

site buildings

general specifications



FLOOR STRUCTURE

- Steel transportable floor base structure, engineer certified. Certification certificates available upon request (additional charges apply)
Carefully designed floor bases with added strength and support.
- **Lift-safe, 4 point lifting system** fitted standard at no extra cost to all site buildings.
- **Tapered ends to steel floor skids with 50mm eyelets to allow for transport via tilt-tray**
- Aquatite 19mm tongue & grooved flooring, **termite treated**

WALL STRUCTURE

- Insulated panel wall construction, ex 50mm nominal thickness with .55mm colorbond skins. Smooth face internally, ribbed face externally. Colour: Surfmist.
- Wall flashings as required to match wall colour.

ROOF STRUCTURE

- **Timber roof structure** with timber ceiling joists, rafters and roof batons to comply with AS1428.
- **Zinc trimdek roof cladding**
- **R2.5 fibre batt insulation** to the roof area
- **No insulated roof panels used in the construction of our roofs. No leaks, no wobbles and no structural support issues.**
- Roof pitched at 2°
- 2400mm internal ceiling height
- Flashings as required. Standard Colour: Deep Ocean Blue

WINDOWS & DOORS

- Aluminium windows & sliding doors as per the floor plan layout. Standard Colour: White.
- Flyscreen & Fly doors to all sliding windows & sliding doors.
- **Windows key locked as standard.**
- **Security Grills to all windows included.** Standard Colour: White
- Internal windows to walls where indicated on the floor plan. Clear glazing to all internal windows.
- Insulated panel 50mm nominal thickness, internal & external doors. Standard Colour: Surfmist.
- Lockwood passage sets to all doors. Colour: S/Steel
- **Stainless Steel heavy duty hinges** to all internal & external doors.
- **Hinged locking plates to all external doors.** Colour: Brass.

FLOOR COVERINGS

- **Polyflor commercial grade 2.0mm thick vinyl floor covering** throughout or to all areas marked as vinyl on the floor plan. Standard Colour: Blue.
- Commercial grade carpet to areas marked as 'carpet'. Standard Colour: Bluegum

INTERNAL FITTINGS

- **Coat hooks** installed in the location and quantity as specified on the floor plans.

LUNCH ROOMS

- **1800mm long laminated cabinets and bench tops to location as shown on the floor plan. Single set of four (4) draws included.** Cabinet Colour: White. Bench top colour: Blue.
Bow Handles to doors/drawers.
- Birko boiling water unit, over sink mounting.

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ELECTRICAL

- Internal electrical wired to the internal switchboard inside the building.
Single connection point externally.
RCD's installed to all circuits as required.
Refer to schedule for quantity of light & power points.
- Teco reverse cycle A/C units installed to the location as shown on the floor plan layouts.
Refer to schedule for quantity and unit sizes.

ELECTRICAL SCHEDULE			
Item	4x3m buildings (or smaller)	6x3m buildings (or smaller)	12x3m buildings (or smaller)
Single GPO's	-	-	-
Double GPO's	2	2	3
Single GPO for wall mounted A/C unit	1	1	2
Fluorescent Light (single) w/ diffuser	1	2	4
Fluorescent Light (double) w/ diffuser	-	-	-
External security light	-	-	-
Exhaust Fan	-	-	-
Data Point (RJ45 socket)	Optional (extra cost)	Optional (extra cost)	Optional (extra cost)
Telephone Point (RJ45 socket)	Optional (extra cost)	Optional (extra cost)	Optional (extra cost)
Air-conditioning unit (wall mounted)	-	-	-
Air-conditioning unit (split system, wall mounted with remote control)	1x 1.25HP r/cycle	1x 1.5HP r/cycle	2x 1.5HP r/cycle

optional items

Not included with the building unless quoted otherwise

- Split system reverse cycle air-conditioning with remote controls
- Security Systems with internal sensors as required. External strobe light & siren. Monitoring available, additional costs apply. Analogue phone line required for alarm monitoring.
- Telephone & Data points
- Commercial grade carpet
- Appliances – Fridges, Microwaves, Urns, Boiling Water Machines, Pie Warmers
- Furniture – Office Desks & chairs, Lunch room tables & chairs
- Verandahs
- Modular decking for verandah's
- Light fittings (other than those hard-wired)
- Extra Consumables – toilet paper, hand towels, hand soap & sanitizers.
- Electronic presentation systems

These specifications are intended as a guide only.

As each of our buildings are unique some items may vary from building to building.

For a detailed understanding of the fit-out for your proposed building please contact one of our building consultants on (08) 9406-6600.