

LAT25 - STAGE 2C (PC 08 Apr 2021)

Notes / Company

MODULE #1

Move fences back before 22/02/21

LOT 188 (HOME 60 - MILES)

Bussell

Landscaping

Certifier

NCUT defect inspection

Kylie Waldock

Defect rectifications

All trades

Initial clean / hose wash down

Marks window cleaning

Install fly screens

G James

Pre settlement Inspection

Owners

Defect rectifications

All Trades

Sparkle clean

Marks window cleaning

SETTLEMENT 01/03

LOT 189 (HOME 61 - SADOWSKI)

Franklin

Landscaping

Certifier

NCUT defect inspection

Kylie Waldock

Defect rectifications

All trades

Initial clean / hose wash down

Marks window cleaning

Install fly screens

G James

Pre settlement Inspection

Owners

Defect rectifications

All Trades

Sparkle clean

Marks window cleaning

SETTLEMENT 03/03

LOT 190 (HOME 63 - STAGGS)

Walton

Landscaping

Certifier

NCUT defect inspection

Kylie Waldock

Defect rectifications

All trades

Initial clean / hose wash down

Marks window cleaning

Install fly screens

G James

Pre settlement Inspection

Owners

Defect rectifications

All Trades

Sparkle clean

Marks window cleaning

SETTLEMENT 15/03

LOT 191 (HOME 62 - BARRETT)

Earhart

Landscaping

Cerifier

NCUT Defect Inspection

Kylie Waldock

Defect rectifications

All Trades

Initial clean / hose wash down

Marks window cleaning

Install fly screens

G James

Pre settlement Inspection

Owners

Defect rectifications

All Trades

Sparkle clean

Marks window cleaning

SETTLEMENT 17/03

[illegible]



PBS Building (QLD) Pty Ltd
Suite 2.13, 371 Macarthur Avenue
Hamilton, Queensland 4007
Phone: (07) 3136-1333

Purchase Order QD026PO-061

Project: 3-30.QD026 - Latitude 25 Health Hub
174 Chapel Road
Nikenbah, Queensland 4655

Supply of Blocks

DATE CREATED:	25/05/ 2020		
BILL TO:	PBS Building (Qld) Pty Ltd Level 1 5/41 Lavarack Avenue EAGLE FARM QLD 4009	SHIP TO:	LATITUDE 25 - HEALTH HUB & FACILITIES 174 Chapel Road Nikenbah Qld 4655
	EMAIL ALL INVOICES TO: finance@pbsbuilding.com.au		PROJECT MANAGER: Peter Abood Mobile: 0437 740 330 Email: peter.abood@pbsbuilding.com.au SITE MANAGER: Bernie Sainsbury Mobile: 0413 773 945 Email: bernie.sainsbury@pbsbuilding.com.au
CONTRACT COMPANY:	Apex Masonry 17 Industrial Avenue Maryborough, Queensland 4650 Phone: (07) 4122-1433 Fax: (07) 4121-7170	CREATED BY:	Kristina Saedder (PBS Building) 174 Chapel Road Nikenbah, Queensland 4655
STATUS:	Approved	EXECUTED:	No
PAYMENT TERMS:	30 Days EOM	ASSIGNEE:	No Assignee
SHIP VIA:		DELIVERY DATE:	29/05/2020
DEFAULT RETENTION:	0.0%		

DESCRIPTION:

To supply blocks as per Quote No. 50073 dated 20/05/2020 and Order Confirmation dated 27/05/2020.

Delivery required Friday 29/05/2020

ATTACHMENTS:

[Apex Masonry_Order Confirmation 250073.pdf](#) [QD015PO-061 Dkts Apex.pdf](#)

#	COST CODE	DESCRIPTION	TYPE	QTY	UNITS	UNIT COST	TAX CODE	SUBTOTAL (EX. TAX)
1	08-190 - Complete Brick & Blockwork	200mm Series H Block (390x190x190mm)	Other	1966.0	ea	\$2.19	GST	\$ 4,305.54
2	08-190 - Complete Brick & Blockwork	200mm Series Knockout (390x190x190mm)	Other	74.0	ea	\$2.19	GST	\$ 162.06
3	08-190 - Complete Brick & Blockwork	200mm Series Standard (390x190x190mm)	Other	222.0	ea	\$2.19	GST	\$ 486.18
4	08-190 - Complete Brick & Blockwork	200mm Series Three Quarter (290x190x190mm)	Other	118.0	ea	\$2.04	GST	\$ 240.72
5	08-190 - Complete Brick & Blockwork	200mm Series Half Block (190x190x190mm)	Other	122.0	ea	\$1.50	GST	\$ 183.00
6	08-190 - Complete Brick & Blockwork	200mm Series Three Quarter Lintel (190x190x290mm)	Other	28.0	ea	\$2.03	GST	\$ 56.84
7	08-190 - Complete Brick & Blockwork	200mm Series Half Height (390x190x90mm)	Other	116.0	ea	\$1.59	GST	\$ 184.44
8	08-190 - Complete Brick & Blockwork	200mm Series 45 Degree Squint	Other	18.0	ea	\$2.23	GST	\$ 40.14



Purchase Order

QD026PO-061

9	08-190 - Complete Brick & Blockwork	200mm Series Cleanout Block (390x190x190mm)	Other	364.0	ea	\$2.36	GST	\$ 859.04
10	08-190 - Complete Brick & Blockwork	200mm Series Cleanout Tile (300x40x190mm)	Other	364.0	ea	\$1.14	GST	\$ 414.96
11	08-190 - Complete Brick & Blockwork	200mm Series Cleanout Block Spring	Other	364.0	ea	\$1.14	GST	\$ 414.96
12	08-190 - Complete Brick & Blockwork	100mm Series Standard (390x90x190mm)	Other	58.0	ea	\$1.40	GST	\$ 81.20
13	08-190 - Complete Brick & Blockwork	100mm Series Corner Return	Other	22.0	ea	\$1.90	GST	\$ 41.80
14	08-190 - Complete Brick & Blockwork	100mm Series Three Quarter Block (290x90x190mm)	Other	6.0	ea	\$1.15	GST	\$ 6.90
15	08-190 - Complete Brick & Blockwork	Environmental Levy	Other	1.0	ea	\$2.00	GST	\$ 2.00
Subtotal:								\$ 7,479.78
Tax:								\$ 747.98
Grand Total:								\$ 8,227.76

PBS Building (QLD) Pty Ltd
Suite 2.13, 371 Macarthur Avenue
Hamilton, Queensland 4007

Apex Masonry
17 Industrial Avenue
Maryborough, Queensland 4650

SIGNATURE

DATE

SIGNATURE

DATE

28TH JANUARY 2021

DILAPDIATION REPORT FOR STAGE 3 AT LATITUDE 25

The Dilapidation walk was done on 15th and 19th January 2021.

Observations –

1. Cracking of Concrete seen throughout the roads
2. Cracking of Exposed aggregate concrete seen throughout the intersections
3. Small and big chips of concrete were noticed on the edge of the roads throughout.
4. Light Poles did not have concrete base
5. Uneven finish was noticed between two joints
6. Various shades of concrete was noticed around the centreline of the road
7. Grates were not covered to protect from sediment during the works
8. Grading of concrete around the pits was not adequate
9. Water ponding was noticed in and around lot 218
10. Green Bouys were not backfilled
11. Lot of stain residues were noticed throughout
12. Finish between saw cuts was not adequate
13. Openings were noticed between the road and the natural ground.
14. Nails were noticed on the road

Please refer to the attached file for photos and videos taken as a part of our Dilapidation walk.

If there are any questions or queries, please do not hesitate to get in touch with us.

GMA Certification Group

BUILDING SURVEYORS

A.C.N 150 435 617

Leaders in Building Certification Services



Wide Bay Office

P: 07 4126 3069 **F:** 07 4126 3950 **E:** adminwb@gmcert.com.au
4 Randall St CHILDERS QLD 4660

2 April 2020

Nikenbah Constructions Pty Ltd
P O Box 569
HERVEY BAY 4655 QLD

Dear Kylie

Re: GMA Certification Group Ref. No. 20194715
Lot 151 on SP 286722
1 Latitude Blvd
NIKEHBAH QLD 4655

BUILDING WORKS APPROVAL

Please find enclosed your Approved Plans and documentation for the building works located at the above address.

Conditions have been placed on the Development Approval, these are written on the Decision Notice and marked on the plans. Failure to comply with these conditions can lead to delays in processing the Final approval of the property and possible reporting of breach's to the Queensland Building and Construction Commission, we recommend that you make yourself familiar with these conditions.

Documents

- 1 - Development Application Decision Notice.
- 2 - Engineering Plans
- 3 - Energy Efficiency

If you have any queries regarding the above, please do not hesitate to contact our office on 07 4126 3069.

Kind Regards

Angela Mackay
GMA Certification Group

WWW.GMACERT.COM.AU

BUILDING APPROVALS & INSPECTIONS

BUILDING CERTIFICATION

ENERGY EFFICIENCY ASSESSMENTS

TOWN PLANNING

Gold Coast

Caboolture

Townsville

Cairns

Port Douglas

Childers

Kingscliff

Kylie Waldock

From: Nelsi Patel (PBS Building) <PBS_Building@procoretech.com>
Sent: Thursday, 6 May 2021 11:10 AM
To: Kylie Waldock
Subject: Latitude 25 - Stage 3A Homes: Extension of Time - EOT-4 (Delay in Construction progress due to rainfall)

Latitude 25 - Stage 3A Homes



More details: [View online](#)

To respond to this Correspondence simply reply to this email.

A new Extension of Time has just been created

DETAILS

Number:	EOT-4
Subject:	Delay in Construction progress due to rainfall
Status:	Open
Created By:	Nelsi Patel (PBS Building)
Received From:	Peter Abood (PBS Building)
Created At:	Thu 6 May 2021 at 11:10 am AEST
Assignees:	Kylie Waldock (Nikenbah Constructions Unit Tr)
Distribution:	Peter Abood (PBS Building) Nathan Carter (PBS Building) James Irwin (PBS Building) Anthony MacDonald (PBS Building) Nelsi Patel (PBS Building)
Due Date:	20/5/21
Contract Reference:	Item 28 of Part A
Nature and Cause of Delay:	Heavy Rainfall over the long weekend from 2nd April to 5th April 2021.
Activities effected by Delay:	• All external works • Roofing • Frame Erection • Slabs

Delay Damages (if applicable):

Heavy rainfall over the long weekend about 75- 80mm caused a delay in the construction progress on site for lots 208, 210-219, this includes construction activities such as installing frames, pouring slab, prepping slab, piers, etc.

Water ponding was noticed again in Lot 218.

Qualifying Cause of Delay:

Attached BOM Report

EOT (days) claimed:

3.0

Attachments:

[30CA7F3C-48EE-45BC-8896-A5A16D6F5929.jpeg](#)
[2A7EDA6A-5AF0-4A08-A9D1-F98BFFD2E38D.jpeg](#)
[870C0CCD-CFE4-4A89-A88D-41D3D852F385.jpeg](#)
[BBE565AF-EE9C-497E-8115-8A9C1F53C4D9.jpeg](#)
[9BAA39A4-7E26-4684-B43D-8CCBB8CD2FDB.jpeg](#)
[985633A9-3143-405E-A74E-770B3E2B7D82.jpeg](#)
[A687877F-5BDB-4EB5-A9DD-486CFAFA8725.jpeg](#)
[EE5FD248-DB08-40AA-82BC-5BBF6538D129.jpeg](#)
[B1CA218B-A4EB-44EF-8EED-736F85E6FE6F.jpeg](#)
[0B3487BE-E57B-4422-948F-F5221C9B4BEF.jpeg](#)
[981E03E9-1062-4647-9B24-35207385AA7C.jpeg](#)
[IMG 2021 04 06 15 19 35 823.jpg](#)
[IMG 2021 04 06 15 19 40 222.jpg](#)
[April Rainfall.pdf](#)

More details: [View online](#)

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