

HHIP – Western Desert Homelands Housing Upgrade
House 3 at Town Bore

COMPLETION REPORT



Service Provider	M & C Fior Constructions Pty Ltd trading as Bullant Building
Contact details	Sam van Jaarsveld 0499 410 554 sam@bullant.net admin@bullant.net
Australian Business Number (ABN)	28009650604
Contractor Accreditation Limited (CAL) Registration Number	A-31-12256-03-25
Community ID	30
Asset no.	3
Contact no.	
Completion date	2024/07/05

Project Summary – House 3

Bullant Building have completed the housing upgrade works to House 3 at Town Bore on behalf of the NT Territory, Families, Housing and Communities.

All works have been completed in accordance with the scope, and the final product has been delivered to the high standards expected by the NT Government.

The work commenced on October 23, 2023, and was completed on July 05, 2024, adhering to the four-week refurbishment timeframe for the house.

Bullant Building achieved a 32% indigenous employment rate on this project and a 100% Northern Territorian employment.

Bullant Building was engaged to deliver the following scope of works for House 3 at Town Bore Homelands under agreement WDH0004 for housing upgrades in the Western Desert Homelands region.

The completed scope of works includes:

Site establishment:

- Yard clean and cleared from all debris – stockpiled in fenced off area to be disposed at Papunya dump site
- Area was enclosed by the fence at the house with proper signage displayed to safeguard public
- Isolation of power to house for cleaning entire house and reconnection of power after completion of works

Demolition

- Stripping and removal of all electrical fittings as per scope of works
- Removal and disposal of all windows, doors and fixtures as per scope of works
- Remove existing tiles throughout house and bathrooms
- Pressure clean entire house and scrub required areas

Bathroom

- Move shower rose higher
- Install new tap breaches in walls
- Waterproof wet areas
- Prep, tile and grout bathroom floors, shower walls and splash back
- Install 1 x new 820mm solid core door including hardware and lockset
- Install 1 x new obscure vented window with flyscreen
- Prepare and paint all surfaces (walls, ceilings, doors and frames)
- Install new electrical fittings including light fittings, switches, exhaust fan and electrical points as required
- Supply and install new plumbing fixtures and fittings including mixers, outlet, shower rose and waste grate
- Supply and install new stainless fixtures including soap dishes and mirror as per scope of works

Water closet

- Install new tap breaches in walls
- Waterproof wet areas
- Prep, tile and grout water closet floors and splash back
- Install 1 x new 820mm solid core door including hardware and lockset
- Install 1 x new obscure vented window with flyscreen
- Prepare and paint all surfaces (walls, ceilings, doors and frames)
- Install new electrical fittings including light fittings, switches, exhaust fan and electrical points as required
- Supply and install new plumbing fixtures and fittings, outlet and toilet
- Supply and install new stainless fixtures including soap dishes and mirror as per scope of work.

Laundry

- Laundry area frame was not completed, frame was sheeted and completed
- Install scupper drain
- Move gas bottle installation from room to veranda area
- Prep, tile and grout laundry floors and splash back
- Replace external door hardware, lockset and install new RP4 door seal
- Install 1 x new 820mm solid core door including hardware and lockset
- Remove and service window slider and replace flyscreen mesh
- Prepare and paint all surfaces (walls, ceilings, doors and frames)
- Install new electrical fittings including light fittings, switches and electrical points as required
- Supply and install new plumbing fixtures and fittings including mixers, outlet and waste grate
- Supply and install new stainless fixtures including soap dish, mirror and laundry trough as per scope of works

Bedroom 1 and 2

- Prep, tile and grout floors
- Install 1 x new 820mm solid core door including hardware and lockset
- Remove one existing window from each room and install combo window for A/C provisions
- Remove and service windows slider and replace flyscreen mesh for windows not replaced in bedrooms
- Prepare and paint all surfaces (walls, ceilings, doors and frames)
- Install and paint new pelmets
- Install new electrical fittings including light fittings, wall fans, switches and electrical points as required including new power point near window for A/C provision
- Install new stainless steel double door robe

Kitchen and living area

- Prep, tile and grout floors and splash back
- Install 2 x new 820mm solid core door including hardware, RP4 door seal and locksets
- Remove one existing window from living room and install combo window for A/C provisions
- Remove and service windows slider and replace flyscreen mesh for windows not replaced in living room and kitchen
- Prepare and paint all surfaces (walls, ceilings, doors and frames)
- Close existing ceiling exhaust fan
- Install new stainless-steel kitchen
- Install new stainless shelves and three drawer system
- Install new stainless steel pantry unit
- Install and paint new pelmets
- Install new electrical fittings including light fittings, wall fans, exhaust fan, switches, smoke alarms and electrical points as required including new power point near window for A/C provision.

- Remove existing oven cable

Veranda

- Construct concrete slabs for veranda areas
- Install gas bottle on the veranda
- Install new external lights

External Areas and Works

- Install new T-frame clothesline with cable strings including prep and paint
- Construct new concrete clothesline slab
- Construct new pathway to clothesline
- Construct new 300mm mowing strip around house
- Service hot water unit
- Test roof for leakages
- Pressure-wash external of house including walls and floors
- Install new electrical fittings including light fittings, light switches and power point
- Install new pressure pump with concrete slab, cover and cage
- Install new garden tap with concrete splash pad
- Upgrade electrical distribution board and make compliant

Handover

- Final internal and external builders clean
- Walk through with NT Government super intendent and test all electrical components
- Handover Documentation

Demobilisation

- Remove all builder's debris and waste and dispose at approved rubbish dump
- Final clean of area and yard
- Remove all builder's signage and fencing

Visual Progress

Before



After



Before



After



Before



After



Before



After



Before



After



Before



After



Before



After



Before



After



<p>Before</p>	<p>After</p>  A photograph showing a kitchen area. It features a stainless steel sink on a counter with three drawers underneath. To the right is a dark-colored door. The walls are made of light-colored, rectangular tiles. The floor is covered in large, square, light-brown tiles. A ceiling fan is mounted on the wall to the right.
<p>Before</p>  A photograph of an empty room. A silver step ladder is leaning against a window with a white frame. A ceiling fan is mounted on the wall to the left. The walls are light-colored, and the floor is a light brown color.	<p>After</p>  A photograph of a hallway. A dark-colored door is at the end of the hallway. To the right is a window with a white frame. The walls are light-colored, and the floor is a light brown color. A door handle is visible on the wall to the right.

<p>Before</p> 	<p>After</p> 
	<p>After</p> 