

Type of Installation Work (tick appropriate boxes):

New
 Additions
 Alterations
 Repairs

Describe Work Certified – ATTACH OTHER SHEETS AS REQUIRED

Installed Safety Switches on circuits as required. Replaced all electrical apparatuses. Installed additional GPO's where needed. Interconnected Smoke Alarms as required. Replaced main Earth, installed tag and mechanical protection. All works tested comply.

Non-Compliances observed on existing installation which were not repaired

QUOTE STANDARD & CLAUSE NUMBER FOR NON-COMPLIANCES – ATTACH OTHER SHEETS AS REQUIRED

Reported to Electricity Safety Regulator

nil observed

Electrical Worker

Name:	Riley Sherwood	License No:	A 12662
-------	----------------	-------------	---------

I certify that the above information is complete and correct and that I have carried out all examinations and tests on the electrical installation work detailed on this certificate, and the results satisfy all requirements of the Electricity Reform Act 2000.

Name:	Riley Sherwood	Signature:	<i>[Signature]</i>	Date:	22/6/24
-------	----------------	------------	--------------------	-------	---------

Contractor or Authorised Agent acting on the Contractor's behalf

I certify the above information is complete and correct and that I have managed the electrical work detailed above ensuring it meets the requirements of the Electricity Reform Act 2000.

Business Name:	Stay Lit Electrical Pty Ltd.	License No:	C 4418
Phone/Fax:	Mobile: 0451308806	Email:	

Name:	Riley Sherwood	Signature:	<i>[Signature]</i>	Date:	22/6/24
-------	----------------	------------	--------------------	-------	---------

ORIGINAL (Blue) – Customer's Copy
 DUPLICATE (Yellow) – Transmission or Distribution Network Operator Copy
 TRIPPLICATE (Pink) – Controller Copy

TRIPPLICATE (Pink) copy to be retained by Contractor for a period of 5 YEARS

www.worksafe.nt.gov.au



3.2 Waterproofing Certification

Waterproofing Certificate



Certification - Waterproofing of Wet Areas

Property Details	
Lot:	HOUSE 9
Street Address:	MUSQUITO BORE.
Owner:	

This is to certify that the waterproofing of the wet area including installation and materials at the premises situated above complies with the provisions of AS3740-2010 Waterproofing of Domestic Wet Areas, accreditation of the water proofing product meets AS4858 and the following part of the Building Code of Australia (BCA)2019, BCA Part 3.8.1 (Domestic).

Installer Name:	DONOVAN SENELL.
Address:	Unit 5 & 6, 14 Pearce Street, Katherine South NT 0850
Contact No:	08 8972 2211
Licence No:	N/A

Signature: D. M. Senell.

Date: 28/05/2024.

Completion Report

House 9, Mosquito Bore Homeland




3.3 Glazing Certification

NORTHERN TERRITORY OF AUSTRALIA BUILDING ACT

MANUFACTURER'S CERTIFICATION- WINDOWS / DOORS / SHOWER SCREENS

PROPERTY / PROJECT DETAILS	
Owner (if known):	
Lot/Portion Number:	Address:
Location: House 9, Mosquito Bore	Town / Hundred :
Building Permit Number :	

Windows/Doors/Shower Screens manufactured to the following criteria			
Location in Building (floor level)	Ground	First	Second
• Serviceability design pressure(s) kPa	NSC/MW2N		
• Ultimate design pressure(s) kPa	1000 PA		
• Water penetration test pressure Pa	150 PA		
• Localised pressures*(if applicable) kPa			
Or			
• window schedule certified by structural engineer	<input type="checkbox"/> Attached (tick if attached).		
Criteria obtained from			
<input type="checkbox"/> building permit (approved drawings) ref no:			
<input type="checkbox"/> structural engineer section 40 design certificate			
<input type="checkbox"/> NTDC sheet M4 12/1 or 2			
Window Fixing	Details of required fixings for wind loading must be provided with this certificate.		
Comments/Exclusions	Exclusions to this certificate must be clearly identified and certified separately.		

CERTIFICATION		
Manufacturer K&S WINDOWS	Address 4 KIDMAN STREET	
Phone 8952 3472	Email admin@kandswindowsnt.com.au	
I certify that the "windows/doors/shower screens described above have been manufactured in accordance with the requirements of the NT Building Act and the attached fixing details are appropriate to the windows and/or doors for their location. INCLUDES - Window construction to AS2047, Glazing to AS1288, human impact in accordance with AS1288, fixing details provided are adequate for wind loads and allowance for increased pressures adjacent corners of buildings.		
Name CHRISTOPHER KROLLIG	Position OWNER / DIRECTOR	
Signature 	Date 25/06/2024	
Installation		
I certify that the "windows/doors/shower screens described above have been installed appropriately to their location in the building and in accordance with the attached fixing details.		
<input type="checkbox"/> Builder	Signature	Date
OR		
<input type="checkbox"/> Manufacturer	Signature	Date
OR		
<input type="checkbox"/> Section 40 certificate	To be attached	

• Delete as applicable

March 2013



3.4 Talent Release Form

Talent release authorisation

*House 9
Mosquito Bore.*

Permission

I give permission for the Northern Territory Government to use my name and photographs, video or audio recordings of myself/my child for marketing and promotional purposes including but not limited to printed publications, newsletters, posters, advertisements, websites, social media, television commercials, billboards, and cinema and radio advertisements.

The permission will continue until I revoke permission in writing to the Northern Territory Government. In the situation where permission is revoked, every effort will be made to remove the image from future distribution; however this may not be possible or practical in some situations.

I have read and understand the above: Yes / No

Name:	SAMUEL DANIEL		
Guardian name: if under 18 years:			
Email:		Phone:	
Do you identify as being of Aboriginal or Torres Strait Islander descent? (Wherever possible, the Northern Territory Government will remain sensitive to cultural, family and personal sensitivities. This information is optional and will not be used for any purpose involving discrimination.)			<input checked="" type="radio"/> Yes / <input type="radio"/> No
Signature:	<i>Samuel Daniel</i>		Date: 25-6-2024
Notes or special considerations			

Office use	Collected on behalf of the Northern Territory Government		
Name:			
Organisation:			
Email:		Phone:	
Description of job and person: (i.e. region, location, event name, clothing, hair colour, gender, position in shot)			
Notes: (sensitivities, exclusions, copyright considerations, original image number, file name)			

